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RESIDENCE OF
PACES FERRY BUILDERS

Project
MADDEN HOME DESIGN
8375 Rushing Road
Denham Springs, Louisiana
70726
Phone: (225) 791-2912

A B D

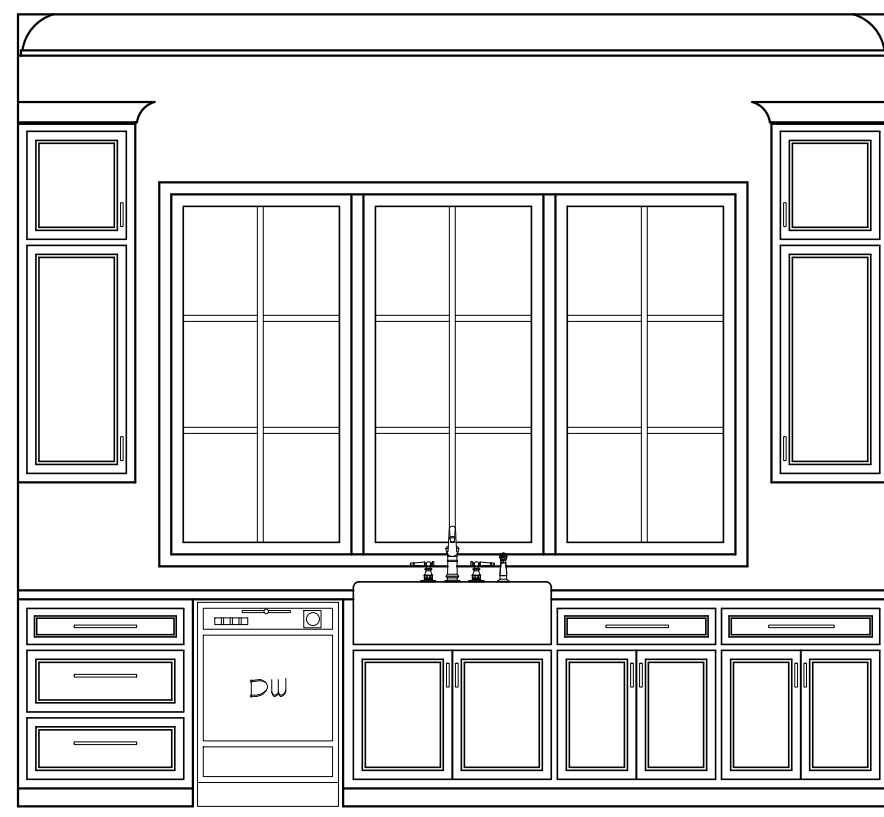
Project No.: Tanglewood - Mirror
DATE: FEBRUARY 16, 2021
DRAWN BY: Steven Madden
DESIGNED BY: Steven Madden

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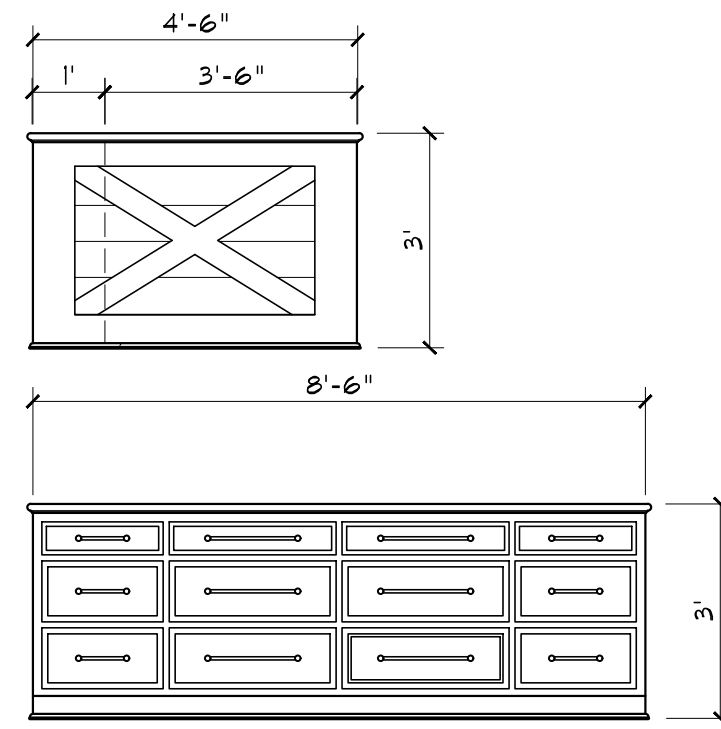
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FLOOR PLAN

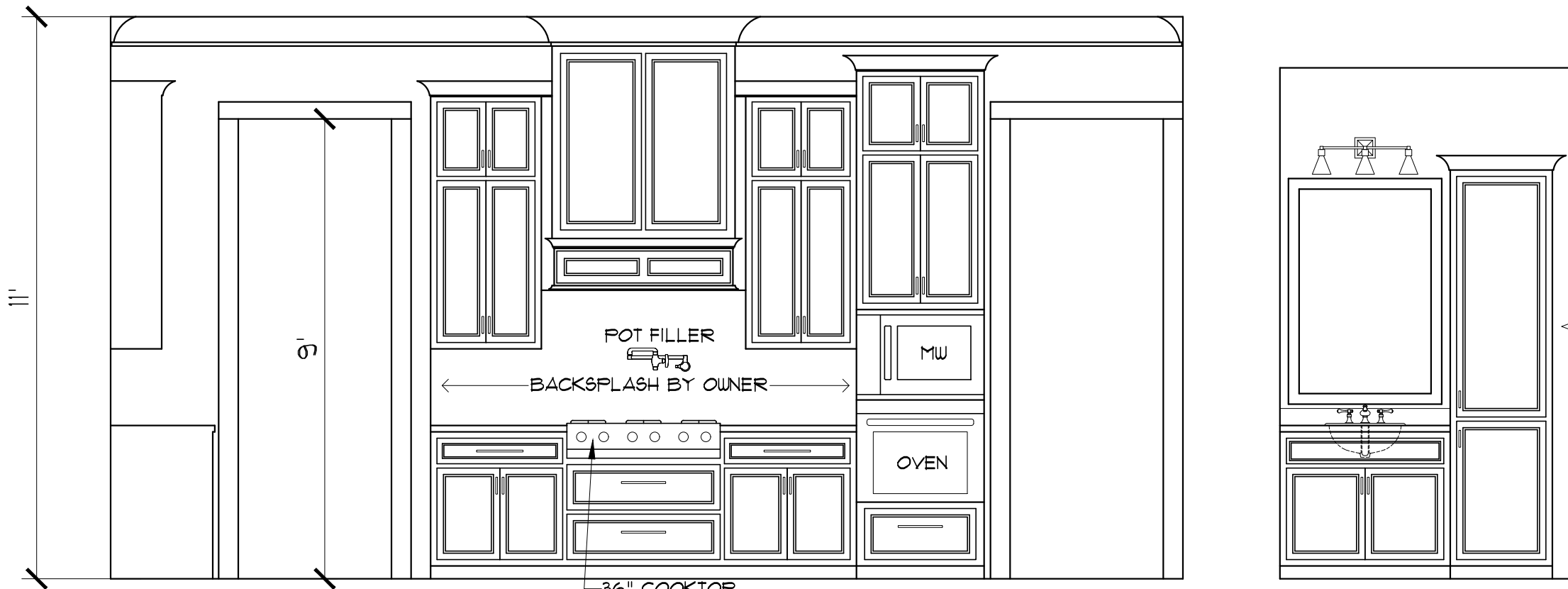
Sheet:
□ Preliminary Dwg.
□ Bidding Doc.
□ Construction Doc.
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A ELEVATION
SCALE: 3/8" = 1'-0"

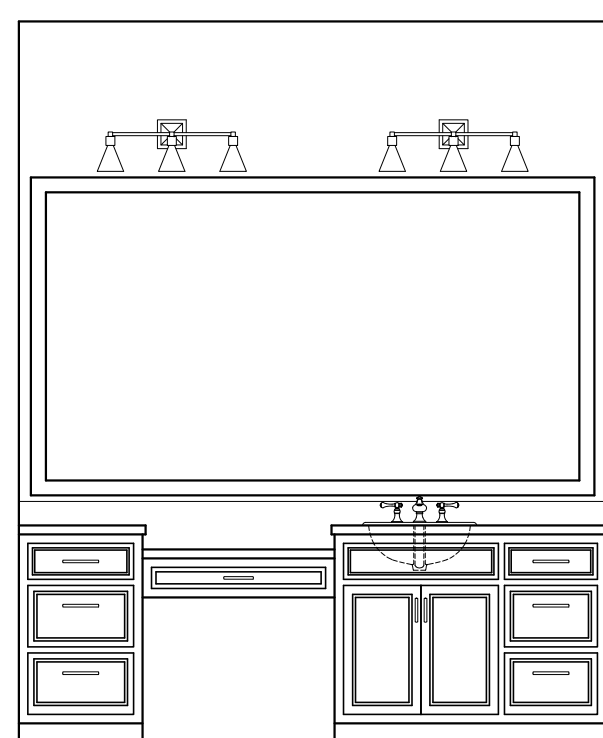


ISLAND ELEVS.
SCALE: 3/8" = 1'-0"

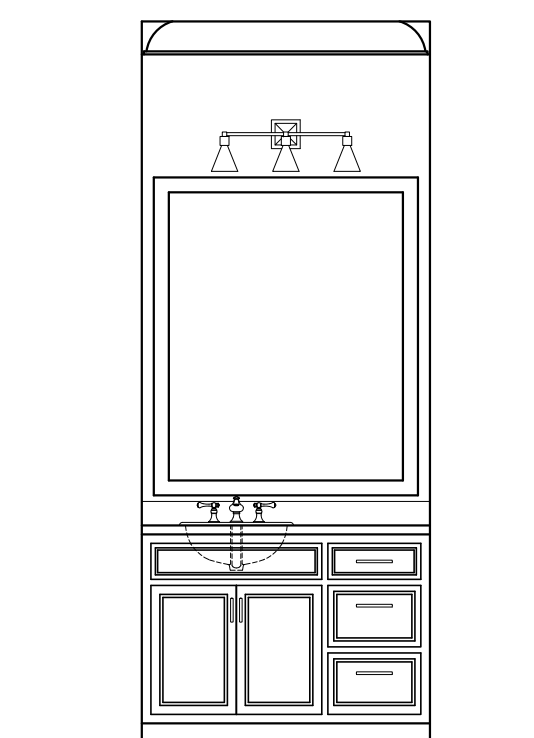


B ELEVATION
SCALE: 3/8" = 1'-0"

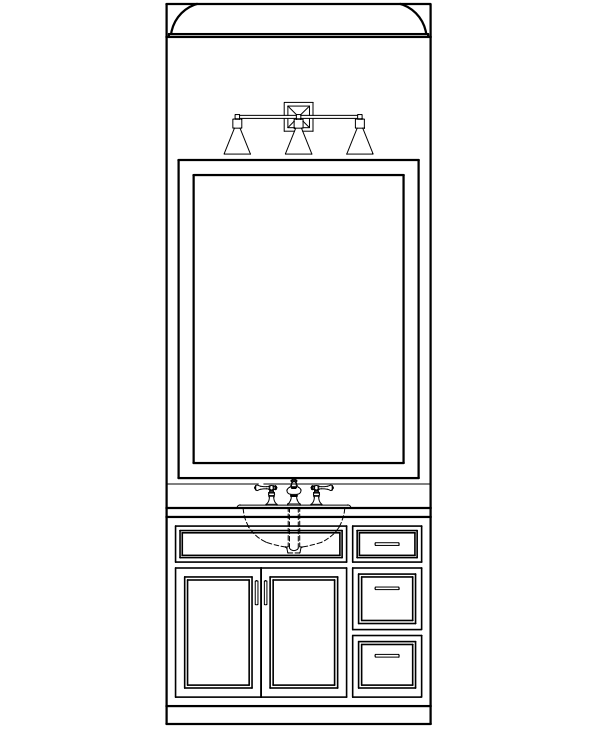
C ELEVATION
SCALE: 3/8" = 1'-0"



