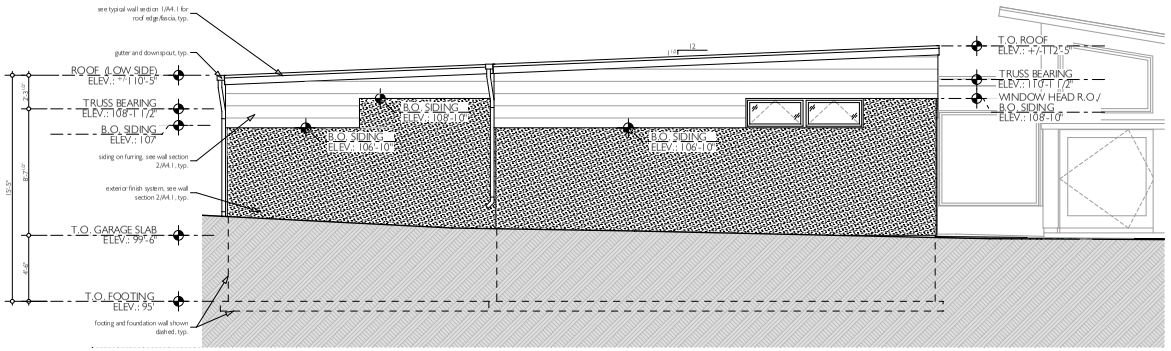
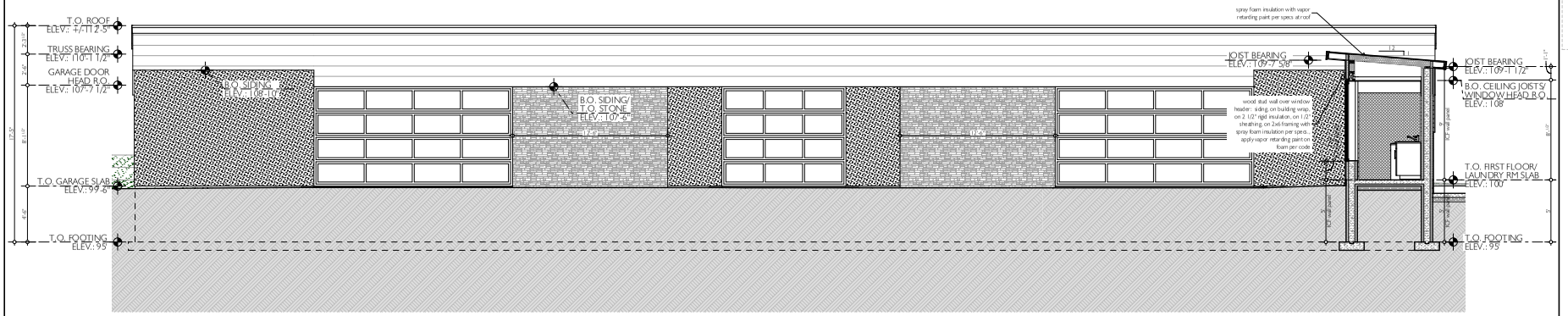


WEST GARAGE ELEVATION (1 / A2.2)

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



SOUTH GARAGE ELEVATION (2 / A2.2)

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

ELEVATION NOTES

1. GUTTERS AND DOWNSPOUTS ARE NOT SHOWN FOR CLARITY. SEE PLANS FOR LOCATIONS. GENERAL CONTRACTOR SHALL VERIFY EXISTING GRADES AND COORDINATE ANY ADJUSTMENTS NECESSARY TO HOUSE WITH OWNER.
2. PLUMBING AND HVAC VENTS SHALL BE GROUPED IN ATTIC TO LIMIT ROOF PENETRATIONS TO BE LOCATED AWAY FROM PUBLIC VIEW, I.E. AT THE REAR OF THE HOUSE AND SHALL BE PRIMED AND PAINTED TO MATCH ROOF COLOR.
3. PROVIDE ATTIC & CRAWL SPACE VENTILATION PER STATE & LOCAL CODE REQUIREMENTS.
4. CONTRACTOR TO VERIFY FINAL DIMENSIONS FOR EXTERIOR TRIM MEMBERS AND BRICK/ STONE PATTERNS WITH THE ARCHITECT PRIOR TO CONSTRUCTION.
5. ALL WINDOWS, DOOR GLAZING, AND SIDELITES ARE TO BE TEMPERED (T) AS REQUIRED BY STATE & LOCAL CODES. SEE EXTERIOR ELEVATIONS FOR LOCATIONS. CONTRACTOR TO VERIFY THAT ADDITIONAL LOCATIONS OF TEMPERED GLAZING ARE NOT REQUIRED.

EXTERIOR ELEVATIONS

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10412
3109 COZY ACRES ROAD
MT. PLEASANT, WI 53406

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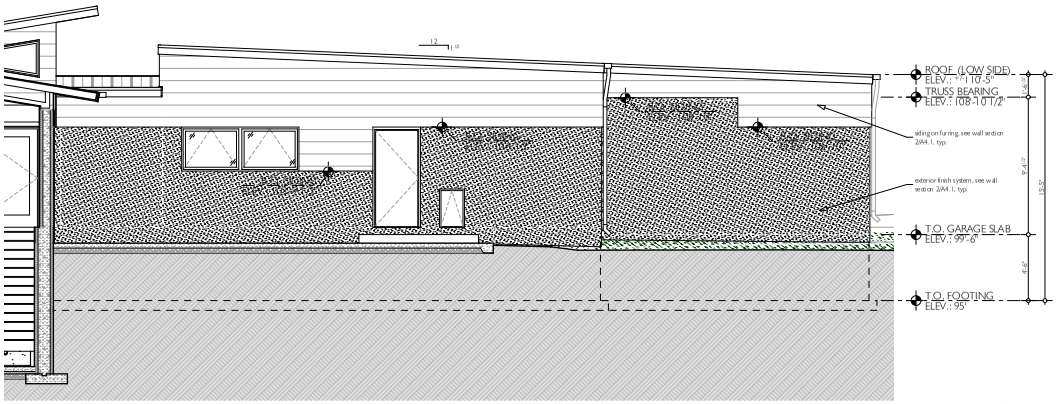
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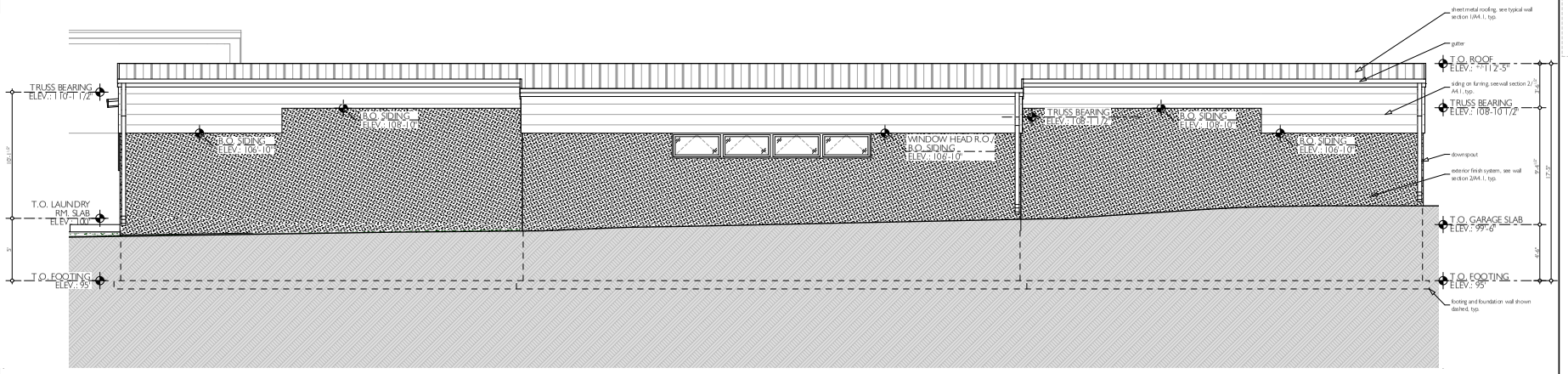
8/25/16

