

**Embrey Builders, LLC**  
 1020 N. E. Loop 410, Suite 700  
 San Antonio, TX 78209  
 Ph: (210) 824-6944 Fax: (210) 824-7656

To: Trent Perkins  
 Parkin Perkins Olsen  
 9330 LBJ Freeway, Suite 1055  
 Dallas, TX 75243  
 Ph: (214)221-2220 Fax: (214)221-2252

RFI # 200  
 Date: 10/22/2012  
 Job: EB-02 Keller Springs Lots  
 Phone: 877-777-5115

CC: Ryan Faulds (B.G.O. Architects, Inc.)

Subject: B2 Part 4 unit Columns and patio dimensions

Drawing: 2.7A, 3.1C, 3.2C, 3.4C, S2.23, S2.33, S2.43  
 Spec Section:  
 Cost Impact: None Schedule Impact: None

RFI

**Request:** Date Required: 10/24/2012  
 The attached RFI from Red River Framing is in reference to the B2 Part 4 unit columns and patio dimensions on 2/2.7A vs. the B2 Part 1 unit balconies above shown on 1/2.7A. The B2 Part 1 units show the supporting walls "6" past the support columns from the B2 Part 4 units. Please review and advise.

**Requested by:** Bryan Plickler  
 Embrey Partners, Ltd.

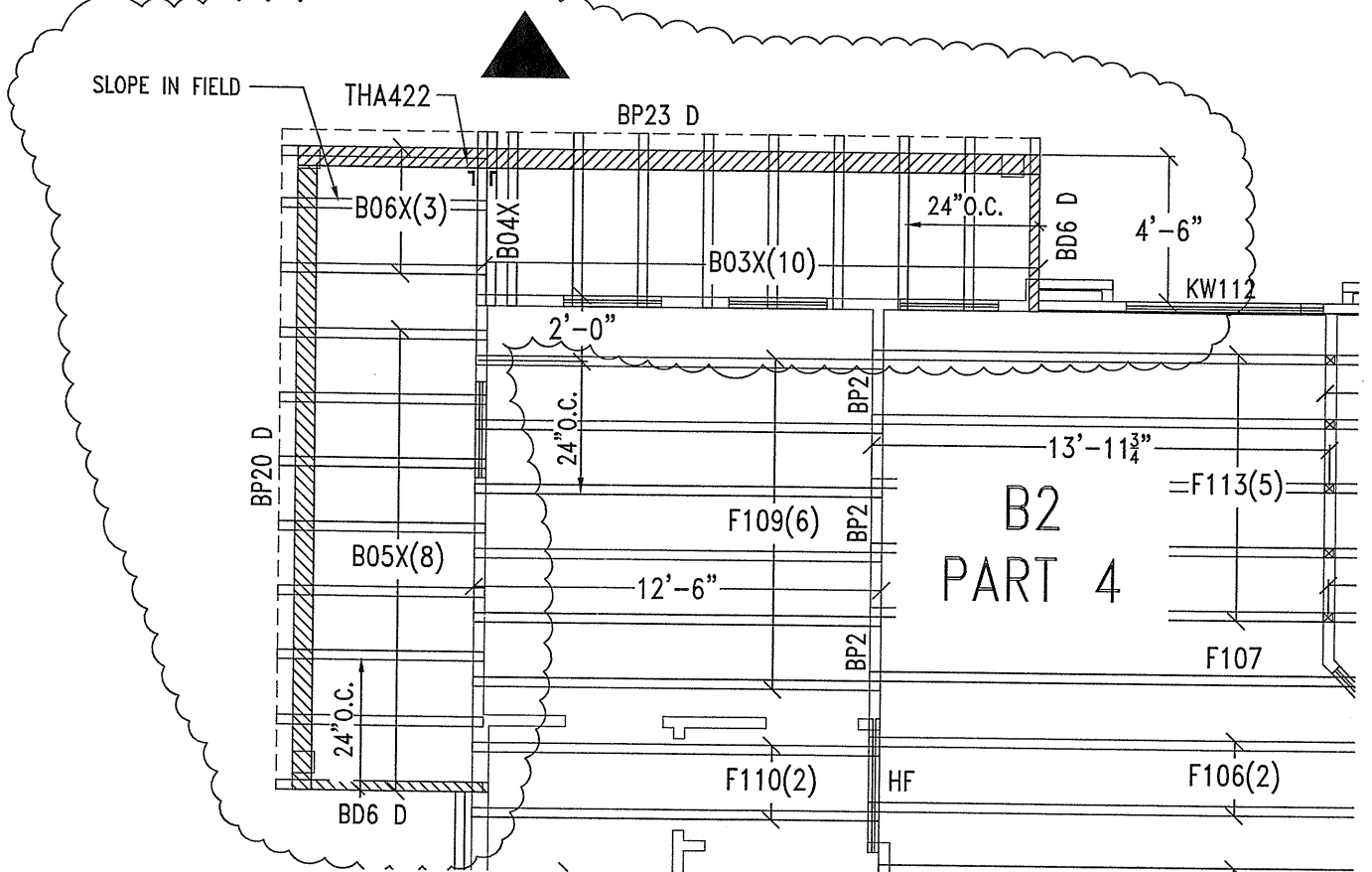
**Response:**  
 PPO takes no exception to the cantilevered truss solution proposed below.  
 Please ask BGO to confirm that the solution is acceptable Architecturally.

