

JACKSON



Inventory Marked

COVER SHEET

JACKSON REVISION LIST - STRUCTURAL:

- 1.) ADDED FRAMING AND FOUNDATION FOR 3 CAR GARAGE AND 1-CAR WITH SIDE LOAD
- 2.) EXTENDED NOOK BEAM, ADDED FRAMING FOR SECOND FLOOR OPTIONS (ADDED EXTRA JOISTS AND SHIFTED BEAMS AT FOYER WHERE REQUIRED)
- 3.) ADDED FRAMING AND FOUNDATION FOR SMALLER MASTER SUITE
- 4.) ADDED 1)JOIST SERIES/SPACING
- 5.) RECONFIGURED CRAWL TO HAVE ALL JOISTS RUNNING FRONT TO BACK
- 6.) REMOVED PARTIAL CRAWL FRAMING FROM BASEMENT AND EXTENDED BASEMENT FRAMING BELOW KITCHEN
- 7.) CHANGED TO 2 x 6 HEADERS WHERE APPLICABLE (5-18)
- 8.) FLOORED OPTION FOR BONUS ROOM AND REVISED HEADER FOR FLOOR LOADS (5-18)
- 9.) ADDED HEADERS FOR FIREPLACE OPTIONS (5-18)
10. REMOVED BEAM FOR OLD MEDIA ROOM LOCATION (5-18)
- 11.) 2 x 6 GARAGE WING WALLS (5-18)
- 12.) MODIFIED STRAPPING NOTE FOR DOUBLE GARAGE DOOR (5-18)
- 13.) UPDATED STRUCTURAL NOTES (5-18)
- 14.) REMOVED ROOF TRUSS BEARING AT REVISED SECOND FLOOR BATH LOCATION (5-18)
- 15.) CHANGED FRONT PORCH POSTS TO 6X6 FOR (3) PLY BEAM (2-19)
- 16.) ADDED MEDIA OPTION BACK - MOVED LVL ON SECOND FLOOR FRAMING, EXTRA JOIST, ATTIC FRAMING PLAN (2-19)
- 17.) CODE UPDATE TO 2018 NC IRC (2-19)
- 18.) CODE UPDATE TO 2018 SC IRC (1-16)
- 19.)
- 20.)
- 21.)
- 22.)
- 23.)
- 24.)
- 25.)
- 26.)
- 27.)
- 28.)
- 29.)
- 30.)

JACKSON REVISION LIST - ARCHITECTURAL:

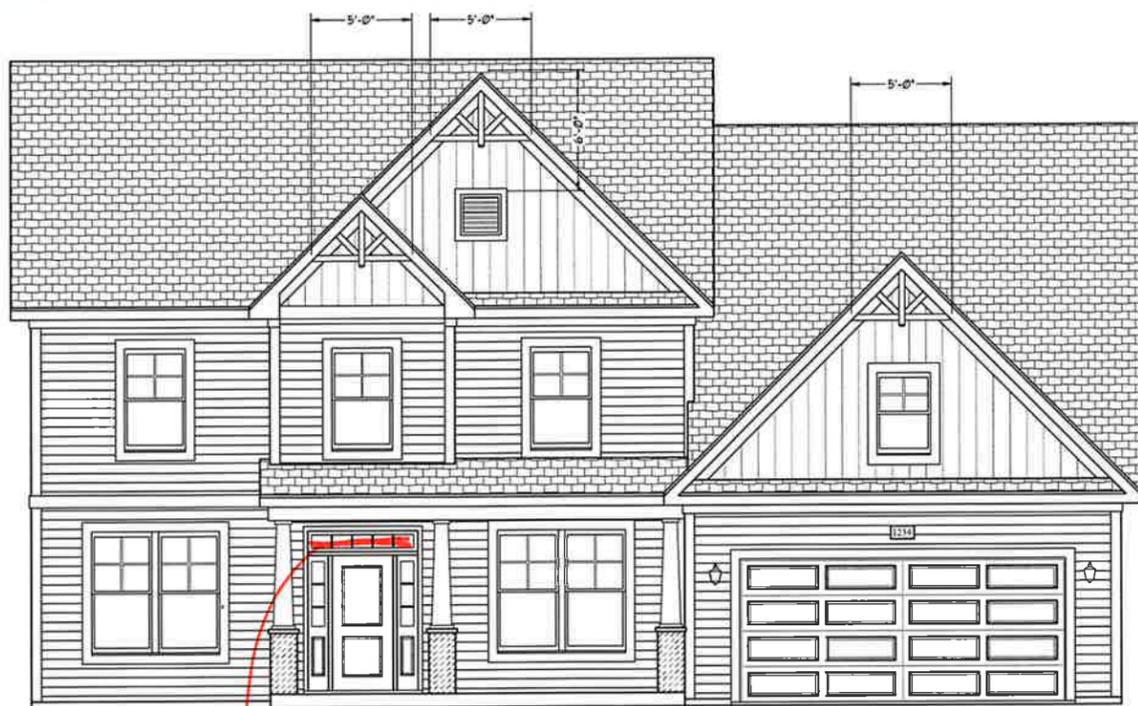
- 1.) BUMPED REAR KITCHEN WALL, BEDROOM #3/ STUDY NICHE WALL, AND REAR PORCH OUT 24" (ADDING S.F.)
- 2.) RECONFIGURED KITCHEN (REMOVED CABINETS FROM REAR WALL, ADDED WINDOW AND NEW ISLAND)
- 3.) COMBINED JACKSON-11 (BASEMENT) AND REGULAR JACKSON INTO ONE DRAWING
- 4.) ADDED OPTION FOR ONE-CAR GARAGE IN COMBINATION WITH SIDE-LOAD MAIN HOUSE GARAGE
- 5.) ADDED OPTION FOR THREE-CAR GARAGE
- 6.) ADDED STUDY OPTION WITH SMALLER MASTER SUITE (FIRST FLOOR)
- 7.) ADDED SECOND MASTER SUITE OPTION (SECOND FLOOR)
- 8.) MADE BEDROOM #5 STANDARD (LIKE ON OLD PRESIDENTIAL)
- 9.) MADE LOFT/ OPTIONAL MEDIA ROOM AN OPTION (SECOND FLOOR)
10. REMOVED C.O. AND WALLS BETWEEN NOOK AND FAMILY ROOM
- 11.) ADDED WALK-IN SHOWER OPTION (FIRST FLOOR)
- 12.) ADDED CLOSET SHELVING NOTES
- 13.) ADDED EXTERIOR LIGHTS TO ELEVATIONS
- 14.) ADDED STANDARD CAN LIGHTING TO LOFT/ OPT. MEDIA ROOM (SECOND FLOOR)
- 15.) ADDED OPTIONAL CAN LIGHTING TO MASTER SUITE, FAMILY ROOM, AND HALLWAY UNDER BALCONY (FIRST FLOOR)
- 16.) ADDED OPTIONAL CAN LIGHTING TO SECOND MASTER SUITE (SECOND FLOOR)
- 17.) ADDED SHAKES TO FRONT GABLES ON ELEVATION A
- 18.) ELIMINATED PARTIAL CRAL SPACE FROM BASEMENT OPTION. FULL BASEMENT NOW.
- 19.) ADDED OPTIONAL BATH (ROUGH-IN) TO OPTIONAL BASEMENT
- 20.) EXTENDED FRONT PORCH BY 2" TO LINE UP WITH CANTILEVER ABOVE. (11-17)
- 21.) ADDED MISSING DIMENSION TO MASTER TOILET ROOM (11-17)
- 22.) REVISED SECOND FLOOR SHARED BATH BY EXTENDING BEDROOM #3 W.I.C. AND PLACING VANITY ON OPPOSITE WALL, ELIMINATING DOOR FROM HALLWAY. (3-18)
- 23.) ADDED OPTION FOR DOOR TO SF SHARED BATH FROM HALLWAY (MADE BATH VANITY SMALLER). (3-18)
- 24.) ADDED OPTION FOR BONUS ROOM OVER FAMILY ROOM (FLOORED OVER). (3-18)
- 25.) ADDED OPTION FOR LOFT OVER FAMILY ROOM (FLOORED OVER). (3-18)
- 26.) MADE FIREPLACE OPTIONAL (THIRD FAMILY ROOM WINDOW NOW STANDARD.) (3-18)
- 27.) ADDED OPTION FOR FIREPLACE ON SECOND FLOOR IN OPT. BONUS ROOM/ LOFT (3-18)
- 28.) CREATED KITCHEN OPTION (SIMILAR TO OLD JACKSON PLAN). (3-18)
- 29.) REMOVED OLD LOFT/ MEDIA OPTION FROM PLAN. ORIGINALLY LOCATED IN FRONT OF BEDROOM #4 (3-18)
- 30.) ADDED OLD LOFT/ MEDIA OPTION BACK TO PLAN ONLY AS MEDIA ROOM OPTION (2-19)
- 31.) REMOVED ARCH OPENINGS AND REPLACED WITH C.O. (11-26-19)
- 32.) CHANGED FIREPLACES TO BE 32" FIREPLACE. (11-26-19)
- 33.) UPDATED AND VERIFY BATHROOM NAMING PER H&H STANDARDS. (11-26-19)
- 34.) UPDATED AND VERIFY SQUARE FOOTAGE. (11-26-19)
- 35.) ROOF VENTING CALCULATIONS FOR EACH ELEVATION LAYOUT. (11-26-19)
- 36.) UPDATED HDR HGT FROM 6'10" TO 7'-0". (11-26-19)
- 37.) REMOVED KITCHEN OPTION. (11-26-19)
- 38.) ADDED ROOF VENT CALCULATIONS. (11-26-19)
- 39.) VERIFIED GOURMET KITCHEN WAS ADDED. (1-16-20)
- 40.) CHANGED FIREPLACE FROM STANDARD TO OPTIONAL. (1-16-20)
- 41.) REMOVE GLASS INSERTS FROM GARAGE WINDOWS AND REMOVE METAL ACCESSORIES (1-16-20)
- 42.) UPDATED CUTSHEETS. (1-16-20)
- 43.) UPDATED DOOR TO BATH 4 W/ OPTIONAL MEDIA ROOM TO 2/4 FROM 2/0 (1-16-20)

Oakmont 71

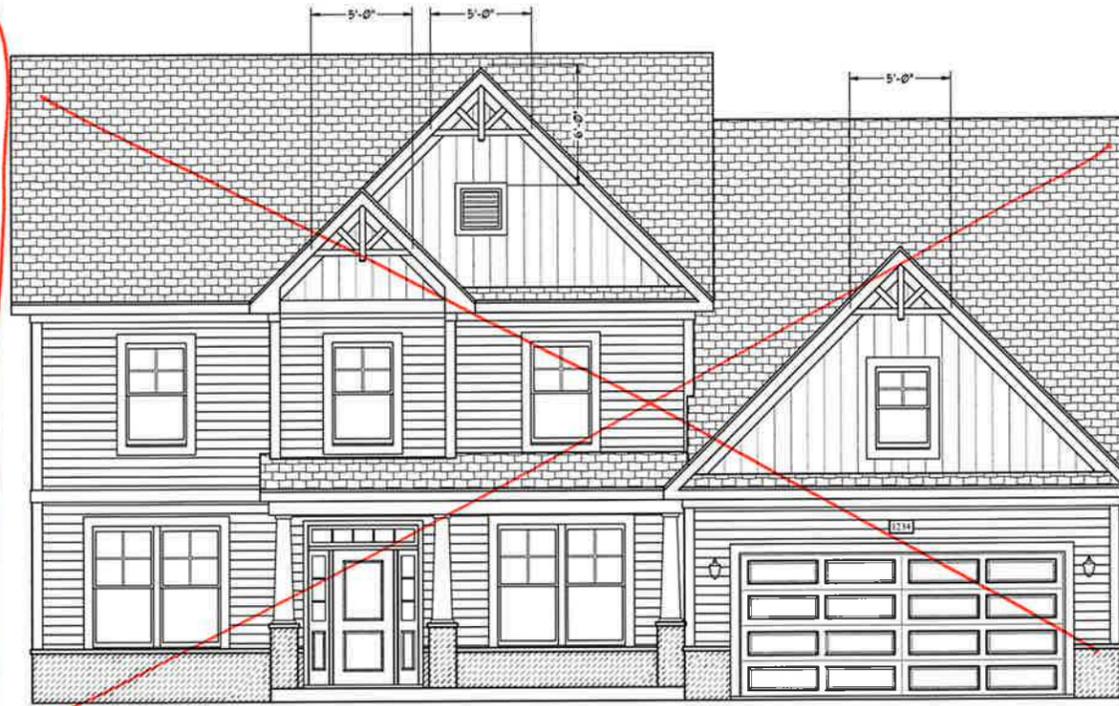
H&H HOMES
JACKSON

DATE: FEBRUARY 27, 2019
REV: JANUARY 16, 2020
DRAWN BY: WQ
ENGINEERED BY:
REVIEWED BY:

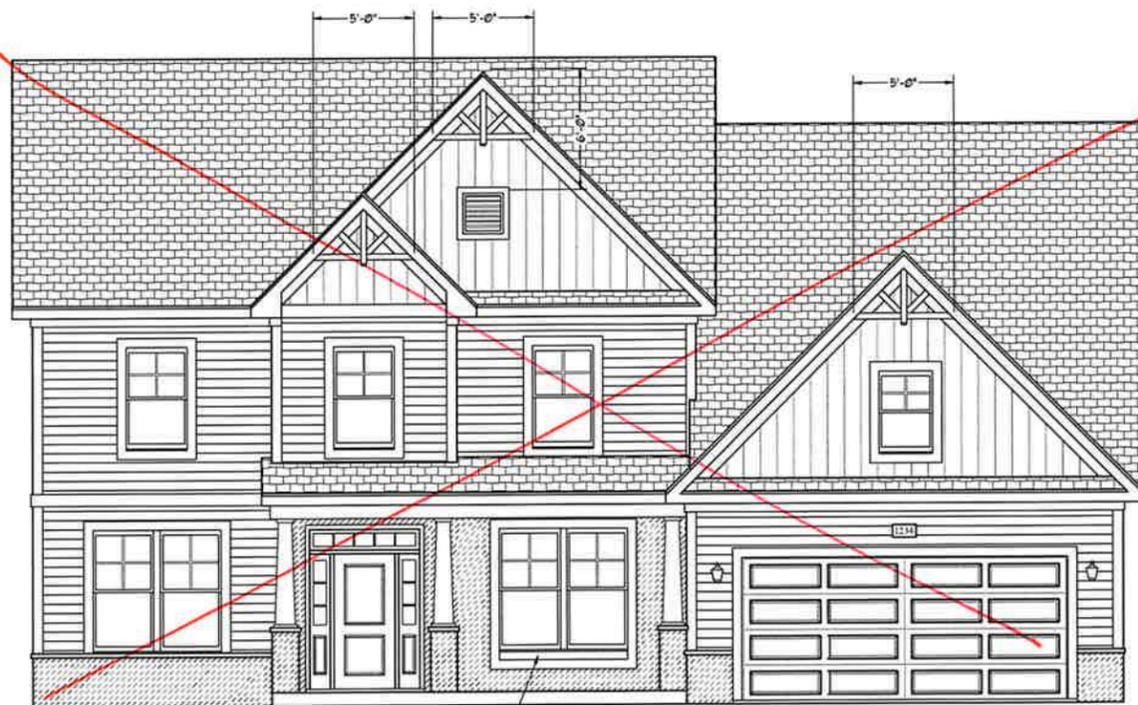
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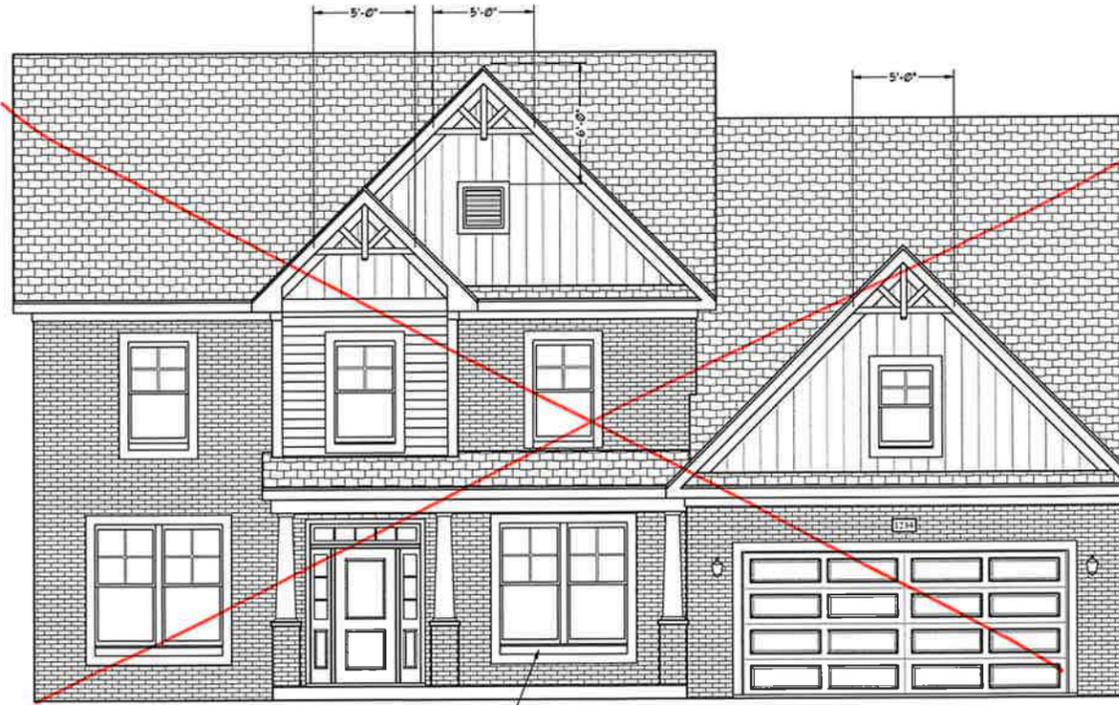
No Grids
FRONT ELEVATION-B-1
 SCALE: 1/4" = 1'-0"



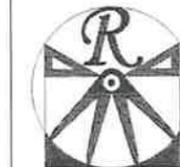
FRONT ELEVATION-B-2
 SCALE: 1/4" = 1'-0"



BRICK OR STONE
 LEDGE AS SPEC. (TYP)
FRONT ELEVATION-B-3
 SCALE: 1/4" = 1'-0"



BRICK OR STONE
 LEDGE AS SPEC. (TYP)
FRONT ELEVATION-B-4
 SCALE: 1/4" = 1'-0"



RENAISSANCE
 RESIDENTIAL DESIGN, INC.
 4810 GLENMIST CT, J RALEIGH, NC 27612
 919 548-4128
 WWW.RRDCAROLINA.COM

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 RALEIGH, NC 27605
 PHONE: (919) 789-9910
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 N.C. LICENSE NO. C-1733

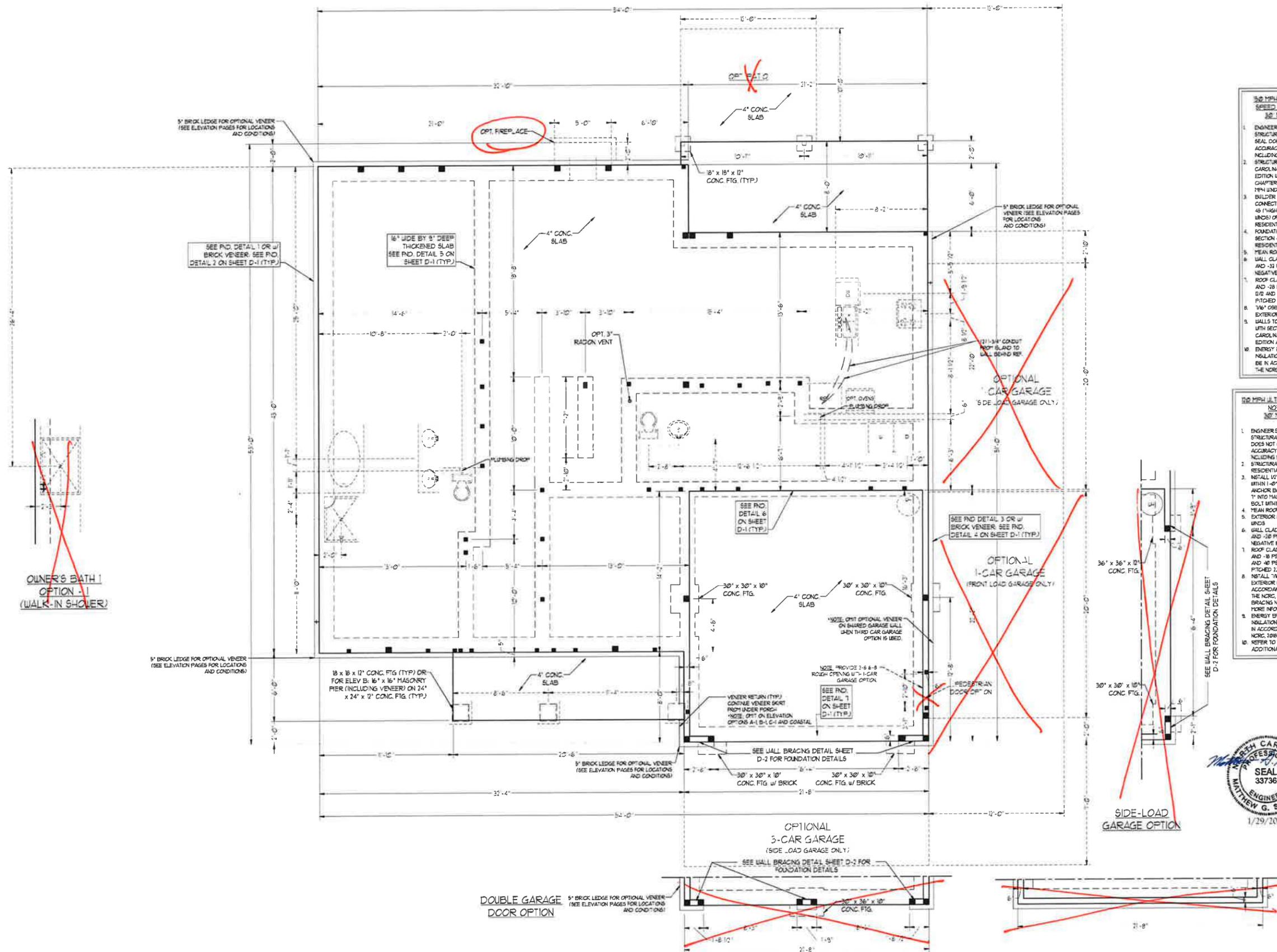


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H&H HOMES, INC.
JACKSON

DATE: FEBRUARY 27, 2019
 REV. JANUARY 16, 2020
 SCALE: AS NOTED
 DRAWN BY: WG
 ENGINEERED BY: WLF
 REVIEWED BY: JES

B - ELEVATION
 OPTIONS
A-2.1



20 MPH ULTIMATE DESIGN AND SPEED NOTES FOR LESS THAN 30' MEAN ROOF HEIGHT:

- ENGINEER'S SEAL APPLIES ONLY TO STRUCTURAL COMPONENTS. ENGINEER'S SEAL DOES NOT CERTIFY DIMENSIONAL ACCURACY OR ARCHITECTURAL LAYOUT INCLUDING ROOF SYSTEMS.
- STRUCTURAL DESIGN PER NORTH CAROLINA RESIDENTIAL CODE 2018 EDITION WITH SPECIAL CONSIDERATION TO CHAPTER 45 ("HIGH WIND ZONES") FOR 60 MPH WINDS.
- BUILDER IS TO PROVIDE FRAMING CONNECTIONS AS REQUIRED BY CHAPTER 45 ("HIGH WIND ZONES") FOR 60 MPH WINDS OF THE NORTH CAROLINA RESIDENTIAL CODE 2018 EDITION.
- FOUNDATION ANCHORAGE TO COMPLY WITH SECTION 4504 OF THE NORTH CAROLINA RESIDENTIAL CODE 2018 EDITION.
- MEAN ROOF HEIGHT IS LESS THAN 30 FEET.
- WALL CLADDING DESIGNED FOR +2.5 PSF AND -3.0 PSF (-) INDICATE POSITIVE / NEGATIVE PRESSURE (TYP).
- ROOF CLADDING DESIGNED FOR 0.25 PSF AND -3.0 PSF FOR ROOF PITCHES 1/12 TO 3/12 AND 4.0 PSF AND -5.1 PSF FOR ROOF PITCHES 12/12 TO 1/2.
- 1/2" OSB SHEATHING IS REQUIRED ON ALL EXTERIOR WALLS.
- WALLS TO BE BRACED IN ACCORDANCE WITH SECTION 4503.3 OF THE NORTH CAROLINA RESIDENTIAL CODE 2018 EDITION AND AS NOTED ON PLANS.
- ENERGY EFFICIENCY COMPLIANCE AND INSULATION VALUES OF THE BUILDING TO BE IN ACCORDANCE WITH CHAPTER 8 OF THE NRC, 2018 EDITION.

20 MPH ULTIMATE DESIGN AND SPEED NOTES FOR LESS THAN 30' MEAN ROOF HEIGHT:

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- STRUCTURAL DESIGN PER NORTH CAROLINA RESIDENTIAL CODE 2018 EDITION.
- INSTALL 1/2" ANCHOR BOLTS @ 4' O.C. AND WITHIN 1'-0" FROM END OF EACH CORNER. ANCHOR BOLTS MUST EXTEND A MINIMUM OF 1" INTO MASONRY OR CONCRETE. LOCATE BOLTS WITH HOLE IN THIRD OR FIFTH JOINT.
- MEAN ROOF HEIGHT IS LESS THAN 30 FEET.
- EXTERIOR WALLS DESIGNED FOR 20 MPH WINDS.
- WALL CLADDING DESIGNED FOR +2.5 PSF AND -3.0 PSF (-) INDICATE POSITIVE / NEGATIVE PRESSURE (TYP).
- ROOF CLADDING DESIGNED FOR +2.5 PSF AND -3.0 PSF FOR ROOF PITCHES 1/12 TO 3/12 AND 4.0 PSF AND -5.1 PSF FOR ROOF PITCHES 12/12 TO 1/2.
- INSTALL 1/2" OSB SHEATHING ON ALL EXTERIOR WALLS OF ALL STOREYS IN ACCORDANCE WITH SECTION 4503.3 OF THE NRC, 2018 EDITION. SEE THE WALL BRACING NOTES AND DETAILS SHEET FOR MORE INFORMATION.
- ENERGY EFFICIENCY COMPLIANCE AND INSULATION VALUES OF THE BUILDING TO BE IN ACCORDANCE WITH CHAPTER 8 OF THE NRC, 2018 EDITION.
- REFER TO NOTES AND DETAIL SHEETS FOR ADDITIONAL STRUCTURAL INFORMATION.



J.S. THOMPSON ENGINEERING, INC.
 606 WADE AVE., SUITE 104 RALEIGH, NC 27605
 PHONE: (919) 789-9919 FAX: (919) 789-9921
 N.C. LICENSE NO.: C1733

JACKSON H&H HOMES, INC.

DATE: JANUARY 17, 2020
 SCALE: 1/4" = 1'-0"
 DRAWN BY: H&H
 ENGINEERED BY: WFB

SHEET 3 of 12
S-1.2a
 MONO SLAB
 FOUNDATION PLAN



RENAISSANCE

RESIDENTIAL DESIGN, INC.

