

FIR DOWN CEILING -

2x12x14

GUEST BDRM #2

2x12x14x3 Floating

12" PER ARCH.

+2x6x1|0 q≢5 ¢ut †

2x12x14

DET. A(2)

DET. A(2)

DET. A(3) \(\)

(2) 2x12

-2x8x14|q=26

2x12x8x2 Floating

2x12x14x2

√DET. A(3)

√DET. A(3)

TRUSS NOTES:

 \times \times \times

DIMING

10'x12" Lvl x2

RAFTERS AS

CEILING

RAFTERS AS

CEILING

20'x12" Lv1 x2

COVERED PORCH

DET A(3)

+8+ 2x6x12 q=20 S1oped c1

= 2x6x12 q=20 Sloped c

16'x12" Lv1 x3

1st FLOOR CEILING FRAMING PLAN

SCALE: 3/16"=1'-0"

DET. A(3)

Beam by Truss co.

1 X CENTING XW/ WOOD BEAMS

GREAT ROOM

US CHEF'S

😤 <u>Pantry</u>

2x6x10 q=6

ENTRY

2x12x10x2

2x12x14

1) ALL FLOOR JOISTS SHALL BE 16" DEEP PRE-ENGINEERED OPEN WEB TRUSSES BY TRUSS CO., @ 16" O.C, U.N.O.

2) FLOOR TRUSS DESIGNER SHALL DESIGN TRUSSES TO SUPPORT THE UPPER LEVEL FLOOR LOAD BEARING WALLS

3) BUILDER TO PROVIDE FINAL FLOOR SYSTEM LAYOUT & DESIGN FOR ENGINEER'S REVIEW AND APPROVAL

DESIGN LOADS

2x12x3

Beam by Truss co.

 $\frac{1}{2}$ x12x14x2

COV'D PATIO

Beam by Truss co.

MASTER BORM.

1. <u>DEAD LOADS:</u> FLOORS 15 PSF ROOF 10 PSF, METAL CEILING 5 PSF, 10 PSF GARAGE

2. LIVE LOADS: FLOORS 40 PSF 20 PSF ROOF CEILING

10 PSF, 20 PSF GARAGE

1. SCALES NOTED ON THE DRAWINGS ARE FOR GENERAL REFERENCE ONLY. NO DIMENSIONAL INFORMATION SHALL BE OBTAINED BY DIRECT SCALING OF THE DRAWING.

2. WALLS SHALL BE CONTINUOUSLY SHEATHED WITH 15/32" OSB PANELS, FROM BOTTOM OF SILL PLATE TO TOP OF TOP PLATE.

3. SILL PLATES OF EXTERIOR WALLS TO BE ANCHORED AT 36" SPACING.

4. EXTERIOR STUDS TO BE 2"X NOMINAL OF S.P.F. STUD GRADE, SPACED 16" TYPICAL. FOR WALLS HAVING A PLATE HEIGHT OF 12' OR GREATER, THE GRADE OF THE STUD MATERIAL MUST BE #2 OR BETTER, AND MUST BE SHEATHED WITH 15/32" THICK DSB DR PLYWOOD PANELS.

5. ROOF SHALL BE SHEATHED WITH 19/32" OSB PANELS, WITH EDGE

6. RAFTERS SHALL BE CONNECTED TO TOP PLATE AND RIDGE BEAM WITH SIMPSON CONNECTORS.

7. WALL SHEATHING SHALL BE NAILED WITH 8d COMMON NAILS AT FOLLOWING SPACING:

a. 4" ALONG TOP AND SILL PLATES

b. 4" ALONG STUD EDGES

c. 12" INTERIOR STUDS

GENERAL NOTES:

7. INSTALL BLOCKING SAME SIZE AS THE STUDS AT ALL HORIZONTAL SHEATHING PANELS FOR SHEATHING ATTACHMENT.

MEASURE 3.5" \times 3.5" UP TO 9.5" BEAMS AND 3.5" \times 5.5" FOR LARGER

8. LVL BEAMS SHALL BEAR UPON CONTINUOUS WOOD POSTS THAT

9. HIP, VALLEY AND RIDGE RAFTERS SHALL BE 2" NOMINALLY DEEPER THAN THE RAFTERS THAT FRAME INTO THEM UNLESS NOTED OTHERWISE

