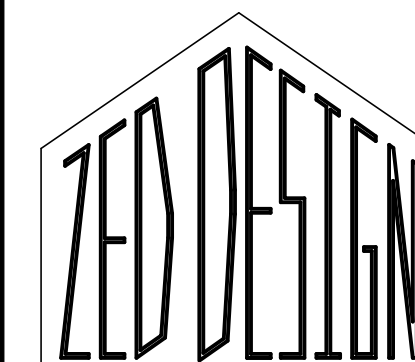


NOTE:

ALL GRADES SHOWN ARE APPROXIMATE
CONTRACTOR TO VERIFY ALL EXISTING
AND FINISH GRADES



PO BOX 1962
HILLSBORO, OREGON 97123
503-348-2619

17071
22000 NE HOLLY HILL RD
HILLSBORO, OREGON 97123

TITLE: SITE PLAN
PROJECT: DAVIDOW RESIDENCE
OWNER: MATT and AMANDA

DATE: MAY 13, 2021
PROJECT NO.: 21-100-071
REVISIONS:

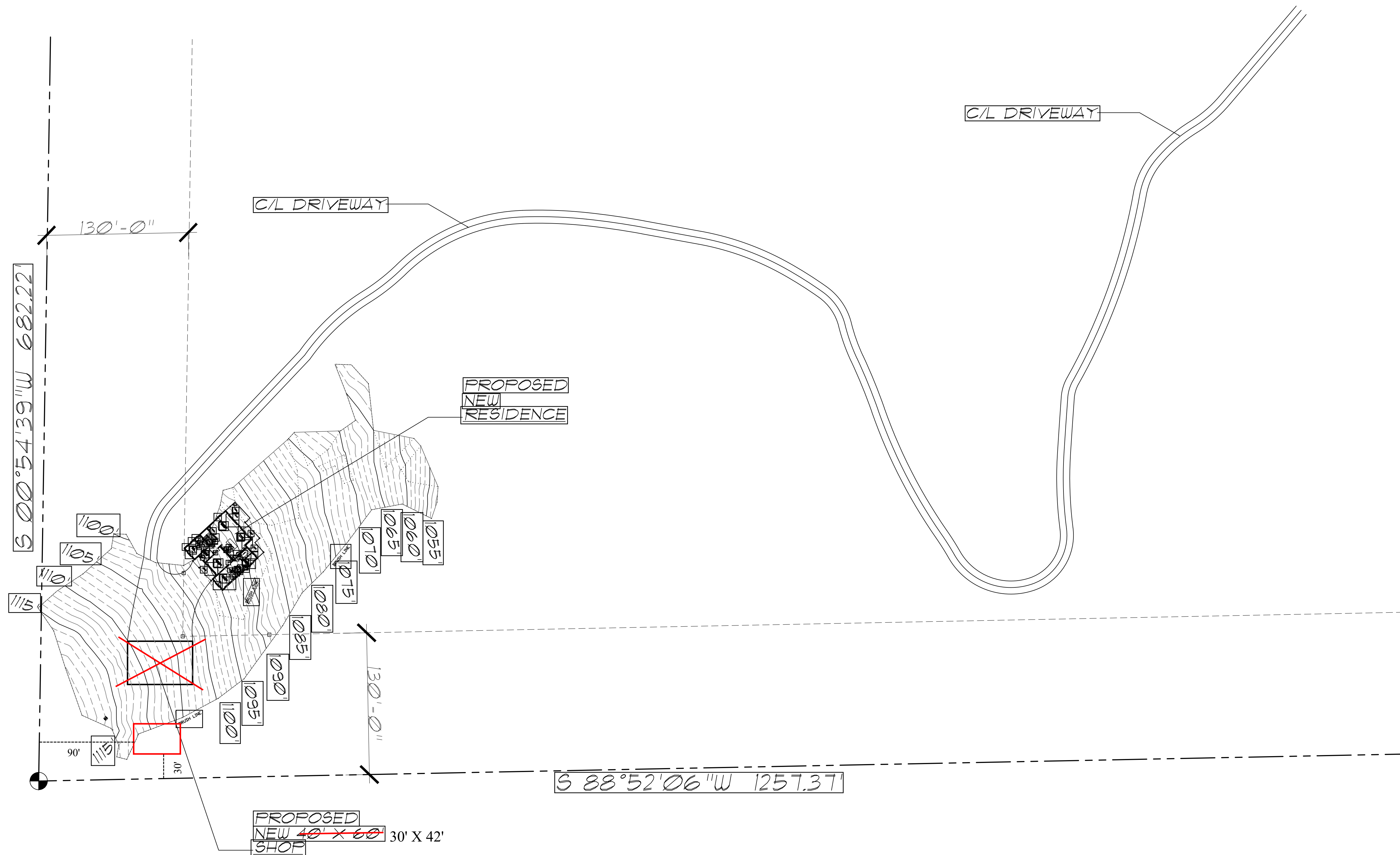
NO:
OF

S
ONE

SITE PLAN

SCALE: 1" = 50'

