

**PLANS DESIGNED TO THE  
2018 NORTH CAROLINA STATE  
RESIDENTIAL BUILDING CODE**

MEAN ROOF HEIGHT: 19'-9" HEIGHT TO RIDGE: 27'-5"

CLIMATE ZONE	ZONE 3A	ZONE 4A	ZONE 5A
FENESTRATION U-FACTOR	0.35	0.35	0.35
SKYLIGHT U-FACTOR	0.55	0.55	0.55
GLAZED FENESTRATION SHGC	0.30	0.30	0.30
CEILING R-VALUE	38 or 30ci	38 or 30ci	38 or 30ci
WALL R-VALUE	15	15	19
FLOOR R-VALUE	19	19	30
* BASEMENT WALL R-VALUE	5/13	10/15	10/15
** S AB R-VALUE	0	10	10
* CRAWL SPACE WALL R-VALUE	5/13	10/15	10/19

\*\*1/3" MEANS R-10 SHEETING INSULATION OR R-13 CAVITY INSULATION  
\* INSULATION DEPTH WITH MONOLITHIC SLAB 24" OR FROM INSPECTION GAP TO BOTTOM OF FOOTING; INSULATION DEPTH WITH STEM WALL SLAB 24" OR TO BOTTOM OF FOUNDATION WALL

DESIGNED FOR WIND SPEED OF 120 MPH, 3 SECOND GUST (93 FASTEST MILE) EXPOSURE "B"

COMPONENT & CLADDING DESIGNED FOR THE FOLLOWING LOADS

MEAN ROOF	UP TO 30'	30'-1" TO 35'	35'-1" TO 40'	40'-1" TO 45'
ZONE 1	14.2 -15.0	14.9 -15.8	15.5 -16.4	15.9 -16.8
ZONE 2	14.2 -18.0	14.9 -18.9	15.5 -19.6	15.9 -20.2
ZONE 3	14.2 -18.0	14.9 -18.9	15.5 -19.6	15.9 -20.2
ZONE 4	15.5 -16.0	16.3 -16.8	16.9 -17.4	17.4 -17.9
ZONE 5	15.5 -20.0	16.3 -21.0	16.9 -21.8	17.4 -22.4

DESIGNED FOR WIND SPEED OF 130 MPH, 3 SECOND GUST (101 FASTEST MILE) EXPOSURE "B"

COMPONENT & CLADDING DESIGNED FOR THE FOLLOWING LOADS

MEAN ROOF	UP TO 30'	30'-1" TO 35'	35'-1" TO 40'	40'-1" TO 45'
ZONE 1	16.7 -18.0	17.5 -18.9	18.2 -19.6	18.7 -20.2
ZONE 2	16.7 -21.0	17.5 -22.1	18.2 -22.9	18.7 -23.5
ZONE 3	16.7 -21.0	17.5 -22.1	18.2 -22.9	18.7 -23.5
ZONE 4	18.2 -19.0	19.1 -20.0	19.8 -20.7	20.4 -21.3
ZONE 5	18.2 -24.0	19.1 -25.2	19.6 -26.2	20.4 -26.9

**GUARD RAIL NOTES**

**SECTION R312**

**R312.1 Where required.** Guards shall be located along open-sided walking surfaces, including stairs, ramps and landings, that are located more than 30 inches (762 mm) measured vertically to the floor or grade below at any point within 36 inches (914 mm) horizontally to the edge of the open side. Insect screening shall not be considered as a guard.

**R312.2 Height.** Required guards at open-sided walking surfaces, including stairs, porches, balconies or landings, shall be not less than 36 inches (914 mm) high measured vertically above the adjacent walking surface, adjacent fixed seating or the line connecting the leading edges of the treads.

**Exceptions:**

1. Guards on the open sides of stairs shall have a height not less than 34 inches (864 mm) measured vertically from a line connecting the leading edges of the treads.

2. Where the top of the guard also serves as a handrail on the open sides of stairs, the top of the guard shall not be not less than 34 inches (864 mm) and not more than 38 inches (965 mm) measured vertically from a line connecting the leading edges of the treads.

**R312.3 Opening limitations.** Required guards shall not have openings from the walking surface to the required guard height which allow passage of a sphere 4 inches (102 mm) in diameter.

**Exceptions:**

1. The triangular openings at the open side of a stair, formed by the riser, tread and bottom rail of a guard, shall not allow passage of a sphere 6 inches (153 mm) in diameter.

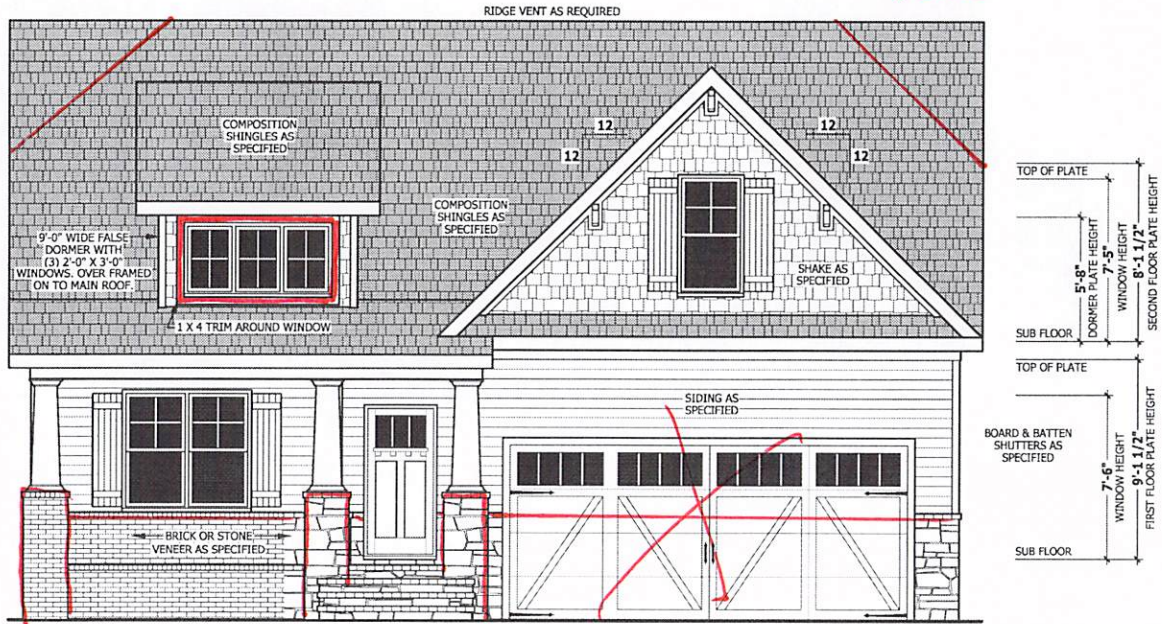
2. Guards on the open sides of stairs shall not have openings which allow passage of a sphere 4 3/8 inches (111 mm) in diameter.

**ROOF VENTILATION**

**SECTION R806**

SQUARE FOOTAGE OF ROOF TO BE VENTED = 2,477 SQ.FT.  
NET FREE CROSS VENTILATION NEEDED:  
WITHOUT 50% TO 80% OF VENTING 3'-0" ABOVE EAVE = 16.51 SQ.FT.  
WITH 50% TO 80% OF VENTING 3'-0" ABOVE EAVE; OR WITH CLASS I OR II VAPOR RETARDER ON WARM-IN-WINTER SIDE OF CEILING = 8.26 SQ.FT.

Tutor Hip  
3 CAR



**FRONT ELEVATION**

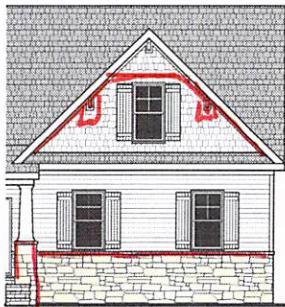
SCALE 1/4" = 1'-0"

**SQUARE FOOTAGE**

HEATED	
FIRST FLOOR	1766 SQ.FT.
PLAYROOM	400 SQ.FT.
TOTAL	2166 SQ.FT.
HEATED OPTIONAL	
CAROLINA ROOM	148 SQ.FT.
RECREATION ROOM	304 SQ.FT.
TOTAL	452 SQ.FT.
UNHEATED	
FRONT PORCH	188 SQ.FT.
GARAGE	488 SQ.FT.
TOTAL	676 SQ.FT.
UNHEATED OPTIONAL	
SCREENED PORCH	160 SQ.FT.
DECK / PATIO	108 SQ.FT.
THIRD GARAGE	292 SQ.FT.
TOTAL	560 SQ.FT.

**AIR LEAKAGE**

**Section N1102.4**  
**N1102.4.1 Building thermal envelope.** The building thermal envelope shall be durably sealed with an air barrier system to limit infiltration. The sealing methods between dissimilar materials shall allow for differential expansion and contraction. For all homes, where present, the following shall be caulked, gasketed, weather stripped or otherwise sealed with an air barrier material or solid material consistent with Appendix E-2.4 of this code:  
1. Blocking and sealing floor/ceiling systems and under knee walls open to unconditioned or exterior space.  
2. Capping and sealing shafts or chases, including fire shafts.  
3. Capping and sealing soffit or dropped ceiling areas.



**WINDOWS WITH SIDE LOAD**

SCALE 1/8" = 1'-0"



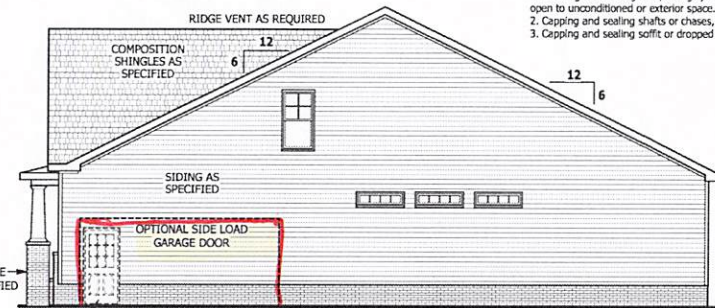
**REAR ELEVATION**

SCALE 1/8" = 1'-0"



**LEFT SIDE ELEVATION**

SCALE 1/8" = 1'-0"



**RIGHT SIDE ELEVATION**

SCALE 1/8" = 1'-0"

**NOTICE TO CONTRACTOR:**  
All dimensions shall comply with the Building Codes and are subject to field inspection and verification.

**APPROVED**  
Unlimited liability release  
Professional seal required for full compliance with the code

04/20/2020

PURCHASER MUST VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE CONSTRUCTION BEGINS. HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTOR'S PRACTICES OR PROCEDURES. CODES AND CONDITIONS MAY VARY WITH LOCATION. A LOCAL DESIGNER, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION. THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AND AS SUCH SHALL REMAIN PROPERTY OF THE DESIGNER.

**ELEVATION**

**HAYNES WEAVER HOMES**

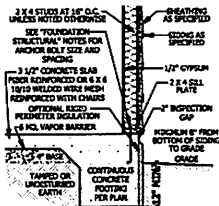
HOME PLANS, INC.

010.658.9100 • 010.666.4806

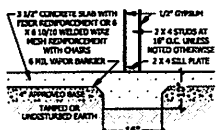
**SQUARE FOOTAGE**

HEATED	
FIRST FLOOR	1766 SQ.FT.
PLAYROOM	400 SQ.FT.
TOTAL	2166 SQ.FT.
HEATED OPTIONAL	
CAROLINA ROOM	148 SQ.FT.
RECREATION ROOM	304 SQ.FT.
TOTAL	452 SQ.FT.
UNHEATED	
FRONT PORCH	188 SQ.FT.
GARAGE	488 SQ.FT.
TOTAL	676 SQ.FT.
UNHEATED OPTIONAL	
SCREENED PORCH	160 SQ.FT.
DECK / PATIO	108 SQ.FT.
THIRD GARAGE	292 SQ.FT.
TOTAL	560 SQ.FT.

