

General-

6. Storm water drains (within 5' of foundation wall) shall be of material as specified for sanitary drainage work. Storm water sewers (5' and beyond foundation) shall be of an approved material as per plumbing contractor.

- l. Concrete shall be 5-7% air entrained with a minimum compressive strength of:
 - a) 2500 psi for basement walls and foundations not exposed to weather and for basement slabs and interior slabs on a grade.
 - b) 3000 psi for basement foundation and exterior walls and other vertical work exposed to weather.
 - c) 3500 psi for carport and garage floor slabs for porches and steps exposed to weather. [Table R402.2]

2. All concrete form work to be adequately tied together and braced to form a true line, square corners and plumb walls.
3. All reinforcing bars shall conform to ASTM spec (A625 Deformed bars with minimum yield stress of 60,000 psi [Table R404.1.2.3.1]). Welded wire fabric to be 6x6, 10/10, conforming to ASTM spec 185.
4. Paired footing to be poured on level (less the 1" in 10'-0" slope), undisturbed soil.
5. Install 3"x3"x0.224 plate washers between foundation sill plate and nut on all foundation bolts.
6. Crawl space venting minimum 10 sq.ft. for each 150 sq.ft. of foundation area.

1. All Flashing to be 24 ga. G.I. metal. Gravel stops and beam caps to be 22 ga. G.I. metal.

2. All framing connections to be Simpson Company, or approved equivalent. Simpson HI to be used at each truss to top plate connection.

1.Exposed plywood to be exterior grade CCX. Nail 6" on edge 12" in field.

2.All dimension lumber to be Douglas Fir-Larch, 2x4 standard or better all other #2 or better unless noted otherwise.

3. All walls to be double plated, and plated joints will not be less than 48" apart. Top plate of interior partitions shall tie full into exterior wall plate.
4. Provide operable egress windows at basement and every sleeping room with a minimum clear opening of 5.7 sq.ft. (Ground floor egress window 5 sq.ft.). Least operable height shall be not 24"; least operable width shall be not 20"; sill height shall not be more than 44" above the floor. (R310.1).
5. Level changes at entries to be minimum 1/2" maximum 7 1/2".
6. Exterior bearing wall headers to be as per framing plans.
7. Interior bearing wall headers to be 4x6#2 df-I unless noted.
8. Plumbing walls to be 2x6 (verify with plumbing contractor).
9. Provide blocking for backing: Shower rod, 84" height; Towel rod, 42" height; Curtain rod, each side of all windows.
10. All pre-wiring for telephone, TV, Stereo etc. to be coordinated with owner.
11. All trusses to be per manufacturers engineering specifications. Truss details to be provided upon framing inspection. Truss manufacturer to verify all spans and configurations prior to truss fabrication.
12. Trusses shall not bear on interior partitions unless so designed.
13. Insulation baffles to be CDX plywood (or approved equal); no felt paper allowed. Use scrap if available.



Exterior Walls; R-21
Floors; R-30
Ceiling; R-38
2x10 or 2x12 Rafter
floor space area shall
Foundation Walls; R-15
Forced Air Duct; R-8
Water Heater; R-11
Slab on Grade; R-15

3 Vapor barriers at exterior walls (one dry cup rating or less).

4. Doors and windows to be weather-stripped.
5. Windows shall have a maximum U-Q 35. Skulights: Maximum U0.60

6. Exterior doors shall have a maximum U-0.20. Exterior doors with >2.5 sq.ft. glazing shall have a maximum U-0.40 (double pane with low-e coating or tripple pane glazing shall be deemed to comply with the U-0.40 requirement).

2. Flash all exterior doors, windows, and horizontal wood trim as required.

3. Counter tops to be self edged, and coved. (or as per owner)

- 4 All open flames and glow elements to be minimum 18" above garage floor.

