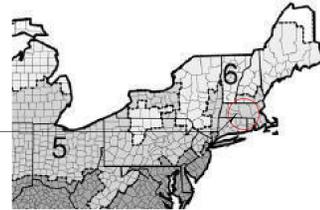
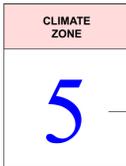


2015 IRC INTERNATIONAL RESIDENTIAL CODE® FOR ONE- AND TWO-FAMILY DWELLINGS	SNOW LOADS		BASIC WIND SPEED, V _{ult} (mph)			SEISMIC PARAMETERS (g)		
	City/Town	Ground Snow Load, P _g (psf)	Minimum Flat Roof Snow Load, P _f (psf)	Risk Category I	Risk Category II	Risk Category III or IV	S _e	S _i
	Millis	40	35	118	129	139	0.188	0.065



2021 INTERNATIONAL ENERGY CODE

TABLE R402.1.3 INSULATION MINIMUM R-VALUES AND FENESTRATION REQUIREMENTS BY COMPONENT^a

CLIMATE ZONE	FENESTRATION U-FACTOR ^{b,1}	SKYLIGHT ^b U-FACTOR	GLAZED FENESTRATION SHGC ^{d,4}	CEILING R-VALUE	WOOD FRAME WALL R-VALUE ^e	MASS WALL R-VALUE ^h	FLOOR R-VALUE	BASEMENT ^g WALL R-VALUE	SLAB ^f R-VALUE & DEPTH	CRAWL SPACE ^g WALL R-VALUE
0	NR	0.75	0.25	30	13 or 0 + 10	3/4	13	0	0	0
1	NR	0.75	0.25	30	13 or 0 + 10	3/4	13	0	0	0
2	0.40	0.65	0.25	49	13 or 0 + 10	4/6	13	0	0	0
3	0.30	0.55	0.25	49	20 or 13 + 5ci or 0 + 15	8/13	19	5ci or 13 ⁱ	10ci, 2 ft	5ci or 13 ⁱ
4 except Marine	0.30	0.55	0.40	60	20+5 or 13 + 10ci or 0 + 15	8/13	19	10ci or 13	10ci, 4 ft	10ci or 13
5 and Marine 4	0.30 ^j	0.55	0.40	60	20+5 or 13 + 10ci or 0 + 15	13/17	30	15ci or 19 or 13 + 5ci	10ci, 4 ft	15ci or 19 or 13 + 5ci
6	0.30 ^j	0.55	NR	60	20 + 5ci or 13 + 10ci or 0 + 20	15/20	30	15ci or 19 or 13 + 5ci	10ci, 4 ft	15ci or 19 or 13 + 5ci
7 and 8	0.30 ^j	0.55	NR	60	20 + 5ci or 13 + 10ci or 0 + 20	19/21	38	15ci or 19 or 13 + 5ci	10ci, 4 ft	15ci or 19 or 13 + 5ci

For SI: 1 foot = 304.8 mm.
NR = Not Required.

ci = continuous insulation.

a. R-values are minimums. U-factors and SHGC are maximums. Where insulation is installed in a cavity that is less than the label or design thickness of the insulation, the installed R-value of the insulation shall be not less than the R-value specified in the table.

b. The fenestration U-factor column excludes skylights. The SHGC column applies to all glazed fenestration.

c. Exception: In Climate Zones 0 through 3, skylights shall be permitted to be excluded from glazed fenestration SHGC requirements provided that the SHGC for such skylights does not exceed 0.30.

d. "5ci or 13" means R-5 continuous insulation (ci) on the interior or exterior surface of the wall or R-13 cavity insulation on the interior side of the wall. "10ci or 13" means R-10 continuous insulation (ci) on the interior or exterior surface of the wall or R-13 cavity insulation on the interior side of the wall. "15ci or 19 or 13 + 5ci" means R-15 continuous insulation (ci) on the interior or exterior surface of the wall or R-19 cavity insulation on the interior side of the wall, or R-13 cavity insulation on the interior of the wall in addition to R-5 continuous insulation on the interior or exterior surface of the wall.

e. R-5 insulation shall be provided under the full slab area of a heated slab in addition to the required slab-edge insulation R-value for slabs, as indicated in the table. The slab edge insulation for heated slabs shall not be required to extend below the slab.

f. There are no SHGC requirements in the Marine Zone.

g. Basement wall insulation is not required in warm-humid locations as defined by Figure R301.1 and Table R301.1.

h. The first value is cavity insulation; the second value is continuous insulation. Therefore, as an example, "13 + 5" means R-13 cavity insulation plus R-5 continuous insulation.

i. Mass walls shall be in accordance with Section R402.2.5. Where more than half the insulation is on the interior of the mass wall.

j. A maximum U-factor of 0.32 shall apply in Climate Zones 3 through 8 to vertical fenestration products installed in buildings located either:

- Above 4,000 feet in elevation, or
- In windborne debris regions where protection of openings is required by Section R301.2.1.2 of the International Residential Code.

