

DRAWN BY  
J.A.L.

DATE:  
10-10-2007

REVISION	BY
1-7-2008	J.A.L.
1-25-2008	J.A.L.
2-26-2008	J.A.L.
3-4-2008	J.A.L.
8-14-2008	J.A.L.
1-16-2009	J.A.L.
3-11-2009	J.A.L.
4-20-2009	J.A.L.
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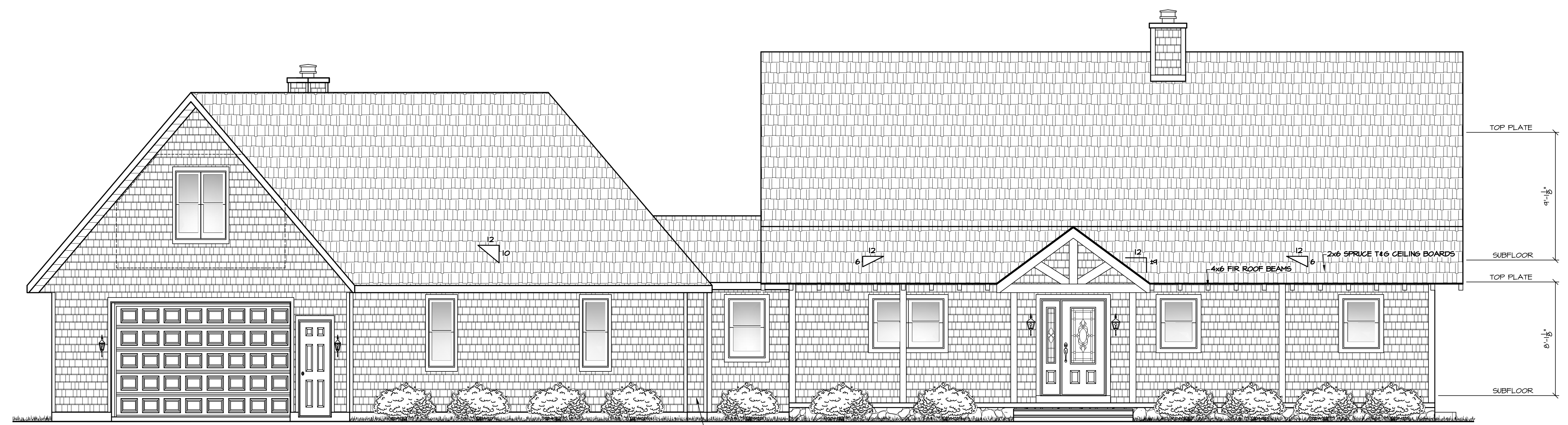
**BUILDING CENTER**

**BRAUN**

RICHARD & BECKY SCHLEIS  
 RESIDENCE

**-NOTE-**  
 ALTHOUGH EVERY EFFORT HAS BEEN MADE TO PREPARE THIS DRAWING ACCURATELY, THE CONTRACTOR MUST CHECK ALL DETAILS AND CONDITIONS BE RESPONSIBLE FOR THE SAME.

