EXISTING AND CONNENT REFERENCED CODES AND	STANDARDS
ROOF LOADING LIVE LOAD ————————————————————————————————————	(Cd= 1.25)
FLOOR LOADING LIVE LOAD ————————————————————————————————————	(Cd= 1.00)
BALCONY LOADING LIVE LOAD ————————————————————————————————————	(Cd= 1.00) 50 PSF 10 PSF

FORTRESS ROOF FRAMING DEFLECTION CRITE:RIA

D + 0.75 (L + Lr)

FORTRESS FLOOR FRAMING DEFLECTION CRITERIA

LIVE LOAD ----- L/360 TOTAL LOAD -L/240 TOTAL LOAD -L/240

ROOF AND FLOOR LOADING NOTES: UNINHABITABLE ATTICS WITH LIGHT STORAGE SHALL HAVE ROOF TRUSS BOTTOM CHORD LIVE LOAD INCREASED TO 20 PSF. CONTACT EOR IF ANY OTHER LOADING REQUIREMENTS ARE NEEDED 2. REACTIONS SHALL BE REDUCED PER ASD LOAD COMBINATION

WIND LOADING (ASCE 7-16)	
BASIC WIND SPEED -	118
EXPOSURE CATEGORY	C
BUILDING RISK CATEGORY	I
BUILDING ENCLOSURE CLASSIFICATION	ENCLOSED
INTERNAL PRESSURE COEFFICIENT	±0.18
DRAG COEFFICIENT (Cd)	 1.6
COMPONENTS AND CLADDING	SEE TABLE BEL

COMPONENT AND CLADDING DESIGN PRESSURES (PSF)

EFFECTIVE WIND AREA	WIND ZONE DESIGNATION			
(SQUARE FT)	INTERIOR	R ZONE	END 2	ZONE
0 - 10	+25.57	-27.74	+25.57	-34.24
11 - 50	+25.42	-27.58	+25.42	-33.93
51 - 100	+22.87	-25.03	+22.87	-28.83
101 - 200	+21.73	-23.90	+21.73	-26.56

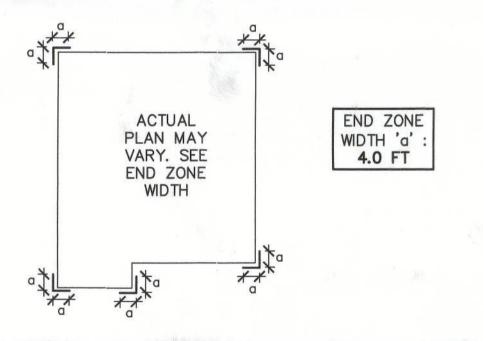
COMPONENT AND CLADDING DESIGN PRESSURES NOTES: 1. THE VALUES SHOWN ABOVE HAVE BEEN REDUCED PER ASD LOAD

COMBINATION 0.6W. NO FURTHER REDUCTIONS SHALL BE PERMITTED 2. PLUS = PRESSURE AND MINUS = SUCTION. COMPONENT AND

SHALL MEET BOTH POSITIVE AND NEGATIVE PRESSURES SHOWN IN

CLADDING ELEMENTS SHALL BE DESIGNED FOR BOTH POSITIVE AND NEGATIVE PRESSURES SHOWN IN TABLE: ABOVE 3. DESIGN OF WINDOWS AND DOOR FASTENING TO WALL FRAMING IS THE RESPONSIBILITY OF THE WINDOW/DOOR MANUFACTURER AND

TABLE ABOVE 4. SEE SCHEMATIC BELOW FOR END ZONE LOCATIONS



SCOPE OF SERVICE

MEANS AND METHODS:

THE STRUCTURAL ENGINEER SHALL NOT HAVE CONTROL OR BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES, OR SEQUENCES; FOR THE ACTS OR OMISSIONS OF THE CONTRACTOR OR ANY OTHER PERSONS PERFORMING THE WORK OR FOR THE FAILURE FOR ANY OF THEM TO CONSTRUCT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

LIMITS OF STRUCTURAL ENGINEERING DESIGN RESPONSIBILITIES: THE ITEMS SPECIFICALLY DESIGNED BY THE STRUCTURAL ENGINEER ARE LIMITED TO THE FOLLOWING: STRUCTURE TO SUPPORT GRAVITY LOADS, RESIST UPLIFT, AND RESIST LATERAL LOADS, AND MAINTAIN CONTINUITY FROM THE STRUCTURE TO SOILS BELOW. ITEMS NOT DESIGNED INCLUDE, BUT NOT LIMITED TO. PRE-ENGINEERED TRUSS DESIGN. TRUSS-TO-TRUSS CONNECTIONS, OR ANY ARCHITECTURAL, MECHANICAL OR ELECTRICAL SYSTEM. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN/ INSTALLATION OF ALL WATER PROOFING.

IMPORTANT NOTES FOR ADDITIONS RENOVATIONS AND EXISTING STRUCTURES:

INFORMATION SHOWN ON THESE DRAWINGS REGARDING EXISTING CONDITIONS HAVE BEEN OBTAINED BASED ON AVAILABLE SOURCES AT THE TIME OF DESIGN INCLUDING ASSUMPTIONS BASED ON EXPERIENCE WITH SIMILAR STRUCTURES. THE ACTUAL AS-BUILT CONDITION FOUND IN THE FIELD MAY VARY FROM INFORMATION INDICATED IN THESE DRAWINGS. CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND NOTIFY ENGINEER IN WRITING BEFORE BEGINNING NEW CONSTRUCTION OF ANY INTERFERENCES AND/OR DISCREPANCIES THAT MIGHT EXIST BETWEEN THESE DRAWINGS AND/OR ACTUAL FIELD CONDITIONS. CONTRACTOR SHALL REPAIR/REPLACE ANY DAMAGED EXISTING STRUCTURAL MEMBERS DISCOVERED DURING CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL TEMPORARY BRACING/SHORING, TEMPORARY SUPPORTS AND OTHER SUCH ITEMS OR OTHER MEASURES NECESSARY TO PROTECT THE STRUCTURE AND ANY PERSONNEL DURING CONSTRUCTION. SAFETY OF THE STRUCTURE AND PERSONNEL DURING CONSTRUCTION ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

SHEATHING SPECIFICATIONS

TABLE 1: WALL SHEATHING			
SPECIFICATION	TYPICAL NAILING	SHEARWALL NAILING	
MIN. 7/16", 24/16, APA RATED OSB OR PLYWOOD SHEATHING	8d COMMON @ 6" OC EDGE, 12" OC FIELD	8d COMMON @ 3" OC EDGE, 6" OC FIELD	

FLEXIBLE FINISH INCLUDES WOOD, CEMENT OR VINYL SIDING, HARDI PANEL AND BRICK. ALL. OTHER SIDING SHALL BE CONSIDERED BRITTLE FINISH

SHEATHING MAY BE INSTALLED HORIZONTALLY OR VERTICALLY PANEL EDGE BLOCKING IS REQUIRED AT SHEAR WALLS AND WALLS WITH BRITTLE FINISH. BLOCKING SHALL BE FLATWISE 2x4 SPF#2 OR BETTER FASTENED EA END W/ (3) 10d TOE-NAILS

SHEATHING GAPS SHALL BE MIN. 1/8" AND MAX. 1/6". SEE DETAIL 3/SD1 5. SEE TABLE 6/C1 FOR NAIL SIZE LEGEND

TABLE 2: ROOF SHEATHING

SPECIFICATION	TYPICAL NAILING	GABLE END NAILING
SHINGLE: MIN. 7/16", 24/16,	8d RING SHANK	8d RING SHANK @ 4"
APA RATED OSB OR PLYWOOD	© 6" O.C. EDGE,	O.C. EDGE, 4" O.C. FIELD
SHEATHING	6" O.C. FIELD	WITHIN 4' OF ROOF END
TILE: MIN. 15/32", 32/24, APA RATED OSB OR PLYWOOD SHEATHING	8d RING SHANK © 6" O.C. EDGE, 6" O.C. FIELD	8d RING SHANK @ 4" O.C. EDGE, 4" O.C. FIELD WITHIN 4' OF ROOF END
METAL: MIN. ½", 32/24, APA	10d RING SHANK	10d RING SHANK @ 4"
RATED OSB OR PLYWOOD	© 6" O.C. EDGE,	O.C. EDGE, 4" O.C. FIELD
SHEATHING	6" O.C. FIELD	WITHIN 4' OF ROOF END

ROOF SHEATHING NOTES:

ROOF SHEATHING SHALL BE INSTALLED WITH LONG DIMENSION

PERPENDICULAR TO THE SUPPORTS 2. PANEL EDGE BLOCKING IS NOT REQUIRED

3. SHEATHING GAPS SHALL BE MIN. 1/8" AND MAX. 5/6", SEE DETAIL 3/SD1

4. SEE TABLE 6/C1 FOR NAIL SIZE LEGEND

TABLE 3: FLOOR SHEATHING

SPECIFICATION	TYPICAL NAILING
23/32 T&G OSB OR PLYWOOD SHEATHING	10d COMMON @ 6" O.C. EDGE, 6" O.C. FIELD

FLOOR SHEATHING NOTES:

FLOOR SHEATHING SHALL BE INSTALLED WITH LONG DIMENSION

PERPENDICULAR TO THE SUPPORTS 2. PANEL EDGE BLOCKING IS NOT REQUIRED

3. SHEATHING GAPS SHALL BE MIN. 1/8" AND MAX. 5/6", SEE DETAIL 3/SD1

4. SEE TABLE 6/C1 FOR NAIL SIZE LEGEND

TABLE: 4: PORCH CEILING SHEATHING

SPECIFICATION	TYPICAL NAILING			
MIN %" PLYWOOD OR OSB	8d COMMON @ 6" O.C. EDGE, 6" O.C. FIELD			

PORCH SHEATHING NOTES: PANEL EDGE BLOCKING IS NOT REQUIRED

2. SHEATHING GAPS SHALL BE MIN. 1/8" AND MAX. 5/16", SEE DETAIL 3/SD1

4. SEE TABLE 6/C1 FOR NAIL SIZE LEGEND

MATERIAL SPECIFICATIONS

ANICHOR BOLTS & THREADED ROD: SHALL BE IN ACCORDANCE WITH ASTM A 307 OR ASTM F 1554 GRADE 36.

WASHERS: SHALL BE IN ACCORDANCE WITH ASTM A500 (GRADE B).

NUTS: SHALL BE IN ACCORDANCE WITH ASTM A 563 GRADE A HEX.

METAL CONNECTORS: ALL. METAL CONNECTORS WHICH ARE EXPOSED TO EXTERIOR SHALL BE GALVANIZED OR BETTER.

RETROFIT REBAR/ROD INSTALLATION: EMBEDMENT OF RODS OR REBAR DOWELS SHALL BE 12 BAR DIAMETER MINIMUM, HOLES SHALL BE 1/4" LARGER THAN REBAR SIX AND 1/8" LARGER THAN THREADED ROD SIZE. (UON)

EPOXY: SIMPSON SET-XP (MINIMUM EDGE DISTANCE PER MANUFACTURES SPECIFICATION)

REINFORCING STEEL: SHALL BE ASTM A615, GRADE 60.

