



NORTH CAROLINA 40' SERIES PLAN 238.2338-R

LOT 12 - HIGHLAND GROVE -
ELEVATION C

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NOTICE TO CONTRACTOR
All construction must comply with current NC Building Codes and is subject to field inspection and verification.

APPROVED
Limited building only review
Permit holder responsible for full compliance with the code

03/17/2021

Boyer

Harnett COUNTY
NORTH CAROLINA



**NORTH CAROLINA
40' SERIES**

KB HOME
NORTH CAROLINA DIVISION

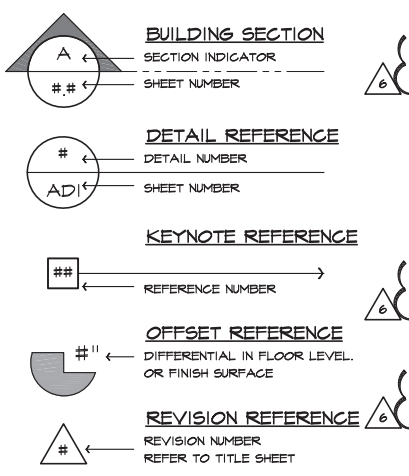
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**2018 NORTH
CAROLINA STATE
BUILDING
CODES**

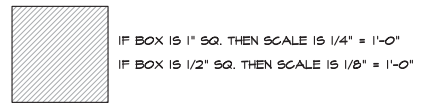
ABBREVIATIONS

ABV.	ABOVE	G.F.I.	GROUND-FAULT CIRCUIT INTERRUPTER	R.O.	ROUGH OPENING
A/C	AIR CONDITIONING	S & P	SHELF AND POLE	S & P	SOLID CORE
ADJ.	ADJUSTABLE	G.I.	GALVANIZED IRON	S.C.	SMOKE DETECTOR
ALT.	ALTERNATE	GL.	GLASS	S.D.	SECTION
AMP.	AMPERAGE	GYP. BD.	GYPSPUM BOARD	S.H.	SINGLE HUNG
BD.	BOARD	H.C.	HOLLOW CORE	SHT.	SHEET
CAB.	CABINET	HDR.	HEADER	SHTHS.	SHEATHING
CLG.	CEILING	HGT. / HT.	HEIGHT	SHWR.	SHOWER
CLR.	CLEAR	H.H.	HEADER HEIGHT	SHWR.	SHOWER
CONC.	CONCRETE	HS	HORIZONTAL SLIDER	SIM.	SIMILAR
CPT.	CARPET	I.L.O.	IN LIEU OF	SL.	SLIDING
C.T.	CERAMIC TILE	INSUL.	INSULATION	SL. GL.	SLIDING GLASS
D.	DRYER	INT.	INTERIOR	STD.	STANDARD
DBL.	DOUBLE	LAM.	LAMINATED	S.V.	SHEET VINYL
D.S.	DUAL GLAZED	LAV.	LAVATORY	THK.	THICK
DIA.	DIAMETER	LUM.	LUMINOUS	T.O.C.	TOP OF CURB
DIM.	DIMENSION	M.C.	MEDICINE CABINET	T.O.P.	TOP OF PLATE
DISP.	DISPOSAL	MFR.	MANUFACTURER	T.O.S.	TOP OF SLAB
D.L.	DIVIDED LIGHT	MIN.	MINIMUM	TYP.	TYPICAL
DP.	DEEP	MTD.	MOUNTED	U.N.O.	UNLESS NOTED OTHERWISE
DR.	DOOR	MTL.	METAL	V.P.	VAPOR PROOF
D.S.	DOWNSPOUT	N.I.C.	NOT IN CONTRACT	W.	WASHER
DTL.	DETAIL	N.T.S.	NOT TO SCALE	W.	WITH
D.W.	DISHWASHER	O/	OVER	WD.	WOOD
EA.	EACH	O.C.	ON CENTER	WDN.	WINDOW
ELEV.	ELEVATION	OPT.	OPTIONAL	WH	WATER HEATER
EQ.	EQUAL	O.S.A.	OUTSIDE AIR	WH	WATER HEATER
EXH.	EXHAUST	PL	PROPERTY LINE	WI.	WROUGHT IRON
EXT.	EXTERIOR	P.B.	PUSH BUTTON	XI.	WREATH IRON
FAU.	FORCED AIR UNIT	PH.	PHONE	M.P.	WEATHER PROOF
F.C.	FIBER CEMENT	PLT.	PLATE		
F.G./F.X.	FIXED GLASS	PLYND.	PLYWOOD		
F.S.	FUEL GAS	FR.	PAIR		
FIN.	FINISH	P.T.D.F.	PRESSURE TREATED DOUGLAS FIR		
FLR.	FLOOR	R.	RISER		
FLR. LINE	FLOOR LINE	RAD.	RADIUS		
FLUOR.	FLUORESCENT	R.A.S.	RETURN AIR GRILL		
FR. DR.	FRENCH DOOR	REF.	REFRIGERATOR		
F.M.C.	FLOOR MATERIAL CHANGE	RE/S	RE-SAWN		
FTG.	FOOTING	REV.	REVERSE		
GA.	GAUGE	RM.	ROOM		
GAR. DISP.	GARBAGE DISPOSAL				

ARCH. SYMBOLS



SCALE NOTE



CONSULTANTS

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SQUARE FOOTAGE

PLAN 238.2338-R		
FIRST FLOOR AREA	994	SQ. FT.
SECOND FLOOR AREA	1944	SQ. FT.
TOTAL AREA	2938	SQ. FT.
GARAGE AREA	421	SQ. FT.
PORCH AREA(S)		
ELEVATION 'A'	79	SQ. FT.
ELEVATION 'B'	62	SQ. FT.
ELEVATION 'C'	146	SQ. FT.
ELEVATION 'D'	174	SQ. FT.
PATIO AREA(S)		
COVERED	100	SQ. FT.
EXTENDED COVERED	200	SQ. FT.
DECK AREA(S)		
DECK	144	SQ. FT.
EXTENDED DECK	252	SQ. FT.

NOTES

18 ALL EXPOSED PORTIONS OF CONCRETE SLAB FOUNDATIONS ARE TO BE 'FARGED'.

CODE INFORMATION

APPLICABLE CODES:
2018 NORTH CAROLINA STATE BUILDING CODE; RESIDENTIAL CODE, INCLUDING REFERENCED CODES AND STANDARDS

PROJECT DESCRIPTION:
2 STORY SINGLE FAMILY DETACHED RESIDENTIAL PLAN W/ 4 ELEVATIONS

OCCUPANCY:
R3

CONSTRUCTION TYPE:
V - B

CODE ABBREVIATIONS

N.C.-R.	NORTH CAROLINA RESIDENTIAL CODE
N.C.-B.	NORTH CAROLINA BUILDING CODE
N.C.-M.	NORTH CAROLINA MECHANICAL CODE
N.C.-P.	NORTH CAROLINA PLUMBING CODE
N.C.-F.	NORTH CAROLINA FUEL GAS CODE
N.C.-E.	NORTH CAROLINA ELECTRICAL CODE
N.C.-EG.	NORTH CAROLINA ENERGY CODE
N.E.C.	NATIONAL ELECTRICAL CODE
I.C.B.O.	INTERNATIONAL CONFERENCE OF BUILDING OFFICIALS
A.S.T.M.	AMERICAN SOCIETY FOR TESTING MATERIALS
N.F.P.A.	NATIONAL FIRE PROTECTION ASSOCIATION
A.N.S.I.	AMERICAN NATIONAL STANDARDS INSTITUTE
I.E.C.C.	INTERNATIONAL ENERGY CONSERVATION CODE
I.C.C.	INTERNATIONAL CODE COUNCIL
U.L.	UNDERWRITERS LABORATORIES, INC.

REVISION LIST

DELTA	DATE	SHEETS REVISED	LOG NUMBER
6	07/24/18	T.5, I.3, 2.3, 2.4, 3.A3, 3.A4, 3.B5, 3.B6, 3.B7, 3.C4, 3.C5, 3.D4, 3.D5, 4.3, 7.1, 7.2, 8.3, 8.6	NC18024NCP
7	09/27/18	I.3, 5.3	NC18041NCP
8	01/15/19	T.5, 6.N1, 6.N2, 6.N3, 5.1-5.4	NC19015NCP
9	04/01/19	I.1, 2.1, 3.A1, 3.B2, 3.C2, 3.D2, 5.1	NC19017NCP
10	04/26/19	I.1, 2.1, 4.2, 4.3	NC19032NCP
11	08/28/19	I.1-1.5, 2.1, 3.A2+3, 3.B1+3+4, 3.C1+3+4, 3.D1+3+4, 7.1, 7.2, 8.1-8.6, 9.1, 9.2	NC19054NCP
12	09/26/19	3.A1, 3.A3, 3.B2, 3.B5, 3.C2, 3.C4, 8.2, 8.4	NC19057NCP
13	12/19/19	3.D2, 3.D4, 3.D5	NC20003NCP
14	01/17/20	2.3, 2.4, 3.A2, 3.B2, 3.C2+3.D2, 3.D4, 3.D5	NC20008NCP
15	02/10/20	I.1, 3.B2, 3.B3, 3.B4, 3.B5, 3.B6, 3.B7, 3.D1, 3.D2, 3.D3, 3.D4, 3.D5,	NC20013NCP
16	03/04/20	T.5, 1.4, 5.3, 8.3, 8.4	NC20017NCP
17	08/20/20	I.1, I.3, I.4, 4.1, 5.3	CORP20009CORP
18	01/06/21	T.5, I.2, I.5	NC21005NCP

ISSUE DATE: 01/08/15
PROJECT No.: 1350999:56
DIVISION MGR.: MCP
REVISIONS: 08/20/20

11 DIVISION REVISION NC19054NCP - 08/21/19 - FAE

12 DIVISION REVISIONS NC19057NCP - 09/26/19 - DCS

13 DIVISION REVISIONS NC20003NCP - 12/12/19 - CL

14 VENTILATION NC20008NCP - 01/17/20 - CL

15 DIVISION REVISION NC20013NCP - 02/10/20 - MCP

16 DIVISION REVISION NC20017NCP - 03/04/20 - KBA

17 HOME OFFICE CORP20009CORP-08/20/20-CTD

18 ADD NOTE TO TS NC20037NCP - 10/06/20 - KBA

19 DIVISION REQ REVISION NC21005NCP - 01/06/21 - KBA

PLAN:
238.2338-R

SHEET:
TS

SPEC. LEVEL 1

**RALEIGH-DURHAM
40' SERIES**

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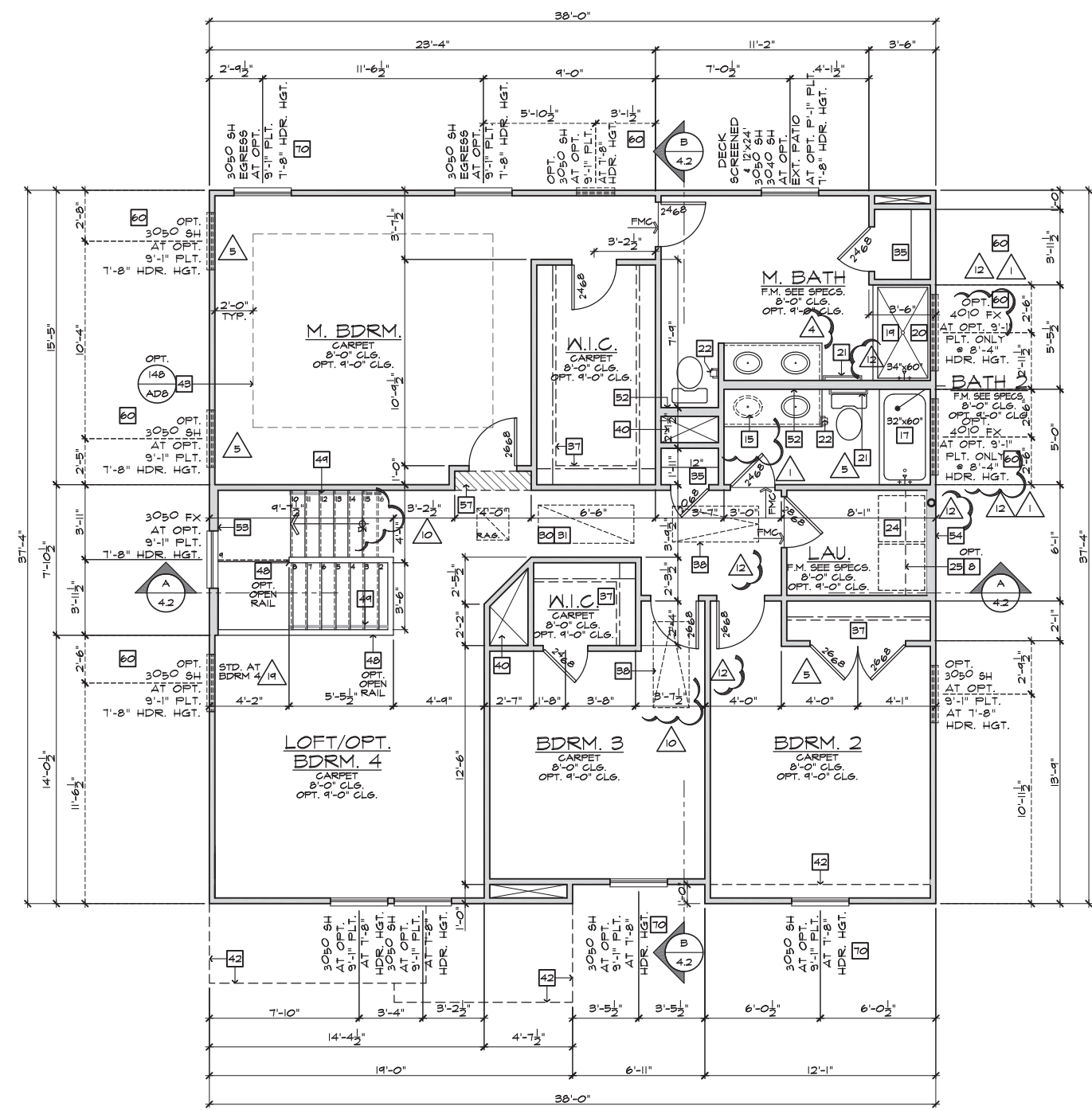
**2018 NORTH
CAROLINA STATE
BUILDING
CODES**

- ISSUE DATE: 01/08/15
PROJECT No.: 1350999:56
DIVISION MGR.: MCP
REVISIONS: 08/20/20
- 11 DIVISION REVISION NC1964NCF - 08/21/19 - FAB
 - 12 DIVISION REVISION NC19657NCF - 09/26/19 - DCS
 - 13 DIVISION REVISION NC20003NCF - 12/15/19 - CL
 - 14 VENTILATION NC20008NCF - 01/17/20 - CL
 - 15 DIVISION REVISION NC20003NCF - 02/10/20 - MCP
 - 16 DIVISION REVISION NC20017NCF - 03/04/20 - KBA
 - 17 HOME OFFICE CORP20003CORP-08/28/20-CTD
 - 18 ADD NOTE TO TF NC20003NCF - 10/06/20 - KBA
 - 19 DIVISION REQ REVISION NC21005NCF - 01/06/21 - KBA

PLAN:
238.2338-R
SHEET:
1.2

**SPEC. LEVEL 1
RALEIGH-DURHAM
40' SERIES**

- # FLOOR PLAN NOTES**
- NOTE: NOT ALL KEY NOTES APPLY.
1. SINK - GARBAGE DISPOSAL OPTIONAL - VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
 2. DISHWASHER - PROVIDE AIR GAP - VERIFY SPACING & DIMENSIONS PER MANUFACTURERS' SPECS
 3. SLIDE-IN RANGE/OVEN COMBINATION W/ BUILT-IN NON-VENTED HOOD W/LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
 4. 30" COOKTOP W/ BUILT-IN VENTED HOOD W/ LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
 5. 34" CLEAR REFRIGERATOR SPACE W/ OPTIONAL CABINETS ABOVE - OPT. PLUMBING FOR ICEMAKER (RECESSED IN WALL)
 6. COMBINATION DOUBLE OVEN OR OVEN MICROWAVE OVEN OR OVEN VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
 7. BASE CABINETS - REFER TO INTERIOR ELEVATIONS
 8. UPPER CABINETS - REFER TO INTERIOR ELEVATIONS
 9. ISLAND CABINET - REFER TO INTERIOR ELEVATIONS
 10. MIN. 12" BAR TOP/ BREAKFAST BAR
 11. DESK AREA - REFER TO INTERIOR ELEVATIONS
 12. BUILT-IN PANTRY (15" DEEP OR U.N.O.)
 13. SINK CABINET(S) - REFER TO INTERIOR ELEVATIONS
 14. SINK CABINET W/ EXTENDED VANITY & KNEE SPACE BELOW - REFER TO INTERIOR ELEVATIONS
 15. OPT. SINK - REFER TO INTERIOR ELEVATIONS.
 16. KNEE SPACE - REFER TO INTERIOR ELEVATIONS
 17. PRE-FAB. TUB/SHOWER COMBO W/ FIBERGLASS MAINSCOT TO T2 - VERIFY DIMENSIONS W/ MANUF'S SPECS
 18. OVAL TUB - VERIFY DIMENSIONS WITH MANUF'S SPECS.
 19. PRE-FAB. SHOWER PAN W/ 30" MIN. CLR. INSIDE & MAINSCOT TO T2 - VERIFY DIMENSIONS W/ MANUF'S SPECS
 20. SHATTERPROOF (TEMPERED) GLASS SHOWER ENCLOSURE.
 21. TOWEL BAR - PROVIDE 2x SOLID BLK'G IN WALL
 22. TOILET PAPER HOLDER - PROVIDE 2x SOLID BLK'G IN WALL
 23. RESERVED
 24. WASHER & DRYER: - PROVIDE WATER & WASTE FOR WASHER - RECESS WASHER CONTROL VALVES IN WALL - VENT DRYER TO OUTSIDE AIR - ACCOMMODATE APPLIANCE TO BE LOCATED WASHER AT LEFT AND DRYER AT RIGHT.
 25. 12" SHELF PER SPECS
 26. OPT. LAUNDRY SINK - REFER TO INTERIOR ELEVATIONS
 27. WATER HEATER LOCATION - FOR GAS - LOCATE ON 18" HIGH PLATFORM - FOR INTERIOR LOCATION - PROVIDE PAN & DRAIN. (REFER TO TS/AD-4)
 28. RESERVED
 29. MAIN LINE SHUT-OFF VALVE AND TEMP. & PRESSURE RELIEF VALVE
 30. FAU LOCATION (REFER TO DETAIL 88/AD5)
 31. RESERVED
 32. LISTED FACTORY-BUILT GAS FIRED DEC. APPLIANCE (REF. 80/AD4) - INSTALL PER MFR. SPECS
 33. HEARTH TO BE INSTALLED PER FACTORY-BUILT FIREPLACE LISTING
 34. GAS APPLIANCE B' VENT FROM BELOW
 35. LINEN PER SPECS (15" DEEP OR U.N.O.)
 36. COAT CLOSET W/ SHELF & POLE (REFER TO DETAILS/AD4)
 37. WARDROBE W/ SHELF & POLE (REFER TO DETAILS/AD4)
 38. 22"x30" MIN. ATTIC ACCESS
25"x54" FULL DOWN LADDER R.O. ATTIC ACCESS TO BE PROTECTED
 39. LINE OF WALL BELOW
 40. DUCT CHASE
 41. LINE OF FLOOR ABOVE
 42. LINE OF FLOOR BELOW
 43. LINE OF OPTIONAL TRAY CEILING (REFER TO DETAIL 92/AD5)
 44. LINE OF HIP AT OPTIONAL VOLUME CEILING
 45. LINE OF RIDGE AT OPTIONAL VOLUME CEILING
 46. CEILING BREAK
 47. STAIR TREADS & RISERS - MIN. 10" TREAD & MAX. T 3/4" RISER - (REFER TO DETAIL 81-82/AD5)
 48. MIN. 36" HIGH GUARDWALL (REFER TO DET. 83/AD5 & 85/AD5)
 49. 34" TO 36" HIGH HANDRAIL (REFER TO DETAIL 83/AD5)
 50. A/C PAD LOCATION
 51. LOW WALL - REFER TO PLAN FOR HEIGHT
 52. 2x6 STUD WALL
 53. 2x6 BALLOON FRAMED WALL PER STRUCTURAL
 54. DEL. 2x4 WALL PER PLAN
 55. INTERIOR SHELF-SEE PLAN FOR HT.
 56. MEDIA NICHE
 57. FLAT SOFFIT - SEE ELEV. FOR HGT.
 58. ARCHED SOFFIT - SEE ELEV. FOR HGT.
 59. WINDOW SEAT
 60. OPT. DOOR/ WINDOW
 61. PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) PYRON OR EQ. SURROUNDING STRUCTURAL POST.
 62. BRICK / STONE VENEER - REFER TO ELEVATIONS VENEER TO COMPLY WITH THE N.C.R.
 63. SECTIONAL GARAGE DOOR PER SPECS
 64. MIN. 1/2" GYP. BD. ON CEILING & WALLS @ USEABLE SPACE UNDER STAIR.
 65. GARAGE SHALL BE SEPARATED FROM THE RESIDENCE AND ITS ATTIC AREA BY NOT LESS THAN 1/2" GYP. BD. @ GARAGE SIDE WALLS & 5/8" UNDER LIVING AREA U.N.O.
 66. OPT. MIN. 36" HIGH GUARDRAIL (REFER TO DETAIL 86/AD5)
 67. 5/8" TYPE-X GYP. IN GARAGE BETWEEN CEILING & FLOOR ABV.
 68. P.T. POST W/ WRAP
 69. CONCRETE STOOP, 36"x36" STANDARD
SLOPE 1/4" PER FT. MIN.
 70. EGRESS WINDOW
 71. PROVIDE ADDITIONAL RISER(S) AT OPTIONAL PLATE HT.
 72. MDF TOP
 73. PLUMBING DROP FROM ABOVE
 74. ADJUST OPENING AT OPTION TO FIT THE DOOR SIZE SHOWN
 75. WINDOW LEDGE, HEIGHT & WIDTH OF OPENING TO EXTEND 6" BEYOND WINDOW(S) ON ALL SIDES U.N.O.
 76. SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
 77. CONCRETE SLAB. SLOPE 1/4" PER FT. MIN. SEE PLAN FOR SIZE.
 78. RESERVED
 79. SLOPING LOW WALL 38" ABOVE ADJACENT TREADS
 80. 20 MIN. FIRE-RATED DOOR



INTERIOR KEY

PLATE NOTES

8'-1" PLATE NOTES	
WINDOW HEADER HEIGHT:	6'-8" U.N.O.
2nd FLOOR WINDOW HDR. HEIGHT:	7'-0" U.N.O.
ENTRY DOOR HEIGHT:	6'-8" U.N.O.
SLIDING GLASS DOOR HEIGHT:	6'-8" (TEMP.)
INTERIOR SOFFIT HEIGHT:	7'-4" U.N.O.
TRAY CEILING:	7" RISE INTO TRUSS U.N.O.
INTERIOR DOOR HEIGHT:	6'-8" U.N.O.

9'-1" PLATE NOTES	
WINDOW HEADER HEIGHT 1st FL.:	8'-0" U.N.O.
WINDOW HEADER HEIGHT 2nd FL.:	7'-8" U.N.O.
4010 WINDOW OVER TUB HDR. HGT.:	8'-4" U.N.O.
ENTRY DOOR HEIGHT:	6'-8" U.N.O.
SLIDING GLASS DOOR HEIGHT:	6'-8" (TEMP.)
INTERIOR SOFFIT HEIGHT:	8'-0" U.N.O.
TRAY CEILING:	7" RISE INTO TRUSS U.N.O.
INTERIOR DOOR HEIGHT:	6'-8" U.N.O.

STAIR DATA NOTES	
FIRST FLOOR WITH 8'-4" PLATE HEIGHT:	
14" DEEP T.J.I. FLOOR JOISTS WITH 3/4" T&G DECKING.	
14 TREADS AT 10" EACH	
15 RISERS AT 7-1/16" EACH	
FIRST FLOOR WITH 9'-4" PLATE HEIGHT:	
14" DEEP T.J.I. FLOOR JOISTS WITH 3/4" T&G DECKING.	
15 TREADS AT 10" EACH	
16 RISERS AT 7-3/4" EACH	

GENERAL PLAN NOTES	
ALL CEILING HEIGHTS PER SECTION AND ELEVATION PLATE HEIGHTS, U.N.O.	
ALL INTERIOR DOORS TO BE HOLLOW CORE 1 3/8" THICK, U.N.O. (REFER TO PLAN FOR SIZE).	
ALL GARAGE SERVICE DOORS TO BE HOLLOW CORE EXTERIOR GRADE (REFER TO PLAN FOR SIZE).	
ALL HOUSE TO GARAGE DOORS TO BE 20-MINUTE FIRE-RATED (REFER TO PLAN FOR SIZE).	
ALL ENTRY DOORS AND EXTERIOR FRENCH DOORS TO BE SOLID CORE 1 3/4" THICK (REFER TO PLAN FOR SIZE).	
ALL FLOOR MATERIAL CHANGES TO OCCUR AT CENTER OF DOOR JAMBS, U.N.O.	

SECOND FLOOR PLAN 'A'

SCALE 1/4"=1'-0" (22"x34") - 1/8"=1'-0" (11"x17")

BASIC PLAN

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BUILDING
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- ISSUE DATE: 01/08/15
PROJECT No.: 1350999:56
DIVISION MGR.: MCP
REVISIONS: 08/20/20
- 11 DIVISION REVISION NC19044NCP - 08/23/19 - FAB
 - 12 DIVISION REVISIONS NC19057NCP - 09/26/19 - DCS
 - 13 DIVISION REVISIONS NC20043NCP - 12/12/19 - CL
 - 14 VENTILATION NC20008NCP - 01/17/20 - CL
 - 15 DIVISION REVISION NC20013NCP - 02/10/20 - MCP
 - 16 DIVISION REVISION NC20017NCP - 03/04/20 - KBA
 - 17 HOME OFFICE CORP20003CORP-08/20/20-CITD

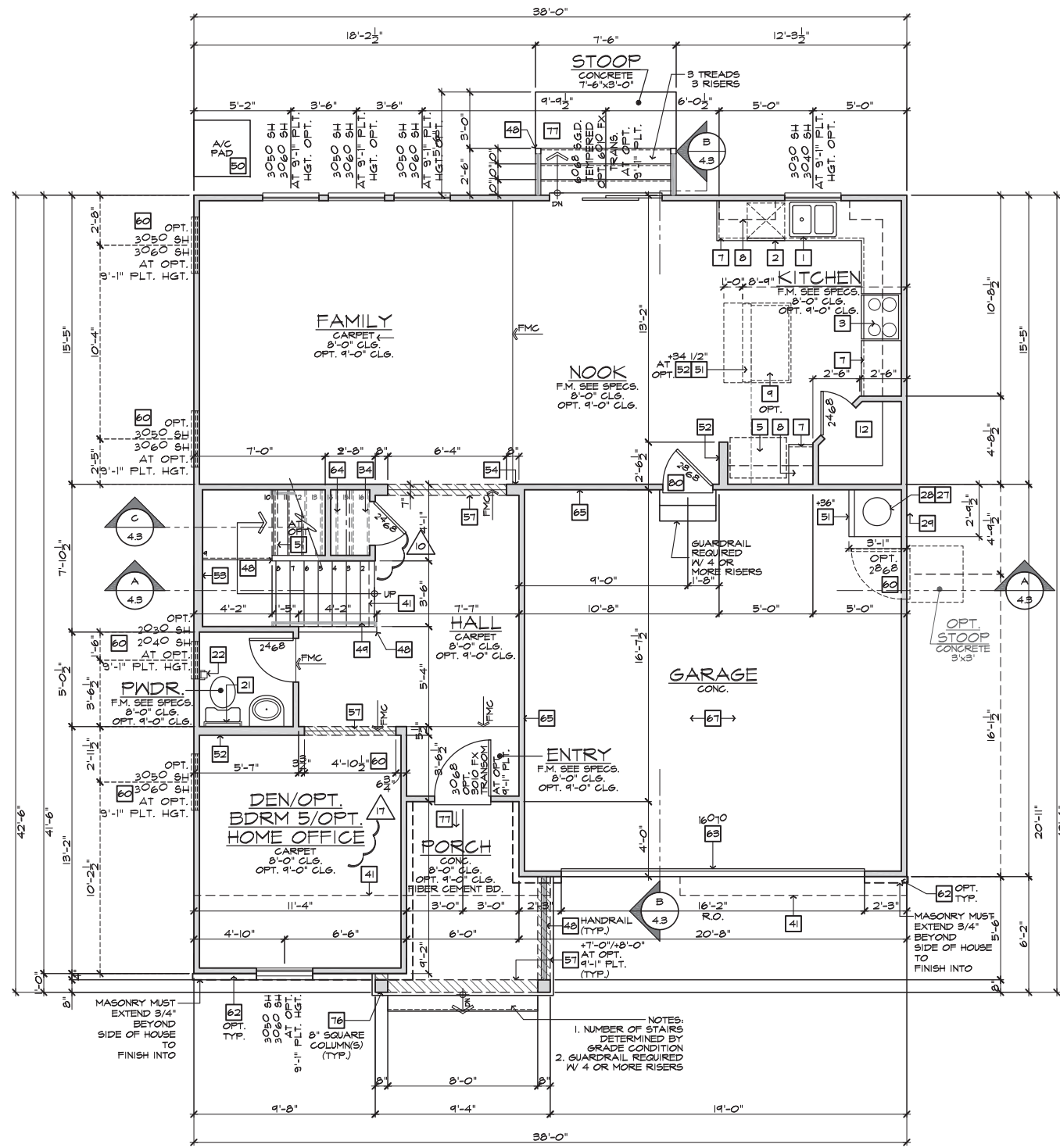
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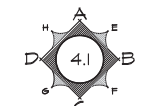
PLAN:
238.2338-R
SHEET:
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**SPEC. LEVEL 1
RALEIGH-DURHAM
40' SERIES**

- # FLOOR PLAN NOTES**
- NOTE: NOT ALL KEY NOTES APPLY.
- SINK - GARBAGE DISPOSAL OPTIONAL - VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
 - DISHWASHER - PROVIDE AIR GAP - VERIFY SPACING & DIMENSIONS PER MANUFACTURERS' SPECS
 - SLIDE-IN RANGE/OVEN COMBINATION W/ BUILT-IN NON-VENTED HOOD W/LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
 - 30" COOKTOP W/ BUILT-IN VENTED HOOD W/ LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
 - 34" CLEAR REFRIGERATOR SPACE W/ OPTIONAL CABINETS ABOVE - OPT. PLUMBING FOR ICEMAKER (RECESSED IN WALL)
 - COMBINATION DOUBLE OVEN OR OVEN/MICROWAVE OVEN OR OVEN - VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
 - BASE CABINETS - REFER TO INTERIOR ELEVATIONS
 - UPPER CABINETS - REFER TO INTERIOR ELEVATIONS
 - ISLAND CABINET - REFER TO INTERIOR ELEVATIONS
 - MIN. 12" BAR TOP/ BREAKFAST BAR
 - DESK AREA - REFER TO INTERIOR ELEVATIONS
 - BUILT-IN PANTRY (15" DEEP OR U.N.O.)
 - SINK CABINET(S) - REFER TO INTERIOR ELEVATIONS
 - SINK CABINET W/ EXTENDED VANITY & KNEE SPACE BELOW - REFER TO INTERIOR ELEVATIONS
 - OPT. SINK - REFER TO INTERIOR ELEVATIONS.
 - KNEE SPACE - REFER TO INTERIOR ELEVATIONS
 - PRE-FAB. TUB/SHOWER COMBO W/ FIBERGLASS MAINSCOT TO T2" - VERIFY DIMENSIONS W/ MANUF'S SPECS
 - OVAL TUB - VERIFY DIMENSIONS WITH MANUF'S SPECS.
 - PRE-FAB. SHOWER PAN W/ 30" MIN. CLR. INSIDE & MAINSCOT TO T2" - VERIFY DIMENSIONS W/ MANUF'S SPECS
 - SHATTERPROOF (TEMPERED) GLASS SHOWER ENCLOSURE.
 - TOWEL BAR - PROVIDE 2x SOLID BLK'G IN WALL
 - TOILET PAPER HOLDER - PROVIDE 2x SOLID BLK'G IN WALL
 - RECESSED, MIRROR'D MEDICINE CABINET
 - WASHER & DRYER - PROVIDE WATER & WASTE FOR WASHER - RECESS WASHER CONTROL VALVES IN WALL - VENT DRYER TO OUTSIDE AIR - ACCOMMODATE APPL. TO BE LOCATED WASHER AT LEFT AND DRYER AT RIGHT.
 - 12" SHELF PER SPECS
 - OPT. LAUNDRY SINK - REFER TO INTERIOR ELEV'S
 - WATER HEATER LOCATION - FOR GAS - LOCATE ON 18" HIGH PLATFORM - FOR INTERIOR LOCATION - PROVIDE PAN & DRAIN (REFER TO TS/AD-4)
 - RESERVED
 - MAIN LINE SHUT-OFF VALVE AND TEMP. & PRESSURE RELIEF VALVE
 - FAUJ. LOCATION (REFER TO DETAIL B6/AD5)
 - RESERVED
 - LISTED FACTORY-BUILT GAS FIRED DEC. APPLIANCE (REF. B0/AD4) - INSTALL PER MFR. SPECS
 - HEARTH TO BE INSTALLED PER FACTORY-BUILT FIREPLACE LISTING
 - GAS APPLIANCE B' VENT FROM BELOW
 - LINEN PER SPECS (15" DEEP OR U.N.O.)
 - COAT CLOSET W/ SHELF & POLE (REFER TO DETAIL T3/AD4)
 - WARDROBE W/ SHELF & RAIL (REFER TO DETAIL T3/AD4)
 - 22"x30" MIN. ATTIC ACCESS
 - 25"x54" FULL DOWN LADDER R.O. ATTIC ACCESS TO BE PROTECTED
 - LINE OF WALL BELOW
 - DUCT CHASE
 - LINE OF FLOOR ABOVE
 - LINE OF FLOOR BELOW
 - LINE OF OPTIONAL TRAY CEILING (REFER TO DETAIL 92/AD5)
 - LINE OF HIP AT OPTIONAL VOLUME CEILING
 - LINE OF RIDGE AT OPTIONAL VOLUME CEILING
 - CEILING BREAK
 - STAIR TREADS & RISERS - MIN. 10" TREAD & MAX. T 3/4" RISER - (REFER TO DETAIL B1-B2/AD5)
 - MIN. 42" HIGH GUARDRAIL (REFER TO DETAIL B6/AD5)
 - 34" TO 38" HIGH HANDRAIL (REFER TO DETAIL B3/AD5)
 - A/C PAD LOCATION
 - LOW WALL - REFER TO PLAN FOR HEIGHT
 - 2x6 STUD WALL
 - 2x6 BALLOON FRAMED WALL PER STRUCTURAL
 - DEL. 2x4 WALL PER PLAN
 - INTERIOR SHELF-SEE PLAN FOR HT.
 - MEDIA NICHE
 - FLAT SOFFIT - SEE ELEV. FOR HGT.
 - ARCHED SOFFIT - SEE ELEV. FOR HGT.
 - WINDOW SEAT
 - OPT. DOOR/ WINDOW
 - PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) PLYON OR EQ. SURROUNDING STRUCTURAL POST.
 - BRICK / STONE VENEER - REFER TO ELEVATIONS VENEER TO COMPLY WITH THE N.C.-R.
 - SECTIONAL GARAGE DOOR PER SPECS
 - MIN. 1/2" GYP. BD. ON CEILING & WALLS @ USEABLE SPACE UNDER STAIR.
 - GARAGE SHALL BE SEPARATED FROM THE RESIDENCE AND ITS ATTIC AREA BY NOT LESS THAN 1/2" GYP. BD. @ GARAGE SIDE WALLS & 5/8" UNDER LIVING AREA U.N.O.
 - RESERVED
 - 5/8" TYPE-X GYP. IN GARAGE BETWEEN CEILING & FLOOR ABV.
 - P.T. POST W/ WRAP
 - CONCRETE STOOP, 36"x36" STANDARD SLOPE 1/4" PER FT. MIN.
 - EGRESS WINDOW
 - PROVIDE ADDITIONAL RISER(S) AT OPTIONAL PLATE HT.
 - MDF TOP
 - PLUMBING DROP FROM ABOVE
 - ADJUST OPENING AT OPTION TO FIT THE DOOR SIZE SHOWN
 - WINDOW LEDGE - HEIGHT & WIDTH OF OPENING TO EXTEND 6" BEYOND WINDOWS) ON ALL SIDES U.N.O.
 - SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
 - CONCRETE SLAB - SLOPE 1/4" PER FT. MIN. SEE PLAN FOR SIZE.
 - RESERVED
 - SLOPING LOW WALL 38" ABOVE ADJACENT TREADS
 - 20 MIN. FIRE-RATED DOOR



FIRST FLOOR PLAN 'A' W/ CRAWL SPACE
SCALE 1/4"=1'-0" (22"x34") - 1/8"=1'-0" (11"x17")



**INTERIOR KEY
PLAN 238.2338-R**

FIRST FLOOR AREA	444	SQ. FT.
SECOND FLOOR AREA	1344	SQ. FT.
TOTAL AREA	2338	SQ. FT.
GARAGE AREA	421	SQ. FT.
PORCH AREA(S)		
ELEVATION 'A'	73	SQ. FT.
ELEVATION 'B'	62	SQ. FT.
ELEVATION 'C'	146	SQ. FT.
ELEVATION 'D'	174	SQ. FT.
PATIO AREA(S)		
COVERED	100	SQ. FT.
EXTENDED COVERED	200	SQ. FT.
DECK AREA(S)		
DECK	144	SQ. FT.
EXTENDED DECK	252	SQ. FT.

PLATE NOTES

8'-1" PLATE NOTES

- WINDOW HEADER HEIGHT: 6'-8" U.N.O.
- 2nd FLOOR WINDOW HDR. HEIGHT: 7'-0" U.N.O.
- ENTRY DOOR HEIGHT: 6'-8" U.N.O.
- SLIDING GLASS DOOR HEIGHT: 6'-8" (TEMP.)
- INTERIOR SOFFIT HEIGHT: 7'-4" U.N.O.
- TRAY CEILING: 7" RISE INTO TRUSS U.N.O.
- INTERIOR DOOR HEIGHT: 6'-8" U.N.O.

9'-1" PLATE NOTES

- WINDOW HEADER HEIGHT 1st FL.: 8'-0" U.N.O.
- WINDOW HEADER HEIGHT 2nd FL.: 7'-8" U.N.O.
- 4010 WINDOW OVER TUB HDR. HGT.: 8'-4" U.N.O.
- ENTRY DOOR HEIGHT: 6'-8" U.N.O.
- SLIDING GLASS DOOR HEIGHT: 6'-8" (TEMP.)
- INTERIOR SOFFIT HEIGHT: 8'-0" U.N.O.
- TRAY CEILING: 7" RISE INTO TRUSS U.N.O.
- INTERIOR DOOR HEIGHT: 6'-8" U.N.O.

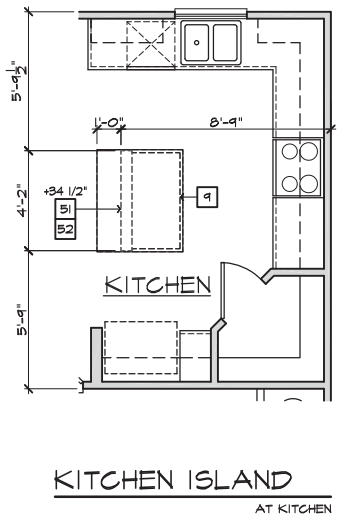
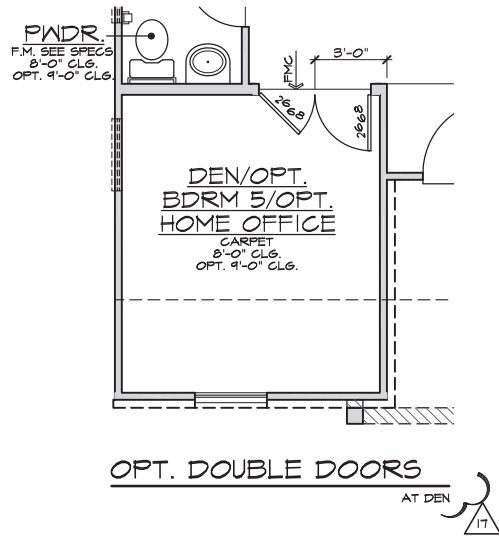
STAIR DATA NOTES

- FIRST FLOOR WITH 8" PLATE HEIGHT:**
14" DEEP T.J.I. FLOOR JOISTS WITH 3/4" T&G DECKING.
14 TREADS AT 10" EACH
15 RISERS AT 7-1/16" EACH
- FIRST FLOOR WITH 9" PLATE HEIGHT:**
14" DEEP T.J.I. FLOOR JOISTS WITH 3/4" T&G DECKING.
15 TREADS AT 10" EACH
16 RISERS AT 7-3/4" EACH

GENERAL PLAN NOTES

- ALL CEILING HEIGHTS PER SECTION AND ELEVATION PLATE HEIGHTS, U.N.O.
- ALL INTERIOR DOORS TO BE HOLLOW CORE 1 3/8" THICK, U.N.O. (REFER TO PLAN FOR SIZE).
- ALL GARAGE SERVICE DOORS TO BE HOLLOW CORE EXTERIOR GRADE (REFER TO PLAN FOR SIZE).
- ALL HOUSE TO GARAGE DOORS TO BE 20-MINUTE FIRE-RATED (REFER TO PLAN FOR SIZE).
- ALL ENTRY DOORS AND EXTERIOR FRENCH DOORS TO BE SOLID CORE 1 3/4" THICK (REFER TO PLAN FOR SIZE).
- ALL FLOOR MATERIAL CHANGES TO OCCUR AT CENTER OF DOOR JAMBS, U.N.O.

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FIRST FLOOR PLAN OPTIONS
SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")

BASIC PLAN

#	FLOOR PLAN NOTES
	NOTE: NOT ALL KEY NOTES APPLY.
1.	SINK - GARBAGE DISPOSAL OPTIONAL - VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
2.	DISHWASHER - PROVIDE AIR GAP - VERIFY SPACING & DIMENSIONS PER MANUFACTURERS' SPECS
3.	SLIDE-IN RANGE/OVEN COMBINATION W/ BUILT-IN NON-VENTED HOOD W/LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
4.	30" COOKTOP W/ BUILT-IN VENTED HOOD W/ LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
5.	34" CLEAR REFRIGERATOR SPACE W/ OPTIONAL CABINETS ABOVE - OPT. PLUMBING FOR ICEMAKER (RECESSED IN WALL)
6.	COMBINATION DOUBLE OVEN OR OVEN/MICROWAVE OVEN OR OVEN - VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
7.	BASE CABINETS - REFER TO INTERIOR ELEVATIONS
8.	UPPER CABINETS - REFER TO INTERIOR ELEVATIONS
9.	ISLAND CABINET - REFER TO INTERIOR ELEVATIONS
10.	MIN. 12" BAR TOP/ BREAKFAST BAR
11.	DESK AREA - REFER TO INTERIOR ELEVATIONS
12.	BUILT-IN PANTRY (15" DEEP OR U.N.O.)
13.	SINK CABINET(S) - REFER TO INTERIOR ELEVATIONS
14.	SINK CABINET W/ EXTENDED VANITY & KNEE SPACE BELOW - REFER TO INTERIOR ELEVATIONS
15.	OPT. SINK - REFER TO INTERIOR ELEVATIONS.
16.	KNEE SPACE - REFER TO INTERIOR ELEVATIONS
17.	PRE-FAB. TUB/SHOWER COMBO W/ FIBERGLASS MAINSCOT TO T2" - VERIFY DIMENSIONS W/ MANUF'S SPECS
18.	OVAL TUB - VERIFY DIMENSIONS WITH MANUF'S SPECS.
19.	PRE-FAB. SHOWER PAN W/ 30" MIN. CLR. INSIDE & MAINSCOT TO T2" - VERIFY DIMENSIONS W/ MANUF'S SPECS
20.	SHATTERPROOF (TEMPERED) GLASS SHOWER ENCLOSURE.
21.	TOWEL BAR - PROVIDE 2x SOLID BLK'G IN WALL
22.	TOILET PAPER HOLDER - PROVIDE 2x SOLID BLK'G IN WALL
23.	RECESSED, MIRRORING MEDICINE CABINET
24.	WASHER & DRYER: - PROVIDE WATER & WASTE FOR WASHER - RECESS WASHER CONTROL VALVES IN WALL - VENT DRYER TO OUTSIDE AIR - ACCOMMODATE APPLIANCES TO BE LOCATED WASHER AT LEFT AND DRYER AT RIGHT.
25.	12" SHELF PER SPECS
26.	OPT. LAUNDRY SINK - REFER TO INTERIOR ELEV'S
27.	WATER HEATER LOCATION: - FOR GAS - LOCATE ON 18" HIGH PLATFORM - FOR INTERIOR LOCATION - PROVIDE PAN & DRAIN (REFER TO TS/AD4)
28.	RESERVED
29.	MAIN LINE SHUT-OFF VALVE AND TEMP. & PRESSURE RELIEF VALVE
30.	F.A.U. LOCATION (REFER TO DETAIL B6/AD5)
31.	RESERVED
32.	LISTED FACTORY-BUILT GAS FIRED DEC. APPLIANCE (REF. B0/AD4) - INSTALL PER MFR. SPECS
33.	HEARTH TO BE INSTALLED PER FACTORY-BUILT FIREPLACE LISTING
34.	GAS APPLIANCE B' VENT FROM BELOW
35.	LINEN PER SPECS (15" DEEP OR U.N.O.)
36.	COAT CLOSET W/ SHELF & POLE (REFER TO DETAIL T3/AD4)
37.	WARDROBE W/ SHELF & POLE (REFER TO DETAIL T3/AD4)
38.	22"X30" MIN. ATTIC ACCESS 25"X54" FULL DOWN LADDER R.O. ATTIC ACCESS TO BE PROTECTED
39.	LINE OF WALL BELOW
40.	DUCT CHASE
41.	LINE OF FLOOR ABOVE
42.	LINE OF FLOOR BELOW
43.	LINE OF OPTIONAL TRAY CEILING (REFER TO DETAIL 42/AD5)
44.	LINE OF HIP AT OPTIONAL VOLUME CEILING
45.	LINE OF RIDGE AT OPTIONAL VOLUME CEILING
46.	CEILING BREAK
47.	STAIR TREADS & RISERS: - MIN. 10" TREAD & MAX. T 3/4" RISER - (REFER TO DETAIL 81-82/AD5)
48.	MIN. 42" HIGH GUARDRAIL (REFER TO DETAIL B6/AD5)
49.	34" TO 38" HIGH HANDRAIL (REFER TO DETAIL B3/AD5)
50.	A/C PAD LOCATION
51.	LOW WALL - REFER TO PLAN FOR HEIGHT
52.	2x6 STUD WALL
53.	2x6 BALLOON FRAMED WALL PER STRUCTURAL
54.	DEB. 2x4 WALL PER PLAN
55.	INTERIOR SHELF-SEE PLAN FOR HT.
56.	MEDIA NICHE
57.	FLAT SOFFIT - SEE ELEV. FOR HGT.
58.	ARCHED SOFFIT - SEE ELEV. FOR HGT.
59.	WINDOW SEAT
60.	OPT. DOOR/ WINDOW
61.	PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) PYPON OR EQ. SURROUNDING STRUCTURAL POST.
62.	BRICK / STONE VENEER - REFER TO ELEVATIONS VENEER TO COMPLY WITH THE N.C.-R.
63.	SECTIONAL GARAGE DOOR PER SPECS
64.	MIN. 1/2" GYP. BD. ON CEILING & WALLS @ USEABLE SPACE UNDER STAIR.
65.	GARAGE SHALL BE SEPARATED FROM THE RESIDENCE AND ITS ATTIC AREA BY NOT LESS THAN 1/2" GYP. BD. @ GARAGE SIDE WALLS & 5/8" UNDER LIVING AREA U.N.O.
66.	RESERVED
67.	5/8" TYPE-X GYP. IN GARAGE BETWEEN CEILING & FLOOR ABV.
68.	P.T. POST W/ WRAP
69.	CONCRETE STOOP: 36"X36" STANDARD SLOPE 1/4" PER FT. MIN.
70.	EGRESS WINDOW
71.	PROVIDE ADDITIONAL RISER(S) AT OPTIONAL PLATE HT.
72.	MDF TOP
73.	PLUMBING DROP FROM ABOVE
74.	ADJUST OPENING AT OPTION TO FIT THE DOOR SIZE SHOWN
75.	WINDOW LEDGE: HEIGHT & WIDTH OF OPENING TO EXTEND 6" BEYOND WINDOWS) ON ALL SIDES U.N.O.
76.	SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
77.	CONCRETE SLAB: SLOPE 1/4" PER FT. MIN. SEE PLAN FOR SIZE.
78.	RESERVED
79.	SLOPING LOW WALL 38" ABOVE ADJACENT TREADS
80.	20 MIN. FIRE-RATED DOOR



NORTH CAROLINA
40' SERIES

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2018 NORTH
CAROLINA STATE
BUILDING
CODES

ISSUE DATE: 01/08/15
PROJECT No.: 1350999:56
DIVISION MGR.: MCP
REVISIONS: 08/20/20

- 11 DIVISION REVISION NC1904NCP - 08/23/19 - FAB
- 12 DIVISION REVISIONS NC19057NCP - 09/26/19 - DCS
- 13 DIVISION REVISIONS NC20043NCP - 12/12/19 - CL
- 14 VENTILATION NC20008NCP - 01/17/20 - CL
- 15 DIVISION REVISION NC20013NCP - 02/10/20 - MCP
- 16 DIVISION REVISION NC20017NCP - 03/04/20 - KBA
- 17 HOME OFFICE CORP20003CORP-08/20/20-CTD

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PLAN:
238.2338-R
SHEET:
1.4

SPEC. LEVEL 1
RALEIGH-DURHAM
40' SERIES

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**NORTH CAROLINA
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**2018 NORTH
CAROLINA STATE
BUILDING
CODES**

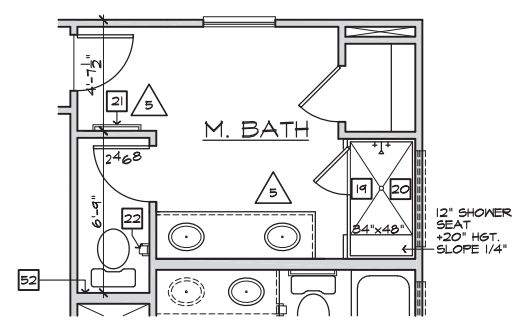
ISSUE DATE: 01/08/15
PROJECT No.: 1350999:56
DIVISION MGR.: MCP
REVISIONS: 08/20/20

- 11 DIVISION REVISION NC1964NCP - 08/21/19 - FAB
- 12 DIVISION REVISIONS NC1967NCP - 09/26/19 - DCS
- 13 DIVISION REVISIONS NC20043NCP - 12/12/19 - CL
- 14 VENTILATION NC20008NCP - 01/17/20 - CL
- 15 DIVISION REVISION NC20013NCP - 02/10/20 - MCP
- 16 DIVISION REVISION NC20017NCP - 03/04/20 - KBA
- 17 HOME OFFICE CORP20063CORP-08/28/20-CITD
- 18 ADD NOTE TO TF NC20037NCP - 10/06/20 - KBA
- 19 DIVISION REQ REVISION NC21005NCP - 01/06/21 - KBA

PLAN:
238.2338-R
SHEET:
1.5

**SPEC. LEVEL 1
RALEIGH-DURHAM
40' SERIES**

- # FLOOR PLAN NOTES** 208.16-9
- NOTE: NOT ALL KEY NOTES APPLY.**
1. SINK - GARBAGE DISPOSAL OPTIONAL - VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
 2. DISHWASHER - PROVIDE AIR GAP - VERIFY SPACING & DIMENSIONS PER MANUFACTURERS' SPECS
 3. SLIDE-IN RANGE/OVEN COMBINATION W/ BUILT-IN NON-VENTED HOOD W/LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
 4. 30" COOKTOP W/ BUILT-IN VENTED HOOD W/ LIGHT & FAN - VERIFY WITH MANUFACTURERS' SPECS
 5. 34" CLEAR REFRIGERATOR SPACE W/ OPTIONAL CABINETS ABOVE - OPT. PLUMBING FOR ICEMAKER (RECESSED IN WALL)
 6. COMBINATION DOUBLE OVEN OR OVEN/MICROWAVE OVEN OR OVEN VERIFY DIMENSIONS WITH MANUFACTURERS' SPECS
 7. BASE CABINETS - REFER TO INTERIOR ELEVATIONS
 8. UPPER CABINETS - REFER TO INTERIOR ELEVATIONS
 9. ISLAND CABINET - REFER TO INTERIOR ELEVATIONS
 10. MIN. 12" BAR TOP/ BREAKFAST BAR
 11. DESK AREA - REFER TO INTERIOR ELEVATIONS
 12. BUILT-IN PANTRY (15" DEEP OR U.N.O.)
 13. SINK CABINET(S) - REFER TO INTERIOR ELEVATIONS
 14. SINK CABINET W/ EXTENDED VANITY & KNEE SPACE BELOW - REFER TO INTERIOR ELEVATIONS
 15. OPT. SINK - REFER TO INTERIOR ELEVATIONS.
 16. KNEE SPACE - REFER TO INTERIOR ELEVATIONS
 17. PRE-FAB. TUB/SHOWER COMBO W/ FIBERGLASS MAINSCOT TO T2" - VERIFY DIMENSIONS W/ MANUF'S SPECS
 18. OVAL TUB - VERIFY DIMENSIONS WITH MANUF'S SPECS.
 19. PRE-FAB. SHOWER PAN W/ 30" MIN. CLR. INSIDE & MAINSCOT TO T2" - VERIFY DIMENSIONS W/ MANUF'S SPECS
 20. SHATTERPROOF (TEMPERED) GLASS SHOWER ENCLOSURE.
 21. TOWEL BAR - PROVIDE 2x SOLID BLK'G IN WALL
 22. TOILET PAPER HOLDER - PROVIDE 2x SOLID BLK'G IN WALL
 23. RESERVED
 24. WASHER & DRYER: - PROVIDE WATER & WASTE FOR WASHER - RECESS WASHER CONTROL VALVES IN WALL - VENT DRYER TO OUTSIDE AIR - ACCOMMODATE APPLIANCES TO BE LOCATED WASHER AT LEFT AND DRYER AT RIGHT.
 25. 12" SHELF PER SPECS
 26. OPT. LAUNDRY SINK - REFER TO INTERIOR ELEV'S
 27. WATER HEATER LOCATION: - FOR GAS - LOCATE ON 18" HIGH PLATFORM - FOR INTERIOR LOCATION - PROVIDE PAN & DRAIN (REFER TO TS/AD-4)
 28. RESERVED
 29. MAIN LINE SHUT-OFF VALVE AND TEMP. & PRESSURE RELIEF VALVE
 30. F.A.U. LOCATION (REFER TO DETAIL 88/AD5)
 31. RESERVED
 32. LISTED FACTORY-BUILT GAS FIRED DEC. APPLIANCE (REF. 80/AD4) - INSTALL PER MFR. SPECS
 33. HEARTH TO BE INSTALLED PER FACTORY-BUILT FIREPLACE LISTING
 34. GAS APPLIANCE B' VENT FROM BELOW
 35. LINEN PER SPECS (15" DEEP OR U.N.O.)
 36. COAT CLOSET W/ SHELF & POLE (REFER TO DETAILT3/AD4)
 37. WARDROBE W/ SHELF & POLE (REFER TO DETAILT3/AD4)
 38. 22"x30" MIN. ATTIC ACCESS 25"x54" FULL DOWN LADDER R.O. ATTIC ACCESS TO BE PROTECTED
 39. LINE OF WALL BELOW
 40. DUCT CHASE
 41. LINE OF FLOOR ABOVE
 42. LINE OF FLOOR BELOW
 43. LINE OF OPTIONAL TRAY CEILING (REFER TO DETAIL 92/AD5)
 44. LINE OF HIP AT OPTIONAL VOLUME CEILING
 45. LINE OF RIDGE AT OPTIONAL VOLUME CEILING
 46. CEILING BREAK
 47. STAIR TREADS & RISERS: - MIN. 10" TREAD & MAX. T 3/4" RISER - (REFER TO DETAIL 81-82/AD5)
 48. MIN. 36" HIGH GUARDWALL (REFER TO DET. 83/AD5 & 85/AD5)
 49. 34" TO 36" HIGH HANDRAIL (REFER TO DETAIL 83/AD5)
 50. A/C PAD LOCATION
 51. LOW WALL - REFER TO PLAN FOR HEIGHT
 52. 2x6 STUD WALL
 53. 2x6 BALLOON FRAMED WALL PER STRUCTURAL
 54. DEL. 2x4 WALL PER PLAN
 55. INTERIOR SHELF-SEE PLAN FOR HT.
 56. MEDIA NICHE
 57. FLAT SOFFIT - SEE ELEV. FOR HGT.
 58. ARCHED SOFFIT - SEE ELEV. FOR HGT.
 59. WINDOW SEAT
 60. OPT. DOOR/ WINDOW
 61. PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) PYPON OR EQ. SURROUNDING STRUCTURAL POST.
 62. BRICK / STONE VENEER - REFER TO ELEVATIONS VENEER TO COMPLY WITH THE N.C.-R.
 63. SECTIONAL GARAGE DOOR PER SPECS
 64. MIN. 1/2" GYP. BD. ON CEILING & WALLS @ USEABLE SPACE UNDER STAIR.
 65. GARAGE SHALL BE SEPARATED FROM THE RESIDENCE AND ITS ATTIC AREA BY NOT LESS THAN 1/2" GYP. BD. @ GARAGE SIDE WALLS & 5/8" UNDER LIVING AREA U.N.O.
 66. OPT. MIN. 36" HIGH GUARDRAIL (REFER TO DETAIL 86/AD5)
 67. 5/8" TYPE-X GYP. IN GARAGE BETWEEN CEILING & FLOOR ABV.
 68. P.T. POST W/ WRAP
 69. CONCRETE STOOP: 36"x36" STANDARD SLOPE 1/4" PER FT. MIN.
 70. EGRESS WINDOW
 71. PROVIDE ADDITIONAL RISER(S) AT OPTIONAL PLATE HT.
 72. MDF TOP
 73. PLUMBING DROP FROM ABOVE
 74. ADJUST OPENING AT OPTION TO FIT THE DOOR SIZE SHOWN
 75. WINDOW LEDGE: HEIGHT & WIDTH OF OPENING TO EXTEND 6" BEYOND WINDOW(S) ON ALL SIDES U.N.O.
 76. SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
 77. CONCRETE SLAB. SLOPE 1/4" PER FT. MIN. SEE PLAN FOR SIZE.
 78. RESERVED
 79. SLOPING LOW WALL 38" ABOVE ADJACENT TREADS
 80. 20 MIN. FIRE-RATED DOOR

