ASPEN CREEK ABBREVIATIONS A A PRESSURE TREATED WO H.R. HALF ROUN HWD HARDWOOD (FL R&M RANGE W/MICROWAV LIV LIVING LTL LINTEL LVR LOUVER MAX MAXIMUM DRY DRYER MACHINE TEMP TEMPERED (GLASS U.N.O. UNLESS NOTE OTHERWISE VB VANITY BASE EXTERIOR 0A OVERALL F.F. FINISH FLOOR (LIN OBS OBSCURE (GLA WH WATER HEATER FLR FLOOR(ING FP FIREPLACE OPT OPTIONAL WIC WALK-IN CLOSE FURRED(ING) PEDESTAL (SINK) W/W/O WITH or WITHOUT ROUND FAIL TERPROOF(ING) CIRCUIT INTERRU

GENERAL NOTES

1 - GENERAL BUILDING & DESIGN REQUIREMENTS

1) THE ATTACHED PLANS & SPECIFICATIONS ARE THE SOLE PROPERTY OF TRI POINTE HOMES ANY UNAUTHORIZED USE OF THESE PLANS WITHOUT PRIOR WRITTEN CONSENT OF TRI POINTE HOMES IS STRICTLY

- TRI POINTE HOMES DESIGNS & BUILDS HOUSING AS SET FORTH BY THE FORMAT AND PROVISIONS OF TH INTERNATIONAL RESIDENTAL CODE (IRC), AND THE NATIONAL ELECTRIC CODE (NEC). ANY NON-CONFORMING DOCUMENTS DISCOVERED BY THE CONTRACTOR OR HIS AGENTS SHALL BE CALLED TO THE IMMEDIATE TTENTION OF TRI POINTE HOMES BY CALLING (469)329-0470.
-). THESE PLANS ARE SUBJECT TO MODIFICATIONS TO MEET CODE REQUIREMENTS AND/OR TO FACILITATE MECHANICAL/ ELECTRICAL/ PLUMBING INSTALLATION AND/ OR TO IMPLEMENT DESIGN IMPROVEMENTS. ANY
- INTENTION TO MODIFY THESE PLANS MUST BE APPROVED IN WRITING BY TRI POINTE HOMES
 4) CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AFFECTING CONTRACTOR'S PRODUCTS, INSTALLATIONS, OR FABRICATIONS IN THE FIELD PRIOR TO EXPEDITING THE CONSTRUCTION OF SUCH WORK. FIELD VERIFY ALL DIMENSIONS – DO NOT SCALE DRAWINGS!! CONTRACTOR IS RESPONSIBLE FOR SURVEYING THE PROJECT AND BECOMING FAMILIAR WITH THE EXISTING CONDITIONS AND SCOPE OF WORK INCLUDING BUT NOT LIMITED TO SITE AND SOIL BEARING CONDITIONS.
 5) ERRORS AND OMISSIONS WHICH MAY OCCUR IN THE CONTRACT DOCUMENTS SHALL BE BROUGHT TO THE
- ATTENTION OF THE ARCHITECT, IN WRITING, AND WRITTEN INSTRUCTION SHALL BE OBTAINED PRIOR TO PROCEEDING WITH CONSTRUCTION. THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ANY ERRORS, DISCREPANCIES, OR OMISSIONS FOR WHICH THE CONTRACTOR FAILED TO NOTIFY THE ARCHITECT PRIOR TO

2 - SITE CONSTRUCTION

BACK FILL SHALL BE FREE FROM VEGETATION AND CONSTRUCTION DEBRIS

) BACK FILL SHALL BE PLACED IN LIFTS AND COMPACTED IN SUCH A MANNER AS BACKFILL TO NOT DAM THE FOUNDATION WALLS OR ANY WATERPROOFING/ DAMPPROOFING MATERIALS.

3 - CONCRETE

1) SLOPE ON GARAGE SLAB SHALL BE 1/8" PER FOOT TOWARDS VEHICLE DOOR. SLOPE ON PORCH AND

4 - MASONRY

ALL EXTERIOR BRICK MUST MEET ASTM C-216 FOR "SW" CONDITIONS

2) MASONRY VENEER SHALL BE ATTACHED TO SUPPORTING WALLS w/ CORRUGATED METAL TIES IN ACCORDANCE WITH R703.7.4.1 - I.R.C. OR LOCAL CODE REQUIREMENTS

) WEEPHOLES SHALL BE PROVIDED ALONG THE OUTSIDE WYTHE OF EXTERIOR MASONRY WALLS AT 33" O.C. MAX, SHALL BE A MIN. OF 3/16" IN DIAMETER, AND LOCATED IMMEDIATELY ABOVE THE FLASHING PER 18703.7.6 – LR.C.

5 - METALS

6 - WOOD AND PLASTICS

7 - THERMAL & MOISTURE PROTECTION

FIRE STOPPING AND/ OR DRAFT STOPPING SHALL MEET THE REQUIREMENTS OF IRC R602.8.) ATTIC VENTILATION SHALL BE PROVIDED AT 1/300 to 0F THE AREA OF THE SPACE VENTILATED. CROSS VANILATION WITH HALF OF THE VENTILATED AREA SHALL BE PROVIDED BY ROOF VENTS AND THE OTHER HALF BY SOFFIT VENTS. VENTS SHALL BE PLACED SO AS TO NOT ALLOW INFILTRATION OF RAIN OR SNOW.) PROVIDE APPROVED TILE BACKER DRYWALL FOR ALL SHOWER AND BATH SPACE) PROVIDE ATTIC VENTILATION PER IRC-R806.1

8 - DOORS AND WINDOWS

-) REVIEW ALL WINDOW HDR HEIGHTS PER PLATE HT. AND VERIFY W/ ELEVATIONS AND CORNICE DETAILS TEMPERED GLASS SHALL BE USED IN HAZARDOUS AREAS AS DESCRIBED IN SECTION R308.4 - LR.C.
- FRONT DOOR WIDTH PER IRC-R311.3
- GARAGE DOOR PER IRC-R309.1

FMERGENCY EGRESS SHALL MEET REQUIREMENTS OF SECTION R310 - LR C 2018 - SLEEPING ROOMS HALL HAVE AT LEAST ONE EGRESS OPENING OF NOT LESS THAN 5.7 SF AND A CLEAR OPENING OF NOT IESS THAN 20" WIDE X 24" HIGH AND SHALL NOT BE MORE THAN 44" ABOVE THE FLOOR

15 - MECHANICALS

WOOD BUILT CHIMNEYS AND FIREPLACES SHALL BE INSTALLED PER MANUFACTURER'S INSTRUCTIONS AND RE SUBJECT TO MECHANICAL INSPECTION PER IRC SECTION R1002.1) EXTERIOR AIR INTAKE FOR COMBUSTION AIR PER IRC SECTION AS REQUIRED BY LOCAL MUNICIPALITY

16 - ELECTRICAL

)) CONDUCTORS SHALL BE OF COPPER.

ALL FLECTRICAL INSTALLATION SHALL MEET THE REQUIREMENTS OF THE NATIONAL ELECTRIC CODE (NEC). MATERIAL AND EQUIPMENT SHALL BEAR THE LABEL OF APPROVAL OF THE UNDERWRITERS ABORATORIES, INC.

- ELECTRICAL CONTRACTOR SHALL VERIFY SPACE REQUIRED FOR METER INSTALLATION BEFORE INSTRUCTION AND SHALL NOTIFY GENERAL CONTRACTOR OF ANY DISCREPANCIES.
- VERIFY LOCATION OF ALL RECEPTACLES FOR APPLIANCES WITH MANUFACTURER SPECIFICATIONS. GROUND FAULT INTERRUPTS SHALL BE LOCATED PER THE NEC
- ALL SWITCHES SHALL BE INSTALLED AT 3'-6" ABOVE FINISHED FLOOR TO CENTERLINE OF SWITCH
- VLESS NOTED OTHERWISE) ALL CONVENIENCE OUTLETS SHALL BE INSTALLED W/ CENTERLINE OF OUTLET LOCATED 1'-3" ABOVE
- INISHED FLOOR UNLESS NOTED OTHERWISE
- ALL CONVENIENCE OUTLETS WITH SWITCHES TO BE SWITCH AT TOP ONLY.
- ALL EXTERIOR WALL BRACKET FIXTURES SHALL BE INSTALLED AS NOTED ON PLANS.

 APPROVED SMOKE DETECTORS SHALL BE LOCATED ON EVERY STORY OF THE DWELLING UNIT AS PER IRC CTION R317 (SEE SHEET B1.1 FOR LOCATIONS). WHERE MORE THAN ONE DETECTOR IS REQUIRED THEY SHALL BE INTERCONNECTED. POWER SOURCE SHALL BE BUILDING POWER w/ BATTERY BACKUP.

GENERAL FRAMING SPECS AND CONSTRUCTION NOTES STAIRS:

) THE MAXIMUM RISER HEIGHT SHALL BE 7 3/4 INCHES AND THE MINIMUM TREAD DEPTH SHALL BE 10 CHES IN ACCORDANCE WITH SECTION I.R.C.

HANDRAILS HAVING MINIMUM AND MAXIMUM HEIGHTS OF 34 INCHES AND 38 INCHES SHALL BE OVIDED ON AT LEAST. ONE SIDE OF STAIRWAYS IN ACCORDANCE WITH SECTION R315.1 - I.R.C HANDRAIL AND BALUSTRADE (WHERE PRESENT) SHALL BE CONSTRUCTED. ACCORDING TO IRC. ALL REQUIRED HAND RAILS SHALL BE CONTINUOUS THE FULL LENGTH OF THE STAIRS W/ 2 OR MORE SERS FROM A POINT ABOVE THE THE TOP RISER OF A FLIGHT TO A POINT ABOVE THE LÓWEST RISER OF THE FLIGHT. ENDS SHALL BE RETURNED OR SHALL TERMINATE AT NEWEL POSTS OR SAFETY TERMINALS. ANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NOT LESS THAN 1.5" BETWEEN THE WALL

WALLS:

ALL DIMENSIONS ARE FROM FACE OF STUD TO FACE OF STUD. ALL STUDS ARE 3 1/2" UNLESS NOTED. L DIMENSIONS PRESENTED HERE ARE FRAME. DIMENSIONS ONLY.

I SEPARATION BETWEEN THE RESIDENCE AND THE GARAGE SHALL BE MAINTAINED BY INSTALLATION OF $rac{1}{2}^{n}$ GYPSUM BOARD ON ALL COMMON WALLS. 2-STORY HOMES REQUIRE 5/8" TYPE X GYPSUM BOARD AT CARAGE CEILINGS WHERE HABITABLE ROOMS ARE PRESENT ABOVE.

FLOORS:

STRUCTURAL FLOOR MEMBERS SHALL NOT BE CUT, BORED, OR NOTCHED IN EXCESS OF THE LIMITATIONS ECIFIED IN IRC

) THE ENDS OF EACH JOIST, BEAM, OR GIRDER SHALL HAVE NOT LESS THAN 1.5 INCHES OF BEARING ON WOOD OR METAL AND NOT LESS THAN 3 INCHES ON MASONRY OR CONCRETE OR AS OTHERWISE SPECIFIED

) ALL DIMENSIONAL FLOOR JOISTS TO BE PER ENGINEER STRUCTURAL PLANS.

FRAMING:

ALL FRAMING DIMENSIONS TO FACE OF MEMBER.

L BEARING HEADERS TO BE PER ENGINEERING PLANS. FIRE STOPPING AND / OR DRAFT STOPPING SHALL MEET THE REQUIREMENTS OF IRC R602.8

ROOF

) HIP AND VALLEY RAFTERS SHALL BE SUPPORTED AT RIDGE DOWN TO BEARING PARTITION, CUT FNDS OF AFTERS SHALL BE FULLY SUPPORTED WALL AND RIDGE

) REQUIRED VENTILATION AREAS CALCULATED AT 1/300 RATIO.

SQUARE FOOTAGE

Elevation "A"

(Slab S.F.)		
Slab Area	Sq. Ft	
FIRST FLOOR	2113	
2 BAY GARAGE	472	
PORCH	140	
COVERED OUTDOOR LIVING	180	
Total Slab Area	2905	

(Outside of Frame S.F.)

,	,
A/C Area	Sq. Ft.
FIRST FLOOR	2113
Total A/C Area	2113
Non-A/C Area	Sq. Ft.
2 BAY GARAGE	472
PORCH	140
COVERED OUTDOOR LIVING	180
Total Non-A/C Area	792

(Inside of Frame S.F.)

Total A/C Alea	2070
Total A/C Area	2040
FIRST FLOOR	2040
A/C Area	Sq. Ft.

NOTE: ALL OPTIONAL SQUARE FOOTAGES LISTED ARE INDEPENDENT OF AND IN ADDITION TO BASE SQUARE FOOTAGES

OPTIONS LIST

REAT ROOM FIREPLACE PRIMARY BATH 2
BED 3 WIBATH 3 ILO FLEX
SCREENED OUTDOOR LIMING
GOURMET MITCHEN 1
GREAT ROOM TRAY CEILING
PRIMARY SUITE TRAY CEILING
DOOR TO LAUNDRY FROM P. WIC
BATH 2 SHOWER ILO TUB
LAUNDRY SINK

BUILDING CODE COMPLIANCE

ELECTRICAL PLANS DESIGNED TO MEET OR EXCEED MINIMUM

CONSTRUCTION PLANS DESIGNED TO MEET OR EXCEED

MINIMUM CODE REQUIREMENTS OF 2018 LR (

TABLE OF CONTENTS

SHEET LEGEND			
SHEET NO.	SHEET NO. TYPE OF SHEET/LAYOUT		
"G0.01"	COVER SHEET & GEN. NOTES		
"G0.11"	REVISIONS & SYMBOLS		
"S1.10A"	BASE FOUNDATION PLAN — ELEVATION 'A'		
"A1.10A"	FIRST FLOOR PLAN - ELEVATION 'A'		
"A2.01A"	EXTERIOR ELEVATIONS — 'A'		
"A2.02A"	EXTERIOR ELEVATIONS - 'A'		
"A3.01A"	"A3.01A" ROOF PLAN – ELEVATION 'A'		
"A4.01"	"A4.01" INTERIOR DETAIL SHEET		
	"E1.10A" 1ST FLR. ELECTRICAL PLAN – ELEVATION 'A'		
"E1.11A" 1ST FLR. ELECTRICAL PLAN UPGRADE OPTIONS — ELEVATION 'A'			

Altis at Serenity - Lot 364 - 5921-07 (Aspen Creek) - Elevation

*Gourmet Kitchen 1

*Bed 3 w/ Bath 3 at Flex Space

*Linear Electric Fireplace at Great Room

*Tray Ceiling at Great Room

*Tray Ceiling at Primary Bedroom

*Primary Bath 2 (Shower and Tub)

*Bath 2 Shower ILO Tub w. Vikrell Pan

*Bath 3 Tub w. Tile Walls

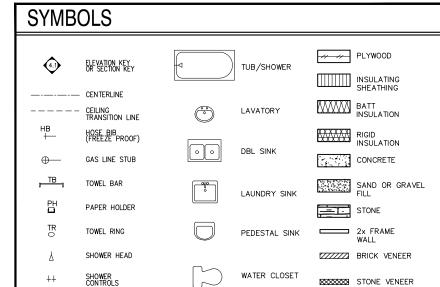
*Standard Screened Covered Outdoor Living w/ Extended Patio

*Two 20/20 windows at Primary

Three 20/20 Windows at Dining

*Sink at Laundry

*Optional Door to Laundry



DointeHOMES

Blvd 5440 Wade Park Blv Suite 400 Raleigh, NC 27607 Business Operation

GENERAL

SERENITY CREEK @ SHADY ALTIS ઝ SHE

SUBDIVISION: ADDRESS:

10-01-24 Issue Date: ACC

5921-07

ASPEN CREEK

G0.01

REVISION INDEX			
REL. #	DESCRIPTION	DATE	DRAWN BY
5921-07	NEW PLAN	10/01/2024	ACC
	ADDED ATTIC PULL-DOWN, REVISED ROD/SHELF IN PRIMARY W.C. ADDED OPTIONS - SCREENED COVERED OUTDOOR LIVING, COURMET KITCHEN	01/26/2025	ACC
	ADDED ATTIC PULL-DOWN, REVISED ROD/SHELF IN PRIMARY WIC, ADDED OPTIONS - SCREENED COVERED OUTDOOR LIVING, GOURMET KITCHEN KITCHEN, ZERO ENTRY SHOWER AT PRIMARY BATH, ADDED TRIM SURROUNDING VENTS AT VARIOUS ELEVATIONS, REVISED BENCH DETAIL, ADDED OPT LAUNDRY CABINETS, ADDED (GLIFTS IN CARROER, ERVESSE LIECT LIJCHTING AND SWITCHES IN PRIMARY BATH, ADDED DISHWASHER ACCESSIBLE DISCONNECT SWITCH AND COUNTER—TOP AIR SWITCH FOR DISPOSAL NOTES	,,	
	ADDED OPI. LAUNDRY CABINETS, ADDED (2) 4-LED LIGHTS IN GARAGE, REVISED ELECT LIGHTING AND SWITCHES IN PRIMARY BATH, ADDED DISHWASHER ACCESSIBLE DISCONNECT SWITCH AND COUNTER-TOP AIR SWITCH FOR DISPOSAL NOTES		
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HOMES

5440 WADE PARK BLVD, SUITE 400, RALEIGH, NG 27607

Business Operations 5440 Wade Park Blvd Suite 400 Raleigh, NC 27607

SUBDIVISIONS & SYMBOLS
SUBDIVISION: ALTIS ® SERENITY
ADDRESS: 93 SHADY CREEK WAY
LOT: 364

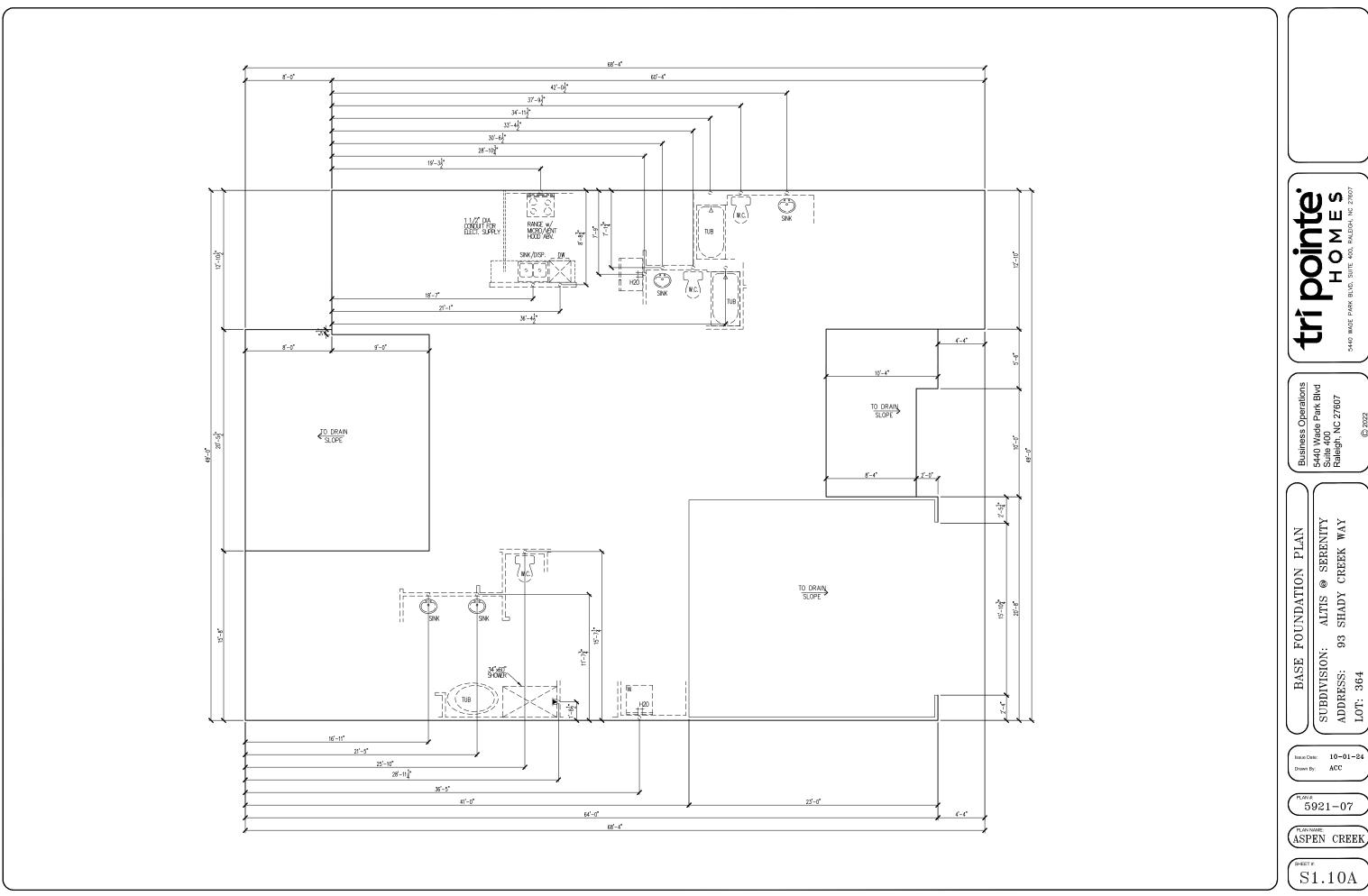
Issue Date: 10-01-24

Drawn By: ACC

PLAN#: 5921-07

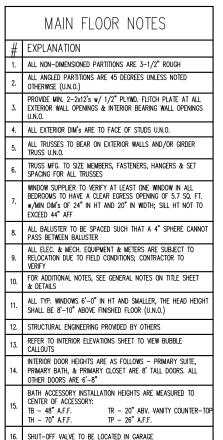
ASPEN CREEK

G0.11



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H O M E \$
5440 WADE PARK BLVD, SUITE 400, RALEIGH, NG 27607

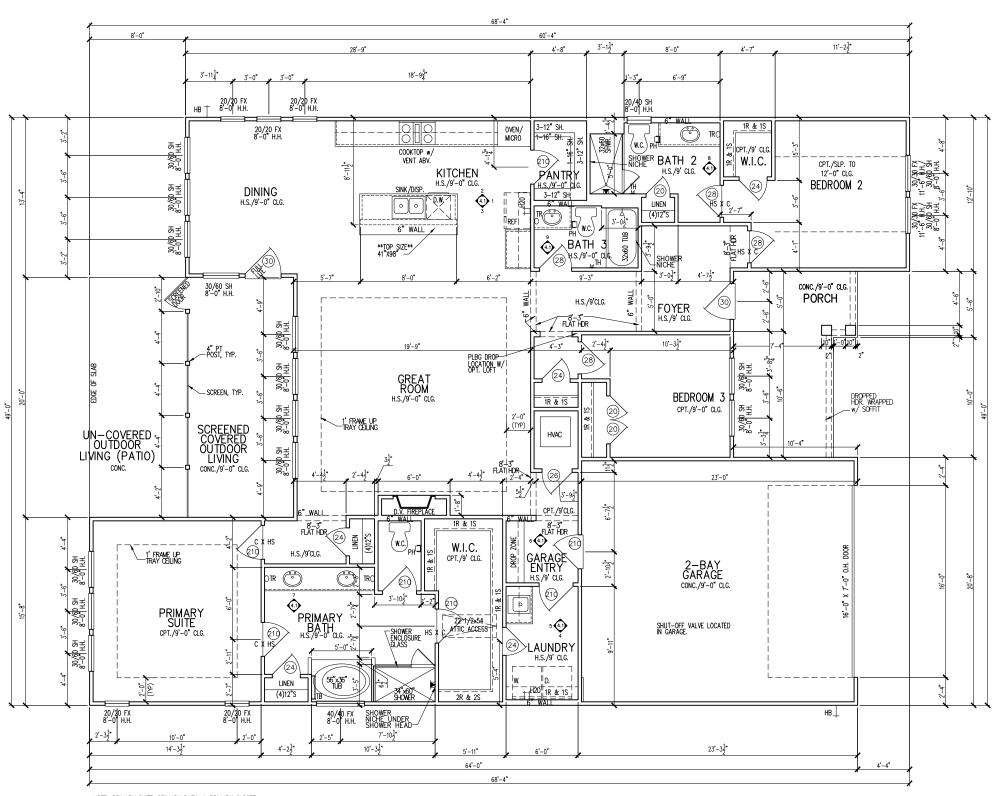


Altis at Serenity - Lot 364 - 5921-07 (Aspen Creek) - Elevation A

- *Gourmet Kitchen 1
- *Bed 3 w/ Bath 3 at Flex Space
- *Linear Electric Fireplace at Great Room
- *Tray Ceiling at Great Room
- *Tray Ceiling at Primary Bedroom
- *Primary Bath 2 (Shower and Tub)
- *Bath 2 Shower ILO Tub w. Vikrell Pan
- *Bath 3 Tub w. Tile Walls
- *Sink at Laundry
- *Optional Door to Laundry
- *Standard Screened Covered Outdoor

Living w/ Extended Patio

- *Two 20/20 windows at Primary
- *Three 20/20 Windows at Dining



NOTE: PRIMARY SUITE, PRIMARY BATH, & PRIMARY CLOSET ARE 8' TALL DOORS. ALL OTHER DOORS ARE 6'-8". ITI pointe.
HOMES

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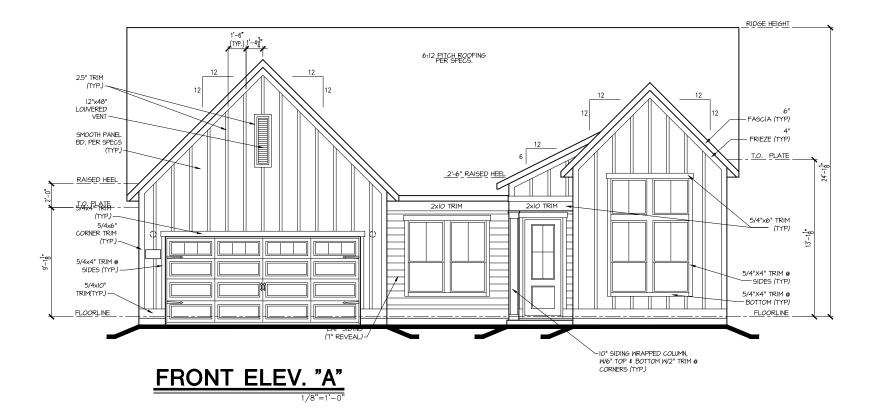
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ADDRESS: 93 SHADY CREEK WAY

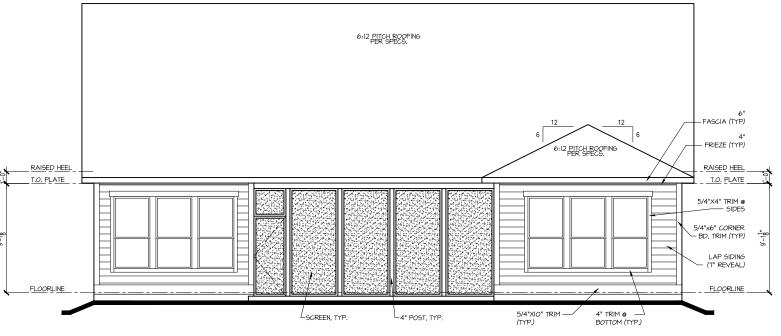
Issue Date: 10-01-24
Drawn By: ACC

PLAN#: 5921-07

ASPEN CREEK

A1.10





COVERED OUTDOOR LIVING ELEVATION

5/4"XIO" TRIM — (TYP.)

4" TRIM @ — BOTTOM (TYP.)

5/4"X4" TRIM @ SIDES

5/4"x6" CORNER BD. TRIM (TYP) -

LAP SIDING (7" REVEAL)

FLOORLINE

REAR ELEV. "A"

Dointe HOMES RR BLYD. SALEIGH, NG 27607

Business Operations 5440 Wade Park Blvd Suite 400 Raleigh, NC 27607

ALTIS @ SERENITY SHADY CREEK WAY EXTERIOR ELEVATIONS

SUBDIVISION:
ADDRESS: 9:
LOT: 364 Issue Date: 10-01-24 Drawn By: ACC

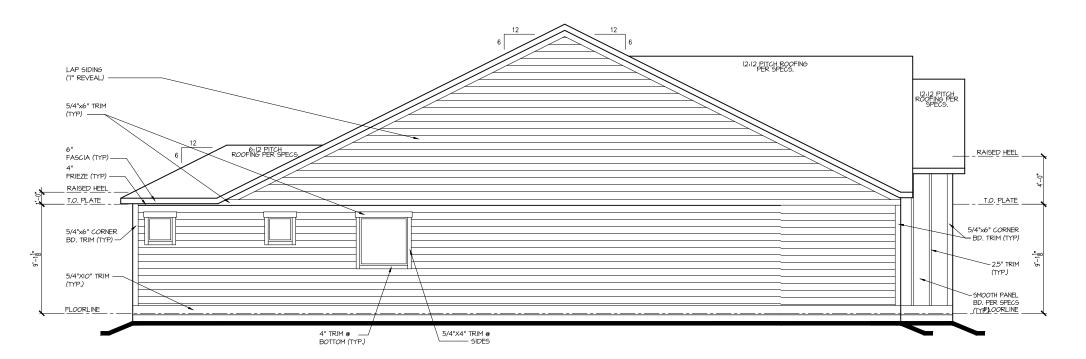
5921-07

ASPEN CREEK

A2.01A

12:12 PITCH ROOFING PER SPECS. LAP SIDING (7" REVEAL) 12:12 PITCH ROOFING PER SPECS. 5/4"x6" TRIM ———— (TYP) 6" FASCIA (TYP, 4" FRIEZE (TYP) T.O. PLATE 6:12 PITCH ROOFING PER SPECS. 4" — FRIEZE (TYP) RAISED HEEL T.O. PLATE T.O. PLATE 5/4"x6" TRIM (TYP) — 5/4"x6" CORNER → BD. TRIM (TYP) 5/4"x6" CORNER BD. TRIM (TYP) -4" TRIM @ ___ BOTTOM (TYP.) 5/4"X4" TRIM @ SIDES

RIGHT ELEV. "A"



LEFT ELEV. "A"

tri pointe.

H O M E S

5440 WADE PARK BLVD, SUITE 400, RALEGH, NC 27807

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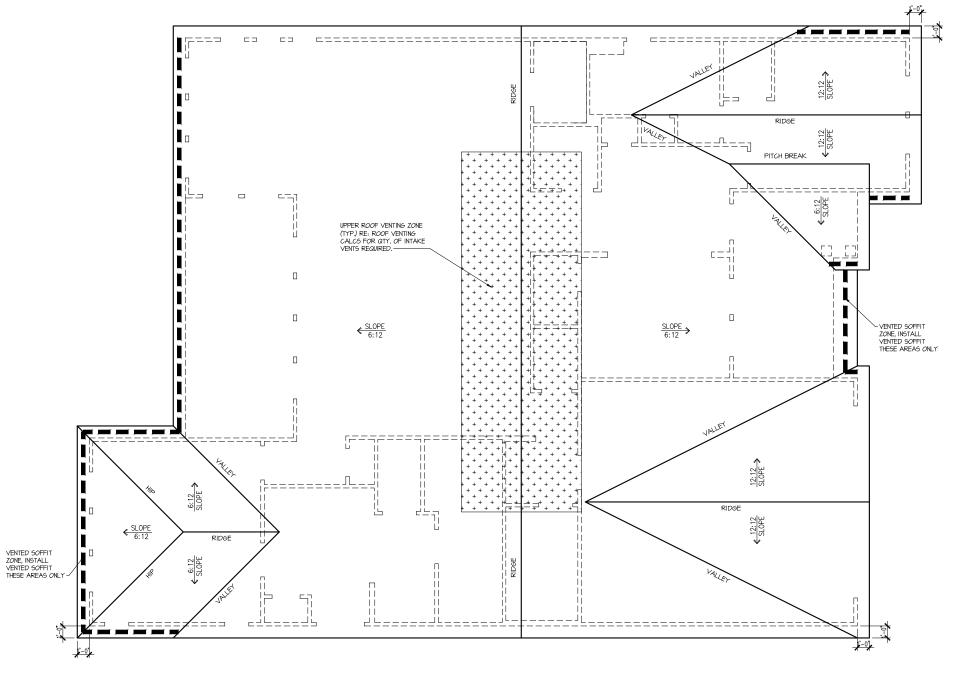
SUBDIVISION: ALTIS ® SERENITY
ADDRESS: 93 SHADY CREEK WAY
LOT: 364

Issue Date: 10-01-24
Drawn By: ACC

5921-07

ASPEN CREEK

A2.02A



Elev. "A" ROOF INFORMATION BASE TOTAL SF ROOF AREA 3156

Attic Venting Calculations

AVAILABLE L.F. ROOF SOFFIT 88 94 QTY VENTS REQ'D AVAILABLE L.F. ROOF RIDGE VENT TYPES
LOWER VENTS
CONTINUOUS SOFFIT VENTING
@ 5 SIL/E
UPPER VENTS
SLANT 150 VENTS @ 150
SIV/ENT
UPPER VENTS
4'
RIDGE VENTS @ 72 SI/VENT 151 LF

NOTE: QTY OF UPPER VENTS SHOWN COVERS 100% OF UPPER VENTING. NO MIXING OF VENT TYPES FOR UPPER VENTING IS FIGURED FOR IN THIS TABLE.

