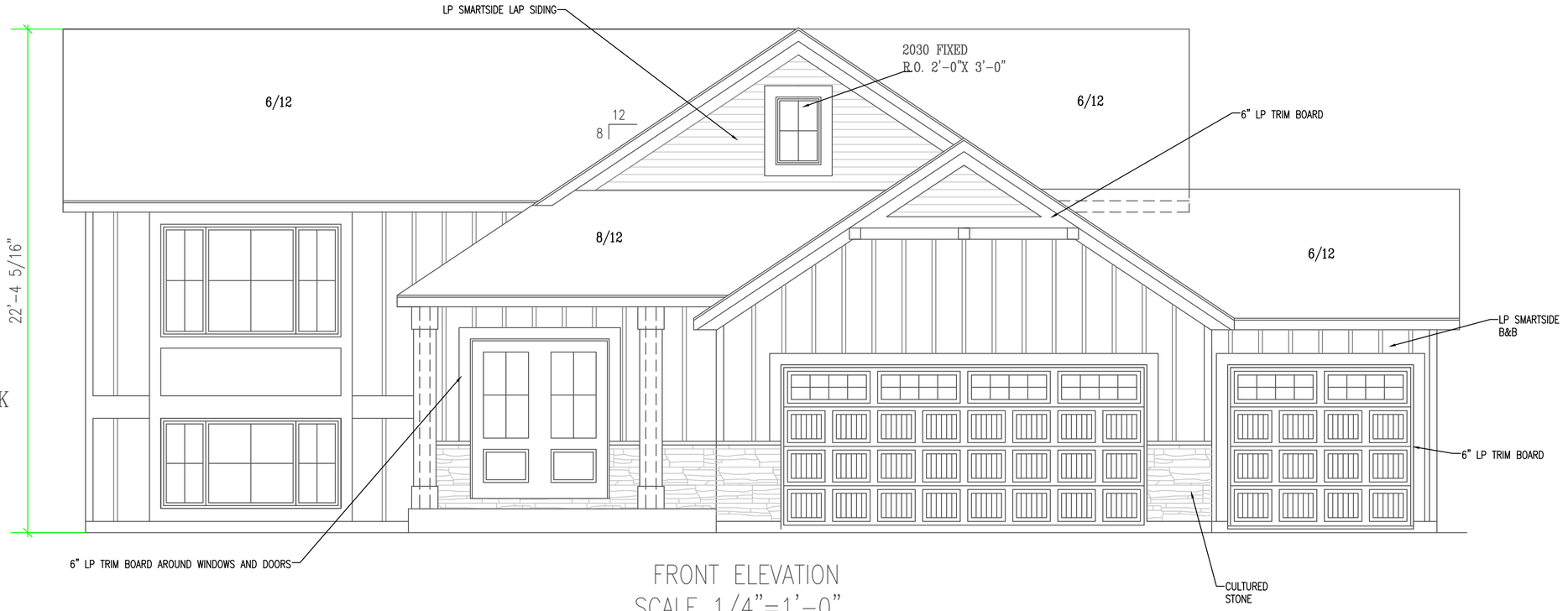
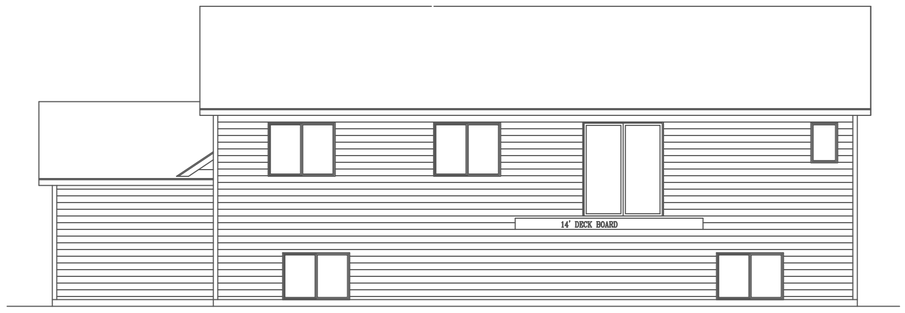
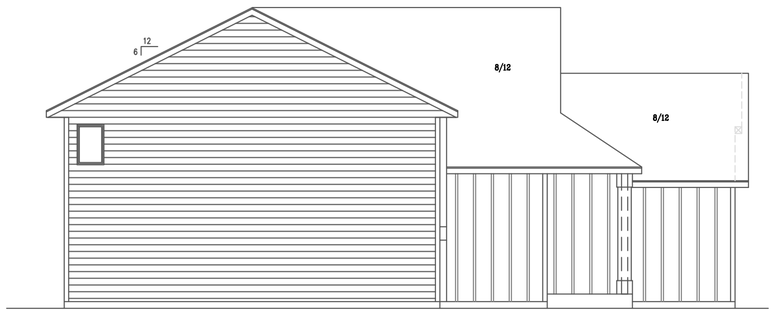
LP SMARTSIDE
ON THE FRONT WITH
VINYL SIDING ON
THE SIDES AND BACK



