



KIMBLE SHAW
KIMBLE SHAW LLC ARCHITECTURE/INTERIORS
1027 2ND AVENUE, 5TH FLOOR, CITY 10013-8403
NEW YORK, NY



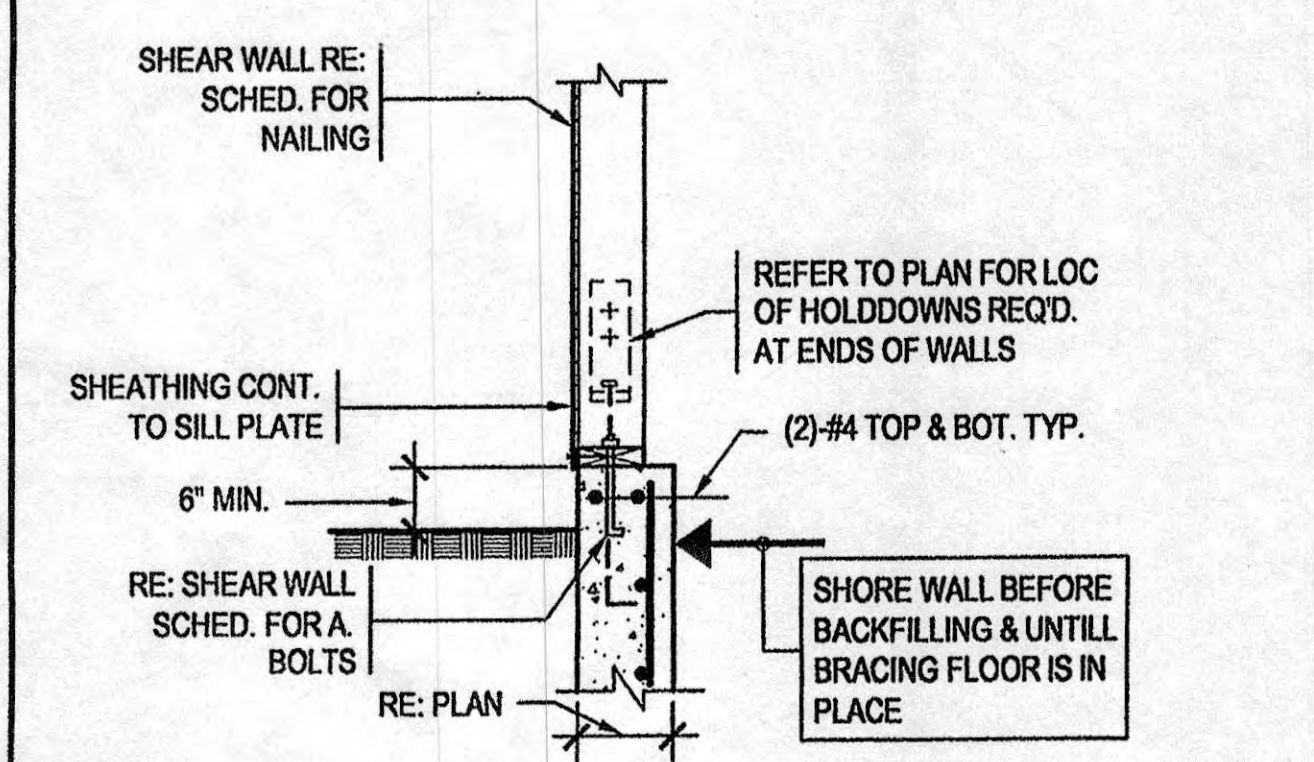
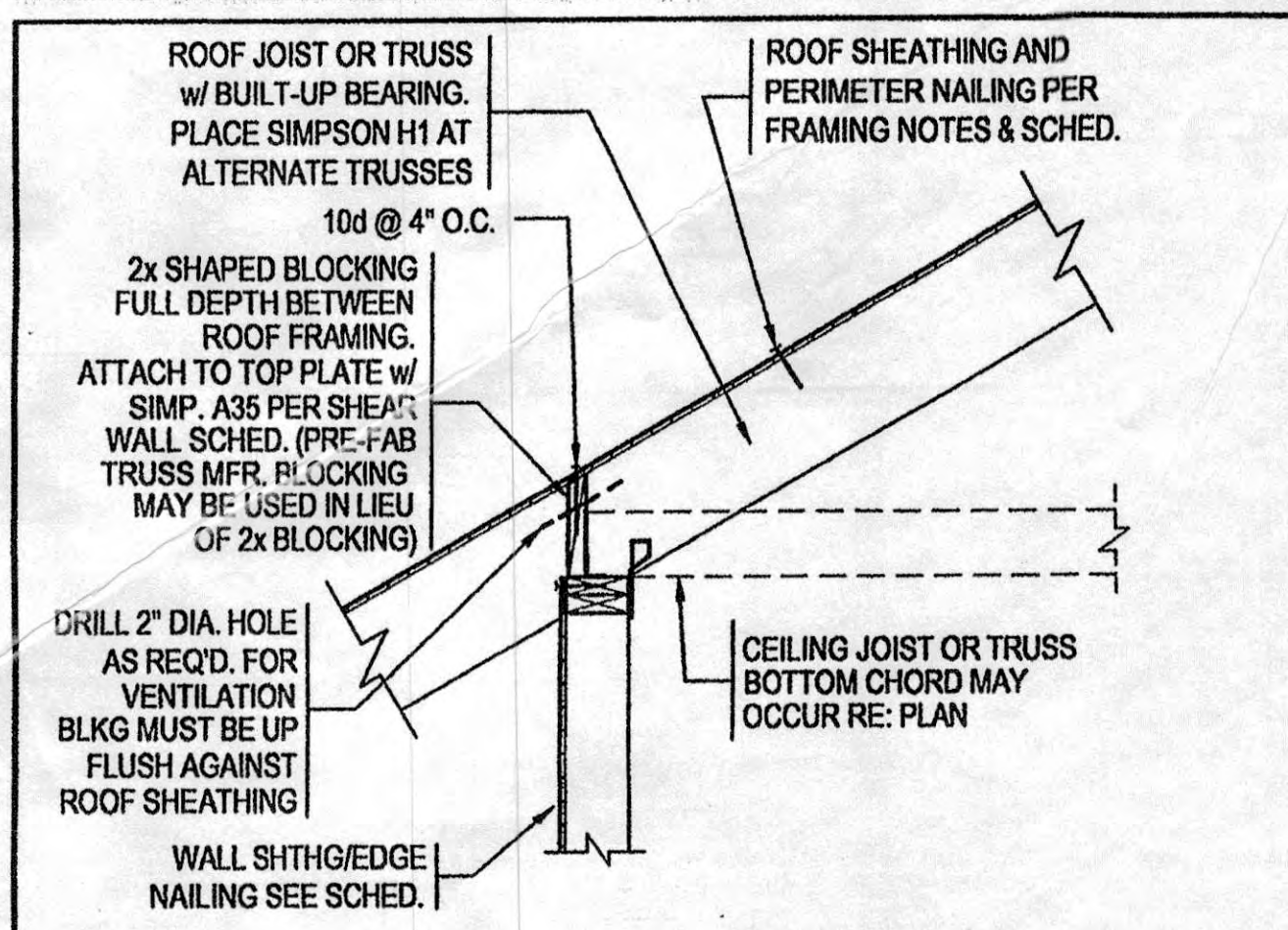
STATE OF NY
KIMBLE
K. SHAW
1129
LICENSED ARCHITECT

