





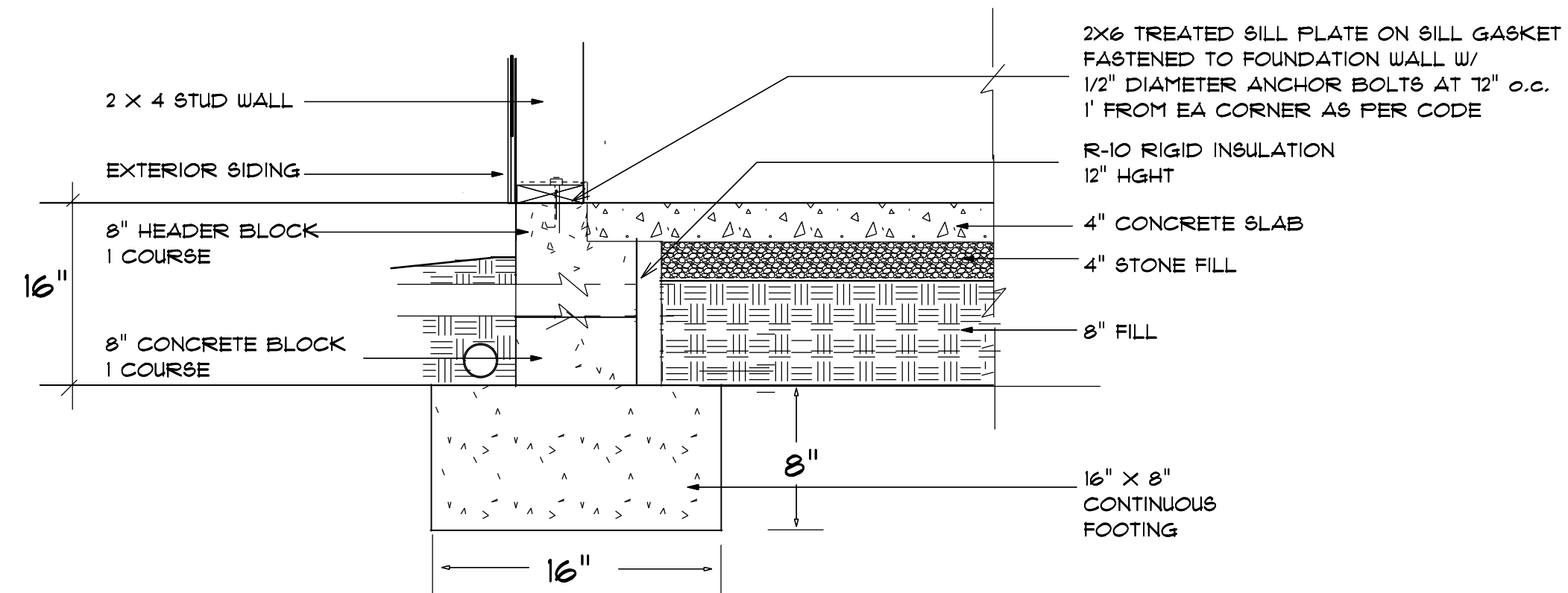
**RIGHT ELEVATION**  
SCALE: 1" = 1/4"



**LEFT ELEVATION**  
SCALE: 1" = 1/4"

**FOUNDATION NOTES:**  
 ALL FOOTINGS SHALL BEAR ON ORIGINAL UNDISTURBED SOIL.  
 THE 28 DAY COMPRESSIVE STRENGTH OF ALL FOOTINGS IS 3000 PSI  
 PROVIDE WATER PROOFING AND PERIMETER DRAINS AS REQUIRED.  
 FOUNDATION CONCRETE MIX TO HAVE 1/2" MAX AGGREGATE SIZE. CONCRETE FILL MIX TO HAVE 1/2" MAX AGGREGATE SIZE.  
 FOOTING WIDTHS ARE BASED ON A LOAD-BEARING SOIL CAPACITY OF 2000 PSI.  
 PROVIDE 6 MIL POLY VAPOR BARRIER TO COVER GROUND SURFACE IN CRAWL SPACE  
 ALL ANCHOR BOLTS TO BE 12" LONG, 1/2" DIA. A36 UNO ANCHOR BOLTS SHALL BE SPACE AT A MAX OF 6' OC AND NO MORE THAN 1' FROM EA CORNER.

**Termite Soil Treatment:** Treat entire slab area soil or crawl space surface before vapor barrier is installed and slab is poured with a state approved termiticide. Termiticide should be applied by a licensed and certified pest control professional by the state of North Carolina.



