WHEN YOUR NEW HOME ARRIVES

- Check for exterior damage

- Hot Water Heater:
  - Locked disconnect is located beside water heater & the 30A breaker is located and labeled in electrical panel
  - Fill with water before turning on disconnect and setting breaker
  - If water heater remains in this closet AND you have a basement with a bathroom in it, you will need to install a vacuum relief valve for this water heater per the state plumbing code, if the water heater is moved into the basement OR you do not have a basement, a vacuum relief valve is NOT needed

- Check and fill P-Trap by the furnace with 1 quart of water as soon as sewer is connected

- Install Batteries in Smoke Detectors
  - Hallway
  - Crawl Space
  - Bedrooms

- Install Batteries in Thermostat

- If you have any questions, call 800-540-4241

- If you have a repair that needs to be made:
  - Contact your Sales Representative and explain the problem
  - Fill out and send in the House Repair Work Order form enclosed in this packet with your information and what is to be repaired
  - Have the repair personnel fill out their portion of the form

From SDHDA Construction Staff in Springfield - ENJOY YOUR NEW HOME!

If you have any question? Please contact your sale Rep, FIRST

YOUR NEW HOME

- In the drawer next to the range you will find:
  - Warranties
  - Buyer information
  - Guide to material vendors

- All light lenses, refractors, and heat registers are stored in the bathroom towel cabinet to protect them during delivery, the window screens are stored in the coat closet

- Toilet stool, tank, seat, and wax bowl ring are not installed, they are stored during shipment for protection

- The downspouts, dryer vent pipe, elbow, and foundation flashing are stored in the living room.
CONSTRUCTION

FLOOR TRUSS:
Mayfield Truss, Willow Lake, SD
40-10-5 Load 18”
(40=live - 10=Dead - 5=Bottom Cord Dead)
55lb. Dead Load per sq. ft:

- Floor Sheeting ¾” T&G OSB with 1 year no sand warranty
- Glued/Nailed
- Spaced 24” on Center

ROOF TRUSS:
Mayfield Truss, Willow Lake, SD
56 – 10 – 10 - 4/12 Pitch 12” Energy Heal

- 23’ 10.5” Long, Spaced 24” on Center with 24” Over Hang
- 4 Wind Braces in Attic
- Roof Sheeting 15/32 OSB
- Synthetic Underlayment
- Shingles are 6 Nailed – (for greater wind resistance)
- IKO Cambridge 30 yr. Architectural Heritage
  Color: Driftwood

WALL CONSTRUCTION:
- 2 x 6 exterior wall construction
- 2 x 4 interior wall construction
- 4 x 8 x 1-1/2” XPS Foam (R7.5) with all joints sealed & taped with Buytl tape
- Studs 16” on center
- Insulation (R-21) Batt

ATTIC:
- Blown fiberglass insulation (R-60)
- Access is through the gable vent

WALL:
- All wire holes going to crawl space and attic are filled with spray foam.
PLUMBING:
• Quality and known parts with the UPC symbol used in the installation of plumbing

• Installation of plumbing is at or above National Plumbing Code

• State brand water heater is used
  o .93 Energy efficient water heater with a 6-year tank warranty
  o Installed over a drip pan

• Proflow Faucets are used

• Laundry hook–up box with water hammer arrestor located in the wall allowing plumbing to be hid inside wall

• A 2” PVC re-vent is stubbed through the floor for future plumbing in basement

• Add one quart of water to condensate drain near furnace as soon as sewer is connected

BATHTUB:
• Backing is provided to support Grab Bars.

• Backing installed behind stool from 32 ½” to 38” off floor X 24” long

• Backing installed along exterior wall beside stool from 32 ½” to 38” off floor X 48” long.

