

DATE:
AUGUST-2016

FREEDOM FAMILY HOMES
P.O. BOX 608
DUNN, N.C. - 28335
O: (910) 892-1231 FAX: (910) 892-5680
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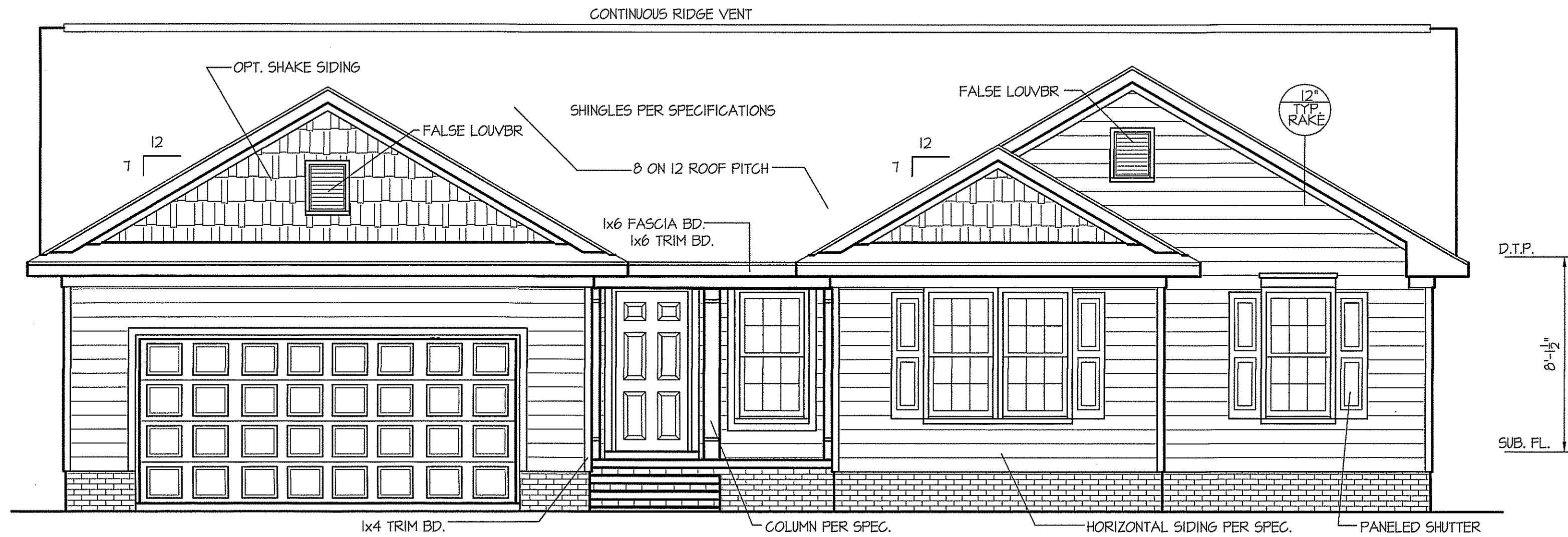


EXCLUSIVE PLAN FOR
FREEDOM FAMILY HOMES
SANFORD

PLAN:

SHEET NO.

1



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

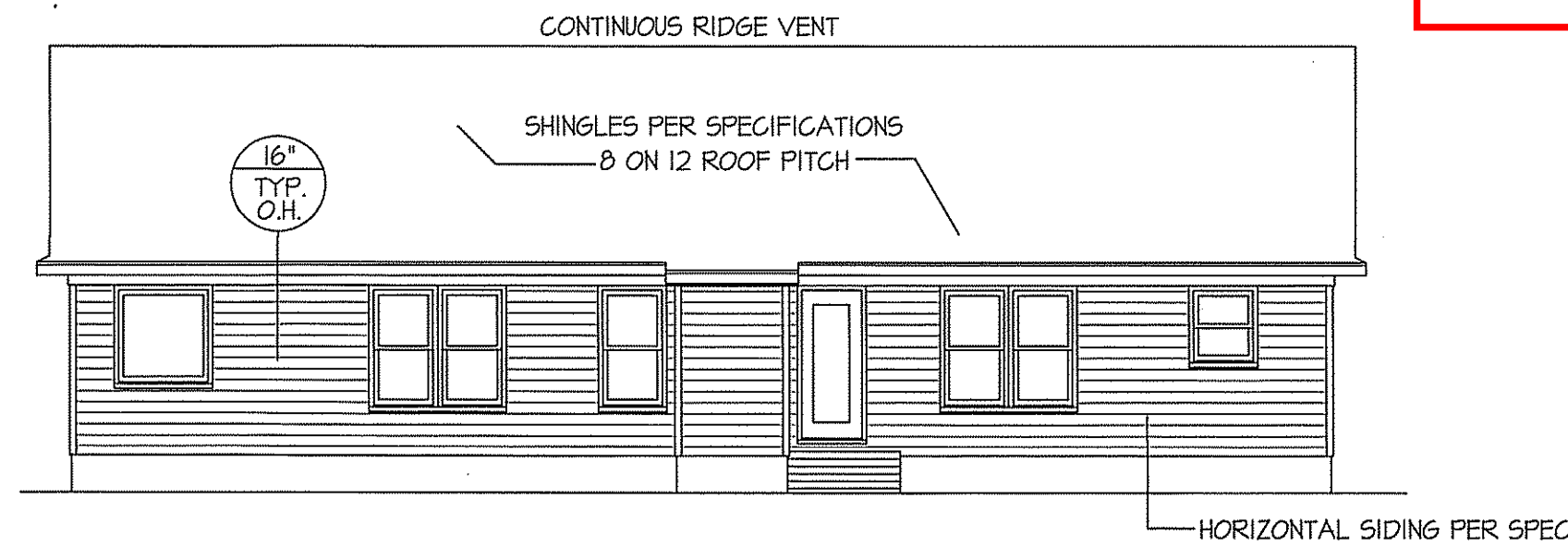
NOTICE TO CONTRACTOR
All construction must comply with current NC Building Codes and is subject to field inspection and verification.

