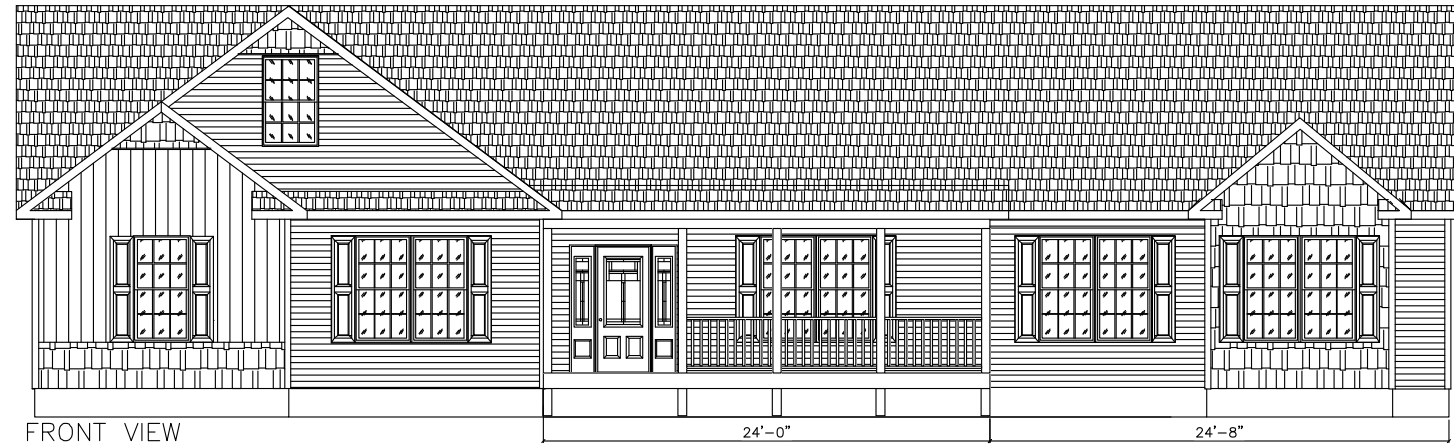
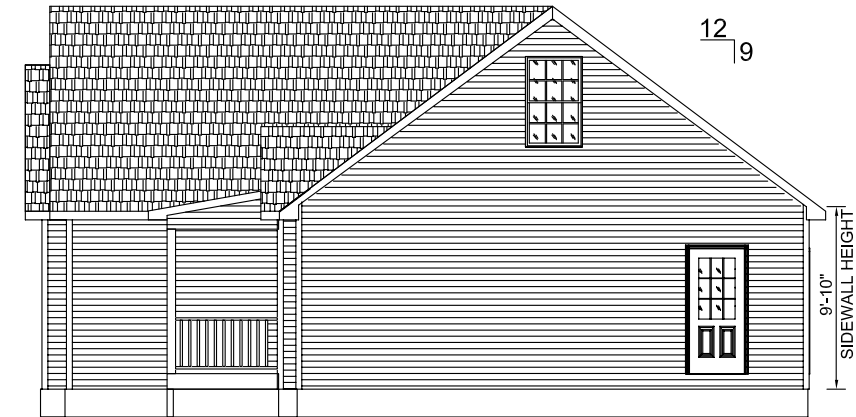


