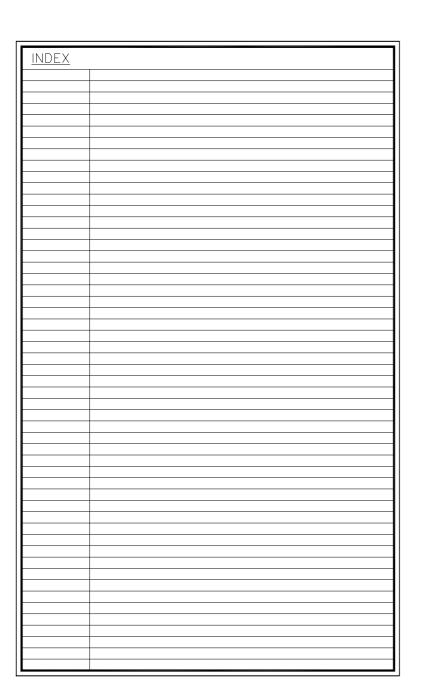
MIDDLETON-RALE

RALEIGH - LOT 00.0027 THE FARM AT NEILL'S CREEK

(MODEL# 2183)

ELEVATION 1- GR

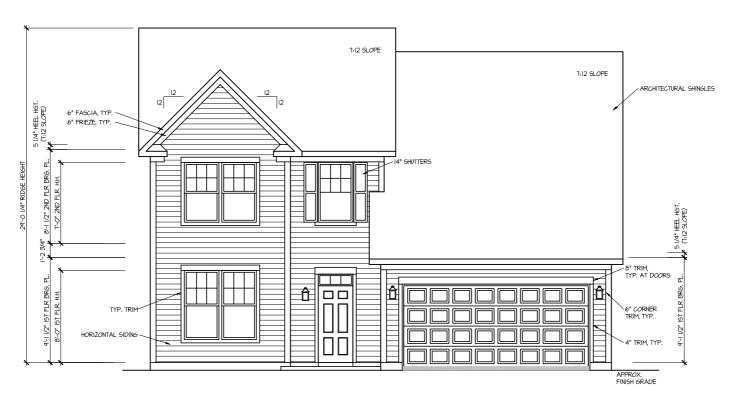




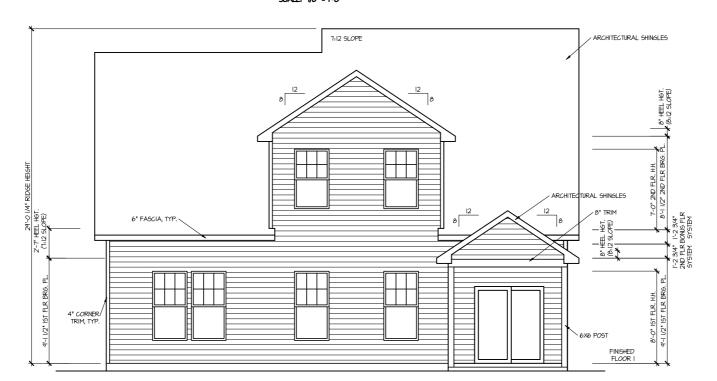
AREA CALCULATIONS ELEVATION 1 FIRST FLOOR GARAGE FRONT STOOP - ELEVATION 1 SECOND FLOOR OPTIONS BONUS ROOM COVERED PORCH 4' REAR EXTENSION BONUS ROOM ADD W/ 4' REAR EXT	HEATED 1495 SF 692 SF 310 SF 160 SF 61 SF	COVERED / UNHEATED 417 SF 34 SF 124 SF	UNCOVERED
TOTAL	2/18 SF	5/5 SF	

296 Peach Grove Way

LOT SPECIFIC 1 LOT 00.0027 THE FARM AT NEILL'S CREEK MIDDLETON REV. RALE 2 ELEVATION 1 2 ADDRESS 296 PEACH GROVE WAY LILLINGTON, NC 27546			
1 LOT 00.0027 THE FARM AT NEILL'S CREEK MIDDLETON REV. RALE 2 ELEVATION 1	INTS	PECIFIC	
MIDDLETON REV. RALE 2 ELEVATION 1			
MIDDLETON REV. RALE 2 ELEVATION 1 2 ADDRESS 296 PEACH GROVE WAY LILLINGTON, NC 27546	1 L	OT 00.0027	THE FARM AT NEILL'S CREEK
2 ADDRESS 296 PEACH GROVE WAY LILLINGTON, NC 27546			MIDDLETON REV. RALE 2 ELEVATION 1
	2 A	DDRESS	296 PEACH GROVE WAY LILLINGTON, NC 27546



FRONT ELEVATION I



REAR ELEVATION I SCALE: 1/8" = 1'-0"

MASTER PLAN INFORMATION

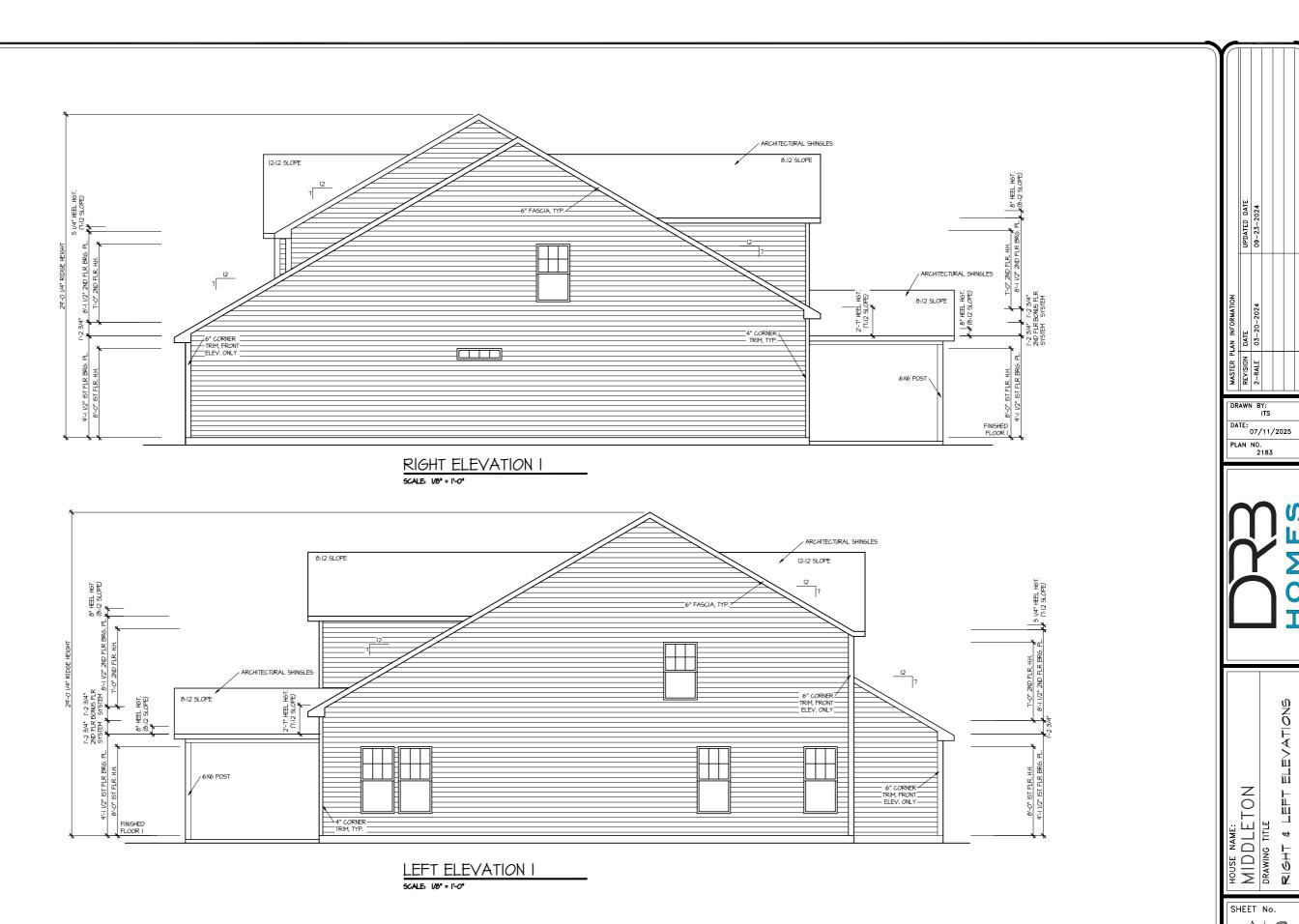
REVISION DATE

2-RALE 03-20-2024 09-23-2024

DRAWN BY: ITS DATE: 07/11/2025 PLAN NO. 2183



HOUSE NAME:
MIDDLETON
DRAWING TITLE
FRONT & REAR ELEVATIONS



ELEVATIONS HOUSE NAME:
MIDDLETON
DRAWING TITLE
RIGHT & LEFT E

ROOF VENTILATION CALCULATIONS:
ROOF AREA = 202 50 FT ATOM
CORRUL SEQUENT OF ATOM
TO SECUENT OF ATOM
TO SECUENT OF ATOM
SECUENT OF ATOM
SECUENT OF ATOM
TO SECUENT OF

LOPEN VINING (BOTTOM 2/3 RDS)

14 LINEAR PEET OF SOPFIT X 51 SQ. IN = 243 SQ. FT.

14 LINEAR PEET OF SOPFIT X 51 SQ. IN = 243 SQ. FT.

140 SQ. SQ. SQ. SQ. SQ. IN = 45 SQ. FT.

140 SQ. FT. ESTMENS (SQ. F)

10 SQ. ALLONED)

10 TAL ROOF VERILLATION. 1.45 SQ. FT. > 1,01 SQ. FT. (RQD)

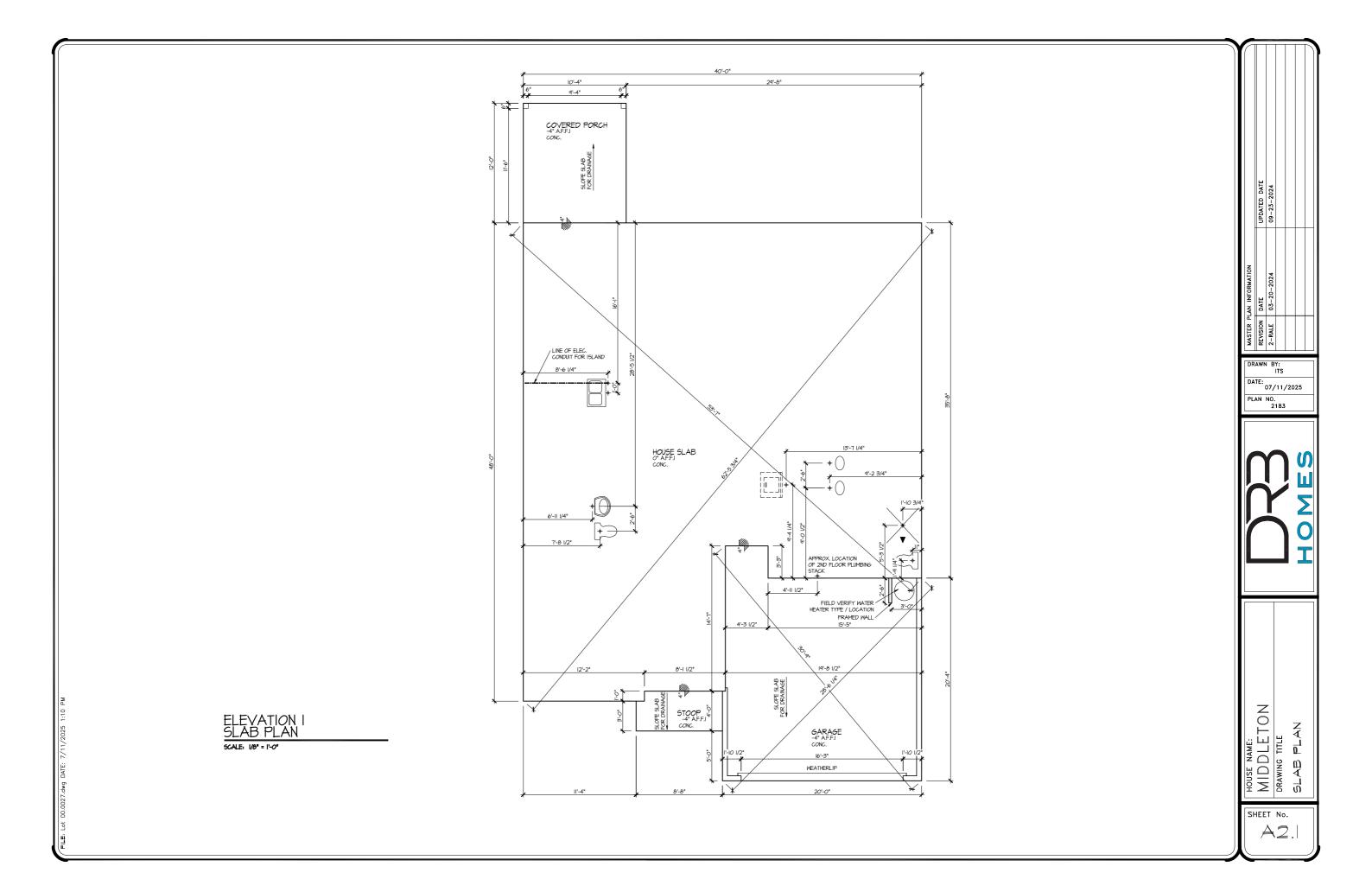
8:12 SLOPE 8:12 SLOPE 8:12 SLOPE 8:12 SLOPE 7:12 SLOPE LINE OF SECOND FLOOR 16 LF RIDGE VENT 16 LF RIDGE VENT LINE OF SECOND FLOOR 7:12 SLOPE 12:12 SL*O*PE 12:12 SLOPE