TAX LOT 400
MAP NO. R231500
CITY OF HILLSBORO
YAMHILL COUNTY
STATE OF OREGON





FRONT ELEVATION

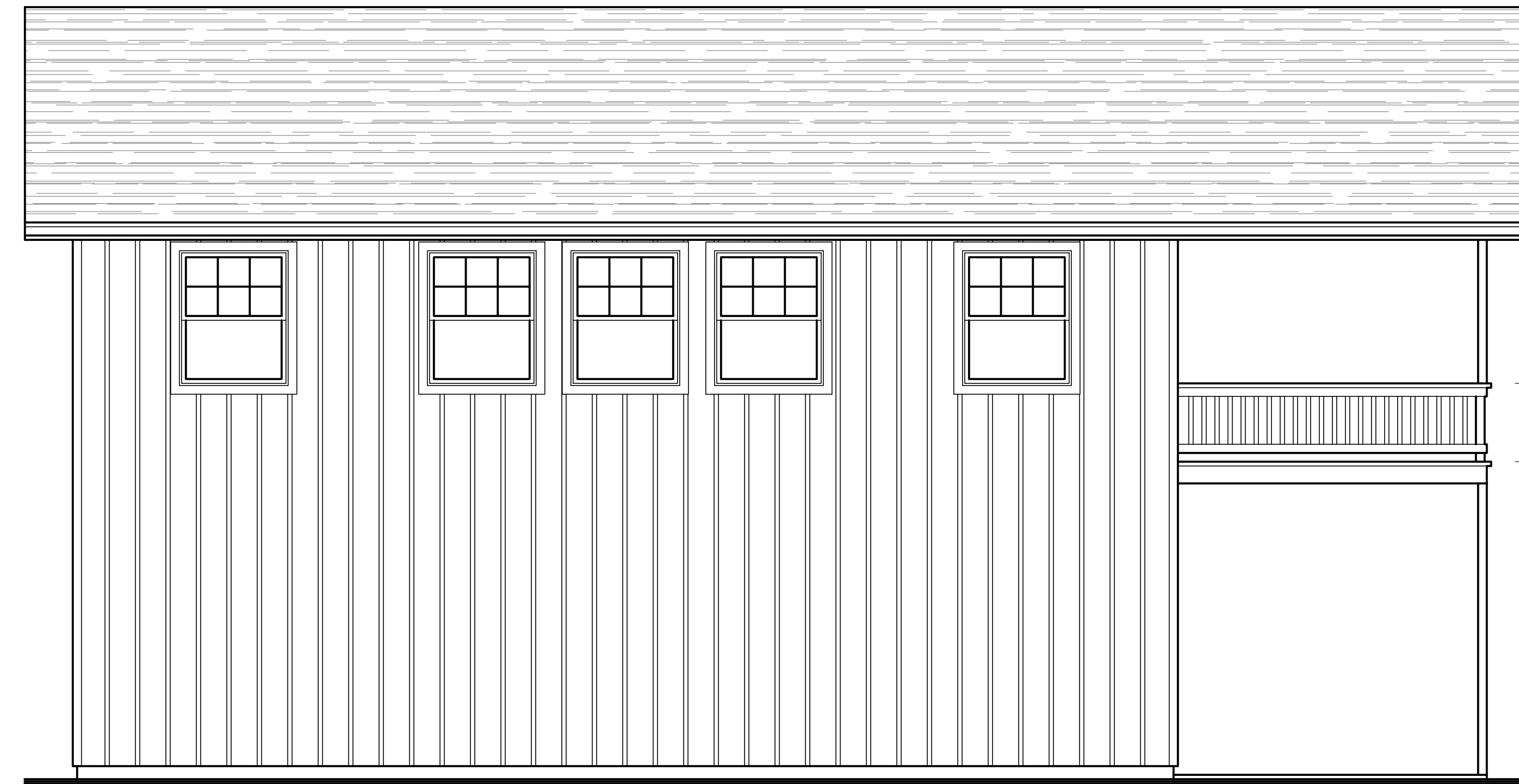
SCALE: 1/4" = 1'-0"

NOTE:

EXTEND ALL FLUES A MIN. OF 2'-0"
ABOVE ANY PART OF THE BLDG W/ IN
A 10'-0" HORIZONTAL RADIUS

NOTE:

ALL GRADES SHOWN ARE APPROXIMATE.
CONTRACTOR SHALL VERIFY ALL
EXISTING AND FINISH GRADES.



