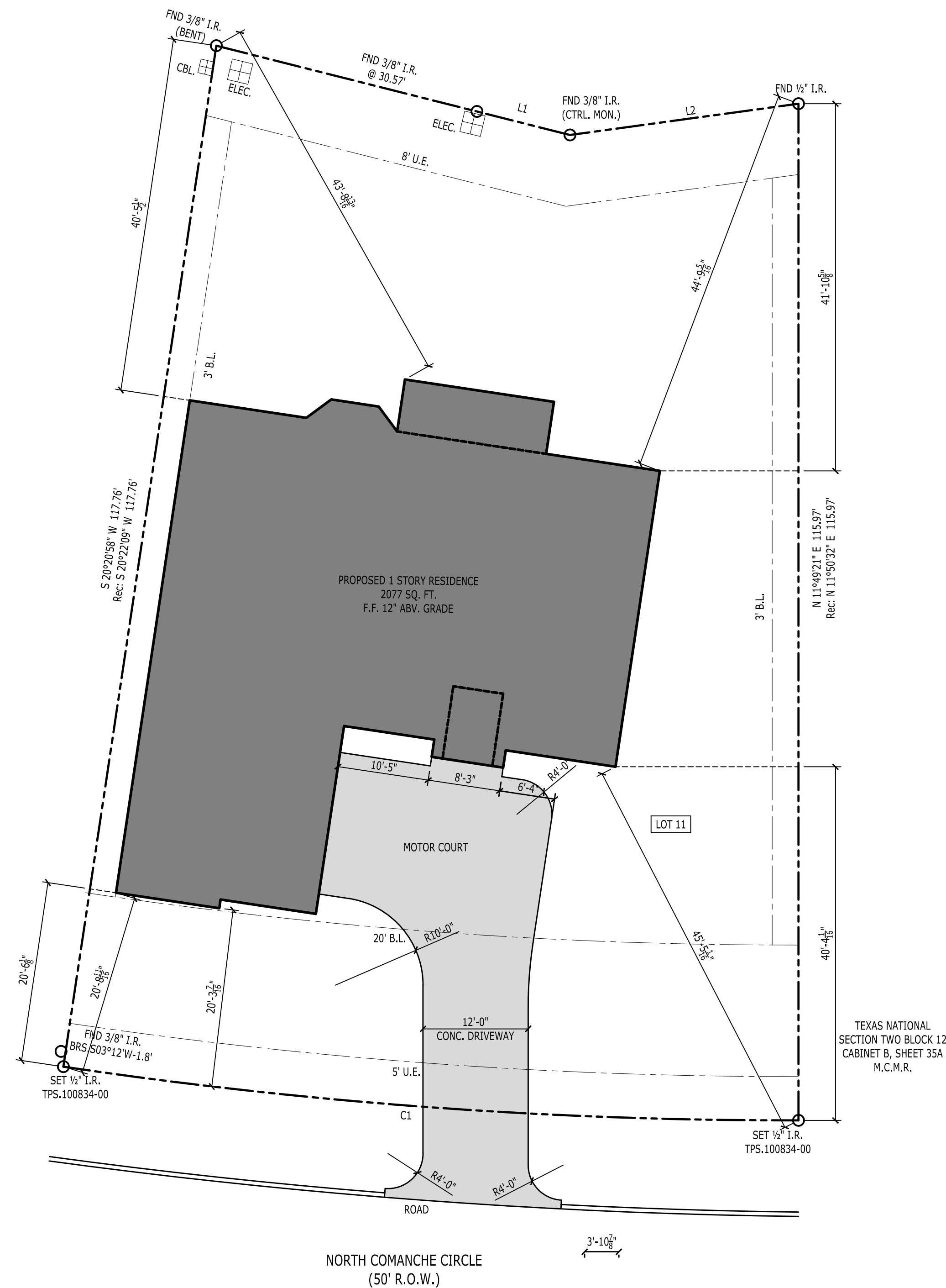


MARTIN ESTATES & ASSOCIATES

9062 NORTH COMANCHE CIRCLE
WILLIS, TX 77378



1 Site Plan
1" = 10'

SITE GENERAL NOTES:

- CONTRACTOR TO VERIFY ALL APPLICABLE EASEMENTS AND /OR SETBACKS PRIOR TO BEGINNING ANY CONSTRUCTION.
- ALL STUMPS AND ROOTS SHALL BE REMOVED TO A MINIMUM DEPTH OF 12 INCHES BELOW THE SURFACE WITHIN BUILDING FOOTPRINT AREA.
- ROOF VENTS AND PENETRATIONS SHALL BE LOCATED TO REAR ROOF SLOPE AND PAINTED TO MATCH SHINGLE COLOR.
- WATER SUPPLY PIPING SHALL BE PROTECTED FROM FREEZING BY A MINIMUM OF 24" OF EARTH COVERING.
- WATER SERVICE SHALL BE INSTALLED 24" BELOW GRADE AT A LOCATION INSIDE THE FOUNDATION PERIMETER, EQUIPPED WITH A "STOP AND DRAIN" VALVE AND FITTED WITH A HANDLE THAT IS READILY ACCESSIBLE.
- ALL WATER PIPING SHALL BE GRADED TO DRAIN.
- WATERLINE TO BE INSPECTED BEFORE COVERING.

IMPORTANT GENERAL NOTES

THESE PLANS ARE PROVIDED FOR GENERAL DESIGN & CONSTRUCTION PURPOSES ONLY. THE ARCHITECT/DESIGNER DOES NOT WARRANT ANY MATERIAL, DESIGN DETAILS, COSTS, CONSTRUCTION METHODS, EQUIPMENT, HARDWARE, ETC., WHETHER IMPLIED OR EXPLICITLY NOTED ON THE DRAWINGS.

THE INFORMATION CONTAINED IN THIS PLAN IS INTENDED TO SHOW DESIGN INTENT ONLY, AND BASIC FRAMING IT IS THE GENERAL CONTRACTOR'S RESPONSIBILITY TO USE STANDARD INDUSTRY APPROVED CONSTRUCTION PRACTICES THAT WILL INSURE A SAFE, STRUCTURALLY SOUND AND WATERPROOF HOME.

THE HOME WILL BE BUILT TO COMPLY WITH OR EXCEED THE LATEST EDITION OF THE INTERNATIONAL BUILDING CODE (IBC) AND/OR LOCALLY APPROVED BUILDING CODE. ALL CODES SHALL HAVE PREFERENCE OVER ANYTHING SHOWN, DESCRIBED, OR IMPLIED ON THIS PLAN WHERE SAME ARE AT VARIANCE.