ROOF PLAN 'A'

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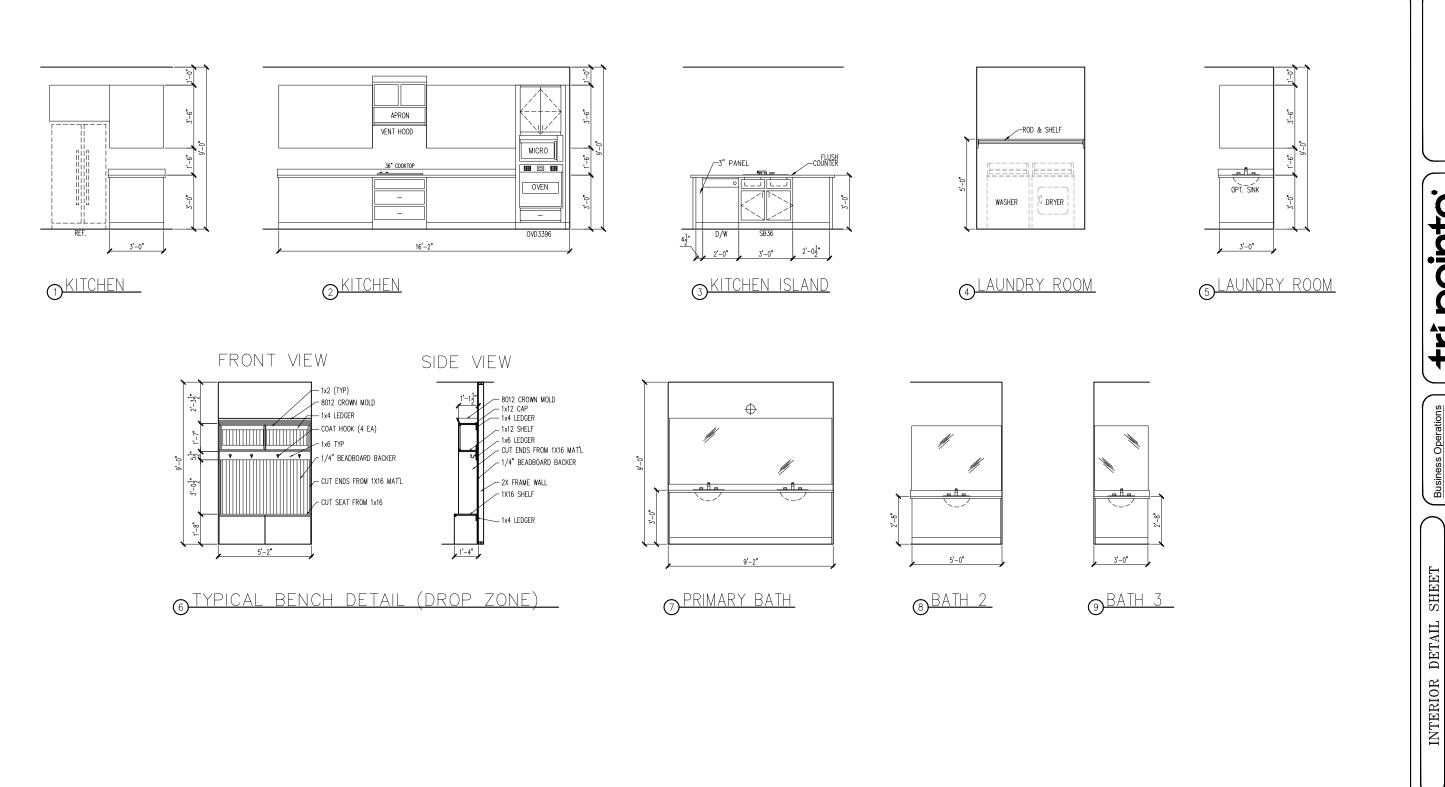
@ SERENITY ALTIS @ SEREN SHADY CREEK ROOF PLAN SUBDIVISION:
ADDRESS: 9:
LOT: 364

Issue Date: 10-01-24 Drawn By: ACC

5921-07

ASPEN CREEK

A3.01A



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HOMES

5440 WADE PARK BLVD, SUITE 400, RALEGH, NG 27607

Business Operations 5440 Wade Park Blvd Suite 400 Raleigh, NC 27607

ALTIS @ SERENITY SHADY CREEK WAY

SUBDIVISION: ADDRESS: 93 S

Issue Date: 10-01-24 Drawn By: ACC

5921-07

ASPEN CREEK

A4.01

ELECTRICAL FIXTURE SCHEDULE DESCRIPTION SYMBOL 110V OUTLET \$220V OUTLET \$220V OUTLET \$220V OUTLET \$220V OUTLET \$220V OUTLET \$220V OUTLET \$320V OUT				
110V OUTLET 220V OUTLET 220V OUTLET 4 220 11/2 HOT OUTLET GFI OUTLET WP GFI OUTLET GARAGE DOOR OPENER OUTLET SECURITY SYSTEM DISHWASHER JUNCTION BOX CEILING MOUNTED LIGHT RECESSED CEILING LIGHT RECESSED WATER PROOF LIGHT WALL MOUNTED LIGHT WALL MOUNTED PUSH BUTTON TWO WAY SWITCH EXHAUST VENTS LOW VOLTAGE PANEL PHONE OUTLET TV OUTLET DATA & ROG COMBO BOX SMOKE DETECTOR CARBON MONOXIDE SMOKE DOOR CHIMES ELECTRICAL PANEL SUFFACE WOUTER LIGHT SOFFIT MOUNT FLOOD LIGHT SOFFIT MOUNT FLOOD LIGHT UNDER COUNTER LIGHT SOFFIT MOUNT FLOOD LIGHT UNDER COUNTER LIGHT SOFFIT MOUNT FLOOD LIGHT UNDER COUNTER LIGHT \$\frac{\partition{1}{2}}{2}}{2}\$ \$\frac{\partition{1}{2}}{2}}\$ \$\frac{\partition{1}{2}}{2}}{2}\$ \$\frac{\partition{1}{2}}{2}}\$	ELECTRICAL FIXTURE SCHEDULE			
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GARAGE DOOR OPENER GARAGE DOOR OPENER SECURITY SYSTEM DISHWASHER JUNCTION BOX CEILING MOUNTED LIGHT RECESSED CEILING LIGHT RECESSED CEILING LIGHT WALL MOUNTED LIGHT WALL MOUNTED LIGHT WALL MOUNTED PUSH BUTTON TWO WAY SWITCH FOUR WAY SWITCH EXHAUST VENTS LOW VOLTAGE PANEL PHONE OUTLET TWO UNLET DATA & RG6 COMBO BOX SMOKE DETECTOR CARBON MONOXIDE SMOKE DOOR CHIMES ELECTRICAL PANEL SUFFACE MOUNT FLOOD LIGHT UNDER COUNTER LIGHT SOFFIT MOUNT FLOOD LIGHT UNDER COUNTER LIGHTING PSEC SYS DW BROWDE BR	GFI OUTLET	% GFI		
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EXTERIOR WALL MOUNT UPLIGHT SOFFIT MOUNT FLOOD LIGHT UNDER COUNTER LIGHTING COUNTER LIGHTING	ELECTRICAL PANEL	EP EP		
SOFFIT MOUNT FLOOD LIGHT \$\frac{\partial}{2}\tag{\partial}\$\$ UNDER COUNTER LIGHTING \$\frac{\partial}{2}\tag{\partial}\$\$\$		•		
SOFFIT MOUNT FLOOD LIGHT \$\frac{\partial}{2}\tag{\partial}\$\$ UNDER COUNTER LIGHTING \$\frac{\partial}{2}\tag{\partial}\$\$\$	EXTERIOR WALL MOUNT UPLIGHT	8		
CHEEK COCKIEK EIGHTING		€\$P		
SMURF TUBE	UNDER COUNTER LIGHTING	-coo-UCL		
	SMURF TUBE			

ELECTRICAL NOTES:

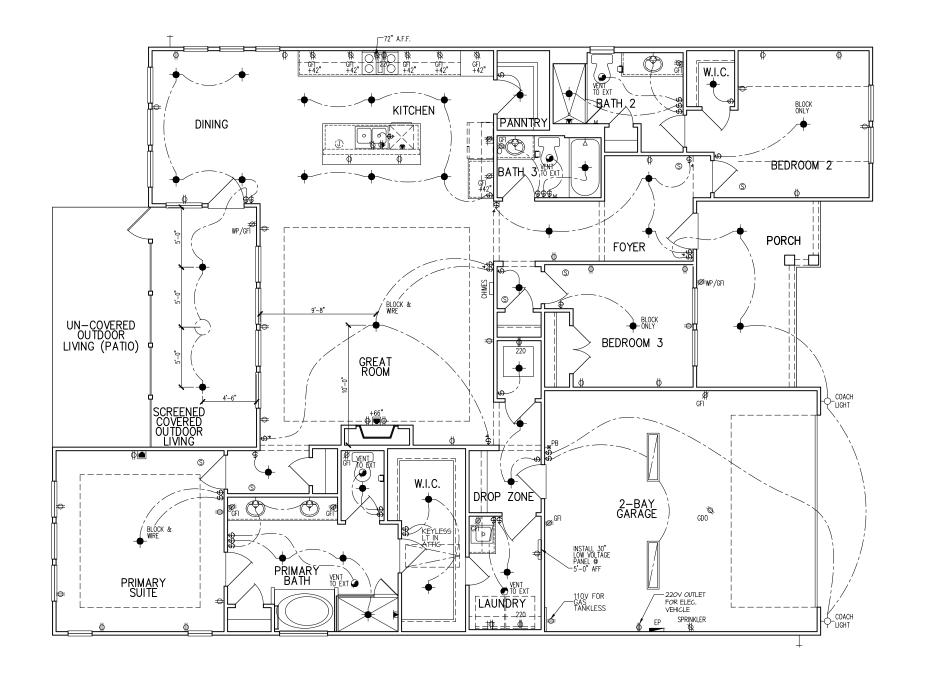
- PROVIDE AND INSTALL LOCALLY CERTIFIED SMOKE AND CARBON MONOXIDE DETECTIORS REQUIRED BY NATIONAL FIRE PROTECTIORS ASSOCIATION (NFPA) AND MEETING THE REQUIREMENTS OF ALL GOVERNING CODES

 PROVIDE AND INSTALL GROUND FAULT CIRCUIT—INTERRUPTERS (SFI) AS REQUIRED BY NATIONAL ELECTRIC CODE (NEC) AND MEETING THE REQUIREMENTS OF ALL GOVERNING CODES.

 ELECTRICAL CONTRACTOR TO PROVIDE REQUIRED DIRECT HOOK—UPS/CUTOFFS.
 HVAC CONTRACTOR TO VERIFY THERMOSTAT LOCATIONS.
 ALL ELECTRICAL AND MECHANICAL EQUIPMENT (I.E. FURNACES, A/C UNITS, ELECTRICAL PANELS, SANITARY SUMP PITS, DRAIN TILE SUMP, AND WATER HEATERS) ARE SUBJECT TO RELOCATION DUE TO FIFID CONDITIONS

WATER HEATERS) ARE SUBJECT TO RELOCATION DUE TO FIFLD CONDITIONS.
ELECTRICAL DEVICES: ABOVE FINISHED FLOOR:
SWITCHES OVER COUNTER
WALL OUTLETS OVER COUNTER
+42" TO BOTTOM OF HORIZONTAL OUTLET(TYP. @ COUNTER)
REMAINING SWITCHES
WALL OUTLETS
BATH VANITY BRACKET OUTLET 1,2 (1" ABOVE TOP OF VANITY)
WATER SOFTENER AND SUMP OUTLETS 48" TO CL
EXTERIOR GFI OUTLETS
GARAGE GFI (ABOVE GARAGE FLOOR) 48" TO CL
FRONT DOOR COACH LIGHT
GARAGE DOOR COACH LIGHT, (ABOVE GARAGE FLOOR)
THERMOSTAT
DOORBELL CHIMES
DOORBELL BUTTON DR .HANDLE
KITCHEN HOOD FAN "WHIP"
KITCHEN WALL HUNG MICROWAVE OUTLET 72" TO CL
KITCHEN DISHWASHER RECEPTACLE UNDER SINK
KITCHEN RANGE
KITCHEN REFRIGERATOR
WASHER/DRYER OUTLET
OL OCUTED LINE

CL = CENTER LINE 1 = FIELD VERIFY 2 = MASTER BATH STANDARD 30" HIGH VANITY TO BE RAISED 4"



Dointe HOMES RR BLD. SUITE 400, FALEIGH, NG 27607

Business Operations 5440 Wade Park Blvd Suite 400 Raleigh, NC 27607

ELECTRICAL PLAN @ SERENITY CREEK WAY @ ALTIS (SHADY 1st FLOOR SUBDIVISION:
ADDRESS: 95
LOT: 364

Issue Date: 10-01-24 ACC

5921-07

ASPEN CREEK

E1.10A

ELECTRICAL FIXTURE SCHEDULE			
DESCRIPTION	SYMBOL		
110V OUTLET	ф		
220V OUTLET	Ф 220		
1/2 HOT OUTLET	•		
GFI OUTLET	∜ GFI		
WP GFI OUTLET	₩P/GFI		
GARAGE DOOR OPENER OUTLET	Ø GDO		
SECURITY SYSTEM	∯SEC SYS		
DISHWASHER	⊕ DW		
JUNCTION BOX	0		
CEILING MOUNTED LIGHT	-		
CEILING FAN w/ LIGHT KIT	BROVIDE		
RECESSED CEILING LIGHT	Ø		
RECESSED WATER PROOF LIGHT	™ Mb		
WALL MOUNTED LIGHT	9		
WALL MOUNTED PUSH BUTTON	b PB		
TWO WAY SWITCH	\$		
THREE WAY SWITCH	³\$		
FOUR WAY SWITCH	⁴ \$		
DIMMER SWITCH	\$ ^{DIM}		
EXHAUST VENTS	S VENT TO EXT		
LOW VOLTAGE PANEL			
PHONE OUTLET	⊜ PH		
TV OUTLET	⊚ TV		
DATA & RG6 COMBO BOX			
SMOKE DETECTOR	<u>(S</u>)		
CARBON MONOXIDE SMOKE DETECTOR COMBO	⊚ CM/SD		
DOOR CHIMES	CHIMES		
ELECTRICAL PANEL	EP EP		
SURFACE MOUNT LED	•		
EXTERIOR WALL MOUNT UPLIGHT	8		
SOFFIT MOUNT FLOOD LIGHT	442		
UNDER COUNTER LIGHTING	-co UCL		
SMURF TUBE			

ELECTRICAL NOTES:

- 1. PROVIDE AND INSTALL LOCALLY CERTIFIED SMOKE AND CARBON MONOXIDE DETECTORS AS REQUIRED BY NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) AND MEETING THE REQUIREMENTS OF ALL GOVERNING CODES 2. PROVIDE AND INSTALL GROUND FAULT ORCULT—INTERRUPTERS (GF) AS REQUIRED BY NATIONAL ELECTRIC CODE (NEC) AND MEETING THE REQUIREMENTS OF ALL GOVERNING CODES.

