

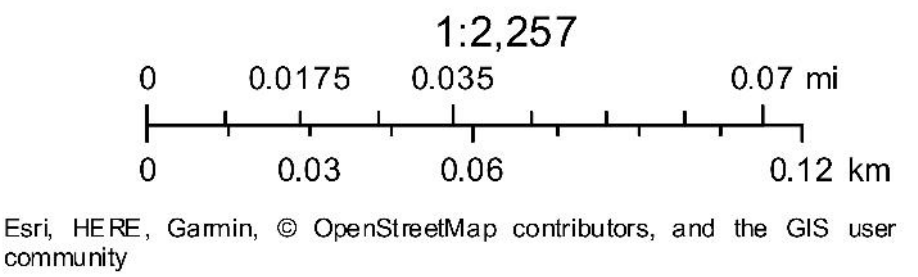
RCRBD  
RECORD SET

Vista Verde Ranch      Hinman Cabin Reno



4/16/2018, 2:03:30 PM

- ▲ AddressPoints    Roads
- Parcels    — State    — Public - Local    — Town
- Public - Primary    — Public - 4WD    — USFS
- Private



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community | County of Routt, Bureau of Land Management, Esri, HERE, Garmin, USGS, NGA, EPA, USDA, NPS | Microsoft | Routt County GIS User

PRESIDENT BRETT  
SHAW  
Box 719  
CLARK CO 80428  
C 970-846-6837  
O 970-870-3482  
F 970-870-1964  
TIMBERLINEINC@GMAIL.COM



STRUCTURE ONLY

Vista Verde Ranch

58000 Cowboy  
Way  
Clark, CO 80428

CLIENT	ADDRESS
DATE	3/20/18
DRAWN	TCI
JOB	Hinman
TITLE	Site Plan

Sheet Number



RCRBD  
RECORD SET

GENERAL STRUCTURAL NOTES

DESIGN LIVE & SNOW LOADS

- a. ROOF.....105 psf snow  
b. FLOOR.....40 psf Live  
c. WIND.....90 mph Exp B  
d. SEISMIC..... $S_s=0.26g$   $S_1=0.068g$  Group I Category II

GOVERNING SPECIFICATION

International Residential Code (IBC) 2015 Edition

FOUNDATION DESIGN

- a. The existing foundation is to be reused and is assumed to be adequate as there are no additional loads.  
All soils issues should be addressed to the soils engineer. The owner or his representative are responsible for following the soils report, contacting the soils engineer, and following their recommendations.
- b. The structural design drawings are for the building and permanent foundation only. Detached retaining walls including rock retaining walls are by others.  
The structural engineer is not responsible for slope stability, excavation, shoring, drainage, soils issues, or construction methods. The structural engineer's duties are limited to design only and is not a project engineer.

STRUCTURAL WOOD FRAMING

- a. Except where noted otherwise all lumber shall be Douglas Fir-Larch No. 2 or better.
- b. Except as noted otherwise minimum nailing shall be provided as specified in Table 2304.9.1 Fastening Schedule of the IRC 2015 edition.
- c. Floor and roof sheathing shall be APA rated with exterior glue and graded in accordance with APA Standards.  
FLAT ROOF: 3/4" 48/24 8d@6 edge nail 8d@12 field nail  
SLOPED ROOF: 5/8" 40/20 8d@6 edge nail 8d@12 field nail  
FLOOR: 3/4" T&G 48/24 8d@6 edge nail 8d@12 field nail  
SHEAR WALL: 1/2" 24/10 8d@4 edge nail 8d@12 field nail
- d. Where light gage framing anchors are shown or required they shall be Simpson "Strong Tie" or equal ICBO approved connectors and shall be installed with the number and type of nails recommended by the manufacturer to develop the rated capacity.
- e. Glue laminated timber shall be of such stress grade to provide glue laminated beams with combination symbol 24F-V4. Beams in cantilevered or reverse bending shall be 24F-V8.
- f. Floor joists shall be plant fabricated I series with LVL wood flanges and plywood or OSB webs and carry ICBO approval for the composite section. Joists shall be designed to carry the full dead load and live loads of the floor and any other superimposed loads. Bridging and blocking shall be installed according to the fabricator's requirements.
- g. All timber logs to be White Pine ungraded. Sizes shown are minimum and may be increased.  
Typical log to log connection is saddle notch w/(2)5/8" lag bolts 6" embed unless noted otherwise.
- h. All microlam to be LVL 1.9E WS or equal, allowable bending stress 2600 psi and an allowable shear stress 285 psi. Nail, 2 or 3 LVL's with 3 rows 16d @ 12, thru bolt 4 or more LVL's with 2 rows 1/2" thru bolts @24, UNO.
- i. All rim board to be Timber Strand LSL 1 1/4" x 11 7/8" Grade 1.3 with allowable bending stress of 1700 psi and allowable shear stress of 400 psi parallel to grain.  
All Timber Strand LSL beams & rafters to be Grade 1.55 with allowable bending stress of 2325 psi and allowable shear stress of 310 psi parallel to grain.
- j. All Parrallam beams are PSL 2.0E to have allowable bending stress of 2900 psi and allowable shear stress of 290 psi.  
Parrallam columns are PSL 1.8E to have allowable compressive stress of 2500 psi parallel to grain.
- k. All unlisted headers to be 2-2x8.

