

PROJECT NAME: ANDREW NORMAN PORCH REPLACEMENT
OWNER AND 24 HOUR CONTACT NAME: NORMAN ANDREW B & AMANDA B
24 HOUR CONTACT (PHONE NUMBER): (770) 349-9096
LOCATION: 3477 SHAWNEE TRL SE, SMYRNA GA 30080
SUBDIVISION NAME: 761 - CEDAR CLIFF UNIT U-2
PIN: 17062700560
LOT NUMBER (IF APPLICABLE): 15
LAND LOT:
TAX DISTRICT: (6) SMYRNA
ZONING: R20

NO APPLICATION FOR A VARIANCE IS ANTICIPATED
NO SETBACK ENCROACHMENTS IN EXCESS OF 30" ARE PROPOSED
NO TREES WILL BE REMOVED OR IMPACTED.



VICINITY MAP

“AREA OF MINIMAL FLOOD HAZARD ZONE X”

DETAILED SCOPE OF WORK

DEMO OF EXISTING TWO STORY PORCH 13'4"X10' (133 SF) AND REPLACE WITH A NEW TWO STORY PORCH AT 13'4"X12' (160 SF). THE BOTTOM LEVEL WILL BE FREE STANDING, THE UPPER LEVEL WILL BE ATTACHED TO THE BAND JOIST OF THE HOUSE. THE UPPER LEVEL WILL BE A COVERED DECK. GRILL DECK WILL BE ADDED TO THE PORCH TOWARDS THE CHIMNEY AT 6'X9' (54 SF) FOR A TOTAL FOOTPRINT OF 214 SF. THAT IS 81 SF MORE THAN THE EXISTING PORCH.

SHEET LIST	
SHEET NO	SHEET NAME
A00	COVER PAGE
A01	NOTES & SPECIFICATION
A02	STAMPED SURVEY
A03	SITE PLAN EXISTING
A04	SITE PLAN PROPOSED
A05	CONSTRUCTION EXIT
A06	EXISTING FOOTING PLAN
A07	PROPOSED FOOTING PLAN
A08	EXISTING FRAMING PLAN
A09	PROPOSED FRAMING PLAN LOWER LEVEL
A10	PROPOSED FRAMING PLAN UPPER LEVEL
A11	EXISTING DECK PLAN LOWER & UPPER LEVEL
A12	PROPOSED DECK PLAN LOWER LEVEL
A13	PROPOSED DECK PLAN UPPER LEVEL
A14	REAR ELEVATION EXISTING
A15	LEFT & RIGHT ELEVATION EXISTING
A16	PROPOSED PORCH REAR ELEVATION
A17	PROPOSED PORCH LEFT & RIGHT ELEVATION
A18	POST, BEAM & FOOTING CONNECTION DETAILS
A19	RAILING CONNECTION DETAILS
A20	LEDGER DETAILS
A21	ROOF PORCH & DETAILS

ISSUED FOR CONSTRUCTION

[illegible]

GENERAL NOTES MATERIAL SPECIFICATIONS

1. ALL CONSTRUCTION SHALL COMPLY WITH ALL LOCAL CODES AND ORDINANCES. IF THE DRAWINGS AND/OR THE SPECIFICATIONS ARE AT VARIANCE THEREWITH, THE CONTRACTOR SHALL SO NOTIFY THE ENGINEER IMMEDIATELY.
2. DURING CONSTRUCTION, REPORT ALL DISCREPANCIES AND/OR CONFLICTS IN THE DRAWINGS TO THE ENGINEER IMMEDIATELY.
3. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL MATERIALS AND LABOR REQUIRED TO COMPLETE THE WORK. EXCLUSION OF AN ITEM OR ITEMS DOES NOT IMPLY OMISSION. THE CONTRACTOR'S RESPONSIBILITY IS TO NOTIFY THE ENGINEER & OWNER OF THESE OMISSIONS PRIOR TO THE SUBMISSION OF BIDS. THE CONTRACTOR SHALL COMPLY WITH THE SPIRIT AND INTENT OF THESE DOCUMENTS AND SHALL COMPLETE THE WORK SATISFACTORILY AND IN A MANNER ACCEPTABLE TO THE OWNER. THESE DOCUMENTS ILLUSTRATE THE MINIMUM STANDARDS OF CONSTRUCTION AND THE CONTRACTOR SHALL MEET OR EXCEED NORMAL CONSTRUCTION TECHNIQUES AND STANDARDS FOR A BUILDING OF THIS TYPE.
4. NEITHER THE ENGINEER OR THE OWNER SHALL BE RESPONSIBLE FOR THE CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES OF THE CONTRACTOR; SAFETY PRECAUTIONS AND PROGRAMS OF CONTRACTOR; THE ACTS OR OMISSIONS OF THE CONTRACTOR; OR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE DRAWINGS.
5. VERIFY DIMENSIONS, GRADES, ELEVATIONS AND CRITICAL LOCATIONS, SUCH AS STRUCTURAL SUPPORTS, BEFORE COMMENCING WORK AFFECTED BY THEM. THE CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO THE ENGINEER.
6. THE CONTRACTOR SHALL THOROUGHLY REVIEW THE DRAWINGS AND EXISTING SITE CONDITIONS AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES, ERRORS OR OMISSIONS PRIOR TO CONSTRUCTION.
7. MANUFACTURED MATERIALS, EQUIPMENT, ETC., SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS, INSTRUCTIONS AND APPLICABLE REPORTS UNLESS OTHERWISE NOTED OR INSTRUCTED.
8. SUBSTITUTIONS, REVISIONS OR CHANGES MUST HAVE PRIOR WRITTEN APPROVAL BY THE ENGINEER.
9. NO WORK DEFECTIVE IN CONSTRUCTION OR QUALITY OR DEFICIENT IN ANY REQUIREMENT OF THE DRAWINGS OR NOTES WILL BE ACCEPTABLE AS A CONSEQUENCE OF THE ENGINEER FAILURE TO DISCOVER OR POINT OUT DEFECTS OR DEFICIENCIES DURING CONSTRUCTION. DEFECTIVE WORK REVEALED WITHIN THE TIME REQUIRED BY GUARANTEES SHALL BE REPLACED BY WORK CONFORMING WITH THE INTENT OF THE CONTRACT DOCUMENTS. NO PAYMENT, EITHER PARTIAL OR FINAL, SHALL BE CONSTRUED AS AN ACCEPTANCE OF DEFECTIVE WORK OR IMPROPER MATERIALS.
10. IN THE EVENT CERTAIN FEATURES OF CONSTRUCTION ARE NOT FULLY SHOWN ON THE DRAWINGS OR CALLED FOR IN THE NOTES OR SPECIFICATIONS, THEN THE CONSTRUCTION SHALL BE SIMILAR AND OF THE SAME CHARACTER AS SIMILAR CONDITIONS THAT ARE SHOWN OR CALLED FOR.
11. THE CONTRACTOR SHALL DO ALL WORK IN ACCORDANCE WITH THE DRAWINGS APPROVED BY THE BUILDING OFFICIAL. THE APPROVED DRAWINGS SHALL NOT BE CHANGED OR MODIFIED WITHOUT THE APPROVAL OF THE BUILDING OFFICIAL.
12. ALL WORK AND MATERIAL SHALL BE NEW AND UNUSED AND OF THE HIGHEST QUALITY IN EVERY RESPECT UNLESS OTHERWISE AUTHORIZED BY THE ENGINEER.