STRUCTURAL STEEL: SHALL BE ASTM A992, GRADE 50.

WELDED WIRE FABRIC (WWF): SHALL BE ASTM A1064.

LAMINATED VENEER LUMBER (LVL): ALL LAMINATED VENEER LUMBER SHALL MEET OR EXICEED THE FOLLOWING DESIGN PROPERTIES - ELASTIC MODULUS (E)2,000ksi, BENDING STRESS (Fb) 2600psi, PLY WIDTH OF 1.75"

CONCRETE SPECIFICATIONS:

ALL CONCRETE HAS BEEN DESIGNED IN ACCORDANCE WITH ACI 318, AND SHALL BE CONSTRUCTED IN ACCORDANCE WITH ACI 301, 318 AND ALL OTHER APPLICABLE REIFERENCED STANDARDS. ALL CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 2500 PSI AT 28 DAYS.

CONCRETE MASONRY SPECIFICATIONS:

MASONRY SHALL BE DESIGNED, CONSTRUCTED AND TESTED IN ACCORDANCE WITH ACI 530, ACI530.1 AND ASTM C90. MASONRY UNITS SHALL BE HOLLOW LOAD-BEARING, GRADE N, TYPE 1, NORMAL WEIGHT, WITH A MINIMUM COMPRESSIVE STRENGTH OF 1900 psi (f'm=1500 psi).

GROUT AND MORTAR SHALL BE DESIGNED, CONSTRUCTED AND TESTED IN ACCORDANCE ASTM C476, ASTM C1019, ASTM C270. GROUT SHALL HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 3000 psi AND A MAXIMUM COURSE AGGREGATE SIZE OF 3" PLACED AT AN 8" TO 11" SLUMP, MORTAR SHALL BE TYPE M OR S.

CELLS CONTAINING VERTICAL REINFORCEMENT SHALL BE GROUTED IN 5'-0" MAXIMUM LIFTS. WHEN LIFT SHALL EXCEED 5'-0", PROVIDE CLEAN OUTS IN BOTTOM COURSE OF MASONRY WALL.

BRICK SHALL BE IN ACCORDANCE WITH ASTM C62, C216, OR C652 FOR BUILDING BRICK, FACING BRICK, & HOLLOW BRICK, RESPECTFULLY, TYPE N MORTAR MAY BE USED IN BRICK VENEER.

TYPICAL MEMBER FASTENING

TABLE 5: WOOD MEMBER FASTENING SCHEDULE

MEMBER CONNECTION	TYPE	FASTENERS
TOP PLATE TO TOP PLATE	FACE NAIL	(3) ROWS 10d @ 12" OC STAGGERED
TOP PLATE LAP	FACE NAIL	(16) 10d EVENLY SPACED
TOP PLATE TO STUD		(2) 10d @ 2x4 WALL
(BOTTOM PLY OF DOUBLE	END NAIL	(3) 10d @ 2x6 WALL
TOP PLATE END NAILED)		(4) 10d @ 2x8 WALL
		(3) 10d @ 2x4 WALL
STUD TO BOTTOM PLATE	TOE NAIL	(4) 10d @ 2x6 WALL
		(5) 10d @ 2x8 WALL
RIM BOARD TO TOP PLATE	TOE NAIL	10d @ 6" OC
CEILING JOIST TO TOP PLATE	TOE NAIL	(5) 10d
CEILING JOIST TO RAFTER	FACE NAIL	(8) 10d
TRUSS/RAFTER TO TOP PLATE	TOE NAIL	(2) 12d COMMON
JACK RAFTER TO HIP	TOE NAIL	(3) 10d
RAFTER TO RIDGE	TOE NAIL	(3) 10d
BOTTOM PLATE TO RIBBON	FACE NAIL	16d COMMON @ 8" O.C.

WOOD MEMBER FASTENING NOTES:

1. FASTENERS NOTED ON PLAN SHALL SUPERCEDE THE ABOVE TABLE 2. SEE DETAIL 6/SD1 FOR TYPICAL BUILT UP MEMBER FASTENING REQUIREMENTS

3. SEE TABLE 6/C1 FOR NAIL SIZE LEGEND

TABLE 6: NAIL SIZE LEGEND

PLAN REFERENCED NAIL	LENGTH	DIAMETER
8d COMMON	2½"	0.131"
8d RING SHANK	2%"	0.113"
10dx1½"	1½"	0.148"
10d	3"	0.131"
10d COMMON	3"	0.148"
10d RING SHANK	3"	0.148"
12d COMMON	31/4"	0.148"
16d COMMON	3½"	0.162"

NAIL SIZE LEGEND NOTES

1. USE THIS LEGEND FOR ALL NAILS NOT SPECIFICALLY NOTED WITH THE DIAMETER AND LENGTH WITHIN PLANS AND DETAILS.

2. USE BORED HOLES WHERE NEEDED TO PREVENT SPLITTING OF WOOD. BORED HOLES SHALL NOT BE GREATER THAN 75% OF THE NAIL DIAMETER

3. NOMINAL NAIL LENGTHS AND DIAMETERS FROM TABLE 10 SHALL BE MET PRIOR TO THE APPLICATION OF ANY PROTECTIVE COATING

TARLE 7: SIMPSON FASTENER SCHEDULE

	TABLE 7: SIMPSON FASTENER SCHEDULE SIMPSON FLAT STRAPS AND COIL STRAPS			
CONNECTOR FASTENERS				
LSTA12	(10) 10d			
MSTA24	(18) 10d			
CS16	LAP EA END 11" & FASTEN W/ (10) 10d			
CS18	LAP EA END 10" & FASTEN W/ (9) 10d			
	SIMPSON FRAMING ANGLE			
CONNECTOR FASTENERS				
A34	(8) 8dx½			
A35	(12) 8dx½			
	SIMPSON TWIST STRAPS			
CONNECTOR	FASTENERS			
H2.5A	(5) 0.131x1½" EACH END			
MTS12	(14) 10d			
HTS16	(16) 10d			
HTS20	(20) 10d			
	SIMPSON POST BASE			
CONNECTOR	FASTENERS			
ABU44	(12) 16d INTO POST, %" THREADED ROD INTO SLAB			
ABU66	(12) 16d INTO POST, %" THREADED ROD INTO SLAB			
LTT20B	(10) 10d INTO STUDS/POST W/ 1/2" THREADED ROD EPOXIED 4" OR 1/2"x6" TITEN HD			
DTT2Z	(8) SDS ¼"x2½" INTO STUDS/POST W/ ½" THREADED ROD EPOXIED 4" OR ½"x6" TITEN HD			
НТТ5	(26) 16dx2½ INTO STUDS/POST W/ %" THREADED ROD EPOXIED 7½"			
	SIMPSON HANGERS			
	FASTENERS			
LUS28	(6) 10d TO CARRYING MEMBER (4) 10d TO CARRIED MEMBER			
LUS210	(8) 10d TO CARRYING MEMBER (4) 10d TO CARRIED MEMBER			
HU210-2/HUC2	210-2 (18) 16d TO CARRYING MEMBER (10) 10d TO CARRIED MEMBER			
HU212-2/HUC2	212-2 (22) 16d TO CARRYING MEMBER (10) 10d TO CARRIED MEMBER			

CONNECTOR NOTES:

HU410

1. FOR CONNECTORS NOT SHOWN ABOVE, CONSULT THE MANUFACTURER'S CATALOG AND INSTALL FASTENERS THAT WILL PROVIDE THE GREATEST CAPACITY

(18) 16d TO CARRYING MEMBER (10) 10d TO CARRIED MEMBER

2. CONNECTORS SHOWN ARE SIMPSON-STRONG-TIE. ALTERNATIVE MANUFACTURER IS ACCEPTABLE AS LONG AS PUBLISHED VALUES ARE GREATER

GENERAL FOUNDATION NOTES

FOOTING AND FOUNDATIONS:

FOOTINGS AND FOUNDATIONS SHALL BE IN ACCORDANCE WITH LOCAL BUILDING CODES. FOOTINGS HAVE BEEN DESIGNED WITH A MINIMUM SOIL BEARING PRESSURE OF 2000 PSF. A SOILS INVESTIGATION REPORT BY OTHERS IS RECOMMENDED TO VERIFY SUITABLE SUBSURFACE CONDITIONS. IF THE FOOTING ELEVATIONS SHOWN OCCUR IN A DISTURBED OR UNSTABLE SOIL, THE EOR SHALL BE NOTIFIED. SOIL SHALL BE FREE OF ORGANIC AND COHESIVE (CLAY) MATERIAL. EXISTING SOIL AND STRUCTURAL FILL SHALL BE COMPACTED TO A MIN. OF 95% MODIFIED PROCTOR IN ACCORDANCE WITH ASTM D 1557.

FOUNDATION PLAN ONLY CONVEYS STRUCTURAL INFORMATION, FOR GENERAL FEATURES, CONDUITS. ELECTRICAL EMBEDS, STEP HEIGHTS, ETC., SEE ARCHITECTURAL PLANS. DO NOT SCALE DRAWINGS. REFER TO ARCHITECTURAL PLANS FOR ALL DIMENSIONS.

MINIMUM CONCRETE COVER FOR REINFORCING SHALL BE 3" IN FOOTINGS. PROVIDE #3 @ 48" OC OR ROD CHAIRS PER FOUNDATION DETAILS. PROVIDE CONTINUITY OF REINFORCING AT INTERSECTIONS OF PERPENDICULAR CONCRETE ELEMENTS BY INSTALLING CORNER BARS, MINIMUM OF 40 BAR DIAMETERS INTO EACH ELEMENT. SPLICES IN REINFORCING SHALL BE 48 BAR DIAMETERS, WHERE PERMITTED.

STEM WALLS CONSTRUCTED W/ MASONRY UNITS SHALL BE COURSED W/ RUNNING BONDS. STACKED BONDS ARE NOT PERMITTED. ALL EXTERIOR WALLS SHALL BE REINFORCED FULL HEIGHT AS SPECIFIED ON PLAN AND AT CORNERS, WALL ENDS, AND WALL INTERSECTIONS. PROVIDE CONTINUITY OF REINFORCING AT INTERSECTIONS OF PERPENDICULAR MASONRY ELEMENTS BY INSTALLING CORNER BARS, MINIMUM OF 40 BAR DIAMETERS INTO EACH ELEMENT. AT STEM WALLS CONSTRUCTED OF 5 OR MORE COURSES, PROVIDE HORIZONTAL JOINT REINFORCEMENT AT 16" O.C. VERTICALLY, EVERY OTHER COURSE. VERTICAL REINFORCING SHALL BE INCREASED AS NOTED ON PLAN. LAP JOINT REINFORCING SHALL BE A MINIMUM OF 6".