STRUCTURAL STEEL

- a. All bolts, including anchor bolts, shall conform to ASTM Specification A307.
- b. Structural steel rolled shapes, including plates and angles shall be ASTM A36.  
Tube shapes shall conform to ASTM A500 Grade B, 46 ksi yield. Pipe shapes shall conform to ASTM A53 Grade B.
- c. Except as noted, expansion bolts shall be "WEG-IT", "RED HEAD", or approved wedge type with the following minimum embedments: 5/8" dia: 2", 1/2" dia: 1-1/2".
- c. Except as noted, all Type "HD" tiedowns to concrete shall be secured with 5/8" epoxy bolt to foundation wall with a minimum 8" embed.

GENERAL

The contract structural drawings and specifications represent the finished structure. They do not indicate the method of construction. The contractor shall provide all measures necessary to protect the structure during construction. Such measures shall include, but not be limited to bracing and shoring for loads due to excavation, sliding soil, or construction equipment. Observation visits to the site by the design professionals shall not include inspection of the above items, nor will the design professionals be responsible for the contractor's means, methods, techniques, sequences for procedure of construction, or the safety precautions and the programs incident thereto.

PRESIDENT BRETT  
SHAW  
Box 719  
CLARK CO 80428  
C 970-846-6837  
O 970-870-3482  
F 970-870-1964

TIMBERLINEINC@GMAIL.COM



STRUCTURE ONLY

Vista Verde Ranch

CLIENT

DATE

DRAWN

JOB

TITLE

Sheet Number

58000 Cowboy  
Way  
Clark, CO 80428

ADDRESS

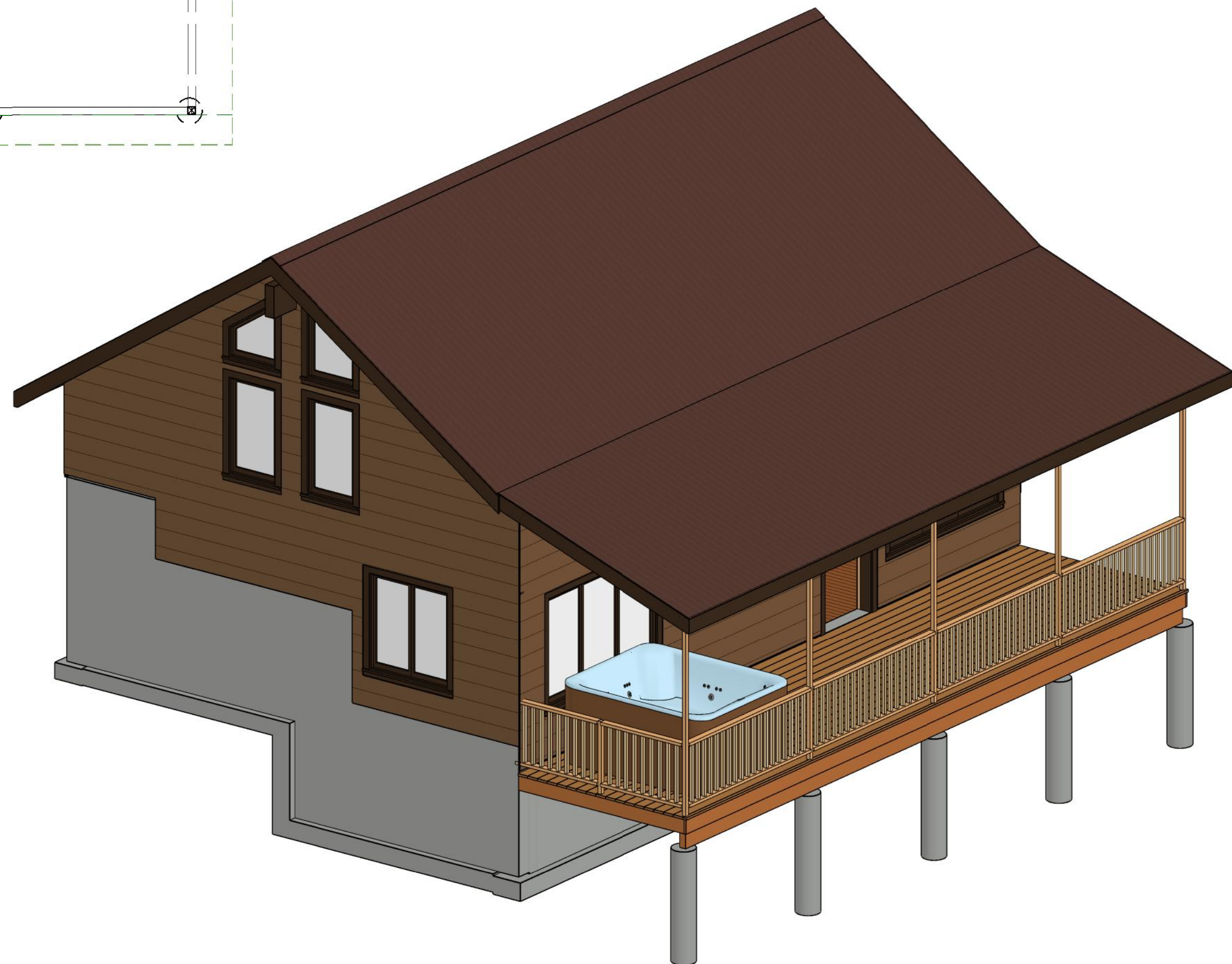
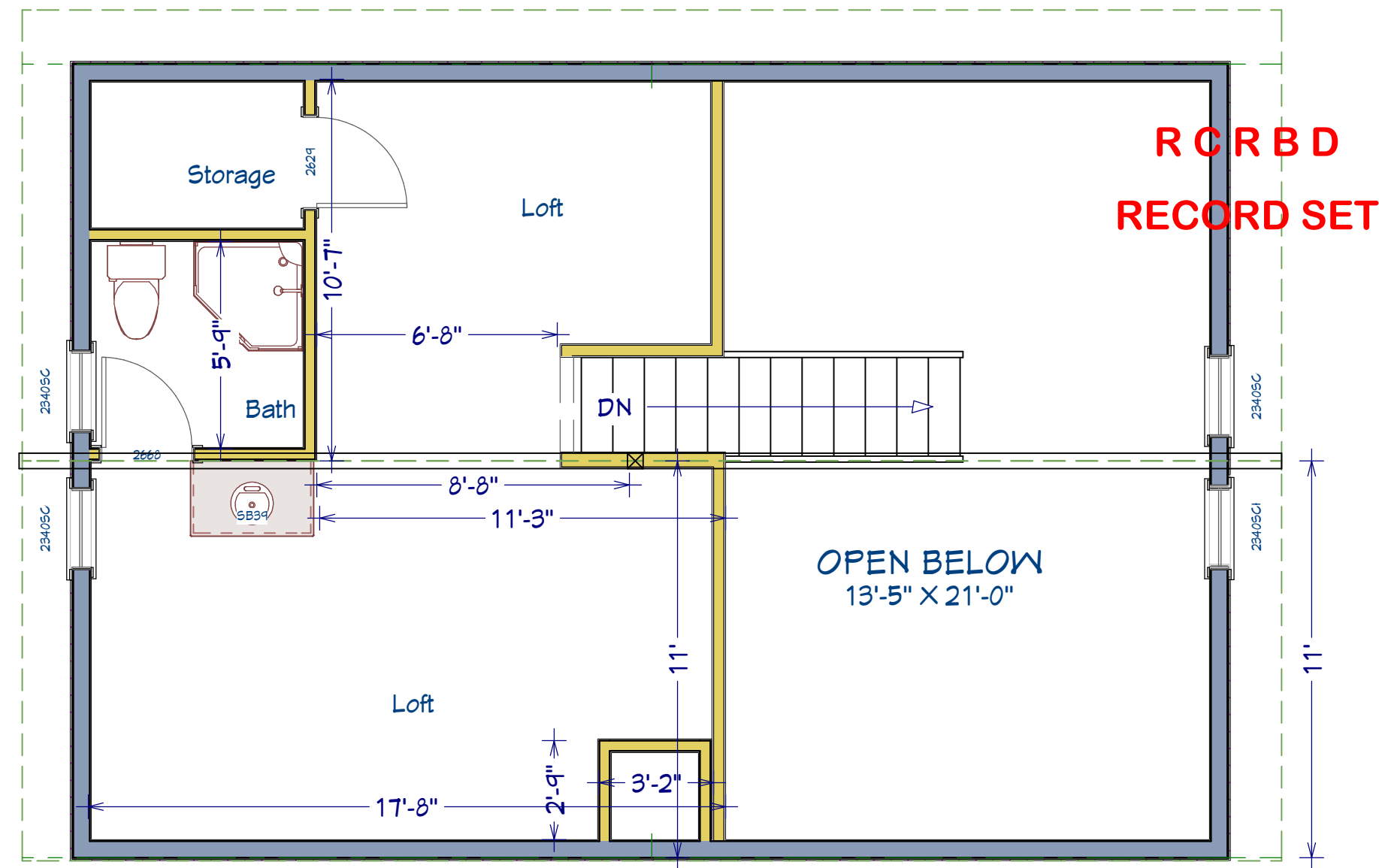
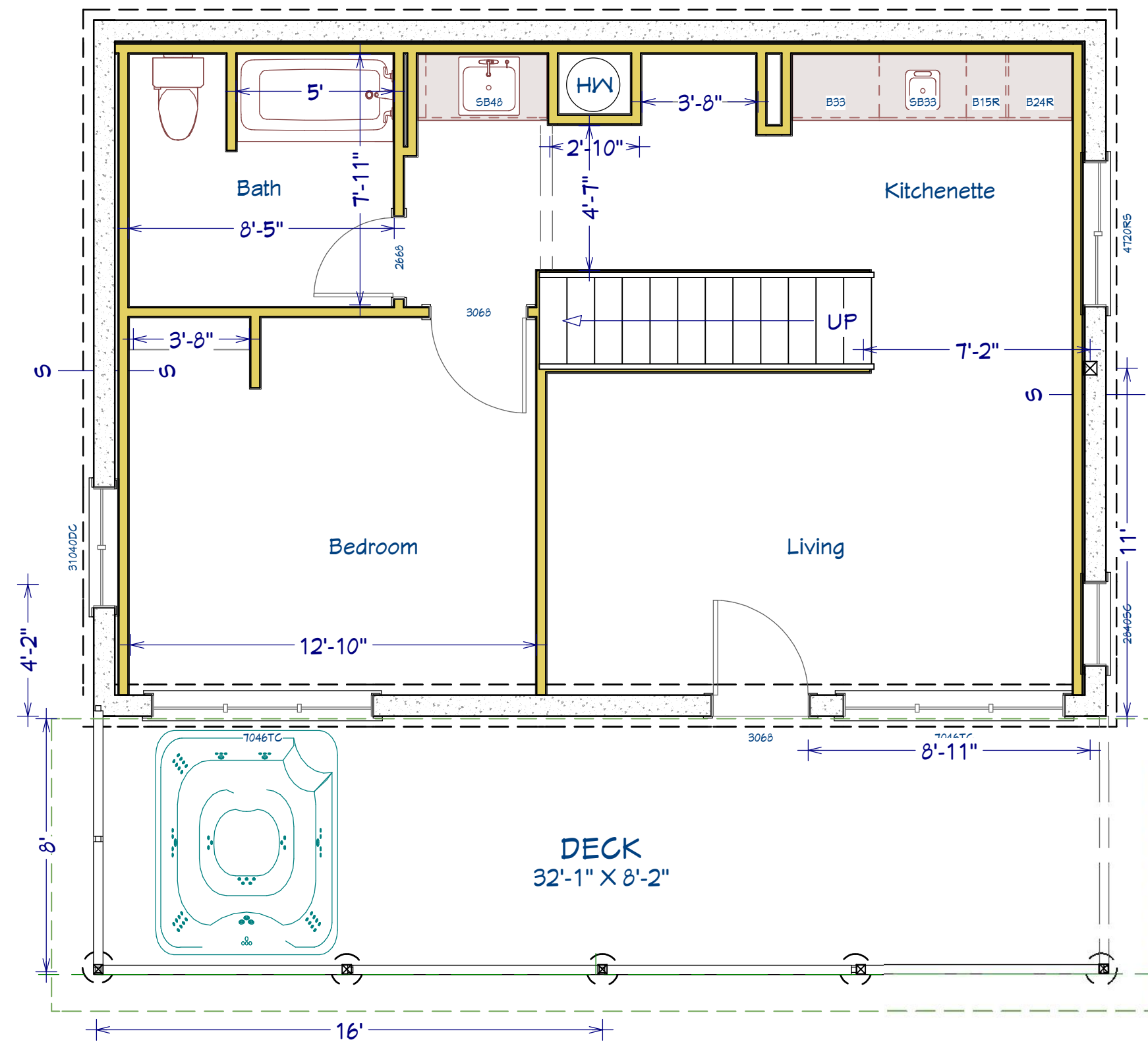
3/20/18

