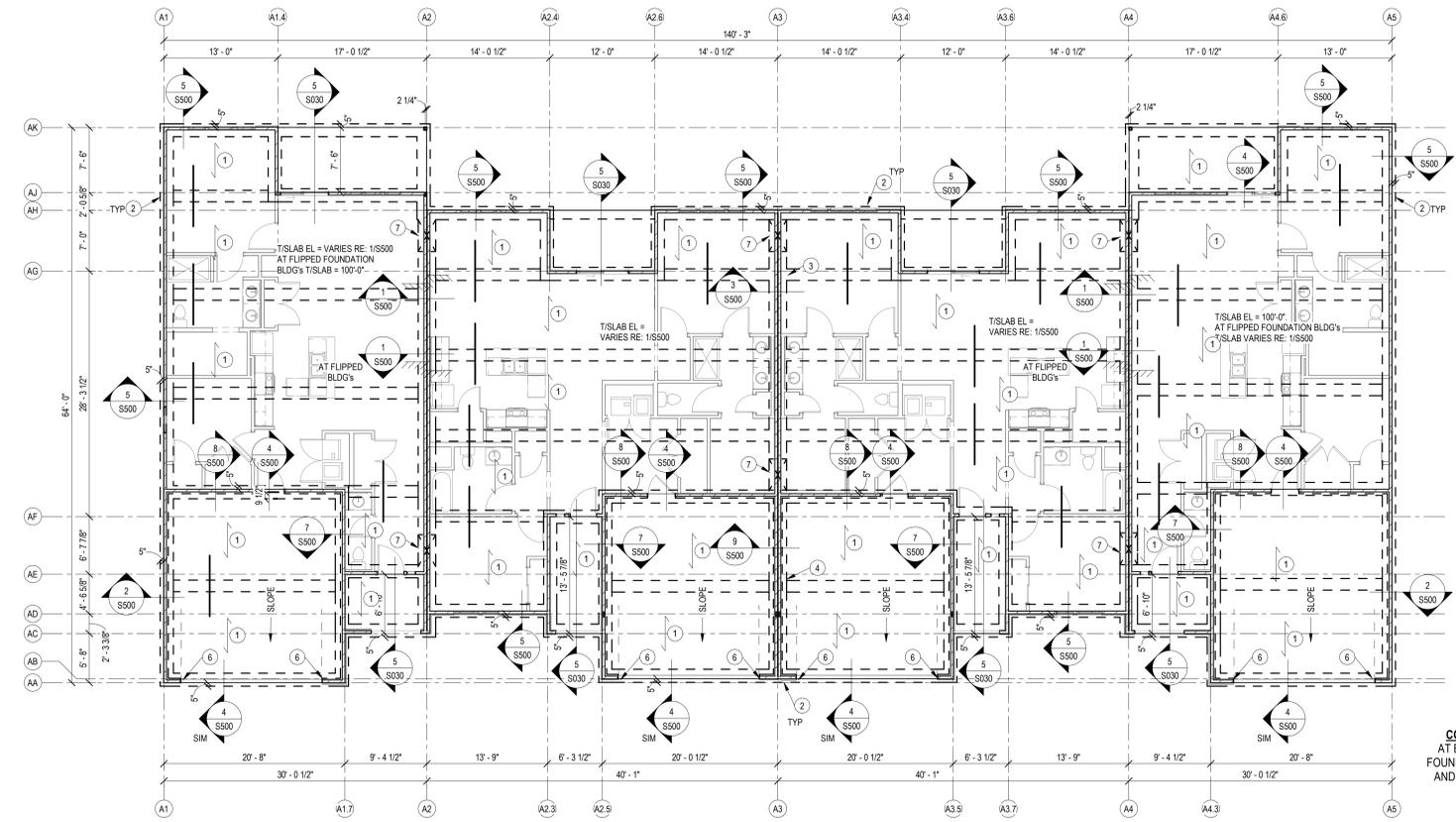
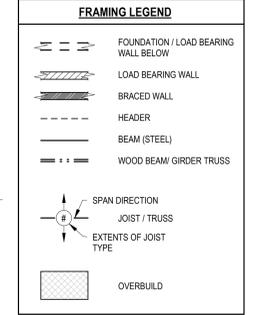


2 FIRST FLOOR WALL PLAN - BUILDING A
1/8" = 1'-0"



1 FOUNDATION PLAN - BUILDING A
1/8" = 1'-0"

- WALL FRAMING PLAN NOTES:**
- 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC
 - EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
 - (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
 - 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABA42 POST BASE INSTALLED W/ 5/8" SIMPSON TITEN HD
 - 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABA62 POST BASE INSTALLED W/ 5/8" SIMPSON TITEN HD
 - SIMPSON ECCL POST CAP
 - SIMPSON ECCQ POST CAP



- FOUNDATION PLAN NOTES:**
- 6" CONCRETE STRUCTURAL SLAB. REINF. W/ #5 BOT BARS @ 12" OC EA WAY.
 - 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 24" WIDE x 12" DEEP THICKENED SLAB. REINF. W/ (3) #4 CONT AND #3 TRANS @ 24" OC
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 - 16" WIDE x 12" DEEP FOOTING. REINF. W/ (2) #4 CONT BOT BARS.
 - RECESS/STOP CONC CURB @ DOOR OPENINGS
 - STEP FOOTING. RE: TYPICAL DETAILS
 - 36" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 16" WIDE x 12" DEEP THICKENED SLAB. REINF. W/ (2) #4 CONT AND #3 TRANS @ 24" OC
 - 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
 - POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.
 - #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING

CONTRACTOR NOTE FOR FLIPPED FOUNDATION BLDG'S:
AT BLDG'S 1, 5, 6, 8, 9, 11, 14, 16, 17, 18, 26, 27, 28, AND 29 THE FOUNDATION STEPS IN THE OPPOSITE DIRECTION. COORDINATE AND REFERENCE CIVIL DRAWINGS FOR BUILDING AND TISLAB ELEVATIONS PRIOR TO WORK COMMENCING.

- SHEET NOTES:**
- REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES AND SHOW FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.
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 - REFER TO SHEET S062 FOR BRACED WALL REQUIREMENTS.
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 - PROVIDE 2x BLOCKING @ MIDTHIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER GYP OR OSB.
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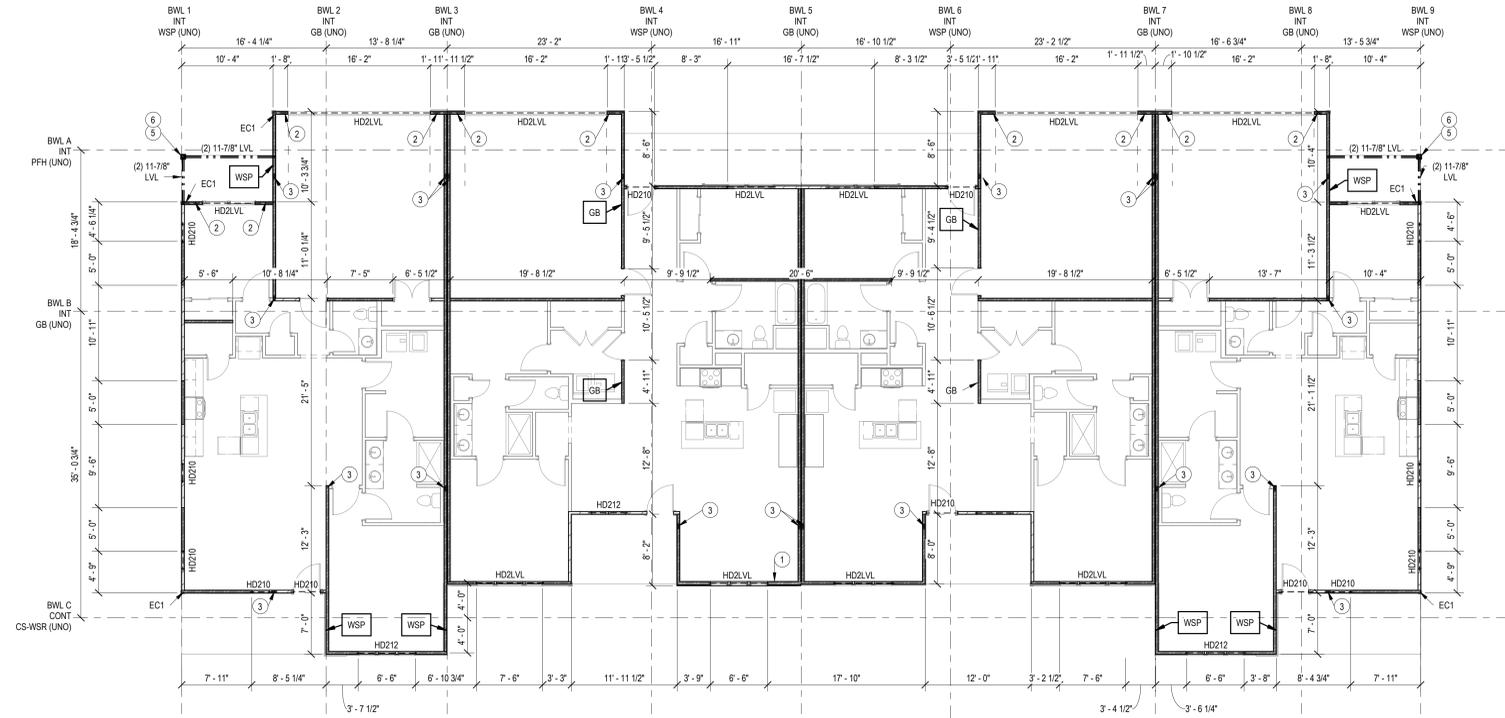
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REVISION DATES:
1 REV#1 8/16/2024
2 REV#3 2/27/2025

STATE OF MISSOURI
JOHN E. FUNK
NUMBER E-2000172299
REGISTERED PROFESSIONAL ENGINEER
02/27/25
PROFESSIONAL SEAL

S101A
ISSUE DATE: 24 AUGUST 2023
STAND SEI#: 23090

FOUNDATION & WALL PLANS - BUILDING A

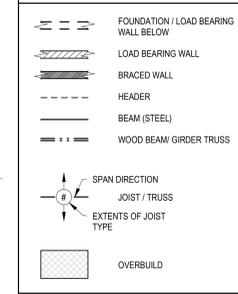


2 FIRST FLOOR WALL PLAN - BUILDING B1
1/8" = 1'-0"

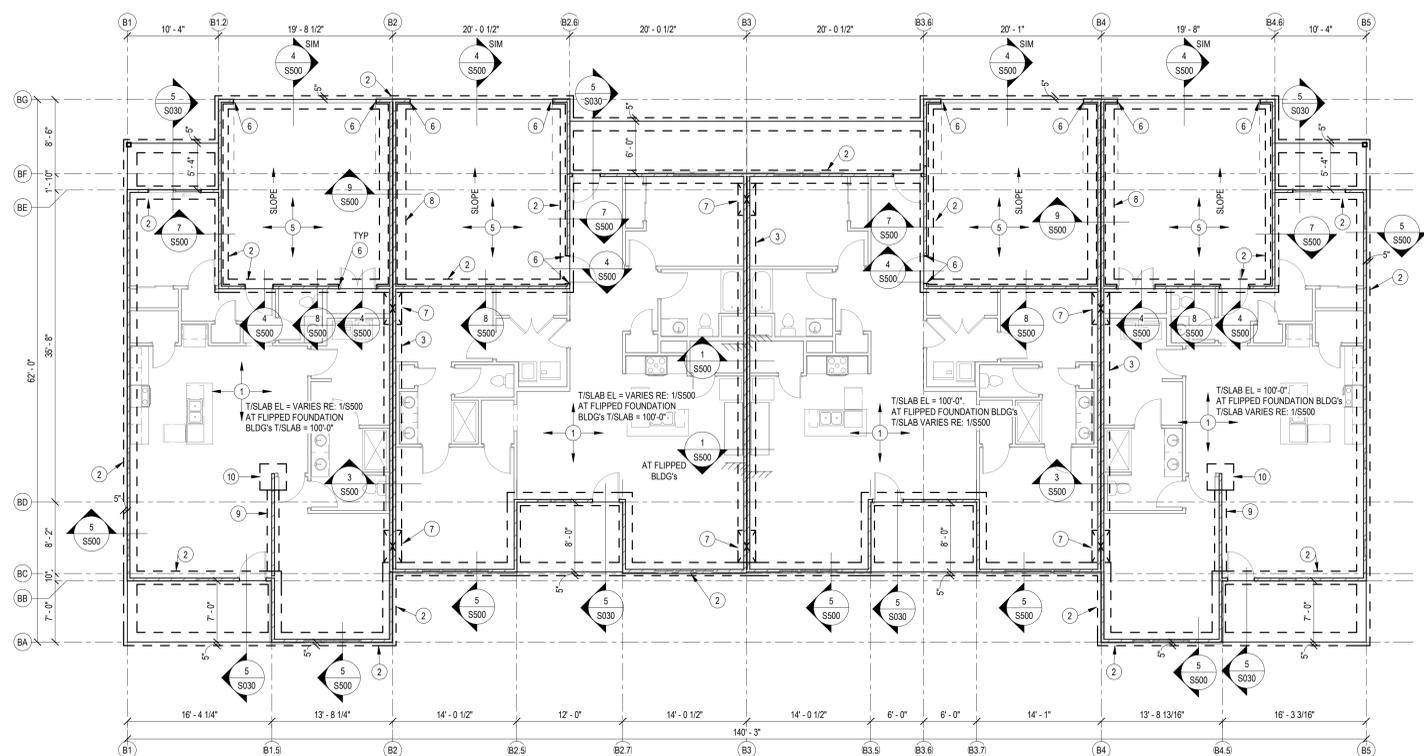
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- 2 EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- 3 (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
- 4 #4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABA42 POST BASE INSTALLED W/ 5/8" SIMPSON TITEN HD
- 5 #4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABA62 POST BASE INSTALLED W/ 5/8" SIMPSON TITEN HD
- 6 SIMPSON ECCL POST CAP
- 7 SIMPSON ECCQ POST CAP