SLABS ON GRADE:

CONCRETE SLABS ON GRADE SHALL BE INSTALLED OVER MINIMUM 6 MIL POLYETHYLE'NE VAPOR RETARDER WITH JOINTS LAPPED 6" AND SEALED OVER CLEAN, COMPACTED EARTH OR FILL WITH APPROVED CHEMICAL SOIL TREATMENT FOR PREVENTION OF SUBTERRANEAN TERMITES. SAWCUT CONTROL JOINTS SHALL BE INSTALLED THROUGHOUT ENTIRE SLAB ON GRADE. 1" DEEP SAWCUTS SHALL PLACED IN A 12'x12' GRID WITHIN 4 TO 12 HOURS OF CONCRETE PLACEMENT

GENERAL FRAMING NOTES

PRE-ENGINEERED WOOD TRUSSES:

SHALL BEAR THE SEAL OF AN ENGINEER IN THE STATE WHERE PROJECT IS BEING BUILT AND SHALL COMPLY WITH NFPA. TPI. AND AITC 100. CONTRACTOR SHALL VERIFY THAT ADEQUATE TRUSS BEARING IS INSTALLED AT ALL TRUSSES AS INDICATED IN THE TRUSS SHOP DRAWINGS. ALL TRUSS-TO-TRUSS CONNECTIONS AND TRUSS PROFILES ARE THE RESPONSIBILITY OF THE DELEGATED TRUSS ENGINEER. ALL TRUSSES SHALL HAVE TEMPORARY BRACING PER 'COMMENTARY' AND RECOMMENDATION FOR HANDLING, INSTALLING & BRACING METAL PLATE CONNECTED WOOD TRUSSES, HIB-91." AT MULTIPLE STRAP CONNECTIONS, SPREAD STRAPS TO AVOID NAILING CONFLICTS THROUGH TRUSS. WHEN USING (2) STRAPS ON SINGLE PLY TRUSSES, PLACE STRAPS DIAGONALLY ACROSS DBL. TOP PLATE FROM EA. OTHER

WOOD FRAMING SPECIFICATIONS:

ALL WOOD FRAMING HAS BEEN DESIGNED IN ACCORDANCE WITH NATIONAL DESIGN SPECIFICATIONS (NDS) FOR WOOD CONSTRUCTION, LATEST EDITION. ALL WOOD MEMBERS EXPOSED TO WEATHER OR IN CONTACT WITH MASONRY, CONCRETE OR SOIL SHALL BE PRESSURE-TREATED. IF, ACQ OR NON-DOT BORATE PRESERVATIVE TREATMENT IS USED, ALL ATTACHED FASTENERS SHALL BE HOT DIPPED GALVANIZED. IF ACZA PRESERVATIVE IS USED, ALL ATTACHED FASTENERS SHALL BE STAINLESS STEEL.

ROOF COVERING SPECIFICATIONS:

THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN AND INSTALLATION OF THE ROOF COVERING SYSTEM. ASPHALT SHINGLES SHALL COMPLY WITH ASTM D3161 AND BE INSTALLED ACCORDING TO THE MANUFACTURER'S REQUIREMENTS. TILE ROOFS SHALL BE INSTALLED PER THE "CONCRETE AND CLAY ROOF TILE INSTALLATION MANUAL." AND THE MANUFACTURER'S REQUIREMENTS. STANDING SEAM METAL ROOFS SHALL COMPLY WITH ASTM E1514 AND BE INSTALLED ACCORDING TO THE MANUFACTURER'S REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN AND INSTALLATION OF ALL METAL FLASHING AND VALLEY MATERIALS.

GUARDRAILS AND HANDRAILS

SHALL BE DESIGNED PER FBC. COMPLIANCE WITH THESE REQUIREMENTS IS THE RESPONSIBILITY OF THE RAILING MANUFACTURER.

PRE-ENGINEERED MISCELLANEOUS STRUCTURES:

ANY EYEBROW, CANOPY, ALUMINUM COMPONENT OR ANY OTHER BUILDING APPENDAGES NOT SPECIFICALLY DETAILED HEREIN SHALL BE DESIGNED BY OTHERS AT THE EXPENSE OF THE CONTRACTOR. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OF MISCELLANEOUS ATTACHED STRUCTURES TO THE MAIN STRUCTURE INDICATING CONNECTION POINTS, REACTIONS AND FASTENER REQUIREMENTS PRIOR TO FABRICATION OF MISCELLANEOUS STRUCTURE AND PRIOR TO CONSTRUCTION OF MAIN STRUCTURE. CONTRACTOR SHALL COORDINATE LOADING REQUIREMENTS WITH ANY OTHER PRE-ENGINEERED COMPONENT SUCH AS ROOF FLOOR AND ROOF TRUSS ENGINEERING.

TYPICAL PLAN ABBREVIATIONS

ADJ	ADJACENT	HGR	HANGER	SYP	SOUTHERN YELLOW PINE
ВМ	BEAM	HDR	HEADER	TR	THREADED ROD
вот	воттом	HORIZ	HORIZONTAL	TYP	TYPICAL
BRG	BEARING	LVL	LAMINATED VENEER LUMBER	UON	UNLESS OTHERWISE NOTED
СМИ	CONC. MASONRY UNIT	MANUF	MANUFACTURER	VERT	VERTICAL
CONC	CONCRETE	MONO	MONOLITHIC		
CONT	CONTINUOUS	ос	ON CENTER		
DBL	DOUBLE	OSB	ORIENTED STRAND BOARD		
EA	EACH	PERP	PERPENDICULAR		
EE	EACH END	PRE ENG	PRE-ENGINEERED		
EOR	ENGINEER OF RECORD	PSF	POUNDS PER SQUARE FOOT		
EQ	EQUAL	PSI	POUNDS PER SQUARE INCH	, casil	and A. S.
EW	EACH WAY	PSL	PARALLEL STRAND LUMBER	S. Market	-
EXT	EXTERIOR	PT	PRESSURE TREATED		
FDN	FOUNDATION	REINF	REINFORCING		
FT	FOOT	REQD	REQUIRED		DEPARTA
FTG	FOOTING	SF	SQUARE FOOT	1/5	12/2
GT	GIRDER TRUSS	SPF	SPRUCE PINE FUR	18/	3,5/0/ 3/5

ABBREVIATIONS ARE USED THROUGHOUT NOTES, PLANS AND DETAILS

Stephen L. McCorvey CN=Stephen L. McCorvey,

This item has been digitally signed and sealed by Stephen ... McCorvey on the date adjacent to the seal.

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FIELD ALTERATION AND PLAN SCALING NOTE PRIOR TO MAKING ANY
STRUCTURAL FIELD
STRUCTURAL FIELD
COLFICATIONS WHICH MAY VARY
FROM THE INTENT OF THE
ORIGINAL CONSTRUCTION
DOCUMENTS, CONTRACTOR
SHALL CONTACT FORTRESS
NGINEERING GROUP. ANY FIELD
MODIFICATIONS MADE PRIOR TO
BEING APPROVED BY FEG ARE
SUBJECT TO ADDITIONAL
INSPECTIONS AND FEES.

DO NOT SCALE DIMENSIONS FROM THESE DRAWINGS, ALL DIMENSIONS SHALL BE APPROVED BY THE PROJECT CONTRACTOR OR ARCHITECT

FEG JOB # FEG21-148

REVISIONS

DESIGN BY: JMD DRAWN BY : CHECKED BY : SLM

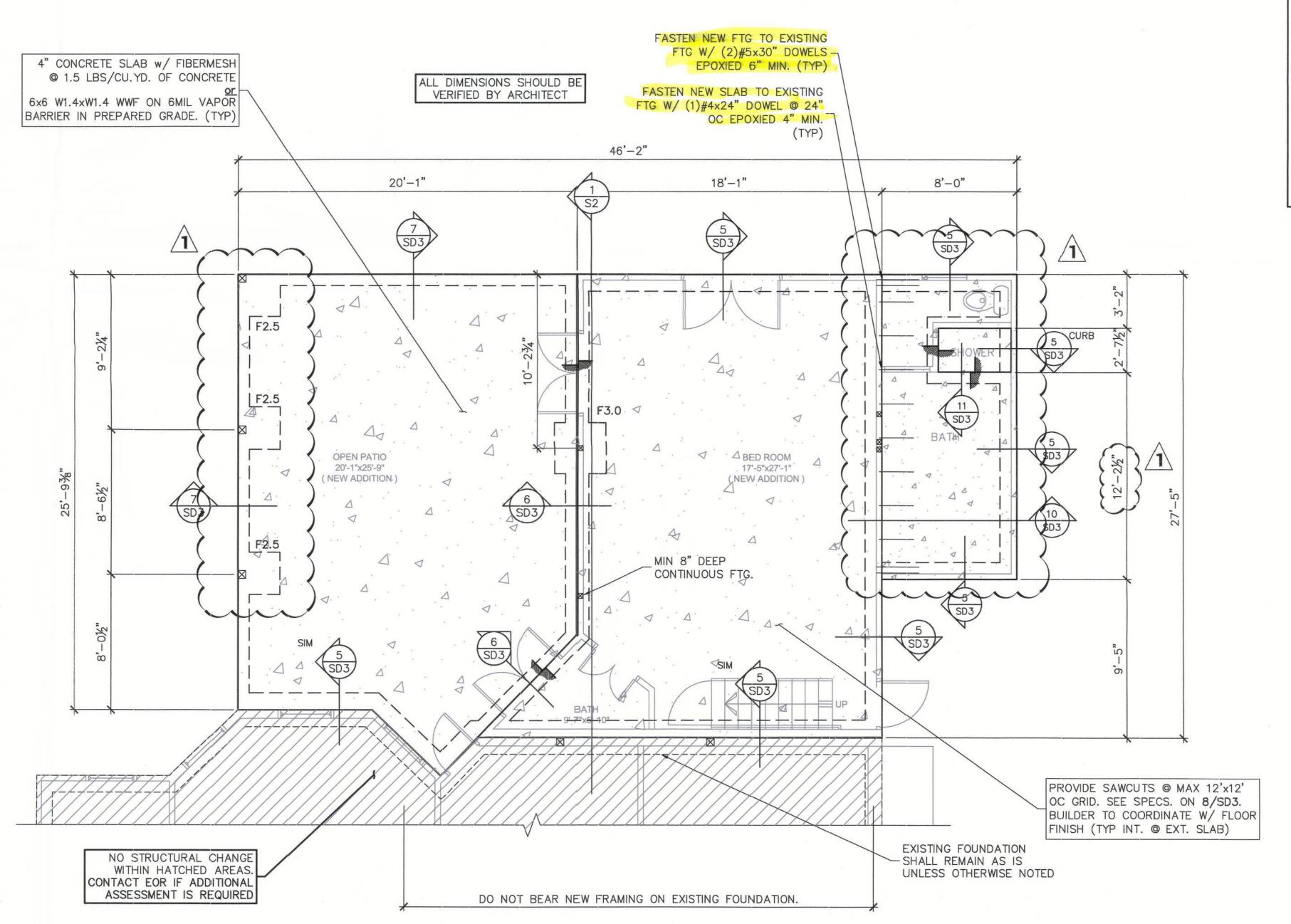
STEPHEN MCCORVEY FL PE # 88723

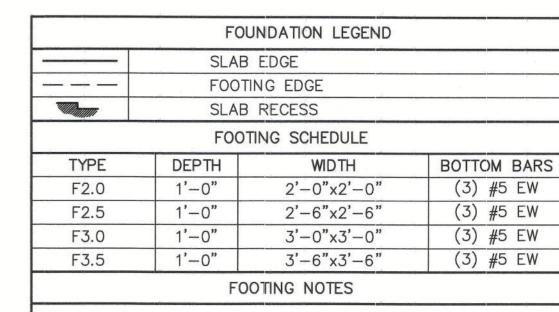


PRINT DATE 07-22-21

SHEET

DESIGN SPECIFICATIONS & NOTES





 THE FOUNDATION PLAN SHOWN ONLY CONVEYS STRUCTURAL INFORMATION. DIMENSIONS SHOWN ON PLAN ARE FOR REFERENCE ONLY.

