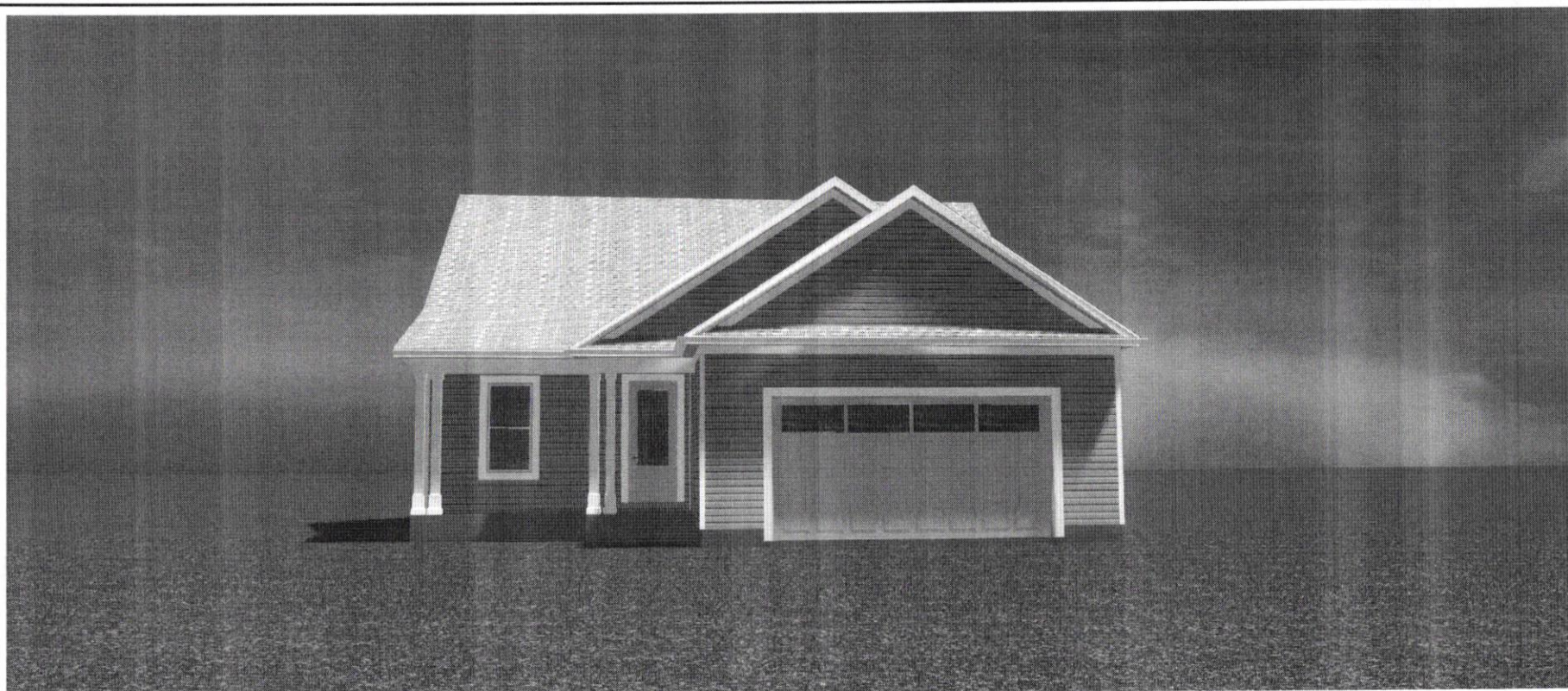


LOT 4, VILLAGE MANOR



OLD VILLAGE PROJECT

SCALED TO FIT ON 24x36 PAPER

Received
APR 01 2026
St. Mary's County
Land Use & Growth Management

REVISIONS

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CONSTRUCTION

WHILE EVERY ATTEMPT HAS BEEN MADE IN THE PREPARATION OF THESE DRAWINGS TO AVOID ERRORS, THE DESIGNER SHALL GUARANTEE AGAINST HUMAN ERROR FROM THE BEGINNING OF ANY WORK. THE CONTRACTOR SHALL VERIFY ALL DETAILS AND BE RESPONSIBLE FOR THE SAME.



MEDNICK
CONSTRUCTION

DYLAN
SACADURA
SC HOUSE

DATE	3/25/2026
REVISION	
JOB	
SCALE	As Noted
DRAWN	

SHEET

1

SHEET 1 OF 5

FOUNDATIONS:

Design bearing pressure has been assumed to be 2000 PSF. Prior to construction, the general contractor must verify soil bearing pressure and that settlements at this pressure will be within acceptable limits.

FOUNDATION DRAINAGE:

Proper foundation drainage shall be achieved using perforated French drainage system (to terminate into storm system or daylight) in accordance with state and local codes, as well as the 2018 IRC Chapter 405.

CONCRETE:

- Garage concrete slabs shall be minimum 4" thick (3500psi) and have a 6mil vapor barrier over 4" crushed stone. House slabs shall be minimum 4" thick (3000psi) and have a 6mil vapor barrier over 4" crushed stone.
- Anchor bolts shall be 1/2" dia. @ 6'-0" O.C. and 12" from corners & splices (embedded min. 7")
- All floor slabs to have control joints at a maximum of 12'-0" on center each

MASONRY:

- No backfilling against basement walls is to take place prior to bracing or installation of first floor joist bridging, and sheathing.

WOOD:

- Hip roof construction, knee wall construction or other construction situations where ceiling joists are not available, provide collar ties from rafter to rafter at or close as possible to eaves.

2. Sawn lumber to be SPF NO.2 grade or better.

3. Trussed rafters, if applicable to meet truss plate institute specifications for metal plate connected wood trusses TPI-1. Top chord live load =30 PSF minimum. Snow =25 PSF. Snow for drift areas (load duration factor of 1.15). Top chord dead load =10 PSF; bottom chord dead load =10 PSF. Maximum deflection L/60 for 100% LL+50% DL.

4. Trussed rafter members to be machine stress rated structural lumber as required for design loads. All truss designs by manufacturer. Truss specification sheets with MD design professionals seal and layout/placement diagram shall be on-site at time of rough-framing inspection.

5. All posts under beams to be 3-2x4 minimum unless noted otherwise. All post loads to be carried continuously down to foundations or supporting beams.

