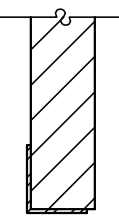


BRICK VENEER STEEL ANGLE LINTEL SCHEDULE		
OPENING SIZE	ANGLE SIZE	COMMENTS
0'-0" TO 6'-11"	L3.1/2"x3.1/2"x1/4"	
7'-0" TO 8'-11"	L4"x3.1/2"x1/4"	
9'-0" TO 9'-11"	L5"x3.1/2"x1/4"	
10'-0" TO 18'-0"	L5"x3.1/2"x1/4"	CONNECT STEEL ANGLE TO LVL BEAM WITH 1/2" DIA. X 3" LAG SCREWS AT 16" O.C.
BRICK VENEER STEEL ANGLE LINTEL NOTES: 1. ALL STEEL LINTELS SHALL HAVE A MINIMUM BEARING LENGTH OF 1" PER FOOT OF OPENING OR 4" MINIMUM TYPICAL. MAXIMUM BEARING LENGTH NEED NOT EXCEED 12". 2. LINTELS ARE DESIGNED TO SUPPORT UNIFORM LOADS CONSISTING ONLY OF WEIGHT OF WALL WITHIN A 60 DEGREE ISOSCELES TRIANGLE AREA ABOVE OPENING. 3. ALL STEEL LINTELS ARE TO HAVE LONG LEG VERTICAL. 4. ALL ANGLE LINTELS SHALL BE CORROSION RESISTANT.		

CONCRETE FOOTING SCHEDULE <sup>1,2,3</sup>											
MARK	WIDTH	LENGTH	THICK.	CROSSWISE REINFORCING				LENGTHWISE REINFORCING			
				NO.	SIZE	LENGTH	SPACE	NO.	SIZE	LENGTH	SPACE
CONTINUOUS FOOTINGS											
FC1.5	1'-6"	CONT.	10"	N/A	N/A	N/A	N/A	2	#4	CONT.	12"
FC1.7	1'-8"	CONT.	10"	N/A	N/A	N/A	N/A	2	#4	CONT.	14"
FC2.0	2'-0"	CONT.	12"	N/A	N/A	N/A	N/A	3	#4	CONT.	9"
FC2.5	2'-6"	CONT.	12"	#4	2'-0"	12"	4	#4	CONT.	8"	
FC3.0	3'-0"	CONT.	12"	#4	2'-6"	12"	5	#4	CONT.	7.5"	
FC3.5	3'-6"	CONT.	12"	#4	3'-0"	12"	5	#4	CONT.	9"	
SQUARE FOOTINGS											
FS2.0	2'-0"	2'-0"	12"	3	#4	1'-6"	9"	3	#4	1'-6"	9"
FS2.5	2'-6"	2'-6"	12"	4	#4	2'-0"	8"	4	#4	2'-0"	8"
FS3.0	3'-0"	3'-0"	12"	5	#4	2'-6"	7.5"	5	#4	2'-6"	7.5"
FS3.5	3'-6"	3'-6"	12"	5	#4	3'-0"	9"	5	#4	3'-0"	9"
FS4.0	4'-0"	4'-0"	12"	6	#4	3'-6"	8.4"	6	#4	3'-6"	8.4"
FS4.5	4'-6"	4'-6"	12"	7	#4	4'-0"	8"	7	#4	4'-0"	8"
FS5.0	5'-0"	5'-0"	14"	8	#4	4'-6"	7.7"	8	#4	4'-6"	7.7"
CONCRETE FOOTING NOTES:											
1. PLACE ALL REINFORCING IN BOTTOM OF FOOTING WITH 3" CLEAR CONCRETE COVER UNLESS NOTED OTHERWISE.											
2. ALSO PROVIDE SCHEDULED REINFORCING AT TOP OF FOOTING WHEN NOTED ON PLANS.											
3. FC - CONTINUOUS FOOTING; FS - SQUARE FOOTING											

METAL CONNECTOR SCHEDULE				
MARK	SIMPSON CONNECTOR	ATTACHMENT <sup>1</sup>	COMMENTS	
A34	A34 ANCHOR	(8)-8d NAILS		
A35	A35 ANCHOR	(12)-8d NAILS		
CS14x40	CS14x40" LONG STRAP	FILL HOLES WITH 10d NAILS	SEE DETAIL 1/S6.2	
CS14x48	CS14x48" LONG STRAP	FILL HOLES WITH 10d NAILS	SEE DETAIL 2/S6.2	
CS16x40	CS16x40" LONG STRAP	FILL HOLES WITH 8d NAILS	SEE DETAIL 1/S6.2	
CS16x48	CS16x48" LONG STRAP	FILL HOLES WITH 8d NAILS	SEE DETAIL 2/S6.2	
DSCSR <sup>2</sup>	DSCSR/L-SDS3 TWIST STRAP	(24)-SDS 1/4"x3"	SIM. TO DETAIL 9/S6.1	
H1	H1 ANCHOR	(10)-8d NAILS		
HTS30C <sup>2</sup>	HTS30C TWIST STRAP	(20)-10d NAILS	SEE DETAIL 9/S6.1	
LTP4	LTP4 ANCHOR	(2)-8d NAILS		
MST37	MST37 STRAP	(42)-16d NAILS	SEE DETAIL 10&11&12/S6.1	
MST48	MST48 STRAP	(34)-16d NAILS	SEE DETAIL 6/S5.2	
MSTA21	MSTA21 STRAP	(16)-10d NAILS	SEE DETAIL 6/S5.2	
MSTC48B3	MSTC48B3 STRAP	(54)-10d NAILS	SEE DETAIL 6/S5.2	
MTC24C <sup>2</sup>	MTC24C TWIST STRAP	(14)-10d NAILS	SEE DETAIL 11/S5.1 & 9/S6.2	
MTC30C <sup>2</sup>	MTC30C TWIST STRAP	(14)-10d NAILS	SEE DETAIL 9/S6.1	
METAL CONNECTOR NOTES: 1. USE 1 1/2" LONG NAILS WHEN INSTALLED IN 1 1/2" WOOD THICKNESS. OTHERWISE USE FULL LENGTH NAIL. 2. STRAP MAY REQUIRE BEING INSTALLED PRIOR TO INSTALLATION OF WALL SHEATHING, AND/OR ADJACENT FRAMING, AND/OR SETTING TRUSSES. COORDINATE AS NECESSARY.				

METAL HOLDOWN SCHEDULE <sup>1</sup>			
MARK	SIMPSON HOLDOWN	ATTACHMENT	COMMENTS
LSTDH8 OR LSTDH8RJ	LSTDH8 OR LSTDH8RJ (RIM JOIST)	(20)-16d SINKER NAILS	STDH10, STDH14, HTT4, OR HDU4 MAY BE USED IN LIEU OF LSTDH8
STDH10 OR STDH10RJ	STDH10 OR STDH10RJ (RIM JOIST)	(28)-16d SINKER NAILS	STDH14, HTT4, OR HDU4 MAY BE USED IN LIEU OF STDH10
STDH14 OR STDH14RJ	STDH14 OR STDH14RJ (RIM JOIST)	(30)-16d SINKER NAILS	HTT4 OR HDU4 MAY BE USED IN LIEU OF STDH14
HTT4	HTT4	(18)-16d NAILS WITH 5/8" DIA. A307 ALL-THREAD ROD EPOXYED 8" MIN. INTO TOP OF FDTN.	SEE DETAIL 5/54.2 FOR EPOXY ATTACHMENT
HDU4	HDU4-SDS2.5	(10)-SDS1/4x1/2" SCREWS WITH 5/8" DIA. A307 ALL-THREAD ROD EPOXYED 8" MIN. INTO TOP OF FDTN.	SEE DETAIL 5/54.2 FOR EPOXY ATTACHMENT
HDU5	HDU5-SDS2.5	(14)-SDS1/4x1/2" SCREWS WITH 5/8" DIA. A307 ALL-THREAD ROD EPOXYED 11" MIN. INTO TOP OF FDTN.	SEE DETAIL 5/54.2 FOR EPOXY ATTACHMENT
HDQ8	HDQ8-SDS3	(20)-SDS1/4x3" SCREWS WITH 7/8" DIA. A307 ALL-THREAD ROD EPOXYED 11" MIN. INTO TOP OF FDTN.	SEE DETAIL 5/54.2 FOR EPOXY ATTACHMENT
METAL HOLDOWN NOTES: 1. ALL HOLDOWNS SHALL BE INSTALLED PER THE MANUFACTURER'S RECOMMENDATIONS. SEE DETAILS 5 AND 9/S4.2 2. USE RIM JOIST MODEL OF STRAP IF STRAP IS LOCATED AT A RIM JOIST, OTHERWISE, A NON-RIM JOIST MODEL MAY BE USED.			

CONCRETE FOUNDATION WALL SCHEDULE					
MARK	WIDTH <sup>2</sup>	MAX. HEIGHT <sup>2,4,5</sup>	WALL REINFORCING		COMMENTS
			VERTICAL <sup>6</sup>	HORIZONTAL <sup>1,3</sup>	
CFW2.0NR	8" MIN.	MEET MIN. FROST DEPTH	#4 AT 18" O.C.	#4 AT 12" O.C.	SEE DETAIL 7 OR 11/S4.1
CFW3.0	8" MIN.	MEET MIN. FROST DEPTH	#4 AT 24" O.C.	#4 AT 12" O.C.	SEE DETAIL 7 OR 11/S4.1
CFW4.0	8" MIN.	4'-0"	#4 AT 24" O.C.	#4 AT 15" O.C.	SEE DETAIL 6/S4.1
CFW6.0	8" MIN.	6'-0"	#4 AT 24" O.C.	#4 AT 18" O.C.	SEE DETAIL 5/S4.1
CFW8.0	8" MIN.	8'-0"	#4 AT 24" O.C.	#4 AT 19" O.C.	SEE DETAIL 5/S4.1
CFW9.0	8" MIN.	9'-0"	#4 AT 16" O.C.	#4 AT 18" O.C.	SEE DETAIL 5/S4.1
CFW10.0	8" MIN.	10'-0"	#4 AT 9" O.C.	#4 AT 12" O.C.	SEE DETAIL 5/S4.1
CONCRETE FOUNDATION WALL NOTES: 1. LOCATE A HORIZONTAL BAR WITHIN 4" OF TOP AND BOTTOM OF WALL. 2. WALL HEIGHT MAY BE INCREASED AS NEEDED WHERE FOOTINGS NEED TO BE DROPPED FOR FROST PROTECTION OR SOIL CONDITIONS AS LONG AS UNBALANCED WALL HEIGHT (HEIGHT BETWEEN LOW AND HIGH GRADE) DOES NOT EXCEED THAT SHOWN. ADD ADDITIONAL HORIZONTAL REBAR AS NEEDED TO NOT EXCEED SPACING SHOWN. 3. UNLESS NOTED OTHERWISE, PLACE HORIZONTAL REINFORCING IN THE CENTER OF THE WALL THICKNESS. 4. PLACE VERTICAL REINFORCING ON INTERIOR SIDE OF HORIZONTAL REINFORCING. 5. PROVIDE NOTCHES AND DROPS IN TOPS OF FOUNDATION AS NOTED ON PLANS AND WHERE REQUIRED FOR DOOR OPENINGS AND WHERE CONCRETE SLABS POUR OVER THE TOP OF FOUNDATION WALLS. 6. PROVIDE VERTICAL REBAR DOWELS TO MATCH VERTICAL WALL REBAR SIZE AND SPACING TO TIE FTG. TO FDTN. WALL TO 5'-2" THAT ARE NOT NOTED OTHERWISE -SEE NOTE 4 BELOW 7. SOIL BACKFILL SHALL BE SOIL CLASSIFICATION TYPES GW, GP, SW, OR SP PER IBC TABLE 1610.1. SOIL SHALL NOT BE EMERGED OR SAILED IN GRAVEL OR COARSE SAND. 8. SEE PLAN FOR ACTUAL WALL WIDTH. FOR 12" OR THICKER WALLS, PROVIDE 2 LAYERS OF REINFORCING (2" FROM EACH FACE).					