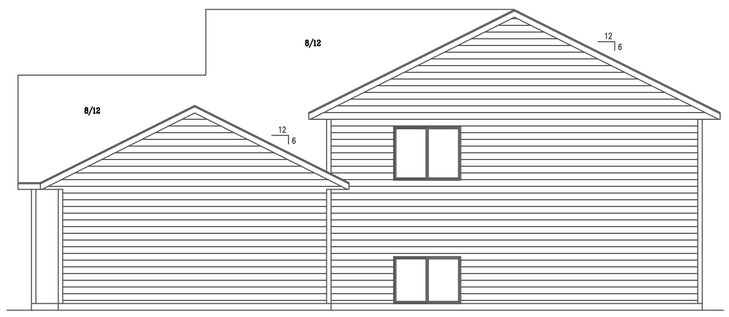
FRONT ELEVATION
SCALE 1/4"=1'-0"



REAR ELEVATION
SCALE 1/8"=1'-0"



SIDE ELEVATION
SCALE 1/8"=1'-0"



SIDE ELEVATION
SCALE 1/8"=1'-0"

BIGELOW HOMES
4131 26TH STREET NW #2
BUILDER LICENSE # BC-431673

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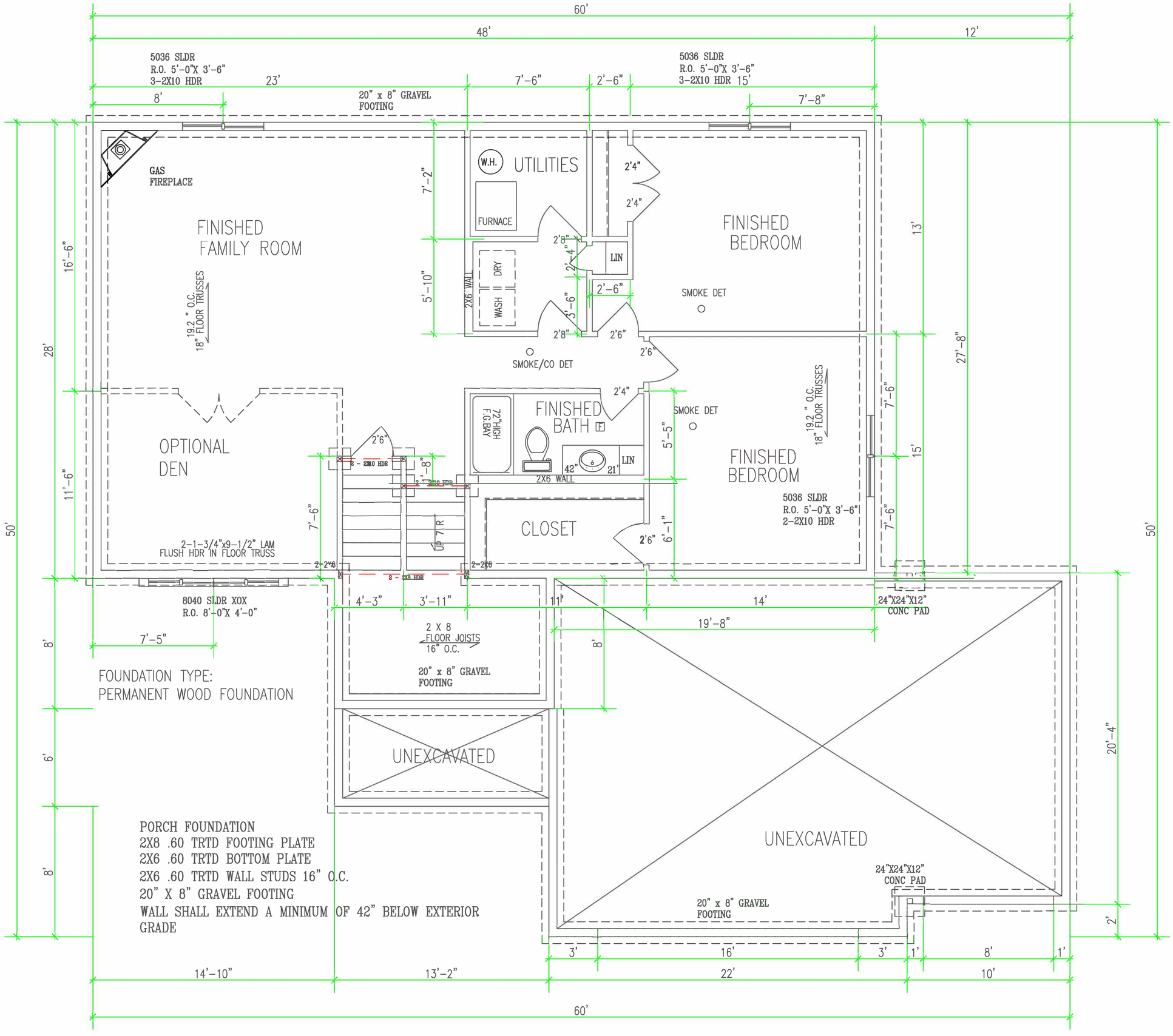
ACKNOWLEDGED BY: CUSTOMER/CONTRACTOR SIGNATURE _____ DATE _____

CONTRACTOR: BIGELOW HOMES

OWNER:

HARVEST 8TH MODEL 6-2

DRAWN BY:	MJP
DATE:	8/12/26
SQ. FT.	1457.0
SCALE:	NOTED
SHEET:	A01
BIGELOW HOMES	



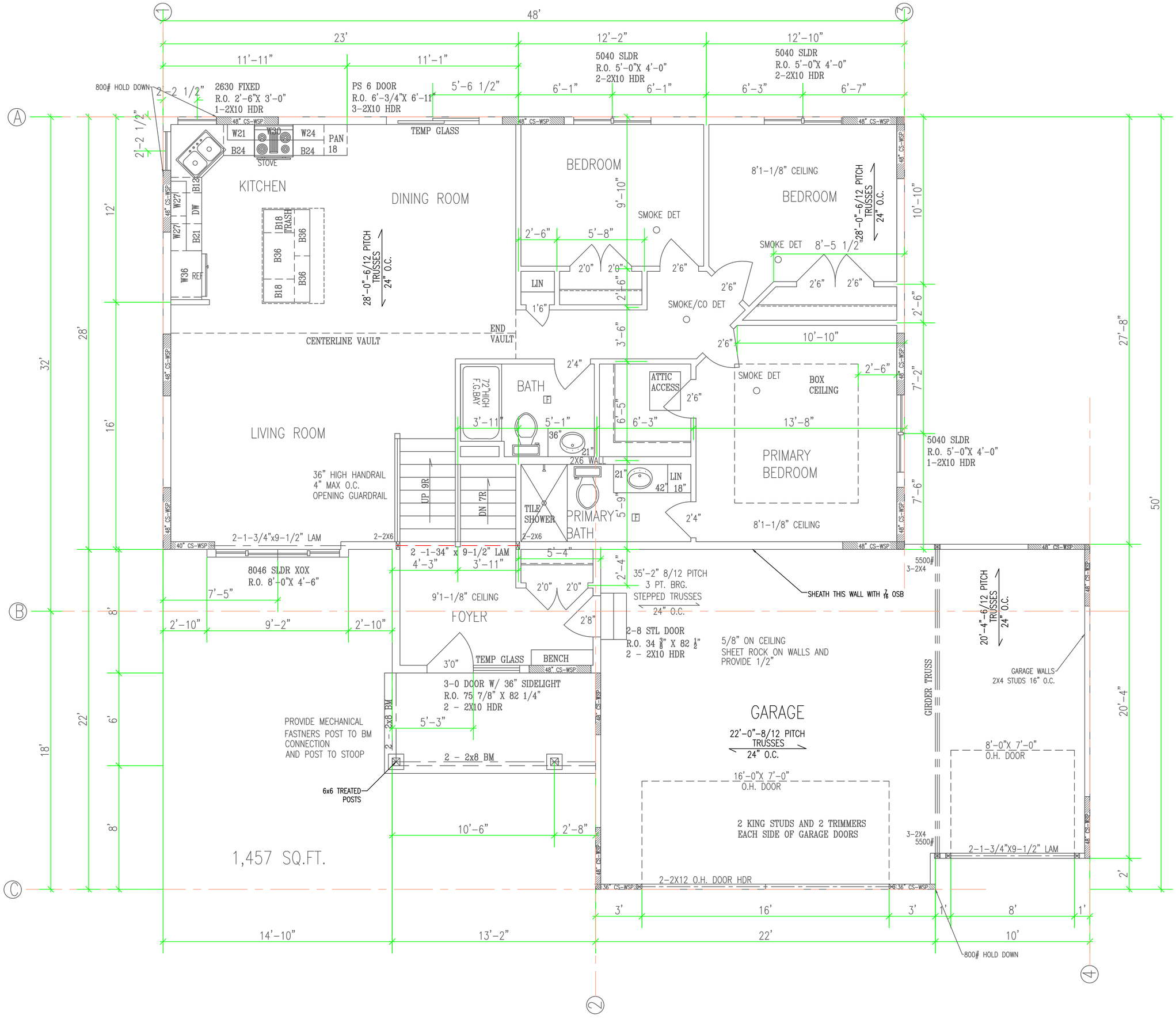
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BIGELOW HOMES

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SHEET:	A03

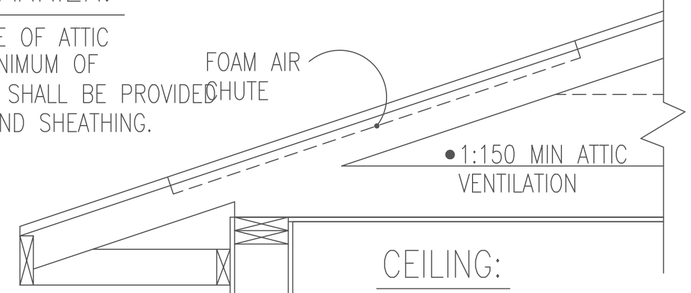
BIGELOW HOMES

ROOF SYSTEM:

ENERGY TRUSSES 24" O.C. SPECS BY MFG.
1/2" OSB ROOF SHEATHING P.I.I. 32/16
WINTERGUARD APPLIED SHINGLE FASHION
FROM EAVES TO
A POINT 24" INSIDE EXTERIOR WALL.
1 LAYER 15 # FELT ON REMAINING
30 YEAR 3 TAB ASPHALT SHINGLES
PROVIDE STEEL SUPPLIMENTAL UPLIFT
BRACKETS FOR ALL TRUSSES.
PROVIDE CLIPS AS REQUIRED FOR ROOF SHEATHING
PROVIDE METAL IN ALL VALLEYS –CUT SHINGLE VALLEYS

WINDWASH BARRIER:

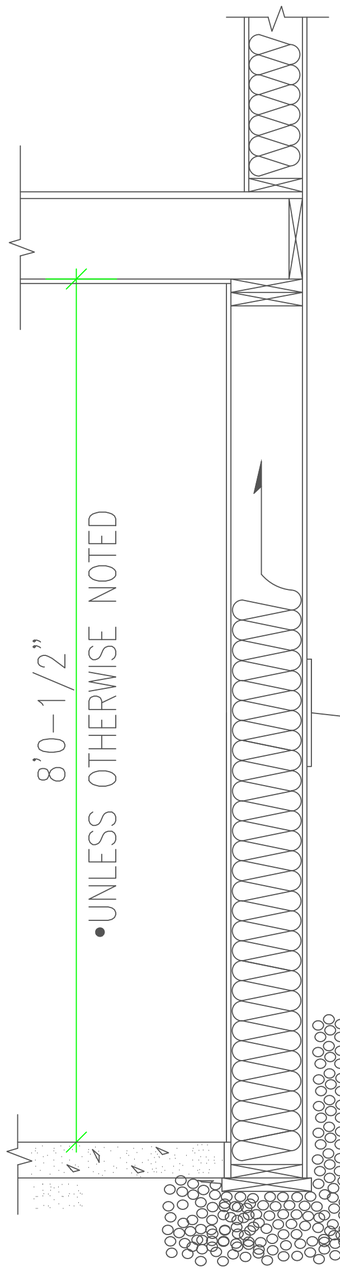
- AT EXTERIOR EDGE OF ATTIC INSULATION. A MINIMUM OF 1" OF AIR SPACE SHALL BE PROVIDED BETWEEN INSUL AND SHEATHING.



CEILING:

- 5/8" SHEET ROCK
- 0.1 PERM VAPOR BARRIOR
- BLOWN INSULATION R-49

ALL PENETRATIONS INSTALLED THROUGH THE INTERIOR AIR BARRIOR MUST BE SEALED PROIR TO THE FRAMING INSPECTION



IRC SEC. R401.3
- 6" MIN TOP OF FOUNDATION TO GRADE
- MIN. 6" SLOP OF GRADE IN FIRST 10'-0"

WOOD FOUNDATION:

2X10 .60 TRTD FOOTING PLATE
2X6 .60 TRTD BOTTOM PLATE
2X6 .60 TRTD WALL STUDS 16" O.C.
19/32" .60 TRTD CDX PLY NAILED W/
SAINLESS STEEL NAILS
GLUED AND CAULKED AT SEAMS
6 MIL POLY
16"X8" GRAVEL FOOTING
PLY FACE GRAIN ACROSS STUDS
MAXIMUM BACKFILL HIGHT 48"

PLYWOOD STRIP
PROTECTING
6 MIL POLY

FOUNDATION DRAINAGE WILL BE DISCHARGED BY A SUMP PUMP INSTALLED IN THE SUMP BASKET

SUBSLAB
6 MILL SOIL-GAS-RETARDER
ALL JOINTS LAPPED MINIMUM 12"
ALL PENETRATIONS THROUGH SLAB AND SLAB EDGES SEALED
4" LAYER OF CLEAN AGGREGATE BELOW SLAB THAT WILL PASS THROUGH A 2" SIEVE AND BE RETAINED BY 1/4" SIEVE

EAVE SYSTEM:

2X6 SUBFASCIA
ALUMINUM FASCIA
2X4 LOOKOUTS 24" O.C.
ALUMINUM SOFFIT W/CANT VENT
AIR CHTUES 48" O.C.

