## LEFT ELEVATION

Scale: 1/8" = 1'0"

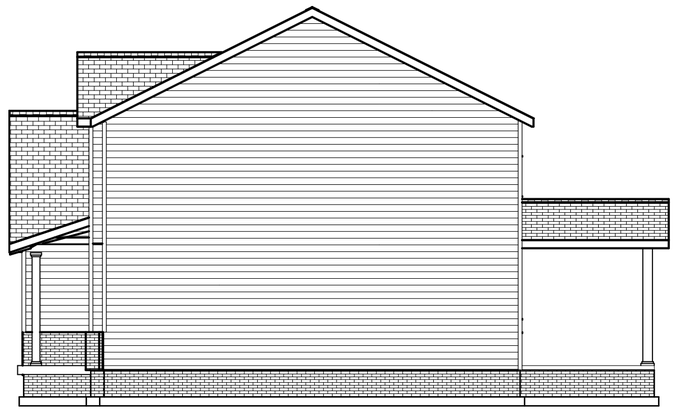
## FRONT ELEVATION

Scale: 1/4" = 1'0"

9'0" CEILING HEIGHT FIRST FLOOR
7'6" Header Height 1st Floor
8'0" CEILING HEIGHT SECOND FLOOR
(Frame Headers to Top Plates on 2nd Floor)
FRAME WINDOWS TO HEADER HEIGHT

## REAR ELEVATION

Scale: 1/8" = 1'0"



## RIGHT ELEVATION

Scale: 1/8" = 1'0"

NOTICE TO CONTRACTOR
All construction must comply with current NC Building Codes and is subject to field inspection and verification.

APPROVED
Limited building only review
Permit holder responsible for full compliance with the code

04/07/2025

Harnett COUNTY NORTH CAROLINA

Provide slab insulation or ResCheck

PLAN:
Roark 2.0
Side Entry
Garage

SHEET TITLE:
ELEVATIONS

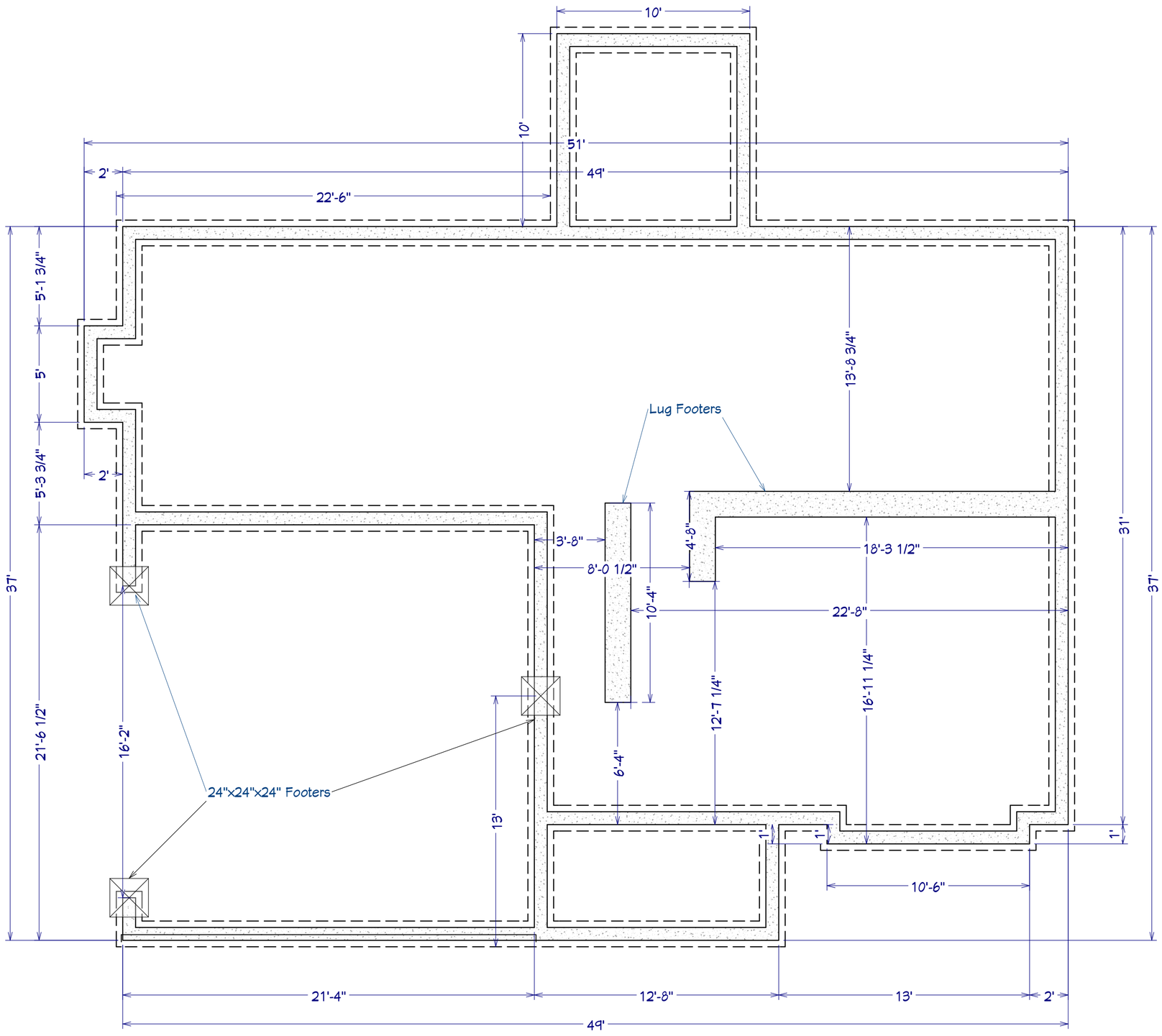
PROJECT ADDRESS:
TBD Pomegranate Cir.
Magnolia Hills Lot 15