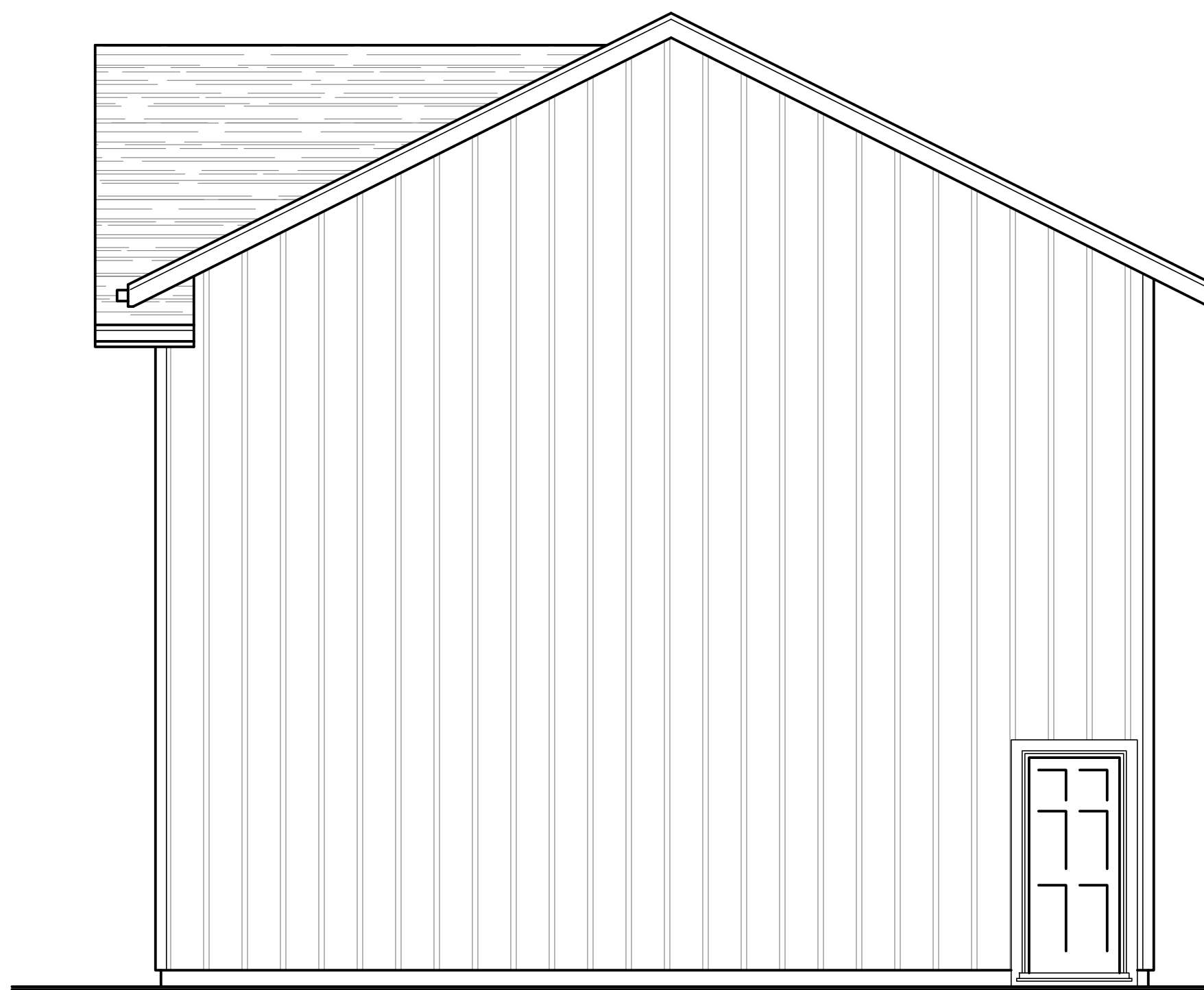
REAR ELEVATION

SCALE: 1/4" = 1'-0"



LEFT-SIDE ELEVATION

SCALE: 1/4" = 1'-0"



RIGHT-SIDE ELEVATION

SCALE: 1/4" = 1'-0"

NOTICE

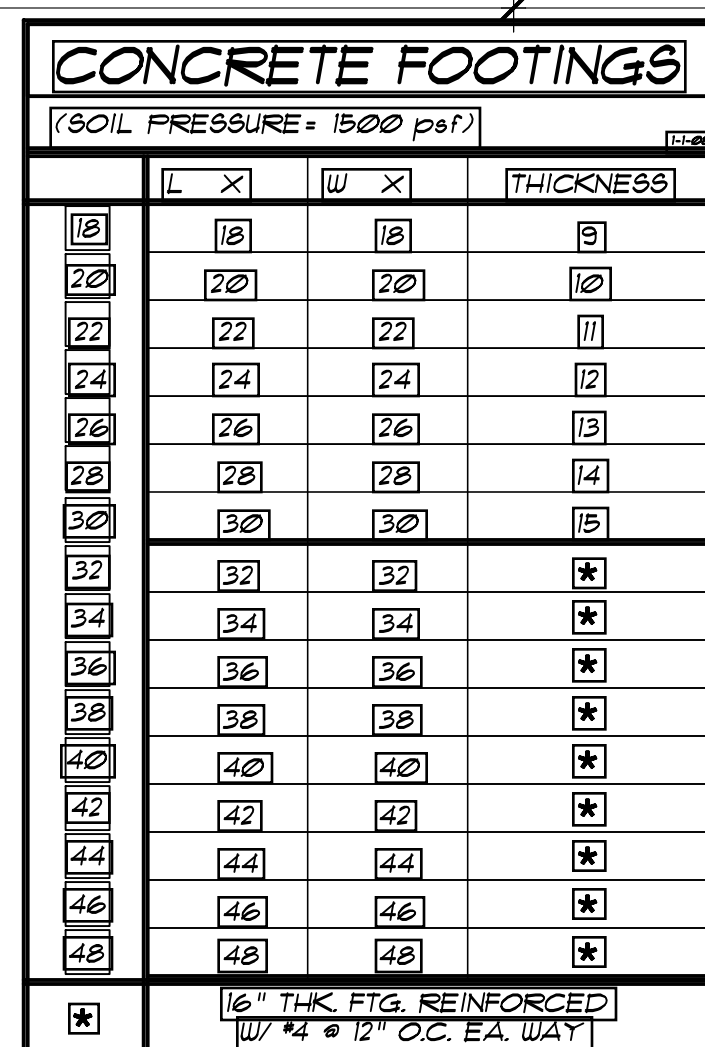
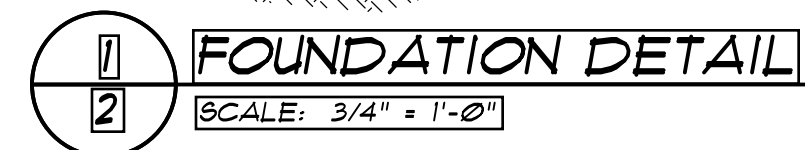
ALL CONSTRUCTION TO COMPLY WITH THE
2021 EDITION OF THE OREGON RESIDENTIAL
SPECIALTY CODE / 2018 INTERNATIONAL
RESIDENTIAL CODE WITH THE OREGON
AMENDMENTS AND OREGON RESIDENTIAL
ENERGY EFFICIENCY (CHAPTER 12)
COORDINATE ALL APPLICABLE
MODIFICATIONS TO THESE DRAWINGS AS
REQUIRED