6. All exposed lumber or lumber in contact with concrete or masonry to be treated.

7. Double all floor joists (dimension lumber only - if used) running parallel under partition walls above.

8. Double All framing (dimension lumber only - if used) under whirlpools, spas or tubs, kitchen islands and fireplaces

9. Typical window & door headers to be per plan exterior of wall, 1-2x10 on interior of wall for drywall nailing with 1 inch rigid insulation board between 2x members, and (1) jack stud each side unless noted otherwise.

10. All wood except for exterior treated lumber shall be a minimum of 8 inches above exterior grade per (2018 International Residential Code R310.1)

11. Floor sheathing (LP Topnotch 350 or advantech) to be glued and nailed in accordance with manufacturer's specs. (10d common nails 6" o.c. spacing @ edges, 12" o.c. intermediate nailing)

WINDOWS & DOORS

1. All exterior doors to be insulated

2. All sleeping rooms shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside to a full opening without the use of separate tools. Where windows are provided as a means of egress or rescue they shall have a sill height of not more than 44 inches above the floor. All egress or rescue windows from sleeping rooms must have a minimum net clear opening of 5.7 square feet. The minimum net clear opening height shall be 24 inches. The minimum net clear opening width dimension shall be 20 inches per (2018 International Residential Code R310.1, R310.2.1, R310.2.2)

3. Safety glass is required to be installed in all exit doors, door like fixed glass panels, patio doors, storm doors, shower doors, tub enclosures and all unframed glass doors and windows, windows adjacent to spa tubs per (2018 International Residential Code R308.4)

FIRECODE CODE NOTES:

1. Wall and ceiling finishes shall have a smoke developed index of not greater than 450 per (2018 International Residential Code 302.92)

2. Wall & ceiling finishes shall have a flame spread classification of not greater than 200 per 2018 International Residential Code 302.91

3. All drywall walls & ceilings to have tested in accordance with ASTM E84 or UL 723 per (2018 International Residential Code R302.93,302.94)

4. Insulation installation to have a flame spread index to exceed 25 with an accompanying smoke develop index not to exceed 450 when tested in accordance with ASTM E84 or UL 723 per (2018 International Residential Code R302.10,1 & R302.10.2)

5. Insulation installation/combustible insulation products must be 3" clear from recessed lighting fixtures, fan motors and other heat producing devices per (2018 International Residential Code R302.13)

6. Smoke detectors on each level shall be installed in each sleeping area and outside each sleeping area in the immediate vicinity of the bedrooms per (2018 International Residential Code 314.3) and shall be interconnected with AC and DC power source.

7. Carbon monoxide alarms. For new construction and additions approved carbon monoxide alarm shall be installed outside of each separate sleeping area in the immediate vicinity of the bedrooms in dwelling units within which fuel-fired appliances are installed and in dwelling units that have attached garages per (2018 International Residential Code 315.1)

5. Garages to be completely separated from other parts of the structure by means of 1 hour minimum fire resistant walls & ceilings doors to garages to be 1 hour fire rated and provide a self closer as required. Openings between the garage and residence shall be equipped with solid wood doors not less than 1 3/8" thickness, solid or honeycomb core steel doors not less than 1 3/8" thick or 20 minute fire rated doors per (2018 International Residential Code 302.5.1)

6. Fire resistant construction

Construction, projections, openings and penetrations of exterior walls of dwellings and accessory buildings shall comply with table 302.1 of the (2018 International Residential Code) minimum fire resistance rating shall be 1 hour tested in accordance with ASTM E119 or UL 263 with exposure from both sides.

STAIRS:

1. Stairway illumination per (2018 International Residential code 303.7)

2. Stairway handrails to be continuous set at 36" above tread nosing per (2018 International Residential code 311.7.8)

3. Provide under stair protection per (2018 International Residential code 302.7)

MISCELLANEOUS:

1. Premises identification approved addresses shall be provided for all new buildings in such a position as to be plainly visible and legible from the street or road facing the property. Street addresses shall be posted on site prior to starting work and during construction.

2. All grades at foundations shall have a minimum of 6" of fall within the first 10'

3. All roofs to have gutters/downspout connected to city storm line for proper discharge as permitted by local code.

4. Soffit & ridge vents must supply open space for ventilation of not less than 1/150 of the total attic or space they are ventilating. Provide screening as required.

5. Attic access doors insulated and weatherstripped per (2018 International Residential code N1102.2.4) - If Applicable

6. Max. length of dryer pipe shall be 25'; reduced by 5' for every 90 degree elbow and 2'-6" for every 45 degree elbow. Comply with section M1501.

7. Roof to be ventilated through vented soffit and ridge vent.

8. Sealed pre-engineered roof truss / floor truss drawings shall be on-site at the time of framing inspection. Indication of truss bracing shall be noted, if required.

9. Thermoply (or similar air barrier) to be applied behind all tubs/showers and fireplaces.

10. Heat loss/gain calculations (Manual J) shall be provided by HVAC contractor, and shall comply with current versions of IRC, IECC, ACCA, ASHRAE, and IMC).

ELECTRICAL CODE NOTES

All electrical shall be to local and national codes.

GROUNDING ELECTRODE SYSTEM

1. NEC 250-50 Grounding Electrode System section 250.50 of The National Electrical Code requires electrodes as described in section 250.52 (A) (1) Through (A) (6) that are present at each building or structure shall be bonded together to form the grounding electrode system. This includes concrete encased electrodes, I.E. an electrode encased by at least 2 inches of concrete, located within and near the bottom of a concrete foundation or footing that is in direct contact with the earth, consisting of at least 20 feet or one or more bare zinc galvanized or other electrically conductive coated steel reinforcing bars or rods. Not less than 1/2 inch diameter, or consisting of at least 20 feet of bare copper conductor not smaller than 4 awg. Reinforcing bars shall be permitted to be bonded together by the usual steel tie wire or other effective means.

2. NEC 210-8 Ground Fault Circuit Interrupter Protection.

All 125 volt single phase, 15 or 20 ampere receptacles installed in the locations specified in A through G shall have ground fault circuit interrupter protection.