A2.2



EAST GARAGE ELEVATION (3 / A2.3)

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



NORTH GARAGE ELEVATION (4 / A2.3)

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

ELEVATION NOTES

1. GUTTERS AND DOWNSPOUTS ARE NOT SHOWN FOR CLARITY. SEE PLANS FOR LOCATIONS. GENERAL CONTRACTOR SHALL VERIFY EXISTING GRADES AND COORDINATE ANY ADJUSTMENTS NECESSARY TO HOUSE WITH OWNER.
2. PLUMBING AND HVAC VENTS SHALL BE GROUPED IN ATTIC TO LIMIT ROOF PENETRATIONS TO BE LOCATED AWAY FROM PUBLIC VIEW, I.E. AT THE REAR OF THE HOUSE AND SHALL BE PRIMED AND PAINTED TO MATCH ROOF COLOR.
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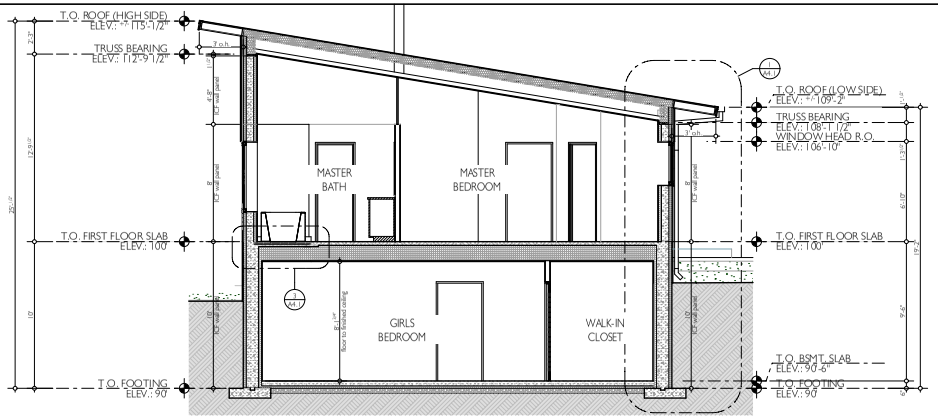
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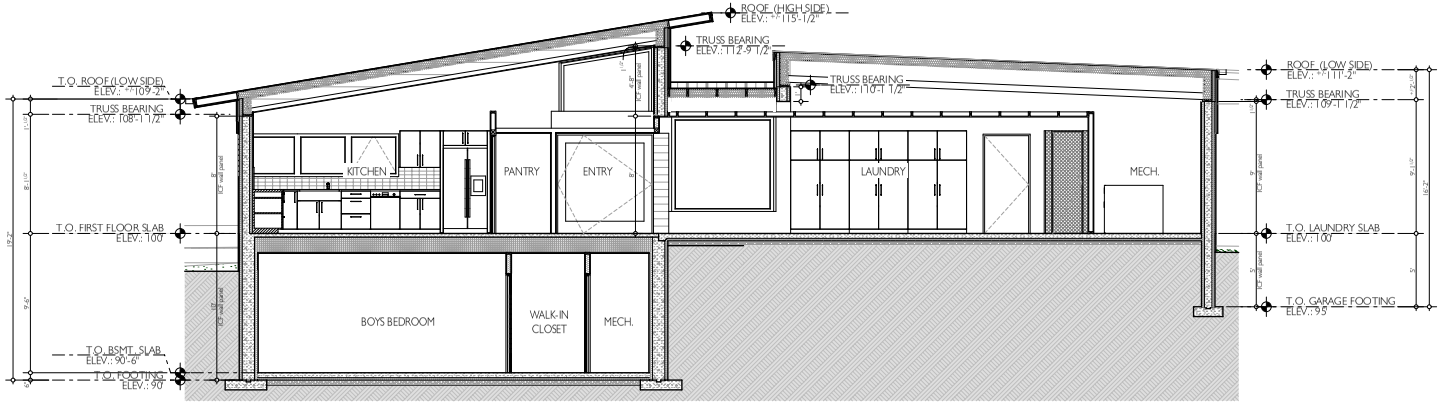
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A2.3



