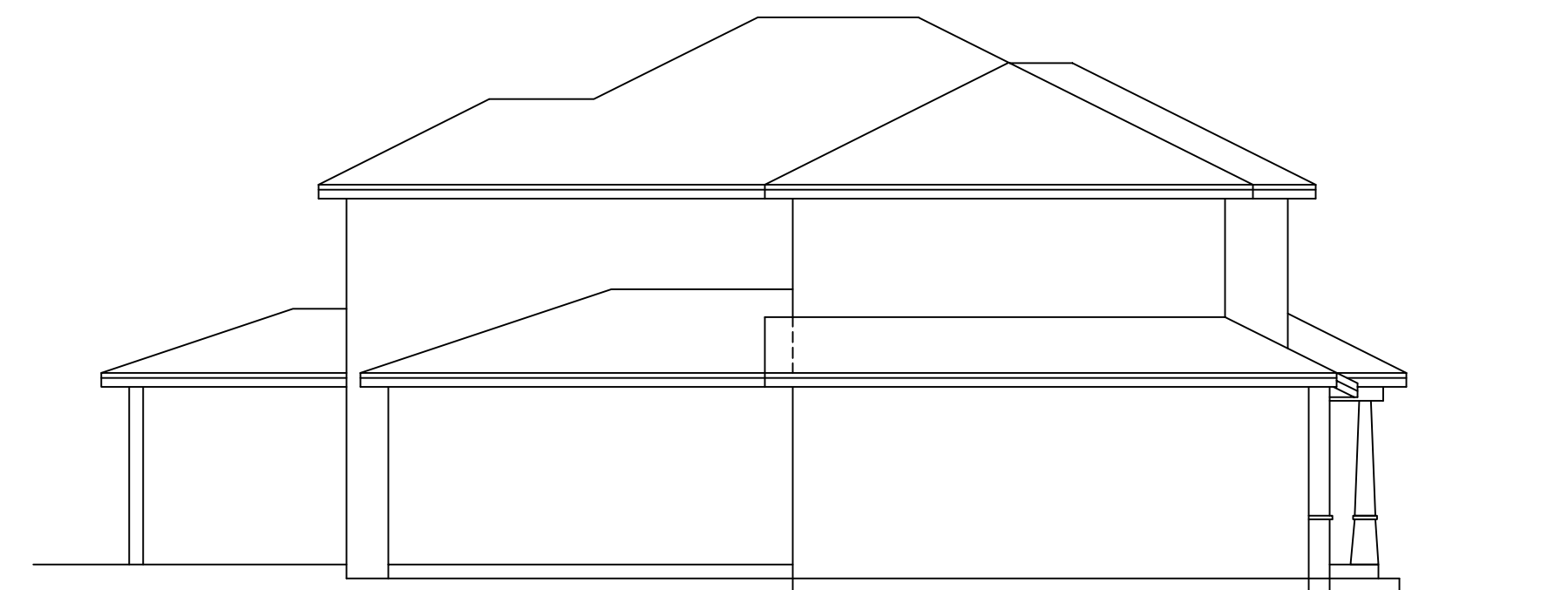
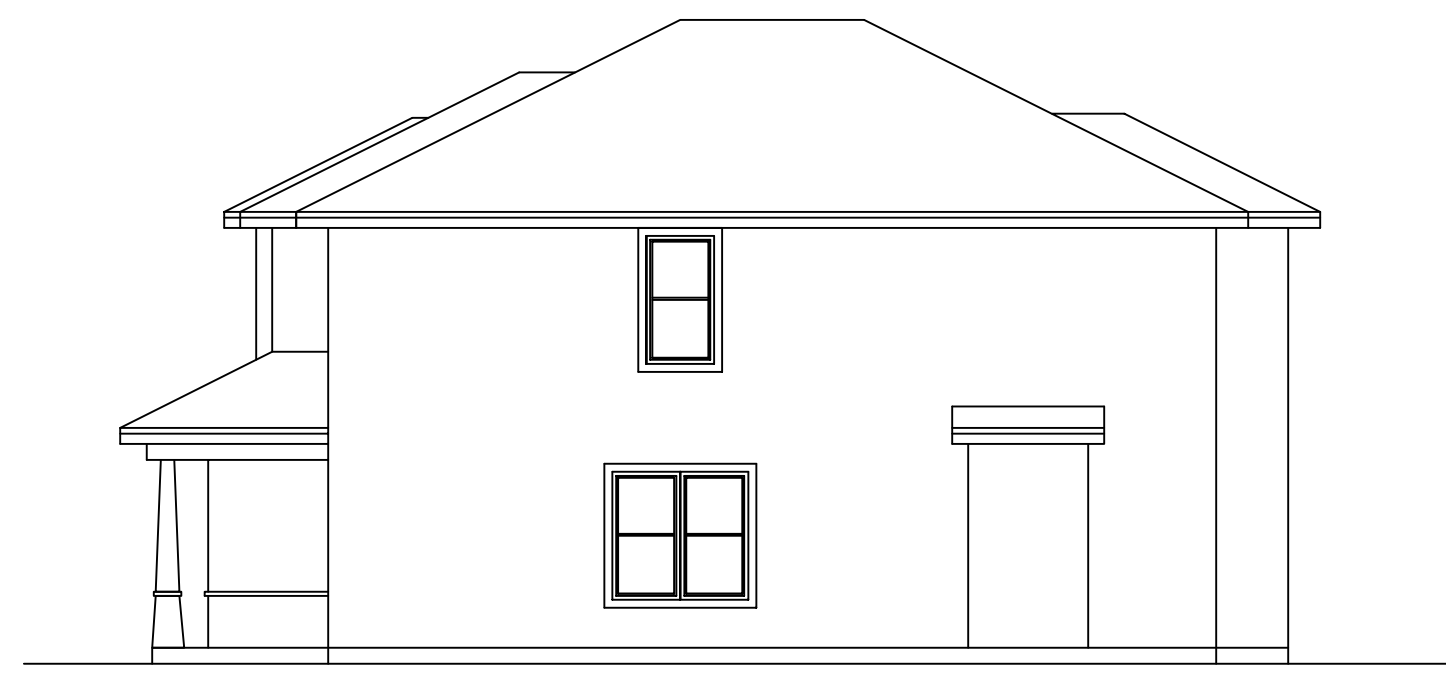




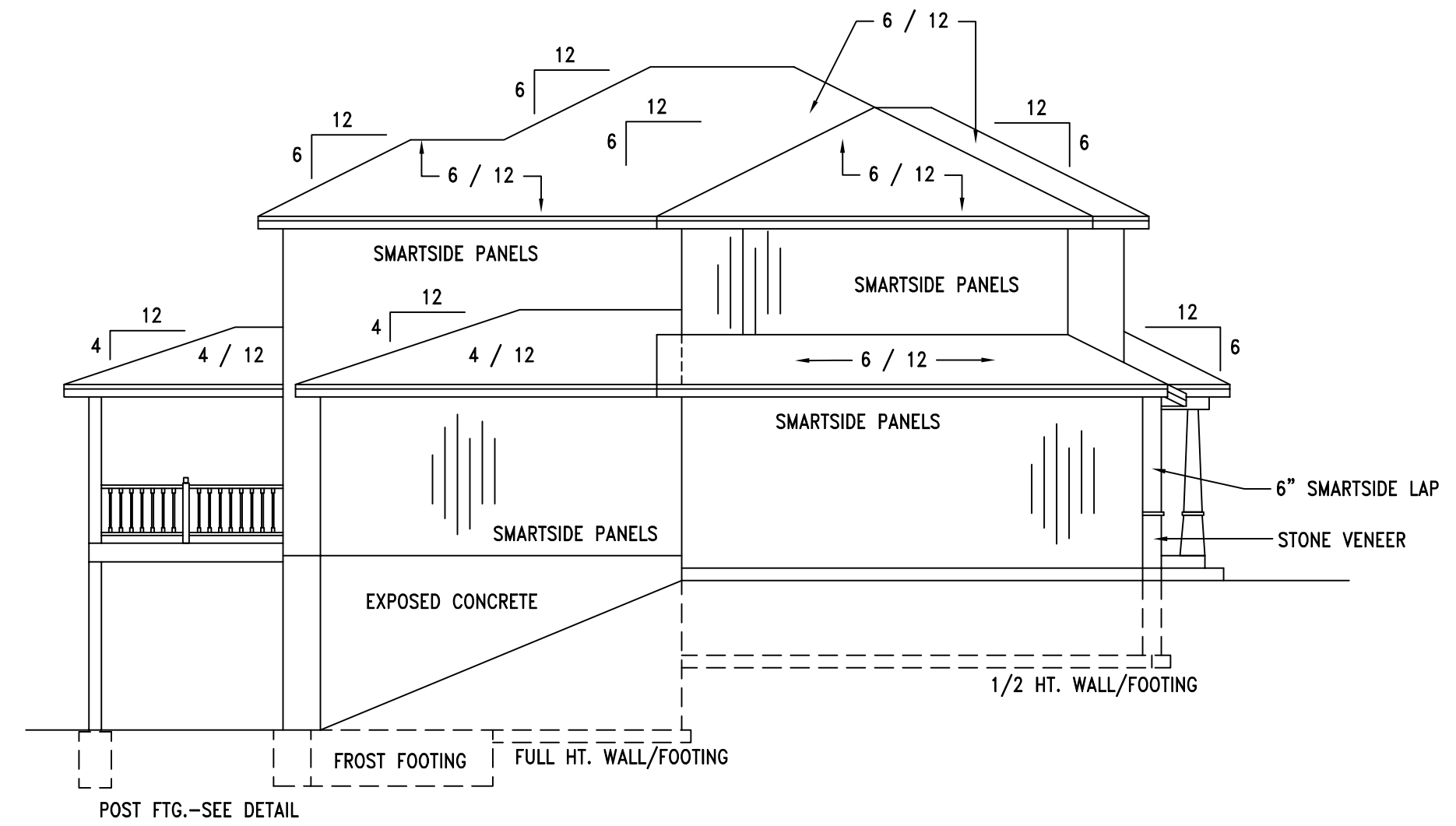
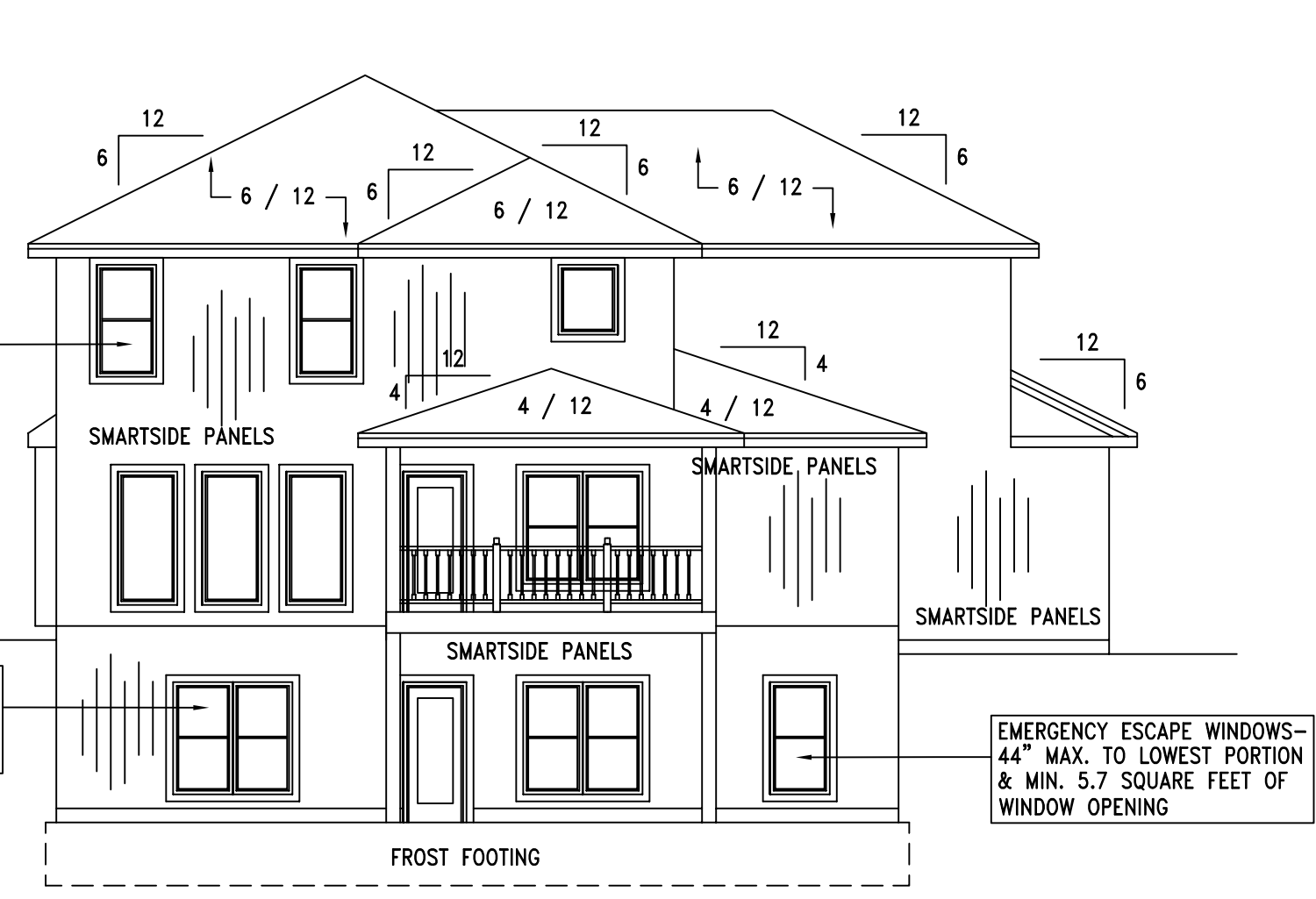
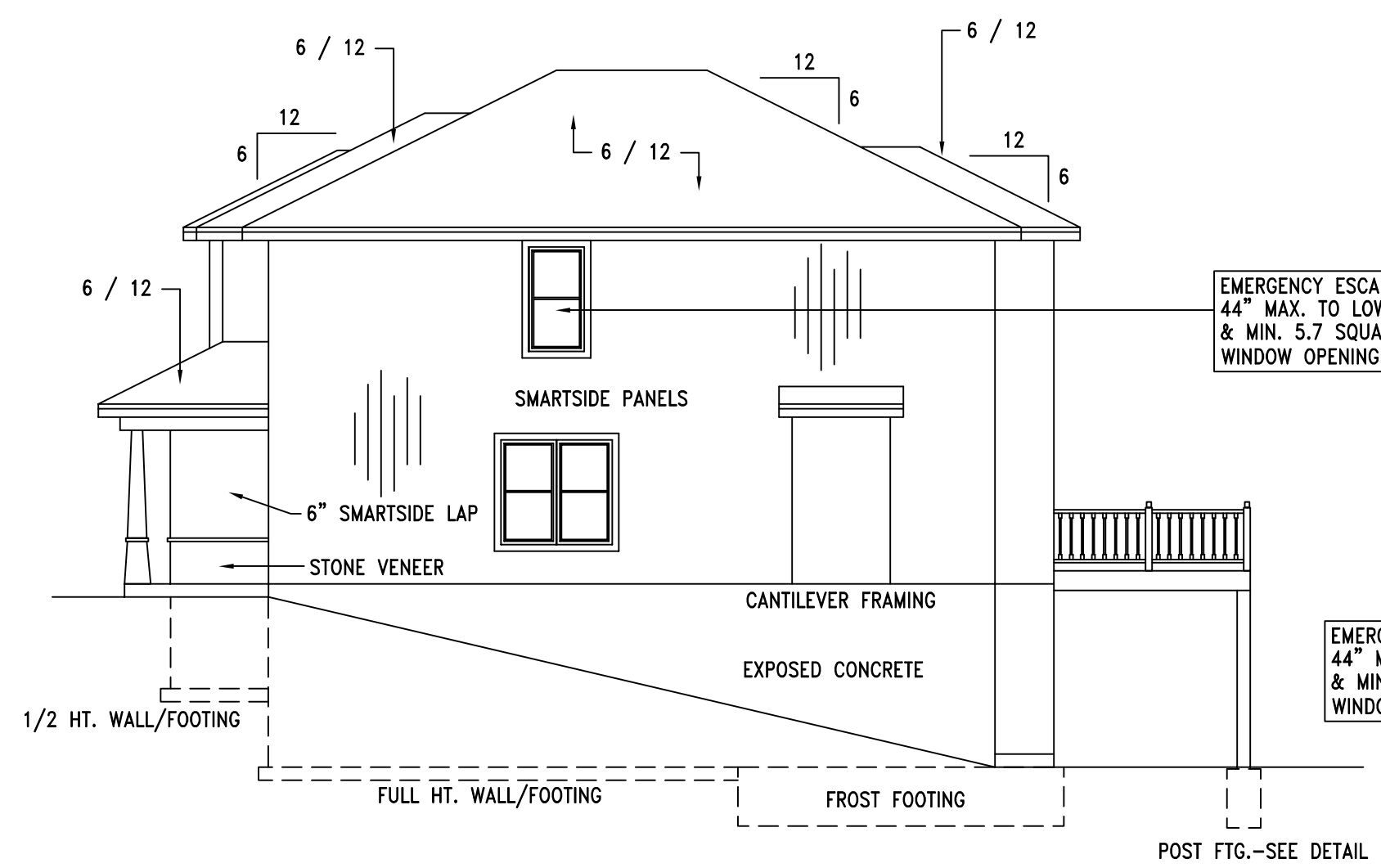
EAGLE 1 CONSTRUCTION  
 GRAIN VALLEY, MISSOURI  
 THE TAYLOR JR

