

106 Doughton Drive 8 sets
Wilmington, NC 28409
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rob@robgrissom.com
www.robgrissom.com

Project: EASTERN NC HOME BUILDERS
Address: HAMPSTEAD, NC
Project Location: _____
Subdivision: _____
Lot: _____
Section: DAN CHENS TRACT
County: PENDER

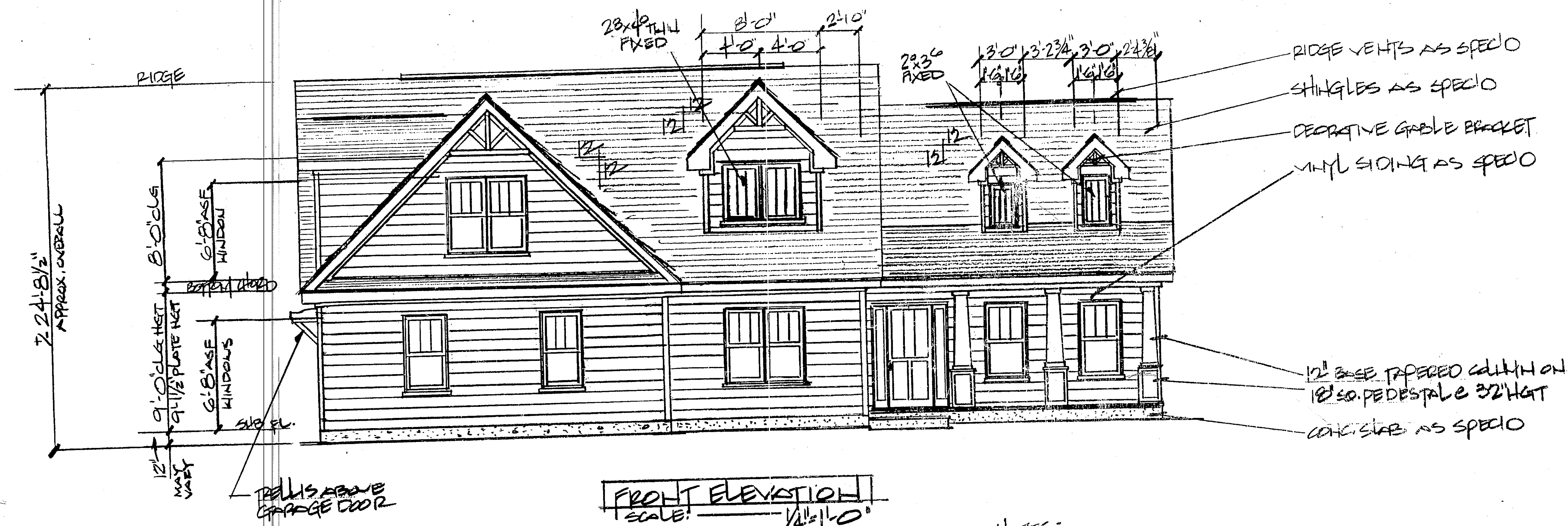
Contractor shall verify all conditions and dimensions prior to construction. Any error or omissions shall be reported to designer for correction or justification. Once construction has commenced, the contractor shall assume all responsibility. Dimensions govern over scale. Codes govern over dimensions.

Plan: RG-A2470-2
Sheet: A-1
Date: 12-7-16
Drawn by: RLG

ALL STRUCTURAL SYSTEMS AND COMPONENTS INCLUDING ROOF SYSTEM, BEAMS, HEADERS, COLUMNS, CANTILEVERS AND OFFSET LOAD BEARING WALLS TO BE SIZED AND SEALED BY A STRUCTURAL ENGINEER AND / OR SUPPLIER.

The drawings and specifications are offered to named client for a conditional one time use. The use is limited to the lot and subdivision specified herein, and only for said location. Contact designer for re-use requirements.

These drawings and specifications are the sole property of Rob Grissom Home Designs



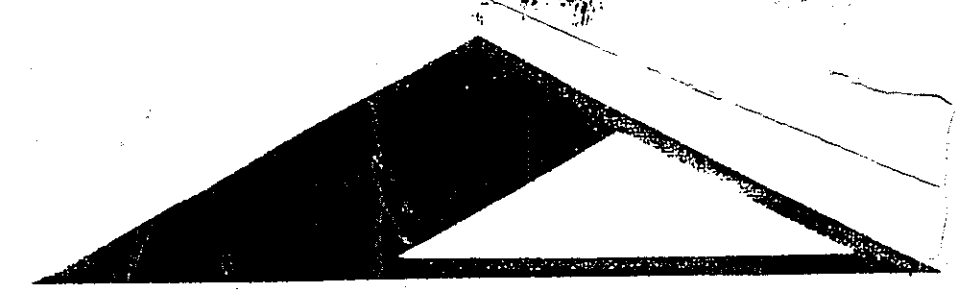
FRONT ELEVATION
SCALE: 1/4" = 1'-0"

- NOTES:
- SEE SHEET C00B-1 FOR ATTIC VENTILATION REQ'D, 1/2" CHIPPING DESIGN VALUES, MEAN ROOF HEIGHT CALC & FOOTING NOTES
 - SEE SHEET D-1 FOR WALL SECTION DETAILS

THIS PLAN CONFORMS TO THE 2012 EDITION OF THE ICC/ NORTH CAROLINA RESIDENTIAL BUILDING CODE



REAR ELEVATION
SCALE: 1/4" = 1'-0"