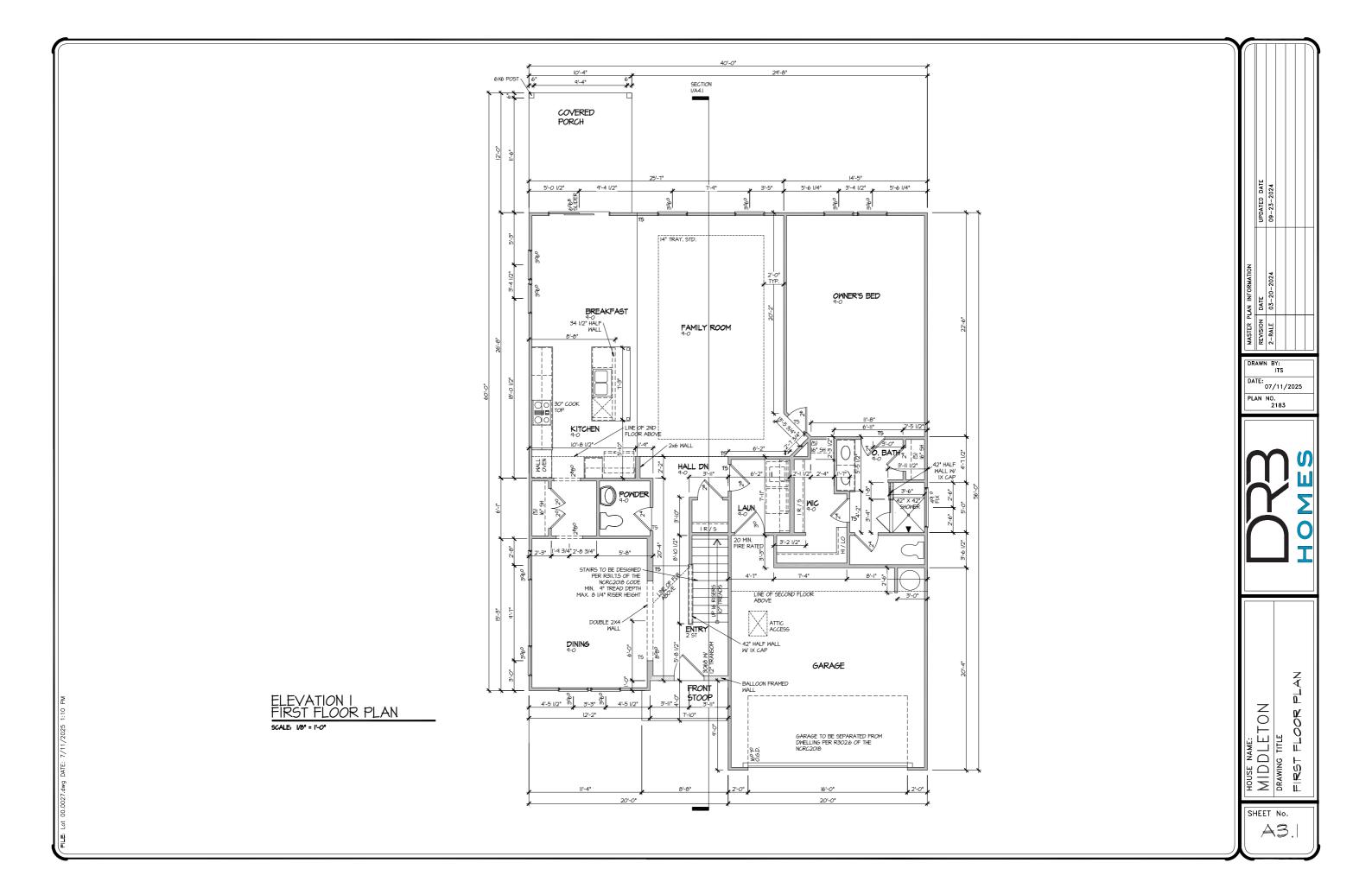
ROOF PLAN ELEV. I SCALE: 1/0"

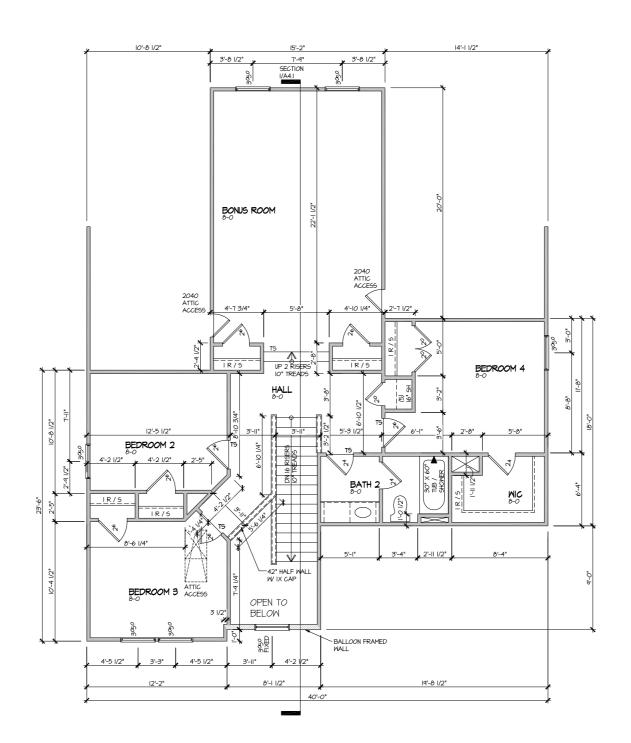
UPDATED DATE 09-23-2024 MASTER PLAN INFORMATION
REVISION DATE
2-RALE 03-20-2024 DRAWN BY: DATE: 07/11/2025 PLAN NO. 2183

HOUSE NAME:
MIDDLETON
DRAWING TITLE
ROOF PLAN

SHEET No. AI.3







ELEVATION I SECOND FLOOR PLAN SCALE 100" = 11-0"

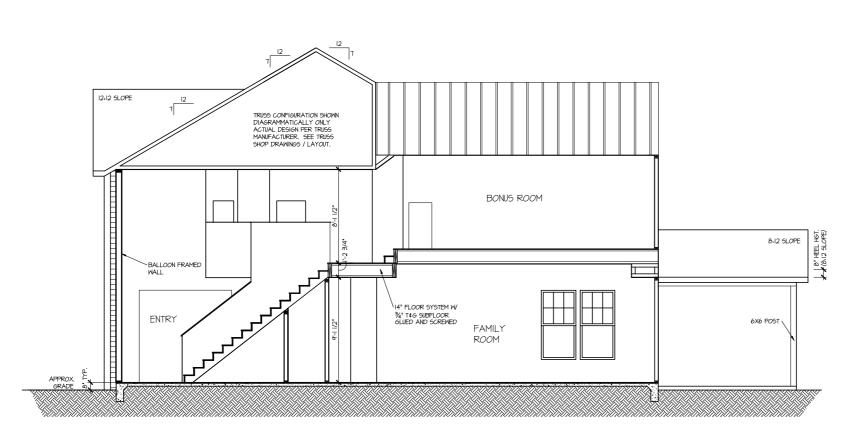
DRAWN BY: DATE: 07/11/2025

PLAN NO. 2183



7 V X N | | | 00 | N HOUSE NAME:
MIDDLETON
DRAWING TITLE
SECOND FLOOR

SHEET No. A3.2

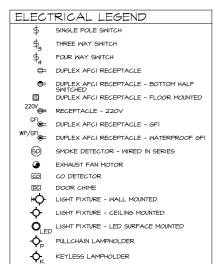


<u>SECTION I</u> SCALE: 1/8" = 1'-0" | FEVISION | DATE | CO-20-20-4 | CO-23-20-24 | CO-23-20-24 | CO-23-20-24 | CO-23-20-24 | CO-23-20-24 | CO-23-20-24 | CO-23-20-23-20-24 | CO-23-20-23-20-23-20-24 | CO-23-20-23-20-24 | CO-23-20-23-20-24 | CO-23-20-23-20-24 | CO-23-20-23-20-23-20-24 | CO-23-20-

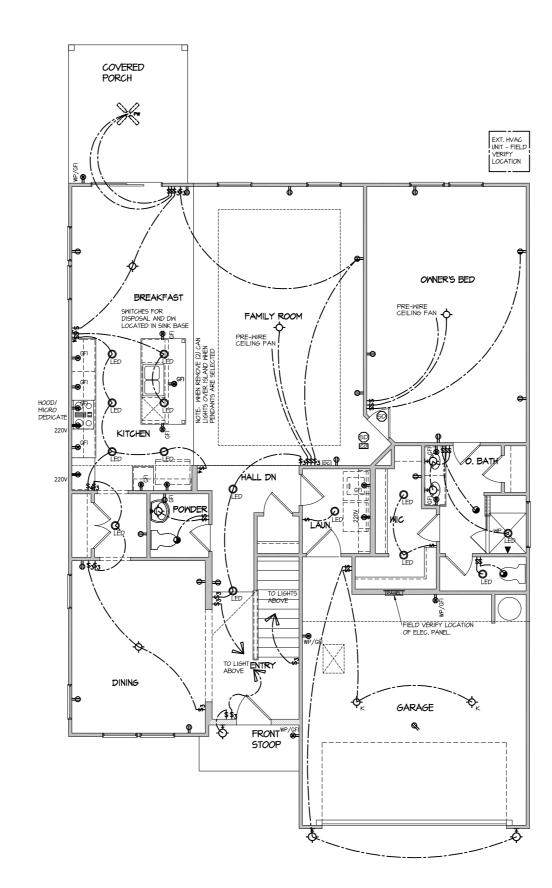
DRAWN BY: ITS DATE: 07/11/2025 PLAN NO. 2183



HOUSE NAME:
MIDDLETON
DRAWING TITLE
BUILDING SECTION



MOTE: ALL ELECTRICAL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE ADOPTED VERSION OF THE NATIONAL ELECTRICAL CODE, THE LOCAL POWER COMPANY AND TO ALL APPLICABLE LOCAL REGULATIONS.



