

LIVE LOADS

MINIMUM UNIFORMLY DISTRIBUTED LIVE LOADS
(in pounds per square foot)

USE	LIVE LOAD
Uninhabitable attics without storage ^b	10
Uninhabitable attics with limited storage ^{b, g}	20
Habitable Attics & Attics served w/ fixed stairs	30
Decks ^a	40
Exterior Balconies	60
Fire Escapes	40
Guard and Handrails ^d	200 ^h
Guard In-Fill components ^f	50 ^h
Passenger Vehicle Garages ^a	50 ^a
Areas other than Sleeping Areas	40
Sleeping Areas	30
Stairs	40 ^g

a. Elevated garage floors shall be capable of supporting the uniformly distributed load or a 2000-pound load applied on an area of 4 1/2' by 4 1/2', whichever produces the greatest stresses.
b. Uninhabitable attics without storage are those where the clear height between joists & rafters is not more than 42", or where there are not two or more adjacent trusses with web configurations capable of accommodating an assumed rectangle 42" in height x 24" in width or greater, within the plane of the trusses. This live load need not be assumed to act concurrently with any other live load requirements.
c. Individual stair treads shall be capable of supporting the uniformly distributed live load or a 300 pound concentrated load applied on an area of 2' by 2' whichever produces the greater pressure.
d. A single concentrated load applied in any direction at any point along the top. For a guard not required to serve as a handrail, the load need not be applied to the top element of the guard in a direction parallel to such element.
e. See Section R502.1 for decks attached to exterior walls.
f. Guard in-fill components (all those except the handrail) balusters & panel fillers shall be designed to withstand a horizontally applied normal load of 50 pounds on an area equal to 1 square foot. This load need not be assumed to act concurrently with any other live load requirements.
g. Uninhabitable attics with limited storage are those where the clear height between joists & rafters is no greater than 42", or where there are two or more adjacent trusses with web configurations capable of accommodating an assumed rectangle 42" in height x 24" width or greater, within the plane of the trusses.
h. The live load need only be applied to those portions of the joists or truss bottom chords where all of the following conditions are met:
1. The attic area is accessible from an opening not less than 20" in width x 30" in length that is located where the clear height in the attic is not less than 30".
2. The slopes of the joists or truss bottom chords are not greater than 2 units vertical in 12 units horizontal.
3. Required insulation depth is less than the joist or truss bottom chord member depth.
The remaining portions of the joists or truss bottom chords shall be designed for a uniformly distributed concurrent live load of not less than 10 pounds per square foot.
i. Glazing used in handrail assemblies & guards shall be designed with a load adjustment factor of 4. The load adjustment factor shall be applied to each of the concentrated loads applied to the top of the rail, and to the load on the in-fill components. These loads shall be determined independent of one another, and loads are assumed not to occur with any other live load.
j. Where the top of a guard system is not required to serve as a handrail, the single concentrated load shall be applied at any point along the top, in the vertical downward direction and in the horizontal direction away from the walking surface, where the top of a guard is also serving as the handrail, a single concentrated load shall be applied in any direction at any point along the top. Concentrated loads shall not be applied concurrently.

PROPOSED SUN DECK & PATIO

24 CHARLOTTE COURT
MARLTON - EVESHAM TOWNSHIP
BURLINGTON COUNTY, NEW JERSEY

CLIENT: GRAKE HOMES
ARCHITECTS: THREE DIMENSIONS ARCHITECTURAL GROUP INC.
117 MAURER AVENUE
LAUREL SPRINGS, N.J. 08021
(856) 784-6759

CODE CONFORMANCE NOTES

THIS BUILDING DESIGNED IN ACCORDANCE WITH THE PROVISIONS OF THE FOLLOWING CODES:
2021 INTERNATIONAL RESIDENTIAL CODE - NJ EDITION
2020 NATIONAL ELECTRIC CODE
2021 NATIONAL STANDARD PLUMBING CODE
2021 INTERNATIONAL MECHANICAL CODE
2021 INTERNATIONAL ENERGY CONSERVATION CODE
2021 INTERNATIONAL FUEL GAS CODE
CONSTRUCTION CLASS: VB
USE GROUP: R5

CLIMATIC & GEOGRAPHIC DESIGN CRITERIA

GROUND SNOW LOAD	WIND DESIGN			SEISMIC DESIGN CATEGORY	SUBJECT TO DAMAGE		
	SPEED (mph)	TOPOGRAPHIC EFFECTS	SPECIAL WIND REGION		WEATHERING	FROST LINE DEPTH	TERMITE
ASCE 1-16 (SEE BULLETIN 19-1)	ASCE 1-16 (SEE BULLETIN 19-1)						
25	95 mph	N/A	N/A	N/A	Severe	2'-6" SNJ 3'-0" NNJ	MODERATE TO HEAVY

ICE BARRIER UNDERLAYMENT REQUIRED	FLOOD HAZARDS	AIR FREEZING INDEX	MEAN ANNUAL TEMP
SEE BULLETIN 07-3	LFFA	1500 OR LESS	THE JURISDICTION SHALL FILL IN THIS PART OF THE TABLE WITH THE MEAN ANNUAL TEMPERATURE FROM THE NATIONAL CLIMATIC DATA CENTER DATA TABLE "AIR FREEZING INDEX-USA METHOD (BASE 32°F)

AREA and VOLUME CALCULATIONS

COVERED PORCH	392 SF
TRELLIS	223 SF
OPEN DECK	381 SF
PATIO	884 SF
TOTAL	1880 SF
HEIGHT	16.0' to Mid / 18.34' to Ridge
TOTAL VOLUME	17,829 CF

DRAWING ISSUE RECORD

REV #	DATE	ISSUE DESCRIPTION	REV #	DATE	ISSUE DESCRIPTION
X	2025.08.08	Client Review & Zoning Approval Set			
	2025.12.16	Permit Review & Construction Set			
	2026.03.19	Revised Permit Review & Construction Set			

DESCRIPTION OF DRAWING REVISIONS

REV #	DATE	ISSUE DESCRIPTION	REV #	DATE	ISSUE DESCRIPTION
01	2026.03.19	Revised Permit Review & Construction Set			

INDEX OF DRAWINGS

TS-1	TITLE SHEET	
GN-1	GENERAL NOTES	
GN-2	GENERAL NOTES	
A-1	FOUNDATION PLAN	
A-2	SUN DECK & PATIO PLAN	
A-3	EXTERIOR ELEVATIONS & SECTIONS	

MATERIAL SYMBOLS

CONCRETE	INSULATION (BATT)	STONE
BRICK MASONRY	INSULATION RIGID	STUCCO
CONCRETE MASONRY	WOOD STUD PARTITION	WOOD (BLOCKING)
EARTH	INTERIOR BEARING PARTITION	WOOD (FINISHED)
GRAVEL	STEEL	

