8154B

EASTWOOD

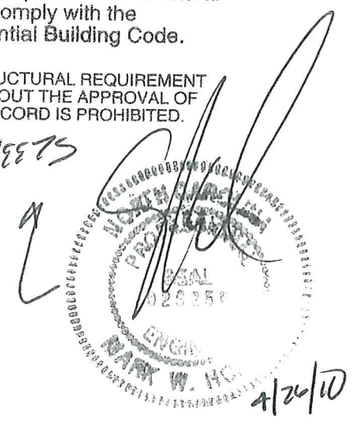
HOMES

CUSTOM PLAN - THE FALLS

Hoidas Engineering, PLLC has performed a structural review of these plans. The structural components comply with the 2009 State Residential Building Code.

DEVIATION OF ANY STRUCTURAL REQUIREMENT OF THESE PLANS WITHOUT THE APPROVAL OF THE ENGINEER OF RECORD IS PROHIBITED.

ALL SHEETS



4/26/10

DRAWING INDEX:

SHEET #:	DATE:
1. CRAWL SPACE FOUNDATION	3-11-10
2. 1st. FLOOR PLAN	3-11-10
3. 2nd. FLOOR PLAN	3-11-10
4. ELEVATION	3-11-10
5. ELEVATION	3-11-10
6. DETAILS	3-11-10

COVER SHEET DATE: 3-11-10

EASTWOOD HOMES

DAVID A WOOD INC. HOME DESIGNS
MONROE, NORTH CAROLINA
704-764-9084
WWW.DAVIDAWOOD.COM

"CUSTOM"
THE FALLS
RESIDENCE

EASTWOOD CONSTRUCTION COMPANY
2857 WESTPORT ROAD
CHARLOTTE, NORTH CAROLINA 28208

SCALE: AS NOTED

PLAN #: 2010 011

SIZE: 49'-4" X 66'-1"

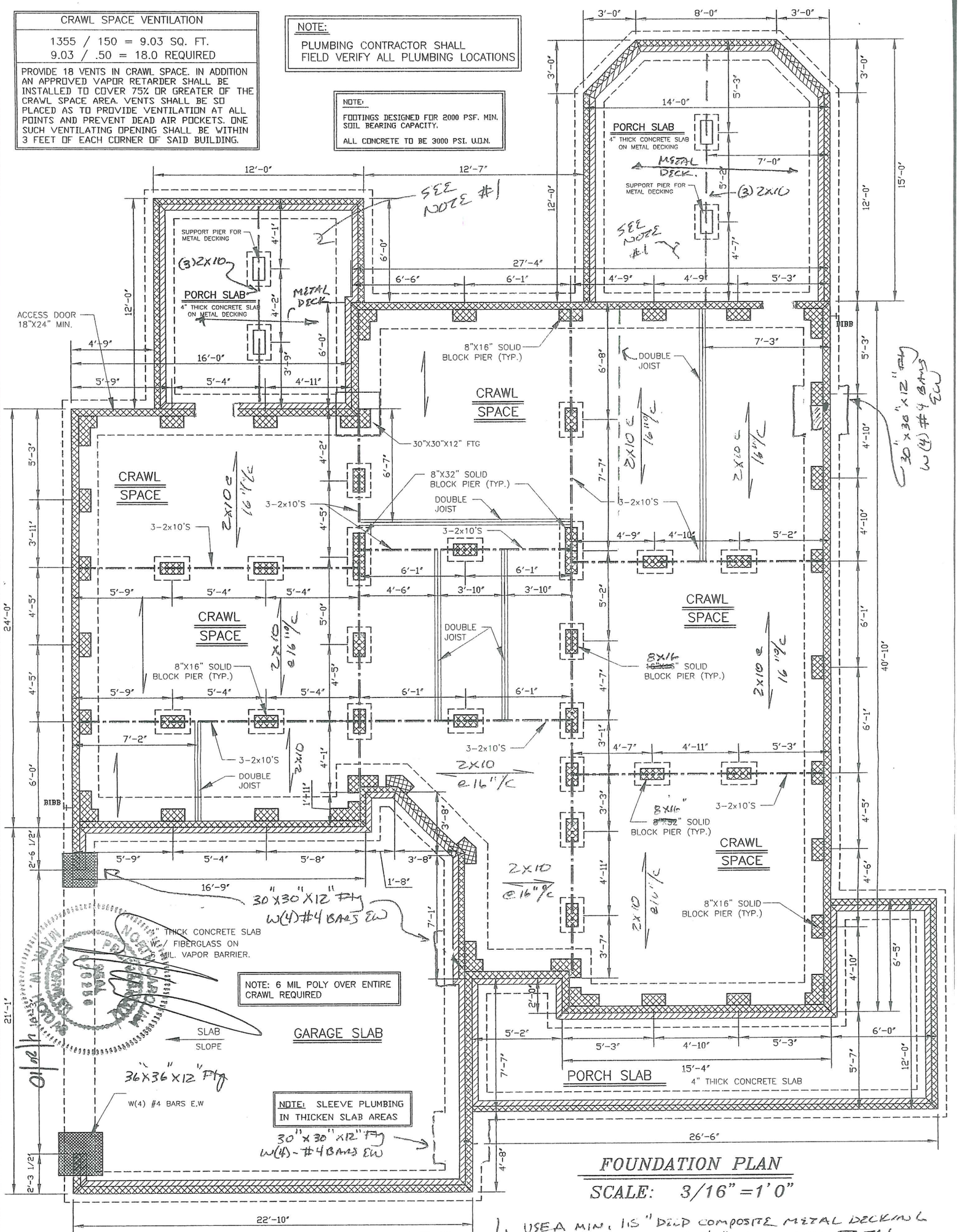
COVER SHEET

DAVID A. WOOD INC. IS A PROFESSIONAL RESIDENTIAL DESIGN FIRM, LOCATED IN MONROE, NORTH CAROLINA. THIS PLAN MAY NEED TO BE ADJUSTED TO COMPLY WITH LOCAL AND STATE CODES. THE PURCHASER OF THIS SET OF PLANS SHOULD CONSULT A LOCAL BUILDING PROFESSIONAL PRIOR TO CONSTRUCTION.