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

06/24/2021

INSULATION and FENESTRATION REQUIREMENTS		
CLIMATE ZONE	ZONE-3	ZONE-4
FENESTRATION U-FACTOR	0.35	0.35
GLAZED FENESTRATION SHGC	0.30	0.30
MINIMUM CEILING R-VALUE	R-30	R-30
MINIMUM WALL R-VALUE	R-13	R-15, 13+2.5
MINIMUM FLOOR R-VALUE	R-14	R-14
MIN. CRAWL SPACE WALL R-VALUE	5/10	10/13
MIN. SLAB R-VALUE	0	R-10

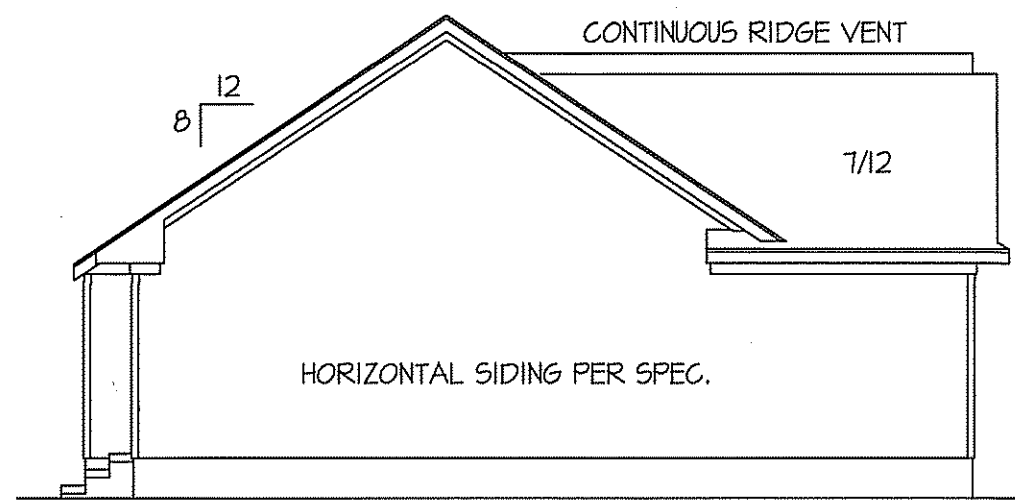
PROVIDE STEPS AS REQUIRED
GRADE MAY VARY - BUILDER TO VERIFY



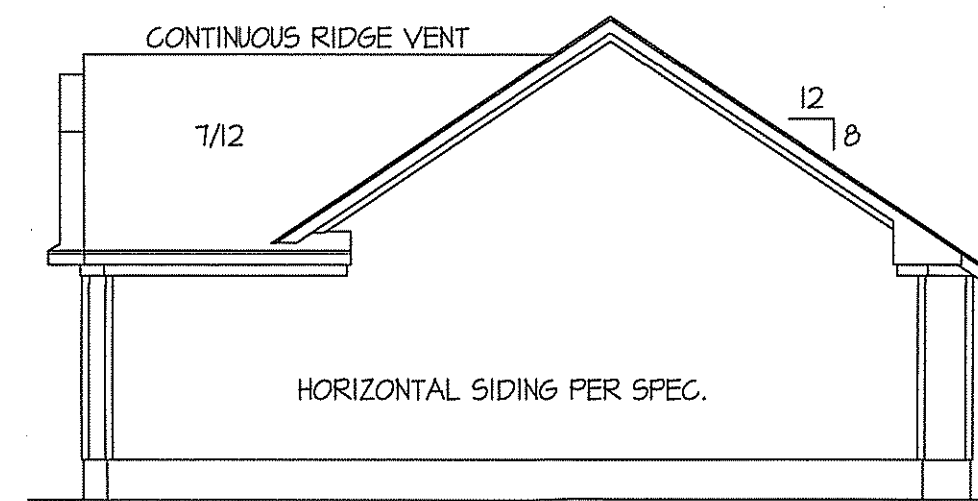
REAR ELEVATION
SCALE: 1/8" = 1'-0"

ROOF VENTILATION REQ'MTS.
1894 ATTIC SQ. FT. / 300 = 6.31

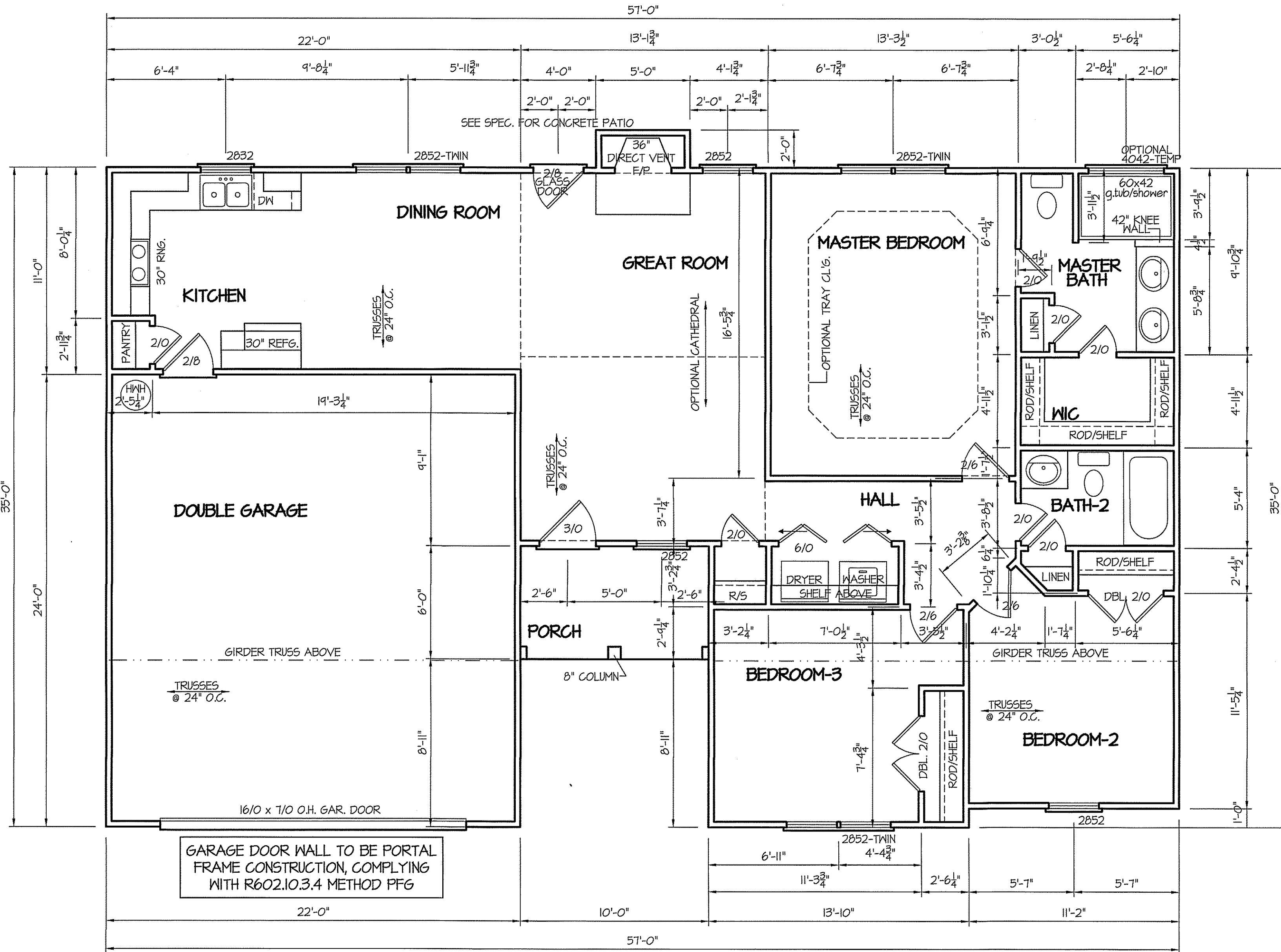
PROVIDED ON PLAN
96 L.F. RIDGE VENT = 18.0
138 L.F. SOFFIT VENT = 8.66
TOTAL = 26.66 S.F. FREE NET AREA