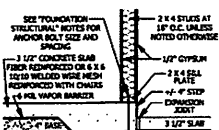




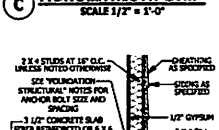
**A MONOLITHIC SECTION**  
SCALE 1/2" = 1'-0"



**B LUG FOOTING SECTION**  
SCALE 1/2" = 1'-0"



**C MONOLITHIC AT STEP**  
SCALE 1/2" = 1'-0"



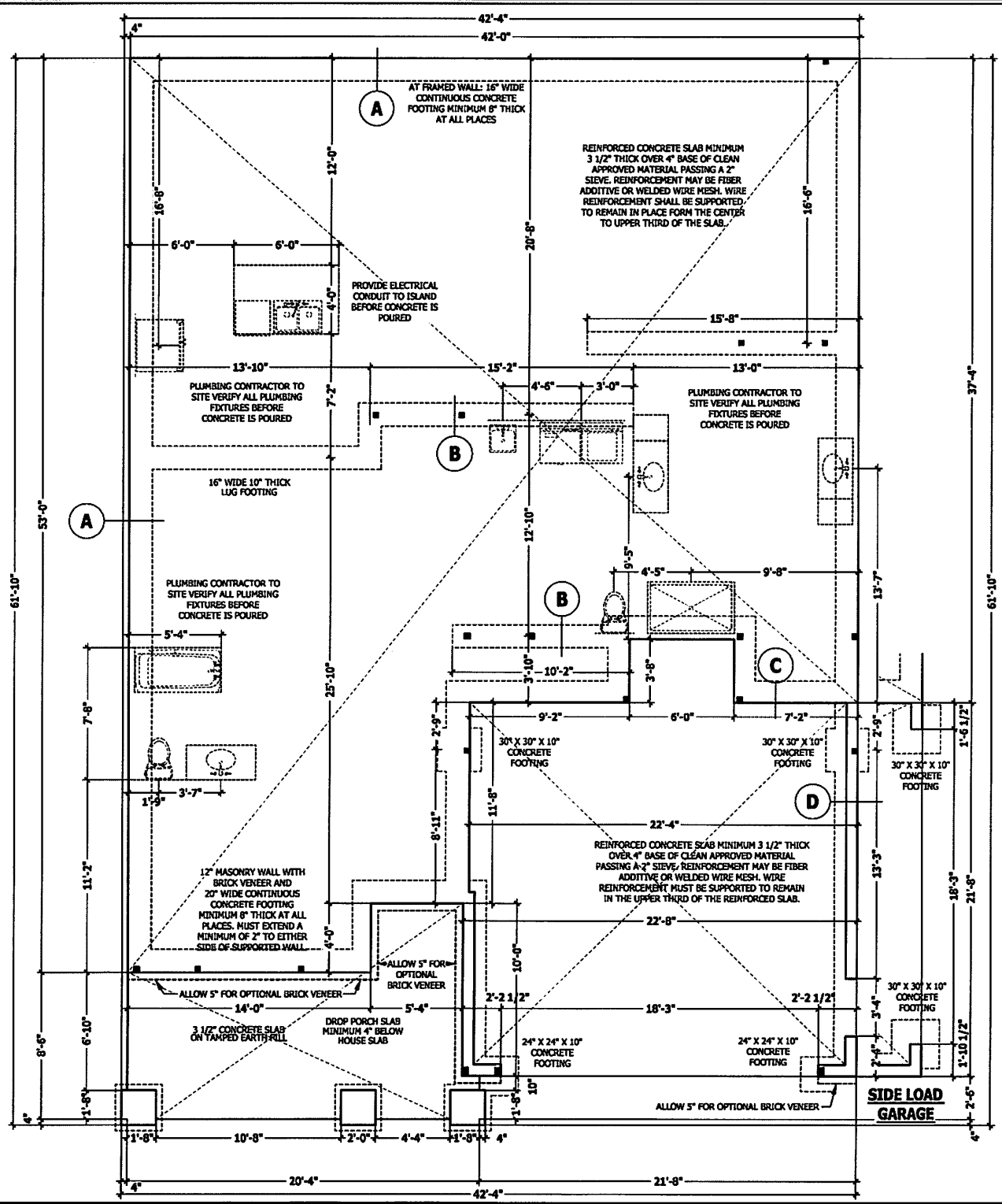
**D MONOLITHIC AT GARAGE**  
SCALE 1/2" = 1'-0"

**FOUNDATION STRUCTURAL**

115 to 130 mph wind zone (1 1/2 to 2 1/2 story)  
**CONTINUOUS FOOTINGS:** 16" wide and 8" thick minimum. 20" wide minimum at brick veneer. Must extend 2" to either side of supported wall.  
**GIRDBERS:** (3) 2 X 10 girder unless noted otherwise.  
**PIERS:** 16" X 16" piers with 6" solid masonry cap on 30" X 30" X 10" concrete footing with maximum pier height of 64" with hollow masonry and 160" with solid masonry.  
**POINT LOADS:** ■ designates significant point load and should have solid blocking to pier, girder or foundation wall.  
**115 and 120 MPH ANCHORS BOLTS:** 1/2" diameter anchor bolts embedded minimum 7", maximum 6'-0" on corner, within 12" of plate ends, and minimum two anchor bolts per plate.  
**130 MPH ANCHORS BOLTS:** 1/2" diameter anchor bolts embedded minimum 15", maximum 4'-0" on corner, within 12" of plate ends, and minimum two anchor bolts per plate.  
**CONCRETE:** Concrete shall have a minimum 28 day strength of 3000 psi and a maximum 5" slump. Air entrained per table 402.2. All concrete shall be in accordance with ACI standards. All samples for pumping shall be taken from the exit end of the pump.  
**SOILS:** Allowable soil bearing pressure assumed to be 2000 PSF. The contractor must contact a geotechnical engineer and a structural engineer if unsatisfactory subsurface conditions are encountered. The surface area adjacent to the foundation wall shall be provided with adequate drainage, and shall be graded so as to drain surface water away from foundation walls.

**MONOLITHIC SLAB PLAN**

SCALE 1/4" = 1'-0"



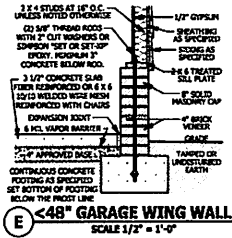
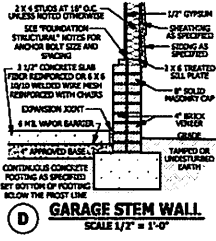
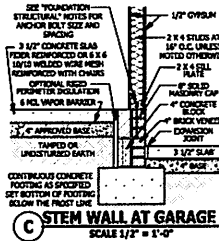
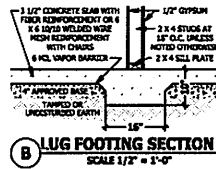
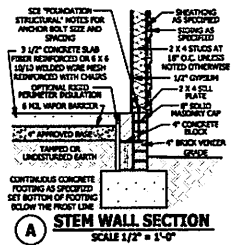
PURCHASER MUST VERIFY ALL CONDITIONS AND CONDITIONS BEFORE CONSTRUCTION BEGIN. HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTORS PRACTICES OR PROCEDURES. CODES AND CONDITIONS MAY VARY BY LOCATION. A LOCAL DESIGN, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION. THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AND AS SUCH SHALL REMAIN PROPERTY OF THE DESIGNER.

**MONOLITHIC SLAB PLAN**  
The Lauren H

**HAYNES WEAVER HOMES**  
HOME PLANS, INC.

**HAYNES WEAVER HOMES**  
HOME PLANS, INC.

SCHEDULE FOOTAGE	
WALLS	148.00
CEILING	148.00
FLOOR	148.00
ROOF	148.00
FOUNDATION	148.00
CONCRETE	148.00
INSULATION	148.00
DRYWALL	148.00
TRIM	148.00
PAINT	148.00
GLASS	148.00
IRON	148.00
STEEL	148.00
COPPER	148.00
ALUMINUM	148.00
BRASS	148.00
OTHER	148.00
TOTAL	148.00

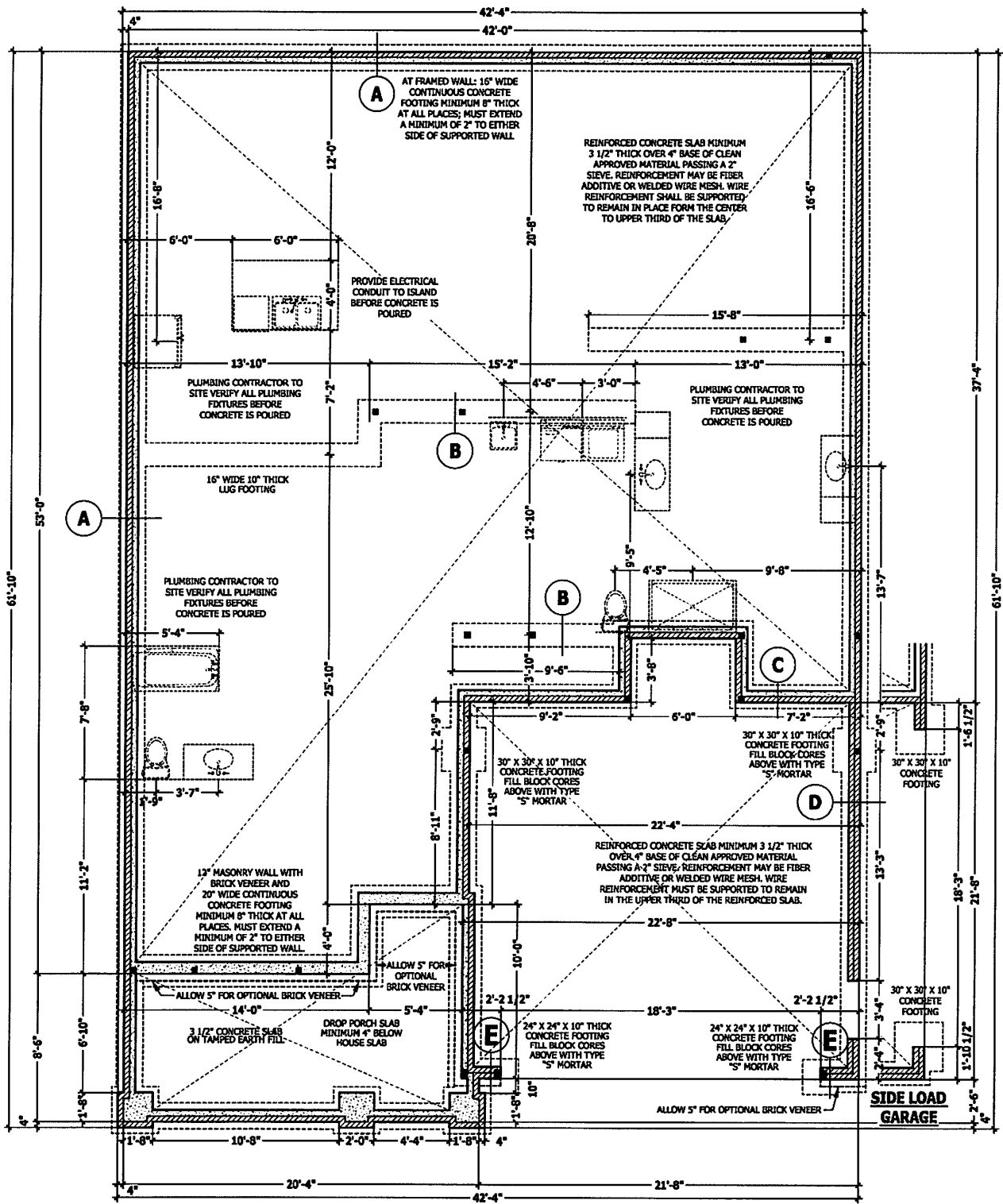


**FOUNDATION STRUCTURAL**

115 to 130 mph wind zone (1 1/2 to 2 1/2 story)  
 CONTINUOUS FOOTING: 16" wide and 8" thick minimum. 20" wide minimum at brick veneer. Must extend 2" to either side of supported wall.  
 GUIDELINES: (1) 2 X 10 girder unless noted otherwise.  
 PIERS: 16" X 16" piers with 8" solid masonry cap on 30" X 30" X 10" concrete footing with maximum pier height of 64" with hollow masonry and 160" with solid masonry.  
 POINT LOADS: ■ designates significant point load and should have solid blocking to pier, girder or foundation wall.  
 115 and 120 MPH ANCHORS BOLTS: 1/2" diameter anchor bolts embedded minimum 7", maximum 6'-0" on center, within 12" of plate ends, and minimum one anchor bolt per plate.  
 130 MPH ANCHORS BOLTS: 1/2" diameter anchor bolts embedded minimum 15", maximum 4'-0" on center, within 12" of plate ends, and minimum two anchor bolts per plate.  
 CONCRETE: Concrete shall have a minimum 28 day strength of 3000 psi and a minimum 5" slump. Air entrained per table 402.2. All concrete shall be in accordance with ACI standards. All samples for pumping shall be taken from the exit end of the pump.  
 SOILS: Allowable soil bearing pressure assumed to be 2000 PSF. The contractor must contact a geotechnical engineer and a structural engineer if unsatisfactory subsurface conditions are encountered. The surface area adjacent to the foundation wall shall be provided with adequate drainage, and shall be graded so as to drain surface water away from foundation walls.

**STEM WALL SLAB PLAN**

SCALE 1/4" = 1'-0"



PURCHASER MUST VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE CONSTRUCTION BEGINS. BUYER'S HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTORS' PRACTICES OR PROCEDURES. CHECK AND CONDITIONS MAY VARY WITH LOCATION, A LOCAL DESIGNER, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION. THESE DRAWINGS AND INSTRUMENTS OF SERVICE ARE THE SOLE PROPERTY OF BUYER'S HOME PLANS, INC.

**STEM WALL SLAB PLAN**  
**The Lauren H**

**HAINES WEAVER**  
 HOMES

**HAINES WEAVER**  
 HOME PLANS, INC.

**SQUARE FOOTAGE**

FULL FINISH	418
NET FINISH	418
UNFINISHED	418
UNFINISHED OPTIMUM	418
CARPORT	418
SCREENED PORCH	418
SCREENED PATIO	418
SCREENED DECK	418
SCREENED BALCONY	418
SCREENED TERRACE	418
SCREENED PERGOLA	418
SCREENED PORCH	418
SCREENED PATIO	418
SCREENED DECK	418
SCREENED BALCONY	418
SCREENED TERRACE	418
SCREENED PERGOLA	418
TOTAL	418

© Copyright 2020  
 Haines Home Plans, Inc.

2/24/2020

200219B

PAGE 2 OF 7

*Rusel Heath w/stone*

PURCHASER MUST VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE CONSTRUCTION BEGIN.  
 HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTOR PRACTICES AN  
 PROCEDURES.  
 CODES AND CONDITIONS MAY VARY WITH LOCATION. A LOCAL DESIGN, MODIFIED OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION.  
 THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AN AS SUCH SHALL REMAIN PROPERTY OF THE DESIGNER.