**STEM WALL FOUNDATION Detail**  
 not to scale

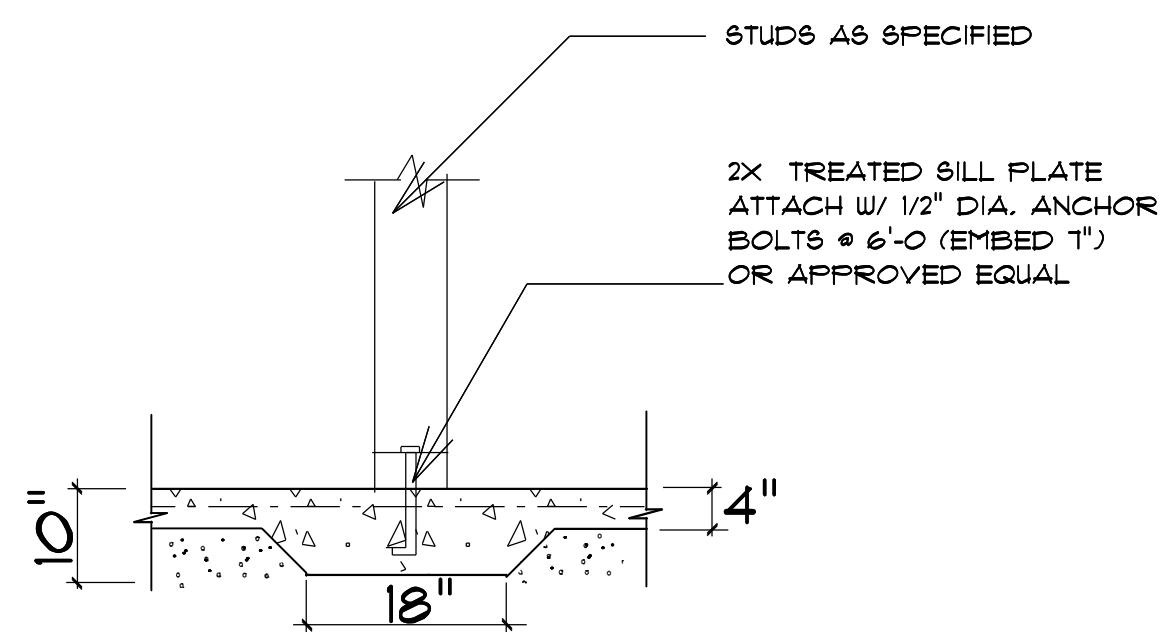
PROVIDE EXPANSION JOINTS AT THE EDGES OF SLABS THAT ARE NOT HEATED OR THAT ARE EXPECTED TO CHANGE TEMPERATURE SIGNIFICANTLY OVER THEIR LIFETIMES  
 ALSO PROVIDE EXPANSION JOINTS TO ISOLATE BUILDING ELEMENTS THAT PENETRATE SLABS SUCH AS STRUCTURAL COLUMNS, WALLS, OR PLUMBING

**CONTROL JOINTS**

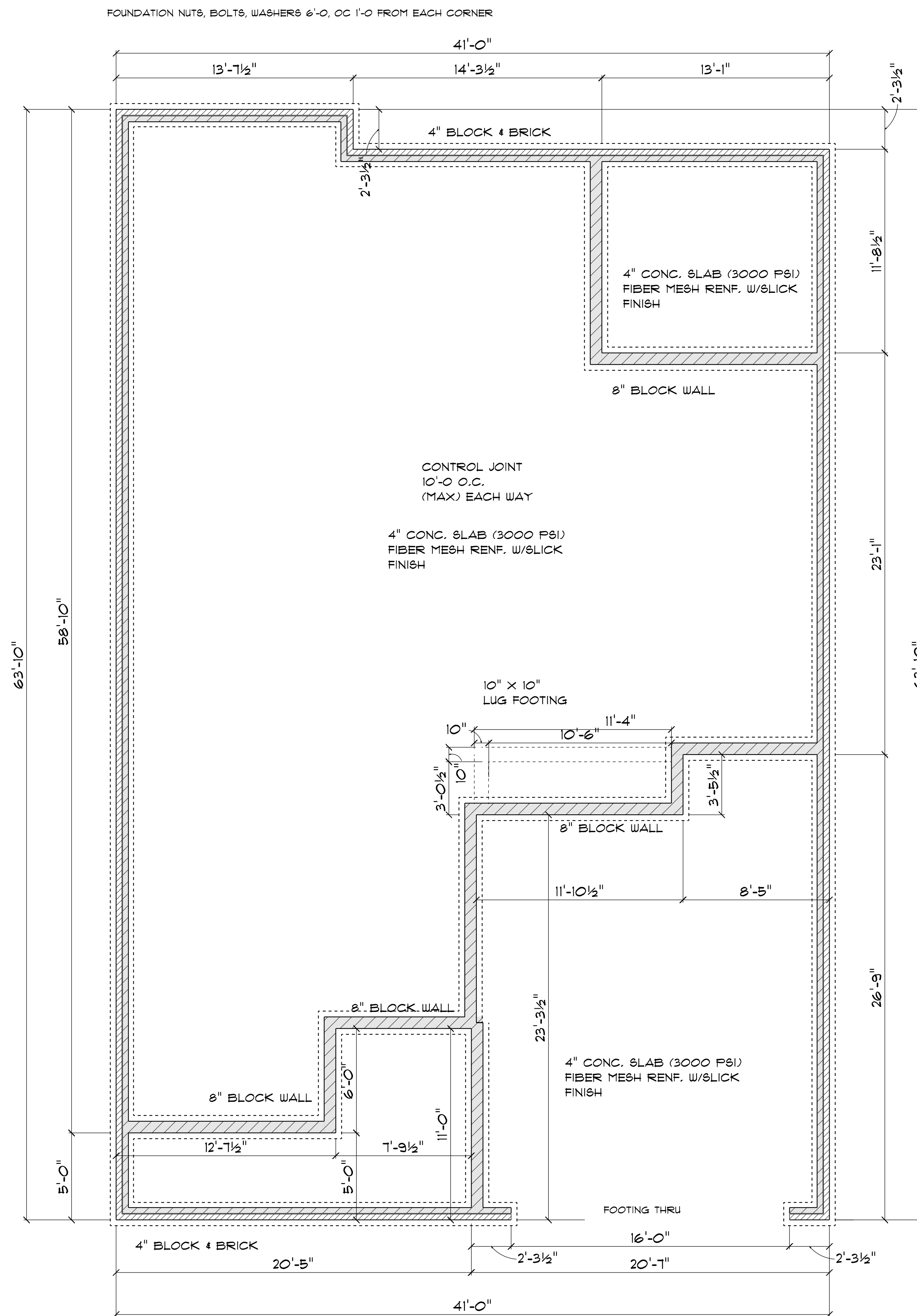
PROVIDE CONTROL JOINTS TO INDUCE CRACKING AT SELECTED LOCATIONS  
 -- TROWEL OR CUT JOINTS INTO THE SURFACE OF SLABS TO ABOUT 1/4 OF THE SLAB DEPTH AND AT 20 FT. INTERVALS  
 -- COLD JOINTS CAN ACT AS CONTROL JTS

