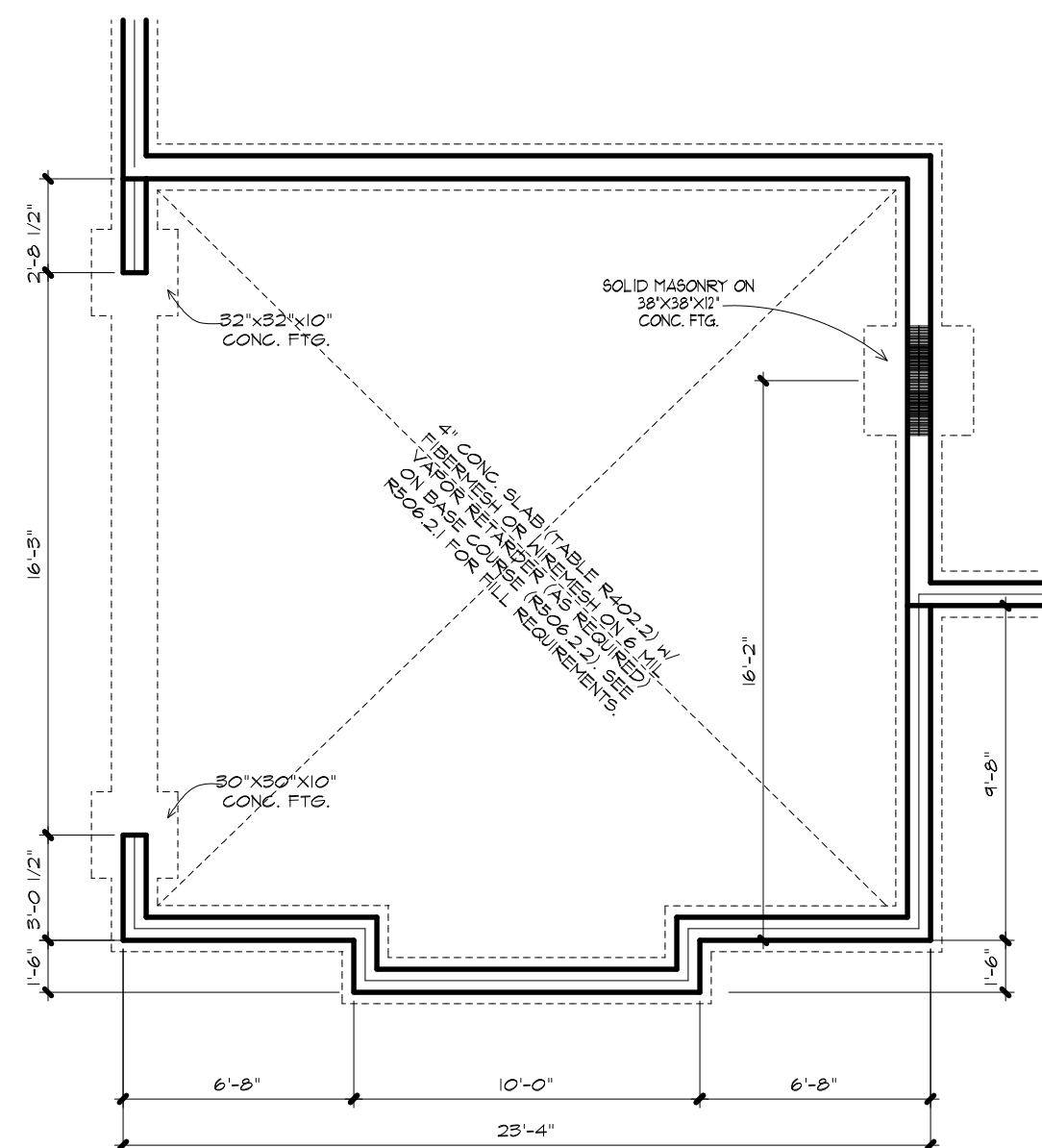