R. Trent Perkins, PE  
 Parkin-Perkins-Olsen Consulting Engineering, Inc.  
 October 27, 2012

BGO suggests cantilevering the trusses for these B2 units in question as shown in the next pages of this PDF only if the Trusses are signed and sealed by an engineer in the state of Texas.

Ryan Faulds  
 BGO architects  
 October 30, 2012

Answered by \_\_\_\_\_  
 Company \_\_\_\_\_ Date \_\_\_\_\_



M045F Keller Springs Floors -Maverick, Inc.-Keller Springs Floors B03x		Qty: 1 Wgt: 42.0 lbs	SECN: 3296 / T376 / SY42 FROM:	DRW: 10/25/12	<b>A Maximum Reactions (lbs)</b> Loc R / U / Rw / Rb / RL / W G 209 / 121 / - / - / - / 13.5 Bearings J & F are a rigid surface.
		<b>Maximum Top Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. A-B 801 0 C-D 330 -169 B-C 801 0 D-E 17 0		<b>Maximum Bot Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. L-K 0 0 I-H 100 -331 J-I 164 -341 H-G 168 -321	
<b>Maximum Web Forces Per Ply (lbs)</b> Webs Tens.Comp. Webs Tens. Comp. A-K 0 -87 H-D 0 -218 A-I 0 -2010 D-G 432 -264 B-J 0 -180 G-E 0 -140 C-I 165 0		<b>Loading Criteria (psf)</b> TCCL: 100.00 TCCL: 45.00 BCCL: 0.00 BCCL: 5.00 Des Lst: 150.00 NCBCLL: 0.00 Soffit: 0.00 Load Duration: 1.00 Spacing: 12.0"		<b>Wind Criteria</b> Wind Ssk: NA Enclosure: NA TCCL: NA psf BCCL: NA psf Mean Height: NA ft MWFRS Parallel Dist: NA C&C Dist: NA ft I: NA GC&C: NA Wind Duration: NA	
<b>Snow Criteria</b> (Pp/Ps/Ps) Pp: NA Cc: NA Pp: NA Cc: NA CAT: NA Lst: NA Cc: NA Snow Duration: NA WAVE		<b>Code / Misc Criteria</b> Bldg Code: Custom TPI Ssk: 2007 Rep Factors Used: No FTFR: 6.0%(0.0%/5%) Plate Type: WAVE		<b>Def/NCIS Criteria</b> PP Deflection in Loc L/U/L/W VERT(L): -0.042 I 999 426 Max TC CSI: 0.838 VERT(TL): -0.071 I 745 300 Max BC CSI: 0.893 HORZ(L): -0.046 A - - - HORZ(TL): -0.078 A - - - Mfg Specified Camber: WAVE	
<b>Lumber</b> Top chord 4x2 SP 1600L-SE Bot chord 4x2 SP #2_12A Webs 4x2 SP #3_12A Lumber grades designated with "12A" use design values approved 15/2012 by ALSC.		<b>Special Loads</b> ---Lumber Dur.Fac=0.90 / Plate Dur.Fac=0.90 TC-From 145 psf at 0.00 to 145 psf at 6.21 BC-From 5 psf at 0.00 to 5 psf at 6.21 TC-2008 lb Conc. Load at 0.00		<b>VIEW Ver: 12.02.01.0821.15</b> 	

