

PLANS AND CONSTRUCTION
TO BE IN ACCORDANCE WITH
2018 IRC AS ADOPTED BY THE
CITY OF LEE'S SUMMIT, MO



ROOF PITCH: 7:12 SIDE TO SIDE; 6:12 FRONT TO BACK
12' SOFFIT
8' FASCIA
6' RAKES
HOUSE SQ. FT. 1729 SQ. FT.
MAIN FLOOR 882 SQ. FT.
GARAGE 186 SQ. FT.
COVERED PATIO 930 SQ. FT.
DECK 7 SQ. FT.
FINISHED LOWER LEVEL 1729 SQ. FT.
UNFINISHED LOWER LEVEL 1729 SQ. FT.



RELEASE FOR
CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI

07/01/2021

4805 NE JAMESTOWN DR.
LEE'S SUMMIT, MO

BUILDING CONTRACTOR/HOME OWNER
TO REVIEW AND VERIFY ALL DIMENSIONS,
SPECS, AND CONNECTIONS BEFORE
CONSTRUCTION BEGINS.
ELECTRICAL SYSTEM CODE: SEC E3401
MECHANICAL SYSTEM CODE: SEC M1201
PLUMBING SYSTEM CODE: SEC P2501

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PLAN
11-19-19
MONTECELLO 117

MERRIFIELD
MONTECELLO 117
ELEVATIONS
SCALE: 1/4" = 1'-0"