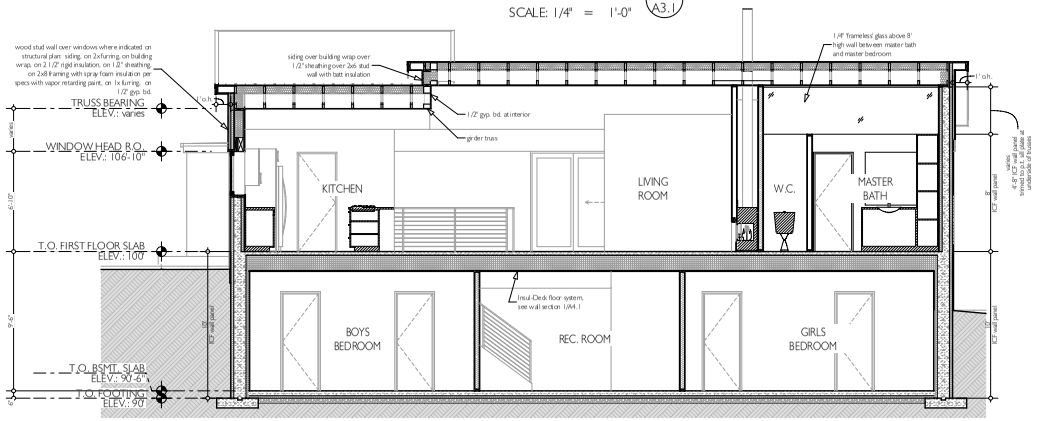
N-S HOUSE BUILDING SECTION (1 / A3.1)

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



N-S HOUSE BUILDING SECTION (2 / A3.1)

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



E-W HOUSE BUILDING SECTION (3 / A3.1)

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

SECTION NOTES

1. HANDRAILS SHALL BE MOUNTED 34"-38" ABOVE NOSING OF STAIRS. GUARDRAILS SHALL BE MOUNTED AT 36".
2. HARDWARE NOT SHOWN FOR CLARITY: REFER TO SPEC. FOR HDWR.

HOUSE BUILDING SECTIONS

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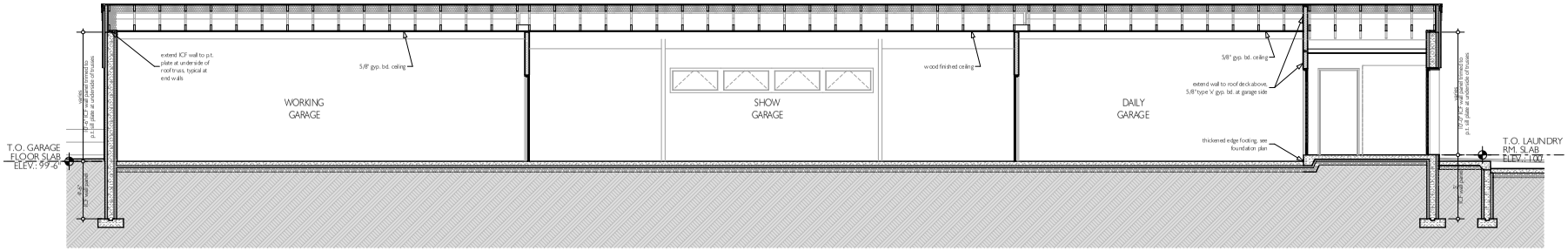
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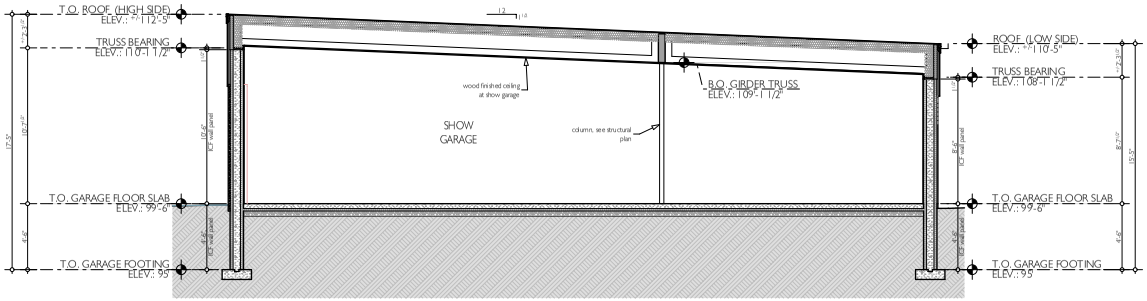
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A3.1



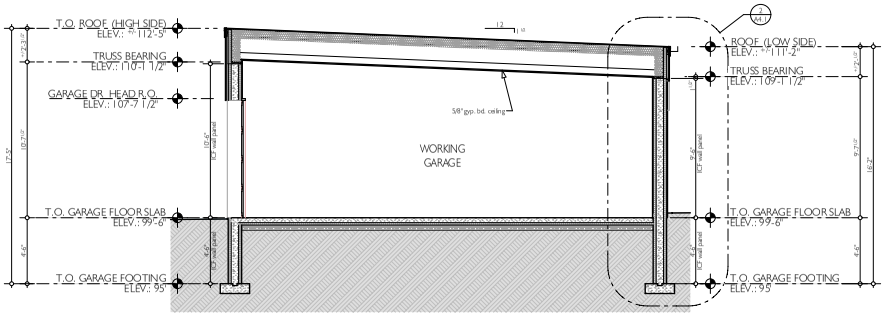
E-W GARAGE BUILDING SECTION (1 / A3.2)

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



N-S GARAGE BUILDING SECTION (2 / A3.2)

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



N-S GARAGE BUILDING SECTION (3 / A3.2)

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

SECTION NOTES

1. HANDRAILS SHALL BE MOUNTED 34"-38" ABOVE NOSING OF STAIRS. GUARDRAILS SHALL BE MOUNTED AT 36".
2. HARDWARE NOT SHOWN FOR CLARITY: REFER TO SPEC. FOR HDWR.

GARAGE BUILDING SECTIONS

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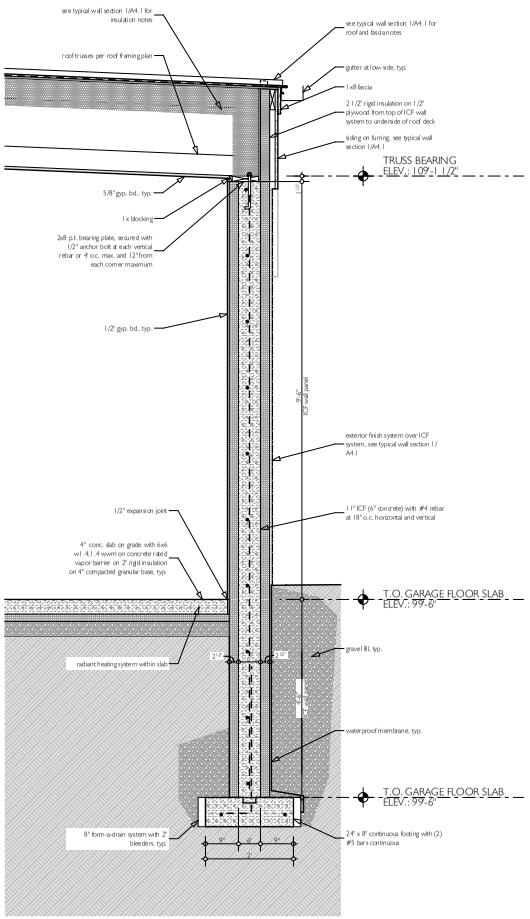
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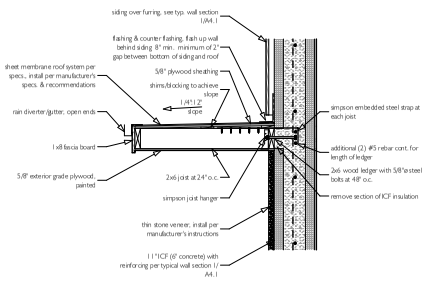
A3.2



