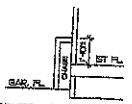
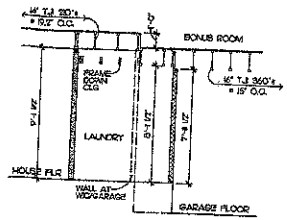
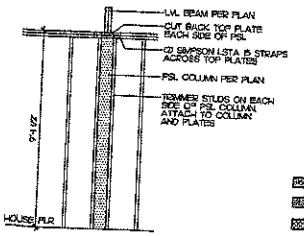


TYPICAL INTERIOR COLUMN IN PLAN
NTS

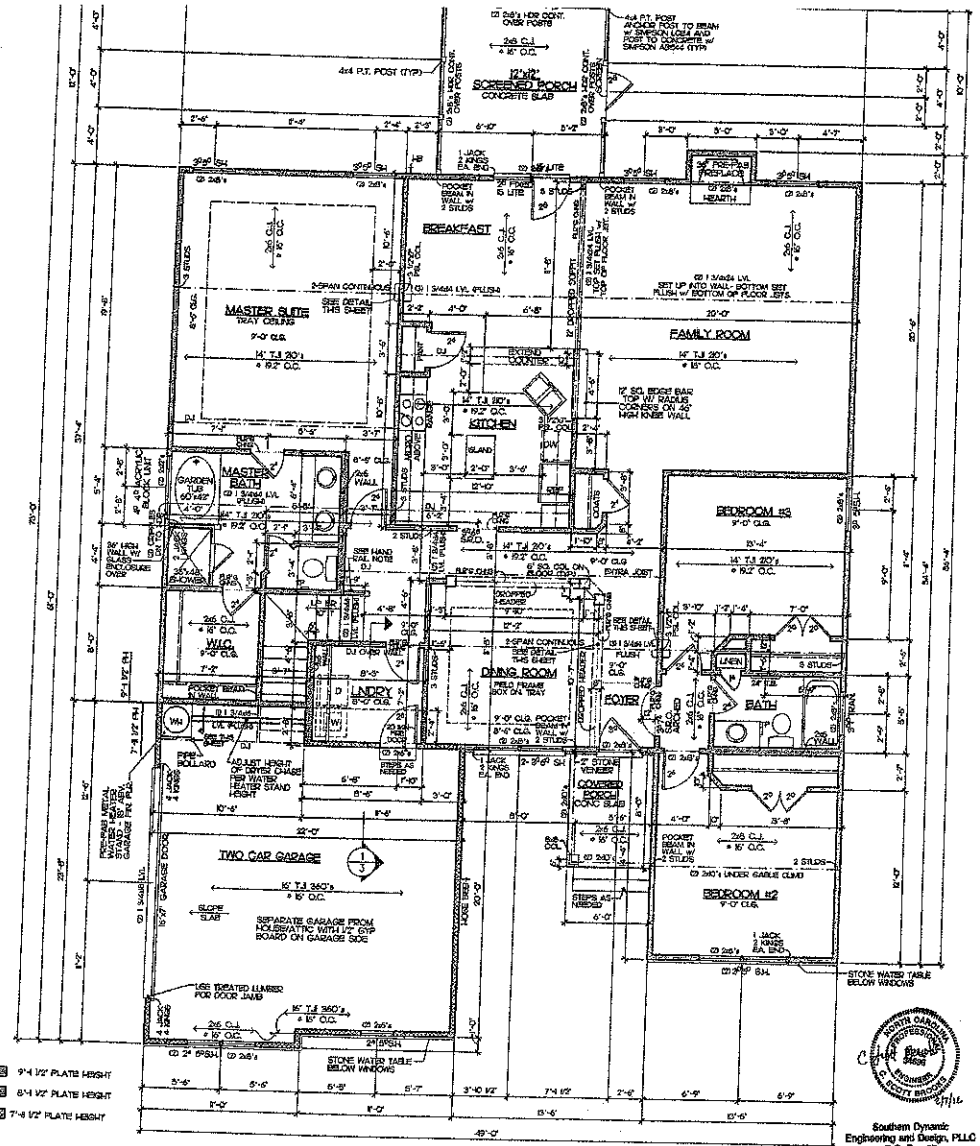




FLOOR SECTION
NTS



TYPICAL PSL COLUMN DETAIL
NTS

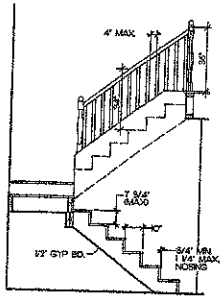


FIRST FLOOR PLAN
NOTES: -WINDOW R.O. TO BE SAME AS WINDOW CALL OUT
-SEE TRUSS LAYOUT FOR BEAM SIZES AND LOCATIONS
-CASED OPENING AT ALL BI-FOLD DOORS
-SEE DETAIL SHEET FOR ADDITIONAL DETAILS
1/4"=1'-0"

FIRST FLOOR - 2,125	
SECOND FLOOR - 1,471	
TOTAL - 3,596	
FRONT PORCH - 47	
SCREEN PORCH - 144	
2 CAR GARAGE - 479	

HANDRAIL NOTE

HAND RAIL TO BE EITHER HAND RAIL WITH WELD ON CAP OR OPEN HANDRAIL WITH WOOD SPINDLES, CONCRETE TYPE WITH SPINDLE SPACED FOR HALF VIEW. SEE DETAIL SHEET FOR TYPICAL STAIR HANDRAIL. COORDINATE WITH STAIRCASE SUPPLIER.