DATE: 12-02-2020  
 EIC PROJECT #: \_\_\_\_\_  
 CLIENT: \_\_\_\_\_  
 SUBDIVISION: \_\_\_\_\_  
 PLOT #: \_\_\_\_\_

| REVISION | DATE |
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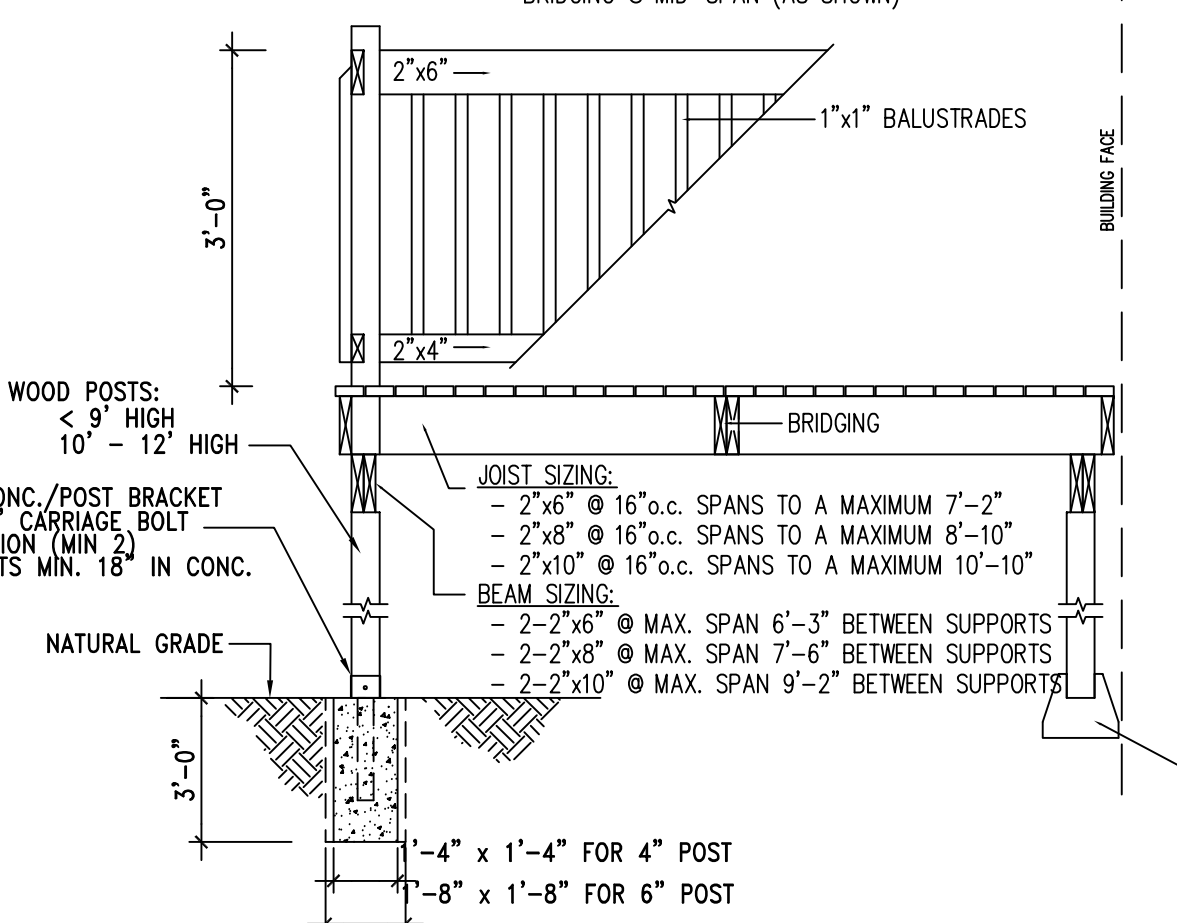
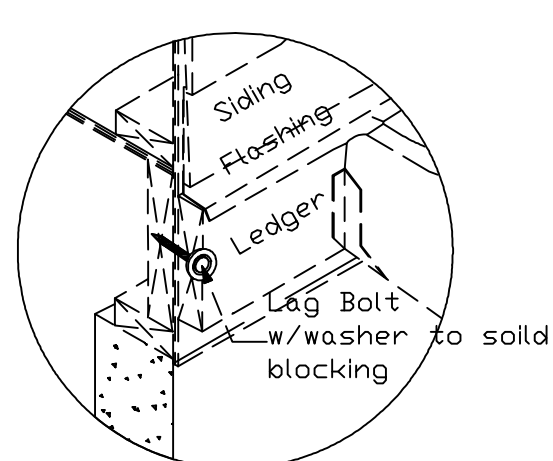
**D** SIDES & REAR ELEVATION—FULL BASEMENT  
 1/8" = 1'-0"



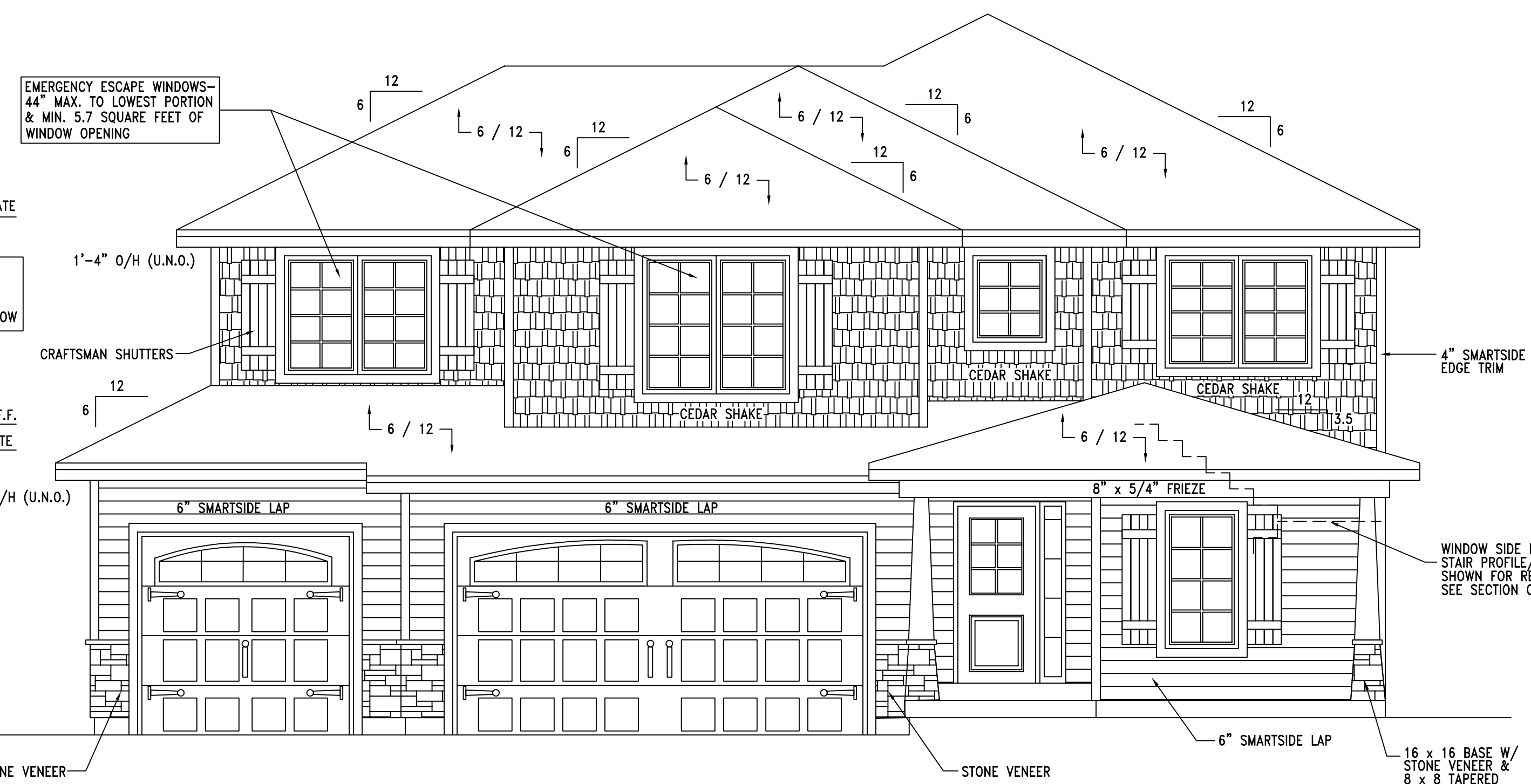
**C** SIDES & REAR ELEVATION—WALKOUT OPTION  
 1/8" = 1'-0"

**NOTE:**  
 - WHERE ADJACENT GRADE IS 2'-0" OR LESS A GUARD IS NOT REQUIRED.  
 - DECK DESIGN LOAD IS BASED ON 100 lb./sq.ft. AS PER NATIONAL BUILDING CODE.  
 - WHERE JOIST SPAN EXCEEDS 7'-0", PROVIDE BRIDGING @ MID-SPAN (AS SHOWN)

**DECK LEDGER ATTACHMENT**  
 1. (2) LAGS REQUIRED AT EA. END 2" FROM ENDS  
 2. PROVIDE 1 x 4 TREATED SPACED BEHIND EA. LAG  
 3. PROVIDE LAGS IN EA. JOIST SPACE W/ (2) EVERY OTHER SPACE, 2" FROM EDGES  
 4. MIN. SIZE LAG IS 1/2" DIAM x 6" LENGTH  
 5. PROVIDE FLASHING BETWEEN RIM JOIST & LEDGER



**B** TYPICAL RAISED WOOD DECK FRAMING  
 N.T.S.



**A** FRONT ELEVATION  
 1/4" = 1'-0"

**GENERAL NOTES AND REQUIREMENTS**

- DOORS AND WINDOWS:**
- ALL GLAZING WITHIN 12" OF THE FINISHED FLOOR, ADJACENT TO DOORS <24" AND WITHIN DOORS, ABOVE BATHUBS TO BE SAFETY TYPE GLASS AND LABELED SUCH AS IN COMPLIANCE W/ SECTION 308 OF THE IRC
  - SHOWER DOORS SHALL HAVE SAFETY GLAZING. HINGED SHOWER DOORS SHALL SWING OUTWARD
- GARAGES:**
- GARAGE SEPARATION WALL TO BE 1-HR CONST. W/ MIN. 5/8" TYPE X GWB. EXTEND TO BOT. OF ROOF. DOOR TO BE 20-MIN RATED, 1-3/8" S.C. & EQUIPPED W/ CLOSER & LATCH
  - 15 & 20-AMP RECEPTACLES SHALL HAVE GFCI PROTECTION
  - TYPE-X 5/8" GB REQUIRED ON GARAGE CEILING BELOW LIVING AREAS
- LIGHT AND VENTILATION:**
- PROVIDE STAIRWAY ILLUMINATION PER R303.7.9
  - GABLE VENT & MUSHROOM VENTS TO PROVIDE A MIN. OF 10 S.F. NET-FREE OF ATTIC VENTILATION
  - FURNACES ENCLOSED IN A ROOM LESS THAN 100 S.F. SHALL BE PROVIDED W/ A MEANS OF COMBUSTION MAKE-UP AIR AS DETERMINED/CALCULATED AND PRESCRIBED BY MECH. CONTRACTOR
  - VENTILATE KITCHENS AND LAUNDRY ROOMS PER R303.3
  - PROVIDE MIN. 16" x 10" SOFFIT VENTS ALONG EAVE SPACED EVENLY W/ NO MORE THAN 8"-0" O.C.
- GYP-SUM BOARD:**
- G.B. APPLIED TO CEILING SHALL BE 16" WHEN FRAMING MEMBERS ARE 16" O.C. OR 5/8" WHEN MEMBERS ARE 24" O.C. OR USE 1/2" SAG-RESISTANT GYP. CEILING BOARD
- MECHANICAL SYSTEMS**
- FURNACE & WATER HEATER SHALL BE ON 18" PLATFORMS IF PLACED IN A GARAGE OR ROOM W/ DIRECT ACCESS TO A GARAGE
  - PROVIDE MIN. 78% AFUE FOR WEATHERIZED GAS HEATING EQUIP. 80% FOR NON-WEATHERIZED
  - PROVIDE MIN. 13 SEER FOR AIR CONDITIONING EQUIPMENT
  - SUPPLY AND RETURN DUCTS SHALL BE INSULATED TO MIN. R-8
- ELECTRICAL SYSTEMS**
- PROVIDE UTILITY GROUND ENCASED IN CONCRETE FOOTING
  - ALL ELECTRICAL CONDUCTORS SHALL BE COPPER
  - RECEPT. IN THE FOLLOWING LOCATIONS SHALL BE GFCI PROTECTED: BEDROOM, KITCHEN (W/IN 6 FEET OF SINK), GARAGE, SHED, EXTERIOR, UNFINISHED BASEMENT & HEATED FLOORS
  - ALL BRANCH CIRCUITS THAT SUPPLY 120-V, SINGLE PHASE, 15 & 20 AMP OUTLETS INSTALLED IN: FAMILY ROOMS, DINING ROOMS, LIVING ROOMS, LIBRARIES, DENS, BEDROOMS, SUNROOMS, REC ROOMS, CLOSETS, HALLWAYS & SIM. ROOMS SHALL BE PROTECTED BY A COMBINATION TYPE ARC-FAULT CIRCUIT INTERRUPTER INSTALLED TO PROVIDE PROTECTION OF THE BRANCH CIRCUIT
  - ALL 15 & 20-A RECEPT. SHALL BE LISTED TAMPER-RESISTANT. EXCEPTION: RECEPTACLES IN THE FOLLOWING LOCATIONS SHALL NOT BE REQUIRED TAMPER-RESISTANT.
    - RECEPTACLES LOCATED MORE THAN 5.5 FEET AFT
    - WHERE SUCH RECEPTACLES ARE LOCATED IN SPACES DEDICATED FOR THE APPLIANCE SERVED & UNDER CONDITIONS OF NORMAL USE, THE APPLIANCES ARE NOT EASILY MOVED. APPLIANCES TO BE CORD-IN-PLUG CONNECTED TO RECEPT.
- EXTERIOR WALL FRAMING**
- BOTTOM SILL PLATES SHALL BE PRESSURE TREATED OR EQUAL
  - SILL PLATES SHALL BEAR/EXTEND MIN. 6-INCHES ABOVE GRADE
  - ALL EXT. STUD TO BE SECURED TO THEIR DOUBLE TOP PLATES W/ (2) 16-d NAILS (MIN)
  - ALL EXTERIOR CORNERS TO BE BRACED WITH 7/16" OSB NAILING SCHEDULE SHALL BE 8d COMMON @ 6" O.C. ALONG EDGES & 8d COMMON @ 12" O.C. @ INTERMEDIATE STUDS
- ROOF FRAMING**
- ALL ROOF EAVES/OVERHANGS TO BE 16" - U.N.O.
  - ALL JOISTS & RAFTERS TO BE ALIGNED OVER STUDS
  - ROOF SHEATHING SHALL BE 7/16" OSB LAID W/ LONG DIMENSION PERPENDICULAR TO EAVE LINE & STAGGERED 48" O.C. W/ GALV. SPACER CLIPS ALONG ALL EDGES - SECURE SHEATHING W/ 8d COMMON NAILS TO RAFTERS AT 8" O.C. ALL EDGES
- UNFINISHED BASEMENT REQUIREMENTS**
- FIRE PROTECTION OF FLOORS: FLOOR ASSEMBLIES CONSTRUCTED W/ JOISTS LESS THAN 2x10 DIMENSIONAL LUMBER
  - I-JOISTS OR OPEN WEB JOISTS OVER UNFINISHED BASEMENTS SHALL BE PROVIDED WITH 1/2 INCH GWB, 5/8 INCH WOOD
  - UNFINISHED BASEMENTS SHALL BE MIN. R-13 INSULATED WALLS OR INSULATED O/H FLOOR/CEILING (MIN R-19)
  - ALL EXPOSED HVAC DUCTING IN UNFINISHED BASEMENTS SHALL BE MIN R-8 INSULATED OR ENCLOSED INSIDE A FLOOR/CEILING
  - UNFINISHED BASEMENTS SHALL HAVE NO CONDITIONED AIR OUTLETS