TABLE R402.1.2 MAXIMUM ASSEMBLY U-FACTORS^a AND FENESTRATION REQUIREMENTS

CLIMATE ZONE	FENESTRATION U-FACTOR ^b	SKYLIGHT U-FACTOR	GLAZED FENESTRATION SHGC ^{d,4}	CEILING U-FACTOR	WOOD FRAME WALL U-FACTOR	MASS WALL U-FACTOR ^h	FLOOR U-FACTOR	BASEMENT WALL U-FACTOR	CRAWL SPACE WALL U-FACTOR
0	0.50	0.75	0.25	0.035	0.084	0.197	0.064	0.360	0.477
1	0.50	0.75	0.25	0.035	0.084	0.197	0.064	0.360	0.477
2	0.40	0.65	0.25	0.026	0.084	0.165	0.064	0.360	0.477
3	0.30	0.55	0.25	0.026	0.060	0.098	0.047	0.091 ^f	0.136
4 except Marine	0.30	0.55	0.40	0.024	0.045	0.098	0.047	0.059	0.065
5 and Marine 4	0.30	0.55	NR	0.024	0.045	0.082	0.033	0.050	0.055
6	0.30	0.55	NR	0.024	0.045	0.060	0.033	0.050	0.055
7 and 8	0.30	0.55	NR	0.024	0.045	0.057	0.028	0.050	0.055

For SI: 1 foot = 304.8 mm.

a. Nonfenestration U-factors shall be obtained from measurement, calculation or an approved source.

b. Mass walls shall be in accordance with Section R402.2.5. Where more than half the insulation is on the interior, the mass wall U-factors shall not exceed 0.17 in Climate Zones 0 and 1, 0.14 in Climate Zone 2, 0.12 in Climate Zone 3, 0.087 in Climate Zone 4 except Marine, 0.065 in Climate Zone 5 and Marine 4, and 0.057 in Climate Zones 6 through 8.

c. In warm-humid locations as defined by Figure R301.1 and Table R301.1, the basement wall U-factor shall not exceed 0.360.

d. The SHGC column applies to all glazed fenestration.

e. Exception: In Climate Zones 0 through 3, skylights shall be permitted to be excluded from glazed fenestration SHGC requirements provided that the SHGC for such skylights does not exceed 0.30.

f. There are no SHGC requirements in the Marine Zone.

g. A maximum U-factor of 0.32 shall apply in Marine Climate Zone 4 and Climate Zones 5 through 8 to vertical fenestration products installed in buildings located either:

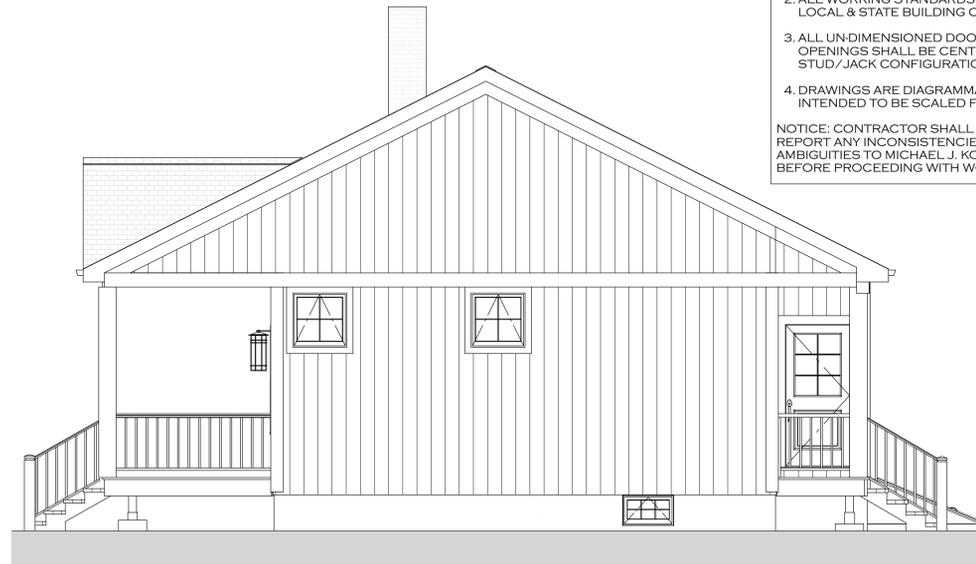
- Above 4,000 feet in elevation above sea level, or
- In windborne debris regions where protection of openings is required by Section R301.2.1.2 of the International Residential Code.