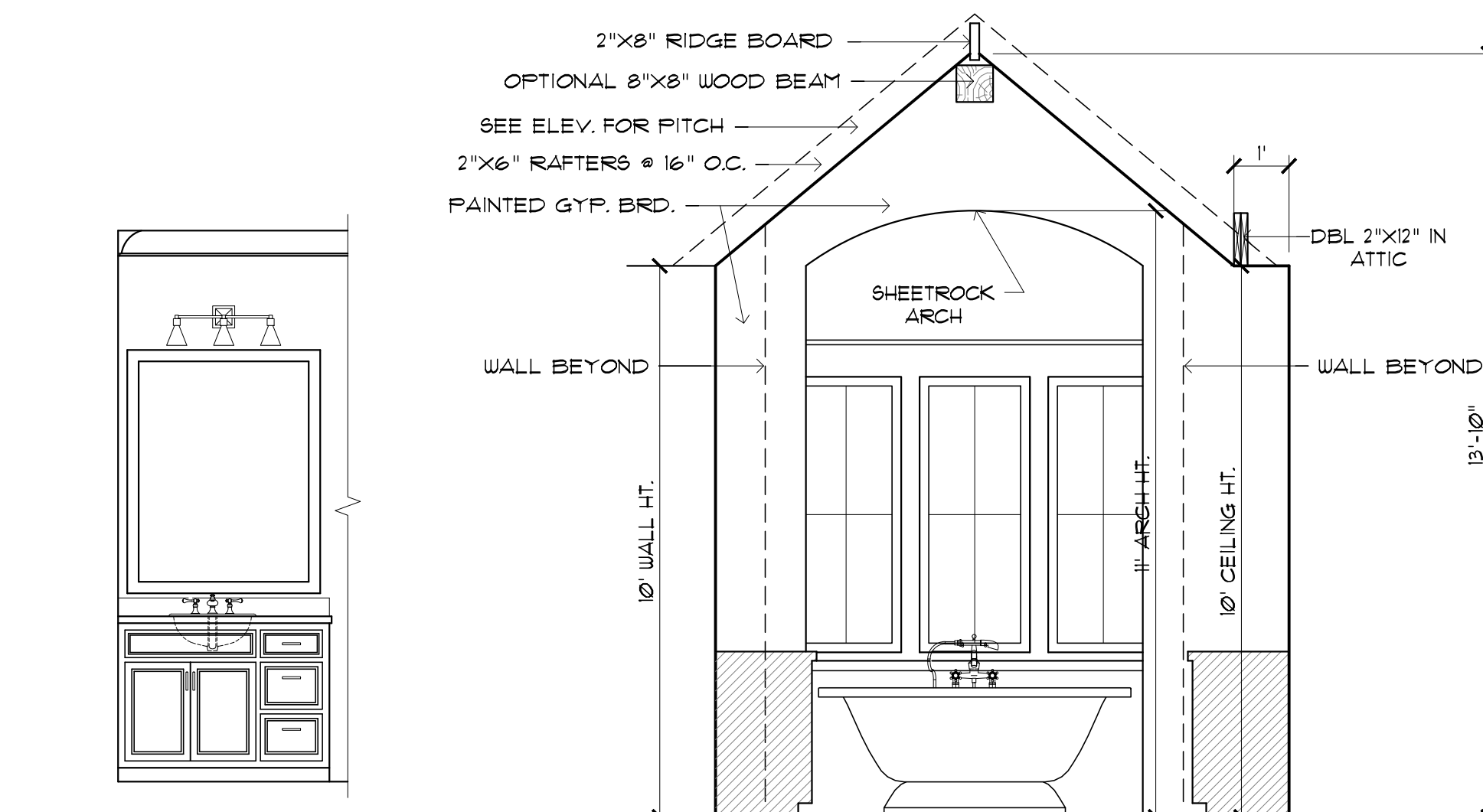
D ELEVATION
SCALE: 3/8" = 1'-0"



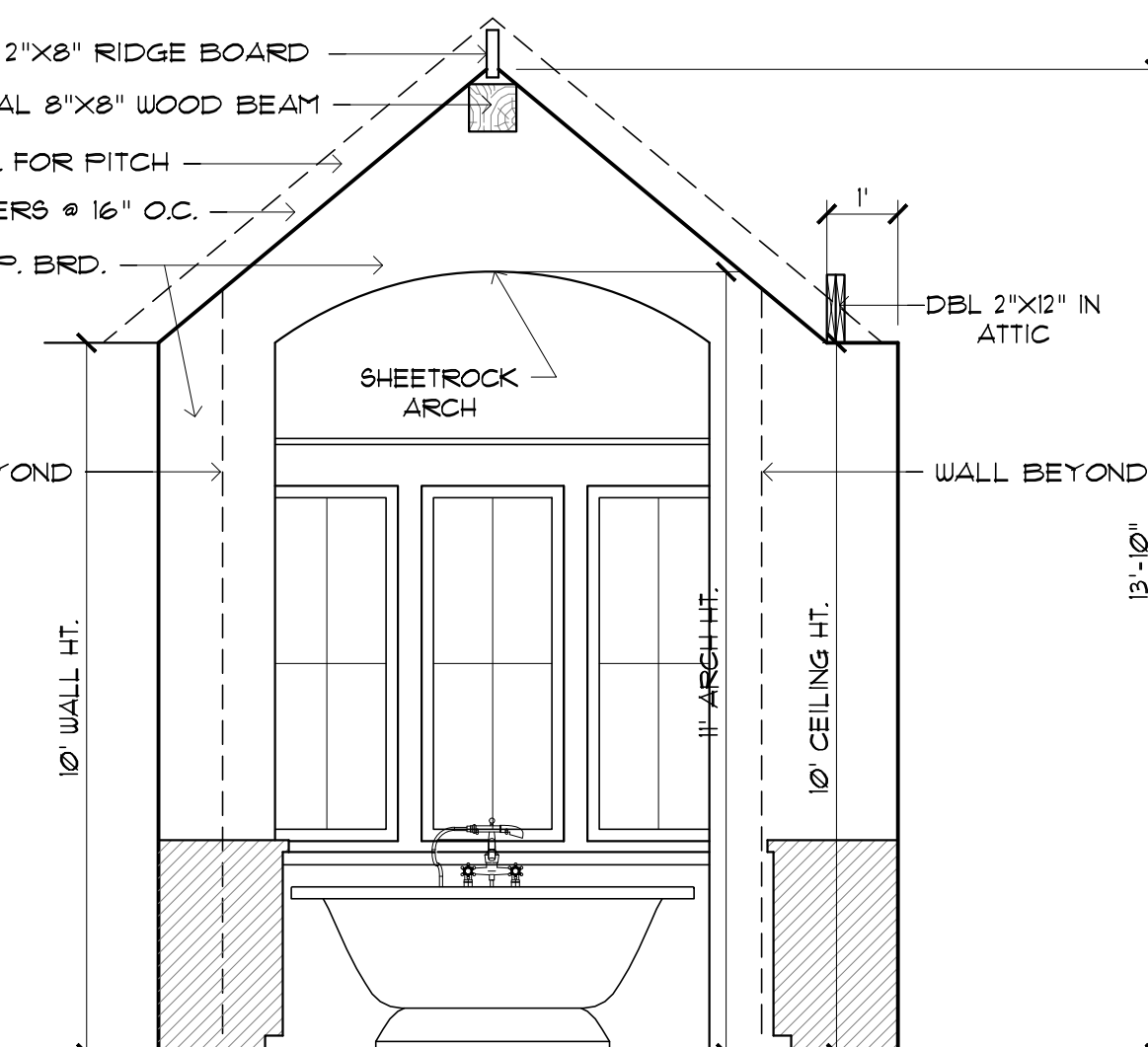
E ELEVATION
SCALE: 3/8" = 1'-0"



F ELEVATION
SCALE: 3/8" = 1'-0"



G ELEVATION
SCALE: 3/8" = 1'-0"

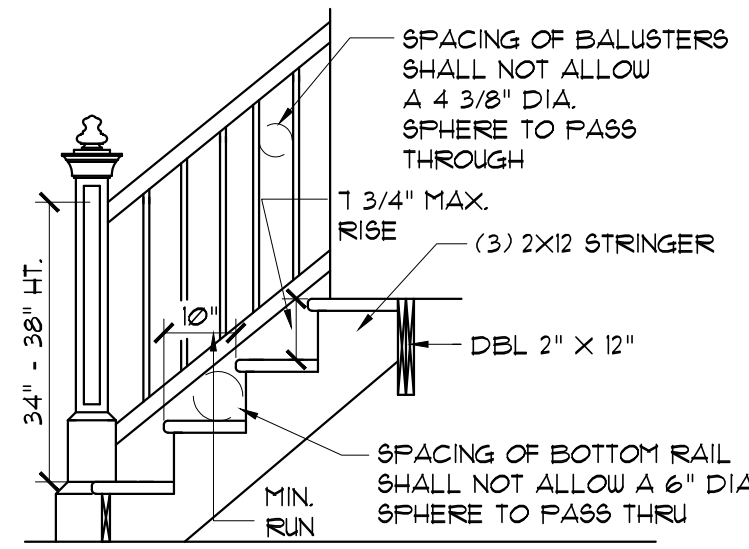


H M. BATH ELEVATION
SCALE: 3/8" = 1'-0"

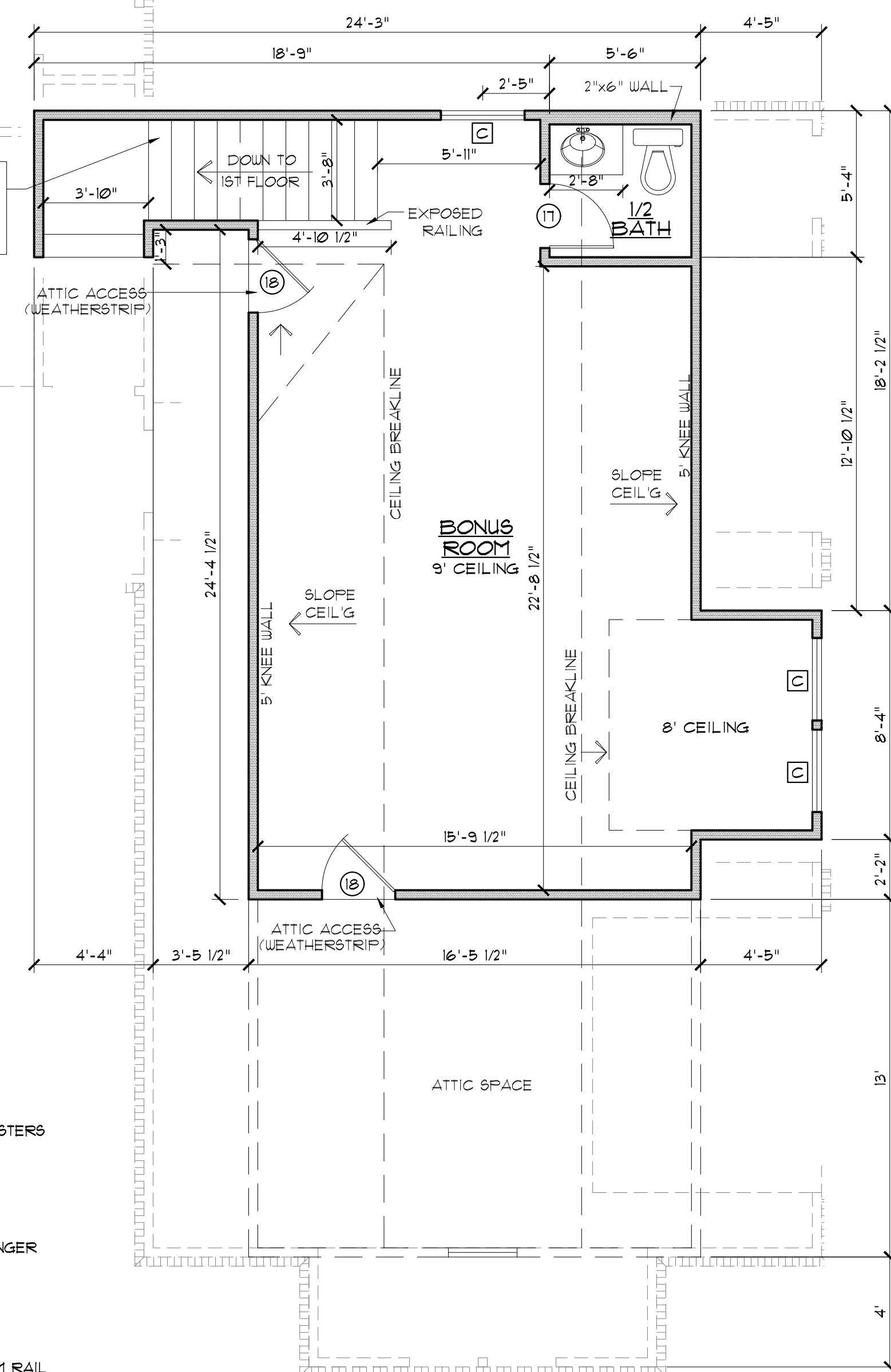
STAIRS DESIGNED AS
(16) 10-1/2" TREADS & 11
EQ. RISERS
MAX RISERS = 7-3/4"
TREAD MINIMUM = 10"

CODE DISCLAIMER:

- THESE PLANS WERE DESIGNED TO MEET IRC 2015 AT THE TIME OF THEIR CREATION AND MORE SPECIFICALLY THE MINIMAL LOCAL CODES OF THE SOUTH LOUISIANA AREA. IT IS HIGHLY RECOMMENDED THAT THESE PLANS BE REVIEWED BY A LOCAL STRUCTURAL ENGINEER PRIOR TO CONSTRUCTION.
- BEAMS AND FLOOR JOISTS ARE NOT SIZED DUE TO THE MANY GEOGRAPHIC LOCATIONS THESE PLANS ARE SOLD. THESE ITEMS SHALL BE SIZED BY A LOCAL ENGINEER OR MANUFACTURER.
- ALL CEILING & FLOOR JOISTS (IF CONVENTIONAL FRAMING) SHOULD BE SIZED USING THE LATEST VERSION OF THE IRC OR APPLICABLE CODES AT SITE TO MEET THE LOCAL REQUIREMENTS SUCH AS SNOW LOADS AND OTHER FACTORS. THE CEILING JOIST SIZES LABELED (IF PRESENT) WERE SIZED USING THE 2015 IRC AT THE TIME OF THEIR CREATION. THEY MUST BE VERIFIED AND MODIFIED AS REQUIRED TO MEET THE LATEST EDITION OF THE (IRC) INTERNATIONAL RESIDENTIAL CODE.
- ALL FOUNDATION AND FOOTING DETAILS SHALL BE REVIEWED AND APPROVED BY A LOCAL ENGINEER.
- CONTRACTOR SHALL PROVIDE ALL HIGH WIND STRAPPING AND ANCHOR BOLTS AS REQUIRED BY THE LOCAL CODE REQUIREMENTS AND THE LATEST VERSION OF THE IRC.