 3. ELECTRICAL CONTRACTOR TO PROVIDE REQUIRED DIRECT HOOK—UPS/CUTOFFS.

 4. HVAC CONTRACTOR TO VERIFY THERMOSTAT LOCATIONS.

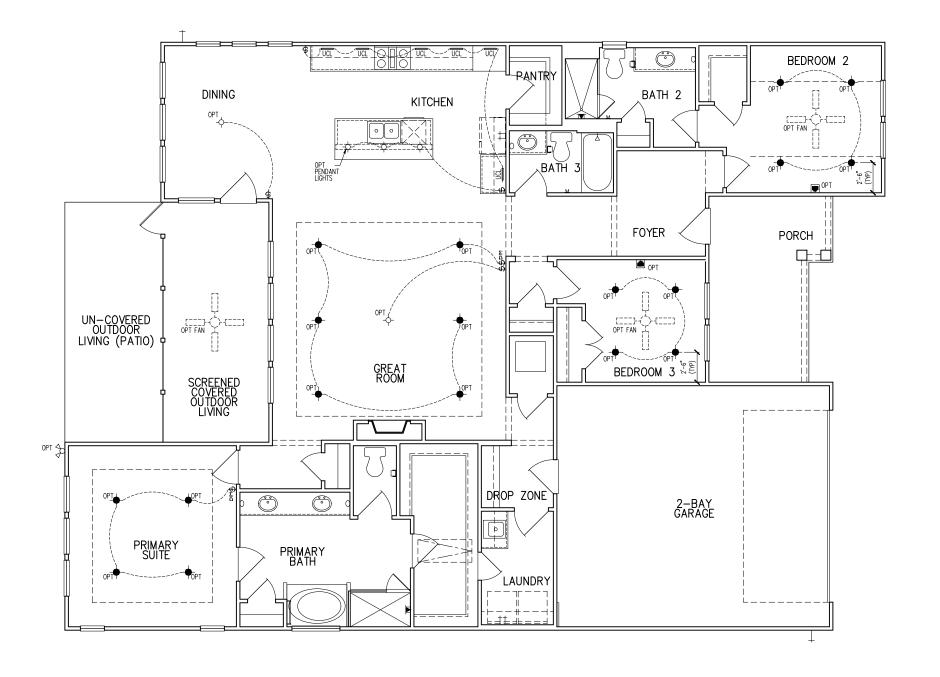
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Dointe HOMES RR BLVD. SUITE 400. RALEGH, NG 27607

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OPITONS © SERENITY 1st FLOOR ELEC. PLAN ALTIS @ 93 SUBDIVISION:
ADDRESS: 93
LOT: 364

Issue Date: 10-01-24 ACC

5921-07

ASPEN CREEK

E1.11A

GENERAL STRUCTURAL NOTES

FLOOR FRAMING

- I IOISTS/TRUSSES SHALL BE DESIGNED BY MANUE TO MEET OR EXCEED L/480 LIVE LOAD DEFLECTION CRITERIA. (EXCLUDES STONE/MARBLE OR WET BED CONSTRUCTED FLOORS - CONTACT M&K FOR EXCLUDED FLOOR DESIGNS)
- PER THE GUIDELINES OF THE TILE COUNCIL OF NORTH AMERICA (TCNA HANDBOOK), IT SHALL BE THE FLOOR FINISH INSTALLER'S RESPONSIBILITY TO VERIEY THAT THE FINISHES TO BE INSTALLED. MATCH THE DESIGN CRITERIA NOTED ABOVE (UNDER "DESIGN LOADS")
- FLOOR SYSTEMS & SHEATHING HAVE BEEN DESIGNED TO SUPPORT ADDITIONAL DEAD LOAD FROM CERAMIC TILE (EXCLUDING MARBLE OR STONE). HOWEVER, IT SHALL BE THE FLOOR FINISH INSTALLER'S RESPONSIBILITY TO PROVIDE PROPER UNDERLAYMENT, UNCOUPLING MEMBRANE AND MORTAR/GROUT PER THE ASSEMBLY DESIGNATIONS IN THE TONA HANDBOOK (TILE COUNCIL OF NORTH AMERICA).
- AT I-JOIST FLOORS, PROVIDE I 1/8" MIN. OSB RIM BOARD.
- METAL HANGERS SHALL BE SPECIFIED BY MANUFACTURER, U.N.O.
- I-JOIST/TRUSS SHOP DWGS. SHALL BE SUBMITTED TO ARCH. & ENG. FOR REVIEW AND APPROVAL PRIOR TO FABRICATION OR DELIVERY
- FLOOR SHEATHING SHALL BE 23/32" A.P.A. RATED 'STURD-I-FLOOR' 24" O.C. EXPOSURE I (OR APPROVED EQUAL) WITH TONGUE AND GROOVE EDGES. FASTEN TO FRAMING MEMBERS W GLUE AND
- 2 ½" × 0.131" NAILS @ 6"o.c. @ PANEL EDGES & @ 12"o.c. FIELD.
- 2 3 × 0.120 NAILS @ 4" O.C. @ PANEL EDGES \$ @ 8" O.C. FIELD. - 2 3" × 0.113" NAILS @ 3" O.C. @ PANEL EDGES & @ 6" O.C. IN FIELD

ROOF FRAMING

- ROOF SHEATHING SHALL BE 1/16" A.P.A. RATED SHEATHING 24/16 EXPOSURE I (OR APPROVED EQUAL). FASTEN TO FRAMING MEMBERS
- W/ 2 ½" × 0.131" NAILS @ 6"o.c. @ PANEL EDGES & @ 12" O.C. FIELD.
- · w/ 2 🖁 × 0.120" NAILS 🥑 4"o.c. 💇 PANEL EDGES 🕏 🗗 O.C. FIELD. - w/ 2 🐉 × 0.113" NAILS @ 3"o.c. @ PANEL EDGES & @ 6" O.C. FIELD
- WITHIN 48" OF ALL ROOF FDGES RIDGES & HIPS FASTEN ROOF SHEATHING FIELDS PER EDGE NAILING SPEC
- EASTEN EACH ROOF TRUSS TO TOP PLATE W/ SIMPSON H25T CLIP (OR APPROVED EQUAL) @ ALL BEARING POINTS. PROVIDE (2) H2.51 CLIPS AT 2-PLY GIRDER TRUSSES, (3) H2.5T CLIPS AT 3-PLY GIRDER TRUSSES & ROOF BEAMS - AT ALL BEARING POINTS.
- METAL HANGERS SHALL BE SPECIFIED BY THE MANUFACTURER, U.N.O.
- ROOF TRUSS SHOP DWGS SHALL BE SUBMITTED TO ARCH & ENG. FOR REVIEW AND APPROVAL PRIOR TO FABRICATION OR DELIVERY
- ERECT AND INSTALL ROOF TRUSSES PER WTCA & TPI'S BCSI I "GUIDE TO GOOD PRACTICE FOR HANDLING, INSTALLING & BRACING
- OF METAL PLATE CONNECTED WOOD TRUSSES. SUPPORT SHORT SPAN ROOF TRUSSES W/2x4 LEDGER FASTENED TO

FRAMING w/(2) 3" x 0.120" NAILS @ 16" O.C. (UP TO 7' SPAN).

CONNECTION SPECIFICATIONS (TYP. U.N.O.)

DESCRIPTION OF BLDG. ELEMENT	3"x0.131" NAILS	3"x0.120" NAIL5
JOIST TO SOLE PLATE	(3) TOENAILS	(3) TOENAILS*
SOLE PL. TO JOIST/RIM OR BLK'G	NAILS @ 4" o.c.	NAILS @ 4" o.c.
STUD TO PLATE	(4) TOENAILS/ (3)END NAILS	(4) TOENAILS/ (4)END NAILS*
RIM TO TOP PLATE	TOENAILS @ 6" o.c.	TOENAILS @ 4" o.c.*
BLK'G. BTWN. JOISTS TO TOP PL.	(3) TOENAILS EA. END	(3) TOENAILS EA. END*
DOUBLE STUD	NAILS @ 16" o.c.	NAILS @ 16" O.C.
DOUBLE TOP PLATE	NAILS @ 12" o.c.	NAILS @ 8" o.c.
DOUBLE TOP PLATE LAP SPLICE	(12) NAILS IN LAPPED AREA (24" MIN.)	(15) NAILS IN LAPPED AREA (24" MIN.)
TOP PLATE LAP @ CORNERS & INTERSECTING WALLS	(3) NAILS	(3) NAILS
RAFTER/TRUSS TO TOP PLATE	(4) TOENAILS +	(4) TOENAILS +
	(I) SIMPSON H2.5T	(I) SIMPSON H2.5T
GAB. END TRUSS TO DBL. TOP PL.	TOENAILS @ 8" o.c.	TOENAILS @ 6" o.c.
R.T. w/ HEEL HT. 9 1/4" TO 12"	2xI0 BLK EVERY 3RD BAY FASTENED TO DBL. TOP PLATE W/ TOENAILS @ 6" O.C.	2xI0 BLK EVERY 3RD BAY FASTENED TO DBL. TOP PLATE W/ TOENAILS @ 4" O.C.
R.T. w/ HEEL HT. I2" TO I6"	2xI2 BLK EVERY 3RD BAY FASTENED TO DBL. TOP PLATE W/ TOENAILS @ 6" O.C.	2xI2 BLK EVERY 3RD BAY FASTENED TO DBL. TOP PLATE W/ TOENAILS @ 4" O.C.
R.T. w/ HEEL HT. UP TO 24"	LAP WALL SHTG. W/ DBL. TOP PL. \$ INSTALL ON TRUSS VERT FASTEN W/ NAILS @ 6" O.C.	LAP WALL SHTG. W/ DBL. TOP PL. \$ INSTALL ON TRUSS VERT FASTEN W/ NAILS @ 6" O.C.*
R.T. w/ HEEL HT. 24" TO 48"	LAP WALL SHTG. W/ DBL. TOP PL. & INSTALL ON TRUSS VERT FASTEN W/ NAILS @ 6" O.C. PROVIDE 2x BLK @ EA. BAY AT TOP OF HEEL	LAP WALL SHTG, W DBL. TOP PL. \$ INSTALL ON TRIES VERT FASTEN W NAILS @ 6" O.C. PROVIDE 2X BLK @ EA. BAY AT TOP OF HEEL*
WALL TO FOUNDATION	WALL SHTG. LAP W/ SILL PL. \$ FASTENED PER SHEAR WALL FASTENING SPEC.	
* 2½%0.113 IS AN ACCEPTABLE ALTERNATIVE TO A 3"X0.120", SAME SPACING OR NUMBER OF NAILS. (ONLY ACCEPTABLE WHERE * ARE SHOWN)		

GENERAL STRUCTURAL NOTES

DESIGN LOADING

- DESIGN IS BASED ON 2018 NORTH CAROLINA STATE BUILDING CODE RESIDENTIAL CODE.
- WOOD FRAME ENGINEERING IS BASED ON NDS, "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION" - LATEST EDITION
- DESIGN LOADS

SNOW = 15 PSF (12 PSF GROUND SNOW, TRUSSES) ROOF LIVE = 20 PSF (REDUCIBLE BASED ON ROOF PITCH) DEAD = 7 PSE T.C., IO PSE B.C.

LOAD DURATION FACTOR = 125

DEAD = 10 PSF (I-JOISTS), 15 PSF (FLOOR TRUSSES) ADD'L TO PSE @ CERAMIC TILE IN KITCHEN. JUNROOMS, BATHS, FOYER, LAUND. & MUDRM

2,000 PSF ASSUMED ALLOWABLE BEARING PRESSURE (TO BE VERIFIED BY BUILDER)

LIVE = 40 PSE (30 PSE @ SLEEPING AREAS)

115 MPH, EXPOSURE B

GENERAL FRAMING

- ALL TYP, NAIL FASTENER REQUIREMENTS ARE NOTED IN STANDARD CONNECTIONS TABLE (IRC TABLE R602.3(1)) OR ON PLANS. ALL NAILS SPECIFIED ARE MIN DIAMETER AND LENGTH REQUIRED FOR CONNECTION. ALL HANGER NAILS SHALL BE INSTALLED PER MANUFACTURER'S REQUIREMENTS FOR MAX CHARTED CAPACITY NOTE: HANGERS USE COMMON NAIL DIAMETERS NOT TYPICAL FRAMING GUN NAILS.
- EXT & INT BEARING WALLS SHALL BE 2x4 OR 2x6 (AS SHOWN ON PLANS) @ 16" O.C. SPF/SP #2 GRADE LUMBER, OR BETTER, U.N.O.. · WALLS OVER 12' TALL SHALL BE PER PLAN.
- ALL INTERIOR BEARING WALLS ARE ASSUMED TO BE SHEATHED W/ GYP WALL BOARD (ONE SIDE MIN.) OR PROVIDE MID HT. BLOCKING
- ALL HEADERS, BEAMS & OTHER STRUCTURAL MEMBERS SHALL BE SPRIKE-PINE-FIR #2 (SPE) OR SOUTHERN PINE #2 (SP) LIMBER OR BETTER, SUPPORT ALL HEADERS/ BEAMS W/ (1)2x JACK STUD & (1)2x KING STUD MINIMUM
- THE NUMBER OF STUDS SPECIFIED AT A SUPPORT INDICATES THE NUMBER OF JACK STUDS REQUIRED, U.N.O.,
- ALL NON-BEARING INTERIOR STUD WALLS SHALL BE CONSTRUCTED WITH 2x 'STUD' GRADE MEMBERS SPACED @ 24" O.C. (MAX., U.N.O.)

 • HEADERS IN NON-LOAD BEARING WALLS SHALL BE: (1)2x4/6 FLAT @ OPENINGS UP TO 4', (2)2x4/6 FLAT UP TO 8'.
- ALL FRAMING LUMBER SHALL BE DRIED TO 15% MC (KD-15).
- ENGINEERED LUMBER BEAMS TO MEET OR EXCEED THE FOLLOWING: • 'LVL' - Fb=2600 psi; Fv=285 psi; E=2.0x10^6 psi
- ENGINEERED LUMBER POSTS TO MEET OR EXCEED THE FOLLOWING 'LVL' - Fb=2400 psi; FcII=2500 psi; E=I.8xI0^6 psi
- FOR 2 & 3 PLY BEAMS OF EQUAL 134" MAX. WIDTH, FASTEN PLIES TOGETHER WITH 3 ROWS OF 3"X0.120" NAILS @ 8" O/C OR 2 ROWS 18"x3K" SIMPSON SDS SCREWS (OR 3K" TRUSSI OK SCREWS) @ 16" USE A MINIMUM OF 4 ROWS FOR BEAM DEPTHS OF 14" OR GREATER. APPLY FASTENING AT BOTH FACES FOR 3-PLY CONDITION. LOCATE TOP & BOTTOM NAILS/SCREWS 2" FROM EDGE. SOLID 3 1/2" OR 5 1/2" BEAMS ARE ACCEPTABLE USE 2 ROWS OF NAILS FOR 2x6 \$ 2x8 MEMBERS
- FOR 4 PLY BEAMS OF EQUAL 13/4" MAX, WIDTH, FASTEN PLIES TOGETHER WITH 3 ROWS OF K"X6" SIMPSON SDS SCREWS (OR 6 3/1) TRUSSLOK SCREWS) @ 16" O/C. USE A MINIMUM OF 4 ROWS FOR BEAM DEPTHS OF 14" OR GREATER, APPLY FASTENING AT BOTH FACES (ONE SIDE ONLY FOR TRUSSLOK SCREWS). LOCATE TOP ANI BOTTOM SCREWS 2" FROM EDGE A SOLID 7" BEAM IS ACCEPTABLE
- PROVIDE SOLID BLOCKING IN FLOOR SYSTEM UNDER ALL POSTS CONTINUOUS TO FND./BEARING. BLOCKING TO MATCH POST ABOVE.
- ALL EXTERIOR 4x4 WOOD POSTS SHALL HAVE SIMPSON BCS2-2/4
- CORROSION NOTES:
- BUILDER RESPONSIBLE TO DETERMINE CORROSION-RESISTANCE REQUIREMENTS AND COMPATIBILITY OF HARDWARE FASTENERS AND CONNECTORS FOR ENVIRONMENTAL EXPOSURE AND IN CONTACT W/ PRESERVATIVE-TREATED WOOD OF ACTUAL FINAL CONDITIONS AND SOURCED MATERIALS. CONTACT LUMBER & HARDWARE SUPPLIERS TO COORD.