ROB GRISSOM
HOME DESIGNS

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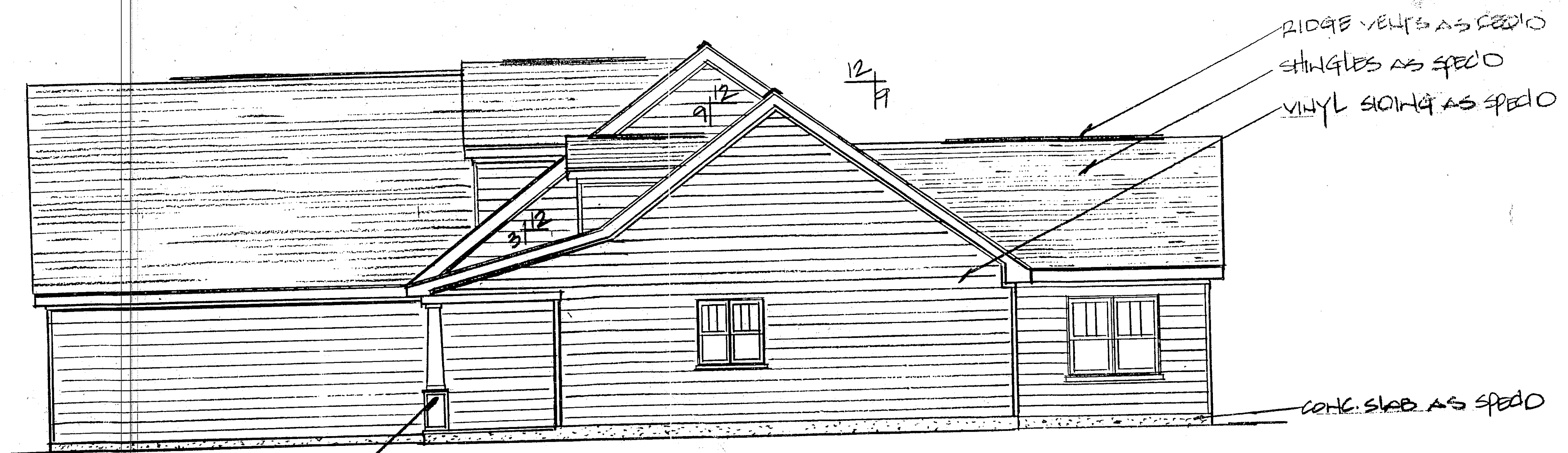
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Plan: RG-A2470-2
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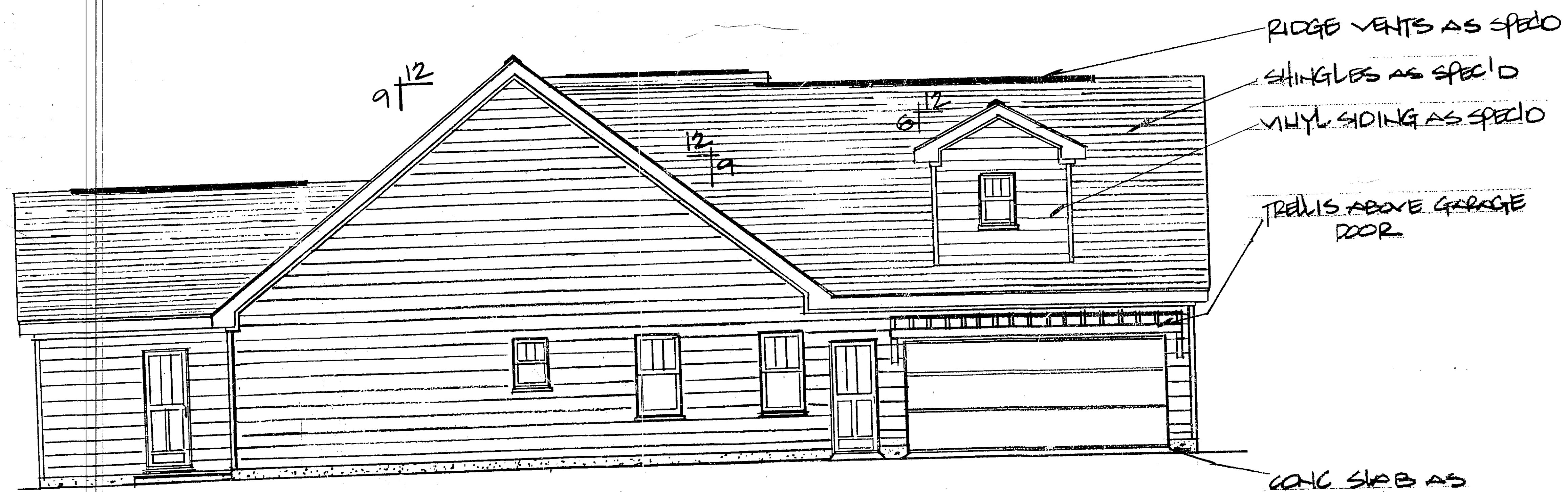
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12" BASE TAPERED COLUMNS
ON 18" SQ. PEDESTAL
c. 32" HGT.

