



PERSPECTIVE

1

1PS2212

NAME

ADDRESS

PHONE

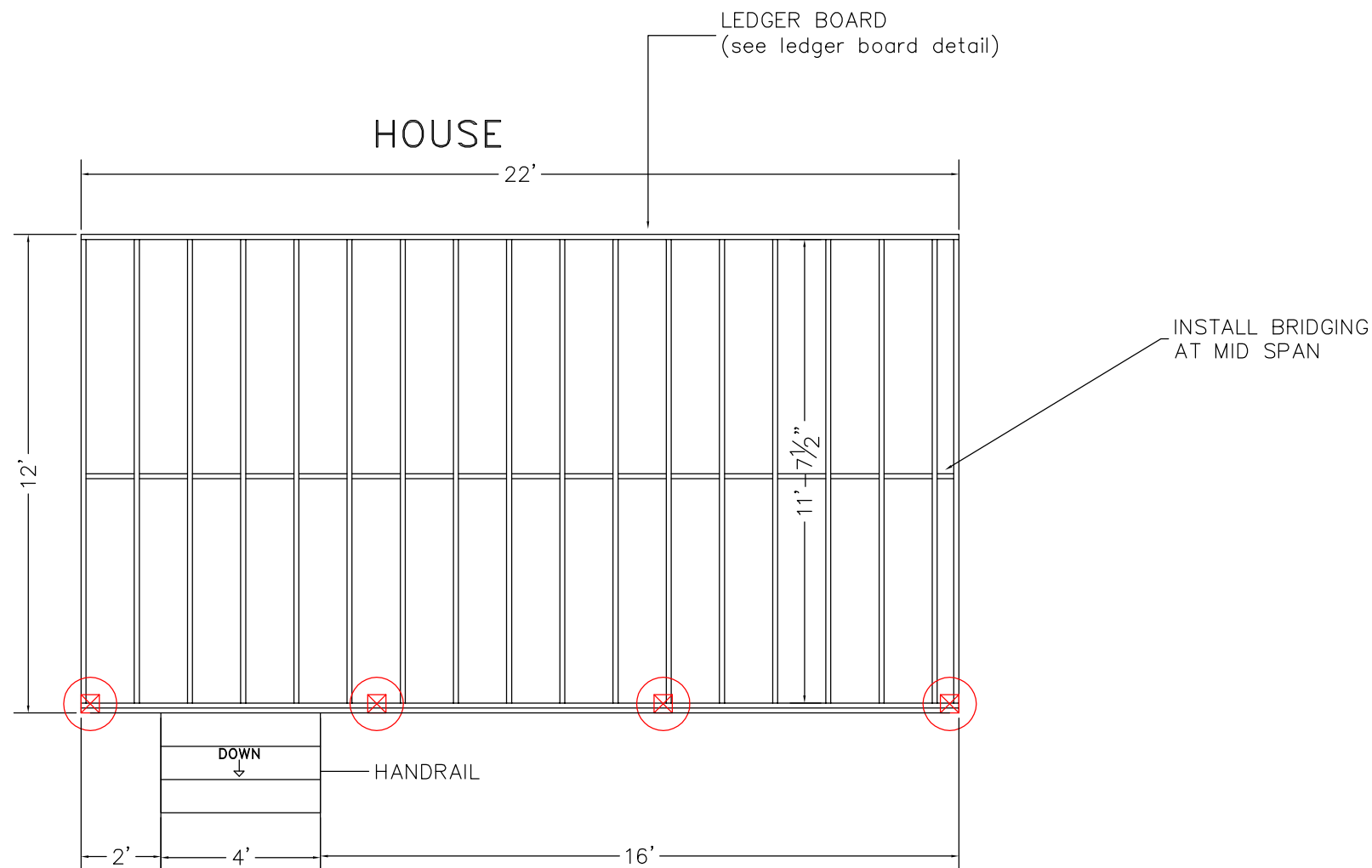


SCALE: 1/4" = 1' WHEN PRINTED ON 11x17 PAPER

BASED ON THE INTERNATIONAL RESIDENTIAL CODE

STAIRWAY ILLUMINATION: ALL EXTERIOR STAIRWAYS SHALL BE ILLUMINATED AT THE TOP LANDING TO THE STAIRWAY. ILLUMINATION SHALL BE CONTROLLED FROM INSIDE THE DWELLING OR AUTOMATICALLY ACTIVATED.