**FIRST FLOOR PLAN**  
**The Lauren H**

**HAYNES WEAVER**  
**HOMES**  
 6101 RAINBOW DR. • CINCINNATI, OH 45242

**HAYNES WEAVER**  
**HOME PLANS, INC.**

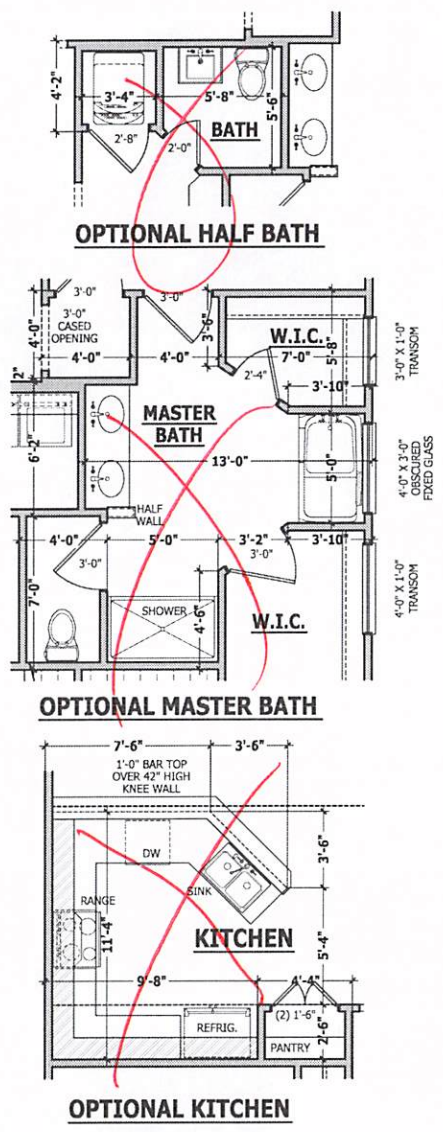
**SQUARE FOOTAGE**

HEATED	1766 SQ. FT.
FIRST FLOOR	400 SQ. FT.
PLAYROOM	452 SQ. FT.
TOTAL	2166 SQ. FT.
HEATED OPTIONAL	
CAROLINA ROOM	148 SQ. FT.
RECREATION ROOM	304 SQ. FT.
TOTAL	452 SQ. FT.
UNHEATED	
FRONT PORCH	188 SQ. FT.
GARAGE	488 SQ. FT.
TOTAL	676 SQ. FT.
UNHEATED OPTIONAL	
SCREENED PORCH	160 SQ. FT.
DECK / PATIO	168 SQ. FT.
THIRD GARAGE	292 SQ. FT.
TOTAL	560 SQ. FT.

© Copyright 2020  
 Haynes Home Plans, Inc

2/24/2020

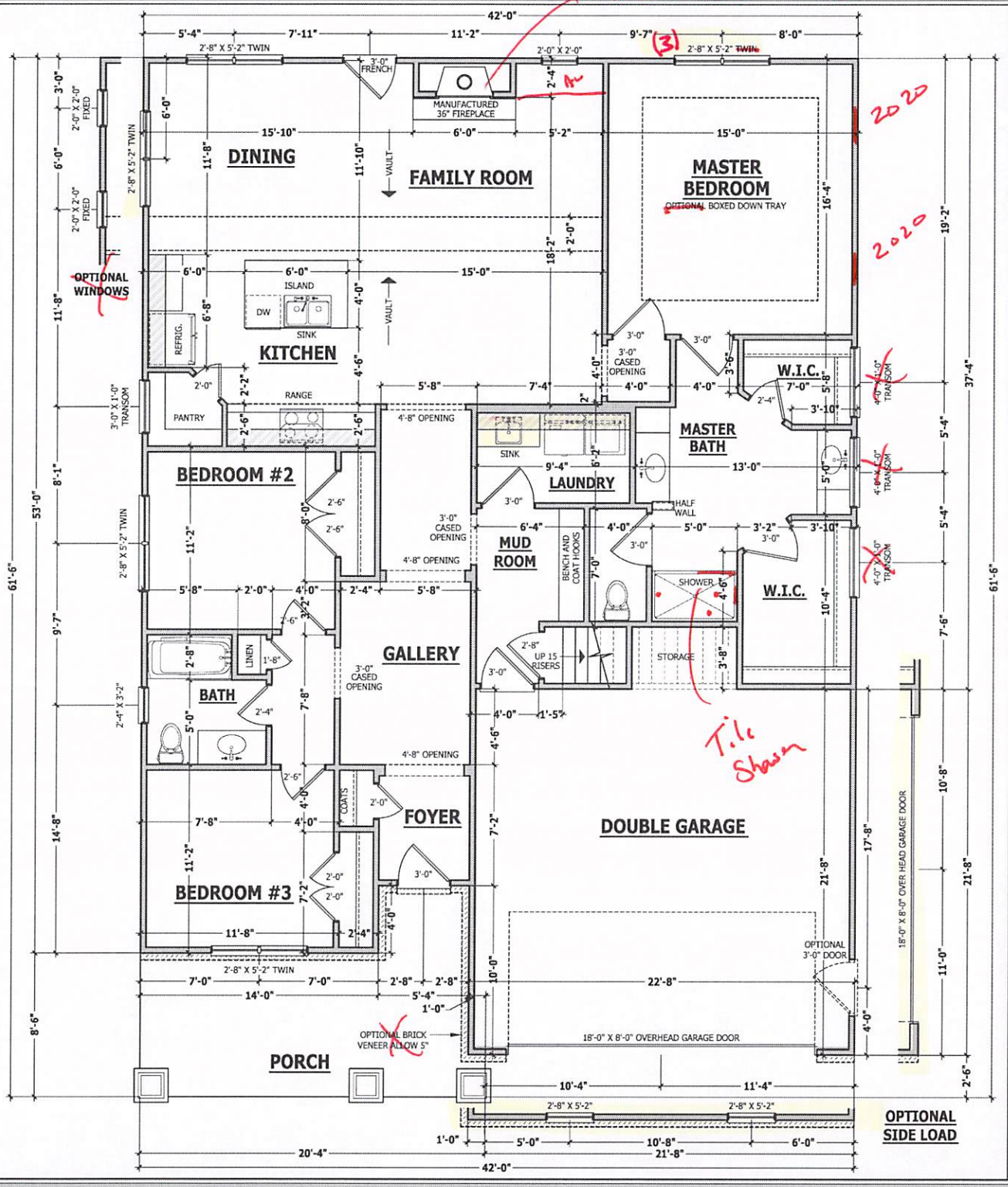
200219B  
 PAGE 3 OF 7



**SQUARE FOOTAGE**

HEATED	1766 SQ. FT.
FIRST FLOOR	400 SQ. FT.
PLAYROOM	452 SQ. FT.
TOTAL	2166 SQ. FT.
HEATED OPTIONAL	
CAROLINA ROOM	148 SQ. FT.
RECREATION ROOM	304 SQ. FT.
TOTAL	452 SQ. FT.
UNHEATED	
FRONT PORCH	188 SQ. FT.
GARAGE	488 SQ. FT.
TOTAL	676 SQ. FT.
UNHEATED OPTIONAL	
SCREENED PORCH	160 SQ. FT.
DECK / PATIO	168 SQ. FT.
THIRD GARAGE	292 SQ. FT.
TOTAL	560 SQ. FT.

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



*2020*

*Tile Shower*

**OPTIONAL SIDE LOAD**





## ROOF TRUSS REQUIREMENTS

**TRUSS DESIGN.** Trusses to be designed and engineered in accordance with these drawings. Any variation with these drawings must be brought to Haynes Home Plans, Inc. attention before construction begins.

**KNEE WALL AND CEILING HEIGHTS.** All finished knee wall heights and ceiling heights are shown furred down 10" from roof decking for insulation. If for any reason the truss manufacturer fails to meet or exceed designated heel heights, finished knee wall heights, or finished ceiling heights shown on these drawings the finished square footage may vary. Any discrepancy must be brought to Haynes Home Plans, Inc. attention, so a suitable solution can be reached before construction begins. Any variation due to these conditions not being met is the responsibility of the truss manufacturer.

**ANCHORAGE.** All required anchors for trusses due to uplift or bearing shall meet the requirements as specified on the truss schematics.

**BEARING.** All trusses shall be designed for bearing on SPF #2 plates or ledgers unless noted otherwise.

**Plate Heights & Floor Systems.** See elevation page(s) for plate heights and floor system thicknesses.

## STRUCTURAL NOTES

All construction shall conform to the latest requirements of the 2018 North Carolina Residential Building Code, plus all local codes and regulations. This document in no way shall be construed to supersede the code.

**JOB SITE PRACTICES AND SAFETY:** Haynes Home Plans, Inc. assumes no liability for contractor practices and procedures or safety program. Haynes Home Plans, Inc. takes no responsibility for the contractor's failure to carry out the construction work in accordance with the contract documents. All members shall be framed, anchored, and braced in accordance with good construction practice and the building code.

DESIGN LOADS	LIVE LOAD (PSF)	DEAD LOAD (PSF)	DEFLECTION (LL)
Attics without storage	10		L/240
Attics with limited storage	20	10	L/360
Attics with fixed stairs	40	10	L/360
Balconies and decks	40	10	L/360
Fire escapes	40	10	L/360
Guardrails and handrails	200	--	--
Guardrail in-fill components	50	--	--
Passenger vehicle garages	50	10	L/360
Rooms other than sleeping	40	10	L/360
Sleeping rooms	30	10	L/360
Stairs	40	--	L/360
Snow	20	--	--

**FRAMING LUMBER:** All non treated framing lumber shall be SPF #2 (Fb = 875 PSI) or SYP #2 (Fb = 750 PSI) and all treated lumber shall be SYP #2 (Fb = 750 PSI) unless noted otherwise.

### ENGINEERED WOOD MEMBERS

Laminated veneer lumber (LVL) = Fb=2600 PSI, Fv=285 PSI, E=1.9x10<sup>6</sup> PSI  
 Parallel strand lumber (PSL) = Fb=2900 PSI, Fv=290 PSI, E=2.0x10<sup>6</sup> PSI  
 Laminated strand lumber (LSL) Fb=2250 PSI, Fv=400 PSI, E=1.55x10<sup>6</sup> PSI  
 Install all connections per manufacturer's instructions.

**TRUSS AND I-JOIST MEMBERS:** All roof truss and I-joist layouts shall be prepared in accordance with this document. Trusses and I-joists shall be installed according to the manufacturer's specifications. Any change in truss or I-joist layout shall be coordinated with Haynes Home Plans, Inc.

**LINTELS:** Brick lintels shall be 3 1/2" x 3 1/2" x 1/4" steel angle for up to 6'-0" span. 6" x 4" x 5/16" steel angle with 6" leg vertical for spans up to 9'-0" unless noted otherwise. 3 1/2" x 3 1/2" x 1/4" steel angle with 1/2" bolts at 2'-0" on center for spans up to 18'-0" unless noted otherwise.

**FLOOR SHEATHING:** OSB or CDX floor sheathing minimum 1/2" thick for 16" on center joist spacing, minimum 5/8" thick for 19.2" on center joist spacing, and minimum 3/4" thick for 24" on center joist spacing.

**ROOF SHEATHING:** OSB or CDX roof sheathing minimum 3/8" thick for 16" on center rafters and 7/16" for 24" on center rafters.

**CONCRETE AND SOILS:** See foundation notes.

## ATTIC ACCESS

### SECTION R807

**R807.1 Attic access.** An attic access opening shall be provided to attic areas that exceed 400 square feet (37.16 m<sup>2</sup>) and have a vertical height of 60 inches (1524 mm) or greater. The net clear opening shall not be less than 20 inches by 30 inches (508 mm by 762 mm) and shall be located in a hallway or other readily accessible location. A 30-inch (762 mm) minimum unobstructed headroom in the attic space shall be provided at some point above the access opening. See Section M1305.1.3 for access requirements where mechanical equipment is located in attics.

### Exceptions:

1. Concealed areas not located over the main structure including porches, areas behind knee walls, dormers, bay windows, etc. are not required to have access.
2. Pull down stair treads, stringers, handrails, and hardware may protrude into the net clear opening.