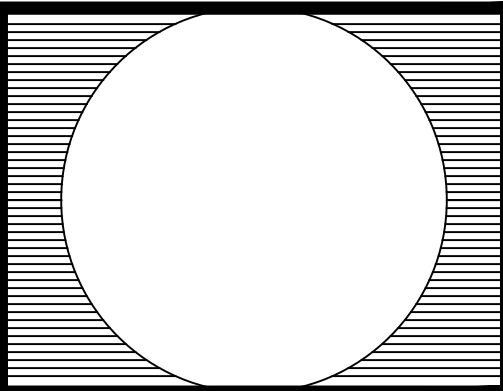
DESIGNATIONS

3 A-6	DRAWING NUMBER	220V	220 VOLT OUTLET	\$	SWITCH
3 A-6	DETAIL MARK	WP	WEATHERPROOF DUPLEX OUTLET	\$13	3-WAY SWITCH
3 A-6	SHEET NUMBER	CH	COUNTER HT. G.F.J. DUPLEX OUTLET	\$14	4-WAY SWITCH
3 A-6	SECTION	SW	SPLIT WIRED DUPLEX OUTLET	HO	WALL LIGHT FIXTURE
3 A-6	DRAWING NUMBER	DU	DUPLEX OUTLET	CL	CEILING LIGHT FIXTURE
3 A-6	BUILDING CROSS SECTION	SO	SPECIAL OUTLET	PC	CLG. FIXT. W/PULL CHAIN
3 A-6	SHEET NUMBER	JB	JUNCTION BOX	GD	GARBAGE DISPOSER
3 A-6	CENTER LINE	CD	CARBON MONOXIDE DETECTOR	FL	FLUORESCENT STRIP LIGHT
3 A-6	ELEVATION(S)	SD	SMOKE DETECTOR	2X4	FLUORESCENT LIGHT
3 A-6	DOOR MARK	EX	EXHAUST FAN	RF	RECESSED CEILING FIXTURE
3 A-6	WINDOW MARK	TV	TELEVISION CABLE	DU	DUPLEX FLOOR OUTLET
3 A-6		TEL	TELEPHONE		

ABBREVIATIONS

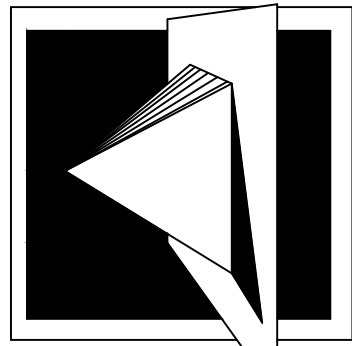
Aluminum	ALUM	Flush	FL	Riser	R
Anchor Bolt	AB	Footing	FTG	Rod & Shelf	R&S
Angle	ANG	Foundation	FND	Roof	RF
Architectural	ARCH	Frame	FR	Room	RM
AREA	A	Frost Proof	FP	Rough Opening	RO
Asphalt	ASPH	Furring	FUR	Scale	SC
Basement	BSMT	Galvanized	GALV	Schedule	SCH
Bathroom	BATH	Garage	GAR	Section	SECT
Beam	BM	Glass	GL	Select	SEL
Bearing Plate	BRG PL	Ground Fault Interrupt	GFI	Sheet	SH
Bedroom	BR	Gypsum Wallboard	GWB	Sinking	SK
Blocking	BLK	Hardware	HDW	Sink	SK
Building	BLDG	Hollow Metal Door	HMD	Sliding Door	SL DR
Building Line	BLD LG	Hose Bibb	HB	Specification	SPEC
Caulking	CL or CLKG	Insulation	INS	Square Foot	SQ FT
Casing	CSG	Interior	INT	Stairs	STR
Ceiling	CLG	Jamb	JB	Standard	STD
Center	CTR	Kitchen	KIT	Storage	STO
Center to Center	C to C	Landing	LDG	Switch	S
Center Line	L or CL	Laundry	LAU	Telephone	TEL
Ceramic	CER	Laundry Tray	LT	Tempered Plate Glass	TEL PL GL
Closet	CL or CLOS	Length	L	Threshold	TH
Concrete	CONC	Linon Closet	LCL	Tongue & Groove	T&G
Concrete Floor	CONC FLR	Living Room	LIV	Tread	TR
Concrete Masonry Unit	CMU	Manufacturer	MFG	Typical	TYP
Construction	CONST	Marble Threshold	MBS TH	Unexcavated	UNEXC
Counter Height	CH	Material	MTL or MATL	Utility Room	UTIL RM
Detail	DTL or DET	Maximum	MAX	Vent Stack	VS
Dimension	DM	Minimum	MIN	Vestibule	VEST
Dining Room	DR	Miscellaneous	MISC	Washing Machine	W
Dishwasher	DW	Moulding	MLD or MLDG	Water Meter	WM
Ditto	DD	Nosing	NOS	Water Resistant	WR
Down	DN or D	On Center	OC	Waterproof	WP
Dryer	DRY	Opening	OPNG	Weather Stripping	WS
Expansion Joint	EXP JT	Partition	PTN	Weephole	WH
Exterior Grade	EXT GR	Per Square Inch	PSI	Welded Wire Fabric	WWF
Exterior Joint	EXT JT	Pile	PL	White Pine	WP
Finish	FIN	Prefabricated	PREFAB	Wide Flange	WF
Finished Floor	FIN FLR	Pull Switch	PS	With	W
Fireplace	FPL or FP	Range	R	Wood	WD
Fixed Window	FX WD	Recessed	REC	Wood Frame	WF
Fixture	FX	Refrigerator	REF	Yellow Pine	YP
Flashing	FLG or FL	Reinforcing Steel Bar	RE BAR		
Floor Joist	FLR JOIST	Revision	REV		
Floor Drain	FLR DRN				
Flooring	FLR or FLG				

SEAL



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REMARKS

NO.	REMARKS

PROPOSED SUNDECK - PATIO

24 CHARLOTTE COURT
MARLTON - EVESHAM TWP
BURLINGTON COUNTY, NJ

FOR: GRAKE HOMES

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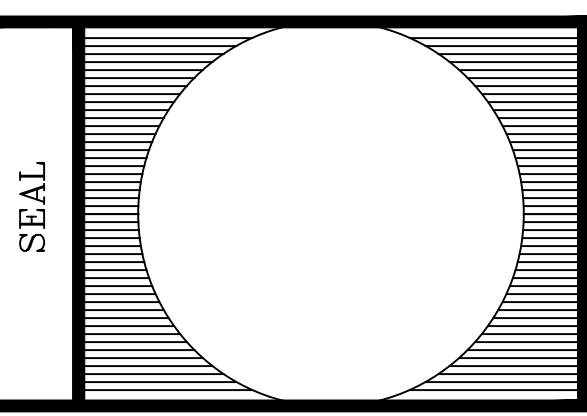
COMM. NO.: 25-143	DRAWING NO. NP
DATE: 2025.08.08	TS
SCALE: AS NOTED	

BULLETIN 19-2: COMPLIANCE w/ PRESCRIPTIVE PKG. SCH.

