

[illegible]

LIVING SPACE	
FIRST FLOOR:	WITHOUT BRICK
TOTAL FLOOR:	3,085 SQFT
TOTAL FLOOR:	16,644 SQFT
TOTAL FLOOR:	4,143 SQFT
NON-LIVING SPACE	
GARAGE:	1,251 SQFT
SECOND FLOOR (NEW):	1,238 SQFT
FRONT PORCH:	170 SQFT
COV. REAR PORCH:	80 SQFT
TOTAL NON-LIVING:	3,427 SQFT
TOTAL NON-LIVING:	2,095 SQFT
TOTAL NON-LIVING:	2,095 SQFT

DESIGN LOADS	MINIMUM VALUES FOR ENERGY COMPLIANCE
Dead Load	10 psf
Live Load	40 psf
Wind Load	15 psf
Snow Load	20 psf
Seismic Load	0.15 g
Other Loads	As specified by local building codes

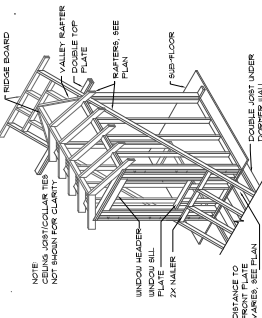
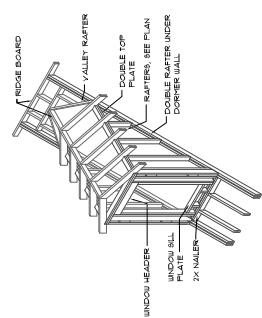
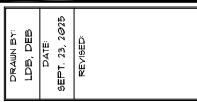
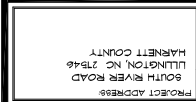
FLOOR LIVE LOAD (SLEEPING)	30 PSF
FLOOR LIVE LOAD (ALL OTHERS)	40 PSF
DECKS	40 PSF
BALCONIES	60 PSF
ATLANTIC DEAD LOAD (NO 8" OR 10" DEEP)	10 PSF
ATLANTIC LIVE LOAD (STORAGE)	20 PSF
ATTIC VENTS (DEVELOPABLE)	40 PSF
CEILING	R-36
WALLS	R-19
CEILING	R-19
PARALLEL WALLS	R-7
CRUISE SPACE WALLS	R-5
SLAB PERIMETER	R-14
MAX. PERIMETER U-FACTOR	0.35
DESIGNED IN-FACTOR	0.35
MAX. PERIMETER U-FACTOR	0.35

	MEAN ROOF HEIGHT					
	UP TO 3'0"	3'0" TO 3'6"	3'6" TO 3'9"	3'9" TO 4'0"	4'0" TO 4'6"	
ZONE 1	16.5	-16.0	11.3	-10.5	18.0	-13.6
ZONE 2	6.5	-7.0	11.3	-12.1	18.0	-21.5
ZONE 3	6.5	-7.1	11.3	-12.1	18.0	-21.5
ZONE 4	18.0	-13.3	18.5	-10.5	13.6	-11.3
ZONE 5	18.0	-17.1	18.5	-25.3	13.6	-16.3