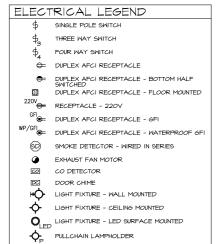
ELECTRICAL PLAN FIRST FLOOR - ELEV. I SCALE: 1/8" = 1'-0"



PLAN NO. 2183

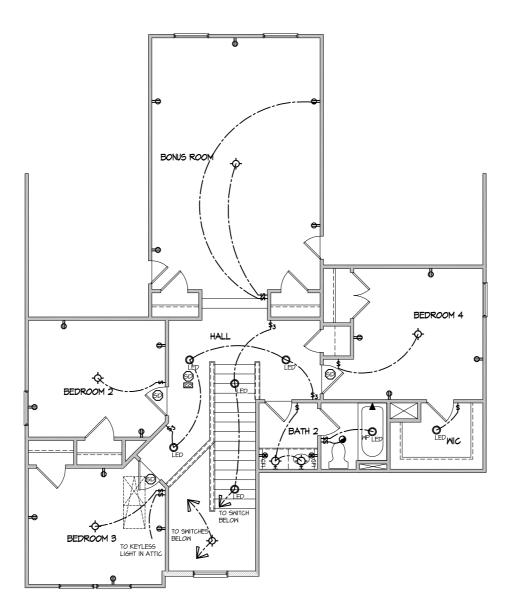


0 ₹ 1 詌 HOUSE NAME:
MIDDLETON
DRAWING TITLE
FIRST FLOOR EI

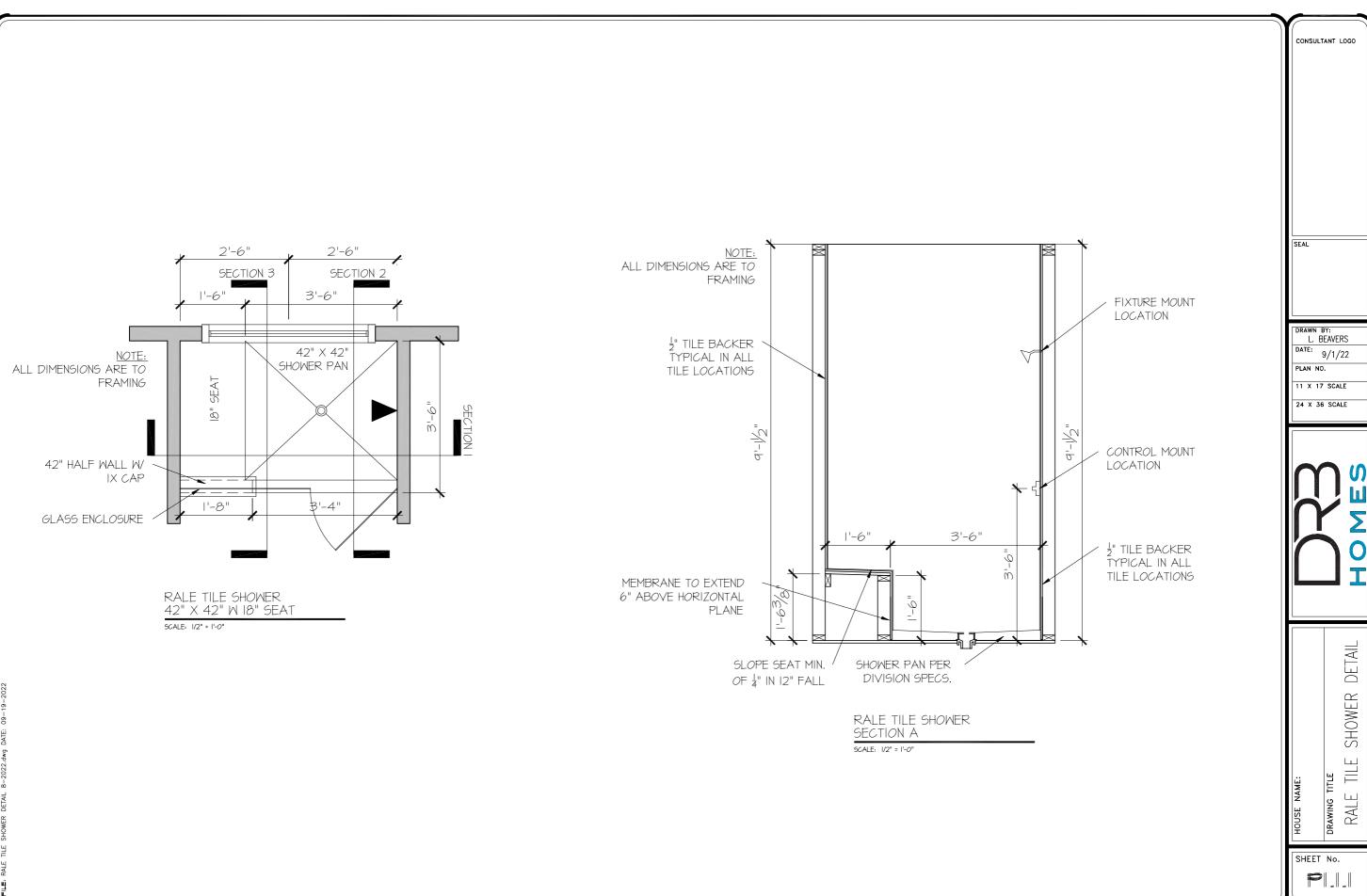


NOTE: ALL ELECTRICAL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE ADOPTED VERSION OF THE NATIONAL ELECTRICAL CODE, THE LOCAL PONER COMPANY AND TO ALL APPLICABLE LOCAL REGULATIONS.

♠ KEYLESS LAMPHOLDER



ELECTRICAL PLAN SECOND FLOOR - ELEV. I SCALE: 1/8" = 1'-0" HOUSE NAME:
MIDDLETON
DRAWING TITLE
SECOND FLOOR ELECTRICA





DRAWN BY: L. BEAVERS DATE: 9/1/22 PLAN NO.

11 X 17 SCALE 24 X 36 SCALE



DETAIL SHOWER

RALE

DRAWING TITLE
RALE TILE

SHEET No.

PI.I.2

GLASS ENCLOSURE <u>-</u>P 42" HGT. HALF WALL W/ IX CAP BEYOND I" TILE BACKER V / LINE OF SEAT TYPICAL IN ALL BEYOND TILE LOCATIONS MEMBRANE TO EXTEND OVER CURB / MEMBRANE TO EXTEND (2) 2X4 PT CURB 6" ABOVE HORIZONTAL PLANE SHOWER PAN PER 3'-6" DIVISION SPECS. RALE TILE SHOWER

SECTION C

SCALE: 1/2" = 1'-0"

LINE OF TILE

TO CLG.

LINE OF TILE TO CLG. FIXTURE MOUNT LOCATION GLASS ENCLOSURE CONTROL MOUNT LOCATION "B-19 1 TILE BACKER TYPICAL IN ALL TILE LOCATIONS MEMBRANE TO EXTEND OVER CURB MEMBRANE TO EXTEND (2) 2X4 PT CURB 3'-6"

RALE TILE SHOWER SECTION B

SCALE: 1/2" = 1'-0"

6" ABOVE HORIZONTAL

SHOWER PAN PER

DIVISION SPECS.

PLANE

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 2x SILL PLATES TO FND WITH A MINIMUM OF 2 ANCHORS PER PLATE, 12" MAX. FROM PLATE ENDS - UTILIZING:
 • 1/2" DIA. ANCHOR BOLTS • 6'-0" O.C., 7" MIN. EMBEDMENT
- (CONC), 15" MIN. EMBEDMENT (CMU)
- SIMPSON MASA ANCHOR STRAPS @ 6'-0" O.C. (CONC) SIMPSON MAB23 ANCHOR STRAPS @ 2'-8" O.C. (CMU)
- (REFER TO DETAILS FOR 10' TALL WALL ANCHOR REQUIREMENTS) ALL LUMBER EXPOSED TO WEATHER OR IN CONTACT W/ CONCRETE
- OR CMU SHALL BE PRESERVATIVE TREATED SOUTHERN PINE #2. BUILDER TO VERIEY CORROSION-RESISTANCE COMPATIBILITY OF
- HARDWARE & FASTENERS IN CONTACT W/ PRESERVATIVE-TREATED WOOD, CONTACT LUMBER & HARDWARE SUPPLIERS TO COORD.
- BASEMENT INTERIOR BEARING WALLS & EXTERIOR WALK-OUT BASEMENT WALLS SHALL BE 2x6 € 16" O.C. SPF OR SYP, "STUD" GRADE OR BETTER.
- ONCRETE DESIGN BASED ON ACI 318. CONCRETE SHALL ATTAIN
 THE FOLLOWING MIN. COMPRESSIVE STRENGTHS IN 28 DAYS, U.N.O.:
- 4,000 psi: FOUNDATION WALLS
 2,500 psi: FOOTINGS & INTERIOR SLABS ON GRADE 3,000 psi: GARAGE & EXTERIOR SLABS ON GRADE
- 60,000 psi BASEMENT FOUNDATION WALL DESIGN BASED ON:
- . 9' OR 10' HEIGHT (AS NOTED ON PLANS)
 - TALLER WALLS MUST BE ENGINEERED NOMINAL WIDTH (9 ½" FOR 10" THICK WALL).
- BASEMENT WALL DESIGN IS BASED ON 60 PCF BACKELL SOIL TYPE CLASSIFICATIONS (SC, ML-CL, OR CL).
- BASEMENT WALLS SHALL BE BRACED PRIOR TO BACKELLING BY ADEQUATE TEMPORARY BRACING OR INSTALL 1st FLOOR DECK.
- PROVIDE (2) #5 BARS AROUND ALL SIDES OF OPENINGS IN CONCRETE BSMT. FND. WALL WITH 2" CLEAR. REINFORCEMENT
- SHALL EXTEND 12" PAST CORNER OF OPENING IN ALL DIRECTIONS.
- FOR OPENINGS UP TO 36", PROVIDE MINIMUM IO" CONCRETE DEPTH OVER OPENING OR (3)2xIO w/ (2)2x6 JACK STUDS, U.N.C · LARGER OPENINGS SHALL BE PER PLAN
- ALL CONCRETE EXPOSED TO THE WEATHER SHALL NOT HAVE LESS
- THAN 5% OR MORE THAN 7% AIR ENTRAINMENT ALL FOOTINGS SHALL BEAR AT LEAST 12" BELOW FINISH GRADE.
- FOOTINGS AND SLABS ON GRADE SHALL BEAR ON VIRGIN SOIL OR 95% COMPACTED FILL.
- PROVIDE CONTROL JOINTS AT ALL INSIDE CORNERS OF SLAB EDGES, AND OTHER LOCATIONS WHERE SLAB CRACKS ARE LIKELY
- JOINTS SHALL BE LOCATED @ 10'-0" O.C. (RECOMMENDED) OR 15'-O" OC (MAXIMIM)
- · 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
- CONCRETE MASONRY UNITS (CMU) SHALL BE ASTM C90 WITH A MIN.
- COMPRESSIVE STRENGTH OF 1900 psi (Fm=1500 psi), MORTAR SHALL BE ASTM C270, TYPE S. CMU DESIGN PER ACI 530 & 530.I.
- CMU FOUNDATION WALLS SHALL HAVE 'DUR-O-WALL' HORIZONTAL JOINT REINFORCEMENT (OR EQUAL) - 9 GA. MINIMUM @ 16" O.C.
- PROVIDE 2x6 (MIN.) x 16" LONG P.T. PLATE ON TOP OF ALL CRAWL SPACE PIERS. ALL PIERS SHALL BE FASTENED PER ANCHORAGE SPECIFICATIONS NOTED ABOVE. TOP 2 COURSES (MIN.) OF PIER TO BE GROUTED SOLID (8 COURSE MAX. PIER HEIGHT).
- PROVIDE 2x6 P.T. PLATE ON INTERIOR CRAWL SPACE WALLS, FASTENED PER ANCHORAGE SPECIFICATION NOTED ABOVE. TOP 2 COURSES (MIN.) OF WALL TO BE GROUTED SOLID (8 COURSE MAX. WALL HEIGHT)
- DIMENSIONS BY OTHERS, BUILDER TO VERIFY.

DESCRIPTION OF BLDG. ELEMENT 3"x0.131" NAILS

DIST TO SOLE PLATE

DOUBLE TOP PLATE

INTERSECTING WALLS

OLE PLATE TO JOIST/BLK' TUD TO SOLE PLATE

TOP OR SOLE PLATE TO STUD

BLK'G. BTWN. JOISTS TO TOP PL.

OP PLATE LAP @ CORNERS &

(ONLY ACCEPTABLE WHERE * ARE SHOWN)

BUILDER TO VERIFY THAT MODEL HAS BEEN ADEQUATELY TREATED BY A LICENSED AND BONDED PEST CONTROL COMPANY FOR SUBTERRANEAN TERMITES. METHOD AND TYPE OF TREATMENT TO BE DETERMINED BY PEST CONTROL COMPANY

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

OUBLE TOP PLATE LAP SPLICE (9) NAILS IN LAPPED AREA

(3) TOENAILS

(3) TOENAILS

(2) NAILS

NAII S @ 24" 0

2½"x0.113 IS AN ACCEPTABLE ALTERNATIVE TO A 3"x0.120", SAME SPACING OR NUMBER OF NAILS.

GENERAL STRUCTURAL NOTES

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

DEAD = 7 PSF T.C., IO PSF B.C. LIVE = 16 PSF LOAD DURATION FACTOR = 1.25

FLOOR LIVE = 40 PSF (30 PSF @ SLEEPING AREAS) DEAD = 10 PSF (I-JOISTS & SOLID SAWN) IO PSF T.C., 5 PSF B.C. (TRUSSES) (ADD'I IO PSF @ TILF)

LATERAL 120 MPH, EXPOSURE B. SEISMIC A/B.