A. Bathrooms

B. Garage

C. Outdoors

D. Crawl spaces at or below grade level

E. Unfinished basements

F. Kitchens where receptacles are installed to serve countertop surfaces

G. Laundry, Utility and wet bar sinks where the receptacles are installed within 6 feet of the outside edge of the sink.

3. NEC 210-12 (b) Arc Fault Circuit Interrupter Protection

All 125 volt single phase 15 or 20 ampere receptacles installed in dwelling unit Family Rooms, Dining Rooms, Living Rooms, Parlors, Libraries, Den Bedrooms, Sunrooms, Rec Rooms, Closets, Hallways or similar rooms shall be protected by an Arc Fault Circuit Interrupter listed to provide protection of the entire branch.

4. NEC 210-52 (E) Outdoor Outlets

At least one receptacle outlet accessible while standing at grade level and not located more than 6 1/2 feet above grade shall be installed at the front and back of the dwellings, provide bubble type cover for weatherproofing.

5. NEC 210-52 (E) (3) Balconies Deck and Porches

All Balconies Decks or Porches that are accessible from the inside the dwelling unit shall have at least one receptacle outlet installed within the perimeter of the Balcony, Deck or Porch. The receptacle shall not be located more than 6 1/2 feet above the Balcony, Deck or Porch, provide bubble type cover for weatherproofing.

6. NEC 406.11 Tamper Resistant Receptacles

All 125 volt 15 and 20 ampere receptacles shall be listed as tamper resistant receptacles.

7. Provide a minimum of 30"x36" clear working area in front of the disconnecting means for the condensing unit per (2011 National Electrical Code 110-26 (A1) and 110-26 (A2).

8. Provide and electrical outlet within 25'-0" of condensing units per (2011 National Electrical Code 210.63).

9. All Bathrooms to be equipped with exhaust fans vented to the outside. Do not vent to Attic. per (2018 IRC Residential Code R-303.3).

In the preparation of these documents every attempt has been made to insure correct dimensions and proper construction practices. Dimensions take precedence over scale. It is the responsibility of the contractor to verify the information herein and to correct errors and oversights. The contractor is responsible for assuring that all work is done in accordance with local codes whether indicated as such on the drawings or not. It is the contractors responsibility to provide proper flashing, ice guarding and caulking as required to ensure proper weatherproofing of structure.

ENERGY CODE (SEE BUILDER CHECKLIST) MD PRESCRIPTIVE R-VALUE ALTERNATIVE

TABLE 2 CHECKLIST ITEMS FOR COMPLIANCE (PER BUILDER)

ITEM	DESCRIPTION	COMPLIANCE
(1)	2. All exterior walls shall have R-13 or better insulation. (See Table 2 for details.)	YES
(2)	3. Energy Efficient Windows: Windows shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(3)	4. Energy Efficient Doors: Doors shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(4)	5. Energy Efficient Foundation: Foundation shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(5)	6. Energy Efficient Roof: Roof shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(6)	7. Energy Efficient Attic: Attic shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(7)	8. Energy Efficient Basement: Basement shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(8)	9. Energy Efficient Garage: Garage shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(9)	10. Energy Efficient Porch: Porch shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(10)	11. Energy Efficient Deck: Deck shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(11)	12. Energy Efficient Stair: Stair shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(12)	13. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(13)	14. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(14)	15. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(15)	16. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(16)	17. Energy Efficient Bathroom: Bathroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(17)	18. Energy Efficient Kitchen: Kitchen shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(18)	19. Energy Efficient Living Room: Living Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(19)	20. Energy Efficient Dining Room: Dining Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(20)	21. Energy Efficient Family Room: Family Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(21)	22. Energy Efficient Sunroom: Sunroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(22)	23. Energy Efficient Rec Room: Rec Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(23)	24. Energy Efficient Closet: Closet shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(24)	25. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(25)	26. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(26)	27. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(27)	28. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(28)	29. Energy Efficient Bathroom: Bathroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(29)	30. Energy Efficient Kitchen: Kitchen shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(30)	31. Energy Efficient Living Room: Living Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(31)	32. Energy Efficient Dining Room: Dining Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(32)	33. Energy Efficient Family Room: Family Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(33)	34. Energy Efficient Sunroom: Sunroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(34)	35. Energy Efficient Rec Room: Rec Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(35)	36. Energy Efficient Closet: Closet shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(36)	37. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(37)	38. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(38)	39. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(39)	40. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(40)	41. Energy Efficient Bathroom: Bathroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(41)	42. Energy Efficient Kitchen: Kitchen shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(42)	43. Energy Efficient Living Room: Living Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(43)	44. Energy Efficient Dining Room: Dining Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(44)	45. Energy Efficient Family Room: Family Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(45)	46. Energy Efficient Sunroom: Sunroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(46)	47. Energy Efficient Rec Room: Rec Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(47)	48. Energy Efficient Closet: Closet shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(48)	49. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(49)	50. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(50)	51. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(51)	52. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(52)	53. Energy Efficient Bathroom: Bathroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(53)	54. Energy Efficient Kitchen: Kitchen shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(54)	55. Energy Efficient Living Room: Living Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(55)	56. Energy Efficient Dining Room: Dining Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(56)	57. Energy Efficient Family Room: Family Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(57)	58. Energy Efficient Sunroom: Sunroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(58)	59. Energy Efficient Rec Room: Rec Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(59)	60. Energy Efficient Closet: Closet shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(60)	61. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(61)	62. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(62)	63. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(63)	64. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(64)	65. Energy Efficient Bathroom: Bathroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(65)	66. Energy Efficient Kitchen: Kitchen shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(66)	67. Energy Efficient Living Room: Living Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(67)	68. Energy Efficient Dining Room: Dining Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(68)	69. Energy Efficient Family Room: Family Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(69)	70. Energy Efficient Sunroom: Sunroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(70)	71. Energy Efficient Rec Room: Rec Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(71)	72. Energy Efficient Closet: Closet shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(72)	73. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(73)	74. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(74)	75. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(75)	76. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(76)	77. Energy Efficient Bathroom: Bathroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(77)	78. Energy Efficient Kitchen: Kitchen shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(78)	79. Energy Efficient Living Room: Living Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(79)	80. Energy Efficient Dining Room: Dining Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(80)	81. Energy Efficient Family Room: Family Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(81)	82. Energy Efficient Sunroom: Sunroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(82)	83. Energy Efficient Rec Room: Rec Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(83)	84. Energy Efficient Closet: Closet shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(84)	85. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(85)	86. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(86)	87. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(87)	88. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(88)	89. Energy Efficient Bathroom: Bathroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(89)	90. Energy Efficient Kitchen: Kitchen shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(90)	91. Energy Efficient Living Room: Living Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(91)	92. Energy Efficient Dining Room: Dining Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(92)	93. Energy Efficient Family Room: Family Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(93)	94. Energy Efficient Sunroom: Sunroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(94)	95. Energy Efficient Rec Room: Rec Room shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(95)	96. Energy Efficient Closet: Closet shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(96)	97. Energy Efficient Hallway: Hallway shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(97)	98. Energy Efficient Entry: Entry shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(98)	99. Energy Efficient Landing: Landing shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES
(99)	100. Energy Efficient Bedroom: Bedroom shall be installed in accordance with Table 2 for details. (See Table 2 for details.)	YES

REVISONS

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DETAILS AND THE RESPONSIBILITY
FOR THE SAME.