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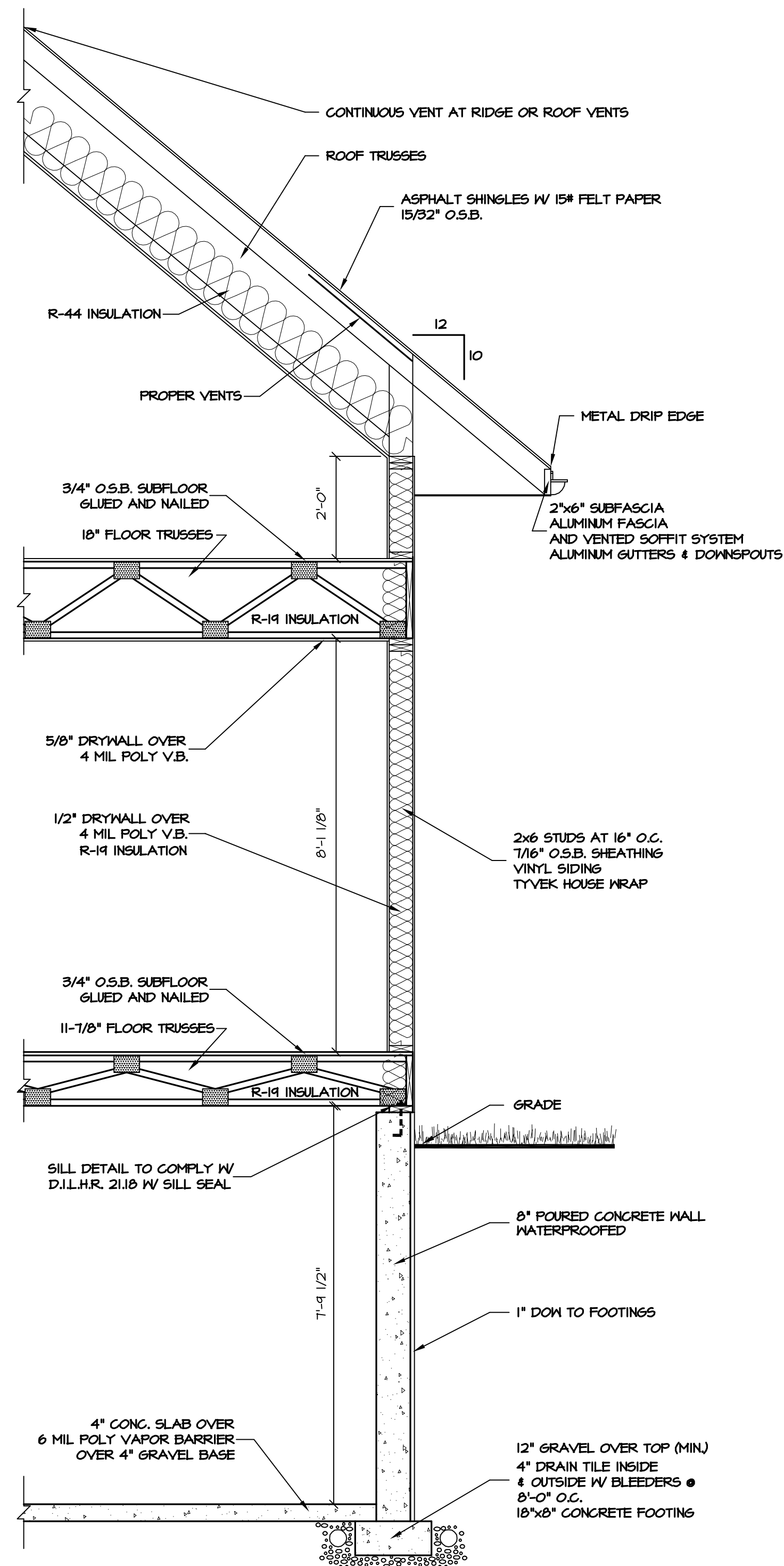