SEE NC BUILDING CODE FOR LOCATION OF ZONES

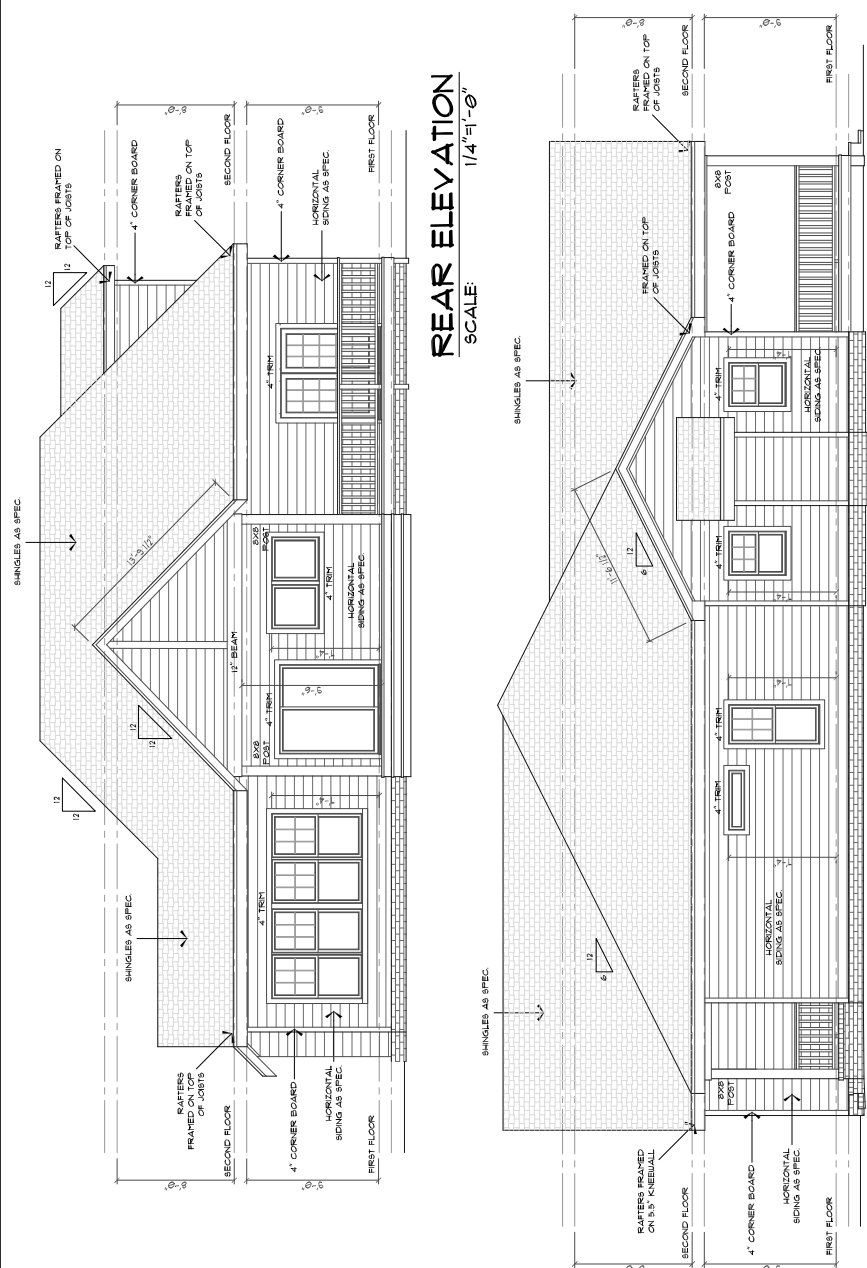
PLUS AND MINUS SIGNS INDIFY PRESSURES ACTING TOWARDS AND AWAY FROM THE BUILDING SURFACE

BUILDING FOOTPRINT

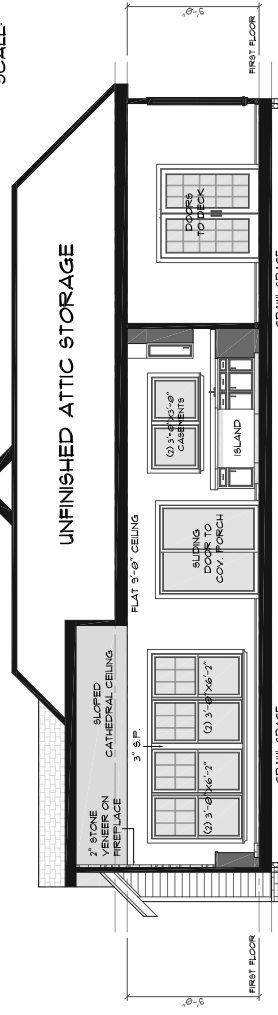


STANDARD DORMER FRAMING DETAIL

- ## EXTERIOR MATERIALS



RIGHT ELEVATION



SECTION "A"
SEC A 1 E: 1(A)"=1'-0"

