

# EMBRACE Outdoor Distinction

Timber Frame Pergolas & Pavilions (PINNACLE SERIES)



- Reaching the Peak of Design
- Highly Customizable
- Top Tier Timbers

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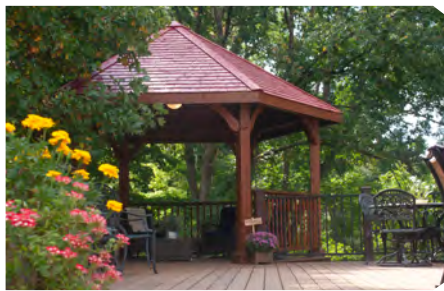
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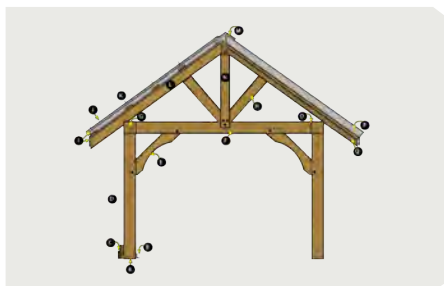
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# Distinctive Outdoor Living

**Shared laughter. Heartfelt conversations. Unforgettable memories.**

What does outdoor living mean to you?

At the heart of outdoor living is a special space that becomes the focal point of your outdoor events. At Brookside Timber Frame, we believe that these special spaces should be a source of pride and enjoyment for you. That's why we specialize in designing and constructing mortise and tenon outdoor structures that are not only functional but also add a touch of elegance to any space.

Your timber frame structure will become a gathering place that encourages connection and celebration. Its unique design and natural aesthetics will become a topic of admiration and conversation among your guests. It will serve not only as a backdrop for the festivities but as a vessel for shared experiences and heart-to-heart connections.

## What Is Old World Timber Frame Craftsmanship?

Our outdoor structures are built using ancient techniques that have stood the test of time. With large timber beams and hefty timber frame joinery, we create masterpieces that are not only visually striking but also durable and long-lasting.

Large, solid wooden beams create the primary structural framework of our structures. Vertical posts and horizontal beams are made of solid timber chosen for strength and durability.

Traditional mortise and tenon joints secure the posts and beams. The ends of the beams are cut to have a projecting tenon, which is then inserted into a corresponding mortise in the post or beam, creating a strong and stable connection. These joints are secured with wooden pegs or dowels.

Once the timber frame is assembled, wall panels, roof trusses, and floor systems can be added to complete the structure. These secondary elements can be made from wood, metal, or masonry, depending on the specific design and requirements of the structure.

Timber frame construction combines traditional craftsmanship with modern building techniques, resulting in a structurally sound, aesthetically pleasing, and environmentally friendly structure.

# WHY CHOOSE Timber Frame Construction?

1

**STRENGTH AND DURABILITY:** Our mortise and tenon joinery provides unparalleled strength and stability, ensuring that your outdoor structure will withstand the test of time and the elements. Rest assured that your Brookside Timber Frame structure will provide you with years of enjoyment.

2

**VERSATILITY:** Our outdoor structures can be used for a variety of purposes, whether it's providing shade and protection from the sun, creating an intimate space for relaxation, or serving as a focal point in your garden. From pergolas to gazebos, we can bring your vision to life.

3

**INCREASED PROPERTY VALUE:** Investing in a well-designed and well-built outdoor structure can significantly enhance the value of your property.

4

**EASY MAINTENANCE:** Our timber outdoor structures are designed with minimal maintenance in mind. With regular care, they will continue to look stunning for years to come.

5

**TIMELESS BEAUTY:** Our mortise and tenon joinery method produces structures with clean lines and timeless beauty. The natural warmth and character of exposed wooden beams add a unique and inviting atmosphere to any space. The meticulous craftsmanship and attention to detail showcase the natural beauty of wood, adding an element of sophistication to your outdoor space.

6

**OPEN LAYOUT:** Timber frame construction allows for an open floor plan without the need for load-bearing walls. This provides flexibility in designing the space, allowing for larger, open living areas that create a sense of spaciousness.

7

**ENVIRONMENTALLY FRIENDLY:** Timber frame construction is considered environmentally friendly. Wood is a renewable and sustainable resource, and timber frame structures use wood as the main building material. Additionally, timber frame construction produces less construction waste compared to stick-built methods, which involve more nails, screws, and other non-renewable materials.

# Why Choose Brookside Timber Frame Kits?



## EXPERIENCE

With years of experience in the industry, we have honed our craft to deliver exceptional results to our clients.



## ATTENTION TO DETAIL

We pay meticulous attention to every aspect of the design and construction process to ensure that your outdoor structure exceeds your expectations.



## CUSTOMER SATISFACTION

We pride ourselves on our outstanding customer service and strive to provide a seamless and enjoyable experience for every client.

## START YOUR JOURNEY TO DISTINCTION

Transform your outdoor living space with quality structures. Contact your dealer today.

Your dealer contact information.

# Timber Retreat



## PICTURED STANDARD OPTIONS

- Smoke stain
- 2 piece, small post bases
- Half Sq header end detail
- $\frac{1}{2}$  roof pitch

## PICTURED UPGRADES

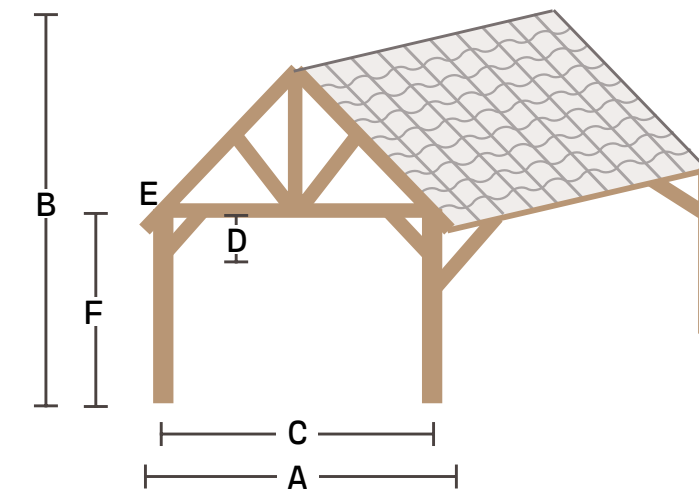
- Bar Height Counter
- Privacy Wall

**THE TIMBER RETREAT** boasts a classic pavilion design. Its open gable allows you to get a full view of the rich timbers and their unique joinery from both inside and outside. A stone wall upgrade can add another dimension of luxury to the Timber Retreat.