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

GENERAL FRAMING

- ALL TYP. NAIL FASTENER REQUIREMENTS ARE NOTED IN STANDARD CONNECTIONS TABLE 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.
- REFER TO FASTENING SCHEDULE TABLE R602.3(1) FOR ALL CONNECTIONS, TYP, U.N.O.
- EXT. \$ INT. BRG WALLS SHALL BE 2x4 OR 2x6 (AS SHOWN ON PLANS)
 I6" O.C. SPF OR SYP "STUD" GRADE LUMBER, OR BETTER, U.N.O.
- WALLS OVER 12' TALL SHALL BE PER PLAN. ALL HEADERS, BEAMS & OTHER STRUCTURAL MEMBERS SHALL BE SPRICE-PINE-FIR #2 (SPE) OR SOUTHERN PINE #2 (SYP) LIMBER OR BETTER (KILN-DRIED). ALL HEADERS HAVE BEEN DESIGNED BASED ON CALCULATED
- LOADS & SIZED ACCORDINGLY. CODE TABLES HAVE NOT BEEN USED. ALL NON-BEARING INTERIOR STUD WALLS SHALL BE CONSTRUCTED WITH 2x 'STUD' GRADE MEMBERS SPACED @ 16" 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).
- FNGINFERED LUMBER BEAMS TO MEET OR EXCEED THE FOLLOWING: 'LSL' - Fb=2325 psi: Fv=310 psi: E=1.55x10^6 psi
 - 'LVL' Fb=2600 psi; Fv=285 psi; E=2.0xl0^6 psi
- PSL' FB=2900 PSI: FV=290 PSI: E=2.0XI0^6 PSI M+K SHALL BE FULLY INDEMNIFIED FOR ANY AND ALL ISSUES RESULTING FROM OR RELATED TO ANY BUILDING COMPONENT IF THE OWNER DOES NOT SUBMIT THE COMPONENT SHOP DRAWINGS TO M+K FOR STRUCTURAL REVIEW PRIOR TO FABRICATION, DELIVERY, OR
- FOR 2 \$ 3 PLY BEAMS OF EQUAL WIDTH, FASTEN PLIES TOGETHER WITH 3 ROWS OF 3"x0 120" NAILS @ 8" O/C OR 2 ROWS 1/4"x31/4" SIMPSON SDS SCREWS (OR 3½" TRUSSLOK SCREWS) @ 16" O/C. USE A MINIMUM OF 3 ROWS FOR BEAM DEPTHS OF 14" OR GREATER. APPLY FASTENING AT BOTH FACES FOR 3-PLY CONDITION. LOCATE TOP & BOTTOM NAIL S/SCREWS 2" FROM EDGE SOLID 3 K" OR 5 K" BEAMS ARE ACCEPTABLE. USE 2 ROWS OF NAILS FOR 2x6 \$ 2x8 MEMBERS
- FOR 4 PLY BEAMS OF EQUAL WIDTH, FASTEN PLIES TOGETHER WITH 3 ROWS OF 1/2 x6" SIMPSON SDS SCREWS (OR 6 3/4" TRUSSI OK SCREMS) @ 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 AND BOTTOM SCREWS 2" FROM EDGE. A SOLID 7" BEAM IS ACCEPTABLE.
- ALL HEADERS SHALL BE SUPPORTED BY (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 MULTI-PLY STUDS TO BE FASTENED TOGETHER W/ 3"X0.I3I"
- NAILS @ 24" O.C. (MIN.), EACH PLY. PROVIDE SOLID BLOCKING IN FLOOR SYSTEM UNDER ALL POSTS CONTINUOUS TO FND,/BEARING. BLOCKING TO MATCH POST ABOVE.
- EASTEN 2x WOOD PLATES TO TOP FLANGE OF STEEL BEAMS WITH P.A.F.'s ('HILTI' X-CF PINS OR EQUAL) @ 16" O.C. STAGGERED. OR I/2" DIA. BOLTS @ 48" O.C. STAGGERED.

3"x0.120" NAILS

(3) TOENAILS*

(3) TOENAILS*

(3) TOFNAII S*

NAILS @ 16" 04

NAILS @ 16" d

(II) NAILS IN LAPPED AREA (2) NAILS

(3) NAILS @ 4" (

• ALL EXTERIOR 4x4 WOOD POSTS SHALL HAVE SIMPSON BCS2-2/4

FLOOR FRAMING

- I-JOISTS/TRUSSES SHALL BE DESIGNED BY MANUF. TO MEET OR EXCEED L/480 LIVE LOAD DEFLECTION CRITERIA. (EXCLUDES MARBLE FLOORS - CONTACT M&K FOR MARBLE FLOOR DESIGNS)
- AT I-JOIST FLOORS, PROVIDE I 1/8" MIN, OSB RIM BOARD.
- METAL HANGERS SHALL BE SPECIFIED BY MANUFACTURER, U.N.O. 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 ₹" x 0 ||3" NA|| S @ 3" O C @ PANEL EDGES & @ 6" O C IN FIELD
- #6 x 2" MIN. SCREMS @ 6" O.C. @ PANEL EDGES & @ 12" O.C. FIELD

ROOF FRAMING

- BAY WINDOWS & SHED ROOFS (UP TO 6' SPAN) CAN BE 2x4 OR 2x6 RAFTERS & CEILING JOISTS @ 16/24" O.C.
- FASTEN EACH ROOF TRUSS TO TOP PLATE W SIMPSON H2.5T CLIP (OR APPROVED EQUAL) @ ALL BEARING POINTS. PROVIDE (2) H2.5T 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.C
- ERECT AND INSTALL ROOF TRUSSES PER WTCA & TPI'S BCSI I-08 "GUIDE TO GOOD PRACTICE FOR HANDLING, INSTALLING & BRACING METAL PLATE CONNECTED WOOD TRUSSES.
- SUPPORT PORCH & SHORT SPAN ROOF TRUSSES (MAX 7' SPAN) W/ 2x4 LEDGER FASTENED TO:
 - RIM BOARD w/ (2) 3"x0.131" NAILS @ 16" O.C. MAX. (1-JOISTS) TRUSS VERTICALS w/ (3) 3"x0.131" NAILS @ 19.2" O.C. MAX. (FLOOR TRUSSES)
- ROOF SHEATHING SHALL BE 7/16" A.P.A. RATED SHEATHING 24/16 EXPOSURE I (OR APPROVED EQUAL). FASTEN TO FRAMING MEMBERS - W/ 2 ½" x 0.131" NAILS @ 6"o.c. @ PANEL EDGES \$ @ 12" O.C. FIELD. - w/ 2 3 × 0.120 NAILS • 4 o.c. • PANEL EDGES \$ • 8 O.C. FIELD. - W/ 2 🖁 × 0.113" NAILS @ 3"O.C. @ PANEL EDGES & @ 6" O.C. FIELD.

HOLD-DOWN SCHEDULE

SYMBOL .	SPECIFICATION			
► HD-I	SIMPSON HTT4 HOLD-DOWN * (5/6" DIA. ANCHOR)			
► HD-2	SIMPSON MSTC66 STRAP TIE (CENTER STRAP ON FLOOR SYSTEM UN.O.) -OR- MSTC66B3 ALTERNATE			
▶ HD-3	SIMPSON STHDI4/STHDI4RJ			

 $\hbox{$\stackrel{\underline{\bullet}$ UTILIZE THE SSTB24 ANCHOR BOLT}$ \emptyset ALL MONOSLAB $ INTERIOR RAISED }$ LAB (I.E. THICKENED SLABS, FOOTINGS) CONDITIONS. MINIMUM 24" MIN. FOOTING THICKNESS REQUIRED

EPOXY-SET ALTERNATE FOR MONOSLAB & INTERIOR RAISED SLAB CONDITIONS ONLY: UTILIZE SIMPSON 'SET' EPOXY SYSTEM TO FASTEN THREADED ROD INTO CONCRETE FOUNDATION, PROVIDE IO" (FOR 5/6" DIA.) OR 15" (FOR 1/8" DIA) MIN. EMBEDMENT INTO CONCRETE. INSTALL PER MANUF. INSTRUCTIONS, MINIMUM 16" FOOTING THICKNESS REQ'D.

DO NOT LOCATE ANCHORS WITHIN I 3/4" OF EDGE OF CONCRETE.

ADDITIONAL NOTES FOR TRUSS & I-JOIST MANUFACTURER

ROOF TRUSS, FLOOR TRUSS AND ENGINEERED JOISTS SHALL BE DESIGNED TO MEET THE DIFFERENTIAL DEFLECTION CRITERIA BELOW, UNLESS NOTED OTHERWISE ON PLAN.

TRUSSES/JOISTS SHALL BE DESIGNED SO THAT DIFFERENTIAL DEFLECTION BETWEEN ADJACENT PARALLEL TRUSSES/JOISTS OR GIRDER TRUSSES/FLUSH BEAMS DO NOT EXCEED THE FOLLOWING:

- I/4" DEAD LOAD
- FLOOR TRUSSES, ATTIC TRUSSES, & I-JOISTS:
- 1/8" DEAD LOAD FLOOR TRUSSES & ATTIC TRUSSES ADJACENT TO FLOOR FRAMING BY OTHERS:
- LIMIT ABSOLUTE TRUSS DEFLECTION TO 3/16" DEAD LOAD. (NOT DIFFERENTIAL DEFLECTION)

FLOOR LOISTS BY MANUFACTURER'S OTHER THAN THOSE SHOWN ON PLAN SHALL CONFORM TO THE APA PERFORMANCE RELATED I-JOISTS DESIGN AND CONSTRUCTION GUIDE, MINIMUM JOIST PROPERTIES INCLUDING, BUT NOT LIMITED TO, ALLOWABLE SHEAR ALLOWABLE MOMENT, STRENGTH, AND STIFFNESS, SHALL MEET OR EXCEED THOSE LISTED FOR THE PRI-60 SERIES I-JOISTS. ALL ALLOWABLE HOLES, BEARING STIFFENERS, AND JOIST TO JOIST CONNECTIONS ARE PER THE JOIST MANUFACTURER

ALTERNATE F.J MANUFACTURERS

LATERAL BRACING & SHEAR WALL SHEATHING SPECIFICATIONS

THIS MODEL HAS BEEN DESIGNED TO RESIST LATERAL FORCES RESULTING FROM: 120 MPH WIND IN 2018 NCSBC:RC

(120 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 R30113 OF THE 2018 NOSBC:RC OR THE SIMPLIFIED PRESCRIPTIVE PROCEDURE IN ACCORDANCE WITH THE 2015 IRC IF THE PARAMETERS OF SECTION R602.12 COMPLY ACCORDINGLY, THIS MODEL, AS DOCUMENTED AND DETAILED HEREWITHIN, IS ADEQUATE TO RESIST THE CODE REQUIRED LATERAL FORCES.

DESIGN WIND UPLIFT 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 R602.3.5& R802.II.

EXT. WALL SHEATHING SPECIFICATION

- 7/16" OSB OR 15/32" PLYWOOD: FASTEN SHEATHING W/ 2 3/8"XO.II3" NAILS @ 6" O.C. AT EDGES & @ 12" O.C. IN THE PANEL FIELD. TYP, U.N.O.
- HORIZONTAL BLOCKING OF EXT. WALL/SHEAR WALL PANEL EDGES IS NOT REQUIRED BY THIS DESIGN EXCEPT FOR THOSE AREAS SPECIFICALLY NOTED.
- ALL EXT. WALLS SHALL BE CONTINUOUSLY SHEATHED AND ARE CONSIDERED SHEAR WALLS.
- ALT. STAPLE CONNECTION SPEC: 11/2" 16 GA STAPLES (1/4" CROWN) @ 3" O.C. AT EDGES & @ 6" O.C IN FIELD

BLOCKED PANEL EDGES

AT DESIGNATED AREAS - FASTEN SHEATHING w/ 2 %" × 0.113" NAILS @ 6" O.C. AT ALL PANEL EDGES AND 12" O.C. IN THE PANEL FIELD OR 1 %" 16 GA STAPLES (1/6" CROWN) @ 3" O.C. AT EDGES & @ 6" O.C. IN FIELD. ALL SHEATHING PANELS SHALL BE ORIENTED AND INSTALLED FULL HEIGHT OF SHEAR PROVIDED TO SUPPORT ALL UNSUPPORTED PANEL EDGES & EDGE FASTENING

3" O.C. EDGE NAILING

 AT DESIGNATED AREAS - FASTEN PANEL EDGES OF WOOD STRUCTURAL WALL SHEATHING TO FRAMING w/ 8d NAILS @ 3" O.C. NO STAPLE ALTERNATIVE AVAILABLE AT THIS SPEC. ALL SHEATHING PANELS SHALL BE ORIENTED 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

NOTES

- SEE CONNECTION SPECIFICATIONS CHART FOR STANDARD SHEAR TRANSFER DETAILING IF ADDITIONAL CAPACITY IS REQUIRED BY DESIGN. IT 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 EXTENT OF INT. OSB SHEARWALL
 OR 3" O.C. OSB SHEARWALL.
 - INDICATES HOLDOWN BELOW

SD2.I REFERS TO SD2.IA FOR LVL/PSL/LSL BEAMS OR SD2.IB FOR FLITCH BEAMS OR SD2.IC FOR STEEL BEAMS

3'-0" L3"x3"x/4" 20 FT, MAX 3 FT. MAX L3"x3"x/4" I2 FT, MAX L4"x3"x/4" 20 FT, MAX L5"x3%"x%" 3 FT. MAX L4"x4"x4" " 8'-0" 12 FT, MAX L5"x3K"x%" I6 FT. MAX L6"x3½"x%"

L6"x31/2"x3/6"

17"74"76" **

VENEER LINTEL SCHEDULE

LL LINTELS:

I2 FT. MAX

2 FT MAX

3 FT. MAX

9'-6"

16'-0"

- HALL SUPPORT 2 %" 3 ½" VENEER w/ 40 psf MAXIMUM WEIGHT. 16' SHALL HAVE 4" MIN. BEARING
- 16' SHALL HAVE 8" MIN, BEARING 16' SHALL NOT BE FASTENED BACK TO HEADER.