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



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

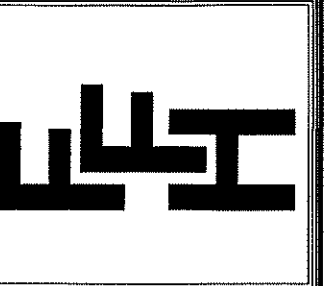


STD. 8' CEILINGS
FLOOR PLAN
 SCALE: 1/4" = 1'-0"

TOTAL HEATED SQUARE FOOTAGE = 1309 S.F.
 FRONT PORCH SQUARE FOOTAGE = 60 S.F.
 DOUBLE GARAGE SQUARE FOOTAGE = 525 S.F.

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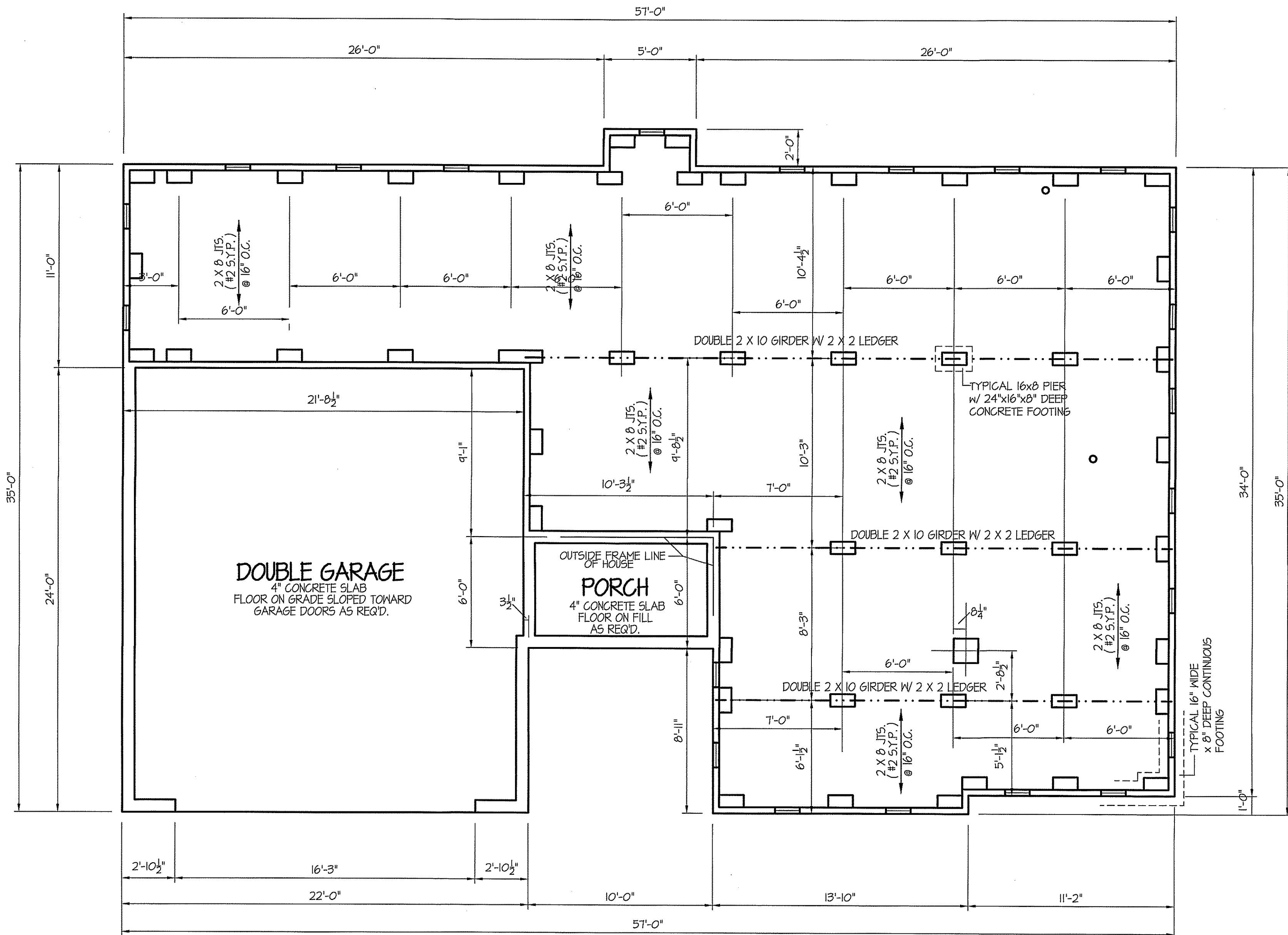
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EXCLUSIVE PLAN FOR
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SANFORD

PLAN:
 SHEET NO.
2

COMPUTER FILE: FREEDOM FAMILY HOMES - LAWRENCE NOW SANFORD AUG-2016



PIER and CURTAIN
FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

FOUNDATION DRAINAGE
A DRAINAGE SYSTEM IS NOT REQUIRED WHEN THE FOUNDATION IS INSTALLED ON WELL-DRAINED GROUND OR SAND-GRAVEL MIXTURE SOILS ACCORDING TO THE UNIFIED SOIL CLASSIFICATION SYSTEM, GROUP I SOILS, AS DETAILED IN TABLE R405.1

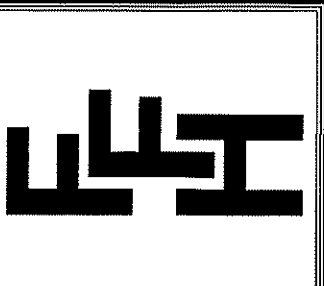
NOTES:
USE DBL. 2x10 BANDS w/2X2 LEDGER ON 4" WALLS
USE DOUBLE 2x10 GIRDERS w/ 2X2 LEDGERS
USE 2x8 JOISTS AT 16" O.C., ADD SGL. JOIST UNDER PARALLEL INTERIOR WALLS AS REQ'D.
PROVIDE 24 X 36 ACCESS OPENING IN FND. WALL.
PROVIDE STEPS TO GRADE (MAX. 8")

FOUNDATION VENTILATION INFORMATION
1309 S.F. (CRAWL) X .48 = 628.32
(USE 15% COVERAGE W/VAPOR BARRIER IN CRAWL SPACE)
USE 10 " QUALITY" FND. VENTS
W/ 68 S.I. FREE NET AREA (MIN.)

