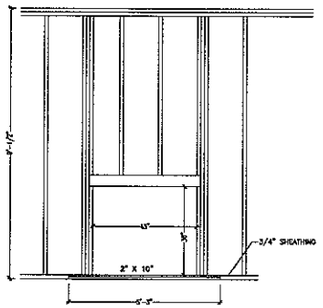
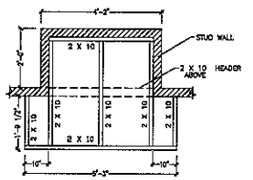
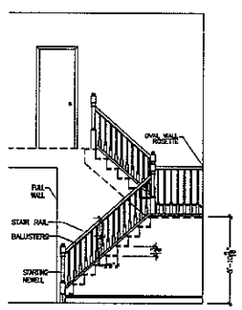
4BDRM

Acknowledgement Of
Plans Submittal ONLY!
W. Apperson Date 6/20/07
Janet K Date 6-20-07

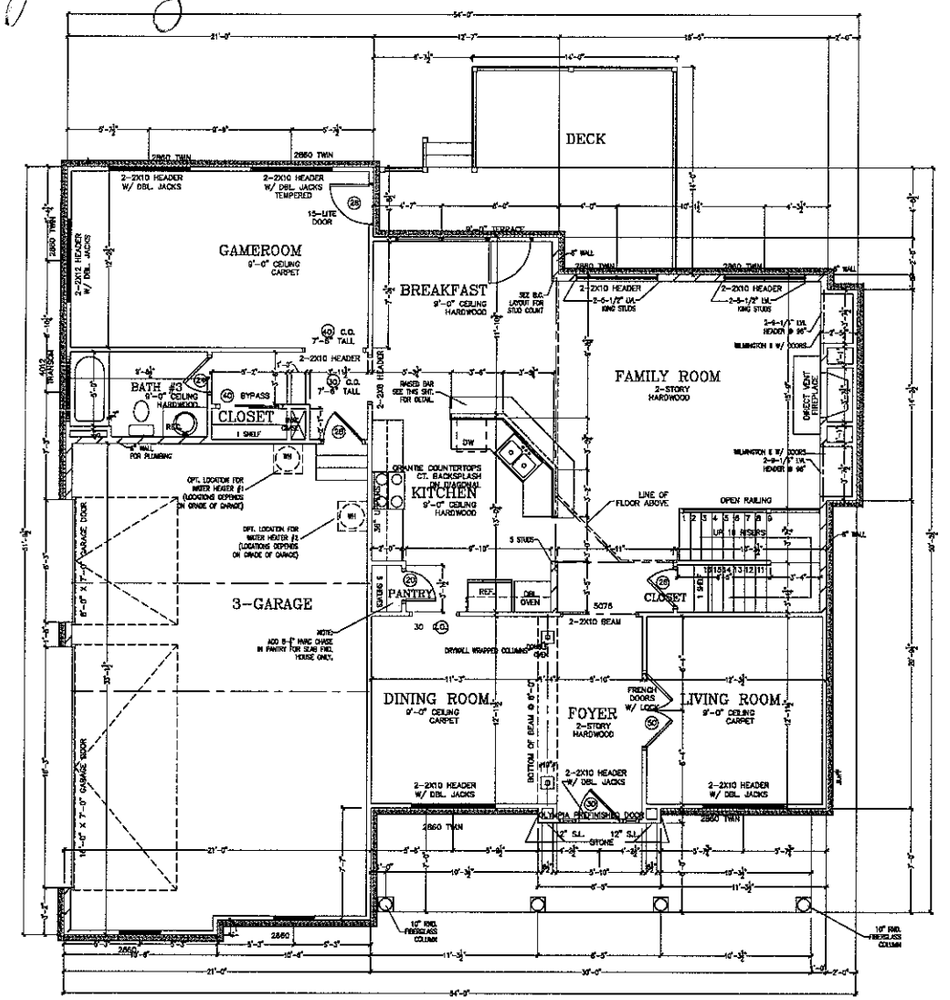




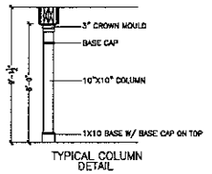
PLAN VIEW
SCALE: 1/2"=1'-0"