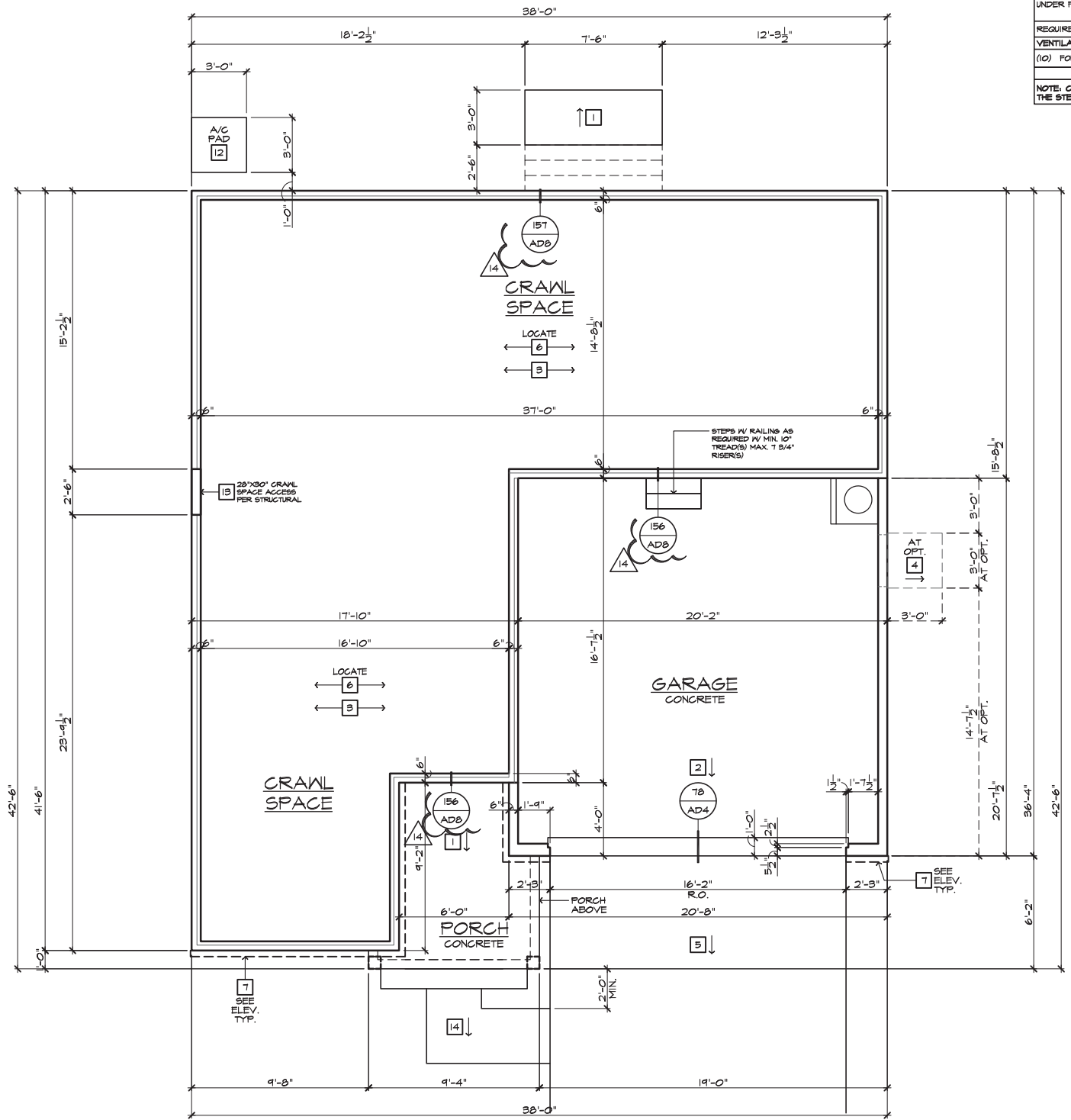


DELUXE M. BATH
AT M. BATH

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#	FOUNDATION PLAN NOTES
NOTE: NOT ALL KEY NOTES APPLY.	
1.	CONCRETE PATIO/PORCH SLAB PER STRUCTURAL- SLOPE 1/4" PER FT. MIN.
2.	CONCRETE GARAGE SLAB PER STRUCTURAL- SLOPE 1/8" PER 1'-0" MIN. TOWARD DOOR OPENING.
3.	FOUNDATION PER STRUCTURAL.
4.	STAIR LANDING: 36"x36" MIN.
5.	CONCRETE DRIVEWAY SLOPE 1/4" PER FT. MIN. AWAY FROM GARAGE DOOR OPENING.
6.	PROVIDE UNDER FLOOR VENTILATION
7.	4" TOE KICK FOR MASONRY VENEER.
8.	3" DIAMETER CONCRETE FILLED PIPE BOLLARD 36" HIGH WITH MIN. 12" EMBEDMENT INTO CONCRETE.
9.	REFER TO CIVIL DRAWINGS FOR ALL FINISH SURFACE ELEVATIONS.
10.	VERIFY LOCATION OF PIER FOOTINGS PER STRUCTURAL.
11.	4" MIN. T 3/4" MAX. TO HARD SURFACE.
12.	A/C PAD. VERIFY LOCATION.
13.	CRAWL SPACE ACCESS
14.	36" WIDE WALKWAY- SLOPE 1/4" PER FT. MIN.
UNDER FLOOR VENTING AREA	
UNDER FLOOR AREA SHALL COMPLY WITH NRC 2015	
UNDER FLOOR AREA CALCULATION = 994 SQ. FT. / 150 6.63 SQ. FT.	
REQUIRED AREA	X 144 = 954 SQ. IN.
VENTILATION PROVIDED:	
(10) FOUNDATION VENTS	105 SQ. IN. = 1050 SQ. IN.
NOTE: CRAWLSPACE VENT TO BE LOCATED WITHIN 3'-0" OF THE CORNER OF THE STEM WALL.	



CRAWL SPACE PLAN 'A'
 SCALE 1/4"=1'-0" (22"x34") - 1/8"=1'-0" (11"x17")

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SPEC. LEVEL 1
**RALEIGH-DURHAM
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- # FOUNDATION PLAN NOTES** 2018 NC-C
- NOTE: NOT ALL KEY NOTES APPLY.
1. CONCRETE PATIO/PORCH SLAB PER STRUCTURAL- SLOPE 1/4" PER FT. MIN.
 2. CONCRETE GARAGE SLAB PER STRUCTURAL- SLOPE 1/8" PER 1'-0" MIN. TOWARD DOOR OPENING.
 3. FOUNDATION PER STRUCTURAL.
 4. STAIR LANDINGS: 36"x36" MIN.
 5. CONCRETE DRIVEWAY SLOPE 1/4" PER FT. MIN. AWAY FROM GARAGE DOOR OPENING.
 6. PROVIDE UNDER FLOOR VENTILATION
 7. 4" TOE KICK FOR MASONRY VENEER.
 8. 3" DIAMETER CONCRETE FILLED PIPE BOLLARD 36" HIGH WITH MIN. 12" EMBEDMENT INTO CONCRETE.
 9. REFER TO CIVIL DRAWINGS FOR ALL FINISH SURFACE ELEVATIONS.
 10. VERIFY LOCATION OF PIER FOOTINGS PER STRUCTURAL.
 11. 4" MIN. 7 3/4" MAX. TO HARD SURFACE.
 12. A/C PAD. VERIFY LOCATION.
 13. CRAWL SPACE ACCESS
 14. 36" WIDE WALKWAY- SLOPE 1/4" PER FT. MIN.



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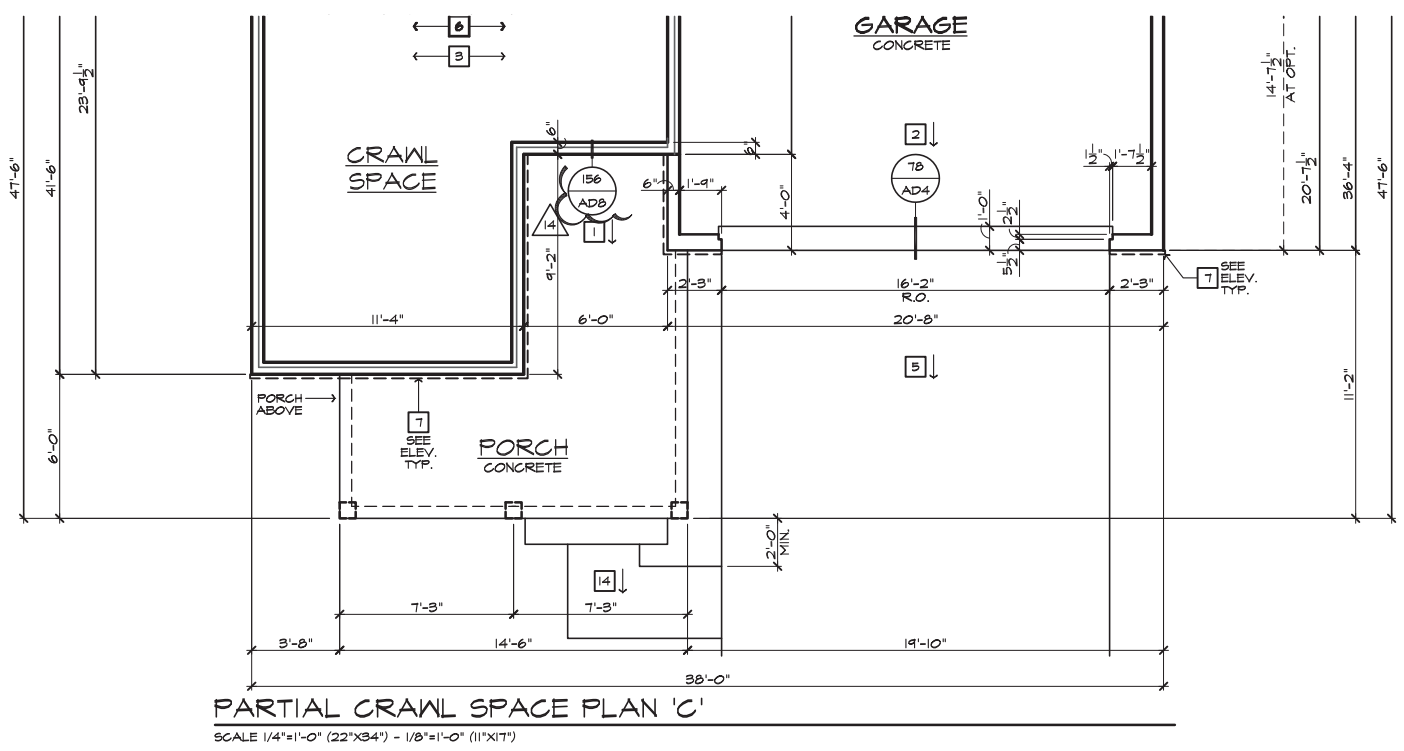
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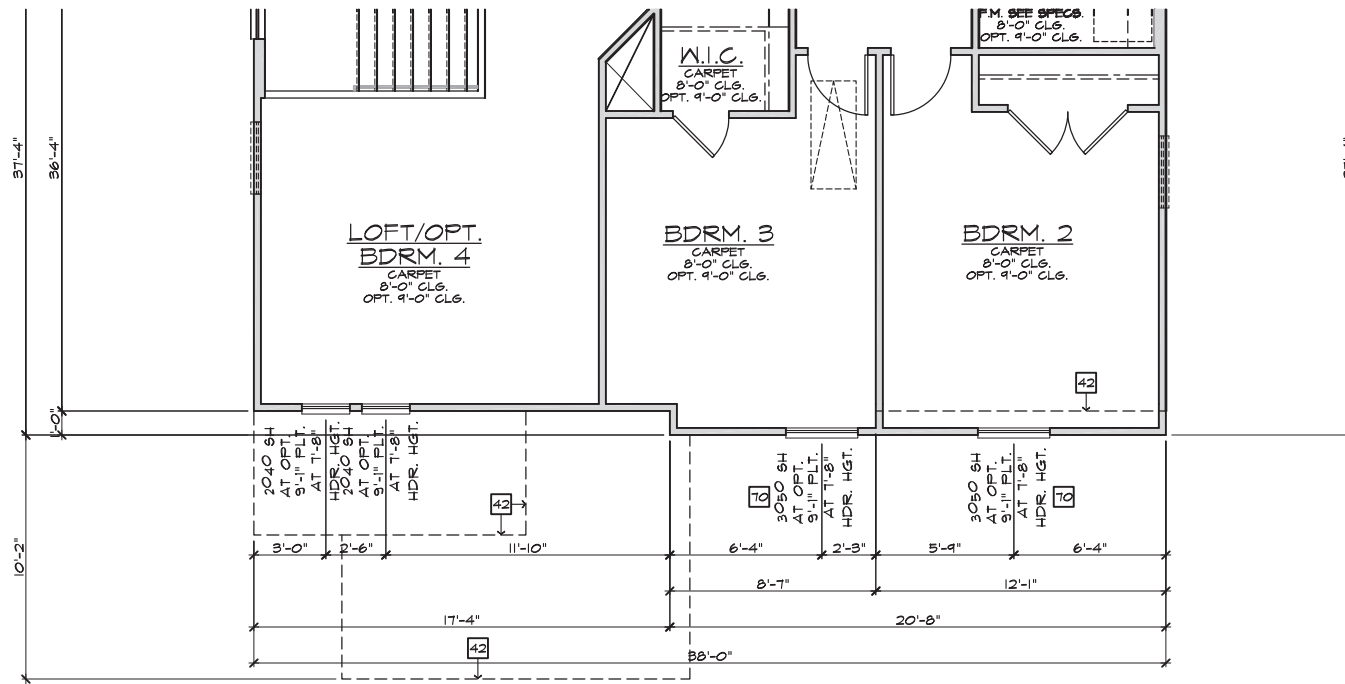
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6
SPEC. LEVEL 1
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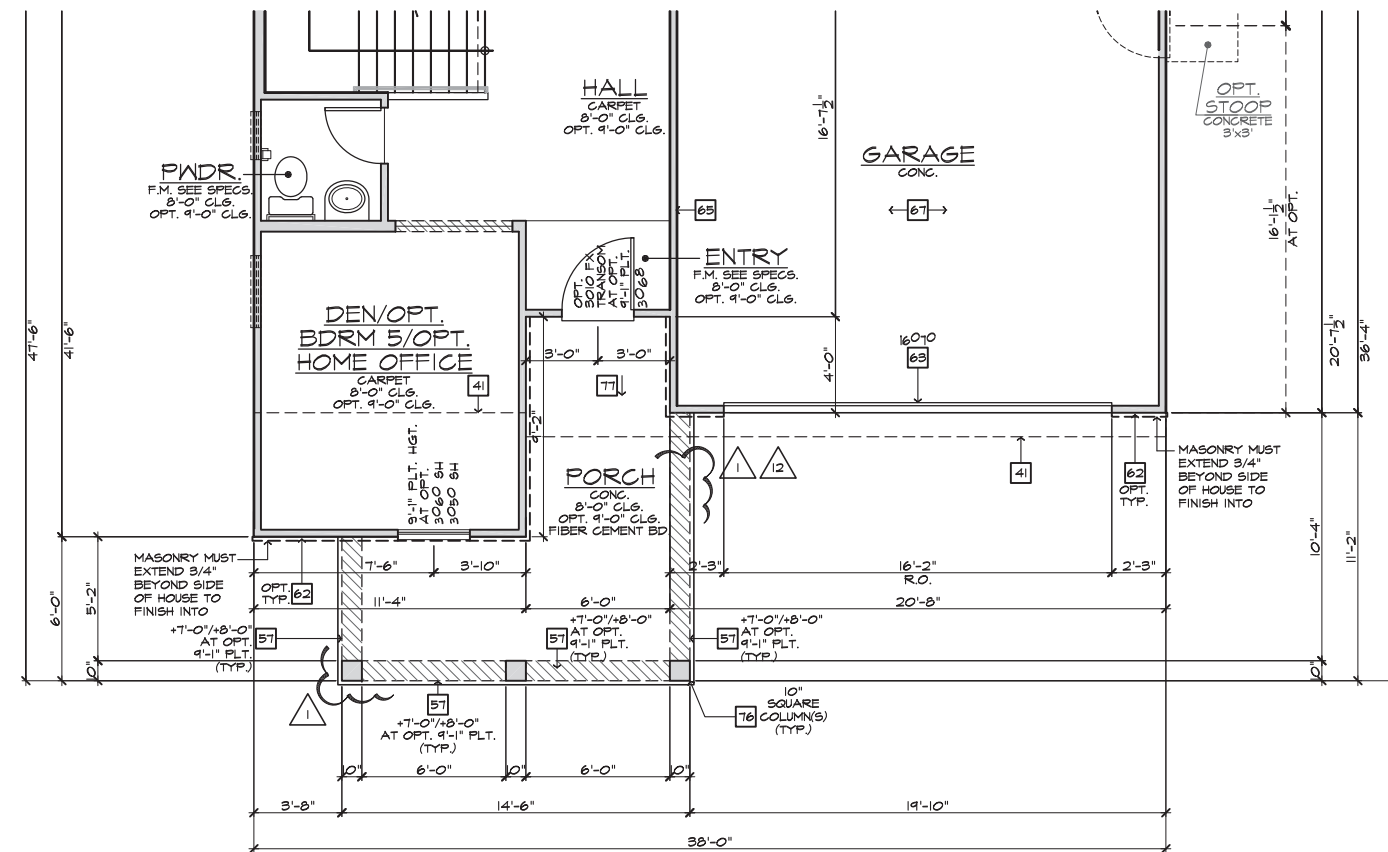


PARTIAL SECOND FLOOR PLAN 'C'

SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")

BASIC PLAN

#	PARTIAL PLAN NOTES
NOTE: NOT ALL KEY NOTES APPLY.	
27.	WATER HEATER LOCATION - FOR GAS - LOCATE ON 18" HIGH PLATFORM - FOR INTERIOR LOCATION - PROVIDE PAN & DRAIN (REFER TO DETAILS)
28.	WATER HEATER B VENT TO OUTSIDE AIR
29.	MAIN LINE SHUT-OFF VALVE AND TEMP. & PRESSURE RELIEF VALVE
34.	LINE OF WALL BELOW
41.	LINE OF FLOOR ABOVE
42.	LINE OF FLOOR BELOW
49.	MIN. 36" HIGH GUARDRAIL (REFER TO DETAIL SHEETS)
50.	A/C PAD LOCATION
51.	LOW WALL - REFER TO PLAN FOR HEIGHT
52.	2x6 STUD WALL
54.	DBL. 2x4 WALL PER PLAN
55.	INTERIOR SHELF - REFER TO PLAN FOR HEIGHT
57.	FLAT SOFFIT
58.	ARCHED SOFFIT
60.	OPT. DOOR/WINDOW
61.	PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.)
62.	BRICK / STONE VENEER - REFER TO ELEVATIONS
63.	SECTIONAL GARAGE DOOR PER SPECS
66.	3" DIAM. CONCRETE FILLED PIPE BOLLARD 36" HIGH WITH MIN. 12" EMBEDMENT INTO CONCRETE (NOT REQUIRED AT ELECTRIC WATER HEATERS OR FOR APPLIANCES LOCATED OUT OF THE VEHICLE'S NORMAL TRAVEL PATH).
68.	P.T. POST IV WRAP.
70.	EGRESS WINDOW
75.	WINDOW LEDGE - HEIGHT & WIDTH OF OPENING TO EXTEND 6" BEYOND WINDOW(S) ON ALL SIDES UNO.
76.	SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
77.	CONCRETE SLAB - SLOPE 1/4" PER FT. MIN. SEE PLAN FOR SLOPE



PARTIAL FIRST FLOOR PLAN 'C'

SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")

BASIC PLAN

NOTE: REFER TO BASIC FLOOR PLAN FOR INFORMATION NOT SHOWN HERE



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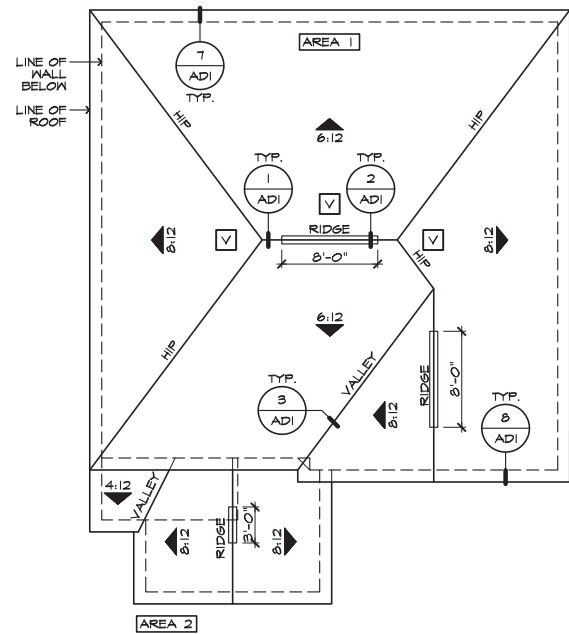
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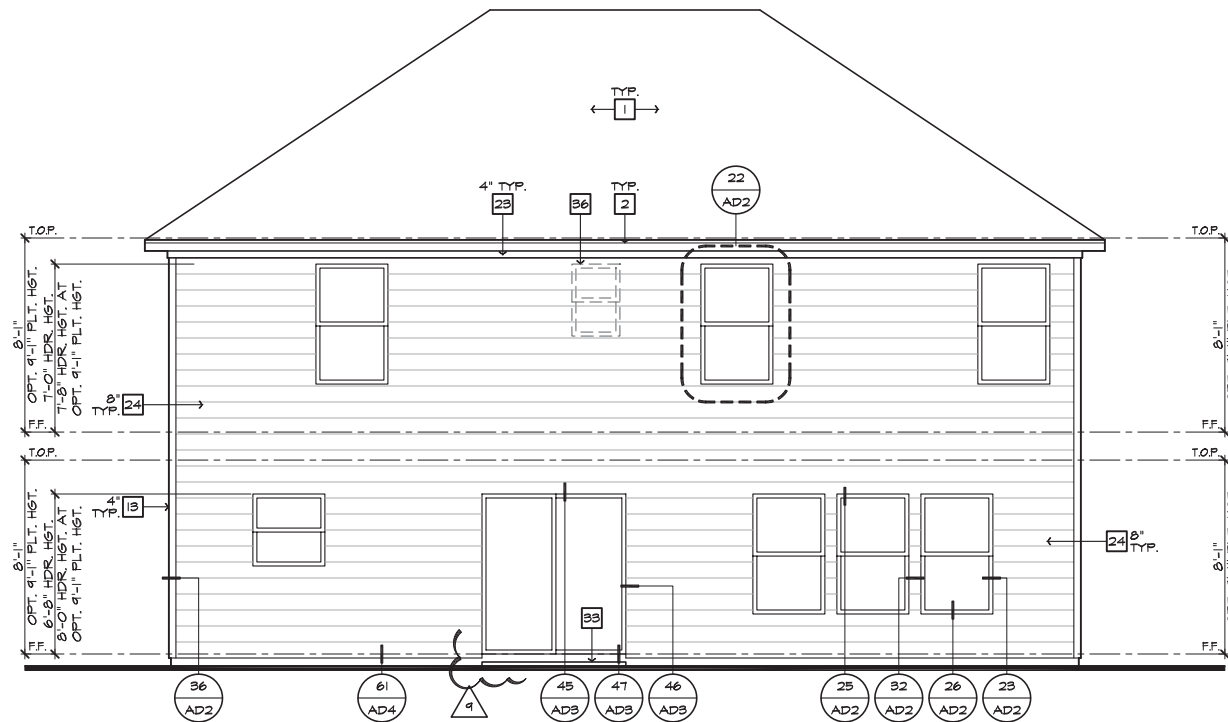
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ROOF PLAN 'C'

SCALE 1/8"=1'-0" (22'x34') - 1/16"=1'-0" (11'x17')



REAR ELEVATION 'C'

SCALE 1/4"=1'-0" (22'x34') - 1/8"=1'-0" (11'x17')

#	ELEVATION NOTES
NOTE: NOT ALL KEY NOTES APPLY.	
1.	ROOF MATERIAL - REFER TO ROOF NOTES
2.	2X FASCIA/BARGE BOARD WITH FASCIA CAP
3.	6.1. FLASHING
4.	6.1. FLASHING & SADDLE/CRICKET
5.	6.1. DRIP SCREED
6.	24"x24" CHIMNEY
7.	DECORATIVE VENT
8.	DECORATIVE CORBEL
9.	DECORATIVE SHUTTERS
10.	PEDIMENT. SEE ELEVATION FOR TYPE
11.	RECESSED ELEMENT
12.	DECORATIVE TRIM FYPON OR EQ. SEE ELEVATION FOR TYPE
13.	TRIM PER SPEC- SEE ELEVATION FOR SIZE
14.	SYNTHETIC MATERIAL
15.	PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) FYPON OR EQ. SURROUNDING STRUCTURAL POST.
16.	SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
17.	SHAKE SIDING
18.	STONE VENEER PER SPECS
19.	BRICK/MASONRY VENEER PER SPECS
20.	BUILT UP BRICK COLUMN
21.	SOLDIER COURSE
22.	ROWLOCK COURSE
23.	FRIEZE BOARD
24.	SIDING W/ 4" CORNER TRIM PER SPECS
25.	P.T. POST W/ WRAP - SEE STRUCTURAL FOR SIZE
26.	PRE-FAB DECORATIVE TRIM
27.	LIGHT WEIGHT PRECAST STONE TRIM
28.	P.T. LUMBER RAILINGS (+36" U.N.O.)
29.	WRAP
30.	DECORATIVE WINDOW/DOOR TRIM - FYPON OR EQ. SEE ELEVATION FOR SIZE
31.	BRACKET OR KICKER - FYPON OR EQ.
32.	ENTRY DOOR
33.	CONCRETE STOOP/ PORCH - SEE SLAB INTERFACE PLAN.
34.	SECTIONAL GARAGE DOOR PER SPECS
35.	ALUMINUM WRAP
36.	OPTIONAL DOOR/WINDOW - REFER TO PLAN OPTIONS
37.	OPTIONAL STANDING SEAM METAL ROOF
38.	KEYSTONE
39.	SOLDIER CROWN
40.	JACK SOLDIER COURSE
41.	WATER TABLE
42.	ATRIUM DOOR
43.	PILASTER - SEE ELEVATION FOR TYPE

ROOF PLAN NOTES 'C'



INDICATES ROOF SLOPE AND DIRECTION, U.N.O.
 6:12
 ROOF MATERIAL: COMPOSITION SHINGLE
 12" (INCHES) TYPICAL ROOF OVERHANGS AT RAKE, U.N.O.
 12" (INCHES) TYPICAL ROOF OVERHANGS AT EAVE, U.N.O.
 LOCATE EAVE/ RAFTER VENTS EQUALLY BALANCED AROUND HOUSE EXCEPT ABOVE SHEARWALL PANELS.

ATTIC VENT CALCULATIONS

PROVIDE 1 SQ. IN. OF VENTILATION PER 300 SQ. IN. OF ATTIC SPACE. PROVIDE THAT AT LEAST 50% & NO MORE THAN 80% OF THE REQ. VENTILATING AREA IS PROVIDED BY VENTILATORS LOCATED IN THE UPPER PORTION OF THE ATTIC. (HIGH VENTING) AT 3'-0" ABOVE EAVE VENT WITH THE BALANCE BEING PROVIDED BY EAVE VENTS. (LOW VENTING) (2018 N.C.R 806.2)
 * CALCULATION BY 1/150, HIGH/LOW VENTING NOT REQUIRED.
 APPROXIMATE RIDGE VENT LOCATIONS SHOWN.
 ACTUAL LOCATIONS TO BE DETERMINED IN THE FIELD.

AREA 1 / MAIN:	
VENTILATION REQUIRED:	
ATTIC AREA = 1401	SQ. FT. / 300 = 4.67 SQ. FT.
	X 144 = 672 SQ. IN.
	TOTAL HIGH & LOW = 672 SQ. IN.
	X 50% = 336 SQ. IN.
VENTILATION PROVIDED:	
HIGH	
16 LF RIDGE VENT(S) AT 10 SQ. IN. / LF. =	280 SQ. IN.
3 ROOF VENT(S) AT 50 SQ. IN. EA. =	150 SQ. IN.
SUB-TOTAL HIGH VENTILATION:	430 SQ. IN.
LOW	
50 LF VENTILATED SOFFIT AT 6.9 SQ. IN. / LF. =	400 SQ. IN.
0 ROOF VENT(S) AT 50 SQ. IN. EA. =	0 SQ. IN.
SUB-TOTAL LOW VENTILATION:	400 SQ. IN.
TOTAL VENTILATION PROVIDED:	830 SQ. IN.
AREA 2 / PORCH:	
VENTILATION REQUIRED:	
ATTIC AREA = 180	SQ. FT. / 150 = 1.20 SQ. FT.
	X 144 = 173 SQ. IN.
	TOTAL HIGH & LOW = 173 SQ. IN.
VENTILATION PROVIDED:	
(0) LF VENTILATED SOFFIT AT 6.9 SQ. IN. / LF. =	124 SQ. IN.
(0) LF RIDGE VENT(S) AT 10 SQ. IN. EA. =	54 SQ. IN.
TOTAL VENTILATION PROVIDED:	178 SQ. IN.

NOTES:
 ALL VENT OPENINGS SHALL BE COVERED WITH 1/4" CORROSION RESISTANT METAL MESH.
 FRAMER SHALL BE RESPONSIBLE FOR COORDINATING WITH TRUSS MANUFACTURER TO ACCOMMODATE ALL ATTIC VENTS.
 ALL VENTS SHALL BE INSTALLED SO AS TO MAKE THEM WATER-PROOF & WALL MOUNTED LOWERS SHALL BE SEALED & FLASHED W/ 'DOWSTOP' IN THE SAME MANNER PRESCRIBED FOR WINDOW INSTALLATION.



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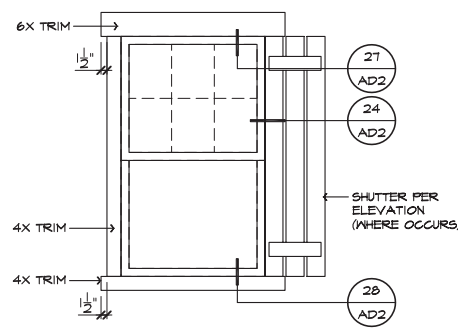
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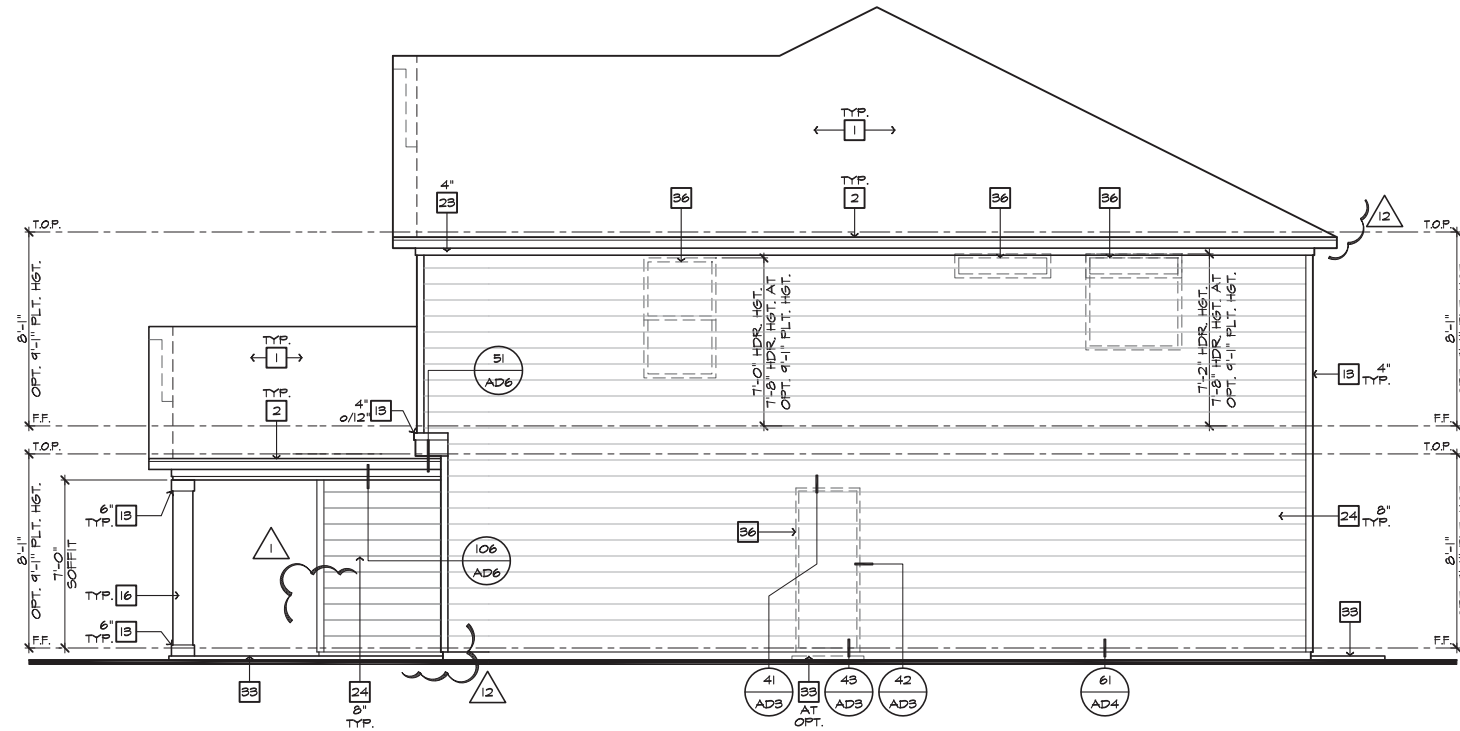
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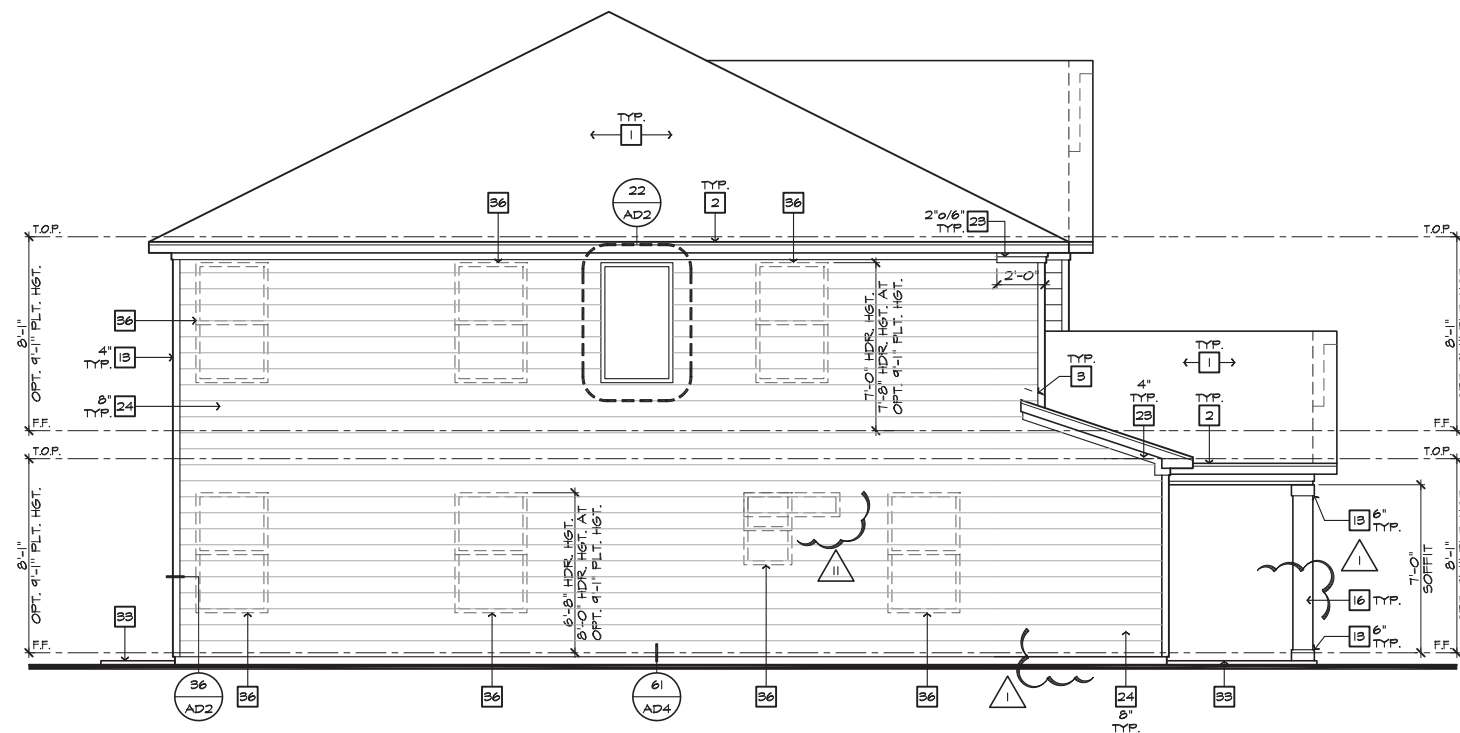
DETAIL 'A'

SCALE: N.T.S.

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RIGHT ELEVATION 'C'
SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")



LEFT ELEVATION 'C'
SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")

#	ELEVATION NOTES
NOTE: NOT ALL KEY NOTES APPLY.	
1.	ROOF MATERIAL - REFER TO ROOF NOTES
2.	2X FASCIA/BARGE BOARD WITH FASCIA CAP
3.	6.1. FLASHING
4.	6.1. FLASHING & SADDLE/CRICKET
5.	6.1. DRIP SCREED
6.	24"X24" CHIMNEY
7.	DECORATIVE VENT
8.	DECORATIVE CORBEL
9.	DECORATIVE SHUTTERS
10.	PEDIMENT. SEE ELEVATION FOR TYPE
11.	RECESSED ELEMENT
12.	DECORATIVE TRIM FYPON OR EQ. SEE ELEVATION FOR TYPE
13.	TRIM PER SPEC- SEE ELEVATION FOR SIZE
14.	SYNTHETIC MATERIAL
15.	PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) FYPON OR EQ. SURROUNDING STRUCTURAL POST.
16.	SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
17.	SHAKE SIDING
18.	STONE VENEER PER SPECS
19.	BRICK/MASONRY VENEER PER SPECS
20.	BUILT UP BRICK COLUMN
21.	SOLDIER COURSE
22.	ROWLOCK COURSE
23.	FRIEZE BOARD
24.	SIDING W/ 4" CORNER TRIM PER SPECS
25.	P.T. POST W/ WRAP - SEE STRUCTURAL FOR SIZE
26.	PRE-FAB DECORATIVE TRIM
27.	LIGHT WEIGHT PRECAST STONE TRIM
28.	P.T. LUMBER RAILINGS (+36" U.N.O.)
29.	WRAP
30.	DECORATIVE WINDOW/DOOR TRIM - FYPON OR EQ. SEE ELEVATION FOR SIZE.
31.	BRACKET OR KICKER - FYPON OR EQ.
32.	ENTRY DOOR
33.	CONCRETE STOOP/ PORCH - SEE SLAB INTERFACE PLAN.
34.	SECTIONAL GARAGE DOOR PER SPECS
35.	ALUMINUM WRAP
36.	OPTIONAL DOOR/WINDOW - REFER TO PLAN OPTIONS
37.	OPTIONAL STANDING SEAM METAL ROOF
38.	KEYSTONE
39.	SOLDIER CROWN
40.	JACK SOLDIER COURSE
41.	WATER TABLE
42.	ATRIUM DOOR
43.	PILASTER - SEE ELEVATION FOR TYPE



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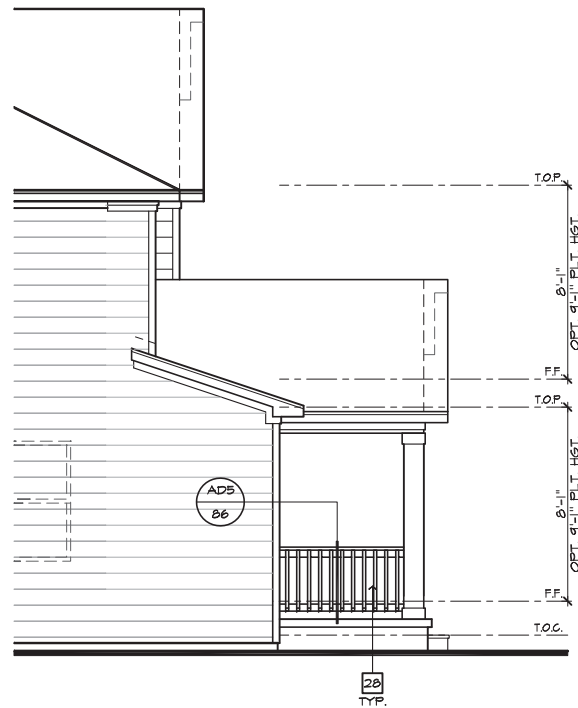
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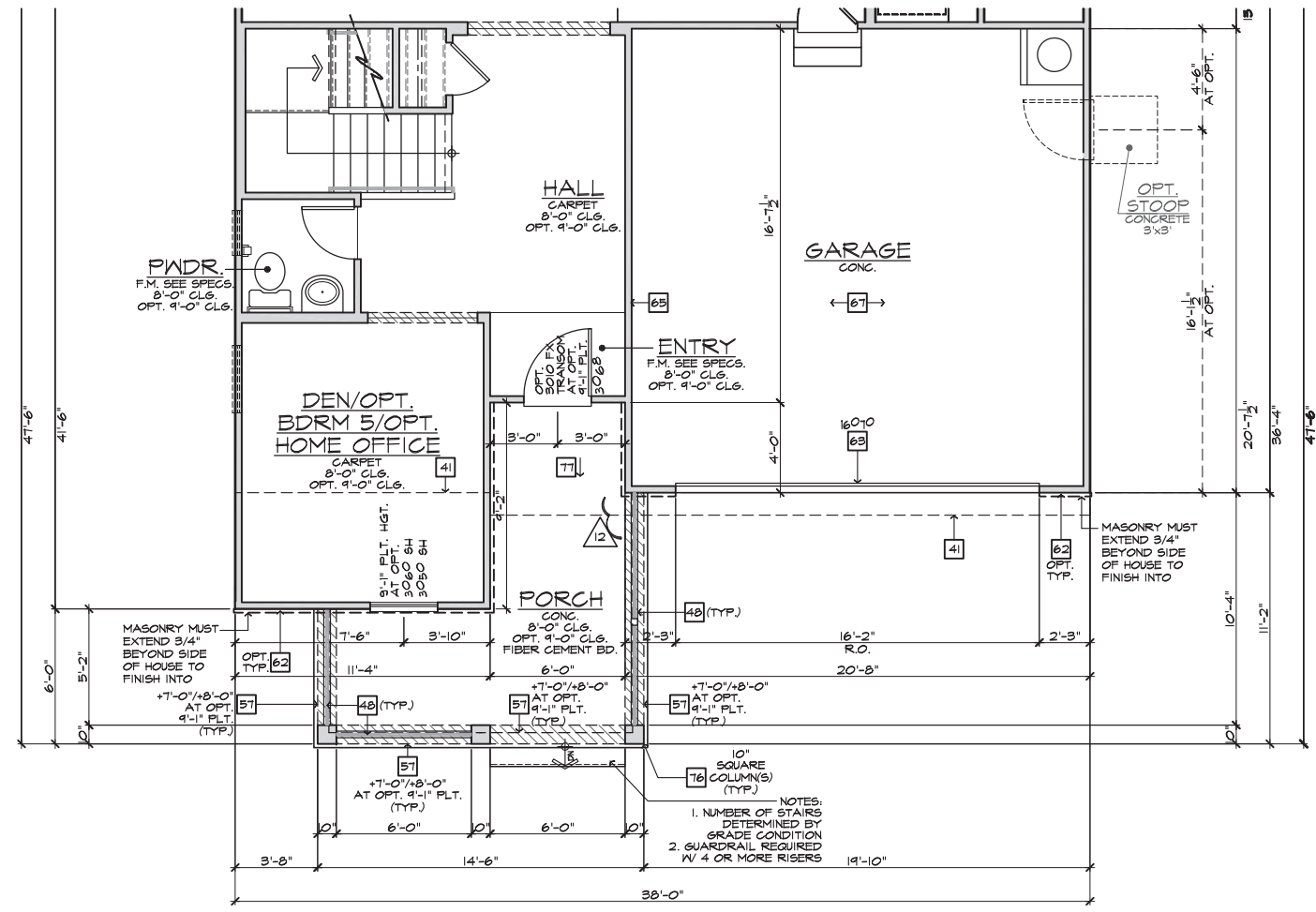
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PARTIAL LEFT ELEVATION 'C' AT CRAWL SPACE

SCALE 1/4"=1'-0" (22"x34") - 1/8"=1'-0" (11"x17")



PARTIAL FIRST FLOOR PLAN 'C' AT CRAWL SPACE

SCALE 1/4"=1'-0" (22"x34") - 1/8"=1'-0" (11"x17")

BASIC PLAN

#	ELEVATION NOTES
NOTE: NOT ALL KEY NOTES APPLY.	
1.	ROOF MATERIAL - REFER TO ROOF NOTES
2.	2X FASCIA/BARGE BOARD WITH FASCIA CAP
3.	6:1 FLASHING
4.	6:1 FLASHING & SADDLE/CRICKET
5.	6:1 DRIP SCREED
6.	24"x24" CHIMNEY
7.	DECORATIVE VENT
8.	DECORATIVE CORBEL
9.	DECORATIVE SHUTTERS
10.	PEDIMENT. SEE ELEVATION FOR TYPE
11.	RECESSED ELEMENT
12.	DECORATIVE TRIM FYPHON OR EQ. SEE ELEVATION FOR TYPE
13.	TRIM PER SPEC- SEE ELEVATION FOR SIZE
14.	SYNTHETIC MATERIAL
15.	PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) FYPHON OR EQ. SURROUNDING STRUCTURAL POST.
16.	SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
17.	SHAKE SIDING
18.	STONE VENEER PER SPECS
19.	BRICK/MASONRY VENEER PER SPECS
20.	BUILT UP BRICK COLUMN
21.	SOLDIER COURSE
22.	ROWLOCK COURSE
23.	FRIEZE BOARD
24.	SIDING W/ 4" CORNER TRIM PER SPECS
25.	P.T. POST W/ WRAP - SEE STRUCTURAL FOR SIZE
26.	PRE-FAB DECORATIVE TRIM
27.	LIGHT WEIGHT PRECAST STONE TRIM
28.	P.T. LUMBER RAILINGS (+36" U.N.O.)
29.	WRAP
30.	DECORATIVE WINDOW/DOOR TRIM - FYPHON OR EQ. SEE ELEVATION FOR SIZE.
31.	BRACKET OR KICKER - FYPHON OR EQ.
32.	ENTRY DOOR
33.	CONCRETE STOOP/ PORCH - SEE SLAB INTERFACE PLAN.
34.	SECTIONAL GARAGE DOOR PER SPECS
35.	ALUMINUM WRAP
36.	OPTIONAL DOOR/WINDOW - REFER TO PLAN OPTIONS
37.	OPTIONAL STANDING SEAM METAL ROOF
38.	KEYSTONE
39.	SOLDIER CROWN
40.	JACK SOLDIER COURSE
41.	WATER TABLE
42.	ATRIUM DOOR
43.	PILASTER - SEE ELEVATION FOR TYPE

#	PARTIAL PLAN NOTES
NOTE: NOT ALL KEY NOTES APPLY.	
27.	WATER HEATER LOCATION - FOR GAS - LOCATE ON 18" HIGH PLATFORM - FOR INTERIOR LOCATION - PROVIDE PAN & DRAIN (REFER TO DETAILS)
28.	WATER HEATER 3" VENT TO OUTSIDE AIR
29.	MAIN LINE SHUT-OFF VALVE AND TEMP. & PRESSURE RELIEF VALVE
34.	LINE OF WALL BELOW
41.	LINE OF FLOOR ABOVE
42.	LINE OF FLOOR BELOW
43.	MIN. 36" HIGH GUARDRAIL (REFER TO DETAIL SHEETS)
50.	A/C PAD LOCATION
51.	LOW WALL - REFER TO PLAN FOR HEIGHT
52.	2x6 STUD WALL
54.	DBL. 2x4 WALL PER PLAN
55.	INTERIOR SHELF - REFER TO PLAN FOR HEIGHT
57.	FLAT SOFFIT
58.	ARCHED SOFFIT
60.	OPT. DOOR/WINDOW
61.	PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) FYPHON OR EQ. SURROUNDING STRUCTURAL POST.
62.	BRICK / STONE VENEER - REFER TO ELEVATIONS
63.	SECTIONAL GARAGE DOOR PER SPECS
66.	3" DIAM. CONCRETE FILLED PIPE BOLLARD 36" HIGH WITH MIN. 12" EMBEDMENT INTO CONCRETE. (NOT REQUIRED AT ELECTRIC WATER HEATERS OR FOR APPLIANCES LOCATED OUT OF THE VEHICLE'S NORMAL TRAVEL PATH).
68.	P.T. POST W/ WRAP.
75.	EGRESS WINDOW
76.	WINDOW LEDGE. HEIGHT & WIDTH OF OPENING TO EXTEND 6" BEYOND WINDOW(S) ON ALL SIDES U.N.O.
77.	SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
78.	CONCRETE SLAB. SLOPE 1/4" PER FT. MIN. SEE PLAN FOR SIZE.