FOUNDATION ANCHORAGE
THE WOOD SILL PLATE ON PERIMETER SHALL BE ANCHORED TO THE FOUNDATION WALLS WITH ANCHOR BOLTS SPACED A MAXIMUM OF 6' ON CENTER. ANCHOR BOLTS SHALL ALSO BE LOCATED WITHIN 12" FROM THE ENDS OF EACH PLATE SECTION. BOLTS SHALL BE AT LEAST 1/2" IN DIAMETER AND SHALL EXTEND A MINIMUM OF 7" INTO MASONRY OR CONCRETE.

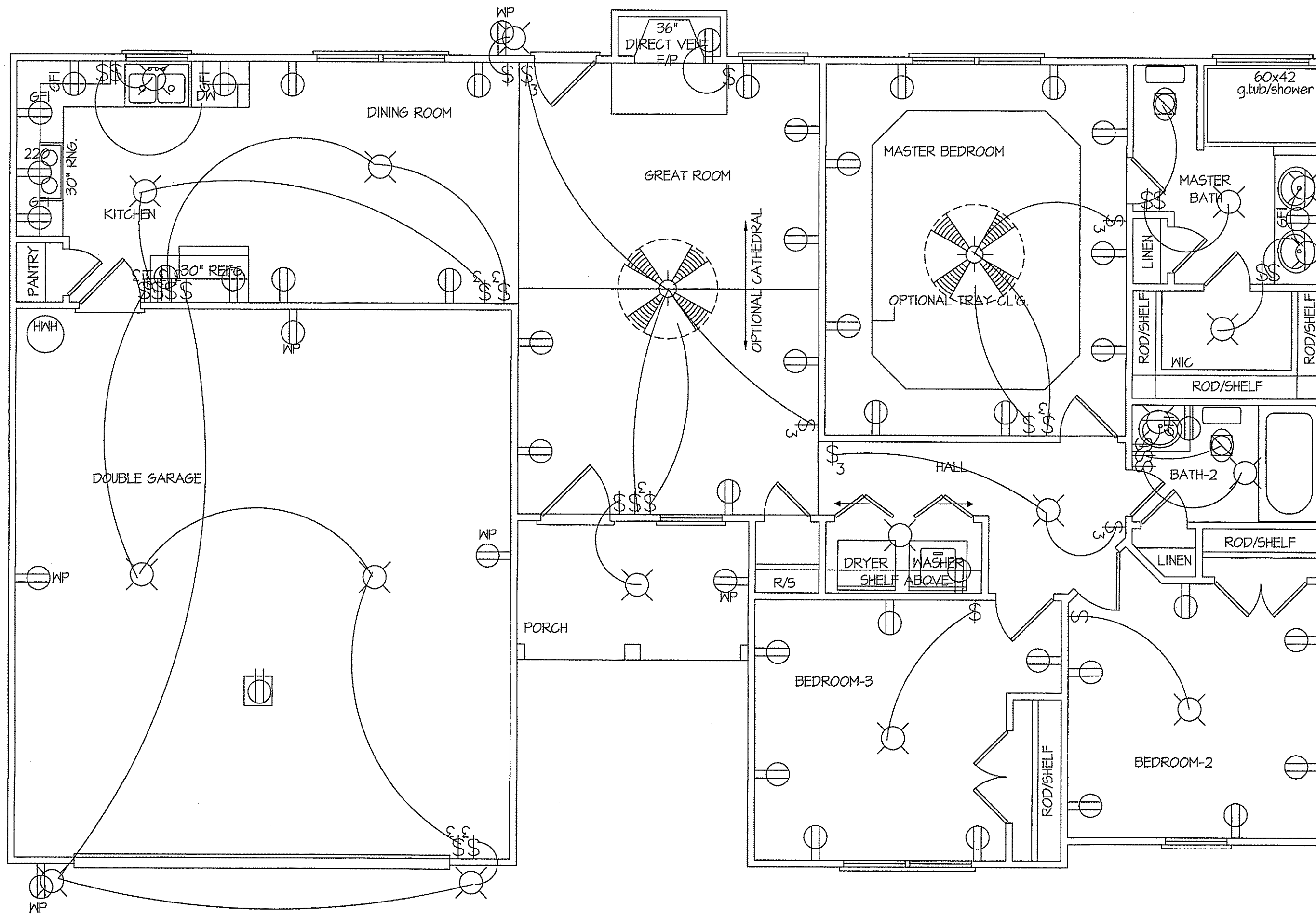
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EXCLUSIVE PLAN FOR
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PLAN:
SHEET NO.
3

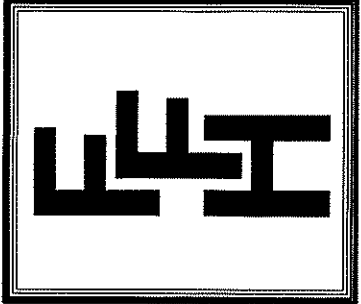


STD. 8' CEILINGS
**ELECTRICAL
 FLOOR PLAN**
 SCALE: 1/4" = 1'-0"

TOTAL HEATED SQUARE FOOTAGE = 1304 S.F.
 FRONT PORCH SQUARE FOOTAGE = 60 S.F.
 DOUBLE GARAGE SQUARE FOOTAGE = 525 S.F.