CRAWL SPACE VENTILATION
1355 / 150 = 9.03 SQ. FT. 9.03 / .50 = 18.0 REQUIRED
PROVIDE 18 VENTS IN CRAWL SPACE. IN ADDITION AN APPROVED VAPOR RETARDER SHALL BE INSTALLED TO COVER 75% OR GREATER OF THE CRAWL SPACE AREA. VENTS SHALL BE SO PLACED AS TO PROVIDE VENTILATION AT ALL POINTS AND PREVENT DEAD AIR POCKETS. ONE SUCH VENTILATING OPENING SHALL BE WITHIN 3 FEET OF EACH CORNER OF SAID BUILDING.

NOTE:
PLUMBING CONTRACTOR SHALL FIELD VERIFY ALL PLUMBING LOCATIONS

NOTE:
FOOTINGS DESIGNED FOR 2000 PSF. MIN. SOIL BEARING CAPACITY.
ALL CONCRETE TO BE 3000 PSI. U.O.N.



FOUNDATION PLAN

SCALE: 3/16" = 1'0"

NOTE: FOUNDATION IS TO BE TERMITE TREATED AS REQUIRED.

1. USE A MIN. 1½" DEEP COMPOSITE METAL DECKING WITH MINIMUM 3½" CONCRETE TOTAL SLAB DEPTH. VULCRAFT 1.5VLR22 W/TH 6x6-W1.4xW1.4 WELDED WIRE MESH. OR APPROVED EQUAL

NOTE: 11 X 17 COPIES ARE NOT TO SCALE.

NOTE: DESIGNER AND OR ENGINEER WILL ASSUME NO LIABILITY FOR EXPANSION / CONTRACTION OF CONCRETE SLABS OR CONCRETE OR MASONRY WALLS.

DAVID A. WOOD INC. IS A PROFESSIONAL RESIDENTIAL DESIGN FIRM, LOCATED IN MONROE, NORTH CAROLINA. THIS PLAN MAY NEED TO BE ADJUSTED TO COMPLY WITH LOCAL AND STATE CODES. THE PURCHASER OF THIS SET OF PLANS SHOULD CONSULT A LOCAL BUILDING PROFESSIONAL PRIOR TO CONSTRUCTION.
CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS BEFORE BEGINNING CONSTRUCTION AND COORDINATE ANY CORRECTIONS WITH OWNER AND DESIGNER. DAVID A. WOOD INC. WILL ASSUME NO LIABILITY FOR ANY ERRORS ONCE CONSTRUCTION BEGINS.

SHEET # 1 OF 9

EASTWOOD CONSTRUCTION COMPANY 2857 WESTPORT ROAD CHARLOTTE, NORTH CAROLINA 28208	
SCALE: AS NOTED	HEATED SQ.FT.:
DATE: 3-11-10	PLAN # : 2010 011
SIZE: 49'-4" X 66'-1"	CRAWL SPACE FOUNDATION PLAN

"CUSTOM"
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HOME DESIGNS
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704-764-9084
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EASTWOOD HOMES

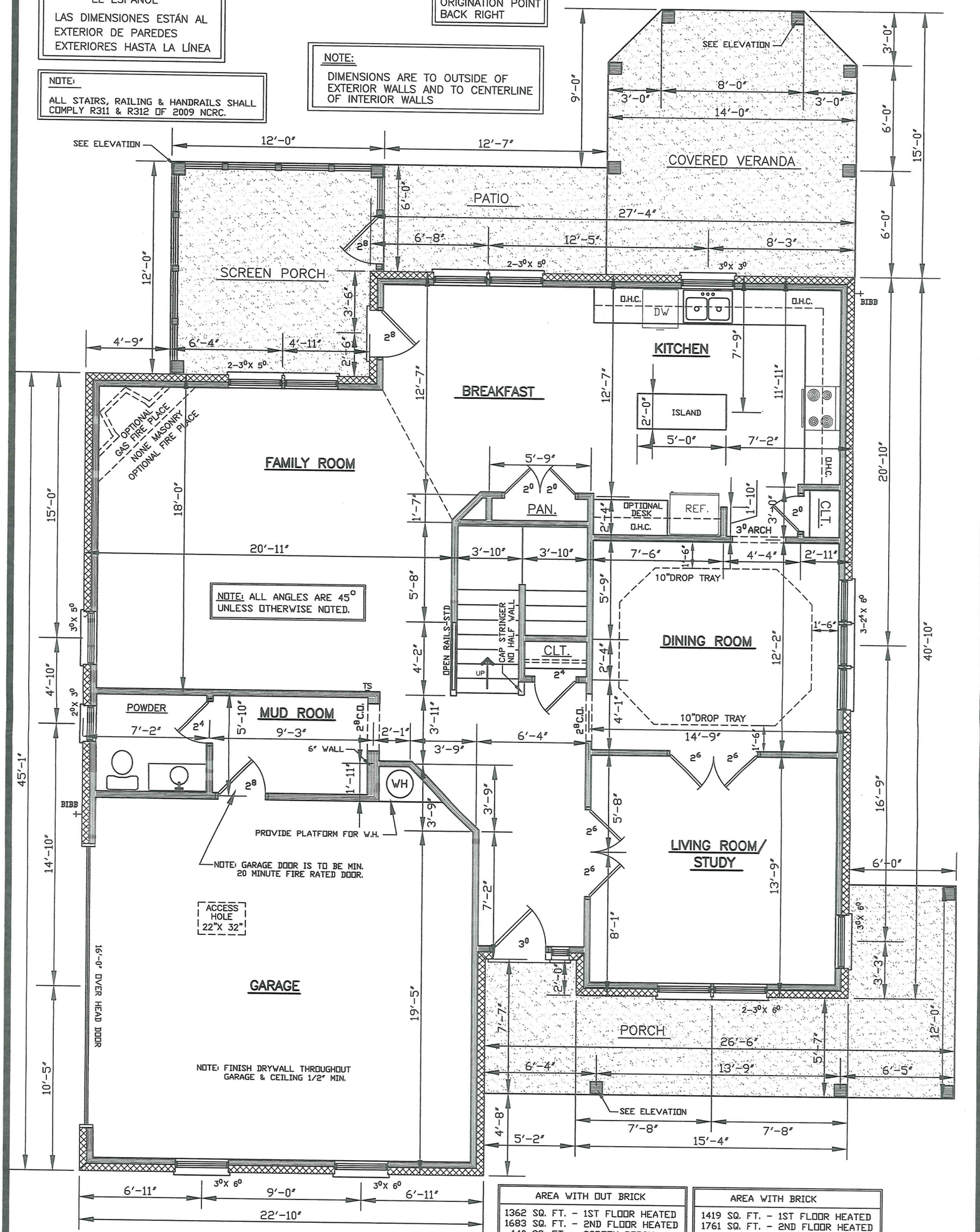
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EL ESPAÑOL
LAS DIMENSIONES ESTÁN AL EXTERIOR DE PAREDES EXTERIORES HASTA LA LÍNEA