**EROSION CONTROL**

- EROSION CONTROL MEASURES SHALL BE IN PLACE & IN GOOD WORKING ORDER AT ALL TIMES DURING INSPECTIONS. IN THE EVENT THAT THEY ARE NOT, THE INSPECTOR MAY CANCEL THE INSPECTION UNTIL SUCH TIME THE EROSION CONTROL MEASURES ARE IN PLACE. A FINE, RE-INSPECTION FEE & STOP-WORK ORDER MAY BE ISSUED IF EROSION CONTROL IS NOT ADDRESSED. MINIMUMS INCLUDE:
  - SILT FENCE OR STRAW WATTLE AROUND ALL DISTURBED SOIL, SHALL BE IN PLACE BEFORE ANY EXCAVATION BEGINS
  - TEMPORARY GRAVEL CONSTRUCTION ENTRANCE, THIS ENTRANCE SHOULD BE THE ONLY ENTRANCE & EXIT USED FOR VEHICLES INTO & OUT OF THE SITE
  - STREETS SHALL BE MAINTAINED FREE OF ALL SOIL & GRAVEL IN A BROOM CLEAN CONDITION AT ALL TIMES

**FOOTING/FOUNDATION & CONCRETE NOTES**

- TO ADDRESS DIFFERENTIAL SETTLEMENT, ALL INTERIOR BEARING AND EXTERIOR FOOTINGS & PADS TO BE EXCAVATED & PLACED MIN. 18 INCHES INTO UNDISTURBED NATURAL SOIL
- EXT. FOOTING TO BE PLACED MIN. 36-INCHES BELOW FIN. GRADE
- DESIGN IS BASED ON MIN. OF 2,500 PSI, CONCRETE STRENGTHS TO ACHIEVE THE FOLLOWING BASED UPON:
  - 3,000 PSI FOR FOOTINGS, FOUND. WALLS & VERT. SUPPORTS
  - 3,500 PSI FOR GARAGE FLOOR
- CONC. EXPOSED TO WEATHER TO HAVE 6% (+/-1%) AIR ENTRAINMENT
- PROVIDE 4" (MIN) CONC. SLAB REINF. W/ #4 @ 12" O.C. E.W.; TOP REINF. OVER PEDESTALS AS INDICATED (#4 x 7 FT @ 8" O.C. E.W.; PLACE OVER 6 MIL VAPOR BARRIER)
- REINFORCE EXTERIOR FOOTINGS W/ #4 @ 24" E.W.; REINFORCE W/ (2) #4 CONT. AT BOTTOM
- PROVIDE #4 x 48"(L) @ 45-DEGREES @ RE-ENTRANT CORNERS
- 1/2"x10"(L) ASTM A307 ANCHOR BOLTS @ 48" O.C. @ EXT. WALLS
- ANCHOR PRESSURE TREATED PLATE @ INT. BEARING WALLS W/ 1/2" x 4-1/2" HILT WEDGE BOLTS @ 72" O.C. MAX. 12" FROM ENDS
- PROVIDE 24" LAPS MIN. INCLUDING CORNERS
- INSTALL HOLDOWN BOLT ANCHORAGE AS INDICATED ON PLAN
- PROVIDE BITUMINOUS DAMP-PROOFING AT FOUNDATION WALLS
- SOIL BEARING CAPACITY IS NOT ASSUMED TO BE GREATER THAN 2,000 PSF IN THE CURRENT FOUNDATION DESIGN
- ALL COMPACTED FILL AREAS REQUIRE A SPECIAL INSPECTION

**WOOD FRAMING, FLOORS AND ROOF NOTES**

- EXT. WALL FRAMING TO BE 2 x 4 (SYP OR DFL STUD GRADE 2 OR BETTER) @ 16" O.C.
  - ROOF SHEATHING TO BE 7/16" OSB NAILED W/ 8d @ 6" O.C. PANEL INDEX 24/0; PROVIDE CLIPS AT UNSUPPORTED PANEL EDGES
  - SHEATH EXT. WALLS W/ 7/16" OSB NAILED W/ 8d @ 6" O.C.
  - HEADERS: PROVIDE (2) 2 x 8 (SYP OR DFL #2 OR BETTER) U.N.O.; CONSTRUCT HEADERS W/ 2 x 8 & 7/16" OSB BETWEEN W/ (2) ROWS OF 16d @ 16" O.C.
  - BLOCKING MIN. 1.5 INCHES UTILITY GRADE LUMBER-JOISTS TO BE SUPPORTED AT ENDS FULL DEPTH SOLID BLOCKING NOT < 2-INCHES
  - TJI F.J., C.J. & RAFTERS TO BE SYP OR DFL GRADE #2 OR BETTER
  - EXT. WALL STUDS & LOAD BEARING WALLS TO BE CONTINUOUS FROM FLOOR TO ROOF/CEILING DIAPHRAGM PER IRC 602.3
  - STUDS, RAFTERS, JOISTS, MISC. LUMBER MIN. GRADE #2 D.F. OR S.Y.P.
- STEEL COLUMNS & OTHER BASEMENT/FOUNDATION NOTES**
- ALL STEEL PIPE COLUMNS TO BE 3" (OR 3-1/2") SCHEDULE 40 GRADE
  - INTER. BEARING WALLS & COLUMNS SHALL BE ISOLATED FROM THE BASEMENT FLOOR SLAB
  - INTER. NON-BEARING WALLS, OTHER THAN THOSE RESTING DIRECTLY ON THE FOOTING, SHALL BE ISOLATED FROM THE FLOOR FRAMING ABOVE
  - AT WALKOUT FOUNDATION AREAS, REINFORCE THE SLAB FROM THE FOUNDATION WALL TO 2 FEET BEYOND THE OVERDIG AREA WITH #4 BARS AT 24 INCHES O.C. PERPENDICULAR AND HORIZONTAL TO THE WALL; MAXIMUM 4-FOOT OVERDIG.
  - AT WALKOUTS THE FOUNDATION WALL SHALL BE INSULATED W/ A MINIMUM R-6 INSULATION FOR A MIN. OF 3 FEET BELOW THE BOTTOM OF THE SLAB.
  - WHERE FLOOR JOISTS ARE PARALLEL TO THE FOUNDATION WALL, THE WALL SHALL BE SUPPORTED LATERALLY AT THE TOP BY SOLID BLOCKING FOR A MINIMUM OF TWO JOIST SPACES, SPACED NOT MORE THAN 4 FEET O.C.
- PHYSICAL SECURITY ORDINANCE**
- OWNER/BUILDER IS RESPONSIBLE FOR COMPLIANCE OF PHYSICAL SECURITY ORDINANCE FOR THEIR LOCAL JURISDICTION

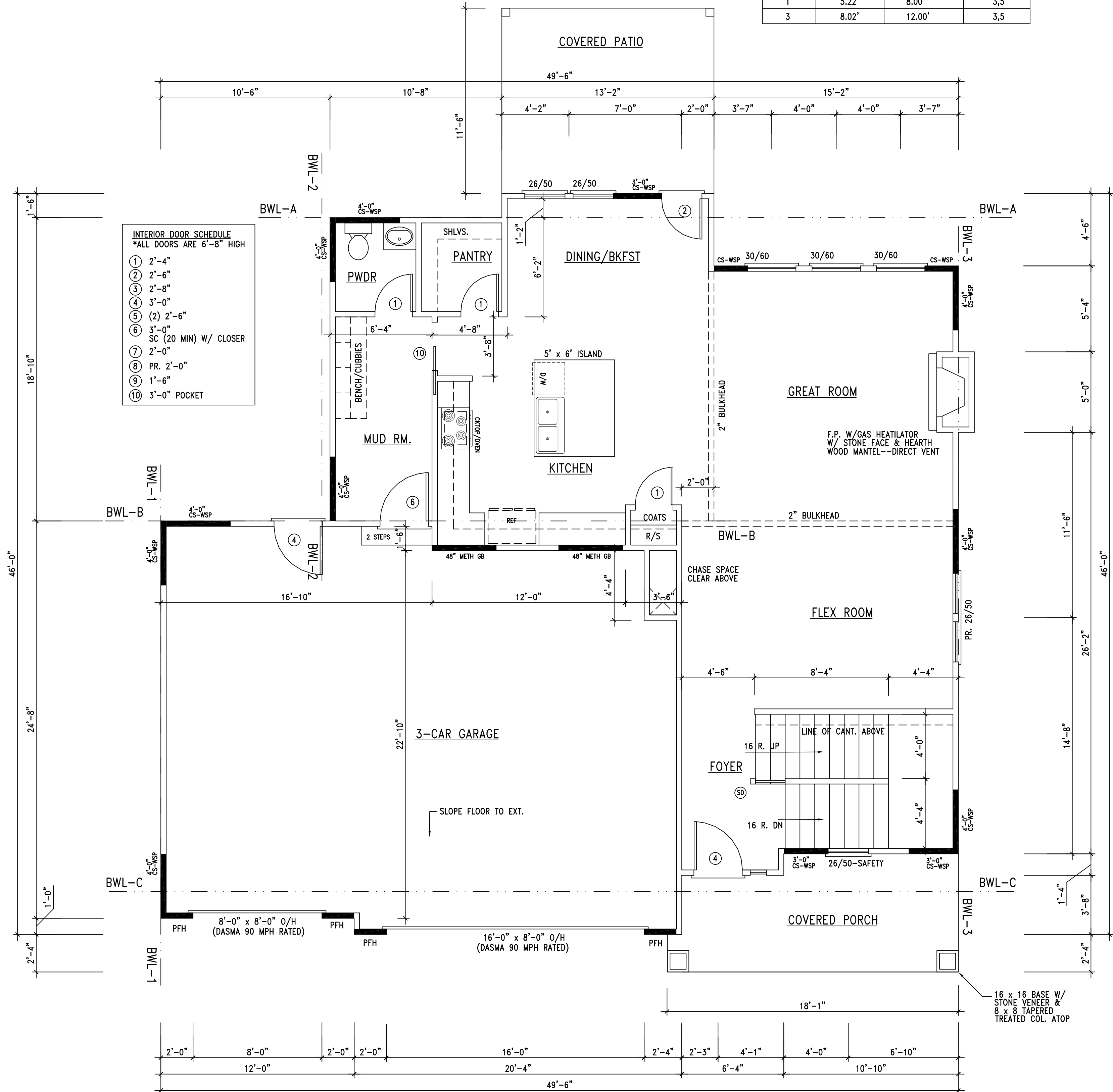
**2012 INTERNATIONAL ENERGY CONSERVATION CODE (TABLE R402.1.1)**

|                        |                                 |
|------------------------|---------------------------------|
| DOORS & WINDOWS:       | U-0.35 MAX (HEAT GAIN MAX 0.25) |
| SKYLIGHTS:             | U-0.55 MAX                      |
| ATTIC CEILINGS:        | R-49 MIN.                       |
| WOOD FRAME WALLS:      | 20 OR 13 + 5 MIN.               |
| FLOOR (OVER UNHEATED): | R-19 MIN                        |
| SLAB ON GRADE:         | R-10 FOR 24" IN                 |
| FUEL FIRED FURNACE:    | 90% AFUE MIN.                   |
| ELECTRIC FURNACE:      | NO MINIMUM                      |
| COOLING SYSTEM:        | 13 SEER MIN.                    |
| WATER HEATER:          |                                 |
| GAS FIRED STORAGE:     | 0.67 EF MIN                     |
| GAS FIRED INSTANT:     | 0.62 EF MIN                     |
| ELECTRIC STORAGE:      | 0.97 EF MIN                     |
| ELECTRIC INSTANT:      | 0.93 EF MIN                     |

- CS-WSP PANELS: DISTANCE FROM END OF BRACED WALL LINE TO FIRST BRACED WALL PANEL CANNOT EXCEED A COMBINED TOTAL OF 10' PER R602.10.2.2
- WOOD STRUCTURAL PANELS: MIN. 48" AND COVER 3 STUDS FOR FRAMING AT 16" O.C. OR 2 STUDS FOR 24" O.C.
- CS-WSP PANELS: MIN. 2" PANELS AT BOTH CORNERS WITHOUT USING HOLD DOWNS PER R602.10.4.4 AND MAX. 12'-6" FROM CORNER
- CS-WSP PANELS: MIN PANELS LENGTH ADJACENT TO AN OPENING FOR 9" PLATE = 27" PER R602.10.4.2

| BRACED WALL LINE SCHEDULE |              |                 |               |
|---------------------------|--------------|-----------------|---------------|
| WALL LINE                 | REQ'D LENGTH | PROVIDED LENGTH | END CONDITION |
| M A I N F L O O R         |              |                 |               |
| A                         | 7.01'        | 12.00'          | 3,4           |
| B                         | 9.24'        | 12.00'          | 3,3           |
| C                         | 10.25'       | 14.00'          | 2,4           |
| 1                         | 5.83'        | 8.00'           | 3,3           |
| 2                         | 5.77'        | 8.00'           | 3,3           |
| 3                         | 8.33'        | 12.00'          | 3,3           |
| U P P E R F L O O R       |              |                 |               |
| A                         | 8.44'        | 9.00'           | 4,4           |
| B                         | 10.21'       | 16.00'          | 3,3           |
| C                         | 7.97'        | 14.00'          | 3,3           |
| 1                         | 5.22'        | 8.00'           | 3,5           |
| 3                         | 8.02'        | 12.00'          | 3,5           |

| SQUARE FOOTAGE CALCULATIONS   |           |
|-------------------------------|-----------|
| MAIN LEVEL =                  | 1,075 GSF |
| UPPER LEVEL =                 | 1,305 GSF |
| 3-CAR GARAGE =                | 770 GSF   |
| COVERED PATIO =               | 152 GSF   |
| COVERED PORCH =               | 119 GSF   |
| *LOWER LEVEL SHOWN UNFINISHED |           |



| INTERIOR DOOR SCHEDULE    |              |
|---------------------------|--------------|
| *ALL DOORS ARE 6'-8" HIGH |              |
| ①                         | 2'-4"        |
| ②                         | 2'-6"        |
| ③                         | 2'-8"        |
| ④                         | 3'-0"        |
| ⑤                         | 2'-6"        |
| ⑥                         | 3'-0"        |
| ⑦                         | 2'-0"        |
| ⑧                         | 2'-0"        |
| ⑨                         | 1'-6"        |
| ⑩                         | 3'-0" POCKET |

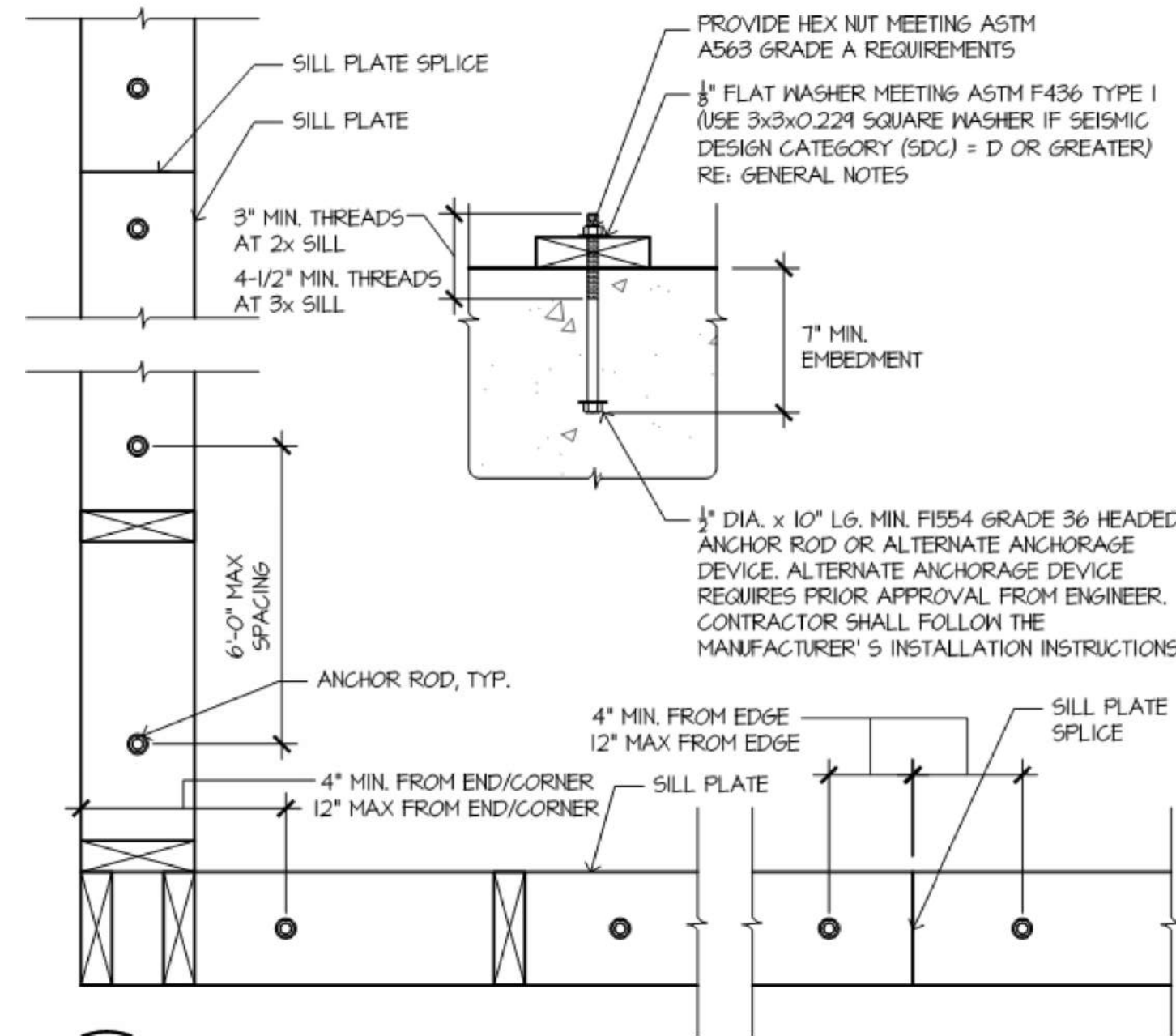
**A MAIN LEVEL FLOOR PLAN**  
1/4" = 1'-0"