WOOD BEAM/HEADER SCHEDULE <sup>4,6</sup>					
MARK <sup>1</sup>	SIZE <sup>2,3</sup>	COMMENT	MARK <sup>1</sup>	SIZE <sup>2,3</sup>	COMMENTS
WB2-8DF <sup>4</sup> TYP. U.N.O.	(2)-2x8 FOR 2x4 WALLS	USE FOR BEAM/HEADER SPANS UP TO 5'-2" THAT ARE NOT NOTED OTHERWISE IN BASEMENTS WITH CEILING HEIGHTS LESS THAN 7'-10" (FOR CEILING HEIGHTS GREATER THAN 7'-10" USE WB2/3-10DF) -SEE NOTE 4 BELOW	WB2-5.5LV	(2)-1.3/4"x5.1/2" LVL	
WB3-8DF <sup>4</sup> TYP. U.N.O.	(3)-2x8 FOR 2x6 WALLS	USE FOR BEAM/HEADER SPANS UP TO 5'-2" THAT ARE NOT NOTED OTHERWISE -SEE NOTE 4 BELOW	WB2-7.25LV	(2)-1.3/4"x7.1/4" LVL	
WB2-10DF <sup>4</sup> TYP. U.N.O.	(2)-2x10 FOR 2x4 WALLS	USE FOR BEAM/HEADER SPANS UP TO 5'-2" THAT ARE NOT NOTED OTHERWISE -SEE NOTE 4 BELOW	WB2-9.5LV	(2)-1.3/4"x9.1/2" LVL	
WB3-10DF <sup>4</sup> TYP. U.N.O.	(3)-2x10 FOR 2x6 WALLS	USE FOR BEAM/HEADER SPANS UP TO 5'-2" THAT ARE NOT NOTED OTHERWISE -SEE NOTE 4 BELOW	WB2-11.88LV	(2)-1.3/4"x11.7/8" LVL	
WB2-6DF	(2)-2x6 DF#2	WB2-5.5LV MAY BE USED AS ALTERNATE	WB2-14LV	(2)-1.3/4"x14" LVL	
WB2-8DF	(2)-2x8 DF#2	WB2-7.25LV MAY BE USED AS ALTERNATE	WB2-16LV	(2)-1.3/4"x16" LVL	
WB2-10DF	(2)-2x10 DF#2	WB2-7.25LV MAY BE USED AS ALTERNATE	WB2-18LV	(2)-1.3/4"x18" LVL	
WB2-12DF	(2)-2x12 DF#2	WB2-9.5LV MAY BE USED AS ALTERNATE	WB3-5.5LV	(3)-1.3/4"x5.1/2" LVL	
WB3-6DF	(3)-2x6 DF#2	WB3-5.5LV MAY BE USED AS ALTERNATE	WB3-7.25LV	(3)-1.3/4"x7.1/4" LVL	
WB3-8DF	(3)-2x8 DF#2	WB3-7.25LV MAY BE USED AS ALTERNATE	WB3-9.5LV	(3)-1.3/4"x9.1/2" LVL	
WB3-10DF	(3)-2x10 DF#2	WB3-7.25LV MAY BE USED AS ALTERNATE	WB3-11.88LV	(3)-1.3/4"x11.7/8" LVL	
WB3-12DF	(3)-2x12 DF#2	WB3-9.5LV MAY BE USED AS ALTERNATE	WB3-14LV	(3)-1.3/4"x14" LVL	
			WB3-16LV	(3)-1.3/4"x16" LVL	
			WB3-18LV	(3)-1.3/4"x18" LVL	

WOOD BEAM NOTES:  
1. BEAM MARKS WITH "DF" DESIGNATES THE USE OF DOUGLAS FIR-LARCH NO. 2 OR BETTER STANDARD LUMBER, BEAM MARKS WITH "LVL" DESIGNATES THE USE OF ENGINEERED LUMBER WITH THE FOLLOWING MINIMUM PROPERTIES: F<sub>b</sub> = 2600 psi, F<sub>v</sub> = 285 psi, E<sub>x</sub> = 1.9x10<sup>6</sup> psi.  
2. "DF" BEAM SIZES SHOWN ARE NOMINAL AND HAVE SMALLER ACTUAL BEAM DIMENSIONS AS BASED ON STANDARD LUMBER. PROVIDE 1/2" PLYWOOD OR OSB BETWEEN INDIVIDUAL BEAM-PLYS TO CREATE A 5/8" MIN. THICKNESS.  
3. MULTIPLE MEMBER BEAMS/HEADERS SHALL BE NAILED TOGETHER WITH A MINIMUM OF 2 ROWS OF 16d NAILS AT 12" O.C. FOR BEAM DEPTHS 12 IN. OR LESS USE 3 ROWS OF 16d NAILS AT 12" O.C. FOR BEAM DEPTHS GREATER THAN 12 IN.  
4. CONTACT THE ENGINEER FOR BEAM/HEADER SIZES WITH SPACING GREATER THAN 2'-21" THAT ARE NOT NOTED ON THE DRAWINGS.  
5. "FLUSH" WHEN NOTED ON PLANS, INDICATES TO PLACE THE BEAM SO THAT THE TOP AND/OR BOTTOM OF THE BEAM IS FLUSH WITH THE SUPPORTED FRAMING.  
6. DO NOT USE LVL BEAMS WHERE THEY MAY BE EXPOSED TO WEATHER (E.G. DECK FRAMING).

SHEAR WALL SCHEDULE						
WALL MARK	SHEAR WALL CONSTRUCTION		PANEL ATTACHMENT		WALL ANCHORAGE	COMMENTS
	PANEL <sup>5,6</sup> MATERIAL	SIDES	PANEL <sup>2</sup> EDGES	PANEL FASTENER <sup>3,9</sup>	EDGE NAILING FIELD NAILING ANCHOR BOLT <sup>1,7</sup> FASTENER	
SW1	1/2" GYPSUM WALLBOARD <sup>4</sup>	BOTH SIDES	BLOCKED	NO. 6x1.1/4" SCREWS	4" O.C. 16d NAILS	SEE SW4 AS ALTERNATE
SW2	7/16" OSB SHEATHING	ONE SIDE	BLOCKED	8d NAILS	4" O.C. 12" O.C. 5/8" x12" A.B. NON-RESIDENTIAL	32" O.C. SEE NOTE 8 BELOW
SW3	7/16" OSB SHEATHING <sup>11</sup>	BOTH SIDES	BLOCKED	8d NAILS	4" O.C. 12" O.C. RESIDENTIAL	32" O.C. SEE NOTE 8 & 11 BELOW
SW4	3/8" OR 7/16" OSB SHEATHING	ONE SIDE	BLOCKED	8d NAILS	6" O.C. 12" O.C. RESIDENTIAL	32" O.C. SEE NOTE 8 BELOW
SW5	7/16" OSB SHEATHING U.N.O.	BOTH SIDES	BLOCKED	8d NAILS		SEE DETAIL 5/S5.2 SEE NOTE 8 BELOW
SHEAR WALL NOTES: 1. ANCHOR BOLTS SHALL HAVE 7" MIN. EMBEDMENT (ALL-THREAD EPOXY BOLTS W/ 7" MIN. EMBEDMENT MAY BE USED IN LIEU OF A.B. -SEE 3/S4.2) 2. PROVIDE SOLID BLOCKING AT ALL PANEL EDGES FOR WALLS INDICATED TO BE BLOCKED 3. PROVIDE WALLBOARD ABOVE AND BELOW 8d NAILS AT 16" O.C. FOR NON-RESIDENTIAL WALLS 4. USE 5/8" FIRE-RATED WALLBOARD WHERE REQUIRED FOR FIRE SEPARATION 5. 3/8" OR 7/16" OSB SHEATHING ON ONE SIDE OF WALL MAY BE USED IN LIEU OF GYPSUM WALLBOARD FOR ALL SHEAR/BRACED WALLS USING GYPSUM WALLBOARD NOTED ABOVE 6. OSB SHEATHING SHALL BE APA RATED (INT. GRADE WITH EXT. GLUE) WITH A MINIMUM 24/0 SPAN RATING 7. "FLUSH" WHEN NOTED ON PLANS, INDICATES TO PLACE THE BEAM SO THAT THE TOP AND/OR BOTTOM OF THE BEAM IS FLUSH WITH THE SUPPORTED FRAMING 8. PROVIDE SOLID BLOCKING BELOW FLOOR SHEATHING 9. DETAILS ON SHEET 54.1 THRU 56.5 U.N.O. 10. TO HELP RESIST SEISMIC/WIND FORCES, ALL SHEAR WALLS SHALL BE ATTACHED TO THE TOP AND BOTTOM BY ONE OF THE METHODS SHOWN IN THE DETAILS ON SHEET 54.1 THRU 56.5 U.N.O. 11. 16 GAGE STAPLES WITH 7/16" MIN. CROWN WIDTH AND 1" MIN. PENETRATION INTO SUPPORTING FRAMING MEMBERS MAY BE USED IN LIEU OF NAILS AT A SPACING OF ONE-HALF THAT DESIGNATED FOR NAILS 12. PROVIDE SHEATHING ON SIDE OF WALL WHERE MARK/LABEL IS LOCATED 13. WHEN PANELS ARE APPLIED ON BOTH FACES OF A WALL PANEL JOINTS SHALL BE OFFSET TO FALL ON DIFFERENT FRAMING MEMBERS, OR FRAMING SHALL BE 3" NOMINAL OR THICKER AT ADJOINING PANEL EDGES AND NAILS ON EACH SIDE SHALL BE STAGGERED.						

GENERAL STRUCTURAL NOTES

I. CONCRETE, FOOTINGS, AND FOUNDATIONS:

A. SOIL BEARING PRESSURE (SBP) IS ASSUMED TO BE AT LEAST 1500 PSF BY OWNER. NOTIFY THE ENGINEER IF THE SBP IS FOUND TO BE LESS THAN 1500 PSF.

B. ALL FOOTINGS SHALL BE ESTABLISHED ON UNDISTURBED SOIL OR COMPACTED GRANULAR BASE OVER UNDISTURBED SOIL OR COMPACTED STRUCTURAL FILL. THE NATURAL UNDISTURBED SOIL BELOW ALL FOOTINGS SHALL BE VERIFIED FOR BEARING SUITABILITY. REMOVE ALL SOFT SPOTS AND REPLACE WITH COMPACTED STRUCTURAL FILL.

C. THE NATURAL UNDISTURBED SOIL BELOW ALL FOOTINGS SHALL BE VERIFIED FOR BEARING SUITABILITY. REMOVE ALL SOFT SPOTS AND REPLACE WITH COMPACTED STRUCTURAL FILL.

D. COMPACTED STRUCTURAL FILL: ALL FILL MATERIAL SHALL BE A WELL-GRADED GRANULAR MATERIAL WITH A MAXIMUM SIZE OF 3/4" INCHES AND WITH NOT MORE THAN 10 PERCENT PASSING A NO. 200 SIEVE. IT SHALL BE COMPACTED TO 95 PERCENT OF THE MAXIMUM LABORATORY DENSITY AS DETERMINED BY ASTM D 1557. ALL FILLS SHALL BE TESTED. COMPACTED STRUCTURAL FILL SHALL BE PLACED IN LIFTS NOT EXCEEDING 8 INCHES IN UNCOMPACTED THICKNESS.

E. PROVIDE CODE-APPROVED FOOTING DRAIN SYSTEM TO DRAIN WATER AWAY FROM ALL BASEMENT AREAS.

F. EXTERIOR GRADE SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM FOUNDATION WALLS WITH A MINIMUM OF 6 INCH FALL WITHIN THE FIRST 10 FEET. IMPERVIOUS SURFACES WITHIN 10 FEET OF THE BUILDING FOUNDATION SHALL BE SLOPED 2 PERCENT MINIMUM AWAY FROM THE BUILDING.

G. ALL CONCRETE SLABS SHALL BE PLACED OVER 4" MINIMUM FREE DRAINING GRANULAR BASE OVER UNDISTURBED SOIL OR COMPACTED STRUCTURAL FILL.

H. SLABS ON GRADE SHALL HAVE CONTROL OR CONSTRUCTION JOINTS AS PER DETAILS.

I. THE MINIMUM 28 DAY COMPRESSIVE STRENGTH OF CONCRETE FOR FOOTINGS AND FOUNDATIONS SHALL BE 2500 psi FOR COMMERCIAL OR NON-RESIDENTIAL STRUCTURES AND 3000 psi FOR RESIDENTIAL STRUCTURES. USE 4000 psi FOR SUSPENDED SLABS AND ALL OTHER CONCRETE.

J. REINFORCEMENT STEEL SHALL BE GRADE 60 (F<sub>y</sub> = 60 KSI).

K. SUSPENDED SLABS AND ANY SUPPORTING STEEL BEAMS SHALL BE APPROPRIATELY FULLY SHORED 14 DAYS MINIMUM.

L. AT CONTRACTOR'S AND/OR OWNER'S OPTION USE EPOXY COATED REBAR IN SUSPENDED SLABS FOR EXTENDED SLAB LIFE.

M. EPOXY BOLTS SHALL BE ALL-THREAD GRADE A307 MIN. SMOOTH SHANK OR EXPANSION BOLTS (WEDGE ANCHORS) SHALL NOT BE USED.

N. REINFORCEMENT STEEL SHALL MEET THE FOLLOWING CONCRETE COVER REQUIREMENTS:

1. CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH ----- 3"  
2. FORMED CONCRETE EXPOSED TO EARTH OR WEATHER ----- 3"  
3. FORMED CONCRETE NOT EXPOSED TO EARTH OR WEATHER ----- 1 1/2"

O. REINFORCEMENT STEEL SHALL HAVE THE FOLLOWING MINIMUM LAP SPICE LENGTHS, UNLESS NOTED OTHERWISE ON DRAWINGS

1. 30 BAR DIA. FOR #3 AND #4 BARS  
2. 40 BAR DIA. FOR #5 THRU #8 BARS

P. FOR ALL OPENINGS GREATER THAN 6'-6" IN CONCRETE FOUNDATION WALLS, PROVIDE A 4" DEEP CONCRETE HEADERS WITH #4 BARS MINIMUM. UNLESS NOTED OTHERWISE, EXTEND BARS 24" MINIMUM BEYOND EDGE OF THE OPENINGS AND PLACE BARS 2" ABOVE TOP OF OPENING. CONTROL JOINTS FOR REINFORCING OF OPENINGS GREATER THAN 6'-6" IF NOT NOTED ON PLANS.

