

AWNING DETAIL (NON-STRUCTURAL)



# FRONT ELEVATION "A" FARMHOUSE

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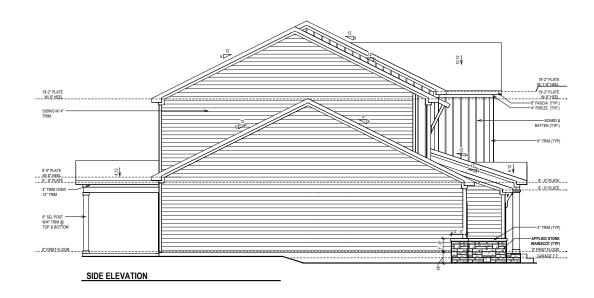


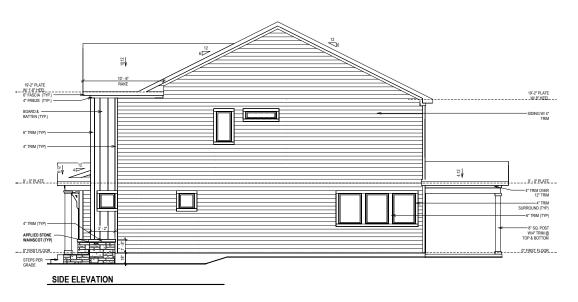
| Lot. 925 | David Weekley Homes | Block: | CN/AF/SG | Scale:1/8"=1'-0" | Sect. | Sect. | 1/8/25 EB |

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SERENITY 65' (IM) Proj. No.:
1206 SERENITY WALK PARKWAY 3277
FUQUAY VARINA, NC Job No.:
0925

SOUTH B330-A ELV-1 RANSDALL RALEIGH





The measurest, almenture, and their specializations shown on this document are applications from their specializations only, the stand specialization should be included their blanks therefore may very. This document may got be relief to fail as a representation of what the completed stand are will look like.

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925		

Lot:

Proj. No.:	3277	Job No.: 0925
SERENITY 65' (IM)	<b>1206 SERENITY WALK PARKWAY</b>	FUQUAY VARINA, NC

B330-A ELV-2

RANSDALL RALEIGH

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NOT LISED

ADVANCED FRAMING DETAILS & NOTES

MONOLITHIC SLAB FOUNDATION DETAILS



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

# **B330 RANSDALL**

SERENITY, LOT #925

# 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 RECORDING LENGINEER OF RECORD (SER), SHOULD ANY DISORPEANCIES BECOME APPARENT, THE CONTRACTOR SHALL NOTIFY KSE ENGINEERING, P.C. SEFORE 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 CONTRACTED IN THESE DOCUMENTS PRIOR TO THE COMMENCEMENT OF ANY WORK. THE ENGINEER IS NOT RESPONSIBLE TO FOR ANY PLAN DRAFORS, OMISSIONS, OR MISHITERPRETATIONS UNDETECTED AND NOT REPORTED TO THE ENGINEER PROOF 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.

- \*\*RODF = 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 (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<sub>8</sub>=2,325 PSI, F<sub>8</sub>=310 PSI, F<sub>6</sub>=900 PSI

  \*LVL: E=2,000,000 PSI, F<sub>8</sub>=2,600 PSI, F<sub>8</sub>=285 PSI, F<sub>6</sub>=750 PSI

  \*PSI: E=2,100,000 PSI, F<sub>8</sub>=2,900 PSI, F<sub>6</sub>=290 PSI, F<sub>6</sub>=625 PSI



David Weekley Homes

Carolina Cover Sheet Serenity, Lot #925 B330 Ransdall Mode 115 M.P.H. North

Project #: 047-20010 Designed By: JPS Checked By: Issue Date: 6/26/25

1/4"=1'-0" @ 22x34



IODS, OR TECHNIQUES IN CONNECTION WITH THE CONSTRUCTION HIS STRUCTURE. THE SER WILL NOT BE HELD RESPONSIBLE FOR THE CONTRACTOR'S FAILURE TO CONFORM TO THE CONTRACT

THE CONTROLLOR'S PALLORE TO COMPORANT OF THE CONTROL.

DOCUMENTS, SHOULD ANY NON-CONFORMITIES OCCUR.

THE SER DOES NOT CERTIFY DIMENSIONAL ACCURACY OR
ARCHITECTURAL LAYOUT INCLUDING ROOF GEOMETRY. THE SER
ASSUMES NO LUBILITY FOR CHANGES MADE TO THESE PLANS BY
OTHERS, OR FOR CONSTRUCTION METHODS, OR FOR ANY DEVIATION

OTHERS, OR FOR CONSTRUCTION METHODS, OR FOR ANY DEVIATION FROM THE PLANS. THE SER SHALL BE NOTIFIED PRIOR TO CONSTRUCTION IF ANY DISCREPANCIES ARE NOTED ON THE PLANS. ANY STRUCTURAL ELEMENTS OR DETAILS NOT FULLY DEVELOPED ON

THE CONSTRUCTION DRAWINGS SHALL BE COMPLETED UNDER THE DIRECTION OF A LICENSED PROFESSIONAL INSINIER. THESE SHOP DRAWINGS SHALL BE SUBMITTED TO KSE ENDINEERING FOR REVIEW BEFORE ANY CONSTRUCTION BEGINS. THE SHOP DRAWINGS WILL BE REVIEWED FOR OVERALL COMPLIANCE AS IT RELATES TO THE STRUCTURAL DESIGN OF THIS FROMEOUT. VERIFICATION OF THE SHOP DRAWINGS FOR DIMENSIONS, OR FOR ACTUAL FIELD CONDITIONS, IS NOT THE RESPONSIBILITY OF THE SER OR KSE ENDINEERING, P.C. VERIFICATION OF ASSUMED FIELD CONDITIONS IS NOT THE RESPONSIBILITY OF THE CONTRACTOR SHALL VERIFY THE FIELD CONDITIONS FOR ACCURACY AND REPORT ANY DISCREPANCIES TO KSE FINDINGETHING, P.C. BEFORE CONSTRUCTION FROM S. THE CONSTRUCTION DRAWINGS SHALL BE COMPLETED UNDER THE

TO KSE ENGINEERING, P.C. BEFORE CONSTRUCTION BEGINS.
THE SER IS NOT RESPONSIBLE FOR ANY SECONDARY STRUCTURE
LELMENTS OR NON-STRUCTURAL ELEMENTS, EXCEPT FOR THE
ELEMENTS SPECIFICALLY NOTED ON THE STRUCTURAL DRAWINGS.

ELEMENTS SPECIFICALLY NOTICE ON THE STRUCTURE. APPRIANCES.
THIS STRUCTURE AND ALL CONSTRUCTION SHALL CONFORM TO ALL
APPLICABLE SECTIONS OF THE BUILDING CODE AND ANY LOCAL
CODES OR RESTRICTIONS.

DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS, ALL DIMENSIONS ARE TO FACE OF STUD OR TO FACE OF FRAMING LINLESS OTHERWISE NOTED 10. WATERPROOFING AND FLASHING BY OTHERS

FOUNDATIONS: FOUNDATIONS SHALL BE CONSTRUCTED IN ACCORDANCE WITH CHAPTER 4 OF THE BUILDING CODE

CONTRACTOR IS SOLELY RESPONSIBLE FOR VERIFYING THE SUITABILITY
OF THE SITE SOIL CONDITIONS AT THE TIME OF CONSTRUCTION. THE BUILDER SHALL FURNISH ANY AND ALL REPORTS RECEIVED FROM THE GEOTECHNICAL ENGINEER ON THE STUDY OF THE PROPOSED SITE TO THE DESIGNER, STRUCTURAL ENGINEER, AND GENERAL CONTRACTOR.

MAXIMUM DEPTH OF UNBALANCED FILL AGAINST MASONRY WALLS TO

BE AS SPECIFIED IN THE BUILDING CODE.

THE SER HAS NOT PERFORMED A SUBSURFACE INVESTIGATION. VERIFICATION OF THE ASSUMED VALUE IS THE RESPONSIBILITY OF THE OWNER OR THE CONTRACTOR. SHOULD ANY ADVERSE SOIL CONDITION BE ENCOUNTERED, THE SER MUST BE CONTACTED BEFORE DEPORTED.

THE BOTTOM OF ALL FOOTINGS SHALL EXTEND BELOW THE FROST LINE FOR THE REGION IN WHICH THE STRUCTURE IS TO BE CONSTRUCTED, BUT NOT LESS THAN A MINIMUM OF 12" BELOW GRADE, ALL FOOTINGS TO HAVE A MINIMUM PROJECTION OF 2" ON EACH SIDE OF FOUNDATION WALLS, MAXIMUM FOOTING PROJECTION SHALL NOT EXCEED THE THICKNESS OF THE FOOTING.
WOOD SILL PLATES SHALL BE ANCHORED TO THE FOUNDATION WITH

16" ANCHOR BOLTS WITH MINIMUM 7" EMBEDMENT, SPACED A MAXIMUM OF 6'-0" O.C. INSTALL MINIMUM 2 ANCHOR BOLTS PER SECTION, 12" MAXIMUM FROM CORNERS, 3" DIAMETER x 8" LONG SIMPSON TITEN HD OR USP SCREW-BOLT+ SCREWS MAY BE SUBSTITUTED ON A 1 FOR 1 BASIS FOR CONCRETE FOUNDATIONS ONLY.

ANY FILL SHALL BE PLACED UNDER THE DIRECTION OR

RECOMMENDATION OF A LICENSED PROFESSIONAL ENGINEER, THE RESULTING SOIL SHALL BE COMPACTED TO A MINIMUM OF 95% MAXIMUM DRY DENSITY

EXCAVATIONS OF FOOTINGS SHALL BE LINED TEMPORARILY WITH A 6
MIL POLYETHYLENE MEMBRANE IF PLACEMENT OF CONCRETE DOES NOT OCCUR WITHIN 24 HOURS OF EXCAVATION. NO CONCRETE SHALL BE PLACED AGAINST ANY SLIBGRADE CONTAINING

WATER, ICE, FROST, OR LOOSE MATERIAL.
PROVIDE FOUNDATION WATERPROOFING AND DRAIN WITH POSITIVE

SLOPE TO OUTLET AS REQUIRED BY SITE CONDITIONS (SEE ARCHITECTURAL PLANS AND DETAILS).

NONE OF THE FOUNDATION DESIGNS IN THESE DOCUMENTS ARE SUITABLE

FOR INSTALLATION IN SHRINK/SWELL CONDITIONS, REFER TO

GEOTECHNICAL ENGINEER FOR APPROPRIATE DESIGN.
LOTS SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM
FOUNDATION WALLS. THE GRADE SHALL FALL A MINIMUM OF 6 INCHES

WITHIN THE FIRST TEN FEET.

WITHIN THE HIST IEN FEEL.

