

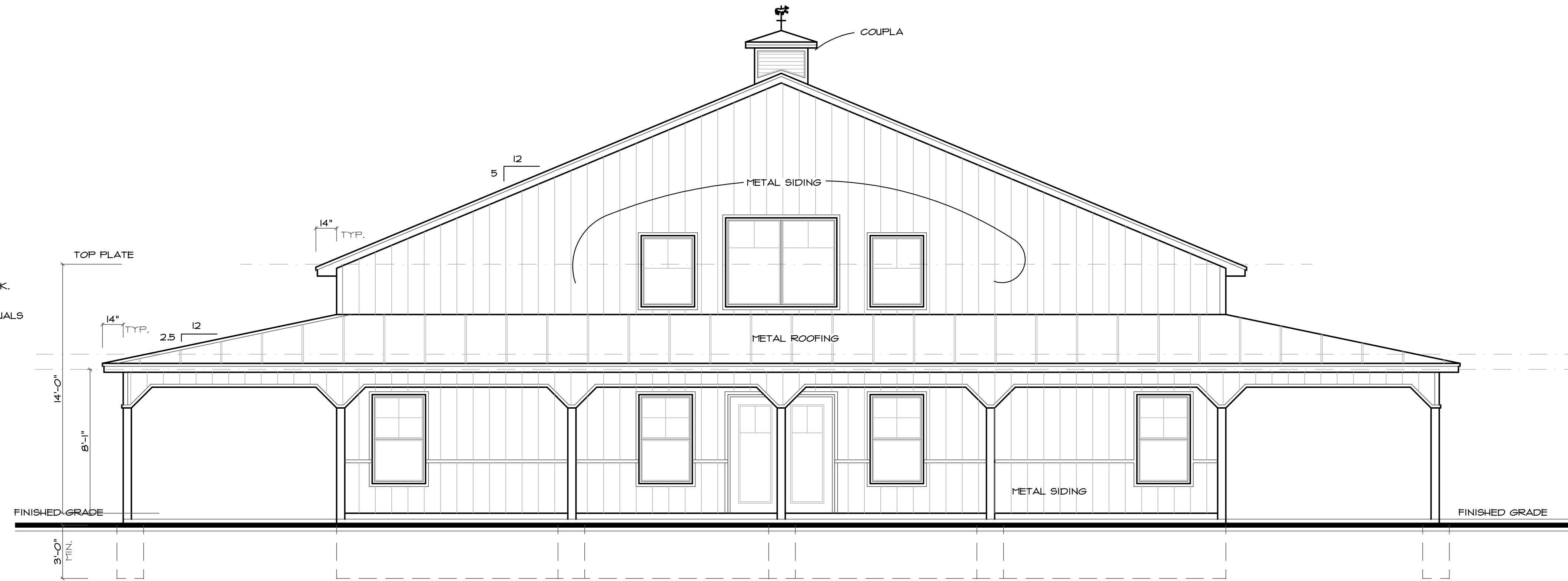
GENERAL STRUCTURAL NOTES

GOVERNING BUILDING CODE: 2015 INTERNATIONAL RESIDENTIAL CODE (IRC) AND IT APPROPRIATE SUPPLEMENTS.

