SLOPE 12:12

12:12

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GABLE

ROOF PLAN

I.- MAIN ROOF PITCH TO BE 12:12 UNLESS NOTED.

2.- MAIN PLATE LINE TO BE 9'-0" UNLESS NOTED.

1/4" = 1'-0"

| SL0PE | 12:12

SLOPE 12:12

GABLE

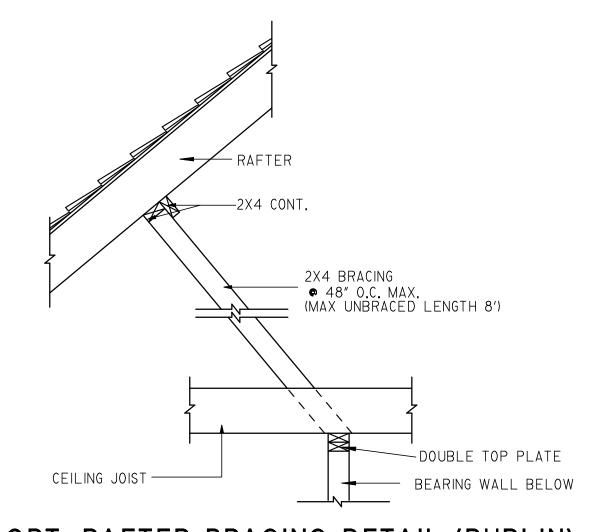
SLOPE 12:12

L______

SLOPE 12:12

RAFTERS TO REST ON 2X4

TOP PL. ON 16-1/2" OPEN WEB FLOOR TRUSS

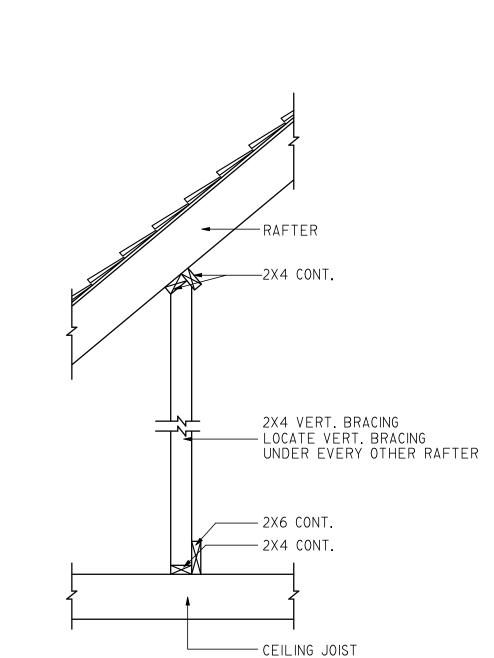


7. ALL WOOD PLATES IN CONTACT WITH CONCRETE SHALL BE "PRESSURE TREATED" & SILICONE SEALED.

BY A COMPONENT MANUFACTURER.

OPT. RAFTER BRACING DETAIL (PURLIN)

PURLINS ARE PERMITTED TO BE INSTALLED TO REDUCE THE SPAN OF RAFTERS. PURLINS SHALL BE SUPPORTED BY 2-INCH BY 4-INCH BRACES INSTALLED TO BEARING WALLS AT A SLOPE OF NOT LESS THAN 45 DE-GREES. THE BRACES SHALL NOT BE SPACED MORE THAN 48" APART ON CENTER AND THE UNBRACED LENGTH OF BRACES SHALL NOT EXCEED 8 FT. PULINS SHALL BE CONTINUOUS. (REFER IRC R802.5.1)



16. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LOCAL CODES, REGULATIONS, AND FHA/VA MPS, THE

CONSTRUCTION, CONSULT WITH LOCAL STRUCTURAL ENGINEERS AND CODE OFFICIALS PRIOR TO USING THE FRAMING MATERIALS PROVIDED TO INSURE COMPLIANCE WITH CODES AND STRUCTURAL INTEGRITY.

BUILDER SHALL VERIFY ALL CONDITIONS BEFORE BEGINNING

RAFTER BRACING DETAIL 3/4'' = 1'-0''

FRAMING NOTES:

I.- RAFTERS TO BE SUPPORTED BY CONT. BRACING FOR HORIZONTAL SPANS OF 15'-0" OR GREATER. 2.- SUPPORT ALL HIP, VALLEY, AND RIDGES • 8'-0" O.C. MAX. 3.- ALL RAFTERS TO BEAR ON SECOND FLOOR WALLS WHERE APPLICABLE. 4.- RAFTERS MAY BE SPLICED ONLY • CONT. BRACING OR SECOND

FLOOR WALLS. 5.- RAFTERS TO BE PLACED IN COMPLIANCE WITH ALL LOCAL CODES. EXAMPLES:

A.- 2X6 RAFTERS • 16" O.C. MAX. WITH 1/2" P.W. DECKING.

B.- 2X6 RAFTERS • 24" O.C. MAX. WITH 5/8" P.W. DECKING.

C.- 2X8 RAFTERS • 24" O.C. MAX. WITH 5/8" P.W. DECKING. D.- 2X8 RAFTERS • 16" O.C. MAX. WITH 1/2" P.W. DECKING. 6.- FASCIA OVERHANG TO BE 12" (TYP.) UNLESS NOTED ON ELEVATIONS. 7.- ALL HIP / VALLEY RAFTERS TO BE 2XIO UNLESS NOTED.

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Release of these plans contemplates further cooperation among the owner, his contractor and the designer. Design and construction are complex. Although the designer and his consultants performed their services with due care and diligence, they cannot guarantee perfection. Communication is imperfect and every contingency cannot be anticipated. Any ambiguity or discrepancy discovered by the use of these plans shall be reported immediately to the designer. Failure to notify the designer compounds misunderstanding and increases construction costs. A failure to cooperate by a simple notice to the designer shall relieve the designer from responsibility for all consequences. Changes made from the plans without the consent of the designer are unauthorized and shall relieve the designer of responsibility for all consequences arriving out of such changes. Only qualified Designer, Architect, Contractor, or Structural Engineer should attempt to modify any portion of this design.

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