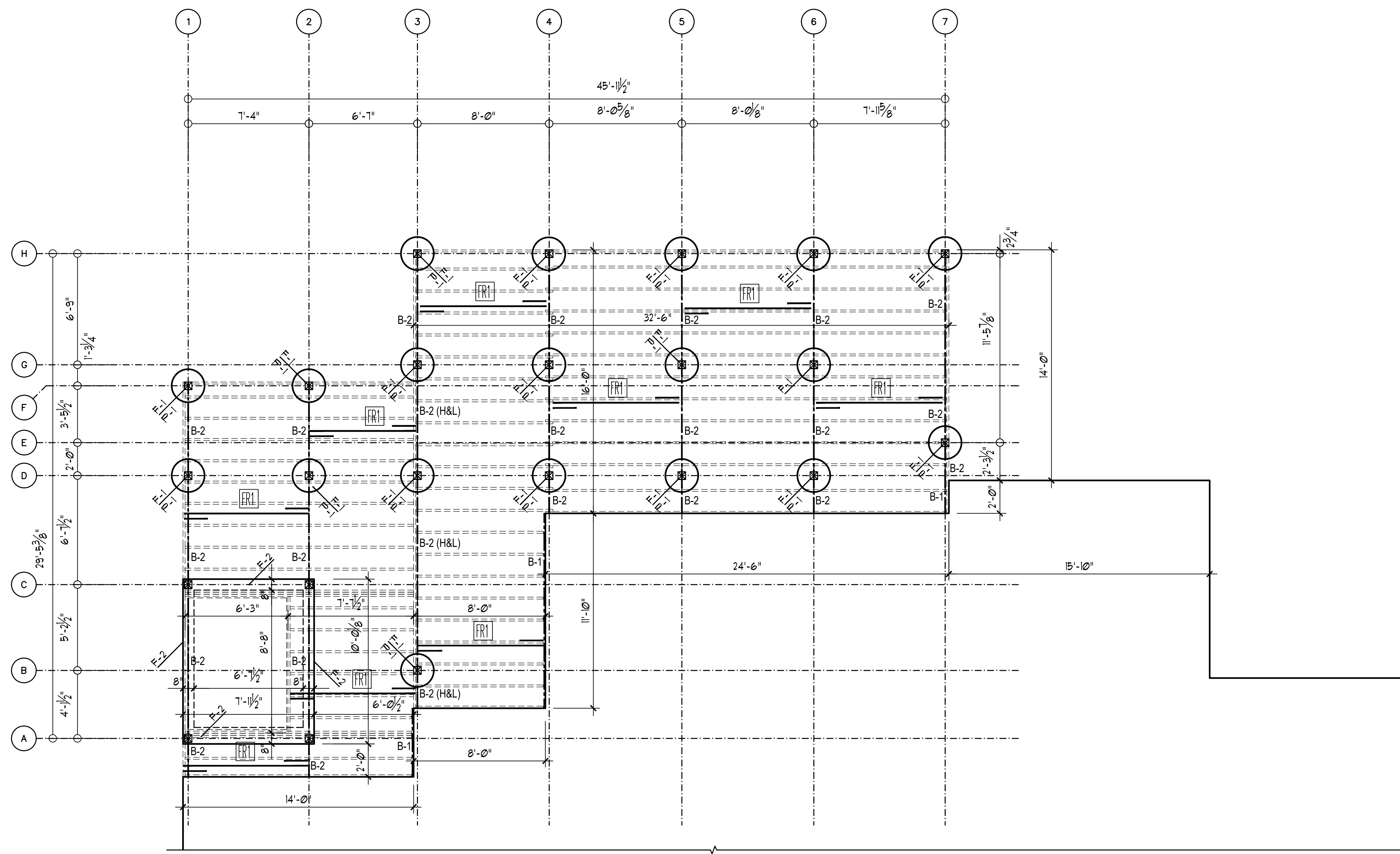
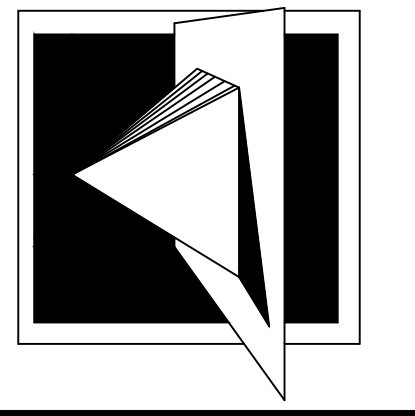
CLIMATE ZONE	INSULATION & FENESTRATION REQUIREMENTS BY COMPONENT								
	FENESTRATION U-FACTOR	SKYLITE U-FACTOR	GLAZED FENESTRATION SHGC	CEILING R-VALUE	UDFRAME WALL R-VALUE	FLOOR R-VALUE	SLAB R-VALUE	BS'MNT WALL R-VALUE	CRSF. WALL R-VALUE
4A	030	055	0.40	60	30 or 20 + 5ci	19	10 - 2FT	10ci or 13	10ci or 13
VALUE PROVIDED PER DESIGN									
4A	021	N/A	032	49(R402.1)	30 or 21+5ci	N/A	N/A	10ci	N/A