DESIGNED BY:
Precision Custom Homes
Raeford, NC
Shaun@PrecisionCustomHomesNC.com

DATE:
4/3/25

SCALE:
1/4" = 1'

SHEET:
A-1




| AREA SCHEDULE | |
|---|---|
| NAME | AREA |
| 1st FLOOR AREA | 1,208 SF |
| 2nd FLOOR AREA | 1,352 SF |
| GARAGE | 441 SF |
| FRONT PORCH | 60 SF |
| COVERED PORCH | 100 SF |
| | |
| TOTAL HEATED | 2,560 SF |
| | |
| TOTAL UNDER ROOF | 3,161 SF |

# FOUNDATION PLAN

Scale: 1/4" = 1'0"

PLAN:
Roark 2.0
Side Entry
Garage

SHEET TITLE:
FOUNDATION

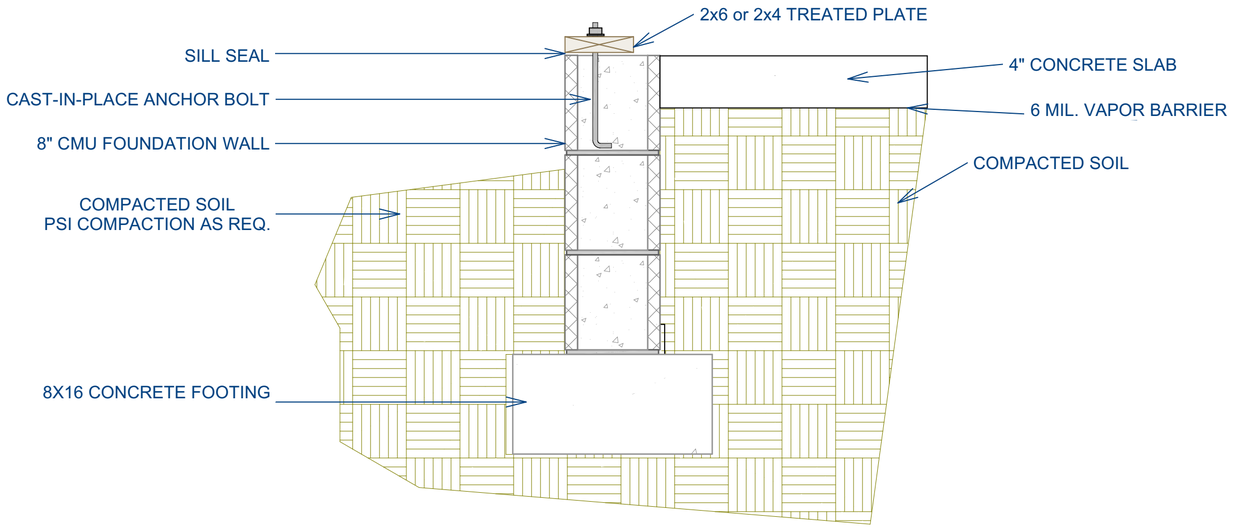
PROJECT ADDRESS:
TBD Pomegranate Cir.
Magnolia Hills Lot 15

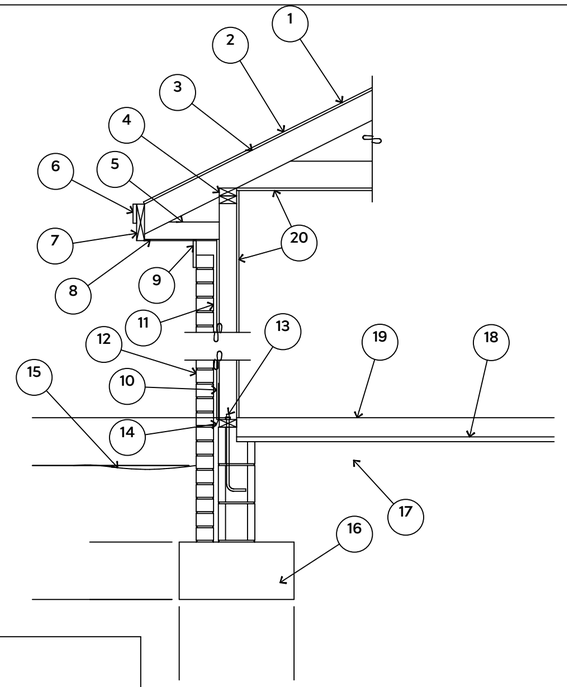
DESIGNED BY:
Precision Custom Homes
Raeford, NC
Shaun@PrecisionCustomHomesNC.com

DATE:
4/3/25

SCALE:
1/4" = 1'

