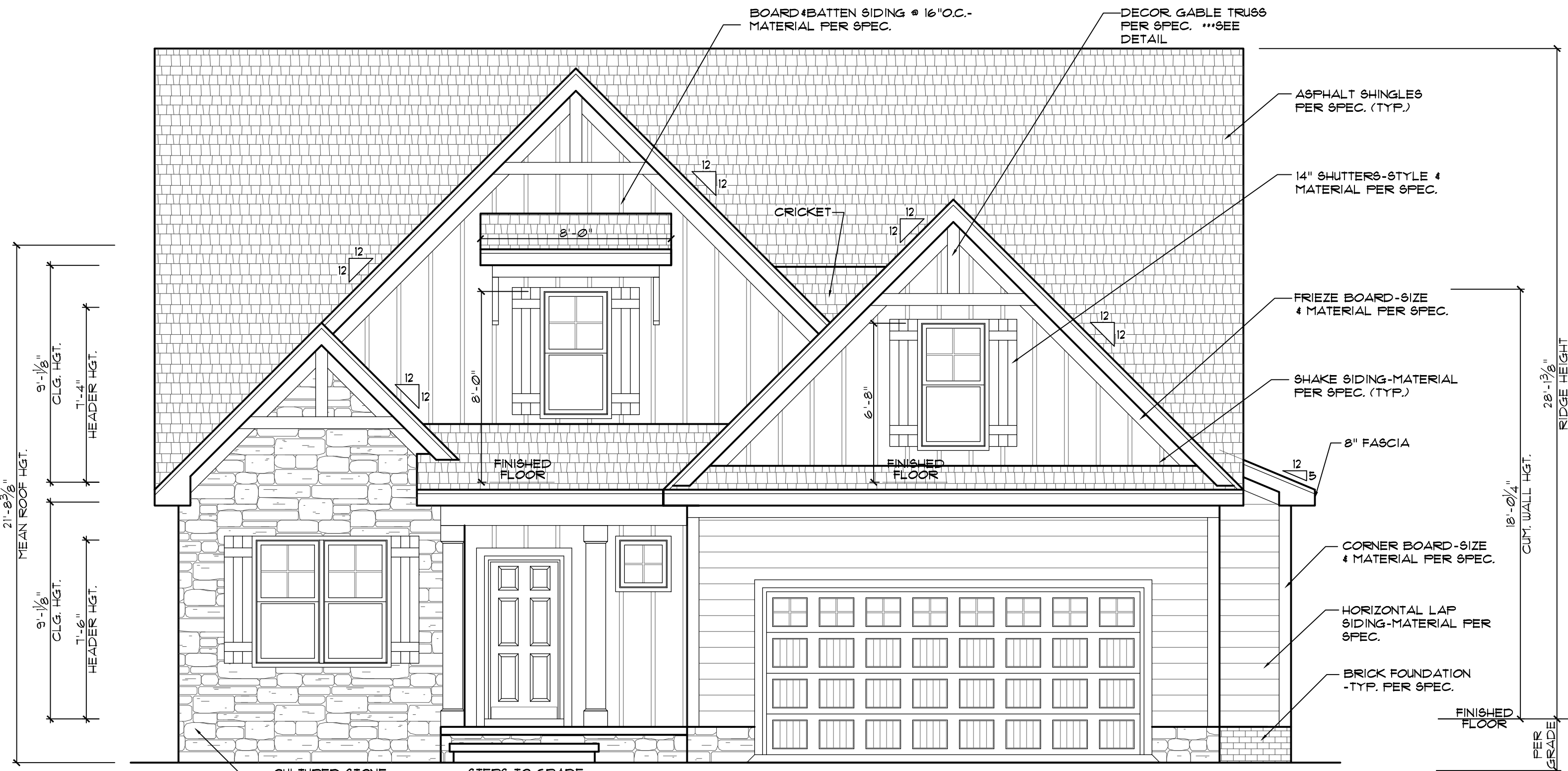




NOTE: MEAN ROOF HGT.  
MAY VARY PER GRADE

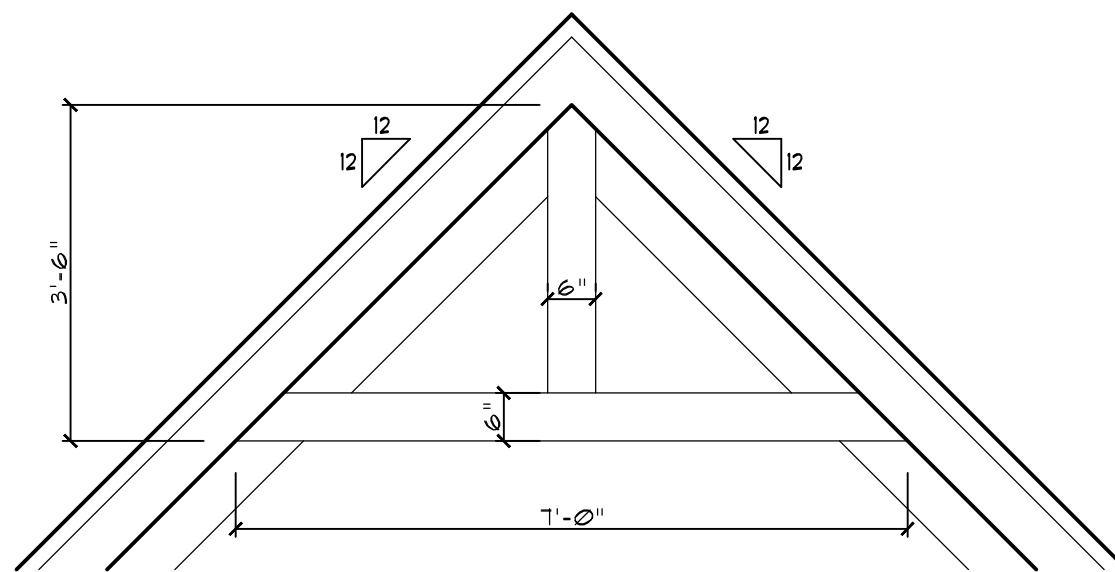
CULTURED STONE  
VENEER PER SPEC.

STEPS TO GRADE  
AS REQ'D PER SITE  
CONDITIONS

## FRONT ELEVATION

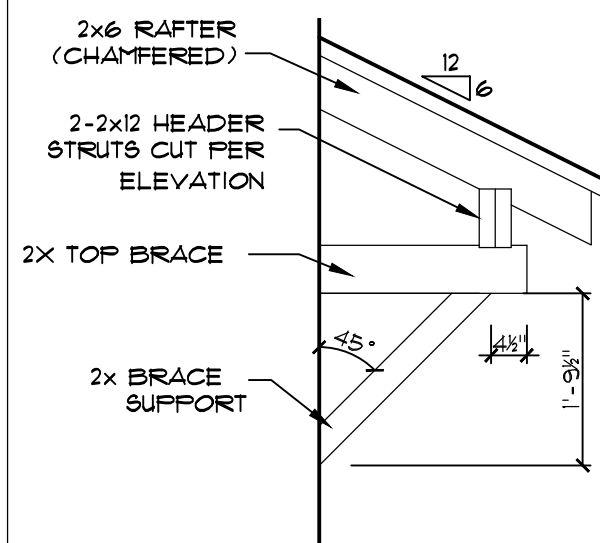
Scale: 1/4" = 1'

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## DECOR. GABLE TRUSS DETAIL

SCALE: 1/2" = 1'



## AWNING PROFILE

Scale: 1/2" = 1'



SCREENED  
PORCH

BRICK VENEER  
FOUNDATION

STEPS TO GRADE  
AS REQ'D PER SITE  
CONDITIONS

## LEFT ELEVATION

Scale: 1/4" = 1'

### ELEVATION NOTES

#### BUILDING CODES:

THIS PLAN HAS BEEN DESIGNED  
UNDER THE NC BUILDING CODES,  
2018 RESIDENTIAL EDITION.

#### ROOFING:

ASPHALT SHINGLES SHALL BE  
USED ONLY ON ROOF SLOPES OF  
TWO UNITS VERTICAL IN 12 UNITS  
HORIZONTAL (2:12) OR GREATER.  
FOR ROOF SLOPES FROM TWO  
UNITS VERTICAL IN 12 UNITS  
HORIZONTAL (2:12) UP TO FOUR  
UNITS VERTICAL IN 12 UNITS  
HORIZONTAL (4:12), DOUBLE  
UNDERLAYMENT APPLICATION IS  
REQUIRED IN ACCORDANCE WITH  
SECTION R905.11.

### VENTING CALCULATIONS:

#### CRAWL SPACE:

THE MIN. NET FREE AREA OF CRAWL  
VENTILATION OPENINGS SHALL NOT BE  
LESS THAN 1 SQ. FT. FOR EACH 150 SQ. FT.  
OF CRAWL SPACE AREA.

1393 SQ. FT. CRAWL SPACE AREA  
/ 150

9.2 SQ. FT. NET FREE AREA REQUIRED

\*MAY BE REDUCED BY 50% W. VAPOR BARRIER

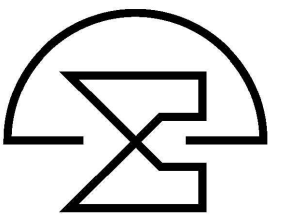
#### ATTIC:

2167 SQ. FT. OF ATTIC / 300 = 7.2 SQ. FT.  
OF INLET AND OUTLET.

VENTILATION MAY BE REDUCED 50% WHEN  
VENTILATORS ARE USED AT LEAST 3'-0"  
ABOVE THE CORNICE VENTS.

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Sheet Title:  
**FRONT & LEFT  
ELEVATIONS**