3. CRAWL SPACE TO BE GRADED LEVEL AND CLEAR OF ALL DEBRIS.

14. PROVIDE MINIMUM 6 MIL APPROVED VAPOR BARRIER. ALL JOINTS TO BE LAPPED MINIMUM 12" AND SEALED.

### CONCRETE & REINFORCING

CONCRETE DESIGN BASED ON ACI 318 AND ACI 318.1 OR ACI 332.
CONCRETE SHALL HAVE A NORMAL WEIGHT AGGREGATE AND A MINIMUM
COMPRESSIVE STRENGTH (f'c) = 3,000 PSI MINIMUM AT 28 DAYS PER CODE (VARIES W/ WEATHER), UNLESS OTHERWISE NOTED ON THE PLAN. CONCRETE SHALL BE PROPORTIONED, MIXED, AND PLACED IN

ACCORDANCE WITH THE LATEST EDITIONS OF ACL 318: "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE" AND ACI 301 "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS"

AIR ENTRAINED CONCRETE MUST BE USED FOR ALL STRUCTURAL ELEMENTS EXPOSED TO FREEZE/THAW CYCLES AND DEICING CHEMICALS. AIR ENTRAINMENT AMOUNTS (IN PERCENT) SHALL BE WITHIN -1% TO

+2% OF 5% FOR FOOTINGS AND EXTERIOR SLABS.

NO ADMIXTURES SHALL BE ADDED TO ANY STRUCTURAL CONCRETE
WITHOUT WRITTEN PERMISSION OF THE SER. WATER ADDED TO CONCRETE ON SITE SHALL NOT EXCEED THAT ALLOWED BY THE MIX CONCRETE SLABS-ON-GRADE SHALL BE CONSTRUCTED IN ACCORDANCE

WITH ACI 302,1R: "GUIDE FOR CONCRETE SLAB AND SLAB CONSTRUCTION". CONTROL OR SAW CUT JOINTS (CUT OR TOOLED) SHALL BE SPACED IN INTERIOR SLARS-ON-GRADE AT A MAXIMUM OF 15'-0" O.C. AND IN EXTERIOR SLABS-ON-GRADE AT A MAXIMUM OF 10'-0" UNLESS OTHERWISE NOTED, CARE SHALL BE TAKEN TO AVOID RE-ENTRANT

CORNERS CONTROL OR SAW CUT JOINTS SHALL BE PRODUCED USING CONVENTIONAL CUT OR TOOLED PROCESSES WITHIN 4 TO 12 HOURS AFTER THE SLAB HAS BEEN FINISHED.

REINFORCING STEEL MAY EXTEND THROUGH A SAW CUT JOINT ALL WELDED WIRE FABRIC (W.W.F.) FOR CONCRETE SLABS-ON-GRADE SHALL BE PLACED AT MID-DEPTH OF SLAB. THE W.W.F. SHALL BE SECURELY SUPPORTED DURING THE CONCRETE POUR, FIBROUS CONCRETE REINFORCEMENT, OR POLYPROPYLENE FIRERS MAY BE LISED. CONCRETE REINFORCEMENT, OR POLTPROPTENE FIBERS MAY BE USED IN LIEU OF WWW.F. APPLICATION OF POLYPROPYLENE FIBERS PER CUBIC YARD OF CONCRETE SHALL BE PER MANUFACTURER AND COMPLY WITH ASTM C1116, ANY LOCAL BUILDING CODE REQUIREMENTS AND SHALL MEET OR EXCEED CURRENT INDUSTRY STANDARD.

10. POLYPROPYLENE REINFORCING TO BE 100% VIRGIN, CONTAINING NO REPROCESSED OLEFIN MATERIALS AND SPECIFICALLY MANUFACTURED FOR USE AS CONCRETE SECONDARY REINFORCEMENT. 11. STEEL REINFORCING BARS SHALL BE NEW BILLET STEEL CONFORMING

TO ASTM A615, GRADE 60. DEFALLING, FABRICATION, AND PLACEMENT OF REINFORCING STEEL SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF ACI 315: "MANUAL

OF STANDARD PRACTICE FOR DETAILING CONCRETE STRUCTURES". HORIZONTAL FOOTING AND WALL REINFORCEMENT SHALL BE

CONTINUOUS AND SHALL HAVE 90° BENDS, OR CORNER BARS WITH THE SAME SIZE/SPACING AS THE HORIZONTAL REINFORCEMENT. 14. PROVIDE REINFORCEMENT LAP AS NOTED BELOW, UNLESS NOTED

OTHERWISE: #4 BARS - 30" LENGTH

#5 BARS - 38" LENGTH #6 BARS - 45" LENGTH # DEMO: 43 LEUNIH SERVICE THE SHALL BE EQUIRED, THEY SHALL BE EQUIVALENT IN SIZE AND SPACING TO THE VERTICAL REINFORCEMENT. THE DOWEL SHALL EXTEND 50 BAR DAMETERS VERTICALLY AND 20 BAR DAMETERS INTO THE FOOTING. SEE KSE FOUNDATION DETAILS.

16. WHERE FOOTING BOTTOMS ARE TO BE STEPPED AT SLOPING GRADE

CONDITIONS PROVIDE CONTINUOUS REINFORCING WITH 7 BARS (TO

MATCH FOOTING REINFORCING) AS REQUIRED. 17. BAR SUPPORT ACCESSORIES SHALL BE PROVIDED IN ACCORDANCE WITH THE LATEST ACL MANUAL OF STANDARD PRACTICE FOR DETAILING REINFORCED CONCRETE STRUCTURES, EXCEPT THAT REINFORCING SHALL BE CHAIRED ON THE BOTTOM AND/OR THE SIDES ON BOLSTERS SPACED NOT MORE THAN 4 FEET ON CENTER NO ROCKS CMU CLAY

SPACED NOT MORE HAN 4 FEET ON CENTER, NO ROCKS, CMD, CLAT TILE, OR BRICK SHALL BE USED TO SUPPORT REINFORCING. FOR GRADE SUPPORTED SLABS, SLAB REINFORCING SHALL BE HELD IN PLACE BY BAR SUPPORTS AND ACCESSORIES AS DESCRIBED IN THE CRSI MANUAL OF STANDARD PRACTICE, BAR SUPPORTS SHALL BE SPACED A MAXIMUM OF 4'-0" O.C. BOTH WAYS IN STRAIGHT LINES ON

# MASONRY

ALL MASONRY SHALL CONFORM TO ASTM C-90, F'm=1500 PSI, ALL BRICK SHALL CONFORM TO ASTM C-216, F'm=1500 PSI. ALL MORTAR SHALL BE TYPE 'S' (TYPE 'M' BELOW GRADE) AND CONFORM TO ASTM C-270. COARSE GROUT SHALL CONFORM TO ASTM C-476 WITH A MAXIMUM AGGREGATE SIZE OF 36" AND A MINIMUM COMPRESSIVE STRENGTH OF 2,000

ALL MASONRY WORK SHALL BE IN ACCORDANCE WITH "BUILDING CODE REQUIREMENTS FOR MASONRY STRUCTURES" ACI 530/ASCE 5/TUMS 402 AND "SPECIFICATIONS FOR MASONRY STRUCTURES" ACI 530.1/ ASCE

6/TUMS 602. THE UNSUPPORTED HEIGHT OF SOLID MASONRY PIERS SHALL NOT

THE UNSUPPORTED HEIGHT OF SOLID MASONRY PIERS SHALL NOT SECRECE TOTA THISE THEIR LEAST DIMENSION. UNFILLED HOLLOW PIERS MAY BE USED IF THE UNSUPPORTED HEIGHT IS NOT MORE THAN FOUR TIMES THEIR LEAST DIMENSION. EACH CRAIM, SPACE PIER SHALL BEAR IN THE MIDDLE THIRD OF ITS RESPECTIVE FOOTING AND EACH GIODER SHALL BEAR IN THE MIDDLE THIRD OF THE PIERS, PILASTERS TO BE BONDED TO PERIMETER

FOUNDATION WALL.
TOP COURSE OF MASONRY SHALL BE GROUTED SOLID

HORIZONTAL WALL JOINT REINFORCEMENT SHALL BE STANDARD 9 GAGE GALVANIZED LADDER OR TRUSS TYPE SPACED AT 16" O.C., UNLESS SHOWN OTHERWISE ON THE DRAWINGS.

SPLICED WIRE REINFORCEMENT SHALL BE LAPPED AT LEAST 6" AND CONTAIN AT LEAST ONE CROSS WIRE OF EACH PIECE OF REINFORCEMENT WITHIN THE 6". LAP WITH STANDARD 'T' AND 'L' SHAPED PIECES AT INTERSECTIONS AND CORNERS

### WOOD FRAMING:

SOLID SAWN WOOD FRAMING MEMBERS SHALL CONFORM TO THE SPECIFICATIONS LISTED IN THE LATEST EDITION OF THE "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION": (NDS). UNLESS HERWISE NOTED, ALL WOOD FRAMING MEMBERS ARE DESIGNED

SPRUCE-PINE-FIR (SPF) WITH THE FOLLOWING MINIMUM DESIGN

E=1,400,000 PSI, F<sub>b</sub>=875 PSI, F<sub>v</sub>=135 PSI

1.1. FRAMING: SPF #2. 1.2. PLATES: SPF #2. 1.3. STUDS: SPF STUD GRADE

ALL LUMBER EXPOSED TO WEATHER OR IN CONTACT WITH CONCRETE SHALL BE PRESERVATIVE TREATED SOUTHERN YELLOW PINE #2 OR

ANCHOR SILL PLATES IN ACCORDANCE W/ GENERAL STRUCTURAL NOTES. ALL BEAMS SPECIFIED ARE MINIMUM SIZES ONLY. LARGER MEMBERS MAY BE SUBSTITUTED AS NEEDED FOR EASE OF CONSTRUCTION. NAILS SHALL BE COMMON WIRE NAILS UNLESS OTHERWISE NOTED.

BOLT HOLES AND LEAD HOLES FOR LAG SCREWS SHALL BE IN ACCORDANCE WITH NDS SPECIFICATIONS.

INDIVIDUAL STUDS FORMING A COLUMN SHALL BE ATTACHED WITH (2) ROWS 10d NAILS @ 6" O.C. STAGGERED. THE STUD COLUMN SHALL BE FULLY BLOCKED AT ALL FLOOR LEVELS TO ENSURE PROPER LOAD TRANSFER, WALL SHEATHING SHALL BE NALED TO EDGE OF EACH STUD.
FACE NAIL ALL MULTI-PLY BEAMS AND HEADERS WITH (2) ROWS 16d

COMMON NAILS @ 16" O.C., STAGGERED, OR PER MANUFACTURER'S SPECIFICATIONS FOR ENGINEERED LUMBER. APPLY NAILING FROM BOTH FACES FOR (3) OR MORE PLIES.