TCI

Hinman

Notes





**R C R B D  
RECORD SET**

PRESIDENT BRETT SHAW  
PO BOX 719  
CLARK CO 80428  
C 970-846-6837  
O 970-870-3482  
F 970-870-1964  
TIMBERLINEINC@GMAIL.COM



**STRUCTURE ONLY**

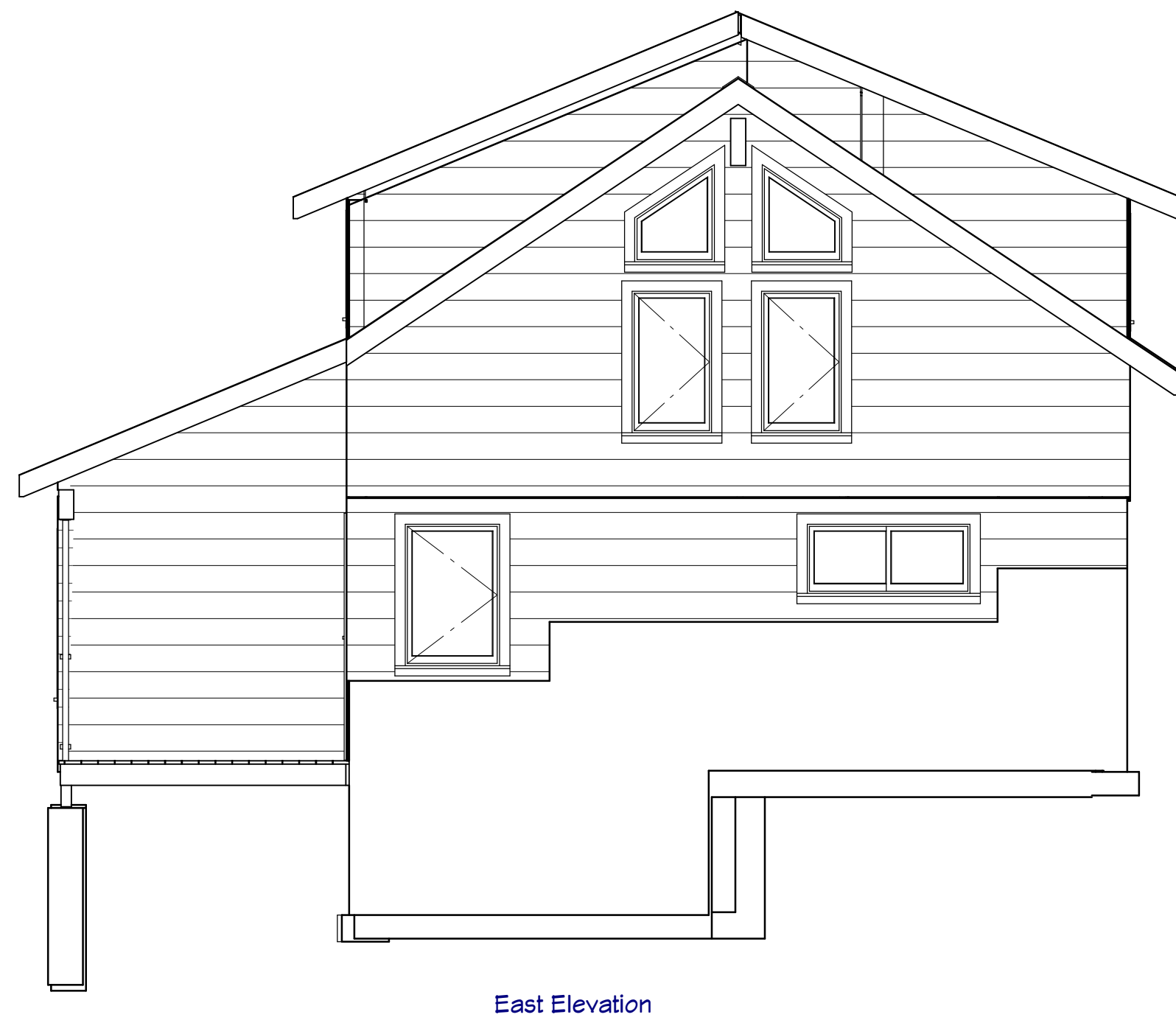