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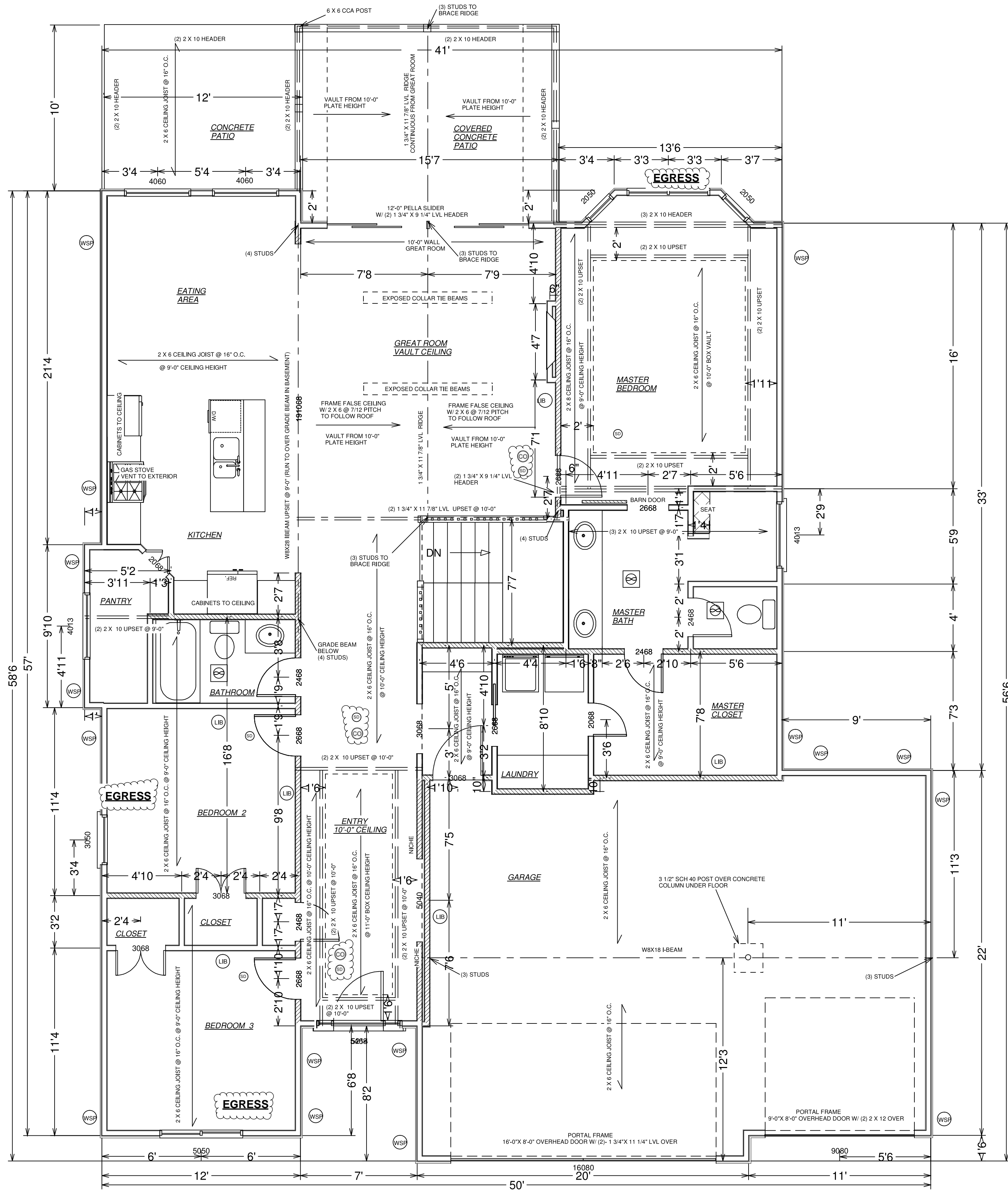
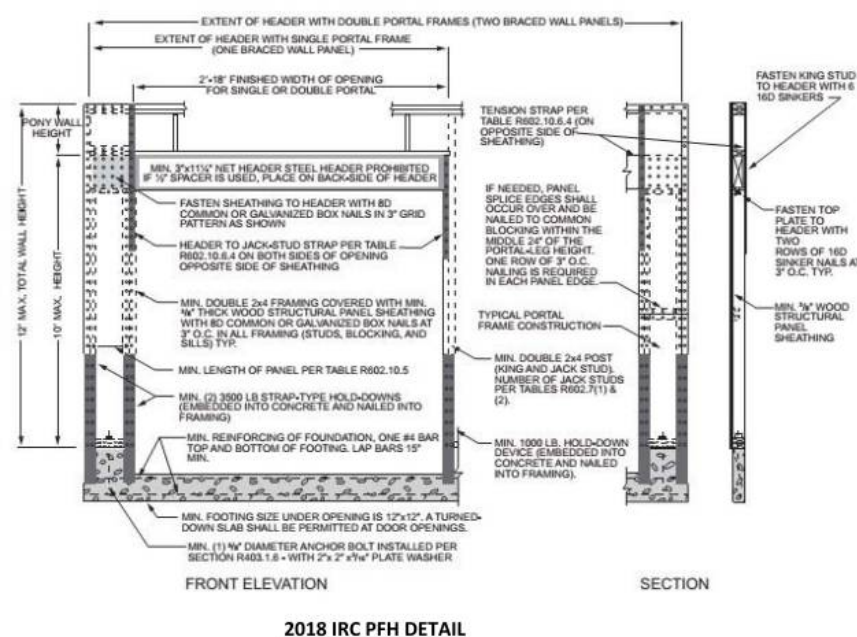
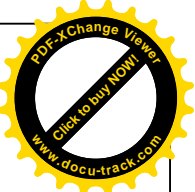
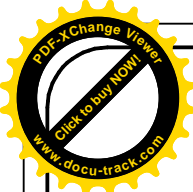
**90% Efficient Furnace so
Combustion Air Calculations
are not applicable.**

22. COMPLIANCE WITH THE REQUIREMENT AND SHOW CONNECTION AS NEEDED FOR ROOF BEAM, TRUS, RAFTER, AND GIRDER CONNECTION FOR UPLIFT PER IRC 802.11



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- 2 X 10 FLOOR JOIST AS PER LAYOUT
- FLOOR LOAD 40 PSF LL - 10 PSF DL
- ALL BEARING POINTS TO HAVE SOLID BLOCKING TO BEARING BELOW.
- INTERIOR AND EXTERIOR WALLS TO BE 2X4 STUD SPRACE @ 16" O.C.
- WALLS OVER 10'-0" TO HAVE SOLID BLOCKING @ MIDSPAN OR 9'-0" MAX.
- EXTERIOR WALL INSULATION TO BE R-13.
- MULTI-HEADERS AND JOIST TO BE GLUED AND NAILED @ 12" O.C. STAGGERED.
- FLOOR TO BE NAILED AND GLUED PER APA SPEC.
- 9'-0" WALLS UNLESS NOTED.
- WINDOW HEADER HEIGHT @ 8" ABOVE SUBFLOOR.
- ALL INTERIOR DOORS AND OPENINGS 6'-0".