9. SPANS OF CEILING JOISTS AND ROOF RAFTERS SHALL COMPLY WITH THE TABLES FOUND IN THE INTERNATIONAL RESIDENTIAL CODE.

10. ALL 2 PLY LAMINATED BEAMS SHALL BE NAILED WITH 3 ROWS OF 16d NAILS @ 12" D.C. FRDM SINGLE FACE. 3 PLY BEAMS SHALL BE NAILED WITH SAME SPACING, FROM BOTH FACES. REFER TO MULTIPLE MEMBER CONNECTORS TABLE ON THIS SHEET.

11. REFER TO THE DOOR/WINDOW HEADER SCHEDULE ON \$2.0 FOR HEADER SIZES NOT SHOWN ON PLAN. CEILING NOTES:

1. U.N.D. ALL CEILING JOIST TO BE 2X6'S #2 SOUTHERN PINE @ 24"

2. U.N.D. FRAMING UNDER HVAC TO BE #2 2X10 @ 16" D.C. W/ 3/4" PLYWOOD PAD AS REQUIRED.

3. USE BLOCKING WHERE REQUIRED BY THE 2015 IRC.

4. ALL CONNECTIONS TO BE PROPERLY HANGERED WHERE REQUIRED ACCORDING TO THE 2015 IRC.

5. ALL BEAMS SUPPORTING ROOF TO BE FLOATING BEAMS AS SITUATION PERMITS.

6. BRACE ALL ROOF SUPPORT BEAMS TO PREVENT ROTATION ACCORDING TO THE 2015 IRC.

7. ALL 2 PLY LAMINATED BEAMS SHALL BE NAILED WITH 3 RDWS OF 16d NAILS @ 12" D.C. FROM SINGLE FACE. 3 PLY BEAMS SHALL BE NAILED WITH SAME SPACING, FROM BOTH FACES. REFER TO THE MULTIPLE MEMBER CONNECTORS TABLE ON THIS SHEET.

8. WHERE THE CEILING JOISTS ARE PERPENDICULAR TO THE RAFTERS, PROVIDE LOOKOUTS, SAME SIZE AS THE CEILING JOISTS, TO ATTACH TO EACH RAFTER AT THE TOP OF THE WALL. FLOOR NOTES:

1. ALL LUMBER TO BE #2 SOUTHERN PINE, 19% M.C. U.N.O.

2. JOISTS SHALL BE SUPPORTED LATERALLY AT THE ENDS BY FULL-DEPTH SOLID BLOCKING NOT LESS THAN 2 INCHES NOMINAL IN THICKNESS; DR BY ATTACHMENT DF A FULL-DEPTH HEADER, BAND DR RIM JOIST, OR TO AN ADJOINING STUD OR SHALL BE OTHER WISE PROVIDED WITH LATERAL SUPPORT TO PREVENT ROTATION.

3. NAIL ALL CONNECTIONS IN ACCORDANCE WITH 2015 IRC.

4. ALL 2 PLY LAMINATED BEAMS SHALL BE NAILED WITH 3 ROWS OF 16d NAILS @ 12" D.C. FROM SINGLE FACE. 3 PLY BEAMS SHALL BE NAILED WITH SAME SPACING, FROM BOTH FACES. REFER TO THE MULTIPLE MEMBER CONNECTORS TABLE ON THIS SHEET.

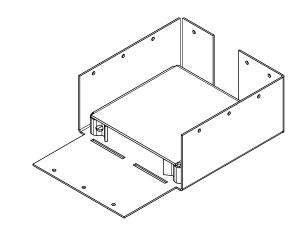
Compression

FIR DOWN

PER ARCH.