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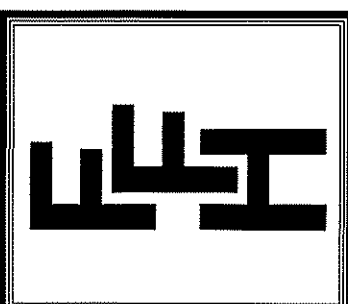
EXCLUSIVE PLAN FOR
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SANFORD
 PLAN:

SHEET NO.
4

COMPUTER FILE: FREEDOM FAMILY HOMES - LAWRENCE NOW SANFORD AUG-2016

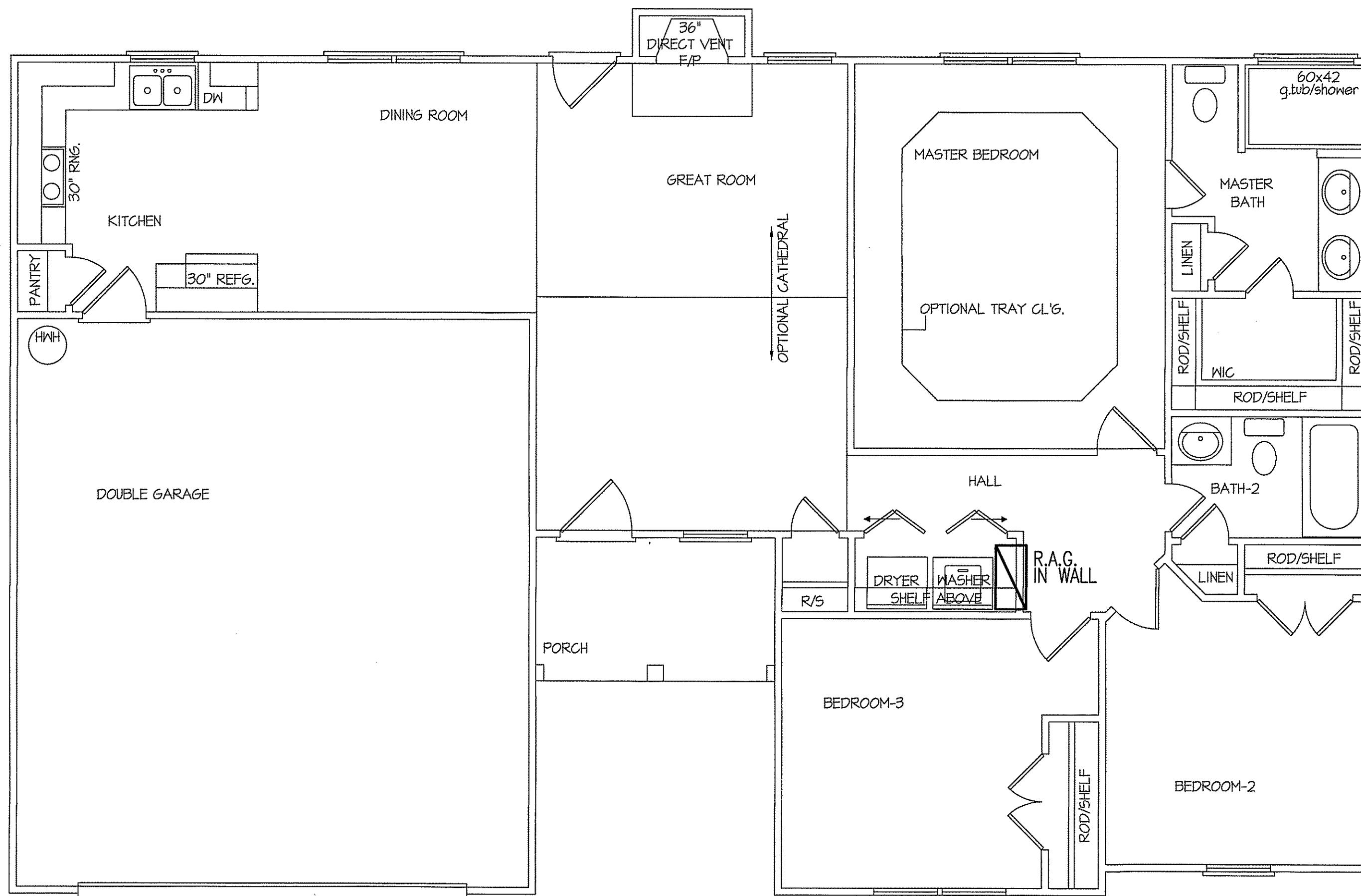
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EXCLUSIVE PLAN FOR
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PLAN:
SHEET NO.
5



TOTAL HEAT GAIN = 28,929 B.T.U.H.
TOTAL HEAT LOSS = 42,149 B.T.U.H.

NOTE:
HVAC CONTRACTOR TO PROVIDE OWNERS AND BUILDERS
UNIT INFORMATION, BTUH REQUIREMENTS, AND
DUCT LAYOUTS BEFORE CONSTRUCTION BEGINS.

STD. 8' CEILINGS
**HVAC
FLOOR PLAN**
SCALE: 1/4" = 1'-0"

TOTAL HEATED SQUARE FOOTAGE = 1309 S.F.
FRONT PORCH SQUARE FOOTAGE = 60 S.F.
DOUBLE GARAGE SQUARE FOOTAGE = 525 S.F.

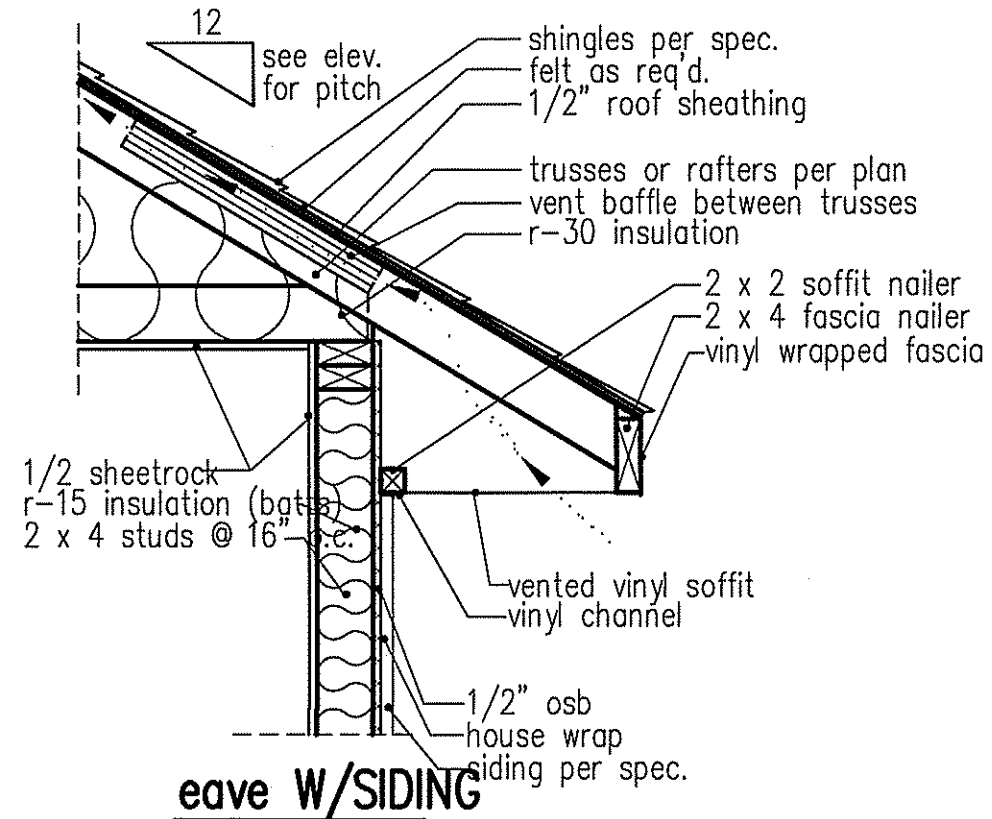
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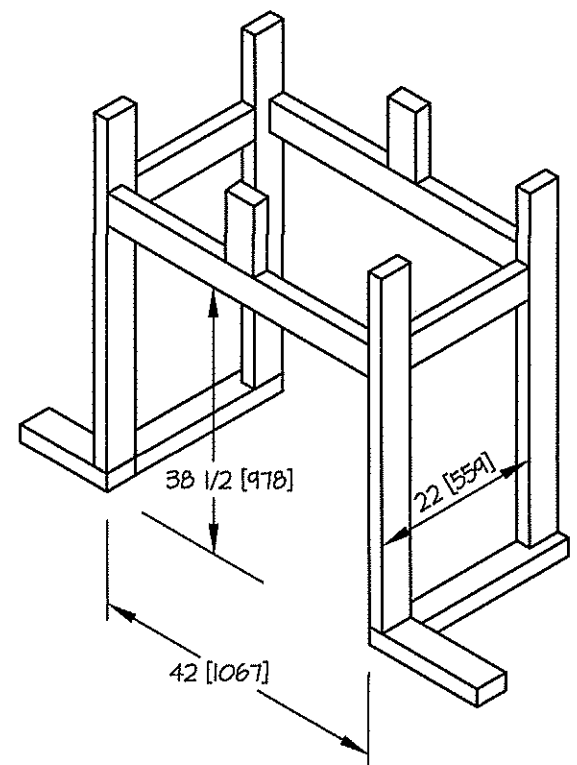