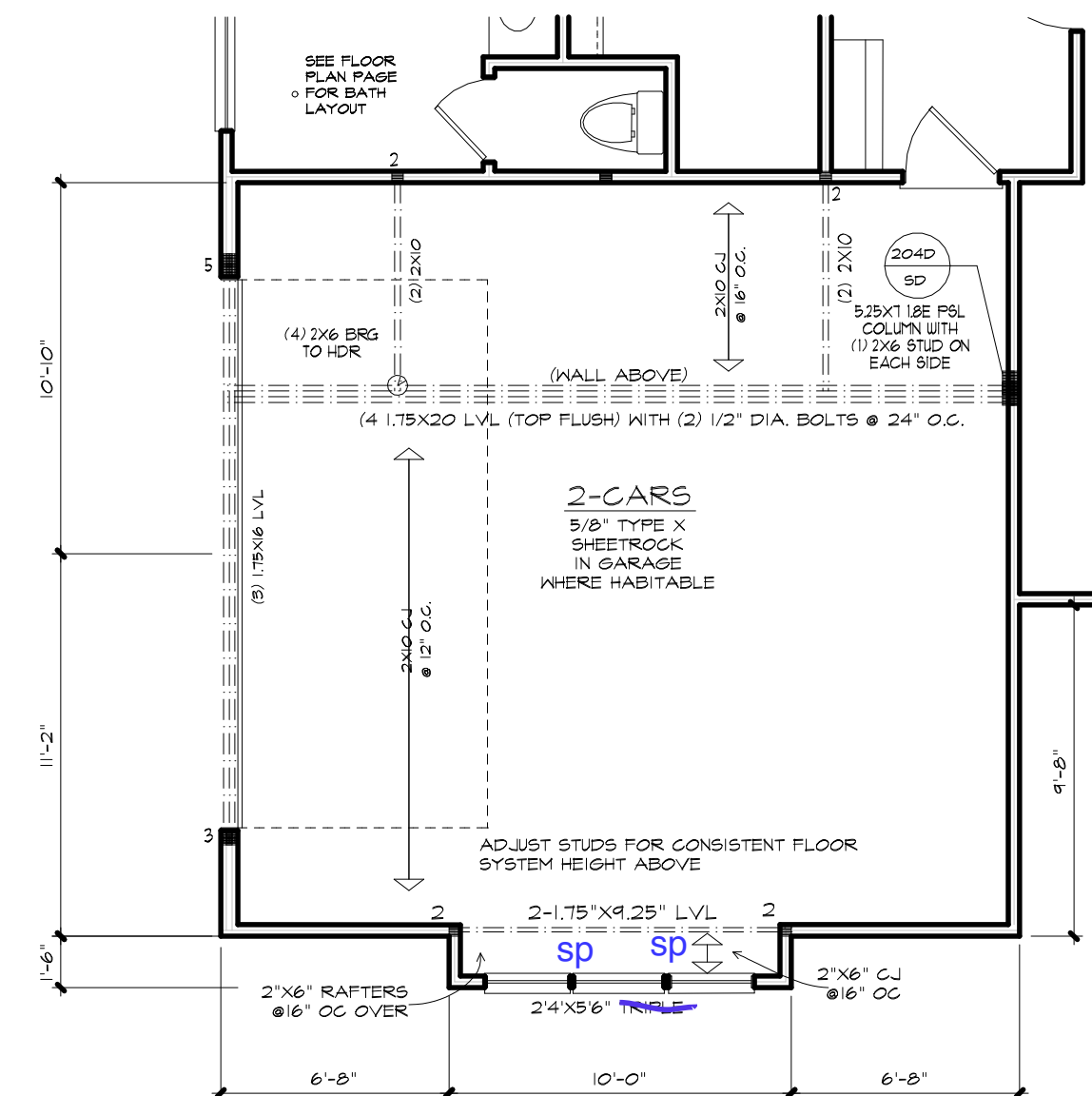