## Standard Construction

- 8x8 Post
- 8x10 Header
- 4x8 Rafters
- Tongue & Groove Roof Decking
- Ag Metal or Asphalt Shingles
- Pre-cut, Pre-stained



## Specifications

### AVAILABLE SIZES:

	10'	12'	14'	16'	18'	20'	24'
<b>A</b>	Outside of roof to outside of roof standard overhang is 16"						
	12'8"	14'8"	16'8"	18'8"	20'8"	22'8"	26'8"
<b>B</b>	Overall height. Standard roof pitch is $\frac{1}{2}$						
	13'2"	13'11"	14'8"	15'5"	16'2"	16'11"	18'5"
<b>C</b>	Outside of post to outside of post						
	10'	12'	14'	16'	18'	20'	24'
<b>D</b>	Brace size (available in 2', 2' 6", 3')						
<b>E</b>	Header end detail. See page 26						
<b>F</b>	8' standard post length. Post length = distance to bottom of header						

\*Any pavilion larger than 18 x 18 will require additional post on eave side. Max gable side header length is 36' without adding a post to the gable side.

# Alpine Lodge



Much like the Timber Retreat, **THE ALPINE LODGE** creates an open-air, shaded patio cover or carport and offers more of a deluxe timber frame appeal with the hammer truss gable design.



## Standard Construction

- 8x8 Post
- 8x10 Header
- 4x8 Rafters or 6x8 Rafters
- Tongue & Groove Roof Decking
- Ag Metal or Asphalt Shingles
- Pre-cut, Pre-stained

## Specifications

### AVAILABLE SIZES:

10' 12' 14' 16'

**A** Outside of roof to outside of roof  
standard overhang is 16"

12'8" 14'8" 16'8" 18'8"

**B** Overall height. Standard roof pitch is 1/2

13'2" 13'11" 14'8" 15'5"

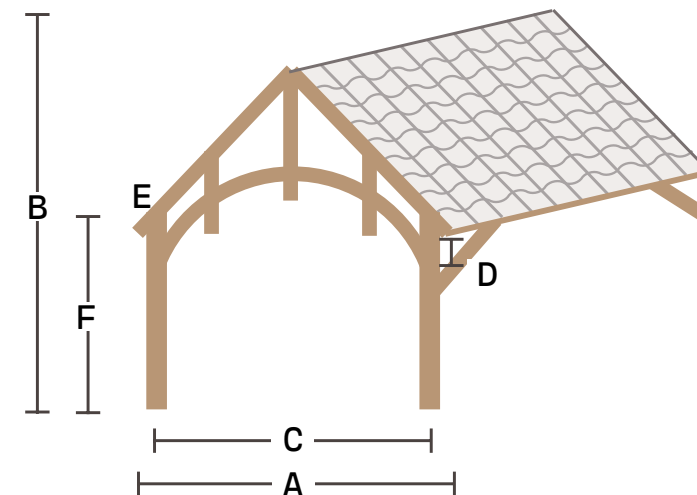
**C** Outside of post to outside of post

10' 12' 14' 16'

**D** Brace size (available in 2', 2' 6", 3')

**E** Header end detail. See page 26

**F** 8' standard post length. Post length = distance to bottom of header



## PICTURED STANDARD OPTIONS

- Scroll header end detail
- 9/12 roof pitch
- Dark oak stain
- Small 2-piece post bases

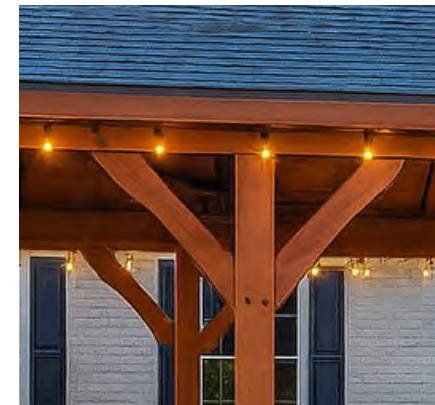
## PICTURED UPGRADES

- Standing seam roofing

# Timber Crest

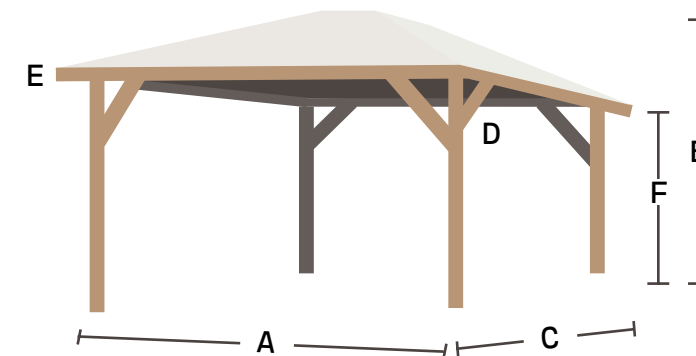


Whether nestled by a lake or a beautiful outdoor living space, **THE TIMBER CREST** invites connection and enduring style!



