

Cherry Hill Township provides a secure environment for all information concerning our residents and all other business concerns. The information contained in this email is intended only for the individual(s) addressed in the message and may contain privileged and/or confidential information that is exempt from disclosure under applicable law.

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Township of Cherry Hill

820 Mercer Street
P.O. Box 5002, Cherry Hill, NJ 08034

Zoning Approval

Permit Number:	DATE	Block	Lot	Existing Use	Proposed Use
2821	12/19/2006	223.01	2.02	vacant lot	new home

ConstControl:	PropStrNo:	Street Direction:	Property Street Name:
	311		Church Rd.

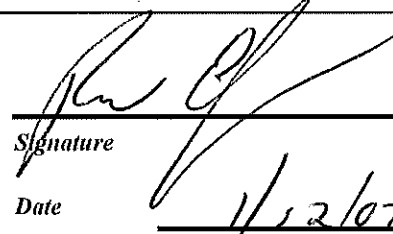
Neighborhood	Subdivision	Zone
Cherry Hill	N/A	R3

THIS APPROVAL ALLOWS THE APPLICANT TO APPLY FOR A BUILDING PERMIT OR, IF NO FURTHER CONSTRUCTION IS REQUIRED, CERTIFICATE OF OCCUPANCY. NO USE OR CONSTRUCTION MAY COMMENCE WITHOUT ALL NECESSARY APPROVALS.

AppOwner	BrdApp	PB/ZB	App#	ApprDate
Yes	Yes	ZB	05-Z-0109	6/15/2006

Application First Name	Application Last Name	Telephone	
Kojeski	Construction		
Address	City	State	Zip
800 Cooper Rd.	Voorhees	NJ	08043

Owner Last Name	Owner First Name		
Address	City	State	Zip

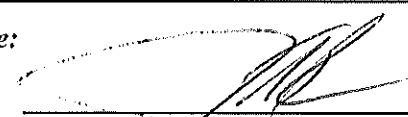
Signature	Date
	1/12/07

Improve

APPROVED for a single family detached dwelling, as shown on attached plan (Bishop: 4-5-04). The use of a single family residence is permitted per Section 1102. The dwelling complies with the setback requirements as set forth in Section 1103 of the Zoning Ordinance. Building permits from the Construction Department are required that meet all UCC requirements. Any work in the Right-of-Way (R.O.W.) requires a R.O.W. permit from the Engineering Department. A Housing Impact Fee (H.I.F.) does apply. H.I.F. Fee: \$747.50. Cost: \$10.00 residential fee.

Is a Survey Waiver Required?	No	Is this a corner lot?	No
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Zoning Per. App. Review Date:	Zoning Permit No.	Zoning Permit Denial No.:
12/19/2006	0	0

Signature:	Date:
	1-8-07

TOWNSHIP OF CHERRY HILL ZONING BOARD OF ADJUSTMENT

APPLICANT'S NAME: JOHN HOOPER

APPLICATION NUMBER: P.O.A. #05-Z-0109

WHEREAS, JOHN HOOPER, the owner of the property in the Township of Cherry Hill, County of Camden, State of New Jersey, located at 345 Church Road and Elma Avenue, Cherry Hill, New Jersey, and designated as Block 223.01, Lot(s) 1 and 2, on the Tax Map of the Township of Cherry Hill, has filed Application Number P.O.A. 05-Z-0109 for a use variance to permit the demolition of the former Cornerstone Presbyterian Church and subdivide the two (2) existing lots into four (4) separate lots for the purpose of residential development.

WHEREAS, after a public hearing held on May 4, 2006 before the Zoning Board of Adjustment, the following initial findings of fact were made, to wit:

1. The Applicant is proposing to demolish the former Cornerstone Presbyterian Church and subdivide the two (2) existing lots into four (4) separate lots for the purpose of the development of four (4) single family detached dwellings.
2. The former Cornerstone Presbyterian Church is located at Block 223.01, Lot 2 on Church Road and is proposed to be demolished. The adjacent lot which is designated on the Township Tax Maps as Block 223.01, Lot 1 was utilized as the parking area and has frontage from Elma Avenue.
3. The property located at Block 223.01, Lot 2 is zoned Institutional (IN), while Block 223.01, Lot 1 is zoned Residential (R-3). The size of the parcel is +/- 0.94 acre.
4. Two (2) lots will have driveway access from Church Road and two (2) lots will have driveway access from Elma Avenue.
5. The site of the former Cornerstone Presbyterian Church was rezoned from Residential (R-3) to Institutional (IN) with the adoption of the Cherry Hill Township Master Plan in 2004.
6. On September 6, 2005, the Cherry Hill Township Planning Board approved the vacation of California Avenue, which was a paper street adjacent to the subject parcels thereby increasing the width of the lots by twenty-five (25') feet. The vacated portion of California Avenue will be absorbed into proposed Lots 1.01 and 2.01. A Deed Restriction was imposed as a condition of Planning Board approval that prohibited any construction or improvements for a distance of thirty-five (35') feet from the centerline right-of-way of California Avenue due to a gas pipeline that is located under the paper street. All adjacent properties are residential in nature.

7. The Applicant has requested variances for the following relief:

a. Use 'd' Variance

- i. A use variance is required from Article XIV, Section 1402 to permit the proposed lots 2.02 and 2.01 to be utilized for the purpose of residential construction, where residential uses are not expressly permitted in the Institutional (IN) zone.
- ii. Any other variances, waivers or approvals deemed necessary by the Zoning Board of Adjustment.

b. Bulk 'c' Variance

- i. A bulk variance is required from Article XIV, Section 1403 to permit a lot frontage measuring 83.28' at the proposed Lot 2.02, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.
- ii. A bulk variance is required from Article XIV, Section 1403 to permit a lot frontage measuring 87.50' at the proposed Lot 2.01, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.
- iii. A bulk variance is required from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.02, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
- iv. A bulk variance is required from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.01, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
- v. A bulk variance is required from Article XIV, Section 1403 to permit a lot area of 9,993.6 square feet at the proposed lot 2.02, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
- vi. A bulk variance is required from Article XIV, Section 1403 to permit a lot area of 10,500 square feet at the proposed lot 2.01, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
- vii. A bulk variance is required from Article XIV, Section 1403 to permit an aggregate side yard setback of twenty-four (24') feet at proposed lot 2.02 where a minimum aggregate side yard setback of fifty (50') feet is required in the Institutional (IN) zone.
- viii. A bulk variance is required from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.02 where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.

- ix. A bulk variance is required from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.01, where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.
- x. A bulk variance is required from Article XI, Section 1103 to permit an aggregate side yard setback of twenty (20') feet at the proposed lot 1.02, where a minimum aggregate side yard setback of twenty-four (24') feet is required. THIS VARIANCE REQUEST HAS BEEN WITHDRAWN BY THE APPLICANT.
- xi. Any other variances, waivers or approvals deemed necessary by the Zoning Board of Adjustment

- 8. Public notice of the hearing was provided in accordance with the requirements of the Municipal Land Use Law.
- 9. The Zoning Board of Adjustment has reviewed the application and site location maps (zoning map, street map & tax map) as well as the following documents submitted by the Applicant and prepared by G.S. Winters & Associates Consulting Engineers, or as otherwise noted, which are of the record:

- i. Minor Subdivision Plan, Sheet 1 of 4, revised to March 2, 2006.
- ii. Grading and Utility Plan, Sheet 2 of 4, revised to March 2, 2006
- iii. Soil Erosion and Sediment Control Plan, Sheet 3 of 4, revised to March 2, 2006.
- iv. Tree Location Plan, Sheet 4 of 4, dated March 2, 2006.
- v. Legal descriptions for Block 223.01, Lots 1.01, 1.02, 2.01, and 2.02, dated March 3, 2006.
- vi. Minor Subdivision Plan, dated November 23, 2004 prepared by Land Surveyors, Inc.
- vii. Photographs of the site prepared by Land Surveyors, Inc.
- viii. Request for waivers and variances prepared by Land Surveyors, Inc.
- ix. Property Description for the vacation of California Avenue, as prepared by John P. Houwen, PLS, dated November 14, 2005.
- x. Department of Community Development Review Letter dated April 26, 2006.
- xi. Environmental Resolutions Review Letter dated April 26, 2006.

10. Richard Luchin, Esquire represented the Applicant.

11. In support of the application, the Applicant submitted the following documents, which were marked into evidence:

A. A-1 Sample Floor Plans for the proposed four single-family residential dwellings.

12. James J. Maddonni, Professional Engineer and Professional Land Surveyor testified on behalf of the Applicant.

13. The Zoning Board presented the testimony of the Zoning Board Engineer, Christopher J. Noll of Environmental Resolutions, Inc., who testified with regard to its review letter dated April 26, 2006, which is a part of the Zoning Board record.

WHEREAS, Mr. Maddonni testified that the two new lots in the Institutional (IN) zone are proposed to have areas of 9,993.6 square feet and 10,500 square feet and to create a minimum lot frontage of 83.28 feet and 87.5 feet.

WHEREAS, Mr. Maddonni testified that the proposed new lots in the Institutional (IN) zone will abut lots which are zoned Residential (R-3) and conform to the lot requirements for the R-3 zone.

WHEREAS, Mr. Maddonni testified that all four proposed lots would have public water and sewer.

WHEREAS, Mr. Maddonni testified that the footprint of the proposed single family detached homes is less than what would be permitted in the Institutional (IN) zone and would produce less traffic than a permitted use in the Institutional (IN) zone.

WHEREAS, Mr. Maddonni testified that the site is particularly suited for the use and would not impair the intent and purpose of the Master Plan and Zoning Ordinance.

WHEREAS, Mr. Maddonni testified that the use would not be substantially detrimental to the public good.

WHEREAS, the Applicant testified that he purchased the property in February 2006 and attempted to market the Church for sale but was unable to find a buyer.

WHEREAS, the Applicant testified that he intends to develop the property with a maximum of four (4) residential homes, two (2) facing Elma Avenue and two (2) facing Church Road. The two (2) homes facing Church Road are in the Institutional (IN) zone and therefore require a use variance.

WHEREAS, the Applicant testified that each home is proposed to be 1700 to 2000 square feet with poured concrete foundations, wood framing with brick and vinyl siding, and would have asphalt roofing.

WHEREAS, the Applicant testified that the homes would have basements if possible and would utilize a sump pump to handle any water issues.

WHEREAS, the Applicant testified that he agrees to provide the proposed Deeds of Subdivision for advance review by the Zoning Board Attorney and Engineer.

WHEREAS, the Applicant testified that there would be no drainage impact on the adjoining properties.

WHEREAS, the Applicant testified that he agrees to install K-turn driveways on the proposed homes located on Church Road.

WHEREAS, the Applicant testified that it will agree to revise its plans to address the comments of the Zoning Board Engineer as set forth in the review letter dated April 26, 2006 and the comments of the Department of Community Development as set forth in the review letter dated April 26, 2006, except as modified herein.

WHEREAS, the Applicant testified that he agrees to the proposed conditions as recommended by the Zoning Board.

WHEREAS, the development plans have been reviewed by the Zoning Board Engineer (whose findings and reports are incorporated herein and made a part hereof) and have been found to be in compliance with the engineering criteria and development control regulations of the Township except as noted in the report dated April 26, 2006.

WHEREAS, Susan Morris, the owner of the property located at 314 Church Road testified that in her opinion, the proposed development would have a significant impact on traffic as compared to when the property was used as a Church. Ms. Morris testified that the Church only operated one day per week. Ms. Morris further testified that there are a large number of auto accidents in the area.

WHEREAS, Jay Simeone, the owner of the property located at 309 Elma Avenue testified that because the street is a dead-end, trucks turn around in his driveway. Mr. Simeone further testified that in his opinion, the street would be safer if the street were extended and the proposed homes face a different direction.

WHEREAS, Robert Morris, the owner of the property located 314 Church Road testified that Church Road is extremely dangerous and he has had a car hit his house.

WHEREAS, Faith Madiri, the owner of the property located at 320 Church Road testified that because she has lived at her present location for 51 years, it is her opinion that the area is too dangerous for additional residential development. Ms. Madiri testified that the traffic is dangerous and she has seen people and houses hit by vehicles because the cars parked on the street blocks the view of the motorists.

WHEREAS, from the submissions made by the Applicant, the testimony and evidence presented and based upon the entire record, the following further findings of facts and conclusions of law were made, to wit:

1. All of the initial findings of facts as set forth in paragraphs one (1) through thirteen (13) are hereby incorporated by reference herein as further findings of facts.
2. The two new lots in the Institutional (IN) zone are proposed to have areas of 9,993.6 square feet and 10,500 square feet and to create a minimum lot frontage of 83.28 feet and 87.5 feet.
3. The proposed new lots in the Institutional (IN) zone will abut lots which are zoned Residential (R-3) and conform to the lot requirements for the R-3 zone.
4. All four proposed lots would have public water and sewer.
5. The footprint of the proposed single family detached homes is less than what would be permitted in the Institutional (IN) zone and would produce less traffic than a permitted use in the Institutional (IN) zone.
6. The site is particularly suited for the use and would not impair the intent and purpose of the Master Plan and Zoning Ordinance.
7. The use would not be substantially detrimental to the public good.
8. The Applicant attempted to market the Church for sale but was unable to find a buyer.
9. The Applicant intends to develop the property with a maximum of four (4) residential homes, two (2) facing Elma Avenue and two (2) facing Church Road. The two (2) homes facing Church Road are in the Institutional (IN) zone and therefore require a use variance.
10. Each home is proposed to be 1700 to 2000 square feet with poured concrete foundations, wood framing with brick and vinyl siding, and would have asphalt roofing.
11. The homes would have basements if possible and would utilize a sump pump to handle any water issues.
12. The Applicant agrees to provide the proposed Deeds of Subdivision for advance review by the Zoning Board Attorney and Engineer.
13. There would be no drainage impact on the adjoining properties.
14. The Applicant agrees to install K-turn driveways on the proposed homes located on Church Road.
15. The Applicant has agreed to the proposed conditions as suggested by the Zoning Board.
16. A permitted Institutional use could have greater traffic impact than the proposed use.
17. A residential use is the least intensive use for the site.
18. The site is surrounded by properties that are residential in nature and the proposed use would be consistent with and preserve the residential character of the neighborhood.
19. The Applicant has sustained its burden to support the requested variances in accordance with the statute, N.J.S.A. 40:55D-70(d), to wit: the demonstrated benefits of the application with respect to the property are advanced by deviation from the Zoning Ordinance requirements and these deviations serve the following purposes as set forth in the Municipal Land Use Law:

- a. To encourage municipal action to guide the appropriate use or development of all lands in a manner which will promote the public health, safety, moral and general welfare;
 - b. To provide adequate open space;
 - c. To promote the free flow of traffic to and from the site;
 - d. To provide sufficient space and appropriate locations for a variety of agricultural, residential, recreational, commercial and industrial uses and open space.
20. The Applicant has sustained its burden to affirmatively prove, produce and introduce testimony and evidence sufficient to sustain its burden regarding the positive and negative criteria of the statute to justify the requested use variance, which include the following:
- a. The variance would promote the general welfare because the site is particularly suited for the proposed use and is consistent with the surrounding uses.
 - b. A variance can be granted because the property is not reasonably adapted to a conforming use due to its shape, size and location.
 - c. The variance can be granted without substantial detriment to the public good and will not substantially impair the intent and purpose of the Cherry Hill Master Plan and Zoning Ordinance.
21. The Applicant has sustained its burden to prove that the the purposes of the Municipal Land Use Law would be advanced by a deviation from the requirements of the zoning ordinance and the variance can be granted without substantial detriment to the public good.
22. The Applicant has sustained its burden to prove that the benefits of the deviation substantially outweigh any detriment and the variance will not substantially impair the intent and purpose of the zone plan and zoning ordinance.

NOW, THEREFORE, based upon the foregoing findings of facts and conclusions of law, based upon the proofs submitted as set forth above, and based upon an analysis of the Cherry Hill Master Plan and Zoning Ordinance, including all of the testimony presented at the hearing,

BE IT RESOLVED by the Township of Cherry Hill Zoning Board of Adjustment, that Application Number P.O.A. 05-Z-0109 by John Hooper for a Use Variance is hereby granted by a vote of seven (7) in favor and zero (0) opposed, for the reasons set forth on the record in this matter and subject to the following conditions:

- 1. A use variance is granted from Article XIV, Section 1402 to permit the proposed lots 2.02 and 2.01 to be utilized for the purpose of residential construction, where residential uses are not expressly permitted in the Institutional (IN) zone.
- 2. The Applicant has met the criteria necessary to grant the use variance pursuant to N.J.S.A. 40:55D-70 (d).

3. The Applicant will revise the plans to satisfactorily address the comments of the Zoning Board Engineer as set forth in the Environmental Resolutions, Inc. review letter dated April 26, 2006, and the comments of the Department of Community Development in its review letter dated April 26, 2006.
4. All agreements and representations made by the Applicant as set forth at the hearing in this matter and/or contained in the "Whereas" recital paragraphs of this Resolution, shall be fully satisfied by the Applicant.
5. All site details, lighting, sign and landscaping plans must be submitted to the Department of Community Development and the Zoning Board Engineer for approval prior to the issuance of any permits, construction or final approval.
6. If applicable, with regard to the commercial use, the Applicant shall pay the Housing Impact Fee of 1% of the equalized assessed value of the new commercial construction.
7. Any and all requests for signage must be submitted under a separate application filed with the Department of Community Development.
8. The Applicant is hereby notified that prior to the issuance of any building permits:
 - a. Any and all conditions made part of this approval, including those noted by reference in the reports of the consultants to the Zoning Board, must be satisfied.
 - b. Zoning approval must be obtained from the Department of Community Development.
 - c. Township and professional review escrows, inspection escrows, and other remaining fees must be posted with the Department of Community Development.
 - d. Any and all conditions of approval must be met before final Zoning Approval is signed.
 - e. Any and all relevant Township Department reviews must be satisfied.
 - f. Any and all outside agency approvals that are required must be obtained by the Applicant.
 - g. Sign Permits must be obtained from the Department of Community Development.
9. The failure of the Applicant to comply with any of the conditions contained in this Resolution will permit the Zoning Board, at its sole option, to rescind the approval being granted by this Resolution and/or advise the Township to revoke any permits that have been issued to the Applicant.

BE IT RESOLVED by the Township of Cherry Hill Zoning Board of Adjustment, that Application Number P.O.A. 05-Z-0109 by John Hooper for a the following bulk 'c' variances, checklist waiver and Minor Subdivision is hereby granted by a vote of seven (7) in favor and zero (0) opposed, for the reasons set forth on the record in this matter and subject to the following conditions:

1. A bulk variance is granted from Article XIV, Section 1403 to permit a lot frontage measuring 83.28' at the proposed Lot 2.02, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.

2. A bulk variance is granted from Article XIV, Section 1403 to permit a lot frontage measuring 87.50' at the proposed Lot 2.01, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.
3. A bulk variance is granted from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.02, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
4. A bulk variance is granted from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.01, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
5. A bulk variance is granted from Article XIV, Section 1403 to permit a lot area of 9,993.6 square feet at the proposed lot 2.02, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
6. A bulk variance is granted from Article XIV, Section 1403 to permit a lot area of 10,500 square feet at the proposed lot 2.01, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
7. A bulk variance is granted from Article XIV, Section 1403 to permit an aggregate side yard setback of twenty-four (24') feet at proposed lot 2.02 where a minimum aggregate side yard setback of fifty (50') feet is required in the Institutional (IN) zone.
8. A bulk variance is granted from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.02 where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.
9. A bulk variance is granted from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.01, where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.
10. The Applicant must submit a landscaping plan for review and approval by the Department of Community Development to ensure compliance with Cherry Hill Subdivision Ordinance 68-1, Article X.Q.6.
11. No additional runoff is to be directed to adjacent lots and roof runoff is to be directed to streets.
12. Curbs are to be installed along Elma Avenue in accordance with Cherry Hill Subdivision Ordinance 68-1, Article X.B.3.
13. Curbs are not to be installed on Church Road as per the Camden County Engineer due to proposed county improvements.
14. Sidewalks must be installed along Church Road and Elma Avenue in accordance with Cherry Hill Subdivision Ordinance 68-1, Article X.B.1. The sidewalks must continue the length of the lots.
15. The existing turnaround on Elma Avenue at vacated California Avenue will not be modified and will remain as is.
16. The property owner of Lot 1.01 will maintain the Elma Avenue K-Turn.
17. The Applicant must install K-turn driveways on the proposed lots located on Church Road.
18. The Applicant will revise the plans to satisfactorily address the comments of the Zoning Board Engineer as set forth in the Environmental Resolutions, Inc. review letter dated April 26, 2006, and the comments of the Department of Community Development in its review letter dated April 26, 2006.

19. All agreements and representations made by the Applicant as set forth at the hearing in this matter and/or contained in the "Whereas" recital paragraphs of this Resolution, shall be fully satisfied by the Applicant.
20. All site details, lighting, sign and landscaping plans must be submitted to the Department of Community Development and the Zoning Board Engineer for approval prior to the issuance of any permits, construction or final approval.
21. If applicable, with regard to the commercial use, the Applicant shall pay the Housing Impact Fee of 1% of the equalized assessed value of the new commercial construction.
22. Any and all requests for signage must be submitted under a separate application filed with the Department of Community Development.
23. The Applicant is hereby notified that prior to the issuance of any building permits:
 - a. Any and all conditions made part of this approval, including those noted by reference in the reports of the consultants to the Zoning Board, must be satisfied.
 - b. Zoning approval must be obtained from the Department of Community Development.
 - c. Township and professional review escrows, inspection escrows, and other remaining fees must be posted with the Department of Community Development.
 - d. Any and all conditions of approval must be met before final Zoning Approval is signed.
 - e. Any and all relevant Township Department reviews must be satisfied.
 - f. Any and all outside agency approvals that are required must be obtained by the Applicant.
 - g. Sign Permits must be obtained from the Department of Community Development.
24. The failure of the Applicant to comply with any of the conditions contained in this Resolution will permit the Zoning Board, at its sole option, to rescind the approval being granted by this Resolution and/or advise the Township to revoke any permits that have been issued to the Applicant.

TOWNSHIP OF CHERRY HILL
ZONING BOARD OF ADJUSTMENT

By: Carissa Koll
Carissa Koll
Zoning Board Administrator

Date: 06/15/16

REFERENCE:

BEING KNOWN AS LOT 2.02, BLOCK 223.01, ON A PLAN ENTITLED "GRADING & UTILITY PLAN", PREPARED BY G.S. WINTERS & ASSOCIATES, INC. CONSULTING ENGINEERS, DATED 11/14/05 LAST REVISION 07/07/06

EXISTING TOPOGRAPHY REFERENCED FROM SAID PLAN

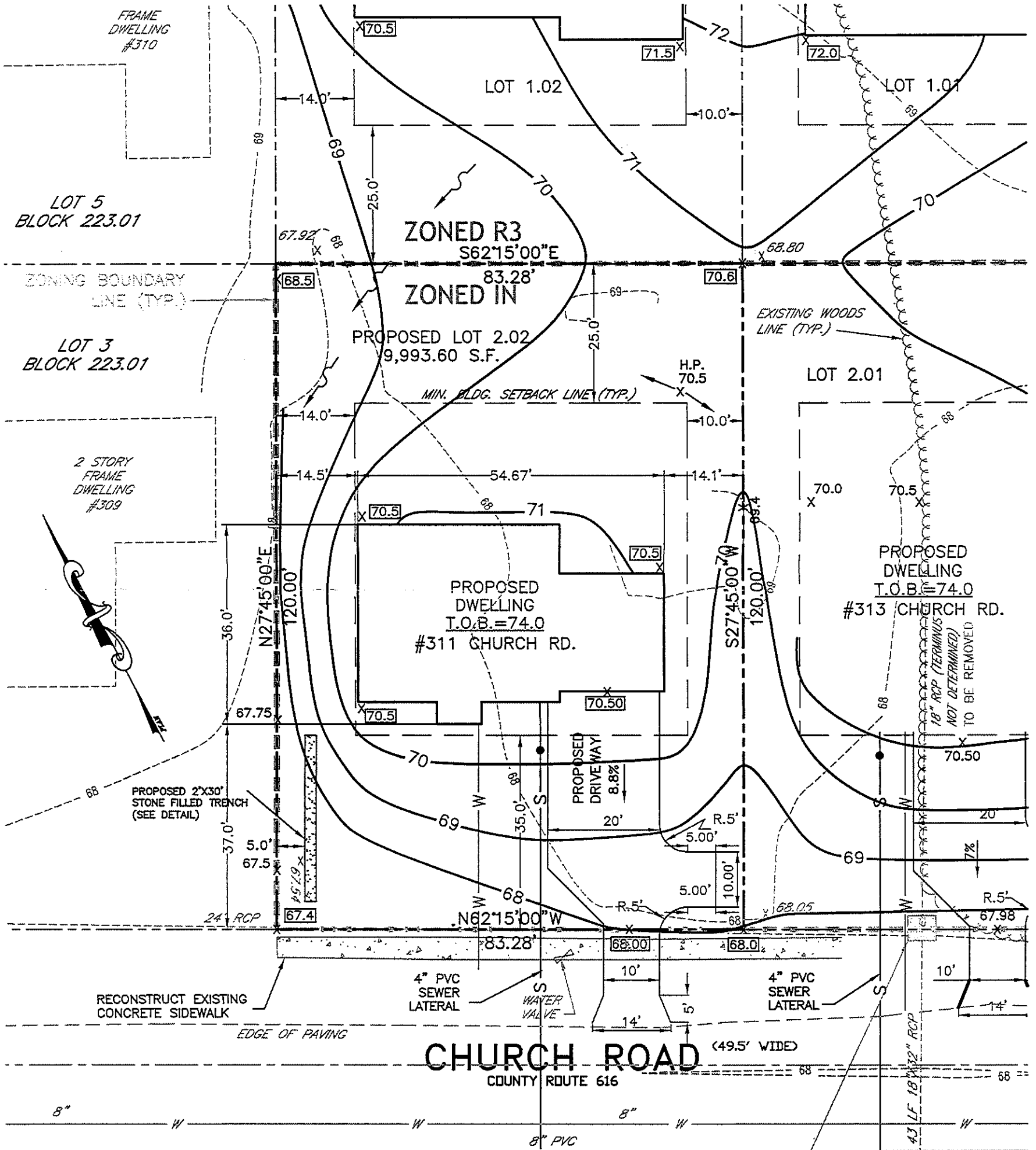
NOTE:

HOUSE DIMENSIONS DEPICTED ON THIS PLAN SHALL NOT BE USED FOR CONSTRUCTION PURPOSES. CONTRACTOR(S) MUST REFER TO THE ARCHITECTURAL PLANS AND SALES SELECTION SHEET.

APPLICANT: KOJESKI CONSTRUCTION
800 COOPER ROAD
VOORHEES, NJ 08043
(609) 685-6023

GENERAL NOTES

1. SURVEY INFORMATION AND/OR TOPOGRAPHY DEPICTED ON THIS PLAN SHALL NOT BE REFERENCED TO OR USED FOR ANY OTHER DESIGN PURPOSES WITHOUT THE WRITTEN CONSENT OF JAMES SASSANO ASSOCIATES AND THE PROFESSIONAL(S) WHO ENDORSED THIS PLAN.
2. IF BUILDINGS ARE ON THIS PLAN, BUILDING OFFSET DISTANCES SHOWN ARE FOR THE PURPOSE OF CHECKING COMPLIANCE WITH ZONING AND DEED RESTRICTIONS ONLY. NO LIABILITY WILL BE ACCEPTED IF THESE DISTANCES ARE USED FOR ANY OTHER PURPOSE.
3. SOIL BORING SHOULD BE PERFORMED AT LOCATION OF PROPOSED DWELLING TO ASSURE BASEMENT FLOOR IS AN ADEQUATE DISTANCE ABOVE SEASONAL HIGH WATER TABLE. JAMES SASSANO ASSOCIATES, INC. AND SOUTH JERSEY ENGINEERS WILL NOT BE RESPONSIBLE FOR ANY ISSUES RELATED TO THIS.
4. THIS PLAN DOES NOT GUARANTEE A PROPER DIRT BALANCE. IMPORT OR EXPORT OF MATERIAL MAY BE NECESSARY.
5. THIS PLAN REPRESENTS PROPOSED BUILDING AND SETBACK DIMENSIONS AND IS NOT BASED ON A FIELD SURVEY.
6. ALL ELEVATIONS AND IMPROVEMENTS AS SHOWN ARE PROPOSED UNLESS OTHERWISE NOTED.
7. ALL DIMENSIONS MUST BE VERIFIED BY CONTRACTOR AND OWNER MUST BE NOTIFIED OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH THE WORK.



BUILDING SETBACK

FRONT YARD: 35'
SIDE YARD: 10'
REAR YARD: 25'

JSA #2186

LEGEND

—58— EXIST GRADE
—58— PROP GRADE
[58.10] PROP GRADE SHOT

GRADING PLAN

311 CHURCH ROAD
LOT 2.02, BLOCK 223.01
CHERRY HILL TOWNSHIP
CAMDEN COUNTY, NEW JERSEY

SOUTH JERSEY ENGINEERS

479 CENTENNIAL BOULEVARD
P.O. BOX 1406
VOORHEES, NEW JERSEY 08043
PHONE: (856) 651-9050 FAX: (856) 651-9051

JAMES SASSANO ASSOCIATES, INC.

SURVEYING • PLANNING • CONSTRUCTION LAYOUT
26 NORTH ROUTE 73, SUITE 200
PO BOX 330
CEDAR BROOK, NJ 08018
PHONE: (609) 704-1155 FAX: (609) 704-1166
CERTIFICATE OF AUTHORIZATION NO. 24GA28017600

SCALE: 1"=20'
DRAWN BY: LD
REVISIONS:
DATE: 12/11/06
APPROVED:

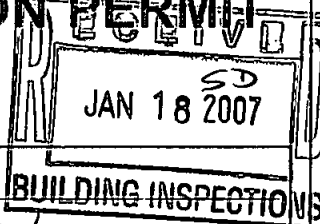
SANDFORD S. MERSKY
PROFESSIONAL ENGINEER NJ LIC. NO. 28106

JAMES A. SASSANO
PROFESSIONAL LAND SURVEYOR NJ LIC. NO. 35401

BLOCK 223.01 LOT 2.02 QUALIFICATION CODE _____ ADDRESS (SITE) 311 CHURCH RD PERMIT NO. 2007 0811



CONSTRUCTION PERMIT APPLICATION



Applicant Completes: Sections I, II, III (optional), IV, VI, and VII

I. IDENTIFICATION

1. Proposed Work Site at: 311 CHURCH
2. Name of Owner in Fee: KOTKSKI CONSTRUCTION
Tel. () e-mail
Address 800 COOPER RD UNION TOWNSHIP NJ 08043
3. Ownership in Fee: Public ☐ Private ☒
4. Principal Contractor: KOTKSKI CONSTRUCTION Tel. ()
Address 800 COOPER RD e-mail
License No. OR, if new home, Builder Reg. No. 24683 Exp. Date
Home Improvement Contractor Registration No. or Exemption Reason (if applicable):
Federal Emp. ID No. FAX: (856) 424-6073
5. Architect or Engineer: BISHOP & SMITH Contact
Address 1344 CHERRY LANDING RD e-mail
Tel. () FAX: (856) 227-0733
6. Responsible Person in Charge once Work has Begun: NICH EBYMAN
Tel. () FAX: (856) 424-6073

V. FEE SUMMARY (for office use only)

		Update	Update
1. Building	\$ <u>1168.</u>		
2. Electrical	\$ <u>177.</u>		
3. Plumbing	\$ <u>400.</u>		
4. Fire Protection	\$ <u>207.</u>		
5. Elevator Devices	\$ <u>50.-</u>		
6. Subtotal	\$		
7. Less 20% for State Plan Review			
8. Subtotal	\$ <u>2200.-</u>		
9. State Permit Surcharge Fee	\$ <u>115.</u>		
10. Subtotal	\$		
11. Cert. of Occupancy	\$ <u>117.</u>		
12. Other			
13. TOTAL	\$ <u>4434.</u>		

VI. BUILDING/SITE CHARACTERISTICS

1. Number of Stories 2
2. Height of Structure 28' ft.
3. Area - Largest Floor 1,222 sq. ft.
4. New Building Area 1,237 sq. ft.
5. Volume of New Structure 41,807 cu. ft.
6. Construction Classification 5-B
7. Total Land Area Disturbed 1620 sq. ft.
8. Flood Hazard Zone
9. Base Flood Elevation ft.
10. Wetlands yes ☐ no ☒
11. Max. Live Load
12. Max. Occupancy Load

(office use only)

OPTIONAL (for office use only)

II. PROPOSED WORK	Est. Cost	Plans Rec'd by	Date Rec'd	Rejection Date	Approval Date	Re-viewer	Resubmission Dates Approval	Rejection	Re-viewer
1. ☐ Minor Work									
2. ☒ New Building	<u>85,000.00</u>				<u>1/25/07</u>	<u>RES</u>			
3. ☐ Addition									
4. ☐ a. Repair									
☐ b. Alteration									
☐ c. Renovation									
☐ d. Reconstruction									
5. ☒ Fire Protection	<u>350.00</u>				<u>1/23/07</u>	<u>W</u>			
6. ☒ Plumbing	<u>600.00</u>				<u>2/2/07</u>	<u>ML</u>			
7. ☒ Electrical	<u>3,500.00</u>				<u>1/22/07</u>	<u>Z</u>			
8. ☐ Elevator Devices									
9. ☐ Asbestos Abat. Subch. 8									
10. ☐ Lead Hazard Abatement									
11. ☐ Demolition									
TOTAL COSTS	<u>94,850.00</u>								

VII. DESCRIPTION OF BUILDING USE

A. RESIDENTIAL

1. State Specific Use: R.5
2. Use Group:
3. Change in Use Group, Indicate Former:
4. No. of dwelling units: All Units Income-restricted
Before Construction 0
After Construction 1
Net Gain or Loss +1

B. NON-RESIDENTIAL

1. State Specific Use:
2. Use Group:
3. Change in Use Group, Indicate Former:

III. DO YOU WANT: (optional)

1. ☐ Partial Releases
2. ☐ Prototype Processing

IV. DOES OR WILL YOUR BUILDING CONTAIN ANY OF THE FOLLOWING?

1. ☐ Elevators/Escalators/Lifts/
Dumbwaiters/Moving Walks
2. ☐ High Pressure Boilers
3. ☐ Pressure Vessels
4. ☐ Refrigeration Systems
5. ☐ Cross-Connections/Backflow Preventers
6. ☐ Hazardous Uses/Places of Assembly
7. ☐ Sprinklers
8. ☐ Smoke Control Systems in Open Wells
9. ☐ Underground Storage Tanks
10. ☐ Swimming Pools, Spas and Hot Tubs

CERTIFICATION IN LIEU OF OATH

I. OWNER SECTION (to be completed if the applicant is the owner in fee)

I hereby certify that I am the owner in fee of the property listed on Page 1.

Mark the following applicable boxes:

- A. ☐ I further certify that a new home (private residence) will be constructed on this property for my own use and occupancy. This dwelling is to be occupied by myself and is not to be used for any purpose other than single family residential use. I attest that all construction, plumbing, or electrical work will be done, in whole or in part, by me or by subcontractors under my supervision, in accordance with all applicable laws; and, I further acknowledge that said new home is not covered under the New Home Warranty and Builders Registration Act (N.J.S.A. 46:3B-1 et seq.) and that such fact shall be disclosed to any person purchasing this property within ten years of the date of issuance of a certificate of occupancy.