DISCLAIMER: THIS PLAN IS NOT CONSIDERED COMPLETE UNLESS APPROVED BY YOUR LOCAL BUILDING INSPECTOR OR STRUCTURAL ENGINEER. BUILDER ACCEPTS ALL RESPONSIBILITY AND LIABILITY. DECKS.COM LLC, AND ASSOCIATED SPONSORS ACCEPT NO LIABILITY FOR THE USE OF THIS PLAN.



FOOTING SIZES ADJUSTED FOR ADDITIONAL 25 LBS PER SQUARE FOOT SNOW / ROOF LOAD

	12" DIAMETER FOOTING	FOOTINGS TO BE INSTALLED TO PROPER DEPTH AS IS REQUIRED BY YOUR LOCAL BUILDING ORDINANCE
	16" DIAMETER FOOTING	FROST FOOTINGS SIZES BASED ON 55 LB PER SQUARE FOOT TRIBUTARY LOADS APPLIED TO 1500 PSI SOIL COMPRESSION CAPACITY (ASSUMED CLAY SOIL)
	22" DIAMETER FOOTING	SEE FOOTING DETAIL IN DECK CONSTRUCTION GUIDE.

DISCLAIMER: ONLY USE #2 OR BETTER PRESSURE TREATED SOUTHERN YELLOW PINE 2 x 10 FOR FRAMING MATERIALS NEVER SUBSTITUTE COMPOSITE OR SOFTWOODS FOR FRAMING MATERIALS

LEDGER BOARD TO BE FLASHED AND BOLTED (2) 1/2" BOLTS WITH WASHERS OR EQUIVALENT FASTENERS 16" O.C.

JOISTS TO BE 2x10 SOUTHERN YELLOW PINE TREATED 16" ON CENTER

BEAMS TO BE 2-2x10 SOUTHERN YELLOW PINE TREATED NAILED

RAILS TO BE 36" HIGH WITH LESS THAN 4" OPENINGS PER IRC CODE (see rail detail)

STAIRS TO BE BUILT MAX RISE 7 3/4" MIN RISE 4" MIN RUN 10" PER IRC CODE (see detail)

DECKING TO BE _____ (FOLLOW MANUFACTURERS INSTALLATION INSTRUCTIONS)