 16' SHALL BE FASTENED BACK TO MOOD HEADER IN WALL @48"0.0
- w/ ½" DIA. x 3 ½" LONG LAG SCREMS IN 2" LONG VERTICALLY SLOTTED HOLES. AX, VENEER HT. APPLIES TO ANY PORTION OF BRICK OVER THE
- OPENING. ALL LINTELS SHALL BE LONG LEG VERTICAL. WHEN SUPPORTING VENEER < 3" WIDE THE EXTERIOR TOE OF THE HORIZONTAL LEG MAY BE CUT IN THE FIELD TO BE 3 ¼" WIDE OVER THE BEARING LENGTH ONLY. THIS IS TO ALLOW FOR MORTAR JOINT
- FINISHING. SEE STRUCTURAL PLANS FOR ANY LINTEL CONDITION NOT

LEGEND

- INTERIOR BEARING WALL
- □==== BEARING WALL ABOVE
- ■ ■ BEAM / HEADER
- = = INDICATES SHEAR WALL & EXTENT EXTENT OF OVERFRAMING
- JL METAL HANGER
- * INDICATES POST ABOVE. PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE.
- INDICATES HOLD-DOWN OR STRAP. REFER TO SCHEDULE.

NON-BEARING HEADER SCHEDULE

SPAN	2x4 NON-BEARING PARTITION WALL	2x6 NON-BEARING PARTITION WALL
UP TO 3'-0"	(I)2x4 FLAT	(I)2x6 FLAT
UP TO 6'-0"	(2)2x4	(3)2x4
UP TO 8'-0"	(2)2x6	(3)2x6
UP TO 12'-0"	(2)2x8	(3)2x8

NOTES:

ALL NON-BEARING INTERIOR STUD WALLS SHALL BE CONSTRUCTED WITH 2x 'STUD' GRADE MEMBERS SPACED @ 24" O.C. (MAX.)

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 INSURE THE SAFETY OF THE BUILDING AND ITS COMPONENTS DURING CONSTRUCTION. THIS INCLUDES, BUT IS NOT LIMITED TO, THE ADDITION OF 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 ELEMENT IN CONTACT WITH FLOOR FRAMING ARE LEVEL. ON GRADE, BEAMS, WALLS, AND NON-BEARING ELEMENTS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY LEVELNESS AND MAKE ADJUSTMENTS AS NECESSARY, INCLUDING CONSIDERATION OF THOSE AREAS THAT MAY BE WITHIN CONTRACTUAL, INDUSTRY, OR WARRANTY TO FRANCES

ENGINEERED BEAM MATERIAL SCHEDULE

BEAM NUMBER	LVL OPTION	PSL OPTION	LSL OPTION	FLITCH OPTION	STEEL OPTION
001	(2)13/4"x111/6" - H	3½"×II⅓" - H	(2)134"xII%" - H	(2)2xl2 + (l) ½"xll½" STEEL FLITCH PLATE - H	NA
OOIA	(2)1¾"x11½" - H	3½"×II%" - H	(2)13%"×11%" - H	(2)2xl2 + (l) 片"xll片" STEEL FLITCH PLATE - H	NA
002	(2)194"x18" - FT	5¼"xl8" - FT	N/A	(3)2xi2 + (2) 片"xii片" STEEL FLITCH PLATES - FB	WI2xI9 - F
003	(2)134"×14" - F	3½"xi4" - F	(2)13/4"×14" - F	(2)2xl2 + (l)从"xll以" STEEL FLITCH PLATE - FB	WI2xI4 - F
004	(2)13/4"×14" - F	3½"x14" - F	(2)134"x14" - F	(2)2xl2 + (l)从"xll以" STEEL FLITCH PLATE - FB	WI2xI4 - F
005	(2)134"×14" - F	3½"x14" - F	(2)13/4"×14" - F	(2)2xl2 + (l)从"xll以" STEEL FLITCH PLATE - FB	WI2xI4 - F
006	(2)134"×14" - F	3½"x14" - F	(2)15/4"×14" - F	(2)2xl2 + (l)从"xll以" STEEL FLITCH PLATE - FB	WI2xI4 - F
001	(2)1¾"x11%" - F	3½"×II%" - F	(2)13/4"x113/6" - F	(2)2xl2 + (l) 从"xll以" STEEL FLITCH PLATE - F	WI0xI2 - F
008	(2)13/4"×14" - F	3½"x14" - F	(2)13/4"×14" - F	(2)2xl2 + (l)从"xll以" STEEL FLITCH PLATE - FB	WI2xI4 - F
004	(3)13/4"x18" - FT	51/4"×18" - FT	N/A	(4)2xl2 + (3) ½"xll¼" STEEL FLITCH PLATES - FB	WI2x26 - F
010	(3)13/4"×20" - FT	5¼"x20" - FT	N/A	(4)2xl2 + (3) %"xlik" STEEL FLITCH PLATES - FB	WI2x35 - F
OII	(2)1¾"x11%" - FB	3½"x 1½" - FB	(2)194"×14" - FB	(2)2xl2 + (l)从"xll以" STEEL FLITCH PLATE - FB	WIOxI2 - FB

- BEAM NOTATION:
- "F" INDICATES FLUSH BEAM
- "FT" INDICATES FLUSH TOP BEAM "FB" INDICATES FLUSH BOTTOM BEAM
- "D" INDICATES DROPPED BEAM
- "H" INDICATES DROPPED OPENING HEADER
 REFER TO DETAIL D/SD2.0 FOR TYPICAL FLITCH BEAM CONNECTIONS REFER TO DETAIL E/SD20 FOR TYPICAL STEEL BEAM CONNECTIONS
- FOR FLUSH TOP BEAMS PROVIDE 2X STACKED PLATES BENEATH BEAM AS REQ'D. FASTEN PLATES IN SUCCESSION W (2) 3*X0.120* NAILS 8* O.C.
- FOR FLUSH BOTTOM BEAMS PROVIDE 2x STACKED PLATES ATOP BEAM AS REQ'D, FASTEN
- PLATES IN SUCCESSION W/ (2) 3"x0.120" NAILS @ 8" O.C.

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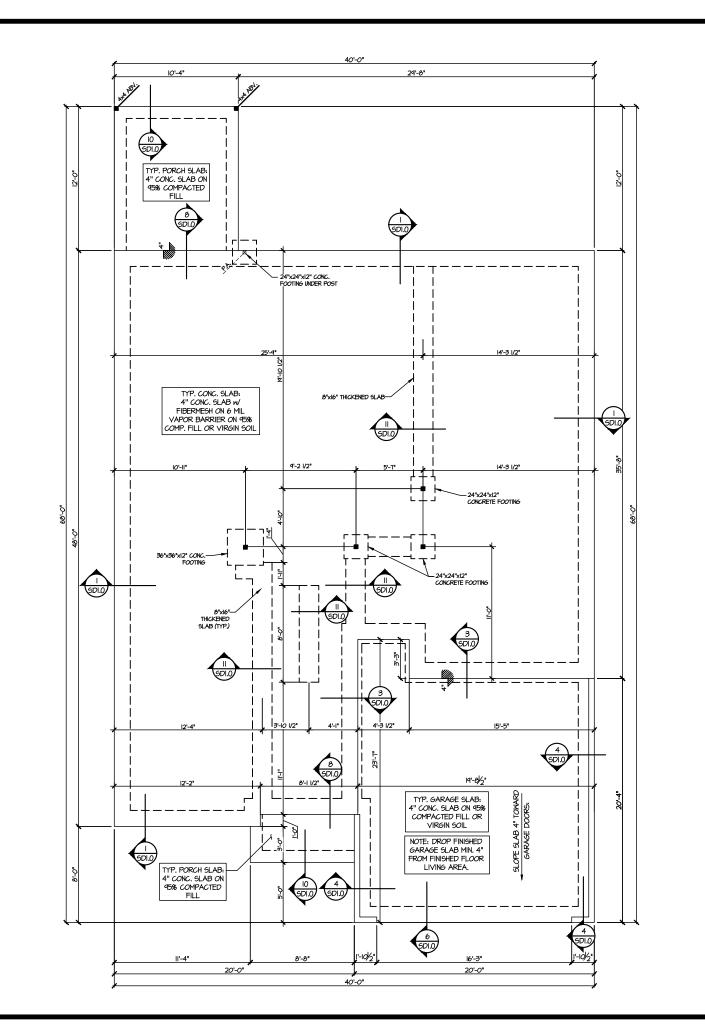
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M&K project number: 126-22076

JTR drawn by: issue date: 07-11-25

REVISIONS:

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A AT NEIL'S (
MIDDLETON 1

FARM LOT 27 - MI RALEIGH, N

MONO SLAB FOUNDATION PLAN SCALE: 1/8"=1"-0"

LEGEND

- INTERIOR BEARING WALL
- □===□ BEARING WALL ABOVE
- ---- BEAM / HEADER
- = = INDICATES SHEAR WALL & EXTENT
- EXTENT OF OVERFRAMING
- JL METAL HANGER
- * INDICATES POST ABOVE, PROVIDE SOLID BLOCKING UNDER POST OR JAMB ABOVE,
- INDICATES HOLD-DOWN OR STRAP. REFER TO SCHEDULE.

REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES & SCHEDULES

OUNDATION

S1.



3" O.C. EDGE NAILING (SEE NOTES) O LVLASLIPSL BEAM OPTION: DETAIL 4/SD2.IB

4 STEEL BEAM OPTION:
PROVIDE CONNECTION PER STEEL MANUFACTURER (R=2.0k) 14" T_JI 110 -OR- 14" BCI 4500s @ 16" 0.C. UNDER BATHROOM (2) (5D2.) 2x6 BALLOON FRAMED WALL STUDS (SPF #2 GRADE OR BETTER) e 16" O.C.

(SEE NOTES)

PORTAL FRAME PROVIDE BRACING PER DETAIL I/SD2.2

SD2.I REFERS TO SD2.IA FOR LYL/PSL/LSL BEAMS OR SD2.IB FOR FLITCH BEAMS OR SD2.IC FOR STEEL BEAMS

ALTERNATE F.J MANUFACTURERS

• FLOOR JOISTS BY MANUFACTURER'S OTHER THAN THOSE SHOWN ON PLAN SHALL CONFORM TO THE APA PERFORMANCE RELATED I-JOISTS DESIGN AND CONSTRUCTION GUIDE. MINIMUM JOIST PROPERTIES INCLUDING, BUT NOT LIMITED TO, ALLOWABLE SHEAR, ALLOWABLE MOMENT, STRENGTH, AND STIFFNESS, SHALL MEET OR EXCEED THOSE LISTED FOR THE PRI-60 SERIES I-JOISTS. ALL ALLOWABLE HOLES, BEARING STIFFENERS, AND JOIST TO JOIST CONNECTIONS ARE PER THE JOIST MANUFACTURER.