STAIR DETAILS
N.T.S.



BONUS ROOM FLOOR PLAN
SCALE: 1/4" = 1'-0"

GENERAL NOTES:

- ALL KITCHEN AND UTILITY COUNTERTOPS ARE SHOWN AS 2'-0" WIDE UNLESS STATED OTHERWISE.
- ALL BATHROOM LAVATORY COUNTERTOPS SHOWN AS 1'-10" WIDE.
- ALL EXTERIOR OVERALL DIMENSIONS ARE FROM EDGE OF FOUNDATION.
- ALL INTERIOR DIMENSIONS ARE FROM STUD FACE TO STUD FACE.
- ALL INTERIOR WALL THICKNESS SHOWN AS 4" UNLESS NOTED OTHERWISE.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS BEFORE COMMENCING WORK.
- BRICK VENEER WALL TIES (MAX 24" O.C. EACH WAY).
- FURNISHER OF THIS PLAN ASSUMES LIABILITY FOR ANY MODIFICATIONS MADE TO THE LAYOUT OF THIS PLAN.
- ALL WOOD FRAMING SHALL BE NO. 2 GRADE - SOUTHERN PINE LUMBER. ALL CEILING JOIST SPANS ARE BASED ON TABLE R302.5 (2) OF THE IRC, 2015 AND ARE DESIGNED FOR ATTICS WITH LIMITED STORAGE. (REFER TO FOUNDATION SHEET FOR SPANS).
- RE: SEC. 309 GLAZING IN HAZARDOUS LOCATIONS & TEMPERED GLASS FOR WINDOWS THAT ARE WITHIN 24" OF THE DOOR IN THE CLOSED POSITION, PROVIDING THE WINDOW IS LESS THAN 60" ABOVE THE FLOOR. (R308 IRC, 2015).
- MASONRY VENEER SHALL BE ANCHORED TO THE SUPPORTING WALL WITH CORROSION-RESISTANT METAL TIES SPACED NOT MORE THAN 24" ON CENTER HORIZONTALLY AND VERTICALLY AND SHALL SUPPORT NOT MORE THAN 2.61 SQ. FEET OF WALL PER SECTION R103.1.4.1.
- VENT HOOD IN KITCHEN MUST VENT TO THE OUTSIDE. MICROWAVE HOODS MUST VENT TO THE OUTSIDE WHERE APPLICABLE.
- DRYER VENT MUST HAVE MAX LENGTH 25'.
- ATTIC SPACES MUST PROVIDE 1 SQ. FT. VENTILATION PER 150 SQ. FT. OF AREA UNLESS CONDITIONED SPACE. (ATTICS R302.6)

WIND ZONE NOTES

- VERIFY WINDOW CODE REQUIREMENTS AT EACH BUILDING LOCATION, AND INSTALL WINDOWS AS PER CODE. REQUIREMENTS WILL VARY FROM DOUBLE INSULATED VINYL TO IMPACT RESISTANT DOUBLE INSULATED VINYL WINDOWS.
- ALL WINDOWS SHALL COMPLY WITH THE GOVERNING IRC/IBC WINDOW REQUIREMENTS. CONTRACTOR RESPONSIBLE FOR ANCHORAGE OF BOTTOM FLATE AND WALL STUDS TO FOUNDATION IN COMPLIANCE WITH THE GOVERNING EDITION OF IRC/IBC 1609.

HEADER SPANS FOR LOAD BEARING WALLS:

- SINGLE STORY:**
- 2 PLY 2x6" 4'-2" MAX
 - 2 PLY 2x8" 5'-4" MAX
 - 2 PLY 2x10" 7'-6" MAX
- 2 STORY:**
- 2 PLY 2x6" 3'x1" MAX
 - 2 PLY 2x8" 4'x6" MAX
 - 2 PLY 2x10" 6'x2" MAX

NOTE:

GENERAL CONTRACTOR TO PROVIDE ADEQUATE ROOF VENTILATION BUILDING SYSTEMS PER IRC CODE (SECTION R306). SYSTEMS TO BE USED TO MEET ROOF VENTILATION REQUIREMENTS ARE AS FOLLOWS: CONTINUOUS RIDGE VENTS, POWER VENTS, BOX VENTS, AND GABLE/DORMER VENTS WHEN APPROVED BY OWNER.

SOFFIT VENTS TO BE USED ONLY IN ACCORDANCE W/ IRC CODE (SECTION R302 AND TABLE R302.1) TO ACCOMMODATE APPROPRIATE FIRE SEPARATION DISTANCES.

REFER TO IRC R502.5 (1) AND (2) FOR ADDITIONAL HEADER AND GIRDER SPANS

GENERAL MATERIALS:

- EXTERIOR WALLS:
 - BRICK VENEER
 - REINFORCED CEMENTITIOUS SIDING
 - "TYVEK" BUILDING WRAP
 - 1/2" OSB SHEATHING
 - R-13 BATT INSULATION
 - 2X4 STUDS @ 1'-4" O.C. (UNLESS NOTED)
 - 1/2" GYPSUM BOARD INTERIOR
- INTERIOR WALLS:
 - 2X4 STUDS @ 1'-4" O.C.
 - 1/2" GYPSUM BOARD ON BOTH SIDES
- CEILING:
 - 1X JOISTS @ 1'-4" O.C.
 - R-38 INSULATION
 - 1/2" GYPSUM BOARD
- ROOF SYSTEM:
 - 30 YEAR FIBERGLASS SHINGLES
 - 5/8" OSB OR CDX PLYWOOD
 - STANDING SEAM METAL ROOF
 - 15 FELT
 - 2X6 RAFTERS @ 20" O.C.

NOTE: ALL ROOFING PRODUCTS, MATERIALS AND INSTALLATION SHALL COMPLY WITH THE REQUIREMENTS UNLESS CHANGED BY GENERAL CONTRACTOR AT OWN DISCRETION.

PROTECTION AGAINST TERMITES:

- SUBTERRANEAN TERMITE CONTROL. IN AREAS FAVORABLE TO TERMITE DAMAGE METHODS OF PROTECTION SHALL BE BY CHEMICAL SOIL TREATMENT, PRESSURE-TREATED WOOD, NATURALLY TERMITE RESISTANT WOOD OR PHYSICAL BARRIERS (SUCH AS METAL OR PLASTIC TERMITE SHIELDS), OR ANY COMBINATION OF THESE METHODS.
- CHEMICAL SOIL TREATMENT. THE CONCENTRATION, RATE OF APPLICATION AND TREATMENT METHOD OF THE TERMITICIDE LABEL.
- PRESSURE-TREATED AND NATURALLY RESISTANT WOOD. HEARTWOOD OF REDWOOD AND EASTERN RED CEDAR SHALL BE CONSIDERED TERMITE RESISTANT. PRESSURE-TREATED WOOD AND NATURALLY TERMITE RESISTANT WOOD SHALL NOT BE USED AS A PHYSICAL BARRIER UNLESS A BARRIER CAN BE INSPECTED FOR ANY TERMITE SHELTER TUBES AROUND THE INSIDE AND OUTSIDE EDGES AND JOINTS OF A BARRIER.
- FIELD TREATMENT. FIELD CUT ENDS, NOTCHES, AND DRILLED HOLES OF PRESSURE-TREATED WOOD SHALL BE RETREATED IN THE FIELD ACCORDING TO ALUPA 14.

IMPORTANT NOTE:

ALL EGRESS OR RESCUE WINDOWS FROM SLEEPING ROOMS MUST HAVE A MINIMUM NET CLEAR OPENING OF 5.7 SQUARE FEET. GRADE FLOOR WINDOWS MAY HAVE A MINIMUM NET CLEAR OPENING OF 5.7 SQUARE FEET. THE MINIMUM NET CLEAR OPENING HEIGHT SHALL BE 24" WITH A MINIMUM NET CLEAR OPENING WIDTH SHALL BE 20". MAXIMUM SILL HEIGHT - 44" AFF.

WINDOW SCHEDULE			
MARK	OPENING SIZE	DESCRIPTION	QTY.
A	2'6" x 4'6"	2/2 LITE VINYL FIXED INSULATED WINDOW (SEE ELEVATIONS)	3
B	2'0" x 2'0"	4 LITE VINYL FIXED INSULATED WINDOW (SEE ELEVATIONS)	2
C	3'0" x 5'0"	2/2 LITE VINYL SINGLE HUNG WINDOW INSULATED	3
D	3'0" x 6'0"	2/2 LITE VINYL SINGLE HUNG WINDOW INSULATED	4
E	2'6" x 5'0"	2/2 LITE VINYL SINGLE HUNG WINDOW INSULATED	2
F	2'0" x 5'0"	4 LITE VINYL FIXED PICTURE W/ TEMPERED GLASS	4
G	2'6" x 5'0"	4 LITE VINYL FIXED INSUL. WINDOW W/ 16" TRANSOM (MULLED)	3
H	4'0" x 7'0"	2/2 LITE VINYL SH. INSULATED WINDOW W/ 20" TRANSOM	6
J	3'0" x 7'0"	2/2 LITE VINYL SH. INSULATED WINDOW W/ 24" TRANSOM	3

DOOR SCHEDULE			
MARK	SIZE	DESCRIPTION	QTY.
1	DBL 2'6" x 8'0"	EXT. 6 LITE 3/4 FRENCH SOLID WOOD DOORS W/ 20" TRANS.	3 PAIR
2	3'0" x 8'0"	EXTERIOR 6 LITE 3/4 FRENCH SOLID WOOD DOOR	1
3	3'0" x 8'0"	EXT. 8 LITE FULL FRENCH SOLID WOOD DOOR W/ 20" TRANS.	1
4	DBL 2'6" x 8'0"	EXTERIOR 8 LITE FULL FRENCH SOLID WOOD DOORS	1 PAIR
5	10'0" x 8'0"	INSULATED METAL CARRIAGE STYLE GARAGE DOOR W/ LITES	3
6	3'0" x 8'0"	EXTERIOR RAISED PANEL METAL DOOR	3
7	3'0" x 9'0"	CASED OPENING	4
8	3'0" x 8'0"	INTERIOR RAISED PANEL HOLLOW CORE MASONITE DOOR	3
9	2'8" x 8'0"	INTERIOR RAISED PANEL HOLLOW CORE MASONITE DOOR	3
10	2'4" x 8'0"	INTERIOR RAISED PANEL HOLLOW CORE MASONITE DOOR	6
11	2'0" x 8'0"	INTERIOR RAISED PANEL HOLLOW CORE MASONITE DOOR	2
12	2'6" x 8'0"	INTERIOR RAISED PANEL HOLLOW CORE MASONITE DOOR	2
13	2'4" x 8'0"	INTERIOR RAISED PANEL MASONITE POCKET DOOR	3
14	DBL 1'6" x 8'0"	INTERIOR RAISED PANEL HOLLOW CORE MASONITE DOORS	1 PAIR
15	2'0" x 8'0"	SLIDING BARN DOOR - OWNER SELECT	1
16	DBL 2'4" x 8'0"	SLIDING BARN DOORS - OWNER SELECT	1 PAIR
17	2'4" x 6'8"	INTERIOR RAISED PANEL HOLLOW CORE MASONITE DOOR	1
18	2'8" x 6'8"	SOLID CORE ATTIC ACCESS DOOR	2

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70726
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Project No.: Tanglewood - Mirror
DATE: FEBRUARY 16, 2021
DRAWN BY: Steven Madden
DESIGNED BY: Steven Madden

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Sheet Title
BONUS ROOM/ INT. ELEVS.