FASTEN 4-PLY BEAMS WITH (1) 1/2" DIAMETER THROUGH BOLT w/ NUT WASHERS AT 12" O.C. STAGGERED TOP AND BOTTOM, 15" MINIMUM EDGE DISTANCE, (UNLESS OTHERWISE NOTED)

ALL BEAMS AND HEADERS SHALL HAVE (1)2x JACK STUD & (1)2x KING STUD UNLESS OTHERWISE NOTED, THE NUMBER OF STUDS INDICATED ON PLANS ARE THE TOTAL NUMBER OF JACK STUDS REQUIRED, UNLESS

11. PROVIDE KING STUDS AT EACH END OF HEADERS AS NOTED BELOW. 24" O.C. STUD SPACING: (1) STUD UP TO 4' OPENING 16" O.C. STUD SPACING: (1) STUD UP TO 3' OPENING (2) STUDS UP TO 4' OPENING (2) STUDS UP TO 8' OPENING STUDS UP TO 8' OPENING (5) STUDS UP TO 12' OPENING (4) STUDS UP TO 16' OPENING (6) STUDS UP TO 16' OPENING
ALL BEAMS TO BE CONTINUOUSLY SUPPORTED LATERALLY AND SHALL

BEAR FULL WIDTH ON THE SUPPORTING WALLS OR COLUMNS INDICATED WITH A MINIMUM OF TWO STUDS, UNLESS OTHERWISE NOTED. ALL BEAM

WITH A MINIMUM OF TWO STUDS, UNLESS OTHERWISE NOTED. ALL BEAM SPLICES SHALL OCCUR OVER SUPPORTS. SOLID BLOCKING TO BE PROVIDED AT ALL POINT LOADS THROUGH FLOOR LEVELS TO THE FOUNDATION OR TO OTHER STRUCTURAL COMPONENTS. 14. ALL LUMBER SPECIFIED ON DRAWINGS IS INTENDED FOR DRY USE ONLY

(MOISTURE CONTENT <19%) UNLESS OTHERWISE NOTED.
ALL WATERPROOFING AND FIRE SAFETY SYSTEMS ARE TH RESPONSIBILITY OF THE CONTRACTOR AND ARE TO BE DESIGNED AND

DETAILED BY OTHERS DETAILED BY OTHERS.
ANY WOOD FRAME INTERIOR BEARING WALL STUDS THAT HAVE HOLES IN THE CENTER OF THE STUD UP TO 1" DIAMETER SHALL HAVE STUD PROTECTION SHIELDS. ALL HOLES OVER 1" IN DIAMETER FOR PLUMBING PROTECTION SHIELDS. ALL HOLES OVER 1 IN DIAMETER FOR PLUMBI LINES, ETC. SHALL BE REPAIRED WITH SIMPSON HSS2 OR USP STS1 STUD SHOES, TYPICAL, UNLESS OTHERWISE NOTED. BEARING WALLS SHALL BE SHEATHED ON NOT LESS THAN ONE SIDE

WITH OSB OR GYPSUM BOARD, BRIDGING SHALL BE INSTALLED NOT GREATER THAN 4 FEET APART MEASURED VERTICALLY FROM EITHER END THE STUD IN LIEU OF SHEATHING.

# EXTERIOR WOOD FRAMED DECKS

DECKS ARE TO BE FRAMED IN ACCORDANCE WITH APPLICABLE BUILDING CODES AND AS REFERENCED ON THE STRUCTURAL PLANS,

EITHER THROUGH CODE REFERENCES OR CONSTRUCTION DETAILS.
PRESERVATIVE TREATED WOOD FRAMING TO BE SOUTHERN YELLOW PINE #2 OR BETTER. GUARD RAILS AND LATERAL BRACING IS REQUIRED AT DECKS. DESIGN BY

PROVIDE DECK LATERAL LOAD CONNECTIONS PER BUILDING CODE.

# RAFTER FRAMED ROOF CONSTRUCTION:

PROVIDE 2x4x4'-0" RAFTER TIES AT 50" O.C.
RAFTERS SHALL BE SUPPORTED BY PURLINS AND PURLIN BRACES
AS SHOWN ON THE PLAN. PURLIN BRACES SHALL NOT BEAR ON ANY CELLING JOIST STRONGRACK OR HEADER LINLESS SPECIFICALLY

SHOWN ON PLAN. RAFTERS MAY BE SPLICED AT PURLIN LOCATIONS
CEILING JOISTS SHALL HAVE LATERAL SUPPORT w/ 1x4 FLAT BRACING ON TOP FDGE OF JOIST AT LOOSE JOIST ENDS (WHERE JOISTS NOT FASTENED TO RAFTERS) OR FULL DEPTH BLOCKING. FASTEN END OF BRACING TO RAFTÉR OR GABLE END FRAMING

FASTEN RAFTER AND CEILING JOIST WITH (6) 12d NAILS UNLESS OTHERWISE NOTED.

PROVIDE VERTICAL 2x6 STRONGBACKS AT CEILING JOISTS @ 8'-0" O.C. TIE STRONGBACK ENDS TO GABLE STUDS OR RAFTERS WHERE POSSIBLE. PROVIDE BLOCKING BETWEEN TOP PLATES AND STRONGBACKS. PROVIDE 2x4 FLAT FASTENED TO EACH JOIST WITH (2) 12d NAILS FASTEN STRONGRACK TO 2v4 FLAT WITH 12d NAILS @ 12" O.C. AND FASTENED TO EACH JOIST WITH (1) 12d TOENAIL

### WOOD TRUSSES (FLOOR & ROOF):

THE WOOD TRUSS MANUFACTURER/FABRICATOR IS RESPONSIBLE FOR THE DESIGN OF THE WOOD TRUSSES, SUBMIT SEALED SHOP DRAWINGS AND SUPPORTING CALCULATIONS TO THE SER FOR REVIEW PRIOR TO FABRICATION. THE SER SHALL HAVE A MINIMUM OF (5) DAYS FOR REVIEW. THE REVIEW BY THE SER SHALL BE FOR OVERALL COMPLIANCE OF THE DESIGN DOCUMENTS. THE SER SHALL ASSUME NO RESPONSIBILITY FOR THE CORRECTNESS OF THE STRUCTURAL DESIGN FOR THE WOOD TRUSSES.

THE WOOD TRUSSES SHALL BE DESIGNED FOR ALL REQUIRED LOADINGS AS SPECIFIED IN THE LOCAL BUILDING CODE THE ASCE STANDARD. "MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES. (ASCE 7), AND THE LOADING REQUIREMENTS SHOWN ON THESE SPECIFICATIONS. THE TRUSS DRAWINGS SHALL BE COORDINATED WITH ALL OTHER CONSTRUCTION DOCUMENTS AND PROVISIONS PROVIDED FOR LOADS SHOWN ON THESE DRAWINGS INCLUDING BUT NOT LIMITED TO HVAC FOLIPMENT, PIPING, AND ARCHITECTURAL FIXTURES ATTACHED TO

THE TRUSSES.
THE TRUSSES SHALL BE DESIGNED, FABRICATED, AND ERECTED IN ACCORDANCE WITH THE LATEST EDITION OF THE ANSI/TIP 1: "NATIK DESIGN STANDARD FOR METAL PLATE CONNECTED WOOD TRUSS CONSTRUCTION"

THE TRUSS MANUFACTURER SHALL PROVIDE ADEQUATE BRACING INFORMATION IN ACCORDANCE WITH "BUILDING COMPONENT SAFETY INFORMATION GUIDE TO GOOD PRACTICE FOR HANDLING, INSTALLING, RESTRAINING & BRACING OF METAL PLATE CONNECTED WOOD TRUSSES' (BCI) THIS BRACING BOTH TEMPORARY AND PERMANENT SHALL BE SHOWN ON THE SHOP DRAWINGS. ALSO, THE SHOP DRAWINGS SHALL SHOW THE REQUIRED ATTACHMENTS FOR THE TRUSSES.

THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING TEMPORARY BRACING AND SHORING FOR THE FLOOR AND ROOF TRUSSES AS REQUIRED AND STANING FOR THE FLOOR AND ROOT ROOSES AS RECOURSE.

DIRING CONSTRUCTION. AT A MINIMUM, CONTRACTOR SHALL FOLLOW THE REQUIREMENTS OF THE LATEST BCI. THE CONTRACTOR SHALL KEEP A COPY OF THE BCI SUMMARY SHEETS ON SITE.

THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING ALL PERMANENT

THE CONTROLLOR RESPONSIBLE TO THE STRUCTURAL DRAWING ALL PERMANENT TRUSS BRACING SHOWN IN THE STRUCTURAL DRAWINGS AND IN THE TRUSS DESIGNS. ALL CONTINUOUS LATERAL BRACING OF WEBS REQUIRES BRACES, REFET TO BCI SUMMARY SHEET BY FOR TYPES OF DIAGONAL BRACES TO PROVIDE AT EACH CONTINUOUS LATERAL BRACE LINE. SUCH BRAUGE TO PROVIDE SHALL NOT BE SPACED MORE THAN 20 FEET O.C. DIGONAL BRACES SHALL NOT BE SPACED MORE THAN 20 FEET O.C. DIGONAL BRACES SHALL BE FASTEN. WHERE CONTINUOUS LATERAL BRACING CANNOT BE INSTALLED, DIE TO A MINIMUM OF THREE ADJACENT TRUSSES NOT BEING DEDITION, HE CONTRICTOR SHALL BRACING CANNOT BE INSTALLED, DIE TO A MINIMUM OF THREE ADJACENT TRUSSES NOT BEING DEDITION, HE CONTRICTOR SHALL COORDINATE WITH THE TRUSS SPECIALTY ENGINEER/MANUFACTURER TO DETERMINE WHAT TYPE OF ALTERNATE BRACE (I.E., T OR L BRACE, ETC.) IS REQUIRED

ANY CHORDS OR TRUSS WEBS SHOWN ON THESE DRAWINGS HAVE BEEN

SHOWN AS A REFERENCE ONLY. THE FINAL DESIGN OF THE TRUSSES SHALL BE PER THE MANUFACTURER.

TRUSS LAYOUT AND PLACEMENT BY MANUFACTURER TO COINCIDE WITH THE SUPPORT LOCATIONS SHOWN ON THE SEALED STRUCTURAL DRAWINGS, TRUSS PROFILES TO BE SEALED BY THE TRUSS
MANUFACTURER, TRUSS PLANS TO BE COORDINATED WITH THE SEALED STRUCTURAL DRAWINGS.

TRUSS MANUFACTURER TO PROVIDE REQUIRED UPLIFT CONNECTORS FOR ALL TRUSSES

10. PROVIDE SIMPSON H2.5A, USP RT7 OR EQUIVALENT AT EACH TRUSS TO TOP PLATE CONNECTION, UNLESS OTHERWISE NOTED.

WOOD STRUCTURAL PANELS:

1. FABRICATION AND PLACEMENT OF STRUCTURAL WOOD SHEATHING SHALL BE IN ACCORDANCE WITH THE APA DESIGN/CONSTRUCTION GUIDE "RESIDENTIAL AND COMMERCIAL," AND ALL OTHER APPLICABLE APA STANDARDS

ALL STRUCTURALLY REQUIRED WOOD SHEATHING SHALL BEAR THE

WOOD WALL SHEATHING SHALL COMPLY WITH THE REQUIREMENTS OF LOCAL BUILDING CODES FOR THE APPROPRIATE STATE AS INDICATED ON THESE DRAWINGS. REFER TO WALL BRACING NOTES IN PLAN SET FOR MORE INFORMATION. EXTERIOR WALLS TO BE FULLY SHEATHED LISING 76" OSB OR PLYWOOD MINIMUM AT BRACED WALL PANELS PROVIDE BLOCKING AT ALL SHEET EDGES NOT FALLING ON STUDS OR PLATES, BLOCKING AT HORIZONTAL JOINTS SHALL NOT BE REQUIRED IN WALL SEGMENTS NOT COUNTED AS BRACED WALL

4 ROOF SHEATHING SHALL BE APA RATED SHEATHING EXPOSLIRE 1 OR ROUP SHEATHING SHALL BE APA RATED SHEATHING EXPOSURE I T 2. ROOF SHEATHING SHALL BE CONTINUOUS OVER TWO SUPPORTS MINIMUM AND ATTACHED TO ITS SUPPORTING ROOF FRAMING WITH 8d NAIL AT 6" O.C. AT PANEL EDGES AND AT 12" O.C. IN PANEL OG IVAIL AT 8 OV. AT PARKEL EDGES AND AT 12 OV. IN PARKEL FIELD UNLESS OTHERWISE NOTED ON THE PLANS, SHEATHING SHALL BE APPLIED WITH THE LONG DIRECTION PERPENDICULAR TO FRAMING SHEATHING SHALL HAVE A SPAN RATING CONSISTENT WITH THE FRAMING SPACING, PROVIDE SUITABLE EDGE SUPPORT BY USE OF PLYWOOD CLIPS OR LUMBER BLOCKING LINLESS OTHERWISE NOTED PANEL END JOINTS SHALL OCCUR OVER FRAMING. ROOF SHEATHING TO BE  $\%_6$ " OSB MINIMUM.