## Standard Construction

- 8x8 Post
- 8x10 Header
- 4x6 Rafter
- Tongue & Groove
- Roof Decking
- Ag Metal or Asphalt Shingles
- Pre-cut, Pre-stained



## Specifications

### AVAILABLE SIZES:

10' 12' 14' 16' 18' 20' 24'

**A** Outside of roof to outside of roof standard overhang is 16"  
12' 14' 16' 18' 20' 22' 26'

**B** Overall height. Standard roof pitch is 5/15  
11' 11'5" 11'10" 12'3" 12'8" 13'1" 13'11"

**C** Outside of post to outside of post  
10' 12' 14' 16' 18' 20' 24'

**D** Brace size (available in 2', 2' 6", 3')

**E** Header end detail. See page 26

**F** 8' standard post length. Post length = distance to bottom of header

## PICTURED STANDARD OPTIONS

- Teak stain
- Shingle roofing
- Square header end detail
- 2-piece small post bases
- 5/15 roof pitch

\*Any pavilion larger than 18' x 18' will require additional post on eve side.

# Lakeside Majestic



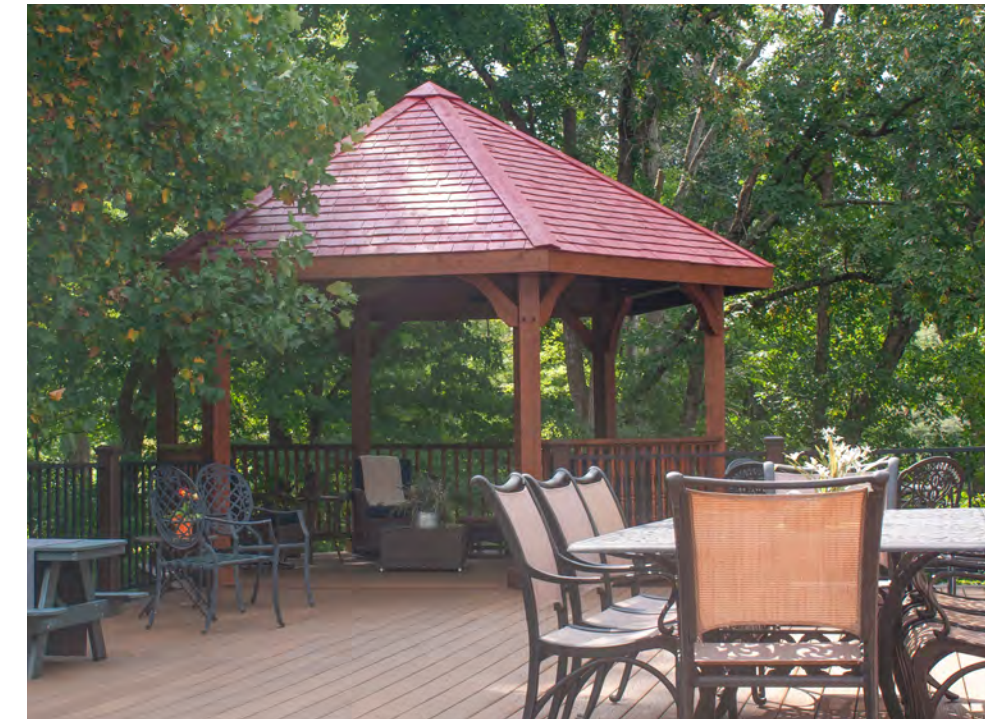
## PICTURED STANDARD OPTIONS

- Butternut stain
- 10/12 pitch roof
- 1 piece small post bases

## PICTURED UPGRADES

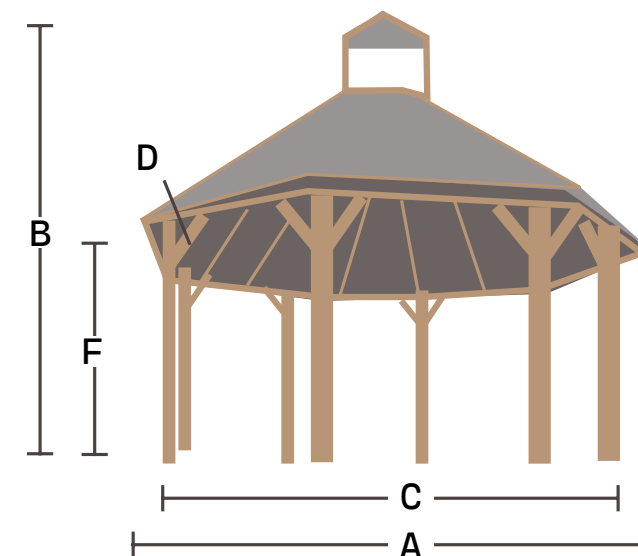
- Special order wood shake shingles
- Stone column post bases
- Railing between posts

Imagine afternoon teas or garden luncheons under the shade of this beauty. Built in the octagonal tradition of a gazebo, **THE LAKESIDE MAJESTIC** is a lovely addition to parks, gardens, or backyards. An outdoor place to make memories.



## Standard Construction

- 8x8 Post & 8x10 Headers
- 4x8 Rafters
- Tongue & Groove
- Roof Decking
- Ag Metal or Asphalt Shingles
- Pre-cut, Pre-stained



## Specifications

### AVAILABLE SIZES:

10' 12' 14' 16' 18' 20' 24'

**A** Outside of roof to outside of roof  
standard overhang is 16"  
12'8" 14'8" 16'8" 18'8" 20'8" 22'8" 26'8"

**B** Overall height. Standard roof pitch is 1/2  
6'11" 7'9" 8'7" 9'5" 10'3" 11'1" 12'9"

**C** Outside of post to outside of post  
10' 12' 14' 16' 18' 20' 24'

**D** Brace size (available in 2', 2' 6", 3')

**F** 8' standard post length. Post length = distance to bottom of header

# Glazier Hideaway



## PICTURED STANDARD OPTIONS

- Butternut stain
- Shingles roofing
- Half square header end detail
- 2/12 roof pitch
- 2-piece, large post bases