M045F Keller Springs Floors -Maverick, Inc.-Keller Springs Floors B06x		Qty: 1 Wgt: 51.8 lbs	SECN: 3296 / T373 / SY42 FROM:	DRW: 10/24/12	<b>A Maximum Reactions (lbs)</b> Loc R / U / Rw / Rb / RL / W F 3186 / - / - / - / - / 11.5 G 702 / - / - / - / - / 13.5 Bearings J & F are a rigid surface.
		<b>Maximum Top Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. A-B 424 -382 C-D 17 -853 B-C 17 -878 D-E 3 -23		<b>Maximum Bot Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. K-J 0 0 H-G 874 -10 J-I 0 -782 G-F 517 0 I-H 880 -22	
<b>Maximum Web Forces Per Ply (lbs)</b> Webs Tens.Comp. Webs Tens. Comp. A-J 0 -3177 C-G 88 -296 A-I 941 0 -782 G-F 517 0 I-H 880 -22 B-H 302 -210 E-F 0 -13		<b>Loading Criteria (psf)</b> TCCL: 100.00 TCCL: 45.00 BCCL: 0.00 BCCL: 5.00 Des Lst: 150.00 NCBCLL: 0.00 Soffit: 0.00 Load Duration: 1.00 Spacing: 24.0"		<b>Wind Criteria</b> Wind Ssk: NA Enclosure: NA TCCL: NA psf BCCL: NA psf Mean Height: NA ft MWFRS Parallel Dist: NA C&C Dist: NA ft I: NA GC&C: NA Wind Duration: NA	
<b>Snow Criteria</b> (Pp/Ps/Ps) Pp: NA Cc: NA Pp: NA Cc: NA CAT: NA Lst: NA Cc: NA Snow Duration: NA WAVE		<b>Code / Misc Criteria</b> Bldg Code: IBC 2009 TPI Ssk: 2007 Rep Factors Used: No FTFR: 6.0%(0.0%/5%) Plate Type: WAVE		<b>Def/NCIS Criteria</b> PP Deflection in Loc L/U/L/W VERT(L): 0.033 B 999 480 Max TC CSI: 0.740 VERT(TL): 0.081 B 822 380 Max BC CSI: 0.719 HORZ(L): 0.009 A - - - HORZ(TL): 0.017 B - - - Mfg Specified Camber: WAVE	
<b>Lumber</b> Top chord 4x2 SP 2400K2-SE Bot chord 4x2 SP #2_12A Webs 4x2 SP #3_12A Lumber grades designated with "12A" use design values approved 15/2012 by ALSC.		<b>Special Loads</b> ---Lumber Dur.Fac=0.90 / Plate Dur.Fac=0.90 TC-From 290 psf at 0.00 to 290 psf at 5.95 BC-From 10 psf at 0.00 to 10 psf at 6.21 TC-2008 lb Conc. Load at 0.00		<b>VIEW Ver: 12.02.01.0821.15</b> 	

M045F Keller Springs Floors -Maverick, Inc.-Keller Springs Floors B04x		Qty: 1 Wgt: 33.6 lbs	SECN: 3301 / T375 / SY42 FROM:	DRW: 10/25/12	<b>A Maximum Reactions (lbs)</b> Loc R / U / Rw / Rb / RL / W I 1681 / - / - / - / - / 3.5 F 1374 / - / - / - / - / 3.5 Bearings I & G are a rigid surface.
		<b>Maximum Top Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. A-B 108 -78 C-D 0 -1374 B-C 108 -78 D-E 20 0		<b>Maximum Bot Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. K-J 0 0 H-G 1374 0 J-I 0 -740 F 1373 0 I-H 1378 0	
<b>Maximum Web Forces Per Ply (lbs)</b> Webs Tens.Comp. Webs Tens. Comp. A-I 0 -95 G-D 100 -925 A-I 195 -205 D-F 0 -1720 B-I 0 -184 E-E 0 -75 I-C 0 -1601 E-F 0 -357 C-H 76 -142		<b>Loading Criteria (psf)</b> TCCL: 100.00 TCCL: 45.00 BCCL: 0.00 BCCL: 5.00 Des Lst: 150.00 NCBCLL: 0.00 Soffit: 0.00 Load Duration: 1.00 Spacing: 12.0"		<b>Wind Criteria</b> Wind Ssk: NA Enclosure: NA TCCL: NA psf BCCL: NA psf Mean Height: NA ft MWFRS Parallel Dist: NA C&C Dist: NA ft I: NA GC&C: NA Wind Duration: NA	
<b>Snow Criteria</b> (Pp/Ps/Ps) Pp: NA Cc: NA Pp: NA Cc: NA CAT: NA Lst: NA Cc: NA Snow Duration: NA WAVE		<b>Code / Misc Criteria</b> Bldg Code: Custom TPI Ssk: 2007 Rep Factors Used: No FTFR: 6.0%(0.0%/5%) Plate Type: WAVE		<b>Def/NCIS Criteria</b> PP Deflection in Loc L/U/L/W VERT(L): 0.040 H 999 426 Max TC CSI: 0.794 VERT(TL): 0.080 H 664 350 Max BC CSI: 0.954 HORZ(L): 0.014 A - - - HORZ(TL): 0.028 A - - - Mfg Specified Camber: WAVE	
<b>Lumber</b> Top chord 4x2 SP 1600L-SE Bot chord 4x2 SP #2_12A Webs 4x2 SP #3_12A Lumber grades designated with "12A" use design values approved 15/2012 by ALSC.		<b>Special Loads</b> ---Lumber Dur.Fac=0.90 / Plate Dur.Fac=0.90 TC-From 450 psf at 0.00 to 450 psf at 6.21 BC-From 5 psf at 0.00 to 5 psf at 6.21 TC-100 lb Conc. Load at 0.00		<b>VIEW Ver: 12.02.01.0821.15</b> 	