WOOD FLOOR SHEATHING SHALL BE APA RATED SHEATHING

WOUD FLOOR SHEATHING SHALL BE APA RAILD SHEATHING EXPOSURE 1 OR 2. ATTACH SHEATHING TO ITS SUPPORTING FRAMING WITH (1) 10d NAIL AT 6" O.C. AT PANEL EDGES AND AT 12" O.C. IN PANEL FIELD UNLESS OTHERWISE NOTED ON THE 12 O.C. IN PARTING SHALL BE APPLIED PERPENDICULAR TO FRAMING.
SHEATHING SHALL HAVE A SPAN RATING CONSISTENT WITH THE
FRAMING SPACING, PROVIDE SUITABLE EDGE SUPPORT BY USE OF T&G PLYWOOD OR LUMBER BLOCKING UNLESS OTHERWISE NOTED. PANEL END JOINTS SHALL OCCUR OVER FRAMING

SHEATHING SHALL HAVE A %" GAP AT PANEL ENDS AND EDGES AS RECOMMENDED IN ACCORDANCE WITH THE APA.

### STRUCTURAL FIBERBOARD PANELS:

STRUCTURAL FIBERBOARD SHEATHING SHALL ONLY BE USED WHERE SPECIFICALLY NOTED ON THE STRUCTURAL PLANS. FABRICATION AND PLACEMENT OF STRUCTURAL FIBERBOARD SHEATHING SHALL BE IN ACCORDANCE WITH THE APPLICABLE ALFA STANDARDS

STARUARDS.

FIBERBOARD WALL SHEATHING SHALL COMPLY WITH THE REQUIREMENTS OF LOCAL BUILDING CODES FOR THE APPROPRIATE STATE AS INDICATED ON THESE DRAWINGS. REFER TO WALL BRACING NOTES IN PLAN SET FOR MORE INFORMATION.

SHEATHING SHALL HAVE A %" GAP AT PANEL ENDS AND EDGES AS RECOMMENDED IN ACCORDANCE WITH THE ALFA.

STRUCTURAL STEEL:

1. STRUCTURAL SITEL SHALL BE FABRICATED AND ERECTED IN ACCORDANCE WITH THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" AND OF THE MANUAL OF STEEL CONSTRUCTION "LOAD RESISTANCE FACTOR DESIGN" LATEST EDITIONS ALL STEEL SHALL HAVE A MINIMUM YIELD STRESS (F.) OF 50 KSI

UNLESS OTHERWISE NOTED.
WELDING SHALL CONFORM TO THE LATEST EDITION OF THE AMERICAN WELDING SOCIETY'S STRUCTURAL WELDING CODE AIWA D1.1 ELECTRODES FOR SHOP AND FIELDING WELDING SHALL BE CLASS 570XX. ALL WELDING SHALL BE PERFORMED BY A CERTIFIED WELDER PER THE ABOVE STANDARDS. ALL STEEL BEAMS TO BE SUPPORTED AT EACH END WITH A

MINIMUM BEARING LENGTH OF 38" AND FULL FLANGE WIDTH UNLESS OTHERWISE NOTED. BEAMS MUST BE ATTACHED AT EACH END WITH A MINIMUM OF FOUR 16d NAILS OR (2) 1/8" x 4" LAG SCREWS

UNLESS OTHERWISE NOTED.
INSTALL 2x WOOD PLATE ON TOP OF STEEL BEAMS, RIPPED TO MATCH BEAM WIDTH, FASTEN PLATE TO BEAM w/ HILTI X-DIN 52 P8 PINS AT 12" O.C. STAGGERED OR 1/2" DIAMETER BOLTS AT 24"

#### MECHANICAL FASTENERS

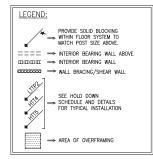
ALL METAL HARDWARE AND FASTENERS TO BE SIMPSON STRONG—TIE OR APPROVED EQUIVALENT.

ALL HARDWARE AND FASTENERS IN CONTACT WITH PRESERVATIVE ALL HARDWARE AND FASTENERS IN CONTACT WITH PRESERVATIVE

PRESSURE TREATED LUMBER SHALL BE HOT DIPPED GALVANIZED IN

ACCORDANCE WITH ASTIM A 153, G-185.

MANY OF THE NEW PRESSURE TREATED WOODS USE CHEMICALS THAT ARE CORROSIVE TO STEEL. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE TYPE OF WOOD TREATMENT AND SELECT APPROPRIATE CONNECTORS THAT WILL RESIST THE APPLICABLE CORROSIVE CHEMICALS.



BRICK	VENEER LINTEL SC	HEDULE		
SPAN	LINTEL SIZE	END BEARING		
UP TO 3'-0"	3½"x3½"x¼"	4*		
UP TO 6'-3"	5"x3½"x516" L.L.V.	8"		
UP TO 9'-6"	6"x3½"x5 <sub>6</sub> " L.L.V.	12"		
LINTELS ARE NOT DESIGNED TO BE BOLTED TO HEADERS UNLESS SPECIFIED ON UNIT PLANS.				
SPANS OVE	R 4'-0" SHALL BE SHORED UP	UNTIL CURED.		



IEERING
KERTOWN, PA 18951
(215) 804-4449

Homes

Weekley I

David 7

NUSIN S ÍШ

Model 925 Serenity, Lot #9 B330 Ransdall # .H. North σ.

No.

Structural

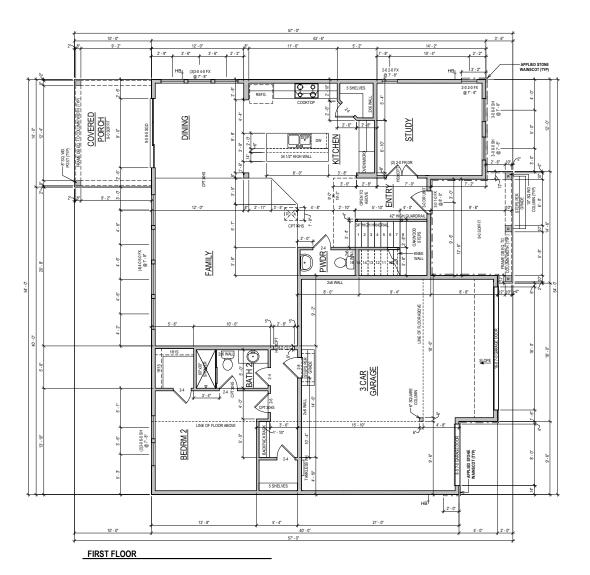
Carolina

gh,

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General 330 15 N Project #: 047-20010 Designed By: JPS Checked By:

Issue Date: 6/26/25 Re-Issue: Scale: 1/8"=1'-0" @ 11v17 1/4"=1'-0" @ 22x34



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

 Week lay Homes L.P.
The measuments, climention, and oher sp. only. The state are guidelines for co. only. The state specification to fine 1-1 only. The document serve of West-in-1 of West-in-1 of West-in-1 of West-in-1 ADVANCED FRAMING: 2X6 EXTERIOR
PERIMETER WALLS & ALL INSULATED
WALLS LINLESS NOTED OTHERWISE

David Weekley Homes Scale:1/8"=1'-0" Rev: 1/8/25 EB CN/AF/SG Date: 10/02/2020

925 Lot:

Proj. No.: 3277 Job No.: 0925

SERENITY 65' (IM) 1206 SERENITY WALK PARKWAY FUQUAY VARINA, NC

PLAN SQFT





# **GENERAL REQUIREMENTS**

GARAGE FLOOR TO BE SLOPED 1/8" PER FOOT TOWARDS VEHICLE ENTRY DOOR ROOF DECKS AND BALCONIES TO BE SLOPED 1/4" PER FOOT TOWARDS RELIEF POINTS

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

03

OWNER'S TO 7-0 OWNER'S RETREAT 0 [47] OPEN TO BBLOW 13.0 [4] RETREAT DISP. STAIRS \_\_\_\_1R1S\_\_\_\_ BEDRM 4 틹

SECOND FLOOR

NOTE: ALL 2ND FLR. CEILING HEIGHTS 9' - 0" UNLESS NOTED OTHERWISE

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

David Weekley Homes

Scale:1/8"=1'-0" Rev: 1/8/25 EB

Weekley Homes L.P.
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CN/AF/SG Date: 10/02/2020 925 Block: Lot: Proj. No.: 3277 Job No.: 0925

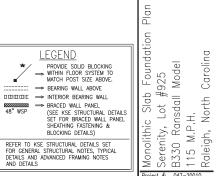
SERENITY 65' (IM) 1206 SERENITY WALK PARKWAY FUQUAY VARINA, NC

B330-A PLN-2 RANSDALL RALEIGH

KSE



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com (215) 804-4449



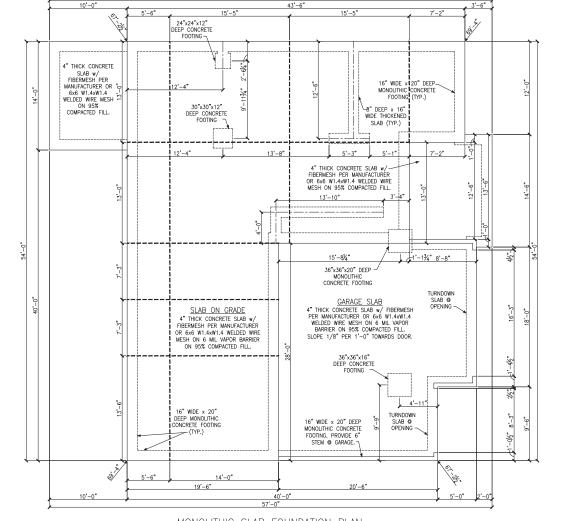
BLOCKING DETAILS) REFER TO KSE STRUCTURAL DETAILS SET FOR GENERAL STRUCTURAL NOTES, TYPICAL DETAILS AND ADVANCED FRAMING NOTES AND DETAILS

48" WSP

Project #: 047-20010 Designed By: JPS

Checked By: Issue Date: 6/26/25 Re-Issue:

Scale: 1/8"=1'-0" @ 11x17 1/4"=1'-0" @ 22x34



MONOLITHIC SLAB FOUNDATION PLAN

KSE



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2x4 LEDGER w/ (2) ROWS 12d

ROOF TRUSS VALLEY SET (TYP.) ROOF TRUSSES

@ 24" O.C.

SIMPSON HUC210-2

TAIL BEARING ROOF TRUSSES

@ 24" O.C.

LINE OF SLOPED CEILING

(2)2x10-\

1%"×11%"

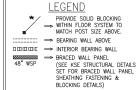
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HANGERS PER

TRUSS SUPPLIERI

(TYP.)

(2)2×10



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 14" DEEP TJI 210 SERIES OR EQUAL, SPACING PER MANUFACTURER.