| REVISIONS |      |
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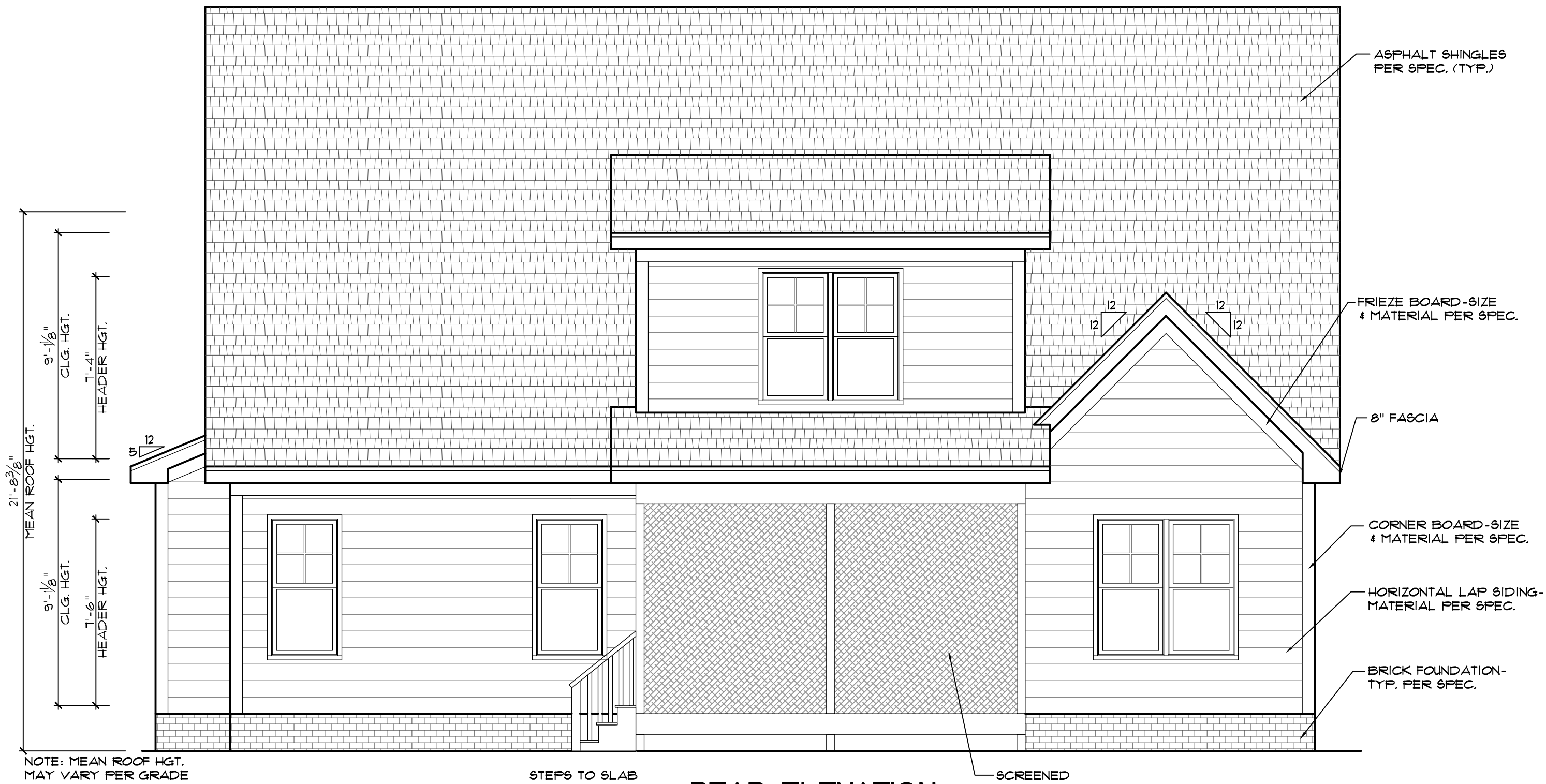
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Plan Number  
**M103-22**  
Sheet No. **A1**

Drawn By: **MMc.**

Date: **04-19-22**

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REAR ELEVATION

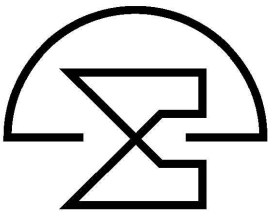
Scale: 1/4" = 1'



RIGHT ELEVATION

Scale: 1/4" = 1'

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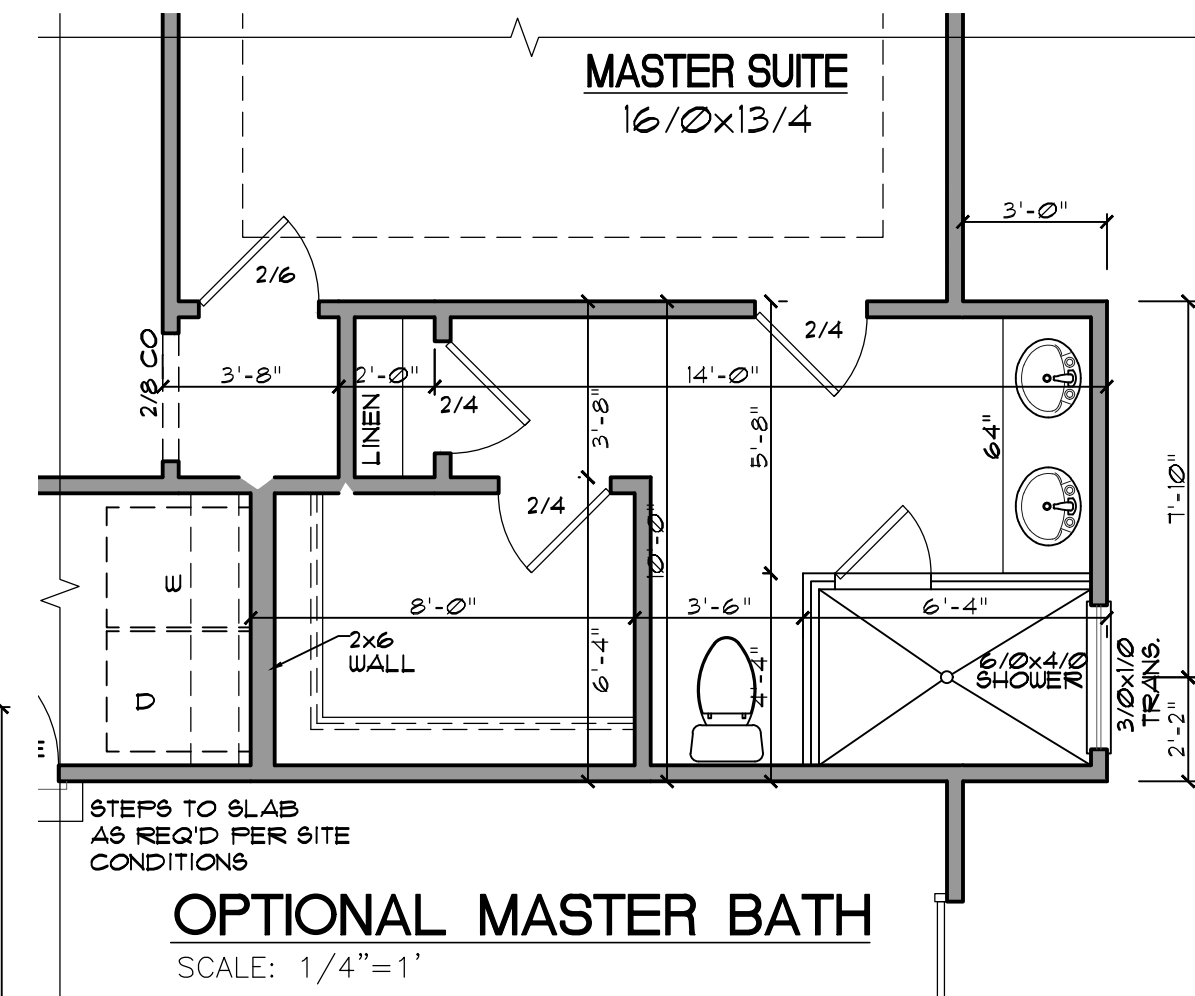
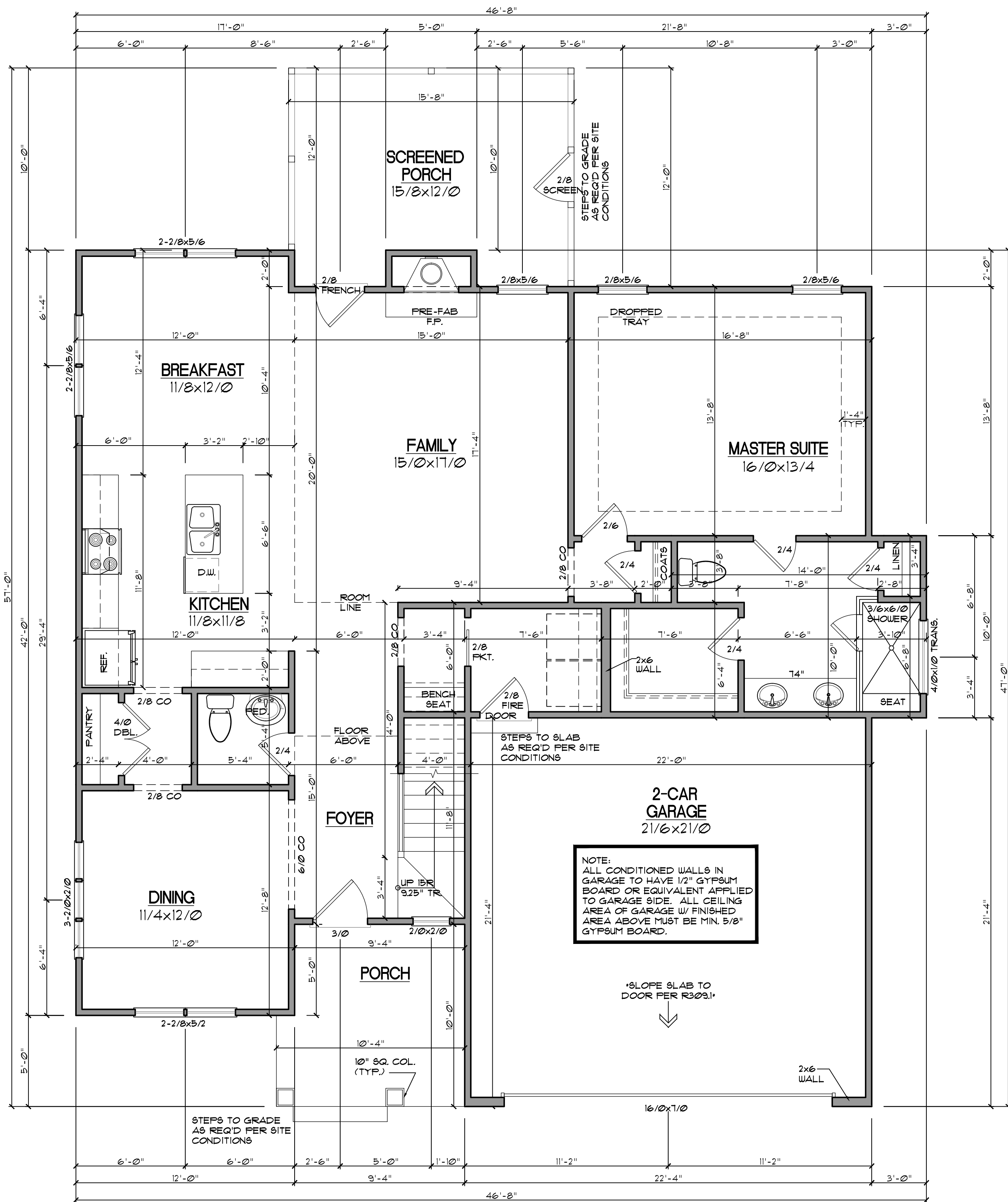
Sheet Title:  
REAR & RIGHT  
ELEVATIONS

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M103-22  
Sheet No. A2  
Drawn By: MMC.  
Date: 04-19-22

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GENERAL NOTES

**WALLS:**  
ALL WALLS ARE DRAWN 4" THICK UNO.  
ANGLED WALL ARE DRAWN @45° UNO.

**SMOKE DETECTORS:**  
LOCATION AND NUMBER OF DETECTORS SHALL CONFORM TO NEC.

**EGRESS:**  
ALL BEDROOMS MUST HAVE AT LEAST ONE WINDOW WHICH CONFORMS TO R-310 OF THE N.C. BLDG. CODE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY CHOSEN WINDOWS MEET EGRESS REQUIREMENTS AS MANUFACTURERS VARY.

**ATTIC ACCESS:**  
MIN. ATTIC ACCESS SHALL BE PROVIDED BY BUILDER AND LOCATED ON SITE.

**WALL/CEILING HGT.**  
WALL AND CEILING HEIGHT NOTES ARE BASED ON NOMINAL WALL SIZE.  
KNEE WALL HEIGHT LABELS FOR WALLS UNDER RAFTERS ASSUME AN EXTRA 2" FOR FURRING (IN HEATED SPACES) FOR INSULATION. THE WALL HEIGHT REFERS TO THE HGT. FROM THE FLOOR DECKING TO THE BOTTOM OF THE FURRING.

