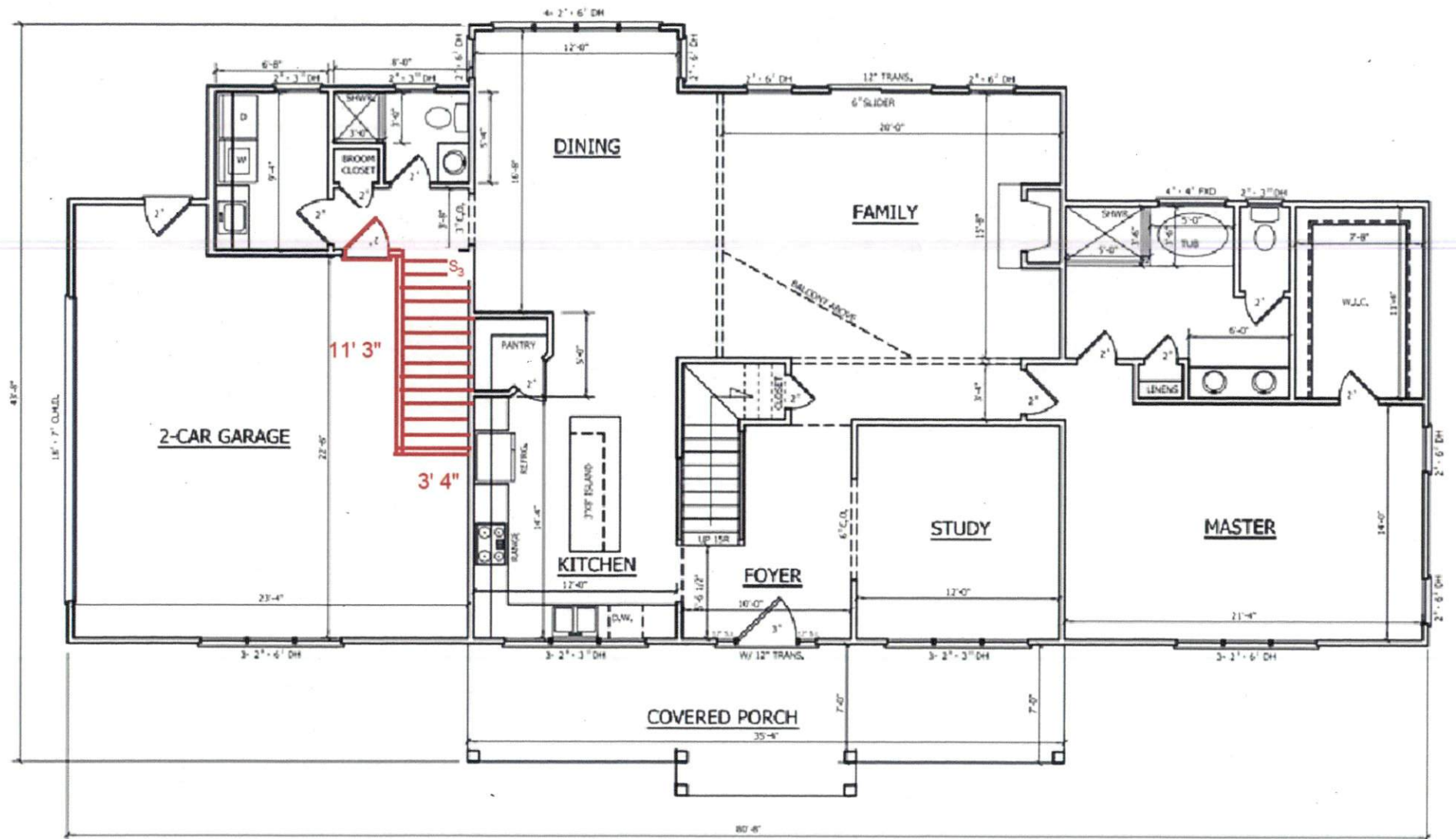
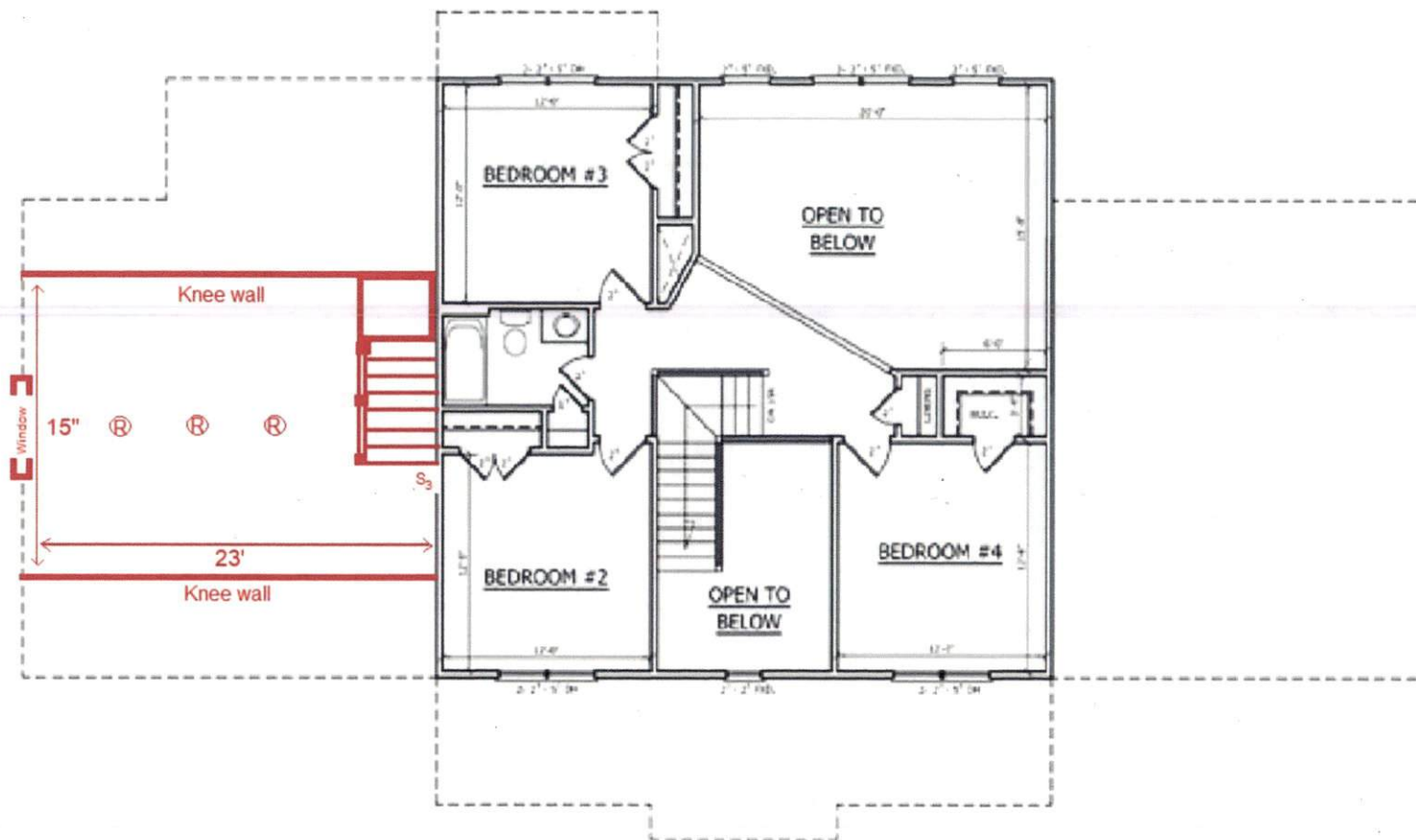
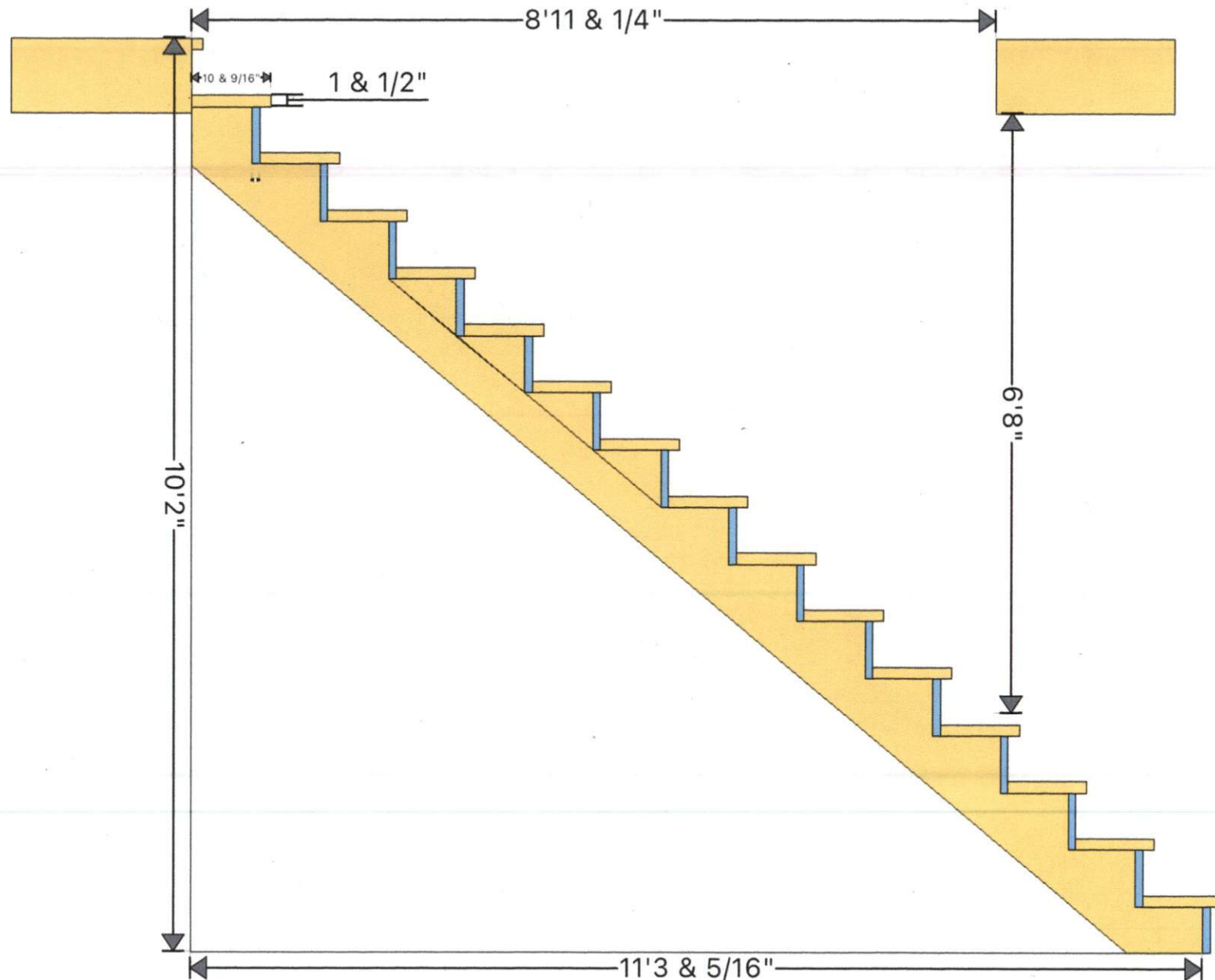
