LOCAL ENGINEER FOR PROPER FOOTING AND REINFORCING SIZES.
TOR SHALL INSURE COMPATIBILITY OF THE BUILDING WITH ALL
IREMENTS.
L EXCEEDS 4' AGAINST ANY FOUNDATION WALL, REINFORCE
ODE.
IDATION AND STRUCTURAL MEMBERS SHOULD BE VERIFIED AND
BY AN ENGINEER IN THE STATE WHERE CONSTRUCTION IS
DUE TO A WIDE VARIANCE IN LOCAL CODES, SOIL BEARING
NS, FROST LINE DEPTH, GEOLOGICAL AND WEATHER CONDITIONS,
CONTRACTOR IS RESPONSIBLE FOR ADJUSTING AND VERIFYING
CTURAL DETAILS AND CONDITIONS TO MEET ALL LOCAL CODES
ISURE A QUALITY AND SAFE STRUCTURE.
D, CONCRETE, AND STEEL STRUCTURAL MEMBERS SHALL BE OF A
ADE AND QUALITY AND MEET ALL NATIONAL, STATE, AND LOCAL
CODES WHERE APPLICABLE.
IMNS OR SOLID FRAMING SHOULD BE DESIGNED TO CARRY LOADS
D EXTEND DOWN THRU THE LEVELS BELOW AND TERMINATE AT
IENT FLOOR OR AT OTHER BEARING POINTS DESIGNED TO CARRY

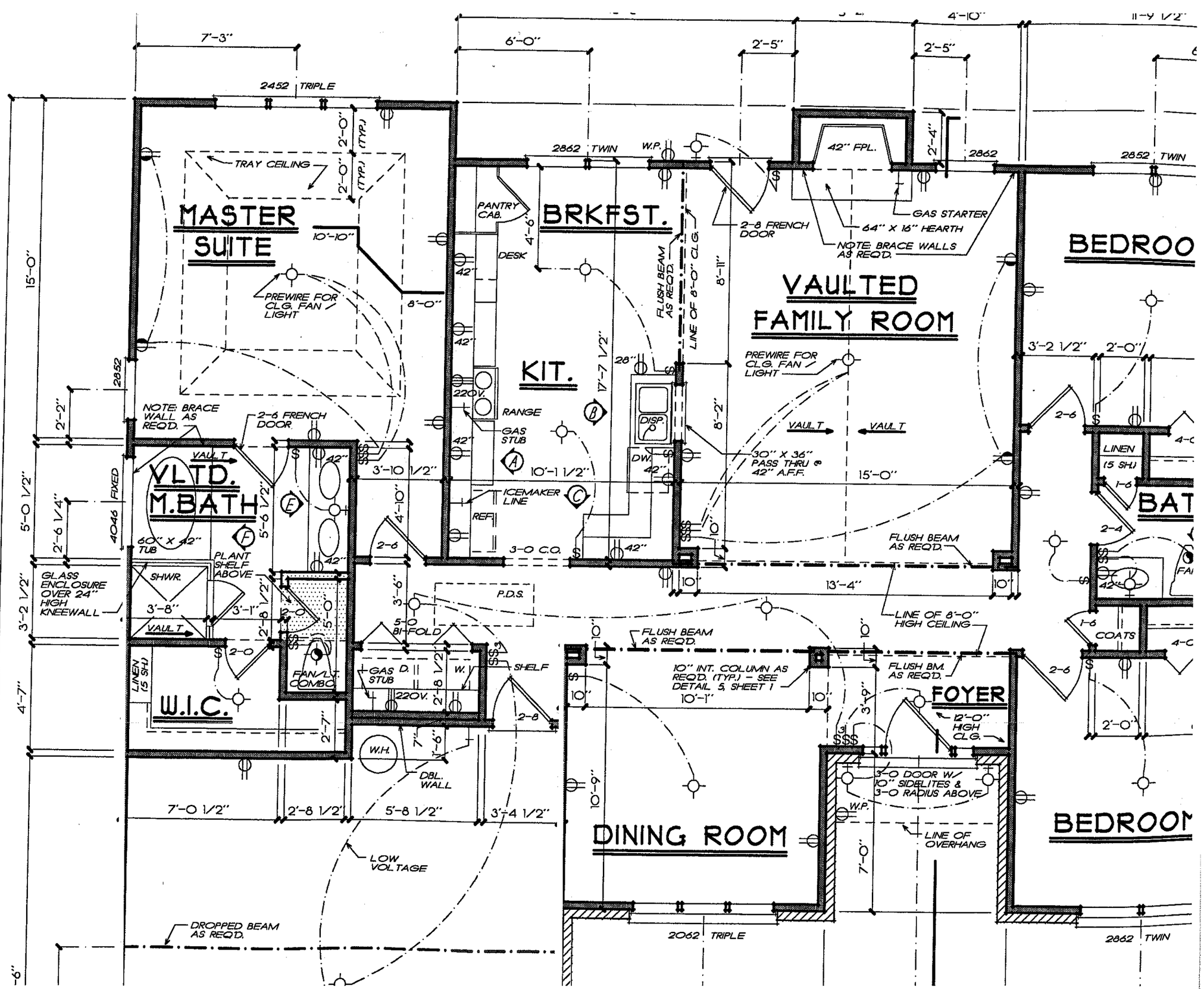
FRAMING NOTES

NG NOTES ARE SUGGESTED MINIMUM REQUIREMENTS ONLY.
ANCE OF CODES PER REGION, PLEASE REFER AND COMPLY
R LOCAL CODES. CONSULT WITH LOCAL ENGINEERS FOR ALL
QUIREMENTS.