FRAMING LEGEND



- SHEET NOTES:**
- A. REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES AND SHOW FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.
 - B. SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.
 - C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC UNO. AT LOCATIONS WHERE STONEMASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC UNO.
 - D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD. EDGE OF SLAB DIMENSIONS TO INTERIOR WALLS ARE TO CENTERLINE OF INTERIOR WALL.
 - E. FOLLOW TRUSS MFR FOR RECOMMENDED DETAILING. INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQD. TRUSSES SHALL BEAR WITHIN 5'.
 - F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL. ALL HEADERS IN STRUCTURAL WALLS WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x4 HEADERS. IN NON-STRUCTURAL WALLS ARE (2) 2x6 (MAXIMUM 10FT OPENING).
 - G. REFER TO SHEET S062 FOR BRACED WALL REQUIREMENTS.
 - H. TOP OF SLAB ELEVATION = 100'-0" UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.
 - J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER GYP OR OSB.
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 - M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.
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1 FOUNDATION PLAN - BUILDING B1
1/8" = 1'-0"

FOUNDATION PLAN NOTES:

- 1 6" CONCRETE STRUCTURAL SLAB. REINF. W/ #5 BOT BARS @ 12" OC EA WAY.
- 2 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 3 24" WIDE x 12" DEEP THICKEND SLAB. REINF. W/ (3) #4 CONT AND #3 TRANS @ 24" OC
- 4 24" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
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- 6 RECESS/STOP CONC CURB @ DOOR OPENINGS
- 7 STEP FOOTING. RE: TYPICAL DETAILS
- 8 36" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
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- 10 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
- 11 POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASE/PLATE BEND REINF. AROUND COLUMN AS REQ.
- 12 #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING

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REUNION AT BLACKWELL
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REVISION DATES:
2 REV#3 2/27/2025

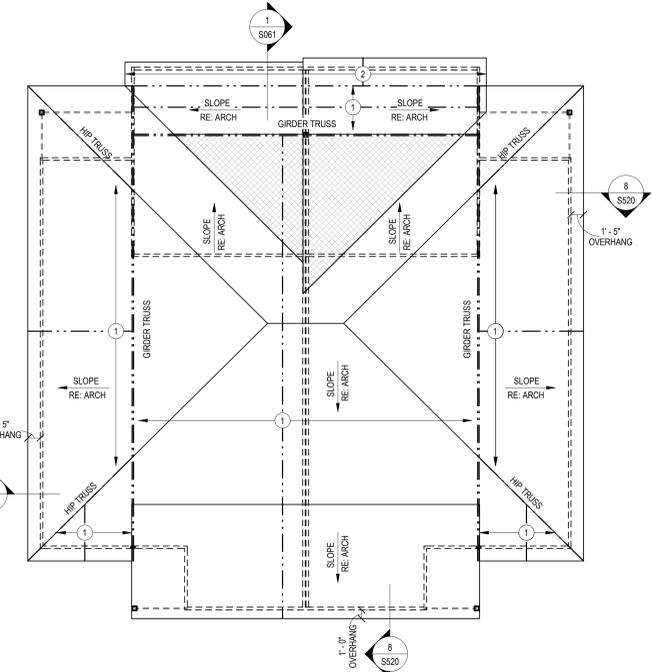


S101 B1
ISSUE DATE: 24 AUGUST 2023
STAND SEI#: 23090

FOUNDATION & WALL PLANS - BUILDING B1



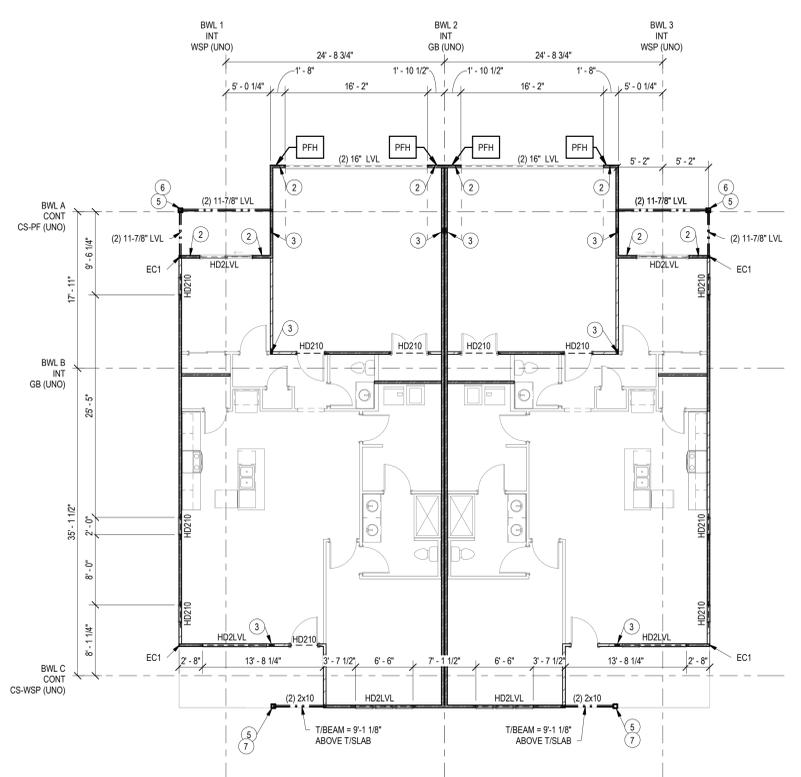
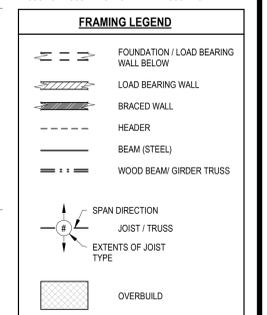
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3 ROOF FRAMING PLAN - BUILDING B2
1/8" = 1'-0"

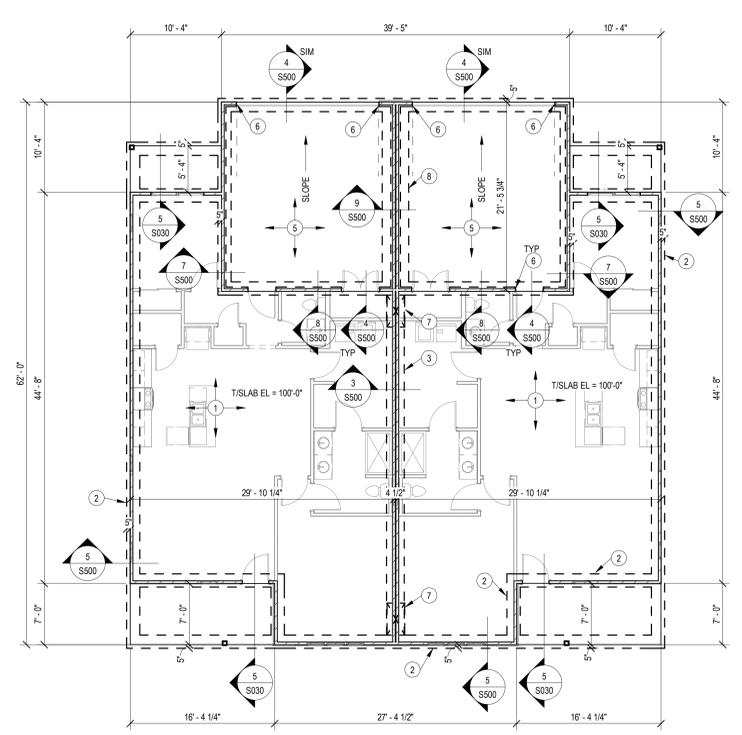
- ROOF FRAMING PLAN NOTES:**
- PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH
 - 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN OUTRIGGERS
 - 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER
 - 2x10 LEDGER ATTACHED W/ (2) 1/4" SIMPSON SDS WOOD SCREW @ 16" OC (2" MIN EDGE DISTANCE)
 - 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENING REQ'D
 - 2x8 ROOF RAFTERS @ 16" OC
 - STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS
 - TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL DETAIL 1/516/6 FOR STRAP INFO & REQ.
 - PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC, CEILING VAULTED BELOW, RE: PLAN FOR TRUSS BEARING ELEVATION

- SHEET NOTES:**
- REFERENCE SHEET S101 FOR STRUCTURAL GENERAL NOTES AND SHOW FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.
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 - REFER TO SHEET S062 FOR BRACED WALL REQUIREMENTS.
 - TOP OF SLAB ELEVATION = 100'-0" UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.
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1/8" = 1'-0"

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 - SIMPSON ECCQ POST CAP



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FOUNDATION & ROOF FRAMING PLANS - BUILDING B2

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REVISION DATES:
2 REV#3 2/27/2025

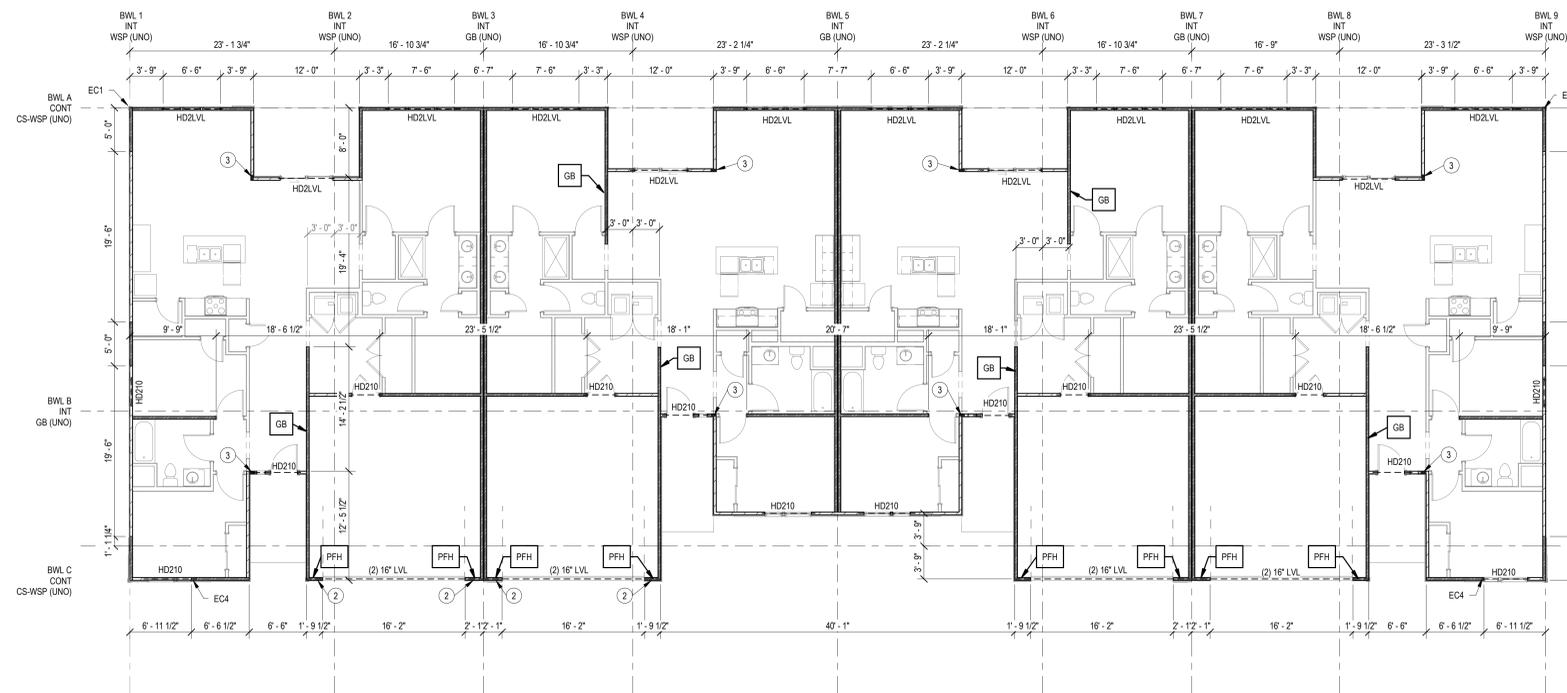
STATE OF MISSOURI
JOHN E. FUNK
NUMBER
E-2000173299
REGISTERED PROFESSIONAL ENGINEER
02/27/25
PROFESSIONAL SEAL