SCALE 1/4' = 1'-0"



SCALE 1/4" = 1'-0"



SCALE 1/4" = 1'-0"

0
1
2
3
4
5
6
7
8
9

Haven Homes

MidTown Designs Inc. 1529 Big Falls Dr. Wendell NC 27591 Phone: 919-783-8626 www.midtowndesigns.com

220712



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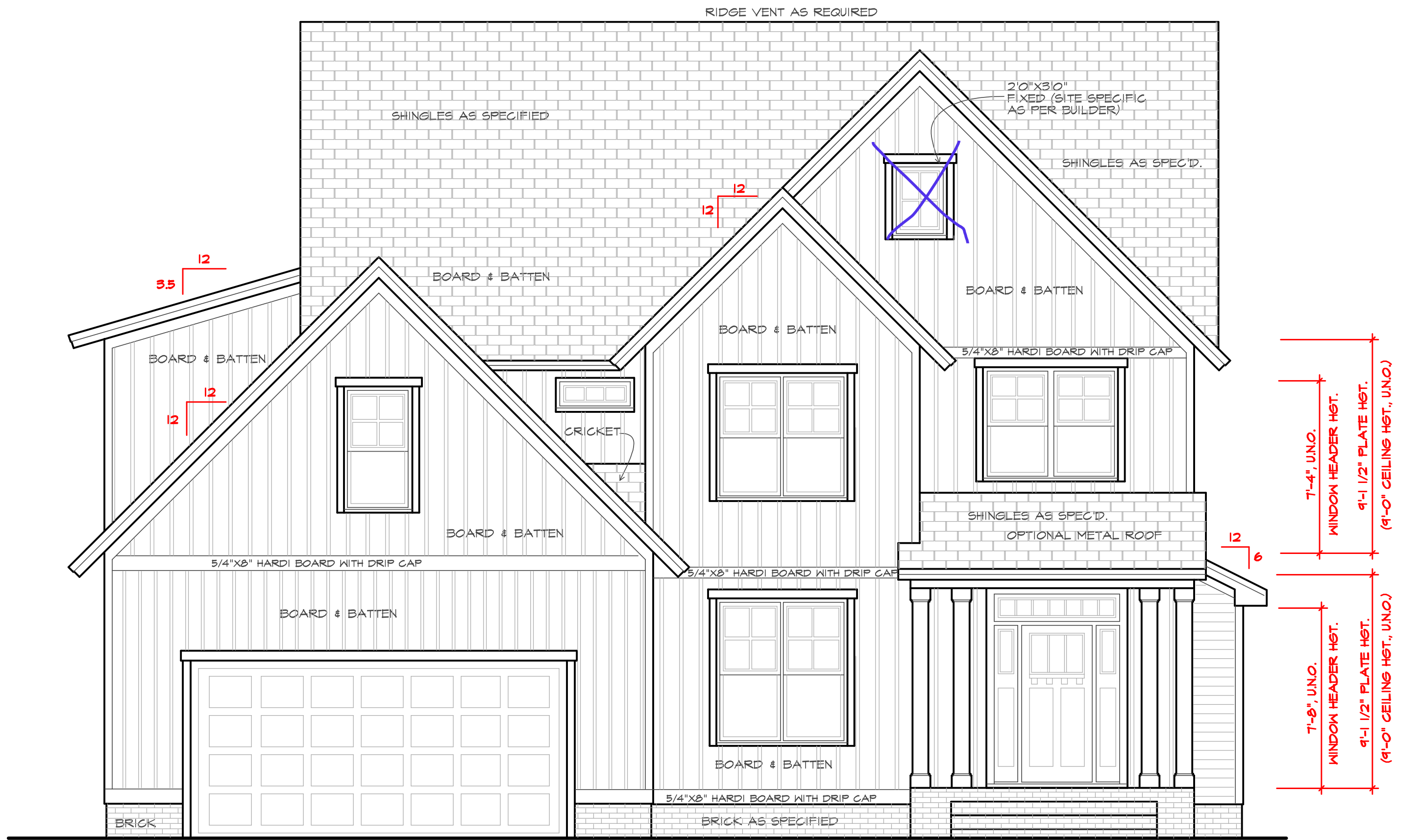
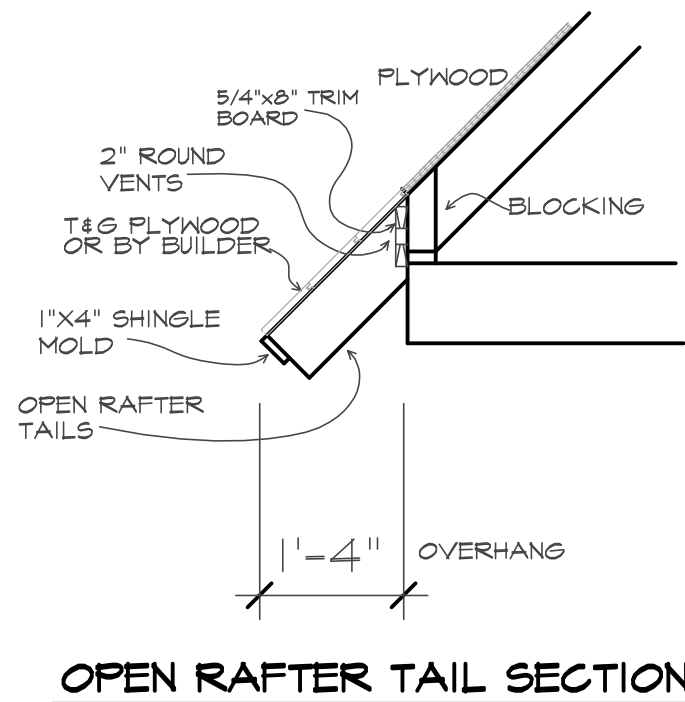
THIS PLAN DESIGNED UNDER NORTH CAROLINA
RESIDENTIAL CODE 2018 EDITION (2018 IRC)
NC (2018 NRC) , Wind : 115 - 130 mph