EXTERIOR WALL:

SIDING NOTED ON ELEVATIONS
TYVEK OR TYPAR HOUSE WRAP
TO UNDERSIDE OF TOP CHORD OF TRUSS OR RAFTER.
7/16" OSB. WALL SHEATHING
2X6 STUDS 16" O.C.
5-1/2" F.F. INSULATION R-20
6 MIL POLY PERM VAPOR BARRIER TAPED @ JOINTS
1/2" SHEET ROCK

SUBSLAB
6 MILL SOIL-GAS-RETARDER
ALL JOINTS LAPPED MINIMUM 12"
ALL PENETRATIONS THROUGH SLAB AND SLAB EDGES SEALED
4" LAYER OF CLEAN AGGREGATE BELOW SLAB THAT WILL PASS THROUGH A 2" SIEVE AND BE RETAINED BY 1/4" SIEVE

PASSIVE RADON SYSTEM
A MINIMUM 3" DIAMETER PIPE WILL BE INSTALLED THAT ATTACHES TO A "T" FITTING ON THE INSIDE DRAIN TILE AND RUN UP THROUGH THE BUILDING FLOORS AND TERMINATE AT LEAST 12" ABOVE THE SURFACE OF THE ROOF IN A LOCATION AT LEAST 10' AWAY FROM ANY WINDOW OR OTHER OPENING INTO THE CONDITIONED SPACES OF THE BUILDING THAT IS LESS THAN 2' BELOW THE EXHAUST POINT, AND 10' FROM ANY WINDOW OR OTHER OPENING IN AJOINING OR ADJACENT BUILDINGS. THE PIPE WILL BE INSTALLED TO PROVIDE POSITIVE DRAINAGE TO THE GROUND BENEATH THE SLAB OR SOIL-GAS RETARDER. RADON VENT PIPES SHALL PROVIDE ENOUGH SPACE AROUND THE PIPE FOR FUTIRE INSTALLATION OF A FAN SYSTEM. THE SPACE PROVIDED FOR THE INSTALLATION OF A FUTURE FAN SHALL BE MINIMUM OF 24" IN DIAMETER, CENTERED ON THE AXIS OF THE VENT SHAFT, AND SHALL EXTEND FOR A MINIMUM VERTICAL DISTANCE OF 36". AN APPROVED ELECTRICAL OUTLET SHALL BE INSTALL NEAR THIS SPACE. ALL RADON VENT PIPES SHALL DE IDENTIFIED WITH AT LEAST ONE LABEL ON EACH FLOOR AND IN ACCESSIBLE ATTICS. THE LABEL SHALL READ "RADON REDUCTION SYSTEM". RADON PIPES ROUTED THROUGH UNCONDITONED SPACE SHALL BE INSULATED WITH R-4 INSUL.

DRAINAGE SYSTEM
A POROUS LAYER OF GRAVEL SHALL BE PLACED TO A MINIMUM THICKNESS OF 4"UNDER THE BASEMNET FLOOR. A 6-MIL-THICK VAPOR RETARDER WILL BE PLACED OVER THE POROUS LAYER. A SUMP BASKET AND PUMP WILL BE PLACED IN THE DRAINAGE SYSTEM AND SHALL EXTEND NOT LESS THAN 24" BELOW THE BOTTOM OF THE BASEMENT FLOOR. THE SUMP PUMP SHALL DICHARGE TO THE EXTERIOR OF THE HOME.