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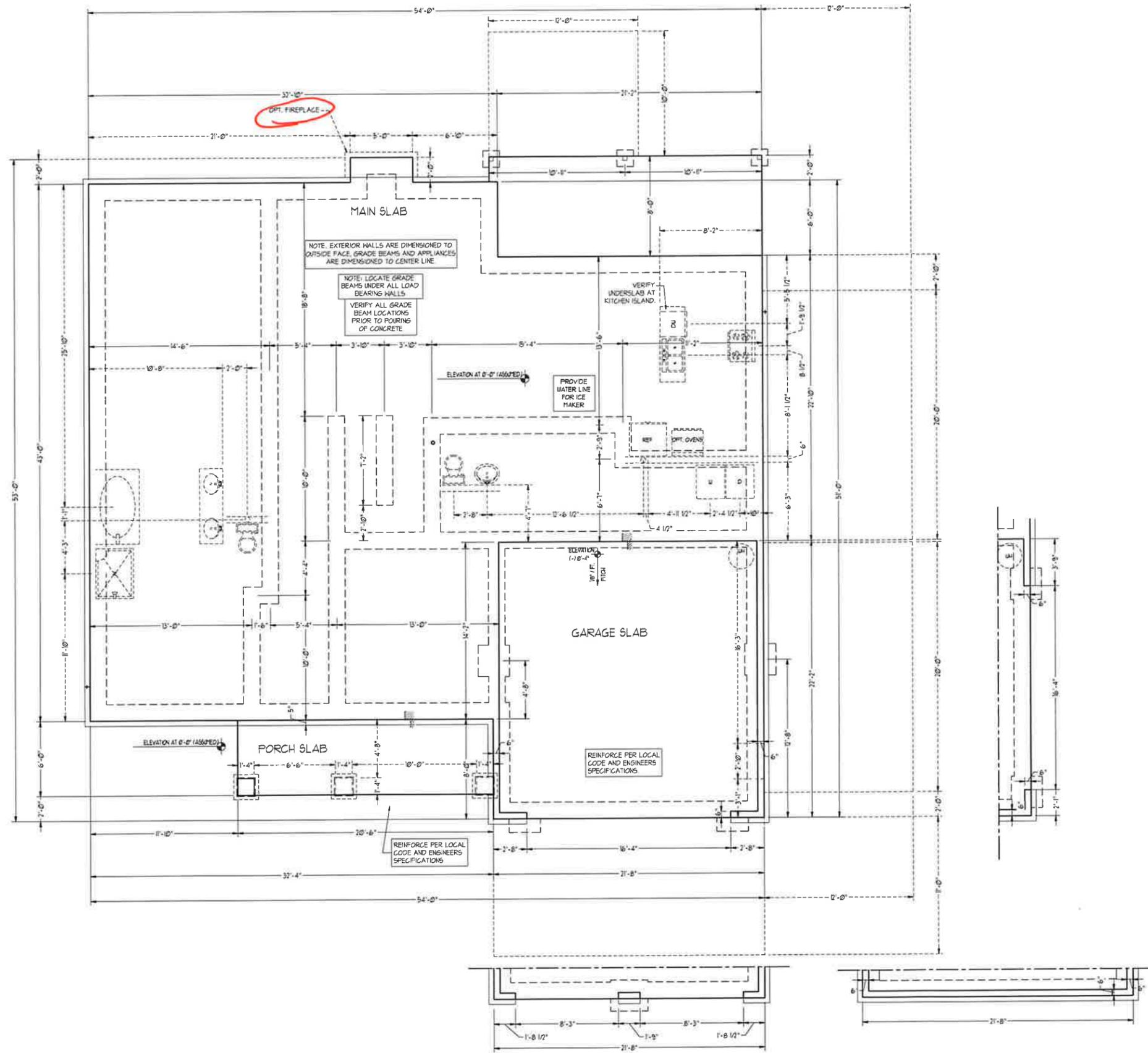
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H&H HOMES, INC.
JACKSON

DATE: FEBRUARY 27, 2019

REV: JANUARY 16, 2020

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

DRAWN BY: WG

ENGINEERED BY: WLF

REVIEWED BY: JES

SLAB INTERFACE PLAN

S-1



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4819 GLENMIST CT. | RALEIGH, NC 27617
919 646-4128

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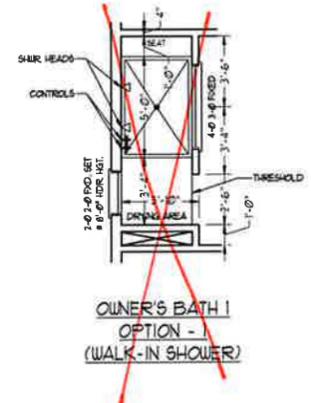
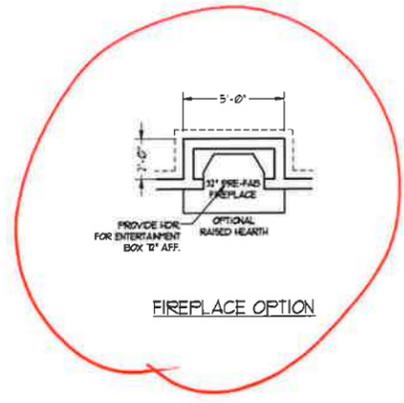
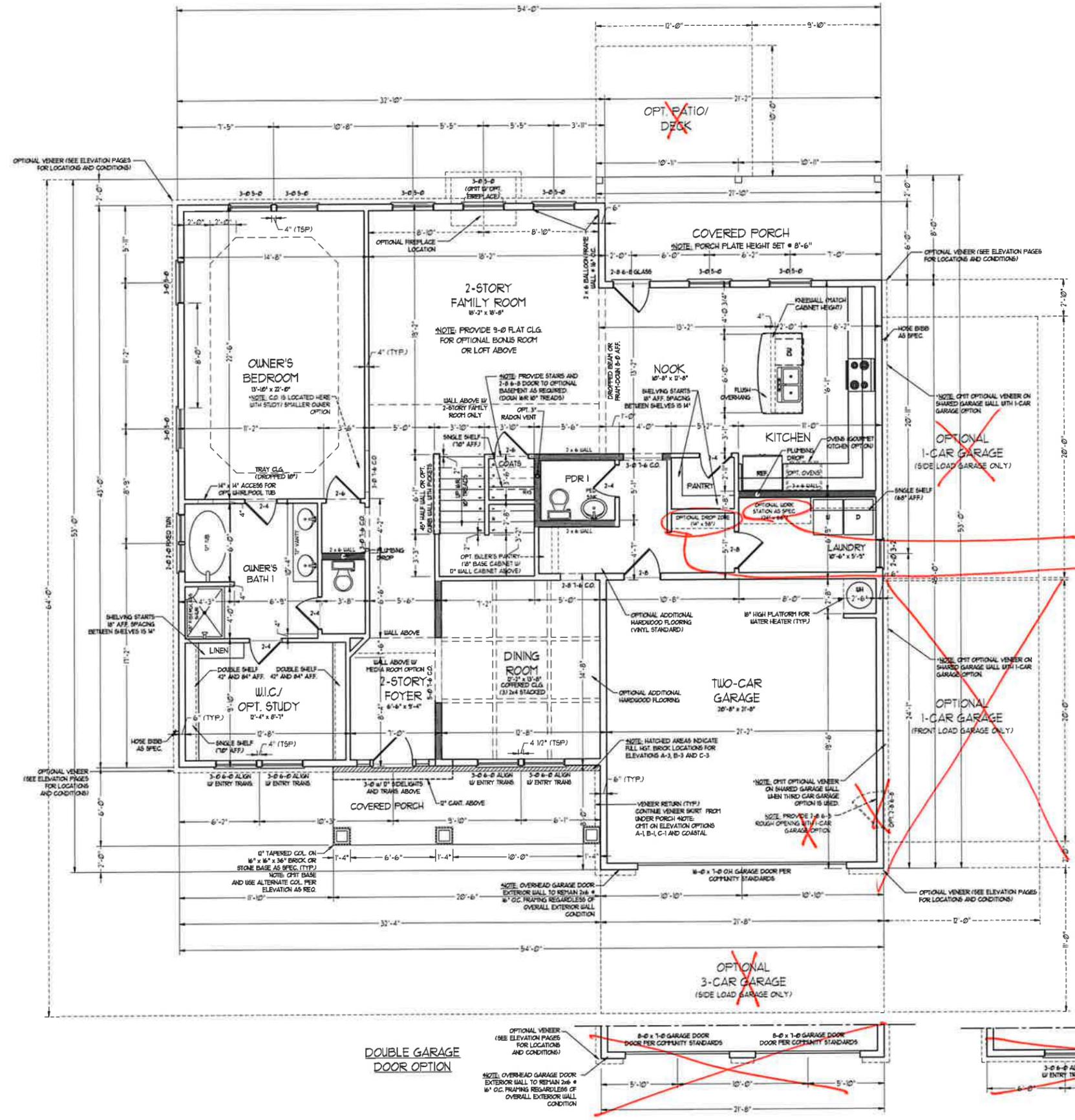
FIRST FLOOR PLAN
A-5

SQUARE FOOTAGE (STANDARD)

1st FLOOR:	1895 SQ. FT.
2nd FLOOR:	1585 SQ. FT.
TOTAL:	3480 SQ. FT.
GARAGE:	473 SQ. FT.
1st FLOOR (ALL BRICK):	1950 SQ. FT.
2nd FLOOR (ALL BRICK):	1645 SQ. FT.
TOTAL (ALL BRICK):	3595 SQ. FT.
GARAGE (ALL BRICK):	495 SQ. FT.
FRONT PORCH:	122 SQ. FT.
STD. REAR PORCH:	170 SQ. FT.

SQUARE FOOTAGE (OPTIONS)

BASEMENT (UNFINISHED):	1895 SQ. FT.
BASEMENT (ALL BRICK):	1950 SQ. FT.
OPT. BONUS/ LOFT:	274 SQ. FT.
OPT. 1-CAR GARAGE:	240 SQ. FT.
OPT. 1-CAR GARAGE (ALL BRICK):	293 SQ. FT.
OPT. 3-CAR GARAGE:	712 SQ. FT.
OPT. 3-CAR GARAGE (ALL BRICK):	142 SQ. FT.
OPT. PATIO/ DECK:	120 SQ. FT.



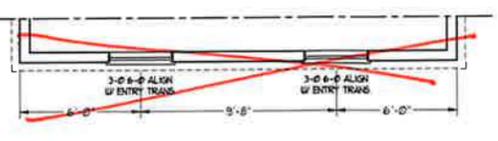
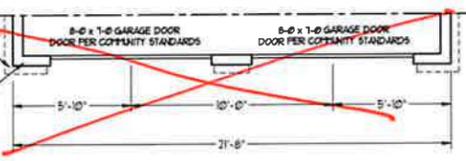
*NOTE: ALL EXTERIOR WALLS AND ATTIC WALLS ARE TO BE 2 x 6 @ 16" O.C. (UNO). 2 x 4 @ 16" O.C. EXTERIOR WALLS MAY BE CONSTRUCTED IN LIEU OF 2 x 6 WALLS (UNO). ALL INTERIOR LOAD BEARING WALLS ARE TO BE 2 x 4 @ 16" O.C. (UNO) AND NON-LOAD BEARING INTERIOR WALLS ARE TO BE 2 x 4 @ 24" O.C. (UNO).

2x6 WALL
• SHADED WALLS ARE TO BE 2 x 6 @ 16" O.C. (LOAD BEARING) OR 2 x 6 @ 24" O.C. (NON-LOAD BEARING) REGARDLESS OF EXTERIOR WALL CONDITION

Work station
Drop Zone

SIDE-LOAD GARAGE OPTION

OPTIONAL 3-CAR GARAGE (SIDE LOAD GARAGE ONLY)





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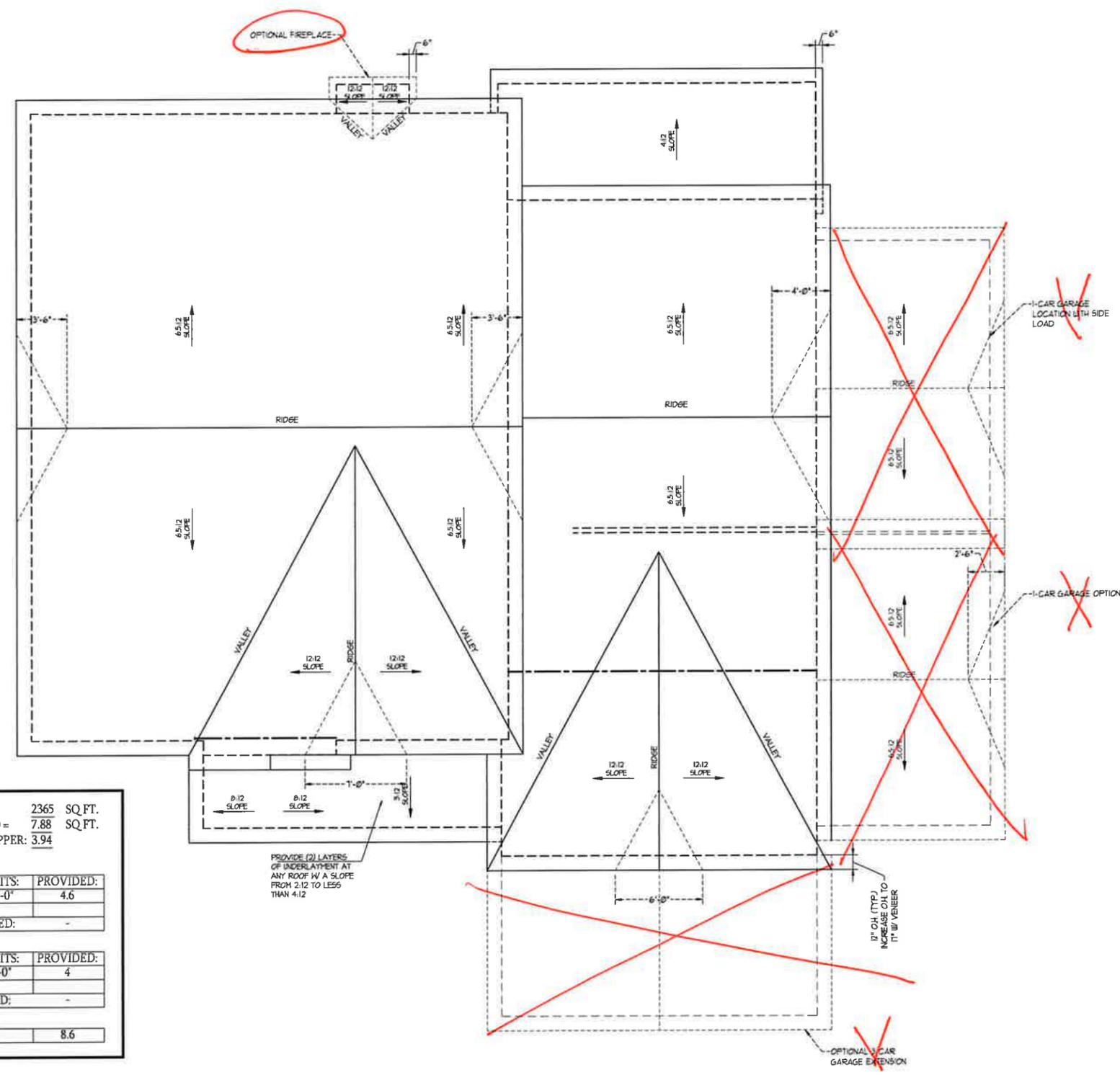
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TOTAL UNDER ROOF AREA:	2365	SQ. FT.
VENTING AREA REQUIRED:	$2365 \text{ SQ. FT.} / 300 = 7.88$	SQ. FT.
TOTAL REQUIREMENTS:	LOWER: 3.94	UPPER: 3.94