DEMOLITION NOTES

- A. THE CONTRACTOR SHALL IN THE WORK OF ALL TRADES, PERFORM ANY AND ALL CUTTING AND PATCHING NECESSARY TO COMPLETE THE WORK AND SHALL PROTECT THE EXISTING BUILDING FROM DAMAGE CAUSED BY THE WORK. THE CONTRACTOR SHALL REPAIR AND RESTORE THE EXISTING CONSTRUCTION TO ITS ORIGINAL CONDITION TO THE SATISFACTION OF THE OWNER AND THE ARCHITECT.
- B. THE CONTRACTOR SHALL NOT DISRUPT EXISTING SERVICES, OPERATIONS, OR UTILITIES WITHOUT OBTAINING OWNER'S PRIOR APPROVAL AND INSTRUCTIONS IN EACH CASE.
- C. COORDINATE DEMOLITION AND CONSTRUCTION TO REMAIN, SO AS TO PROVIDE THE BEST POSSIBLE JOINT OR UNDERLYING SURFACE FOR THE NEW WORK.
- D. ALL CONSTRUCTION AND WORKMANSHIP SHALL CONFORM TO THE REQUIREMENTS OF LOCAL CODES.
- E. THE CONTRACTOR SHALL VISIT THE JOB SITE AND BE RESPONSIBLE FOR THE VERIFICATION OF ALL ELEVATIONS, CONDITIONS, AND DIMENSIONS PRIOR TO COMMENCING CONSTRUCTION.
- F. ANY CONFLICTS OR OMISSIONS BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND/OR GENERAL NOTES SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY AND BEFORE PROCEEDING WITH ANY WORK SO INVOLVED. DO NOT SCALE DRAWINGS.
- G. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MEANS AND METHODS FOR DEMOLITION. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY CONDITIONS THAT WOULD AFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING PRIOR TO PROCEEDING WITH DEMOLITION.
- H. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LEAVING ALL FINISH SURFACES CLEAN AT COMPLETION OF THE WORK AND SHALL REMOVE ALL EXCESS MATERIAL AND DEBRIS FROM THE JOB REGULARLY.
- I. JOB SITE MEASUREMENTS ARE THE FULL RESPONSIBILITY OF THE CONTRACTOR AND/OR SUBCONTRACTOR AND MUST BE TAKEN FOR ALL ITEMS BY ALL SUBCONTRACTORS PRIOR TO FABRICATION.
- J. REMOVE ALL ABANDONED ELECTRICAL WIRING, SWITCHES AND RECEPTACLES BACK TO PANEL. CONTRACTOR TO VERIFY POWER IS OFF PRIOR TO ANY ALTERATIONS OF ELECTRICAL SYSTEMS.
- K. REMOVE ALL PARTITIONS, FINISHES, FIXTURES AND EQUIPMENT INDICATED BY DASHED LINES.
- L. IN AREA OF WORK, CONTRACTOR SHALL BE RESPONSIBLE TO PATCH AND REPAIR ALL EXISTING CONSTRUCTION WHICH IS TO REMAIN.
- M. TEMPORARY LIGHTING SHALL BE PROVIDED, DURING AND AFTER DEMOLITION.
- N. ANY/ALL EXISTING FIREPROOFING FOUND ON EXISTING STRUCTURE (COLUMNS, BEAMS, SLABS) SHALL BE PROTECTED & REMAIN INTACT (DO NOT REMOVE).
- O. AFTER COMPLETED DEMOLITION, SPACE TO REMAIN LEATHER & WATER TIGHT LIGHTED (TEMP) & SECURED BY LOCKING WITH NO UNSAFE CONDITIONS REMAINING.
- P. THE ARCHITECT SHALL HAVE NO RESPONSIBILITY FOR THE DISCOVERY, PRESENCE, HANDLING, REMOVAL OR DISPOSAL OR EXPOSURE OF PERSONS TO HAZARDOUS MATERIALS IN ANY FORM AT THE PROJECT SITE, INCLUDED BUT NOT LIMITED TO ASBESTOS, ASBESTOS PRODUCTS, POLYCHLORINATED BIPHENYL (PCB) OR OTHER TOXIC SUBSTANCES.



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 nick.piro@3daginc.com
 PA. LIC. NO. PA405140
 N.J. LIC. NO. 14576



1 FOUNDATION PLAN
 A-1 SCALE: 1/4" = 1'-0"

ELECTRICAL LEGEND:

- ⊕ WUPGFI - WEATHER PROOF GFI OUTLET
- ⊕ - CEIL. FAN
- ⊕ - RECESSED FIXTURE
- ⊕ - LIGHT SWITCH
- ⊕ - LIGHT FIXTURE

SHEET NOTES:

TAG	DESCRIPTION
A	36" HIGH VINYL RAIL SYSTEM w/ CLOSURES THAT DO NOT ALLOW THE PASSAGE OF A 4" DIA. SPHERE.
B	VINYL HANDRAIL (34" ABOVE WALKING SURFACE)
C	RETRACTABLE SAFETY ENCLOSURE / GATE
D	STAIRS TO DOWN TO GRADE AS REQUIRED w/ 7" MAX. RISE & 11" TREAD (1" NOSE)
E	5 1/2" SQ. P.T. POST ON ANCH'D GALV. METAL SEAT ON CAISSON
F	SPA PER OWNER'S SELECTION
G	SMOKELESS FIRE PIT B.O.D.: BREEO-ZENTRO 30 (ZO-30SLFP-SS)

BEAM SCHEDULE

BEAM	DESCRIPTION
B-1	PT 2x10 LAG BOLTED TO EXISTING CMU BLOCK w 1/2" GALV. BOLTS @ 16" O/C IN S.T. PATTERN
B-2	PT (3) 2 x 12
B-3	3 - 1 3/4" x 11 7/8" LVL

POST SCHEDULE

POST	DESCRIPTION
P-1	5 1/2" SQ. P.T. PSL POST ON ANCH'D. GALV. MTL SEAT
P-2	2 - JACKS & 2 KINGS
P-3	NOT USED

FRAMING SCHEDULE

FR	DESCRIPTION
FR-1	PT 2x10 DECK JOIST @ 16" O.C. w/ SOLID BLOCKING
FR-2	2x10 ROOF RAFTERS & 2x8 COLLAR TIES @ 16" O/C
FR-3	NOT USED

FOOTING SCHEDULE

FOOTING	DESCRIPTION
F-1	24" DIAMETER CONCRETE CAISSON (36" DEEP)
F-2	6" CONC. SLAB w/ #10 W.W.F. w/ 8" W x 36" DEEP TURNED DOWN FOOTING
F-3	STACKED PATIO BLOCK FOUNDATION SYSTEM ON COMPACTED CRUSHED STONE FOOTING

WINDOW SCHEDULE

WINDOW TYPE	WIDTH	HEIGHT	THK	CATALOG NUMBER	REMARKS
A	VARIES	VARIES	--	N/A	EXISTING WINDOW

DOOR SCHEDULE

DOOR NUMBER	WIDTH	HEIGHT	THK	FIRE RATING IN MIN. / LABEL	REMARKS
01	VARIES	VARIES	--	--	EXISTING TO REMAIN
02	16'	7'-1 1/2"	--	--	NANAWALL SYSTEM

