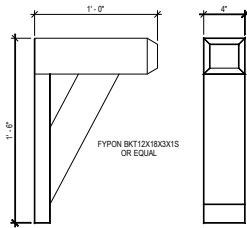


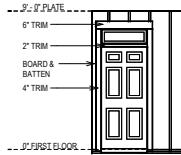
CORNICE DETAIL

SCALE: 1" = 1'-0"

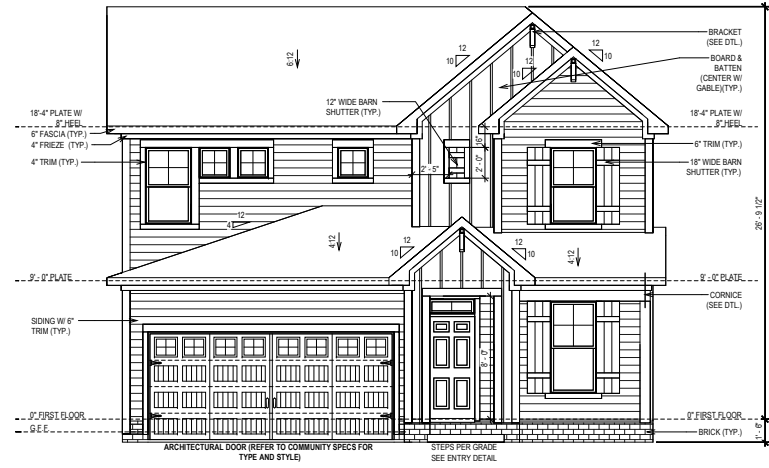


BRACKET DETAIL

SCALE: 1" = 1'-0"



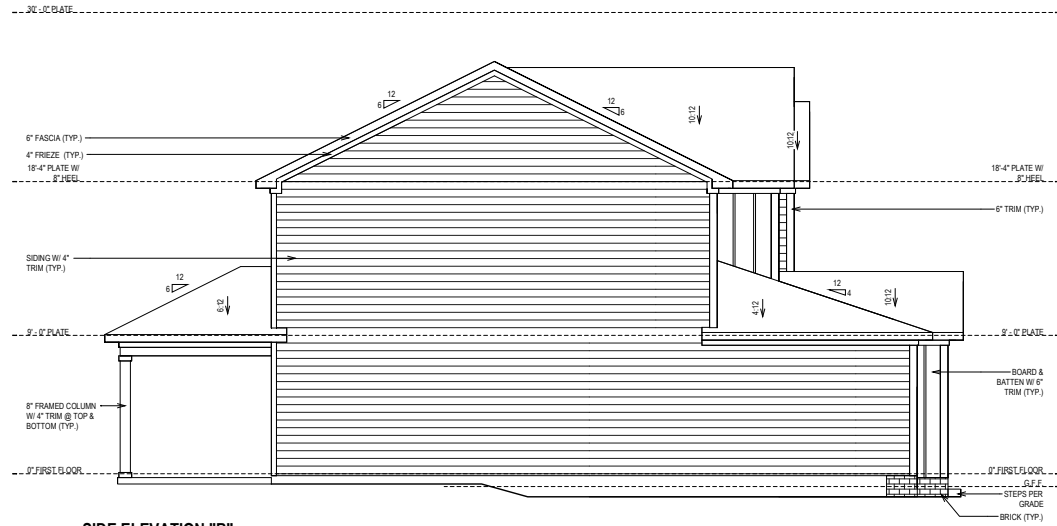
ENTRY DETAIL "B"



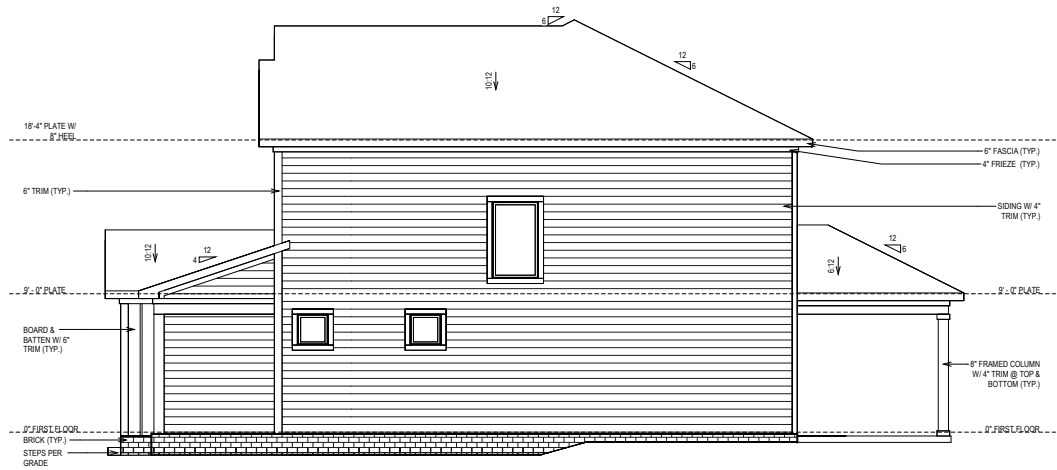
FRONT ELEVATION "B"



REAR ELEVATION "B"



SIDE ELEVATION "B"



SIDE ELEVATION "B"

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David Weekley Homes
 PT/IAS/JSM/J Date: 11/26/2024 Scale: 1/8"=1'-0" Rev: 3/10/25 EB

Proj. No.: 1037
 Lot: 3293
 Block: 1037
 Sect:
SERENITY 43'
163 RESTFUL POINT
FUQUAY VARINA, NC

SOUTH
A611-B
ELV-2
WELLSHIRE
RALEIGH

SHEET INDEX:

S-0	COVER SHEET
S-0.1	GENERAL STRUCTURAL NOTES
S-1	MONOLITHIC SLAB FOUNDATION PLAN
S-2	SECOND FLOOR FRAMING PLAN
S-3	ROOF FRAMING PLAN
SD-1J	BRACED WALL DETAILS
SD-2J	HOLD DOWN DETAILS
SD-3	BRACED WALL NOTES & DETAILS
SD-4	PORTAL FRAME DETAILS
SD-5	MISCELLANEOUS FRAMING DETAILS
SD-6	MISCELLANEOUS FRAMING DETAILS
SD-7	MONOLITHIC SLAB FOUNDATION DETAILS
SD-8	NOT USED
SD-9	NOT USED
SD-10	NOT USED
SD-11	NOT USED
SD-12	ADVANCED FRAMING DETAILS & NOTES



**KSE
ENGINEERING**

1900 AM DRIVE, SUITE 201, QUAKERTOWN, PA 18951
www.kse-eng.com (215) 804-4449

**A611 WELLSHIRE
SERENITY, LOT #1037**

RALEIGH, NORTH CAROLINA

THESE DRAWINGS ARE TO BE USED IN CONJUNCTION WITH AND COORDINATED WITH THE ARCHITECTURAL, CIVIL, MECHANICAL, ELECTRICAL, AND PLUMBING DRAWINGS. THIS COORDINATION IS NOT THE RESPONSIBILITY OF THE STRUCTURAL ENGINEER OF RECORD (SER). SHOULD ANY DISCREPANCIES BECOME APPARENT, THE CONTRACTOR SHALL NOTIFY KSE ENGINEERING, P.C. BEFORE CONSTRUCTION BEGINS. IT IS THE INTENT OF THE ENGINEER LISTED ON THESE DOCUMENTS THAT THESE DOCUMENTS BE ACCURATE, PROVIDING LICENSED PROFESSIONALS CLEAR INFORMATION. EVERY ATTEMPT HAS BEEN MADE TO PREVENT ERROR. THE BUILDER AND ALL SUBCONTRACTORS ARE REQUIRED TO REVIEW ALL OF THE INFORMATION CONTAINED IN THESE DOCUMENTS PRIOR TO THE COMMENCEMENT OF ANY WORK. THE ENGINEER IS NOT RESPONSIBLE FOR ANY PLAN ERRORS, OMISSIONS, OR MISINTERPRETATIONS UNDETECTED AND NOT REPORTED TO THE ENGINEER PRIOR TO CONSTRUCTION. ALL CONSTRUCTION MUST BE IN ACCORDANCE TO THE INFORMATION FOUND IN THESE DOCUMENTS.

DESIGN SPECIFICATIONS:

DESIGN BUILDING CODE (REFERRED TO HEREIN AS "THE BUILDING CODE"):
 • 2018 NORTH CAROLINA RESIDENTIAL CODE. WALL BRACING PER INTERNATIONAL RESIDENTIAL CODE 2015 EDITION.

DESIGN LIVE LOADS:
 • ROOF = 20 PSF (LOAD DURATION FACTOR=1.25)
 • UNINHABITABLE ATTICS WITH LIMITED STORAGE = 20 PSF (WHERE SPECIFIED ON PLANS)
 • HABITABLE ATTICS AND ATTICS SERVED WITH FIXED STAIRS = 30 PSF
 • FLOOR = 40 PSF
 • FLOOR (SLEEPING AREAS) = 30 PSF
 • DECK/BALCONY = 40 PSF
 • STAIRS = 40 PSF

DESIGN DEAD LOADS:
 • ROOF TRUSS = 17 PSF (TC=7, BC=10)
 • FLOOR TRUSS = 15 PSF (TC=10, BC=5)
 • FLOOR JOIST = 10 PSF
 • STANDARD BRICK = 40 PSF
 • QUEEN ANNE BRICK = 25 PSF

NOTE: STRUCTURAL FRAMING HAS NOT BEEN DESIGNED FOR TILE, GRANITE, MARBLE OR OTHER MATERIALS HEAVIER THAN THE ABOVE LOADING UNLESS SPECIFICALLY NOTED ON PLANS.

DESIGN WIND LOADS:
 • ULTIMATE WIND SPEED = 115 MPH
 • EXPOSURE CATEGORY = B

ASSUMED SOIL BEARING CAPACITY = 2000 PSF

ASSUMED LATERAL SOIL PRESSURE = 45 PCF

FROST DEPTH = 12" MINIMUM

SEISMIC DESIGN CATEGORY = B

ENGINEERED LUMBER SHALL HAVE THE FOLLOWING MINIMUM DESIGN VALUES:

- TJI 210 SERIES (SERIES AND SPACING PER PLANS)
- LSL: E=1,550,000 PSI, F_b=2,325 PSI, F_v=310 PSI, F_c=900 PSI
- LVL: E=2,000,000 PSI, F_b=2,600 PSI, F_v=285 PSI, F_c=750 PSI
- PSL: E=2,100,000 PSI, F_b=2,900 PSI, F_v=290 PSI, F_c=625 PSI



**KSE
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1900 AM DRIVE, SUITE 201, QUAKERTOWN, PA 18951
www.kse-eng.com (215) 804-4449