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



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

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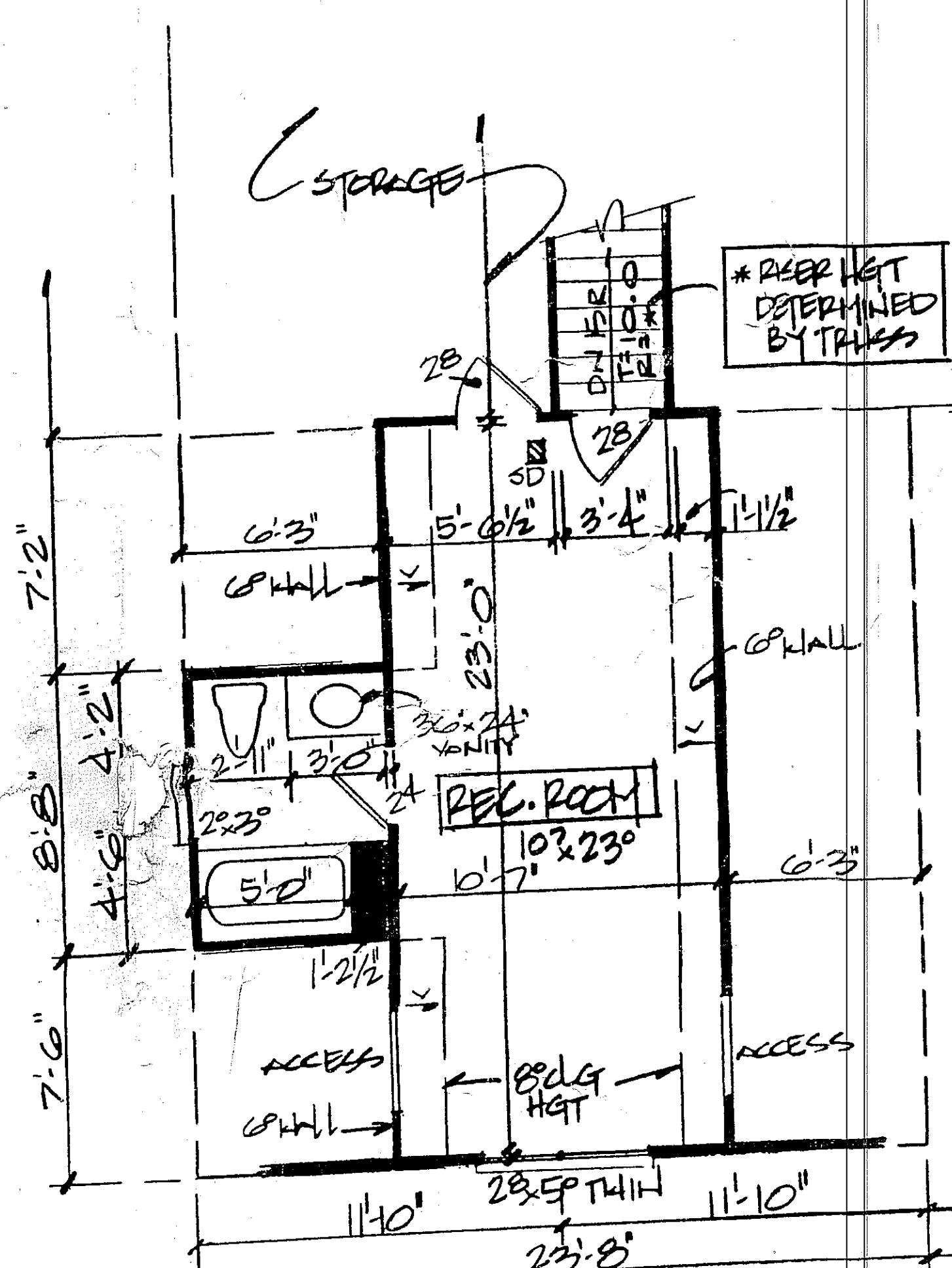
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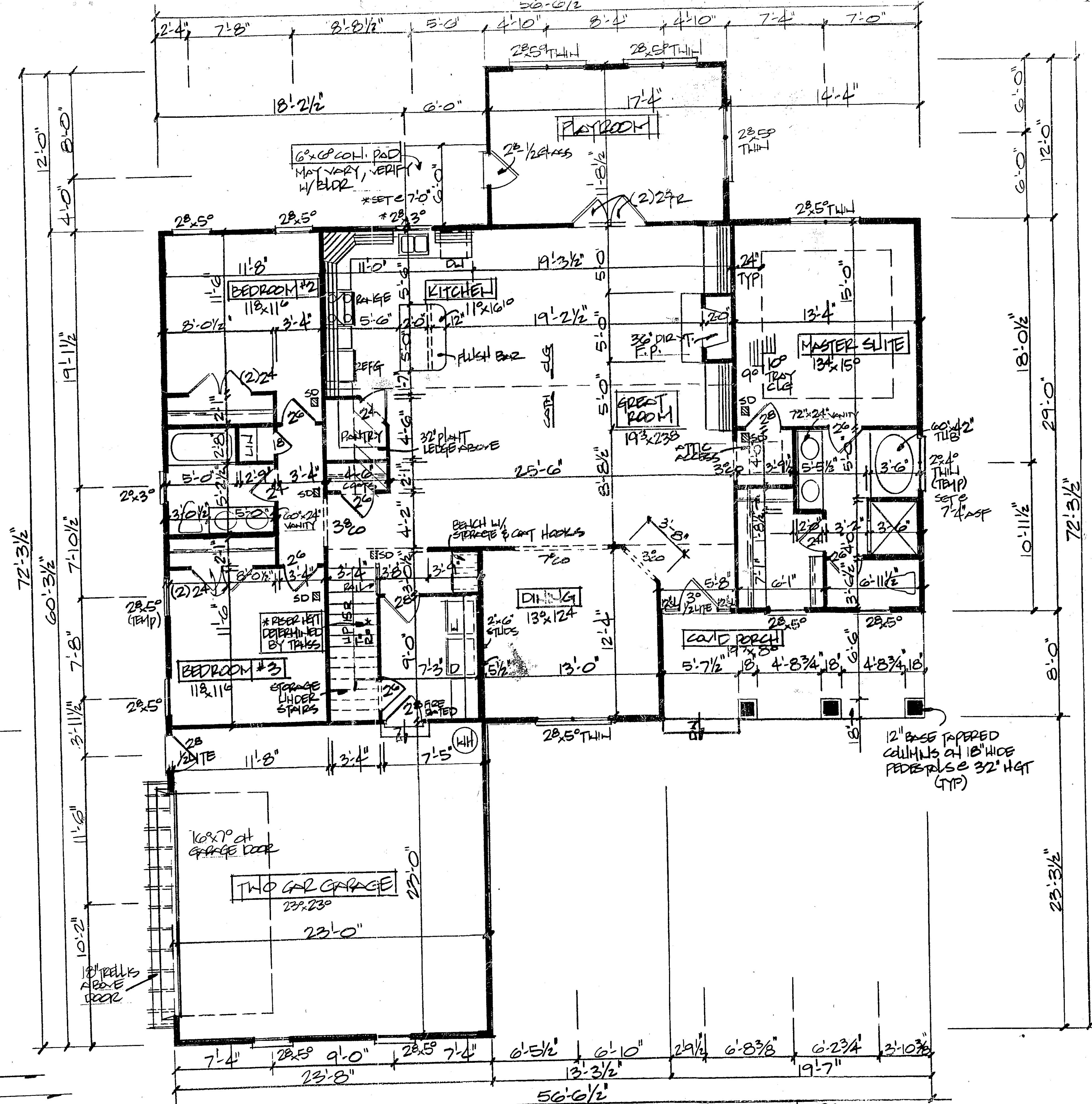
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- NOTES:
- 1) VALUED TO 8'-0" CGT HGT
 - 2) SET WINDOW @ 6'-8" ASF
 - 3) DIMENSIONS ARE TO FRAMING & CENTER OF WINDOW
 - 4) EXTERIOR WALLS FIG. @ 4" WIDTHS INCL. SHEATHING. INTERIOR WALL WIDTH FIG @ 3/2"
 - 5) SLD = SMOKE DETECTOR - ELECTRICAL BY EUDR
 - 6) VERIFY EGRESS, DOOR SIZES & ROUGH OPENING REQ'D W/ MANUF.



