

1. DESIGN CRITERIA:
- A. DESIGNED USING INTERNATIONAL BUILDING CODE, 2010 EDITION
 - B. ROOF LIVE LOADS (SNOW) LOAD = 150 PSF
 - C. ROOF DEAD LOAD = 17 PSF
 - D. FLOOR LIVE LOAD = 40 PSF
 - E. FLOOR DEAD LOAD = 12 PSF
 - F. WIND SPEED = 118 MPH
 - G. EXPOSURE TYPE = B
 - H. SEISMIC PARAMETERS, Ss = .51 %
 - I. SEISMIC PARAMETERS, S1 = .15 %
 - J. MINIMUM FROST DEPTH = 24 INCHES

2. FOUNDATIONS & SLAB ON GRADE:

- A. ALL FOOTINGS AND FOUNDATION DESIGNS ARE BASED ON AN ALLOWABLE SOIL BEARING CAPACITY OF 1,500 PSF BEARING ON COMPETENT NATIVE SOIL (CODE MINIMUM). IF THE SITE HAS A LOWER BEARING CAPACITY THAN ASSUMED THE FOUNDATION PLAN WILL NEED TO BE REDESIGNED. IF SOIL IS DISTURBED, COMPACT SOIL IN 6" LIFTS TO 95% MAXIMUM DRY DENSITY PER ASTM D495.
- B. MINIMUM FROST DEPTH FROM LOWEST ADJACENT FINISH GRADE TO BOTTOM OF FOOTING SHALL BE MAINTAINED FOR ALL EXTERIOR FOOTINGS.
- C. CONTRACTOR TO VERIFY LOCATIONS FOR STEP FOOTINGS AND FOUNDATION WALLS BASED ON SITE RELATED FINISHED GRADE. IF NECESSARY, FOOTING STEPS ARE TO BE A MAXIMUM OF (2) VERTICALLY TO (1) HORIZONTALLY.
- D. ALL SLABS SHALL HAVE REINFORCING PER PLANS & CONTROL JOINTS @ 10'-0" SPACING MAX.
- E. ALL STRUCTURAL FILL BELOW FOOTINGS SHALL EXTEND OUT PAST FOOTINGS AT A SLOPE OF 1 HORIZONTAL TO 2 VERTICAL TO COMPETENT SOIL.
- F. PROVIDE ADEQUATE DRAINAGE BEHIND ALL WALLS TO ALLEVIATE ANY STANDING WATER.
- G. ALL CONCRETE PAD & AFRON LOCATIONS TO BE SECURED TO FOUNDATION WITH #4 DOWELS @ 24" O.C. EXTEND EXPOSED SIDES A MINIMUM OF 24" BELOW FINISHED GRADE.
- H. MINIMUM CONCRETE SLAB DEPTH IS 4".

3. CONCRETE:

- A. THE MINIMUM COMPRESSIVE STRENGTHS FOR CONCRETE AT 28 DAYS SHALL BE AS FOLLOWS (DESIGNED USING 2,500 PSI):
 - 1. ALL FOOTINGS, FOUNDATIONS, AND STEM WALLS: FC = 3,000 PSI
 - 2. SLABS ON GRADE: FC = 3,500 PSI
- B. MINIMUM CLEAR PROTECTION FOR REINFORCEMENT SHALL BE AS FOLLOWS:
 - 1. PLACED DIRECTLY AGAINST EARTH: 3"
 - 2. FORMED SURFACES: #3 BARS OR SMALLER 1-1/2"
 - 3. STRUCTURAL SLABS: 1"
- C. SAWN CONTROL & CONSTRUCTION JOINTS SHALL BE MADE AS SOON AS POSSIBLE WITHOUT DAMAGE TO THE SURFACE. FILLING OF SAWN JOINTS WHERE REQUIRED SHALL BE DELAYED AS LONG AS POSSIBLE TO ALLOW MAXIMUM SHRINKAGE TO OCCUR IN SLABS.
- D. ALL EMBEDDED ANCHOR BOLTS SHALL BE A36 OR A307 STEEL 1/4" MIN. EMBEDMENT. ANCHOR BOLTS TO BE WITHIN 1'-0" OF SILL PLATE ENDS, WITH A MIN. OF 1X2 PER WALL AND NO CLOSER THAN 1" FROM CONCRETE WALL CORNERS. REFER TO LOG MANUFACTURERS SPECIFIC BOLT PLAN FOR LOG WALL ANCHORS. DO NOT FOUR FOUNDATION WITH OUT LOG MANUFACTURERS BOLT PLAN.
- E. NET SETTING OF REINFORCING BARS IN FOOTINGS AND WALLS IS NOT ALLOWED.
- F. BLOCK-OUT ALL STEM WALLS @ ENTRIES AS REQUIRED.
- G. CONCRETE FORM WORK TO BE OF ADEQUATE STRENGTH AND BRACED TO PREVENT DEFORMATION.
- H. PROTECT ALL CONCRETE FROM FREEZING.
- I. ALL LOWER LEVEL AND RETAINING WALLS WHICH HAVE FILL HIGHER THAN AN INTERIOR FLOOR LEVEL SHALL HAVE AN APPROVED WATERPROOFING MEMBRANE APPLIED.
- J. PROVIDE ADEQUATE TEMPORARY BRACING OF CONCRETE AND/OR CMU RETAINING WALLS DURING BACKFILL PRIOR TO INSTALLATION OF MAIN FLOOR FRAMING AND BASEMENT CONCRETE SLAB ON GRADES. WALL DESIGNS ARE BASED ON TOP OF WALL RESTRAINED BY FINISHED FLOOR SYSTEM AND RESISTING SLIDING BY HAVING BASEMENT CONCRETE SLAB ON GRADE FLOOR INSTALLED.
- K. IT IS RECOMMENDED THAT ALL GRADING, EXCAVATION, AND INSTALLATION OF FOUNDATIONS BE PERFORMED UNDER THE INSPECTION AND TESTING OF A QUALIFIED GEOTECHNICAL CONSULTANT DURING THE CRITICAL STAGES OF CONSTRUCTION.
- L. STAIN & TEXTURE OF EXPOSED CONCRETE SURFACES PER OWNER'S DIRECTION.

4. REINFORCING STEEL:

- A. ASTM A615, GRADE 60 BARS TO BE WELDED SHALL BE ASTM A106, GRADE 60.
 - B. MINIMUM LENGTH OF LAPPED SPICES SHALL BE 48 TIMES BAR DIAMETER UNLESS NOTED OTHERWISE. STAGGER SPICES IN WALLS SO THAT NO TWO ADJACENT BARS ARE SPICED IN THE SAME LOCATION.
 - C. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A185, FY = 75,000 PSI.
 - D. REINFORCING SHALL BE CONTINUOUS THROUGH ALL JOINTS.
 - E. PROVIDE CORNER BARS 1/4" LESS AT CORNERS AND INTERSECTING WALLS AND FOOTINGS. SIZE AND PLACEMENT TO MATCH HORIZONTAL REINFORCEMENT.
 - F. PROVIDE #4 HORIZONTALS AT TOP OF WALL, CONT. IN FOOTINGS, AND ABOVE ALL OPENINGS. PROVIDE #4 HORIZONTALS AT ALL INTERSECTING FLOORS AND ROOF LEVELS, BOTTOM OF ALL WINDOWS AND AT 10'-0" O.C. MAXIMUM OR PER PLANS.
 - G. PROVIDE #4 VERTICALS AT 24" O.C. 1/4" STANDARD HOOK EXTENDING INTO FOOTING AT EACH SIDE OF WALL OPENINGS AND AT EACH END OF WALLS.
 - H. PROVIDE FOUNDATION HOLD-DOWNS AT ALL SHEAR WALL LOCATIONS PER PLAN, IF APPLICABLE.
5. WOOD FRAMING:
- A. STRUCTURAL LUMBER SHALL BE DOUGLAS FIR LARCH (DF-L) #2 OR BETTER.
 - B. WOOD INSTALLED WITHIN 1" OF CONCRETE OR MASONRY SHALL BE REDWOOD OR PRESSURE TREATED.
 - C. CONCRETE WET USE ADHESIVES.
 - D. MAXIMUM LUMBER MOISTURE CONTENTS SHALL BE 15%.
 - E. ALL FRAMING DETAILS SHALL BE IN ACCORDANCE WITH THE ADOPTED CODE.
 - F. PROVIDE SOLID BLOCKING BELOW ALL BEARING WALLS AND POSTS. PROVIDE BLOCKING @ 24" O.C. @ JOISTS PARALLEL WITH BEARING WALLS ABOVE.
 - G. MINIMUM HEADER AT BEARING WALL TO BE 4X8 WITH 4X8 BEARING STUD PLUS KING STUD EACH SIDE. HEADERS WITH LARGER LOADING WILL BE CALLED OUT IN PLANS.