- OWNER'S RESPONSIBILITY:** PRIOR TO CONSTRUCTION THE OWNER WILL DETERMINE THAT THIS PLAN MEETS THE OWNER'S NEEDS AND DESIGN EXPECTATIONS - ANY DESIGN QUESTIONS SHOULD BE DIRECTED TO THE ARCHITECT/DESIGNER FOR CLARIFICATION OR CORRECTION.
- DIMENSIONS & ERRORS:** THE GENERAL CONTRACTOR AND OWNER WILL BECOME FAMILIAR WITH ALL DESIGN ASPECTS OF THESE PLANS. ANY QUESTIONS WILL BE CLARIFIED BY THE ARCHITECT/DESIGNER PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND IS RESPONSIBLE FOR ERRORS NOT REPORTED. DO NOT SCALE DRAWINGS.
- MODIFICATIONS:** ANY CHANGES TO THE PLAN ARE TO BE MADE BY A QUALIFIED PROFESSIONAL ARCHITECT, ENGINEER, OR RESIDENTIAL DESIGNER. THE ORIGINAL DESIGNER WILL NOT BE RESPONSIBLE FOR MODIFICATIONS MADE TO THIS PLAN.
- CHANGE ORDERS:** ALL CHANGES TO THE CONSTRUCTION AND DESIGN OF THIS PLAN WILL BE DONE WITH WRITTEN CHANGE ORDERS SIGNED BY THE OWNER AND GENERAL CONTRACTOR. THE CONTRACTOR WILL BE RESPONSIBLE FOR ANY COSTS TO ADJUST CHANGES MADE TO THE CONSTRUCTION THAT ARE NOT APPROVED BY A WRITTEN CHANGE ORDER.
- DETAILS:** ALL IMPORTANT DESIGN DETAILS SUCH AS CORNICE, DORMERS AND PORCHES, ETC., SHALL BE FOLLOWED AS ON THE PLANS. ANY DESIGN CHANGES WILL BE ACCOMPANIED WITH SUBSTITUTE DRAWINGS PROVIDED BY THE CONTRACTOR FOR THE OWNERS APPROVAL. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR ALL EXPENSES TO ADJUST UNAUTHORIZED CHANGES TO THE ORIGINAL DESIGN DETAILS.
- FLOOR ELEVATIONS:** PRIOR TO CONSTRUCTION, THE GENERAL CONTRACTOR WILL STAKE OUT ON THE LOT - THE HOUSE, DRIVEWAY, AND FIRST FLOOR AND GARAGE FLOOR ELEVATIONS FOR THE OWNERS APPROVAL. THIS WILL BE ACCOMPANIED WITH SITE PLAN APPROVED IN WRITING BY THE OWNER.
- OWNERS APPROVAL:** ALL MATERIAL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY THE OWNER PRIOR TO CONSTRUCTION. ROOFING, EXTERIOR FINISHES; (BRICK, SIDING, STUCCO, STONE, ETC.), AND WINDOW SAMPLES WILL BE PROVIDED TO THE OWNER FOR APPROVAL BEFORE ORDERING. VERIFY FIREPLACE SIZE(S) AND SPECIAL ITEMS SUCH AS SPA TUBS, ETC., BEFORE CONSTRUCTION.
- SQUARE FOOTAGE CALCULATIONS:** THE ACTUAL LIVING SQUARE FOOTAGE IS CALCULATED TO THE EXTERIOR OF WOOD WALLS OF THE HEATED, INTERIOR SPACE. THIS DOES NOT INCLUDE PORCHES, UNFINISHED BASEMENTS, OR UNFINISHED BONUS ROOMS, VAULTED OR TWO-STORY SPACES SUCH AS GREAT ROOMS, FOYERS, AND STAIRS ARE CALCULATED ONCE- ON THE FIRST FLOOR ONLY. ALSO, THE NON-STRUCTURAL MASONRY COMPONENT OF A WALL IS NOT INCLUDED.
- TEMPERED GLASS:** TEMPERED GLASS WILL BE INSTALLED AS PER CODE. CONTRACTOR WILL VERIFY TEMPERED GLASS REQUIREMENTS WITH LOCAL BUILDING AUTHORITIES PRIOR TO ORDERING AND INSTALLING WINDOWS.

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ELECTRICAL PLAN	A4
CEILING JOIST PLAN	A5
ROOF & RAFTER PLAN	A6

FOOTAGE SYNOPSIS

HOUSE FOUNDATION	2499
DIRT DRIVEWAY	838
TOTAL HARD SURFACE	3337
LOT SIZE	8675
HARD SURFACE PERCENT	38.47%

REVISIONS

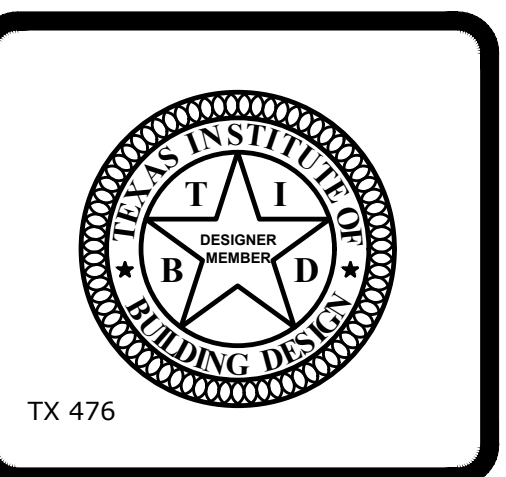
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CLIENT:
Martin Estates & Associates

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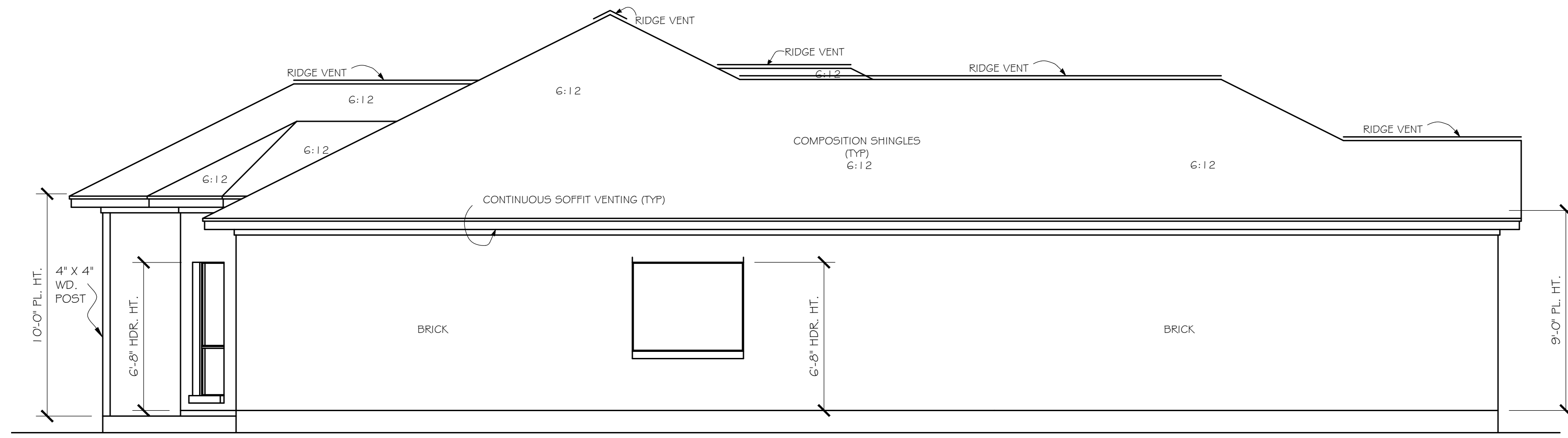
SITE PLAN