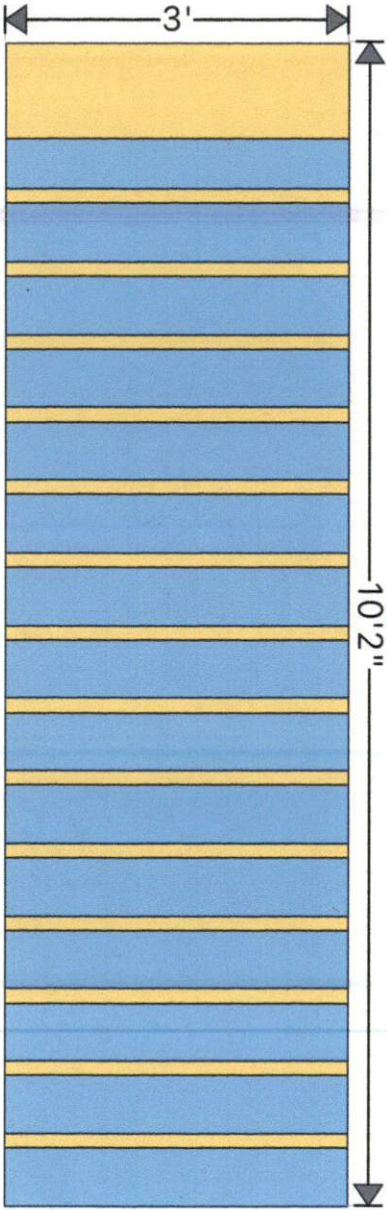
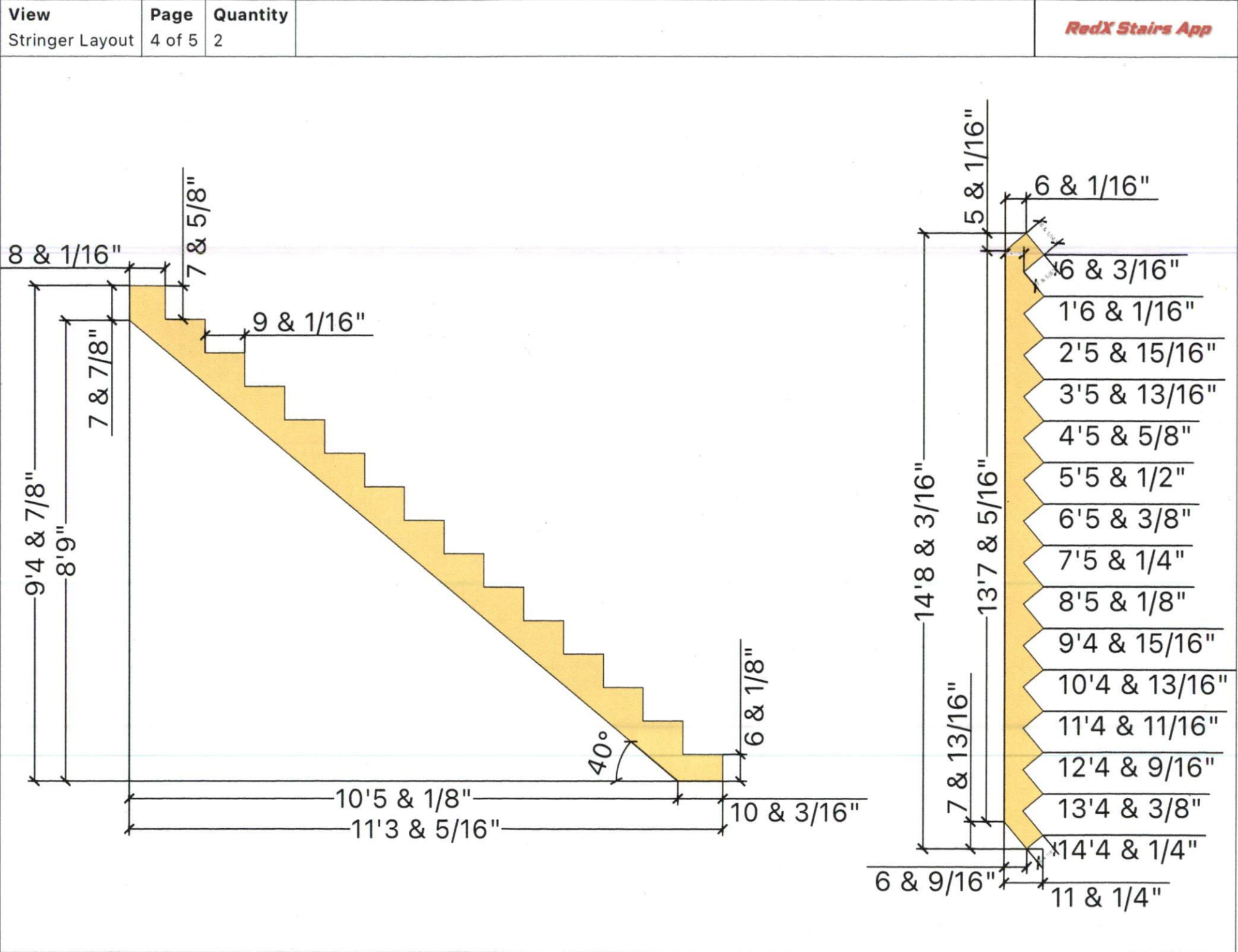