S101 B2
ISSUE DATE: 24 AUGUST 2023
STAND SE#: 23090

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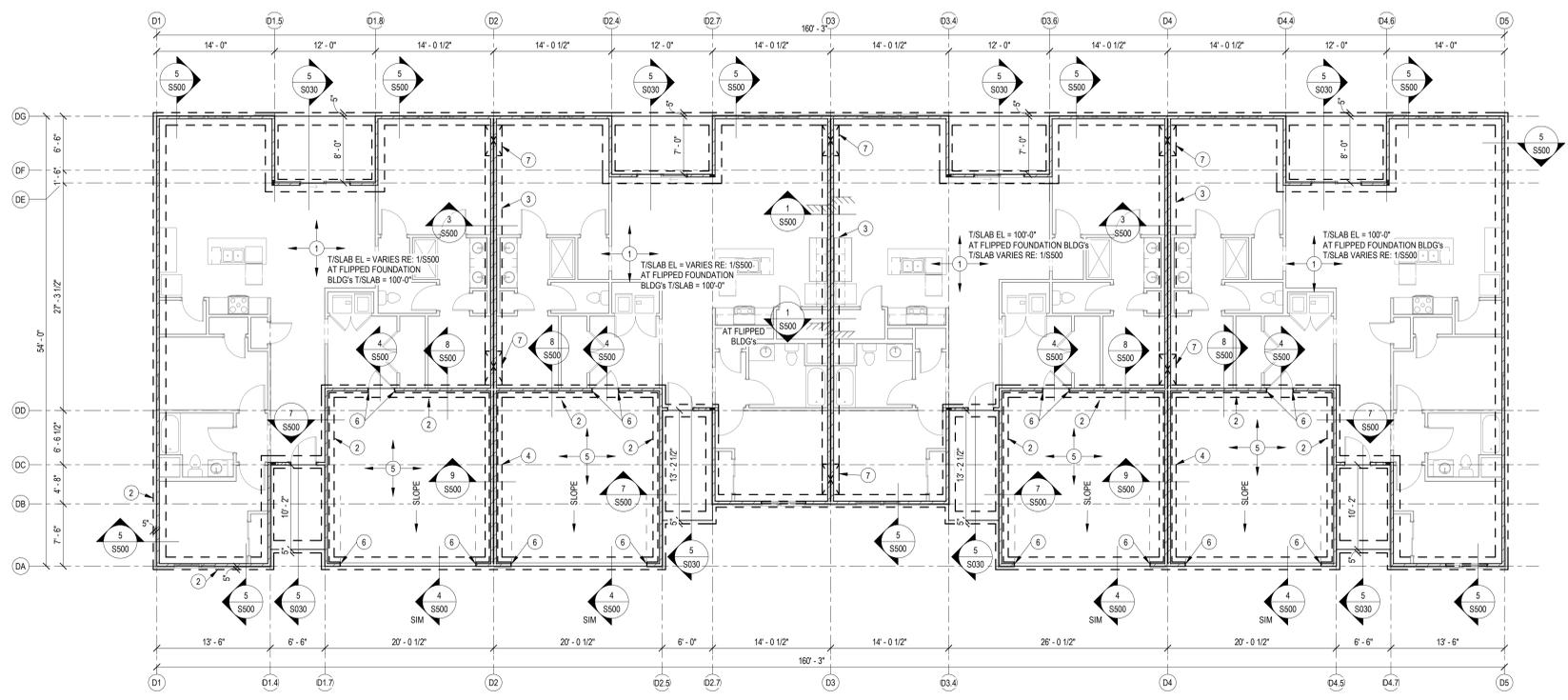
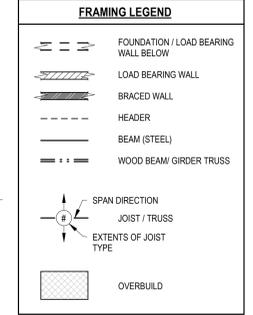
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2 FIRST FLOOR WALL PLAN - BUILDING D
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- FOUNDATION PLAN NOTES:**
- 6" CONCRETE STRUCTURAL SLAB. REINF. W/ #5 BOT BARS @ 12" OC EA WAY.
 - 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 24" WIDE x 12" DEEP THICKEND SLAB. REINF. W/ (3) #4 CONT AND #3 TRANS @ 24" OC
 - 24" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 18" WIDE x 12" DEEP FOOTING. REINF. W/ (2) #4 CONT BOT BARS.
 - RECESS/STOP CONC CURB @ DOOR OPENINGS
 - STEP FOOTING. RE: TYPICAL DETAILS
 - 36" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 18" WIDE x 12" DEEP THICKEND SLAB. REINF. W/ (2) #4 CONT AND #3 TRANS @ 24" OC
 - 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
 - POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.
 - #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING

CONTRACTOR NOTE FOR FLIPPED FOUNDATION BLDG'S:
AT BLDG'S 1, 5, 6, 8, 9, 11, 14, 16, 17, 18, 26, 27, 28, AND 29 THE FOUNDATION STEPS IN THE OPPOSITE DIRECTION. COORDINATE AND REFERENCE CIVIL DRAWINGS FOR BUILDING AND TISLAB ELEVATIONS PRIOR TO WORK COMMENCING.

1 FOUNDATION PLAN - BUILDING D
1/8" = 1'-0"



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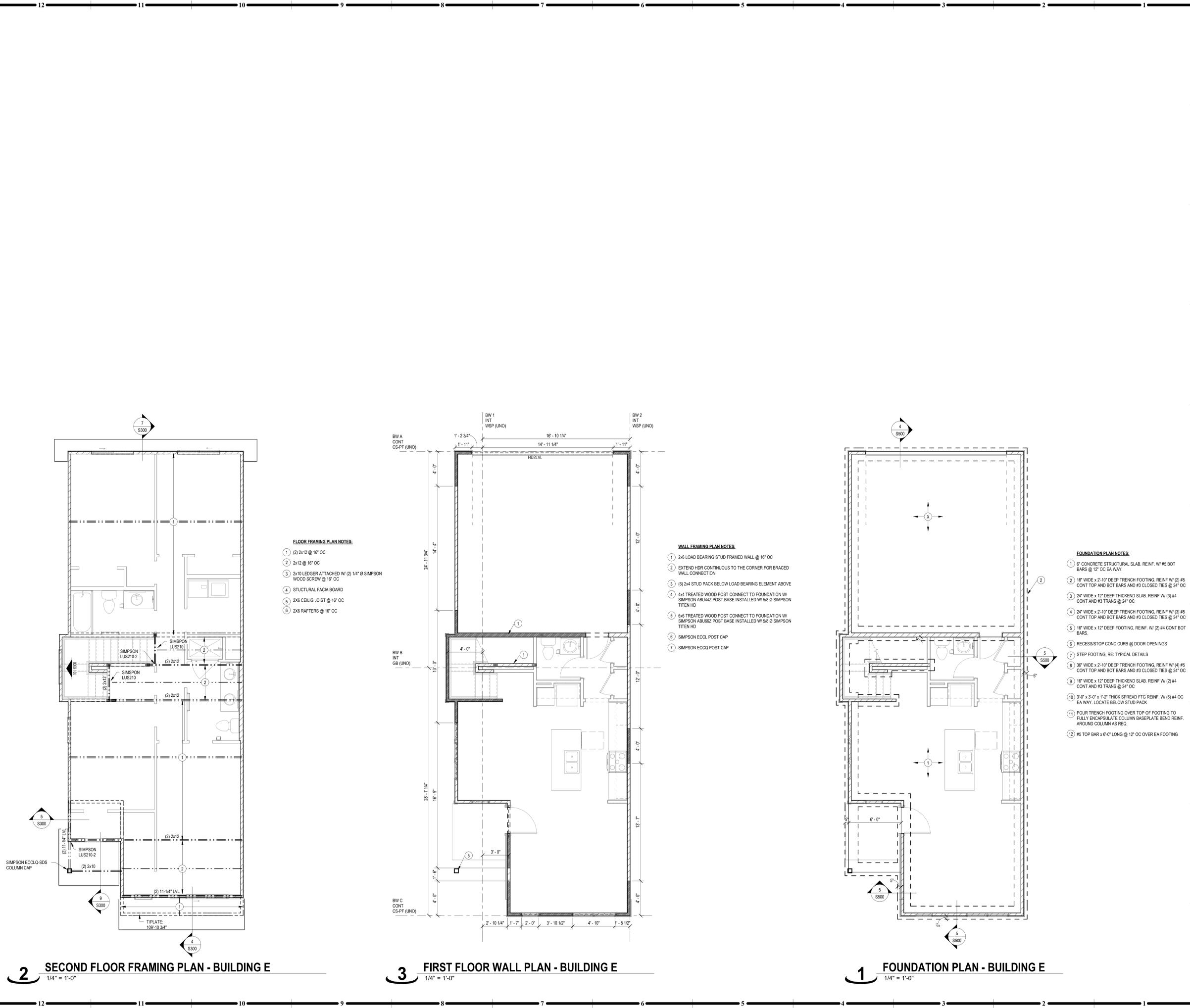
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ISSUE DATE: 24 AUGUST 2023
STAND SE#: 23090

FOUNDATION & WALL PLAN - BUILDING D

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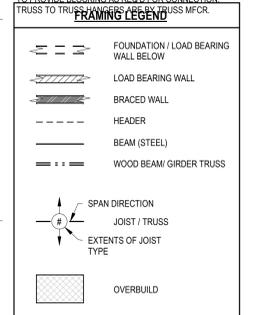


- FLOOR FRAMING PLAN NOTES:**
- (2) 2x12 @ 16" OC
 - 2x12 @ 16" OC
 - 2x10 LEDGER ATTACHED W/ (2) 1/4" Ø SIMPSON WOOD SCREW @ 16" OC
 - STRUCTURAL FACIA BOARD
 - 2X8 CEILING JOIST @ 16" OC
 - 2X8 RAFTERS @ 16" OC

- WALL FRAMING PLAN NOTES:**
- 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC
 - EXTEND HCR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
 - (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
 - 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABL442 POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
 - 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABURBZ POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
 - SIMPSON ECCL POST CAP
 - SIMPSON ECCO POST CAP

- FOUNDATION PLAN NOTES:**
- 6" CONCRETE STRUCTURAL SLAB. REINF. W/ #5 BOT BARS @ 12" OC EA WAY.
 - 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 24" WIDE x 12" DEEP THICKEND SLAB. REINF. W/ (3) #4 CONT AND #3 TRANS @ 24" OC
 - 24" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 18" WIDE x 12" DEEP FOOTING. REINF. W/ (2) #4 CONT BOT BARS.
 - RECESS/STOP CONC CURB @ DOOR OPENINGS
 - STEP FOOTING. RE: TYPICAL DETAILS
 - 36" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - 18" WIDE x 12" DEEP THICKEND SLAB. REINF. W/ (2) #4 CONT AND #3 TRANS @ 24" OC
 - 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
 - FOUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.
 - #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING

- SHEET NOTES:**
- REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES AND S004 FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.
 - SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.
 - ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC UNO AT LOCATIONS WHERE STONEMASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC UNO.
 - DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR WALLS ARE TO CENTERLINE OF INTERIOR WALL.
 - FOLLOW TRUSS MFCR RECOMMENDED DETAILING. INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQ. TRUSSES SHALL BEAR WITHIN 5'
 - HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HXXX". RE: TYP DTL ALL HEADERS IN STRUCTURAL WALLS WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10 HEADERS IN NON-STRUCTURAL WALLS ARE (2) 2x6 (MAXIMUM 10 FT OPENING).
 - REFER TO SHEET S002 FOR BRACED WALL REQUIREMENTS.
 - TOP OF SLAB ELEVATION = 109'-0". UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.
 - PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER GYP OR OSB.
 - ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP OF SLAB. UNO. RE: ARCH ELEVATIONS
 - TOP OF TRENCH FOOTING ELEVATION = 99'-0" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 5'-0" MIN BELOW GRADE. DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.
 - PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.
 - PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES. UNO.
 - ALL HORIZONTAL REINF. SHALL BE CONTINUOUS THROUGH FOUNDATION STEPS.
 - ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVL). THE PLYS SHALL BE 1 7/8" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE FASTENED TOGETHER PER THE TYPICAL DETAILS.
 - HANGERS ARE DENOTED ON PLAN AS "Hxx" REFER TO SCHEDULE ON S000 FOR REQS. WHERE NOT CALLED OUT. CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ FOR CONNECTION. TRUSS TO TRUSS HANGERS APPLY TRUSS MFCR



2 SECOND FLOOR FRAMING PLAN - BUILDING E
1/4" = 1'-0"

3 FIRST FLOOR WALL PLAN - BUILDING E
1/4" = 1'-0"

1 FOUNDATION PLAN - BUILDING E
1/4" = 1'-0"



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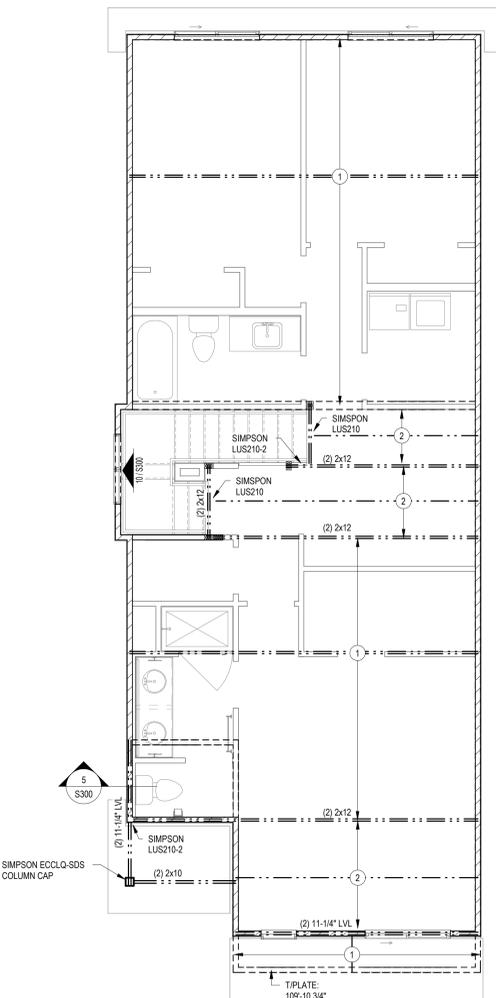
REVISION DATES:
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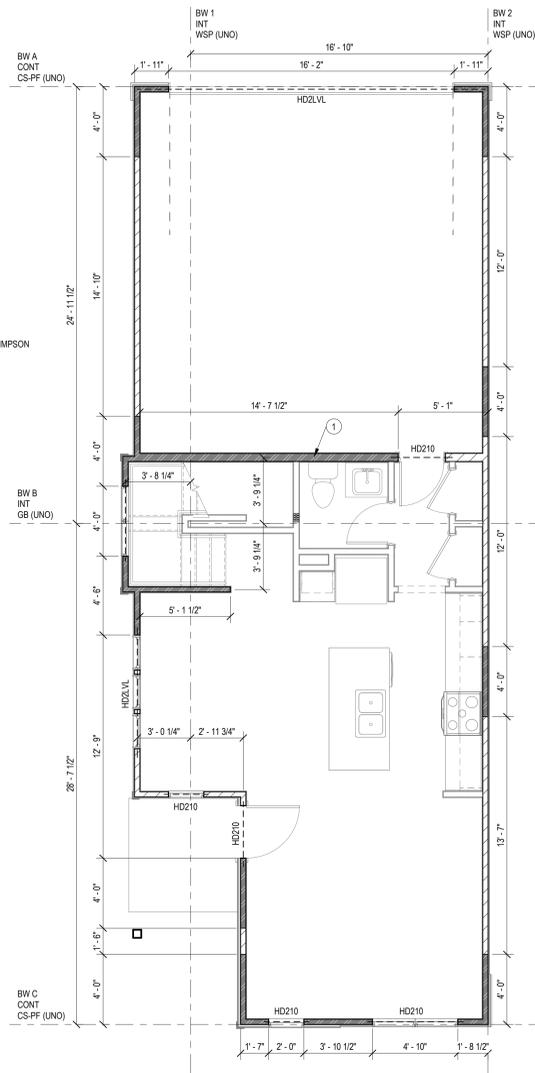
FOUNDATION & FIRST FLOOR
WALL & FLOOR FRAMING PLANS -
BUILDING E