PRESCRIPTIVE ENVELOPE
REQUIREMENTS:

BUILDING COMPONENTS	VALUES
Maximum Allowable Window Area	No Limit
Window Class	U+0.27
Doors, Other than Main Entry	U+0.20
Exterior Main Entry Door	U+0.40
Maximum 25 sq. ft. Glazing	
Exterior Wall Insulation	R-21
Intermediate Framing	R-49
Underfloor Insulation	R-30
Floor Ceilings	R-49
Vaulted Ceilings "rafters"	R-30
Vaulted Ceilings "scissor truss"	R-30
Skylight Class	U+0.50
Skylight Area	<2%
Basement Walls (that do NOT extend more than 24" above grade)	R-15
Basement Walls (that extend more than 24" above grade)	R-21
Slab Floor Edge Insulation	R-15
Forced Air Duct Insulation	R-8

Taken from Table N101.1(2) of the 2021 OR.S.C.

ZED DESIGN LLC ASSUMES NO RESPONSIBILITY
FOR THE ACCURACY / VALIDITY OF CONTRACTOR / OWNER
SUPPLIED INFORMATION. THE CONTRACTOR / OWNER IS
RESPONSIBLE TO CHECK THE PLANS EXISTING SITE
CONDITIONS (DIMENSIONS) AND TO NOTIFY THE DESIGNER
OF ANY ERRORS, OMISSIONS OR DISCREPANCIES PRIOR TO
THE START OF CONSTRUCTION. DISCREPANCIES MAY RESULT
IN ADDITIONAL COST TO THE OWNER



1. CONTRACTOR TO EXCAVATE AS TO MAINTAIN 18" MIN. GROUND TO GIRDERS CLEARANCE.
2. COVER ENTIRE GROUND AREA OF CRAWLSPACE W/6 MIL. "VISQUEEN", EXTEND A MIN. OF 1'-0" UP FOUNDATION WALL.
3. GIRDERS TO HAVE 3" MIN. BEARING ON ASPHALT COMPOSITE SHINGLE W/ 1/2" AIR SPACE AT ENDS AND SIDES OF GIRDER AND FOUNDATION WALL.
4. FOUNDATION VENTS TO 16" X 8" W/4" MESH CORR RESIST. SCREEN (UNDOUBT. @ REQUIRED).
5. PROVIDE 18" X 24" CRAWLSPACE ACCESS AS PER 2021 ORSC R400.3 (22" X 30" RECOMMENDED).
6. PROVIDE CRAWLSPACE DRAIN AS PER 2021 ORSC R400, R406 & 400.5.
7. MIN. REBAR SPACING: 1'-4" TOP & BOTTOM (CONT.) W/ 1/4" @ 24" O.C. VERT. STANDARD FOOTING. (TYP.) W/ LAPS PER R404.13.3.7B.
8. MINIMUM 3" X 3" X 1/4" PLATE WASHERS ON FULL LENGTH OF BRACED WALL LINES PER ORSC 2021 R602.11.1.
9. PROVIDE RADON MITIGATION PER APPENDIX F 2021 ORSC IN COUNTIES AS REQUIRED PER CODE.

SCALE: 1/4" = 1'-0"



ALL HIPS, VALLEYS AND RIDGES TO BE
2" X 10 UNLESS NOTED OTHERWISE

- 1 2 X 8 RAFTERS @ 24" O.C. (12'-4" MAXIMUM SPAN)
- 2 2 X 8 RAFTERS @ 12" O.C. (11'-5" MAXIMUM SPAN)
- 3 2 X 10 RAFTERS @ 24" O.C. (15'-1" MAXIMUM SPAN)
- 4 2 X 12 RAFTERS @ 24" O.C. (11'-6" MAXIMUM SPAN)
- 5 ----- 2X FURLINS @ 24" O.C. @ 45° MAX. FR
VERTICAL SUPPORT FROM BEARING TO RAFTERS
- 6 OVERFRAME W/ 2 X 8 RAFTERS @ 24" O.C.
- 7  POST UP FROM BEARING POINT BELOW
- 8 AT ALL VAULTED 2 X 8 CEILINGS, USE 2 X 4 FURR
BELOW FOR INSULATION. REQ'TS.
- 9 MANUF. TRUSSES @ 24" O.C.
- 10 MANUF. "SCISSOR" TRUSSES @ 24" O.C.
- 11 MANUF. "SUB" TRUSSES @ 24" O.C.
- 12 MANUF. "ATTIC" TRUSSES
- 13 EXISTING ROOF SYSTEM