JENSEN RESIDENCE
44 NORTH WOLCOTT AVENUE/SLC/ 84103
DETACHED GARAGE

PLANS/
ELEVATIONS

NOVEMBER 14, 2006

A1



SHEAR WALL SCHEDULE					
TYPE	MATERIAL	EDGE NAILING	PLATE/NAILING BOLTING	SHEAR TRANSFER	REMARKS
	1/2" PLYWOOD	8d @ 6" O.C.	3-16d @ 16" O.C. 5/8" DIA. A.B. @ 48" O.C.	1-A35 @ 24" O.C.	A, B, C, D

REMARKS:
A.- ALL PLYWOOD SHALL BE CDX STRUCTURAL I OR II, A.P.A. RATED SHEATHING WITH ALL EDGES BLOCKED.
B.- ALL NAILS SHALL BE "COMMON" TYPE UNLESS OTHERWISE NOTED.
C.- ALL HARDWARE SHALL BE "SIMPSON STRONG TIE" OR APPROVED EQUAL.
D.- SILL PLATES SHALL BE 2x PRESSURE TREATED D.F. UNLESS OTHERWISE NOTED WITH A MINIMUM OF 2 A.B. PER PLATE. ONE A.B. WITHIN 12" FROM EACH END. WITH 2"x3/16"x2" PLATE WASHERS AT EACH SILL PLATE ANCHOR BOLTS.
E.- ALL STUDS AND BLOCKING RECEIVING EDGE NAILING FROM ABUTTING PANELS SHALL NOT BE LESS THAN A SINGLE 3" NOMINAL MEMBER.