LOWER AREA VENTING				
SOFFIT VENT	SIZE:	PER UNIT:	# UNITS:	PROVIDED:
-	-	.041 SF/LF	112'-0"	4.6
LOWER AREA VENTING PROVIDED: -				

UPPER AREA VENTING				
RIDGE VENT	SIZE:	PER UNIT:	# UNITS:	PROVIDED:
-	-	.125 SF/LF	32'-0"	4
UPPER AREA VENTING PROVIDED: -				

TOTAL AREA PROVIDED	
SOFFIT AND RIDGE VENT	8.6

PROVIDE (2) LAYERS OF UNDERLAYMENT AT ANY ROOF W/ A SLOPE FROM 2:12 TO LESS THAN 4:12

1" OIL (TYP.) INCREASE ON 1" W/ VENEER

H&H HOMES, INC.
JACKSON

DATE: FEBRUARY 27, 2019
REV.: JANUARY 16, 2020
SCALE: 1/4" = 1'-0"
DRAWN BY: WG
ENGINEERED BY: WLF
REVIEWED BY: JES

ROOF PLAN ELEVATIONS - B&C
S-4



RENAISSANCE

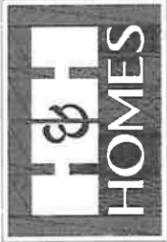
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DRAWN BY: W/G
ENGINEERED BY: WLF
REVIEWED BY: JES
FIRST FLOOR ELECTRICAL PLAN

HVAC LEGEND

- RETURN AIR
- SUPPLY GRILLE
- AIR HANDLING UNIT
- HEAT PUMP
- THERMOSTAT

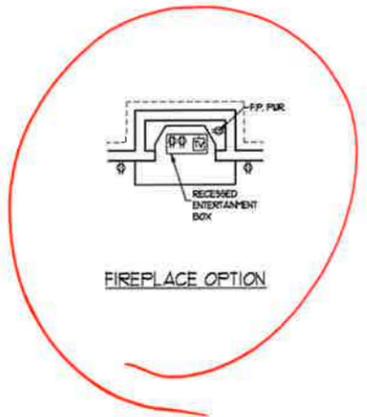
ELECTRICAL LAYOUT NOTES:

- 1) BLOCK AND WIRE FOR ALL CEILING FANS PER PLAN.
- 2) VANITY LIGHTS TO BE SET # 90" AFF. (TYP.)
- 3) ADDITIONAL EXTERIOR OUTLETS REQUIRED BY CODE TO BE LOCATED BY ELECTRICIAN.
- 4) PLACE SWITCHES # (MNU) FROM ROUGH OPENINGS.

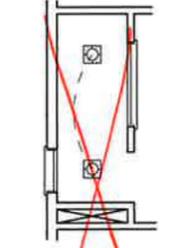
ELECTRICAL LEGEND

- 120 V OUTLET
- 120 V GFI OUTLET
- 120 V SWITCHED OUTLET
- 120 V BASEBOARD OUTLET
- 4-FLEX
- COUNTER OR FLOOR MOUNTED
- COUNTER OR FLOOR MOUNTED 120 V GFI
- WEATHERPROOF
- 220 V OUTLET
- 120 V DEDICATED CIRCUIT
- 220 V DEDICATED CIRCUIT
- SPECIAL PURPOSE (120 V, ETC.)
- WALL MOUNT LIGHT
- CEILING MOUNT LIGHT
- PENDANT LIGHT
- RECESSED CAN LIGHT
- TRIM CAN LIGHT
- EYEBALL LIGHT
- FLUORESCENT LIGHT
- UNDERCABINET LIGHT
- FLOOD LIGHT
- SWITCH
- 3-WAY SWITCH
- 4-WAY SWITCH
- DIMMER SWITCH
- TELEPHONE
- TV CONNECTION
- CONDUIT FOR COMPONENT WIRING
- SPEAKER
- DOORBELL CHIME
- 120 V SMOKE DETECTOR
- EXHAUST FAN
- LOW VOLTAGE PANEL

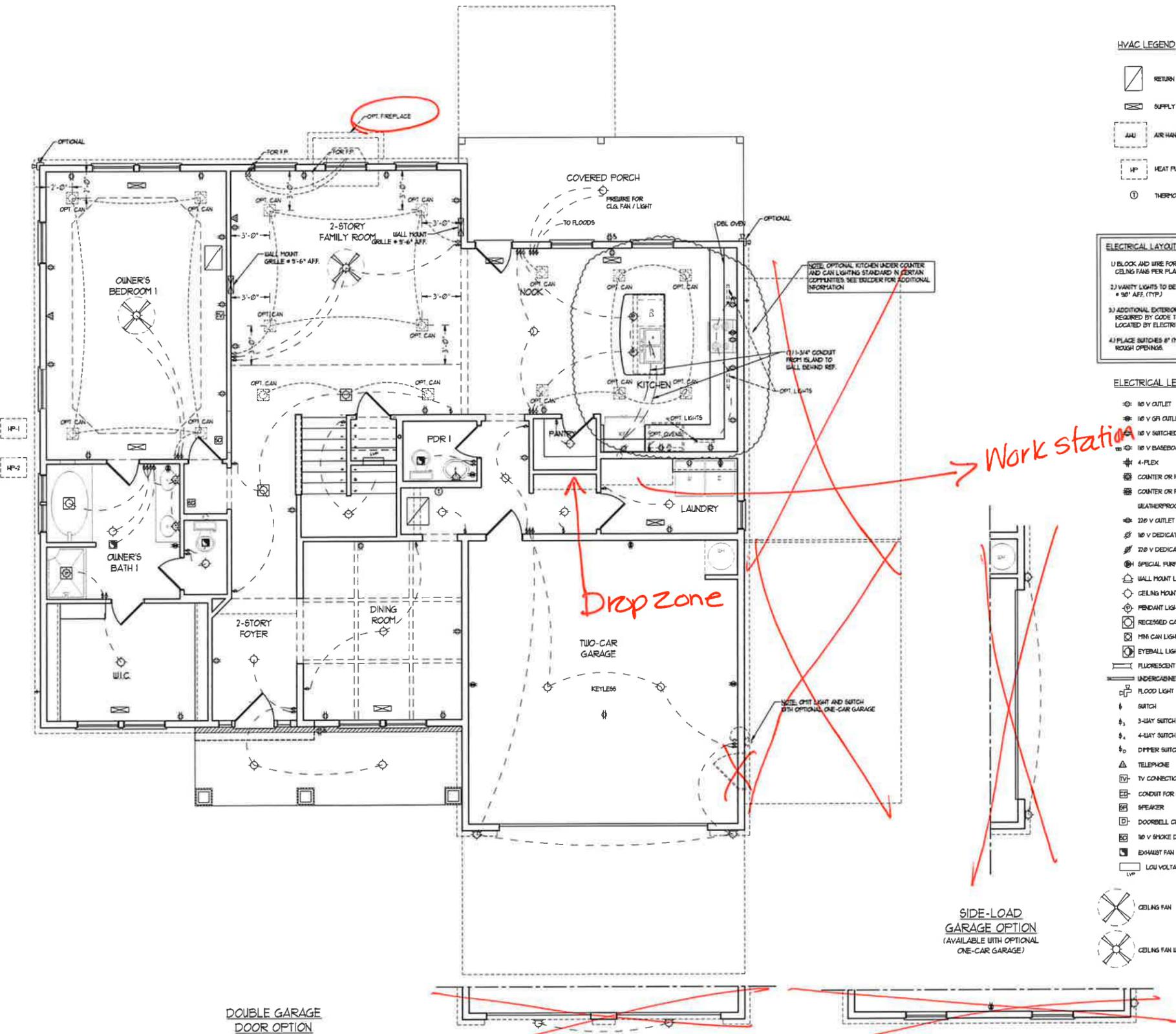
- CEILING FAN
- CEILING FAN w/ LIGHT



FIREPLACE OPTION



OWNER'S BEDROOM I OPTION (WALK-IN SHOWER)



Drop zone

Work station

SIDE-LOAD GARAGE OPTION (AVAILABLE WITH OPTIONAL ONE-CAR GARAGE)

DOUBLE GARAGE DOOR OPTION



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ENGINEERED BY: WLF
REVIEWED BY: JES

SECOND FLOOR
ELECTRICAL
PLAN

E-2

HVAC LEGEND

- RETURN AIR
- SUPPLY GRILLE
- AHU AIR HANDLING UNIT
- HP HEAT PUMP
- THERMOSTAT

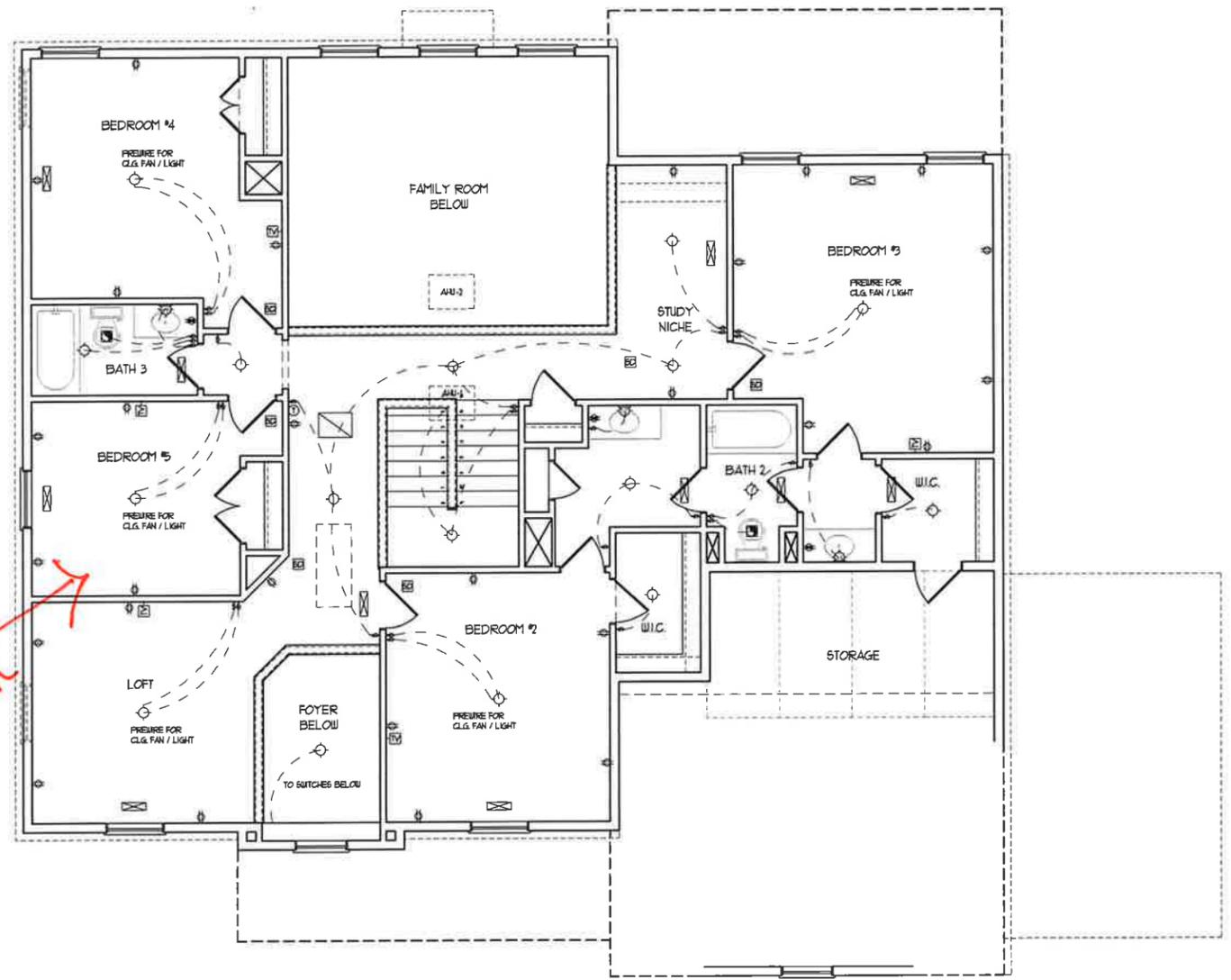
ELECTRICAL LAYOUT NOTES:

- 1) BLOCK AND WIRE FOR ALL CEILING FANS PER PLAN.
- 2) WANTY LIGHTS TO BE SET # 90° AFF. (TYP.)
- 3) ADDITIONAL EXTERIOR OUTLETS REQUIRED BY CODE TO BE LOCATED BY ELECTRICIAN.
- 4) PLACE SWITCHES 6" FROM ROUGH OPENINGS.