- H. BLOCK AND NAIL ALL HORIZONTAL PANEL EDGES AT SHEAR WALLS.
 - 1. ROOF SHEATHING: 1/2" CDX MIN. (240) SPAN RATING 102 @ 2'-1/2" O.C. EDGE AND 12" O.C. FIELD U.N.O.
 - 2. FLOOR SHEATHING: 3/4" CDX MIN. (480) SPAN RATING 102 @ 4'-0" O.C. EDGE AND 12" O.C. FIELD U.N.O.
 - 3. EXT. WALL SHEATHING: 1/2" CDX MIN. (240) SPAN RATING ALL SPAN RATINGS TO MEET LOCAL CODES.
- I. ORIENTED STRAND BOARD (OSB) WITH THE SAME SPAN RATING MAY BE SUBSTITUTED.
- J. ALL EXTERIOR WALLS TO BE 2X8 @ 16" O.C. AND AT INTERIOR NON-LOAD BEARING PARTITIONS TO BE 2X4 @ 16" O.C. STUD WALLS (U.N.O.)
- K. 2X DIMENSIONAL STUDS ARE TO BE STANDARD (DF-L) #2 OR BETTER WESTERN WHITE WOODS (PWW).
- L. PROVIDE STEEL STRAPS AT PIPES IN STUD WALLS AS REQUIRED BY THE ADOPTED CODE.
- M. OVER-FRAMING SHALL BE DONE SUCH THAT VERTICAL LOADS ARE TRANSFERRED TO MAIN STRUCTURE BELOW BY DIRECT BEARING AT SPACING NOT TO EXCEED 24" O.C.
- N. METAL HANGERS AND CONNECTIONS ARE 'SIMPSON' AND SHALL BE INSTALLED PER 'SIMPSON' RECOMMENDATIONS.
- O. ENGINEERED T-JOISTS TO BE DESIGNED, CERTIFIED, ERECTED, INSTALLED, AND BRACED PER MANUFACTURER'S SPECS. ALL REFERENCES ON PLANS ARE FOR TRUS-JOIST, A WEYERHAEUSER BUSINESS PRODUCT. USE THESE PRODUCTS OR AN EQUIVALENT APPROVED MANUFACTURER.
- P. SHEATHING SHALL BE APA RATED EXPOSURE 1.
- Q. STAGGER SHEATHING END JOINTS 4'-0"
- R. PROVIDE 1/4" SPACE AT ALL PANEL EDGES FOR EXPANSION.
- S. FRAME INTERIOR BEARING WALLS SHORT TO ACCOUNT FOR LOG SETTLING.
- T. FRAME INTERIOR POSTS SHORT TO ACCOUNT FOR LOG SETTLING. USE REMOVABLE SHIMS OR SETTLING JACK AS NECESSARY.
- U. ALL WINDOW SIZES ARE NOMINAL; VERIFY ACTUAL LOG OPENINGS WITH LOG & WINDOW MANUFACTURERS.
- V. ALL MICRO-LAM LVL'S SHALL HAVE THE MINIMUM SECTION PROPERTIES OF FB = 2,500 PSI, FV = 265 PSI, E = 2,000,000 PSI.
- W. ALL ROOF OPENINGS GREATER THAN 12'X12' SHALL BE FRAMED IN OPENINGS.
- X. GLUE-LAM BEAMS SHALL BE DOUGLAS FIR COMBINATION 24F-V4 FOR SIMPLY SUPPORTED AND 24T-V5 FOR CANTILEVERED BEAMS. FB = 2,400 PSI, FV = 165 PSI, E = 1,600,000 PSI. PROVIDE NET USE GLUE ON ALL EXTERIOR LOCATIONS.

6. STRUCTURAL STEEL:

- A. BOLTS AND LAGS SHALL CONFORM TO ASTM A36 (U.N.O.)
 - B. STEEL TUBES TO CONFORM TO ASTM500, GRADE B (FY = 45KSI)
 - C. PROVIDE MILD STEEL PLATE WASHERS AT ALL BOLT HEADS AND NUTS BEARING AGAINST 'WOOD'
 - D. ALL WORK SHALL BE IN ACCORDANCE WITH THE 4TH EDITION, OR 1ST EDITION LRFD MANUAL OF ASCE "SPECIFICATIONS FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS"
 - E. ALL WELDING SHALL BE PERFORMED PER AWS D1.1 WITH A MINIMUM WELD SIZE OF 3/16" AND WITH E70XX ELECTRODE.
 - F. MACHINE BOLTS SHALL BE ASTM A325 (U.N.O.)
 - G. PROVIDE LOCK WASHERS BETWEEN NUT AND CONNECTED STEEL.
 - H. ALL STEEL, INCLUDING NUTS, BOLTS, AND WASHERS EXPOSED TO WEATHER, SHALL BE GALVANIZED.
7. PRE-MANUFACTURED METAL PLATED TRUSSES:
- A. PRE-MANUFACTURED TRUSS PROVIDER TO VERIFY ALL LOADING PATTERNS TO FOOTINGS BELOW.
 - B. PRE-MANUFACTURED TRUSS PROVIDER TO PROVIDE SUPPORT @ TRUSSES FOR LOADING SHOWN ON ALL PLANS, SECTIONS AND DETAILS. VERIFY SECOND FLOOR LOADING AND SPECIAL CASE POINT LOADING FROM LOGS AND FRAMED ROOF SYSTEMS.
 - C. ALL PRE-MANUFACTURED ROOF TRUSSES SHALL BE DESIGNED FOR THE ROOF LOADS SHOWN AND ACCOUNT FOR ANY REQUIRED ADDITIONAL DRIFT VALLEY, OR SAVED LOAD PER CODE. TRUSS SHOP DRAWINGS SHALL BE SUBMITTED TO THE ENGINEER OF RECORD (E.O.R.) FOR REVIEW AND COMPLIANCE.
8. GENERAL STRUCTURAL NOTES:
- A. CONTRACTOR TO VERIFY ALL OPENINGS, BUILDING DIMENSIONS, COLUMN LOCATIONS AND DIMENSIONS WITH OWNER AND LOG MANUFACTURER PRIOR TO POURING OF ANY CONCRETE FOUNDATIONS OR CONSTRUCTION.
 - B. THE ENGINEER OF RECORD IS NOT RESPONSIBLE FOR ANY DEVIATIONS FROM THESE PLANS UNLESS SUCH CHANGES ARE AUTHORIZED IN WRITING TO THE ENGINEER OF RECORD.
 - C. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING SAFE AND ADEQUATE SHORING AND/OR TEMPORARY STRUCTURAL STABILITY FOR ALL PARTS OF THE STRUCTURE DURING CONSTRUCTION. THE STRUCTURE SHOWN ON THE DRAWINGS HAS BEEN DESIGNED FOR FINAL CONFIGURATION.
 - D. NOTCHING AND/OR CUTTING OF ANY STRUCTURAL MEMBER IN THE FIELD IS PROHIBITED, UNLESS PRIOR CONSENT IS GIVEN BY THE ENGINEER OF RECORD.



PROJECT NO.
25-017

LEGACY RANCH BY WHITETAIL LOT #13
ADAMS CO, ID

SHEET SIZE
36" x 48"