## PICTURED UPGRADES

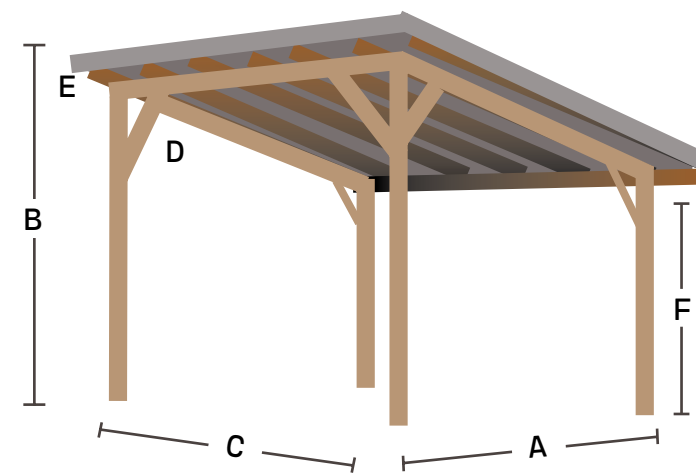
- Privacy Wall

This showpiece works beautifully for weddings, receptions, and grad parties. . . or as a classy parking spot cover. **THE GLAZIER HIDEAWAY** mixes modern and rustic for a crowd-pleasing addition to the outdoor spaces of wedding and event centers.



## Standard Construction

- 8x8 Post & 8x8 Headers
- 4x8 Rafters, 24" on Center
- Tongue & Groove Roof Decking
- Ag Metal or Asphalt Shingles
- Pre-cut, Pre-stained



\*Any pavilion larger than 18 x 18 will require additional post on eve side.

## Specifications

### AVAILABLE SIZES:

10' 12' 14' 16' 18'

**A** Outside of roof to outside of roof  
standard overhang is 16"

14' 16' 18' 20' 22'

**B** Overall height. Standard roof pitch is 3/12  
13'3" 13'9" 14'3" 14'9" 15'3"

**C** Outside of post to outside of post

10' 12' 14' 16' 18'

**D** Brace size (available in 2', 2' 6", 3')

**E** Header end detail. See page 26

**F** 7' 6" standard post length. Post length = distance to bottom of back header

# Ledgefield



## PICTURED STANDARD OPTIONS

- Dark oak stain
- 2/12 roof pitch

## PICTURED UPGRADES

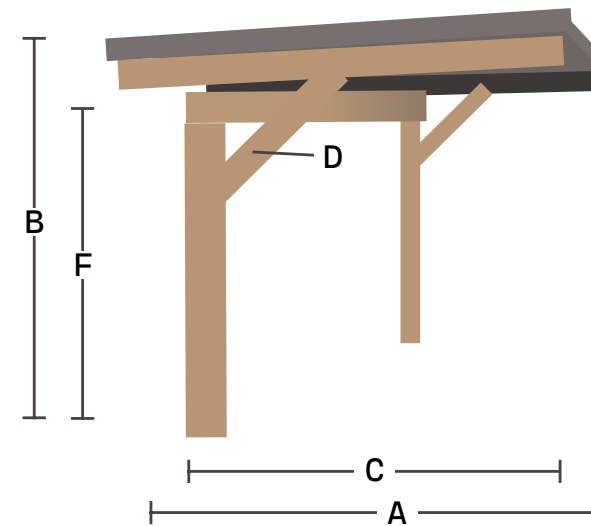
- Countertop and grill
- Black standing seam metal roofing

THE LEDGEFIELD is ideal for those with limited space who still need robust shelter for their outdoor living space. This accent piece is the perfect cover for your outdoor kitchen without the interference of extra posts.



## Standard Construction

- 8x8 Post
- 8x8 Headers
- 6x8 Rafters, 4x6 Perlins
- Tongue & Groove Roof Decking
- Ag Metal or Asphalt Shingles
- Pre-cut, Pre-stained



## Specifications

### AVAILABLE SIZES:

6' 8'

**A** Outside of roof to outside of roof standard overhang is 16"

6' 8'

**B** Overall height. Standard roof pitch is 2/12  
10'1" 10'6"

**C** Outside of post to outside of post  
4' 6'

**D** Brace size (available in 3', 4')

**E** Header end detail. See page 26

**F** 8' standard post length. Post length = distance to bottom of header

# Combo Lan Estate



**THE COMBOLAN ESTATE** is a 2-in-1 outdoor space that combines pergola and pavilion. Enjoy the strengths of both in one lovely structure.



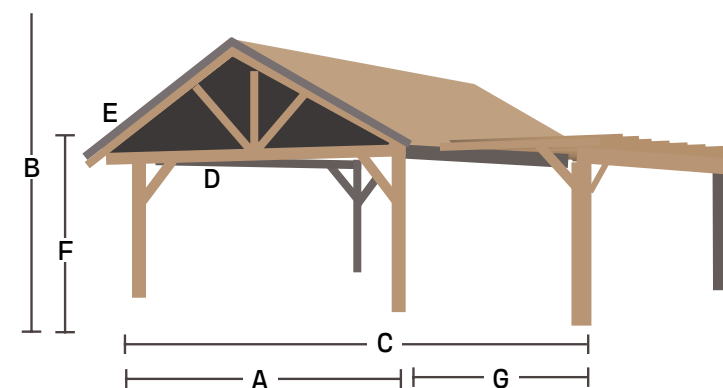
## Standard Construction

- 8x8 Post & 8x10 Headers
- 4x8 Rafters, 6x8 Gables, 24" on Center
- Tongue & Groove Roof Decking
- Ag Metal or Asphalt Shingles
- 3x3 Shade Cover Lattice
- Pre-cut, Pre-stained

## Specifications

### AVAILABLE SIZES:

	10'	12'	14'	16'	18'	20'	24'
<b>A</b>	12'8"	14'8"	16'8"	18'8"	20'8"	22'8"	26'8"
<b>B</b>	13'2"	13'11"	14'8"	15'5"	16'2"	16'11"	18'5"
<b>C</b>	10'	12'	14'	16'	18'	20'	24'
<b>D</b>	Brace size (available in 2', 2' 6", 3')						
<b>E</b>	Header end detail. See page 26						
<b>F</b>	8' standard post length. Post length = distance to bottom of header						



## PICTURED STANDARD OPTIONS

- Dark Oak stain
- 7/12 roof pitch
- Half square header end detail
- 2-piece large post bases

\*Any pavilion larger than 18' x 18' will require additional post on eve side. Max gable side header length is 36' without adding a post to the gable side.