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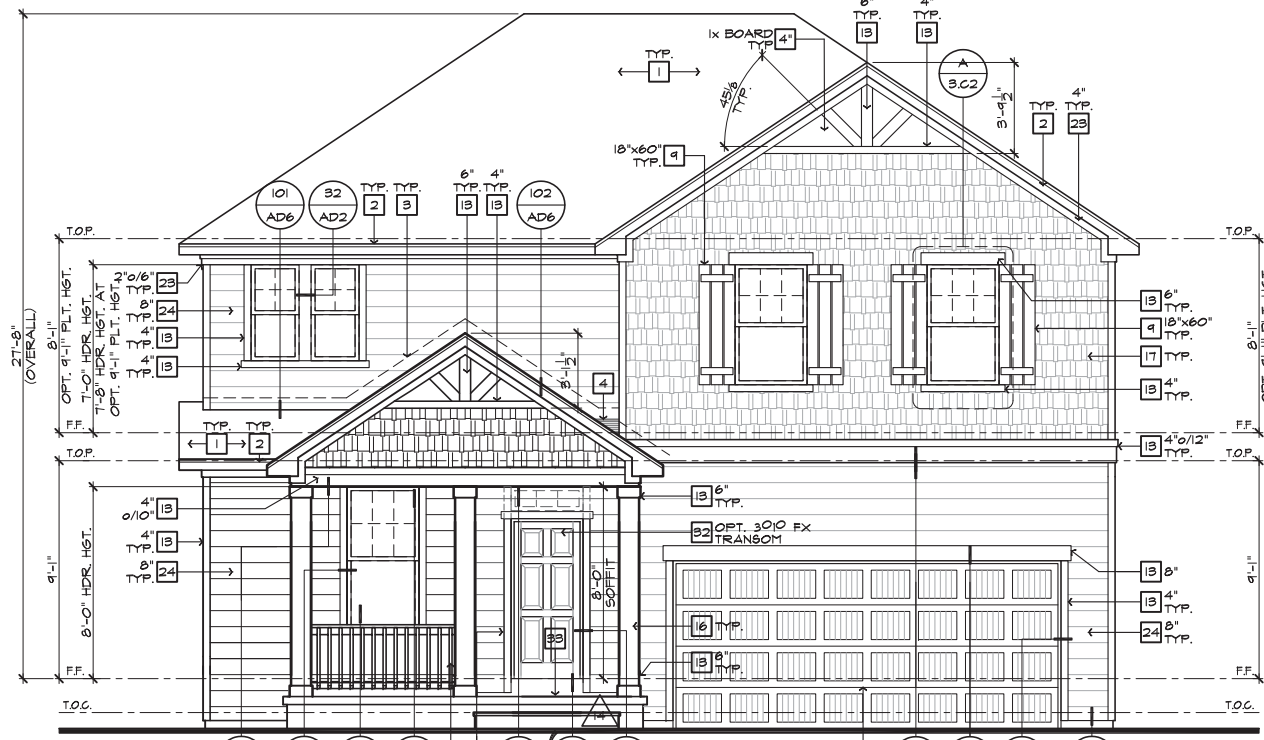
PLAN: 238.2338-R
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SPEC. LEVEL 1
RALEIGH-DURHAM 40' SERIES

NOTE: REFER TO BASIC ELEVATIONS FOR INFORMATION NOT SHOWN HERE

NOTE: REFER TO BASIC FLOOR PLAN FOR INFORMATION NOT SHOWN HERE

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FRONT ELEVATION 'C' W/ CRAWL SPACE
AT OPTIONAL 9'-1" PLT. HGT.
SCALE 1/4"=1'-0" (22'x34") - 1/8"=1'-0" (11'x17")

#	ELEVATION NOTES
NOTE: NOT ALL KEY NOTES APPLY.	
1.	ROOF MATERIAL - REFER TO ROOF NOTES
2.	2X FASCIA/BARGE BOARD WITH FASCIA CAP
3.	6.1. FLASHING
4.	6.1. FLASHING & SADDLE/CRICKET
5.	6.1. DRIP SCREED
6.	24"x24" CHIMNEY
7.	DECORATIVE VENT
8.	DECORATIVE CORBEL
9.	DECORATIVE SHUTTERS
10.	PEDIMENT. SEE ELEVATION FOR TYPE
11.	RECESSED ELEMENT
12.	DECORATIVE TRIM FYPON OR EQ. SEE ELEVATION FOR TYPE
13.	TRIM PER SPEC- SEE ELEVATION FOR SIZE
14.	SYNTHETIC MATERIAL
15.	PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) FYPON OR EQ. SURROUNDING STRUCTURAL POST.
16.	SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
17.	SHAKE SIDING
18.	STONE VENEER PER SPECS
19.	BRICK/MASONRY VENEER PER SPECS
20.	BUILT UP BRICK COLUMN
21.	SOLDIER COURSE
22.	ROWLOCK COURSE
23.	FRIEZE BOARD
24.	SIDING W/ 4" CORNER TRIM PER SPECS
25.	P.T. POST W/ WRAP - SEE STRUCTURAL FOR SIZE
26.	PRE-FAB DECORATIVE TRIM
27.	LIGHT WEIGHT PRECAST STONE TRIM
28.	P.T. LUMBER RAILINGS (+36" U.N.O.)
29.	WRAP
30.	DECORATIVE WINDOW/DOOR TRIM - FYPON OR EQ. SEE ELEVATION FOR SIZE.
31.	BRACKET OR KICKER - FYPON OR EQ.
32.	ENTRY DOOR
33.	CONCRETE STOOP/PORCH - SEE SLAB INTERFACE PLAN.
34.	SECTIONAL GARAGE DOOR PER SPECS
35.	ALUMINUM WRAP
36.	OPTIONAL DOOR/WINDOW - REFER TO PLAN OPTIONS
37.	OPTIONAL STANDING SEAM METAL ROOF
38.	KEYSTONE
39.	SOLDIER CROWN
40.	JACK SOLDIER COURSE
41.	WATER TABLE
42.	ATRIUM DOOR
43.	PILASTER - SEE ELEVATION FOR TYPE
9'-1" PLATE OPTION	
NOTE: WINDOW SIZES WILL INCREASE BY 1" AT 9'-1" PLATE OPTIONS. HEADER HEIGHTS FOR ALL WINDOWS WILL BE 7'-8" AT 9'-1" PLATE OPTIONS.	



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SPEC. LEVEL 1
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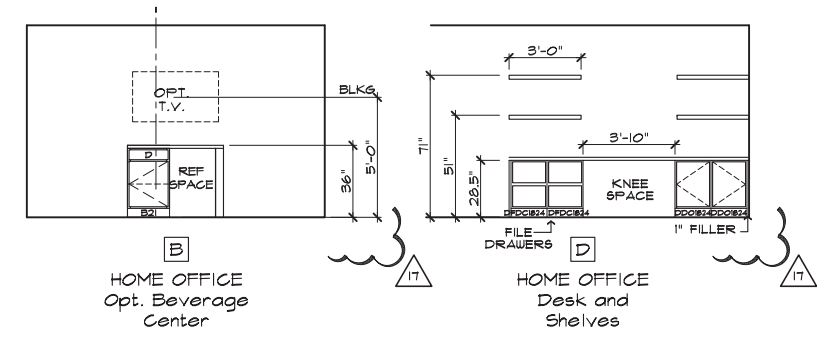
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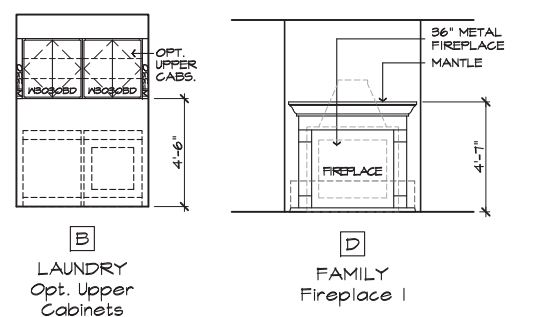
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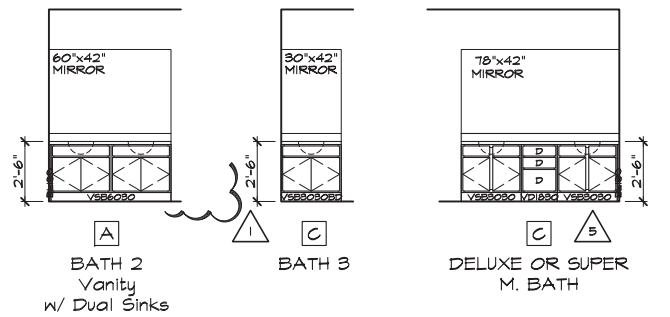
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40' SERIES



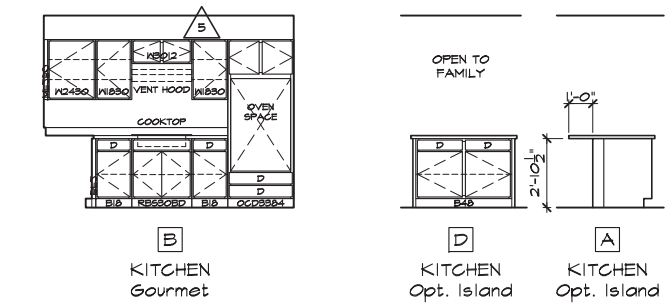
MISC. ELEVATIONS



INTERIOR ELEVATIONS



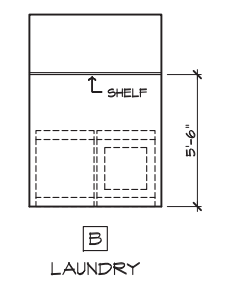
BATH ELEVATIONS



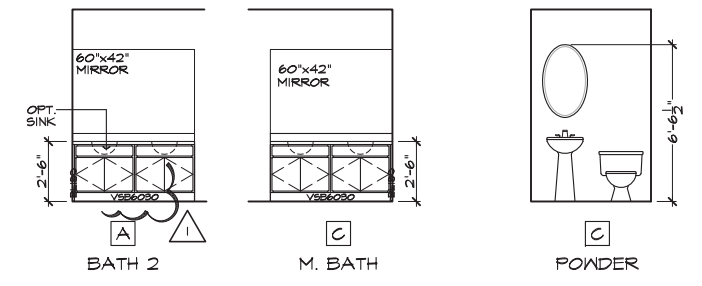
KITCHEN ELEVATIONS

OPTIONAL INTERIOR ELEVATIONS

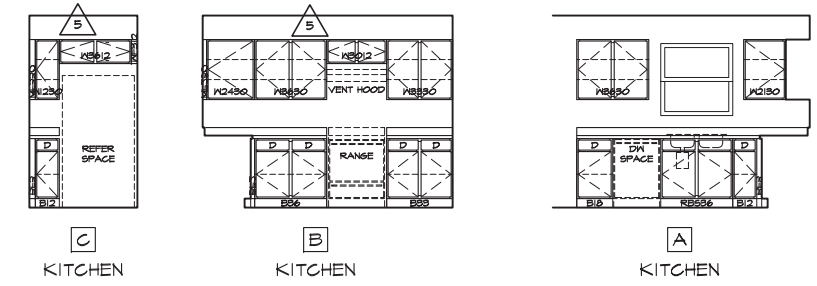
SCALE: 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")



INTERIOR ELEVATIONS



BATH ELEVATIONS



KITCHEN ELEVATIONS

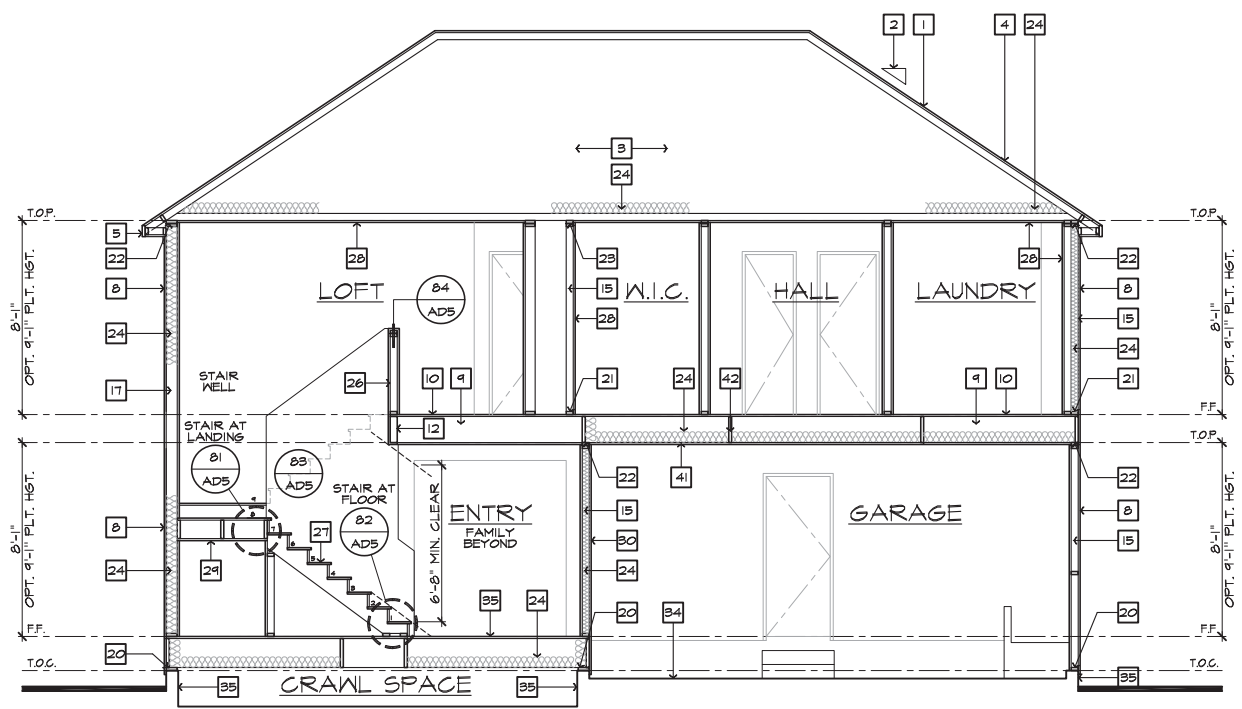
INTERIOR ELEVATIONS

SCALE: 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")

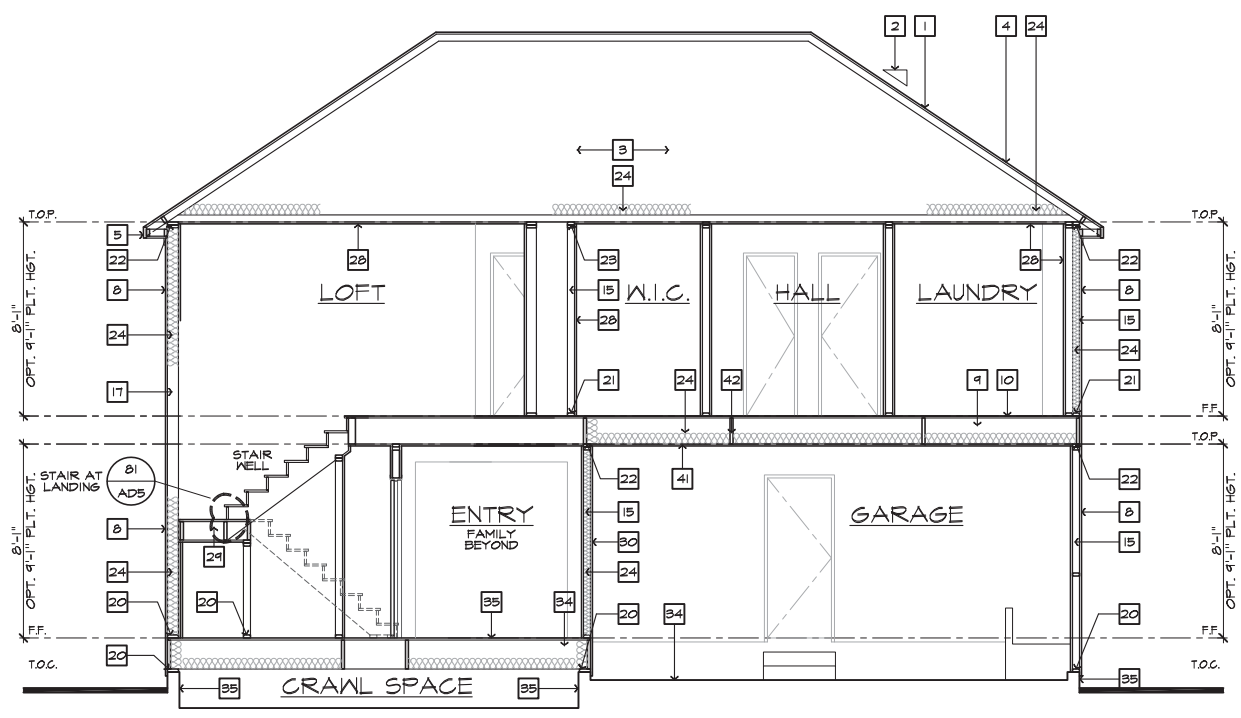
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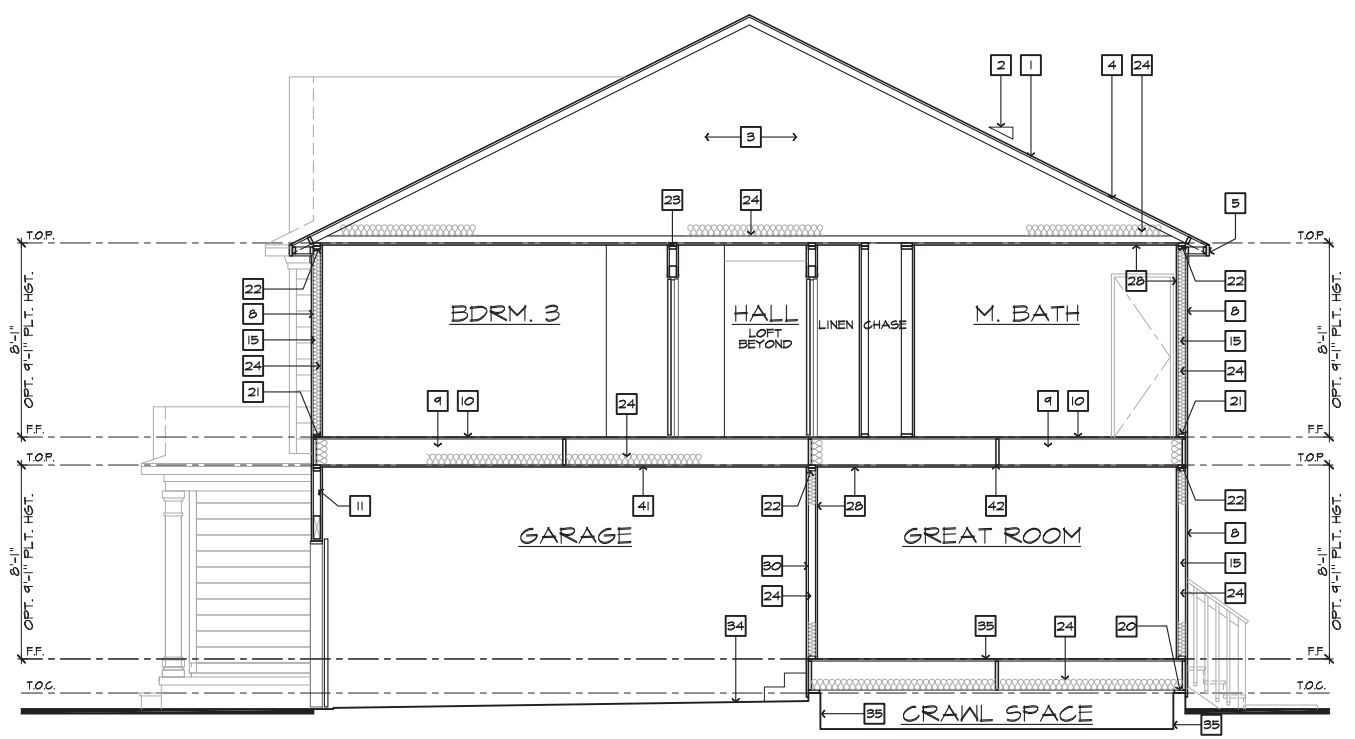
- # SECTION NOTES**
- NOTE: NOT ALL KEY NOTES APPLY.
1. ROOF MATERIAL - REFER TO ROOF NOTES
 2. ROOF PITCH - REFER TO ROOF NOTES
 3. PRE-MANUFACTURED WOOD ROOF TRUSS SYSTEM - SEE STRUCTURAL & TRUSS CALCS
 4. ROOF SHEATHING PER STRUCTURAL
 5. 2x FASCIA/BARGE BOARD
 6. CONT. SOFFITED EAVE W/ VENTING
 7. 6.1. FLASHING - ROOF TO WALL
 8. EXTERIOR FINISH PER ELEVATIONS
 9. FLOOR FRAMING PER STRUCTURAL
 10. FLOOR SHEATHING PER STRUCTURAL
 11. HEADER PER STRUCTURAL
 12. FLUSH BEAM PER STRUCTURAL
 13. DROPPED BEAM PER STRUCTURAL
 14. FLAT/ ARCHED SOFFIT PER PLAN
 15. 2x4 STUD WALL
 16. 2x6 STUD WALL
 17. 2x6 BALLOON FRAMED WALL PER STRUCTURAL
 18. DBL. 2x4 WALL PER PLAN
 19. 2x CRIPPLES @ 16" O.C.
 20. 2x PRESSURE TREATED SILL PLATE
 21. 2x SOLE PLATE
 22. DBL. 2x TOP PLATE @ EXTERIOR & BEARING WALLS
 23. 1x OVER 2x TOP PLATE @ INTERIOR & NON-BEARING WALLS
 24. INSULATION MATERIAL PER ENERGY CALCULATIONS
 25. MIN. 36" HIGH GUARD - SEE PLAN FOR HEIGHT
 26. LOW WALL - SEE PLAN FOR HEIGHT
 27. STAIR TREADS AND RISERS PER PLAN. - MIN. 10" TREAD & MAX. 7 3/4" RISER
 28. INTERIOR FINISH - MIN. 1/2" GYP. BD. @ WALLS & S&G RESISTANT OR 5/8" DRYWALL @ CEILING
 29. MIN. 1/2" GYP. BD. ON CEILING & WALLS @ USEABLE SPACE UNDER STAIRS.
 30. GARAGE SHALL BE SEPARATED FROM THE RESIDENCE AND ITS ATTIC AREA BY NOT LESS THAN 1/2" GYP. BD. @ GARAGE SIDE WALLS & 5/8" UNDER LIVING AREA U.N.O.
 31. MATERIAL TO UNDERSIDE OF ROOF SHEATHING
 32. INTERIOR SHELF - MIN. 1/2" GYP. BD. OVER 3/8" PLY MD.
 33. CONCRETE PATIO/ PORCH SLAB PER STRUCTURAL - SLOPE 1/4" PER FT. MIN.
 34. CONCRETE GARAGE SLAB PER STRUCTURAL - SLOPE 2" MIN.
 35. CONCRETE FOUNDATION PER STRUCTURAL
 36. LINE OF OPTIONAL TRAY CEILING/ STEP CEILING
 37. LINE OF OPTIONAL VOLUME CEILING
 38. PROFILE OF OPTIONAL COVERED PATIO
 39. EXTERIOR SOFFIT MATERIAL - REFER TO ELEVATIONS.
 40. 8" BLOCK WALL
 41. 5/8" TYPE-X DRYWALL @ GARAGE CEILING
 42. WHEN THERE IS USABLE SPACE ABOVE AND BELOW THE CONCEALED SPACE OF A FLOOR-CEILING ASSEMBLY IN A SINGLE-FAMILY DWELLING, DRAFT STOPS SHALL BE INSTALLED SO THAT THE AREA OF THE CONCEALED SPACE DOES NOT EXCEED 1000 SQUARE FEET. DRAFTSTOPPINGS SHALL DIVIDE THE CONCEALED SPACE INTO APPROXIMATELY EQUAL AREAS.



SECTION "A"
SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")
AT CRAWL SPACE



SECTION "C"
SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")
AT CRAWL SPACE



SECTION "B"
SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")
AT CRAWL SPACE

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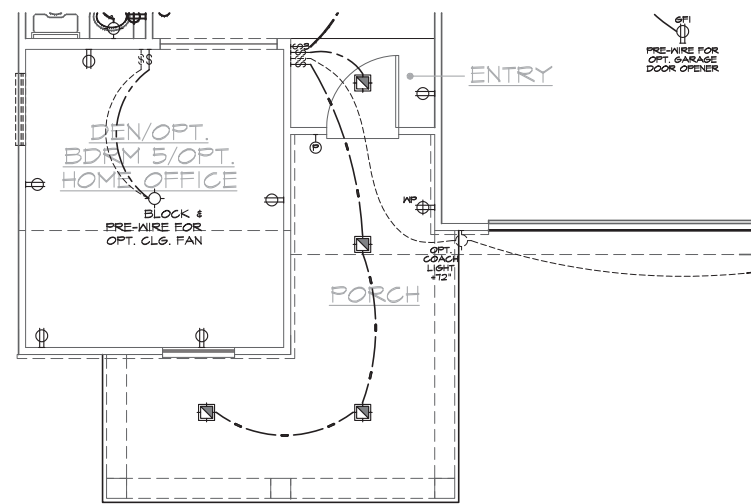
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SPEC. LEVEL 1
**RALEIGH-DURHAM
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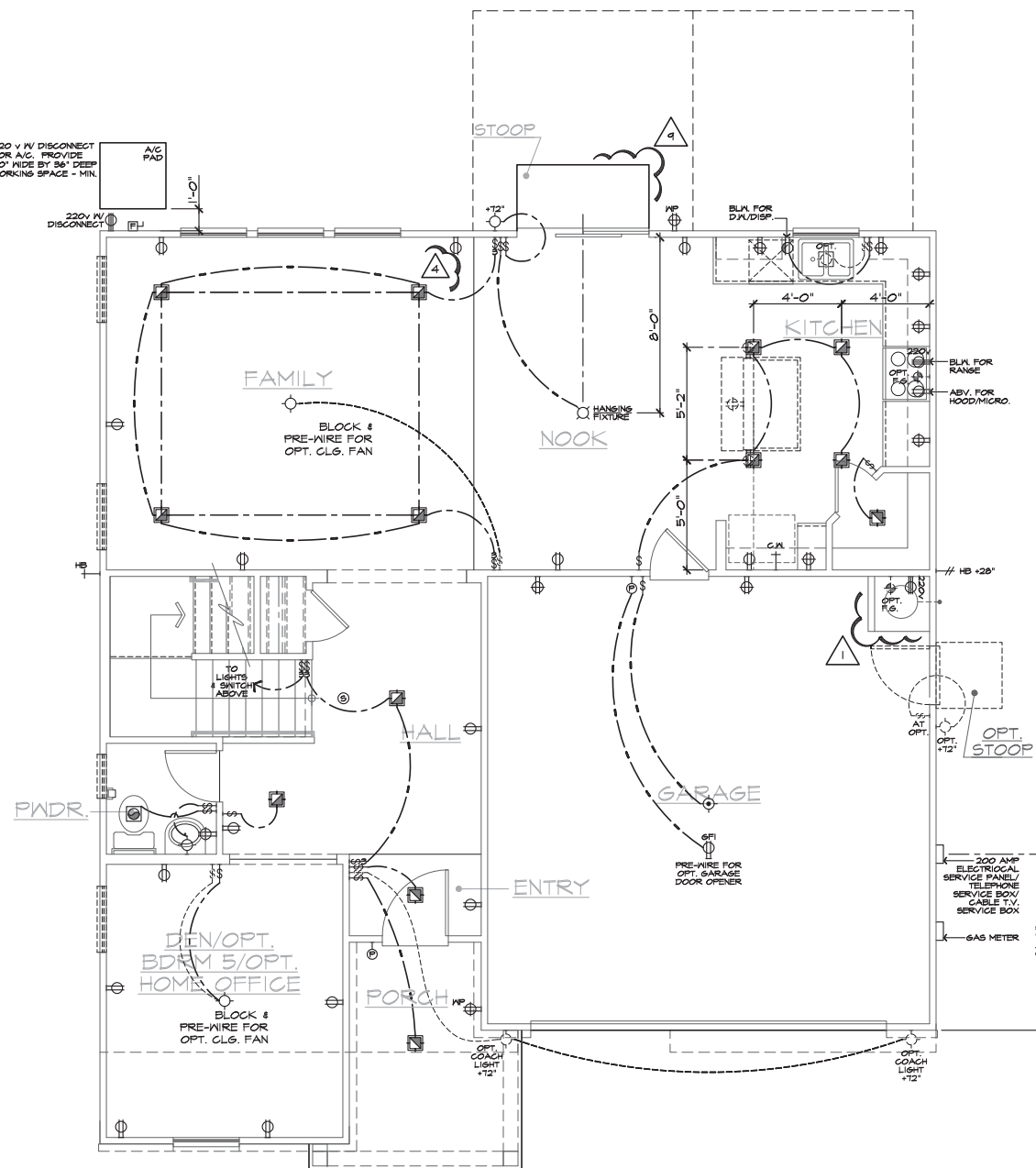
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PARTIAL FIRST FLOOR UTILITY PLAN "C"

SCALE 1/4"=1'-0" (22'x34') - 1/8"=1'-0" (11'x17')

BASIC PLAN



FIRST FLOOR UTILITY PLAN

SCALE 1/4"=1'-0" (22'x34') - 1/8"=1'-0" (11'x17')

BASIC PLAN

UTILITY LEGEND

	120V DUPLEX CONVENIENCE RECEPTACLE ARC FAULT (AFCI) AND TAMPER RESISTANT (TR) 12" ABV. FIN. FLR. TYPICAL U.N.O.
	120V (TR) RECEPTACLE W/ GFI CIRCUIT W/ WATER RESISTANT HOUSING
	120V (TR) RECEPTACLE W/ GFI CIRCUIT
	FUSED DISCONNECT
	120V (AFCI & TR) RECESSED FLOOR RECEPTACLE W/ COVER
	120V (AFCI & TR) DUPLEX CONVENIENCE RECEPTACLE SWITCH CONTROLLED, 1/2 HOT
	220V SINGLE CONVENIENCE RECEPTACLE HEIGHT NOTED AS PER PLAN
	TWO-POLE LIGHT SWITCH AT 42" ABV. FIN. FLR. 8" ABOVE COUNTER U.N.O.
	THREE-POLE LIGHT SWITCH
	FOUR-POLE LIGHT SWITCH
	WALL MOUNTED LIGHT FIXTURE W/ WATER RESISTANT HOUSING
	WALL MOUNTED INCANDESCENT LIGHT FIXTURE
	WALL MOUNTED FLUORESCENT LIGHT FIXTURE
	CEILING MOUNTED INCANDESCENT LIGHT FIXTURE
	CEILING MOUNTED FLUORESCENT LIGHT FIXTURE
	HANGING INCANDESCENT LIGHT FIXTURE
	RECESSED INCANDESCENT DIRECTIONAL LIGHT FIXTURE (EYE BALL)
	RECESSED INCANDESCENT LIGHT FIXTURE
	LIGHTING - TRAVERSE II LED FIXTURE - PER SPECS
	RECESSED INCANDESCENT LIGHT FIXTURE W/ WATER RESISTANT HOUSING
	RECESSED FLUORESCENT LIGHT FIXTURE
	RECESSED EXHAUST FAN
	RECESSED EXHAUST FAN/ INCANDESCENT LIGHT COMBINATION
	RECESSED EXHAUST FAN/ FLUORESCENT LIGHT COMBINATION
	INCANDESCENT WALL SCONCE
	ILLUMINATED ADDRESS SIGN - VISIBLE FROM STREET
	24"x48" FLUORESCENT LIGHT BOX (CEILING MOUNTED)
	12"x48" FLUORESCENT LIGHT BOX (CEILING MOUNTED)
	OPTIONAL PRE-WIRED CEILING FAN AND SWITCH - LOCATED IN CENTER OF ROOM U.N.O.
	CEILING MOUNTED JUNCTION BOX
	WALL MOUNTED JUNCTION BOX
	DOOR CHIME
	CATV RECEPTACLE
	PUSH BUTTON
	PHONE OUTLET
	SERVICE BOX
	HOSE BIB
	HOSE BIB W/ S.O.V.
	WATER STUB FOR ICE MAKER
	APPROVED CEILING MOUNTED SMOKE DETECTOR TO BE HARD WIRED WITH BATTERY BACK-UP AND INTERCONNECTED
	APPROVED CARBON MONOXIDE ALARM/ SMOKE DET.
	THERMOSTAT (VERIFY LOCATION W/ HVAC PLAN)
	GAS TAP
	GAS KEY - FIREPLACE GAS VALVES SHALL BE LOCATED OUTSIDE OF REQUIRED HEARTH AREA, BUT NO MORE THAN 48" FROM GAS OUTLET
	SWITCHING FOR ROOMS W/ CLG. FAN OPTIONS
	24" MIN. SEPARATION OF ELECTRICAL BOXES AS SHOWN BELOW
	DWELLING GARAGE

NOTES

- MECHANICAL, ELECTRICAL AND PLUMBING SYSTEMS ARE SHOWN FOR INTENT ONLY. THESE SYSTEMS SHALL BE ENGINEERED BY OTHERS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROPER INSTALLATION AND PLACEMENT. ALL HEIGHTS SHOWN ARE TO CENTERLINE OF FIXTURE.
- PROVIDE SWITCH, LIGHT, 120V (AFCI & TR) DUPLEX RECEPTACLE & FUEL GAS STUB OR 220V RECEPTACLE IN ATTIC FOR F.A.U. - PER COMMUNITY SPECIFICATIONS.
- SMOKE DETECTORS IN ROOMS WITH VOLUME CEILING TO BE LOCATED AT HIGHEST POINT OF CEILING.
- 20 FOOT #4 REBAR FOR UPPER GROUND AND ADDITIONAL COLD WATER GROUND. REFER TO SLAB INTERFACE PLAN FOR LOCATION.
- 200 AMP ELECTRICAL PANEL (DEFAULT). ELECTRICAL PLAN CHECK PERMIT REQUIRED IF LOAD EXCEED 400 AMPS.



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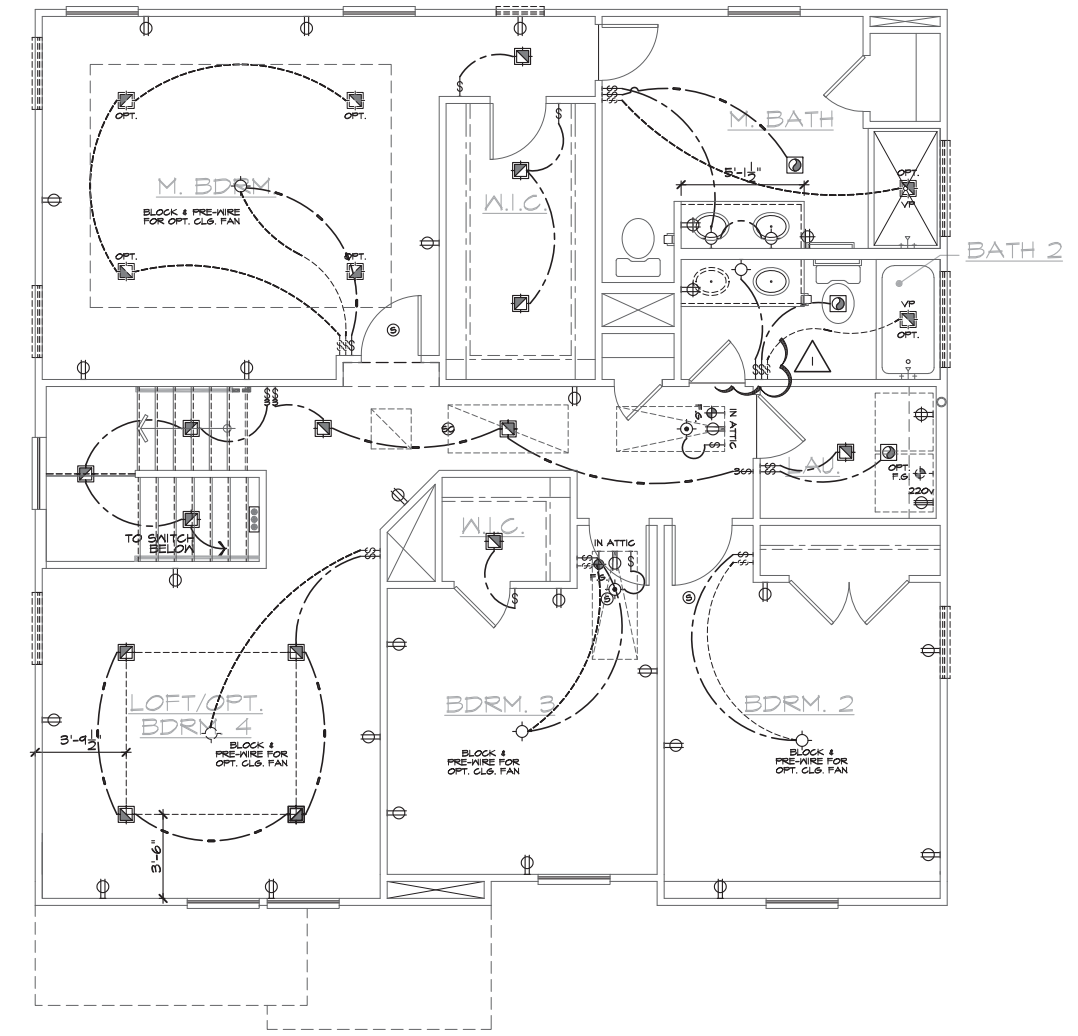
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SPEC. LEVEL 1 RALEIGH-DURHAM 40' SERIES

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UTILITY LEGEND

	120V DUPLEX CONVENIENCE RECEPTACLE ARC FAULT(CFI) AND TAMPER RESISTANT(TR) 12\"/>
	120V (TR) RECEPTACLE W/ GFI CIRCUIT W/ WATER RESISTANT HOUSING
	120V (TR) RECEPTACLE W/ GFI CIRCUIT
	FUSED DISCONNECT
	120V (AFCI & TR) RECESSED FLOOR RECEPTACLE W/ COVER
	120V (AFCI & TR) DUPLEX CONVENIENCE RECEPTACLE SWITCH CONTROLLED, 1/2 HOT
	220V SINGLE CONVENIENCE RECEPTACLE HEIGHT NOTED AS PER PLAN
	TWO-POLE LIGHT SWITCH AT 42\"/>
	THREE-POLE LIGHT SWITCH
	FOUR-POLE LIGHT SWITCH
	WALL MOUNTED LIGHT FIXTURE W/ WATER RESISTANT HOUSING
	WALL MOUNTED INCANDESCENT LIGHT FIXTURE
	WALL MOUNTED FLUORESCENT LIGHT FIXTURE
	CEILING MOUNTED INCANDESCENT LIGHT FIXTURE
	CEILING MOUNTED FLUORESCENT LIGHT FIXTURE
	HANGING INCANDESCENT LIGHT FIXTURE
	RECESSED INCANDESCENT DIRECTIONAL LIGHT FIXTURE (EYE BALL)
	RECESSED INCANDESCENT LIGHT FIXTURE
	LIGHTING - TRAVERSE II LED FIXTURE - PER SPECS
	RECESSED INCANDESCENT LIGHT FIXTURE W/ WATER RESISTANT HOUSING
	RECESSED FLUORESCENT LIGHT FIXTURE
	RECESSED EXHAUST FAN
	RECESSED EXHAUST FAN/ INCANDESCENT LIGHT COMBINATION
	RECESSED EXHAUST FAN/ FLUORESCENT LIGHT COMBINATION
	INCANDESCENT WALL SCONCE
	ILLUMINATED ADDRESS SIGN - VISIBLE FROM STREET
	24\"/>
	12\"/>
	OPTIONAL PRE-WIRED CEILING FAN AND SWITCH - LOCATED IN CENTER OF ROOM U.N.O.
	CEILING MOUNTED JUNCTION BOX
	WALL MOUNTED JUNCTION BOX
	DOOR CHIME
	CATV RECEPTACLE
	PUSH BUTTON
	PHONE OUTLET
	SERVICE BOX
	HOSE BIB
	HOSE BIB W/ S.O.V.
	WATER STUB FOR ICE MAKER
	APPROVED CEILING MOUNTED SMOKE DETECTOR TO BE HARD WIRED WITH BATTERY BACK-UP AND INTERCONNECTED
	APPROVED CARBON MONOXIDE ALARM/ SMOKE DET.
	THERMOSTAT (VERIFY LOCATION W/ HVAC PLAN)
	GAS TAP
	GAS KEY - FIREPLACE GAS VALVES SHALL BE LOCATED OUTSIDE OF REQUIRED HEARTH AREA, BUT NO MORE THAN 40\"/>

SWITCHING FOR ROOMS W/ CLG. FAN OPTIONS

SECONDARY MASTER

24\"/>

- ### NOTES
- MECHANICAL, ELECTRICAL AND PLUMBING SYSTEMS ARE SHOWN FOR INTENT ONLY. THESE SYSTEMS SHALL BE ENGINEERED BY OTHERS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROPER INSTALLATION AND PLACEMENT. ALL HEIGHTS SHOWN ARE TO CENTERLINE OF FIXTURE.
 - PROVIDE SWITCH, LIGHT, 120V (AFCI & TR) DUPLEX RECEPTACLE & FUEL GAS STUB OR 220V RECEPTACLE IN ATTIC FOR F.A.U. - PER COMMUNITY SPECIFICATIONS.
 - SMOKE DETECTORS IN ROOMS WITH VOLUME CEILING TO BE LOCATED AT HIGHEST POINT OF CEILING.
 - 20 FOOT #4 REBAR FOR UPPER GROUND AND ADDITIONAL COLD WATER GROUND. REFER TO SLAB INTERFACE PLAN FOR LOCATION.
 - 200 AMP ELECTRICAL PANEL (DEFAULT). ELECTRICAL PLAN CHECK PERMIT REQUIRED IF LOAD EXCEED 400 AMPS.

SECOND FLOOR UTILITY PLAN
SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17") BASIC PLAN



**NORTH CAROLINA
40' SERIES**

KB HOME
NORTH CAROLINA DIVISION

4506 S. MIAMI BLVD.
SUITE 180
DURHAM, NC 27703
TEL: (919) 768-7980
FAX: (919) 544-2928

**2018 NORTH
CAROLINA STATE
BUILDING
CODES**

- ISSUE DATE: 01/08/15
PROJECT No.: 1350999:56
DIVISION MGR.: MCP
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- DIVISION REVISION**
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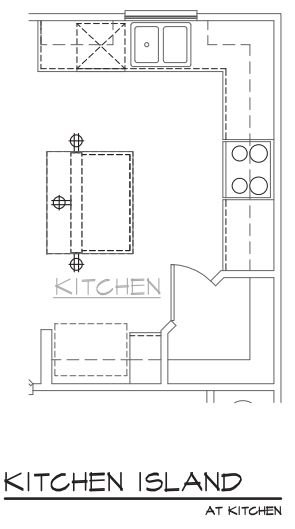
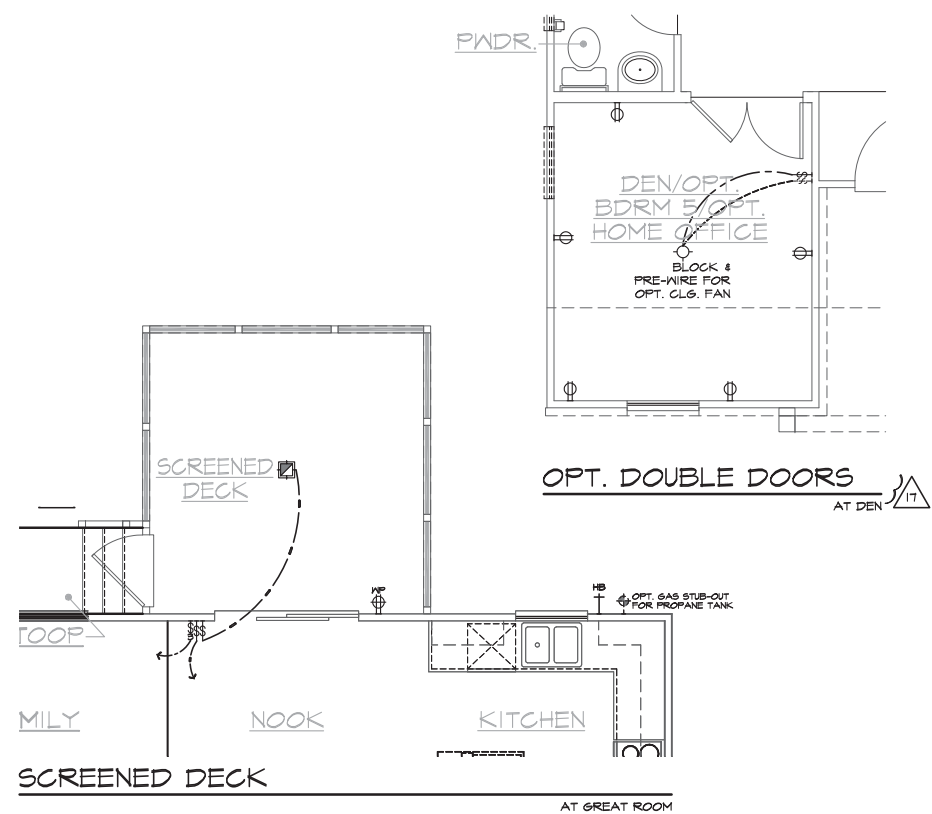
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SPEC. LEVEL 1
**RALEIGH-DURHAM
40' SERIES**

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UTILITY LEGEND	
	120V DUPLEX CONVENIENCE RECEPTACLE AFCI (TR) AND TAMPER RESISTANT (TR) 12" ABV. FIN. FLR. TYPICAL U.N.O.
	120V (TR) RECEPTACLE W/ GFI CIRCUIT W/ WATER RESISTANT HOUSING
	120V (TR) RECEPTACLE W/ GFI CIRCUIT
	FUSED DISCONNECT
	120V (AFCI & TR) RECESSED FLOOR RECEPTACLE W/ COVER
	120V (AFCI & TR) DUPLEX CONVENIENCE RECEPTACLE SWITCH CONTROLLED, 1/2 HOT
	220V SINGLE CONVENIENCE RECEPTACLE HEIGHT NOTED AS PER PLAN
	TWO-POLE LIGHT SWITCH AT 42" ABV. FIN. FLR. 8" ABOVE COUNTER U.N.O.
	THREE-POLE LIGHT SWITCH
	FOUR-POLE LIGHT SWITCH
	WALL MOUNTED LIGHT FIXTURE W/ WATER RESISTANT HOUSING
	WALL MOUNTED INCANDESCENT LIGHT FIXTURE
	WALL MOUNTED FLUORESCENT LIGHT FIXTURE
	CEILING MOUNTED INCANDESCENT LIGHT FIXTURE
	CEILING MOUNTED FLUORESCENT LIGHT FIXTURE
	HANGING INCANDESCENT LIGHT FIXTURE
	RECESSED INCANDESCENT DIRECTIONAL LIGHT FIXTURE (EYE BALL)
	RECESSED INCANDESCENT LIGHT FIXTURE LIGHTING - TRAVERSE II LED FIXTURE - PER SPECS
	RECESSED INCANDESCENT LIGHT FIXTURE W/ WATER RESISTANT HOUSING
	RECESSED FLUORESCENT LIGHT FIXTURE
	RECESSED EXHAUST FAN
	RECESSED EXHAUST FAN/ INCANDESCENT LIGHT COMBINATION
	RECESSED EXHAUST FAN/ FLUORESCENT LIGHT COMBINATION
	INCANDESCENT WALL SCONCE
	ILLUMINATED ADDRESS SIGN - VISIBLE FROM STREET
	24"x48" FLUORESCENT LIGHT BOX (CEILING MOUNTED)
	12"x48" FLUORESCENT LIGHT BOX (CEILING MOUNTED)
	OPTIONAL PRE-WIRED CEILING FAN AND SWITCH - LOCATED IN CENTER OF ROOM U.N.O.
	CEILING MOUNTED JUNCTION BOX
	WALL MOUNTED JUNCTION BOX
	DOOR CHIME
	CATV RECEPTACLE
	PUSH BUTTON
	PHONE OUTLET
	SERVICE BOX
	HOSE BIB
	HOSE BIB W/ S.O.V.
	WATER STUB FOR ICE MAKER
	APPROVED CEILING MOUNTED SMOKE DETECTOR TO BE HARD WIRED WITH BATTERY BACK-UP AND INTERCONNECTED
	APPROVED CARBON MONOXIDE ALARM/ SMOKE DET.
	THERMOSTAT (VERIFY LOCATION W/ HVAC PLAN)
	GAS TAP
	GAS KEY - FIREPLACE GAS VALVES SHALL BE LOCATED OUTSIDE OF REQUIRED HEARTH AREA, BUT NO MORE THAN 48" FROM GAS OUTLET
	SWITCHING FOR ROOMS W/ CLG. FAN OPTIONS
	24" MIN. SEPARATION OF ELECTRICAL BOXES AS SHOWN BELOW
	DWELLING

- NOTES**
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 - 200 AMP ELECTRICAL PANEL (DEFAULT). ELECTRICAL PLAN CHECK PERMIT REQUIRED IF LOAD EXCEED 400 AMPS.

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SPEC. LEVEL 1

RALEIGH-DURHAM 40' SERIES

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UTILITY LEGEND

120V DUPLEX CONVENIENCE RECEPTACLE
ARC FAULT(AFCI) AND TAMPER RESISTANT(TR)
12" ABV. FIN. FLR. TYPICAL U.N.O.

120V (TR) RECEPTACLE W/ GFI CIRCUIT
W/ WATER RESISTANT HOUSING

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120V (AFCI & TR) RECESSED FLOOR
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HEIGHT NOTED AS PER PLAN

TWO-POLE LIGHT SWITCH AT 42" ABV. FIN. FLR.
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FOUR-POLE LIGHT SWITCH

WALL MOUNTED LIGHT FIXTURE
W/ WATER RESISTANT HOUSING

WALL MOUNTED INCANDESCENT
LIGHT FIXTURE

WALL MOUNTED FLUORESCENT
LIGHT FIXTURE

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LIGHT FIXTURE

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RECESSED INCANDESCENT DIRECTIONAL
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RECESSED INCANDESCENT LIGHT FIXTURE

LIGHTING - TRAVERSE II LED FIXTURE - PER
SPECS

RECESSED INCANDESCENT LIGHT FIXTURE
W/ WATER RESISTANT HOUSING

RECESSED FLUORESCENT LIGHT FIXTURE

RECESSED EXHAUST FAN

RECESSED EXHAUST FAN/ INCANDESCENT
LIGHT COMBINATION

RECESSED EXHAUST FAN/ FLUORESCENT
LIGHT COMBINATION

INCANDESCENT WALL SCONCE

ILLUMINATED ADDRESS SIGN - VISIBLE
FROM STREET

24"x48" FLUORESCENT LIGHT
BOX (CEILING MOUNTED)

12"x48" FLUORESCENT LIGHT
BOX (CEILING MOUNTED)

OPTIONAL PRE-WIRED CEILING FAN
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CEILING MOUNTED JUNCTION BOX

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THERMOSTAT (VERIFY LOCATION W/ HVAC PLAN)

GAS TAP

GAS KEY - FIREPLACE GAS VALVES SHALL BE
LOCATED OUTSIDE OF REQUIRED HEARTH AREA,
BUT NO MORE THAN 48" FROM GAS OUTLET

SWITCHING FOR
ROOMS W/ CLG. FAN
OPTIONS

24" MIN. SEPARATION
OF ELECTRICAL BOXES
AS SHOWN BELOW

2-0" GFI
MIN.

RESIDING
GARAGE

NOTES

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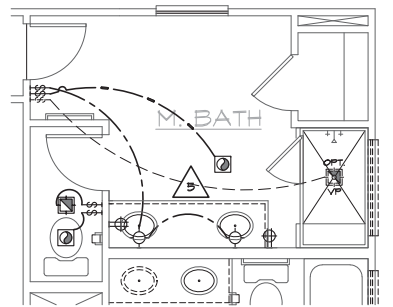
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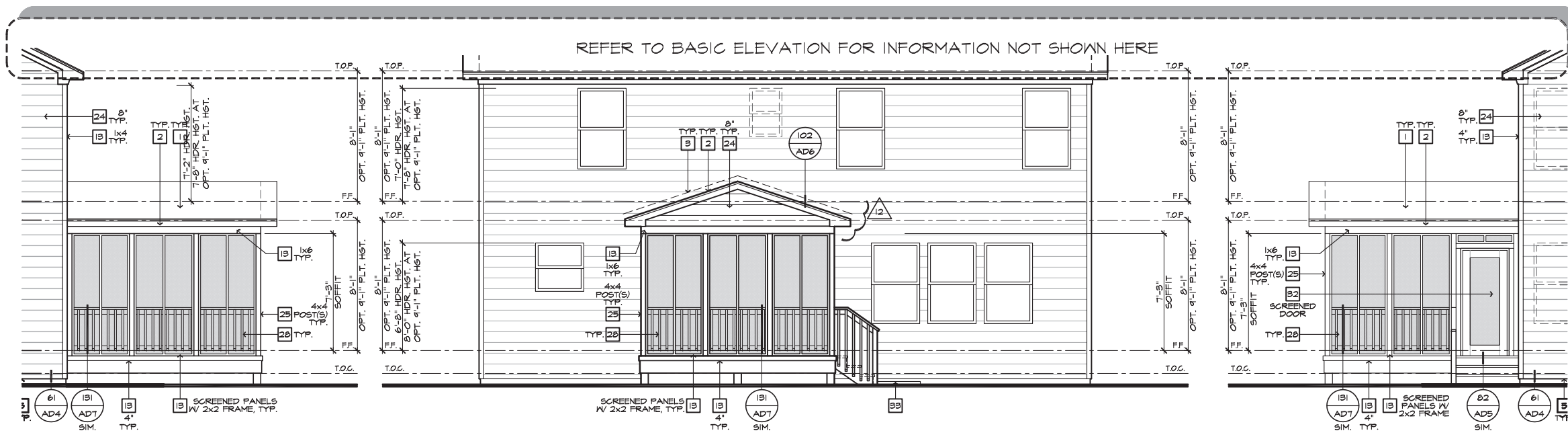
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SPEC. LEVEL 1
RALEIGH-DURHAM
40' SERIES



DELUXE M. BATH
AT M. BATH

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- ### ELEVATION NOTES
- NOTE: NOT ALL KEY NOTES APPLY.
- ROOF MATERIAL - REFER TO ROOF NOTES
 - 2X FASCIA/BARGE BOARD WITH FASCIA CAP
 - 6.1. FLASHING
 - 6.1. FLASHING & SADDLE/CRICKET
 - 6.1. DRIP SCREED
 - 24"x24" CHIMNEY
 - DECORATIVE VENT
 - DECORATIVE CORBEL
 - DECORATIVE SHUTTERS
 - PEDIMENT, SEE ELEVATION FOR TYPE
 - RECESSED ELEMENT
 - DECORATIVE TRIM FYPON OR EQ. SEE ELEVATION FOR TYPE
 - TRIM PER SPEC- SEE ELEVATION FOR SIZE
 - SYNTHETIC MATERIAL
 - PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) FYPON OR EQ. SURROUNDING STRUCTURAL POST.
 - SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
 - SHAKE SIDING
 - STONE VENEER PER SPECS
 - BRICK/MASONRY VENEER PER SPECS
 - BUILT UP BRICK COLUMN
 - SOLDIER COURSE
 - ROWLOCK COURSE
 - FRIEZE BOARD
 - SIDING W/ 4" CORNER TRIM PER SPECS
 - P.T. POST W/ WRAP - SEE STRUCTURAL FOR SIZE
 - PRE-FAB DECORATIVE TRIM
 - LIGHT WEIGHT PRECAST STONE TRIM
 - P.T. LUMBER RAILINGS (36" U.N.O.)
 - WRAP
 - DECORATIVE WINDOW/DOOR TRIM - FYPON OR EQ. SEE ELEVATION FOR SIZE
 - BRACKET OR KICKER - FYPON OR EQ.
 - ENTRY DOOR
 - CONCRETE STOOP/PORCH - SEE SLAB INTERFACE PLAN.
 - SECTIONAL GARAGE DOOR PER SPECS
 - ALUMINUM WRAP
 - OPTIONAL DOOR/WINDOW - REFER TO PLAN OPTIONS
 - OPTIONAL STANDING SEAM METAL ROOF
 - KEYSTONE
 - SOLDIER CROWN
 - JACK SOLDIER COURSE
 - WATER TABLE
 - ATRIUM DOOR
 - PILASTER - SEE ELEVATION FOR TYPE

PARTIAL RIGHT ELEVATION

PARTIAL REAR ELEVATION

PARTIAL LEFT ELEVATION

- ### PARTIAL PLAN NOTES
- NOTE: NOT ALL KEY NOTES APPLY.
- WATER HEATER LOCATION - FOR GAS - LOCATE ON 18" PLATFORM - FOR INTERIOR LOCATION - PROVIDE PAN & DRAIN (REFER TO DETAILS)
 - WATER HEATER 'B' VENT TO OUTSIDE AIR
 - MAIN LINE SHUT-OFF VALVE AND TEMP. & PRESSURE RELIEF VALVE
 - LINE OF WALL BELOW
 - LINE OF FLOOR ABOVE
 - LINE OF FLOOR BELOW
 - MIN. 36" HIGH GUARDRAIL (REFER TO DETAIL SHEETS)
 - A/C PAD LOCATION
 - LOW WALL - REFER TO PLAN FOR HEIGHT
 - 2x6 STUD WALL
 - DEL. 2x4 WALL PER PLAN
 - INTERIOR SHELF - REFER TO PLAN FOR HEIGHT
 - FLAT SOFFIT
 - ARCHED SOFFIT
 - OPT. DOOR/WINDOW
 - PRE-MANUFACTURED DECORATIVE COLUMN (SIZE, SEE ELEV.) FYPON OR EQ. SURROUNDING STRUCTURAL POST.
 - BRICK / STONE VENEER - REFER TO ELEVATIONS
 - SECTIONAL GARAGE DOOR PER SPECS
 - 3" DIAM. CONCRETE FILLED PIPE BOLLARD 36" HIGH WITH MIN. 12" EMBEDMENT INTO CONCRETE. NOT REQUIRED AT ELECTRIC WATER HEATERS OR FOR APPLIANCES LOCATED OUT OF THE VEHICLE'S NORMAL TRAVEL PATH.
 - P.T. POST W/ WRAP.
 - EGRESS WINDOW
 - WINDOW LEDGE, HEIGHT & WIDTH OF OPENING TO EXTEND 6" BEYOND WINDOW(S) ON ALL SIDES U.N.O.
 - SITE-BUILT COLUMN - SEE ELEVATION FOR TYPE
 - CONCRETE SLAB, SLOPE 1/4" PER FT. MIN. SEE PLAN FOR SIZE

- ### FOUNDATION PLAN NOTES
- NOTE: NOT ALL KEY NOTES APPLY.
- CONCRETE PATIO/PORCH SLAB PER STRUCTURAL- SLOPE 1/4" PER FT. MIN.
 - CONCRETE GARAGE SLAB PER STRUCTURAL- SLOPE 1/8" PER 1'-0" MIN. TOWARD DOOR OPENING.
 - FOUNDATION PER STRUCTURAL.
 - STAIR LANDING, 36"x36" MIN.
 - CONCRETE DRIVEWAY SLOPE 1/4" PER FT. MIN. AWAY FROM GARAGE DOOR OPENING.
 - PROVIDE UNDER FLOOR VENTILATION
 - 4" TOE KICK FOR MASONRY VENEER.
 - 3" DIAMETER CONCRETE FILLED PIPE BOLLARD 36" HIGH WITH MIN. 12" EMBEDMENT INTO CONCRETE.
 - REFER TO CIVIL DRAWINGS FOR ALL FINISH SURFACE ELEVATIONS.
 - VERIFY LOCATION OF PIER FOOTINGS PER STRUCTURAL
 - 4" MIN. 7 3/4" MAX. TO HARD SURFACE.
 - A/C PAD, VERIFY LOCATION.
 - CRAWL SPACE ACCESS
 - 36" WIDE WALKWAY- SLOPE 1/4" PER FT. MIN.