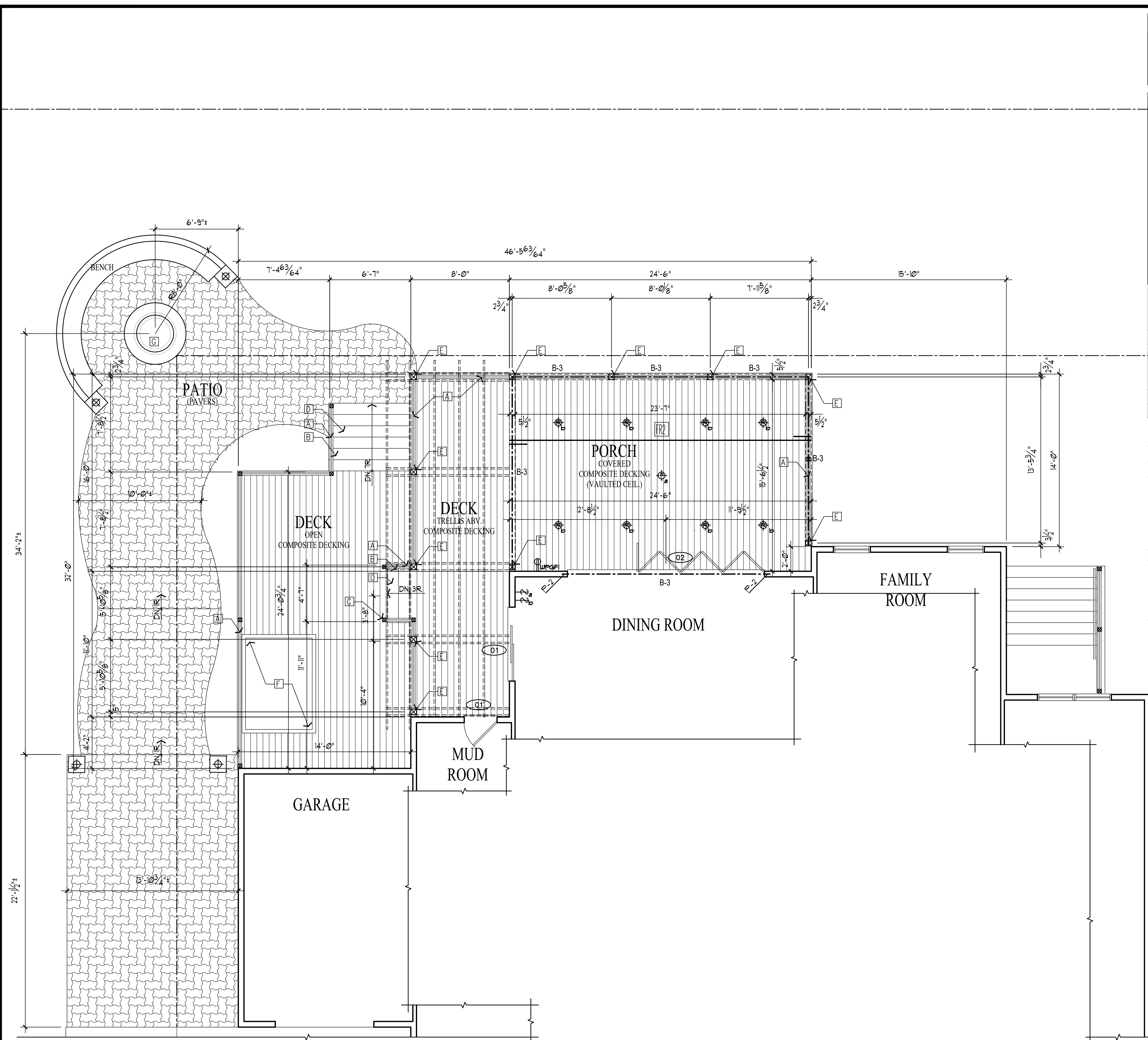
REMARKS

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COMM. NO.: 25-143	DRAWING NO. NP
DATE: 2025.08.08	A-1
SCALE: AS NOTED	



1 FLOOR PLAN
A-2 SCALE: 1/4" = 1'-0"

TAG	FRAMING SCHEDULE
FR1	PRESSURE TREATED 2x10 DECK JOIST @ 16" O/C w/ SOLID BLOCKING
FR2	2x10 ROOF RAFTERS & 2x8 COLLAR TIES @ 16" O/C
FR3	NOT USED