Q. FOUNDATION ANCHOR BOLTS SHALL BE 5/8" DIA. x12" MIN. FOR COMMERCIAL OR NON-RESIDENTIAL STRUCTURES AND 1/2" DIA. x10" MIN. FOR RESIDENTIAL STRUCTURES UNLESS NOTED OTHERWISE. ANCHOR BOLTS SHALL BE 32" O.C. MAX. WITH ONE LOCATED AT LEAST WITHIN 4" TO 12" OF EACH END OF SILATE. SEE SHEAR WALL SCHEDULE FOR MORE STRINGENT ANCHOR BOLT REQUIREMENTS AT SPECIFIC ANCHOR WALLS.

1. PROVIDE 7" MIN. EMBEDMENT INTO CONCRETE.  
2. USE 0.229"x3"x3" PLATE WASHERS AT BOLTS FOR PLATE ANCHORAGE.  
3. EPOXY BOLTS MAY BE USED IN LIEU OF ANCHOR BOLTS (SEE DETAIL 3/S4.2).

R. ALL WOOD IN CONTACT WITH CONCRETE, MASONRY, OR SOIL SHALL CONSIST OF TREATED WOOD OR HAVE A MOISTURE BARRIER PLACED BETWEEN WHICH MEETS THE COVER REQUIREMENTS. FASTENERS FASTENED INTO TREATED WOOD SHALL BE HOT-DIPPED GALVANIZED STEEL, STAINLESS STEEL, SILICON BRONZE, OR COPPER.

II. WOOD FRAMING:

A. MATERIALS:

1. GLU-LAM TIMBER: 24F-V4 DF/DF  
2. FRAMING LUMBER: DOUGLAS FIR-LARCH NO. 2 OR BETTER  
3. SHEATHING: APA RATED (INT. GRADE WITH EXT. GLUE) AS FOLLOWS  
WITH THE FOLLOWING MINIMUM REQUIREMENTS, U.N.O.: PLACE ROOF AND FLOOR SHEATHING IN STAGGERED JOINTS

ROOF: 5/8" THICK OSB PANELS WITH A 32/16 SPAN RATING (7/16" THICK PANELS WITH 24/16 SPAN RATING MAY BE USED FOR RESIDENTIAL BUILDINGS WITH SNOW LOADS NOT MORE THAN 40 PSF). NAIL PANELS WITH 10d COMMON NAILS AT 6" O.C. AT ALL SUPPORTED EDGES AND BLOCKING, AND AT 10" O.C. AT ALL INTERMEDIATE SUPPORTS. BLOCKING, TRUSS DRAG STRUTS, AND GABLE END WALLS/TRUSSES, AT 16" O.C. MAX. INTERMEDIATE SUPPORTS SHALL BE 2" MIN. PENETRATION INTO SUPPORTING FRAMING MEMBERS MAY BE USED IN LIEU OF NAILS AT A SPACING OF ONE-HALF THAT DESIGNATED FOR NAILS.

FLOOR: 3/4" THICK TONGUE AND GROOVE OSB PANELS, GLUE AND NAIL ALL PANELS WITH 10d COMMON NAILS AT 6" O.C. AT ALL SUPPORTED EDGES AND BLOCKING, AND AT 10" O.C. AT ALL INTERMEDIATE SUPPORTS. PLACE PANELS WITH LONG DIMENSION PERPENDICULAR TO SUPPORTS CONTINUOUS OVER TWO OR MORE SPANS. (8d NAILS MAY BE USED WITH 7/16" PANELS).

WALLS: 7/16" THICK OSB PANELS, UNLESS NOTED OTHERWISE IN THE SHEAR WALL SCHEDULE, NAIL PANELS WITH 8d COMMON NAILS AT 4" O.C. AT ALL EDGES AND AT 12" O.C. AT ALL INTERMEDIATE SUPPORTS.

16 GAGE STAPLES WITH 7/16" MIN. CROWN WIDTH AND 1" MIN. PENETRATION INTO SUPPORTING FRAMING MEMBERS MAY BE USED IN LIEU OF NAILS AT A SPACING OF ONE-HALF THAT DESIGNATED FOR NAILS.

B. PROVIDE SUPPORT STUDS AT THE ENDS OF ALL BEAMS, HEADERS, AND GIRDER TRUSSES AS FOLLOWS, UNLESS NOTED OTHERWISE:

SPANS LESS THAN 5'-0": 1 SUPPORT STUD MINIMUM.  
SPANS 5'-0" TO 10'-0": 2 SUPPORT STUDS MINIMUM.  
SPANS 10'-0" TO 14'-0": 3 SUPPORT STUDS MINIMUM.  
SPANS GREATER THAN 14'-0": 4 SUPPORT STUDS MINIMUM.

ADDITIONALLY, SUPPORT STUDS SHALL AT LEAST MATCH THE WIDTH OF THE BEAM, HEADER, AND GIRDER TRUSS AND THE WIDTH OF THE SUPPORTING WALL.

C. FOR SPANS OF 6'-0" AND GREATER, AT EXTERIOR WALLS, PROVIDE A MINIMUM OF 2 FULL HEIGHT KING STUDS (TOP PLATE TO BOTTOM PLATE) AT THE ENDS OF ALL BEAMS UNLESS NOTED OTHERWISE. FOR SPANS LESS THAN 6'-0", PROVIDE A MINIMUM OF 1 FULL HEIGHT KING STUD.

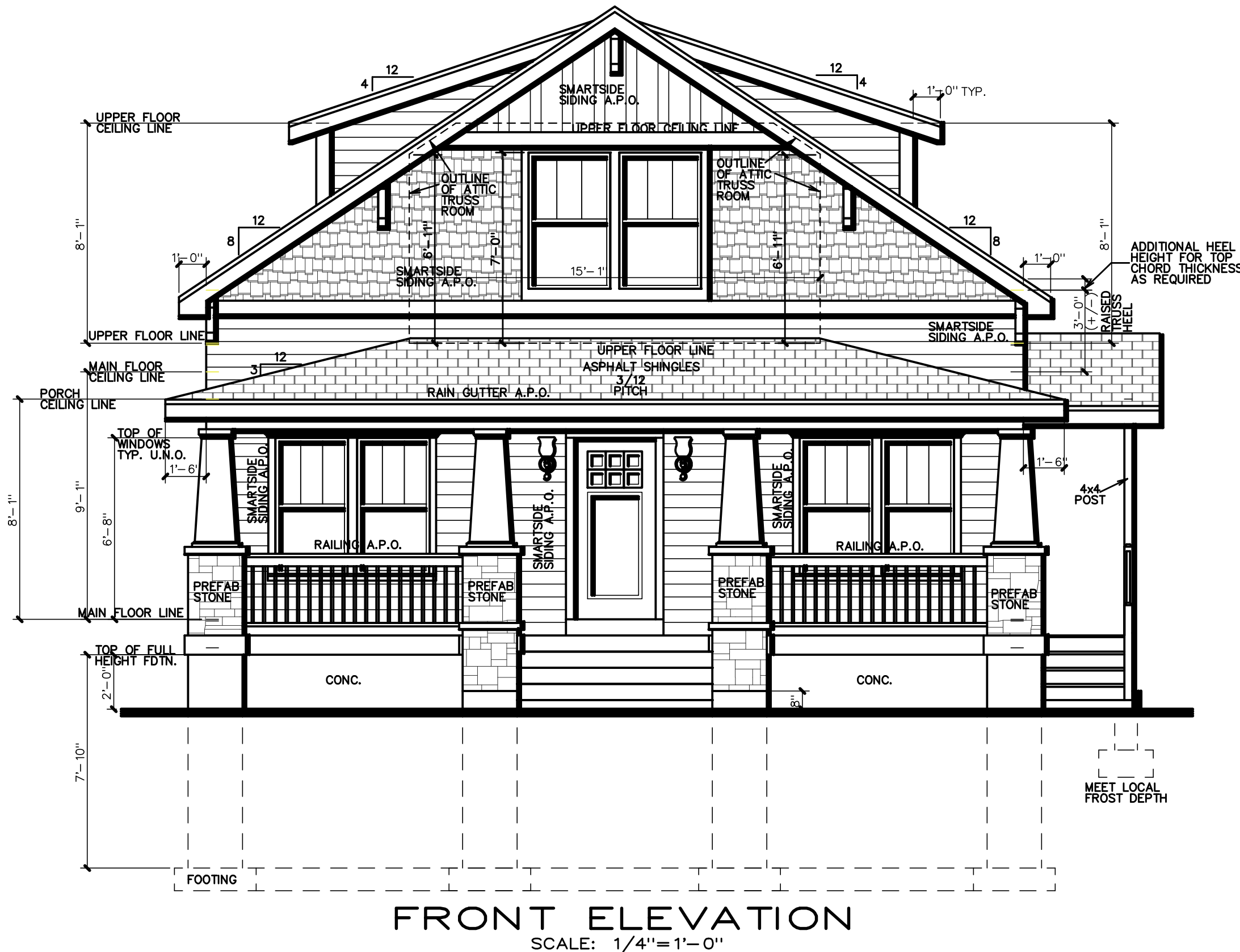
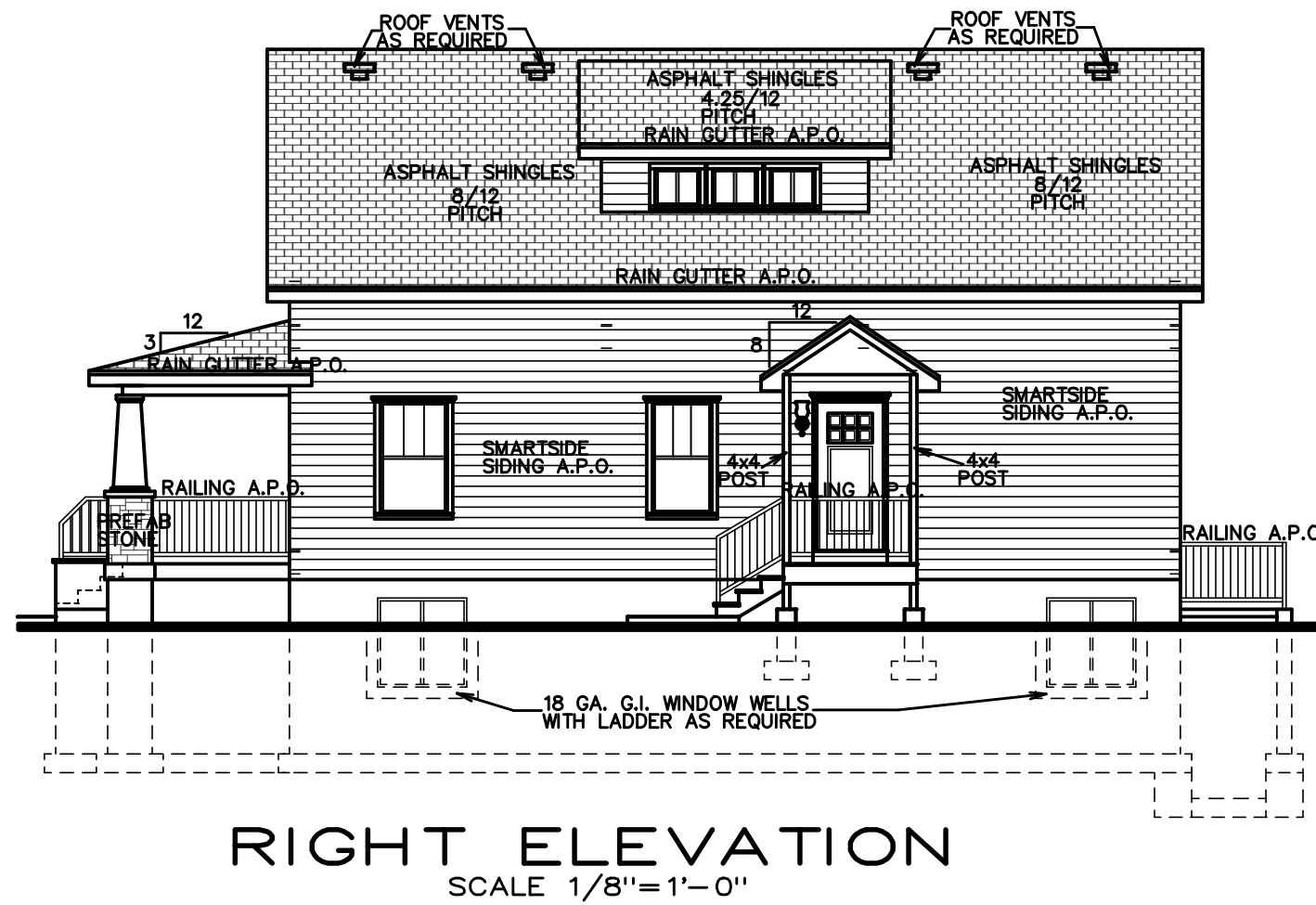
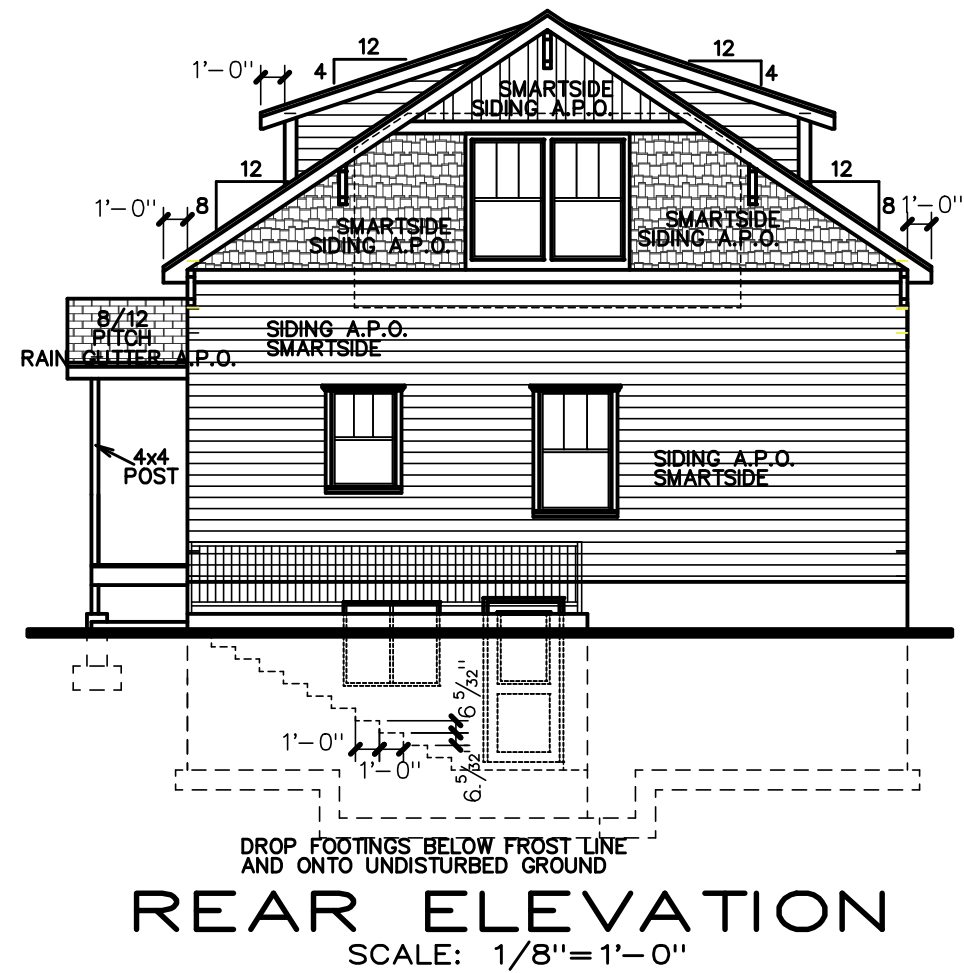
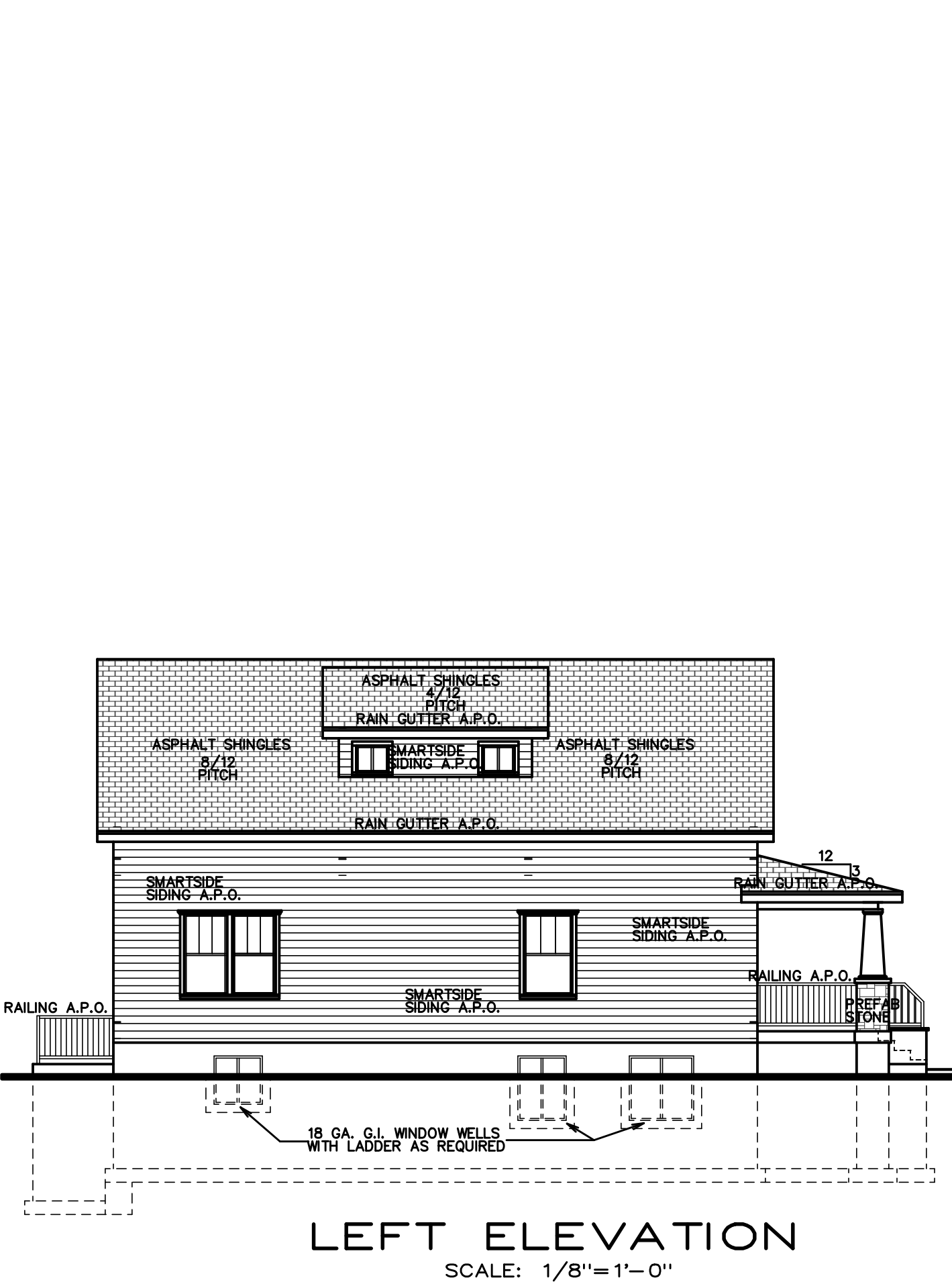
D. USE APPROPRIATE SIMPSON POST CAPS / TIES TO CONNECT BEAMS TO POSTS / STUDS FOR SPANS OF 6'-0" AND GREATER.