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A1.1

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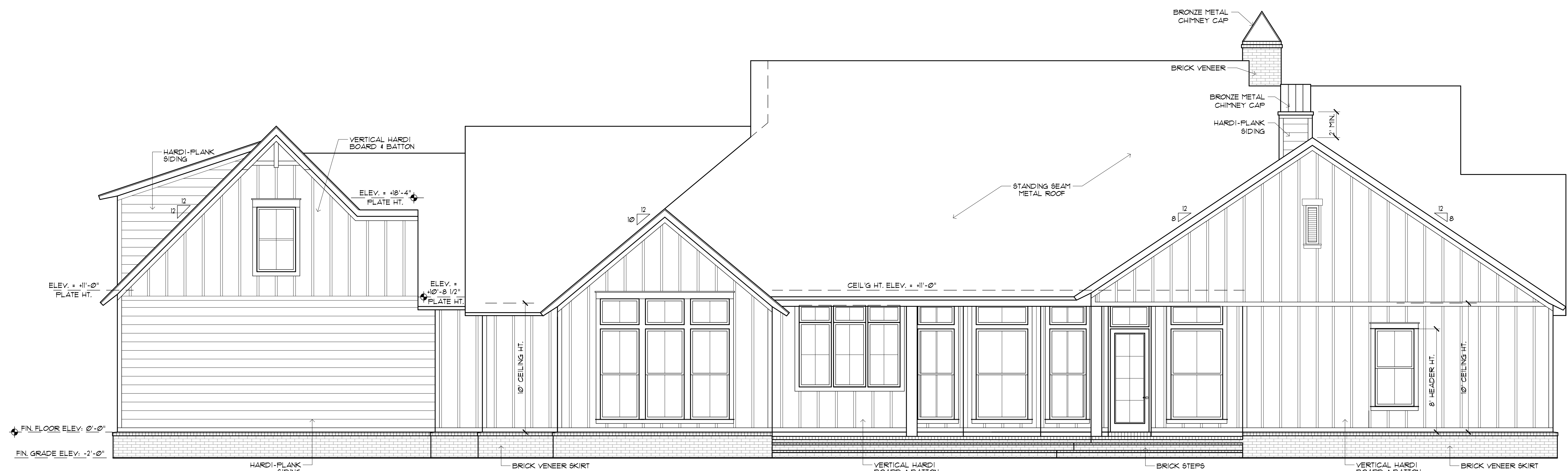
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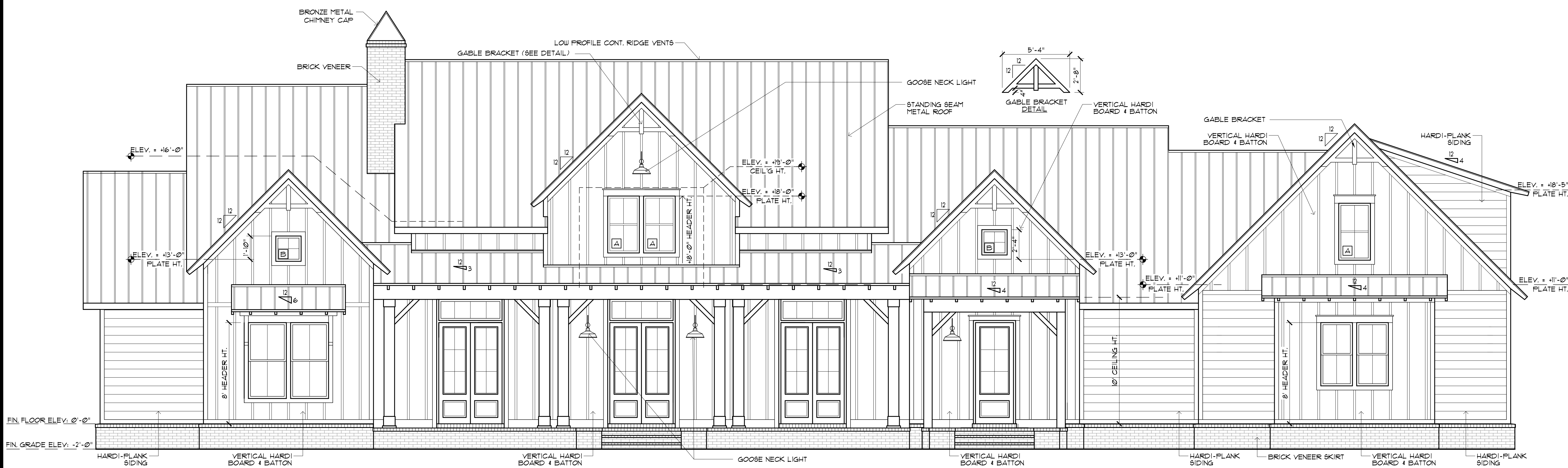
Sheet Title
FRONT & REAR ELEVATIONS

Sheet:
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 Construction Doc.

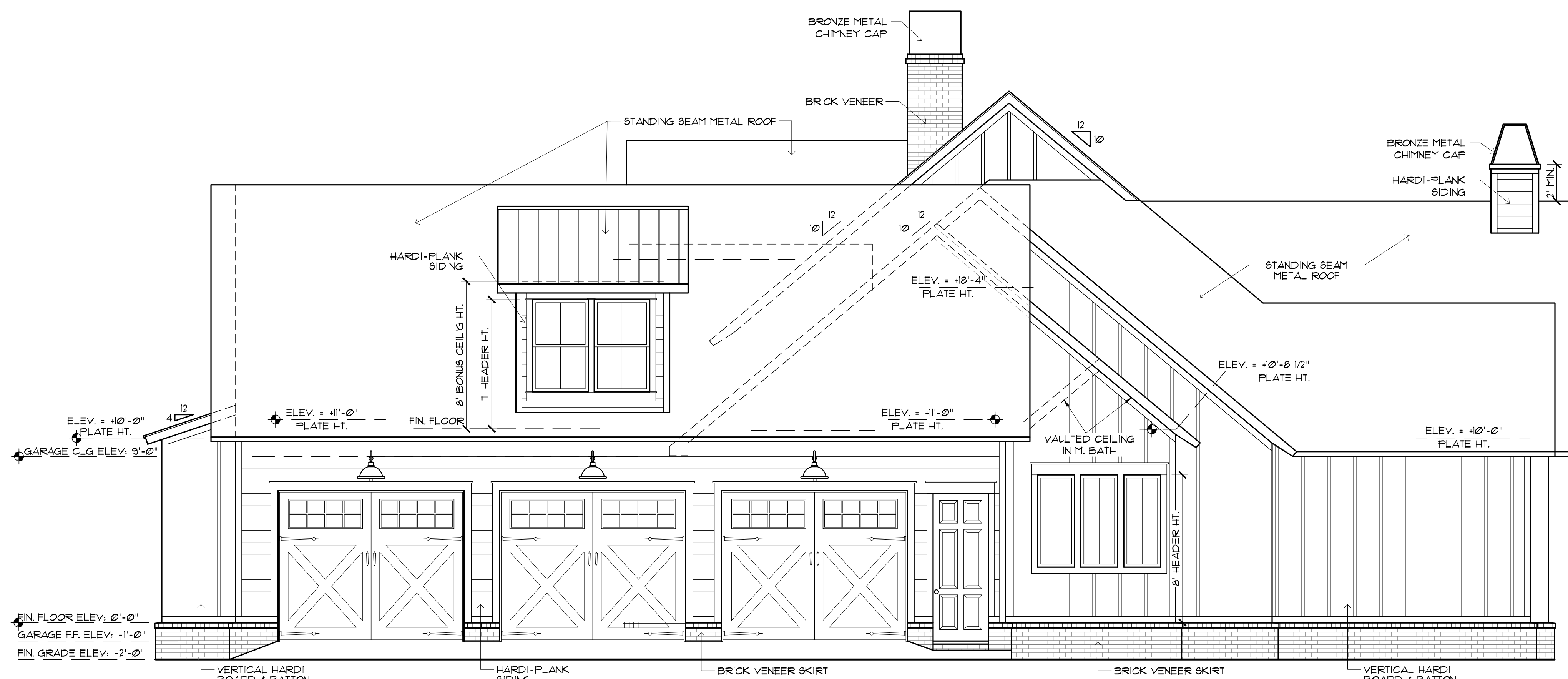
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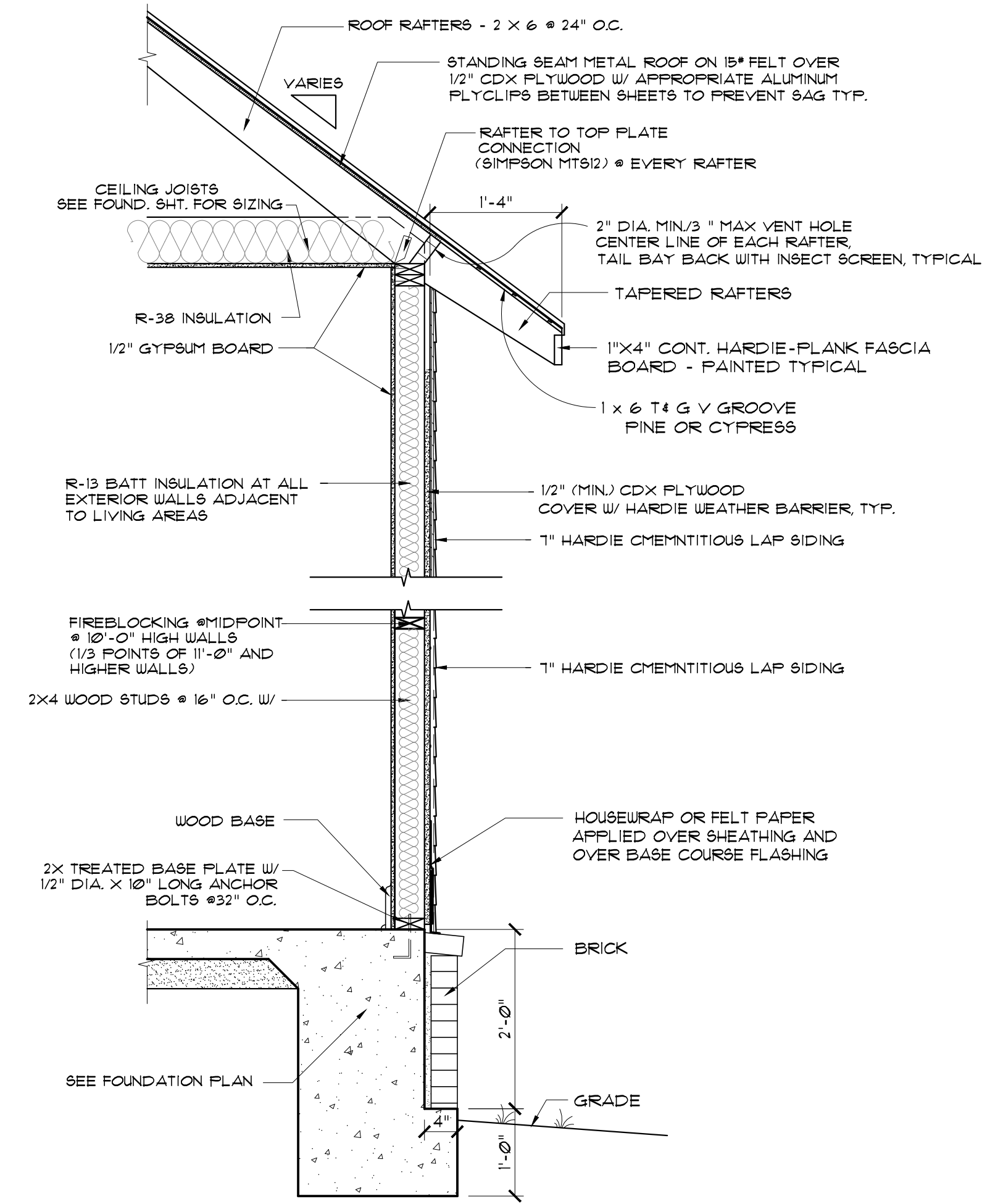
REAR ELEVATION
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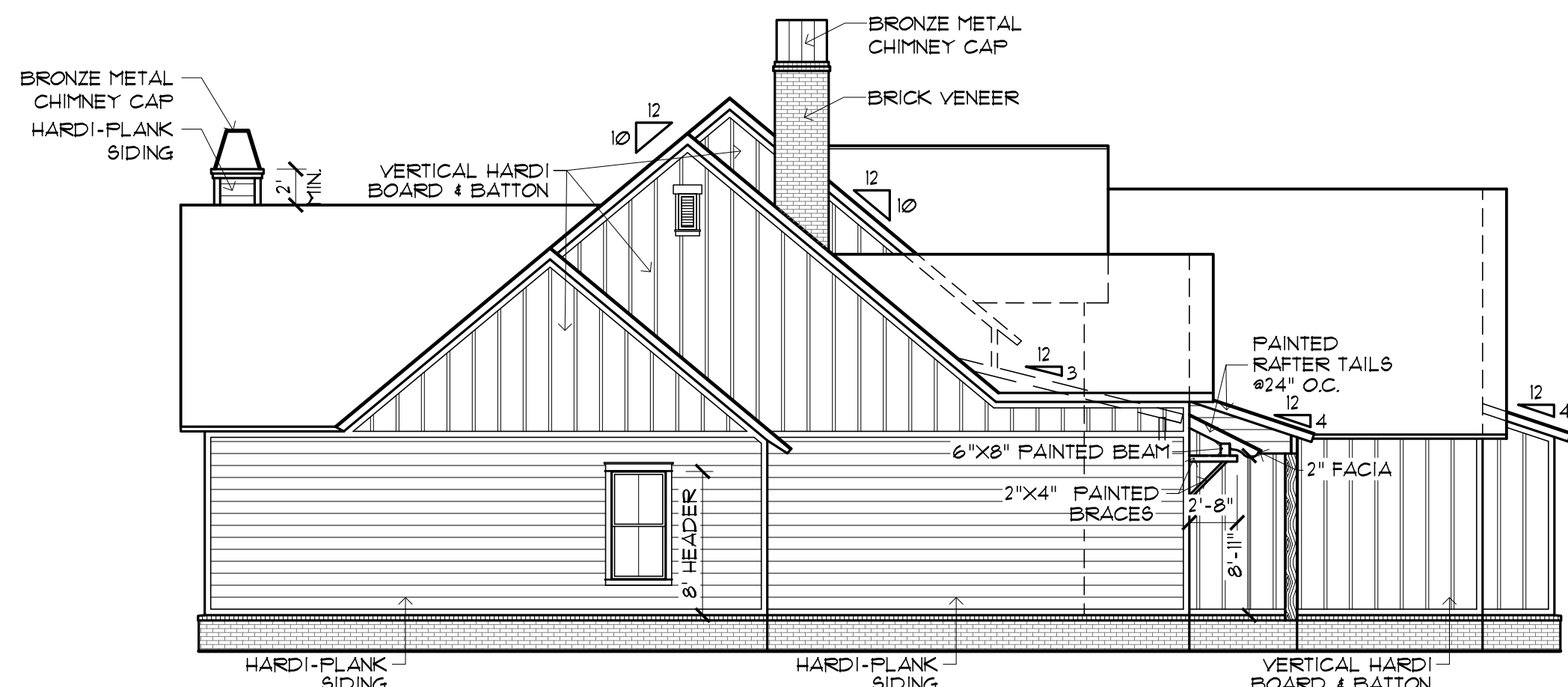
FRONT ELEVATION
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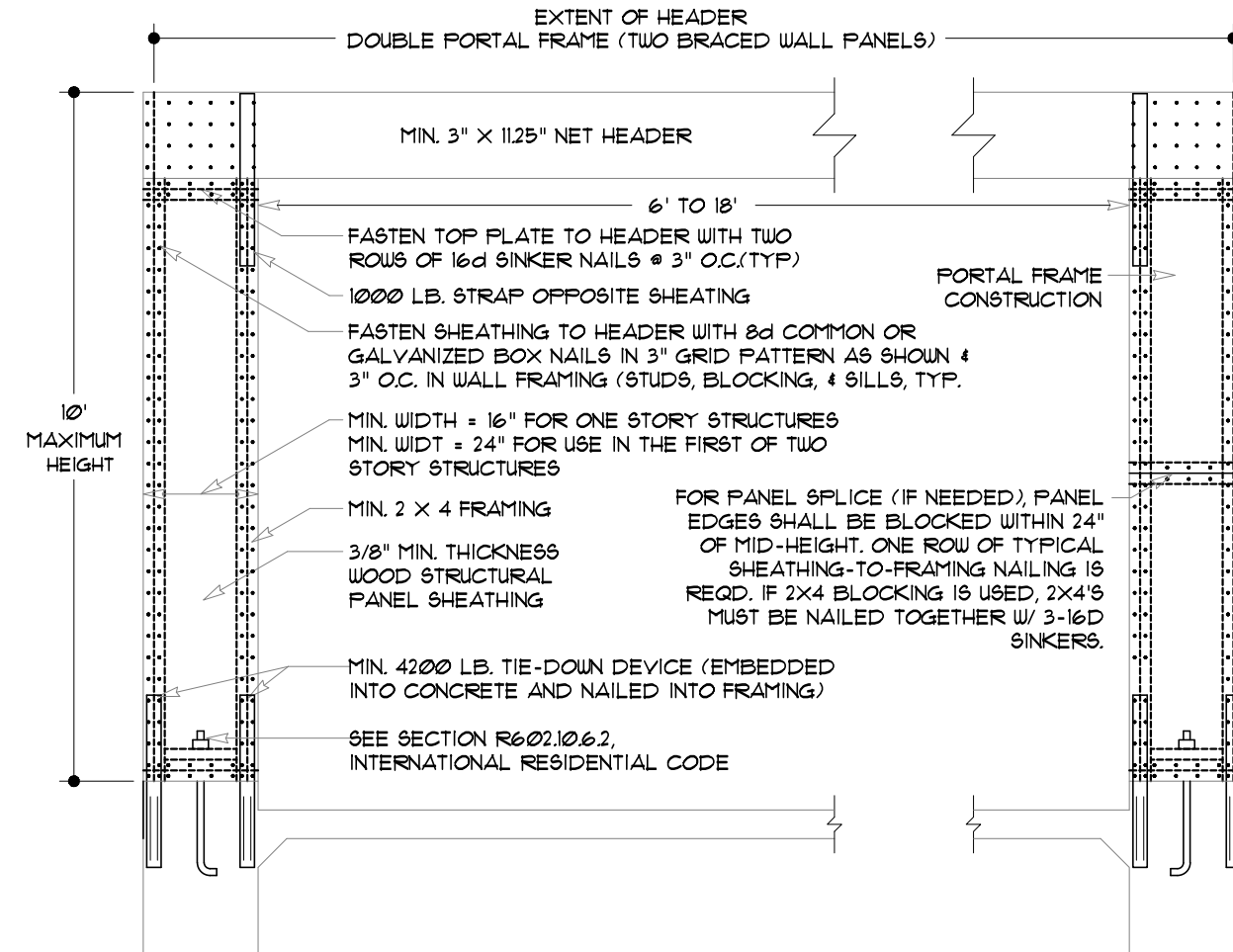
RIGHT SIDE ELEVATION
SCALE: 1/4" = 1'-0"