Haven Homes
The "Applewood"
Garage Left

DATE
10/11/2022

PROJECT #
220712

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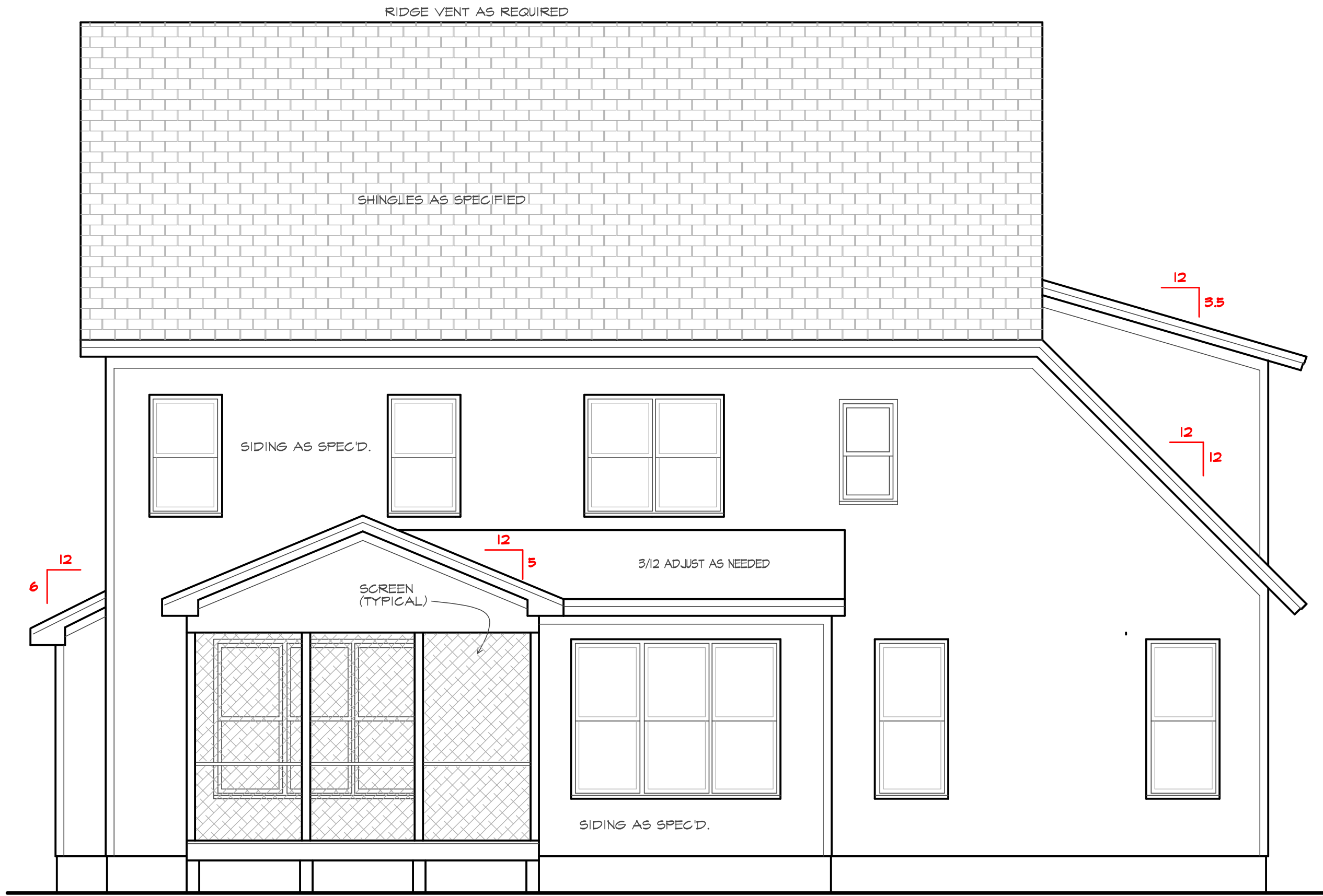
FRONT ELEVATION
SCALE 1/4" = 1'-0"

ATTIC VENTILATION

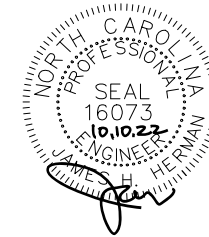
THE NET FREE VENTILATING AREA SHALL BE NOT LESS THAN 1 TO 150 OF THE AREA OF THE SPACE VENTILATED EXCEPT THAT THE AREA MAY BE 1 TO 300 PROVIDED AT LEAST 50 PERCENT OF THE REQUIRED VENTILATING AREA IS PROVIDED BY VENTILATORS LOCATED IN THE UPPER PORTION OF THE SPACE TO BE VENTILATED AT LEAST 3 FEET ABOVE THE EAVE OR CORNICE VENTS WITH THE BALANCE OF THE REQUIRED VENTILATION TO BE PROVIDED BY EAVE OR CORNICE VENTS.

GROSS ATTIC AREA TO BE VENTILATED = 2008 SQ. FT.
2008/300 = 6.7 SQ. FT. NET FREE AREA

50% OF VENTING MUST BE 3 FEET ABOVE THE EAVE OR SOFFIT VENTS



REAR ELEVATION
SCALE 1/4" = 1'-0"



STRUCTURAL DESIGN BY:
SOUTHERN ENGINEERS, P.A.
3714 BENSON DR., RALEIGH, NC 27609
LICENSE: C-1281, PHONE: 919-818-1411
PROJECT #: 21-2285

* Engineers seal applies only to structural
components on this document. Seal does not
include construction means, methods, techniques,
sequences, procedures or safety precautions.
Any deviations or discrepancies on plans
are to be brought to the immediate
attention of Southern Engineers. Failure
to do so will void Southern Engineer's liability.
Seal is valid for a project permitted one
year from date of seal.
Use of these plans constitutes approval of terms &
conditions as defined in the customer agreement.

