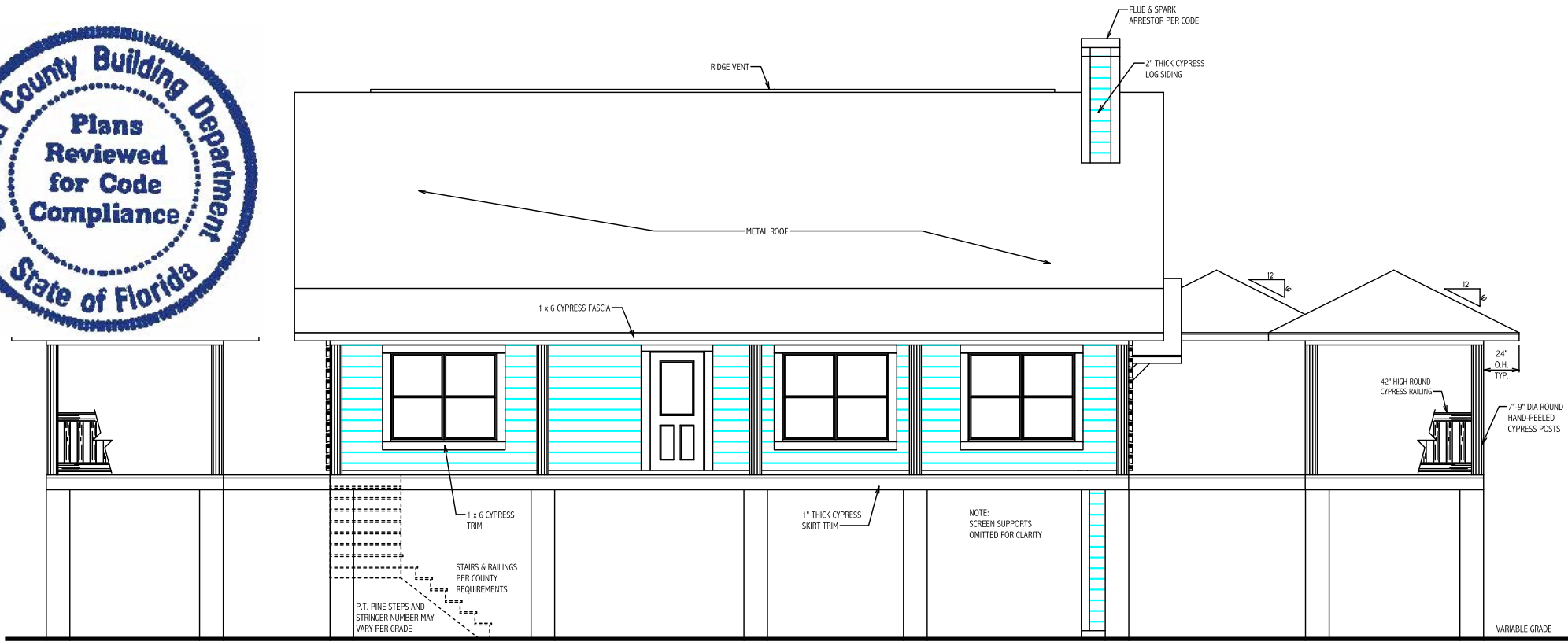


GENERAL NOTES:

1. Builder to verify all measurements and dimensions before construction.
2. This structure to be built to meet or exceed the Florida Building Code 2023, 8th Edition. Local and/or site conditions may require these specifications to be revised to achieve code compliance. In the event that the specification revisions are required, they are the sole responsibility of the owner.
3. This structure has been designed to meet 130 mph wind loads as per the Florida Building Code 2023, 8th Edition.
4. All Federal, State and Local codes, ordinances, regulations along with accepted and customary building practices etc., shall be considered as part of these building plans and shall take precedence over anything shown, described or implied where the same are at variance.
5. Grade requirements may vary according to soil conditions and County codes.
6. Truss Manufacturer to submit Florida Sealed Engineered scaled shop drawings for roof and floor framing to comply with all applicable codes.
7. Technical data from truss manufacturers shop drawings (primarily layouts) supercedes framing plans shown here on.
8. Any changes or alterations to these blueprints without written permission relieves BK CYPRESS LOG HOMES, INC. of any and all responsibility.
9. Any defects or errors found on these blueprints after the start of construction become the sole responsibility of the builder.
10. This home plan is designed and/or engineered to be used only with cypress materials produced by BK CYPRESS LOG HOMES, INC., and graded to specifications and strengths as specified in ASTM D-3957, and (IAS AA-664 code accreditation) for the Timber Products Inspection, Inc. Use of any other species and /or substitutions of lesser stamped grades of cypress shall render this plan VOID, and relieves BK CYPRESS LOG HOMES, INC. of any liability resulting from the unauthorized substitution and/or use.

STRUCTURAL NOTES

1. FOUNDATION DESIGN BASED ON A SOIL BEARING CAPACITY OF 1500 psf. FIELD VERIFICATION IS TO BE BY OWNER.
2. ALL CAST-IN -PLACE CONCRETE SHALL BE 3000 psi DESIGN MIX.
3. ALL REINFORCING BARS SHALL BE GRADE 60 CONFORMING TO ASTM A615.
4. COMPRESSIVE STRENGTH FOR MASONRY SHALL BE 1800 psi MIN. FOR MORTAR TYPE "M" OR "S".
5. ALL ANCHOR BOLTS TO CONFORM TO ASTM A36 OR A307.
6. UNLESS OTHERWISE SPECIFIED ALL NON CYPRESS LUMBER SHALL BE AS FOLLOWS:
NO. 2 SOUTHERN YELLOW PINE OR BETTER FOR JOISTS, HEADERS, BEAMS, AND DECKING.
NO. 1 SPRUCE PINE FIR OR BETTER FOR STUDS.
7. LIVE LOAD DEFLECTION LIMITATIONS ARE AS FOLLOWS:
ROOF - L/240
FLOOR - L/360
8. TOTAL DESIGN FLOOR LOAD IS 55 psf.
9. TOTAL DESIGN ROOF LOAD IS 40 psf.
10. ALL POLYETHYLENE MATERIALS TO CONFIRM TO ASTM C171.
11. ALL CYPRESS LOGS ARE DIMENSIONAL SIZES.
12. ALL PRE-MANUFACTURED METAL CONNECTORS SUCH AS BUT NOT LIMITED TO: HANGERS, HURRICANE CLIPS OR SHOP BUILT STEEL PLATES, MUST HAVE ALL HOLES FILLED WITH MANUFACTURER'S SPECIFIED FASTENERS, UNLESS OTHERWISE DIRECTED ON THESE PLANS.



front elevation

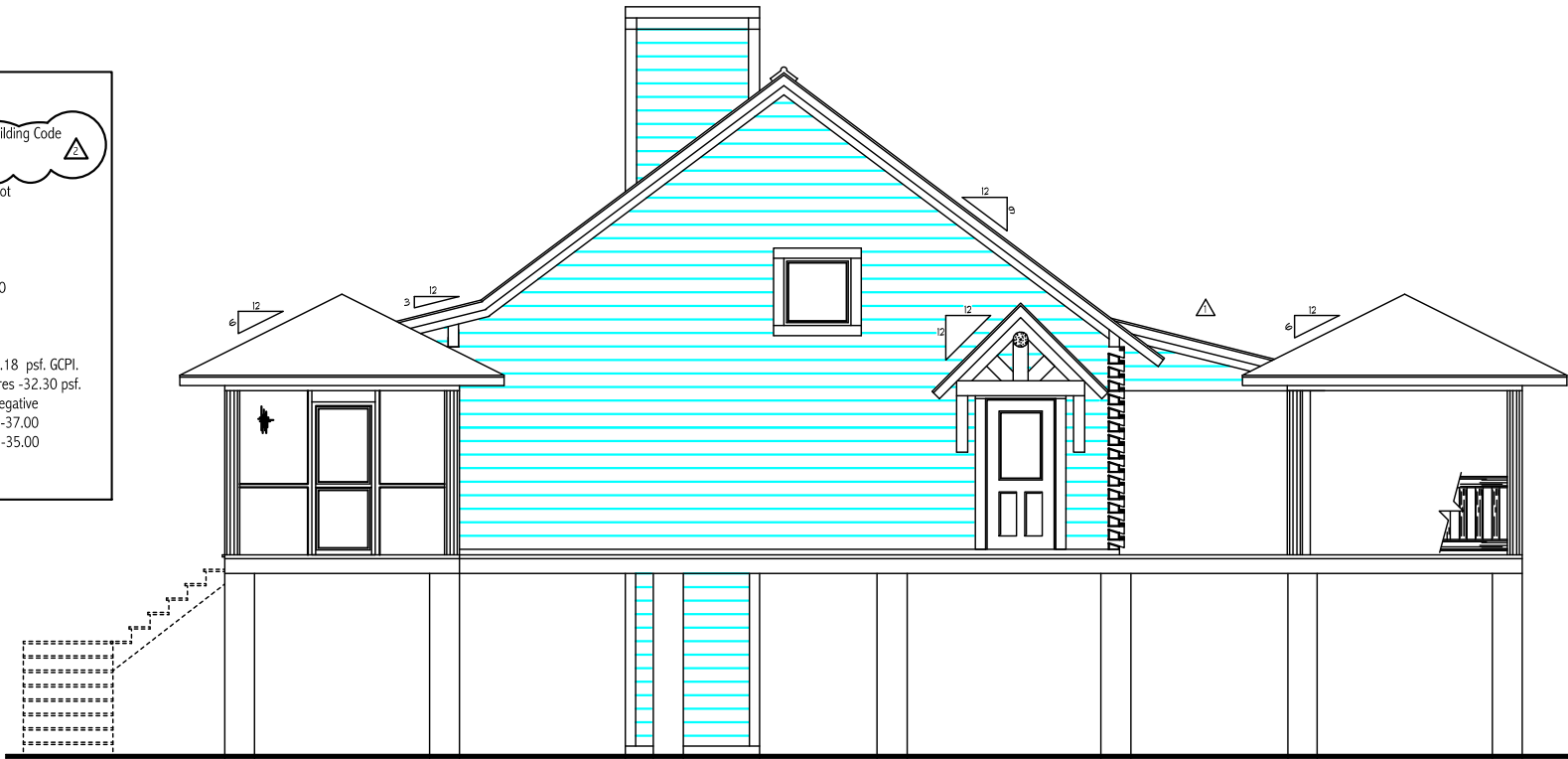
scale 1/4"= 1'-0"

WIND DESIGN PRESSURES

These plans are designed per 2023 Florida Building Code 8th Edition.

This structure is designed to withstand winds not exceeding 130 mph (3 sec. gust).

- Wind forces as per ASCE 7-10
1. Basic Wind Speed, 130 mph.
 2. Wind Importance Factor (WIF) Residential 1.0 & Building Category (BC) II.
 3. Building designed Enclosed
 4. Wind Exposure B.
 5. The applicable internal pressure coefficient .18 psf. GCPI.
 6. Components & Cladding design wind pressures -32.30 psf.
- | Wind Pressures, (PSF) | Positive | Negative |
|-----------------------|----------|----------|
| Windows | 30.00 | -37.00 |
| Doors | 29.00 | -35.00 |
- (worst case used for all doors & windows)



right elevation

scale 1/4"= 1'-0"

NOTE: Written dimensions take precedence over scale.