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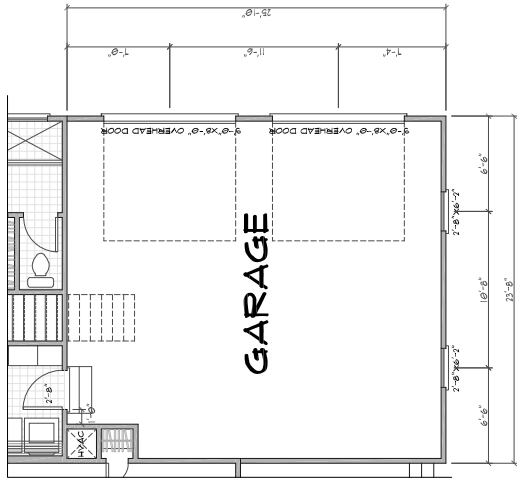
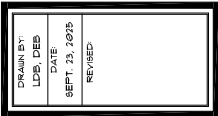
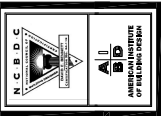
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- ONE VENT MUST BE WITHIN 3' OF EACH CORNER OF THE BUILDING
- POSSIBLE VENT LOCATIONS INDICATED ON THE FOUNDATION PLAN
- ACCESS DOORS MAY BE VENTED FOR ADDITIONAL REQUIRED VENTILATION
- CRAWL SPACE MUST BE CROSS-VENTILATED AND AN APPROVED VAPOR RETARDER COVERS 100% OF THE CRAWL SPACE.

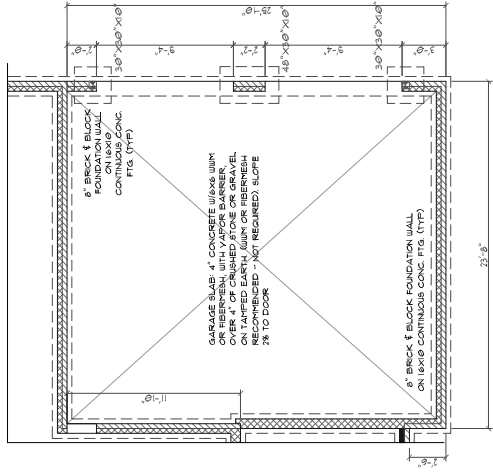
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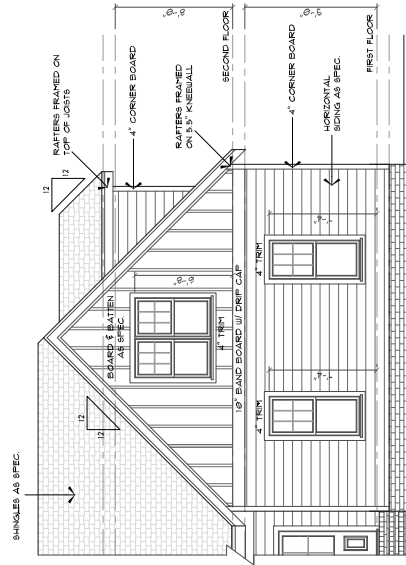
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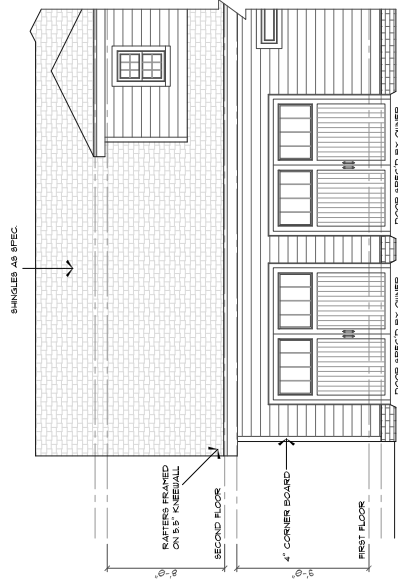
**GARAGE SIDE ENTRY
FLOOR PLAN**
SCALE: 1/4"=1'-0"



**GARAGE SIDE ENTRY
FOUNDATION PLAN**
SCALE: 1/4"=1'-0"



**GARAGE SIDE ENTRY
FRONT ELEVATION**
SCALE: 1/4"=1'-0"



**GARAGE SIDE ENTRY
RIGHT ELEVATION**
SCALE: 1/4"=1'-0"



FOUNDATION PLAN

SCALE: 1/4" = 1'-0"



- a. 4 X 4 POSTS 1'-0" DIA. X 2'-6" DEEP TOOTH (MAX. 18 INCHES) AT CORNERS AND MIDSPAN.
- b. 6 X 6 POSTS 1'-6" DIA. X 3'-6" DEEP TOOTH (MAX. 24 INCHES) AT CORNERS AND MIDSPAN.
- c. KNEE BRACING - MIN. 4 X 4 PT. BRACES ATTACHED WITH BOLTS TO EACH POST AND STRINGER.