CEILING 12"

SIMPSON COLUMN CAP



SIMPSON POST BASE

1 row of SDW screws @ 8" O.C. (1) - For (3)2x studs, use SDW22400 (2) - For (4)2x studs, use SDW22600 (3) - For (5)2x studs, use SDW22634 (4) - For (6)2x studs, use SDW22634, both sides

> DETAIL A BUILT-UP COLUMNS

MEMBER	HANGER	REACTION (LBS.)
2x DIMENS	SIONAL LUMI	BER
(1) 2x	HU SERIES	500 MAX.
(2) 2x10	HUS210-2	2,010
(2) 2x12	HUS212-2	2,510
(3) 2x10	HU210-3	1,875
(3) 2x12	HU212-3	2,145
LSL, LVI	L & PSL: (2) PI	Y
3 1/2" x 9 1/4"	HUS410	2,010
3 1/2" x 11 7/8"	HUS412	2,510
3 1/2" x 14"	HU416	2,680
3 1/2" x 16"	HGUS410	8,780
3 1/2" x 18"	HGUS412	9,155

LSL, LVL & PSL: (3) PLY

5 1/4" x 11 7/8" HHUS5.50/10 5,190

5 1/4" x 14" | HHUS5.50/10 | 5,190

5 1/4" x 16" | HHUS5.50/10 | 5,190

11,180

5 1/4" x 9 1/4" HU610

5 1/4" x 18" | HGUS5.50/14 |

HANGER SCHEDULE

MULTIPLE MEMBER CONNECTORS

For top loaded beams and beams with side loads with less than those shown:			
Plies	Depth	Nailing	Maximum Uniform Load From One Side
(2)-1¾ plies	11 ⁷ / ₈ & less	2 rows 16d box/sinker nails 12" o.c.	400 plf
(-)	14" — 18"	3 rows 16d box/sinker nails 12" o.c.	600 plf
	11 ⁷ / ₈ " & less	2 rows 16d box/sinker nails 12" o.c.	470 plf
(3)-1 ³ " plies	14"	3 rows 16d box/sinker nails 12" o.c.	525 plf
(3)—1 ₄ piles	16" – 18"	2 rows ½" dia. bolts (or SDW22500 screws) @ 24" O.C., staggered	375 plf
	20" – 24"	3 rows ½" dia. bolts (or SDW22500 Screws) @ 24" O.C., staggered every 8"	565 plf
(4)-1 ³ , plies &	18" & less	2 rows ½" dia. bolts (or SDW22634 Screws) @ 24" O.C., staggered	335 plf
$(2)-3\frac{1}{2}$ plies	20" – 24"	3 rows ½" dia. bolts (or SDW22634 Screws) © 24" O.C., staggered every 8"	505 plf

DOOR / WINDOW

HEADER SCHEDULE		
BEAM SIZE MAX. CLEAR WIDTH OF OP		TH OF OPENING
	ONE STORY	TWO STORY
(2) 2x6	3'-0"	2'-6"
(2) 2x8	4'-0"	3'-6"
(2) 2x10	5'-6"	4'-6"
(2) 2x12	7'-0"	6'-0"

HEADER NOTES:

- 1. ALL HEADERS SHALL BE S.P #2 (OR) EQUAL.
- 2. NO POINT LOADS ARE ALLOWED ABOVE HEADER 3. THIS SCHEDULE IS ADDRESS SPECIFIC USE ONLY
- 4. MAX. LOADS CONSIDERED ROOF: 20 PSF LIVE LOAD & 10 PSF DEAD LOAD CEILING: 10 PSF LIVE LOAD & 5 PSF DEAD LOAD

5. TRIBUTARY WIDTH SHALL NOT EXCEED 20 FEET

NOTES:

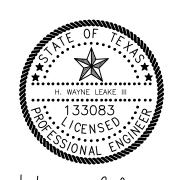
- I. ALL HIP, VALLEY, AND RIDGE MEMBERS SHALL BE 2X8 S.Y.P. NO. 2, UNLESS NOTED OTHERWISE
- 3. PURLINS SHALL MATCH THE SIZE OF THE RAFTERS SUPPORTED AND SHALL BE SUPPORTED @ 4'-0"
- 4. SEE "HEADER SCHEDULE" FOR HEADER SIZES AT OPENINGS