## EXTERIOR HEADERS

(2) 2 X 6 WITH 1 JACK STUD EACH END UNLESS NOTED OTHERWISE

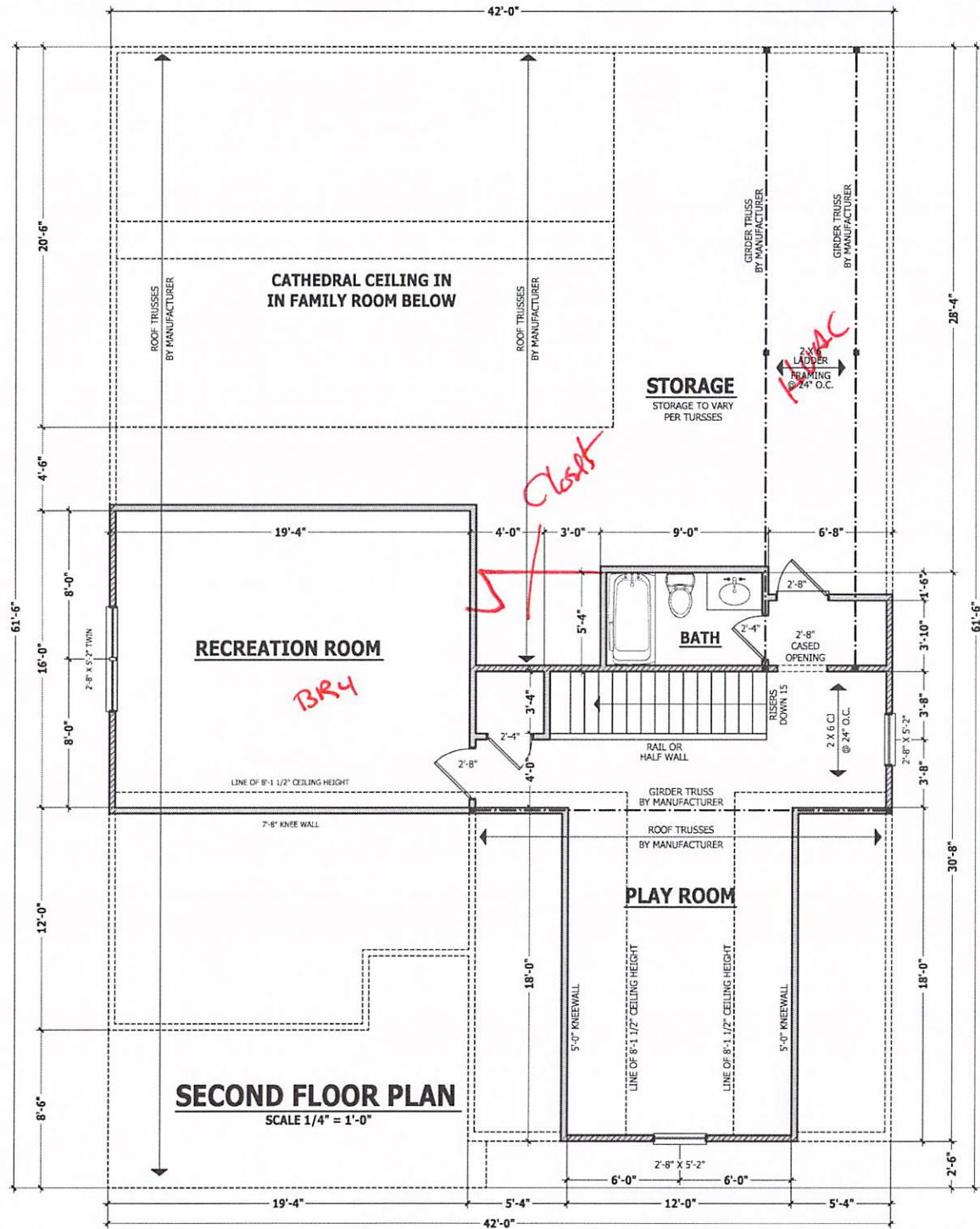
KING STUDS EACH END PER TABLE BELOW

HEADER SPAN	< 3'	3'-4'	4'-8'	8'-12'	12'-16'
KING STUD(S)	1	2	3	5	6

## INTERIOR HEADERS

LOAD BEARING HEADERS (2) 2 X 6 WITH 1 JACK STUD AND 1 KING STUD EACH END UNLESS NOTED OTHERWISE

NON LOAD BEARING HEADERS TO BE LADDER FRAMED



## SECOND FLOOR PLAN

SCALE 1/4" = 1'-0"

PURCHASER MUST VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE CONSTRUCTION BEGINS.  
 HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTOR PRACTICES OR PROCEDURES.  
 OWNER AND CONTRACTOR MAY VARY WITH LOCATION. A LOCAL DESIGN ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION.  
 THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AND AS SUCH SHALL REMAIN PROPERTY OF THE DESIGNER.

SECOND FLOOR PLAN  
 The Lauren H

HAYNES WEAVER HOMES  
 HOME PLANS, INC.  
 610 GARDEN ROAD

HAYNES WEAVER HOMES  
 HOME PLANS, INC.

SQUARE FOOTAGE	HEATED	UNHEATED
FIRST FLOOR	1706 sq. ft.	482 sq. ft.
SECOND FLOOR	1452 sq. ft.	214 sq. ft.
TOTAL	3158 sq. ft.	696 sq. ft.
HEATED OPTIONAL		
CLOSET	148 sq. ft.	34 sq. ft.
BREAKFAST ROOM	148 sq. ft.	42 sq. ft.
BATH	148 sq. ft.	42 sq. ft.
TOTAL	3306 sq. ft.	774 sq. ft.
UNHEATED OPTIONAL		
SCREENED PORCH	148 sq. ft.	42 sq. ft.
DECK	148 sq. ft.	42 sq. ft.
TOTAL	3454 sq. ft.	858 sq. ft.

© Copyright 2020 Haynes Home Plans, Inc.

2/24/2020

200219B

PAGE 5 OF 7



PURCHASER MUST VERIFY ALL CONSIDERING AND CONSTRUCTION BEFORE CONSTRUCTION BEGINS.  
 HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTORS PRACTICES AND PROCEDURES.  
 CODES AND CONDITIONS MAY VARY WITH LOCATION. A LOCAL DESIGNER, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION.  
 THESE DRAWINGS AND INSTRUMENTS OF SERVICE ARE AS SHOWN SHALL REMAIN PROPERTY OF THE DESIGNER.

ROOF PLAN  
 The Lauren H

HAYNES WEAVER HOMES

HAYNES HOME PLANS, INC.

SQUARE FOOTAGE	
<b>HEATED</b>	
FIRST FLOOR	1,966 SQ. FT.
PORCH	452 SQ. FT.
TOTAL	2,418 SQ. FT.
<b>HEATED OPTIONAL</b>	
CASUAL ROOM	146 SQ. FT.
REGISTRATION ROOM	344 SQ. FT.
TOTAL	490 SQ. FT.
<b>UNHEATED</b>	
FRONT PORCH	188 SQ. FT.
GARAGE	499 SQ. FT.
TOTAL	687 SQ. FT.
<b>UNHEATED OPTIONAL</b>	
SCREENED PORCH	146 SQ. FT.
ROCK PATIO	138 SQ. FT.
TRIKE GARAGE	202 SQ. FT.
TOTAL	526 SQ. FT.

© Copyright 2020 Haynes Home Plans, Inc.

2/24/2020

200219B

PAGE 6 OF 7

### ROOF TRUSS REQUIREMENTS

**TRUSS DESIGN.** Trusses to be designed and engineered in accordance with these drawings. Any variation with these drawings must be brought to Haynes Home Plan, Inc. attention before construction begins.

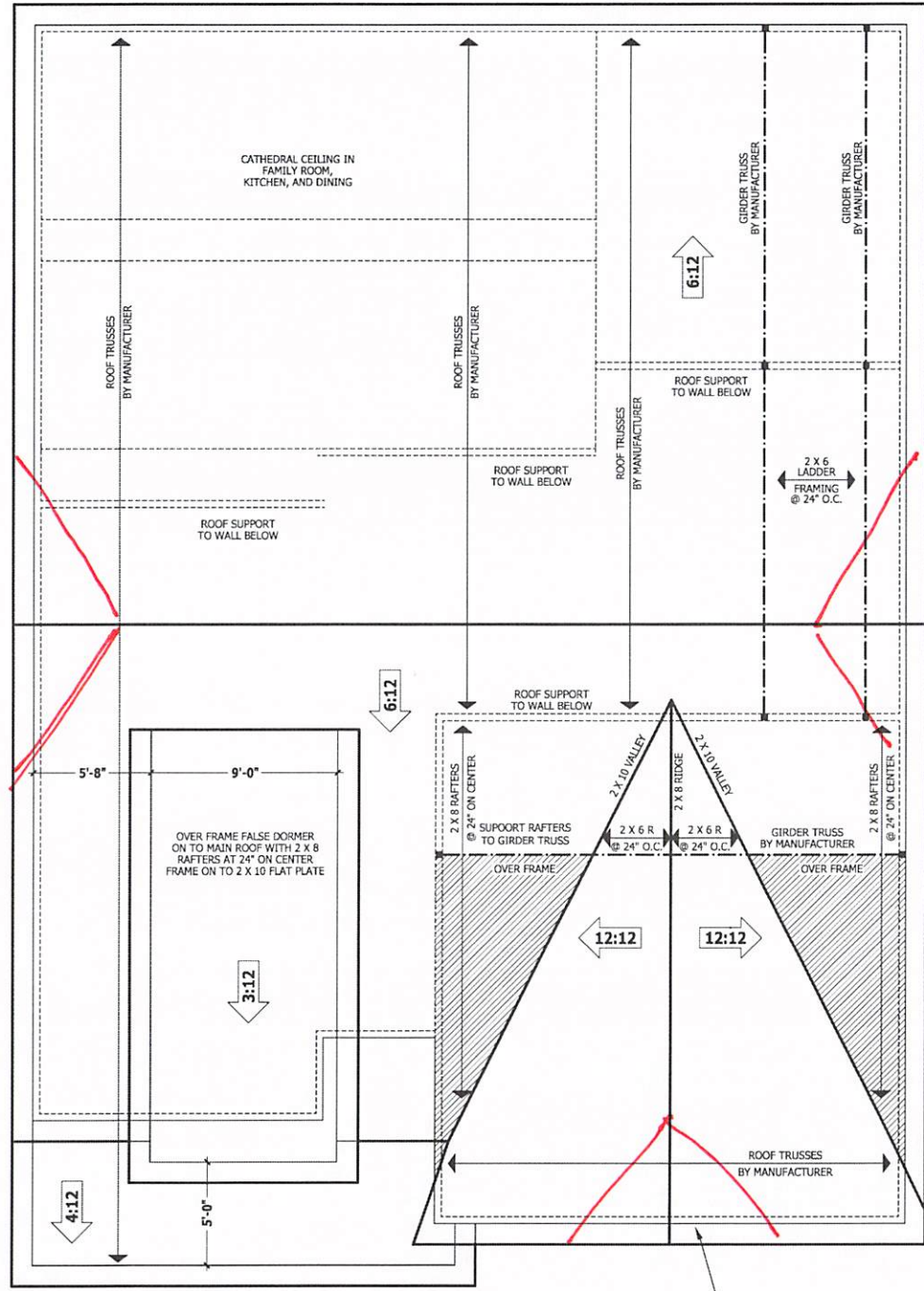
**KNEE WALL AND CEILING HEIGHTS.** All finished knee wall heights and ceiling heights are shown furred down 10" from roof decking for insulation. If for any reason the truss manufacturer fails to meet or exceed designated heel heights, finished knee wall heights, or finished ceiling heights shown on these drawings the finished square footage may vary. Any discrepancy must be brought to Haynes Home Plans, Inc. attention, so a suitable solution can be reached before construction begins. Any variation due to these conditions not being met is the responsibility of the truss manufacturer.

**ANCHORAGE.** All required anchors for trusses due to uplift or bearing shall meet the requirements as specified on the truss schematics.

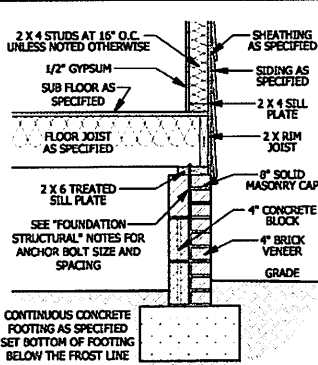
**BEARING.** All trusses shall be designed for bearing on SPF #2 plates or ledgers unless noted otherwise.

**Plate Heights & Floor Systems.** See elevation page(s) for plate heights and floor system thicknesses.

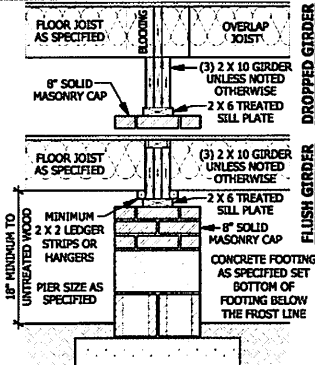
- HEEL HEIGHT ABOVE FIRST FLOOR PLATE
- ⊙ HEEL HEIGHT ABOVE SECOND FLOOR PLATE



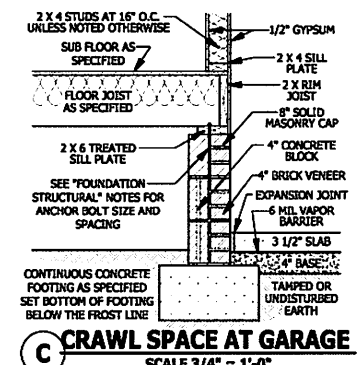
**ROOF PLAN**  
 SCALE 1/4" = 1'-0"



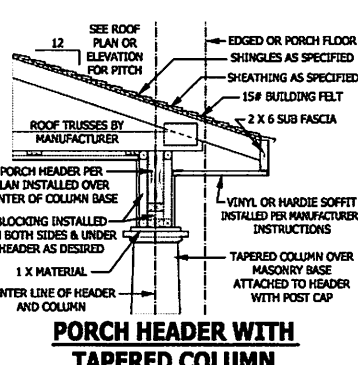
**A CRAWL SPACE WALL**  
SCALE 3/4" = 1'-0"



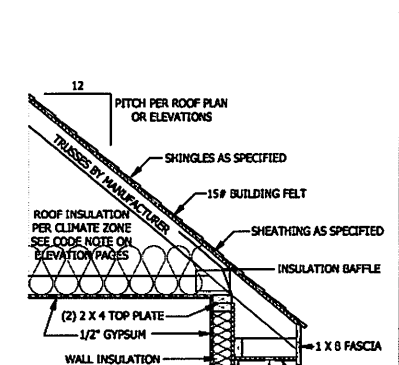
**B DROPPED/ FLUSH PIER**  
SCALE 3/4" = 1'-0"



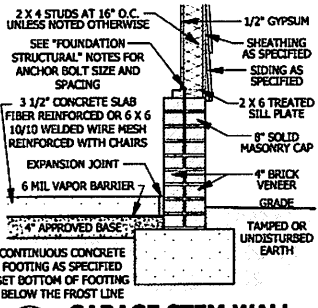
**C CRAWL SPACE AT GARAGE**  
SCALE 3/4" = 1'-0"



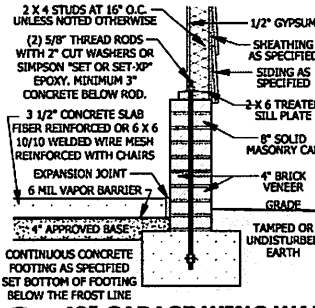
**D GARAGE STEM WALL**  
SCALE 3/4" = 1'-0"



