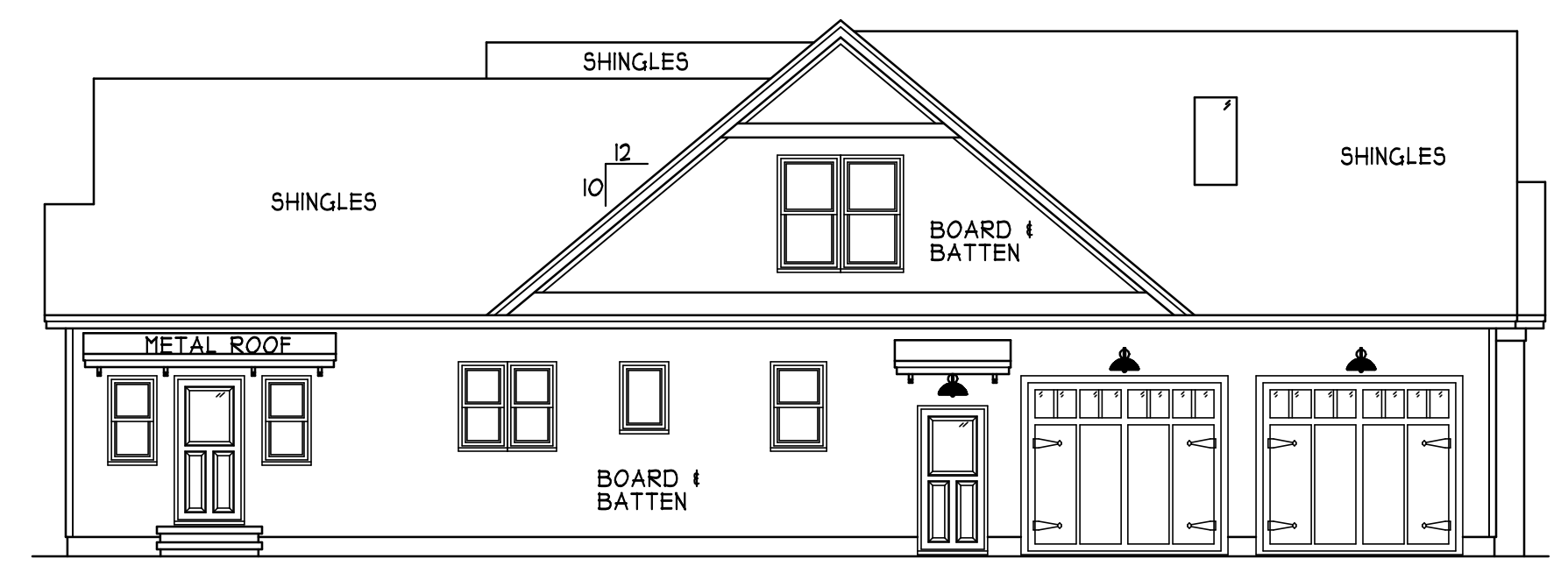
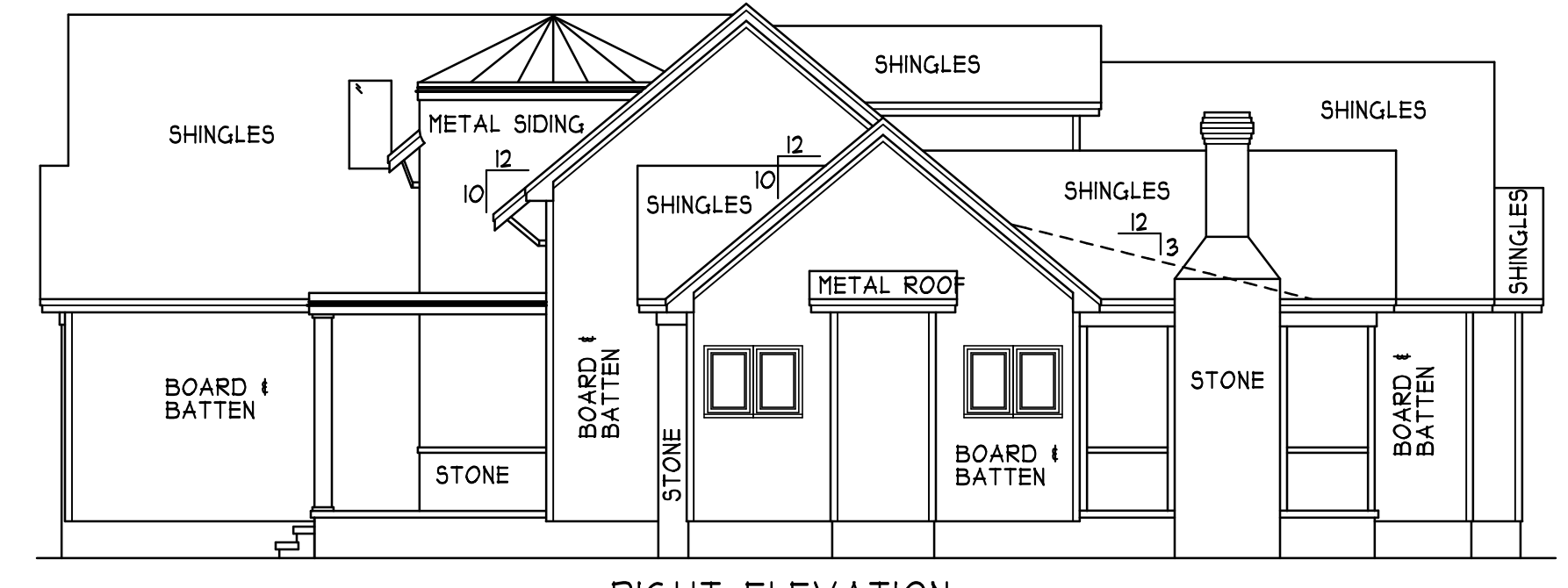




FRONT ELEVATION
SCALE 1/4" = 1'-0"



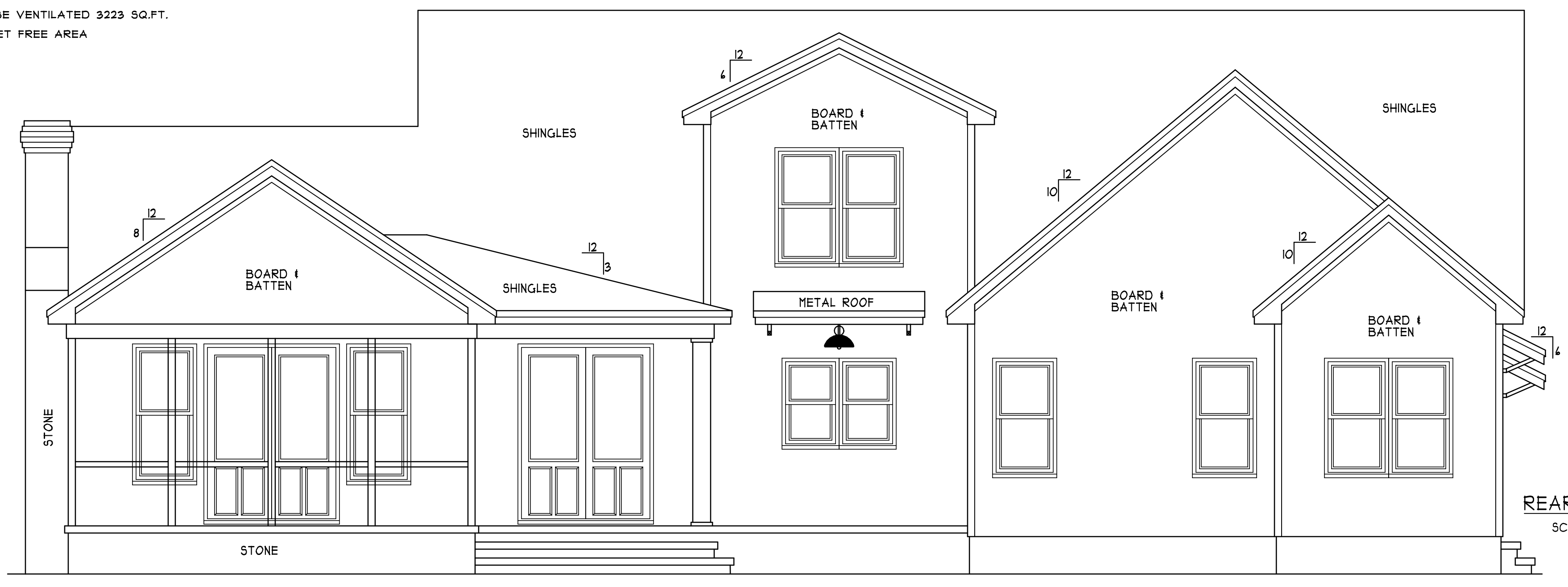
LEFT ELEVATION
SCALE 1/8" = 1'-0"



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

ATTIC VENTILATION:
THE NET FREE VENTILATING AREA SHALL BE NOT LESS THAN 1 TO 150 OF THE AREA OF THE SPACE VENTILATED EXCEPT THAT THE AREA MAY BE 1 TO 300 PROVIDED AT LEAST 50 PERCENT OF THE REQUIRED VENTILATING AREA IS PROVIDED BY VENTILATORS LOCATED IN THE UPPER PORTION OF THE SPACE TO BE VENTILATED AT LEAST 3 FEET ABOVE EAVE OR CORNICE VENTS WITH THE BALANCE OF THE REQUIRED VENTILATION TO BE PROVIDED BY EAVE OR CORNICE VENTS.
GROSS ATTIC AREA TO BE VENTILATED 3223 SQ.FT.
3223/150 = 21.48 SQ.FT. NET FREE AREA

ENERGY COMPLIANCE
ZONE 3 = MAX. GLAZING U-FACTOR .35
R-VALUE = CEILING R38, WALLS R15, FLOORS R19
FOR JOHNSTON, SAMPSON, WAYNE COUNTY
ZONE 4 = MAX. GLAZING U-FACTOR .35
R-VALUE = CEILING R38, WALLS R15, FLOORS R19
FOR WAKE, DURHAM, ORANGE COUNTY



REAR ELEVATION
SCALE 1/4" = 1'-0"

H SQUARED HOME DESIGN, INC.

DESIGNED BY:
HEATHER or JOHNATHAN HALL
165 HEATHERSTONE CT
BENSON NC 27504
(919) 207-1403

SQUARE FOOTAGE:
FIRST FLOOR = 1986
SECOND FLOOR = 618
REC ROOM = 211
GARAGE = 694

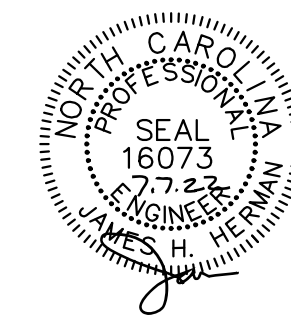
HEATED FOOTAGE:
#2815

JOSH & CARLA BLACKMON
MILL TOWN BUILDERS

THIS PLAN HAS BEEN DRAWN IN ACCORDANCE WITH NORTH CAROLINA STATE RESIDENTIAL BUILDING CODES 2008 EDITION.

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Not released for multiple builds.