DESIGN CONSIDERATIONS

1. THESE DETAILS ARE BASED ON THE PRESCRIPTIVE REQUIREMENTS OF THE 2018 INTERNATIONAL RESIDENTIAL CODE, INDUSTRY BEST-PRACTICES AND APPLICABLE REFERENCED STANDARDS SUCH AS THE NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION.
2. FRAMING MEMBERS IN THESE DETAILS ARE DESIGNED FOR A 40 PSF LIVE LOAD, 10 PSF DEAD LOAD, 25 PSF SNOW LOAD, NORMAL LOADING DURATION, WET SERVICE CONDITIONS AND DEFLECTIONS OF $\ell/360$ FOR MAIN SPANS AND $\ell/180$ FOR OVERHANGS WITH A 220-POUND POINT LOAD.
3. DECKS CONSTRUCTED IN ACCORDANCE WITH THIS PROJECT ARE NOT APPROVED FOR PLANTERS, BUILT-IN SEATING OR HOT TUBS.
4. THE PROJECT DOES NOT APPLY TO DECKS WHICH WILL EXPERIENCE SNOW LOADS, SNOW DRIFT LOADS, OR SLIDING SNOW LOADS THAT EXCEED 40 PSF
5. DECKS SHALL NOT BE USED OR OCCUPIED UNTIL FINAL INSPECTION AND APPROVAL IS OBTAINED

MATERIAL SPECIFICATIONS

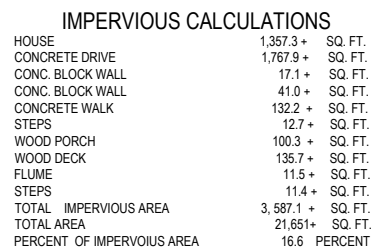
1. LUMBER SHALL BE PRESERVATIVE-TREATED, SOUTHERN PINE, GRADE #2 OR BETTER. LUMBER NOT NATIVE TO NORTH AMERICA, SUCH AS IPE, MAY BE USED AS DECKING ONLY; ITS USE IN GUARDS IS PROHIBITED.
2. LUMBER IN CONTACT WITH THE GROUND SHALL BE RATED AS "GROUND-CONTACT." NOT ALL TREATED LUMBER IS RATED FOR GROUND CONTACT.
3. CONCRETE IN FOOTINGS SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3,000 PSI.
4. FOOTINGS SHALL BEAR ON SOLID GROUND BELOW FROST LINE; FOOTINGS SHALL BE DEEPER IF SOLID GROUND IS NOT FOUND. BEARING CONDITIONS MUST BE VERIFIED BY COUNTY INSPECTORS PRIOR TO PLACEMENT OF CONCRETE.
5. DO NOT CONSTRUCT FOOTINGS OVER UTILITY LINES OR SERVICE PIPE. CALL MISS UTILITY AT 811 BEFORE YOU DIG.
6. WHEN THE EDGE OF A DECK FOOTING IS CLOSER THAN 5 FEET TO AN EXISTING EXTERIOR HOUSE WALL, THE FOOTING MUST BEAR AT THE SAME ELEVATION AS THE EXISTING HOUSE FOOTINGS
7. NAILS SHALL BE THREADED, RING-SHANKED OR ANNULAR GROOVED. A 1/8" PILOT HOLE SHALL BE USED AT TOE-NAILING LOCATIONS.
8. CARRIAGE-BOLTS MAY BE SUBSTITUTED WHERE THROUGH-BOLTS ARE SPECIFIED PROVIDED CARRIAGE-BOLT WASHERS (WITH SQUARE HOLES) ARE INSTALLED AT THE BOLT HEAD.
9. FASTENERS SHALL BE HOT-DIPPED GALVANIZED, STAINLESS STEEL OR APPROVED FOR USE WITH PRESERVATIVE-TREATED LUMBER.
10. FASTENERS AND CONNECTORS EXPOSED TO SALT WATER OR LOCATED WITHIN 300 FEET OF A SALT WATER SHORELINE SHALL BE STAINLESS STEEL GRADE 304 OR 316.
11. HARDWARE AND MECHANICAL CONNECTORS, E.G., JOIST HANGERS OR POST ANCHORS, SHALL BE STAINLESS STEEL OR GALVANIZED WITH 1.85 OUNCES OF ZINC PER SQUARE FOOT (G-185 COATING). LOOK FOR PRODUCT LINES SUCH AS "ZMAX," "TRIPLE ZINC" OR "GOLD COAT."
12. FLASHING AT LEDGER BOARD CONNECTIONS SHALL BE COPPER (WITH COPPER NAILS ONLY), STAINLESS STEEL, UV RESISTANT PLASTIC OR GALVANIZED STEEL WITH A G-185 COATING.
13. PLASTIC COMPOSITES ARE MATERIALS COMPOSED OF BOUND WOOD AND PLASTIC FIBERS. PERMISSIBLE AS NOTED IN THIS DOCUMENT, PLASTIC COMPOSITES MUST BEAR A LABEL INDICATING ITS COMPLIANCE WITH ASTM D 7032. PLASTIC COMPOSITE'S LABEL AND INSTALLATION INSTRUCTIONS MUST BE AVAILABLE TO THE INSPECTOR.
14. WHEN USING PLASTIC COMPOSITES, EXERCISE CAUTION AS SOME MEMBERS DO NOT HAVE THE SAME CAPACITY AS THEIR WOOD EQUIVALENTS.
15. PVC DECKING AND GUARDS ARE PERMITTED PROVIDED THEY HAVE A VALID EVALUATION REPORT FROM AN ACCREDITED LISTING AGENCY SUCH AS THE INTERNATIONAL CODE COUNCIL – EVALUATION SERVICE. INSTALLATION SHALL BE IN CONFORMANCE WITH THE REPORT AND THE MANUFACTURER'S INSTRUCTIONS WHICH MUST BE AVAILABLE TO THE INSPECTOR.
16. THE USE OF OTHER MATERIALS AND PRODUCTS, OTHER THAN THOSE PERMITTED HEREIN, SHALL BE APPROVED BY THE CITY/COUNTY PRIOR TO INSTALLATION.

ABBREVIATIONS

AFF	ABOVE FINISHED FLOOR
AG	ABOVE GRADE
ALT.	ALTERNATE
B.O.	BOTTOM OF
BTM.	BOTTOM
CL	CENTER LINE
CL	CLOSET
CLG	CEILING
CONT.	CONTINUOUS
CONC.	CONCRETE
D.J.	DOUBLE JOIST
D.S.	DOWN SPOUT
D/W	DISHWASHER
DBL.	DOUBLE
DEMO.	DEMOLITION
DIA.	DIAMETER
DIM.	DIMENSION
D.L.	DEAD LOAD
DN.	DOWN
EA.	EACH
E.J.	EXPANSION JOINT
EQ	EQUAL
EQUIP.	EQUIPMENT
E.W.	EACH WAY
EX.	EXISTING
GA.	GAUGE
GALV.	GALVANIZED
G.C.	GENERAL CONTRACTOR
GFCI.	GROUND FAULT CIRCUIT INTERRUPT
GYP.	GYPSUM
HB	HOSE BIB
HOR	HORIZONTAL
HR	HOUR
HVAC	HEATING, VENTING AND AIR CONDITIONING
LF	LINEAR FEET
MAX	MAXIMUM
MECH	MECHANICAL
MFG	MANUFACTURING
MIN	MINIMUM
N.T.S.	NOT TO SCALE
N.F.C.	NOT FOR CONSTRUCTION
O.C.	ON CENTER
PL	PROPERTY LINE
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
QTY.	QUANTITY
R.O.W.	RIGHT OF WAY
REV.	REVISION