SEE ARCHITECTURAL PLANS FOR ALL DIMENSIONS.
 DIMENSIONS SHOWN ON PLAN ARE FOR REFERENCE ONLY.
 NEW FOOTINGS AND FOUNDATIONS SHALL BE IN
 ACCORDANCE W/ CURRENT, LOCAL BUILDING CODES.
 SEE "GENERAL FOUNDATION NOTES", ON PAGE C1,

FOR SITE COMPACTION SPECS, SAWCUT SPECS, AND FEATURES NOT INCLUDED WITHIN THIS PLAN.

4. SEE TABLE 6/C1 FOR TYPICAL DIAMETERS AND LENGTHS

OF COMMONLY USED NAILS IN THIS PLAN.

5. SEE TABLE 7/C1 FOR SIMPSON CONNECTOR FASTENING SPECIFICATIONS. REFER TO MANUFACTURE FASTENING SPECIFICATIONS IF CONNECTOR IS NOT SHOWN.

VERY IMPORTANT NOTES FOR RENOVATIONS, ADDITIONS AND ALL EXISTING STRUCTURES

INFORMATION SHOWN ON THESE DRAWINGS REGARDING EXISTING CONDITIONS HAVE BEEN OBTAINED BASED ON AVAILABLE SOURCES AT THE TIME OF DESIGN INCLUDING ASSUMPTIONS BASED ON EXPERIENCE WITH SIMILAR STRUCTURES. THE ACTUAL AS-BUILT CONDITION FOUND IN THE FIELD MAY VARY FROM INFORMATION INDICATED IN THESE DRAWINGS. CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND NOTIFY ENGINEER IN WRITING BEFORE BEGINNING NEW CONSTRUCTION OF ANY INTERFERENCES AND/OR DISCREPANCIES THAT MIGHT EXIST BETWEEN THESE DRAWINGS AND/OR ACTUAL FIELD CONDITIONS. CONTRACTOR SHALL REPAIR/REPLACE ANY DAMAGED EXISTING STRUCTURAL MEMBERS DISCOVERED DURING CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL TEMPORARY BRACING/SHORING, TEMPORARY SUPPORTS AND OTHER SUCH ITEMS OR OTHER MEASURES NECESSARY TO PROTECT THE STRUCTURE AND ANY PERSONNEL DURING CONSTRUCTION. SAFETY OF THE STRUCTURE AND PERSONNEL DURING CONSTRUCTION ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

This item has been digitally signed and sealed by Stephen L. McCorvey on the date adjacent to the seal.

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Digitally signed by Stephen L.

McCorvey

No.

Stephen L. McCorvey

Ch-Stephen L. McCorvey

Ch-Stephen L. McCorvey,

Ch-Chartness EngineEring

GROUP LLD, Lapacksowlile,

SHErida, ChUS

Date: 202.02.04 07:54.97-0500

PRINT DATE

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Hacksorville core, accorder.

SHEET

51
FOUNDATION PLAN

FOUNDATION PLAN
SCALE: 1/4"=1'-0"



FIELD ALTERATION AND PLAN
SCALING NOTE

PRIOR TO MAKING ANY
STRUCTURAL FIELD
MODIFICATIONS WHICH MAY VARY
FROM THE INTENT OF THE
ORIGINAL CONSTRUCTION
DOCUMENTS, CONTRACTOR
SHALL CONTACT FORTRESS
ENGINEERING GROUP, ANY FIELD
MODIFICATIONS MADE PRIOR TO
BEING APPROVED BY FEG ARE
SUBJECT TO ADDITIONAL
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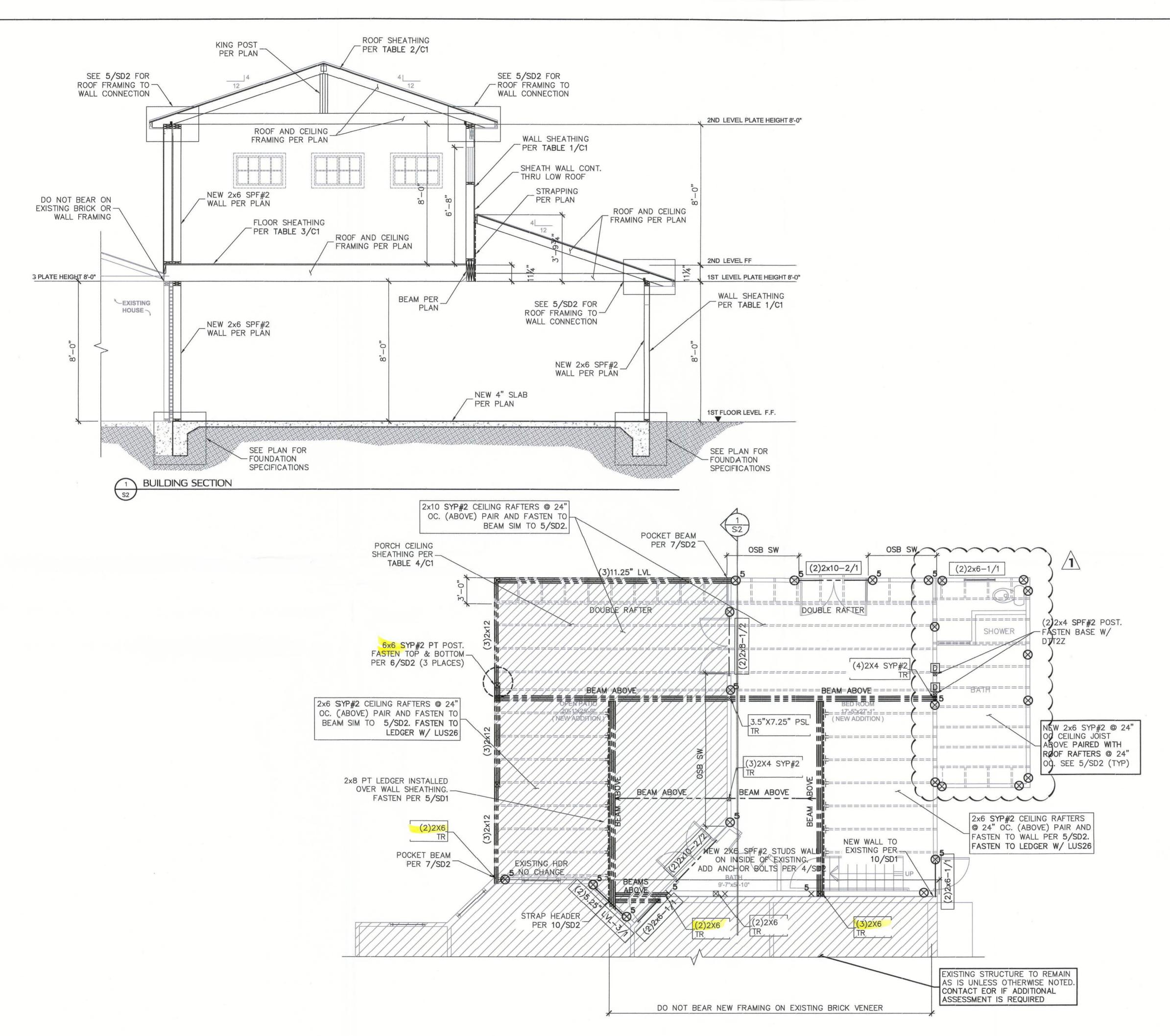
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STEPHEN MCCORVEY FL PE # 88723

No. 88723

STATE OF



1ST LEVEL
WALL AND CEILING FRAMING PLAN
SCALE: 1/4"=1'-0"

WALL FRAMING LEGEND INTERIOR LOAD BEARING WALL BEAM OR TRUSS SIMPSON BASE ANCHOR: LTT20B, DTT2Z, HTT5 (RESPECTIVELY). FASTEN PER 7/SD1 3", 5" (RESPECTIVELY) A307 THREADED ROD FULL HEIGHT ANCHOR PER 1/SD3. CONTINUOUS FROM 1ST LEVEL TOP PLATE TO FOUNDATION. NUM. OF HEADER PLIES, HEADER SIZE AND NUM. OF JACK/KING STUDS REQUIRED EACH (2)2x6-1/1END OF HEADER, FOR SILL HEADER AND FASTENING SCHEDULES SEE DETAIL 3/SD2 SHEAR WALL W/ 1/16" OSB SHEATHING. DASHED LINE INDICATES SIDE OF WALL TO APPLY OSB. FASTEN OSB W/8d COMMONS @ 3"OC EDGE. 6" OC FIELD. FRAMING, ANCHOR BOLT AND TOP OSB SW OF WALL FASTENING PER 8/SD2

(2)2×4

NUM. OF STUDS IN STUD COLUMN

*STRAP OR ANCHOR AT BASE OF STUD COLUMN

* WHEN "TR" IS INDICATED, ADJACENT FULL HEIGHT ROD IS USED FOR UPLIFT TIE DOWN, SEE PLAN FOR SIZE

	WALL STUD SCHEDULE					
LOCATION	PLATE HEIGHT	STUD SIZE AND SPACING				
EXTERIOR	9'-1" MAX	2x4 OR 2x6 @ 16" OC				
EXTERIOR	10'-1" MAX	2x4 @ 12" OC OR 2x6 @ 16" OC				
EXTERIOR	14'-1" MAX	2x6 @ 16" OC				
INTERIOR	10'-1" MAX	2x4 OR 2x6 @ 16" OC.				
INTERIOR	12'-1" MAX	2x4 @ 12" OC OR 2x6 @ 16" OC				

WALL STUD NOT

WALL STUDS SPECIFIED ON PLAN SUPERCEDE THIS TABLE.
 MIN STUD SIZE AND SPACING IS SHOWN. CONTRACTOR MAY

INCREASE STUD SIZE TO MEET ARCHITECTURAL REQMTS.

3. ALL STUDS AND POST SHALL BE SPF#2, UON.

4. USE SYP#2 FOR TOP PLATES.
5. USE SYP#2 PT FOR BOTTOM PLATES.

6. FASTEN BOTTOM PLATES OF INTERIOR LOAD BEARING WALLS TO SLAB PER 4/SD2.

WALL FRAMING NOTES

 SEE DETAILS 1&2/SD2 FOR TYPICAL WALL FRAMING SECTION & ELEVATION.