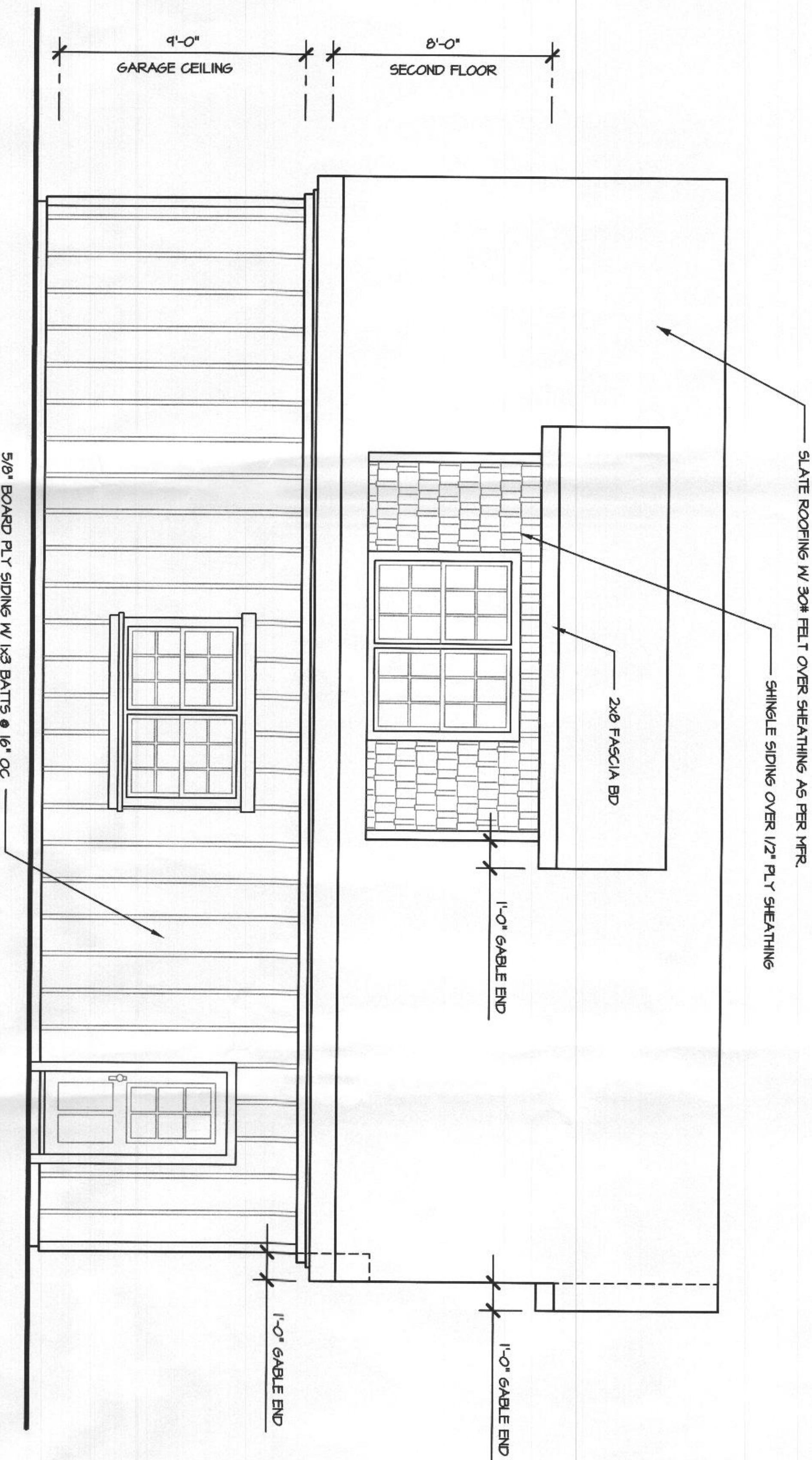
5. The garage shall be completely separated from the residence and its attic area by means of type "x" board or equivalent applied to the garage side. Where the separation is a floor-ceiling assembly, the structure supporting the separation shall be protected by type "x" board or equivalent. [R-302.6]

6. Recessed light fixtures installed in insulated cavities shall be labeled as suitable for being installed in direct contact with insulation, i.e. IC rated.