LEGEND

- INTERIOR BEARING WALL
- ullet ===== BEARING WALL ABOVE
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REFER TO SO.O FOR TYPICAL STRUCTURAL NOTES & SCHEDULES

2ND FLOOR/LOW ROOF FRAMING PLAN SCALE: 1/8"=1'-0"

	ENGINEERED BEAM MATERIAL SCHEDULE				
BEAM NUMBER	LVL OPTION	PSL OPTION	LSL OPTION	FLITCH OPTION	STEEL OPTION
001	(2)13/4"×117/6" - H	3½"xII%" - H	(2)134"×1136" - H	(2)2xl2 + (l) 片"xll片" STEEL FLITCH PLATE - H	N/A
00IA	(2)13/4"x117/6" - H	3½"xⅡ½" - H	(2)134"×1176" - H	(2)2xl2 + (l) ½"xll¼" STEEL FLITCH PLATE - H	N/A
002	(2)194"x18" - FT	5¼"xl8" - FT	N/A	(3)2xl2 + (2)火"xll以" STEEL FLITCH PLATES - FB	WI2xI9 - F
003	(2)134"×14" - F	3½"x14" - F	(2)19/4"×14" - F	(2)2xi2 + (I) ¼"xil¼" STEEL FLITCH PLATE - FB	WI2xI4 - F
004	(2)134"x14" - F	3½"x14" - F	(2)13/4"x14" - F	(2)2xi2 + (I) ¼"xil¼" STEEL FLITCH PLATE - FB	WI2xI4 - F
005	(2)134"×14" - F	3½"x 4" - F	(2)19/4"x14" - F	(2)2xi2 + (I) ¼"xil¼" STEEL FLITCH PLATE - FB	WI2xI4 - F
006	(2)134"×14" - F	3½"x 4" - F	(2)19/4"x14" - F	(2)2xi2 + (I) ¼"xil¼" STEEL FLITCH PLATE - FB	WI2xI4 - F
001	(2)1¾"x11%" - F	3½"×11%" - F	(2)13/4"x117/6" - F	(2)2xl2 + (I) ¼"xll¼" STEEL FLITCH PLATE - F	MI0x12 - F
000	(2)134"×14" - F	3½"x14" - F	(2)13/4"x14" - F	(2)2xi2 + (I) ¼"xil¼" STEEL FLITCH PLATE - FB	WI2xI4 - F
004	(3)194"x18" - FT	5¼"xl8" - FT	N/A	(4)2xl2 + (3) 片"xli片" STEEL FLITCH PLATES - FB	WI2x26 - F
010	(3)13/4"×20" - FT	5¼"x20" - FT	N/A	(4)2xl2 + (3) %"xll4" STEEL FLITCH PLATES - FB	WI2x35 - F
OII	(2)1¾"x11%" - FB	3½"×11%" - FB	(2)134"×14" - FB	(2)2xl2 + (I) ¼"xll¼" STEEL FLITCH PLATE - FB	WIOxI2 - FB

- BEAM NOTATION:
 "F" INDICATES FLUSH BEAM
 "FT" INDICATES FLUSH TOP BEAM
 "FB" INDICATES FLUSH BOTTOM BEAM
- "D" INDICATES DROPPED BEAM

- "D" INDICATES DROPPED BEAM
 "H" INDICATES DROPPED OPENING HEADER
 REFER TO DETAIL D/5D2.0 FOR TYPICAL FLITCH BEAM CONNECTIONS
 REFER TO DETAIL E/5D2.0 FOR TYPICAL SITEL BEAM CONNECTIONS
 FOR FLUSH TOP DEAMS PROVIDE 28 STACKED PLATES BENEATH BEAM AS REQ'D, FASTEN
 PLATES IN SUCCESSION W (2) 3"X0.120" NAILS @ 8" O.C.
- FOR FLUSH BOTTOM BEAMS PROVIDE 2x STACKED PLATES ATOP BEAM AS REQ'D. FASTEN

PLATES IN SUCCESSION W/ (2) 3"x0.120" NAILS @ 8" O.C.

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M&K project number: 126-22076

issue date: 07-11-2

drawn by:

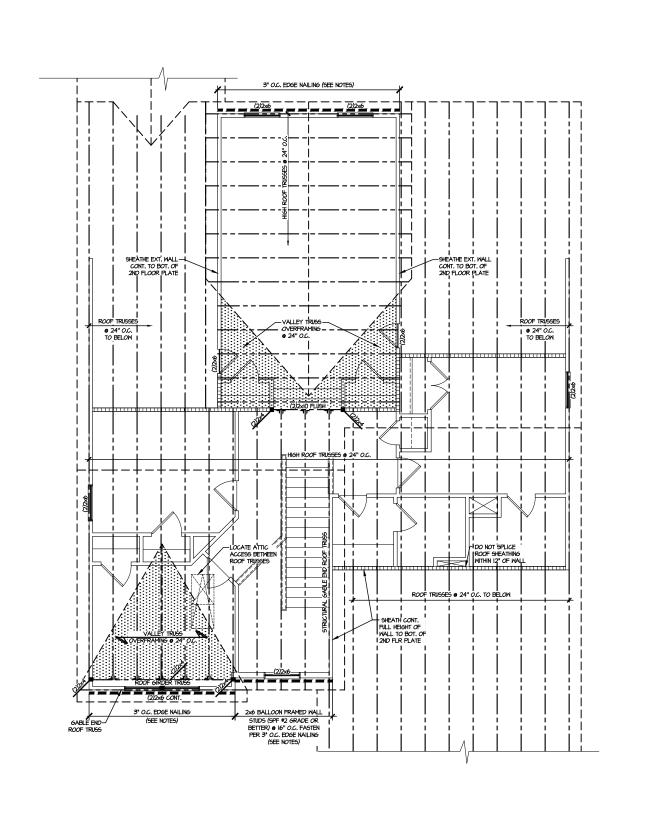
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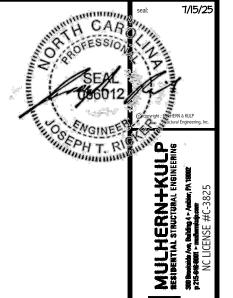
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M&K project number: 126-22076

project mgr: JTR drawn by: GTK issue date: 07-11-25

REVISIONS:

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LANS CREEK

HIGH ROOF FRAMING PLAN SCALE: 1/8"=1'-0"

LEGEND

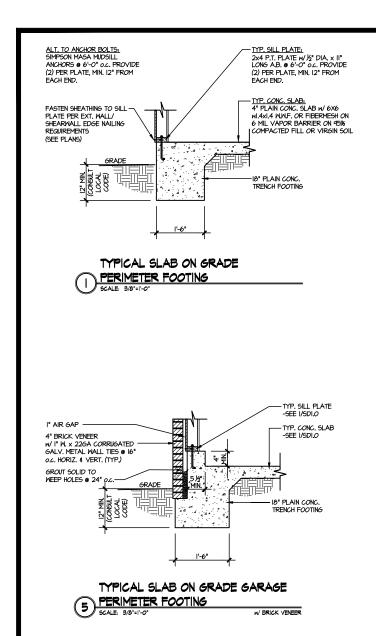
- INTERIOR BEARING WALL
- □□□□□ BEARING WALL ABOVE
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- INDICATES HOLD-DOWN OR STRAP. REFER TO SCHEDULE.

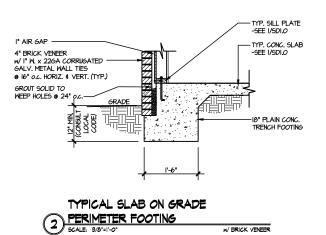
REFER TO SO.O FOR
TYPICAL STRUCTURAL NOTES
\$ SCHEDULES

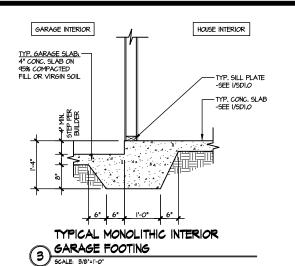
RLH - Neil's Creek - Lot 27 - Structurals DAIE: 7/15/2025 3:

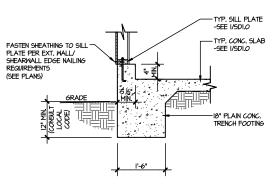
ROOF FRAMING PL FARM AT NEIL'S (LOT 27 - MIDDLETON 1 RALEIGH, NC

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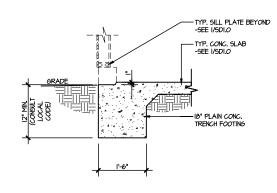




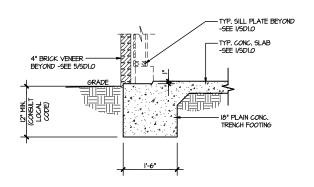


TYPICAL SLAB ON GRADE GARAGE PERIMETER FOOTING

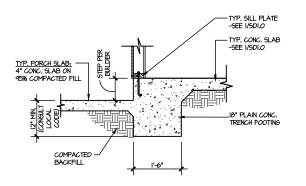
SCALE: 3/8"=1"-0"



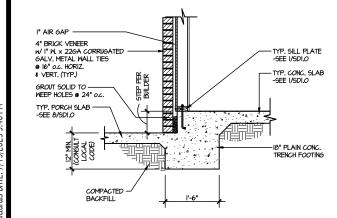




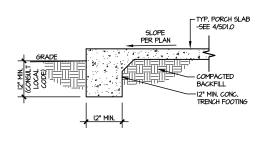




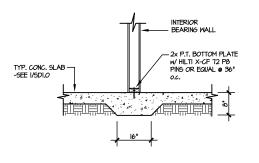
TYPICAL SLAB ON GRADE PERIMETER 8 FOOTING @ PORCH/PATIO SCALE: 3/8"=1'-0"



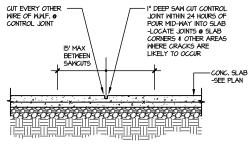




TYPICAL FOOTING @ PORCH SLAB



TYPICAL THICKENED SLAB @ NITERIOR BEARING WALL



TYPICAL CONTROL JOINT SCALE: 9/8"=1"-0" LOCATE @ 15'-O" o.c. MAX, OR CORNERS WHERE CRACKS LIKELY TO DEVELOP

LETTERED DETAILS ARE TYPICAL FOR THIS HOME & SHALL BE IMPLEMENTED IN ALL APPLICABLE AREAS. THESE DETAILS ARE NOT "CUT" ON THE PLANS.

NUMBERED DETAILS ARE PLAN SPECIFIC AND ARE ONLY REQUIRED WHERE SPECIFICALLY INDICATED ("CUT") ON THE PLANS.

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STRUCTURAL ENGINEER

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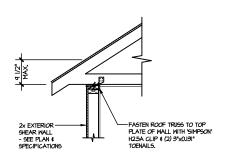
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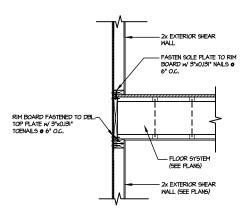
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TYPICAL SHEAR

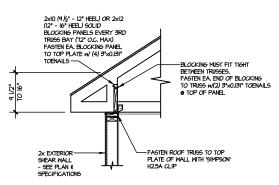
TRANSFER DETAIL @ ROOF

SCALE: 9/8"=1"-0" HEEL HEIGHT LESS THA HEEL HEIGHT LESS THAN 9 ½" NO BLOCKING REQ'D



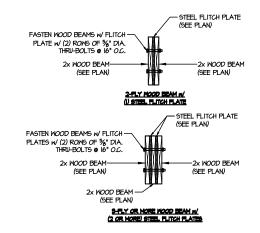
TYPICAL SHEAR TRANSFER DETAIL BETWEEN FLOORS @ EXTERIOR WALL

SCALE: 3/8'-1'-0'

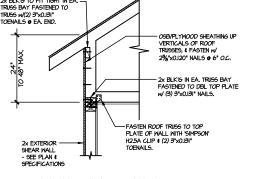


TYPICAL SHEAR

TRANSFER DETAIL @ ROOF
SCALE: 3/8"=1"-0" HEEL HEIGHT BETWEEN 9.) HEEL HEIGHT BETWEEN 9 ½" - 16" BLOCKING REQ'D

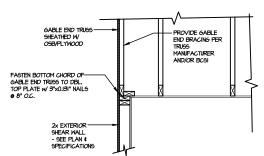


TYPICAL FLITCH BEAM CONNECTION DETAIL SCALE 9/4*=1*-0*



TYPICAL SHEAR TRANSFER DETAIL @ RAISED HEEL TRUSS

SCALE: 3/8':|'-0' HEEL HEIGHT UP TO 48" MAX.



TYPICAL GABLE END DETAIL

SCALE: 3/8°=1'-0"

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RESIDENTIAL STRUCTURAL ENGINEERING

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M&K project number: 126-22076

JTR drawn by: issue date: 07-11-2

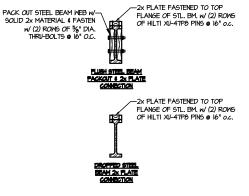
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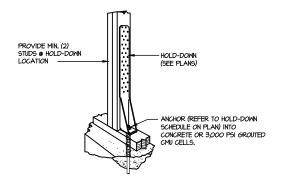
 \simeq \Box A AT NEIL'S (MIDDLETON 1 DETAIL

Ŋ FARM LOT 27 - MI RALEIGH, N

NUMBERED DETAILS ARE PLAN SPECIFIC AND ARE ONLY REQUIRED WHERE SPECIFICALLY INDICATED ("CUT") ON THE PLANS.

