

- FLOOR PLAN -  
816 SQ. FT.  
8'-0" CEILING HEIGHT  
2X6 EXTERIOR WALLS

- NOTES:
1. ALL STUD WALLS ARE 3 1/2" FOR 2X4 WALLS AND 5 1/2" FOR 2X6 WALLS
  2. FIRESTOP ALL SOFFITS AND DROPS
  3. ALL BATH FANS VENTED OUTSIDE
  4. ALL SMOKE DETECTORS TO BE COMBINATION PHOTOELECTRIC AND IONIZATION PER RCO 314.1 ALL DETECTORS TO BE HARDWIRED WITH BATTERY BACKUP AND INSTALLED PER MFG. INSTRUCTIONS
  5. 8'-0" CEILING HEIGHT UNLESS OTHERWISE NOTED
  6. BOTTOM OF WINDOWS 22" A.F.F. UNLESS OTHERWISE NOTED
  7. FAN/LIGHT TO BE SUPPLIED AND INSTALLED BY H.V.A.C. CONTRACTOR
  8. ATTIC ACCESS COVERS MUST BE INSULATED TO BE EQUIVALENT WITH THE REST OF THE ATTIC, R-49 PER SECTION 1102.2.3
  9. 50% OF THE LAMPS IN PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL BE HIGH-EFFICIENT LAMPS PER SECTION 1104.1
  10. AN APPROVED CARBON MONOXIDE ALARM SHALL BE INSTALLED OUTSIDE OF EACH SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS IN DWELLING UNITS WITHIN WHICH FUEL-FIRED APPLIANCES ARE INSTALLED AND IN DWELLING UNITS THAT HAVE ATTACHED GARAGES PER SECTION 315

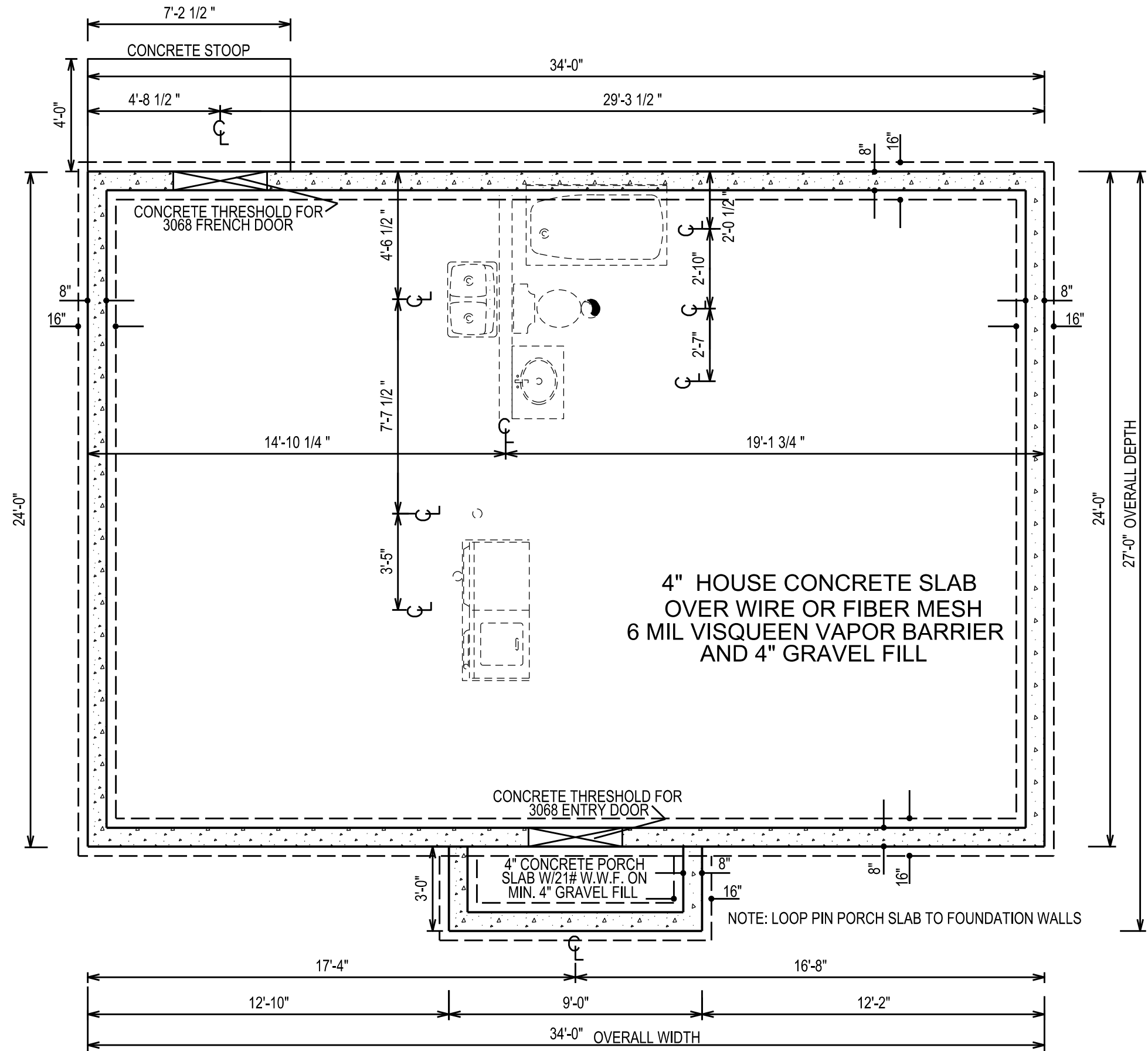
DESIGN LOADS:  
FLOOR LIVE LOADS= 40 PSF  
ROOF LIVE LOADS=25 PSF  
GARAGE SLAB LIVE LOADS= 125 PSF  
GROUND SNOW LOADS= 20PSF  
WIND LOADS @ 115 MPH= 33 PSF  
CONCRETE FOOTER AND SLAB= 3500 PSI  
SOIL BEARING CAPACITY= 1500 PSF(MEDIUM CLAY)