TYPICAL GARAGE WALL SECTION

SCALE: 3/4" = 1'-0"

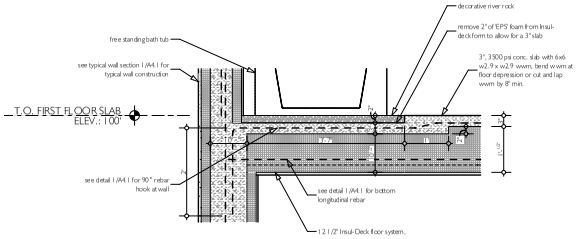
2 / A4.1



ENTRY ROOF

SCALE: 3/4" = 1'-0"

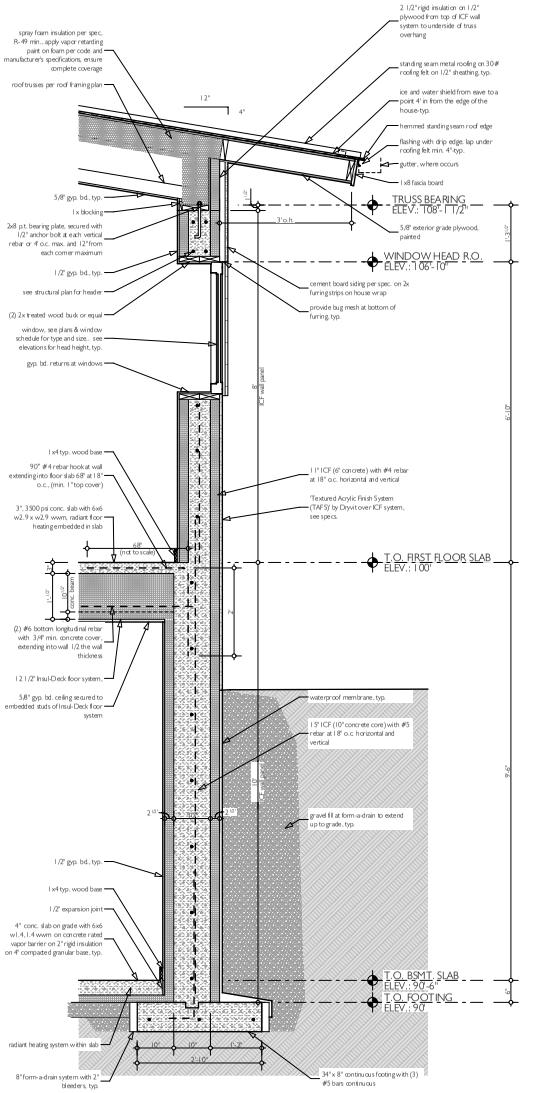
4 / A4.1



FLOOR DETAIL AT TUB

SCALE: 3/4" = 1'-0"

3 / A4.1



TYPICAL WALL SECTION

SCALE: 3/4" = 1'-0"

1 / A4.1

WALL SECTIONS & DETAILS

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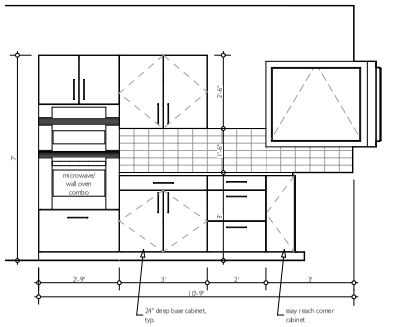
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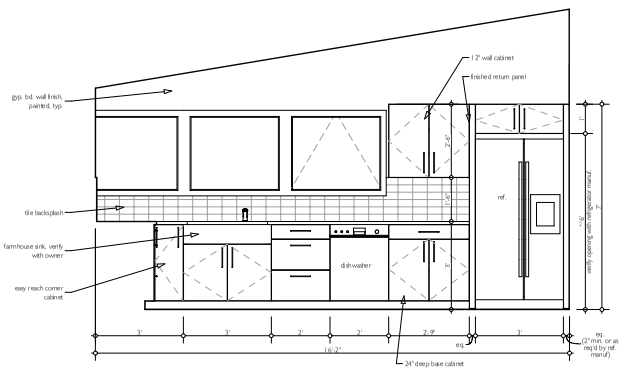
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A4.1



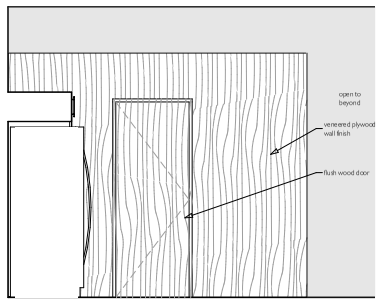
KITCHEN ELEVATION S (3 / A6.1)

SCALE: 1/2" = 1'-0"



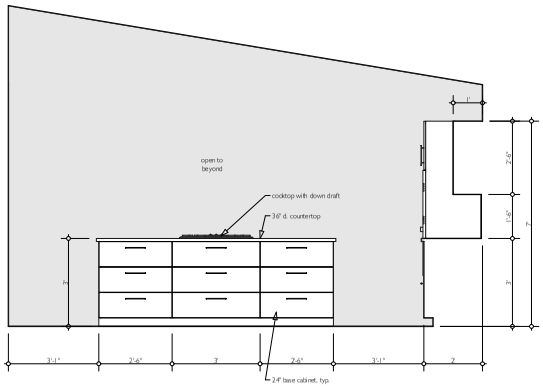
KITCHEN ELEVATION W (2 / A6.1)

SCALE: 1/2" = 1'-0"



KITCHEN ELEVATION N (1 / A6.1)

SCALE: 1/2" = 1'-0"



KITCHEN ELEVATION E (4 / A6.1)

SCALE: 1/2" = 1'-0"

INTERIOR NOTES

1. ALL CABINET DIMENSIONS ARE TAKEN ABOVE FINISH FLOOR ELEVATION. CONTRACTOR SHALL FIELD VERIFY ALL CABINET DIMENSIONS PRIOR TO FABRICATION.
2. ALL INTERIOR ELEVATION DIMENSIONS ARE TAKEN TO THE FINISH FACE.

