

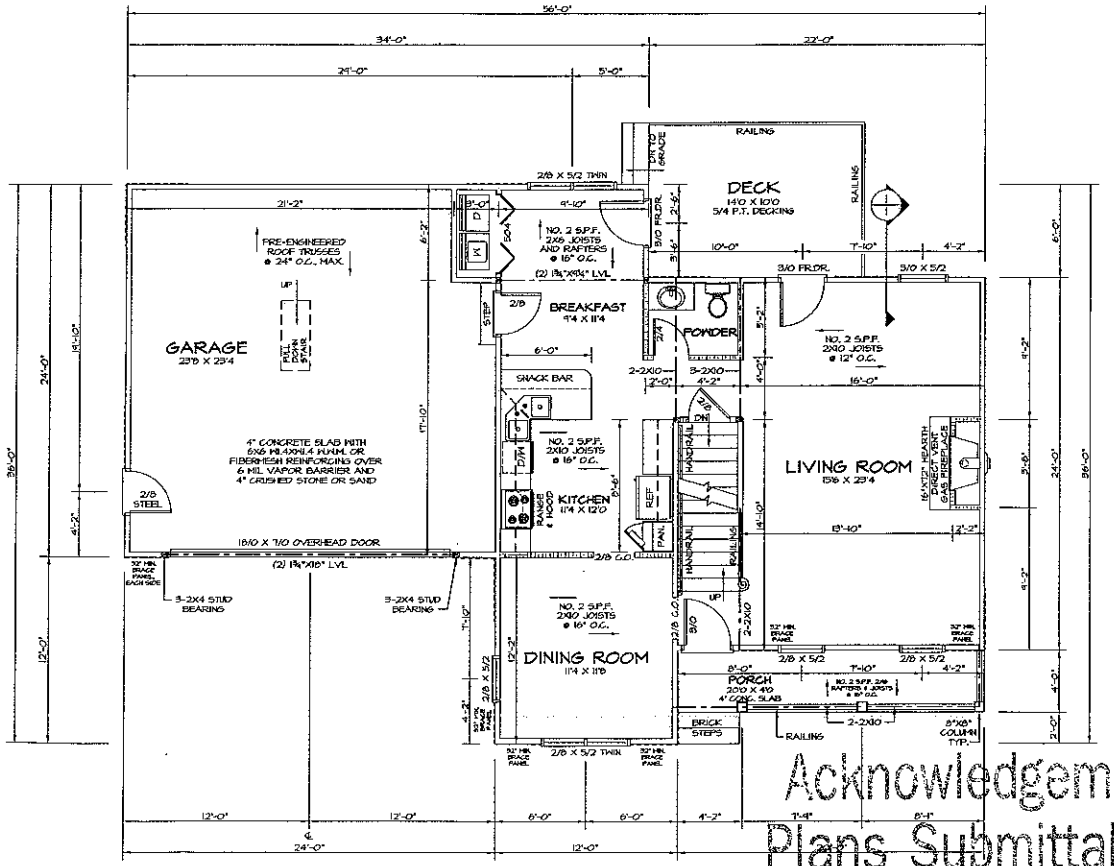
1/2 DETAIL SCALE: 1"=1'-0"
DECK ATTACHMENT