ISSUED FOR CONSTRUCTION

YANOVER CONSTRUCTION

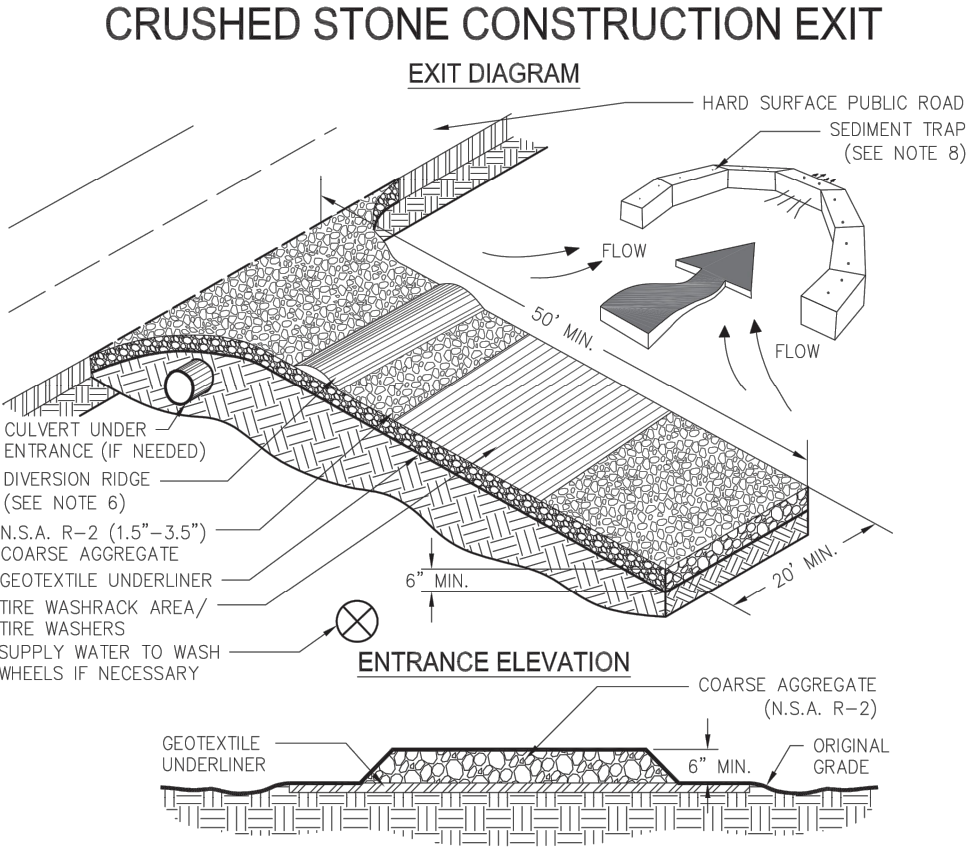
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NOTE: THE CONSTRUCTION EXIT DETAIL IS INCLUDED IN THE EVENT AN ALTERNATE CONSTRUCTION EXIT BECOMES NECESSARY.

MAINTENANCE

The exit shall be maintained in a condition that will prevent tracking or flow of mud onto public rights-of-way. This may require periodic top dressing with 1.5-3.5 inch stone, as conditions demand, and repair and/or cleanout of any structures to trap sediment. All materials spilled,

dropped, washed, or tracked from vehicles or site onto roadways or into storm drains must be removed immediately.



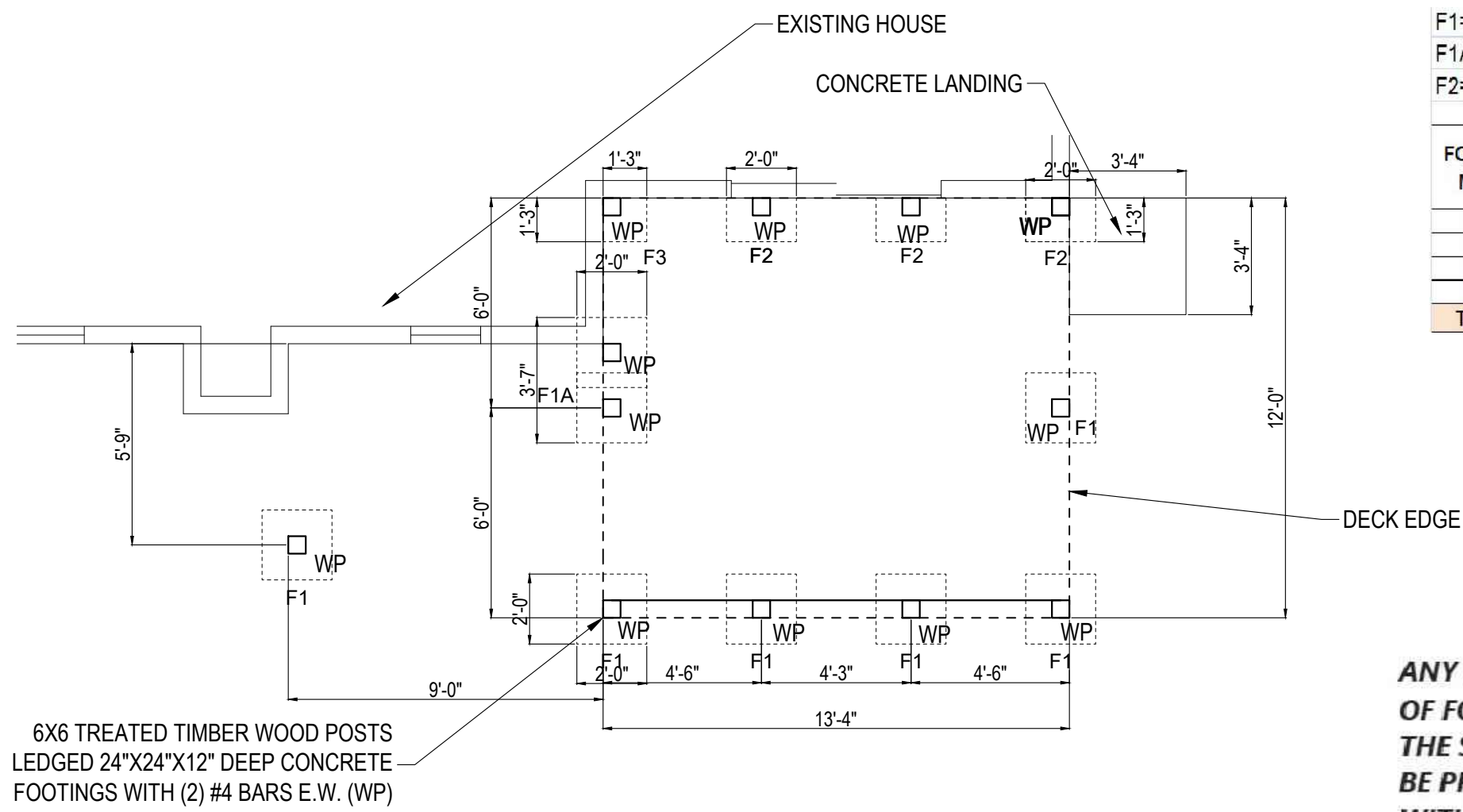
- NOTES:
1. AVOID LOCATING ON STEEP SLOPES OR AT CURVES ON PUBLIC ROADS.
 2. REMOVE ALL VEGETATION AND OTHER UNSUITABLE MATERIAL FROM THE FOUNDATION AREA, GRADE, AND CROWN FOR POSITIVE DRAINAGE.
 3. AGGREGATE SIZE SHALL BE IN ACCORDANCE WITH NATIONAL STONE ASSOCIATION R-2 (1.5"-3.5" STONE).
 4. GRAVEL PAD SHALL HAVE A MINIMUM THICKNESS OF 6".
 5. PAD WIDTH SHALL BE EQUAL FULL WIDTH AT ALL POINTS OF VEHICULAR EGRESS, BUT NO LESS THAN 20'.
 6. A DIVERSION RIDGE SHOULD BE CONSTRUCTED WHEN GRADE TOWARD PAVED AREA IS GREATER THAN 2%.
 7. INSTALL PIPE UNDER THE ENTRANCE IF NEEDED TO MAINTAIN DRAINAGE DITCHES.
 8. WHEN WASHING IS REQUIRED, IT SHOULD BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN (DIVERT ALL SURFACE RUNOFF AND DRAINAGE FROM THE ENTRANCE TO A SEDIMENT CONTROL DEVICE).
 9. WASHRACKS AND/OR TIRE WASHERS MAY BE REQUIRED DEPENDING ON SCALE AND CIRCUMSTANCE. IF NECESSARY, WASHRACK DESIGN MAY CONSIST OF ANY MATERIAL SUITABLE FOR TRUCK TRAFFIC THAT REMOVE MUD AND DIRT.
 10. MAINTAIN AREA IN A WAY THAT PREVENTS TRACKING AND/OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAYS. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.