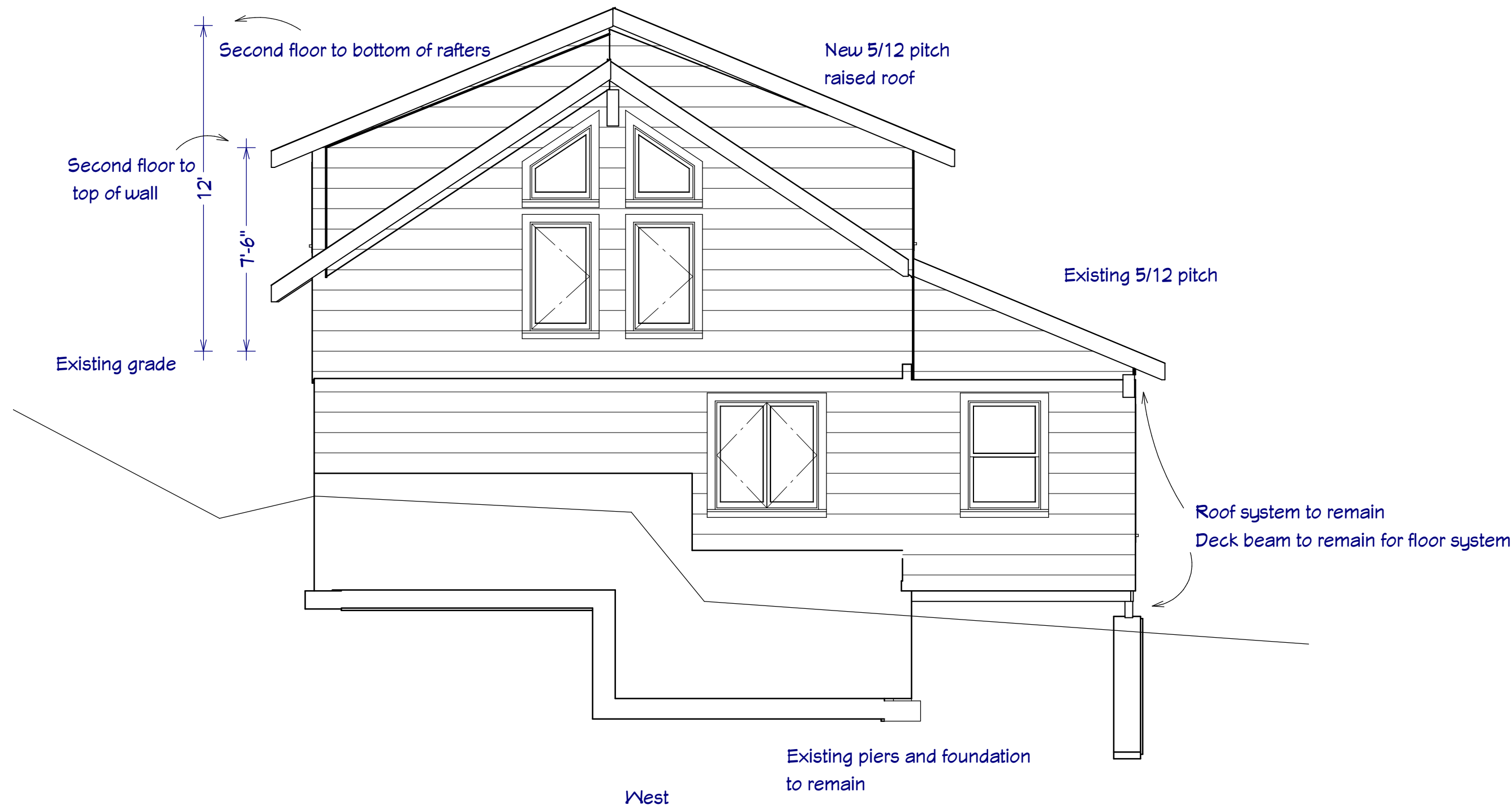
CLIENT	Vista Verde Ranch	
	58000 Cowboy Way Clark, CO 80428	
ADDRESS		
DATE	3/20/18	
DRAWN	TCI	
JOB	Hinman	
TITLE	Existing	
Sheet Number		