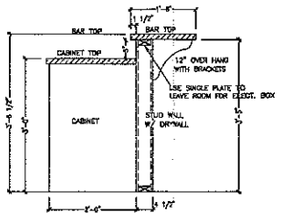
STAIR DETAIL
(BOXED STAIRS)



3-CAR GARAGE
("D"-ELEVATION)



TYPICAL COLUMN DETAIL



RAISED BAR DETAIL

CABINET BLOCKING NOTES	
VANITY BASE BATH CABINETS	30" CENTER ABOVE FINISHED FLOOR
KITCHEN BASE CABINETS	34 1/2" CENTER ABOVE FINISHED FLOOR
BOTTOM OF WALL UPPER	54" CENTER ABOVE FINISHED FLOOR
TOP OF WALL UPPER 30" CABINET	84" CENTER ABOVE FINISHED FLOOR
TOP OF WALL UPPER 36" CABINET	90" CENTER ABOVE FINISHED FLOOR
TOP OF WALL UPPER 42" CABINET	96" CENTER ABOVE FINISHED FLOOR

FRAMING CONSTRUCTION - OTHER THAN ROOF

1. CRAWLSPACE GIRDERS AND SILLS WITH 4" CURTAIN WALL AND PIER CONSTRUCTION SHALL BE 2-2X12 @ S.P.F. UNLESS OTHERWISE NOTED
2. ALL EXTERIOR STUD WALLS SHALL BE 2X6 - 16" O.C. UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS SHALL BE 2X4 - 16" O.C. (NOT TO EXCEED 10' FOR 2X4 INTERIOR WALL). ALL LUMBER CAN BE #2 S.P.F. UNLESS NOTED OTHERWISE.
3. STEEL BEAMS MUST HAVE 3- 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
   2@12 - 2 PLATE ANGLES 6" LONG 6" X 6" X 5/16" STEEL ANGLES
   2@10 - 2 PLATE ANGLES 6" LONG 5" X 5" X 5/16" STEEL ANGLES
   2@8 - 2 PLATE ANGLES 6" LONG 4" X 4" X 5/16" STEEL ANGLES
   2@6 - 2 PLATE ANGLES 6" LONG 3 1/2" X 3 1/2" X 5/16" STEEL ANGLES
   ALL 6" CMU/BRK. MASS WALLS TO HAVE MASONRY SUPPORT STEEL. ANGLE BOTTOM LAYING MASONRY FOR 5 DAYS FOLLOWING INSTALLATION OF MASONRY
6. ALL BRICK OVER LOWER ROOFS MUST HAVE ANGLE WITH STOPS LAG BOLTED TO STUDS ABOVE IN ACCORDANCE WITH DETAIL
7. ALL WORK I-JOISTS AND OPEN WEB JOISTS MUST BE ENGINEERED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS. ALL BEARING OR LOAD-BEARING PARTITIONS, WHERE BEARING AND CEILING SUPPORTS MUST BE SOLID BLOCKED THROUGH FLOOR TO FOUNDATION. ALL EXTERIOR BEARING WALLS AND WALLS TO FOUNDATION. I-JOISTS, TRUSSES AND PLYWOOD CANNOT COMPLY DIRECTLY UNDER. ALL FLOOR LOADS MUST BE CARRIED TO FOUNDATIONS WITH BLOCKING AND/OR BEAMS
8. ALL RAFTED GABLES MUST HAVE 2-STUDS FORM PLATED TO FOUNDATION OR BEAM BELOW TURN AT ALL FLOORS. NO BRACES ON CEILING PLAN. WITHOUT STUDS DIRECTLY UNDER TRUSS.
9. WHERE PARTITIONS FALL BETWEEN FLOOR TRUSSES 2X4 LADDER @ 16" O.C. MUST BE PLACED PERPENDICULAR TO THE CHORDS TO SUPPORT THE PLYWOOD DECKING.
10. ON ALL OPEN WEB FLOOR TRUSSES OVER 12'-0", SPAN A MINIMUM SINGLE CAP OR DOUBLE CAP WITH 1" X 4" CONTINUOUS BRACE VERTICAL. ALL CANTILEVERED TRUSSES MUST HAVE A DOUBLE CAP. ANY MEMBER OVER 24" TO MEMBER IS NOT CONTINUOUS, CAP ALL OFF-LINE MEMBERS TO ONE SPACE.
11. WHERE CEILING JOISTS ARE PARALLEL TO EXTERIOR WALLS AND RAFTERS ARE ON STUD WALL, TOP PLATE ANCHORED AT 4'-0" O.C. MAXIMUM SPACING AND TOP PLATE TO STUD MORE THAN 4'-0" O.C. LOAD MINIMUM 24" X 24" ANCHORS (MINIMUM LENGTH OF ONE ANCHOR EMBEDDED AT APPROXIMATELY 45 DEGREE ANGLE
12. ALL 2'-0" STORAGE FAMILY ROOM LIVING ROOM, DEN OR 10' OR MORE CEILING HEIGHT AND 2'-0" MINIMUM OVERHANG OF 3'-0" OR LESS MUST USE 2 STRAPS - 1 STRAP AT 1'-0" AND 1 STRAP VERTICALLY FROM FLOOR TO TOP PLATE LOCATED 32 BAD WIDE WITH 3/4" OR 1" O.C. VERTICALLY FOR CONNECT TO FLOOR AND TOP PLATE WITH (6) 10d NAILS EACH STRAP. 1 STRAP WITHIN 6" OF CORNER. WALL ONLY STRAPS AT 4'-0" O.C. MAXIMUM SPACING. ALL STRAPS MUST BE 1 1/4" X 20 GAUGE STEEL. STRAPS VERTICALLY IN EACH BALLOON SPACE. THE FOLLOWING IN THE STEEL REINFORCED PARTITION SHALL BE 1/2" PLYWOOD, NO OTHER SHEATHING WILL BE PERMITTED.
13. HEADERS SHALL BE AS SHOWN UNLESS OTHERWISE NOTED.