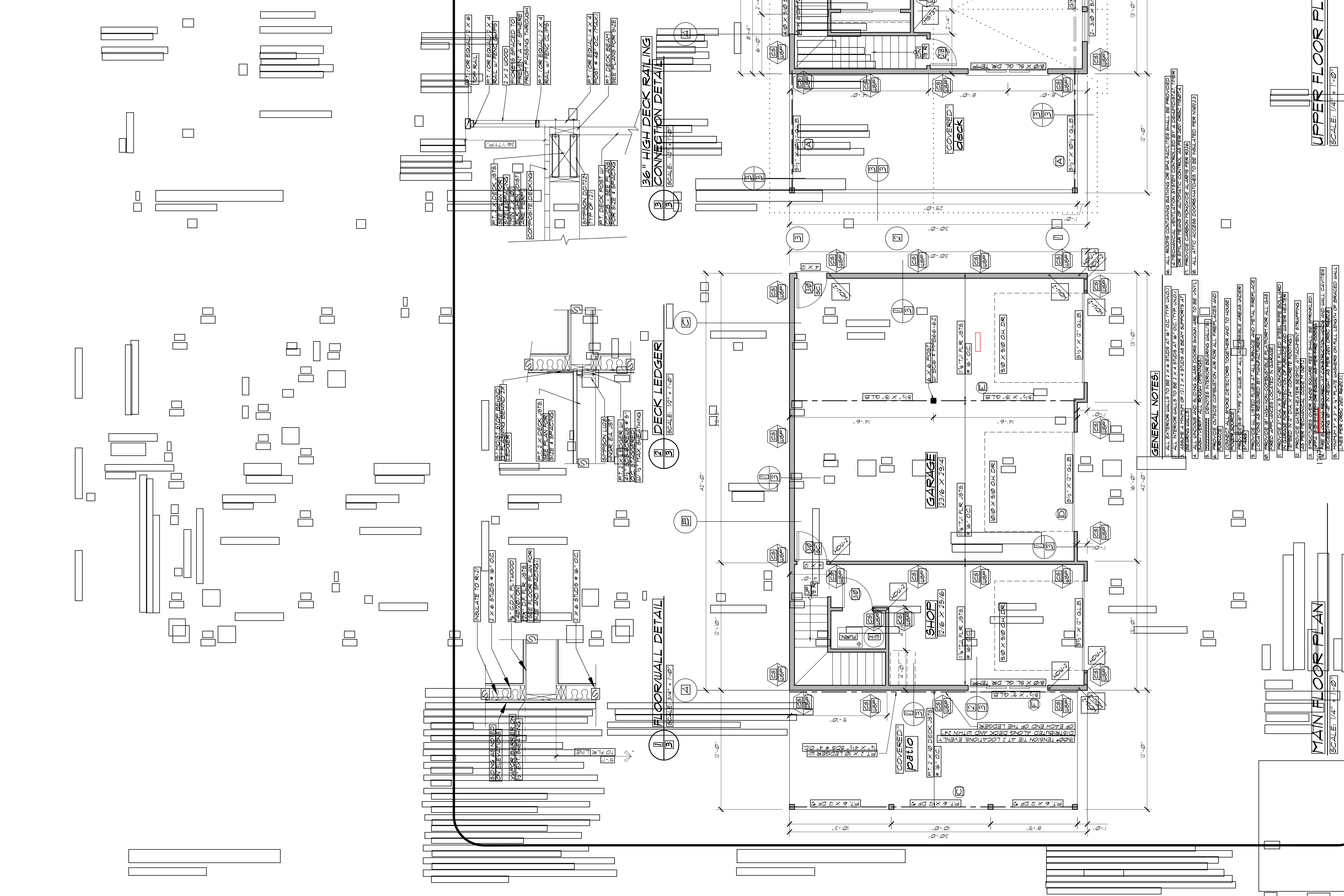


SCALE: 1" = 10'

SCALE: 1/4" = 1'-0"

1. ALL OVERHANGS TO BE 24" (TYP. UN.O.)
2. ALL RAKES TO BE 24" (TYP. UN.O.)
3. ROOFING TO BE 1" ARCH 80" COMP. SHINGLES
4. ROOF VENTS TO BE 50 SQ. IN. EA. (171 REQUIRED)
5. ALL ROOF SLOPES TO BE 16:12 PITCH (TYP. UN.O.)