ELECTRICAL:

200 AMP ELECTRICAL SERVICE
COPPER WIRING USED THROUGHOUT

BRANCH CIRCUIT FOR HEATING: CENTRAL HEATING EQUIPMENT OTHER THAN
FIXED ELECTRICAL SPACE HEATERS BE SUPPLIED BY AN INDIVIDUAL BRANCH
CIRCUIT.

KITCHEN AND DINING RECEPTACLES: A MINIMUM OF TWO 20- AMPERE- RATED
BRANCH CIRCUITS SHALL BE PROVIDED TO SERVE RECEPTACLES LOCATED IN
KITCHEN, PANTRY, BREAKFAST AREA AND DINING AREA. THE KITCHEN
COUNTERTOP RECEPTACLES SHALL BE SERVED BY A MINIMUM OF TWO 20-
AMPERE- RATED BRANCH CIRCUITS, EITHER OR BOTH OF WHICH SHALL ALSO
BE PERMITTED TO SUPPLY OTHER RECEPTACLE OUTLETS IN THE KITCHEN,
PANTRY, BREAKFAST AREA AND DINING AREA.

LAUNDRY CIRCUIT: A MINIMUM OF ONE 20- AMPERE- RATED BRANCH CIRCUIT
SHALL BE PROVIDED FOR RECEPTACLE LOCATED IN THE LAUNDRY AREA AND
SHALL SERVE ONLY RECEPTACLE OUTLETS LOCATED IN THE LAUNDRY AREA.

BATHROOM BRANCH CIRCUITS: A MINIMUM OF ONE 20- AMPERE BRANCH
CIRCUIT SHALL BE PROVIDED TO SUPPLY THE BATHROOM RECEPTACLE
OUTLETS. SUCH CIRCUITS SHALL HAVE NO OTHER OUTLETS. EXCEPTION
WHERE THE 20- AMPERE CIRCUIT SUPPLIES A SINGLE BATHROOM OUTLET
FOR OTHER EQUIPMENT WITHIN THE SAME BATHROOM SHALL BE PERMITTED
TO BE SUPPLIED IN ACCORDANCE WITH SECTION E3602.

NUMBER OF BRANCH CIRCUITS: THE MINIMUM NUMBER OF BRANCH CIRCUITS
SHALL BE DETERMINED FROM THE TOTAL COMPUTED LOAD AND THE SIZE OR
RATING OF THE CIRCUITS USED. THE NUMBER OF CIRCUITS SHALL BE
SUFFICIENT TO SUPPLY THE LOAD SERVED. IN NO CASE SHALL THE LOAD ON
ANY CIRCUIT EXCEED THE MAXIMUM SPECIFIED BY SECTION E3602.

BRANCH CIRCUIT LOAD PROPORTIONING: WHERE THE BRANCH CIRCUIT LOAD
IS COMPUTED ON A VOLT- AMPERES- PER- SQUARE- FOOT BASIS, THE WIRING
SYSTEM SHALL HAVE THE CAPACITY TO SERVE NOT LESS THAN THE
CALCULATED LOAD. THIS LOAD SHALL BE EVENLY PROPORTIONED AMONG
MULTIOUTLETS BRANCH CIRCUITS.

CIRCUIT CONDUCTORS: ALL CONDUCTORS OF A CIRCUIT, INCLUDING
EQUIPMENT GROUNDING CONDUCTORS, SHALL BE CONTAINED IN THE SAME
RACEWAY, TRENCH, CABLE OR CORD.