SHEET:
A-2




1. 15# FELT UNDERLAYMENT UNDER COMPOSITION SHINGLES.
2. ROOF DECKING.
3. 2 X RAFTERS / ENGINEERED TRUSSES
4. DOUBLE TOP PLATE.
5. 2 X 4 RETURN.
6. 3/4" FASCIA OR PVC TRIM COIL
7. 2 X FASCIA
8. 1/4" PLYWOOD OR VINYL SOFFIT
9. 1 X FREIZE BOARD (TO BE USED WITH BRICK VENEERS)
10. INSULATION BOARD OR HOUSE WRAP
11. AIR SPACE.
12. BRICK WITH BRICK TIES PER MANUFACTURER'S SPECIFICATIONS.
13. 1/2" X 12" ANCHOR BOLTS, 6'-0" O.C., 12" FROM CORNERS.
14. FLASHING WITH WEEP HOLES @ 48" O.C.
15. FINISHED GRADE.
16. FOOTING
17. COMPACTED EARTH FILL.
18. 6 MIL VAPOR BARRIER
19. 4" CONCRETE SLAB, 3,000 P.S.I. WITH 6" X 6" 10 GA. X 10 GA. WELDED WIRE FABRIC.
20. 1/2" GYPSUM BOARD.

## EXTERIOR WALL SECTION

### FOUNDATION NOTES:

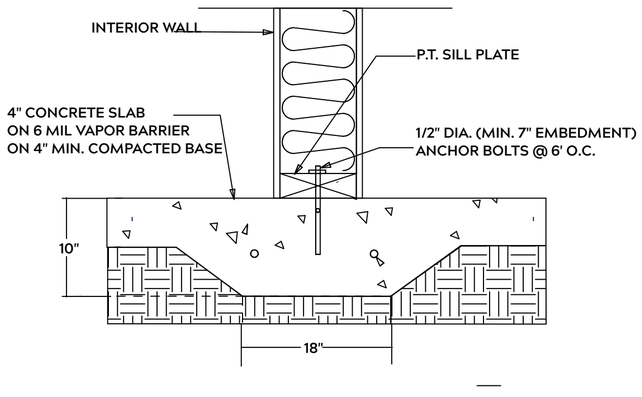
ALL FOOTINGS SHALL BEAR ON ORIGINAL UNDISTURBED SOIL
THE 28 DAY COMPRESSIVE STRENGTH OF ALL FOOTINGS IS 3000 PSI

PROVIDE WATER PROOFING AND PERIMTER DRAINS AS REQUIRED

FOOTING WIDTHS ARE BASED ON A LOAD BEARING SOIL CAPACITY OF 2000 PSI

PROVIDE 6 MIL POLY VAPOR BARRIER TO COVER GROUND IN CRAWL SPACE AND GROUND UNDER POURED CONCRETE

ALL ANCHOR BOLTS TO BE 1/2" X 12" LONG. ANCHOR BOLTS SHALL BE SPACED AT A MAXIMUM OF 6' ON CENTER AND NO MORE THEN 1' FROM EACH CORNER




LUG FOOTING

### GENERAL FRAMING NOTES:

ALL LUMBER IN CONTACT WITH CONCRETE OR MASONRY SHALLE BE PRESSURE TREATED

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

WHERE PRE-ENGINEERED JOISTS AND TRUSSES ARE USED, MANUFACTURER SHALL PROVIDE DRAWINGS / SCHEMATICS, WHICH SHALL BEAR 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 MEMBER TO ITS ORIGINAL CAPACITY

NAIL MULTIPLE MEMBERS WITH 2 ROWS OF 16d NAILS STAGGERED 32" O.C. AND USE 3 X 16d NAILS 2" IN AT EACH END.

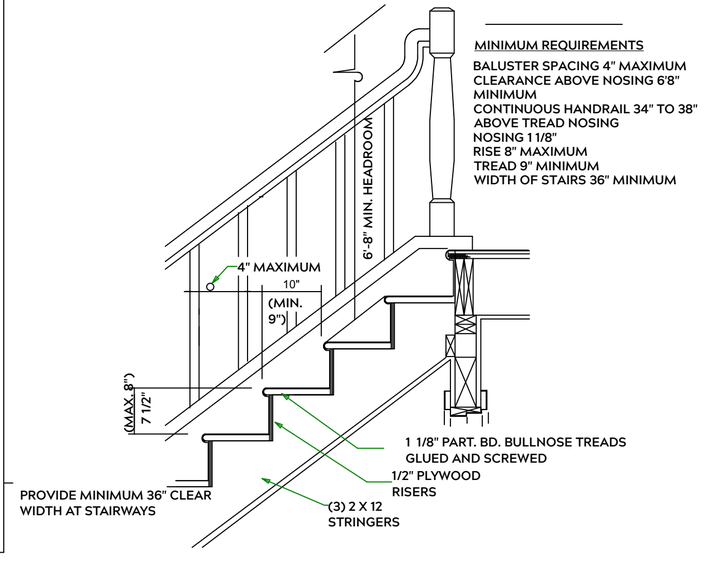
NAIL FLOOR JOISTS TO SILL PLATE WITH WITH 8d TOE NAILS

ALL EXPOSED FRAMING ON PORCHES OR DECKS SHALL BE PRESSURE TREATED

PROVIDE WATERPROOFING AND DRAINS AS REQUIRED

ALL FRAMING TO BE 16" O.C. WALL FRAMING DIMENSIONS ARE BASED ON 2X4 OR 2X6 EXTERIOR WALLS AND 2X4 INTERIOR WALLS. DOULBE / TRIPLE JACK STUDS AS NECESSARY UNDER HEADERS AS REQUIRED

LVL'S TO BE SIZED BY OTHERS (TRUSS MANUFACTURER)