TYPICAL STAIR DETAIL
STAIR CONFIG PER PLAN
3/8"=1'-0"

NOTE: ALL WINDOWS TO BE LOW E GLASS

WINDOW THERMAL PERFORMANCE	
GLASS TYPE	LowE-140
U-FACTOR	0.36
R-VALUE	2.75
SHGC	0.29
VLT	0.28

THE DATA LISTED IS FOR FLYGEM 800 SERIES SINGLE HUNG VINYL WINDOW.

INSULATION R-VALUES
EXTERIOR WALLS - R-13 KRAFT BATT 3 1/2" THICK
OPEN WALLS - R-19 KRAFT BATT 6 1/4" THICK
BONUS ROOM FLOOR - R-19 KRAFT BATT 6 1/4" THICK
SLOPED CEILING - R-30 KRAFT BATT 10" THICK
HVAC PLATFORM - R-30 KRAFT BATT 10" THICK
FLAT CEILING - R-30 LOOSE FILL 12" THICK
CRAWL SPACE - R-19 KRAFT BATT 6 1/4" THICK w/6 MIL. BLACK POLYETHYLENE

Southern Dynamic Engineering and Design, PLLC
P.O. Box 97
Pineville, NC 28134
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DESIGNED AND ENGINEERED TO COMPLY WITH THE 2006 I.R.C.