Figure 6-14.1

GSWCC 2016 Edition

6-90

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PROPOSED FOOTING PLAN
SCALE: 1/4"=1'

DESIGN CRITERIA

1. MINIMUM ALLOWABLE SOIL BEARING PRESSURE: 2400 PSF

2. BACKFILL MATERIAL: AS SHOWN

3. SURCHARGE LOADING: NONE

4. LIVE LOAD: 40 PSF

5. DEAD LOAD: 10 PSF
6. STEEL REINFORCEMENT: GRADE: GRADE 60
ASTM REFERENCE: ASTM 615

7. 28 DAY COMPRESSIVE STRENGTH (FC) OF CONCRETE: 3000 PSI

F1=24"X24"X12"		F3=15"X15"X12"	
F1A= 43"X24"X12"			
F2=24"X15"X12"			
FOOTING MARK	NO. OF FOOTING	FOOTING VOLUME (CU.FT/CU. YARD)	TOTAL FOOTING VOLUME (CU.YARD)
F1	5	0.15	0.75
F1A	1	0.26	0.26
F2	3	0.093	0.279
F3	1	0.06	0.06
TOTAL			1.289

1.29 CU. YARDS OF DIRT WILL BE REMOVED FOR FOOTINGS AND WILL BE FILLED WITH CONCRETE. DEBRIS WILL BE HAULED OF SITE

ANY SOIL SPOILS CREATED FROM THE HAND DIGGING OF FOOTINGS WILL BE IMMEDIATELY REMOVED FROM THE SITE AND PROPERLY DISPOSED OF, OR THEY WILL BE PROTECTED FROM EROSION BY COVERING WITH MULCH, PLASTIC, OR OTHER SUITABLE MEANS UNTIL THEIR REMOVAL.

WHERE THE EXISTING STORM RUNOFF LEAVES THE SITE IN A SHEET FLOW CONDITION, RUNOFF SHALL ALSO LEAVE THE SITE IN A SHEET FLOW CONDITION AFTER DEVELOPMENT/CONSTRUCTION.

APPLICABLE CODES

INTERNATIONAL RES. BUILDING CODE, 2018 AND 2020 AMENDMENTS.

ALL LUMBER TO BE # 2 SP OR SPF

ISSUED FOR CONSTRUCTION

REVISIONS

NO	DATE	DESCRIPTION

DATE OF THIS PLOT

SEAL

THESE DRAWINGS ARE NOT APPROVED FOR CONSTRUCTION UNLESS SIGNED AND SEALED BY THE ARCHITECT, AND APPROVED BY THE LOCAL BUILDING AND PLANNING DEPARTMENT APPROVAL STAMPS AND A BUILDING PERMIT HAS BEEN OBTAINED.

DRAWINGS PREPARED FOR

YANOVER CONSTRUCTION

CLIENT NAME:

ANDREW B. NORMAN

LOCATION:

3477 SHAWNEE
TRL SE,
SMYRNA
GA 30080

DRAWING TITLE

FOOTING PLAN

RELEASE FOR CONSTRUCTION

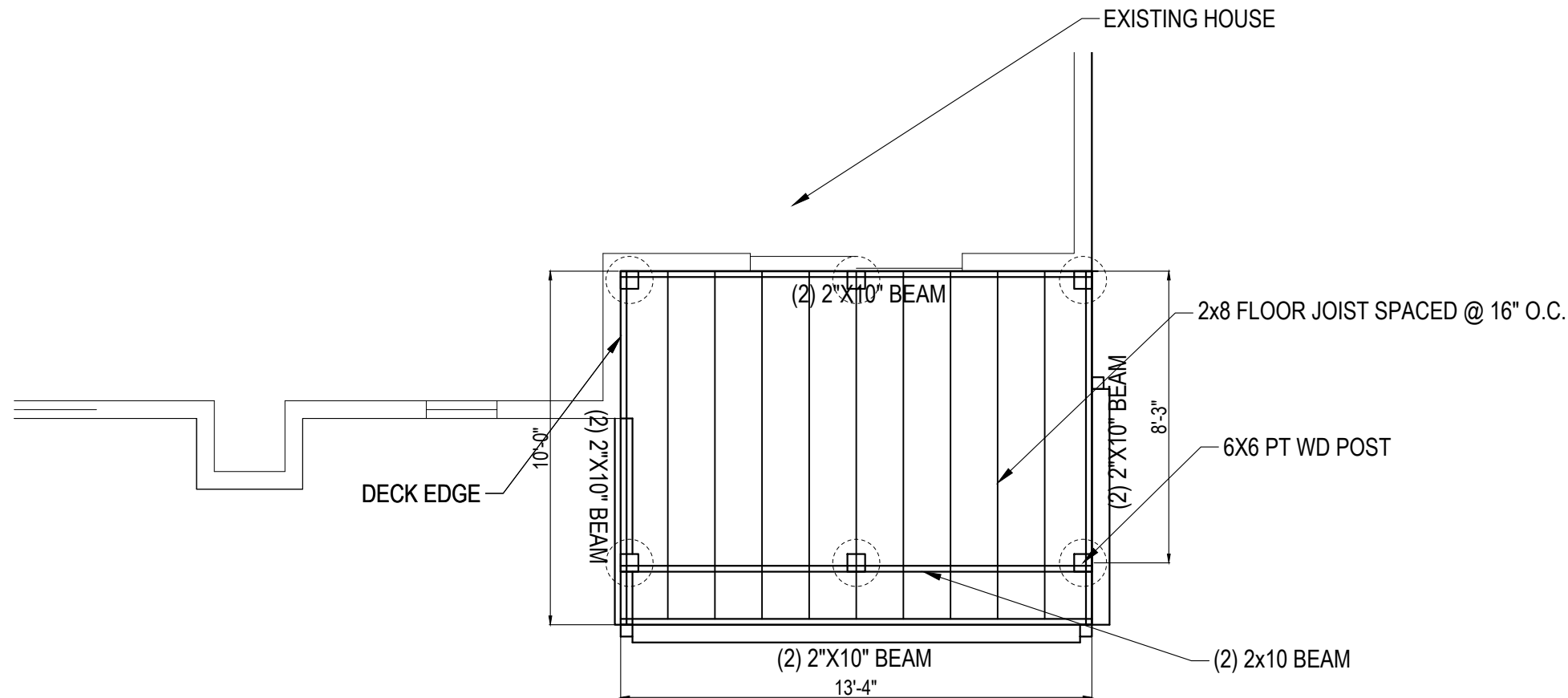
JOB NUMBER

SCALE: AS NOTED

DATE:

SHEET

A07



TYPICAL EXISTING FRAMING PLAN
SCALE: 1/4"=1'

DESIGN CRITERIA

1. MINIMUM ALLOWABLE SOIL BEARING PRESSURE: 2400 PSF
2. BACKFILL MATERIAL: AS SHOWN
3. SURCHARGE LOADING: NONE
4. LIVE LOAD: 40 PSF
5. DEAD LOAD: 10 PSF
6. STEEL REINFORCEMENT: GRADE: GRADE 60
ASTM REFERENCE: ASTM 615
7. 28 DAY COMPRESSIVE STRENGTH (FC) OF CONCRETE: 3000 PSI

APPLICABLE CODES

INTERNATIONAL RES. BUILDING CODE,
2018 AND 2020 AMENDMENTS.

ALL LUMBER TO BE # 2 SP OR SPF

ISSUED FOR CONSTRUCTION

NO	DATE	DESCRIPTION	REVISIONS

DATE OF THIS PLOT

SEAL

THESE DRAWINGS ARE NOT
APPROVED FOR CONSTRUCTION
UNLESS SIGNED AND SEALED BY THE
ARCHITECT, AND APPROVED BY THE
LOCAL BUILDING AND PLANNING
DEPARTMENT APPROVAL STAMPS
AND A BUILDING PERMIT
HAS BEEN OBTAINED.