- 3 INSTALL ONE PANEL CS-PF PORTAL FRAME PER DETAIL A/SD-3.
- 5 INSTALL TWO PANEL CS-PF PORTAL FRAME PER DETAIL A OR B/SD-4.
- (12) TOE-SCREW TOP OF PSL COLUMN TO UNDERSIDE OF BEAM WITH (4) SIMPSON 0.152"x6" SDWC SCREWS (SDWC15600)

Raleigh, North Carolina Second Floor Framir Serenity, Lot #925 B330 Ransdall Mode 115 M.P.H.

Model

Plan

Framing

Project #: 047-20010 Designed By: JPS Checked By: Issue Date: 6/26/25

Re-Issue: Scale: 1/8"=1'-0" @ 11x17 1/4"=1'-0" @ 22x34

SECOND FLOOR FRAMING PLAN

64" WSP (1)2x6

STUDY

DOUBLE JOIST

(R)

(12)-

ENTRY

HANGER BY JOIST SUPPLIER

3 CAR GARAGE

DOUBLE JOIST

5¼"x 5¼" 1.8E PSL COLUMN w/s

OPPOSITE CORNERS OF POST w/ 1" MIN. P.T. STANDOFF

ROOF TRUSSES @ 24" O.C.

STRUCTURAL COLUMN BY OTHERS WITH MIN. 3,000 LB. CAPACITY. INSTALL PER MANUFACTURER'S INSTRUCTIONS.

> COVERED PORCH

> > SIMPSON-HUC210-2 L -(TYP.)

> > > START LAYOUT @ 19.2

JOIST HERE

(1)2x6 (1)2x6 (1)2x6

DINING

FAMILY

BATH 2

===

\_48"\_WSP\_\_\_

DOUBLE JOIST

BEDRM 2

3-

(2)2×1

(2)2×10

(1)2x6 (2)2x8

64" WSP\_\_\_

96" WSP

RIM BOARD

KITCHEN

\_(2)1¾"x14" LVL FLUSH\_

48" WSP

1 2218





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)

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

### KEYNOTES:

48" WSP

1 AT RAISED FLOOR BELOW, CONNECT STUD AT END OF BRACED WALL PINEL TO FRAINIS BELOW WITH A 30° LONG SIMPSON CSOZ COIL STRAP WITH MIN 8-104 NAILS EACH END. AT SLAB FOUNDATION BELOW, CONNECT STUD TO FOUNDATION W/

SIMPSON DTT1Z w/ SIMPSON ¾"x6" TITEN HD SCREW ANCHOR AND 3½" MINIMUM EMBEDMENT.





ROOF FRAMING PLAN

1 48" WSP

1

1

1

1

\_\_\_\_48" WSP

(1)2x8 (1)2x8 (1)2x8

(1)2x8 (1)2x8 (1)2x8

48" WSP

OWNER'S BATH

ROOF TRUSS

VALLEY SET (TYP.)

ROOF TRUSSES @ 24" O.C.

ROOF TRUSSES @ 24" O.C

\_\_\_\_\_\_

UTIL

48" WSP

ROOF TRUSSES @ 24" 0.0

OWNER'S

RETREAT

RETREAT

BEDRM 4

STRUCTURAL GABLE END ROOF TRUSS

48" WSP

HANGERS PER-TRUSS SUPPLIER

BATH 3

*[-----*

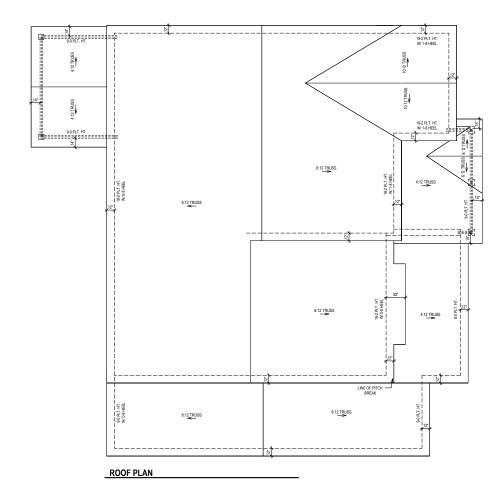
BEDRM 3

(1)2x8

0

48" WSP

2×6 @ 12" 0.C. BALLOON FRAMED WALI



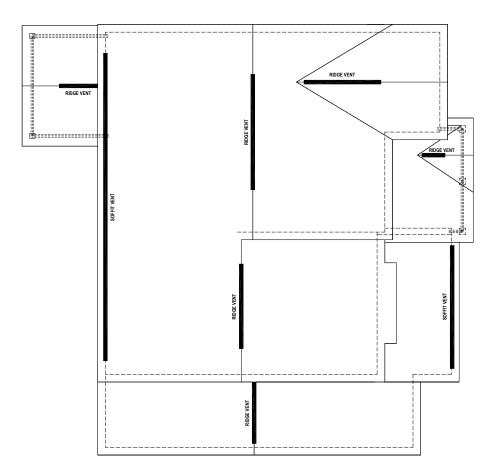
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CN/AF/SG Date: 10/02/2020 925

Lot: Proj. No.: 3277 Job No.: 0925

SERENITY 65' (IM) 1206 SERENITY WALK PARKWAY FUQUAY VARINA, NC

SOUTH B330-A RFP-1 RANSDALL RALEIGH



ROOF PLAN CALCS

ROOF VENT CALCULATION: ATTIC SPACE: 2534 SQ.FT.

REQUIRED VENTILATION: 1216 SQ.IN. REQ.

SOFFIT VENT PROVIDED: 56 LINEAL FEET RIDGE VENT PROVIDED: 52 LINEAL FEET AIR HAWK VENT PROVIDED: 0 UNITS

PROVIDED VENTILATION: 1216 SQ.IN.

50-80% IN UPPER PORTION: 77%

The measuments, dimension, and other specification shown on this document are guidelines for contrusion only. The extrans specification of the finished structure range of the finished structure range of the finished structure of wary. This document may not be relied on its a represent of what the completed structure will look like.

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CNIAFISG Scale: 1/8"=1-0"

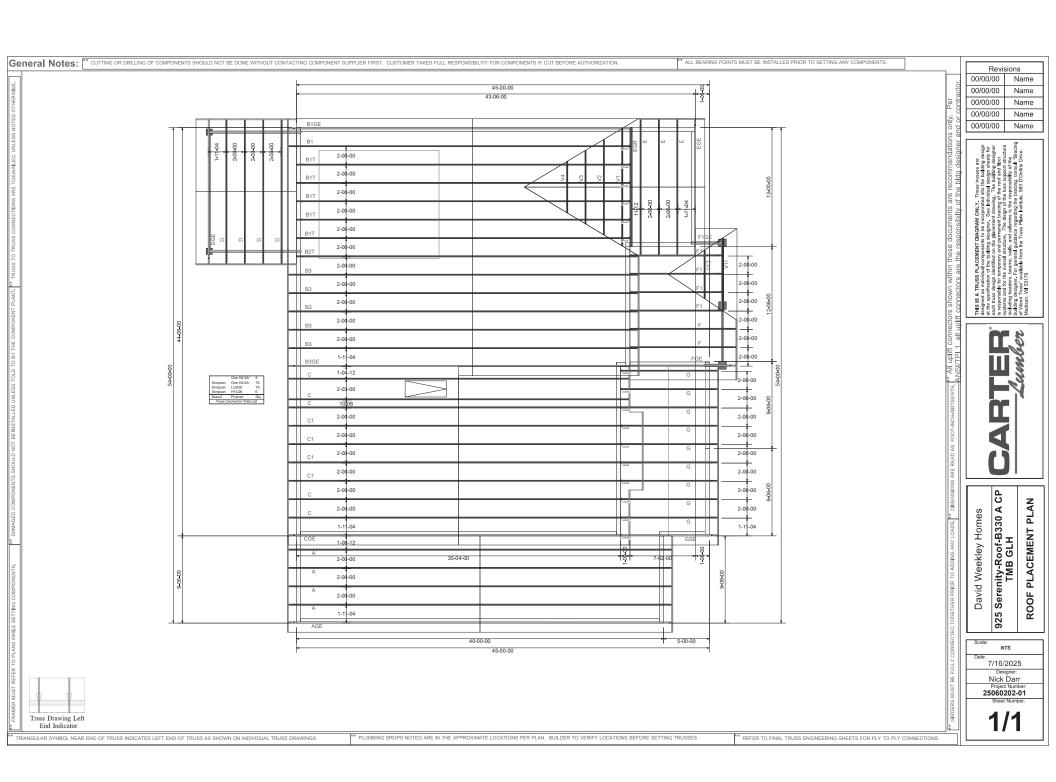
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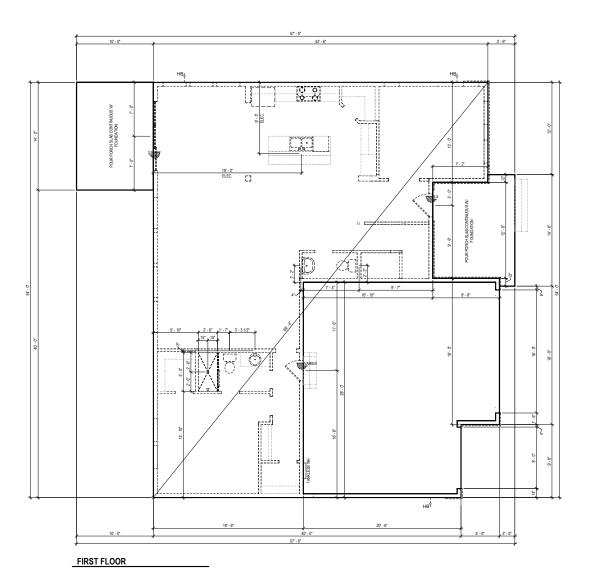
Proj. No.: Lot. 925 3277 Block: Job No.: Block:

SERENITY 65' (IM) 1206 SERENITY WALK PARKWAY FUQUAY VARINA, NC

B330-A RFP-2

RALEIGH





SEE ENGINEERING FOR ANCHOR BOLT REQUIREMENTS

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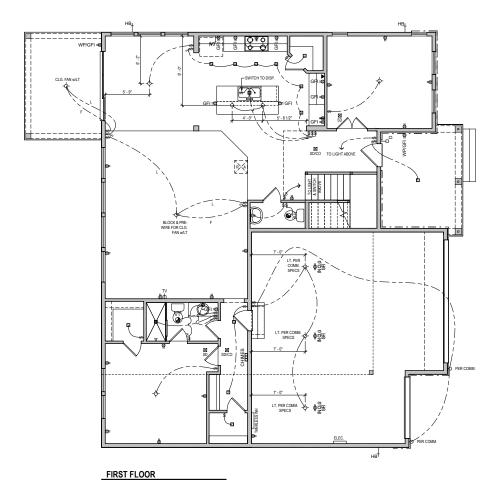
 CNIAFISG
 Scale: 1/8"=1-0"

 Date: 10/02/2020
 Rev. 1/8/25 EB

Proj. No.: Lot. 925
3277 Block:
Job No.: Block:
0925 Sect:

SERENITY 65' (IM) 1206 SERENITY WALK PARKWAY FUQUAY VARINA, NC





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



**UTILITY LEGEND** tilov outlet
12' AFF. (U.N.O.)

GFI GROUND FAULT INTERRUPTOR
(WEATHER PROOF AS NOTED) ELEVATOR CALL BUTTON RECESS CAN LIGHT (EYEBALL AS NOTED) VT EXHAUST VENT 1/2 HALF HOT OUTLET SD SMOKE DETECTOR (CARBON MONOXIDE AS D NOTED)

DOOR BELL ▼ PHONE LINE CHIMES DOOR BELL CHIMES
ELEC PANELBOARD W/ CIRCUIT
HB. BREAKERS HOSE BIB CABLE TELEVISION \$ STANDARD SWITCH (3 OR 4 WAY AS NOTED) - SURFACE MOUNTED LIGHT GAS GAS TAP SURFACE MOUNTED LED DISC LIGHT CW\_HW COLD/HOT WATER SUPPLY Q WALL MOUNTED LIGHT

> IN ALL HABITABLE ROOMS LIGHT BOXES MUST BE FAN RATED

### MID-ATLANTIC General Notes

ALL ELECTRICAL PLUGS TO BE 9" TO TOP FROM FLOOR IN ROOMS WITH WALL MOULDINGS.