GENERAL STRUCTURAL NOTES

FOUNDATION

- DESIGN IS BASED ON 2018 NORTH CAROLINA STATE BUILDING CODE RESIDENTIAL CODE.
- FOOTING DESIGN 2,000 PSF ALLOWABLE SOIL BEARING PRESSURE IS ASSUMED. BUILDER/CONTRACTOR MUST VERIFY.
- FASTEN 2x4/6 SILL PLATES TO CONC FND WITH A MINIMUM OF 2
- ANCHORS PER PLATE 12" MAX FROM PLATE ENDS UTILIZING: I/2" DIA. ANCHOR BOLTS 6'-0" O.C,7" MIN. EMBEDMENT
- I/2" DIA. x 6" LONG SIMPSON TITEN HD @ 6'-0" O.C. SIMPSON MASA ANCHOR STRAPS @ 6'-0" O.C. (CONCRETE)
- ALL LUMBER EXPOSED TO WEATHER OR IN CONTACT W/ PERIMETER
- FOUNDATION SHALL BE PRESERVATIVE TREATED SOUTHERN PINE #2. BUILDER TO VERIEY CORROSION-RESISTANCE COMPATIBILITY OF HARDWARE & FASTENERS IN CONTACT W/ PRESERVATIVE-TREATED WOOD CONTACT LIMBER & HARDWARE SUPPLIERS TO COORD
- FOOTINGS SHALL BE PLAIN CONCRETE, U.N.O.
- CONCRETE DESIGN BASED ON ACL 318, CONCRETE SHALL ATTAIN THE FOLLOWING MIN. COMPRESSIVE STRENGTHS IN 28 DAYS, U.N.O. f'c = 3,000 psi: FOOTINGS & INTERIOR SLABS ON GRADE 3500 psi: GARAGE & EXTERIOR SLABS ON GRADE fu = 60000 psi
- ALL CONCRETE EXPOSED TO THE WEATHER SHALL NOT HAVE LESS THAN 5% OR MORE THAN 7% AIR ENTRAINMENT
- ALL FOOTINGS SHALL BEAR BELOW FROST LINE (TYP.) OR 12" MIN IN REGIONS WHERE CODE FROST DEPTH IS NOT APPLICABLE. CONSULT SOILS REPORT OR BUILDING DEPT. FOR MINIMUM DEPTH BELOW GRADE
- FOOTINGS AND SLABS ON GRADE SHALL BEAR ON VIRGIN SOIL OR
- PROVIDE CONTROL JOINTS AT ALL INSIDE CORNERS OF SLAB EDGES, AND OTHER LOCATIONS WHERE SLAB CRACKS ARE LIKELY
- JOINTS SHALL BE LOCATED @ IO'-O" O.C. (RECOMMENDED) OR 15'-0" O.C. (MAXIMUM)
- JOINT GRID PATTERN SHALL BE AS CLOSE TO SQUARES AS POSSIBLE (I:I RATIO), WITH A MAXIMUM OF I:1.5 RATIO
- · CONTROL JOINTS SHALL NOT BE INSTALLED IN STRUCTURAL
- DIMENSIONS BY OTHERS, BUILDER TO VERIFY

MEANS & METHODS NOTES

THE STRUCTURE IS DESIGNED TO BE SELF SUPPORTING AND STABLE AFTER THE BUILDING IS FINISHED AND ALL PLAN, DETAIL, AND NOTE SPECIFICATIONS HAVE BEEN COMPLETED. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO DETERMINE THE ERECTION PROCEDURES AND SEQUENCE TO THE SAFETY OF THE BUILDING AND ITS COMPONENTS DURING CONSTRUCTION. THIS INCLUDES BUT IS NOT LIMITED TO, THE ADDITION OF NECESSARY SHORING, SHEETING, TEMPORARY BRACING, GUYS, AND TIE-DOWNS. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SHORING AND BRACING REQUIRED TO STABILIZE AND PROTECT EXISTING AND ADJACENT STRUCTURES AND SYSTEMS DURING COURSE OF DEMOLITION AND CONSTRUCTION OF THE PROJECT

STRUCTURAL DESIGN AND SPECIFICATIONS ASSUME THAT ALL SUPPORTING AND NON-SUPPORTING ELEMENTS IN CONTACT WITH FLOOR FRAMING ARE LEVEL, INCLUDING, BUT NOT LIMITED TO: FOUNDATIONS. SLABS ON GRADE, BEAMS, WALLS, AND NON-BEARING ELEMENTS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIEY LEVELNESS AND MAKE AD LISTMENTS AS NECESSARY, INCLUDING CONSIDERATION OF THOSE AREAS THAT MAY BE WITHIN CONTRACTUAL, INDUSTRY OR WARRANTY TOLERANCES

VENEER LINTEL SCHEDULE

SPAN (MAX)	HEIGHT OF VENEER ABOVE LINTEL	STEEL ANGLE SIZE
3'-0"	20 FT. MAX	L3"x3"x¼"
	3 FT. MAX	L3"x3"x¼"
6'-0"	I2 FT. MAX	L4"x3"x1/4"
	20 FT. MAX	L5"x3½"x¾"
8'-0"	3 FT. MAX	L4"x4"x¼" *
0-0	I2 FT. MAX	L5"x3½"x¾"
	I6 FT. MAX	L6"x3½"x¾"
9'-6"	I2 FT. MAX	L6"x3½"x¾6"
16'-0"	2 FT. MAX	L7"x4"x½" **
	3 FT, MAX	L8"x4"x½" **

- ILLIMITES

 **SPALL SIPPORT 2 %* 3 ½" YIBEER W 40 PAI MAXIMM MEIGHT.

 **IG SHALL HAVE 4" MIN BEARING

 **IG SHALL HAVE 9" MIN BEARING

 **IG SHALL HAVE 9" MIN BEARING

 **IG SHALL BAT SET FASTIBED BACK TO ROOD HEADER IN MALL 446"02. W ½" DIA, x 3 ½"

 **LONG LAG SCREPG IN 2" LONG YERTICALLY SLOTTED HOLES,

 **MAX. YEBEER 11" APPLIES TO ANY PORTION OF PROCK OVER THE OPENING.

 **ALL INITIES SHALL BE LONG LEG VERTICAL.

 **ALL INITIES SHALL BE LONG LEG VERTICAL.

 **MAY BEC OT IN THE FELLO TO BE 3½" NIDE OVER THE BEARING LEIGHT ONLY. THIS

 **SET SIPPOLITIES, PLANG FOR ANY LINTEL CONDITION NOT ENCOMPASSED BY THE

 BOOK BERAMETERS.
- FOR QUEEN VENEER USE L4x3x/4". 'FOR 3½" VENEER ONLY, SEE PLAN FOR VENEER SUPPORT IF VENEER < 3½" THICK

ADDITIONAL NOTES FOR TRUSS \$ I-JOIST MANUFACTURER

ROOF TRUSS, FLOOR TRUSS AND ENGINEERED JOISTS SHALL BE DESIGNED TO MEET THE DEFLECTION CRITERIA BELOW, UNLESS NOTED OTHERWISE ON PLAN, MULHERN & KULP CANNOT BE HELD RESPONSIBLE FOR ANY STRUCTURAL ISSUES
RELATED TO ANY BUILDING COMPONENT IF COMPONENT SHOP DRAWINGS ARE NOT SUBMITTED TO M&K FOR REVIEW PRIOR TO FABRICATION, DELIVERY, OR INSTALLATION.

TRUSSES/LIGISTS SHALL BE DESIGNED SO THAT DIFFERENTIAL DEFLECTION BETWEEN ADJACENT PARALLEL TRUSSES/JOISTS OR GIRDER TRUSSES/FLUS BEAMS DO NOT EXCEED THE FOLLOWING: A ROOF TRUSSES.

- I/4" DEAD LOAD
- B. FLOOR TRUSSES, ATTIC TRUSSES, & I-JOISTS; I/8" DEAD LOAD

 ABSOLUTE DEAD LOAD DEFECTION OF FLOOR
- TRUSSES/ATTIC TRUSSES WHEN ADJACENT TO FLOOR FRAMING BY OTHERS SHALL BE LIMITED TO 3/16". (NO: DIFFERENTIAL DEFLECTION,

FLOOR JOIST NOTES

- ALL FLOOR JOISTS SHALL BE THE DEPTI SPECIFIED ON PLAN - FLOOR JOISTS SERIES & SPACING IS PER THE FLOOR JOIST MANUF.
- SPACING SHALL NOT EXCEED 19.2" O.C. (MAX.) @ LOCATION OF TILE: SPACING SHALL NOT
- EXCEED 16" O.C. (MAX.)

LATERAL/WALL BRACING & WALL SHEATHING SPECIFICATIONS

THIS MODEL HAS BEEN DESIGNED TO RESIST LATERAL FORCES RESULTING FROM:

MPH WIND IN 2018 NCSBC:RC

(115 MPH WIND SPEED IN ASCE 7-10 WIND MAP, PER IRC R301,2,1,1) EXP. B, RISK CAT. 2 & SEISMIC CAT. A/B.

THE DESIGN WAS COMPLETED PER 2015 IBC (SECTION 1609) & ASCE 7-10, AS PERMITTED BY R301,1,3 OF THE 2018 NCSBC:RC, ACCORDINGLY, THIS MODEL, AS DOCUMENTED AND DETAILED HEREWITHIN, IS ADEQUATE TO RESIST THE CODE REQUIRED LATERAL FORCES.

DESIGN WIND UPLIET LOADS HAVE BEEN CALCULATED UTILIZING ASCE 7-10 (ACCEPTED ENGINEERING PRACTICE) AS ALLOWED PER 2018 NCSBC:RC SECTION R802.II.I.I. THIS MODEL HAS BEEN DETAILED WHERE REQUIRED & ENGINEERED TO RESIST THE WIND UPLIFT LOAD PATH PER SECTIONS R602.3.54 R802.II.

EXT. WALL SHEATHING SPECIFICATION

- 7/16" OSB OR 15/32" PLYWOOD: FASTEN SHEATHING W/ 2 3 XO.II3 NAILS @ 6" O.C. AT EDGES & @ 12" O.C. IN THE PANEL FIELD. (TYP, U.N.O.) ALL SHEATHING PANELS SHALL BE ORIENTED
- VERTICALLY (LONG DIRECTION PARALLEL TO STUDS) AND INSTALLED FULL HEIGHT OF SHEAR WALL OR -2x HORIZONTAL BLOCKING SHALL BE PROVIDED TO SUPPORT ALL UNSUPPORTED PANEL EDGES & EDGE
- ALL EXT. WALLS SHALL BE CONTINUOUSLY SHEATHED AND ARE CONSIDERED SHEAR WALLS.
- ALT. STAPLE CONNECTION SPEC: 1 3/4" 16 GA STAPLES (1/6" CROWN) @ 3" O.C. AT EDGES \$ @ 6" O.C IN FIELD.

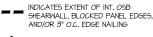
3" O.C. EDGE NAILING

AT DESIGNATED AREAS - FASTEN PANEL EDGES OF WOOD STRUCTURAL WALL SHEATHING TO FRAMING W 2 3" x 0.113" NAILS @ 3" O.C. AND 12" O.C. IN THE PANEL FIELD NO STAPLE ALTERNATIVE AVAILABLE AT THIS SPEC. ALL SHEATHING PANELS SHALL BE ORIENTED VERTICALLY (LONG DIRECTION PARALLEL TO STUD) AND INSTALLED FULL HEIGHT OF SHEAR WALL - OR - 2x HORIZONTAL BLOCKING SHALL BE PROVIDED TO SUPPORT UNSUPPORTED PANEL EDGES AND 3" O.C. EDGE FASTENING.

TYP. UNIT SEPARATION WALL SHEATHING SPECIFICATION

•1/2" OR 5/8" GYPSUM WALL BOARD: FASTEN GWB SHEATHING TO FRAMING W/ I \$"X0.086" COOLER NAILS OR I 1/4" DRYWALL SCREWS @ 7" O.C. T PANEL EDGES & PANEL FIELD (INCLUDING T&B PLATES

- SEE CONNECTION SPECIFICATIONS CHART FOR STANDARD SHEAR TRANSFER DETAILING. IF ADDITIONAL CAPACITY IS REQUIRED BY DESIGN. WILL BE SPECIFICALLY NOTED ON PLAN.
- DESIGN ASSUMES 16" O.C MAX. STUD SPACING, U.N.O.
- · ALL STRUCTURAL PANELS ARE TO BE DIRECTLY APPLIED TO STUD FRAMING.
- PRE-MANUFACTURED PANELIZED WALLS: FASTEN TOGETHER END STUDS OF WALL PANELS SHEATHED W/ OSB OR PLYWOOD W/ 3" x 0,120" NAILS @ 4" O.C. (THRU ONE SIDE ONLY)



INDICATES HOLDOWN

MULHERN+KULP
RESIDENTIAL STRUCTURAL ENGINEERING arkway, Suite 258 ▼.



lulhern+Kulp project number

243-24033 SMI

KM ssue date: 08-16-2024

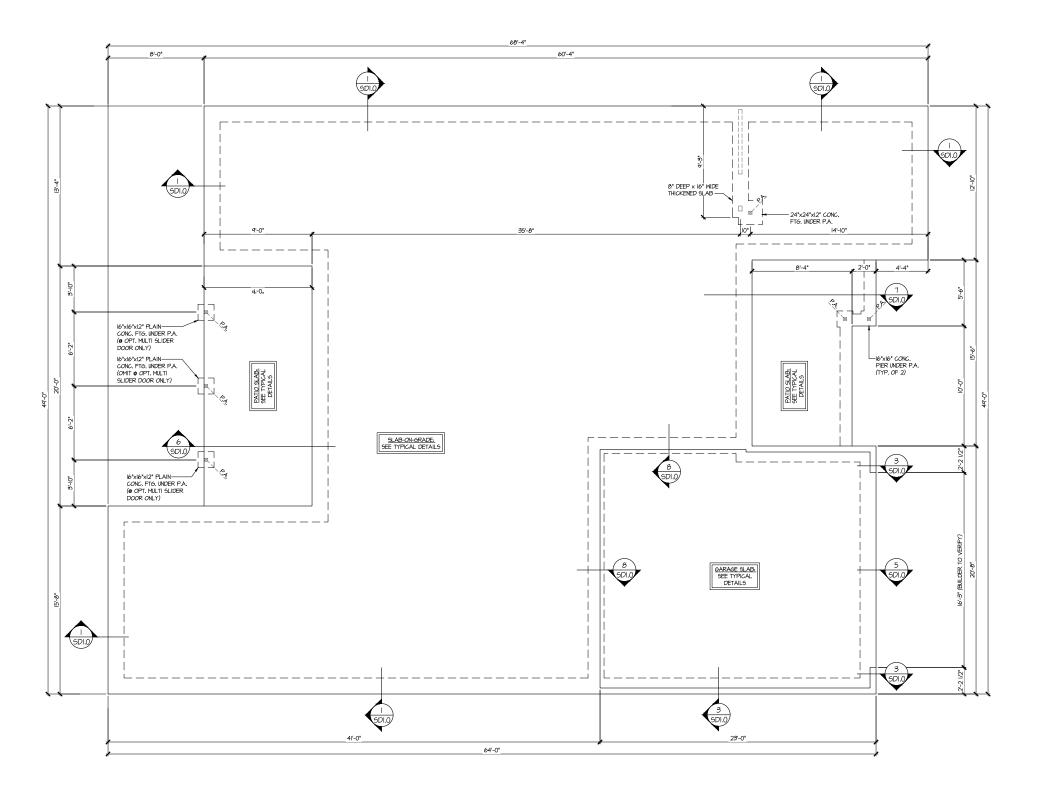
REVISIONS initial: SMM NAME, OPT. EXT. COVID. PORCH 1/08/2024 1/28/2025

pointe HOMES

NOTES MODI GENERAL 0

SERENITY MASTER SET RALEIGH, NC 5921

S0.0



SLAB FOUNDATION PLAN ELEV. A SCALE: 1/4"=1'-0" (22x24 SHEET) 1/8"=1'-0" (IIxIT SHEET)

REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES

MULHERN+KULP

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Mulhern+Kulp project number:

243-24033

SMK ΚMV issue date: 08-16-2024

REVISIONS:

Gate: initial: II/08/2024 SMM UPDATED MODE, NAME, OPT, EXT, COVID, PORCH 4/28/2025 FC MSC, ARCH, UPDATE

tri pointe

LEGEND

- IIIIIII INTERIOR BEARING WALL
- ==== BEARING WALL ABOVE (B.W.A.)
- BEAM / HEADER
- INDICATES EXTENT OF INT.

