

WOOD TRUSSES (FLOOR AND ROOF)

THE WOOD TRUSS MANUFACTURER/FABICATOR IS RESPONSIBLE FOR THE DESIGN OF THE WOOD TRUSSES. SUBMIT SEALED SHOP DRAWINGS AND SUPPORTING CALCULATIONS TO THE CONTRACTOR FOR REVIEW PRIOR TO INSTALLATION.

THE WOOD TRUSSES SHALL BE DESIGNED FOR ALL REQUIRED LOADINGS AS SPECIFIED IN THE LOCAL BUILDING CODE, THE ASCE STANDARD MINIMUM DESIGN LOADS FOR THE BUILDING AND OTHER STRUCTURES. (ASCE 7), AND THE LOADING REQUIREMENTS SHOWN ON THESE SPECIFICATIONS. THE TRUSS DRAWINGS SHALL BE COORDINATED WITH ALL OTHER CONSTRUCTION DOCUMENTS AND PROVISIONS PROVIDED FOR LOADS SHOWN ON THESE DRAWINGS INCLUDING BUT NOT LIMITED TO HVAC EQUIPMENT, PIPING, AND ARCHITECTUAL FIXTURES ATTACHED TO THE TRUSSES.

THE TRUSSES SHALL BE DESIGNED, FABRICATED, AND ERECTED IN ACCORDANCE WITH THE LATEST ADDITION OF THE ANSI/TPI 1: NATIONAL DESIGN STANDARD FOR METAL PLATE CONNECTED WOOD TRUSS CONSTRUCTION.

THE TRUSS MANUFACTURER SHALL PROVIDE ADEQUATE BRACING INFORMATION IN ACCORDANCE WITH BUILDING COMPONENT SAFETY. INFORMATION GUIDE TO GOOD PRACTICE FOR HANDLING, INSTALLING RESTRAINING AND BRACING OF METAL PLATE CONNECTED WOOD TRUSSES (BCSI) THIS BRACING, BOTH TEMPORARY AND PERMANENT, SHALL BE SHOWN ON THE SHOP DRAWINGS. ALSO, THE SHOP DRAWINGS SHALL THE REQUIRED ATTACHMENTS FOR THE TRUSSES.

THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING TEMPORARY BRACES ENSURING FOR THE FLOOR AND THE ROOF TRUSSES AS REQUIRED DURING CONSTRUCTION. AT A MINIMUM, CONTRACTOR SHALL FOLLOW THE REQUIREMENTS OF THE LATEST BCSI.