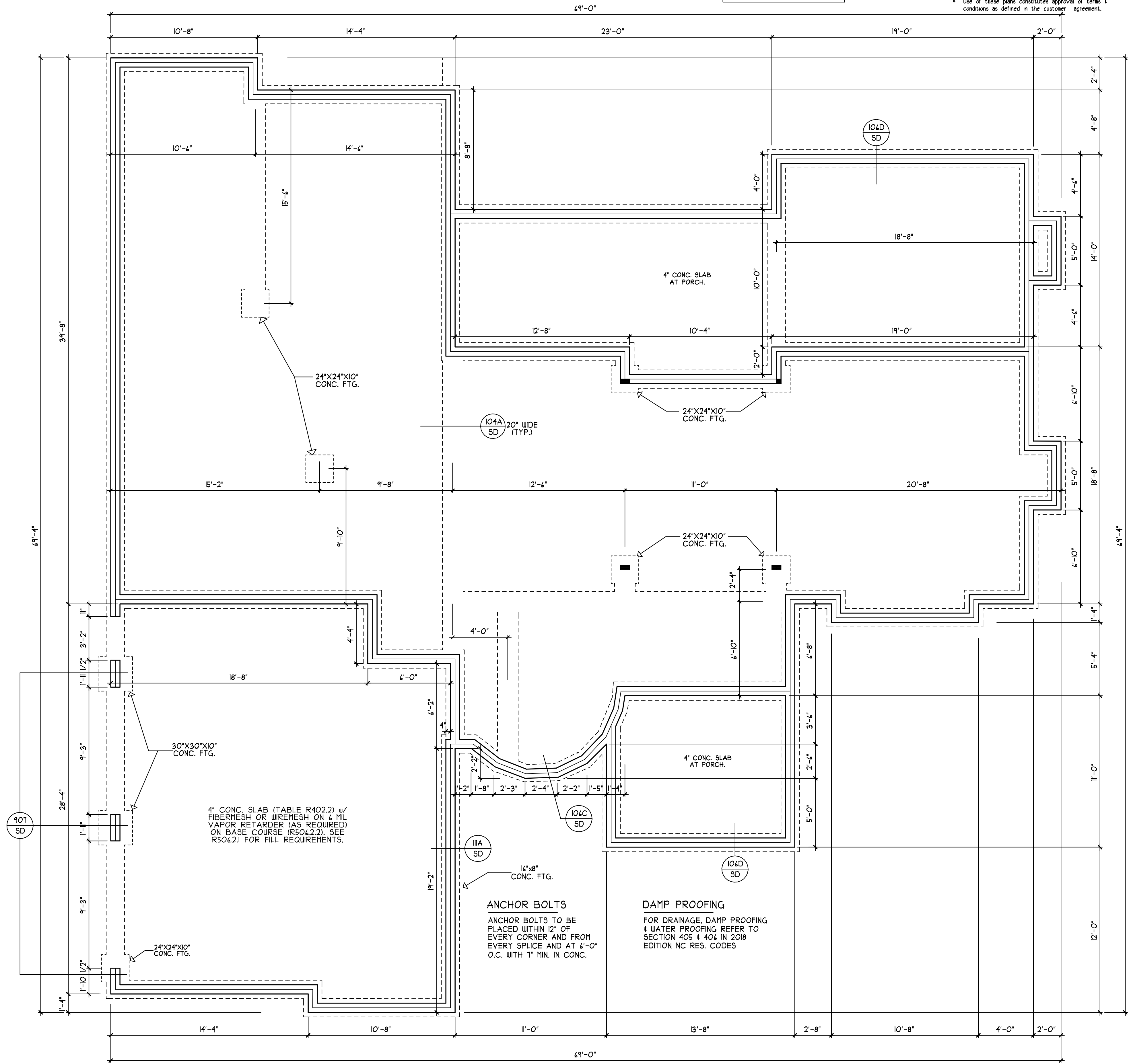
DATE: 06/23/22
1 1/2 STORY
FILE: 100321



STRUCTURAL DESIGN BY:
 SOUTHERN ENGINEERS, P.A.
 3716 BENSON DR., RALEIGH, NC 27609
 LICENSE: C-1112, PHONE: 919-876-1471
 PROJECT #: 22-1214

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REFER TO "SD" SHEET(S) FOR STANDARD DETAILS, BRACING DETAILS, AND STRUCTURAL NOTES

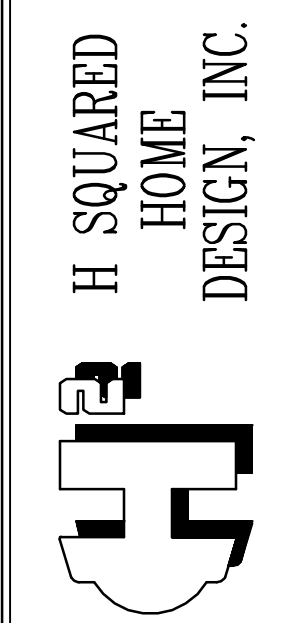


JOSH & CARLA BLACKMON
 MILL TOWN BUILDERS

HEATED FOOTAGE:
 #2815

SQUARE FOOTAGE:
 FIRST FLOOR = 1986
 SECOND FLOOR = 618
 REC ROOM = 211
 GARAGE = 694

DESIGNED BY:
 HEATHER or JOHNATHAN HALL
 185 HEATHERSTONE CT
 BENSON NC 27504
 (919) 207-1403

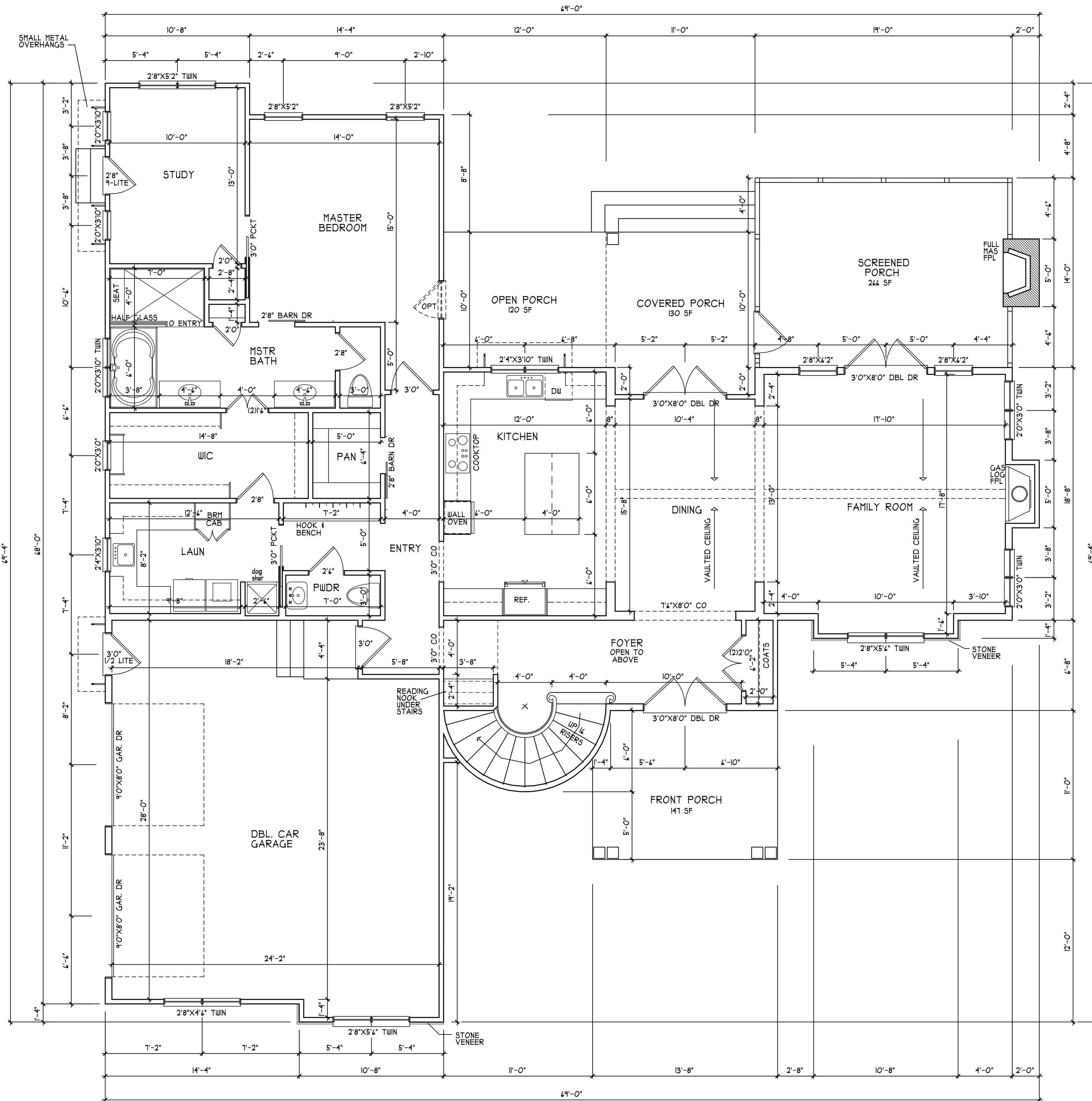


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DATE: 06/23/22
 1 1/2 STORY
 FILE: 100321

RAISED SLAB
 FOUNDATION PLAN
 SCALE 1/4" = 1'-0"



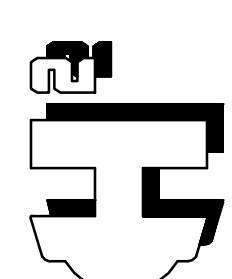
FIRST FLOOR PLAN
SCALE 1/4" = 1'-0"

JOSH & CARLA BLACKMON
MILL TOWN BUILDERS

HEATED FOOTAGE:
#2815

SQUARE FOOTAGE:
FIRST FLOOR = 1986
SECOND FLOOR = 618
REC ROOM = 211
GARAGE = 694

DESIGNED BY:
HEATHER or JOHNATHAN HALL
165 HEATHERSTONE CT
BENSON NC 27504
(819) 207-1403



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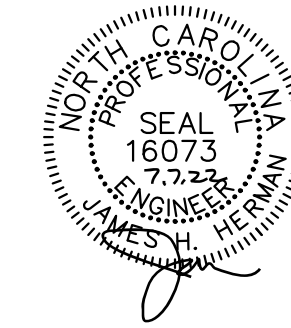
DATE:
06/23/22

1 1/2 STORY

FILE:
100321

STRUCTURAL DESIGN BY:
SOUTHERN ENGINEERS, P.A.
3116 BENSON DR., RALEIGH, NC 27609
LICENSE: C-4112, PHONE: 919-818-1417
PROJECT #: 22-1214

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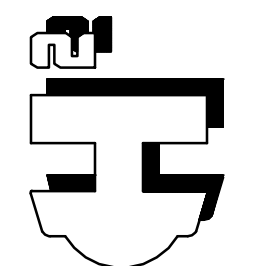
JOSH & CARLA BLACKMON
MILL TOWN BUILDERS