E. ALL WOOD POSTS SHALL HAVE APPROPRIATE SIMPSON POST CAPS AND BASE CONNECTORS. INSTALL GOOD FOR AT LEAST 900 POUNDS UPLIFT. WOOD POSTS INSTALLED ON CONCRETE SHALL HAVE AT LEAST A 1" STRIP OF CONCRETE WITH THE POSTS ARE INSTALLED ON CONC. PIERS OR FOOTINGS SEE DETAILS 9/S4.1, 10/S4.1 AND 5/S4.2 FOR ADDITIONAL INFORMATION.

F. USE APPROPRIATE SIMPSON HANGERS WHERE JOISTS AND BEAMS NEED TO HANG FROM SUPPORTING BEAMS. USE TOP FLANGE HANGERS, UNLESS NOTED OTHERWISE ON THE DRAWINGS, AS PER DETAIL 10/S5.2.

WALL LEGEND AND ABBREVIATIONS			
SYMBOL ABBREVIATION	DESCRIPTION	SYMBOL ABBREVIATION	DESCRIPTION
A.B.	"ANCHOR BOLT"	=====	PREFAB STONE
ABV.	"ABOVE"	=====	BRICK/NATURAL STONE
A.P.O.	"AS PER OWNER"	=====	NOTCH IN TOP OF FDTN. WALL
BL.W.	"BELOW"	=====	CONC. FDTN. WALL
BRG.	"BEARING"	=====	CONC. FOOTING
C.J.	"CONTROL/CONSTRUCTION JOINT"	=====	STEPPED FOOTING
CONC.	"CONCRETE"	=====	2x4 BEARING WALL
CONT.	"CONTINUOUS"	=====	2x4 BEARING WALL
DET.	"DETAIL"	=====	2x4 NON-BEARING WALL
E.A.	"EACH"	=====	2x4 NON-BEARING SHEAR WALL
FDTN.	"FOUNDATION"	=====	2x4 NON-BEARING SHEAR WALL
FTG.	"FOOTING"	=====	HEADER/





**SURFACE DRAINAGE:**  
EXTERIOR GRADE SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM FOUNDATION WALLS WITH A MINIMUM OF 6 INCH FALL WITHIN THE FIRST 10 FEET. IMPERVIOUS SURFACES WITHIN 10 FEET OF THE BUILDING FOUNDATION SHALL BE SLOPED 2 PERCENT MINIMUM AWAY FROM THE BUILDING.

**CONSTRUCTION COST NOTE:**  
THE BUILDING DESIGN SHOWN IN THESE PLANS IS BASED ON THE INFORMATION PROVIDED TO US BY THE OWNER AND/OR GENERAL CONTRACTOR. WE HAVE NOT ATTEMPTED AND IT IS OUT OF THE SCOPE OF OUR SERVICES TO PROVIDE A COST ESTIMATE SERVICES FOR THE CONSTRUCTION OF THIS BUILDING AND ASSOCIATED SITE IMPROVEMENTS, OR TO PROVIDE A DESIGN THAT IS SUITABLE FOR THE COST RESPONSIBILITY OF THE OWNER AND/OR GENERAL CONTRACTOR TO DETERMINE IF THE COST OF THE BUILDING AND ASSOCIATED SITE IMPROVEMENTS WILL BE SATISFACTORY TO THE OWNER'S EXPECTATIONS.

**SITE AND LOT NOTE:**  
THE BUILDING DESIGN SHOWN IN THESE PLANS IS REFLECTIVE OF SITE CONDITIONS PROVIDED TO US BY THE OWNER AND/OR GENERAL CONTRACTOR. WE HAVE NOT ATTEMPTED AND IT IS OUT OF THE SCOPE OF OUR SERVICES TO EVALUATE THE SITE FOR SUITABILITY OF THE CONSTRUCTION OF THE BUILDING DESIGN SHOWN. IT IS THE SOLE RESPONSIBILITY OF THE OWNER AND/OR GENERAL CONTRACTOR TO ENSURE/VERIFY THAT THE SITE CONDITIONS (INCLUDING GRADE HEIGHTS, DRAINAGE, SLOPES, RETAINING AREAS, ETC.) ARE OR WILL BE MADE SUITABLE TO WORK WITH THE BUILDING DESIGN SHOWN.

DESIGN LOADS	
ROOF:	SNOW - 39 psf
	DEAD - 12 psf
FLOOR:	LIVE - 40 psf
	DEAD - 12 psf
DECK:	LIVE - 60 psf
	DEAD - 12 psf
GROUND SNOW LOAD - 43 psf	
ULTIMATE DESIGN WIND SPEED, $V_{ult}$ - 115 mph	
NOMINAL DESIGN WIND SPEED, $V_{des}$ - 90 mph	
SEISMIC DESIGN CATEGORY 'D'	
SITE CLASS 'D'	
SOIL BEARING PRESSURE - 1500 psf	
CONTRACTOR/OWNER SHALL VERIFY ACCURACY OF SNOW LOADS WITH BUILDING OFFICIAL. (NO CYS-CRETE OR LIGHTWEIGHT CONC. HAS BEEN INCLUDED IN THE FLOOR DESIGN.)	

NOTICE AND WARNING	
THESE DRAWINGS & DESIGNS ARE THE PROPERTY OF LOMOND VIEW DESIGNS, LLC AND SHALL NOT BE REPRODUCED OR COPIED WITHOUT WRITTEN CONSENT.	
THESE DRAWINGS & DESIGNS MAY BE USED FOR THE CONSTRUCTION OF A SINGLE BUILDING LOCATED AS FOLLOWS:	
LOT # <u>4</u>	
SUBDIVISION: <u>SUBDIVISION</u>	
ADDRESS: <u>866 CAHOON CIRCLE</u>	
CITY: <u>OGDEN</u> STATE: <u>UTAH</u>	
ANY OTHER USE OF THESE DRAWINGS & DESIGNS IS STRICTLY FORBIDDEN AND VIOLATORS WILL BE PROSECUTED.	
DATE: <u>2/8/2025</u>	

THESE DRAWINGS AND SPECIFICATIONS HAVE BEEN PREPARED WITH THE ASSUMPTION THAT THE METHODS OF CONSTRUCTION, ACCORDING TO THESE DRAWINGS AND SPECIFICATIONS DO NOT REQUIRE THE USE OF SPECIAL MATERIALS, METHODS, OR OTHER REPAIRS OR CORRECTIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AND VERIFYING THE MATERIALS, METHODS, OR OTHER REPAIRS OR CORRECTIONS. IF THE CONTRACTOR DISCOVERS OR SUSPECTS ANY ERRORS, OMISSIONS, OR INADEQUACIES IN THE DRAWINGS OR SPECIFICATIONS, HE OR SHE SHALL IMMEDIATELY NOTIFY THE DESIGNER BY SUCH WRITTEN DESIGNER OR DESIGNER'S METHOD.