VENTILATION:
HRV SHALL BE INSTALLED TO MEET THE REQUIREMENT OF A BALANCED VENTILATION SYSTEM

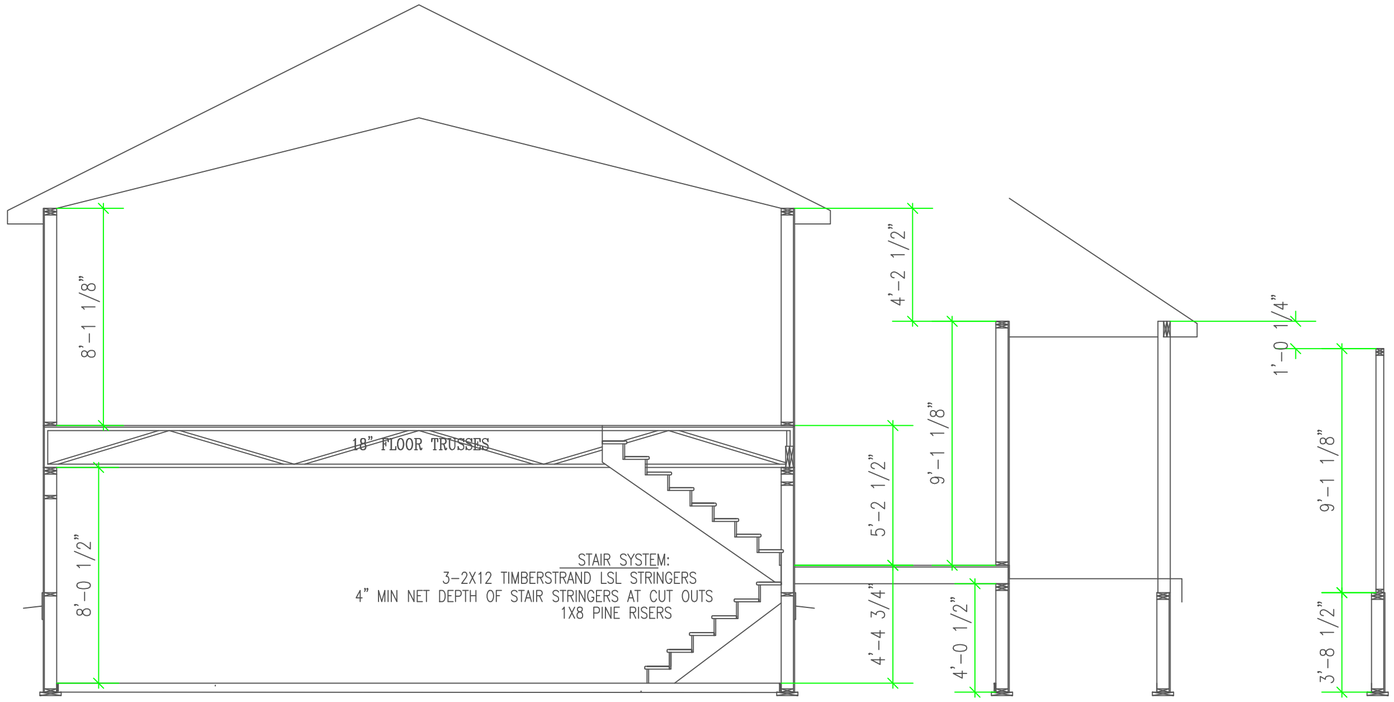
BIGELOW HOMES
4131 26TH STREET NW #2
ROCHESTER, MN 55901
LICENSE # BC-431673

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OWNER:
HARVEST 8TH MODEL 6-2

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SHEET:	A05
BIGELOW HOMES	



ALL HEADERS 96" OR LESS SHALL HAVE 1 FULL LENGTH STUD ON EACH END OF THE HEADER. ALL HEADERS SHALL HAVE 1 JACK STUD UNDER EACH END UNLESS NOTED OTHERWISE.