ALL JOIST HANGERS TO BE CORROSION RESISTANT AND INSTALLED

PER MANUFACTURERS INSTRUCTIONS



FLOOR PLAN VIEW

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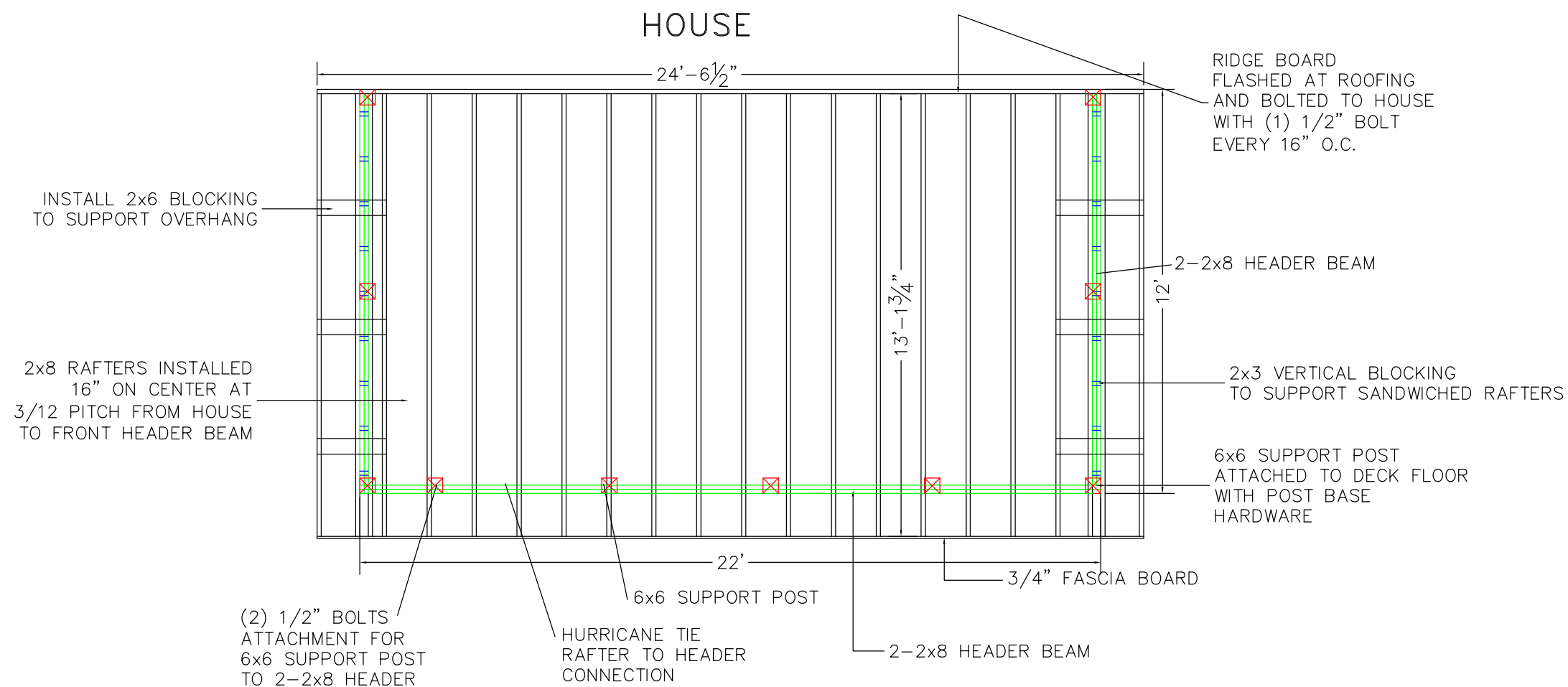
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ROOF LAYOUT

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FLASH ROOFING AT HOUSE CONNECTION AND BOLT RIDGE BOARD WITH (1) 1/2" BOLTS EVERY 16" O.C.