DRAWINGS PREPARED FOR

YANOVER CONSTRUCTION

CLIENT NAME:

ANDREW B.
NORMAN

LOCATION:

3477 SHAWNEE
TRL SE,
SMYRNA
GA 30080

DRAWING TITLE

EXISTING
FRAMING PLAN

RELEASE FOR
CONSTRUCTION

JOB NUMBER

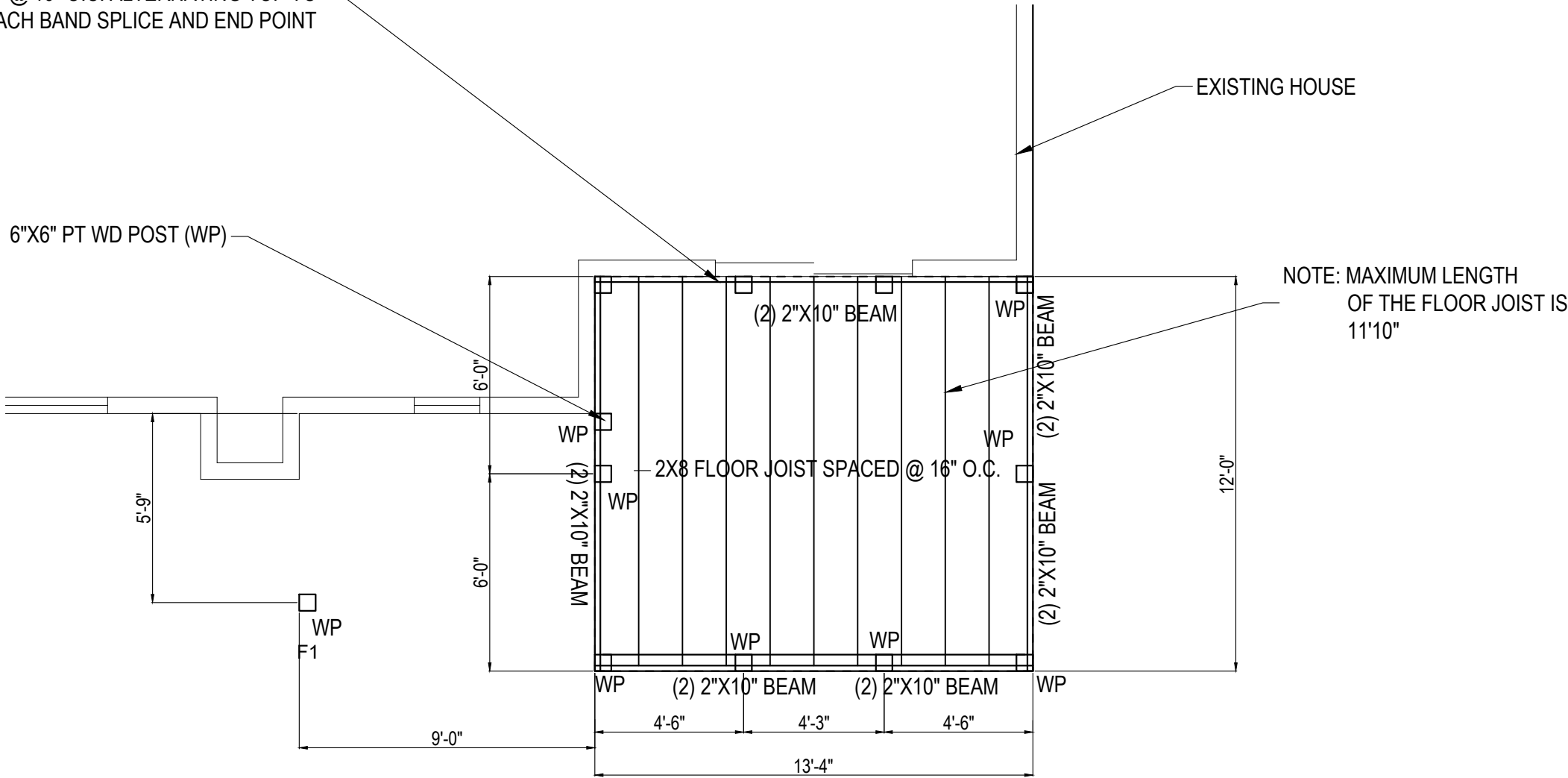
SCALE: AS NOTED

DATE:

SHEET

A08

2"X12" HOUSE BAND ATTACHED EXISTING HOUSE BAND WITH 1/2" Ø THROUGH BOLTS SPACED @ 16" O.C. ALTERNATING TOP TO BOTTOM WITH (2) @ EACH BAND SPLICE AND END POINT



PROPOSED FRAMING PLAN BOTTOM LEVEL
SCALE: 1/4"=1'

DESIGN CRITERIA

1. MINIMUM ALLOWABLE SOIL BEARING PRESSURE: 2400 PSF
2. BACKFILL MATERIAL: AS SHOWN
3. SURCHARGE LOADING: NONE
4. LIVE LOAD: 40 PSF
5. DEAD LOAD: 10 PSF
6. STEEL REINFORCEMENT: GRADE: GRADE 60
ASTM REFERENCE: ASTM 615
7. 28 DAY COMPRESSIVE STRENGTH (FC) OF CONCRETE: 3000 PSI

APPLICABLE CODES

INTERNATIONAL RES. BUILDING CODE, 2018 AND 2020 AMENDMENTS.

ALL LUMBER TO BE # 2 SP OR SPF

ISSUED FOR CONSTRUCTION

REVISIONS			
NO	DATE	DESCRIPTION	BY
DATE OF THIS PLOT			
SEAL			
THESE DRAWINGS ARE NOT APPROVED FOR CONSTRUCTION UNLESS SIGNED AND SEALED BY THE ARCHITECT, AND APPROVED BY THE OWNER, AND BEAR THE LOCAL BUILDING AND PLANNING DEPARTMENT APPROVAL STAMPS AND A BUILDING PERMIT HAS BEEN OBTAINED.			
DRAWINGS PREPARED FOR			
YANOVER CONSTRUCTION			
CLIENT NAME:			
ANDREW B. NORMAN			
LOCATION:			
3477 SHAWNEE TRL SE, SMYRNA GA 30080			
DRAWING TITLE			
PROPOSED FRAMING PLAN BOTTOM LEVEL			
RELEASE FOR CONSTRUCTION			
JOB NUMBER			
SCALE: AS NOTED			
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[illegible]