I UNDERSTAND THAT IN MARKING BOX A, I ACKNOWLEDGE THAT I AM ASSUMING RESPONSIBILITY FOR THE WORK DONE ON SAID PROPERTY, THE CONDITION OF THE PROPERTY PRIOR TO, DURING, AND AFTER ANY WORK PERFORMED, AND FOR THE PERFORMANCE OF THE SUBCONTRACTORS I HIRE, EMPLOY, OR OTHERWISE CONTRACT OR WITH WHOM I MAKE AGREEMENTS TO PERFORM WORK. I AM VOLUNTARILY AND KNOWINGLY ASSUMING THIS RESPONSIBILITY.

- B. ☐ I further certify the following as required by the New Jersey Uniform Construction Code, N.J.A.C. 5:23-2.15(e)1.ix:

I personally prepared the plans submitted for: 1) the new home referred to in A.; or, 2) an addition, alteration, renovation, or repair to an existing single family residence owned and occupied by myself and located on the property listed on Page 1; or, 3) a new structure that will be physically separate from, but that will be deemed part of, an existing single family residence that is owned and occupied by myself and located on the property listed on Page 1.

- C. ☐ I further certify that I will perform or supervise the following work:

C.1. ☐ Building C.2. ☐ Fire Protection

I further certify that I will perform the following work:

C.3. ☐ Electrical C.4. ☐ Plumbing

- D. ☐ I agree to advise all contractors on this project that they are required to be registered with the New Jersey Division of Taxation and to comply with all New Jersey tax laws.

I further certify the following as required by the Uniform Construction Code, N.J.A.C. 5:23-2.15(a)5: All required State, county, and local prior approvals have been given, including such certification as the construction official may require.

I understand that if any of the above statements are willfully false, I am subject to punishment.

Signature _____ Date _____

II. AGENT SECTION (to be completed if the applicant is not the owner in fee)

I hereby certify the following as required by the Uniform Construction Code, N.J.A.C. 5:23-2.15(d): the proposed work is authorized by the owner in fee; and I have been authorized by the owner in fee to make this application as his agent.

I further certify the following as required by the Uniform Construction Code, N.J.A.C. 5:23-2.15(a)5: All required State, county, and local prior approvals have been given, including such certification as the construction official may require.

I agree to advise all contractors on this project that they are required to be registered with the New Jersey Division of Taxation and to comply with all New Jersey tax laws.

I understand that if any of the above statements are willfully false, I am subject to punishment.

☒ Check if contractor.

Agent Name KOT ISKI CONSTRUCTION

Address 800 COOPER ROAD
VAUXHALLS NJ 08043

Telephone ([REDACTED])

Signature [Signature]

III. ☐ LEAD HAZARD ABATEMENT: Include Homeowner or Building Owner Affidavit as per N.J.A.C. 5:17.

OFFICE DATE RECEIVED: _____

VIII. PRIOR APPROVALS CHECKLIST (office use only)	LOCAL APPROVAL		COUNTY APPROVAL		REGIONAL APPROVAL		STATE APPROVAL		COMMENTS
	Prelimin. Initial	Final Date	Prelimin. Initial	Final Date	Prelimin. Initial	Final Date	Prelimin. Initial	Final Date	
☐ Zoning Officer									
☐ Planning Board									
☐ Zoning Board									
☐ Sewer Authority									
☐ Water Authority									
☐ Police Department									
☐ Health Department									
☐ Soil Conservation									
☐ N.J. Department of Community Affairs									
☐ N.J. Department of Transportation									
☐ N.J. Department of Environmental Protection									
☐ Utility Dig No.									
☐									
☐									

IX. SUBCODES AND SPECIAL REGULATIONS APPLICABLE (office use only—optional)	
Name of Code & Edition	Name of Code & Edition
Building _____	Energy _____ Other _____
Electrical _____	Barrier Free _____
Plumbing _____	Flood Hazard _____
Fire Protection _____	As Built Elevation Cert. _____
Mechanical _____	Other _____

X. CERTIFICATES ISSUED (office use only)	DATE ISSUED	DATE EXPIRED	DATE REISSUED	DATE EXPIRED
☐ Temporary Certificate of Occupancy	No. _____	_____	_____	_____
☐ Temporary Certificate of Compliance	No. _____	_____	_____	_____
☐ Continued Certificate of Occupancy	No. _____	_____	_____	_____
☐ Certificate of Compliance	No. _____	_____	_____	_____
☐ Certificate of Occupancy	No. _____	_____	_____	_____
☐ Certificate of Approval	No. _____	_____	_____	_____
☐ Lead Abatement Clearance Certificate	No. _____	_____	_____	_____

SD

Engr: 1-18-07 Rec. =

Computer: Y



TOWNSHIP OF CHERRY HILL
820 Mercer Street
Cherry Hill NJ 08002
856-488-7855

CERTIFICATE IDENTIFICATION

Date Issued: 07/22/2009

Control #: 59111

Permit #: 20070811

Block: 223.01 Lot: 2.02 Qualification Code: _____

Work Site Location: 311 CHURCH ROAD
CHERRY HILL

Owner in Fee: KOJESKI CONSTRUCTION

Address: 800 COOPER ROAD
VOOREHEES NJ 08043

Telephone: [REDACTED]

Agent/Contractor: KOJESKI CONSTRUCTION

Address: 800 COOPER ROAD
VOOREHEES NJ 08043

Telephone: [REDACTED]

Lic. No./ Bldrs. Reg.No.: 24683 Federal Emp. No.: _____

Social Security No.: _____

☒ **CERTIFICATE OF OCCUPANCY**

This serves notice that said building or structure has been constructed in accordance with the New Jersey Uniform Construction Code and is approved for occupancy.

☐ **CERTIFICATE OF APPROVAL**

This serves notice that the work completed has been constructed or installed in accordance with the New Jersey Uniform Construction Code and is approved. If the permit was issued for minor work, this certificate was based upon what was visible at the time of inspection.

☐ **TEMPORARY CERTIFICATE OF OCCUPANCY/COMPLIANCE**

If this is a temporary Certificate of Occupancy or Compliance, the following conditions must be met no later than _____ or will be subject to fine or order to vacate:

Home Warranty No: NJ110332
Type of Warranty Plan: [] State [X] Private
Use Group: R-5
Maximum Live Load: _____
Construction Classification: VB
Maximum Occupancy Load: _____
Certificate Exp Date: _____

Description of Work/Use:

New Single Family Dwelling

☐ **CERTIFICATE OF CLEARANCE-LEAD ABATEMENT 5:17**

This serves notice that based on written certification, lead abatement was performed as per NJAC 5:17, to the following extent:

☐ Total removal of lead-based paint hazards in scope of work

☐ Partial or limited time period(____ years); see file

☐ **CERTIFICATE OF CONTINUED OCCUPANCY**

This serves notice that based on a general inspection of the visible parts of the building there are no imminent hazards and the building is approved for continued occupancy.

☐ **CERTIFICATE OF COMPLIANCE**

This serves notice that said potentially hazardous equipment has been installed and/or maintained in accordance with the New Jersey Uniform Construction Code and is approved for use until _____

Albert Hallworth III Construction Official

Fees: \$117.00

Paid ☒ Check No.: 6494

Collected by: SD



APPLICATION FOR CERTIFICATE

Permit # 2007-0811
Date Issued
- or -
Control #
Certificate Application Received:
Certificate Issued:

IDENTIFICATION

Work Site Location 311 CHURCH RD Block 223.01 Lot 2.02 Qualification Code _____
CHERRY HILL NJ
Owner in Fee KOTESKI CONSTRUCTION Contractor KOTESKI CONSTRUCTION
Address 800 COOPER ROAD Address 800 COOPER ROAD
1100 HERS NJ 08043 License No. 24683 Tel. () _____
Te [REDACTED] Federal Employee No. _____

ACTION

- ☒ CERTIFICATE OF OCCUPANCY
☐ CERTIFICATE OF CONTINUED OCCUPANCY
☐ LEAD HAZARD ABATEMENT CERTIFICATE OF CLEARANCE
☐ TEMPORARY CERTIFICATE OF OCCUPANCY

USE GROUP _____ Previous RS Current

FINAL COST OF CONSTRUCTION: \$ 125,000

(Include value of any new structure, all on-site improvements, built-in furnishings and fixtures and all integral equipment exclusive of process or manufacturing equipment.)

Describe below any substantive deviation in dimension, lay out or appearance of the building or structure from the released plans and specifications filed with the construction permit application. Please note, a set of amended drawings may be required.

If you are requesting a Temporary Certificate of Occupancy, please explain why in the space below.

DESCRIPTION OF WORK/USE:

NEW SINGLE FAMILY HOME, 2 1/2 BATHS
4 BEDROOMS, 2 CAR GARAGE

I hereby attest that to the best of my knowledge, the completed project meets the conditions of the construction permit and all prior approvals, and all work has been completed substantially in accordance with the code and with those portions of the plans and specifications controlled by the code, with any substantial deviations noted. Incomplete items listed on a Temporary Certificate of Occupancy will be completed by the date on the Certificate.

SIGNED: _____

OWNER/AGENT

☒ OWNER

☐ AGENT



TOWNSHIP OF CHERRY HILL

820 MERCER STREET,

CHERRY HILL, NJ 08002

856 - 488-7855

Permit Number: 20070811

Permit Date: 03/30/2007

Update Number:

Control Number: 59111

Application Date: 03/21/07

CONSTRUCTION PERMIT

IDENTIFICATION

OWNER/PROPERTY DETAILS

Block: 223.01	Lot: 2.02	Qualifier:	
Work site Location:	311 CHURCH ROAD CHERRY HILL		Contractor: KOJESKI CONSTRUCTION
Owner In Fee:	KOJESKI CONSTRUCTION		Address: 800 COOPER ROAD
Address:	800 COOPER ROAD		VOOREHEES NJ 08043
	VOOREHEES NJ 08043		Telephone: [REDACTED]
Telephone:	[REDACTED]		Lic. No. / Bldrs. Reg. No.: 24683
Use Group(s):	R-5		Federal Emp. No.:

is hereby granted permission to perform the following work:

- | | |
|--|---|
| ☒ BUILDING | ☒ PLUMBING |
| ☒ ELECTRICAL | ☒ FIRE PROTECTION |
| ☐ ELEVATOR DEVICES | ☐ MECHANICAL |
| ☐ LEAD HAZARD ABATEMENT | ☐ DEMOLITION |
| ☐ ASBESTOS ABATEMENT | ☐ OTHER |

(Subchapter 8 only)

DESCRIPTION OF WORK:

New Single Family Dwelling

ESTIMATED COST OF WORK:

Cost of Construction:	\$94,850.00
Cost of Alteration:	\$0.00
Cost of Demolition:	\$0.00
Total Cost:	\$94,850.00

If construction does not commence within one year of date of issuance,
or if construction ceases for a period of six months, this permit is void.

Anthony Saccomanno

Date

Contruction Official

:: Failure to obtain all required inspections may result in administrative action.
:: Final inspections are required before final payment is to be made to contractor.
:: An approved set of plans must be kept at the worksite at all times.

Note:

PAYMENTS (Office Use Only)

[70-43]	Building	\$1,168.00
[70-48]	Electrical	\$177.00
[70-36]	Plumbing	\$400.00
[70-37]	Fire Protection	\$207.00
[70-61]	Elevator Devices	
[70-38]	Mechanical	
[70-91]	VolFee (DCA)	\$115.00
[70-91]	AltFee (DCA)	
[70-50]	CO Fee	\$117.00
[70-50]	CCO Fee	
[70-45]	Engineering	\$50
[71-78]	Sewer	\$2,200
[70-62]	Shade Tree	
[70-53]	Street Opening	
[73-83]	Street Open. Escrow	
Total :		\$ 4,434.00

All Fees Waived No

Amount to be Paid: \$ 4,434.00

Check Number: 6494

Check amount: \$4,434.00

Collected by: SD

Total Cash Amount:

Total Check Amount: \$4,434.00

Total CC Amount:

Grand Total: \$4,434.00

2007 MAR 30 2007



BUILDING SUBCODE TECHNICAL SECTION



* Provide
at
* Fill out
to

Foundation Survey
inspection.
frame checklist prior
inspection.

Date Received
Control #

1-18-07

Date Issued
Permit #

2007-0811

A. IDENTIFICATION—APPLICANT: COMPLETE ALL APPLICABLE INFORMATION. WHEN CHANGING CONTRACTORS, NOTIFY THIS OFFICE. CALL UTILITY DIG NO: 1-800-272-1000.

Block 223.01 Lot 2.02 Qualification Code _____

Work Site Location 311 COUNTRY RD
CHERRY HILL

Owner in Fee: KOTSKI CONSTRUCTION

Tel. (_____) e-mail _____

Address 800 COOPER RD
street municipality

Contractor: KOTSKI CONSTRUCTION Tel. (_____) _____

Address 800 COOPER RD e-mail _____

Contractor License No. or Builder Registration No. 24683 Exp. Date _____

Home Improvement Contractor Registration No. or Exemption Reason (if applicable): _____

Federal Emp. ID No. _____ FAX: (856) 924-6073

JOB SUMMARY (Office Use Only)		PLAN REVIEW		INSPECTIONS		Dates (Month/Day)	
	Date	Initial	Type	Failure	Failure	Approval	Initial
☐ No Plans Required							
☒ All	1/25/07	RES	Footings	✓	Forms	4/23/07	SNK
☐ Footing			Footings-Bonding	✓		4/23/07	SNK
☐ Foundation			Foundation	✓		4/23/07	SNK
☐ Frame			Slab	✓	4/23/07 water	5/11/07	SNK
☐ Other			Frame	✓	5/11/07	6/11/07	SNK
Joint Plan Review Required:			Truss Sys./Bracing				
☐ Elec. ☐ Plumb. ☐ Fire ☐ Elevator			Barrier-Free			6/11/07	SNK
SUBCODE APPROVAL			Insulation	✓			
☒ CO ☐ CCO ☐ CA			Finishes-Base Layer				
Date: <u>3.24.08</u>			Finishes-Final				
Approved by: <u>RES</u>			Energy				
			Mechanical				
			TCO				
			Other Slab	6/11/07	5/11/07		
			Final	9-11-07	3/12/08		
			Barrier-Free	No entry	3/24/08		

B. BUILDING CHARACTERISTICS

Use Group Present _____ Proposed N-5 Est. Cost of Bldg. Work:

Constr. Class Present _____ Proposed 5-B 1. New Bldg. \$ _____

No. of Stories 3 2. Rehabilitation \$ _____

Height of Structure 38' Ft. 3. Total (1+2) \$ 85,000.00

Area — Largest Floor 1,222 Sq. Ft.

New Bldg. Area/All Floors 2,374 Sq. Ft.

Volume of New Structure 44,507 Cu. Ft. $\times .027 = 1168^{SC}$

Total Land Area Disturbed 1620 Sq. Ft.

U.C.C. F110 (rev. 7/06)

Applicant: When submitting this form to your Local Construction Code Enforcement Office, please provide one original plus three photocopies.

Reorder from OCS Printing (609) 390-1400

C. CERTIFICATION IN LIEU OF OATH

I hereby certify that I am the (agent of) owner of record and am authorized to make this application.

Signature _____

D. TECHNICAL SITE DATA

DESCRIPTION OF WORK

NEW SINGLE FAMILY HOME, 2 1/2 BATHS, 4 BEDROOMS
2 CAR GARAGE, FULL BASEMENT

* Provide field plans on site

* Submit (2) sets roof truss & BC floor joist layouts
& Shop drawings signed/sealed prior to inspection

TYPE OF WORK:

- ☒ New Building
- ☐ Addition
- ☐ Rehabilitation
- ☐ Roofing
- ☐ Siding
- ☐ Fence _____ Height (exceeds 6')
- ☐ Sign _____ Sq. Ft.
- ☐ Pool
- ☐ Retaining Wall _____ Sq. Ft.
- ☐ Asbestos Abatement Subchapter 8
- ☐ Lead Haz. Abatement NJAC 5:17
- ☐ Radon Remediation
- ☐ Other _____
- ☐ Demolition

FEE (Office Use Only)

\$ 1168

Administrative Surcharge \$ _____

Minimum Fee \$ _____

State Permit Surcharge Fee \$ _____

TOTAL FEE \$ _____

6/1/07 Fail 6/5/07 Fail
Missing Lally Column basement ✓
NO FRAMING CHECKLIST - ✓
Fence INSULATION 6/7/07 Pass

CAULK ALL UTILITIES ENTERING HOUSE
~~SAFETY~~ DRIP CAP - ON Bay window side bottom
Splash block Reaz

Secure 4x4 LANDING GARAGE ✓

Basement floor under sink
SAFETY CATCH ON STOVE - ✓

hard call loose top in basement ✓

Lag all Lally columns - ✓

Seal Vapor Barrier basement ✓

1/2" Space at Girders in Concrete /

3/20/08 Final Fail

Set Floor base cabinet sink -



BUILDING SUBCODE TECHNICAL SECTION



* Provide
at
* Fill out
to

Foundation Survey
inspection.
Frame checklist prior
inspection

Date Received 1-18-07
Control #
Date Issued
Permit # 2007-0811

A. IDENTIFICATION—APPLICANT: COMPLETE ALL APPLICABLE INFORMATION. WHEN CHANGING CONTRACTORS, NOTIFY THIS OFFICE. CALL UTILITY DIG NO: 1-800-272-1000.

Block 22301 Lot 202 Qualification Code

Work Site Location 311 CHURCH RD

CHERRY HILL

Owner in Fee: KOTSKI CONSTRUCTION

Tel. e-mail

Address 800 COOPER RD

street municipality

Contractor: KOTSKI CONSTRUCTION Tel.

Address 800 COOPER RD e-mail

Contractor License No. or Builder Registration No. 24083 Exp. Date

Home Improvement Contractor Registration No. or Exemption Reason (if applicable):

Federal Emp. ID No. FAX: (609) 421-1073

JOB SUMMARY (Office Use Only)

PLAN REVIEW	Date	Initial	INSPECTIONS	Dates (Month/Day)
☐ No. Plans Required			Type:	Failure Failure Approval Initial
☒ All	1/18/07	WES	Footing	
☐ Footing			Footing-Bonding	
☐ Foundation			Foundation	
☐ Frame			Slab	
☐ Other			Frame	
Joint Plan Review Required:			Truss/Sys./Bracing	
☐ Elec. ☐ Plumb. ☐ Fire ☐ Elevator			Barrier-Free	
SUBCODE APPROVAL			Insulation	
☐ CO ☐ CCO ☐ CA			Finishes-Base Layer	
Date			Finishes-Final	
Approved by:			Energy	
			Mechanical	
			TCO	
			Other	
			Final	
			Barrier-Free	

B. BUILDING CHARACTERISTICS

Use Group Present Proposed 115 Est. Cost of Bldg. Work:

Constr. Class Present Proposed 5-B 1. New Bldg. \$

No. of Stories 3 2. Rehabilitation \$

Height of Structure 38' Ft. 3. Total (1+ 2) \$ 85,000.00

Area — Largest Floor 1,222 Sq. Ft.

New Bldg. Area/All Floors 1,222 Sq. Ft.

Volume of New Structure 40,000 Cu. Ft.

Total Land Area Disturbed 10,000 Sq. Ft.

C. CERTIFICATION IN LIEU OF OATH

I hereby certify that I am the (agent of) owner of record and am authorized to make this application.

Signature

D. TECHNICAL SITE DATA

DESCRIPTION OF WORK

NEW SINGLE FAMILY

HOMER, 2 1/2 BATHS, 4 BEDROOMS

2 CAR GARAGE FULL

BASMENT

* Provide field plans on site

* Submit (2) sets of plans & BCF for final layout

* Shop drawings sign off before permit

* Call for required inspection

FEE (Office Use Only)

TYPE OF WORK:

☒ New Building

☐ Addition

☐ Rehabilitation

☐ Roofing

☐ Siding

☐ Fence _____ Height (exceeds 6')

☐ Sign _____ Sq. Ft.

☐ Pool

☐ Retaining Wall _____ Sq. Ft.

☐ Asbestos Abatement Subchapter 8

☐ Lead Haz. Abatement NJAC 5:17

☐ Radon Remediation

☐ Other _____

☐ Demolition

Administrative Surcharge \$

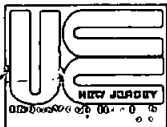
Minimum Fee \$

State Permit Surcharge Fee \$

TOTAL FEE \$

Applicant: When submitting this form to your Local Construction Code Enforcement Office, please provide one original plus three photocopies.

Reorder from OCS Printing (609) 390-1400



FIRE PROTECTION SUBCODE TECHNICAL SECTION



A. IDENTIFICATION—APPLICANT: COMPLETE ALL APPLICABLE INFORMATION. WHEN CHANGING CONTRACTORS, NOTIFY THIS OFFICE. CALL UTILITY DIG NO: 1-800-272-1000.

Block 223.01 Lot 2.02 Qualification Code _____

Work Site Location 311 CHURCH RD

CHERRY HILL

Owner in Fee: ROJESKI CONSTRUCTION

Tel. _____ e-mail _____

Address 800 COOPER ROAD VOORHIES

Contractor: ROJESKI CONSTRUCTION Tel. _____

Address 800 COOPER ROAD e-mail _____

Fire Protection Equipment, NJ Div of Fire Safety Permit No. _____

Fire Protection Equipment, NJ Div of Fire Safety Installer No. _____

Fire Alarm Contractor No. _____ Exp. Date _____

Home Improvement Contractor Registration No. or Exemption Reason (if applicable): _____

Federal Emp. ID No. _____ FAX: (_____) _____

B. FIRE PROTECTION CHARACTERISTICS

Use Group: Present _____ Proposed R-5 Fire Alarm System: [] New OR [] Existing

Constr. Class: Present _____ Proposed S-B Location of Panel: _____

Heating System: [✓] New OR [] Existing [✓] HVAC Fire Suppression/Standpipe System: _____

Type: [✓] Gas [] Oil [] Electric [] Solar [] New OR [] Existing

[] Other _____ Location of Main Control Valve: _____

Location: BASMENT

Fuel Storage Tank:

Fuel Type: [] Flammable OR [] Combustible Capacity _____

Total Cost of Fire Protection Work \$ 350.00

JOB SUMMARY (Office Use Only)		INSPECTIONS		Dates (Month/Day)	
PLAN REVIEW	Type:	Failure	Failure	Approval	Initial
[] No Plans Required	Alarm System	_____	_____	_____	_____
Joint Plan Review Required:	Suppression Sys.	_____	_____	_____	_____
[] Building [] Plumbing	Standpipe	_____	_____	_____	_____
[] Electric [] Elevator	Fire Pump	_____	_____	_____	_____
[] Fire Plans Approved	Pre-Eng. System	_____	_____	_____	_____
Date: <u>1/23/07</u> See NOTES	Mechanical	_____	_____	_____	_____
Approved by: _____	Smoke Control	_____	_____	_____	_____
SUBCODE APPROVAL	TCO	_____	_____	_____	_____
[X] CO [] CCO [] CA	Flam/Combust Tanks	_____	_____	_____	_____
Date: <u>9.12.07</u>	Fireplace Venting	_____	_____	_____	_____
Approved by: _____	Final	_____	_____	_____	_____
	Other	_____	_____	_____	_____

Date Received

Control #

3-30.07

Date Issued

Permit #

2007-0811

C. CERTIFICATION IN LIEU OF OATH

I hereby certify that I am the (agent or) owner of record and am authorized to make this application.

Applicant's Signature/Contractor's Signature

[] Certified Contractor

[✓] Exempt Applicant

D. TECHNICAL SITE DATA

DESCRIPTION OF WORK:

NEW SFD

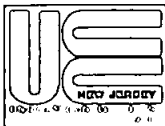
INTER CONNECTED SMOKE

Water Supply Source DETECTORS

Method of Alarm/Suppression System Supervision _____

	NUMBER	FEE (Office Use Only)
Flammable/Combustible Tanks	_____	_____
Alarm Systems	_____	_____
[] System	_____	_____
[✓] 110v Interconnected	_____	_____
[] CO Detectors/110v	_____	_____
Alarm Devices (i.e., smoke, heat, pulls, water/flow)	<u>7</u>	_____
Supervisory Devices (i.e., tampers, low/high air)	_____	_____
Signaling Devices (i.e., horn/strobes, bells)	_____	_____
Other Devices <u>CO</u>	<u>1</u>	<u>23</u>
TOTAL	<u>7</u>	_____
Suppression Systems	_____	_____
Fire Pump _____ GPM Type _____	_____	_____
Dry Pipe/Alarm Valves	_____	_____
Pre-action Valves	_____	_____
Sprinkler Heads (Dry and Wet)	_____	_____
Standpipes	_____	_____
Pre-engineered Systems	_____	_____
Wet Chemical	_____	_____
Dry Chemical	_____	_____
CO ₂ Suppression	_____	_____
Foam Suppression	_____	_____
FM200 Suppression	_____	_____
Other _____	_____	_____
Other Systems	_____	_____
Kitchen Hood Exhaust System	_____	_____
Smoke Control System	_____	_____
Fired Appliances [✓] Gas or [] Oil	<u>34</u>	<u>346</u>
Fireplace Venting/Metal Chimney	<u>1</u>	_____
Other _____	_____	_____

Administrative Surcharge \$	_____
Minimum Fee \$	_____
State Permit Surcharge Fee \$	_____
TOTAL FEE \$	<u>207</u>



FIRE PROTECTION SUBCODE TECHNICAL SECTION



A. IDENTIFICATION—APPLICANT: COMPLETE ALL APPLICABLE INFORMATION. WHEN CHANGING CONTRACTORS, NOTIFY THIS OFFICE. CALL UTILITY DIG NO: 1-800-272-1000.

Block 223 C1 Lot 2 C2 Qualification Code _____

Work Site Location 311 CHURCH RD

CHURCH HILL

Owner in Fee: KESHAN CONSTRUCTION

Tel. _____ e-mail _____

Address 800 CLOPPEN ROAD VERONA

Contractor: KESHAN CONSTRUCTION Tel. _____

Address 800 CLOPPEN ROAD e-mail _____

Fire Protection Equipment, NJ Div of Fire Safety Permit No. _____

Fire Protection Equipment, NJ Div of Fire Safety Installer No. _____

Fire Alarm Contractor No. _____ Exp. Date _____

Home Improvement Contractor Registration No. or Exemption Reason (if applicable): _____

Federal Emp. ID No. _____ FAX: (____) _____

B. FIRE PROTECTION CHARACTERISTICS

Use Group: Present _____ Proposed R-5 Fire Alarm System: [] New OR [] Existing

Constr. Class: Present _____ Proposed S-1B Location of Panel: _____

Heating System: [] New OR [] Existing [] HVAC Fire Suppression/Standpipe System:

Type: [] Gas [] Oil [] Electric [] Solar [] New OR [] Existing

[] Other _____ Location of Main Control Valve: _____

Location: BASEMENT

Fuel Storage Tank:

Fuel Type: [] Flammable OR [] Combustible Capacity _____

Total Cost of Fire Protection Work \$ 350.00

JOB SUMMARY (Office Use Only)		INSPECTIONS		Dates (Month/Day)		
PLAN REVIEW		Type:	Failure	Failure	Approval	Initial
[] No Plans Required		Alarm System	_____	_____	_____	_____
Joint Plan Review Required:		Suppression Sys.	_____	_____	_____	_____
[] Building [] Plumbing		Standpipe	_____	_____	_____	_____
[] Electric [] Elevator		Fire Pump	_____	_____	_____	_____
[] Fire Plans Approved		Pre-Eng. System	_____	_____	_____	_____
Date: <u>1/23/17</u>		Mechanical	_____	_____	_____	_____
Approved by: _____		Smoke Control	_____	_____	_____	_____
SUBCODE APPROVAL		TCO	_____	_____	_____	_____
[] CO [] CCO [] CA		Flam/Combust Tanks	_____	_____	_____	_____
Date: _____		Fireplace Venting	_____	_____	_____	_____
Approved by: _____		Final	_____	_____	_____	_____
_____		Other	_____	_____	_____	_____

Date Received

Control #

3.30 07

Date Issued

Permit #

2007 0211

C. CERTIFICATION IN LIEU OF OATH

I hereby certify that I am the (agent of) owner of record and am authorized to make this application.

Applicant's Signature/Contractor's Signature

[] Certified Contractor [] Exempt Applicant

D. TECHNICAL SITE DATA

DESCRIPTION OF WORK:

NEW SFD

INTERCONNECTED SMOKE

Water Supply Source DETECTORS

Method of Alarm/Suppression System Supervision _____

	NUMBER	FEE (Office Use Only)
Flammable/Combustible Tanks	_____	_____
Alarm Systems	_____	_____
[] System	_____	_____
[] 110v Interconnected	_____	_____
[] CO Detectors/110v	_____	_____
Alarm Devices (i.e., smoke, heat, pulls, water/flow)	<u>7</u>	_____
Supervisory Devices (i.e., tampers, low/high air)	_____	_____
Signaling Devices (i.e., horn/strobes, bells)	_____	_____
Other Devices <u>CU</u>	<u>1</u>	<u>23</u>
TOTAL	<u>7</u>	_____
Suppression Systems	_____	_____
Fire Pump _____ GPM Type _____	_____	_____
Dry Pipe/Alarm Valves	_____	_____
Pre-action Valves	_____	_____
Sprinkler Heads (Dry and Wet)	_____	_____
Standpipes	_____	_____
Pre-engineered Systems	_____	_____
Wet Chemical	_____	_____
Dry Chemical	_____	_____
CO ₂ Suppression	_____	_____
Foam Suppression	_____	_____
FM200 Suppression	_____	_____
Other _____	_____	_____
Other Systems	_____	_____
Kitchen Hood Exhaust System	_____	_____
Smoke Control System	_____	_____
Fired Appliances [] Gas or [] Oil	<u>34</u>	<u>184</u>
Fireplace Venting/Metal Chimney	<u>1</u>	_____
Other _____	_____	_____

Administrative Surcharge \$

Minimum Fee \$

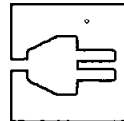
State Permit Surcharge Fee \$

TOTAL FEE \$

207



ELECTRICAL SUBCODE TECHNICAL SECTION



Date Received
Control #

3-30.07

Date Issued
Permit #

2007-0811

A. IDENTIFICATION—APPLICANT: COMPLETE ALL APPLICABLE INFORMATION. WHEN CHANGING CONTRACTORS, NOTIFY THIS OFFICE. CALL UTILITY DIG NO: 1-800-272-1000.

Block 223.01 Lot 2.02 Qualification Code _____

Work Site Location 311 CHURCH RD

Owner in Fee: CHERRY HILL
KOTSKI CONSTRUCTION

Tel. (_____) e-mail _____

Address 800 COOPER ROAD VONDERHANS
street municipality zip code

Contractor: HAINES ELECTRIC Tel. (_____) _____

Address 45 Wagon Lane e-mail _____
_____, N.J. 08053

Contractor License No. _____ Fax (856) 980-0249 Exp. Date _____

Home Improvement Contractor Registration No. or Exemption Reason (if applicable): _____

Federal Emp. ID No. _____ FAX: (_____) _____

B. ELECTRICAL CHARACTERISTICS

Use Group Present _____ Proposed R-5

[] Pole/Pad # _____ [] Temporary [] Other _____

Building Occupied as NEW HOME Utility Co. _____

Est. Cost of Elec. Work \$ 3,500.00

C. CERTIFICATION IN LIEU OF OATH

I hereby certify that I am the (agent of) owner of record and am authorized to make this application and perform the work listed on this application.

Applicant's Signature/Contractor's Seal and Signature

[] Licensed Elec. Contractor [] Certifd Landscape Irrigation Cont'r [] Exempt Applicant

D. TECHNICAL SITE DATA

QTY.	SIZE	ITEMS
<u>29</u>		Lighting Fixtures
<u>68</u>		Receptacles
<u>32</u>		Switches
<u>7</u>		Detectors
		Light Poles
		Motors—Fract. HP
		Emergency & Exit Lights
		Communications Points
<u>4</u>		Alarm Devices/F.A.C. Panel

140

1 1.1

1 1.1

1 1.1

1 1.1

1 1.1

1 1.1

1 150

1 200

FEE (Office Use Only)

\$ 60

10

10

10

10

10

10

46

JOB SUMMARY (Office Use Only)

PLAN REVIEW		INSPECTIONS		Dates (Month/Day)	
Date	Initial	Type:	Failure	Failure	Approval
[] No Plans Required		Rough			<u>5/29/07</u>
Joint Plan Review Required:		Barrier-Free			<u>Y</u>
[] Building	[] Plumbing	Trench			
[] Fire	[] Elevator	Temp. Serv.			
[X] Elec. Plans Approved		Constr. Serv.			
Date:	<u>1/22/07</u>	TCO			
Approved by:	<u>[Signature]</u>	Other			
		Service	<u>9/12/07</u>		<u>5/29/07</u>
		Final			<u>9/17/07</u>
		Barrier-Free			<u>W.G.E</u>
SUBCODE APPROVAL		Temp. Cut-in-Card Date Issued			
[] CO	[] CCO	Final Cut-in-Card Date Issued			
Date: <u>9/17/07</u>		Annual Pool Inspection			
Approved by: <u>W.G.E</u>		Date of Grounding and Bonding Certification			

Administrative Surcharge \$ _____
Minimum Fee \$ 176
State Permit Surcharge Fee \$ _____
TOTAL FEE \$ _____

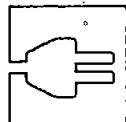
5/24/07 - PERMIT UPDATE FOR WMD REMISSAGE TO ABBEVO
BASEMENT NOT WORKING

9/12/07 - PERMIT UPDATE FOR WMD REMISSAGE IS REVIEWED
AND REAPPRAISE IN basement not working - marked with sticker

RECEIVED
FEDERAL BUREAU OF INVESTIGATION
U.S. DEPARTMENT OF JUSTICE
WASHINGTON, D.C. 20535
SEP 12 2007



ELECTRICAL SUBCODE TECHNICAL SECTION



Date Received
Control #

3.30.07

Date Issued
Permit #

2007.0811

A. IDENTIFICATION—APPLICANT: COMPLETE ALL APPLICABLE INFORMATION. WHEN CHANGING CONTRACTORS, NOTIFY THIS OFFICE. CALL UTILITY DIG NO: 1-800-272-1000.

Block 223.C1 Lot 202 Qualification Code _____
Work Site Location 311 Church Rd

Owner in Fee: KUTSKI CONSTRUCTION

Tel. () e-mail _____

Address 800 COOPER AVE MOON TOWNSHIP 08054
street municipality zip code

Contractor: _____ Tel. (_____)

Address _____ e-mail _____

Contractor License No. _____ Exp. Date _____

Home Improvement Contractor Registration No. or Exemption Reason (if applicable): _____

Federal Emp. ID No. _____ FAX: (_____)

B. ELECTRICAL CHARACTERISTICS

Use Group Present _____ Proposed R-5

[] Pole/Pad # _____ [] Temporary [] Other _____

Building Occupied as NEW HOME Utility Co. _____

Est. Cost of Elec. Work \$ 3,500.00

C. CERTIFICATION IN LIEU OF OATH

I hereby certify that I am the (agent of) owner of record and am authorized to make this application and perform the work listed on this application.