STAIR SYSTEM:
3-2X12 TIMBERSTRAND LSL STRINGERS
4" MIN NET DEPTH OF STAIR STRINGERS AT CUT OUTS
1X8 PINE RISERS
5/4X 10" PARTIAL BOARD TREADS
OR 2X10 HEM FIR
SECURED TO STRINGERS W/4-16d CC
NAILS PER STRINGER.
PROVIDE HANDRAIL 34"-38" HIGH
36" HIGH GUARDRAIL W/4 3/8" MAX OPENINGS.
7 3/4" MAX RISE, 10" MIN RUN
NOSING OF NOT LESS THAN 3/4" OR MORE THAN 1 1/4"
5/8" SHEET ROCK WALLS AND SOFFIT OF ENCLOSED
AND UNUSABLE UNDERSTAIRS.
6'-8" MIN HEADROOM.
PROVIDE HANDRAIL AT A HEIGHT OF 34" - 38"
HANDRAIL SHALL BE CONTINUOUS THE FULL
LENGTH AND RETURN TO THE WALL AT TOP AND
BOTTOM STAIR NOSING



PROTECTION OF EVE WITHIN 5' OF THE PROPERTY LINE

INSTALL ½" SHEETROCK FROM TOP PLATE TO ROOF SHEATHING.

WALL BRACING NOTES: CS-WSP

1. ALL WALLS SHALL BE CONTINUOUSLY SHEATHED WITH WOOD STRUCTURAL PANELS
2. CS-WSP ON PLANS INDICATE AREAS OF BRACED PANELS
3. BRACED PANELS SHALL BE CONSTRUCTED WITH 16" O.C. STUDS. TOP PLATE FASTENED TO SOLID FRAMING WITH 8d NAILS 6" O.C.
BOTTOM PLATES FASTENED TO SOLID FRAMING W/ 3-16d NAILS 16"O.C.
7/16" OSB SHEATHING (24/16 INDEX) FASTENED W/ 8d COMMON NAILS 6"O.C. ON EDGES AND 12" O.C. IN FIELD.
SOLID BLOCKING BETWEEN TRUSSES WITH HEEL GREATER THAN 9-1/4" TO WITHIN 2" OF ROOF SHEATHING FASTENED WITH MIN 8d NAILS 6" O.C. ALONG LENGTH OF PANEL
4. ANY OTHER TYPE OF BRACING METHOD SHALL BE INDICATED ON PLAN AND SEPARATE DETAIL WILL BE PROVIDED.

DESCRIPTION: MAIN FLOOR

BRACED PANEL LENGTH TABLE
BASED ON WIND SPEED (<115mph)

* ADJUSTMENT CALCULATION EXAMPLE
REQUIRED BRACING LENGTH x EXPOSURE FACTOR x ROOF TO EAVE TOTAL x WALL HIGHT TOTAL x NUMBER BRACED LINES = REQUIRED BRACING LENFTH

BRACED WALL LINE	BRACING METHOD TABLE R602.10.4.1	BRACED WALL LINE SPACING	REQUIRED BRACING LENGTH (FEET)	EXPOSURE FACTOR CONDITION	ROOF TO EAVE TOTAL	WALL HIGHT TOTAL	NUMBER BRACED WALL LINES	REQUIRED BRACING LENFTH (FEET)	PROVIDED BRACING LENGTH
①	CS-WSP	48 FT.	7.2'	1.0	1.0	0.90	1.45	9.4'	12'
②	CS-WSP	32 FT.	4.8'	1.0	1.0	0.90	1.45	6.3'	8.0'
③	CS-WSP	48 FT.	7.2'	1.0	1.0	0.90	1.45	9.4'	12.0'
④	CS-WSP	32 FT.	4.8'	1.0	1.0	0.90	1.45	6.3'	8.0'

DESCRIPTION: MAIN FLOOR

BRACED PANEL LENGTH TABLE
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Ⓐ	CS-WSP	32 FT.	4.8'	1.0	1.0	0.90	1.30	5.6'	12.0'
Ⓑ	CS-WSP	32 FT.	4.8'	1.0	1.0	0.90	1.30	5.6'	11.3'
Ⓒ	CS-WSP	18 FT.	3.2'	1.0	1.0	0.90	1.30	3.8'	6.0'

BIGELOW HOMES
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