HEATED FOOTAGE:
#2815

SQUARE FOOTAGE:
FIRST FLOOR = 1986
SECOND FLOOR = 618
REC ROOM = 211
GARAGE = 694

DESIGNED BY:
HEATHER or JOHNATHAN HALL
185 HEATHERSTONE CT
BENSON NC 27504
(919) 207-1403

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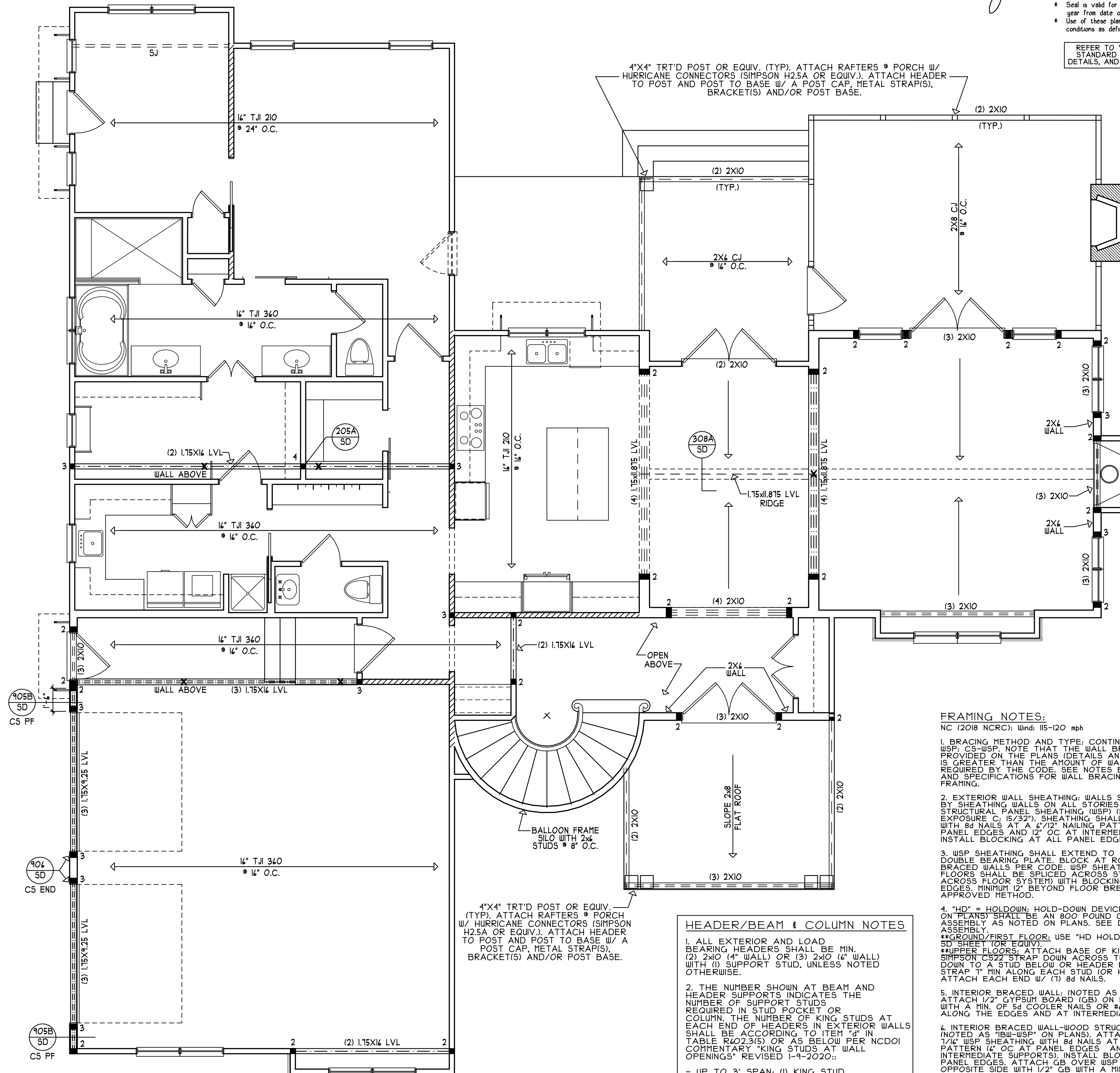
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DATE: 06/23/22

1 1/2 STORY

FILE: 100321



WOOD "I" JOISTS
(SHALL BE ONE OF THE FOLLOWING):
TJI 210 BY I-LEVEL
LPI 20 PLUS BY LP
BCI 5000s 1.8 BY BC

ALL WOOD "I"JOISTS SHALL BE INSTALLED ACCORDING TO MANUFACTURER'S SPECIFICATIONS.

INSTALL SQUASH BLOCKS, WEB STIFFENERS, ETC. AS REQUIRED BY AND ACCORDING TO THE I-JOIST MANUFACTURER'S SPECIFICATIONS AND INSTRUCTIONS.

HANGERS FOR I-JOISTS ARE THE RESPONSIBILITY OF THE I-JOIST SUPPLIER.

WOOD "I" JOISTS
(SHALL BE ONE OF THE FOLLOWING):
TJI 340 BY I-LEVEL
LPI 42 PLUS BY LP
BCI 40s 2.0 BY BC

ALL WOOD "I"JOISTS SHALL BE INSTALLED ACCORDING TO MANUFACTURER'S SPECIFICATIONS.

INSTALL SQUASH BLOCKS, WEB STIFFENERS, ETC. AS REQUIRED BY AND ACCORDING TO THE I-JOIST MANUFACTURER'S SPECIFICATIONS AND INSTRUCTIONS.

HANGERS FOR I-JOISTS ARE THE RESPONSIBILITY OF THE I-JOIST SUPPLIER.

NOTE: I JOISTS MAY BE SUBSTITUTED WITH FLOOR TRUSSES DESIGNED BY SUPPLIER (SAME DEPTH AND LAYOUT)

LVL CONNECTION LEGEND

- (2) PLY 1.75" BEAMS:
(3) 10d NAILS @ 12" O.C. OR
(2) SDW22398 (OR EQUAL) @ 16" O.C.
- (3) PLY 1.75" BEAMS:
(2) SDW22500 (OR EQUAL) @ 16" O.C.
- (4) PLY 1.75" BEAMS:
(2) SDW22634 (OR EQUAL) @ 16" O.C.

HEADER/BEAM & COLUMN NOTES

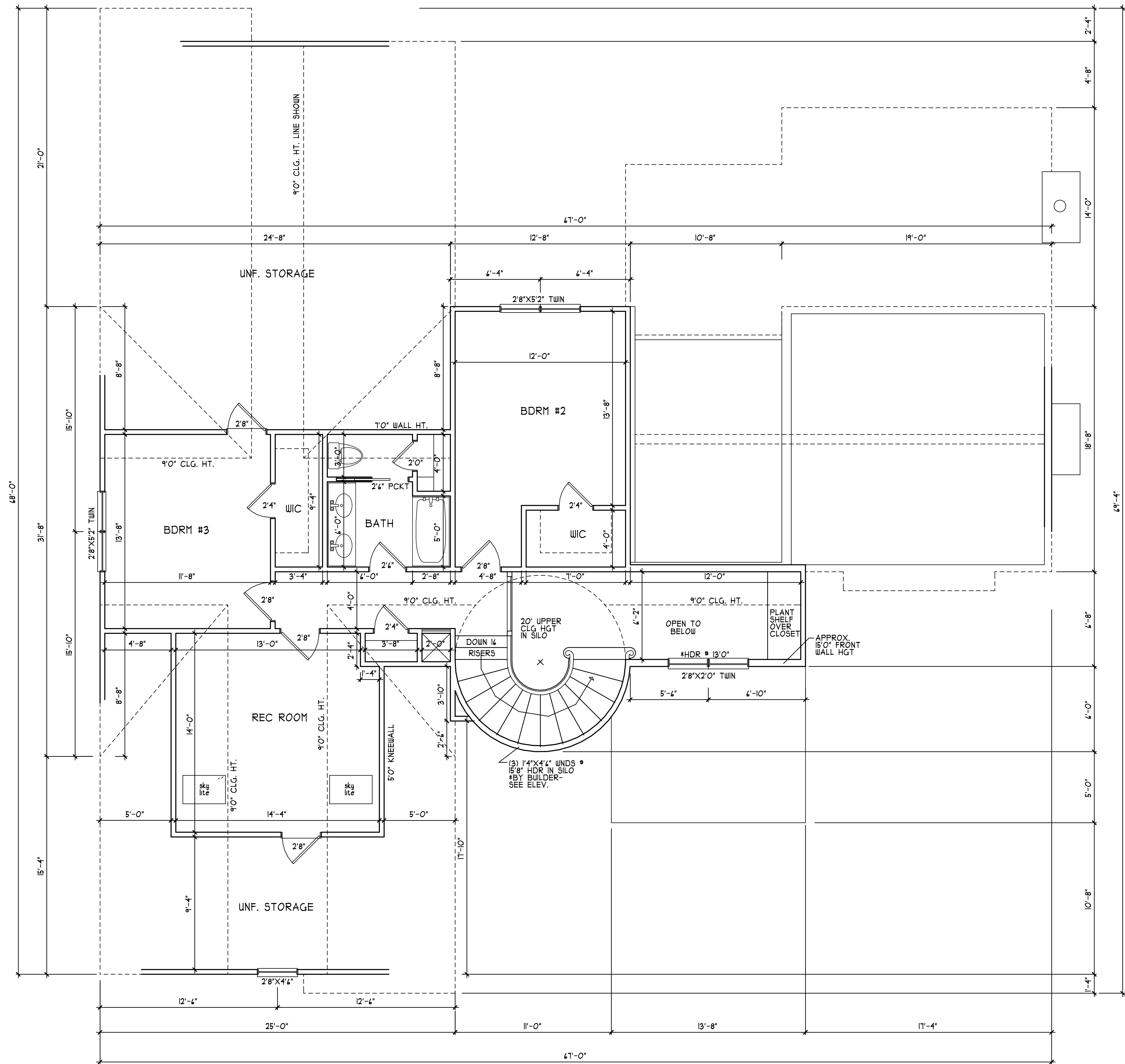
- ALL EXTERIOR AND LOAD BEARING HEADERS SHALL BE MIN. (2) 2x10 (4" WALL) OR (3) 2x10 (6" WALL) WITH (1) SUPPORT STUD, UNLESS NOTED OTHERWISE.
- THE NUMBER SHOWN AT BEAM AND HEADER SUPPORTS INDICATES THE NUMBER OF SUPPORT STUDS REQUIRED IN STUD POCKET OR COLUMN. THE NUMBER OF KING STUDS AT EACH END OF HEADERS IN EXTERIOR WALLS SHALL BE ACCORDING TO ITEM 4. IN TABLE R602.3(5) OR AS BELOW PER NCDOL COMMENTARY KING STUDS AT WALL OPENINGS REVISED 1-9-2020:
 - UP TO 3' SPAN: (1) KING STUD
 - OVER 3' UP TO 4' SPAN: (2) KING STUDS
 - OVER 4' UP TO 9' SPAN: (3) KING STUDS
 - OVER 9' UP TO 12' SPAN: (4) KING STUDS
 - OVER 12' UP TO 15' SPAN: (5) KING STUDS

FRAMING NOTES:

- BRACING METHOD AND TYPE: CONTINUOUSLY SHEATHED WSP. CS-WSP. NOTE THAT THE WALL BRACING AMOUNT PROVIDED ON THE PLANS (DETAILS AND SPECIFICATIONS) IS GREATER THAN THE AMOUNT OF WALL BRACING REQUIRED BY THE CODE. SEE NOTES BELOW FOR DETAILS AND SPECIFICATIONS FOR WALL BRACING AND WALL FRAMING.
- EXTERIOR WALL SHEATHING: WALLS SHALL BE BRACED BY SHEATHING WALLS ON ALL STORIES WITH WOOD STRUCTURAL PANEL SHEATHING (WSP) (EXPOSURE B; 1/4" EXPOSURE C; 15/32"). SHEATHING SHALL BE ATTACHED WITH 8d NAILS AT A 6"/12" NAILING PATTERN 16" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. INSTALL BLOCKING AT ALL PANEL EDGES.
- WSP SHEATHING SHALL EXTEND TO THE UPPERMOST DOUBLE BEARING PLATE, BLOCK AT ROOF AND ATTACH BRACED WALLS PER CODE. WSP SHEATHING BETWEEN FLOORS SHALL BE SPICED ACROSS STUDS (CONTINUOUS ACROSS FLOOR SYSTEM) WITH BLOCKING AT PANEL EDGES. MINIMUM 12" BEYOND FLOOR BREAK) OR OTHER APPROVED METHOD.
- "HD" = HOLD-DOWN; HOLD-DOWN DEVICE (NOTED AS "HD" ON PLANS) SHALL BE AN 800 POUND CAPACITY ASSEMBLY AS NOTED ON PLANS. SEE DETAILS FOR HD ASSEMBLY.
**GROUND/FIRST FLOOR: USE "HD HOLD-DOWN DETAIL" ON SD SHEET (OR EQUIV).
**UPPER FLOORS: ATTACH BASE OF KING STUD WITH A SIMPSON CS22 STRAP DOWN ACROSS THE BAND AND DOWN TO A STUD BELOW OR HEADER BELOW. EXTEND STRAP 1" MIN ALONG EACH STUD (OR HEADER) AND ATTACH EACH END W/ (1) 8d NAILS.
- INTERIOR BRACED WALL: (NOTED AS "IBW" ON PLANS) ATTACH 1/2" GYPSUM BOARD (GB) ON EACH SIDE OF WALL WITH A MIN. OF 5d COOLER NAILS OR #4 SCREWS @ 12" O.C. ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS.
- INTERIOR BRACED WALL-WOOD STRUCTURAL PANEL: (NOTED AS "IBW-WSP" ON PLANS). ATTACH ONE SIDE WITH 1/4" WSP SHEATHING WITH 8d NAILS AT A 6"/12" NAILING PATTERN 16" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. INSTALL BLOCKING AT ALL PANEL EDGES. ATTACH GB OVER WSP REQUIRED. ATTACH OPPOSITE SIDE WITH 1/2" GB WITH A MIN. OF 5d COOLER NAILS OR #4 SCREWS @ 12" O.C. ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS.

FIRST FLOOR
STRUCTURAL PLAN

SCALE 1/4" = 1'-0"



SECOND FLOOR PLAN
SCALE 1/4" = 1'-0"

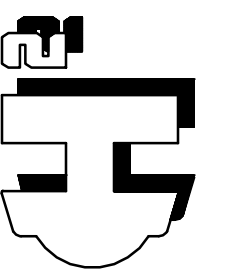
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DATE: 06/23/22

1 1/2 STORY

FILE: 100321

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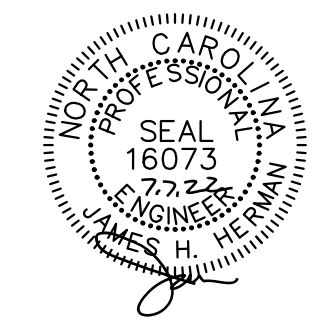
H SQUARED HOME DESIGN, INC.

DESIGNED BY:
HEATHER or JOHNATHAN HALL
185 HEATHERSTONE CT
BENSON NC 27504
(919) 207-1403

SQUARE FOOTAGE:
FIRST FLOOR = 1988
SECOND FLOOR = 618
REC ROOM = 211
GARAGE = 694

HEATED FOOTAGE:
#2815

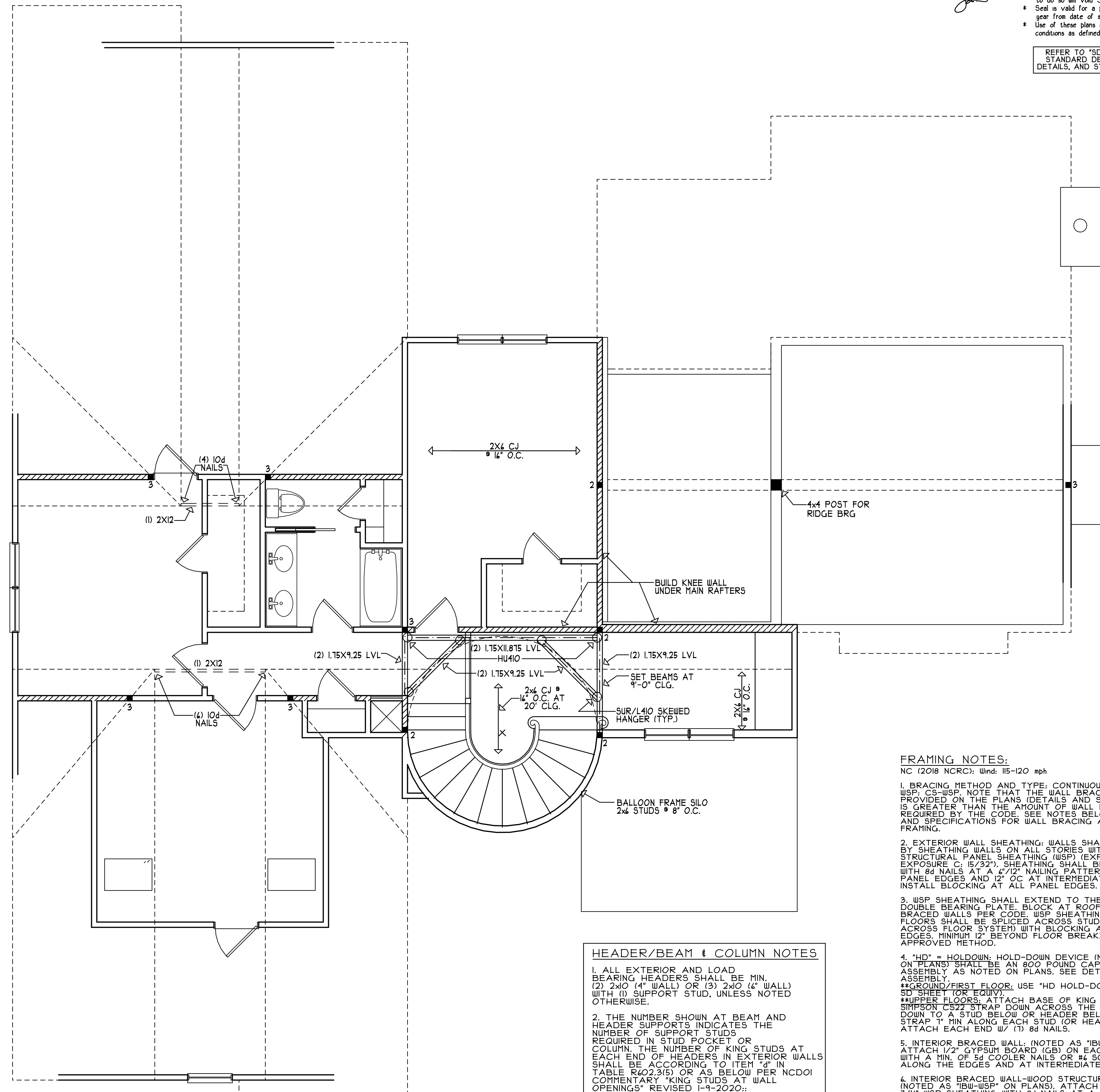
JOSH & CARLA BLACKMON
MILL TOWN BUILDERS



STRUCTURAL DESIGN BY:
 SOUTHERN ENGINEERS, P.A.
 374 BENSON DR., RALEIGH, NC 27609
 LICENSE: C-4112, PHONE: 919-818-1471
 PROJECT #: 22-1214

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REFER TO "SD" SHEET(S) FOR STANDARD DETAILS, BRACING DETAILS, AND STRUCTURAL NOTES



HEADER/BEAM & COLUMN NOTES

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- THE NUMBER SHOWN AT BEAM AND HEADER SUPPORTS INDICATES THE NUMBER OF SUPPORT STUDS REQUIRED IN STUD POCKET OR COLUMN. THE NUMBER OF KING STUDS AT EACH END OF HEADERS IN EXTERIOR WALLS SHALL BE ACCORDING TO ITEM 4 IN TABLE R202.3(5) OR AS BELOW PER NCDOT COMMENTARY "KING STUDS AT WALL OPENINGS" REVISED 1-9-2020:
 - UP TO 3' SPAN: (1) KING STUD
 - OVER 3' UP TO 9' SPAN: (2) KING STUDS
 - OVER 9' UP TO 12' SPAN: (3) KING STUDS
 - OVER 12' UP TO 15' SPAN: (4) KING STUDS
 - OVER 15' UP TO 18' SPAN: (5) KING STUDS

FRAMING NOTES:

- NC (2018 NCRS): Wind: 115-120 mph
- BRACING METHOD AND TYPE: CONTINUOUSLY SHEATHED WSP. CS-WSP. NOTE THAT THE WALL BRACING AMOUNT PROVIDED ON THE PLANS (DETAILS AND SPECIFICATIONS) IS GREATER THAN THE AMOUNT OF WALL BRACING REQUIRED BY THE CODE. SEE NOTES BELOW FOR DETAILS AND SPECIFICATIONS FOR WALL BRACING AND WALL FRAMING.
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 - WSP SHEATHING SHALL EXTEND TO THE UPPERMOST DOUBLE BEARING PLATE. BLOCK AT ROOF AND ATTACH BRACED WALLS PER CODE. WSP SHEATHING BETWEEN FLOORS SHALL BE SPLICED ACROSS STUDS (CONTINUOUS ACROSS FLOOR SYSTEM) WITH BLOCKING AT PANEL EDGES. MINIMUM 12" BEYOND FLOOR BREAK) OR OTHER APPROVED METHOD.
 - "HD" = HOLD-DOWN: HOLD-DOWN DEVICE (NOTED AS "HD" ON PLANS) SHALL BE AN 800 POUND CAPACITY ASSEMBLY AS NOTED ON PLANS. SEE DETAILS FOR HD ASSEMBLY.
 *GROUND/FIRST FLOOR: USE "HD HOLD-DOWN DETAIL" ON SD SHEET (OR EQUIV).
 *UPPER FLOORS: ATTACH BASE OF KING STUD WITH A SIMPSON CS32 STRAP DOWN ACROSS THE BAND AND DOWN TO A STUD BELOW OR HEADER BELOW. EXTEND STRAP 1" MIN ALONG EACH STUD (OR HEADER) AND ATTACH EACH END W/ (1) 8d NAILS.
 - INTERIOR BRACED WALL (NOTED AS "IBW" ON PLANS) ATTACH 1/2" GYPSUM BOARD (GB) ON EACH SIDE OF WALL WITH A MIN. OF 5d COOLER NAILS OR #4 SCREWS @ 1" O.C. ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS.
 - INTERIOR BRACED WALL-WOOD STRUCTURAL PANEL (NOTED AS "IBW-WSP" ON PLANS). ATTACH ONE SIDE WITH 1/4" WSP SHEATHING WITH 8d NAILS AT A 6"/12" NAILING PATTERN (6" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS). INSTALL BLOCKING AT ALL PANEL EDGES. ATTACH GB OVER WSP REQUIRED. ATTACH OPPOSITE SIDE WITH 1/2" GB WITH A MIN. OF 5d COOLER NAILS OR #4 SCREWS @ 1" O.C. ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS.