Applicant's Signature/Contractor's Seal and Signature

[] Licensed Elec. Contractor [] Certif'd Landscape Irrigation Contr [] Exempt Applicant

D. TECHNICAL SITE DATA

QTY	SIZE	ITEMS
<u>29</u>		Lighting Fixtures
<u>68</u>		Receptacles
<u>32</u>		Switches
<u>7</u>		Detectors
		Light Poles
		Motors—Fract. HP
		Emergency & Exit Lights
		Communications Points
		Alarm Devices/F.A.C. Panel

140

TOTAL NUMBERS

Pool Permit/with UW Lights
Storable Pool/Spa/Hot Tub
KW Elec. Range/Receptacle
KW Oven/Surface Unit
KW Elec. Water Heater
KW Elec. Dryer/Receptacle
KW Dishwasher
HP Garbage Disposal
KW Central A/C Unit
HP/KW Space Heater/Air Handler
KW Baseboard Heat
HP Motors 1/+ HP
KW Transformer/Generator
AMP Service
AMP Subpanels
AMP Motor Control Center
KW Elec. Sign/Outline Light

FEE (Office Use Only)

\$ 60

JOB SUMMARY (Office Use Only)

PLAN REVIEW		Date		Initial		INSPECTIONS		Dates (Month/Day)	
[]	No Plans Required					Type:	Failure	Failure	Approval
[]	Joint Plan Review Required:					Rough			
[]	Building	[]	Plumbing			Barrier-Free			
[]	Fire	[]	Elevator			Trench			
[]	Elec. Plans Approved					Temp. Serv.			
	Date: <u>1/22/12</u>					Constr. Serv.			
	Approved by: <u>[Signature]</u>					TCO			
						Other			
						Service			
						Final			
						Barrier-Free			
SUBCODE APPROVAL						Temp. Cut-in-Card Date Issued			
[]	CO	[]	CCO	[]	CA	Final Cut-in-Card Date Issued			
Date: _____						Annual Pool Inspection			
Approved by: _____						Date of Grounding and Bonding Certification			

Administrative Surcharge \$

Minimum Fee \$

State Permit Surcharge Fee \$

TOTAL FEE \$

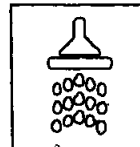
176

BOROUGH OF RUNNEMEDE

24 N. BLACK HORSE PIKE

RUNNEMEDE, NJ 08078

(856) 939-2815


**PLUMBING
SUBCODE
TECHNICAL SECTION**


Date Received

Date Issued

Control #

Permit #

3-30-07

2007-0811

A. IDENTIFICATION—APPLICANT: COMPLETE ALL APPLICABLE INFORMATION. WHEN CHANGING CONTRACTORS, NOTIFY THIS OFFICE. CALL UTILITY DIG NO: 1-800-272-1000.

Block 223.01 Lot 2.02 Qualification Code C-BoxWork Site Location 311 CHURCH RDCHERRY HILLOwner in Fee KOTSKI CONSTRUCTIONAddress 800 COOPER ROADWARRINGTON NJ 08043

Tel ()

Contractor WAYNE NIEDORAAddress 3234 J LANE LANEATCO NJ

Tel () FAX ()

Contractor License No. 7184Federal Emp. No. X**B. PLUMBING CHARACTERISTICS**Use Group Present Proposed R-5Building Sewer Size 3" Public Sewer Private SepticWater Service Size 1" Public Water Private WellEst. Cost of Plumbing Work \$ 6,000.00**JOB SUMMARY (Office Use Only)****PLAN REVIEW**☐ No Plans Required

Joint Plan Review Required:

☐ Building ☐ Electric☐ Fire ☐ Elevator☒ Plumbing Plans ApprovedDate: 2/2/07Approved by: [Signature]**SUBCODE APPROVAL**☒ CO ☐ CCO ☐ CADate: 3/24/08Approved by: MC**INSPECTIONS**

Type:

Slab

Rough

Water

Sewer

Fixtures

Gas Equipment

Gas Piping

LP Gas Tank

Fuel Oil Piping

Solar

TCO

Dates (Month/Day)

Failure Failure Approval Initial

5/25/07 MC6/20/07 MC6/20/07 MC3/19/08 3/20/08 3/24/08 MC5/25/07 6/19/07 6/20/07 MCFinal 3/19/08 3/20/08 3/24/08 MC**D. TECHNICAL SITE DATA (List of all fixtures.)**

NO. FIXTURE/EQUIPMENT

3 Water Closet2 Urinal/Bidet3 Bath Tub1 Lavatory5 Shower1 Floor Drain1 Sink1 Dishwasher1 Drinking Fountain2 Washing Machine1 Hose Bibb1 Water Heater5 Fuel Oil Piping1 Gas Piping1 LP Gas Tank1 Steam Boiler1 Hot Water Boiler1 Sewer Pump1 Interceptor/Separator1 Backflow Preventer1 Greasetrap1 Sewer Connection53 Water Service Connection3-2" VTR Stacks12/12/07 Other3/12/08 Other

FEE (Office Use Only)

\$ 30203010501010201050656530

Administrative Surcharge \$

Minimum Fee \$

State Permit Surcharge Fee \$

TOTAL FEE \$ 400**C. CERTIFICATION IN LIEU OF OATH**

I hereby certify that I am the (agent of) owner of record and am authorized to make this application and perform the work listed on this application.

Applicant's Signature/Contractor's Seal and Signature

☐ Licensed Plumbing Contractor ☐ Exempt Applicant

UCC/F-130 (REV. 1/04)
Professional Printing
(856) 468-7933

1. White-Inspector copy

2. Canary- Applicant copy

3. Pink- Office Copy

4. White Tag- Office copy

Rough = (P)
Gas = (P)

2-2" ¹/₄" > VTR

#4 on gage - must return

CSO parameter @ F.P. Spec

6/13/07 HFS #115: Pressure Loss

W/D = Drayage

Gas = (P)

6/20/07 WATER SERVICE - (P)
SEWER SERVICE - (P)

Gas = (P)

Power RM = O.K.
K = (1)

Mem cap = 6/14/07
water draw down

Sub = 116 = (0.8)
Shr = 113 = (0.8)

~~1~~ 9.d. inoperable (OK)
~~2~~ O.T. Belter - Rep'd
~~3~~ F.P. screen
~~4~~ J/S handle
EXTREMELY STIFF

(OK) 5 MEX CAS
w/ Dlx tpe + tpe

~~6~~ Sewer C/O must
locate +
VERIFY "MEX" C/O

~~7~~ Sump Pump requires
discharge pipe &
splash block
+ R/Idm.
w/h spec

Finim = (F) 3/20/08

(OK) 8 Sewer C/O @ curb
~~9~~ S. Pump + splash block REQ'D
~~10~~ F. vent x D. vent 36" REQ'D
(OK) 11 J.D. inoperable - no seen
18" existing

~~12~~ w/h specs - V x d/c comp?

MUST
DOCUMENT
LATERAL
TH-IN w/
ELECTRICAL
424-6666

Left Messer
6/24/07

Hy #100 = OK

w/h 2' @ d/c comp
F = 2' d/c w/t

3/1 9/08

18" C/O

F. to D. vent

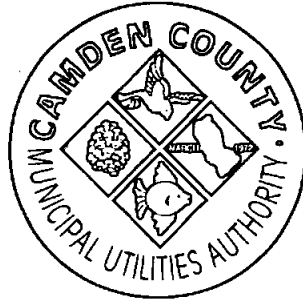
p. 14 #10

1 Dayel have exterior existing - (OK)

VERIFY C/O + S/O

2 Inside = C/O + S/O
w/h vent @ d/c comp. - as per specs. (OK)

CONNECTION CERTIFICATE



No. 15485

EDU'S 1

Payment 0.00

Date of Insured August 3, 2006

Date of Expiration August 3, 2008

Non-Negotiable
Non-Transferable

The CAMDEN COUNTY MUNICIPAL UTILITIES AUTHORITY grants this connection certificate in accordance with your payment of the connection fee and construction of the Project in compliance with the Authorities Rules and Regulations. This certificate is subject to further consideration and may not be transferred to any other location, site or project. This certificate is valid only for the specifically noted Block, Lot, and Project on this certificate.

APPLICANT'S NAME & ADDRESS

Kojeski Construction
800 Cooper Road
Voorhees, NJ 08043

MUNICIPALITY	BLOCK	LOT	QUALIFICATION CODE
Cherry Hill Township	223 01	2	

NAME & ADDRESS OF PROJECT

09-A770

311 Church Road
Cherry Hill, NJ

1. The insurance of this certificate shall not be deemed to affect in any way action by the Authority on any future application.
2. This certificate does not waive the obtaining of Federal, State or Local government permits or approvals when necessary.
3. A copy of this certificate shall be kept at the work site, and shall be exhibited upon request.
4. This certificate shall remain in force for a period of only two years from the date of approval.
5. The Applicant must notify the Authority by certified mail within 5 working days of the date when the actual connection is completed.

**I hereby certify that I have reviewed,
and I will comply with, the CCMUA's
Rules & Regulations concerning
Sewer Connections in full:**

**I hereby certify that this Connection
Certificate has been properly issued
in accordance with the CCMUA
Rules & Regulations concerning
Sewer Connections.**

A handwritten signature in black ink, appearing to read "Andrew P. H.", written over a horizontal line.

11/13/06

A handwritten signature in black ink, appearing to read "Andrew P. H.", written over a horizontal line.

8/3/06

CAMDEN COUNTY MUNICIPAL UTILITIES AUTHORITY

1645 FERRY AVENUE • CAMDEN, NEW JERSEY 08104

PERMIT # 2007-0811

LOT 2.02

BLOCK 223.01

FRAMING CHECKLIST

Instructions: Builder or Builder's representative checks boxes marked 'B'. Building Inspector checks boxes marked 'I'. Responsible Person in Charge of Work signs, initials and dates in spaces provided. Building Inspector initials and dates in spaces provided.

A. BASEMENT OR CRAWL SPACE

NOTE: ALL ITEMS SHOULD BE AS SHOWN ON THE PLANS OR AS REQUIRED BY CODE.

1. ANCHORAGE:

BOYS
☒ 1 SPACING
☒ 1 SIZE
☒ STRIPS
☒ SPACING (PER MANUFACTURER'S SPECS)
☒ SIZE

2. SILL PLATES:

☒ 1 SIZE
☒ 1 GRADE, SPECIES
☒ 1 TREATMENT
☒ 1 LAPS
☒ 1 SILL SEALER
☒ 1 PROPER TREATMENT OVER FOUNDATION OPENINGS (BEARING OF JOIST)
☒ 1 TERMITE PROTECTION

3. BEAM POCKETS:

☒ 1 BEARING/SHIMS
☒ 1 TERMITE PROTECTION OR CLEARANCE

4. COLUMNS:

☒ 1 SIZED PER PLAN
☒ 1 ATTACHMENT/PLATES
☒ 1 SPACING/LOCATION
☒ 1 PAINT/COATING

B. FLOOR FRAMING AND FLOORING

1. BOX OR RIM JOIST, OR PERIMETER BAND JOIST:

1ST 2ND 3RD FLOOR
☒ 1 SIZE
☒ 1 GRADE, SPECIES
☒ 1 SINGLE OR DOUBLE
☒ 1 PRE-ENGINEERED PER MANU-
☒ 1 FACTURER'S SPECS
☒ 1 CANTILEVERS AS PER DESIGN

2. GIRDERS AND BEAMS:

☒ 1 SIZED PER PLAN
☒ 1 TYPE
☒ 1 GRADE, SPECIES
☒ 1 LOCATION AND RELATION
☒ 1 TO THE PLAN
☒ 1 NAILING
☒ 1 ATTACHMENT SCHEDULE
☒ 1 BEARING
☒ 1 LAPPING

3. FLOOR JOIST:

1ST 2ND 3RD FLOOR
☒ 1 SIZED PER PLAN
☒ 1 GRADE, SPECIES
☒ 1 PRE-ENGINEERED COMPONENTS
☒ 1 AS SPECIFIED
☒ 1 BEARING
☒ 1 NAILING
☒ 1 BRIDGING
☒ 1 CUTTING AND NOTCHING (AS PER CODE)
☒ 1 POINT LOADS - SUPPORTED AS PER PLAN
☒ 1 SPAN HANGERS
☒ 1 HEADERS
☒ 1 FRAMED OPENINGS

4. FLOORING, SHEATHING, OR DECKING:

1ST 2ND 3RD FLOOR
☒ 1 MATERIAL
☒ 1 PANEL SPAN, THICKNESS
☒ 1 SPECIAL REQUIREMENTS
☒ 1 EDGE BLOCKING (IF REQUIRED)
☒ 1 GAPPING
☒ 1 LAYOUT

5. STAIR ATTACHMENT:

1ST 2ND 3RD FLOOR
☒ 1 BEARING
☒ 1 NAILING

I hereby certify that I inspected this building using this checklist and it conforms to the released plans and to the requirements of the Uniform Construction Code, N.J.A.C. 5:23.

Responsible Person in Charge of Work:

Date: 6/5/07

Building Inspector
 Initials: J.L.

Date: 6/5/07

TECH SHEET

Permit #

Permit Date



REScheck Software Version 3.7.3

Compliance Certificate

Project Title: Northfield Model

Report Date: 12/04/06

Data filename: M:\2004 Reports\04-112 Kojeski Northfield Model.rck

Energy Code: **New Jersey Energy Subcode**
Location: **Camden County, New Jersey**
Construction Type: **Single Family**
Glazing Area Percentage: **14%**
Heating Degree Days: **4500**

Construction Site:
Block-223.01, Lot-2.02
Cherry Hill, NJ

Builder/Home Owner:
Kojeski Construction

Architect/Designer:
John W. Bishop III, R.A.
Jack S. Smith, R.A.
Bishop & Smith Architects
1344 Chews Landing Road
Laurel Springs, NJ 08021
856-227-1626
bishopsmith@comcast.net

Compliance: **Passes** Maximum UA: **445** Your Home UA: **441** -> **0.9% Better Than Code (UA)**

Assembly	Gross Area or Perimeter	Cavity R-Value	Cont. R-Value	Glazing or Door U-Factor	UA
Ceiling 1: Flat Ceiling or Scissor Truss:	1180	30.0	0.0		41
Ceiling 2: Cathedral Ceiling (no attic):	24	30.0	0.0		1
Wall 2: Wood Frame, 16" o.c.:	1235	13.0	0.0		91
Window 2: Vinyl Frame:Double Pane with Low-E:	130			0.520	68
Wall 1: Wood Frame, 16" o.c.:	1472	13.0	0.0		98
Window 1: Vinyl Frame:Double Pane with Low-E:	174			0.520	90
Door 1: Solid:	18			0.400	7
Door 2: Glass:	40			0.560	22
Door 3: Glass:	40			0.560	22
Floor 1: Ali-Wood Joist/Truss, Over Outside Air:	29	19.0	0.0		1
Air Conditioner 1: Electric Central Air: 13 SEER					

Compliance Statement: The proposed building design described here is consistent with the building plans, specifications, and other calculations submitted with the permit application. The proposed building has been designed to meet the New Jersey Energy Subcode requirements in REScheck Version 3.7.3 and to comply with the mandatory requirements listed in the REScheck Inspection Checklist.

Builder:

Company Name

Date

Architect/Designer

Bishop & Smith Architects

Company Name

Date

Project Notes:

- This report is for the above stated location only
- 90 Percent heater is being used for this project.
 - Basement insul. may be omitted with 90 percent heater
 - Patriot Windows are being used on this house.



REScheck Software Version 3.7.3 Inspection Checklist

Date: 12/04/06

Ceilings:

- ☐ Ceiling 1: Flat Ceiling or Scissor Truss, R-30.0 cavity insulation

Comments: _____

- ☐ Ceiling 2: Cathedral Ceiling (no attic), R-30.0 cavity insulation

Comments: _____

Above-Grade Walls:

- ☐ Wall 2: Wood Frame, 16" o.c., R-13.0 cavity insulation

Comments: 2nd. Floor Walls

- ☐ Wall 1: Wood Frame, 16" o.c., R-13.0 cavity insulation

Comments: 1st. Floor Walls

Windows:

- ☐ Window 2: Vinyl Frame:Double Pane with Low-E, U-factor: 0.520

For windows without labeled U-factors, describe features:

#Panels _____ Frame Type _____ Thermal Break? _____ Yes _____ No

Comments: 2nd. Floor Walls

- ☐ Window 1: Vinyl Frame:Double Pane with Low-E, U-factor: 0.520

For windows without labeled U-factors, describe features:

#Panels _____ Frame Type _____ Thermal Break? _____ Yes _____ No

Comments: 1st. Floor Windows

Doors:

- ☐ Door 1: Solid, U-factor: 0.400

Comments: Door to Garage

- ☐ Door 2: Glass, U-factor: 0.560

Comments: Front Door

- ☐ Door 3: Glass, U-factor: 0.560

Comments: Resr Sliding door

Floors:

- ☐ Floor 1: All-Wood Joist/Truss, Over Outside Air, R-19.0 cavity insulation

Comments: Floor Over Cant.

Heating and Cooling Equipment:

- ☐ Air Conditioner 1: Electric Central Air: 13 SEER or higher

Make and Model Number: _____

Air Leakage:

- ☐ Joints, penetrations, and all other such openings in the building envelope that are sources of air leakage must be sealed.
- ☐ Recessed lights must be 1) Type IC rated, or 2) installed inside an appropriate air-tight assembly with a 0.5" clearance from combustible materials. If non-IC rated, the fixture must be installed with a 3" clearance from insulation.

Vapor Retarder:

- ☐ Required on the warm-in-winter side of all non-vented framed ceilings, walls, and floors.

Materials Identification:

- ☐ Materials and equipment must be identified so that compliance can be determined.
- ☐ Manufacturer manuals for all installed heating and cooling equipment and service water heating equipment must be provided.
- ☐ Insulation R-values and glazing U-factors must be clearly marked on the building plans or specifications.

Duct Insulation:

- ☐ Ducts in unconditioned spaces must be insulated to R-5. Ducts outside the building must be insulated to R-6.5.

Duct Construction:

- ☐ All ducts must be sealed with mastic and fibrous backing tape. Pressure-sensitive tape may be used for fibrous ducts. Duct tape is not permitted.
- ☐ The HVAC system must provide a means for balancing air and water systems.

Temperature Controls:

- ☐ Thermostats are required for each separate HVAC system. A manual or automatic means to partially restrict or shut off the heating and/or cooling input to each zone or floor shall be provided.

Circulating Hot Water Systems:

- ☐ Insulate circulating hot water pipes to the levels in Table 1.

Swimming Pools:

- ☐ All heated swimming pools must have an on/off heater switch and require a cover unless over 20% of the heating energy is from non-depletable sources. Pool pumps require a time clock.

Heating and Cooling Piping Insulation:

- ☐ HVAC piping conveying fluids above 120 degrees F or chilled fluids below 55 degrees F must be insulated to the levels in Table 2.

Table 1: Minimum Insulation Thickness for Circulating Hot Water Pipes

Heated Water Temperature (°F)	Insulation Thickness in Inches by Pipe Sizes			
	Non-Circulating Runouts		Circulating Mains and Runouts	
	Up to 1"	Up to 1.25"	1.5" to 2.0"	Over 2"
170-180	0.5	1.0	1.5	2.0
140-160	0.5	0.5	1.0	1.5
100-130	0.5	0.5	0.5	1.0

Table 2: Minimum Insulation Thickness for HVAC Pipes

Piping System Types	Fluid Temp. Range(°F)	Insulation Thickness in Inches by Pipe Sizes			
		2" Runouts	1" and Less	1.25" to 2.0"	2.5" to 4"
Heating Systems					
Low Pressure/Temperature	201-250	1.0	1.5	1.5	2.0
Low Temperature	120-200	0.5	1.0	1.0	1.5
Steam Condensate (for feed water)	Any	1.0	1.0	1.5	2.0
Cooling Systems					
Chilled Water, Refrigerant and	40-55	0.5	0.5	0.75	1.0
Brine	Below 40	1.0	1.0	1.5	1.5

NOTES TO FIELD: (Building Department Use Only)



Camden Soil Conservation District
423 Commerce Lane, Suite 1
West Berlin, NJ 08091
Telephone: (856) 767-6299
Fax: (856) 767-1676



**State Soil Conservation
Committee**

REPORT OF COMPLIANCE

This certifies that the Soil Erosion and Sediment Control measures to the extent indicated comply with the Soil Erosion and Sediment Control Plans as certified by the Soil Conservation District pursuant to Chapter 251, P.L. 1975 as amended, the Soil Erosion and Sediment Control Act, (NJSA 4:24-39 et seq.)

Municipality: CHERRY HILL TOWNSHIP

TO: KOJESKI CONSTRUCTION

Project Name: KOJESKI MINOR SUB.

SCD Application No: 5028-CH-06

Block(s): 223.01 **Lot(s):** 2.02

Street Address: 311 CHURCH ROAD

Block(s): **Lot(s):**

Street Address:

☐ **CONDITIONAL COMPLIANCE* (CRC)**

☒ **REPORT OF COMPLIANCE - NO CONDITIONS (ROC)**

Date:

8/21/07

Signature of District Official:

Karen Mullen

***CONDITIONS:**

1. Establishment of permanent stabilization of all disturbed areas in accordance with the certified soil erosion and sediment control plan.

Conditions above must be satisfied no later than

☐ **FINAL REPORT OF COMPLIANCE**

(invalid if checked in addition to the CRC and/or ROC boxes unless authorized by district official)

Date:

Signature of District Official:

Distribution:

Municipal Construction Office, Developer/Owner, District, Other

New Construction Subterranean Termite Soil Treatment Record

OMB Approval No. 2502-0525
(exp. 11/30/2008)

This form is completed by the licensed Pest Control Company

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This information is mandatory and is required to obtain benefits. HUD may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number.

Section 24 CFR 200.926d(b)(3) requires that the sites for HUD insured structures must be free of termite hazards. This information collection requires the builder to certify that an authorized Pest Control company performed all required treatment for termites, and that the builder guarantees the treated area against infestation for one year. Builders, pest control companies, mortgage lenders, homebuyers, and HUD as a record of treatment for specific homes will use the information collected. The information is not considered confidential.

This report is submitted for informational purposes to the builder on proposed (new) construction cases when soil treatment for prevention of subterranean termite infestation is specified by the builder, architect, or required by the lender, architect, FHA, or VA.

All contracts for services are between the Pest Control Operator and builder, unless stated otherwise.

Section 1: General Information (Treating Company Information)

Company Name: Exterminating Co. Of America
Company Address 126 Yale Rd. City Audubon State N.J. Zip 08106
Company Business License No. 94706 Company Phone No. [REDACTED]
FHA/VA Case No. (if any) _____

Section 2: Builder Information

Company Name Kojeski Construction Co. Phone No. [REDACTED]

Section 3: Property Information

Location of Structure (s) Treated (Street Address or Legal Description, City, State and Zip) 311 Church Rd., Cherry Hill, N.J.

Type of Construction (More than one box may be checked) ☐ Slab ☒ Basement ☐ Crawl ☐ Other _____

Approximate Depth of Footing: Outside 12 feet Inside 8 feet Type of Fill Dirt

Section 4: Treatment Information

Date(s) of Treatment(s) 8/16/07

Brand Name of Product(s) Used Premise 75

EPA Registration No. 3125-455

Approximate Final Mix Solution % $\frac{1}{2}$

Approximate Size of Treatment Area: Sq. ft. 1900 Linear ft. 150' Linear ft. of Masonry Voids _____

Approximate Total Gallons of Solution Applied 85

Was treatment completed on exterior? ☒ Yes ☐ No

Service Agreement Available? ☒ Yes ☐ No

Note: Some state laws require service agreements to be issued. This form does not preempt state law.

Attachments (List) _____

Comments _____

Name of Applicator(s) Edward J. Mc Gettigan

Certification No. (if required by State law) 51335A

The applicator has used a product in accordance with the product label and state requirements. All treatment materials and methods used comply with state and federal regulations.

Authorized Signature *Edward J. Mc Gettigan* Date 8/16/07

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Mail to:
2-10 HBW®
Royal Peachtree Corners
3587 Parkway Lane
Norcross, GA 30092
800.488.8844

Print Date: 07/18/09

NH10332

Certificate Of Participation

In New Home Warranty Plan Of

2-10 Home Buyers Warranty®



NOTICE: REPRODUCTION OF THIS DOCUMENT IS NOT ACCEPTABLE FOR WARRANTY COVERAGE. ANY MODIFICATIONS, ALTERATIONS OR REVISIONS MADE TO THIS DOCUMENT WITHOUT EXPRESS WRITTEN CONSENT OF NATIONAL HOME INSURANCE COMPANY (A RISK RETENTION GROUP) ("NHIC") OR THEIR ADMINISTRATOR WILL VOID THE WARRANTY COVERAGE. THIS DOCUMENT IS NOT VALID UNLESS IT HAS BEEN SIGNED BY NHIC OR THEIR ADMINISTRATOR. IF CLOSING HAS NOT OCCURRED WITHIN NINETY (90) DAYS OF THE OFFERING DATE SET FORTH BELOW, THE WARRANTY IS VOID.

PLEASE TYPE OR PRINT JOSE LUIS IBANEZ-TORRES

1. Homebuyer(s): _____
(Name(s) as recorded on deed) 311 CHURCH ROAD, CHERRY HILL Home Phone + Area Code 0408 NJ 08002
Address of Home: _____
Lot #: 2.02 Street _____ City 223.01 Municode CAMDEN COUNTY, CAMDEN COUNTY State Zip Code
2. Builder Name: Kojas Construction Co., Inc. Builder Number: NJ-4200-2271-NH-
3. Effective Date of Warranty (Date of Closing): May 29, 2009 State Registration #: 24683
4. Sales Price of Home \$ \$295,000 Total Warranty Amount Paid \$ \$737.50

A. Rate Formula for amount of sales price up to \$250,000.00

If price does not include Lot, multiply by 1.25
$$\frac{\$295,000}{1,000} = \$295.00 \times 2.50 = \$737.50 + \$0.00 - \$0.00 = \$737.50$$

Sales Price (Up to \$250,000) Rate Total Cost If FHA/VA Home Initial Fee Amount Due

B. Rate Formula for amount of sales price exceeding \$250,000.00

If price does not include Lot, multiply by 1.25
$$\frac{\$0}{1,000} = \$0.00 \times \$2.50 = \$0.00$$

Sales Price (Amount over \$250,000) Rate Additional Amount Due

5. Type of Financing (Check One): ☐ RHS ☐ Conventional ☐ Cash
FHA/VA Check One: A. ☒ FHA/VA using Bldg Permit; color equivalent and HUD-92544
B. ☐ FHA/VA using HUD-approved 2-10 Warranty
6. Type of Home: ☒ Single-Family Detached ☐ Two-Family ☐ Condo ☐ Duplex ☐ Three-Family ☐ Townhouse
7. Const. Type: ☐ Low Rise (1-2 Story) ☐ Mid-Rise (3-5 Story) ☐ High Rise (6 Story or Greater) ☐ Not Applicable
☒ Site Built ☐ Modular ☐ Manufactured On Permanent Foundation
8. Owner Type: ☐ Condo ☐ Cooperative ☐ Fee Simple With Home Owners Association
☐ Fee Simple Without Home Owners Association

Effective Date of Common Elements Coverage _____ / _____ / _____ (date main structure housing individual units is completed). No common elements coverage will be provided unless all units in a building are enrolled.

ACKNOWLEDGMENT OF RECEIPT OF WARRANTY DOCUMENTS

The undersigned Builder has delivered and the undersigned Homeowner(s) hereby acknowledge receipt of the following warranty documents:

1. Home Buyers Warranty Certificate of Participation 2. Home Buyers Warranty Booklet (HBW 207 NHJ)

CERTIFICATION OF ENROLLMENT

THIS CERTIFIES THAT THE ABOVE-DESCRIBED DWELLING UNIT IS ENROLLED IN THE HOME BUYERS WARRANTY NEW HOME WARRANTY PLAN AND THAT THE WARRANTY COST, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, HAS BEEN PAID IN FULL TO NATIONAL HOME INSURANCE COMPANY, A RISK RETENTION GROUP (NHIC).

WARRANTY GUARANTOR:

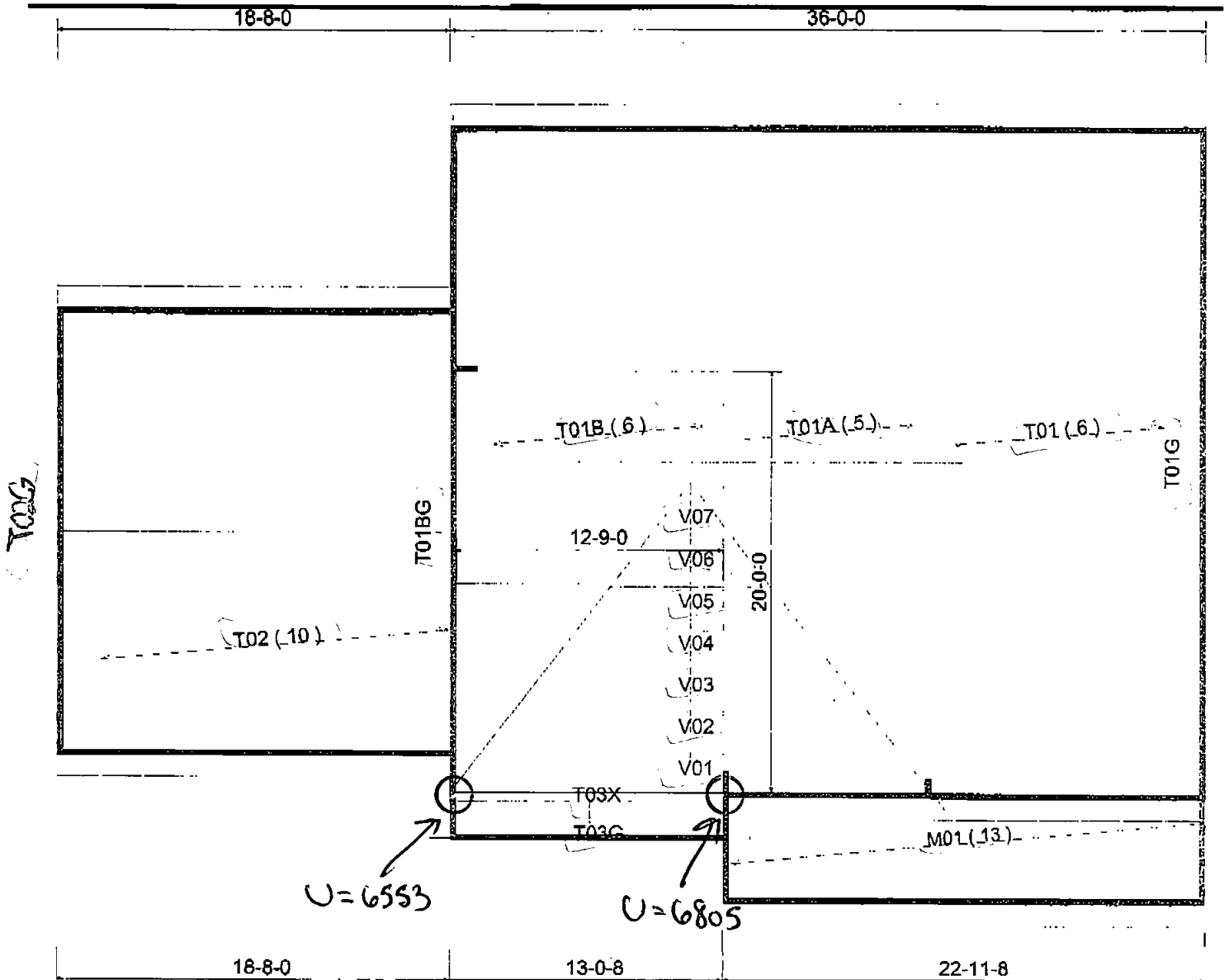
National Home Insurance Company (A Risk Retention Group)
10375 East Harvard Ave., Suite 100, Denver, CO 80231
OFFERED BY: Home Buyers Warranty as Administrator for NHIC

Date

Homeowner(s) _____ Date _____

Homeowner(s) _____ Date _____

Builder _____ Date 5-19-09



View

Front Elevation

Approved By:

Job # 0107041

Client: Strober Building Supply Inc. (Ch

Job Desc.: Cherry Hill

Address: Kojeski Const.

311 Church Rd.



Office



MiTek
POWER TO PERFORM.™

MiTek Industries, Inc.

14515 North Outer Forty Drive
Suite 300
Chesterfield, MO 63017-5746

Re: 0107041

Kojeski Const. (311 Church Raod)

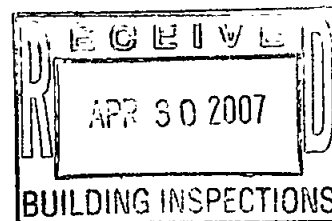
Office

The truss drawing(s) referenced below have been prepared by MiTek Industries, Inc. under my direct supervision based on the parameters provided by G E Fabricators, Inc.

Pages or sheets covered by this seal: 111885870 thru 111885886

My license renewal date for the state of New Jersey is April 30, 2008.

CHERRY HILL TOWNSHIP BUILDING INSPECTIONS			
PLAN REVIEW			
	OFFICIAL	ACTION DATE	REC'D DATE
BUILDING	YES	5/2/07	
ELECTRICAL			
PLUMBING			
FIRE			
OTHER			
CONSTRUCTION			
APPROVED ☐			
APPROVED AS NOTED ☒ (B)			
REJECTED ☐			
OFFICIAL COPY			
CONTRACTOR MUST DISPLAY THIS SET AT JOB SITE.			



J. Garcia

March 29, 2007

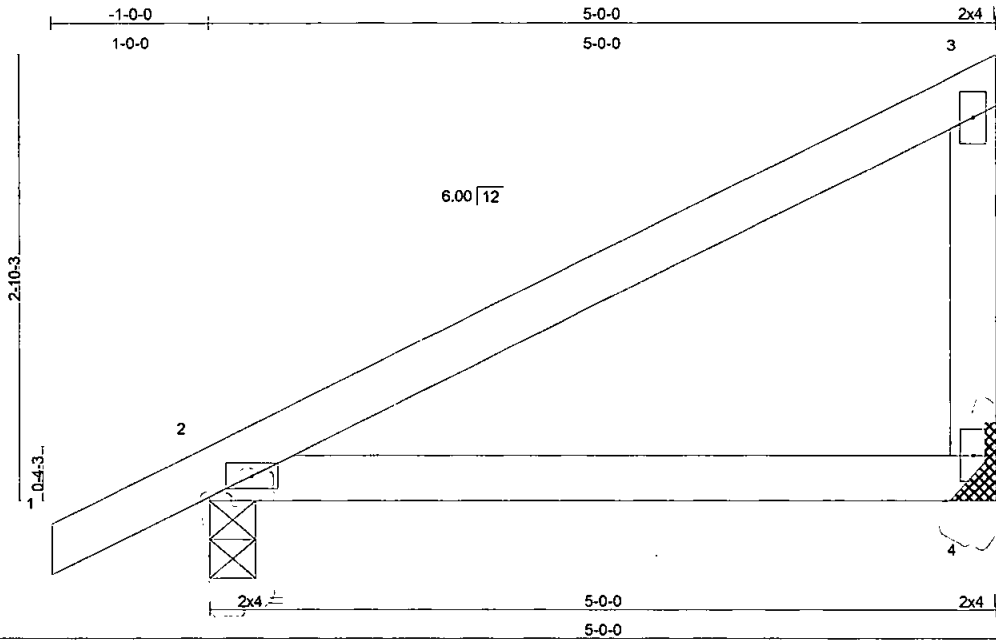
Garcia, Juan

The seal on these drawings indicate acceptance of professional engineering responsibility solely for the truss components shown. The suitability and use of this component for any particular building is the responsibility of the building designer, per ANSI/TPI-2002 Chapter 2.