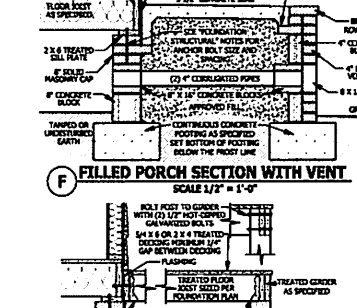
**E <48\"/>**



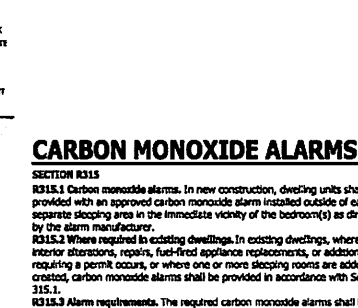
**F FILLED PORCH SECTION WITH VENT**  
SCALE 1/2" = 1'-0"



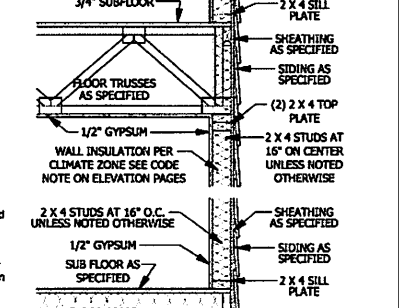
**G DECK ATTACHMENT**  
SCALE 1/2" = 1'-0"



**H PORCH HEADER WITH TAPERED COLUMN**  
SCALE 3/4" = 1'-0"



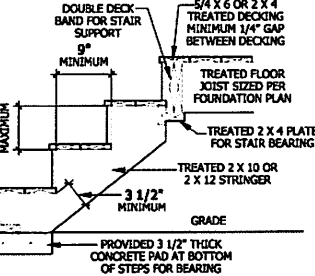
**I TYPICAL WALL DETAIL**  
SCALE 3/4" = 1'-0"



**J TYPICAL STAIR DETAIL**  
SCALE 1/4" = 1'-0"

**DECK STAIR NOTES**  
SECTION AM110  
AM110.1 Stairs shall be constructed per Figure AM110. Stringer spans shall be no greater than 7 foot span between supports. Spacing between stringers shall be based upon decking material used per AM107.1. Each stringer shall have minimum 3/2 inches between step out and back of stringer. If used, suspended headers shall be attached with 3/8 inch galvanized bolts with nuts and washers to securely support stringers at the top.

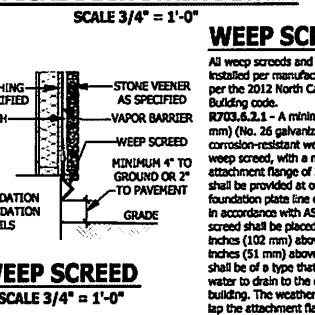
**DECK BRACING**  
SECTION AM109  
AM109.1 Deck bracing. Decks shall be braced to provide lateral stability. The following are acceptable means to provide lateral stability.  
AM109.1.1. When the deck floor height is less than 4'-0" above finished grade per Figure AM109 and the deck is attached to the structure in accordance with Section AM104, lateral bracing is not required.  
AM109.1.2. 4 x 4 wood knee braces may be provided on each column in both directions. The knee braces shall attach to each post at a point not less than 1/3 of the post length from the top of the post, and the braces shall be angled between 45 degrees and 60 degrees from the horizontal. Knee braces shall be bolted to the post and the girder/double band with one 5/8 inch hot dip galvanized bolt with nut and washer at both ends of the brace per Figure AM109.1.  
AM109.1.3. For freestanding decks without knee braces or diagonal bracing, lateral stability may be provided by embedding the post in accordance with Figure AM109.2 and the following:  
AM109.1.3.1. 2 x 6 diagonal vertical cross bracing may be provided in two perpendicular directions for freestanding decks or parallel to the structure at the exterior column line for attached decks. The 2 x 6's shall be attached to the posts with one 5/8 inch hot dip galvanized bolt with nut and washer at each end of each bracing member per Figure AM109.3.  
AM109.1.3.2. For embayment of piers in Coastal Regions, see Chapter 45.



**FIGURE AM110 TYPICAL DECK STAIR DETAIL**  
SCALE 3/4" = 1'-0"

**SMOKE ALARMS**  
SECTION R314  
R314.1 Smoke detection and notification. All smoke alarms shall be listed in accordance with UL 217 and installed in accordance with the provisions of this code and the household fire warning equipment provisions of NFPA 72.  
R314.2 Smoke detection systems. Household fire alarm systems installed in accordance with NFPA 72 that include smoke alarms, or a combination of smoke detector and audible notification device installed as required by this section for smoke alarms, shall be permitted. The household fire alarm system shall provide the same level of smoke detection and alarm as required by this section for smoke alarms. Where a household fire warning system is installed using a combination of smoke detector and audible notification device(s), it shall become a permanent feature of the occupancy and owned by the homeowner. The system shall be monitored by an approved supervising station and be maintained in accordance with NFPA 72.  
Exceptions: Where smoke alarms are provided meeting the requirements of Section R314.4.  
R314.3 Location. Smoke alarms shall be installed in the following locations:  
1. In each sleeping room.  
2. Outside each separate sleeping area in the immediate vicinity of the bedrooms.  
3. On the additional story of the dwelling including basements and habitable attic (finished) but not including crawl spaces, uninhabitable (unfinished) attics and uninhabitable (unfinished) attic-staircases. In dwellings or dwelling units with split levels and without an intervening floor between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story above the upper level.  
When more than one smoke alarm is required to be installed within an individual sleeping unit, the alarm devices shall be interconnected in a such a manner that the actuation of one alarm will activate all of the alarms in the individual unit.  
R314.4 Power source. Smoke alarms shall receive their primary power from the building wiring when such wiring is served from a commercial power source. Where the primary power is interrupted, shall receive power from a battery. Wiring shall be permanent and have a disconnecting switch other than those required for overcurrent protection. Smoke alarms shall be interconnected.

**WEEP SCREEDS**  
All weep screeds and stone veneer to be installed per manufacturers instructions and per the 2012 North Carolina Residential Building code.  
R303.6.2.1 - A minimum 0.019-inch (0.5 mm) (No. 26 galvanized sheet pape), corrosion-resistant weep screed or plastic weep screed, with a minimum vertical attachment flange of 3/12 inches (89 mm) shall be provided at or below the foundation plate line on exterior stud walls in accordance with ASTM C 926. The weep screed shall be placed a minimum of 4 inches (102 mm) above the earth or 2 inches (51 mm) above paved areas and shall be of a type that will allow trapped water to drain to the exterior of the building. The weather-resistant barrier shall be the attachment flange. The exterior lath shall cover and terminate on the attachment flange of the weep screed.



**WEEP Screenshot**  
SCALE 3/4" = 1'-0"

**STAIRWAY NOTES**  
R311.7  
R311.7.2 Handrails. The minimum handrail in all parts of the stairway shall not be less than 6 feet 8 inches (2032 mm) measured vertically from the sloped the adjoining the tread nosing or from the floor surface of the landing or platform on that portion of the stairway.  
R311.7.4 Stair treads and risers. Stair treads and risers shall meet the requirements of this section. For the purposes of this section all dimensions and dimensioned surfaces shall be exclusive of carpets, rugs or runners.  
R311.7.4.1 Riser height. The maximum riser height shall be 8 1/4 inches (210 mm). The riser shall be measured vertically between leading edges of the adjacent treads.  
R311.7.4.2 Tread depth. The minimum tread depth shall be 9 inches (229 mm). The tread depth shall be measured horizontally between the vertical planes of the foremost projection of adjacent treads and at a right angle to the tread's leading edge. Winder treads shall have a minimum tread depth of 9 inches (229 mm) measured as above at a point 12 inches (305 mm) from the side where the treads are narrowest. Winder treads shall have a minimum tread depth of 4 inches (102 mm) at any point.  
R311.7.4.3 Profile. The radius of curvature at the nosing shall be no greater than 9/16 inch (14 mm). A nosing not less than 3/4 inch (19 mm) but not more than 1 1/4 inches (32 mm) shall be provided on stairways with solid treads.  
R311.7.7 Handrails. Handrails shall be provided on at least one side of each continuous run of treads or flight with four or more risers.  
R311.7.7.1 Height. Handrail height, measured vertically from the sloped plane adjoining the tread nosing, or finish surface of ramp slope, shall be not less than 34 inches (864 mm) and not more than 38 inches (965 mm).  
Exceptions:  
1. The use of a volute, turnout or starting casing shall be allowed over the lowest tread.  
2. When handrail fittings or bendings are used to provide continuous transition between flights, the transition from handrail to quadrant, or used at the start of a flight, the handrail height at the fittings or bendings shall be permitted to exceed the maximum height.  
R311.7.7.2 Continuity. Handrails for stairways shall be continuous for the full length of the flight, from a point directly above the top riser of the flight to a point directly above the lowest riser of the flight. Handrail ends shall be returned or shall terminate in newel posts or safety terminals. Handrails adjacent to a wall shall have a space of not less than 1 1/2 inch (38 mm) between the wall and the handrails.  
Exceptions:  
1. Handrails shall be permitted to be interrupted by a newel post.  
2. The use of a volute, turnout, starting casing or starting newel shall be allowed over the lowest tread.  
3. Two or more separate rails shall be considered continuous if the termination of the rails occurs within 6 inches (152 mm) of each other. If transitioning between a wall-mounted handrail and a quadrant/handrail, the wall-mounted rail must return into the wall.

**SMOKE ALARMS**  
SECTION R314  
R314.1 Smoke detection and notification. All smoke alarms shall be listed in accordance with UL 217 and installed in accordance with the provisions of this code and the household fire warning equipment provisions of NFPA 72.  
R314.2 Smoke detection systems. Household fire alarm systems installed in accordance with NFPA 72 that include smoke alarms, or a combination of smoke detector and audible notification device installed as required by this section for smoke alarms, shall be permitted. The household fire alarm system shall provide the same level of smoke detection and alarm as required by this section for smoke alarms. Where a household fire warning system is installed using a combination of smoke detector and audible notification device(s), it shall become a permanent feature of the occupancy and owned by the homeowner. The system shall be monitored by an approved supervising station and be maintained in accordance with NFPA 72.  
Exceptions: Where smoke alarms are provided meeting the requirements of Section R314.4.  
R314.3 Location. Smoke alarms shall be installed in the following locations:  
1. In each sleeping room.  
2. Outside each separate sleeping area in the immediate vicinity of the bedrooms.  
3. On the additional story of the dwelling including basements and habitable attic (finished) but not including crawl spaces, uninhabitable (unfinished) attics and uninhabitable (unfinished) attic-staircases. In dwellings or dwelling units with split levels and without an intervening floor between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story above the upper level.  
When more than one smoke alarm is required to be installed within an individual sleeping unit, the alarm devices shall be interconnected in a such a manner that the actuation of one alarm will activate all of the alarms in the individual unit.  
R314.4 Power source. Smoke alarms shall receive their primary power from the building wiring when such wiring is served from a commercial power source. Where the primary power is interrupted, shall receive power from a battery. Wiring shall be permanent and have a disconnecting switch other than those required for overcurrent protection. Smoke alarms shall be interconnected.

**STAIRWAY NOTES**  
R311.7  
R311.7.2 Handrails. The minimum handrail in all parts of the stairway shall not be less than 6 feet 8 inches (2032 mm) measured vertically from the sloped the adjoining the tread nosing or from the floor surface of the landing or platform on that portion of the stairway.  
R311.7.4 Stair treads and risers. Stair treads and risers shall meet the requirements of this section. For the purposes of this section all dimensions and dimensioned surfaces shall be exclusive of carpets, rugs or runners.  
R311.7.4.1 Riser height. The maximum riser height shall be 8 1/4 inches (210 mm). The riser shall be measured vertically between leading edges of the adjacent treads.  
R311.7.4.2 Tread depth. The minimum tread depth shall be 9 inches (229 mm). The tread depth shall be measured horizontally between the vertical planes of the foremost projection of adjacent treads and at a right angle to the tread's leading edge. Winder treads shall have a minimum tread depth of 9 inches (229 mm) measured as above at a point 12 inches (305 mm) from the side where the treads are narrowest. Winder treads shall have a minimum tread depth of 4 inches (102 mm) at any point.  
R311.7.4.3 Profile. The radius of curvature at the nosing shall be no greater than 9/16 inch (14 mm). A nosing not less than 3/4 inch (19 mm) but not more than 1 1/4 inches (32 mm) shall be provided on stairways with solid treads.  
R311.7.7 Handrails. Handrails shall be provided on at least one side of each continuous run of treads or flight with four or more risers.  
R311.7.7.1 Height. Handrail height, measured vertically from the sloped plane adjoining the tread nosing, or finish surface of ramp slope, shall be not less than 34 inches (864 mm) and not more than 38 inches (965 mm).  
Exceptions:  
1. The use of a volute, turnout or starting casing shall be allowed over the lowest tread.  
2. When handrail fittings or bendings are used to provide continuous transition between flights, the transition from handrail to quadrant, or used at the start of a flight, the handrail height at the fittings or bendings shall be permitted to exceed the maximum height.  
R311.7.7.2 Continuity. Handrails for stairways shall be continuous for the full length of the flight, from a point directly above the top riser of the flight to a point directly above the lowest riser of the flight. Handrail ends shall be returned or shall terminate in newel posts or safety terminals. Handrails adjacent to a wall shall have a space of not less than 1 1/2 inch (38 mm) between the wall and the handrails.  
Exceptions:  
1. Handrails shall be permitted to be interrupted by a newel post.  
2. The use of a volute, turnout, starting casing or starting newel shall be allowed over the lowest tread.  
3. Two or more separate rails shall be considered continuous if the termination of the rails occurs within 6 inches (152 mm) of each other. If transitioning between a wall-mounted handrail and a quadrant/handrail, the wall-mounted rail must return into the wall.