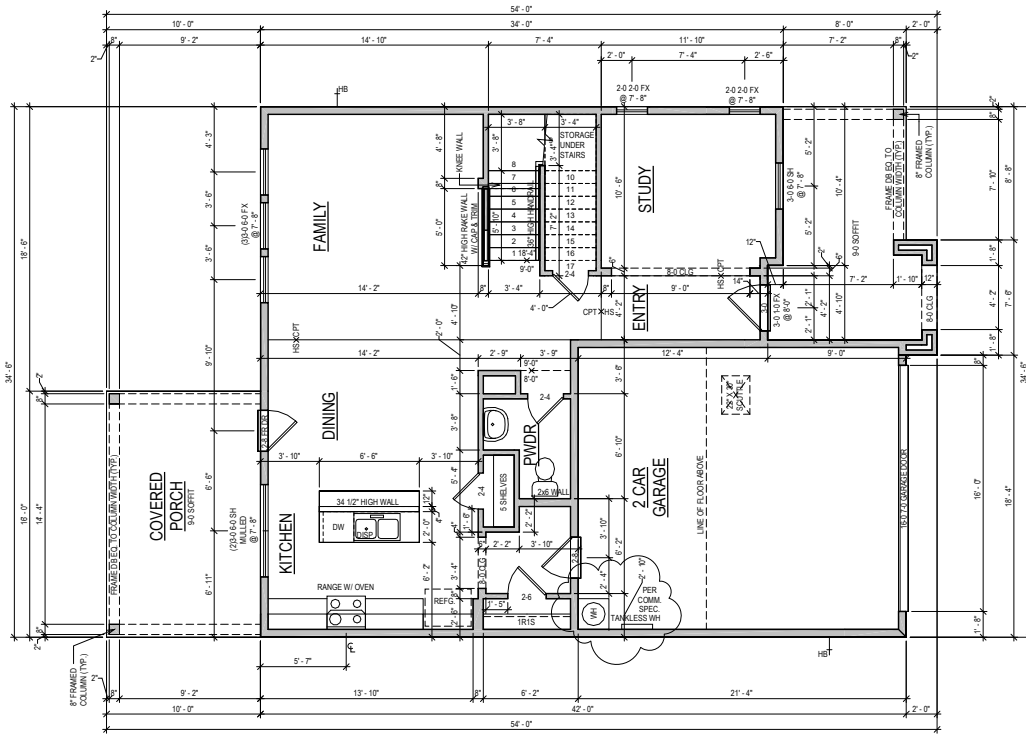
David Weekley Homes
Raleigh, NC

Cover Sheet
 Serenity, Lot #1037
 A611 Wellshire Model
 115 M.P.H.
 Raleigh, North Carolina

Project #: 047-24014
 Designed By: LMR
 Checked By:
 Issue Date: 4/16/25
 Re-Issue:
 Scale: 1/8"=1'-0" @ 11x17
 1/4"=1'-0" @ 22x34



S-0



FIRST FLOOR "B"

GENERAL REQUIREMENTS

SLOPED SURFACE REQUIREMENTS
 ALL PATIOS TO SLOPE 1/4" PER FOOT

GARAGE FLOOR TO SLOPE 1/8" PER FOOT TOWARDS VEHICLE ENTRY DOOR

ROOF DECKS AND BALCONIES TO BE SLOPED 1/4" PER FOOT TOWARDS RELIEF POINTS

RAILING REQUIREMENTS
 FINISHED HANDRAIL REQUIRED AT STAIRS WITH 4 OR MORE RISERS

FINISHED HANDRAIL HEIGHT BETWEEN 34" AND 36" MEASURED VERTICALLY ABOVE TREAD NOSING

FINISHED GUARDRAILS REQUIRED AT DECKS, BALCONIES AND WALKWAYS THAT ARE 30" OR GREATER ABOVE GRADE AND BE AT A MINIMUM OF 36" IN HEIGHT

FINISHED GUARDRAIL AND HANDRAIL SPINDLES MUST BE SPACED SO A 4" SPHERE WILL NOT PASS THROUGH.

OPTION LIST
 COVERED PORCH

PLAN SQFT "B"	
LIVING	
1ST FLOOR	917 SF
2ND FLOOR	1074 SF
TOTAL LIVING	1991 SF
SLAB	
1ST FLOOR	917 SF
COVERED PORCH	186 SF
FRONT PORCH	141 SF
GARAGE	406 SF
TOTAL SLAB	1654 SF
FRAMING	
1ST FLOOR	917 SF
2ND FLOOR	1004 SF
COVERED PORCH	186 SF
FRONT PORCH	141 SF
GARAGE	406 SF
TOTAL FRAMING	2658 SF

ADVANCED FRAMING: 2X6 EXTERIOR PERIMETER WALLS & ALL INSULATED WALLS UNLESS NOTED OTHERWISE

NOTE: ALL 1ST FLR. CEILING HEIGHTS 9'-0" UNLESS NOTED OTHERWISE

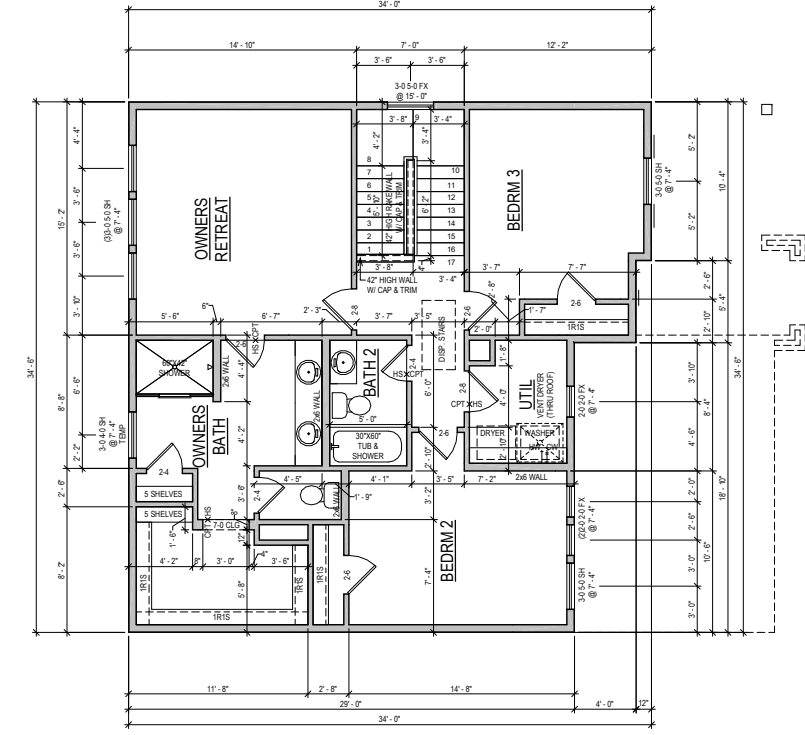
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David Weekly Homes
 PT/AS/US/MJ Scale: 1/8"=1'-0"
 Date: 11/26/2024 Rev: 3/10/25 EB

Proj No.: 1037
 Lot: 3293
 Job No.: 1037
 Block: Sect:

SERENITY 43'
163 RESTFUL POINT
FUQUAY VARINA, NC

SOUTH
A611-B
PLN-1
WELLSHIRE
RALEIGH



SECOND FLOOR "B"

NOTE: ALL 2ND FLR. CEILING HEIGHTS
8'-0" UNLESS NOTED OTHERWISE

ADVANCED FRAMING: 2X6 EXTERIOR
PERIMETER WALLS & ALL INSULATED
WALLS UNLESS NOTED OTHERWISE

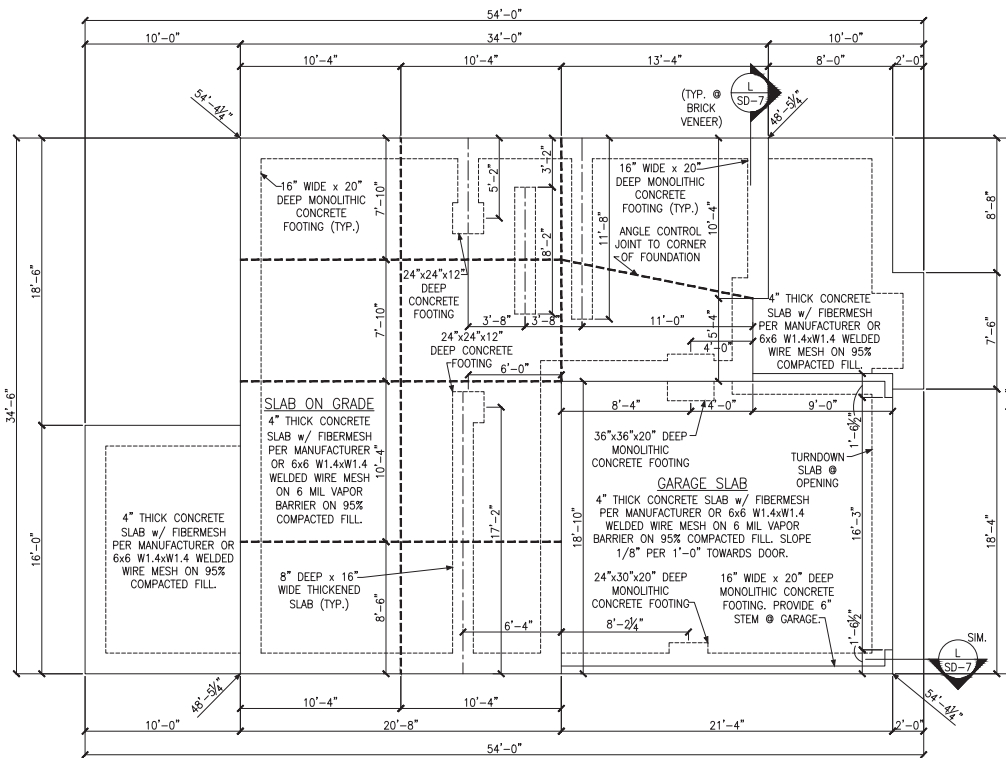
SOUTH
A611-B
PLN-2
WELLSHIRE
RALEIGH

SERENITY 43*
163 RESTFUL POINT
FUGUAY VARINA, NC

Proj No.: **1037**
Lot: **3293**
Job No.: **1037**
Block: **1037**
Sect:

David Weekley Homes
PTIAS/JSM/J
Date: 11/26/2024
Scale: 1/8"=1'-0"
Rev: 3/10/25 EB

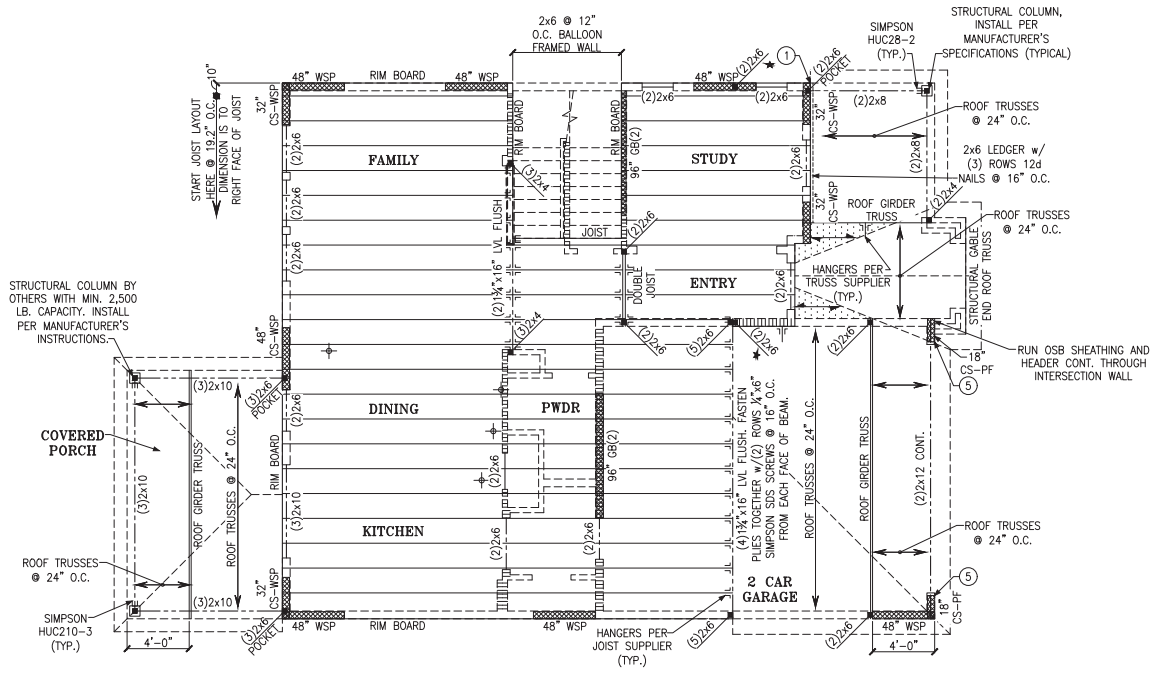
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MONOLITHIC SLAB FOUNDATION PLAN