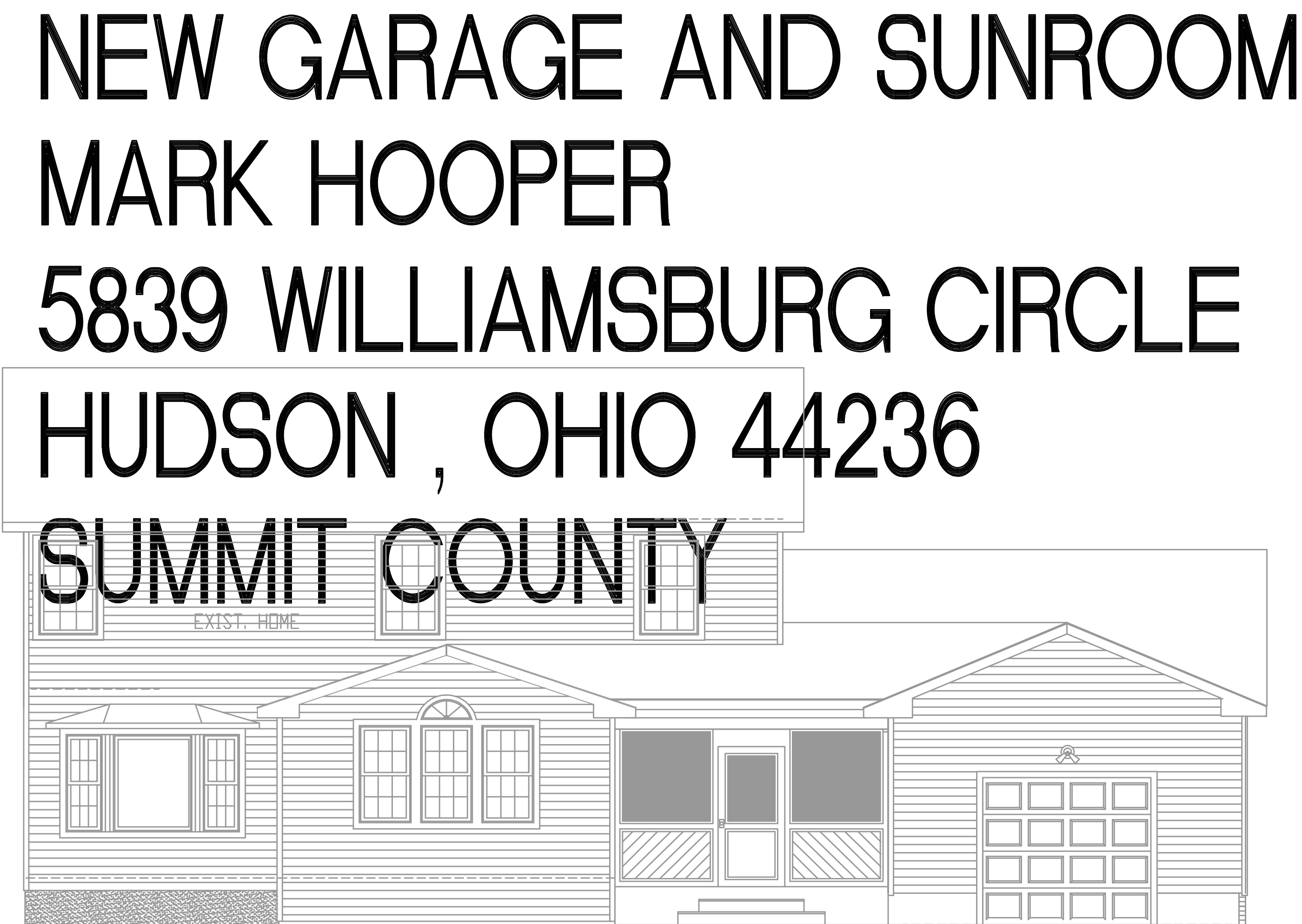
THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING ALL PERMANENT TRUSS BRACING SHOWN IN THE STRUCTURAL DRAWINGS AND IN THE TRUSS DESIGN. ALL CONTINUOUS LATERAL BRACING OF WEBS REQUIRES BRACES REFER TO BCSI SUMMARY SHEETS FOR TYPES OF DIAGONAL BRACES TO PROVIDE AT EACH CONTINUOUS LATERAL BRACE LINE. SUCH DIAGONAL BRACES SHALL NOT BE SPACED MORE THAN 20 FT O.C. DIAGONAL BRACES SHALL BE FASTENED TO EACH TRUSS WEB WITH A MINIMUM OF TWO 10D FACE NAILS. WHERE CONTINUOUS LATERAL BRACING CANNOT BE INSTALLED, DUE TO A MINIMUM ADJACENT TRUSSES NOT BEING IDENTICAL. THE CONTRACTOR SHALL COORDINATE WITH THE TRUSS SPECIALTY ENGINEER/MANUFACTURER TO DETERMINE WHAT TYPE OF ALTERNATE BRACE IS REQUIRED.

ANY CORDS OR TRUSS WEBS SHOWN ON THESE DRAWINGS HAVE BEEN SHOWN AS A REFERENCE ONLY. THE FINAL DESIGN OF THE TRUSSES SHALL BE PER THE MANUFACTURER.

TRUSS LAYOUT AND PLACEMENT BY MANUFACTURER TO COINCIDE WITH THE SUPPORT LOCATIONS SHOWN ON THE DRAWINGS. TRUSS PROFILES TO BE SEALED BY THE TRUSS MANUFACTURER. TRUSS PLANS TO BE COORDINATED WITH THE SEALED STRUCTURAL DRAWINGS.

TRUSS MANUFACTURER TO PROVIDE REQUIRED UPLIFT CONNECTORS FOR ALL TRUSSES.

PROVIDE SIMPSON H2.5A, USP R17 OR EQUIVALENT AT EACH TRUSS TO TO PLATE CONNECTIONS, UNLESS OTHERWISE NOTED.



