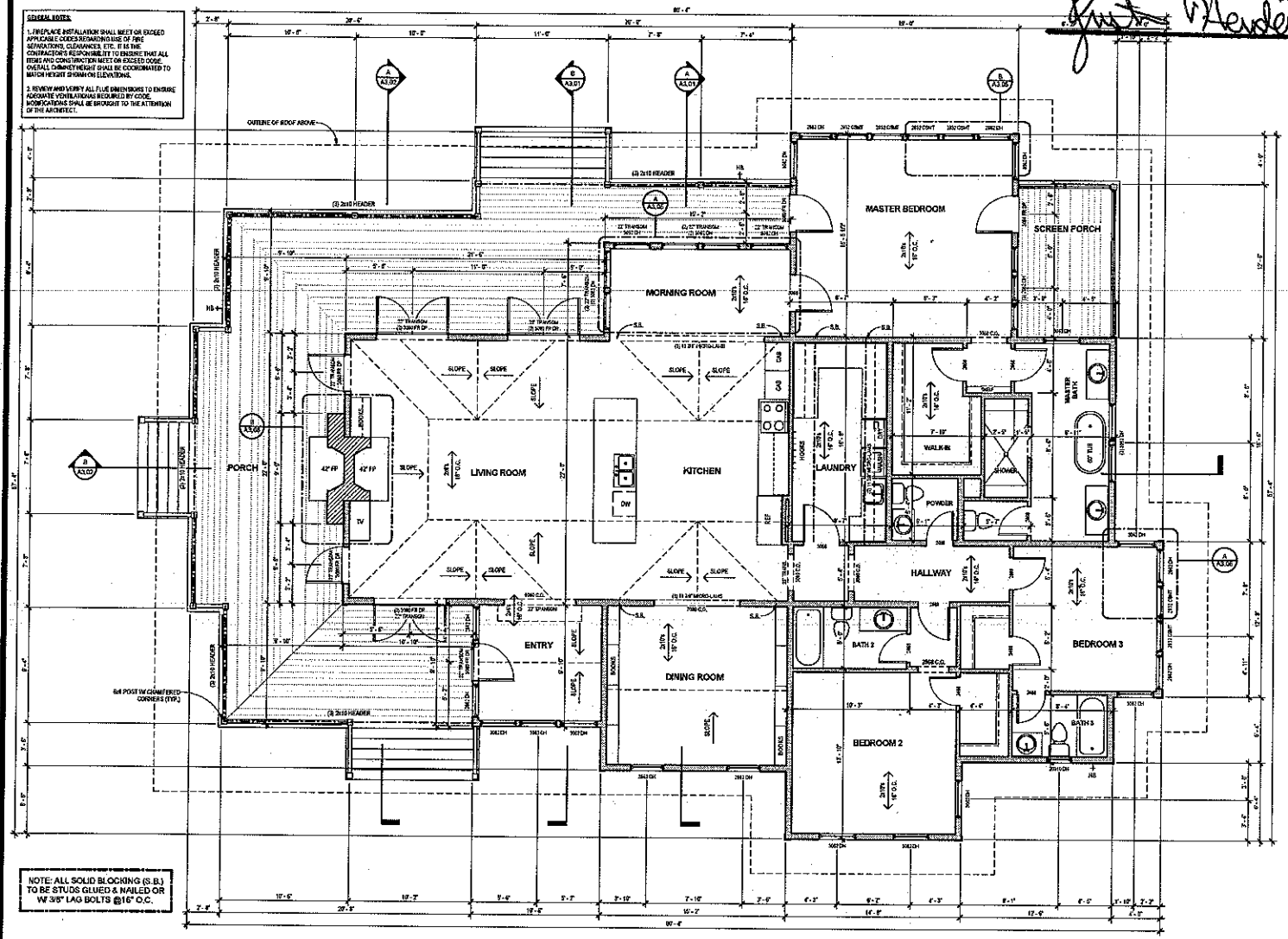
Acknowledgement Of Plans Submittal ONLY!