LEGEND	
	PROVIDE SOLID BLOCKING WITHIN FLOOR SYSTEM TO MATCH POST SIZE ABOVE.
	BEARING WALL ABOVE
	INTERIOR BEARING WALL
	BRACED WALL PANEL (SEE KSE STRUCTURAL DETAILS SET FOR BRACED WALL PANEL SHEATHING FASTENING & BLOCKING DETAILS)
	CONTROL JOINT
REFER TO KSE STRUCTURAL DETAILS SET FOR GENERAL STRUCTURAL NOTES, TYPICAL DETAILS AND ADVANCED FRAMING NOTES AND DETAILS	





SECOND FLOOR FRAMING PLAN

LEGEND

- ★ PROVIDE SOLID BLOCKING WITHIN FLOOR SYSTEM TO MATCH POST SIZE ABOVE.
- ▬ BEARING WALL ABOVE
- ▬ INTERIOR BEARING WALL
- ▬ BRACED WALL PANEL (SEE KSE STRUCTURAL DETAILS SET FOR BRACED WALL PANEL SHEATHING FASTENING & BLOCKING DETAILS)
- 48" WSP

REFER TO KSE STRUCTURAL DETAILS SET FOR GENERAL STRUCTURAL NOTES, TYPICAL DETAILS AND ADVANCED FRAMING NOTES AND DETAILS

PLAN DESIGNED WITH 9' NOMINAL WALL PLATE HEIGHT

FLOOR FRAMING TO BE 16" DEEP TJI 210 SERIES OR EQUAL, SPACING PER MANUFACTURER.

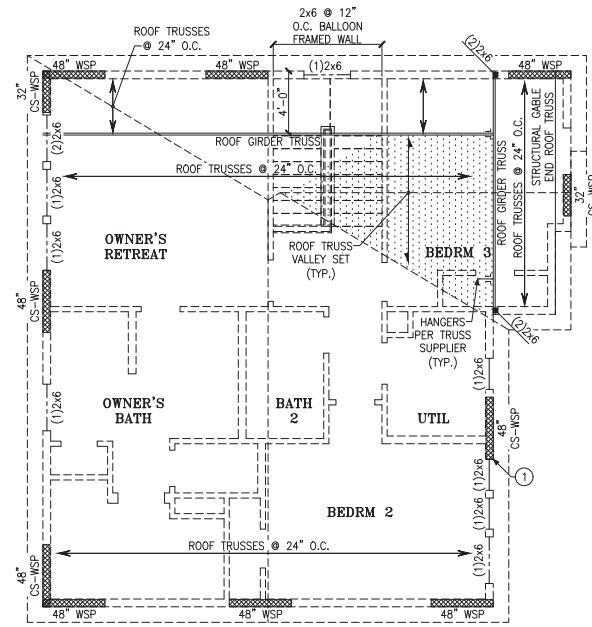
KEYNOTES:

- ① AT RAISED FLOOR BELOW, CONNECT STUD AT END OF BRACED WALL PANEL TO FRAMING BELOW WITH A 30" LONG SIMPSON CS20 COIL STRAP WITH MIN 8-10d NAILS EACH END. AT SLAB FOUNDATION BELOW, CONNECT STUD TO FOUNDATION w/ SIMPSON DT112 w/ SIMPSON 3/8"x6" TITEN HD SCREW ANCHOR AND 3/8" MINIMUM EMBEDMENT.
- ⑤ INSTALL TWO PANEL CS-PF PORTAL FRAME PER DETAIL A OR B/SD-4.

Second Floor Framing Plan
 Serenity, Lot #1037
 A611 Welshire Model
 115 M.P.H.
 Raleigh, North Carolina

Project #: 047-24014
 Designed By: JPS
 Checked By:
 Issue Date: 4/16/25
 Re-Issue:
 Scale: 1/8"=1'-0" @ 11x17
 1/4"=1'-0" @ 22x34





ROOF FRAMING PLAN

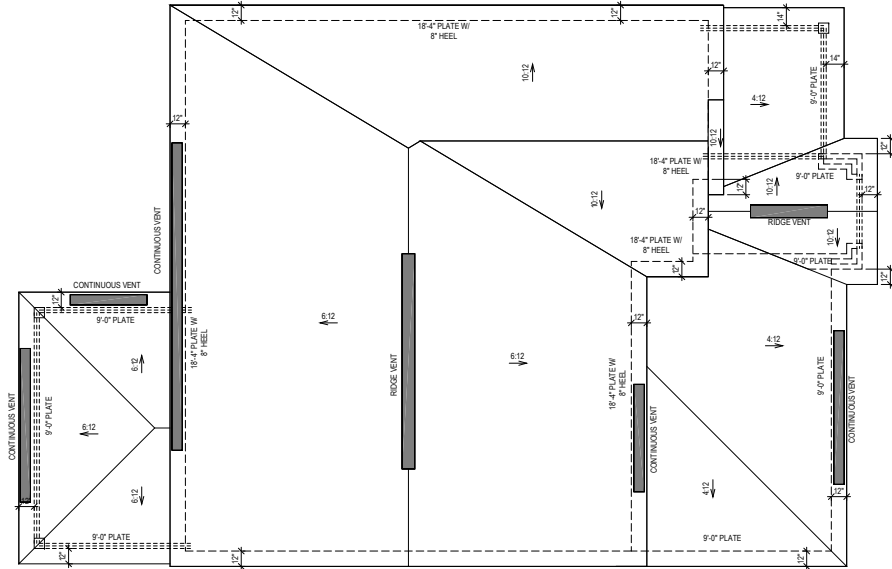
LEGEND	
	PROVIDE SOLID BLOCKING
	WITHIN FLOOR SYSTEM TO MATCH POST SIZE ABOVE.
	BEARING WALL ABOVE
	INTERIOR BEARING WALL
	BRACED WALL PANEL
	48\"/>
REFER TO KSE STRUCTURAL DETAILS SET FOR GENERAL STRUCTURAL NOTES, TYPICAL DETAILS AND ADVANCED FRAMING NOTES AND DETAILS	
PLAN DESIGNED WITH 8\"/>	
KEYNOTES:	
①	AT RAISED FLOOR BELOW, CONNECT STUD AT END OF BRACED WALL PANEL TO FRAMING BELOW WITH A 30\"/>

Roof Framing Plan
Serenity, Lot #1037
A611 Welshire Model
115 M.P.H.
Raleigh, North Carolina

Project #: 047-24014
Designed By: JPS
Checked By:
Issue Date: 4/16/25
Re-Issue:
Scale: 1/8\"/>



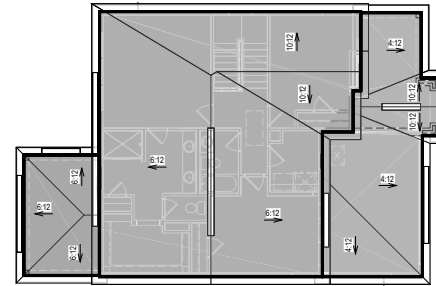
ROOF PLAN "B"



ZONE 3
ATTIC
154 SF

ZONE 2
ATTIC
1072 SF

ZONE 1
ATTIC
388 SF



ATTIC VENTILATION W/ COVERED PORCH B											
NET FREE VENTILATED AREA		EXHAUST VENTS				PRIMARY INTAKE				ACTUAL VENTILATION %	
NFVA=AREA SF X 144 / RATIO		INSTALL NO MORE THAN 3' BELOW HIGHEST POINT OF ZONE				INSTALL IN LOWER THIRD OF ZONE				EXHAUST NOT TO EXCEED INTAKE	
ZONE	AREA	VENT RATIO	MIN NFVA	REQ	VENTS		VENTS		EXHAUST %	INTAKE %	
					SIZE SQIN	COUNT EA or LF	SIZE SQIN	COUNT EA or LF			
ZONE 1	388 SF	300	186	Yes	18	5	10	10	47%	53%	
ZONE 2	1072 SF	300	514	Yes	18	14	10	27	48%	52%	
ZONE 3	154 SF	150	148	No	0	0	10	15	0%	100%	

TRUSS ROOF NOTES

ALL OVERHANGS PER PLAN MEASURED FROM OUTSIDE FACE OF FRAME.

GABLE OVERHANGS 12" UNLESS NOTED OTHERWISE.

HP OVERHANGS 16" UNLESS NOTED OTHERWISE.

ALIGN FASCIA TO MAINTAIN CONSISTENT OVERHANG WITH DIFFERING ROOF PITCH.

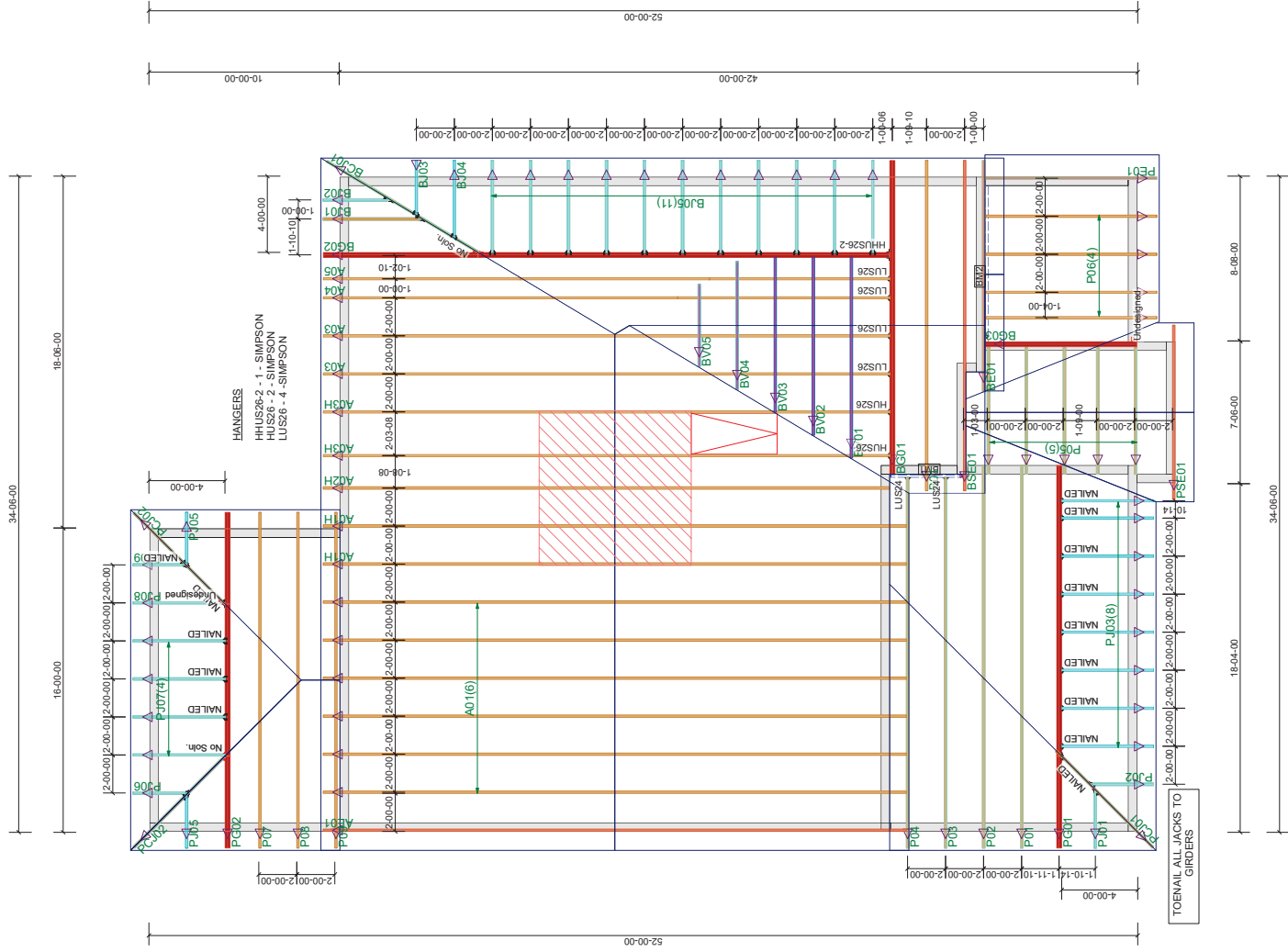
THE TRUSS MANUFACTURER SHALL DETERMINE ALL SPANS, WORKING POINTS, BEARING POINTS, AND SIMILAR CONDITIONS. TRUSS SHOP DRAWINGS SHALL SHOW ALL TRUSSES, MEMBERS, AND ALL TRUSS TO TRUSS HANGERS.