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



PROPOSED LEFT - SIDE ELEVATION
SCALE: 1/4" = 1'-0"

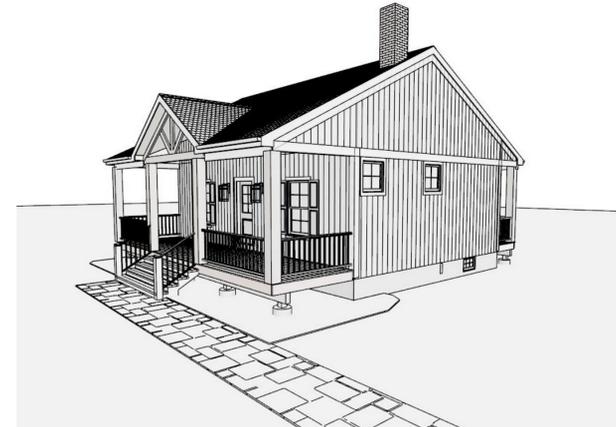
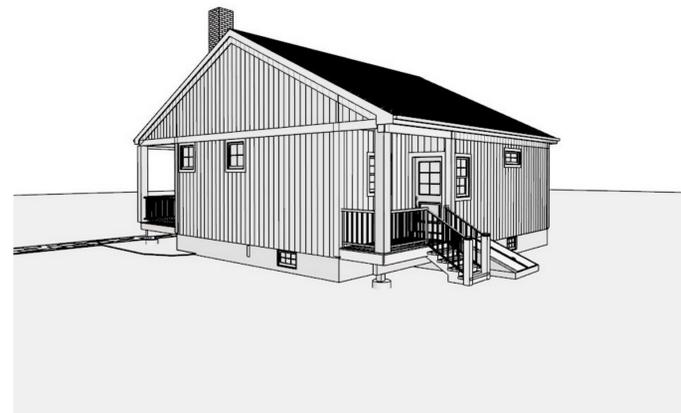
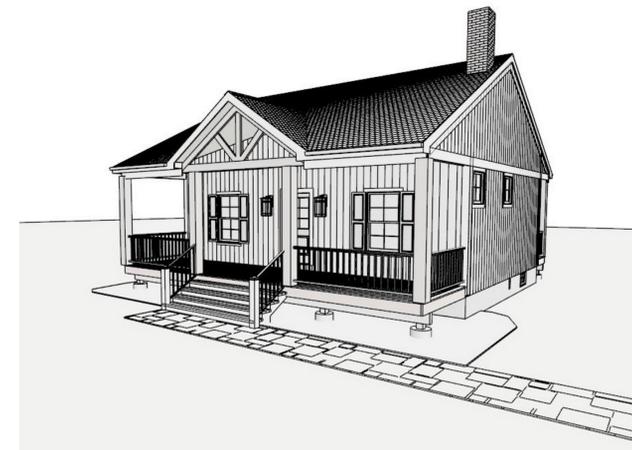


PROPOSED RIGHT - SIDE ELEVATION
SCALE: 1/4" = 1'-0"



PROPOSED FRONT ELEVATION
SCALE: 1/4" = 1'-0"

1. ALL DIMENSIONS AND ROOM SIZES SHALL BE VERIFIED BY BUILDER/OWNER BEFORE CONSTRUCTION.
 2. ALL WORKING STANDARDS SHALL REFLECT ALL LOCAL & STATE BUILDING CODES.
 3. ALL UN-DIMENSIONED DOORS/WINDOWS/CASED OPENINGS SHALL BE CENTERED OR HAVE A STUD/JACK CONFIGURATION.
 4. DRAWINGS ARE DIAGRAMMATIC AND ARE NOT INTENDED TO BE SCALED FOR MEASUREMENTS.
- NOTICE: CONTRACTOR SHALL REVIEW PLAN AND REPORT ANY INCONSISTENCIES, DISCREPANCIES, OR AMBIGUITIES TO MICHAEL J. KONOSKY ASSOCIATES BEFORE PROCEEDING WITH WORK.