**SMOKE ALARMS**  
SECTION R314  
R314.1 Smoke detection and notification. All smoke alarms shall be listed in accordance with UL 217 and installed in accordance with the provisions of this code and the household fire warning equipment provisions of NFPA 72.  
R314.2 Smoke detection systems. Household fire alarm systems installed in accordance with NFPA 72 that include smoke alarms, or a combination of smoke detector and audible notification device installed as required by this section for smoke alarms, shall be permitted. The household fire alarm system shall provide the same level of smoke detection and alarm as required by this section for smoke alarms. Where a household fire warning system is installed using a combination of smoke detector and audible notification device(s), it shall become a permanent feature of the occupancy and owned by the homeowner. The system shall be monitored by an approved supervising station and be maintained in accordance with NFPA 72.  
Exceptions: Where smoke alarms are provided meeting the requirements of Section R314.4.  
R314.3 Location. Smoke alarms shall be installed in the following locations:  
1. In each sleeping room.  
2. Outside each separate sleeping area in the immediate vicinity of the bedrooms.  
3. On the additional story of the dwelling including basements and habitable attic (finished) but not including crawl spaces, uninhabitable (unfinished) attics and uninhabitable (unfinished) attic-staircases. In dwellings or dwelling units with split levels and without an intervening floor between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story above the upper level.  
When more than one smoke alarm is required to be installed within an individual sleeping unit, the alarm devices shall be interconnected in a such a manner that the actuation of one alarm will activate all of the alarms in the individual unit.  
R314.4 Power source. Smoke alarms shall receive their primary power from the building wiring when such wiring is served from a commercial power source. Where the primary power is interrupted, shall receive power from a battery. Wiring shall be permanent and have a disconnecting switch other than those required for overcurrent protection. Smoke alarms shall be interconnected.

PURCHASER MUST VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE CONSTRUCTION BEGINS. HAINES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTORS PRACTICES AN PROCEDURES. DIMENSIONS AND CONDITIONS MAY VARY WITH LOCALITY. A LOCAL DESIGNER, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION. THESE DRAWINGS ARE NOT A SUBSTITUTE FOR AN AS-BUILT RECORD OF THE PROPERTY OF THE OWNER.

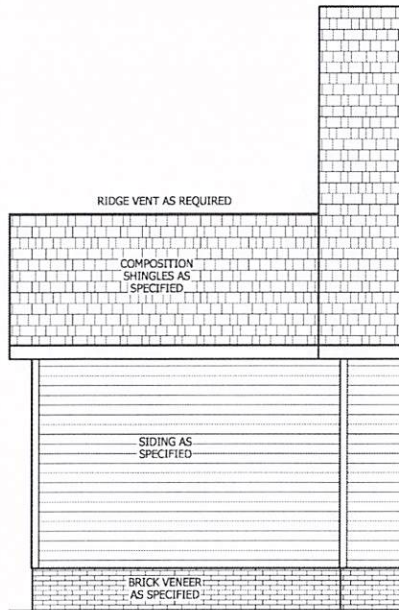
**TYPICAL DETAILS**  
The Lauren H

**HAINES HOME PLANS, INC.**  
HOME PLANS, INC.  
ONE FOUR NINTH - ONE FOUR NINTH

**SQUARE FOOTAGE**  
AREA TOTAL: 1416  
ACROSS: 41'-0"  
DEPT: 34'-0"  
TOTAL: 1416  
AREA TOTAL: 1416  
ACROSS: 41'-0"  
DEPT: 34'-0"  
TOTAL: 1416  
AREA TOTAL: 1416  
ACROSS: 41'-0"  
DEPT: 34'-0"  
TOTAL: 1416

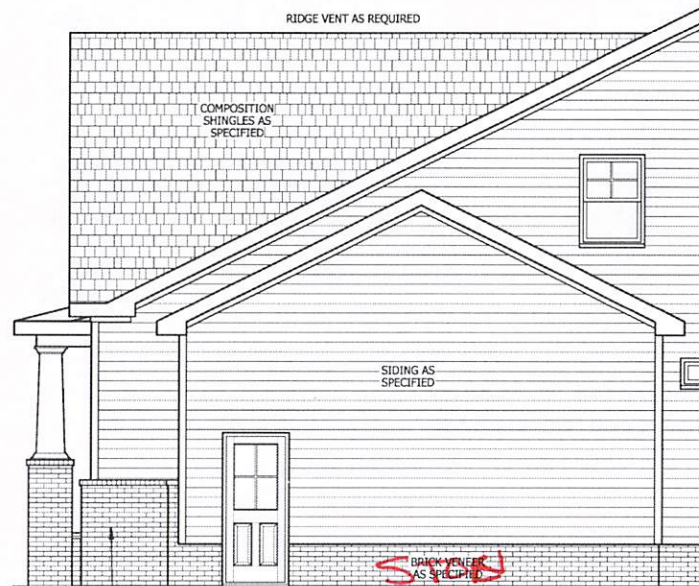
© Copyright 2020  
Haynes Home Plans, Inc.  
2/24/2020  
200219B  
PAGE 7 OF 7





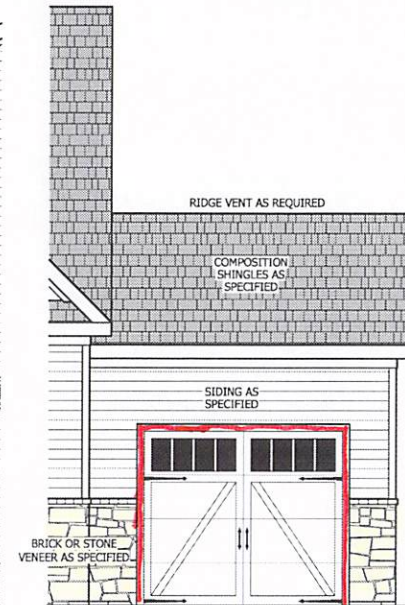
### REAR ELEVATION

SCALE 1/4" = 1'-0"



### SIDE ELEVATION

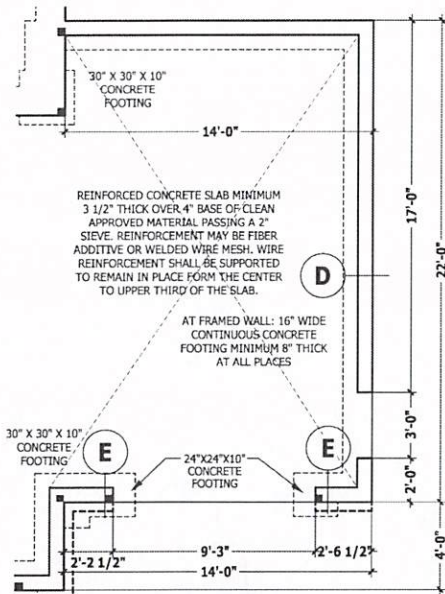
SCALE 1/4" = 1'-0"



### FRONT ELEVATION

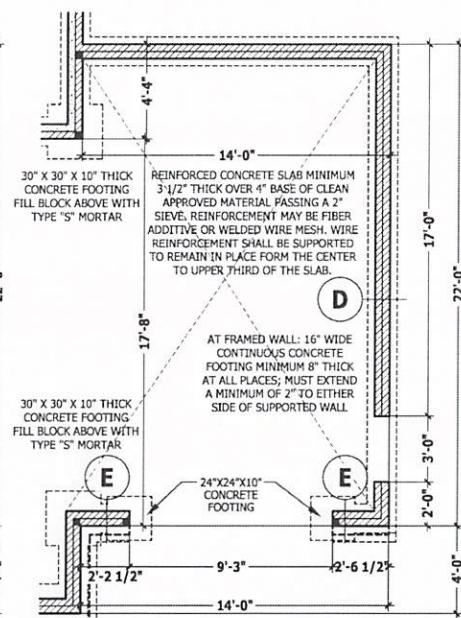
SCALE 1/4" = 1'-0"

SEE BASE PLAN FOR NOTES AND DETAILS



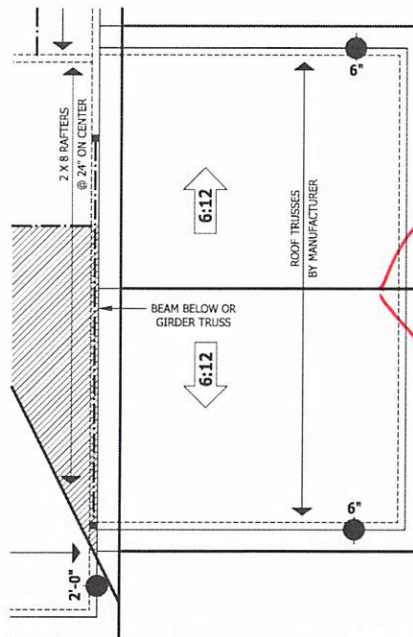
### MONOLITHIC SLAB PLAN

SCALE 1/4" = 1'-0"



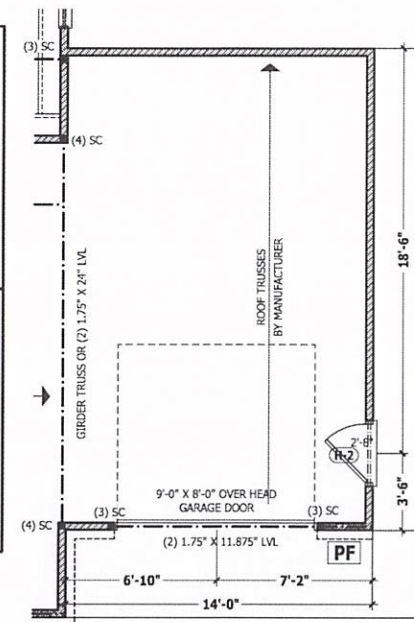
### CRAWL SPACE / STEM WALL

SCALE 1/4" = 1'-0"



### ROOF PLAN

SCALE 1/4" = 1'-0"



### FIRST FLOOR PLAN

SCALE 1/4" = 1'-0"

PURCHASER MUST VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE CONSTRUCTION BEGINS. HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTORS PRACTICES OR PROCEDURES. CODES AND CONDITIONS MAY VARY WITH LOCATION. A LOCAL DESIGNER, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION. THESE DRAWINGS AND INSTRUMENTS OF SERVICE ARE AS SHOWN AND SHALL REMAIN PROPERTY OF THE DESIGNER.

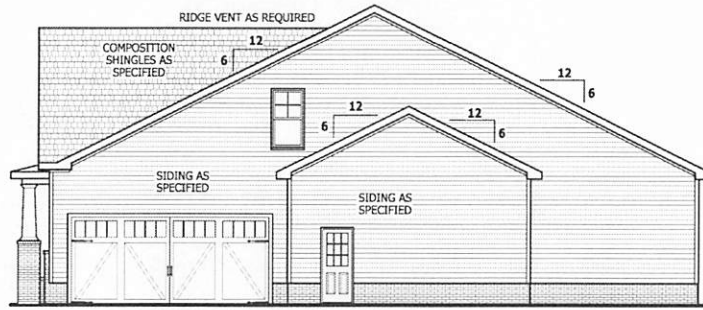
THIRD GARAGE ADDENDUM

The Lauren H

HAYNES WEAVER HOMES HOME PLANS, INC.

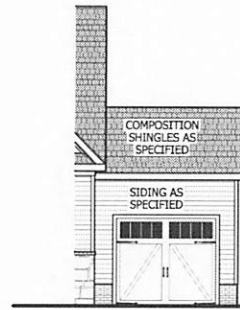
SQUARE FOOTAGE	
HEATED FIRST FLOOR	1786 SQ. FT.
UNHEATED OPTION CAROLINA ROOM	148 SQ. FT.
UNHEATED OPTION REAR PORCH	34 SQ. FT.
UNHEATED FRONT PORCH	188 SQ. FT.
UNHEATED OPTION PATIO	282 SQ. FT.
UNHEATED OPTION THIRD GARAGE	293 SQ. FT.
TOTAL	2637 SQ. FT.