ALL OVERFRAMING AND BRACING TO BE NO. 2 GRADE 2X S.Y.P. UNLESS NOTED OTHERWISE.

ROOF SHEATHING AT OVERFRAME SHALL BE REMOVED TO ALLOW FOR VENTILATION BETWEEN ATTIC SPACES ON VENTED ATTICS.

ACTUAL ATTIC VENTILATION MAY VARY. VERIFY IN THE FIELD.

NOT FOR CONSTRUCTION




David Weekly

1037 Serenity

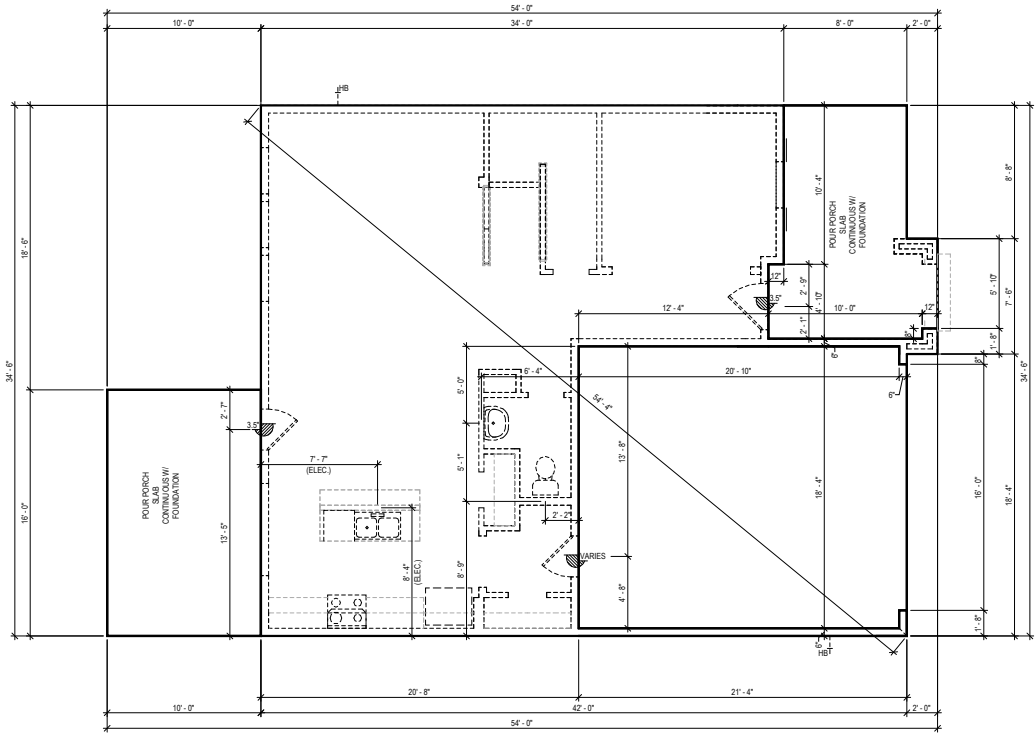
1037 Serenity - ROOF

Job# - P02236-24939



84 Components
200 Emmett Rd
Dunn NC 28334
United States
Office: (910) 892-8400

Location	2383-Dunn
Designer	Patrick Harris
DO NOT CUT, NOTCH, OR BORE HOLES UNLESS SPECIFIC WRITTEN PERMISSION IS PROVIDED BY AN AUTHORIZED REPRESENTATIVE OF 84 LUMBER.	
TRUSS INSTALLATION REQUIRES TEMPORARY AND PERMANENT BRACING. GENERAL GUIDANCE IS PROVIDED IN SBCA DOC'S B-1 and B-3. THESE ARE INCLUDED WITH EACH JOB IN YOUR TRUSS PACKET.	
Sheet # 1 of 1	
Floor Truss Placement Plan	
NOT TO SCALE	
DESIGNED DATE	
5/7/2025	



FIRST FLOOR "B"

SEE ENGINEERING FOR ANCHOR BOLT REQUIREMENTS

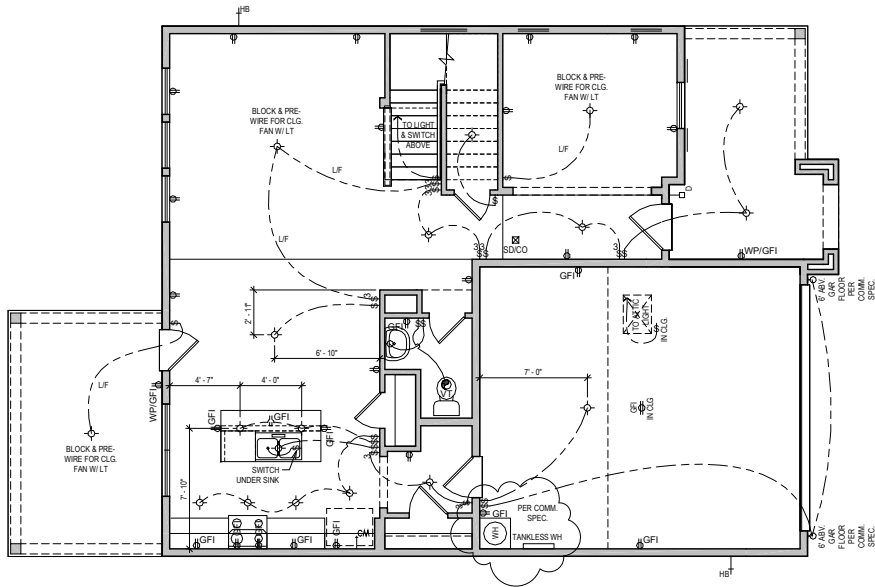
SOUTH
A611-B
FS-1
 WELLSHIRE
 RALEIGH

SERENITY 43'
 163 RESTFUL POINT
 FUGUAY VARINA, NC

Proj. No.:	1037
Lot:	3293
Job No.:	1037
Block:	
Sect:	

David Weekley Homes
 PT/AS/JUS/IMJ Scale: 1/8"=1'-0"
 Date: 11/26/2024 Rev: 3/10/25 EB

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FIRST FLOOR "B"

CITY SPECIFIC
 VITAL RECESSED CAN EXHAUST VENT COMBO

IN ALL HABITABLE ROOMS LIGHT BOXES MUST BE FAN RATED

ALL RECESS CANS SHOWN ON PLAN ARE LED PER COMMUNITY SPEC.

MID-ATLANTIC General Notes

1. ALL ELECTRICAL PLUGS TO BE 9" TO TOP FROM FLOOR IN ROOMS WITH WALL MOLDINGS.
2. SWITCH FOR ATTIC LIGHT TO BE LOCATED OUTSIDE OF ATTIC SPACE, 12 INCHES FROM CEILING.
3. DO NOT RUN WIRES ON TOP OF JOISTS IN AREAS LIKELY TO HAVE DECKING IN ATTIC. (near disappearing stairs)
4. PROVIDE SMOKE DETECTORS IN EVERY BEDROOM. SEE SPECS FOR REQUIRED TYPE AND WIRING.
5. PROVIDE GAS AT APPLIANCES PER COMMUNITY REQUIREMENTS.
6. LOCATE ELECTRICAL PANEL IN LOCATION CLOSEST TO SERVICE.

UTILITY LEGEND	
⊕	110V OUTLET
⊕	12" A.F.F. (U.N.G.)
GFI	GROUND FAULT INTERRUPTOR (WEATHER PROOF AS NOTED)
⊕	220V OUTLET (38" A.F.F. @ UTILITY)
⊕	HALF HOT OUTLET
⊕	PHONE LINE
TV	CABLE TELEVISION
⊕	STANDARD SWITCH (3 OR 4 WAY AS NOTED)
⊕	SURFACE MOUNTED LIGHT
⊕	SURFACE MOUNTED LED DISC LIGHT
⊕	WALL MOUNTED LIGHT
⊕	RECESS CAN LIGHT (EYEBALL AS NOTED)
⊕	EXHAUST VENT
SD	SMOKE DETECTOR (CARBON MONOXIDE AS NOTED)
⊕	DOOR BELL
CHIMES	DOOR BELL CHIMES
ELEC	PANELBOARD W/ CIRCUIT BREAKERS
HB	HOSE BIB
GAS	GAS TAP
DW/ HW	COLD/HOT WATER SUPPLY
E	ELEVATOR CALL BUTTON
⊕	JUNCTION BOX

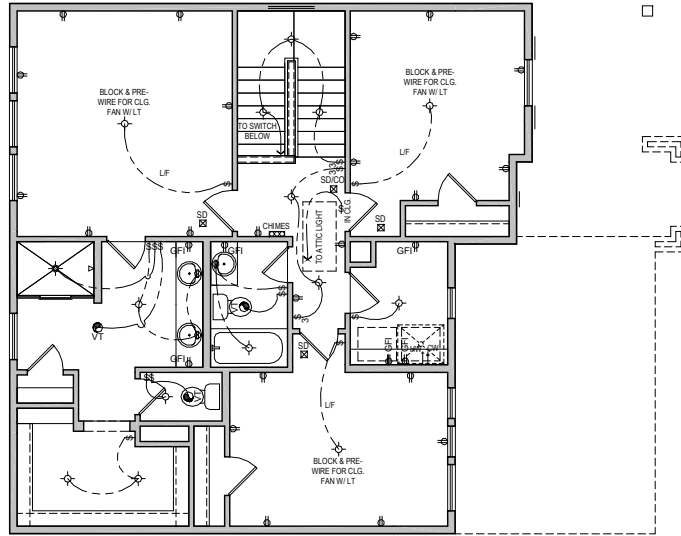
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David Weekley Homes
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SERENITY 43'
 163 RESTFUL POINT
 FUGUAY VARINA, NC

SOUTH
A611-B
ELE-1
 WELLSHIRE
 RALEIGH



SECOND FLOOR "B"

CITY SPECIFIC
 VENT RECESSED CAN EXHAUST VENT COMBO

IN ALL HABITABLE ROOMS LIGHT BOXES MUST BE FAN RATED

ALL RECESS CANS SHOWN ON PLAN ARE LED PER COMMUNITY SPEC.

MID-ATLANTIC General Notes

1. ALL ELECTRICAL PLUGS TO BE 9" TO TOP FROM FLOOR IN ROOMS WITH WALL MOUNDINGS.
2. SWITCH FOR ATTIC LIGHT TO BE LOCATED OUTSIDE OF ATTIC SPACE, 12 INCHES FROM CEILING.
3. DO NOT RUN WIRES ON TOP OF JOISTS IN AREAS LIKELY TO HAVE DECKING IN ATTIC. (near disappearing stairs)
4. PROVIDE SMOKE DETECTORS IN EVERY BEDROOM. SEE SPECS FOR REQUIRED TYPE AND WIRING.
5. PROVIDE GAS AT APPLIANCES PER COMMUNITY REQUIREMENTS.
6. LOCATE ELECTRICAL PANEL IN LOCATION CLOSEST TO SERVICE.