URLINS AT MID HEIGHT OF ALL WALLS.
'S AND RAFTERS SHALL BE ALIGNED OVER STUDS BELOW.
ERS SHALL BE 2-2x10's WITH 1/2" PLYWOOD FLITCH
LESS OTHERWISE NOTED.
O INSTALL DOUBLE FLOOR JOISTS UNDER PARTITION WALL
TO JOIST DIRECTION.
x4 CROSS BRIDGING AT MID POINT OF SPAN OR 8'-0"
MUM IN ALL FLOORS.
RIOR CORNERS (INSIDE AND OUTSIDE CORNERS) SHALL BE
ITH 1/2" CDX PLYWOOD, NAILING SCHEDULE SHALL BE 8d
S AT 6" O.C. AT ALL EDGES AND 8d COMMONS AT 12" O.C.
TERMEDIATE STUDS. (OPTION - APPROVED DIAGONAL
RACES BOTH DIRECTIONS AT ALL CORNERS).
MNS OR SOLID FRAMING SHALL EXTEND DOWN THRU ALL
ND TERMINATE AT THE BASEMENT FLOOR AND BE SUPPORTED
KENED SLAB, GRADE BEAM, OR FOOTING DESIGNED TO CARRY

OUBLE 2x8 STRONGBACK AT MID SPAN FOR CEILING JOISTS
GREATER THAN 10'-0".
OLLAR TIES AT UPPER 1/3 OF VERTICAL DISTANCE BETWEEN
RD AND CEILING JOISTS AT 4'-0" O.C. MAXIMUM.
Y RAFTERS, AND RIDGE BOARDS SHALL BE ONE "2x" SIZE
HAN RAFTERS.
CKING SHALL BE 1/2" CDX PLYWOOD MINIMUM.
ENGINEERED FLOOR AND ROOF TRUSSES ARE USED, TRUSS
URER MUST PROVIDE SHOP DRAWINGS WHICH BEAR SEAL OF
ENGINEER IN STATE IN WHICH WORK IS TO BE PERFORMED.
G JOISTS AND RAFTER BRACING TO BEAR ON LOAD BEARING
SIGNED TO CARRY LOAD THRU ALL LEVELS AND TERMINATE AT
FLOOR AND BE SUPPORTED BY THICKENED SLAB GRADE BEAM
G DESIGNED TO CARRY LOAD.
MENT WALLS, BEAMS, AND COLUMNS TO BE DESIGNED BY LOCAL
L ENGINEER AND MEET ALL LOCAL CODES.
FRAMING, COLUMNS, BEAMS, ETC., TO BE DESIGNED BY
RUCTURAL ENGINEER AND MEET ALL LOCAL CODES.
ED WALL DIMENSIONS ARE BASED ON 2 x 4 STUDS UNLESS
NOTED.

Acknowledgement Of
Plans Submittal ONLY!
Date 12-7-05
Date 12/7/05



VAULTED FAMILY ROOM

KIT.

VLTD. M.BATH

W.I.C.

DINING ROOM

FOYER

BEDROOM 2

BATH

GARAGE

FLOOR PLAN

1/4" = 1'-0"

PREWIRE FOR CLG. FAN / LIGHT

NOTE: BRACE WALL AS REQ'D.

2-6 FRENCH DOOR

VAULT

RANGE

220V.

GAS STUB

DISP.

DW.

ICEMAKER LINE

REF.

30" X 36" PASS THRU @ 42" A.F.F.

FLUSH BEAM AS REQ'D.

LINE OF 8'-0" HIGH CEILING

PLANT SHELF ABOVE

SHWR.

FAN/LT. COMBO

P.D.S.

5-0 BI-FOLD

GAS D. STUB

W.I.C.

SHELF

W.H.

DBL. WALL

10" INT. COLUMN AS REQ'D. (TYP.) - SEE DETAIL 5, SHEET 1

FLUSH BM. AS REQ'D.

12'-0" HIGH CLG.

3-0 DOOR W/ 10" SIDELITES & 3-0 RADIUS ABOVE

W.P.

LINE OF OVERHANG

LINEN (5 SH.)

4-0 BI-FOLD

COATS

FAN

LOW VOLTAGE

DROPPED BEAM AS REQ'D.

CEILING OUTLET FOR GARAGE DOOR OPENER

16-0 X 7-0 O.H. GARAGE DOOR

2062 TRIPLE

2862 TWIN

3'-2 1/2" 2'-0" 6'-0"

7'-0 1/2" 2'-8 1/2" 5'-8 1/2" 3'-4 1/2"

5'-5 1/2" 4'-1" 6'-0 1/2"

49'-6"

33'-0"

14'-0"

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Acknowledgement of Plans Submittal ONLY!

Date 12-7-05

Date 12/7/05

HOME PLANNING FOR TODAY'S LIFESTYLES

FLOOR PLAN

THE STAPLETON

FBA

FRANK BETZ ASSOCIATES, INC.
2401 LAKE PARK DRIVE/SUITE 250
SMYRNA, GEORGIA 30080
770/431-0888

BY CAS CK JEC

DATE 3/7/90