Whisper Creek

Copper Creek
Mountain Line
Standard Features

Wall construction

2x6 Stud
Double Top Plate
Single Bottom Plate
9' wall height
7/16 OSB sheathing
House Wrap
Laminated LVL Headers with insulation core
conventional 2x6 framing practices

Exterior

Siding Installed
Stained & Clear Coat Applied
Windows Installed
Pella Window Vapor Tape Installed
Heavy Timber Window Trim
Window Trim Caulked
Chinking Installed
Lift Points For Unloading Installed
Exterior Corners Pre-Finished, shipped loose

Pella Encompass Windows Are Standard, Almond Color
All Chinking Done Except At Package Connection Points

Roof

10:12 Pitch Central Roof System
Truss Roof system
Roof Sheathing Included
Truss Blocking
Truss Hangers
2X6 Sub-Fascia
24" Gable Eve Overhang
24" Eve Overhang All Other Locations
Glulam Ridge Beam

Loft

2X loft floor framing
2 X Ledgers For Wall Bearing Connections
Floor Sheathing
Loft Support beam

Interior Timber Package

10" center post
Timber Rafters
Faux 4" beams

Exterior Timber Package

10" Timber Porch posts
Roof purlins
10" Timber porch Beams

All Necessary Steel Bracketry Included
Powder Coat Black Finish
Additional Timbers may be added and charged depending on model size, options, and final engineering

Design Criteria

Every Plan Will Be Engineered To Build Site Requirements For Wind, Seismic and Roof Load.

Wind - 90 MPH
Roof Load - 70 PSF Ground Snow Load
Foundation - 1,500 PSF Minimum Soil Bearing Pressure, Site Class D
Seismic - Evaluated During Engineering

A Price Increase May Be Necessary Accommodate Structural Changes After Engineering Review