A
S.1

- WOOD FRAMING NOTES**
- FRAMING LUMBER: DOUGLAS FIR LARCH (SURFACED DRY NOT TO EXCEED 19% MAXIMUM MOISTURE CONTENT), CONFORMING TO 2000 IBC AND APPLICABLE STANDARDS IN THE FOLLOWING GRADES:
DIMENSIONED LUMBER - BEAMS, JOISTS: #2 OR BETTER
(FB = 875 PSI, FV = 95 PSI, E = 1600 KSI)
ROUGH SAWN - BEAMS, STRINGERS: #1 OR BETTER
(FB = 1350 PSI, FV = 85 PSI, E = 1600 KSI)
POSTS, TIMBERS: #1 OR BETTER
(FB = 1200 PSI, FV = 85 PSI, E = 1600 KSI)
STUDS: STUD GRADE
(FB = 675 PSI, FC = 825 PSI, E = 1400 KSI)
 - ALL GLUE LAMINATED TIMBER MEMBERS SHALL BE GRADE 24F-V4, DFIDF, CONFORMING TO 2000 IBC AND APPLICABLE STANDARDS, (FB = 2400 PSI, FV = 165 PSI, E = 1800 KSI).
 - PROVIDE SOLID BLOCKING AT LEAST 1-1/2" THICK AT ENDS AND AT EACH SUPPORT OF JOIST. PROVIDE APPROVED BRIDGING AT A MAXIMUM 8'-0" O.C. BETWEEN SUPPORTS.
 - NAILING SHALL CONFORM TO STANDARD NAILING SCHEDULE TABLE 2304.9.1 OF THE IBC 2000, UNLESS NOTED OTHERWISE ON PLANS OR SCHEDULES. ALL NAILS SHALL BE COMMON NAILS.
 - BUILT-UP BEAMS OF 2X MEMBERS SHALL BE SPIKED TOGETHER WITH 16D SPIKES AT 12" O.C. STAGGERED. USE 2-20d COMMON NAILS AT ALL SUPPORTS.
 - ALL WOOD BEAMS AND HEADERS SHALL BEAR ON MINIMUM OF TWO CRIPPLE STUDS AT EACH END UNLESS SHOWN OTHERWISE.
 - ALL WOOD POSTS, BUILT-UP COLUMNS CONTINUOUS TO FOUNDATION OR FLOOR JOISTS. SOLID BLOCK ALL POSTS OR COLUMNS AT FLOOR LINES.
 - BUILT-UP COLUMNS SPIKED TOGETHER WITH 16D SPIKES AT 12" O.C.
 - PROVIDE DOUBLE JOISTS BENEATH ALL WALLS RUNNING PARALLEL TO JOISTS.
 - USE SIMPSON STRONG TIE (SST) HANGERS FOR ALL FLUSH CONNECTIONS. USE STRONGEST HANGER COMPATIBLE WITH MEMBER SIZE AND NAIL PER MANUFACTURER'S SPECIFICATION TO OBTAIN MAXIMUM LOAD CARRYING CAPACITY.
 - ALL METAL HANGERS AND CONNECTORS SHALL BE "SIMPSON" OR EQUAL.
 - PROVIDE METAL STRAPS ACROSS RIDGE BEAM FOR ROOF JOISTS.
 - SILL PLATES SHALL BE FOUNDATION GRADE REDWOOD OR PRESSURE TREATED DOUGLAS FIR LARCH (FC = 625 PSI), WHEN IN CONTACT WITH CONCRETE.
 - SECURE SILL PLATE TO FOUNDATION WITH 5/8" DIA. X 12" A.B. @ 32" O.C. UNLESS NOTED OTHERWISE ON PLAN.
 - DOUBLE TOP AND BOTTOM PLATES TO BE LAPPED 4'-0" AT SPLICE AND CONNECT WITH 16d COMMON NAILS @ 3" O.C., STAGGERED.
 - NOTCHING OR DRILLING THROUGH ANY LUMBER MEMBER WILL NOT BE ALLOWED WITHOUT SPECIFIC APPROVAL OF ARCHITECT.
 - MAXIMUM HEIGHT OF NON-BEARING STUDS SHALL BE 14 FEET FOR 2X4 AND 20 FEET FOR 2X6.
 - BEARING WALLS/EXTERIOR WALLS/SHEAR WALLS:
(A) STUD HEIGHT SIZE & SPACING
< 10 FT 2X6 @ 16" O.C.
10 FT - 2X8 @ 12" O.C.
REFER TO ARCHITECTURAL DRAWINGS FOR SIZE AND LOCATION.
(B) SHEATH ONE SIDE WITH 1/2" A.P.A. RATED STRUCTURAL II EXTERIOR SHEATHING UNLESS NOTED OTHERWISE ON PLAN OR ON SHEARWALL SCHEDULE IF SHOWN BELOW.
(C) NAIL SHEATHING WITH: 8d @ 6" O.C. - PANEL EDGES, BLOCKED 8d @ 12" O.C. - ALL ELSE
REFER TO PLAN FOR ADDITIONAL REQUIREMENTS.
(D) ALL WALL SHEATHING SHALL BE CONTINUOUS FROM SILL PLATE TO DOUBLE TOP PLATE. WHERE NECESSARY, MINIMUM DEPTH OF JOINT IN SHEATHING SHALL BE 2'-0" BELOW TOP OR ABOVE BOTTOM PLATE. BLOCK ALL PANEL EDGES.
(E) REFER TO PLAN FOR HOLD-DOWN AT END OF WALLS. HOLD-DOWN NOTED THUS: HDX ON PLAN. PLACE 2 END OF WALL STUDS (MIN.) AT EACH HOLD-DOWN.
 - ROOF SHEATHING:
(A) (1/2") A.P.A. RATED STRUCTURAL II, EXTERIOR, PANEL INDEX #32/16
(B) NAIL WITH: 8d @ 6" O.C. - PANEL EDGES, 8d @ 12" O.C. - ALL ELSE
 - FLOOR SHEATHING:
(A) (5/8") A.P.A. RATED STURD-FLOOR, EXPOSURE I, PANEL INDEX #48/24, TONGUE & GROOVE
(B) GLUE & NAIL WITH: 10d @ 6" O.C. - PANEL EDGES, 10d @ 10" O.C. - ALL ELSE
 - SECONDARY FRAMING:
(A) ALL PRIMARY ROOF FRAMING SHALL BE ENTIRELY AND CONTINUOUSLY SHEATHED BEFORE ADDING SECONDARY FRAMING.
(B) ALL NAILERS FOR SECONDARY FRAMING SHALL BE 2X12'S LAID FLAT AND NAILED WITH TWO ROWS OF 10d NAILS AT 4" O.C.
 - TRUS JOIST FRAMING:
(A) TRUS JOIST SELECTION BASED ON GLUE-NAILED SYSTEM.
(B) INSTALL FRAMING, BRIDGING, BLOCKING, PER MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS FOR MAXIMUM LOAD CARRYING CAPACITIES.
(C) ANY NOTCHING OR DRILLING THROUGH TRUS JOISTS SHALL ONLY BE MADE PER MANUFACTURER'S GUIDELINES. NOTCHING OR DRILLING TOP OR BOTTOM CHORDS NOT ALLOWED.
(D) ALL MICRO LAM BEAMS SHALL BE GLUED AND SPIKED TOGETHER BY MANUFACTURER TO ACT AS SOLID BEAM.
(E) TRUS JOIST SHALL DESIGN FLOOR JOISTS FOR LOADS SHOWN ON PLAN.