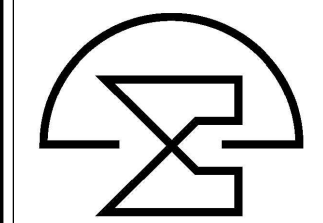
SQUARE FOOTAGE

| Heated Square Footage |         |
|-----------------------|---------|
| First Floor           | 1,393.0 |
| Second Floor          | 884.1   |
|                       | 2,277.1 |

| Unheated Square Footage |       |
|-------------------------|-------|
| 2-Car Garage            | 472.7 |
| Front Porch             | 98.3  |
| Screened Porch          | 187.3 |
| Storage                 | 169.0 |
| Walk-in Storage         | 92.0  |

FIRST FLOOR

SCALE: 1/4"=1'



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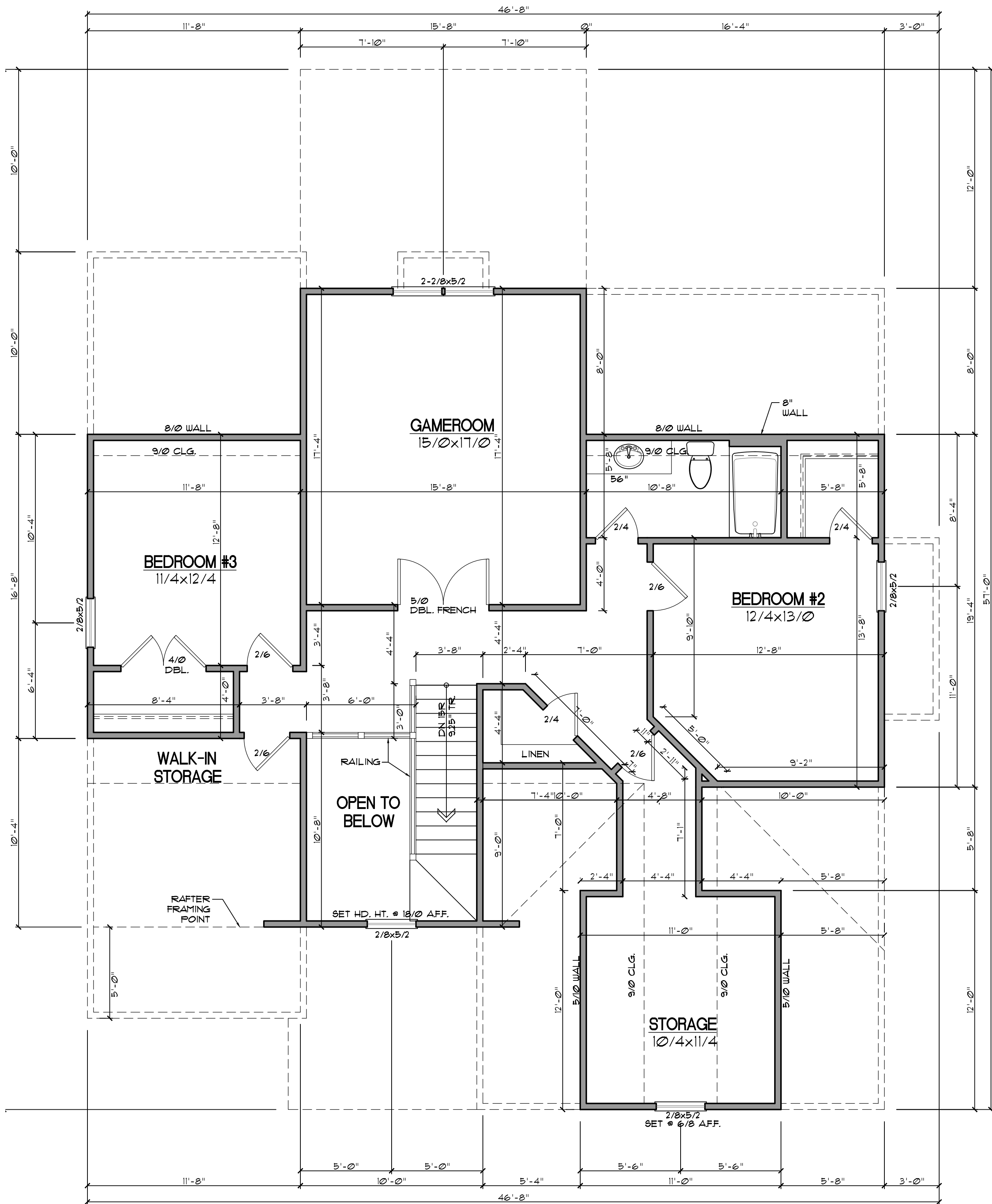
Sheet Title:  
**FIRST FLOOR PLAN**

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Plan Number  
**M103-22**  
Sheet No. **A3**  
Drawn By: **MMC.**  
Date: **04-19-22**



GENERAL NOTES

WALLS:

ALL WALLS ARE DRAWN 4" THICK UNO. ANGLED WALL ARE DRAWN @45° UNO.

SMOKE DETECTORS:

LOCATION AND NUMBER OF DETECTORS SHALL CONFORM TO NEC.

EGRESS:

ALL BEDROOMS MUST HAVE AT LEAST ONE WINDOW WHICH CONFORMS TO R-310 OF THE N.C. BLDG. CODE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY CHOSEN WINDOWS MEET EGRESS REQUIREMENTS AS MANUFACTURERS VARY.

ATTIC ACCESS:

MIN. ATTIC ACCESS SHALL BE PROVIDED BY BUILDER AND LOCATED ON SITE.

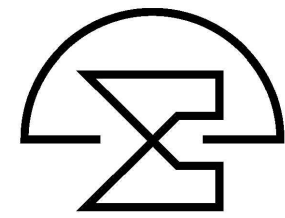
WALL/CEILING HGT.

WALL AND CEILING HEIGHT NOTES ARE BASED ON NOMINAL WALL SIZE.

KNEE WALL HEIGHT LABELS FOR WALLS UNDER RAFTERS ASSUME AN EXTRA 2" FOR FURRING (IN HEATED SPACES) FOR INSULATION. THE WALL HEIGHT REFERS TO THE HGT. FROM THE FLOOR DECKING TO THE BOTTOM OF THE FURRING.

SECOND FLOOR

SCALE: 1/4"=1'



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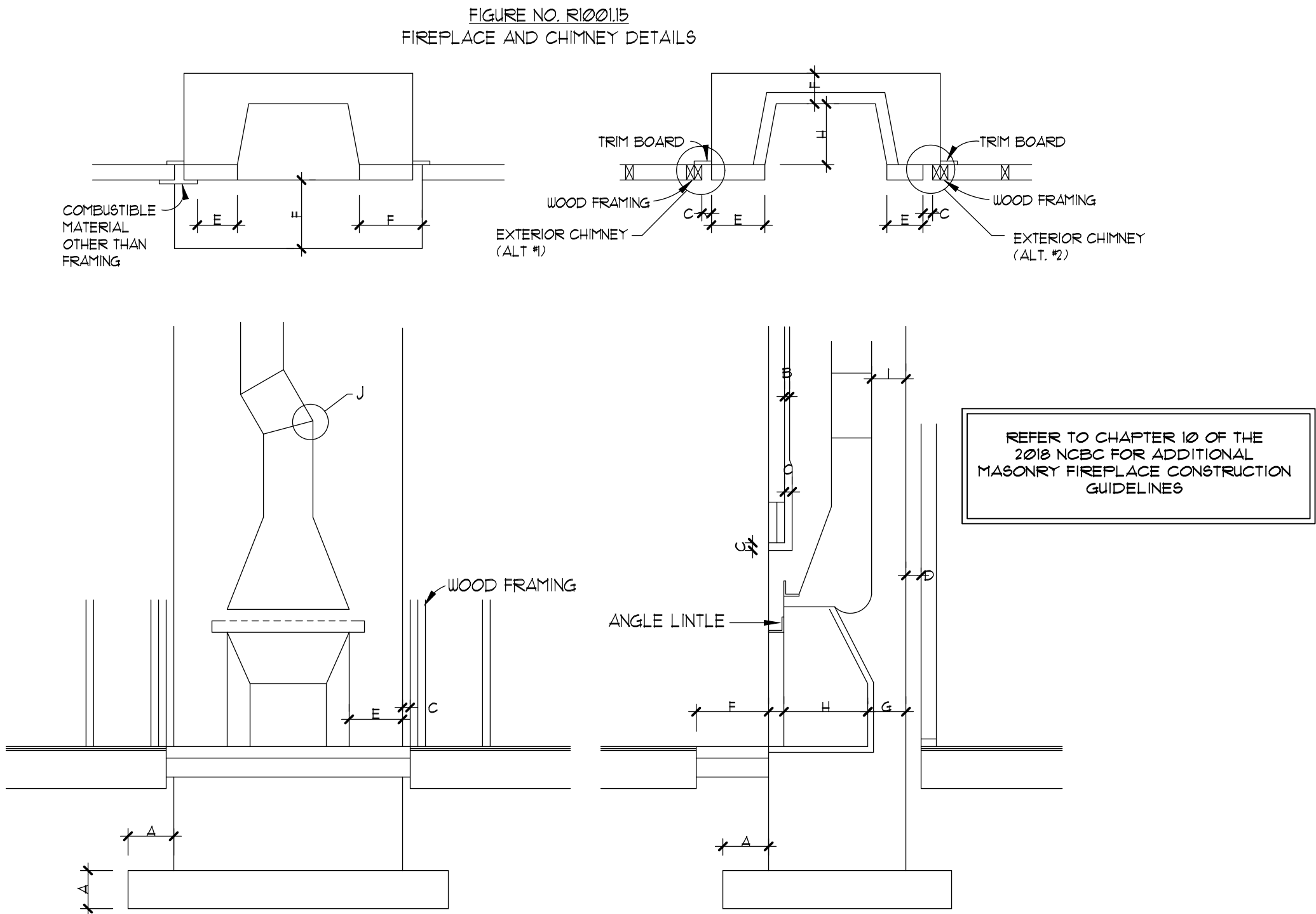
Sheet Title:  
SECOND FLOOR PLAN

| REVISIONS |      |
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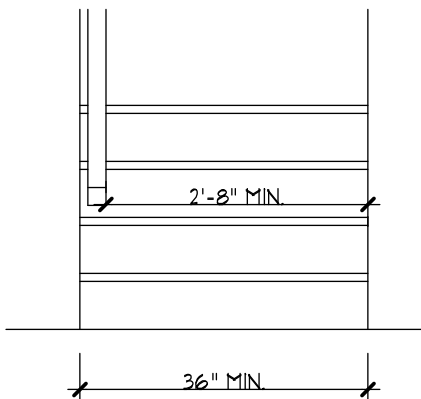
Plan Number  
**M103-22**  
Sheet No. **A4**  
Drawn By: **MMc.**  
Date: **04-19-22**