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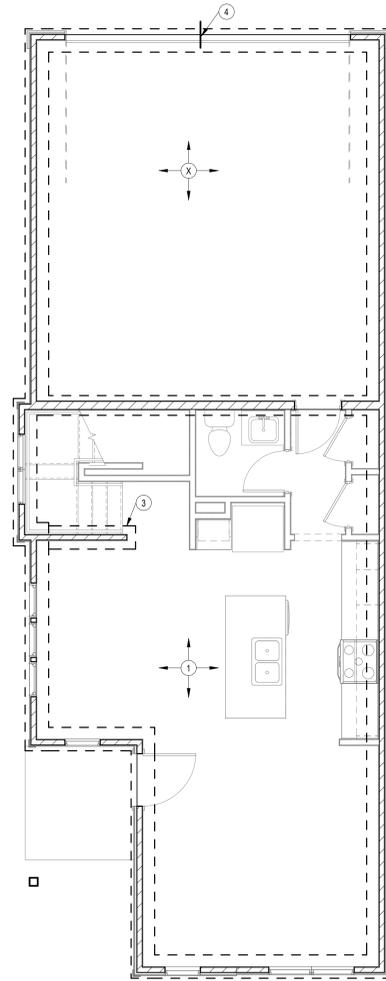
FLOOR FRAMING PLAN NOTES:

- 1 (2) 2x12 @ 16" OC
- 2 2x12 @ 16" OC
- 3 2x10 LEDGER ATTACHED W/ (2) 1/4" Ø SIMPSON WOOD SCREW @ 16" OC
- 4 STRUCTURAL FACIA BOARD
- 5 2X8 CEILING JOIST @ 16" OC
- 6 2X8 RAFTERS @ 16" OC



WALL FRAMING PLAN NOTES:

- 1 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC
- 2 EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- 3 (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
- 4 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABL42 POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
- 5 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABL42Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
- 6 SIMPSON ECCO POST CAP
- 7 SIMPSON ECCO POST CAP



FOUNDATION PLAN NOTES:

- 1 6" CONCRETE STRUCTURAL SLAB. REINF. W/ #5 BOT BARS @ 12" OC EA WAY.
- 2 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 3 24" WIDE x 12" DEEP THICKEND SLAB. REINF. W/ (3) #4 CONT AND #3 TRANS @ 24" OC
- 4 24" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 5 18" WIDE x 12" DEEP FOOTING. REINF. W/ (2) #4 CONT BOT BARS.
- 6 RECESS/STOP CONC CURB @ DOOR OPENINGS
- 7 STEP FOOTING. RE: TYPICAL DETAILS
- 8 36" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 9 18" WIDE x 12" DEEP THICKEND SLAB. REINF. W/ (2) #4 CONT AND #3 TRANS @ 24" OC
- 10 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG. REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
- 11 POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.
- 12 #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING

SHEET NOTES:

A. REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES AND S004 FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.

B. SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.

C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC. UNO AT LOCATIONS WHERE STONEMASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC. UNO.

D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR WALLS ARE TO CENTERLINE OF INTERIOR WALL.

E. FOLLOW TRUSS MFCR RECOMMENDED DETAILING. INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQ. TRUSSES SHALL BEAR WITHIN 5'.

F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL. ALL HEADERS IN STRUCTURAL WALLS WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10. HEADERS IN NON-STRUC. WALLS ARE (2) 2x6 (MAXIMUM 10FT OPENING).

G. REFER TO SHEET S002 FOR BRACED WALL REQUIREMENTS.

H. TOP OF SLAB ELEVATION = 109'-0". UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.

J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER GYP OR OSB.

K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP OF SLAB. UNO. RE: ARCH ELEVATIONS

L. TOP OF TRENCH FOOTING ELEVATION = 99'-0" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 5'-0" MIN BELOW GRADE. DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.

M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.

N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES. UNO.

O. ALL HORIZONTAL REINF. SHALL BE CONTINUOUS THROUGH FOUNDATION STEPS.

P. ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVL). THE PLYS SHALL BE 1 7/8" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE FASTENED TOGETHER PER THE TYPICAL DETAILS.

Q. HANGERS ARE DENOTED ON PLAN AS "HXX" REFER TO SCHEDULE ON S000 FOR REQS. WHERE NOT CALLED OUT. CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR.

FRAMING LEGEND	
	FOUNDATION / LOAD BEARING WALL BELOW
	LOAD BEARING WALL
	BRACED WALL
	HEADER
	BEAM (STEEL)
	WOOD BEAM/ GIRDER TRUSS
	SPAN DIRECTION
	JOIST / TRUSS
	EXTENTS OF JOIST TYPE
	OVERBUILD

2 FLOOR FRAMING PLAN - BUILDING F
1/4" = 1'-0"

3 FIRST FLOOR WALL PLAN - BUILDING F
1/4" = 1'-0"

1 FOUNDATION PLAN - BUILDING F
1/4" = 1'-0"

FOUNDATION & FIRST FLOOR WALL & FLOOR FRAMING PLANS - BUILDING F



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ROOF FRAMING PLAN NOTES:

- PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH
- 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN OUTRIGGERS
- 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER
- 2x10 LEDGER ATTACHED W/ (2) 1/4" SIMPSON SDS WOOD SCREW @ 16" OC (2" MIN EDGE DISTANCE)
- 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENING REQ'D
- 2x8 ROOF RAFTERS @ 16" OC
- STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS
- TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL DETAIL 15080 FOR STRAP INFO & REQ.
- PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC, CEILING VAULTED BELOW, RE: PLAN FOR TRUSS BEARING ELEVATION

WALL FRAMING PLAN NOTES:

- 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC
- EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
- 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU44Z POST BASE INSTALLED W/ 5/8" SIMPSON TITEN HD
- 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU66Z POST BASE INSTALLED W/ 5/8" SIMPSON TITEN HD
- SIMPSON ECCL POST CAP
- SIMPSON ECCQ POST CAP

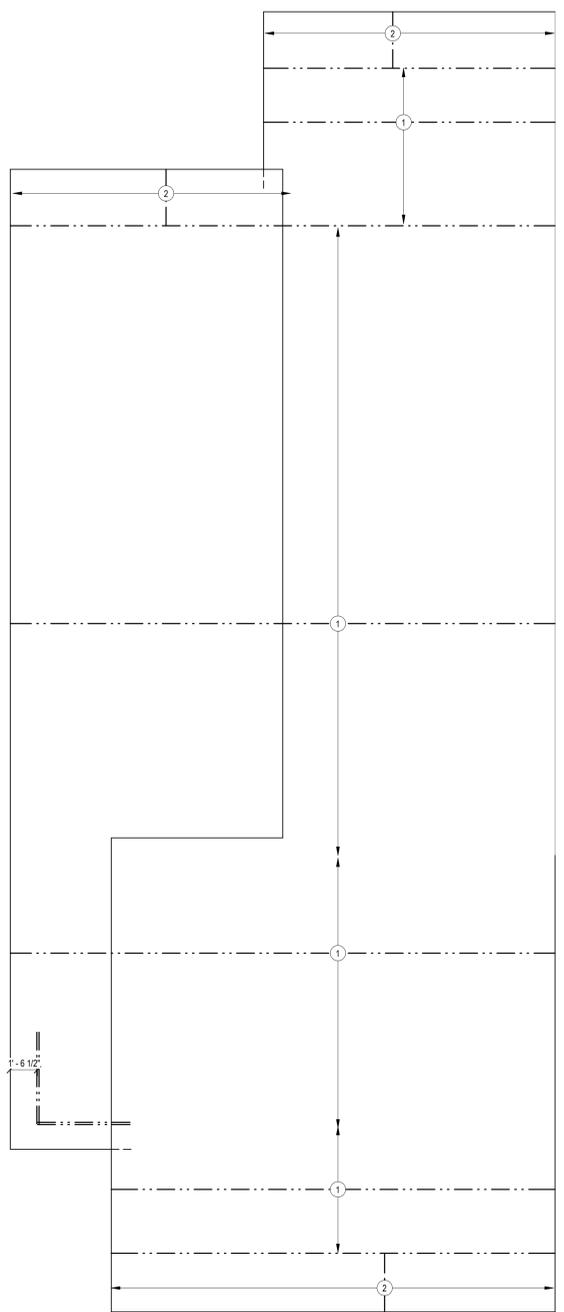
FOUNDATION PLAN NOTES:

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- 24" WIDE x 12" DEEP THICKENED SLAB, REINF. W/ (3) #4 CONT AND #3 TRANS @ 24" OC
- 24" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF. W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 16" WIDE x 12" DEEP FOOTING, REINF. W/ (2) #4 CONT BOT BARS.
- RECESS/STOP CONC CURB @ DOOR OPENINGS
- STEP FOOTING, RE: TYPICAL DETAILS
- 36" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF. W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 16" WIDE x 12" DEEP THICKENED SLAB, REINF. W/ (2) #4 CONT AND #3 TRANS @ 24" OC
- 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY, LOCATE BELOW STUD PACK
- POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.
- #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING

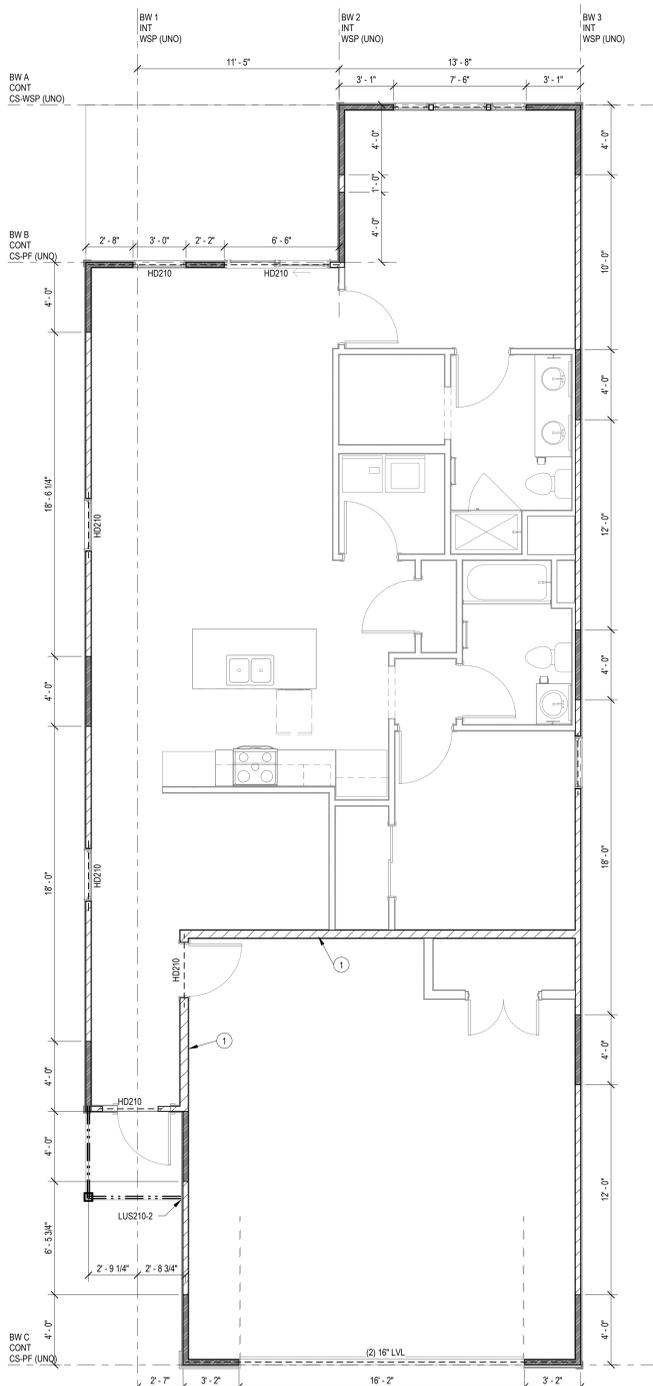
SHEET NOTES:

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- SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN
- ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC UNO AT LOCATIONS WHERE STONEMASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC UNO.
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- TOP OF SLAB ELEVATION = 109'-0", UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.
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- ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP OF SLAB, UNO. RE: ARCH ELEVATIONS
- TOP OF TRENCH FOOTING ELEVATION = 99'-0" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 5'-0" MIN BELOW GRADE. DEEPEN FOOTINGS FOR REQUIRED GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.
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- HANGERS ARE DENOTED ON PLAN AS "HXX". REFER TO SCHEDULE ON S000 FOR REQ'S. WHERE NOT CALLED OUT, CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR.