2. VERIFY ROOF PITCH ON SITE



UNIVERSAL STRUCTURAL ENGINEERS, LLC

4414 CENTERVIEW DR., SUITE 136 SAN ANTONIO, TX 78228 PH.: (210) 437 3175 TBPE FIRM REGISTRATION#: F-18467



Wayne Leake III HENRY WAYNE LEAKE III, P.E. 11/29/2021

	BASH RESIDENCE	TA FRENCH CUSTOM BUILDER	FRAMING DESIGNS
\ ? -			

ADDRESS: 10	023 COMANCHE RIDGE
LOT: 114 BL	OCK: N.C.B.:
SUBDIVISION:	WAGGENER RANCH
CITY:	NEW BRAUNFELS, TX
COUNTY:	COMAL

JOB#: = USE	E21-301_
DRAWN BY:	AC
CHECKED BY:	RC/WL
DATE:	10-14-21

REVISION 1:	REVISED GREAT ROOM CEILING
BY:	WL
DATE:	11-29-21

REVISION 2:	
BY:	
DATE:	

S2.0

LEGEND

CEILING JOIST

WOOD BEAM

NOTE:

2x12x8x2

2x12x10x2 Floating

ALL CEILING JOISTS ARE S.P. #2, 2X6 @ 16" O.C, U.N.O.

<u>DESIGN LOADS</u>

1. <u>DEAD LOADS:</u> 10 PSF FLOORS ROOF 10 PSF, METAL CEILING 5 PSF, 10 PSF GARAGE 2. <u>LIVE LOADS</u>:

FLOORS 40 PSF ROOF 20 PSF CEILING 10 PSF, 20 PSF GARAGE GENERAL NOTES:

1. SCALES NOTED ON THE DRAWINGS ARE FOR GENERAL REFERENCE ONLY, NO DIMENSIONAL INFORMATION SHALL BE OBTAINED BY DIRECT SCALING OF THE DRAWING.

2. WALLS SHALL BE CONTINUOUSLY SHEATHED WITH 15/32" OSB PANELS, FROM BOTTOM OF SILL PLATE TO TOP OF TOP PLATE.

3. SILL PLATES OF EXTERIOR WALLS TO BE ANCHORED AT 36" SPACING.

4. EXTERIOR STUDS TO BE 2"X NOMINAL OF S.P.F. STUD GRADE,

SPACED 16" TYPICAL. FOR WALLS HAVING A PLATE HEIGHT OF 12' OR GREATER, THE GRADE OF THE STUD MATERIAL MUST BE #2 OR BETTER, AND MUST BE SHEATHED WITH 15/32" THICK DSB DR PLYWOOD PANELS.

5. ROOF SHALL BE SHEATHED WITH 19/32" OSB PANELS, WITH EDGE

6. RAFTERS SHALL BE CONNECTED TO TOP PLATE AND RIDGE BEAM WITH SIMPSON CONNECTORS.

7. WALL SHEATHING SHALL BE NAILED WITH 80 COMMON NAILS AT FOLLOWING SPACING:

a. 4" ALONG TOP AND SILL PLATES

b. 4″ AL⊡NG STUD EDGES

c. 12" INTERIOR STUDS

7. INSTALL BLOCKING SAME SIZE AS THE STUDS AT ALL HORIZONTAL SHEATHING PANELS FOR SHEATHING ATTACHMENT.

8. LVL BEAMS SHALL BEAR UPON CONTINUOUS WOOD POSTS THAT MEASURE 3.5" × 3.5" UP TO 9.5" BEAMS AND 3.5"×5.5" FOR LARGER

9. HIP, VALLEY AND RIDGE RAFTERS SHALL BE 2" NOMINALLY DEEPER THAN THE RAFTERS THAT FRAME INTO THEM UNLESS NOTED OTHERWISE

9. SPANS OF CEILING JOISTS AND ROOF RAFTERS SHALL COMPLY WITH THE TABLES FOUND IN THE INTERNATIONAL RESIDENTIAL CODE.

10. ALL 2 PLY LAMINATED BEAMS SHALL BE NAILED WITH 3 ROWS OF 16d NAILS @ 12" D.C. FROM SINGLE FACE. 3 PLY BEAMS SHALL BE NAILED WITH SAME SPACING, FROM BOTH FACES. REFER TO MULTIPLE MEMBER CONNECTORS TABLE ON THIS SHEET.