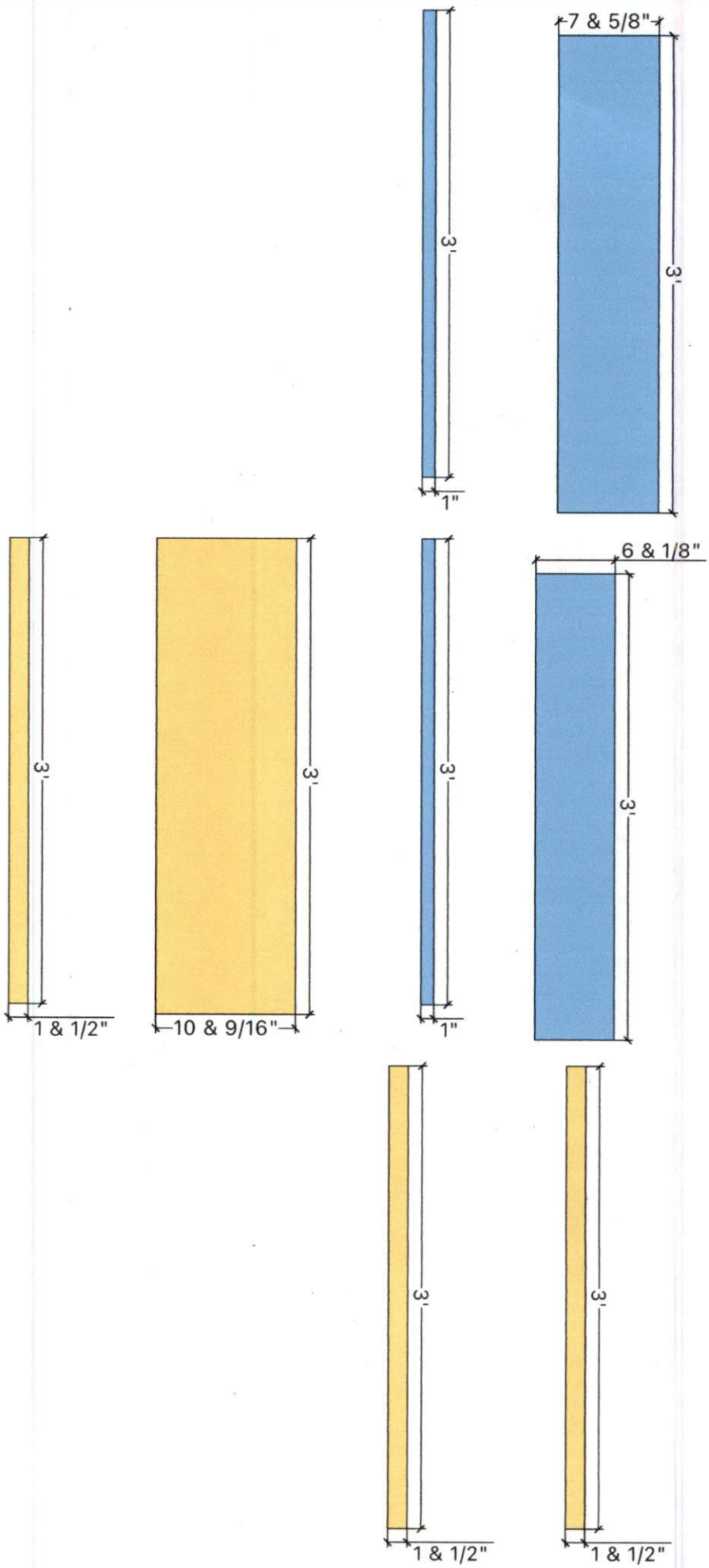


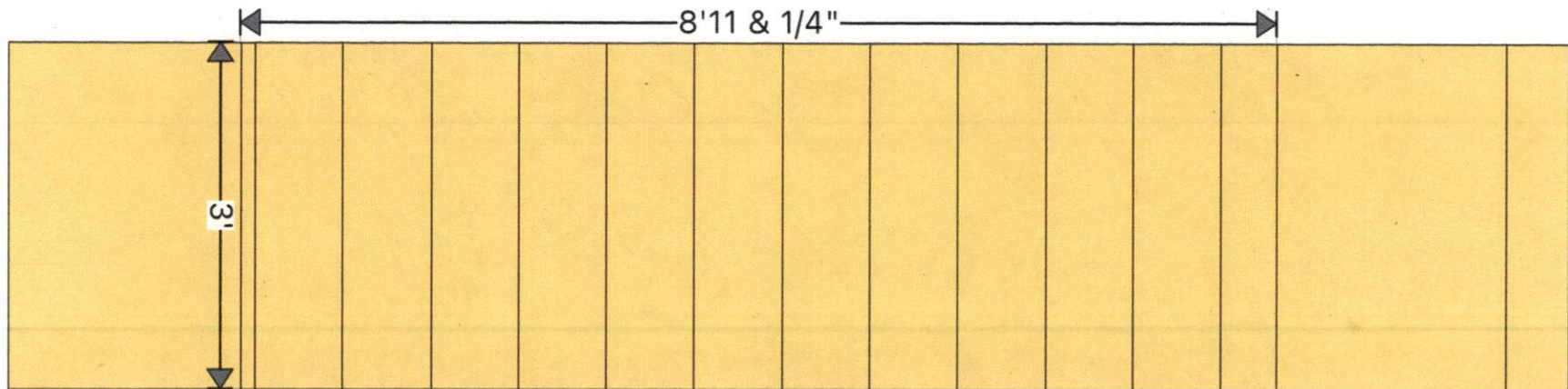


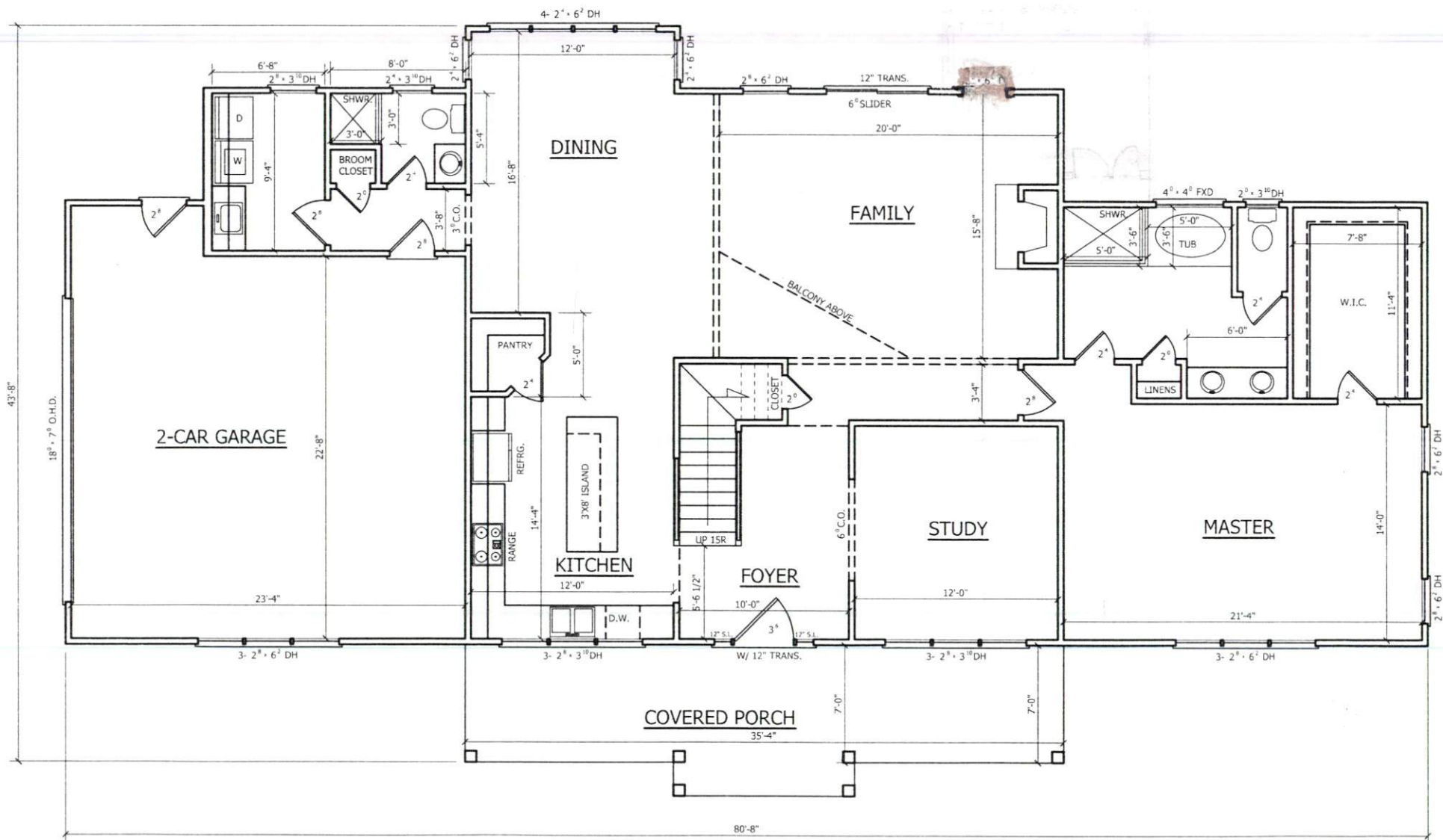




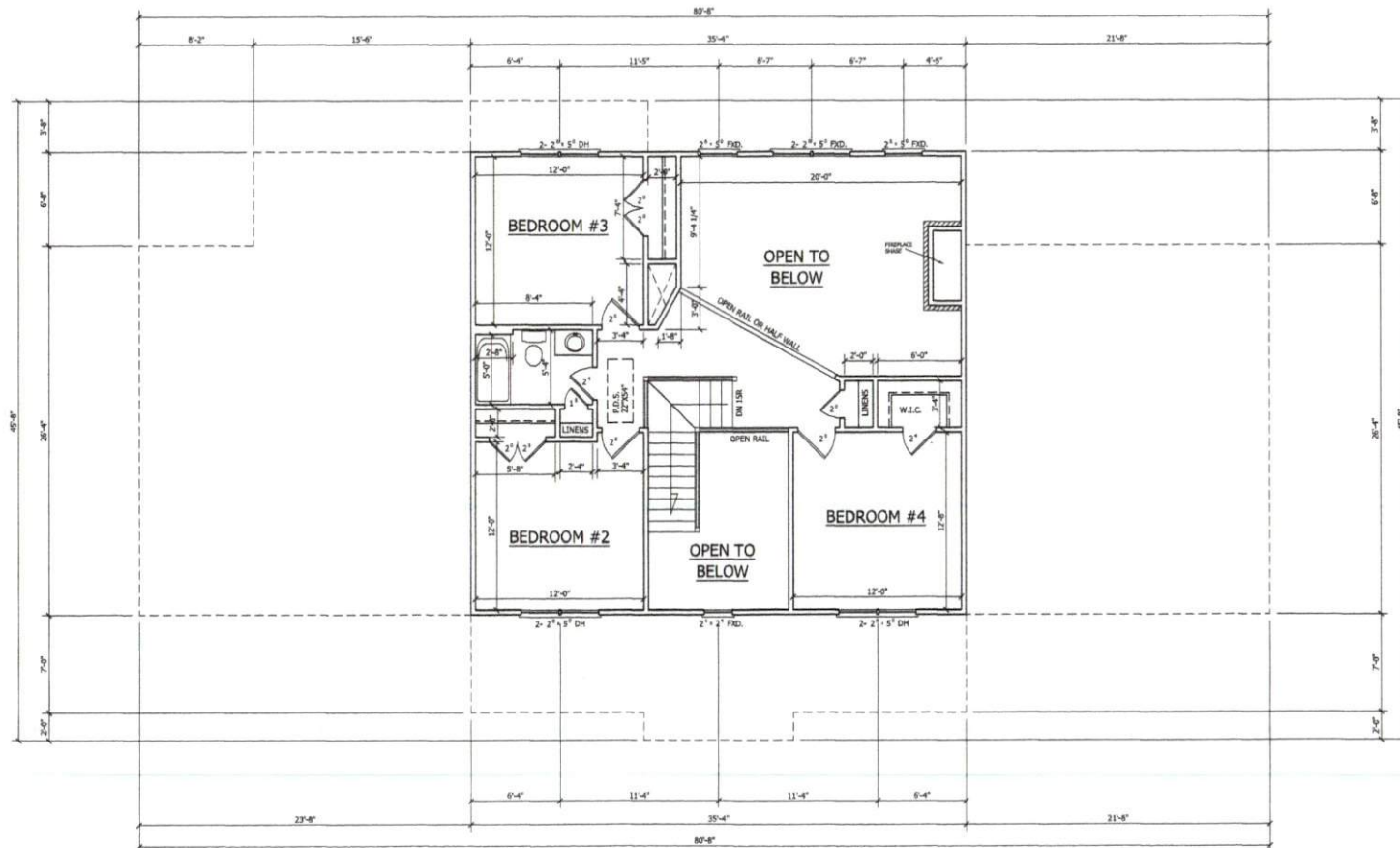








TJI Floor joist  
3'8"  
cut 2 TJI and  
header off  
for ac



**SECOND FLOOR PLAN**  
SCALE: 1/4"=1'-0"  