INTERIOR ELEVATIONS

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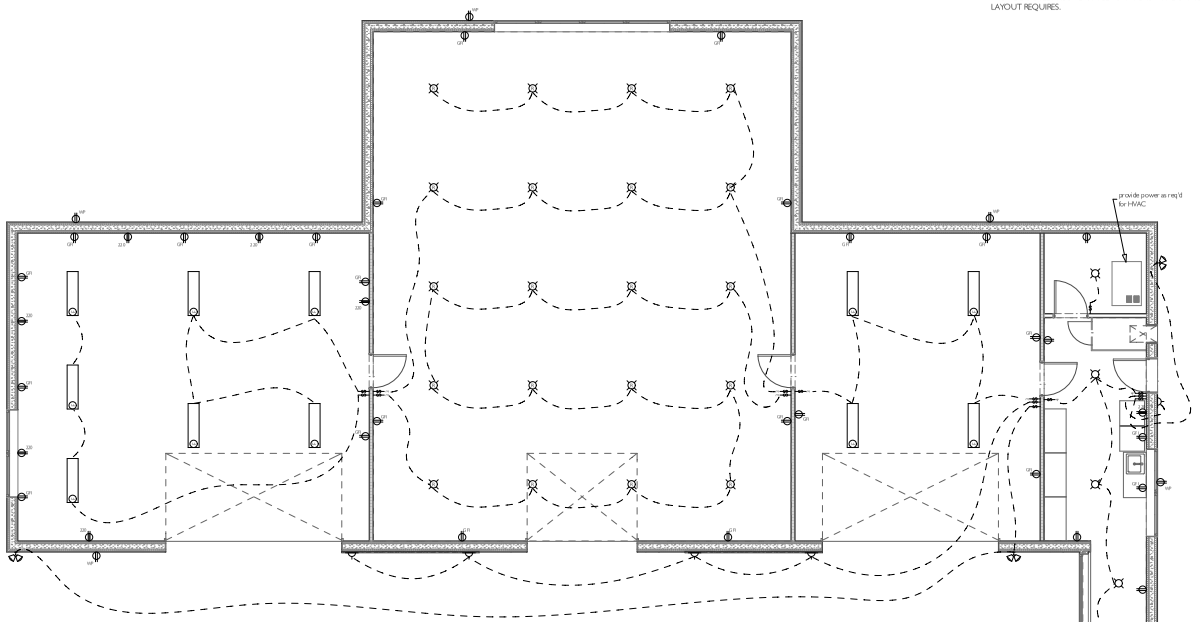
A6.1

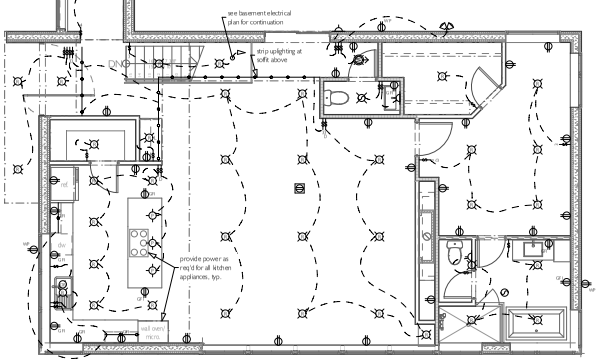
ELECTRICAL NOTES

1. ELECTRICAL WORK SHALL CONFORM TO THE NATIONAL ELECTRIC CODE AND ANY APPLICABLE LOCAL CODES.
2. PROVIDE HARDWIRED SMOKE DETECTORS, NATURAL GAS DETECTOR, AND CARBON MONOXIDE MONITORING WITH BATTERY BACKUP, ON ALL FLOORS, IN EACH BEDROOM, AND OUTSIDE EACH SEPARATE SLEEPING AREA. VERIFY WITH LOCAL CODE REQUIREMENTS AND SECURITY SYSTEM CONTRACTOR IF APPLICABLE.
3. PROVIDE GROUND FAULT PROTECTION PER CODE AND ON ALL KITCHEN, BATH AND GARAGE OUTLETS.
4. PROVIDE OUTLET ABOVE RANGE FOR MICROWAVE OR HOOD VENT IF FINAL KITCHEN LAYOUT REQUIRES.

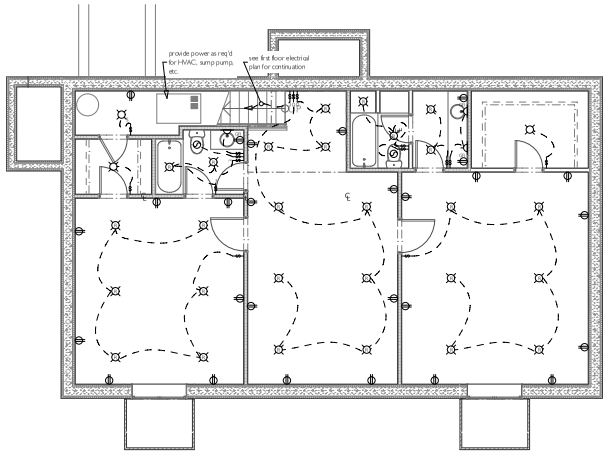
ELECTRICAL SYMBOLS KEY

- STANDARD WALL OUTLET
- FLOOR OUTLET (VERIFY LOCATION W/OWNER)
- GFI — GROUND FAULT INTERUPT OUTLET
- 220 — 220 VOLT OUTLET
- WP — WEATHERPROOF EXTERIOR GFI OUTLET
- PHONE JACK
- TV — TELEVISION / CABLE OUTLET
- FAN
- FAN / LIGHT COMBINATION UNIT
- STANDARD WALL SWITCH
- 3 — 3-WAY SWITCH
- 4 — 4-WAY SWITCH
- D — DIMMER
- GD — GARBAGE DISPOSAL
- SWITCHED PORCELEIN FIXTURE
- OUTDOOR SPOT LIGHT ON MOTION SENSOR
- PC — PULL CHAIN PORCELEIN FIXTURE
- PENDANT LIGHT FIXTURE
- SURFACE MOUNTED INCANDESCENT FIXTURE
- RECESSED CAN LIGHT (INCANDESCENT)
- RECESSED CAN LIGHT (LOW VOLTAGE)
- RECESSED WALL WASHER LIGHT (LOW VOLTAGE)
- LOW VOLTAGE STRIP LIGHTING
- FLUORESCENT TUBE FIXTURE
- MINIATURE FLUORESCENT STRIP FIXTURE
- WALL MOUNTED SCONCE LIGHT
- CEILING FAN
- CEILING FAN WITH LIGHT FIXTURE