**EXCLUSIVE PLAN FOR
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SANFORD**

PLAN:
6
SHEET NO.



eave W/SIDING

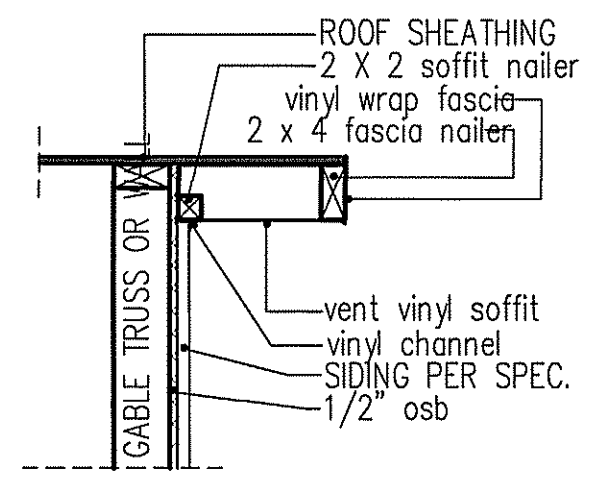


DIMENSIONS IN [] ARE MM

SPECIFICATIONS

MODEL 6000-TR	HEIGHT		FRONT WIDTH		BACK WIDTH		DEPTH	
	ACTUAL	FRAMING	ACTUAL	FRAMING	ACTUAL	FRAMING	ACTUAL	FRAMING
INCHES	38	38-1/2	41	42	28-1/2	42	21-1/2	22

REFERENCE DIMENSIONS ONLY - MANUF. RECOMMEND MEASURING INDIVIDUAL UNITS AT INSTALLATION

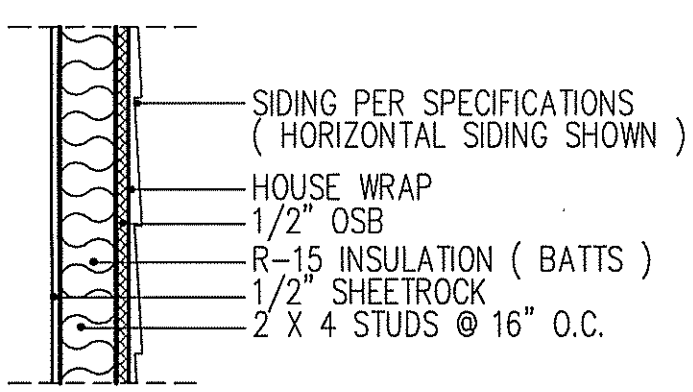


RAKE W/SIDING

NOTE: OVERHANG DISTANCE NOTED ON ELEVATION SHEET IS ALWAYS MEASURED FROM FRAME LINE

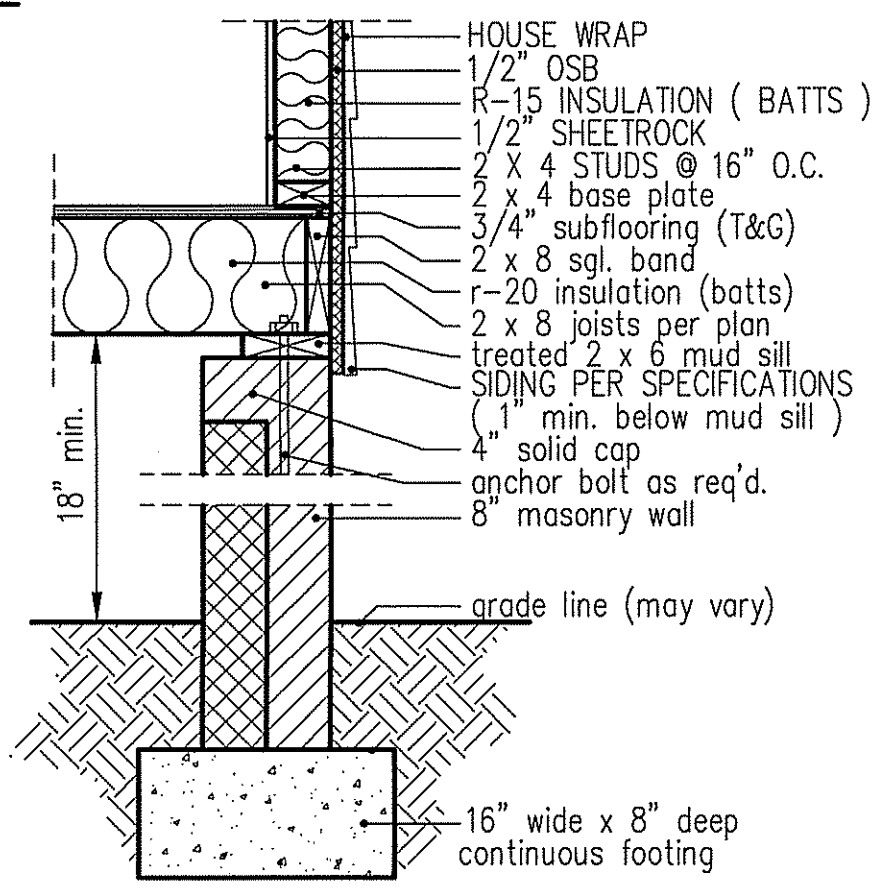
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standard eave details