# Highlan Oasis



## PICTURED STANDARD OPTIONS

- Half Square header end detail
- 2-piece large post bases

## PICTURED UPGRADES

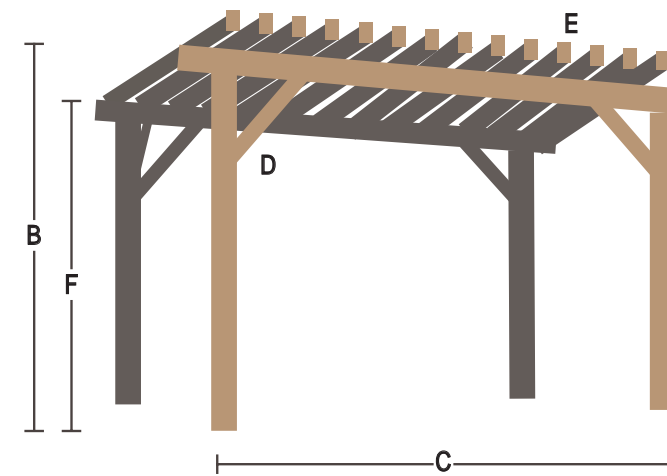
- Privacy curtains
- String lights
- Custom cream color paint

**THE HIGHLAN OASIS** keeps it neutral, naturally. Riverside, lakeside, or patio... cover where your backyard resides. Give yourself a chance to break away and focus on the important things like having a cup of coffee on the patio or watching the sunset.



## Standard Construction

- 8x8 Post & Header
- 4x8 Rafters
- 3x3 Shade Cover Lattice



## Specifications

### AVAILABLE SIZES:

10' 12' 14' 16' 18' 20' 24'

**A** Outside of roof to outside of roof standard overhang is 16"  
12'8" 14'8" 16'8" 18'8" 20'8" 22'8" 26'8"

**B** Overall height = 9'7".

**C** Outside of post to outside of post  
10' 12' 14' 16' 18' 20' 24'

**D** Brace size (available in 2', 2' 6", 3')

**E** Header end detail. See page 26

**F** 8' standard post length. Post length = distance to bottom of header

\*Any pergola larger than 18' x 18' will require additional post on eve side. Max gable side header length is 36' without adding a post to the gable side.

# Timber Resort



## PICTURED STANDARD OPTIONS

- Butternut stain
- Square header end detail
- 1-piece post base

## PICTURED UPGRADES

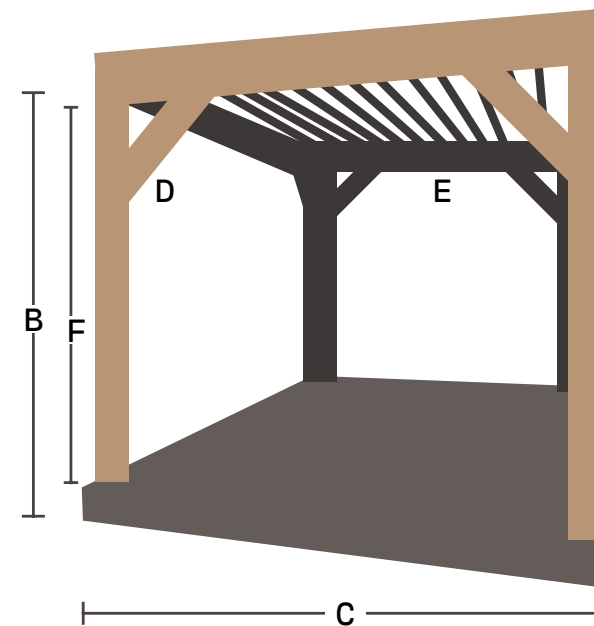
- Privacy Wall

Step into the perfect fusion of rustic charm and innovation. **THE TIMBER RESORT** is the perfect blend of traditional and modern for a delightful outdoor experience!



## Standard Construction

- 8x8 Post
- 6x8 Header
- 4x6 Rafters
- Pre-cut, Pre-stained



\*Any pergola larger than 18 x 18 will require additional post on eve side.

## Specifications

### AVAILABLE SIZES :

	10'	12'	14'	16'	18'	20'	24'
<b>A</b>	Outside of roof to outside of roof "						
	10'6"	12'6"	14'6"	16'6"	18'6"	20'6"	24'6"
<b>B</b>	Overall height.						
	Outside of post to outside of post						
<b>C</b>	10'	12'	14'	16'	18'	20'	24'
<b>D</b>	Brace size (available in 2', 2' 6", 3')						
<b>E</b>	8' standard post length. Post length = distance to bottom of header						

# Design Your Pavilion or Pergola

1

## Choose a style

### PAVILIONS

Timber Retreat • Alpine Lodge • Timber Crest  
Lakeside Majestic • Glazier Hideaway • Ledgefield  
Combolan Estate

### PERGOLAS

Highlan Oasis • Timber Resort

2

## Choose a Size

MEASUREMENTS ARE BASED ON OUTSIDE OF THE POST TO OUTSIDE OF THE POST.