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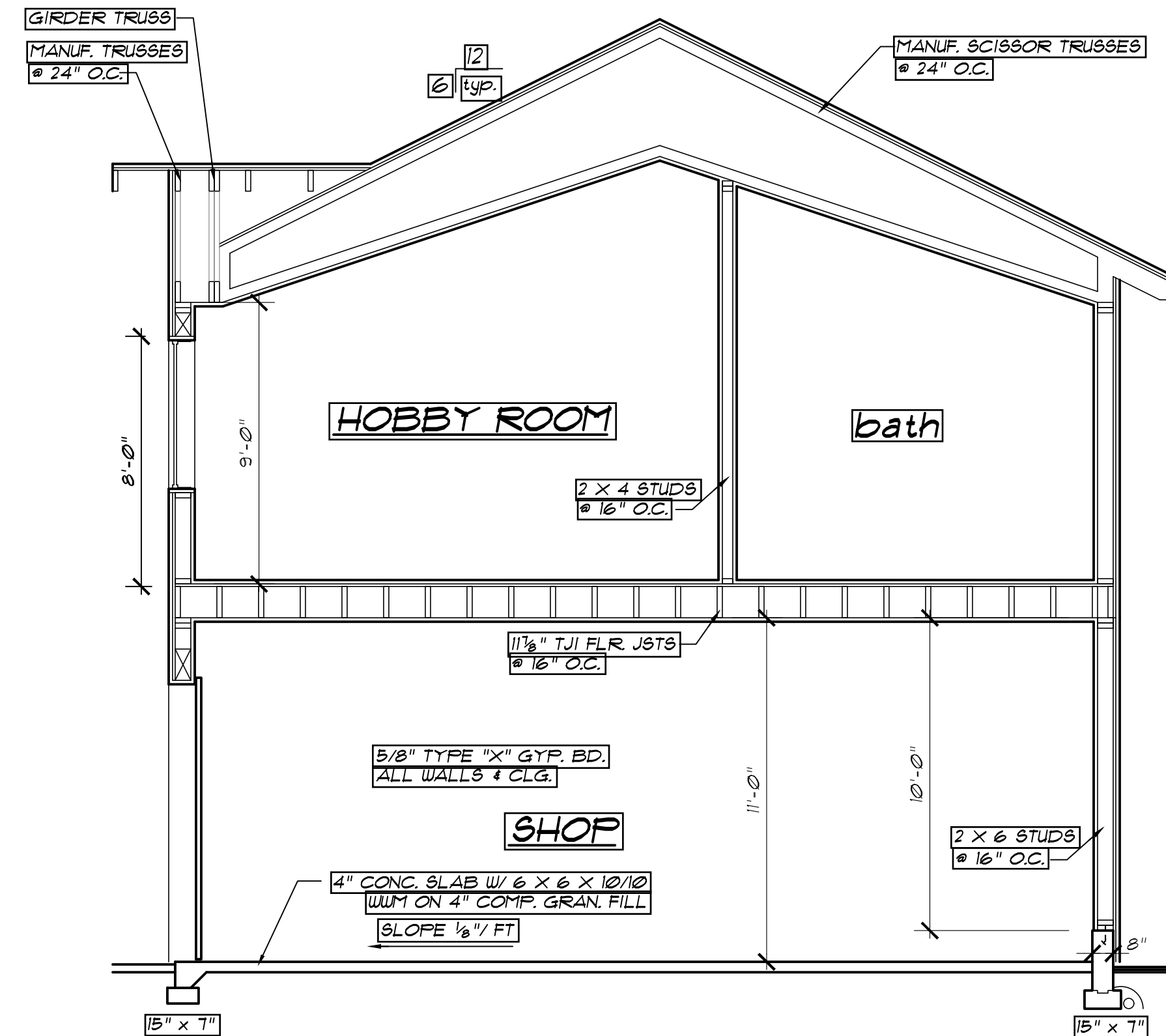
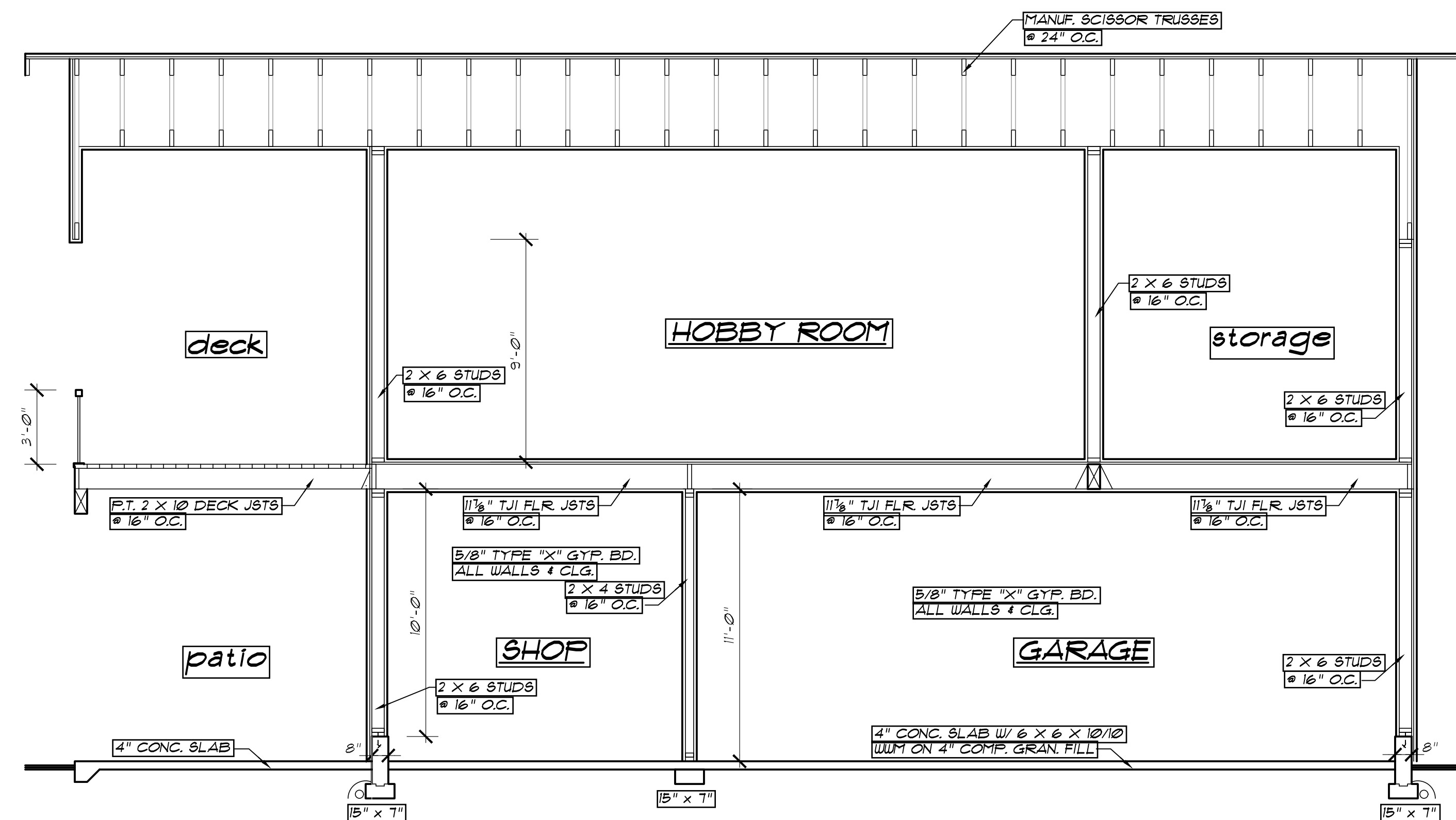