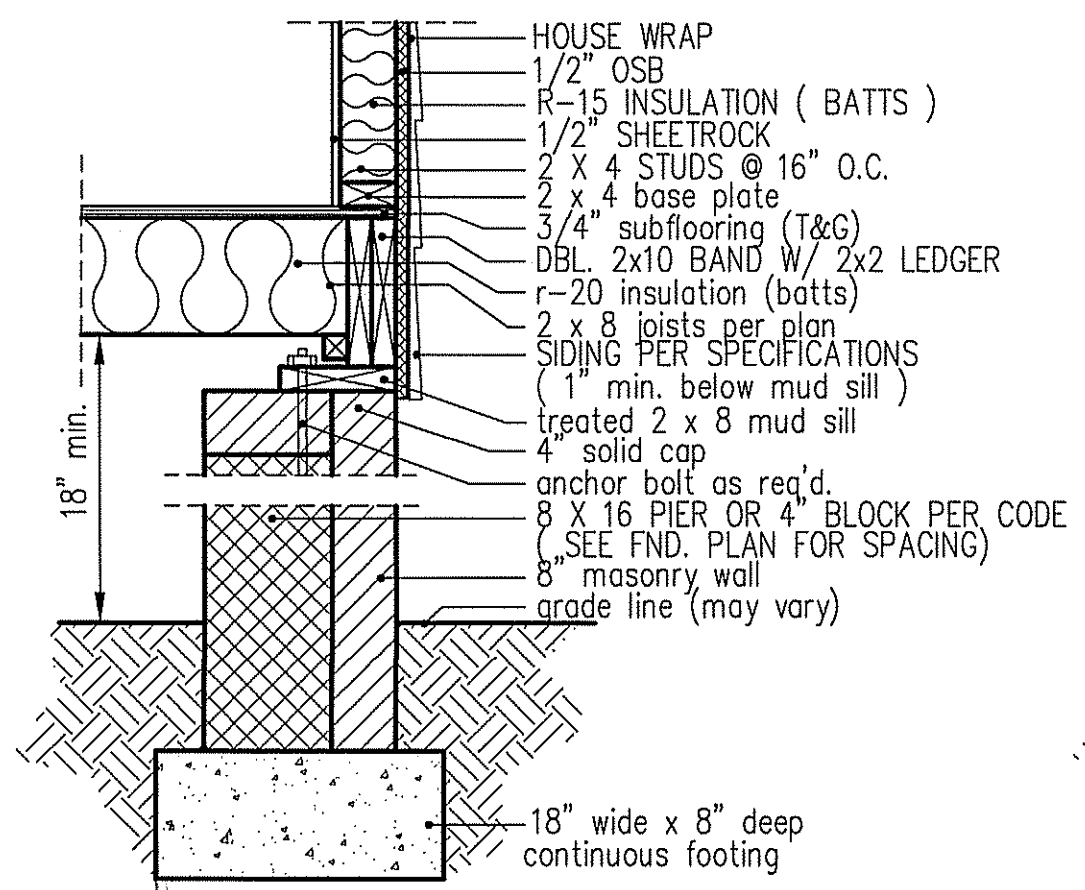


WALL W/siding

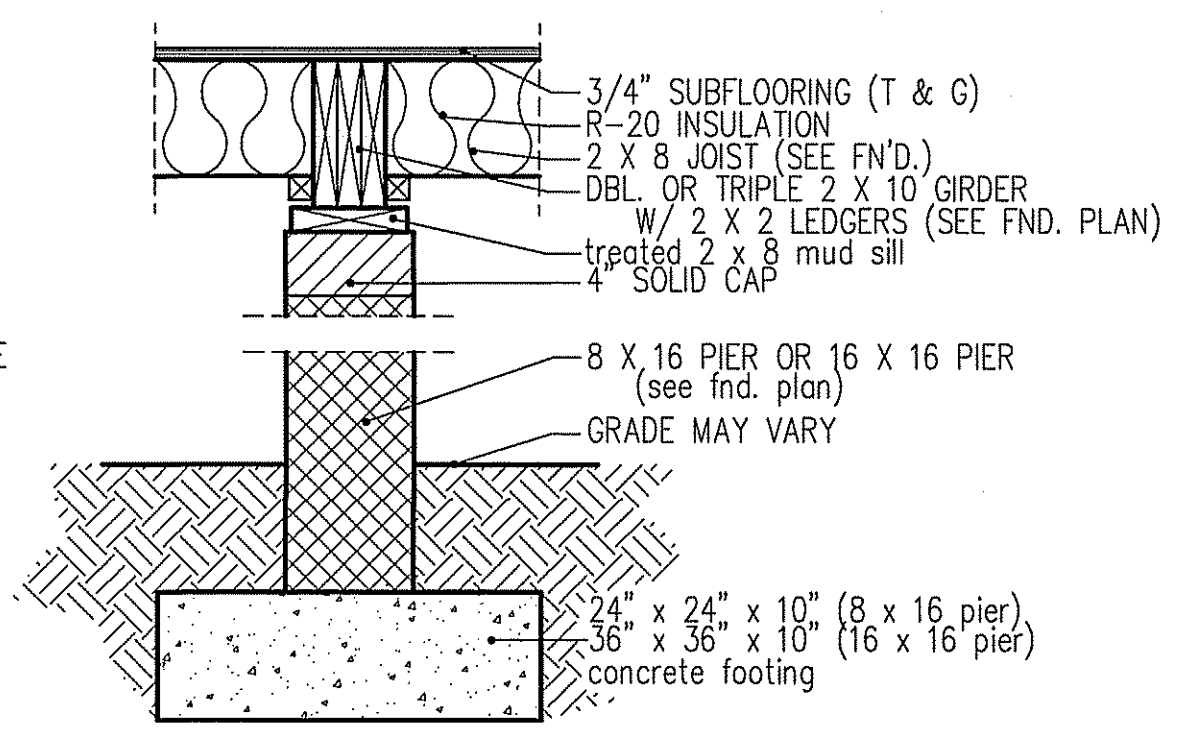
intermediate wall details



**8" BOX SILL
FOUNDATION WALL**



**PIER and CURTAIN
FOUNDATION WALL**



**GIRDER
DETAIL**

**GIRDER and HEADER SPANS FOR
EXTERIOR LOAD CONDITIONS**

INDICATES THE NUMBER OF REQ'D. JACK STUDS

3-2

MAXIMUM SPAN IN FEET and INCHES

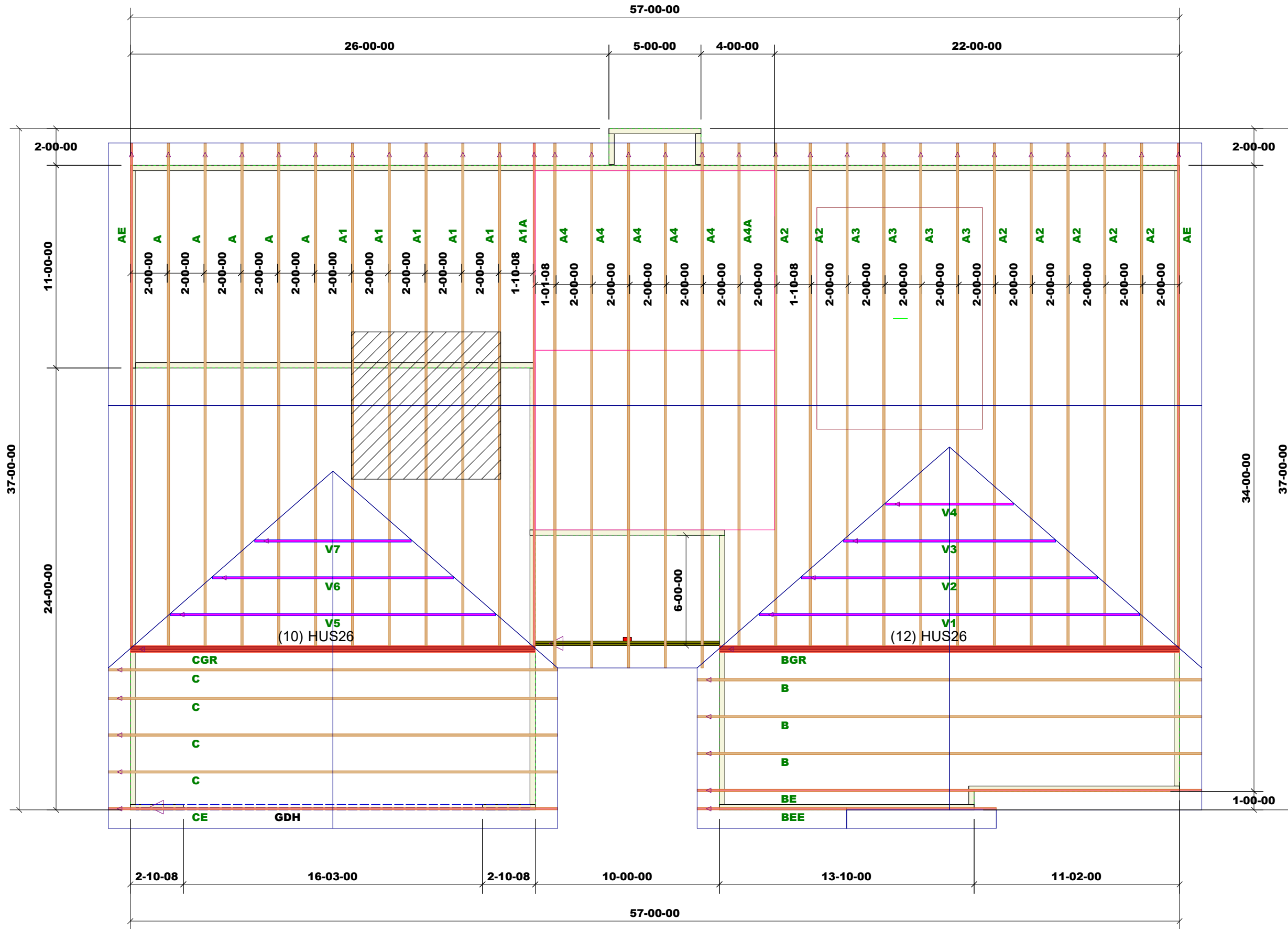
ROOF and CEILING (TRUSS ROOF)	SOUTHERN PINE -#2 GRADE LUMBER VALUES-SPRUCE-PINE-FIR								
	BUILDING WIDTH (FT.)			PARTIAL TABLE R502.5(I) NORTH CAROLINA STATE BUILDING CODE RESIDENTIAL CODE 2012 EDITION			BUILDING WIDTH (FT.)		
	20	28	36	20	28	36	20	28	36
2-2 x 4	3-2	2-9	2-6	ft-in	ft-in	ft-in	ft-in	ft-in	ft-in
2-2 x 6	4-8	4-1	3-8	ft-in	ft-in	ft-in	ft-in	ft-in	ft-in
2-2 x 8	5-11	5-2	4-7	ft-in	ft-in	ft-in	ft-in	ft-in	ft-in
2-2 x 10	7-3	6-3	5-7	ft-in	ft-in	ft-in	ft-in	ft-in	ft-in
2-2 x 12	8-5	7-3	6-6	ft-in	ft-in	ft-in	ft-in	ft-in	ft-in