8'-0" C.L.S. HGT.  
SET WINDOWS AT 6'-0" A.F.F.

TRIANGLE DEALS, LLC  
"THE DRAIME"



ANGIER, NC  
919-369-7181

DRAWN BY:  
D.W.O.

DATE:  
3/26/21

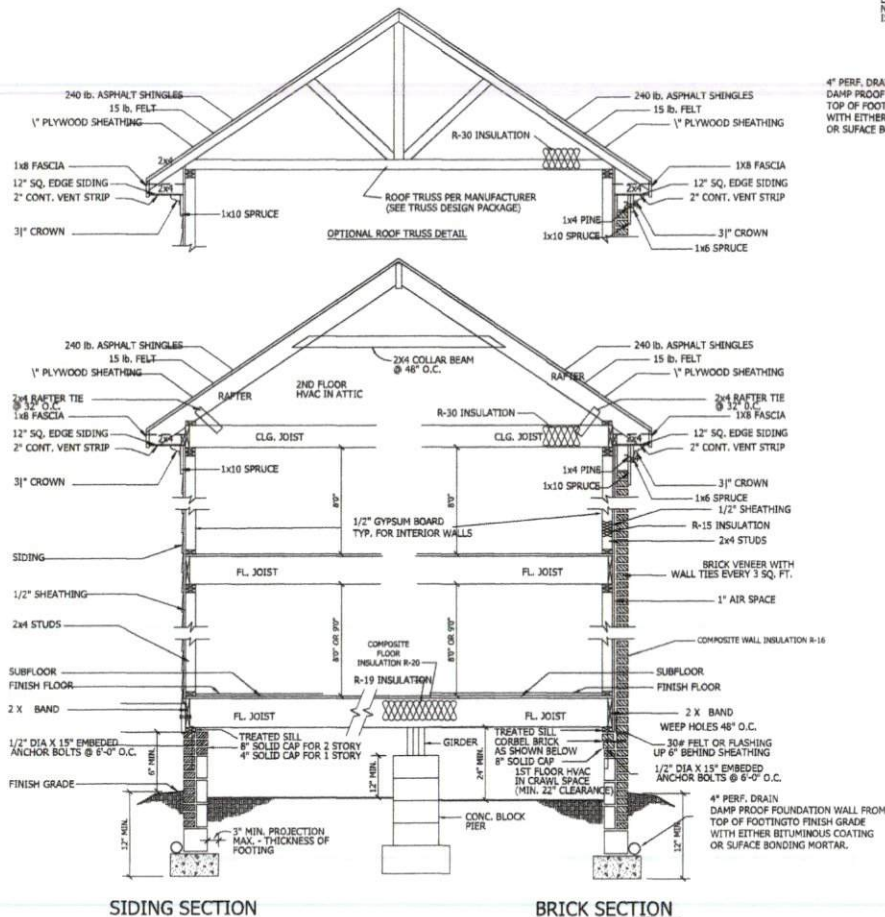
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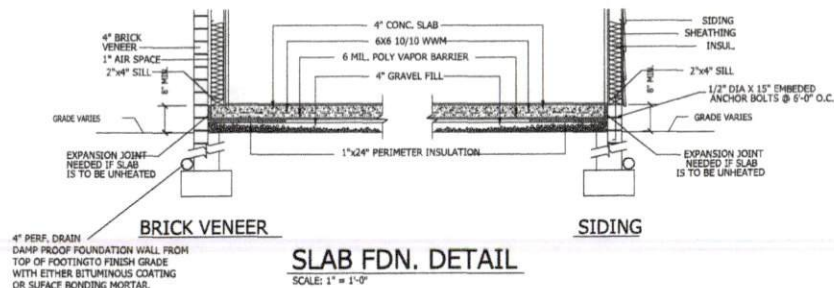
OF