BUILDING CODE AND
PROJECT INFORMATION

ALL CONSTRUCTION TO COMPLY WITH LOCAL CODES AND ORDINANCES CURRENTLY IN USE WITH THE LOCAL JURISDITIOIN.	
APPLICABLE CODES FOLLOW ALL APPLICABLE STATE AND LOCAL CODES. OHIO STATE SUPPLEMENTS AND AMENDMENTS. CONTRACTOR AND BUILDER SHALL REVIEW ENTIRE PLAN TO VERIFY CONFORMANCE WITH ALL CURRENT APPLICABLE CODES INEFFECT AT TIME OF CONSTRUCTION. BY USING THESE'S DRAWINGS FOR CONSTRUCTION IT IS UNDERSTOOD THAT CONFORMANCE WITH ALL APPLICABLE CODES IS THE RESPONSIBILITY OF THE BUILDER AND CONTRACTOR.	
PRODUCT: SINGLE FAMILY RESIDANCE	
OCCUPANCY CLASSIFICATION: RESIDENTIAL R-3	
CONSTRUCTION TYPE: TYPE 3	
ELEV. SQ. FT	
Name	Area SF
STORAGE GARAGE	204
SUNROOM	156
HEATED AREA	NONE

GENERAL NOTES

THESE DOCUMENTS ARE THE PROPERTY OF THE DEISNGER AND SHALLNOT BE COPIED, DUPLICATED, ALTERED, MODIFIED OR REVISED IN ANY WAY WITHOUT THE EXPRESSED WRITTEN APPROVAL OF THE DESIGNER.

CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT THE SITE AND ALL INCONSISTENCIES SHALL BE BROUGHT TO THE ATTENTION OF THE DEVELOPER AND THE DESIGNER BEFORE PROCEEDING WITH WORK.

ANY ERRORS OR OMISSIONS FOUND IN THESE DRAWINGS SHALL BE BROUGHT TO DEVELOPERS AND DEISNGERS ATTENTION IMMEDIATELY.

DO NOT SCALE DRAWINGS, WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.

ALL DIMENSIONS ARE TO FACE OF STUD OR TO FACE OF FRAMING UNLESS OTHERWISE NOTED.

ALL OR EQUAL SUBSTITUTIONS MUST BE SUBMITTED TO AND APPROVED BY CITY BUILDING OFFICIAL PRIOR TO INSTALLATION.

ALL ANGELED PARTITIONS ARE 45 DEGREES UNLESS OTHERWISE NOTED.

PROVIDE FIREBLOCKING (PER LOCAL CODES).

ALL ELECTRICAL AND MECHANICAL EQUIPMENT AND METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS CONTRACTOR TO VERIFY.

PROVIDE BLOCKING AND OR BACKING AT ALL TOWEL BAR, TOWEL RING AND OR TOILET PAPER HOLDER LOCATIONS, AS SHOWN PER PLAN. TYPICAL AT ALL BATHROOMS AND POWER ROOMS, VERIFY LOCATIONS AT FRAMING WALK.

ELASTOMERIC SHEET WATERPROOFING: FURNISH AND INSTALL ALL WATERPROOFING COMPLETE, A 40 MIL. SELF-ADHERING MEMBRANE OF RUBBERIZED ASPHALT INTERGRALLY BONDED TO POLYETHYLENE SHEETING, OR EQUAL INSTALL PER MANUFACTURERS AND TRADE ASSOCIATIONS PRINTED INSTALLATION INSTUCTIONS 6 INCH MINIMUM LAP AT ALL ADJACENT WALL SURFACES.

TO THE BEST OF THE DESIGNERS KNOWLEDGE THESE DOCUMENTS ARE IN CONFORMANCE WITH THE REQUIREMENTS OF THE BUILDING AUTHORITIES HAVING JURISDICTION OVER THIS TYPE OF CONSTRUCTION AND OCCUPANCY.

SHOP DRAWING REVIEW AND DISTRIBUTION ALONG WITH PRODUCT SUBMITTALS REQUESTED IN THE CONSTRUCTION DOCUMENTS, SHALL BE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR, UNLESS DIRECTED OTHERWISE UNDER A SEPARATE AGREEMENT.

DEVIATION FROM THESE DOCUMENTS IN THE CONSTRUCTION PHASE SHALL BE REVIEWED BY THE DESIGNER AND THE DWNER PRIOR TO THE START OF WORK. IN QUESTION, ANY DEVIATIONS FROM THESE DOCUMENTS WITHOUT PRIOR REVIEW SHALL BE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR.

THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS REPRESENTED ON THESE DOCUMENTS INCLUDING THE WORK AND MATERIALS FURNISHED BY SUBCONTRACTORS AND VENDORS.