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

318 HEATED SQ. FT.



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

2152 HEATED SPACE
 552 SQ. FT. GARAGE
 157 SQ. FT. COVD PORCH
 * 30 SQ. FT. CONC. PAD

- NOTES:
- 1) 9'-0" CGT HGT - 9'-1/2" PLATE HGT (UNO)
 - 2) SET WINDOWS @ 6'-8" ASF - (ABOVE) @ 4"
 - 3) DIMENSIONS ARE TO FRAMING & CENTER OF WINDOW
 - 4) EXTERIOR WALL WIDTHS ARE FIGURED INCLUDING SHEATHING
- UNLESS NOTED OTHERWISE SUB-FLOOR)
 R OF WINDOWS/DOORS
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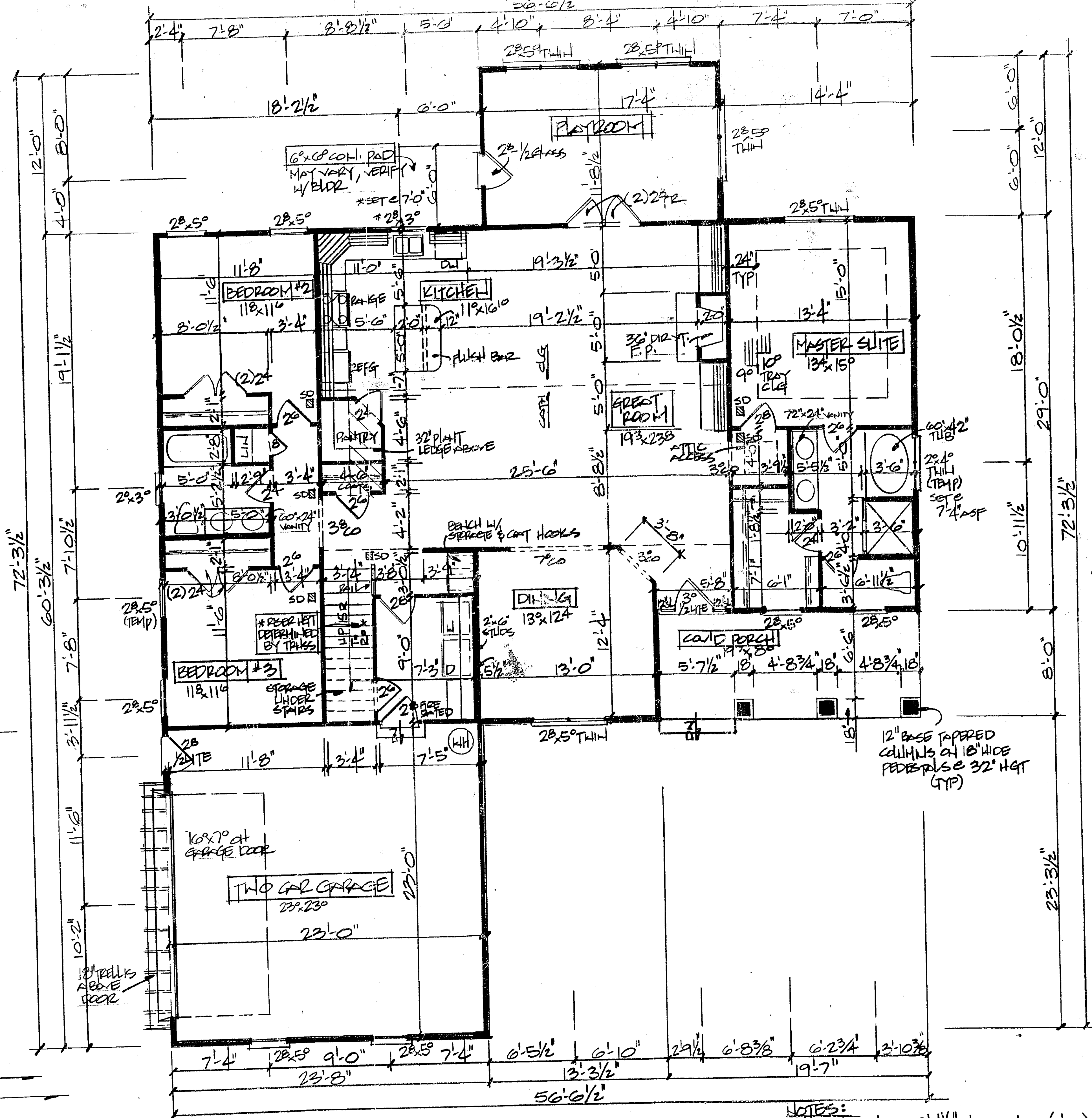
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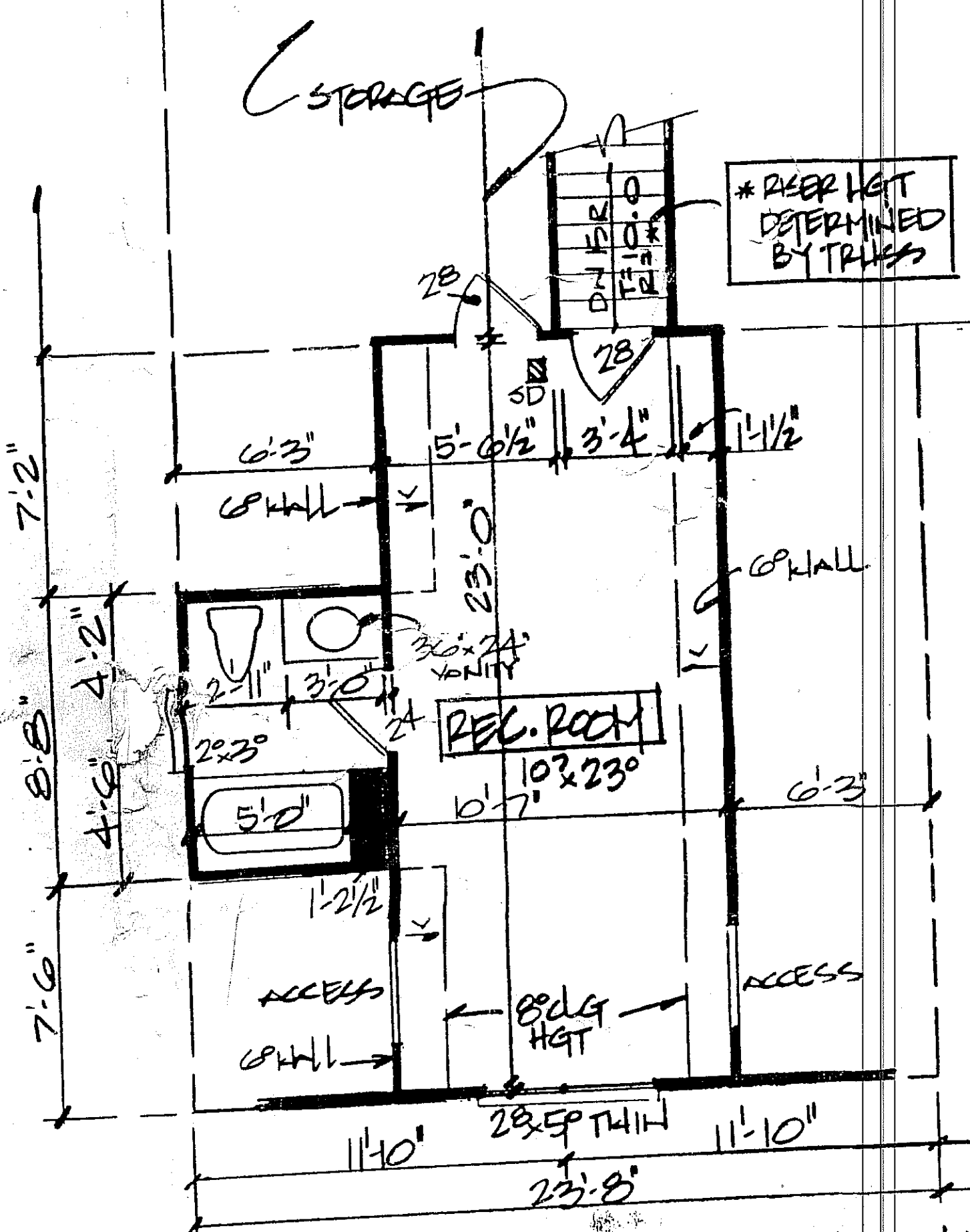
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- NOTES:**
- 1) VALUED TO 8'-0" D.G. HGT
 - 2) SET WINDOW @ 6'-8" ASF
 - 3) DIMENSIONS ARE TO FRAMING & CENTER OF WINDOW
 - 4) EXTERIOR WALLS FIG. @ 4" WIDTHS-INC. SHEATHING. INTERIOR WALL WIDTH FIG @ 3 1/2"
 - 5) S.D. = SMOKE DETECTOR; ELECTRICAL BY BLDG
 - 6) VERIFY EGRESS, DR. RATING & ROUGH OPENG REQ'D W/ MANUF.