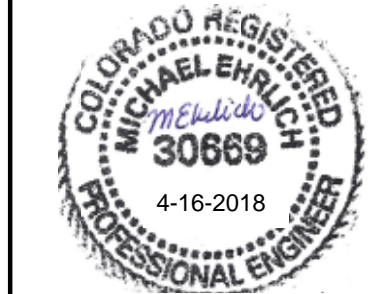






**RCRBD  
RECORD SET**

PRESIDENT BRETT SHAW  
PO Box 719  
CLARK CO 80428  
C 970-846-6837  
O 970-870-3482  
F 970-870-1964  
TIMBERLINEINC@GMAIL.COM



**STRUCTURE ONLY**

CLIENT	Vista Verde Ranch		
	ADDRESS	58000 Cowboy Way Clark, CO 80428	
DATE	3/20/18		
DRAWN	TCI		
JOB	Hinman		
TITLE	Elevation		
Sheet Number			

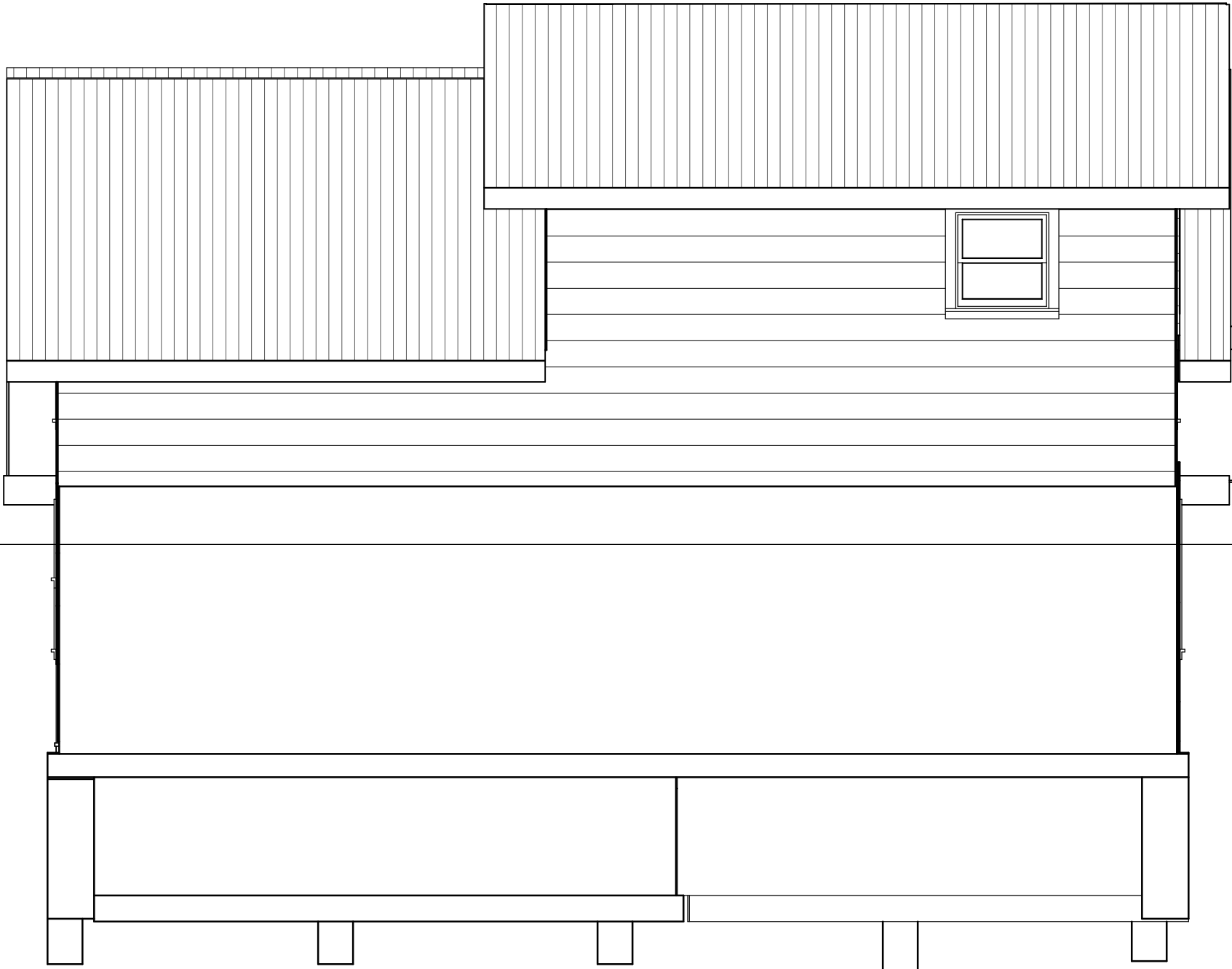


Building Components Thermal Envelope R402: General Prescriptive Method to Compliance	
Vapor Retarder: Class I = Poly Class II = Kraft-Faced Insulation Class III = Paint	Follow IRC Section R702.7 or IRC Section 1405.3 Class of vapor retarder is based upon selected methods of insulating the exterior walls of the structure.
Windows and Doors U-Factor = 0.32 Skylights U-Factor = 0.55	R402.1.5 Total UA Alternative may be used to lower the U-Factor R402.1.5 Total UA Alternative may be used to lower the U-Factor
Ceiling Insulation with Attic Space = R49	R402.2.1 reduction to R38 wherever the full height of uncompressed R-38 extends over the wall top plate at the eaves.
Ceiling Insulation without Attic Space = R-49	R402.2.2 reduction to R30 provided when roof/ceiling assemblies don't have sufficient space.
Wood Framed Wall Insulation: 2x6 wall = R20/5	R20 in the cavity of the wall and R5 continuous insulation. Walls with Structural Sheathing see Section R402.2.7 for reduction
Wood Framed Wall Insulation: 2x4 wall = R13/10	R13 in the cavity of the wall and R10 continuous insulation. Walls with Structural Sheathing see Section R402.2.7 for reduction