NOTE: This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress log homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

Copyright B K Cypress Log Homes, Inc. ©



Tomas B
Whitman
2024.01.30
15:58:12 -05'00'

T. Brent Whitman, P.E.
P.E. Number: 63178

These plans will comply
W/ the 2023 FBC, 8th Ed.,
for a 130 mph (3 sec gust)
wind load.

front & right elevations & notes

Huckleberrry Cabin for:

DON FROWICK

7722 STILL LAKES DRIVE, ODESSA, FL 33556

B K Cypress
Log Homes

P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564

scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSKjk

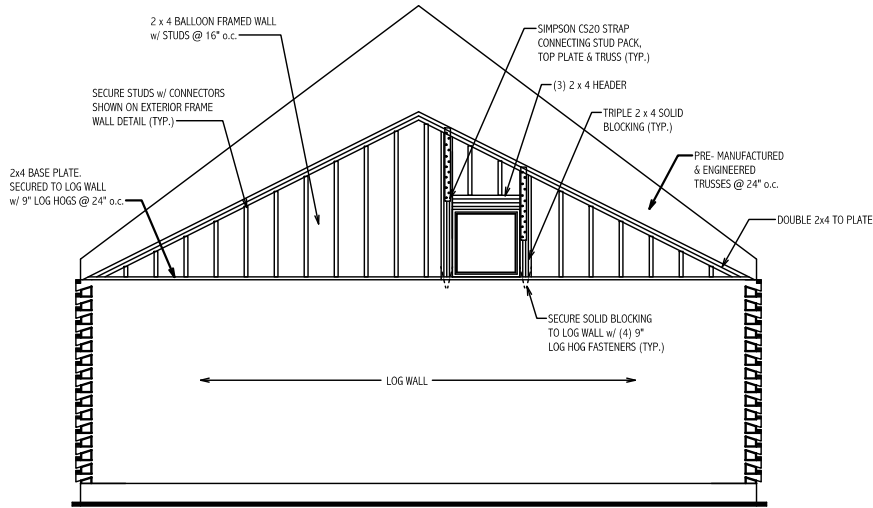
sheet

1

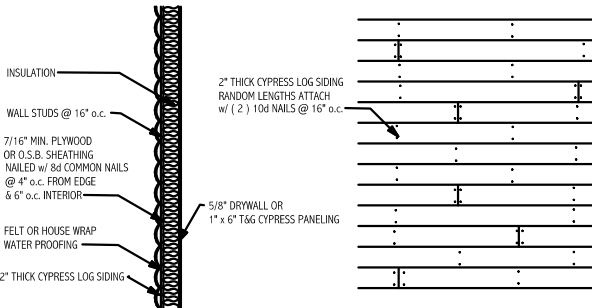
of 11

revisions

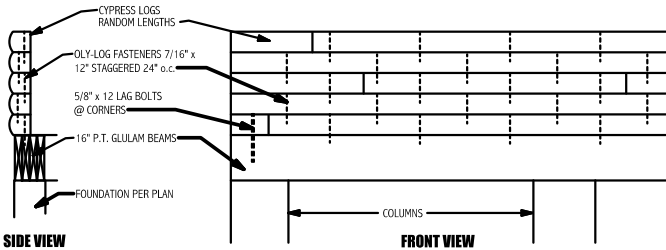
PD #5 - OCTOBER 15, 2020
PD #6 - JANUARY 1, 2021
FINAL - MARCH 13, 2023
REVISION #1 - APRIL 24, 2023
REVISION #2 - JANUARY 29, 2024



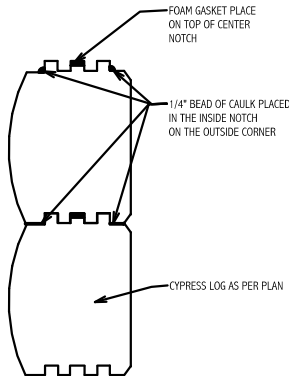
gable end reinforcement scale 3/16"= 1'-0"



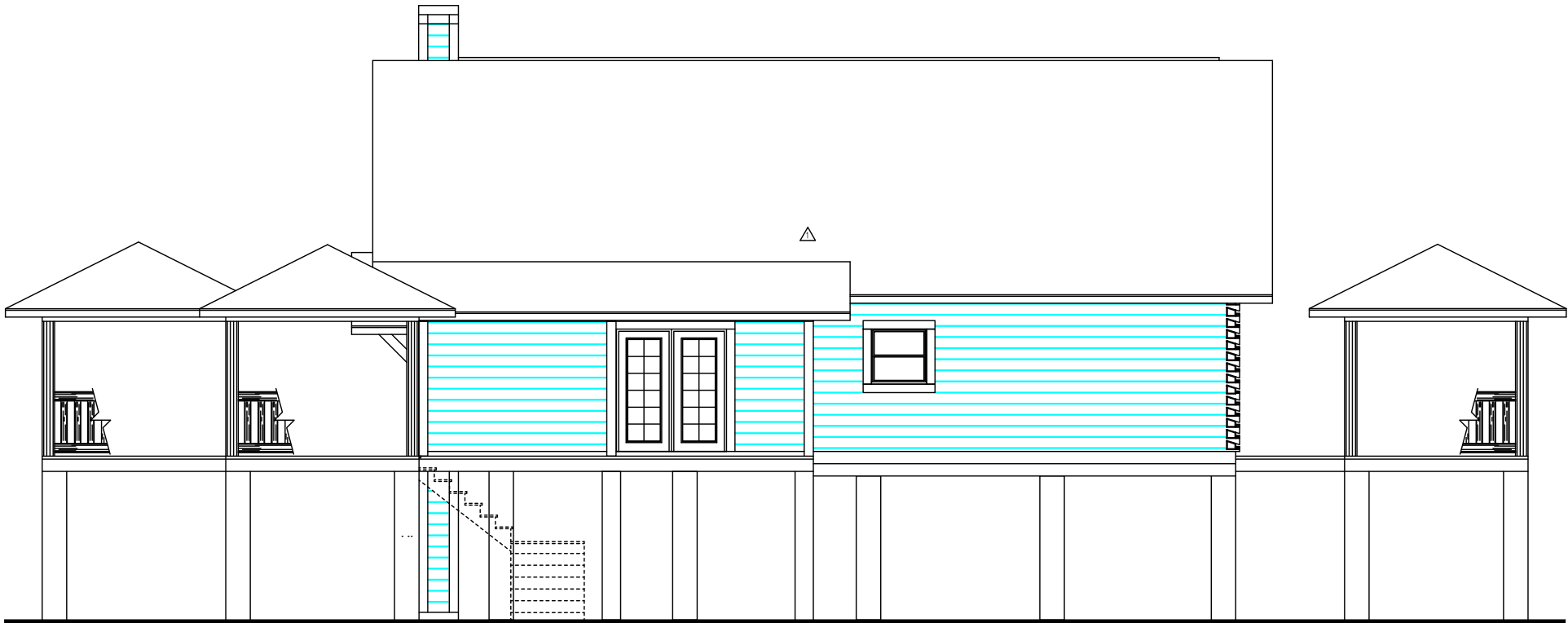
frame wall with 2" thick log siding detail



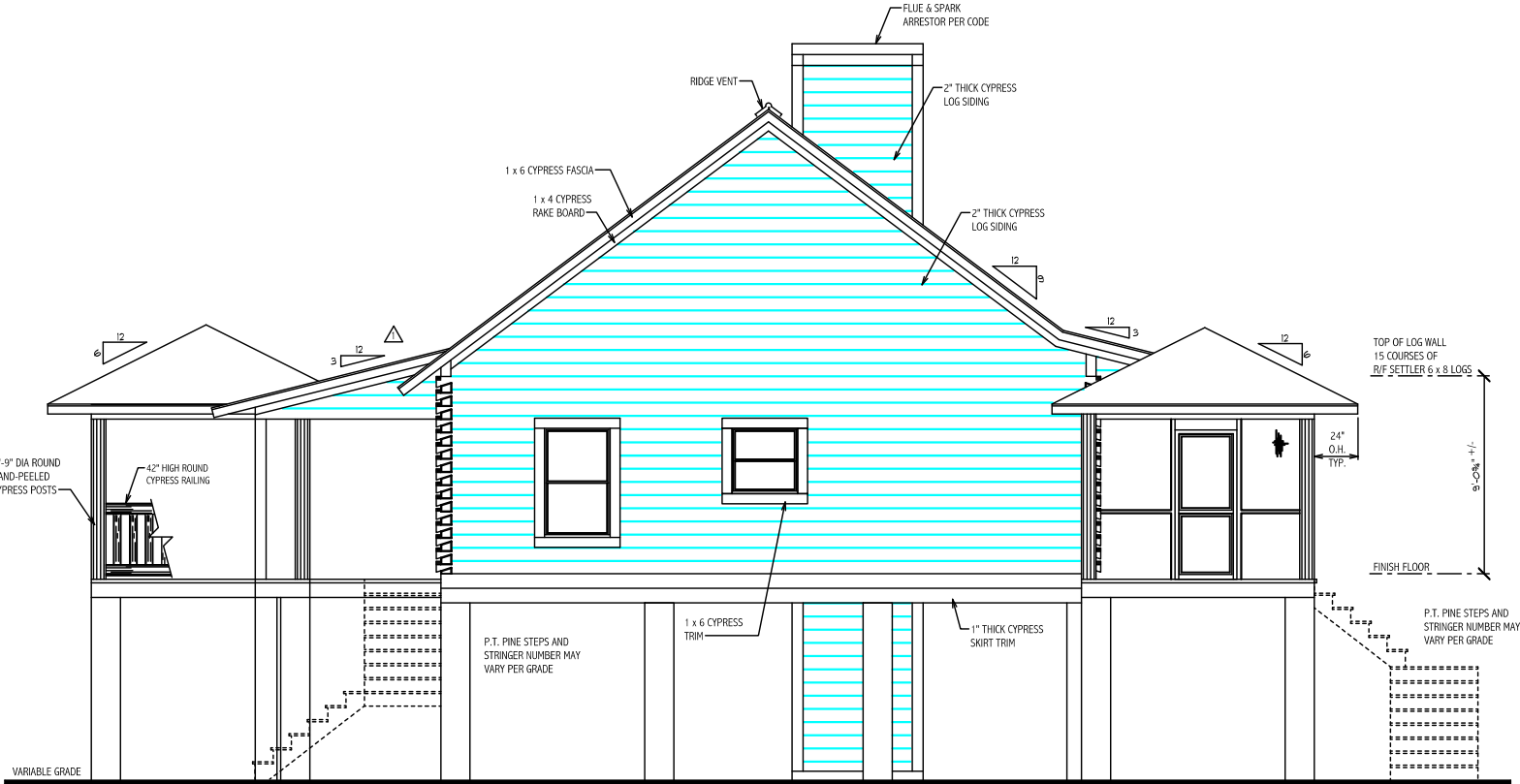
oly-log fastener placement in log wall



foam gasket & caulk placement det.



rear elevation



left elevation



Tomas B Whitman
2024.01.30
15:58:39 -05'00'

T. Brent Whitman, P.E. P.E. Number: 63178	These plans will comply W/ the 2023 FBC, 8th Ed., for a 130 mph (3 sec gust) wind load.
--	--

rear & left elevations & details

scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSJK

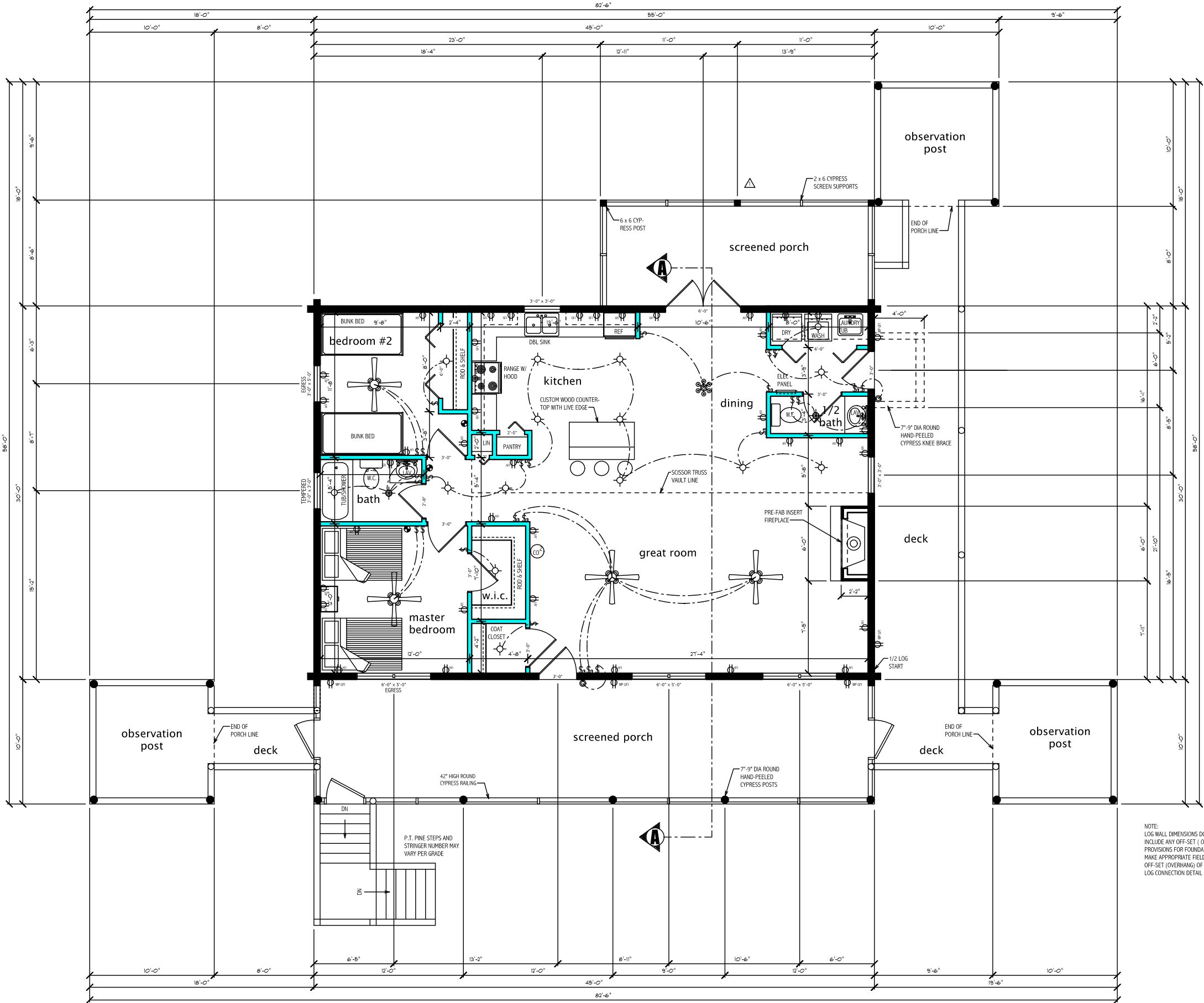
sheet
2
of 11

revisions
PD #5 - OCTOBER 15, 2020
PD #6 - JANUARY 1, 2021
FINAL - MARCH 13, 2023
REVISION #1 - APRIL 24, 2023
REVISION #2 - JANUARY 29, 2024