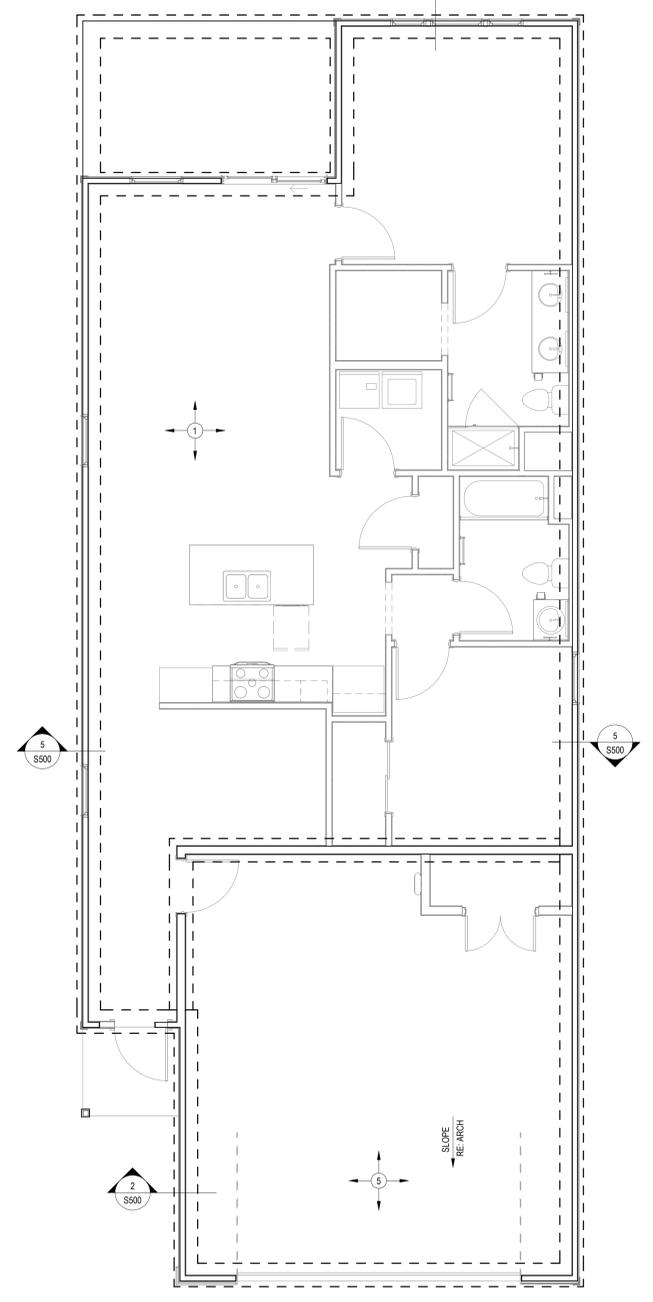
FRAMING LEGEND	
	FOUNDATION / LOAD BEARING WALL BELOW
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	BRACED WALL
	HEADER
	BEAM (STEEL)
	WOOD BEAM/ GIRDER TRUSS
	SPAN DIRECTION
	JOIST / TRUSS
	EXTENTS OF JOIST TYPE
	OVERBUILD



3 ROOF FRAMING PLAN - BUILDING G
1/4" = 1'-0"



2 FIRST FLOOR WALL PLAN - BUILDING G
1/4" = 1'-0"



1 FOUNDATION PLAN - BUILDING G
1/4" = 1'-0"

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ISSUE DATE: 24 AUGUST 2023
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FOUNDATION & FIRST FLOOR WALL & ROOF FRAMING PLANS - BUILDING F



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- FLOOR FRAMING PLAN NOTES:**
- (1) 2x12 @ 16" OC
 - (2) 2x12 @ 18" OC
 - (3) 2x10 LEDGER ATTACHED W/ (2) 1/4" Ø SIMPSON WOOD SCREW @ 16" OC
 - (4) STRUCTURAL FACIA BOARD
 - (5) 2X6 CEILING JOIST @ 16" OC
 - (6) 2X6 RAFTERS @ 16" OC

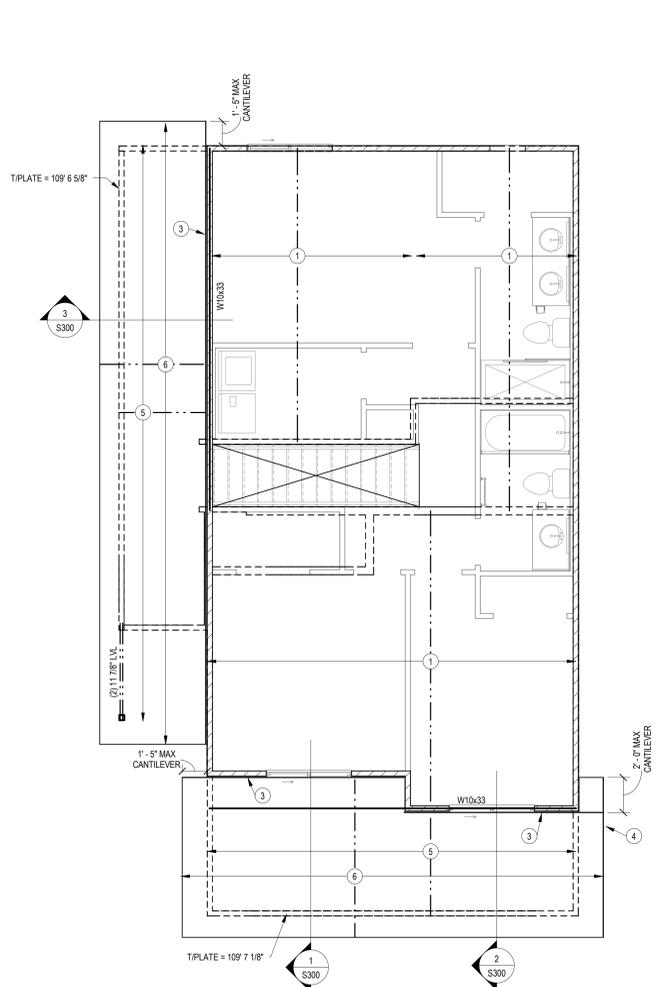
- WALL FRAMING PLAN NOTES:**
- (1) 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC
 - (2) EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
 - (3) (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
 - (4) 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU442 POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
 - (5) 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABUS62 POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
 - (6) SIMPSON ECCL POST CAP
 - (7) SIMPSON ECCQ POST CAP

- FOUNDATION PLAN NOTES:**
- (1) 6" CONCRETE STRUCTURAL SLAB. REINF. W/ #5 BOT BARS @ 12" OC EA WAY.
 - (2) 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - (3) 24" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (3) #4 CONT AND #3 TRANS @ 24" OC
 - (4) 24" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - (5) 16" WIDE x 12" DEEP FOOTING. REINF. W/ (2) #4 CONT BOT BARS.
 - (6) RECESS/STOP CONC CURB @ DOOR OPENINGS
 - (7) STEP FOOTING. RE: TYPICAL DETAILS
 - (8) 36" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
 - (9) 16" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (2) #4 CONT AND #3 TRANS @ 24" OC
 - (10) 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
 - (11) POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.
 - (12) #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING

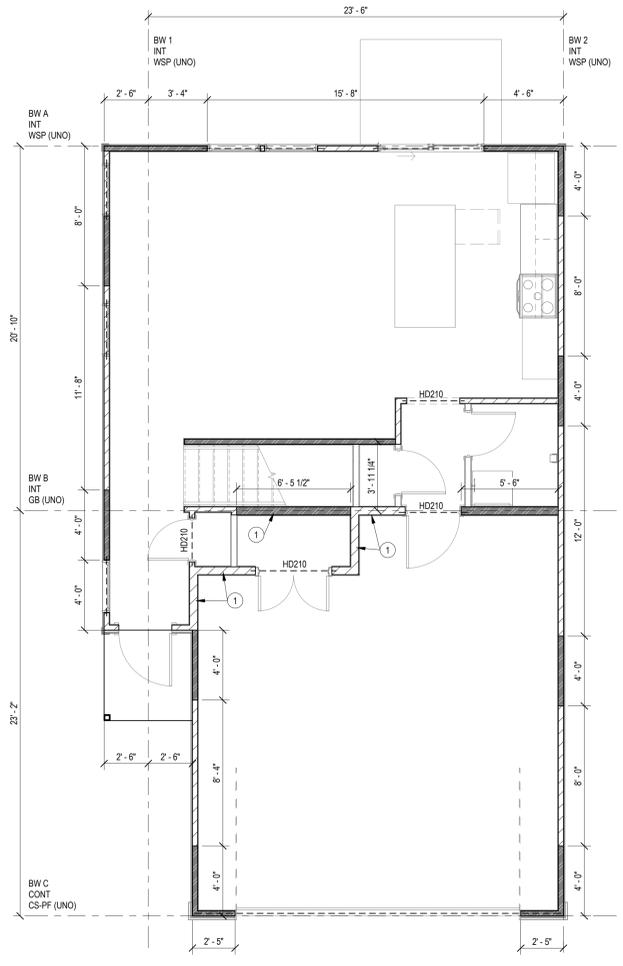
- SHEET NOTES:**
- A REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES AND S004 FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.
 - B. SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.
 - C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC UNO AT LOCATIONS WHERE STONEMASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC UNO.
 - D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR WALLS ARE TO CENTERLINE OF INTERIOR WALL.
 - E. FOLLOW TRUSS MFCR RECOMMENDED DETAILING. INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQ. TRUSSES SHALL BEAR WITHIN 5'
 - F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL ALL HEADERS IN STRUCTURAL WALLS WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10 HEADERS IN NON-5' SPAN STRUCTURAL WALLS ARE (2) 2x6 (MAXIMUM 10FT OPENING).
 - G. REFER TO SHEET S002 FOR BRACED WALL REQUIREMENTS.
 - H. TOP OF SLAB ELEVATION = 109'-0". UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.
 - J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER GYP OR OSB.
 - K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP OF SLAB. UNO. RE: ARCH ELEVATIONS
 - L. TOP OF TRENCH FOOTING ELEVATION = 99'-0" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 5'-0" MIN BELOW GRADE. DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.
 - M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.
 - N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES. UNO.
 - O. ALL HORIZONTAL REINF. SHALL BE CONTINUOUS THROUGH FOUNDATION STEPS.
 - P. ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVJ). THE PLYS SHALL BE 1 7/8" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE FASTENED TOGETHER PER THE TYPICAL DETAILS.
 - Q. HANGERS ARE DENOTED ON PLAN AS "Hxx" REFER TO SCHEDULE ON S000 FOR REQS. WHERE NOT CALLED OUT. CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES. TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR.

FRAMING LEGEND

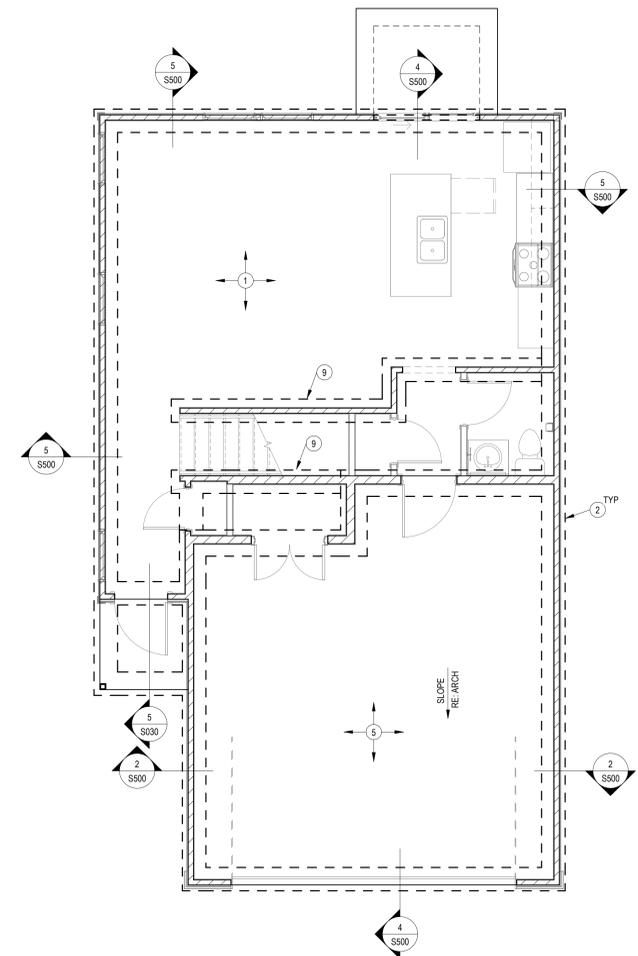
	FOUNDATION / LOAD BEARING WALL BELOW
	LOAD BEARING WALL
	BRACED WALL
	HEADER
	BEAM (STEEL)
	WOOD BEAM/ GIRDER TRUSS
	SPAN DIRECTION
	JOIST / TRUSS
	EXTENTS OF JOIST TYPE
	OVERBUILD



3 FLOOR FRAMING PLAN - BUILDING H
1/4" = 1'-0"



2 FIRST FLOOR WALL PLAN - BUILDING H
1/4" = 1'-0"



1 FOUNDATION PLAN - BUILDING H
1/4" = 1'-0"

REUNION AT BLACKWELL
SE SHENANDOAH DRIVE
LEE'S SUMMIT, MO 64063

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REVISION DATES:
2 REV#3 2/27/2025

STATE OF MISSOURI
J. JOHN E. FUNK
NUMBER E-2000173299
REGISTERED PROFESSIONAL ENGINEER
02/27/25
PROFESSIONAL SEAL

S101 H
ISSUE DATE: 24 AUGUST 2023
STAND SE#: 23090

FOUNDATION & FIRST FLOOR WALL & FLOOR FRAMING PLANS - BUILDING H

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FLOOR FRAMING PLAN NOTES:

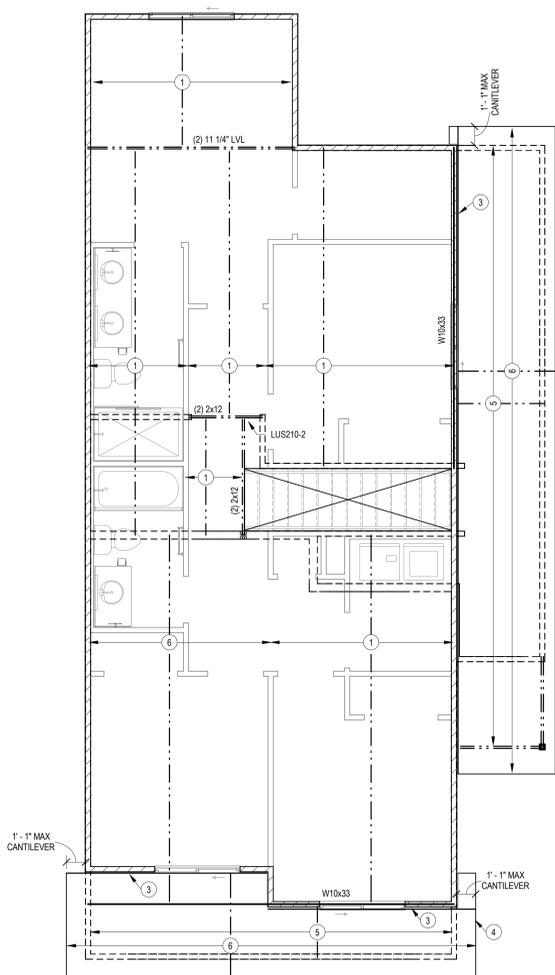
- 1 (2) 2x12 @ 16" OC
- 2 2x12 @ 16" OC
- 3 2x10 LEDGER ATTACHED W/ (2) 1/4" Ø SIMPSON WOOD SCREW @ 16" OC
- 4 STRUCTURAL FACIA BOARD
- 5 2x6 CEILING JOIST @ 16" OC
- 6 2x6 RAFTERS @ 16" OC