UTILITY LEGEND

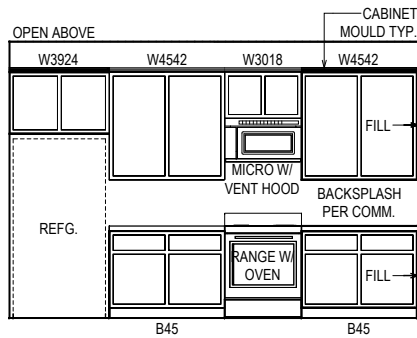
⊕	110V OUTLET
⊕	12" A.F.F. (U.N.O.)
⊕	GROUND FAULT INTERRUPTOR (WEATHER PROOF AS NOTED)
⊕	220V OUTLET (38" A.F.F. @ UTILITY)
⊕	PHONE LINE
⊕	CABLE TELEVISION
⊕	STANDARD SWITCH (3 OR 4 WAY AS NOTED)
⊕	SURFACE MOUNTED LIGHT
⊕	SURFACE MOUNTED LED DISC LIGHT
⊕	WALL MOUNTED LIGHT
⊕	RECESS CAN LIGHT (EYEBALL AS NOTED)
⊕	EXHAUST VENT
⊕	SMOKE DETECTOR (CARBON MONOXIDE AS NOTED)
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CHIMES	DOOR BELL CHIMES
ELEC	PANELBOARD W/ CIRCUIT BREAKERS
HB	HOSE BIB
GAS	GAS TAP
DW/ HW	COLD/HOT WATER SUPPLY
E	ELEVATOR CALL BUTTON
⊕	JUNCTION BOX

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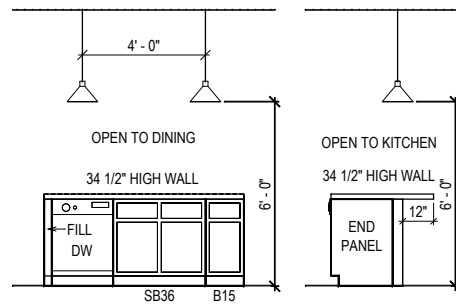
David Weekley Homes
 PT/IAS/US/IMJ Scale: 1/8"=1'-0"
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SERENITY 43'
163 RESTFUL POINT
FUQUAY VARINA, NC
 Proj. No.: 1037
 Lot: 3293
 Block: 1037
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 Sect:

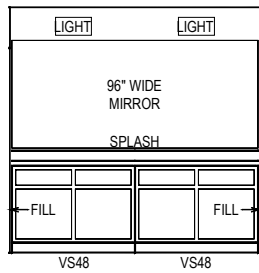
SOUTH A611-B ELE-2
WELLSHIRE RALEIGH



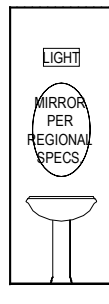
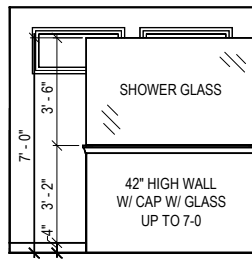
KITCHEN



ISLAND



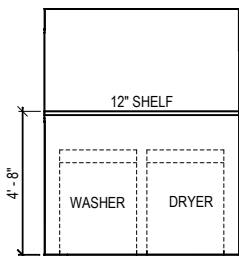
OWNER'S BATH



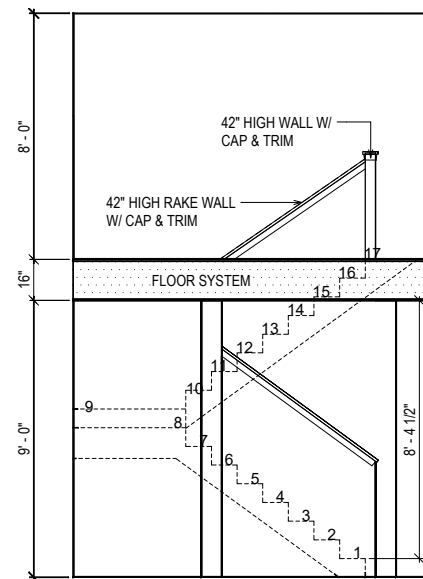
POWDER



BATH 2



UTILITY



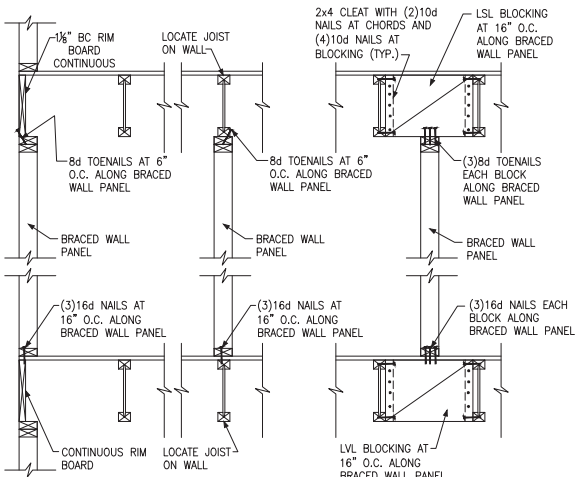
STAIR SECTION

© Weekley Homes, L.P. 2024
 The measurements, dimensions, and other specifications shown on this document are guidelines for construction use only. This document may not be relied on as a representation of what the completed structure will look like.

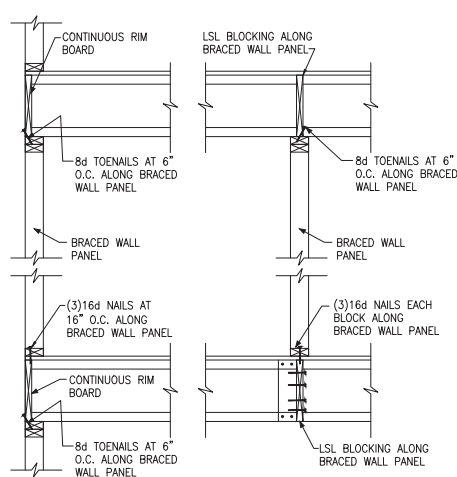
David Weekley Homes
 PT/AS/US/INJ Scale: 1/4"=1'-0"
 Date: 11/26/2024 Rev: 3/10/25 EB

1037
 Lot: 3293 Block: 1037 Sect:
 Proj. No.: 1037
 Job No.: 1037

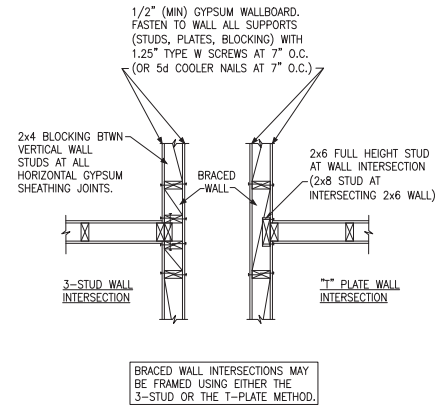
SOUTH
A611-B
INT-1
 WELLSHIRE
 RALEIGH



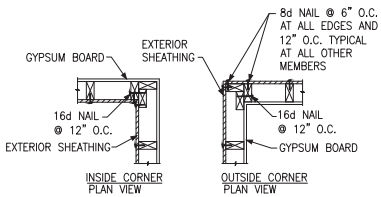
A TYPICAL BRACED WALL PANEL TO FLOOR/CEILING CONNECTION
BRACED WALL PANELS PARALLEL TO I-JOISTS



B TYPICAL BRACED WALL PANEL TO FLOOR/CEILING CONNECTION
BRACED WALL PANELS PERPENDICULAR TO I-JOISTS

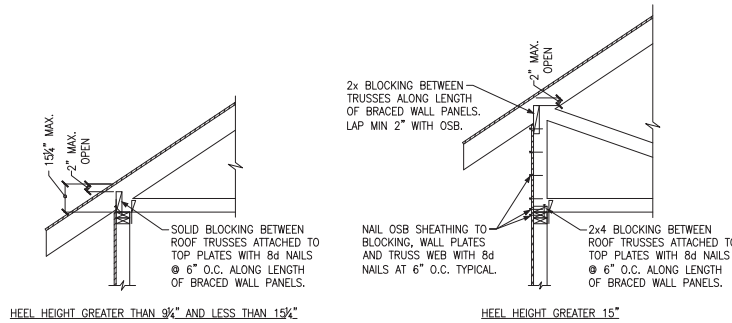


C METHOD GB(1) AND GB(2) INTERSECTION DETAILS



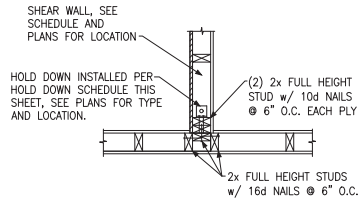
D TYPICAL EXTERIOR CORNER WALL FRAMING

NOTE: A THIRD STUD AND/OR PARTITION INTERSECTION BACKING STUDS SHALL BE PERMITTED TO BE OMITTED THROUGH THE USE OF WOOD BACKUP CLEATS, METAL DRYWALL CLIPS OR OTHER APPROVED DEVICES THAT WILL SERVE AS ADEQUATE BACKING FOR THE FACING MATERIALS.