7. Minimum hallway width 36": finish wall to finish wall. [R-311]

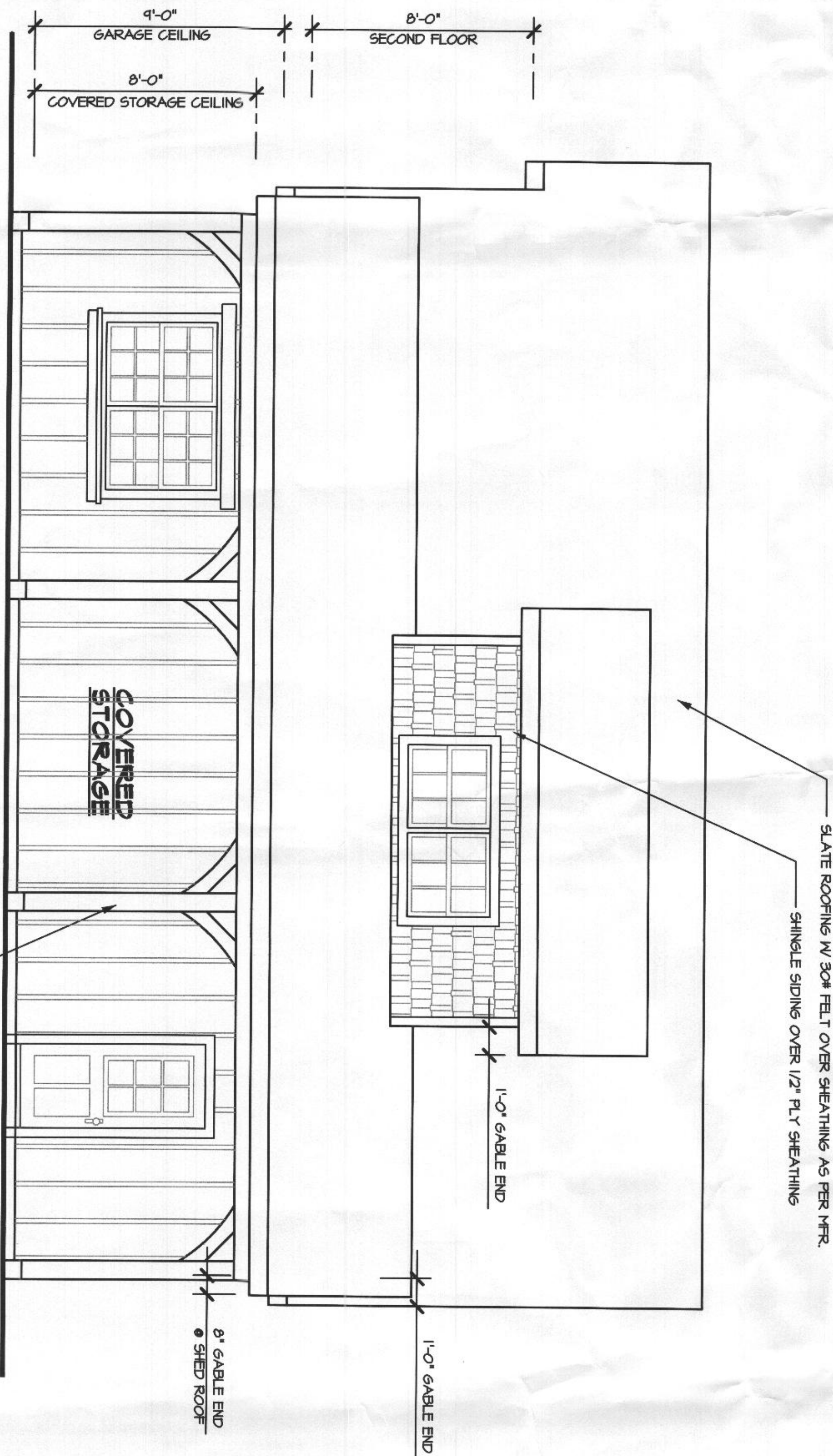
PROFESSIONAL CERTIFICATION:
I HEREBY CERTIFY THAT THESE DOCUMENTS WERE
PREPARED BY ME AND THAT I AM A DULY LICENSED
PROFESSIONAL ENGINEER UNDER THE LAWS OF THE
STATE OF MARYLAND.
LICENSE NO. 24518
EXPIRATION DATE: 09-21-2021