ORIGINATION POINT
BACK RIGHT

NOTE:
ALL STAIRS, RAILING & HANDRAILS SHALL COMPLY R311 & R312 OF 2009 NCRC.

NOTE:
DIMENSIONS ARE TO OUTSIDE OF EXTERIOR WALLS AND TO CENTERLINE OF INTERIOR WALLS



AREA WITH OUT BRICK
1362 SQ. FT. - 1ST FLOOR HEATED
1683 SQ. FT. - 2ND FLOOR HEATED
140 SQ. FT. - SCREEN PORCH
201 SQ. FT. - COVERED VERANDA
455 SQ. FT. - GARAGE
197 SQ. FT. - FRONT PORCH
3045 SQ. FT. - TOTAL HEATED

AREA WITH BRICK
1419 SQ. FT. - 1ST FLOOR HEATED
1761 SQ. FT. - 2ND FLOOR HEATED
140 SQ. FT. - SCREEN PORCH
201 SQ. FT. - COVERED VERANDA
478 SQ. FT. - GARAGE
197 SQ. FT. - FRONT PORCH
3180 SQ. FT. - TOTAL HEATED

NOTE:
HAZARDOUS GLAZING LOCATION SHALL COMPLY W/NC.RC. 2009

FIRST FLOOR - A
SCALE: 3/16" = 1'0"

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SHEET # 2 OF 6

EASTWOOD CONSTRUCTION COMPANY
2857 WESTPORT ROAD
CHARLOTTE, NORTH CAROLINA 28208

SCALE: AS NOTED	HEATED SQ.FT.:
DATE: 3-11-10	PLAN # : 2010 011
SIZE: 49'-4" X 66'-1"	FIRST FLOOR PLAN

"CUSTOM" THE FALLS RESIDENCE

DAVID A WOOD INC.
HOME DESIGNS
MONROE, NORTH CAROLINA
704-764-9084
WWW.DAVIDAWOOD.COM

EASTWOOD HOMES

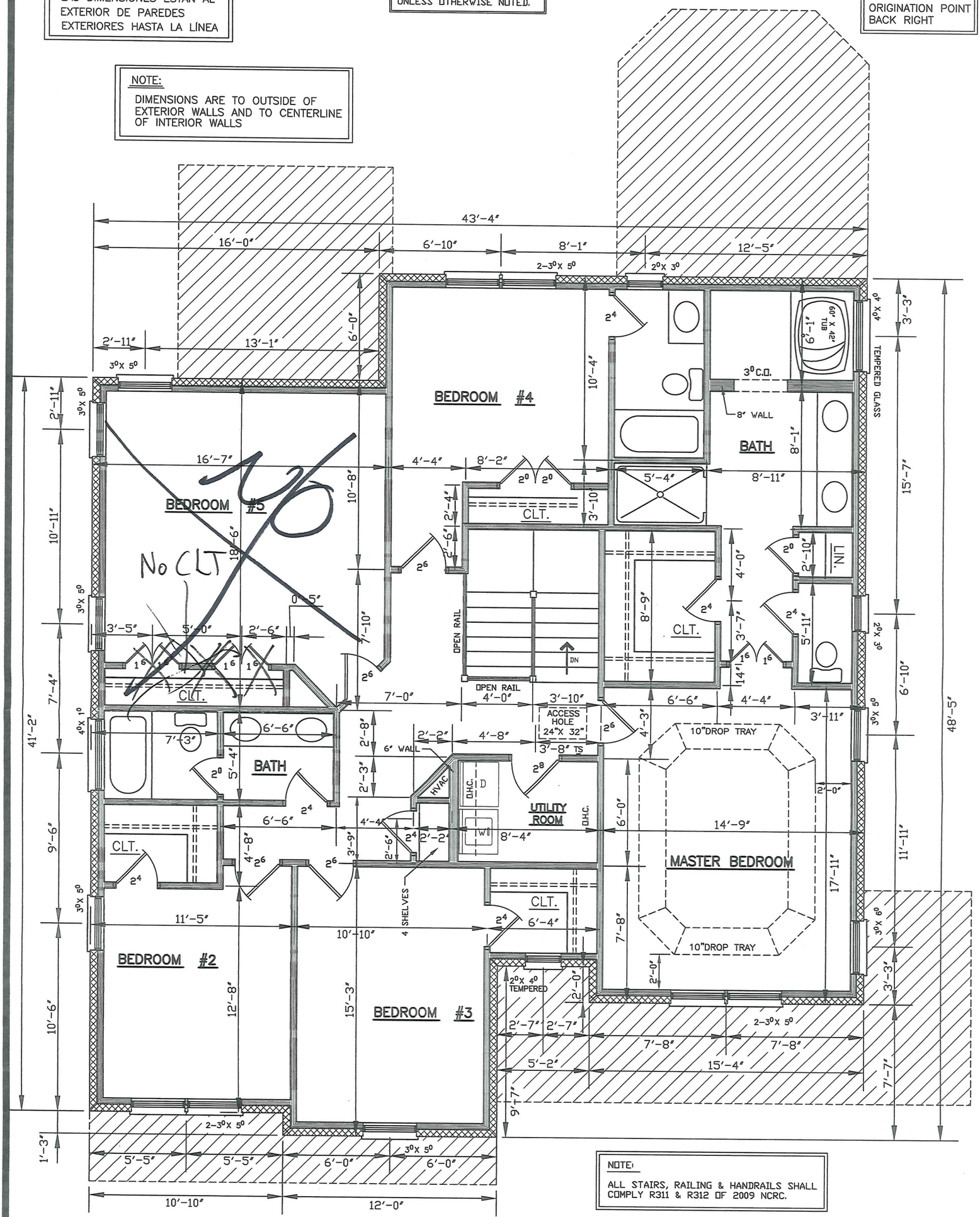
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EL ESPAÑOL
LAS DIMENSIONES ESTÁN AL EXTERIOR DE PAREDES EXTERIORES HASTA LA LÍNEA