**CONCRETE SLAB DETAILS / NOTES**

not to scale



**TYPICAL THICKENED SLAB**  
 not to scale



**FOUNDATION PLAN**  
 SCALE: 1" = 1/4"

**GENERAL FRAMING NOTES:**

ALL LUMBER IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED.

FRAMING LUMBER SHALL BE SYP #2 GRADE AND/OR SPRUCE PINE FIR #1 AND/OR #2, KILN DRIED.

WHERE PRE-ENGINEERED JOISTS ARE USED, JOIST MANUFACTURER SHALL PROVIDE SHOP DRAWINGS, WHICH BEAR SEAL OF A N.C. ENGINEER.

STUDS AND JOISTS SHALL NOT BE CUT TO INSTALL PLUMBING OR WIRING WITHOUT ADDING METAL OR WOOD SIDE PANELS TO STRENGTHEN THE MEMBER TO ITS ORIGINAL CAPACITY.

NAIL MULTIPLE MEMBERS WITH 2 ROWS OF 16d NAILS STAGGERED 32" OC AN USE 3-16d NAILS 7" IN AT EACH END. DOUBLE ALL STUDS UNDER ROOF POST DOWNS UNO.

NAIL FLOOR JOISTS TO BILL PLATE WITH 8d TOE NAILS.

ALL EXPOSED FRAMING ON PORCHES AND DECKS SHALL BE PRESSURE TREATED.

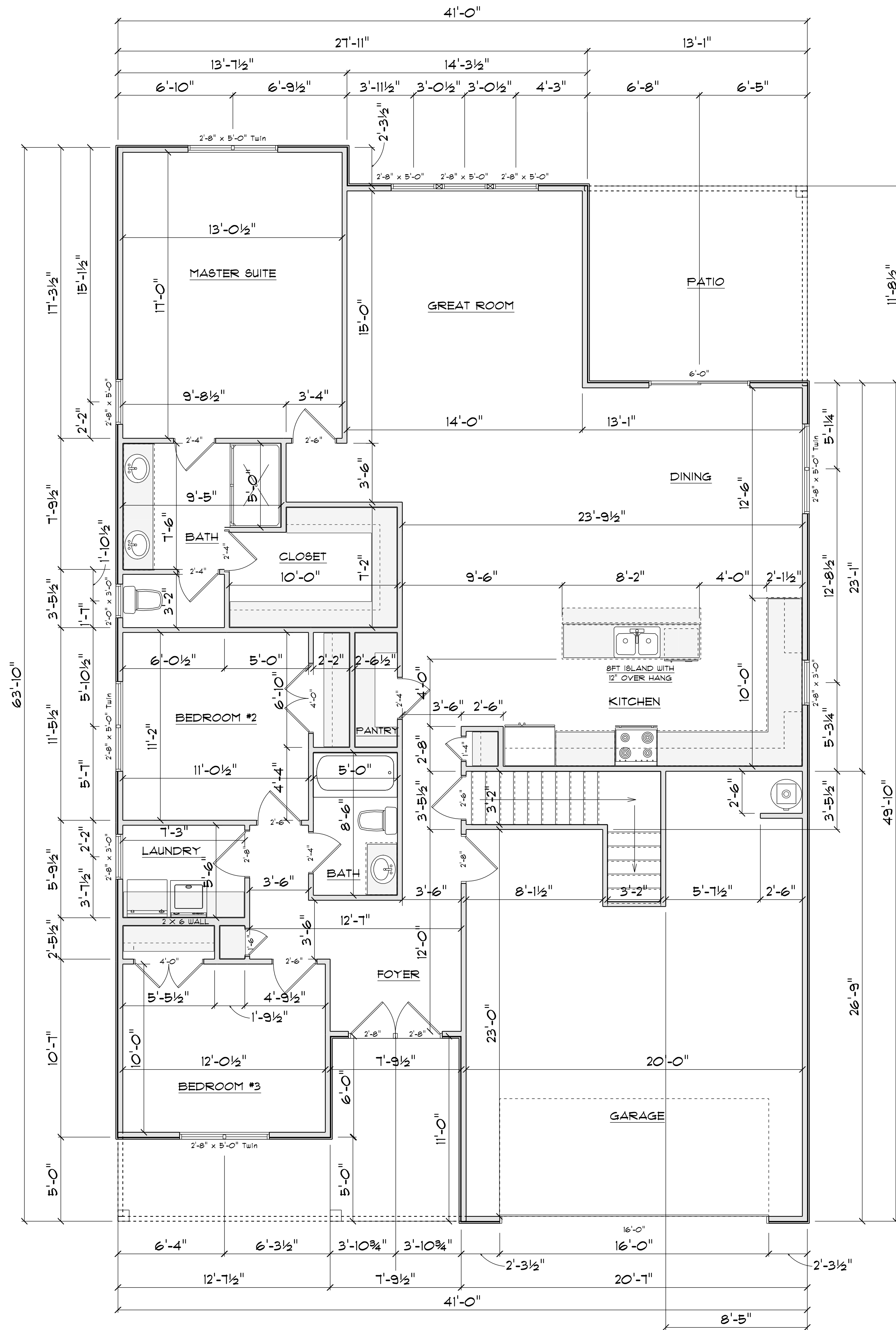
PROVIDE WATERPROOFING AND DRAINS AS REQUIRED.