- FOUNDATION NOTES**
- ALLOWABLE SOIL BEARING PRESSURE USED IN DESIGN = 1500 PSF. (ALLOWABLE BEARING PREASURE) MUST BE FIELD VERIFIED BY A LICENSED GEOTECHNICAL ENGINEER & A REPORT MUST BE SUBMITTED BY THE STRUCTURAL ENGINEER PRIOR TO PLACING ANY CONCRETE.
 - ALL FOOTINGS SHALL BEAR 12" MINIMUM INTO ORIGINAL UNDISTURBED EARTH OR ON ENGINEERED FILL COMPACTED TO 95% OF MAXIMUM RELATIVE DENSITY BASED ON ASTM D-1557. SUCH FILL SHALL BE PLACED IN LAYERS NOT TO EXCEED 6 INCHES IN DEPTH AFTER COMPACTION.
 - NO FOOTINGS SHALL BE PLACED IN WATER OR ON FROZEN GROUND.
 - EXTERIOR WALL FOOTINGS SHALL BEAR AT A MINIMUM DEPTH OF 30" BELOW FINISHED EXTERIOR GRADE.
 - DO NOT PLACE BACKFILL AGAINST FOUNDATION WALLS UNTIL BRACING FLOOR IS IN PLACE OR ADEQUATE SHORING IS INSTALLED.
 - ALL FOUNDATION WALLS ARE 8" THICK UNLESS NOTED OTHERWISE ON PLAN. REFER TO CONCRETE NOTES AND PLANS FOR WALL REINFORCEMENT.

- CONCRETE NOTES**
- PERFORM ALL CONCRETE WORK IN ACCORDANCE WITH ACI 301-84.
 - ALL CONCRETE SHALL BE STONE AGGREGATE AND HAVE A MINIMUM COMPRESSIVE STRENGTH OF 2500 PSI TYPICAL, 4000 PSI AT SLABS ON GRADE, WITHIN 28 DAYS AFTER PLACING.
 - ALL METAL REINFORCEMENT SHALL CONFORM TO A.S.T.M. A615 AND SUPPLEMENT (\$1), GRADE 60, WITH A MINIMUM YIELD STRENGTH OF 60 KSI.
 - ALL REINFORCING BARS SHALL BE DETAILED, BOLSTERED AND SUPPORTED IN ACCORDANCE WITH ACI 315, 318, AND PUBLICATION SP-68.