INITIAL DATE: 12/10/25
PRINT DATE: 11/23/25

DRAWN BY:
Steve

SMC Design
208 249 1288
Nampa, ID

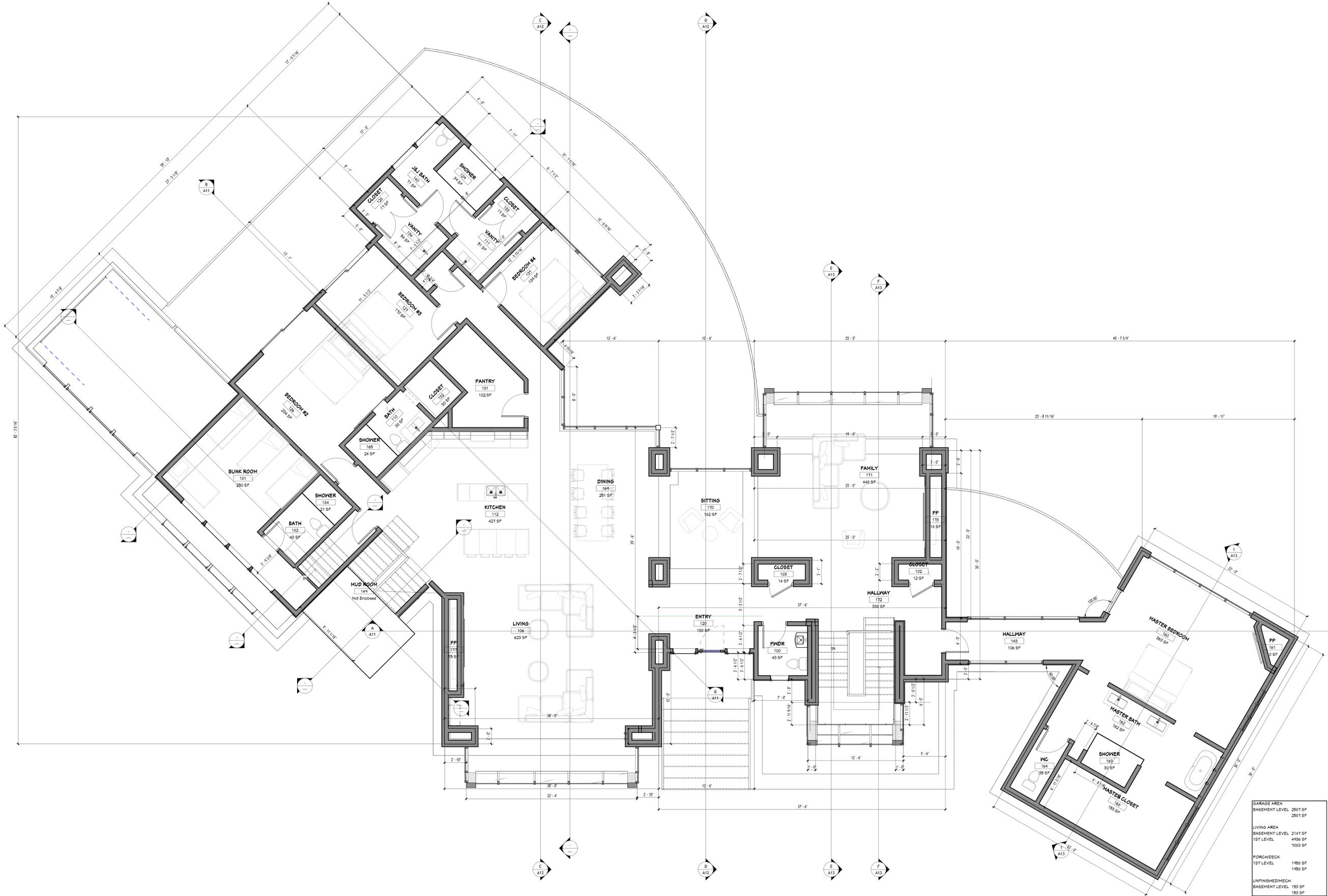
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COVER SHEET



1 FLOOR PLAN - 1ST LEVEL
1/4" = 1'-0"

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FLOOR PLAN - 1ST LEVEL

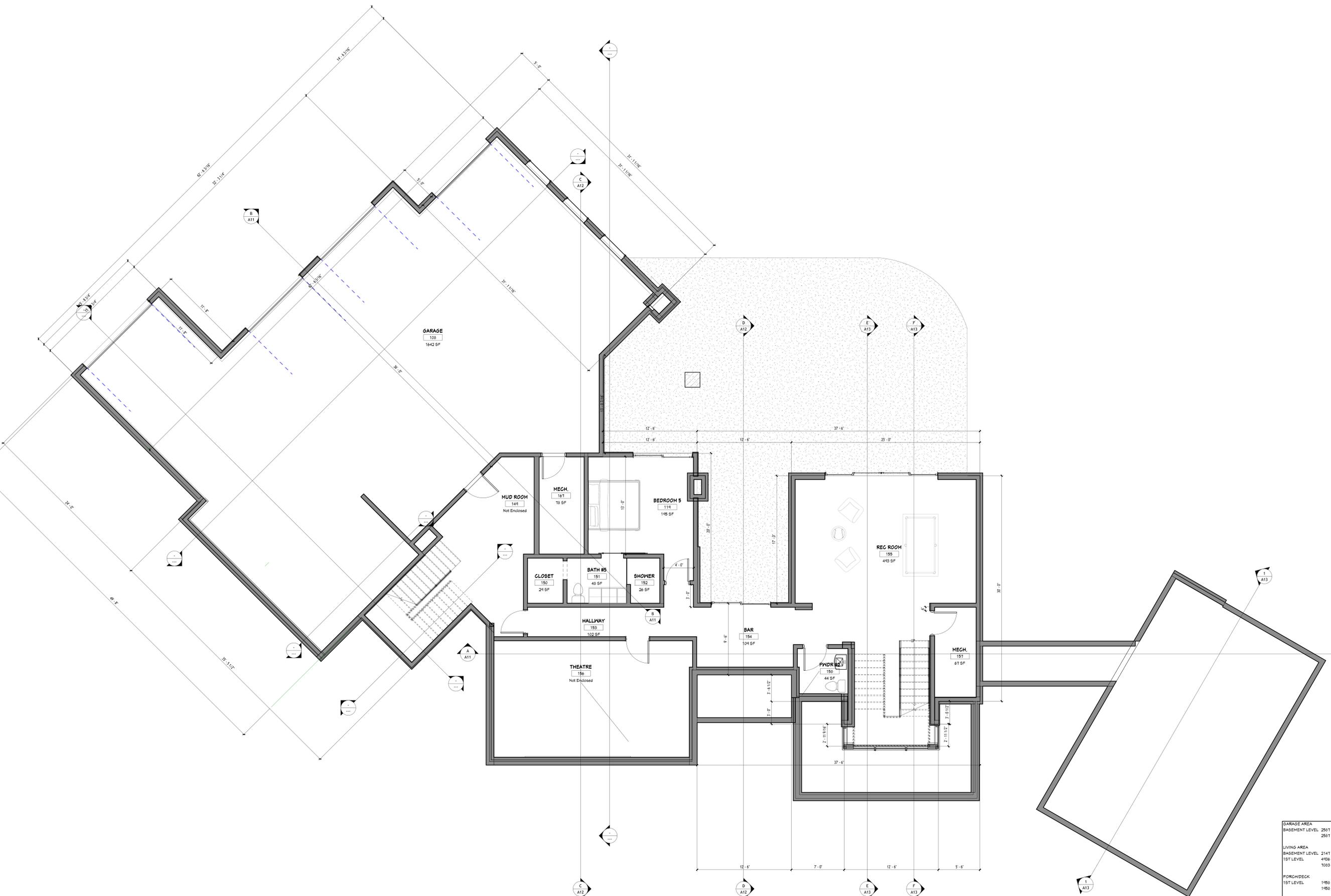
GARAGE AREA	250 SF
BASEMENT LEVEL	251 SF
LIVING AREA	214 SF
BASEMENT LEVEL	214 SF
1ST LEVEL	496 SF
1ST LEVEL	1063 SF
PORCH/DECK	189 SF
1ST LEVEL	189 SF
UNFINISHED MECH.	193 SF
BASEMENT LEVEL	193 SF

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1 FLOOR PLAN - BASEMENT
1/4" = 1'-0"

GARAGE AREA	2501 SF
BASEMENT LEVEL	2501 SF
LIVING AREA	2141 SF
BASEMENT LEVEL	2141 SF
1ST LEVEL	4936 SF
10033 SF	
PORCH/DECK	1480 SF
1ST LEVEL	1480 SF
UNFINISHED MECH.	153 SF
BASEMENT LEVEL	153 SF

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25-011

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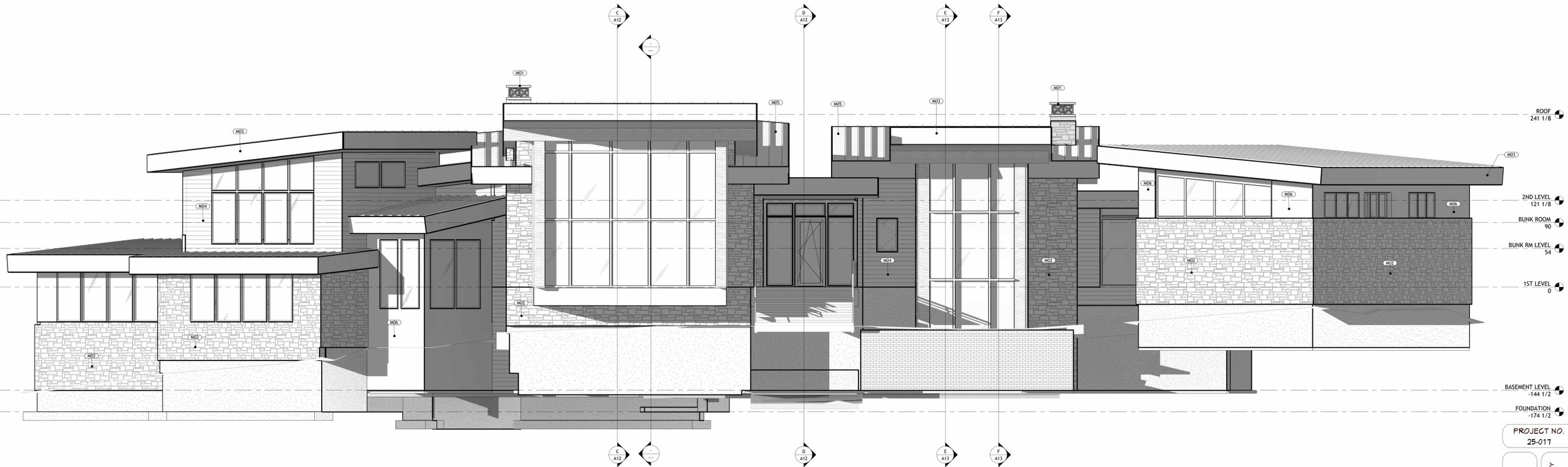
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SHEET SIZE
36" x 48"