ALL FRAMING TO BE 16" OC UNO. WALL FRAMING DIMENSIONS ARE BASED ON 2 X 4 STUDS UNO, DOUBLE STUDS UNDER ALL HEADERS.

LVL'S AND TJI'S TO BE SIZED BY OTHERS

EXTERIOR WALLS IN LIVING AREAS ARE 2 X 4

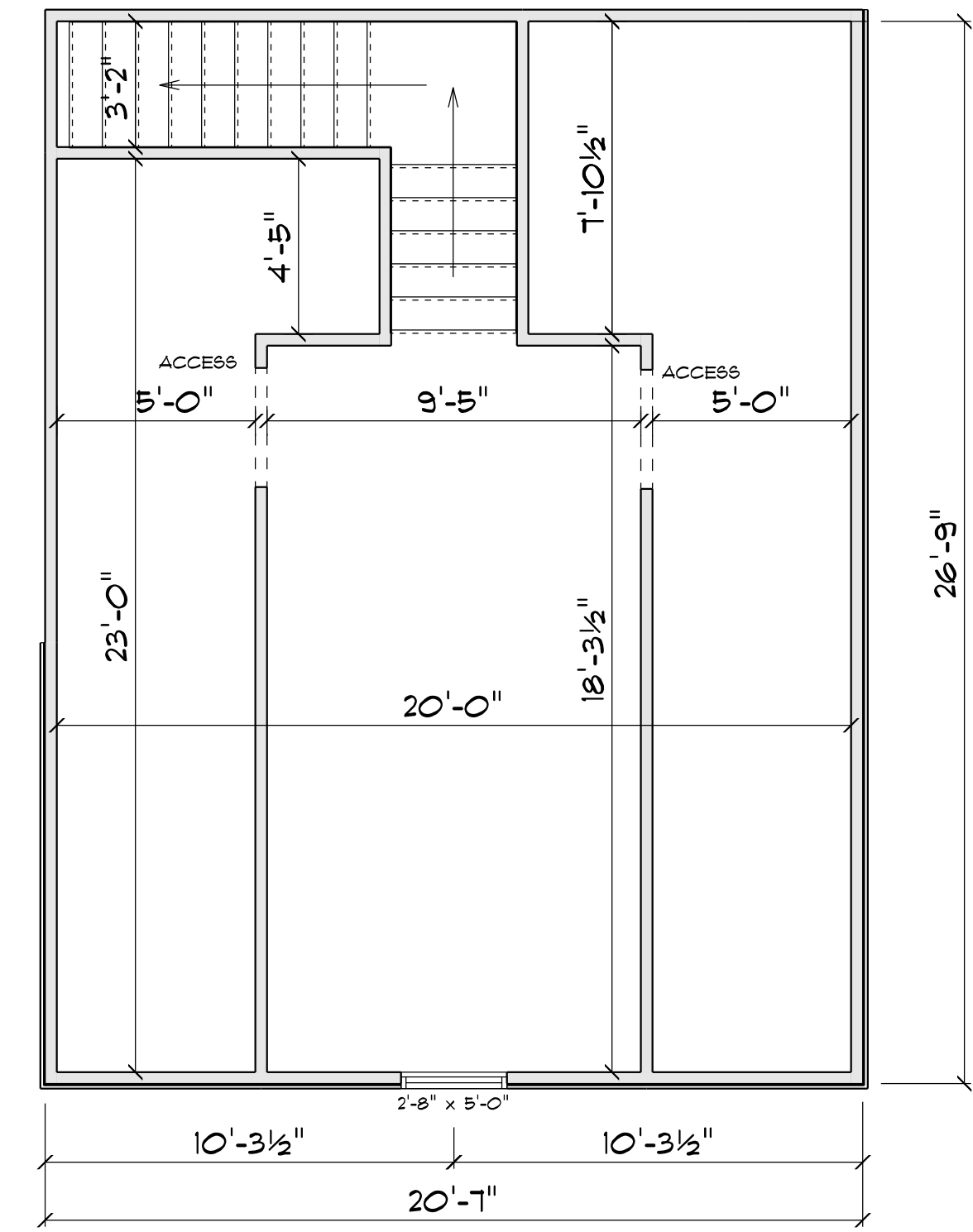
WINDOW SCHEDULE				
SIZE	COUNT	LIBRARY NAME	R.O. WIDTH	R.O. HEIGHT
2'-8" x 3'-0"	2	Window Single Hung	32"	36"
2'-8" x 5'-0"	2	Window Single Hung	32"	60-1/2"
2'-0" x 3'-0"	1	Window Single Hung	24"	36"
2'-8" x 5'-0"	5	Window Single Hung	32"	60-1/2"
2'-8" x 5'-0" Twin	4	Window Single Hung	64"	60-1/2"



**FLOOR PLAN**

SCALE: 1" = 1/4"

AREA SCHEDULE	
NAME	AREA
Heated	1736 sq. ft.
Garage	539 sq. ft.
Covered Rear Porch	153 sq. ft.
Covered Front Porch	151 sq. ft.