4

PLAN NO.  
DK2618



**WALL SECTION**  
SCALE: 1" = 1'-0"



**SLAB FDN. DETAIL**  
SCALE: 1" = 1'-0"

**CRAWL SPACE VENTILATION**  
PROVIDE AT LEAST 1.0 SQ. FT. NET FREE VENTILATION AREA FOR EACH 100 SQ. FT. OF CRAWL SPACE.  
CRAWL SPACE AREA = 1538 SQ. FT.  
1538 / 100 = 15.38 SQ. FT. REQ'D.  
REDUCE REQUIRED AREA TO 1.0 SQ. FT. NET FREE VENTILATION AREA FOR EACH 1,500 SQ. FT. OF CRAWL SPACE WITH APPROVED VAPOR BARRIER.  
PROVIDE (1) VENT WITHIN 3'-0" OF EACH CORNER.  
REFER TO MANUFACTURER SPECIFICATIONS FOR ACTUAL VENTS USED TO DETERMINE NUMBER OF VENTS REQUIRED.

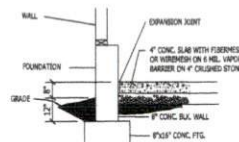
**ROOF VENTILATING REQUIREMENTS**

$\frac{772}{100} = 7.72 \text{ SQ. FT. REQ'D}$

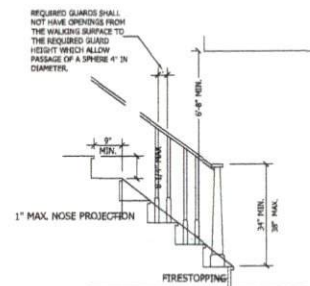
**ROOF VENTILATING REQUIREMENTS**  
(POWER ROOF VENTILATOR REQUIRED)

$\frac{772}{100} = 7.72 \text{ SQ. FT. REQ'D}$

BUILDER TO PROVIDE APPROPRIATE VENTILATING AS REQUIRED.



**GARAGE SLAB**  
SCALE: NTS



**NOTE:**  
Stairways shall not be less than 36 inches in clear width at all points above the permitted handrail height and below the required headroom height. Handrails shall not project more than 4.5 inches on either side of the stairway and the minimum clear width of the stairway at and below the handrail height, including treads and landings, shall not be less than 31-1/2 inches where a handrail is installed on one side and 27 inches where handrails are provided on both sides.

**STAIR DETAIL**  
SCALE: NTS

TRIANGLE DEALS, LLC  
"THE DRAIME"



ANGIER, NC  
919-369-7181

DRAWN BY:  
D.W.O.

DATE:  
3/26/21

PAGE NO

4

OF

4

PLAN NO.  
DK2618

THIS PLAN DESIGNED IN ACCORDANCE WITH THE NORTH CAROLINA

RESIDENTIAL BUILDING CODE, 2018 EDITION.

2. EXTERIOR WALL. FOOTING TO BE A MINIMUM OF 16" WIDE AND CONSTRUCTED WITH 3000 PSI CONCRETE. FOR FOUNDATION WALL HEIGHT, THICKNESS AND BACKFILL REQUIREMENTS REFER TO STATE AND LOCAL BUILDING CODES. THE ASSUMED SOIL BEARING CAPACITY FOR THIS PROJECT IS 2000 PSF. THE CONTRACTOR MUST VERIFY THE SITE CONDITIONS AND CONTACT A SOILS ENGINEER IF MARGINAL OR UNSTABLE SOILS ARE ENCOUNTERED.

3. ALL FOOTINGS SHALL BEAR ON UNDISTURBED SUB-GRADE A MINIMUM OF 12" ABOVE ADJACENT FINISHED GRADE OR AS OTHERWISE DIRECTED BY THE LOCAL INSPECTOR.

4. FOUNDATION DRAINAGE SHALL BE IN ACCORDANCE WITH SECTION R405 "FOUNDATION DRAINAGE" AND SECTION R406 "FOUNDATION WATERPROOFING AND DAMPROOFING."

5. ANCHOR BOLTS SHALL BE 1/2" DIAMETER AND INSTALLED AT 12" ON CENTER AND 12" FROM EACH CORNER OR BILL PLATE SPICE LOCATIONS.

## STRUCTURAL EVALUATION BY.

WILKINS ENGINEERING, P.C.

Post Office Box 37446

Raleigh, North Carolina 27627

**FILE FRAME**

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Sheet No. **TRIANGLE DEALS, LLC**  
**THE DRAIME PLAN**

Si



# GENERAL NOTES

- THIS PLAN IS DESIGNED IN ACCORDANCE WITH THE NORTH CAROLINA RESIDENTIAL BUILDING CODE, 2003 EDITION.
- WALL CLADDING IS DESIGNED FOR A POSITIVE/NEGATIVE PRESSURE OF NOT LESS THAN 24" W.P.
- ROOF CLADDING DESIGN VALUES (POSITIVE/NEGATIVE) SHALL BE AS FOLLOWS:  
410 W.P. FOR ROOF PITCHES FROM 12/12 TO 12/12  
340 W.P. FOR ROOF PITCHES FROM 12/12 TO 12/12  
230 W.P. FOR ROOF PITCHES FROM 12/12 TO 12/12  
PEAK ROOF HEIGHT FOR THIS STRUCTURE IS 8'
- ALL WALLS, CEILING AND FLOORS SHALL BE INSULATED IN ACCORDANCE WITH PART IV, ENERGY CONSERVATION, CHAPTER 1, ENERGY EFFICIENCY OF THE CODE FOR ZONE 4A (TABLE NEEDED)
- DESIGN CRITERIA IS AS FOLLOWS:

|                   | DEAD LOAD (PSF) | LIVE LOAD (PSF) |
|-------------------|-----------------|-----------------|
| PRIMARY FLOOR     | 10              | 40              |
| SECONDARY FLOOR   | 10              | 40              |
| SLEEPING AREAS    | 10              | 40              |
| ATTIC (NO STAIRS) | 10              | 10              |
| ATTIC (NO STAIRS) | 10              | 10              |
| ROOF              | 10              | 10              |

WIND LOADINGS IS BASED ON 1 SECOND GUST OF 95 MPH PER HOUR  
LIVE LOAD REDUCTION WITH LIVE LOAD ARE 1.0 MP FOR FLOORS, 1.0 MP FOR ROOF  
ALL HEADERS IN LOAD BEARING WALL SHALL BE 2-7/8" W/ 16" W/ 16" UNLESS NOTED OTHERWISE  
FILL HEIGHT END STUDS SHALL BE INSTALLED PER EACH SIDE OF EXTERIOR WALL  
HEADERS AND BEAMS AS FOLLOWS:

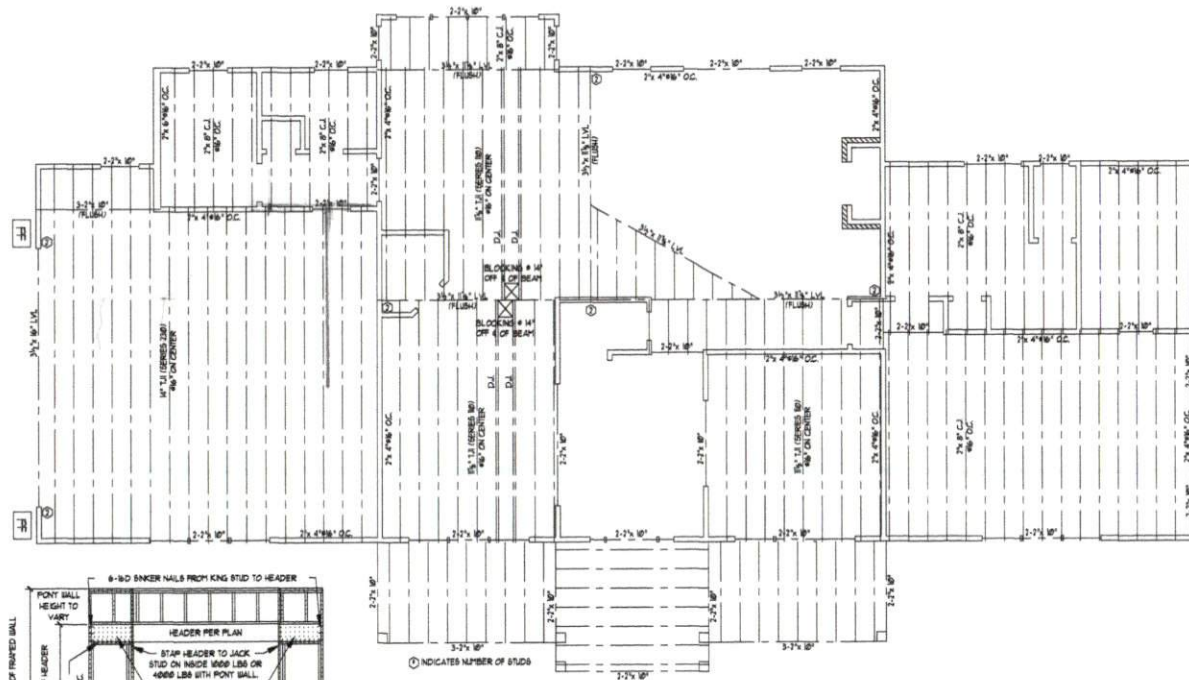
| HEADER SPAN | STUDS # 16" O.C. | STUDS # 14" O.C. |
|-------------|------------------|------------------|
| 3'-0"       | 1                | 1                |
| 4'-0"       | 2                | 2                |
| 5'-0"       | 3                | 3                |
| 6'-0"       | 4                | 4                |

- ALL LUMBER USED FOR JOISTS AND RAFTERS SHALL BE 9' 8" OR BETTER LUMBER  
USED FOR STUD WALL SHALL BE 9' 8" OR BETTER DOUBLE FLOOR JOIST SHALL BE  
INSULATED JOIST, EXTERIOR WALLS SHALL BE PARALLEL WITH THE FLOOR JOIST
- LVS SHALL BE LAYED VENEER LUMBER OR PARALLEL, STRAND LUMBER WITH THE  
FOLLOWING PROPERTIES: 1/2" 2X8 PLS. 1/2" 2X8 PLS. 1/2" 2X8 PLS. MULTIPLE  
LVS PLS CAN BE USED TO ACHIEVE THE SPECIFIED SIZE BASED ON THESE PLANS AND  
IS CONSIDERED TO BE STRUCTURALLY EQUIVALENT
- THE FOLLOWING SHALL APPLY TO ALL BRIDGES WALL LINES  
ALL EXTERIOR WALLS SHALL BE CONTINUOUSLY SHEATHED WITH 1/2" OSB OR CON. WSP  
SHALL BE IN ACCORDANCE WITH R-4000S AND SHALL BE COVERED WITH 1/2" GYPSUM  
BOARD ON THE INTERIOR FACE. ALL WSP PANELS SHALL BE FASTENED WITH 8D NAILS AT  
12" ON CENTER (FIELD) AND 6" ON CENTER (EDGES) ALL EXTERIOR WALLS SHALL BE 2X  
12" AT 24" ON CENTER AS A MINIMUM (EXCEPT FOR BALCONY FRAMED WALL, SECTIONS AS  
NOTED) AND CONTINUOUSLY SHEATHED.

## STRUCTURAL EVALUATION BY:

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1000 W. 10TH STREET, SUITE 100  
RALEIGH, NC 27601  
7/1/2011

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FIRST FLOOR CEILING PLAN  
SCALE 1/4" = 1'-0"

PORTAL FRAME AT OPENING  
(METHOD PP PER FIGURE AND SECTION R4000S)

DO NOT SCALE THESE DRAWINGS  
ALL DIMENSIONS AND SPACING ARE TO BE  
AS NOTED. DIMENSIONS ARE TO FACE UNLESS  
NOTED OTHERWISE. DIMENSIONS ARE TO FACE  
UNLESS NOTED OTHERWISE. DIMENSIONS ARE  
TO FACE UNLESS NOTED OTHERWISE. DIMENSIONS  
ARE TO FACE UNLESS NOTED OTHERWISE.

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1000 W. 10TH STREET, SUITE 100  
RALEIGH, NC 27601  
7/1/2011

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1000 W. 10TH STREET, SUITE 100  
RALEIGH, NC 27601  
7/1/2011

TRIANGLE DEALS, LLC  
1000 W. 10TH STREET, SUITE 100  
RALEIGH, NC 27601  
7/1/2011

Sheet No.

53

**GENERAL ROOF NOTES:**

1. THIS PLAN IS DESIGNED IN ACCORDANCE WITH THE NORTH CAROLINA RESIDENTIAL BUILDING CODE.
2. ROOF GLADDING DESIGN VALUES (POSTNOMINATIVES) SHALL BE AS FOLLOWS:  
483 PSF FOR ROOF PITCHES FROM 6/12 TO 12/12;  
343 PSF FOR ROOF PITCHES FROM 12/16 TO 1/2;  
243 PSF FOR ROOF PITCHES FROM 1/2 TO FLAT.
3. MEAN ROOF HEIGHT FOR THIS STRUCTURE IS 9'.
4. ALL ROOFING ELEMENTS SHALL MEET THE REQUIREMENTS OF CHAPTER 8 OF THE BUILDING CODE.
5. ALL LUMBER SHALL BE SPP #1 OR BETTER.
6. THIS ROOF AND STRUCTURE ARE DESIGNED FOR A DESIGN WIND SPEED OF 115 MPH (THREE SECOND GUST).
7. ROOF TRIMMERS (IF USED) SHALL BE DESIGNED BY THE MANUFACTURER AND THE BUILDING CODE, AND SUBMITTED TO THE ENGINEER FOR REVIEW AND APPROVAL PRIOR TO CONSTRUCTION.

## STRUCTURAL EVALUATION BY

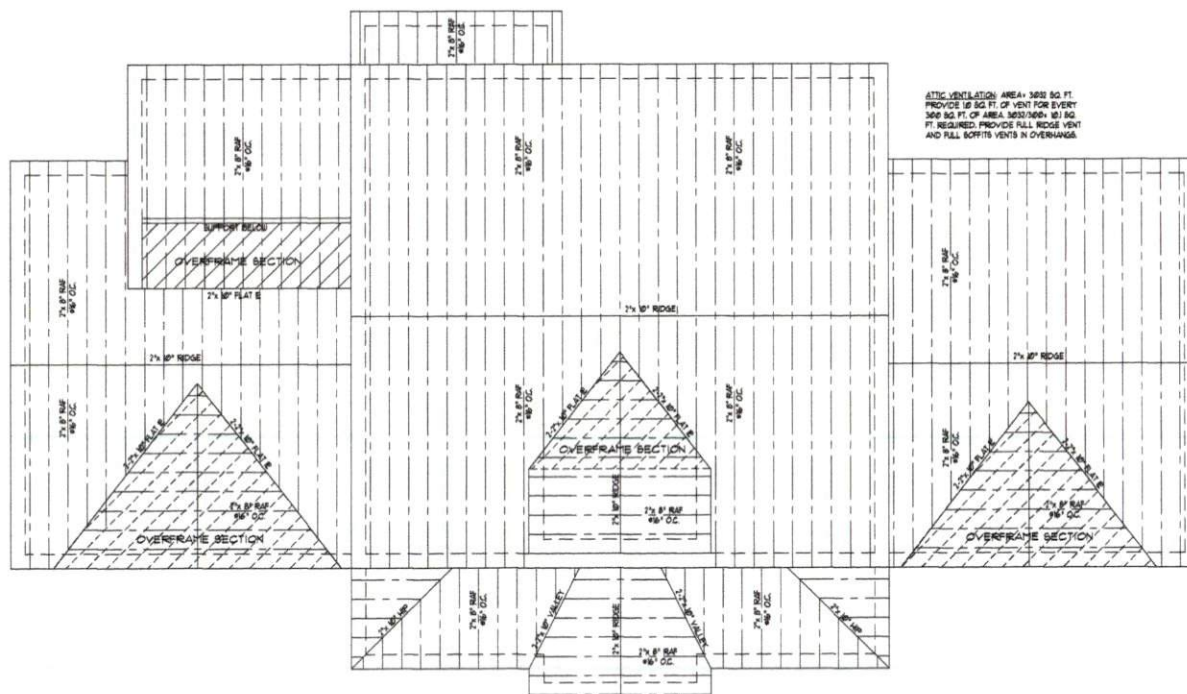
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ROOF FRAMING PLAN  
SCALE 1/4" = 1'-0"