DYLAN
SACADURA
SC HOUSE

DATE 3/29/2026

REVISION

JOB

SCALE 0.3450" = 1'-0"

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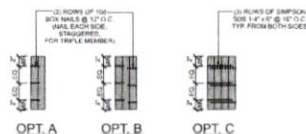
SHEET 2 OF 9

DESIGN CRITERIA		DRAWING SCHEDULE		DRAWING DATA			
SAWN LUMBER TO BE SPF #1 GRADE OR BETTER		G1-1	COVER SHEET	7/26 NUMBER		SQUARE FOOTAGE	
LUMBER ALLOWABLE STRESSES		G1-2	GENERAL NOTES			DATE DRAWN: 1/25/2025	
PLANK LOADS		A1-1	FOUNDATION PLAN & DETAILS	DRAWN BY: J.S.		HEATED	
PLANK LOADS (END OF LOAD)		A1-2	ELEVATIONS			NAME	
PLANK SPACING		A1-3	ELEVATIONS	REVISIONS		1ST FLOOR HEATED AREA	
SPACING IN TRAIL LOAD BEAMS: PREPARED		A1-4	ROOF PLAN & DETAILS			TOTAL HEATED	
SPACING: DESIGN CATEGORY		A1-5	BUILDING SECTIONS & DETAILS	15		MISC. SPACES	
RIGHT LINE DEPTH		A1-6	BUILDING SECTIONS & DETAILS			NAME	
JOIST FRAMING: PERMA				15		CRAWL SPACE AREA	
NEUTROTING						FRONT PORCH AREA	
SCREENING DESIGN: MODERATE				15		SCREENED PORCH AREA	
SCREENING DESIGN: MODERATE						GARAGE AREA	
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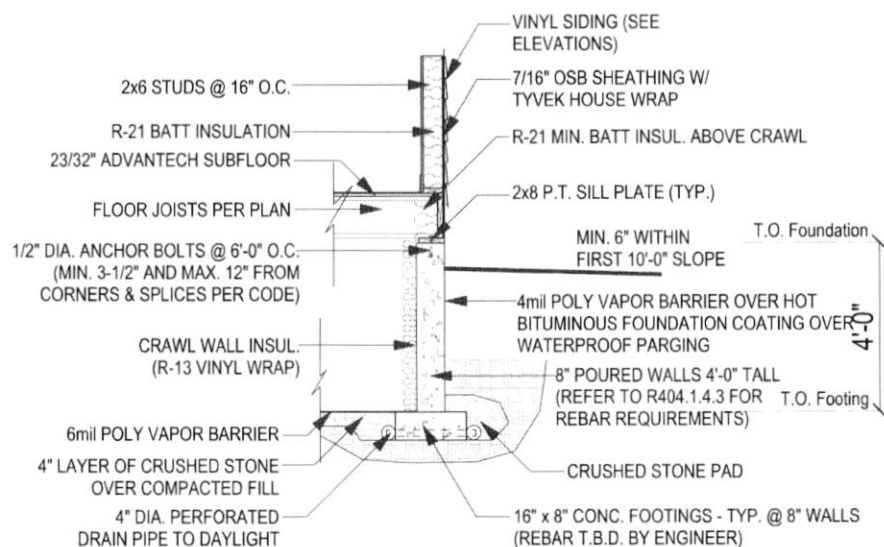


- 1 FOUNDATION NOTES
- 1 THE ALL FOUNDATION WALLS TO BE CONCRETE AND INTERLOCKED.
- 2 USE TERRACE SLAB ON ALL FOUNDATION WALLS.
- 3 USE 10" DIA. ANCHOR BOLTS @ 6" C/C START BOLTS 12" FROM CORNERS WITH 10" EMBEDMENT IN CONCRETE.
- 4 BUTTEND OFF FOUNDATION WALLS BY 6" BELOW FIN. GRADE FOR FLOOD PROTECTION.
- 5 BUILDER TO VERIFY FINAL LOCATION OF ELECTRIC PANELS, GAS LINES, FOUNDATION DRAINAGE (IF ANY), SEWER LINES, WATER LINES, ETC.
- 6 ALL EXTERIOR DIMENSIONS ARE GIVEN FROM OUTSIDE OF POURED WALLS (WHEN APPLICABLE).
- 7 FOUNDATION BELL SHAPE SHALL BE TREATED WITH SILL SEALER.
- 8 BUILDING SHALL BE SPHERICALIZED IN ACCORDANCE WITH FEMA 135.
- 9 NOTE: ALLOWANCE TO VERIFY FINAL LOCATIONS OF ELECTRIC PANEL, WATER BASE, GAS LINES, FOUNDATION DRAINAGE (IF ANY), SEWER LINES, WATER LINES, ETC.
- 10 FOOTING SIZES CALCULATED FOR MINIMUM STRAINING SOIL BEARING CAPACITY. IT SHALL BE REQUIRED THAT THE FOUNDATION BE DESIGNED TO RESIST ALL APPLICABLE INCIDENTAL CHARGES. AT ALL SOIL CONTACT SURFACES, ALL ALLOWABLE SOIL CONTACTS BEING STRUCTURAL ENGINEER'S AND SHALL NOT BE UNREASONABLY AND PLANS SHALL BE REDESIGNED AS NECESSARY.
- 11 ALL FOUNDATION WALLS TO BE CONCRETE FOR MINIMUM 10' MINIMUM UNREASONABLY NOTED.