11. REFER TO THE DOOR/WINDOW HEADER SCHEDULE ON \$2.0 FOR HEADER SIZES NOT SHOWN ON PLAN.

CEILING NOTES:

1. U.N.D. ALL CEILING JOIST TO BE 2X6'S #2 SOUTHERN PINE @ 24"

2. U.N.D. FRAMING UNDER HVAC TO BE #2 2X10 @ 16" D.C. W/ 3/4" PLYWOOD PAD AS REQUIRED.

3. USE BLOCKING WHERE REQUIRED BY THE 2015 IRC.

4. ALL CONNECTIONS TO BE PROPERLY HANGERED WHERE REQUIRED ACCORDING TO THE 2015 IRC.

5. ALL BEAMS SUPPORTING ROOF TO BE FLOATING BEAMS AS SITUATION PERMITS.

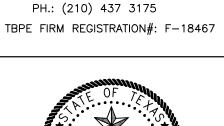
6. BRACE ALL ROOF SUPPORT BEAMS TO PREVENT ROTATION ACCORDING TO THE 2015 IRC.

7. ALL 2 PLY LAMINATED BEAMS SHALL BE NAILED WITH 3 RDWS DF 16d NAILS @ 12" D.C. FROM SINGLE FACE. 3 PLY BEAMS SHALL BE NAILED WITH SAME SPACING, FROM BOTH FACES. REFER TO THE MULTIPLE MEMBER CONNECTORS TABLE ON THIS SHEET.

8. WHERE THE CEILING JOISTS ARE PERPENDICULAR TO THE RAFTERS, PROVIDE LOOKOUTS, SAME SIZE AS THE CEILING JOISTS, TO ATTACH TO EACH RAFTER AT THE TOP OF THE WALL.



STRUCTURAL ENGINEERS, LLC 4414 CENTERVIEW DR., SUITE 136 SAN ANTONIO, TX 78228





HENRY WAYNE LEAKE III, P.E. 11/29/2021

H RESIDENCE	H CUSTOM BUILDER	AING DESIGNS
BASH	TA FRENCH	FRAMING

ADDRESS: 10	023 COMANCHE RIDGI
LOT: 114 BL	OCK: N.C.B.:
SUBDIVISION:	WAGGENER RANCH
CITY:	NEW BRAUNFELS, T
COLINITY	COMAL

<u>JOB#:</u> = US	E21-301_
DRAWN BY:	AC
CHECKED BY:	RC/WL
	10 11 01

REVISION 1:	REVISED GREAT ROOM CEILING
BY:	WL
DATE:	11-29-21

REVISION 2:	
BY:	
DATE:	

S2.1

2x12x14	5 5 6 7 7 8 8 8 8 8 8 8 8 8 8 8 8 8
### GUEST BDRM #4 1 0' CLG. 2x12x14x2 BA #4 1 0' CLG. 2x2x14x2	2x12x10x2
WI.C. 2x6x12 q=14 TEXAS BASEMENT 14'x12" Lvl x2 2x6x12 q=7 cut	EXERCISE / BDRM #4 2x12x8x2 7 COV'D BALCONY Truss By Others

2nd FLOOR CEILING FRAMING PLAN

SCALE: 3/16"=1'-0"

2x DIMENSIONAL LUMBER		
(1) 2x	HU SERIES	500 MAX.
(2) 2x10	HUS210-2	2,010
(2) 2x12	HUS212-2	2,510
(3) 2x10	HU210-3	1,875
(7) 2,12	UU010 7	2.145

HANGER SCHEDULE

REACTION (LBS.)

(2) 2×12	HUS212-2	2,510
(3) 2x10	HU210-3	1,875
(3) 2x12	HU212-3	2,145
LSL, LVI	L & PSL: (2) PL	Y
3 1/2" x 9 1/4"	HUS410	2,010
3 1/2" x 11 7/8"	HUS412	2,510
3 1/2" x 14"	HU416	2,680
3 1/2" x 16"	HGUS410	8,780
3 1/2" x 18"	HGUS412	9,155
LSL, LVI	L & PSL: (3) PL	Y
5 1/4" x 9 1/4"	HU610	1,875
5 1/4" x 11 7/8"	HHUS5.50/10	5,190
5 1/4" x 14"	HHUS5.50/10	5,190
5 1/4" x 16"	HHUS5.50/10	5,190