© Copyright 2020 Haynes Home Plans, Inc.  
2/24/2020  
2002198  
ADDENDUM



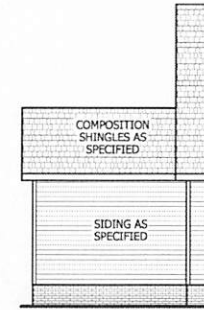
**SIDE ELEVATION**

SCALE 1/8" = 1'-0"



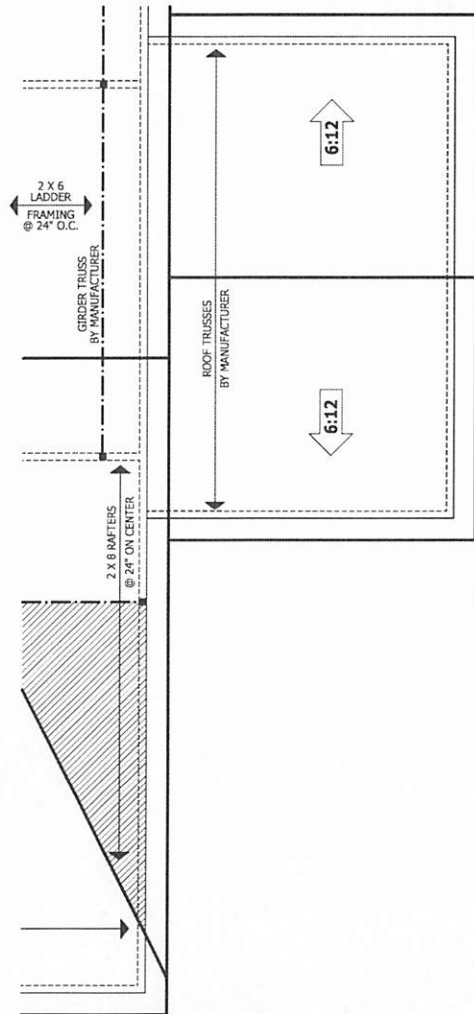
**FRONT ELEVATION**

SCALE 1/8" = 1'-0"



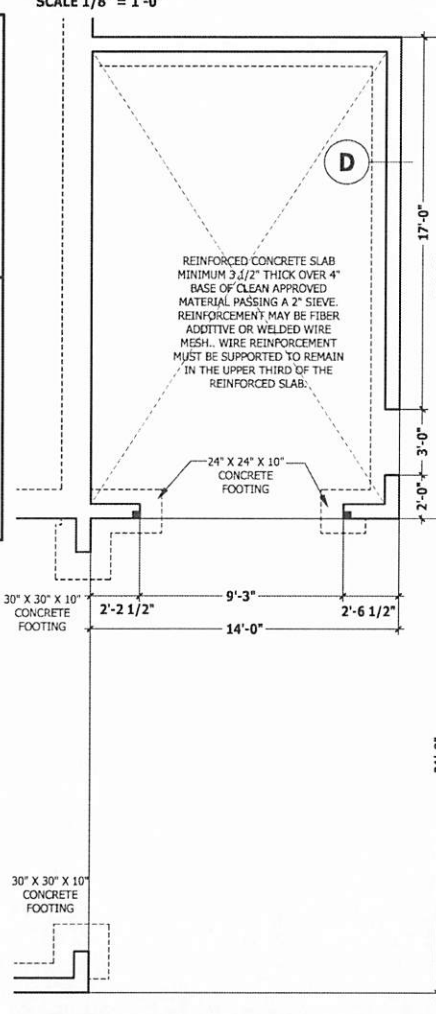
**REAR ELEVATION**

SCALE 1/8" = 1'-0"



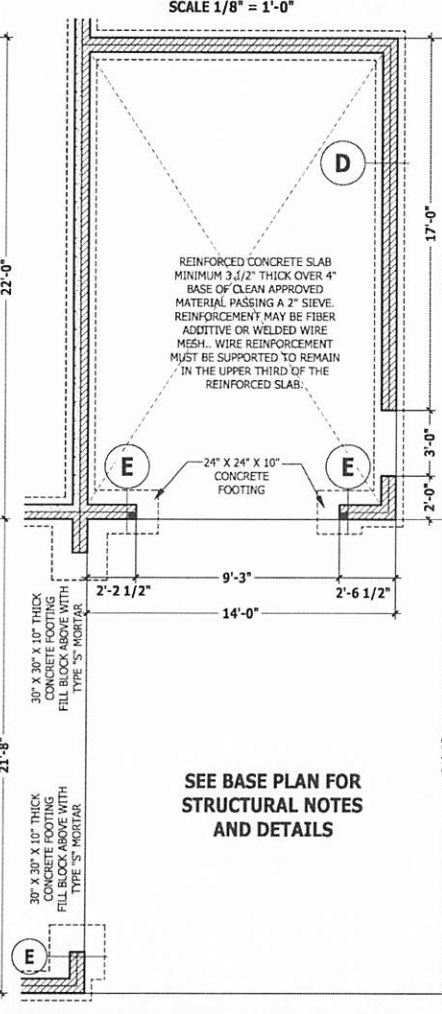
**ROOF PLAN**

SCALE 1/4" = 1'-0"



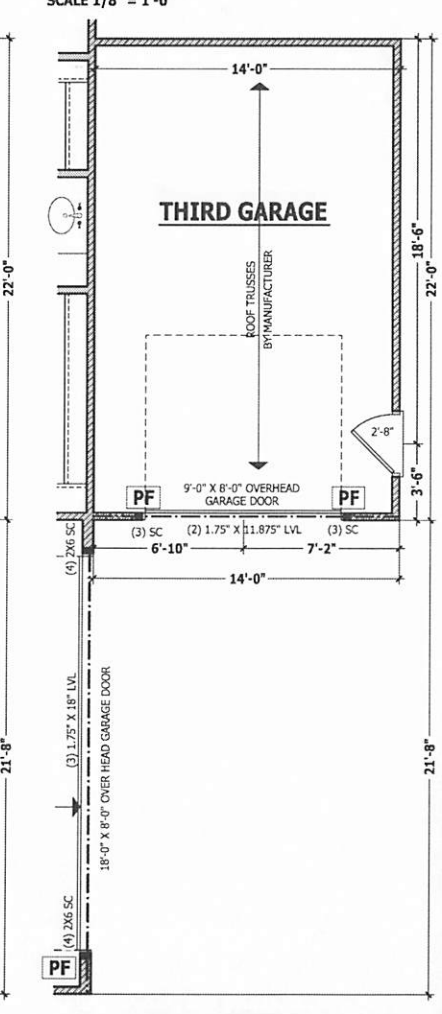
**MONOLITHIC SLAB PLAN**

SCALE 1/4" = 1'-0"



**CRAWL SPACE / STEM WALL**

SCALE 1/4" = 1'-0"



**FIRST FLOOR PLAN**

SCALE 1/4" = 1'-0"

PURCHASER MUST VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE CONSTRUCTION BEGINS. HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTORS PRACTICES OR PROCEDURES. CHECKS AND CONDITIONS MAY VARY WITH LOCATION. A LOCAL DESIGNER, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION. THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AND AS SUCH SHALL REMAIN PROPERTY OF THE DESIGNER.

FRONT LOAD THIRD CAR

**HAYNES WEAVER**  
HOME PLANS, INC.  
HOMES  
0101 FOXH 97100 • 010 6606 4000

SQUARE FOOTAGE	
HEATED	
FIRST FLOOR	1766 SQ. FT.
SECOND FLOOR	400 SQ. FT.
TOTAL	2166 SQ. FT.
UNHEATED	
FRONT PORCH	188 SQ. FT.
REAR PORCH	88 SQ. FT.
TOTAL	272 SQ. FT.
UNHEATED OPTIONALS	
SCREENED PORCH	300 SQ. FT.
DECK WITH RAIL	200 SQ. FT.
THIRD GARAGE	200 SQ. FT.
TOTAL	700 SQ. FT.

© Copyright 2020  
Haynes Home Plans, Inc.  
2/24/2020  
200219B  
ADDENDUM

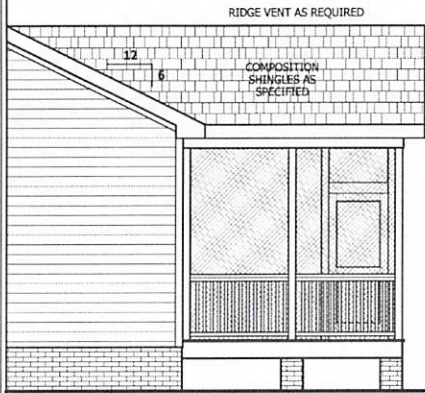


PURCHASER MUST VERIFY ALL CONSIDERING AND CONSTRUCTION BEFORE CONSTRUCTION BEGINS.  
 HAYNES HOME PLANS, INC. ASSUMES NO LIABILITY FOR CONTRACTORS PRACTICES OR PROCEDURES.  
 ORDERS AND CONDITIONS MAY VARY WITH LOCATION. A LOCAL DESIGNER, ARCHITECT OR ENGINEER SHOULD BE CONSULTED BEFORE CONSTRUCTION.  
 THESE DRAWINGS AND INSTRUMENTS OF SERVICE ARE AS SHOWN SHALL REMAIN PROPERTY OF THE DESIGNER.

SCREENED PORCH ADDENDUM

The Lauren H

HAYNES WEAVER HOMES HOME PLANS, INC. 6100 GRAY BROOK CIRCLE, WEST PLEASANTON, VA 24088



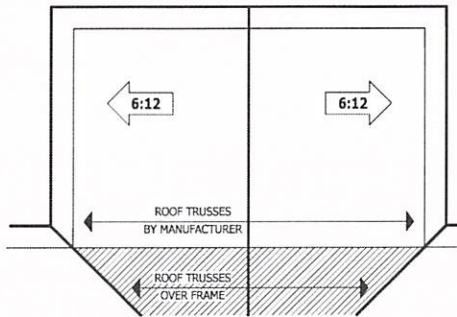
**RIGHT SIDE ELEVATION**  
SCALE 1/4" = 1'-0"



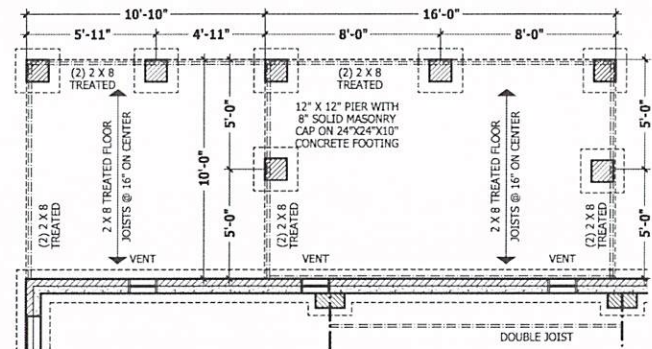
**REAR ELEVATION**  
SCALE 1/4" = 1'-0"  
RAIL AS NEEDED PER CODE



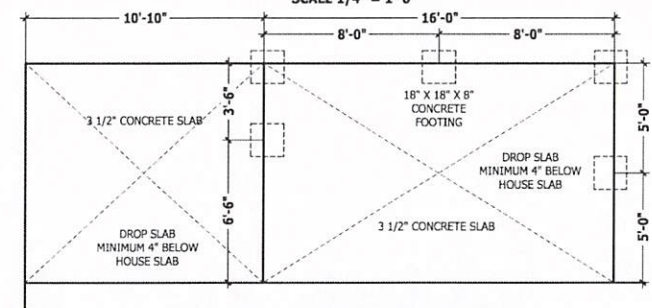
**LEFT SIDE ELEVATION**  
SCALE 1/4" = 1'-0"



**ROOF PLAN**  
SCALE 1/8" = 1'-0"

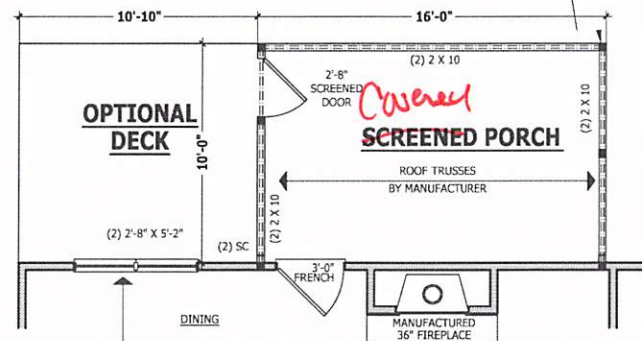


**CRAWL SPACE PLAN**  
SCALE 1/4" = 1'-0"

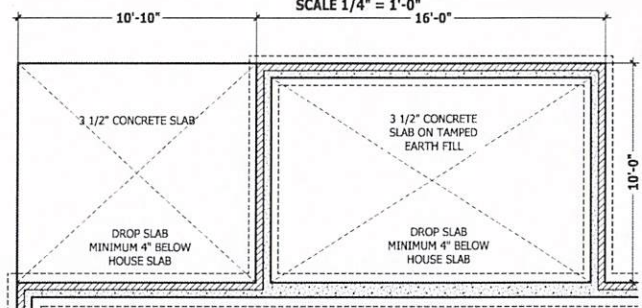


**MONOLITHIC SLAB PLAN**  
SCALE 1/4" = 1'-0"

SEE BASE PLAN FOR NOTES AND DETAILS



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



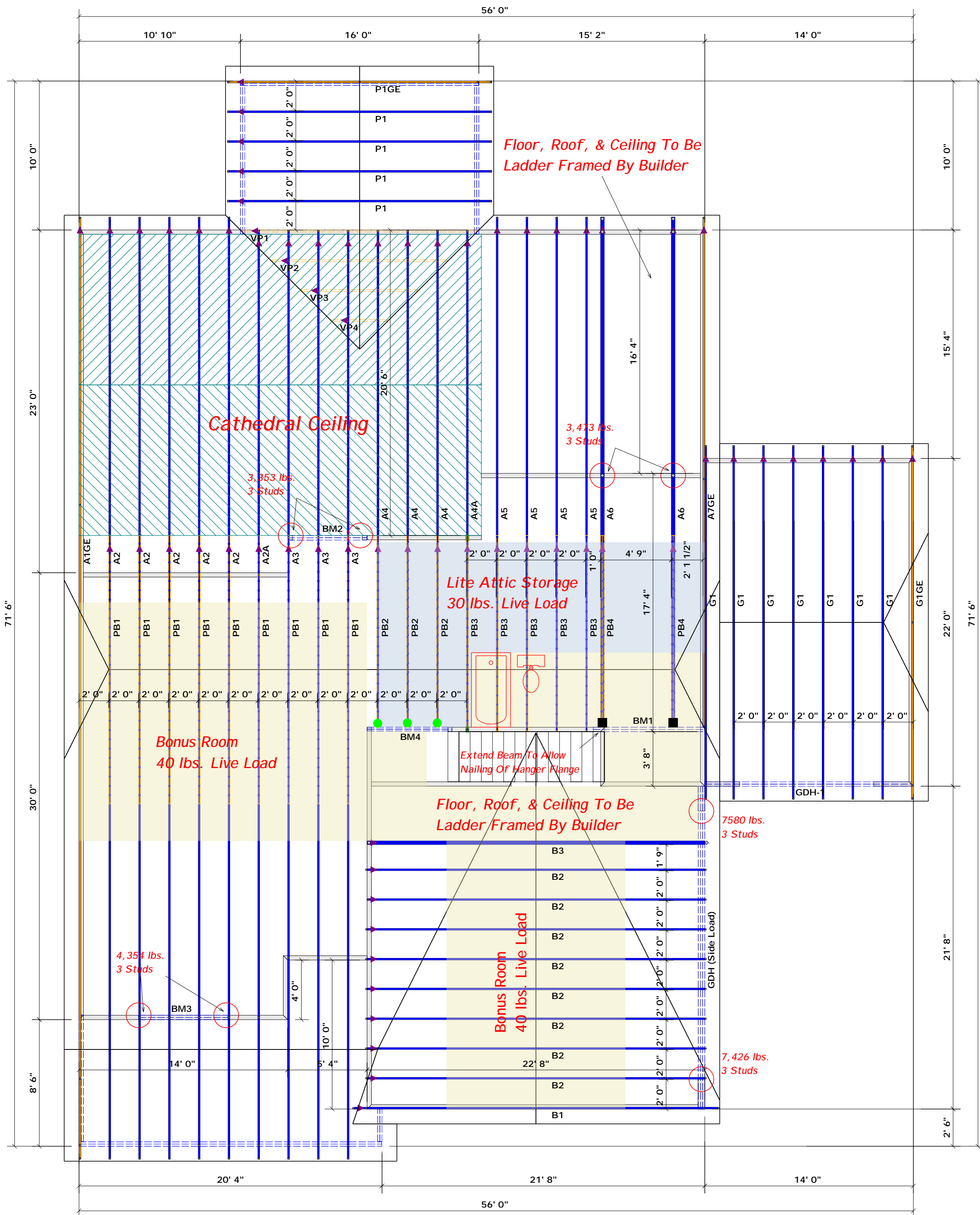
**STEM WALL SLAB**  
SCALE 1/4" = 1'-0"