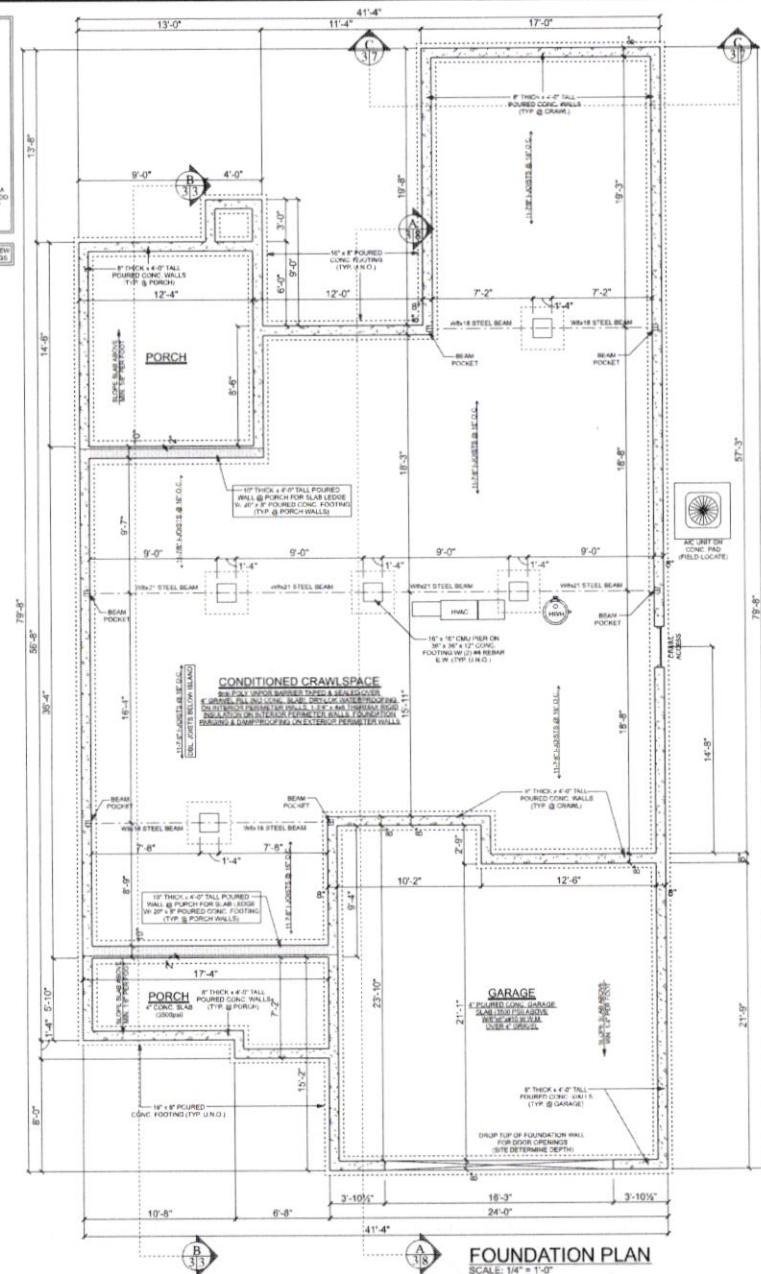
NOTE: STRUCTURAL ENGINEER SHALL REVIEW ALL STEEL BEAMS, STEEL POSTS & FOOTING



MULTI MEMBER BEAM CONNECTION DETAILS
SCALE: 1" = 1'-0"



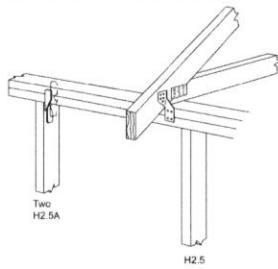
FOUNDATION WALL DETAIL - 8IN POURED CONDITIONED CRAWL WITH VINYL
SCALE: 3/4" = 1'-0"



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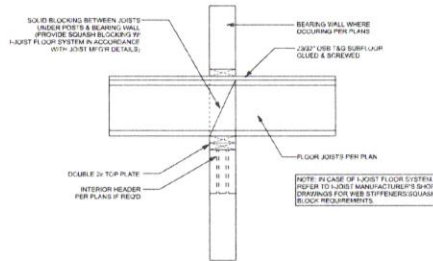
DYLAN
SACADURA
SC HOUSE

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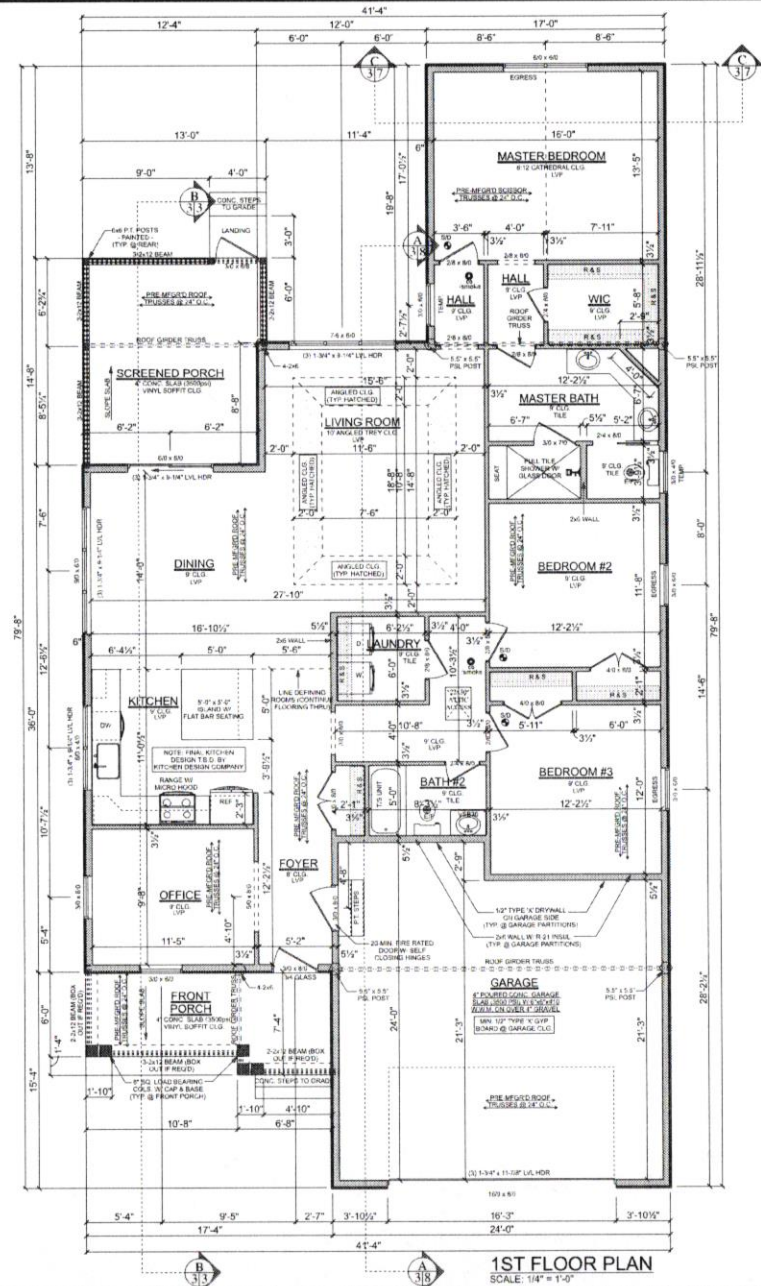
Simpson Strong-Tie Truss and Rafter Connections to Wood Top Plates