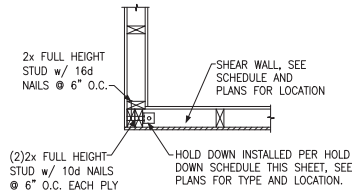


E ROOF TRUSS BEARING/BLOCKING AT BRACED WALL PANELS
ONLY REQUIRED AT BRACED WALL PANELS

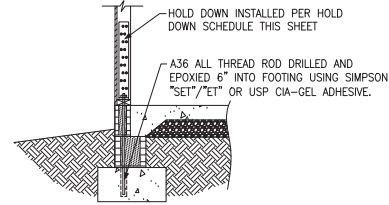




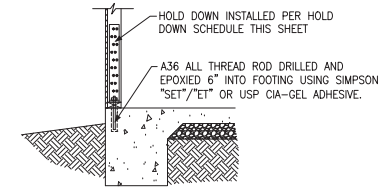
(A) TYPICAL HOLD DOWN DETAIL



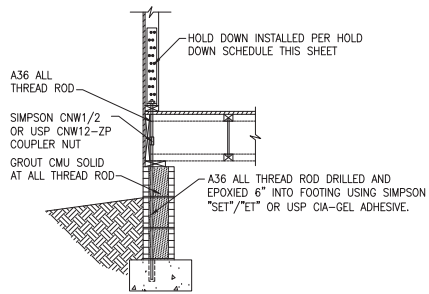
(B) TYPICAL HOLD DOWN DETAIL



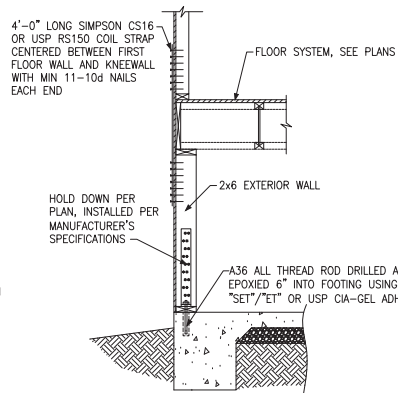
(C) HOLD DOWN AT STEMWALL SLAB



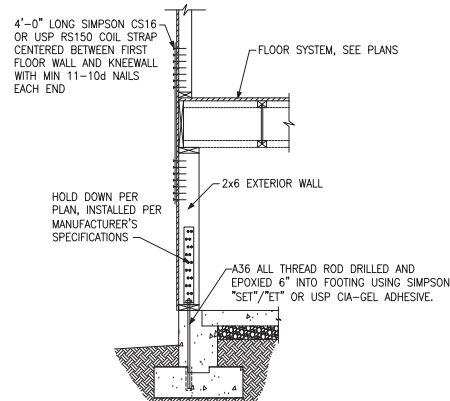
(D) HOLD DOWN AT MONOLITHIC SLAB



(E) HOLD DOWN AT CRAWL FOUNDATION



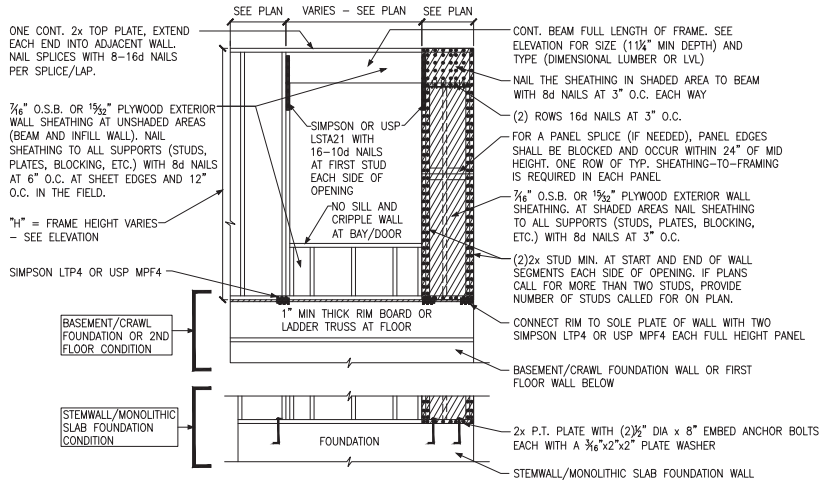
(F) HOLD DOWN AT FOUNDATION MONOLITHIC TURN-DOWN



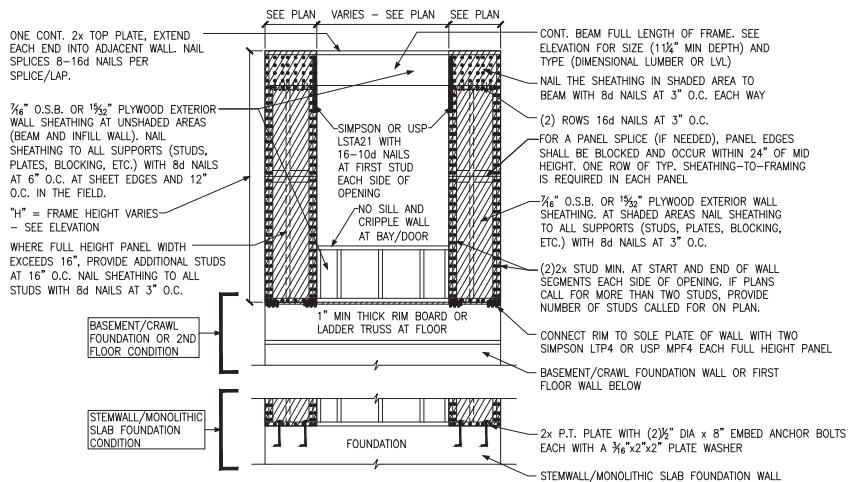
(G) HOLD DOWN AT FOUNDATION STEM WALL

HOLD DOWN SCHEDULE			
HOLD DOWN		ALL TREAD ROD	FASTENERS
SIMPSON	USP		
LTT2	LTS20B	½" DIA.	(10)10d NAILS
HTT4	HTT16	¾" DIA.	(18)16dx2½" LONG NAILS
HTT5	HTT45	¾" DIA.	(26)16dx2½" LONG NAILS

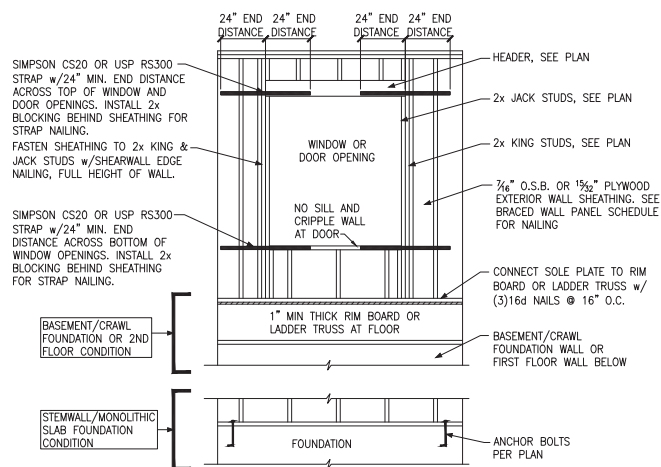




A METHOD CS-PF: CONTINUOUS PORTAL FRAME PANEL CONSTRUCTION
ONE BRACED WALL SEGMENT



B METHOD CS-PF: CONTINUOUS PORTAL FRAME PANEL CONSTRUCTION
TWO BRACED WALL SEGMENTS



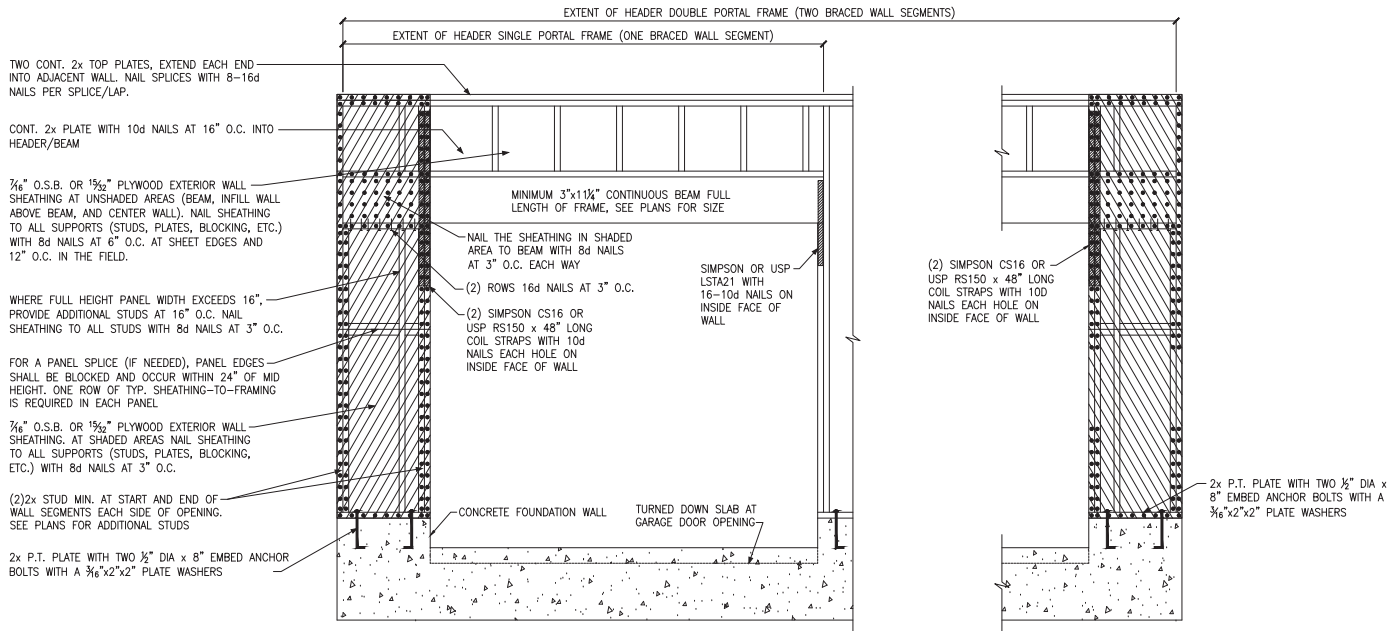
C WINDOW OR DOOR REINFORCEMENT IN ENGINEERED SHEAR WALL
ONLY REQUIRED WHERE SPECIFIED ON PLANS

BRACED WALL PANEL AND ENGINEERED SHEAR WALL SCHEDULE			
PANEL TYPES	PANEL TYPE	MATERIAL	FASTENERS
WSP	INTERMITTENT WOOD STRUCTURAL PANEL	7/16" OSB	6d or 8d COMMON NAILS AT 6" O.C. AT SHEET EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. ENGINEERED ALTERNATIVE: 16 GAGE BY 1.75" LONG STAPLES AT 3" O.C. AT SHEET EDGES AND 6" O.C. AT INTERMEDIATE SUPPORTS.
GB(1)	INTERMITTENT GYPSUM BOARD (SHEATHING ONE FACE OF WALL)	1/2" GYPSUM	1.5" LONG GALV. ROOFING NAILS, 6d COMMON NAILS, OR 1.25" LONG TYPE W DRYWALL SCREWS AT 7" O.C. AT SHEET EDGES AND INTERMEDIATE SUPPORTS.
GB(1)-4	INTERMITTENT GYPSUM BOARD (SHEATHING ONE FACE OF WALL)	1/2" GYPSUM	1.5" LONG GALV. ROOFING NAILS, 6d COMMON NAILS, OR 1.25" LONG TYPE W DRYWALL SCREWS AT 4" O.C. AT SHEET EDGES AND INTERMEDIATE SUPPORTS.
GB(2)	INTERMITTENT GYPSUM BOARD (SHEATHING BOTH FACES OF WALL)	1/2" GYPSUM	1.5" LONG GALV. ROOFING NAILS, 6d COMMON NAILS, OR 1.25" LONG TYPE W DRYWALL SCREWS AT 7" O.C. AT SHEET EDGES AND INTERMEDIATE SUPPORTS.
CS-WSP	CONTINUOUS SHEATHED WOOD STRUCTURAL PANEL	7/16" OSB	6d or 8d COMMON NAILS AT 6" O.C. AT SHEET EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. ENGINEERED ALTERNATIVE: 16 GAGE BY 1.75" LONG STAPLES AT 3" O.C. AT SHEET EDGES AND 6" O.C. AT INTERMEDIATE SUPPORTS.
CS-PF	CONTINUOUS SHEATHED PORTAL FRAME	7/16" OSB	NAILING PER DETAIL
CS-EPF	PORTAL FRAME WITH HOLD DOWNS	7/16" OSB	NAILING PER DETAIL
CS-ESW(1)	ENGINEERED SHEAR WALL, TYPE 1	7/16" OSB	8d COMMON NAILS AT 6" O.C. AT SHEET EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. CONTINUOUS OSB AROUND DOOR/WINDOW OPENINGS
CS-ESW(2)	ENGINEERED SHEAR WALL, TYPE 2	7/16" OSB	8d COMMON NAILS AT 4" O.C. AT SHEET EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. CONTINUOUS OSB AROUND DOOR/WINDOW OPENINGS
CS-ESW(3)	ENGINEERED SHEAR WALL, TYPE 3	7/16" OSB	8d COMMON NAILS AT 3" O.C. AT SHEET EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. CONTINUOUS OSB AROUND DOOR/WINDOW OPENINGS

BRACED WALL PANEL NOTES:

- ALL BRACED WALL PANELS, EXCEPT GB(1) & GB(2), SHALL HAVE 2x BLOCKING BETWEEN WALL STUDS AT ALL HORIZONTAL SHEET EDGES.
- PROVIDE NAILING/BLOCKING ABOVE AND BELOW ALL BRACED WALL PANELS PER KSE BRACED WALL DETAILS.
- SHATH ALL EXTERIOR WALLS OF THE HOUSE WITH 7/16" O.S.B., OR 1/2" PLYWOOD, FASTENED PER IRC. AT EXTERIOR CORNERS, SHEATHING SHALL BE FASTENED PER KSE BRACED WALL DETAILS. AT INTERIOR WALL INTERSECTIONS, FASTEN STUDS & WALL BRACING PER KSE BRACED WALL DETAILS.
- BRACED WALL PANELS AND ENGINEERED SHEAR WALLS ARE PROVIDED PER IRC. PANEL LENGTHS SHOWN ON PLANS ARE THE MINIMUM LENGTH REQUIRED.