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PLAN: 238.2338-R
 SHEET: 8.5

SPEC. LEVEL 1/6
RALEIGH-DURHAM 40' SERIES

ROOF PLAN NOTES

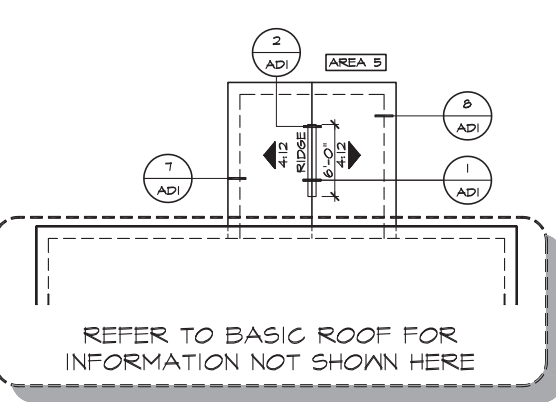
4:12 INDICATES ROOF SLOPE AND DIRECTION, U.N.O.

ROOF MATERIAL: COMPOSITION SHINGLE
 12" (INCHES) TYPICAL ROOF OVERHANGS AT RAKE, U.N.O.
 12" (INCHES) TYPICAL ROOF OVERHANGS AT EAVE, U.N.O.
 LOCATE EAVE/ RAFTER VENTS EQUALLY BALANCED AROUND HOUSE EXCEPT ABOVE SHEARWALL PANELS.

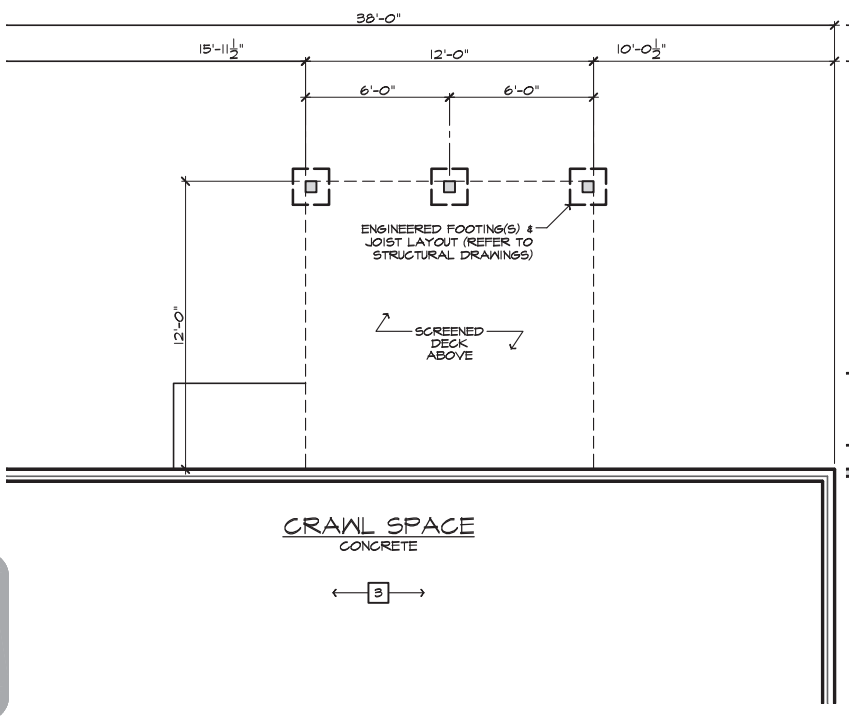
ATTIC VENT CALCULATIONS

PROVIDE 1 SQ. IN. OF VENTILATION PER 300 SQ. IN. OF ATTIC SPACE. PROVIDE THAT AT LEAST 50% & NO MORE THAN 80% OF THE REQ. VENTILATING AREA IS PROVIDED BY VENTILATORS LOCATED IN THE UPPER PORTION OF THE ATTIC (HIGH VENTING) AT 3'-0" ABOVE EAVE VENT WITH THE BALANCE BEING PROVIDED BY EAVE VENTS (LOW VENTING)
 * CALCULATION BY 1/150, HIGH/LOW VENTING NOT REQUIRED.

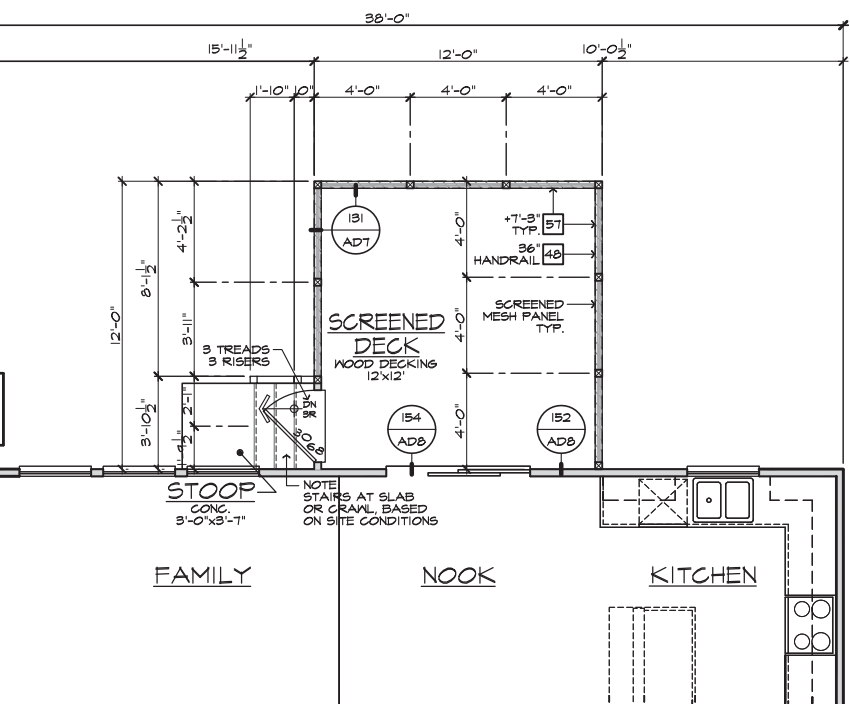
AREA 5 / MAIN W/ W/ SCREENED-IN DECK	
VENTILATION REQUIRED:	
ATTIC AREA = 144	SQ. FT. / 150 = 0.96 SQ. FT.
	X 144 = 138 SQ. IN.
	TOTAL HIGH & LOW = 138 SQ. IN.
VENTILATION PROVIDED:	
10 LF VENTILATED SOFFIT AT 6.9 SQ. IN. / LF.	69 SQ. IN.
6 LF RIDGE VENT(S) AT 10 SQ. IN. EA.	60 SQ. IN.
TOTAL VENTILATION PROVIDED:	129 SQ. IN.



PARTIAL ROOF PLAN



PARTIAL CRAWL SPACE PLAN



PARTIAL FIRST FLOOR PLAN

SCREENED-IN DECK 'A/B/C/D' AT CRAWL SPACE
 SCALE 1/4"=1'-0" (22"X34") - 1/8"=1'-0" (11"X17")

- NOTE: THE CRAWL SPACE IS TO BE CONDITIONED PER NC-R SECTION R409. THE CRAWL SPACE VAPOR RETARDER (BARRIER) IS TO BE PER NC-R SECTION R409.2.
- NOTE: REFER TO BASIC ROOF PLAN FOR INFORMATION NOT SHOWN HERE
- NOTE: REFER TO BASIC FLOOR PLAN FOR INFORMATION NOT SHOWN HERE
- NOTE: REFER TO BASIC FLOOR PLAN FOR INFORMATION NOT SHOWN HERE
- NOTE: REFER TO BASIC ELEVATIONS FOR INFORMATION NOT SHOWN HERE

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DETAILS

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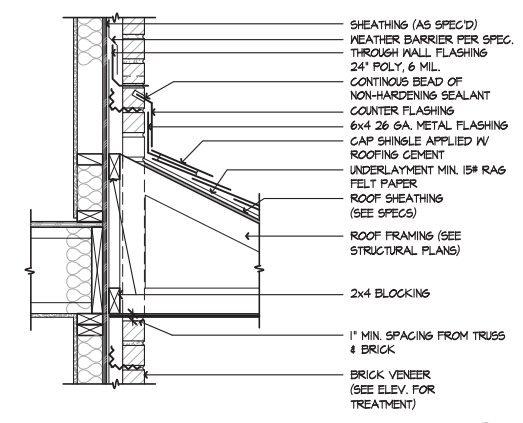
ISSUE DATE: 09/28/11
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REVISIONS: 01/15/20

- 1 COMPLIANCE REVIEW
NC12008 - 02/28/12 - CTD
- 2 2012 NC CODE UPDATE
NC12016 - 03/22/12 - CTD
- 3 DETAIL UPDATES
NC15053 - 11/3/15 - DC3
- 4 2018 NC CODE UPDATE
NC19015 - 01/24/19 - MCP
- 5 DETAIL UPDATE
NC20001NCP - 01/15/20 - MCP

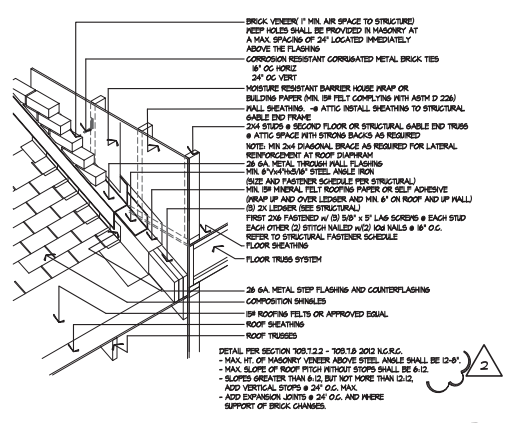
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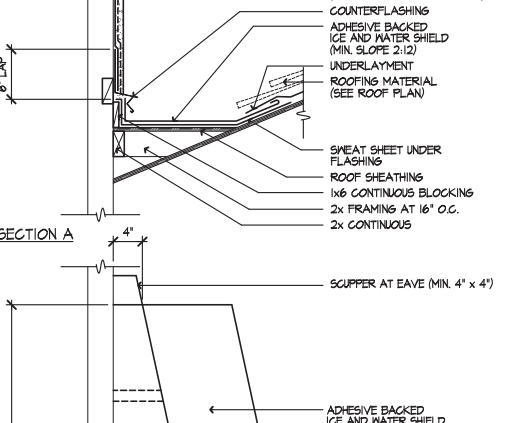
PLAN: **ALL**
SHEET: **AD1**



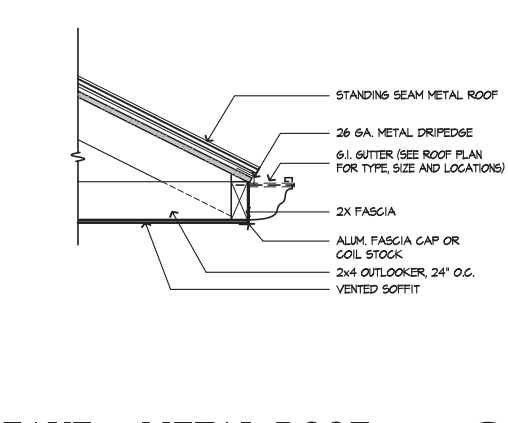
BRICK THROUGH ROOF
SCALE 1"=1'-0"
SE-01017a



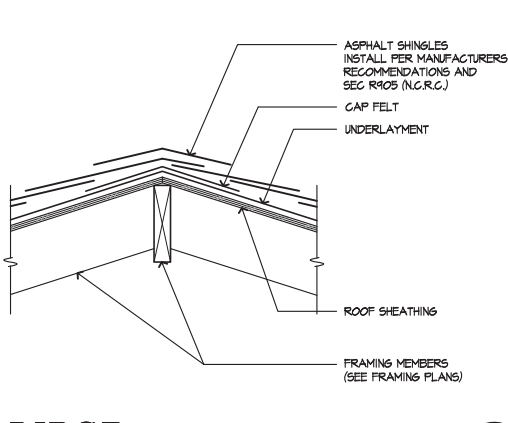
BRICK OVER ROOF
SCALE NTS
SE-2D 150



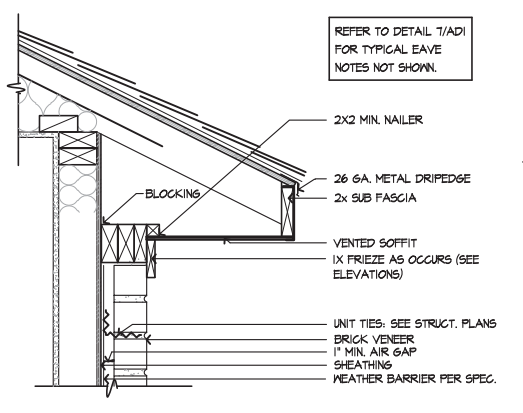
EAVE @ METAL ROOF
SCALE 1 1/2"=1'-0"
SE-05091a



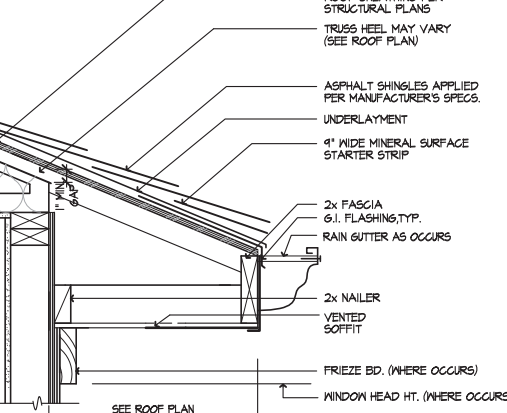
RIDGE
SCALE 1 1/2"=1'-0"
SE-01001a



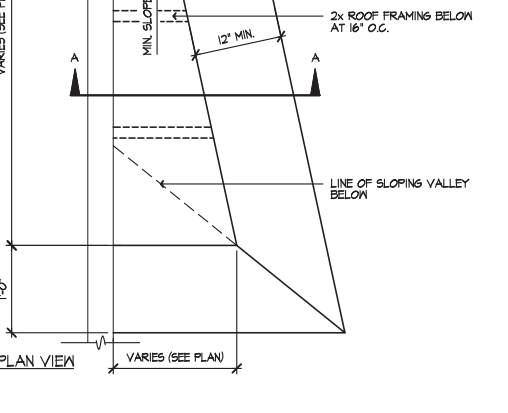
RIDGE VENT
SCALE 1 1/2"=1'-0"
SE-01002a



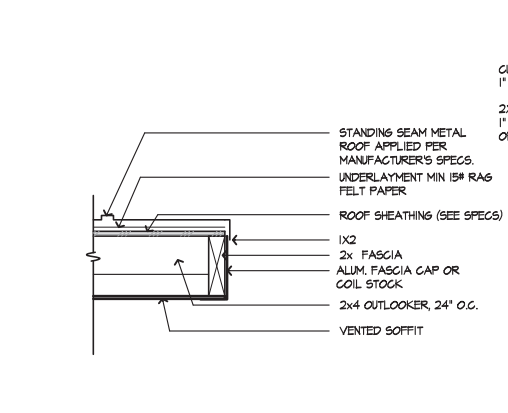
EAVE - BRICK
SCALE 1 1/2"=1'-0"
SE-01018a



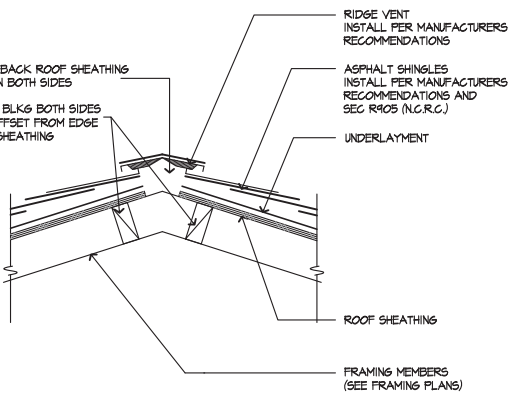
EAVE
SCALE 1 1/2"=1'-0"
07B2-13a



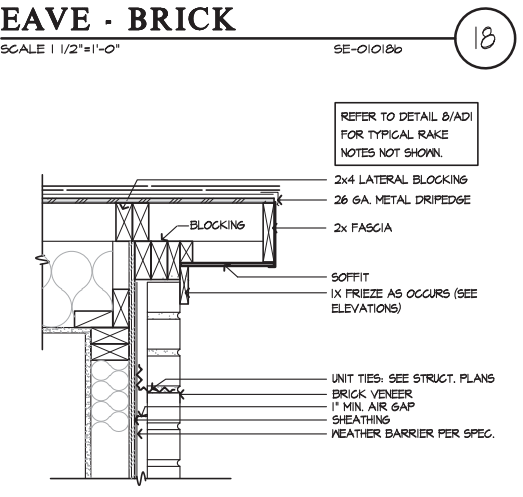
CRICKET
SCALE 1"=1'-0"
07B2-10



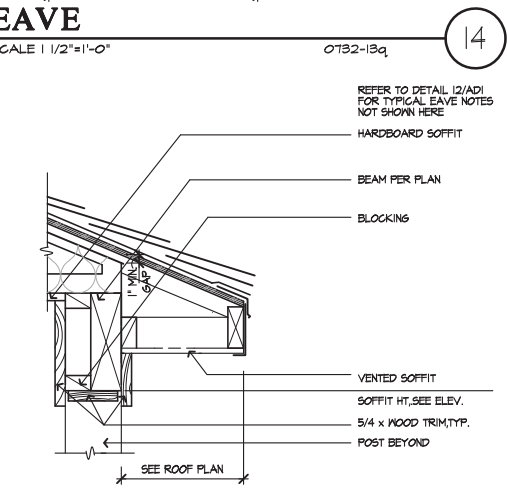
RAKE @ METAL ROOF
SCALE 1 1/2"=1'-0"
SE-05092a



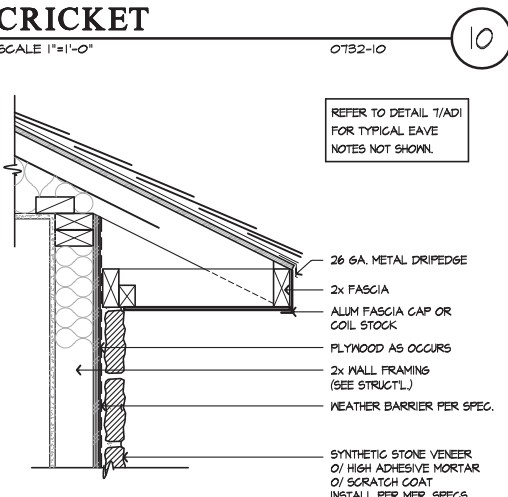
RIDGE VENT
SCALE 1 1/2"=1'-0"
SE-01003a



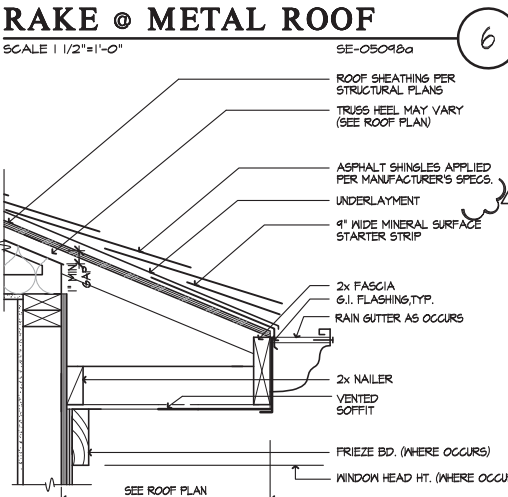
RAKE - BRICK
SCALE 1 1/2"=1'-0"
SE-01019a



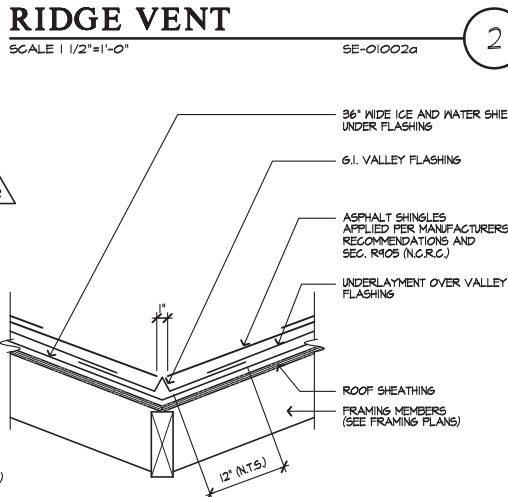
PORCH EAVE
SCALE 1 1/2"=1'-0"
EVPRCH



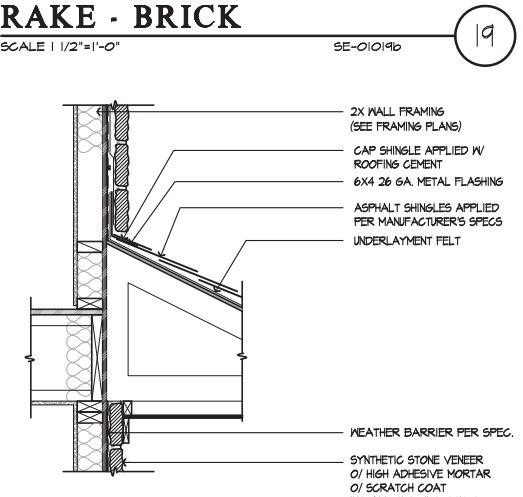
EAVE - STONE
SCALE 1 1/2"=1'-0"
SE-01011a



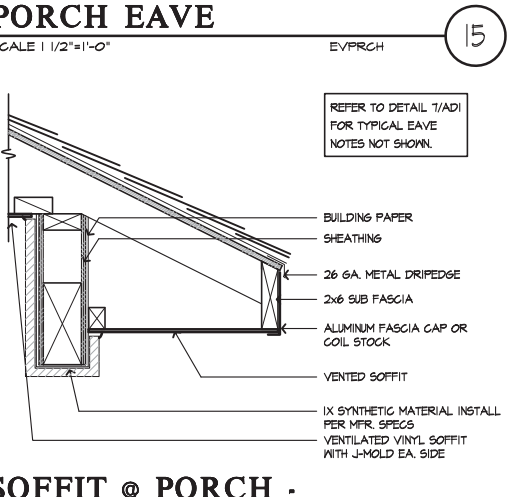
EAVE
SCALE 1 1/2"=1'-0"
07B2-13a



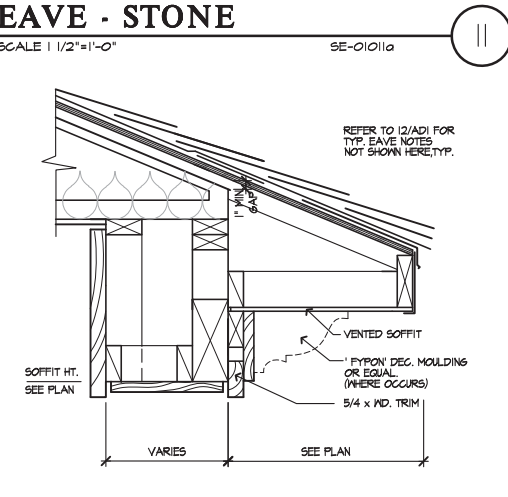
VALLEY
SCALE 1 1/2"=1'-0"
SE-01003a



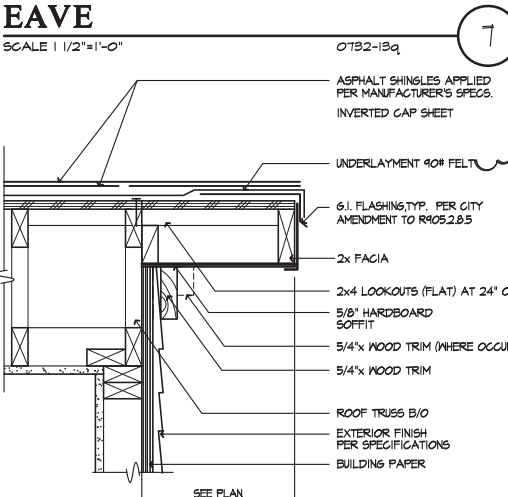
STONE TO ROOF
SCALE 1"=1'-0"
SE-01020a



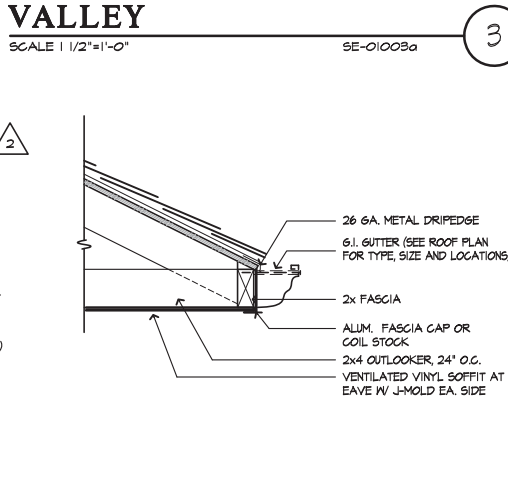
SOFFIT @ PORCH - SYNTHETIC MATERIAL
SCALE 1 1/2"=1'-0"
SE-01016a



EAVE AT PORCH
SCALE 1 1/2"=1'-0"
EVPRCH2

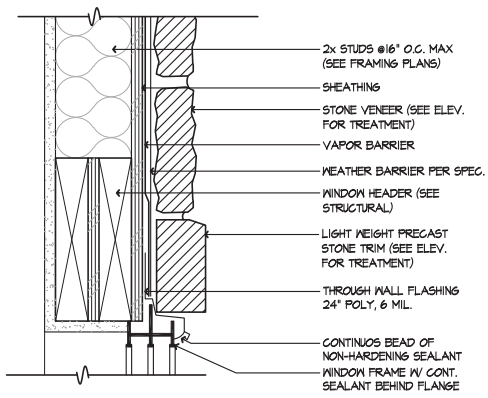


RAKE
SCALE 1 1/2"=1'-0"
07B2-04a



TYPICAL EAVE GUTTER
SCALE 1 1/2"=1'-0"
SE-01004a

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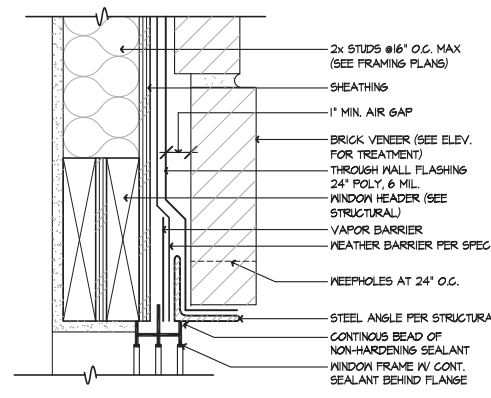


WINDOW HEAD - STONE

SCALE 3/8"=1'-0"

SE-02096a

37

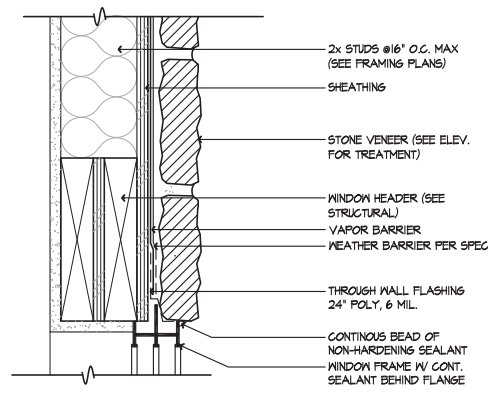


WINDOW HEAD - BRICK

SCALE 3/8"=1'-0"

SE-02096a

33

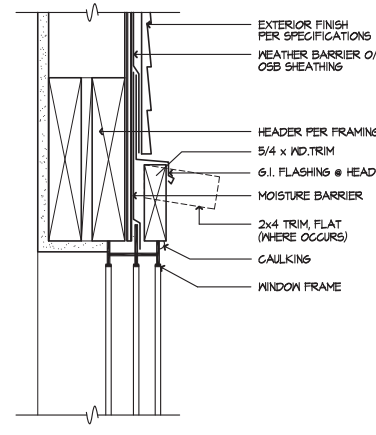


WINDOW HEAD - STONE

SCALE 3/8"=1'-0"

SE-02029a

29



WINDOW HEAD

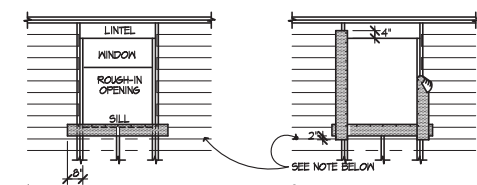
SCALE 3/8"=1'-0"

0850-01j

25

WINDOW FLASHING

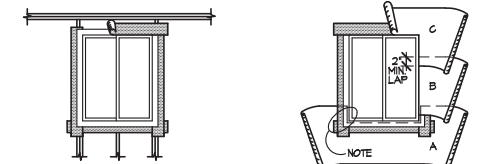
EXTERIOR OPENINGS EXPOSED TO THE WEATHER SHALL BE FLASHED IN SUCH A MANNER AS TO MAKE THEM WATERPROOF.



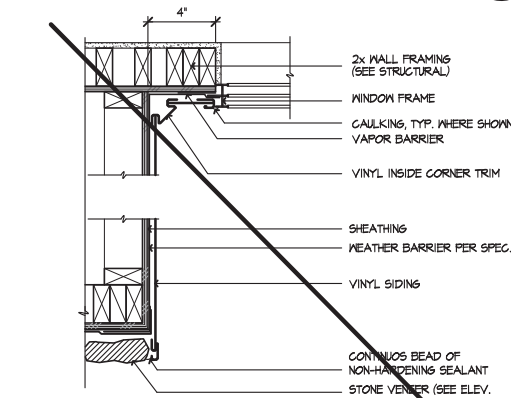
- ATTACH SILL STRIP WITH TOP EDGE LEVEL WITH ROUGH SILL - EXTEND BEYOND EDGE OF ROUGH OPENING AT LEAST 6". SECURE ALL MOISTOP (OR EQUAL) WITH GALVANIZED NAILS OR POWER-DRIVEN STAPLES.
- ATTACH JAMB STRIP WITH SIDE EDGE EVEN WITH ROUGH-JAMB FRAMING. START STRIP 1" BELOW LOWER EDGE OF SILL STRIP AND EXTEND 4" ABOVE LOWER EDGE OF LINTEL OR POWER-DRIVEN STAPLES.

NOTE: LINE-WIRE, WHEN USED AS BACKING TO SUPPORT BUILDING PAPER BENEATH WIRE LATH (NETTING) FOR PORTLAND CEMENT PLASTER (STUCCO), SHALL BE INSTALLED AS FOLLOWS:

- WIRE GAUGE, SPACING, AND ATTACHMENT SHALL BE IN ACCORDANCE WITH REQUIREMENTS OF BUILDING DEPT. ITEMS 25-1.
- PERIPHERAL FLASHINGS AT ALL EDGES OF WALL OPENINGS, MUST COVER THE WIRE BACKING.
- NO ATTACHMENT DEVICES NOR THE WIRE BACKING SHALL COVER OR PENETRATE THE FLASHING MATERIAL.



- INSTALL WINDOW JAMB NAILING FLANGES OVER A CONTINUOUS BEAD OF SEALANT ON THE MOISTOP (OR EQUAL). INSTALL THE WINDOW HEAD MOISTOP (OR EQUAL) ON A CONTINUOUS BEAD OF SEALANT APPLIED TO THE WINDOW HEAD NAILING FLANGE.
- COMMENCING AT THE BOTTOM (SOLE PLATE) OF THE WALL, LAY BUILDING PAPER UNDER SILL STRIP. NOTE: CUT ANY EXCESS BUILDING PAPER THAT MAY EXTEND ABOVE THE SILL FLANGE LINE ON EACH SIDE OF (SHOWN AS SHORT DASHED LINES). DO NOT SLICE BUILDING PAPER HORIZONTALLY, SO THAT THE PAPER WILL LAP OVER THE JAMB STRIPS. INSTALL SUCCESSIVE LINES OF BUILDING PAPER (5/8" ETC.) OVER JAMB AND HEAD FLANGES, LAPPING EACH COURSE.

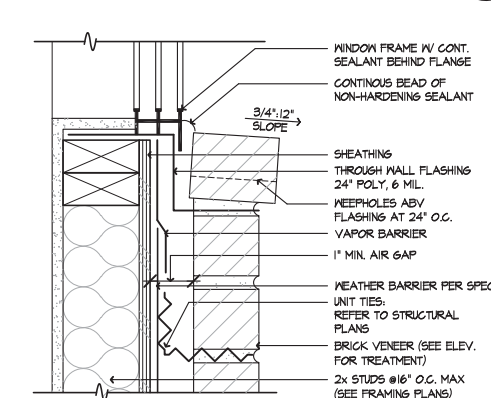


RECESSED WINDOW JAMB - STONE

SCALE 1/2"=1'-0"

SE-02096a

38

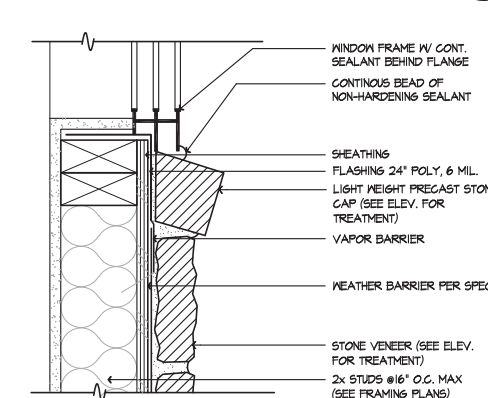


WINDOW SILL - BRICK

SCALE 3/8"=1'-0"

SE-02096a

34

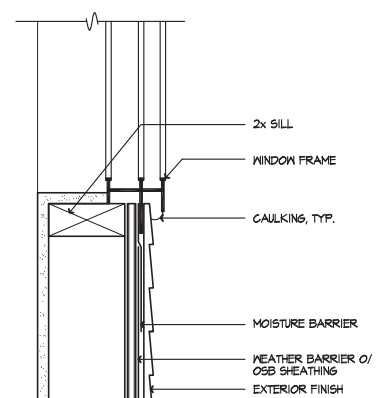


WINDOW SILL - STONE

SCALE 3/8"=1'-0"

SE-02096a

30



WINDOW SILL

SCALE 3/8"=1'-0"

0850-111

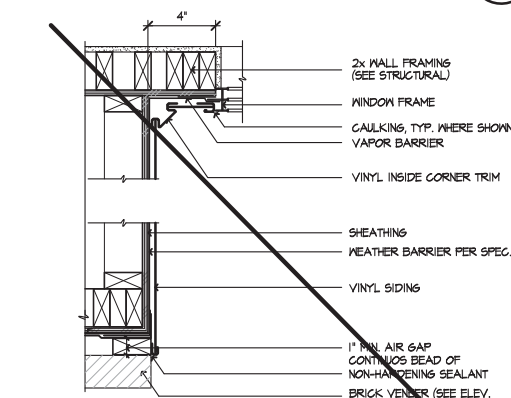
26

VAPOR BARRIER

SCALE 1/4"=1'-0"

SE-02022a

22

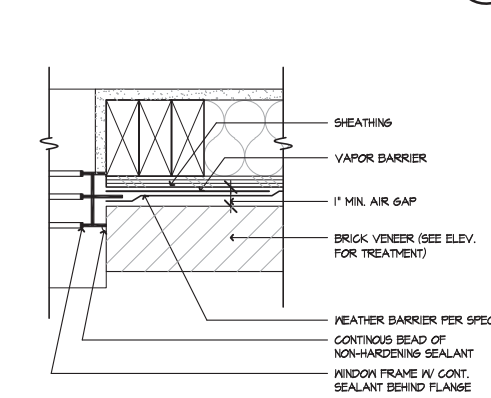


RECESSED WINDOW JAMB - BRICK

SCALE 1/2"=1'-0"

SE-02096a

39

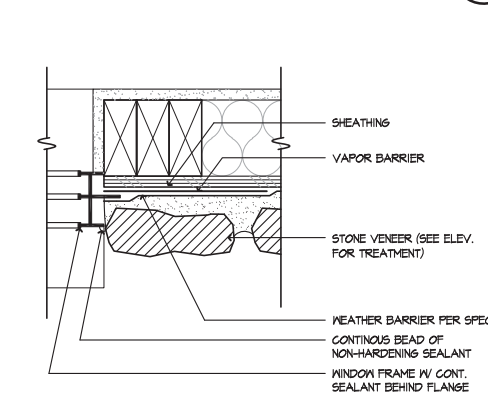


WINDOW JAMB - BRICK

SCALE 3/8"=1'-0"

SE-02096a

35

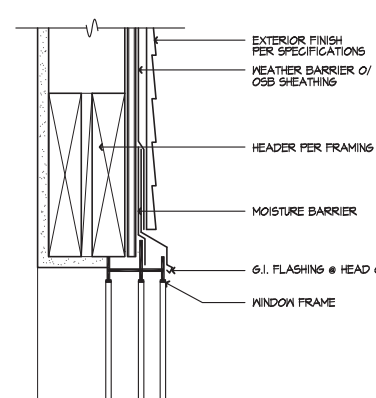


WINDOW JAMB - STONE

SCALE 3/8"=1'-0"

SE-02096a

31



WINDOW HEAD

SCALE 3/8"=1'-0"

0850-15

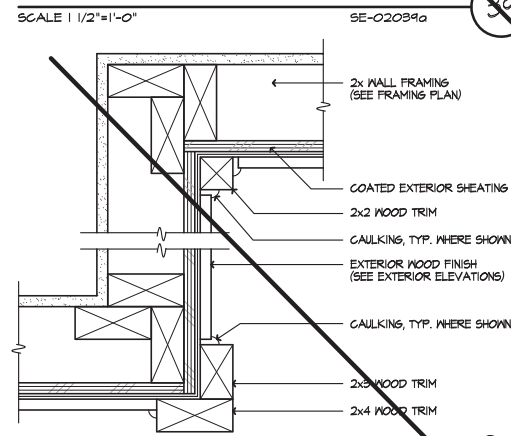
27

WINDOW JAMB

SCALE 3/8"=1'-0"

0850-02s

23

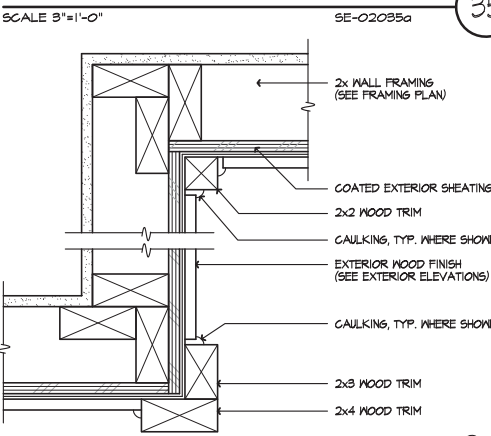


SIDING - CORNER. TRIM

SCALE 3/8"=1'-0"

0746-02

40

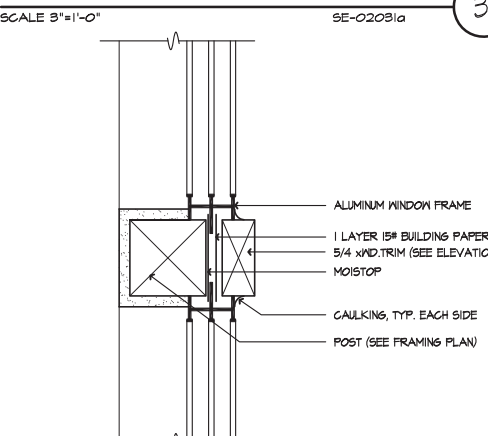


SIDING - CORNER. TRIM

SCALE 3/8"=1'-0"

0746-02

36

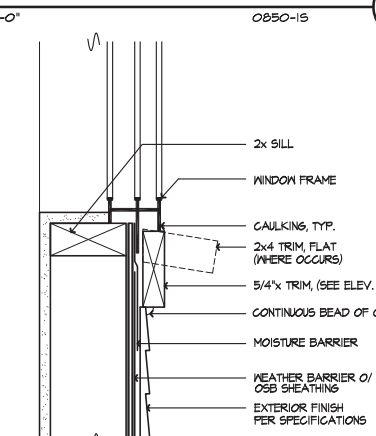


VERT. WINDOW MULL.

SCALE 3/8"=1'-0"

0850-04a

32



WINDOW SILL

SCALE 3/8"=1'-0"

0850-02s

28

WINDOW JAMB

SCALE 3/8"=1'-0"

0850-02s

24



DETAILS

KB HOME
NORTH CAROLINA DIVISION

4518 S. MIAMI BLVD.
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DURHAM, NC 27703
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ISSUE DATE: 09/28/11
PROJECT No.: 1350
DIVISION MGR.: M.C.P.
REVISIONS: 01/15/20

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NC12008 - 02/28/12 - CTD
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NC12953 - 11/15 - DC3
- 4 2018 NC CODE UPDATE
NC19015 - 01/24/19 - MCF
- 5 DETAIL UPDATE
NC20001NCP - 01/15/20 - MCF

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PLAN: ALL
SHEET: AD2



GARAGE DOOR HEAD - STONE

SCALE 1 1/2"=1'-0" SE-03057b

57

DOOR HEAD - BRICK

SCALE 3"=1'-0" SE-03058a

53

DOOR HEAD - STONE

SCALE 3"=1'-0" SE-03049a

49

SLIDING DR. HEAD

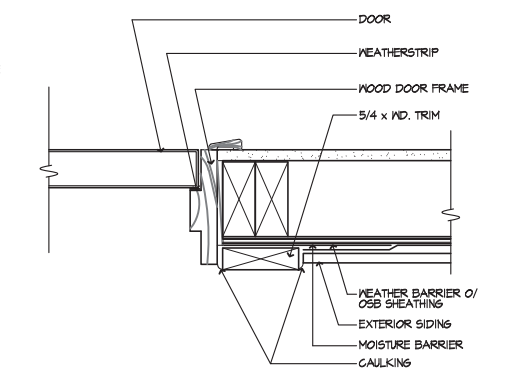
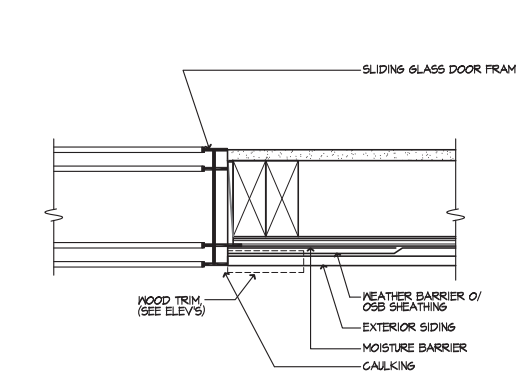
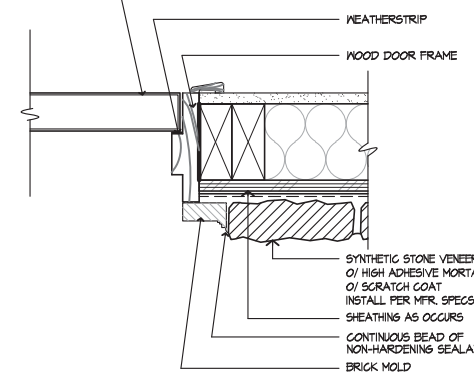
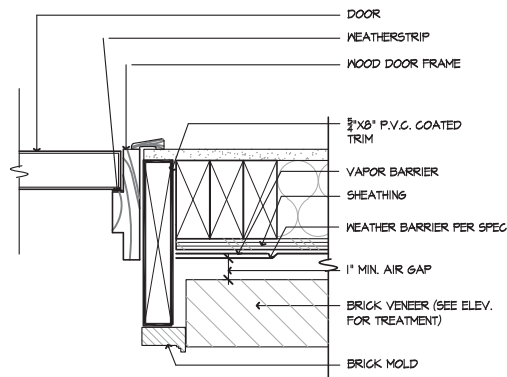
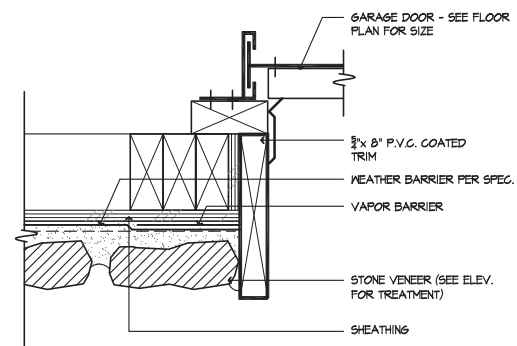
SCALE 3"=1'-0" 0840-03b

45

DOOR HEAD

SCALE 3"=1'-0" 0840-01b

41



GARAGE DOOR JAMB - STONE

SCALE 3"=1'-0" SE-03058b

58

DOOR JAMB - BRICK

SCALE 3"=1'-0" SE-03054a

54

DOOR JAMB - STONE

SCALE 3"=1'-0" SE-03050a

50

SLIDING DOOR JAMB

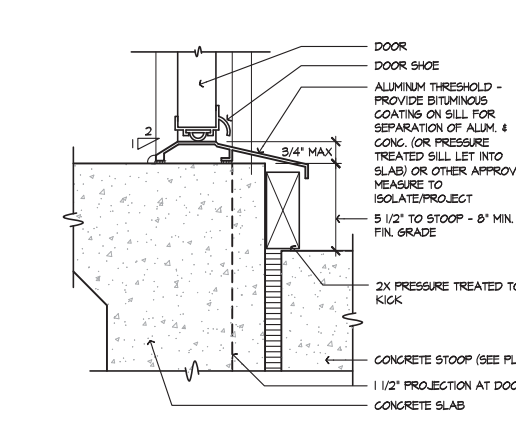
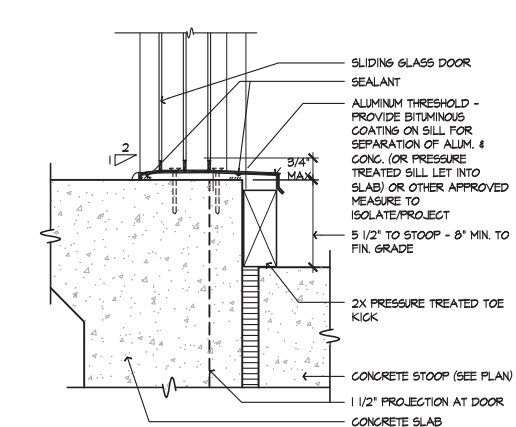
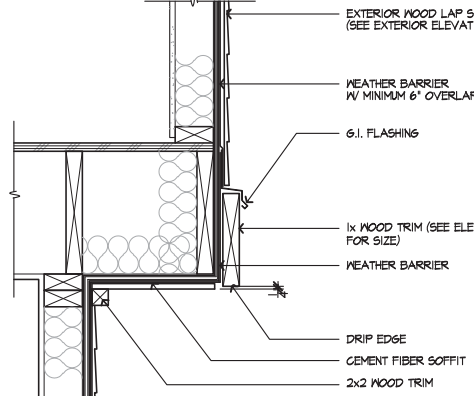
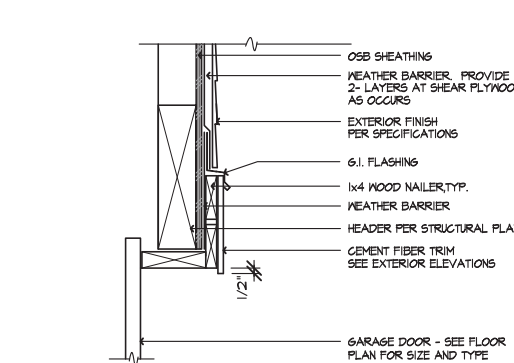
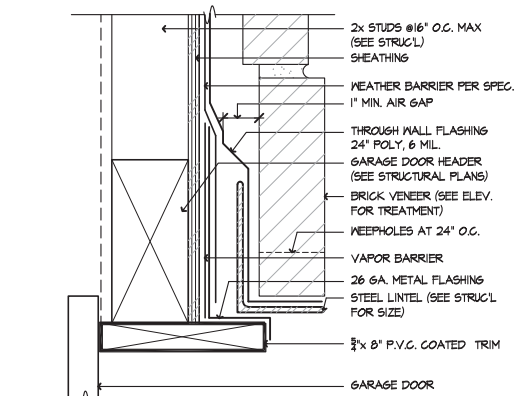
SCALE 3"=1'-0" 0840-03c

46

DOOR JAMB

SCALE 3"=1'-0" 0840-01c

42



GARAGE DOOR HEAD - BRICK

SCALE 3"=1'-0" SE-03058a

59

GARAGE DOOR HEAD

SCALE 1 1/2"=1'-0" 0420-39c

55

TRIM @ CANTILEVER

SCALE 1 1/2"=1'-0" 04CANTMP

51

SLDg. DOOR THRESHOLD

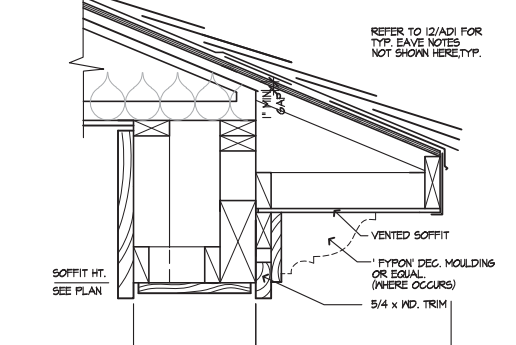
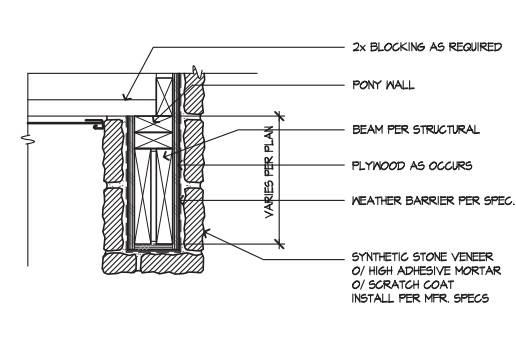
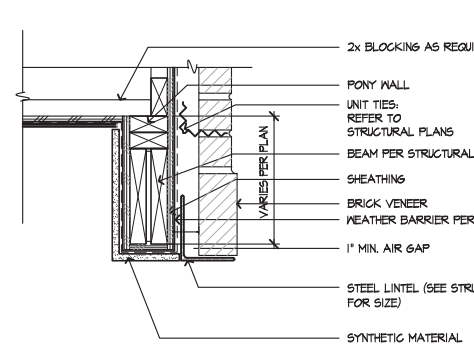
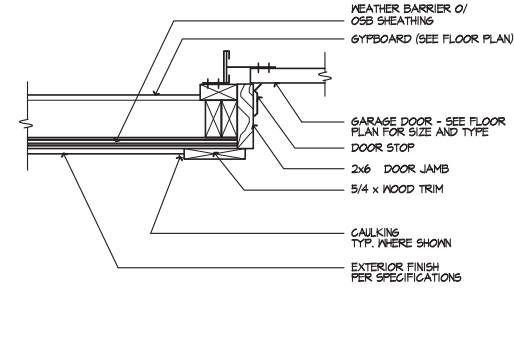
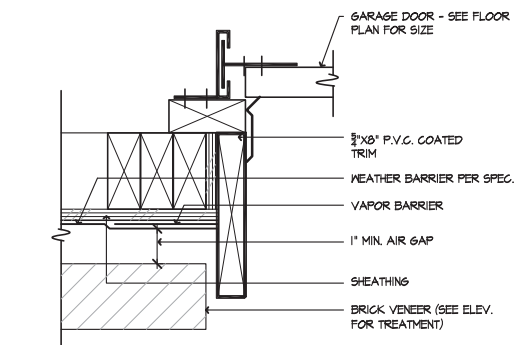
SCALE 3"=1'-0" SE-03047a

47

SWING DOOR THRESHOLD

SCALE 3"=1'-0" SE-03043a

43



GARAGE DOOR JAMB - BRICK

SCALE 3"=1'-0" SE-03060a

60

GARAGE DOOR JAMB

SCALE 1 1/2"=1'-0" 0745-01

56

SOFFIT @ PORCH - BRICK

SCALE 1 1/2"=1'-0" SE-03052c

52

SOFFIT @ PORCH - STONE

SCALE 1 1/2"=1'-0" RA-01026a

48

EAVE AT PORCH

SCALE 1 1/2"=1'-0" EVPRCH2

44

DETAILS

KB HOME
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NC20001NCP - 01/15/20 - MCP

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PLAN: ALL
SHEET: AD3

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DETAILS

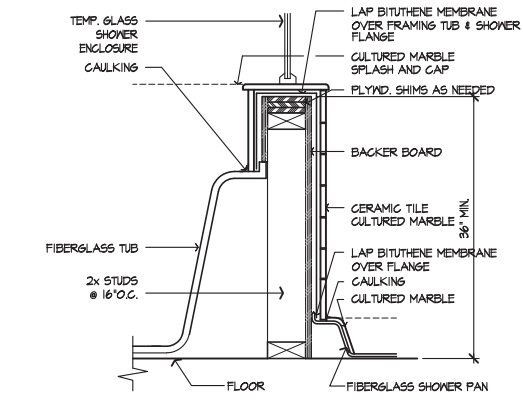
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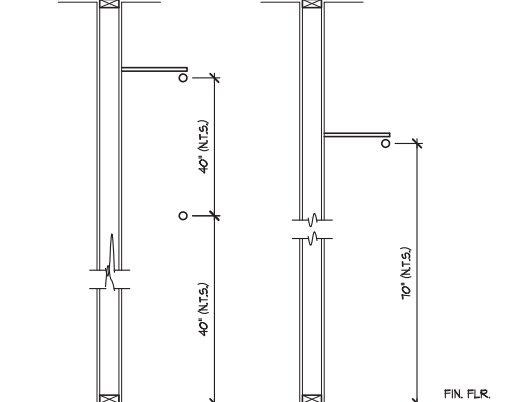
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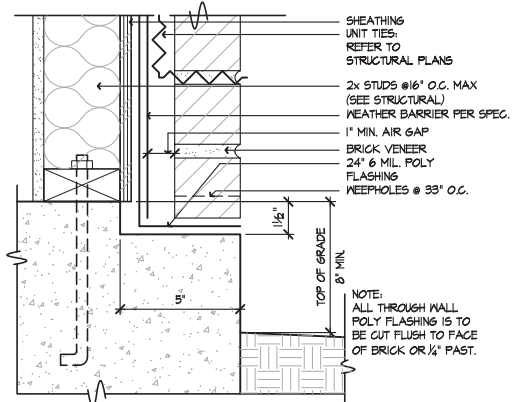
PLAN: **ALL**
SHEET: **AD4**