**EAGLE 1 CONSTRUCTION**  
 GRAIN VALLEY, MISSOURI  
**THE TAYLOR JR**

| DATE:          | 12-02-2020 |
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| E/C PROJECT #: |            |
| CLIENT:        |            |
| SUBDIVISION:   |            |
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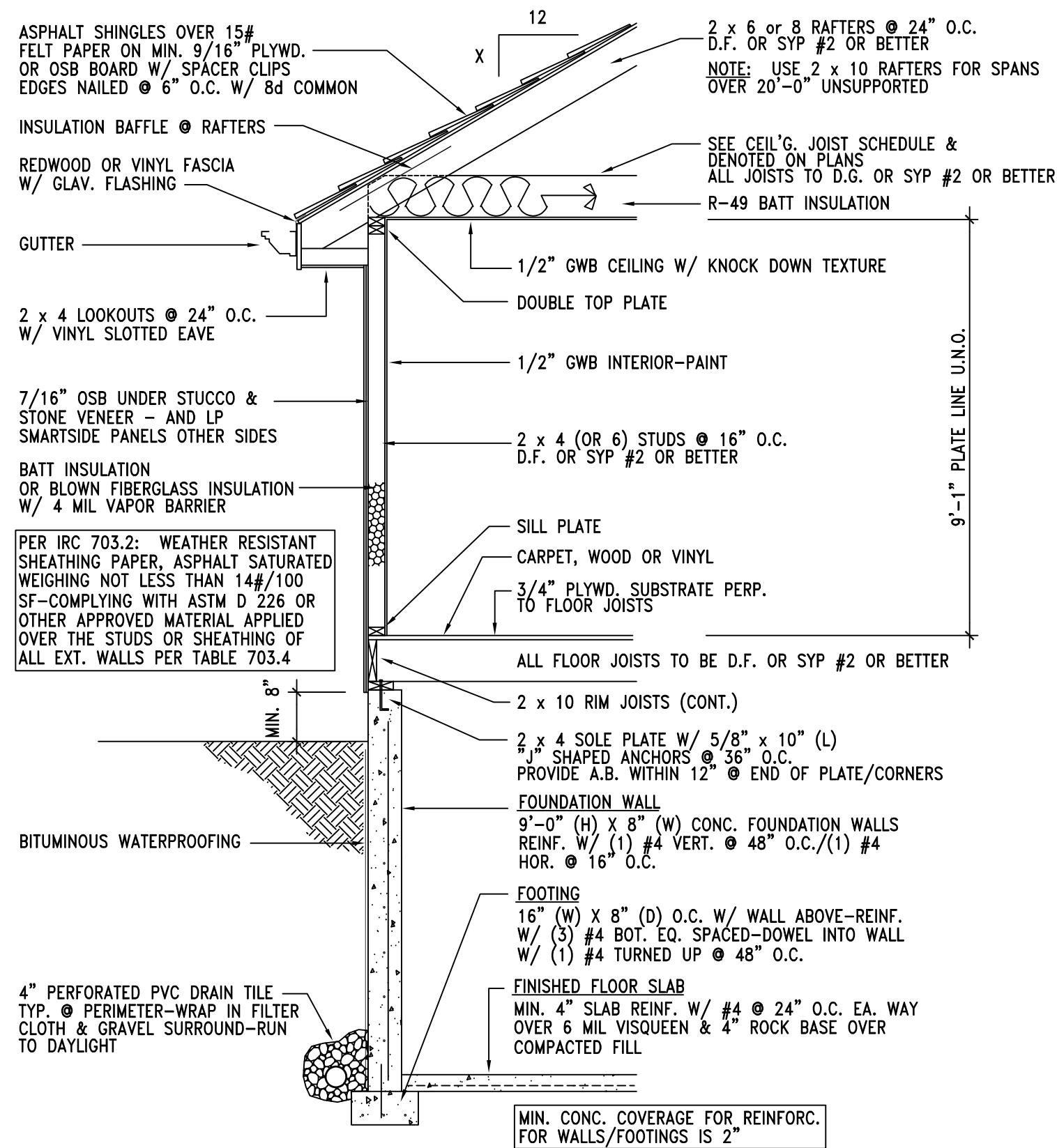


EAGLE 1 CONSTRUCTION  
 GRAIN VALLEY, MISSOURI  
 THE TAYLOR JR



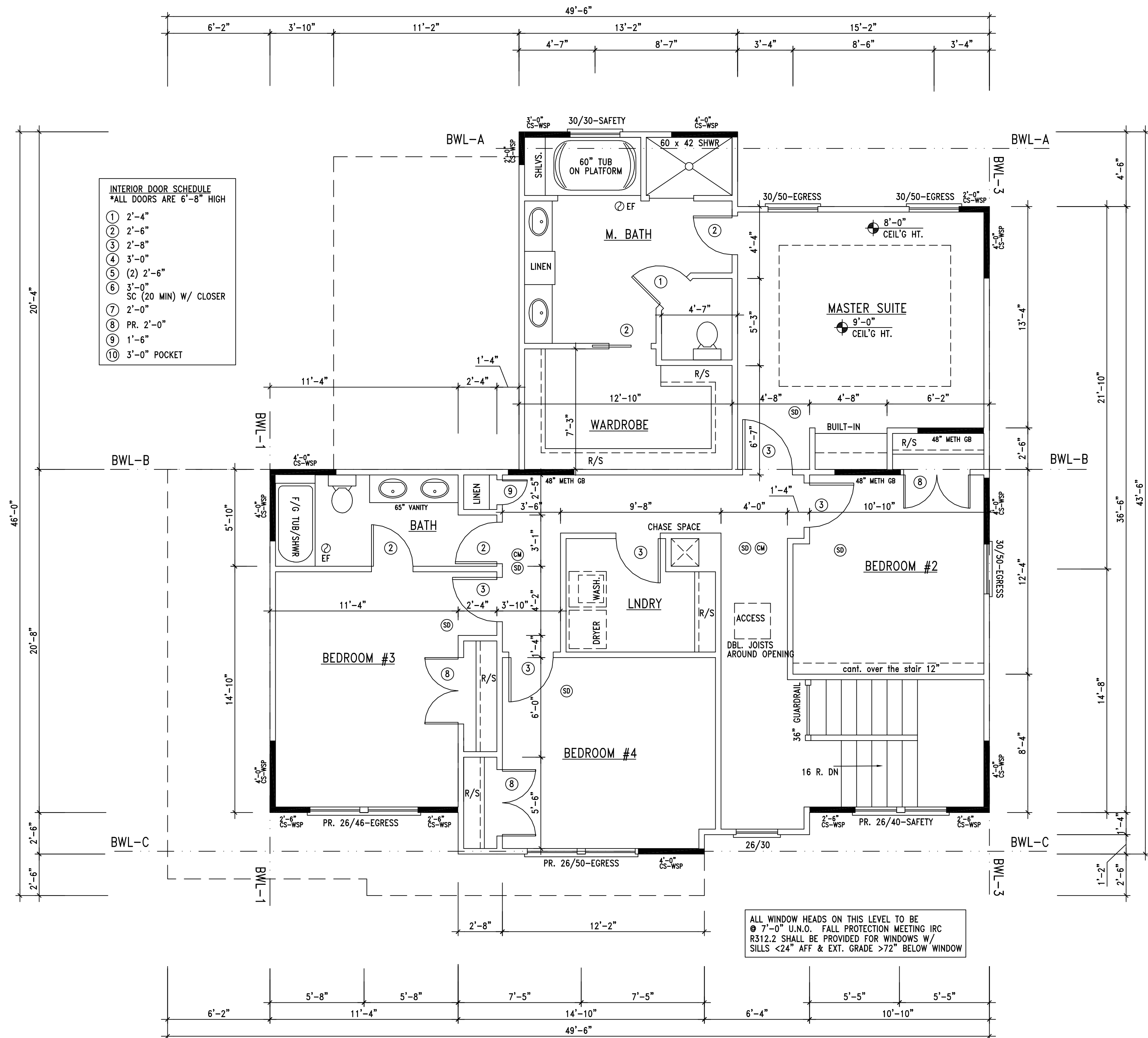
**C** SILL PLATE LAYOUT/DETAILS

N.T.S.



**B** TYP. WALL FRAMING SECTION

N.T.S.



**INTERIOR DOOR SCHEDULE**  
 \*ALL DOORS ARE 6'-8" HIGH

|    |                             |
|----|-----------------------------|
| 1  | 2'-4"                       |
| 2  | 2'-6"                       |
| 3  | 2'-8"                       |
| 4  | 3'-0"                       |
| 5  | (2) 2'-6"                   |
| 6  | 3'-0" SC (20 MIN) W/ CLOSER |
| 7  | 2'-0"                       |
| 8  | PR. 2'-0"                   |
| 9  | 1'-6"                       |
| 10 | 3'-0" POCKET                |

ALL WINDOW HEADS ON THIS LEVEL TO BE  
 7'-0" U.N.O. FALL PROTECTION MEETING IRC  
 R312.2 SHALL BE PROVIDED FOR WINDOWS W/  
 SILLS <24" AFF. & EXT. GRADE >72" BELOW WINDOW

**A** UPPER LEVEL FLOOR PLAN

1/4" = 1'-0"

DATE: 12-02-2020  
 EIC PROJECT #:

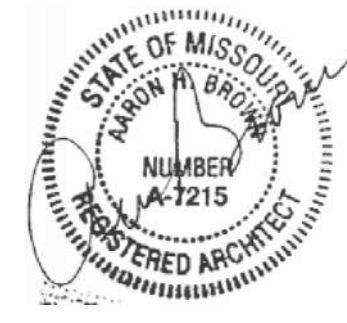
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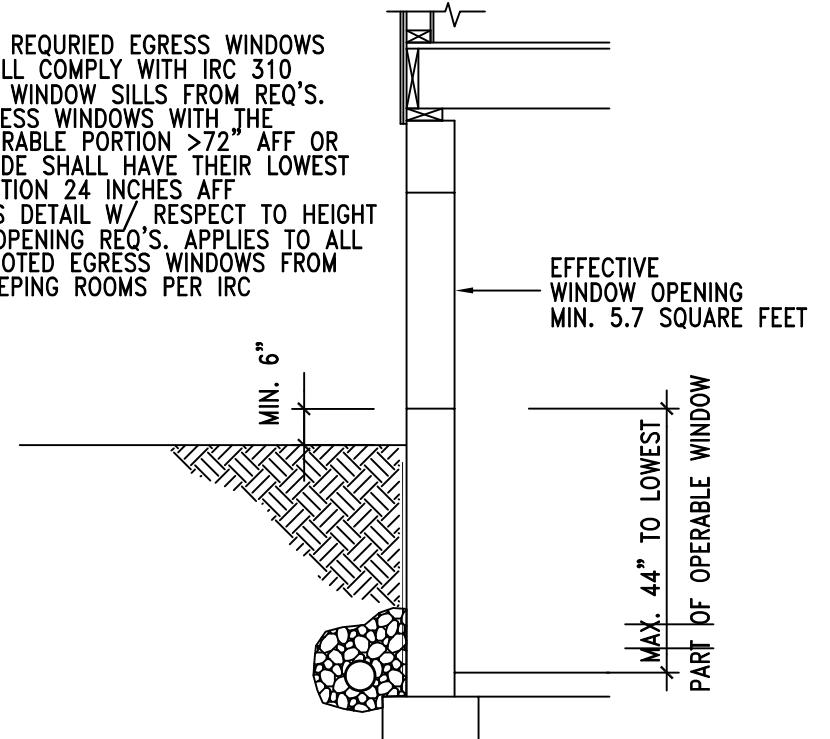
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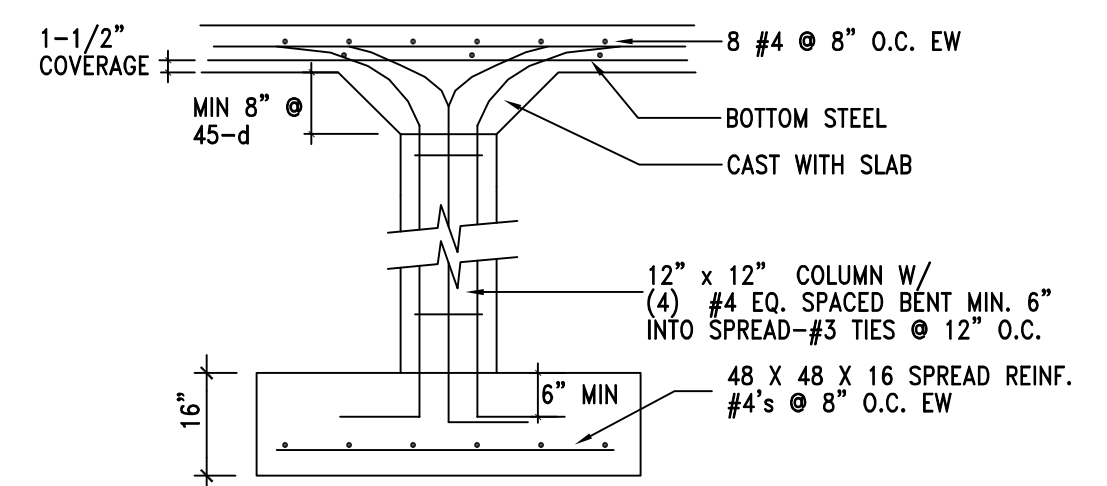
A3



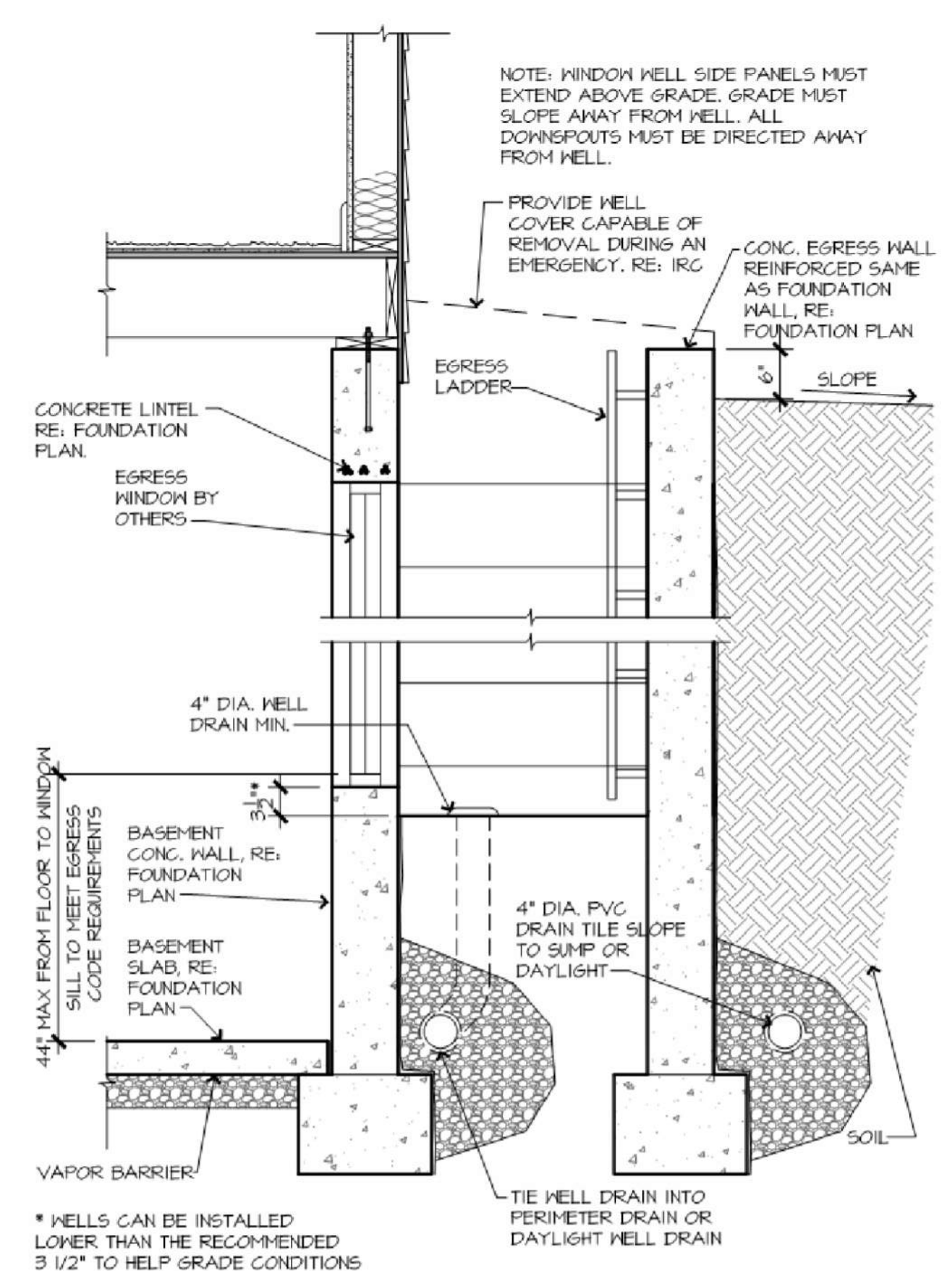
1. ALL REQUIRED EGRESS WINDOWS SHALL COMPLY WITH IRC 310
2. ALL WINDOW SILLS FROM REQ'S. EGRESS WINDOWS WITH THE OPERABLE PORTION >72" AFF OR GRADE SHALL HAVE THEIR LOWEST PORTION 24 INCHES AFF
3. THIS DETAIL W/ RESPECT TO HEIGHT & OPENING REQ'S. APPLIES TO ALL DENOTED EGRESS WINDOWS FROM SLEEPING ROOMS PER IRC