DRAWN DER
CHECKED SDH
DATE 7-19-2019
SCALE 1" = 10'
JOB NO. 286-1-19035
PLAN NO. L-1814-TR

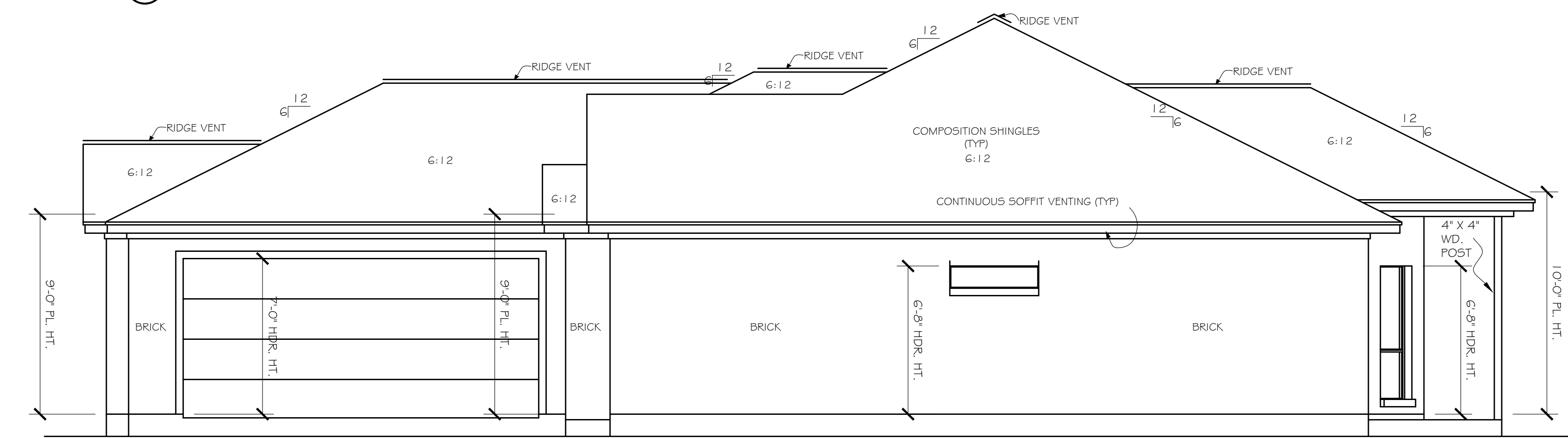
SHEET
A1
OF SHEETS

ELEVATION GENERAL NOTES:
UNLESS OTHERWISE NOTED

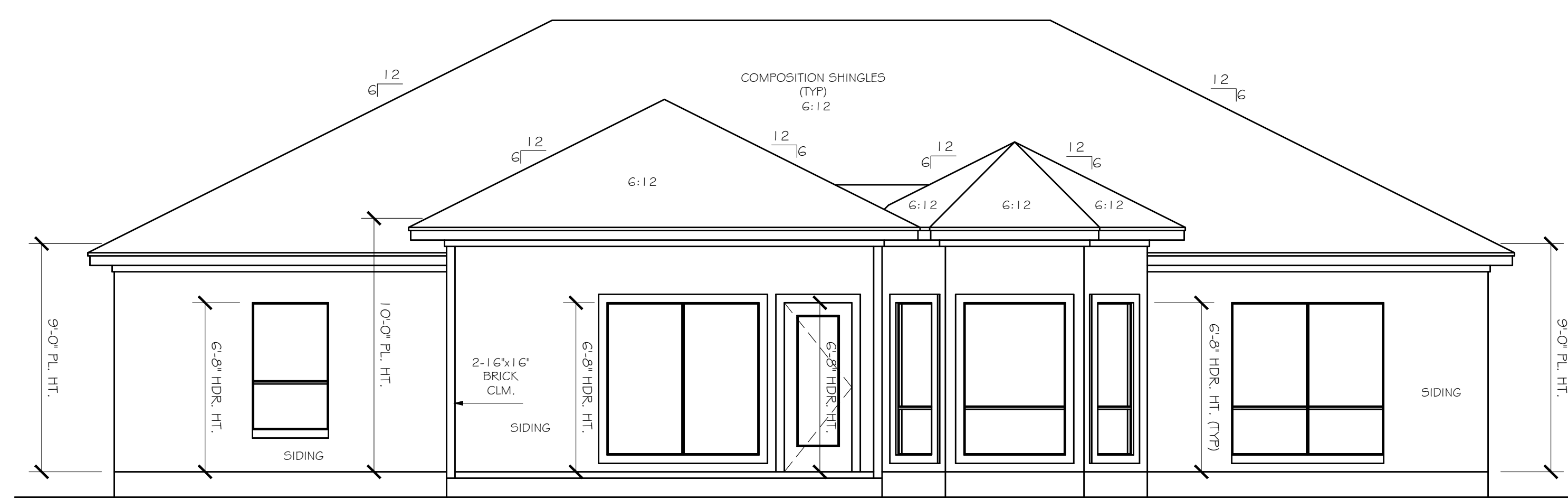
1. ALL CONSTRUCTION TO FOLLOW THE CURRENTLY ADOPTED INTERNATIONAL RESIDENTIAL CODE, THE CURRENTLY ADOPTED INTERNATIONAL BUILDING CODE AND ANY CITY AMENDMENTS TO THESE CODES.
2. DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS TAKE PRECEDENCE. CONTRACTOR TO VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB AND NOTIFY HERRIDGE & ASSOC., INC. OF ANY VARIATIONS FROM THE DIMENSIONS OR CONDITIONS SHOWN ON THE DRAWINGS PRESENTED HEREIN.
3. ALL WRITTEN NOTES ON THESE DRAWINGS SHALL TAKE PRECEDENCE OVER THE MINIMUM STANDARD NOTES DETAILED ON THE LAST SHEET OF THIS DOCUMENT.
4. ALL EXTERIOR FINISH MATERIALS (STONE, STUCCO, SIDING, BRICK, ETC.) TO TERMINATE ON INTERIOR CORNERS UNLESS OTHERWISE NOTED.
5. ALL EGRESS WINDOW SILLS TO BE A MAXIMUM OF 4" ABOVE FINISHED FLOOR. MINIMUM WINDOW OPENINGS ARE 24" HIGH, 20" WIDE AND MIN. 5.7 SQ.FT. NET CLEAR OPENING. WHERE DOORS ARE USED AS EGRESS, PROVIDE LOCKING HARDWARE THAT DOES NOT REQUIRE A KEY TO OPEN FROM THE INSIDE. (IRC SECT. R310)
6. ALL WINDOW HEAD HEIGHTS TAKEN FROM IMMEDIATE INTERIOR FLOOR LEVEL. HEAD HEIGHTS IN STAIRWELLS TAKEN FROM FIRST FLOOR LEVEL (AT THE STAIRWELL).
7. PROVIDE SAFETY GLAZING IN THESE HAZARDOUS LOCATIONS (IRC SECT. R308.4):
 - a. GLAZING IN TUBS AND SHOWERS WHERE THE BOTTOM EDGE OF A PANE IS LESS THAN 60" FROM ANY WALKING SURFACE.
 - b. GLAZING IN SIDE HINGED DOORS EXCEPT JALOUSIES.
 - c. GLAZING WITHIN 24" FROM A DOOR AND BOTTOM OF PANE IS LESS THAN 60" FROM THE FLOOR.
 - d. EXPOSED AREA OF AN INDIVIDUAL PANE GREATER THAN 9 SQ. FT.
 - e. BOTTOM EDGE OF A PANE IS LESS THAN 18" FROM FLOOR.
 - f. TOP EDGE OF A PANE IS GREATER THAN 36" FROM FLOOR (WHEN BOTTOM OF THIS SAME PANE IS LOWER THAN 36" FROM THE FLOOR).
8. ONE OR MORE WALKING SURFACES WITHIN 36" HORIZONTALLY OF THE GLAZING.
9. GLAZING IN STAIRWELLS WHERE THE BOTTOM EDGE OF A PANE IS LESS THAN 60" VERTICALLY FROM ANY NOSING, AND 60" HORIZONTALLY FROM ANY STAIR NOSING, WHERE THE EDGE OF PANE IS LESS THAN 60" ABOVE THE FLOOR.
10. ALL RAILING (WOOD, METAL OR PRECAST) TO HAVE 4" MAXIMUM SPACING BETWEEN BALUSTERS (SPINDLES) AND TO CONFORM WITH IRC 2009 SECT. R312. HANDRAILS AND GUARDRAILS SHALL BE DESIGNED FOR MINIMUM LIVE LOAD FOUND IN IRC 2009 TABLE R301.5; AND ON THE LAST SHEET OF THIS DOCUMENT.
11. INTERIOR GUARDS SHALL NOT BE CONSTRUCTED WITH HORIZONTAL RAILS OR OTHER ORNAMENTAL PATTERN THAT RESULTS IN A LADDER EFFECT.
12. EXTERIOR GUARDS TO HAVE RAILING NO LOWER THAN 42" FROM FINISHED FLOOR, WITH NO LESS THAN 36" DISTANCE FROM TOP OF GUARD TO BOTTOM OF LOWEST.
13. ROOF PLATE HEIGHTS TAKEN FROM NOMINAL (FIRST) FLOOR (SLAB) LEVEL, U.O.N.
14. ALL BRICK OR PREFAB FIREPLACES TO BE BUILT AND INSTALLED PER IRC 2009 CHAPTER 10, AND BE U.L. AND I.C.B.O. APPROVED. A COPY OF THE MANUFACTURER INSTALLATION MANUAL WILL BE AVAILABLE ON SITE FOR INSPECTOR REVIEW.
15. CHIMNEYS TO BE A MINIMUM 2'-0" ABOVE ANY ROOF LINE WITHIN A 10'-0" RADIUS, OR 3'-0" ABOVE THE HIGHEST POINT WHERE THE CHIMNEY PASSES THROUGH THE ROOF; SEE IRC 2009 SECT. R1003.9. CHIMNEY PIPE(S) SHALL EXIT THROUGH THE ROOF DECKING INSIDE ALL BUILDING AND SETBACK LINES.
16. PROVIDE SPARK ARRESTORS AT CHIMNEY, MESH TO HAVE MAXIMUM GAP OF 1/2", MINIMUM GAP OF 3/8" AND TO COMPLY WITH IRC 2009 SECT. 1003.9.1.
17. GALVANIZED FLASHING (26 GAUGE) AT ALL VALLEYS, HIPS, AND RIDGES.
18. PROVIDE FOR VENTILATION PROJECTIONS THROUGH ROOF WITH FLANGES AND EXTEND 8" BEYOND SLEEVE.
19. GALVANIZED FLASHING AT ALL ROOF TO WALL AND ROOF TO CHIMNEY INTERFACES.
20. ALL GAS APPLIANCE VENTS TO EXIT AN EXTERIOR WALL LOCATED NO LESS THAN 4'-0" FROM ANY PROPERTY LINE OR COMMON WALL. DISTANCE OF GAS VENT PIPES THROUGH A EXTERIOR WALL PERPENDICULAR TO A PROPERTY LINE OR COMMON WALL TO BE MINIMUM OF 4'-0" FROM THE PROPERTY LINE OR COMMON WALL.
21. ROOF GUTTERS AND DOWN SPOUTS PER SPECIFICATIONS (SEE GENERAL CONTRACTOR).
22. CONTINUOUS GALVANIZED EAVE FLASHING.
23. ATTIC VENTILATION TYPE AND AMOUNT PER SPECIFICATIONS (SEE GENERAL CONTRACTOR).
24. ROOF PLATE HEIGHTS SHOWN ARE AT EXTERIOR FRAME WALL CONDITIONS, ADJUST ROOF PLATE HEIGHT FROM HEIGHT SHOWN AT CONDITIONS WHERE ROOF IS SUPPORTED BY BEAMS CENTERED OVER LOAD BEARING COLUMNS.