Overhang sizes are available in: 12" • 16" • 24"

3

## Choose a Wood Species

Douglas Fir • Eastern White Pine • Premium Douglas Fir

4

## Choose a Header End Detail

Scroll Square Half Square Chamfered



5

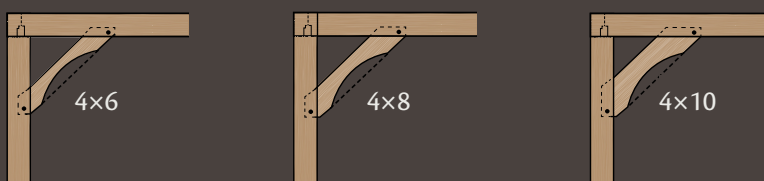
## Choose a Stain Color

See page 27 for stain options.

6

## Choose a Brace Size and Style

Brace Length: 2' • 2' 6" • 3' | Brace Lumber: 4x6 • 4x8 • 4x10 | With curve • without curve



7

## Choose a Roof Pitch and Style

9/12 pitch • 5/12 pitch | Standing Seam • G-Rib Metal • Asphalt Shingle • Metal Shingle • Elite Rib Metal

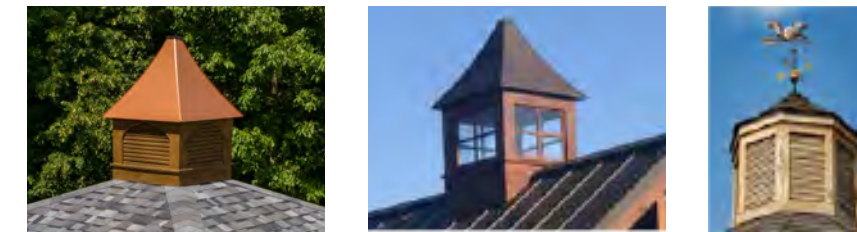
See pages 26-27

8

## Choose a Weather Vane/Cupola (Optional)

### CUPOLA STYLES

24 x 24 • 36 x 36 • 36 x 36 with windows • 48" octagon

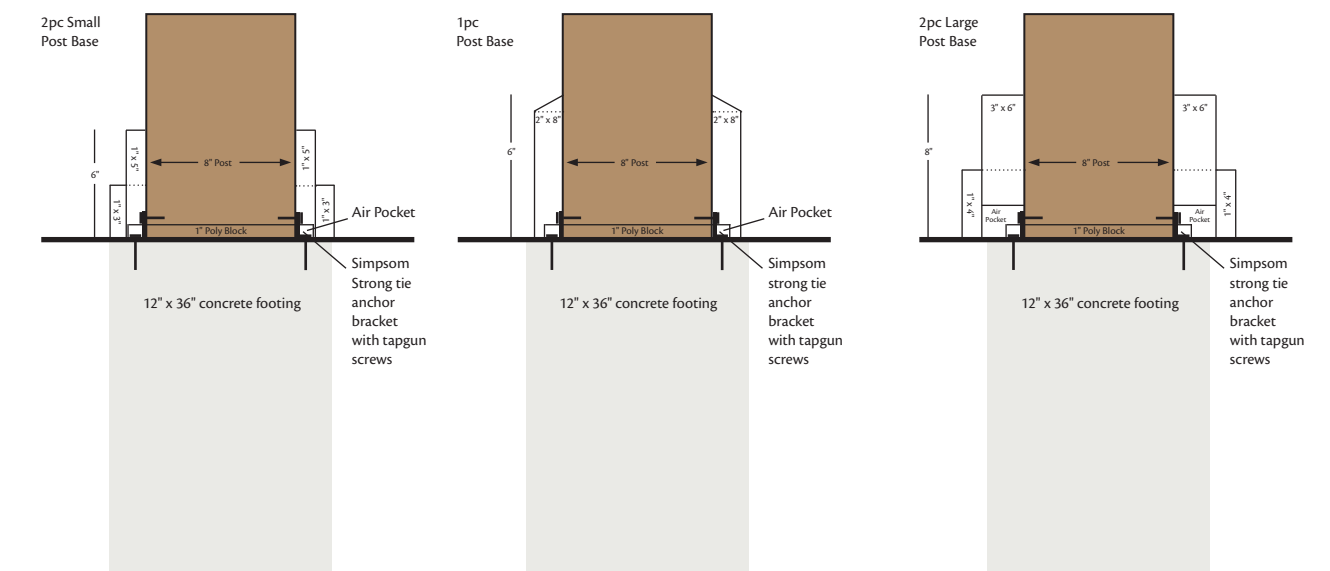


### WEATHER VANE STYLES



9

## Choose a Post Base



# Metal, Shingle & Stain Options

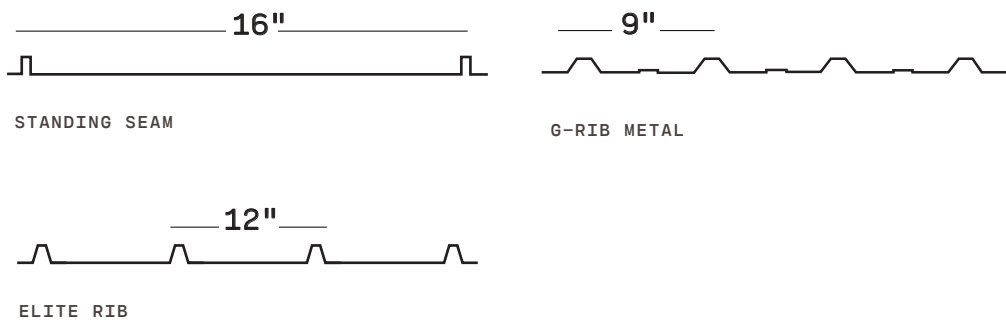
## 1 CHOOSE A ROOF PITCH

The standard A Frame roof pitch is 9/12, and the standard Hip roof pitch is 5/12.

## 2 CHOOSE A ROOFING STYLE & COLOR

In-person samples available.