5 1/4" x 18" | HGUS5.50/14 | 11,180

MULTIPLE MEMBER CONNECTORS

For top loaded beams and beams with side loads with less than those shown:			
Plies	Depth	Nailing	Maximum Uniform Load From One Side
(2)-1¾ plies	11 <mark>7</mark> " & less	2 rows 16d box/sinker nails 12" o.c.	400 plf
(2) 14 piles	14" - 18"	3 rows 16d box/sinker nails 12" o.c.	600 plf
(3)-1¾ plies —	11 ⁷ / ₈ " & less	2 rows 16d box/sinker nails 12" o.c.	470 plf
	14"	3 rows 16d box/sinker nails 12" o.c.	525 plf
	16" – 18"	2 rows ½" dia. bolts (or SDW22500 screws) © 24" O.C., staggered	375 plf
	20" - 24"	3 rows ½" dia. bolts (or SDW22500 Screws) @ 24" O.C., staggered every 8"	565 plf
(4)-1 ³ " plies &	18" & less	2 rows ½" dia. bolts (or SDW22634 Screws) © 24" O.C., staggered	335 plf
(2)- 3 <mark>1</mark> " plies	20" - 24"	3 rows ½" dia. bolts (or SDW22634 Screws) @ 24" O.C., staggered every 8"	505 plf

DOOR / WINDOW **HEADER SCHEDULE**

HERBER SCHEDUEL			
BEAM SIZE	MAX. CLEAR WIDTH OF OPENING		
	ONE STORY	TWO STORY	
(2) 2×6	3'-0"	2'-6"	
(2) 2x8	4'-0"	3'-6"	
(2) 2x10	5'-6"	4'-6"	
(2) 2x12	7'-0"	6'-0"	

HEADER NOTES:

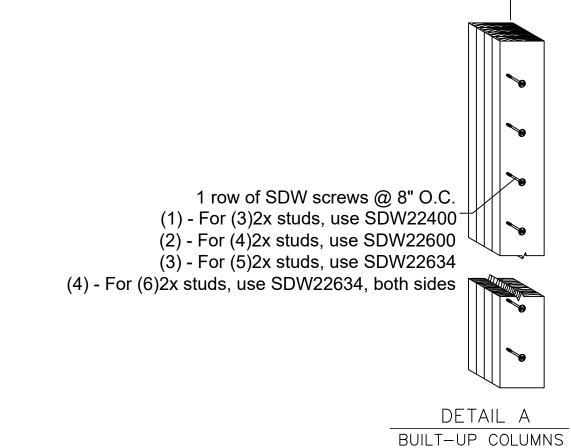
1. ALL HEADERS SHALL BE S.P #2 (OR) EQUAL. 2. NO POINT LOADS ARE ALLOWED ABOVE HEADER 3. THIS SCHEDULE IS ADDRESS SPECIFIC USE ONLY 4. MAX. LOADS CONSIDERED ROOF: 20 PSF LIVE LOAD & 10 PSF DEAD LOAD

CEILING: 10 PSF LIVE LOAD & 5 PSF DEAD LOAD

5. TRIBUTARY WIDTH SHALL NOT EXCEED 20 FEET

NOTES:

- 1. ALL HIP, VALLEY, AND RIDGE MEMBERS SHALL BE 2X8 S.Y.P. NO. 2, UNLESS NOTED OTHERWISE
- 2. VERIFY ROOF PITCH ON SITE 3. PURLINS SHALL MATCH THE SIZE OF THE RAFTERS SUPPORTED AND SHALL BE SUPPORTED @ 4'-0"
- 4. SEE "HEADER SCHEDULE" FOR HEADER SIZES AT OPENINGS



LEGEND NOTE: ALL RAFTERS ARE 2X6 S.P #2 @ 24" O.C, U.N.O. ROOF RAFTER WOOD BEAM -----

PURLIN

HANGER SCHEDULE

2x DIMENSIONAL LUMBER

LSL, LVL & PSL: (2) PLY

3 1/2" x 16" | HGUS410 | 8,780

3 1/2" x 18" HGUS412 9,155

LSL, LVL & PSL: (3) PLY

5 1/4" x 9 1/4" HU610 1,875

5 1/4" x 11 7/8" HHUS5.50/10 5,190

5 1/4" x 14" HHUS5.50/10 5,190

5 1/4" x 16" HHUS5.50/10 5,190

5 1/4" x 18" | HGUS5.50/14 | 11,180

3 1/2" x 9 1/4" HUS410 3 1/2" x 11 7/8" HUS412 3 1/2" x 14" HU416

(1) 2x

(2) 2x12

(3) 2x10 (3) 2x12 REACTION (LBS.)