THE OWNER SHALL FURNISH ANY AND ALL REPORTS RECEIVED FROM THE GEOTECHNICAL ENGINEER (SOILS REPORT), ON THE STUDY OF THE PROPOSED SITE , TO THE DESIGNER, STRUCTURAL ENGINEER, AND GENERAL CONTRACTOR. IN THE EVENT THE GEOTECHNICAL REPORTS DO NOT EXIST, THE SOILS CONDITIONS SHALL BE ASSUMED TO BE A MINIMUM DESIGN SOIL PRESSURE STATED BY THE STRUCTURAL ENGINEER OF RECORD FOR THE PURPOSE OF STRUCTURAL DESIGN. GENERAL CONTRACTORS SHALL ASSURE THE SOIL CONDITIONS MEET OR EXCEED THE CRITERIA.

ALL WORK PERFORMED BY THE GENERAL CONTRACTOR SHALL COMPLY AND CONFORM WITH LOCAL AND STATE BUILDING CODES, ORDINANCE AND REGULATIONS ALONG WITH ALL OTHER AUTHORITIES HAVING JURISDICTION, THE GENERAL CONTRACTOR IS RESPONSIBLE TO BE AWARE OF THESE REQUIREMENTS AND GOVERNING REGULATIOISN.

PROVIDE AN APPROVED WASHER DRAIN PAN AT FIRST FLOOR ONLY THAT DRAINS TO EXTERIOR.

WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR OPENABLE AREA OF 4.0 SQUARE FEET, THE MINIMUM CLEAR OPENING HEIGHTH SHALL BE 22 INCHES AND THE MINIMUM NET CLEAR OPENING WIDTH SHALL BE 20 INCHES. GLAZING TOTAL AREA OF NOT LESS THAN 5.0 SQUARE FT IN THE CASE OF A GROUND WINDOW AND NOT LESS THAN 5.7 SQUARE FT IN THE CASE OF AN UPPER STORY WINDOW PER LOCAL CODE.

ALL HANDRAIL BALLISTERS TO BE SPACED SUCH THAT A 4 INCH SPHERE CANNOT PASS BETWEEN BALLISTERS. PER LOCAL CODES.

PROVIDE STAIR HANDRAILS AND GUARDRAILS PER LOCAL CODES.

ALL METAL HARDWARE AND FESTENERS TO BE SIMPSON STRONG-TIE OR APPROVED EQUIVALENT.

ALL HARDWARE AND FASTENERS IN CONTACT WITH PRESERVATIVE PRESSURE TREATED LUMBER SHALL BE HOT DIPPED GALVANIZED IN ACCORDANACE WITH ASTM A 153, G-185

MANY OF THE NEW PRESSURE TREATED WOODS USE CHEMICALS THAT ARE CORROSIVE TO STEEL. IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY THE TYPE OF WOOD TREATMENTAND SELECT APPROPRIATE CONNECTORS THAT WILL RESIST THE APPLICABLE CORROSIVE CHEMICALS.

CONTRACTOR AND BUILDER SHALL REVIEW ENTIRE PLAN TO VERIFY CONFORMANCE WITH ALL CURRENT APPLICABLE LOCAL CODES IN EFFECT AT THE TIME OF CONSTRUCTION. BY USING THESE'S DRAWINGS FOR CONSTRUCTION IT IS UNDERSTOOD THAT CONFORMANCE WITH ALL APPLICABLE CODES IS THE RESPONSIBILITY OF THE BUILDER AND CONTRACTOR.

THE SCOPE OF THIS SET OF PLANS IS TO PROVIDE A BUILDERS SET OF CONSTRUCTION DOCUMENTS AND GENERAL NOTES HERENAFTER REFERRED TO AS PLANS. THIS SET OF PLANS IS SUFFICIENT TO OBTAIN A BUILDING PERMIT. HOWEVER ALL MATERIALS AND METHODS OF CONSTRUCTION NECESSARY TO COMPLETE THE PROJECT ARE NOT NECESSARY DESCRIBED. THE PLANS DELINEATE AND DESCRIBE ONLY LOCATIONS, DIMENTIONS , TYPES OF MATERIAL , GENERAL METHODS OF ASSEMBLING OR FASTENING. THEY ARE NOT INTENDED TO SPECIFY PARTICULAR PRODUCTS OR OTHER METHODS OF ANY SPECIFIC MATERIALS , PRODUCT OR METHOD. THE IMPLEMENTATION OF THE PLANS REQUIRES A CLIENT / CONTRACTOR THOROUGHLY KNOWLEDGEBLE WITH THE APPLICABLE BUILDING CODES AND METHODS OF CONSTRUCTION SPECIFIC TO THE PRODUCT TYPE AND TYPE OF CONSTRUCTION.