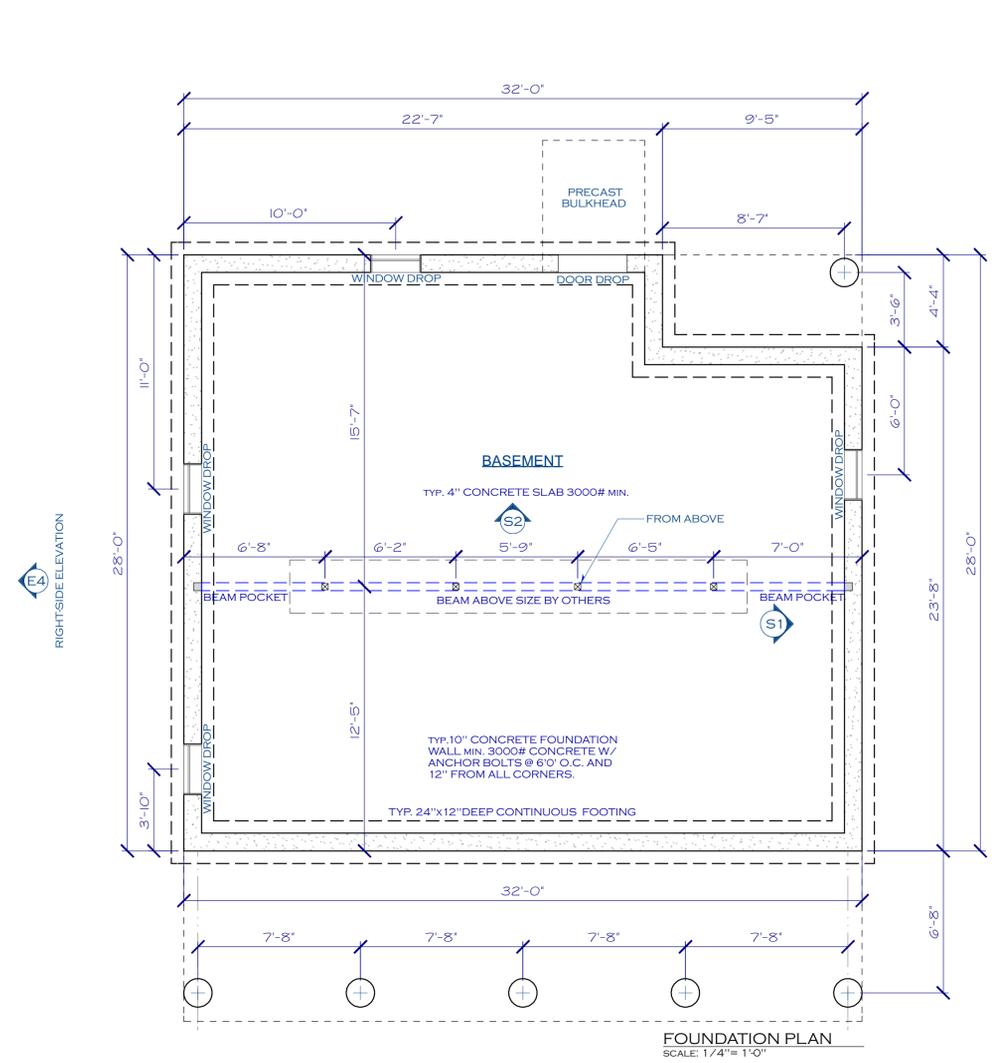
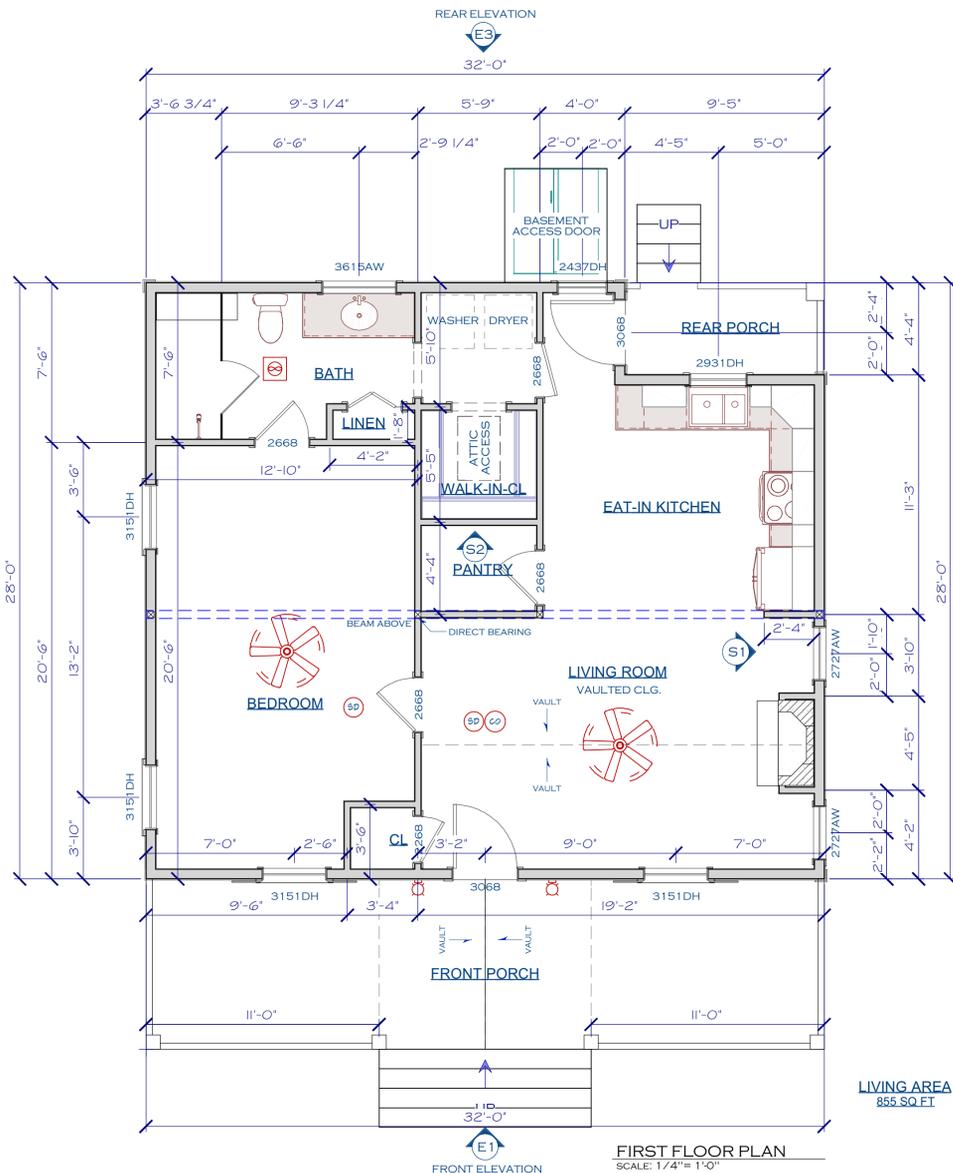