HU SERIES 500 MAX. HUS210-2 2,010

HUS212-2 2,510

HU212-3 2,145

HU210-3

<u>DESIGN LOADS</u> 1. <u>DEAD LOADS:</u> SCALING OF THE DRAWING. FLOORS 10 PSF ROOF 10 PSF, METAL CEILING 5 PSF, 10 PSF GARAGE 2. <u>LIVE LOADS</u>: **FLOORS** 40 PSF SPACING. ROOF

CEILING

20 PSF 10 PSF, 20 PSF GARAGE

1. SCALES NOTED ON THE DRAWINGS ARE FOR GENERAL REFERENCE ONLY, NO DIMENSIONAL INFORMATION SHALL BE OBTAINED BY DIRECT 2. WALLS SHALL BE CONTINUOUSLY SHEATHED WITH 15/32" OSB PANELS, FROM BOTTOM OF SILL PLATE TO TOP OF TOP PLATE. 3. SILL PLATES OF EXTERIOR WALLS TO BE ANCHORED AT 36" 4. EXTERIOR STUDS TO BE 2"X NOMINAL OF S.P.F. STUD GRADE, SPACED 16" TYPICAL. FOR WALLS HAVING A PLATE HEIGHT OF 12' OR

GREATER, THE GRADE OF THE STUD MATERIAL MUST BE #2 OR BETTER,

AND MUST BE SHEATHED WITH 15/32" THICK DSB DR PLYWOOD PANELS. 5. ROOF SHALL BE SHEATHED WITH 19/32" OSB PANELS, WITH EDGE

6. RAFTERS SHALL BE CONNECTED TO TOP PLATE AND RIDGE BEAM WITH SIMPSON CONNECTORS.

7. WALL SHEATHING SHALL BE NAILED WITH 8d COMMON NAILS AT FOLLOWING SPACING:

a. 4" ALONG TOP AND SILL PLATES

b. 4" ALONG STUD EDGES c. 12" INTERIOR STUDS

GENERAL NOTES:

7. INSTALL BLOCKING SAME SIZE AS THE STUDS AT ALL HORIZONTAL SHEATHING PANELS FOR SHEATHING ATTACHMENT.

8. LVL BEAMS SHALL BEAR UPON CONTINUOUS WOOD POSTS THAT MEASURE 3.5" \times 3.5" UP TO 9.5" BEAMS AND 3.5" \times 5.5" FOR LARGER

9. HIP, VALLEY AND RIDGE RAFTERS SHALL BE 2" NOMINALLY DEEPER THAN THE RAFTERS THAT FRAME INTO THEM UNLESS NOTED OTHERWISE

9. SPANS OF CEILING JOISTS AND ROOF RAFTERS SHALL COMPLY WITH THE TABLES FOUND IN THE INTERNATIONAL RESIDENTIAL CODE.

10. ALL 2 PLY LAMINATED BEAMS SHALL BE NAILED WITH 3 ROWS OF 16d NAILS @ 12" D.C. FROM SINGLE FACE. 3 PLY BEAMS SHALL BE NAILED WITH SAME SPACING, FROM BOTH FACES. REFER TO MULTIPLE MEMBER CONNECTORS TABLE ON THIS SHEET.

11. REFER TO THE DOOR/WINDOW HEADER SCHEDULE ON S2.0 FOR HEADER SIZES NOT SHOWN ON PLAN. ROOF NOTES:

1. ALL LUMBER TO BE #2 SOUTHERN PINE, 19% M.C. U.N.O.

2. ALL HIPS, RIDGES AND VALLEYS TO BE ONE MILL SIZE LARGER THAN THE RAFTERS THEY ARE SUPPORTING U.N.O.

3. TRANSFER ALL LOAD BEARING POINTS TO FOUNDATION UNLESS NOTED OTHERWISE.

4. BRACE (OR) PURLIN ALL RAFTERS TO LOAD BEARING WALLS OR BEAMS, IF SPAN IS GREATER THAN MAX., ACCORDING TO THE 2015 INTERNATIONAL RESIDENTIAL CODE (IRC).