**FRONT ELEVATION**  
 SCALE: 1/4" = 1'-0"



**REAR ELEVATION**  
 SCALE: 1/4" = 1'-0"

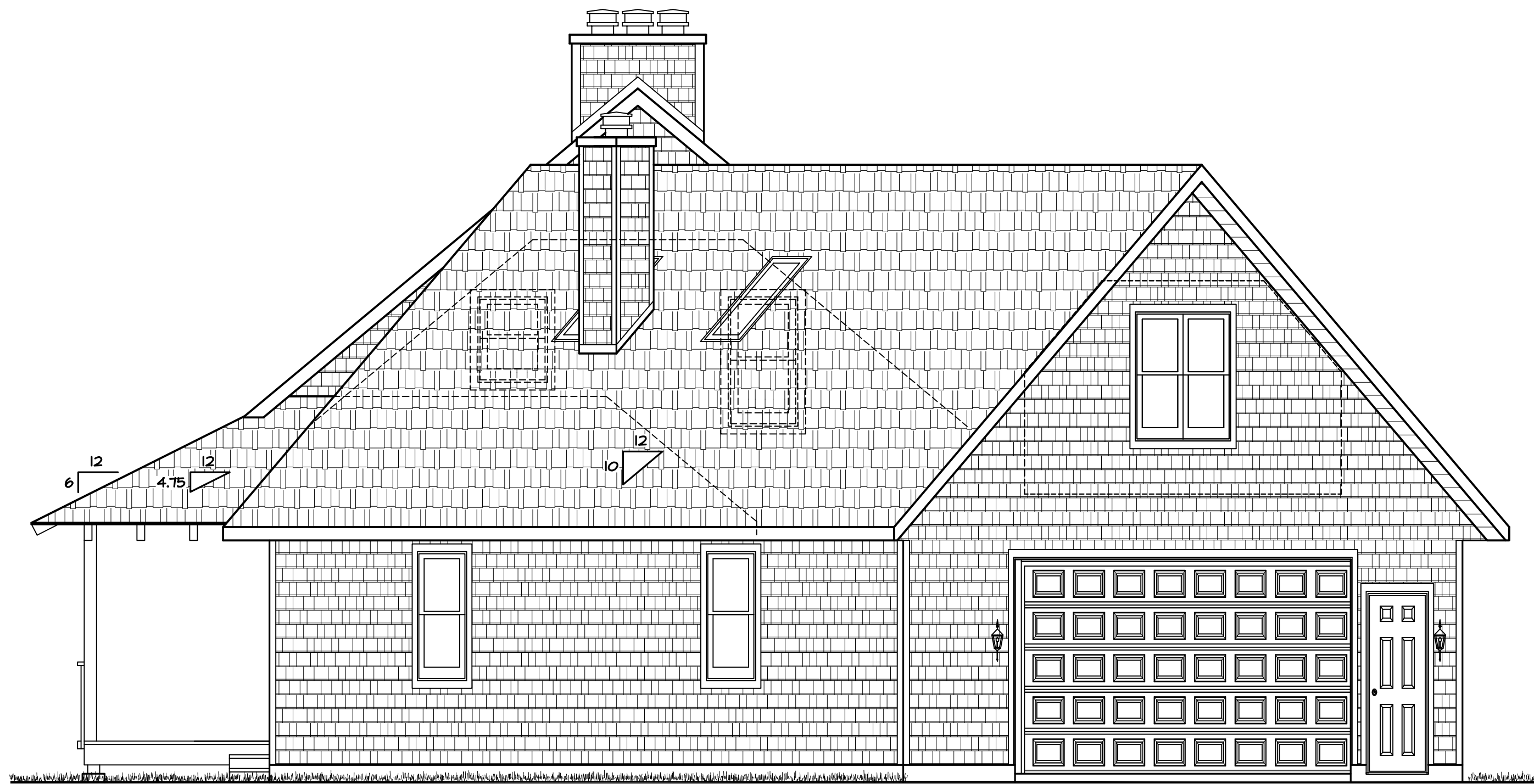
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**BUILDING SECTION**  
SCALE: 1/2" = 1'-0"