Huckleberry Cabin for:
DON FROWICK
7722 STILL LAKES DRIVE, ODESSA, FL 33556

B K Cypress
Log Homes

P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564



electrical legend	
	WEATHER PROOF GROUND FAULT CIRCUIT INTERRUPTER
	ARC FAULT CIRCUIT INTERRUPTER
	GROUND FAULT CIRCUIT INTERRUPTER
	SWITCH, 3 WAY SWITCH
	RECEPTACLE
	220 RECEPTACLE
	WALL MOUNTED LIGHT
	RECESS LIGHT
	SMOKE DETECTOR
	TRACK AND/OR VANITY BAR
	FLUORESCENT LIGHT
	LIGHT & FAN COMB. (FAN TO BE VENTED TO THE OUTDOORS PER MFR'S SPECS.)
	EXHAUST FAN (FAN TO BE VENTED TO THE OUTDOORS PER MFR'S SPECS.)
	PULL SWITCH LIGHT
	PADDLE CEILING FAN (OUTLET BOXES SHALL NOT BE USED AS THE SOLE SUPPORT FOR CEILING SUSPENDED PADDLE FANS)
	ELECTRICAL SERVICE PANEL
	SPLIT RECEPTACLE
	LIGHT
	RANGE RECEPTACLE
	DISHWASHER RECEPTACLE
	DOUBLE SPOT LIGHT
	TELEPHONE JACK
	TELEVISION JACK
	MOTION DETCT. LIGHT
	LAMP POST LIGHT
	CHANDELIER
	CEILING RECEPTACLE (GARAGE DOOR OPENER)
	FLOOR RECEPTACLE
	LIGHTED PADDLE CEILING FAN (OUTLET BOXES SHALL NOT BE USED AS THE SOLE SUPPORT FOR CEILING SUSPENDED PADDLE FANS)

Square Footage	
FIRST FLOOR	1350
PORCHES/DECKS	1329
TOTAL	2679

NOTE: Written dimensions take precedence over scale.

NOTE: This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress log homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

floor plan, elec legend, & sq. footage

sheet 3 of 11

Huckleberry Cabin for:
DON FROWICK
7722 STILL LAKES DRIVE, ODESSA, FL 33556

B K Cypress
Log Homes

P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564

scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSjk

floor plan

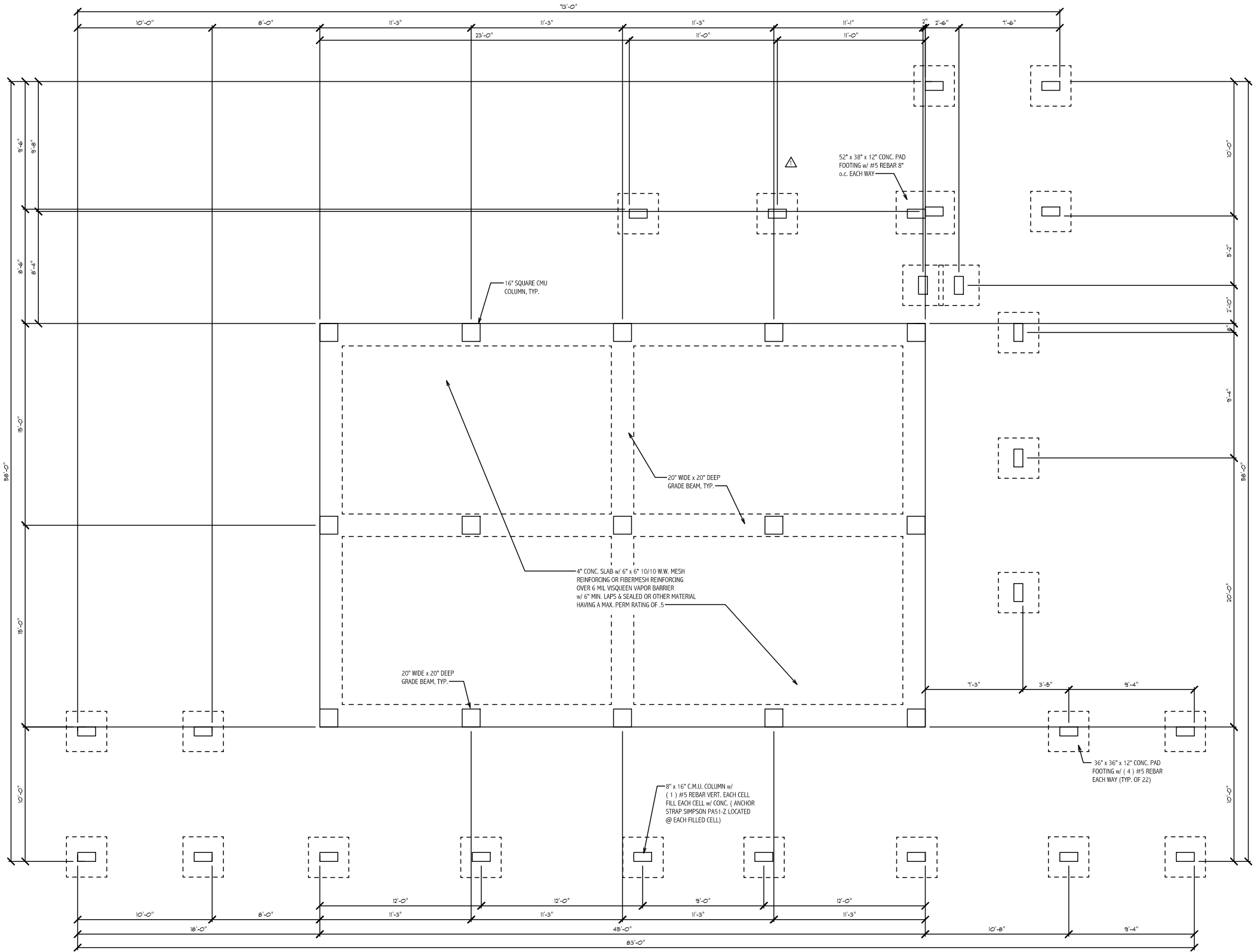
scale 1/4"= 1'-0"



Tomas B Whitman
2024.01.30
15:59:44 -05'00'

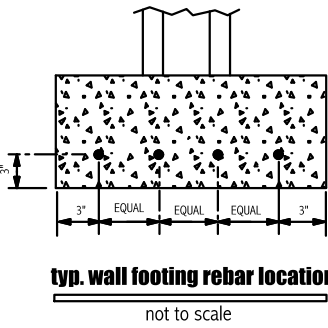
T. Brent Whitman, P.E.
P.E. Number: 63178

These plans will comply
w/ the 2023 FBC, 8th Ed.,
for a 130 mph (3 sec gust)
wind load.



foundation plan

scale 1/4" = 1'-0"



typ. wall footing rebar location

NOTE: Written dimensions take precedence over scale.

NOTE: This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress Log Homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

Copyright BK Cypress Log Homes, Inc. ©



Tomas B Whitman
2024.01.30
15:59:22 -05'00'

T. Brent Whitman, P.E. P.E. Number: 63178	
These plans will comply W/ the 2023 FBC, 8th Ed., for a 130 mph (3 sec gust) wind load.	

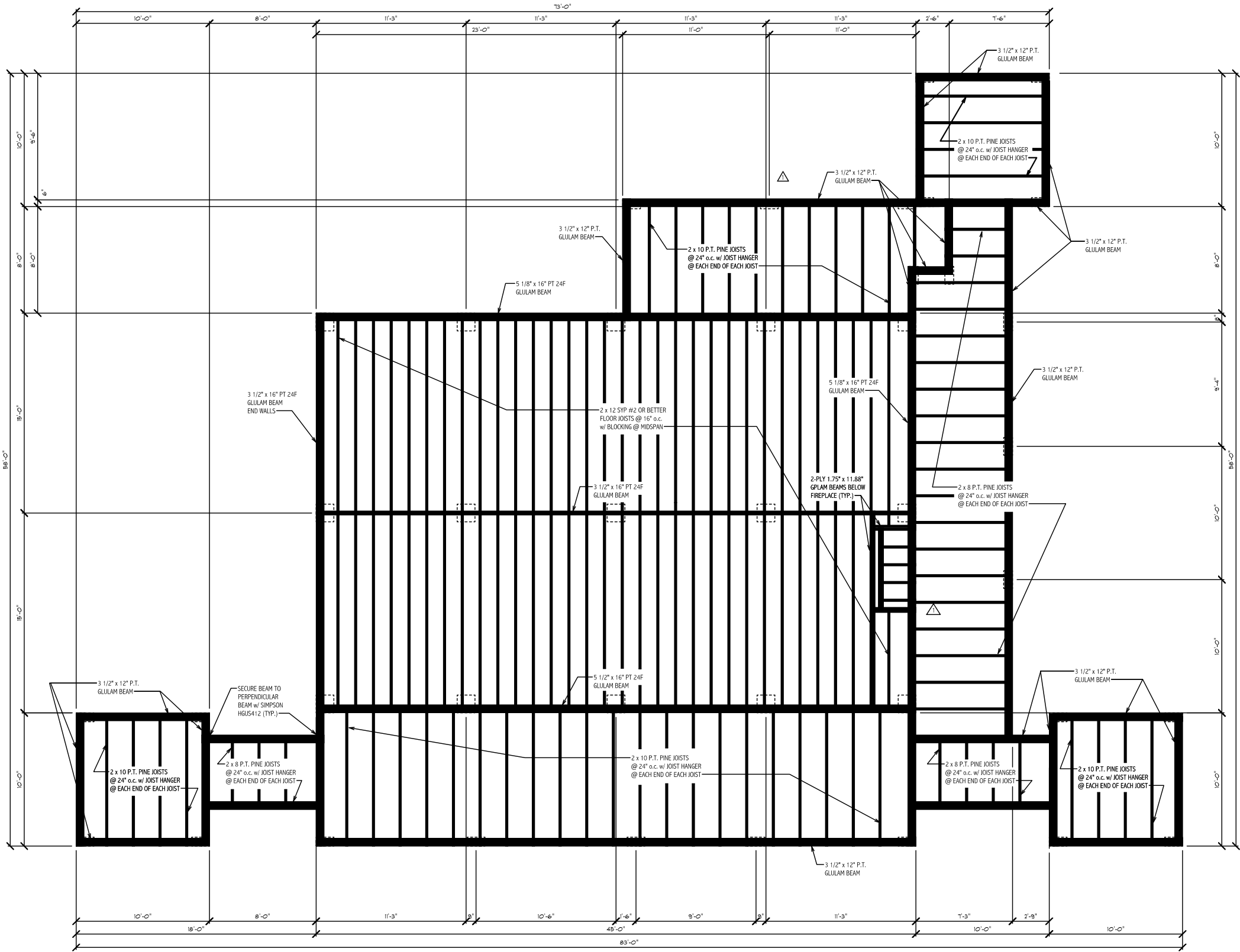
scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSjk

P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564

B K Cypress
Log Homes

Huckleberry Cabin for:
DON FROWICK
7722 STILL LAKES DRIVE, ODESSA, FL 33556

revisions
PD #5 - OCTOBER 15, 2020
PD #6 - JANUARY 1, 2021
FINAL - MARCH 13, 2023
REVISION #1 - APRIL 24, 2023
REVISION #2 - JANUARY 29, 2024



floor framing plan

scale 1/4"= 1'-0"



Tomas B
Whitman
2024.01.30
16:00:08 -05'00'

T. Brent Whitman, P.E. P.E. Number: 63178	
These plans will comply w/ the 2023 FBC, 8th Ed., for a 130 mph (3 sec gust) wind load.	