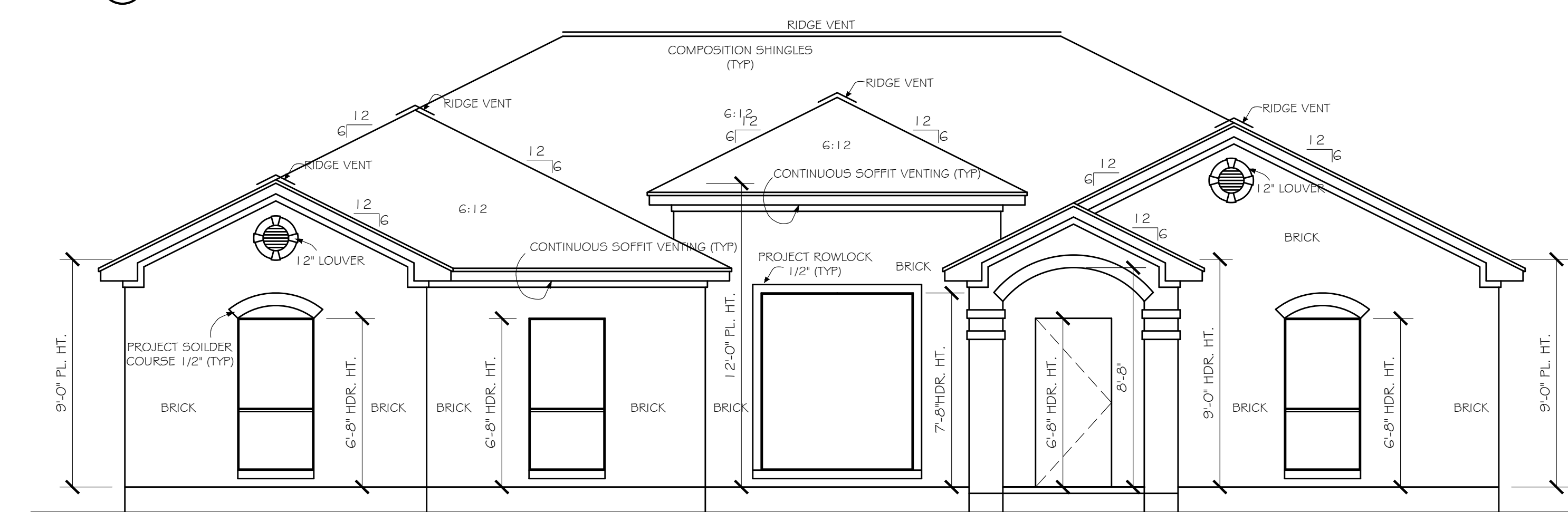
4 Left Elevation
1/4" = 1'-0"



3 Right Elevation
1/4" = 1'-0"



2 Rear Elevation
1/4" = 1'-0"



1 Front Elevation
1/4" = 1'-0"

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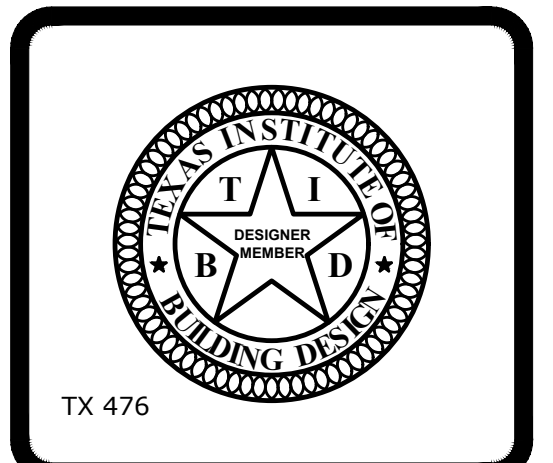
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


