WALL FRAMING PLAN NOTES:

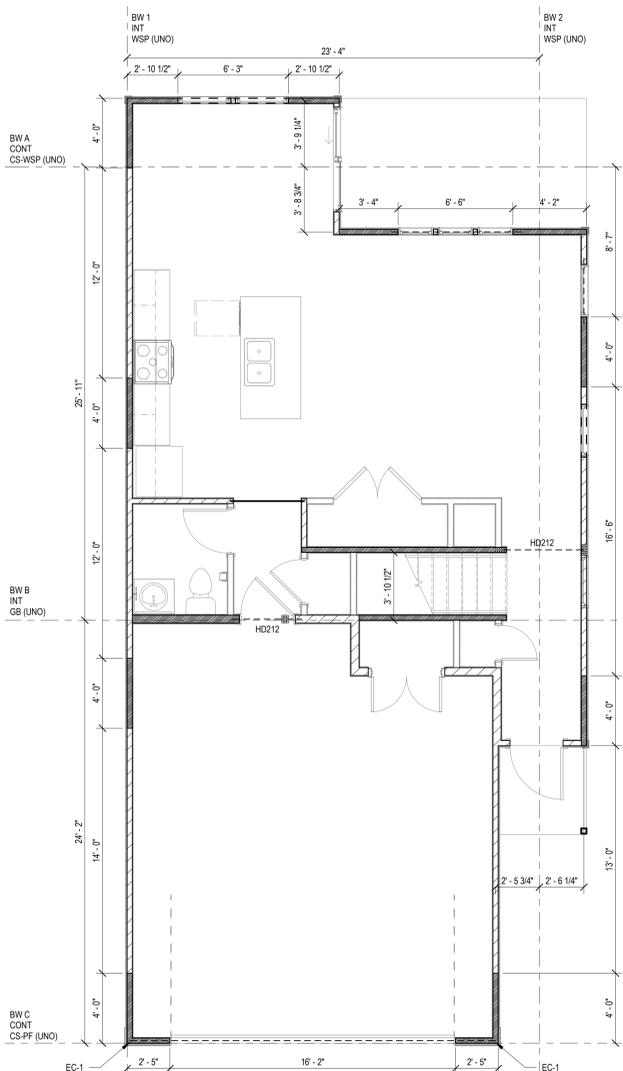
- 1 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC
- 2 EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- 3 (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
- 4 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU442 POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
- 5 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU662 POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD
- 6 SIMPSON ECCL POST CAP
- 7 SIMPSON ECCQ POST CAP

FOUNDATION PLAN NOTES:

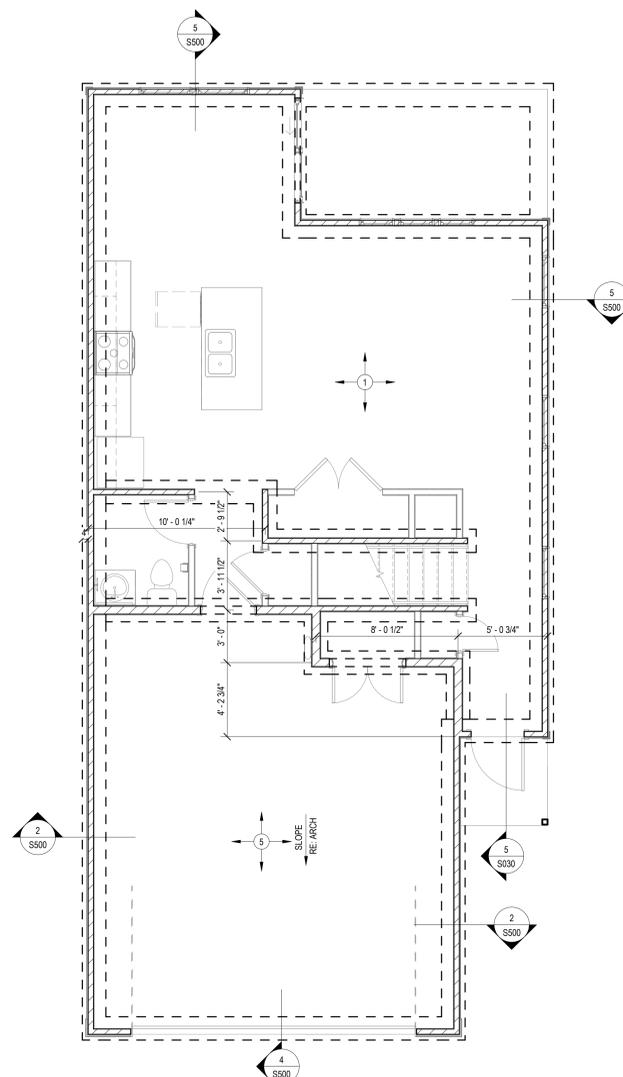
- 1 6" CONCRETE STRUCTURAL SLAB. REINF. W/ #5 BOT BARS @ 12" OC EA WAY.
- 2 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 3 24" WIDE x 12" DEEP THICKENED SLAB. REINF. W/ (3) #4 CONT AND #3 TRANS @ 24" OC
- 4 24" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 5 16" WIDE x 12" DEEP FOOTING. REINF. W/ (2) #4 CONT BOT BARS.
- 6 RECESS/STOP CONC CURB @ DOOR OPENINGS
- 7 STEP FOOTING. RE: TYPICAL DETAILS
- 8 36" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF. W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- 9 16" WIDE x 12" DEEP THICKENED SLAB. REINF. W/ (2) #4 CONT AND #3 TRANS @ 24" OC
- 10 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
- 11 POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASE/PLATE BEND REINF. AROUND COLUMN AS REQ.
- 12 #5 TOP BAR 6'-0" LONG @ 12" OC OVER EA FOOTING



3 2ND FLOOR FRAMING PLAN - BUILDING J
1/4" = 1'-0"



2 FIRST FLOOR WALL PLAN - BUILDING H
1/4" = 1'-0"



1 FOUNDATION PLAN - BUILDING H
1/4" = 1'-0"

SHEET NOTES:

- A. REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES AND S004 FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.
- B. SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.
- C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC UNO AT LOCATIONS WHERE STONEMASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC UNO.
- D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR WALLS ARE TO CENTERLINE OF INTERIOR WALL.
- E. FOLLOW TRUSS MFCR RECOMMENDED DETAILING. INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQ. TRUSSES SHALL BEAR WITHIN 5'.
- F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL. ALL HEADERS IN STRUCTURAL WALLS WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10. HEADERS IN NON-STRUCTURAL WALLS ARE (2) 2x6 (MAXIMUM 10 FT OPENING).
- G. REFER TO SHEET S002 FOR BRACED WALL REQUIREMENTS.
- H. TOP OF SLAB ELEVATION = 109'-0". UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.
- J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER GYP OR OSB.
- K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP OF SLAB. UNO. RE: ARCH ELEVATIONS.
- L. TOP OF TRENCH FOOTING ELEVATION = 99'-0" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 5'-0" MIN BELOW GRADE. DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.
- M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.
- N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES. UNO.
- O. ALL HORIZONTAL REINF. SHALL BE CONTINUOUS THROUGH FOUNDATION STEPS.
- P. ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVL). THE PLYS SHALL BE 1 7/8" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE FASTENED TOGETHER PER THE TYPICAL DETAILS.
- Q. HANGERS ARE DENOTED ON PLAN AS "HXX" REFER TO SCHEDULE ON S000 FOR REGS. WHERE NOT CALLED OUT. CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR.

FRAMING LEGEND	
	FOUNDATION / LOAD BEARING WALL BELOW
	LOAD BEARING WALL
	BRACED WALL
	HEADER
	BEAM (STEEL)
	WOOD BEAM / GIRDER TRUSS
	SPAN DIRECTION
	JOIST / TRUSS
	EXTENTS OF JOIST TYPE
	OVERBUILD

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REVISION DATES:
2 REV#3 2/27/2025



S101 J
ISSUE DATE: 24 AUGUST 2023
STAND SE#: 23090

**FOUNDATION & FIRST FLOOR
WALL & FLOOR FRAMING PLANS -
BUILDING J**

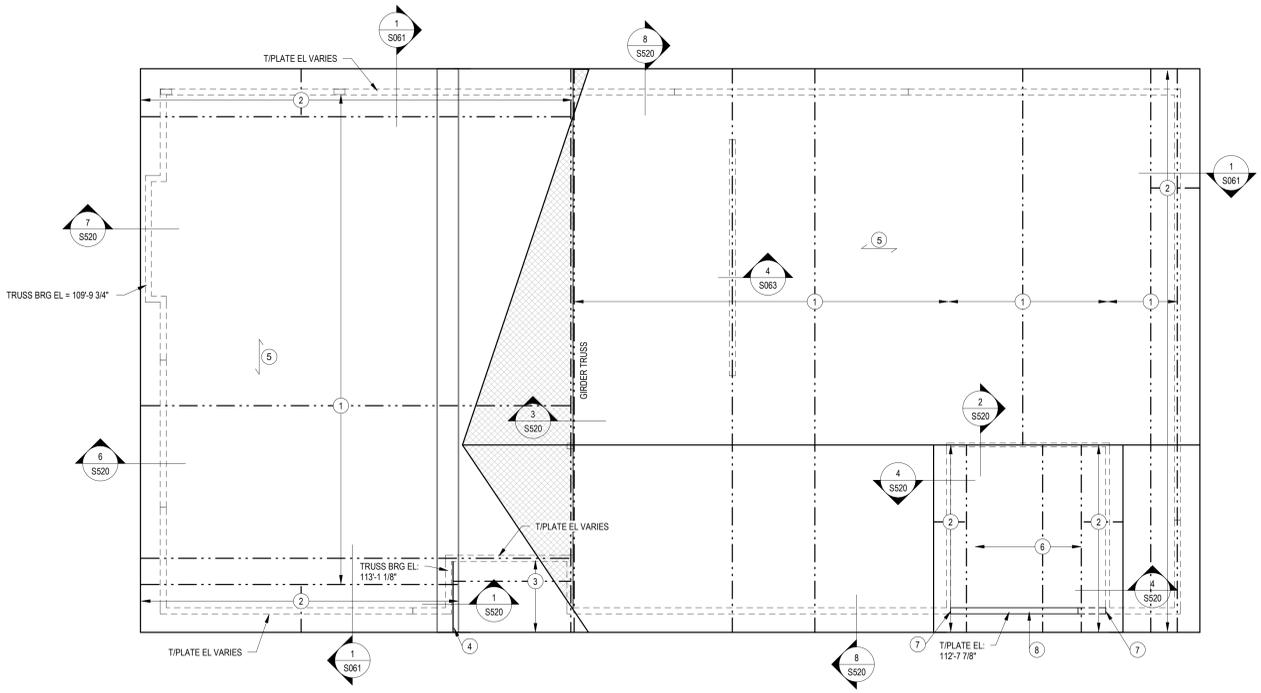
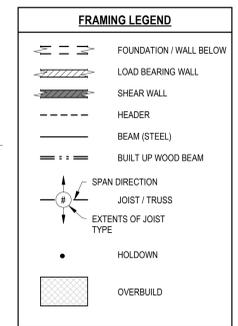


PERMIT DOCUMENTS

SCHEDULE - COLUMN	
TYPE MARK	TYPE
C10.5.6	HSS10x5x3/8
PSL 5.25	PSL 5-14" x 5-14"

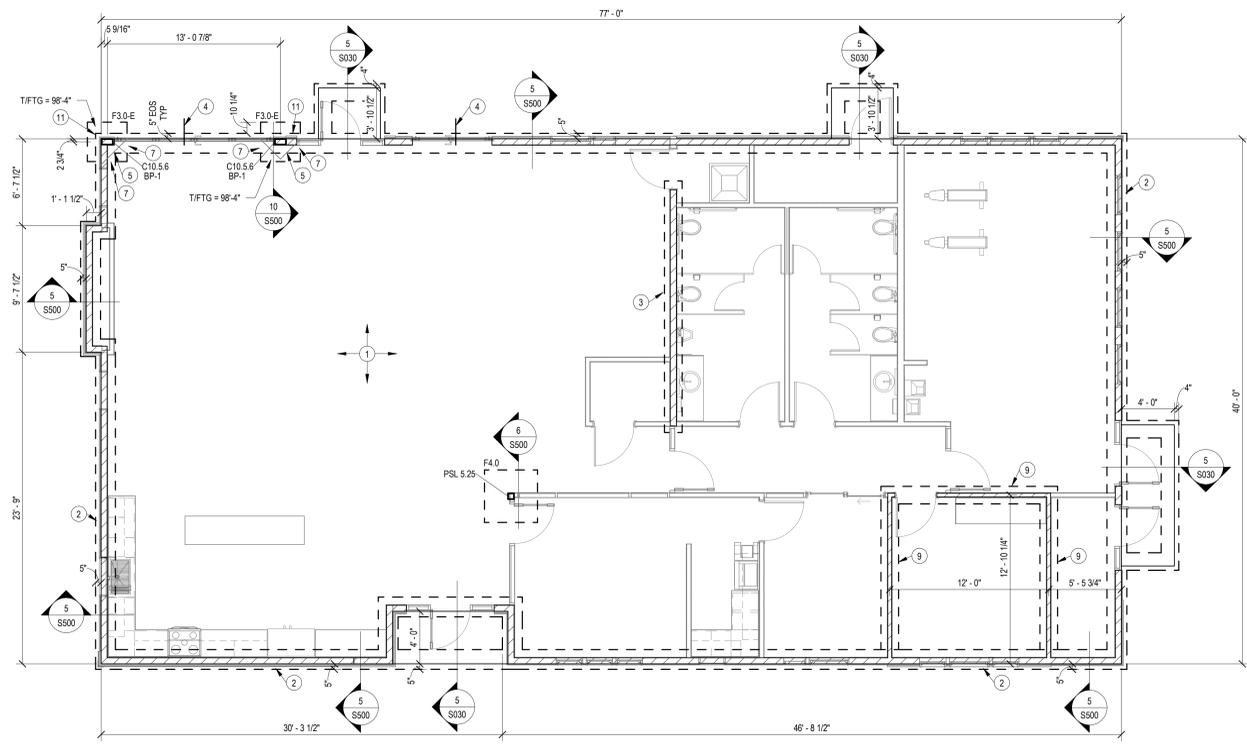
SCHEDULE - SPREAD FOOTING				
TYPE MARK	LENGTH	WIDTH	THICKNESS	REIN
F4.0	4'-0"	4'-0"	1'-2"	(5) #5 EA WAY TOP & BOT
F3.0-E	3'-0"	3'-0"	1'-10"	(4) #5 EA WAY TOP & BOT