REFER TO "SD" SHEET(S) FOR
STANDARD DETAILS, BRACING
DETAILS, AND STRUCTURAL NOTES

WOOD "I" JOISTS SHALL BE
ONE OF THE FOLLOWING:

** TJI 210 BY TJM
** LPI 20plus BY LP
** W-40 BY GP
** BCI 5000s 1.8 BY BC

* ALL WOOD "I" JOISTS SHALL BE
INSTALLED ACCORDING TO
MANUFACTURER'S SPECIFICATIONS.

* INSTALL SQUASH BLOCKS, WEB
STIFFENERS, ETC. AS REQUIRED
BY AND ACCORDING TO THE
I-JOIST MANUFACTURER'S
SPECIFICATIONS AND INSTRUCTIONS.

* HANGERS FOR I-JOISTS ARE THE
RESPONSIBILITY OF THE I-JOIST
SUPPLIER.

HEADER/BEAM & COLUMN NOTES

1. ALL EXTERIOR AND LOAD BEARING
HEADERS SHALL BE MIN. (2) 2X10 (4" WALL)
OR (3) 2X10 (6" WALL) WITH (1) SUPPORT STUD,
UNLESS NOTED OTHERWISE.

2. THE NUMBER SHOWN AT BEAM AND
HEADER SUPPORTS INDICATES THE
NUMBER OF SUPPORT STUDS REQUIRED IN
STUD POCKET OR COLUMN. THE NUMBER OF
KING STUDS AT EACH END OF HEADERS IN
EXTERIOR WALLS SHALL BE ACCORDING TO
ITEM "4" IN TABLE R602.3(5) OR AS BELOW
PER NC001 COMMENTARY "KING STUDS AT
WALL OPENINGS" REVISED 1-9-2020:

- UP TO 3' SPAN: (1) KING STUD
- OVER 3' UP TO 6' SPAN: (2) KING STUDS
- OVER 6' UP TO 9' SPAN: (3) KING STUDS
- OVER 9' UP TO 12' SPAN: (4) KING STUDS
- OVER 12' UP TO 15' SPAN: (5) KING STUDS

FRAMING NOTES:

NC (2018 NCRS): Wind: 115-120 mph

1. BRACING METHOD AND TYPE: CONTINUOUSLY SHEATHED
WSP, CS-WSP. NOTE THAT THE WALL BRACING AMOUNT
PROVIDED ON THE PLANS (DETAILS AND SPECIFICATIONS)
IS GREATER THAN THE AMOUNT OF WALL BRACING
REQUIRED BY THE CODE. SEE NOTES BELOW FOR DETAILS
AND SPECIFICATIONS FOR WALL BRACING AND WALL
FRAMING.

2. EXTERIOR WALL SHEATHING: WALLS SHALL BE BRACED
BY SHEATHING WALLS ON ALL STORIES WITH WOOD
STRUCTURAL PANEL SHEATHING (WSP) (EXPOSURE B: 1/4").
EXPOSURE C: 1/2"). SHEATHING SHALL BE ATTACHED
WITH 8d NAILS AT A 6"/2" NAILING PATTERN (6" O.C. AT
PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS).
INSTALL BLOCKING AT ALL PANEL EDGES.

3. WSP SHEATHING SHALL EXTEND TO THE UPPERMOST
DOUBLE BEARING PLATE. BLOCK AT ROOF AND ATTACH
BRACED WALLS PER CODE. WSP SHEATHING BETWEEN
FLOORS SHALL BE SPLICED ACROSS STUDS (CONTINUOUS
ACROSS FLOOR SYSTEM) WITH BLOCKING AT PANEL
EDGES MINIMUM 12" BEYOND FLOOR BREAK) OR OTHER
APPROVED METHOD.

4. "HD" = HOLD-DOWN: HOLD-DOWN DEVICE (NOTED AS "HD"
ON PLANS) SHALL BE AN 800 POUND CAPACITY
ASSEMBLY AS NOTED ON PLANS. SEE DETAILS FOR HD
ASSEMBLY.