NOTE: ALL ANGLES ARE 45° UNLESS OTHERWISE NOTED.

ORIGINATION POINT BACK RIGHT

NOTE:
DIMENSIONS ARE TO OUTSIDE OF EXTERIOR WALLS AND TO CENTERLINE OF INTERIOR WALLS



NOTE:
ALL STAIRS, RAILING & HANDRAILS SHALL COMPLY R311 & R312 OF 2009 NCRC.

NOTE:
HAZARDOUS GLAZING LOCATION SHALL COMPLY W/NC.R.C. 2009

SECOND FLOOR – A
SCALE: 3/16" =1' 0"

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SHEET # 3 OF 6

EASTWOOD CONSTRUCTION COMPANY
2857 WESTPORT ROAD
CHARLOTTE, NORTH CAROLINA 28208

SCALE: AS NOTED	HEATED SQ.FT.:
DATE: 3-11-10	PLAN # : 2010 011
SIZE: 49'-4" X 66'-1"	SECOND FLOOR PLAN

"CUSTOM"
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RESIDENCE

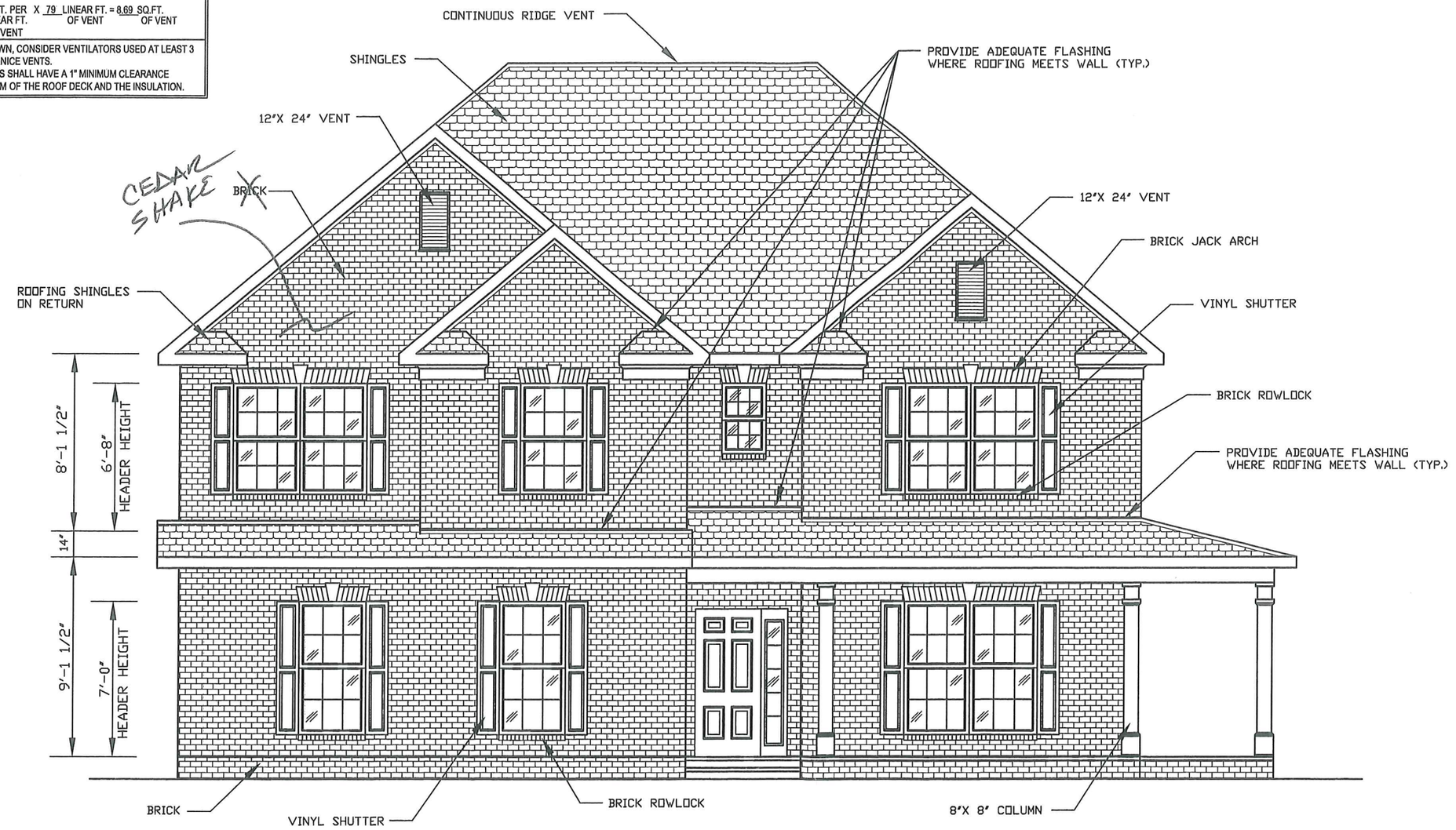
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HOME DESIGNS
MONROE, NORTH CAROLINA
704-764-9084
WWW.DAVIDAWOOD.COM

EASTWOOD HOMES

ATTIC VENTILATION	
REQUIRED	SQ.FT. EACH OF
1978 SQ.FT. OF ATTIC / 300	6.59 INLET & OUTLET
PROVIDED	
INLET .07 SQ.FT. PER LINEAR FT. OF VENT	X 127 LINEAR FT. OF VENT = 8.89 SQ.FT. OF VENT
RIDGE OUTLET .11 SQ.FT. PER LINEAR FT. OF VENT	X 79 LINEAR FT. OF VENT = 8.69 SQ.FT. OF VENT

· CALCULATIONS SHOWN, CONSIDER VENTILATORS USED AT LEAST 3 FEET ABOVE THE CORNICE VENTS.
· CATHEDRAL CEILINGS SHALL HAVE A 1" MINIMUM CLEARANCE BETWEEN THE BOTTOM OF THE ROOF DECK AND THE INSULATION.