LOADS ABOVE APPLY TO UNIFORM DISTRIBUTION OF LOADING ON EXTERIOR WALLS. WHEN A CONCENTRATED LOAD IS APPLIED SUCH AS A GIRDER TRUSSES, BEAMS AND UNUSUAL LOADING IS APPLIED, THE BUILDER IS TO MODIFY THE SIZE OF HEADERS TO ACCOMMODATE THE ADDITIONAL POINT LOAD.

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



PROJECT:	Jackson Sanford Plan
CUSTOMER:	FREEDOM CONSTRUCTION
MODEL:	Sanford
QUOTE #:	2100664
PRINT DATE:	6/17/2021
DRAWN BY:	Rodney Evans
SCALE:	N.T.S

TOP LIVE LOAD:	20.0 lb/ft ²
TOP DEAD LOAD:	10.0 lb/ft ²
BOTTOM DEAD LOAD:	10.0 lb/ft ²
WIND SPEED:	130 mph

GENERAL NOTES:
 - DO NOT CUT OR MODIFY TRUSSES
 - TRUSSES ARE SPACED 24" ON CENTER UNLESS OTHERWISE NOTED
 - 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 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.

LVL BY OTHERS

ROOF AREA:2531.81

PlotID	Length	Product	Plies	Net Qty	Fab Type
GDH	22-00-00	1-3/4" x 11-7/8" VERSA-LAM® 2.0 3100 SP	2	2	MFD

1st Level Roof Area	2nd Level Roof Area
0	0