ATTIC VENTILATION: AREA= 3032 SQ. FT.  
PROVIDE 10 SQ. FT. OF VENT FOR EVERY  
300 SQ. FT. OF AREA. 3032/300= 10.1 SQ.  
FT. REQUIRED. PROVIDE FULL RIDGE VENT  
AND FULL SLOTTED VENTS IN OVERHANGS.

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TRIANGLE DEALS, LLC  
THE DRAIME PLAN

\$5

# GENERAL NOTES

THIS PLAN IS DESIGNED IN ACCORDANCE WITH THE NORTH CAROLINA RESIDENTIAL BUILDING CODE, 2003 EDITION.  
 1. WALL CLADDING IS DESIGNED FOR A POSITIVE/NEGATIVE PRESSURE OF NOT LESS THAN 24 P.S.F.  
 2. ROOF CLADDING DESIGN VALUES (POSITIVE/NEGATIVE) SHALL BE AS FOLLOWS:  
 44.5 PSF FOR ROOF PITCHES FROM 0/12 TO 12/12  
 34.5 PSF FOR ROOF PITCHES FROM 12/12 TO 1/12  
 24.5 PSF FOR ROOF PITCHES FROM 1/12 TO 0/12  
 3. MEAN ROOF HEIGHT FOR THIS STRUCTURE IS 8'-0"  
 4. ALL WALL, CEILING AND FLOOR SHALL BE RATED IN ACCORDANCE WITH PART IV, ENERGY CONSERVATION, CHAPTER 6, ENERGY EFFICIENCY OF THE CODE FOR 2006 IBC (TABLE 602.3.1)  
 5. DESIGN CRITERIA IS AS FOLLOWS:

| DEAD LOAD (PSF)     | LIVE LOAD (PSF) |
|---------------------|-----------------|
| PRIMARY FLOOR       | 40              |
| SECONDARY FLOOR     | 40              |
| SLEEPING AREAS      | 40              |
| ATTIC (UP STAIRS)   | 30              |
| ATTIC (DOWN STAIRS) | 20              |
| ROOF                | 20              |

WIND LOADINGS IS BASED ON 3 SECOND GUST OF 19 MPH PER HOUR  
 LIVE LOAD DISTRIBUTION LIVES (LIVE LOAD) ARE 120 PSF FOR FLOOR, 10 PSF FOR ROOF  
 6. ALL HEADERS IN LOAD BEARING WALL SHALL BE 2"x12" UNLESS NOTED OTHERWISE  
 FULL HEIGHT KING STUDS SHALL BE NOTED PER EACH SIDE OF EXTERIOR WALL  
 HEADERS AND BEAMS AS FOLLOWS:

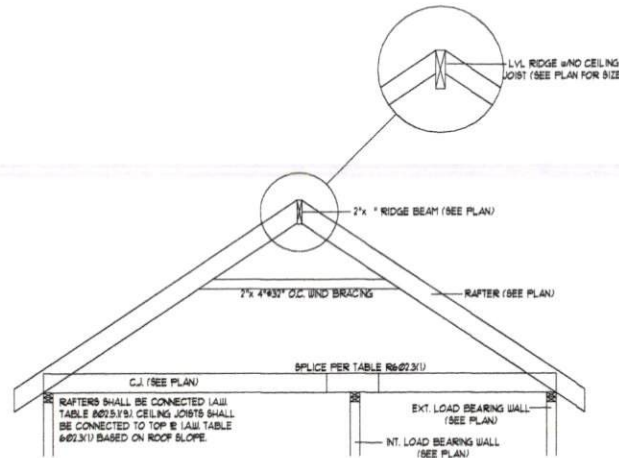
| HEADER SPAN | STUDS # W/ O.C. | STUDS # 24" O.C. |
|-------------|-----------------|------------------|
| 3'-0"       | 1               | 1                |
| 4'-0"       | 2               | 2                |
| 5'-0"       | 3               | 3                |
| 6'-0"       | 4               | 4                |

1. ALL LUMBER USED FOR JOISTS AND RAFTERS SHALL BE 2" MIN OR BETTER LUMBER  
 USED FOR STUD SHALL BE 2" MIN OR BETTER DOUBLE FLLOOR JOISTS SHALL BE  
 METAL LAGS. INTERIOR WALLS BEARING PARALLEL WITH THE FLOOR JOISTS  
 2. LVL SHALL BE LAMINATED VENEER LUMBER OR PARALLEL STRAND LUMBER WITH THE  
 FOLLOWING TYPICAL PROPERTIES: F=2800 PSI, E=1,200,000 PSI, MULTIPLE  
 LVL PLYS CAN BE USED TO ACHIEVE THE SPECIFIED SIZE SHOWN ON THESE PLANS AND  
 IS CONSIDERED TO BE STRUCTURALLY EQUIVALENT.  
 3. THE FOLLOWING SHALL APPLY TO ALL BRACED WALL LINES  
 ALL EXTERIOR WALLS SHALL BE CONTINUOUSLY BRACED WITH 1" DIA OR 2"x4" UNLESS  
 SHOWN IN ACCORDANCE WITH R-RAILERS AND SHALL BE COVERED WITH 1/2" GYPSUM  
 BOARD ON THE INTERIOR FACE. ALL WIP PANELS SHALL BE FASTENED WITH 8d NAILS AT  
 12" ON CENTER FIELD AND 6" ON CENTER (EDGE). ALL EXTERIOR WALLS SHALL BE 2"  
 4" AT 12" ON CENTER AS A MINIMUM (EXCEPT FOR BALCONY FRAMED WALL SECTIONS AS  
 NOTED) AND CONTINUOUSLY BRACED.

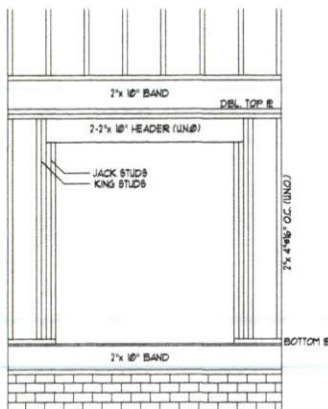
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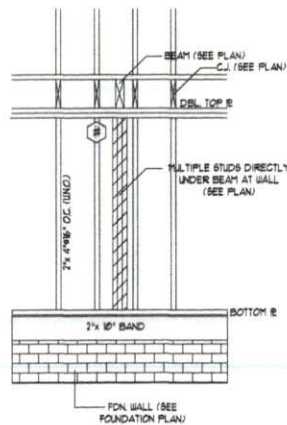
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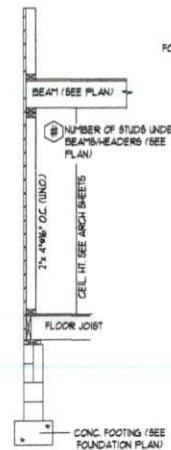
RIDGE BEAM/RAFTER  
 DETAIL (N.T.S.)



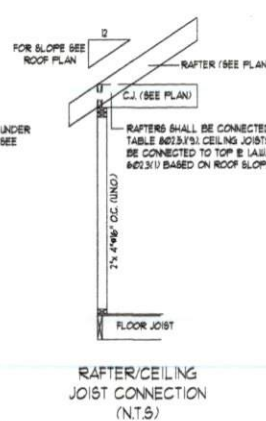
HEADER DETAIL AT EXT.  
 WALL OPENINGS (N.T.S.)