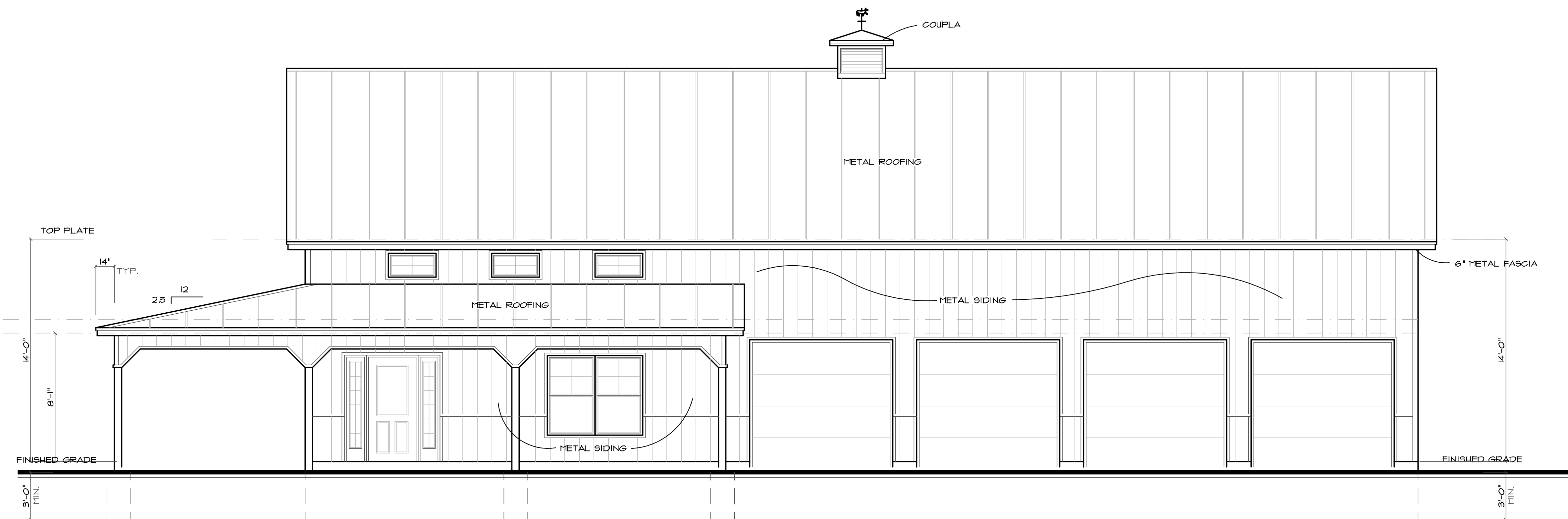
DESIGN LOADS:
 ROOF DEAD LOAD: 15 psf
 ROOF LIVE LOAD (WIND/SNOW): 20 psf
 FLOOR DEAD LOAD: 10 psf
 FLOOR LIVE LOAD: 30 psf
 BEDROOMS: 40 psf
 ALL OTHER LIVING AREAS:
 WIND LOADS: V(30)+90, EXPOSURE C
 SEISMIC LOADS: SITE CLASS 'B'
 ASSUMED SOIL PRESSURE: 2000 PSF

- GENERAL:
- FURNISH ALL LABOR, MATERIAL AND EQUIPMENT NECESSARY TO COMPLETE THE WORK SHOWN OR INFERRED BY THESE DRAWINGS.
 - THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND ELEVATIONS SHOWN ON THE PLANS AND FOR COORDINATING ALL DIMENSIONS AND ELEVATIONS SHOWN WITH THE EXISTING CONDITIONS. IF ERRORS OR DISCREPANCIES IN THE DIMENSIONS OCCUR, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO BRING ALL DISCREPANCIES TO THE ATTENTION OF THE ENGINEER AND DESIGNER BEFORE PROCEEDING WITH THE WORK.
 - THE CONTRACTOR SHALL PROVIDE ALL TEMPORARY BRACING AND SHORING AS REQUIRED DURING CONSTRUCTION TO ENSURE THE SAFETY OF ALL INDIVIDUALS INVOLVED.

© Copyright 2017 J.B.Lichfield dba Grand River Design
 This plan is the property of J.B.Lichfield and shall not be duplicated in any form or used as the basis for any new plans.
 The General Contractor or Builder is to assume full responsibility to verify the conditions, dimensions and structural details of the building.



LEFT ELEVATION
 SCALE 1/4"



FRONT ELEVATION
 SCALE 1/4"

EXCAVATION NOTES:
 All footings shall bear on natural undisturbed soil. Footings shall be excavated to a minimum depth so as to provide frost protection, (36" min.)
 Finish grading shall be done so as to provide positive drainage away from all building foundations, a minimum slope of 2% shall be maintained for first 10'-0" with 1% slope thereafter to approved drainage area.

ATTIC VENTILATION NOTES:
 The net free ventilation area shall not be less than 1/300th provided that at least 50% of the area is provided by ventilators located in the upper portion of the space to be ventilated, the other to be provided by vented soffit system.

GENERAL NOTES:
 Compliance with codes and ordinances governing the work shall be made and enforced by the general contractor. General contractor shall verify all existing conditions and dimensions prior to construction.
 Note that all written dimensions take precedence over scale.
 Manufacturer's specifications for installation of materials shall be followed.
 Workmanship throughout shall be of the best quality of the trade involved and the general contractor shall coordinate the work of the various trades to expedite the job in a smooth and continuous process.

