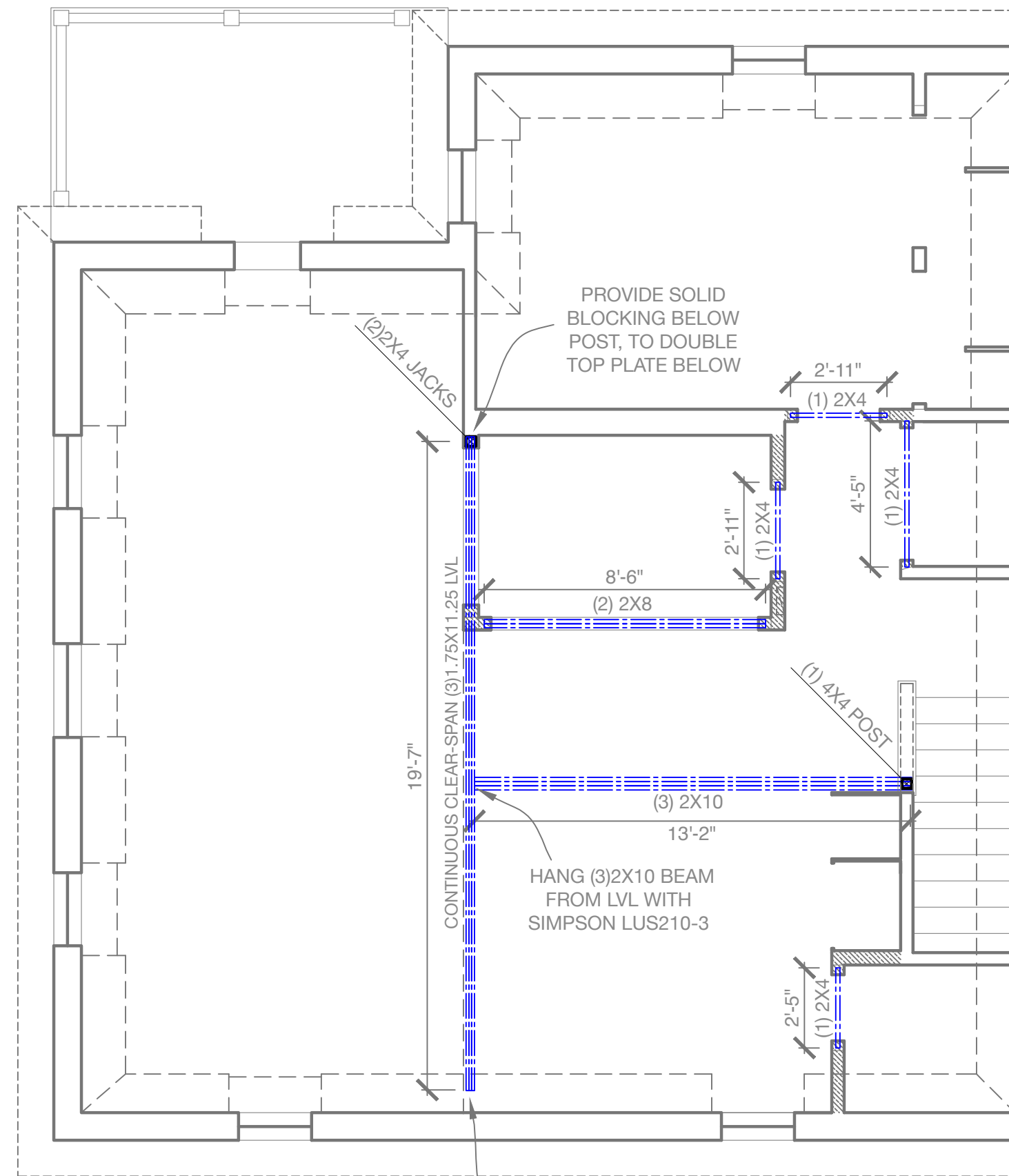


NOTES:

- 1.) CONTRACTOR TO VERIFY, AND NOTIFY ENGINEER IF ANY POST DOES NOT BEAR UPON THE DOUBLE TOP-PLATE OF A FIRST FLOOR WALL, BELOW.
- 2.) BEAMS MAY BE UPTURNED INTO THE ATTIC SPACE ABOVE -HANG CEILING ASSEMBLY FROM BEAMS WITH SIMPSON MST TYPE HANGERS/STRAPS (OR SIMILAR.)
- 3.) NOTED HEADER LENGTHS ARE APPROXIMATE.
- 4.) (1) JACK UNDER EACH END OF HEADERS, UNLESS OTHERWISE SPECIFIED.
- 5.) CONTRACTOR TO VERIFY BEARING LOCATIONS IN APARTMENT AND BASEMENT BELOW. NOTIFY ENGINEER IF ANY BEARING LOCATIONS DO NOT ALIGN WITH WALLS OR POSTS BELOW.