FLOOR PLAN - BASEMENT

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SHEET NUMBER
A03
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2 South Architectural Building Elevation
1/4" = 1'-0"

Exterior Materials	
M01	CHIMNEY CAP
M02	STONE VENEER
M03	24" METAL FASCIA
M04	T&G CEDAR SIDING
M05	STANDING SEAM ROOFING
M06	Ø REVEAL METAL SIDING
M20	METAL FASCIA

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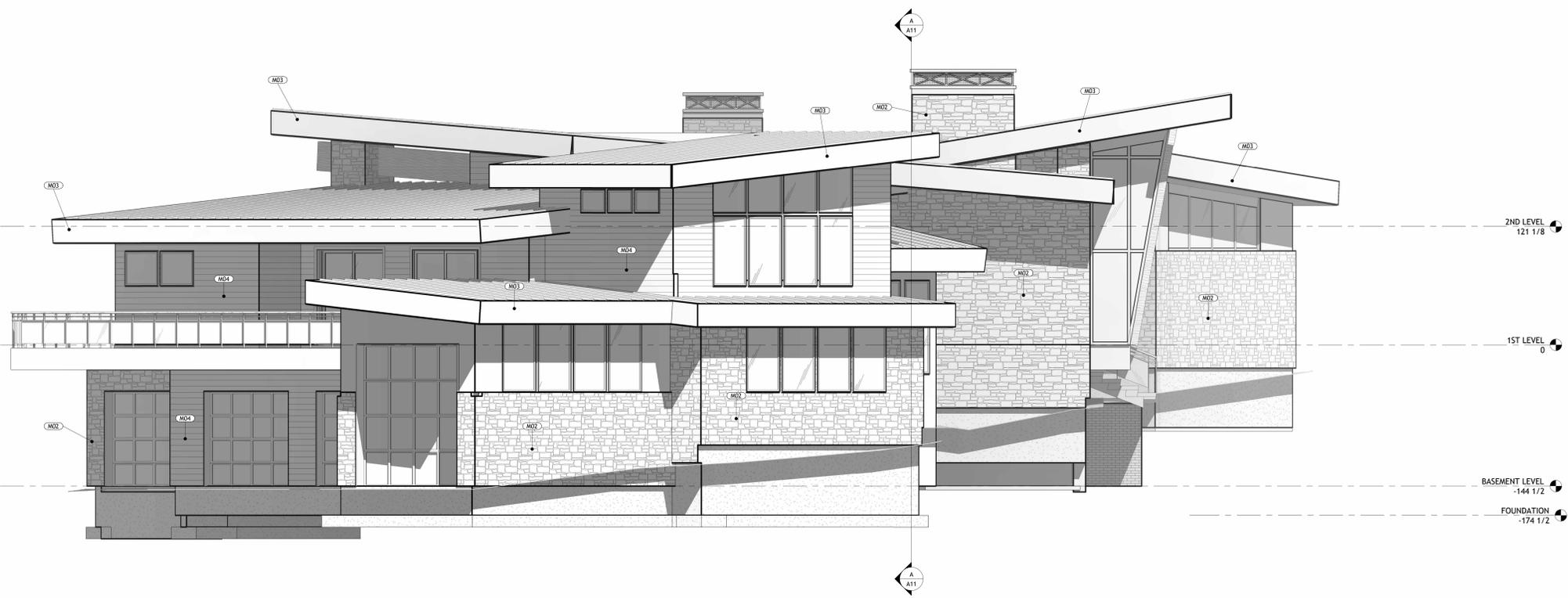
SHEET SIZE
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INITIAL DATE: 12/10/25
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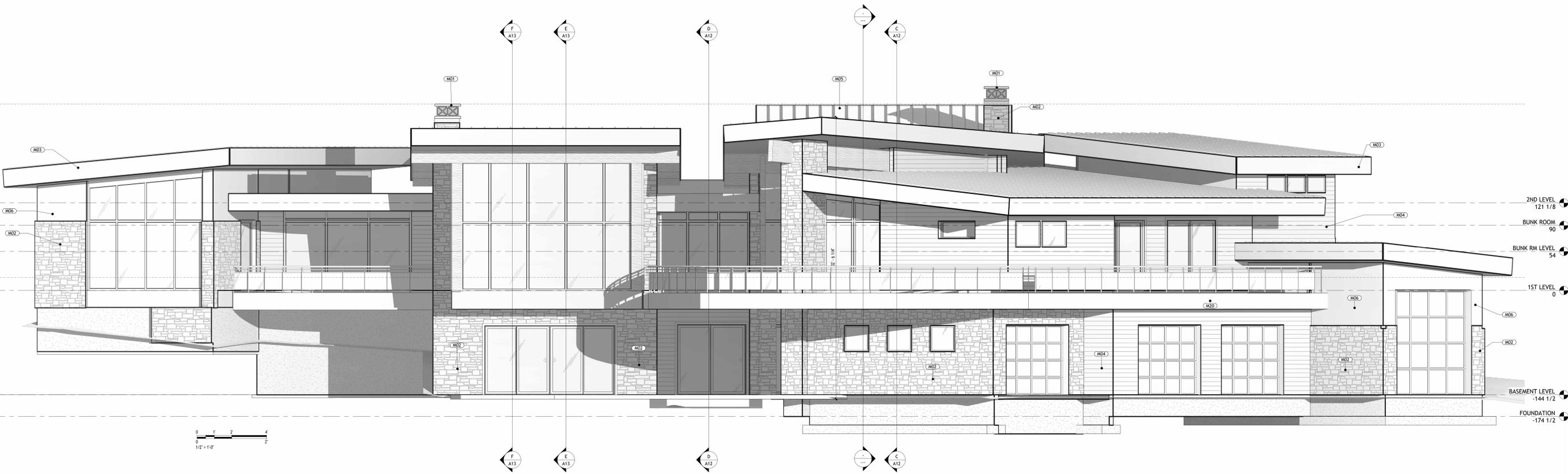


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A05
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1 LEFT ELEVATION
1/4" = 1'-0"

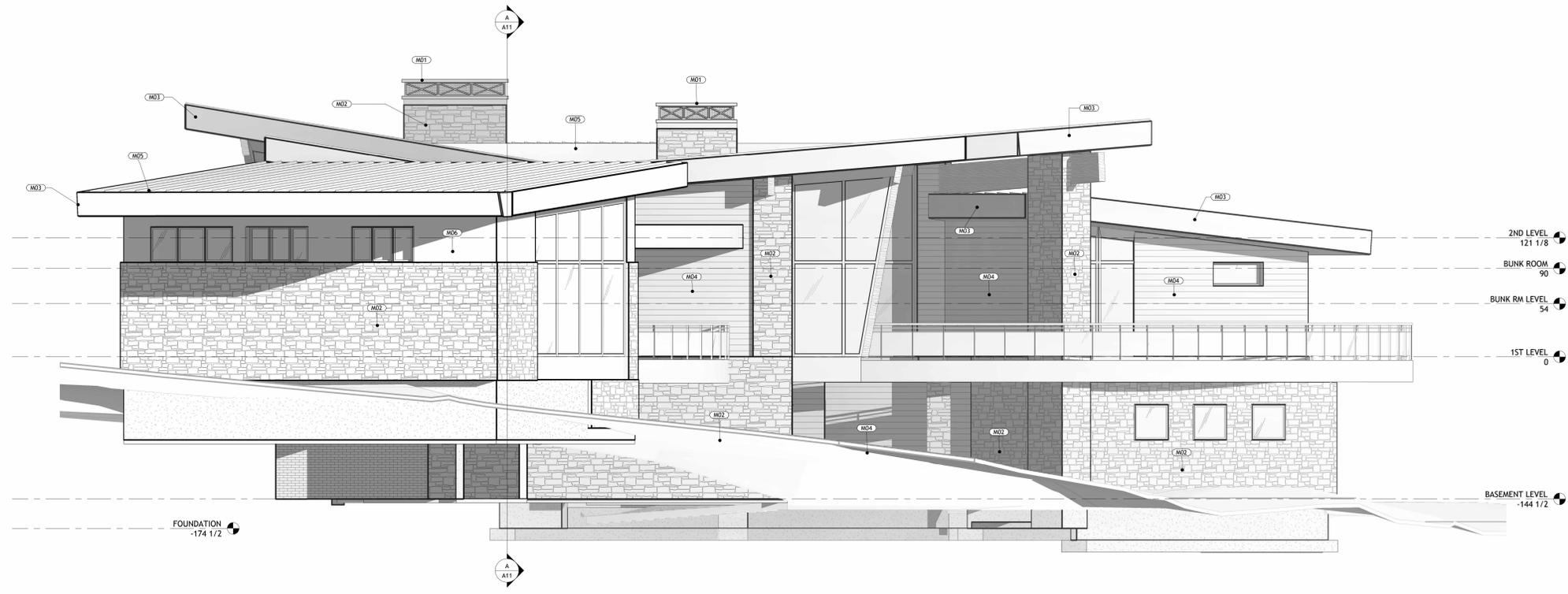
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2 REAR ELEVATION
1/4" = 1'-0"