PLANNED FOR:
GREG & SUE ARTHUR RES.
 OAK GROVE, MISSOURI

25869 Lilac Ave.
 GALLATIN, MO. 64640
 P. 660.605.8190
 jblchfield@gmail.com

Grand River Design
 HOME DESIGN SERVICE
 Missouri 64640
 (660) 605-3190

DATE:
 NOV.15,17
 SHEET:
 1

PLAN NUMBER
L2-2224-17C



PLANNED FOR:
GREG & SUE ARTHUR RES.
 OAK GROVE, MISSOURI

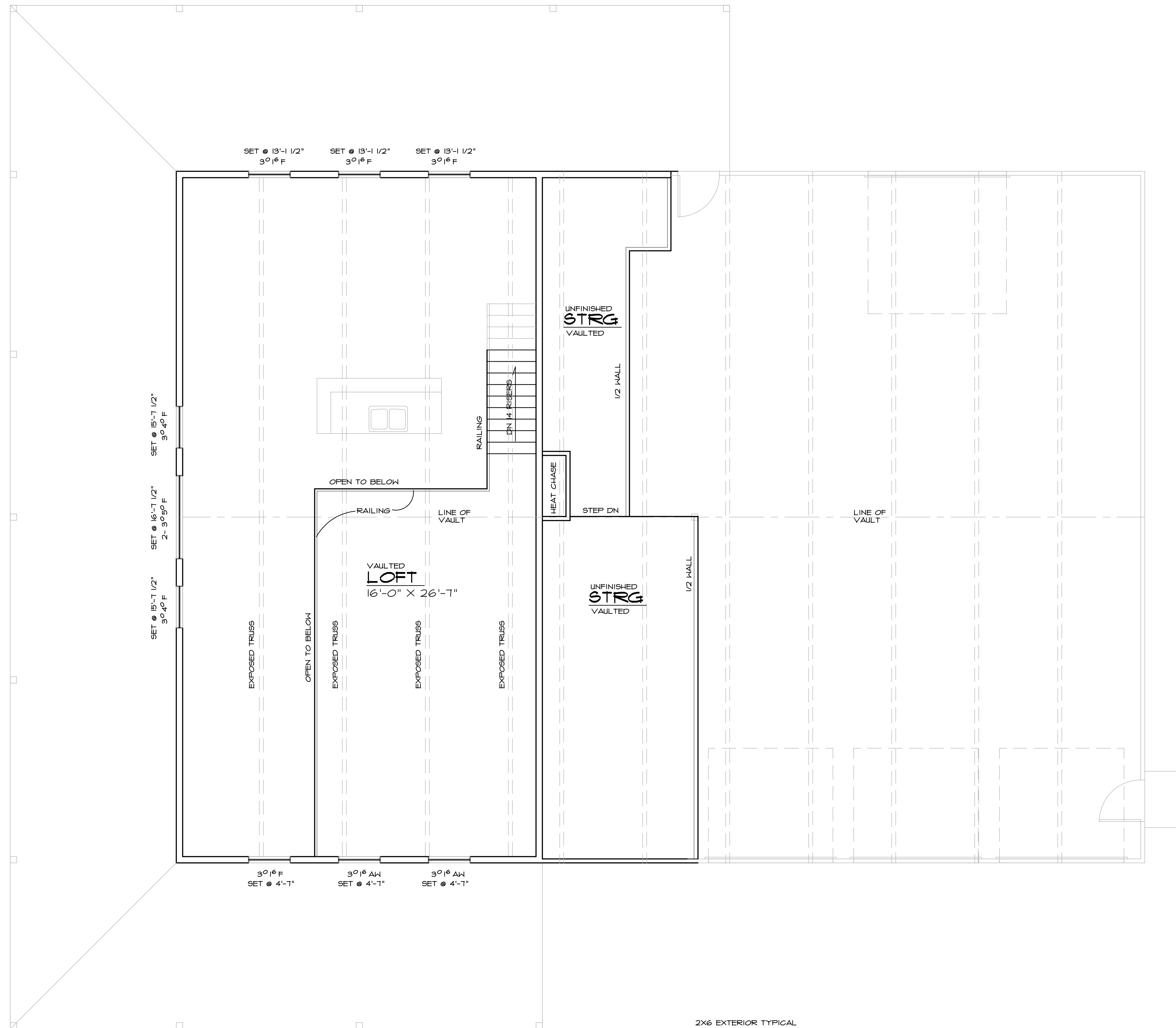
25869 Lilac Ave.
 GALLATI, MO. 64640
 P. 660.605.3190
 jblchfield@gmail.com

Grand River Design
 HOME DESIGN SERVICE
 Gallatin, Missouri
 (660) 605-3190

DATE:
 NOV.15,17

SHEET:
3

PLAN NUMBER
L2-2224-17C



2x6 EXTERIOR TYPICAL

UPPER FLOOR PLAN

SCALE 1/4"

435 SQ. FT. UPPER LEVEL
 448 SQ. FT. STRG

PLANNED FOR: **GREG & SUE ARTHUR RES.**
 OAK GROVE, MISSOURI

25869 Lilac Ave.
 GALLATIN, MO. 64640
 P. 660.605.8190
 jblchfield@gmail.com

Grand River Design
 HOME DESIGN SERVICE
 Gallatin, Missouri 64640
 (660) 605-3190

DATE: NOV.15,17
 SHEET: 4

PLAN NUMBER
L2-2224-17C