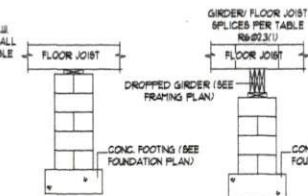
STUD SUPPORT FOR  
 BEAMS/HEADERS  
 (ELEV. N.T.S.)



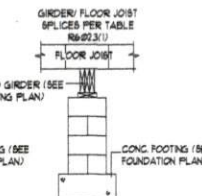
STUD SUPPORT FOR  
 BEAMS/HEADERS  
 (SECT. N.T.S.)



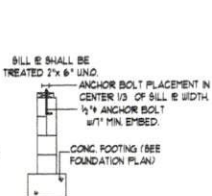
RAFTER/CEILING  
 JOIST CONNECTION  
 (N.T.S.)



FLUSH PIER W/  
 FLOOR JOIST  
 GIRDER (N.T.S.)



MASONRY PIER W/  
 DROPPED  
 GIRDER (N.T.S.)



MASONRY FDN.  
 WALL W/ ANCHOR  
 BOLTS (N.T.S.)

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TRIANGLE DEALS, LLC  
 THE DRAINE PLAN

Sheet No.

56

# GENERAL NOTES

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- WALL CLADDING IS DESIGNED FOR A POSITIVE/NEGATIVE PRESSURE OF NOT LESS THAN 241 PSF.
- ROOF DESIGN VALUES (POSITIVE/NEGATIVE) SHALL BE AS FOLLOWS:  
 1. AS PSF FOR ROOF PITCHES FROM 1/8" TO 1/2"  
 2. AS PSF FOR ROOF PITCHES FROM 1/2" TO 1"  
 3. AS PSF FOR ROOF PITCHES FROM 1" TO 2"  
 4. AS PSF FOR ROOF PITCHES FROM 2" TO 4"  
 5. AS PSF FOR ROOF PITCHES FROM 4" TO 12"
- ALL WALLS, CEILING, AND FLOORS SHALL BE INSULATED IN ACCORDANCE WITH PART IV, ENERGY CONSERVATION, CHAPTER 1, ENERGY EFFICIENCY OF THE CODE FOR 2003 AS TABLE 100.1.
- DESIGN CRITERIA IS AS FOLLOWS:

|                   | DEAD LOAD (PSF) | LIVE LOAD (PSF) |
|-------------------|-----------------|-----------------|
| PREPARED FLOOR    | 10              | 40              |
| SECONDARY FLOOR   | 10              | 40              |
| SLEEPING AREAS    | 10              | 40              |
| ATTIC (NO STAIRS) | 10              | 30              |
| ATTIC (NO STAIRS) | 10              | 30              |
| ROOF              | 10              | 30              |

WIND LOADS ARE BASED ON A SECOND QUART OF 10 MPH PER HOUR.  
 LIVE LOAD DEFLECTION LIMITS (LIVE LOAD) ARE L/360 FOR FLOORS, L/480 FOR ROOF.  
 ALL BEAMS IN LOAD BEARING WALL SHALL BE 2"x12" UNLESS NOTED OTHERWISE.  
 FULL HEIGHT KNUX STUDS SHALL BE INSTALLED ON EACH SIDE OF EXTERIOR WALL.  
 HEADERS AND BEAMS AS FOLLOWS:

| HEADER BEAM | STUDS # 16" O.C. | STUDS # 24" O.C. |
|-------------|------------------|------------------|
| 2"x12"      | 1                | 1                |
| 4"x12"      | 2                | 2                |
| 6"x12"      | 3                | 3                |
| 8"x12"      | 4                | 4                |

1. ALL LUMBER USED FOR JOISTS AND RAFTERS SHALL BE 9 MP OR BETTER LUMBER.  
 AND FOR FLOOR JOIST SHALL BE 9 MP OR BETTER DOUBLE FLOOR JOIST SHALL BE  
 METALIZED UNDER EXTERIOR WALLS RUNNING PARALLEL WITH THE SLOPE JOIST.

2. LVS SHALL BE LAMINATED VENEER LUMBER OR PARALLEL STRAND LUMBER WITH THE  
 FOLLOWING PROPERTIES: 1-1/2" x 8" x 10' LVS, 1-1/2" x 8" x 10' LVS, 1-1/2" x 8" x 10' LVS.  
 LVS PLYS CAN BE USED TO ACHIEVE THE SPECIFIED RISE RISE ON THESE PLANS AND  
 IS CONSIDERED TO BE STRUCTURALLY EQUIVALENT.

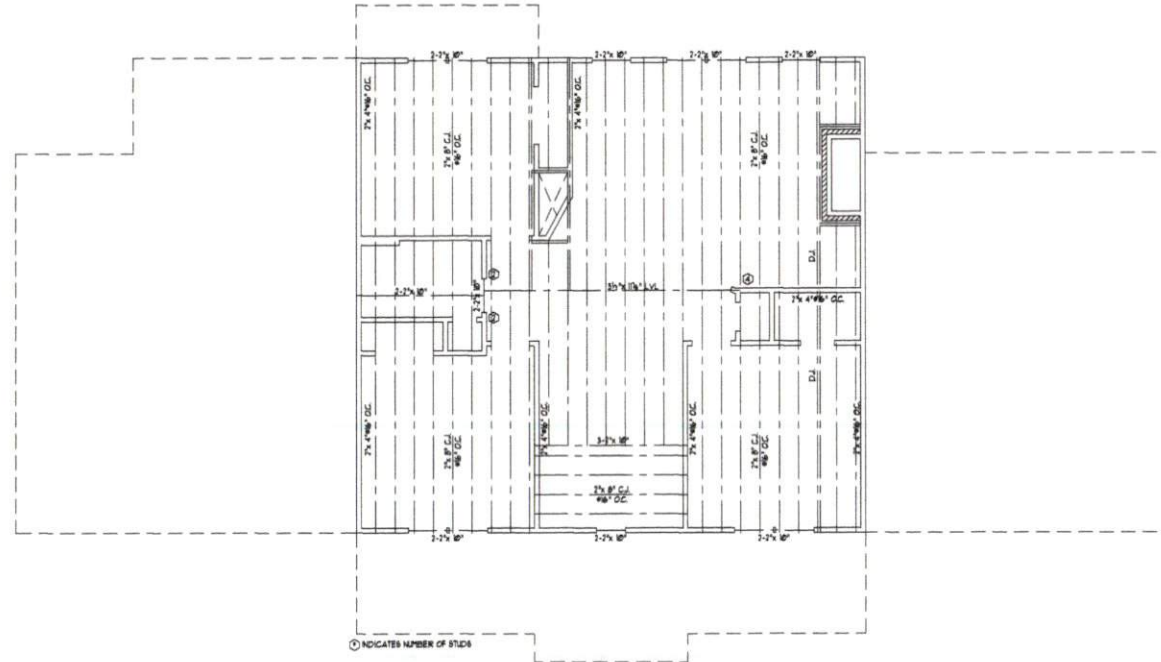
3. THE FOLLOWING SHALL APPLY TO ALL BEAMS:  
 ALL EXTERIOR WALLS SHALL BE CONTINUOUSLY SHEATHED WITH 1/2" OSB OR CDX OSB.  
 SHALL BE IN ACCORDANCE WITH R-10 AND SHALL BE COVERED WITH 1/2" GYPSUM  
 BOARD ON THE INTERIOR FACE. ALL SIP PANELS SHALL BE FASTENED WITH BE NAILS AT  
 12" ON CENTER (FIELD) AND 6" ON CENTER (EDGES). ALL EXTERIOR WALLS SHALL BE 2"x  
 4" AT 16" ON CENTER AS A FINISH EXCEPT FOR BALCONY TRAPPED WALL SECTIONS AS  
 NOTED AND CONTINUOUSLY SHEATHED.

## STRUCTURAL EVALUATION BY:

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 1001 Outer Box 21446  
 Raleigh North Carolina 27621

FILE NAME: 7/13/2011

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SECOND FLOOR CEILING PLAN  
 SCALE 1/4" = 1'-0"

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TRIANGLE DEALS, LLC  
 THE DRAINE PLAN

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