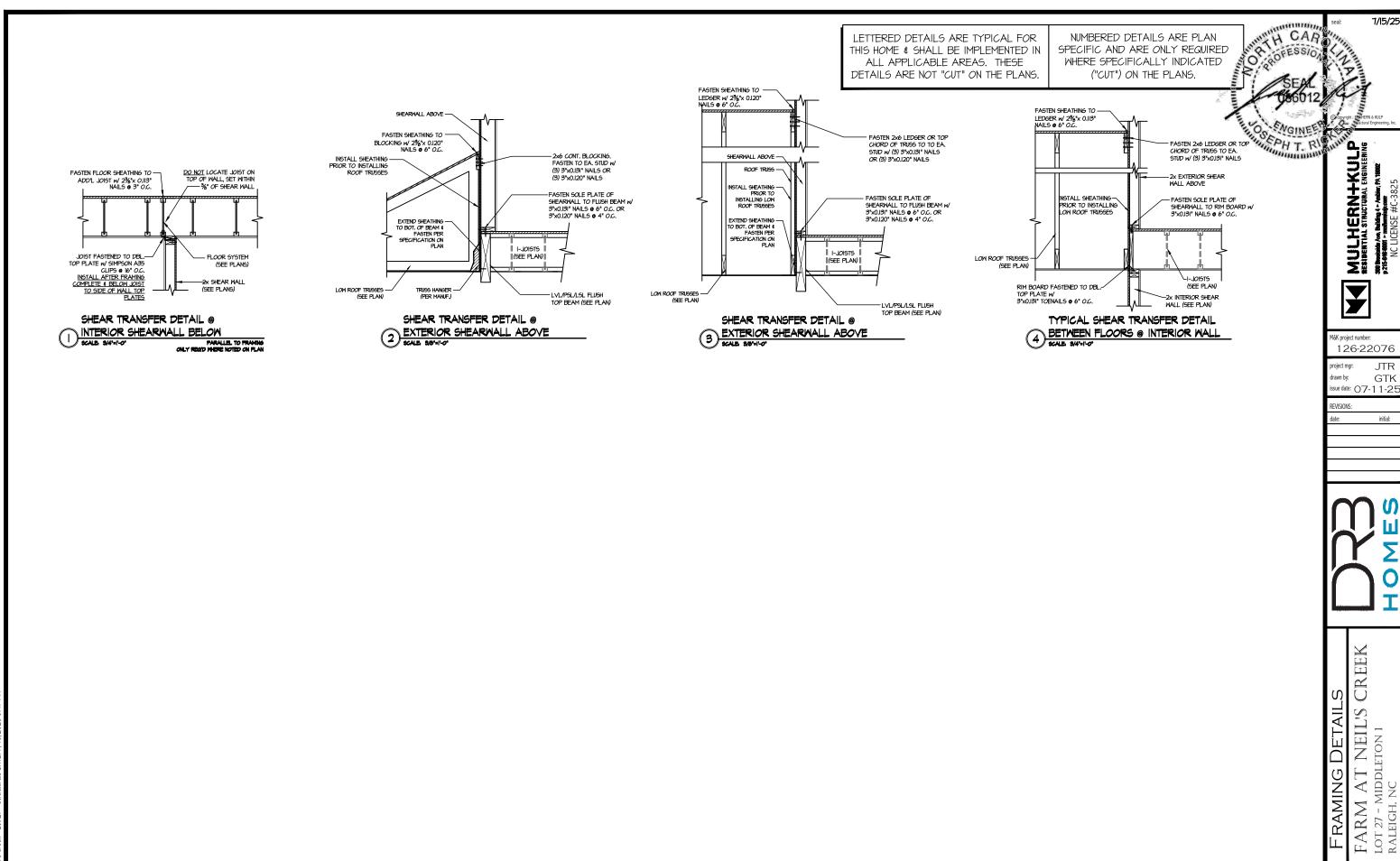


TYPICAL STEEL BEAM CONNECTION DETAIL



TYPICAL HOLD DOWN INSTALLATION
SCALE: N.T.S.

LETTERED DETAILS ARE TYPICAL FOR THIS HOME & SHALL BE IMPLEMENTED IN ALL APPLICABLE AREAS. THESE DETAILS ARE NOT "CUT" ON THE PLANS.



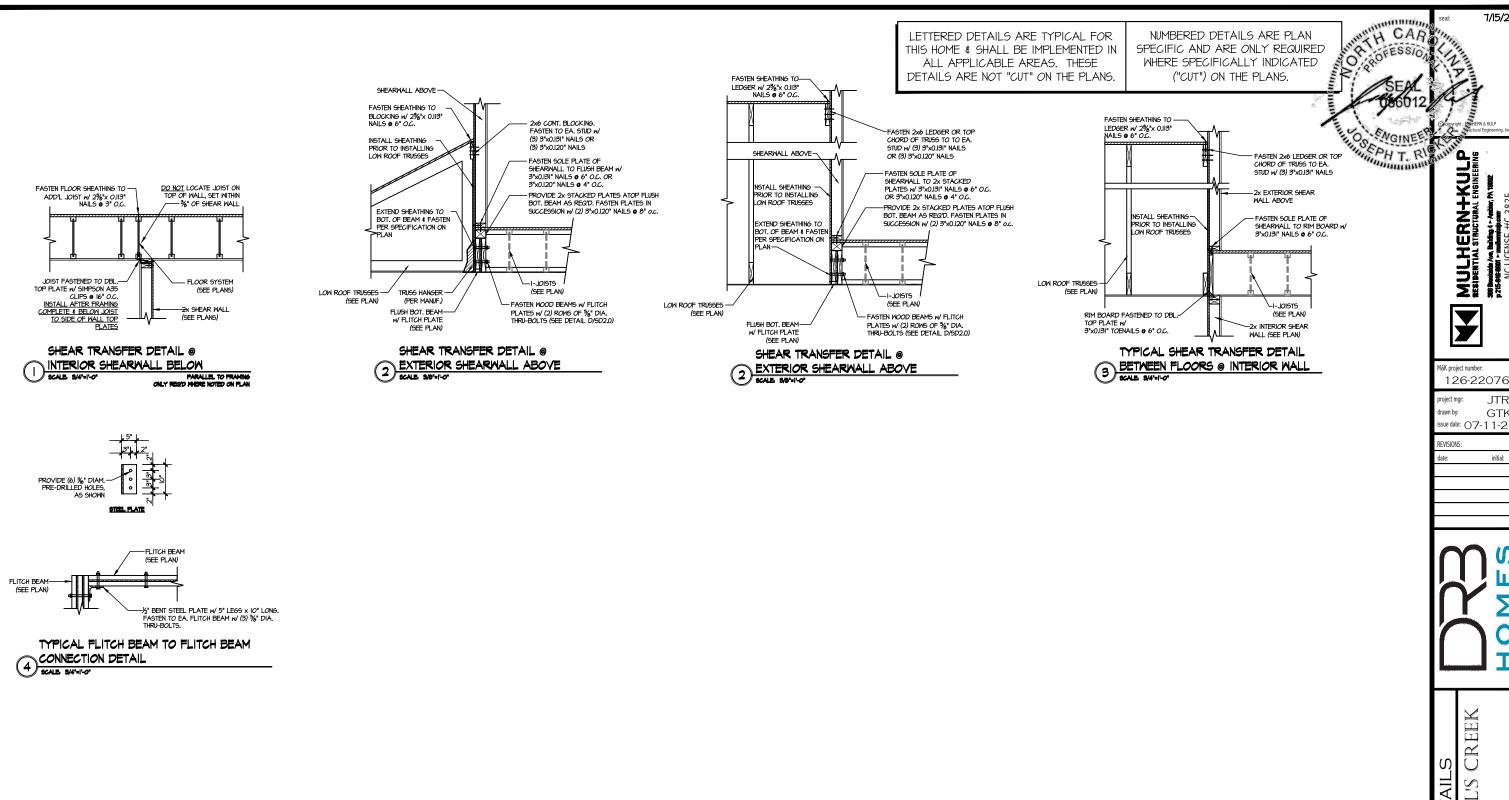
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OR OFERS NUMBERED DETAILS ARE PLAN LETTERED DETAILS ARE TYPICAL FOR THIS HOME & SHALL BE IMPLEMENTED IN SPECIFIC AND ARE ONLY REQUIRED ALL APPLICABLE AREAS. THESE WHERE SPECIFICALLY INDICATED DETAILS ARE NOT "CUT" ON THE PLANS. ("CUT") ON THE PLANS. FASTEN SHEATHING TO -LEDGER W/ 2%"x 0.113" NAILS @ 6" O.C. FASTEN SHEATHING TO -SHEARWALL ABOVE -2x6 CONT. BLOCKING. FASTEN TO EA. STUD w/ FASTEN SHEATHING TO FASTEN 2x6 LEDGER OR TOP CHORD OF TRUSS TO TO EA. STUD w/ (3) 3"x0.131" NAILS LEDGER W/ 23/6"x 0.113" NAILS @ 6" O.C. INSTALL SHEATHING -PRIOR TO INSTALLING LOW ROOF TRUSSES (3) 3" VO 131" NAILS OR MULHERN+KUL
RESIDENTIAL STRUCTURAL ENSINEER
SUDEMAKER AN BEREN 1- ANDER, PA 1900E
P 255-88-8001 - Institution of the control o (3) 3"x0.120" NAILS OR (3) 3"x0.120" NAILS -FASTEN SOLE PLATE OF SHEARWALL TO 2X WOOD PLATE w/ 3"x0.131" NAILS @ 6" O.C. OR - FASTEN 2x6 LEDGER OR TOP CHORD OF TRUSS TO EA. STUD w/ (3) 3"x0.131" NAILS -FASTEN SOLE PLATE OF LOW ROOF TRUSSES-3"x0.120" NAILS @ 4" O.C. NSTALL SHEATHING 3"x0.120" NAILS @ 4" O.C. DO NOT LOCATE JOIST ON TOP OF WALL, SET WITHIN

TOP 3" OF SHEAR WALL PRIOR TO INSTALLING LOW ROOF TRUSSES FASTEN FLOOR SHEATHING TO -- 2x PLATE FASTENED TO TOP -2x EXTERIOR SHEAR WALL ABOVE - 2x PLATE FASTENED TO TOP FLANGE OF STL. BM. w/ (2) ROWS OF HILTI XU-4TP8 PINS ● 16" O.C. ADD'L JOIST w/ 23/8 x 0.113 NAILS @ 3 0.C. FLANGE OF STL. BM. w/ (2) ROWS OF HILTI XU-47P8 PINS @ 16" O.C. EXTEND SHEATHING TO -BOT. OF BEAM & FASTEN TO PACK OUT PER EXTEND SHEATHING TO BOT. OF BEAM & FASTEI PER SPECIFICATION ON NSTALL SHEATHING— PRIOR TO INSTALLING LOW ROOF TRUSSES FASTEN SOLE PLATE OF SHEARWALL TO RIM BOARD W/ 3"XO.131" NAILS @ 6" O.C. SPECIFICATION ON PLAN TRUSS HANGER -(PER MANUF.) JOIST FASTENED TO DBL—
TOP PLATE W/ SIMPSON A35
CLIPS ● 16* O.C.
INSTALL AFTER FRAMING
COMPLETE & BELOW JOIST
TO SIDE OF WALL TOP
PLATES Y FLOOR SYSTEM LOW ROOF TRUSSES (SEE PLAN) FLUSH STEEL BEAM (SEE PLAN) (SEE PLAN) -PACK OUT STEEL BEAM WEB W/ SOLID 2x MATERIAL & FASTEN W/ (2) ROMS OF 5%" DIA. THRU-BOLTS (SEE DETAIL E/SD2.0) (SEE PLAN) -PACK OUT STEEL BEAM WEB w/ RIM BOARD FASTENED TO DBL.-TOP PLATE W/ 3"x0.131" TOENAILS @ 6" O.C. (SEE PLAN) (SEE PLANS) SOLID 2x MATERIAL & FASTEN W/
(2) ROWS OF 5%" DIA. THRU-BOLTS
(SEE DETAIL E/SD2.0) WALL (SEE PLAN) M&K project number: 126-22076 SHEAR TRANSFER DETAIL @ SHEAR TRANSFER DETAIL @ SHEAR TRANSFER DETAIL @ TYPICAL SHEAR TRANSFER DETAIL EXTERIOR SHEARWALL ABOVE BETWEEN FLOORS @ INTERIOR WALL EXTERIOR SHEARWALL ABOVE SCALE, SAD'-1-0" INTERIOR SHEARWALL BELOW PARALLEL TO FRAMING ONLY REOD WHERE NOTED ON FLAN frawn by: issue date: 07-11-25 REVISIONS: \simeq \bigcup