FIRST FLOOR ELECTRICAL PLAN (1 / E1.1)
SCALE: 3/16" = 1'-0"



BASEMENT ELECTRICAL PLAN (2 / E1.1)
SCALE: 3/16" = 1'-0"

N

3/16" ELECTRICAL PLANS

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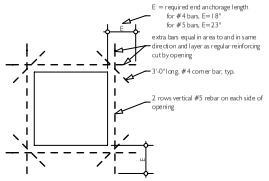
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E1.1

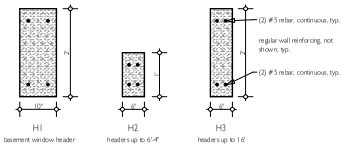


TYP. EXTRA REINFORCEMENT AT OPENINGS

NOT TO SCALE

(2 / S1.1)

STRUCTURAL SCHEDULE			
ID	STRUCTURAL ITEM	QUANTITY	REMARKS
B1	DROP BEAM - W18X21	1	STAIR OPENING, DROP STL. BEAM
B2	CONCRETE BEAM - 8'x1'2", (2) #4 rebar top, (2) #4 rebar bottom, with #3 tie	2	STAIR OPENING EDGE
C1	COLUMN HSS 3x3x1/4 or 3"ø SCHEDULE 40 PIPE	5	
C2	WOOD COLUMN - 4x6 SP#2	6	
C3	WOOD COLUMN - 4x4 SP#2	2	
GT1	GIRDER TRUSS BY TRUSS MANUFACTURER	1	
GT2	GIRDER TRUSS BY TRUSS MANUFACTURER	2	
H1	HEADER - 10"x24" CONCRETE	2	SEE DETAIL 1/S1.1 FOR REINFORCING
H2	HEADER - 6"x12" CONCRETE	8	SEE DETAIL 1/S1.1 FOR REINFORCING
H3	HEADER - 6"x24" CONCRETE	6	SEE DETAIL 1/S1.1 FOR REINFORCING
H4	HEADER - (2) 2x12 x, SP #2	1	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS
H5	HEADER - (2) 2x10 x, SP #2	3	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS
H5	HEADER - (2) 2x12 x, SP #2	1	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS
H6	HEADER - (3) 2x12 x, SP #2	1	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS



HEADER DETAIL

SCALE: 3/4" = 1'-0"

(1 / S1.1)

STRUCTURAL NOTES

1. DESIGN LOADS ARE AS FOLLOWS PER SQ FT:

LOCATION	LIVE	DEAD	TOTAL LOAD DEFLECTION LIMIT
FLOOR	40 LB	55 LB	L/480
ATTIC (NON STORAGE)	10 LB		L/360
ATTIC (STORAGE)	20 LB		L/360
ROOF	30 LB SNOW	17 LB	L/360
EXT. PORCHES	55 LB	10 LB	
WIND	20 LB		
UPLIFT	20 LB		
INTERIOR SOFFIT		15 LB	

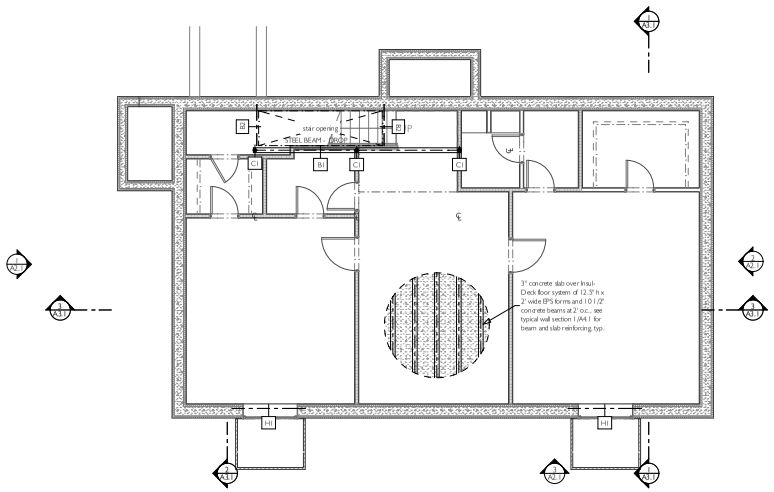
2. THESE FRAMING PLANS WERE DESIGNED USING STANDARD CONSTRUCTION PRACTICES IN THE UPPER MIDWEST.

3. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LOCAL CODES, REGULATIONS, AND FHAVA MPS. THE BUILDER SHALL VERIFY ALL CONDITIONS BEFORE BEGINNING CONSTRUCTION.

4. FLOOR FRAMING:
   1. FLOOR CONSTRUCTION: 3" CONCRETE SLAB ON 1 1/2" INSUL-DECK FLOOR SYSTEM AS NOTED ON STRUCTURAL PLANS AND IN SPECIFICATIONS UNLESS NOTED OTHERWISE.
   2. COORDINATE FLOOR OPENINGS WITH THE GENERAL AND HVAC CONTRACTORS TO PROVIDE ACCESS CHASES AND UNOBSTRUCTED RUNS FOR HVAC DUCT WORK.

5. ROOF FRAMING:
   1. ROOF CONSTRUCTION: 3/4" EXTERIOR SHEATHING ON TRUSSES AS NOTED ON STRUCTURAL PLANS AND IN SPECIFICATIONS UNLESS NOTED OTHERWISE.
   2. ALL ROOF TRUSSES TO BE SPACED AS NOTED ON PLANS.
   3. FINAL TRUSS LAYOUT TO BE VERIFIED BY TRUSS MANUFACTURER. ANY MODIFICATION TO BE APPROVED BY THE ARCHITECT. TRUSS MANUFACTURER TO SUPPLY ARCHITECT AND STRUCTURAL ENGINEER WITH SHOP DRAWINGS FOR REVIEW PRIOR TO CONSTRUCTION.