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

318 HEATED SQ. FT.

2152 HEATED SQ. FT.
 552 SQ. FT. GARAGE
 157 SQ. FT. COVD PORCH
 * 30 SQ. FT. CO. PAD
 *MAY VARY, VERIFY W/ BLDG.

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

- NOTES:**
- 1) 9'-0" D.G. HGT. 9'-1 1/2" PLATE HGT (LINO). UNLESS NOTED OTHERWISE
 - 2) SET WINDOWS @ 6'-8" ASF - (ABOVE SUB-FLOOR)
 - 3) DIMENSIONS ARE TO FRAMING & CENTER OF WINDOWS/DOORS
 - 4) EXTERIOR WALL WIDTHS ARE FIGURED @ 4" INCLUDING SHEATHING. INTERIOR 2x4 WALLS FIG. @ 3 1/2" WIDTHS, 2x6 INTERIOR WALLS FIG @ 5 1/2" WIDTH
 - 5) S.D. = SMOKE DETECTOR; ELECT. BY BLDG
 - 6) VERIFY EGRESS, DR. RATING & ROUGH OPENG REQ'D W/ MANUF.

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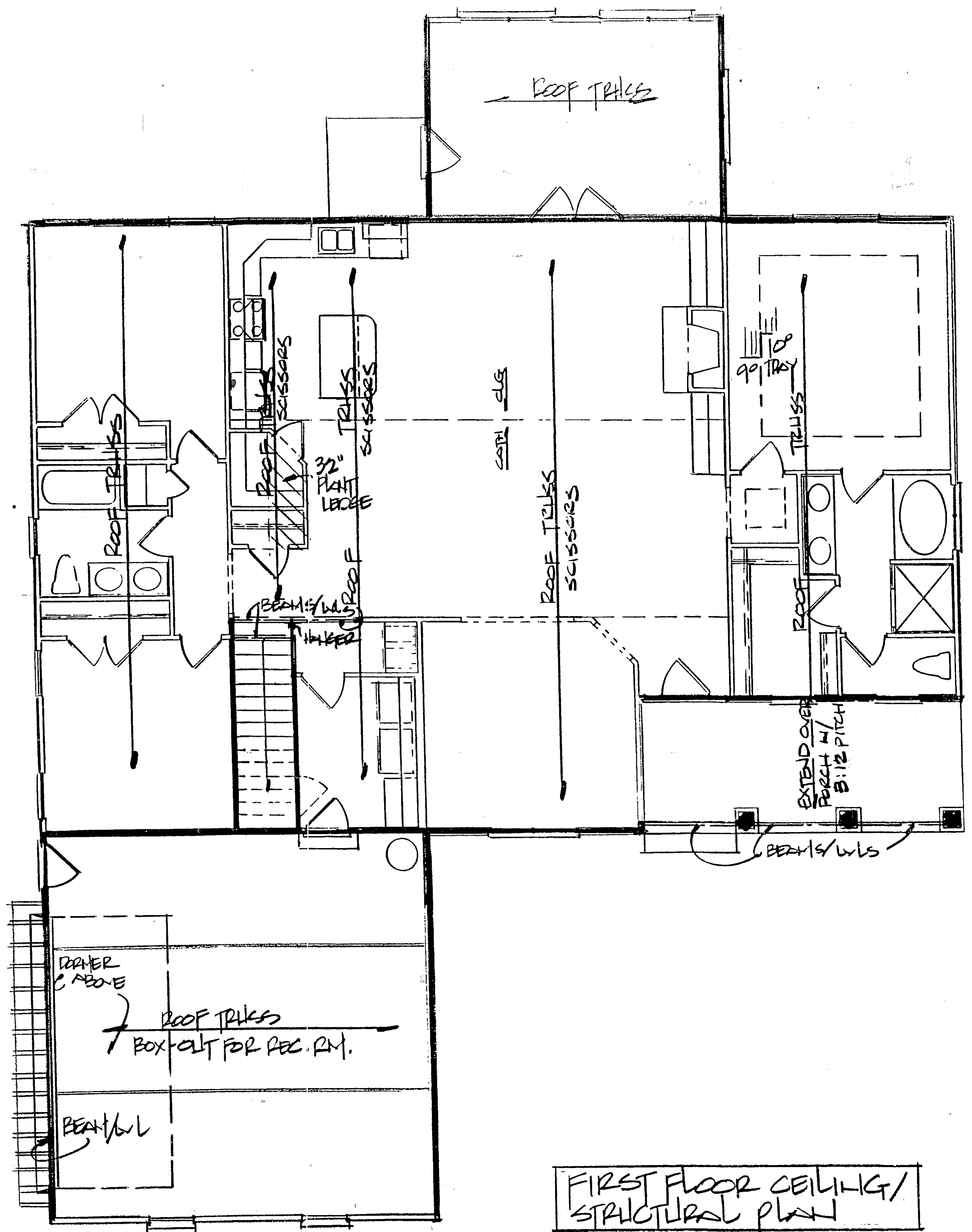
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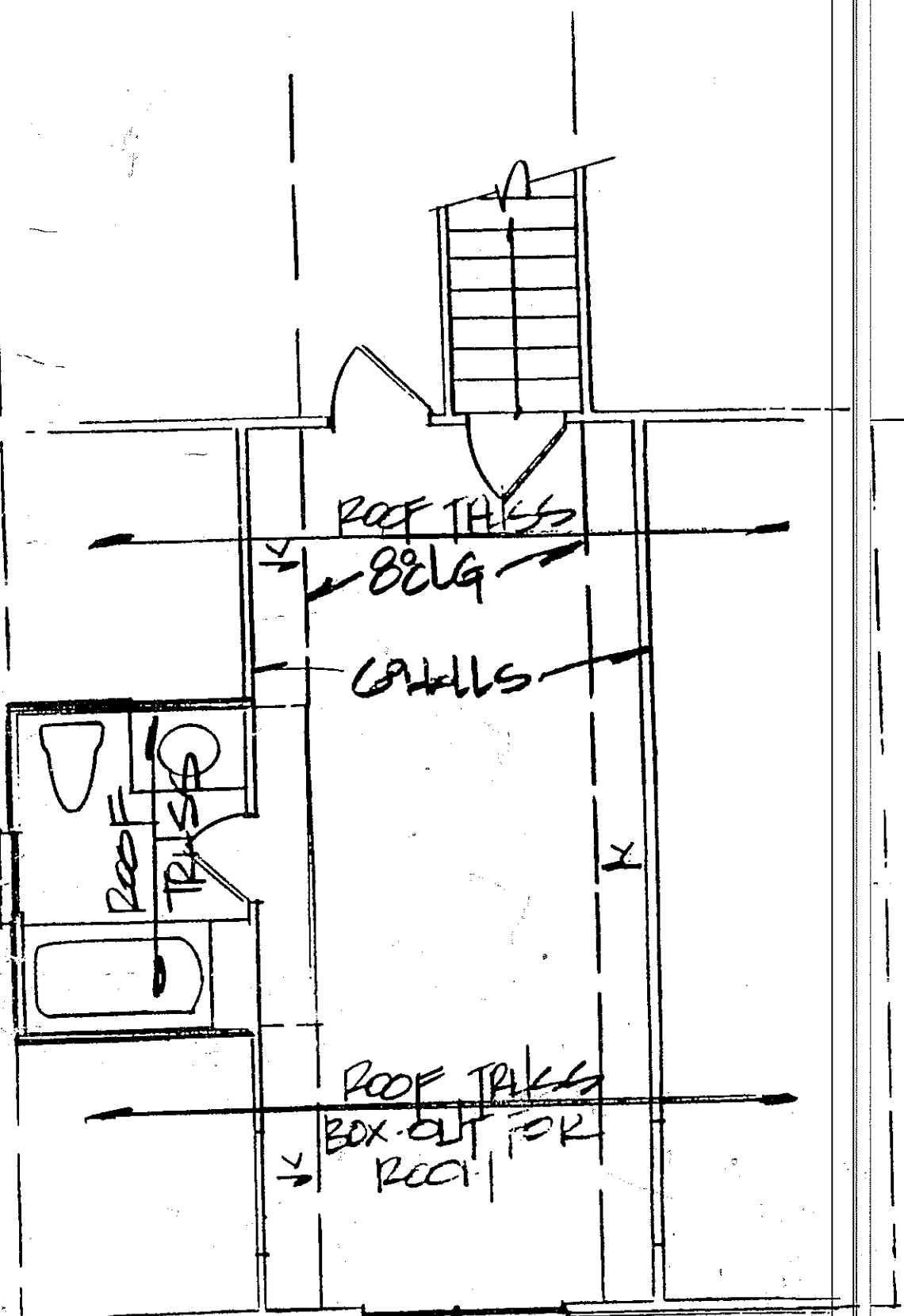
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FIRST FLOOR CEILING/
 STRUCTURAL PLAN