5. ALL RAFTERS SPLICES SHALL BE BRACED.

6. PURLINS ARE TO BE THE SAME DEPTH AS THE RAFTERS THEY ARE SUPPORTING, U.N.O.

7. NAIL ALL CONNECTIONS IN ACCORDANCE WITH 2015 IRC.

8. U.N.D. ALL RAFTERS ARE TO BE 2X6'S #2 SP AT 24" D.C. W/ 2X8 HIP, RIDGE AND VALLEY RAFTERS.

9. ALL EXTERIOR OPENINGS TO BE LOAD BEARING.

10. PROVIDE COLLAR TIES AT EVERY OTHER RAFTER SPACING ON ALL

ROOF BRACING SCHEDULE

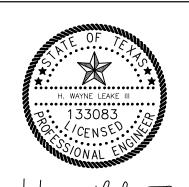
7-10 FT.

REQUIREMENTS

11-14 FT. 2x8/2x6 "T" BRACING 2x8 2x6

STRUCTURAL ENGINEERS, LLC

4414 CENTERVIEW DR., SUITE 136 SAN ANTONIO, TX 78228 PH.: (210) 437 3175 TBPE FIRM REGISTRATION#: F-18467



HENRY WAYNE LEAKE III, P.E. 11/29/2021 DATE

<u>LOT: 114</u> BL	OCK: N.C.B.:
SUBDIVISION:	WAGGENER RANCH
<u>CITY:</u>	NEW BRAUNFELS, 7
COUNTY:	COMAL

ADDRESS: 1023 COMANCHE RIDGE

 $\underline{\mathsf{JOB\#:}} = \underline{\mathsf{USE21-301}}$ DRAWN BY: AC CHECKED BY: RC/WL <u>DATE:</u> 10-14-21

REVISION 1:	REVISED GREAT ROOM CEILING
BY:	WL
DATF:	11-29-21

REVISION 2:	
BY:	
DATE:	

S2.2

	(2) 2x8 Ridge
2x6 Rafters @ 16" o.c.	

ROOF FRAMING PLAN

SCALE: 3/16"=1'-0"

MULTIPLE MEMBER CONNECTORS

For top loaded beams and beams with side loads with less than those shown:			
Plies	Depth	Nailing	Maximum Uniform Load From One Side
(2)-1 ³ / ₄ " plies	11 ⁷ / ₈ & less	2 rows 16d box/sinker nails 12" o.c.	400 plf
(2) 14 pilos	14" — 18"	3 rows 16d box/sinker nails 12" o.c.	600 plf
(3)-1 ³ / ₄ " plies	11 <mark>7</mark> " & less	2 rows 16d box/sinker nails 12" o.c.	470 plf
	14"	3 rows 16d box/sinker nails 12" o.c.	525 plf
	16" – 18"	2 rows ½" dia. bolts (or SDW22500 screws) @ 24" O.C., staggered	375 plf
	20" - 24"	3 rows ½" dia. bolts (or SDW22500 Screws) @ 24" O.C., staggered every 8"	565 plf
(4)-1¾" plies & (2)- 3½" plies	18" & less	2 rows ½" dia. bolts (or SDW22634 Screws) @ 24" O.C., staggered	335 plf
	20" - 24"	3 rows ½" dia. bolts (or SDW22634 Screws) © 24" O.C., staggered every 8"	505 plf

- . ALL HIP, VALLEY, AND RIDGE MEMBERS SHALL BE
- 2X8 S.Y.P. NO. 2, UNLESS NOTED OTHERWISE
- 2. VERIFY ROOF PITCH ON SITE 3. PURLINS SHALL MATCH THE SIZE OF THE RAFTERS SUPPORTED AND SHALL BE SUPPORTED @ 4'-0"
- O.C. MAX. 4. SEE "HEADER SCHEDULE" FOR HEADER SIZES AT OPENINGS