NOTE:
ALL STAIRS, RAILING & HANDRAILS SHALL COMPLY R311 & R312 OF 2009 NCRC.



FRONT ELEVATION

SCALE: 3/16" =1'0"

NOTE:
FLASHING IN CONTACT W/CEMENTITUOS MATERIALS, SHALL BE CORROSION RESISTANT. NO ALUMINUM.

NOTE: 11 X 17 COPIES ARE NOT TO SCALE.

DAVID A. WOOD INC. IS A PROFESSIONAL RESIDENTIAL DESIGN FIRM, LOCATED IN MONROE, NORTH CAROLINA. THIS PLAN MAY NEED TO BE ADJUSTED TO COMPLY WITH LOCAL AND STATE CODES. THE PURCHASER OF THIS SET OF PLANS SHOULD CONSULT A LOCAL BUILDING PROFESSIONAL PRIOR TO CONSTRUCTION.

EASTWOOD HOMES

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"CUSTOM"
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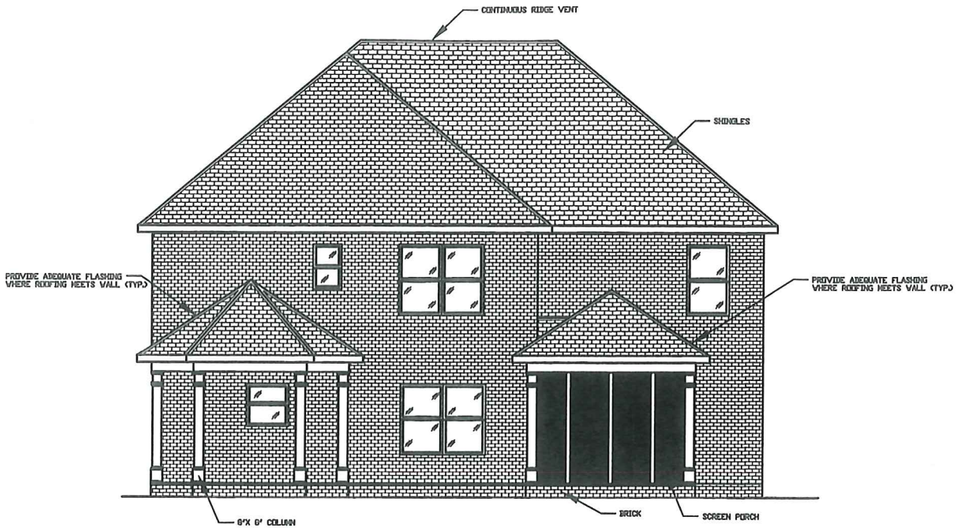
EASTWOOD CONSTRUCTION COMPANY 2857 WESTPORT ROAD CHARLOTTE, NORTH CAROLINA 28208	
SCALE: AS NOTED	HEATED SQ.FT.:
DATE: 3-11-10	PLAN #: 2010 011
SIZE: 49'-4" X 66'-1"	ELEVATIONS

SHEET #
4 OF 6

DAVID A. WOOD INC. IS A PROFESSIONAL RESIDENTIAL DESIGN FIRM, LOCATED IN MONROE, NORTH CAROLINA. THIS PLAN MAY NEED TO BE ADJUSTED TO COMPLY WITH LOCAL AND STATE CODES. THE PURCHASER OF THIS SET OF PLANS SHOULD CONSULT A LOCAL BUILDING PROFESSIONAL PRIOR TO CONSTRUCTION.

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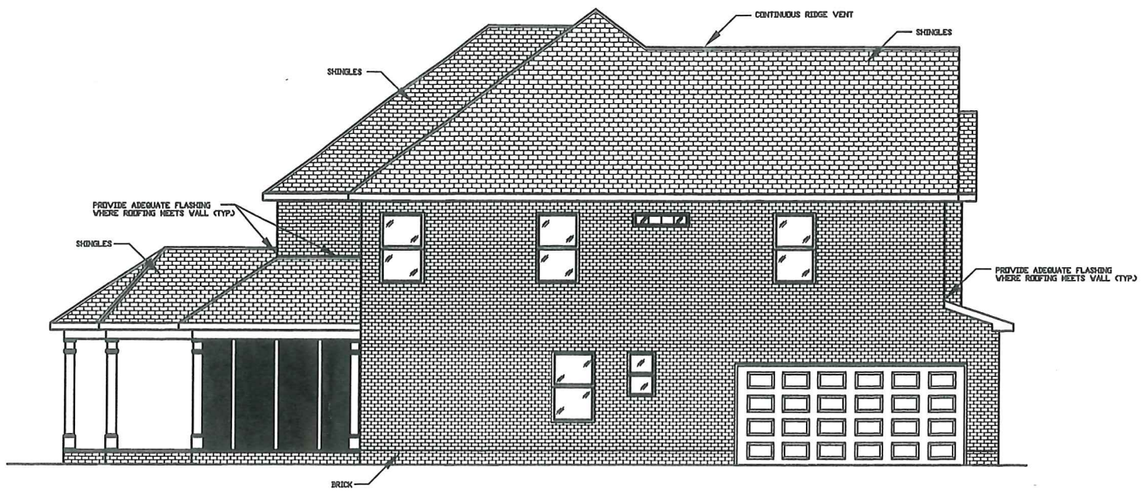


REAR ELEVATION

SCALE: = N.T.S.