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)

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.

SERENITY 65' (IM) 1206 SERENITY WALK PARKWAY FUQUAY VARINA, NC

Proj. No.: 3277 Job No.: 0925

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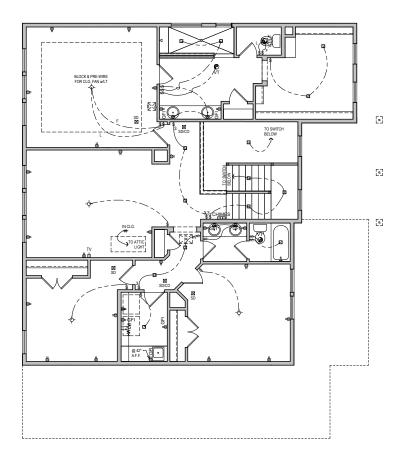
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925 Fot Scale:1/8"=1'-0" Rev: 1/8/25 EB

CN/AF/SG Date: 10/02/2020





SECOND FLOOR

Week key Homes L.P. 2025
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David Weekley Homes

Lot: 925

Proj. No.: 3277 Job No.: 0925

SERENITY 65' (IM) 1206 SERENITY WALK PARKWAY FUQUAY VARINA, NC

Scale:1/8"=1'-0" Rev: 1/8/25 EB

	UTILITY LEGEND				
Γ	ф	110V OUTLET 12" A.F.F. (U.N.O.)	F	ELEVATOR CALL BUTTON	
1	GFI	GROUND FAULT INTERRUPTOR (WEATHER PROOF AS NOTED)	п	RECESS CAN LIGHT (EYEBALL AS NOTED)	
-	1/2 <b>(</b>	HALF HOT OUTLET	VT ●	EXHAUST VENT	
1	ф	220V OUTLET (36* A.F.F. @ UTILITY)	SD ⊠	SMOKE DETECTOR (CARBON MONOXIDE AS	
1	•	PHONE LINE	₽ <sup>D</sup>	NOTED) DOOR BELL	
,	ζф.	CABLE TELEVISION	CHIMES	CHIMES .	
	\$	STANDARD SWITCH (3 OR 4 WAY AS NOTED)	ELEC.	PANELBOARD W/ CIRCUIT BREAKERS	
	φ-	SURFACE MOUNTED LIGHT	НВ	HOSE BIB	
1	¢.	SURFACE MOUNTED LED DISC LIGHT	GAS CW HW	GAS TAP	
	Q	WALL MOUNTED	T†	COLD/HOT WATER SUPPLY	

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

IN ALL HABITABLE ROOMS LIGHT BOXES MUST BE FAN RATED

### MID-ATLANTIC General Notes

 ALL ELECTRICAL PLUGS TO BE 9" TO TOP FROM FLOOR IN ROOMS WITH WALL MOULDINGS.

2. SWITCH FOR ATTIC LIGHT TO BE LOCATED OUTSIDE OF ATTIC SPACE, 12 INCHES FROM CEILING.

 DO NOT RUN WIRES ON TOP OF JOISTS IN AREAS LIKELY TO HAVE DECKING IN ATTIC. (near disappearing stairs)

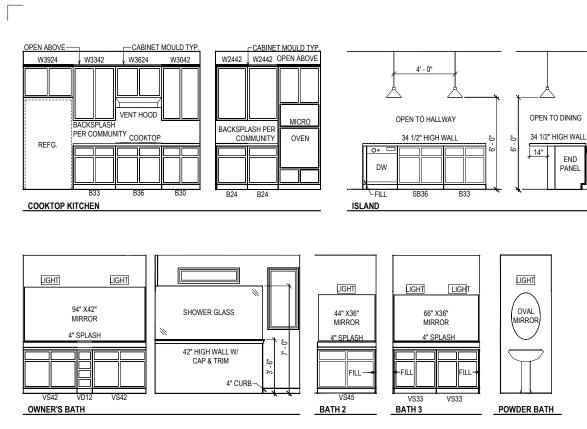
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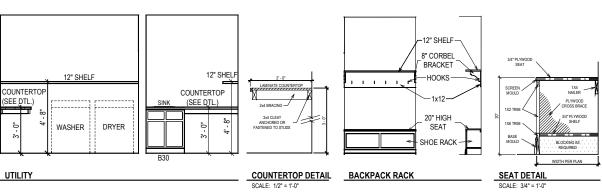
 ${\bf 4.}\,$  PROVIDE SMOKE DETECTORS IN EVERY BEDROOM. SEE SPECS FOR REQUIRED TYPE AND WIRING.

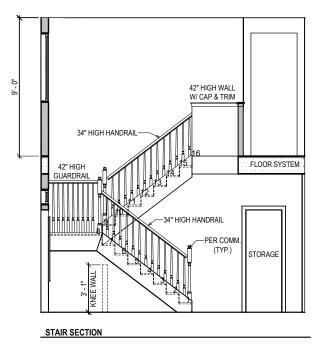
5. PROVIDE GAS AT APPLIANCES PER COMMUNITY REQUIREMENTS.

6. LOCATE ELECTRICAL PANEL IN LOCATION CLOSEST TO SERVICE.

SOUTH
B330-A
ELE-2
RANSDALL
RALEIGH









David Weekley Homes	Scale:1/4"=1'-0"	Do.:: 4/9/25 ED
	CN/AF/SG	Date: 08/44/2024
Lot: 925	Block:	,,,,,

SERENITY 65' (IM)	Proj. No.:	_
206 SERENITY WALK PARKWAY	3277	_
FUQUAY VARINA, NC	Job No.:	М
	0925	ဟ



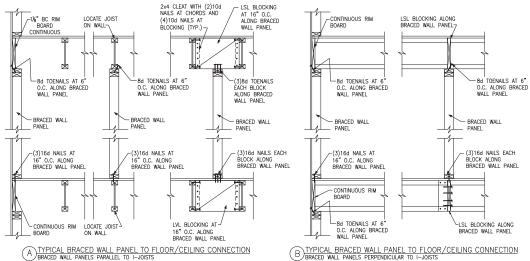












B TYPICAL BRACED WALL PANEL TO FLOOR/CEILING CONNECTION BRACED WALL PANELS PERPENDICULAR TO I-JOISTS

BRACED WALL INTERSECTIONS MAY BE FRAMED USING EITHER THE 3-STUD OR THE T-PLATE METHOD

3-STUD WALL INTERSECTION

1/2" (MIN) GYPSUM WALLBOARD. FASTEN TO WALL ALL SUPPORTS

(STUDS, PLATES, BLOCKING) WITH 1.25" TYPE W SCREWS AT 7" O.C.

(OR 5d COOLER NAILS AT 7" O.C.)

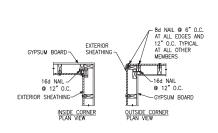
BRACED

2x6 FULL HEIGHT STUD AT WALL INTERSECTION -(2x8 STUD AT

INTERSECTING 2x6 WALL)

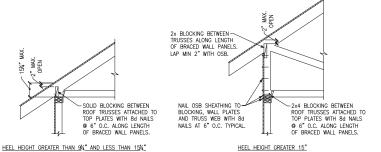
"T" PLATE WALL INTERSECTION

© 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



Braced Wall Details Serenity, Lot #925 B330 Ransdall Model 115

Carolina

Raleigh, North

М.Р.Н.

Project #: 047-20010 Designed By: JPS Checked By: Issue Date: 6/26/25

Re-Issue: Scale: 1/8"=1'-0" @ 11x17 1/4"=1'-0" @ 22x34





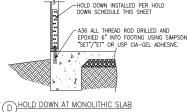














SHEAR WALL, SEE SCHEDULE AND PLANS FOR LOCATION

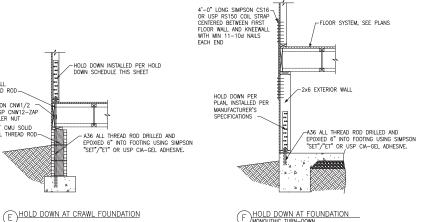
HOLD DOWN INSTALLED PER — HOLD DOWN SCHEDULE THIS SHEET, SEE PLANS FOR TYPE AND LOCATION.

A36 ALL THREAD ROD-

SIMPSON CNW1/2 OR USP CNW12-ZAP COUPLER NUT

GROUT CMU SOLID AT ALL THREAD ROD-

# B TYPICAL HOLD DOWN DETAIL A TYPICAL HOLD DOWN DETAIL

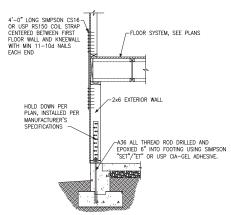




-SHEAR WALL, SEE

HOLD DOWN INSTALLED PER HOLD DOWN SCHEDULE THIS SHEET, SEE PLANS FOR TYPE AND LOCATION.

SCHEDULE AND PLANS FOR LOCATION



(C)HOLD DOWN AT STEMWALL SLAB

-HOLD DOWN INSTALLED PER HOLD DOWN SCHEDULE THIS SHEET

- A36 ALL THREAD ROD DRILLED AND EPOXIED 6" INTO FOOTING USING SIMPSON "SET"/"ET" OR USP CIA-GEL ADHESIVE.