ELECTRICAL LEGEND:	
	WEATHER PROOF GFI OUTLET
	CEILING FAN
	RECESSED FIXTURE
	LIGHT SWITCH
	LIGHT FIXTURE

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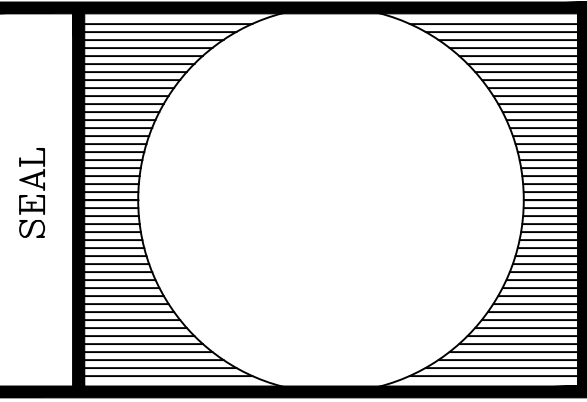
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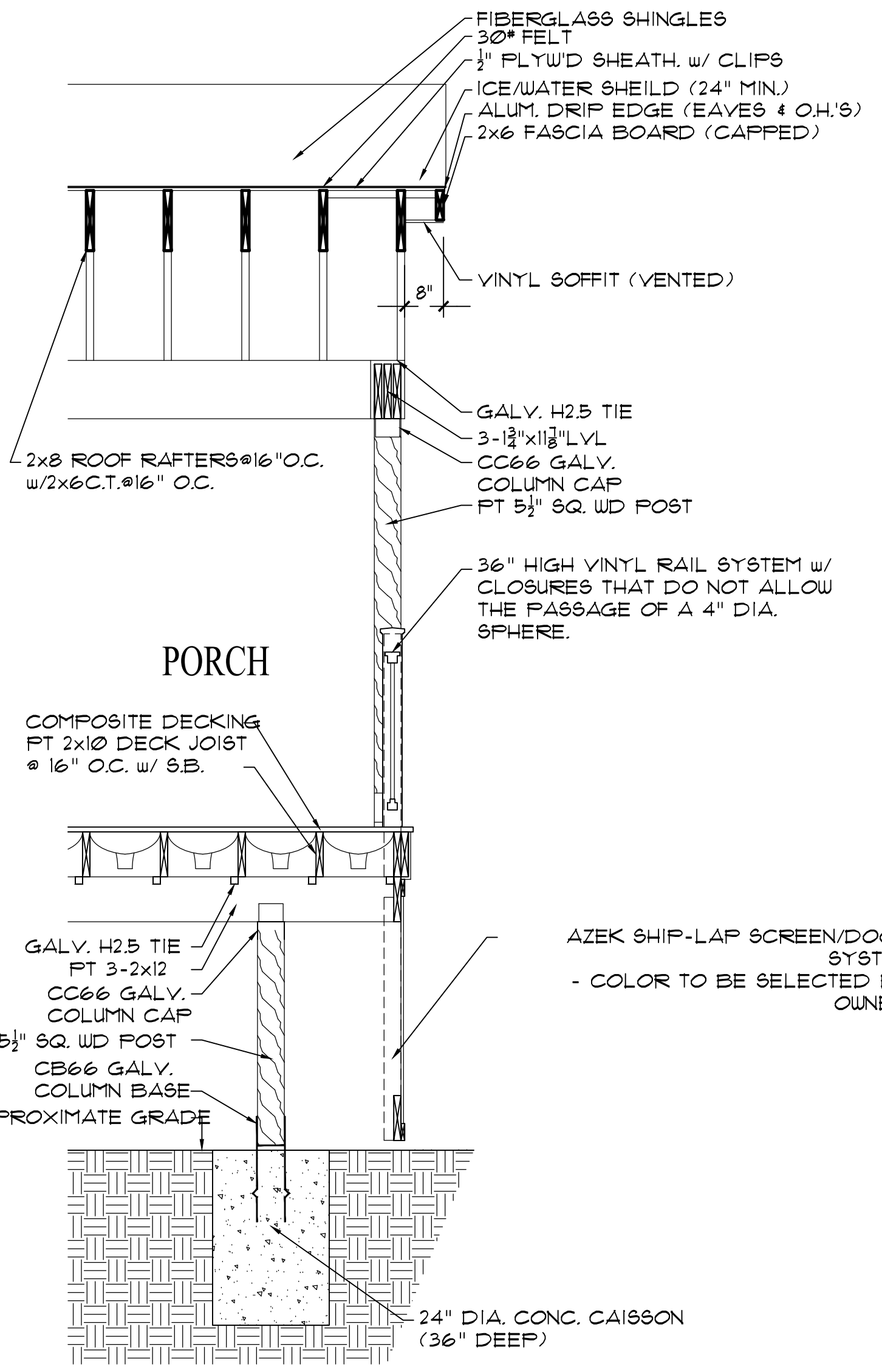
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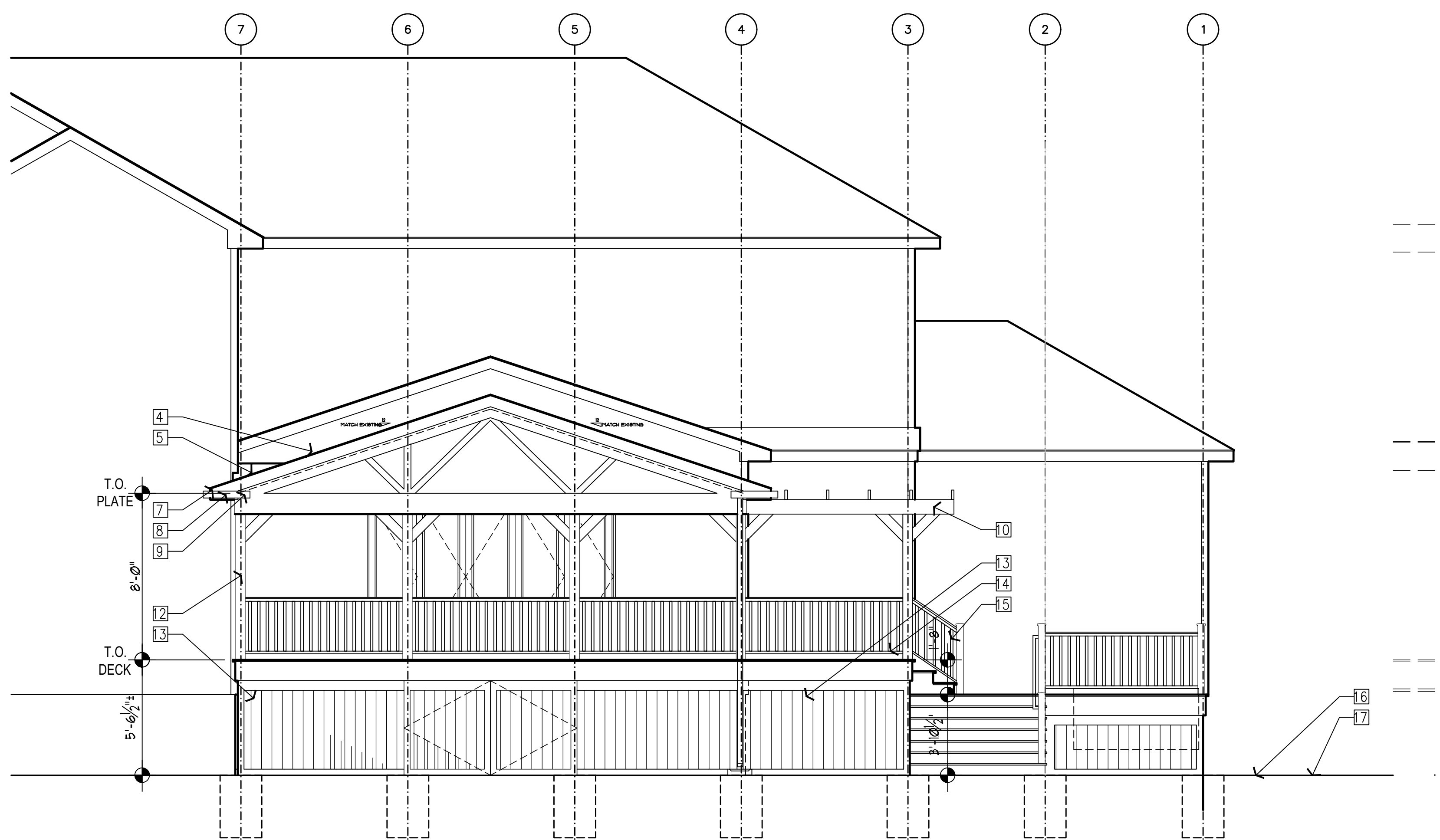
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DRAWN BY: NP	
DATE: 2025.08.08	
SCALE: AS NOTED	