M AT NEIL'S (
- MIDDLETON 1 FARM LOT 27 - MI RALEIGH, N

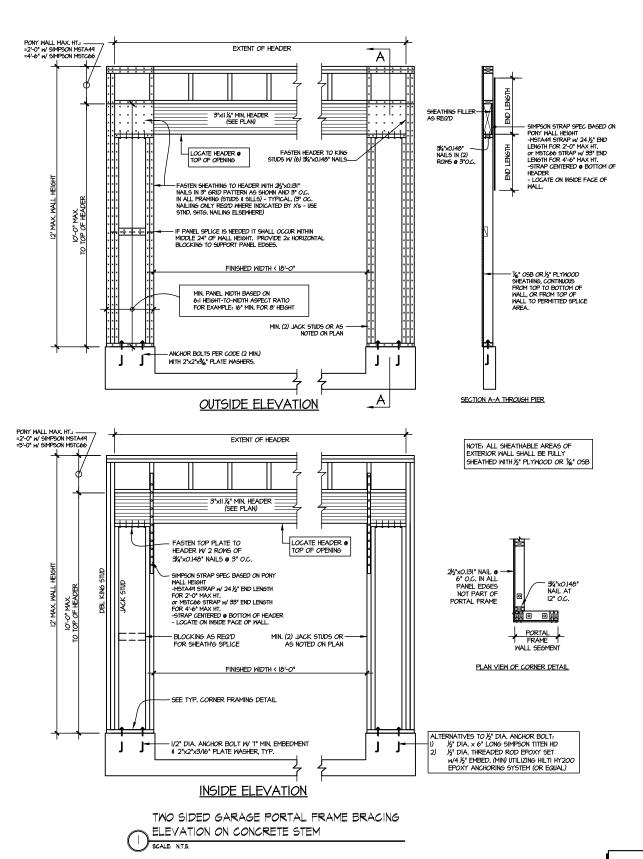
7/15/2

JTR

GTK

initial:

SD2.1C



MULHERN+KULP
RESIDENTIAL STRUCTURAL ENGINEERING Y M&K project number: 126-22076 **JTR** drawn by:

"H CAR

issue date: 07-11-25 REVISIONS:

7/15/2

initial:

CREE RAMING

FARM AT NEIL'S LOT 27 - MIDDLETON I RALEIGH, NC

NUMBERED DETAILS ARE PLAN

SPECIFIC AND ARE ONLY REQUIRED WHERE SPECIFICALLY INDICATED

("CUT") ON THE PLANS.

SD2.2

LETTERED DETAILS ARE TYPICAL FOR THIS HOME & SHALL BE IMPLEMENTED IN ALL APPLICABLE AREAS. THESE DETAILS ARE NOT "CUT" ON THE PLANS.

MUCHERN+KULP
RESIDENTIAL STRUCTURAL ENGINEERING Y

M&K project number: 126-22076

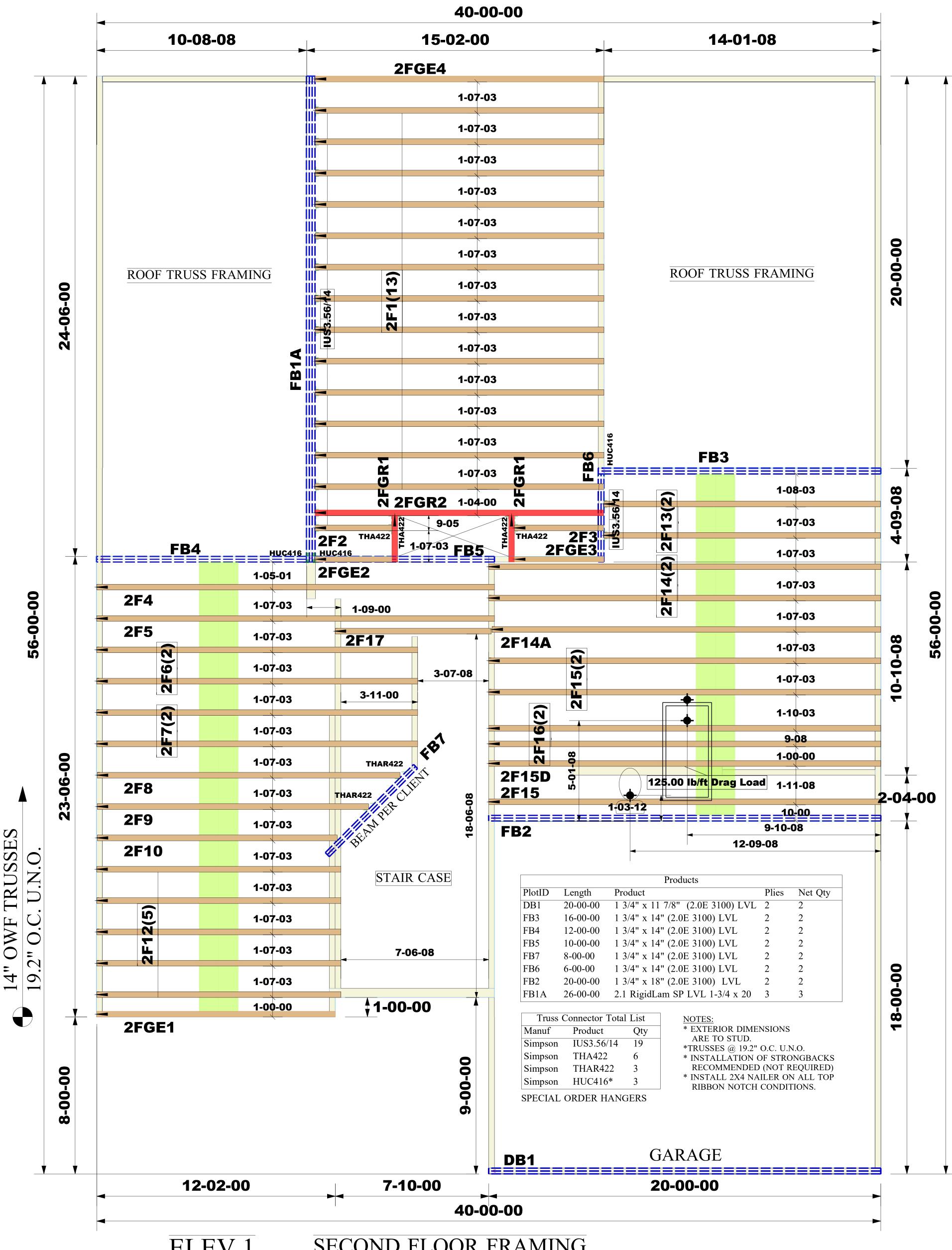
JTR drawn by: issue date: 07-11-25

FARM AT NEIL'S CREEK LOT 27 - MIDDLETON 1 RALEIGH, NC FRAMING DETAILS

SD3.0

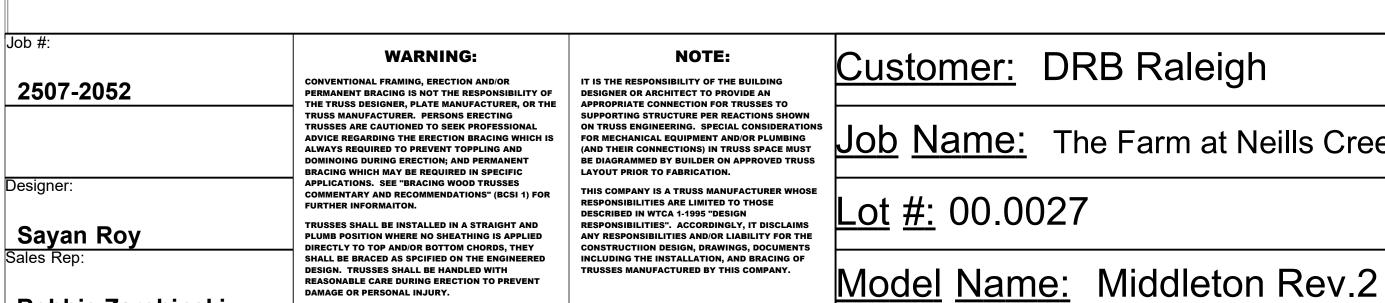
LETTERED DETAILS ARE TYPICAL FOR THIS HOME & SHALL BE IMPLEMENTED IN ALL APPLICABLE AREAS. THESE DETAILS ARE NOT "CUT" ON THE PLANS.

NUMBERED DETAILS ARE PLAN SPECIFIC AND ARE ONLY REQUIRED WHERE SPECIFICALLY INDICATED ("CUT") ON THE PLANS.



ELEV.1 SECOND FLOOR FRAMING

> THE FARM AT NEILL'S CREEK LOT 00.0027 PHASE (NC)(RAL)MIDDLETON REV. 2 ELEV 1 **BONUS ROOM** 4' REAR EXT TILE SHOWER GARAGE RIGHT



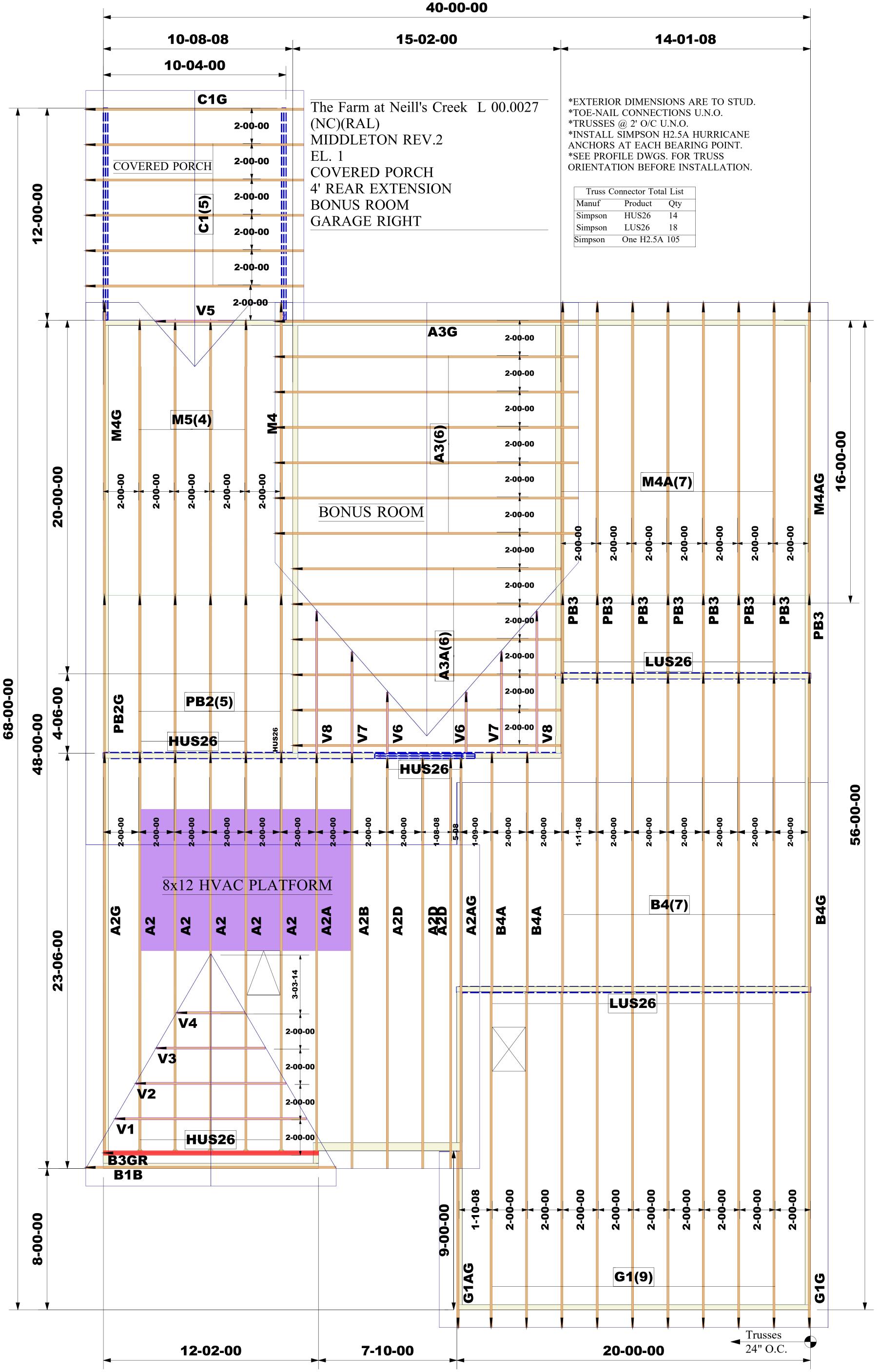
Robbie Zarobinski

Job Name: The Farm at Neills Creek Lot 00.0027 OWF <u>ot #:</u> 00.0027

Structural, LLC 201 Poplar Avenue Thurmont, MD 21788 Phone: 301-271-7591

TPI Plant W974





ROOF FRAMING PLAN