TWO CONT. 2x TOP PLATES, EXTEND EACH END INTO ADJACENT WALL. NAIL SPLICES WITH 8-16d NAILS PER SPLICE/LAP.

CONT. 2x PLATE WITH 10d NAILS AT 16\"/>

$\frac{3}{4}$ \"/>

WHERE FULL HEIGHT PANEL WIDTH EXCEEDS 16\", PROVIDE ADDITIONAL STUDS AT 16\"/>

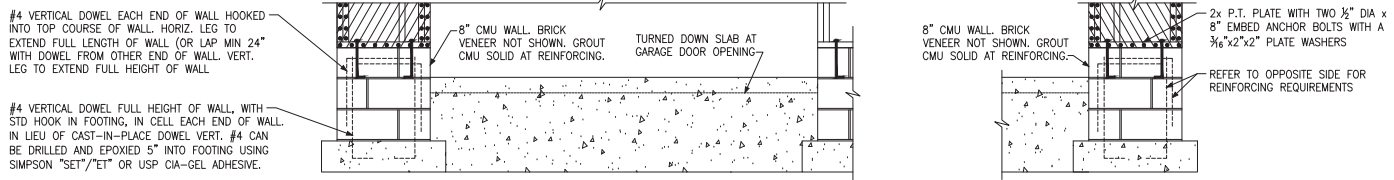
FOR A PANEL SPLICE (IF NEEDED), PANEL EDGES SHALL BE BLOCKED AND OCCUR WITHIN 24\"/>

$\frac{3}{4}$ \"/>

(2)2x STUD MIN. AT START AND END OF WALL SEGMENTS EACH SIDE OF OPENING. SEE PLANS FOR ADDITIONAL STUDS

2x P.T. PLATE WITH TWO $\frac{1}{2}$ \"/>

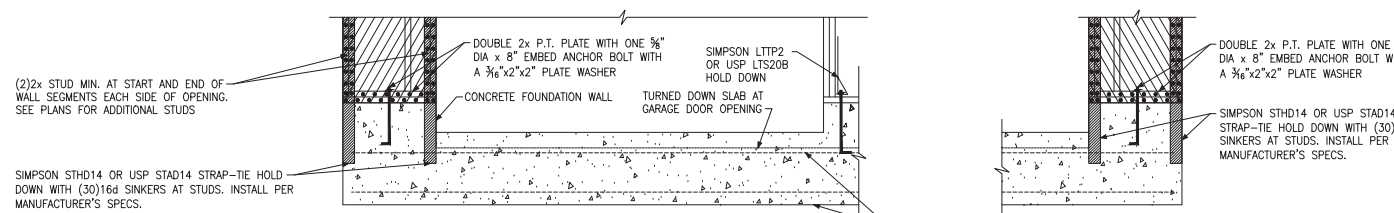
(A) METHOD CS-PF: CONTINUOUS PORTAL FRAME PANEL CONSTRUCTION
MONOLITHIC SLAB OR BASEMENT FOUNDATION



#4 VERTICAL DOWEL EACH END OF WALL HOOKED INTO TOP COURSE OF WALL. HORIZ. LEG TO EXTEND FULL LENGTH OF WALL (OR LAP MIN 24\"/>

#4 VERTICAL DOWEL FULL HEIGHT OF WALL, WITH STD HOOK IN FOOTING, IN CELL EACH END OF WALL. IN LIEU OF CAST-IN-PLACE DOWEL VERT. #4 CAN BE DRILLED AND EPOXIED 5\"/>

(B) METHOD CS-PF: CONTINUOUS PORTAL FRAME PANEL CONSTRUCTION
STEMWALL SLAB OR CRAWL SPACE FOUNDATION



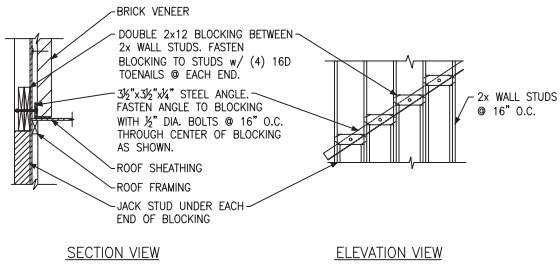
(2)2x STUD MIN. AT START AND END OF WALL SEGMENTS EACH SIDE OF OPENING. SEE PLANS FOR ADDITIONAL STUDS

SIMPSON STD14 OR USP STAD14 STRAP-TIE HOLD DOWN WITH (30)16d SINKERS AT STUDS. INSTALL PER MANUFACTURER'S SPECS.

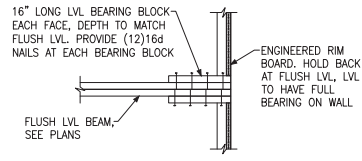
(C) METHOD CS-EPF: ENGINEERED PORTAL FRAME WITH HOLD-DOWNS

CONTINUOUS #4 HIGH AND LOW. PROVIDE MIN 24\"/>

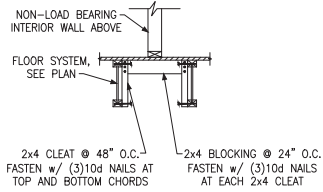




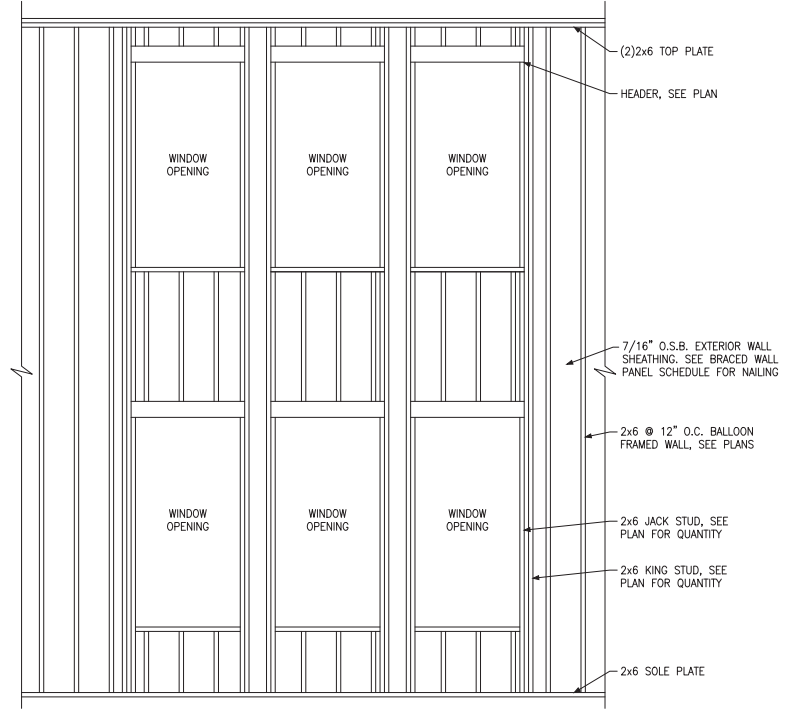
(A) BRICK LEDGER CONNECTION DETAIL



(B) BEARING ENHANCER FLUSH LVL



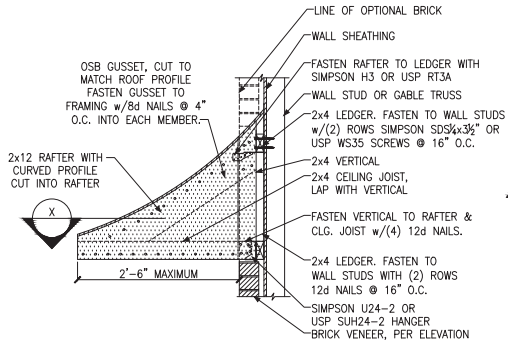
(C) LADDER BLOCKING AS REQUIRED @ PARALLEL WALLS



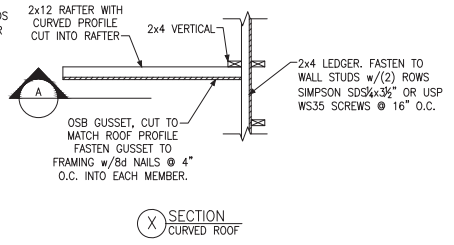
(D) BALLOON FRAMED WALL DETAIL N.T.S.

WALL STUD SIZE, HEIGHT & SPACING SCHEDULE						
STUD SIZE	BEARING WALLS				NONBEARING WALLS	
	LATERALLY UNSUPPORTED STUD HEIGHT	MAXIMUM SPACING WHEN SUPPORTING A ROOF-CEILING ASSEMBLY OR A HABITABLE ATTIC ASSEMBLY, ONLY	MAXIMUM SPACING WHEN SUPPORTING ONE FLOOR, PLUS A ROOF-CEILING ASSEMBLY OR A HABITABLE ATTIC ASSEMBLY	MAXIMUM SPACING WHEN SUPPORTING TWO FLOORS, PLUS A ROOF-CEILING ASSEMBLY OR A HABITABLE ATTIC ASSEMBLY	LATERALLY UNSUPPORTED STUD HEIGHT	MAXIMUM SPACING
2x4	10'-0"	24"	16"	-	14'-0"	24"
2x6	10'-0"	24"	24"	16"	20'-0"	24"

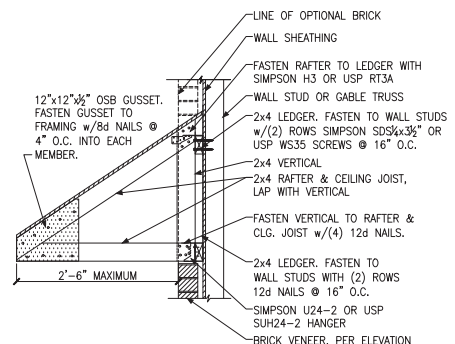




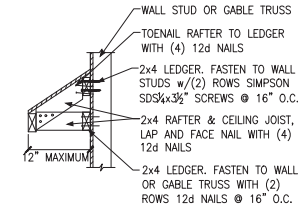
A PENT ROOF DETAIL
CURVED ROOF



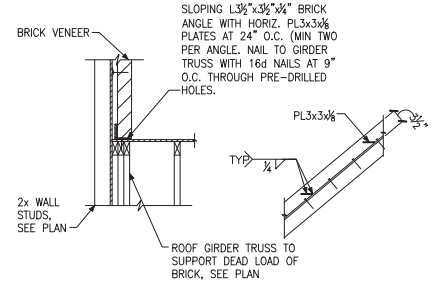
X SECTION
CURVED ROOF



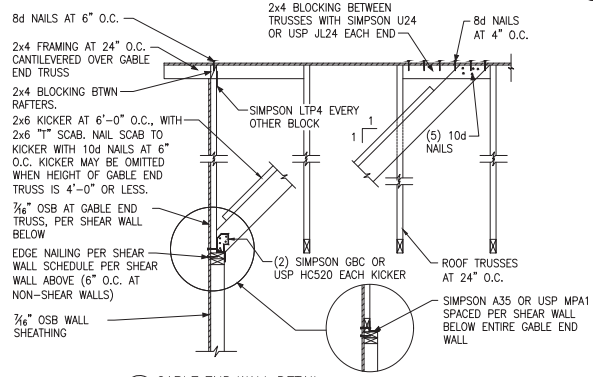
B PENT ROOF DETAIL
STRAIGHT ROOF



C EYEBROW ROOF DETAIL
STRAIGHT ROOF



D TRUSS DETAIL



E GABLE END WALL DETAIL

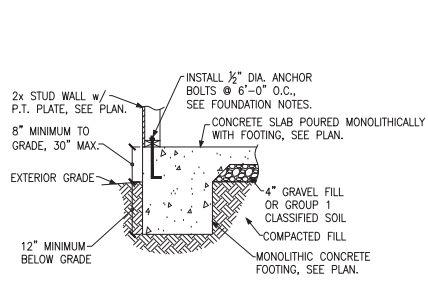


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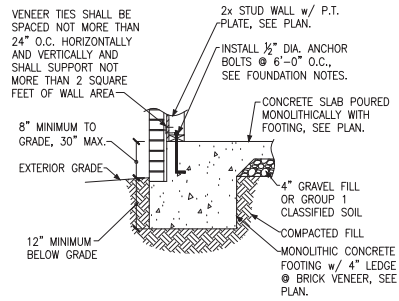
Miscellaneous Framing Details
Serenity, Lot #1037
A611 Welshire Model
115 M.P.H.
Raleigh, North Carolina