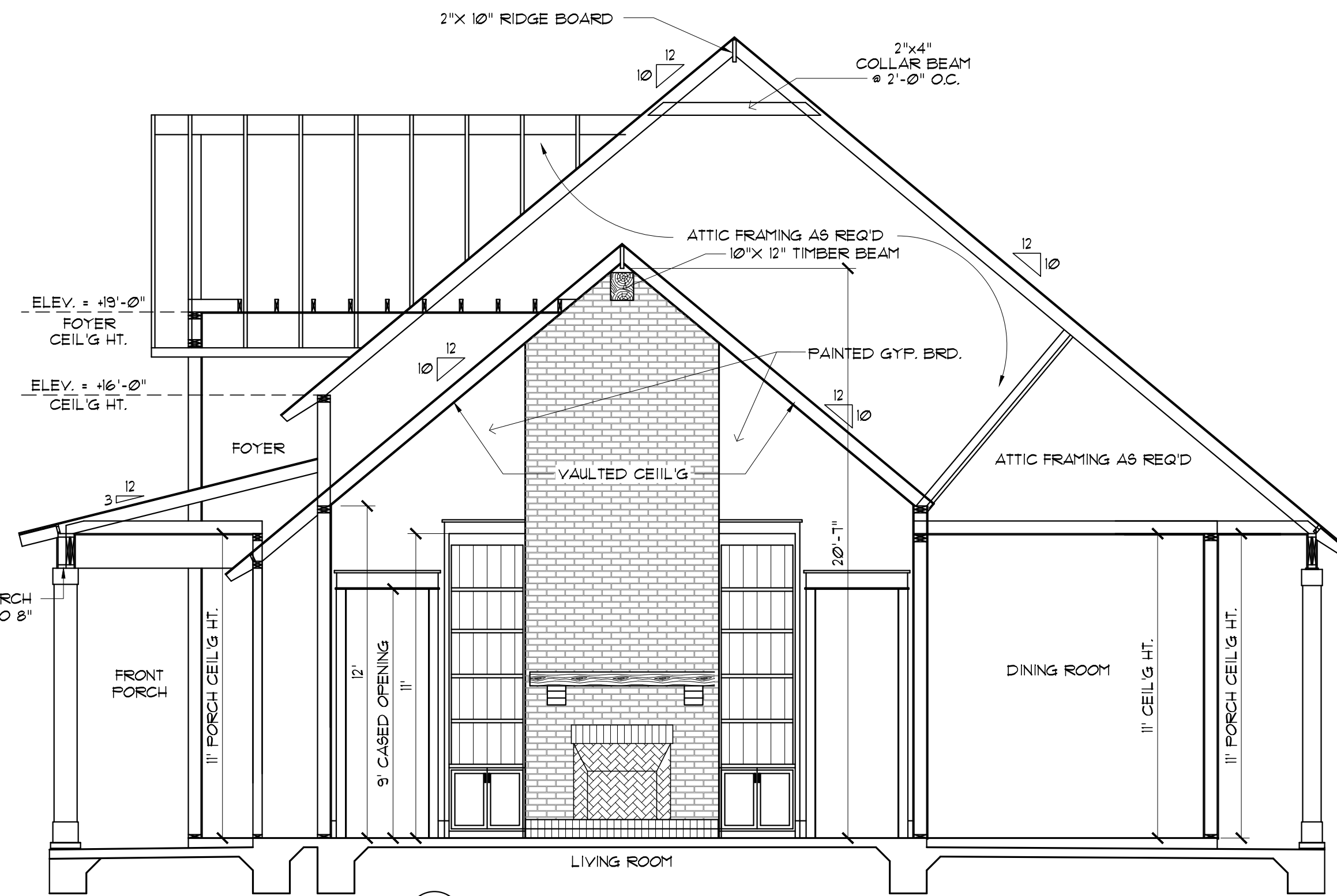
TYPICAL WALL SECTION @ LAP SIDING
SCALE: 3/4" = 1'-0"



LEFT SIDE ELEVATION
SCALE: 1/8" = 1'-0"