**RIGHT ELEVATION**  
SCALE: 1/4" = 1'-0"



**LEFT ELEVATION**  
SCALE: 1/4" = 1'-0"

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RESIDENCE

**-NOTE-**  
ALTHOUGH EVERY EFFORT HAS BEEN  
MADE TO ENSURE THE ACCURACY,  
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THIS DRAWING, THE ARCHITECT  
AND ENGINEER SHALL NOT BE  
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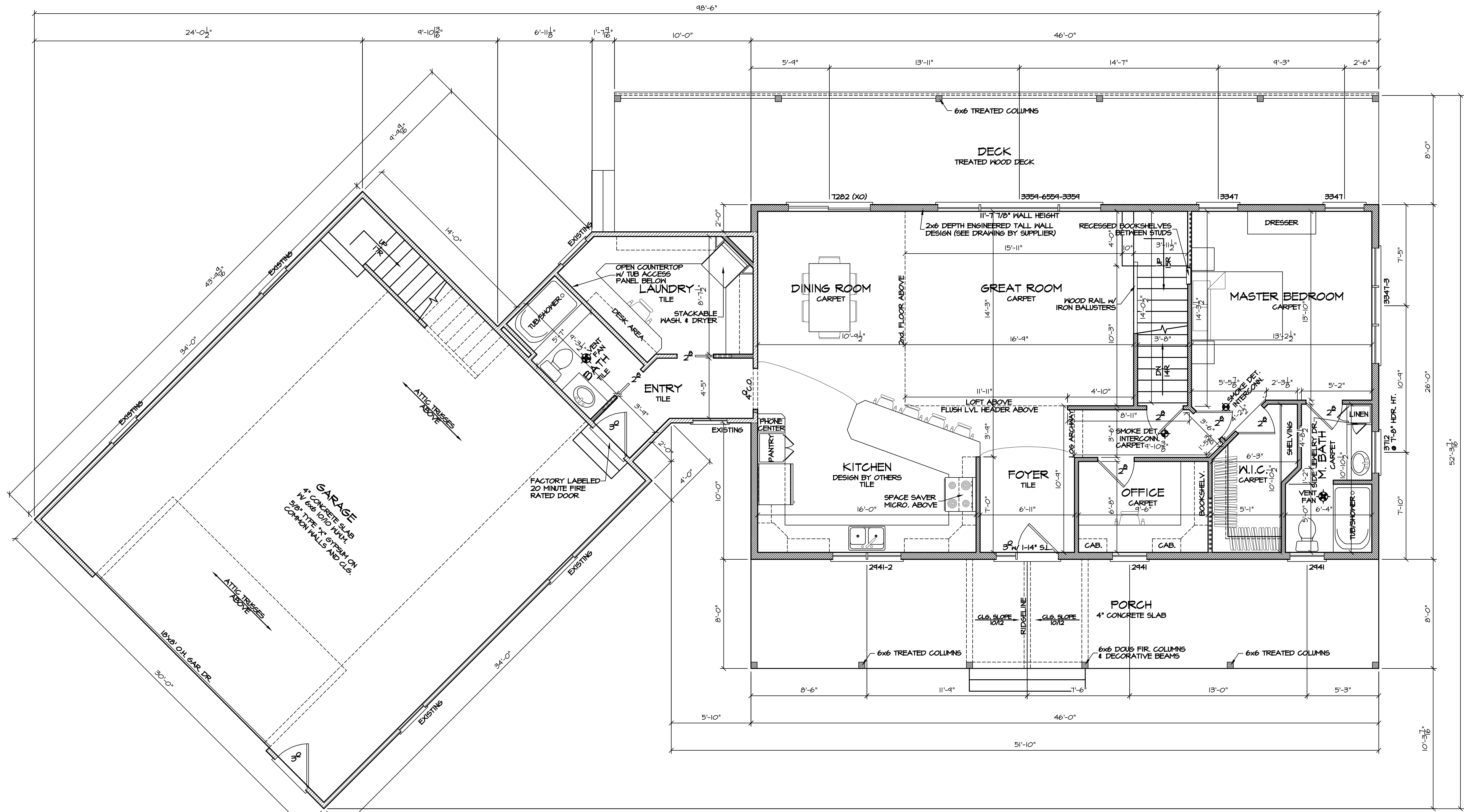
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 THE B.M.E.

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 3



THIS DRAWING IS THE PROPERTY OF BRAUN BUILDING CENTER. REPRODUCTION OR USE OF THIS PLAN WITHOUT CONSENT IS PROHIBITED.

ALL LVL HEADERS AND I-JOISTS ARE DESIGNED AT MINIMUM AS ROSEBURG 2.0E RIGIDLAM LVL & ROSEBURG 40 SERIES RFP1 I-JOISTS W/ L/600 MINIMUM LIVE LOAD DEFLECTION, UNLESS OTHERWISE SPECIFIED AS STRONGER ON ESTIMATE OR PLAN.