**CONTRACTOR & OWNER SHALL VERIFY ALL DIMENSIONS, AREAS, AND CONDITIONS, READ ALL NOTES AND BECOME THOROUGHLY FAMILIAR WITH THE DRAWINGS, AND ALL ASSOCIATED COSTS, PRIOR TO CONSTRUCTION.**



NOTES TO PLAN:

- SEE GENERAL STRUCTURAL NOTES, SCHEDULES, AND DETAILS FOR ADDITIONAL CONSTRUCTION REQUIREMENTS. THIS PLAN IS TO BE WORKED ALONG WITH THESE OTHER SUPPORTING SHEETS. THE OWNER AND CONTRACTOR SHALL THOROUGHLY REVIEW AND BECOME FAMILIAR WITH THESE DRAWINGS BEFORE PROCEEDING WITH CONSTRUCTION.
- FOOTINGS: SEE THE GENERAL STRUCTURAL NOTES, THE CONCRETE FOOTING SCHEDULE, AND THE DETAILS ON SHEETS S4.1 AND S4.2 FOR ADDITIONAL INFORMATION. FOOTINGS SUPPORTING CONCRETE FOUNDATION WALLS SHALL BE A FC2.0 FOOTING UNLESS NOTED OTHERWISE. FOOTINGS SUPPORTING WOOD BEARING WALLS SHALL BE A FC1.3 FOOTING UNLESS NOTED OTHERWISE. FOOTINGS SUPPORTING A CONCRETE POST SHALL BE A FC3.0 FOOTING UNLESS NOTED OTHERWISE. SEE DETAILS 3/S4.1 AND 4/S4.1 FOR FOOTING STEPS, CORNERS, AND INTERSECTIONS.
- FOUNDATION WALLS: SEE THE GENERAL STRUCTURAL NOTES, THE CONCRETE FOUNDATION WALL SCHEDULE, AND THE DETAILS ON SHEETS S4.1 AND S4.2 FOR ADDITIONAL INFORMATION. REINFORCING SHALL BE BASED ON THE FOUNDATION WALL HEIGHT AS DESIGNATED IN THE SCHEDULE. CONTACT THE DESIGNER FOR FOUNDATION WALL CORNERS AND INTERSECTIONS. FOUNDATION WALLS SHALL NOT BE BACKFILLED UNTIL THE FLOORS ARE PROPERLY INSTALLED TO PROVIDE ADEQUATE BRACING. SOIL USED FOR BACKFILL SHALL CONFORM TO THAT SPECIFIED IN THE CONCRETE FOUNDATION WALL SCHEDULE.
- ANCHOR BOLTS: SEE THE GENERAL STRUCTURAL NOTES AND SHEAR WALL SCHEDULE ON SHEET S1.1 FOR FOUNDATION ANCHOR BOLT REQUIREMENTS.
- HOLDOWNS: SEE THE METAL HOLDOWN SCHEDULE ON SHEET S1.1 AND DETAILS 5 & 9/S4.2 FOR ADDITIONAL INFORMATION. PROVIDE HOLDOWNS AS NOTED ON THE DRAWINGS. USE RM JOIST VERSION. STRAP WHEN LOCATED AT RM JOIST. IF MISSED OR MISPLACED HOLDOWN OR STRAP, PROVIDE HOLDOWN STRAP AS NOTED IN THE COMMENTS COLUMN OF THE METAL HOLDOWN SCHEDULE.
- RETAINING WALLS: SEE DETAILS 1/S4.1 AND 2/S4.1 FOR RETAINING WALL CONSTRUCTION. INFORMATION FOR WALLS RETAINING AREAS IS ONLY. CONTACT THE DESIGNER FOR RETAINING WALLS EXCEEDING THE HEIGHT SHOWN OF TOP OF WALL OR AREAS WHERE VEHICLE LOADING WILL BE WITHIN FOUR FEET OF TOP OF WALL.
- DECK FOOTINGS: PLASTIC CONCRETE SPOT FOOTING FORMS WITH EQUIVALENT OR GREATER FOOTING FOOTPRINT AND REINFORCING MAY BE USED IN PLACE OF TRADITIONALLY FORMED FOOTINGS.
- CONCRETE PORCH SLABS: PROVIDE REINFORCING FOR SELF SUSPENDED SLABS TO ADJACENT CONCRETE FOUNDATION WALLS OVER BACKFILL AREAS AS SHOWN IN DETAIL 3/S5.2.
- CONCRETE SLAB CONTROL JOINTS: SLABS ON GRADE SHALL HAVE CONTROL OR CONSTRUCTION JOINTS PROVIDED AT A SPACING NOT TO EXCEED FIVE TIMES THE SLAB THICKNESS IN ANY DIRECTION. INSTALL JOINTS SO THE LENGTH TO WIDTH RATIO BETWEEN THE JOINTS IS NOT MORE THAN 1.25 TO 1. INSTALL CONTROL JOINTS WITHIN 24 HOURS OF CONCRETE POURING. CUTTING TO A MINIMUM DEPTH OF 1/4 THE THICKNESS OF THE SLAB. ALL DISCONTINUOUS CONTROL OR CONSTRUCTION JOINTS SHALL BE REINFORCED WITH (2) #4 x 48" REBAR. SEE DETAILS 1/S4.1 AND 2/S4.1 FOR ADDITIONAL INFORMATION.
- WALLS: 2x4 WALLS ARE SHOWN WITH A 3 1/2" THICKNESS AND 2x6 WALLS ARE SHOWN WITH A 5 1/2" THICKNESS. ALL BEARING, SHEAR, AND BRACED WALLS SHALL HAVE STUDS PLACED AT 16" O.C. MAXIMUM, UNLESS NOTED OTHERWISE.
- SHEAR WALLS: SEE THE SHEAR WALL SCHEDULE FOR ADDITIONAL INFORMATION. ALL EXTERIOR WALLS SHALL BE SW2 TYPE BEARING WALLS UNLESS NOTED OTHERWISE. TO HELP RESIST SEISMIC/WIND FORCES, ALL SHEAR WALLS SHALL BE ATTACHED AT THE TOP AND BOTTOM BY ONE OF THE METHODS SHOWN IN THE DETAILS ON SHEETS S4.1 THRU S6.3, U.N.O. ALL BEARING WALL OPENINGS SHALL HAVE A HEADER PROVIDED AS NOTED ON THE PLANS.
- BEARING AND EXTERIOR WALLS: ALL BEARING AND EXTERIOR WALLS SHALL BE FULL HEIGHT STUD FRAMING AND BE ATTACHED AT THE TOP AND BOTTOM BY ONE OF THE METHODS SHOWN IN THE DETAILS ON SHEETS S4.1 THRU S6.3, U.N.O. ALL BEARING WALL OPENINGS SHALL HAVE A HEADER PROVIDED AS NOTED ON THE PLANS.
- WOOD BEAMS AND HEADERS: UNLESS SPECIFICALLY CALLED OUT ON THE DRAWINGS, ALL BEAMS AND HEADERS SHALL BE 2x6 TYPE BEAMS AND HEADERS. CONTACT THE DESIGNER FOR WOOD BEAMS OR HEADERS NOT DESIGNATED ON PLANS THAT HAVE A SPAN GREATER THAN 5'-2". SEE THE WOOD BEAM/HEADER SCHEDULE FOR SPANS UP TO 5'-2" THAT ARE NOT NOTED OTHERWISE ON THE PLANS.
- FLOOR FRAMING: ALL FLOOR JOISTS SHALL BE SUPPORTED AT BEARING POINTS BY ONE OF THE METHODS SHOWN IN THE DETAILS ON SHEETS S5.1 THRU S5.2, U.N.O. FLOOR JOISTS THAT RUN PARALLEL TO EXTERIOR BEARING WALLS OR SHEAR WALLS SHALL HAVE SOLID BLOCKING PROVIDED BY ONE OF THE METHODS SHOWN IN DETAILS 2/S5.1, 3/S5.1, 4/S5.1, 5/S5.1, 6/S5.1, 7/S5.1, 8/S5.1, 9/S5.1, 10/S5.1, 11/S5.1, 12/S5.1, 13/S5.1, 14/S5.1, 15/S5.1, 16/S5.1, 17/S5.1, 18/S5.1, 19/S5.1, 20/S5.1, 21/S5.1, 22/S5.1, 23/S5.1, 24/S5.1, 25/S5.1, 26/S5.1, 27/S5.1, 28/S5.1, 29/S5.1, 30/S5.1, 31/S5.1, 32/S5.1, 33/S5.1, 34/S5.1, 35/S5.1, 36/S5.1, 37/S5.1, 38/S5.1, 39/S5.1, 40/S5.1, 41/S5.1, 42/S5.1, 43/S5.1, 44/S5.1, 45/S5.1, 46/S5.1, 47/S5.1, 48/S5.1, 49/S5.1, 50/S5.1, 51/S5.1, 52/S5.1, 53/S5.1, 54/S5.1, 55/S5.1, 56/S5.1, 57/S5.1, 58/S5.1, 59/S5.1, 60/S5.1, 61/S5.1, 62/S5.1, 63/S5.1, 64/S5.1, 65/S5.1, 66/S5.1, 67/S5.1, 68/S5.1, 69/S5.1, 70/S5.1, 71/S5.1, 72/S5.1, 73/S5.1, 74/S5.1, 75/S5.1, 76/S5.1, 77/S5.1, 78/S5.1, 79/S5.1, 80/S5.1, 81/S5.1, 82/S5.1, 83/S5.1, 84/S5.1, 85/S5.1, 86/S5.1, 87/S5.1, 88/S5.1, 89/S5.1, 90/S5.1, 91/S5.1, 92/S5.1, 93/S5.1, 94/S5.1, 95/S5.1, 96/S5.1, 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1. SEE GENERAL STRUCTURAL NOTES, SCHEDULES, AND DETAILS FOR ADDITIONAL CONSTRUCTION REQUIREMENTS. THIS PLAN IS TO BE WORKED ALONG WITH THESE OTHER DRAWINGS AND SPECIFICATIONS. THE DRAWINGS SHALL BE CONSIDERED FOR REVIEW AND BECOME FAMILIAR WITH THESE DRAWINGS BEFORE PROCEEDING WITH CONSTRUCTION.
2. FOOTINGS: SEE THE GENERAL STRUCTURAL NOTES, THE CONCRETE FOOTING SCHEDULE, AND THE DETAILS ON SHEETS S4.1 AND S4.2 FOR ADDITIONAL INFORMATION. FOOTINGS SUPPORTING CONCRETE FOUNDATION WALLS SHALL BE A MINIMUM 18" DEEP. REINFORCING SHALL BE 4" ON CENTER. THE FOUNDATION WALL BEARING WALLS SHALL BE A FC15 FOOTING UNLESS NOTED OTHERWISE. FOOTINGS SUPPORTING A COV. PATIO/DECK POST SHALL BE A FS3.0 FOOTING UNLESS NOTED OTHERWISE. WALLS S/3&4.1 AND S/4&4.1 FOR FOOTING STEPS, CORNERS, AND INTERSECTIONS.
3. FOUNDATION WALLS: SEE THE GENERAL STRUCTURAL NOTES, THE CONCRETE FOUNDATION WALL SCHEDULE, AND THE DETAILS ON SHEETS S4.1 AND S4.2 FOR ADDITIONAL INFORMATION. REINFORCING SHALL BE 4" ON CENTER. THE FOUNDATION WALL HEIGHT AS DESIGNATED IN THE SCHEDULE. CONTACT THE DESIGNER FOR ADDITIONAL INFORMATION. WALLS SHALL BE 12" MINIMUM (BEEN LONG AND WIDE) GREATER THAN THAT SHOWN IN THE SCHEDULE. SEE DETAIL S/4.1 FOR FOUNDATION WALL CORNERS AND INTERSECTIONS. FOUNDATION WALLS SHALL NOT BE REINFORCED WITH TIEBOLTS UNLESS NOTED OTHERWISE. PROVIDE ADEQUATE BRACING. SOIL USED FOR BACKFILL SHALL CONFORM TO THAT SPECIFIED IN THE CONCRETE FOUNDATION WALL SCHEDULE.
4. ANCHOR BOLTS: SEE THE GENERAL STRUCTURAL NOTES AND SHEAR WALL SCHEDULE ON SHEET S3.1 FOR FOUNDATION ANCHOR BOLTS REQUIREMENTS.
5. HOLD-DOWNS: SEE THE METAL HOLD-DOWN SCHEDULE ON SHEET S1.1 AND DETAILS S/2&2&4.2 FOR ADDITIONAL INFORMATION. PROVIDE HOLD-DOWNS AS NOTED ON THE DRAWINGS. US RM JOIST VERSION OF STRAP WHEN LOCATED AT RAIL JOIST. PROVIDE MISSED OR MISPLACED HOLD-DOWNS AS NOTED ON DOWN STRAP AS NOTED IN THE COMMENTS COLUMN OF THE METAL HOLD-DOWN SCHEDULE.
6. RETAINING WALLS: SEE DETAILS 1/S&4.1 AND 2/S&4.1 FOR RETAINING WALL. ADDITIONAL INFORMATION FOR WALLS RETAINING LANDSCAPE AREA ONLY. CONTACT THE DESIGNER FOR RETAINING WALLS EXCEEDING THE HEIGHT SHOWN IN THE DETAILS OR AREAS WHERE VEHICLE LOADING WILL BE WITHIN FOUR FEET OF TOP OF WALL.
7. DECK FOOTINGS: PLASTIC CONCRETE SPOT FOOTING FORMS WITH EQUIVALENT OR GREATER FOOTING FOOTPRINT AND REINFORCING MAY BE USED IN PLACE OF TRADITIONALLY FORMED FOOTING.
8. CONCRETE PORCH SLABS: PROVIDE REINFORCING FOR SELF SUSPENDED CONCRETE PORCH SLABS AS SHOWN IN DETAIL 4/S&5.2.
9. CONCRETE SLABS OVER BACKFILL: PROVIDE REBAR DOWELS FROM CONCRETE SLABS TO ADJACENT CONCRETE FOUNDATION WALLS OVER BACKFILL AREAS AS SHOWN IN DETAIL 3/S&5.2.
10. CONCRETE SLAB CONTROL JOINTS: SLABS ON GRADE SHALL HAVE CONTROL OR CONSTRUCTION JOINTS. PROVIDE A SPACING NOT TO EXCEED 30 TIMES THE SLAB THICKNESS IN ANY DIRECTION. INSTALL JOINTS SO THE LENGTH TO WIDTH RATIO BETWEEN THE JOINTS IS NOT MORE THAN 1:2.5. PROVIDE INITIAL CONTROL JOINTS WITHIN 24" OF THE WALL. PROVIDE TIEBOLTS 24" FROM INITIAL CONTROL JOINTS TO A DEPTH OF 1/4" THE THICKNESS OF THE SLAB. ALL DISCONTINUOUS CONTROL JOINTS SHALL BE REINFORCED WITH (2)-#4 x 48" REBAR. SEE DETAILS.
11. WALLS: 2x4 WALLS ARE SHOWN WITH A 3 1/2" THICKNESS AND 2x6 WALLS ARE SHOWN WITH A 5 1/2" THICKNESS. ALL BEARING, SHEAR AND BRACED WALLS SHALL BE STUDS ON 16" CENTER. WALLS SHALL BE 12" MINIMUM (BEEN LONG AND WIDE) GREATER THAN THAT SHOWN IN THE SCHEDULE.
12. SHEAR WALLS: SEE THE SHEAR WALL SCHEDULE FOR ADDITIONAL INFORMATION. ALL EXTERIOR WALLS SHALL BE A SW2 TYPE SHEAR WALL UNLESS NOTED OTHERWISE. TO HELP RESIST SEISMIC/HORIZONTAL FORCES, ALL SHEAR WALLS SHALL HAVE ANCHORS AT TOP AND BOTTOM. WALLS SHALL BE 12" MINIMUM (BEEN LONG AND WIDE) GREATER THAN THAT SHOWN IN THE DETAILS ON SHEETS S4.1 THRU S6.3. UNO. WALLS NOTED AS "BRACED WALLS" SHALL BE A SW1 SHEAR WALL TYPE.
13. BEARING AND EXTERIOR WALLS: ALL BEARING AND EXTERIOR WALLS SHALL HAVE ANCHORS AT TOP AND BOTTOM. WALLS SHALL BE 12" MINIMUM (BEEN LONG AND WIDE) GREATER THAN THAT SHOWN IN THE DETAILS ON SHEETS S4.1 THRU S6.3. UNO. ALL BEARING WALL OPENINGS SHALL HAVE A HEADER PROVIDED AS NOTED ON THE PLANS.
14. WOOD BEAMS AND HEADERS: UNLESS SPECIFICALLY CALLED OUT ON THE DRAWING, SEE THE WOOD BEAM/HEADER SCHEDULE FOR SIZES AND ADDITIONAL INFORMATION. CONTACT THE DESIGNER FOR WOOD BEAM/HEADER NOT DESIGNATED ON THE DRAWING. THE WOOD BEAM/HEADER SHALL BE 5"-2" IN THE WOOD BEAM/HEADER SCHEDULE FOR SPANS UP TO 5'-2" THAT ARE NOT DESIGNATED ON THE PLANS.
15. FLOOR FRAMING: ALL FLOOR JOISTS SHALL BE SUPPORTED AT BEARING POINTS BY ONE OF THE METHODS SHOWN IN THE DETAILS ON SHEETS S5.1 THRU S5.2. UNO. FLOOR JOISTS THAT RUN PARALLEL TO EXTERIOR, BEARING, AND/OR WALLS SHALL BE SUPPORTED AT BEARING POINTS BY ONE OF THE METHODS SHOWN IN DETAILS 2, 3, 5, 6, 8, OR 9/S&5.1. WHERE POSSIBLE, ALL FLOOR FRAMING SHALL BE CONTINUOUS OVER INTERMEDIATE BEARING SUPPORTS.
16. FLOOR FRAMING PERFORMANCE: THE FLOOR FRAMING SYSTEM DESIGNATED IN THESE DRAWINGS EXCEED THE MINIMUM CODE REQUIREMENTS AND REPRESENT A STANDARD FLOOR FRAMING SYSTEM. THE DESIGNER DOES NOT GUARANTEE THE INDIVIDUAL'S PERCEPTION OF AN ACCEPTABLE FLOOR PERFORMANCE. THE OWNER/CONTRACTOR SHALL VERIFY THAT THE DESIGNATED FLOOR FRAMING SYSTEM IS ACCEPTABLE TO THE OWNER'S EXPECTATIONS BEFORE BEGINNING FLOOR CONSTRUCTION.
17. WOOD POSTS: ALL WOOD POSTS SHALL HAVE APPROPRIATE METAL POST CAPS AND BASE CONNECTORS INSTALLED GOOD FOR AT LEAST 80 POUNDS UNLIFT. WOOD POSTS INSIDED SHALL BE 4" DIA. UNO. WOOD POSTS SHALL BE 4" DIA. UNO. BASE. WHERE POSTS ARE INSTALLED ON CONC. PIERS OR FOOTINGS SEE DETAILS 9/S&4.1, 10/S&4.1, AND 8/S&4.2 FOR ADDITIONAL INFORMATION.
18. METAL CONNECTORS: PROVIDE METAL CONNECTORS AS NOTED ON THE DRAWINGS AND THE METAL CONNECTOR SCHEDULE ON SHEET S3.1 FOR ADDITIONAL INFORMATION.
19. DECK FLOORS: ALL DECK FLOORS SHALL BE HORIZONTALLY TIED TO INTERIOR FLOORS TO RESIST SEISMIC FORCES. SEE DETAIL 11/S&5.1.
20. THE UPPER FLOOR WALLS TO LOWER FLOOR WALLS WITH SIMPSON M548 STRAP WALLS NOTED ON PLANS. SEE METAL CONNECTOR SCHEDULE AND DETAIL 6/S&5.2.
21. TRUSS FABRICATION: IF TRUSSES ARE UNABLE TO BE DESIGNED TO WORK WITH THE LAYOUT AS SHOWN IN THE DRAWINGS (INCLUDING ATTIC BONUS ROOMS, VAULTED CEILING, OR OTHER SPECIAL FEATURES), THE CONTRACTOR SHALL CONTACT THE CONTRACTOR FOR RESOLUTION BEFORE PROCEEDING WITH FABRICATION OF TRUSSES.
22. TRUSS, RAFTER AND ROOF FRAMING: ALL TRUSSES AND RAFTERS SHALL BE SUPPORTED AT BEARING POINTS BY ONE OF THE METHODS SHOWN IN THE DETAILS ON SHEETS S6.1 THRU S6.3. UNO. AT ROOF OVERBULD AREA PROVIDE OVERBULD TRUSSES OR STICK FRAME AS SHOWN IN DETAIL 6/S&6.2.
23. TRUSS DRAG STRUTS: TRUSSES NOTED AS DRAG STRUTS SHALL BE DESIGNED TO RESIST SEISMIC FORCES. THE CONTRACTOR SHALL PROVIDE A SEISMIC LOAD APPLIED AT THE TRUSS TOP CHORD UNLESS NOTED OTHERWISE.