Job	Truss	Truss Type	Qty	Ply	Kojaski Const. (311 Church Road)	I11885870
0107041	M01	ROOF TRUSS	13	1	Job Reference (optional)	

G.E. FABRICATORS INC., SALEM, N.J. 08079

6.500 s Mar 8 2007 MiTek Industries, Inc. Wed Mar 28 16:31:46 2007 Page 1



Scale = 1:14.6

LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0	2-0-0	TC 0.53	Vert(LL)	0.00	2	****	360	MT20	197/144
(Roof Snow=30.0)	Plates Increase 1.15	BC 0.13	Vert(TL)	-0.03	2-4	>999	240		
TCDL 10.0	Lumber Increase 1.15	WB 0.00	Horz(TL)	0.00	4	n/a	n/a		
BCLL 0.0	Rep Stress Incr YES	(Matrix)							
BCDL 10.0	Code IRC2000/ANSI95								
								Weight: 16 lb	

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E	TOP CHORD Sheathed or 5-0-0 oc purlins, except end verticals.
BOT CHORD 2 X 4 SPF 1650F 1.5E	BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.
WEBS 2 X 4 SPF 1650F 1.5E	

REACTIONS (lb/size) 4=224/Mechanical, 2=338/0-3-8
 Max Horz 2=140(LC 5)
 Max Uplift 4=-79(LC 6), 2=-140(LC 6)
 Max Grav 4=313(LC 2), 2=484(LC 2)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=0/51, 2-3=-139/97, 3-4=-266/103
 BOT CHORD 2-4=-26/33

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 3) Unbalanced snow loads have been considered for this design.
- 4) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
- 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 6) Refer to girder(s) for truss to truss connections.
- 7) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 79 lb uplift at joint 4 and 140 lb uplift at joint 2.

LOAD CASE(S) Standard

[Handwritten signature]

March 29, 2007

WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITEK REFERENCE PAGE MII-7473 BEFORE USE.

Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult **ANSI/TPI1 Quality Criteria, D58-89 and BCS11 Building Component Safety Information** available from Truss Plate Institute, 583 D'Onofrio Drive, Madison, WI 53719.

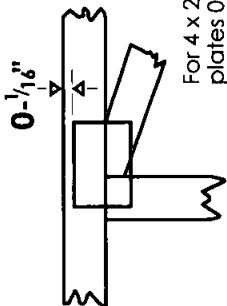


14515 N. Outer Forty, Suite #300
 Chesterfield, MO 63017

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0- $\frac{1}{16}$ " from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

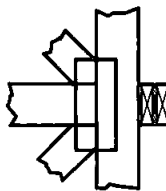
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



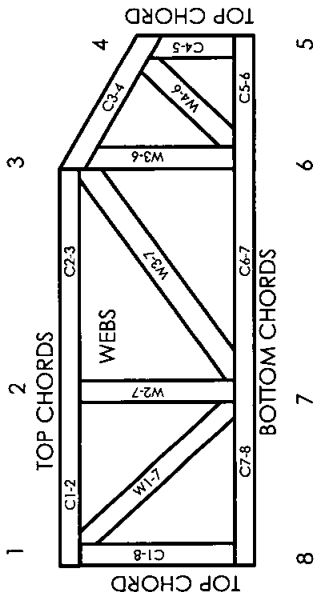
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSII: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8
dimensions shown in ft-in-sixteenths
(Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek

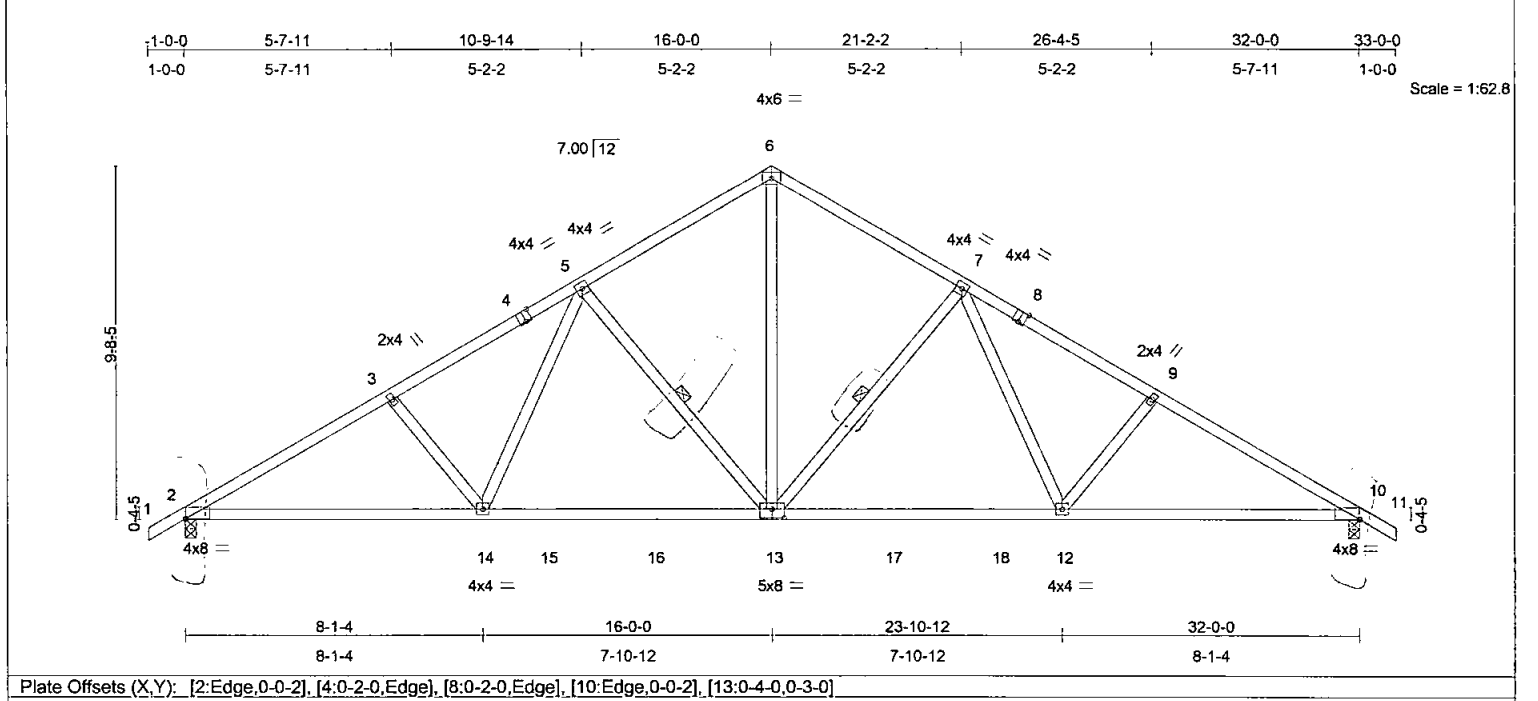
POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSII.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.



LOADING (psf)		SPACING 2-0-0		CSI		DEFL in (loc) l/defl L/d				PLATES GRIP		
TCLL	30.0	Plates Increase	1.15	TC	0.53	Vert(LL)	-0.23	13-14	>999	360	MT20	197/144
(Roof Snow=30.0)		Lumber Increase	1.15	BC	0.75	Vert(TL)	-0.35	13-14	>999	240		
TCDL	10.0	Rep Stress Incr	YES	WB	0.48	Horz(TL)	0.11	10	n/a	n/a		
BCLL	0.0 *	Code	IRC2000/ANSI95	(Matrix)						Weight: 134 lb		
BCDL	10.0											

LUMBER		BRACING	
TOP CHORD	2 X 4 SPF 1650F 1.5E	TOP CHORD	Sheathed or 3-5-2 oc purlins.
BOT CHORD	2 X 4 SPF 1650F 1.5E	BOT CHORD	Rigid ceiling directly applied or 10-0-0 oc bracing. Except:
WEBS	2 X 4 SPF Stud "Except"	WEBS	8-11-5 oc bracing: 2-14.
	5-13 2 X 4 SPF No.2, 6-13 2 X 4 SPF No.2, 7-13 2 X 4 SPF No.2		1 Row at midpt 5-13, 7-13

REACTIONS (lb/size)	
2=1794/0-3-8, 10=1794/0-3-8	
Max Horz 2=-386(LC 4)	
(Max Uplift 2=-452(LC 6), 10=-452(LC 7)	
Max Grav 2=2079(LC 2), 10=2079(LC 3)	

FORCES (lb) - Maximum Compression/Maximum Tension	
TOP CHORD	1-2=0/58, 2-3=-3229/617, 3-4=-2827/598, 4-5=-2540/611, 5-6=-1857/494, 6-7=-1857/494, 7-8=-2540/611, 8-9=-2827/587, 9-10=-3229/618, 10-11=0/58
BOT CHORD	2-14=-629/2629, 14-15=-407/2016, 15-16=-407/2016, 13-16=-407/2016, 13-17=-265/2016, 17-18=-265/2016, 12-18=-265/2016, 10-12=-394/2629
WEBS	3-14=-530/268, 5-14=-147/731, 5-13=-1005/363, 6-13=-310/1342, 7-13=-1005/363, 7-12=-147/731, 9-12=-530/268

- NOTES**
- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed ; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
 - 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
 - 3) Unbalanced snow loads have been considered for this design.
 - 4) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
 - 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
 - 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 452 lb uplift at joint 2 and 452 lb uplift at joint 10.

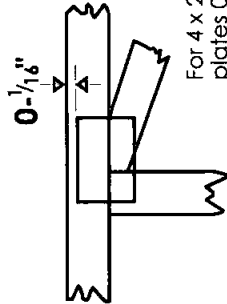
LOAD CASE(S) Standard

March 29,2007

Symbols

PLATE LOCATION AND ORIENTATION

▶ $4 \times 1 \frac{3}{4}$ "
Center plate on joint unless x, y offsets are indicated.
Dimensions are in ft-in-sixteenths.
Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates $0 \frac{1}{16}$ " from outside edge of truss.

==
This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

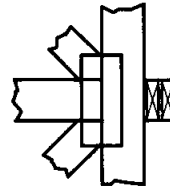
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING

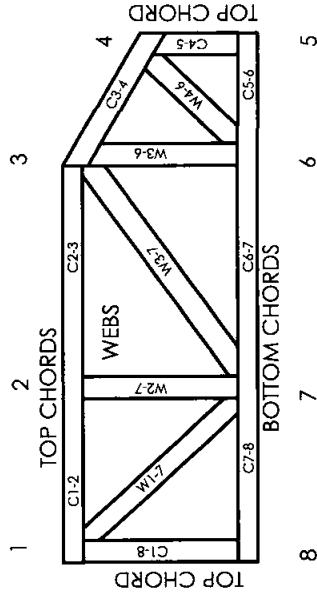


Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCS11: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 96048,
9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCS11.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

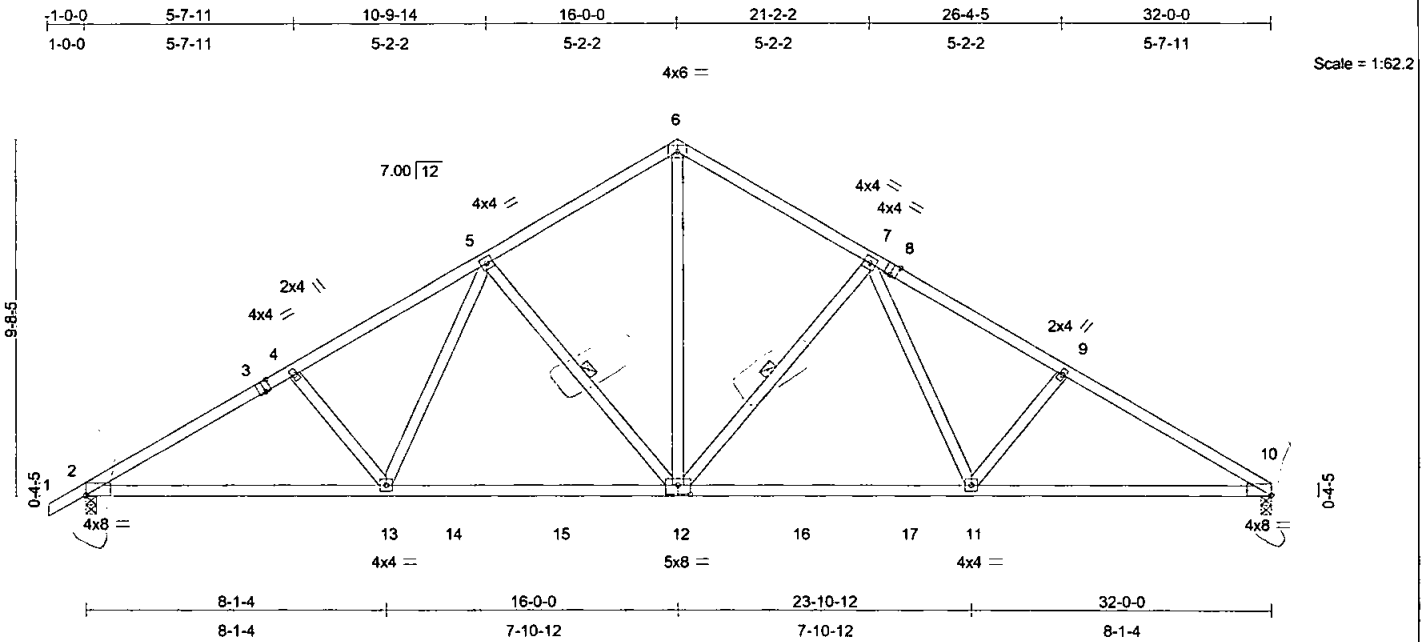


Plate Offsets (X,Y): [2:Edge,0-0-2], [3:0-2-0,Edge], [8:0-2-0,Edge], [10:Edge,0-0-2], [12:0-4-0,0-3-0]

LOADING (psf)	SPACING	CSI	DEFL	in (loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15	TC 0.56	Vert(LL) -0.23	12-13	>999	360	MT20	197/144
TCDL 10.0	Lumber Increase 1.15	BC 0.77	Vert(TL) -0.35	12-13	>999	240		
BCLL 0.0	Rep Stress Incr YES	WB 0.49	Horz(TL) 0.11	10	n/a	n/a		
BCDL 10.0	Code IRC2000/ANSI95	(Matrix)						
							Weight: 133 lb	

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E	TOP CHORD Sheathed or 3-4-3 oc purlins.
BOT CHORD 2 X 4 SPF 1650F 1.5E	BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing. Except:
WEBS 2 X 4 SPF Stud *Except*	8-10-6 oc bracing: 2-13.
5-12 2 X 4 SPF No.2, 6-12 2 X 4 SPF No.2, 7-12 2 X 4 SPF No.2	1 Row at midpt 5-12, 7-12

REACTIONS (lb/size) 2=1795/0-3-8, 10=1700/0-3-8
 Max Horz 2=377(LC.5)
 Max Uplift 2=452(LC 6), 10=379(LC 7)
 Max Grav 2=2080(LC 2), 10=1939(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=0/58, 2-3=-3225/603, 3-4=-2925/619, 4-5=-2823/611, 5-6=-1861/497, 6-7=-1860/494, 7-8=-2559/624, 8-9=-2846/600, 9-10=-3249/631
 BOT CHORD 2-13=-640/2623, 13-14=-419/2017, 14-15=-419/2017, 12-15=-419/2017, 12-16=-278/2024, 16-17=-278/2024, 11-17=-278/2024, 10-11=-447/2651
 WEBS 4-13=-524/266, 5-13=-145/724, 5-12=-1007/363, 6-12=-313/1346, 7-12=-1013/368, 7-11=-158/748, 9-11=-541/275

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 3) Unbalanced snow loads have been considered for this design.
- 4) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
- 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 452 lb uplift at joint 2 and 379 lb uplift at joint 10.

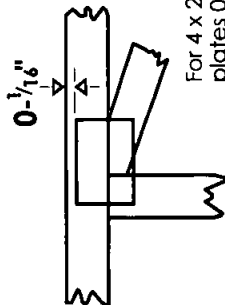
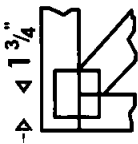
LOAD CASE(S) Standard

March 29, 2007

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0-1/4" from outside edge of truss.

This symbol indicates the required direction of slots in connector plates.



* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

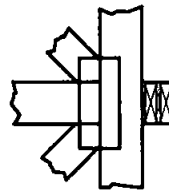
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



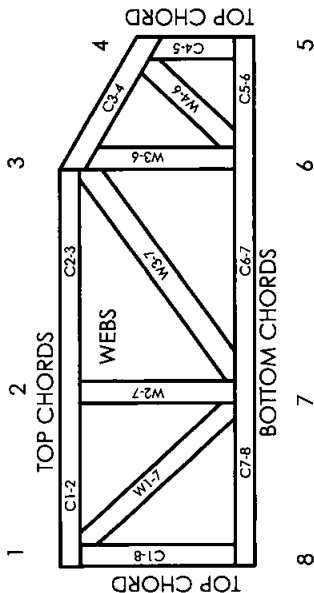
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI 1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCS11: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCS11.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

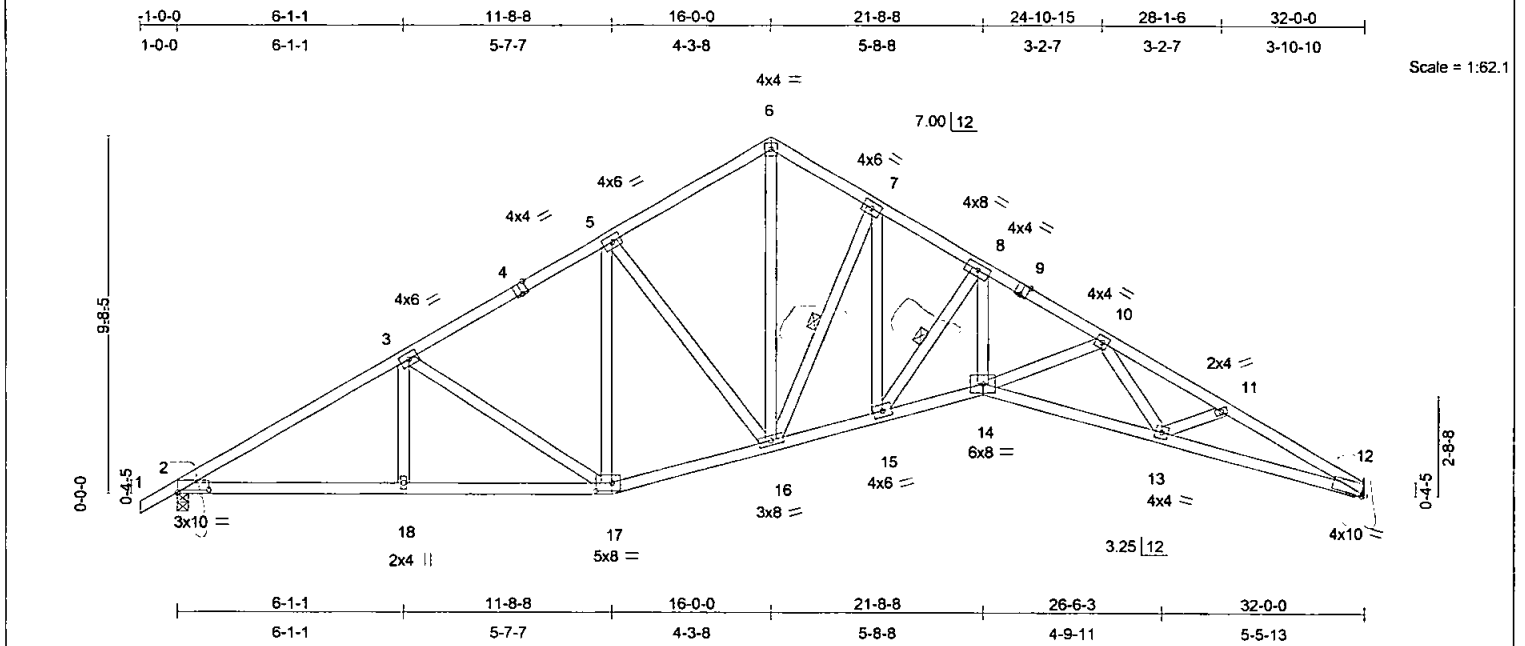


Plate Offsets (X,Y): [2:0-10-1,0-0-14], [4:0-2-0,Edge], [9:0-2-0,Edge], [12:0-0-15,Edge], [17:0-5-4,0-2-8]							
LOADING (psf)	SPACING	CSI	DEFL	in (loc)	l/defl	L/d	PLATES GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15 Lumber Increase 1.15 Rep Stress Incr YES Code IRC2000/ANSI95	TC 0.61 BC 0.94 WB 0.78 (Matrix)	Vert(LL) -0.37 Vert(TL) -0.60 Horz(TL) -0.36	13-14 13-14 2	>999 >640 n/a	360 240 n/a	MT20 197/144 Weight: 149 lb
TCDL 10.0 BCLL 0.0 BCDL 10.0							

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E	TOP CHORD Sheathed or 2-7-2 oc purlins.
BOT CHORD 2 X 4 SPF 1650F 1.5E	BOT CHORD Rigid ceiling directly applied or 6-4-11 oc bracing.
WEBS 2 X 4 SPF Stud *Except*	WEBS 1 Row at midpt 8-15, 7-16
8-14 2 X 4 SPF No.2, 6-16 2 X 4 SPF No.2	

REACTIONS (lb/size) 12=1588/Mechanical, 2=1683/0-3-8
 / Max Horz 12=377(LC 5)
 / Max Uplift 12=-380(LC 7), 2=-452(LC 6)
 Max Grav 12=1830(LC 3), 2=1966(LC 2)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 6-7=-1841/526, 7-8=-2511/652, 8-9=-3940/961, 9-10=-4069/953, 10-11=-4965/1170, 11-12=-5352/1251, 1-2=0/59,
 2-3=-3015/602, 3-4=-2201/498, 4-5=-2012/523, 5-6=-1893/539
 BOT CHORD 13-14=-1038/4198, 12-13=-1245/4618, 16-17=-266/1825, 15-16=-417/2197, 14-15=-784/3553, 2-18=-373/2433,
 17-18=-373/2433
 WEBS 11-13=-239/172, 10-13=-83/368, 10-14=-679/265, 8-14=-543/2377, 6-16=-421/1492, 5-16=-566/314, 5-17=-156/116,
 3-17=-812/289, 3-18=0/156, 7-15=-390/1610, 8-15=-2353/622, 7-16=-1702/478

- NOTES**
- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
 - 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
 - 3) Unbalanced snow loads have been considered for this design.
 - 4) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
 - 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
 - 6) Refer to girder(s) for truss to truss connections.
 - 7) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 380 lb uplift at joint 12 and 452 lb uplift at joint 2.

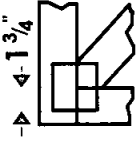
LOAD CASE(S) Standard

March 29, 2007

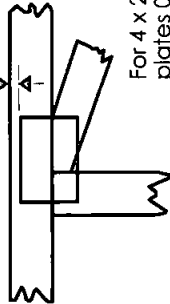
Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



0-1/16"



For 4 x 2 orientation, locate plates 0-1/16" from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

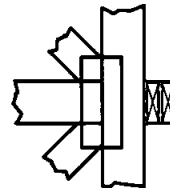
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



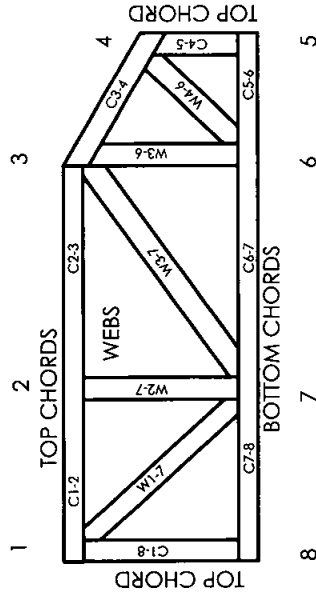
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI1: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 96048,
9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI1.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

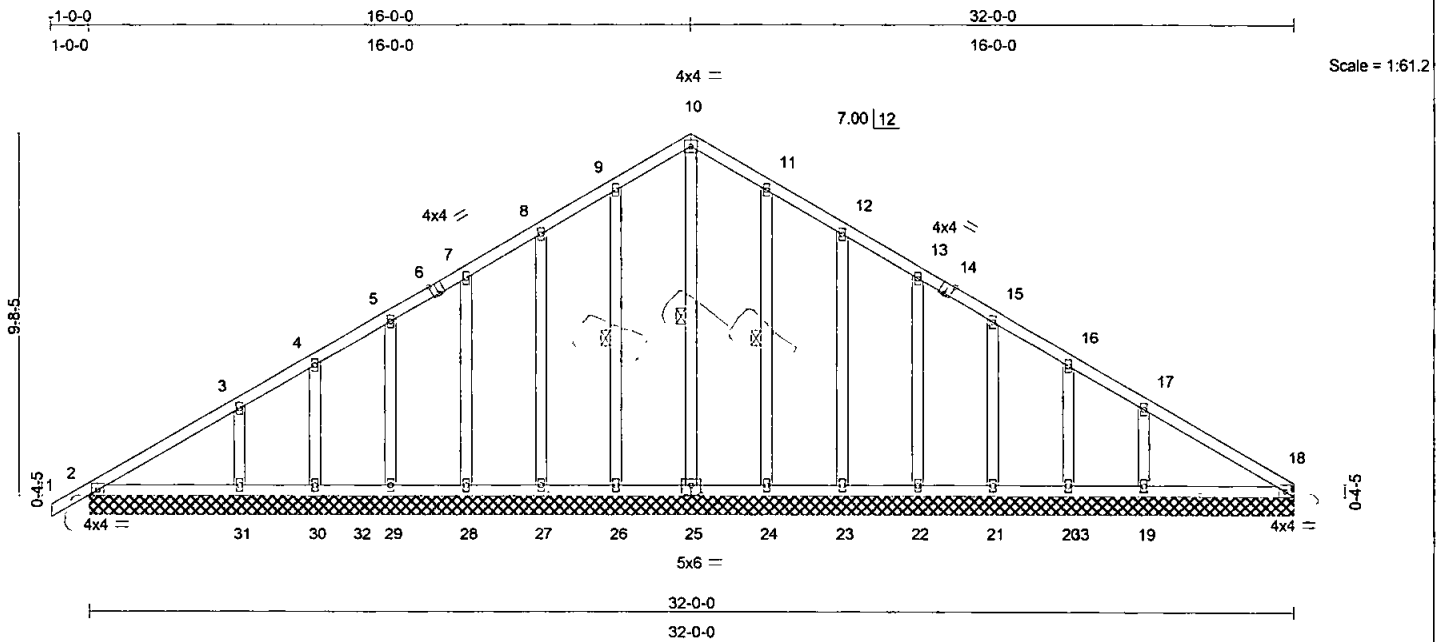


Plate Offsets (X,Y): [6:0-2-0,Edge], [14:0-2-0,Edge], [25:0-3-0,0-3-0]

LOADING (psf)	SPACING	CSI	DEFL	in (loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15	TC 0.30	Vert(LL) -0.01	1	n/r	180	MT20	197/144
TCDL 10.0	Lumber Increase 1.15	BC 0.18	Vert(TL) 0.00	1	n/r	80		
BCLL 0.0	Rep Stress Incr NO	WB 0.25	Horz(TL) 0.01	18	n/a	n/a		
BCDL 10.0	Code IRC2000/ANSI95	(Matrix)						
							Weight: 160 lb	

LUMBER
 TOP CHORD 2 X 4 SPF 1650F 1.5E
 BOT CHORD 2 X 4 SPF 1650F 1.5E
 OTHERS 2 X 4 SPF Stud *Except*
 10-25 2 X 4 SPF No.2, 11-24 2 X 4 SPF No.2, 9-26 2 X 4 SPF No.2

BRACING
 TOP CHORD Sheathed or 6-0-0 oc purlins.
 BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.
 WEBS 1 Row at midpt 10-25, 11-24, 9-26

REACTIONS (lb/size) 18=175/32-0-0, 25=258/32-0-0, 24=280/32-0-0, 23=281/32-0-0, 22=275/32-0-0, 21=304/32-0-0, 20=133/32-0-0, 19=405/32-0-0, 26=280/32-0-0, 27=281/32-0-0, 28=275/32-0-0, 29=302/32-0-0, 30=144/32-0-0, 31=383/32-0-0, 2=268/32-0-0
 Max Horz 2=377(LC 5)
 (Max Uplift 24=-80(LC 7), 23=-105(LC 7), 22=-95(LC 7), 21=-108(LC 7), 20=-55(LC 7), 19=-202(LC 7), 26=-86(LC 6), 27=-103(LC 6), 28=-96(LC 6), 29=-105(LC 6), 30=-66(LC 6), 31=-180(LC 6), 2=-83(LC 4)
 Max Grav 18=239(LC 3), 25=258(LC 1), 24=370(LC 3), 23=380(LC 3), 22=353(LC 3), 21=392(LC 3), 20=178(LC 3), 19=568(LC 3), 26=370(LC 2), 27=359(LC 2), 28=354(LC 2), 29=388(LC 2), 30=195(LC 2), 31=535(LC 2), 2=379(LC 2)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 10-11=-85/282, 11-12=-80/222, 12-13=-80/149, 13-14=-12/103, 14-15=-82/94, 15-16=-73/62, 16-17=-113/62, 17-18=-182/111, 1-2=0/57, 2-3=-307/228, 3-4=-222/205, 4-5=-186/205, 5-6=-137/189, 6-7=-128/198, 7-8=-91/224, 8-9=-79/266, 9-10=-85/294
 BOT CHORD 2-31=-66/208, 30-31=-66/208, 30-32=-66/208, 29-32=-66/208, 28-29=-66/208, 27-28=-66/208, 26-27=-66/208, 25-26=-66/208, 24-25=-66/208, 23-24=-66/208, 22-23=-66/208, 21-22=-66/208, 21-33=-66/208, 20-33=-66/208, 19-20=-66/208, 18-19=-66/208
 WEBS 10-25=-203/0, 11-24=-250/100, 12-23=-239/125, 13-22=-237/115, 15-21=-258/126, 16-20=-159/81, 17-19=-441/212, 9-26=-250/106, 8-27=-239/123, 7-28=-238/116, 5-29=-256/125, 4-30=-166/86, 3-31=-426/202

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) Truss designed for wind loads in the plane of the truss only. For studs exposed to wind (normal to the face), see Standard Industry Gable End Details as applicable, or consult qualified building designer as per ANSI/TPI 1-2002.
- 3) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 4) Unbalanced snow loads have been considered for this design.
- 5) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
- 6) All plates are 2x4 MT20 unless otherwise indicated.
- 7) Gable requires continuous bottom chord bearing.
- 8) Gable studs spaced at 2-0-0 oc.
- 9) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.

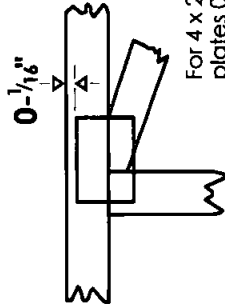
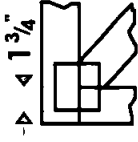
March 29, 2007

Continued on page 2

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0- $\frac{1}{16}$ " from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

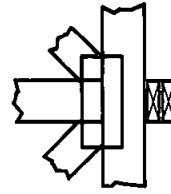
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



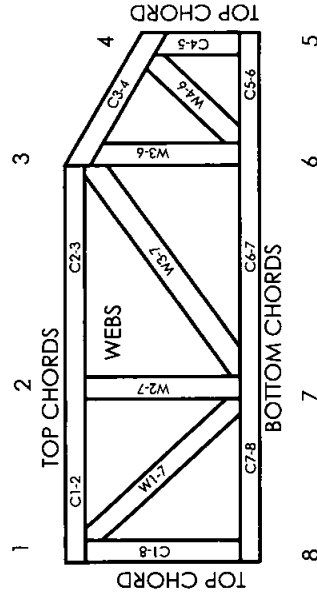
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI1: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI1.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

Job	Truss	Truss Type	Qty	Ply	Kojeski Const. (311 Church Road)
0107041	T01BG	ROOF TRUSS	1	1	111885874

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NOTES

10) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 80 lb uplift at joint 24, 105 lb uplift at joint 23, 95 lb uplift at joint 22, 108 lb uplift at joint 21, 55 lb uplift at joint 20, 202 lb uplift at joint 19, 86 lb uplift at joint 26, 103 lb uplift at joint 27, 96 lb uplift at joint 28, 105 lb uplift at joint 29, 66 lb uplift at joint 30, 180 lb uplift at joint 31 and 83 lb uplift at joint 2.

LOAD CASE(S) Standard

WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITEK REFERENCE PAGE MII-7473 BEFORE USE.

Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult **ANSI/TPI1 Quality Criteria, D58-89 and BCS11 Building Component Safety Information** available from Truss Plate Institute, 583 D'Onofrio Drive, Madison, WI 53719.



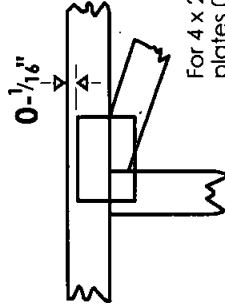
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Chesterfield, MO 63017

Symbols

PLATE LOCATION AND ORIENTATION

► $4 \times 1 \frac{3}{4}$ " Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0- $\frac{1}{8}$ " from outside edge of truss.

This symbol indicates the required direction of slots in connector plates.



* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

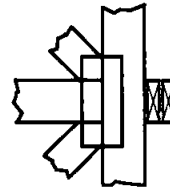
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



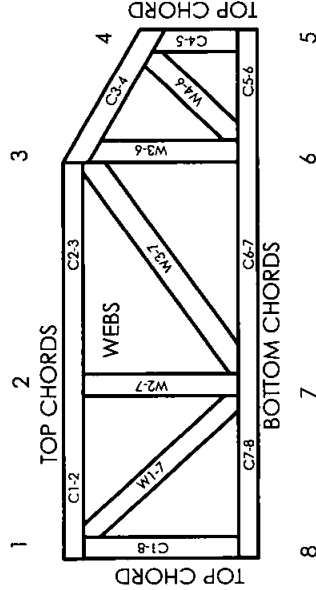
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Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



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PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
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Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

Job	Truss	Truss Type	Qty	Ply	Kojeski Const. (311 Church Road)	111885875
0107041	T01G	ROOF TRUSS	1	1	Job Reference (optional)	

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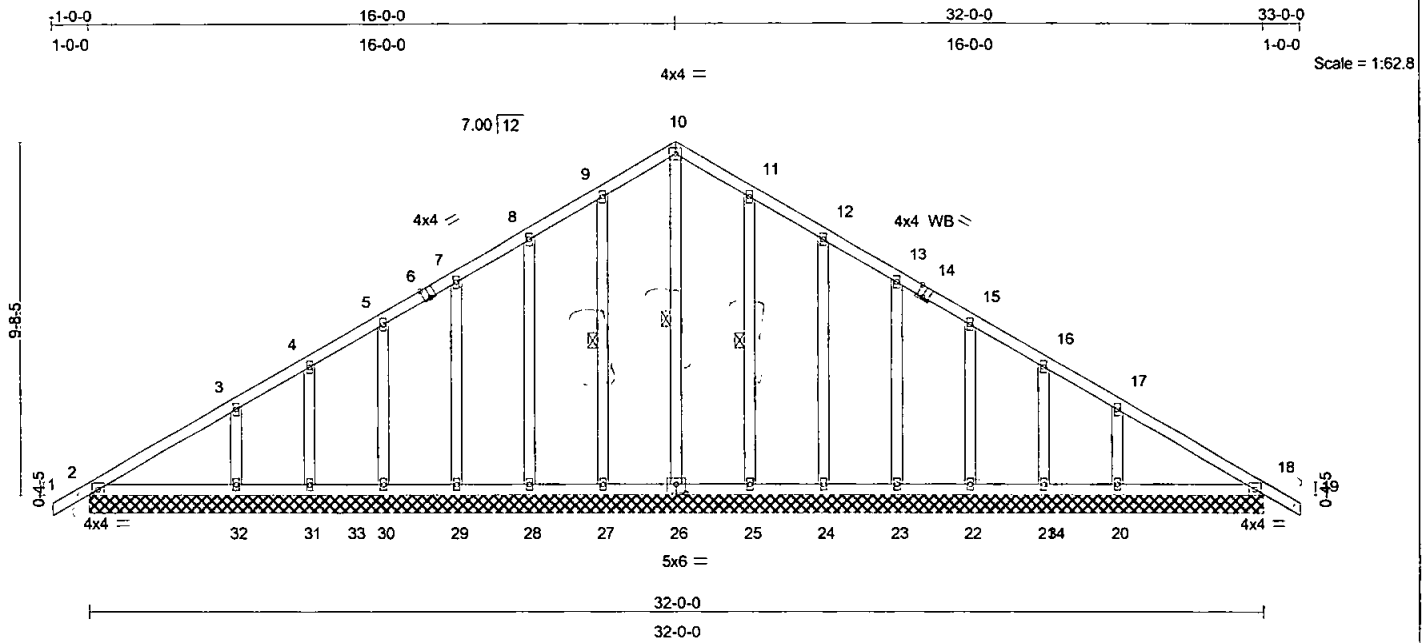


Plate Offsets (X,Y): [6:0-2-0,Edge], [14:0-2-0,Edge], [26:0-3-0,0-3-0]

LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/def	L/d	PLATES	GRIP
TCLL 30.0	2-0-0	TC 0.28	Vert(LL)	-0.01	19	n/r	180	MT20	197/144
(Roof Snow=30.0)	Plates Increase 1.15	BC 0.12	Vert(TL)	0.00	18	n/r	80		
TCDL 10.0	Lumber Increase 1.15	WB 0.25	Horz(TL)	0.01	18	n/a	n/a		
BCLL 0.0	Rep Stress Incr NO	(Matrix)							
BCDL 10.0	Code IRC2000/ANSI95								
								Weight: 161 lb	

LUMBER

TOP CHORD 2 X 4 SPF 1650F 1.5E
 BOT CHORD 2 X 4 SPF 1650F 1.5E
 OTHERS 2 X 4 SPF Stud *Except*
 10-26 2 X 4 SPF No.2, 9-27 2 X 4 SPF No.2, 11-25 2 X 4 SPF No.2

BRACING

TOP CHORD Sheathed or 6-0-0 oc purlins.
 BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.
 WEBS 1 Row at midpt 10-26, 9-27, 11-25

REACTIONS

(lb/size) 2=268/32-0-0, 26=258/32-0-0, 27=280/32-0-0, 28=281/32-0-0, 29=275/32-0-0, 30=302/32-0-0, 31=144/32-0-0, 32=383/32-0-0, 25=280/32-0-0, 24=281/32-0-0, 23=275/32-0-0, 22=302/32-0-0, 21=144/32-0-0, 20=383/32-0-0, 18=268/32-0-0
 Max Horz 2=-366(LC 4)
 Max Uplift 2=-86(LC 4), 27=-85(LC 6), 28=-103(LC 6), 29=-96(LC 6), 30=-105(LC 6), 31=-66(LC 6), 32=-180(LC 6), 25=-79(LC 7), 24=-105(LC 7), 23=-95(LC 7), 22=-105(LC 7), 21=-66(LC 7), 20=-179(LC 7), 18=-41(LC 7)
 Max Grav 2=379(LC 2), 26=258(LC 1), 27=370(LC 2), 28=359(LC 2), 29=354(LC 2), 30=388(LC 2), 31=195(LC 2), 32=535(LC 2), 25=370(LC 3), 24=359(LC 3), 23=354(LC 3), 22=388(LC 3), 21=195(LC 3), 20=535(LC 3), 18=379(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension

TOP CHORD 1-2=0/57, 2-3=-303/233, 3-4=-218/210, 4-5=-182/211, 5-6=-133/194, 6-7=-124/203, 7-8=-87/239, 8-9=-79/281, 9-10=-85/309, 10-11=-85/297, 11-12=-79/237, 12-13=-80/164, 13-14=-12/108, 14-15=-81/98, 15-16=-73/67, 16-17=-110/66, 17-18=-164/106, 18-19=0/57
 BOT CHORD 2-32=-59/233, 31-32=-59/233, 31-33=-59/233, 30-33=-59/233, 29-30=-59/233, 28-29=-59/233, 27-28=-59/233, 26-27=-59/233, 25-26=-59/233, 24-25=-59/233, 23-24=-59/233, 22-23=-59/233, 22-34=-59/233, 21-34=-59/233, 20-21=-59/233, 18-20=-59/233
 WEBS 10-26=-216/0, 9-27=-250/105, 8-28=-239/123, 7-29=-238/116, 5-30=-256/125, 4-31=-166/86, 3-32=-426/202, 11-25=-250/99, 12-24=-239/125, 13-23=-238/115, 15-22=-256/125, 16-21=-166/86, 17-20=-426/201

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) Truss designed for wind loads in the plane of the truss only. For studs exposed to wind (normal to the face), see Standard Industry Gable End Details as applicable, or consult qualified building designer as per ANSI/TPI 1-2002.
- 3) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 4) Unbalanced snow loads have been considered for this design.
- 5) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
- 6) All plates are 2x4 MT20 unless otherwise indicated.
- 7) Gable requires continuous bottom chord bearing.
- 8) Gable studs spaced at 2-0-0 oc.
- 9) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.

March 29, 2007

Continued on page 2



WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITTEK REFERENCE PAGE MII-7473 BEFORE USE.

Design valid for use only with Mittek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult ANSI/TPI1 Quality Criteria, DSB-89 and BCS11 Building Component Safety Information available from Truss Plate Institute, 583 D'Onofrio Drive, Madison, WI 53719.



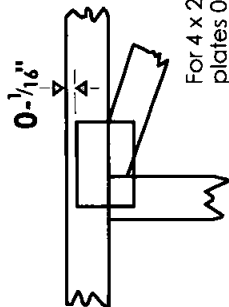
Mittek
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14515 N. Outer Forty, Suite #300
 Chesterfield, MO 63017

Symbols

PLATE LOCATION AND ORIENTATION

▶ $4 \times 1\frac{3}{4}$ "
Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates $0-\frac{1}{16}$ " from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

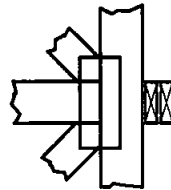
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



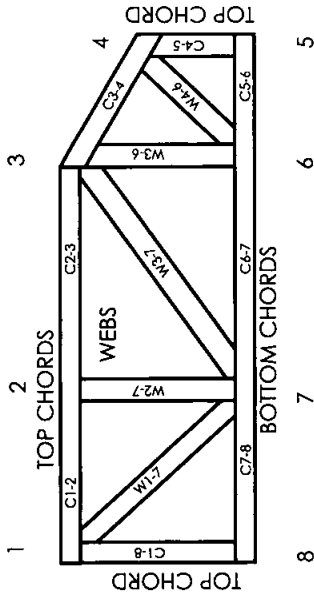
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

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Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



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PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 96048, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek

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Mitek Engineering Reference Sheet: Mil-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCS11.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
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8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
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20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

Job	Truss	Truss Type	Qty	Ply	Kojeski Const. (311 Church Raod)	111885875
0107041	T01G	ROOF TRUSS	1	1	Job Reference (optional)	

G.E. FABRICATORS INC., SALEM, N.J. 08079

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NOTES

10) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 86 lb uplift at joint 2, 85 lb uplift at joint 27, 103 lb uplift at joint 28, 96 lb uplift at joint 29, 105 lb uplift at joint 30, 66 lb uplift at joint 31, 180 lb uplift at joint 32, 79 lb uplift at joint 25, 105 lb uplift at joint 24, 95 lb uplift at joint 23, 105 lb uplift at joint 22, 66 lb uplift at joint 21, 179 lb uplift at joint 20 and 41 lb uplift at joint 18.

LOAD CASE(S) Standard

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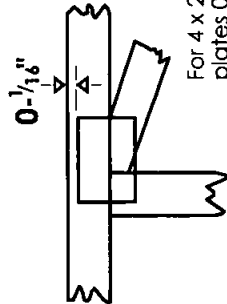


14515 N. Outer Forty, Suite #300
Chesterfield, MO 63017

Symbols

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For 4 x 2 orientation, locate plates 0- $\frac{1}{16}$ " from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

• Plate location details available in **MiTek 20/20** software or upon request.

PLATE SIZE

4 X 4

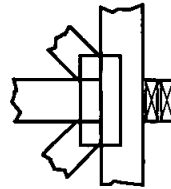
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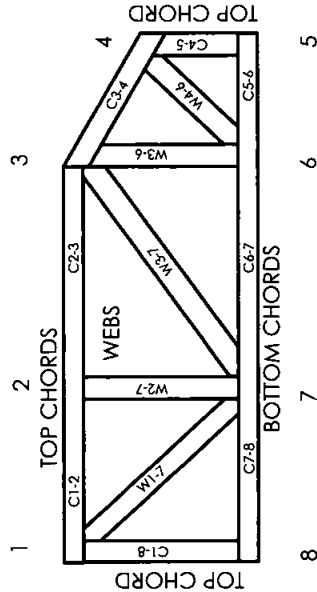
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MiTek Engineering Reference Sheet: MII-7473

General Safety Notes

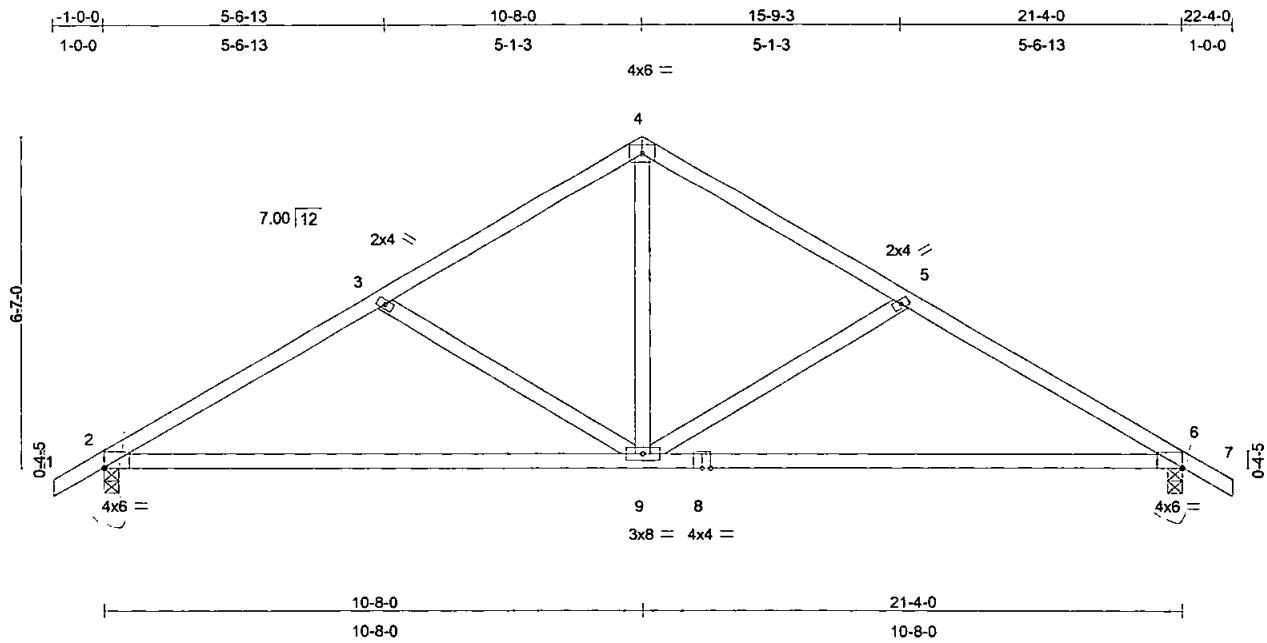
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20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

Job	Truss	Truss Type	Qty	Ply	Kojeski Const. (311 Church Road)	111885876
0107041	T02	ROOF TRUSS	10	1	Job Reference (optional)	

G.E. FABRICATORS INC., SALEM, N.J. 08079

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Scale = 1:45.6

Plate Offsets (X,Y): [2:0-0-0,0-0-4], [6:Edge,0-0-4]

LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0	2-0-0	TC 0.55	Vert(LL)	-0.10	2-9	>999	360	MT20	197/144
(Roof Snow=30.0)	Plates Increase 1.15	BC 0.59	Vert(TL)	-0.33	2-9	>776	240		
TCDL 10.0	Lumber Increase 1.15	WB 0.53	Horz(TL)	0.04	6	n/a	n/a		
BCLL 0.0	Rep Stress Incr YES	(Matrix)							
BCDL 10.0	Code IRC2000/ANSI95								
								Weight: 76 lb	

LUMBER

TOP CHORD 2 X 4 SPF 1650F 1.5E
BOT CHORD 2 X 4 SPF 1650F 1.5E
WEBS 2 X 4 SPF Stud

BRACING

TOP CHORD Sheathed or 4-9-4 oc purlins.
BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.

REACTIONS (lb/size) 2=1144/0-3-8, 6=1144/0-3-8

Max Horz 2=-246(LC 4)
Max Uplift 2=-324(LC 6), 6=-324(LC 7)
Max Grav 2=1351(LC 2), 6=1351(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension

TOP CHORD 1-2=0/58, 2-3=-1773/390, 3-4=-1199/306, 4-5=-1199/306, 5-6=-1773/391, 6-7=0/58
BOT CHORD 2-9=-367/1428, 8-9=-215/1428, 6-8=-215/1428
WEBS 3-9=-679/304, 4-9=-118/696, 5-9=-679/305

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 3) Unbalanced snow loads have been considered for this design.
- 4) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
- 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 324 lb uplift at joint 2 and 324 lb uplift at joint 6.

LOAD CASE(S) Standard

Handwritten signature

March 29, 2007

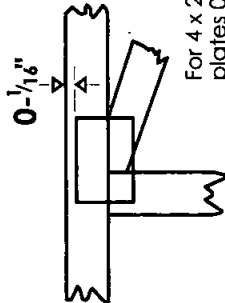
WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITEK REFERENCE PAGE MH-7473 BEFORE USE.
Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult **ANSI/TPI1 Quality Criteria, DSB-89 and BCS11 Building Component Safety Information** available from Truss Plate Institute, 583 D'Ondrio Drive, Madison, WI 53719.

MiTek
POWER TO PERFORM.
14515 N. Outer Fatty, Suite #300
Chesterfield, MO 63017

Symbols

PLATE LOCATION AND ORIENTATION

► $\triangle 1\frac{3}{4}$ "
Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0- $\frac{1}{4}$ " from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

*Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

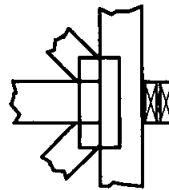
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



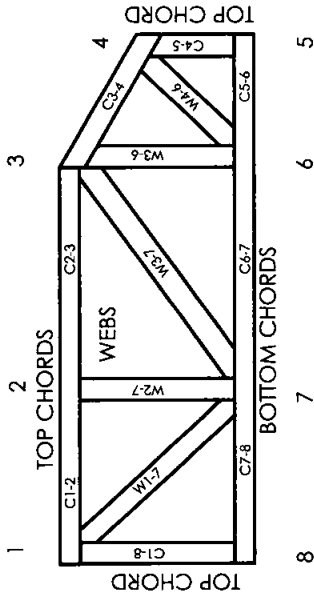
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI1: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 96048,
9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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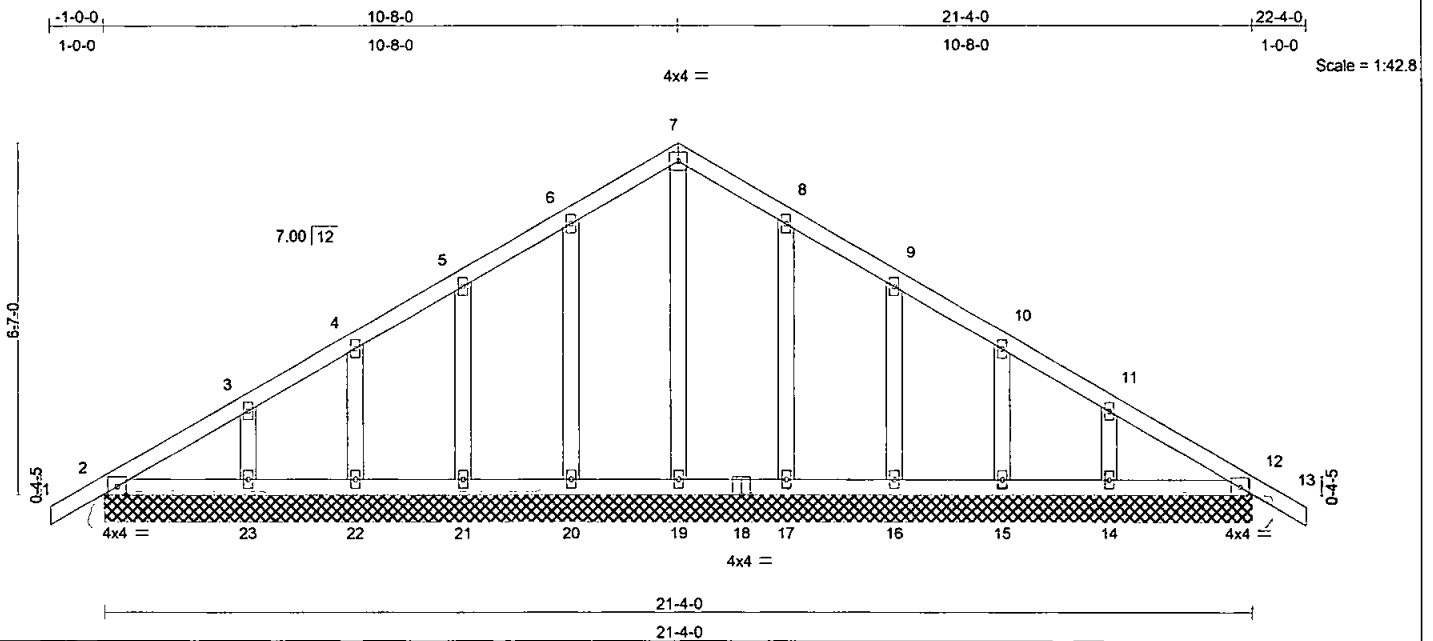
POWER TO PERFORM.™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI1.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI1 Quality Criteria.



LOADING (psf)	SPACING	CSI	DEFL	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15 Lumber Increase 1.15 Rep Stress Incr NO Code IRC2000/ANSI95	TC 0.13 BC 0.04 WB 0.14 (Matrix)	in (loc) l/def L/d Vert(LL) -0.00 13 n/r 180 Vert(TL) -0.00 13 n/r 80 Horz(TL) 0.01 12 n/a n/a	MT20	197/144
TCDL 10.0					
BCLL 0.0					
BCDL 10.0					
				Weight: 91 lb	

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E BOT CHORD 2 X 4 SPF 1650F 1.5E WEBS 2 X 4 SPF Stud OTHERS 2 X 4 SPF Stud	TOP CHORD Sheathed or 6-0-0 oc purlins. BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.

REACTIONS (lb/size) 2=221/21-4-0, 20=284/21-4-0, 21=244/21-4-0, 22=178/21-4-0, 23=253/21-4-0, 17=284/21-4-0, 16=244/21-4-0, 15=178/21-4-0, 14=253/21-4-0, 12=221/21-4-0, 19=252/21-4-0
 Max Horz 2=-246(LC 4)
 Max Uplift 2=-64(LC 4), 20=-92(LC 6), 21=-101(LC 6), 22=-94(LC 6), 23=-112(LC 6), 17=-88(LC 7), 16=-103(LC 7), 15=-94(LC 7), 14=-111(LC 7), 12=-61(LC 7)
 Max Grav 2=313(LC 2), 20=375(LC 2), 21=324(LC 2), 22=253(LC 2), 23=351(LC 2), 17=375(LC 3), 16=324(LC 3), 15=253(LC 3), 14=351(LC 3), 12=313(LC 3), 19=252(LC 1)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=0/57, 2-3=-200/157, 3-4=-141/143, 4-5=-97/139, 5-6=-83/176, 6-7=-88/208, 7-8=-88/195, 8-9=-83/131, 9-10=-82/70, 10-11=-89/49, 11-12=-106/62, 12-13=0/57
 BOT CHORD 2-23=-38/164, 22-23=-38/164, 21-22=-38/164, 20-21=-38/164, 19-20=-38/164, 18-19=-38/164, 17-18=-38/164, 16-17=-38/164, 15-16=-38/164, 14-15=-38/164, 12-14=-38/164
 WEBS 6-20=-249/112, 5-21=-242/122, 4-22=-225/112, 3-23=-290/138, 8-17=-249/108, 9-16=-242/123, 10-15=-225/112, 11-14=-290/137, 7-19=-135/0

- NOTES**
- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
 - 2) Truss designed for wind loads in the plane of the truss only. For studs exposed to wind (normal to the face), see Standard Industry Gable End Details as applicable, or consult qualified building designer as per ANSI/TPI 1-2002.
 - 3) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
 - 4) Unbalanced snow loads have been considered for this design.
 - 5) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
 - 6) All plates are 2x4 MT20 unless otherwise indicated.
 - 7) Gable requires continuous bottom chord bearing.
 - 8) Gable studs spaced at 2-0-0 oc.
 - 9) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
 - 10) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 64 lb uplift at joint 2, 92 lb uplift at joint 20, 101 lb uplift at joint 21, 94 lb uplift at joint 22, 112 lb uplift at joint 23, 88 lb uplift at joint 17, 103 lb uplift at joint 16, 94 lb uplift at joint 15, 111 lb uplift at joint 14 and 61 lb uplift at joint 12.

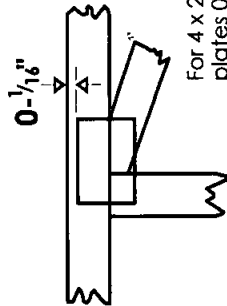
LOAD CASE(S) Standard

March 29, 2007

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated.
Dimensions are in ft-in-sixteenths.
Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0- $\frac{1}{16}$ " from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

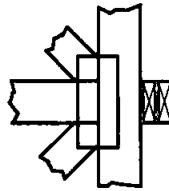
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



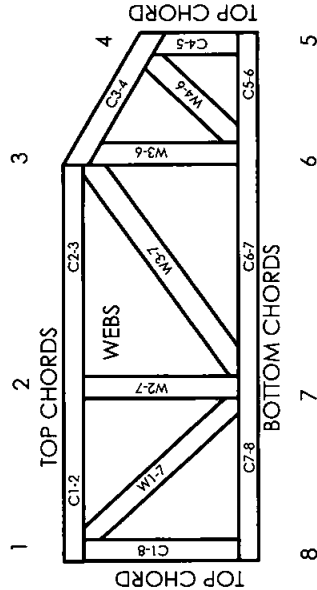
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI1: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI1.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

Job	Truss	Truss Type	Qty	Ply	Kojeski Const. (311 Church Road)	I11885878
0107041	T03G	ROOF TRUSS	1	1	Job Reference (optional)	
G.E. FABRICATORS INC., SALEM, N.J. 08079			6.500 s Mar 8 2007 MiTek Industries, Inc. Wed Mar 28 16:31:51 2007 Page 1			

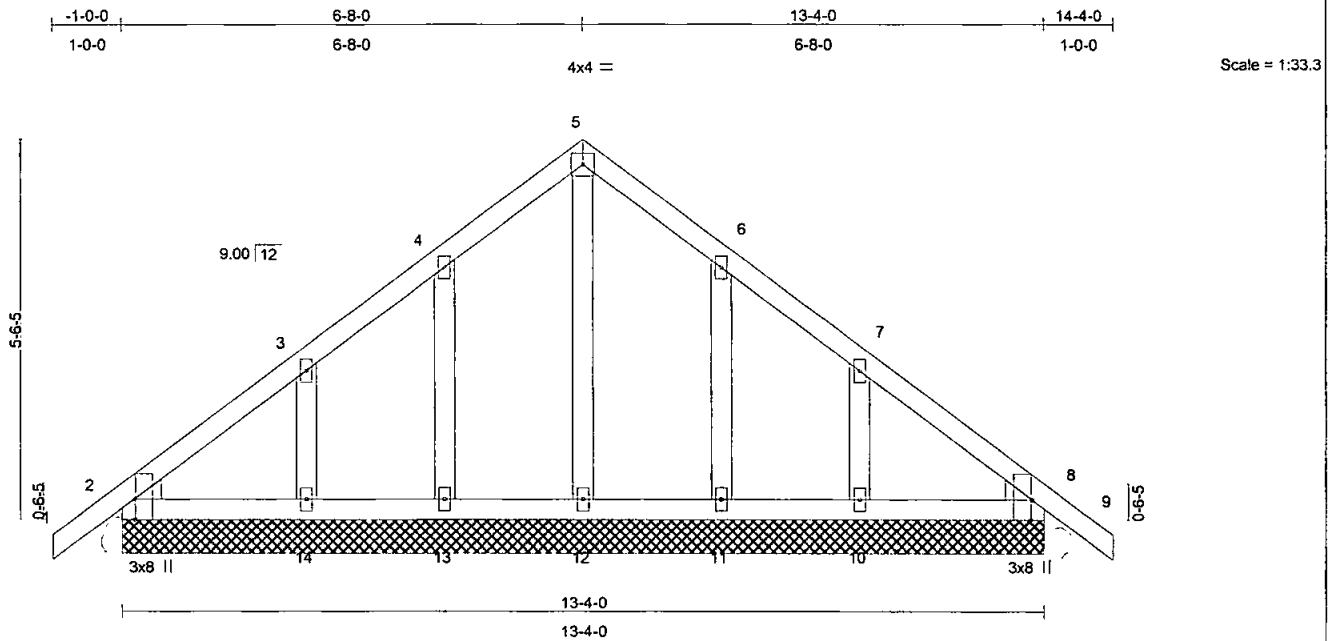


Plate Offsets (X,Y): [2:0-3-8,Edge], [8:0-3-8,Edge]

LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0	2-0-0	TC 0.13	Vert(LL)	-0.00	9	n/r	180	MT20	197/144
(Roof Snow=30.0)	Plates Increase 1.15	BC 0.05	Vert(TL)	-0.00	9	n/r	80		
TCDL 10.0	Lumber Increase 1.15	WB 0.08	Horz(TL)	0.00	8	n/a	n/a		
BCLL 0.0	Rep Stress Incr NO	(Matrix)							
BCDL 10.0	Code IRC2000/ANSI95								
								Weight: 56 lb	

LUMBER

TOP CHORD 2 X 4 SPF 1650F 1.5E

BOT CHORD 2 X 4 SPF 1650F 1.5E

OTHERS 2 X 4 SPF Stud

WEDGE

Left: 2 X 4 SPF Stud, Right: 2 X 4 SPF Stud

BRACING

TOP CHORD Sheathed or 6-0-0 oc purlins.

BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.

REACTIONS (lb/size) 2=233/13-4-0, 8=233/13-4-0, 12=254/13-4-0, 13=220/13-4-0, 14=246/13-4-0, 11=220/13-4-0, 10=246/13-4-0

Max Horz 2=-204(LC 4)

Max Uplift 2=-62(LC 4), 8=-56(LC 7), 13=-109(LC 6), 14=-156(LC 6), 11=-107(LC 7), 10=-154(LC 7)

Max Grav 2=323(LC 2), 8=323(LC 3), 12=254(LC 1), 13=306(LC 2), 14=343(LC 2), 11=306(LC 3), 10=343(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension

TOP CHORD 1-2=0/58, 2-3=-162/127, 3-4=-112/114, 4-5=-109/157, 5-6=-109/140, 6-7=-112/69, 7-8=-138/66, 8-9=0/58

BOT CHORD 2-14=-33/159, 13-14=-33/159, 12-13=-33/159, 11-12=-33/159, 10-11=-33/159, 8-10=-33/159

WEBS 5-12=-121/0, 4-13=-235/129, 3-14=-287/178, 6-11=-235/126, 7-10=-287/176

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; end vertical left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) Truss designed for wind loads in the plane of the truss only. For studs exposed to wind (normal to the face), see Standard Industry Gable End Details as applicable, or consult qualified building designer as per ANSI/TPI 1-2002.
- 3) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 4) Unbalanced snow loads have been considered for this design.
- 5) This truss has been designed for greater of min roof live load of 16.0 psf or 1.00 times flat roof load of 30.0 psf on overhangs non-concurrent with other live loads.
- 6) All plates are 2x4 MT20 unless otherwise indicated.
- 7) Gable requires continuous bottom chord bearing.
- 8) Gable studs spaced at 2-0-0 oc.
- 9) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 10) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 62 lb uplift at joint 2, 56 lb uplift at joint 8, 109 lb uplift at joint 13, 156 lb uplift at joint 14, 107 lb uplift at joint 11 and 154 lb uplift at joint 10.

LOAD CASE(S) Standard

March 29, 2007

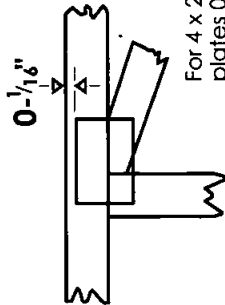
WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITEK REFERENCE PAGE MII-7473 BEFORE USE.
Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult **ANSI/TPI1 Quality Criteria, DSB-89 and BCS11 Building Component Safety Information** available from Truss Plate Institute, 583 D'Onofrio Drive, Madison, WI 53719.

MiTek
POWER TO PERFORM.
14515 N. Outer Forty, Suite #300
Chesterfield, MO 63017

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0-1/4" from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

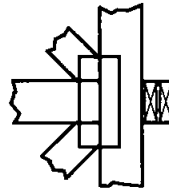
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



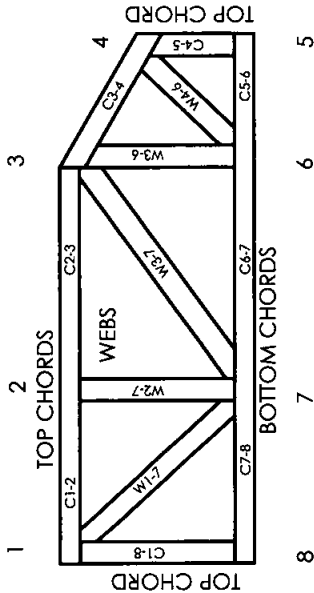
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI 1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI 1: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 96048, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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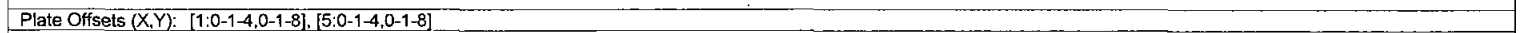
POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

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1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI 1.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.



LUMBER		BRACING	
TOP CHORD	2 X 4 SPF 1650F 1.5E	TOP CHORD	Sheathed or 4-9-6 oc purlins.
BOT CHORD	2 X 6 SYP DSS	BOT CHORD	Rigid ceiling directly applied or 10-0-0 oc bracing.
WEBS	2 X 4 SPF Stud *Except*		
	3-7 2 X 4 SPF No.2		

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=-8539/2067, 2-3=-5922/1524, 3-4=-5923/1525, 4-5=-8671/2101
 BOT CHORD 1-9=-1638/6547, 8-9=-1638/6547, 8-10=-1633/6547, 10-11=-1638/6547, 7-11=-1638/6547, 7-12=-1579/6655,
 6-12=-1579/6655, 6-13=-1579/6655, 5-13=-1579/6655
 WEBS 2-8=-740/3125, 2-7=-2510/710, 3-7=-1694/6708, 4-7=-2654/747, 4-6=-784/3295

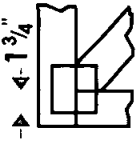
- 1) 2-ply truss to be connected together with 10d (0.131"x3") nails as follows:
Top chords connected as follows: 2 X 4 - 1 row at 0-9-0 oc.
Bottom chords connected as follows: 2 X 6 - 2 rows at 0-6-0 oc.
Webs connected as follows: 2 X 4 - 1 row at 0-9-0 oc.
- 2) All loads are considered equally applied to all plies, except if noted as front (F) or back (B) face in the LOAD CASE(S) section. Ply to ply connections have been provided to distribute only loads noted as (F) or (B), unless otherwise indicated.
- 3) Wind: ASCE 7-98; 100mph; h=25ft; TCFL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed ; Lumber DOL=1.15 plate grip DOL=1.15.
- 4) TCFL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 5) Unbalanced snow loads have been considered for this design.
- 6) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 7) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 1600 lb uplift at joint 1 and 1674 lb uplift at joint 5.
- 8) Hanger(s) or other connection device(s) shall be provided sufficient to support concentrated load(s) 379 lb down and 83 lb up at 0-1-12, 1946 lb down and 483 lb up at 2-0-12, 1946 lb down and 483 lb up at 4-0-12, 1946 lb down and 483 lb up at 6-0-12, 1946 lb down and 483 lb up at 8-0-12, and 1946 lb down and 483 lb up at 10-0-12, and 1946 lb down and 483 lb up at 12-0-12 on bottom chord. The design/selection of such connection device(s) is the responsibility of others.

March 29, 2007

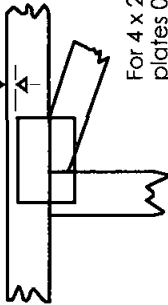
Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated.
Dimensions are in ft-in-sixteenths.
Apply plates to both sides of truss and fully embed teeth.



0-1/8"



For 4 x 2 orientation, locate plates 0-1/8" from outside edge of truss.

This symbol indicates the required direction of slots in connector plates.



* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

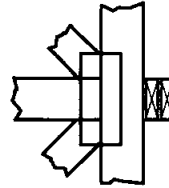
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



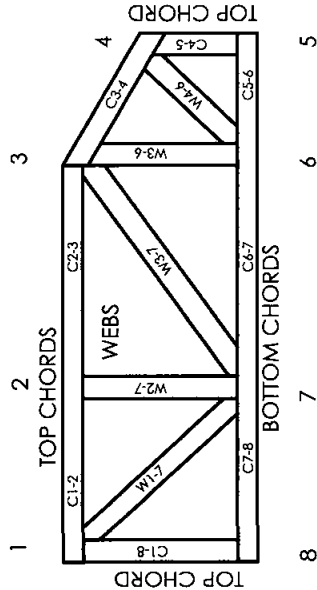
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI 1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSII: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSII.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

Job	Truss	Truss Type	Qty	Ply	Kojeski Const. (311 Church Raod)	I11885879
0107041	T03X	COMMON	1	2	Job Reference (optional)	

G.E. FABRICATORS INC., SALEM, N.J. 08079

6.500 s Mar 8 2007 MiTek Industries, Inc. Wed Mar 28 16:31:52 2007 Page 2

LOAD CASE(S) Standard

1) Snow: Lumber Increase=1.15, Plate Increase=1.15

Uniform Loads (plf)

Vert: 1-3=-80, 3-5=-80, 1-5=-20

Concentrated Loads (lb)

Vert: 1=-379(B) 6=-1946(B) 9=-1946(B) 10=-1946(B) 11=-1946(B) 12=-1946(B) 13=-1946(B)



WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITEK REFERENCE PAGE MII-7473 BEFORE USE.

Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult **ANSI/TPI1 Quality Criteria, D58-89 and BC511 Building Component Safety Information** available from Truss Plate Institute, 583 D'Onofrio Drive, Madison, WI 53719.

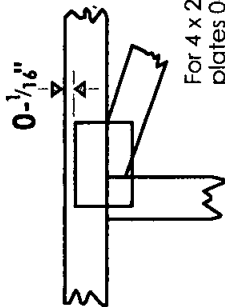
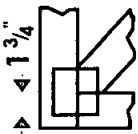


14515 N. Outer Forty, Suite #300
Chesterfield, MO 63017

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0- $\frac{1}{16}$ " from outside edge of truss.

This symbol indicates the required direction of slots in connector plates.



* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

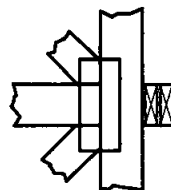
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



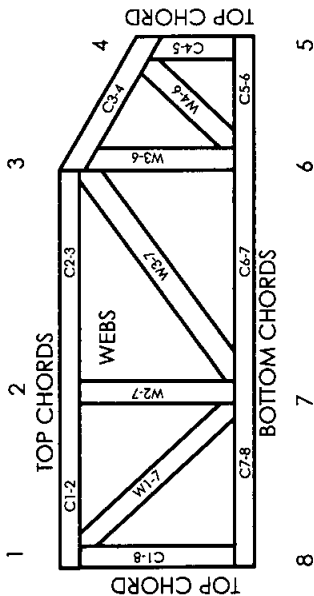
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI1: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 96048, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI1.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

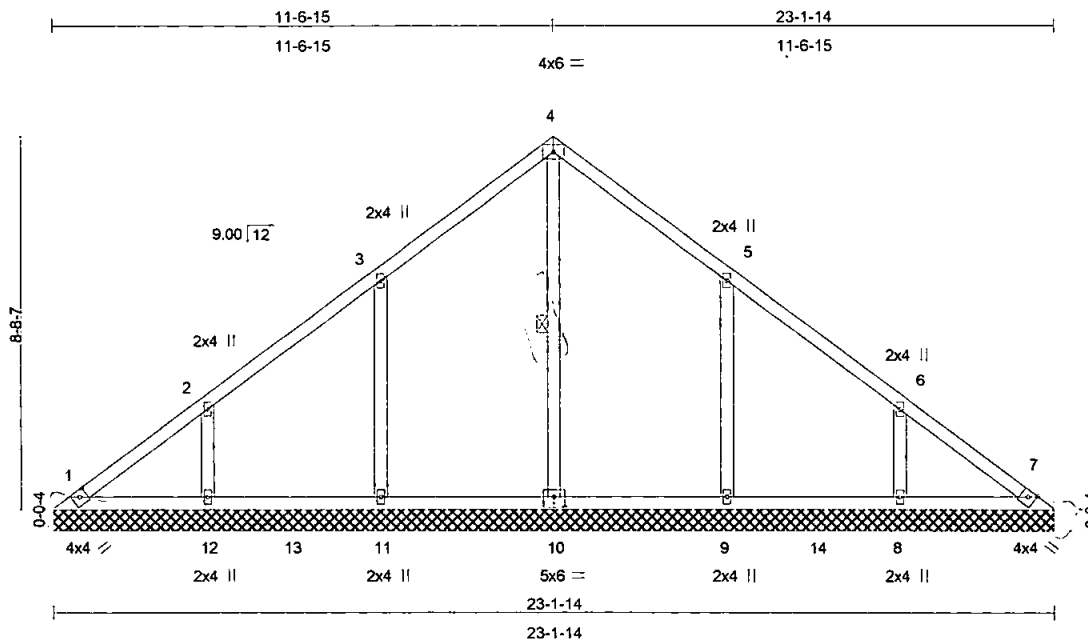


Plate Offsets (X,Y): [10:0-3-0,0-3-0]

LOADING (psf)	SPACING	CSI	DEFL	in (loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15	TC 0.27	Vert(LL)	n/a	-	n/a	MT20	197/144
TCDL 10.0	Lumber Increase 1.15	BC 0.14	Vert(TL)	n/a	-	n/a		
BCLL 0.0	Rep Stress Incr YES	WB 0.31	Horz(TL)	0.01	7	n/a		
BCDL 10.0	Code IRC2000/ANSI95	(Matrix)						
							Weight: 84 lb	

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E	TOP CHORD Sheathed or 6-0-0 oc purlins.
BOT CHORD 2 X 4 SPF 1650F 1.5E	BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.
OTHERS 2 X 4 SPF Stud *Except*	WEBS 1 Row at midpt 4-10
4-10 2 X 4 SPF No.2	

REACTIONS (lb/size) 1=154/23-1-14, 7=154/23-1-14, 10=487/23-1-14, 11=550/23-1-14, 12=412/23-1-14, 9=550/23-1-14, 8=412/23-1-14
 Max Horz 1=324(LC 5)
 Max Uplift 1=81(LC 4), 7=-18(LC 5), 11=-249(LC 6), 12=-239(LC 6), 9=-248(LC 7), 8=-239(LC 7)
 Max Grav 1=197(LC 2), 7=197(LC 3), 10=487(LC 1), 11=737(LC 2), 12=565(LC 2), 9=737(LC 3), 8=565(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=-285/195, 2-3=-195/183, 3-4=-213/242, 4-5=-213/209, 5-6=-195/93, 6-7=-191/90
 BOT CHORD 1-12=-67/199, 12-13=-67/199, 11-13=-67/199, 10-11=-67/199, 9-10=-67/199, 9-14=-67/199, 8-14=-67/199, 7-8=-67/199
 WEBS 4-10=-241/7, 3-11=-511/292, 2-12=-451/264, 5-9=-511/291, 6-8=-451/264

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 3) Unbalanced snow loads have been considered for this design.
- 4) Gable requires continuous bottom chord bearing.
- 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 81 lb uplift at joint 1, 18 lb uplift at joint 7, 249 lb uplift at joint 11, 239 lb uplift at joint 12, 248 lb uplift at joint 9 and 239 lb uplift at joint 8.

LOAD CASE(S) Standard

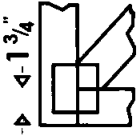
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March 29, 2007

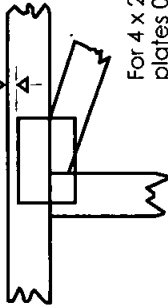
Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



0-1/16"



For 4 x 2 orientation, locate plates 0-1/16" from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

*Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

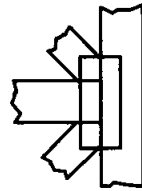
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



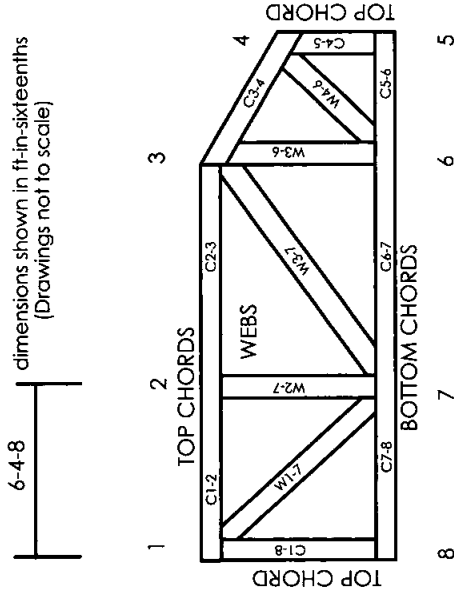
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI 1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek Engineering Reference Sheet: Mil-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

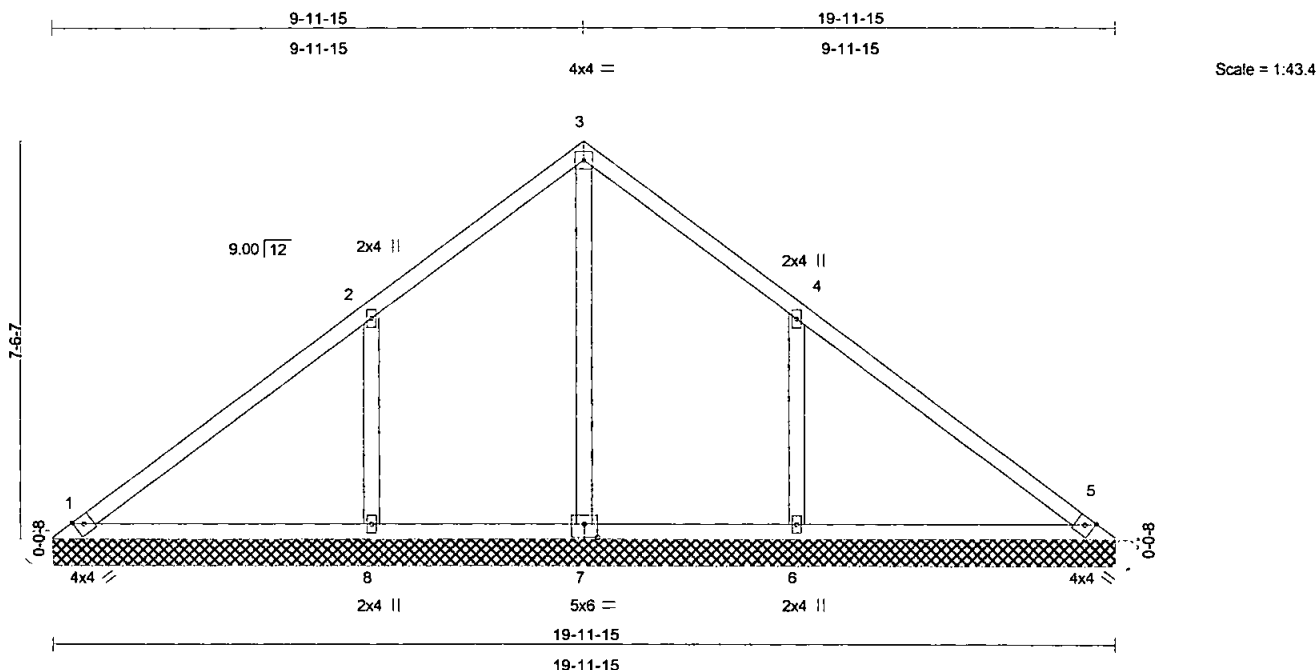


Plate Offsets (X,Y): [7:0-3-0-0-3-0]

LOADING (psf)	SPACING	CSI	DEFL	in (loc)	l/def	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15 Lumber Increase 1.15	TC 0.56 BC 0.31 WB 0.27 (Matrix)	Vert(LL) n/a Vert(TL) n/a Horz(TL) 0.01	- - 5	n/a n/a n/a	999 999 n/a	MT20	197/144
TCDL 10.0	Rep Stress Incr YES							
BCLL 0.0	Code IRC2000/ANSI95							
BCDL 10.0								Weight: 67 lb

LUMBER

TOP CHORD 2 X 4 SPF 1650F 1.5E
BOT CHORD 2 X 4 SPF 1650F 1.5E
OTHERS 2 X 4 SPF Stud

BRACING

TOP CHORD Sheathed or 6-0-0 oc purlins.
BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.

REACTIONS

(lb/size) 1=255/19-11-15, 5=255/19-11-15, 7=397/19-11-15, 8=668/19-11-15, 6=667/19-11-15
Max Horz 1=-279(LC 4)
Max Uplift 1=-45(LC 7), 5=-15(LC 6), 8=-362(LC 6), 6=-361(LC 7)
Max Grav 1=341(LC 2), 5=341(LC 3), 7=397(LC 1), 8=915(LC 2), 6=914(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension

TOP CHORD 1-2=-233/171, 2-3=-229/203, 3-4=-229/175, 4-5=-233/171
BOT CHORD 1-8=-57/178, 7-8=-57/178, 6-7=-57/178, 5-6=-57/178
WEBS 3-7=-183/7, 2-8=-668/378, 4-6=-668/377

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 3) Unbalanced snow loads have been considered for this design.
- 4) Gable requires continuous bottom chord bearing.
- 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 45 lb uplift at joint 1, 15 lb uplift at joint 5, 362 lb uplift at joint 8 and 361 lb uplift at joint 6.

LOAD CASE(S)

- 1) Snow: Lumber Increase=1.15, Plate Increase=1.15
Uniform Loads (plf)
Vert: 1-3=-80, 3-5=-80, 1-8=-20, 6-8=-80, 5-6=-20
- 2) Unbal.Snow-Left: Lumber Increase=1.15, Plate Increase=1.15
Uniform Loads (plf)
Vert: 1-3=-120, 3-5=-20, 1-8=-20, 6-8=-60, 5-6=-20
- 3) Unbal.Snow-Right: Lumber Increase=1.15, Plate Increase=1.15
Uniform Loads (plf)
Vert: 1-3=-20, 3-5=-120, 1-8=-20, 6-8=-60, 5-6=-20
- 4) MWFRS Wind Left: Lumber Increase=1.15, Plate Increase=1.15

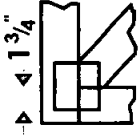
March 29, 2007

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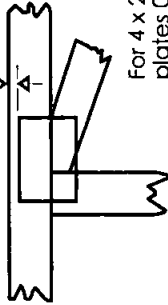
Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



0-1/16"



For 4 x 2 orientation, locate plates 0-1/16" from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

*Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

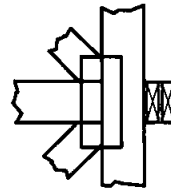
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



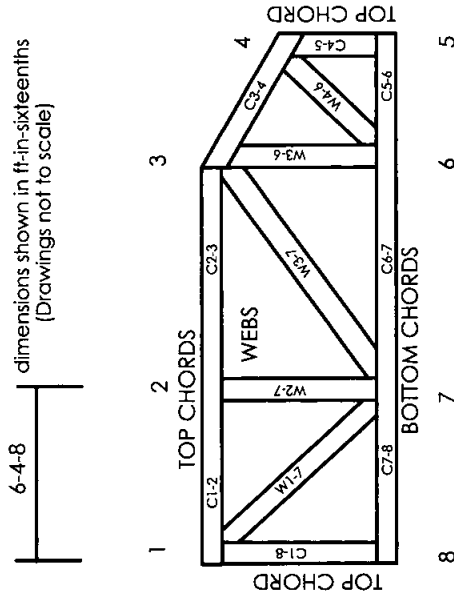
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI1: Building Component Safety Information.
Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI1.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

Job	Truss	Truss Type	Qty	Ply	Kojeski Const. (311 Church Road)	I11885881
0107041	V02	VALLEY	1	1	Job Reference (optional)	

G.E. FABRICATORS INC., SALEM, N.J. 08079

6.500 s Mar 8 2007 MiTek Industries, Inc. Thu Mar 29 08:33:11 2007 Page 2

LOAD CASE(S)

Uniform Loads (plf)

Vert: 1-3=-14, 3-5=24, 1-5=-10

Horz: 1-3=4, 3-5=34

5) MWFRS Wind Right: Lumber Increase=1.15, Plate Increase=1.15

Uniform Loads (plf)

Vert: 1-3=24, 3-5=-14, 1-5=-10

Horz: 1-3=-34, 3-5=-4

6) MWFRS 1st Wind Parallel: Lumber Increase=1.15, Plate Increase=1.15

Uniform Loads (plf)

Vert: 1-3=41, 3-5=19, 1-5=-10

Horz: 1-3=-51, 3-5=29

7) MWFRS 2nd Wind Parallel: Lumber Increase=1.15, Plate Increase=1.15

Uniform Loads (plf)

Vert: 1-3=19, 3-5=41, 1-5=-10

Horz: 1-3=-29, 3-5=51



WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITEK REFERENCE PAGE MII-7473 BEFORE USE.

Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult **ANSI/TPI1 Quality Criteria, DSB-89 and BCS11 Building Component Safety Information** available from Truss Plate Institute, 583 D'Onofrio Drive, Madison, WI 53719.



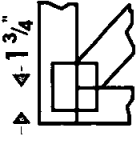
MiTek
POWER TO PERFORM.

14515 N. Outer Forty, Suite #300
Chesterfield, MO 63017

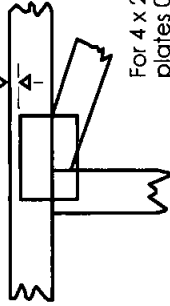
Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated.
Dimensions are in ft-in-sixteenths.
Apply plates to both sides of truss and fully embed teeth.



0-1/16"



For 4 x 2 orientation, locate plates 0-1/16" from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 x 4

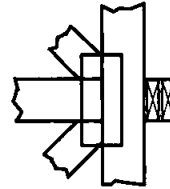
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



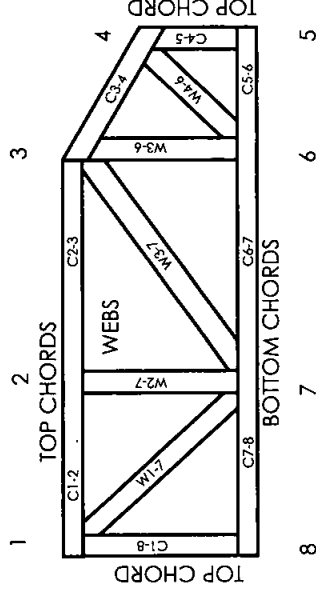
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

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BCSI: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



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PRODUCT CODE APPROVALS

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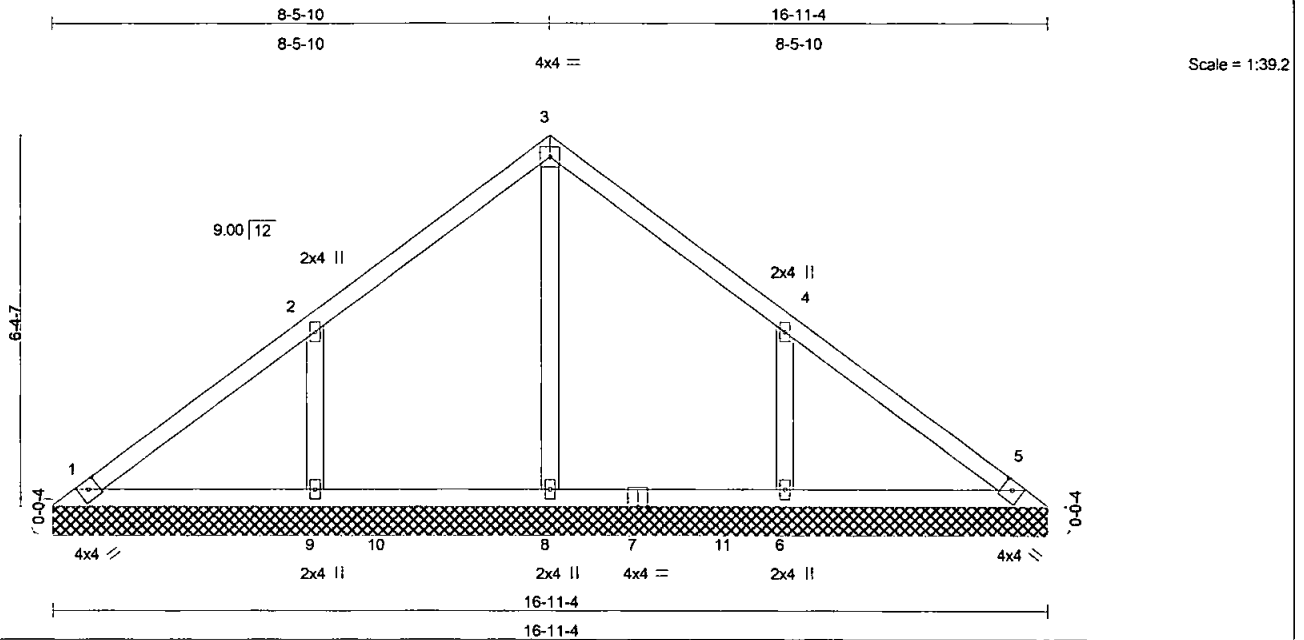
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Mitek Engineering Reference Sheet: Mil-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.



LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15	TC 0.31	Vert(LL)	n/a	-	n/a	999	MT20	197/144
TCDL 10.0	Lumber Increase 1.15	BC 0.15	Vert(TL)	n/a	-	n/a	999		
BCLL 0.0	Rep Stress Incr YES	WB 0.17	Horz(TL)	0.00	5	n/a	n/a		
BCDL 10.0	Code IRC2000/ANSI95	(Matrix)							
								Weight: 55 lb	

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E	TOP CHORD Sheathed or 6-0-0 oc purlins.
BOT CHORD 2 X 4 SPF 1650F 1.5E	BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.
OTHERS 2 X 4 SPF Stud	

REACTIONS (lb/size) 1=197/16-11-4, 5=197/16-11-4, 8=458/16-11-4, 9=498/16-11-4, 6=498/16-11-4
 Max Horz 1=-234(LC 4)
 Max Uplift 1=-42(LC 4), 5=-15(LC 6), 9=-284(LC 6), 6=-284(LC 7)
 Max Grav 1=253(LC 2), 5=253(LC 3), 8=458(LC 1), 9=703(LC 2), 6=703(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=-189/146, 2-3=-222/171, 3-4=-222/139, 4-5=-189/103
 BOT CHORD 1-9=-51/137, 9-10=-51/137, 8-10=-51/137, 7-8=-51/137, 7-11=-51/137, 6-11=-51/137, 5-6=-51/137
 WEBS 3-8=-224/16, 2-9=-542/306, 4-6=-542/305

NOTES
 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed ; Lumber DOL=1.15 plate grip DOL=1.15.
 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
 3) Unbalanced snow loads have been considered for this design.
 4) Gable requires continuous bottom chord bearing.
 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 42 lb uplift at joint 1, 15 lb uplift at joint 5, 284 lb uplift at joint 9 and 284 lb uplift at joint 6.

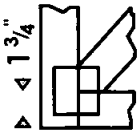
LOAD CASE(S) Standard

March 29,2007

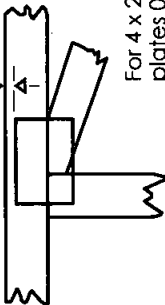
Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



0-1/16"



For 4 x 2 orientation, locate plates 0-1/16" from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

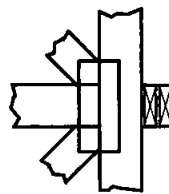
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



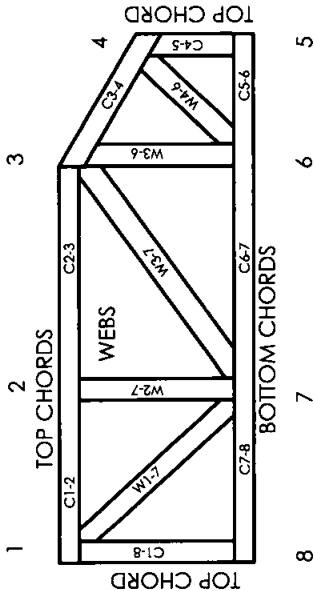
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

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6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



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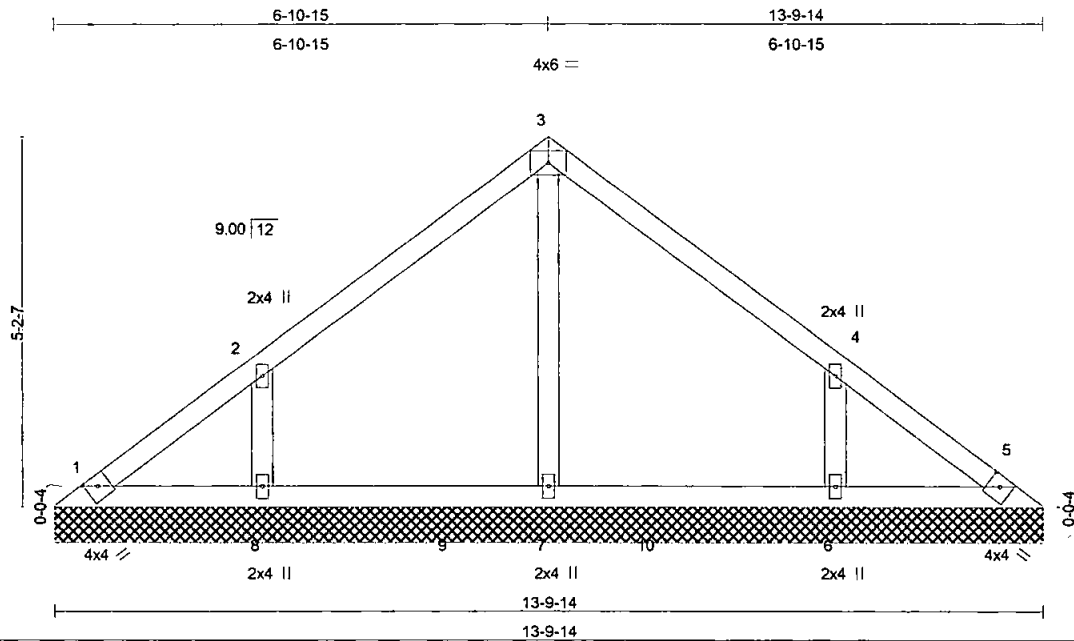
POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

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2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.



LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0	TC 0.27	Vert(LL)	n/a	-	n/a	999	MT20	197/144
TCDL 10.0	Plates Increase 1.15	BC 0.09	Vert(TL)	n/a	-	n/a	999		
BCLL 0.0	Lumber Increase 1.15	WB 0.12	Horz(TL)	0.00	5	n/a	n/a		
BCDL 10.0	Rep Stress Incr YES	(Matrix)							
	Code IRC2000/ANSI95							Weight: 43 lb	

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E	TOP CHORD Sheathed or 6-0-0 oc purlins.
BOT CHORD 2 X 4 SPF 1650F 1.5E	BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.
OTHERS 2 X 4 SPF Stud	

REACTIONS (lb/size) 1=127/13-9-14, 5=127/13-9-14, 7=427/13-9-14, 8=365/13-9-14, 6=365/13-9-14
 Max Horz 1=-189(LC 4)
 Max Uplift 1=-52(LC 4), 5=-17(LC 5), 8=-227(LC 6), 6=-226(LC 7)
 Max Grav 1=146(LC 2), 5=146(LC 3), 7=427(LC 1), 8=541(LC 2), 6=541(LC 3)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=-161/125, 2-3=-220/140, 3-4=-220/106, 4-5=-126/66
 BOT CHORD 1-8=-44/98, 8-9=-44/98, 7-9=-44/98, 7-10=-44/98, 6-10=-44/98, 5-6=-44/98
 WEBS 3-7=-242/37, 2-8=-457/256, 4-6=-457/256

- NOTES**
- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
 - 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
 - 3) Unbalanced snow loads have been considered for this design.
 - 4) Gable requires continuous bottom chord bearing.
 - 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
 - 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 52 lb uplift at joint 1, 17 lb uplift at joint 5, 227 lb uplift at joint 8 and 226 lb uplift at joint 6.

LOAD CASE(S) Standard

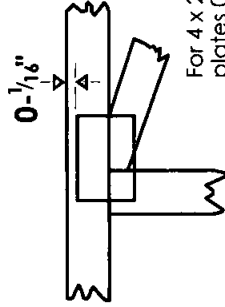
[Handwritten signature]

March 29, 2007

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated.
Dimensions are in ft-in-sixteenths.
Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0- $\frac{1}{16}$ " from outside edge of truss.

This symbol indicates the required direction of slots in connector plates.

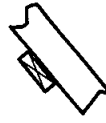
* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

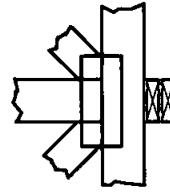
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



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BEARING



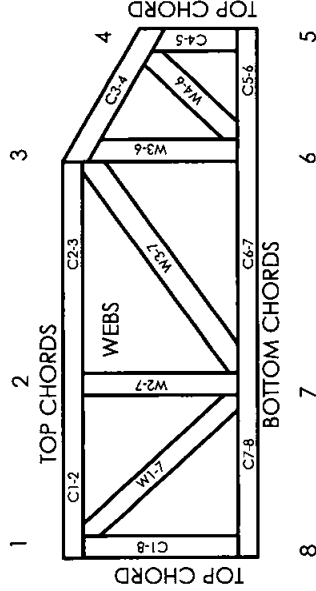
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

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6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



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ICC-ES Reports:

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POWER TO PERFORM.™

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14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
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20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

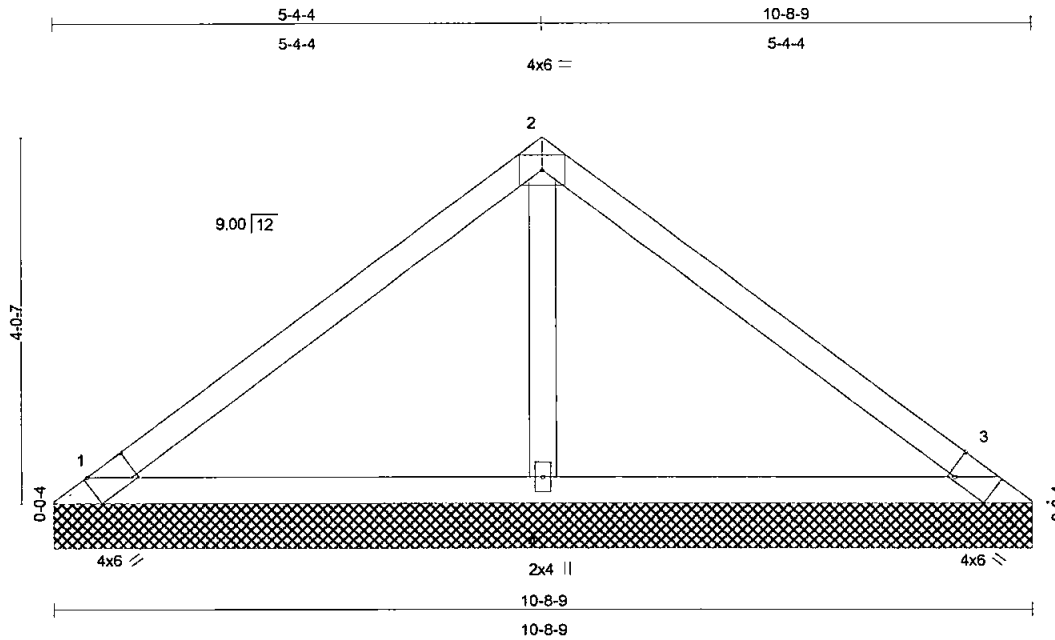


Plate Offsets (X,Y): [1:0-5-8,Edge], [3:0-0-13,Edge]

LOADING (psf)	SPACING	2-0-0	CSI	DEFL	in (loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	Plates Increase	1.15	TC 0.33	Vert(LL)	n/a	-	n/a	999	MT20
TCDL 10.0	Lumber Increase	1.15	BC 0.28	Vert(TL)	n/a	-	n/a	999	197/144
BCLL 0.0	Rep Stress Incr	YES	WB 0.11	Horz(TL)	0.00	3	n/a	n/a	
BCDL 10.0	Code	IRC2000/ANSI95	(Matrix)						Weight: 30 lb

LUMBER

TOP CHORD 2 X 4 SPF 1650F 1.5E
BOT CHORD 2 X 4 SPF 1650F 1.5E
OTHERS 2 X 4 SPF Stud

BRACING

TOP CHORD Sheathed or 6-0-0 oc purlins.
BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.

REACTIONS (lb/size) 1=250/10-8-9, 3=250/10-8-9, 4=490/10-8-9

Max Horz 1=-144(LC 4)
Max Uplift 1=-67(LC 6), 3=-82(LC 7), 4=-91(LC 6)
Max Grav 1=347(LC 2), 3=347(LC 3), 4=490(LC 1)

FORCES (lb) - Maximum Compression/Maximum Tension

TOP CHORD 1-2=-267/108, 2-3=-267/89
BOT CHORD 1-4=-38/85, 3-4=-38/85
WEBS 2-4=-322/111

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 3) Unbalanced snow loads have been considered for this design.
- 4) Gable requires continuous bottom chord bearing.
- 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 67 lb uplift at joint 1, 82 lb uplift at joint 3 and 91 lb uplift at joint 4.

LOAD CASE(S) Standard

March 29, 2007

WARNING - Verify design parameters and READ NOTES ON THIS AND INCLUDED MITEK REFERENCE PAGE MU-7473 BEFORE USE.

Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component. Applicability of design parameters and proper incorporation of component is responsibility of building designer - not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult ANSI/TPI1 Quality Criteria, DSB-89 and BCS11 Building Component Safety Information available from Truss Plate Institute, 583 D'Onofrio Drive, Madison, WI 53719.

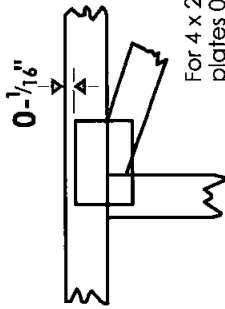
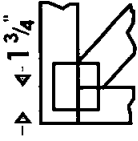


14515 N. Outer Forty, Suite #300
Chesterfield, MO 63017

Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates 0-1/16" from outside edge of truss.

This symbol indicates the required direction of slots in connector plates.



* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

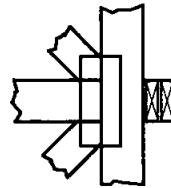
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



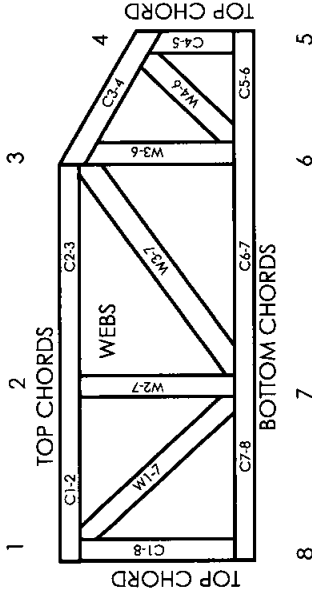
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCS11: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 96048, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek

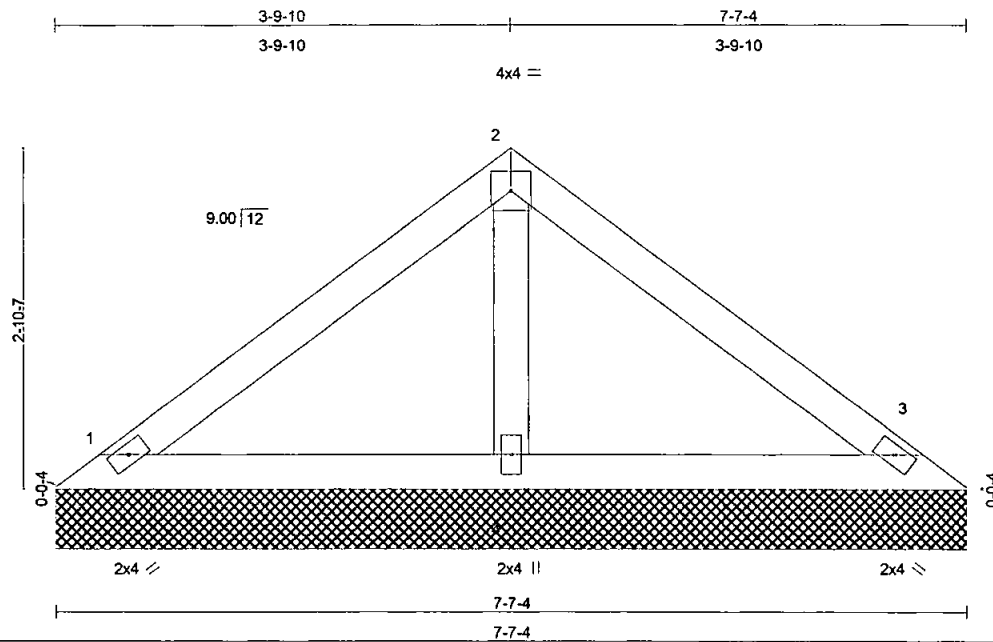
POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCS11.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.



LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15 Lumber Increase 1.15 Rep Stress Incr YES Code IRC2000/ANSI95	TC 0.31 BC 0.06 WB 0.05 (Matrix)	Vert(LL) n/a Vert(TL) n/a Horz(TL) 0.00	n/a	-	n/a	999	MT20	197/144
TCDL 10.0									
BCLL 0.0									
BCDL 10.0									
								Weight: 21 lb	

LUMBER	BRACING
TOP CHORD 2 X 4 SPF 1650F 1.5E	TOP CHORD Sheathed or 6-0-0 oc purlins.
BOT CHORD 2 X 4 SPF 1650F 1.5E	BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.
OTHERS 2 X 4 SPF Stud	

REACTIONS (lb/size) 1=197/7-7-4, 3=197/7-7-4, 4=285/7-7-4
 Max Horz 1=98(LC 5)
 Max Uplift 1=-65(LC 6), 3=-75(LC 7), 4=-25(LC 6)
 Max Grav 1=260(LC 2), 3=260(LC 3), 4=285(LC 1)

FORCES (lb) - Maximum Compression/Maximum Tension
 TOP CHORD 1-2=-150/73, 2-3=-150/55
 BOT CHORD 1-4=-26/48, 3-4=-26/48
 WEBS 2-4=-200/67

- NOTES**
- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
 - 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
 - 3) Unbalanced snow loads have been considered for this design.
 - 4) Gable requires continuous bottom chord bearing.
 - 5) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
 - 6) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 65 lb uplift at joint 1, 75 lb uplift at joint 3 and 25 lb uplift at joint 4.

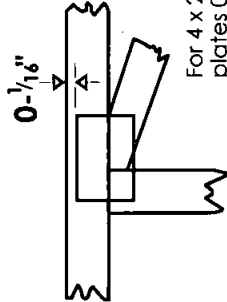
LOAD CASE(S) Standard

March 29, 2007

Symbols

PLATE LOCATION AND ORIENTATION

→ $1\frac{3}{4}$ "
Center plate on joint unless x, y offsets are indicated.
Dimensions are in ft-in-sixteenths.
Apply plates to both sides of truss and fully embed teeth.



For 4 x 2 orientation, locate plates $0\text{--}\frac{1}{16}$ " from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

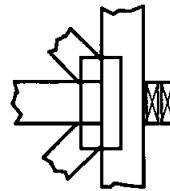
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



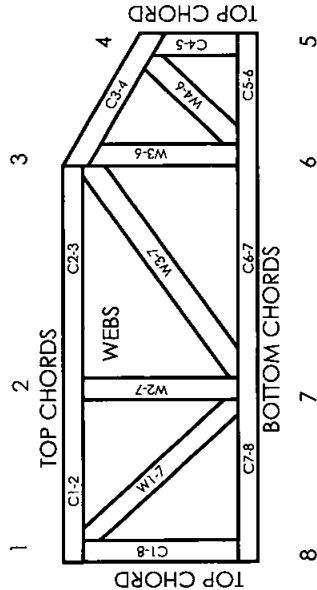
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI 1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSII: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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POWER TO PERFORM™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSII.
2. Truss bracing must be designed by an engineer. For wide truss spacing, individual lateral braces themselves may require bracing, or alternative T, I, or Eliminator bracing should be considered.
3. Never exceed the design loading shown and never stack materials on inadequately braced trusses.
4. Provide copies of this truss design to the building designer, erection supervisor, property owner and all other interested parties.
5. Cut members to bear tightly against each other.
6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
13. Top chords must be sheathed or purlins provided at spacing indicated on design.
14. Bottom chords require lateral bracing at 10 ft. spacing, or less, if no ceiling is installed, unless otherwise noted.
15. Connections not shown are the responsibility of others.
16. Do not cut or alter truss member or plate without prior approval of an engineer.
17. Install and load vertically unless indicated otherwise.
18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

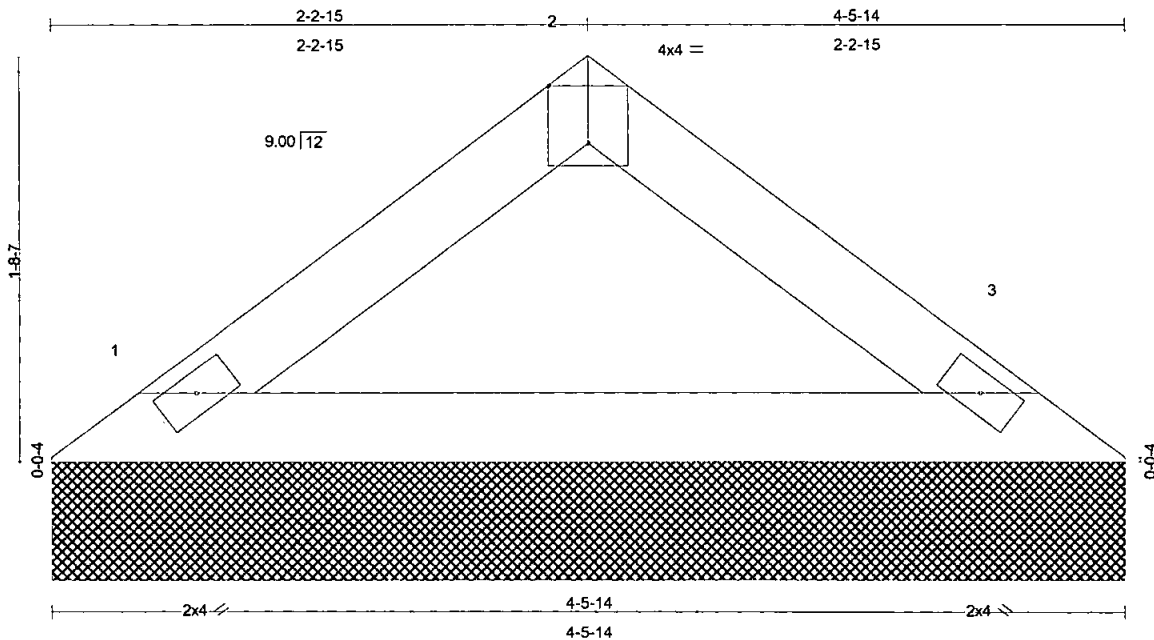


Plate Offsets (X,Y): [2-0-2-0,Edge]

LOADING (psf)	SPACING	CSI	DEFL	in	(loc)	l/defl	L/d	PLATES	GRIP
TCLL 30.0 (Roof Snow=30.0)	2-0-0 Plates Increase 1.15 Lumber Increase 1.15 Rep Stress Incr YES Code IRC2000/ANSI95	TC 0.06 BC 0.08 WB 0.00 (Matrix)	Vert(LL) Vert(TL) Horz(TL)	n/a n/a 0.00	- - 3	n/a n/a n/a	999 999 n/a	MT20	197/144
TCDL 10.0									
BCLL 0.0									
BCDL 10.0									
								Weight: 10 lb	

LUMBER

TOP CHORD 2 X 4 SPF 1650F 1.5E
BOT CHORD 2 X 4 SPF 1650F 1.5E

BRACING

TOP CHORD Sheathed or 4-6-8 oc purlins.
BOT CHORD Rigid ceiling directly applied or 10-0-0 oc bracing.

REACTIONS (lb/size) 1=183/4-5-14, 3=183/4-5-14
Max Horz 1=-53(LC 2)
Max Uplift 1=42(LC 4), 3=42(LC 5)

FORCES (lb) - Maximum Compression/Maximum Tension

TOP CHORD 1-2=-157/60, 2-3=-157/60
BOT CHORD 1-3=-25/98

NOTES

- 1) Wind: ASCE 7-98; 100mph; h=25ft; TCDL=5.0psf; BCDL=5.0psf; Category II; Exp C; enclosed; MWFRS gable end zone; cantilever left and right exposed; Lumber DOL=1.15 plate grip DOL=1.15.
- 2) TCLL: ASCE 7-98; Pf=30.0 psf (flat roof snow); Exp C; Fully Exp.
- 3) Gable requires continuous bottom chord bearing.
- 4) * This truss has been designed for a live load of 20.0psf on the bottom chord in all areas where a rectangle 3-6-0 tall by 1-0-0 wide will fit between the bottom chord and any other members.
- 5) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 42 lb uplift at joint 1 and 42 lb uplift at joint 3.

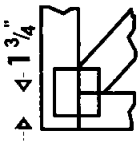
LOAD CASE(S) Standard

March 29, 2007

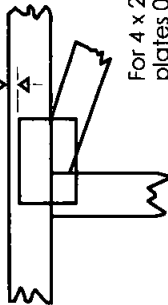
Symbols

PLATE LOCATION AND ORIENTATION

Center plate on joint unless x, y offsets are indicated. Dimensions are in ft-in-sixteenths. Apply plates to both sides of truss and fully embed teeth.



0-1/16"



For 4 x 2 orientation, locate plates 0-1/16" from outside edge of truss.



This symbol indicates the required direction of slots in connector plates.

* Plate location details available in Mitek 20/20 software or upon request.

PLATE SIZE

4 X 4

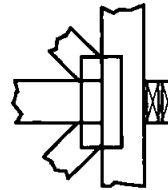
The first dimension is the plate width measured perpendicular to slots. Second dimension is the length parallel to slots.

LATERAL BRACING LOCATION



Indicated by symbol shown and/or by text in the bracing section of the output. Use T, I or Eliminator bracing if indicated.

BEARING



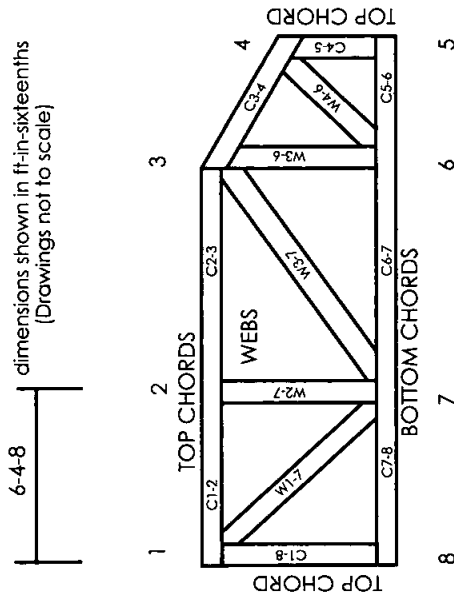
Indicates location where bearings (supports) occur. Icons vary but reaction section indicates joint number where bearings occur.

Industry Standards:

ANSI/TPI 1: National Design Specification for Metal Plate Connected Wood Truss Construction.
DSB-89: Design Standard for Bracing.
BCSI 1: Building Component Safety Information, Guide to Good Practice for Handling, Installing & Bracing of Metal Plate Connected Wood Trusses.

Numbering System

6-4-8 dimensions shown in ft-in-sixteenths (Drawings not to scale)



JOINTS ARE GENERALLY NUMBERED/LETTERED CLOCKWISE AROUND THE TRUSS STARTING AT THE JOINT FARTHEST TO THE LEFT.

CHORDS AND WEBS ARE IDENTIFIED BY END JOINT NUMBERS/LETTERS.

PRODUCT CODE APPROVALS

ICC-ES Reports:

ESR-1311, ESR-1352, ER-5243, 9604B, 9730, 95-43, 96-31, 9667A
NER-487, NER-561
95110, 84-32, 96-67, ER-3907, 9432A

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Mitek

POWER TO PERFORM.™

Mitek Engineering Reference Sheet: MII-7473

General Safety Notes

Failure to Follow Could Cause Property Damage or Personal Injury

1. Additional stability bracing for truss system, e.g. diagonal or X-bracing, is always required. See BCSI 1.
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6. Place plates on each face of truss at each joint and embed fully. Knots and wane at joint locations are regulated by ANSI/TPI 1.
7. Design assumes trusses will be suitably protected from the environment in accord with ANSI/TPI 1.
8. Unless otherwise noted, moisture content of lumber shall not exceed 19% at time of fabrication.
9. Unless expressly noted, this design is not applicable for use with fire retardant, preservative treated, or green lumber.
10. Camber is a non-structural consideration and is the responsibility of truss fabricator. General practice is to camber for dead load deflection.
11. Plate type, size, orientation and location dimensions indicated are minimum plating requirements.
12. Lumber used shall be of the species and size, and in all respects, equal to or better than that specified.
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18. Use of green or treated lumber may pose unacceptable environmental, health or performance risks. Consult with project engineer before use.
19. Review all portions of this design (front, back, words and pictures) before use. Reviewing pictures alone is not sufficient.
20. Design assumes manufacture in accordance with ANSI/TPI 1 Quality Criteria.

REFERENCE:

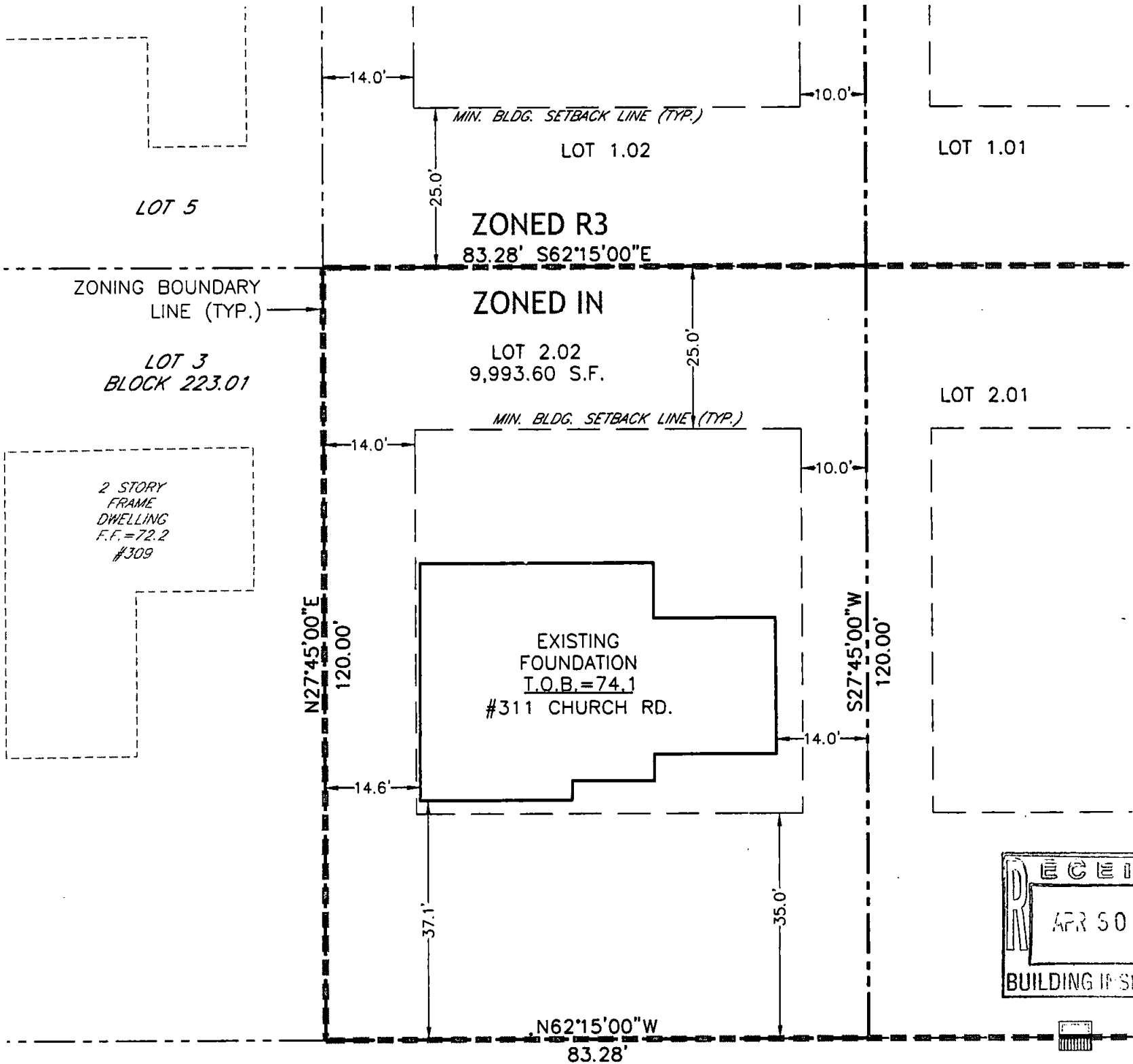
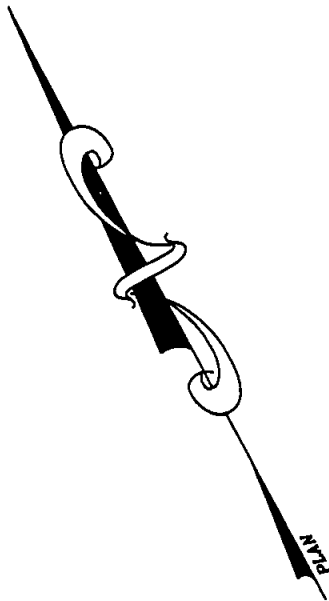
BEING KNOWN AS LOT 2.02 , BLOCK 223.01, ON A PLAN ENTITLED
"MINOR SUBDIVISION PLAN", LOTS 1 AND 2, BLOCK 223.01, PREPARED BY
G.S. WINTERS & ASSOCIATES, INC., CONSULTING ENGINEERS, DATED 11/14/05
LAST REVISION 07/07/06.

SURVEY INFORMATION OBTAINED FROM A FIELD
SURVEY PERFORMED BY JSA DATED 04/17/07

BUILDING SETBACK

FRONT YARD: 35'
SIDE YARD: 10'
REAR YARD: 25'

As built



EDGE OF PAVING

CHURCH ROAD

(49.5' WIDE)

COUNTY ROUTE 616 (27.4' CARTWAY)

JSA PROJECT #2186

FOUNDATION SURVEY

311 CHURCH ROAD
LOT 2.02 , BLOCK 223.01
CHERRY HILL TOWNSHIP
CAMDEN COUNTY, NEW JERSEY

JAMES SASSANO ASSOCIATES, INC.

SURVEYING • PLANNING • CONSTRUCTION LAYOUT
26 NORTH ROUTE 73, SUITE 200
PO BOX 330
CEDAR BROOK, NJ 08018
PHONE: (609) 704-1155 FAX: (609) 704-1166
CERTIFICATE OF AUTHORIZATION NO. 24GA28017600

SCALE:

1"=20'

DRAWN BY:

LD

REVISIONS:

DATE:

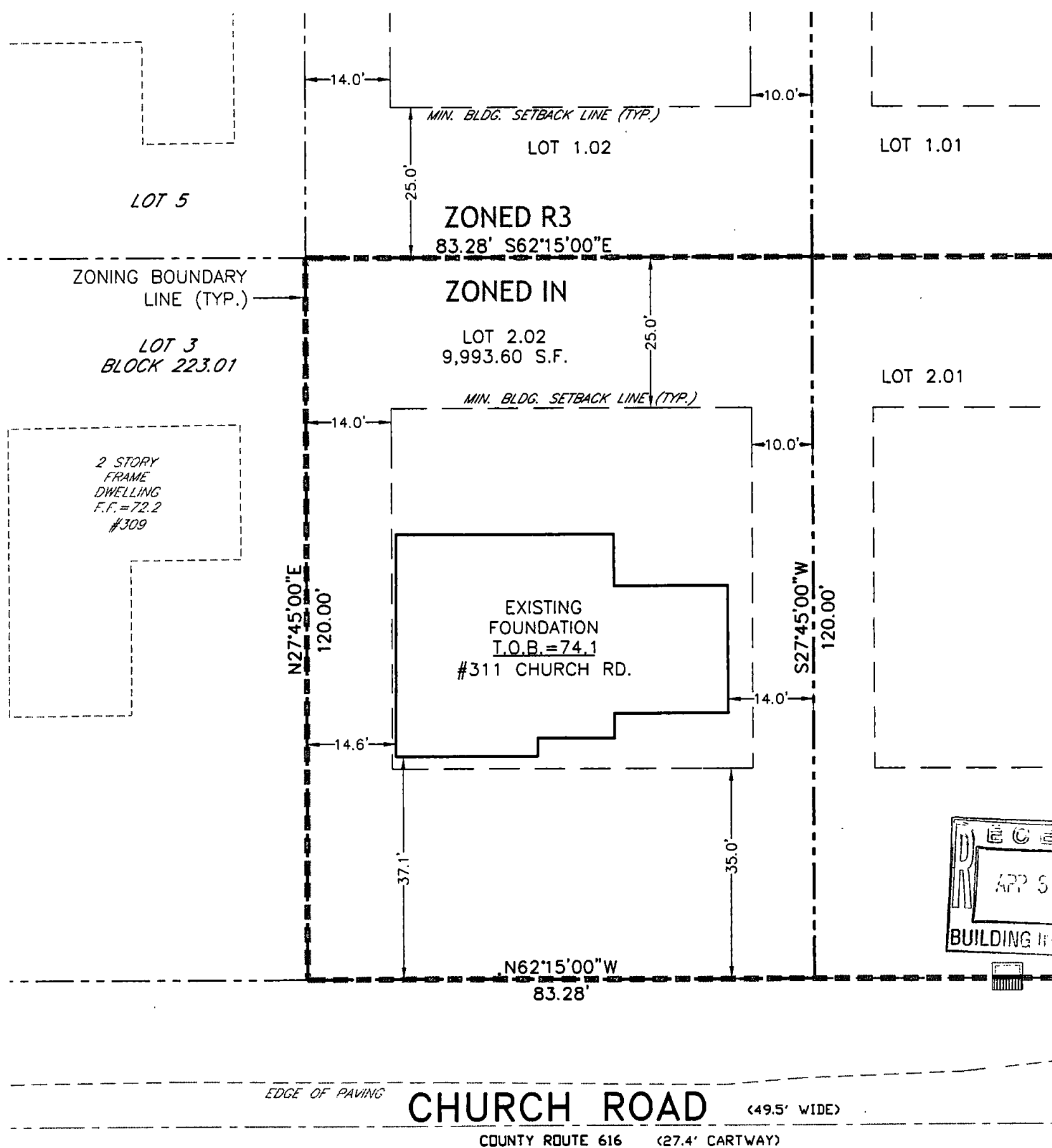
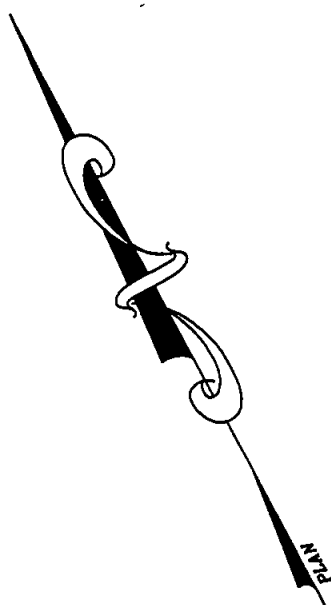
04/18/07

APPROVED:

JAMES A. SASSANO
PROFESSIONAL LAND SURVEYOR NJ LIC. NO. 35401

BEING KNOWN AS LOT 2.02, BLOCK 223.01, ON A PLAN ENTITLED
"MINOR SUBDIVISION PLAN", LOTS 1 AND 2, BLOCK 223.01, PREPARED BY
G.S. WINTERS & ASSOCIATES, INC., CONSULTING ENGINEERS, DATED 11/14/05
LAST REVISION 07/07/06.

FRONT YARD: 35'
SIDE YARD: 10'
REAR YARD: 25'



311 CHURCH ROAD
LOT 2.02 . BLOCK 223.01
CHERRY HILL TOWNSHIP
CAMDEN COUNTY, NEW JERSEY

SURVEYING • PLANNING • CONSTRUCTION LAYOUT
26 NORTH ROUTE 73, SUITE 200
PO BOX 330
CEDAR BROOK, NJ 08018
PHONE: (609) 704-1155 FAX: (609) 704-1166
CERTIFICATE OF AUTHORIZATION NO. 24GA28017600

APPROVED:

JAMES A. SASSANO
PROFESSIONAL LAND SURVEYOR NJ LIC. NO. 35401

OFFICE

Permit #

Permit Date



REScheck Software Version 3.7.3 Compliance Certificate

Project Title: Northfield Model

Report Date: 12/04/06

Data filename: M:\2004 Reports\04-112 Kojeski Northfield Model.rck

Energy Code: New Jersey Energy Subcode
Location: Camden County, New Jersey
Construction Type: Single Family
Glazing Area Percentage: 14%
Heating Degree Days: 4500

Construction Site:

Block-223.01, Lot-2.02
Cherry Hill, NJ

Builder/Home Owner:

Kojeski Construction

Architect/Designer:

John W. Bishop III, R.A.
Jack S. Smith, R.A.
Bishop & Smith Architects
1344 Chews Landing Road
Laurel Springs, NJ 08021
856-227-1626
bishopsmith@comcast.net

Compliance: Passes **Maximum UA: 445** **Your Home UA: 441** **< 0.9% Better Than Code (UA)**

Assembly	Gross Area or Perimeter	Cavity R-Value	Cont. R-Value	Glazing or Door U-Factor	UA
Ceiling 1: Flat Ceiling or Scissor Truss:	1180	30.0	0.0		41
Ceiling 2: Cathedral Ceiling (no attic):	24	30.0	0.0		1
Wall 2: Wood Frame, 16" o.c.:	1235	13.0	0.0		91
Window 2: Vinyl Frame:Double Pane with Low-E:	130			0.520	68
Wall 1: Wood Frame, 16" o.c.:	1472	13.0	0.0		98
Window 1: Vinyl Frame:Double Pane with Low-E:	174			0.520	90
Door 1: Solid:	18			0.400	7
Door 2: Glass:	40			0.560	22
Door 3: Glass:	40			0.560	22
Floor 1: All-Wood Joist/Truss, Over Outside Air:	29	19.0	0.0		1
Air Conditioner 1: Electric Central Air: 13 SEER					

Compliance Statement: The proposed building design described here is consistent with the building plans, specifications, and other calculations submitted with the permit application. The proposed building has been designed to meet the New Jersey Energy Subcode requirements in REScheck Version 3.7.3 and to comply with the mandatory requirements listed in the REScheck Inspection Checklist.

Builder:

Company Name

Date

Architect/Designer

Bishop & Smith Architects

Company Name

12-4-06

Date

Project Notes:

- This report is for the above stated location only
1. 90 Percent heater is being used for this project.
 2. Basement insul. may be omitted with 90 percent heater
 3. Patriot Windows are being used on this house.



REScheck Software Version 3.7.3 Inspection Checklist

Date: 12/04/06

Ceilings:

- ☐ Ceiling 1: Flat Ceiling or Scissor Truss, R-30.0 cavity insulation

Comments: _____

- ☐ Ceiling 2: Cathedral Ceiling (no attic), R-30.0 cavity insulation

Comments: _____

Above-Grade Walls:

- ☐ Wall 2: Wood Frame, 16" o.c., R-13.0 cavity insulation

Comments: 2nd. Floor Walls

- ☐ Wall 1: Wood Frame, 16" o.c., R-13.0 cavity insulation

Comments: 1st. Floor Walls

Windows:

- ☐ Window 2: Vinyl Frame:Double Pane with Low-E, U-factor: 0.520

For windows without labeled U-factors, describe features:

#Panels _____ Frame Type _____ Thermal Break? _____ Yes _____ No

Comments: 2nd. Floor Walls

- ☐ Window 1: Vinyl Frame:Double Pane with Low-E, U-factor: 0.520

For windows without labeled U-factors, describe features:

#Panels _____ Frame Type _____ Thermal Break? _____ Yes _____ No

Comments: 1st. Floor Windows

Doors:

- ☐ Door 1: Solid, U-factor: 0.400

Comments: Door to Garage

- ☐ Door 2: Glass, U-factor: 0.560

Comments: Front Door

- ☐ Door 3: Glass, U-factor: 0.560

Comments: Resr Sliding door

Floors:

- ☐ Floor 1: All-Wood Joist/Truss, Over Outside Air, R-19.0 cavity insulation

Comments: Floor Over Cant.

Heating and Cooling Equipment:

- ☐ Air Conditioner 1: Electric Central Air: 13 SEER or higher

Make and Model Number: _____

Air Leakage:

- ☐ Joints, penetrations, and all other such openings in the building envelope that are sources of air leakage must be sealed.
- ☐ Recessed lights must be 1) Type IC rated, or 2) installed inside an appropriate air-tight assembly with a 0.5" clearance from combustible materials. If non-IC rated, the fixture must be installed with a 3" clearance from insulation.

Vapor Retarder:

- ☐ Required on the warm-in-winter side of all non-vented framed ceilings, walls, and floors.

Materials Identification:

- ☐ Materials and equipment must be identified so that compliance can be determined.
- ☐ Manufacturer manuals for all installed heating and cooling equipment and service water heating equipment must be provided.
- ☐ Insulation R-values and glazing U-factors must be clearly marked on the building plans or specifications.

Duct Insulation:

- ☐ Ducts in unconditioned spaces must be insulated to R-5. Ducts outside the building must be insulated to R-6.5.

Duct Construction:

- ☐ All ducts must be sealed with mastic and fibrous backing tape. Pressure-sensitive tape may be used for fibrous ducts. Duct tape is not permitted.
- ☐ The HVAC system must provide a means for balancing air and water systems.

Temperature Controls:

- ☐ Thermostats are required for each separate HVAC system. A manual or automatic means to partially restrict or shut off the heating and/or cooling input to each zone or floor shall be provided.

Circulating Hot Water Systems:

- ☐ Insulate circulating hot water pipes to the levels in Table 1.

Swimming Pools:

- ☐ All heated swimming pools must have an on/off heater switch and require a cover unless over 20% of the heating energy is from non-depletable sources. Pool pumps require a time clock.

Heating and Cooling Piping Insulation:

- ☐ HVAC piping conveying fluids above 120 degrees F or chilled fluids below 55 degrees F must be insulated to the levels in Table 2.

Table 1: Minimum Insulation Thickness for Circulating Hot Water Pipes

Heated Water Temperature (°F)	Insulation Thickness in Inches by Pipe Sizes			
	Non-Circulating Runouts		Circulating Mains and Runouts	
	Up to 1"	Up to 1.25"	1.5" to 2.0"	Over 2"
170-180	0.5	1.0	1.5	2.0
140-160	0.5	0.5	1.0	1.5
100-130	0.5	0.5	0.5	1.0

Table 2: Minimum Insulation Thickness for HVAC Pipes

Piping System Types	Fluid Temp. Range(°F)	Insulation Thickness in Inches by Pipe Sizes			
		2" Runouts	1" and Less	1.25" to 2.0"	2.5" to 4"
Heating Systems					
Low Pressure/Temperature	201-250	1.0	1.5	1.5	2.0
Low Temperature	120-200	0.5	1.0	1.0	1.5
Steam Condensate (for feed water)	Any	1.0	1.0	1.5	2.0
Cooling Systems					
Chilled Water, Refrigerant and	40-55	0.5	0.5	0.75	1.0
Brine	Below 40	1.0	1.0	1.5	1.5

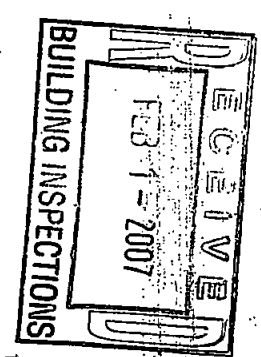
NOTES TO FIELD: (Building Department Use Only)

OFFICE

REVISED

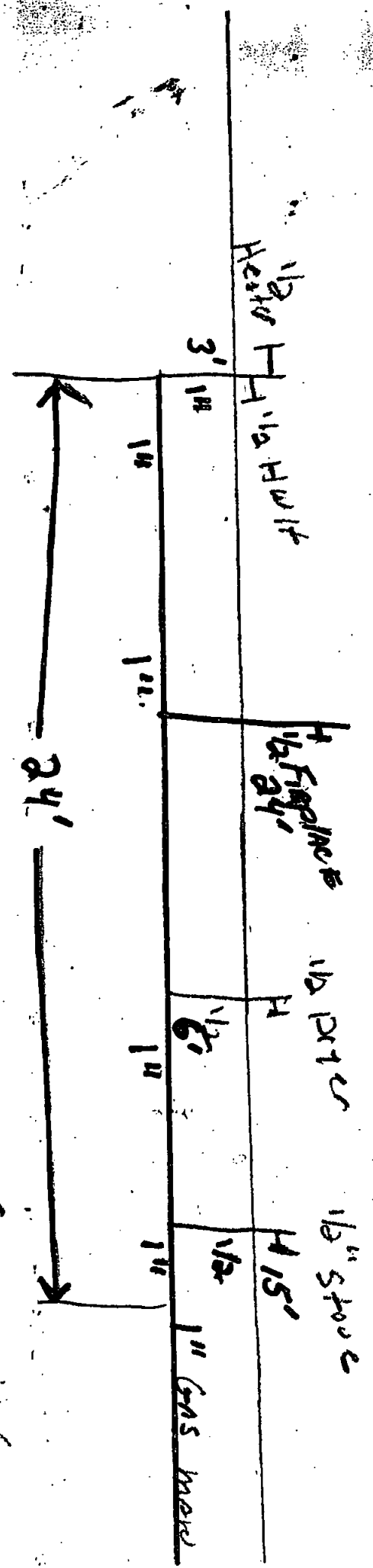
3120 HURCH

223.61-2.02



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CHERRY HILL TOWNSHIP BUILDING INSPECTIONS		
PLAN REVIEW		
	OFFICIAL	ACTION DATE
BUILDING		
ELECTRICAL		
PLUMBING	<i>W</i>	<i>2/2/07</i>
FIRE		
OTHER		
CONSTRUCTION		
APPROVED ☐		
API REVIEWED AS NOTED ☐		
REJECTED ☐		
OFFICIAL COPY		
CONTRACTOR MUST DISPLAY THIS SET AT JOB SITE		



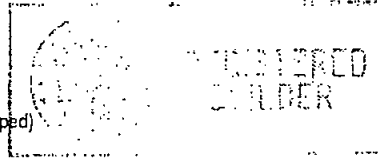
STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
Division of Codes and Standards
New Home Warranty Program
This is to certify that

KOJESKI CONSTRUCTION CO. INC

Is a registered builder under
the New Home Warranty and
Builder Registration Act.
(N.J.S.A. 46:38.1 et seq.)

(This registration expires on the date stamped)

William M. Connolly
Director



024683 MAR 31 5 gistration

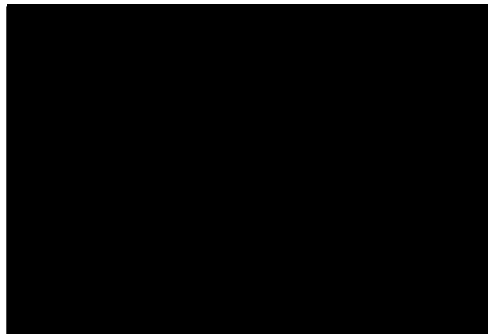
app
of business) you are required to file an amended application with
this Bureau within 30 days of that change.