G HOLD DOWN AT FOUNDATION STEM WALL

HOLD DOWN SCHEDULE					
HOLD SIMPSON	DOWN USP	ALL TREAD ROD	FASTENERS		
LTTP2	LTS20B	½" DIA.	(10)10d NAILS		
HTT4	HTT16	%" DIA.	(18)16dx2½" LONG NAILS		
HTT5	HTT45	%" DIA.	(26)16dx2½" LONG NAILS		

SEAL SEAL SEAL SEAL SEAL SEAL SEAL SEAL
NOSAY REMINISTRATION

Raleigh, North Carolina

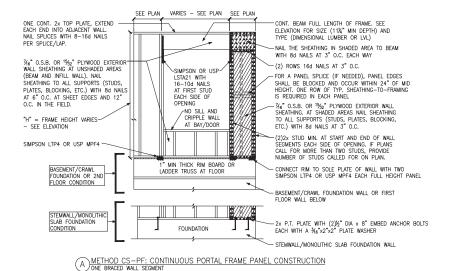
Carolina

North

Details

 $\approx$ 

Scale: 1/8"=1'-0" @ 11x17 1/4"=1'-0" @ 22x34



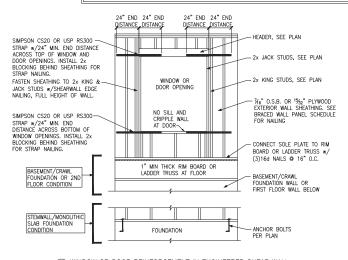
ONE CONT. 2x TOP PLATE, EXTEND EACH END INTO ADJACENT WALL. NAIL SPUICES 8-16d MAILS PER SPLICE/LAP.  3/4" O.S.B. OR 15/2" PLYWOOD EXTERIOR WALL SHEATHING TA UNSHAPED AREAS (BEAM AND INTIL WALL). NAIL SHEATHING TO ALL SUPPORTS (STUDS, PLATES, BLOCKING, ETC.) WITH 8d NAILS AT 6" O.C. AT SHEET EDGES AND 12" O.C. IN THE FIELD.  "H" = FRAME HEIGHT VARIES  - SEE ELEVATION WHERE FULL HEIGHT PANEL WIDTH EXCEEDS 16". PROVIDE ADDITIONAL STUDS AT 16" O.C. NAIL SHEATHING TO ALL	CONT. BEAM FULL LENGTH OF FRAME. SEE ELEVATION FOR SIZE (11½" MIN DEPTH) AND TYPE (DIMENSIONAL LUMBER OR LV.) NAIL THE SHEATHING IN SHADED AREA TO BEAM WITH 8d NAILS AT 3" O.C. EACH WAY  (2) ROWS 16d NAILS AT 3" O.C. EACH WAY  (2) ROWS 16d NAILS AT 3" O.C. FOR A PANEL SPLICE (IF NEEDED), PANEL EDGES SHALL BE BLOCKED AND OCCUR WITHIN 24" OF MID HEIGHT. ONE ROW OF TYPE, SHEATHING TO—FRAMING IS REQUIRED IN EACH PANEL ORIPPLE WALL AT BAY/DOOR  AT BAY/DOOR  (2)2x STUD MIN. AT START AND END OF WALL SEGMENTS EACH SIDE OF OPENING, IF PLANS
STUDS WITH 8d NAILS AT 3" O.C.  BASEMENT/CRAWL FOUNDATION OR 2ND FLOOR CONDITION  STEMWALL/MONOLITHIC SLAB FOUNDATION CONDITION	CALL FOR MORE THAN TWO STUDS, PROVIDE NUMBER OF STUDS CALLE FOR ON PLAN.  CONNECT RIM TO SOLE PLATE OF WALL WITH TWO SIMPSON LITP4 OR USP MFP4 EACH FULL HEIGHT PANEL BASEMENT/CRAWL FOUNDATION WALL OR FIRST FLOOR WALL BELOW  2x P.T. PLATE WITH (2)½" DIA x 8" EMBED ANCHOR BOLTS EACH WITH A %6"x2"x2" PLATE WASHER  STEMWALL/MONOLITHIC SLAB FOUNDATION WALL

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

	BRACED WALI	_ PANEL AN	ND 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. <u>Engineered Alternative</u> : 16 <u>Gage By 1.75" Long</u> <u>STAPLES AT 3" o.c. at sheet edges and 6" o.c. at intermediate supports</u>
GB(1)	INTERMITTENT GYPSUM BOARD (SHEATHING ONE FACE OF WALL)	1/2" GYPSUM	1.5" LONG GAL. 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 GAL. 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 GAL. 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 SHALL HAVE 2x BLOCKING BETWEEN WALL STUDS AT ALL HORIZONTAL SHEET EDGES, EXCEPT INTERMITTENT GYPSUM BOARD PANEL TYPES INSTALLED HORIZONTALLY.
- PROVIDE NAILING/BLOCKING ABOVE AND BELOW ALL BRACED WALL PANELS PER KSE BRACED WALL DETAILS.
- SHEATH ALL EXTERIOR WALLS OF THE HOUSE WITH  $\frac{7}{16}$ " O.S.B., OR  $^{1}$ 5½" 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 PANELS AND ENGINEERED SHEAR WALLS ARE PROVIDED PER IRC. PANEL LENGTHS SHOWN ON PLANS ARE THE MINIMUM LENGTH REQUIRED.



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

JEERING

KERTOWN, PA 18951
(215) 804-4449

ENGINE SUITE 201, QUAKE S

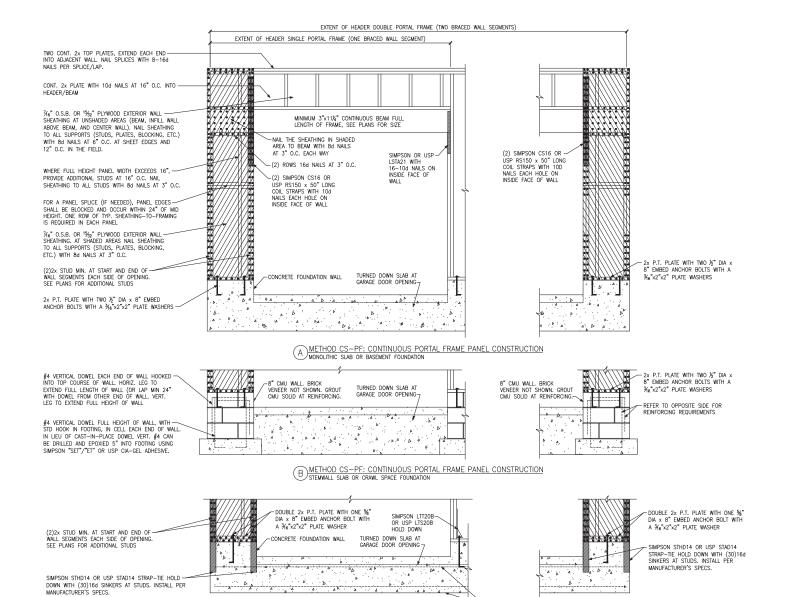






Issue Date: 6/26/25 Re-Issue:

1/4"=1'-0" @ 22x34



CONTINUOUS #4 HIGH AND LOW PROVIDE MIN 24" LAPS WHERE SPLICED.

KSE

ENGINEERING
E, SUITE 201, QUAKERTOWN, PA 18951
com (215) 804-4449

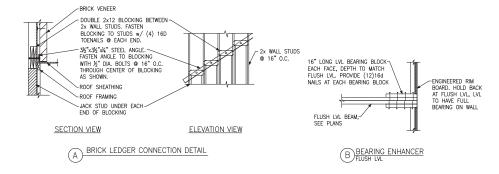


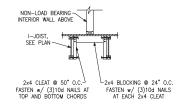




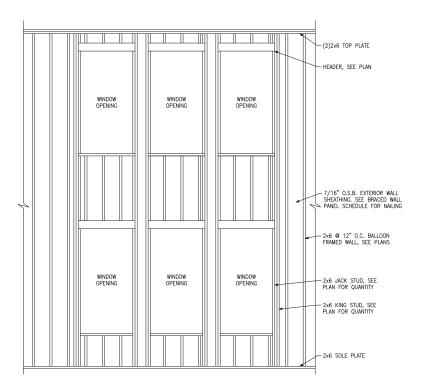


Project #: 047–20010
Designed By:JPS
Checked By:
Issue Dote: 6/26/25
Re-Issue:
Scole: 1/8"=1'-0" @ 11x17
1/4"=1'-0" @ 22x34





C I-JOIST LADDER BLOCKING
AS REQUIRED @ PARALLEL WALLS



	WALL	STUD SIZE,	HEIGHT & SPA	ACING SCHEDU	JLE	
		BEARING	WALLS		NONBEARIN	IG WALLS
STUD SIZE  LATERALLY UNSUPPORTED STUD HEIGHT  STUD HEIGHT  MAXIMUM SPACING WHEN SUPPORTING WHEN SUPPORTING WHEN SUPPORTING A ROOF-CELLING ON FLOOR, PLUS TWO FLOORS, PLUS A ROOF-CELLING ON FLOOR, PLUS A ROOF-CELLING A				LATERALLY UNSUPPORTED STUD HEIGHT	MAXIMUM SPACING	
2x4	10'-0"	24"	16"	-	14'-0"	24"
2x6	10'-0"	24"	24"	16"	20'-0"	24"





Framing #925 ity, Lot #9 Ransdall Miscellaneous F Serenity, Lot # B330 Ransdall

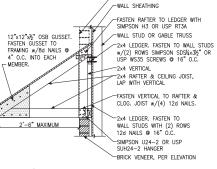
Detail

Scale: 1/8"=1'-0" @ 11x17 1/4"=1'-0" @ 22x34

Designed By: JPS Checked By: Issue Date: 6/26/25 Re-Issue:

Project #: 047-20010

115



-LINE OF OPTIONAL BRICK

B PENT ROOF DETAIL

LINE OF OPTIONAL BRICK

FASTEN RAFTER TO LEDGER WITH SIMPSON H3 OR USP RT3A

-2x4 LEDGER. FASTEN TO WALL STUDS

w/(2) ROWS SIMPSON SDS4x3½" OR USP WS35 SCREWS @ 16" O.C.

FASTEN VERTICAL TO RAFTER &

CLOG. JOIST w/(4) 12d NAILS.

WALL STUDS WITH (2) ROWS 12d NAILS @ 16" O.C.

-SIMPSON U24-2 OR USP SUH24-2 HANGER -BRICK VENEER, PER ELEVATION

-2x4 LEDGER. FASTEN TO

2x12 RAFTER WITH

CURVED PROFILE CUT INTO RAFTER-

8d NAILS AT 6" O.C. -

END TRUSS 2x4 BLOCKING BETWEEN RAFTERS.

2x4 FRAMING AT 24" O.C. -CANTILEVERED OVER GABLE

2x6 KICKER AT 6'-0" O.C., WITH-

2x6 "T" SCAB, NAIL SCAB TO

KICKER WITH 10d NAILS AT 6"
O.C. KICKER MAY BE OMITTED
WHEN HEIGHT OF GABLE END
TRUSS IS 4'-0" OR LESS.

%6" OSB AT GABLE END TRUSS, PER SHEAR WALL

EDGE NAILING PER SHEAR — WALL SCHEDULE PER SHEAR

WALL ABOVE (6" O.C. AT NON-SHEAR WALLS)

%6" OSB WALL SHEATHING

OSB GUSSET, CUT TO-MATCH ROOF PROFILE

FASTEN GUSSET TO

FRAMING w/8d NAILS @ 4"

O.C. INTO EACH MEMBER.

2x4 VERTICAL

X SECTION CURVED ROOF

(E) GABLE END WALL DETAIL

2x4 LEDGER. FASTEN TO

2x4 BLOCKING BETWEEN TRUSSES WITH SIMPSON U24 OR USP JL24 EACH END

(2) SIMPSON GB OR USP

HC520 EACH KICKER

-SIMPSON LTP4 EVERY

WALL STUDS w/(2) ROWS SIMPSON SDS¼x3½" OR USP WS35 SCREWS ⊕ 16" O.C.

AT 4" O.C.

(5) 10d-

ROOF TRUSSES

SIMPSON A35 OR USP MPA1 SPACED PER SHEAR WALL BELOW ENTIRE GABLE END

AT 24" O.C.

/WALL STUD OR GABLE TRUSS

-WALL SHEATHING

-2x4 VERTICAL

A PENT ROOF DETAIL CURVED ROOF

SLOPING L3½"x3½"x½" BRICK ANGLE WITH HORIZ. PL3x3x½ PLATES AT 24" O.C. (MIN TWO PER ANGLE. NAIL TO GIRDER

TRUSS WITH 16d NAILS AT 9" O.C. THROUGH PRE-DRILLED

TYP 14 V

ROOF GIRDER TRUSS TO

SUPPORT DEAD LOAD OF BRICK, SEE PLAN

(D)TRUSS DETAIL

-HOLES.