JOSH & CARLA BLACKMON
 MILL TOWN BUILDERS

HEATED FOOTAGE:
#2815

SQUARE FOOTAGE:
 FIRST FLOOR = 1986
 SECOND FLOOR = 618
 REC ROOM = 211
 GARAGE = 694

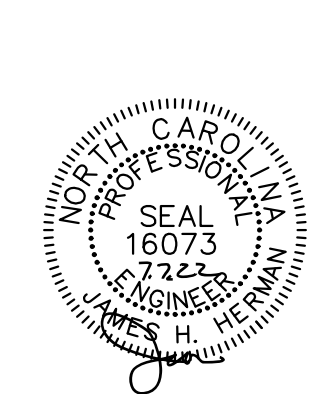
DESIGNED BY:
 HEATHER or JOHNATHAN HALL
 185 HEATHERSTONE CT
 BENSON NC 27504
 (919) 207-1403

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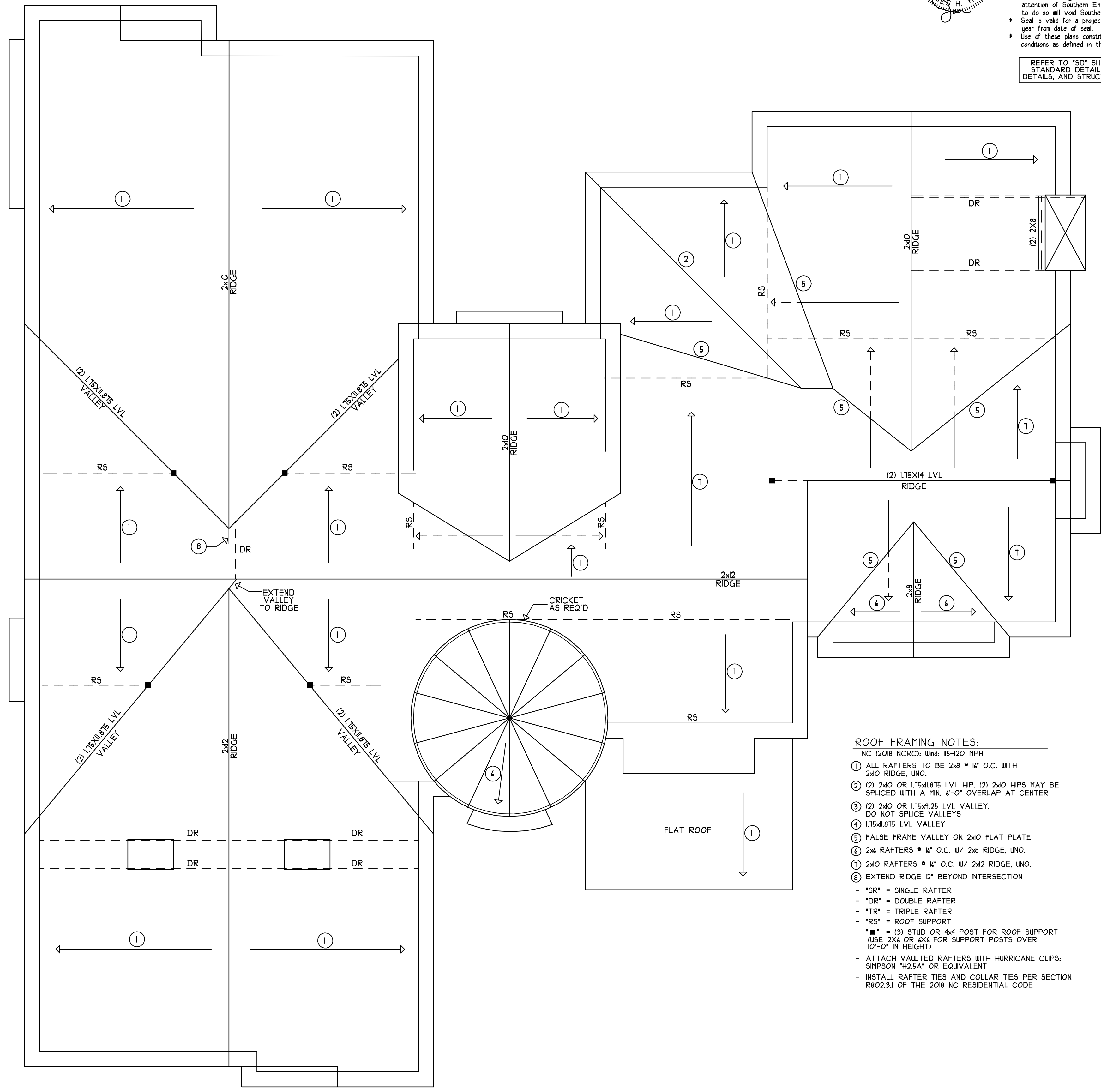
DATE: **06/23/22**
 1 1/2 STORY
 FILE: **100321**



STRUCTURAL DESIGN BY:
 SOUTHERN ENGINEERS, P.A.
 3714 BENSON DR., RALEIGH, NC 27609
 LICENSE: C-4112, PHONE: 919-818-1471
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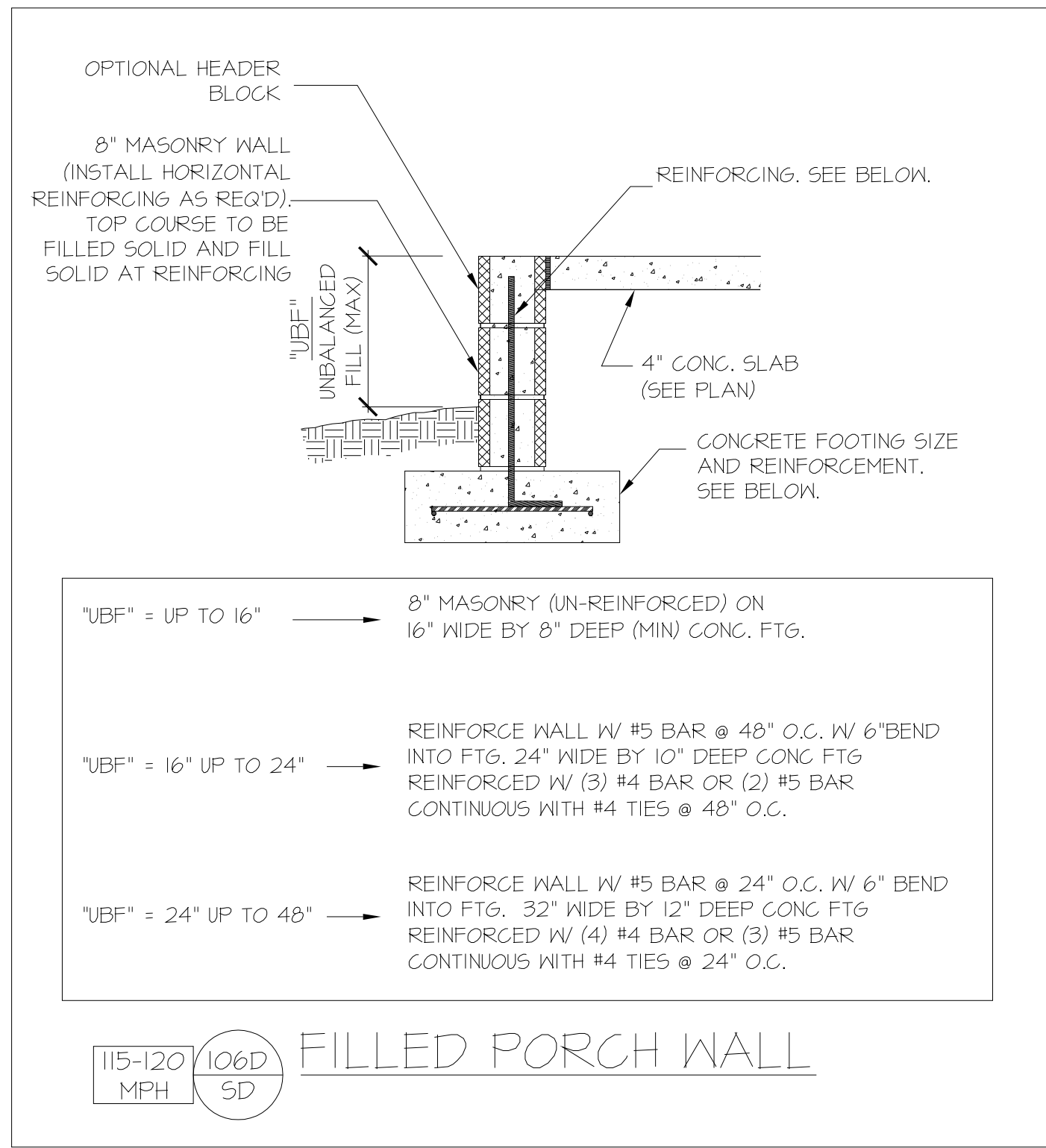
REFER TO "SD" SHEET(S) FOR STANDARD DETAILS, BRACING DETAILS, AND STRUCTURAL NOTES



- ROOF FRAMING NOTES:**
 NC (2018 NCRC); Wind: 115-120 MPH
- ① ALL RAFTERS TO BE 2x8 @ 16" O.C. WITH 2x10 RIDGE, UNO.
 - ② (2) 2x10 OR 1.75x1.75 LVL HIP, (2) 2x10 HIPs MAY BE SPLICED WITH A MIN. 4'-0" OVERLAP AT CENTER
 - ③ (2) 2x10 OR 1.75x1.25 LVL VALLEY. DO NOT SPLICE VALLEYS
 - ④ 1.75x1.75 LVL VALLEY
 - ⑤ FALSE FRAME VALLEY ON 2x10 FLAT PLATE
 - ⑥ 2x6 RAFTERS @ 16" O.C. @ 2x8 RIDGE, UNO.
 - ⑦ 2x10 RAFTERS @ 16" O.C. @ 2x12 RIDGE, UNO.
 - ⑧ EXTEND RIDGE 12" BEYOND INTERSECTION
- "SR" = SINGLE RAFTER
 - "DR" = DOUBLE RAFTER
 - "TR" = TRIPLE RAFTER
 - "RS" = ROOF SUPPORT
 - "R" = (3) STUD OR 4x4 POST FOR ROOF SUPPORT (USE 2x4 OR 2x4 FOR SUPPORT POSTS OVER 10'-0" IN HEIGHT)
 - ATTACH VAULTED RAFTERS WITH HURRICANE CLIPS: SIMPSON "H2.5A" OR EQUIVALENT
 - INSTALL RAFTER TIES AND COLLAR TIES PER SECTION R802.3.1 OF THE 2018 NC RESIDENTIAL CODE

	H SQUARED HOME DESIGN, INC.	DESIGNED BY: HEATHER or JOHNATHAN HALL 185 HEATHERSTONE CT BENSON NC 27504 (919) 207-1403	SQUARE FOOTAGE: FIRST FLOOR SECOND FLOOR REC ROOM GARAGE	HEATED FOOTAGE: #2815	= 1986 = 618 = 211 = 694
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DATE: 06/23/22					
1 1/2 STORY					
FILE: 100321					

ROOF PLAN
 SCALE 1/4" = 1'-0"