Jodi Dan Date 10-1-15

Justin Henderson Date 10-1-15



MAIN LEVEL FLOOR PLAN

1/4" = 1'-0"

FRAMING NOTES:

1. ALL WORKMANSHIP AND MATERIALS SHALL CONFORM TO THE NATIONAL DESIGN SPECIFICATIONS FOR WOOD CONSTRUCTION, PUBLISHED BY THE NATIONAL FOREST PRODUCTS ASSOCIATION (NFPA).
2. ALL STRUCTURAL INFORMATION SHOWN ARE FOR REFERENCE PURPOSES ONLY. ALL STRUCTURAL DESIGN WILL MEET OR EXCEED THE LATEST EDITION OF THE INTERNATIONAL BUILDING CODE (IBC) AND/OR LOCAL BUILDING CODES.
3. THE GENERAL CONTRACTOR SHALL HAVE A LOCAL PROFESSIONAL ENGINEER (P.E.) REVIEW THE STRUCTURAL DESIGN AND SITE CONDITIONS, AND DESIGN ALL FRAMING ELEMENTS SUCH AS JOISTS, BEAMS, GIRDERS, HEADERS, COLUMNS AND RAFTERS. CONSTRUCTION SHALL NOT BEGIN WITHOUT SAID REVIEW OF A P.E.
4. THE CONTRACTOR WILL REVIEW THE PLANS, ELEVATIONS AND DETAILS, AND ADVISE THE OWNER AND/OR ARCHITECT SHOULD ANY CONDITIONS REQUIRE MODIFICATIONS TO THE DESIGN INTENT SHOWN ON THE PLANS, SECTIONS OR EXTERIOR ELEVATIONS.
5. IF "ENGINEERED LUMBER" OR TRUSSES WILL BE USED, THEY WILL BE DESIGNED AND APPROVED BY A P.E. AND MANUFACTURED BY A TPI MEMBER.
6. INSTALL SOLID BRACING, OR EQUAL AT ALL OUTSIDE CORNERS.
7. PROVIDE DOUBLE JOISTS UNDER ALL NON-LOAD BEARING PARTITIONS PARALLEL TO THE SPAN OF THE FLOOR JOISTS.
8. SHEATH ALL EXTERIOR WALLS WITH A NOMINAL 1/2" STRUCTURAL GRADE #2 PLYWOOD OR NOMINAL 1/2" OSB.
9. PROVIDE DIAGONAL OR SOLID BLOCKING AT 8' O.C. MAXIMUM IN ALL FLOOR JOISTS, AND SOLID BLOCKING BETWEEN FLOOR JOISTS AT SUPPORTS THAT ARE PERPENDICULAR TO THE FLOOR JOISTS.
10. STRUCTURAL LUMBER SHALL BE SOUTHERN PINE #2 OR EQUAL UNLESS OTHERWISE NOTED.
11. INSTALL A CONTINUOUS ALUMINUM TERMITE SHIELD BETWEEN ANY WOOD AND CONCRETE SURFACES.
12. ALL STRUCTURAL WOOD USED IN THE CONSTRUCTION OF STEPS, PORCHES AND DECKS, SHALL BE PRESSURE TREATED OR EQUAL.
13. ALL WOOD IN CONTACT WITH CONCRETE SHALL BE PRESSURE TREATED.
14. INSTALL HURRICANE CONNECTIONS AS REQUIRED BY LOCAL CONDITIONS AND BUILDING CODES.
15. ALL KNEE WALL CONSTRUCTION TO BE DIAGONALLY BRACED AT 4' O.C. MAXIMUM.
16. STUD WALL SUPPORTING TWO FLOORS, CEILING AND ROOF LOADS SHALL BE 2 X 6 AT 16" O.C. ALL OTHER WALLS TO BE 2 X 4 AT 16" O.C. UNLESS OTHERWISE NOTED. STUD WALLS UP TO 9' TALL TO BE BLOCKED SOLID AT MID-HEIGHT. TALLER WALLS TO BE BLOCKED SOLID AT THIRD POINTS.
17. BALLOON FRAME ALL TWO-STORY WALLS WHERE LATERAL FRAMING DOES NOT PROVIDE MID-HEIGHT BRACING. IF TWO-STORY WALLS HAVE EXCESSIVE OPENINGS, USE VERTICAL STEEL FLITCH-PLATES AND/OR 2 X 6 FRAMING.
18. ALL HEADERS AND BEAMS TO BE SUPPORTED BY 2x'S EQUAL TO THE WIDTH OF THE BEAM OR SOLID COLUMNS AS SHOWN ON THE PLANS. SUPPORTS TO BE CONTINUOUS TO THE FOUNDATION OR OTHER SUPPORT BELOW.
19. POCKET DOORS SHALL BE FULL SIZE SOLIDCORE DOORS HUNG ON HEAVY TRACK CENTERED IN A 2x6 WALL FRAMED W/ TIMBERSTRAND LUMBER.
20. TYPICAL HEADER TO BE (2) 2x12 W/ 1/2" PLYWOOD GLUED & NAILED, U.N.O.

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Original Designs by:
OUR TOWN PLANS

BRIDGES RESIDENCE
STONY POINT, NC

MAIN LEVEL FLOOR PLAN

DRAWING BY: EMM
DATE: 07/20/15
PROJECT NUMBER: OTP 150503

A1.03