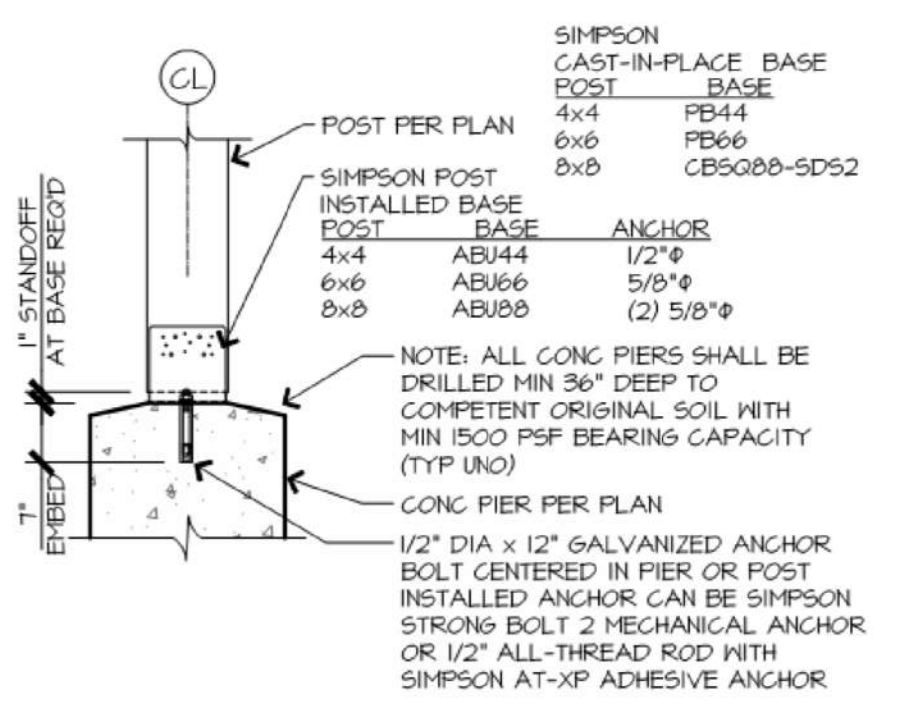
**F** EGRESS WINDOW CRITERIA



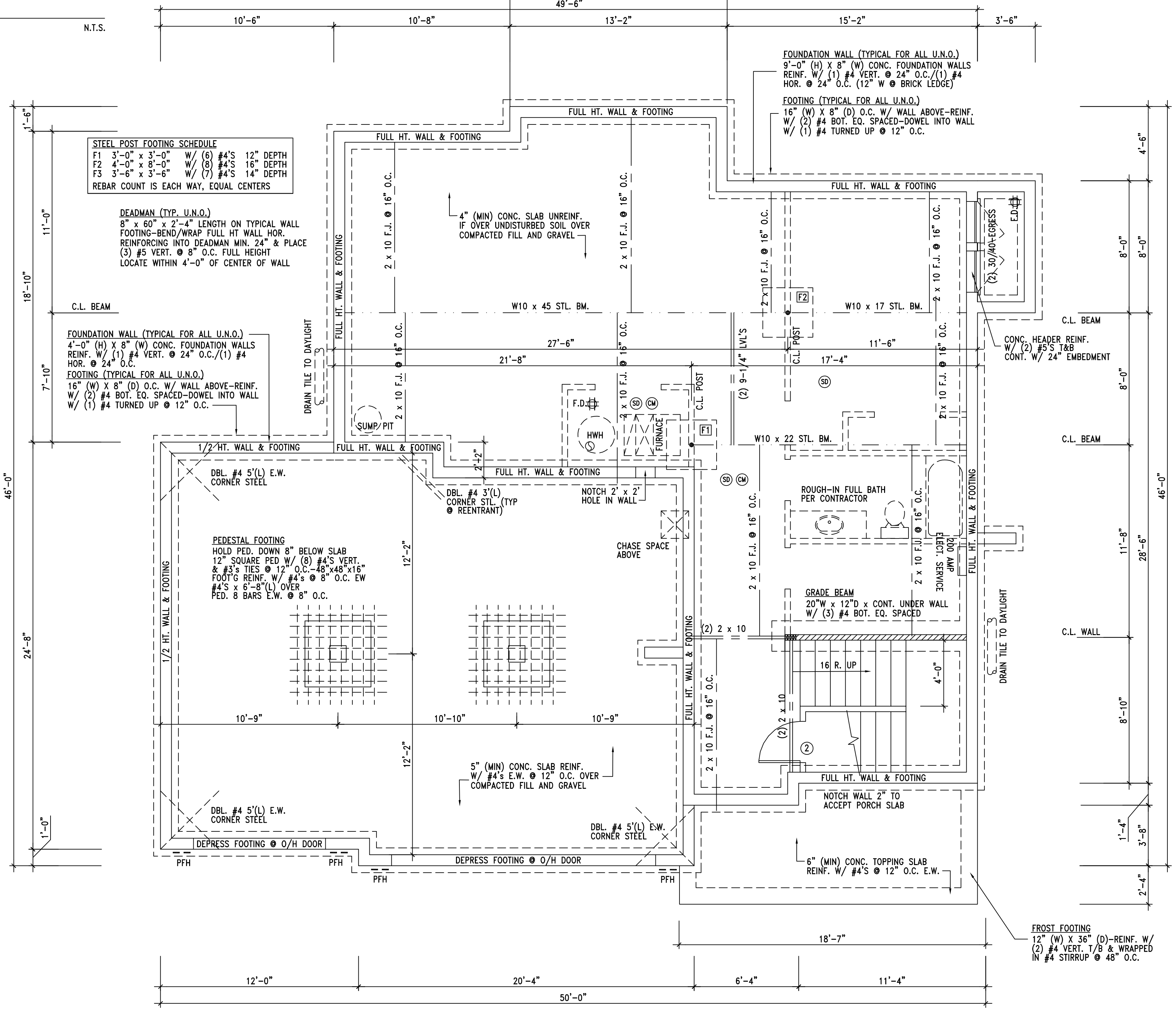
**E** PEDESTAL FOOTING DETAIL



**C** EGRESS WELL CONSTRUCTION/DETAIL



**B** TYP. DETAILS FOR POST/PIER



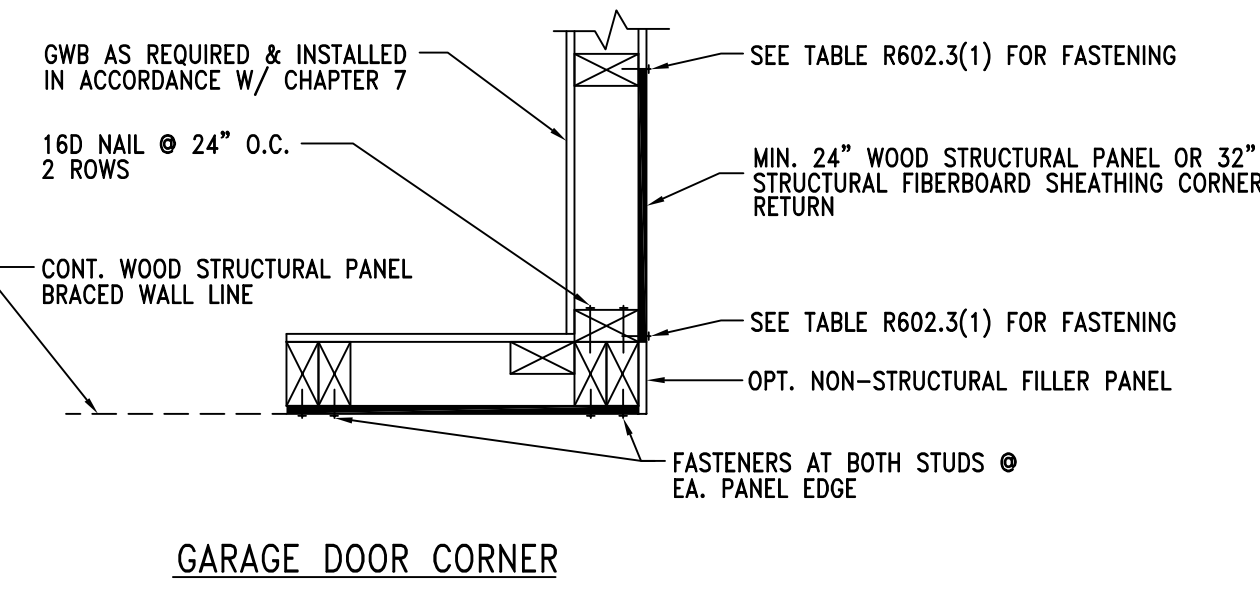
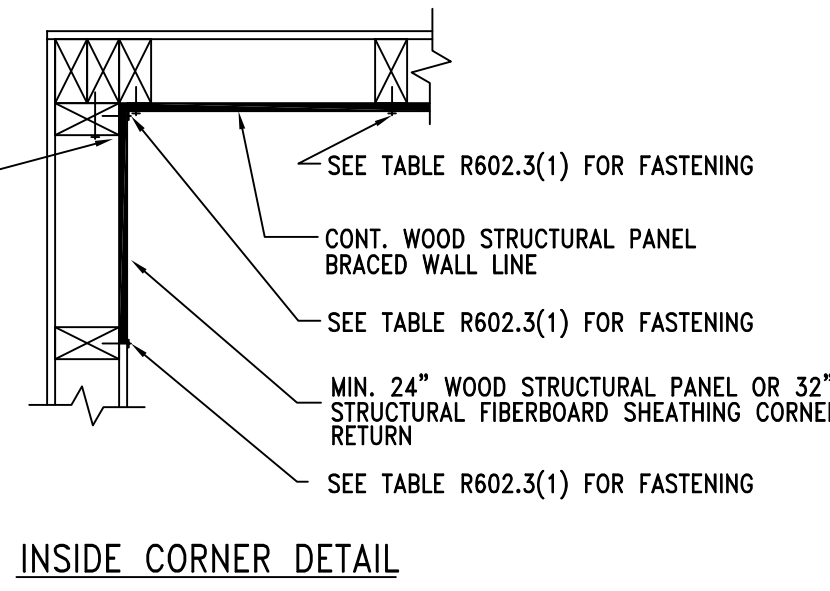
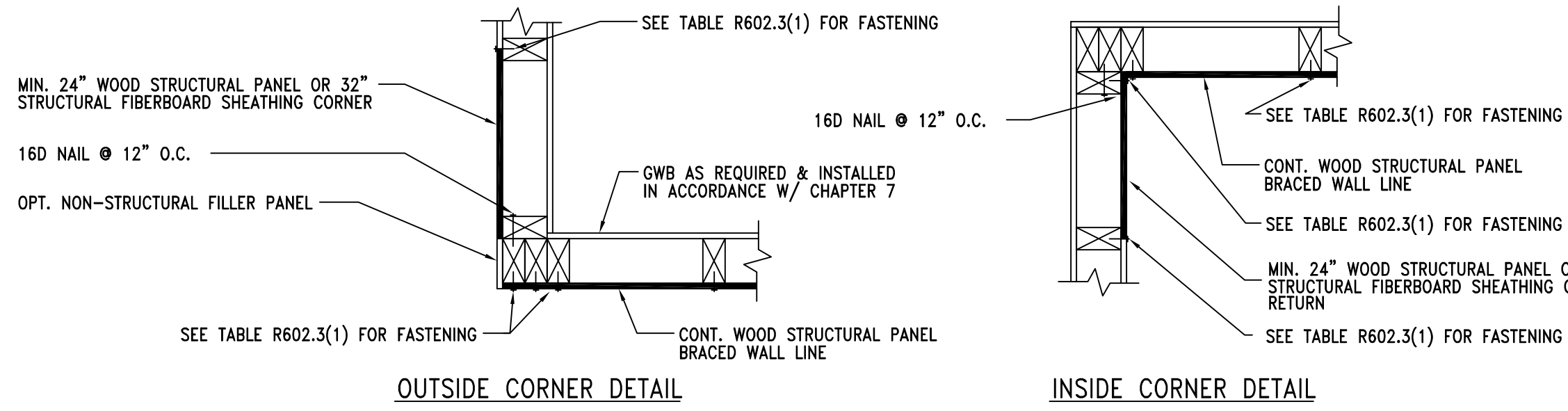
**A** FOUNDATION/BASEMENT LEVEL FLOOR PLAN

**EAGLE 1 CONSTRUCTION**  
 GRAIN VALLEY, MISSOURI  
**THE TAYLOR JR**

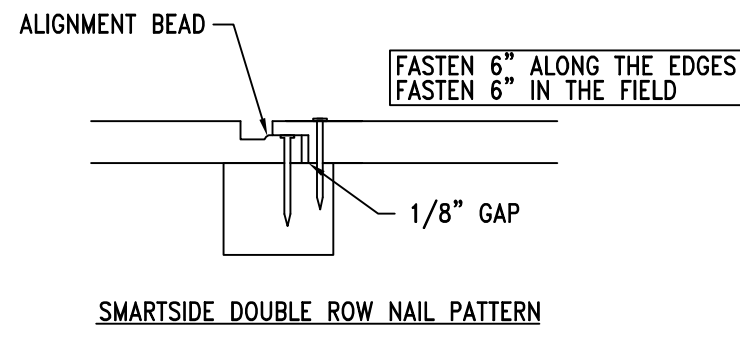
DATE: 12-02-2020  
 EIC PROJECT #: \_\_\_\_\_  
 CLIENT: \_\_\_\_\_  
 SUBDIVISION: \_\_\_\_\_  
 PLOT #: \_\_\_\_\_