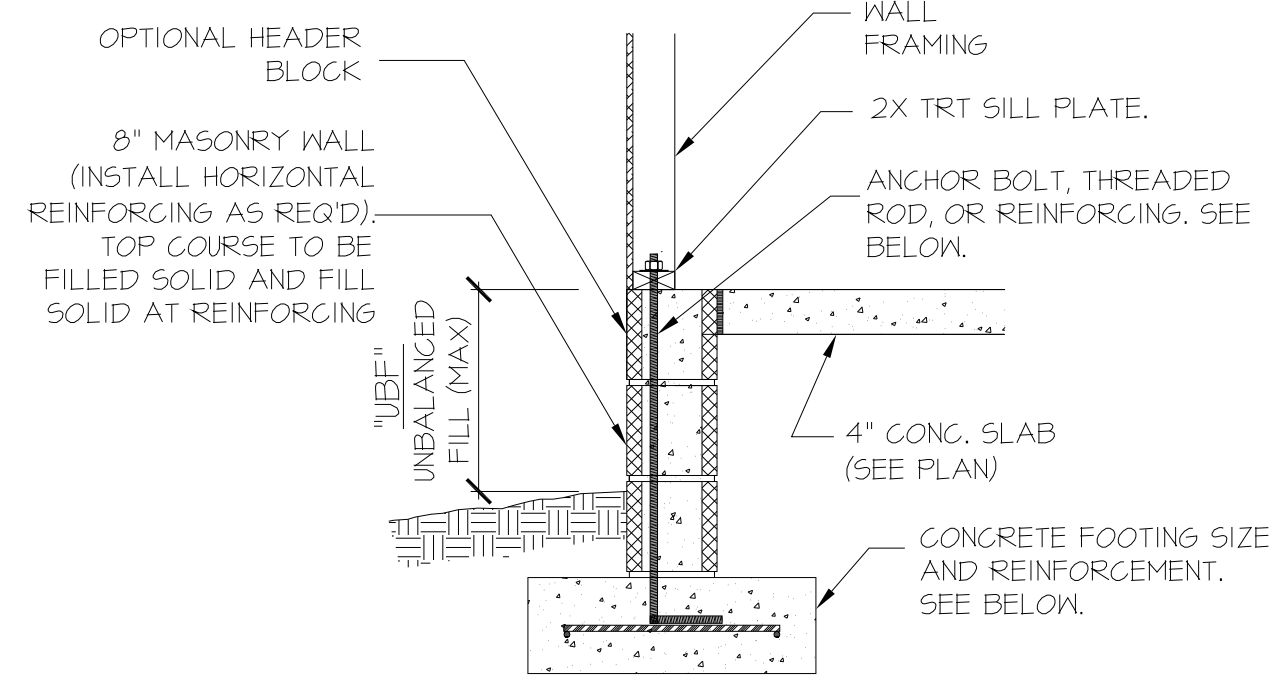


"UBF" = UP TO 16" → 8" MASONRY (UN-REINFORCED) ON 16" WIDE BY 8" DEEP (MIN) CONG. FTG.

"UBF" = 16" UP TO 24" → REINFORCE WALL W/ #5 BAR @ 48" O.C. W/ 6" BEND INTO FTG. 24" WIDE BY 10" DEEP CONG FTG REINFORCED W/ (3) #4 BAR OR (2) #5 BAR CONTINUOUS WITH #4 TIES @ 48" O.C.

"UBF" = 24" UP TO 48" → REINFORCE WALL W/ #5 BAR @ 24" O.C. W/ 6" BEND INTO FTG. 32" WIDE BY 12" DEEP CONG FTG REINFORCED W/ (4) #4 BAR OR (3) #5 BAR CONTINUOUS WITH #4 TIES @ 24" O.C.

115-120 MPH 106D SD **FILLED PORCH WALL**

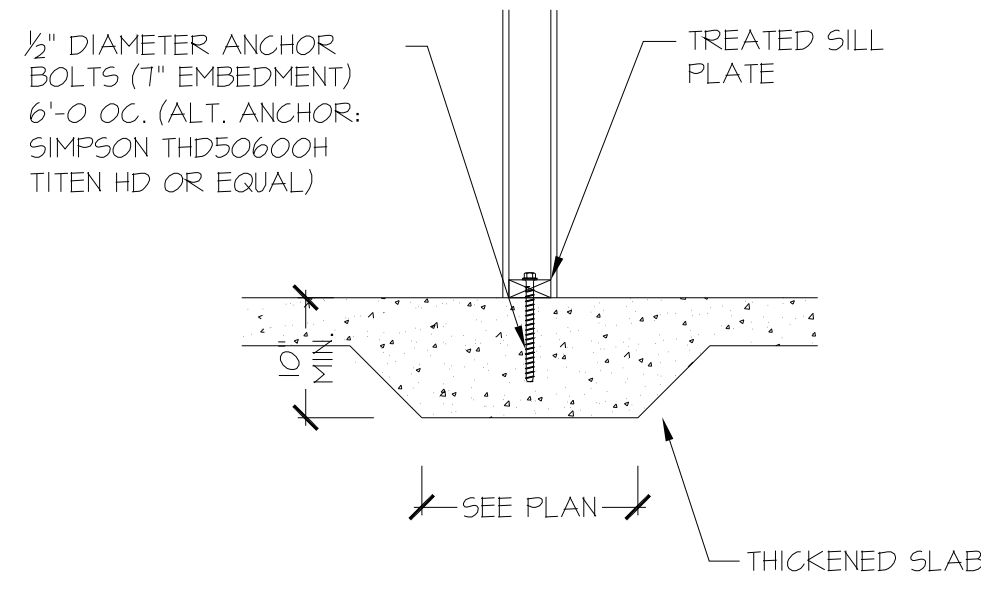


"UBF" = UP TO 16" → 1/2" DIAM ANCHOR BOLT (EMBED 7") @ 6'-0" O.C. 16" WIDE BY 8" DEEP (MIN) CONG. FTG.

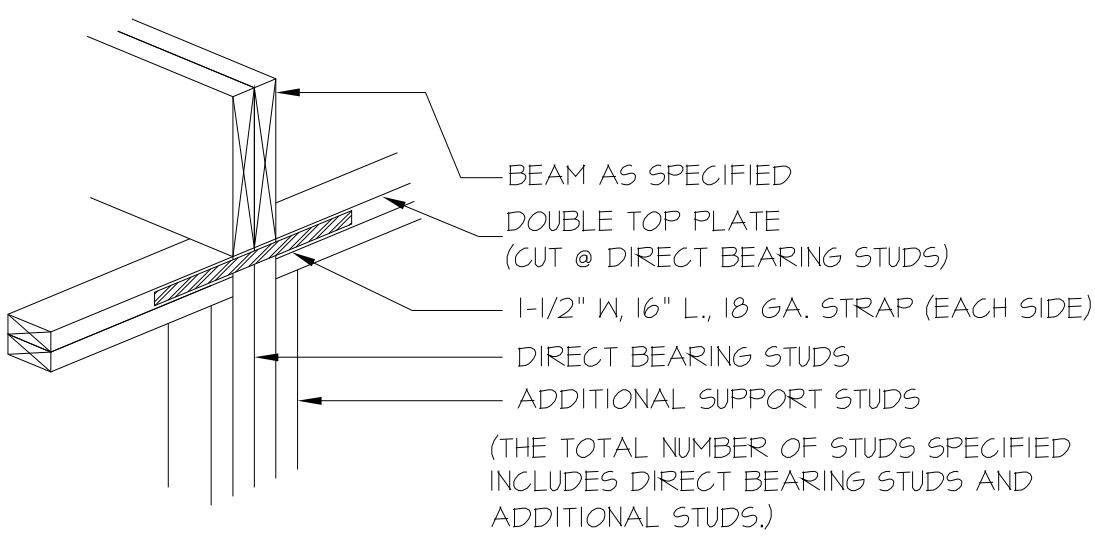
"UBF" = 16" UP TO 24" → 1/2" DIAM ANCHOR BOLT (EMBED 7") @ 6'-0" O.C. REINFORCE WALL W/ #5 BAR @ 48" O.C. W/ 7.5" LEG INTO FTG. OR INSTALL 3/8" THREADED ROD W/ 7.5" LEG @ 48" O.C. WITH WASHERS 24" WIDE BY 10" DEEP CONG FTG REINFORCED W/ (3) #4 BAR OR (2) #5 BAR CONTINUOUS WITH #4 TIES @ 48" O.C.

"UBF" = 24" UP TO 48" → 1/2" DIAM ANCHOR BOLT (EMBED 7") @ 6'-0" O.C. REINFORCE WALL W/ #5 BAR @ 24" O.C. W/ 7.5" LEG INTO FTG. 32" WIDE BY 12" DEEP CONG FTG REINFORCED W/ (4) #4 BAR OR (3) #5 BAR CONTINUOUS WITH #4 TIES @ 24" O.C.

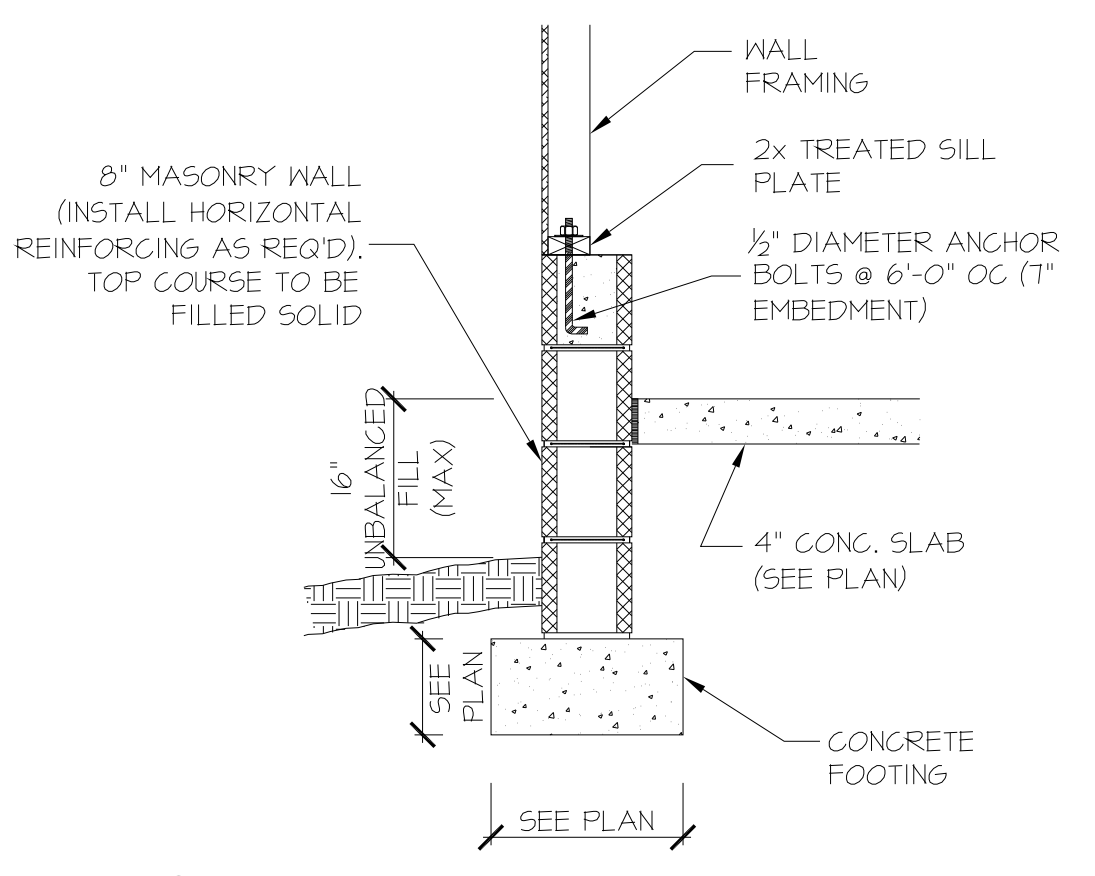
115-120 MPH 106C SD **STEM WALL SLAB FOOTING** (SIDING OR EQUAL)