FRAMING NOTES

1. FIRST FLOOR JOISTS, HEADERS AND GIRDERS SHALL BE NO. 2 (OR BETTER) SOUTHERN YELLOW PINE (S.Y.P.). SECOND FLOOR JOISTS, CEILING JOISTS, HEADERS, GIRDERS AND RAFTERS SHALL BE NO. 2 (OR BETTER) SPRUCE-PINE-FIR (S.P.F.), UNLESS OTHERWISE NOTED.
2. JOISTS SHALL BE DOUBLED UNDER PARALLEL PARTITIONS.
3. INSTALL ONE ROW OF BRIDGING IN JOIST SPANS BETWEEN 8' AND 12', TWO ROWS IN JOISTS SPANS OF 12' OR MORE.
4. STUDS SHALL BE SPRUCE, "STUD" GRADE, OR BETTER. STUD SPACING SHALL BE 16" O.C. FOR FIRST AND SECOND FLOORS, UNLESS OTHERWISE NOTED.
5. 1¾" LVL's SPECIFIED BASED ON THE FOLLOWING DESIGN VALUES: Fb=2600 PSI; E=2,000,000 PSI; Fv=285 lbs.; Fc⊥=565 PSI; Fc∥=2320 PSI; Fc=750 PSI.
6. BEARING UNDER LVL's SHALL BE 3 STUDS (MIN.). BEARING UNDER STEEL BEAMS SHALL BE 5 STUDS (MIN.), UNLESS OTHERWISE NOTED. BEARING UNDER CONVENTIONAL LUMBER BEAMS, GIRDERS AND HEADERS SHALL BE IN ACCORDANCE WITH TABLE R502.5(2). ALL POINT LOADS FROM BEAMS, GIRDERS AND BRACES MUST HAVE CONTINUOUS BLOCKING AND JACK STUDS CARRIED THROUGH ALL CONSTRUCTION TO THE FOUNDATION OR SUPPORTING BEAM BELOW.
7. HEADERS, BEAMS, AND GIRDERS SHALL BE INSTALLED IN ACCORDANCE WITH TABLE R502.5(1) OF THE NORTH CAROLINA STATE RESIDENTIAL BUILDING CODE, BUT IN NO CASE SHALL HEADERS BE LESS THAN 2-2X10.
8. EXTERIOR WALLS SHALL BE BRACED WITH CONTINUOUS ½" STRUCTURAL PANEL SHEATHING. BRACING PANELS SHALL BE SIZED AND LOCATED IN ACCORDANCE WITH SECTIONS R602.10.1, R602.10.4 AND R602.10.5 AND TABLES R602.10.3 AND R602.10.5 FOR WIND LOADS OF 100 MPH OR LESS. BRACED WALL LINES MAY INCLUDE WALL PANELS THAT ARE OFFSET OUT-OF-PLANE BY UP TO 4 FEET, PROVIDED THAT THE TOTAL OUT-TO-OUT OFFSET IS NOT MORE THAN 8 FEET. BRACED WALL PANELS SHALL BEGIN NO MORE THAN 12 FEET FROM EACH END OF A BRACED WALL LINE.
9. COMPONENTS OF EXTERIOR WALLS SHALL BE FASTENED IN ACCORDANCE WITH TABLES R602.3(1) OR R602.3(2) OF NC STATE RESIDENTIAL BUILDING CODE
10. ALL FRAMING IN CONTACT WITH MASONRY OR CONCRETE SHALL BE PRESSURE TREATED SOUTHERN YELLOW PINE.
11. ALL ROOF TRUSSES SHALL BE ENGINEERED BY THE MANUFACTURER IN STRICT ACCORDANCE WITH NC STATE RESIDENTIAL BUILDING CODE AND THE STANDARDS OF THE TRUSS PLATE INSTITUTE.
12. ROOF TRUSSES SHALL BE HANDLED, SET AND BRACED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND INSTRUCTIONS.

NOTE: DOUBLE HUNG WINDOWS SHOWN... SIZES ARE NOMINAL SASH DIMENSIONS. VERIFY WITH WINDOW MANUFACTURER THAT BEDROOM WINDOWS COMPLY WITH SECTION R310.1 EGRESS REQUIREMENTS

WALL LEGEND
NON-LOAD BRG. STUD WALLS
EXTERIOR AND LOAD-BEARING STUD WALLS
CONCRETE BLOCK
BRICK VENEER
WALL BRACE PANEL 48" WIDE UNLESS OTHERWISE NOTED. NO SPLICES ALLOWED WITHIN PANEL WIDTH.



Acknowledgement Of Plans Submittal ONLY
STEVE HENDRICK Date 6-14-05

FIRST FLOOR PLAN
918 SQUARE FEET HEATED

SECOND FLOOR PLAN SCALE: 1/4"=1'-0"
789 SQUARE FEET HEATED

Suzanne Hollifield Date 10/14/05

PREPARED BY:
DESIGNS UNLTD.
1181 ELGIN DRIVE
CONOVER, NC 28613
(828) 256-9737
COMPUTER AIDED DESIGN

DESIGNERS
Charles O. Johnson
David A. Ball

DESIGNS UNLTD. RESIDENTIAL DESIGN SINCE 1977

THE "PINEHURST" BL
PINNACLE HOUSING GROUP, LTD.
16315-F NORTHCROSS DRIVE HUNTERSVILLE, NC 28078

DATE: 06/23/05
PROJECT NO: 324-05-BL
SHEET NO. 2 OF 5