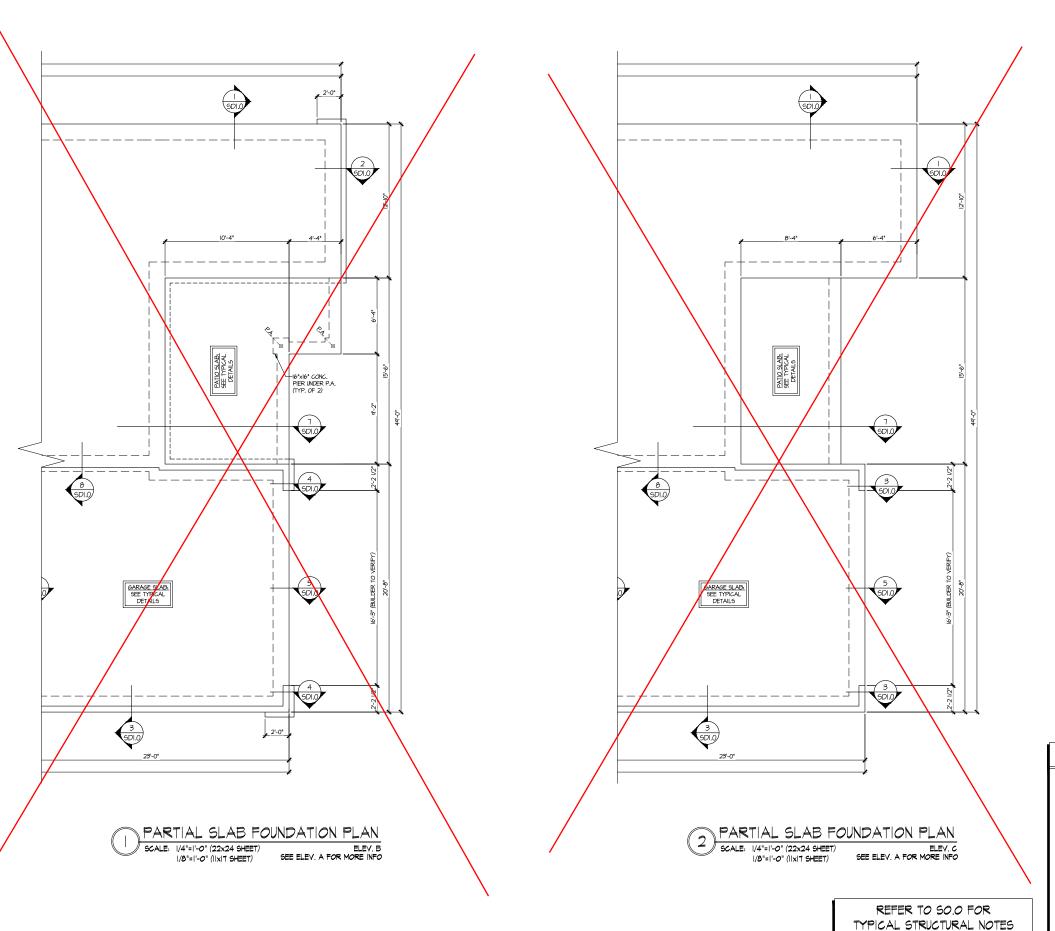
 OSB SHEARWALL AND/OR
 3" O.C. EDGE NAILING
- EXTENT OF VALLEY TRUGS OVERFRAMING
 24" O.C. (MAX.)
- EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE
- NDICATES HOLDOWN
- * INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

& SCHEDULES

FOUNDATION PLAN

S1.0

5921-07 MODEI



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Mulhern+Kulp project number:

243-24033

SMK drawn by: KMV issue date: 08-16-2024

REVISIONS:

tri pointe

FOUNDATION PLAN 5921-07 MODEI

- IIIIIIII INTERIOR BEARING WALL
- □===□ BEARING WALL ABOVE (B.W.A.)

- EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE
- NDICATES HOLDOWN
- JL METAL HANGER

SCHEDULES

* INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

LEGEND

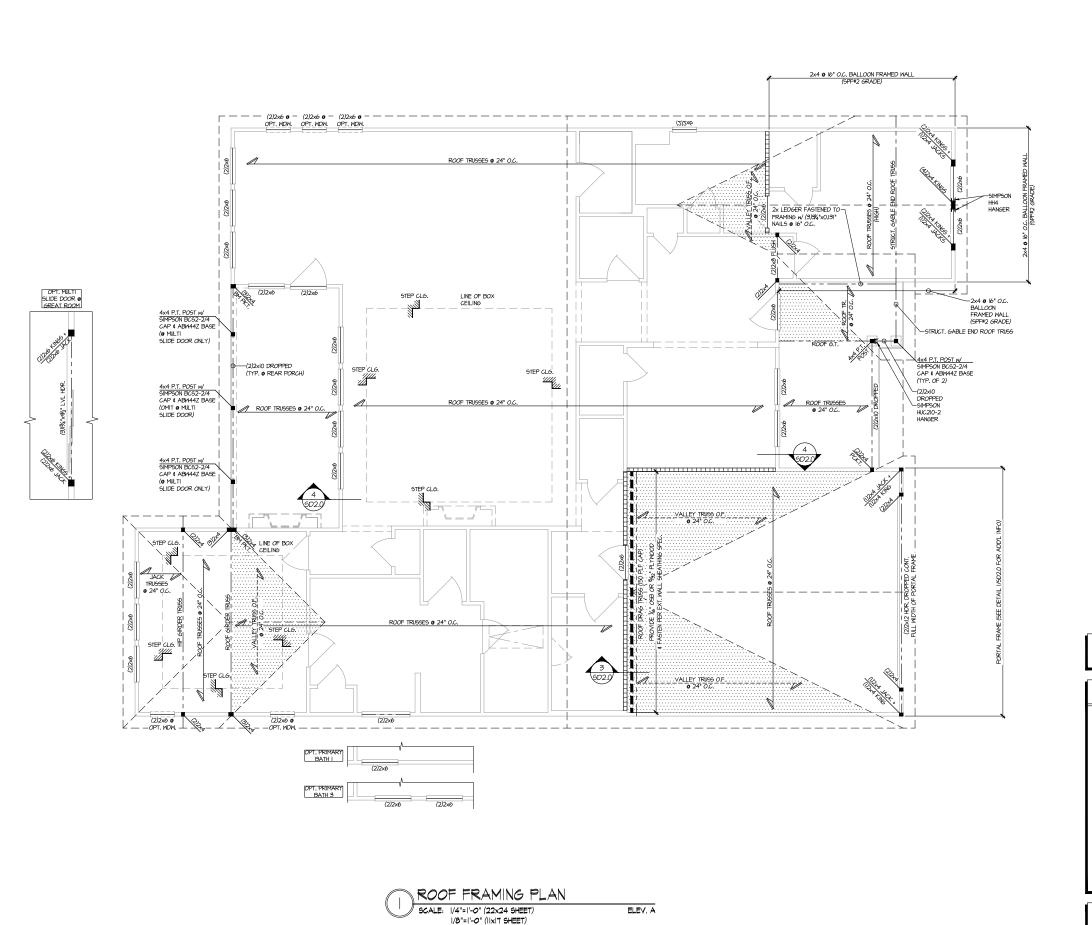
• ---- BEAM / HEADER

INDICATES EXTENT OF INT.

OSB SHEARWALL AND/OR
3" O.C. EDGE NAILING

EXTENT OF VALLEY TRUSS OVERFRAMING • 24" O.C. (MAX.)

S1.1



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Mulhern+Kulp project number:

243-24033

SMK KΜ\ issue date: 08-16-2024

REVISIONS:

initial: III/08/2024 SMM
UPDATED MODEL NAME, OPT. EXT. COVID. PORCH
4/28/2025 FC
MISC. ARCH. UPDATE

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THIS LEVEL HAS BEEN DESIGNED FOR 9'-1" PLATE HEIGHT

LEGEND

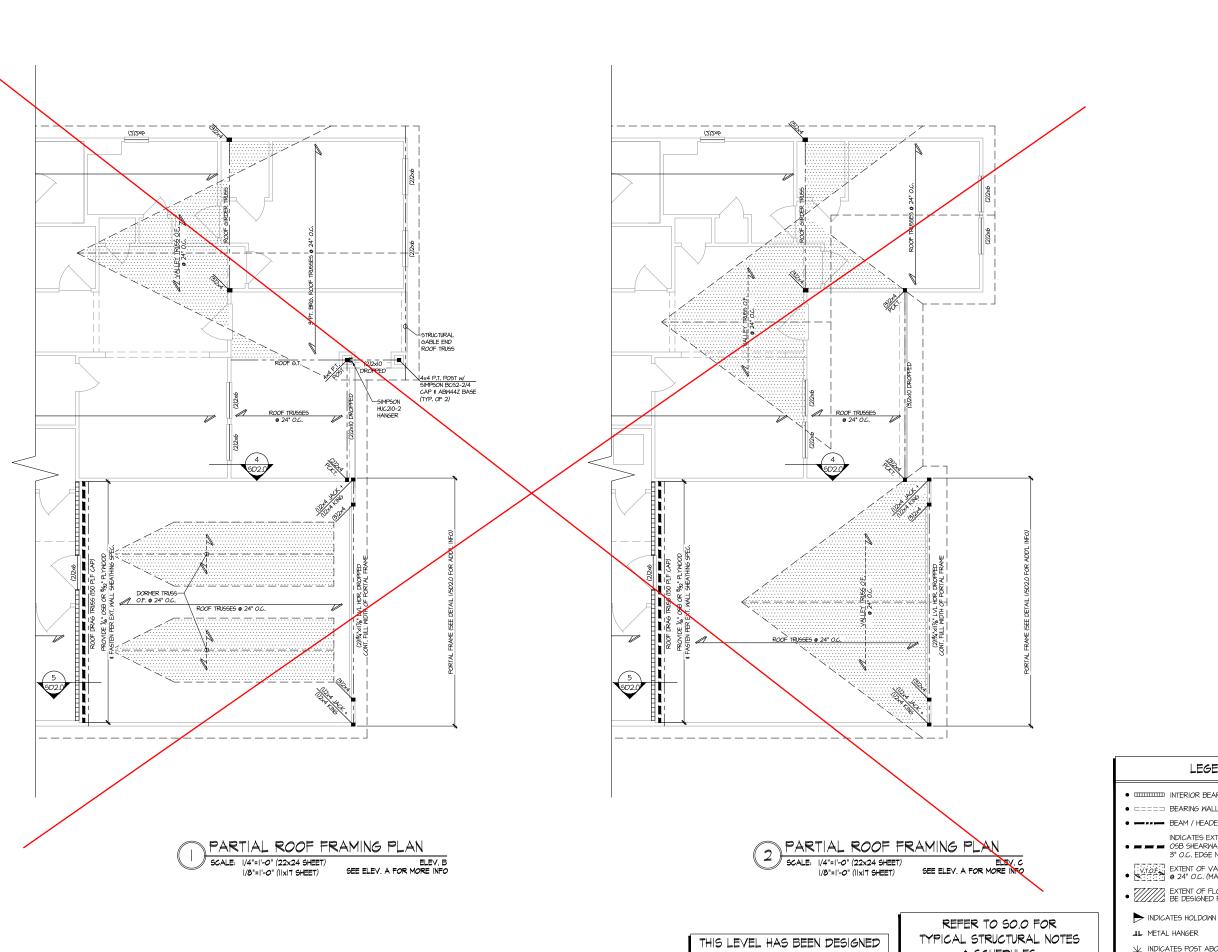
- IIIIIII INTERIOR BEARING WALL
- ==== BEARING WALL ABOVE (B.W.A.)
- INDICATES EXTENT OF INT.

 OSB SHEARWALL AND/OR
 3" O.C. EDGE NAILING
- EXTENT OF VALLEY TRUSS OVERFRAMING
 24" O.C. (MAX.)
- EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE
- ► INDICATES HOLDOWN
- | INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES \$ SCHEDULES

ROOF FRAMING PLAN 5921-07 MODEI

S2.0



FOR 9'-1" PLATE HEIGHT

SCHEDULES

LEGEND

- IIIIIIIII INTERIOR BEARING WALL
- □===□ BEARING WALL ABOVE (B.W.A.)
- ---- BEAM / HEADER
- INDICATES EXTENT OF INT.

 OSB SHEARWALL AND/OR
 3" O.C. EDGE NAILING
- EXTENT OF VALLEY TRUSS OVERFRAMING 24" O.C. (MAX.)
- EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE

- | INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

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243-24033

SMK KΜ\ issue date: 08-16-2024

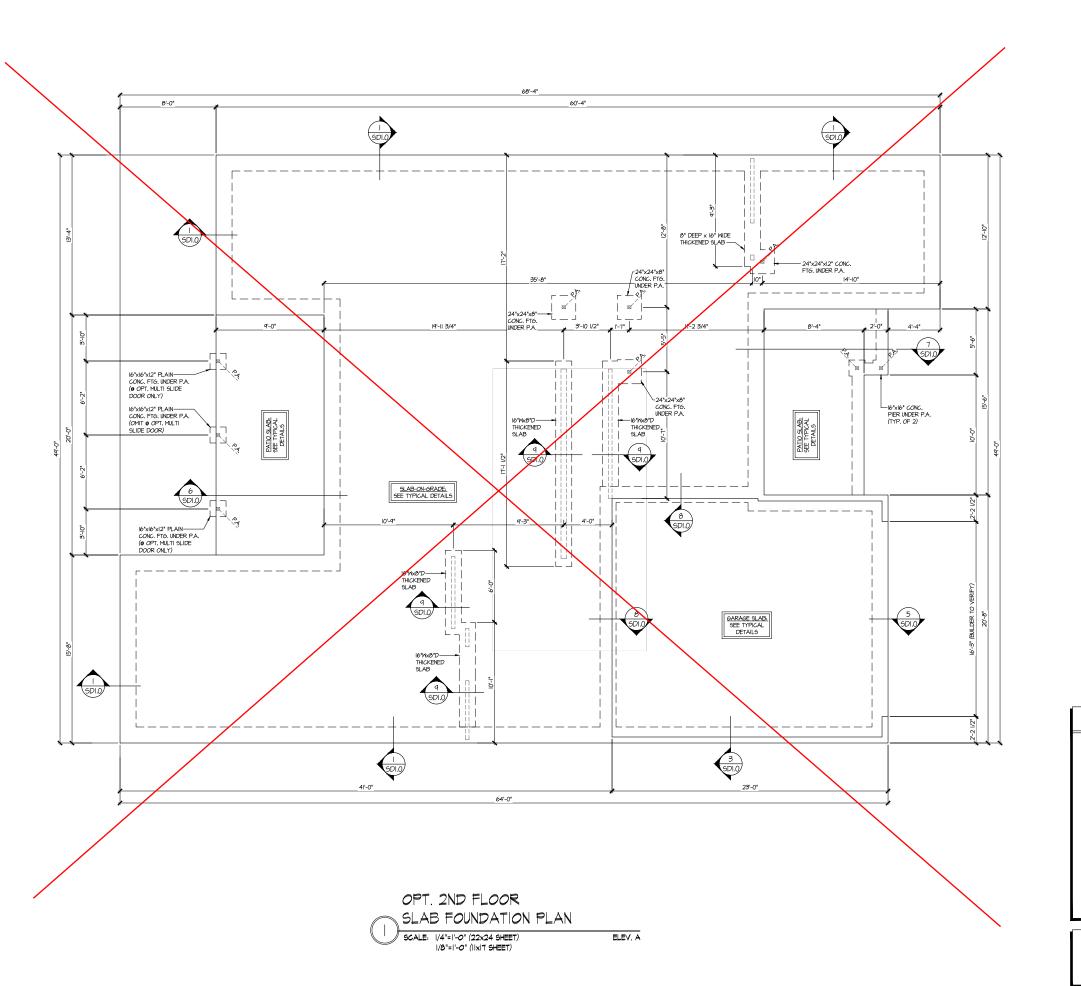
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III/08/2024 SMM
UPDATED MODEL NAME, OPT. EXT. COVID. PORCH
4/28/2025 FC
MSC. ARCH. UPDATE

tri pointe

ROOF FRAMING PLAN

5921-07 MODEI SERENITY MASTER SET RALEIGH, NC

S2.1



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SMK KΜ\ issue date: 08-16-2024

REVISIONS:

initial: U/OB/2024 SMM
UPDATED MODEL NAME, OPT. EXT. COVID. PORCH
4/28/2025 FC
MISC. ARCH. UPDATE

tri pointe

STRUCTURAL OPTIONS

• IIIIIII INTERIOR BEARING WALL • ==== BEARING WALL ABOVE (B.W.A.)

BEAM / HEADER

INDICATES EXTENT OF INT.