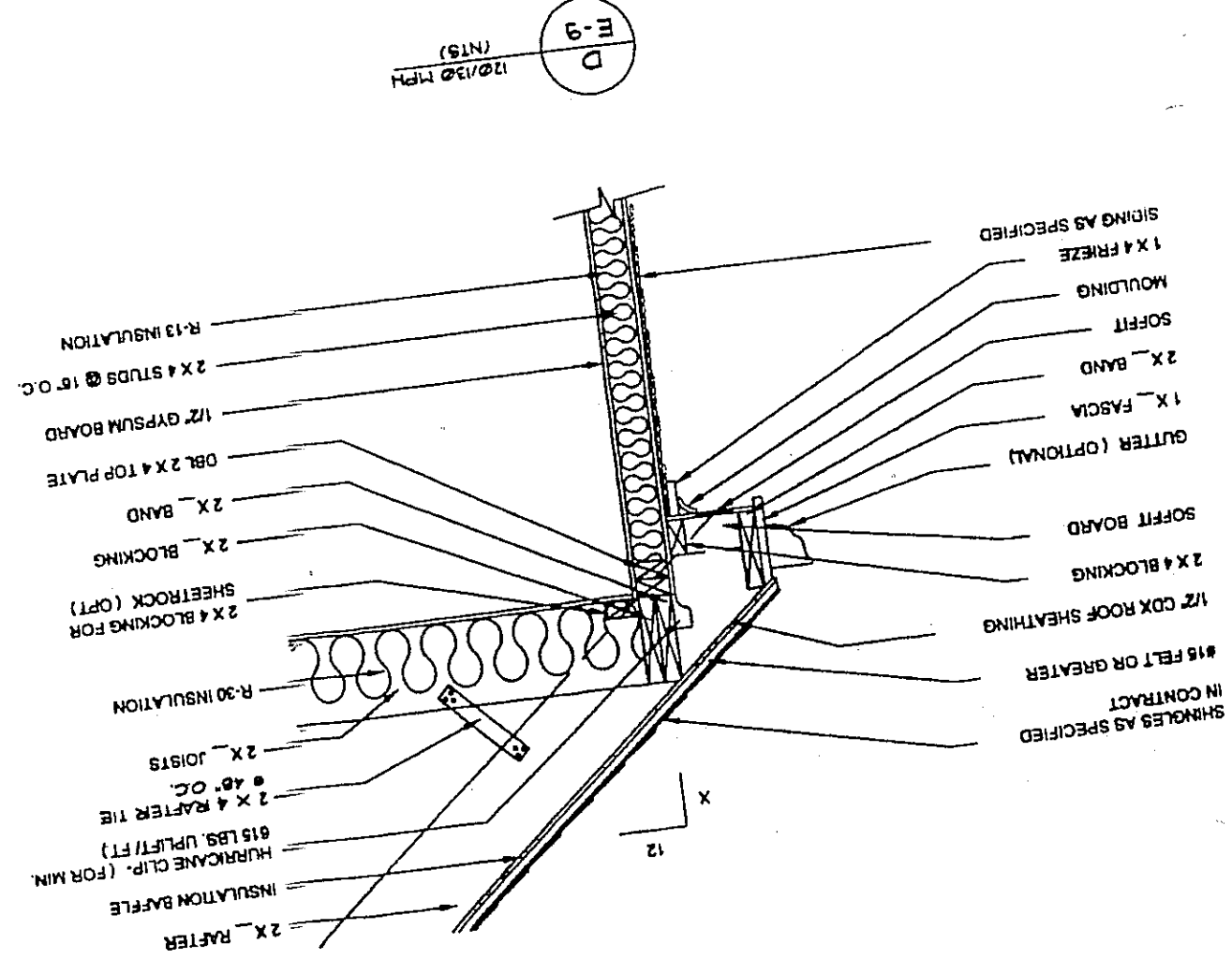
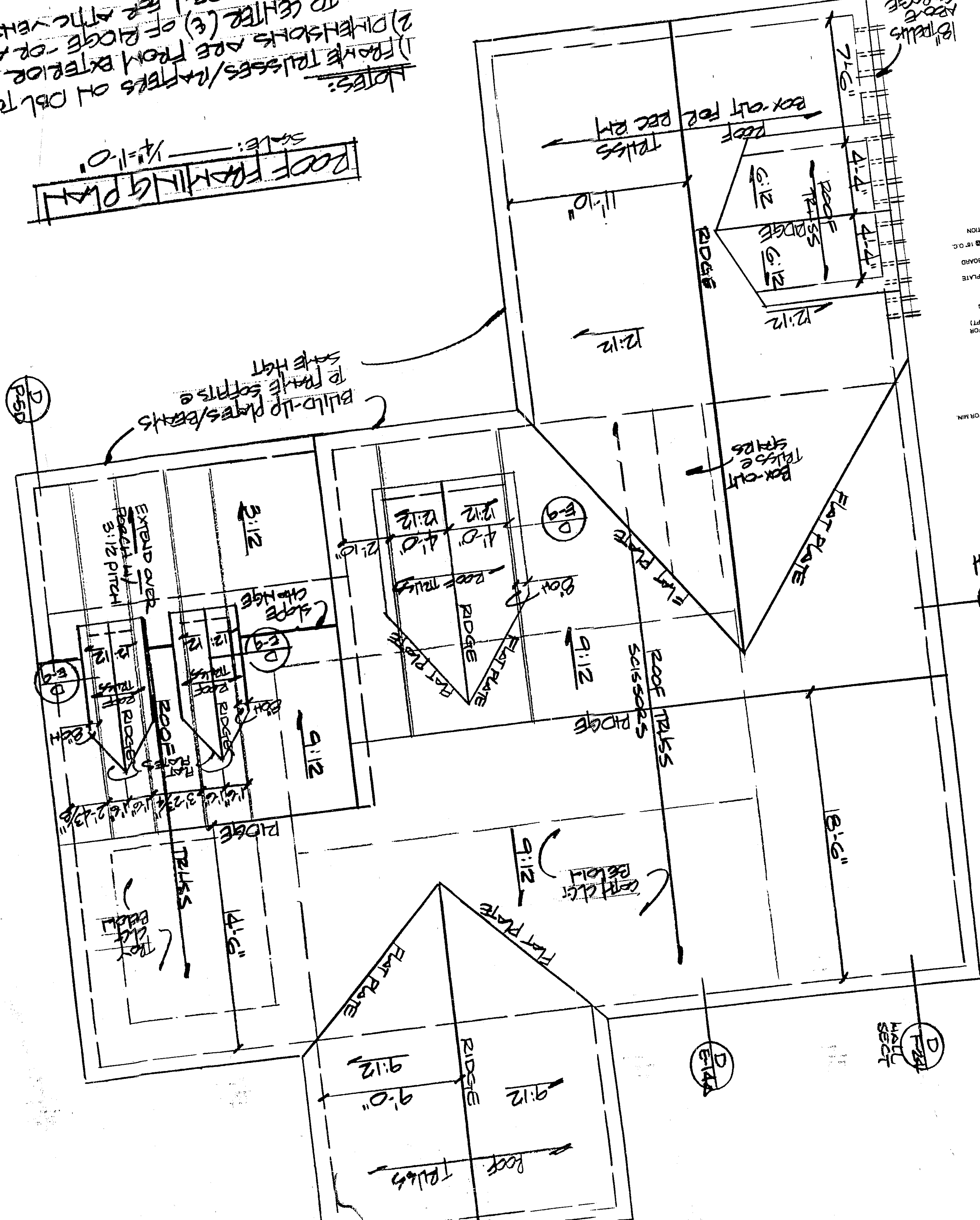
SECOND FLOOR CEILING/
 STRUCTURAL PLAN

- NOTES:
- 1) SHADED WALLS INDICATE LOAD BEARING WALLS;
 ■ - SHADED AREAS INDICATE POINT LOADS @ BEAM/W/L ENDS w/ BEARING TO FND.
 - 2) VERIFY STRUCTURAL INFO w/ TRUSS MANUF. OR STRUCTURAL ENGINEER

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NOTES:
 1) RAFTER TRUSSES/WALLS ON OBL TOP PLATE (LINO)
 2) DIMENSIONS ARE FROM EXTERIOR OF FRAMING TO CENTER (C) OF RIDGE - OR AS NOTED
 3) SEE SHEET CODE-1 FOR THE VENTILATION & ADDITIONAL NOTES SECTION DETAILS
 4) SEE SHEET D-1 FOR WALL/TRUSS MANUF.
 5) VERIFY TRUSS H/F O/W

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



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