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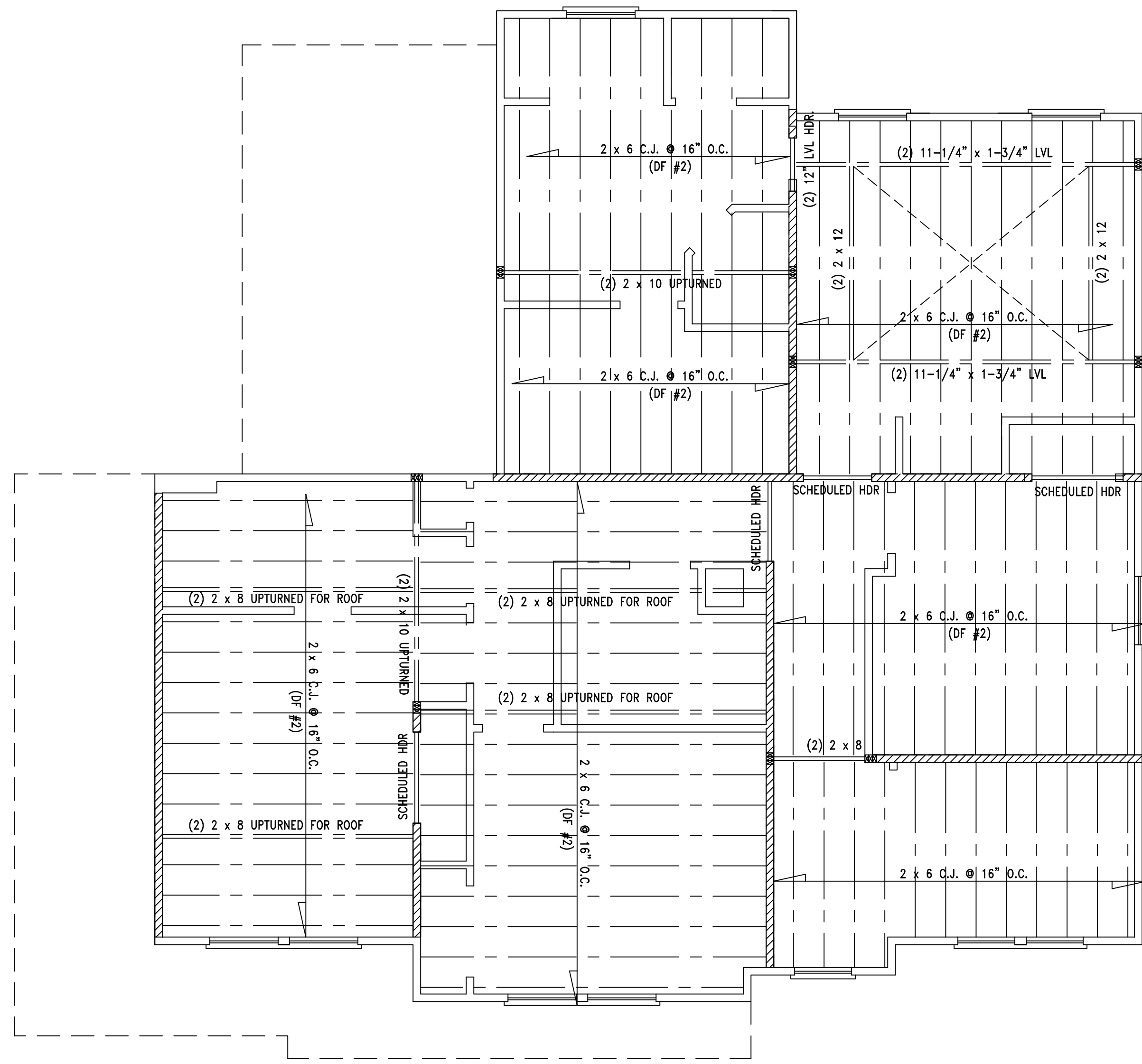
A4



D CS-WSP CORNER FRAMING DETAILS  
N.T.S.

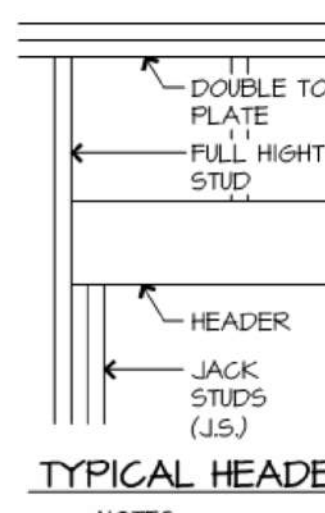


E SMARTSIDE PANEL NAILING PATTERN  
N.T.S.



B UPPER LEVEL FRAMING PLAN  
1/4" = 1'-0"

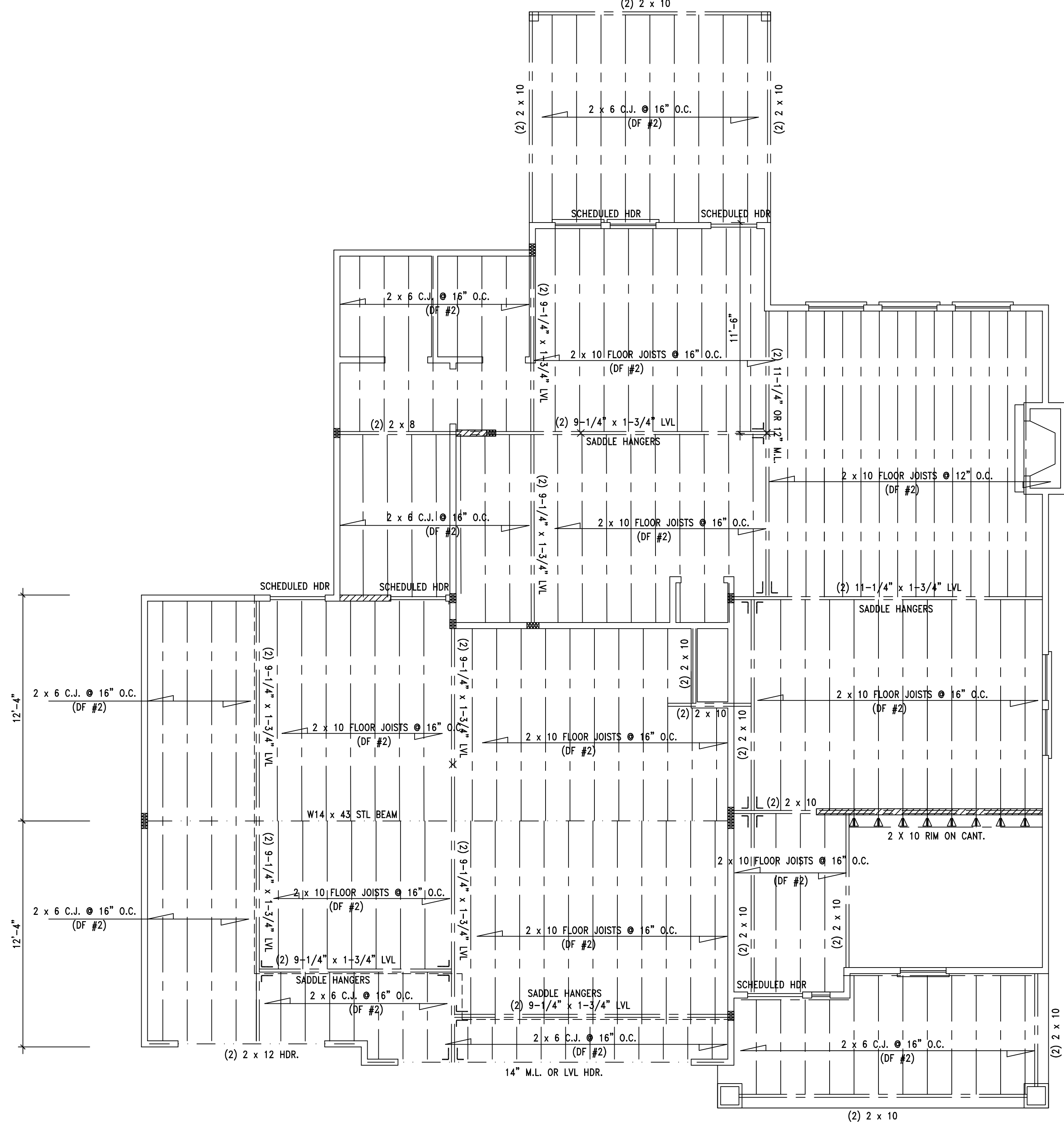
| BEARING WALL HEADERS            |          |          |                              |          |          |
|---------------------------------|----------|----------|------------------------------|----------|----------|
| INTERIOR WALL (1 FLOOR)         |          |          | EXTERIOR WALL (ROOF ONLY)    |          |          |
| SPAN                            | SIZE     | NO. J.S. | SPAN                         | SIZE     | NO. J.S. |
| 0'-0" - 4'-5"                   | (2) 2x8  | 2        | 0'-0" - 5'-4"                | (2) 2x8  | 2        |
| 4'-6" - 5'-5"                   | (2) 2x10 | 2        | 5'-5" - 6'-6"                | (2) 2x10 | 2        |
| 5'-6" - 6'-3"                   | (2) 2x12 | 2        | 6'-7" - 7'-6"                | (2) 2x12 | 2        |
| INTERIOR WALL (2 FLOORS)        |          |          | EXTERIOR WALL (ROOF + FLOOR) |          |          |
| 0'-0" - 3'-2"                   | (2) 2x8  | 2        | 0'-0" - 4'-6"                | (2) 2x8  | 2        |
| 3'-3" - 3'-10"                  | (2) 2x10 | 3        | 4'-7" - 5'-6"                | (2) 2x10 | 2        |
| 3'-11" - 4'-5"                  | (2) 2x12 | 3        | 5'-7" - 6'-5"                | (2) 2x12 | 2        |
| EXTERIOR WALL (ROOF + 2 FLOORS) |          |          |                              |          |          |
| 0'-0" - 3'-4"                   | (2) 2x8  | 2        | 3'-10" - 4'-7"               | (2) 2x10 | 2        |
| 4'-8" - 5'-3"                   | (2) 2x12 | 2        |                              |          |          |



**TYPICAL HEADER**

NOTES:  
 1. NOT FOR OPEN WEB FLOOR TRUSS SYSTEMS  
 2. BASED ON A MAXIMUM JOIST SPAN OF 18FT  
 3. HEADERS SUPPORT FLOOR LOADS ONLY. RE: PLANS OR CONTACT ENGINEER IF ROOF LOADS NEED TO BE SUPPORTED.  
 4. FRAMER SHOULD CONSULT IRC TABLE R502.5(1) FOR LOAD BEARING HEADERS USING 30PSF GROUND SNOW LOAD AND THE MAX. BUILDING WIDTH. FRAMER SHALL PROVIDE THE MORE STRINGENT CHOICE BETWEEN THE IRC TABLE AND THIS DETAIL.  
 5. FRAMER SHALL CONTACT ENGINEER IF ENGINEERED LUMBER IS TO BE UTILIZED.

C BEARING WALL HEADER SCHEDULE  
N.T.S.



A MAIN LEVEL FRAMING PLAN  
1/4" = 1'-0"



EAGLE 1 CONSTRUCTION  
GRAIN VALLEY, MISSOURI  
THE TAYLOR JR

DATE: 12-02-2020  
 EIC PROJECT #: \_\_\_\_\_  
 CLIENT: \_\_\_\_\_  
 SUBDIVISION: \_\_\_\_\_  
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**CEILING JOISTS AND RAFTER CONNECTIONS**  
 CEILING JOISTS AND RAFTERS SHALL BE TIED TO ONE ANOTHER PER TABLE R602.3(1) AND R802.5.1(9) AND THE ASSEMBLY SHALL BE NAILED TO THE TOP PLATE PER R602.3(1)  
 CEILING JOIST NOT PARALLEL TO RAFTERS USE SUBFLOORING OR METAL STRAPS ATTACHED TO END OF THE RAFTERS TO PROVIDE A CONT. TIE ACROSS THE STRUCTURE  
 TIE DOWN REQUIREMENTS (R802.11)  
 FOR RAFTER SPANS OVER 20'-0" INTERPOLATING TABLE 802.11 PROVIDE RATER TIE-DOWNS CAPABLE OF RESISTING OVER 226 POUNDS AT EACH RAFTER  
 PER TABLE R802.5.1(2) THE MAX RAFTER SPAN FOR D.F.L. 2 x 6 RAFTERS #2 GRADE = 14'-1" AND IS THE BASIS OF DESIGN FOR PURLIN PLACEMENT

**ROOF FRAMING CONNECTION TO BEAMS**  
 WHERE LVL IS BE INSTALLED IN PLANE, PROVIDE SIMPSON STRONG TIE LRU282 RAFTER HANGERS EA. RAFTER TO LVL. EACH END OF LVL TO BE SECURED TO SUPPORTING CONSTRUCTION WITH SST LSTA15 OR EQUIVALENT STRAP W/ 1100 LBS. CAPACITY. STRAPPING SHALL BE REQUIRED AT ALL NON-CONT. MEMBERS BETWEEN BEAM & TOP OF FLOOR

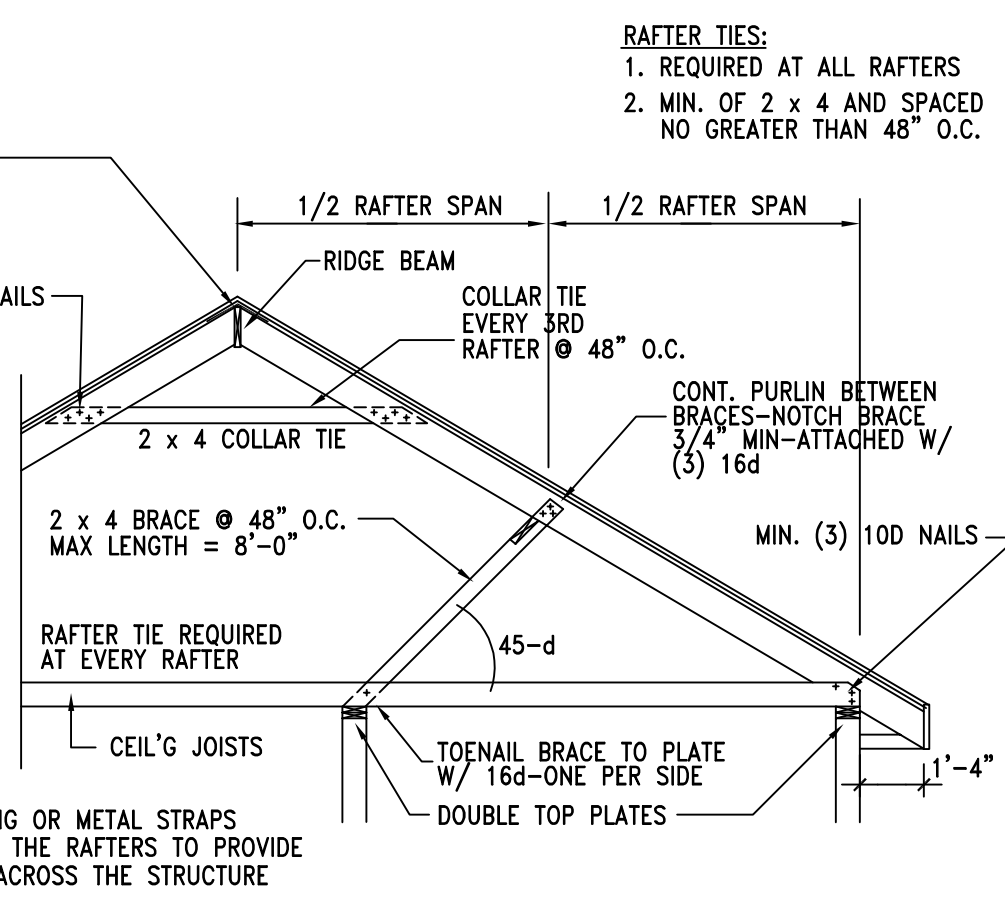
**RAFTER/CEILING JOIST HEEL CONNECTIONS**  
 PROVIDE (5) 16D NAILS AT EACH HEEL JOINT (RAFTER-JOIST, RAFTER-TIE) CONNECTION. ALSO DENOTED IN DETAIL FOR TYP. ROOF/RAFTER FRAMING. THIS MEETS/EXCEEDS TABLE 802.5.1(9) FOR ROOF SPANS UP TO 28'-0" MAX. 9/12 PITCH AND RAFTERS 16" O.C.