WALL-TO-TRUSS CONNECTION DETAILS
SCALE: NOT TO SCALE



WOOD FLOOR TO INTERIOR BEARING WALL DETAIL
SCALE: 1" = 1'-0"

- NOTE: ALL EXTERIOR HOUSE WALLS ARE TO BE 2x10 STUDS @ 16" O.C.
- NOTE: BUILDER TO VERIFY ALL BUILT-UP INTERIOR SHELVING CAN BE TIED & FINISHED WITH BEARING WALLS BEFORE CONDUCTING WORK ON THE ABOVEMENTIONED PHASES OF CONSTRUCTION.
- NOTE: BUILDER TO VERIFY FINAL LOCATIONS OF ELECTRICAL PANEL, WATER BASE, GAS LINES, FOUNDATION (DRAINAGE OF ARI), SEWER LINES, GUTTER LINES, ETC.
- NOTE: ALL EXTERIOR DIMENSIONS ARE TAKEN FROM OUTSIDE OF BEARING WALL STUDS.
- NOTE: TOP OF ALL WINDOWS @ 1ST FLOOR SET TO 36" AFF. UNLESS OTHERWISE NOTED.
- NOTE: ALL EXTERIOR WINDOWS @ 1ST FLOOR TO HAVE 3x6 HEADERS WITH BRG. UNLESS OTHERWISE NOTED SEE KOLB WINDOW DETAIL.
- NOTE: ALL CABINETS TO BE COORDINATED, DESIGNED & INSTALLED FOR CABINET SIZES & LAYOUTS.
- NOTE: ALL EXTERIOR WINDOW SILL SHALL HAVE POSITIVE DRAINAGE TO THE EXTERIOR OF THE HOUSE.
- NOTE: WINDOW SUPPLIER TO VERIFY EGRESS ON ALL WINDOWS. EGRESS SIZE MAY VARY WITH MANUFACTURER (KOLB, ETC.).
- NOTE: ALL INTERIOR OPENINGS TO BE CASED OPENINGS UNLESS OTHERWISE NOTED.
- NOTE: ALL WINDOWS SHALL BE JUPIT VINYL WINDOWS. MANUFACTURER'S SIZES SHALL VERIFY EGRESS.
- NOTE: ALL OPENINGS ON INTERIOR BEARING WALLS SHALL HAVE MIN. 2x10 HEADERS U.A.O.
- NOTE: JOIST MANUFACTURER & ROOF TRUSS MANUFACTURER SHALL VERIFY ALL U.S. IN FLOOR SYSTEMS & SUPPORTING ROOF TRUSSES.



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SHEET

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FRONT ELEVATION
SCALE: 1/4" = 1'-0"



RIGHT ELEVATION
SCALE: 1/4" = 1'-0"

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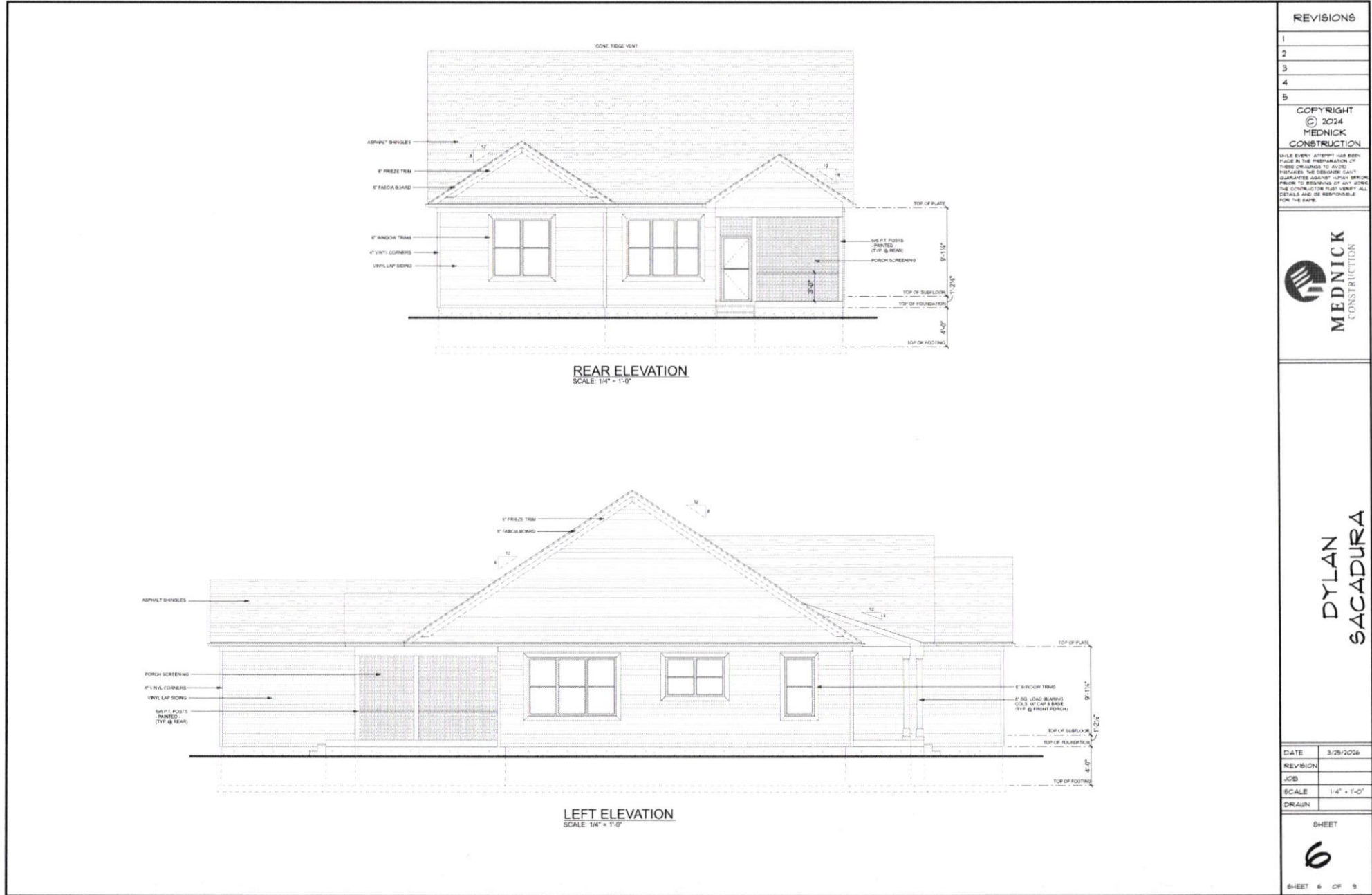
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SC HOUSE