| ITEM                                       | LETTER | REQUIREMENT                                                                                                                                                                          |
|--------------------------------------------|--------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>FOOTING:</b>                            |        |                                                                                                                                                                                      |
| THICKNESS                                  | A      | 12" MINIMUM                                                                                                                                                                          |
| PROJECTION PASSED CHIMNEY                  | A      | 12" MINIMUM ALL SIDES                                                                                                                                                                |
| <b>MORTAR:</b>                             |        |                                                                                                                                                                                      |
| FIREBRICK                                  |        | REFRACTORY                                                                                                                                                                           |
| FLUE LINING                                |        | TYPE M, S, N OR REFRACTORY                                                                                                                                                           |
| MASONRY OTHER THAN ABOVE                   |        | TYPE M, S OR N                                                                                                                                                                       |
| <b>MASONRY SUPPORT (LINTELS):</b>          |        |                                                                                                                                                                                      |
|                                            |        | MASONRY, CONCRETE OR STEEL<br>(3½" X 3½" X 5/16" MIN.)                                                                                                                               |
| <b>ASH DUMP</b>                            |        |                                                                                                                                                                                      |
|                                            |        | NOT REQUIRED, HOWEVER, WHEN USED MUST BE FIREPROOF AND MINIMUM 5" DIAMETER DOOR                                                                                                      |
| <b>CLEARANCES:</b>                         |        |                                                                                                                                                                                      |
| WOOD FRAMING                               | B      | 1" CHIMNEY MASONRY (EXCEPTION: MASONRY CHIMNEYS COMPLETELY ON THE EXTERIOR OF A BUILDING AGAINST THE SHEATHING ARE NOT REQUIRED TO COMPLY WITH THESE PROVISIONS.)                    |
|                                            | C      | 2" FIREPLACE MASONRY EXCLUDING FACING MATERIAL                                                                                                                                       |
|                                            | D      | 4" AT BACK OF FIREPLACE MASONRY                                                                                                                                                      |
| COMBUSTIBLE MATERIAL                       | E      | 8" FROM EDGES OF FIREPLACE OPENING EXCEPT MATERIAL ABOVE FIREPLACE OPENING PROJECTING MORE THAN 1½" FROM THE FACE OF THE FIREPLACE SHALL BE A MINIMUM OF 12" ABOVE FIREPLACE OPENING |
|                                            |        |                                                                                                                                                                                      |
| ABOVE ROOF                                 |        | 2' ABOVE HIGHEST POINT OR 2' HIGHER THAN ANY PORTION OF BUILDING WITHIN 10'                                                                                                          |
| <b>HEARTH EXTENSION:</b>                   |        |                                                                                                                                                                                      |
| F/P PENING (6 SQ. FT.)                     | F      | 8" EACH SIDE OF OPENING, 16" IN FRONT OF FACING MATERIAL                                                                                                                             |
| F/P OPENING 6 SQ. FT. OR)                  | F      | 12" EACH SIDE OF OPENING, 20" IN FRONT OF FACING MATERIAL                                                                                                                            |
| <b>THICKNESS OF FIREBOX WALLS:</b>         |        |                                                                                                                                                                                      |
|                                            | G      | BACK & SIDE WALLS 6" SOLID MASONRY OR REINFORCED CONCRETE WITH MINIMUM 2" THICKNESS FIREBRICK OR REFRACTORY MATERIAL (EXCEPTION: 12" SOLID MASONRY WALLS REQUIRE NO LINING)          |
| <b>FIREBOX DEPTH:</b>                      |        |                                                                                                                                                                                      |
|                                            | H      | 16" FROM FACE OF FIREPLACE                                                                                                                                                           |
| <b>FLUE REQUIREMENTS:</b>                  |        |                                                                                                                                                                                      |
| WALLS AROUND FLUE                          | I      | FLUE SHALL BE ENCASED IN NOT LESS THAN 4" OF SOLID MASONRY.                                                                                                                          |
| DISTANCES BETWEEN ADJACENT FLUES           |        | TWO FLUES ADJOINING EACH OTHER SHALL HAVE JOINTS STAGGERED 1"                                                                                                                        |
| TYPE OF MORTAR                             |        | MORE THAN 2 FLUES IN SAME CHIMNEY REQUIRE 4" WYTHE SEPARATION SO THAT NO MORE THAN TWO FLUES ADJOIN WITHOUT A WYTHE SEPARATION                                                       |
| THICKNESS                                  |        | TYPE M, S, N OR REFRACTORY MORTAR WITH CLOSE FITTING JOINTS LEFT SMOOTH ON THE INSIDE                                                                                                |
| EFFECTIVE FLUE AREA (SEE TABLES 16A & 16B) |        | ¾" MINIMUM WITH VARIATION OF ⅛" IN WALLS                                                                                                                                             |
| SLOPE                                      | J      | RECTANGULAR 1/10 OF FIREPLACE OPENING, ROUND 1/12 OF FIREPLACE OPENING                                                                                                               |
|                                            |        | MAXIMUM 30 DEGREES FROM VERTICAL WITH MITERED JOINTS                                                                                                                                 |

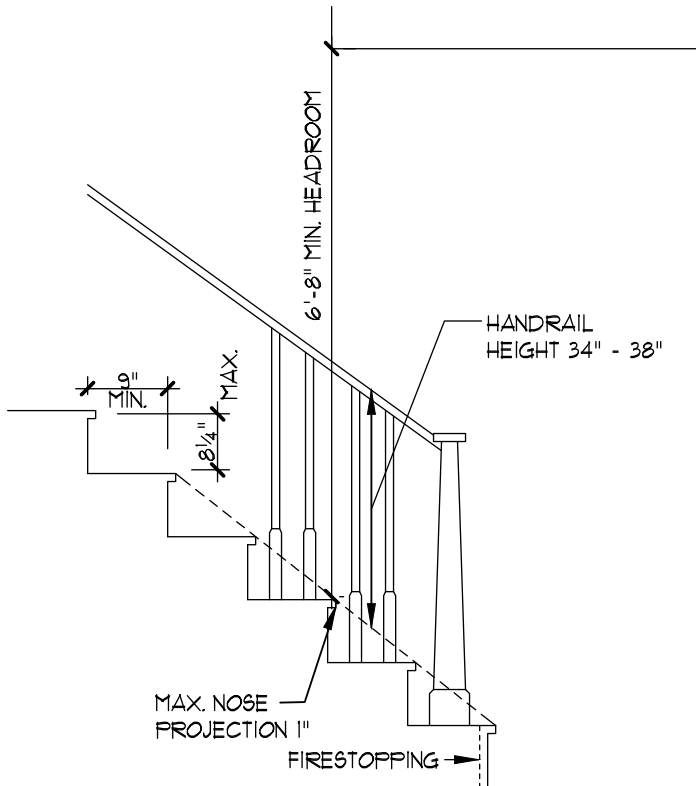


## FIREPLACE DETAILS

SCALE: NTS

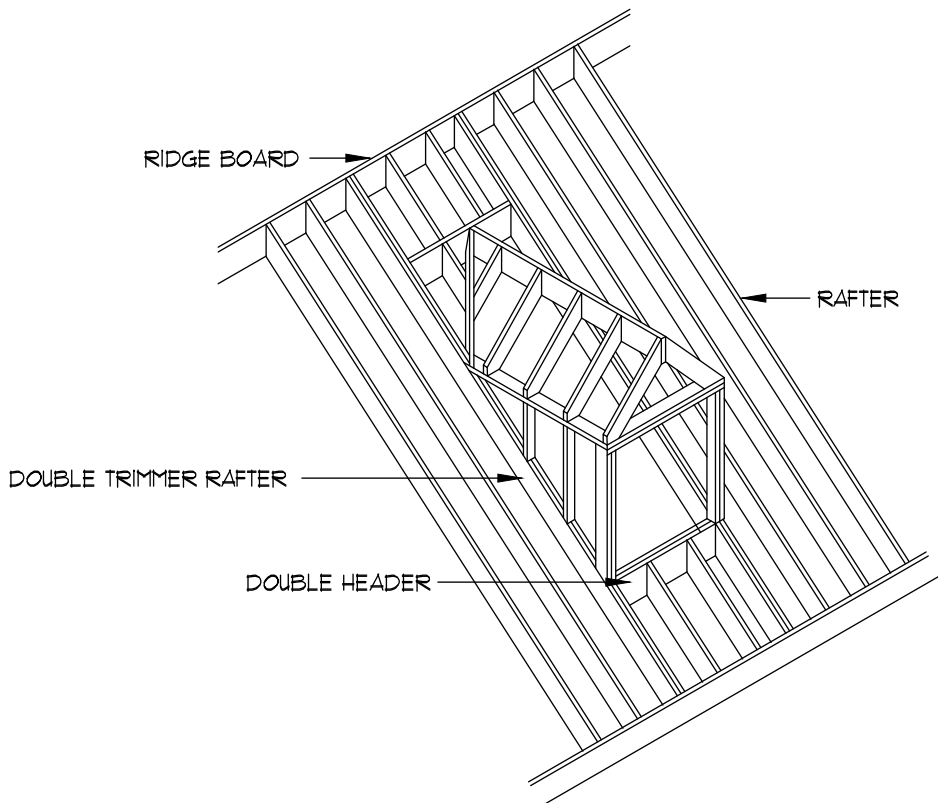


THE NET FREE AREA OF SQUARE OR RECTANGULAR FLUES AS LISTED IN TABLE 16A SHALL NOT BE LESS THAN 1/10 THE FACE AREA OF THE FIREPLACE OPENING. THE NET FREE AREA OF ROUND FLUES AS LISTED IN TABLE 16B SHALL NOT BE LESS THAN 1/12 THE FACE AREA OF THE FIREPLACE OPENING. THE COMBINED AREAS OF ALL FACES SHALL BE USED.



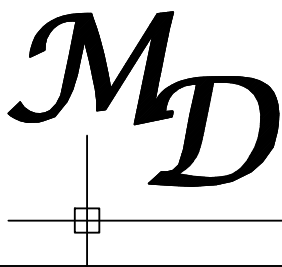
## STAIR DETAIL

SCALE: NTS



## DORMER DETAIL

NTS



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## DETAIL SHEETS

Sheet Title:

## TYPICAL DETAILS

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## TYPICAL

Sheet No.

D1

Drawn By: MMc.

Date: 10-17-19

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ATTIC ACCESS:

ATTIC SPACES SHALL BE PROVIDED WITH AN INTERIOR ACCESS OPENING NOT LESS THAN 21" X 30". ACCESS OPENING SHALL BE READILY ACCESSIBLE AND PROVIDED WITH A LID OR DEVICE THAT MAY BE EASILY REMOVED OR OPERATED. WHEN MECHANICAL EQUIPMENT IS TO BE INSTALLED IN THE ATTIC, AND ONLY INTERIOR ACCESS IS TO BE PROVIDED, THE ACCESS OPENING SHALL BE NOT LESS THAN SPECIFIED ABOVE, BUT IN NO CASE LESS THAN THE SIZE REQUIRED TO INSTALL OR REMOVE THE LARGEST MAJOR COMPONENT OF THE UNIT WITHOUT DISASSEMBLY.

EXCEPTION: CONCEALED AREAS NOT LOCATED OVER THE MAIN STRUCTURE INCLUDING PORCHES, KNEEWALLS LESS THAN 5' IN HEIGHT, DORMERS, BAY WINDOWS, ETC. ARE NOT REQUIRED TO HAVE ACCESS.

CRAWL SPACE ACCESS - MINIMUM SIZE IS 36" X 22"

SAFETY GLAZING:

ALL SAFETY GLAZING MATERIALS MUST BE PERMANENTLY LABELED TO INDICATE IT CONFORMS TO ANSI Z97.1. LAMINATED GLASS MAY BE PERMANENTLY LABELED OR ACCOMPANIED BY A CERTIFICATE CERTIFYING CONFORMANCE TO ANSI Z97.1.