**FIRST FLOOR PLAN**  
 SCALE: 1/4" = 1'-0"  
 1184 FINISHED SQUARE FEET (NEW)  
 231 FINISHED SQUARE FEET (EXISTING)  
 8'-1 1/8" WALL HEIGHT

ALL WINDOWS ARE DESIGNED AND SPECIFIED AS PELLA WINDOWS

PLASTERED KNOCKDOWN FINISH BULLNOSE CORNERS THROUGHOUT ENTIRE HOUSE

**ROOF TRUSS SPEC.'s**  
 ROOF LOAD DESIGNED FOR ZONE 2  
 LOADINGS: TGLL = 30#  
 TCCL = 7#  
 BCCL = 10#  
 SPACINGS: 24" O.C. (UNLESS NOTED ON TRUSS PLAN)  
 DURATION: 115 %  
 DEFLECTION: L/240 MINIMUM  
 ROOF PITCH: 10/12  
 HEEL HEIGHT: 24"  
 O.H.'s (INCLUDING 2x6 FASCIA): 24' #32' EAVE & 12' # 24' GABLE

- FLOOR PLAN GENERAL NOTES**
- ALL HEADERS ABOVE OPENINGS IN FRAMED WALLS ARE 2 PLY 2X10'S UNLESS OTHERWISE NOTED ON ESTIMATE.
  - A MINIMUM OF A SINGLE COMMON STUD AND DOUBLE SHOULDER STUDS MUST BE USED FOR ALL OPENINGS 6'-0" WIDE OR LARGER.
  - BOTTOM OF WINDOW AND DOOR HEADERS ARE 6'-10" ABOVE THE SUBFLOOR UNLESS OTHERWISE NOTED.
  - EXTERIOR FRAMED WALLS ARE DRAWN AT 4" AND 6". ALL INTERIOR FRAMED WALLS ARE DRAWN AT 3 1/2" AND 5 1/2".
  - CONTRACTOR TO VERIFY ALL CATHEDRAL, COFFERED, VAULTED, RAISED HEIGHT, AND TRAY CEILINGS WITH OWNER PRIOR TO TRUSS CONSTRUCTION.
  - BUILDER TO PROVIDE AN ATTIC SCUTTLE AS NEEDED

**BRACED WALL LEGEND**

- CONTINUOUSLY SHEATHED PER COMM 21.25(R)(C) 2.4.3, W/ 2" RETURN ON EXTERIOR WALLS
- CONTINUOUSLY SHEATHED PER COMM 21.25(R)(C) 3, FIG. 21.25-K, W/ 2" RETURN ON EXTERIOR WALLS
- FOUR FEET OF GYPSUM WALLBOARD APPLIED TO BOTH SIDES OF WALL OR DIAGONAL BRACING, FASTENED @ PANEL EDGES INCLUDING TOP & BOTTOM PLATES @ 1" O.C. PER COMM 21.25(B)(B) 6.