As set forth in N.J.A.C. 5:25-2.5(b)(4) a Certificate of Builder
Registration may be suspended if material changes in the most recent
builder registration or amendment thereto is not reported within
30 days of the change. In accordance with N.J.A.C. 5:25-2.6 any
builder who fails to file an amended application shall be subject to an
administrative penalty levied by the Bureau of Homeowner Protection
and collected in accordance with the Penalty Enforcement Law.

If you have provided warranties to homes that are in the first
two (2) years of coverage, you must maintain a current registration
for that period of warranty coverage.

Renewal forms are sent as a courtesy. However it is the
builder's responsibility to maintain current registration status.
If you have not received your renewal application at least four
weeks before the expiration date stamped on your card, call this
office immediately.

Should you have any questions, you may call:



CHERRY HILL TOWNSHIP
DEPARTMENT OF CODE ENFORCEMENT AND INSPECTIONS
820 MERCER STREET, ROOM 205

CHERRY HILL, NJ 08002
ANTHONY SACCOMANNO, DIRECTOR
PHONE 856-488-7855 FAX 856-486-4575

E } OK
F } OK
B } OK

PLAN REVIEW LIST

Applicant:

Phone #:

Address of Job: 311 Church

Block #:

Date Received:

Date Reviewed:

Contact Date:

Subcodes:

CORRECTION LIST

No.	DESCRIPTION	Code Section
1/22/07	PLMG's C/M w/BMP: g/s ALER INCOMPLETE - ALL BRANCH LINES NEED "LENGTHS"	
	Open up GC - Will Submit Review 1-31-07 SD	
	SUBMITTED 2-1-07 SD	
	PLMG = O.K. 2/2/07	



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For District Use Only

Application Number	5028-CH-06
RECEIVED	11-13-06
SINGLE FAMILY	

APPLICATION FOR SOIL EROSION AND SEDIMENT CONTROL PLAN CERTIFICATION

The enclosed soil erosion and sediment control plan and supporting information are submitted for certification pursuant to the Soil Erosion and Sediment Control Act, Chapter 251, P.L. 1975 as amended (NJSA 4:24-39 et. seq.) An application for certification of a soil erosion and sediment control plan shall include the items listed on the reverse side of this form.

Name of Project JOHN HOOPER		Project Location: Municipality Cherry Hill	
Project Street Address 345 CHURCH ROAD		Block 223.01	Lot 1+2
Project Owner(s) Name KOJESKI CONSTRUCTION		Phone [REDACTED] Fax # 856-424-6073	
Project Owner(s) Street Address (No P.O. Box Numbers) 800 COOPER ROAD		City Voorhees	State NJ Zip 08043
Total Area of Project (Acres)	Total Area or Land to be Disturbed (Acres)	No. Dwelling or other Units 4	Fee \$
Plans Prepared by* JAMES MADDON		Phone # [REDACTED] Fax #	
Street Address 427 JACKSON ROAD		City ATCO	State NJ Zip 08004

(Engineering related items of the Soil Erosion and Sediment Control Plan MUST be prepared by or under the direction of and be sealed by a Professional Engineer or Architect licensed in the State of New Jersey, in accordance with NJAC 13:27-6.1 et. seq.)

Agent Responsible During Construction			
Street Address			
City	State	Zip	Phone Fax #

The applicant hereby certifies that all soil erosion and sediment control measures are designed in accordance with current **Standards for Soil Erosion and Sediment Control in New Jersey** and will be installed in accordance with those Standards and the plan as approved by the Soil Conservation District and agrees as follows:

1. To notify the District in writing at least 48 hours in advance of any land disturbance activity. Failure to provide such notification may result in additional inspection fees.
2. To notify the District upon completion of the Project (Note: No certificate of occupancy can be granted until a report of compliance is issued by the District.
3. To maintain a copy of the certified plan on the project site during construction.
4. To allow District agents to go upon project lands for inspection.
5. That any conveyance of this project or portion thereof prior to its completion will transfer full responsibility for compliance with the certified plan to any subsequent owners.
6. To comply with all terms and conditions of this application and certified plan including payment of all fees prescribed by the district fee schedule hereby incorporated by reference.

The applicant hereby acknowledges that structural measures contained in the Soil Erosion and Sediment Control Plan are reviewed for adequacy to reduce offsite soil erosion and sedimentation and not for adequacy of structural design. The applicant shall retain full responsibility for any damages which may result from any construction activity notwithstanding district certification of the subject soil erosion and sediment control plan. It is understood that approval of the plan submitted with this application shall be valid only for the duration of the initial project approval granted by the municipality. All municipal renewals of this project will require submission and approval by the district. In no case shall the approval extend beyond three and one half years at which time resubmission and certification will be required. Soil Erosion and Sediment Control Plan certification is limited to the controls specified in the plan. It is not authorization to engage in the proposed land use unless such use has been previously approved by the municipality or other controlling agency.

1. Applicant Certification* Signature _____ Applicant Name (Print) CHARLES KOJESKI	3. Plan determined complete: Signature of District Official _____ Date _____
2. Receipt of fee, plan and supporting documents is hereby acknowledged: Signature of District Official _____ Date 11/13/06	4. Plan certified, denied or other actions noted above. Special Remarks: Signature of District Official _____ Date _____

*If other than project owner, written authorization of owner must be attached.

Township of Cherry Hill

820 Mercer Street

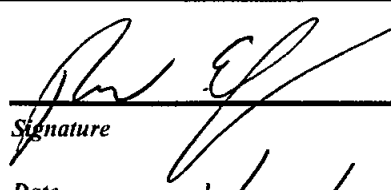
P.O. Box 5002, Cherry Hill, NJ 08034

Zoning Approval

Permit Number:	DATE	Block	Lot	Existing Use	Proposed Use
2821	12/19/2006	223.01	2.02	vacant lot	new home
ConstControl:	PropStrNo:	Street Direction:	Property Street Name:		
	311		Church Rd.		
Neighborhood		Subdivision		Zone	
Cherry Hill		N/A		R3	

THIS APPROVAL ALLOWS THE APPLICANT TO APPLY FOR A BUILDING PERMIT OR, IF NO FURTHER CONSTRUCTION IS REQUIRED, CERTIFICATE OF OCCUPANCY. NO USE OR CONSTRUCTION MAY COMMENCE WITHOUT ALL NECESSARY APPROVALS.

AppOwner	BrdApp	PB/ZB	App#	ApprDate
Yes	Yes	ZB	05-Z-0109	6/15/2006

Application First Name		Application Last Name		Telephone
Kojeski		Construction		
Address	City	State	Zip	 Signature Date 1/12/07
800 Cooper Rd.	Voorhees	Nj	08043	
Owner Last Name		Owner First Name		
Address	City	State	Zip	

Improve

APPROVED for a single family detached dwelling, as shown on attached plan (Bishop: 4-5-04). The use of a single family residence is permitted per Section 1102. The dwelling complies with the setback requirements as set forth in Section 1103 of the Zoning Ordinance. Building permits from the Construction Department are required that meet all UCC requirements. Any work in the Right-of-Way (R.O.W.) requires a R.O.W. permit from the Engineering Department. A Housing Impact Fee (H.I.F.) does apply. H.I.F. Fee: \$747.50. Cost: \$10.00 residential fee.

Is a Survey Waiver Required? No

Is this a corner lot? No

Zoning Per. App. Review Date:

12/19/2006

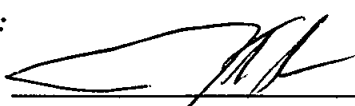
Zoning Permit No.

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Zoning Permit Denial No.:

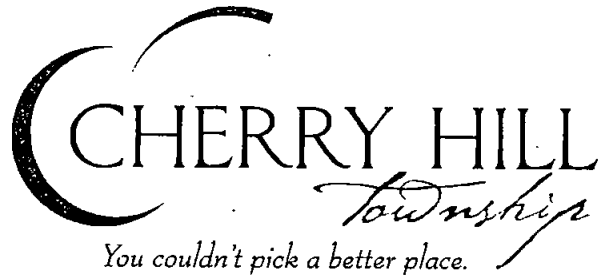
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Signature:



Date:

1-8-07



January 5, 2007

Kojeski Construction
800 Cooper Road
Voorhees, NJ 08043

RE: **311 Church Road**
Block: 223.01 Lot: 2.02
Housing Impact Fees

Dear Kojeski Construction,

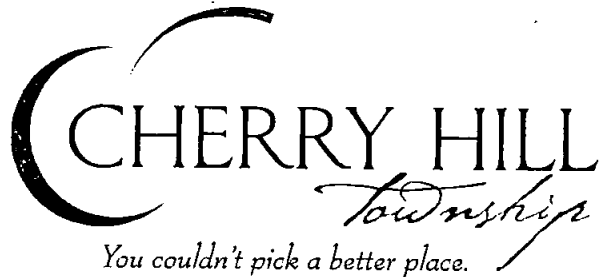
The Housing Impact Fee has been calculated by the Township Tax Assessors office for the application mentioned. The total estimated equalized value of the improvements is \$149,500.00. Please remit payment in the amount of \$747.50. (*.5% of the estimated equalized value of the improvements*)

Should you need further information, please contact me at 856-432-8761 or jthompson@chtownship.com

Very truly yours,



John Thompson
Zoning Officer



Interoffice Memo

To: Michael Raio
From: John Thompson
Date: December 20, 2006
Re: Housing Impact Fee; 311 Church Road

Please calculate the Impact fees for the new single family dwelling for 311 Church Road, Block: 223.01 Lot: 2.02. Attached is a copy of the Architectural Drawings.

Should you need additional information, please let me know.

Thank you.

TOWNSHIP OF CHERRY HILL ASSESSING DEPARTMENT

.....

To: John Thompson
From: Michael T. Raio, CTA
Date: January 5, 2007
RE: H.I.F. (Block 223.01, Lot 2.02, 311 Church Road)

.....

Attached please find the estimated assessment for Housing Impact Fee of 149,500 for the proposed new home at 311 Church Road. Also attached are the plans that you submitted to our office on 12-20-06.

Feel free to call if you have any questions. 8720

BLOCK 223.01

HOUSING IMPACT FEE CALCULATION

RESIDENTIAL USE

ORDINANCE 94 - 21

Lot: 2.02

Applicant: KOJESKI CONSTRUCTION CO.

Address

311 Church Road

THE APPLICANT SHOULD PROVIDE PLANS

21 TYPE AND USE ☒ One Family ☐ Duplex ☐ Townhouse ☐ Other	27 FOUNDATION ☒ Piling ☒ Block/Concrete ☐ Brick ☐ Stone ☐ Post/Pier ☐ Concrete Slab	35 PLUMBING ☒ 4 Fix Bath 1 ☒ 3 Fix Bath 1 ☒ 2 Fix Bath 1 ☒ 1 Fix Bath ☒ Kitchen sink 1 ☒ Solar Hot ☒ Lndry rub 1 ☒ Water Htr 1 ☐ Hot Tub ☐ Jacuzzi ☐ None																												
22 STORY HEIGHT ☐ One Story ☐ One Story w/attic ☒ 1.5 Story ☒ Two Story ☐ Two Story w/attic ☐ 2.5 Story ☐ Three Story ☐ Three Story w/attic ☐ 3.5 Story	30 BASEMENT ☒ AREA 1178 ☐ SF Finish ☐ SF Living ☐ None	37 ATTIC ☐ Unfin Attic ☐ Fin Attic ☐ Other																												
23 DESIGN AND STYLE ☒ Conventional ☒ Colonial ☐ Ranch ☐ Raised Ranch ☐ Cape ☐ Split Level ☐ Bi-Level ☐ Contemporary ☐ Cottage ☐ Old Style ☐ Other	32 HEAT SYSTEM ☐ Floor/Wall ☒ Air Gravity ☐ Forced Air ☐ Hot Water BB ☐ Water Rad ☐ Electric BB ☐ Radnt Electric ☐ Heat Pump ☐ Unit Heater ☐ None	41 Garages ☒ Attc Garage 2 ☐ Built In Garage ☐ Bsm. Garage																												
26 EXTERIOR FINISH ☐ Wood Siding ☒ Wood Shingle ☒ Alum./Vinyl ☐ Asbestos ☐ Stucco ☐ Cinderblock ☐ Plywood Pnl (T-111) ☐ All Brick ☐ All Stone ☐ Part Brick ☐ Part Stone ☐ Other	34 AIR CONDITIONING ☒ All Separate Ducts ☒ All Combine Ducts ☐ All Unit ☐ Pt. Separate ☐ Pt. Combine ☐ Pt. Unit ☐ None	11 ATTACHED ITEMS ☐ Wood Deck ☐ Conc Patio ☐ Flag Patio ☒ Brick Patio ☒ Open Porch 1 ☐ Glaz Porch ☐ Encl Porch ☐ Basmt. Gar ☐ Attch Gar. ☐ Att Carport ☐ Att Canopy ☐ BI Garage ☐ BIOP ☐ BIEP																												
15 ACCESSORY BLDGS ☐ Det Gar ☐ Det Carport ☐ Shed 1 StY ☐ Pool Gunite ☐ Pool Vinyl ☐ Tennis Crt	36 FIREPLACE ☐ One Story ☒ 1.5 Story ☒ 2 Story 1 ☐ Same Stack ☐ Freestanding ☐ Heatltr&Fan ☐ None	LIVING FLOOR AREA ☒ First Floor 1198 ☒ Second Fl. 1178 ☐ Other																												
	45 ROOM COUNT ☒ Living Rm ☒ Dining Rm ☒ Kitchen ☒ Bath ☒ Bedroom ☒ Rec. room ☐ Den/Office	<table border="1"> <tr> <td>1</td> <td>1</td> <td>2</td> <td>3</td> </tr> <tr> <td>1</td> <td>1</td> <td>2</td> <td>3</td> </tr> <tr> <td>1</td> <td>1</td> <td>2</td> <td>3</td> </tr> <tr> <td>1</td> <td>1</td> <td>2</td> <td>3</td> </tr> <tr> <td>1</td> <td>1</td> <td>2</td> <td>3</td> </tr> <tr> <td>1</td> <td>1</td> <td>2</td> <td>3</td> </tr> <tr> <td>1</td> <td>1</td> <td>2</td> <td>3</td> </tr> </table>	1	1	2	3	1	1	2	3	1	1	2	3	1	1	2	3	1	1	2	3	1	1	2	3	1	1	2	3
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PROPERTY VALUE	LAND \$25,600	IMPROV \$149,500	TOTAL \$175,100																											

TOWNSHIP OF CHERRY HILL ZONING BOARD OF ADJUSTMENT
APPLICANT'S NAME: JOHN HOOPER
APPLICATION NUMBER: P.O.A. #05-Z-0109

WHEREAS, JOHN HOOPER, the owner of the property in the Township of Cherry Hill, County of Camden, State of New Jersey, located at 345 Church Road and Elma Avenue, Cherry Hill, New Jersey, and designated as Block 223.01, Lot(s) 1 and 2, on the Tax Map of the Township of Cherry Hill, has filed Application Number P.O.A. 05-Z-0109 for a use variance to permit the demolition of the former Cornerstone Presbyterian Church and subdivide the two (2) existing lots into four (4) separate lots for the purpose of residential development.

WHEREAS, after a public hearing held on May 4, 2006 before the Zoning Board of Adjustment, the following initial findings of fact were made, to wit:

1. The Applicant is proposing to demolish the former Cornerstone Presbyterian Church and subdivide the two (2) existing lots into four (4) separate lots for the purpose of the development of four (4) single family detached dwellings.
2. The former Cornerstone Presbyterian Church is located at Block 223.01, Lot 2 on Church Road and is proposed to be demolished. The adjacent lot which is designated on the Township Tax Maps as Block 223.01, Lot 1 was utilized as the parking area and has frontage from Elma Avenue.
3. The property located at Block 223.01, Lot 2 is zoned Institutional (IN), while Block 223.01, Lot 1 is zoned Residential (R-3). The size of the parcel is +/- 0.94 acre.
4. Two (2) lots will have driveway access from Church Road and two (2) lots will have driveway access from Elma Avenue.
5. The site of the former Cornerstone Presbyterian Church was rezoned from Residential (R-3) to Institutional (IN) with the adoption of the Cherry Hill Township Master Plan in 2004.
6. On September 6, 2005, the Cherry Hill Township Planning Board approved the vacation of California Avenue, which was a paper street adjacent to the subject parcels thereby increasing the width of the lots by twenty-five (25') feet. The vacated portion of California Avenue will be absorbed into proposed Lots 1.01 and 2.01. A Deed Restriction was imposed as a condition of Planning Board approval that prohibited any construction or improvements for a distance of thirty-five (35') feet from the centerline right-of-way of California Avenue due to a gas pipeline that is located under the paper street. All adjacent properties are residential in nature.

7. The Applicant has requested variances for the following relief:

a. Use 'd' Variance

- i. A use variance is required from Article XIV, Section 1402 to permit the proposed lots 2.02 and 2.01 to be utilized for the purpose of residential construction, where residential uses are not expressly permitted in the Institutional (IN) zone.
- ii. Any other variances, waivers or approvals deemed necessary by the Zoning Board of Adjustment.

b. Bulk 'c' Variance

- i. A bulk variance is required from Article XIV, Section 1403 to permit a lot frontage measuring 83.28' at the proposed Lot 2.02, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.
- ii. A bulk variance is required from Article XIV, Section 1403 to permit a lot frontage measuring 87.50' at the proposed Lot 2.01, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.
- iii. A bulk variance is required from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.02, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
- iv. A bulk variance is required from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.01, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
- v. A bulk variance is required from Article XIV, Section 1403 to permit a lot area of 9,993.6 square feet at the proposed lot 2.02, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
- vi. A bulk variance is required from Article XIV, Section 1403 to permit a lot area of 10,500 square feet at the proposed lot 2.01, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
- vii. A bulk variance is required from Article XIV, Section 1403 to permit an aggregate side yard setback of twenty-four (24') feet at proposed lot 2.02 where a minimum aggregate side yard setback of fifty (50') feet is required in the Institutional (IN) zone.
- viii. A bulk variance is required from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.02 where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.

- ix. A bulk variance is required from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.01, where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.
 - x. A bulk variance is required from Article XI, Section 1103 to permit an aggregate side yard setback of twenty (20') feet at the proposed lot 1.02, where a minimum aggregate side yard setback of twenty-four (24') feet is required. THIS VARIANCE REQUEST HAS BEEN WITHDRAWN BY THE APPLICANT.
 - xi. Any other variances, waivers or approvals deemed necessary by the Zoning Board of Adjustment
8. Public notice of the hearing was provided in accordance with the requirements of the Municipal Land Use Law.
9. The Zoning Board of Adjustment has reviewed the application and site location maps (zoning map, street map & tax map) as well as the following documents submitted by the Applicant and prepared by G.S. Winters & Associates Consulting Engineers, or as otherwise noted, which are of the record:
- i. Minor Subdivision Plan, Sheet 1 of 4, revised to March 2, 2006.
 - ii. Grading and Utility Plan, Sheet 2 of 4, revised to March 2, 2006
 - iii. Soil Erosion and Sediment Control Plan, Sheet 3 of 4, revised to March 2, 2006.
 - iv. Tree Location Plan, Sheet 4 of 4, dated March 2, 2006.
 - v. Legal descriptions for Block 223.01, Lots 1.01, 1.02, 2.01, and 2.02, dated March 3, 2006.
 - vi. Minor Subdivision Plan, dated November 23, 2004 prepared by Land Surveyors, Inc.
 - vii. Photographs of the site prepared by Land Surveyors, Inc.
 - viii. Request for waivers and variances prepared by Land Surveyors, Inc.
 - ix. Property Description for the vacation of California Avenue, as prepared by John P. Houwen, PLS, dated November 14, 2005.
 - x. Department of Community Development Review Letter dated April 26, 2006.
 - xi. Environmental Resolutions Review Letter dated April 26, 2006.
10. Richard Luchin, Esquire represented the Applicant.
11. In support of the application, the Applicant submitted the following documents, which were marked into evidence:

- A. A-1 Sample Floor Plans for the proposed four single-family residential dwellings.
12. James J. Maddonni, Professional Engineer and Professional Land Surveyor testified on behalf of the Applicant.
 13. The Zoning Board presented the testimony of the Zoning Board Engineer, Christopher J. Noll of Environmental Resolutions, Inc., who testified with regard to its review letter dated April 26, 2006, which is a part of the Zoning Board record.

WHEREAS, Mr. Maddonni testified that the two new lots in the Institutional (IN) zone are proposed to have areas of 9,993.6 square feet and 10,500 square feet and to create a minimum lot frontage of 83.28 feet and 87.5 feet.

WHEREAS, Mr. Maddonni testified that the proposed new lots in the Institutional (IN) zone will abut lots which are zoned Residential (R-3) and conform to the lot requirements for the R-3 zone.

WHEREAS, Mr. Maddonni testified that all four proposed lots would have public water and sewer.

WHEREAS, Mr. Maddonni testified that the footprint of the proposed single family detached homes is less than what would be permitted in the Institutional (IN) zone and would produce less traffic than a permitted use in the Institutional (IN) zone.

WHEREAS, Mr. Maddonni testified that the site is particularly suited for the use and would not impair the intent and purpose of the Master Plan and Zoning Ordinance.

WHEREAS, Mr. Maddonni testified that the use would not be substantially detrimental to the public good.

WHEREAS, the Applicant testified that he purchased the property in February 2006 and attempted to market the Church for sale but was unable to find a buyer.

WHEREAS, the Applicant testified that he intends to develop the property with a maximum of four (4) residential homes, two (2) facing Elma Avenue and two (2) facing Church Road. The two (2) homes facing Church Road are in the Institutional (IN) zone and therefore require a use variance.

WHEREAS, the Applicant testified that each home is proposed to be 1700 to 2000 square feet with poured concrete foundations, wood framing with brick and vinyl siding, and would have asphalt roofing.

WHEREAS, the Applicant testified that the homes would have basements if possible and would utilize a sump pump to handle any water issues.

WHEREAS, the Applicant testified that he agrees to provide the proposed Deeds of Subdivision for advance review by the Zoning Board Attorney and Engineer.

WHEREAS, the Applicant testified that there would be no drainage impact on the adjoining properties.

WHEREAS, the Applicant testified that he agrees to install K-turn driveways on the proposed homes located on Church Road.

WHEREAS, the Applicant testified that it will agree to revise its plans to address the comments of the Zoning Board Engineer as set forth in the review letter dated April 26, 2006 and the comments of the Department of Community Development as set forth in the review letter dated April 26, 2006, except as modified herein.

WHEREAS, the Applicant testified that he agrees to the proposed conditions as recommended by the Zoning Board.

WHEREAS, the development plans have been reviewed by the Zoning Board Engineer (whose findings and reports are incorporated herein and made a part hereof) and have been found to be in compliance with the engineering criteria and development control regulations of the Township except as noted in the report dated April 26, 2006.

WHEREAS, Susan Morris, the owner of the property located at 314 Church Road testified that in her opinion, the proposed development would have a significant impact on traffic as compared to when the property was used as a Church. Ms. Morris testified that the Church only operated one day per week. Ms. Morris further testified that there are a large number of auto accidents in the area.

WHEREAS, Jay Simeone, the owner of the property located at 309 Elma Avenue testified that because the street is a dead-end, trucks turn around in his driveway. Mr. Simeone further testified that in his opinion, the street would be safer if the street were extended and the proposed homes face a different direction.

WHEREAS, Robert Morris, the owner of the property located 314 Church Road testified that Church Road is extremely dangerous and he has had a car hit his house.

WHEREAS, Faith Madiri, the owner of the property located at 320 Church Road testified that because she has lived at her present location for 51 years, it is her opinion that the area is too dangerous for additional residential development. Ms. Madiri testified that the traffic is dangerous and she has seen people and houses hit by vehicles because the cars parked on the street blocks the view of the motorists.

WHEREAS, from the submissions made by the Applicant, the testimony and evidence presented and based upon the entire record, the following further findings of facts and conclusions of law were made, to wit:

1. All of the initial findings of facts as set forth in paragraphs one (1) through thirteen (13) are hereby incorporated by reference herein as further findings of facts.
2. The two new lots in the Institutional (IN) zone are proposed to have areas of 9,993.6 square feet and 10,500 square feet and to create a minimum lot frontage of 83.28 feet and 87.5 feet.
3. The proposed new lots in the Institutional (IN) zone will abut lots which are zoned Residential (R-3) and conform to the lot requirements for the R-3 zone.
4. All four proposed lots would have public water and sewer.
5. The footprint of the proposed single family detached homes is less than what would be permitted in the Institutional (IN) zone and would produce less traffic than a permitted use in the Institutional (IN) zone.
6. The site is particularly suited for the use and would not impair the intent and purpose of the Master Plan and Zoning Ordinance.
7. The use would not be substantially detrimental to the public good.
8. The Applicant attempted to market the Church for sale but was unable to find a buyer.
9. The Applicant intends to develop the property with a maximum of four (4) residential homes, two (2) facing Elma Avenue and two (2) facing Church Road. The two (2) homes facing Church Road are in the Institutional (IN) zone and therefore require a use variance.
10. Each home is proposed to be 1700 to 2000 square feet with poured concrete foundations, wood framing with brick and vinyl siding, and would have asphalt roofing.
11. The homes would have basements if possible and would utilize a sump pump to handle any water issues.
12. The Applicant agrees to provide the proposed Deeds of Subdivision for advance review by the Zoning Board Attorney and Engineer.
13. There would be no drainage impact on the adjoining properties.
14. The Applicant agrees to install K-turn driveways on the proposed homes located on Church Road.
15. The Applicant has agreed to the proposed conditions as suggested by the Zoning Board.
16. A permitted Institutional use could have greater traffic impact than the proposed use.
17. A residential use is the least intensive use for the site.
18. The site is surrounded by properties that are residential in nature and the proposed use would be consistent with and preserve the residential character of the neighborhood.
19. The Applicant has sustained its burden to support the requested variances in accordance with the statute, N.J.S.A. 40:55D-70(d), to wit: the demonstrated benefits of the application with respect to the property are advanced by deviation from the Zoning Ordinance requirements and these deviations serve the following purposes as set forth in the Municipal Land Use Law:

- a. To encourage municipal action to guide the appropriate use or development of all lands in a manner which will promote the public health, safety, moral and general welfare;
 - b. To provide adequate open space;
 - c. To promote the free flow of traffic to and from the site;
 - d. To provide sufficient space and appropriate locations for a variety of agricultural, residential, recreational, commercial and industrial uses and open space.
20. The Applicant has sustained its burden to affirmatively prove, produce and introduce testimony and evidence sufficient to sustain its burden regarding the positive and negative criteria of the statute to justify the requested use variance, which include the following:
- a. The variance would promote the general welfare because the site is particularly suited for the proposed use and is consistent with the surrounding uses.
 - b. A variance can be granted because the property is not reasonably adapted to a conforming use due to its shape, size and location.
 - c. The variance can be granted without substantial detriment to the public good and will not substantially impair the intent and purpose of the Cherry Hill Master Plan and Zoning Ordinance.
21. The Applicant has sustained its burden to prove that the the purposes of the Municipal Land Use Law would be advanced by a deviation from the requirements of the zoning ordinance and the variance can be granted without substantial detriment to the public good.
22. The Applicant has sustained its burden to prove that the benefits of the deviation substantially outweigh any detriment and the variance will not substantially impair the intent and purpose of the zone plan and zoning ordinance.

NOW, THEREFORE, based upon the foregoing findings of facts and conclusions of law, based upon the proofs submitted as set forth above; and based upon an analysis of the Cherry Hill Master Plan and Zoning Ordinance, including all of the testimony presented at the hearing,

BE IT RESOLVED by the Township of Cherry Hill Zoning Board of Adjustment, that Application Number P.O.A. 05-Z-0109 by John Hooper for a Use Variance is hereby granted by a vote of seven (7) in favor and zero (0) opposed, for the reasons set forth on the record in this matter and subject to the following conditions:

- 1. A use variance is granted from Article XIV, Section 1402 to permit the proposed lots 2.02 and 2.01 to be utilized for the purpose of residential construction, where residential uses are not expressly permitted in the Institutional (IN) zone.
- 2. The Applicant has met the criteria necessary to grant the use variance pursuant to N.J.S.A. 40:55D-70 (d).

3. The Applicant will revise the plans to satisfactorily address the comments of the Zoning Board Engineer as set forth in the Environmental Resolutions, Inc. review letter dated April 26, 2006, and the comments of the Department of Community Development in its review letter dated April 26, 2006.
4. All agreements and representations made by the Applicant as set forth at the hearing in this matter and/or contained in the "Whereas" recital paragraphs of this Resolution, shall be fully satisfied by the Applicant.
5. All site details, lighting, sign and landscaping plans must be submitted to the Department of Community Development and the Zoning Board Engineer for approval prior to the issuance of any permits, construction or final approval.
6. If applicable, with regard to the commercial use, the Applicant shall pay the Housing Impact Fee of 1% of the equalized assessed value of the new commercial construction.
7. Any and all requests for signage must be submitted under a separate application filed with the Department of Community Development.
8. The Applicant is hereby notified that prior to the issuance of any building permits:
 - a. Any and all conditions made part of this approval, including those noted by reference in the reports of the consultants to the Zoning Board, must be satisfied.
 - b. Zoning approval must be obtained from the Department of Community Development.
 - c. Township and professional review escrows, inspection escrows, and other remaining fees must be posted with the Department of Community Development.
 - d. Any and all conditions of approval must be met before final Zoning Approval is signed.
 - e. Any and all relevant Township Department reviews must be satisfied.
 - f. Any and all outside agency approvals that are required must be obtained by the Applicant.
 - g. Sign Permits must be obtained from the Department of Community Development.
9. The failure of the Applicant to comply with any of the conditions contained in this Resolution will permit the Zoning Board, at its sole option, to rescind the approval being granted by this Resolution and/or advise the Township to revoke any permits that have been issued to the Applicant.

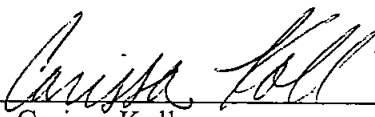
BE IT RESOLVED by the Township of Cherry Hill Zoning Board of Adjustment, that Application Number P.O.A. 05-Z-0109 by John Hooper for a the following bulk 'c' variances, checklist waiver and Minor Subdivision is hereby granted by a vote of seven (7) in favor and zero (0) opposed, for the reasons set forth on the record in this matter and subject to the following conditions:

1. A bulk variance is granted from Article XIV, Section 1403 to permit a lot frontage measuring 83.28' at the proposed Lot 2.02, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.

2. A bulk variance is granted from Article XIV, Section 1403 to permit a lot frontage measuring 87.50' at the proposed Lot 2.01, where a minimum lot frontage of 200' is required in the Institutional (IN) zone.
3. A bulk variance is granted from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.02, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
4. A bulk variance is granted from Article XIV, Section 1403 to permit a lot depth of 120' at the proposed lot 2.01, where a minimum lot depth of 150' is required in the Institutional (IN) zone.
5. A bulk variance is granted from Article XIV, Section 1403 to permit a lot area of 9,993.6 square feet at the proposed lot 2.02, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
6. A bulk variance is granted from Article XIV, Section 1403 to permit a lot area of 10,500 square feet at the proposed lot 2.01, where a minimum lot area of 1 acre is required in the Institutional (IN) zone.
7. A bulk variance is granted from Article XIV, Section 1403 to permit an aggregate side yard setback of twenty-four (24') feet at proposed lot 2.02 where a minimum aggregate side yard setback of fifty (50') feet is required in the Institutional (IN) zone.
8. A bulk variance is granted from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.02 where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.
9. A bulk variance is granted from Article XIV, Section 1403 to permit a side yard setback of ten (10') feet at proposed lot 2.01, where a minimum side yard setback of twenty (20') feet is required in the Institutional (IN) zone.
10. The Applicant must submit a landscaping plan for review and approval by the Department of Community Development to ensure compliance with Cherry Hill Subdivision Ordinance 68-1, Article X.Q.6.
11. No additional runoff is to be directed to adjacent lots and roof runoff is to be directed to streets.
12. Curbs are to be installed along Elma Avenue in accordance with Cherry Hill Subdivision Ordinance 68-1, Article X.B.3.
13. Curbs are not to be installed on Church Road as per the Camden County Engineer due to proposed county improvements.
14. Sidewalks must be installed along Church Road and Elma Avenue in accordance with Cherry Hill Subdivision Ordinance 68-1, Article X.B.1. The sidewalks must continue the length of the lots.
15. The existing turnaround on Elma Avenue at vacated California Avenue will not be modified and will remain as is.
16. The property owner of Lot 1.01 will maintain the Elma Avenue K-Turn.
17. The Applicant must install K-turn driveways on the proposed lots located on Church Road.
18. The Applicant will revise the plans to satisfactorily address the comments of the Zoning Board Engineer as set forth in the Environmental Resolutions, Inc. review letter dated April 26, 2006, and the comments of the Department of Community Development in its review letter dated April 26, 2006.

19. All agreements and representations made by the Applicant as set forth at the hearing in this matter and/or contained in the "Whereas" recital paragraphs of this Resolution, shall be fully satisfied by the Applicant.
20. All site details, lighting, sign and landscaping plans must be submitted to the Department of Community Development and the Zoning Board Engineer for approval prior to the issuance of any permits, construction or final approval.
21. If applicable, with regard to the commercial use, the Applicant shall pay the Housing Impact Fee of 1% of the equalized assessed value of the new commercial construction.
22. Any and all requests for signage must be submitted under a separate application filed with the Department of Community Development.
23. The Applicant is hereby notified that prior to the issuance of any building permits:
 - a. Any and all conditions made part of this approval, including those noted by reference in the reports of the consultants to the Zoning Board, must be satisfied.
 - b. Zoning approval must be obtained from the Department of Community Development.
 - c. Township and professional review escrows, inspection escrows, and other remaining fees must be posted with the Department of Community Development.
 - d. Any and all conditions of approval must be met before final Zoning Approval is signed.
 - e. Any and all relevant Township Department reviews must be satisfied.
 - f. Any and all outside agency approvals that are required must be obtained by the Applicant.
 - g. Sign Permits must be obtained from the Department of Community Development.
24. The failure of the Applicant to comply with any of the conditions contained in this Resolution will permit the Zoning Board, at its sole option, to rescind the approval being granted by this Resolution and/or advise the Township to revoke any permits that have been issued to the Applicant.

TOWNSHIP OF CHERRY HILL
ZONING BOARD OF ADJUSTMENT

By: 
Carissa Koll
Zoning Board Administrator

Date: 06/15/06

**CHERRY HILL,
TOWNSHIP OF
(BUILDING DEPT.)**

**PERMIT WITHOUT
A JACKET**

MUNICIPALITY CHEERY HILL



CUT-IN-CARD

LOCATION 301 CHURCH ROAD

UTILITY CO PS&G

BLK 223.01 LOT 2.02

OWNER KOJESKI CONSTRUCTION OCCUPANT _____

"Installation in the above premises has been inspected and is
in accordance with N.E.C. and DCA requirements."

☒ FINAL ☐ TEMPORARY This approval void after _____ days

DESCRIPTION OF SERVICE 150 Amp Service

INSTALLED BY KOJESKI ELECTRIC LICENSE NO 14772

DATE 5/29/07 PERMIT # 07-0811 INSPECTOR gaw

☐ CALLED IN / /

Lic. No: 9671