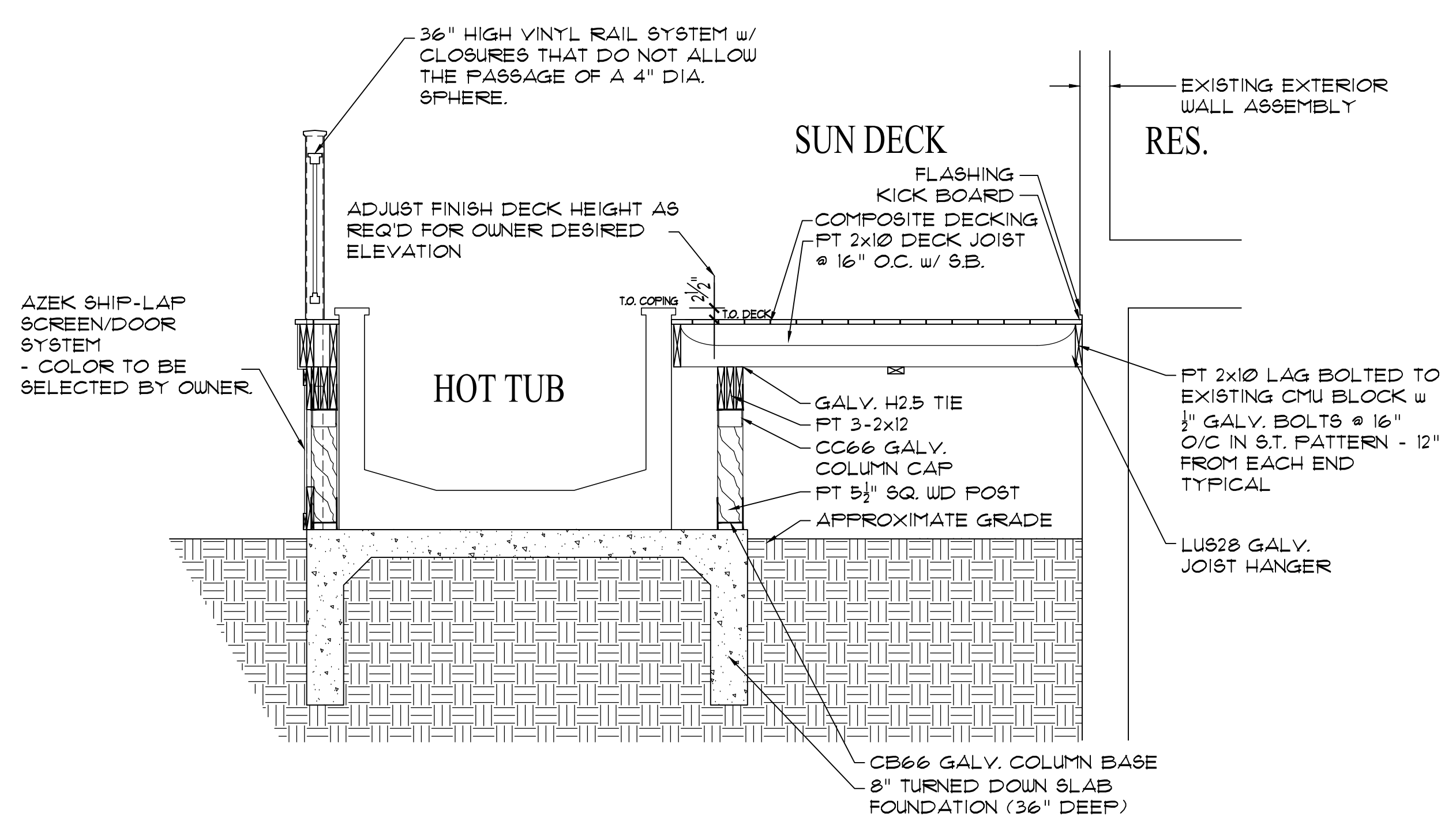


5 SECTION DETAIL @ PORCH
A-3 SCALE: 1/4" = 1'-0"

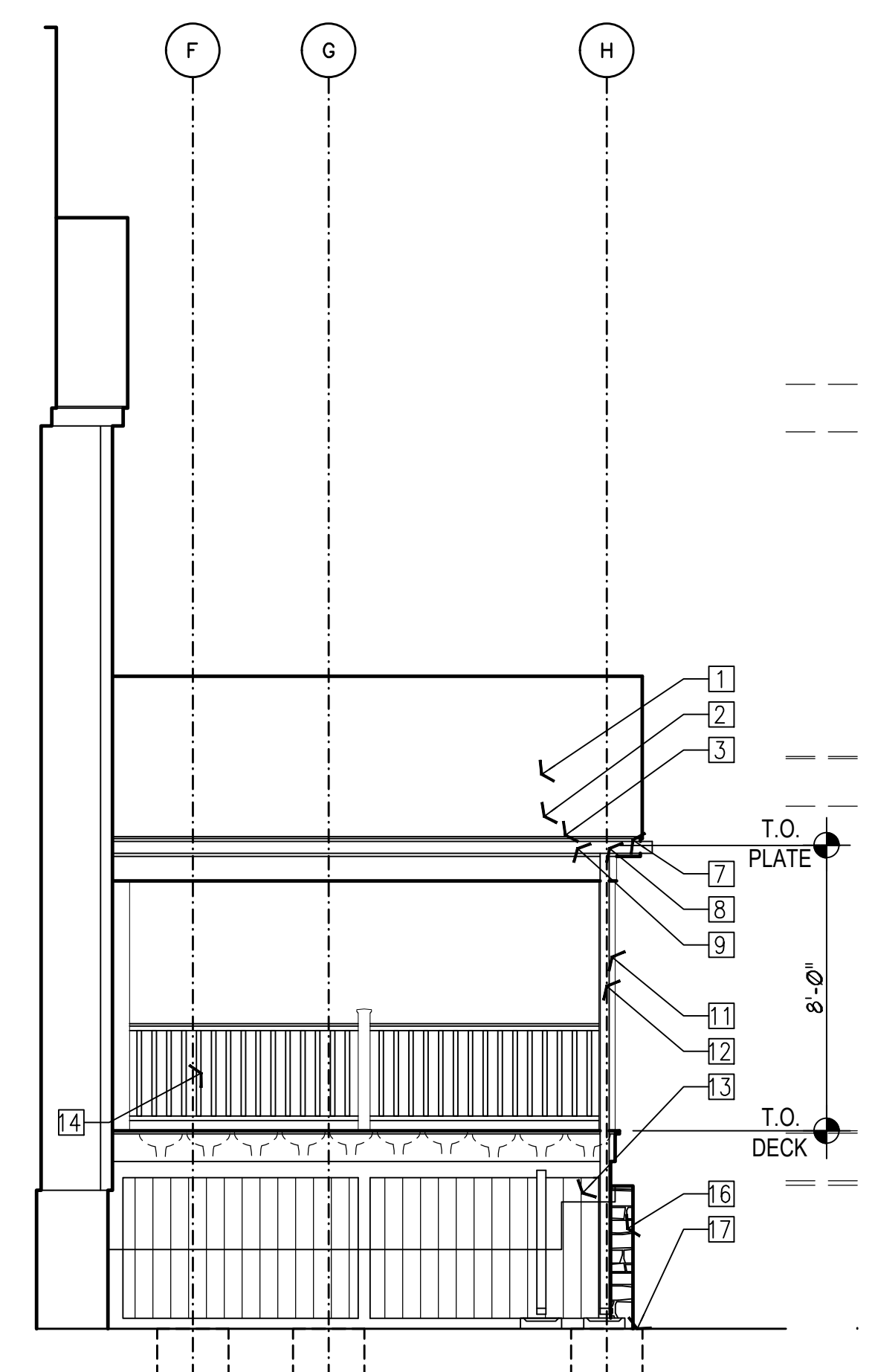
TAG	SHEET NOTES:
1	FIBERGLASS SHINGLES w/ RIDGE VENT COLOR TO BE SELECTED BY OWNER.
2	ICE / WEATHER SHEILD (MIN. 24")
3	ALUM. DRIP EDGE
4	VALLEY FLASHING
5	STEPPED FLASHING
6	KICK OUT FLASHING
7	2x ALUM. CLAD FASCIA BD. COLOR TO BE SELECTED BY OWNER.
8	ALUMINUM GUTTER - COLOR TO BE SELECTED BY OWNER
9	VENTED VINYL SOFFIT
10	CEDAR TRELLIS SYSTEM COLOR TO BE SELECTED BY OWNER
11	ALUMINUM DOWN SPOUT w/ SPLASH BLOCK - COLOR TO BE SELECTED BY OWNER.
12	5 1/2" SQ. P. T. WOOD POST ON ANCH'D GALV. MTL. SEAT w/ AZEK VENEER
13	AZEK SHIP-LAP SCREEN/DOOR SYSTEM - COLOR TO BE SELECTED BY OWNER.
14	42" HIGH VINYL RAIL SYSTEM w/ CLOSURES THAT DO NOT ALLOW THE PASSAGE OF A 4" DIA. SPHERE.
15	VINYL HANDRAIL (34" ABOVE WALKING SURFACE)
16	PAVER PATIO & WALL SYSTEM - COLOR TO BE SELECTED BY OWNER.
17	APPROXIMATE GRADE- VARIES-
18	NOT USED