SAFETY GLAZING MATERIAL MUST BE USED FOR THE FOLLOWING SPECIFIED HAZARDOUS LOCATIONS:

1. ALL BATHTUB DOORS AND ENCLOSURES
2. ALL SHOWER DOORS AND ENCLOSURES
3. ALL STORM DOORS OR COMBINATION DOORS
4. ALL SLIDING GLASS DOORS (PATIO TYPE)
5. ALL SWINGING EXIT AND ENTRANCE DOORS BOTH FRAMED AND UNFRAMED
6. ALL GLAZING IN FIXED PANELS HAVING A GLAZED AREA IN EXCESS OF 9 SQ. FT. WITH LOWEST EDGE LESS THAN 18" ABOVE THE FINISHED FLOOR LEVEL, SIDEWALKS, PATIOS OR DESIGNED WALKING SURFACE ON EITHER SIDE WITHIN 36" OF SUCH GLAZING (INCLUDES GLAZED PANELS IN MULTI-STORY STRUCTURES).

CRICKETS AND SADDLES:

CRICKETS OR CHIMNEY SADDLES SHALL BE INSTALLED ON THE UPPER SIDE OF ALL CHIMNEYS GREATER THAN 30" WIDE WHICH RUN PARALLEL TO BUT DO NOT INTERSECT THE RIDGEL. THEY SHALL BE COVERED AND FLASHED SO AS NOT TO LEAK.

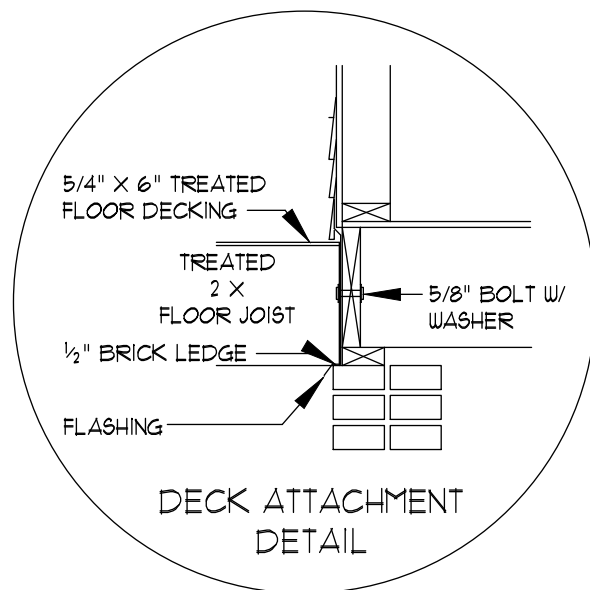
STAIR WIDTH:

INTERIOR 2'-8" CLEAR OF HANDRAIL  
EXTERIOR 3'-0" MINIMUM WIDTH

HANDRAIL AND GUARDRAIL:

HEIGHT FOR STEPS 30" MINIMUM  
HEIGHT FOR ALL OTHER RAILS 36" MINIMUM

NOTE: EVERY PORCH, DECK, TERRACE, RAISED PORCH SURFACE OR ENTRANCE PLATFORM WITH A HEIGHT ABOVE FINISHED GRADE OR SURFACE OF 2'-6" TO 6'-0" SHALL HAVE GUARDRAILS WITH INTERMEDIATE RAILS OR ORNAMENTAL PATTERNS SUCH THAT AN 18" SPHERE CANNOT PASS THROUGH ANY OPENINGS. WHEN THE PORCH, DECK, TERRACE, RAISED PORCH SURFACE OR ENTRANCE PLATFORM IS AT A HEIGHT GREATER THAN 6'-0" ABOVE FINISHED GRADE OR SURFACE, THE GUARDRAILS SHALL HAVE INTERMEDIATE RAILS OR ORNAMENTAL PATTERNS SUCH THAT A 6" SPHERE CANNOT PASS THROUGH ANY OPENING. THE HEIGHT OF THE GUARDRAIL SHALL BE A MINIMUM OF 36".



DETAIL "A"

FOOTINGS: SEE FOUNDATION PLAN ENGINEERED FOOTING

MAXIMUM UNSUPPORTED PIER HEIGHT:

|           | HOLLOW MASONRY | SOLID MASONRY |
|-----------|----------------|---------------|
| 8" X 16"  | 32"            | 80"           |
| 16" X 16" | 64"            | 13'-4"        |

CRAWL SPACE DEBRIS:

CRAWL SPACE GROUND SHALL BE FREE OF ALL DEBRIS, SOD, TREE STUMPS AND OTHER ORGANIC MATERIAL AND PROVIDE A SMOOTH SURFACE FREE OF POCKETS. WHERE SOIL CONDITIONS EXIST WHICH IMPEDE WATER ABSORPTION OR NATURAL DRAINAGE, A POSITIVE DRAIN SHALL BE PROVIDED.

MINIMUM SHELF ANGLE 6" X 4" 5/16" WITH LONGER LEG VERTICAL

ALLOWABLE SPANS FOR LINTELS SUPPORTING MASONRY VENEER:

| SIZE OF ANGLES (1,3)   | MAXIMUM SPAN (2,4) |
|------------------------|--------------------|
| 3 1/2" X 3 1/2" X 1/4" | 6'-0"              |
| 5" X 3 1/2" X 5/16"    | 10'-0"             |

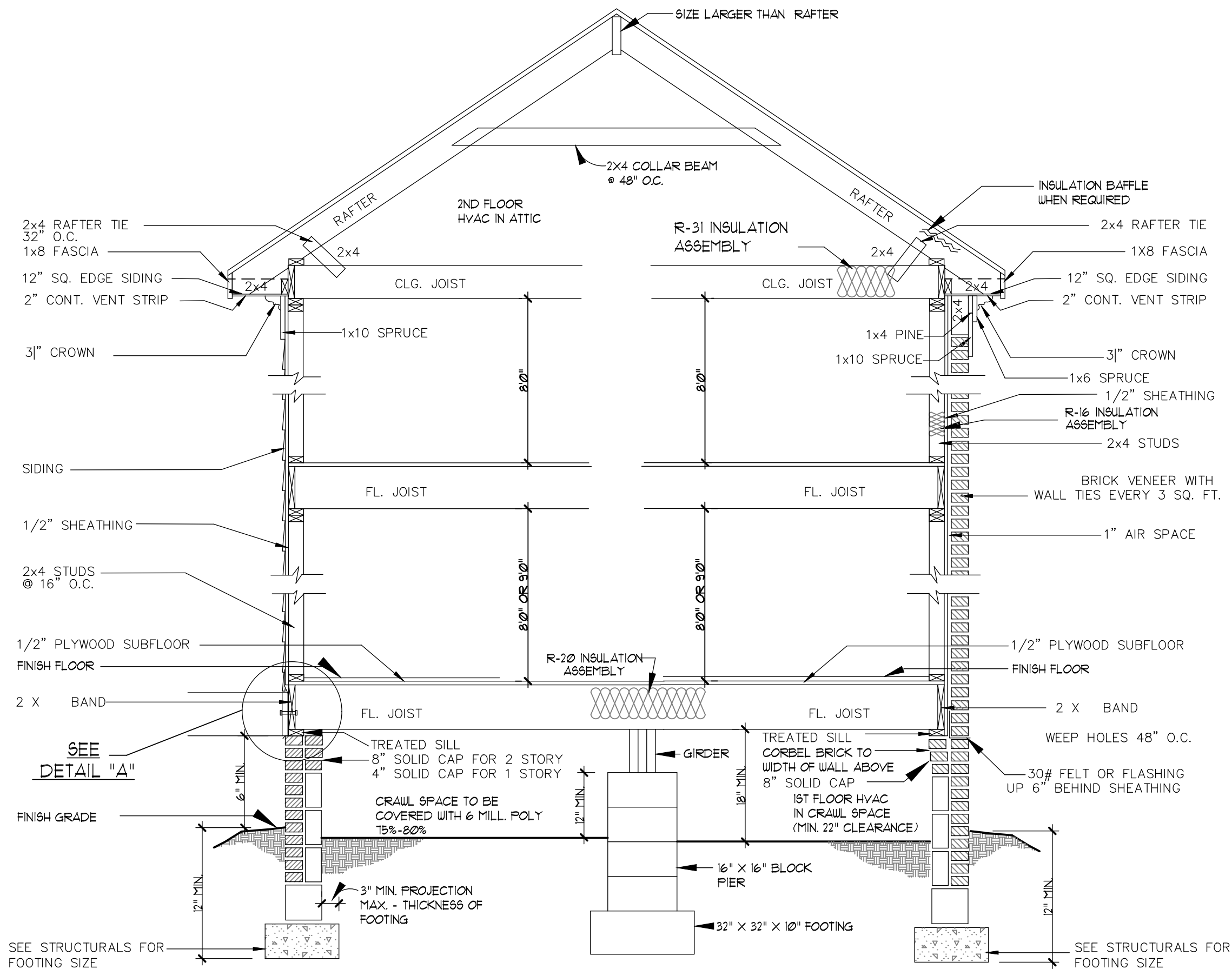
FOOTNOTES:

- (1) LONG LEG OF THE ANGLE SHALL BE PLACED IN A VERTICAL POSITION.
- (2) SPANS OVER 4' SHALL BE SHORED UP UNTIL CURED.
- (3) STEEL MEMBERS INDICATED ARE ADEQUATE TYPICAL EXAMPLES: OTHER STEEL MEMBERS, INCLUDING LIGHT GAUGE STEEL, MEETING STRUCTURAL DESIGN REQUIREMENTS MAY BE USED.
- (4) SPANS OVER 10'-0" SHALL BE DESIGNED BY A PROFESSIONAL ENGINEER.

MAXIMUM PROJECTION FOR FLOOR JOIST 15" EXCEPT WHERE STRUCTURAL SYSTEM SUPPORTS ONLY THE FLOOR & ROOF LOAD OF BAY WINDOW (SEE SKETCH APPENDIX "C" VOL. 1B N.C. UNIFORM RESIDENTIAL BUILDING CODE) OR WHEN DESIGNED BY PROFESSIONAL.

COLLAR BEAM (2" X 4" MIN.) SHALL BE INSTALLED ON AT LEAST EACH THIRD PAIR OF RAFTERS AND SHALL BE DOUBLE NAILED.

MASONRY VENEER SHALL NOT EXCEED 35' IN HEIGHT ABOVE FOUNDATION AND SHALL BE ANCHORED BY CORROSION RESISTANT METAL TIES SPACED NO MORE THAN 16" VERTICALLY AND 32" HORIZONTALLY.

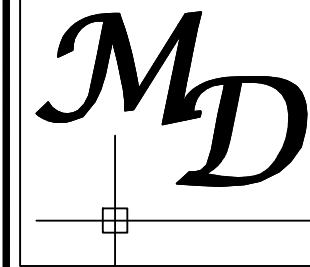


SIDING SECTION

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

BRICK SECTION

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



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DETAIL SHEETS

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TYPICAL  
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Plan Number

TYPICAL  
D2

Sheet No.

Drawn By: MMc.