**BONUS ROOM**

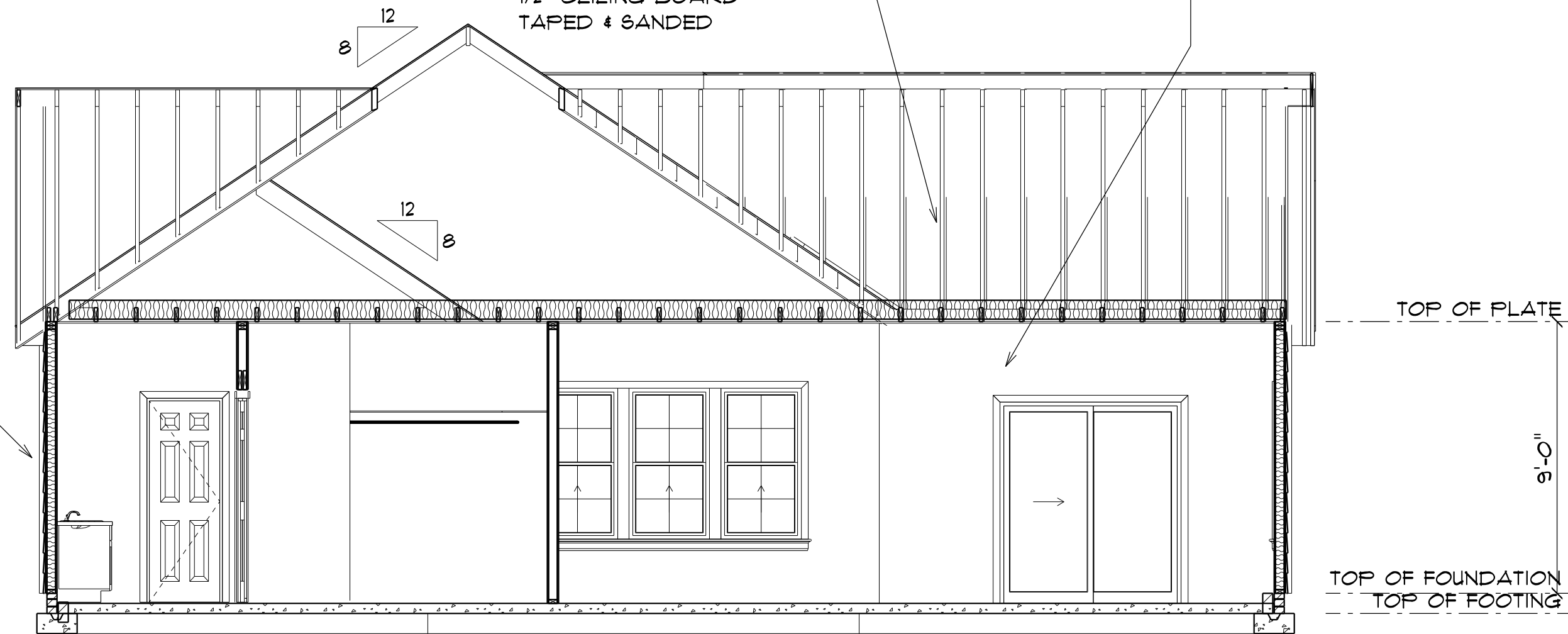
SCALE: 1" = 1/4"

AREA SCHEDULE	
NAME	AREA
Bonus Room	256 sq. ft.