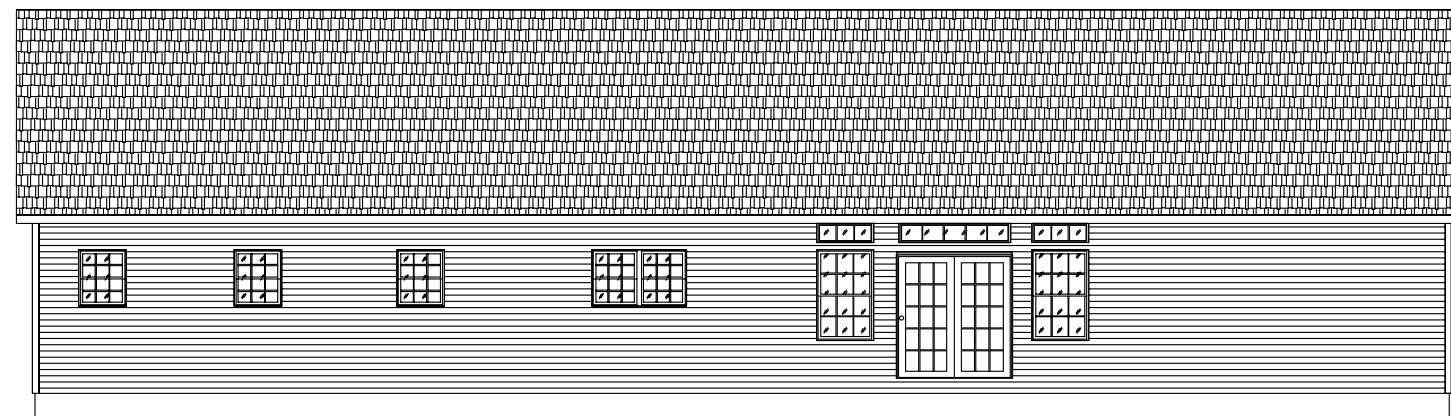
ELEVATIONS SHOWN ON THIS PAGE REPRESENT BASIC COMPONENTS AND ARE NOT INTENDED TO BE ALL INCLUSIVE, NOR DO THESE ELEVATIONS DETAIL EVERY CODE REQUIRED ASPECT OF THIS BUILDING. SITE BUILT STOOPS, STEPS, DECKS, PORCHES, HANDRAILS AND/OR SIMILAR ITEMS MUST BE PROVIDED BY OTHERS ON SITE FOR COMPLIANCE WITH APPLICABLE CODES. COMPLIANCE WITH ALL APPLICABLE CODES PER LOCAL AUTHORITY HAVING JURISDICTION, WHETHER DETAILED IN THIS SET OR NOT, MUST BE MET.



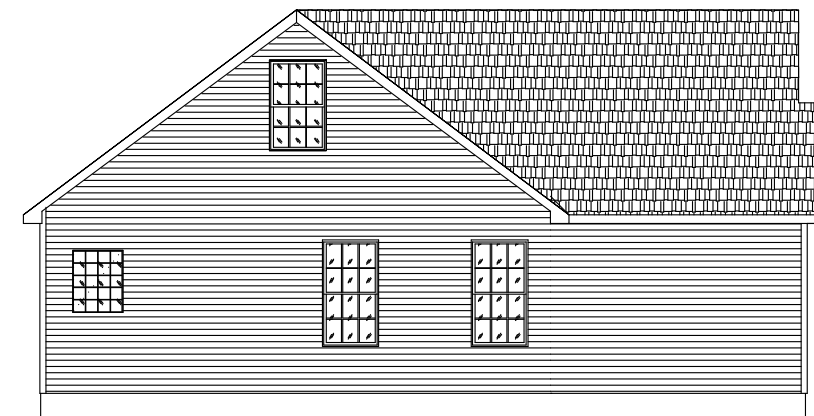
FRONT VIEW



RIGHT VIEW



REAR VIEW



LEFT VIEW

-NOTES-

1. FOUNDATION SHALL BE DESIGNED AND CONSTRUCTED BY OTHERS WHERE "OTHERS" REFERS TO THE DEALER BUILDER.
2. GUTTERS AND LEADERS SHALL BE INSTALLED BY OTHERS.
3. TYPICAL 12" OR 15" VINYL SHUTTERS PROVIDED BY MANUFACTURERS.
4. ALL FOOTINGS, RAILINGS AND STEPS SHALL BE FIELD INSTALLED IN COMPLIANCE WITH APPLICABLE STATE AND LOCAL CODES.
5. SIDING SHALL BE VINYL SIDING WITH VINYL TRIM, AND MAY BE PARTIALLY INSTALLED ON SITE.
6. EXTERIOR LIGHTS MAY BE SHIPPED LOOSE FOR INSTALLATION ON SITE.
7. ROOFING SHINGLES MAY BE PARTIALLY SITE INSTALLED.
8. PORCH RAILINGS ARE PVC. TREATED LUMBER PORCH POSTS MAY BE COVERED WITH VINYL. PORCH DECKING SHALL BE TREATED.
9. ALL EXTERIOR COVERINGS SHALL BE WEATHER AND DECAY RESISTIVE TO PROVIDE PROPER PROTECTION FOR UNTREATED MATERIALS.