WALL BRACING PER 602.10

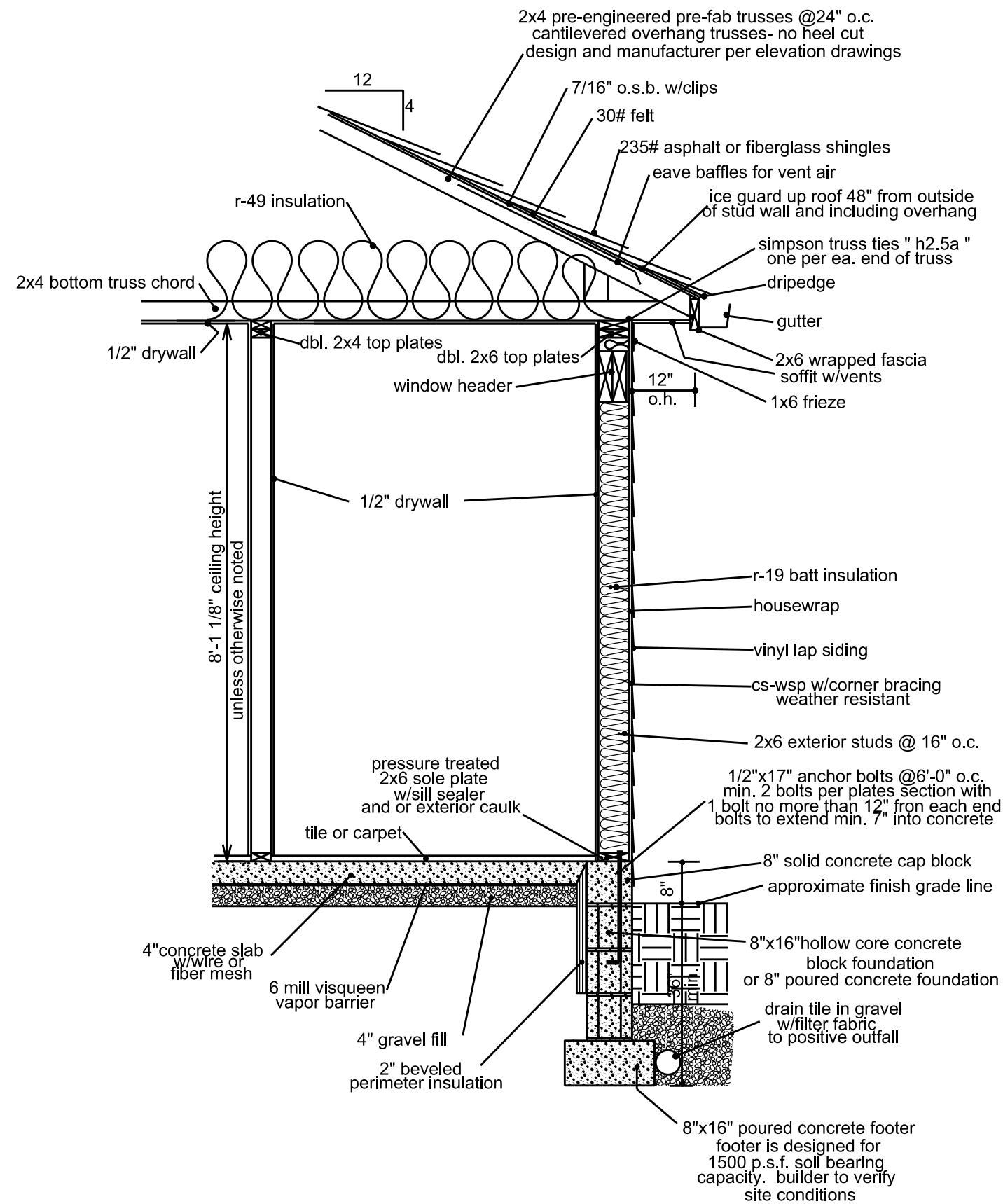
MATERIAL IDENTIFICATION  
STUDS ARE STUD GRADE  
TOP PLATES SPF#2 OR EQUAL  
HEADERS ARE SYP#1KD  
LVL HEADER AS SPECIFIED  
SIZE OF LVL AS SPECIFIED  
Fb=2800 PSI  
EXTERIOR WALL SHALL HAVE 1/2" O.S.B./PLYWOOD  
AS AN EXTERIOR WALL BRACING

CS-WSP TYPE EXTERIOR WALL BRACING

FASTENERS:  
6D COMMON NAILS @ 16" O.C. SHALL PENETRATE MIN. 1.5"  
OR 8D COMMON NAILS @24" O.C. SHALL PENETRATE MIN 1.75"  
SPACINGS:  
BRACED WALL PANEL LOCATIONS 6" O.C. EDGES AND 12" O.C. FIELD



- FOOTER AND FOUNDATION PLAN -



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

2019 OHBA ALTERNATIVE COMPLIANCE PATH 1  
2019 RESIDENTIAL CODE OF OHIO (RCO)  
2024 OHIO BUILDING CODE (OBC)  
2023 NATIONAL ELECTRICAL CODE, NFPA 70  
2024 OHIO MECHANICAL CODE (OMC)  
2024 OHIO PLUMBING CODE (OPC)  
2017 OHIO FIRE CODE (OFC)  
2018 INTERNATIONAL FUEL AND GAS CODE (IFGC)  
2018 INTERNATIONAL EXISTING BUILDING CODE (IEBC)

HHH  
HARSHMAN HOME DESIGN LLC

DRAWING #  
1 OF 2

CONSTRUCTION PLANS FOR  
STERZENBACH SPEC

DATE:  
PHASE 1  
1-16-2025  
CONST. SET

SCALE:  
1/4" = 1'-0"  
DRAWN BY:  
C. ALAN  
HARSHMAN

SHEET INDEX

SHEET #	DESCRIPTION
1	FOOTER AND FOUNDATION PLAN- FLOOR PLAN- WALL BRACING-WALL SECTION
2	FRONT, REAR, RIGHT, AND LEFT ELEVATIONS-ROOF PLAN