Exterior Materials

M01	CHIMNEY CAP
M02	STONE VENEER
M03	2" METAL FASCIA
M04	T&G CEDAR SIDING
M05	STANDING BEAM ROOFING
M06	Ø REVEAL METAL SIDING
M07	METAL FASCIA



1 East Architectural Building Elevation
1/4" = 1'-0"

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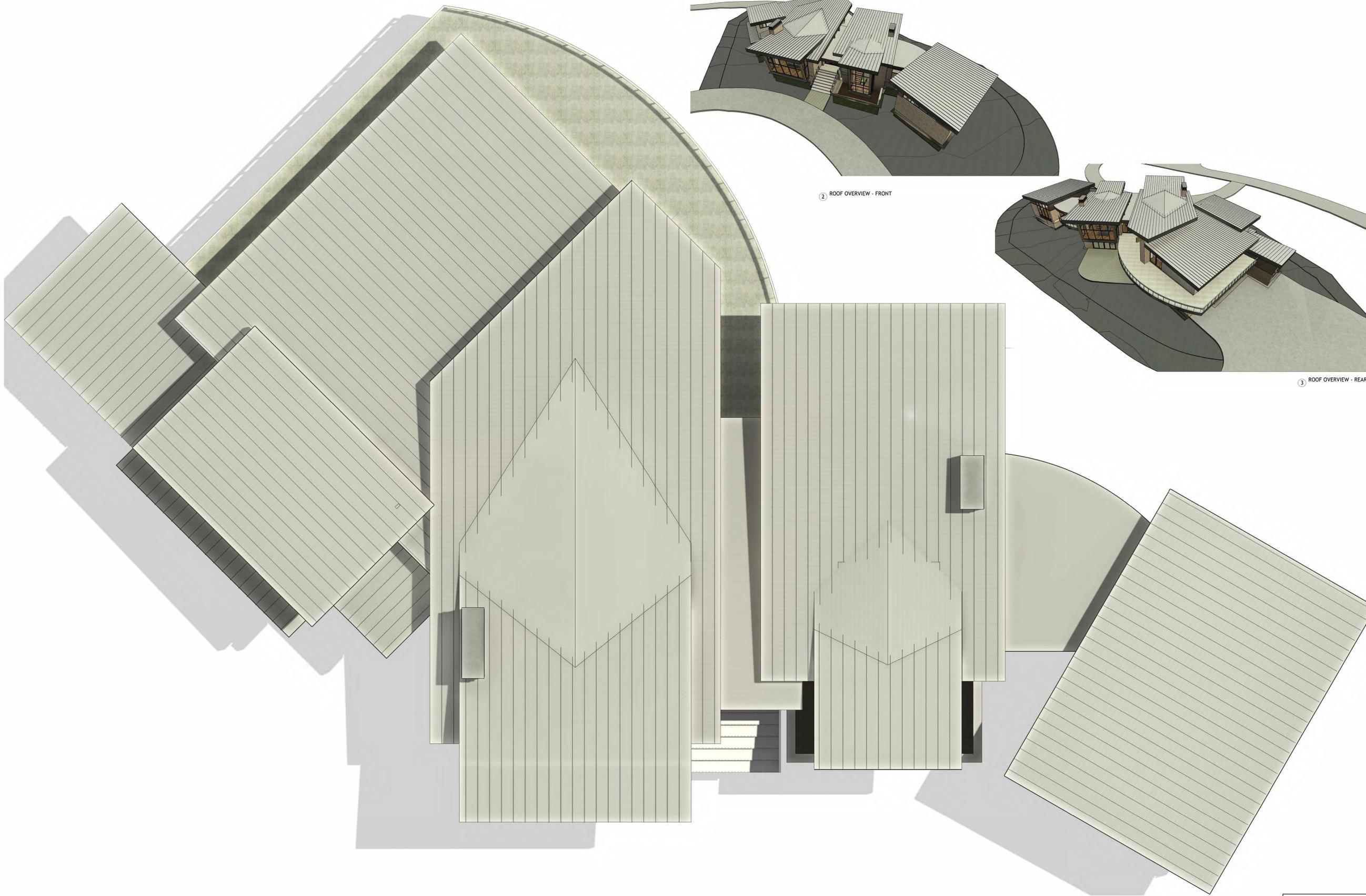
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A06
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ELEVATIONS



1 ROOF OVERVIEW
1/4" = 1'-0"

2 ROOF OVERVIEW - FRONT

3 ROOF OVERVIEW - REAR

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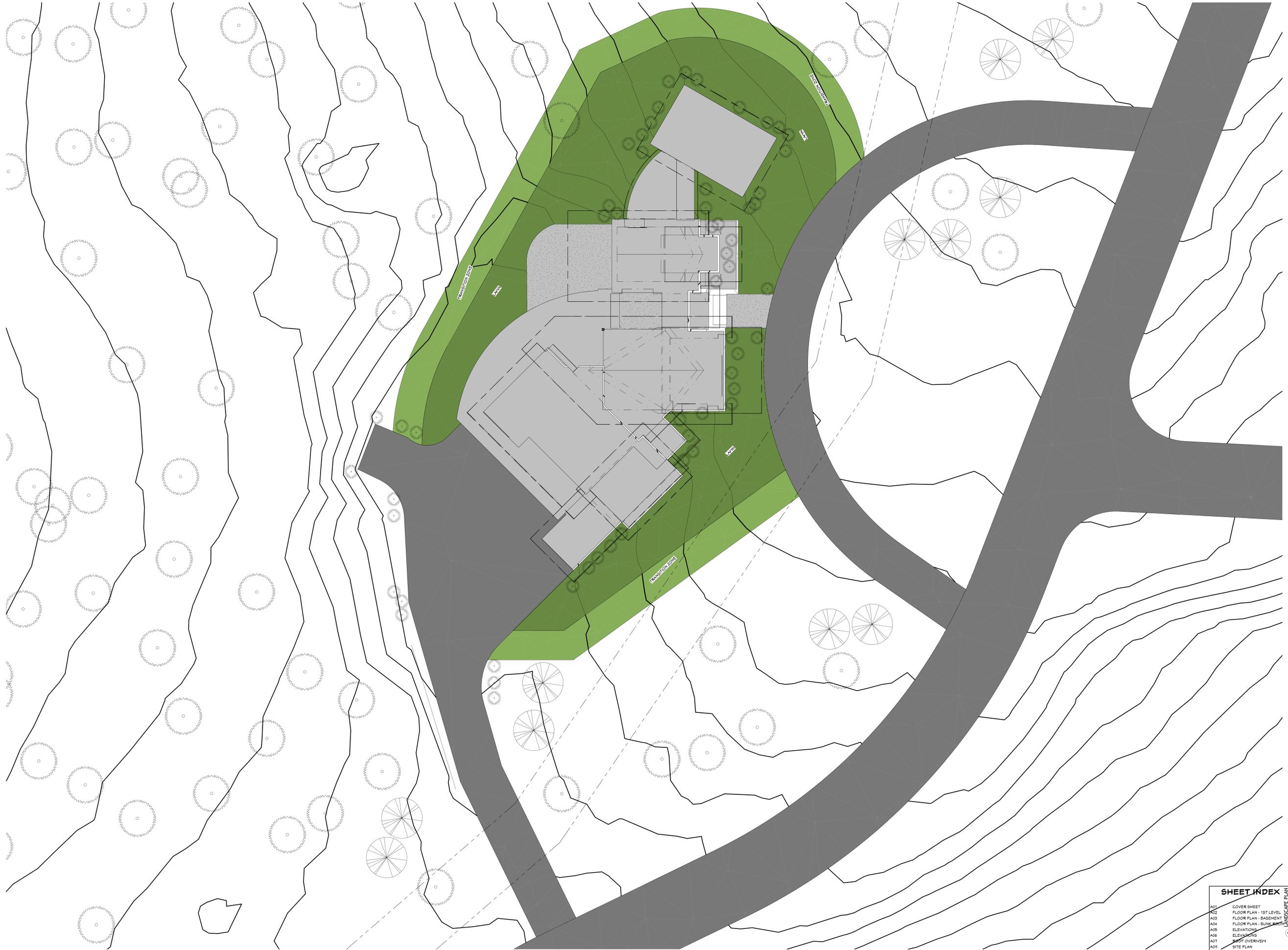
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ROOF OVERVIEW