(2) WINDOWS	2-2X10's	4'-0"
	2-2X12's	5'-0"
	2-2X12's	6'-0"
	2-2X12's	7'-0"
	2-2X12's	8'-0"
	2-2X12's	9'-0"
	2-2X12's	10'-0"
	2-2X12's	11'-0"
	2-2X12's	12'-0"
(2) DOORS	2-2X10's	6'-0"
	2-2X12's	7'-0"
	2-2X12's	8'-0"
	2-2X12's	9'-0"
	2-2X12's	10'-0"
	2-2X12's	11'-0"
	2-2X12's	12'-0"
	2-2X12's	SEE PLAN

NOTE:
1. Openings between the garage and residence shall be equipped with either a solid wood door not less than 1 3/8" in thickness or 20-minute fire-rated doors.
2. The garage shall be separated from the residence and its attic by means of minimum 1/2" gypsum board applied to the garage side.
3. Garage and carport floor surfaces shall be of approved noncombustible material. That area of floor used for parking of automobiles or other vehicles shall be sloped to facilitate the movement of liquids to a drain or toward the main vehicle entry doorway.
4. The total area under the floor shall be treated to prevent termite infestation.

AREA:

1ST. FLOOR HEATED	1582
2ND. FLOOR HEATED	1625
TOTAL HEATED	3207
GARAGE(UNHTD)	679
DECK	212
PORCH	202

N
IBLOCK DEVELOPMENT CORPORATION
300 MCGILL AVENUE N.W.
CONCORD, NC
(704) 788-4818 FAX (704) 784-3720

LOT #95
ANNISTON

"D" ELEVATION

FIRST FLOOR PLAN
3-CAR GARAGE

DATE: 06/7/07
PLAN: Arlington
SCALE: 1/4"=1'
DRAWN BY: KD
ESTIMATED BY: AK
CHECKED BY: MN