NOTE:

- HOMES SITED ON BASEMENTS MUST BE EQUIPPED WITH AT LEAST ONE BASEMENT EMERGENCY ESCAPE AND RESCUE OPENING TO THE OUTSIDE IN ACCORDANCE WITH IRC R310. EVERY SLEEPING ROOM MUST HAVE AN EMERGENCY ESCAPE AND RESCUE OPENING PROVIDED IN ACCORDANCE WITH ALL APPLICABLE STATE AND LOCAL CODES.
- HOMES WITH ATTIC SPACE QUALIFYING AS HABITABLE, MUST BE EQUIPPED WITH EMERGENCY ESCAPE AND RESCUE OPENINGS REGARDLESS OF WHETHER ATTIC AREA IS FINISHED OR UNFINISHED. OPENINGS MAY OCCUR AT END WALL OF ATTIC AND/OR AT ROOF DORMERS IN WHATEVER ARRANGEMENT NECESSARY TO INSURE THAT ANY SLEEPING ROOM HAS AT LEAST ONE EGRESS OPENING.

Builder: **TCC VANDERBUILT**

Title: **Elevations**

Callout: **4276**

Revisions	Date	Number
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.	.	.

Scale:

Date:

Cust:

Drawn By:

Reference:

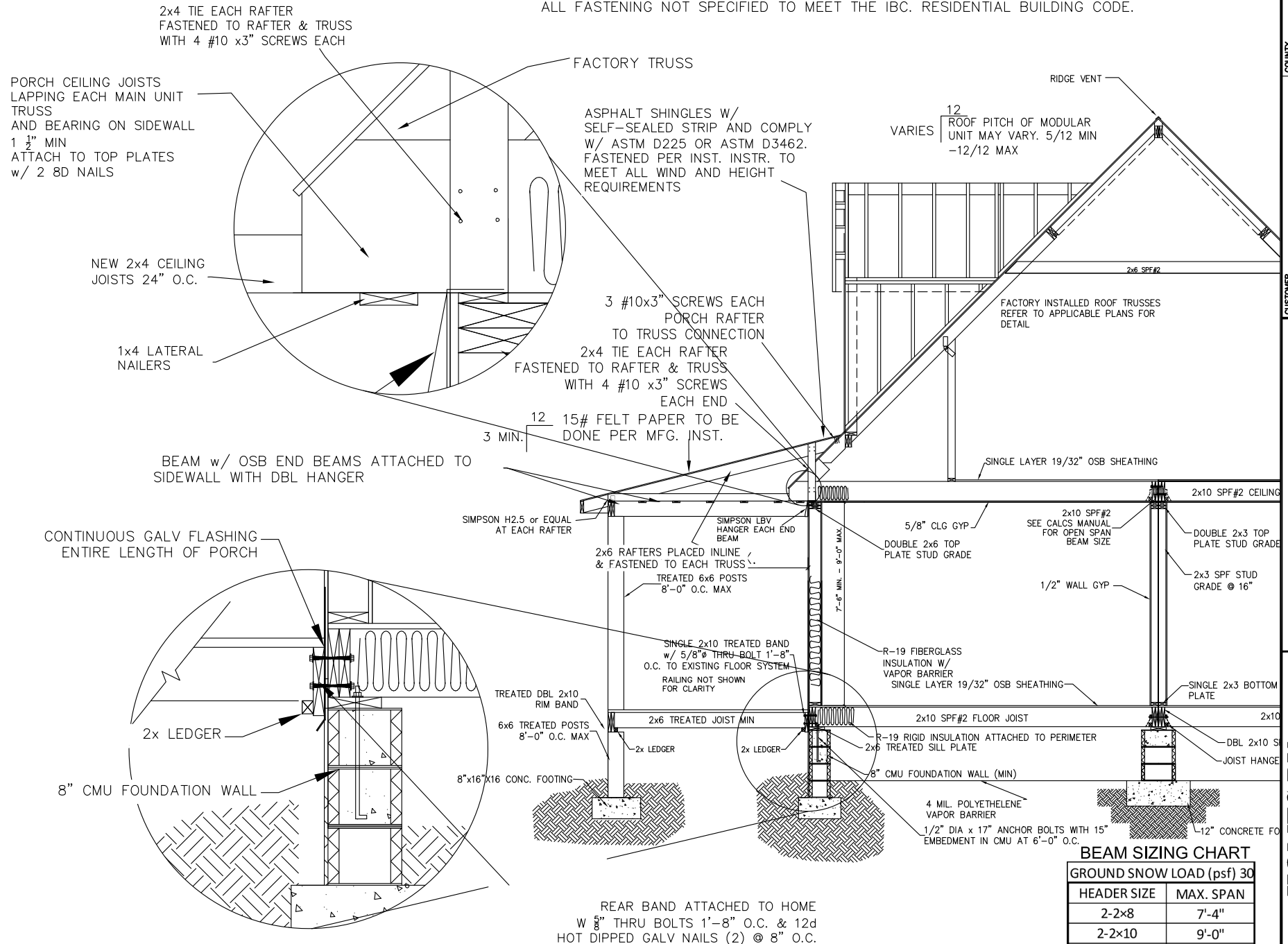
Dlr:

S/N:

Model/Eng. No.:
2R2010

Pg.: **EL**

ALL SITE CONSTRUCTION TO MEET 2018 ED. OF THE IBC RESIDENTIAL BUILDING CODE, SUBJECT TO LOCAL JURISDICTION INSPECTION AND APPROVAL.
ALL FASTENING NOT SPECIFIED TO MEET THE IBC. RESIDENTIAL BUILDING CODE.



COUNTY	VARIOUS
STATE	NC
CITY	
WIND SPEED	110
WIND LOAD	32.4
CUST. NO.	
DRAWING NAME	
SHOW LOAD	20

DATE	7/08/08
REVISION	CR1ED
BY	BRB
NOTE	
SHED PORCH DETAIL	

HOMES BY VANDERBUILT

3300 JEFFERSON DAVIS HWY
SANFORD, NC 27332
PHONE: (919) 718-2760
FAX: (919) 718-2799

DESIGN APPLICABLE FOR UNITS UP TO 130 MPH, EXP. C.

VALUES DERIVED FROM TABLE R502.5(1) NCRS INTERPOLATED TO 16' BUILDING WIDTH.

Footing size (in.)	Footing max. load (lbs.) for 8" x16" pier		
	1500 PSF	2000 PSF	2500 PSF
*16x16x6	2.5K	3.4K	4.3K
*20x20x6	4.0K	5.3K	6.7K
24x24x8	5.6K	7.6K	9.6K
30x30x10	8.5K	11.7K	14.8K
36x36x12	12.4K	16.7K	20.7K
42x42x14	16.5K	22.4K	28.2K
48x48x14	21.2K	N/A	N/A

* = A 4" thick pre-cast footer of equivalent width and length may be used in place of a 6" thick cast in place footer.
 Footer size must be designed by others to site conditions if noted kip load exceeds capacities listed above