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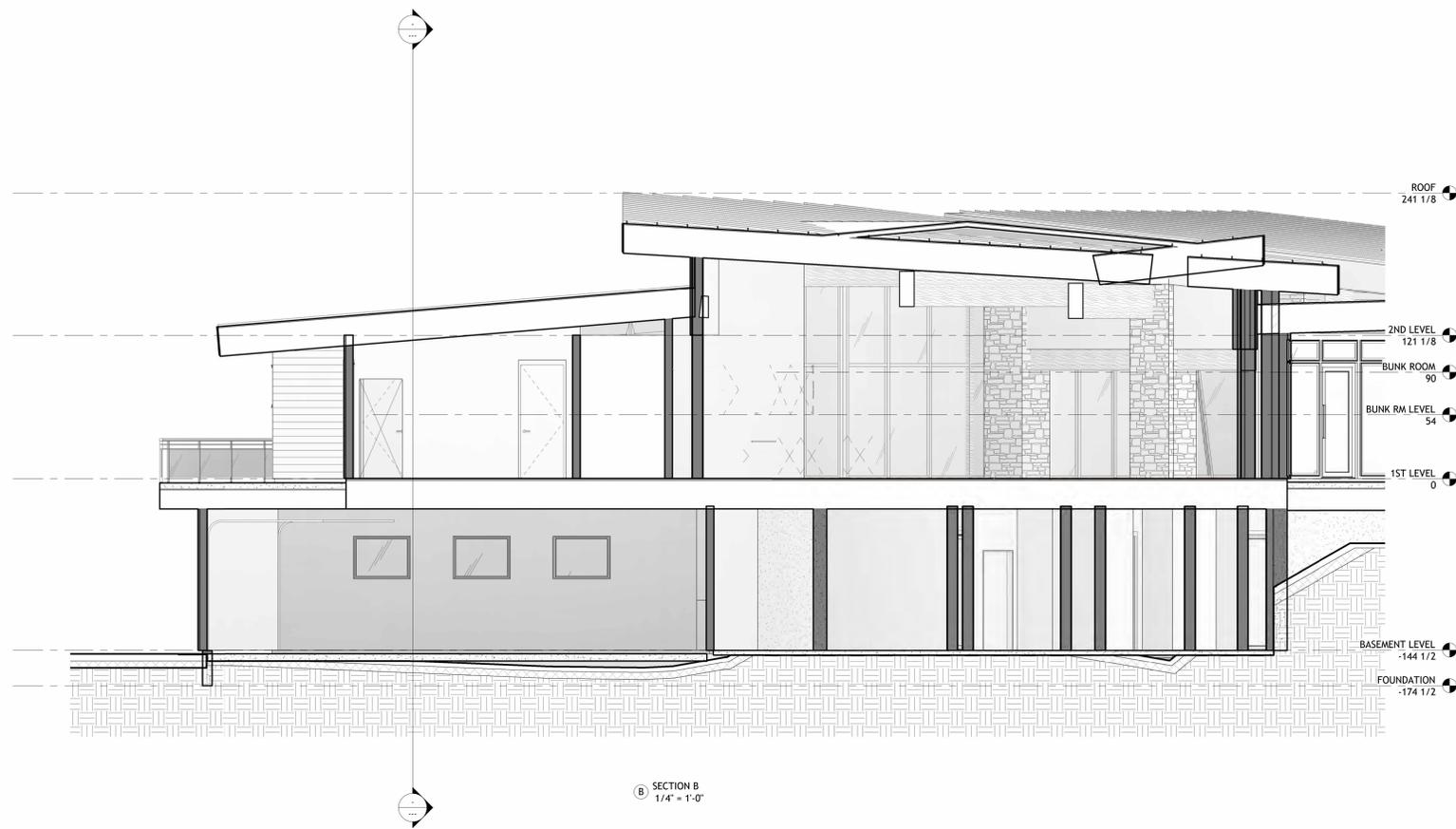
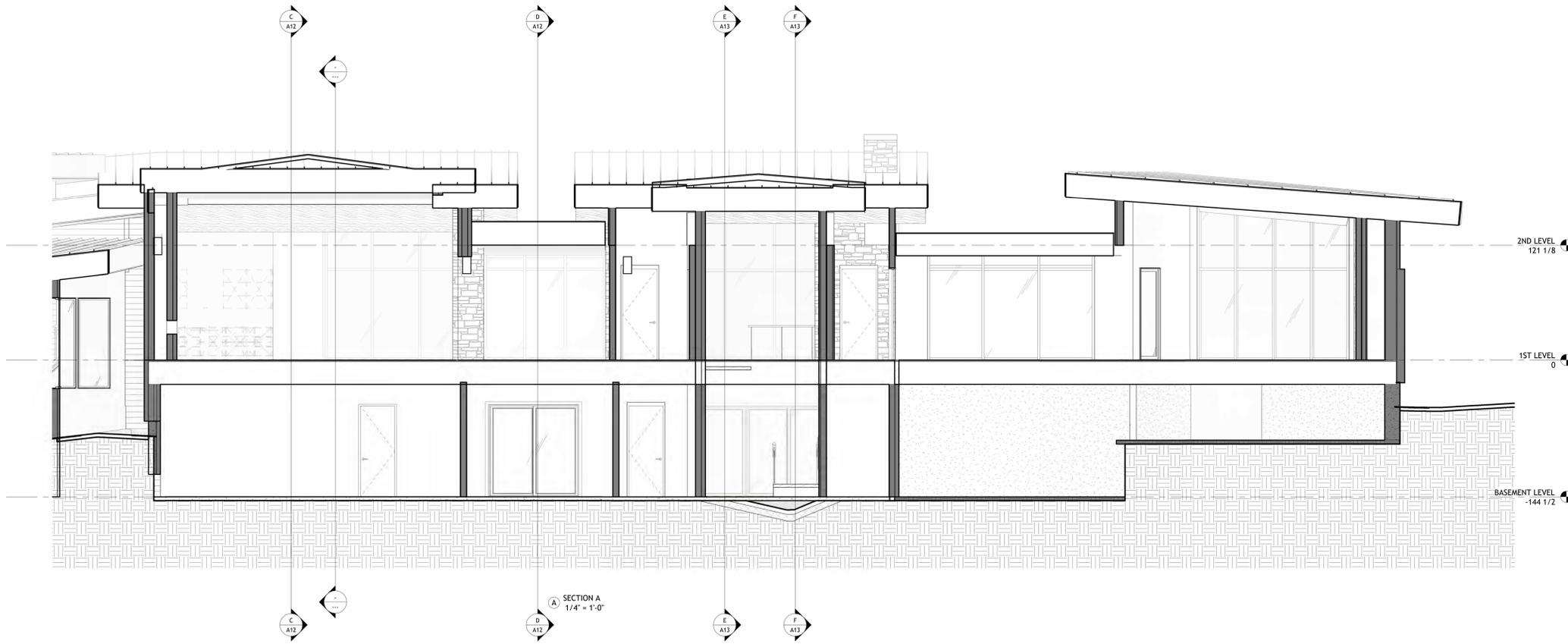
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Exterior Materials

M01	CHIMNEY CAP
M02	STONE VENEER
M03	24" METAL FASCIA
M04	T&G CEDAR SIDING
M05	STANDING SEAM ROOFING
M06	0 REVEAL METAL SIDING
M20	METAL FASCIA