STAIR DETAIL

PLAN:
Roark 2.0
Side Entry
Garage

SHEET TITLE: DETAIL SHEETS

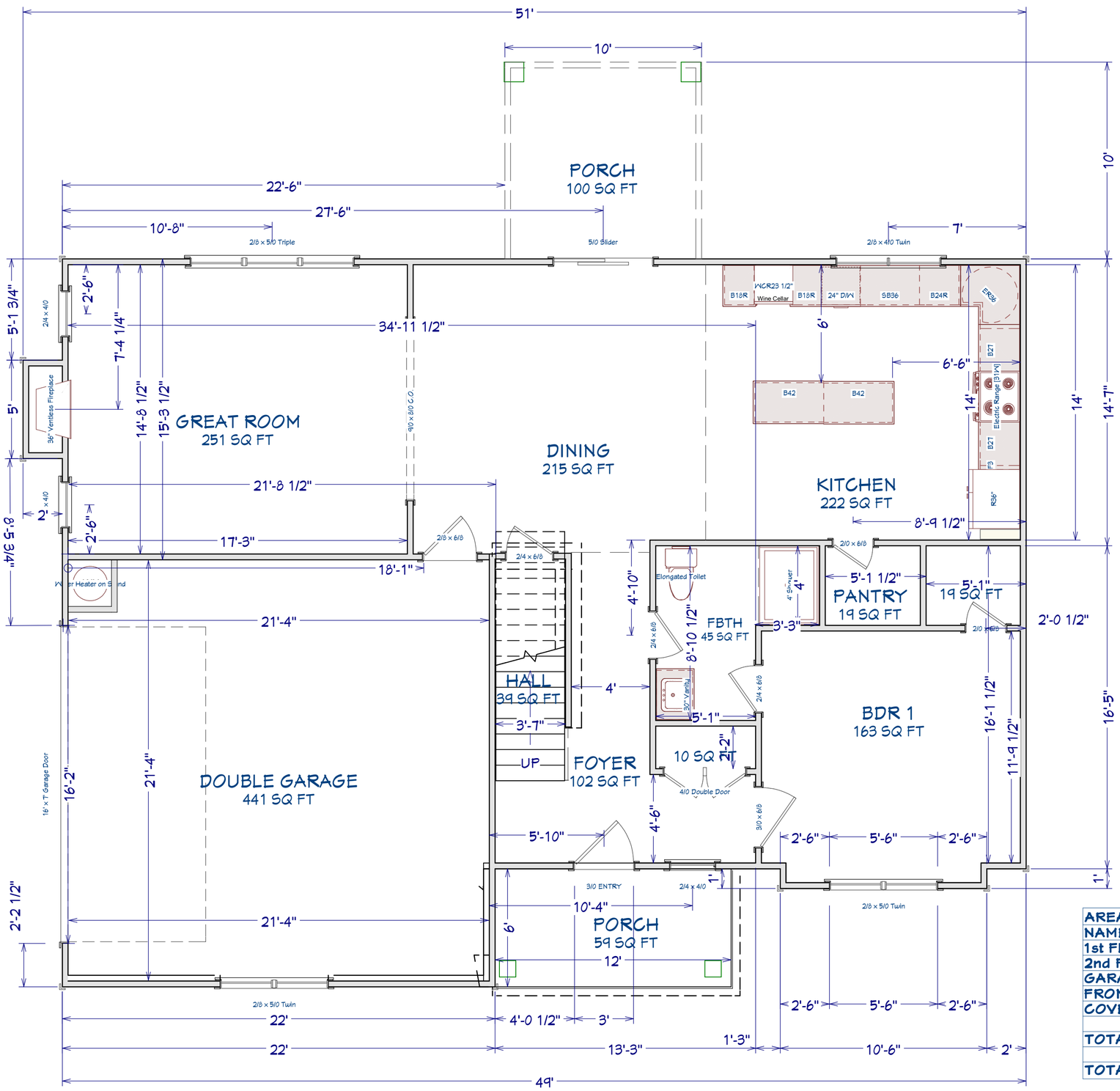
DESIGNED BY:
Precision Custom Homes
Raeford, NC
Shaun@PrecisionCustomHomesNC.com

PROJECT ADDRESS:
TBD Pomegranate Cir.
Magnolia Hills Lot 15

DATE: 4/3/25

SCALE: 1/4" = 1'

SHEET: A-3




| AREA SCHEDULE | |
|---|---|
| NAME | AREA |
| 1st FLOOR AREA | 1,208 SF |
| 2nd FLOOR AREA | 1,352 SF |
| GARAGE | 441 SF |
| FRONT PORCH | 60 SF |
| COVERED PORCH | 100 SF |
| | |
| TOTAL HEATED | 2,560 SF |
| | |
| TOTAL UNDER ROOF | 3,161 SF |

## 1st Floor

Scale: 1/4" = 1'0"