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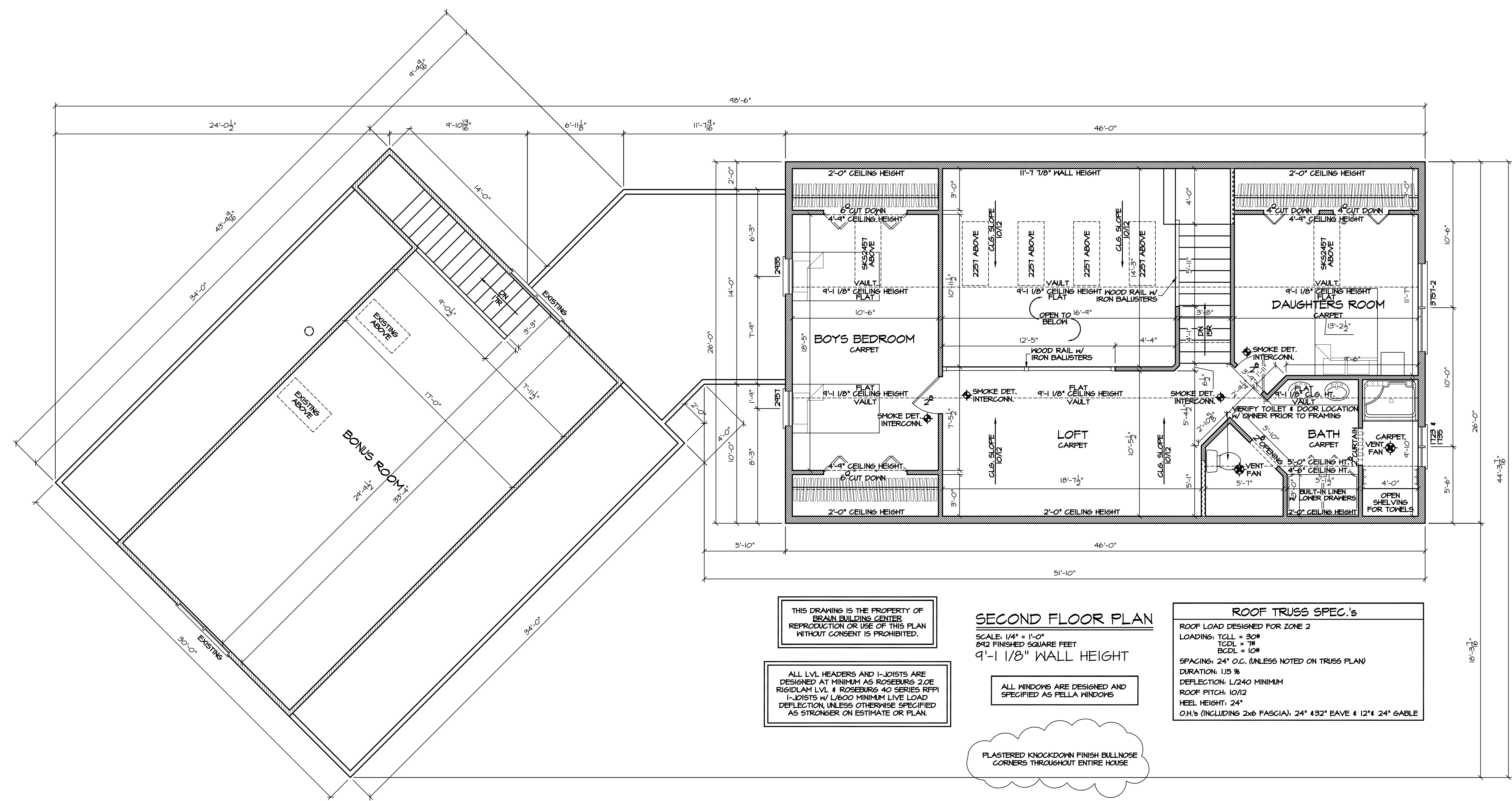
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**DRAWING NUMBER**  
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THIS DRAWING IS THE PROPERTY OF BRAUN BUILDING CENTERS. REPRODUCTION OR USE OF THIS PLAN WITHOUT CONSENT IS PROHIBITED.

ALL LVL HEADERS AND I-JOISTS ARE DESIGNED AT MINIMUM AS ROSEBURG 2.0E RIGIDLAM LVL & ROSEBURG 40 SERIES RFP1 I-JOISTS W/ L/600 MINIMUM LIVE LOAD DEFLECTION UNLESS OTHERWISE SPECIFIED AS STRONGER ON ESTIMATE OR PLAN.