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CLIENT: LLEW ROGERS
 SITE: 345 VILLAGE ST. MILLIS, MA 02054
 FILE: 345_VILLAGE_ST_MILLIS
 DRAWN BY: PWH
 TUESDAY, MAY 27, 2025

KONOSKY ASSOCIATES INC
 225 INDUSTRIAL ROAD, BLDG 2, WRENTHAM, MA 02093
 508-520-1965 | WWW.KONOSKY.COM | INFO@KONOSKY.COM

PLAN# 102230
 PLAN DATE 5/27/2025
 DRAFTER CAROL NAKLER
 sheet: A-1



SECTION R406 FOUNDATION WATERPROOFING AND DAMPROOFING

R406.1 Concrete and masonry foundation damproofing. Except where required by Section R406.2 to be waterproofed, foundation walls that retain earth and enclose interior spaces and floors below grade shall be damproofed from the higher of (a) the top of the footing or (b) 6 inches (152 mm) below the top of the basement floor, to the finished grade. Masonry walls shall have not less than 3/4 inch (9.5 mm) portland cement grout applied to one exterior or one-way, one-ply masonry damproofing in accordance with one of the following:

- Bituminous coating.
- Three pounds per square yard (1.63 kg/m²) of acrylic modified cement.
- One-eighth-inch (3.2 mm) coat of surface-bonding cement complying with ASTM C 887.
- Any material permitted for waterproofing in Section R406.2.