- SHEET NOTES:**
- REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES. REVIEW NOTES & DETAILS FOR APPLICABILITY.
 - SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.
 - ALL STRUCTURAL WALLS ARE 2x6 @ 16" OC UNO. BUILDING CORNER ZONES (4'-8" FROM EDGE OF BUILDING) SHALL BE 2x6 @ 12" OC.
 - DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUDY EDGE OF SLAB.
 - FOLLOW TRUSS MFR RECOMMENDED DETAILING, INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQD.
 - HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX" RE: TYP DETAIL. ALL HEADERS IN STRUCTURAL WALL WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10. HEADERS IN NON-STRUCTURAL WALLS ARE (2) 2x6.
 - "SW-X" DENOTES WOOD SHEAR WALLS. RE: S060 FOR SHEAR WALL SCHEDULE.
 - TOP OF SLAB ELEVATION = 100'-0" UNO RE: ARCH & CIVIL FOR DATUM ELEVATION.
 - ROOF TRUSS BRG = 10'-1 1/8" ABOVE TOP OF SLAB UNO RE: ARCH.
 - TOP OF TRENCH FOOTING ELEVATION = 99'-0" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE. DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.
 - ALL HORIZONTAL REIN SHALL BE CONT THROUGH FOUNDATION STEPS.
 - SPREAD FOOTINGS DENOTED ON PLAN BY "F4-x". REFER TO SCHEDULE ON THIS SHEET FOR SIZE AND REINFORCING.
 - PROVIDE BLOCKOUTS IN SLAB FOR COLUMNS PER TYPICAL DETAIL.
 - STEEL COLUMNS ARE DENOTED ON PLAN AS "C10-x". REFER TO SCHEDULE ON THIS SHEET FOR COLUMN SIZE, BASEPLATE TYPE, AND BASEPLATE DIMENSIONS.
 - BASEPLATES ARE DENOTED ON PLAN AS "BP-x". REFER TO SCHEDULE ON S050 FOR BASEPLATE TYPE AND BASEPLATE DIMENSIONS.
 - ALL GIRDER TRUSSES SHALL BEAR ON A MIN OF (3) 2x6 STUD PACK, UNO.



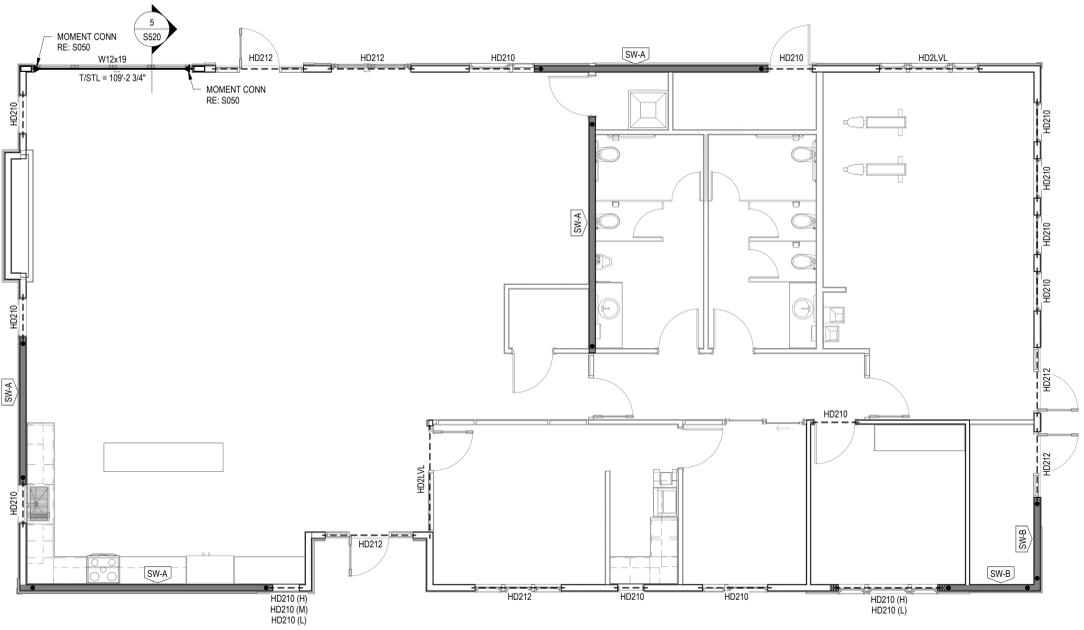
3 ROOF FRAMING PLAN - CLUBHOUSE
3/16" = 1'-0"

- ROOF FRAMING PLAN NOTES:**
- PRE-ENGINEERED ROOF TRUSSES @ 24" OC. TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH.
 - 2x4 OUTRIGGERS @ 24" OC. HOLD CABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN OUTRIGGERS.
 - 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER.
 - 2x10 LEDGER ATTACHED W/ (2) 1/4" S SIMPSON SDS WOOD SCREW @ 16" OC (2" MIN EDGE DISTANCE).
 - 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENINGS REQD.
 - 2x8 ROOF RAFTERS @ 16" OC.
 - STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS.
 - TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL DETAIL 1/S060 FOR STRAP INFO & REQD.
 - PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC. CEILING VAULTED BELOW. RE: PLAN FOR TRUSS BEARING ELEVATION.



1 FOUNDATION PLAN - CLUBHOUSE
3/16" = 1'-0"

- FOUNDATION PLAN NOTES:**
- 6" CONCRETE STRUCTURAL SLAB REIN. W/ #5 BOT BARS @ 12" OC EA WAY.
 - 18" WIDE x 2'-10" DEEP TRENCH FOOTING, REIN W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC.
 - 24" WIDE x 12" DEEP THICKEND SLAB, REIN W/ (3) #4 CONT AND #3 TRANS @ 24" OC.
 - 24" WIDE x 2'-10" DEEP TRENCH FOOTING, REIN W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC.
 - 16" WIDE x 12" DEEP FOOTING, REIN. W/ (2) #4 CONT BOT BARS.
 - RECESS/STOP CONC CURB @ DOOR OPENINGS.
 - STEP FOOTING, RE: TYPICAL DETAILS.
 - 36" WIDE x 2'-10" DEEP TRENCH FOOTING, REIN W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC.
 - 16" WIDE x 12" DEEP THICKEND SLAB, REIN W/ (2) #4 CONT AND #3 TRANS @ 24" OC.
 - 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REIN. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK.
 - POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REIN. AROUND COLUMN AS REQD.
 - #5 TOP BAR x 6'-0" LONG @ 12" OC OVER EA FOOTING.



CONTRACTOR NOTE: AT EXTERIOR WALLS THAT HAVE STONE/MASONRY FACADE AND ARE TALLER THAN 10'-0" PROVIDE (2) 2x6 @ 16" OC.

2 FIRST FLOOR WALL FRAMING PLAN - CLUBHOUSE
3/16" = 1'-0"



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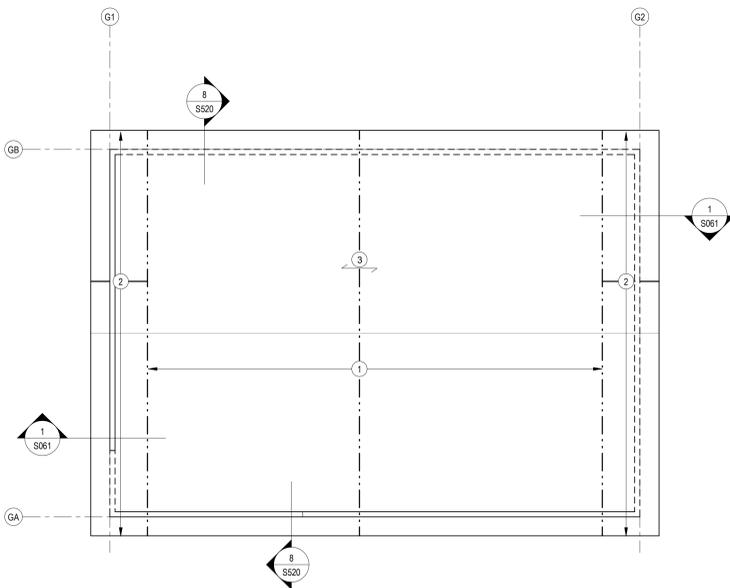
S101K
ISSUE DATE: 24 AUGUST 2023
STAND SEI#: 23090

FOUNDATION, WALL, AND ROOF FRAMING PLAN - CLUBHOUSE

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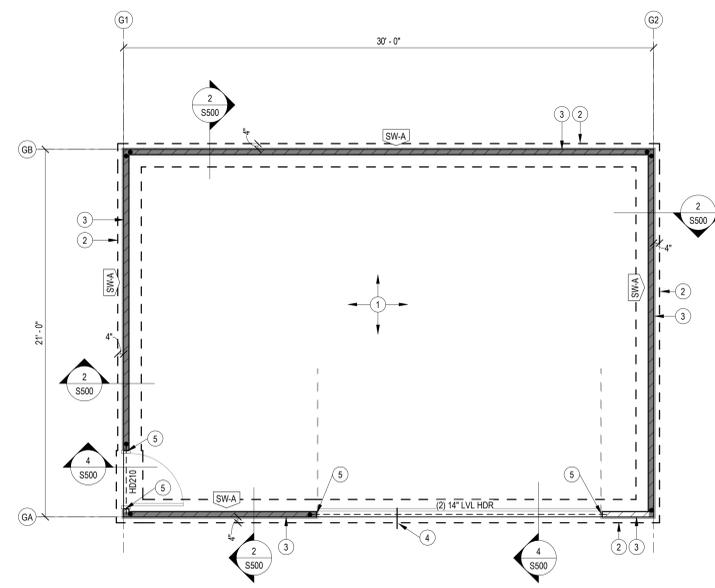
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2 ROOF FRAMING PLAN - MAINTENANCE GARAGE
1/4" = 1'-0"

ROOF FRAMING PLAN NOTES:

- 1 PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH
- 2 24" OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN OUTRIGGERS
- 3 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENING REQD



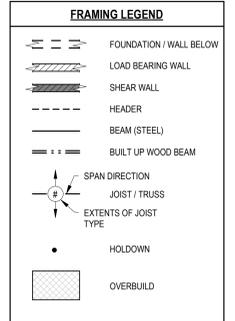
1 FOUNDATION PLAN - MAINTENANCE GARAGE
1/4" = 1'-0"

FOUNDATION PLAN NOTES:

- 1 5" MIN CONCRETE SLAB ON GRADE, RE: GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR BARRIER AND JOINTING REQUIREMENTS
- 2 18" WIDE X 2'-6" DEEP TRENCH FOOTING, REIN W/ (2) #5 CONT TOP AND BOT BARS AND #4 CLOSED TIES @ 24" OC
- 3 6" WIDE CONC CURB, REIN W/ #4 CONT @ TOP AND #4 DOWELS (14" LONG) @ 24" OC
- 4 #3 DWLS (18" LONG) @ 24" OC @ DOOR OPENING
- 5 TERMINATE CONC CURB @ DOOR OPENINGS

SHEET NOTES:

- A. REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES. REVIEW NOTES & DETAILS FOR APPLICABILITY.
- B. SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.
- C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC UNO, BUILDING CORNER ZONES (4'-6" FROM EDGE OF BUILDING) SHALL BE 2x4 @ 12" OC
- D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUDY EDGE OF SLAB
- E. FOLLOW TRUSS MFCOR RECOMMENDED DETAILIN, INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQD
- F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX" RE: TYP DETAIL. ALL HEADERS IN STRUCTURAL WALL WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10. HEADERS IN NON-STRUCTURAL WALLS ARE (2) 2x6
- G. SHEAR WALLS ARE CALLED OUT ON PLAN AS "SW-X" RE: TYP DETAILS
- H. TOP OF SLAB ELEVATION = 100'-0" UNO RE: ARCH & CIVIL FOR DATUM ELEVATION
- J. ROOF TRUSS BRG = 9'-1 1/8" ABOVE TOP OF SLAB, UNO RE: ARCH
- K. TOP OF TRENCH FOOTING ELEVATION = 99'-0" UNO, THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.
- L. ALL HORIZONTAL REINF SHALL BE CONT THROUGH FOUNDATION STEPS



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SE SHENANDOAH DRIVE
LEE'S SUMMIT, MO 64063

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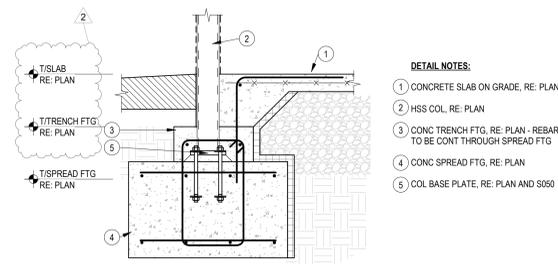
REVISION DATES:
2 REV#3 2/27/2025



S102 K
ISSUE DATE: 24 AUGUST 2023
STAND SEI#: 23090

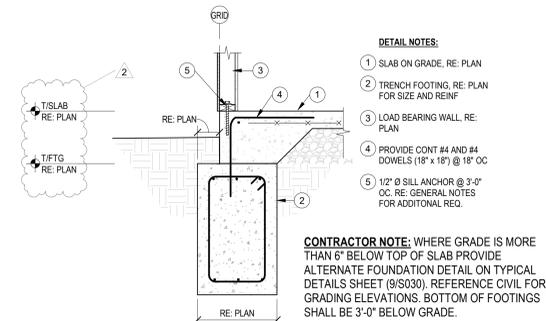
FOUNDATION & ROOF FRAMING PLAN - MAINTENANCE GARAGE

PERMIT DOCUMENTS



- DETAIL NOTES:**
- 1 CONCRETE SLAB ON GRADE, RE: PLAN
 - 2 HSS COL, RE: PLAN
 - 3 CONC TRENCH FTG, RE: PLAN - REBAR TO BE CONT THROUGH SPREAD FTG
 - 4 CONC SPREAD FTG, RE: PLAN
 - 5 COL BASE PLATE, RE: PLAN AND S050

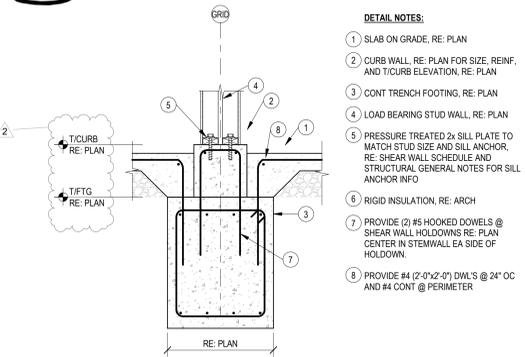
10 FOOTING @ COLUMN
3/4" = 1'-0"



- DETAIL NOTES:**
- 1 SLAB ON GRADE, RE: PLAN
 - 2 TRENCH FOOTING, RE: PLAN FOR SIZE AND REINF
 - 3 LOAD BEARING WALL, RE: PLAN
 - 4 PROVIDE CONT #4 AND #4 DOWELS (18" x 18") @ 18" OC
 - 5 1/2" DIA SILL ANCHOR @ 3'-0" OC, RE: GENERAL NOTES FOR ADDITIONAL REQ.