LESS THAN 1/2 OF THE POST HEIGHT FROM TOP AT AN ANGLE BETWEEN 45 AND 60 DEGREES W/ (1) 5/8" DIA. ROD BOLT EACH END.

d. STAIR STRINGERS SHALL BE ATTACHED TO EACH POST WITH (1) 5/8" DIA. ROD THROUGH ALL JOINTS.

e. STAIR STRINGERS SHALL HAVE MINIMUM 3"-10" DEPTH AT MIDSPAN AND BACK OF STRINGER AND SHALL SUPPORT A MAXIMUM OF 7'-0" OVERHUNG.

f. GUARDS SHALL BE INSTALLED ON ALL RISERS EXCEEDING 30".

g. GUARDS SHALL BE INSTALLED ON BOTH SIDES OF ALL STEPS.



SEAL DATE: 10/30/2025

REVISIONS:	DATE	BY	DESCRIPTION
1	10/30/2025	DAVID S. EDWARDS	ISSUED FOR PERMIT

DEZIEL RESIDENCE
SOUTH RIVER RD.
LILLINGTON, NC 27546

DEZIEL RESIDENCE
WAVEN HOME SOLUTIONS

DATE:	10/30/2025
DESIGNED BY:	PSE
2ND FLOOR FRAMING	

LEGEND

■	POINT LOAD REQUIRING SOLID BLOCKING TO FOUNDATION (2 X 4 END)
□	NUMBER OF STUDS IN STUD COLUMN
□	LOAD BEARING WALL
□	ATTACH ALL FLOOR JOISTS TO EACH SIDE OF BEAM (STAGGER JOISTS FROM EACH SIDE)

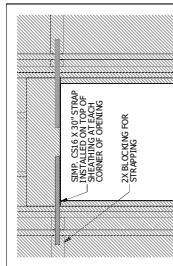
HEADER SCHEDULE

TAG	HEADER	TAG	HEADER
A	2X12 X 6	K	2X12 X 6 X 2.5 LVL
B	2X12 X 8	L	2X12 X 11.875 LVL
C	2X12 X 10	M	2X12 X 14 LVL
D	2X12 X 12	N	2X12 X 16 LVL
E	2X12 X 4	P	2X12 X 18 LVL
F	2X12 X 6	R	2X12 X 2.5 LVL & 2 X 10
G	2X12 X 8	S	2X12 X 2.5 LVL
H	2X12 X 10	T	2X12 X 14 LVL
I	2X12 X 12	V	2X12 X 14 LVL