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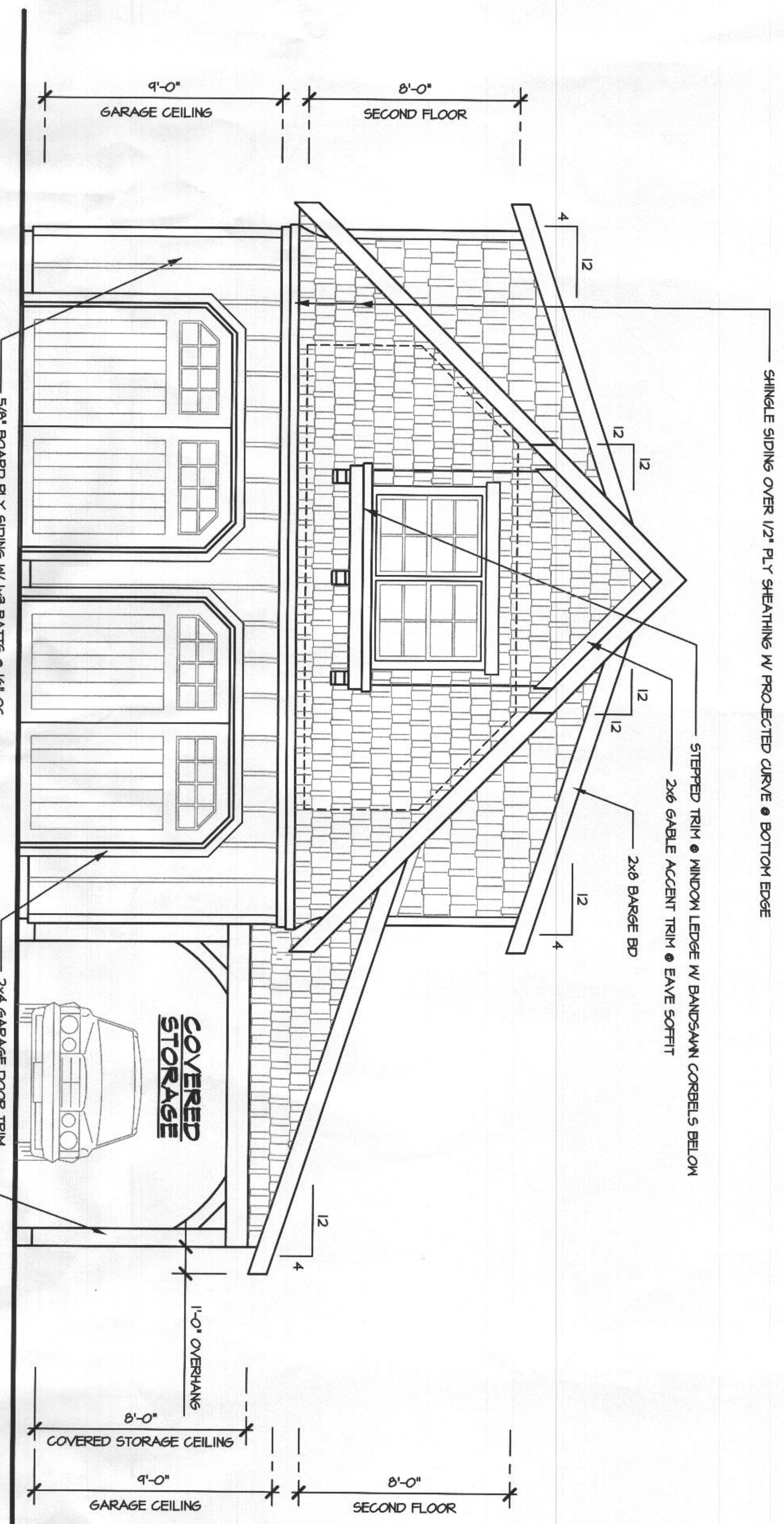
LEFT ELEVATION

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



RIGHT ELEVATION

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



FRONT ELEVATION

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



REAR ELEVATION

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

NOTES:
OWNER & BUILDING CONTRACTORS TO REVIEW PLAN FOR COMPLETENESS AND ACCURACY PRIOR TO THE START OF CONSTRUCTION.
OF ANY ERRORS OR OMISSIONS PRIOR TO THE START OF CONSTRUCTION.

ASSUMED DESIGN LOADS:

LIVE LOAD @ FLOOR = 40 PSF
DEAD LOAD @ FLOOR = 10 PSF
LIVE/DEAD LOAD @ ROOF = 25 PSF
DEAD LOAD @ ROOF = 25 PSF
LIVE LOAD @ DECKS = 40 PSF
DEAD LOAD @ DECKS = 10 PSF
SOIL BEARING PRESSURE = 1500 PSF

DEC 21 2020



PROFESSIONAL CERTIFICATION DOCUMENTS WERE REVIEWED BY ME AND I AM A duly Licensed Professional Engineer in the State of Maryland.
EXPIRATION DATE: 09-30-2021

ASSOCIATED
DESIGNS, INC.
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Associated
DESIGNS

TITLE:
ELEVATIONS

DATE:
11/13/20

SCALE:
NOTED

DRAWN BY: KA
CHECK BY: TT

PREPARED FOR:
TOM & LISA CAPPS
14955 TRIADPHIA RD.
GLENELG, MD 21737
PHONE: (443)812-2410

PROJ. NO.
20-370
SHEET
1 OF 1

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