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EXTERIOR ELEVATIONS

DRAWN DER	CHECKED SDH	DATE 7-19-2019	SCALE 1/4" = 1'-0"
JOB NO. 286-1-19035	PLAN NO. L-1814-TR	SHEET A3	

ELECTRICAL LEGEND

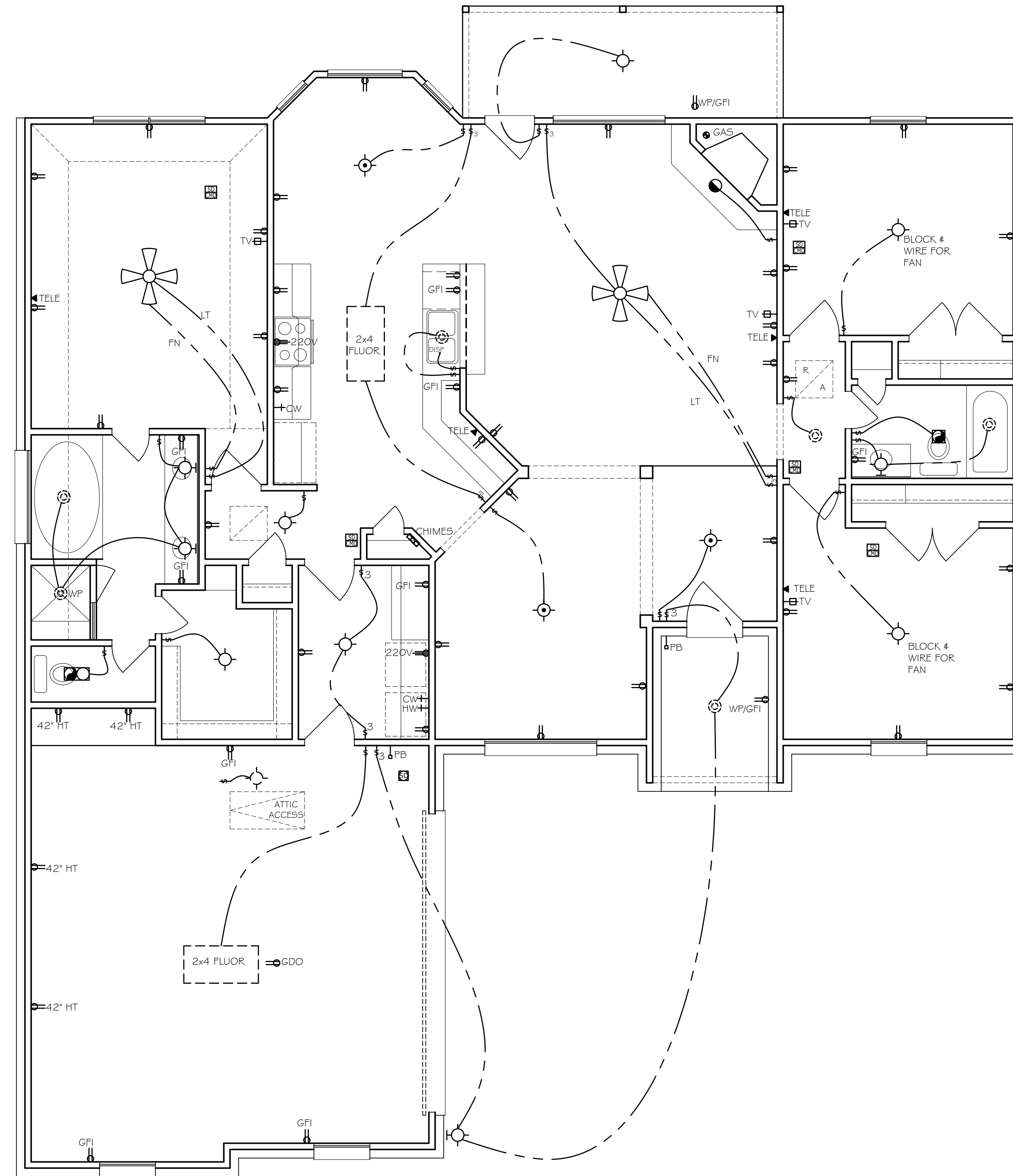
-  DUPLEX 110V OUTLET
-  DUPLEX 110V GROUND FAULT INSULATED OUTLET
-  WATER PROOF DUPLEX 110V GROUND FAULT INSULATED OUTLET
-  DUPLEX 220V OUTLET
-  RECESSED CEILING LIGHT FIXTURE
-  CEILING MOUNTED FIXTURE
-  WALL SCONCE LIGHT FIXTURE
-  SUSPENDED MOUNTED LIGHT FIXTURE
-  SECURITY FLOOD LIGHTS
-  SMOKE DETECTOR
-  SMOKE AND CARBON MONOXIDE DETECTOR
-  RECESSED DIRECTIONAL CEILING LIGHT FIXTURE
-  CEILING MOUNTED DIRECTIONAL LIGHT FIXTURE
-  CEILING MOUNTED EXHAUST FAN
-  CEILING MOUNTED EXHAUST FAN W/ LIGHT
-  CEILING MOUNTED FAN
-  CEILING MOUNTED FAN W/ LIGHT
-  RECESSED CEILING MOUNTED SPEAKERS
-  2 - WAY SWITCH
-  3 - WAY SWITCH
-  4 - WAY SWITCH
-  2 - WAY DIMMER SWITCH
-  2 - WAY SWITCH W/ RHEOSTAT FOR FAN
-  VOLUME CONTROL FOR SPEAKERS
-  3 - LINE TELEPHONE OUTLET
-  COMMUNICATION PORT
-  CABLE HOOKUP FOR TELEVISION
-  PUSH BUTTON
-  CHIMES
-  1 X 4 FLOURESCENT SURFACE MOUNT

NOTE:

VERIFY ALL ELECTRICAL WITH OWNER/CONTRACTOR PRIOR TO CONSTRUCTION (TO INCLUDE FOR SEPTIC, WELL, POOL, LANDSCAPING, ELECTRICAL PANEL, ETC.)

ELECTRICAL NOTES:

1. SMOKE DETECTORS REQUIRE A 110v CONNECTION TO HOUSE WITH BATTERY BACKUP. ALL SMOKE DETECTORS SHALL BE WIRED IN SERIES (INTERCONNECTED).
2. PROVIDE G.F.C.I. OUTLETS WITHIN 6'-0" OF SINKS, IN GARAGES AND ALL EXTERIOR WATERPROOF OUTLETS.
3. PROVIDE 110v OUTLET AND SWITCHED LIGHT IN ATTIC NEAR H.V.A.C. EQUIPMENT. LOCATE SWITCH NEAR (IF NOT OUTSIDE) ATTIC ACCESS.
4. PROVIDE VENTILATION AT ALL BATHS AND UTILITY ROOMS. IF UTILITY ROOM HAS A MEANS OF NATURAL VENTILATION TO OUTSIDE, A VENT IS NOT REQUIRED.
5. ALL EXHAUST VENTS SHALL EXIT THROUGH THE ROOF DECKING AT A MINIMUM DISTANCE OF 5'-0" FROM ANY PROPERTY LINE. DRYER VENTS MAY EXIT A NON-FIRE RATED EXTERIOR WALL.
6. WHEN GARAGE DOOR OPENERS ARE INSTALLED, PROVIDE LOW VOLTAGE FOR SHUTOFF AND REVERSE SENSORS AT BOTH SIDES OF OVERHEAD DOOR.
7. ALL PHONE & TV LOCATIONS TO BE DETERMINED BY OWNER.
8. SEE FOUNDATION PLAN FOR EXACT FLOOR PLUG LOCATIONS-OWNER TO VERIFY (IF REQ'D).
9. SEE FOUNDATION PLAN FOR EXACT ELECTRICAL TO ISLAND LOCATION (IF REQ'D).



1 Electrical Plan
1/4" = 1'-0"

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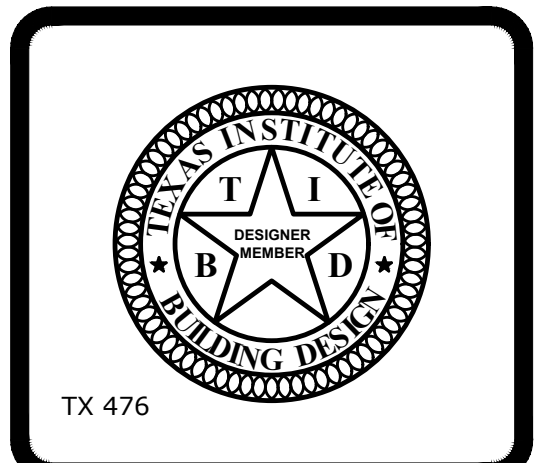
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ELECTRICAL PLAN

DRAWN DER	CHECKED SDH	DATE 7-19-2019	SCALE 1/8" = 1'-0"
JOB NO. 286-1-19035		PLAN NO. L-1814-TR	



2 Interior Elevations
1/4" = 1'-0"

CEILING FRAMING NOTES
(UNLESS OTHERWISE NOTED)

CEILING JOISTS SHALL BE #2 S.Y.P., SIZE & SPACING PER DRAWING.