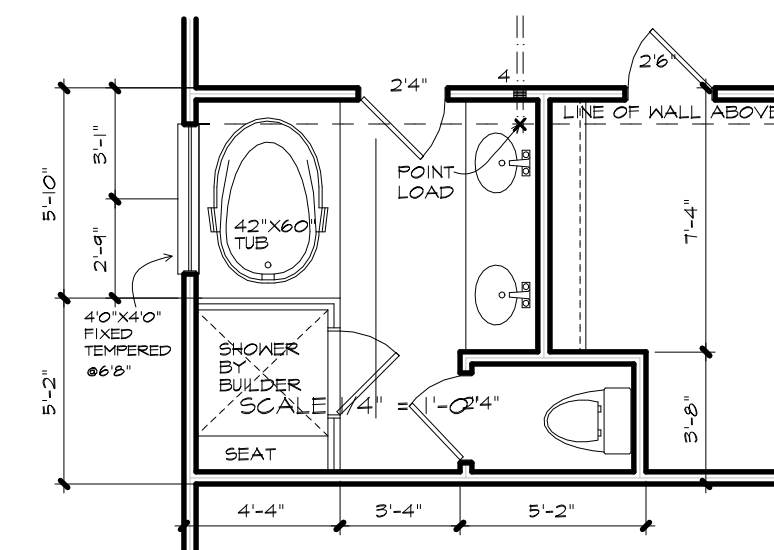
**GROUND/FIRST FLOOR: USE "HD HOLD-DOWN DETAIL" ON
SD SHEET (FOR EQUIV.).
**UPPER FLOORS: ATTACH BASE OF KING STUD WITH A
SIMPSON C522 STRAP DOWN ACROSS THE BAND AND
DOWN TO A STUD BELOW OR HEADER BELOW. EXTEND
STRAP 1" MIN. ALONG EACH STUD (OR HEADER) AND
ATTACH EACH END W/ (7) 8d NAILS.

5. INTERIOR BRACED WALL: (NOTED AS "IBW" ON PLANS)
ATTACH 1/2" GYPSUM BOARD (GB) ON EACH SIDE OF WALL
WITH A MIN. OF 5d COOLER NAILS @ 12" O.C.
ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS.

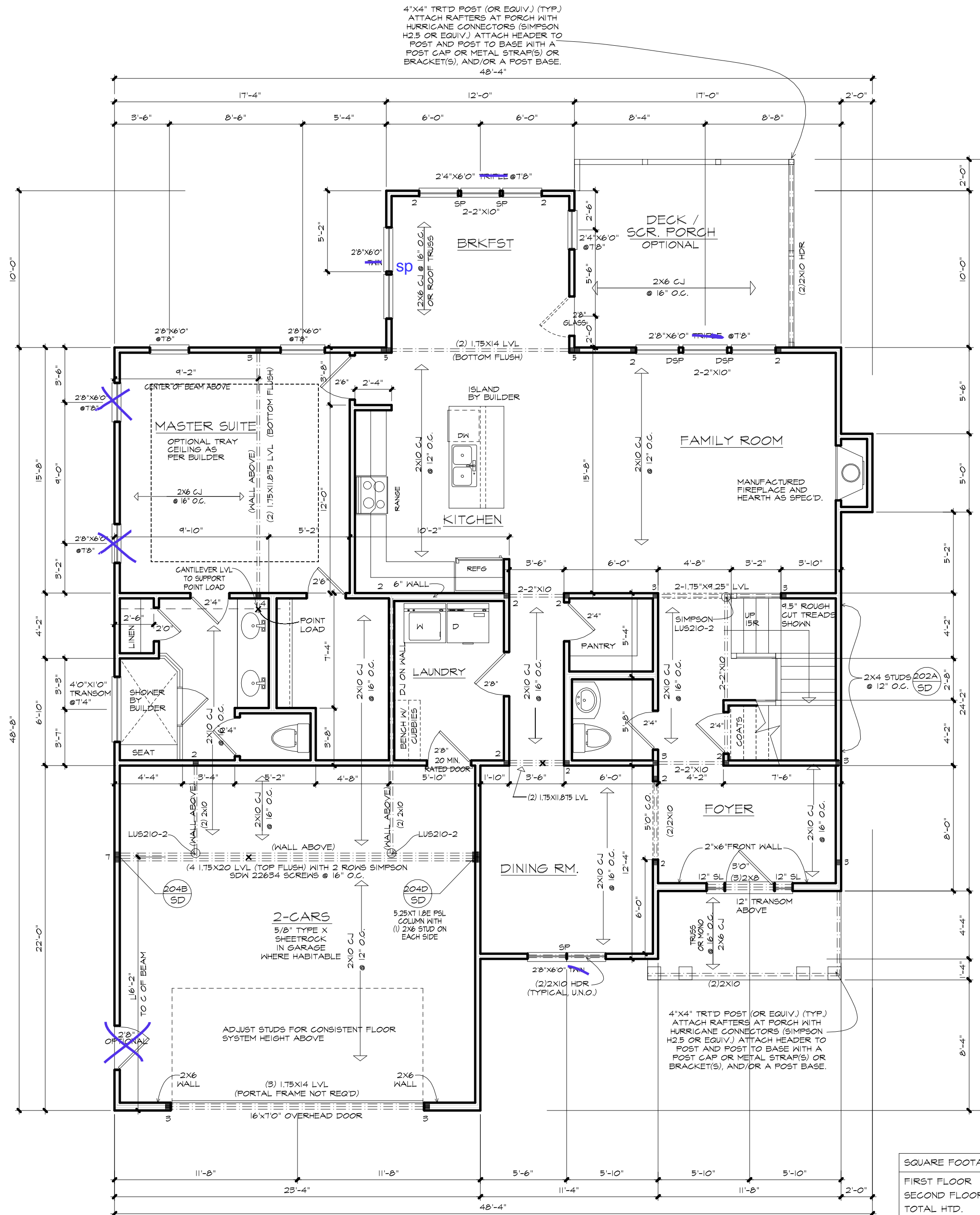
6. INTERIOR BRACED WALL-WOOD STRUCTURAL PANEL:
(NOTED AS "IBW-WSP" ON PLANS). ATTACH ONE SIDE WITH
1/4" WSP SHEATHING WITH 8d NAILS AT A 6"/2" NAILING
PATTERN (6" O.C. AT PANEL EDGES AND 12" O.C. AT
INTERMEDIATE SUPPORTS). INSTALL BLOCKING AT ALL
PANEL EDGES. ATTACH GB OVER WSP REQUIRED. ATTACH
OPPOSITE SIDE WITH 1/2" GB WITH A MIN. OF 5d COOLER
NAILS OR #6 SCREWS @ 12" O.C. ALONG THE EDGES AND AT
INTERMEDIATE SUPPORTS.