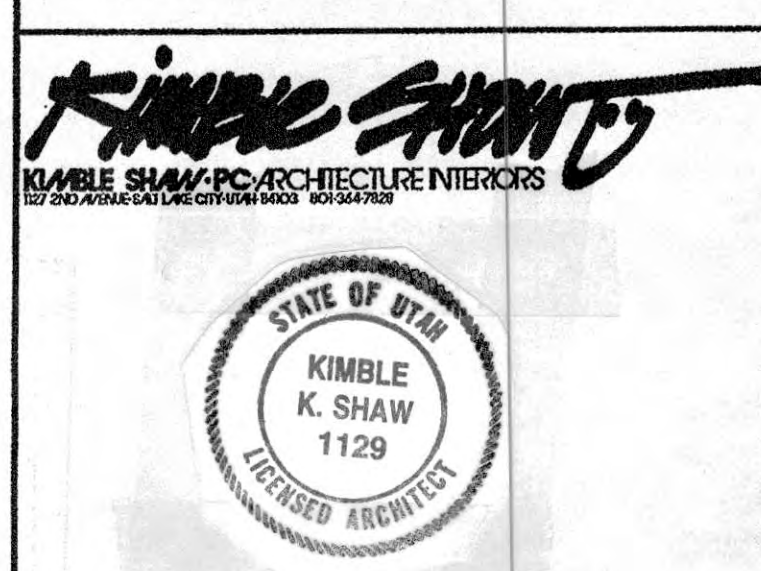
WALL THICK.	HORIZ. REINF.	VERT. REINF.
8"	#4 @ 12" O.C.	#4 @ 16" O.C.
 - ALL REINFORCEMENT BARS SHALL BE SECURELY ANCHORED TO THE FORMS AND SPACED FROM THEM AS FOLLOWS:
(A) FOR CONCRETE NOT EXPOSED DIRECTLY TO THE GROUND OR WEATHER, 3/4" IN SLABS, JOISTS AND WALLS; 1-1/2" IN PIERS, COLUMNS, BEAMS, AND GIRDERS.
(B) FOR CONCRETE EXPOSED TO THE GROUND OR WEATHER, 2" IN WALLS, PIERS AND COLUMNS; 3" ABOVE BOTTOM OF FOOTINGS.
 - ALL SPLICES IN CONTINUOUS REINFORCING BARS SHALL LAP 30 BAR DIAMETERS. ALL SUCH SPLICES SHALL BE MADE IN A REGION OF COMPRESSION UNLESS SHOWN OTHERWISE.
 - PROVIDE 1/4" MINIMUM AMPLITUDE ROUGHENED JOINT IN TOP OF ALL FOOTINGS.
 - LARGE AREAS OF SLAB ON GRADE SHALL BE PLACED IN CHECKERBOARD FASHION IN LENGTHS NOT TO EXCEED 24'-0" IN ANY DIRECTION.
 - PLACE CONTROL JOINTS IN SLABS AT 12'-0" O.C. IN EACH DIRECTION BY SAWCUTTING OR PREMOULDED STRIP, 1/4TH THE SLAB THICKNESS.
 - UNLESS OTHERWISE NOTED, REINFORCE ALL CONCRETE WALLS AS FOLLOWS:

WALL THICK.	HORIZ. REINF.	VERT. REINF.
8"	#4 @ 12" O.C.	#4 @ 16" O.C.
 - PLACE REINFORCEMENT IN CENTER OF WALL UNLESS SHOWN OTHERWISE AND DOWEL TO FOOTING OR TO STRUCTURE ABOVE AND BELOW WITH SAME DOWEL SIZE AND SPACING AS VERTICAL REINFORCEMENT.
 - ALL DOWELS SHALL HAVE AT LEAST 30 BAR DIAMETER EMBEDMENT AND/OR STANDARD HOOK AT ENDS.
 - PROVIDE STD. CORNER BARS AT ALL INTERSECTING CORNERS OF WALLS AND FOOTINGS. USE SAME SIZE AND SPACING AS HORIZONTAL REINFORCEMENT.
 - NO WELDING OF REINFORCEMENT SHALL BE PERMITTED.

- STRUCTURAL STEEL NOTES**
- STRUCTURAL STEEL MINIMUM YIELD STRENGTH:
(A) TUBE COLUMNS 40 KSI
(B) BEAMS, PLATES 36 KSI MIN.
(C) BOLTS A325
(D) ANCHOR BOLTS A307 OR A36
 - ALL STRUCTURAL STEEL AND STRUCTURAL STEEL WORK SHALL COMPLY WITH "SPECIFICATIONS FOR THE DESIGN, FABRICATION, AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS OF THE A.I.S.C. CODE OF STANDARD PRACTICE".
 - ALL WELDS AND WELDING SHALL BE IN ACCORDANCE WITH THE SPECIFICATIONS OF "THE AMERICAN WELDING SOCIETY".
 - ALL WELDS SHALL BE 3/16" FILLET CONTINUOUS ALL AROUND, UNLESS NOTED OTHERWISE.

- DESIGN CRITERIA**
- GOVERNING BUILDING CODE: 2000 INTERNATIONAL BUILDING CODE (IBC)
 - GRAVITY LIVE LOADS USED IN DESIGN:
A. ROOF 30 PSF
Is = 1.0
B. FLOORS 40 PSF
C. DECKS 60 PSF OR SNOW
 - SEISMIC LOADING:
A. SEISMIC USE GROUP I
B. SEISMIC DESIGN CATEGORY D
C. S_w = 1.0 S_s = 0.8
D. SITE CLASS D_L = 1.0
E. R = 6 (SHEAR WALLS)
 - WIND LOADING:
A. VELOCITY V_w = 90 mph
V_w = 75 mph
B. EXPOSURE CATEGORY B
C. I_w = 1.0