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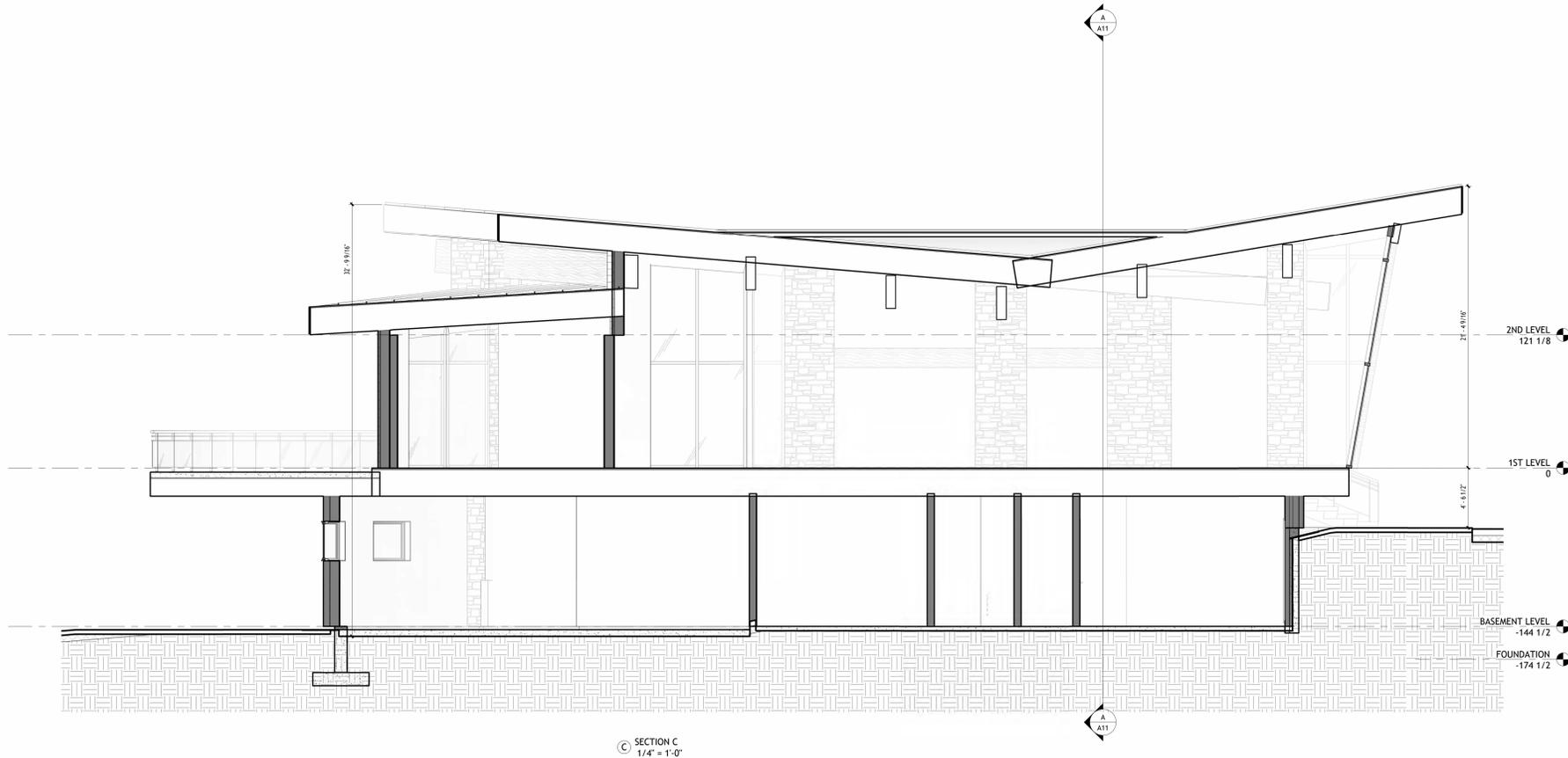
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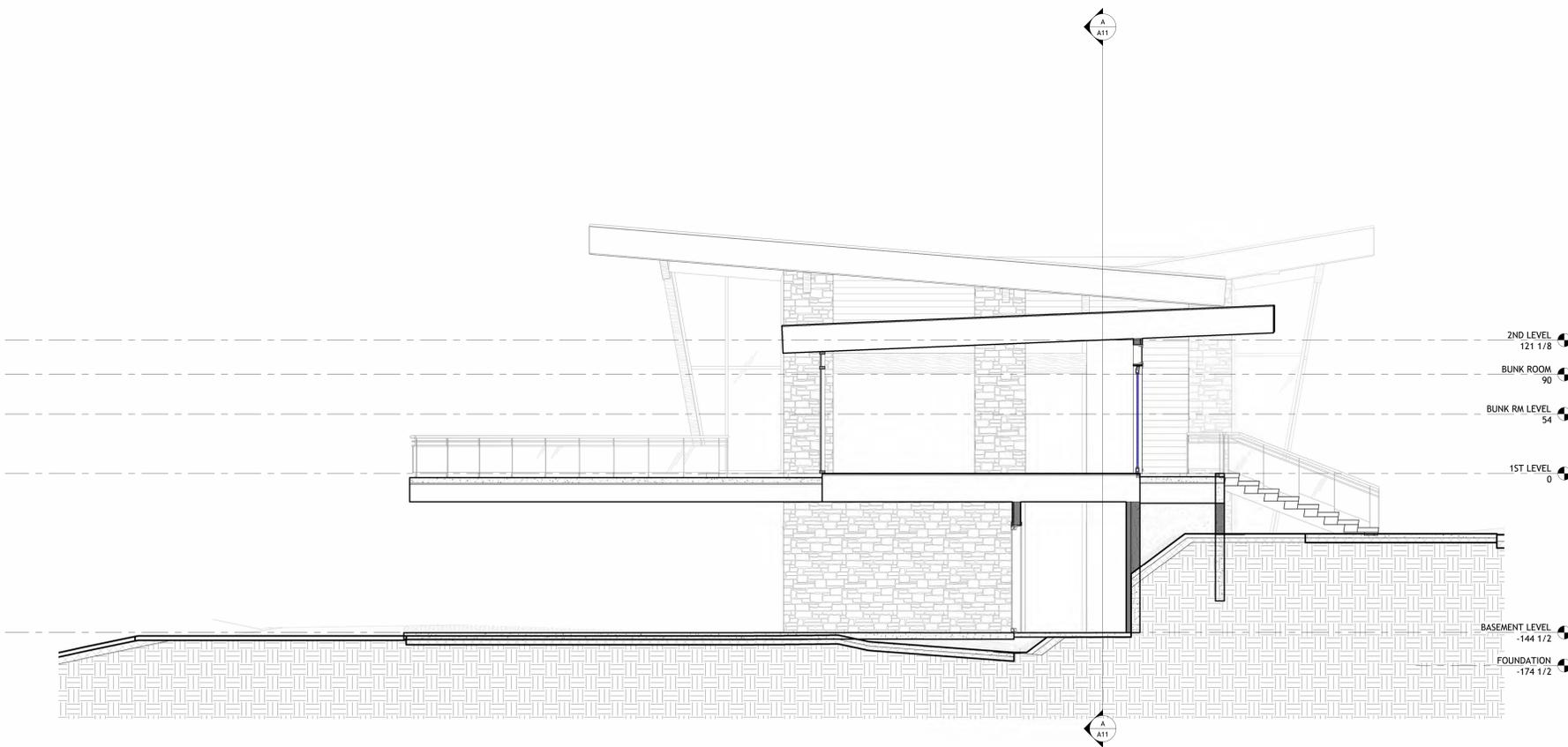
CONTRACTOR TO VERIFY ALL DETAILS, DIMENSIONS, AND SPECIFICATIONS PRIOR TO CONSTRUCTION, AND REPORT ANY OMISSIONS AND/OR ERRORS TO SMC DESIGN. THE PURCHASER OR BUILDER OF THIS PLAN RELEASES SMC DESIGN FROM ANY CLAIMS, LITIGATIONS OR SUITS THAT MAY ARISE DURING CONSTRUCTION OR ANYTIME THEREAFTER.

SECTION VIEWS



C SECTION C
1/4" = 1'-0"

Exterior Materials	
M01	CHIMNEY CAP
M02	STONE VENEER
M03	24" METAL FASCIA
M04	T&G CEDAR SIDING
M05	STANDING SEAM ROOFING
M06	0 REVEAL METAL SIDING
M20	METAL FASCIA



D SECTION D
1/4" = 1'-0"

SHEET INDEX	
A01	COVER SHEET
A02	FLOOR PLAN - 1ST LEVEL
A03	FLOOR PLAN - BASEMENT
A04	FLOOR PLAN - BUNK ROOM
A05	ELEVATIONS
A06	ELEVATIONS
A07	ROOF OVERVIEW
A08	SITE PLAN
A10	LANDSCAPE PLAN
A11	SECTION VIEWS
A12	SECTION VIEWS
A13	SECTION VIEWS

PROJECT NO.
25-011

LEGACY RANCH BY WHITETAIL LOT #13
ADAMS CO, ID



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SHEET SIZE
36" x 48"