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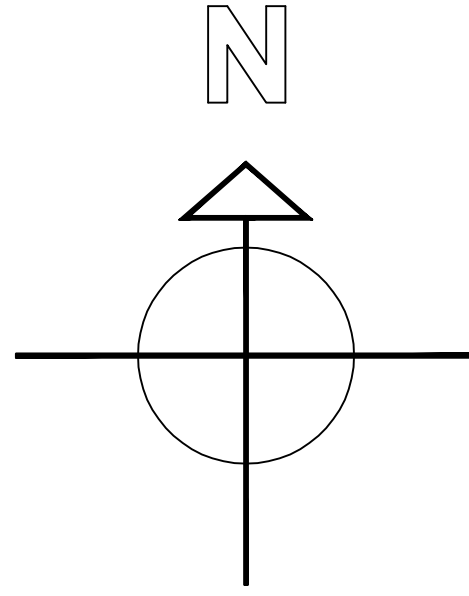
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
2 SITE PLAN

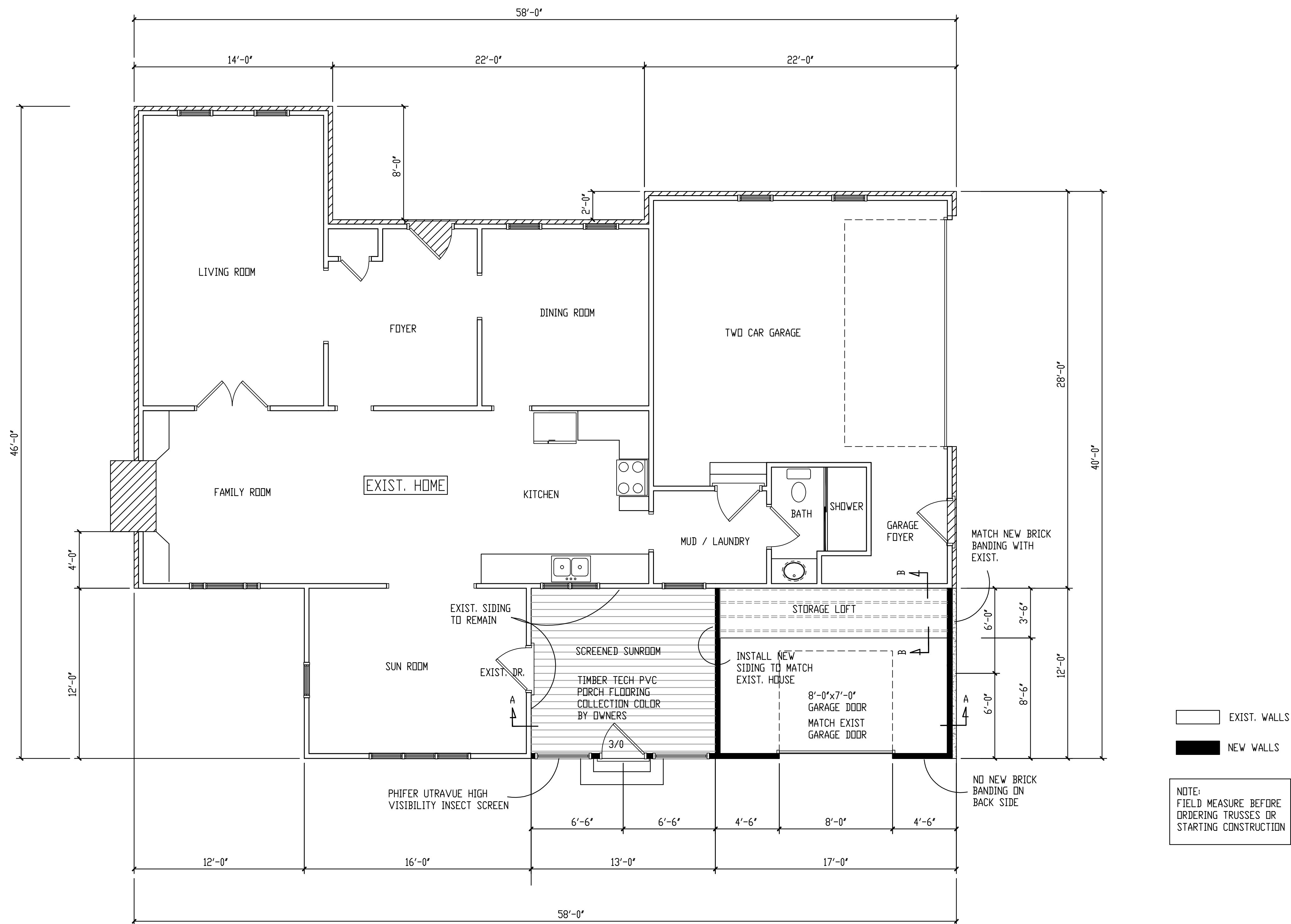
3 FLOOR PLAN

4 FRAMING DETAILS

5 ELEVATIONS



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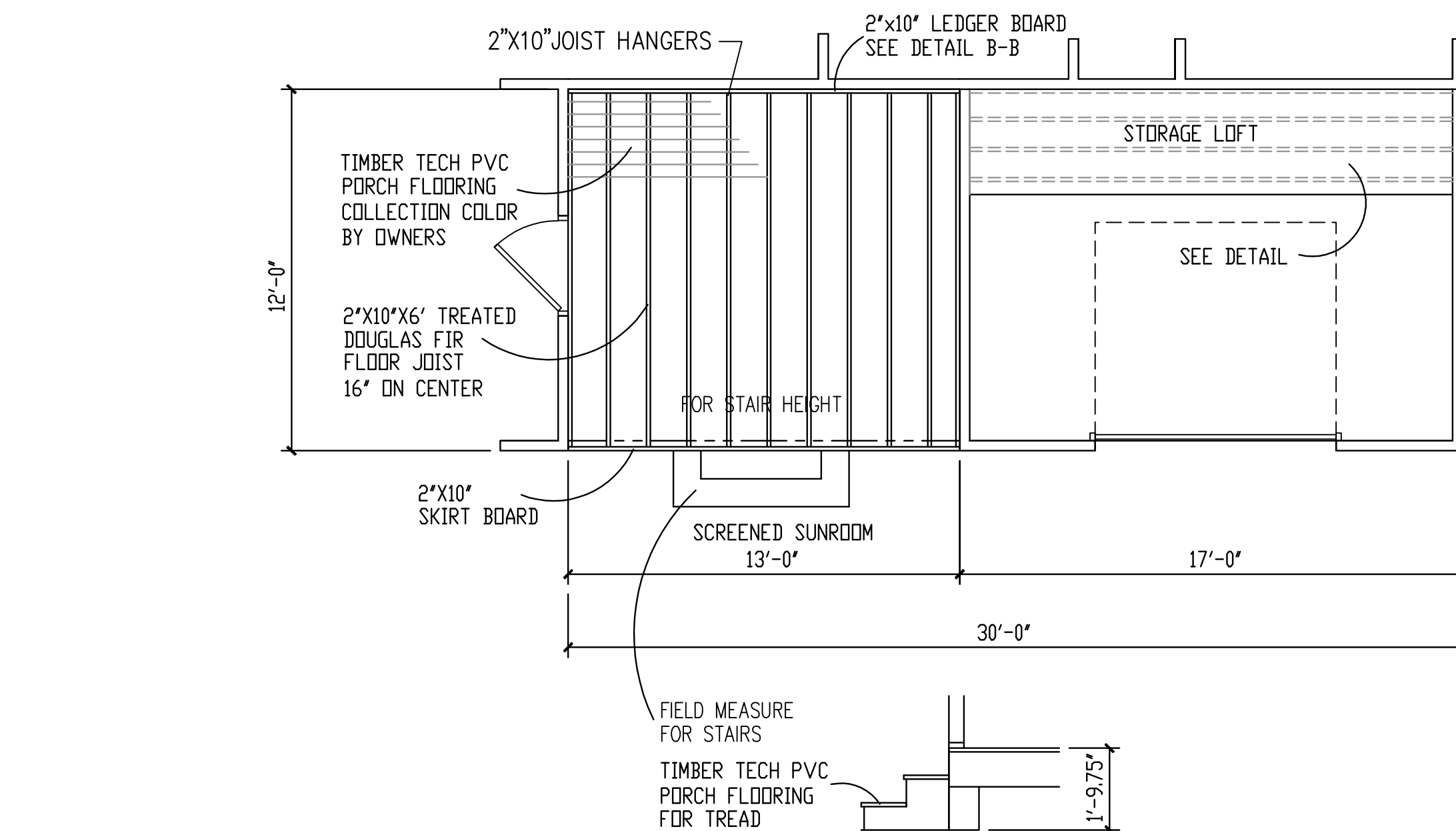