NOTE:
Written dimensions take precedence over scale.

NOTE:
This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress log homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

Copyright B K Cypress Log Homes, Inc. ©

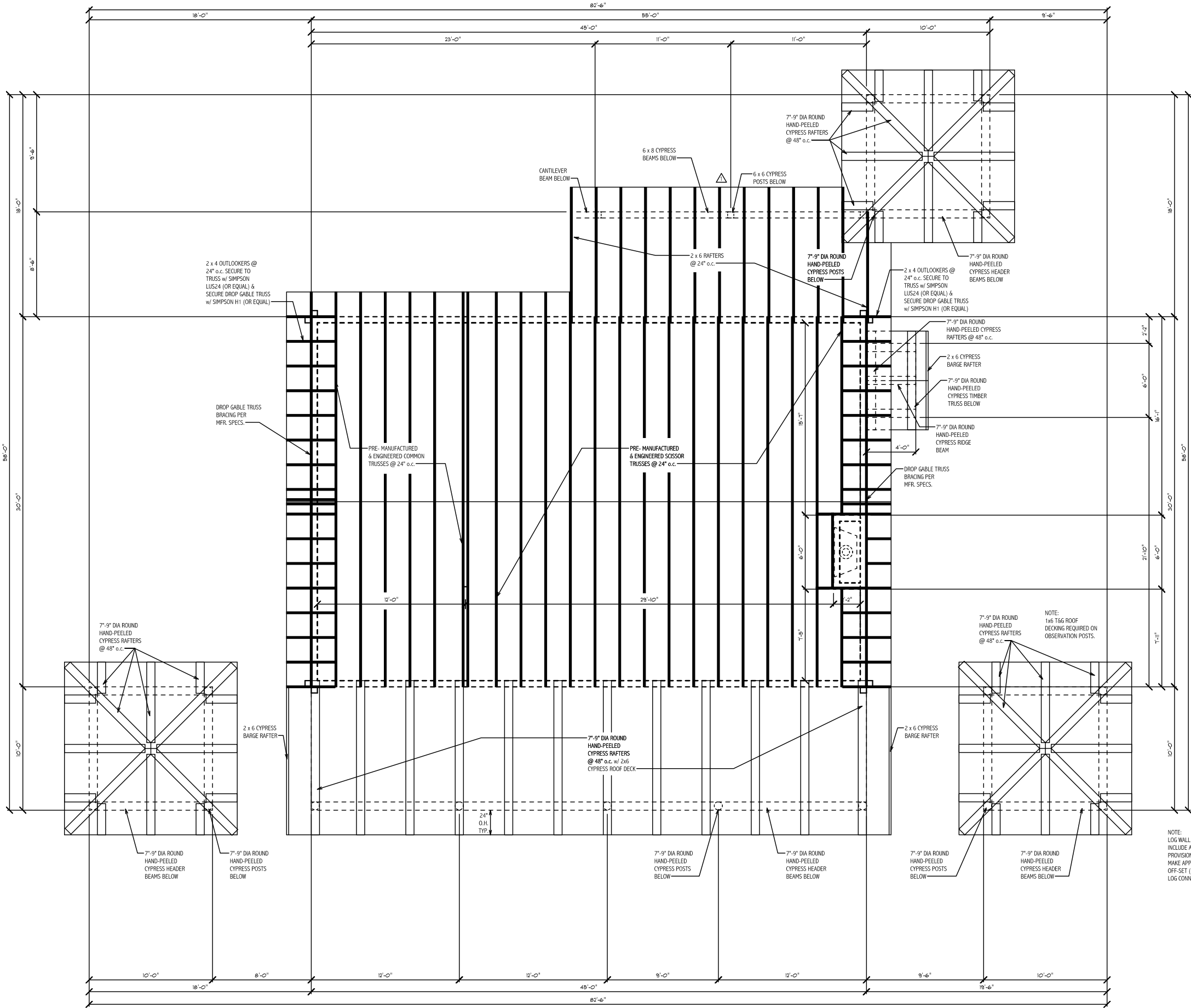
P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564

scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSjk

Huckleberry Cabin for:
DON FROWICK
7722 STILL LAKES DRIVE, ODESSA, FL 33556

revisions	sheet
PD #5 - OCTOBER 15, 2020	5
PD #6 - JANUARY 1, 2021	of 11
FINAL - MARCH 13, 2023	
REVISION #1 - APRIL 24, 2023	
REVISION #2 - JANUARY 29, 2024	

floor framing plan



Tomas B
Whitman
2024.01.30
16:00:29 -05'00'

NOTE:
Written dimensions take precedence over scale.

NOTE:
This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress log homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

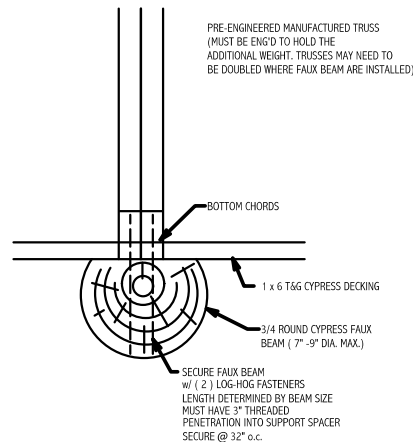
Copyright B K Cypress Log Homes, Inc. ©

T. Brent Whitman, P.E.
P.E. Number: 63178

These plans will comply
w/ the 2023 FBC, 8th Ed.,
for a 130 mph (3 sec gust)
wind load.

roof framing plan

scale 1/4"= 1'-0"

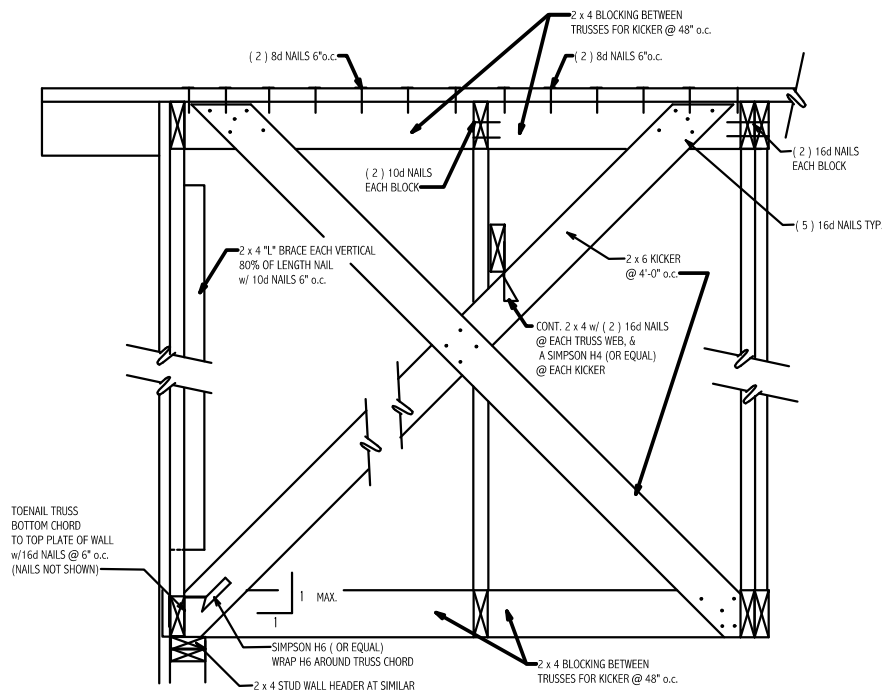


solid faux beam connected to truss

NOTE:
FAUX BEAMS ADD SIGNIFICANT WEIGHT TO THE ROOF MEMBER
THE ROOF SYSTEM MUST BE DESIGNED, ENGINEERED, AND BUILT
TO HOLD THIS ADDITION WEIGHT.

round faux beam connection details

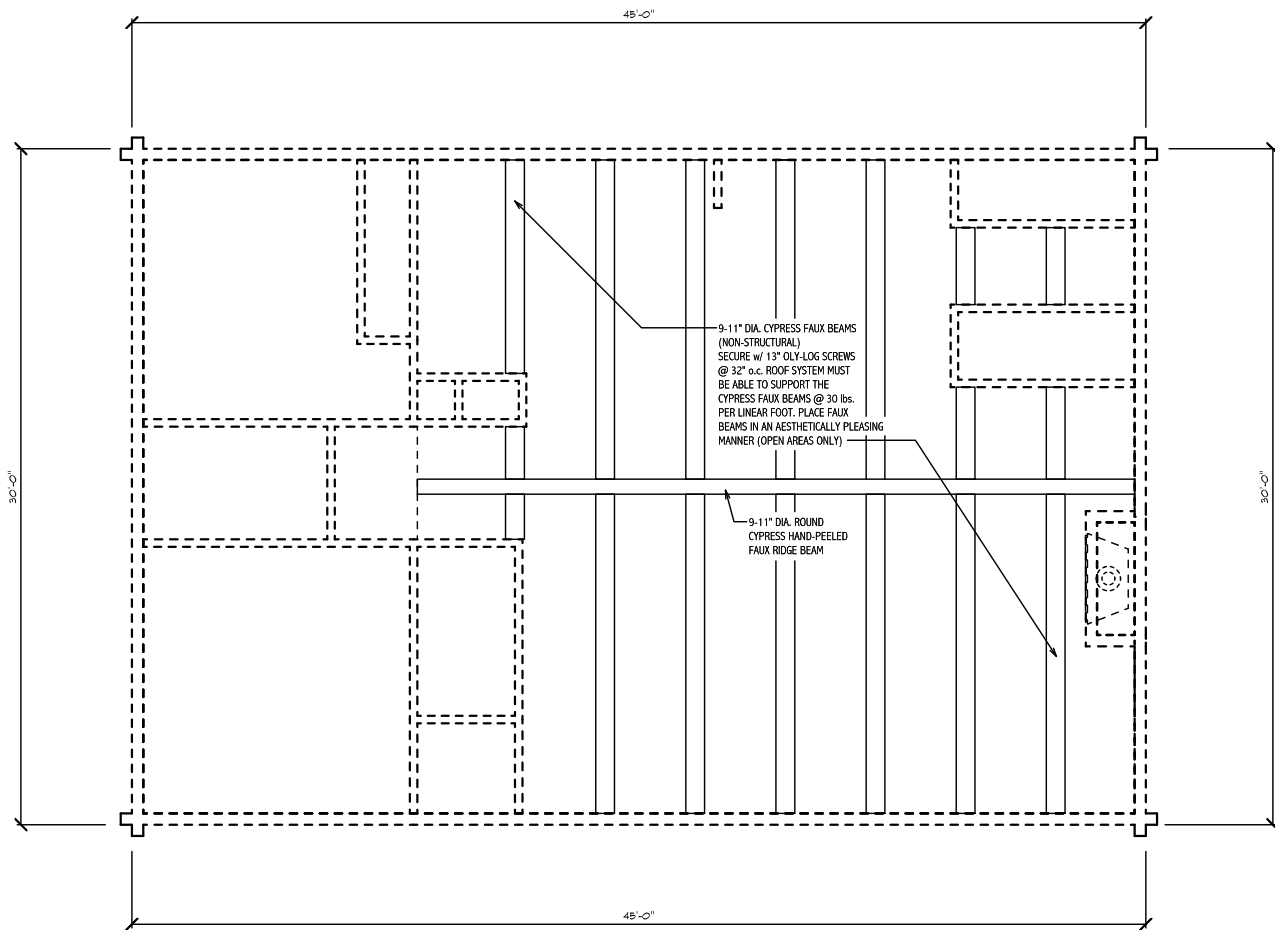
not to scale



NOTE:
THIS DETAIL IS GENERAL IN NATURE. LOCAL CODES &
MANUFACTURER'S INSTALLATION GUIDE SHALL TAKE
PRECEDENCE OVER ANYTHING SHOWN HERE.

