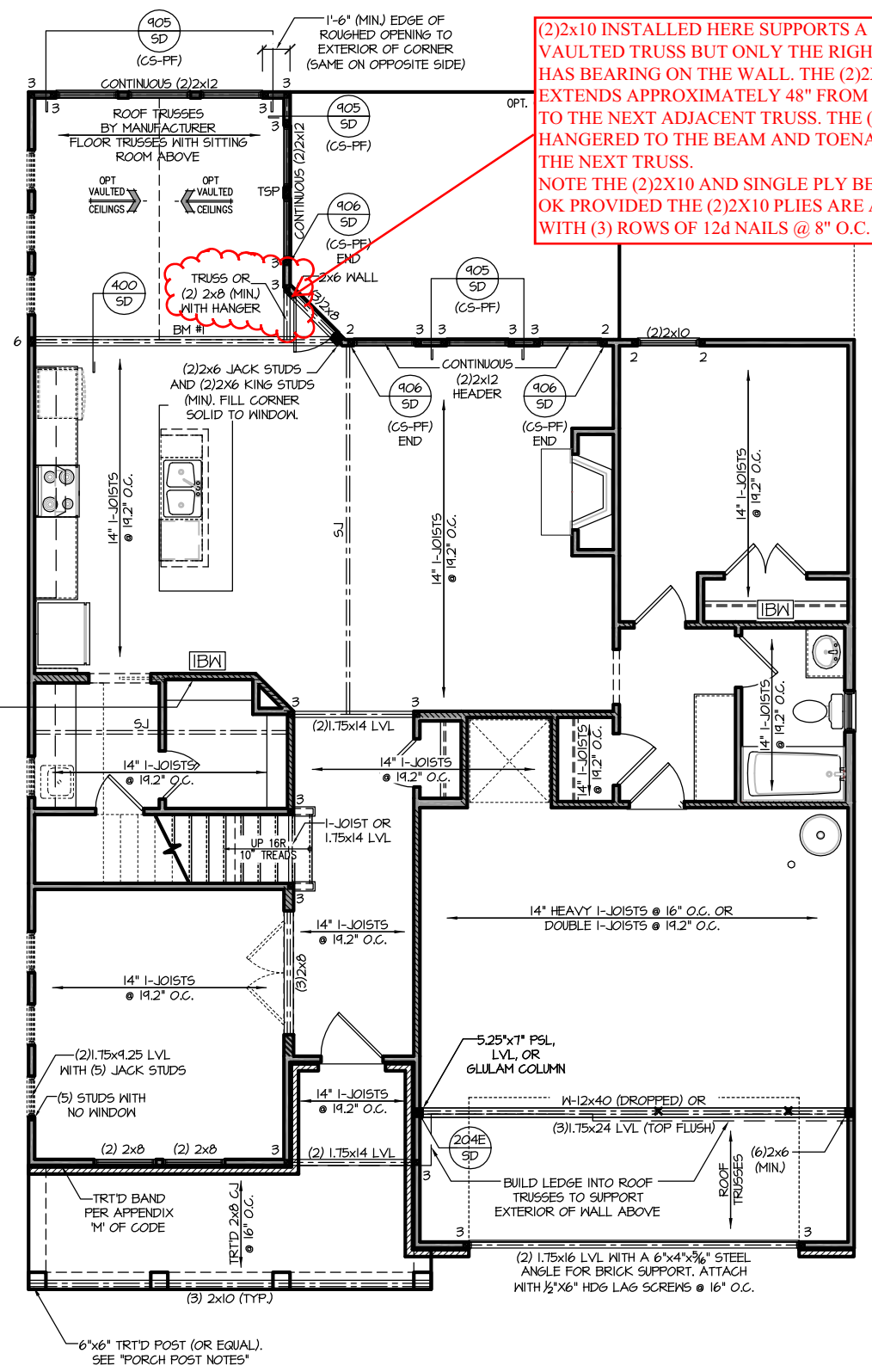


Engineers seal applies only to structural components on this document.
Seal does not include construction means, methods, techniques, sequences, procedures or safety precautions.
Any deviations or discrepancies on plans are to be brought to the immediate attention of Southern Engineers. Failure to do so will void Southern Engineer's liability.
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NEW HOME, INC.

Plan 05 - The Apex
Garage Right



**(2)2x10 INSTALLED HERE SUPPORTS A SINGLE VAULTED TRUSS BUT ONLY THE RIGHT 2X10 PLY HAS BEARING ON THE WALL. THE (2)2X10 EXTENDS APPROXIMATELY 48" FROM THE BEAM TO THE NEXT ADJACENT TRUSS. THE (2)2X10 IS HANGERED TO THE BEAM AND TOENAILED TO THE NEXT TRUSS.
NOTE THE (2)2X10 AND SINGLE PLY BEARING ARE OK PROVIDED THE (2)2X10 PLIES ARE ATTACHED WITH (3) ROWS OF 12d NAILS @ 8" O.C.**

BM #1: - (3)1.75x16 LVL (BOTTOM FLUSH) (NO SITTING ROOM ABOVE)
- W-10x26 WITH SITTING ROOM ABOVE

WITH POCKET DOOR OPTION: INSTALL (2)2x10 HEADER WITH (2) STUDS AT EACH END. INSTALL IBW-WSP ON INTERIOR SIDE OF PANTRY WALL.