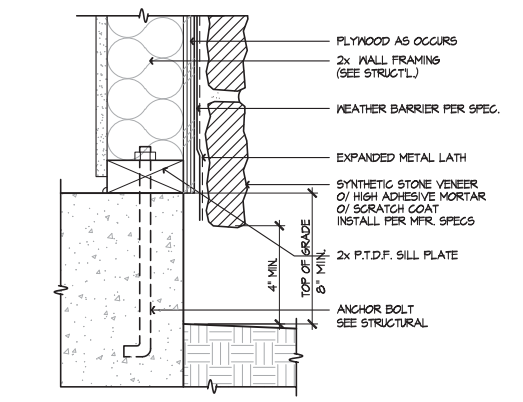
TUB/SHOWER WALL
SCALE 1/2"=1'-0"
SE-04071a



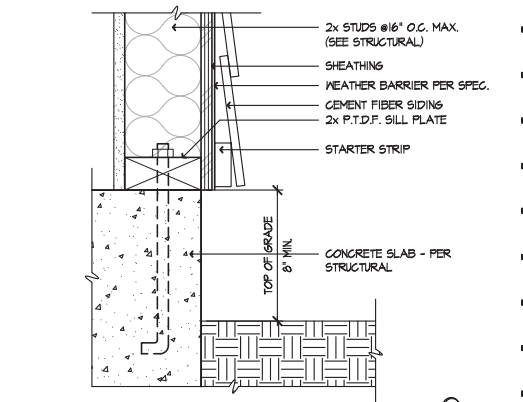
DBL./SGL. POLE & SHELF
SCALE 3/4"=1'-0"
SE-04073a



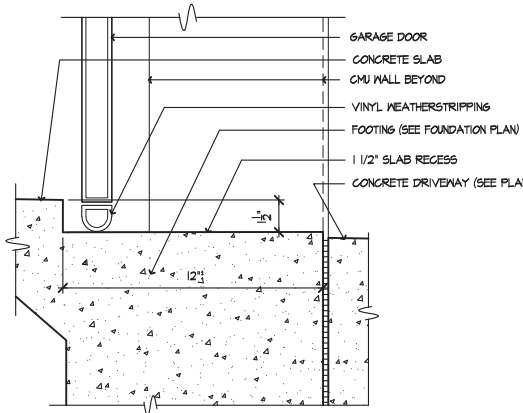
BRICK LEDGE AT SLAB
SCALE 3/4"=1'-0"
SE-04069a



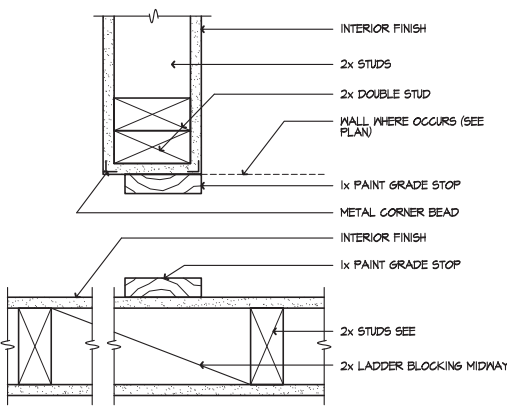
SYN. STONE SCREED
SCALE 3/4"=1'-0"
SE-04065a



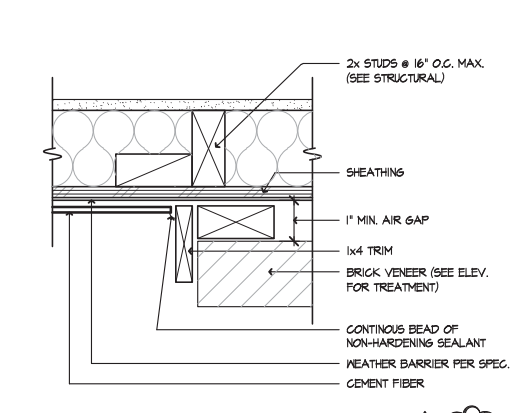
SIDING AT SLAB
SCALE 3/4"=1'-0"
SE-04061a



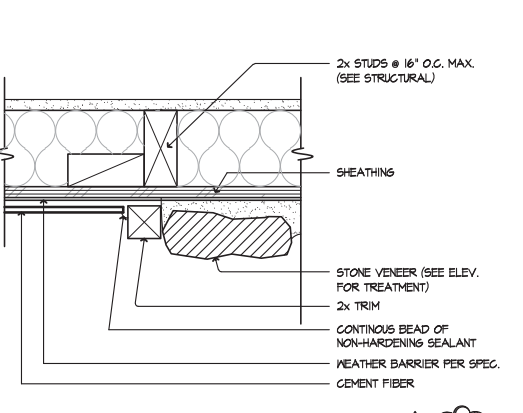
GARAGE SLAB RECESS
SCALE 1/2"=1'-0"
0810-01



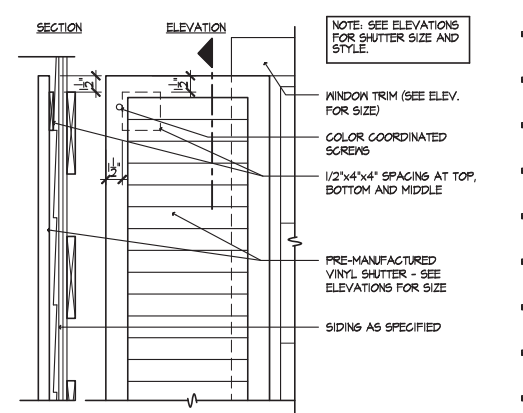
WARDROBE DOOR JAMB
SCALE 3/4"=1'-0"
SE-04074a



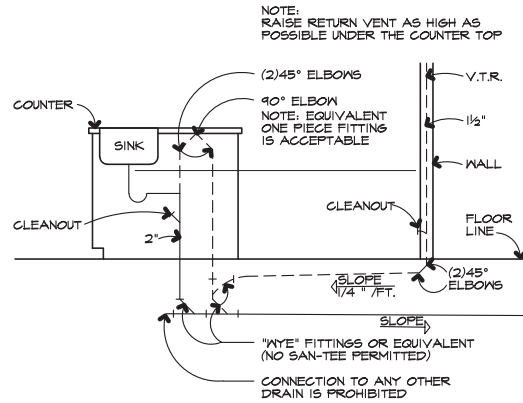
SIDING TO BRICK
SCALE 3/4"=1'-0"
SE-04070a



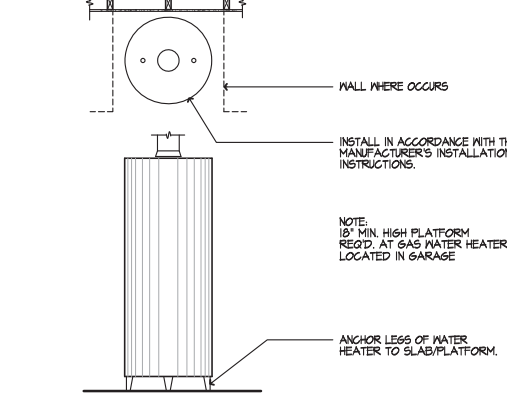
SIDING TO STONE
SCALE 3/4"=1'-0"
SE-04066a



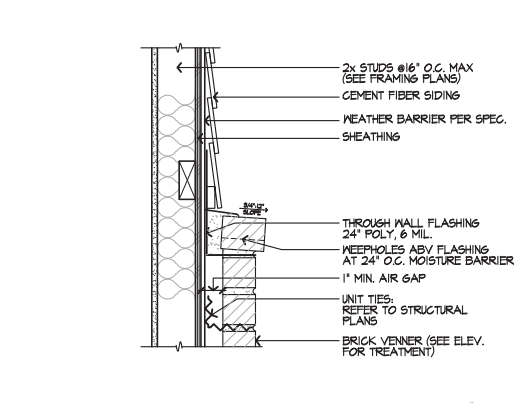
WINDOW SHUTTER
SCALE 1/2"=1'-0"
SE-04062a



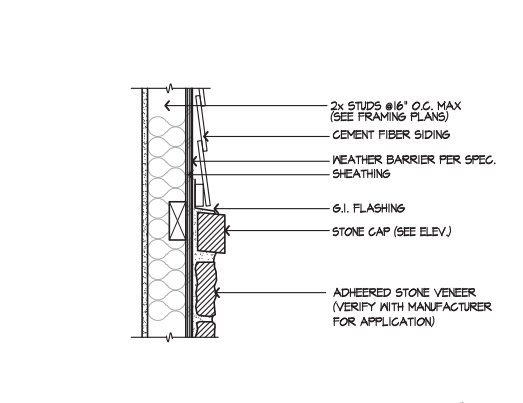
KITCHEN ISLAND
SCALE 1/2"=1'-0"
SE-04079a



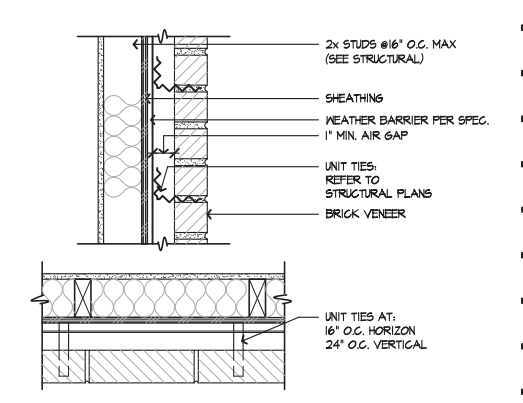
WATER HEATER
SCALE 1/2"=1'-0"
SE-04075a



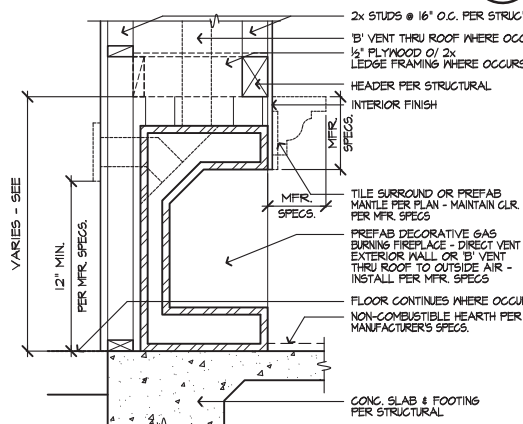
BRICK CAP @ SIDING
SCALE 1/2"=1'-0"
SE-04071a



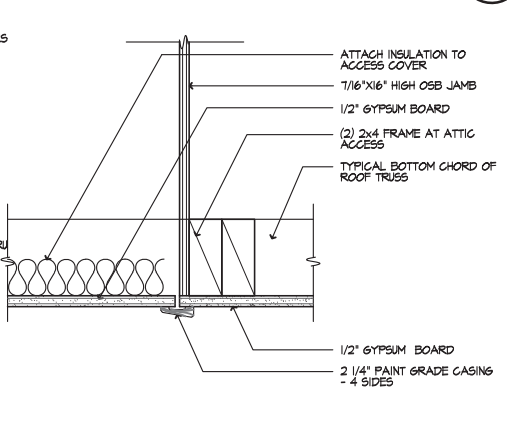
STONE CAP @ SIDING
SCALE 1/2"=1'-0"
SE-04067a



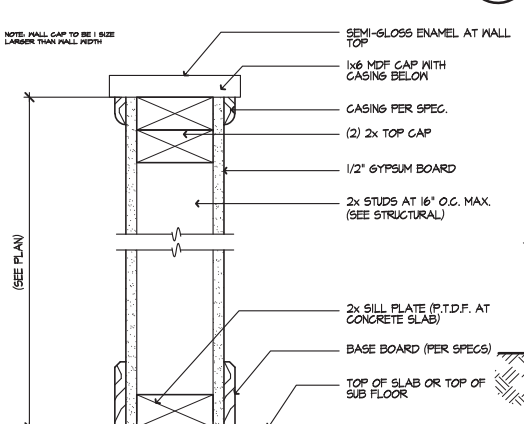
BRICK TIES
SCALE 1/2"=1'-0"
SE-04063a



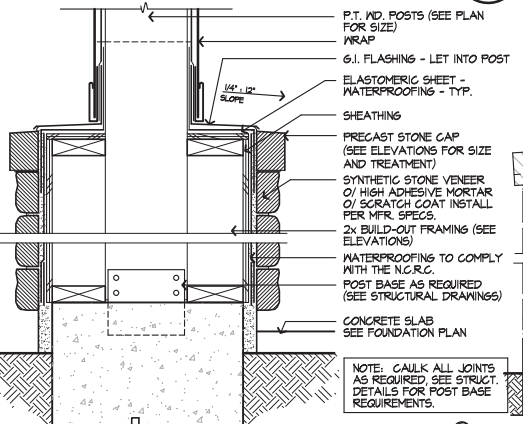
DECORATIVE GAS APPLIANCE
SCALE 1"=1'-0"
SE-04080a



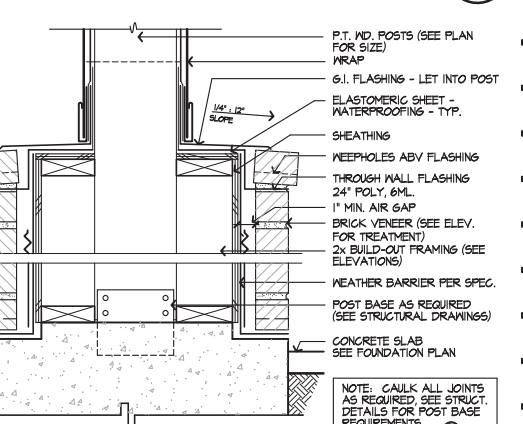
ATTIC ACCESS
SCALE 3/4"=1'-0"
SE-04076a



PONY WALL
SCALE 3/4"=1'-0"
SE-04072a



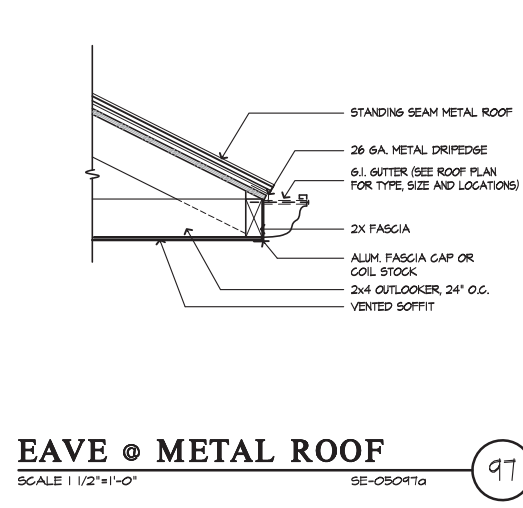
COLUMN BASE W/ STONE
SCALE 1/2"=1'-0"
SE-04068a



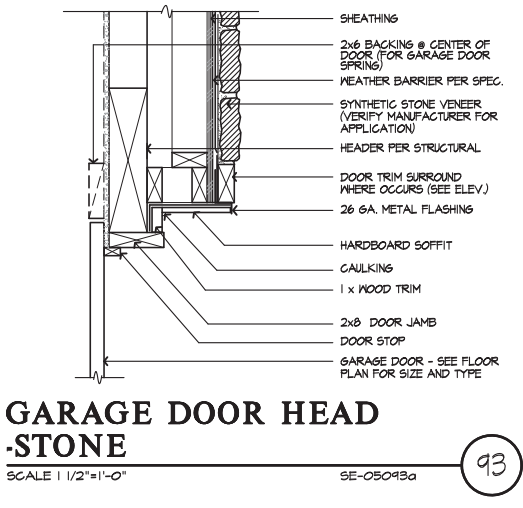
COLUMN BASE W/ BRICK
SCALE 1/2"=1'-0"
SE-04064a



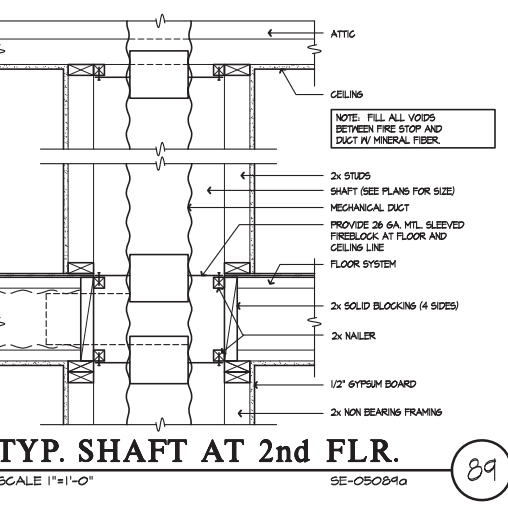
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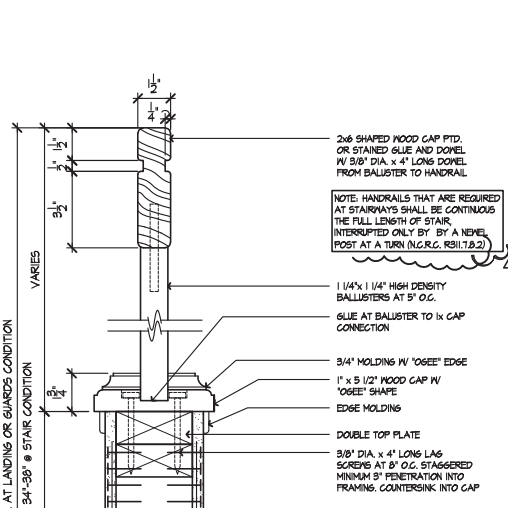
EAVE @ METAL ROOF
SCALE 1/2"=1'-0"
SE-05041a



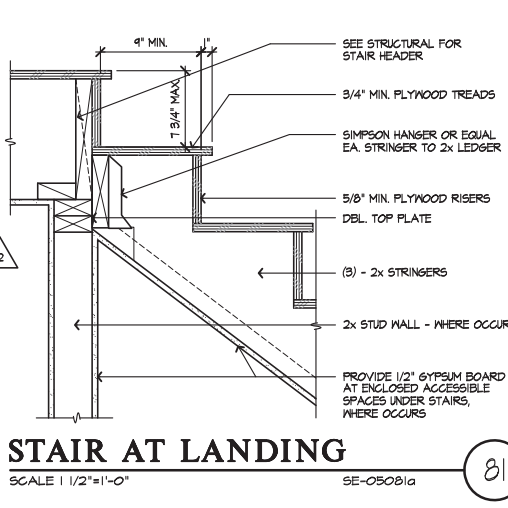
GARAGE DOOR HEAD - STONE
SCALE 1/2"=1'-0"
SE-05043a



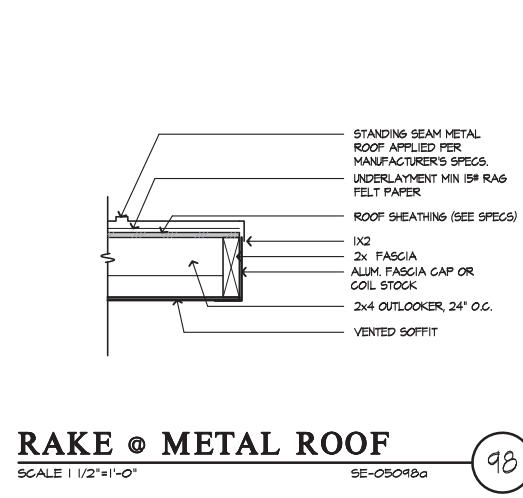
TYP. SHAFT AT 2nd FLR.
SCALE 1"=1'-0"
SE-05042a



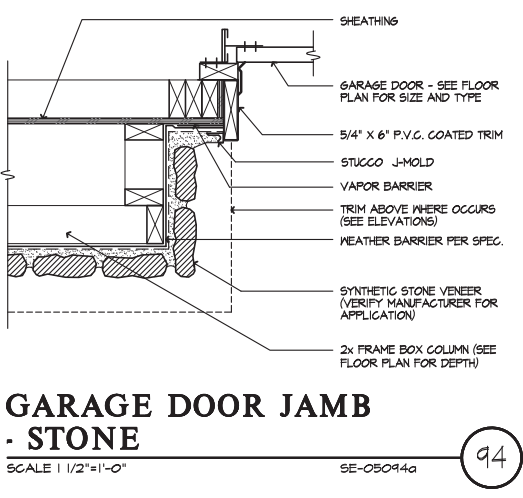
GUARDRAIL
SCALE 3/4"=1'-0"
SE-05086a



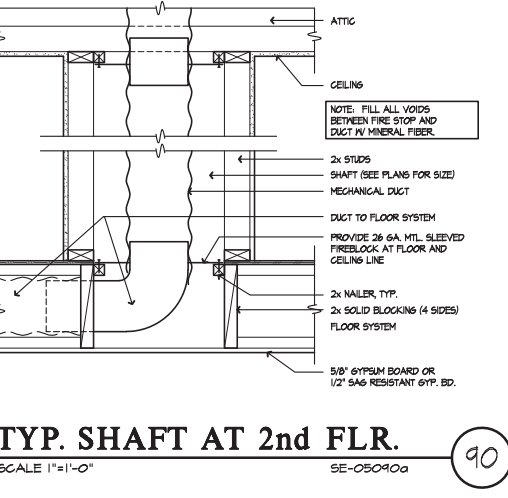
STAIR AT LANDING
SCALE 1/2"=1'-0"
SE-05081a



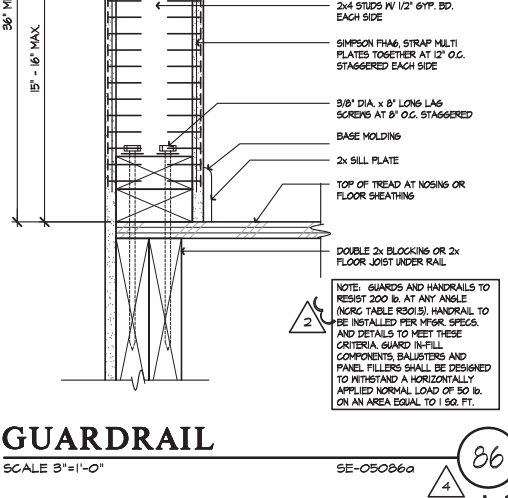
RAKE @ METAL ROOF
SCALE 1/2"=1'-0"
SE-05044a



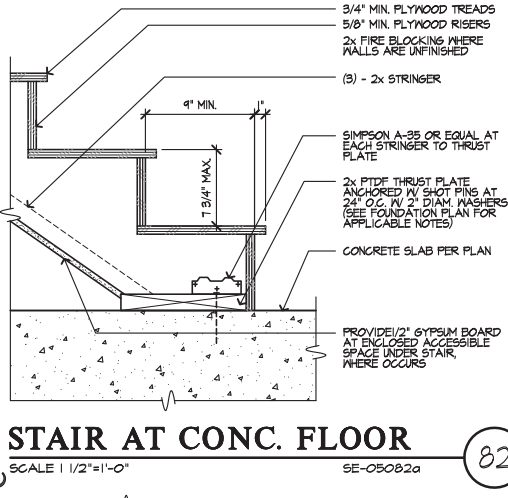
GARAGE DOOR JAMB - STONE
SCALE 1/2"=1'-0"
SE-05044a



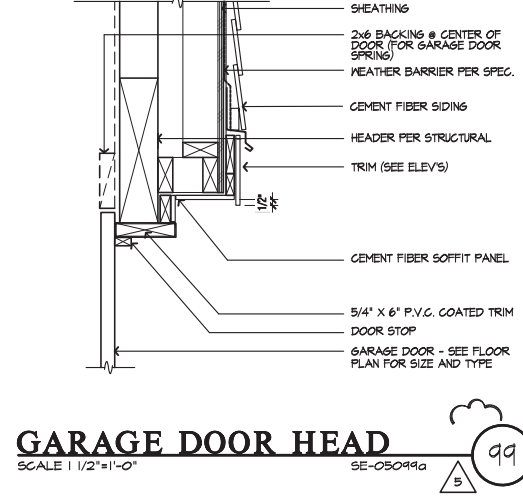
TYP. SHAFT AT 2nd FLR.
SCALE 1"=1'-0"
SE-05045a



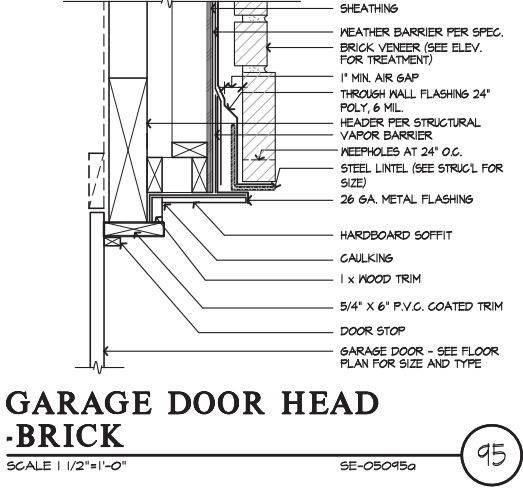
GUARDRAIL
SCALE 3/4"=1'-0"
SE-05086a



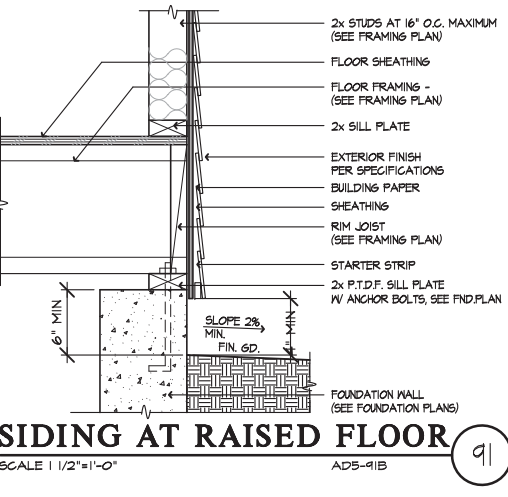
STAIR AT CONC. FLOOR
SCALE 1/2"=1'-0"
SE-05082a



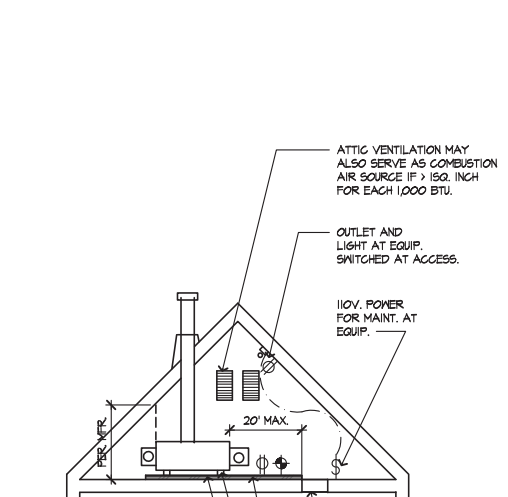
GARAGE DOOR HEAD - BRICK
SCALE 1/2"=1'-0"
SE-05049a



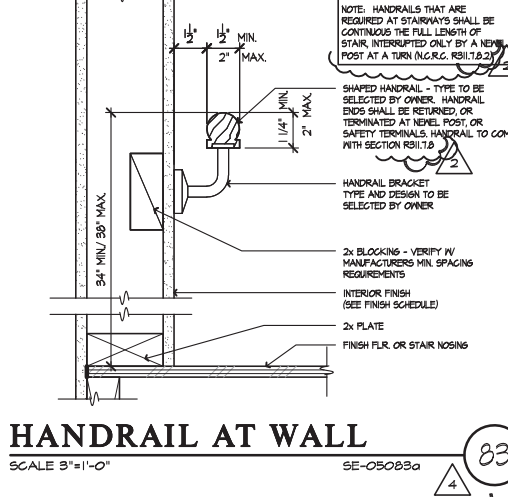
GARAGE DOOR JAMB - BRICK
SCALE 1/2"=1'-0"
SE-05049a



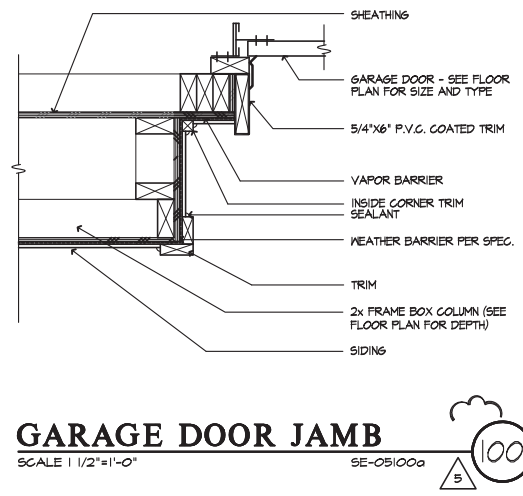
SIDING AT RAISED FLOOR
SCALE 1/2"=1'-0"
AD5-91B



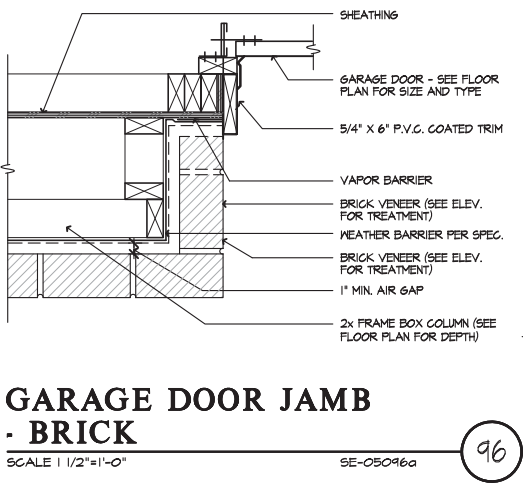
HANDRAIL AT WALL
SCALE 3/4"=1'-0"
SE-05083a



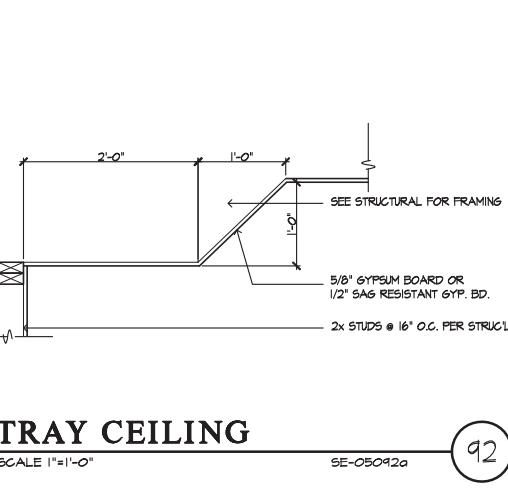
GUARDWALL
SCALE 3/4"=1'-0"
SE-05084a



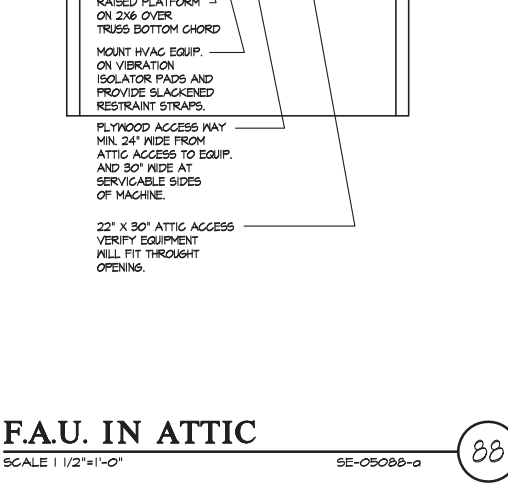
GARAGE DOOR HEAD - BRICK
SCALE 1/2"=1'-0"
SE-05049a



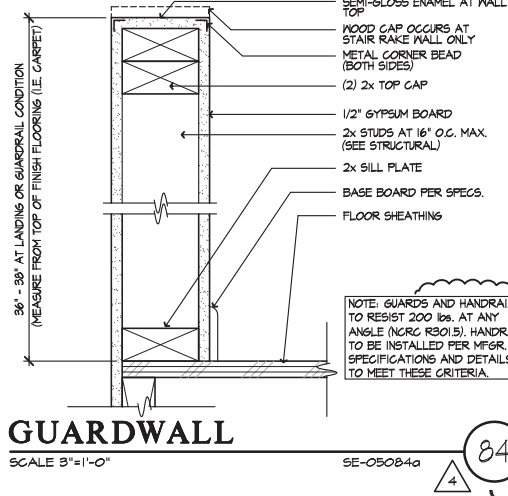
GARAGE DOOR JAMB - BRICK
SCALE 1/2"=1'-0"
SE-05046a



TRAY CEILING
SCALE 1"=1'-0"
SE-05092a



F.A.U. IN ATTIC
SCALE 1/2"=1'-0"
SE-05088a



GUARDWALL
SCALE 3/4"=1'-0"
SE-05084a

DETAILS

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ISSUE DATE: 09/28/11
PROJECT No.: 1350
DIVISION MGR.: M.C.P.
REVISIONS: 01/15/20

- 1 COMPLIANCE REVIEW
NC12006 - 02/28/12 - CTD
- 2 2012 NC CODE UPDATE
NC12016 - 03/22/12 - CTD
- 3 DETAIL UPDATES
NC15033 - 11/15 - DCS
- 4 2018 NC CODE UPDATE
NC19013 - 01/24/19 - MCP
- 5 DETAIL UPDATE
NC20001NCF - 01/15/20 - MCP

FOR INTERNAL USE ONLY

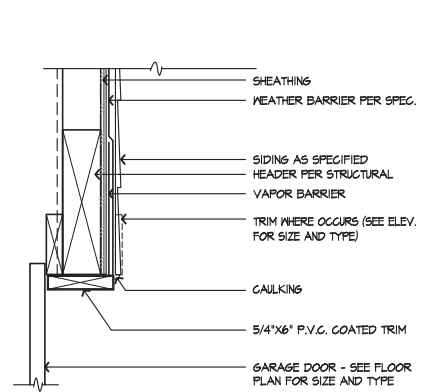
REVISION BY:	DATE:	DESCRIPTION:
1		
2		
3		
4		
5		

PLAN: ALL
SHEET: AD5



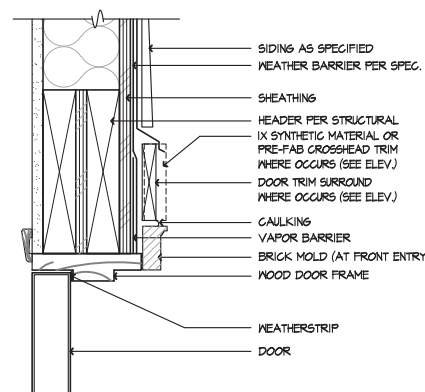
GARAGE DOOR HEAD - SIDING

SCALE 1/2"=1'-0" SE-06117a



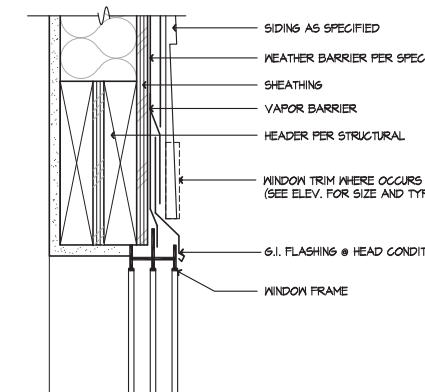
DOOR HEAD - SIDING

SCALE 3/8"=1'-0" SE-06118a



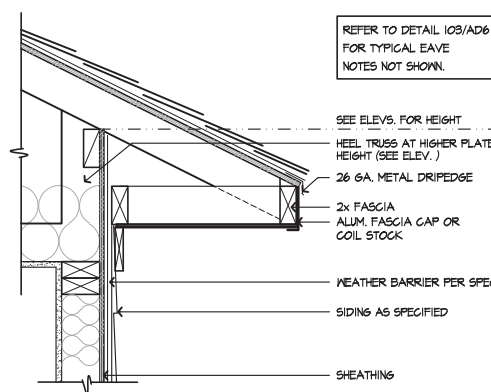
WINDOW HEAD - SIDING

SCALE 3/8"=1'-0" SE-06109a



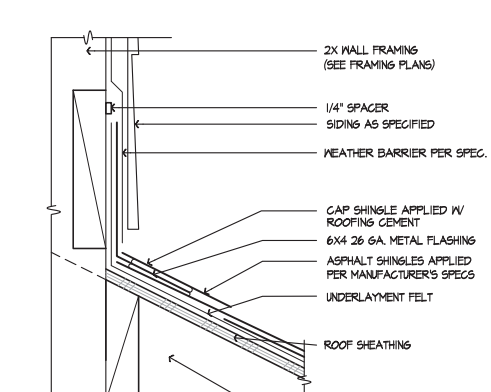
HEEL TRUSS - SIDING

SCALE 1/2"=1'-0" SE-06109a



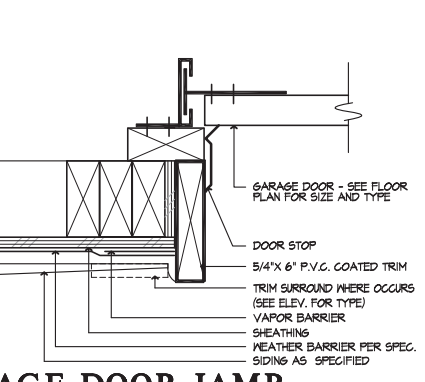
ROOF TO WALL

SCALE 3/8"=1'-0" SE-06101a



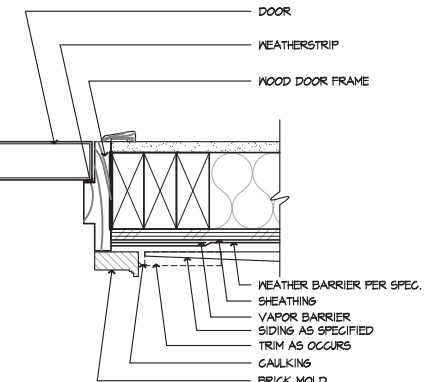
GARAGE DOOR JAMB - SIDING

SCALE 3/8"=1'-0" SE-06118a



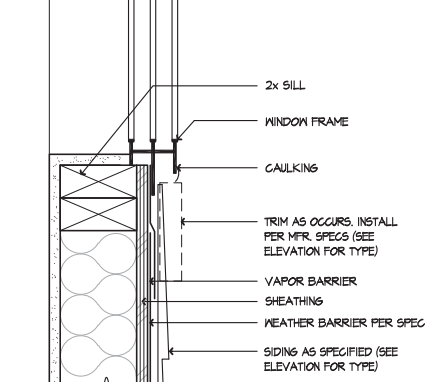
DOOR JAMB - SIDING

SCALE 3/8"=1'-0" SE-06118a



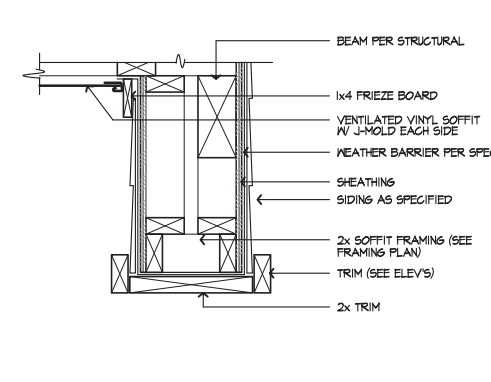
WINDOW SILL - SIDING

SCALE 3/8"=1'-0" SE-06110a



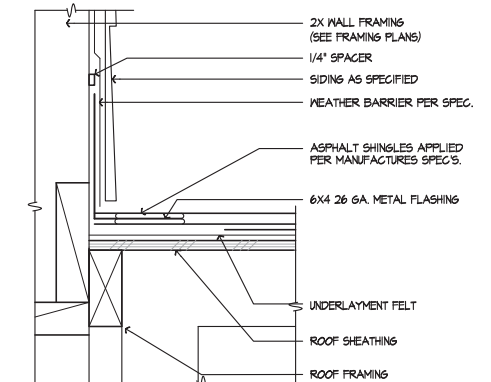
SOFFIT @ PORCH

SCALE 1/2"=1'-0" SE-06106a



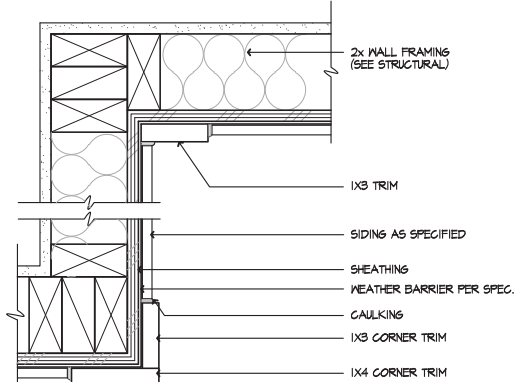
ROOF TO WALL

SCALE 3/8"=1'-0" SE-06102a



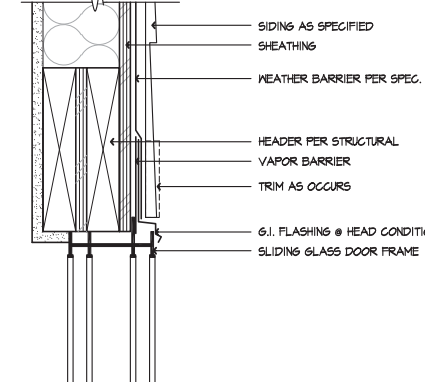
CORNER TRIM - SIDING

SCALE 3/8"=1'-0" SE-06119a



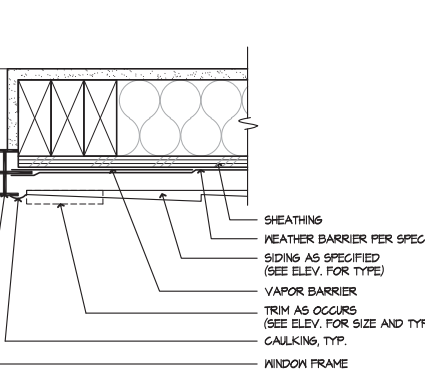
SLDG. DOOR HEAD - SIDING

SCALE 3/8"=1'-0" SE-06119a



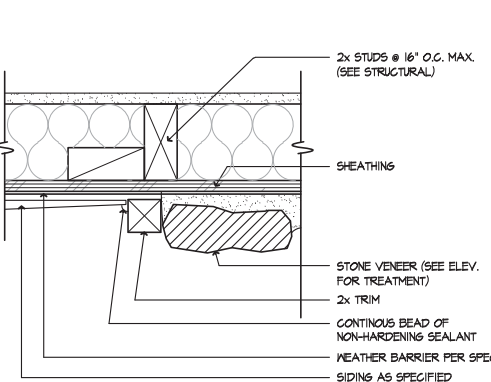
WINDOW JAMB - SIDING

SCALE 3/8"=1'-0" SE-06111a



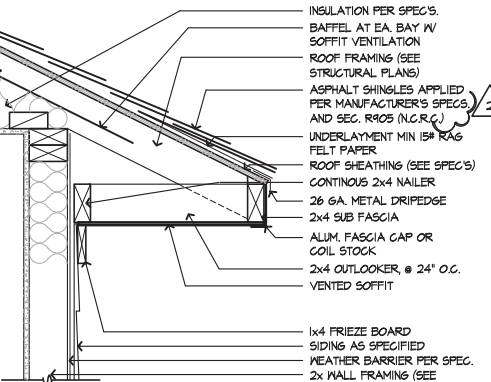
SIDING TO STONE

SCALE 3/8"=1'-0" SE-06107a



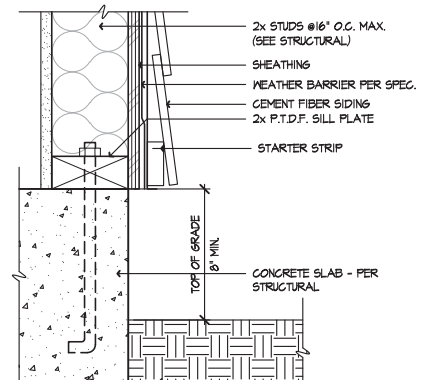
EAVE

SCALE 1/2"=1'-0" SE-010091b



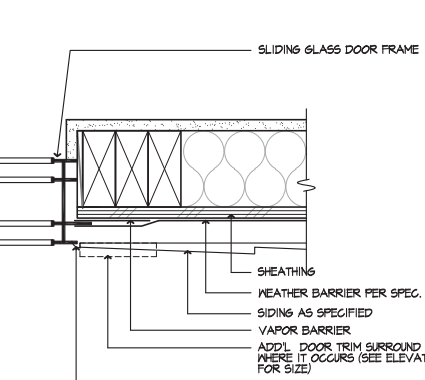
SIDING AT SLAB

SCALE 3/8"=1'-0" SE-06120a



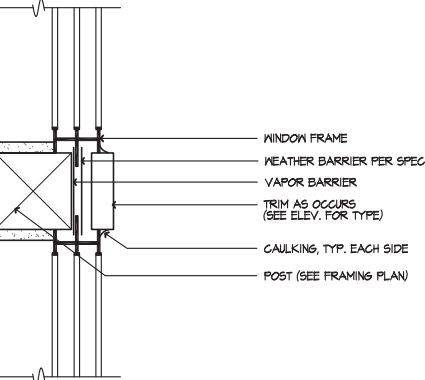
SLDG. DOOR JAMB - SIDING

SCALE 3/8"=1'-0" SE-06116a



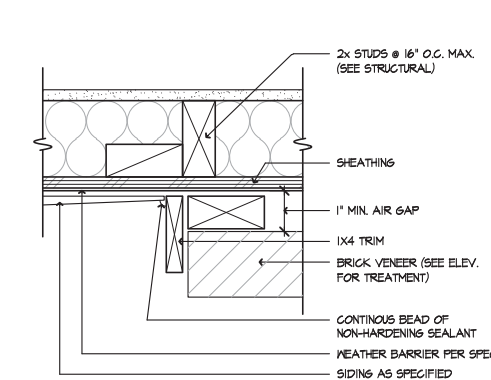
VERT. WDW. MULL. - SIDING

SCALE 3/8"=1'-0" SE-06112a



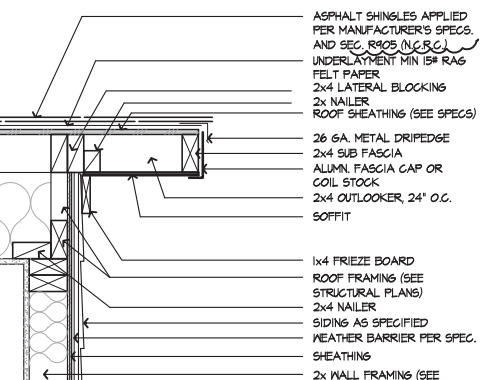
SIDING TO BRICK

SCALE 3/8"=1'-0" SE-06108a



RAKE

SCALE 1/2"=1'-0" SE-06104a



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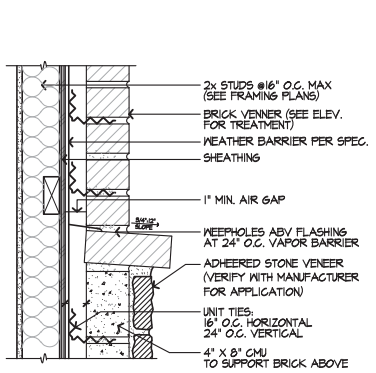
ISSUE DATE: 09/28/11
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NC19015 - 01/24/19 - MCP
- 5 DETAIL UPDATE
NC20001NCF - 01/15/20 - MCP

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REVISION BY:	DATE
1	
2	
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6	

PLAN: ALL
SHEET: AD6

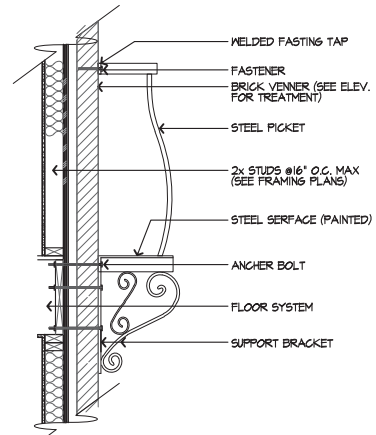
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BRICK OVER STONE

NOT TO SCALE

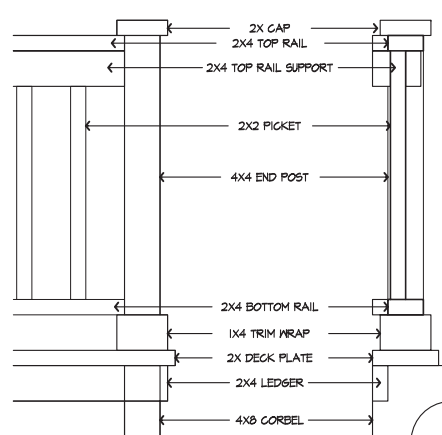
129
AD7



RAILING

NOT TO SCALE

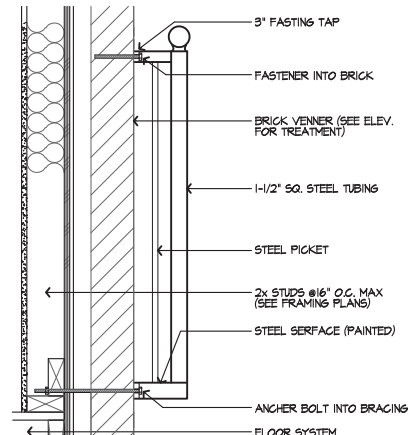
130
AD7



WOOD RAILING

NOT TO SCALE

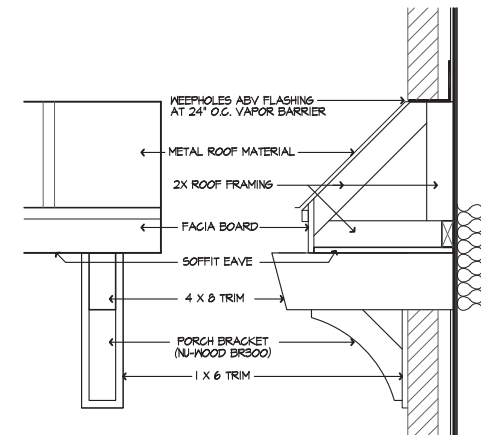
131
AD7



RAILING

NOT TO SCALE

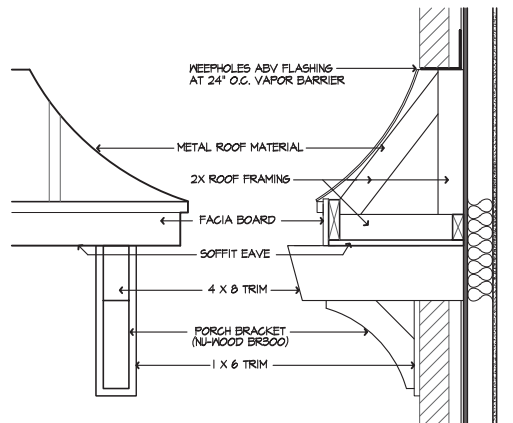
132
AD7



SHED ROOF

NOT TO SCALE

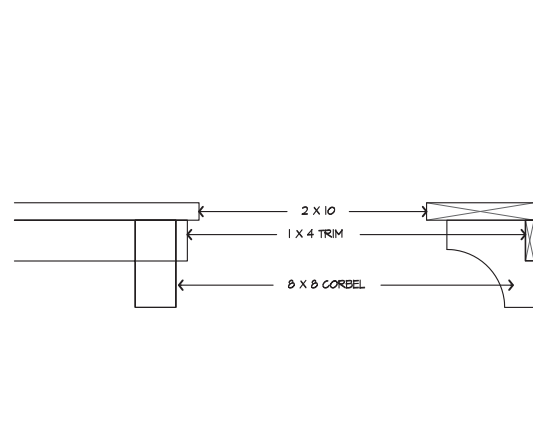
133
AD7



CURVED SHED ROOF

NOT TO SCALE

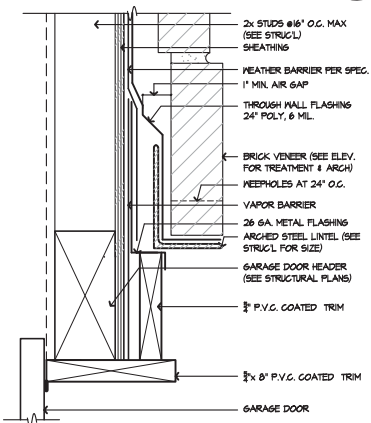
134
AD7



WINDOW LEDGE

NOT TO SCALE

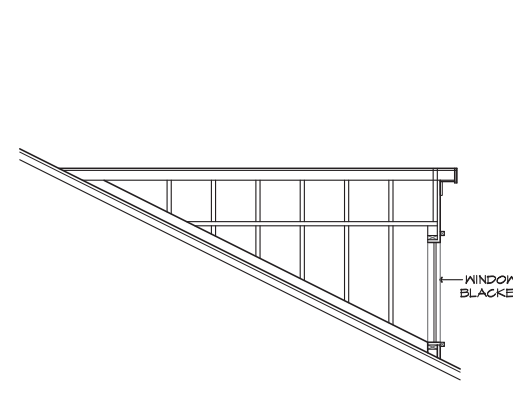
136
AD7



GARAGE DOOR HEAD W/ ARCHED BRICK

NOT TO SCALE

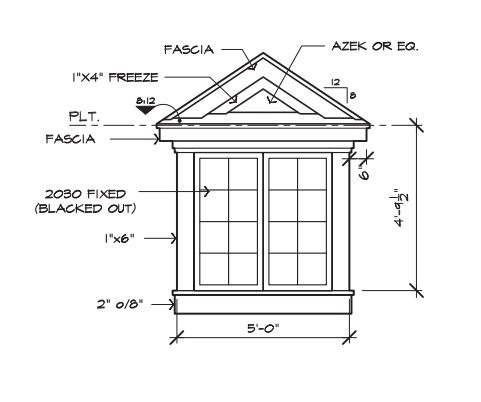
138
AD7



TYP. DORMER

NOT TO SCALE

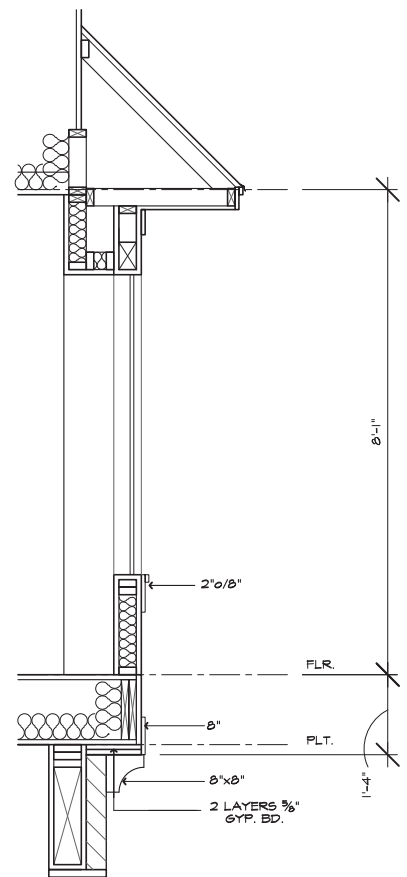
137
AD7



EYEBROW DORMER

NOT TO SCALE

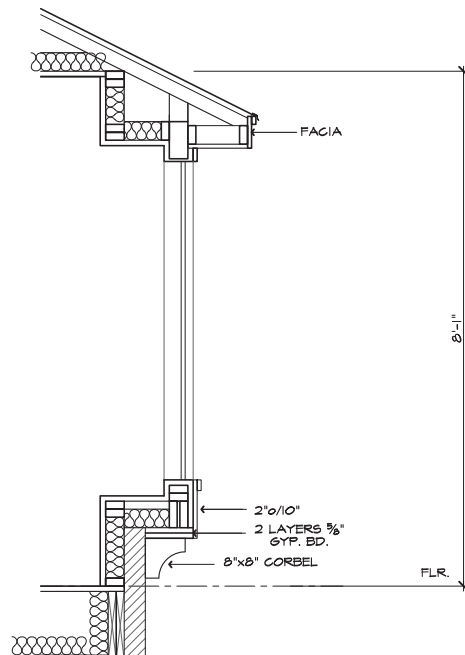
139
AD7



BAY

NOT TO SCALE

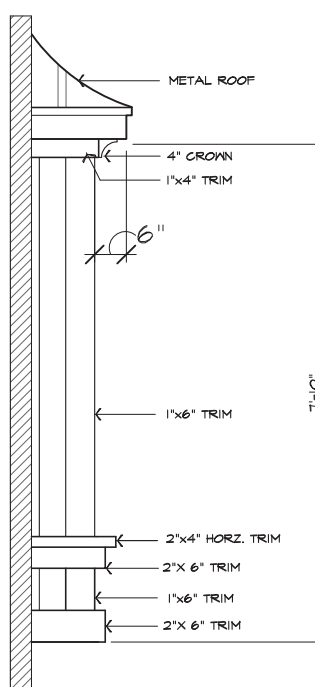
135
AD7



BAY (2)