PLAN:
Roark 2.0
Side Entry
Garage

SHEET TITLE:
1st FLOOR

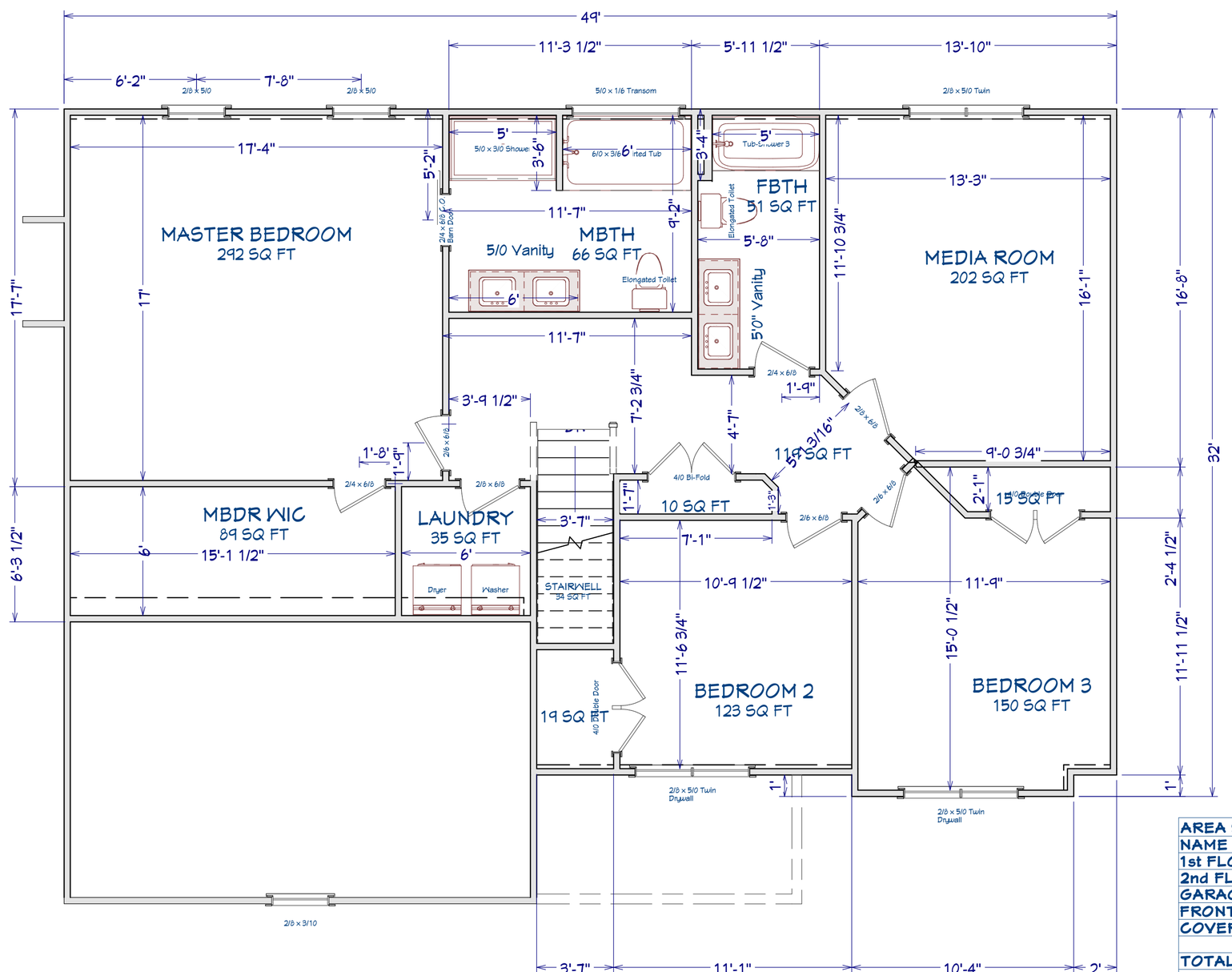
PROJECT ADDRESS:
TBD Pomegranate Cir.
Magnolia Hills Lot 15


DESIGNED BY:
Precision Custom Homes
Raeford, NC
Shaun@PrecisionCustomHomesNC.com


DATE:
4/3/25

SCALE:
1/4" = 1'

SHEET:
A-4




| AREA SCHEDULE | |
|---|---|
| NAME | AREA |
| 1st FLOOR AREA | 1,208 SF |
| 2nd FLOOR AREA | 1,352 SF |
| GARAGE | 441 SF |
| FRONT PORCH | 60 SF |
| COVERED PORCH | 100 SF |
| | |
| TOTAL HEATED | 2,560 SF |
| | |
| TOTAL UNDER ROOF | 3,161 SF |

## 2nd Floor

Scale: 1/4" = 1'0"