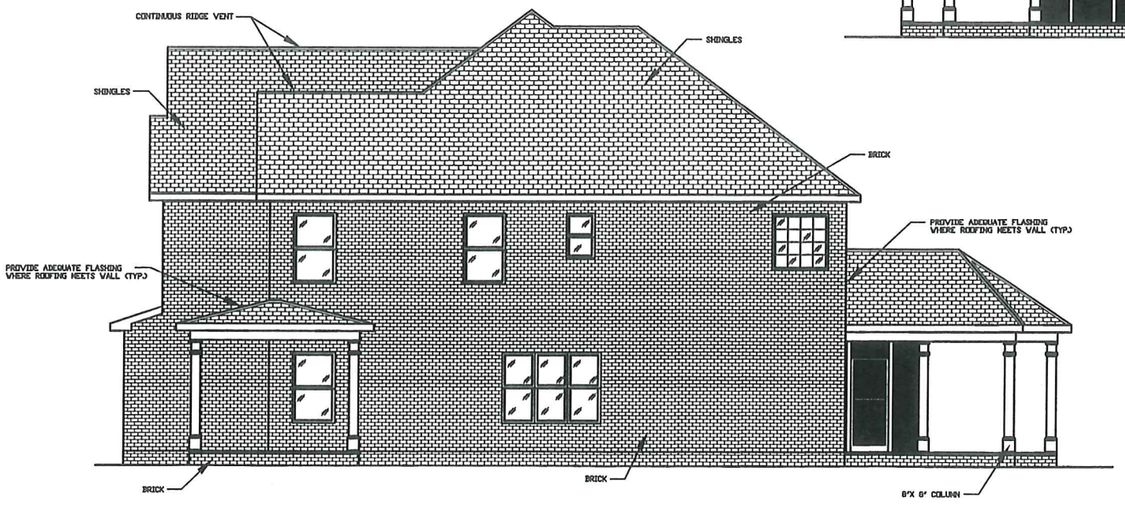
NOTE:

FLASHING IN CONTACT W/CEMENTITUOS MATERIALS, SHALL BE CORROSION RESISTANT. NO ALUMINUM.



LEFT SIDE ELEVATION

SCALE: = N.T.S.



RIGHT SIDE ELEVATION

SCALE: = N.T.S.

NOTE:

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EASTWOOD HOMES

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704-764-9084
WWW.DAVIDAWOOD.COM

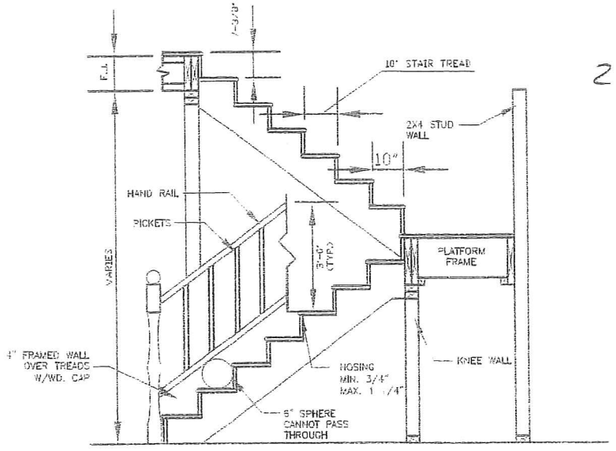
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RESIDENCE

EASTWOOD CONSTRUCTION COMPANY
2857 WESTPORT ROAD
CHARLOTTE, NORTH CAROLINA 28208

SCALE: AS NOTED	HEATED SQ.FT.:	
DATE: 3-11-10	PLAN #: 2010 011	
SIZE: 49'-4" X 66'-1"		ELEVATIONS

SHEET #
5 OF 6

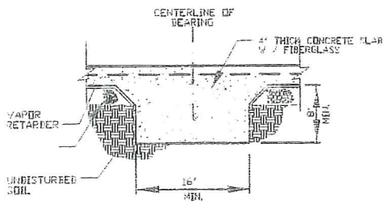
1. ALL STICK FRAMED RIDGE AND HIP RAFTERS SHALL BE 2X10 SPF#2 UNLESS NOTED OTHERWISE.
2. RT = ROOF TRUSS



TYPICAL STAIR DETAIL W/ OPEN RAILING

SCALE: = N.T.S.

NOTE:
1. MIN. HEAD ROOM IS TO BE 6'-8"
2. HANDRAIL HEIGHT TO BE 30" TO 38" IN HEIGHT.
3. BOX STAIRS, NO PICKETS NEEDED.
4. MAX. PICKET SPACING 4"

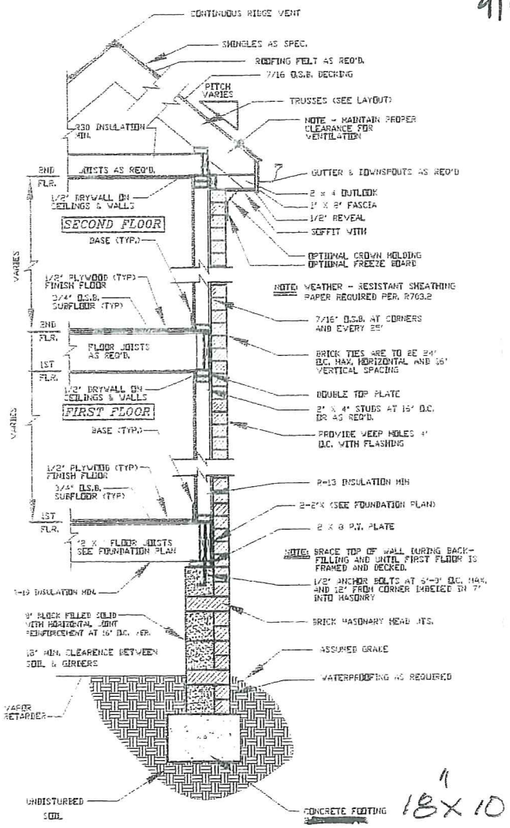


GRADE BEAM DETAIL

SCALE: = N.T.S.

Holdas Engineering, PLLC has performed a structural review of these plans. The structural components comply with the 2009 State Residential Building Code.