Standing Seam, G-Rib Metal, Asphalt Shingle, Metal Shingle



### Metal Roof Colors

With so many color and trim options, we have the right combination to meet any need. Whether your goal is a contemporary, rugged profile or a clean and elegant design—metal roofing provides the right product to suit every style!

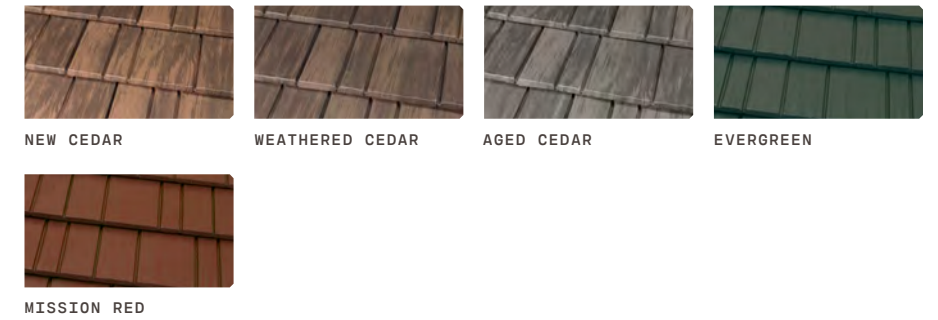
Our premium panel provides the highest protection and lasting beauty, and is constructed of the strongest 28-gauge metal which offers a higher resistance to the natural elements your roof will face.

\*Printed colors here may vary from actual product colors



### Shingle Colors

Great American, Steel Shake, Metal Shingles



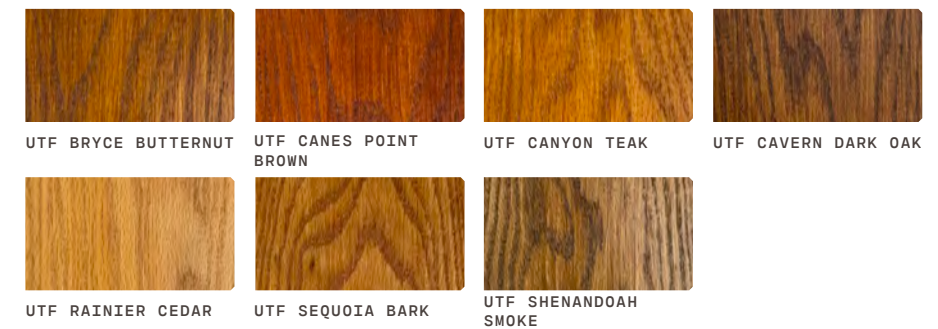
### Asphalt Shingle Colors

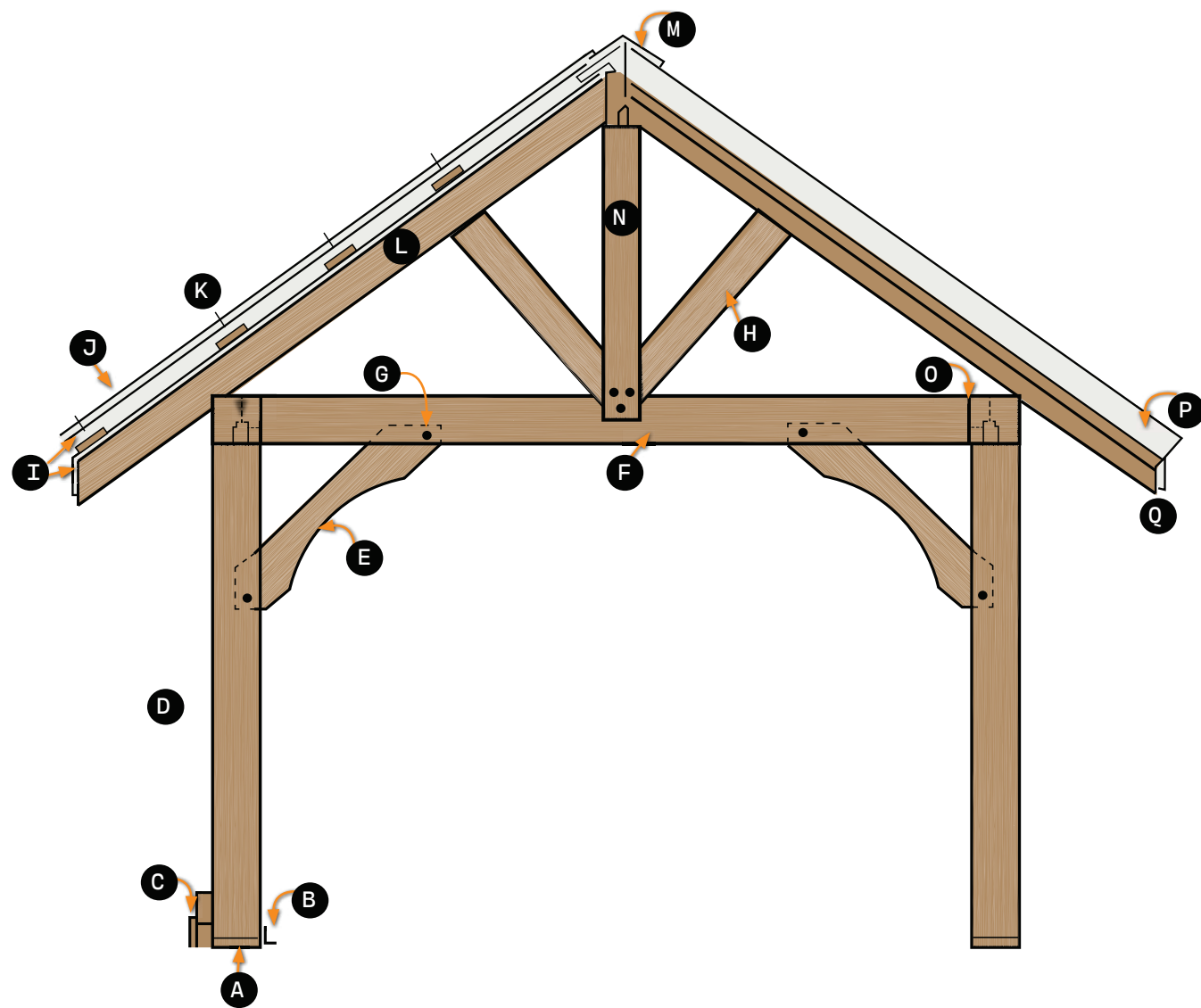


### UTF Stain Colors

1. Ultra Log Stain is a high build satin sheen water-based, low-VOC-penetrating stain
2. Ultra Log penetrates deep in cracks and gaps. It doesn't allow breaks to occur in the film.
3. Unlike other log and siding stain systems, Haley Ultra Log does not require a third coat!