HEADER SPANS BETWEEN TRIMMERS:

ONE STORY	TWO STORY
2 X 6 SPANS 6'	2 X 6 SPANS 4'
2 X 8 SPANS 8'	2 X 8 SPANS 6'
2 X 10 SPANS 10'	2 X 10 SPANS 8'
2 X 12 SPANS 12'	2 X 12 SPANS 10'

DBL. JOIST UNDER ALL LOAD BEARING PARTITIONS.

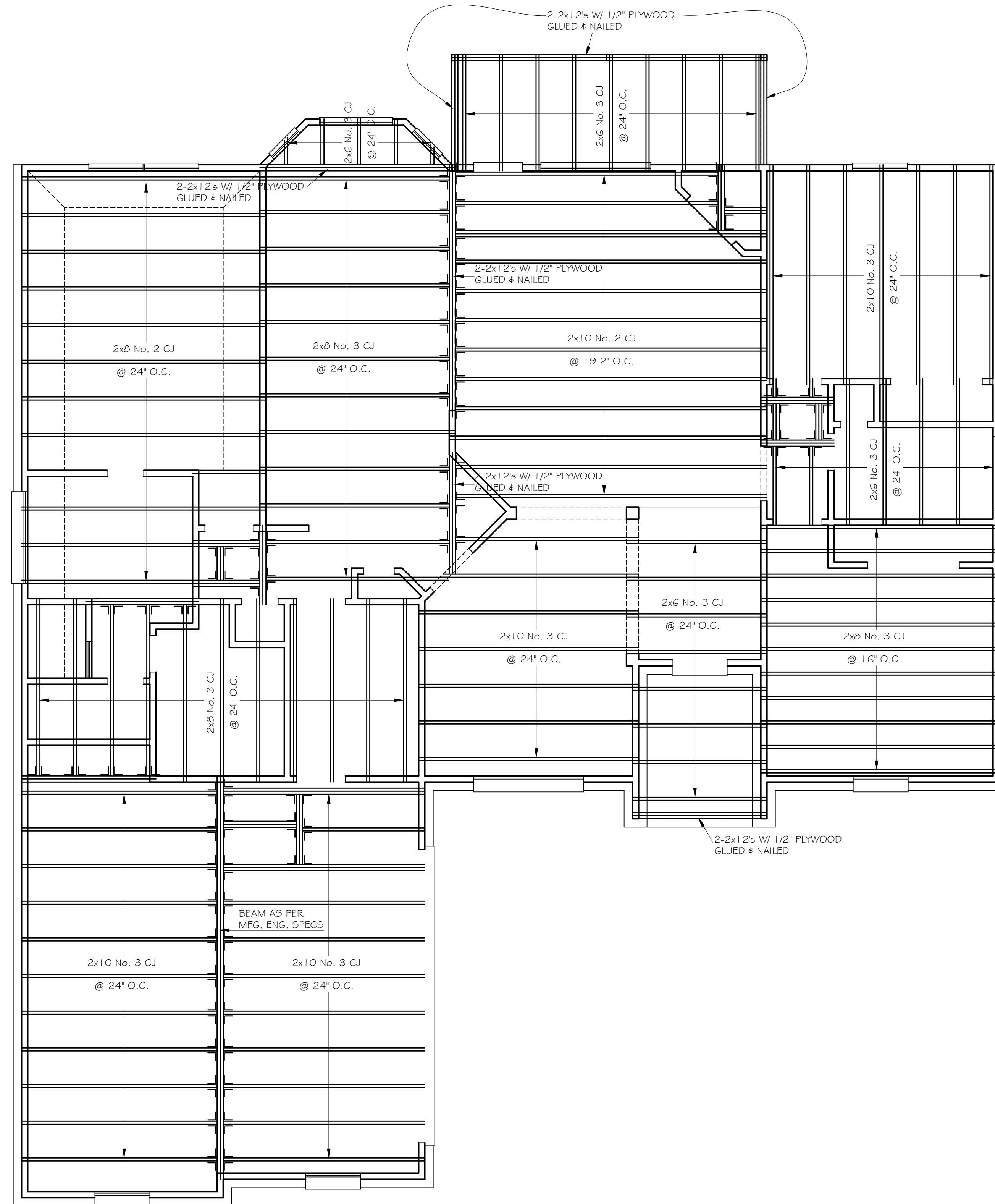
TOP WALL PLATES SHALL BE TWO CONTINUOUS 2X (SAME SIZE AS WALL BELOW).

BOTTOM SILL PLATES SHALL BE ONE CONTINUOUS 2X (SAME SIZE AS WALL ABOVE).

ALL FLUSH BEAM TO BEAM CONNECTIONS SHALL BE SIMPSON HGB OR HGLT.

CEILING JOIST & RAFTERS SHALL BE NAILED TO EACH OTHER IN ACCORDANCE W/ TABLE R602.3(1) & R602.5.1(9), & THE ASSEMBLY SHALL BE NAILED TO THE TOP WALL PLATE IN ACCORDANCE W/ TABLE R602.3(1). CEILING JOIST SHALL BE CONTINUOUS OR SECURELY JOINED WHERE THEY MEET OVER INTERIOR PARTITIONS & NAILED TO ADJACENT RAFTERS TO PROVIDE A CONTINUOUS TIE ACROSS THE BUILDING WHEN SUCH JOISTS ARE PARALLEL TO THE RAFTERS.

A LICENSED ENGINEER MUST MODIFY AND REDRAW ACCORDINGLY TO MAKE RIGHT AND SOUND IN ACCORDANCE WITH ALL APPLICABLE BUILDING CODES AND REQUIREMENTS.



REVISIONS

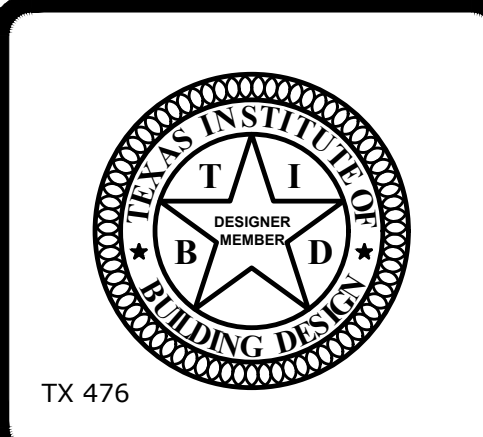
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CEILING JOIST PLAN