**SECOND FLOOR PLAN**  
 SCALE: 1/4" = 1'-0"  
 842 FINISHED SQUARE FEET  
 9'-1 1/8" WALL HEIGHT

ALL WINDOWS ARE DESIGNED AND SPECIFIED AS PELLA WINDOWS

PLASTERED KNOCKDOWN FINISH BULLNOSE CORNERS THROUGHOUT ENTIRE HOUSE

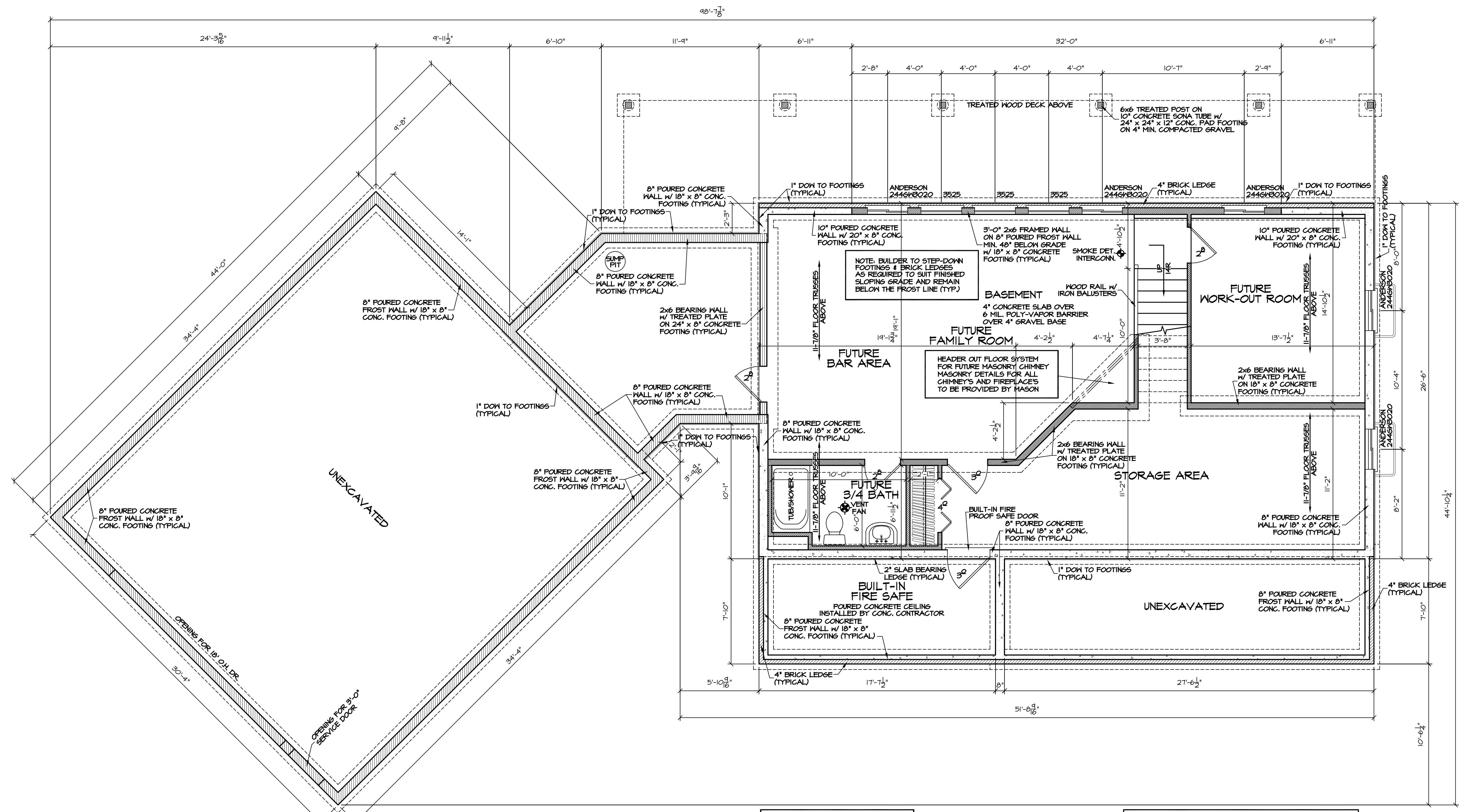
ROOF TRUSS SPEC.'s	
ROOF LOAD DESIGNED FOR ZONE 2	
LOADING: TCLL = 30#	
TCOL = 7#	
BCDL = 10#	
SPACING: 24" O.C. (UNLESS NOTED ON TRUSS PLAN)	
DURATION: 115 %	
DEFLECTION: L/240 MINIMUM	
ROOF PITCH: 10/12	
HEEL HEIGHT: 24"	
O.H.'s (INCLUDING 2x6 FASCIA), 24" #32' EAVE & 12" 24' GABLE	