COLUMNS & FOOTINGS MUST BE RATED TO MEET THE CENTER LINE LOADS LISTED

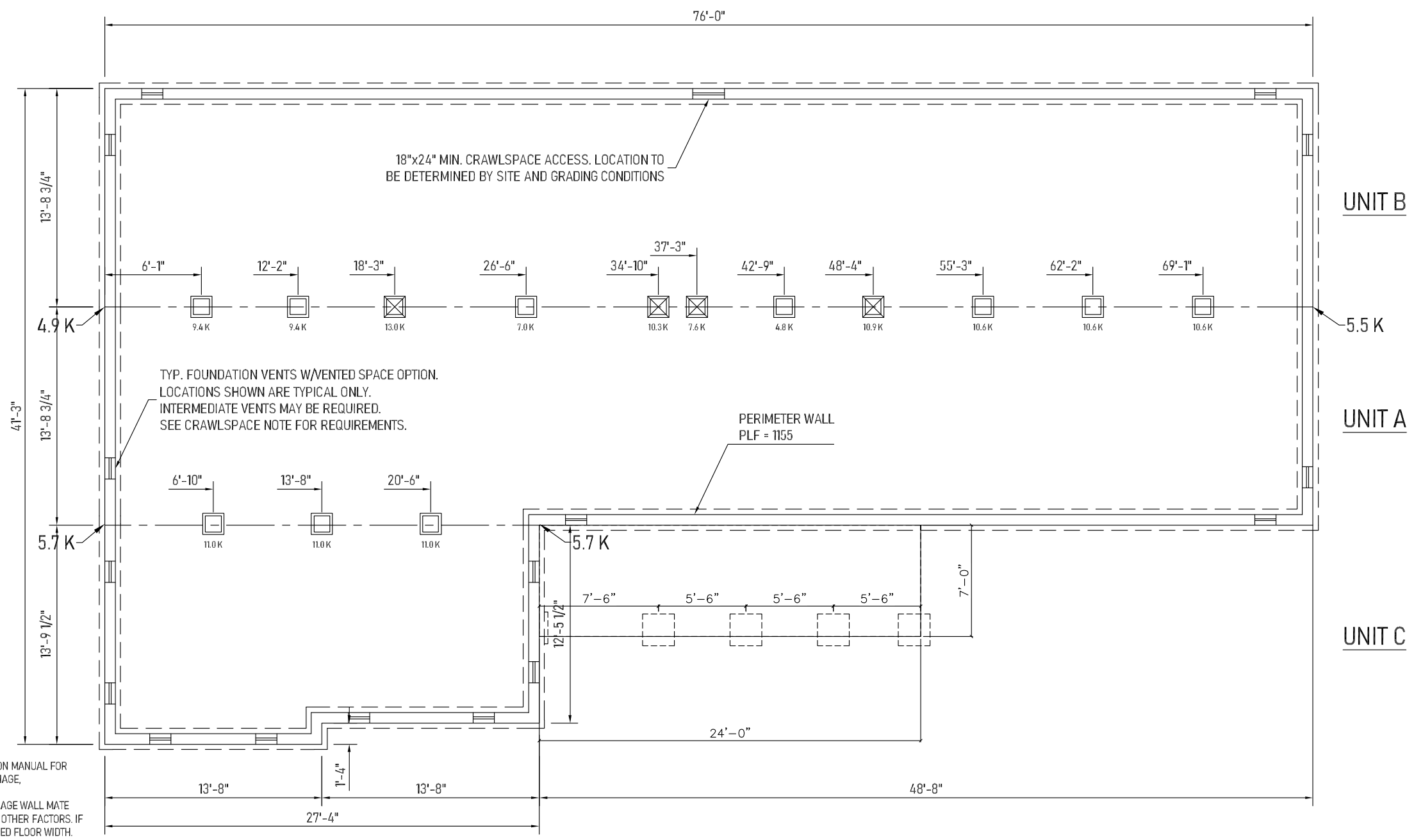
GROUND SNOW LOAD
20 PSF

Kip loads noted are based on allowable stress design (ASD). Capacity of supports (columns, footings, etc.) must exceed noted Kip loads. Any changes to this plan that effect the foundation in any way will be the sole responsibility of the builder/dealer.

SELF-WEIGHT ON FOOTERS NOT INCLUDED IN LOADS SHOWN.
 ♦ IF APPLICABLE, REPRESENTS TIE DOWN LOADS FROM BRACE WALLS TO FOUNDATION. TO BE DESIGNED ON SITE BY OTHERS.

FOR CONNECTION OF THE HOME TO FOUNDATION AT BRACING WALLS, REFER TO "BRACED WALLS-CALCULATED" PAGE, IF APPLICABLE. WHEN THIS PAGE IS PRESENT, HORIZONTAL AND OVERTURNING (RACKING) LOADS AT BRACING WALL LOCATIONS ARE INDICATED FOR THESE FOUNDATION CONNECTIONS. THESE LOADS MAY BE RECALCULATED AND REDESIGNED PER LOCAL CODES TO CONFORM TO SITE CONDITIONS AS REQUIRED. REFER TO CHAPTER 3 (3.9 TIE DOWN TO FOUNDATION) OF THE "MODULAR HOME INSTALLATION MANUAL" FOR ADDITIONAL INFORMATION. REFER TO APPLICABLE CODES FOR CONNECTION OF HOME TO FOUNDATION WHEN "BRACED WALLS-PRESCRIPTIVE" PAGE IS APPLICABLE.