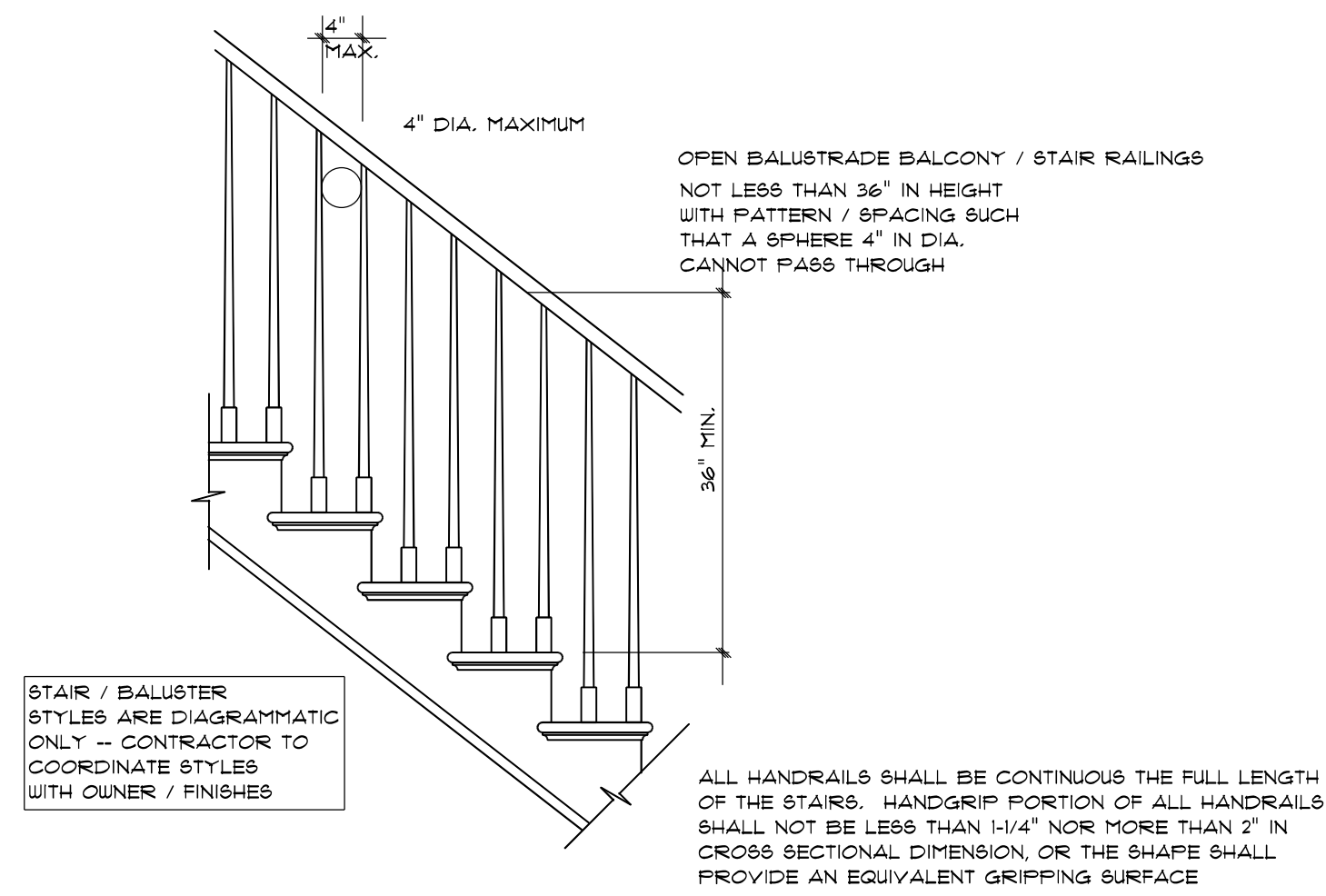
TYPICAL 2x4 SIDING EXTERIOR WALL:  
 HORIZONTAL OR BOARD & BATTEN SIDING  
 1/16" FLYWOOD SHEATHING  
 2x4 STUDS @ 16" o.c.  
 R15 BATT INSULATION  
 1/2" DRYWALL  
 TAPED & SANDED

TYPICAL TRUSS ROOF:  
 SHINGLES  
 1/16" ROOFING FLYWOOD c/w  
 4' CLIPS  
 BLOCK & BRACE PER TRUSS MGR.  
 PRE-ENGINEERED TRUSSES @ 24" o.c.  
 2x4 TRUSS BRACING  
 R38 BLOWN INSULATION  
 1/2" CEILING BOARD  
 TAPED & SANDED