BATHROOM EXHAUST FAN:



SMOKE DETECTORS SHOWN ON PLAN AND AS REQUIRED BY CODE:

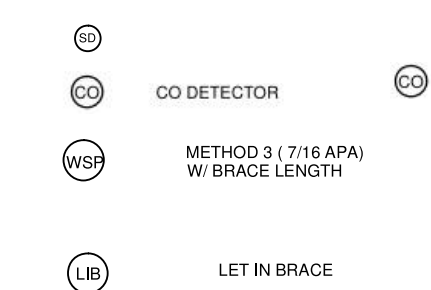


TABLE N1102.1(1) ALTERNATE INSULATION VALUES		
CEILING R-VALUE	R-49	EXTERIOR WALL R-13
CATHEDRAL CEILING R-VALUE	R-30	CRAWL SPACE WALL R-19
FLOOR OVER UNHEATED SPACE	R-19	GLAZING < 0.40
FLOOR OVER OUTSIDE AIR	R-30	NA
DUCTS OUTSIDE OF THE CONDITIONED SPACE	SUPPLY AND RETURN IN FLOOR AND CEILING ASSEMBLY	
BASEMENT WALL	R-13 INSULATION CONCRETE WALLS ADJACENT TO FINISHED SPACE	R-6
ON GRADE TRENCH FOOTING	R-10, R-15 FOR HEATED SLAB	

ALL CEILING AND FLOOR JOIST #2 HEM-FIR OR BETTER

THE BUILDING THERMAL ENVELOPE WILL BE SEALED
RECESSED CAN LIGHTING SHALL BE SEALED TO PREVENT LEAKAGE
BETWEEN CONDITIONED AND UNCONDITIONED SPACES
HVAC DUCTS TO BE SEALED



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MERRIFIELD
MONTICELLO 117

PLAN

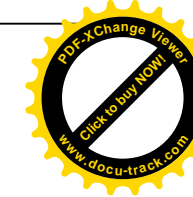
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MONTICELLO 117

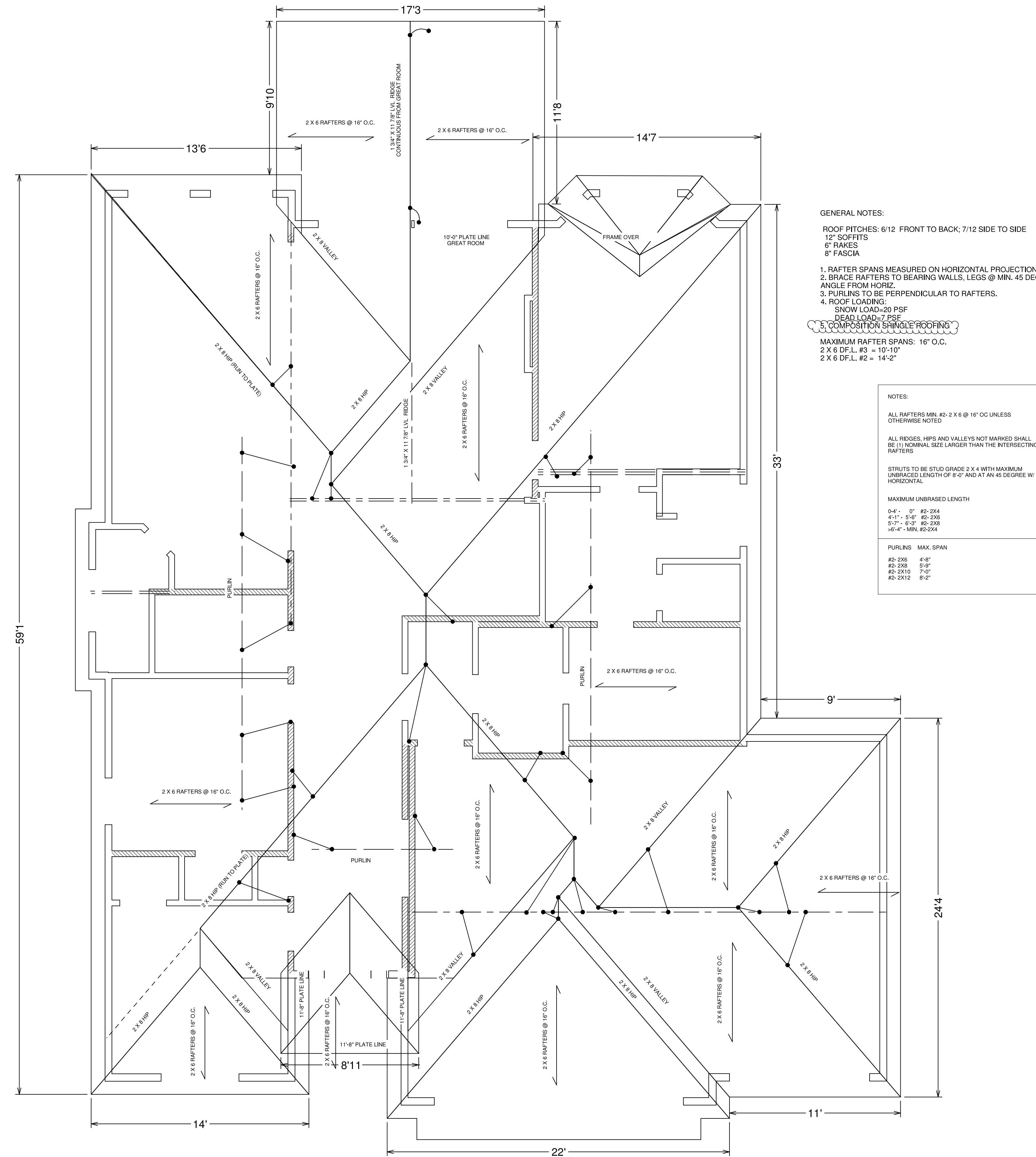
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Where ceiling joists are not connected to the rafters at the top wall plate, joists connected higher in the attic shall be installed as rafter ties, or rafter ties shall be installed to provide continuous tie. **Where ceiling joists are not parallel to rafters, rafter ties shall be installed.** Rafter ties shall be a minimum of 2 inches by 4 inches installed in accordance with the connection requirements in Table R802.5.1(9), or connections of equivalent capacities shall be provided. Where ceiling joists or rafter ties are not provided, the ridge formed by these rafters shall be supported by a wall or girder designed in accordance with accepted engineering practice. Collar ties or ridge straps to resist wind uplift shall be connected in the upper third of the attic space in accordance with Table R602.3(1). Collar ties shall be a minimum of 1 inch by 4 inches (nominal) spaced not more than 4 feet on center.