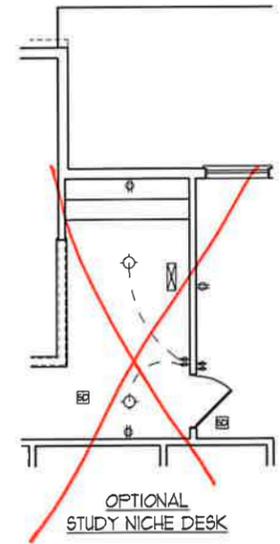
ELECTRICAL LEGEND

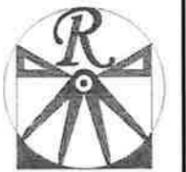
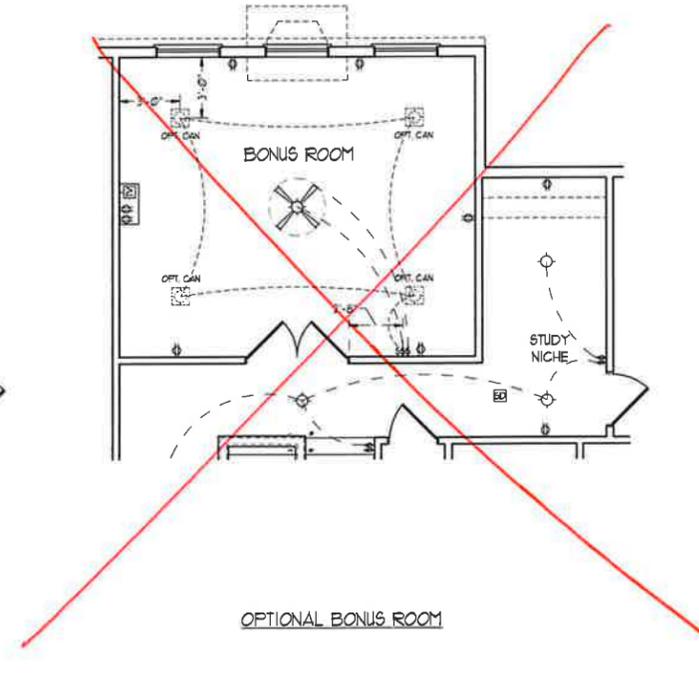
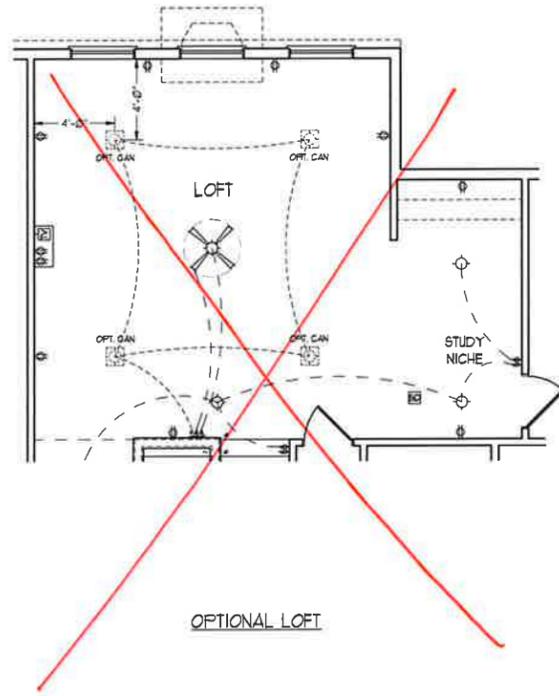
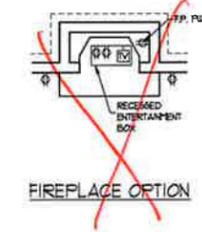
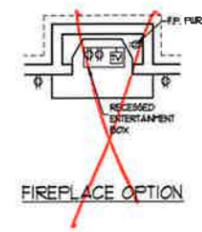
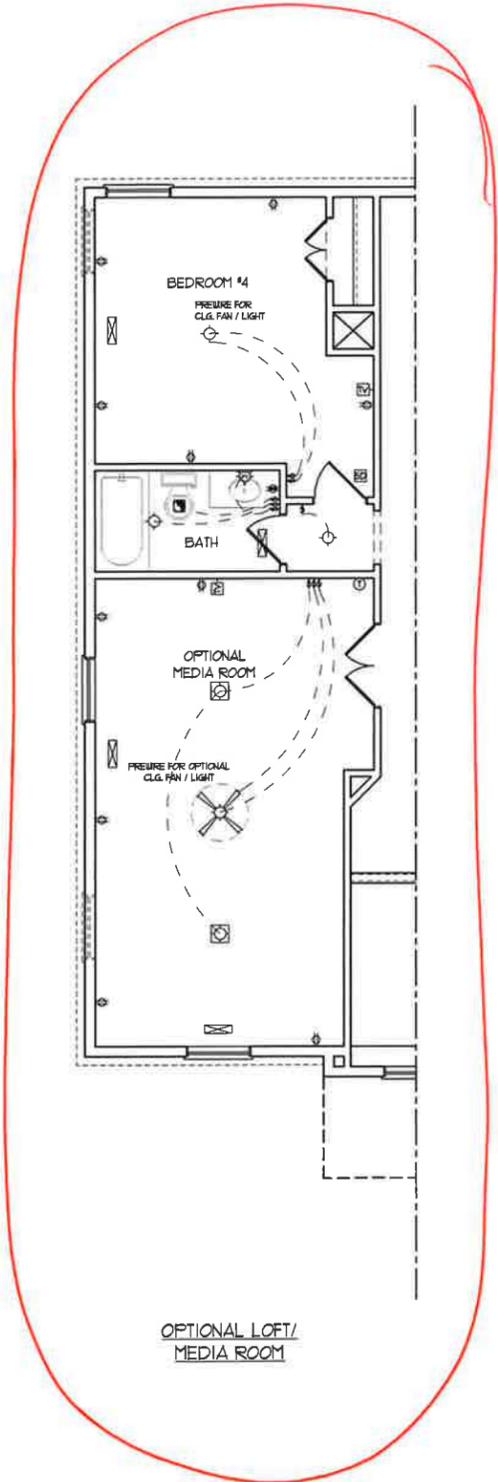
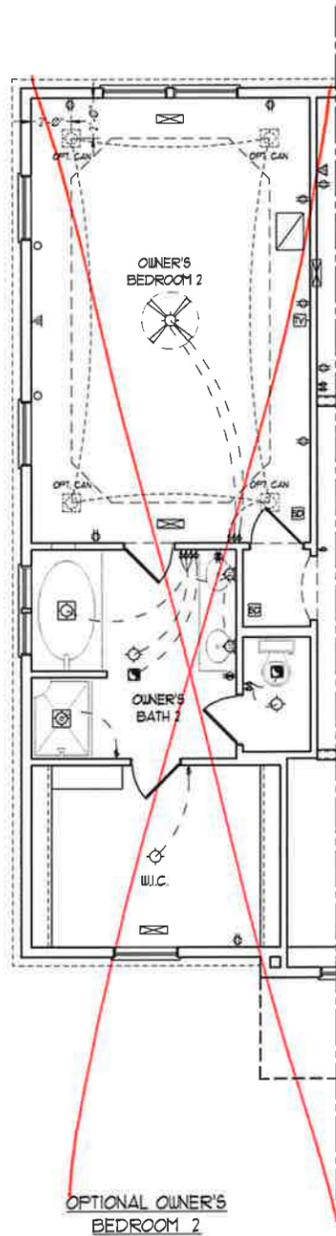
- 120 V OUTLET
- 120 V GFI OUTLET
- 120 V SWITCHED OUTLET
- 120 V BASEBOARD OUTLET
- 4-FLEX
- COUNTER OR FLOOR MOUNTED 120V GFI
- COUNTER OR FLOOR MOUNTED 120V GFI
- WEATHERPROOF
- 720 V OUTLET
- 120 V DEDICATED CIRCUIT
- 720 V DEDICATED CIRCUIT
- SPECIAL PURPOSE (240 V, ETC.)
- WALL MOUNT LIGHT
- CEILING MOUNT LIGHT
- PENDANT LIGHT
- RECESSED CAN LIGHT
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- DOORBELL CHIME
- 120 V SMOKE DETECTOR
- EXHAUST FAN
- LOW VOLTAGE PANEL

- CEILING FAN
- CEILING FAN w/ LIGHT



Media Room →





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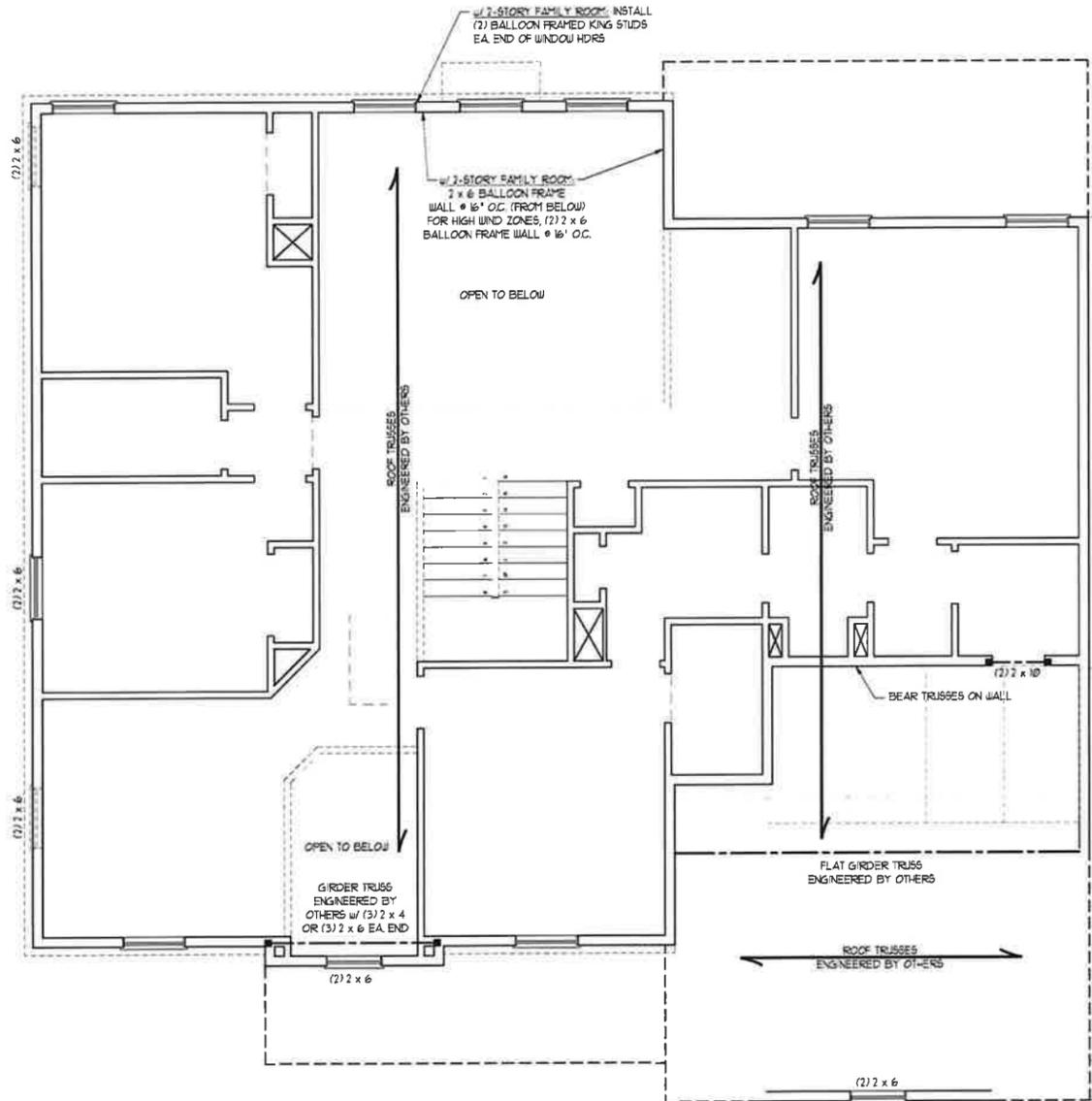
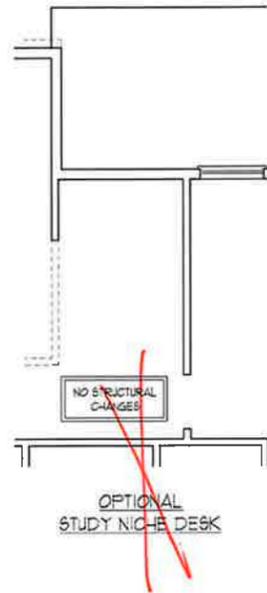
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SCALE: 1/4"=1'-0"
DRAWN BY: WIG
ENGINEERED BY: WLF
REVIEWED BY: JES
SECOND FLOOR ELECTRICAL PLAN
E-2.1



BRACED WALL DESIGN NOTES

- BRACED WALL DESIGN PER SECT ON R602.10 OF THE NRC 2018 EDITION
- OSB REFERS TO 'CONTINUOUS SHEATHING - WOOD STRUCTURAL PANELS' CONTRACTOR IS TO INSTALL 7/16" OSB ON ALL EXTERIOR WALLS ATTACHED w/ 8d NAILS BRACED 6" O.C. ALONG PANEL EDGES AND 2" O.C. IN THE FIELD
- GB REFERS TO 'GYPSUM BOARD' CONTRACTOR IS TO INSTALL 1/2" (1 1/2) GYPSUM WALL BOARD WHERE NOTED ON T-E PLANS FASTENED WITH 1 1/4" SCREWS OR 1 5/8" NAILS BRACED 1" O.C. ALONG PANEL EDGES AND IN THE FIELD INCLUDING TOP AND BOTTOM FLATES
- BRACED WALL DESIGN APPLIED IN WIND ZONES UP TO 120 MPH FOR -15H WIND ZONES BRACE WALLS ARE TO BE CONSTRUCTED IN ACCORDANCE WITH CHAPTER 45 OF THE NRC 2018 EDITION SEE NOTES AND DETAIL SHEETS FOR ADDITIONAL BRACED WALL INFORMATION

NOTE:

- PER SECTION R602.03.2 OF THE 2018 NRC, THE AMOUNT OF BRACING ON THE SECOND FLOOR EXCEEDS THE AMOUNT REQUIRED FOR THE FIRST FLOOR AND NO BRACED WALL ANALYSIS IS REQUIRED
- SHEATH ALL EXTERIOR WALLS WITH 7/16" OSB SHEATHING ATTACHED WITH 8d NAILS AT 6" O.C. ALONG PANEL EDGES AND 2" O.C. IN THE FIELD

NOTE: ALL EXTERIOR WALLS AND ATTIC WALLS ARE TO BE 2 x 6 @ 16" O.C. (UNO). 2 x 4 @ 16" O.C. EXTERIOR WALLS MAY BE CONSTRUCTED IN LIEU OF 2 x 6 WALLS (UNO). ALL INTERIOR LOAD BEARING WALLS ARE TO BE 2 x 4 @ 16" O.C. (UNO) AND NON-LOAD BEARING INTERIOR WALLS ARE TO BE 2 x 4 @ 24" O.C. (UNO).