6. GENERAL:
   1. REINFORCE CONCRETE FLOORS AS INDICATED ON PLANS. SAWCUT CONCRETE AT ALL WALLS.
   2. ALL WOOD PLATES IN CONTACT WITH CONCRETE SHALL BE PRESSURE TREATED.
   3. STRUCTURAL LUMBER SHALL BE DOUGLAS #2 FB 850 E-1.2 FOR HEADERS AND BEARING WALLS.
   4. PROVIDE DOUBLE JOISTS UNDER ALL PARALLEL PARTITIONS, DOUBLE 2x12 HEADERS WITH 1/2" PLYWOOD, GLUED AND NAILED BETWEEN, FOR ALL LOAD BEARING OPENINGS, UNLESS NOTED OTHERWISE.
   5. STAIR CONSTRUCTION SHALL CONSIST OF (3) 2x12 STRINGERS, (4 STRINGERS @ STAIR WIDTHS OVER 3'-6"), 5/4" OR 2x THICK TREADS AND 3/4" THICK RISERS OR MATERIALS FABRICATED BY A COMPONENT MANUFACTURER, UNLESS NOTED OTHERWISE.
   6. ALL HEADERS SHALL BE FREE FROM ALL SPLITS, CHECKS OR SHAKES. DEFLECTION OF STRUCTURAL HEADERS AT WINDOWS AND DOORS SHALL NO GREATER THAN .35"
   7. "MICRO-LAM" BEAMS SHALL HAVE A MODULUS OF ELASTICITY OF 1.9. NAIL ALL MULTIPLE LVL AS RECOMMENDED BY THE MANUFACTURER.
   8. DO NOT NOTCH ANY SOLID SAWN BEAMS OR HEADERS. DO NOT NOTCH ANY LVL BEAMS OR HEADERS.
   9. SPECIAL UPLIFT CONNECTORS AS INDICATED AT CANTILEVERED JOISTS SHALL BE "SIMPSON STRONG TIE" ANCHORS OR EQUAL.
   10. ALL STRUCTURAL STEEL BEAMS SHALL CONFORM WITH ASTM SPECIFICATION A-36. ALL PIPE COLUMNS SHALL CONFORM WITH ASTM A53 OR ASTM A501.
   11. UNLESS OTHERWISE NOTED, PROVIDE A 2x PLATE GLUED TO THE TOP FLANGE OF ALL STEEL BEAMS WHERE WOOD STRUCTURE WILL BE BEARING ABOVE. RIGIDLY FASTEN ALL CONNECTING TRUSSES AS APPROVED BY GOVERNING CODES.
   12. CONTRACTOR TO PROVIDE STRUCTURAL SUPPORT PER STATE & LOCAL CODES AT ALL POINT LOADS.
   13. CONTRACTOR TO COORDINATE AND PROVIDE ALL NECESSARY CONNECTIONS WITH STEEL AND JOIST/TRUSS MANUFACTURERS.



3/16" FIRST FLOOR FRAMING PLAN

N

BECHMAN RESIDENCE
10412
3109 COZY ACRES ROAD
MT. PLEASANT, WI 53406

ISSUED FOR CONSTRUCTION

07.13.16	PROGRESS SET
08.25.16	ISSUED FOR CONSTRUCTION

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8/25/16

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STRUCTURAL SCHEDULE			
ID	STRUCTURAL ITEM	QUANTITY	REMARKS
B1	DROP BEAM - W18X21	1	STAIR OPENING, DROP STL. BEAM
B2	CONCRETE BEAM - 8"x1'2", (2) #4 rebar top, (2) #4 rebar bottom, with #3 tie	2	STAIR OPENING EDGE
C1	COLUMN HSS 3x3x1/4 or 3"ø SCHEDULE 40 PIPE	5	
C2	WOOD COLUMN - 4x6 SP#2	6	
C3	WOOD COLUMN - 4x4 SP#2	2	
GT1	GIRDER TRUSS BY TRUSS MANUFACTURER	1	
GT2	GIRDER TRUSS BY TRUSS MANUFACTURER	2	
H1	HEADER - 10¾24" CONCRETE	2	SEE DETAIL 1/S1.1 FOR REINFORCING
H2	HEADER - 6'x1'2" CONCRETE	8	SEE DETAIL 1/S1.1 FOR REINFORCING
H3	HEADER - 6'x2'4" CONCRETE	6	SEE DETAIL 1/S1.1 FOR REINFORCING
H4	HEADER - (2) 2x12s, SP #2	1	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS
H5	HEADER - (2) 2x10s, SP #2	3	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS
H5	HEADER - (2) 2x12s, SP #2	1	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS
H6	HEADER - (3) 2x12s, SP #2	1	WOOD STUD WALL FRAMING ABOVE WOOD HEADER, SEE PLANS

STRUCTURAL NOTES

1. DESIGN LOADS ARE AS FOLLOWS PER SQ FT:

LOCATION	LIVE	DEAD	TOTAL LOAD DEFLECTION LIMIT
FLOOR	40 LB	55 LB	L/480
ATTIC (NON STORAGE)	10 LB		L/360
ATTIC (STORAGE)	20 LB		L/360
ROOF	30 LB SNOW	17 LB	L/360
EXT. PORCHES	55 LB	10 LB	
WIND	20 LB		
UPLIFT	20 LB		
INTERIOR SOFFIT		15 LB	