RAFTERS ARE TO BE HANDFRAMED 2x8 SPF 16" O.C. SPACING

FRONT & SIDE HEADER BEAM TO BE 2-2x10 SPF OR EQUIVALENT

SIDE HEADER BEAM REQUIRES POSITIVE ATTACHMENT TO SOUND HOUSE FRAMING CAPABLE

OF SUPPORTING ROOF LOAD WITH DOUBLE CONCEALED HANGER

PORCH SUPPORTS TO BE 6x6 NOT SPACED GREATER THAN 8' APART

ROOF FRAME COVERED WITH 1/2" T&G PLYWOOD SUBROOF

ROOF FINISHED WITH ROOFING FELT AND 3-TAB ASPHALT SHINGLES OR EQUIVALENT

RAFTERS TO BE ATTACHED TO BEAMS USING HURRICANE TIE CONNECTORS

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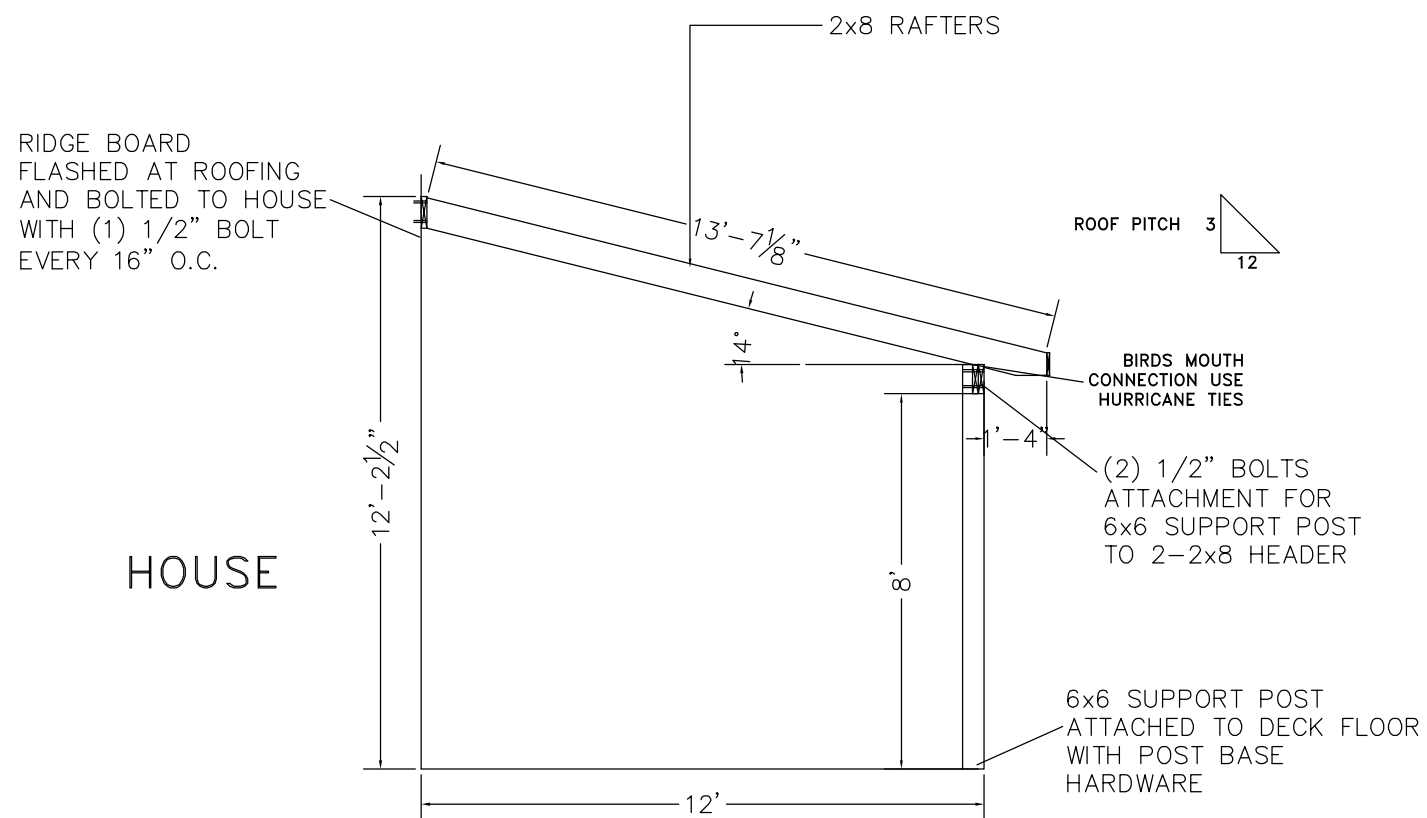