304 WEST PLEASANT VIEW DR.  
CODDEN UTAH 84114

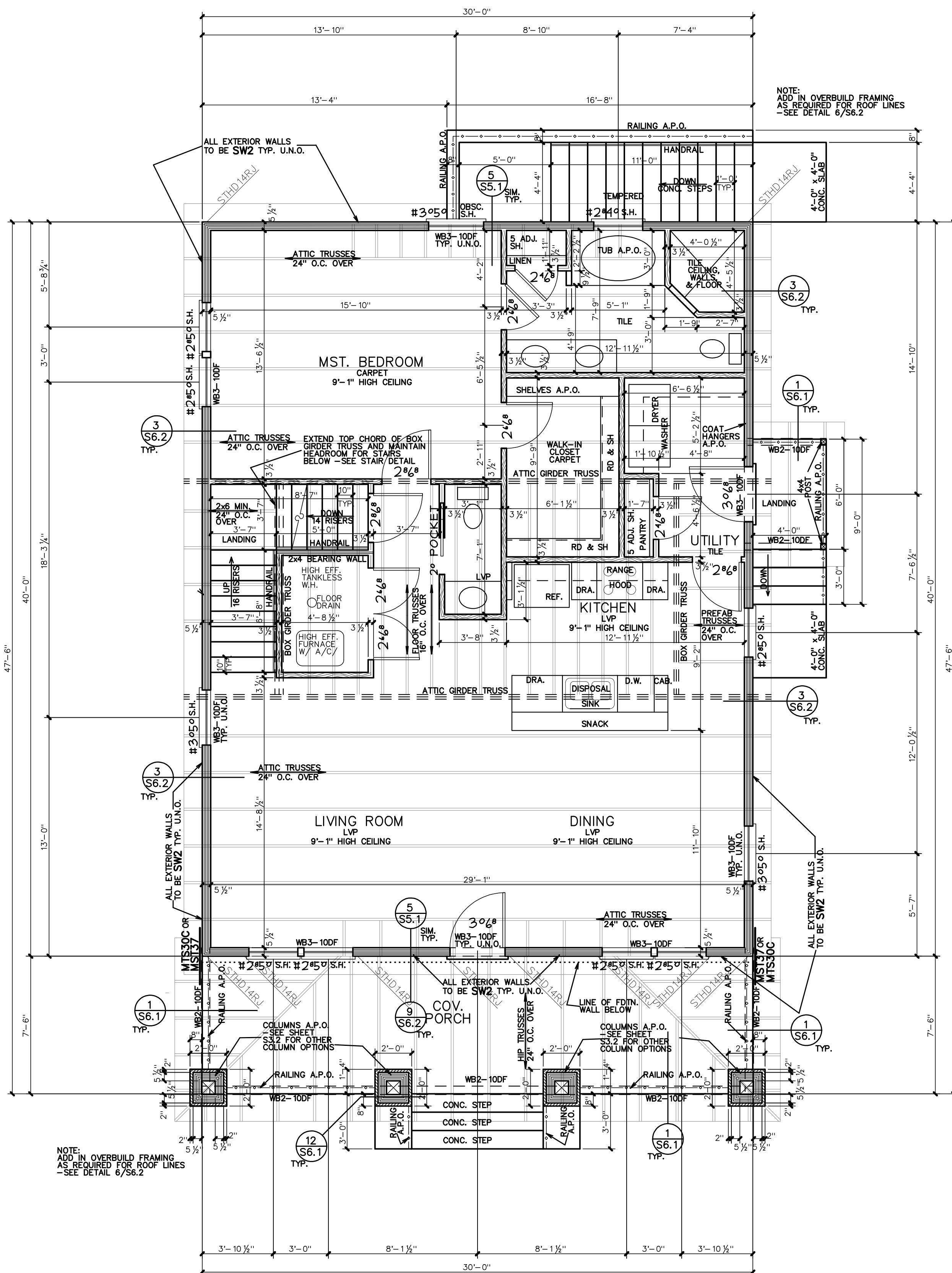
**Lomond View**  
DESIGN, LLC

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DATE:	2/8/2025	DRAWN:	CWH
JOB NO.:	24088	TYPE:	CHG TO 1725140505, #14009
PLAN NO.: 1-2-1200/2-1-702 TWO-STORY			

## 52.3

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**NOTE TO TRUSS COMPANY:**  
IF TRUSSES ARE UNABLE TO BE DESIGNED  
TO WORK AS SHOWN IN DRAWINGS (INCLUDING  
ATTIC BONUS ROOMS, VAULTED AND RAISED  
CEILINGS, ETC.) NOTIFY DESIGNER AND  
CONTRACTOR FOR RESOLUTION BEFORE  
PROCEEDING WITH FABRICATION OF TRUSSES.  
ALSO REVIEW GENERAL NOTES AND ALL OTHER  
APPLICABLE NOTES AND DETAILS BEFORE  
PROCEEDING WITH FABRICATION OF TRUSSES.