DRAWN DER	CHECKED SDH	DATE 7-19-2019	SCALE 1/8" = 1'-0"
JOB NO. 286-1-19035	PLAN NO. L-1814-TR		

RAFTER FRAMING NOTES:
UNLESS NOTED OTHERWISE

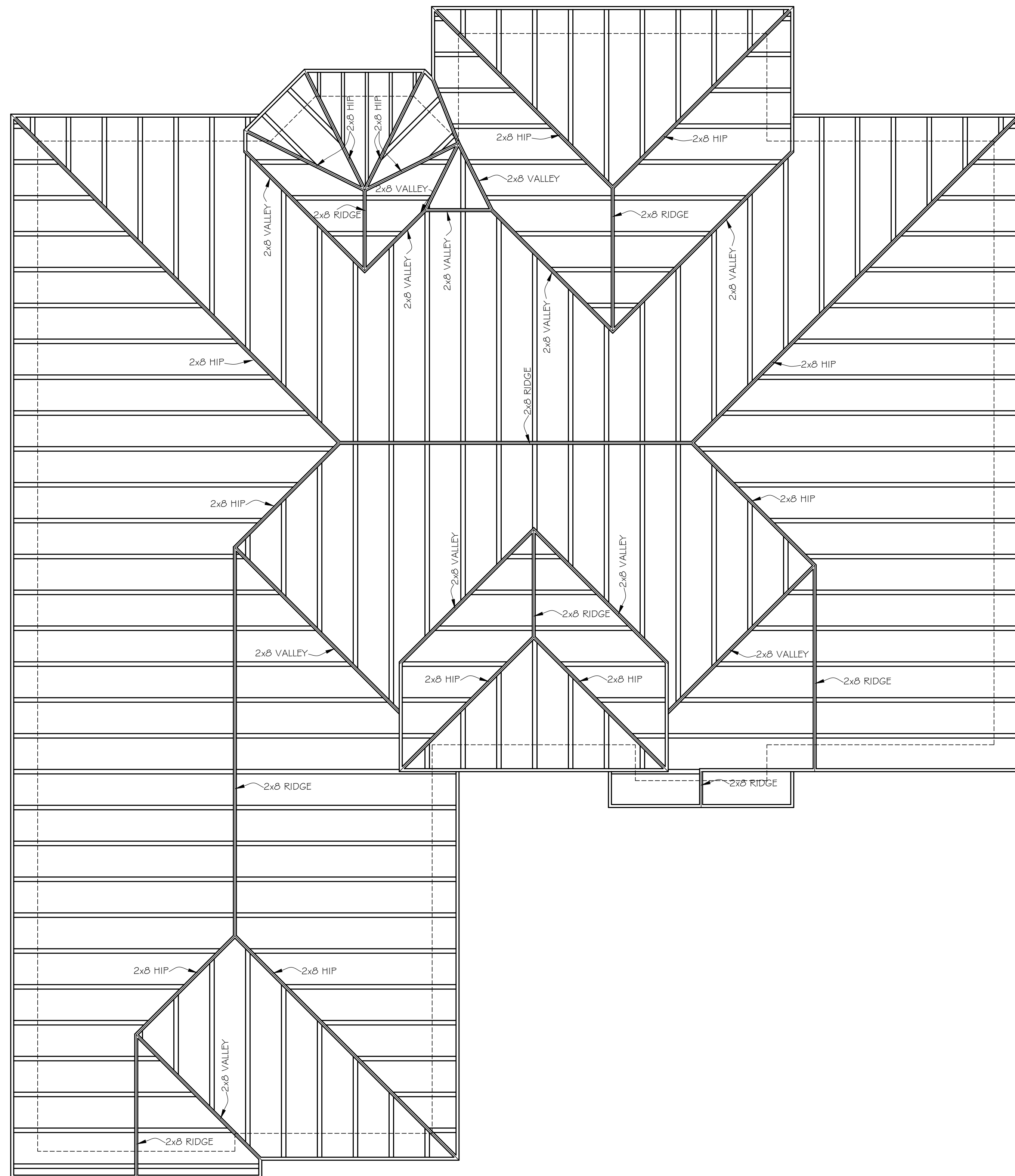
- ALL CONSTRUCTION TO FOLLOW THE CURRENTLY ADOPTED INTERNATIONAL RESIDENTIAL CODE, THE CURRENTLY ADOPTED INTERNATIONAL BUILDING CODE AND ANY CITY AMENDMENTS TO THESE CODES.
- ROOF RAFTERS STRUCTURAL DESIGN LOADS SHALL BE BASED UPON 20 PSF LIVE / 10 PSF DEAD FOR COMPOSITION SHINGLE ROOFING AND 20 PSF LIVE LOAD AND 20 DEAD LOAD FOR TILE ROOFING. (IRC 2009 TABLE R802.5.1(2))
- SIZE AND NUMBER OF NAILS CONNECTING WOOD MEMBERS SHALL COMPLY WITH IRC 2009 TABLE R802.5.1(9).
- ALL RAFTERS SHALL BE MINIMUM 2x6 #2 S.Y.P. @ 16" O.C. AND WITH NO MORE THAN 11'-2" UNSUPPORTED SPANS.
- RAFTERS SHALL BE FRAMED TO RIDGE BOARD OR TO EACH OTHER WITH A GUSSET PLATE AS A TIE. RIDGE BOARD SHALL BE AT LEAST 1-INCH NOMINAL THICKNESS AND NOT LESS IN DEPTH THAN THE CUT END OF THE RAFTER. AT ALL VALLEYS AND HIPS THERE SHALL BE A VALLEY OR HIP RAFTER NOT LESS THAN 2-INCH NOMINAL THICKNESS AND NOT LESS IN DEPTH THAN THE CUT END OF THE RAFTER.
- CEILING JOIST AND RAFTERS SHALL BE NAILED TO EACH OTHER IN ACCORDANCE WITH IRC 2009 TABLES R602.3(1) AND R802.5.1(9), AND

- THE ASSEMBLY SHALL BE NAILED TO THE TOP WALL PLATE IN ACCORDANCE WITH IRC 2009 TABLE R602.3(1). CEILING JOIST SHALL BE CONTINUOUS OR SECURELY JOINED WHERE THEY MEET OVER INTERIOR PARTITIONS AND NAILED TO ADJACENT RAFTERS TO PROVIDE A CONTINUOUS TIE ACROSS THE BUILDING WHEN SUCH JOISTS ARE PARALLEL TO THE RAFTERS.
- PROVIDE 2x6 RAFTER TIES AT ALL PLATES WHERE CLG JOIST RUN PERPENDICULAR TO RAFTERS. MAX. UNSUPPORTED RAFTERS SPANS SHALL BE 12'; BRACE LONGER SPANS W/ CONT. 2x6 PURLINS SUPPORTED BY 2x4 BRACES @ 48" O.C. TO BEAM OR WALL BELOW. BRACES SHALL BE NOT LESS THAN 45 DEG. AND SHALL NOT EXCEED 8' IN LENGTH W/O LATERAL SUPPORT.
- COLLAR TIES SHALL BE 2x6 @ 48" O.C. IN UPPER ONE THIRD OF ATTIC SPACE.
- STRAP TIES OVER THE RIDGE AT EVERY THIRD RAFTER TO RAFTER CONNECTION (SIMPSON HSTA 24)
- SIMPSON STRONG TIE ANCHORS (H2) AT EVERY THIRD RAFTER TO STUD CONNECTION.
- ROOF OPENINGS SHALL HAVE DOUBLE TRIMMERS AND HEADERS (I.E. AT CHIMNEY, DORMER, ECT..)
- RAKE ROOF OUTLOOKERS SHALL BE 2x6 @ 16" O.C.
- FASCIAS AND RAKE BOARDS SHALL BE 1x8 W/ 1x2 DRIP BOARD.