**CEILING JOIST/ATTIC LOADS**  
 CEILING JOIST ALLOWABLE SPANS ARE BASED ON IRC TABLE R802.4(1) FOR UNHABITABLE ATTICS WITH NO STORAGE UTILIZING L.L. = 10 PSF AND D.L. = 5 PSF

**FOR FULL VAULT**  
 WHERE NO COLLAR TIES CAN BE INSTALLED, PROVIDE AT EA. RAFTER A SIMPSON STRONG TIE LRU282 HANGER OR EQUIVALENT TO RIDGE BEAM W/ (6) 10D NAILS TO RIDGE & (5) 10D NAILS TO EACH RAFTER

**PURLINS:**  
 1. PURLINS NO SMALLER THAN THE RAFTERS THEY SUPPORT  
 2. PURLINS TO BE CONTINUOUS  
 3. BRACES SPACED NO MORE THAN 4'-0" O.C.  
 4. UNBRACED LENGTH OF BRACES SHALL NOT > 8'-0"

**RAFTER TIE THE SAME SIZE AS JOIST ATOP**  
 PER TABLE R802.5.1(9) REQUIRES (5) 16d NAILS  
 CEILING JOISTS  
 JOISTS PERP. TO RAFTERS



**E TYP. ROOF/RAFTER FRAMING** N.T.S.

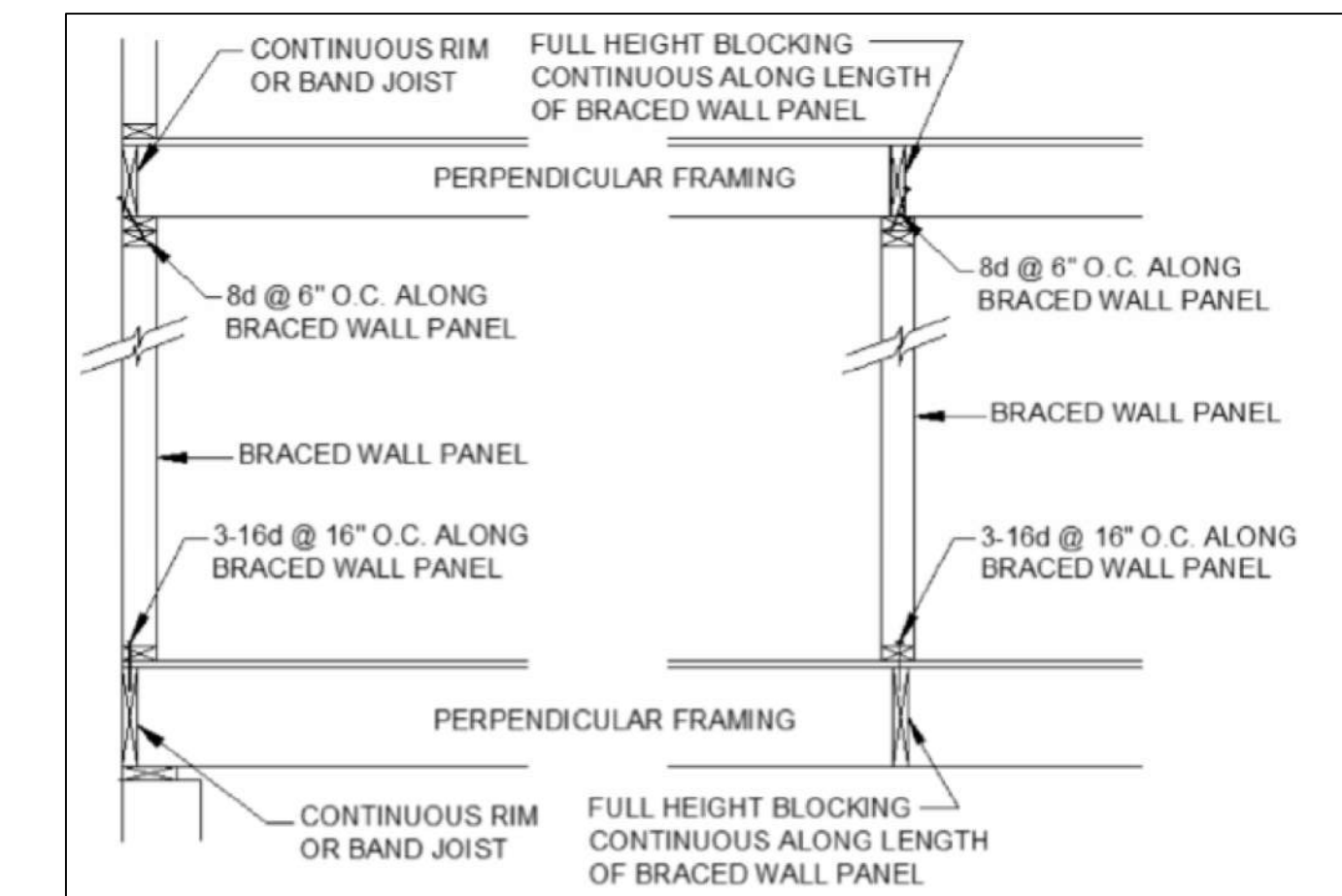


Figure R602.10.8(1) Braced Wall Panel Connection When Perpendicular to Floor/Ceiling Framing

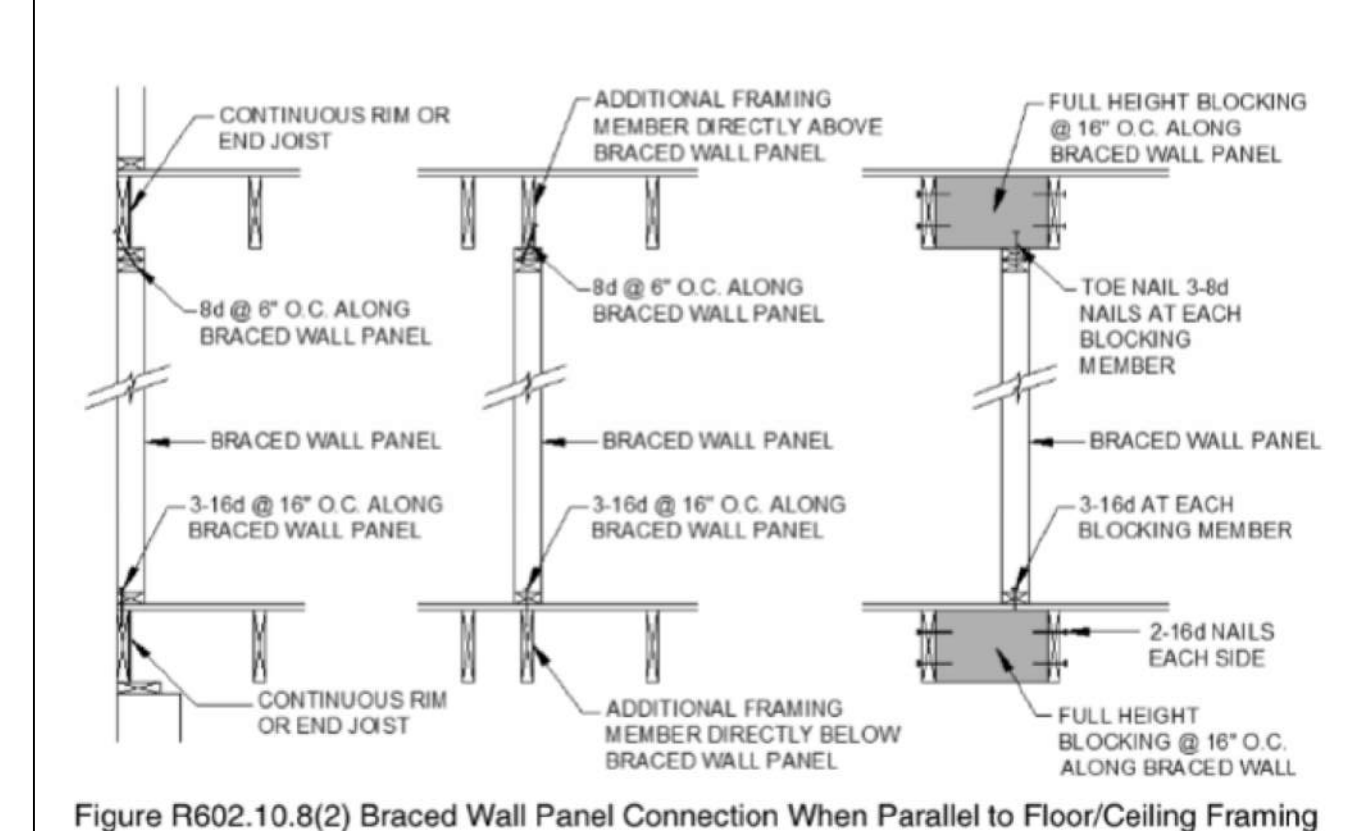
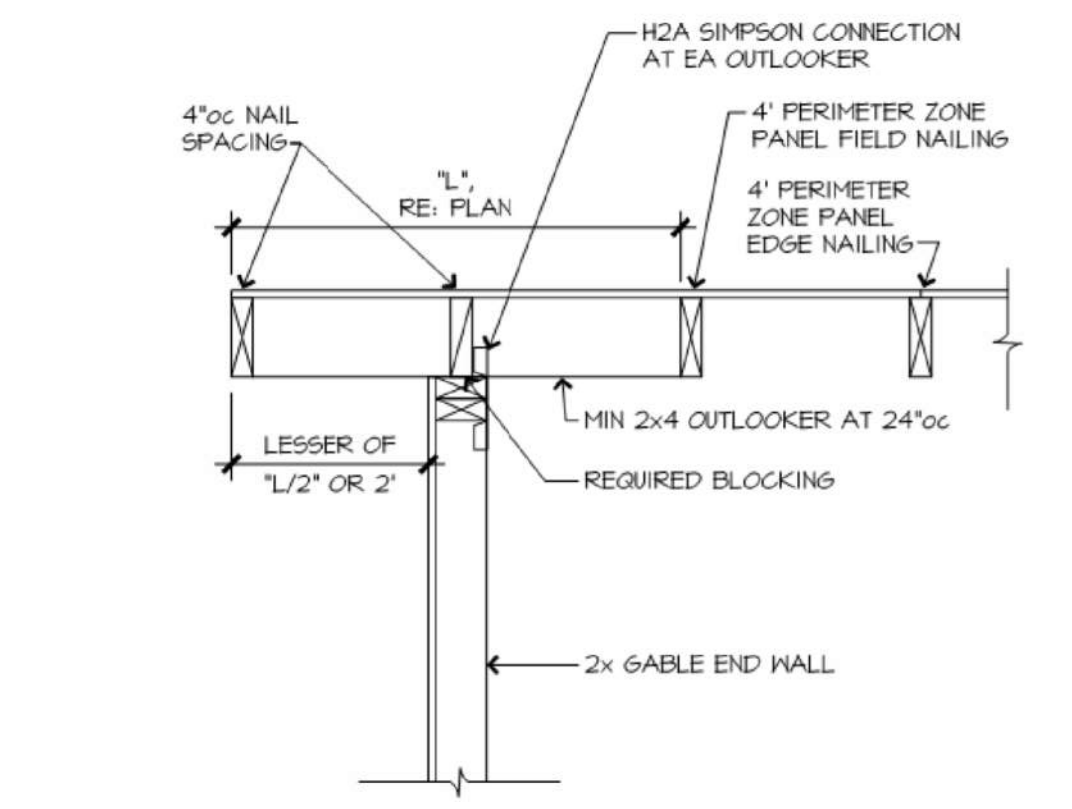
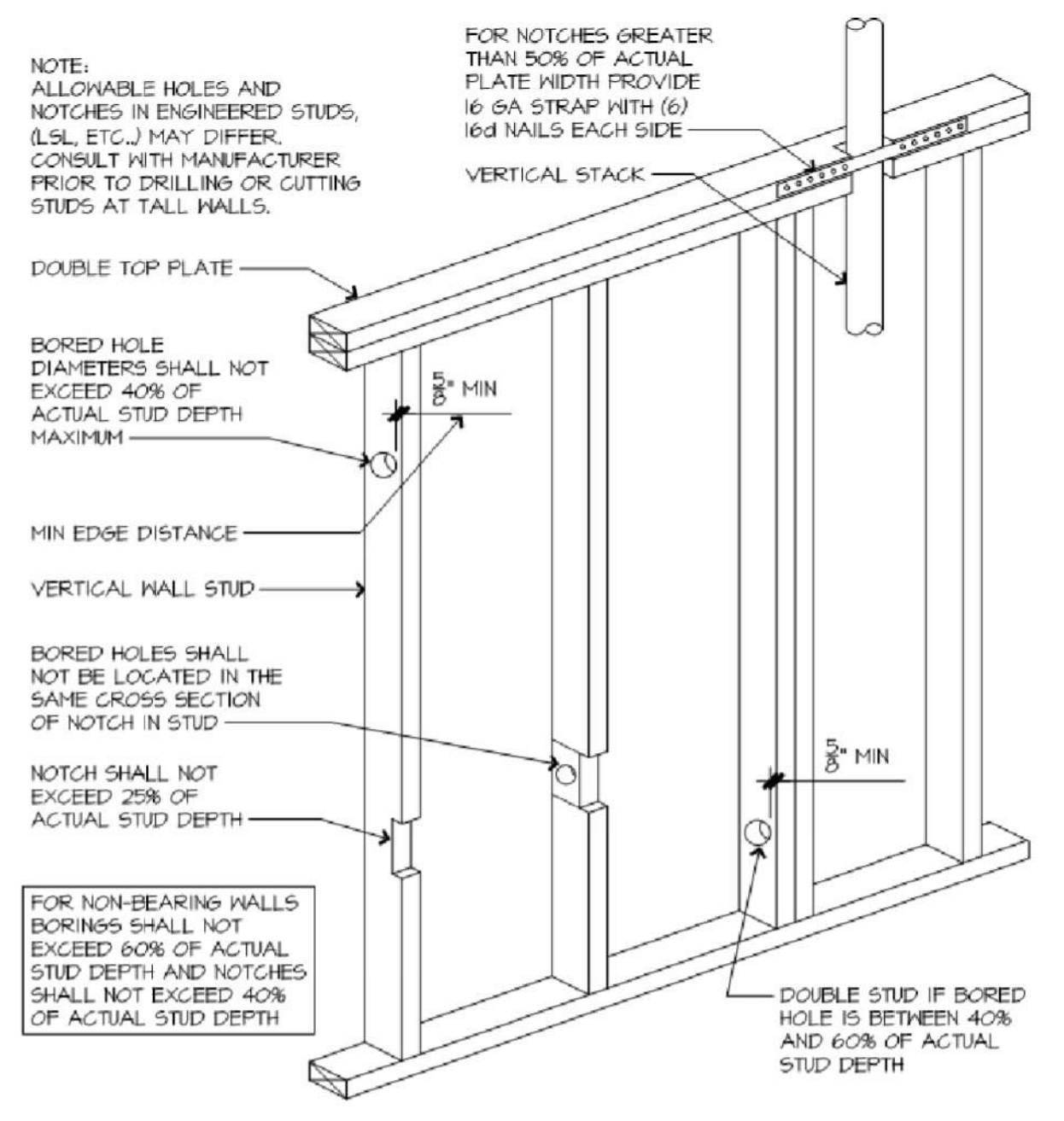


Figure R602.10.8(2) Braced Wall Panel Connection When Parallel to Floor/Ceiling Framing

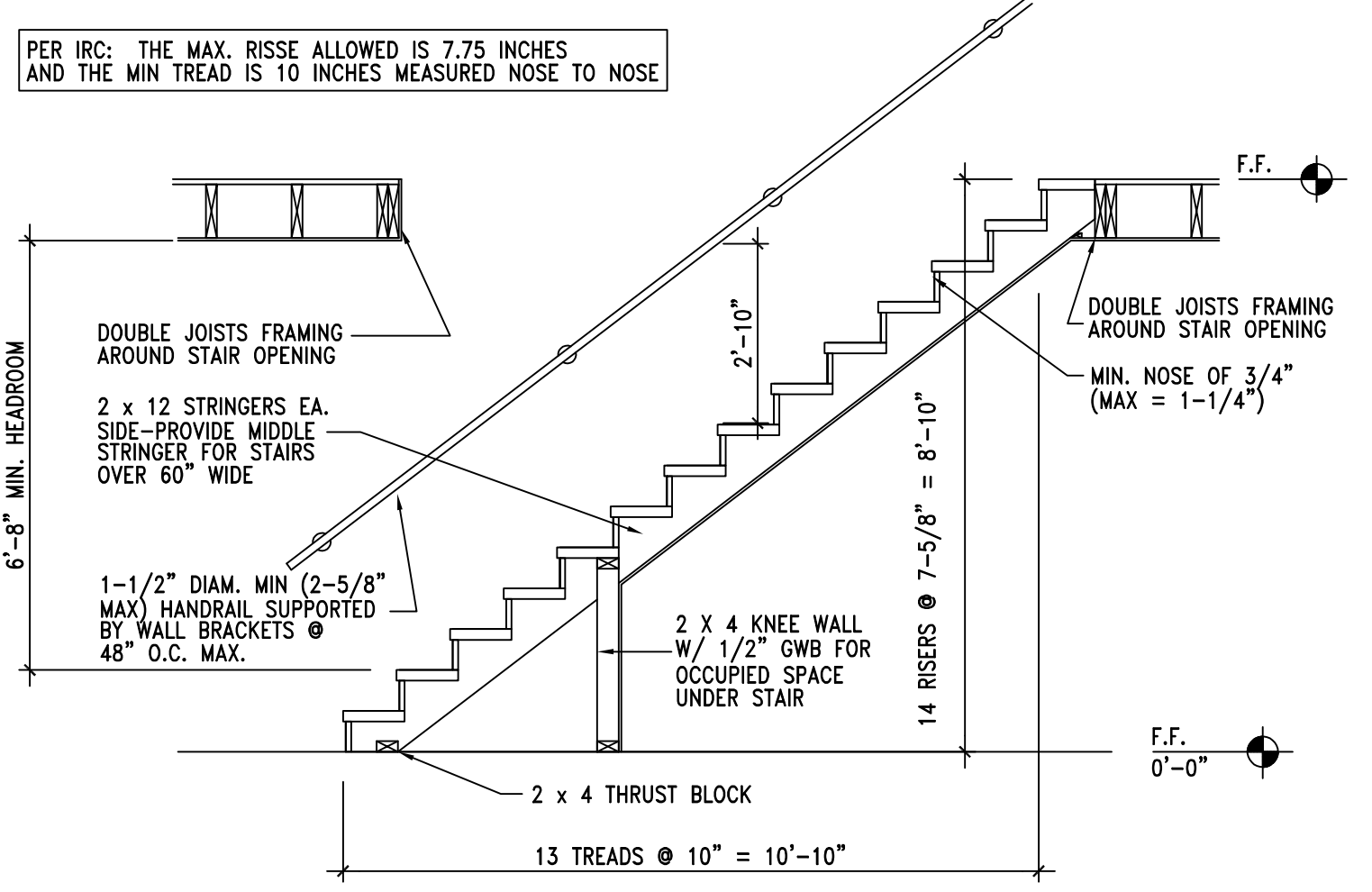
**C BRACED WALL SEGMENT ATTACHMENT CEILING/FLOOR** 2012 IRC SECTION R602.10.8 N.T.S.