Mass Walls R-19/21 Floor Insulation = R38	Defined & Reviewed based upon formula from Section 402.2.5
Basement Wall Insulation = R-15/19	See Section 402.2.8 for definition and exception
Concrete Slab on Grade Insulation = R10/4ft	See Section R402.2.10 Insulation depth shall be depth of the footing minimum of 4 feet.
Crawl Space Wall Insulation = R15/19	See Section R402.2.11 for definition R15 continuous on either side or R19 on interior side.
Fenestration Air Leakage: windows, sliding doors, skylights	<1/0.3 cfm/sf Exception for site built windows, skylights, and doors.
Fenestration Air Leakage: Swinging Doors	<1/0.5 cfm/sf Exception for site built doors.
Air Leakage: The building thermal envelop shall be constructed to limit air leakage.	All products installed in accordance with manufactures instructions and be labeled in accordance with the requirements of the 2015 IECC.
Fireplaces: new wood-burning units	See Section R402.4.2 Information on tight fitting doors and labels required.

Porch roof to remain



North Elevation



South Elevation

Raised upper loft

Existing grade

RCRBD  
RECORD SET

New door and window location

PRESIDENT BRETT SHAW PO BOX 719 CLARK CO 80428 C 970-846-6837 O 970-870-3482 F 970-870-1964 TIMBERLINEINC@GMAIL.COM			
STRUCTURE ONLY			
CLIENT	Vista Verde Ranch	DATE	3/20/18
ADDRESS	58000 Cowboy Way Clark, CO 80428	DRAWN	TCI
JOB	Hinman	TITLE	Elevation
Sheet Number			