Date: 12.27.2018

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- STRUCTURAL NOTES:
1. DESIGN SOIL BEARING CAPACITY 2000PSF.
  2. CONCRETE SHALL HAVE A 28 DAY DESIGN COMPRESSIVE STRENGTH OF 3000PSI.
  3. BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 12" BELOW FINISHED GRADE.
  4. FOUNDATIONS WALLS ARE 8" MASONRY ON 16"x8" CONC. FTG. UNLESS NOTED OTHERWISE.
  5. PIERS ARE 16"x16" HOLLOW MASONRY WITHIN HEIGHT LIMITATIONS, ON 24"x24"x10" CONC. FOOTINGS, UNLESS NOTED OTHERWISE.
  6. FRAMING LUMBER SHALL BE #2SPF OR #2SYP UNLESS SPECIFICALLY NOTED OTHERWISE FOR INDIVIDUAL MEMBERS.
  7. LAMINATED VENEER LUMBER BEAMS, LVL, SHALL HAVE THE FOLLOWING PROPERTIES,  $F_b=2950PSI$ ,  $F_v=285PSI$ ,  $E=2.0 \times 10^6$ .
  8. INSTALL A DJ UNDER ALL WALLS PARALLEL TO FJ OR. INSTALL BLOCKING BETWEEN ADJACENT FLOOR JOISTS PERPENDICULAR TO WALL AT 16" OC.
  9. EXTERIOR WALL LINE OPENING HEADERS SHALL BE 2-2X10, AND INTERIOR LOAD BEARING WALL HEADERS SHALL BE 2-2X8, W/ 25C EACH SIDE UNLESS NOTED OTHERWISE.
  10. EXTERIOR WALL LINE OPENINGS SHALL HAVE TWO JACKS (5C) AND ONE KING STUD UNO.
  11. DESIGN WIND SPEED 115 MPH.
  12. ALL WORK SHALL CONFORM TO NC RESIDENTIAL CODE, 2018 EDITION.
  13. ENGINEER'S SEAL APPLIES ONLY TO STRUCTURAL COMPONENTS.
  14. STRUCTURAL NOTES APPLY TO ALL SHEETS.
  15. ALL LVLS SHALL HAVE A MULTIPLE 2X4 STUD COLUMN OF AT LEAST THE SAME WIDTH AS THE BEAM BEING SUPPORTED.
  16. ALL DOUBLE 2X10 HANGERS SHALL BE HUS210-2
  17. ALL DOUBLE 2X8 HANGERS SHALL BE HUS28-2

- WALL BRACING:
1. BRACE WALL DESIGN PER SECTION 602.10.3.
  2. EXTERIOR WALLS OF ALL STORIES SHALL BE SOLID SHEETED WITH 7/16" WOOD STRUCTURAL SHEATHING.
  3. ALL EXTERIOR WALL WSP PANELS SHALL BE FASTENED AT 3" OC ALONG EDGES AND AT 6" OC AT INTERMEDIATE SUPPORTS WITH 6d OR 8d NAILS.
  4. ALL BRACE WALL GB PANELS SHALL BE FASTENED AT 7" OC ALONG EDGES AND AT 7" OC AT INTERMEDIATE SUPPORTS WITH 5d NAILS OR #6 SCREWS.

DESIGN LOADS:

ROOF: LL=20PSF, DL=10PSF

CEILING W/STORAGE: LL=20PSF, DL=10PSF

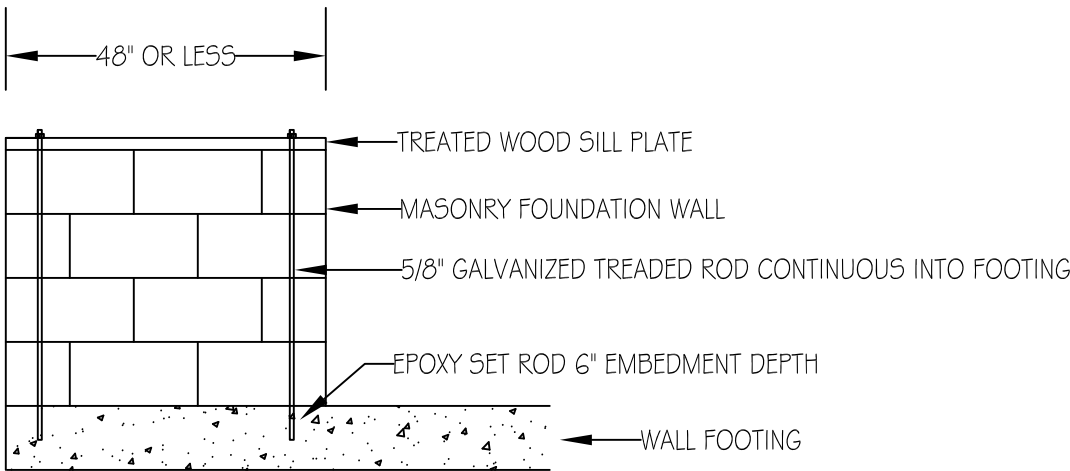
CEILING W/OUT STORAGE: LL=5PSF, DL=10PSF

FLOOR, LIVING SPACE: LL=40PSF, DL=10PSF

FLOOR, SLEEPING SPACE: LL=30PSF, DL=10PSF

WIND SPEED: 115 MPH

SOIL BEARING CAPACITY: 2000PSF

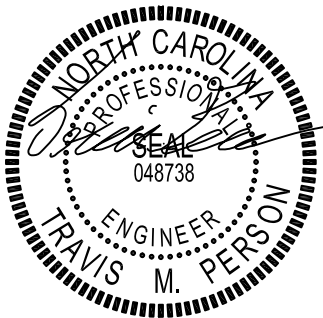
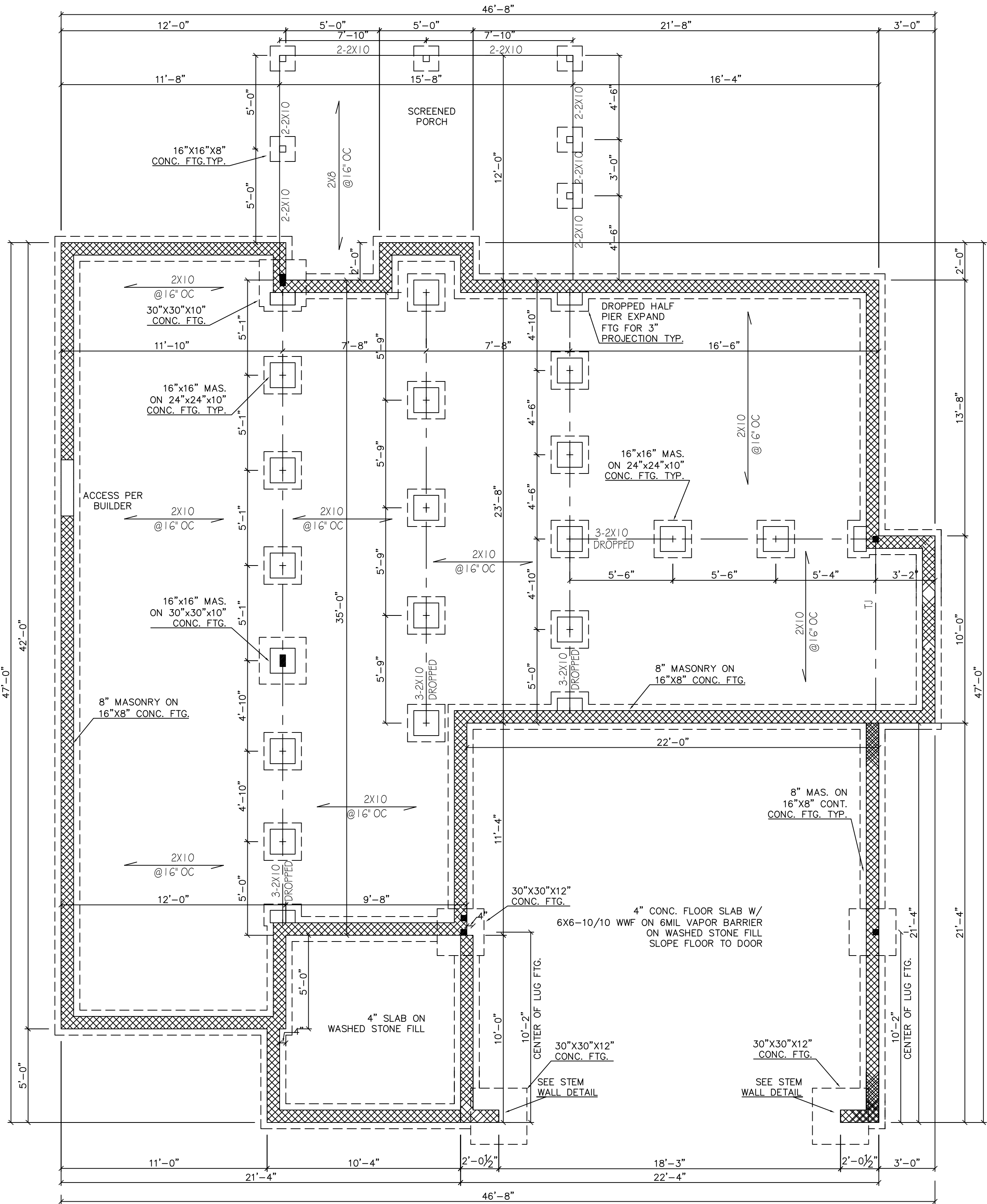


MASONRY STEM WALL DETAIL  
SCALE: 1/2"= 1'

- NOTES:
1. THIS DETAIL IS APPLICABLE TO ANY FOUNDATION WALL SECTION THAT IS 4' OR LESS IN LENGTH AND IS SUPPORTING A BRACE WALL PANEL.

## CRAWL FOUNDATION/ FIRST FLOOR FRAMING

Scale: 1/4"=1'



9/1/2022

PERSON ENGINEERING  
213 HUGH MASSIE RD.  
WAYNESVILLE, NC 28786  
FIRM LICENSE NO. F-1440  
TEL: (828) 400-3193

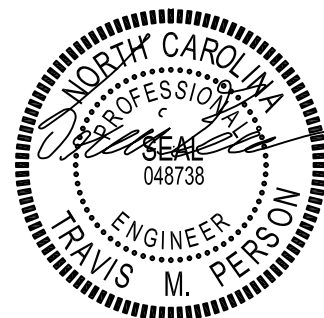
PROJECT: AWB HOMES  
LOT 92  
PINE RIDGE  
WAKE CO., NC

JOB NO:  
M076-19-STR  
STRUCTURAL DESIGN BY:  
TMP

DATE:  
8/29/2022

REVISIONS:  
9/1/2022  
-FND MODIFICATION/  
CORRECTION

51



9/1/2022

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DATE:  
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REVISIONS:  
9/1/2022  
-FND MODIFICATION/  
CORRECTION

SIA

STRUCTURAL NOTES:

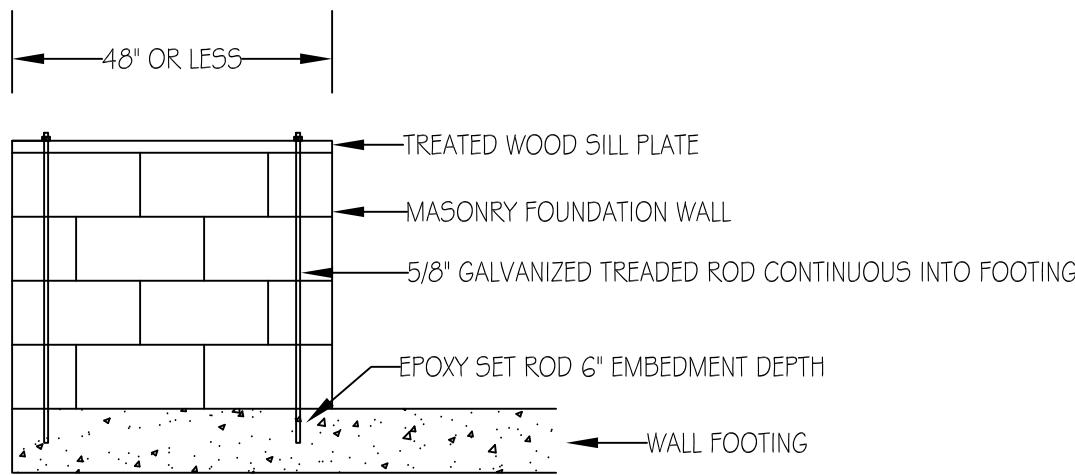
1. DESIGN SOIL BEARING CAPACITY 2000PSF.
2. CONCRETE SHALL HAVE A 28 DAY DESIGN COMPRESSIVE STRENGTH OF 3000PSI.
3. BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 12" BELOW FINISHED GRADE.
4. FOUNDATIONS WALLS ARE 8" MASONRY ON 16"x8" CONC. FTG. UNLESS NOTED OTHERWISE.
5. INTERIOR FOOTINGS ARE 16"x8" DEPRESSED CONCRETE SLAB
6. FRAMING LUMBER SHALL BE #25PF OR #25YP UNLESS SPECIFICALLY NOTED OTHERWISE FOR INDIVIDUAL MEMBERS.
7. LAMINATED VENEER LUMBER BEAMS, LVL, SHALL HAVE THE FOLLOWING PROPERTIES,  $F_b=2950PSI$ ,  $F_v=285PSI$ ,  $E=2.0X10E6$ .
8. INSTALL A DJ UNDER ALL WALLS PARALLEL TO FJ OR INSTALL BLOCKING BETWEEN ADJACENT FLOOR JOISTS PERPENDICULAR TO WALL AT 16" OC.
9. EXTERIOR WALL LINE OPENING HEADERS SHALL BE 2-2X10, AND INTERIOR LOAD BEARING WALL HEADERS SHALL BE 2-2X8, UNLESS NOTED OTHERWISE.
10. DESIGN WIND SPEED 115 MPH.
11. ALL WORK SHALL CONFORM TO NC RESIDENTIAL CODE, 2018 EDITION.
12. ENGINEER'S SEAL APPLIES ONLY TO STRUCTURAL COMPONENTS.
13. STRUCTURAL NOTES APPLY TO ALL SHEETS.
14. I-JOISTS PER MANUFACTURER'S DESIGN.

DESIGN LOADS:

ROOF: LL=20PSF, DL=10PSF  
CEILING W/STORAGE: LL=20PSF, DL=10PSF  
CEILING W/OUT STORAGE: LL=5PSF, DL=10PSF  
FLOOR, LIVING SPACE: LL=40PSF, DL=10PSF  
FLOOR, SLEEPING SPACE: LL=30PSF, DL=10PSF  
WIND SPEED: 115 MPH  
SOIL BEARING CAPACITY: 2000PSF

WALL BRACING:

1. BRACE WALL DESIGN PER SECTION 602.10.3, EXTERIOR WALLS OF ALL STORIES SHALL BE SOLID SHEETED WITH 7/16" WOOD STRUCTURAL SHEATHING.
2. HORIZONTAL JOINTS OF ALL WALL PANELS SHALL BE BLOCKED AND NAILED AS SPECIFIED.
3. ALL BRACE WALL WSP PANELS SHALL BE FASTENED AT 3' OC ALONG EDGES AND AT 6' OC AT INTERMEDIATE SUPPORTS WITH 6d OR 8d NAILS.
4. ALL BRACE WALL GB PANELS SHALL BE FASTENED AT 7' OC ALONG EDGES AND AT 7' OC AT INTERMEDIATE SUPPORTS WITH 5d NAILS OR #6 SCREWS.



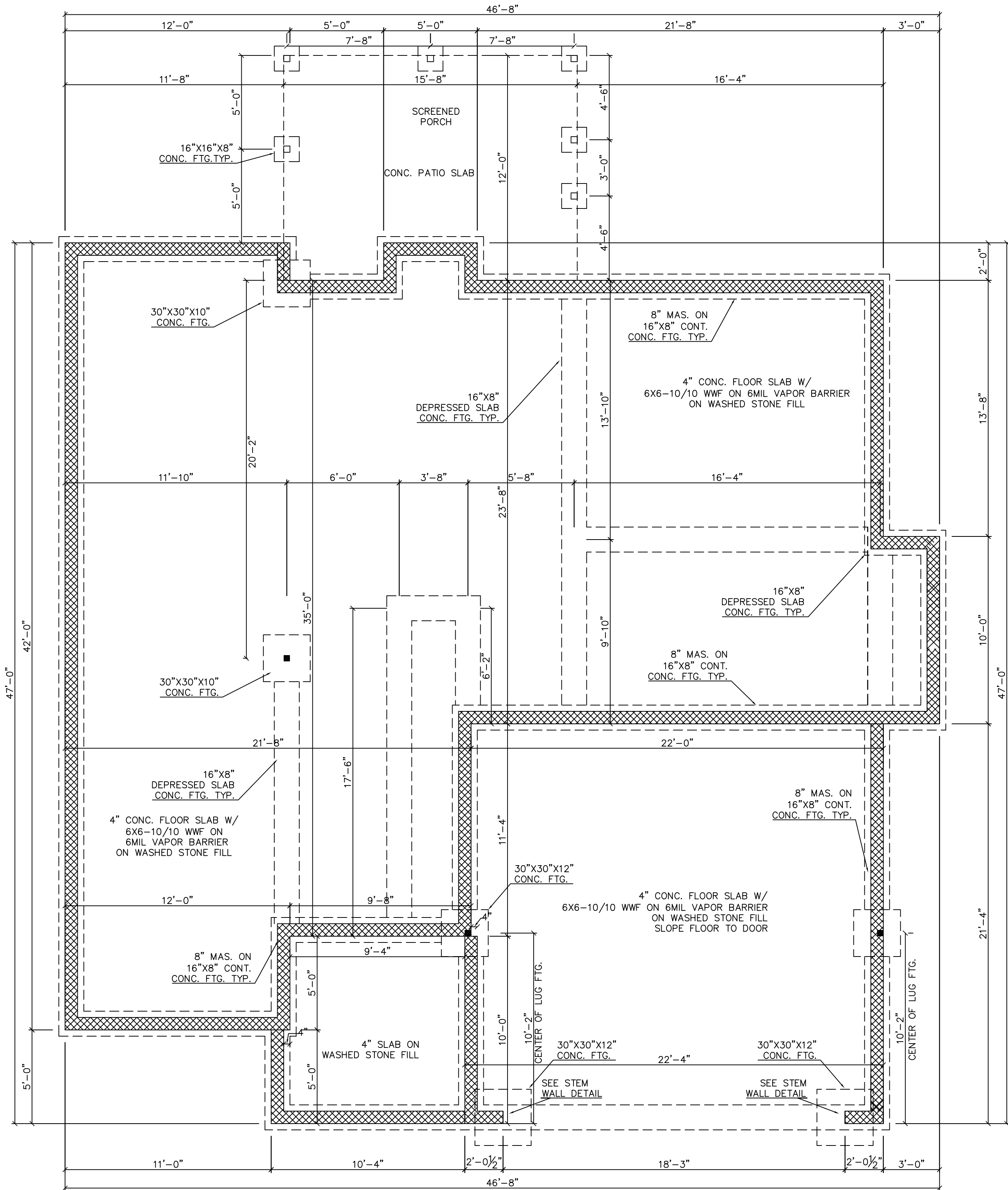
MASONRY STEM WALL DETAIL  
SCALE: 1/2"=1'

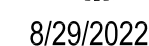
NOTES:

1. THIS DETAIL IS APPLICABLE TO ANY FOUNDATION WALL SECTION THAT IS 4' OR LESS IN LENGTH AND IS SUPPORTING A BRACE WALL PANEL.

STEM WALL FOUNDATION/  
FIRST FLOOR FRAMING

Scale: 1/4"=1'





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PROJECT: **AWB HOMES**  
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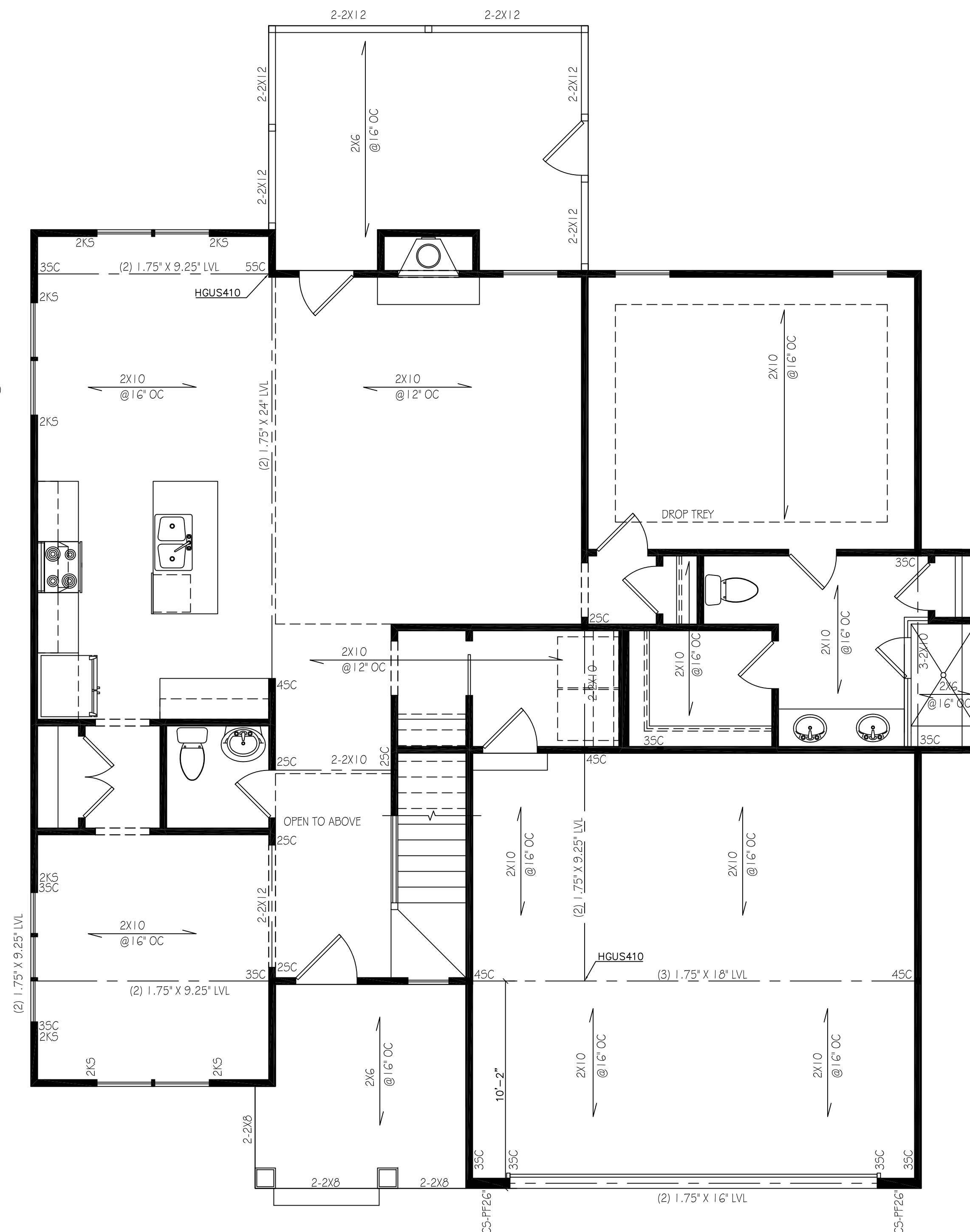
DATE:  
8/29/2022

REVISIONS:

## SECOND FLOOR FRAMING

Scale:  $1/4"=1'$

S2



MAX PONY WALL HEIGHT = 48"

HEADER IS CONTINUOUS OVER PANEL

ATTACH SHEATHING TO HEADER WITH 8d NAILS IN 3" GRID PATTERN AND 3" OC ALONG FRAMING.