 SEE TABLES 1-4/C1 FOR SHEATHING SPECIFICATIONS
 WHERE FRAMING MEMBERS CONSIST OF MULTIPLE PLIES (BEAMS, HEADERS, STUD COLUMNS, ETC.) FASTEN PLIES

PER DETAIL 6/SD1.

4. FOR ATTACHMENT OF EXTERIOR WALLS THAT TERMINATE BETWEEN TRUSSES, SEE DETAIL 9A/SD2 UNLESS OTHERWISE NOTED.

5. UNLESS OTHERWISE NOTED ON PLAN. PROVIDE STUD COLUMNS BELOW ALL MULTI-PLY BEAMS AND GIRDERS THAT MATCH BEAM/GIRDER PLIES. PROVIDE SOLID BLOCKING WITHIN FLOOR SYSTEM AND EQUAL SIZED STUD COLUMN ON FIRST LEVEL IF STUD COLUMN IS LOCATED ABOVE

6. SEE TABLE 6/C1 FOR TYPICAL DIAMETERS AND LENGTHS
OF COMMONLY USED NAILS IN THIS PLAN.

7. SEE TABLE 7/C1 FOR SIMPSON CONNECTOR FASTENING

7. SEE TABLE 7/C1 FOR SIMPSON CONNECTOR FASTENING SPECIFICATIONS. REFER TO MANUFACTURE FASTENING SPECIFICATIONS IF CONNECTOR IS NOT SHOWN.

VERY IMPORTANT NOTES FOR RENOVATIONS, ADDITIONS AND ALL EXISTING STRUCTURES

INFORMATION SHOWN ON THESE DRAWINGS REGARDING EXISTING CONDITIONS HAVE BEEN OBTAINED BASED ON AVAILABLE SOURCES AT THE TIME OF DESIGN INCLUDING ASSUMPTIONS BASED ON EXPERIENCE WITH SIMILAR STRUCTURES. THE ACTUAL AS—BUILT CONDITION FOUND IN THE FIELD MAY VARY FROM INFORMATION INDICATED IN THESE DRAWINGS. CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND NOTIFY ENGINEER IN WRITING BEFORE BEGINNING NEW

CONSTRUCTION OF ANY INTERFERENCES AND/OR DISCREPANCIES
THAT MIGHT EXIST BETWEEN THESE DRAWINGS AND/OR ACTUAL
FIELD CONDITIONS. CONTRACTOR SHALL REPAIR/REPLACE ANY
DAMAGED EXISTING STRUCTURAL MEMBERS DISCOVERED DURING
CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL
TEMPORARY BRACING/SHORING, TEMPORARY SUPPORTS AND
OTHER SUCH ITEMS OR OTHER MEASURES NECESSARY TO
PROTECT THE STRUCTURE AND ANY PERSONNEL DURING
CONSTRUCTION. SAFETY OF THE STRUCTURE AND PERSONNEL

DURING CONSTRUCTION ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

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BAHR RESIDENCE 576 SW BRODERICK DR LAKE CITY, 32025

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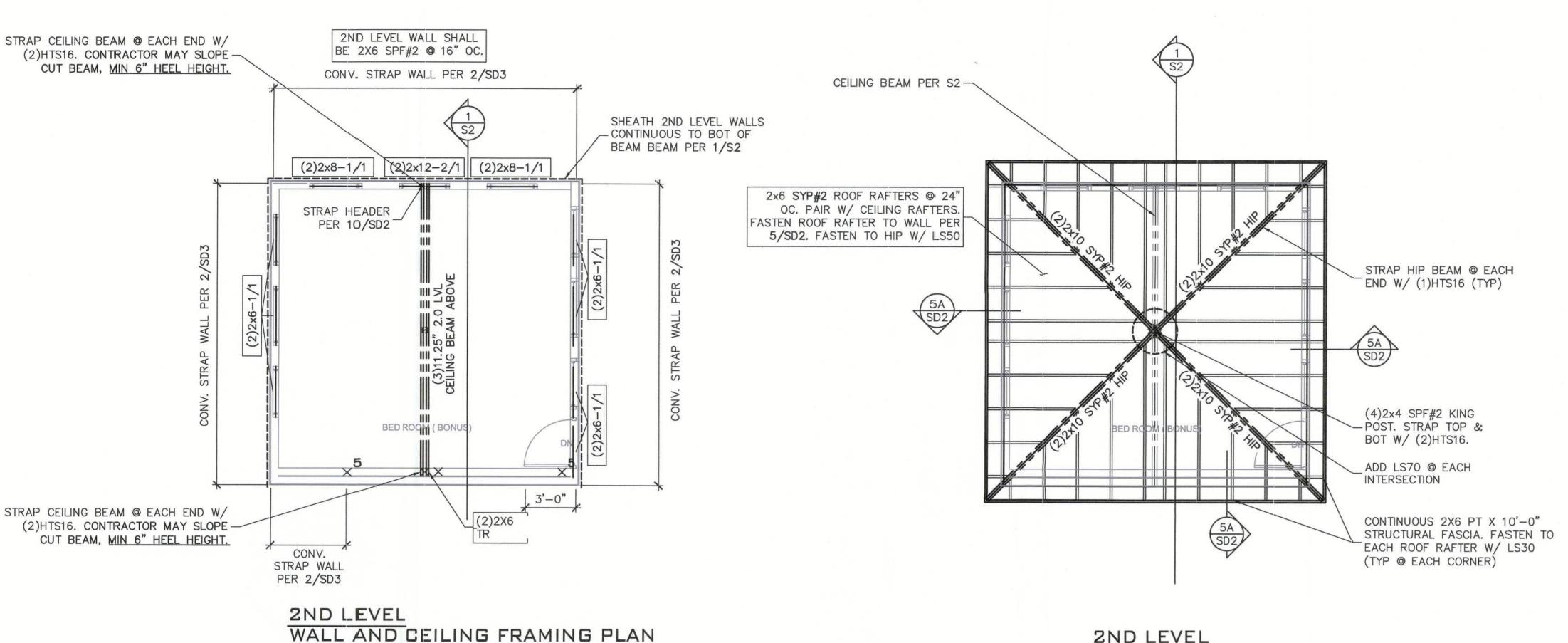
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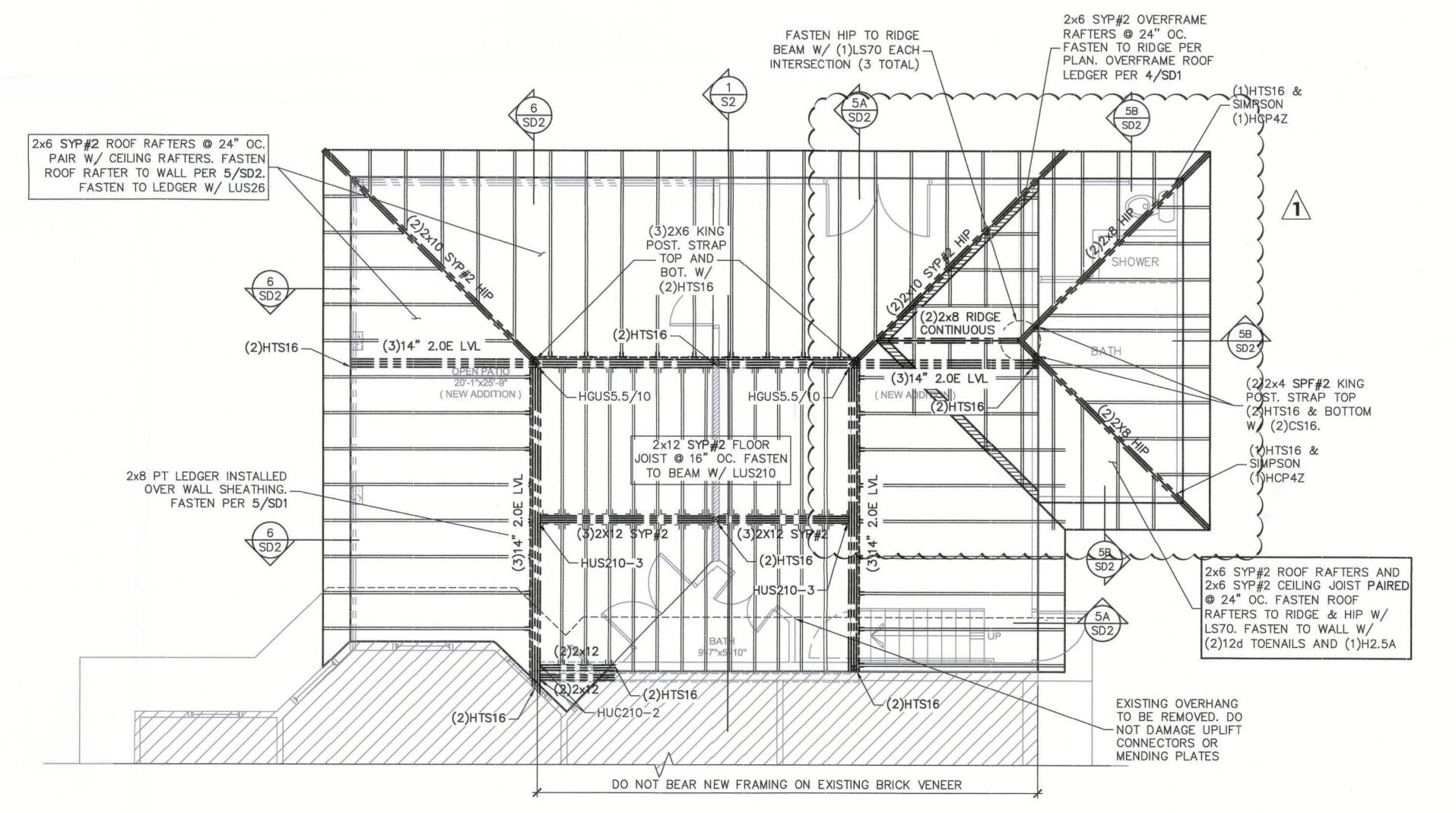
SHEET

WALL & CEILING FRAMING PLANS



SCALE : 1/4"=1'-0"

2ND LEVEL ROOF FRAMING PLAN SCALE : 1/4"=1'-0"



1ST LEVEL ROOF AND 2ND LEVEL FLOOR FRAMING PLAN SCALE : 1/4"=1'-0"

ROOF FRAMING LEGEND

HIGH UPLIFT CONNECTOR. SEE NOTES 3&5 BELOW

ROOF FRAMING NOTES:

- UNLESS OTHERWISE NOTED ON PLAN, EA TRUSS OR RAFTER MUST BE FASTENED W/ MIN. (2)12d TOENAILS & (1)SIMPSON H2.5A USING (10)0.1310"x11/2" NAILS.
- SEE TABLE 2/C1 FOR TYPICAL ROOF SHEATHING SPECIFICATIONS.
- WHEN USING (2)SIMPSON CLIPS ON 11/2" WIDE LUMBER. PLACE CLIPS DIAGONALLY ACROSS DOUBLE TOP PLATE FROM EA. OTHER TO AVOID SPLITTING WOOD.
- SEE TABLE 6/C1 FOR TYPICAL DIAMETERS AND LENGTHS OF COMMONLY USED NAILS IN THIS PLAN.
- SEE TABLE 7/C1 FOR SIMPSON CONNECTOR FASTENING SPECIFICATIONS. REFER TO MANUFACTURE FASTENING SPECIFICATIONS IF CONNECTOR IS NOT SHOWN.