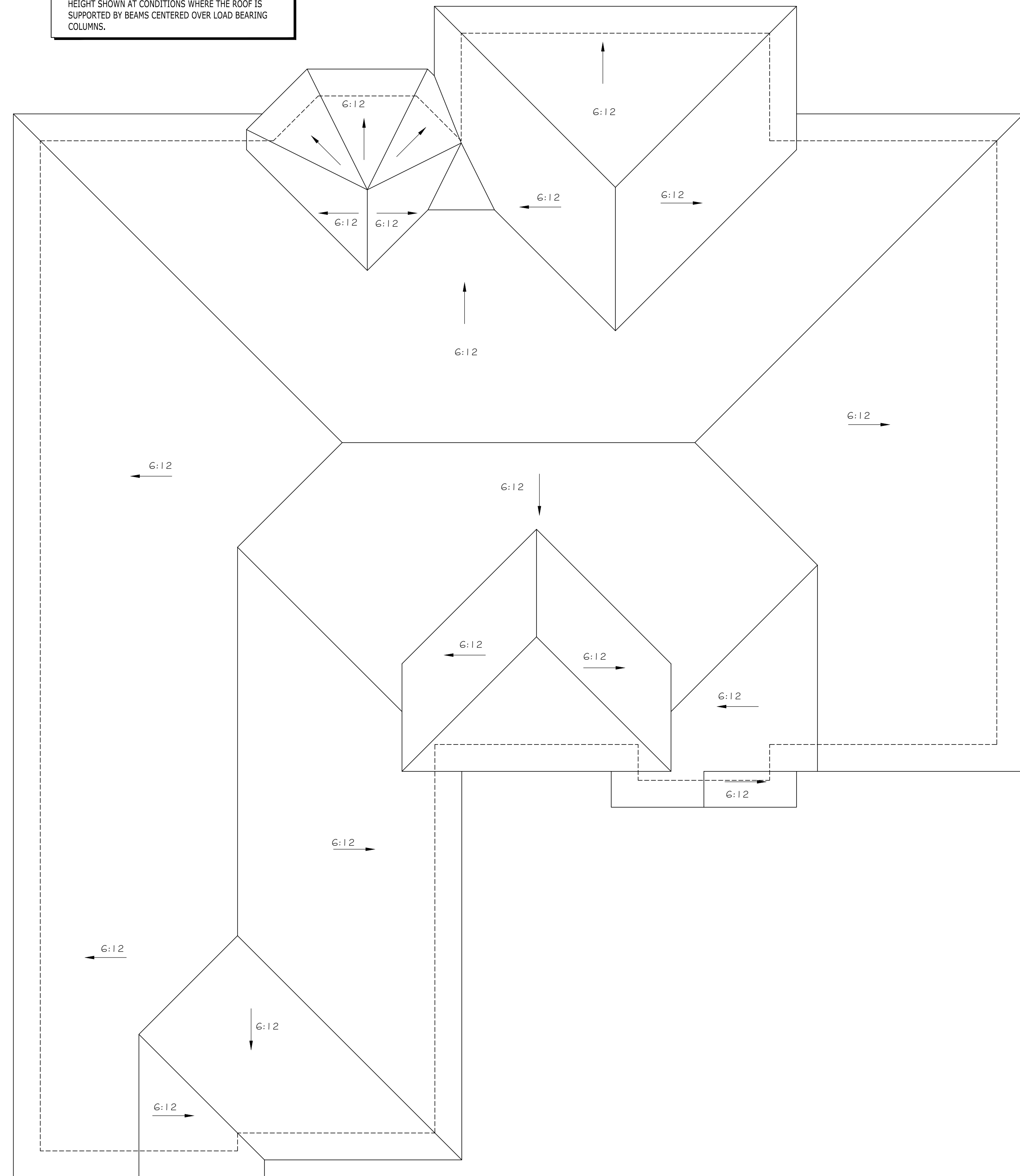
- ROOF SHEATHING SHALL BE 5/8" CDX W/ RADIANT BARRIER APA RATED W/ 8D NAILS @ 6" O.C. EDGES, 12" FIELD.
- THE BUILDER AND OR OWNER SHALL BE RESPONSIBLE FOR CONSULTING WITH A LICENSED PROFESSIONAL ENGINEER REGARDING THE FOUNDATION, SUPERSTRUCTURE AND SITE DRAINAGE. HERRIDGE & ASSOC., INC. IS A PROFESSIONAL BUILDING DESIGN FIRM, NOT AN ENGINEERING FIRM AND CONSEQUENTLY IS NOT QUALIFIED NOR LICENSED TO DESIGN STRUCTURAL FRAMING OR FOUNDATIONS. SHOULD AN ENGINEER SEAL BE PRESENT ON THESE DRAWINGS, THE ENGINEER OF RECORD SHALL BEAR RESPONSIBILITY FOR THE STRUCTURAL DESIGN. HERRIDGE & ASSOC., INC. WILL NOT BE HELD RESPONSIBLE FOR THE STRUCTURAL DESIGN IN ANY WAY OR WITH ANY PROBLEMS ASSOCIATED WITH THE ENGINEERING ASPECTS OF THE STRUCTURE.
- THE ENGINEER NOTES SHALL, WHEN MORE RIGOROUS, SUPERSEDE THE ABOVE.

ROOF GENERAL NOTES:
UNLESS OTHERWISE NOTED

- GALVANIZED FLASHING (26 GAUGE) AT ALL VALLEYS, HIPS AND RIDGES. PROVIDE FOR VENTILATION PROJECTIONS THRU ROOF WITH FLANGES AND EXTEND 8" BEYOND SLEEVE (PAINT TO MATCH ROOF).
- CHIMNEY PIPE(S) SHALL EXIT THROUGH THE ROOF DECKING INSIDE ALL BUILDING AND SETBACK LINES.
- GALVANIZED IRON FLASHING AT ALL ROOF TO WALL AND ROOF TO CHIMNEY INTERFACES (PAINT TO MATCH ROOF AND WALL).
- CHIMNEYS TO BE A MINIMUM 2'-0" ABOVE ANY ROOF LINE WITHIN A 10'-0" RADIUS, OR 3'-0" FROM ANY ROOF LINE (RIDGE); SEE IRC 2009 SECT. R1003.9.
- PROVIDE SPARK ARRESTORS AT CHIMNEY. MESH TO HAVE MAXIMUM GAP OF 1/2", MINIMUM GAP OF 3/8" AND TO COMPLY WITH IRC 2009 SECT. R1003.9.1.
- ROOF GUTTERS AND DOWN SPOUTS PER SPECIFICATIONS SEE BUILDER.
- CONTINUOUS GALVANIZED IRON EAVE FLASHING.
- ATTIC VENTILATION TYPE AND AMOUNT PER SPECIFICATIONS SEE BUILDER.
- APPLIED CRICKET ROOFING SHALL BE APPLIED OVER MAIN ROOF DECK AND FRAME.
- ROOF PLATE HEIGHTS SHOWN ARE AT EXTERIOR FRAME WALL CONDITIONS, ADJUST ROOF PLATE HEIGHT FROM HEIGHT SHOWN AT CONDITIONS WHERE THE ROOF IS SUPPORTED BY BEAMS CENTERED OVER LOAD BEARING COLUMNS.



2 Rafter Plan
1/4" = 1'-0"



1 Roof Plan
1/4" = 1'-0"

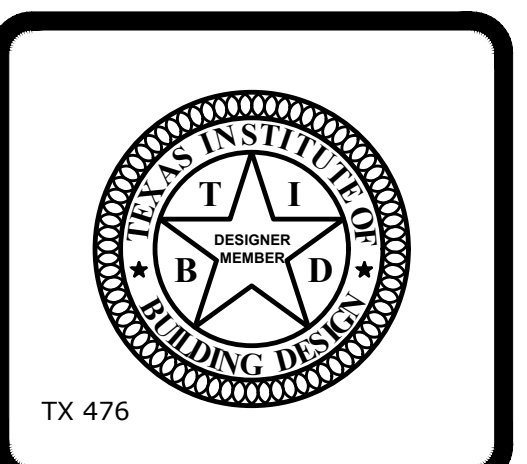
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ROOF & RAFTER PLAN

DRAWN DER	CHECKED SDH	DATE 7-19-2019	SCALE 1/4" = 1'-0"
JOB NO. 286-1-19035	PLAN NO. L-1814-TR	SHEET A6	

OF - SHEETS