EXISTING DECK ELEVATION
SCALE: $\frac{3}{4}"=1'$

REAR ELEVATION
SCALE: $\frac{1}{4}"=1'$

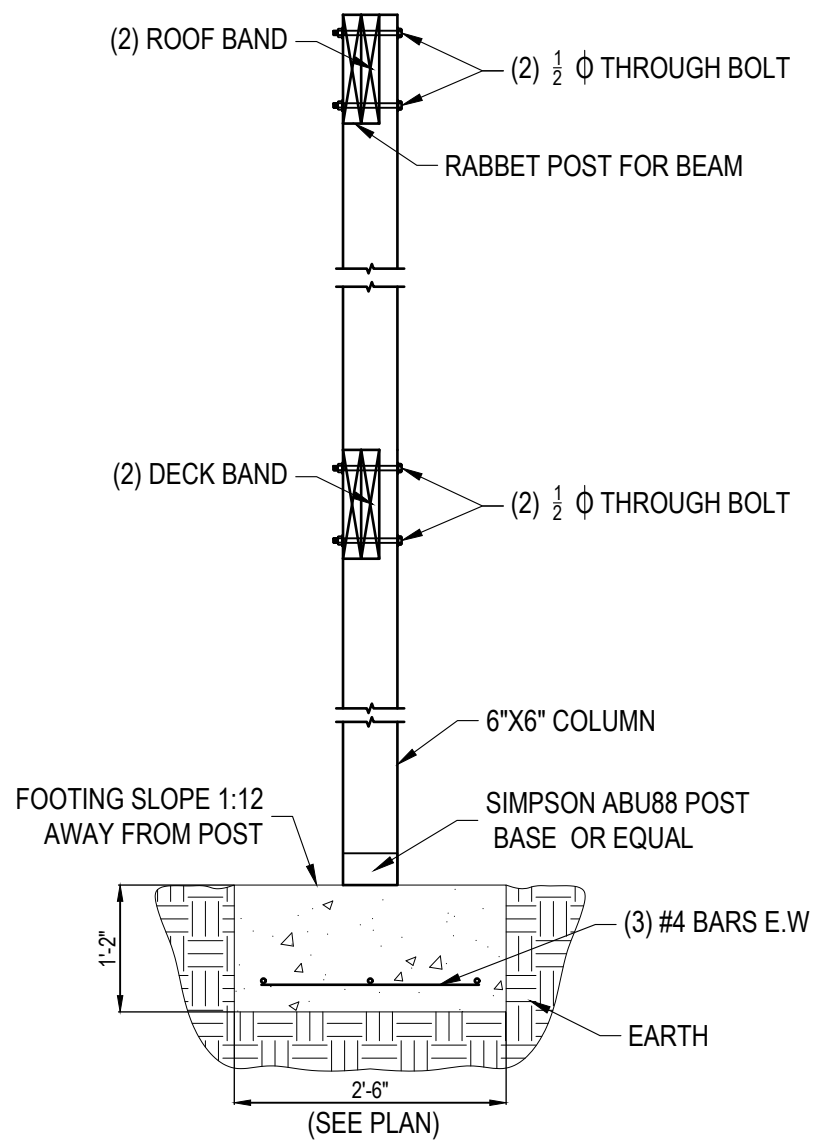
ISSUED FOR CONSTRUCTION

REVISIONS		
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THESE DRAWINGS ARE NOT APPROVED FOR CONSTRUCTION UNLESS SIGNED ABOVE BY THE ARCHITECT, AND APPROVED BY THE OWNER, AND BEAR THE LOCAL BUILDING AND PLANNING DEPARTMENT APPROVAL STAMPS AND A BUILDING PERMIT HAS BEEN OBTAINED.		
DRAWINGS PREPARED FOR		
YANOVER CONSTRUCTION		
CLIENT NAME:		
ANDREW B. NORMAN		
LOCATION:		
3477 SHAWNEE TRL SE, SMYRNA GA 30080		
DRAWING TITLE		
EXISTING REAR ELEVATION		
RELEASE FOR CONSTRUCTION		
JOB NUMBER		
SCALE: AS NOTED		
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DATE OF THIS PLAN		NO. DATE	DESCRIPTION	REVISIONS	
SEAL					
THESE DRAWINGS ARE NOT APPROVED FOR CONSTRUCTION UNLESS SIGNED ABOVE BY THE ARCHITECT, AND APPROVED BY THE OWNER AND SEAT THE LOCAL BUILDING AND PLANNING DEPARTMENT APPROVAL, ETC. MAP AND A BUILDING PERMIT HAS BEEN OBTAINED.					
DRAWINGS PREPARED FOR YANOVER CONSTRUCTION					
CLIENT NAME: ANDREW B. NORMAN					
LOCATION: 3477 SHAWNEE TRL SE, SMYRNA GA 30080					
DRAWING TITLE PROPOSED SIDE ELEVATION					
RELEASE FOR CONSTRUCTION					
JOB NUMBER					
SCALE: AS NOTED					
DATE:					
SHEET					
A17					



FOOTING/POST DETAIL

SCALE: NOT TO SCALE

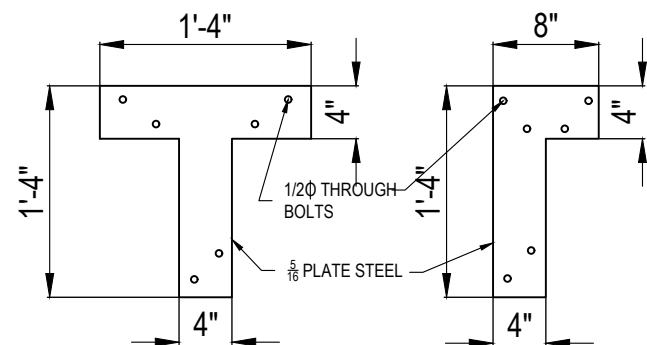


PLATE STEEL DETAIL

SCALE: NOT TO SCALE

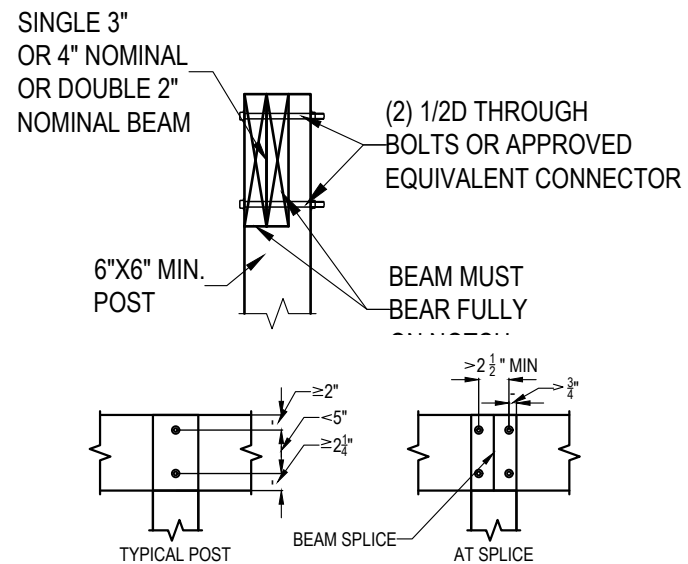
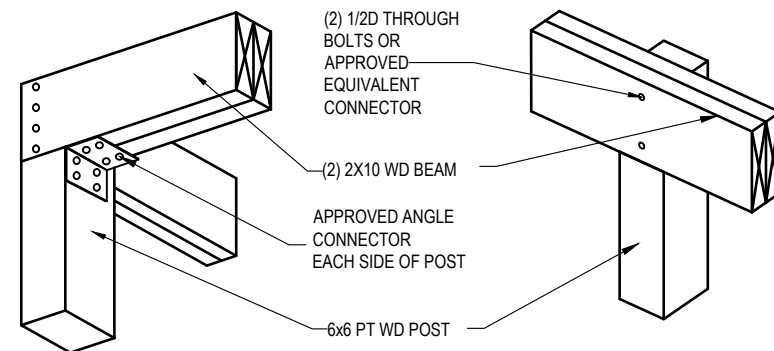


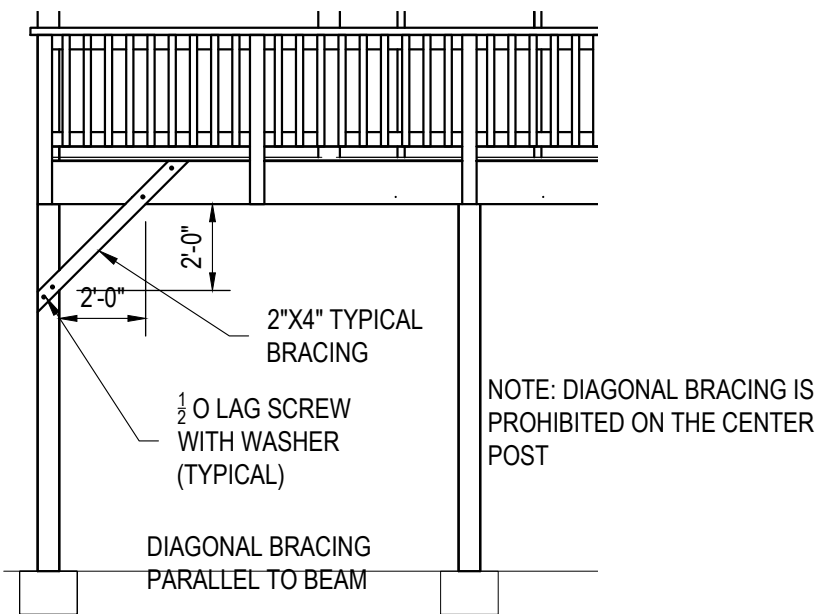
FIG. R507.5.1(2)