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SHEET 53

FLOOR & ROOF FRAMING PLANS PLATES: TOP AND BOTTOM PLATE HOLE, CUT OR NOTCH THAT IS 50% OR MORE OFWIDTH MUST BE REPAIRED USING 16 GA.(MIN.)

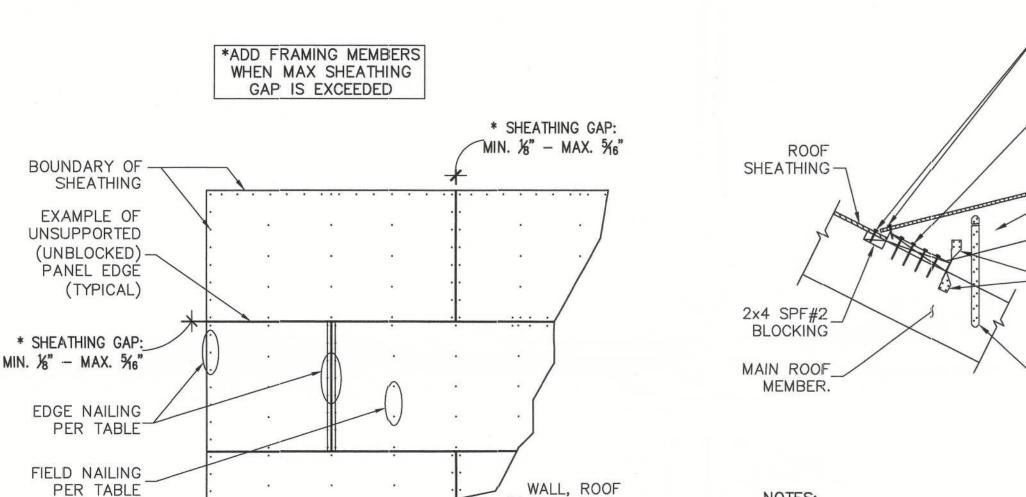
FRAME SADDLE (HFS)

METAL TIE THAT IS AT LEAST 11/2" WIDE (SECTION 2308 9.8 IBC) IF WALL IS A SHEARWALL IT MUST BE REPAIRED USING HARDY

WALL HOLE SIZE SIZE 2×4 2x6 2x8 | 3 %" STUD FACE 5/8" MIN. -BORED HOLES DIA. 40% OF -BORED HOLES STUD WIDTH, DIA. 60% OF 60% OF STUD STUD WIDTH WIDTH IF DOUBLE MAX. STUD -NOTCH 25% -NOTCH 40% OF STUD OF STUD WIDTH MAX. WIDTH MAX. EXTERIOR OR NON BEARING BEARING WALL PARTITION

SEE SECTION 2308 9.10, 2308 9.11, AND FIGURE 2308 9.10 IBC

CUTTING, NOTCHING, BORED HOLES IN STUDS AND PLATES TYPICAL, APPLY WHERE APPLICABLE



OR FLOOR

FRAMING

MEMBERS

EPIOXIED 7½"

(8)SDS 1/4"x21/2"

INTO STUDS/POST

W/ 1/3" THREADED

OR ½"x6" TITEN HD

ROD EPOXIED 4"

SEE PLAN FOR

SPECIFIC POST SIZE.

MIN (2) STUDS. TYPICAL

LTT20B, DTT2Z &: HTT5

SIMPSON HTT5

WALL, ROOF, FLOOR AND PORCH

CEILING SHEATHING LAYOUT TYPICAL, APPLY WHERE APPLICABLE

(10)10d COMMON

STUDS/POST W/

EPOXIED 4" OR

½"x6" TITEN HD

REMOVE SLAB 1"

MAX AND RECESS

LTT20B BASE.

SEE NOTE 3

SIMPSON LTT20B

1/2" THREADED ROD

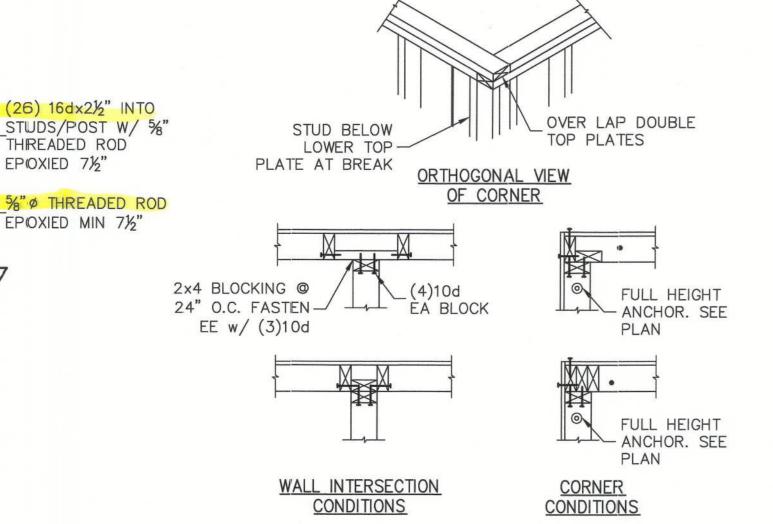
SLAB RECESS OPTION

8d RING SHANK NAILS AT 3" O.C.(TYP) 2x12 OR (2)2x6 OR (2)2x4 SYP#2 LEDGER, FASTEN TO ROOF FRAMING BELOW W/ (4) 12d NAILS - OVERFRAME RAFTERS, SEE PLAN. RAFTER TO LEDGER W/ SIMPSON H3. LEDGER TO MAIN ROOF MEMBER W/ H3. NOT REQD IF RAFTER LENGTH < 48" <u>ALT. TO BOTH H3 ABOVE</u> PROVIDE MTS12 OR CS18 DIRECTLY BETWEEN OVERFRAMING RAFTER AND MAIN ROOF MEMBER. NOT REQD IF RAFTER LENGTH < 48"

1. USE THIS DETAIL TO FASTEN OVERFRAMED ROOFS. VALLEYS, CRICKETS, ETC.

2. PROVIDE SOLID SPF#2 BLOCKING AT PANEL JOINTS ADJACENT TO TIE IN OF OVERFRAME RAFTERS TO TRUSS FRAMING.





SEE FIRST LEVEL FRAMING PLAN FOR ANCHOR LOCATIONS.

REQUIRED WHERE SHOWN ON PLAN (I.E. AT GARAGE RETURNS) 3. LTT20B HOLD DOWNS ARE ONLY REQUIRED TO BE RECESSED INTO SLAB WHERE FRAMING IS PACKED TIGHT AND PREVENTS INSTALLATION WITHIN THE WALL. LTT20B MAY BE REPLACED WITH DTT2Z IF THERE IS ADEQUATE ROOM IN THE WALL FOR INSTALLATION

SIMPSON DTT2Z

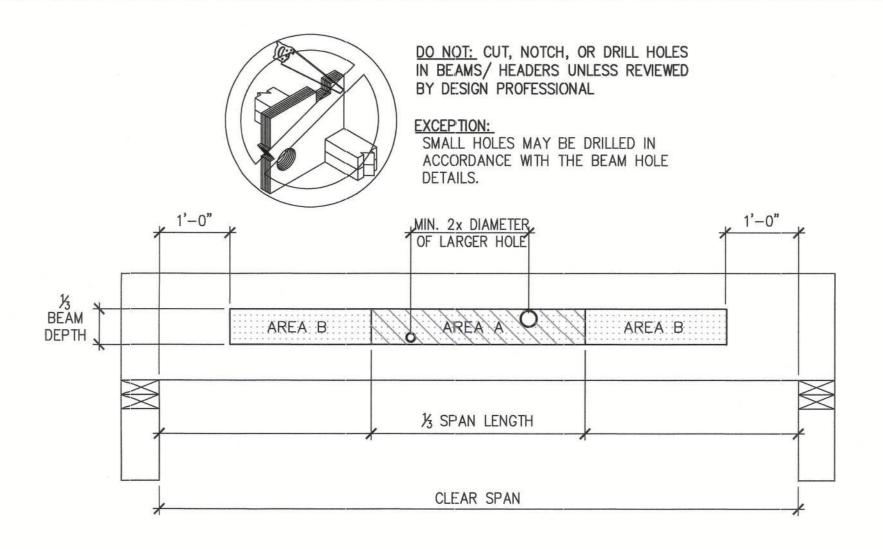
THE EMBEDMENT DEPTHS SHOWN ARE TYPICAL. GREATER EMBEDMENT DEPTHS MAY BE

POST BASE ANCHOR ONLY WHERE NOTED ON PLAN

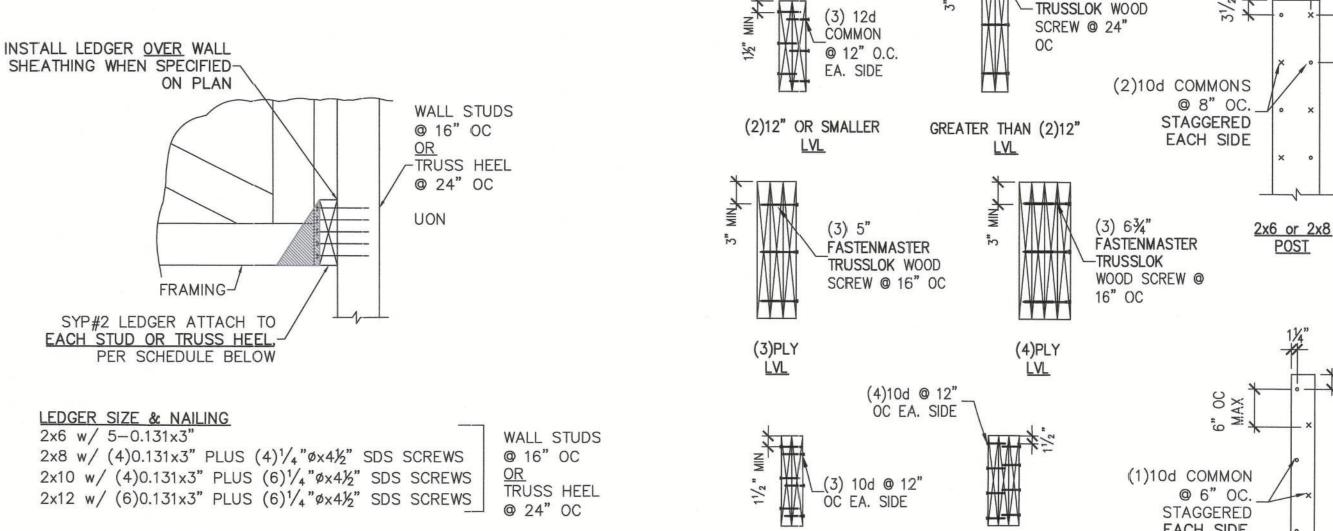
─ DENOTES 10d @ 6" O.C. VERTICAL, UON DENOTES SOLE PLATE ANCHOR, SEE SCHEDULE

DENOTES FULL HEIGHT ANCHOR, SEE PLAN OVERLAP TOP PLATES AT CORNERS & INTERSECTIONS 5. SOLE PLATE ANCHOR NOT REQD WHEN BASE ANCHOR IS INSTALLED