LINTEL SCHEDULE FOR BRICK/NATURAL STONE SUPPORT

LENGTH (FT.)	SIZE OF LINTEL
UP TO 4 FT.	L 3 1/2 x 3 1/2 x 1/4
4-8	L 5 x 3 1/2 x 5/16 LLV
8 AND GREATER	L 6 x 4 x 5/16 LLV

BRICK SUPPORT NOTES:

- LINTEL SCHEDULE APPLIES TO ALL OPENINGS IN BRICK VENEER (UNO). SEE ARCH DIMS FOR SIZE AND LOCATION OF OPENINGS
- (LLV) = LONG LEG VERTICAL
- LENGTH = CLEAR OPENING
- EMBED ALL ANGLE IRONS MIN. 4" EACH SIDE INTO VENEER TO PROVIDE BEARING
- FOR ALL HEADERS 8"-Ø" AND GREATER IN LENGTH, ATTACH STEEL ANGLE TO HEADER w/ 1/2" LAG SCREWS @ 12" O.C. STAGGERED
- FOR ALL BRICK SUPPORT @ ROOF LINES, FASTEN (2) 2 x 10 BLOCKING BETWEEN STUDS w/ (4) 8d NAILS PER PLY, FASTEN A 6" x 4" x 5/16" STEEL ANGLE TO (2) 2 x 10 BLOCKING w/ (2) 1/2" LAG SCREWS @ 12" O.C. STAGGERED. SEE SECTION R103.8.2 OF THE 2018 NRC FOR ADDITIONAL BRICK SUPPORT INFORMATION.
- PRECAST REINFORCED CONCRETE LINTELS ENGINEERED BY OTHERS MAY BE USED IN LIEU OF STEEL LINTELS.

STRUCTURAL NOTES:

- ALL FRAMING LUMBER TO BE #2 SFF (UNO)
- ALL LOAD BEARING HEADERS TO BE (2) 2 x 10 (UNO)
- WINDOW AND DOOR HEADERS TO BE SUPPORTED w/ (1) JACK STUD AND (1) KING STUD EA. END (UNO). SEE TABLE R602.15 FOR ADDITIONAL KING STUD REQUIREMENTS
- FOR HIGH WIND ZONES, ALL EXTERIOR WALLS TO BE SHEATHED WITH 7/16" OSB SHEATHING WITH JOINTS BLOCKED AND SECURED WITH 8d NAILS AT 3" O.C. ALONG EDGES AND 6" O.C. IN THE FIELD
- FOR HIGH WIND ZONES, SECURE ALL EXTERIOR WALL SHEATHING PANELS TO DOUBLE TOP PLATES, BANDS, JOISTS, AND GIRDERS WITH (2) ROWS OF 8d NAILS STAGGERED AT 3" O.C. PANELS SHALL EXTEND 12" BEYOND CONSTRUCTION JOINTS AND SHALL OVERLAP GIRDERS AND DOUBLE SILL PLATES THEIR FULL DEPTH
- SQUARES DENOTE POINT LOADS WHICH REQUIRE SOLID BLOCKING TO GIRDER OR FOUNDATION. ALL SQUARES TO BE (2) STUDS (UNO)
- REFER TO NOTES AND DETAIL SHEETS FOR ADDITIONAL STRUCTURAL INFORMATION

**TABLE R602.15
MINIMUM NUMBER OF FULL HEIGHT STUDS AT EACH END OF HEADERS IN EXTERIOR WALLS**

HEADER SPAN (FEET)	MAXIMUM STUD SPACING (INCHES) (PER TABLE R602.3.5)	
	16	24
UP TO 3'	1	1
4'	2	1
6'	3	2
12'	5	3
16'	6	4



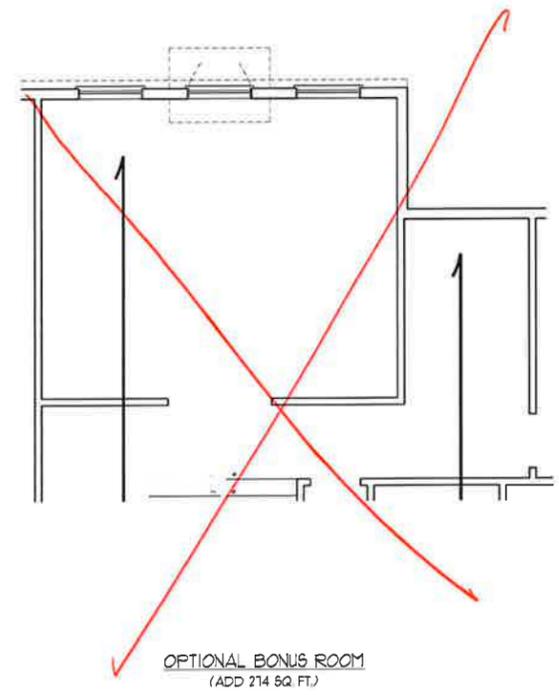
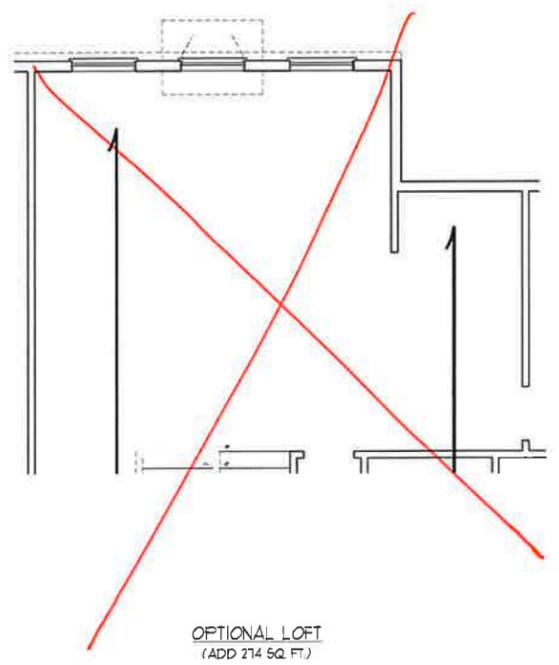
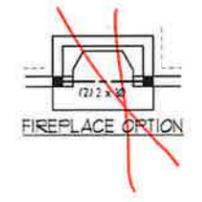
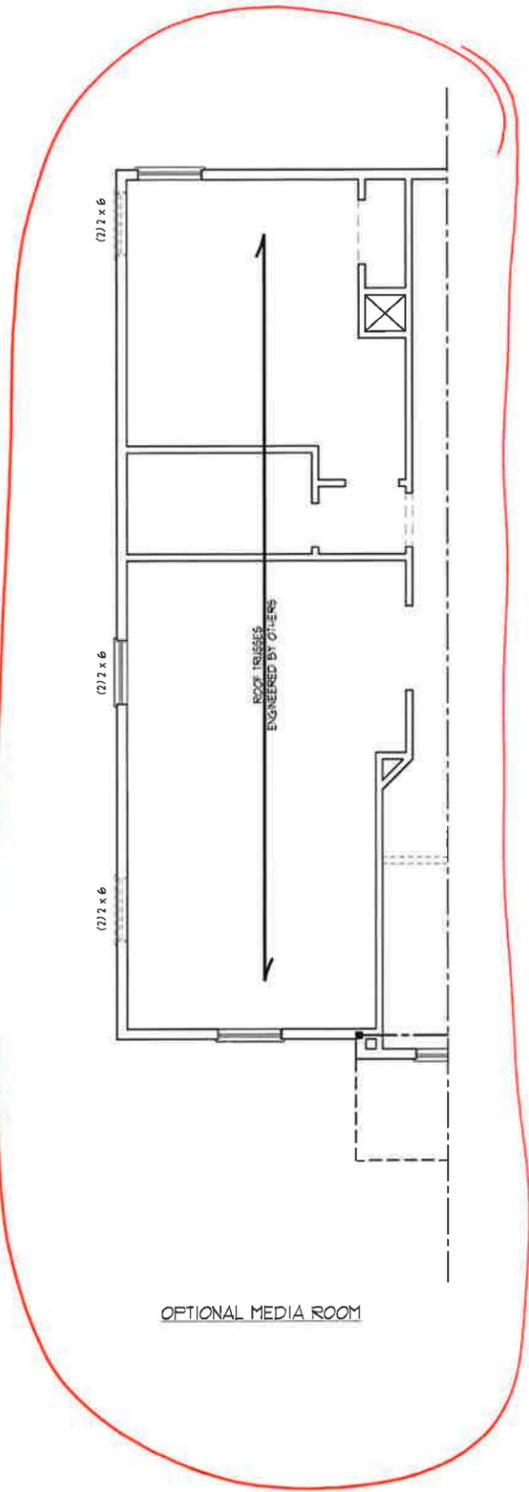
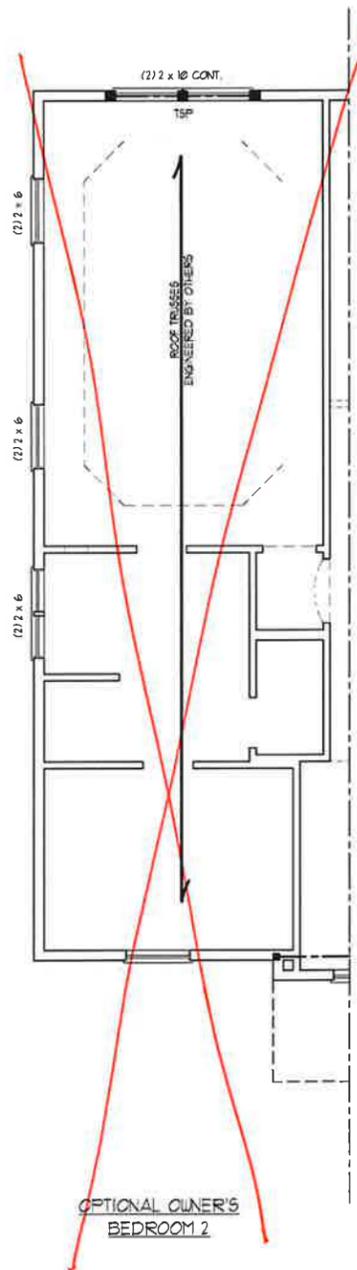
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DRAWN BY: H&H
ENGINEERED BY: WFB

SHEET: 9 OF 12
S-3a
CEILING FRAMING PLAN

1/29/2020



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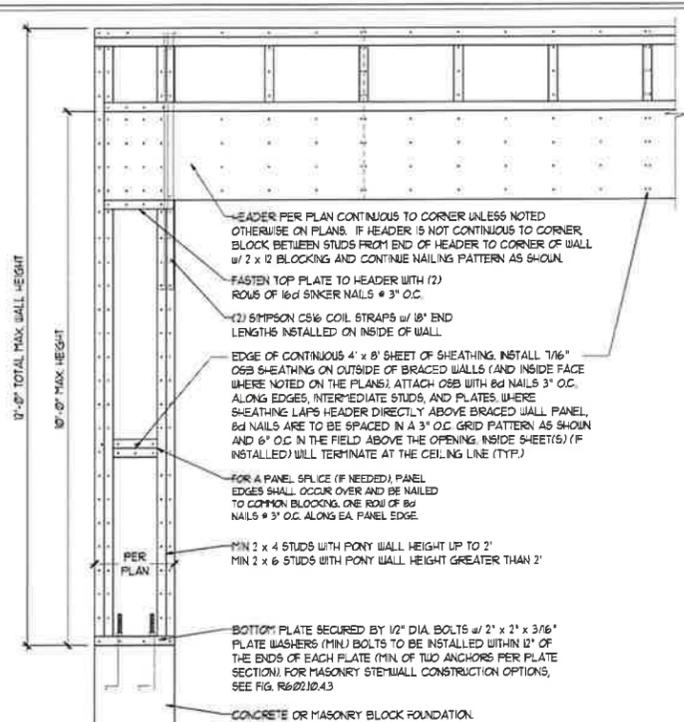
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H&H HOMES, INC.