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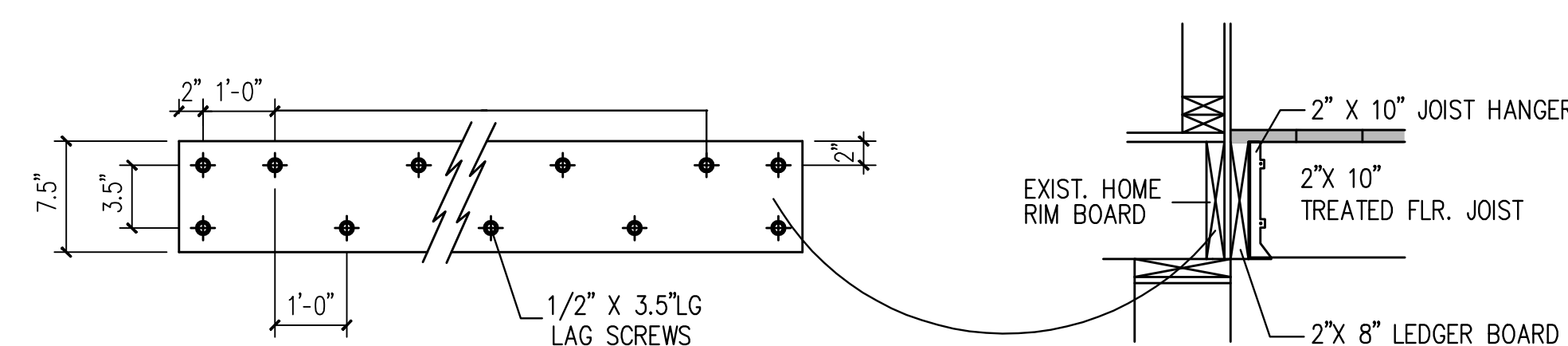
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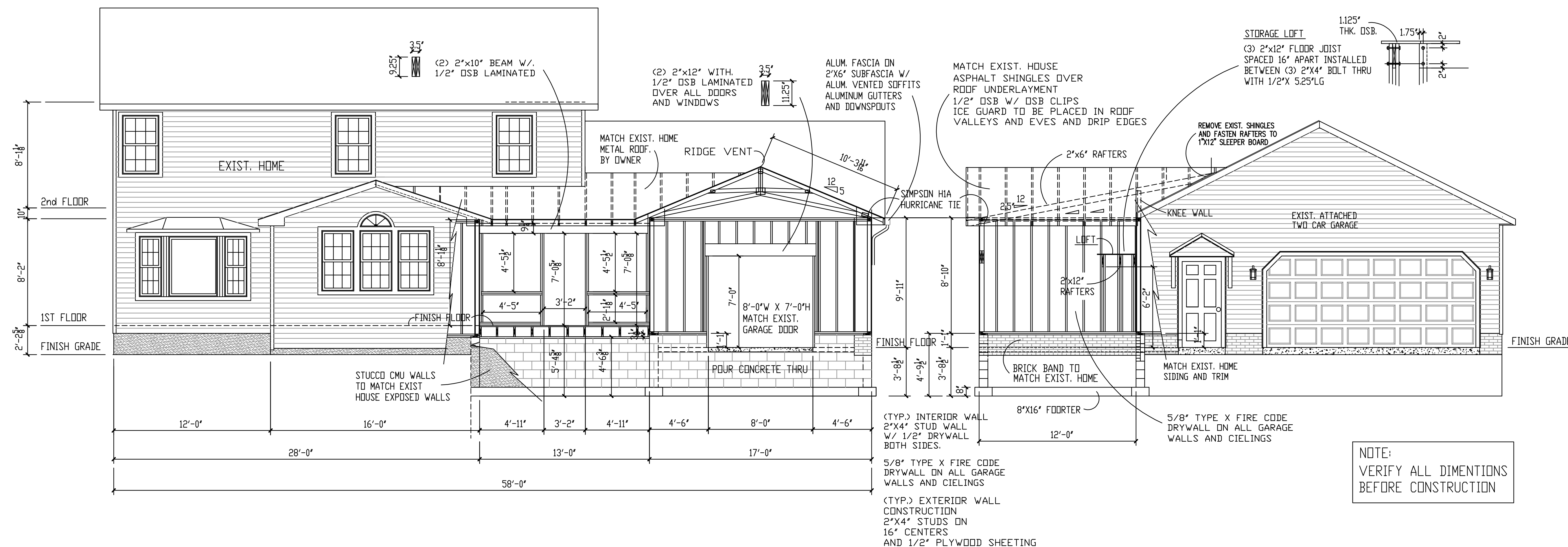
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05-01-2025	
SCALE	
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8'X8'X16' CMU