WHOLE HOUSE BRACING SUMMARY

TOTAL REQUIRED BRACING: 68
TOTAL PROVIDED BRACING: 111
(IN FEET)



OPTIONAL MASTER BATH LAYOUT
(W/ GARDEN TUB)



FIRST FLOOR PLAN

SCALE 1/4" = 1'-0"

SQUARE FOOTAGE	
FIRST FLOOR	1,592 SQ.FT.
SECOND FLOOR	1,431 SQ.FT.
TOTAL HTD.	3,023 SQ.FT.
FAMILY RM OPTION	31 SQ.FT.
GARAGE	509 SQ.FT.
SCREENED PORCH	168 SQ.FT.
FRONT PORCH	64 SQ.FT.



STRUCTURAL DESIGN BY:
SOUTHERN ENGINEERS, P.A.
3716 BENSON DR., RALEIGH, NC 27609
LICENSE: C-12871, PHONE: 919-818-1411
PROJECT #: 21-2285

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THIS PLAN DESIGNED UNDER NORTH CAROLINA
RESIDENTIAL CODE 2018 EDITION (2018 IRC)

NC (2018 NCRC), 1" AND 1/2" = 1/2" = 120 mph

Haven Homes The "Applewood" Garage Left

MidTown Designs Inc. 1529 Big Falls Dr. Wendell NC 27591 Phone: 919-783-8626 www.midtowndesigns.com

DATE 9/24/2022

PROJECT # 220712

FRAMING NOTES:

NC (2018 NCRC): Wind: 115-120 mph

1. BRACING METHOD AND TYPE: CONTINUOUSLY SHEATHED WSP. CS-WSP. NOTE THAT THE WALL BRACING AMOUNT PROVIDED ON THE PLANS (DETAILS AND SPECIFICATIONS) IS GREATER THAN THE AMOUNT OF WALL BRACING REQUIRED BY THE CODE. SEE NOTES BELOW FOR DETAILS AND SPECIFICATIONS FOR WALL BRACING AND WALL FRAMING.

2. EXTERIOR WALL SHEATHING: WALLS SHALL BE BRACED BY SHEATHING WALLS ON ALL STORIES WITH WOOD STRUCTURAL PANEL SHEATHING (WSP) (EXPOSURE B: 1/4" EXPOSURE C: 15/32"). SHEATHING SHALL BE ATTACHED WITH 8d NAILS AT A 4"/12" NAILING PATTERN 1/4" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. INSTALL BLOCKING AT ALL PANEL EDGES.