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SECTION VIEW

4

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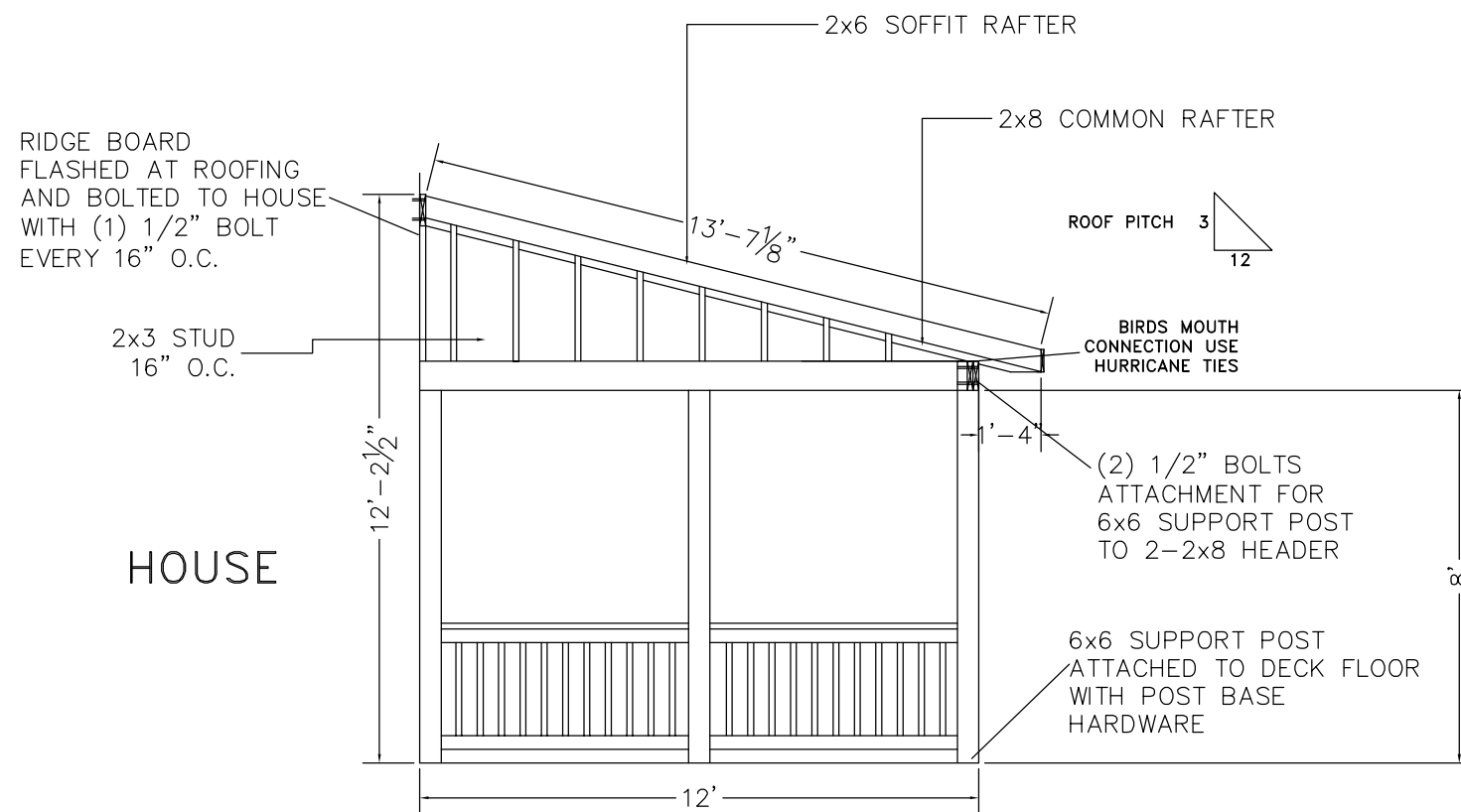
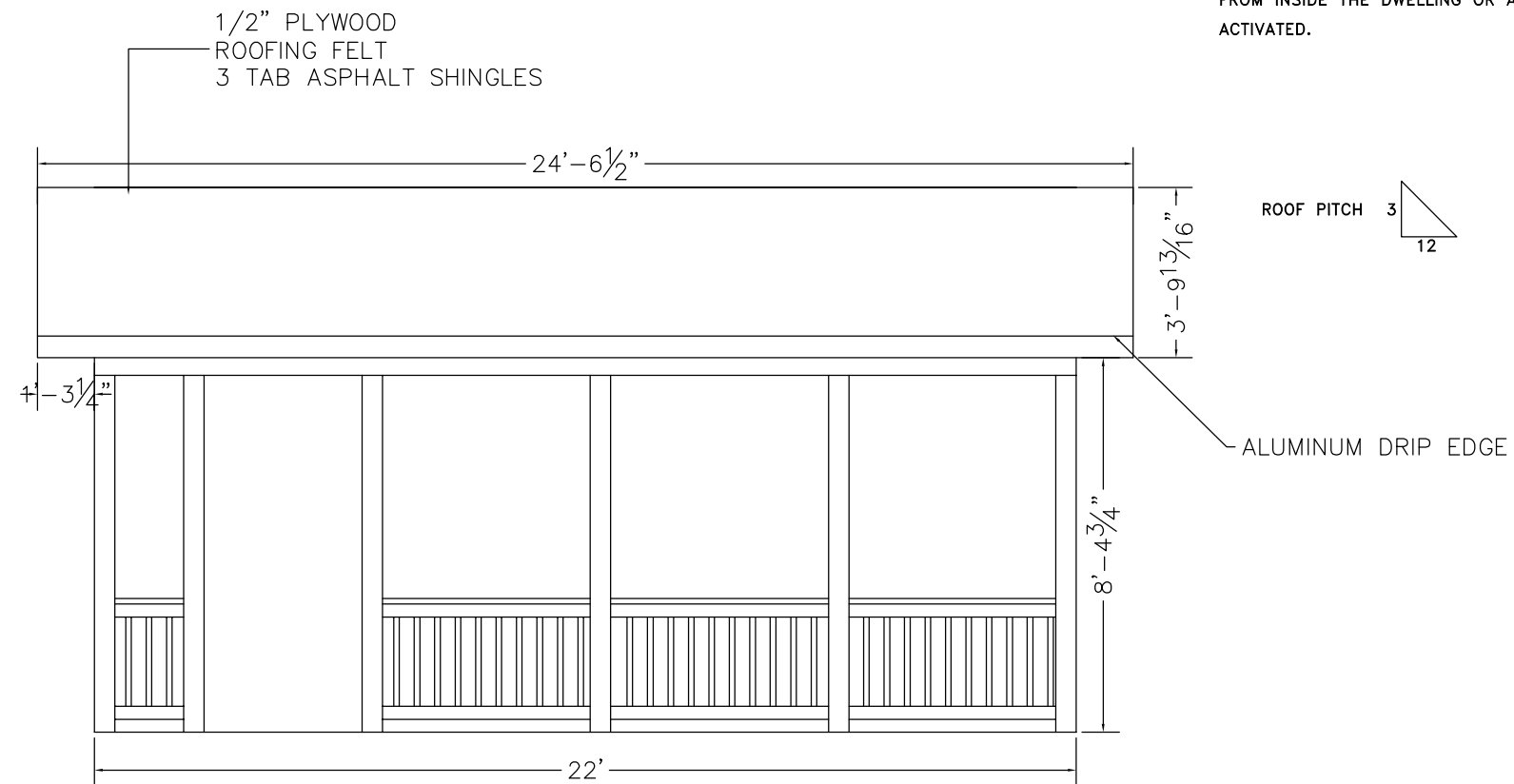
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FRONT ELEVATION