HEADER/BEAM & COLUMN NOTES

- ALL EXTERIOR AND LOAD BEARING HEADERS SHALL BE MIN. (2)2x6 (4" WALL) OR (3)2x6 (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 "d" IN TABLE R602.3(5) OR AS BELOW PER NCDOT COMMENTARY "KING STUDS AT WALL OPENINGS" REVISED 1-4-2020:
 - UP TO 3' SPAN: (1) KING STUD
 - OVER 3' UP TO 6' SPAN: (2) KING STUDS
 - OVER 6' 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

TRUSS SYSTEM REQUIREMENTS

- NC (2018 NCRG): Wind: 115-120 mph
- TRUSS SYSTEM LAYOUTS (PLACEMENT PLANS) SHALL BE DESIGNED IN ACCORDANCE WITH SEALED STRUCTURAL PLANS. ANY NEED TO CHANGE TRUSSES SHALL BE COORDINATED WITH SOUTHERN ENGINEERS.
 - TRUSS SCHEMATICS (PROFILES) SHALL BE PREPARED AND SEALED BY TRUSS MANUFACTURER.
 - ALL TRUSSES SHALL BE DESIGNED FOR BEARING ON SFP #2 OR #3 PLATES OR LEDGERS (LNO).
 - ALL REQUIRED ANCHORS FOR TRUSSES DUE TO UPLIFT OR BEARING SHALL MEET THE REQUIREMENTS AS SPECIFIED ON THE TRUSS SCHEMATICS.

PORCH POST NOTES:

- 4x4 (6x6) TRTD POST (OR EQUAL).
- ATTACH TRUSSES (RAFTERS) AT PORCH WITH HURRICANE CONNECTORS.
- POST CAP: SIMPSON AC4-MAX (AC6-MAX)
- POST CAP AT CORNER: (2) SIMPSON LCE4 (MITER HEADER AT CORNER). HIGH WIND, ADD (1) SIMPSON H6.
- POST BASE: SIMPSON ABU44 (ABU66).
 - MONO: 3/8" ANCHOR (EMBED 7")
 - CMU: 3/8" ANCHOR (EXTEND TO FOOTING - HIGH WIND ONLY)
- POST BASE: WOOD FOUNDATION: (2) SIMPSON CS16 STRAPS AT POSTS. EXTEND 12" ONTO EACH POST (UPPER AND LOWER) OR TO GIRDER.
- NOTE: THE ABOVE CONNECTORS ARE SUGGESTIONS. EQUIVALENT CONNECTORS THAT MEET THE REQUIREMENTS OF THE NC RESIDENTIAL BUILDING CODE, LOCAL CODES, AND/OR ARE APPROVED BY THE BUILDING INSPECTOR MAY BE SUBSTITUTED.

FRAMING NOTES

- NC (2018 NCRG): 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 SECTION R602.10 OF 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: 7/16", EXPOSURE C: 15/32"). SHEATHING SHALL BE ATTACHED WITH 8d NAILS AT A 6"/12" NAILING PATTERN (6" OC AT PANEL EDGES AND 12" OC AT INTERMEDIATE SUPPORTS). INSTALL BLOCKING AT ALL PANEL EDGES.
 - WSP SHEATHING SHALL EXTEND TO THE UPPERMOST DOUBLE BEARING PLATE. BLOCK AT ROOF PER SECTION R602.10.4.5 AND ATTACH BRACED WALLS PER CODE. WSP SHEATHING BETWEEN FLOORS SHALL BE SPLICED ALONG CONTINUOUS BAND OR THE WSP SHEATHING MAY 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 CS20 OR CSHP20 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/ (7) 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 #6 SCREWS @ 7" O.C. ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS. SEE SECTION R602.10.4.4 OF THE CODE.
 - INTERIOR BRACED WALL-WOOD STRUCTURAL PANEL: (NOTED AS "IBW-WSP" ON PLANS). ATTACH ONE SIDE WITH 3/8" WSP SHEATHING WITH 8d NAILS AT A 6"/12" NAILING PATTERN (6" OC AT PANEL EDGES AND 12" OC AT INTERMEDIATE SUPPORTS). INSTALL BLOCKING AT ALL PANEL EDGES. ATTACH GB OVER WSP AS REQUIRED. ATTACH OPPOSITE SIDE WITH 1/2" GB WITH A MIN. OF 5d COOLER NAILS OR #6 SCREWS @ 7" OC ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS. SEE SECTION R602.10.4.4 OF THE CODE.

WOOD I-JOISTS

(SHALL BE ONE OF THE FOLLOWING OR EQUAL):

- TJI 210 BY TRUS JOIST
- LPI 20 PLUS BY LP
- BCI 5000s 1.8 BY BC

HEAVY WOOD I-JOISTS

(SHALL BE ONE OF THE FOLLOWING OR EQUAL):

- TJI 360 BY TRUS JOIST
- LPI 42 PLUS BY LP
- BCI 60s 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.
- FLOOR TRUSSES BY MANUFACTURER MAY BE SUBSTITUTED FOR ANY I-JOISTS.

PROJECT #: 21-2780.1-A (Lot 41, WS)
PAGE: 1 OF 1
JUNE 6, 2024
RE: CAFE HEADER BEARING



FIRST FLOOR PLAN 'GEORGIAN'
SCALE: 1/8"=1'-0" ON 11x17, 1/4"=1'-0" ON 22x34