DATE: JANUARY 27, 2020
SCALE: 1/4" = 1'-0"
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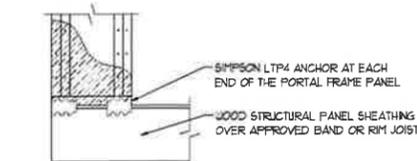
SHEET 10 of 12
S-3b
CEILING FRAMING
PLAN

GENERAL WALL BRACING NOTES:

1. WALL BRACING DESIGNED IN ACCORDANCE WITH CHAPTER 6 OF THE 2018 NC RESIDENTIAL BUILDING CODE (NRC). TABLES AND FIGURES REFERENCED ARE FROM THE 2018 NRC.
2. SEE THIS SHEET FOR GENERAL DETAILS. REFER TO THE 2018 NRC FOR ADDITIONAL INFORMATION AS NEEDED.
3. SEE STRUCTURAL SHEETS FOR BRACED WALL LOCATIONS, DIMENSIONS, HOLD DOWN TYPE AND LOCATIONS, BRACED WALL LINE KEY WITH WALL DESIGN SUMMARY OF REQUIRED/PROVIDED TOTALS FOR EACH WALL LINE AND ANY SPECIAL NOTES OR REQUIREMENTS.
4. ALL EXTERIOR WALLS ARE TO BE SHEATHED WITH CS-USP IN ACCORDANCE WITH SECTION R602.10.3 UNLESS NOTED OTHERWISE.
5. ALL EXTERIOR AND INTERIOR WALLS TO HAVE 1/2" GYPSUM INSTALLED. WHEN NOT USING METHOD 'GB', GYPSUM TO BE FASTENED PER TABLE R102.3.5. METHOD GB TO BE FASTENED PER TABLE R602.10.1.
6. CS-USP REFERS TO THE "CONTINUOUS SHEATHING - WOOD STRUCTURAL PANELS" WALL BRACING METHOD. 1/16" OSB SHEATHING IS TO BE INSTALLED ON ALL EXTERIOR WALLS ATTACHED w/ 6d COMMON NAILS OR 8d (2 1/2" LONG x Ø1/8" DIAMETER) NAILS SPACED 6" O.C. ALONG PANEL EDGES AND 12" O.C. IN THE FIELD (UNO.).
7. GB REFERS TO THE "GYPSUM BOARD" WALL BRACING METHOD. 1/2" (MIN) GYPSUM WALL BOARD IS TO BE INSTALLED ON BOTH SIDES OF THE BRACED WALL FASTENED WITH 1 1/4" SCREWS OR 1 3/8" NAILS SPACED 1' O.C. ALONG PANEL EDGES INCLUDING TOP AND BOTTOM PLATES AND INTERMEDIATE SUPPORTS (UNO.). VERIFY ALL FASTENER OPTIONS FOR 1/2" AND 5/8" GYPSUM PRIOR TO CONSTRUCTION. FOR INTERIOR FASTENER OPTIONS SEE TABLE R102.3.5. FOR EXTERIOR FASTENER OPTIONS SEE TABLE R602.3(1). EXTERIOR GB TO BE INSTALLED VERTICALLY.
8. REQUIRED BRACED WALL LENGTH FOR EACH SIDE OF THE CIRCUMSCRIBED RECTANGLE ARE INTERPOLATED PER TABLE R602.10.3. METHOD CS-USP CONTRIBUTES ITS ACTUAL LENGTH. METHOD GB CONTRIBUTES 5 ITS ACTUAL LENGTH, AND METHOD PF CONTRIBUTES 15 TIMES ITS ACTUAL LENGTH.



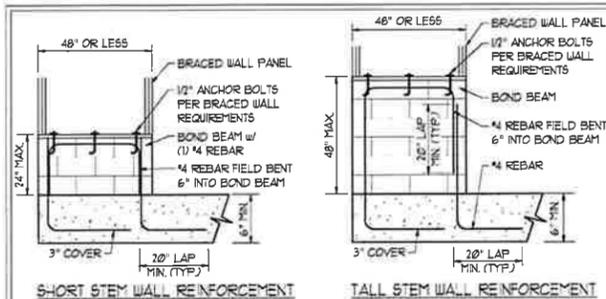
OVER CONCRETE OR MASONRY BLOCK FOUNDATION



OVER RAISED WOOD FLOOR - FRAMING ANCHOR OPTION

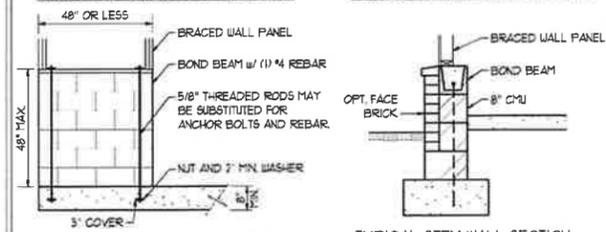
* APPLICABLE w/ GREATER THAN 12" KNEE WALL HEIGHTS IN CRALL SPACE AND ABOVE FRAMED BASEMENT WALLS *

METHOD PF-PORTAL FRAME DETAIL ①



SHORT STEM WALL REINFORCEMENT

TALL STEM WALL REINFORCEMENT



TYPICAL STEM WALL SECTION

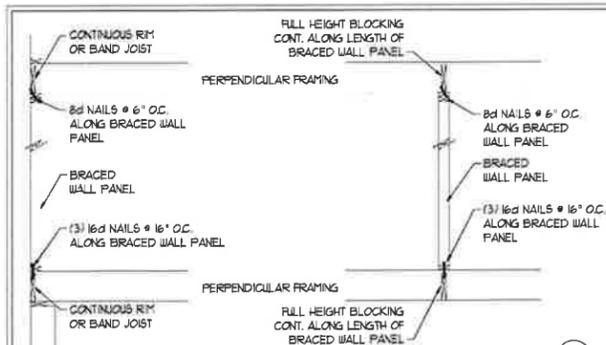
RODS MAY BE INSTALLED USING AN ADHESIVE ANCHORING SYSTEM WITH A MINIMUM TENSILE CAPACITY OF 3100 LBS AND INSTALLED IN ACCORDANCE WITH MANUFACTURER'S SPECS.

OPTIONAL STEM WALL REINFORCEMENT

NOTE: GROUT BOND BEAMS AND ALL CELLS WHICH CONTAIN REBAR THREADED RODS AND ANCHOR BOLTS

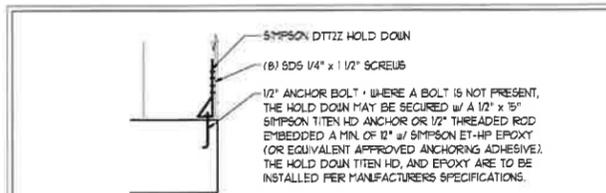
MASONRY STEM WALLS SUPPORTING BRACED WALL PANELS ②

PER FIGURE R602.10.4.3



BRACED WALL PANEL CONNECTION WHEN PERPENDICULAR TO FLOOR/CEILING FRAMING ③

PER FIGURE R602.10.4.4(1)

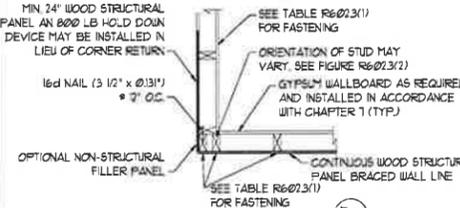


HOLD DOWN DETAIL FOR MASONRY FOUNDATION OR MONOLITHIC SLAB ④

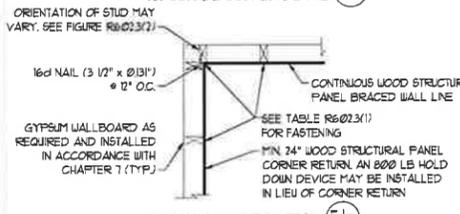
* APPLICABLE ONLY WHERE SPECIFIED ON PLAN *

TYPICAL EXTERIOR CORNER FRAMING FOR CONTINUOUS SHEATHING ⑤

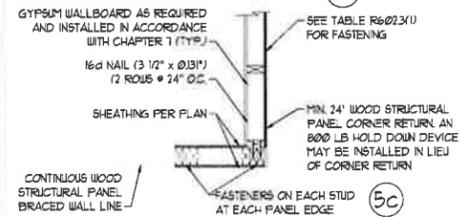
PER FIGURE R602.10.3(5)



(a) OUTSIDE CORNER DETAIL ⑤a



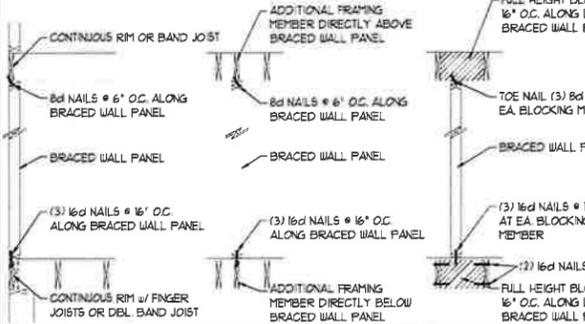
(b) INSIDE CORNER DETAIL ⑤b



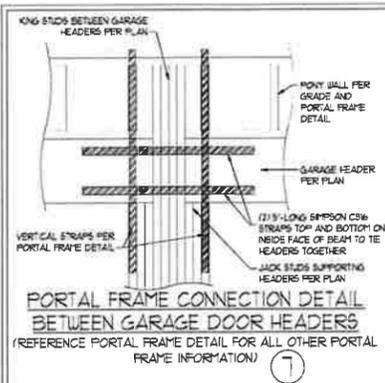
(c) GARAGE DOOR CORNER DETAIL (SEE PLAN FOR ADDITIONAL STRUCTURAL INFORMATION OR ALTERNATE CONFIGURATIONS)

BRACED WALL PANEL CONNECTION WHEN PARALLEL TO FLOOR/CEILING FRAMING ⑥

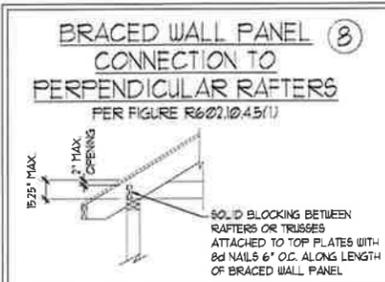
PER FIG. R602.10.4.4(2)



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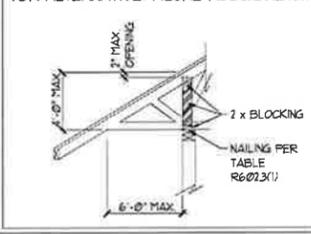


PORTAL FRAME CONNECTION DETAIL BETWEEN GARAGE DOOR HEADERS (REFERENCE PORTAL FRAME DETAIL FOR ALL OTHER PORTAL FRAME INFORMATION) ⑦



BRACED WALL PANEL CONNECTION TO PERPENDICULAR ROOF TRUSSES ⑨

PER FIGURE R602.10.4.5(3) (OR ALTERNATIVE: FIGURE R602.10.4.5(2))



1/29/2020

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120 MPH - 130 MPH ULTIMATE DESIGN WIND SPEED
 WALL BRACING NOTES AND DETAILS

DATE: NOVEMBER 14, 2018
SCALE: 1/4" = 1'-0"
DRAWN BY: JST
ENGINEERED BY: JST

D-2
 BRACED WALL NOTES AND DETAILS AND PF DETAIL

GENERAL NOTES

- ENGINEER'S SEAL APPLIES ONLY TO STRUCTURAL COMPONENTS INCLUDING ROOF RAFTERS, HIP, VALLEYS, RIDGES, FLOORS, WALLS, BEAMS, HEADERS, COLUMNS, CANTILEVERS, OFFSET LOAD BEARING WALLS, PIERS, GIRDER SYSTEM AND FOOTING. ENGINEER'S SEAL DOES NOT CERTIFY DIMENSIONAL ACCURACY OF ARCHITECTURAL LAYOUT INCLUDING ROOF. ENGINEER'S SEAL DOES NOT APPLY TO I-JOIST OR FLOOR/ROOF TRUSS LAYOUT DESIGN AND ACCURACY.
- ALL CONSTRUCTION SHALL CONFORM TO THE LATEST REQUIREMENTS OF THE NORTH CAROLINA RESIDENTIAL CODE (NRC), 2018 EDITION, PLUS ALL LOCAL CODES AND REGULATIONS. THE STRUCTURAL ENGINEER IS NOT RESPONSIBLE FOR, AND WILL NOT HAVE CONTROL OF, CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES, OR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE CONSTRUCTION WORK. NOR WILL THE ENGINEER BE RESPONSIBLE FOR THE CONTRACTOR'S FAILURE TO CARRY OUT THE CONSTRUCTION WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
- STRUCTURAL DESIGN BASED ON THE PROVISIONS OF THE NRC, 2018 EDITION (R301.4 - R301.7)

DESIGN CRITERIA	LIVE LOAD (PSF)	DEAD LOAD (PSF)	DEFLECTION (IN)
ATTIC WITH LIMITED STORAGE	20	10	L/240 (L/360 w/ BRITTLE FINISHES)
ATTIC WITHOUT STORAGE	10	10	L/360
DECKS	40	10	L/360
EXTERIOR BALCONIES	40	10	L/360
FIRE ESCAPES	40	10	L/360
HANDRAILS/GUARDRAILS	100 LB OR 50 (FL)	10	L/360
PASSENGER VEHICLE GARAGE	50	10	L/360
ROOMS OTHER THAN SLEEPING ROOM	40	10	L/360
SLEEPING ROOMS	30	10	L/360
STAIRS	40	10	L/360
WIND LOAD (BASED ON TABLE R301(1)(4) WIND ZONE AND EXPOSURE)			
GROUND SNOW LOAD: Pg	20 (PSF)		

- I-JOIST SYSTEMS DESIGNED WITH 12 PSF DEAD LOAD AND DEFLECTION (IN) OF L/480
 - FLOOR TRUSS SYSTEMS DESIGNED WITH 5 PSF DEAD LOAD
- FOR 15 AND 20 MPH WIND ZONES, FOUNDATION ANCHORAGE IS TO COMPLY WITH SECTION R403.16 OF THE NRC, 2018 EDITION. FOR 30 MPH, 40 MPH, AND 50 MPH WIND ZONES, FOUNDATION ANCHORAGE IS TO COMPLY WITH SECTION 4504 OF THE NRC, 2018 EDITION.
 - ENERGY EFFICIENCY COMPLIANCE AND INSULATION VALUES OF THE BUILDING TO BE IN ACCORDANCE WITH CHAPTER 11 OF THE NRC, 2018 EDITION.