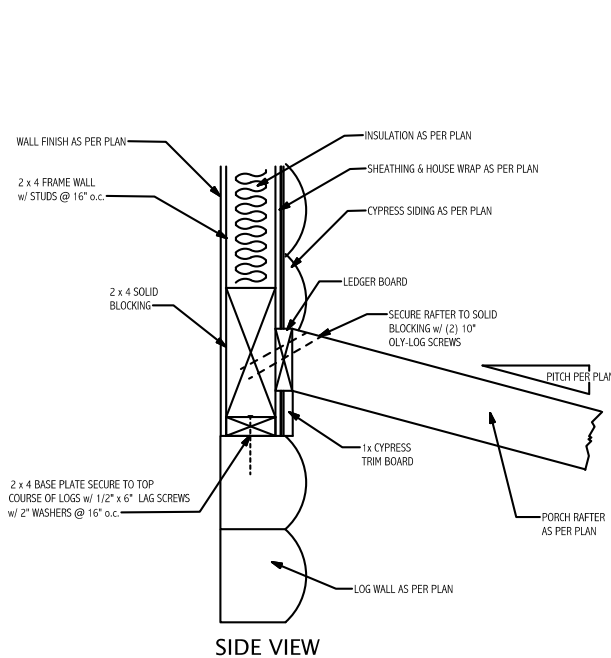
truss gable end bracing & construction detail

not to scale



roof faux beam plan

scale $1/4" = 1'-0"$



porch rafter to frame wall connection detail

not to scale

This has been electronically signed and sealed by TIOBA, BNCN - 87810443, following a Digital Signature and Seal Protocol, version 1.0.0. Document and seal contents signed and sealed and the return must be verified on the website at: www.tioba.com

Tomas B
Whitman
2024.01.30
16:00:58 -05'00'

NOTE: Written dimensions take precedence over scale.

NOTE: This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress log homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

Copyright B-K Cypress Log Homes, Inc. ©

T. Brent Whitman, P.E.
P.E. Number: 63178

These plans will comply
W/ the 2023 FBC, 8th Ed.,
for a 130 mph (3 sec gust)
wind load.

roof faux beam plan & details

Huckleberry Cabin for:

DON FROWICK
7722 STILL LAKES DRIVE, ODESSA, FL 33556

BK Cypress
Log Homes

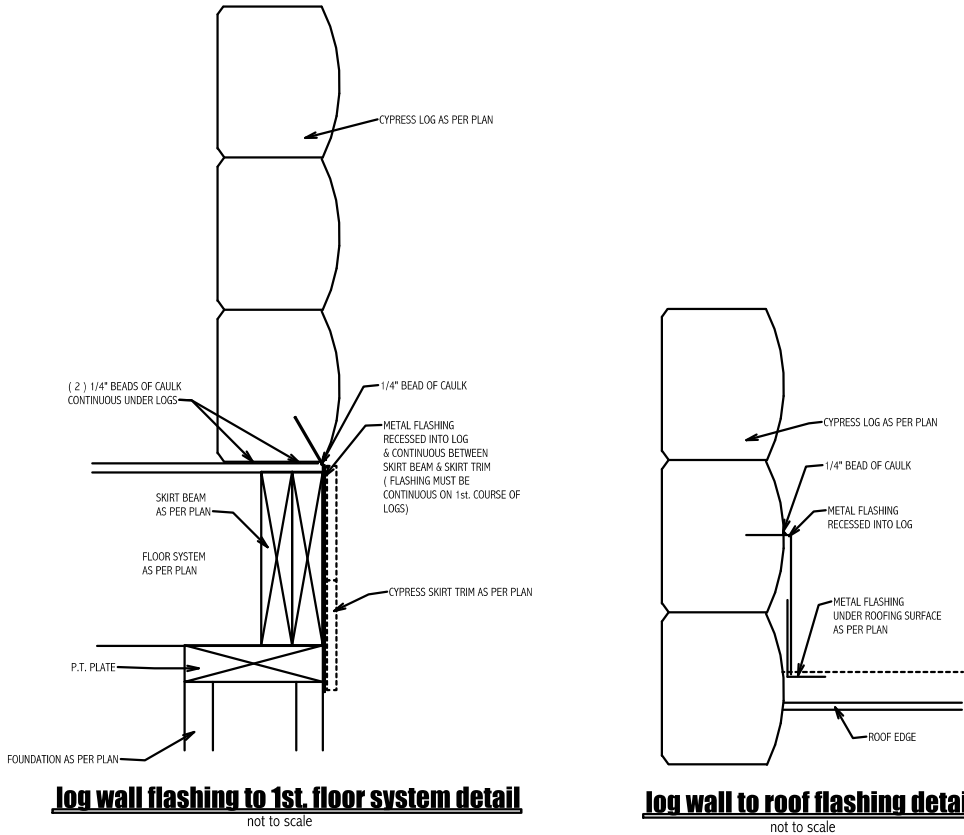
**P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564**

scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSjk

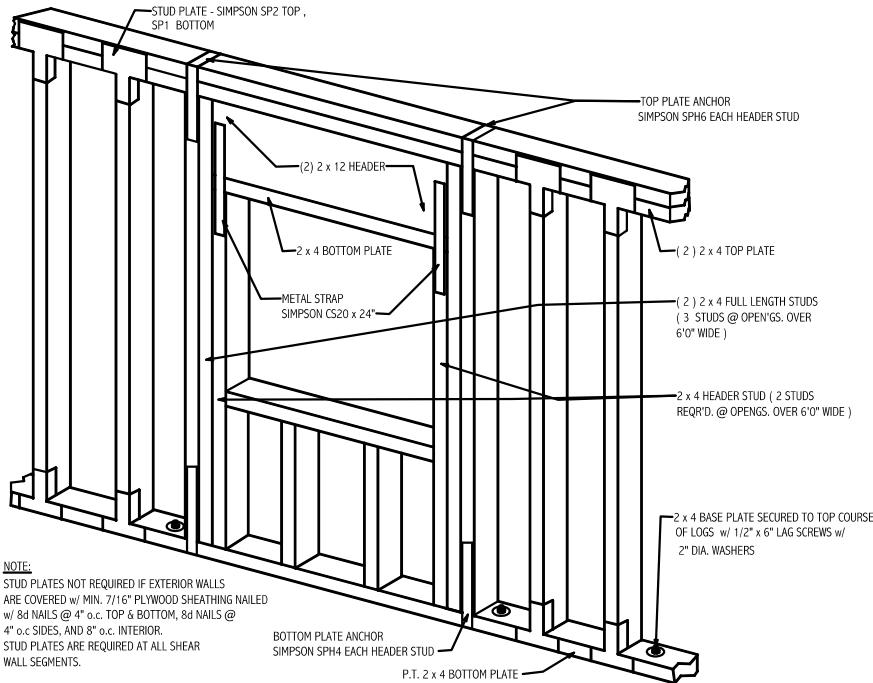
revisions

PD #5 - OCTOBER 15, 2020
PD #6 - JANUARY 1, 2021
FINAL - MARCH 13, 2023
REVISION #1 - APRIL 24, 2023
REVISION #2 - JANUARY 30, 2024

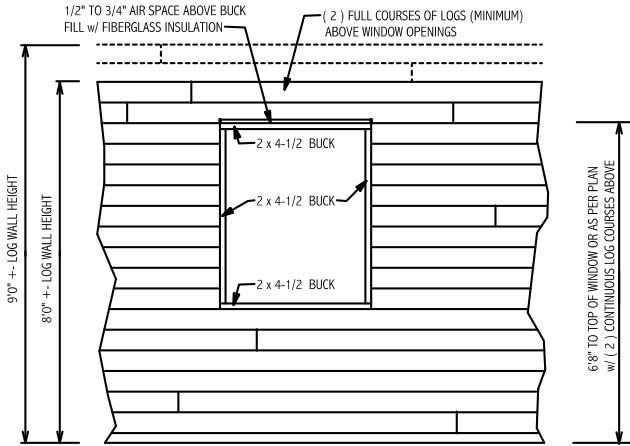
sheet **7** **of 11**



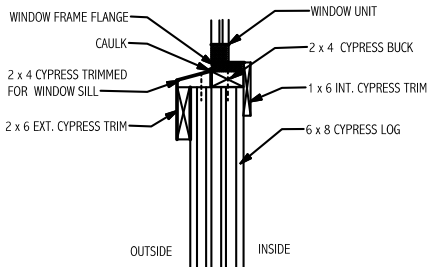
log flashing details



opening in exterior frame walls

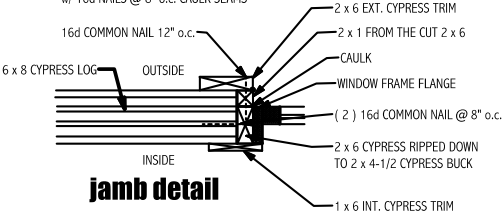


window buck in log wall



exterior sill detail

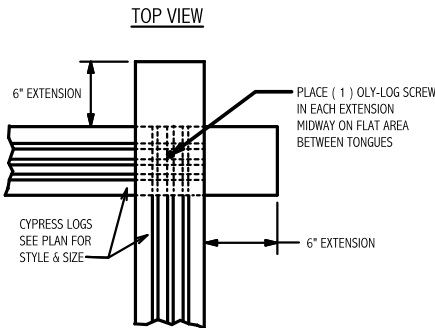
NOTE:
CUT 2 x 6 CYPRESS TO 2 x 4-1/2
SECURE TO LOG WALL
w/ (2) 16d COMMON NAILS
@ 12" o.c. SECURE TRIMMED PIECE
w/ 16d NAILS @ 8" o.c. CAULK SEAMS



jamb detail

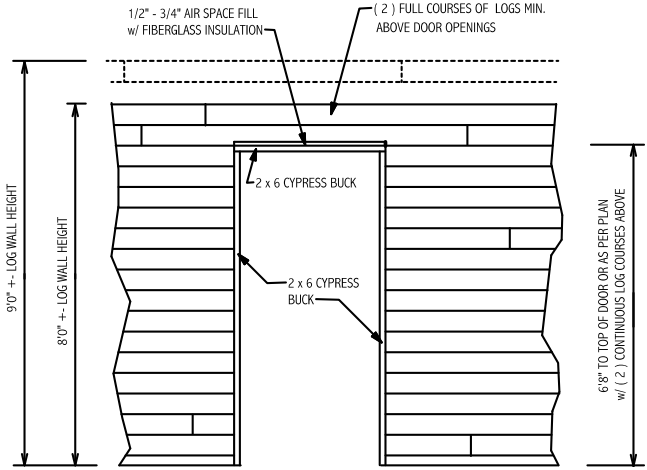
window rough opening detail

not to scale

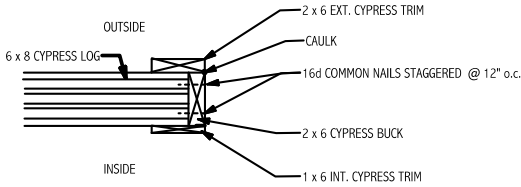


dovetail corner detail

not to scale



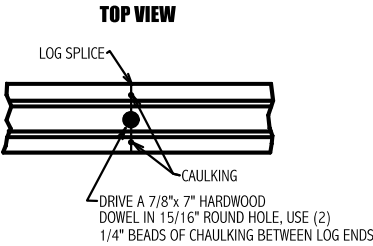
door rough opening in log wall



jamb detail

pre-hung door rough opening in log wall detail

not to scale



splice detail

not to scale



These documents have been electronically signed and sealed by T. Brent Whitman, P.E. using a digital signature and date. Printed copies of these documents must have this seal electronically signed and sealed and the signature must be verified on any electronic version.