- FLOOR PLAN GENERAL NOTES**
- ALL HEADERS ABOVE OPENINGS IN FRAMED WALLS ARE 2 PLY 2X10'S UNLESS OTHERWISE NOTED ON ESTIMATE.
  - A MINIMUM OF A SINGLE COMMON STUD AND DOUBLE SHOULDER STUDS MUST BE USED FOR ALL OPENINGS 6'-0" WIDE OR LARGER.
  - BOTTOM OF WINDOW AND DOOR HEADERS ARE 6'-10" ABOVE THE SUBFLOOR UNLESS OTHERWISE NOTED.
  - EXTERIOR FRAMED WALLS ARE DRAWN AT 4" AND 6". ALL INTERIOR FRAMED WALLS ARE DRAWN AT 3 1/2" AND 5 1/2".
  - CONTRACTOR TO VERIFY ALL CATHEDRAL COFFERED, VAULTED, RAISED HEIGHT, AND TRAY CEILINGS WITH OWNER PRIOR TO TRUSS CONSTRUCTION.
  - BUILDER TO PROVIDE AN ATTIC SCUTTLE AS NEEDED

**BRACED WALL LEGEND**

[Pattern]	CONTINUOUSLY SHEATHED PER COMM 21.25K(G) 2.4.3, w/ 2" RETURN ON EXTERIOR WALLS
[Pattern]	CONTINUOUSLY SHEATHED PER COMM 21.25K(G) 5, FIG. 21.25-K, w/ 2" RETURN ON EXTERIOR WALLS
[Pattern]	FOUR FEET OF GYPSUM WALLBOARD APPLIED TO BOTH SIDES OF WALL OR DIAGONAL BRACING, FASTENED @ PANEL EDGES INCLUDING TOP & BOTTOM PLATES @ 1" O.C. PER COMM 21.25K(X) 6.





**BRACED WALL LEGEND**

- CONTINUOUSLY SHEATHED PER COMM 21.25(4)(C) 2.#3, w/ 2' RETURN ON EXTERIOR WALLS
- CONTINUOUSLY SHEATHED PER COMM 21.25(4)(C) 5, FIG. 21.25-K, w/ 2' RETURN ON EXTERIOR WALLS
- FOUR FEET OF GYPSUM WALLBOARD APPLIED TO BOTH SIDES OF WALL OR DIAGONAL BRACING, FASTENED @ PANEL EDGES INCLUDING TOP & BOTTOM PLATES @ 7' O.C. PER COMM 21.25(4)(B) 6.

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**FOUNDATION PLAN**

SCALE: 1/4" = 1'-0"  
8'-0" POURED BSMT.

ALL WINDOWS ARE DESIGNED AND SPECIFIED AS PELLA WINDOWS

PLASTERED KNOCKDOWN FINISH BULLNOSE CORNERS THROUGHOUT ENTIRE HOUSE

**FOUNDATION GENERAL NOTES**

1. ALL HEADERS ABOVE OPENINGS IN FRAMED WALLS ARE 2 PLY 2X10'S UNLESS OTHERWISE NOTED ON ESTIMATE.
2. EXTERIOR FRAMED WALLS ARE DRAWN AT 4" AND 6". ALL INTERIOR FRAMED WALLS ARE DRAWN AT 3 1/2" AND 5 1/2".
3. DIMENSIONS ON THE FOUNDATION PLAN INCLUDE ALL BRICK LEDGES AND CONCRETE SLAB BEARING LEDGES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ACCOUNT FOR AND VERIFY ALL LEDGE AND DIMENSION LOCATIONS.
4. THE FOLLOWING ITEMS ARE TO BE LOCATED IN THE FOUNDATION BY THE CONTRACTOR:  
FURNACE      FLOOR DRAINS  
ELECTRICAL SERVICES      WATER HEATER  
SUMP PIT & PUMP      WATER TREATMENT EQUIP.
5. BUILDER TO VERIFY BSMT. WINDOW LOCATION WITH OWNER PRIOR TO CONSTRUCTION, AND PROVIDE HEADERS AT BASEMENT WINDOWS WHERE NEEDED.
6. POURED CONCRETE FOOTINGS TO BEAR ON UNDISTURBED SOIL BELOW THE FROST LINE.
7. ASSUMED SOIL BEARING CAPACITY IS 3000 PSF. FOOTING SIZES MUST BE ADJUSTED FOR VARYING SOIL CONDITIONS.
8. STRAIGHT FOUNDATION WALLS 4'-0" AND LONGER ARE TO HAVE PILASTER, PILASTER SPACING VARIES WITH WALL LENGTH BUT CANNOT EXCEED 40'-0" ON CENTER.

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