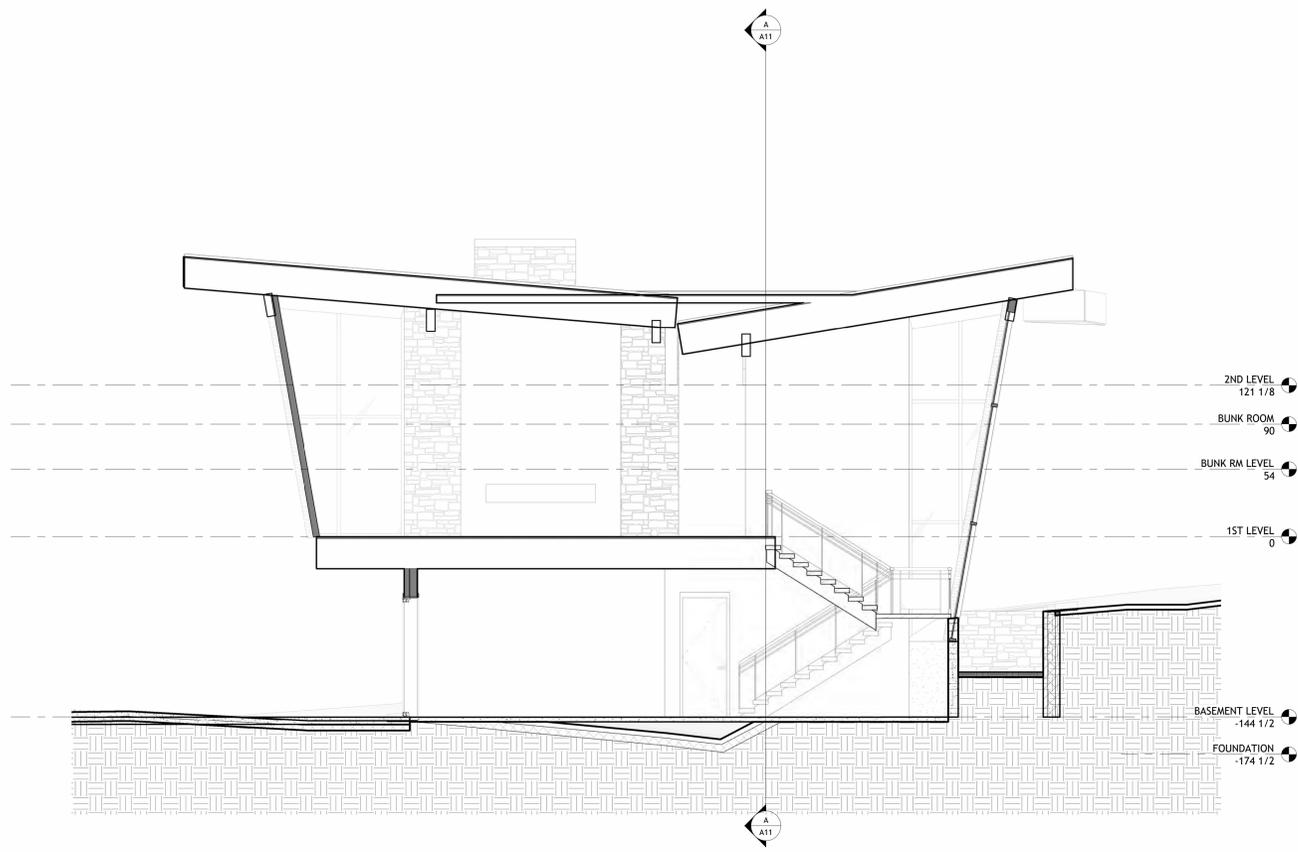
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PRINT DATE: 03/31/22

DRAWN BY:
Steve

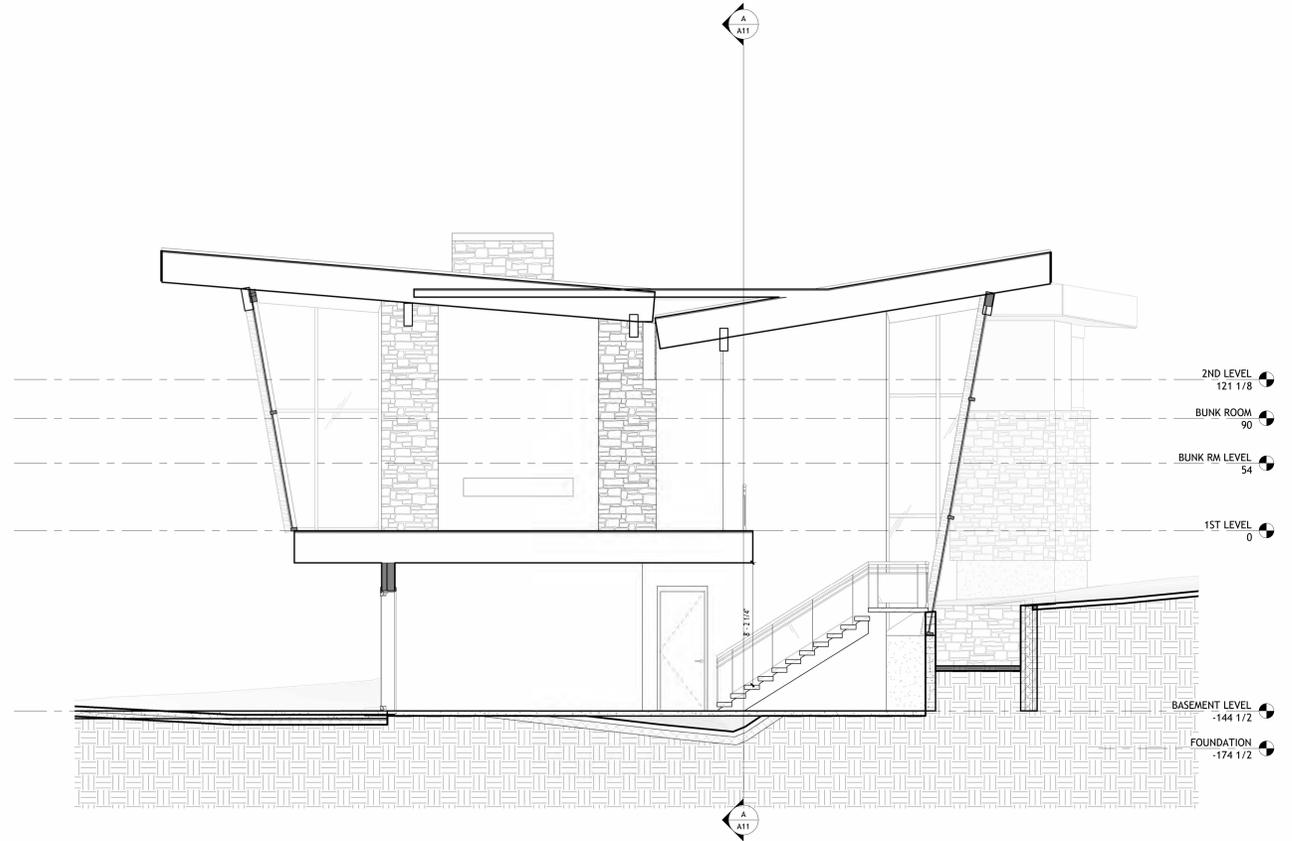
SECTION VIEWS

SMC Design
208-249-1288
Nampa, ID

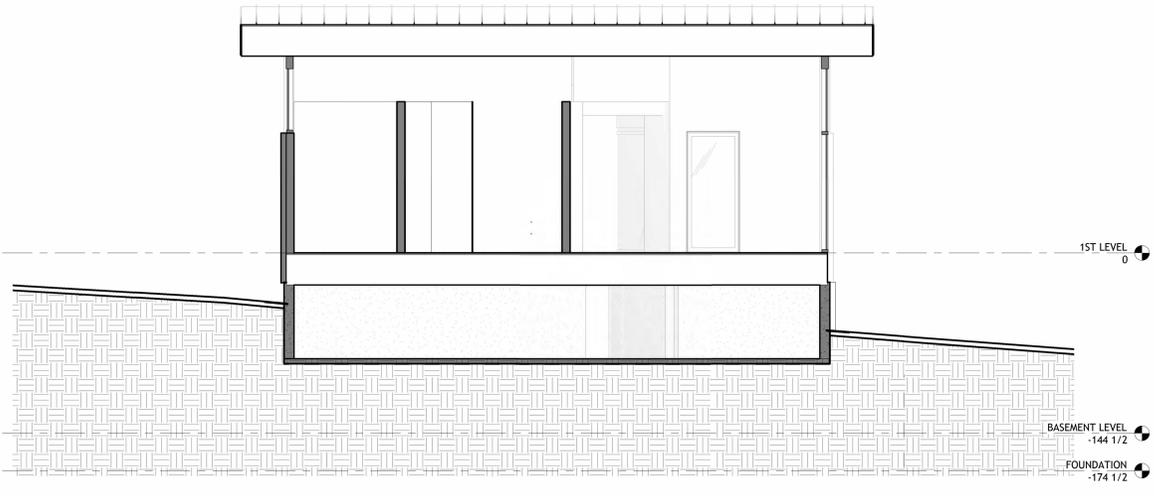
SHEET NUMBER
A12
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E SECTION E
1/4" = 1'-0"



F SECTION F
1/4" = 1'-0"



1ST LEVEL 0
BASEMENT LEVEL -144 1/2
FOUNDATION -174 1/2

SHEET INDEX	
A01	COVER SHEET
A02	FLOOR PLAN - 1ST LEVEL
A03	FLOOR PLAN - BASEMENT
A04	FLOOR PLAN - BUNK ROOM
A05	ELEVATIONS
A06	ELEVATIONS
A07	ROOF OVERVIEW
A08	ROOF OVERVIEW
A09	SITE PLAN
A10	LANDSCAPE PLAN
A11	SECTION VIEWS
A12	SECTION VIEWS
A13	SECTION VIEWS

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SECTION VIEWS

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