Tomas B
Whitman
2024.01.30
16:01:20
-05'00'

T. Brent Whitman, P.E. P.E. Number: 63178	
These plans will comply W/ the 2023 FBC, 8th Ed., for a 130 mph (3 sec gust) wind load.	

details

sheet
8
of 11

revisions
PD #5 - OCTOBER 15, 2020
PD #6 - JANUARY 1, 2021
FINAL - MARCH 13, 2023
REVISION #1 - APRIL 24, 2023
REVISION #2 - JANUARY 29, 2024

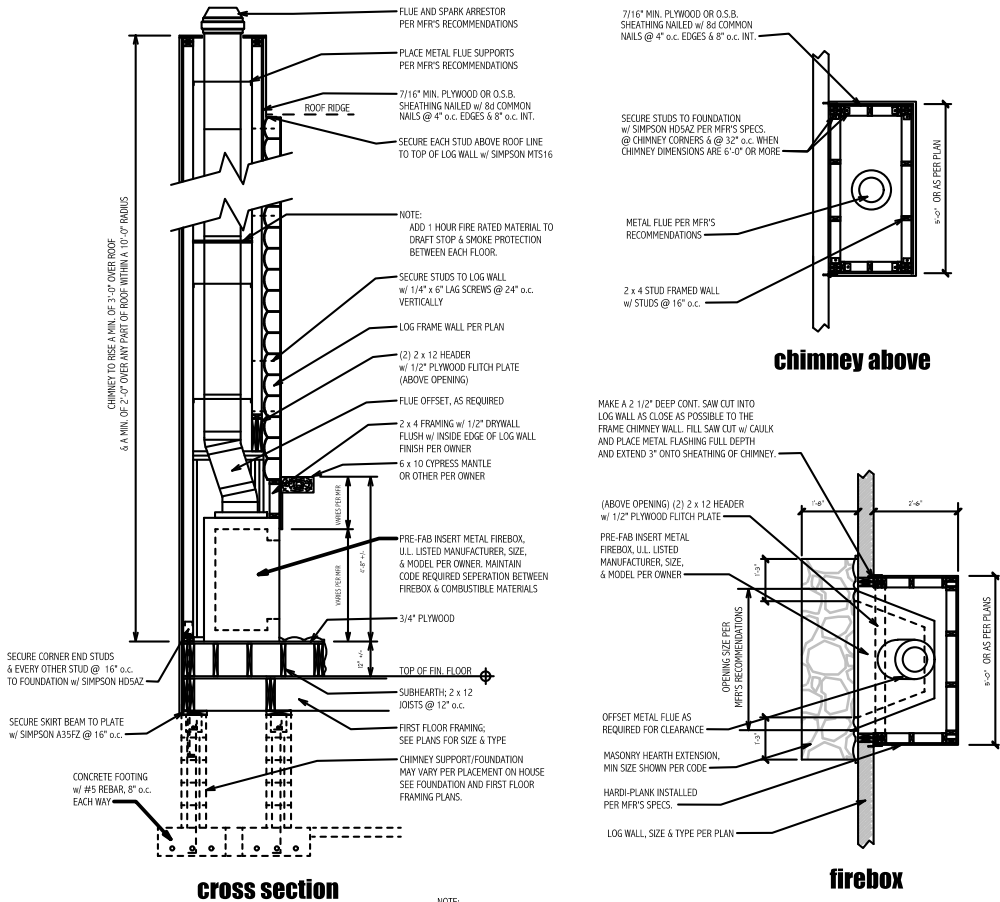
Huckleberry Cabin for:
DON FROWICK
7722 STILL LAKES DRIVE, ODESSA, FL 33556

B K Cypress
Log Homes

P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564

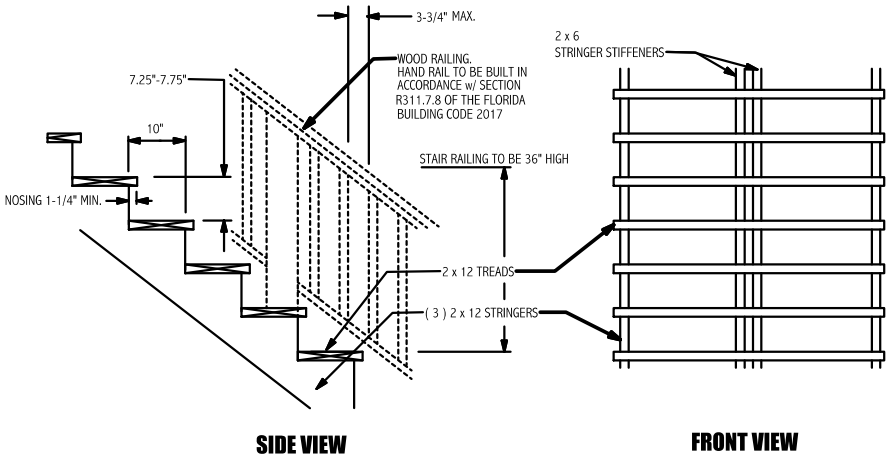
scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSjk

opening schedule			
PRODUCT CODE	SIZE	COUNT	LIBRARY NAME
36x80	3'-0" x 6'-8"	2	Door, Exterior
2868	2'-8" x 6'-8"	1	Door, Interior
3068	3'-0" x 6'-8"	5	Door, Interior
72x80 FRENCH-2	6'-0" x 6'-8"	1	Door, Exterior
1268 BF	1'-2" x 6'-8"	1	Door, Interior, Bifold
2068 BF	2'-0" x 6'-8"	1	Door, Interior, Bifold
6068 BF-2	6'-0" x 6'-8"	2	Door, Interior, Bifold
36x36 CASEMENT	3'-0" x 3'-0"	1	Window, Casement
36x36 DOUBLE HUNG	3'-0" x 3'-0"	2	Window, Dbl Hung
36x36 DOUBLE HUNG TEMPERED	3'-0" x 3'-0"	1	Window, Dbl Hung
36x60 DOUBLE HUNG	3'-0" x 5'-0"	1	Window, Dbl Hung
72x60 DOUBLE HUNG-2	6'-0" x 5'-0"	3	Window, Dbl Hung
BUILDER TO VERIFY ALL WINDOWS & ROUGH OPENING SIZES			



pre-fab insert fireplace detail

not to scale



typical stair detail

not to scale



Tomas B
Whitman
2024.01.30
16:01:42
-05'00'

NOTE:
Written dimensions take precedence over scale.

NOTE:
This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress Log Homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

Copyright B K Cypress Log Homes, Inc. ©

T. Brent Whitman, P.E. P.E. Number: 63178	
These plans will comply W/ the 2023 FBC, 8th Ed., for a 130 mph (3 sec gust) wind load.	

opening schedule & details

scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSjk

revisions

PD #5 - OCTOBER 15, 2020
PD #6 - JANUARY 1, 2021
FINAL - MARCH 15, 2023
REVISION #1 - APRIL 24, 2023
REVISION #2 - JANUARY 29, 2024

sheet

9

of 11

Huckleberry Cabin for:

DON FROWICK

7722 STILL LAKES DRIVE, ODESSA, FL 33556

P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564

B K Cypress

Log Homes

AS SHOWN

date: AUGUST 25, 2020

drawn by: SMITH

model: River Bend

job no: 20823 KSjk

NOTES:
PRE-ENGINEERED WOOD TRUSS FABRICATION & ERECTION DRAWINGS ARE TO BEAR THE SEAL & DATED SIGNATURE OF A FLORIDA REGISTERED PROFESSIONAL ENGINEER.

THE TRUSS MANUFACTURER'S ENGINEER IS TO DETERMINE THE CHORD, WEB, BRACING, ATTACHMENTS, CONNECTORS & WHEN APPLICABLE, INTERIOR PITCH.

ANY TRUSS ILLUSTRATIONS SHOW IN THESE PLANS WILL BE STRICTLY A VISUALIZATION AID.

THE LOG OFF-SETS OVER THE FOUNDATION MUST BE ADDED TO THE FOOTPRINT DIMENSION FOR AN ACCURATE TRUSS MEASUREMENT.

INFILTRATION NOTES:

CODE REQUIRES THAT THE BUILDING THERMAL ENVELOPE SHALL BE DURABLY SEALED TO LIMIT INFILTRATION & AIR LEAKAGE SHALL NOT EXCEED 0.5 CFM/SQ. FT. WHEN SUBJECTED TO AN AIR PRESSURE GRADIENT OF 25 PASCAL. THE FOLLOWING SHALL BE CAULKED, GASKETED, WEATHERSTRIPPED, OR OTHERWISE SEALED WITH AN AIR BARRIER MATERIAL, SUITABLE FILM, OR SOLID MATERIAL:

1. ALL JOINTS, SEAMS & PENETRATIONS.
2. SITE BUILT WINDOWS, DOORS & SKYLIGHTS.
3. OPENINGS BETWEEN WINDOW & DOOR ASSEMBLIES AND THEIR RESPECTIVE JAMBS & FRAMING.
4. UTILITY PENETRATIONS.
5. DROPPED CEILINGS & CHASES ADJACENT TO THE THERMAL ENVELOPE.
6. KNEE WALLS.
7. WALLS & CEILINGS SEPARATING THE GARAGE FROM CONDITIONED SPACES.
8. BEHIND TUBS & SHOWERS ON EXTERIOR WALLS.
9. COMMON WALLS BETWEEN DWELLING UNITS.
10. OTHER SOURCES OF INFILTRATION.

INSULATION NOTES:

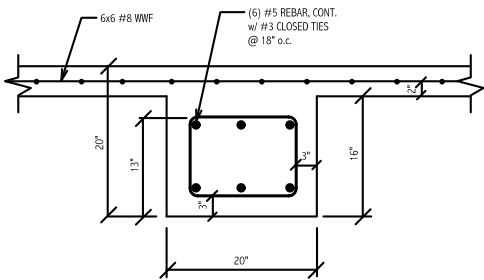
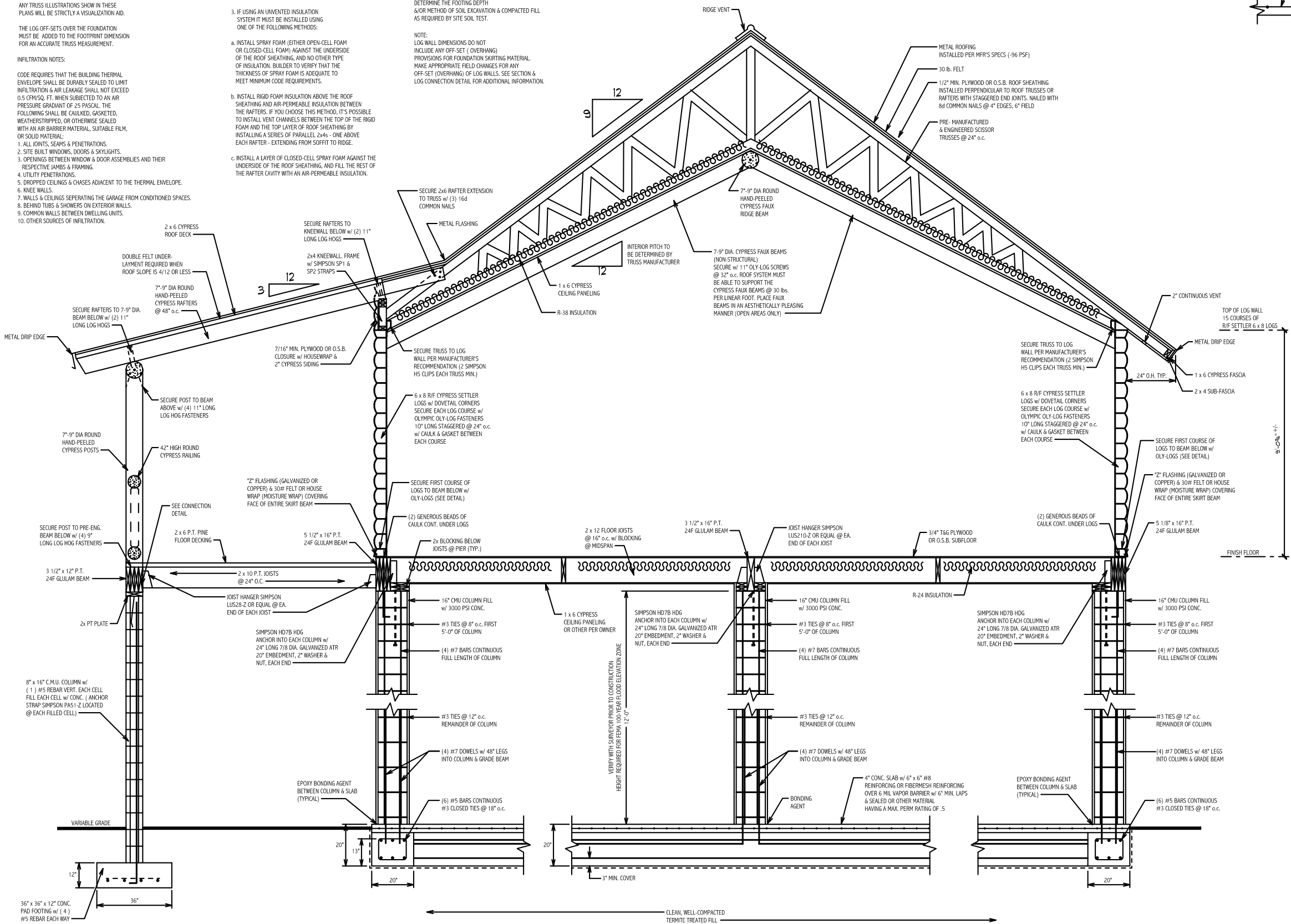
1. IF USING BATT INSULATION, TAPED GYPSUM DRYWALL OR OTHER APPROVED AIR BARRIER MUST BE INSTALLED ABOVE TAG CEILING & ACCIDENT OR EQUIVARIANT BAFFLE ABOVE INSULATION PER MFR'S RECOMMENDED AIR GAP.
2. ONLY INSTALL CAN LIGHTING PER LIGHTING MFR'S RECOMMENDATIONS.
3. IF USING AN UNVENTED INSULATION SYSTEM IT MUST BE INSTALLED USING ONE OF THE FOLLOWING METHODS:
 - a. INSTALL SPRAY FOAM (EITHER OPEN-CELL FOAM OR CLOSED-CELL FOAM) AGAINST THE UNDERSIDE OF THE ROOF SHEATHING, AND NO OTHER TYPE OF INSULATION. BUILDER TO VERIFY THAT THE THICKNESS OF SPRAY FOAM IS ADEQUATE TO MEET MINIMUM CODE REQUIREMENTS.
 - b. INSTALL RIGID FOAM INSULATION ABOVE THE ROOF SHEATHING AND AIR-PERMEABLE INSULATION BETWEEN THE RAFTERS. IF YOU CHOOSE THIS METHOD, IT'S POSSIBLE TO INSTALL VENT CHANNELS BETWEEN THE TOP OF THE RIGID FOAM AND THE TOP LAYER OF ROOF SHEATHING BY INSTALLING A SERIES OF PARALLEL 2x4s - ONE ABOVE EACH RAFTER - EXTENDING FROM SOFFIT TO RIDGE.
 - c. INSTALL A LAYER OF CLOSED-CELL SPRAY FOAM AGAINST THE UNDERSIDE OF THE ROOF SHEATHING, AND FILL THE REST OF THE RAFTER CAVITY WITH AN AIR-PERMEABLE INSULATION.