MAIN FLOOR PLAN

SCALE: 1/4" = 1'-0"

UPPER FLOOR PLAN

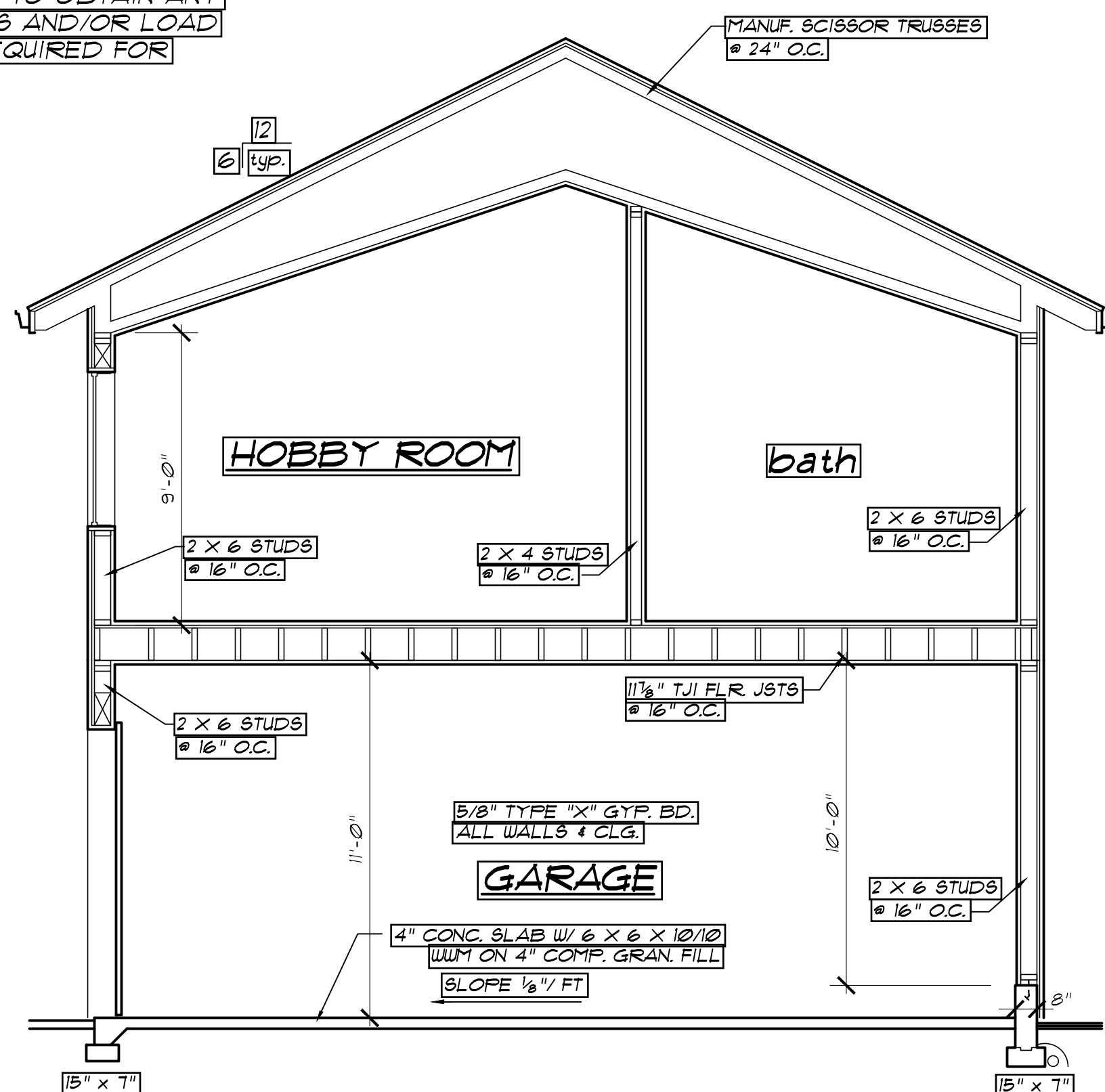
SCALE: 1/4" = 1'-0"