OSB SHEARWALL AND/OR
3" O.C. EDGE NAILING

EXTENT OF VALLEY TRUSS OVERFRAMING

LEGEND

EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE

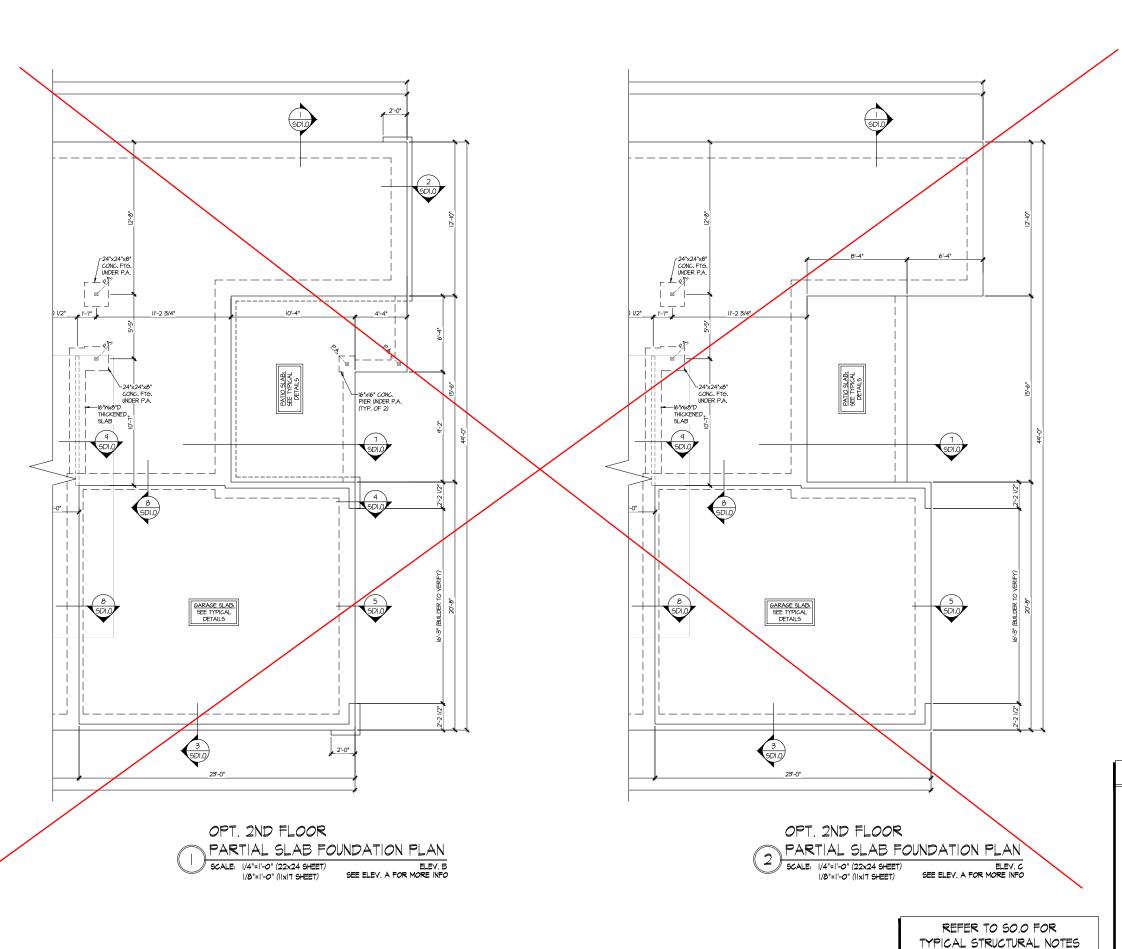
INDICATES HOLDOWN

| INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES & SCHEDULES

S3.0

5921-07 MODEI



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4/28/2025 FC
MISC. ARCH. UPDATE

tri pointe

STRUCTURAL OPTIONS 5921-07 MODEI

LEGEND

- IIIIIIII INTERIOR BEARING WALL
- ==== BEARING WALL ABOVE (B.W.A.)
- BEAM / HEADER

- JL METAL HANGER

SCHEDULES

* INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

INDICATES EXTENT OF INT.

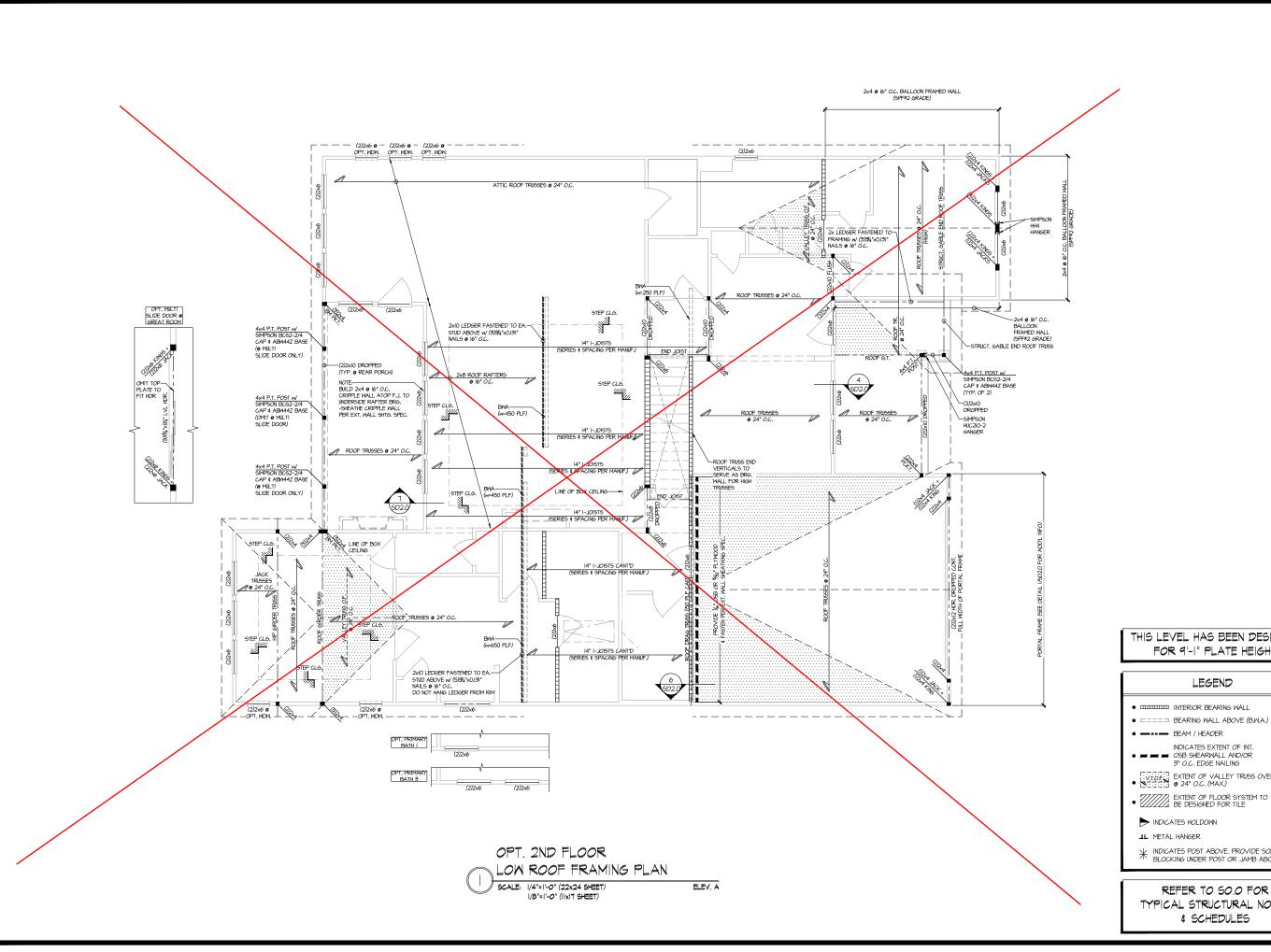
OSB SHEARWALL AND/OR
3" O.C. EDGE NAILING

EXTENT OF VALLEY TRUSS OVERFRAMING • 24" O.C. (MAX.)

EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE

NDICATES HOLDOWN

S3.1



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Mulhern+Kulp project number

243-24033

SMK KΜ\ issue date: 08-16-2024

REVISIONS: initial: III/08/2024 SMM UPDATED MODEL NAME, OPT. EXT. COVID. PORCH 4/28/2025 FC

tri pointe

THIS LEVEL HAS BEEN DESIGNED FOR 9'-1" PLATE HEIGHT

LEGEND

- IIIIIII INTERIOR BEARING WALL
- ==== BEARING WALL ABOVE (B.M.A.)
- INDICATES EXTENT OF INT.

 OSB SHEARWALL AND/OR
 3" O.C. EDGE NAILING
- EXTENT OF VALLEY TRUSS OVERFRAMING
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- ► INDICATES HOLDOWN
- | INDICATES POST ABOVE. PROVIDE SOLID | BLOCKING UNDER POST OR JAMB ABOVE.

REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES \$ SCHEDULES

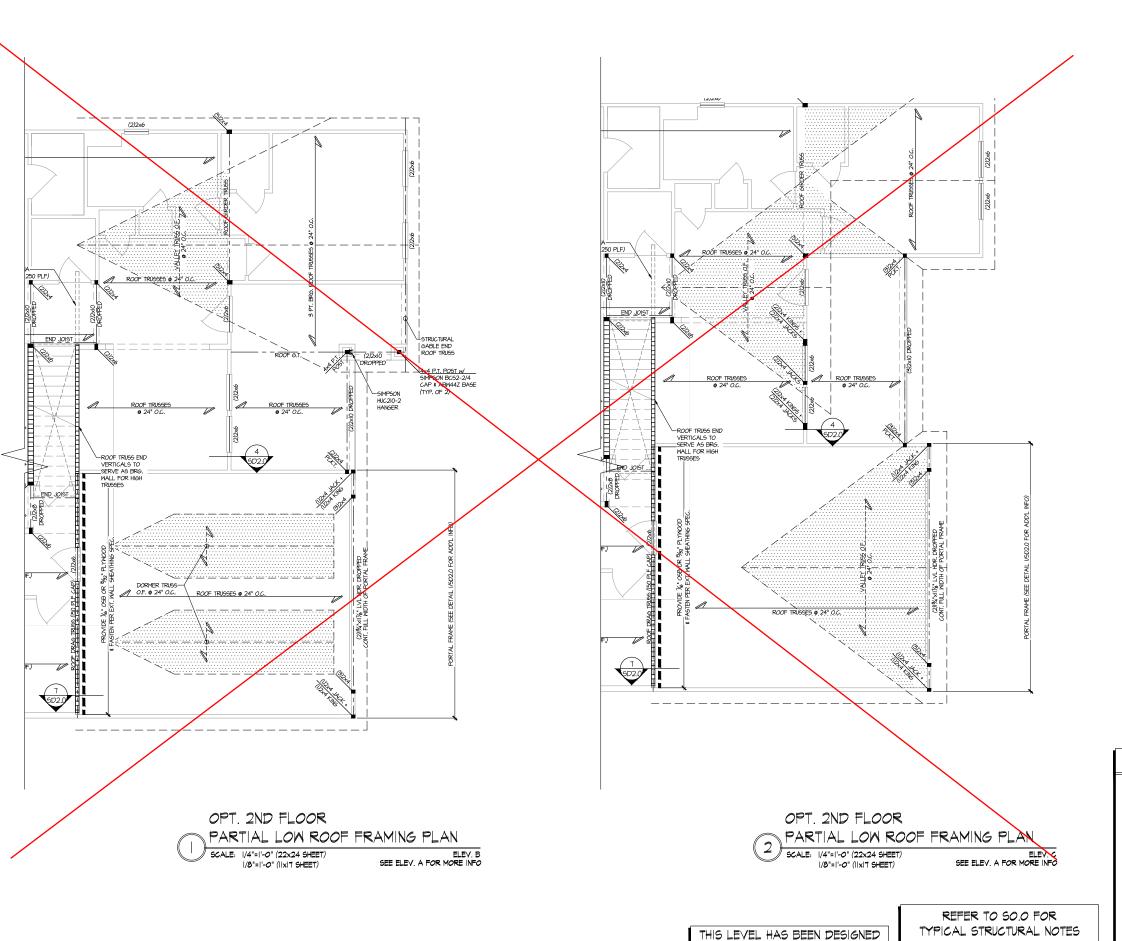
OPTIONS STRUCTURAL

S3.2

5921-07

SERENITY MASTER SET RALEIGH, NC

MODEL



MULHERN+KULP

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NC. Licence # C-3825



Mulhern+Kulp project number:

243-24033

SMK KΜ\ issue date: 08-16-2024

III/08/2024 SMM UPDATED MODEL NAME, OPT. EXT. COVID. PORCH 4/28/2025 FC MISC. ARCH. UPDATE

tri pointe HOMES

LEGEND

- IIIIIIII INTERIOR BEARING WALL
- □□□□□ BEARING WALL ABOVE (B.W.A.)
- ■■■ BEAM / HEADER
- INDICATES EXTENT OF INT.

 OSB SHEARWALL AND/OR
 O.C. EDGE NAILING
- EXTENT OF VALLEY TRUSS OVERFRAMING 24" O.C. (MAX.)
- EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE
- NDICATES HOLDOWN

SCHEDULES

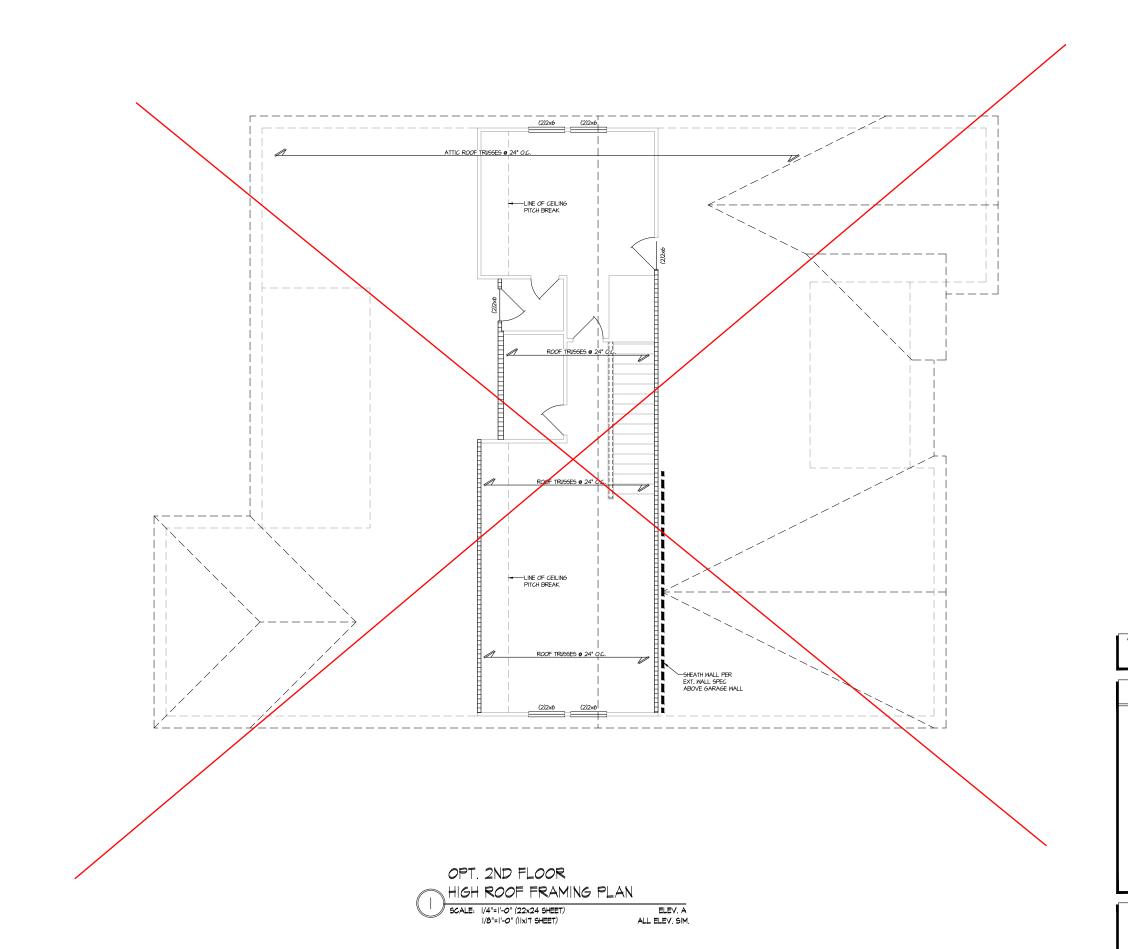
FOR 9'-1" PLATE HEIGHT

| INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

STRUCTURAL OPTIONS 5921-07 MODEI

SERENITY MASTER SET RALEIGH, NC

S3.3



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NC License # C-38255

Mulhern+Kulp project number:

243-24033

SMK ΚMV issue date: 08-16-2024

REVISIONS:

tri pointe

THIS LEVEL HAS BEEN DESIGNED FOR 9'-I" PLATE HEIGHT

LEGEND

- IIIIII INTERIOR BEARING WALL
- ==== BEARING WALL ABOVE (B.W.A.)
- INDICATES EXTENT OF INT.