PONY WALL

2-1.75"x11.25"LVL (MIN.)

1000 LB STRAP, BACK SIDE (4000 LB STRAP W/ PONY WALL)

10' MAX. HT.

12' MAX. HT.

PANEL SPLICES SHALL OCCUR AT SOLID BLOCKING WITHIN 24" OF MIDDLE HEIGHT OF WALL. NAIL AT PANEL EDGE AT 3" ON CENTER.

TWO 5/8" ANCHOR RODS WITH 2"x2"x3/16" PLATE WASHERS

STEM WALL SEE DETAIL

CS-PF: CONTINUOUS PORTAL FRAME PANEL CONSTRUCTION DETAIL  
NOT TO SCALE

LEGEND:

SC = STUD COLUMN

KS = KING STUD

CS-PF = CONTINUOUS SHEATHING PORTAL FRAME

DR = DOUBLE RAFTER

TR = TRIPLE JOIST

DJ = DOUBLE JOIST

TJ = TRIPLE JOIST

JS = JACK STUD

TYP. = TYPICAL

FTG = FOOTING

FIG. = FOOTING  
CONC. = CONCRETE

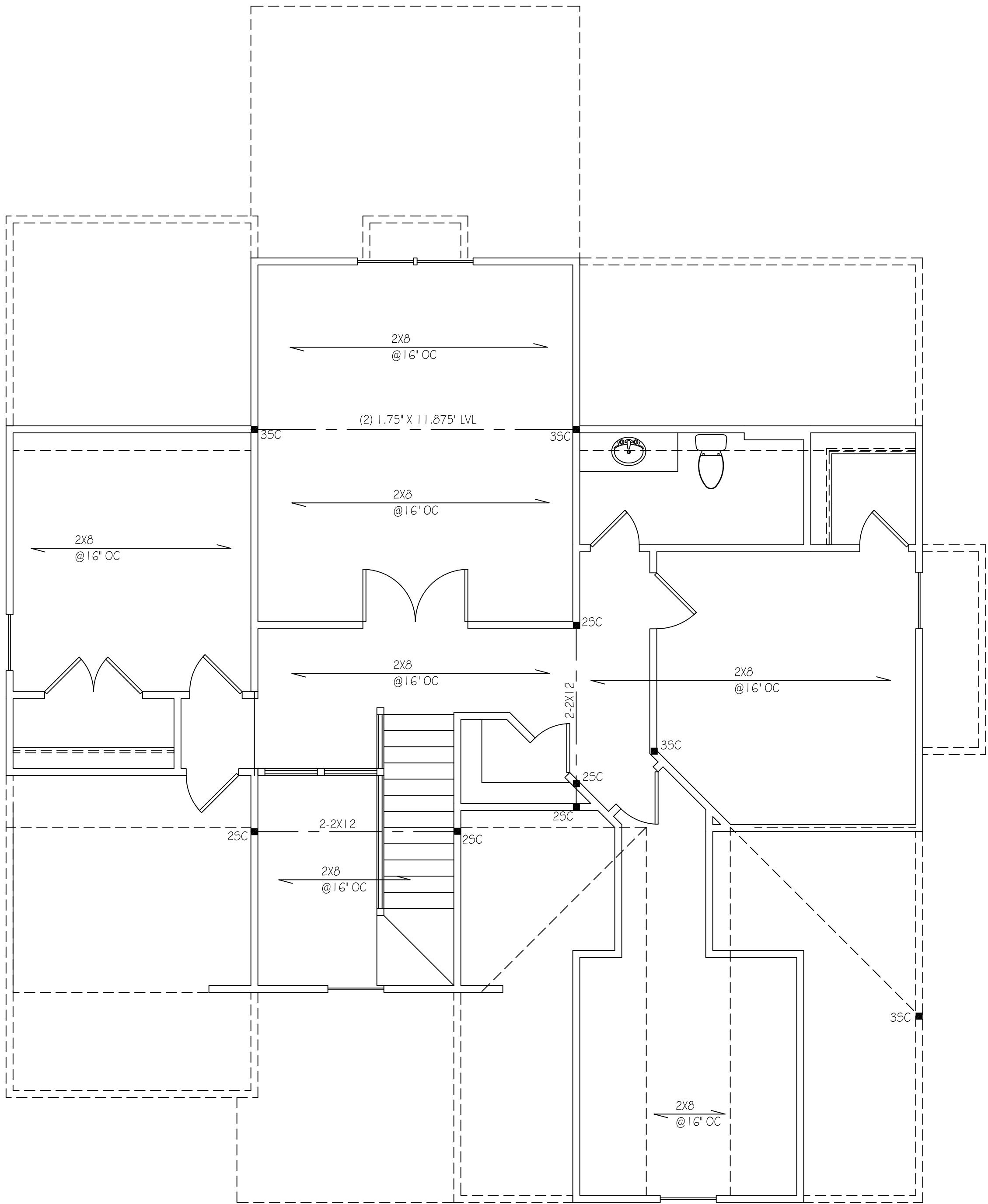
MAS. = MASONRY

WWF = WELDED WIRE FABRIC

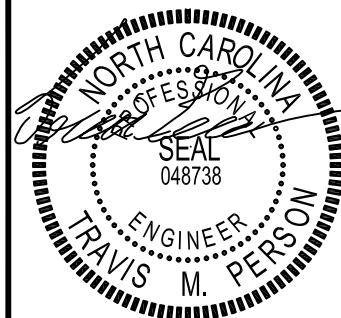
■ SC = INDICATES POINT LOAD AND SHALL BE SOLID  
BLOCKING OR WOOD STUD CONTINUOUS TO  
MASONRY OR FOUNDATION GIRDER

EXTERIOR WALL OPENING STUD NOTE:

1. ONE STUD COLUMNS (SC) AND ONE KING STUDS (KS)  
SHALL BE INSTALLED ON BOTH SIDES OF EACH EXTERIOR WALL  
OPENING UNLESS OTHERWISE NOTED (UNO).



ATTIC FLOOR FRAMING  
Scale: 1/4"=1'



8/29/2022

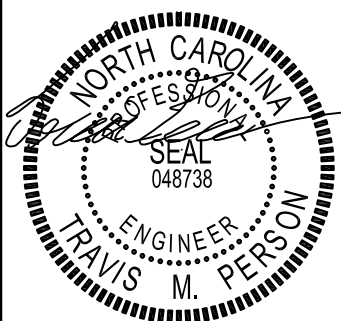
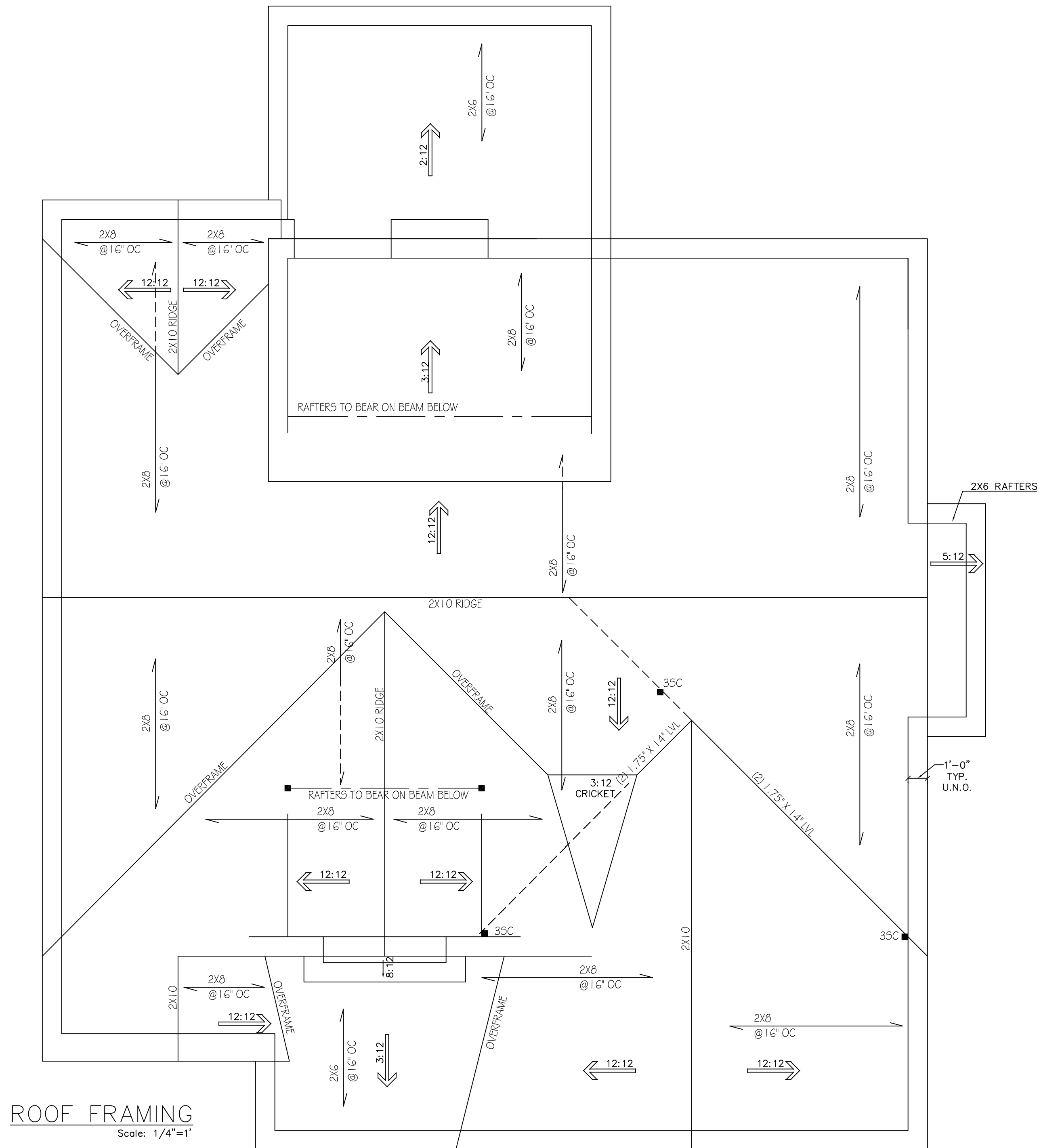
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