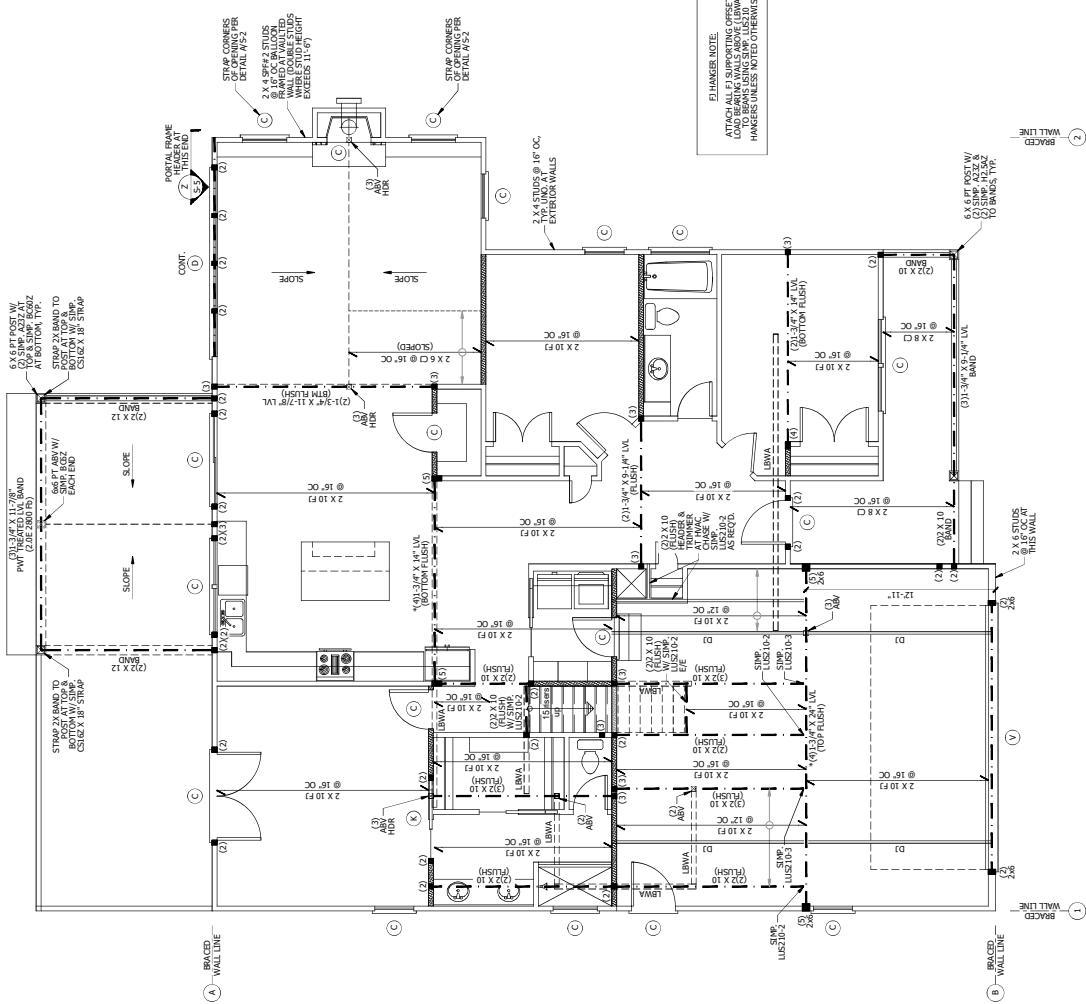
WALL BRACING

BWL	REQD.	PROVD.	METHOD
A	9.7	12.7	CS-WSP PORTAL FRAME
B	9.7	12.7	CS-WSP PORTAL FRAME
C	9.7	12.7	CS-WSP
D	9.7	12.7	CS-WSP
E	9.7	12.7	CS-WSP
F	9.7	12.7	CS-WSP
G	9.7	12.7	CS-WSP
H	9.7	12.7	CS-WSP
I	9.7	12.7	CS-WSP
J	9.7	12.7	CS-WSP
K	9.7	12.7	CS-WSP
L	9.7	12.7	CS-WSP
M	9.7	12.7	CS-WSP
N	9.7	12.7	CS-WSP
O	9.7	12.7	CS-WSP
P	9.7	12.7	CS-WSP
Q	9.7	12.7	CS-WSP
R	9.7	12.7	CS-WSP
S	9.7	12.7	CS-WSP
T	9.7	12.7	CS-WSP
U	9.7	12.7	CS-WSP
V	9.7	12.7	CS-WSP

HOUSE: 1-STORY (6.12 PITCH)
17' 6" GABLE TO VERGE



A WALL STRAPPING SCALE: 3/4\"/>



FIRST FLOOR PLAN
CEILING HEIGHTS: 9'0\"/>

- FRAMING NOTES:
1. ALL FRAMING LUMBERS SHALL BE SPF #2, (Fb = 475 PSI, Fv = 1900 PSI, E = 1,900,000 PSI).
 2. BEARING STUDS MAY BE 2X10 GRADE.
 3. ALL STUDS SHALL BE 2X12 OR 2X10 (Fb = 750 PSI, Fv = 175 PSI, E = 1,900,000 PSI).
 4. ALL STUDS SHALL BE 2X12 OR 2X10 (Fb = 750 PSI, Fv = 175 PSI, E = 1,900,000 PSI).
 5. ALL STUDS SHALL BE 2X12 OR 2X10 (Fb = 750 PSI, Fv = 175 PSI, E = 1,900,000 PSI).
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 14. ALL STUDS SHALL BE 2X12 OR 2X10 (Fb = 750 PSI, Fv = 175 PSI, E = 1,900,000 PSI).
 15. ALL STUDS SHALL BE 2X12 OR 2X10 (Fb = 750 PSI, Fv = 175 PSI, E = 1,900,000 PSI).
 16. ALL STUDS SHALL BE 2X12 OR 2X10 (Fb = 750 PSI, Fv = 175 PSI, E = 1,900,000 PSI).
 17. ALL STUDS SHALL BE 2X12 OR 2X10 (Fb = 750 PSI, Fv = 175 PSI, E = 1,900,000 PSI).