Project #: 047-24014
Designed By: LMR
Checked By:
Issue Date: 4/16/25
Re-Issue:
Scale: 1/8"=1'-0" @ 11x17
1/4"=1'-0" @ 22x34

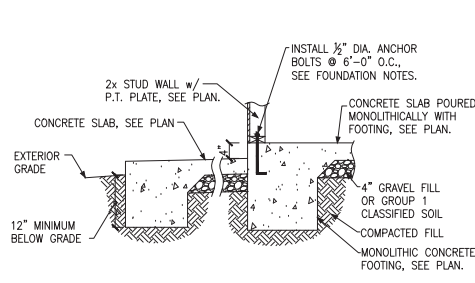




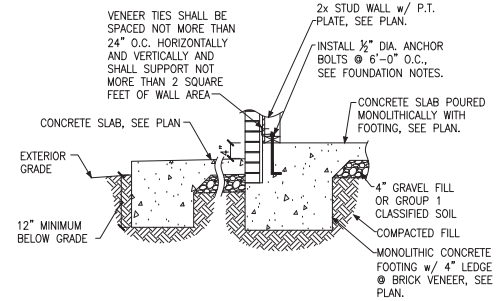
(A) FOUNDATION SECTION
EXTERIOR WALL



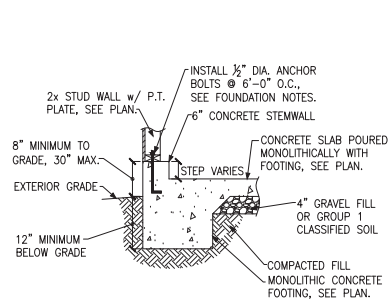
(B) FOUNDATION SECTION
EXTERIOR WALL @ BRICK VENEER



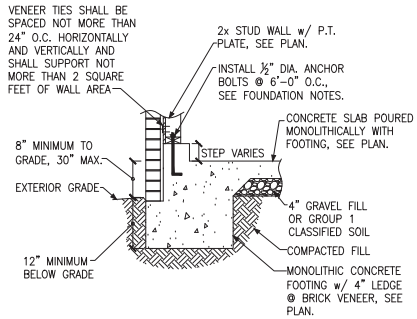
(C) FOUNDATION SECTION
EXTERIOR WALL @ PORCH



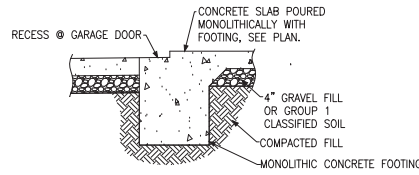
(D) FOUNDATION SECTION
EXTERIOR WALL @ PORCH w/ BRICK VENEER



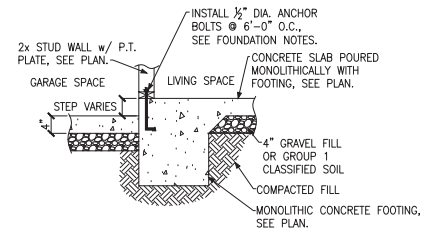
(E) FOUNDATION SECTION
EXTERIOR GARAGE WALL



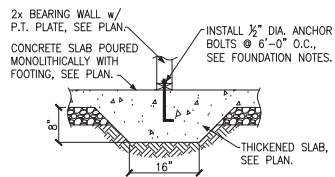
(F) FOUNDATION SECTION
EXTERIOR GARAGE WALL @ BRICK VENEER



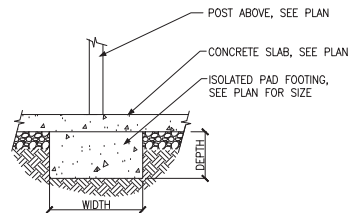
(G) GARAGE DOOR SECTION
GARAGE DOOR



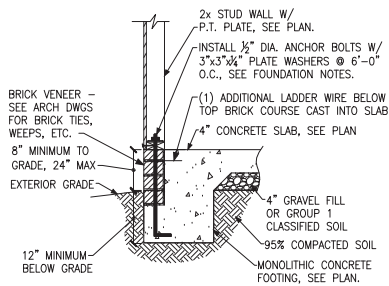
(H) THICKENED SLAB
AT GARAGE



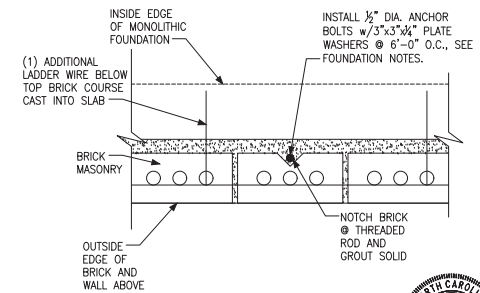
(J) THICKENED SLAB SECTION
INTERIOR BEARING WALL



(K) ISOLATED PAD FOOTING
INTERIOR COLUMN

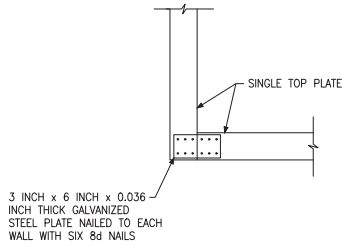


(L) FOUNDATION SECTION
ALTERNATE EXTERIOR WALL

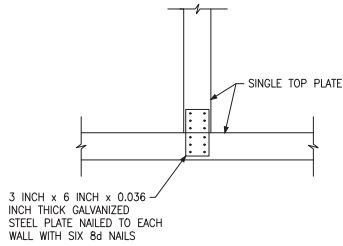


(M) FOUNDATION SECTION
ALTERNATE EXTERIOR WALL

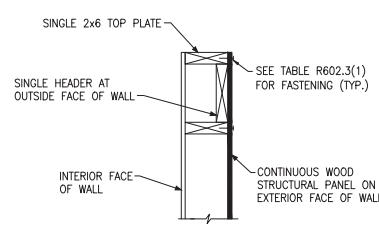




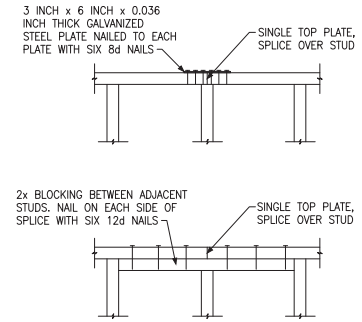
A SINGLE TOP PLATE SPLICE WALL INTERSECTION



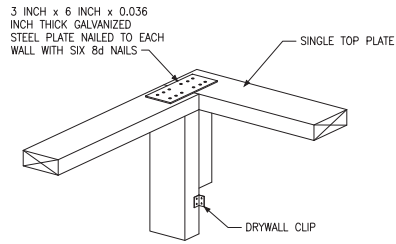
B SINGLE TOP PLATE SPLICE WALL INTERSECTION



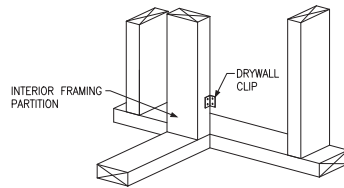
C SINGLE LOAD BEARING HEADER EXTERIOR WALL



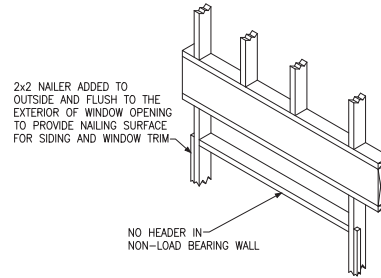
D SINGLE TOP PLATE SPLICE INTERIOR OR EXTERIOR WALL



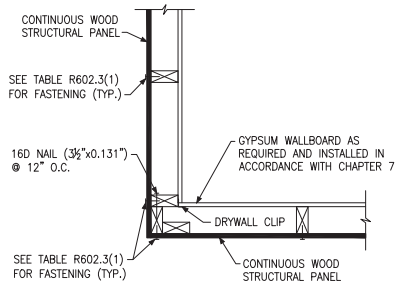
E SINGLE TOP PLATE SPLICE WALL INTERSECTION



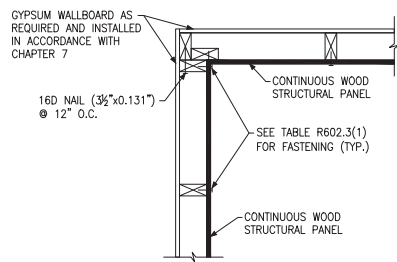
F SINGLE TOP PLATE SPLICE WALL INTERSECTION



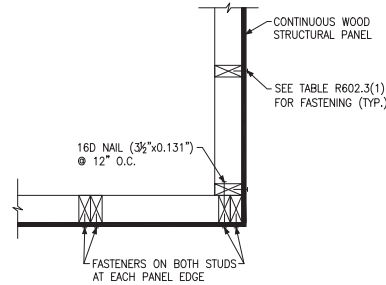
G NON-LOAD BEARING HEADER EXTERIOR WALL



H TYPICAL EXTERIOR CORNER FRAMING OUTSIDE CORNER DETAIL



J TYPICAL EXTERIOR CORNER FRAMING INSIDE CORNER DETAIL



K TYPICAL EXTERIOR CORNER FRAMING GARAGE DOOR CORNER DETAIL

ADVANCED FRAMING NOTES

- 1.) EXTERIOR WALLS TO BE 2x6 S.P.F. STUDS @ 24" O.C. WITH SINGLE TOP PLATE. TOP PLATE TO BE SPLICED PER NC RESIDENTIAL CODE.
- 2.) INTERIOR BEARING WALLS TO BE PER NC RESIDENTIAL CODE.
- 3.) ROOF TRUSSES AND FLOOR JOISTS ARE TO BE STACKED AND CENTERED OVER STUDS WITH A TOLERANCE OF NO MORE THAN 1 INCH. ADDITIONAL STUDS ARE TO BE ADDED WHERE THE ROOF TRUSSES AND FLOOR JOISTS ARE NOT STACKED OVER STUDS WITHIN 1" TOLERANCE.
- 4.) INTERIOR NON-LOAD BEARING WALLS TO BE 2x4 S.P.F. STUDS @ 24" O.C. WITH SINGLE TOP PLATE. TOP PLATE TO BE SPLICED PER NC RESIDENTIAL CODE.
- 5.) LOAD-BEARING HEADERS ARE NOT REQUIRED IN INTERIOR OR EXTERIOR NONBEARING WALLS. A SINGLE FLAT 2x MEMBER MAY BE USED AS A HEADER IN INTERIOR OR EXTERIOR NONBEARING WALLS FOR OPENINGS UP TO 8 FEET IN WIDTH IF THE VERTICAL DISTANCE TO THE PARALLEL NAILING SURFACE IS NOT MORE THAN 24 INCHES. FOR SUCH NONBEARING HEADERS, NO CRIPPLES OR BLOCKING ARE REQUIRED ABOVE THE HEADER.