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SCALE 1/4" = 1'-0"
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SCALE	1/4" = 1'-0"
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ROOF PLAN
SCALE: 1/4" = 1'-0"

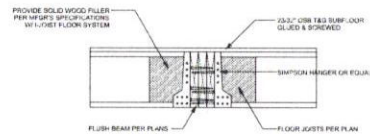
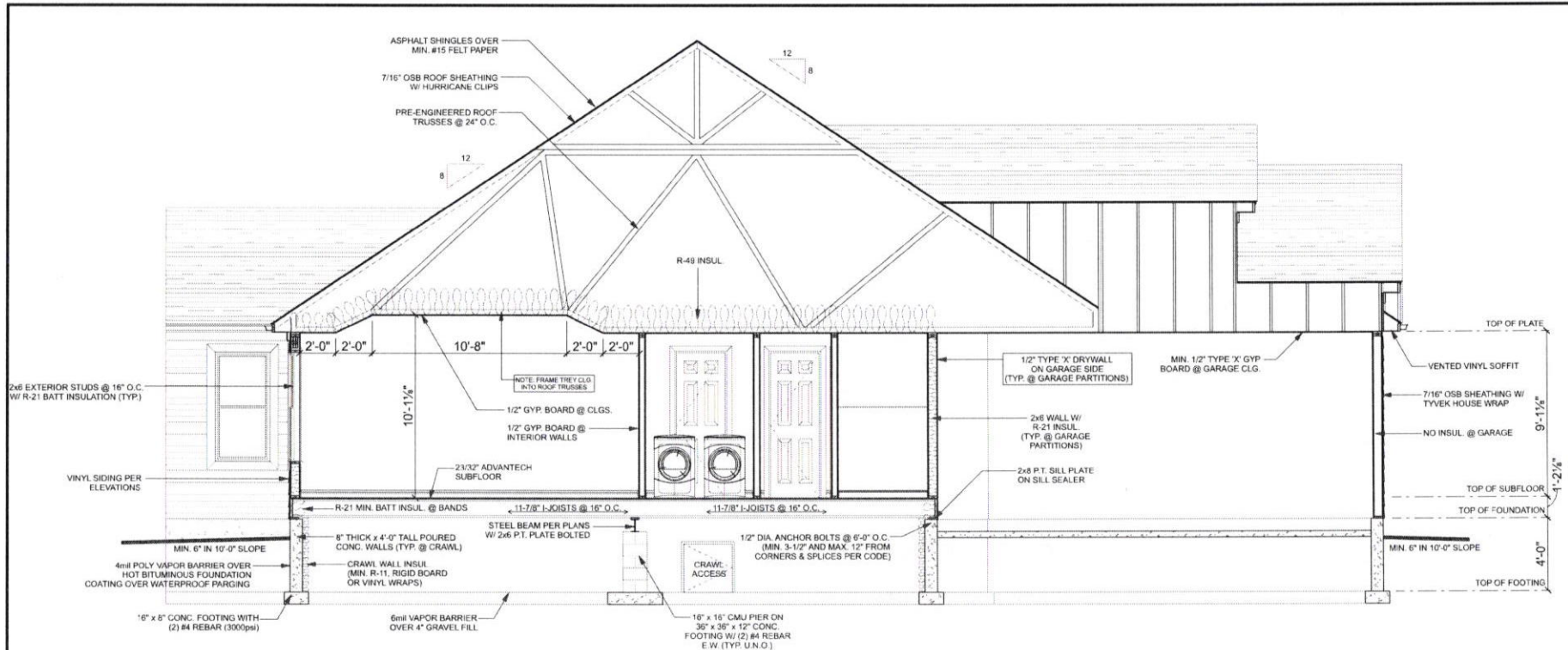
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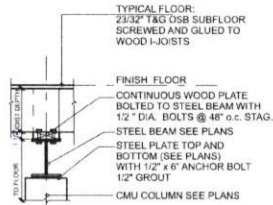
SHEET

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SHEET 7 OF 9



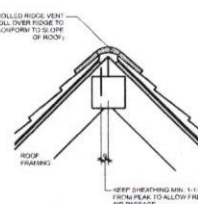
FLUSH FLOOR BEAM DETAIL
SCALE: 1" = 1'-0"



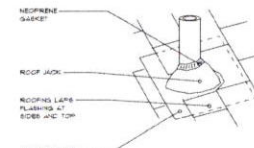
STEEL BEAM DETAIL
SCALE: 1" = 1'-0"

NOTE: THAT "DOWN" STYLE THROUGH ROOF EXHAUST VENTS MUST BE PROVIDED IN ADDITION TO UP INLET OF RIDGE VENTS INDICATED.