NOTE: ENTIRE BEAM WIDTH MUST BEAR A MINIMUM 1 1/2 inch ON WOOD OR METAL, OR 3 inch ON MASONRY/CONCRETE



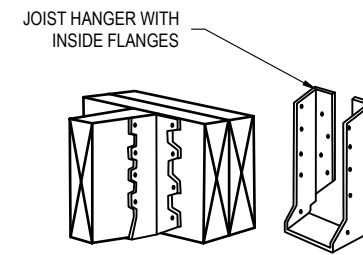
POST-BEAM CONNECTION DETAIL

SCALE: NTS



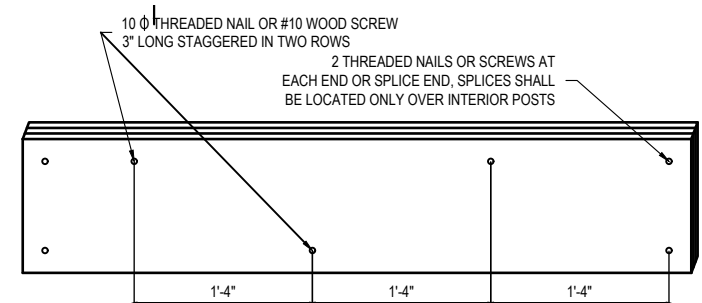
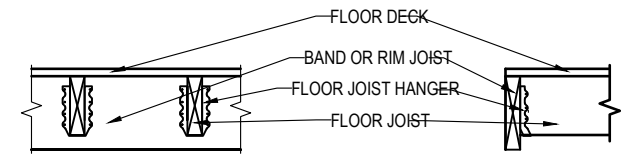
DIAGONAL BRACING DETAIL

SCALE: NTS

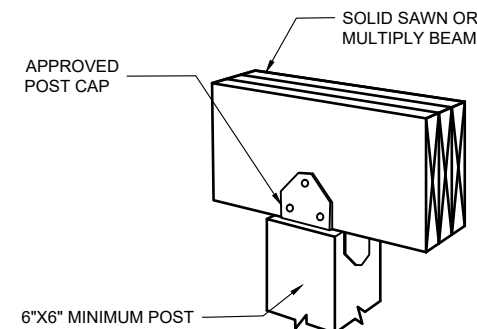


TYPICAL JOIST HANGERS

SCALE: NTS

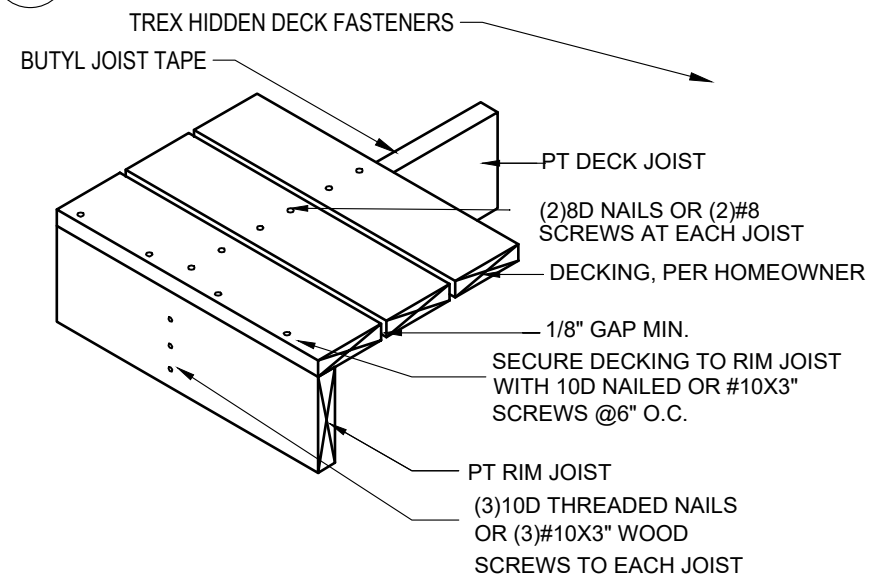


IF A BEAM IS CONSTRUCTED WITH 3 MEMBERS ATTACHED EACH OUTSIDE MEMBER TO THE INSIDE MEMBER AS SHOWN HERE



ALTERNATE POST TO BEAM DETAIL

SCALE: NTS



DECKING FASTENERS

SCALE: NTS

ISSUED FOR CONSTRUCTION

NO.	DATE	DESCRIPTION	REVISIONS
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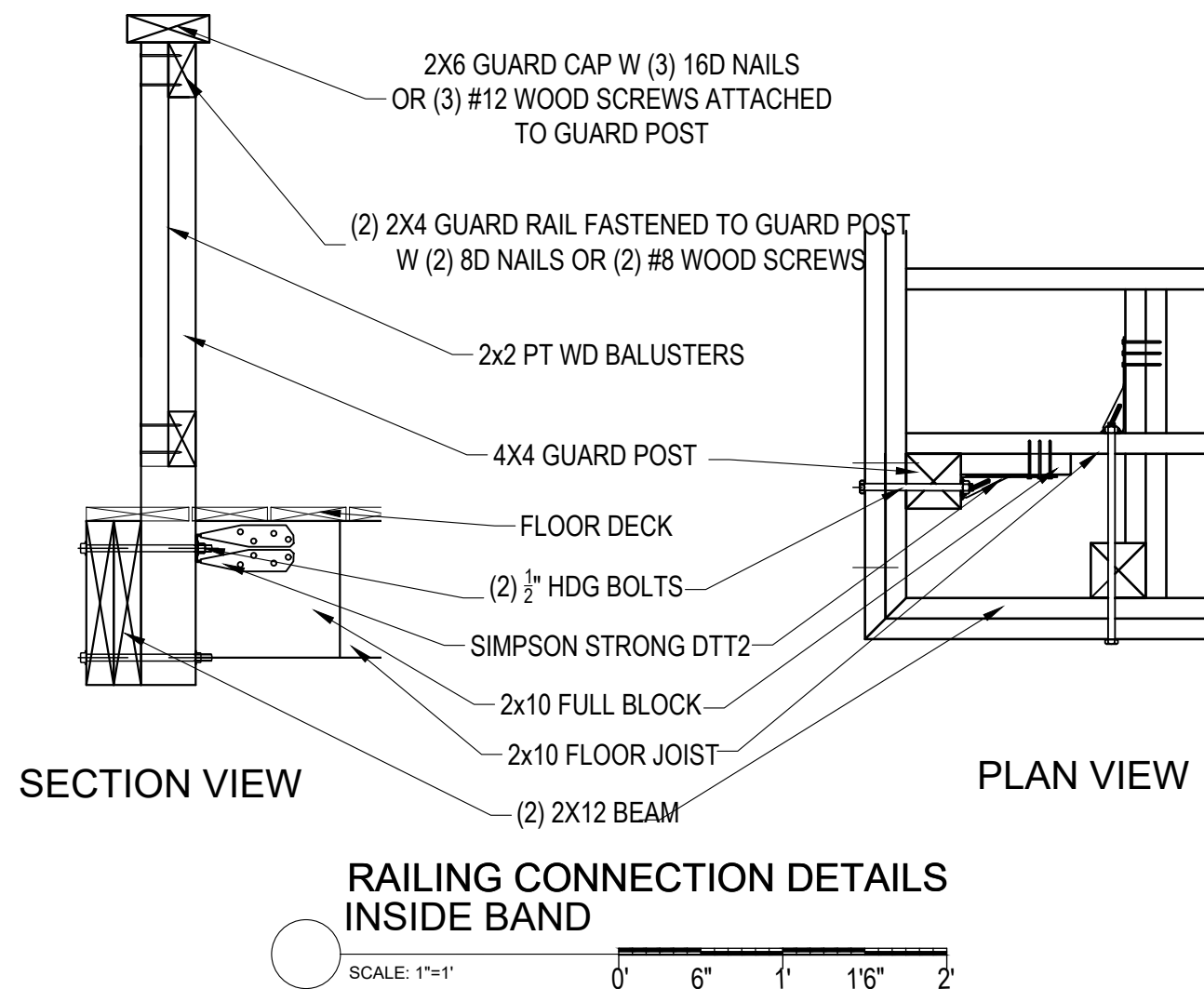
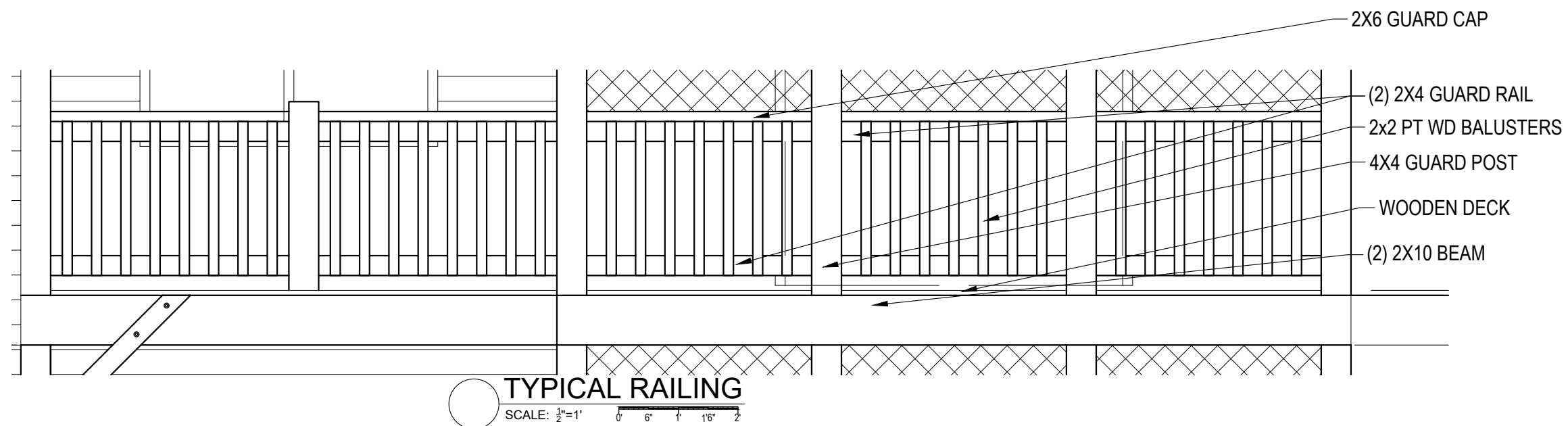
CLIENT NAME:
ANDREW B. NORMAN