NOT TO SCALE

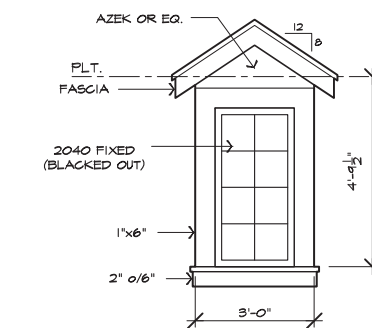
144
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BAY (2)

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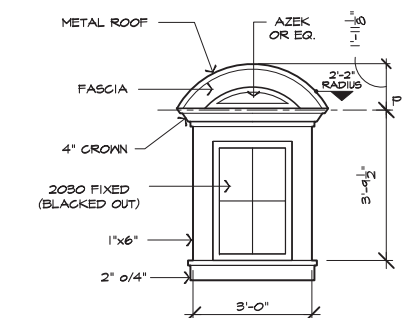
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GABLE ROOF DORMER

NOT TO SCALE

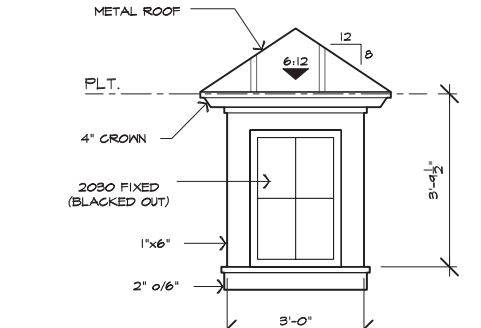
140
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ARCHED ROOF DORMER

NOT TO SCALE

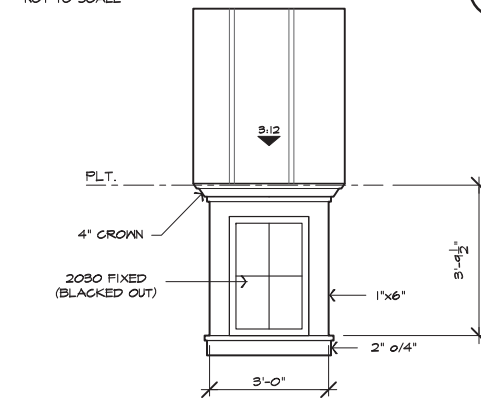
142
AD7



TYP. HIP DORMER

NOT TO SCALE

141
AD7



TYP. SHED ROOF DORMER

NOT TO SCALE

143
AD7

DETAILS

KB HOME
NORTH CAROLINA DIVISION

4518 S. MIAMI BLVD.
SUITE 180
DURHAM, NC 27703
TEL: (919) 768-7988
FAX: (919) 472-0582

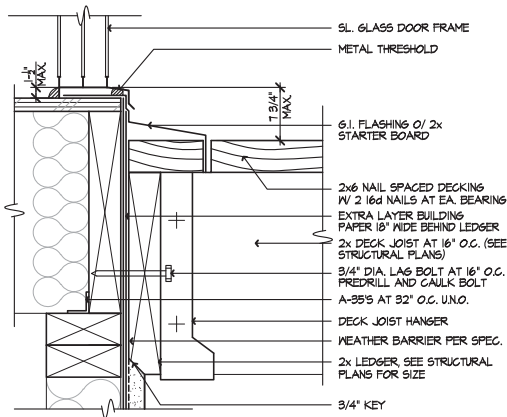
ISSUE DATE: 09/28/11
PROJECT No.: 1350
DIVISION MGR.: M.C.P.
REVISIONS: 01/15/20

- 1 COMPLIANCE REVIEW
NC12808 - 02/28/12 - CTD
- 2 2012 NC CODE UPDATE
NC12816 - 03/22/12 - CTD
- 3 DETAIL UPDATES
NC15953 - 11/13 - DCS
- 4 2018 NC CODE UPDATE
NC15915 - 01/24/19 - MCP
- 5 DETAIL UPDATE
NC21001NCP - 01/15/20 - MCP

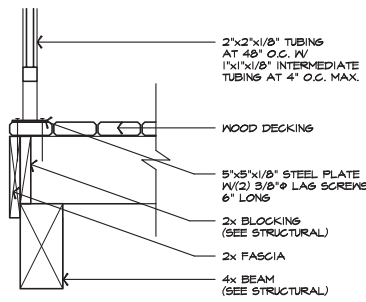
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REVIEWED BY:	
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PLAN: **ALL**
SHEET: **AD7**

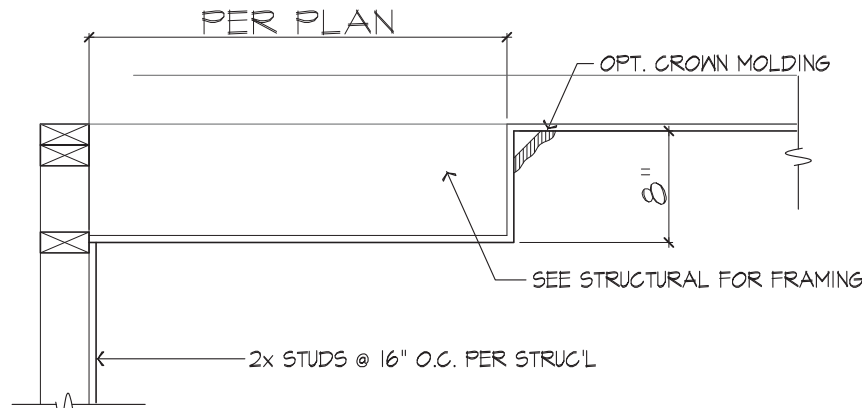
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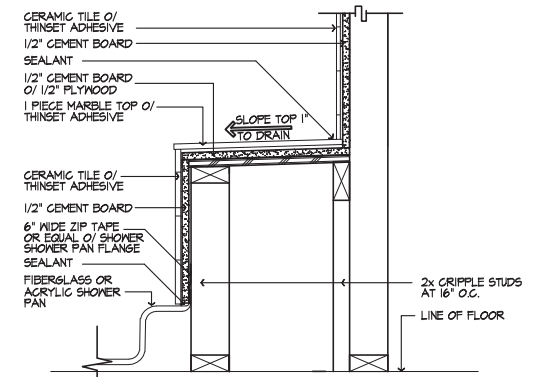
SL. DR. TRESHOLD @ DECK 154
SCALE 3/8"=1'-0"
0910-02 ADB



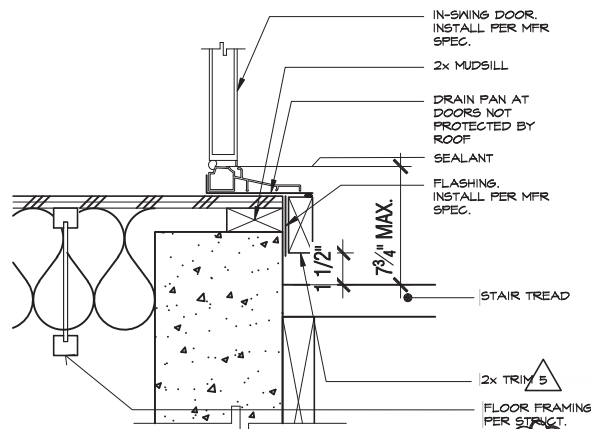
DECK FRAMING 150
SCALE 1"=1'-0"
ADB



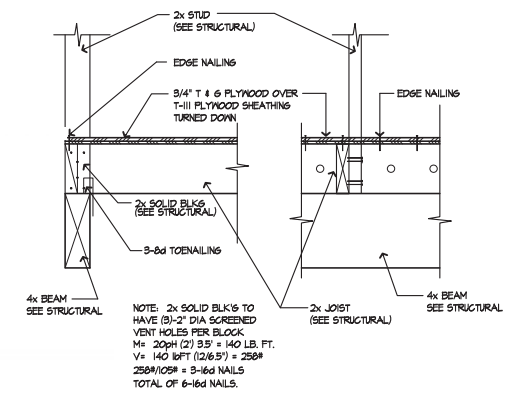
BOX TRAY CEILING
NOT TO SCALE



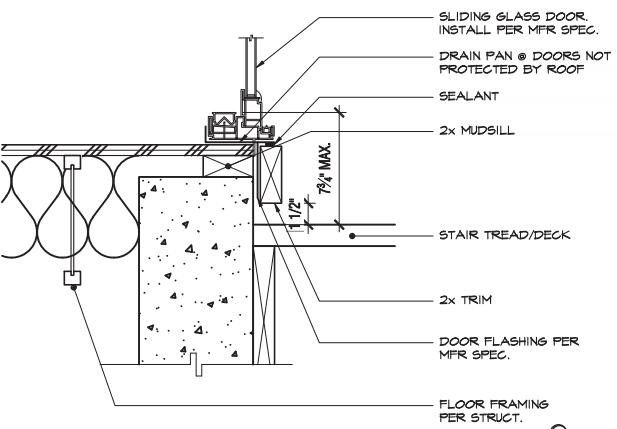
SHOWER PAN SEAT 146
SCALE 1 1/2"=1'-0"
BA-001A ADB



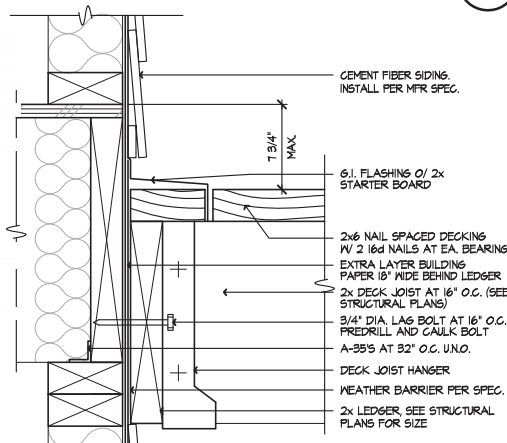
SWING DOOR THRESHOLD 156
SCALE 3/8"=1'-0"
AT CRAWL SPACE ADB



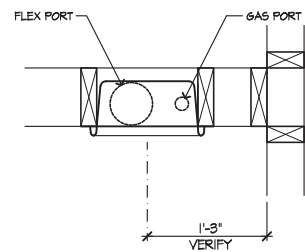
DECK FRAMING 151
SCALE 1"=1'-0"
ADB



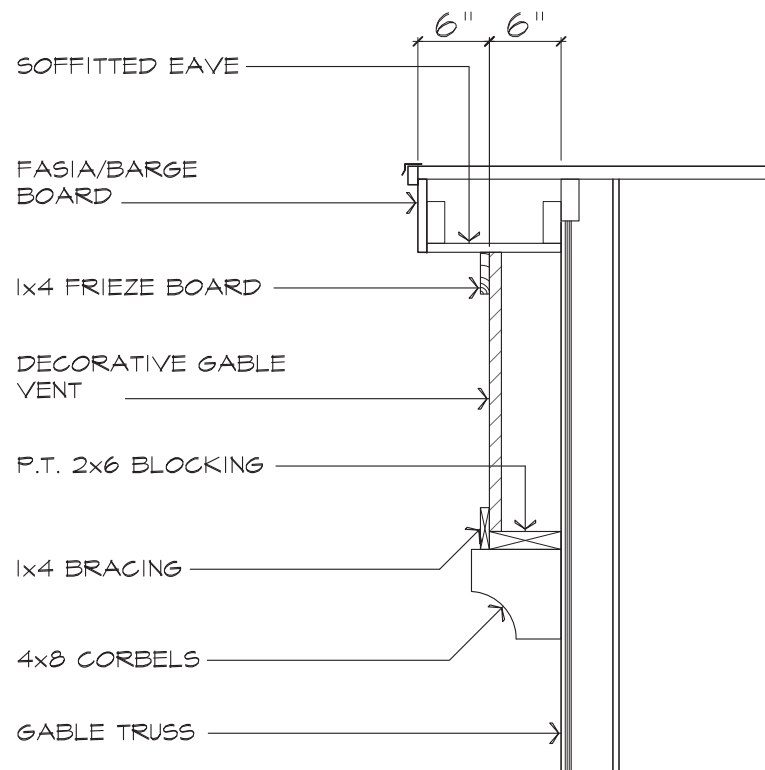
SLIDING GLASS DOOR 157
SCALE 1"=1'-0"
AT CRAWL SPACE ADB



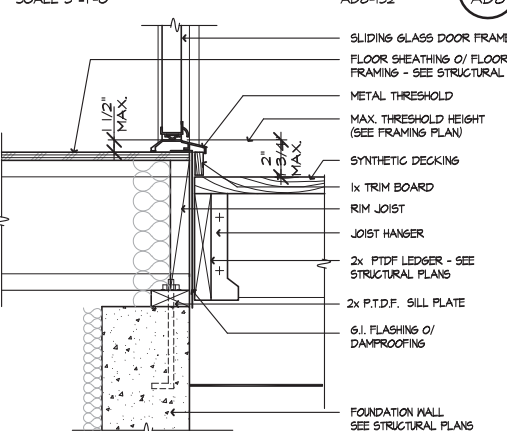
WALL @ DECK 152
SCALE 3/8"=1'-0"
ADB-152 ADB



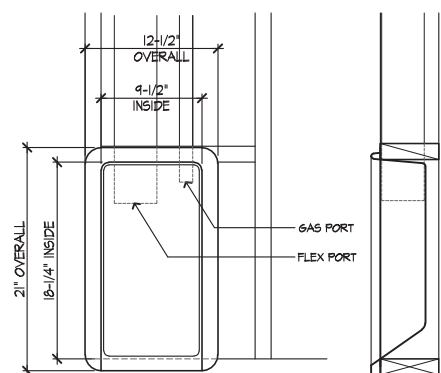
PLAN VIEW



GABLE VENT DETAIL 147
NOT TO SCALE
ADB



SWING DOOR THRESHOLD 153
SCALE 1 1/2"=1'-0"
0820-01c ADB



FRONT SIDE
DRYER BOX DETAIL 149
SCALE: N.T.S. ADB-149 ADB



DETAILS

KB HOME
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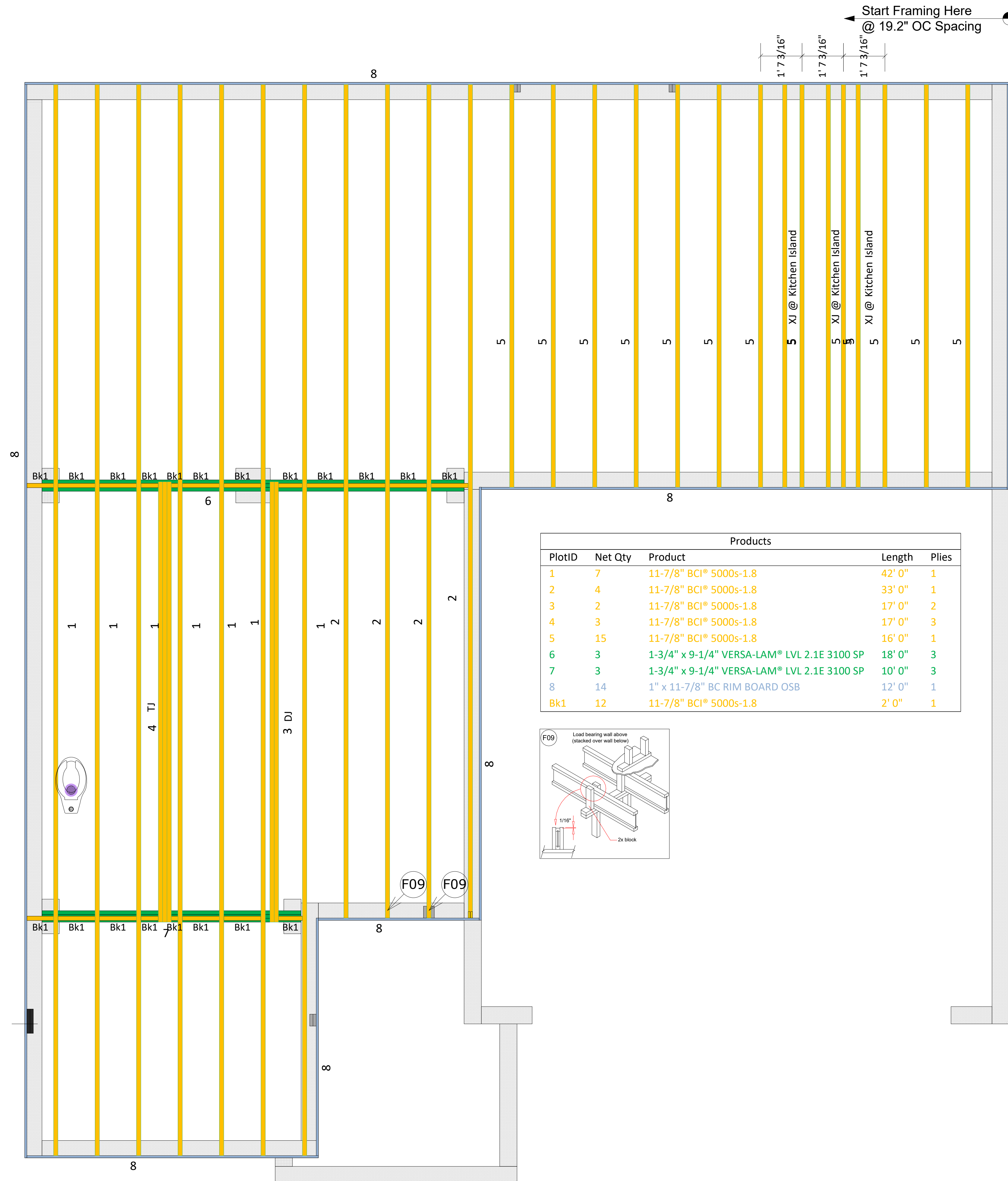
ISSUE DATE: 09/28/11
PROJECT No.: 1350
DIVISION MGR.: M.C.P.
REVISIONS: 01/15/20

- 1 COMPLIANCE REVIEW
NC12008 - 02/28/12 - CTD
- 2 2012 NC CODE UPDATE
NC12016 - 03/22/12 - CTD
- 3 DETAIL UPDATES
NC15053 - 11/3/15 - DC3
- 4 2018 NC CODE UPDATE
NC19015 - 01/24/19 - MCP
- 5 DETAIL UPDATE
NC20001NCP - 01/15/20 - MCP

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PLAN: **ALL**
SHEET: **AD8**

KB Homes
2338 Elev.C
12 Highland Grove





First Floor Layout

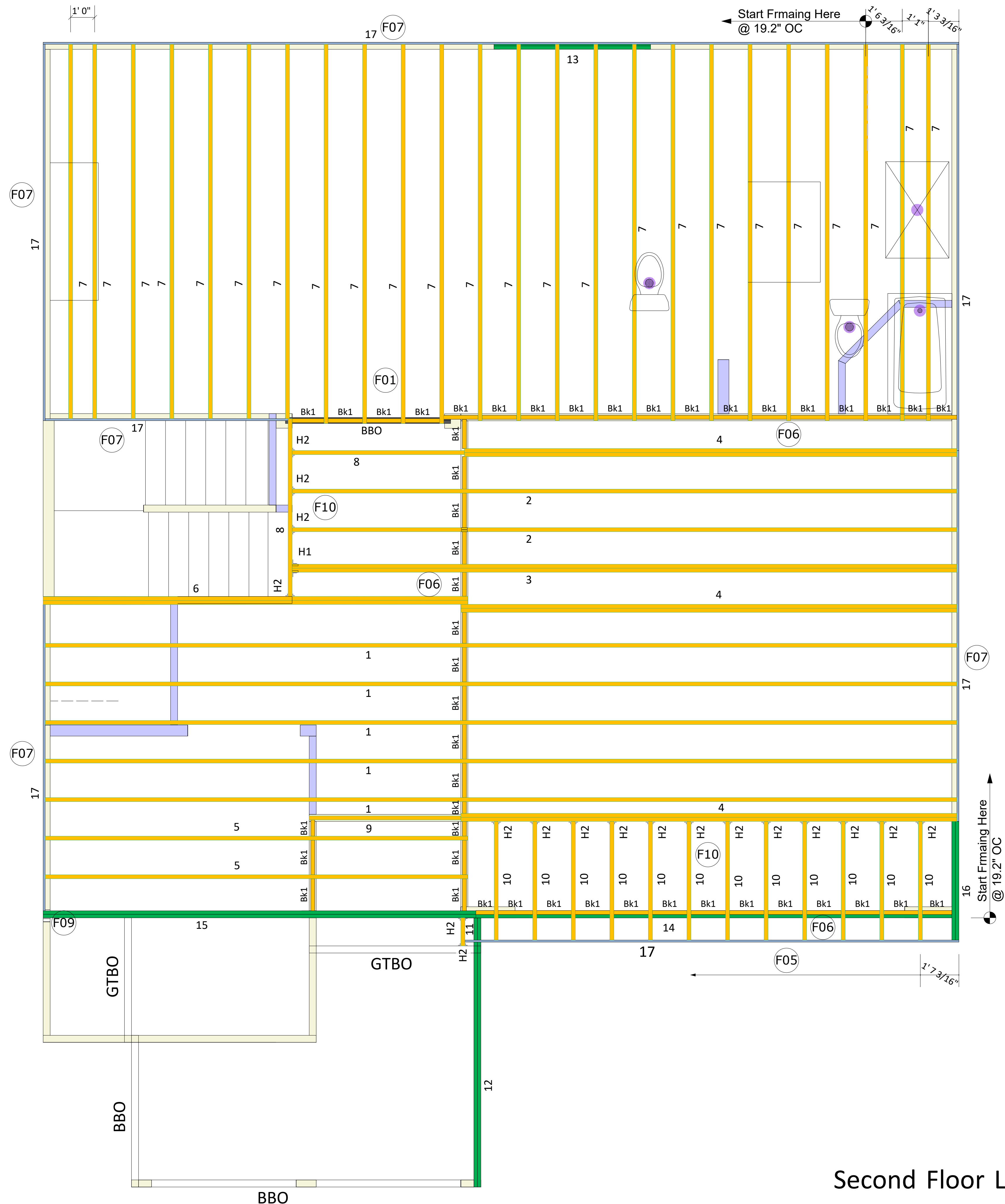
All I-Joist and Versa-Lam Beams
Must be Installed per The
Boise Cascade Installation Guide!

Squash Blocks Required
Under The Ends Of All LVL
And Point Loads For Load
Transfer - See Details

Revisions:	BY:
<p>KB Homes 2338 Elev.C 12 Highland Grove 84 Lumber EWP</p>	
BC FRAMER II	
Plan Date: 03/04/2020	
Struc Date: 10/24/2019	
By: GAT	
Sheet: 1/4	

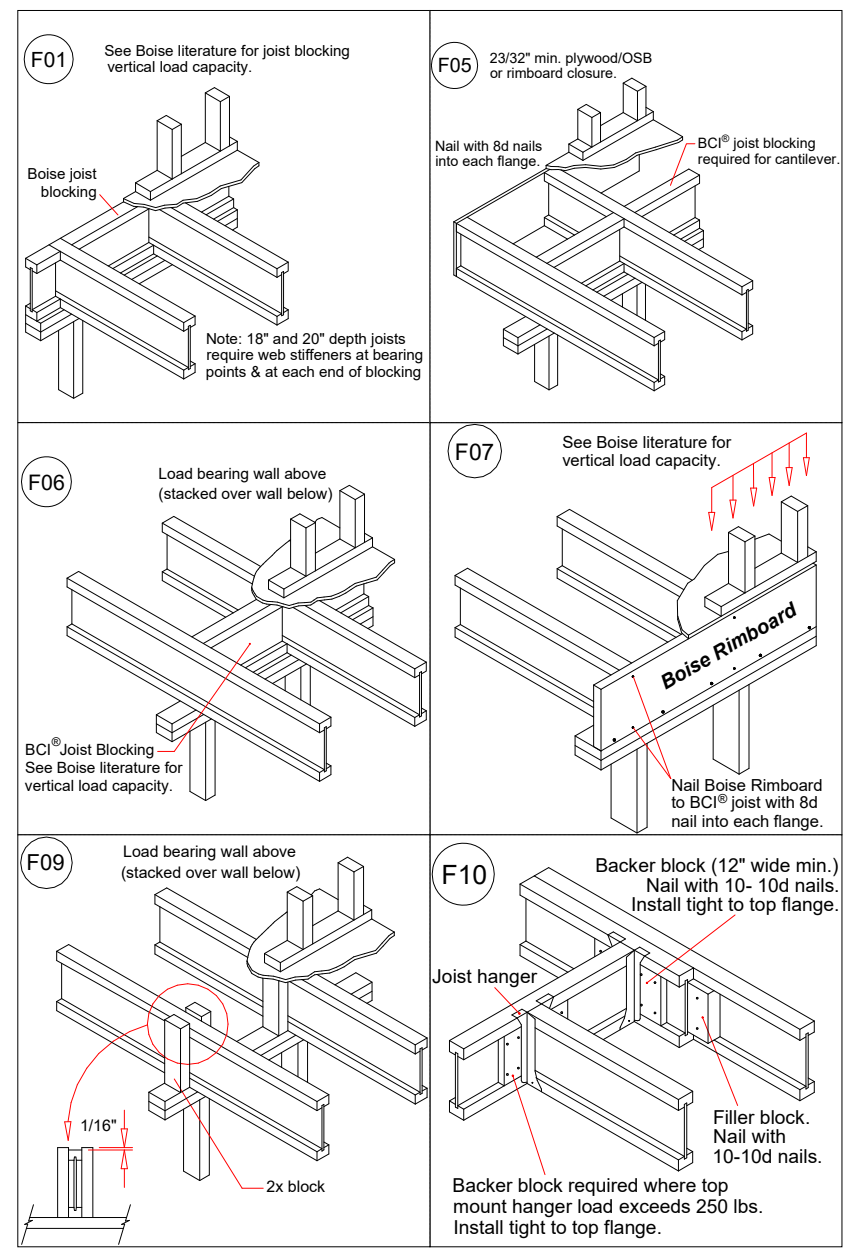
KB Homes
 2338 Elev.C
 12 Highland Grove

Revisions:	BY:
 Boise Cascade	
 B4 LUMBER <i>Build On What We Know About Engineered Lumber</i>	
KB Homes 2338 Elev.C 12 Highland Grove 84 Lumber EWP	
BC FRAMER II	
Plan Date: 03/04/2020	
Struc Date: 10/24/2019	
By: GAT	
Sheet: 2/4	



Products				
PlotID	Net Qty	Product	Length	Plies
1	5	14" BC [®] 5000s-1.8	38' 0"	1
2	2	14" BC [®] 5000s-1.8	28' 0"	1
3	2	14" BC [®] 5000s-1.8	28' 0"	2
4	6	14" BC [®] 5000s-1.8	21' 0"	2
5	2	14" BC [®] 5000s-1.8	18' 0"	1
6	2	14" BC [®] 5000s-1.8	18' 0"	2
7	24	14" BC [®] 5000s-1.8	16' 0"	1
8	2	14" BC [®] 5000s-1.8	8' 0"	1
9	1	14" BC [®] 5000s-1.8	7' 0"	1
10	12	14" BC [®] 5000s-1.8	5' 0"	1
11	1	14" BC [®] 5000s-1.8	2' 0"	1
12	2	1-3/4" x 9-1/4" VERSA-LAM [®] LVL 2.1E 3100 SP	12' 0"	2
14	2	1-3/4" x 11-7/8" VERSA-LAM [®] LVL 2.1E 3100 SP	22' 0"	2
15	2	1-3/4" x 14" VERSA-LAM [®] LVL 2.1E 3100 SP	18' 0"	2
16	2	1-3/4" x 14" VERSA-LAM [®] LVL 2.1E 3100 SP	6' 0"	2
17	11	1" x 14" BC RIM BOARD OSB	12' 0"	1
Bk1	32	14" BC [®] 5000s-1.8	2' 0"	1

Connector Summary			
PlotID	Qty	Manuf	Product
H1	1	Simpson	HU4.12/11
H2	18	Simpson	IUS 2.06/14



Second Floor Layout

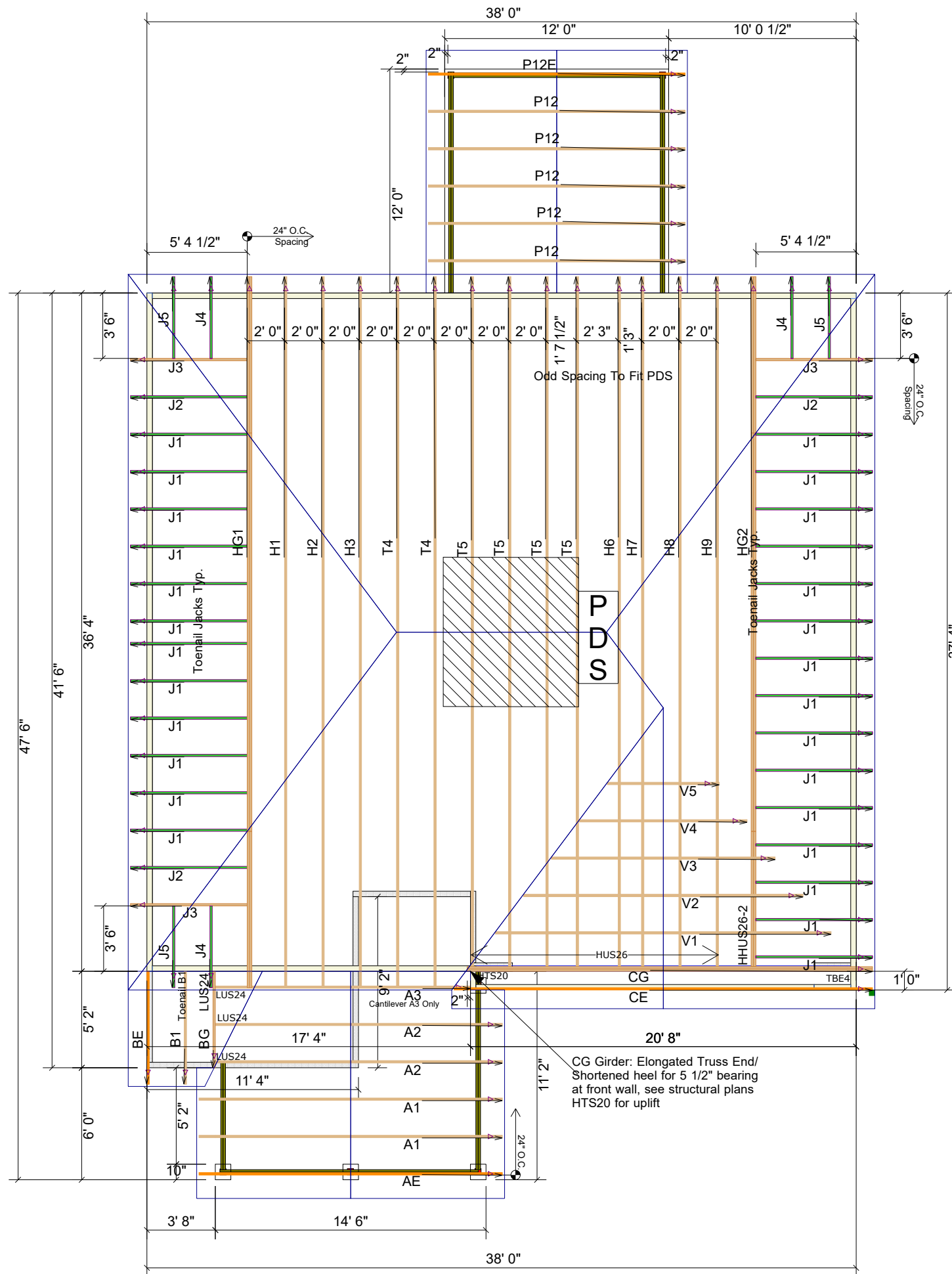
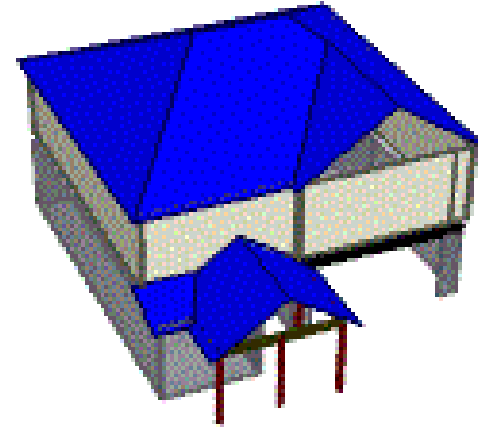
All I-Joist and Versa-Lam Beams
 Must be Installed per The
 Boise Cascade Installation Guide!

Squash Blocks Required
 Under The Ends Of All LVL
 And Point Loads For Load
 Transfer - See Details

THIS LAYOUT IS INTENDED FOR THE PURPOSE OF TRUSS LOCATION AND PLACEMENT ONLY. REFER TO THE BUILDING PLANS FOR ACTUAL BUILDING CONSTRUCTION.

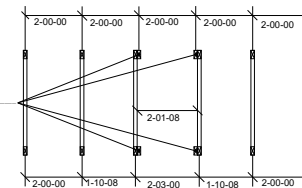


DEDICATED TO QUALITY AND EXCELLENCE
 200 EMMETT ROAD
 DUNN, NORTH CAROLINA 28334
 PHONE: 910-892-8400
 FAX: 910-892-8384

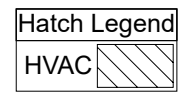


THE PURPOSE OF THIS DETAIL IS TO ILLUSTRATE HOW TO PROPERLY SPACE 24" O.C. ROOF TRUSSES TO ALLOW FOR A 25 1/2" OPENING FOR PULL DOWN ATTIC ACCESS

TRUSSES TO BE DESIGNED AT 24" ON CENTER



TRUSS LAYOUT DIMENSIONS AT PULL DOWN ATTIC ACCESS



Truss Connector List			
		Product	Qty
HUS26	Simpson	HUS26	8
HHUS26-2	Simpson	HHUS26-2	1
LUS26	Simpson	LUS26	4
TBE4	Simpson	TBE4	1 Set
HTS20	Simpson	HTS20	1

REV 2/8/21- To lot 12, Crawl with 12 x 12 Screened CP

PROJECT:	Lot 12 Highland Grove		
CUSTOMER:	KB HOME		
MODEL:	Plan 238.2338 "C" w/ 12x12 CVP		
SCALE:	NOT TO SCALE	PO #	ORDER: 25278
DRAWN BY:	MWM	PRINT DATE:	SHIP DATE: 2021
		REV:	2/8/21

TOP LIVE: 20 PSF
TOP DEAD: 10 PSF
BOTM DEAD: 10 PSF
WIND SPD: 120 MPH

GENERAL NOTES:
 DO NOT CUT OR MODIFY TRUSSES.
 TRUSSES ARE SPACED 24" ON CENTER UNLESS NOTED OTHERWISE.
 REFER TO THE INDIVIDUAL TRUSS DESIGN DRAWINGS FOR THE LOCATION OF LATERAL BRACING AND MULTI-PLY CONNECTION REQUIREMENTS.
 PER ANSI TPI 1-2002 THE TRUSS ENGINEER IS RESPONSIBLE FOR TRUSS TO TRUSS CONNECTIONS AND TRUSS PLY TO PLY CONNECTIONS. THIS TRUSS PLACEMENT PLAN RECOMMENDS TRUSS TO BEARING CONNECTIONS AND TRUSS TO BEAM CONNECTIONS WHICH SHALL BE REVIEWED BY THE BUILDING DESIGNER. IT IS THE RESPONSIBILITY OF THE BUILDING DESIGNER TO RESOLVE ALL ROOF FORCES ADEQUATELY TO THE FOUNDATION.

STRUCTURAL PLANS FOR:



238.2338 - RH GARAGE

PLAN RELEASE / REVISIONS

REV DATE	ARCH PLAN VERSION	REVISION DESCRIPTION	DRFT
02/12/2021	2338-238-01350 RH D19 - 01.06.21	INITIAL SETUP OF LAYOUT	ABS
02/12/2021	2338-238-01350 RH D19 - 01.06.21	CREATED LOT-SPECIFIC STRUCTURAL LAYOUT FROM MASTER PLAN AND EWP LAYOUT	ABS

NOTES

- ENGINEER'S SEAL APPLIES TO STRUCTURAL COMPONENTS ONLY. ENGINEER'S SEAL DOES NOT CERTIFY DIMENSIONAL ACCURACY OR ARCHITECTURAL LAYOUT, INCLUDING ROOF GEOMETRY. JDSfaulkner, PLLC ASSUMES NO LIABILITY FOR CHANGES MADE TO THESE PLANS BY OTHERS, OR FOR CONSTRUCTION METHODS, OR FOR ANY DEVIATION FROM THE PLANS. ENGINEER TO BE NOTIFIED PRIOR TO CONSTRUCTION IF ANY DISCREPANCIES ARE NOTED ON THE PLANS.
- DIMENSIONS SHALL GOVERN OVER SCALE, AND CODE SHALL GOVERN OVER DIMENSIONS.
- PLANS MUST HAVE SIGNED SEAL TO BE VALID AND ARE LIMITED TO THE FOLLOWING USES:
 - IF THESE PLANS ARE ISSUED AS A MASTER-PLAN SET, THE SET IS VALID FOR 18 MONTHS FROM THE DATE ON THE SEAL, UNLESS ANY CODE-REQUIRED UPDATES ARE PLACED IN EFFECT BY THE MUNICIPALITY.
 - IF THESE PLANS ARE NOT ISSUED AS A MASTER-PLAN SET, THE SET IS VALID FOR A CONDITIONAL, ONE-TIME USE FOR THE LOT OR ADDRESS SPECIFIED ON THE TITLE BLOCK.

CODE

ALL CONSTRUCTION, WORKMANSHIP, AND MATERIAL QUALITY AND SELECTION SHALL BE PER:

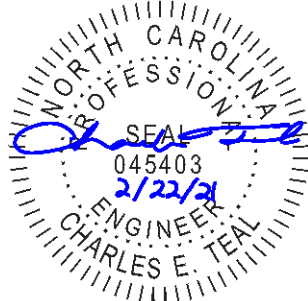
**2018
NORTH CAROLINA
STATE BUILDING CODE:
RESIDENTIAL CODE**

ENGINEER OF RECORD

JDSfaulkner, PLLC
ENGINEERING, BUILDING DESIGN, & CONSTRUCTION
CONSULTING SERVICES
8600 'D' JERSEY COURT
RALEIGH, NC 27617
FIRM LIC. NO: P-0961
PROJECT REFERENCE: 21900253



KB HOME
NORTH CAROLINA DIVISION
4518 S. MIAMI BLVD.
SUITE 180
DURHAM, NC 27703
TEL: (919) 768-7988
FAX: (919) 472-0582



P-0961

JDSfaulkner, PLLC HAS PERFORMED A STRUCTURAL REVIEW OF THESE PLANS. THE STRUCTURAL COMPONENTS COMPLY WITH THE 2018 NORTH CAROLINA RESIDENTIAL CODE FOR ONE- AND TWO-FAMILY DWELLINGS FOR NC PLAN REVIEW. DEVIATION OF ANY STRUCTURAL REQUIREMENTS OF THESE PLANS WITHOUT THE APPROVAL OF THE EOR IS PROHIBITED.



PROJECT NO.: 21900253
DATE: 02/22/2021

PLAN:
238.2338

TITLE SHEET



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NOTE: ALL CHAPTERS, SECTIONS, TABLES, AND FIGURES CITED WITHOUT A PUBLICATION TITLE ARE FROM THE APPLICABLE RESIDENTIAL CODE (SEE TITLE SHEET).

GENERAL

1. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION. FURTHERMORE, CONTRACTOR IS ULTIMATELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, AND SAFETY ON SITE. NOTIFY JDSfaulkner, PLLC IMMEDIATELY IF DISCREPANCIES ON PLAN EXIST.

2. BRACED-WALL DESIGN IS BASED ON SECTION R602.10 - WALL BRACING. PRIMARY PRESCRIPTIVE METHOD TO BE CS-WSP. SEE WALL BRACING PLANS AND DETAILS FOR ADDITIONAL INFORMATION.

ALL NON-PRESCRIPTIVE SOLUTIONS ARE BASED ON GUIDELINES ESTABLISHED IN THE AMERICAN SOCIETY OF CIVIL ENGINEERS PUBLICATION ASCE 7 AND THE NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION - SPECIAL DESIGN PROVISIONS FOR WIND AND SEISMIC.

3. SEISMIC DESIGN SHALL BE PER SECTION R301.2.2 - SEISMIC PROVISIONS, INCLUDING ASSOCIATED TABLES AND FIGURES, BASED ON LOCAL SEISMIC DESIGN CATEGORY.

DESIGN LOADS

ASSUMED SOIL BEARING-CAPACITY 2,000 PSF

LIVE LOAD	
ULTIMATE DESIGN WIND SPEED	115 MPH, EXPOSURE B
GROUND SNOW	15 PSF
ROOF	20 PSF

RESIDENTIAL CODE TABLE R301.5	LIVE LOAD (PSF)
DWELLING UNITS	40
SLEEPING ROOMS	30
ATTICS WITH STORAGE	20
ATTICS WITHOUT STORAGE	10
STAIRS	40
DECKS	40
EXTERIOR BALCONIES	60
PASSENGER VEHICLE GARAGES	50
FIRE ESCAPES	40
GUARDS AND HANDRAILS	200 (pounds, concentrated)

COMPONENT AND CLADDING LOADS, INCLUDING THOSE FOR DOORS AND WINDOWS, SHALL BE DERIVED FROM TABLES R301.2(2) AND R301.2(3) FOR A BUILDING WITH A MEAN ROOF HEIGHT OF 35 FEET, LOCATED IN EXPOSURE B.

ABBREVIATIONS

ABV	ABOVE	KS	KING STUD COLUMN
AFF	ABOVE FINISHED FLOOR	LVL	LAMINATED VENEER LUMBER
ALT	ALTERNATE	MAX	MAXIMUM
BRG	BEARING	MECH	MECHANICAL
BSMT	BASEMENT	MFR	MANUFACTURER
CANT	CANTILEVER	MIN	MINIMUM
CJ	CEILING JOIST	NTS	NOT TO SCALE
CLG	CEILING	OA	OVERALL
CMU	CONCRETE MASONRY UNIT	OC	ON CENTER
CO	CASED OPENING	PT	PRESSURE TREATED
COL	COLUMN	R	RISER
CONC	CONCRETE	REF	REFRIGERATOR
CONT	CONTINUOUS	RFG	ROOFING
D	CLOTHES DRYER	RO	ROUGH OPENING
DBL	DOUBLE	RS	ROOF SUPPORT
DIAM	DIAMETER	SC	STUD COLUMN
DJ	DOUBLE JOIST	SF	SQUARE FOOT (FEET)
DN	DOWN	SH	SHELF / SHELVES
DP	DEEP	SHTG	SHEATHING
DR	DOUBLE RAFTER	SHW	SHOWER
DSP	DOUBLE STUD POCKET	SIM	SIMILAR
EA	EACH	SJ	SINGLE JOIST
EE	EACH END	SP	STUD POCKET
EQ	EQUAL	SPEC'D	SPECIFIED
EX	EXTERIOR	SQ	SQUARE
FAU	FORCED-AIR UNIT	T	TREAD
FDN	FOUNDATION	TEMP	TEMPERED GLASS
FF	FINISHED FLOOR	THK	THICK(NESS)
FLR	FLOOR(ING)	TJ	TRIPLE JOIST
FP	FIREPLACE	TOC	TOP OF CURB / CONCRETE
FTG	FOOTING	TR	TRIPLE RAFTER
HB	HOSE BIBB	TYP	TYPICAL
HDR	HEADER	UNO	UNLESS NOTED OTHERWISE
HGR	HANGER	W	CLOTHES WASHER
JS	JACK STUD COLUMN	WH	WATER HEATER
		WWF	WELDED WIRE FABRIC
		XJ	EXTRA JOIST

MATERIALS

1. INTERIOR / TRIMMED FRAMING LUMBER SHALL BE #2 SPRUCE PINE FIR (SPF) WITH THE FOLLOWING DESIGN PROPERTIES (#2 SOUTHERN YELLOW PINE MAY BE SUBSTITUTED):

Fb = 875 PSI Fv = 70 PSI E = 1.4E6 PSI

2. FRAMING LUMBER EXPOSED TO WEATHER OR IN CONTACT WITH THE GROUND, CONCRETE, OR MASONRY SHALL BE PRESSURE TREATED #2 SOUTHERN YELLOW PINE (SYP) WITH THE FOLLOWING DESIGN PROPERTIES:

Fb = 975 PSI Fv = 95 PSI E = 1.6E6 PSI

3. LVL STRUCTURAL MEMBERS TO BE LAMINATED VENEER LUMBER WITH THE FOLLOWING MINIMUM DESIGN PROPERTIES:

Fb = 2600 PSI Fv = 285 PSI E = 1.9E6 PSI

4. PSL STRUCTURAL MEMBERS TO BE PARALLEL STRAND LUMBER WITH THE FOLLOWING MINIMUM DESIGN PROPERTIES:

Fb = 2900 PSI Fv = 290 PSI E = 2.0E6 PSI

5. LSL STRUCTURAL MEMBERS TO BE LAMINATED STRAND LUMBER WITH THE FOLLOWING MINIMUM DESIGN PROPERTIES:

Fb = 2250 PSI Fv = 400 PSI E = 1.55E6 PSI

6. STRUCTURAL STEEL WIDE-FLANGE BEAMS SHALL CONFORM TO ASTM A992. Fy = 50 KSI

7. REBAR SHALL BE DEFORMED STEEL CONFORMING TO ASTM A615, GRADE 60.

8. POURED CONCRETE COMPRESSIVE STRENGTH TO BE A MINIMUM 3,000 PSI AT 28 DAYS. MATERIALS USED TO PRODUCE CONCRETE SHALL COMPLY WITH THE APPLICABLE STANDARDS LISTED IN AMERICAN CONCRETE INSTITUTE STANDARD ACI 318 OR ASTM C1157.

9. CONCRETE SUBJECT TO MODERATE OR SEVERE WEATHERING PROBABILITY PER TABLE R301.2(1) SHALL BE AIR-ENTRAINED WHEN REQUIRED BY TABLE R402.2.

10. CONCRETE MASONRY UNITS (CMU) SHALL CONFORM TO AMERICAN CONCRETE INSTITUTE PUBLICATION 530: BUILDING CODE REQUIREMENTS AND SPECIFICATIONS FOR MASONRY STRUCTURES AND COMPANION COMMENTARIES AND THE MASONRY SOCIETY PUBLICATION TMS 402/602: BUILDING CODE REQUIREMENTS AND SPECIFICATIONS FOR MASONRY STRUCTURES.

11. MORTAR SHALL COMPLY WITH ASTM INTERNATIONAL STANDARD C270.

12. INDICATED MODEL NUMBERS FOR ALL METAL HANGERS, STRAPS, FRAMING CONNECTORS, AND HOLD-DOWNS ARE SIMPSON STRONG-TIE BRAND. EQUIVALENT USP BRAND PRODUCTS ARE ACCEPTABLE.

13. REFER TO I-JOIST EQUIVALENCE CHART ON I-JOIST DETAIL SHEET FOR SUBSTITUTION OF MANUFACTURER SERIES.

FOUNDATION

1. MINIMUM ALLOWABLE SOIL BEARING CAPACITY IS ASSUMED TO BE 2,000 PSF. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY SOIL BEARING CAPACITY IF UNSATISFACTORY CONDITIONS EXIST.

2. CONCRETE FOUNDATION WALLS TO BE SELECTED AND CONSTRUCTED PER SECTION R404 OR AMERICAN CONCRETE INSTITUTE STANDARD ACI 318.

3. MASONRY FOUNDATION WALLS TO BE SELECTED AND CONSTRUCTED PER SECTION R404 AND/OR AMERICAN CONCRETE INSTITUTE PUBLICATION 530: BUILDING CODE REQUIREMENTS AND SPECIFICATIONS FOR MASONRY STRUCTURES AND COMPANION COMMENTARIES AND/OR THE MASONRY SOCIETY PUBLICATION TMS 402/602: BUILDING CODE REQUIREMENTS AND SPECIFICATIONS FOR MASONRY STRUCTURES.

4. CONCRETE WALL HORIZONTAL REINFORCEMENT TO BE PER TABLE R404.1.2(1) OR AS NOTED OR DETAILED. CONCRETE WALL VERTICAL REINFORCEMENT TO BE PER TABLES R404.1.2(3 AND 4) OR AS NOTED OR DETAILED. ALL CONCRETE WALLS SHALL COMPLY WITH APPLICABLE PROVISIONS OF CHAPTER 6.

- A. TABLES ASSUME THAT WALLS HAVE PERMANENT LATERAL SUPPORT AT THE TOP AND BOTTOM.
- B. FOUNDATION DRAINS ARE ASSUMED AT ALL WALLS PER SECTION R405.

5. PLAIN-MASONRY WALL DESIGN TO BE PER TABLE R404.1.1(1) OR AS NOTED OR DETAILED. MASONRY WALLS WITH VERTICAL REINFORCEMENT TO BE PER TABLES R404.1.1 (2 THROUGH 4) OR AS NOTED OR DETAILED. ALL MASONRY WALLS SHALL COMPLY WITH APPLICABLE PROVISIONS OF CHAPTER 6.

- A. TABLES ASSUME THAT WALLS HAVE PERMANENT LATERAL SUPPORT AT THE TOP AND BOTTOM.
- B. WALL REINFORCING SHALL BE PLACED ACCORDING TO FOOTNOTE (c) OF THE TABLES (REINFORCING IS NOT CENTERED IN WALL).
- C. FOUNDATION DRAINS ARE ASSUMED AT ALL WALLS PER SECTION R405.

6. WOOD SILL PLATES TO BE ANCHORED TO THE FOUNDATION WITH 1/2" DIAMETER ANCHOR BOLTS WITH MINIMUM 7" EMBEDMENT, SPACED A MAXIMUM OF 6'-0" OC AND WITHIN 12" FROM THE ENDS OF EACH PLATE SECTION. INSTALL MINIMUM (2) ANCHOR BOLTS PER SECTION. SEE SECTION R403.1.6 FOR SPECIFIC CONDITIONS.

7. THE UNSUPPORTED HEIGHT OF SOLID MASONRY PIERS SHALL NOT EXCEED TEN TIMES THEIR LEAST DIMENSION. UNFILLED, HOLLOW PIERS MAY BE USED IF THE UNSUPPORTED HEIGHT IS NOT MORE THAN FOUR TIMES THEIR LEAST DIMENSION.

8. CENTERS OF PIERS TO BEAR IN THE MIDDLE THIRD OF THE FOOTINGS, AND GIRDERS SHALL CENTER IN THE MIDDLE THIRD OF THE PIERS.

9. ALL FOOTINGS TO HAVE MINIMUM 2" PROJECTION ON EACH SIDE OF FOUNDATION WALLS (SEE DETAILS).

10. ALL REBAR NOTED IN CONCRETE TO HAVE AT LEAST 2" COVER FROM EDGE OF CONCRETE TO EDGE OF REBAR.

11. FRAMING TO BE FLUSH WITH FOUNDATION WALLS.

12. WITH CLASS 1 SOILS, VAPOR BARRIER AND CRUSHED STONE MAY BE OMITTED.

FRAMING

1. ALL BEARING HEADERS TO BE (2) 2x6 SUPPORTED W/ MIN (1) JACK STUD AND (1) KING STUD EACH END, UNO.

2. ALL NON-BEARING HEADERS TO BE (2) 2x4, UNO.

3. NON-BEARING INTERIOR WALLS NOT MORE THAN 10' NOMINAL HEIGHT AND NOT SHOWN AS BRACED WALLS MAY BE FRAMED WITH 2x4 STUDS @ 24" OC.

4. SOLID BLOCKING TO BE PROVIDED AT ALL POINT LOADS THROUGH FLOOR LEVELS TO THE FOUNDATION OR TO OTHER STRUCTURAL COMPONENTS.

5. ALL BEAMS SPECIFIED ARE MINIMUM SIZES ONLY. LARGER MEMBERS MAY SUBSTITUTED AS NEEDED FOR EASE OF CONSTRUCTION.

6. ALL EXTERIOR WALLS TO BE FULLY SHEATHED WITH 7/16" OSB.

7. PORCH / PATIO COLUMNS TO BE 4x4 MINIMUM PRESSURE-TREATED LUMBER.

- A. ATTACH PORCH COLUMNS TO SLAB / FDN WALL USING ABA, ABU, ABW, OR CPT SIMPSON POST BASES TO FIT COLUMN SIZES NOTED ON PLAN -OR- ANY OTHER COLUMN CONNECTION WITH 500# UPLIFT CAPACITY.
- B. ATTACH PORCH COLUMNS TO PORCH BEAMS USING AC OR BC SIMPSON POST CAPS TO FIT COLUMN SIZES NOTED ON PLAN -OR- ANY OTHER COLUMN CONNECTION WITH 500# UPLIFT CAPACITY.
- C. TRIM OUT COLUMN(S) AND BEAM(S) PER BUILDER AND DETAILS.

8. ALL ENGINEERED WOOD PRODUCTS (LVL, PSL, LSL, ETC.) SHALL BE INSTALLED WITH CONNECTIONS PER MANUFACTURER SPECIFICATIONS.

9. ENGINEERED WOOD FLOOR SYSTEMS AND ROOF TRUSS SYSTEMS:

- A. SHOP DRAWINGS FOR THE SYSTEMS SHALL BE PROVIDED TO THE ENGINEER OF RECORD FOR REVIEW AND COORDINATION BEFORE CONSTRUCTION.
- B. TRUSS PROFILES SHALL BE SEALED BY THE TRUSS MANUFACTURER.
- C. INSTALLATION OF THE SYSTEMS SHALL BE PER MANUFACTURER'S INSTRUCTIONS.
- D. TRUSS LAYOUT AND PLACEMENT BY MANUFACTURER TO COINCIDE WITH THE SUPPORT LOCATIONS SHOWN IN THESE DRAWINGS.

10. ALL BEAMS TO BE CONTINUOUSLY SUPPORTED Laterally AND SHALL BEAR FULL WIDTH ON THE SUPPORTING WALLS OR COLUMNS INDICATED, WITH A MINIMUM OF THREE STUDS, UNO.

11. ALL STEEL BEAMS TO BE SUPPORTED AT EACH END WITH A MIN BEARING LENGTH OF 3 1/2" AND FULL FLANGE WIDTH. BEAMS MUST BE ATTACHED AT EACH END WITH A MINIMUM OF FOUR 16d NAILS OR TWO 1/2" x 4" LAG SCREWS, UNO.