Exception: Parging of unit masonry walls is not required where a material is approved for direct application to the masonry.

Concrete walls shall be damproofed by applying any one of the listed damproofing materials or any one of the waterproofing materials listed in Section R406.2 to the exterior of the wall.

TABLE R301.5 MINIMUM UNIFORMLY DISTRIBUTED LIVE LOADS (in pounds per square foot)

USE	LIVE LOAD
Uninhabitable attics without storage ^a	10
Uninhabitable attics with limited storage ^{a, b}	20
Habitable attics and attics served with fixed stairs	30
Balconies (exterior) and decks ^c	40
Fire escapes	40
Guards and handrails ^d	200 ^e
Guard-in-fill components ^f	50 ^f
Passenger vehicle garages ^g	50 ^g
Rooms other than sleeping rooms	40
Sleeping rooms	30
Stairs	40 ^h

For SI: 1 pound per square foot = 0.0479 kPa, 1 square inch = 645 mm², 1 foot = 304.8 mm.

a. Elevated garage floors shall be capable of supporting a 2,000-pound load applied over a 20-square-foot area.

b. Uninhabitable attics without storage are those where the clear height between joists and rafters is not more than 42 inches, or where there are not two or more adjacent trusses with web configurations capable of accommodating an assumed rectangle 42 inches in height by 24 inches in width, or greater, within the plane of the trusses. This load need not be assumed to act concurrently with any other live load requirement.

c. Individual stair treads shall be designed for the uniformly distributed live load or a 300-pound concentrated load acting over an area of 4 square inches, whichever produces the greater stresses.

d. The live load need not be applied to those portions of the joists or truss bottom chords where all of the following conditions are met:

- The attic area is accessible from an opening not less than 20 inches in width by 30 inches in length that is located where the clear height in the attic is not less than 30 inches.
- The slopes of the joists or truss bottom chords are not greater than 2 inches vertical to 12 units horizontal.
- Required insulation depth is less than the joist or truss bottom chord member depth.

e. See Section R507.1 for decks attached to exterior walls.

f. Guard-in-fill components (all those except the handrail), balusters and panel fillers shall be designed to withstand a horizontally applied normal load of 50 pounds on an area equal to 1 square foot. This load need not be assumed to act concurrently with any other live load requirement.

g. Uninhabitable attics with limited storage are those where the clear height between joists and rafters is not greater than 42 inches, or where there are two or more adjacent trusses with web configurations capable of accommodating an assumed rectangle 42 inches in height by 24 inches in width, or greater, within the plane of the trusses.

h. The live load need only be applied to those portions of the joists or truss bottom chords where all of the following conditions are met:

- The attic area is accessible from an opening not less than 20 inches in width by 30 inches in length that is located where the clear height in the attic is not less than 30 inches.
- The slopes of the joists or truss bottom chords are not greater than 2 inches vertical to 12 units horizontal.
- Required insulation depth is less than the joist or truss bottom chord member depth.

The remaining portions of the joists or truss bottom chords shall be designed for a uniformly distributed concurrent live load of not less than 10 pounds per square foot.

i. Glazing used in handrail assemblies and guards shall be designed with a safety factor of 4. The safety factor shall be applied to each of the concentrated loads applied to the top of the rail, and to the load on the in-fill components. These loads shall be determined independent of one another, and loads are assumed not to occur with any other live load.

TABLE R301.7 ALLOWABLE DEFLECTION OF STRUCTURAL MEMBERS^{a, b}

STRUCTURAL MEMBER	ALLOWABLE DEFLECTION
Rafters having slopes greater than 3:12 with finished ceiling not attached to rafters	L/180
Interior walls and partitions	H/180
Floors	L/360
Ceilings with brittle finishes (including plaster and stucco)	L/360
Ceilings with flexible finishes (including gypsum board)	L/240
All other structural members	L/240
Exterior walls—wind loads ^c with plaster or stucco finish	H/360
Exterior walls—wind loads ^c with other brittle finishes	H/240
Exterior walls—wind loads ^c with flexible finishes	H/120 ^d
Lintels supporting masonry veneer walls ^e	L/600

Note: L = span length, H = span height.

a. For the purpose of the determining deflection limits herein, the wind load shall be permitted to be taken as 0.7 times the component and cladding (ASD) loads obtained from Table R301.2(2).

b. For cantilever members, L shall be taken as twice the length of the cantilever.

c. For aluminum structural members or panels used in roofs or walls of sunroom additions or patio covers, not supporting edge of glass or sandwich panels, the total load deflection shall not exceed L/120. For continuous aluminum structural members supporting edge of glass, the total load deflection shall not exceed L/175 for each glass lite or L/60 for the entire length of the member, whichever is more stringent. For sandwich panels used in roofs or walls of sunroom additions or patio covers, the total load deflection shall not exceed L/120.

d. Deflection for exterior walls with exterior gypsum board finish shall be limited to an allowable deflection of H/180.

e. Refer to Section R703.8.2.