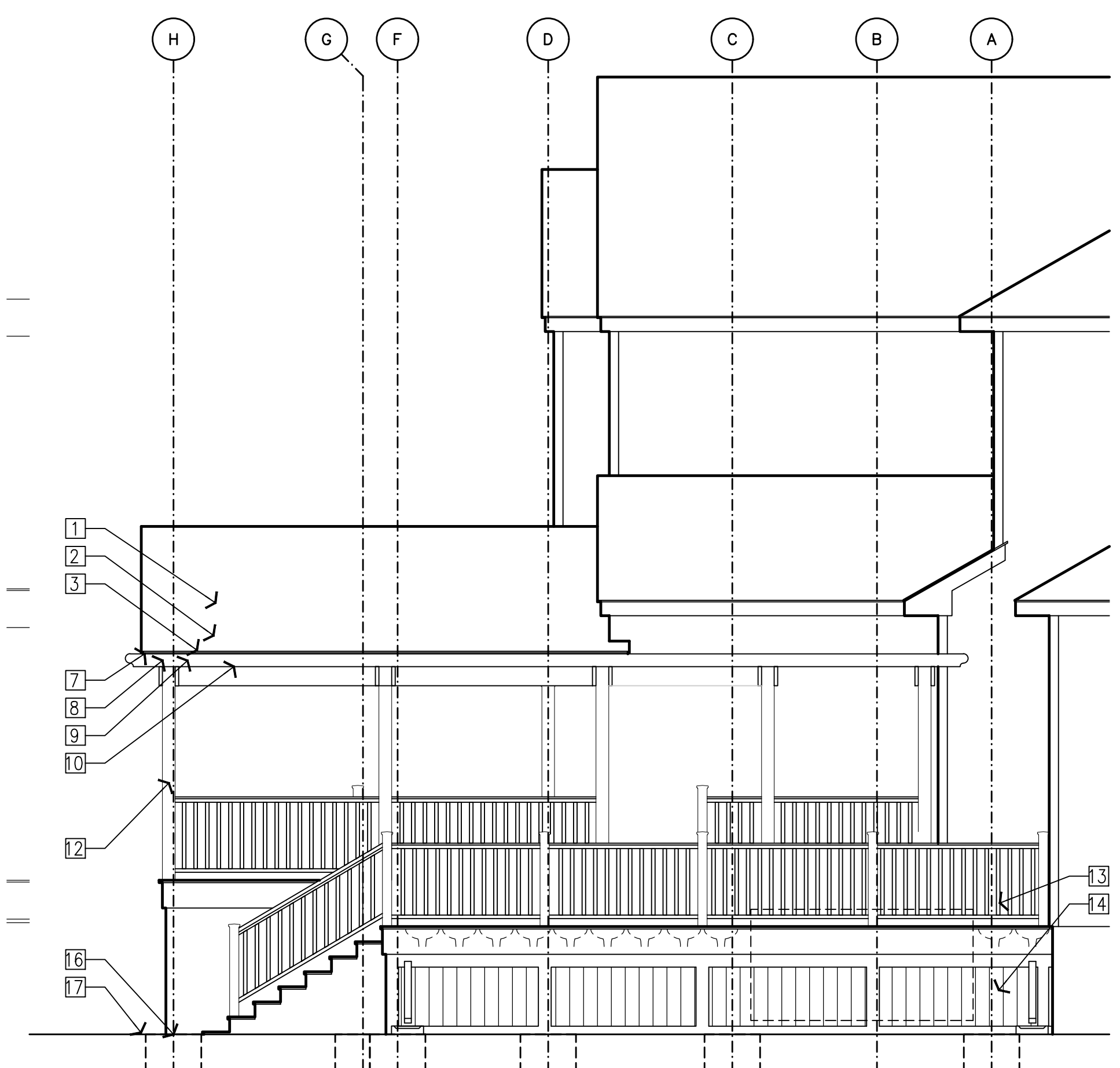
1 REAR ELEVATION
A-3 SCALE: 1/4" = 1'-0"



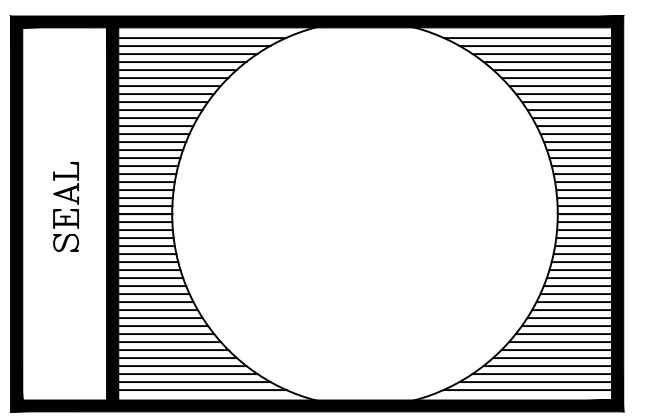
4 SECTION DETAIL @ LOWER SUN DECK
A-3 SCALE: 1/4" = 1'-0"



3 RIGHT SIDE ELEVATION
A-3 SCALE: 1/4" = 1'-0"



2 LEFT SIDE ELEVATION
A-3 SCALE: 1/4" = 1'-0"



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NO.	REMARKS

PROPOSED SUNDECK - PATIO
 24 CHARLOTTE COURT
 MARLTON-EVESHAM TWP
 BURLINGTON COUNTY, NJ
 FOR: GRAKE HOMES

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COMM. NO.: 25-143	DRAWING NO. NP
DATE: 2025.08.08	A-3
SCALE: AS NOTED	