FURNACE:
• Champion Gas and Electric Furnace used
  o Gas furnace is 96% efficient with a limited lifetime warranty on the heat exchanger, a limited 10 year warranty on parts & 5 year complete assurance warranty, will run on either natural gas or LP gas (LP conversion kit included)
  o Or electric furnace is 100% efficient with a 10 year limited parts warranty
  o It has built–in diagnostic trouble shooting

• Furnace with installed Heat Pump is equipped with a condensate drain

• Heat Pump is installed

• 24 volt programmable Heat Pump Thermostat
  o It has a remote outdoor temperature sensor
  o It has a dual sub-base for heating and air-conditioning
  o Batteries need to be installed in the thermostat

• All ductwork and venting is sealed and installed at or above code
ELECTRICAL:

- Wired to, or exceeding National Electric Code

- Material is quality brands; Installation is at or above code:
  - 200 Amp panel is Eaton BR Series
  - Outlets and switches are Pass & Seymour

- Four GFCI’s (Ground Fault Circuit Interrupter) outlets per house
  - Bath –1 dedicated GFCI 20A circuit
  - Kitchen – 4 dedicated GFCI 20A circuits
  - Laundry Closet – 2 dedicated GFCI 20A circuits
  - Out Side – 1 dedicated GFCI 20A circuit that supplies 1 outlet in the crawl space & 2 exterior outlets, one at the front & one at the rear of house

- Electrical panel is equipped with two 3/4” and one 1-1/2” PVC conduits running through floor truss for future use (additional circuits)

- The electric panel is installed in the inverted position therefore the Main Breaker is located within 36” off the floor for wheelchair access

- Ten arc fault breakers are installed to protect the circuits to the bedrooms, living room and dining room

- Hot water heater is 30A breaker fed, the circuit is equipped with a disconnect for protection while the unit is being tested or repaired, the water heater elements will burn out if the disconnect is turned on prior to the unit being filled - **DO NOT turn on disconnect until water heater is full**

- Dryer dedicated to 30A breaker

- Range dedicated to 40A breaker

- Electric furnace dedicated to 80A breaker, Gas furnace dedicated to 15A breaker

- Broan duct free kitchen exhaust fan is installed

- Ceiling fan can be installed in bedrooms, living room and dining room, a rated 55-pound light/fan box has been installed for this use, there is a 14-3 wire run to the switch box for future installation of a fan switch

- Smoke detectors are interconnected and require the batteries to be changed annually

- Every house has 1 carbon monoxide detector located in the hallway

- Crawl space is equipped with a light switch at the access hole controlling two lights, one outlet, fed off the GFCI located outside, is also located in the crawl space

- Outlets are located 24” off the floor for elderly and handicapped access
• Light bulbs needed for your home are:

**3 Bedrooms**
16 - 13W Mini Twist CFL Bulbs - Satco #S7218 –
6 – 12W CFL Globe Bulbs – Satco #S7304 – for bathroom fixtures
5 – 43W Halogen Bulbs – Satco #S2406 – for crawl space and range hood

**2 Bedrooms**
12 - 13W Mini Twist CFL Bulbs - Satco #S7218 –
3 – 12W CFL Globe Bulbs – Satco #S7304 – for bathroom fixtures
4 – 43W Halogen Bulbs – Satco #S2406 – for crawl space and range hood

• House has an electrical inspection, by a State Electrical Inspector, twice during construction – including a 220V test, hot test inspection sticker is inside the panel door, a Licensed Electrical Contractor supervises electrical crews during construction

• After the house has been delivered, it is the home owner’s electrical contractor’s responsibility to have a final electrical inspection done by a state electrical inspector and the home owner’s responsibility to pay the wiring permit fees

**HEIGHTS (OFF FLOOR)**

**WINDOWS:**
Vector Envision Series Casement
LIVING ROOM ........................................ 23” (6’ X 5’)
BEDROOMS ............................................. 35” (5’ X 4’)
BATHROOM ............................................. 53” (2’6” x 2’6”)
KITCHEN .............................................. 47” (2’6” X 3’)

**DRAPES / CURTIANS:**
• Support backing located at all window areas for easy installation of rods

**GARAGE DOOR IN THE KITCHEN IS 20 MINUTE FIRE RATED.**
**HOUSE IS FULLY PRIMED AND PAINTED**
**EXTERIOR DOOR JAMBS ARE PRIMED AND PAINTED**

**CABINETS:**
• Cabinets, counter tops, vanities and window sills are all manufactured by Pheasantland Industries, South Dakota State Penitentiary, Sioux Falls, SD

****SAFETY NOTES****