FOOTING AND FOUNDATION NOTES

- FOUNDATION DESIGN BASED ON A MINIMUM ALLOWABLE BEARING CAPACITY OF 2000 PSF. CONTACT GEOTECHNICAL ENGINEER IF BEARING CAPACITY IS NOT ACHIEVED.
- FOR ALL CONCRETE SLABS AND FOOTINGS, THE AREA WITHIN THE PERIMETER OF THE BUILDING ENVELOPE SHALL HAVE ALL VEGETATION, TOP SOIL AND FOREIGN MATERIAL REMOVED. FILL MATERIAL SHALL BE FREE OF VEGETATION AND FOREIGN MATERIAL. THE FILL SHALL BE COMPACTED TO ASSURE UNIFORM SUPPORT OF THE SLAB, AND EXCEPT WHERE APPROVED, THE FILL DEPTHS SHALL NOT EXCEED 24" FOR CLEAN SAND OR GRAVEL. A 4" THICK BASED COURSE CONSISTING OF CLEAN GRADED SAND OR GRAVEL SHALL BE PLACED. A BASE COURSE IS NOT REQUIRED WHERE A CONCRETE SLAB IS INSTALLED ON WELL-DRAINED OR SAND-GRAVEL MIXTURE SOILS CLASSIFIED AS GROUP 1, ACCORDING TO THE UNITED SOIL CLASSIFICATION SYSTEM IN ACCORDANCE WITH TABLE R405.1 OF THE NRC, 2018 EDITION.
- PROPERLY DEWATER EXCAVATION PRIOR TO POURING CONCRETE. WHEN BOTTOM OF CONCRETE SLAB IS AT OR BELOW WATER TABLE. IF APPLICABLE, 3/4" - 1" DEEP CONTROL JOINTS ARE TO BE SAUED WITHIN 4 TO 12 HOURS OF CONCRETE FINISHING AND WALL LOCATIONS HAVE BEEN MARKED. ADJUST WHERE NECESSARY.
- CONCRETE SHALL CONFORM TO SECTION R402.2 OF THE NRC, 2018 EDITION. CONCRETE REINFORCING STEEL TO BE ASTM A63 GRADE 60, WELDED WIRE FABRIC TO BE ASTM A65. MAINTAIN A MINIMUM CONCRETE COVER AROUND REINFORCING STEEL OF 3" IN FOOTINGS AND 1 1/2" IN SLABS. FOR POURED CONCRETE WALLS, CONCRETE COVER FOR REINFORCING STEEL MEASURED FROM THE INSIDE FACE OF THE WALL SHALL NOT BE LESS THAN 3/4". CONCRETE COVER FOR REINFORCING STEEL MEASURED FROM THE OUTSIDE FACE OF THE WALL SHALL NOT BE LESS THAN 1 1/2" FOR 5 BARS OR SMALLER, AND NOT LESS THAN 2" FOR 6 BARS OR LARGER.
- MASONRY UNITS TO CONFORM TO ACE 530/ASCE 5/7/15 402. MORTAR SHALL CONFORM TO ASTM C270.
- THE UNSUPPORTED HEIGHT OF MASONRY PIERS SHALL NOT EXCEED FOUR TIMES THEIR LEAST DIMENSION FOR UNFILLED, HOLLOW CONCRETE MASONRY UNITS AND TEN TIMES THEIR LEAST DIMENSION FOR SOLID OR SOLID FILLED PIERS. PIERS MAY BE FILLED SOLID WITH CONCRETE OR TYPE M OR S MORTAR. PIERS AND WALLS SHALL BE CAPPED WITH 8" OF SOLID MASONRY.
- THE CENTER OF EACH OF THE PIERS SHALL BEAR IN THE MIDDLE THIRD OF ITS RESPECTIVE FOOTING. EACH GIRDER SHALL BEAR IN THE MIDDLE THIRD OF THE PIERS.
- ALL CONCRETE AND MASONRY FOUNDATION WALLS ARE TO BE CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF SECTION R404 OF THE NRC, 2018 EDITION OR IN ACCORDANCE WITH ACI 318, ACI 332, NCMA TR-6-A OR ACE 530/ASCE 5/7/15 401. MASONRY FOUNDATION WALLS ARE TO BE REINFORCED PER TABLE R404.1(1), R404.1(2), R404.1(3), OR R404.1(4) OF THE NRC, 2018 EDITION. CONCRETE FOUNDATION WALLS ARE TO BE REINFORCED PER TABLE R404.1(5) OF THE NRC, 2018 EDITION. STEP CONCRETE FOUNDATION WALLS TO 2 x 6 FRAMED WALLS AT 16" O.C. WHERE GRADE PERMITS (UNO).

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FRAMING NOTES

- ALL FRAMING LUMBER SHALL BE 2" SPF MINIMUM (Fb = 875 PSI, Fv = 375 PSI, E = 16,000,000 PSI) UNLESS NOTED OTHERWISE (UNO). ALL TREATED LUMBER SHALL BE 2" SYP MINIMUM (Fb = 975 PSI, Fv = 475 PSI, E = 16,000,000 PSI) UNLESS NOTED OTHERWISE (UNO).
- LAMINATED VENEER LUMBER (LVL) SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: Fb = 2600 PSI, Fv = 285 PSI, E = 19,000,000 PSI. LAMINATED STRAND LUMBER (LSL) SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: Fb = 2315 PSI, Fv = 310 PSI, E = 15,000,000 PSI. PARALLEL STRAND LUMBER (PSL) UP TO 1" DEPTH SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: Fc = 2500 PSI, E = 18,000,000 PSI. PARALLEL STRAND LUMBER (PSL) MORE THAN 1" DEPTH SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: Fc = 2300 PSI, E = 20,000,000 PSI. INSTALL ALL CONNECTIONS PER MANUFACTURER'S SPECIFICATIONS.
- STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING ASTM SPECIFICATIONS:
 - A. W AND WT SHAPES: ASTM A992
 - B. CHANNELS AND ANGLES: ASTM A36
 - C. PLATES AND BARS: ASTM A36
 - D. HOLLOW STRUCTURAL SECTIONS: ASTM A500 GRADE B
 - E. STEEL PIPE: ASTM A53, GRADE B, TYPE E OR S
- STEEL BEAMS SHALL BE SUPPORTED AT EACH END WITH A MINIMUM BEARING LENGTH OF 3 1/2" AND FULL FLANGE WIDTH (UNO). PROVIDE SOLID BEARING FROM BEAM SUPPORT TO FOUNDATION. BEAMS SHALL BE ATTACHED AT THE BOTTOM FLANGE TO EACH SUPPORT AS FOLLOWS (UNO):
 - A. WOOD FRAMING: (2) 1/2" DIA. x 4" LONG LAG SCREWS
 - B. CONCRETE: (2) 1/2" DIA. x 4" WEDGE ANCHORS
 - C. MASONRY (FULLY GROUTED): (2) 1/2" DIA. x 4" LONG SIMPSON TITEN HD ANCHORS
 LATERAL SUPPORT IS CONSIDERED ADEQUATE PROVIDING THE JOISTS ARE TOE NAILED TO THE 2x NAILER ON TOP OF THE STEEL BEAM, AND THE 2x NAILER IS SECURED TO THE TOP OF THE STEEL BEAM w/ (2) ROWS OF SELF TAPPING SCREWS @ 16" O.C. OR (2) ROWS OF 1/2" DIAMETER BOLTS @ 16" O.C. IF 1/2" BOLTS ARE USED TO FASTEN THE NAILER, THE STEEL BEAM SHALL BE FABRICATED w/ (2) ROWS OF 3/16" DIAMETER HOLES @ 16" O.C.
- SQUARES DENOTE POINT LOADS WHICH REQUIRE SOLID BLOCKING TO GIRDER OR FOUNDATION. SHADED SQUARES DENOTE POINT LOADS FROM ABOVE WHICH REQUIRE SOLID BLOCKING TO SUPPORTING MEMBER BELOW.
- ALL LOAD BEARING HEADERS TO CONFORM TO TABLE R602.1(1) AND R602.1(2) OF THE NRC, 2018 EDITION OR BE (2) 2 x 6 WITH (1) JACK AND (1) KING STUD EACH END (UNO), WHICHEVER IS GREATER. ALL HEADERS TO BE SECURED TO EACH JACK STUD WITH (4) 8d NAILS. ALL BEAMS TO BE SUPPORTED WITH (2) STUDS AT EACH BEARING POINT (UNO). INSTALL KING STUDS PER SECTION R602.15 OF THE NORTH CAROLINA RESIDENTIAL CODE, 2018 EDITION.
- ALL BEAMS, HEADERS, OR GIRDER TRUSSES PARALLEL TO WALL ARE TO BEAR FULLY ON (1) JACK OR (2) STUDS MINIMUM OR THE NUMBER OF JACKS OR STUDS NOTED. ALL BEAMS OR GIRDER TRUSSES PERPENDICULAR TO WALL AND SUPPORTED BY (3) STUDS OR LESS ARE TO HAVE 1 1/2" MINIMUM BEARING (UNO). ALL BEAMS OR GIRDER TRUSSES PERPENDICULAR TO WALL AND SUPPORTED BY MORE THAN (3) STUDS OR OTHER NOTED COLUMN ARE TO BEAR FULLY ON SUPPORT COLUMN FOR ENTIRE WALL DEPTH (UNO). BEAM ENDS THAT BUTT INTO ONE ANOTHER ARE TO EACH BEAR EQUAL LENGTHS (UNO).
- FLITCH BEAMS SHALL BE BOLTED TOGETHER USING 1/2" DIAMETER BOLTS (ASTM A307) WITH WASHERS PLACED AT THREADED END OF BOLT. BOLTS SHALL BE SPACED AT 24" CENTERS (MAXIMUM), AND STAGGERED AT TOP AND BOTTOM OF BEAM (2" EDGE DISTANCE), WITH (2) BOLTS LOCATED AT 6" FROM EACH END (UNO).
- ALL I-JOIST OR TRUSS LAYOUTS ARE TO BE IN COMPLIANCE WITH THE OVERALL DESIGN SPECIFIED ON THE PLANS. ALL DEVIATIONS ARE TO BE BROUGHT TO THE ATTENTION OF THE ENGINEER OF RECORD PRIOR TO INSTALLATION.
- BRACED WALL PANELS SHALL BE CONSTRUCTED ACCORDING TO THE NORTH CAROLINA RESIDENTIAL CODE 2018 EDITION WALL BRACING CRITERIA. THE AMOUNT, LENGTH, AND LOCATION OF BRACING SHALL COMPLY WITH ALL APPLICABLE TABLES IN SECTION R602.10.
- PROVIDE DOUBLE JOIST UNDER ALL WALLS PARALLEL TO FLOOR JOISTS. PROVIDE SUPPORT UNDER ALL WALLS PARALLEL TO FLOOR TRUSSES OR I-JOISTS PER MANUFACTURER'S SPECIFICATIONS. INSTALL BLOCKING BETWEEN JOISTS OR TRUSSES FOR POINT LOAD SUPPORT FOR ALL POINT LOADS ALONG OFFSET LOAD LINES.
- FOR ALL HEADERS SUPPORTING BRICK VENEER THAT ARE LESS THAN 8'-0" IN LENGTH, REST A 6" x 4" x 5/16" STEEL ANGLE WITH 6" MINIMUM EMBEDMENT AT SIDES FOR BRICK SUPPORT (UNO). FOR ALL HEADERS 8'-0" AND GREATER IN LENGTH, BOLT A 6" x 4" x 5/16" STEEL ANGLE TO HEADER WITH 1/2" LAG SCREWS AT 12" O.C. STAGGERED FOR BRICK SUPPORT. FOR ALL BRICK SUPPORT AT ROOF LINES, BOLT A 6" x 4" x 5/16" STEEL ANGLE TO (2) 2 x 10 BLOCKING INSTALLED w/ (4) 12d NAILS EA. PLY BETWEEN WALL STUDS WITH (2) ROWS OF 1/2" LAG SCREWS AT 12" O.C. STAGGERED AND IN ACCORDANCE WITH SECTION R103.8(2) OF THE NRC, 2018 EDITION.
- FOR STICK FRAMED ROOFS: CIRCLES DENOTE (3) 2 x 4 POSTS FOR ROOF MEMBER SUPPORT. HIP SPLICES ARE TO BE SPACED A MINIMUM OF 8'-0". FASTEN MEMBERS WITH THREE ROWS OF 12d NAILS AT 16" O.C. FRAME DORMER WALLS ON TOP OF DOUBLE OR TRIPLE RAFTERS AS SHOWN (UNO).
- FOR TRUSSED ROOFS: FRAME DORMER WALLS ON TOP OF 2 x 4 LADDER FRAMING AT 24" O.C. BETWEEN ADJACENT ROOF TRUSSES. STICK FRAME OVER-FRAMED ROOF SECTIONS WITH 2 x 8 RIDGES, 2 x 6 RAFTERS AT 16" O.C. AND FLAT 2 x 10 VALLEYS (UNO).
- ALL 4 x 4 AND 6 x 6 POSTS TO BE INSTALLED WITH 100 LB CAPACITY UPLIFT CONNECTORS TOP AND BOTTOM (UNO). POSTS MAY BE SECURED USING ONE SIMPSON H6 OR L750 UPLIFT CONNECTOR FASTENED TO THE BAND AT THE BOTTOM AND THE BEAM AT THE TOP OF EACH POST. ONE 1/2" SECTION OF SIMPSON CS16 COIL STRAPPING WITH (8) 8d HDG NAILS AT EACH END MAY BE USED IN LIEU OF EACH TWIST STRAP IF DESIRED. FOR MASONRY OR CONCRETE FOUNDATION USE SIMPSON POST BASE.

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120 MPH - 130 MPH ULTIMATE DESIGN WIND SPEED
 STANDARD STRUCTURAL NOTES

DATE: NOVEMBER 14, 2018
 SCALE: 1/4" = 1'-0"
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 ENGINEERED BY: JST



S-0
 STRUCTURAL NOTES