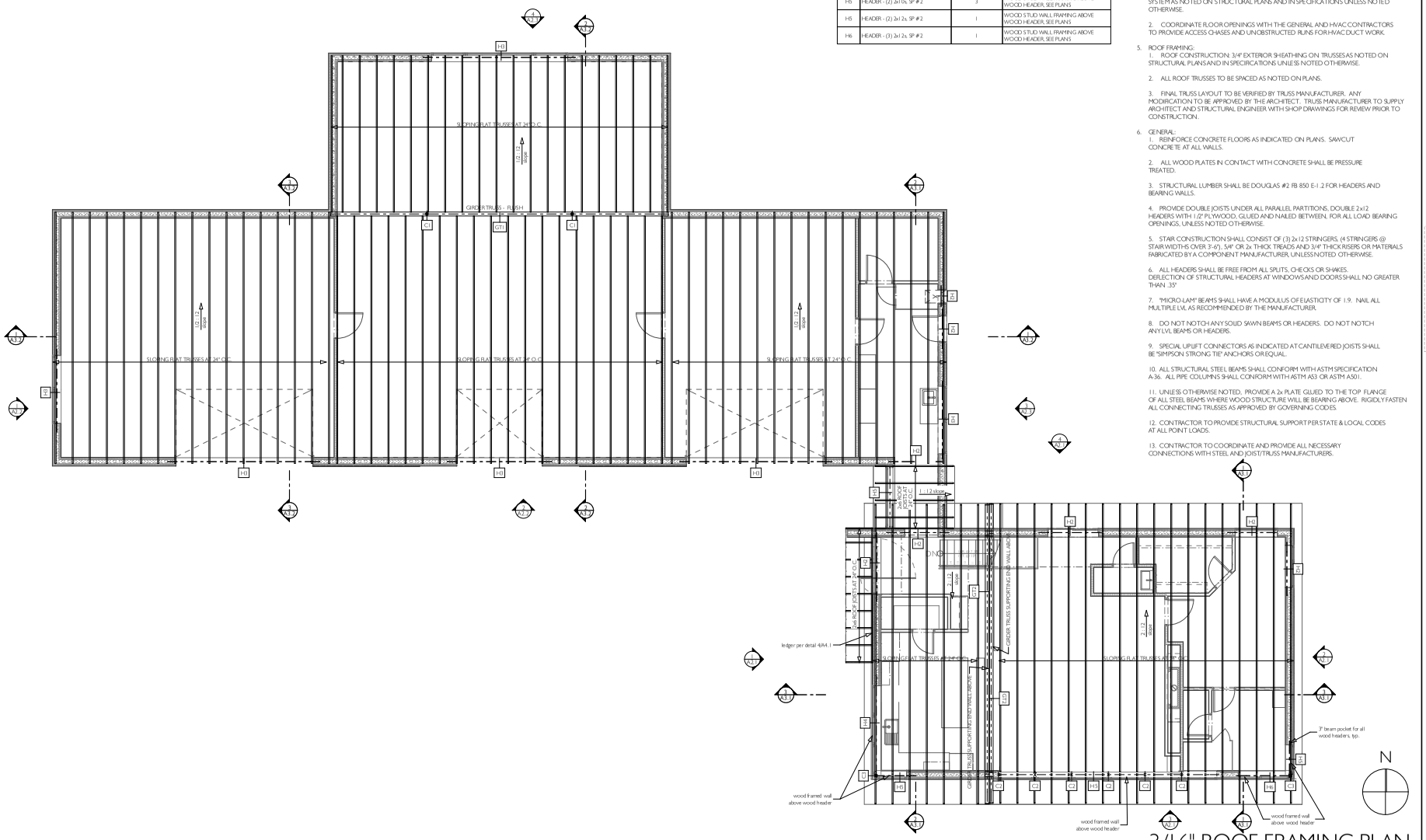
2. THESE FRAMING PLANS WERE DESIGNED USING STANDARD CONSTRUCTION PRACTICES IN THE UPPER MIDWEST.

3. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LOCAL CODES, REGULATIONS, AND FHAVA MPS. THE BUILDER SHALL VERIFY ALL CONDITIONS BEFORE BEGINNING CONSTRUCTION.

4. FLOOR FRAMING:
   1. FLOOR CONSTRUCTION: 3" CONCRETE SLAB ON 1 1/2" INSUL-DECK FLOOR SYSTEM AS NOTED ON STRUCTURAL PLANS AND IN SPECIFICATIONS UNLESS NOTED OTHERWISE.
   2. COORDINATE FLOOR OPENINGS WITH THE GENERAL AND HVAC CONTRACTORS TO PROVIDE ACCESS CHASES AND UNOBSTRUCTED RUNS FOR HVAC DUCT WORK.

5. ROOF FRAMING:
   1. ROOF CONSTRUCTION: 3/4" EXTERIOR SHEATHING ON TRUSSES AS NOTED ON STRUCTURAL PLANS AND IN SPECIFICATIONS UNLESS NOTED OTHERWISE.
   2. ALL ROOF TRUSSES TO BE SPACED AS NOTED ON PLANS.
   3. FINAL TRUSS LAYOUT TO BE VERIFIED BY TRUSS MANUFACTURER. ANY MODIFICATION TO BE APPROVED BY THE ARCHITECT. TRUSS MANUFACTURER TO SUPPLY ARCHITECT AND STRUCTURAL ENGINEER WITH SHOP DRAWINGS FOR REVIEW PRIOR TO CONSTRUCTION.

6. GENERAL:
   1. REINFORCE CONCRETE FLOORS AS INDICATED ON PLANS. SAWCUT CONCRETE AT ALL WALLS.
   2. ALL WOOD PLATES IN CONTACT WITH CONCRETE SHALL BE PRESSURE TREATED.
   3. STRUCTURAL LUMBER SHALL BE DOUGLAS #2 FB 850 E-1.2 FOR HEADERS AND BEARING WALLS.
   4. PROVIDE DOUBLE JOISTS UNDER ALL PARALLEL PARTITIONS, DOUBLE 2x12 HEADERS WITH 1/2" PLYWOOD, GLUED AND NAILED BETWEEN, FOR ALL LOAD BEARING OPENINGS, UNLESS NOTED OTHERWISE.
   5. STAIR CONSTRUCTION SHALL CONSIST OF (3) 2x12 STRINGERS, (4 STRINGERS @ STAIR WIDTHS OVER 3'-6"), 5/4" OR 2x THICK TREADS AND 3/4" THICK RISERS OR MATERIALS FABRICATED BY A COMPONENT MANUFACTURER, UNLESS NOTED OTHERWISE.
   6. ALL HEADERS SHALL BE FREE FROM ALL SPLITS, CHECKS OR SHAKES. DEFLECTION OF STRUCTURAL HEADERS AT WINDOWS AND DOORS SHALL NO GREATER THAN .35"
   7. "MICRO-LAM" BEAMS SHALL HAVE A MODULUS OF ELASTICITY OF 1.9. NAIL ALL MULTIPLE LVL AS RECOMMENDED BY THE MANUFACTURER.
   8. DO NOT NOTCH ANY SOLID SAWN BEAMS OR HEADERS. DO NOT NOTCH ANY LVL BEAMS OR HEADERS.
   9. SPECIAL UPLIFT CONNECTORS AS INDICATED AT CANTILEVERED JOISTS SHALL BE "SIMPSON STRONG TIE" ANCHORS OR EQUAL.
   10. ALL STRUCTURAL STEEL BEAMS SHALL CONFORM WITH ASTM SPECIFICATION A-36. ALL PIPE COLUMNS SHALL CONFORM WITH ASTM A53 OR ASTM A501.
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