SIDE ELEVATION

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ELEVATION PLANS

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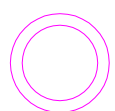
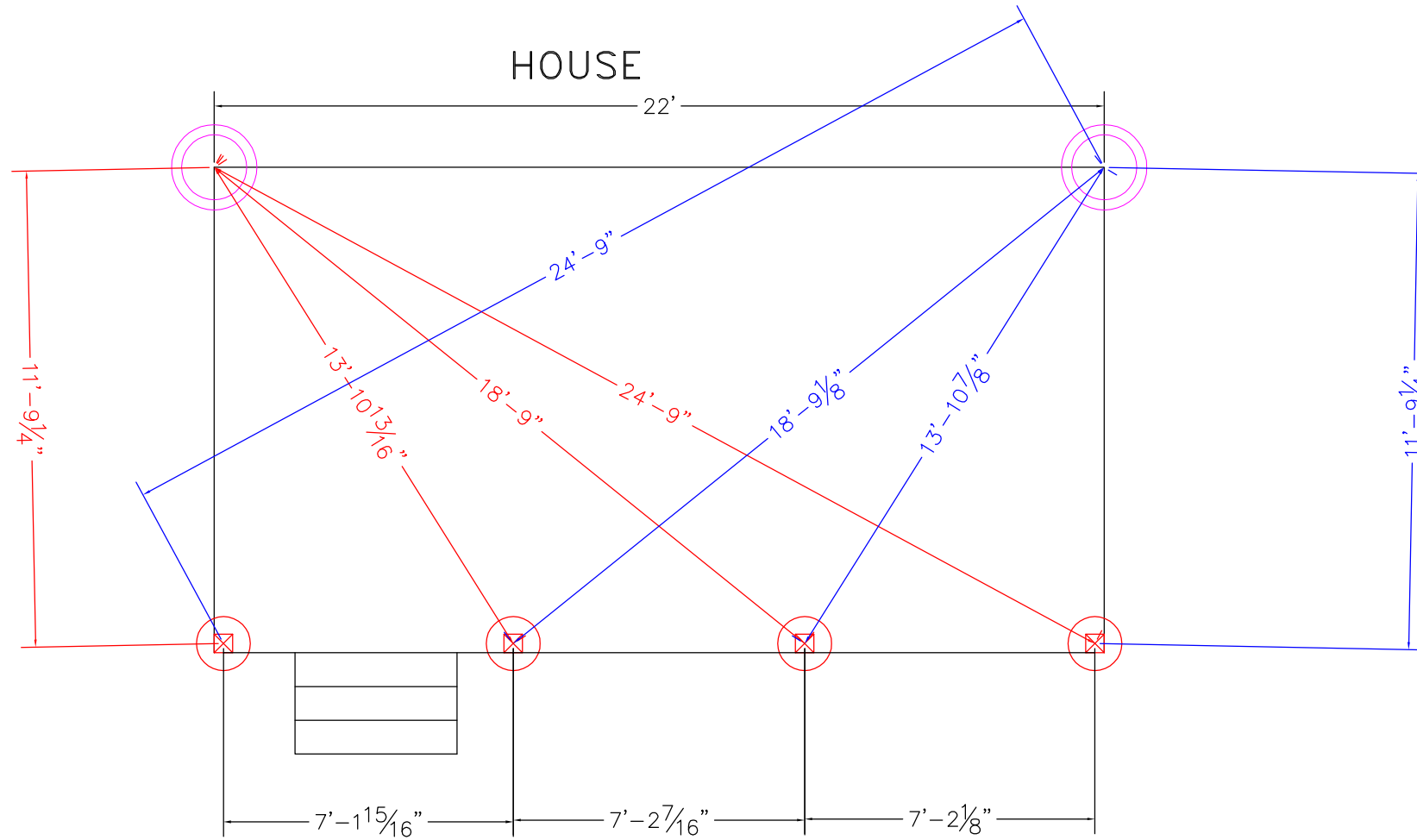
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THIS IS A TRIANGULATION REFERENCE POINT
 MEASURE TO THE CENTER OF YOUR FOOTINGS
 FROM THESE POINTS. REFERENCE WWW.DECKS.COM/DECKBUILDING
 FOR MORE INFORMATION

DISCLAIMER: USE ONLY 2,500 PSI CONCRETE
 FOR FROST FOOTING FOUNDATIONS



-  12" DIAMETER FOOTING
-  16" DIAMETER FOOTING
-  22" DIAMETER FOOTING

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