 OSB SHEARWALL AND/OR
 3" O.C. EDGE NAILING
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 24" O.C. (MAX.)
- EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE
- NDICATES HOLDOWN

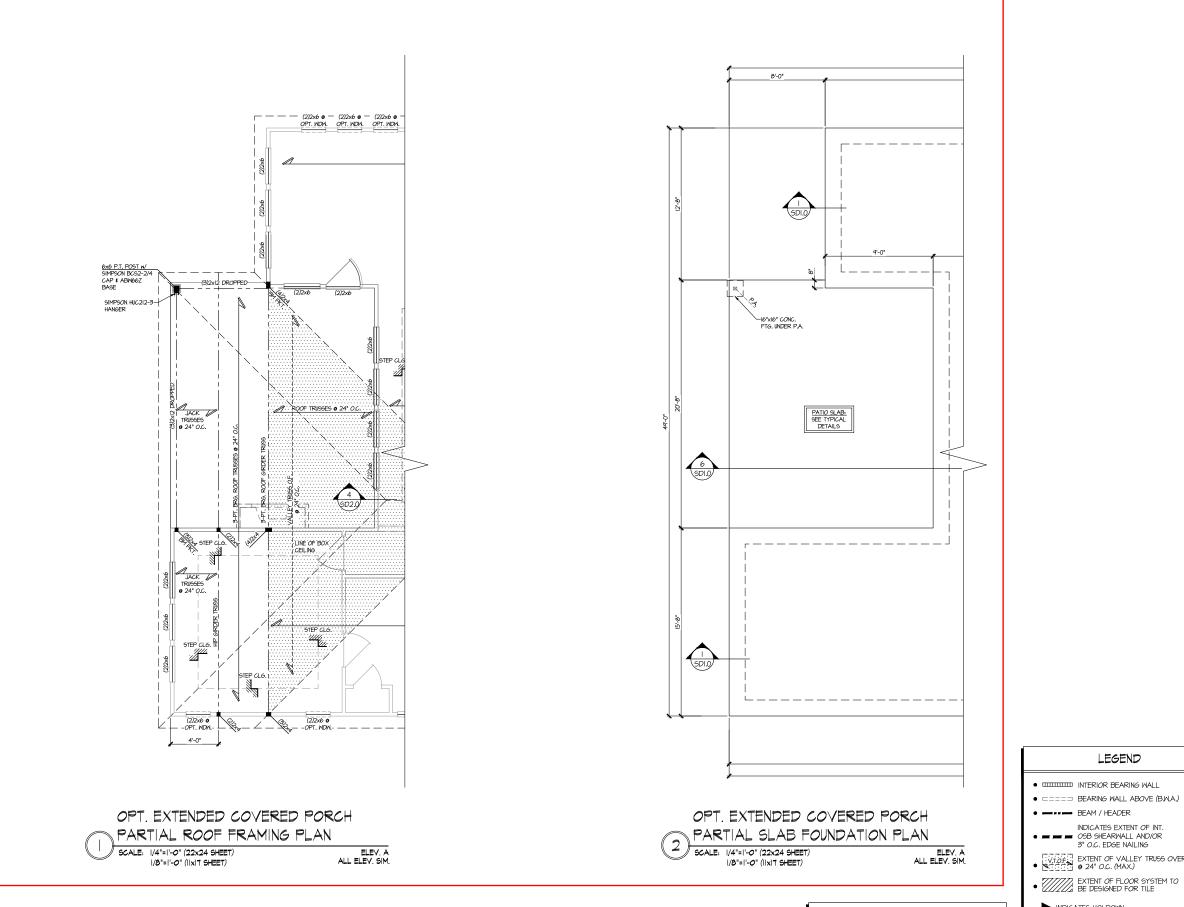
- | INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES # SCHEDULES

STRUCTURAL OPTIONS

5921-07 MODEL SERENITY MASTER SET RALEIGH, NC

S3.4



THIS LEVEL HAS BEEN DESIGNED FOR 9'-1" PLATE HEIGHT

REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES # SCHEDULES

MULHERN+KULP
RESIDENTIAL STRUCTURAL ENGINEERING



Mulhern+Kulp project number:

243-24033

SMK KΜ\ issue date: 08-16-2024

REVISIONS:

U/OB/2024 SMM
UPDATED MODEL NAME, OPT. EXT. COVID. PORCH
4/28/2025 FC
MISC. ARCH. UPDATE

tri pointe HOMES

STRUCTURAL OPTIONS

5921-07 MODEI

EXTENT OF VALLEY TRUSS OVERFRAMING • 24" O.C. (MAX.)

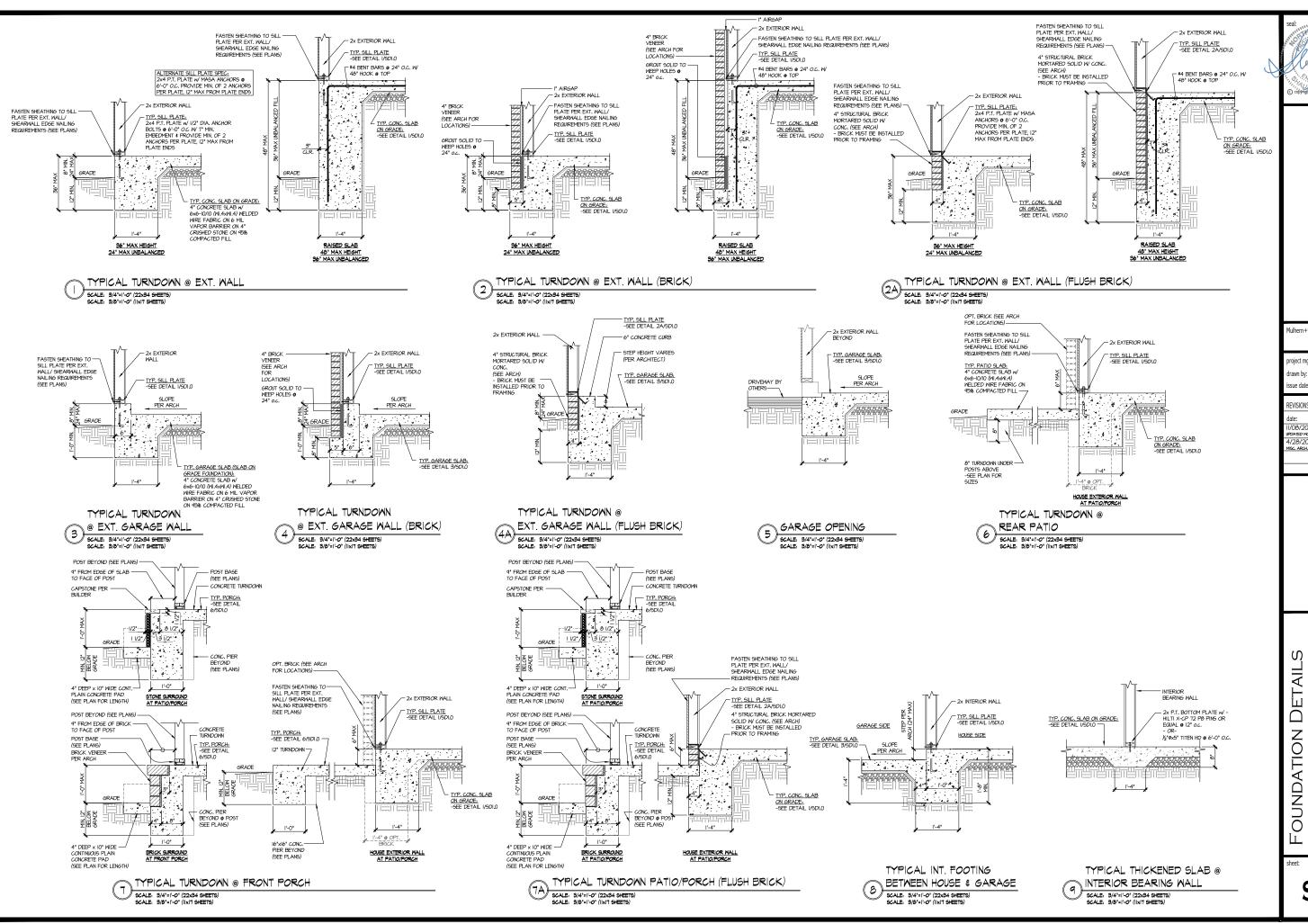
• EXTENT OF FLOOR SYSTEM TO BE DESIGNED FOR TILE

LEGEND

NDICATES HOLDOWN

* INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.

S3.5



MULHERN+KULP
RESIDENTIAL STRUCTURAL ENGINEERING

lulhern+Kulp project number 243-2403

SMK ΚM issue date: 08-16-2024

REVISIONS:

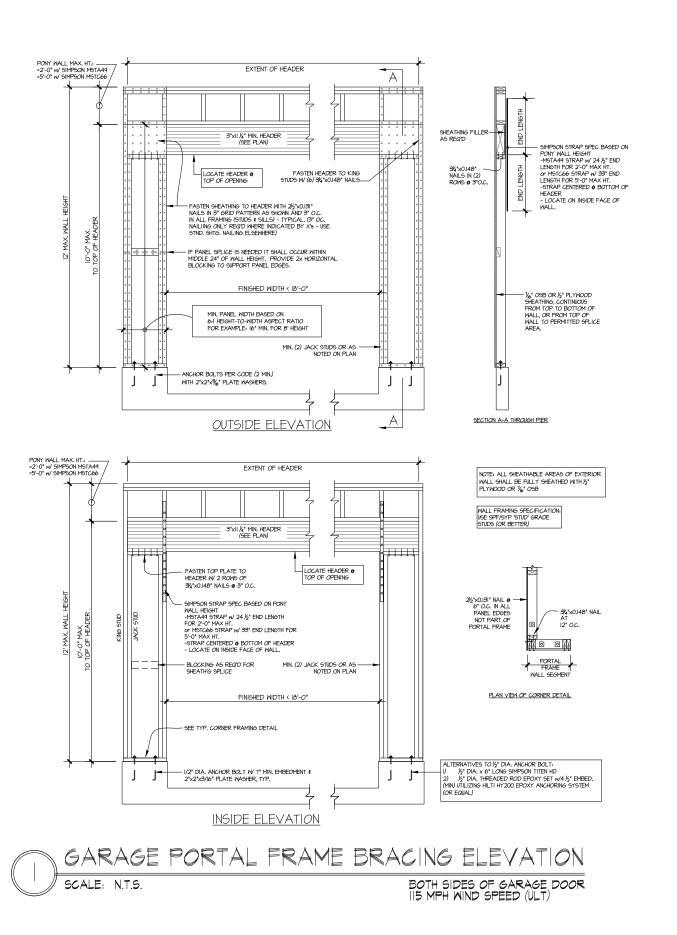
initial: SMM NAME, OPT. EXT. COVID. PORCH 11/08/2024 1/28/2025 ISC. ARCH. UPDATE

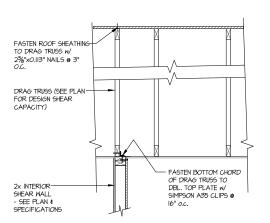
pointe. HOMES

MODI \bigcirc 5921-0

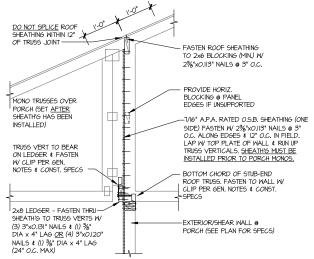
SERENITY MASTER SET RALEIGH, NC

SD1.0

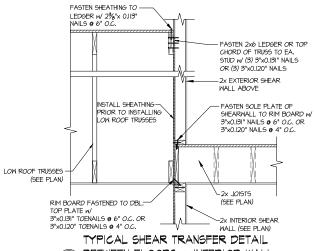




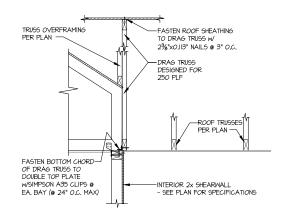
INTERIOR DRAG TRUSS DETAIL 2 INTERIOR SCALE: 3/4"=1'-0'



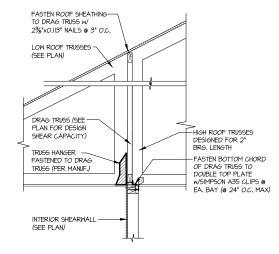
SHEAR TRANSFER DETAIL @ BREAK IN TRUSSES OVER SHEAR WALL 9CALE: 3/4"=|'-0" - 22x34 3/8"=|'-0" - ||x|7



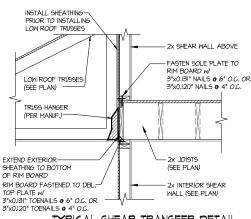
6 BETWEEN SCALE: 3/4"=1"-0" BETWEEN FLOORS @ INTERIOR WALL



SHEAR TRANSFER DETAIL AT INTERIOR SHEARWALL BELOW



SHEAR TRANSFER DETAIL AT INTERIOR SHEARWALL BELOW



TYPICAL SHEAR TRANSFER DETAIL BETWEEN FLOORS @ INTERIOR WALL
96ALE: 9/4"=1"-0"

MULHERN+KULP
RESIDENTIAL STRUCTURAL ENGINEERING

3855 Brooksids Parkway, Suite 250 ► Al p.779-777-10174 ► mulhemkalp.com NC License # C-3025

243-2403

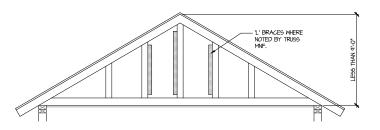
ΚM issue date: 08-16-2024

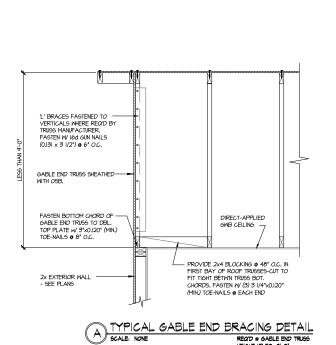
REVISIONS: initial: SMM NAME, OPT. EXT. COVID. PORCH FC 1/08/2024 1/28/2025

pointe. HOMES

Ŋ DETAIL MOD FRAMING SERENITY MASTER SET RALEIGH, NC 5921-07

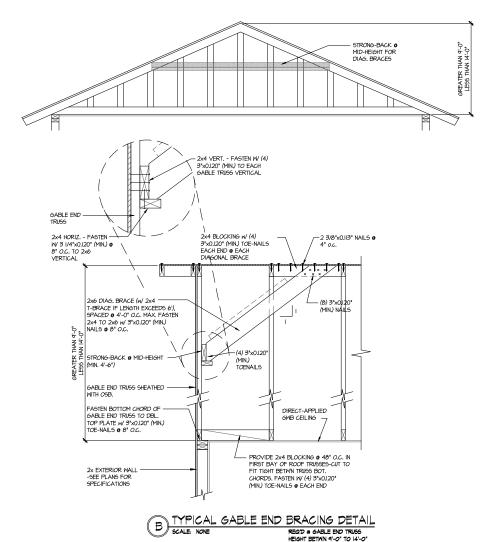
SD2.0





BRACE GABLE END TRUSSES PER ABOVE DETAIL WHEN GABLE HEIGHT IS LESS THAN 9"-0". "L" BRACES REQUIRED WHERE NOTED BY TRUSS MANUFACTURER.

REQ'D @ GABLE END TRUSS HEIGHT UP TO 9'-0'



BRACE GABLE END TRUSSES PER ABOVE DETAIL WHEN GABLE HEIGHT EXCEEDS 9'-0'. "L' BRACES NOT REQUIRED.

MULHERN+KULP

RESIDENTIAL STRUCTURAL ENGINEERING

3665 Broiside Parkway, Salazgo - Alphaenta, GA 36022

P.705-777-0074 - mellemicalpoom

NC Licence # C-36225

Mulhern+Kulp project number:

243-24033

SMK KΜV issue date: 08-16-2024

REVISIONS: initial: III/08/2024 SMM UPDATED MODEL NAME, OPT. EXT. COV'D. PORCH 4/28/2025 FC UPDATED MODEL NAME 4/28/2025 MISC. ARCH, UPDATE

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FRAMING DETAILS

5921-07 MODEL

SD2.1