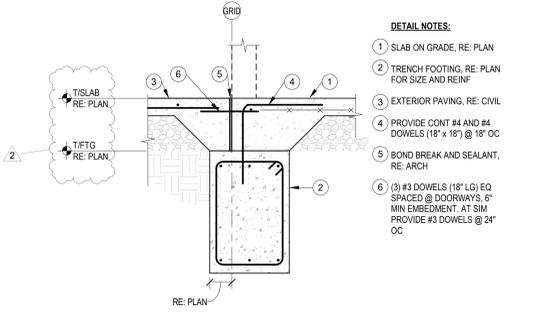
CONTRACTOR NOTE: WHERE GRADE IS MORE THAN 6" BELOW TOP OF SLAB PROVIDE ALTERNATE FOUNDATION DETAIL ON TYPICAL DETAILS SHEET (9/S030). REFERENCE CIVIL FOR GRADING ELEVATIONS. BOTTOM OF FOOTINGS SHALL BE 3'-0" BELOW GRADE.

5 FDN SECTION @ WALL FTG
3/4" = 1'-0"



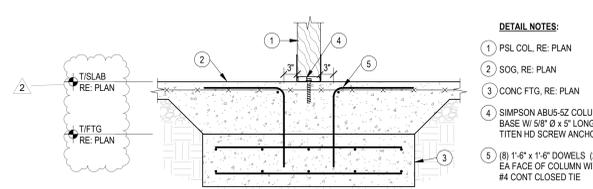
- DETAIL NOTES:**
- 1 SLAB ON GRADE, RE: PLAN
 - 2 CURB WALL, RE: PLAN FOR SIZE, REINF, AND T/CURB ELEVATION, RE: PLAN
 - 3 CONT TRENCH FOOTING, RE: PLAN
 - 4 LOAD BEARING STUD WALL, RE: PLAN
 - 5 PRESSURE TREATED 2x SILL PLATE TO MATCH STUD SIZE AND SILL ANCHOR, RE: SHEAR WALL SCHEDULE AND STRUCTURAL GENERAL NOTES FOR SILL ANCHOR INFO
 - 6 RIGID INSULATION, RE: ARCH
 - 7 PROVIDE (2) #5 HOOKED DOWELS @ SHEAR WALL HOLD-DOWNS RE: PLAN CENTER IN STEMWALL EA SIDE OF HOLD-DOWN.
 - 8 PROVIDE #4 (2'-0"x2'-0") DWLS @ 24" OC AND #4 CONT @ PERIMETER

9 FOUNDATION SECTION
3/4" = 1'-0"



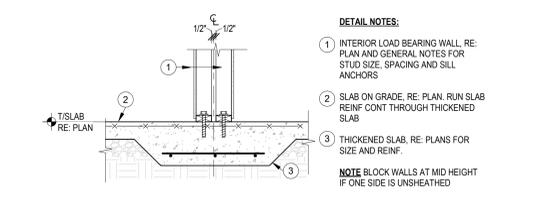
- DETAIL NOTES:**
- 1 SLAB ON GRADE, RE: PLAN
 - 2 TRENCH FOOTING, RE: PLAN FOR SIZE AND REINF
 - 3 EXTERIOR PAVING, RE: CIVIL
 - 4 PROVIDE CONT #4 AND #4 DOWELS (18" x 18") @ 18" OC
 - 5 BOND BREAK AND SEALANT, RE: ARCH
 - 6 (3) #3 DOWELS (18" LG) EQ SPACED @ DOORWAYS, 6" MIN EMBEDMENT. AT SIM PROVIDE #3 DOWELS @ 24" OC

4 FDN SECTION @ WALL OPENING
3/4" = 1'-0"



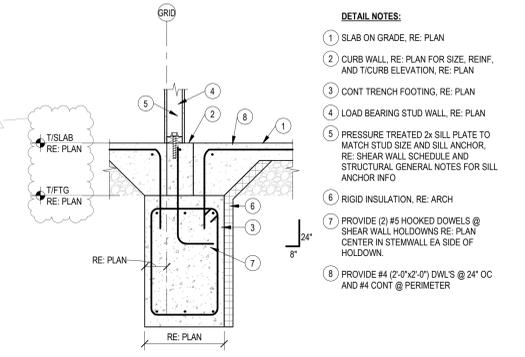
- DETAIL NOTES:**
- 1 PSL COL, RE: PLAN
 - 2 SOG, RE: PLAN
 - 3 CONC FTG, RE: PLAN
 - 4 SIMPSON ADU-SZ COLUMN BASE W/ 5/8" DIA x 6" LONG TITEN HD SCREW ANCHOR
 - 5 (8) 1'-6" x 1'-6" DWLS (2) EA FACE OF COLUMN WITH #4 CONT CLOSED TIE

6 PSL COLUMN FOOTING
3/4" = 1'-0"



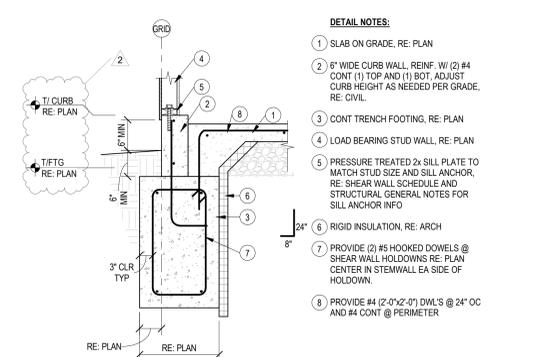
- DETAIL NOTES:**
- 1 INTERIOR LOAD BEARING WALL, RE: PLAN AND GENERAL NOTES FOR STUD SIZE, SPACING AND SILL ANCHORS
 - 2 SLAB ON GRADE, RE: PLAN, RUN SLAB REINF CONT THROUGH THICKENED SLAB
 - 3 THICKENED SLAB, RE: PLANS FOR SIZE AND REINF.
- NOTE:** BLOCK WALLS AT MID HEIGHT IF ONE SIDE IS UNSHEATHED

3 FDN SECTION @ COMMON WALL
3/4" = 1'-0"



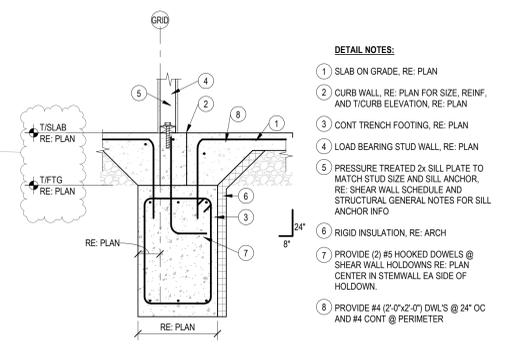
- DETAIL NOTES:**
- 1 SLAB ON GRADE, RE: PLAN
 - 2 CURB WALL, RE: PLAN FOR SIZE, REINF, AND T/CURB ELEVATION, RE: PLAN
 - 3 CONT TRENCH FOOTING, RE: PLAN
 - 4 LOAD BEARING STUD WALL, RE: PLAN
 - 5 PRESSURE TREATED 2x SILL PLATE TO MATCH STUD SIZE AND SILL ANCHOR, RE: SHEAR WALL SCHEDULE AND STRUCTURAL GENERAL NOTES FOR SILL ANCHOR INFO
 - 6 RIGID INSULATION, RE: ARCH
 - 7 PROVIDE (2) #5 HOOKED DOWELS @ SHEAR WALL HOLD-DOWNS RE: PLAN CENTER IN STEMWALL EA SIDE OF HOLD-DOWN.
 - 8 PROVIDE #4 (2'-0"x2'-0") DWLS @ 24" OC AND #4 CONT @ PERIMETER

8 FOUNDATION SECTION
3/4" = 1'-0"



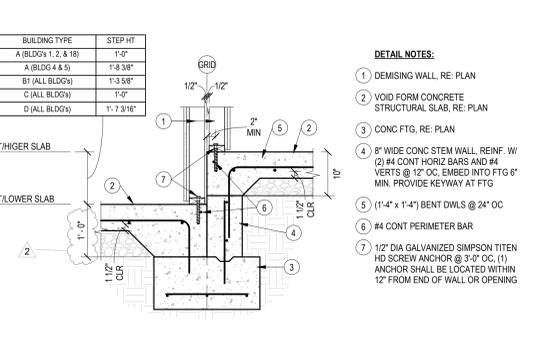
- DETAIL NOTES:**
- 1 SLAB ON GRADE, RE: PLAN
 - 2 8" WIDE CURB WALL, REINF. W/ (2) #4 CONT (1) TOP AND (1) BOT, ADJUST CURB HEIGHT AS NEEDED PER GRADE, RE: CIVIL
 - 3 CONT TRENCH FOOTING, RE: PLAN
 - 4 LOAD BEARING STUD WALL, RE: PLAN
 - 5 PRESSURE TREATED 2x SILL PLATE TO MATCH STUD SIZE AND SILL ANCHOR, RE: SHEAR WALL SCHEDULE AND STRUCTURAL GENERAL NOTES FOR SILL ANCHOR INFO
 - 6 RIGID INSULATION, RE: ARCH
 - 7 PROVIDE (2) #5 HOOKED DOWELS @ SHEAR WALL HOLD-DOWNS RE: PLAN CENTER IN STEMWALL EA SIDE OF HOLD-DOWN.
 - 8 PROVIDE #4 (2'-0"x2'-0") DWLS @ 24" OC AND #4 CONT @ PERIMETER

2 FOUNDATION SECTION
3/4" = 1'-0"



- DETAIL NOTES:**
- 1 SLAB ON GRADE, RE: PLAN
 - 2 CURB WALL, RE: PLAN FOR SIZE, REINF, AND T/CURB ELEVATION, RE: PLAN
 - 3 CONT TRENCH FOOTING, RE: PLAN
 - 4 LOAD BEARING STUD WALL, RE: PLAN
 - 5 PRESSURE TREATED 2x SILL PLATE TO MATCH STUD SIZE AND SILL ANCHOR, RE: SHEAR WALL SCHEDULE AND STRUCTURAL GENERAL NOTES FOR SILL ANCHOR INFO
 - 6 RIGID INSULATION, RE: ARCH
 - 7 PROVIDE (2) #5 HOOKED DOWELS @ SHEAR WALL HOLD-DOWNS RE: PLAN CENTER IN STEMWALL EA SIDE OF HOLD-DOWN.
 - 8 PROVIDE #4 (2'-0"x2'-0") DWLS @ 24" OC AND #4 CONT @ PERIMETER

7 FOUNDATION SECTION
3/4" = 1'-0"



BUILDING TYPE	STEP HT
A (BLDG 1, 2, & 18)	1'-0"
A (BLDG 4 & 5)	1'-8.58"
B (ALL BLDGS)	1'-3.58"
C (ALL BLDGS)	1'-0"
D (ALL BLDGS)	1'-7.316"

- DETAIL NOTES:**
- 1 DEMISING WALL, RE: PLAN
 - 2 VOID FORM CONCRETE STRUCTURAL SLAB, RE: PLAN
 - 3 CONC FTG, RE: PLAN
 - 4 8" WIDE CONC STEM WALL, REINF. W/ (2) #4 CONT HORIZ BARS AND #4 VERTS @ 12" OC, EMBED INTO FTG 6" MIN. PROVIDE KEYWAY AT FTG
 - 5 (1'-4" x 1'-4") BENT DWLS @ 24" OC
 - 6 #4 CONT PERIMETER BAR
 - 7 1/2" DIA GALVANIZED SIMPSON TITEN HD SCREW ANCHOR @ 3'-0" OC, (1) ANCHOR SHALL BE LOCATED WITHIN 12" FROM END OF WALL OR OPENING

1 FOUNDATION STEP @ DEMISING WALL
3/4" = 1'-0"



REUNION AT BLACKWELL
SE SHENANDOAH DRIVE
LEE'S SUMMIT, MO 64063

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REVISION DATES:
2 REV#3 2/27/2025



PROFESSIONAL SEAL
S500
ISSUE DATE: 24 AUGUST 2023
STAND SEI#: 23090

FOUNDATION SECTIONS

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