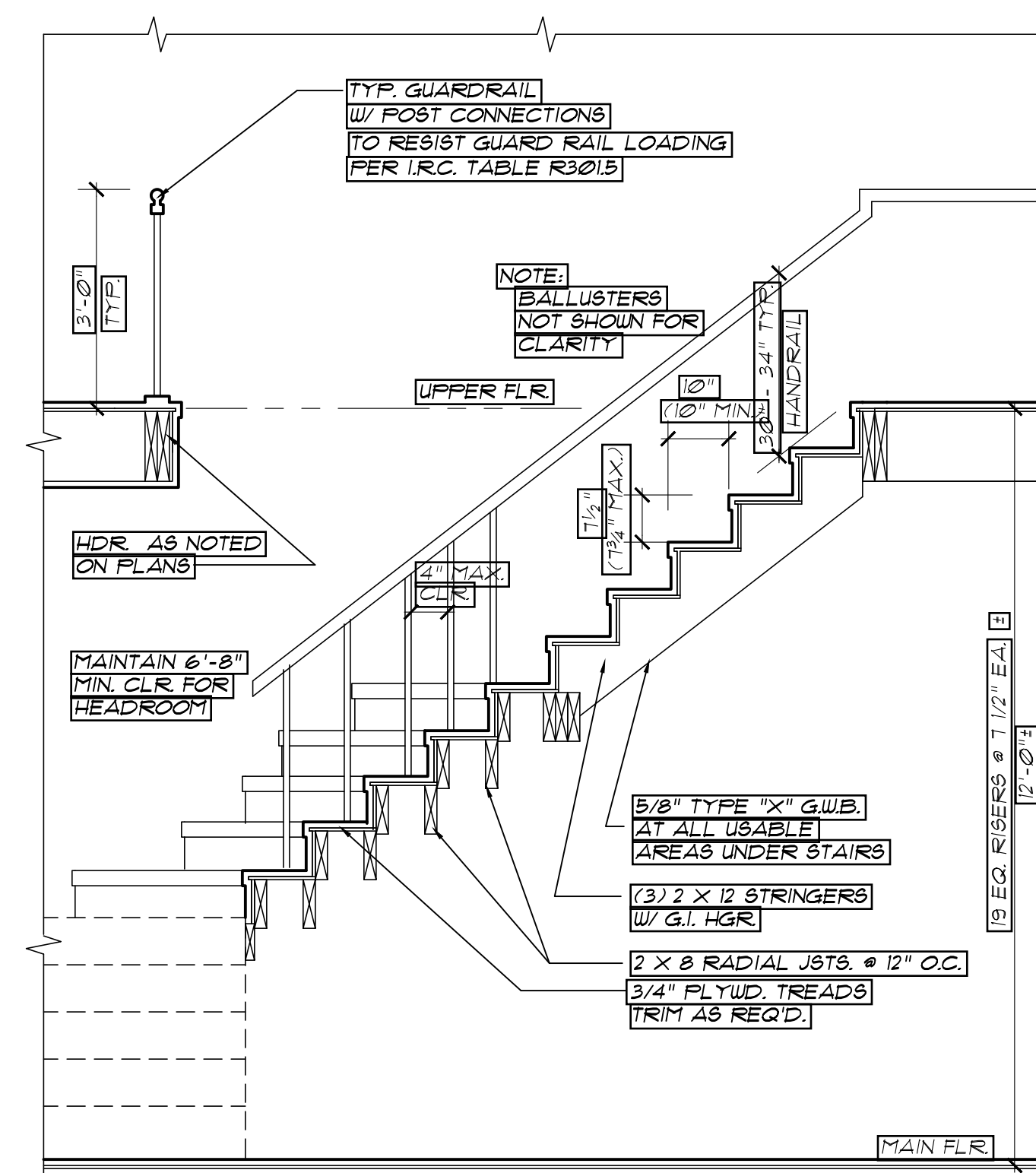
BUILDING SECTIONS
SCALE: 1/4" = 1'-0"

BUILDING SECTIONS
SCALE: 1/4" = 1'-0"

NOTE:
ALL MFD. TRUSSES SHOWN ARE TO BE ENGINEERED BY TRUSS MFR. & BUILDER/OWNER IS RESPONSIBLE TO OBTAIN ANY CALCULATIONS AND/OR LOAD DIAGRAMS REQUIRED FOR PERMITS



BUILDING SECTIONS
SCALE: 1/2" = 1'-0"



STAIR SECTION
SCALE: 1/2" = 1'-0"

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