- WALL BRACING NOTES:
1. ALL WALL BRACING SHALL BE 2X4 STUDS, SPACED AT 4' ON CENTER.
 2. ALL WALL BRACING SHALL BE 2X4 STUDS, SPACED AT 4' ON CENTER.
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 17. ALL WALL BRACING SHALL BE 2X4 STUDS, SPACED AT 4' ON CENTER.
- GENERAL NOTES:
1. ALL CONSTRUCTION SHALL CONFORM TO LATEST EDITIONS OF THE 2018 NORTH CAROLINA STATE BUILDING CODE.
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 17. ALL CONSTRUCTION SHALL CONFORM TO LATEST EDITIONS OF THE 2018 NORTH CAROLINA STATE BUILDING CODE.

7 HEADER SCHEDULE		
TAG	HEADER	TAG HEADER
A	3 X 6	K (211.75 X 9.25 WL)
B	3 X 8	L (211.75 X 11.895 WL)
C	3 X 10	M (211.75 X 14 WL)
D	3 X 12	N (211.75 X 16 WL)
E	3 X 14	P (211.75 X 18 WL)
F	3 X 16	R (211.75 X 21 X 10)
G	3 X 8	S (211.75 X 9.25 WL)
H	3 X 10	T (211.75 X 11.895 WL)
J	3 X 12	V (211.75 X 14 WL)

* HEADERS SHALL BE SUPPORTED ON SINGLE JACK STUDS UNLESS NOTED OTHERWISE.

* PROVIDE REQUIRED NUMBER OF FULL HEIGHT JACK STUDS AT EACH END OF HEADER PER TABLE B602.7/5



1. ALL CONSTRUCTION SHALL CONFORM TO STATE REQUIREMENTS OF THE 2018 NORTH CAROLINA LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODE (IBC) AND ANY ADDITIONAL LOCAL REGULATIONS.
2. THE ENGINEER WHOSE SEAL APPEARS ON THESE DRAWINGS SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION FOR THIS PROJECT. THE ENGINEER'S SEAL APPLIES ONLY TO THE STRUCTURAL COMPONENTS. CONTRACTOR IS RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION FOR ALL OTHER PROJECT COMPONENTS PRIOR TO FURNISHING. NO OTHER PARTY SHALL MODIFY OR REUSE THESE DRAWINGS WITHOUT WRITTEN PERMISSION OF THE ENGINEER.
3. ON ALL DRAWINGS, COMMENCING WITH THE FIRST REVISION DRAWING, THE ENGINEER SHALL BE AVAILABLE FOR CONSTRUCTION CONSULTATIONS. THE ENGINEER SHALL BE AVAILABLE FOR CONSTRUCTION CONSULTATIONS ON ALL SCHEDULED MEETINGS. THE ENGINEER SHALL NOT SEAL DRAWINGS OR DETAILS. CONTACT ENGINEER FOR ALL CONSTRUCTION CONSULTATIONS.
4. THE ENGINEER SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE WRITTEN DIMENSIONS OVERLAP ALL SCHEDULED DETAILS. THE ENGINEER ASSUMES NO LIABILITY FOR CONSTRUCTION OF THE PROJECT WITHOUT THE ENGINEER'S REVIEW OF THE PLANS, OR FAILURE TO MEET THE REQUIREMENTS OF THE IBC OR THE PROVIDED STRUCTURAL PLANS. THE ENGINEER ASSUMES NO LIABILITY FOR CONSTRUCTION OF THE PROJECT WITHOUT THE ENGINEER'S REVIEW OF THE PLANS, OR FAILURE TO MEET THE REQUIREMENTS OF THE IBC OR THE PROVIDED STRUCTURAL PLANS. THE ENGINEER ASSUMES NO LIABILITY FOR CONSTRUCTION OF THE PROJECT WITHOUT THE ENGINEER'S REVIEW OF THE PLANS, OR FAILURE TO MEET THE REQUIREMENTS OF THE IBC OR THE PROVIDED STRUCTURAL PLANS.
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EDWARDS
ENGINEERING, PLLC