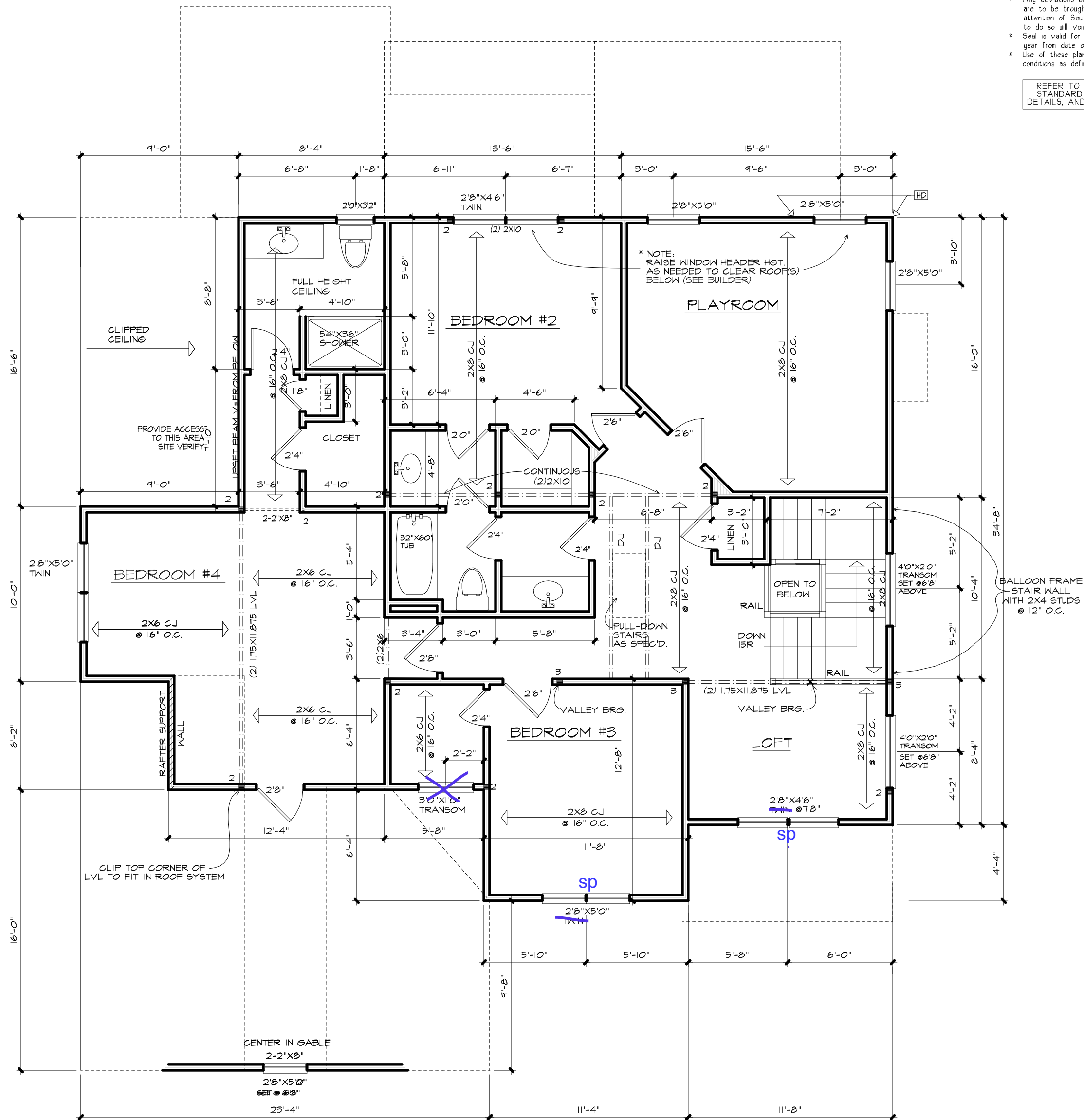
3. WSP SHEATHING SHALL EXTEND TO THE UPPERMOST DOUBLE BEARING PLATE, BLOCK AT ROOF AND ATTACH BRACED WALLS PER CODE. WSP SHEATHING BETWEEN FLOORS SHALL BE SPICED ACROSS STUDS (CONTINUOUS ACROSS FLOOR SYSTEM) WITH BLOCKING AT PANEL EDGES, MINIMUM 12" BEYOND FLOOR BREAK OR OTHER APPROVED METHOD.

4. "HD" = HOLD-DOWN: HOLD-DOWN DEVICE (NOTED AS "HD" ON PLANS) SHALL BE AN 800 POUND CAPACITY ASSEMBLY AS NOTED ON PLANS. SEE DETAILS FOR HD ASSEMBLY.
**GROUND/FIRST FLOOR: USE "HD HOLD-DOWN DETAIL" ON SD SHEET FOR EQUIV.

**UPPER FLOORS: ATTACH BASE OF KING STUD WITH A SIMPSON CS22 STRAP DOWN ACROSS THE BAND AND DOWN TO A STUD BELOW OR HEADER BELOW. EXTEND STRAP 1" MIN. ALONG EACH STUD (OR HEADER) AND ATTACH EACH END W/ (7) 8d NAILS.

5. INTERIOR BRACED WALL: (NOTED AS "IBW" ON PLANS). ATTACH 1/2" GYPSUM BOARD (GB) ON EACH SIDE OF WALL WITH A MIN. OF 5d COOLER NAILS OR #4 SCREWS 9" O.C. ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS.

6. INTERIOR BRACED WALL-WOOD STRUCTURAL PANEL: (NOTED AS "IBW-WSP" ON PLANS). ATTACH ONE SIDE WITH 1/4" WSP SHEATHING WITH 8d NAILS AT A 4"/12" NAILING PATTERN 1/4" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. INSTALL BLOCKING AT ALL PANEL EDGES. ATTACH GB OVER WSP REQUIRED. ATTACH OPPOSITE SIDE WITH 1/2" GB WITH A MIN. OF 5d COOLER NAILS OR #4 SCREWS 9" O.C. ALONG THE EDGES AND AT INTERMEDIATE SUPPORTS.



SECOND FLOOR PLAN
SCALE 1/4" = 1'-0"