PLAN:
Roark 2.0
Side Entry
Garage

SHEET TITLE:
2nd FLOOR

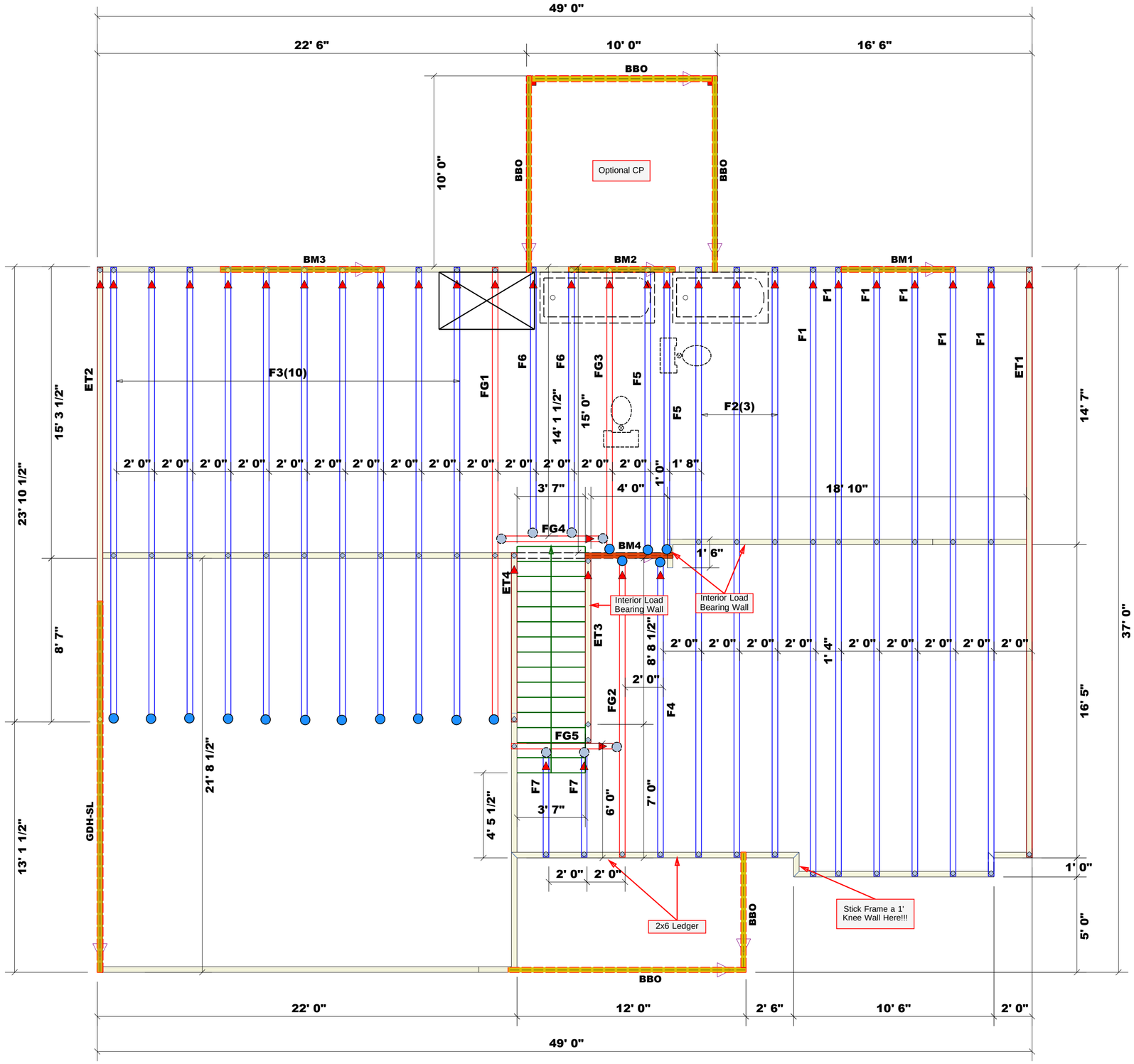
PROJECT ADDRESS:
TBD Pomegranate Cir.
Magnolia Hills Lot 15

DESIGNED BY:
Precision Custom Homes
Raeford, NC
Shaun@PrecisionCustomHomesNC.com

DATE:
4/3/25

SCALE:
1/4" = 1'

SHEET:
A-5




| Plumbing Drop Notes |
|---|
| 1. Plumbing drop locations shown are NOT exact.<br>2. Contractor to verify ALL plumbing drop locations prior to setting Floor Trusses.<br>3. Adjust spacing as needed not to exceed 24"oc. |

| Dimension Notes |
|---|
| 1. All exterior wall to wall dimensions are to face of stud unless noted otherwise<br>2. All interior wall dimensions are to face of stud unless noted otherwise<br>3. All exterior wall to truss dimensions are to face of stud unless noted otherwise |

| | |
|---|---|
| Roof Area | = 2508.48 sq.ft. |
| Ridge Line | = 84.93 ft. |
| Hip Line | = 0 ft. |
| Horiz. OH | = 139.64 ft. |
| Raked OH | = 211.86 ft. |
| Decking | = 86 sheets |

All Walls Shown Are Considered Load Bearing

▲ = Indicates Left End of Truss
(Reference Engineered Truss Drawing)
Do Not Erect Trusses Backwards

1 Truss Placement Plan
Scale: 1/4"=1'

| Hatch Legend |
|---|
| Box Storage |
| Padded HVAC |
| Flush Beam |
| Drop Beam |

| Products | | | | | |
|---|---|---|---|---|---|
| PlotID | Length | Product | Plies | Net Qty | Fab Type |
| GDH-SL | 20' 0" | 1.75 X 24 Kerto-S LVL 2.0E | 2 | 2 | FF |
| BM3 | 9' 0" | 1-3/4"x 9-1/4" LVL Kerto-S | 2 | 2 | FF |
| BM1 | 6' 0" | 1-3/4"x 9-1/4" LVL Kerto-S | 2 | 2 | FF |
| BM2 | 6' 0" | 1-3/4"x 9-1/4" LVL Kerto-S | 2 | 2 | FF |
| BM4 | 5' 0" | 1-3/4"x 14" LVL Kerto-S | 2 | 2 | FF |

| Connector Information | | | | | Nail Information | |
|---|---|---|---|---|---|---|
| Sym | Product | Manuf | Qty | Supported Member | Header | Truss |
| ● | HUS410 | USP | 16 | NA | 16d/3-1/2" | 16d/3-1/2" |
| ● | MSH422 | USP | 7 | Varies | 10d/3" | 10d/3" |


COMTECH
ROOF & FLOOR TRUSSES & BEAMS
Reilly Road Industrial Park
Fayetteville, N.C. 28309
Phone: (910) 864-8787
Fax: (910) 864-4444