4 X 4 TREATED POST OR EQUIVALENT TYPICAL. ATTACH RAFTERS TO HEADER WITH HURRICANE CONNECTORS (SIMPSON HZ-5 OR EQUIVALENT). ATTACH HEADER TO POST AND POST TO BASE WITH POST CAP, METAL STRAPS, AND/OR POST BASE.

SQUARE FOOTAGE	
HEATED	
FIRST FLOOR	1,376 SQ. FT.
SCREENED PORCH	452 SQ. FT.
TOTAL	1,828 SQ. FT.
UNHEATED	
CAROLINA ROOM	148 SQ. FT.
RECREATION ROOM	344 SQ. FT.
TOTAL	492 SQ. FT.
UNHEATED	
SCREENED PORCH	188 SQ. FT.
SCREENED PORCH	264 SQ. FT.
TOTAL	452 SQ. FT.
UNHEATED OPTIONAL	
SCREENED PORCH	188 SQ. FT.
SCREENED PORCH	264 SQ. FT.
TOTAL	452 SQ. FT.

© Copyright 2020  
 Haynes Home Plans, Inc.  
 2/24/2020  
 200219B  
 ADDENDUM





Floor, Roof, & Ceiling To Be Ladder Framed By Builder

Cathedral Ceiling

Lite Attic Storage  
30 lbs. Live Load

Bonus Room  
40 lbs. Live Load

Floor, Roof, & Ceiling To Be Ladder Framed By Builder

Bonus Room  
40 lbs. Live Load

▲ = Denotes Left End of Truss (Reference Engineered Truss Drawing) Do Not Erect Trusses Backwards

All Truss Reactions are Less than 3,000 lbs. Unless Noted Otherwise.  
○ -- Denotes Reaction Greater than 3,000 lbs.

Truss Placement Plan  
SCALE: 3/16" = 1'

HANGER LEGEND	
■	= USP THD28-2 / Double 2x Hanger
●	= USP HUS26 / Single 2x Hanger

Beam Legend				
PlotID	Length	Product	Plies	Net Qty
BM1	8' 0"	1-3/4"x 9-1/4" LVL Kerto-S	2	2
BM2	6' 0"	1-3/4"x 9-1/4" LVL Kerto-S	2	2
BM3	6' 0"	1-3/4"x 9-1/4" LVL Kerto-S	2	2
GDH-1	14' 0"	1-3/4"x 11-7/8" LVL Kerto-S	2	2
GDH (Side Load)	22' 0"	1-3/4"x 18" LVL Kerto-S	3	3
BM4	6' 0"	2x10 SPF No.2	2	2

LOAD CHART FOR JACK STUDS			
NO. OF JACKS	SPACING	LOAD (LBS)	NO. OF JACKS
1700	1	2550	1
3400	2	5100	2
5100	3	7650	3
6800	4	10200	4
8500	5	12750	5
10200	6	15300	6
11900	7		
13600	8		
15300	9		

BUILDER	Weaver Development	CITY / CO.	Harnett Co. / Harnett
JOB NAME	Lot 1 Fultz Farm	ADDRESS	Lot 1 Fultz Farm
PLAN	The Lauren H / Elev. B / BR / 3 Car	MODEL	Model
SEAL DATE	2/24/20	DATE REV.	03/20/20
QUOTE #	Quote #	DRAWN BY	Curtis Quick
JOB #	J0320-1282	SALES REP.	Lenny Norris

THIS IS A TRUSS PLACEMENT DIAGRAM ONLY. These trusses are designed as individual building components to be incorporated into the building design at the specification of the building designer. See individual design sheets for each truss design identified on the placement drawing. The building designer is responsible for temporary and permanent bracing of the roof and floor system and for the overall structure. The design of the truss support structure including headers, beams, walls, and columns is the responsibility of the building designer. For general guidance regarding bracing, consult BCSH-B1 and BCSH-B3 provided with the truss delivery package or online @ sbcindustry.com

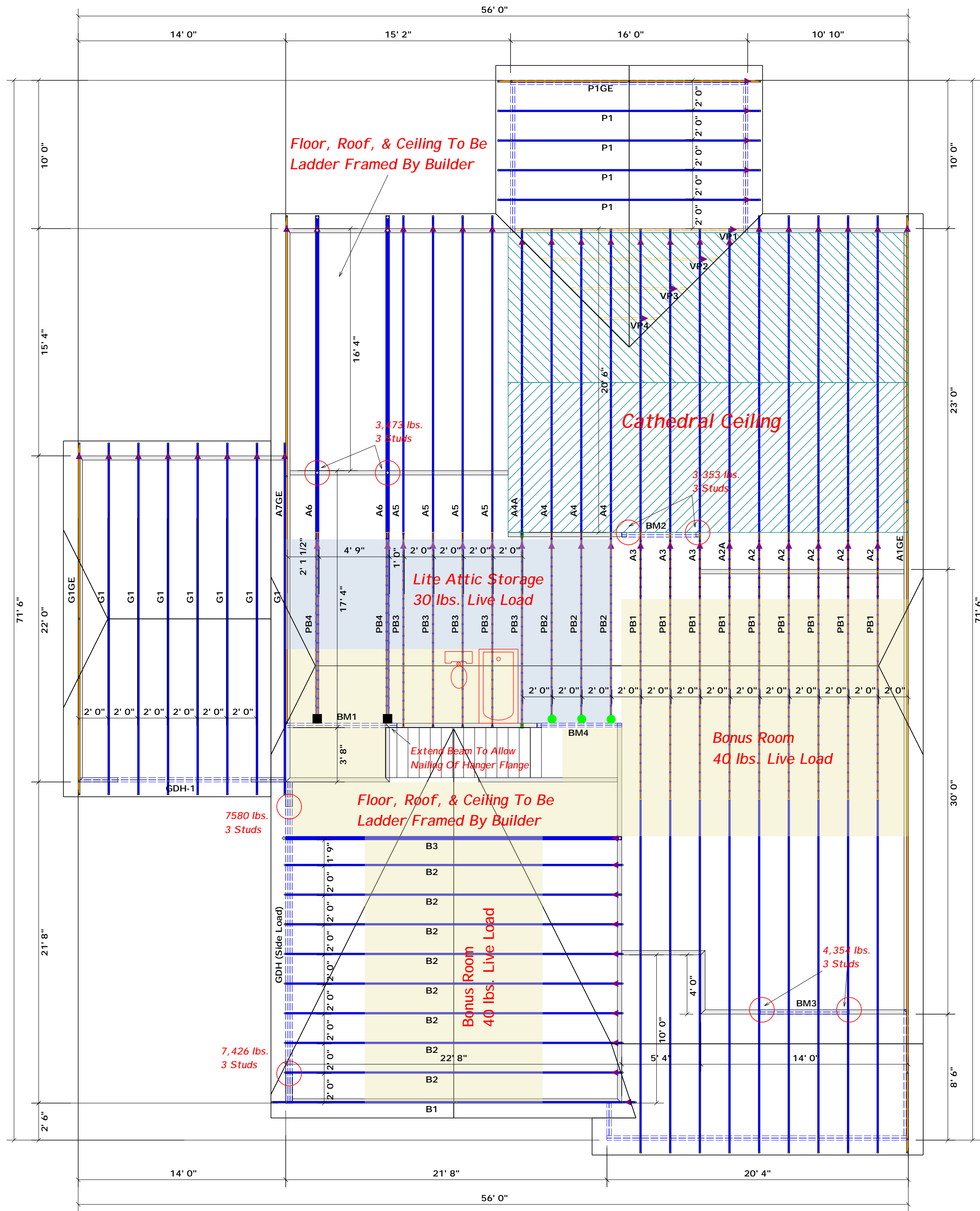
Bearing reactions less than or equal to 3000# are deemed to comply with the prescriptive Code requirements. The contractor shall refer to the attached Tables (derived from the prescriptive Code requirements) to determine the minimum foundation size and number of wood studs required to support reactions greater than 3000# but not greater than 15000#. A registered design professional shall be retained to design the support system for any reaction that exceeds those specified in the attached Tables. A registered design professional shall be retained to design the support system for all reactions that exceed 15000#.

Signature: Curtis Quick  
Curtis Quick

**ROOF & FLOOR TRUSSES & BEAMS**

Reilly Road Industrial Park  
Fayetteville, N.C. 28309  
Phone: (910) 864-8787  
Fax: (910) 864-4444





Floor, Roof, & Ceiling To Be Ladder Framed By Builder

Cathedral Ceiling

Lite Attic Storage  
30 lbs. Live Load

Bonus Room  
40 lbs. Live Load

Floor, Roof, & Ceiling To Be Ladder Framed By Builder

Bonus Room  
40 lbs. Live Load

All Truss Reactions are Less than 3,000 lbs. Unless Noted Otherwise.

-- Denotes Reaction Greater than 3,000 lbs.

▲ = Denotes Left End of Truss (Reference Engineered Truss Drawing) Do Not Erect Trusses Backwards

Truss Placement Plan SCALE: 3/16" = 1'

HANGER LEGEND	
■	= USP THD28-2 / Double 2x Hanger
●	= USP HUS26 / Single 2x Hanger

Beam Legend				
PlotID	Length	Product	Plies	Net Qty
BM1	8' 0"	1-3/4"x 9-1/4" LVL Kerto-S	2	2
BM2	6' 0"	1-3/4"x 9-1/4" LVL Kerto-S	2	2
BM3	6' 0"	1-3/4"x 9-1/4" LVL Kerto-S	2	2
GDH-1	14' 0"	1-3/4"x 11-7/8" LVL Kerto-S	2	2
GDH (Side Load)	22' 0"	1-3/4"x 18" LVL Kerto-S	3	3
BM4	6' 0"	2x10 SPF No.2	2	2

LOAD CHART FOR JACK STUDS			
MEMBER	SPACING	LOAD	REMARKS
1700	1	2550	3400
3400	2	5100	6800
5100	3	7650	10200
6800	4	10200	13600
8500	5	12750	17000
10200	6	15300	
11900	7		
13600	8		
15300	9		

BUILDER	Weaver Development	CITY / CO.	Harnett Co. / Harnett
JOB NAME	Lot 1 Fultz Farm	ADDRESS	Lot 1 Fultz Farm
PLAN	The Lauren H / Elev. B / BR / 3 Car	MODEL	Model
SEAL DATE	2/24/20	DATE REV.	03/20/20
QUOTE #	Quote #	DRAWN BY	Curtis Quick
JOB #	J0320-1282	SALES REP.	Lenny Norris

THIS IS A TRUSS PLACEMENT DIAGRAM ONLY. These trusses are designed as individual building components to be incorporated into the building design at the specification of the building designer. See individual design sheets for each truss design identified on the placement drawing. The building designer is responsible for temporary and permanent bracing of the roof and floor system and for the overall structure. The design of the truss support structure including headers, beams, walls, and columns is the responsibility of the building designer. For general guidance regarding bracing, consult BCSH-B1 and BCSH-B3 provided with the truss delivery package or online @ sbcindustry.com

Bearing reactions less than or equal to 3000# are deemed to comply with the prescriptive Code requirements. The contractor shall refer to the attached Tables (derived from the prescriptive Code requirements) to determine the minimum foundation size and number of wood studs required to support reactions greater than 3000# but not greater than 15000#. A registered design professional shall be retained to design the support system for any reaction that exceeds those specified in the attached Tables. A registered design professional shall be retained to design the support system for all reactions that exceed 15000#.

Signature: Curtis Quick  
Curtis Quick

**comtech**

**ROOF & FLOOR TRUSSES & BEAMS**

Reilly Road Industrial Park  
Fayetteville, N.C. 28309  
Phone: (910) 864-8787  
Fax: (910) 864-4444