- GENERAL**
- THE PROJECT SPECIFICATIONS ARE NOT SUPERSEDED BY THESE GENERAL STRUCTURAL NOTES BUT ARE INTENDED TO BE COMPLEMENTARY TO THEM. CONSULT THE SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS IN EACH SECTION. NOTES AND DETAILS ON THE DRAWINGS SHALL TAKE PRECEDENCE OVER GENERAL NOTES. TYPICAL DETAILS AND SPECIFICATIONS.
 - CONTRACTOR SHALL COMPARE ALL DIMENSIONS AND CONDITIONS ON DRAWINGS AND AT SITE. ALL OMISSIONS OR CONFLICTS BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND/OR SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND/OR STRUCTURAL ENGINEER BEFORE PROCEEDING WITH ANY WORK INVOLVED. IN CASE OF CONFLICT, FOLLOW THE MOST STRINGENT REQUIREMENT AS DIRECTED BY THE ARCHITECT WITHOUT ADDITIONAL COST TO THE OWNER.
 - ALL DETAILS, SECTIONS, AND NOTES SHOWN ON THE DRAWINGS ARE INTENDED TO BE TYPICAL AND SHALL APPLY TO SIMILAR SITUATIONS ELSEWHERE UNLESS NOTED OR SHOWN OTHERWISE.
 - NOTIFICATION OF ENGINEER: THE ENGINEER SHALL BE NOTIFIED TWENTY-FOUR HOURS PRIOR TO:
A. PLACING CONCRETE IN ANY FOOTING.
B. CLOSING ANY WALL FORMS.
C. PLACING ROOF SHEATHING
 - SHORING AND BRACING REQUIREMENTS:
A. FLOOR AND ROOF STRUCTURES - THE GENERAL CONTRACTOR IS RESPONSIBLE FOR THE METHOD AND SEQUENCE OF ALL STRUCTURAL ERECTION. HE SHALL PROVIDE TEMPORARY SHORING AND BRACING AS HIS METHOD OF ERECTION REQUIRES TO PROVIDE ADEQUATE VERTICAL AND LATERAL SUPPORT. SHORING AND BRACING SHALL REMAIN IN PLACE AS THE CHOSEN METHOD REQUIRES UNTIL ALL PERMANENT MEMBERS ARE IN PLACE AND ALL FINAL CONNECTIONS ARE COMPLETED, INCLUDING ALL ROOF AND FLOOR ATTACHMENTS. THE BUILDING SHALL NOT BE CONSIDERED STABLE UNTIL ALL CONNECTIONS ARE COMPLETE.
B. FOUNDATION WALLS MUST BE BRACED UNTIL THE COMPLETE FLOOR OR ROOF SYSTEMS IS COMPLETED. DO NOT BACKFILL UNTIL FLOOR OR ROOF SYSTEMS ARE IN PLACE.
C. WALLS ABOVE GRADE SHALL BE BRACED UNTIL THE STRUCTURAL SYSTEM IS COMPLETE. WALLS ARE NOT SELF SUPPORTING.
 - IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO COORDINATE WITH ALL TRADES ANY AND ALL ITEMS THAT ARE TO BE INTEGRATED INTO THE STRUCTURAL SYSTEM. OPENINGS OR PENETRATIONS THROUGH, OR ATTACHMENTS TO THE STRUCTURAL SYSTEM THAT ARE NOT INDICATED ON THESE DRAWINGS SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND SHALL BE COORDINATED WITH THE ARCHITECT/ENGINEERS. THE ORDER OF CONSTRUCTION IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR. IT IS THE CONTRACTOR'S OBLIGATION TO PROVIDE ITEMS NECESSARY FOR HIS CHOSEN PROCEDURE.
 - OBSERVATION VISITS TO THE SITE BY ARCHITECT OR ENGINEER SHALL NOT BE CONSTRUED AS INSPECTION NOR APPROVAL OF CONSTRUCTION.
 - ALL CONSTRUCTION AND INSPECTION SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE INTERNATIONAL BUILDING CODE. THE CONTRACTOR SHALL COORDINATE ALL REQUIRED INSPECTIONS AND SHALL NOT PROCEED WITH THE WORK INVOLVED UNTIL THE INSPECTIONS HAVE BEEN DONE.
 - ALL WORKMANSHIP AND MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF THE LATEST EDITION OF THE INTERNATIONAL BUILDING CODE.
 - THE CONTRACTOR MUST SUBMIT A WRITTEN REQUEST FOR, AND OBTAIN THE ARCHITECT'S AND/OR THE STRUCTURAL ENGINEER'S WRITTEN PRIOR APPROVAL FOR ALL CHANGES, MODIFICATIONS, AND/OR SUBSTITUTIONS.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR SAFETY AND PROTECTION IN AND AROUND THE JOB SITE AND/OR ADJACENT PROPERTIES.
 - SEE THE ARCHITECTURAL DRAWINGS FOR DIMENSIONS, DOORS, WINDOWS, NON-BEARING INTERIOR AND EXTERIOR WALLS, ELEVATIONS, SLOPES, STAIRS, CURBS, DRAINS, RECESSES, DEPRESSIONS, RAILINGS, WATERPROOFING, FINISHES, CHAMFERS, KERFS, ETC.
 - CONTRACTOR MUST FIELD VERIFY ALL EXISTING CONDITIONS TO MATCH DETAILS SHOWN ON DRAWINGS. IF ANY CONFLICTING CONDITIONS ARISE DURING CONSTRUCTION, CONTRACTOR MUST NOTIFY ARCHITECT/ENGINEER BEFORE PROCEEDING WITH FABRICATION OR CONSTRUCTION.
 - CONTRACTOR SHALL REVIEW AND VERIFY ALL SHOP DRAWINGS TO ASSURE THEY COMPLY WITH REQUIREMENTS OF THE CONTRACT DOCUMENTS. ENGINEER WILL REVIEW THE SHOP DRAWINGS FOR GENERAL CONFORMANCE WITH DESIGN CONCEPT. THIS REVIEW BY THE ENGINEER SHALL NOT BE CONSTRUED AS APPROVAL.