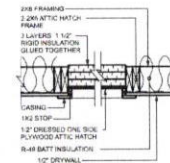
MIN. 1.344 SQ. INCHES (200/110) = 1.98 SQ. FT. 1.69 SQ. FT. x 1.14 = 2.08 SQ. INCHES 2.08 / 2 = 1.04 SQ. INCHES (EXHAUST VENTILATION AREA REQ.)
MIN. 1.344 SQ. INCHES (200/110) = 1.98 SQ. FT. 1.69 SQ. FT. x 1.14 = 2.08 SQ. INCHES 2.08 / 2 = 1.04 SQ. INCHES (INTAKE VENTILATION AREA REQ.)



RIDGE VENT DETAIL
SCALE: 1" = 1'-0"



ROOF VENT DETAIL
SCALE: 1" = 1'-0"



ATTIC HATCH DETAIL
SCALE: 1" = 1'-0"

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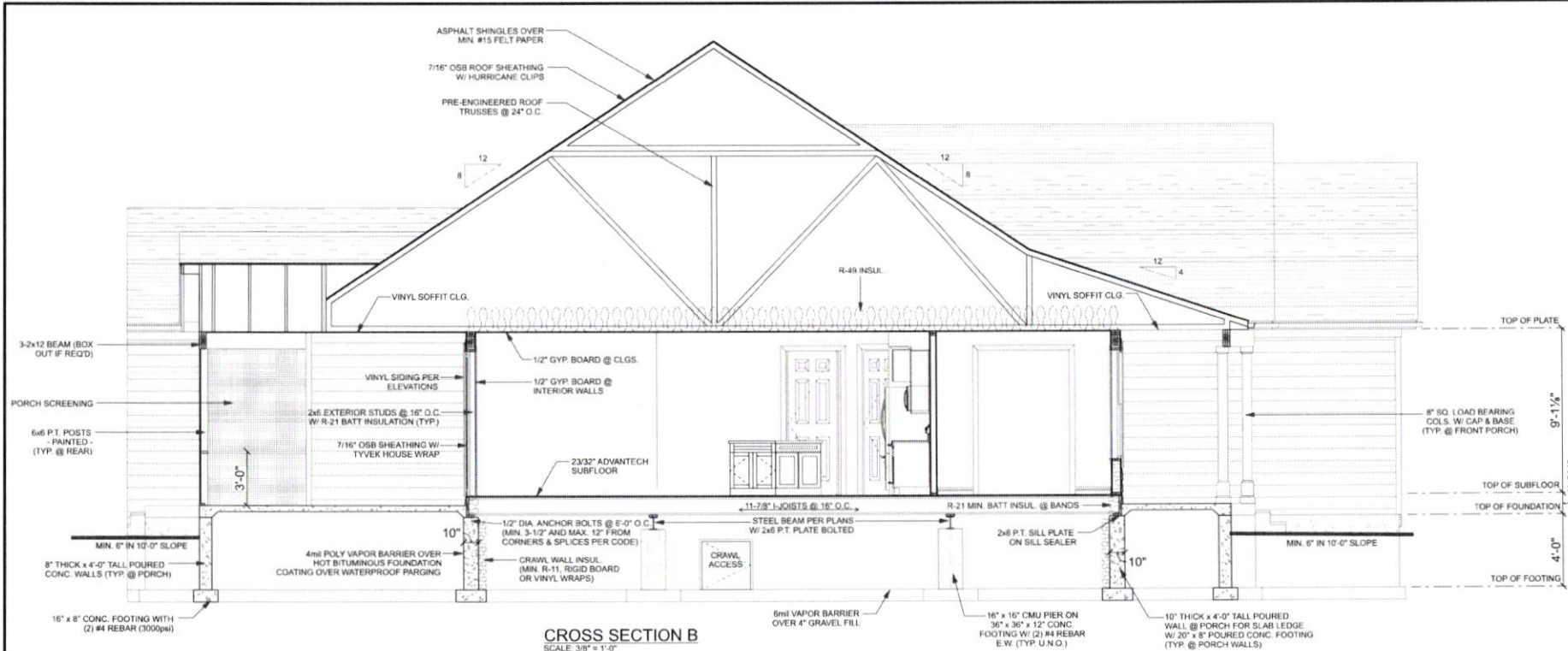
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CROSS SECTION B
SCALE: 3/8" = 1'-0"

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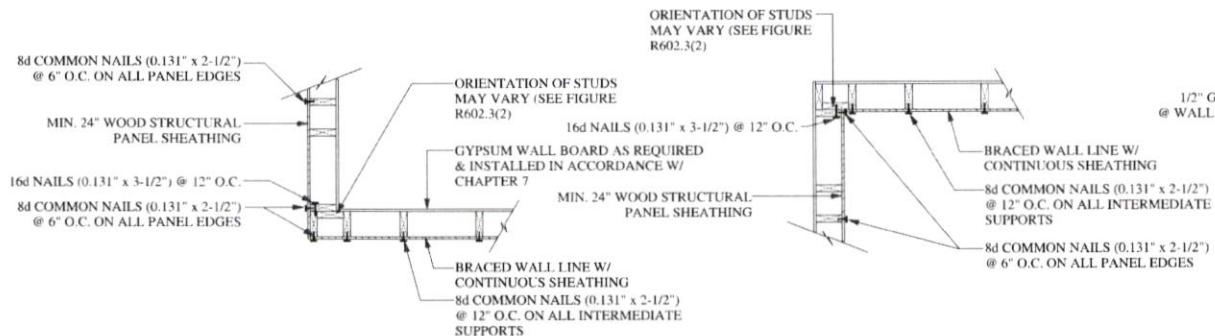
SHALL BE THE RESPONSIBILITY OF THE DESIGNER TO PROVIDE ALL NECESSARY DETAILS AND BE RESPONSIBLE FOR THE SAME.



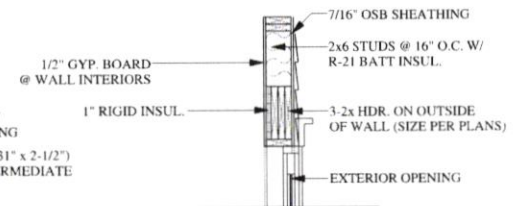
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SCALE	As Noted
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TYP. CORNER FRAMING DETAILS
SCALE: 1" = 1'-0"



TYPICAL INSULATED HEADER DETAIL
SCALE: 1" = 1'-0"