R602.10.6.4 Method CS-PE: Continuously sheathed portal frame. Continuously sheathed portal frame braced wall panels shall be constructed in accordance with Figure R602.10.6.4 and Table R602.10.6.4. The number of continuously sheathed portal frame panels in a single braced wall line shall not exceed four.

R403.1.6 Foundation anchorage: Wood sill plates and wood walls supported directly on continuous foundations shall be anchored to the foundation in accordance with this section. Cold-formed steel framing shall be anchored directly to the foundation or fastened to wood sill plates anchored to the foundation. Anchorage of cold-formed steel framing and sill plates supporting cold-formed steel framing shall be in accordance with this section and Section R505.3.1 or R603.3.1.

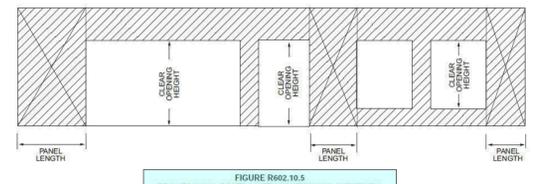


TABLE R602.10.5.2 PARTIAL CREDIT FOR BRACED WALL PANELS LESS THAN 48 INCHES IN ACTUAL LENGTH

ACTUAL LENGTH OF BRACED WALL PANEL (inches)	CONTRIBUTING LENGTH OF BRACED WALL PANEL (inches) ^a
48	48
42	36
36	N/A

TABLE R602.10.6.4 TENSION STRAP CAPACITY FOR RESISTING WIND PRESSURES PERPENDICULAR TO METHODS P11, P12, AND CS-PF BRACED WALL PANELS

MINIMUM WALL STUD FRAMING NOMINAL SIZE AND GRADE	MAXIMUM POLY WALL HEIGHT (feet)	MAXIMUM TOTAL WALL HEIGHT (feet)	MAXIMUM OPENING WIDTH (feet)	TENSION STRAP CAPACITY REQUIRED (pounds) ^{a, b}						
				Ultimate Design Wind Speed V _w (mph)		Exposure B		Exposure C		
				110	115	120	110	115	120	
2 x 4 No. 2 Grade	0	10	18	1,000	1,000	1,000	1,000	1,000	1,050	
				9	1,000	1,000	1,000	1,000	1,050	
				16	1,000	1,025	2,350	2,075	2,500	3,950
	1	10	18	1,000	1,275	2,375	2,400	2,850	DR	
				9	1,000	1,000	1,475	1,500	1,875	3,125
				16	1,775	2,175	3,525	3,550	4,125	DR
2	10	18	2,075	2,500	3,950	3,975	DR	DR		
			9	1,150	1,500	2,650	2,675	3,175	DR	
			16	2,875	3,375	DR	DR	DR	DR	
4	12	18	3,425	3,975	DR	DR	DR	DR		
			9	2,275	2,750	DR	DR	DR	DR	
			12	3,225	3,775	DR	DR	DR	DR	
2 x 6 Stud Grade	0	10	16	1,000	1,000	1,700	1,700	2,025	3,050	
				9	1,825	2,150	3,225	3,225	3,675	DR
				18	2,200	2,550	3,725	3,750	DR	DR
1	10	18	1,450	1,750	2,700	2,725	3,125	DR		
			9	1,450	1,750	2,700	2,725	3,125	DR	
			16	2,050	2,400	DR	DR	DR	DR	
4	12	18	3,350	3,800	DR	DR	DR	DR		
			9	3,350	3,800	DR	DR	DR	DR	
			12	3,350	3,800	DR	DR	DR	DR	