\*Printed colors here may vary from actual product colors





- A. Poly stand off, to create air flow and preserve post from moisture and cement contraction
- B. Simson strong tie anchors
- C. 2-piece post base
- D. 8" post
- E. 4" braces- mortise & tenon into post and header for stability
- F. 8" or 10" header
- G. Wooden pins
- H. Gable braces
- I. Tongue & groove roof decking
- J. 40 year metal roofing / 20-year shingle
- K. 40-year warranty roofing screws
- L. 4" x 8" timber rafters
- M. Metal roofing ridge cap with vent
- N. 6" king post
- O. Saddle notch to securely attach gable side and side header together
- P. Metal roofing rake trim
- Q. 2 x 6 face-boards

# Advantages of BROOKSIDE TIMBER FRAME KITS?

In addition to the perk of having a hand in the building of your backyard haven, a Brookside timber frame kit offers many advantages. Enjoy the treasure trove inside!

## What's to like about BTF kits?

1

All of the wood is pre-stained. For you, that means durability for the long term without a staining mess in the short term.

2

Lettered timbers make the assembly process clear and easy. Less hair pulling, more building.

3

For ultimate sturdiness and beauty, Brookside Timber Frames recommends kiln-dried #1 Better Appearance Grade (FOHC) Douglas fir timbers.

*Note: While Brookside Timber Frames recommends kiln-dried #1 Better Appearance Grade Douglas fir timbers, we do also offer different grades and species of timbers if desired.*

4

Using timbers directly from the sawmill, the Brookside team sands and buffs them just the right amount, leaving a very fine textured finish and accurate size.

5

Brookside will provide CAD drawings for confirmation before cutting the timbers for the kit so you can verify that your goals are met.

6

Packages are carefully bundled and marine shrink-wrapped before delivery to guard against breakage and scratching. Spacers and wax film fill the gaps between timbers so that there are no finished surfaces touching each other.

# FAQs About BTF Kits

Interested, but needing a few questions answered first? Browse these FAQs and learn what you need to know before you leap.

- 1 | HOW LONG OF A LEAD TIME SHOULD I EXPECT?**  
Lead time may vary on the time of year. A general lead time is 4-8 weeks, but a rush order can be produced within a shorter time.
- 2 | IS THERE A PRICE DIFFERENCE ON DIFFERENT ROOF PITCHES?**  
Brookside prices are based on roof pitches less than 10/12 and more than 4/12. Any roof pitch more or less should be custom quoted.
- 3 | DO I NEED A LIFT TO BUILD A TIMBER FRAME?**  
It depends on the size of the structure. Generally, you will not need a lift if you have five or six people helping you. However, Brookside posts and headers are solid timber, creating a heavy-duty structure. A lift will save a lot of time.
- 4 | CAN I MAKE CHANGES TO MY ORDER AFTER I'VE APPROVED IT?**  
Yes, you can make changes. But there will be a \$250 change order fee applied. The delivery date and time could also be delayed.
- 5 | WHAT PERMITS ARE OFTEN REQUIRED?**  
Most counties require a building permit and lot improvement permit for any structure larger than 200 square feet. However, permitting varies from county to county. Brookside recommends checking with your local county for planning and zoning assistance.
- 6 | WHAT IS A COMMON BASE UNDERNEATH THE STRUCTURES?**  
Brookside recommends installing cement footing at least 36" deep beneath each post. Brookside provides poly 1" stand-off plates on the bottom of each post to prevent the wood from contact with cement and moisture.
- 7 | HOW MANY PEOPLE DO I NEED TO SET UP MY STRUCTURE?**  
Brookside recommends at least 2-3 people, depending on the size of the structure.

- 8 | HOW LONG CAN I EXPECT A PROJECT TO TAKE?**  
An experienced crew can easily build an average-sized structure in three days.
- 9 | WHAT SPECIES OF WOOD SHOULD I USE TO BUILD A TIMBER FRAME?**  
Brookside recommends Douglas fir over pine or cedar. With its high-density grain, Douglas fir is the best quality wood with the least maintenance. A Douglas fir structure can last for hundreds of years.
- 10 | WHAT IS THE DIFFERENCE BETWEEN WOOD GRADES?**  
FOHC Grade (Free of Heart Center)–FOHC means that the wood contains none of the center heart, a section of the tree that contains most of the sap. (Sap will often “bleed” from installed timbers that aren’t FOHC.)  
  
#1 Appearance Grade–Timbers have been graded by the TP-regulated grade to have minimum knots and bark. The TP [Timber Products] lumber grading system is highly regarded in the US.
- 11 | WHAT GRADE OF WOOD SHOULD I USE TO BUILD A TIMBER FRAME?**  
Brookside Timber Frame recommends FOHC (Free of Heart Center timber) #1 appearance grade. FOHC wood is straighter, stronger, and sturdier than other grades.
- 12 | HOW WELL DOES DOUGLAS FIR HOLD UP IN THE WEATHER?**  
Douglas fir is a first cousin to cedar and contains the same tar, making it a very weather-durable wood.



Your dealer contact information.

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