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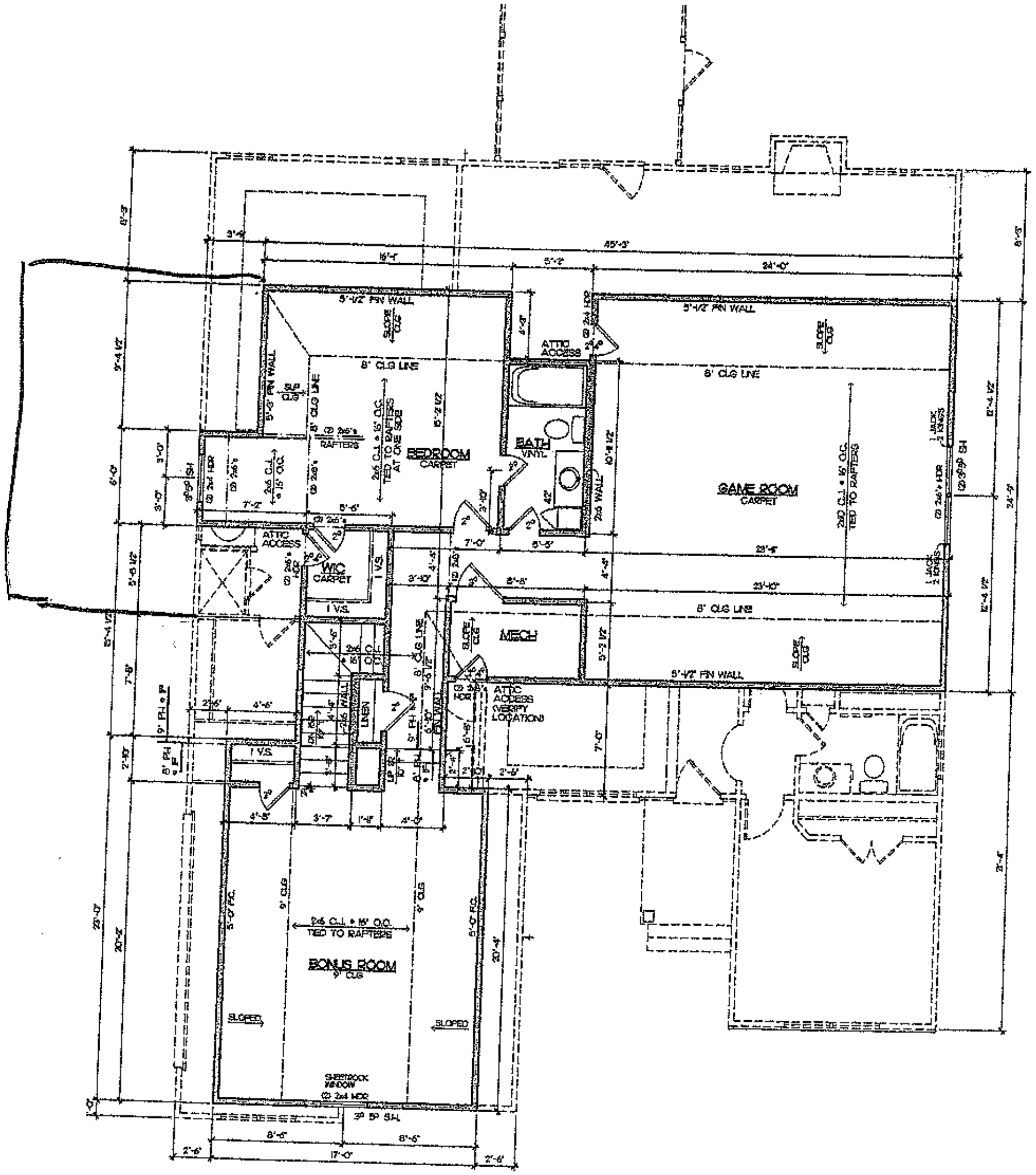
IQ CUSTOM CONSTRUCTION
840 Edgefield Rd Mt. Ulla, NC 28125 Ph. 704-660-5703

Project: The Shelburne II
Sheet Title: FIRST FLOOR PLAN

Drawn By: C. BAZARE
Date: 2-6-12
Rev:
Site:

24139
Sheet 3

Acknowledgement Of Plans Submittal ONLY!
Date 3/5/14
Maria,
Date
Stuffs Cove
#46
IQ Custom Construction
per (Gary McNeely)



SECOND FLOOR PLAN

1/4" = 1'-0"

NOTES:
- WINDOW R.O. TO BE SAME AS WINDOW CALL OUT
- SEE TRUSS LAYOUT FOR BEAM SIZES AND LOCATIONS
- CASED OPENING AT ALL BI-FOLD DOORS
- SEE DETAIL SHEET FOR ADDITIONAL DETAILS



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IQ CUSTOM CONSTRUCTION

Project: The Shelburne II

Sheet Title: SECOND FLOOR PLAN

Drawn By: C. BAZARB
Date: 2-8-12
REV:

SHELBURNE II 2F

Sheet 4