5929 SOUTH DOWNS DRIVE - RALEIGH, NC - 27603
PHONE: (919) 486-1650 - WWW.EDWARDSENGINEERING.COM

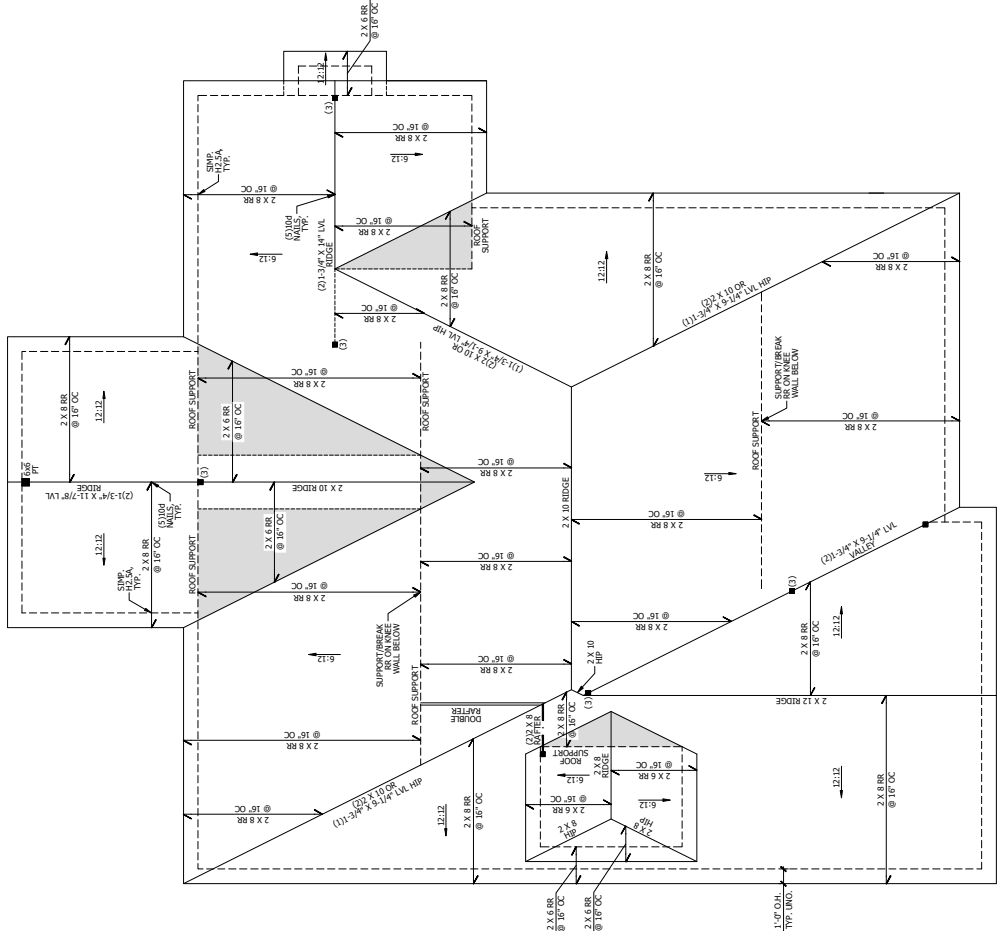


SEAL DATE: 10/30/2025		REVISIONS
REV	DATE / BY / FOR	
REV	DATE / BY / FOR	
REV	DATE / BY / FOR	
REV	DATE / BY / FOR	

DEZIEL RESIDENCE
SOUTH RIVER RD.
LILLINGTON, NC 27546

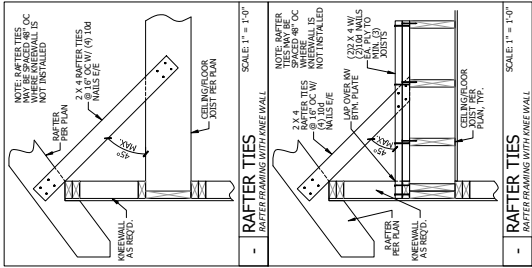
ARCHITECT'S FIRM:	25114
PROJECT NAME:	10/30/2025
DATE:	PSE
DRAWN BY:	

SHEET: S-4 4 OF 5

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ROOF PLAN

SCALE: $\frac{1}{4}" = 1'-0"$



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