12. STEEL FLITCH BEAMS TO BE BOLTED TOGETHER USING (2) ROWS OF 1/2" DIAMETER BOLTS (ASTM 307) WITH WASHERS PLACED UNDER THE THREADED END OF THE BOLT. BOLTS TO BE SPACED AT 24" OC (MAX) AND STAGGERED TOP AND BOTTOM OF BEAM (2" EDGE DISTANCE), WITH TWO BOLTS TO BE LOCATED AT 6" FROM EACH END OF FLITCH BEAM.

13. WHEN A 4-PLY LVL BEAM IS USED, ATTACH WITH (1) 1/2" DIAMETER BOLT, 12" OC, STAGGERED TOP AND BOTTOM, 1 1/2" MIN FROM ENDS. ALTERNATE EQUIVALENT ATTACHMENT METHOD MAY BE USED, SUCH AS SDS, SDW, OR TRUSSLOK SCREWS (SEE MANUFACTURER SPECIFICATIONS).

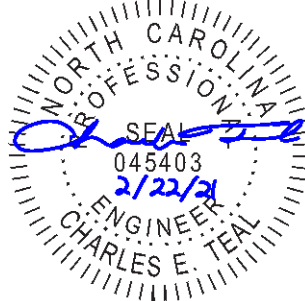
14. FOR STUD COLUMNS OF 4-OR-MORE STUDS, INSTALL SIMPSON STRONG-TIE CS16 STRAPS ACROSS STUDS @ 30" OC, 6" MAX FROM PLATES, ON INSIDE FACE OF COLUMN (EXTERIOR WALL), ON BOTH FACES OF COLUMN (INTERIOR WALL).

15. FLOOR JOISTS ADJACENT AND PARALLEL TO THE EXTERIOR FOUNDATION WALL SHALL BE PROVIDED WITH FULL-DEPTH SOLID BLOCKING, NOT LESS THAN TWO (2) INCHES NOMINAL IN THICKNESS, PLACED PERPENDICULAR TO THE JOIST AT SPACING NOT MORE THAN FOUR (4) FEET. THE BLOCKING SHALL BE NAILED TO THE FLOOR SHEATHING, THE SILL PLATE, THE JOIST, AND THE EXTERIOR RIM JOIST / BOARD.

16. BRACED WALL PANELS SHALL BE FASTENED TO MEET THE UPLIFT-RESISTANCE REQUIREMENTS IN CHAPTERS 6 AND 8 OF THE APPLICABLE CODE (SEE TITLE SHEET). REQUIREMENTS OF THE STRUCTURAL DRAWINGS THAT EXCEED THE CODE MINIMUM SHALL BE MET.



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P-0961

JDSfaulkner, PLLC HAS PERFORMED A STRUCTURAL REVIEW OF THESE PLANS. THE STRUCTURAL COMPONENTS COMPLY WITH THE 2018 NORTH CAROLINA RESIDENTIAL CODE FOR ONE- AND TWO-FAMILY DWELLINGS FOR NC PLAN REVIEW. DEVIATION OF ANY STRUCTURAL REQUIREMENTS OF THESE PLANS WITHOUT THE APPROVAL OF THE EOR IS PROHIBITED.



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GENERAL NOTES

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FASTENER SCHEDULE		
CONNECTION	3" x 0.131" NAIL	3" x 0.120" NAIL
JOIST TO SILL PLATE	(4) TOE NAILS	(4) TOE NAILS
SOLE PLATE TO JOIST / BLOCKING	NAILS @ 8" OC (typical) (4) PER 16" SPACE (at braced panels)	NAILS @ 8" OC (typical) (4) PER 16" SPACE (at braced panels)
STUD TO SOLE PLATE	(4) TOE NAILS	(4) TOE NAILS
TOP OR SOLE PLATE TO STUD	(3) FACE NAILS	(4) FACE NAILS
RIM JOIST OR BAND JOIST TO TOP PLATE OR SILL PLATE	TOE NAILS @ 6" OC	TOE NAILS @ 4" OC
BLOCKING BETWEEN JOISTS TO TOP PLATE OR SILL PLATE	(4) TOE NAILS	(4) TOE NAILS
DOUBLE STUD	NAILS @ 8" OC	NAILS @ 8" OC
DOUBLE TOP PLATES	NAILS @ 12" OC	NAILS @ 12" OC
DOUBLE TOP PLATES LAP (24" MIN LAP LENGTH)	(12) NAILS IN LAPPED AREA, EA SIDE OF JOINT	(12) NAILS IN LAPPED AREA, EA SIDE OF JOINT
TOP PLATE LAP AT CORNERS AND INTERSECTING WALLS	(3) FACE NAILS	(3) FACE NAILS
OPEN-WEB TRUSS BOTTOM CHORD TO TOP PLATES OR SILL PLATE (PARALLEL TO WALL)	NAILS @ 6" OC	NAILS @ 4" OC
BOTTOM CHORD OF TRUSS TO TOP PLATES OR SILL PLATE (PERPENDICULAR TO WALL)	(3) TOE NAILS	(3) TOE NAILS

SEE TABLE R602.3(1) FOR ADDITIONAL STRUCTURAL-MEMBER FASTENING REQUIREMENTS.

DETAILS AND NOTES ON DRAWINGS GOVERN.


BALLOON WALL FRAMING SCHEDULE
(USE THESE STANDARDS UNLESS NOTED OTHERWISE ON THE FRAMING PLAN SHEETS)

FRAMING MEMBER SIZE	MAX HEIGHT (PLATE TO PLATE) 115 MPH ULTIMATE DESIGN WIND SPEED
2x4 @ 16" OC	10'-0"
2x4 @ 12" OC	12'-0"
2x6 @ 16" OC	15'-0"
2x6 @ 12" OC	17'-9"
2x8 @ 16" OC	19'-0"
2x8 @ 12" OC	22'-0"
(2) 2x4 @ 16" OC	14'-6"
(2) 2x4 @ 12" OC	17'-0"
(2) 2x6 @ 16" OC	21'-6"
(2) 2x6 @ 12" OC	25'-0"
(2) 2x8 @ 16" OC	27'-0"
(2) 2x8 @ 12" OC	31'-0"


- ALL HEIGHTS ARE MEASURED SUBFLOOR TO TOP OF WALL PLATE.
- WHEN SPLIT-FRAMED WALLS ARE USED FOR HEIGHTS OVER 12', THE CONTRACTOR SHALL ADD 6' MINIMUM OF CS16 COIL STRAPPING (FULLY NAILED), CENTERED OVER THE WALL BREAK.
- FINGER-JOINTED MEMBERS MAY BE USED FOR CONTINUOUS HEIGHTS WHERE TRADITIONALLY MILLED LUMBER LENGTHS ARE LIMITED.
- FOR GREATER WIND SPEED, SEE ENGINEERED SOLUTION FOR CONDITION IN DRAWINGS.

ROOF SYSTEMS

TRUSSED ROOF - STRUCTURAL NOTES

- PROVIDE CONTINUOUS BLOCKING THROUGH STRUCTURE FOR ALL POINT LOADS.
-  DENOTES OVER-FRAMED AREA
- MINIMUM 7/16" OSB ROOF SHEATHING
- TRUSS LAYOUT AND PLACEMENT BY MANUFACTURER TO COINCIDE WITH THE SUPPORT LOCATIONS SHOWN. TRUSS PROFILES SHALL BE SEALED BY THE TRUSS MANUFACTURER. TRUSS PLANS TO BE COORDINATED WITH THE SEALED STRUCTURAL DRAWINGS. INSTALLATION SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.
- MANUFACTURER TO PROVIDE REQUIRED UPLIFT CONNECTION.
- PROVIDE H2.5A (MINIMUM) OR EQUIVALENT AT EACH TRUSS-TO-TOP PLATE CONNECTION AT OVER-FRAMED AREAS, UNLESS NOTED OTHERWISE.
- UPLIFT CONNECTION TO BE CARRIED THROUGH TO FLOOR SYSTEM.

STICK-FRAMED ROOF - STRUCTURAL NOTES

- PROVIDE 2x4 COLLAR TIES AT 48" OC AT UPPER THIRD OF RAFTERS, UNLESS NOTED OTHERWISE.
- FUR RIDGES FOR FULL RAFTER CONTACT.
- PROVIDE CONTINUOUS BLOCKING THROUGH STRUCTURE FOR ALL POINT LOADS.
-  DENOTES OVER-FRAMED AREA
- MINIMUM 7/16" OSB ROOF SHEATHING
- PROVIDE 2x4 RAFTER TIES AT 16" OC AT 45° BETWEEN RAFTERS AND CEILING JOISTS. USE (4) 16d NAILS AT EACH CONNECTION. RAFTER TIES MAY BE SPACED AT 48" OC AT LOCATIONS WHERE NO KNEE WALLS ARE INSTALLED.
- PROVIDE H2.5A (MINIMUM) OR EQUIVALENT AT EACH RAFTER-TO-TOP PLATE CONNECTION AT OVER-FRAMED AREAS, UNLESS NOTED OTHERWISE.
- UPLIFT CONNECTION TO BE CARRIED THROUGH TO FLOOR SYSTEM.

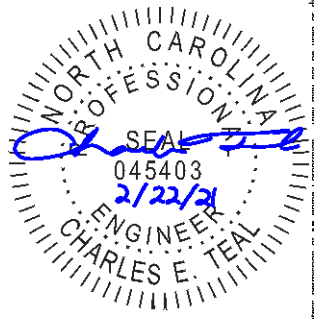
BRICK VENEER LINTEL SCHEDULE		
SPAN	STEEL ANGLE SIZE	END BEARING LENGTH
UP TO 42"	L3-1/2"x3-1/2"x1/4"	8" (MIN. @ EACH END)
UP TO 72"	L6"x4"x5/16" (LLV)	8" (MIN. @ EACH END)
OVER 72"	L6"x4"x5/16" (LLV) ATTACH LINTEL w/ 1/2" THRU BOLT @ 12" OC, 3" FROM EACH END	

* FOR QUEEN BRICK: LINTELS AT THIS CONDITION MAY BE 5"x3-1/2"x5/16"

NOTE: BRICK LINTELS AT SLOPED AREAS TO BE 4"x3-1/2"x1/4" STEEL ANGLE WITH 16D NAILS IN 3/16" HOLES IN 4" ANGLE LEG AT 12" OC TO TRIPLE RAFTER. WHEN THE SLOPE EXCEEDS 4:12 A MINIMUM OF 3"x3"x1/4" PLATES SHALL BE WELDED AT 24" OC ALONG THE STEEL ANGLE.



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P-0961

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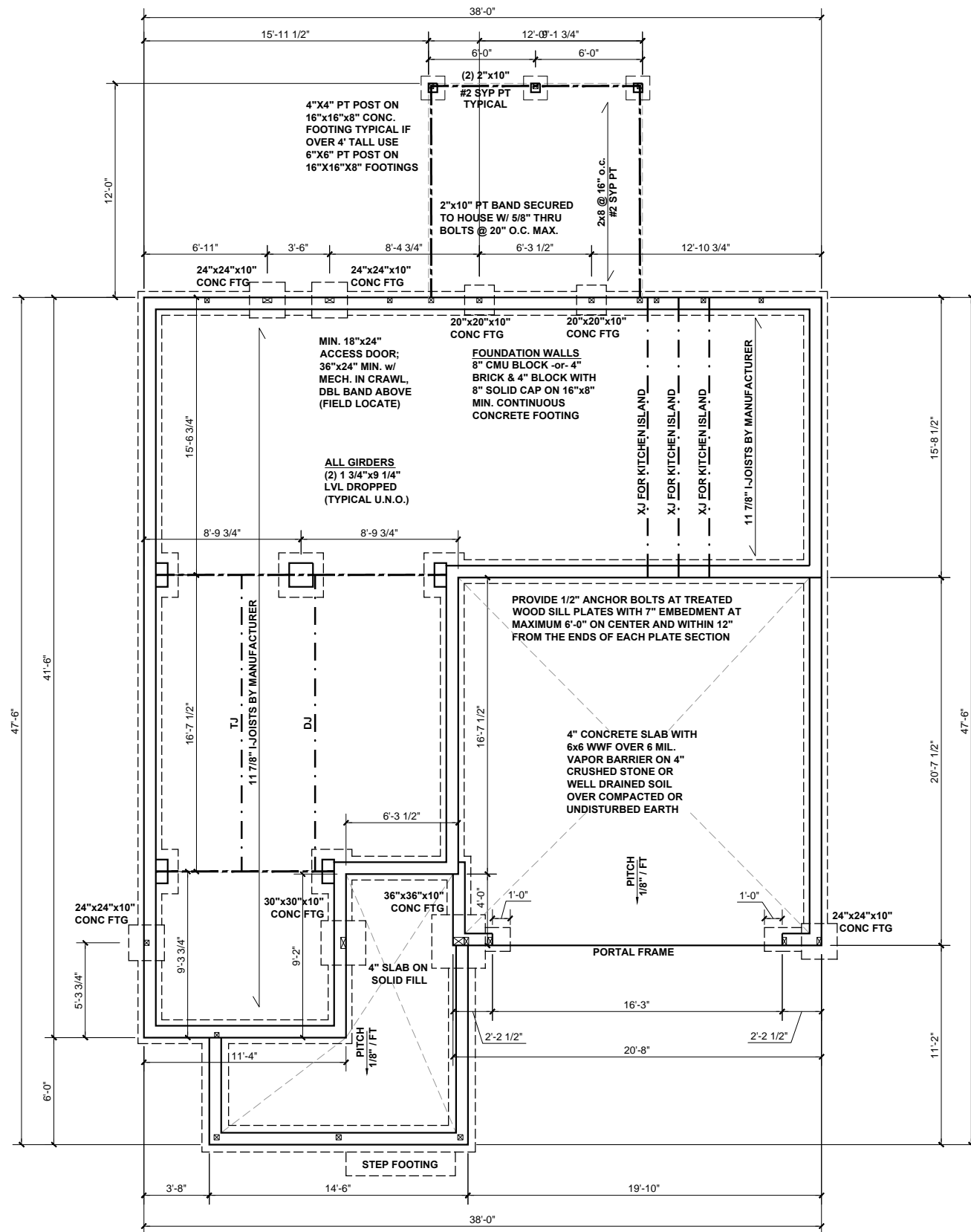
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GENERAL NOTES

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CRAWL SPACE FOUNDATION PLAN - 'C'

SCALE: 1/8"=1'-0"

BEAM & POINT LOAD LEGEND

- INTERIOR LOAD BEARING WALL
- ROOF RAFTER / TRUSS SUPPORT
- DOUBLE RAFTER / DOUBLE JOIST
- STRUCTURAL BEAM / GIRDER
- WINDOW / DOOR HEADER
- POINT LOAD TRANSFER
- POINT LOAD FROM ABOVE BEARING ON BEAM / GIRDER

FOUNDATION STRUCTURAL NOTES:

1. CONCRETE BLOCK PIER SIZE SHALL BE:

SIZE	HOLLOW MASONRY	SOLID MASONRY
8x16	UP TO 32" HIGH	UP TO 5'-0" HIGH
12x16	UP TO 48" HIGH	UP TO 9'-0" HIGH
16x16	UP TO 64" HIGH	UP TO 12'-0" HIGH
24x24	UP TO 96" HIGH	

WITH 30" x 30" x 10" CONCRETE FOOTING, UNO.

FLOOR FRAMING TO BE 11 7/8" DEEP TJI 210 SERIES OR EQUAL, 19.2" OC MAXIMUM SPACING

**REFER TO I-JOIST EQUIVALENCE CHART ON I-JOIST DETAIL SHEET FOR SUBSTITUTION OF MANUFACTURER SERIES

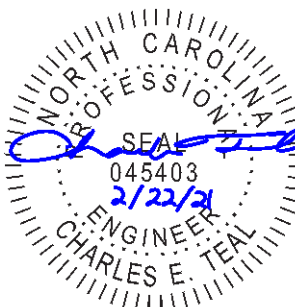
I-JOIST SPACING NOT TO EXCEED 19.2" OC IN LOCATIONS WITH TILE FINISH FLOOR

8"x16" PIERS AT FOUNDATION WALL SUPPORTING DROPPED GIRDER TO HAVE A 30"x10"x8" FOOTING PROJECTION FROM THE MAIN WALL FOOTING.

(1) #5 REBAR @ CENTER OF ALL PERIMETER FOOTINGS. (2" C.C. MIN)



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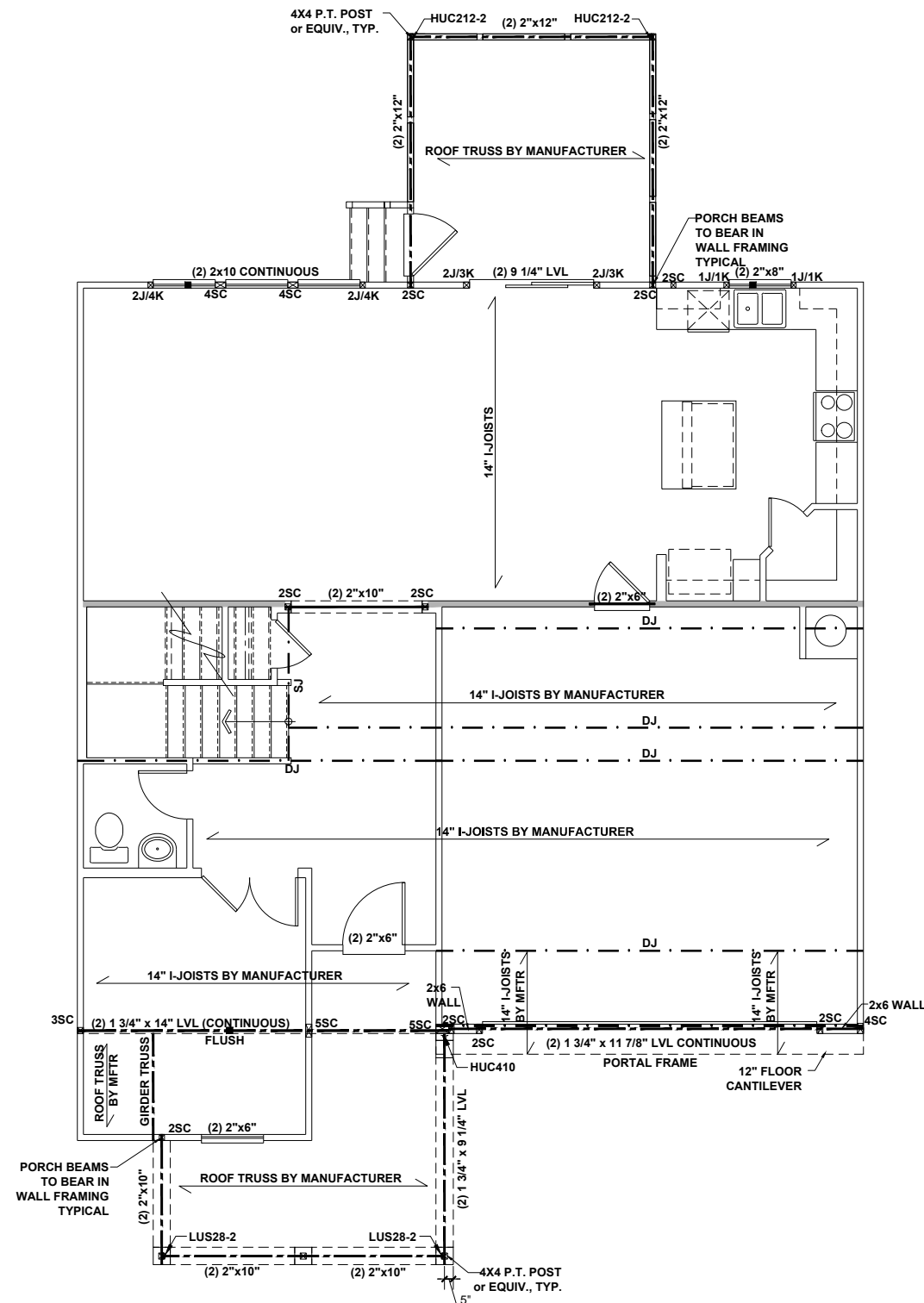
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CRAWL SPACE
FOUNDATION PLAN

S.30C

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BEAM & POINT LOAD LEGEND	
	INTERIOR LOAD BEARING WALL
	ROOF RAFTER / TRUSS SUPPORT
	DOUBLE RAFTER / DOUBLE JOIST
	STRUCTURAL BEAM / GIRDER
	WINDOW / DOOR HEADER
	POINT LOAD TRANSFER
	POINT LOAD FROM ABOVE BEARING ON BEAM / GIRDER

- STRUCTURAL FRAMING NOTES - (SEE GENERAL NOTES SHEET FOR ADDITIONAL REQUIREMENTS.)**
- ALL FRAMING TO BE #2 SPF MINIMUM.
 - ALL BEARING HEADERS TO BE (2) 2x6 SUPPORTED w/ MIN (1) JACK AND (1) KING EACH END, UNO.
 - EXTERIOR WALL OPENINGS OVER 3' TO HAVE MULTIPLE KING STUDS AS NOTED ON PLAN.
 - ALL NON-BEARING HEADERS TO BE (2) 2x4 (1) J / (1) K, UNO.
 - PROVIDE CONTINUOUS BLOCKING THROUGH STRUCTURE FOR ALL POINT LOADS.
 - ALL HANGERS AND CONNECTORS SPECIFIED ARE TO BE SIMPSON STRONG-TIE OR EQUIVALENT.
 - ALL BEAMS SPECIFIED ARE MINIMUM SIZES ONLY. LARGER MEMBERS MAY SUBSTITUTED AS NEEDED FOR EASE OF CONSTRUCTION. MINIMUM BEAM SUPPORT IS (1) 2x4 STUD.
 - ALL EXTERIOR WALLS TO BE FULLY SHEATHED WITH 7/16" OSB.
 - FRONT PORCH COLUMNS TO BE MIN 4x4 PT ATTACHED AT TOP AND BOTTOM USING SIMPSON (OR EQUIV) COLUMN BASE OR SST A24 BRACKETS. TRIM OUT PER BUILDER.
 - PORCH COLUMNS TO BE MIN 4x4 PT ATTACHED AT BOTTOM USING SIMPSON (OR EQUIV) ABA44 AND AT TOP USING CS 16 STRAPPING (12" MIN) TO PORCH HEADER / BAND.
 - WHEN A 4-PLY LVL IS USED, ATTACH WITH (1) 1/2" Ø BOLT 12" OC STAGGERED, TOP AND BOTTOM, 1-1/2" MIN FROM ENDS. ALTERNATE ATTACHMENT EQUIVALENT METHOD MAY BE USED, SUCH AS SDW OR TRUSSLOK SCREWS (SEE MANUFACTURER'S SPECIFICATIONS).
 - FOR STUD COLUMNS OF 4 OR MORE, INSTALL SST CS16 STRAPS @ 30" OC, 6" MAX FROM PLATES, ON INSIDE FACE OF COLUMN (EXTERIOR WALL), ON BOTH FACES OF COLUMN (INTERIOR WALL).

I-JOIST SPACING NOT TO EXCEED 19.2" OC IN LOCATIONS WITH TILE FINISH FLOOR

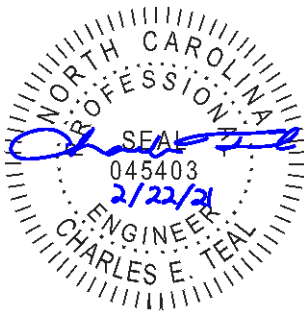
ALL FLUSH BEAMS TO BE DIRECTLY SUPPORTED BY (2) 2x STUDS UNLESS OTHERWISE NOTED. STUD COLUMNS TO BE SUPPORTED BY SOLID BLOCKING TO FOUNDATION OR TO BEARING COMPONENT BELOW.

FLOOR FRAMING TO BE 14" DEEP TJI 210 SERIES OR EQUAL, 19.2" OC MAXIMUM SPACING, U.N.O.

**REFER TO I-JOIST EQUIVALENCE CHART ON I-JOIST DETAIL SHEET FOR SUBSTITUTION OF MANUFACTURER SERIES



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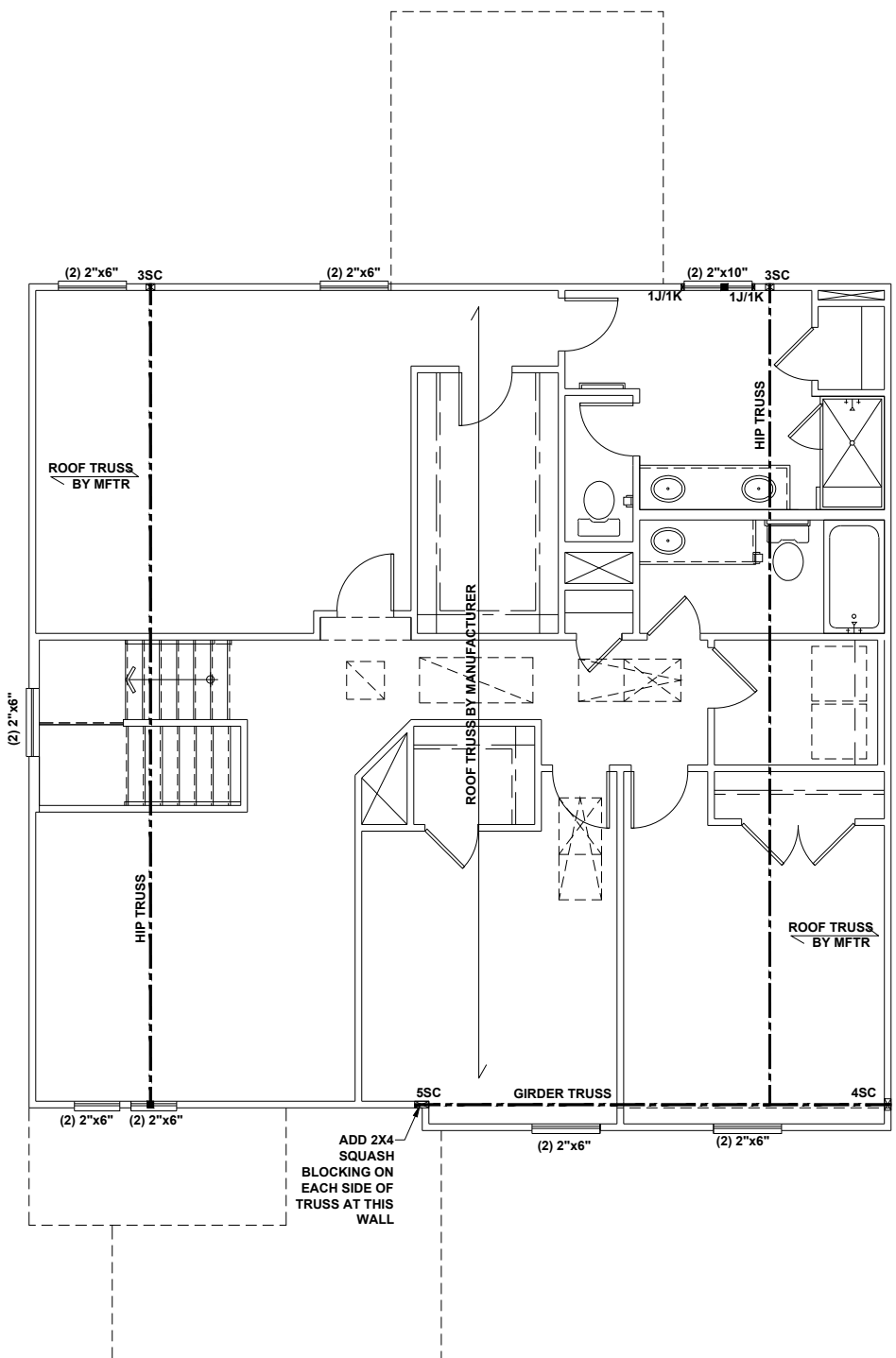
FIRST FLOOR
CEILING FRAMING PLAN

S1.0C

FIRST FLOOR CEILING FRAMING PLAN - 'C'

SCALE: 1/8"=1'-0"

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BEAM & POINT LOAD LEGEND

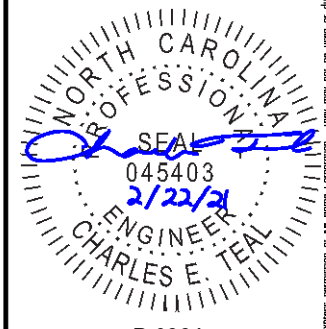
	INTERIOR LOAD BEARING WALL
	ROOF RAFTER / TRUSS SUPPORT
	DOUBLE RAFTER / DOUBLE JOIST
	STRUCTURAL BEAM / GIRDER
	WINDOW / DOOR HEADER
	POINT LOAD TRANSFER
	POINT LOAD FROM ABOVE BEARING ON BEAM / GIRDER

- STRUCTURAL FRAMING NOTES - (SEE GENERAL NOTES SHEET FOR ADDITIONAL REQUIREMENTS.)**
- ALL FRAMING TO BE #2 SPF MINIMUM.
 - ALL BEARING HEADERS TO BE (2) 2x6 SUPPORTED w/ MIN (1) JACK AND (1) KING EACH END, UNO.
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 - ALL NON-BEARING HEADERS TO BE (2) 2x4 (1) J / (1) K, UNO.
 - PROVIDE CONTINUOUS BLOCKING THROUGH STRUCTURE FOR ALL POINT LOADS.
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 - ALL BEAMS SPECIFIED ARE MINIMUM SIZES ONLY. LARGER MEMBERS MAY SUBSTITUTED AS NEEDED FOR EASE OF CONSTRUCTION. MINIMUM BEAM SUPPORT IS (1) 2x4 STUD.
 - ALL EXTERIOR WALLS TO BE FULLY SHEATHED WITH 7/16" OSB.
 - FRONT PORCH COLUMNS TO BE MIN 4x4 PT ATTACHED AT TOP AND BOTTOM USING SIMPSON (OR EQUIV) COLUMN BASE OR SST A24 BRACKETS. TRIM OUT PER BUILDER.
 - PORCH COLUMNS TO BE MIN 4x4 PT ATTACHED AT BOTTOM USING SIMPSON (OR EQUIV) ABA44 AND AT TOP USING CS 16 STRAPPING (12" MIN) TO PORCH HEADER / BAND.
 - WHEN A 4-PLY LVL IS USED, ATTACH WITH (1) 1/2" Ø BOLT 12" OC STAGGERED, TOP AND BOTTOM, 1-1/2" MIN FROM ENDS. ALTERNATE ATTACHMENT EQUIVALENT METHOD MAY BE USED, SUCH AS SDW OR TRUSSLOK SCREWS (SEE MANUFACTURER'S SPECIFICATIONS).
 - FOR STUD COLUMNS OF 4 OR MORE, INSTALL SST CS16 STRAPS @ 30" OC, 6" MAX FROM PLATES, ON INSIDE FACE OF COLUMN (EXTERIOR WALL), ON BOTH FACES OF COLUMN (INTERIOR WALL).

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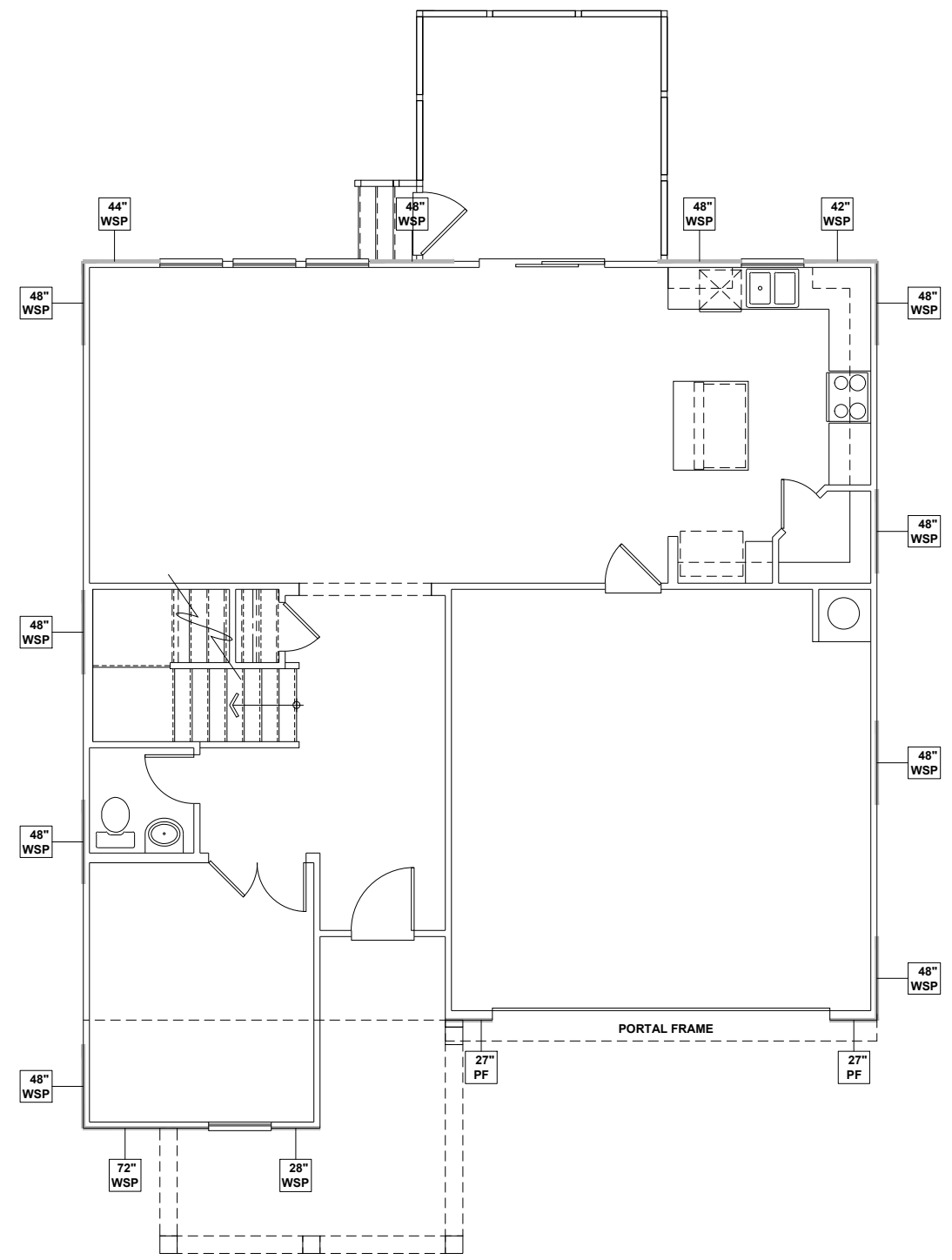
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SECOND FLOOR
CEILING FRAMING PLAN

S2.0C

SECOND FLOOR CEILING FRAMING PLAN - 'C'
SCALE: 1/8"=1'-0"

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WALL BRACING REQUIREMENTS

- MINIMUM PANEL WIDTH IS 24"
- FIGURES BASED ON THE CONTINUOUS SHEATHING METHOD USING THE RECTANGLE CIRCUMSCRIBED AROUND THE FLOOR PLAN OR PORTION OF THE FLOOR PLAN. IF NO RECTANGLE IS NOTED, THE STRUCTURE HAS BEEN FIGURED ALL WITHIN ONE RECTANGLE.
- PANELS MAY SHIFT UP TO 36" EITHER DIRECTION FOR EASE OF CONSTRUCTION (NAILING & BLOCK REQUIREMENTS STILL APPLY).
- FOR ADDITIONAL WALL BRACING INFORMATION, REFER TO WALL BRACING DETAIL SHEET(S).
- SCHEMATIC BELOW INDICATES HOW SIDES OF RECTANGLE ARE TO BE INTERPRETED IN BRACING CHART WHEN APPLIED TO STRUCTURE:

- ◆ CS16 STRAP FROM STUD, CROSS HEADER, TO WALL TOP PLATE, 36" LONG MINIMUM
- ▶ SIMPSON MSTA15 HOLD DOWN CAPACITY OF 970 POUNDS PER ANCHOR WITH (12) 10d NAILS. STRAP TO BE LOCATED AT EDGE OF BRACED WALL PANEL. (CS16 STRAPPING MAY BE SUBSTITUTED w/ SIMILAR LENGTH AND NAILING PATTERN.) USE HTT4 FOR ATTACHMENT TO CONCRETE.

SCALED LENGTH OF WALL PANEL AT LOCATION

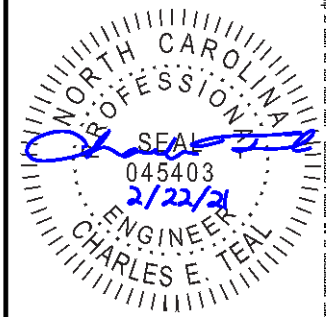
NUMERICAL LENGTH OF PANEL
24" WSP
24" PANEL TYPE

WALL BRACING: RECTANGLE 1

SIDE	REQUIRED LENGTH	PROVIDED LENGTH
FRONT	13.5 FT.	15.08 FT.
LEFT	11.0 FT.	16.0 FT.
REAR	13.5 FT.	15.16 FT.
RIGHT	11.0 FT.	16.0 FT.



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P-0961

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PLAN:
238.2338

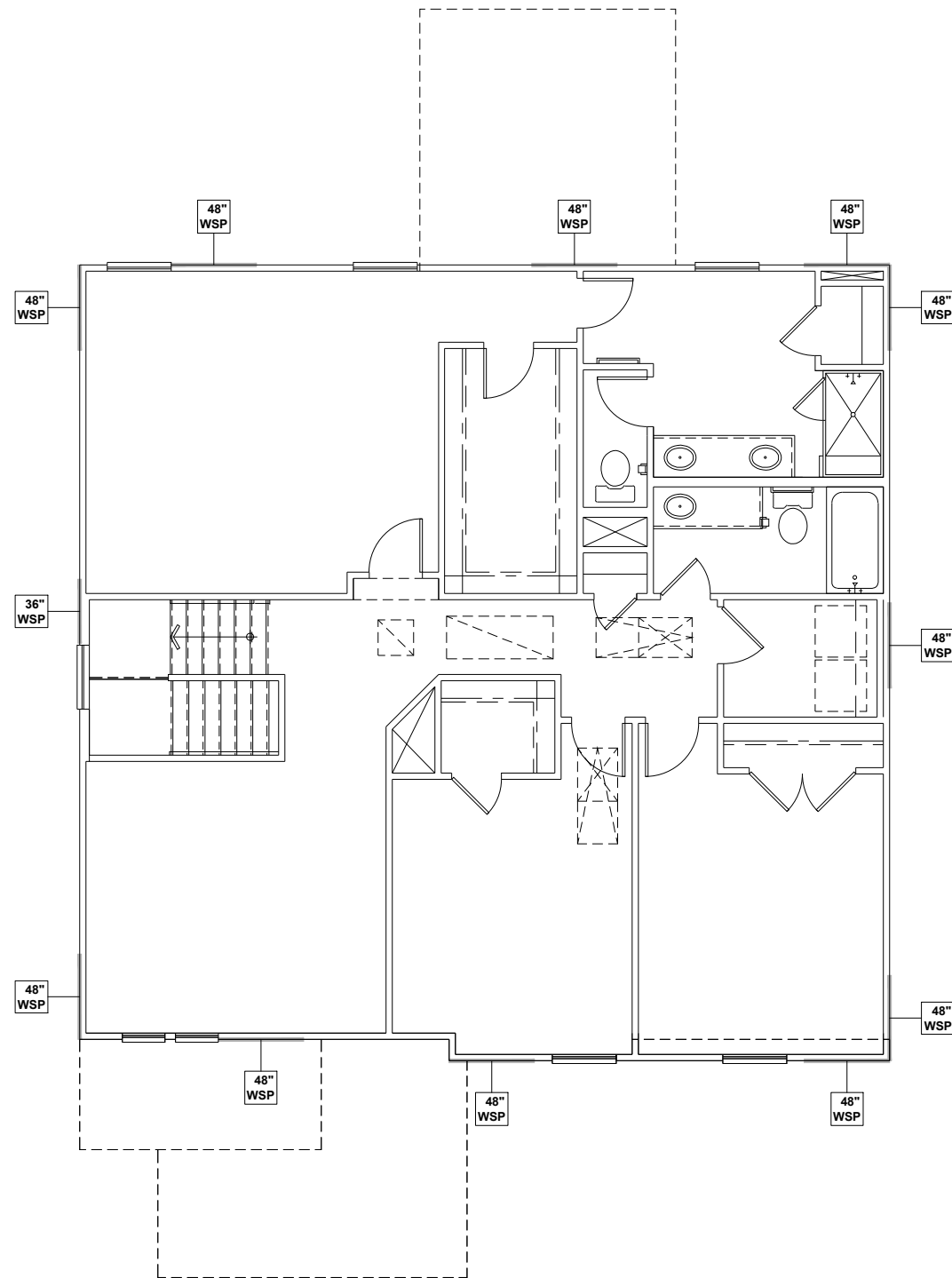
FIRST FLOOR
WALL BRACING PLAN

S4.0C

FIRST FLOOR WALL BRACING PLAN - 'C'

SCALE: 1/8"=1'-0"

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WALL BRACING REQUIREMENTS

- MINIMUM PANEL WIDTH IS 24"
- FIGURES BASED ON THE CONTINUOUS SHEATHING METHOD USING THE RECTANGLE CIRCUMSCRIBED AROUND THE FLOOR PLAN OR PORTION OF THE FLOOR PLAN. IF NO RECTANGLE IS NOTED, THE STRUCTURE HAS BEEN FIGURED ALL WITHIN ONE RECTANGLE.
- PANELS MAY SHIFT UP TO 36" EITHER DIRECTION FOR EASE OF CONSTRUCTION (NAILING & BLOCK REQUIREMENTS STILL APPLY).
- FOR ADDITIONAL WALL BRACING INFORMATION, REFER TO WALL BRACING DETAIL SHEET(S).
- SCHEMATIC BELOW INDICATES HOW SIDES OF RECTANGLE ARE TO BE INTERPRETED IN BRACING CHART WHEN APPLIED TO STRUCTURE:

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SCALED LENGTH OF WALL PANEL AT LOCATION

NUMERICAL LENGTH OF PANEL

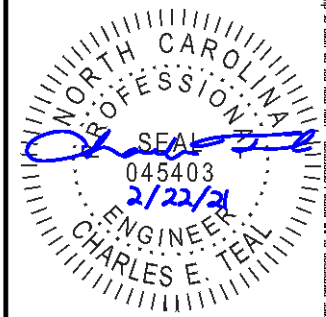
PANEL TYPE

WALL BRACING: RECTANGLE 1

SIDE	REQUIRED LENGTH	PROVIDED LENGTH
FRONT	6.5 FT.	12.0 FT.
LEFT	5.5 FT.	11.0 FT.
REAR	6.5 FT.	12.0 FT.
RIGHT	5.5 FT.	12.0 FT.



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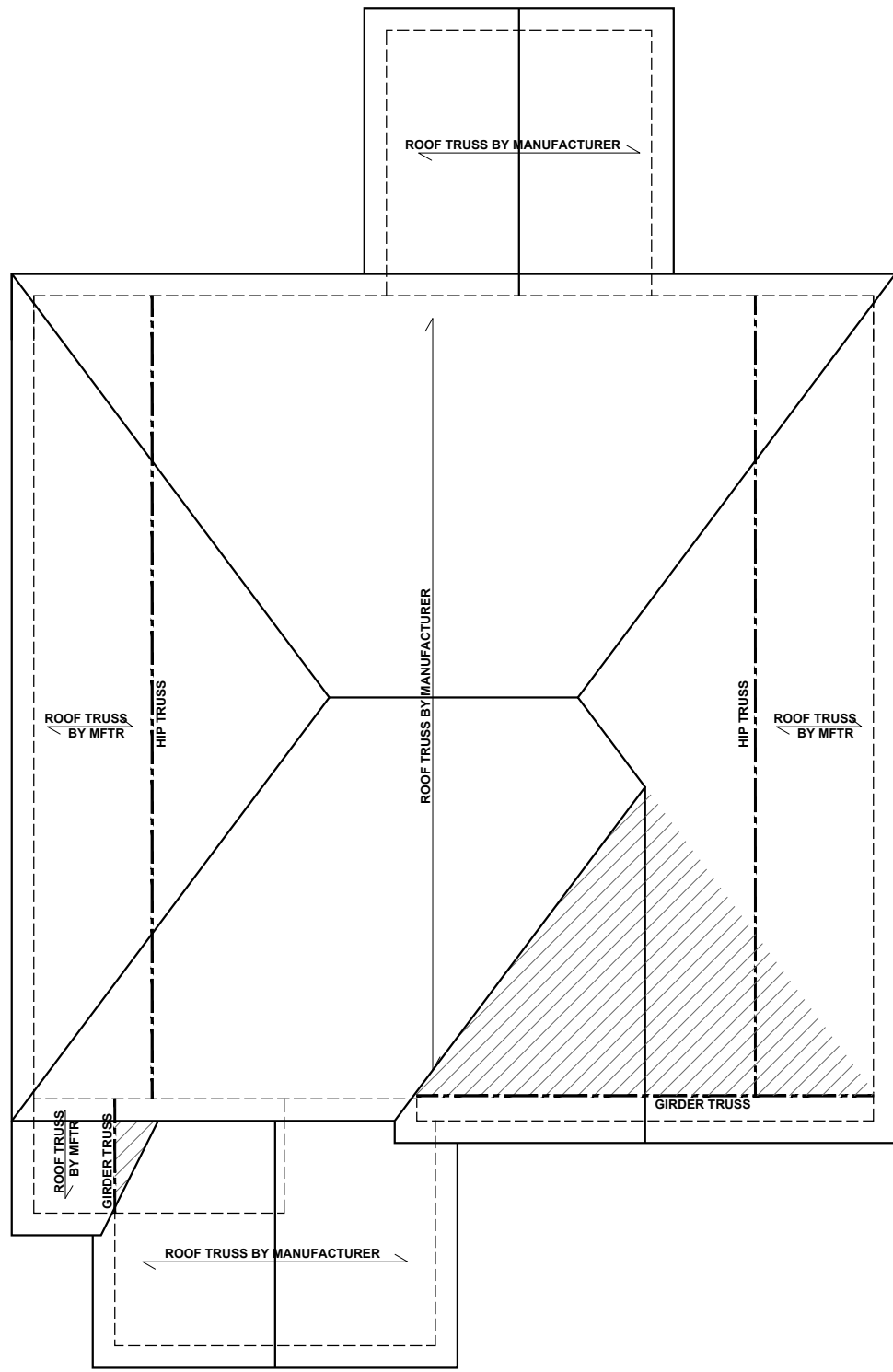
PLAN:
238.2338

SECOND FLOOR
WALL BRACING PLAN

S5.0C

SECOND FLOOR WALL BRACING PLAN - 'C'
SCALE: 1/8"=1'-0"

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ROOF FRAMING PLAN - 'C'
SCALE: 1/8"=1'-0"

BEAM & POINT LOAD LEGEND

	INTERIOR LOAD BEARING WALL
	ROOF RAFTER / TRUSS SUPPORT
	DOUBLE RAFTER / DOUBLE JOIST
	STRUCTURAL BEAM / GIRDER
	WINDOW / DOOR HEADER
	POINT LOAD TRANSFER
	POINT LOAD FROM ABOVE BEARING ON BEAM / GIRDER

- TRUSSED ROOF - STRUCTURAL NOTES**
- PROVIDE CONTINUOUS BLOCKING THROUGH STRUCTURE FOR ALL POINT LOADS.
 - DENOTES OVER-FRAMED AREA
 - MINIMUM 7/16" OSB ROOF SHEATHING
 - TRUSS LAYOUT AND PLACEMENT BY MANUFACTURER TO COINCIDE WITH THE SUPPORT LOCATIONS SHOWN. TRUSS PROFILES SHALL BE SEALED BY THE TRUSS MANUFACTURER. TRUSS PLANS TO BE COORDINATED WITH THE SEALED STRUCTURAL DRAWINGS. INSTALLATION SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.
 - MANUFACTURER TO PROVIDE REQUIRED UPLIFT CONNECTION.
 - PROVIDE H2.5A (MINIMUM) OR EQUIVALENT AT EACH TRUSS-TO-TOP PLATE CONNECTION AT OVER-FRAMED AREAS, UNLESS NOTED OTHERWISE.
 - UPLIFT CONNECTION TO BE CARRIED THROUGH TO FLOOR SYSTEM.