**Bearing reactions less than or equal to 3000# are deemed to comply with the prescriptive Code requirements. The contractor shall refer to the attached Tables ( derived from the prescriptive Code requirements ) to determine the minimum foundation size and number of wood studs required to support reactions greater than 3000# but not greater than 15000#. A registered design professional shall be retained to design the support system for any reaction that exceeds those specified in the attached Tables. A registered design professional shall be retained to design the support system for all reactions that exceed 15000#.**

Signature_____

Neil Baggett

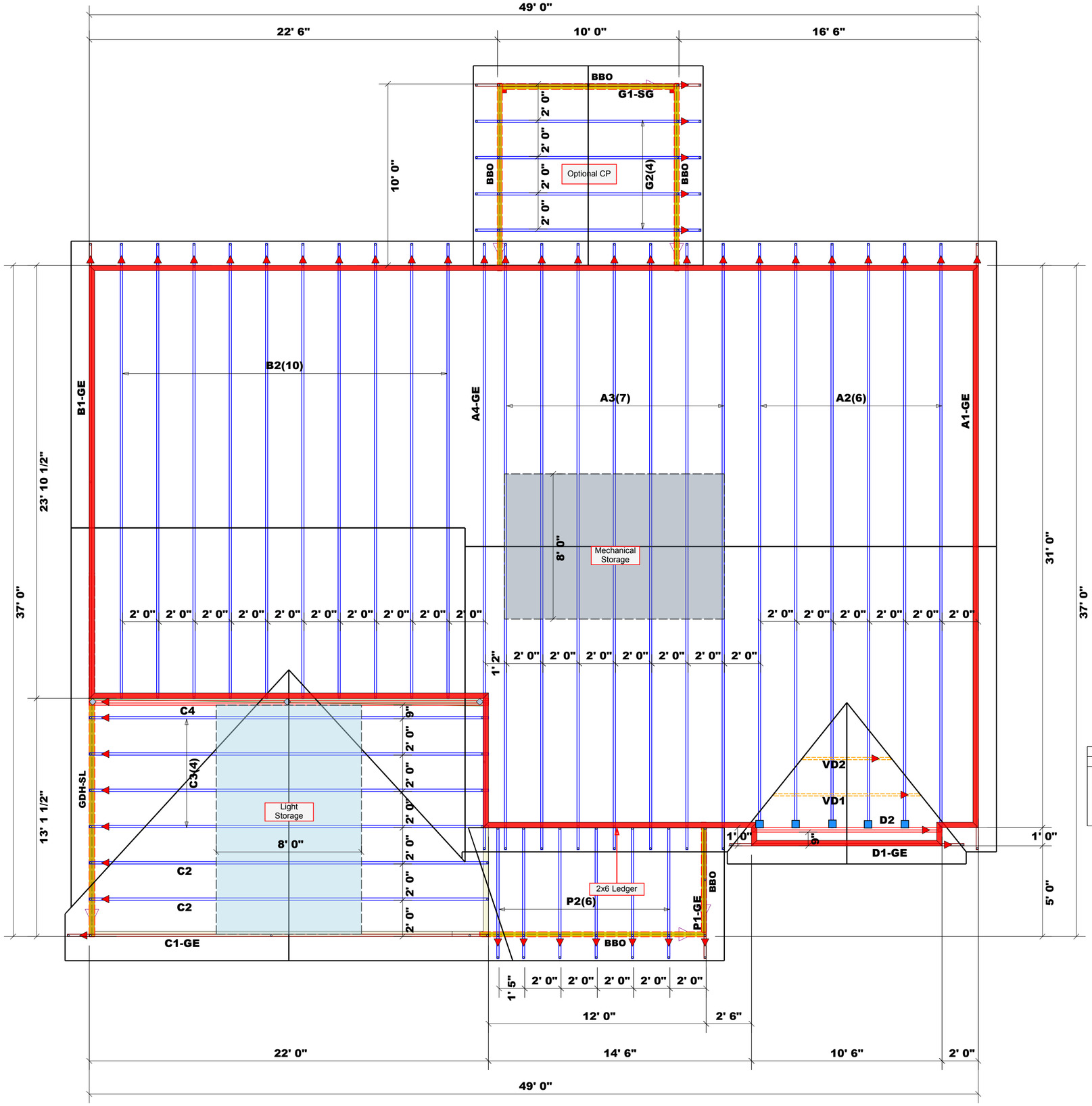
LOAD CHART FOR JACK STUDS

(BASED ON TABLES R502.5(1) & (b))

NUMBER OF JACK STUDS REQUIRED @ EA END OF HEADER/GIRDER

| END REACTION (3P TO) | REQ'D STUDS FOR (2) 2"x? HEADER | END REACTION (4P TO) | REQ'D STUDS FOR (3) 2"x? HEADER | END REACTION (5P TO) | REQ'D STUDS FOR (4) 2"x? HEADER |
|---|---|---|---|---|---|
| 1700 | 1 | 2550 | 1 | 3400 | 1 |
| 3400 | 2 | 5100 | 2 | 6800 | 2 |
| 5100 | 3 | 7650 | 3 | 10200 | 3 |
| 6800 | 4 | 10200 | 4 | 13600 | 4 |
| 8500 | 5 | 12750 | 5 | 17000 | 5 |
| 10200 | 6 | 15300 | 6 | | |
| 11900 | 7 | | | | |
| 13600 | 8 | | | | |
| 15300 | 9 | | | | |