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STRUCTURAL NOTES

ALL DRAWINGS, PLANS AND DETAILS ARE INSTRUMENTS OF SERVICE AND SHALL REMAIN THE PROPERTY OF RICHARDS CONSULTING GROUP AND ARE NOT SUITABLE FOR REUSE OR INTENDED FOR ANY OTHER PROJECT.

Date: NOVEMBER 14, 2006
Sheet Number: **S-1**

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GENERAL NOTES

- A. AIA DOCUMENT A201, GENERAL CONDITIONS, SHALL GOVERN THE WORK. (COPY AVAILABLE FROM THE ARCHITECT UPON REQUEST)
B. CONTRACTOR SHALL FIELD-VERIFY EXISTING CONDITIONS AND NOTIFY ARCHITECT OF DISCREPANCIES FOUND BEFORE COMMENCING WORK.
C. DIMENSIONS LOCATING WALLS ARE TO FACE OF STUD, TYPICAL, UNLESS NOTED OTHERWISE. DO NOT SCALE THE DRAWINGS FOR DIMENSIONS NOT SPECIFICALLY NOTED ON THE DRAWINGS!! CONTACT THE ARCHITECT FOR CLARIFICATIONS.
D. CONTRACTOR SHALL COMPLY WITH APPLICABLE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE AND ITS STANDARDS, 2003 EDITION; LAW OF PLACE OF BUILDING GOVERNS.
E. ALL WORK SHALL CARRY A MINIMUM ONE YEAR MATERIALS & LABOR WARRANTY, TYPICAL UNLESS SPECIFIED OTHERWISE; WARRANTY SHALL COMMENCE FROM DATE OF SUBSTANTIAL COMPLETION.
F. NEW EXTERIOR WALLS SHALL BE 2X4 STUDS @ 16"O.C. TYPICAL UNLESS NOTED OTHERWISE.

KEYNOTES

- 1 GENERAL DATA
1.1 EXISTING MATURE TREES INTENDED TO REMAIN- COORDINATE BUILDING LAYOUT & NOTIFY ARCHITECT IF DISCREPANCIES ARE FOUND.
- 2 SITEWORK
2.1 UNDISTURBED SOIL.
2.2 REMOVE EXISTING CMU GARAGE BUILDING AND CONCRETE SLAB THIS AREA.
2.3 REMOVE EXISTING MATURE TREE THIS AREA.
2.4 PATCH & REPAIR ASPHALT @ ALL EY AS REQUIRED BY NEW WORK.
2.5 SIDEWALKS BY LANDSCAPE CONTRACTOR.
- 3 CONCRETE
3.1 CONCRETE FOOTING—SEE FOOTING SCHEDULE SHT. A.2.
3.2 8" STEM FOUNDATION WALL—REINFORCE W/ #4 @ 16" O.C. VERTICAL W/ STANDARD HOOK @ FOOTING & #4 @ 12" O.C. HORIZONTAL.
3.3 (2) #4 X CONTINUOUS TOP & BOTTOM.
3.4 4" THICK CONCRETE SLAB OVER 4" GRAVEL BASE; REINFORCE SLAB W/ WWM OR #4 REBAR @ 24" O.C. (EACH WAY) @ CENTERLINE OF SLAB.
3.5 5/8" DIAMETER ANCHOR BOLTS @ 48" O.C.
3.6 12" SQUARE CONCRETE PIER—REINFORCE W/ (4) #4 VERTICAL W/ STANDARD HOOK @ FOOTING & #3 SQUARE TIES @ 12" O.C. VERTICAL W/ (3) #3 SQUARE TIES @ 3" O.C. TOP & BOTTOM.
- 4 MASONRY
NOT USED
- 5 METALS
NOT USED
- 6 WOOD & PLASTIC
6.1 2 x 4 @ 16" O.C. WOOD STUD WALL.
6.2 2 X4 REDWOOD OR TREATED FOUNDATION PLATE, TYPICAL.
6.3 FULL-HEIGHT SOLID WOOD BLOCKING OR FULL-HEIGHT TRUSS BLOCKING.
6.4 WALL SHEATHING—SEE SHEAR WALL SCHEDULE A/S.1 FOR SPECIFICATIONS.
6.5 ROOF SHEATHING—SEE STRUCTURAL NOTES SHT. S.1.
6.6 DENOTES TYPICAL ORIENTATION OF FLOOR/ROOF SHEATHING (I.E., PERPENDICULAR TO DIRECTION OF JOISTS).
6.7 DENOTES SIMPSON FOUNDATION TIE @ TOP OF FOUNDATION WALL; LINE UP W/ CORNER OR OPENING IN WALL ABOVE; PROVIDE NAILS OR BOLTS PER MANUFACTURER'S RECOMMENDATIONS FOR FULL LOAD VALUES
6.8 ROOF JOIST—SEE FRAMING PLAN
6.9 SIMPSON A-35 @ 24" O.C.
6.10 SIMPSON H-1 @
6.11 WOOD FASCIA TO MATCH EXISTING HOUSE.
- 6.12 NOT USED
6.13 NOT USED
6.14 NOT USED
6.15 NOT USED
6.16 80 @ 8" O.C.
6.17 NOT USED
6.18 160 PLATE NAILING PER SHEAR WALL SCHEDULE ON A/S.1.
6.19 NOT USED
6.20 NOT USED
- 6.21 GLU-LAM BEAM—SEE FRAMING PLAN 2/A.2.
6.22 NOT USED
6.23 NOT USED
6.24 NOT USED
6.25 NOT USED
6.26 NOT USED
6.27 NOT USED
6.28 NOT USED
6.29 NOT USED
- 6.30 PRE-MANUFACTURED ROOF TRUSSES DESIGNED BY TRUSS FABRICATOR; CONTRACTOR SHALL SUBMIT SHOP DRAWINGS & CALCULATIONS TO ARCHITECT & BUILDING DEPARTMENT FOR REVIEW BEFORE ORDERING TRUSS PACKAGE.