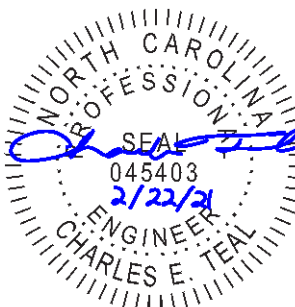
TRUSS UPLIFT CONNECTORS: EXPOSURE B, 115 MPH, ANY PITCH, 24" O.C. MAX ROOF TRUSS SPACING

TRUSSES SHALL BE ATTACHED TO SUPPORT WALL FOR UPLIFT RESISTANCE. CONTINUOUS OSB WALL SHEATHING BELOW PROVIDES CONTINUOUS UPLIFT RESISTANCE TO FOUNDATION. ALL TRUSSES SUPPORTED BY INTERMEDIATE SUPPORT WALLS, KNEEWALLS, OR BEAMS SHALL BE ATTACHED TO SUPPORTING MEMBER PER SCHEDULE:

ROOF PLAN UP TO 28'	CONNECTOR NAILING PER TABLE 602.3(1) NCRBC 2018 EDITION
OVER 28'	(1) SIMPSON H2.5A HURRICANE CLIP TO DBL TOP PLATE OR BEAM OR (1) SIMPSON H3 CLIP TO SINGLE 2x4 PLATE



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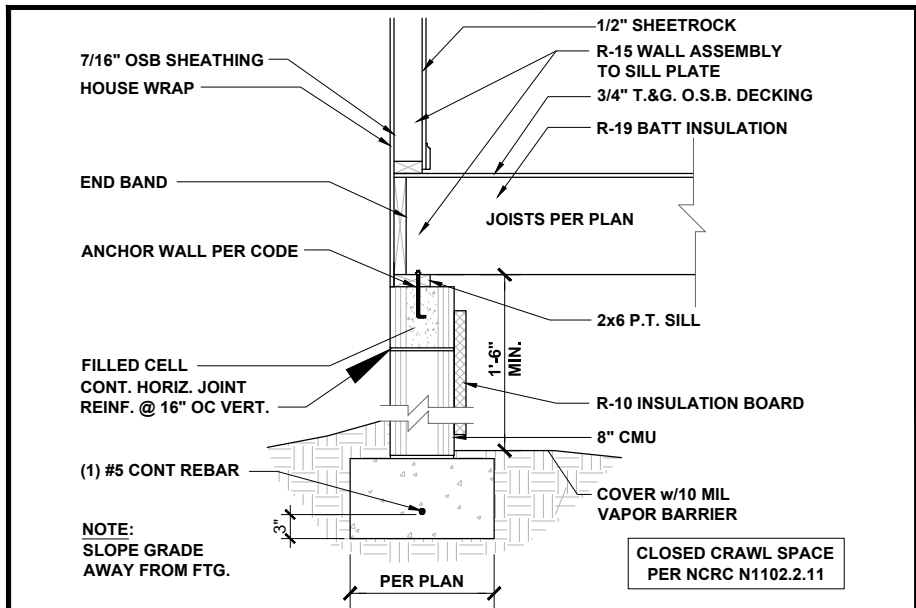


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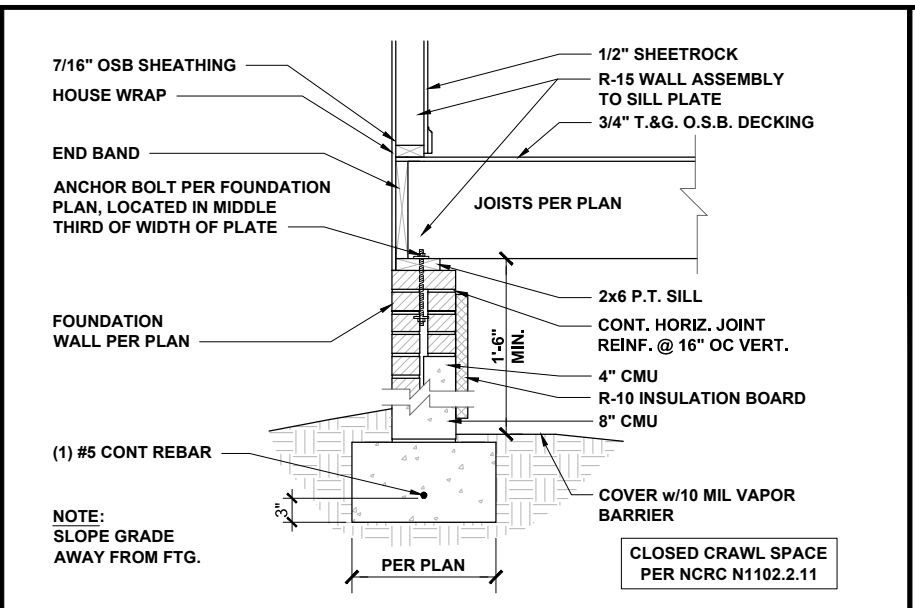
PLAN:
238.2338

ROOF FRAMING PLAN
S7.0C

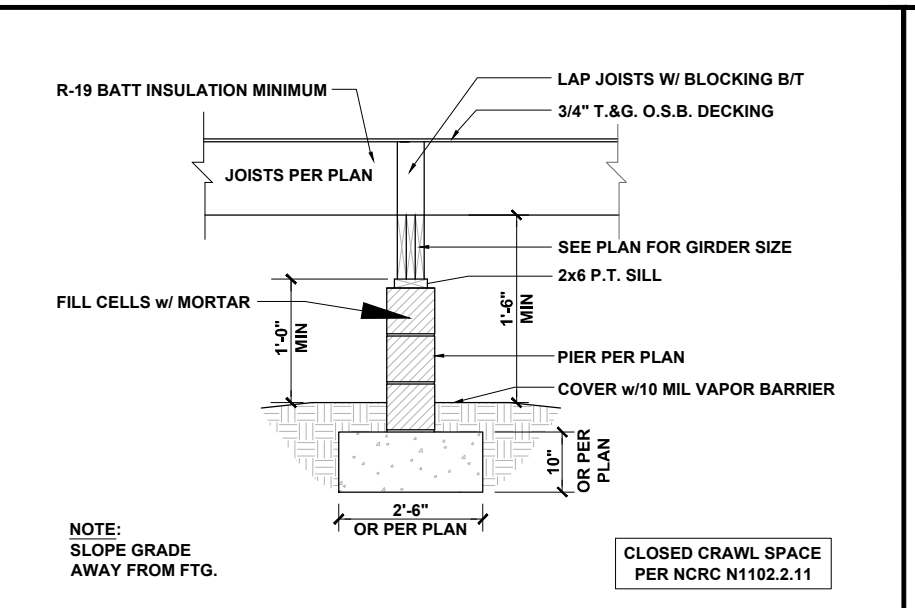
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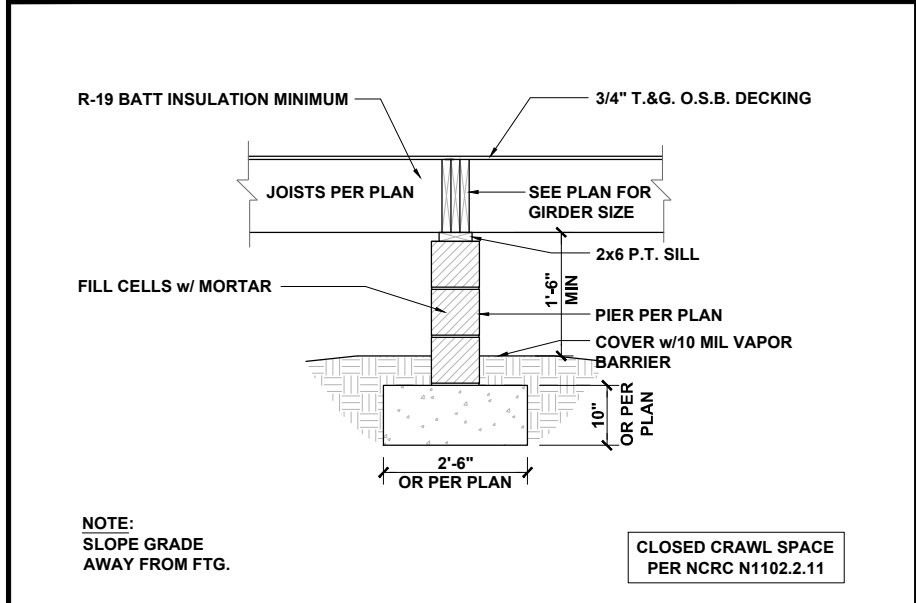
CRAWL AT EXTERIOR WALL 1/2" = 1'-0" **1**



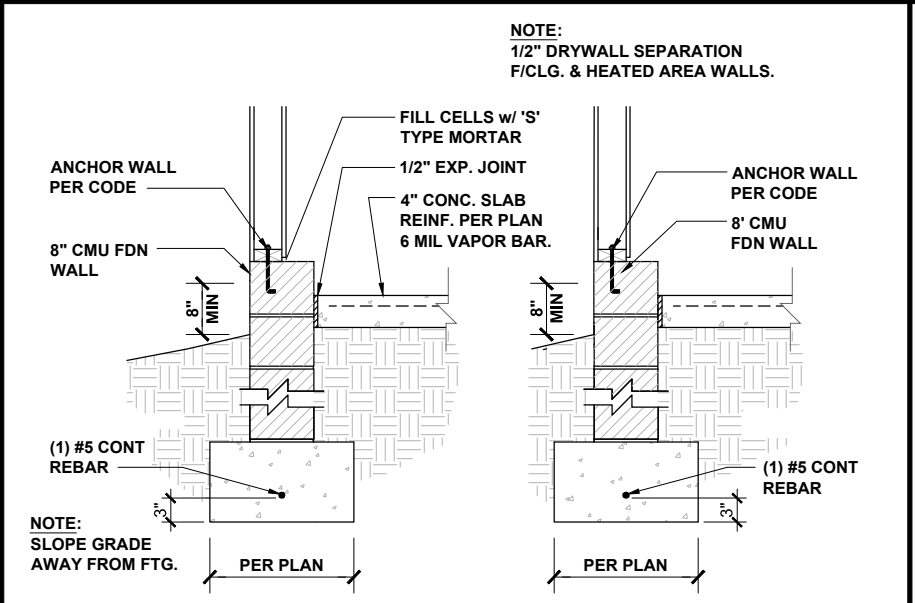
CRAWL AT EXTERIOR WALL 1/2" = 1'-0" **2**



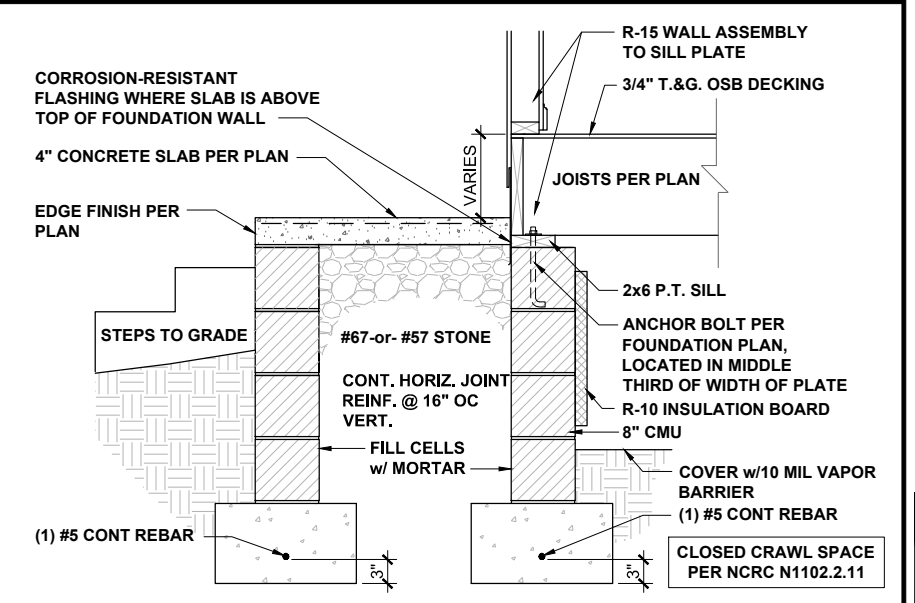
PIER AND GIRDER 3/8" = 1'-0" **3**



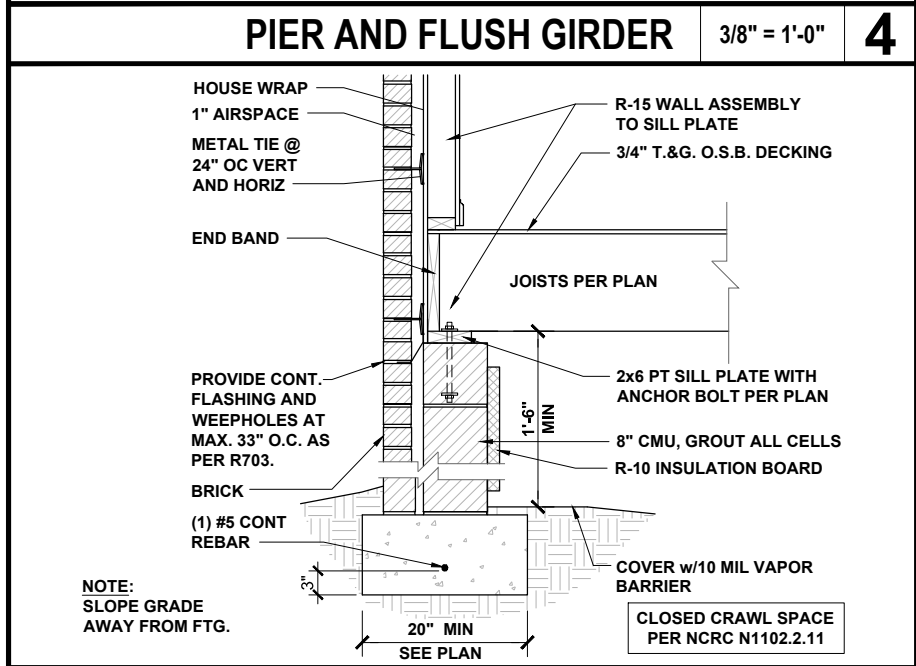
PIER AND FLUSH GIRDER 3/8" = 1'-0" **4**



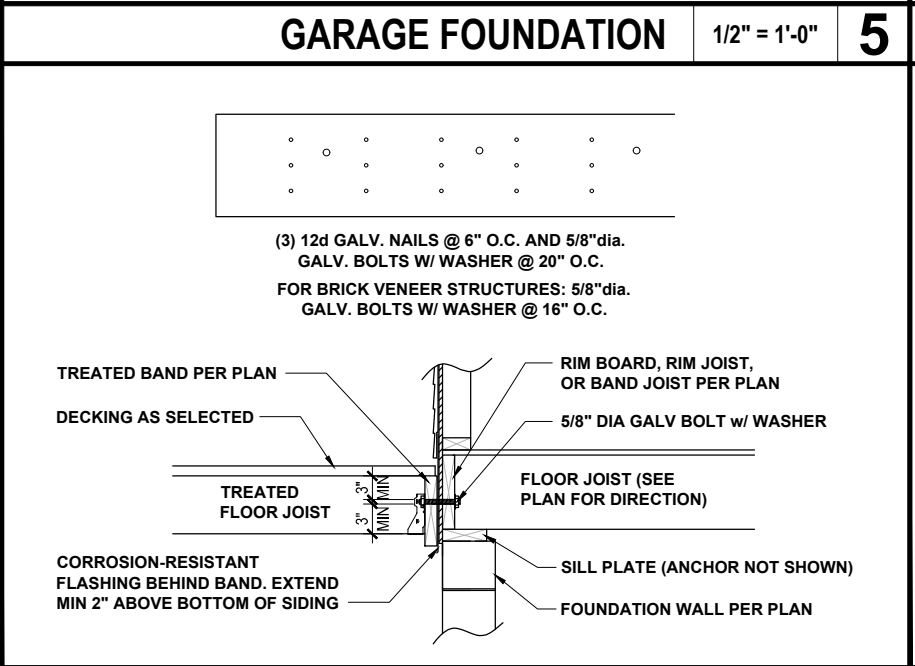
GARAGE FOUNDATION 1/2" = 1'-0" **5**



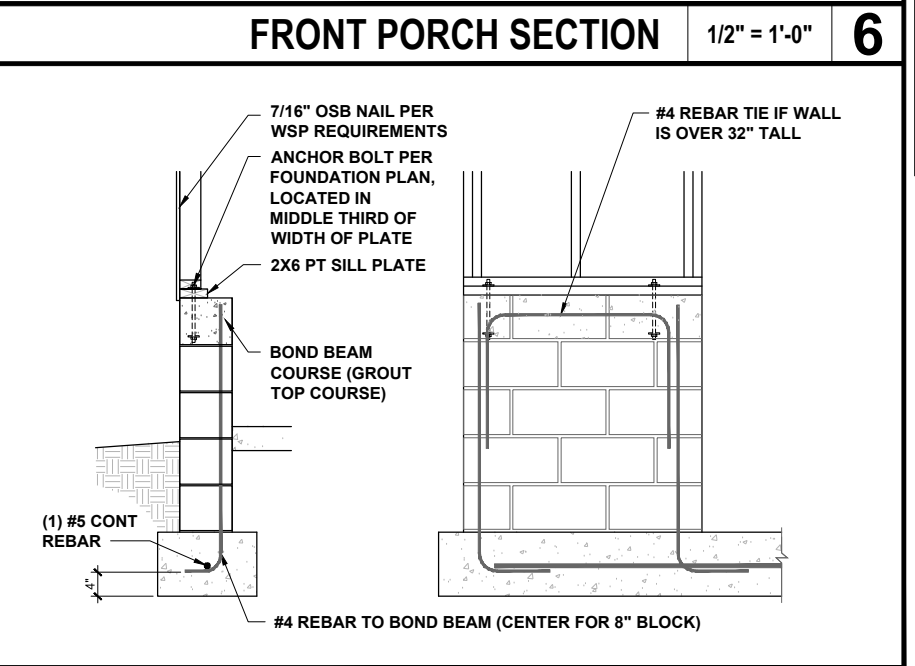
FRONT PORCH SECTION 1/2" = 1'-0" **6**




CRAWL AT EXTERIOR WALL 1/2" = 1'-0" **7**



DECK ATTACHMENT 1/2" = 1'-0" **8**

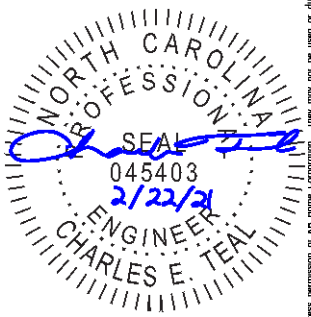


GARAGE WING WALL 3/8" = 1'-0" **9**



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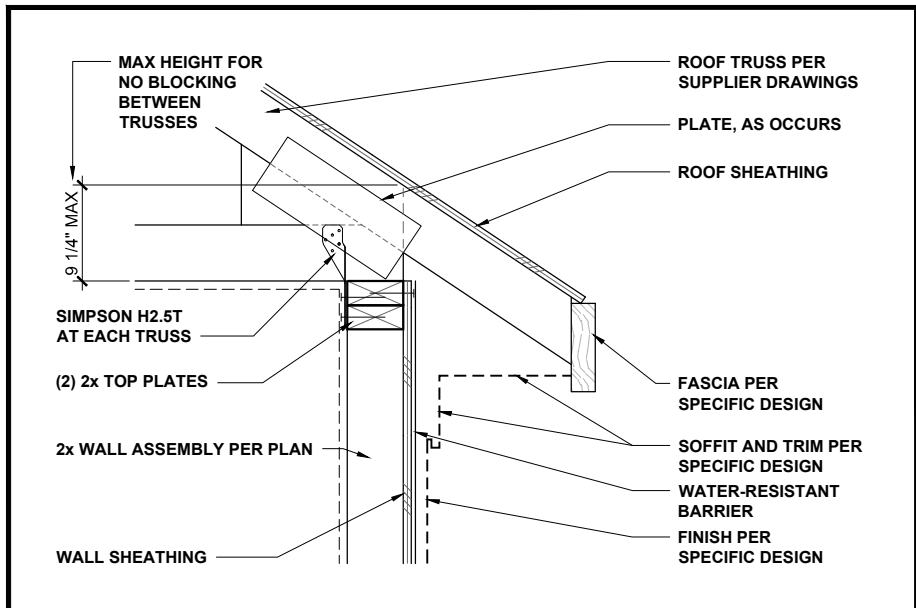
PROJECT NO.: 21900253
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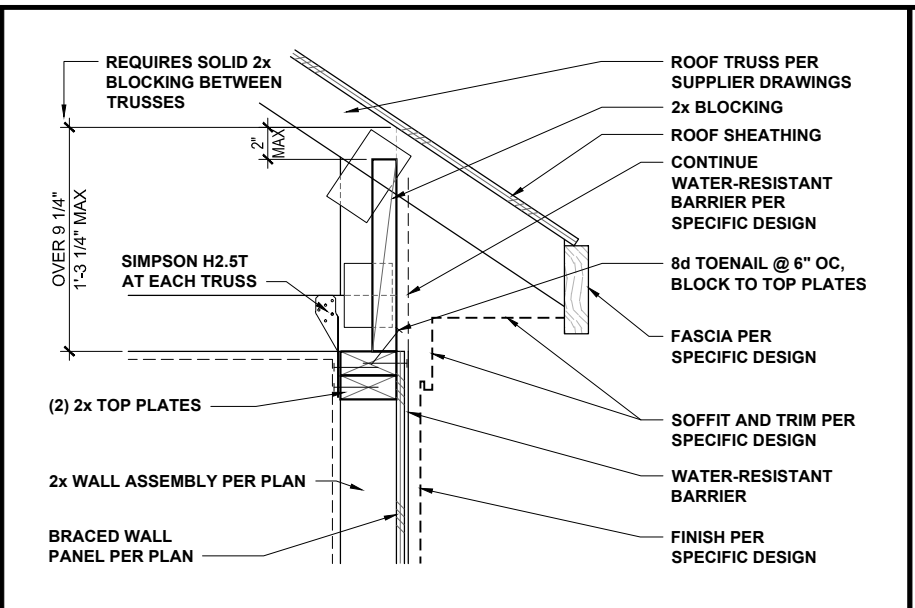
CRAWL SPACE
FOUNDATION DETAILS

D1.0

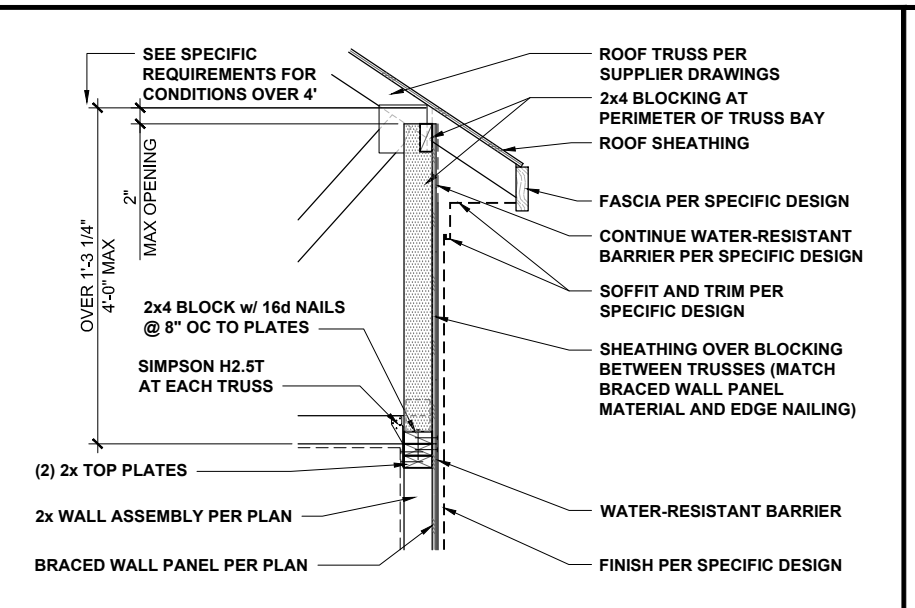
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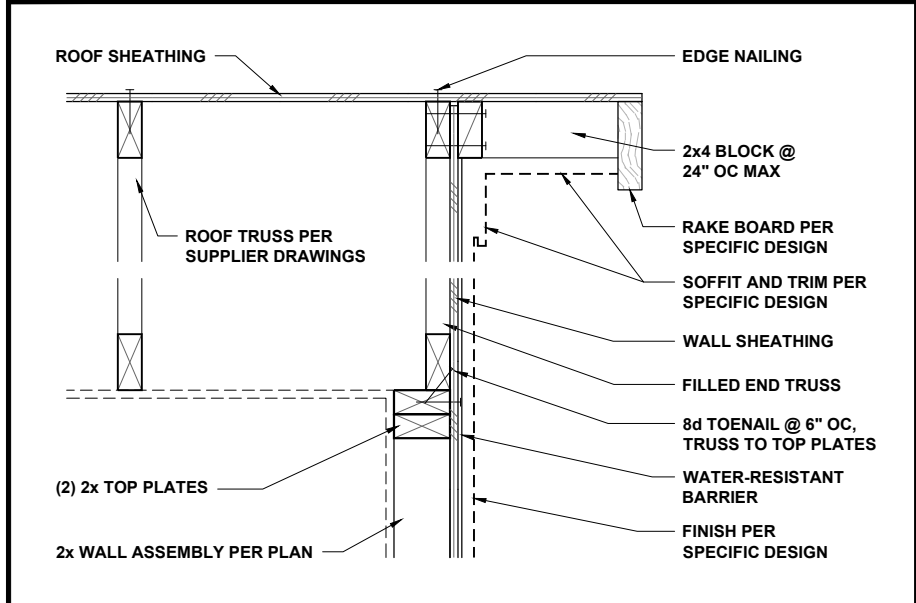
LOW-HEEL TRUSS AT WALL 1" = 1'-0" **1**



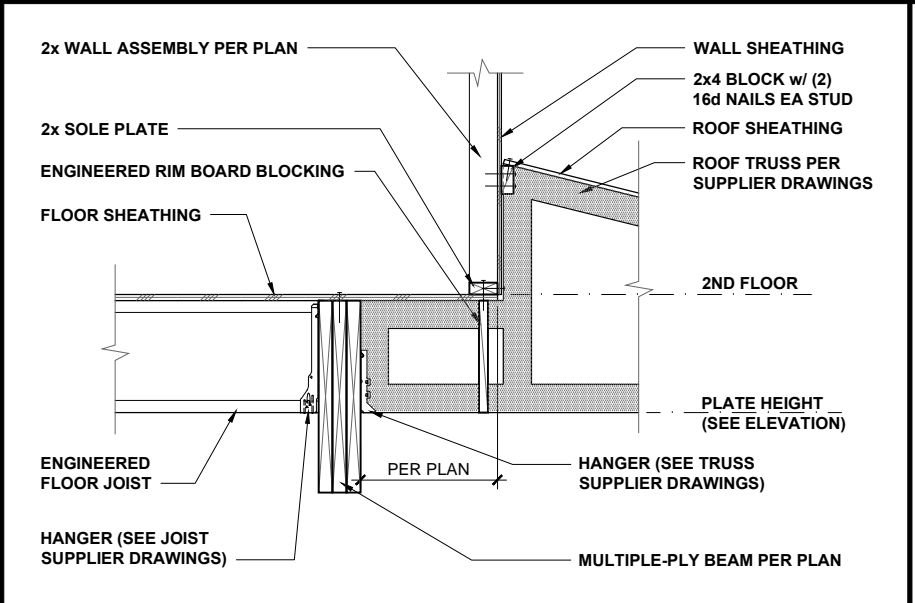
TYPICAL TRUSS AT BRACED WALL 1" = 1'-0" **2**



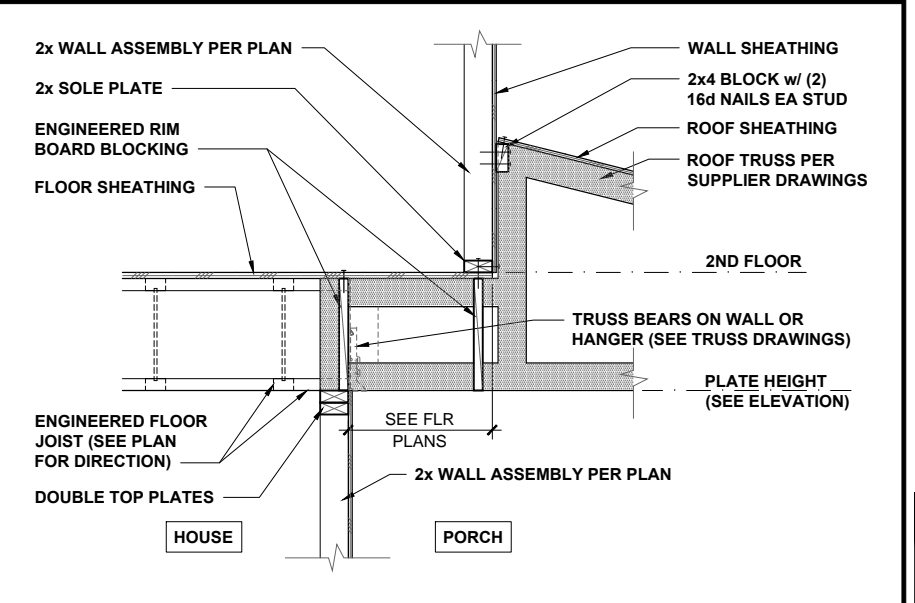
HIGH-HEEL TRUSS AT BRACED WALL 1/2" = 1'-0" **3**



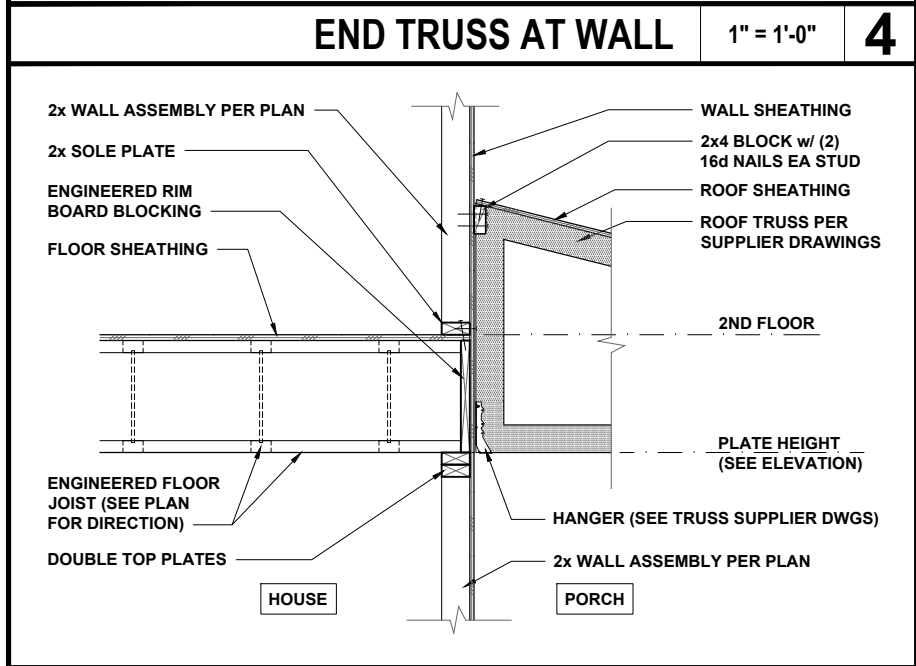
END TRUSS AT WALL 1" = 1'-0" **4**



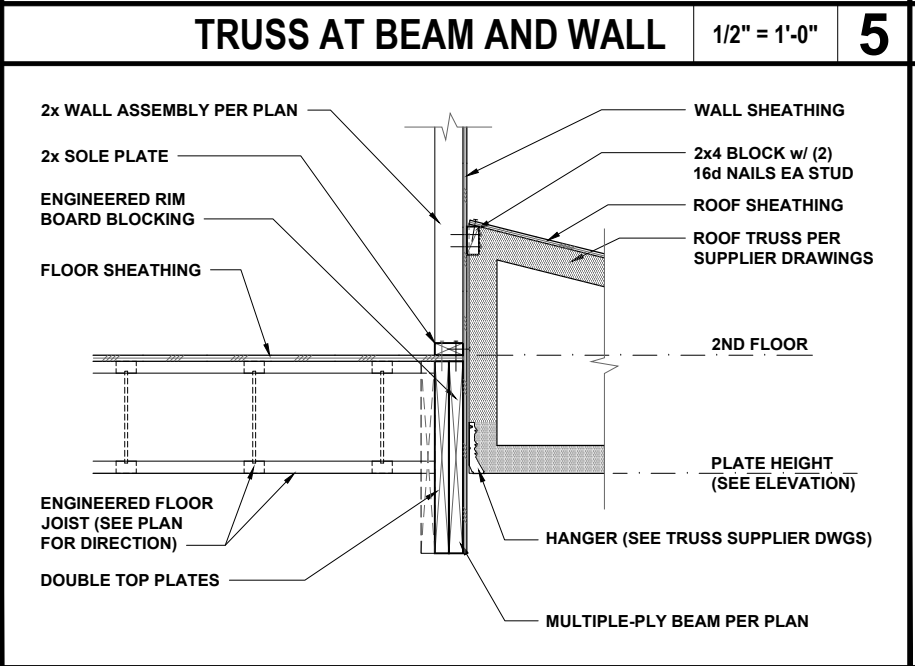
TRUSS AT BEAM AND WALL 1/2" = 1'-0" **5**



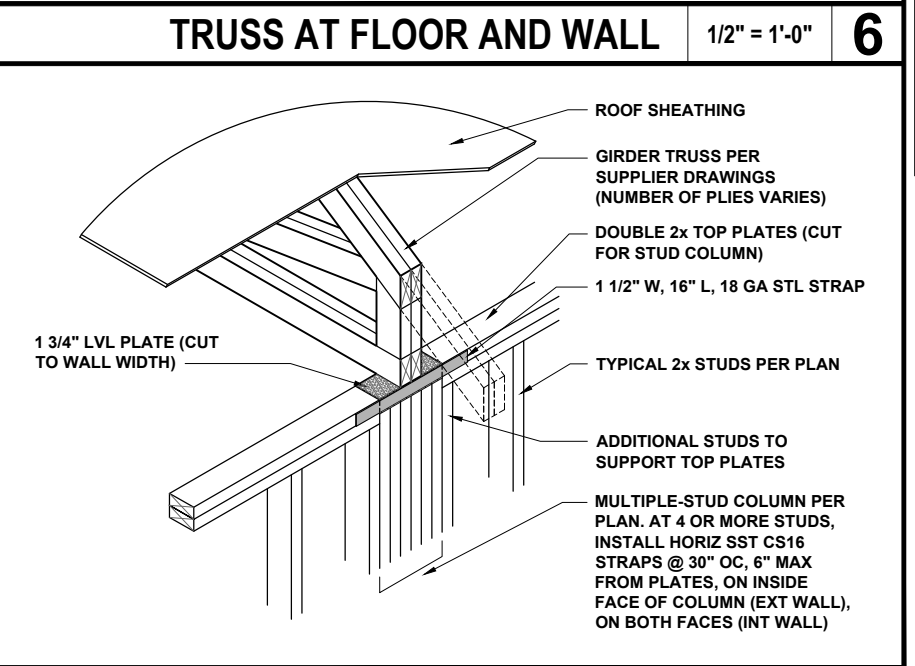
TRUSS AT FLOOR AND WALL 1/2" = 1'-0" **6**



TRUSS AT FLOOR AND WALL 1/2" = 1'-0" **7**



TRUSS AT BEAM AND WALL 1/2" = 1'-0" **8**



GIRDER TRUSS AT WALL 1/2" = 1'-0" **9**



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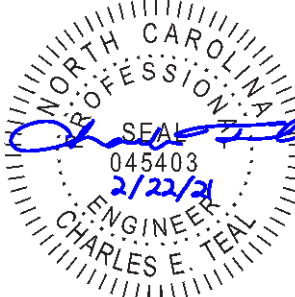
ROOF TRUSS
FRAMING DETAILS

D4.0

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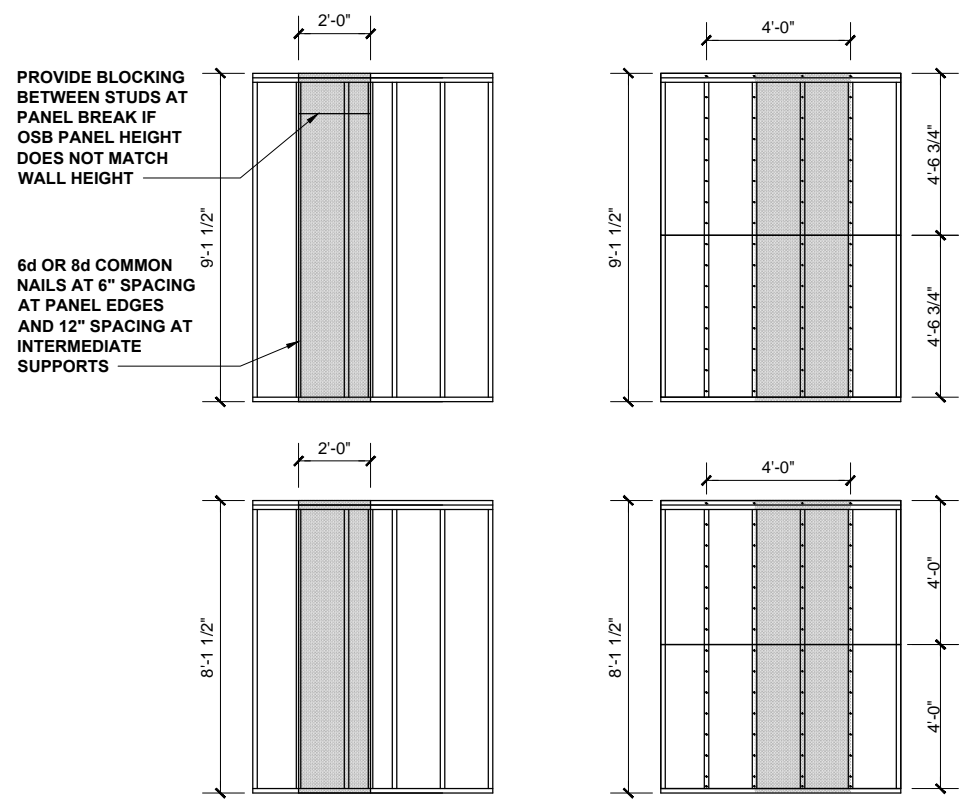
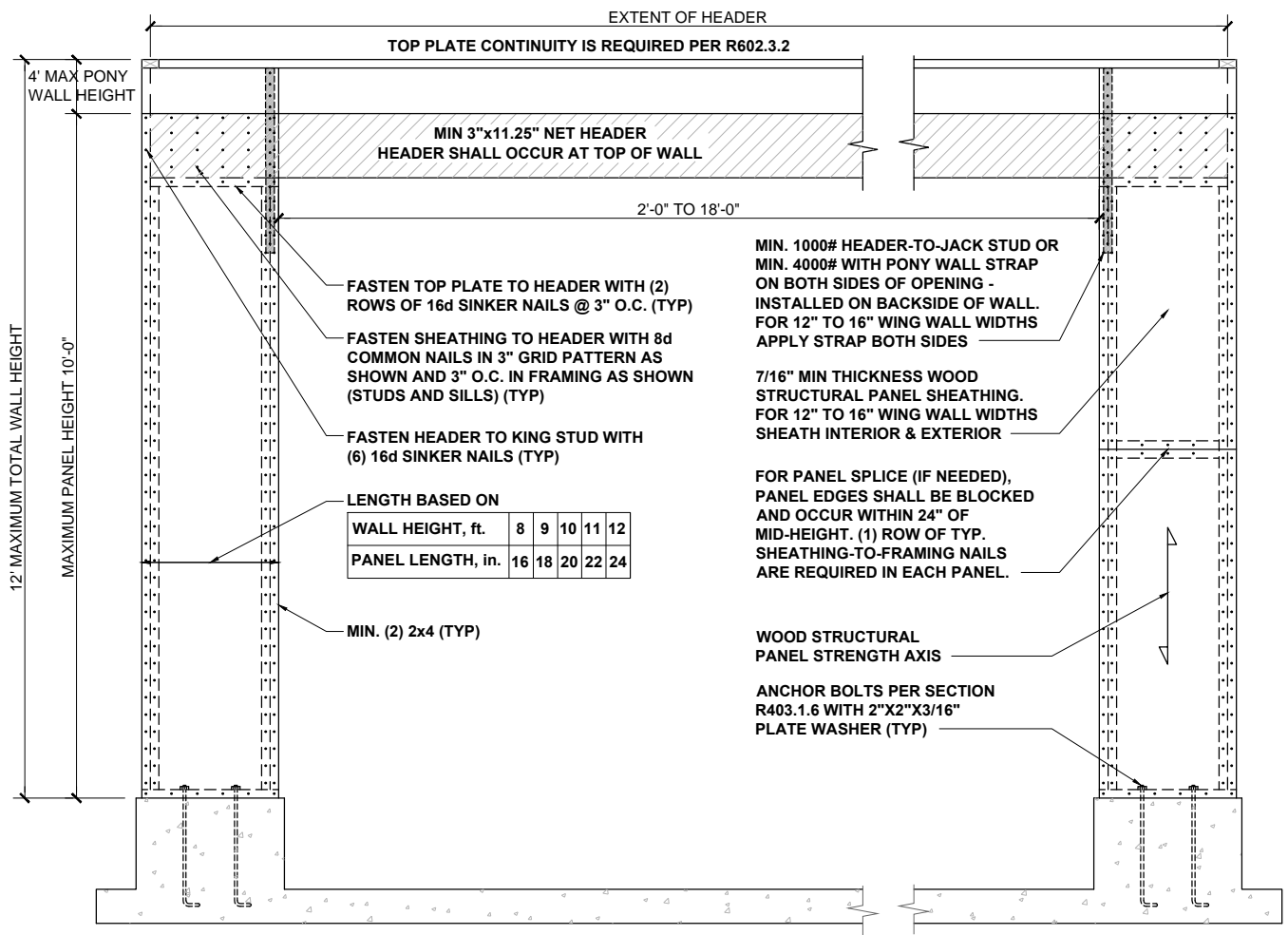
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WALL BRACING DETAILS

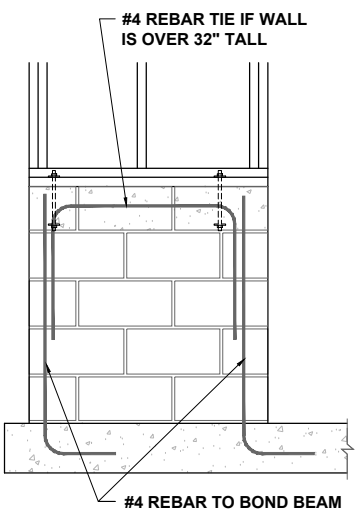
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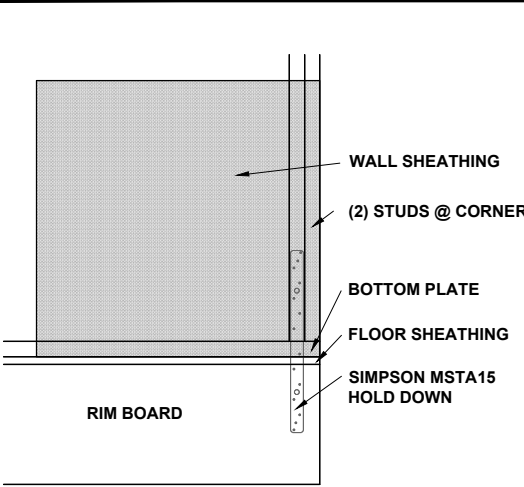
HIGH-SPEED WIND ZONES

FOR LOCATIONS OF 130 MPH OR MORE ULTIMATE DESIGN WIND SPEED (110 MPH OR MORE BASIC WIND SPEED IN VIRGINIA AND GEORGIA), WALLS SHALL BE BRACED PER THE LATEST ADOPTED EDITION OF THE AMERICAN SOCIETY OF CIVIL ENGINEERS PUBLICATION ASCE 7 OR STANDARD FOR RESIDENTIAL CONSTRUCTION IN HIGH-WIND REGIONS (ICC 600).



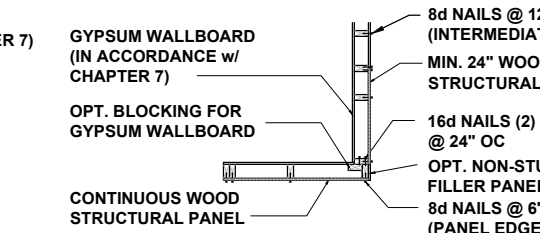
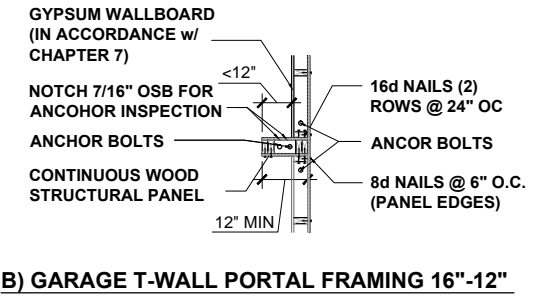
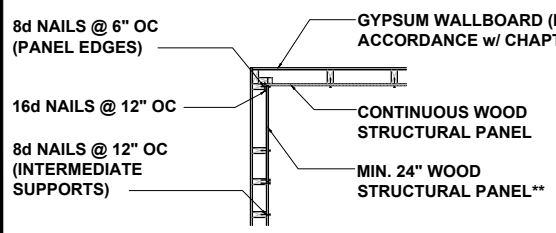
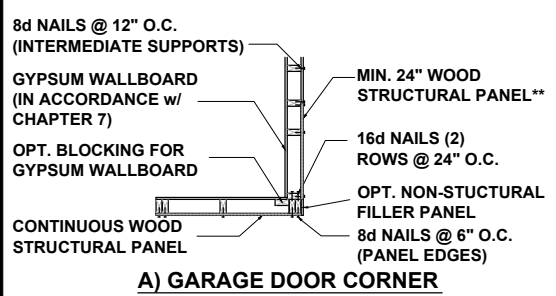
GARAGE WING WALL AT CRAWL
SEE R602.10 - MASONRY STEM WALL SUPPORTING BRACED WALL PANELS FIGURES

METHOD PF: PORTAL FRAME PANEL CONSTRUCTION 3/8" = 1'-0" 1



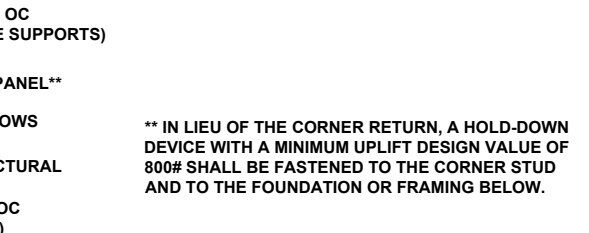
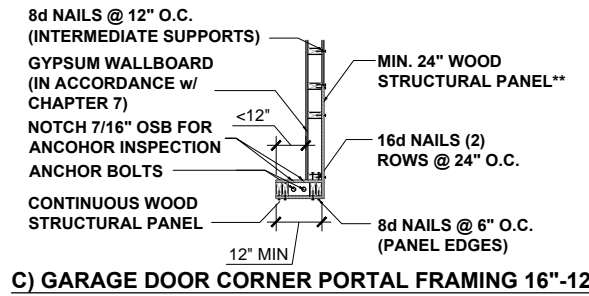
SIMPSON MSTA15 HOLD DOWN CAPACITY OF 970 POUNDS PER ANCHOR WITH (12) 10d NAILS. STRAP TO BE LOCATED AT EDGE OF BRACED WALL PANEL.

BRACED WALL HOLD-DOWN NTS 3



CORNER FRAMING FOR CONTINUOUS SHEATHING 1/4" = 1'-0" 4

BRACING METHODS 3/16" = 1'-0" 2

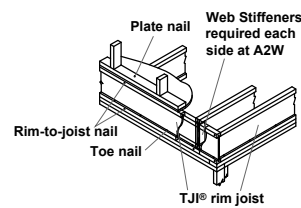


** IN LIEU OF THE CORNER RETURN, A HOLD-DOWN DEVICE WITH A MINIMUM UPLIFT DESIGN VALUE OF 800# SHALL BE FASTENED TO THE CORNER STUD AND TO THE FOUNDATION OR FRAMING BELOW.

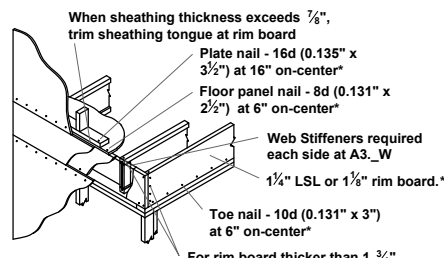
WALL BRACING DETAILS

D3.0

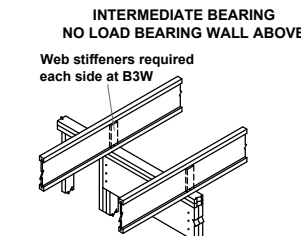
JOIST DETAILS



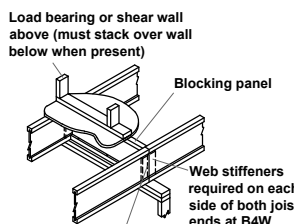
A2 | A2W Must have 1 3/4" minimum joist bearing at ends. Attach rim joist per A3 detail.



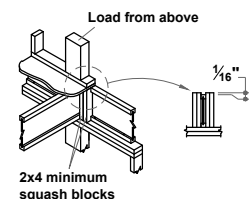
A3 | A3W For rim board thicker than 1 3/4" - Attach Joist to rim board with one 10d (0.128"x3") nail. Top nail from joist into rim board. - Connect corner with four 10d (0.128"x3") nails. Toe nail from side of parallel closure into rim board



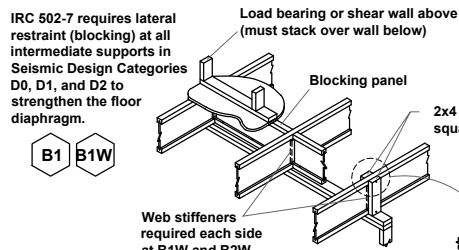
B3 | B3W Blocking panels may be required with shear walls above or below (See detail B1)



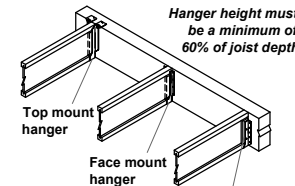
B4 | B4W End of joists at centerline of support



CS Use 2x4 minimum squash blocks to transfer load around joist



B1 | B1W Blocking panels may be required with shear walls above or below - see detail B1



H1 Web stiffeners required if sides of hanger do not laterally support at least 3/8" of joist top flange

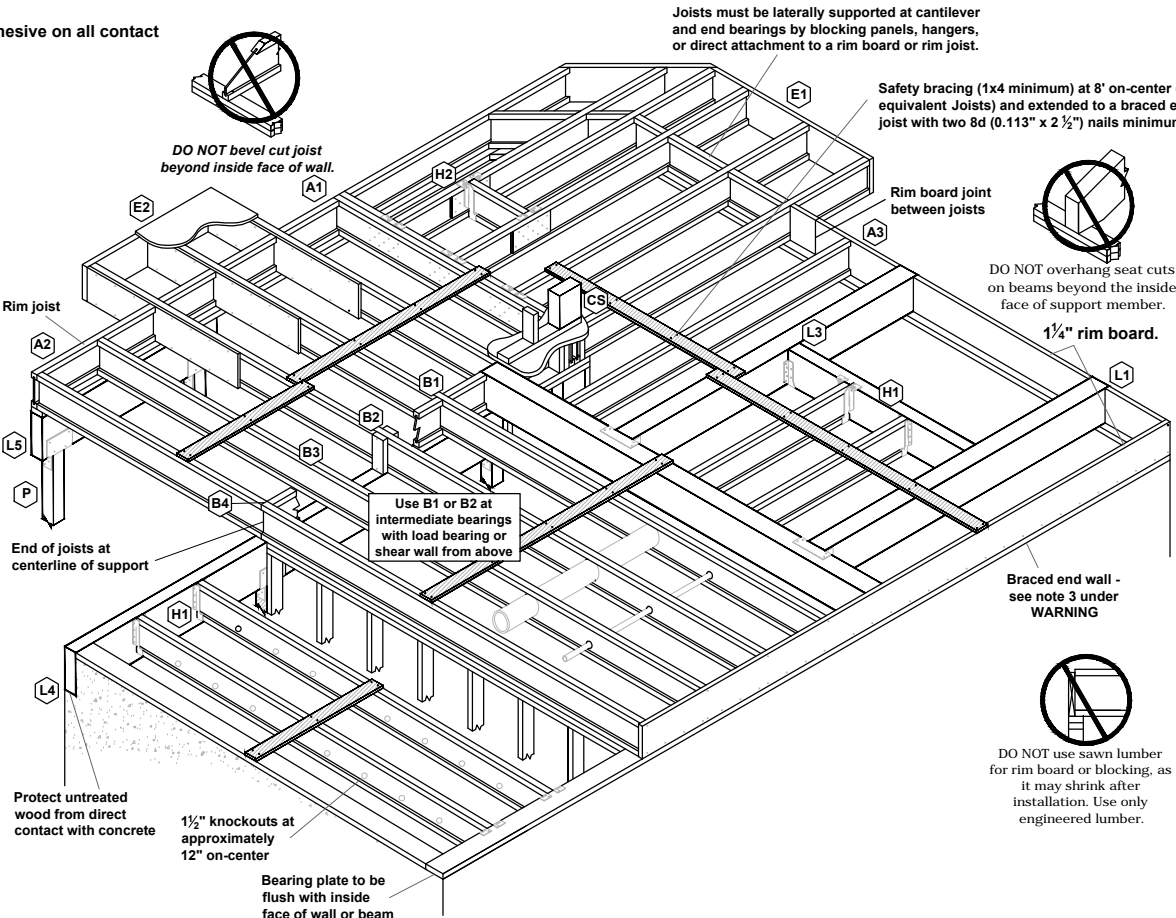
FASTENING of FLOOR PANELS

Guidelines for Closest On-Center Spacing per Row

Nail Size	I-JOIST *		Rim Board	1 1/2" LSL or wider	LVL	PSL
	110, 210, and 230 EQ.	360 and 560 EQ.	1 1/4" LSL			
8d (0.131" x 2 1/2")	4"	3"	4"	3"	3"	3"
10d (0.148" x 3")	4"	4"	4"	4"	4"	4"
16d (0.162" x 3 1/2")	6"	6"	6" (2)	6" (2)	8"	6"

- (1) One row of fasteners permitted (two at abutting panel edges) for diaphragms. Stagger nails when using 4" on-center spacing and maintain 3/8" joist and panel edge distance. For other applications, multiple rows of fasteners are permitted if the rows are offset at least 1/2" and staggered.
- (2) Can be reduced to 4" on-center if nail penetration into the narrow edge is no more than 1 3/8" (to avoid splitting).
- Recommended nailing is 12" on-center in field and 6" on-center along panel edge. Fastening requirements on engineered drawings supersede recommendations listed above.

- Recommended use of a non-polyurethane subfloor adhesive on all contact points between panels and floor framing.
- Nailing rows must be offset at least 1/2" and staggered.
- 14 ga. staples may be substituted for 8d (0.113" x 2 1/2") nails if minimum penetration of 1" into the joist or rim board is achieved.
- Maximum spacing of nails is 18" on-center for joists.



DO NOT bevel cut joist beyond inside face of wall.

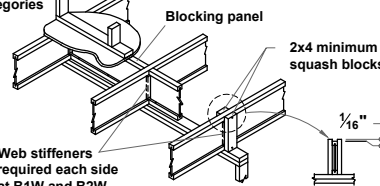
Joists must be laterally supported at cantilever and end bearings by blocking panels, hangers, or direct attachment to a rim board or rim joist.

DO NOT overhang seat cuts on beams beyond the inside face of support member.

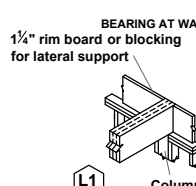
Braced end wall - see note 3 under WARNING

DO NOT use sawn lumber for rim board or blocking, as it may shrink after installation. Use only engineered lumber.

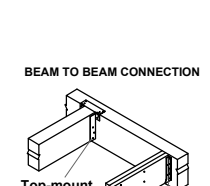
BEAM and COLUMN DETAILS



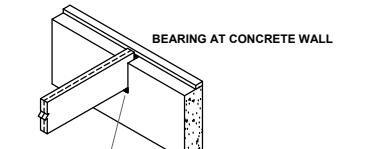
B2 | B2W Blocking panels may be required with shear walls above or below - see detail B1



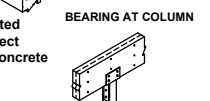
L1 Column



L3 Top-mount hanger Face-mount hanger



L4 Protect untreated wood from direct contact with concrete



L5 Verify column capacity and beam bearing length.

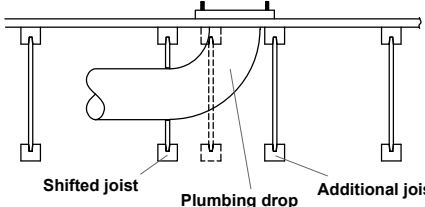
FILLER and BACKER BLOCK SIZES * SEE I-JOIST EQUIVALENCY CHART

I-Joists	110 EQ. *		210 EQ. *		230 or 360 EQ. *			560 EQ. *			
	9 1/2" or 11 1/4"	14"	9 1/2" or 11 1/4"	14" or 16"	9 1/2" or 11 1/4"	14" or 16"	18" or 20"	11 1/8" or 14"	14" or 16"	18" or 20"	
Depth	9 1/2" or 11 1/4"	14"	9 1/2" or 11 1/4"	14" or 16"	9 1/2" or 11 1/4"	14" or 16"	18" or 20"	11 1/8" or 14"	14" or 16"	18" or 20"	
Filler Block (1) (Detail H2)	2x6 2x8	2x8 + 3/8" sheathing	2x8 + 3/8" sheathing	2x8 + 3/8" sheathing	2x6 + 1/2" sheathing	2x8 + 1/2" sheathing	2x12 + 1/2" sheathing	Two 2x6	Two 2x8	Two 2x12	
Cantilever Filler (Detail E4)	2x6 4'-0" long	2x10 6'-0" long	2x6 + 3/8" sheathing 4'-0" long	2x10 + 3/8" sheathing 6'-0" long	2x6 + 1/2" sheathing 4'-0" long	2x10 + 1/2" sheathing 6'-0" long	Not applicable	Not applicable			
Backer Block (1) (Detail F1 or H2)	5/8" or 3/4"	3/4" or 7/8"	1" Net			2x6 2x8 2x12					

(1) If necessary, increase filler and backer block height for face mount hangers and maintain 1/8" gap at top of joist; see detail W. Filler and backer block lengths should accommodate required nailing without splitting (12" minimum for backer blocks and 24" minimum for filler blocks).

INSTALLATION TIPS

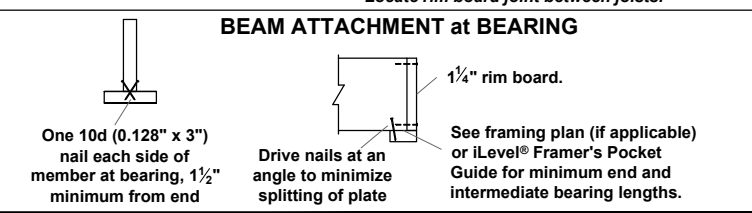
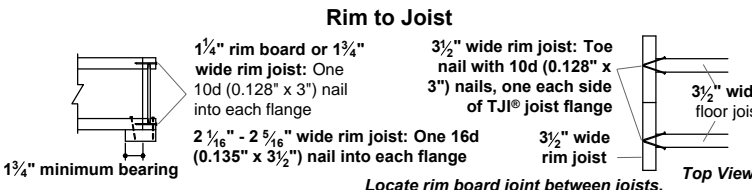
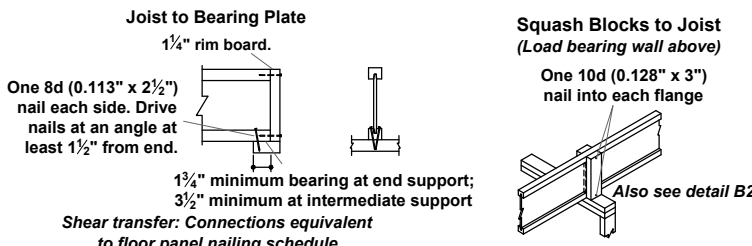
- Subfloor adhesive will improve floor performance, but may not be required.
- Squash blocks and blocking panels carry stacked vertical loads (details B1 and B2). Packing out the web of a joist (with web stiffeners) is not a substitute for squash blocks or blocking panels.
- When joists are doubled at non-load bearing parallel partitions, space joists apart the width of the wall for plumbing or HVAC.
- Additional joist at plumbing drop (see detail).



* I-JOIST EQUIVALENCY CHART

Depth	EQUIVALENT IN SPAN AND SPACING		
	Mfrt & Series	Mfrt & Series	Mfrt & Series
9 1/4"	TJI - 110	BCI 4500	
	TJI - 210	BCI 5000	EverEdge 20
	TJI - 230	BCI 6000	EverEdge 20
11 1/8"	TJI - 110	BCI 4500	
	TJI - 210	BCI 5000	EverEdge 20
	TJI - 230	BCI 6000	EverEdge 20
14"	TJI - 360	BCI 6000	EverEdge 30
	TJI - 560	BCI 90'S	EverEdge 50/60
	TJI - 110	BCI 4500	
	TJI - 210	BCI 5000	EverEdge 20
	TJI - 230	BCI 6000	EverEdge 20
	TJI - 360	BCI 60'S	EverEdge 30
16"	TJI - 560	BCI 90'S	EverEdge 50/60
	TJI - 110	BCI 4500	
	TJI - 210	BCI 5000	EverEdge 20
	TJI - 230	BCI 6000	EverEdge 20
	TJI - 360	BCI 60'S	EverEdge 30
	TJI - 560	BCI 90'S	EverEdge 50/60

JOIST NAILING REQUIREMENTS at BEARING



KB HOME
NORTH CAROLINA DIVISION
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TEL: (919) 768-7988
FAX: (919) 472-0582



P-0961

JDSfaulkner, PLLC HAS PERFORMED A STRUCTURAL REVIEW OF THESE PLANS. THE STRUCTURAL COMPONENTS COMPLY WITH THE 2018 NORTH CAROLINA RESIDENTIAL CODE FOR ONE- AND TWO-FAMILY DWELLINGS FOR NC PLAN REVIEW. DEVIATION OF ANY STRUCTURAL REQUIREMENTS OF THESE PLANS WITHOUT THE APPROVAL OF THE EOR IS PROHIBITED.



PROJECT NO.: 21900253

DATE: 02/22/2021

PLAN:
238.2338

ENGINEERED JOIST
DETAILS

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