M045F Keller Springs Floors -Maverick, Inc.-Keller Springs Floors B06x		Qty: 3 Wgt: 51.8 lbs	SECN: 3281 / T374 / SY42 FROM:	DRW: 10/24/12	<b>A Maximum Reactions (lbs)</b> Loc R / U / Rw / Rb / RL / W G 817 / - / - / - / - / 3.5 F 1170 / - / - / - / - / 3.5 Bearings L & G are a rigid surface.
		<b>Maximum Top Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. A-B 897 0 E-F 84 -725 B-C 887 0 F-G 0 -87 C-D 162 -584 G-H 87 -809 D-E 87 -809		<b>Maximum Bot Chord Forces Per Ply (lbs)</b> Chords Tens.Comp. Chords Tens. Comp. N-M 0 0 K-J 839 -87 M-L 0 -7 J-I 1 -2 L-K 572 -479	
<b>Maximum Web Forces Per Ply (lbs)</b> Webs Tens.Comp. Webs Tens. Comp. A-M 0 -121 K-D 0 -414 A-L 0 -290 E-J 0 -992 B-L 0 -561 J-G 909 -110 L-C 0 -1991 G-I 55 -20 C-K 797 0		<b>Loading Criteria (psf)</b> TCCL: 100.00 TCCL: 45.00 BCCL: 0.00 BCCL: 5.00 Des Lst: 150.00 NCBCLL: 0.00 Soffit: 0.00 Load Duration: 1.00 Spacing: 24.0"		<b>Wind Criteria</b> Wind Ssk: NA Enclosure: NA TCCL: NA psf BCCL: NA psf Mean Height: NA ft MWFRS Parallel Dist: NA C&C Dist: NA ft I: NA GC&C: NA Wind Duration: NA	
<b>Snow Criteria</b> (Pp/Ps/Ps) Pp: NA Cc: NA Pp: NA Cc: NA CAT: NA Lst: NA Cc: NA Snow Duration: NA WAVE		<b>Code / Misc Criteria</b> Bldg Code: IBC 2009 TPI Ssk: 2007 Rep Factors Used: No FTFR: 6.0%(0.0%/5%) Plate Type: WAVE		<b>Def/NCIS Criteria</b> PP Deflection in Loc L/U/L/W VERT(L): 0.036 E 999 480 Max TC CSI: 0.776 VERT(TL): 0.081 D 815 360 Max BC CSI: 0.544 HORZ(L): -0.015 G - - - HORZ(TL): -0.027 G - - - Mfg Specified Camber: WAVE	
<b>Lumber</b> Top chord 4x2 SP 1600L-SE Bot chord 4x2 SP #2_12A Webs 4x2 SP #3_12A Lumber grades designated with "12A" use design values approved 15/2012 by ALSC.		<b>Special Loads</b> ---Lumber Dur.Fac=0.90 / Plate Dur.Fac=0.90 TC-From 190 psf at 0.00 to 190 psf at 6.21 BC-From 10 psf at 0.00 to 10 psf at 6.21 TC-2008 lb Conc. Load at 0.00		<b>VIEW Ver: 12.02.01.0821.15</b> 	