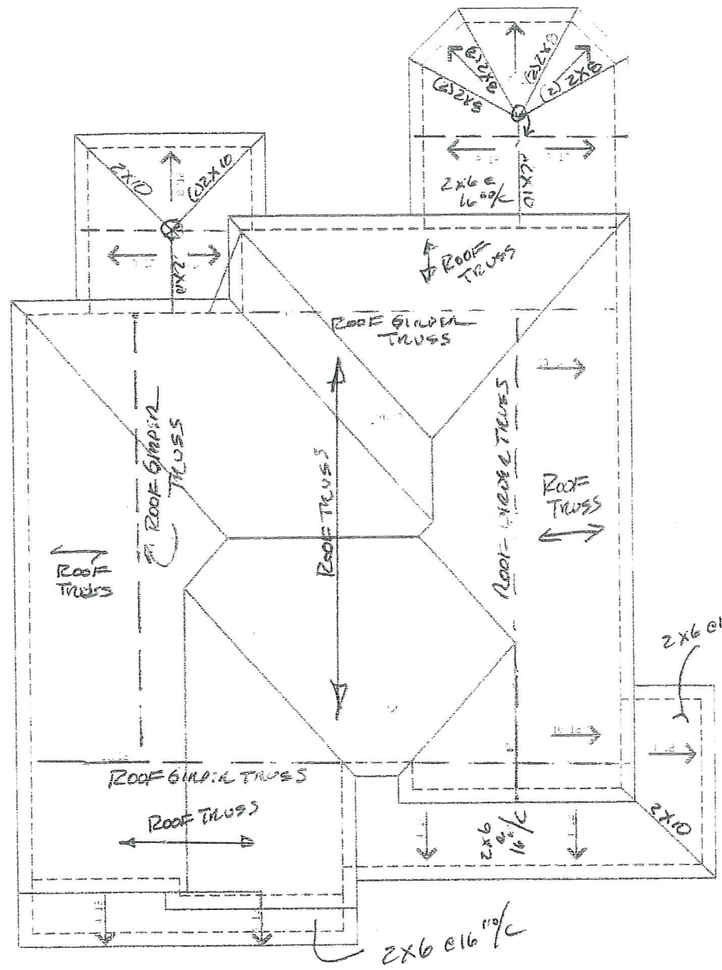
DEVIATION OF ANY STRUCTURAL REQUIREMENT OF THESE PLANS WITHOUT THE APPROVAL OF THE ENGINEER OF RECORD IS PROHIBITED.



18" x 10" Ftg

TWO STORY ON CRAWL

SCALE: = N.T.S



ROOF FRAMING PLAN

SCALE: = N.T.S.

Ⓐ - BRACE TO BEAM IN CEILING BELOW
- ROOF RAFTERS SHALL BE 2X6 @16" o/c SPF#2.
- ROOF TRUSS MEMBER DESIGN BY MANUFACTURER

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EASTWOOD HOMES

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704-764-8064
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"CUSTOM" THE FALLS RESIDENCE

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2857 WESTPORT ROAD
CHARLOTTE, NORTH CAROLINA 28206

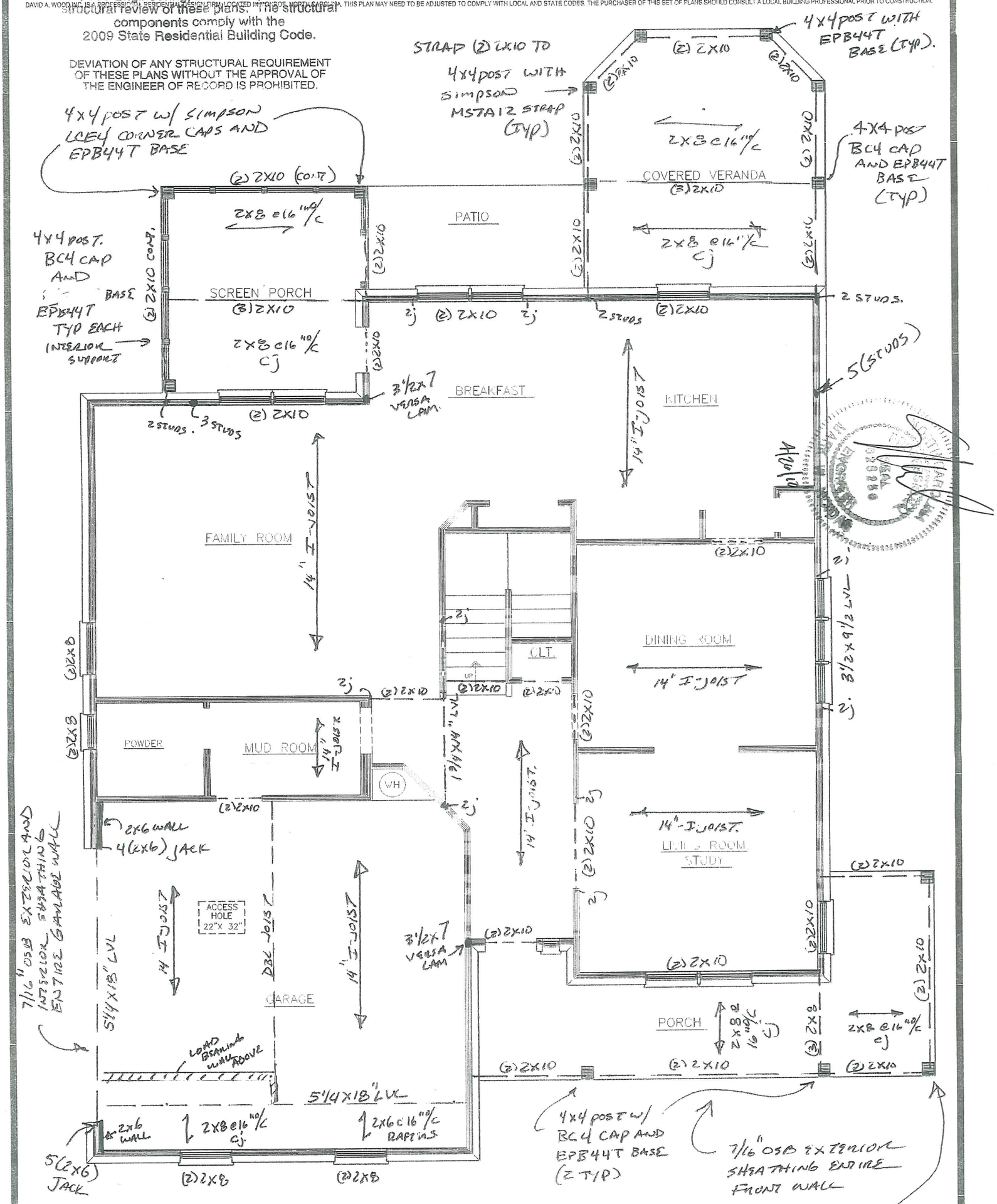
SCALE: AS NOTED	HEATED SQ.FT	DETAILS
DATE: 4-14-10	PLAN # 2010 611	
SIZE: 49'-4" X 66'-1"		