1 GARAGE PORTAL DETAIL
NOT TO SCALE



2 CROSS SECTION
SCALE: 1/4" = 1'-0"

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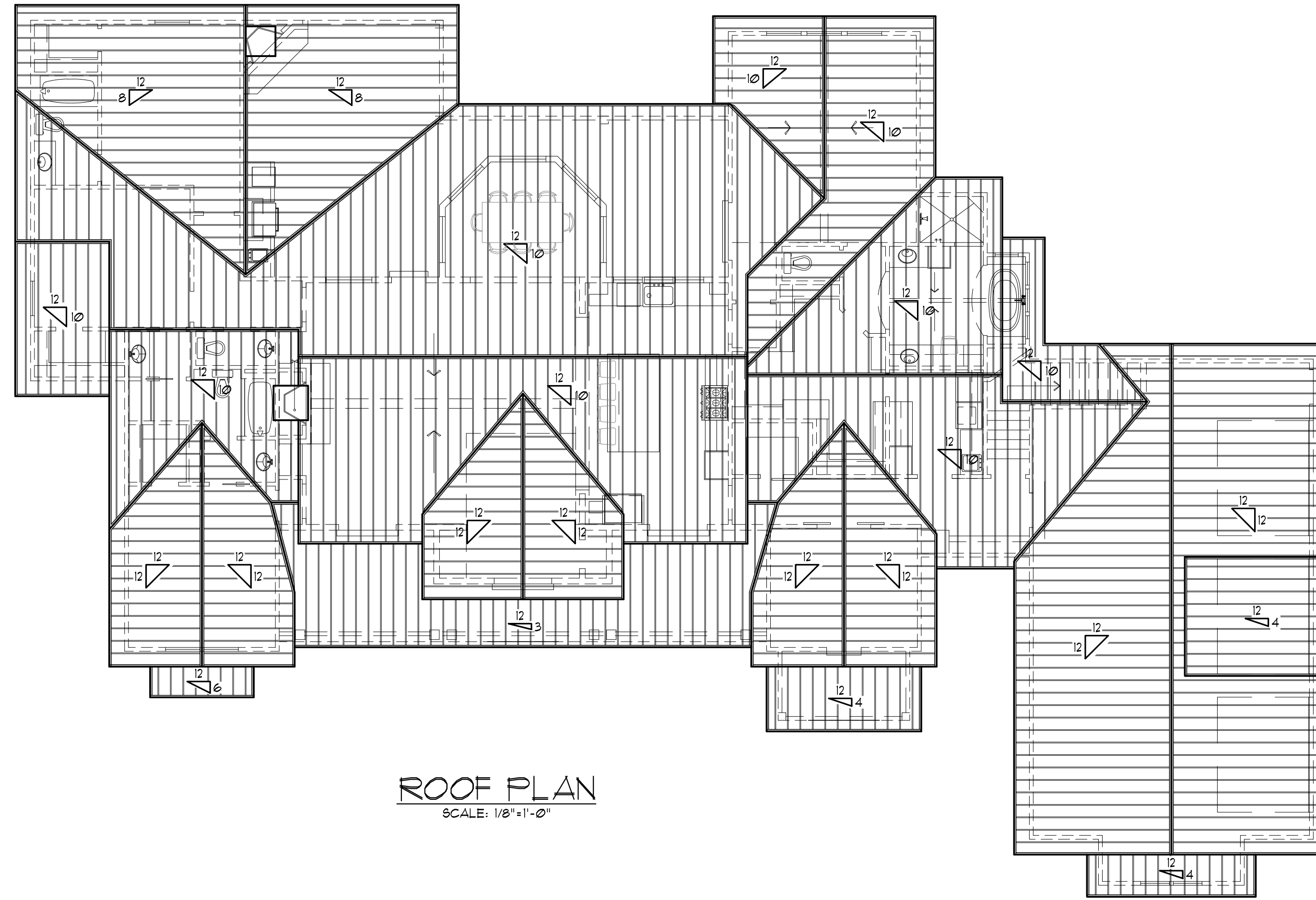
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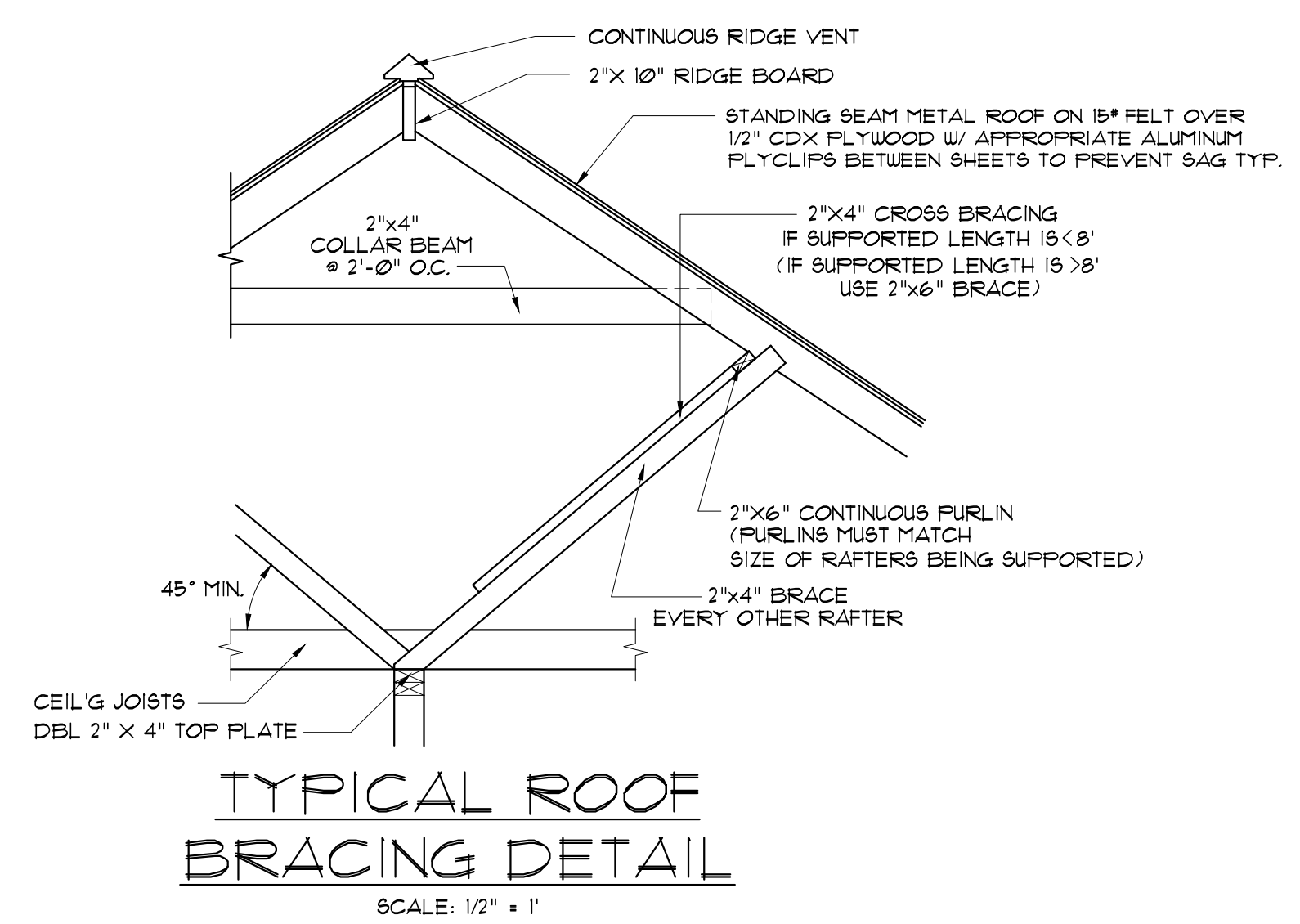
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Sheet Title
ELEVS. & CROSS SECTION

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ROOF PLAN
SCALE: 1/8" = 1'-0"



TYPICAL ROOF BRACING DETAIL
SCALE: 1/2" = 1'

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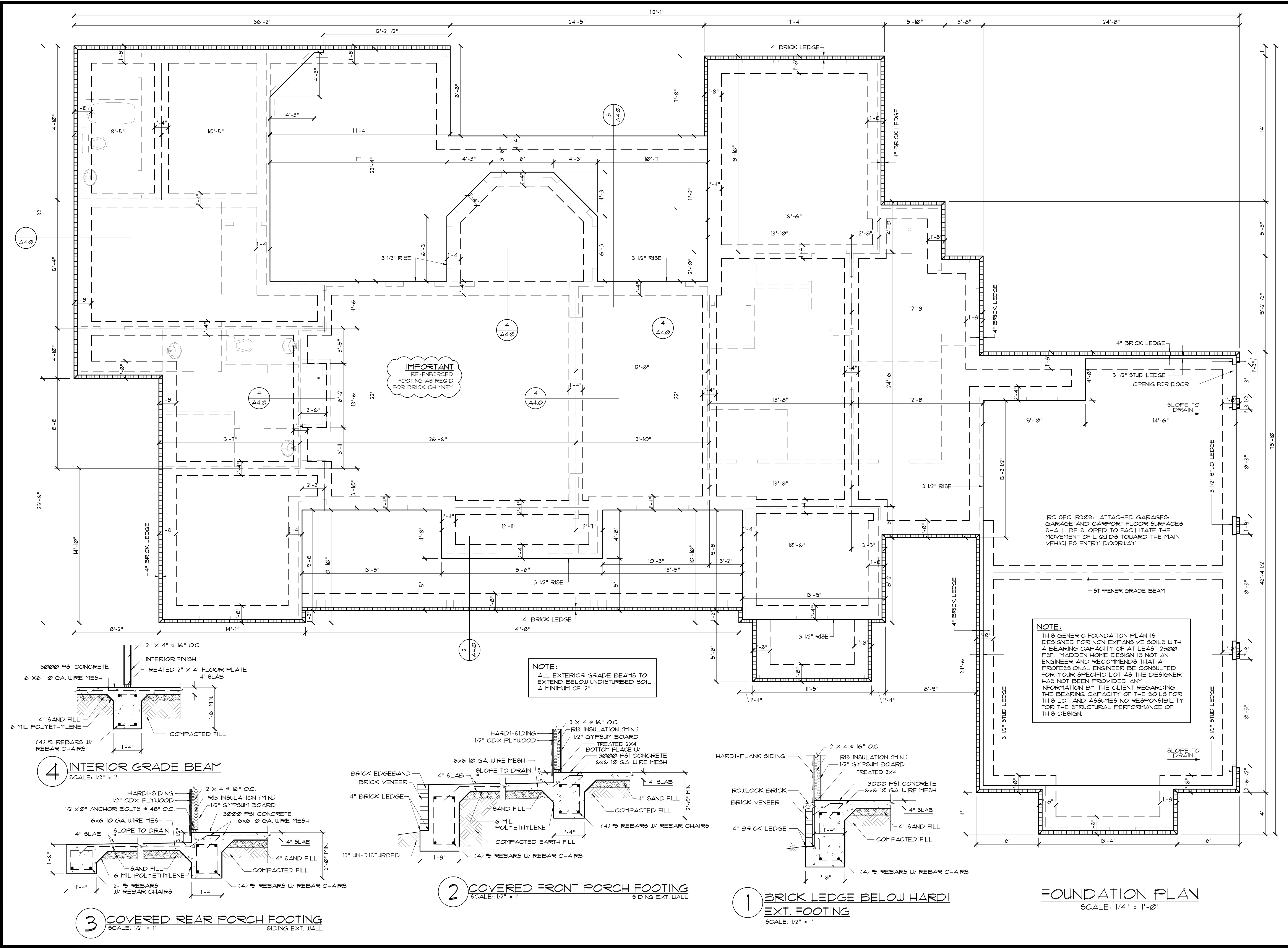
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ROOF PLAN

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FOUNDATION PLAN
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A4.0

NOTE:
 THIS GENERIC FOUNDATION PLAN IS DESIGNED FOR NON EXPANSIVE SOILS WITH A BEARING CAPACITY OF AT LEAST 2500 PSF. MADDEN HOME DESIGN IS NOT AN ENGINEER AND RECOMMENDS THAT A PROFESSIONAL ENGINEER BE CONSULTED FOR YOUR SPECIFIC LOT AS THE DESIGNER HAS NOT BEEN PROVIDED ANY INFORMATION BY THE CLIENT REGARDING THE BEARING CAPACITY OF THE SOILS FOR THIS LOT AND ASSUMES NO RESPONSIBILITY FOR THE STRUCTURAL PERFORMANCE OF THIS DESIGN.

NOTE:
 ALL EXTERIOR GRADE BEAMS TO EXTEND BELOW UNDISTURBED SOIL A MINIMUM OF 12".

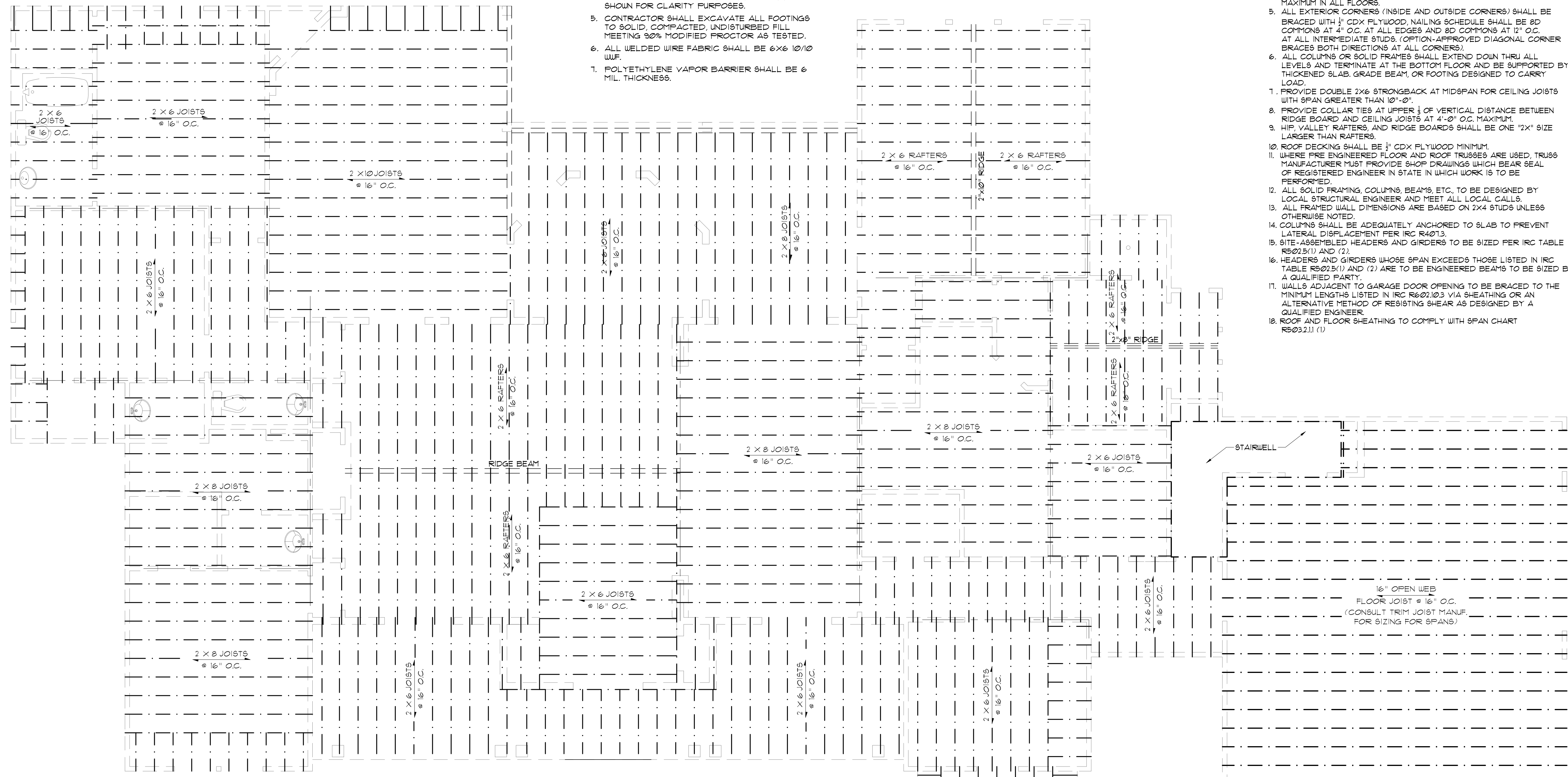
FOUNDATION PLAN
 SCALE: 1/4" = 1'-0"