- 7 THERMAL & MOISTURE PROTECTION
7.1 15 LB. BITUMINOUS BUILDING PAPER OR BUILDING WRAP, TYPICAL MOISTURE BARRIER OVER SHEATHING @ EXTERIOR WALLS.
7.2 30 LB. BITUMINOUS BUILDING PAPER, TYPICAL MOISTURE BARRIER @ "FIELD" AREAS OF ROOF.
7.3 ICE & WATER SHIELD MEMBRANE, TYPICAL @ ALL ROOF EAVES; INSTALL UP THE EAVE TO A LINE MINIMUM 2'-6" INSIDE THE EXTERIOR WALL LIE OF THE BUILDING.
7.4 DIMENSIONAL ASPHALT SHINGLE W/ MINIMUM 30 YEAR WARRANTY TO MATCH EXISTING HOUSE.
7.5 ALUMINUM FASCIA & SOFFIT TO MATCH EXISTING HOUSE.
7.6 SHEET METAL FLASHING.
7.7 EXTERIOR INSULATION & FINISH SYSTEM (EIFS) OVER 1" RIGID INSULATION BOARD TO MATCH EXISTING HOUSE; CONTRACTOR SHALL SUBMIT ICBO REPORT TO BUILDING DEPARTMENT FOR REVIEW.
7.8 "L" METAL FLASHING/TRIM @ BASE OF STUCCO.

- 8 DOORS & WINDOWS
8.1 GARAGE DOOR ON OPERATOR AS SELECTED BY OWNER.
8.2 EXTERIOR DOOR W/ TEMPERED GLASS BY WINDOW MANUFACTURER.
8.3 SOLID-CORE EXTERIOR DOOR CLAD OR PAINTED TO MATCH WINDOWS
8.4 NO 1 USED
8.5 NOT USED
8.6 CLAD WOOD WINDOW W/ INSULATED GLASS TO MATCH STYLE OF EXISTING HOUSE.
8.7 TEMPERED GLASS.
- 9 FINISHES
9.1 1/2" GYP. BD.—TAPE AND MUD SMOOTH FOR PAINT, TYPICAL @ WALLS & CEILINGS UNLESS NOTED OTHERWISE.
9.2 PAINT, 3-COAT SYSTEM.
9.3 5/8" TYPE "X" GYP. BD. EACH SIDE OF WALL FOR 1-HOUR FIRE SEPARATION (INSTALL GYP. BD. OVER SHEATHING & VAPOR BARRIER (7.1) OVER GYP BD.
- 9.4 PROVIDE (2) LAYERS OF TYPE "X" GYP BD. @ CEILING OF GARAGE FOR ONE HOUR FIRE SEPARATION.

- 10 SPECIALTIES
NOT USED

- 11 EQUIPMENT
NOT USED

- 12 FURNISHINGS
NOT USED

- 13 SPECIAL CONSTRUCTION
NOT USED

- 14 CONVEYING SYSTEMS
NOT USED

- 15 MECHANICAL
NOT USED

- 16 ELECTRICAL
16.1 CONTRACTOR SHALL FIELD-VERIFY CAPACITY OF EXISTING ELECTRICAL SERVICE & DESIGN-BUILD ELECTRICAL SERVICE FOR NEW GARAGE/STUDIO BUILDING.

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1127 2ND AVENUE, SUITE LANE CITY, UTAH 84003



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