SHEET # 6 OF 6

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USE SIMPSON HANDWITHS OR APPROVED EQUAL

FIRST FLOOR – A

SCALE: 3/16" = 1'0"

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SHEET # S1

EASTWOOD CONSTRUCTION COMPANY
2857 WESTPORT ROAD
CHARLOTTE, NORTH CAROLINA 28208

SCALE: AS NOTED	HEATED SQ.FT.:
DATE: 3-11-10	PLAN # 2010 011
SIZE: 49'-4" X 66'-1"	FIRST FLOOR PLAN

"CUSTOM"
THE FALLS
RESIDENCE

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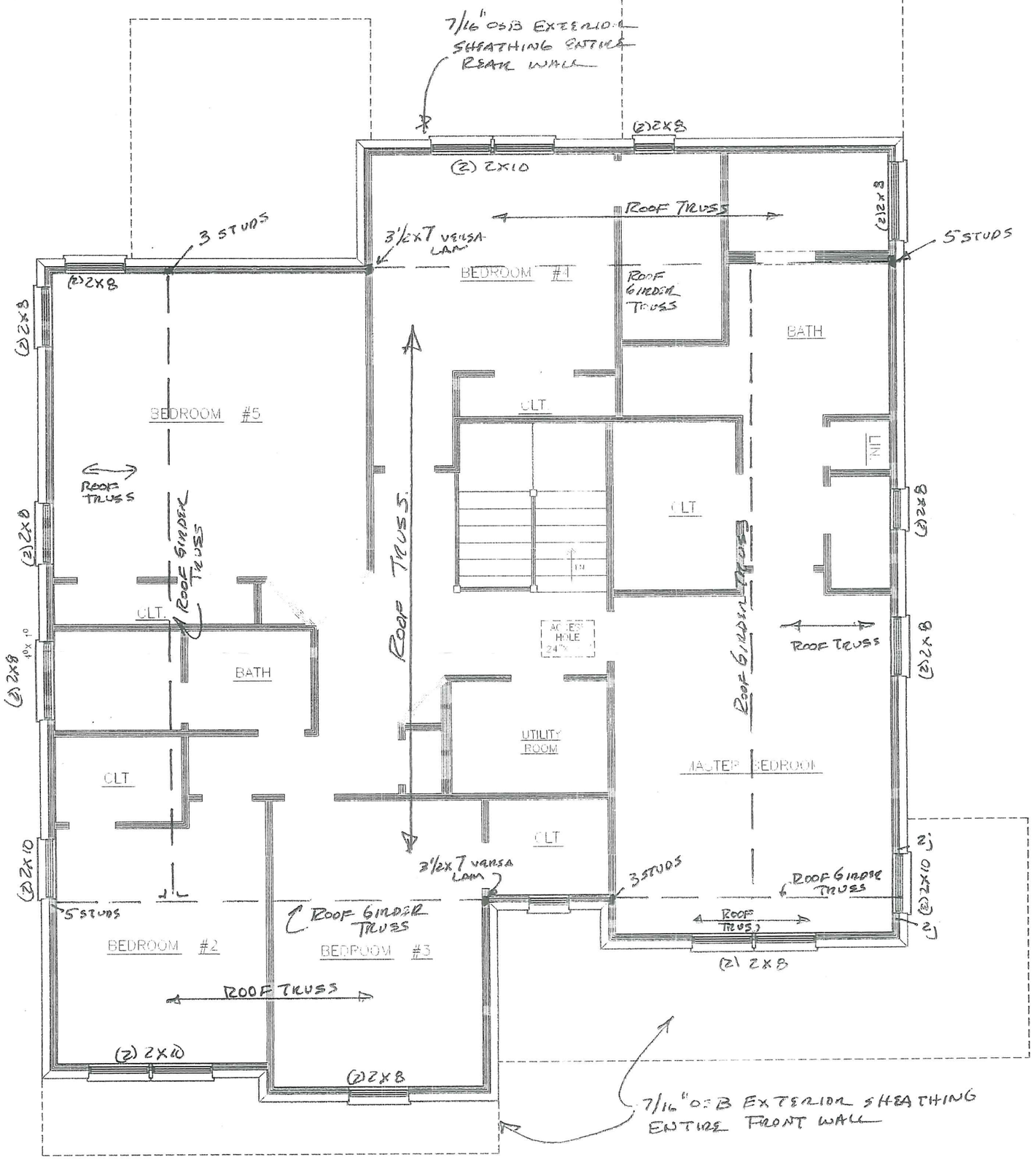
EASTWOOD HOMES

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4/6/10



SECOND FLOOR – A

SCALE: 3/16" = 1'0"

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SHEET # S2

EASTWOOD CONSTRUCTION COMPANY 2857 WESTPORT ROAD CHARLOTTE, NORTH CAROLINA 28208	
SCALE: AS NOTED	HEATED SQ.FT
DATE: 3-11-10	PLAN # 2010.011
SIZE: 49'-4" X 66'-1"	SECOND FLOOR PLAN

"CUSTOM"
THE FALLS
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EASTWOOD
HOMES