**F GABLE END FRAMING REQUIREMENTS** N.T.S.

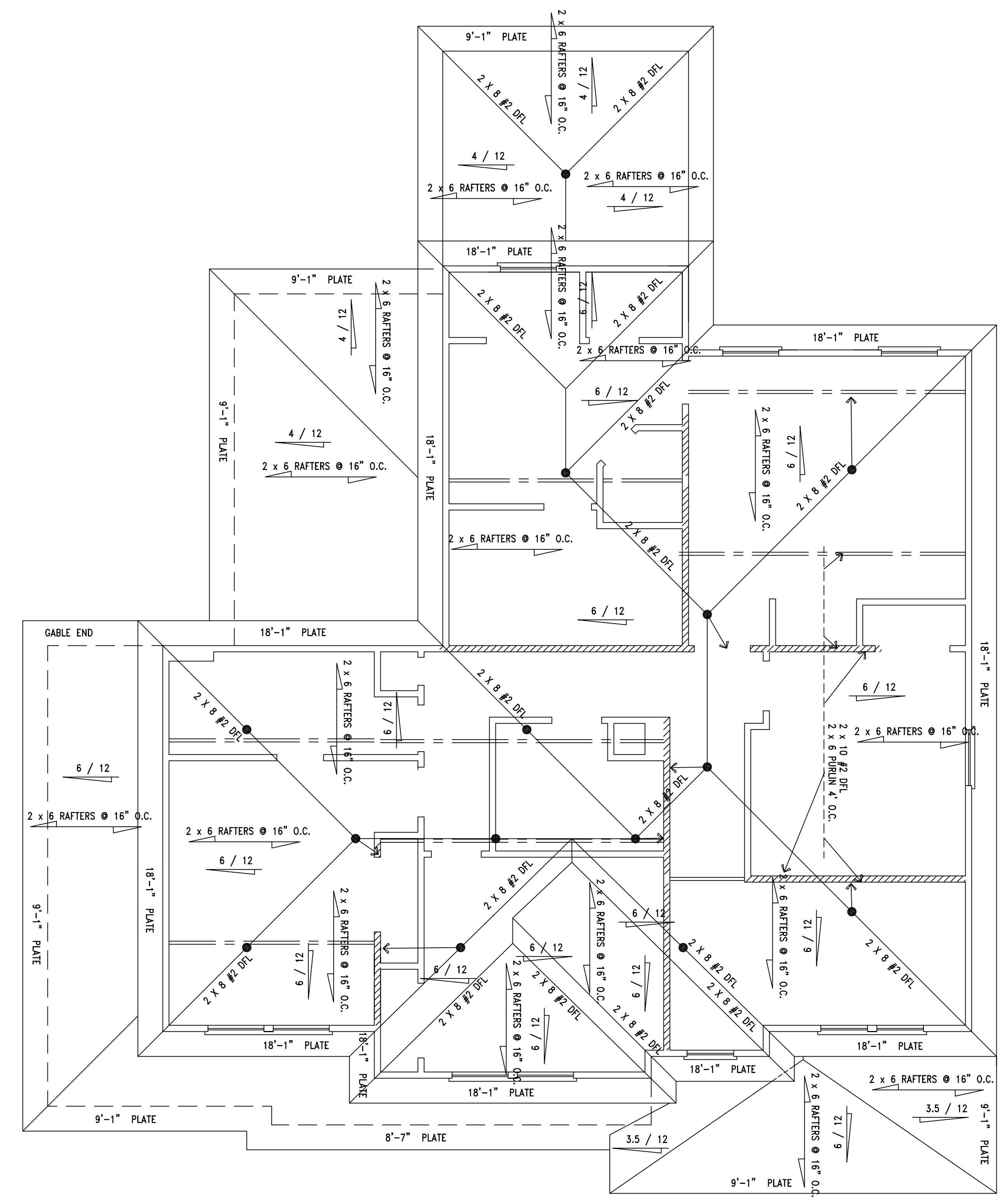


**D PARTITION NOTCHING REQUIREMENTS** N.T.S.



**B TYP. STAIR SECTION/REQUIREMENTS** N.T.S.

| ROOF RAFTER SCHEDULE |                       |                                      |                                                |                                                |                                                |                                                |
|----------------------|-----------------------|--------------------------------------|------------------------------------------------|------------------------------------------------|------------------------------------------------|------------------------------------------------|
| GRADE                | MEMBER SIZE / SPACING | MAX SPAN CEILING JOISTS AT TOP PLATE | MAX SPAN H <sub>0</sub> /H <sub>1</sub> = 0.16 | MAX SPAN H <sub>0</sub> /H <sub>1</sub> = 0.20 | MAX SPAN H <sub>0</sub> /H <sub>1</sub> = 0.25 | MAX SPAN H <sub>0</sub> /H <sub>1</sub> = 0.33 |
| #2 DFL               | 2x6 / 16"oc           | 14'-4"                               | 12'-8"                                         | 11'-8"                                         | 10'-4"                                         | 9'-5"                                          |
| #2 DFL               | 2x8 / 16"oc           | 18'-2"                               | 16'-4"                                         | 15'-1"                                         | 13'-4"                                         | 12'-2"                                         |
| #2 DFL               | 2x10 / 16"oc          | 22'-3"                               | 20'-0"                                         | 18'-5"                                         | 16'-8"                                         | 14'-8"                                         |
| #2 DFL               | 2x12 / 16"oc          | 25'-4"                               | 23'-2"                                         | 21'-4"                                         | 19'-7"                                         | 17'-3"                                         |



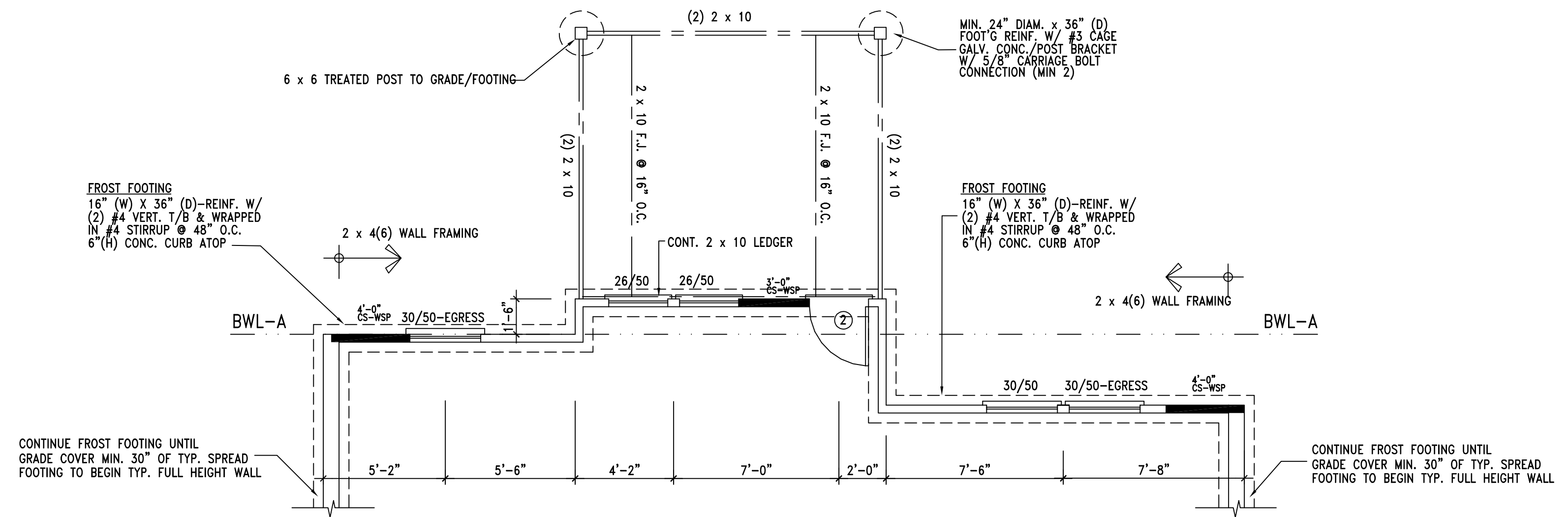
**A ROOF PLAN** 1/4" = 1'-0"

EAGLE 1 CONSTRUCTION  
 GRAIN VALLEY, MISSOURI  
 THE TAYLOR JR

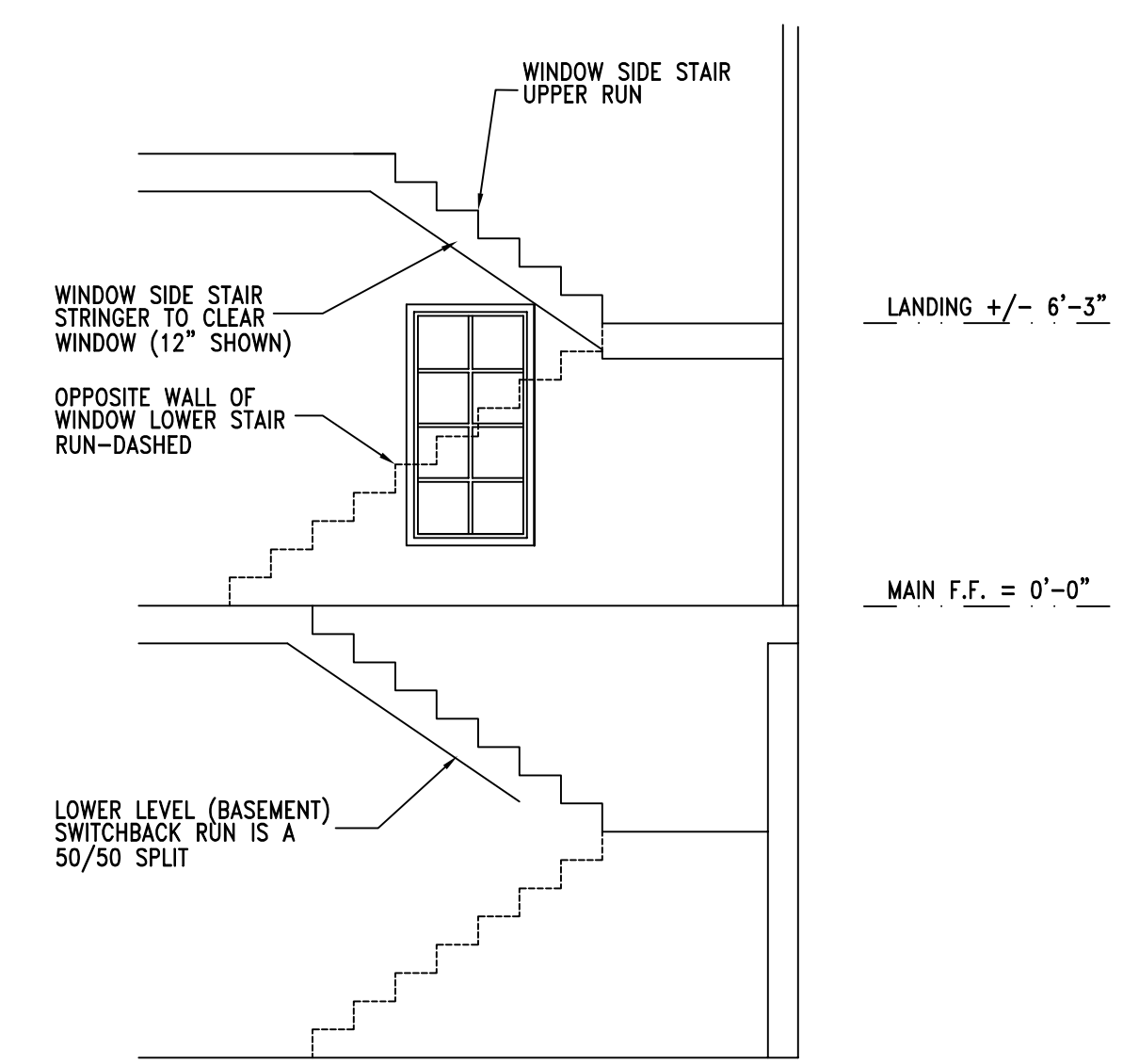
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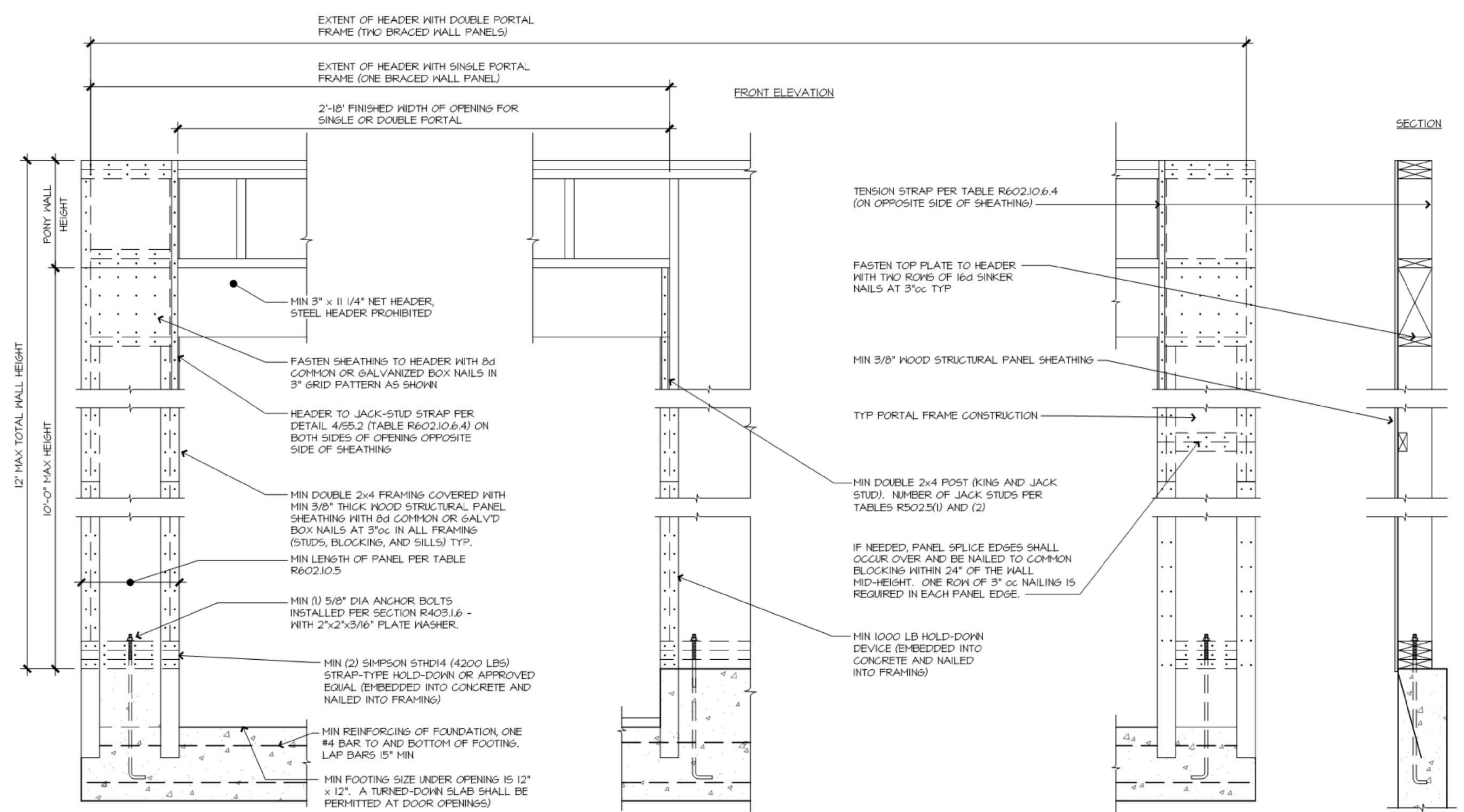
EAGLE 1 CONSTRUCTION  
 GRAIN VALLEY, MISSOURI  
 THE TAYLOR JR



**D** FOUNDATION/BASEMENT PLAN-WALKOUT OPTION  
1/4" = 1'-0"



**B** SPECIFIC STAIR SECTION  
1/4" = 1'-0"



**A** PORTAL FRAME W/ HOLD-DOWN (PFH)  
PER 2012 IRC R602.10

DATE: 12-02-2020  
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