FOUNDATION SHOWN MUST BE DESIGNED BY OTHERS TO THE SITE CONDITIONS. THIS INCLUDES SEISMIC DESIGN AND ATTACHING THE HOME TO THE FOUNDATION, ALONG WITH RESISTANCE TO LATERAL, LONGITUDINAL SHEAR, UPLIFT AND DOWNLIFT FORCES IN BOTH DIRECTIONS.



- 2X10 OR TRUSS FLOOR NOTES -
- FOUNDATION LAYOUT IS APPLICABLE TO NOTED MAXIMUM SNOW LOADING AND MINIMUM SOIL BEARING PRESSURE. REFER TO INSTALLATION MANUAL FOR OTHER APPLICABLE INFORMATION. CONSULT LOCAL OFFICIALS AND THE APPLICABLE LOCAL CODES FOR OTHER REQUIREMENTS (I.E. DRAINAGE, DAMP-PROOFING, BACKFILL SUPPORT, ETC.).
 - WIDTH DIMENSIONS SHOWN INCLUDE A 3/4" ALLOWANCE PER HOME SECTION FOR HOMES WITH FACTORY-INSTALLED O.S.B. ON THE MARRIAGE WALL MATE LINE. THIS ALLOWANCE TAKES INTO ACCOUNT THE 7/16" O.S.B. MATERIAL INSTALLED ON EACH MARRIAGE WALL PLUS ALLOWANCE DUE TO OTHER FACTORS. IF HOME DOES NOT INCLUDE O.S.B. ON THE MARRIAGE WALL MATE LINE, FOUNDATION WIDTH IS TO BE SIZED EQUAL TO ACTUAL MANUFACTURED FLOOR WIDTH. LESSER DIMENSION, IF SHOWN, INDICATES ACTUAL FLOOR WIDTH. THESE DIMENSIONS DO NOT ALLOW FOR ANY VARIANCE THAT MAY OCCUR IN SITE INSTALLATION SUCH AS GAPPING, OFF CENTER SET OR OTHER FIELD-ENCOUNTERED VARIABLES. ANY ADJUSTMENTS NEEDED IN FOUNDATION WIDTH DUE TO SUCH VARIANCES ARE AT THE DISCRETION OF THE INSTALLER.
 - FOR DEVIATIONS &/OR OTHER FOUNDATION DESIGNS CONSULT A LOCAL PROFESSIONAL ENGINEER & YOUR LOCAL BUILDING OFFICIAL.
 - SILL PLATE FASTENING TO BE PER INSTALLATION MANUAL AND/OR LOCAL CODES. SILL FASTENING REQUIREMENT IS PER APPLICABLE WIND SPEED AND SEISMIC ZONES. SEE YOUR HOME DATA PLATE FOR APPLICABLE ZONES.
 - CONCRETE COMPRESSIVE STRENGTH (FC): 2500 PSI MINIMUM.
 - CENTERLINE LINE SUPPORTS AND SPACING ARE BASED ON (2) 2X10'S SPF#2 ON EACH HALF (4-2X10'S TOTAL).
 - CRAWLSPACE VENTILATION IS NOT REQUIRED WHEN INSULATION IS APPLIED TO CRAWLSPACE WALLS AS REQUIRED BY RESCHECK (CONDITIONED AIR). INSTALLATION OF VENTS IN CRAWLSPACE WALLS WOULD MANDATE INSULATING THE FLOOR SYSTEM PER APPLICABLE THERMAL CALCULATIONS. REFER TO APPLICABLE PRESCRIPTIVE CODES & GUIDELINES. WHEN REQUIRED, ONE VENT SHALL BE PROVIDED WITHIN 3 FEET OF EACH CORNER.
 - FOUNDATION CONSTRUCTION AND TIE DOWN REQUIREMENTS FOR HOMES LOCATED IN 90 MPH OR LESS WIND ZONES MAY USE APPLICABLE PRESCRIPTIVE CODES & GUIDELINES UNLESS NOTED OTHERWISE.