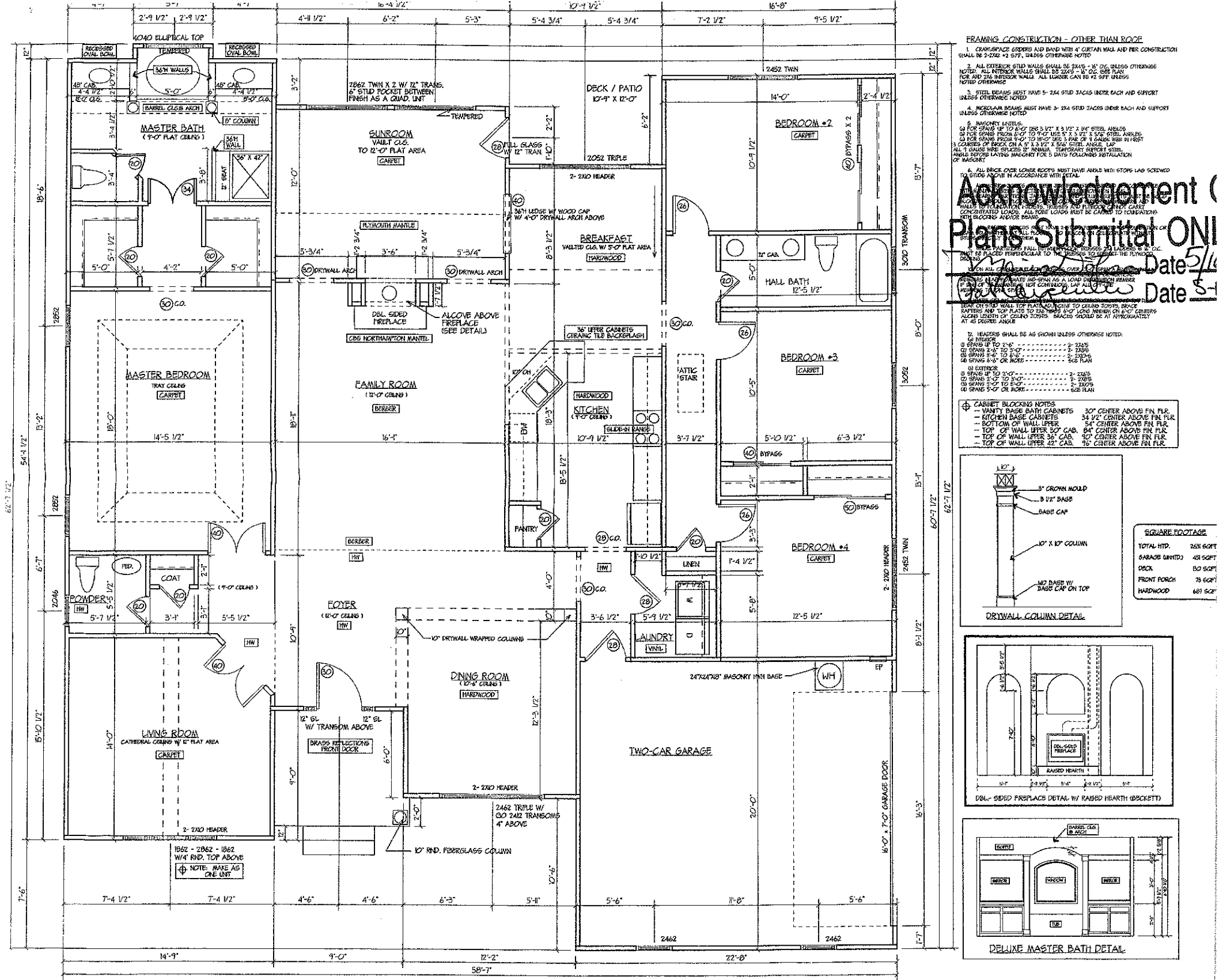


FRAMING CONSTRUCTION - OTHER THAN ROOF

1. CRAWLSPACE GIRDERS AND BAND WITH 4" CURTAIN WALL AND PIER CONSTRUCTION SHALL BE 2-2X12 #2 SYP, UNLESS OTHERWISE NOTED

2. ALL EXTERIOR STUD WALLS SHALL BE 2X4'S - 16" O.C. UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS SHALL BE 2X4'S - 16" O.C. SEE PLAN FOR ANY 2X6 INTERIOR WALLS. ALL LUMBER CAN BE #2 SYP, UNLESS NOTED OTHERWISE