NOTES:
BUILDER TO CONFIRM FOUNDATION HEIGHT COMPLIES WITH FLOOD ZONE LOCATION REQUIREMENTS.

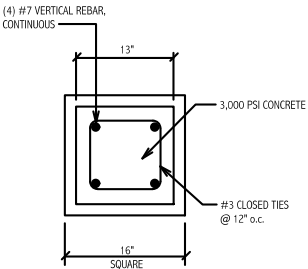
REGULATIONS & LAWS AS TO SITE, LAND USE, ZONING, & ETC. ARE THE RESPONSIBILITY OF THE OWNER &/OR BUILDER.

SITE PREPARATION & METHOD OF SOIL EXCAVATION, COMPACTED FILL, GRADE, & TERRACING BY OWNER
IT IS ADVISABLE TO HAVE A GEO-TECHNICAL ENGINEER DETERMINE THE FOOTING DEPTH &/OR METHOD OF SOIL EXCAVATION & COMPACTED FILL AS REQUIRED BY SITE SOIL TEST.

NOTE:
LOG WALL DIMENSIONS DO NOT INCLUDE ANY OFF-SET (OVERHANG) PROVISIONS FOR FOUNDATION SKIRTING MATERIAL. MAKE APPROPRIATE FIELD CHANGES FOR ANY OFF-SET (OVERHANG) OF LOG WALLS. SEE SECTION & LOG CONNECTION DETAIL FOR ADDITIONAL INFORMATION.



GRADE BEAM SECTION B-B
SCALE: 3/4" = 1'-0"



COLUMN VERTICAL SECTION A-A
SCALE: 3/4" = 1'-0"

NOTE:
Written dimensions take precedence over scale.

NOTE:
This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress log homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

Copyright BK Cypress Log Homes, Inc. ©

T. Brent Whitman, P.E.
P.E. Number: 63178

These plans will comply
W/ the 2023 FBC, 8th Ed.,
for a 130 mph (3 sec gust)
wind load.

scale: AS SHOWN
date: AUGUST 25, 2020
drawn by: SMITH
model: River Bend
job no: 20823 KSjk

P.O. Box 191
Bronson, Florida 32621
Ph. (352)486-2470 (800) 553-1564

B K Cypress
Log Homes

Huckleberry Cabin for:

DON FROWICK

7722 STILL LAKES DRIVE, ODESSA, FL 33556

revisions

PD #5 - OCTOBER 15, 2020
PD #6 - JANUARY 1, 2021
FINAL - MARCH 15, 2023
REVISION #1 - APRIL 24, 2023
REVISION #2 - JANUARY 29, 2024

sheet

10

of 11

section A-A

section A-A

Scale 1/2"=1'-0"



Tomas B
Whitman
2024.01.30
16:02:04 -05'00'

ICC EVALUATION SERVICE, INC.

BUSINESS REGIONAL OFFICE, 5360 WORKMAN MILL ROAD, WHITTIER, CA, 562/699-0543
REISSUED JANUARY 2016

DIVISION: 06 00 00 - WOOD, PLASTICS AND COMPOSITES FASTENINGS
SECTION: 06 05 23 - WOOD, PLASTIC, AND COMPOSITE FASTENINGS

REPORT HOLDER:

OMG, INC.
153 BOWLES ROAD
AGAWAM, MASSACHUSETTS 01001
(413) 789-0252

ADDITIONAL LISTE:

MITEK INDUSTRIES, INC.
14515 NORTH OUTER FORTY, SUITE 300
CHESTERFIELD, MISSOURI 63017
(314) 434-1200

EVALUATION SUBJECT:

FASTENMASTER LOK SERIES STRUCTURAL WOOD SCREWS

1.0 EVALUATION SCOPE

COMPLIANCE WITH THE FOLLOWING CODES:

-2015, 2012, 2009 and 2006 INTERNATIONAL BUILDING CODE (IBC)
-2015, 2012, 2009 and 2006 INTERNATIONAL RESIDENTIAL CODE (IRC)

PROPERTIES EVALUATED:

STRUCTURAL CORROSION RESISTANCE

2.0 USES

The FastenMaster LOK Series fasteners described in this report are alternate dove-type threaded fasteners used for wood-to-wood connections.

The FastenMaster LOK Series fasteners described in Sections 3.1.1 through 3.1.4 may be used where fasteners are required to exhibit corrosion resistance when exposed to adverse environmental conditions and/or in preservative-treated wood (subject to the limitations of Section 5.2), and are alternatives to hot-dip-galvanized fasteners with a coating weight in compliance with ASTM A153, Class D. The fasteners have been evaluated for use with wood chemically treated with waterborne alkaline copper quaternary, type D (ACQ-D).

3.0 DESCRIPTION

3.1 General:

The LOK Series fasteners described in this report are manufactured using a standard cold-forming process and are heat-treated. These fasteners depart from ANSI B18.2.1 and B18.6.1 in thread design, exceed the bending yield strengths documented in Table 5 of American Forest & Paper Association (AF&PA) Technical Report 12, and are not installed with lead holes in accordance with the ANSI/AWC National Design Specification (NDS) for Wood Construction. The LOK Series fasteners recognized in this report are described in Sections 3.1.1 through 3.1.5. Product names for fasteners sold by Mitek Industries are shown in Table 7.

3.1.1 OylLog and TimberLOK Fasteners: The OylLog and TimberLOK fasteners have a 5/16-inch (7.9 mm) hex-head, rolled threads and a ginitel point. They have a proprietary corrosion-resistant coating with a lubricious clear top coat. See Table 1A for fastener dimensions and a diagram.

3.1.2 HeadLOK Fasteners: The HeadLOK fasteners have a proprietary #3 Spider-drive head, rolled threads and a ginitel point. They have a proprietary corrosion-resistant coating.

3.1.3 LedgerLOK and LogHog Fasteners: The LedgerLOK and TrussLOK-Z fasteners have a 5/16-inch (7.9 mm) hex-head with integral washer, rolled threads and a ginitel point. The LedgerLOK fasteners have a proprietary corrosion-resistant coating with a lubricious clear top coat. The LogHog fasteners have a proprietary corrosion-resistant coating. See Table 1B for fastener dimensions and a diagram.

3.1.4 TrussLOK and TussLOK-Z Fasteners: The TrussLOK and TrussLOK-Z fasteners have a 5/16-inch (7.9 mm) hex-head, rolled threads and proprietary cutting points. They have a proprietary corrosion-resistant coating with a lubricious clear top coat.

3.1.5 ThrulOK Fasteners: The ThrulOK fasteners have a 5/16-inch (7.9 mm) hex-head, rolled threads and a proprietary cutting point. The fasteners are coated with mechanically applied zinc in accordance with ASTM B695, Type 1, Class 55. They are supplied with the ThrulOK washer and nut.

3.2 Materials:

3.2.1 Fasteners: The fasteners are made of carbon steel grade 1022 or 10B21 wire, conforming to the report holder's material specifications, and have a proprietary finish. Minimum bending yield strengths of the fasteners are listed in Tables 1A & 1B of this report.

3.2.2 Wood Members: Wood members must be solid-sawn lumber having a minimum assigned specific gravity as indicated in Tables 2, 3 and 4. Assigned specific gravity for solid-sawn lumber must be determined in accordance with Table 12.3.3A of the 2015 NDS (Table 11.3.3A of NDS-12 for the 2012 IBC, Table 11.3.2A of NDS-05 for the 2009 and 2006 IBC).

4.0 DESIGN AND INSTALLATION

4.1 Design

Reference withdrawal design values are given in Table 2 of this report. Reference head pull-through design values are given in Table 3 of this report. Reference lateral design values for wood-to-wood connections loaded parallel and perpendicular to the grain, are given in Table 4.

The reference design values given in Tables 2 through 4 must be multiplied by all adjustment factors applicable to wood screws, in accordance with the NDS, including the wet service factor, CW, where applicable. Reference head pull-through design values must be adjusted using the NDS adjustment factors applicable to withdrawal for wood screws.

The allowable load for a single-screw connection in which the screw is subject to tension must be taken as the least of: (a) the reference withdrawal design value given in Table 2, adjusted by all applicable adjustment factors; (b) the reference head pull-through design value given in Table 3, adjusted by all applicable adjustment factors; and (c) the allowable screw tension strength given in Tables 1A through 1F.

The allowable lateral load for a single-screw connection must be taken as the lesser of: (a) the reference lateral design value given in Table 4, adjusted by all applicable adjustment factors, and (b) the allowable screw shear strength given in Table 1A through 1F.

When designing a connection, the structural members must be checked for load-carrying capacity in accordance with Section 11.2.3 of NDS-15 (Section 10.1.2 of NDS-12 and NDS-05 for the 2012, 2009 and 2006 IBC), and local stresses within multiple-fastener connections must be checked against appendix E of the NDS to ensure the capacity of the connection and fastener group. Connections containing multiple screws must also be designed in accordance with Sections 11.2.2 and 12.6 of NDS-15 (Sections 10.2.2 and 11.6 of NDS-12 and NDS-05 for the 2012, 2009 and 2006 IBC).

3.1.5 ThrulOK Fasteners: The ThrulOK fasteners have a 5/16-inch (7.9 mm) hex-head, rolled threads and a proprietary cutting point. The fasteners are coated with mechanically applied zinc in accordance with ASTM B695, Type 1, Class 55. They are supplied with the ThrulOK washer and nut.

3.2 Materials:

3.2.1 Fasteners: The fasteners are made of carbon steel grade 1022 or 10B21 wire, conforming to the report holder's material specifications, and have a proprietary finish. Minimum bending yield strengths of the fasteners are listed in Tables 1A & 1B of this report.

3.2.2 Wood Members: Wood members must be solid-sawn lumber having a minimum assigned specific gravity as indicated in Tables 2, 3 and 4. Assigned specific gravity for solid-sawn lumber must be determined in accordance with Table 12.3.3A of the 2015 NDS (Table 11.3.3A of NDS-12 for the 2012 IBC, Table 11.3.2A of NDS-05 for the 2009 and 2006 IBC).