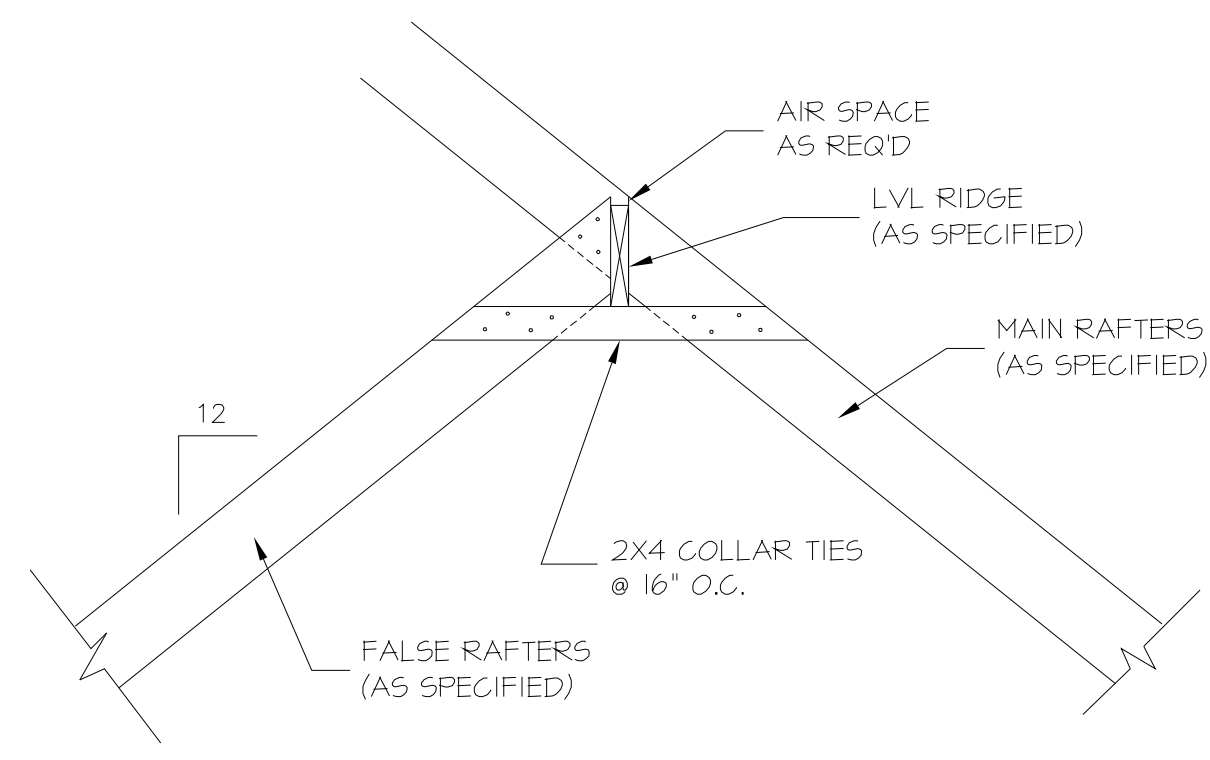
115-120 MPH 104A SD **THICKENED SLAB** (INTERIOR BEARING WALL)



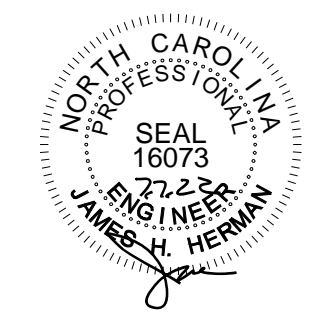
205A SD **DIRECT STUD BEARING** NTS



115-120 MPH 111A SD **GARAGE WALL FOOTING** (SIDING OR EQUAL)



308A SD **RIDGE @ FALSE CATHEDRAL** NTS.



STRUCTURAL NOTES

NC (2018 NCRG): Wind: 115-120 mph

- ENGINEER'S SEAL APPLIES ONLY TO STRUCTURAL COMPONENTS INCLUDING ROOF RAFTERS, HIPs, VALLEYS, RIDGES, FLOORS, WALLS, BEAMS AND HEADERS, COLUMNS, CANTILEVERS, OFFSET LOAD BEARING WALLS, PIER & GIRDER SYSTEM, FOOTING, AND PILING SYSTEM. ENGINEER'S SEAL DOES NOT CERTIFY DIMENSIONAL ACCURACY OR ARCHITECTURAL LAYOUT INCLUDING ROOF SYSTEM. ALL REQUIREMENTS FOR PROFESSIONAL CERTIFICATION SHALL BE PROVIDED BY THE APPROPRIATE PROFESSIONAL. SOUTHERN ENGINEERS, P.A. CERTIFIES ONLY THE STRUCTURAL COMPONENTS AS SPECIFICALLY STATED.
- ALL CONSTRUCTION SHALL CONFORM TO THE LATEST REQUIREMENTS OF THE 2018 NC RESIDENTIAL CODE, 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 FOR 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. "CONSTRUCTION REVIEW" SERVICES ARE NOT PART OF OUR CONTRACT. ALL MEMBERS SHALL BE FRAMED ANCHORED, TIED AND BRACED IN ACCORDANCE WITH GOOD CONSTRUCTION PRACTICE AND THE BUILDING CODE.
- DESIGN LOADS (LISTED AS: LIVE LOAD, DEAD LOAD, DEFLECTION)
 - ROOMS OTHER THAN SLEEPING ROOMS: (40 PSF, 10 PSF, L/360)
 - SLEEPING ROOMS: (30 PSF, 10 PSF, L/360)
 - ATTIC WITH PERMANENT STAIR: (40 PSF, 10 PSF, L/360)
 - ATTIC WITHOUT PERMANENT STAIR: (20 PSF, 10 PSF, L/360)
 - ATTIC WITHOUT STORAGE: (10 PSF, 10 PSF, L/240)
 - STAIRS: (40 PSF, 10 PSF, L/360)
 - EXTERIOR BALCONIES: (60 PSF, 10 PSF, L/360)
 - DECKS: (40 PSF, 10 PSF, L/360)
 - GUARDRAILS AND HANDRAILS: (200 LBS)
 - PASSENGER VEHICLE GARAGES: (50 PSF, 10 PSF, L/360)
 - FIRE ESCAPES: (40 PSF, 10 PSF, L/360)
 - SNOW: (20 PSF)
- WALLS SHALL BE BRACED BY SHEATHING WALLS ON ALL STORIES WITH WOOD STRUCTURAL PANELS. SEE FRAMING NOTES FOR THICKNESS AND NAILING REQUIREMENTS.
- SEE APPENDIX M (DCA6) FOR EXTERIOR DECK REQUIREMENTS INCLUDING ATTACHMENTS FOR LATERAL LOADS.
- CONCRETE SHALL HAVE A MINIMUM 28 DAY STRENGTH OF 3000 PSI AND A MAXIMUM SLUMP OF 5 INCHES UNLESS NOTED OTHERWISE (UNO). AIR ENTRAINED PER TABLE 402.2. ALL CONCRETE SHALL BE PROPORTIONED, MIXED, HANDLED, SAMPLED, TESTED, AND PLACED IN ACCORDANCE WITH ACI STANDARDS. ALL SAMPLES FOR PUMPING SHALL BE TAKEN FROM THE EXIT END OF THE PUMP. CONTROL JOINTS IN SLABS SHALL BE SPACED ON A GRID OF +30 TIMES THE DEPTH (D). CONTROL JOINTS SHALL BE SAWCUT TO A DEPTH OF 1/2". (I.E. 4" CONCRETE SLABS SHALL HAVE 1/2" DEEP CONTROL JOINTS SAWCUT IN SLAB ON A +10'-0" x +10'-0" GRID).
- ALLOWABLE SOIL BEARING PRESSURE ASSUMED TO BE 2000 PSF. THE CONTRACTOR MUST CONTACT A GEOTECHNICAL ENGINEER AND THE STRUCTURAL ENGINEER IF UNSATISFACTORY SUBSURFACE CONDITIONS ARE ENCOUNTERED. THE SURFACE AREA ADJACENT TO THE FOUNDATION WALL SHALL BE PROVIDED WITH ADEQUATE DRAINAGE, AND SHALL BE GRADED SO AS TO DRAIN SURFACE WATER AWAY FROM FOUNDATION WALLS.
- ALL FRAMING LUMBER SHALL BE SPF #2 (Fb = 875 PSI) UNLESS NOTED OTHERWISE (UNO). ALL TREATED LUMBER SHALL BE SYP #2. PLATE MATERIAL MAY BE SPF #3 OR SYP #3 (Fc(perp) = 425 PSI - MIN).
- L.V.L. SHALL BE LAMINATED VENEER LUMBER: Fb=2600 PSI, Fv=285 PSI, E=1.9x10⁶ PSI.
 - P.S.L. SHALL BE PARALLEL STRAND LUMBER: Fb=2400 PSI, Fv=240 PSI, E=2.0x10⁶ PSI.
 - L.S.L. SHALL BE LAMINATED STRAND LUMBER: Fb=2250 PSI, Fv=400 PSI, E=1.55x10⁶ PSI. INSTALL ALL CONNECTIONS PER MANUFACTURERS INSTRUCTIONS.
- ALL ROOF TRUSS AND I-JOIST LAYOUTS SHALL BE PREPARED IN ACCORDANCE WITH THE SEALED STRUCTURAL DRAWINGS. TRUSSES AND I-JOISTS SHALL BE INSTALLED ACCORDING TO THE MANUFACTURE'S SPECIFICATIONS. ANY CHANGE IN TRUSS OR I-JOIST LAYOUT SHALL BE COORDINATED WITH SOUTHERN ENGINEERS.
- ALL STRUCTURAL STEEL SHALL BE ASTM A-36. STEEL BEAMS SHALL BE SUPPORTED AT EACH END WITH A MINIMUM BEARING LENGTH OF 3 1/2" INCHES AND FULL FLANGE WIDTH. PROVIDE SOLID BEARING FROM BEAM SUPPORT TO FOUNDATION. BEAMS SHALL BE ATTACHED TO EACH SUPPORT WITH TWO LAG SCREWS (1/2" DIAMETER x 4" LONG). LATERAL SUPPORT IS CONSIDERED ADEQUATE PROVIDING THE JOIST ARE TOE NAILED TO THE SOLE PLATE, AND SOLE PLATE IS NAILED OR BOLTED TO THE BEAM FLANGE @ 48" O.C. ALL STEEL TUBING SHALL BE ASTM A500.
- REBAR SHALL BE DEFORMED STEEL, ASTM615, GRADE 60. LAP ALL REBAR SPLICES 30 BAR DIAMETERS.
- FLITCH BEAMS SHALL BE BOLTED TOGETHER USING (2) ROWS OF 1/2" DIAMETER BOLTS (ASTM A325) WITH WASHERS PLACED UNDER THE THREADED END OF BOLT. BOLTS SHALL BE SPACED AT 24" O.C. (MAX), AND STAGGERED AT THE TOP AND BOTTOM OF BEAM (2" EDGE DISTANCE), WITH 2 BOLTS LOCATED AT 6" FROM EACH END.
- BRICK LINTELS (WHEN REQUIRED) SHALL BE 3 1/2"x3 1/2"x1/4" STEEL ANGLE FOR UP TO 6'-0" SPAN AND 6"x4"x5/16" STEEL ANGLE WITH 6" LEG VERTICAL FOR SPANS UP TO 9'-0". SEE PLANS FOR SPANS OVER 9'-0". SEE ALSO SECTION R703.8.3 LINTELS.