1 BRICK LEDGE BELOW HARDI EXT. FOOTING
 SCALE: 1/2" = 1"

2 COVERED FRONT PORCH FOOTING
 SCALE: 1/2" = 1"

3 COVERED REAR PORCH FOOTING
 SCALE: 1/2" = 1"

4 INTERIOR GRADE BEAM
 SCALE: 1/2" = 1"



FOUNDATION AND SITE WORK NOTES:

- CHECK ELECTRICAL PLAN FOR ANY CONDUIT OR FLOOR RECEPTACLES.
- TERMITE TREAT THE SOIL PRIOR TO POURING CONCRETE AND RETAIN CERTIFICATE FOR OWNER.
- GRADE LOT TO DRAIN AWAY FROM THE FOUNDATION A MINIMUM OF 6 INCHES IN THE FIRST 10 FEET.
- CARPORIT AND FRONT PORCH BEAMS ARE NOT SHOWN FOR CLARITY PURPOSES.
- CONTRACTOR SHALL EXCAVATE ALL FOOTINGS TO SOLID, COMPACTED, UNDISTURBED FILL MEETING 90% MODIFIED PROCTOR AS TESTED.
- ALL WELDED WIRE FABRIC SHALL BE 6X6 @ 10/10 W/F.
- POLYETHYLENE VAPOR BARRIER SHALL BE 6 MIL. THICKNESS.

SITE PREPARATION NOTES:

- REMOVE TOP SOIL (8" TO 12") AND DELETERIOUS MATERIAL.
- PROOF ROLL SUBBASE WITH A LOADED 18 YARD DUMP TRUCK. REMOVE ALL "PUMPING AREAS."

GENERAL FRAMING NOTES:

THE FOLLOWING NOTES ARE SUGGESTED MINIMUM REQUIREMENTS ONLY. DUE TO A VARIANCE OF CODES PER REGION, PLEASE REFER AND COMPLY WITH ALL YOUR LOCAL CODES. CONSULT WITH LOCAL ENGINEERS FOR ALL STRUCTURAL REQUIREMENTS.

- PROVIDE PURLINS AT MID HEIGHT OF ALL WALLS.
- ALL JOIST AND RAFTERS SHALL BE ALIGNED OVER STUDS BELOW.
- ALL HEADERS SHALL BE 2-2X10'S WITH 1/2" PLYWOOD FLITCH PLATE UNLESS OTHERWISE NOTED.
- PROVIDE 1X4 CROSS BRACING AT MIDPOINT OF SPAN OR 8'-0" O.C. MAXIMUM IN ALL FLOORS.
- ALL EXTERIOR CORNERS (INSIDE AND OUTSIDE CORNERS) SHALL BE BRACED WITH 1/2" CDX PLYWOOD. NAILING SCHEDULE SHALL BE 8D COMMONS AT 4" O.C. AT ALL EDGES AND 8D COMMONS AT 12" O.C. AT ALL INTERMEDIATE STUDS. (OPTION-APPROVED DIAGONAL CORNER BRACES BOTH DIRECTIONS AT ALL CORNERS).
- ALL COLUMNS OR SOLID FRAMES SHALL EXTEND DOWN THRU ALL LEVELS AND TERMINATE AT THE BOTTOM FLOOR AND BE SUPPORTED BY THICKENED SLAB, GRADE BEAM, OR FOOTING DESIGNED TO CARRY LOAD.
- PROVIDE DOUBLE 2X6 STRONGBACK AT MIDSPAN FOR CEILING JOISTS WITH SPAN GREATER THAN 10'-0".
- PROVIDE COLLAR TIES AT UPPER 1/3 OF VERTICAL DISTANCE BETWEEN RIDGE BOARD AND CEILING JOISTS AT 4'-0" O.C. MAXIMUM.
- HIP VALLEY RAFTERS AND RIDGE BOARDS SHALL BE ONE "2X" SIZE LARGER THAN RAFTERS.
- ROOF DECKING SHALL BE 1/2" CDX PLYWOOD MINIMUM.
- WHERE PRE ENGINEERED FLOOR AND ROOF TRUSSES ARE USED, TRUSS MANUFACTURER MUST PROVIDE SHOP DRAWINGS WHICH BEAR SEAL OF REGISTERED ENGINEER IN STATE IN WHICH WORK IS TO BE PERFORMED.
- ALL SOLID FRAMING, COLUMNS, BEAMS, ETC. TO BE DESIGNED BY LOCAL STRUCTURAL ENGINEER AND MEET ALL LOCAL CALLS.
- ALL FRAMED WALL DIMENSIONS ARE BASED ON 2X4 STUDS UNLESS OTHERWISE NOTED.
- COLUMNS SHALL BE ADEQUATELY ANCHORED TO SLAB TO PREVENT LATERAL DISPLACEMENT PER IRC R401.3.
- SITE-ASSEMBLED HEADERS AND GIRDERS TO BE SIZED PER IRC TABLE R502.5(1) AND (2).
- HEADERS AND GIRDERS WHOSE SPAN EXCEEDS THOSE LISTED IN IRC TABLE R502.5(1) AND (2) ARE TO BE ENGINEERED BEAMS TO BE SIZED BY A QUALIFIED PARTY.
- WALLS ADJACENT TO GARAGE DOOR OPENING TO BE BRACED TO THE MINIMUM LENGTHS LISTED IN IRC R502.10.2 VIA SHEATHING OR AN ALTERNATIVE METHOD OF RESISTING SHEAR AS DESIGNED BY A QUALIFIED ENGINEER.
- ROOF AND FLOOR SHEATHING TO COMPLY WITH SPAN CHART R503.2.1 (1)

CEILING JOIST SPANS		
CEILING JOIST SPANS FOR SOUTHERN PINE SPECIES (UNINHABITABLE ATTIC WITHOUT STORAGE, LIVE LOAD = 20 PSF, L _A = 240' / DEAD LOAD = 10 PSF		
**IF HABITABLE ATTIC SPACE OR STORAGE IS DESIRED, REFER TO INTERNATIONAL RESIDENTIAL CODE SPAN TABLES		
SIZE	SPACING (INCHES)	VISUALLY GRADED #2 SOUTHERN PINE (MAXIMUM CEILING JOIST SPAN) (FT.-IN.)
2"x4"	12.0	9-3
	16.0	8-0
	19.2	7-4
	24.0	6-7
2"x6"	12.0	13-11
	16.0	12-0
	19.2	11-0
	24.0	9-10
2"x8"	12.0	17-7
	16.0	15-3
	19.2	13-11
	24.0	12-6
2"x10"	12.0	20-11
	16.0	18-1
	19.2	16-6
	24.0	14-9

NOTE: THE ABOVE TABLE IS BASED ON THE IRC 2018 TABLE R502.5.1 (2)

RAFTER SPANS		
RAFTER SPANS FOR SOUTHERN PINE SPECIES (LIVE LOAD = 20 PSF, L _A = 240' / DEAD LOAD = 10 PSF		
SIZE	SPACING (INCHES)	SPANS (MAXIMUM RAFTER SPANS BETWEEN BRACING) (FT.-IN.)
2"x6"	12.0	12-11
	16.0	11-2
	19.2	10-2
	24.0	9-2
2"x8"	12.0	16-4
	16.0	14-2
	19.2	12-11
	24.0	11-7
2"x10"	12.0	19-5
	16.0	16-10
	19.2	15-4
	24.0	13-9
2"x12"	12.0	22-10
	16.0	19-10
	19.2	18-1
	24.0	16-2

NOTE: THE ABOVE TABLE IS BASED ON THE IRC 2018 TABLE R502.4.1 (3)

CONCRETE NOTES:

- REFER TO BUILDING PLANS FOR DOOR OPENINGS AND EXACT DIMENSIONS.
- USE CONCRETE BRICK SUPPORTS TO MAINTAIN REINFORCING CLEARANCES. DO NOT USE CHU OR FACE BRICK.
- FOUNDATION DESIGN BASED ON A-4 FILL DIRT COMPACTED TO 95% DENSITY (ASTM D-1557). FILL PLACED @ 8" MAX. LIFTS.
- ALL CONCRETE SHALL DEVELOP 3,000 PSI COMPRESSIVE STRENGTH @ 28 DAYS. PLACE CONCRETE W/ MAXIMUM SLUMP OF 6". PROVIDE SLUMP TEST AND CYLINDERS AT BEGINNING AND MIDPOINT OF POUR.
- GRADE 40 DEFORMED REINFORCING.
- ASTM-108 W/F REINFORCING.
- APPLY A LIQUID MEMBRANE CURING CHEMICAL TO ALL CONCRETE SURFACES IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS. W/R GRACE PRODUCT OR EQUAL.
- CONTRACTOR SHALL COORDINATE ALL DOOR LOCATIONS AND OMIT NOTCHES ACCORDINGLY.
- 2" CLEARANCE FOR REBAR, SIDES AND BOTTOM.
- MINIMUM SLAB THICKNESS SHALL BE 4" ON HOUSE AND ANY SIDEWALKS INCLUDING DRIVEWAY.
- FINISH GRADE TO SLOPE AWAY FROM THE HOUSE.
- REFER TO ELECTRICAL PLAN FOR IN-SLAB WIRING AND OUTLET REQUIREMENTS.
- CONTRACTOR SHALL EXCAVATE ALL FOOTINGS TO SOLID, UNDISTURBED SOIL.
- SLABS AND FOOTINGS SHALL BE PLACED MONOLITHICALLY IN A CONTINUOUS POUR. CONSTRUCTION JOINTS FOR THE PURPOSE OF POUR INTERRUPTION SHALL NOT BE ALLOWED WITHOUT PRIOR APPROVAL BY THE OWNER.
- ALL DRIVEWAY POURS SHALL HAVE THE PROPER CONSTRUCTION AND CONTROL JOINTS AT A DISTANCE NO GREATER THAN 15' WITH A JOINT DOWN THE CENTER. RADIUS BENDS SHALL HAVE A CONTROL JOINT AT THE CENTER OF THEM.