DETAIL OF LEDGER BOARD



NOTE:
VERIFY ALL DIMENTIONS
BEFORE CONSTRUCTION

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TITLE
FRAMING DETAILS OF GARAGE/SUNROOM

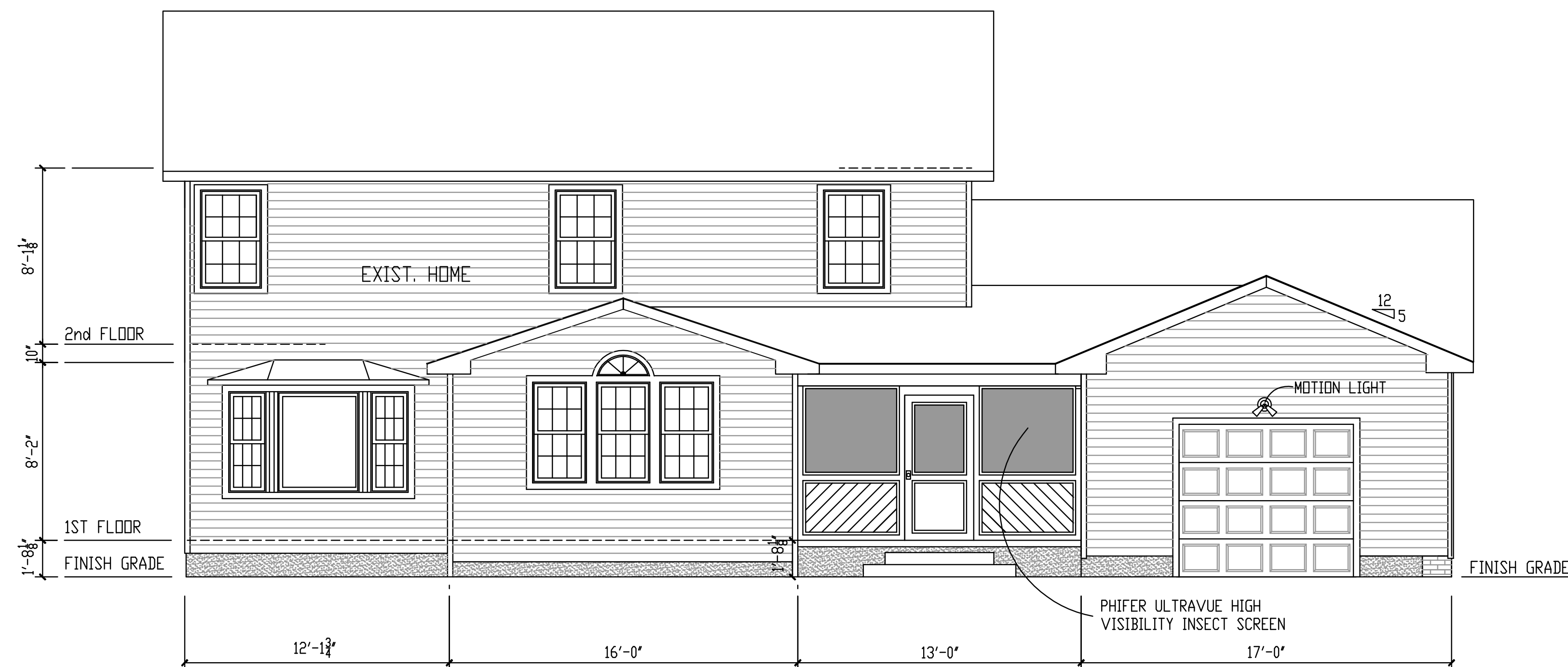
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05-6-2025

SCALE
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4



LEFT ELEVATION



REAR ELEVATION

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TITLE	
ELEVATIONS	
DATE	5
05-10-2025	
SCALE	
1/4=1'-0"	