WALL CORNER & INTERSECTION FRAMING TYPICAL, APPLY WHERE APPLICABLE



ALLOWABLE HOLES IN PSL, LVL AND HEADERS TYPICAL, APPLY WHERE APPLICABLE



 $2x10 \text{ w/} (4)0.131x3" \text{ PLUS } (6)^{1/4} \text{ "$\psi x4\%"} \text{ SDS SCREWS}$ 2x12 w/ (6)0.131x3" PLUS (6)1/4 "øx41/2" SDS SCREWS @ 24" OC

- FASTEN LEDGER TO EACH WALL STUD OR TRUSS HEEL (MAX 24" OC FASTENING)

NOTES:

1. SEE PLAN FOR SPECIFIC LEDGER SIZE 2. INSTALL LEDGER OVER WALL SHEATHING WHEN SPECIFIED

3. TRUSS TO LEDGER CONNECTION BY TRUSS ENGINEER. NOT

LEDGER CONNECTION

ONLY WHERE NOTED ON PLAN

SHOWN FOR CLARITY

BUILT UP MEMBER FASTENING TYPICAL, APPLY WHERE APPLICABLE

CORNER POSTS, ETC.

1. THESE GUIDELINES APPLY TO UNIFORMLY LOADED BEAMS SELECTED FROM THE QUICK

CONCENTRATED LOADS, PLEASE CONTACT YOUR LP®SOLIDSTART®ENGINEERED WOOD

2. ROUND HOLES CAN BE DRILLED ANYWHERE IN "AREA A" PROVIDED THAT: NO MORE THAN

FOUR HOLES ARE CUT, WITH THE MINIMUM SPACING DESCRIBED IN THE DIAGRAM. THE

5. OTHER HOLE SIZES AND CONFIGURATIONS MAY BE POSSIBLE WITH FURTHER ENGINEERING

ANALYSIS. FOR MORE INFORMATION, CONTACT YOUR LP SOLID START ENGINEERED WOOD

6. UP TO THREE 3/4" HOLES MAY BE DRILLED IN "AREA B" TO ACCOMMODATE WIRING AND/OR

BEAM. FOR BEAMS SHALLOWER THAN 9-1/4", LOCATE HOLES AT MID-DEPTH.

FASTENMASTER

WATER LINES. THESE HOLES SHALL BE AT LEAST 12" APART. THE HOLES SHALL BE LOCATED IN

THE MIDDLE THIRD OF THE DEPTH, OR A MINIMUM OF 3" FROM THE BOTTOM AND TOP OF THE

(1)10d COMMON

@ 6" OC.

STAGGERE:D EACH SIDE.

MAXIMUM HOLE SIZE IS 1-1/2" FOR DEPTHS UP TO 9-1/4," AND 2" FOR DEPTHS GREATER

4. DO NOT DRILL HOLES IN CANTILEVERS WITHOUT PRIOR APPROVAL FROM THE PROJECT DESIGNER

DESIGN/SPECIFICATION SOFTWARE ONLY. FOR ALL OTHER APPLICATIONS, SUCH AS BEAMS WITH

REFERENCE TABLES OR THE UNIFORM LOAD TABLES OR DESIGNED WITH LP'S

PRODUCTS DISTRIBUTOR FOR ASSISTANCE

3. RECTANGULAR HOLES ARE NOT ALLOWED.

7. PROTECT PLUMBING HOLES FROM MOISTURE.

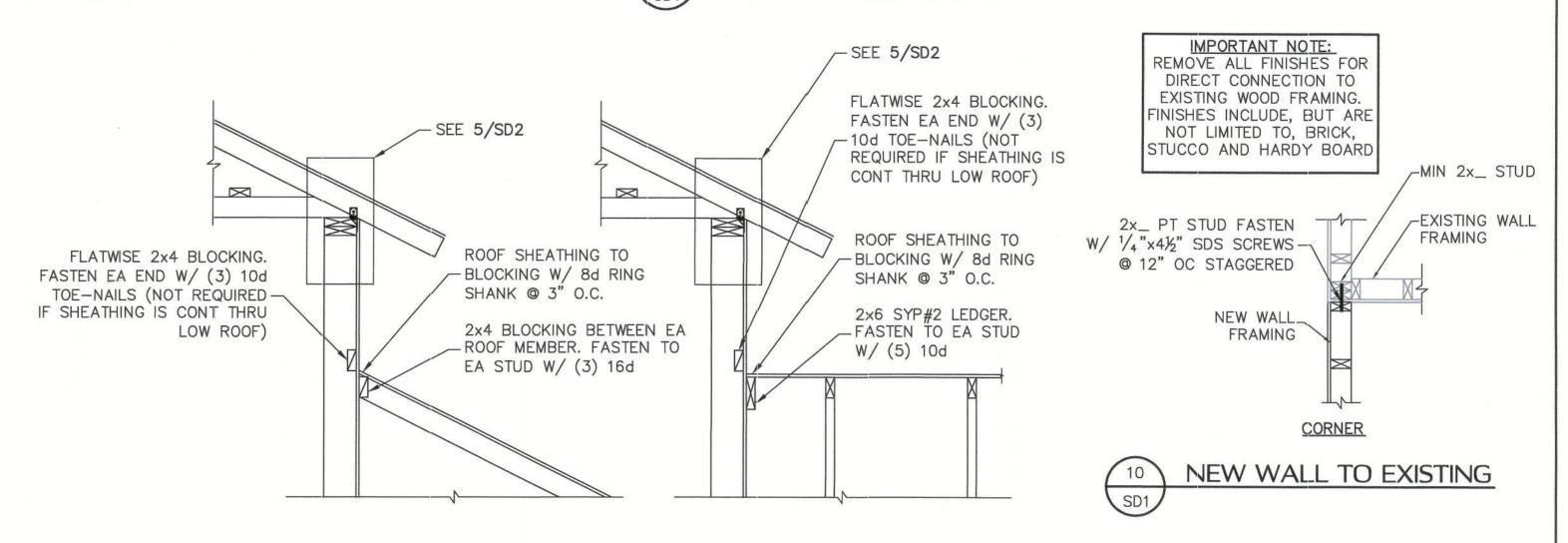
(3)2x_ BEAM

1. TYPICAL CONNECTION AT STUD COLUMNS, JACK-TO-KING ASSEMBLIES,

2. SEE FASTENMASTER FOR TRUSSLOK INSTALLATION RECOMMENDATIONS

THAN 9-1/4."

PRODUCTS DISTRIBUTOR.



ROOF TRUSS PARALLEL CONDITION

1. THIS DETAIL IS TYPICAL WHERE A LOWER ROOF INTERSECTS A WALL WITH HIGHER ELEVATION 2. UPPER WALL IS ONLY REQD TO BE SHEATHED CONT THRU LOW ROOF WHERE NOTED ON PLAN.

UPPER WALL TO ADJACENT ROOF CONNECTION SD1 $\int SCALE: \frac{3}{4}" = 1'-0"$

ROOF TRUSS PERPENDICULAR CONDITION

This item has been digitally signed and sealed by Stephen L. McCorvey on the date adjacent to the seal.

× FARSIDE

FARSIDE

NEARSIDE

FASTEN EACH

ADDITIONAL PLY

W/(1)10d

COMMON @ 6"

OC STAGGERED

ON ONE SIDE

NEARSIDE

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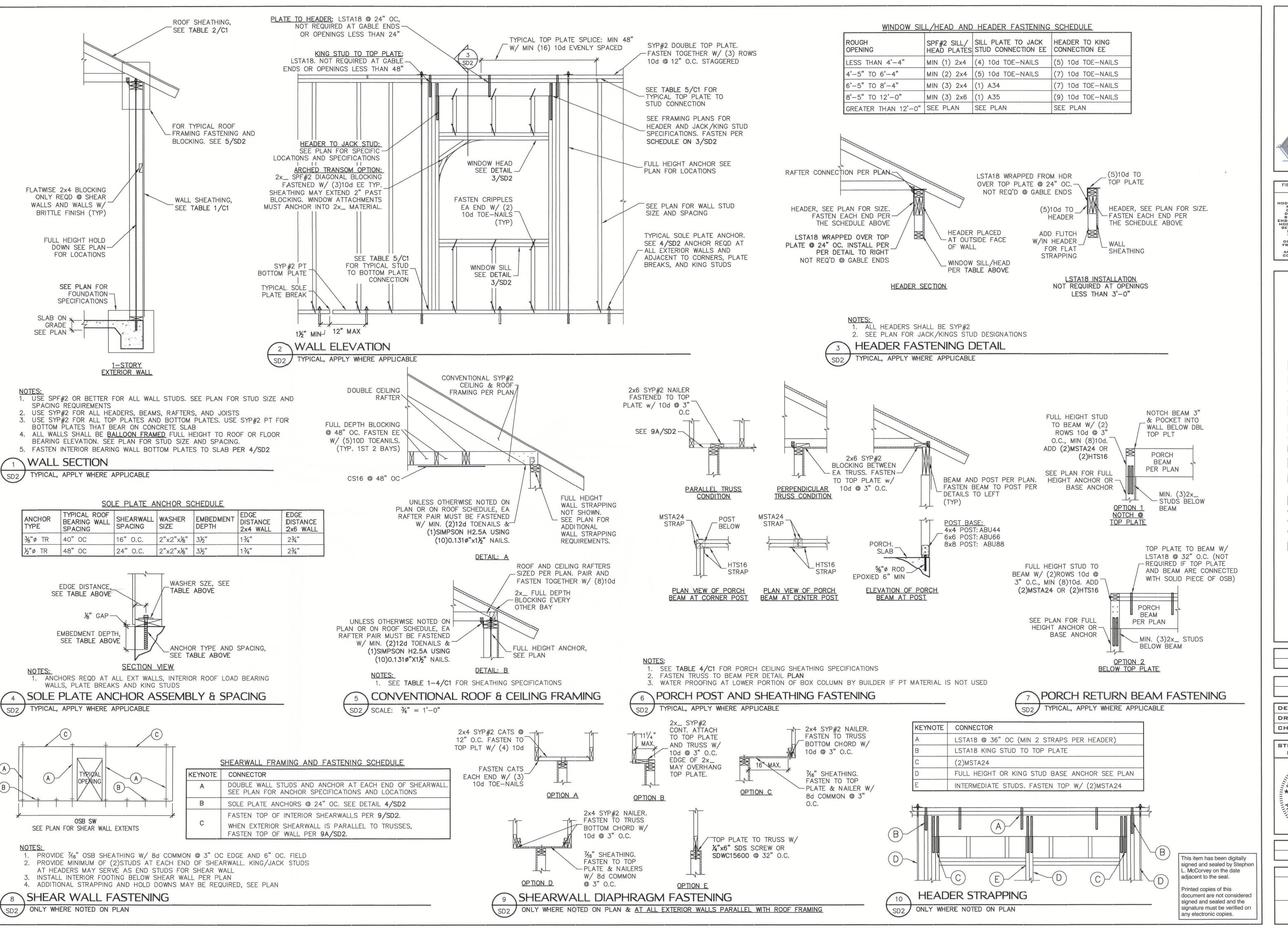
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SHEET SD