4.0 DESIGN AND INSTALLATION

4.1 Design

Reference withdrawal design values are given in Table 2 of this report. Reference head pull-through design values are given in Table 3 of this report. Reference lateral design values for wood-to-wood connections loaded parallel and perpendicular to the grain, are given in Table 4.

The reference design values given in Tables 2 through 4 must be multiplied by all adjustment factors applicable to wood screws, in accordance with the NDS, including the wet service factor, CW, where applicable. Reference head pull-through design values must be adjusted using the NDS adjustment factors applicable to withdrawal for wood screws.

The FastenMaster LOK Series fasteners described in Sections 3.1.1 through 3.1.4 are recognized for use in wood chemically treated with waterborne alkaline copper quaternary, type D (ACQ-D), with a maximum retention of 0.40 ppi (6.4 kg/m³). These fasteners must be limited to use in typical applications and limitations defined in Table 6.

4.2 Installation:

The fasteners must be installed with a 1/2-inch (12.7 mm), low RPM/high torque electric drill (450 rpm) using the driver bit included in each box. Lead holes are not required. Fasteners must be installed at the minimum end and edge distances listed in Table 5 of this report.

The ThrulOK fastener must be installed with the ThrulOK washer and nut (supplied with the fastener). The ThrulOK fastener must penetrate through the opposite face of the main member a sufficient distance to allow the nut to be tightened snugly against the main member, with at least 1/2 inch (12.7 mm) of the threaded portion of the shank engaging the internal threads of the nut.

5.0 CONDITIONS OF USE

The fasteners described in this report comply with, or are suitable alternatives to what is specified in, those codes listed in section 1.0 of this report, subject to the following conditions:

5.1 Design and installation of connections with FastenMaster LOK Series fasteners must comply with this report, the manufacturer's published instructions and the applicable code. In the event of a conflict between the manufacturer's published installation instructions and this report, the more restrictive governs.

5.2 Use of the fasteners in locations exposed to saltwater or saltwater spray is outside the scope of this evaluation report.

6.0 EVIDENCE SUBMITTED

6.1 Data in accordance with the ICC-ES Acceptance Criteria for Alternate Dove-Type Threaded Fasteners (AC233), dated April 2015.

6.2 Data in accordance with the ICC-ES Acceptance Criteria for Corrosion-resistant Fasteners and Evaluation of Corrosion Effects of Wood Treatment Chemicals (AC257), dated October 2009 (editorially revised May 2015).

7.0 IDENTIFICATION

Packages of fasteners are identified by the company name (OMG or Mitek), one of the product names shown in Table 7, the fastener size and the evaluation report number (ESR-1078). Head markings on the fasteners indicate fastener length and are applied as noted in Tables 1A through 1F.

TABLE 1C-FASTENER SPECIFICATIONS: LEDGERLOK AND LOGHOG FASTENERS

LEDGERLOK/ LOGHOG FASTENER DESIGNATION	HEAD MARKING	OVERALL LENGTH ¹ (inches)	LENGTH OF THREAD ¹ (inches)	UNTHREADED SHANK DIAMETER (inch)	MINOR THREAD (ROOT) DIAMETER (inch)	BENDING YIELD ² (F yb, psi)	ALLOWABLE FASTENER STRENGTH ³ Tensile (lbf) Shear ⁴ (lbf)
LLOS	F3.6	3 5/8	2	0.228	0.202	200,700	1,833 1,235
LLOS	F5.0	5	3				
LHOG009	F9.0	9	3				
LHOG011	F11.0	11	3				
LHOG013	F13.0	13	3				
LHOG015	F15.0	15	3				

For SI: 1 inch = 25.4 mm, 1 lbf = 4.44 N, 1 psi = 6.895 kPa.

¹ For purposes of measuring overall fastener length, fasteners must be measured from the underside of head to bottom of tip.

² Length of thread includes tip. See detailed illustration.

³ Bending yield strength determined per methods specified in ASTM F1575 and based on the minor thread diameter.

⁴ Allowable shear strength values apply only to shearing in the unthreaded shank portion of the fastener.

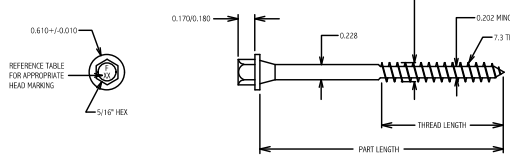


TABLE 1D-FASTENER SPECIFICATIONS: TRUSSLOK FASTENERS

TRUSSLOK FASTENER DESIGNATION	HEAD MARKING	OVERALL LENGTH ¹ (inches)	LENGTH OF THREAD ¹ (inches)	UNTHREADED SHANK DIAMETER (inch)	MINOR THREAD (ROOT) DIAMETER (inch)	BENDING YIELD ² (F yb, psi)	ALLOWABLE FASTENER STRENGTH ³ Tensile (lbf) Shear ⁴ (lbf)
EW538	F3.3	3 3/8	1 1/2	0.228	0.215	218,400	1,833 1,235
EW5005	F5.0	5					
EW5006	F6.0	6					
EW5007	F7.0	7					

For SI: 1 inch = 25.4 mm, 1 lbf = 4.44 N, 1 psi = 6.895 kPa.

¹ For purposes of measuring overall fastener length, fasteners must be measured from the underside of head to bottom of tip.

² Length of thread includes tip. See detailed illustration.

³ Bending yield strength determined per methods specified in ASTM F1575 and based on the minor thread diameter.

⁴ Allowable shear strength values apply only to shearing in the unthreaded shank portion of the fastener.

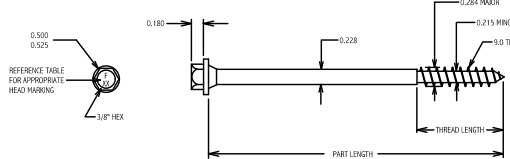


TABLE 1E-FASTENER SPECIFICATIONS: TRUSSLOK-Z FASTENERS

TRUSSLOK-Z FASTENER DESIGNATION	HEAD MARKING	OVERALL LENGTH ¹ (inches)	LENGTH OF THREAD ¹ (inches)	UNTHREADED SHANK DIAMETER (inch)	MINOR THREAD (ROOT) DIAMETER (inch)	BENDING YIELD ² (F yb, psi)	ALLOWABLE FASTENER STRENGTH ³ Tensile (lbf) Shear ⁴ (lbf)
TSZ278	F2.8	2 7/8	1 1/4	0.228	0.202	218,400	1,833 1,235
TSZ212	F4.5	4 1/2					
TSZ206	F6.0	6					

For SI: 1 inch = 25.4 mm, 1 lbf = 4.44 N, 1 psi = 6.895 kPa.

¹ For purposes of measuring overall fastener length, fasteners must be measured from the underside of head to bottom of tip.

² Length of thread includes tip. See detailed illustration.

³ Bending yield strength determined per methods specified in ASTM F1575 and based on the minor thread diameter.

⁴ Allowable shear strength values apply only to shearing in the unthreaded shank portion of the fastener.

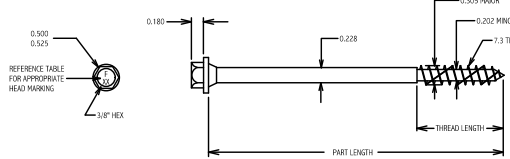


TABLE 1F-FASTENER SPECIFICATIONS: THRULOK FASTENERS¹

TRUSSLOK FASTENER DESIGNATION	HEAD MARKING	OVERALL LENGTH ¹ (inches)	LENGTH OF THREAD ¹ (inches)	UNTHREADED SHANK DIAMETER (inch)	MINOR THREAD (ROOT) DIAMETER (inch)	BENDING YIELD ² (F yb, psi)	ALLOWABLE FASTENER STRENGTH ³ Tensile (lbf) Shear ⁴ (lbf)
THR514	FT6.2	6 1/4	5/9 1 2/10	0.228	0.201	218,400	1,970 1,235
THR007	FT7.0	7					
THR008	FT8.0	8					
THR912	FT9.5	9 1/2					

For SI: 1 inch = 25.4 mm, 1 lbf = 4.44 N, 1 psi = 6.895 kPa.

¹ For purposes of measuring overall fastener length, fasteners must be measured from the underside of head to bottom of tip.

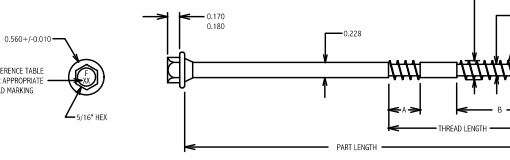
² Length of thread includes tip. See detailed illustration.

³ Bending yield strength determined per methods specified in ASTM F1575 and based on the minor thread diameter.

⁴ The thread lengths given for the ThrulOK are for zones A and B, as depicted in the diagram below.

⁵ Allowable shear strength values apply only to shearing in the unthreaded shank portion of the fastener.

⁶ The ThrulOK fastener must be used with the ThrulOK washer and nut (not supplied with the fastener).



NOTE:
Written dimensions take precedence over scale.

NOTE:
This log home plan is designed and/or engineered to be used only with materials produced by BK Cypress Log Homes.

Use of any other species and/or substitutions of lesser cypress logs and material shall render this plan VOID and release BK Cypress Log Homes of any liability resulting from the unauthorized substitution and/or use of such lesser cypress logs and material.

BK Cypress Log Homes Copyright Protection: BK Cypress log homes retains all rights to all preliminary, mechanical, architectural, and construction methods, designs, and drawings and all are the sole property of BK Cypress Log Homes. No person, customer, builder, company, or other entity may copy, reproduce, or use these methods, designs, and drawings without BK Cypress Log Homes' express written permission.

Copyright B-K Cypress Log Homes, Inc. ©

TABLE 4-REFERENCE LATERAL DESIGN VALUES (Z) FOR SINGLE SHEAR (TWO-MEMBER) WOOD-TO-WOOD CONNECTIONS
LOADED PARALLEL (Z_{||}) OR PERPENDICULAR (Z_⊥) TO THE GRAIN^{1,2}

FASTENER	Designation	Length (inches)	MINIMUM SIDE MEMBER THICKNESS ¹ t ₁ (inches)	MINIMUM MAIN MEMBER PENETRATION ¹ p (inches)	Z (lb) FOR MINIMUM SPECIFIC GRAVITIES OF:					
					0.5		0.46		0.42	
					Z	Z _⊥	Z	Z _⊥	Z	Z _⊥
OylLog/ TimberLOK		2 1/2 ³	1 1/2	1	240	220	220	200	200	180
		4 & longer	1 1/2	2 1/2	280	260	260	230	240	210
		6 & longer	2 1/2	3 1/2	290	270	270	250	250	230
		8 & longer	3	5	290	270	260	250	240	230
		2 7/8 ⁴	1 1/2	1 3/8	240	210	220	180	210	150
HeadLOK		4 1/2	1 1/2	3	280	260	260	240	250	220
		6 & longer	1 1/2	4 1/2	290	270	270	250	250	230
		8 & longer	2 1/2	3 1/2	300	280	280	260	270	240
		8 & longer	3	5	290	280	280	260	260	230
		3 5/8 ⁴	1 1/2	1 1/2 ⁵	-	300	-	220	-	220
LedgerLOK		3 5/8	1 1/2	2 1/8	310	310	290	280	270	250
		5	1 1/2	3 1/2	320	300	300	280	280	260
		9 & longer	6	3	310	300	290	280	270	260
		3 3/8	1 3/4	1 5/8	320	290	300	270	280	260
		5	1 1/2	3 1/4	330	300	310	270	290	250
TrussLOK		6 3/4	1 3/4	5	330	310	310	290	290	270
		2 7/8	1 1/2	1 3/8	310	290	300	270	280	240
		4 1/2	1 1/2	3	320	290	300	270	290	250
		6	1 1/2	4 1/2	330	300	310	280	290	250

FASTENER		MINIMUM SIDE MEMBER THICKNESS ¹ , t ₁ (inches)	MAIN MEMBER THICKNESS ¹ (inches)	Z (lbf) FOR MINIMUM SPECIFIC GRAVITIES OF:						
Designation	Length (inches)			0.5		0.46		0.42		
				Min	Max	Z _⊥	Z _∥	Z _⊥	Z _∥	Z _⊥
ThrulOK ⁽⁶⁾	6 1/4	1 1/2	3 1/4	4 1/4	350	320	320	300	300	270
	7	1 1/2	4	5	350	320	320	300	300	270
	8	1 1/2	3 1/2	4 1/2	350	330	320	300	300	270
	9 1/2	1 1/2	6 1/2	7 1/2	350	330	320	300	300	270