GENERAL NOTES:

ROOF PITCHES: 8/12 FRONT TO BACK; 7/12 SIDE TO SIDE

12" SOFFITS

6" RAKES

8" FASCIA

1. RAFTER SPANS MEASURED ON HORIZONTAL PROJECTION.

2. GABLE RAFTERS TO BEARING WALLS, LEGS @ MIN. 45 DEGREE

3. FLASHING FROM HORIZ.

4. PURLINS TO BE PERPENDICULAR TO RAFTERS.

4. ROOF LOADING:

SNOW LOAD=20 PSF

DEAD LOAD=2 PSF

5. COMPOSITION SHINGLE ROOFING

6. MAXIMUM RAFTER SPACING: 16" O.C.

2 X 6 D.F.L. #3 = 10'-10"

2 X 6 D.F.L. #2 = 14'-2"

NOTES:

ALL RAFTERS MIN. #2-2 X 6 @ 16" OC UNLESS OTHERWISE NOTED.

ALL RIDGES, HIPs AND VALLEYS NOT MARKED SHALL BE 1" HIGHER, SIZE LARGER THAN THE INTERSECTING RAFTERS.

STRUTS TO BE STUD GRADE 2 X 4 WITH MAXIMUM UNBRACED LENGTH OF 8'-0" AND AT AN 45 DEGREE W/ HORIZONTAL.

MAXIMUM UNBRACED LENGTH

0'-4" - 0"	#2-2X4
4'-4" - 4"	#2-2X6
5'-7" - 6'-3"	#2-2X8
-6'-4" - MIN.	#2-2X4

PURLINS	MAX. SPAN
#2- 2X6	4'-8"
#2- 2X8	5'-9"
#2- 2X10	7'-0"
#2- 2X12	8'-2"



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ROOF

SCALE: 1/4" = 1' 0"

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