FRAMING DETAILS



BE VIL 9

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SHEET

SD2 FRAMING

DETAILS

THREADED ROD HOLD DOWN INSTALLATION CHART

THE TOLD NO THOUSE BOWN IN THE THOU								
PLAN SYMBOL	ROD Ø (PER PLAN)	(A)	B				D	
		WOOD PLATE HOLE Ø	CONCRETE HOLE Ø	WASHER SIZE	EMBED DEPTH		EDGE DISTANCE	
					MONO	STEM	MONO	STEM
\otimes	3%"	1/2"	1/2"	2"×2"×½"	4"	4"	2"	3"
\otimes^5	5%"	3/4"	3/4"	3"x3"x¼"	7½"	12"	2½"	3"

THREADED ROD HOLD DOWN SPECIFICATIONS

ANCHORING SYSTEM: THE THREADED ROD ANCHORING SYSTEM SHALL CONSIST OF 36" A307 THREADED RODS, ORIENTED VERTICALLY AND ATTACHED TO THE FOUNDATION AND TO THE UPPERMOST PLATE AT THE LOCATIONS INDICATED IN THESE DOCUMENTS. ABOVE TOP PLATE, PROVIDE A 2"x 2"x 1/8" STEEL WASHER. FAISTEN WITH A NUT AND ALLOW AT LEAST 3 THREADS TO EXTEND ABOVE TIGHTENED NUT. (TYP.)

ROD INSTALLATION: AT ALL PLATE PENETRATIONS, PROVIDE A HOLE IN THE PLATE 1/4" LARGER THAN THE DIAMETER OF THE THREADED ROD USED. WHILE SINGLE CONTINUOUS RODS ARE PREFERRED, COUPLERS (SIMPSON CNW OR EQUAL) MAY BE USED IN CASES WHERE ONE CONTINUOUS ROD IS UNFEASIBLE. THE ROD SHALL BE INSTALLED APPROXIMATELY CENTERED IN HOLE. RODS MAY BE SLANTED FROM TRUE VERTICAL BY A MAXIMUM OF 2 INCHES IN 10 FEET TO AVOID CONFLICTS WITH FLOOR AND WALL FRAMING. THE NUT ABOVE THE UPPERMOST PLATE SHALL BE SECURED OVER THE WASHER TO A SNUG-TIGHT CONDITION PLUS ONE-HALF TURN OF A STANDARD WRENCH (APPROXIMATELY 30 FT.-LBS. OF TORQUE). DUE TO SHRINKAGE AND COMPRESSION OF BUILDING CONTRACTORS SHALL RE-TIGHTEN NUT TO 30 FT.-LBS. OF TORQUE AFTER ALL TRADES ARE COMPLETE AND PRIOR TO INSULATION.

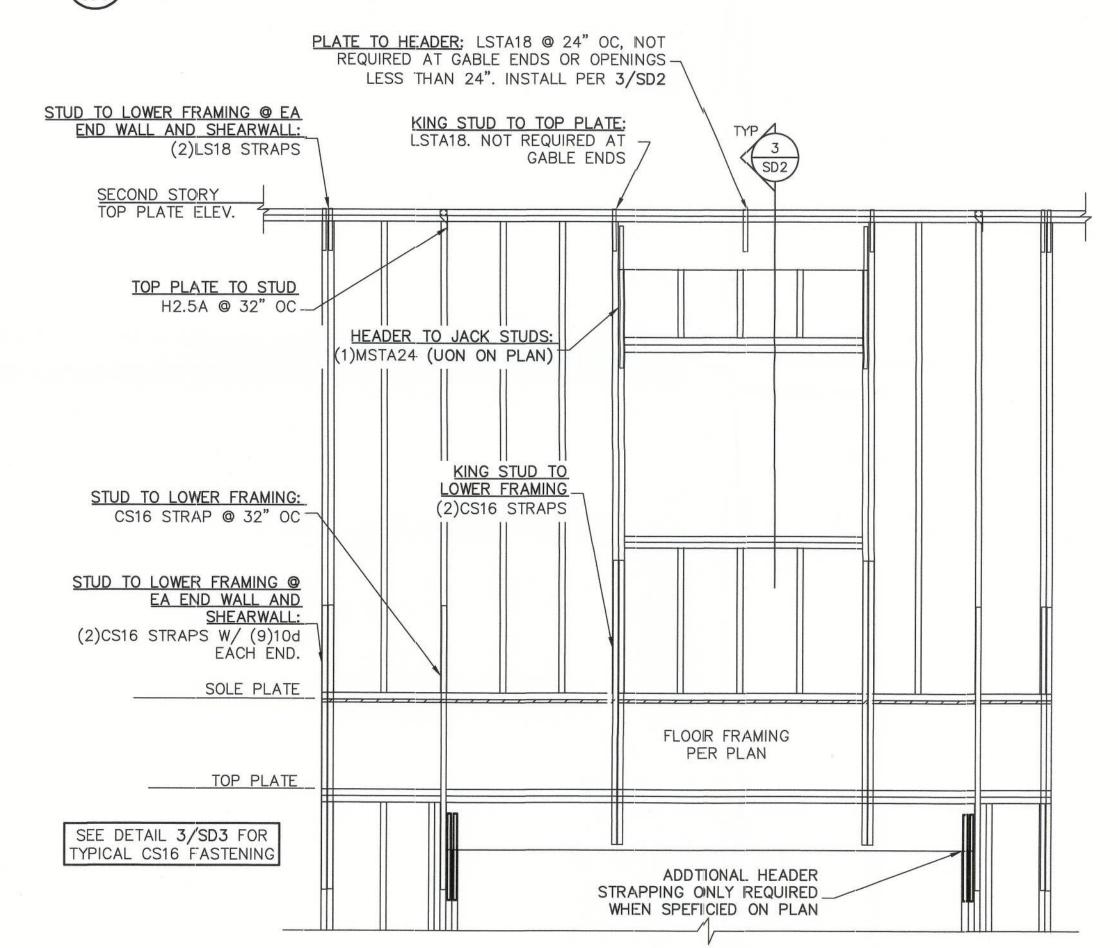
EPOXY ANCHORING: ALL THREADED RODS SHALL BE DRILLED & EPOXY ANCHORED. SEE INSTALLATION CHART FOR EMBEDMENT AND EDGE DISTANCE REQUIREMENTS

NOTES:

1. SEE FRAMING PLAN FOR ANCHOR LOCATIONS

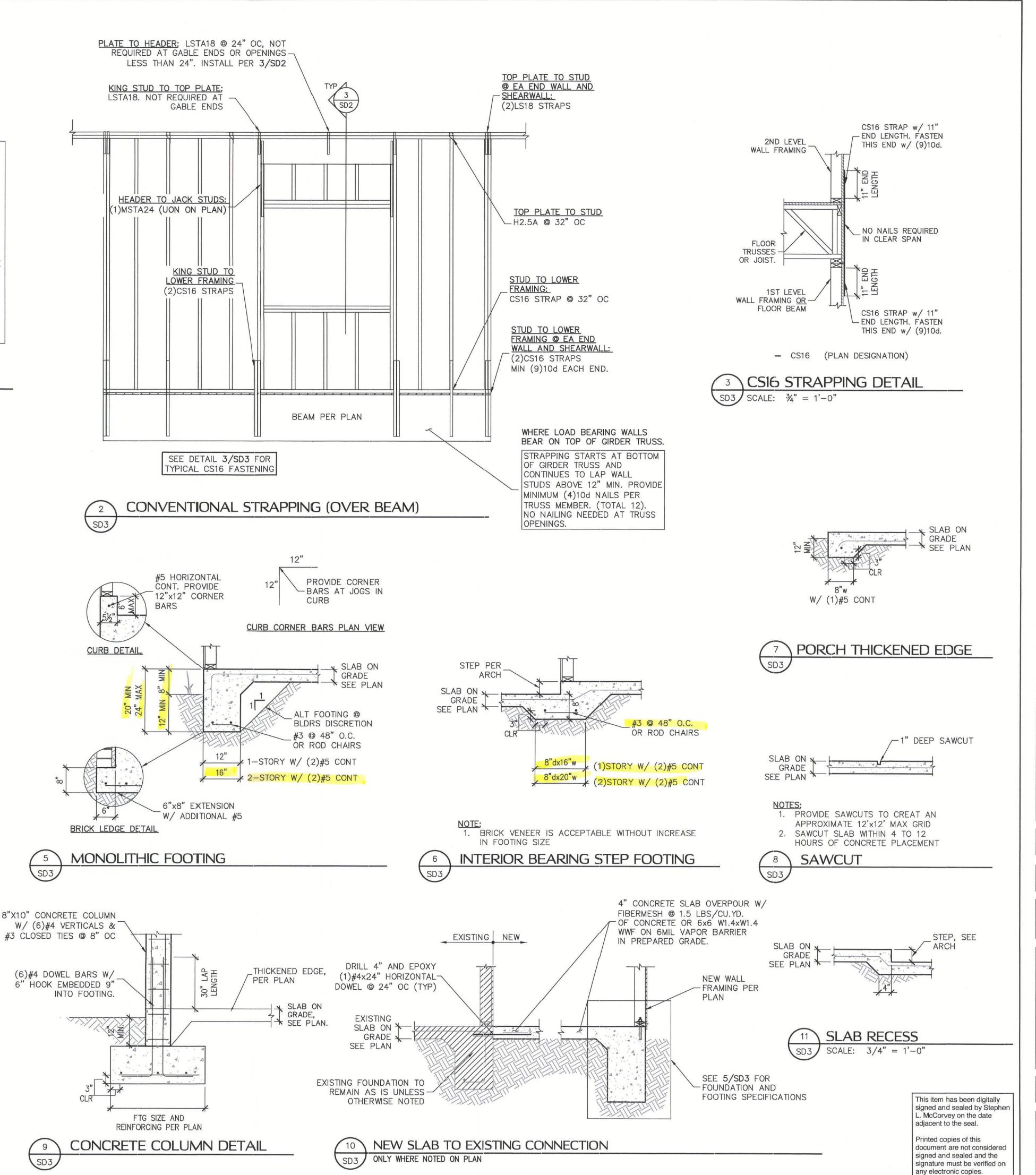
THREADED ROD HOLD DOWN

ONLY WHERE NOTED ON PLAN SD3



CONVENTIONAL WALL STRAPPING (STACKED WALL)

SCALE: $\frac{3}{4}$ " = 1'-0"



465 J/ 904

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SHEET SD3

FRAMING DETAILS