-2x4 CEILING JOIST, LAP WITH VERTICAL

OSB GUSSET, CUT TO MATCH ROOF PROFILE FASTEN GUSSET TO

FRAMING w/8d NAILS @ 4"

O.C. INTO EACH MEMBER.

2'-6" MAXIMUM

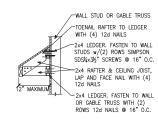
2x12 RAFTER WITH

CURVED PROFILE

CUT INTO RAFTER

BRICK VENEER-

2x WALL STUDS,



C EYEBROW ROOF DETAIL
STRAIGHT ROOF



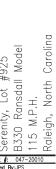
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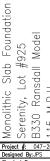
KERTOWN, PA 18951
(215) 804-4449

ENGINE SUITE 201, QUAKE

S







1/4"=1'-0" @ 22x34

Designed By: JPS Checked By: Issue Date: 6/26/25 Re-Issue:

Project #: 047-20010

Raleigh,

INSTALL ½" DIA. ANCHOR BOLTS W/ 3"x3"x¼" PLATE WASHERS @ 6'-0" O.C., SEE FOUNDATION NOTES.

SEAL 051215

2x STUD WALL w/ P.T. PLATE, SEE PLAN.

FINSTALL ½" DIA. ANCHOR BOLTS @ 6'-0" O.C.,

SEE FOUNDATION NOTES.

CONCRETE SLAB POURED

MONOLITHICALLY WITH

FOOTING, SEE PLAN.

4" GRAVEL FILL

CLASSIFIED SOIL

COMPACTED FILL

MONOLITHIC CONCRETE

FOOTING w/ 4" LEDGE BRICK VENEER, SEE

OR GROUP 1

THICKENED SLAB

VENEER TIES SHALL BE SPACED NOT MORE THAN 24" O.C. HORIZONTALLY

AND VERTICALLY AND SHALL SUPPORT NOT

MORE THAN 2 SQUARE

FOUNDATION SECTION EXTERIOR WALL AT PORCH w/ BRICK VENEER

LIVING SPACE /

FINSTALL ½" DIA. ANCHOR BOLTS @ 6'-0" O.C., SEE FOUNDATION NOTES.

CONCRETE SLAB POURED

MONOLITHICALLY WITH FOOTING, SEE PLAN.

4" GRAVEL FILL

CLASSIFIED SOIL

-MONOLITHIC CONCRETE FOOTING, SEE PLAN.

COMPACTED FILL

OR GROUP 1

FEET OF WALL AREA

CONCRETE SLAB, SEE PLAN

2x STUD WALL w/ P.T. PLATE, SEE PLAN.

STEP VARIES

00000

24" MAX

GARAGE SPACE

EXTERIOR

12" MINIMUM

BELOW GRADE

GRADE

INSIDE EDGE OF MONOLITHIC FOUNDATION (1) ADDITIONAL LADDER WIRE BELOW TOP BRICK COURSE CAST INTO SLAB MASONRY 000 OUTSIDE

00 NOTCH BRICK THREADED
ROD AND
GROUT SOLID EDGE OF BRICK AND WALL ABOVE

M FOUNDATION SECTION
ALTERNATE EXTERIOR WALL

POST ABOVE, SEE PLAN BRICK VENEER -SEE ARCH DWGS CONCRETE SLAB, SEE PLAN ISOLATED PAD FOOTING, FOR BRICK TIES. WEEPS, ETC. SEE PLAN FOR SIZE 8" MINIMUM TO GRADE, 24" MAX EXTERIOR GRADE WIDTH 12" MINIMUM-

1" GRAVEL FILL OR GROUP 1 CLASSIFIED SOIL FOOTING, SEE PLAN.

FOUNDATION SECTION ALTERNATE EXTERIOR WALL

ISOLATED PAD FOOTING INTERIOR COLUMN

2x STUD WALL w/ P.T. PLATE, SEE PLAN.

rINSTALL ½" DIA. ANCHOR BOLTS @ 6'-0" O.C.,

SEE FOUNDATION NOTES.

B) FOUNDATION SECTION EXTERIOR WALL @ BRICK VENEER FOUNDATION SECTION

CONCRETE SLAB POURED

MONOLITHICALLY WITH

4" GRAVEL FILL OR GROUP 1

CLASSIFIED SOIL

COMPACTED FILL

2x STUD WALL w/ P.T. PLATE, SEE PLAN.

-INSTALL ½" DIA. ANCHOR BOLTS ❷ 6'-0" O.C., SEE FOUNDATION NOTES.

STEP VARIES,

FOUNDATION SECTION
EXTERIOR GARAGE WALL ® BRICK VENEER

CONCRETE SLAB POURED

MONOLITHICALLY WITH FOOTING, SEE PLAN.

4" GRAVEL FILL

OR GROUP 1 CLASSIFIED SOIL

COMPACTED FILL

MONOLITHIC CONCRETE

FOOTING w/ 4" LEDGE BRICK VENEER, SEE

MONOLITHIC CONCRETE FOOTING w/ 4" LEDGE BRICK VENEER, SEE

FOOTING, SEE PLAN.

VENEER TIES SHALL BE SPACED NOT MORE THAN 24" O.C. HORIZONTALLY

AND VERTICALLY AND

SHALL SUPPORT NOT MORE THAN 2 SQUARE

FEET OF WALL AREA

8" MINIMUM TO

GRADE, 24" MAX

EXTERIOR GRADE-

12" MINIMUM ~ BELOW GRADE

VENEER TIES SHALL BE SPACED NOT MORE THAN

24" O.C. HORIZONTALLY AND VERTICALLY AND SHALL SUPPORT NOT

MORE THAN 2 SOLIARE FEET OF WALL AREA

8" MINIMUM TO

GRADE, 24" MAX

EXTERIOR GRADE

12" MINIMUM -

BELOW GRADE

2x STUD WALL w/ — P.T. PLATE, SEE PLAN.

B 2

C EXTERIOR WALL AT PORCH FOUNDATION SECTION

CONCRETE SLAB, SEE PLAN

EXTERIOR

12" MINIMUM

BELOW GRADE

GRADE

2x STUD WALL W/ -P.T. PLATE, SEE PLAN. INSTALL 1/2" DIA. ANCHOR BOLTS W/

G GARAGE DOOR SECTION

/ INSTALL ½" DIA. ANCHOR BOLTS @ 6'-0" O.C.,

SEE FOUNDATION NOTES.

CONCRETE SLAB POURED

4" GRAVEL FILL

OR GROUP 1 CLASSIFIED SOIL

COMPACTED FILL

-MONOLITHIC CONCRETE FOOTING

FOOTING SEE PLAN.

CONCRETE SLAB POURED

MONOLITHICALLY WITH FOOTING, SEE PLAN.

4" GRAVEL FILL

CLASSIFIED SOIL

COMPACTED FILL

MONOLITHIC CONCRETE FOOTING, SEE PLAN.

OR GROUP 1

4" CONCRETE SLAB, SEE PLAN

95% COMPACTED SOIL MONOLITHIC CONCRETE

-(1) ADDITIONAL LADDER WIRE BELOW TOP BRICK COURSE CAST INTO SLAB

RECESS @ GARAGE DOOR

3"x3"x14" PLATE WASHERS @ 6'-0' O.C., SEE FOUNDATION NOTES.

Slab ot #9 Monolithic

Details

2x BEARING WALL w/ P.T. PLATE, SEE PLAN: -INSTALL ½" DIA. ANCHOR BOLTS @ 6'-0" O.C., CONCRETE SLAB POLIRED SEE FOUNDATION NOTES

FOOTING, SEE PLAN, THICKENED SLAB, SEE PLAN.

> THICKENED SLAB SECTION ( J )INTERIOR BEARING WALL

-COMPACTED FILL MONOLITHIC CONCRETE FOOTING, SEE PLAN, E) FOUNDATION SECTION EXTERIOR GARAGE WALL

rINSTALL ½" DIA. ANCHOR BOLTS @ 6'-0" O.C., 2x STUD WALL w/ P.T. SEE FOUNDATION NOTES PLATE, SEE PLAN -6" CONCRETE STEMWALL -CONCRETE SLAB POURED 8" MINIMUM TO MONOLITHICALLY WITH STEP VARIES. FOOTING, SEE PLAN. GRADE, 24" MAX 24" MAX. EXTERIOR GRADE--4" GRAVEL FILL OR GROUP 1 CLASSIFIED SOIL 12" MINIMUM BELOW GRADE

FOUNDATION SECTION

rINSTALL ½" DIA. ANCHOR BOLTS @ 6'-0" O.C.,

SEE FOUNDATION NOTES.

CONCRETE SLAB POURED MONOLITHICALLY WITH FOOTING, SEE PLAN.

"4" GRAVEL FILL OR GROUP 1

CLASSIFIED SOIL

COMPACTED FILL

-MONOLITHIC CONCRETE

FOOTING, SEE PLAN.

2x STUD WALL w/ — P.T. PLATE, SEE PLAN.

8" MINIMUM TO

GRADE, 24" MAX-

12" MINIMUM~ BELOW GRADE

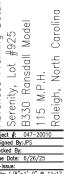
EXTERIOR GRADE ~

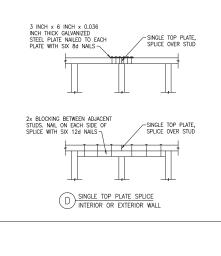
ENGINEERING F. SUITE 201, QUAKERTOWN, PA 18951

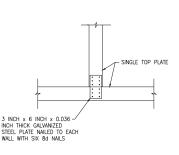
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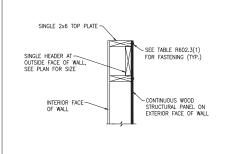




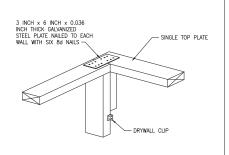












SINGLE TOP PLATE SPLICE

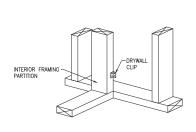
WALL INTERSECTION

3 INCH x 6 INCH x 0.036 INCH THICK GALVANIZED

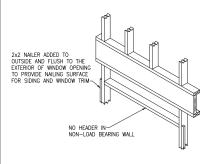
STEEL PLATE NAILED TO EACH WALL WITH SIX 8d NAILS

SINGLE TOP PLATE

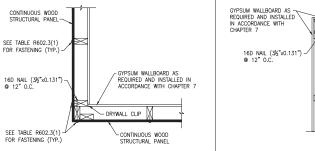




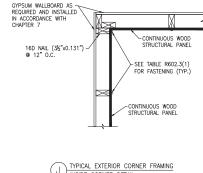
SINGLE TOP PLATE SPLICE WALL INTERSECTION



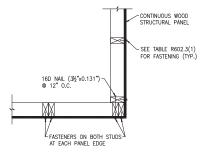
NON-LOAD BEARING HEADER (G) NUM-LUME -EXTERIOR WALL



TYPICAL EXTERIOR CORNER FRAMING OUTSIDE CORNER DETAIL



INSIDE CORNER DETAIL



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 NO 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.



Details Framing Advanced

Notes

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Project #: 047-20010 Designed By: JPS Checked By:

Issue Date: 6/26/25 Re-Issue:

1/4"=1'-0" @ 22x34