JOISTS FRAMING PLAN
SCALE: 1/4" = 1'-0"

DESIGN AND LAYOUT OF TRIM JOISTS TO BE PROVIDED BY TRIM JOIST MANUFACTURER
NOTE: ALL LUMBER TO BE #2 SOUTHERN PINE

RESIDENCE OF
PACES FERRY BUILDERS

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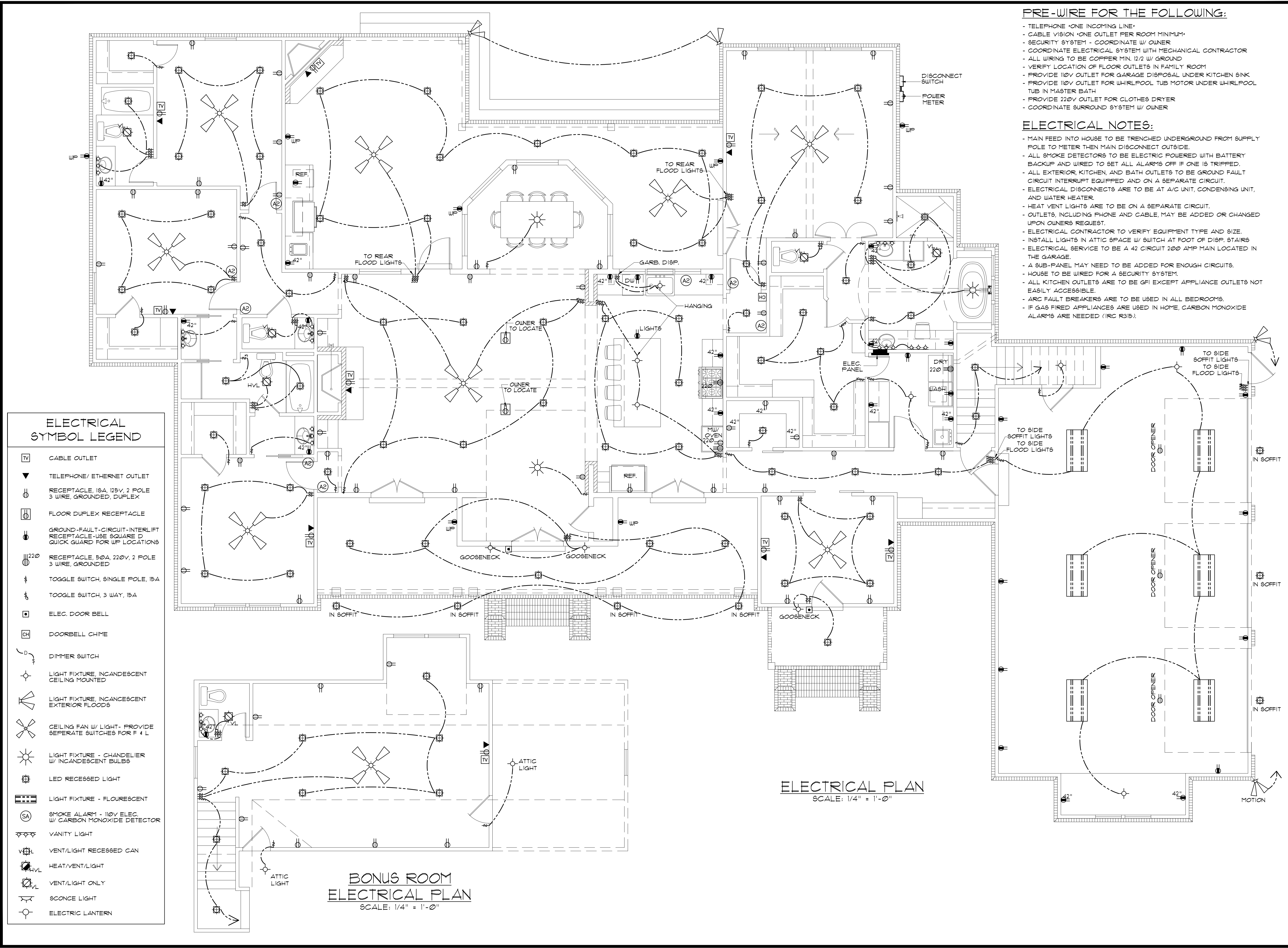
Project No.: Tanglewood - Mirror
DATE: FEBRUARY 16, 2021
DRAWN BY: Steven Madden
DESIGNED BY: Steven Madden

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JOISTS FRAMING PLAN

Sheet Title
Sheet:
A5.0

Preliminary Dwg.
 Bidding Doc.
 Construction Doc.



PRE-WIRE FOR THE FOLLOWING:

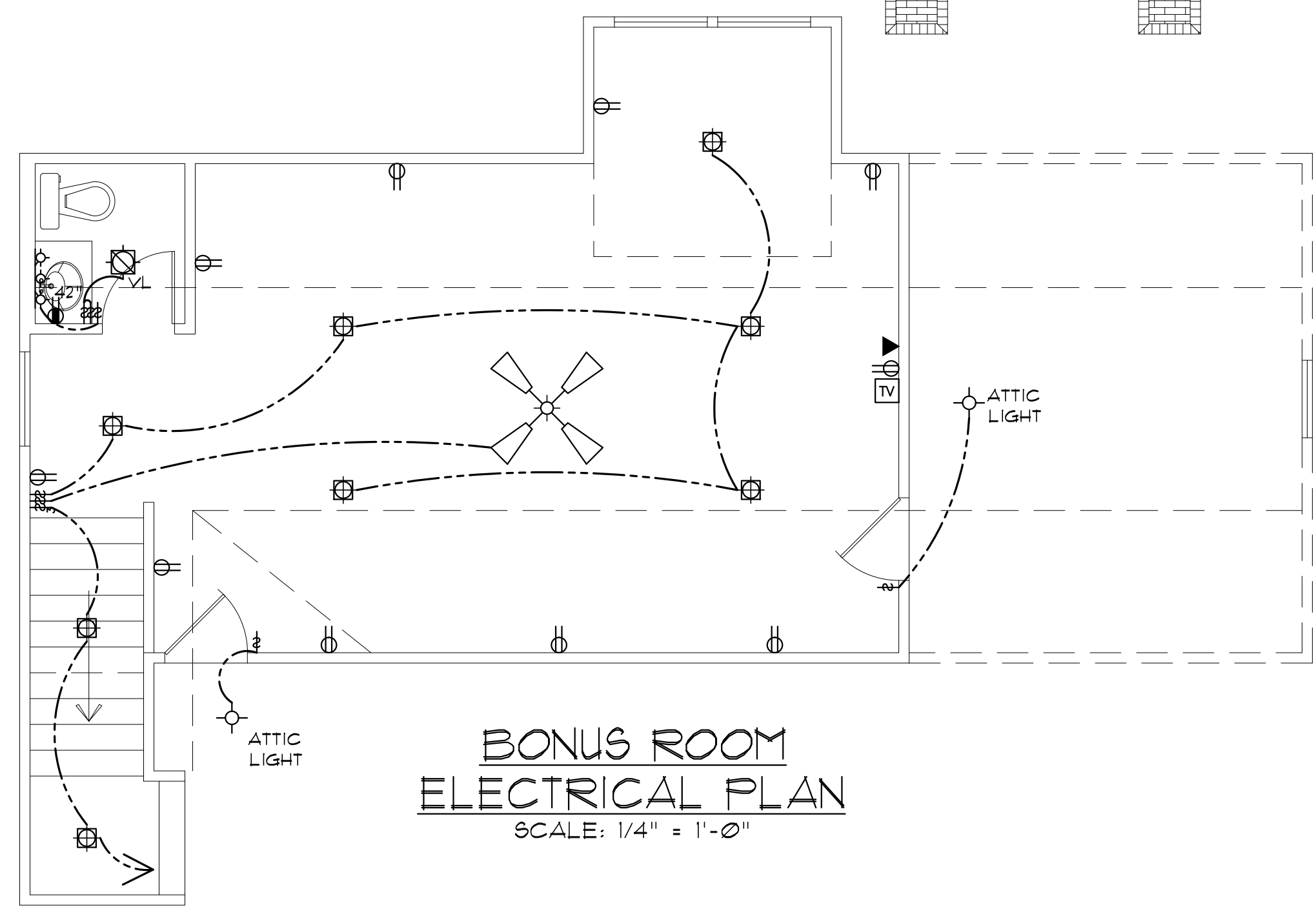
- TELEPHONE (ONE INCOMING LINE)
- CABLE VISION (ONE OUTLET PER ROOM MINIMUM)
- SECURITY SYSTEM - COORDINATE W/ OWNER
- COORDINATE ELECTRICAL SYSTEM WITH MECHANICAL CONTRACTOR
- ALL WIRING TO BE COPPER MIN. 12/2 W/ GROUND
- VERIFY LOCATION OF FLOOR OUTLETS IN FAMILY ROOM
- PROVIDE 110V OUTLET FOR GARAGE DISPOSAL UNDER KITCHEN SINK
- PROVIDE 110V OUTLET FOR WHIRLPOOL TUB MOTOR UNDER WHIRLPOOL TUB IN MASTER BATH
- PROVIDE 220V OUTLET FOR CLOTHES DRYER
- COORDINATE SURROUND SYSTEM W/ OWNER

ELECTRICAL NOTES:

- MAIN FEED INTO HOUSE TO BE TRENCHED UNDERGROUND FROM SUPPLY POLE TO METER THEN MAIN DISCONNECT OUTSIDE.
- ALL SMOKE DETECTORS TO BE ELECTRIC POWERED WITH BATTERY BACKUP AND WIRED TO SET ALL ALARMS OFF IF ONE IS TRIPPED.
- ALL EXTERIOR, KITCHEN, AND BATH OUTLETS TO BE GROUND FAULT CIRCUIT INTERRUPT EQUIPPED AND ON A SEPARATE CIRCUIT.
- ELECTRICAL DISCONNECTS ARE TO BE AT A/C UNIT, CONDENSING UNIT, AND WATER HEATER.
- HEAT VENT LIGHTS ARE TO BE ON A SEPARATE CIRCUIT.
- OUTLETS, INCLUDING PHONE AND CABLE, MAY BE ADDED OR CHANGED UPON OWNERS REQUEST.
- ELECTRICAL CONTRACTOR TO VERIFY EQUIPMENT TYPE AND SIZE.
- INSTALL LIGHTS IN ATTIC SPACE W/ SWITCH AT FOOT OF DISP. STAIRS
- ELECTRICAL SERVICE TO BE A 42 CIRCUIT 200 AMP MAIN LOCATED IN THE GARAGE.
- A SUB-PANEL MAY NEED TO BE ADDED FOR ENOUGH CIRCUITS.
- HOUSE TO BE WIRED FOR A SECURITY SYSTEM.
- ALL KITCHEN OUTLETS ARE TO BE GFI EXCEPT APPLIANCE OUTLETS NOT EASILY ACCESSIBLE.
- ARC FAULT BREAKERS ARE TO BE USED IN ALL BEDROOMS.
- IF GAS FIRED APPLIANCES ARE USED IN HOME, CARBON MONOXIDE ALARMS ARE NEEDED (IRC R315).

ELECTRICAL SYMBOL LEGEND

- TV CABLE OUTLET
- ▼ TELEPHONE/ ETHERNET OUTLET
- ⊕ RECEPTACLE, 15A, 125V, 2 POLE 3 WIRE, GROUND, DUPLEX
- ⊕ FLOOR DUPLEX RECEPTACLE
- ⊕ GROUND-FAULT-CIRCUIT-INTERLIFT RECEPTACLE-USE SQUARE D QUICK GUARD FOR UP LOCATIONS
- ⊕ 220 RECEPTACLE, 50A, 220V, 2 POLE 3 WIRE, GROUND
- ⊕ TOGGLE SWITCH, SINGLE POLE, 15A
- ⊕ TOGGLE SWITCH, 3 WAY, 15A
- ⊕ ELEC. DOOR BELL
- ⊕ DOORBELL CHIME
- ⊕ DIMMER SWITCH
- ⊕ LIGHT FIXTURE, INCANDESCENT CEILING MOUNTED
- ⊕ LIGHT FIXTURE, INCANDESCENT EXTERIOR FLOODS
- ⊕ CEILING FAN W/ LIGHT- PROVIDE SEPERATE SWITCHES FOR F & L
- ⊕ LIGHT FIXTURE - CHANDELIER W/ INCANDESCENT BULBS
- ⊕ LED RECESSED LIGHT
- ⊕ LIGHT FIXTURE - FLOURESCENT
- ⊕ SMOKE ALARM - 110V ELEC. W/ CARBON MONOXIDE DETECTOR
- ⊕ VANITY LIGHT
- ⊕ VENT/LIGHT RECESSED CAN
- ⊕ HEAT/VENT/LIGHT
- ⊕ VENT/LIGHT ONLY
- ⊕ SCONCE LIGHT
- ⊕ ELECTRIC LANTERN



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

MADDEN HOME DESIGN, LLC NOT BEING AN ARCHITECTURAL OR ENGINEERING FIRM, DOES NOT GUARANTEE THE ACCURACY OF THESE PLANS. THE DESIGNER'S RESPONSIBILITY IS LIMITED TO THE DESIGN AND EVERY EFFORT HAS BEEN MADE TO INSURE ALL DIMENSIONS ARE CORRECT AND ENVIRONMENTAL REGULATIONS HAVE BEEN MET. IF AN ERROR OR OMISSION DOES OCCUR IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND/OR OWNER AT HIS/HER OWN EXPENSE. MADDEN HOME DESIGN, LLC IS NOT RESPONSIBLE FOR THE CONTRACTOR'S RESPONSIBILITY FOR VERIFICATION OF DIMENSIONS IN THE FIELD AND SHALL BUILD HOME IN ACCORDANCE WITH THE INTERNATIONAL RESIDENTIAL CODE 2015.

RESIDENCE OF
PACES FERRY BUILDERS

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Sheet Title
ELECTRICAL PLAN

Sheet:
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