3. STEEL BEAMS MUST HAVE 5- 2X4 STUD JACKS UNDER EACH AND SUPPORT UNLESS OTHERWISE NOTED

4. MICRO-LAM BEAMS MUST HAVE 3- 2X4 STUD JACKS UNDER EACH AND SUPPORT UNLESS OTHERWISE NOTED

5. MASONRY LINTELS:
(A) FOR SPANS UP TO 8'-0" USE 3 1/2" X 3 1/2" X 1/4" STEEL ANGLES
(B) FOR SPANS FROM 8'-0" TO 11'-0" USE 5" X 3 1/2" X 5/16" STEEL ANGLES
(C) FOR SPANS FROM 11'-0" TO 15'-0" USE 3 PAIR OF 3 GAUGE WIRE IN FIRST 3 COURSES OF BRICK ON A 5" X 3 1/2" X 5/16" STEEL ANGLE. LAP ALL 3 GAUGE WIRE SPLICES 12" MINIMUM. TEMPORARY SUPPORT STEEL ANGLE BEFORE LAYING MASONRY FOR 5 DAYS FOLLOWING INSTALLATION OF MASONRY

6. ALL BRICK OVER LOWER ROOFS MUST HAVE ANGLE WITH STOPS LAG SCREWED TO STUDS ABOVE IN ACCORDANCE WITH DETAIL

[illegible] WALLS TO FOUNDATION. GIRDERS, TRUSSES AND FLITCH'S MUST CARRY CONCENTRATED LOADS. ALL POINT LOADS MUST BE CARRIED TO FOUNDATIONS WITH BLOCKING AND/OR BEAMS

[illegible] PARTITIONS FALL PARALLEL TO [illegible] TRUSSES OR LADDERS @ 16" O.C. MUST BE PLACED PERPENDICULAR TO THE TRUSSES TO SUPPORT THE PLYWOOD DECKING

[illegible] MEMBERS MUST BE CUT AND SPAN AS A LOAD DISTRIBUTION MEMBER IF ANY OF THE TRUSSES ARE NOT CONTINUOUS OVER ALL OF THE MEMBERS THEY SPAN

BEAM ON STUD WALL TOP PLATE AND ADJACENT TO CEILING JOISTS, BRACE RAFTERS AND TOP PLATE TO 2X6 TRACE 6'-0" LONG MINIMUM ON 6'-0" CENTERS ALONG LENGTH OF CEILING JOISTS. BRACES SHOULD BE AT APPROXIMATELY AT 45 DEGREE ANGLE

12. HEADERS SHALL BE AS SHOWN UNLESS OTHERWISE NOTED:
(a) INTERIOR
(1) SPANS UP TO 2'-6" ---------- 2- 2X6'S
(2) SPANS 2'-6" TO 3'-0" ---------- 2- 2X8'S
(3) SPANS 3'-6" TO 6'-6" ---------- 2- 2X10'S
(4) SPANS 5'-0" OR MORE ---------- SEE PLAN

(b) EXTERIOR
(1) SPANS UP TO 2'-0" ---------- 2- 2X6'S
(2) SPANS 2'-0" TO 3'-0" ---------- 2- 2X8'S
(3) SPANS 3'-0" TO 5'-0" ---------- 2- 2X10'S
(4) SPANS 5'-0" OR MORE ---------- SEE PLAN

CABINET BLOCKING NOTES

VANITY BASE BATH CABINETS	30" CENTER ABOVE FIN FLR.
KITCHEN BASE CABINETS	34 1/2" CENTER ABOVE FIN FLR.
BOTTOM OF WALL UPPER	54" CENTER ABOVE FIN FLR.
TOP OF WALL UPPER 30" CAB.	84" CENTER ABOVE FIN FLR.
TOP OF WALL UPPER 36" CAB.	90" CENTER ABOVE FIN FLR.
TOP OF WALL UPPER 42" CAB.	96" CENTER ABOVE FIN FLR.

DRYWALL COLUMN DETAIL

SQUARE FOOTAGE

TOTAL HTD.	2631 SQFT
GARAGE (UNHTD.)	451 SQFT
DECK	120 SQFT
FRONT PORCH	78 SQFT
HARDWOOD	689 SQFT

DBL. SIDED FIREPLACE DETAIL W/ RAISED HEARTH (BSCKETT)

DELUXE MASTER BATH DETAIL

Acknowledgement (
Plans Submittal ONL
Date 5/
Date 5-