TYPICAL 2x4 WALL:  
 1/2" DRYWALL  
 TAPED & SANDED  
 2x4 STUDS @ 16" o.c.  
 1/2" DRYWALL  
 TAPED & SANDED



**SECTION A**  
 SCALE: 1" = 1/4"



**STAIR RAILING**  
 NOT TO SCALE

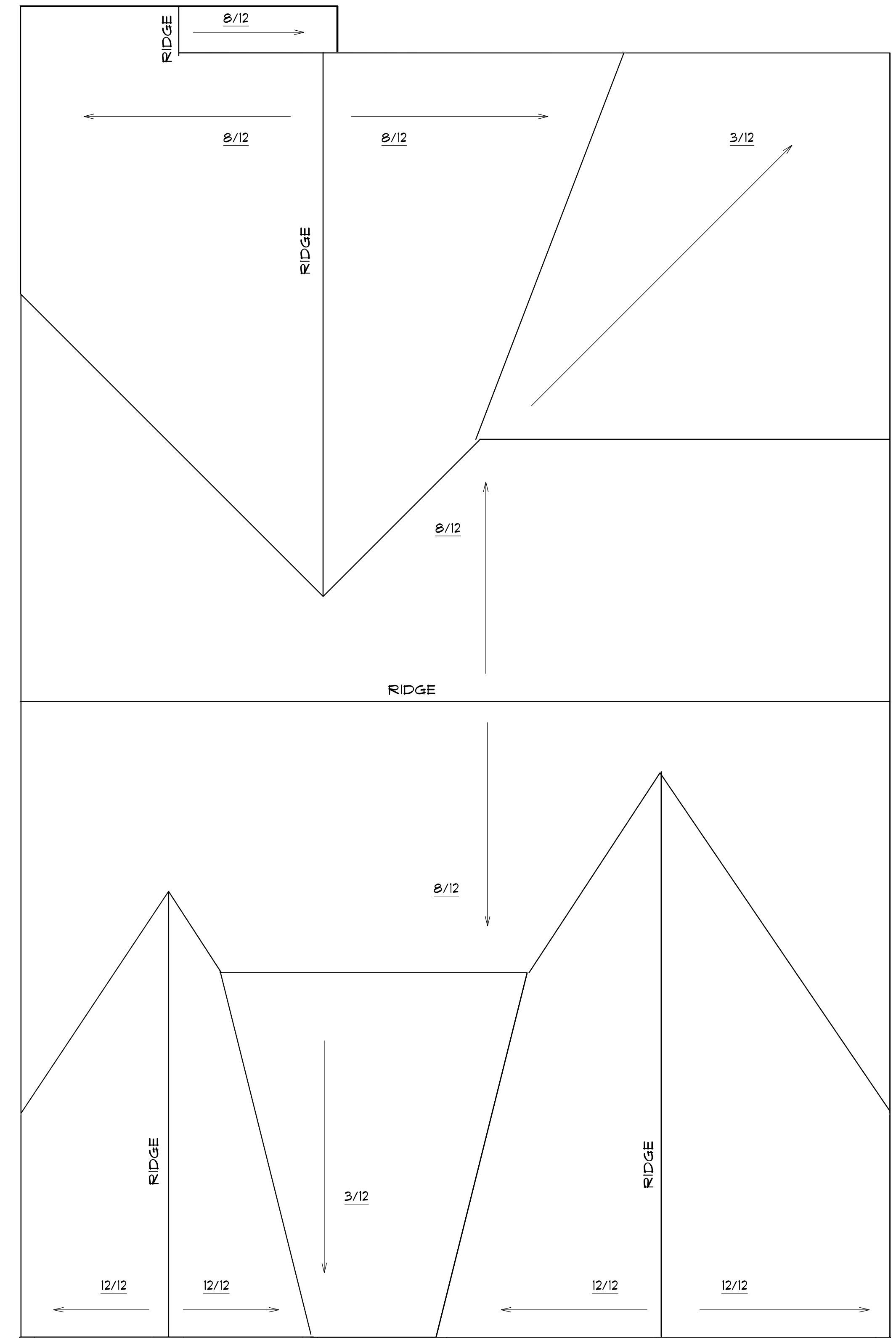
**ROOF NOTES:**

TRUSSES, BRACINGS, BRIDGING AND CONNECTORS ARE TO BE DESIGNED BY THE TRUSS MANUFACTURER.

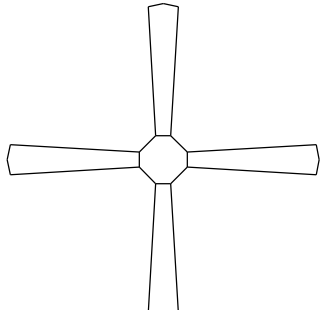


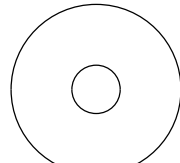
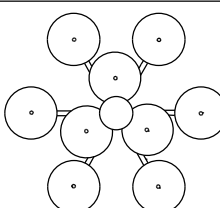






IDENTIFY LUMBER BY OFFICIAL GRADE MARKINGS.

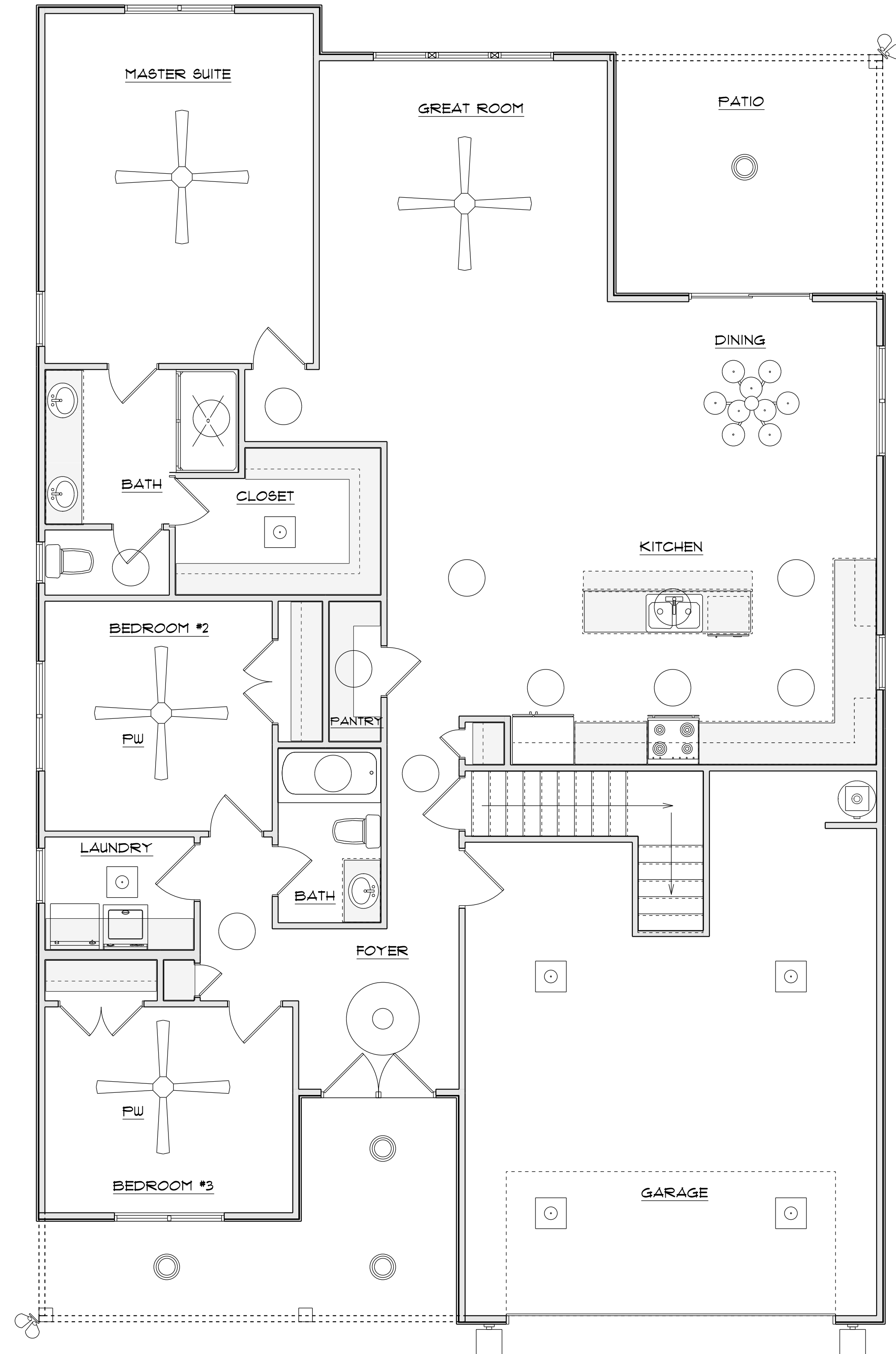
DO NOT CUT OR REMOVE CHORDS OR OTHER TRUSS MEMBERS.  
 DO NOT NOTCH OR DRILL TRUSS MEMBERS.

