



**JUST
HOUSING**

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The Licensee or their agent is responsible for obtaining an accurate site plan for the project suitable to obtain necessary permits and appropriate for the design. The house should be located on the prepared site plan with the north orientation as indicated in the drawings and as referenced in the Performance Notes.

Local site conditions including but not limited to frost depth, location of the water table, soil bearing capacity, and seismic and wind conditions may require additional structural and/or civil engineering details appropriate for the local conditions. As such, it is the responsibility of the Licensee or their agent to consult with appropriate professionals as to the suitability of the details provided in the construction documents for the actual site and climate conditions of the project, and to obtain any supplemental engineering, testing, details, drawings and specifications required to ensure the code conformity, integrity, resiliency and durability of the built structure.

The Licensee or their agent is responsible for obtaining all permits and inspections required within the location of the project, and for carrying out the work.

Just Housing has not been engaged for construction supervision of any kind and assumes no responsibility to ensure that construction conforms to these plans, details and/or specifications; nor has any responsibility for construction means, methods, techniques, sequences, procedures or safety precautions in connection with the work.

Building Codes and Standards

The design, drawings and specifications have been prepared to meet or exceed codes and requirements in accordance with the 2018 IRC and 2018 IECC.

Local codes and standards, including life-safety requirements such as but not limited to stair width, stair rise and run, egress windows and smoke detectors, etc. may vary. It is the Licensee’s responsibility to consult with the appropriate professionals to determine the suitability of these documents to local requirements and conditions and to determine what, if any, supplemental services, revisions and/or additions will be required to meet local requirements and conditions.

It is the responsibility of the Licensee to meet all adopted codes, ordinances and requirements in the location where the License holder’s project(s) will be built. Compliance with such local requirements takes precedence over the information contained in the



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HOUSING**

construction documents prepared by Just Housing.

Any use of this information without adaptation to local requirements or changes in codes, standards, site conditions and other factors is at the Licensee's sole risk. Just Housing assumes no responsibility for changes made to these plans by others and makes no warranties, either expressed or implied, in the use of these plans.

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Licensee may not assign this license to any third party.

The parties agree to the terms of this License Agreement:

Just Housing SBC

Signature _____ Date _____

Name and title: _____
Reneel Wagner, President

Licensee

Signature _____ Date _____

Name and title _____

Organization _____