| | |
|---|---|
| BUILDER | Precision Custom Homes |
| JOB NAME | Lot 15 Magnolia Hills |
| PLAN | Roark 2.0 w/CP & GDH-SL |
| SEAL DATE | 3/31/2025 |
| QUOTE # | Quote # |
| JOB # | J1024-5876 |
| COUNTY | Harnett |
| ADDRESS | Lot 15 Magnolia Hills |
| MODEL | Floor |
| DATE REV. | 4/1/2025 |
| DRAWN BY | Neil Baggett |
| SALESMAN | Neil Baggett |




| Plumbing Drop Notes |
|---|
| 1. Plumbing drop locations shown are NOT exact.<br>2. Contractor to verify ALL plumbing drop locations prior to setting Floor Trusses.<br>3. Adjust spacing as needed not to exceed 24"oc. |

| Dimension Notes |
|---|
| 1. All exterior wall to wall dimensions are to face of stud unless noted otherwise<br>2. All interior wall dimensions are to face of stud unless noted otherwise<br>3. All exterior wall to truss dimensions are to face of stud unless noted otherwise |

| | |
|---|---|
| Roof Area | = 2600.27 sq.ft. |
| Ridge Line | = 86.93 ft. |
| Hip Line | = 0 ft. |
| Horiz. OH | = 143.64 ft. |
| Raked OH | = 214.82 ft. |
| Decking | = 89 sheets |

All Walls Shown Are Considered Load Bearing

▲ = Indicates Left End of Truss (Reference Engineered Truss Drawing) Do Not Erect Trusses Backwards

1 Truss Placement Plan
Scale: 1/4"=1'

| Hatch Legend |
|---|
| Box Storage |
| Padded HVAC |
| Flush Beam |
| Drop Beam |

| Products | | | | | |
|---|---|---|---|---|---|
| PlotID | Length | Product | Plies | Net Qty | Fab Type |
| GDH-SL | 21' 0" | 1.75 X 24 Kerto-S LVL 2.0E | 2 | 2 | FF |
| BM3 | 9' 0" | 1-3/4"x 9-1/4" LVL Kerto-S | 2 | 2 | FF |
| BM1 | 6' 0" | 1-3/4"x 9-1/4" LVL Kerto-S | 2 | 2 | FF |
| BM2 | 6' 0" | 1-3/4"x 9-1/4" LVL Kerto-S | 2 | 2 | FF |
| BM5 | 6' 0" | 1-3/4"x 14" LVL Kerto-S | 2 | 2 | FF |
| BM4 | 5' 0" | 1-3/4"x 14" LVL Kerto-S | 2 | 2 | FF |

| Connector Information | | | | | Nail Information | |
|---|---|---|---|---|---|---|
| Sym | Product | Manuf | Qty | Supported Member | Header | Truss |
| ● | HUS410 | USP | 16 | Varies | 16d/3-1/2" | 16d/3-1/2" |
| ● | MSH422 | USP | 7 | Varies | 10d/3" | 10d/3" |
| ■ | HUS26 | USP | 5 | Varies | 16d/3-1/2" | 16d/3-1/2" |


COMTECH
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Fayetteville, N.C. 28309
Phone: (910) 864-8787
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Signature_____
Neil Baggett

LOAD CHART FOR JACK STUDS

(BASED ON TABLES R502.5(1) & (b))

NUMBER OF JACK STUDS REQUIRED @ EA END OF HEADER/GIRDER

| END REACTION (3# TO) | REQ'D # STUDS FOR (2) 2"x? HEADER | END REACTION (6# TO) | REQ'D # STUDS FOR (3) 2"x? HEADER | END REACTION (3# TO) | REQ'D # STUDS FOR (4) 2"x? HEADER |
|---|---|---|---|---|---|
| 1700 | 1 | 2550 | 1 | 3400 | 1 |
| 3400 | 2 | 5100 | 2 | 6800 | 2 |
| 5100 | 3 | 7650 | 3 | 10200 | 3 |
| 6800 | 4 | 10200 | 4 | 13600 | 4 |
| 8500 | 5 | 12750 | 5 | 17000 | 5 |
| 10200 | 6 | 15300 | 6 | | |
| 11900 | 7 | | | | |
| 13600 | 8 | | | | |
| 15300 | 9 | | | | |

| | |
|---|---|
| BUILDER | Precision Custom Homes |
| JOB NAME | Lot 15 Magnolia Hills |
| PLAN | Roark 2.0 w/CP & GDH-SL |
| SEAL DATE | 3/31/2025 |
| QUOTE # | Quote # |
| JOB # | J1024-5875 |
| COUNTY | Harnett |
| ADDRESS | Lot 15 Magnolia Hills |
| MODEL | Roof |
| DATE REV. | 4/1/2025 |
| DRAWN BY | Neil Baggett |
| SALESMAN | Neil Baggett |

**THIS IS A TRUSS PLACEMENT DIAGRAM ONLY.**
These trusses are designed as individual building components to be incorporated into the building design at the specification of the building designer. See individual design sheets for each truss design identified on the placement drawing. The building designer is responsible for temporary and permanent bracing of the roof and floor system and for the overall structure. The design of the truss support structure including headers, beams, walls, and columns is the responsibility of the building designer. For general guidance regarding bracing, consult BCSI-B1 and BCSI-B3 provided with the truss delivery package or online @ sbcindustry.com