WHERE PRE-ENGINEERED ROOF TRUSSES ARE USED, TRUSS MANUFACTURER SHALL PROVIDE SHOP DRAWINGS, WHICH BEAR SEAL OF A N. C. REGISTERED ENGINEER.

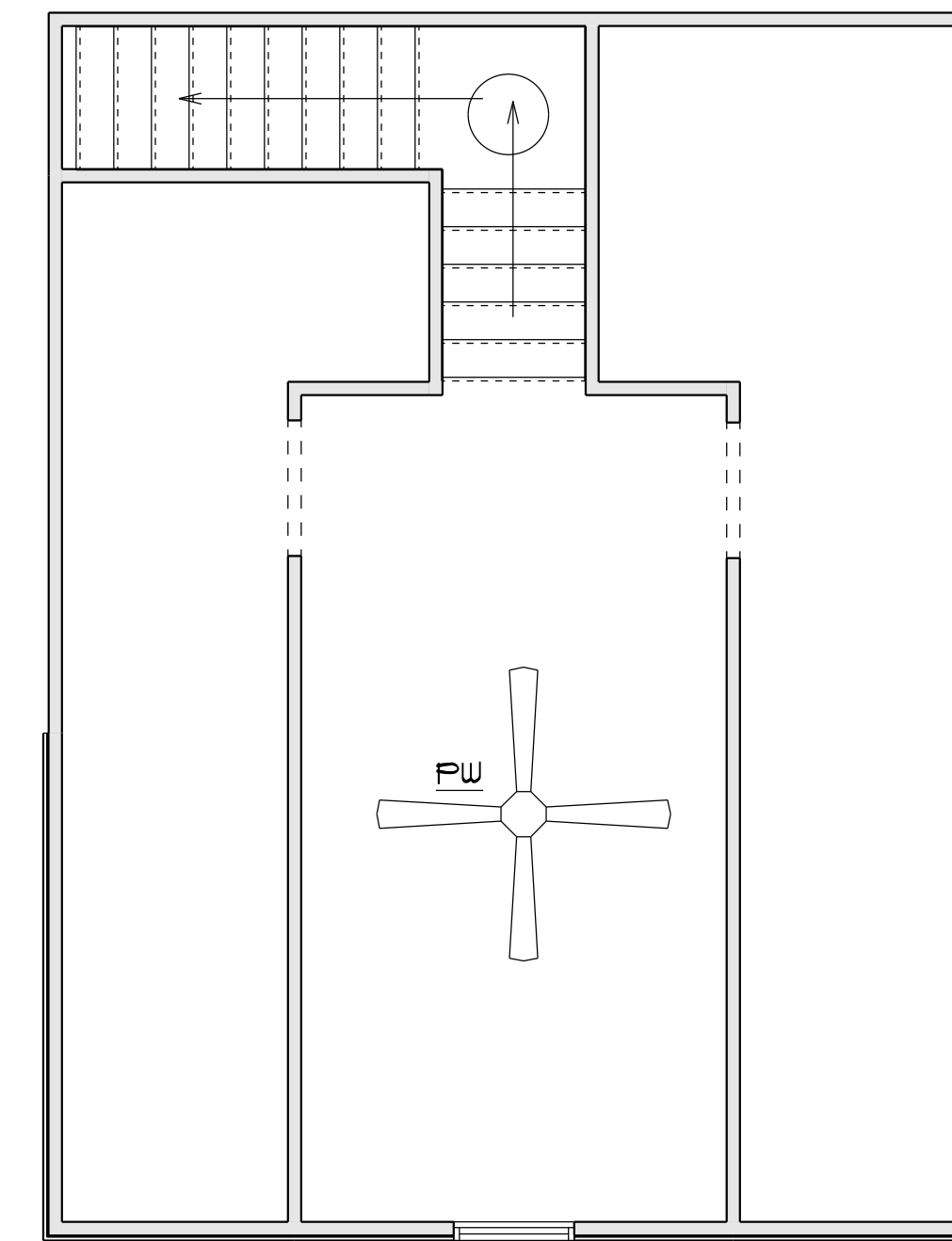


**ROOF PLAN**  
 SCALE: 1" = 1/4" 12" OVER HANG ALL

ELECTRICAL LEGEND		
ELECTRICAL	COUNT	SYMBOL
ceiling fan	3	
10" led	6	
7" led	14	
foyer light	1	
dinning room light	1	
coach light	2	
exterior over head light	4	
flood light	2	
vanity bar light	4	
wall sconce		
pendant light		



FLOOR PLAN



BONUS ROOM