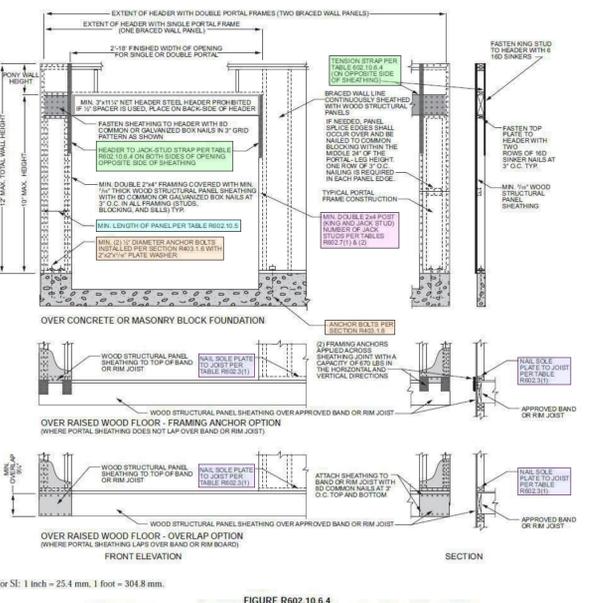


TABLE R602.10.6.4 GIRDERS SPANS AND HEADER SPANS^a FOR INTERIOR BEARING WALLS (Maximum spans for Douglas fir-larch, hem-fir, southern pine and spruce-pine-fir^b and required number of jack studs)

HEADERS AND SUPPORTING	SIZE	BUILDING WIDTH ^c (feet)					
		Span 20		Span 28		Span 36	
One floor only	2x4	31	1	28	1	25	1
	2x6	46	1	31	1	36	1
	2x8	59	1	34	1	45	2
	2x10	70	2	41	2	55	2
	2x12	81	2	47	2	63	2
	3x2	72	1	63	1	57	2
	3x4	89	1	77	2	68	2
	3x12	102	2	81	2	71	2
	4x4	90	1	78	1	69	1
	4x10	99	1	88	1	78	2
	4x12	119	1	102	1	91	2
	Two floors	2x4	22	1	19	1	17
2x6		32	2	29	2	25	2
2x8		41	2	36	2	32	2
2x10		49	2	43	2	39	3
2x12		59	2	50	2	45	3
3x2		51	2	45	2	39	2
3x4		62	2	54	2	48	2
3x12		72	2	63	2	57	3
4x4		61	1	53	2	48	2
4x10		71	2	62	2	56	2
4x12		84	2	72	2	65	2

TABLE R602.10.6.4 GIRDERS AND HEADERS SPANS^a FOR EXTERIOR BEARING WALLS (Maximum spans for Douglas fir-larch, hem-fir, southern pine and spruce-pine-fir^b and required number of jack studs)

GIRDERS AND HEADERS SUPPORTING	SIZE	GROUND SNOW LOAD (psf)					
		30		20		15	
Roof, ceiling and two center bearing floors	2x4	27	1	23	1	20	1
	2x6	39	2	33	2	28	2
	2x8	49	2	42	2	37	2
	2x10	59	2	50	2	45	2
	2x12	68	2	59	2	53	2
	3x2	51	2	47	2	41	2
	3x4	64	2	58	2	52	2
	3x10	73	2	64	2	58	2
	3x12	85	2	74	2	67	2
	4x4	69	1	60	2	53	2
	4x10	84	2	74	2	65	2
	4x12	98	2	86	2	78	2
Roof, ceiling, and two clear span floors	2x4	31	1	16	2	10	1
	2x6	31	2	28	2	24	2
	2x8	39	2	34	2	30	2
	2x10	49	2	41	2	37	2
	2x12	56	2	49	2	45	2
	3x2	49	2	42	2	38	2
	3x4	60	2	51	2	47	2
	3x10	51	2	51	2	47	2
	3x12	60	2	51	2	47	2
	4x4	57	2	49	2	45	2
	4x10	68	2	51	2	47	2
	4x12	79	2	60	2	56	2

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ACCESSORY DWELLING UNIT
LLEW ROGERS
345 VILLAGE ST. MILLIS, MA 02054
TUESDAY, MAY 27, 2025

CLIENT: LLEW ROGERS
SITE: 345 VILLAGE ST. MILLIS, MA 02054
FILE: 345_VILLAGE_ST_MILLIS

KONOSKY ASSOCIATES INC.
225 INDUSTRIAL ROAD, BLDG. 2, WRENTHAM, MA 02093
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PLAN# 102230
PLAN DATE 5/27/2025
DRAFTER CAROL NAKLER
sheet: A-2