LOCATION:
3477 SHAWNEE
TRL SE,
SMYRNA
GA 30080

DRAWING TITLE
POST, BEAM,
FOOTING
CONNECTION
DETAIL

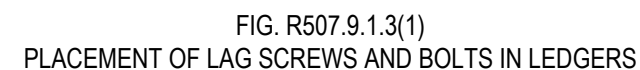
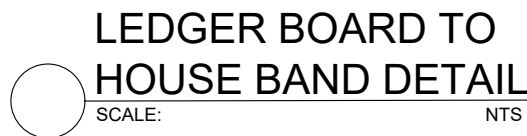
RELEASE FOR
CONSTRUCTION
JOB NUMBER
SCALE: AS NOTED
DATE:
SHEET

A18



ISSUED FOR CONSTRUCTION

[illegible]



DISTANCE SHALL BE PERMITTED TO BE REDUCED TO 4.5" IF LAG SCREWS ARE USED OR BOLT SPACING IS REDUCED TO THAT OF LAG SCREWS TO ATTACH 2X8 LEDGERS TO 2X8 BAND JOISTS

TABLE 5. FASTENER SPACING FOR A SOUTHERN PINE, DOUGLAS FIR LARCH OR HEM-FIR DECK LEDGER OR BAND OR A RIM JOIST IN A 2" NOMINAL SOLID-SAWN SPRUCE-PINE-FIR BAND JOIST OR EWP RIM JOIST (3,4,5,6,8) (DECK LIVE LOAD=40 PSF, DECK DEAD LOAD=10PSF)								
JOIST SPAN CONNECTION DETAILS	RIM JOIST OR BAND JOIST	6'-0 & LESS	6'1"-8'	8'1"-10'	10'1"-12'	12'1"-14'	14'1"-16'	16'1"-18'
CONNECTION DETAILS	ON CENTER SPACING OF FASTENERS							
1/2 D LAG SCREW WITH 15/32 MAXIMUM SHEATHING	1" EWP	24"	18"	14"	12"	10"	9"	8"
	1 1/8" EWP	28"	21"	16"	14"	12"	10"	9"
	1 1/2" LUMBER	30"	23"	18"	13"	13"	11"	10"
1/2 D LAG SCREW WITH 15/32 MAXIMUM SHEATHING	1" EWP	24"	18"	14"	12"	10"	9"	8"
	1 1/8" EWP	28"	21"	16"	14"	12"	10"	9"
	1 1/2" LUMBER	36"	36"	34"	29"	24"	21"	19"
1/2 D LAG SCREW WITH 15/32" MAXIMUM SHEATHING & 1/2" STACK WASHERS	1 1/2" LUMBER	36"	36"	29"	24"	21"	18"	16"

1. THE TIP OF THE LAG SCREW SHALL FULLY EXTEND BEYOND THE INSIDE FACE OF THE BAND OR RIM JOIST.
2. THE MAXIMUM GAP BETWEEN THE FACE OF THE LEDGER BOARD AND FACE OF THE WALL SHEATHING SHOULD BE $\frac{1}{2}$ ".
3. LEDGERS SHOULD BE FLASHED OR CAULKED TO PREVENT WATER FROM CONTACTING THE HOUSE HAND JOIST (SEE FIG. 14 & 15)
4. LAG SCREWS SHALL BE STAGGERED PER FIG. 19.
5. DECK LEDGERS SHALL BE MINIMUM 2"x8" PRESSURE-PRESERVATIVE-TREATED NO. 2 GRADE LUMBER OR OTHER APPROVED MATERIALS AS ESTABLISHED BY STANDARD ENGINEERING PRACTICE
6. WHEN SOLID-SAWN PRESSURE- PRESERVATIVE -TREATED DECK LEDGERS ARE ATTACHED TO ENGINEERED WOOD PRODUCTS (MINIMUM 1" THICK WOOD STRUCTURAL PANEL, BAND JOIST, OR STRUCTURAL COMPOSITE LUMBER INCLUDING LAMINATED VENEER LUMBER) THE LEDGER ATTACHMENT SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE. TABULATED VALUES BASED ON 300 LBS. AND 330 LBS FOR 1" & $1\frac{1}{8}$ " EWP RIM JOIST RESPECTIVELY.
7. WOOD STRUCTURAL PANEL SHEATHING, GYPSUM BOARD SHEATHING, OR FOAM SHEATHING SHALL BE PERMITTED BETWEEN THE BAND OR RIM JOIST AND LEDGER. STACKED WASHERS ARE PERMITTED IN COMBINATION WITH WOOD STRUCTURAL PANEL SHEATHING BUT ARE NOT PERMITTED IN COMBINATION WITH GYPSUM BOARD OR FOAM SHEATHING. THE MAXIMUM DISTANCE BETWEEN THE FACE OF THE LEDGER BOARD AND THE FACE OF THE BAND JOIST SHALL BE 1".
8. FASTENER SPACING ALSO APPLIES TO SOUTHERN PINE, DOUGLAS FIR- LARCH, AND HEM-FIR BAND OR RIM JOISTS.

[illegible]



- **Dead Load:** Assumed to be 10 psf for this table.
- **Live Load:** This example assumes a roof live load of 20 psf, which is typical for residential structures.

ISSUED FOR CONSTRUCTION

[illegible]