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22-1214

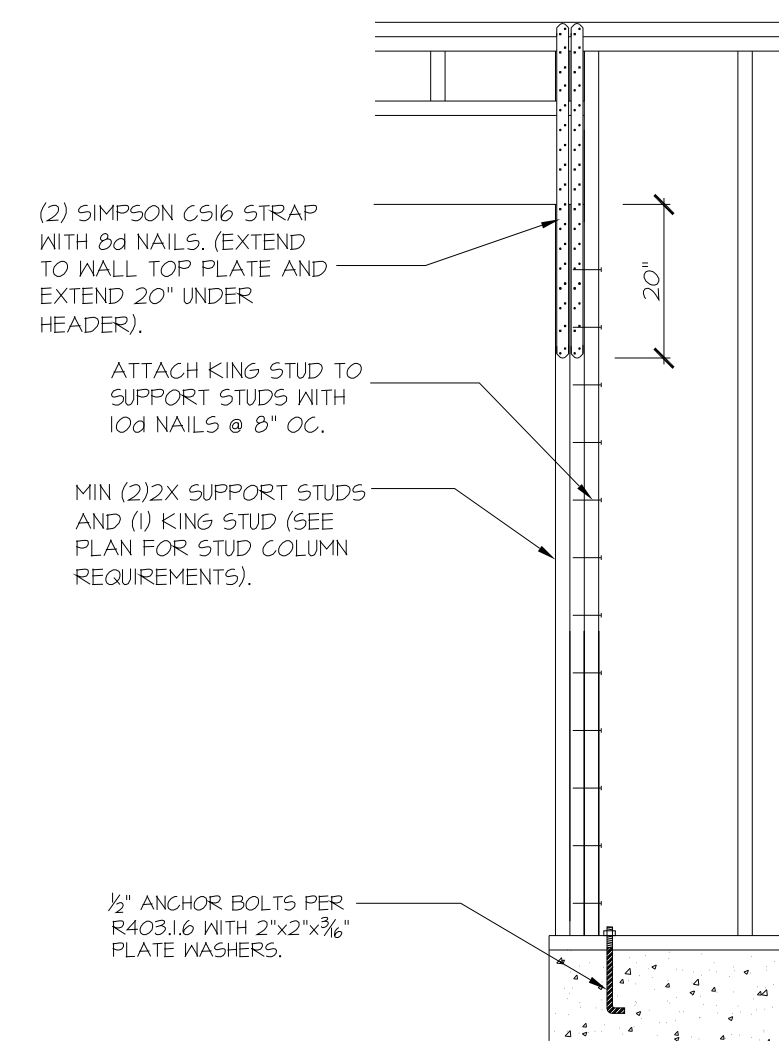
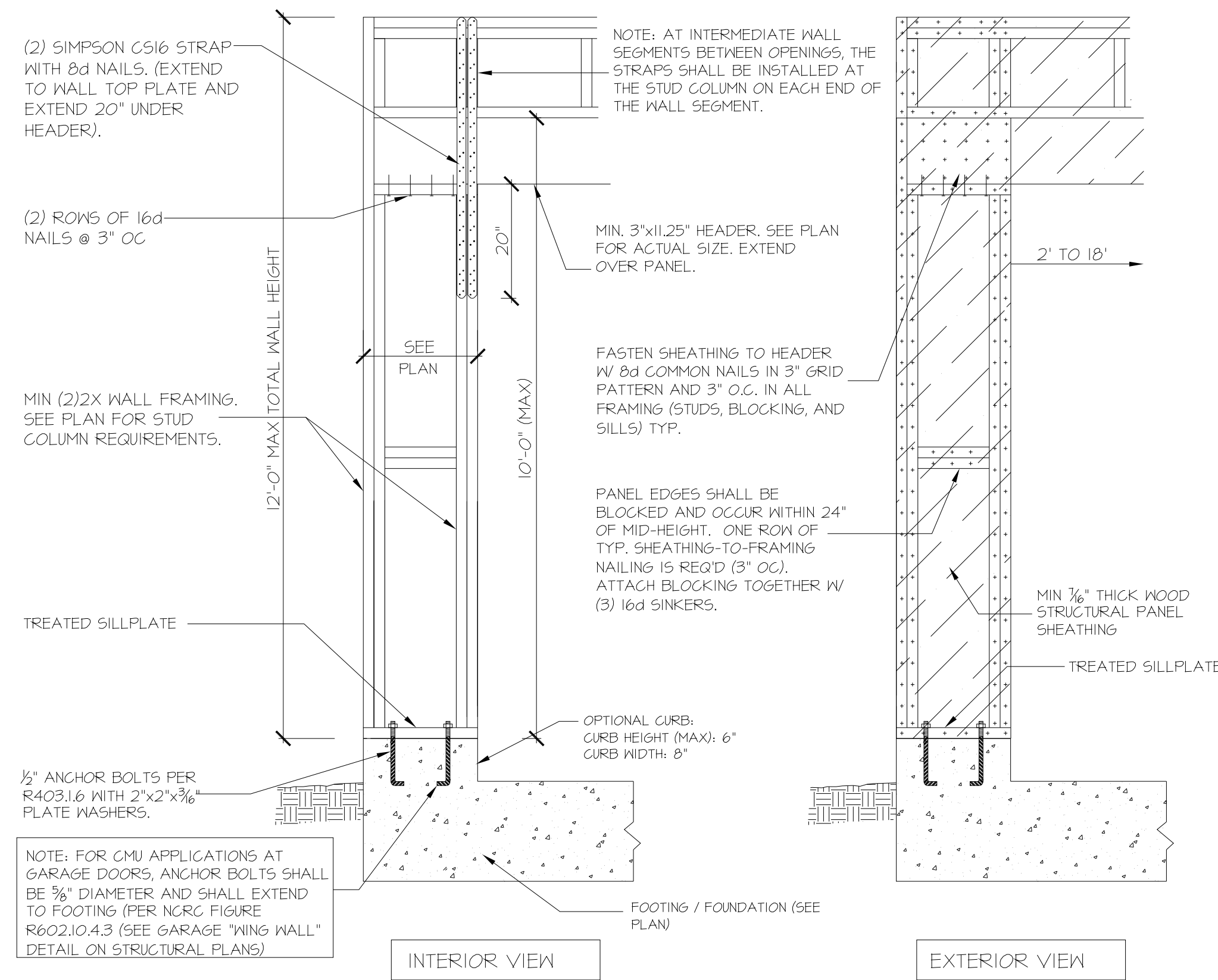
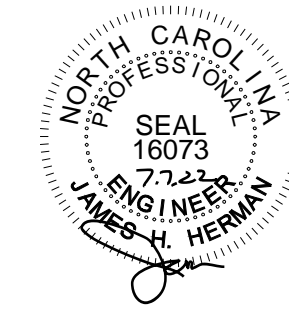
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Seal does not include construction means, methods, techniques, sequences, procedures or safety precautions.
Any deviations or discrepancies on plans are to be brought to the immediate attention of Southern Engineers. Failure to do so will void Southern Engineers' liability.
Seal is valid for projects permitted one year from date of seal.
Use of these plans constitutes approval of terms & conditions as defined in the customer agreement.

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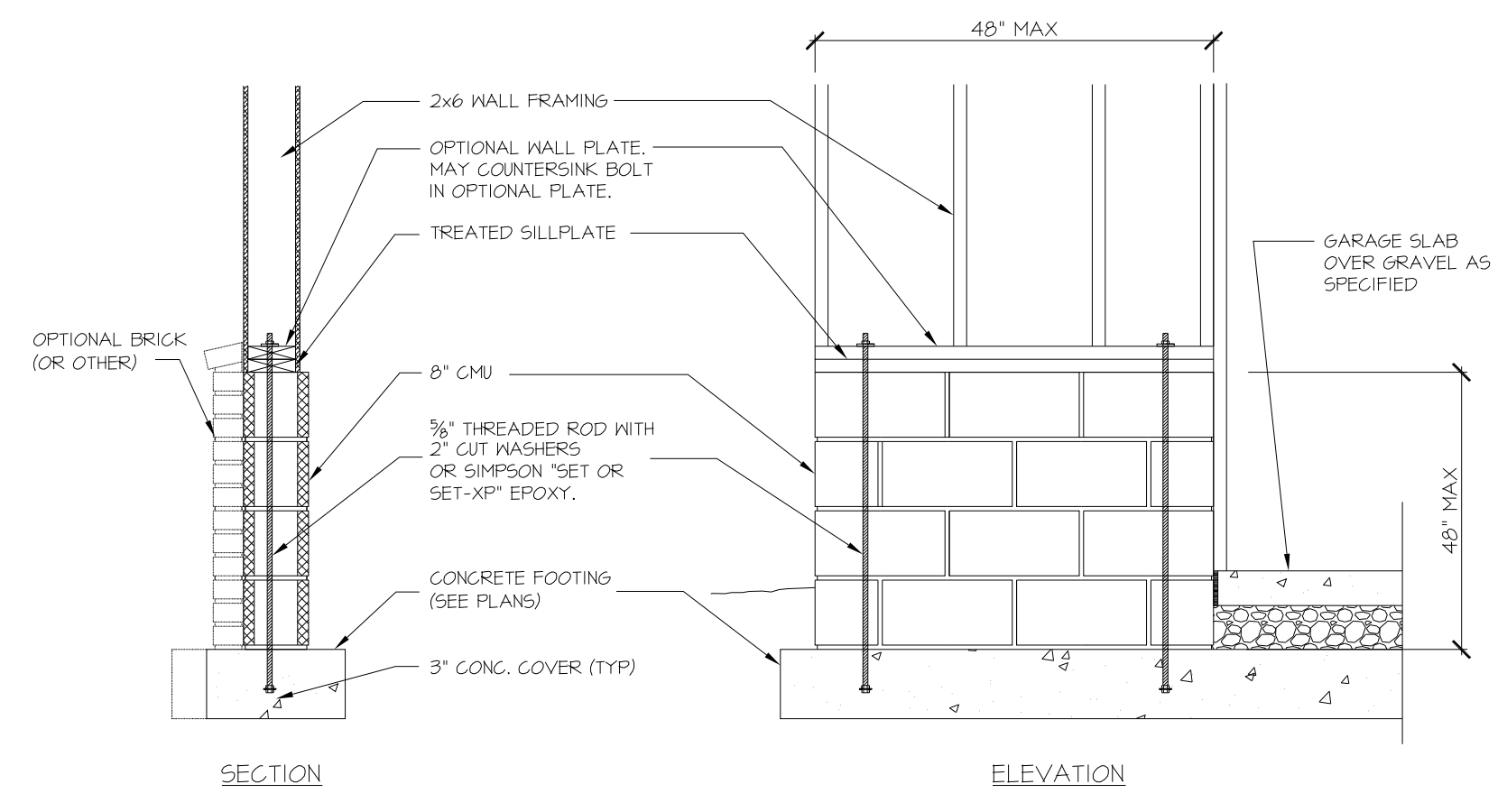
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906 SD CS-PF: END CONDITION DETAIL (FOR USE WITH SINGLE CS-PF CONDITION) DETAIL AND APPLICATION BASED ON NCRG FIGURE R602.10.1 - PORTAL FRAME CONSTRUCTION

905B SD CS-PF: CONTINUOUS PORTAL FRAME CONSTRUCTION DETAIL AND APPLICATION BASED ON NCRG FIGURE R602.10.1 - PORTAL FRAME CONSTRUCTION



907 SD GARAGE "WING WALL" REINFORCING PER IRC FIGURE R602.10.4.3

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