EXISTING WALLS  
NEW WALLS

PROVIDE PLUMB (2) 2x12 HEADER AT BEAM END WITH HANGER TO MATCH BEAM WIDTH AND HANGERS TO ATTACH HEADER TO EXISTING SLOPED RAFTERS. ADD SISTERS TO EACH ADJACENT RAFTER DOWN TO WALL TOP PLATE BELOW. IF NEW BEAM ALIGNS WITH EXISTING RAFTER, COORDINATE CONNECTION DETAIL WITH ENGINEER AND ADD TWO SISTERS TO THIS RAFTER.

FASTENER SCHEDULE	
SILL PLATE TO FOUNDATION	1/2" ANCHOR BOLT @ 36" O.C. W/ 3" PLATE WASHER; 9" MIN. EMBEDMENT
ROOF SHEATHING	8d @ 6" O.C. EDGE / 12" O.C. FIELD (TYPICAL PANELS) 8d @ 6" O.C. EDGE / 6" O.C. FIELD (PERIMETER PANELS)
WALL SHEATHING	8d @ 6" O.C. EDGE / 12" O.C. FIELD
FLOOR SHEATHING	12d RING OR SPIRAL NAILS @ 6" O.C. EDGE / 12" O.C. FIELD
POST BASES TO CONCRETE	SIMPSON TYPE ABU, or ABW
POST CAPS	SIMPSON BC OR LC (MATCH POST SIZE)
JOIST ON SILL, TOP PLATE, OR GIRDER	SIMPSON LUS HANGER OR 4 - 8d (TOENAILED) WHEN BEARS ON SUPPORT
BRIDGING / BLOCKING TO JOIST	2 - 8d (TOENAILED)
BLOCKING TO SILL / TOP PLATE	3 - 16d (TOENAILED)
LEDGER STRIP TO BEAM	3 - 16d (TOENAILED, PER JOIST)
JOIST ON LEDGER TO BEAM	3 - 8d (TOENAILED)
BAND / RIM JOIST TO JOIST	3 - 16d (TOENAILED)
RIM JOIST TO SILL / TOP PLATE	2 - 16d PER FOOT
TOP PLATE TO TOP PLATE	2 - 16d PER FOOT
TOP PLATES AT INTERSECTION	4 - 16d EACH SIDE
STUD TO STUD	1 - 16d @ 12" O.C.
HEADER TO HEADER	16d @ 6" O.C. ALONG EDGES
TOP OR BOTTOM PLATE TO STUD	2 - 16d
BOTTOM PLATE TO JOIST OR BLOCKING	2 - 16d PER FOOT
RAFTER TO TOP PLATE	SIMPSON HH HURRICANE TIE
CEILING JOIST TO TOP PLATE	2 - 8d (TOENAILED)
BLOCKING TO RAFTER	2 - 8d EACH END
BAND JOIST TO RAFTER	2 - 16d EACH END
SLOPED/SKEWED RAFTER HANGERS AT RIDGE/HIP BEAMS	SIMPSON LSU

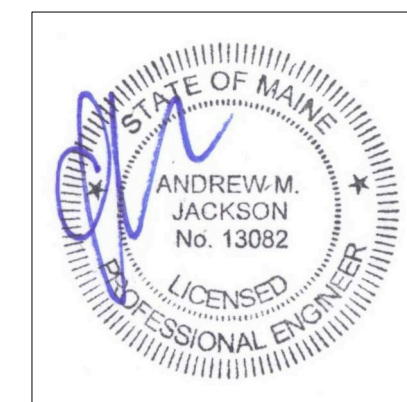
DATE	NOTES
2017.11.28	PERMIT SET
REVISIONS	

1/4" = 1'

Rachel Conly Design LLC  
26 Sterling Street  
Peaks Island, Maine 04108  
207.766.5625

Gilbert Residence  
141 Island Avenue, #3  
Peaks Island, ME

**A** Proposed Ceiling Framing Plan



**S1**  
Proposed Ceiling Framing Plan