**NOTE TO WINDOW/DOOR SUPPLIER:**  
ALL WINDOW AND DOOR SIZES AND LOCATIONS SHALL BE VERIFIED WITH THE OWNER/GENERAL CONTRACTOR AND WITH THE ROUGH FRAMING OPENINGS BEFORE FABRICATION. WINDOWS AND DOORS SHALL NOT BE FABRICATED BEFORE ROUGH FRAMING IS COMPLETE AND VERIFIED AS NOTED ABOVE. THE WINDOW/DOOR SUPPLIER AND THE OWNER/GENERAL CONTRACTOR SHALL ASSUME ALL RISKS ASSOCIATED WITH WINDOWS/DOORS FABRICATED BEFORE VERIFICATION AS NOTED ABOVE.

**SURFACE DRAINAGE:**  
EXTERIOR GRADE SHALL BE  
GRADED TO DRAIN SURFACE WATER  
AWAY FROM FOUNDATION WALLS  
WITH A MINIMUM OF 6 INCH FALL  
WITHIN THE FIRST 10 FEET.  
IMPERVIOUS SURFACES WITHIN 10  
FEET OF THE BUILDING FOUNDATION  
SHALL BE SLOPED 2 PERCENT  
MINIMUM AWAY FROM THE BUILDING

**CONSTRUCTION COST NOTE:**  
THE BUILDING DESIGN SHOWN IN THESE PLANS IS BASED ON DIRECTION PROVIDED TO US BY THE OWNER AND/OR GENERAL CONTRACTOR. WE HAVE NOT ATTEMPTED AND IT IS NOT OUR INTENTION TO OBTAIN OR PROVIDE COST ESTIMATE SERVICES FOR THE CONSTRUCTION OF THIS BUILDING AND ASSOCIATED SITE IMPROVEMENTS, OR TO PROVIDE A DESIGN THAT IS SUITABLE FOR THE COST EXPECTATIONS OF THE OWNER. IT IS THE SOLE RESPONSIBILITY OF THE OWNER AND/OR GENERAL CONTRACTOR TO DETERMINE IF THE COST OF THE BUILDING AND ASSOCIATED SITE IMPROVEMENTS WILL BE SATISFACTORY TO THE OWNER'S EXPECTATIONS.

**SITE AND LOT NOTE:**  
THE BUILDING DESIGN SHOWN IN THESE PLANS IS THE ACTIVE DESIGN PROVIDED TO THE OWNER BY THE OWNER AND/OR GENERAL CONTRACTOR. WE HAVE NOT ATTEMPTED TO EVALUATE THE SITE FOR SUITABILITY OF THE BUILDING DESIGN. THE DESIGN SHOWN IS THE SOLE RESPONSIBILITY OF THE OWNER AND/OR GENERAL CONTRACTOR TO ENSURE/VERIFY THAT THE SITE CONDITIONS INCLUDING GRADE, UTILITIES, DRAINAGE, SLOPES, ETC. WILL BE SUITABLE TO WORK WITH THE BUILDING DESIGN SHOWN.

DESIGN LOADS

ROOF: SNOW - 30 psf  
DEAD - 17 psf

FLOOR: LIVE - 40 psf  
DEAD - 12 psf

DECK: LIVE - 60 psf  
DEAD - 12 psf

SNOW LOAD - 43 psf

DESIGN WIND SPEED,  $V_{WT} = 115$  mph

DESIGN WIND SPEED,  $V_{ASD} = 90$  mph

DESIGN CATEGORY 'D'

CLASS 'D'

WIND PRESSURE - 1500 psf

OWNER SHALL VERIFY ACCURACY OF  
LOADS WITH BUILDING OFFICIAL (NO  
LIGHTS OR LIGHT FIXTURES TO BE  
IN THE FLOOR DESIGN)

## NOTICE AND WARNING

THESE DRAWINGS & DESIGNS ARE THE PROPERTY OF LOMOND VIEW  
DESIGNS, LLC AND SHALL NOT BE REPRODUCED OR COPIED WITHOUT  
WRITTEN CONSENT.

THESE DRAWINGS & DESIGNS MAY BE USED FOR THE CONSTRUCTION  
OF A SINGLE BUILDING LOCATED AS FOLLOWS:

LOT #: 4

SUBDIVISION: SUBDIVISION

ADDRESS: 866 CAHOON CIRCLE

CITY: OGDEN STATE: UTAH

ANY OTHER USE OF THESE DRAWINGS & DESIGNS IS STRICTLY FORBIDDEN  
AND VIOLATORS WILL BE PROSECUTED.

DATE: 2/8/2025

CONTRACTOR & OWNER SHALL VERIFY ALL DIMENSIONS, AREAS, AND CONDITIONS, READ ALL NOTES AND BECOME THOROUGHLY FAMILIAR WITH THE DRAWINGS, AND ALL ASSOCIATED COSTS, PRIOR TO CONSTRUCTION

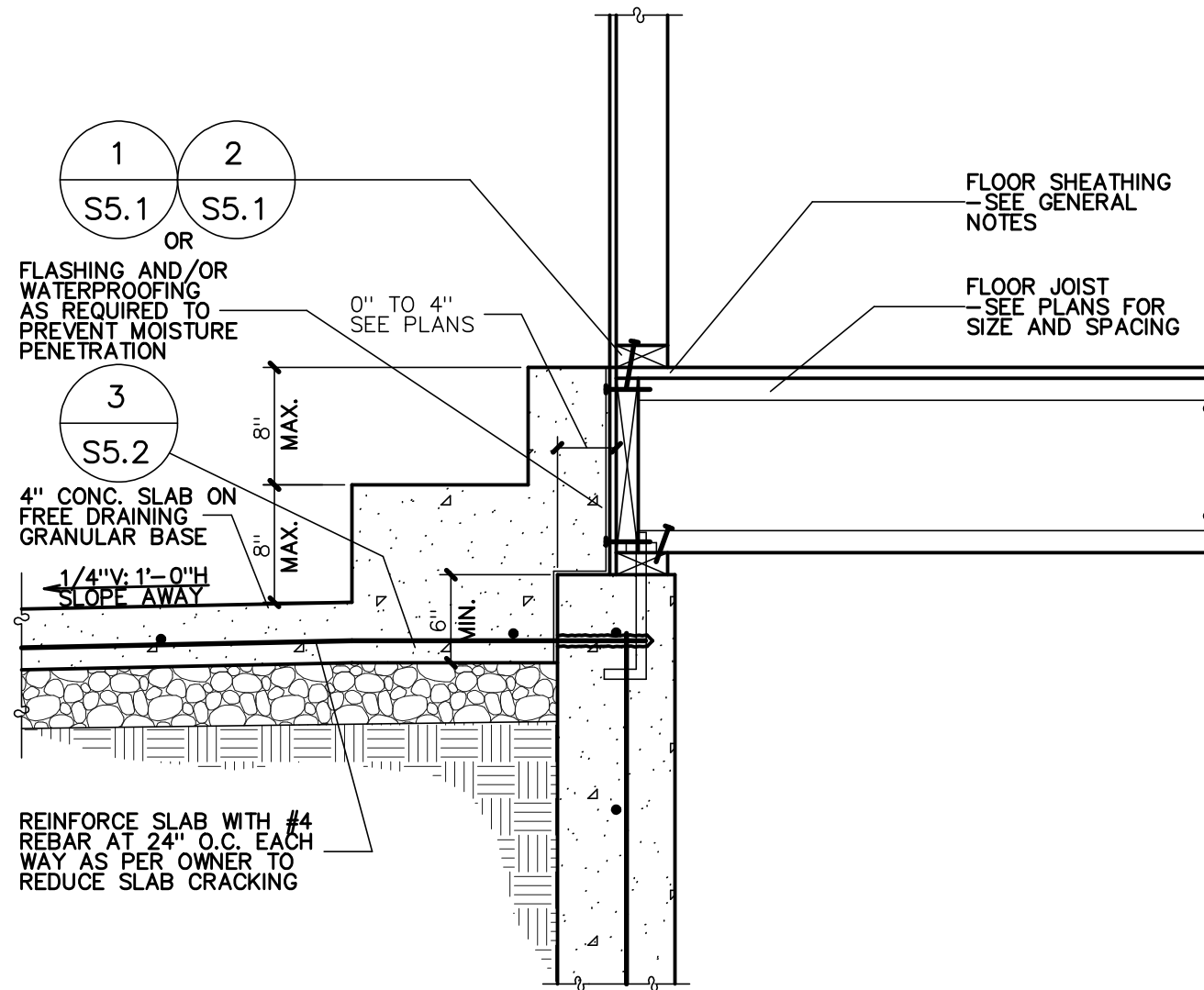
Ogden City - Lot 4, Cahoon Circle (chg to 1725140505, #14009)



NOTES TO PLAN:

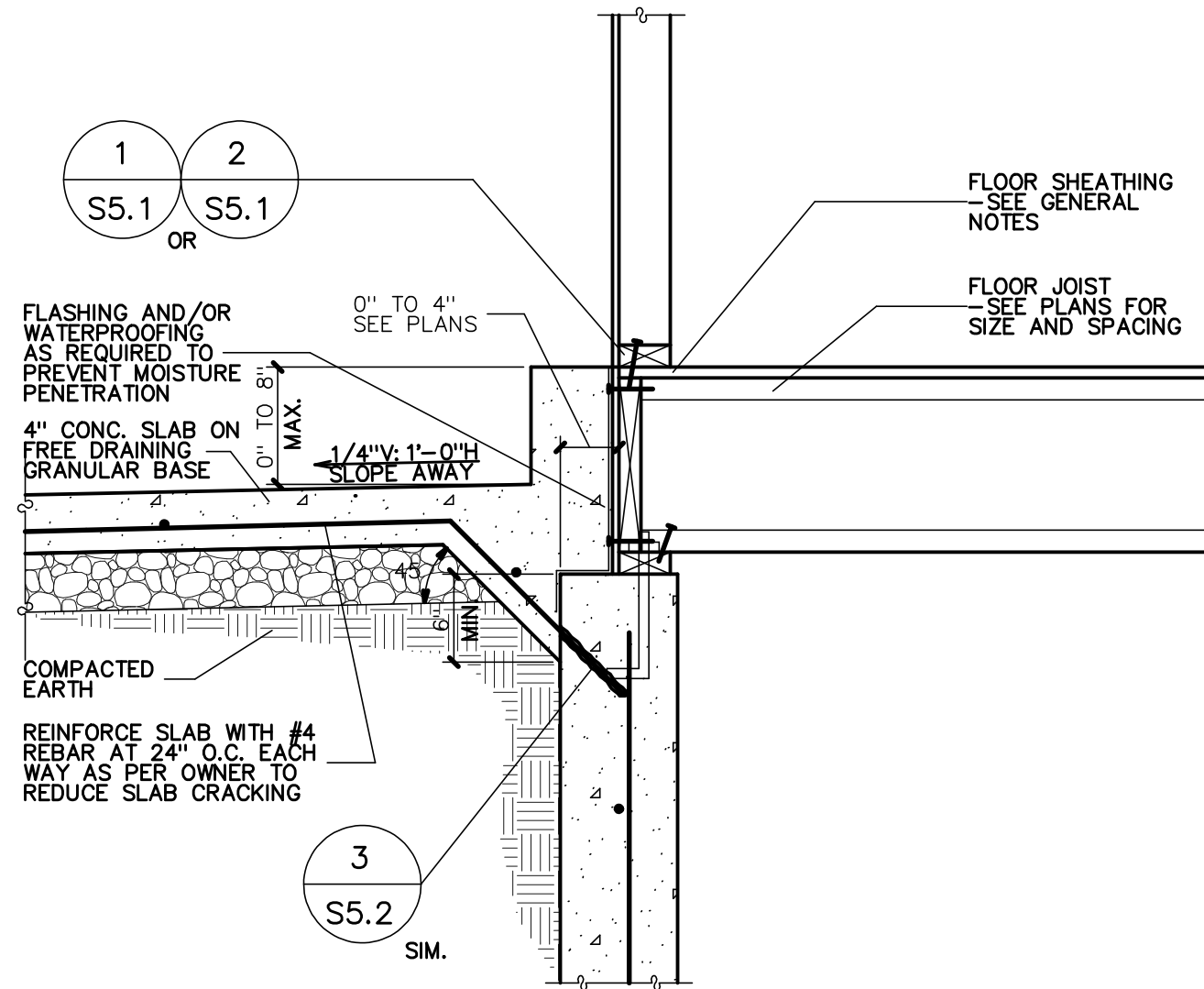
- SEE GENERAL STRUCTURAL NOTES, SCHEDULES, AND DETAILS FOR ADDITIONAL CONSTRUCTION REQUIREMENTS. THIS PLAN IS TO BE WORKED ALONG WITH THESE OTHER SUPPORTING SHEETS. THE OWNER AND CONTRACTOR SHALL THOROUGHLY REVIEW AND BECOME FAMILIAR WITH THESE DRAWINGS BEFORE PROCEEDING WITH CONSTRUCTION.
- FOOTINGS: SEE THE GENERAL STRUCTURAL NOTES, THE CONCRETE FOOTING SCHEDULE, AND THE DETAILS ON SHEETS S4.1 AND S4.2 FOR ADDITIONAL INFORMATION. FOOTINGS SUPPORTING CONCRETE FOUNDATION WALLS SHALL BE A FC2.0 FOOTING UNLESS NOTED OTHERWISE. FOOTINGS SUPPORTING INTERIOR WOOD BEARING WALLS SHALL BE A FC1.5 FOOTING UNLESS NOTED OTHERWISE. FOOTINGS SUPPORTING A COV. PATIO/DECK POST SHALL BE A FS3.0 FOOTING UNLESS NOTED OTHERWISE. SEE DETAILS 3/54.1 AND 4/54.1 FOR FOOTING STEPS, CORNERS, AND INTERSECTIONS.
- FOUNDATION WALLS: SEE THE GENERAL STRUCTURAL NOTES, THE CONCRETE FOUNDATION WALL SCHEDULE, AND THE DETAILS ON SHEETS S4.1 AND S4.2 FOR ADDITIONAL INFORMATION. REINFORCING SHALL BE BASED ON THE FOUNDATION WALL HEIGHT AS DESIGNATED IN THE SCHEDULE. CONTACT THE DESIGNER FOR FOUNDATION WALLS WITH HEIGHTS (HEIGHT BETWEEN LOW AND HIGH GRADE) GREATER THAN THAT SHOWN IN THE SCHEDULE. SEE DETAIL 4/54.1 FOR FOUNDATION WALL CORNERS AND INTERSECTIONS. FOUNDATION WALLS SHALL NOT BE BACKFILLED UNTIL THE FLOORS ARE PROPERLY INSTALLED TO PROVIDE ADEQUATE BRACING. SOIL USED FOR BACKFILL SHALL CONFORM TO THAT SPECIFIED IN THE CONCRETE FOUNDATION WALL SCHEDULE.
- ANCHOR BOLTS: SEE THE GENERAL STRUCTURAL NOTES AND SHEAR WALL SCHEDULE ON SHEET S1.1 FOR FOUNDATION ANCHOR BOLT REQUIREMENTS.
- HOLD-DOWNS: SEE THE METAL HOLD-DOWN SCHEDULE ON SHEET S1.1 AND DETAILS 5 & 9/54.2 FOR ADDITIONAL INFORMATION. PROVIDE HOLD-DOWNS AS NOTED ON THE DRAWINGS UNLESS OTHERWISE NOTED. STRAP HOLD-DOWNS SHALL BE USED FOR MISSED OR MISPLACED HOLD-DOWNS USE AN ALTERNATE HOLD-DOWN SCHEDULE.
- RETAINING WALLS: SEE DETAILS 1/54.1 AND 2/54.1 FOR RETAINING WALL CONSTRUCTION INFORMATION FOR WALLS RETAINING LANDSCAPE AREAS ONLY. CONTACT THE DESIGNER FOR RETAINING WALLS EXCEPTING THE HEIGHTS SHOWN IN THE DETAILS OR AREAS WHERE VEHICLE LOADING WILL BE WITHIN FOUR FEET OF TOP OF WALL.
- DECK FOOTINGS: PLASTIC CONCRETE SPOT FOOTING FORMS WITH EQUIVALENT OR CONCRETE FOOTING FORMS WITH EQUIVALENT REINFORCING MAY BE USED IN PLACE OF TRADITIONALLY FORMED FOOTINGS.
- CONCRETE SLAB SLABS: PROVIDE REINFORCING FOR SELF SUSPENDED CONCRETE PORCH SLABS AS SHOWN IN DETAIL 4/55.2.
- CONCRETE SLAB CONTROL JOINTS: SLABS ON GRADE SHALL HAVE CONTROL OR CONSTRUCTION JOINTS PROVIDED AT A SPACING NOT TO EXCEED 16'-0" TO THE SLAB THICKNESS IN ANY DIRECTION. INSTALL JOINTS SO THE LENGTH TO WIDTH RATIO BETWEEN JOINTS IS NOT MORE THAN 1.25 TO 1. INSTALL CONTROL JOINTS WITHIN 24 HOURS OF CONCRETE PLACEMENT BY SAW CUTTING TO A DEPTH OF 1/4 THE THICKNESS OF THE SLAB. ALL DISCONTINUOUS CONTROL OR CONSTRUCTION JOINTS SHALL BE REINFORCED WITH (2) #4 x 48" REBAR. SEE DETAILS.
- WALLS: 2x6 WALLS ARE SHOWN WITH A 3.1/2" THICKNESS AND 2x6 WALLS ARE SHOWN WITH A 5.1/2" THICKNESS. ALL BEARING, SHEAR, AND BRACED WALLS SHALL HAVE MAXIMUM OUTLETS UNLESS NOTED OTHERWISE.
- SHEAR WALLS: SEE THE SHEAR WALL SCHEDULE FOR ADDITIONAL INFORMATION. EXTERIOR WALLS SHALL BE SW2 TYPE SHEAR WALLS UNLESS NOTED OTHERWISE. TO HELP RESIST SEISMIC/WIND FORCES. ALL SHEAR WALLS SHALL BE ATTACHED TO THE FOUNDATION WALLS BY THE METHODS SHOWN IN THE DETAILS ON SHEETS S4.1 THRU S6.3, U.N.O. WALLS NOTED AS "BRACED WALLS" SHALL BE A SW1 SHEAR WALL TYPE.
- BEARING AND EXTERIOR WALLS: ALL BEARING AND EXTERIOR WALLS SHALL BE ATTACHED TO THE FOUNDATION WALLS BY THE METHODS SHOWN IN THE DETAILS ON SHEETS S4.1 THRU S6.3, U.N.O. ALL BEARING WALL OPENINGS SHALL HAVE A HEADER PROVIDED AS NOTED ON THE PLANS.
- WOOD BEAMS AND HEADERS: UNLESS SPECIFICALLY CALLED OUT ON THE DRAWING, SEE THE WOOD BEAM/HEADER SCHEDULE FOR SIZES AND ADDITIONAL INFORMATION. CONTACT THE DESIGNER FOR WOOD BEAMS OR HEADERS NOT DESIGNATED ON PLANS THAT HAVE A SPAN GREATER THAN 5'-2". SEE THE WOOD BEAM/HEADER SCHEDULE FOR SPANS UP TO 5'-2" THAT ARE NOT NOTED OTHERWISE ON THE PLANS.
- FLOOR FRAMING: ALL FLOOR JOISTS SHALL BE SUPPORTED AT BEARING POINTS BY ONE OF THE METHODS SHOWN IN THE DETAILS ON SHEETS S4.1 THRU S5.2, U.N.O. FLOOR JOISTS THAT RUN PARALLEL TO EXTERIOR, BEARING, AND/OR SHEAR WALLS SHALL HAVE SOLID BLOCKING PROVIDED BY ONE OF THE METHODS SHOWN IN DETAIL 5/54.1, 6/54.1, 7/54.1, 8/54.1, 9/54.1, 10/54.1, 11/54.1, 12/54.1, 13/54.1, 14/54.1, 15/54.1, 16/54.1, 17/54.1, 18/54.1, 19/54.1, 20/54.1, 21/54.1, 22/54.1, 23/54.1, 24/54.1, 25/54.1, 26/54.1, 27/54.1, 28/54.1, 29/54.1, 30/54.1, 31/54.1, 32/54.1, 33/54.1, 34/54.1, 35/54.1, 36/54.1, 37/54.1, 38/54.1, 39/54.1, 40/54.1, 41/54.1, 42/54.1, 43/54.1, 44/54.1, 45/54.1, 46/54.1, 47/54.1, 48/54.1, 49/54.1, 50/54.1, 51/54.1, 52/54.1, 53/54.1, 54/54.1, 55/54.1, 56/54.1, 57/54.1, 58/54.1, 59/54.1, 60/54.1, 61/54.1, 62/54.1, 63/54.1, 64/54.1, 65/54.1, 66/54.1, 67/54.1, 68/54.1, 69/54.1, 70/54.1, 71/54.1, 72/54.1, 73/54.1, 74/54.1, 75/54.1, 76/54.1, 77/54.1, 78/54.1, 79/54.1, 80/54.1, 81/54.1, 82/54.1, 83/54.1, 84/54.1, 85/54.1, 86/54.1, 87/54.1, 88/54.1, 89/54.1, 90/54.1, 91/54.1, 92/54.1, 93/54.1, 94/54.1, 95/54.1, 96/54.1, 97/54.1, 98/54.1, 99/54.1, 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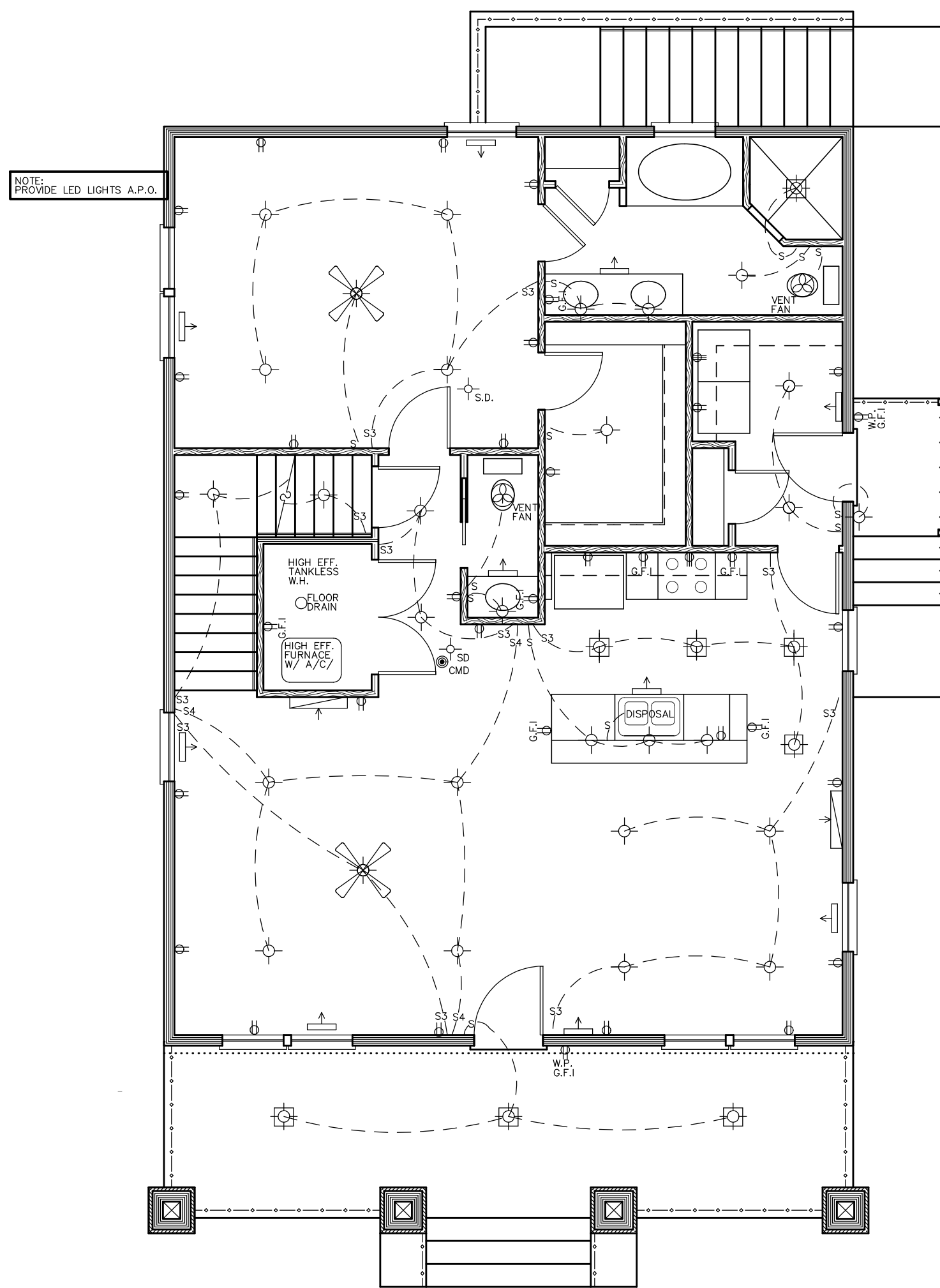
RAISED PATIO SLAB FOR STAIRS DETAIL  
NO SCALE

1  
S3.1



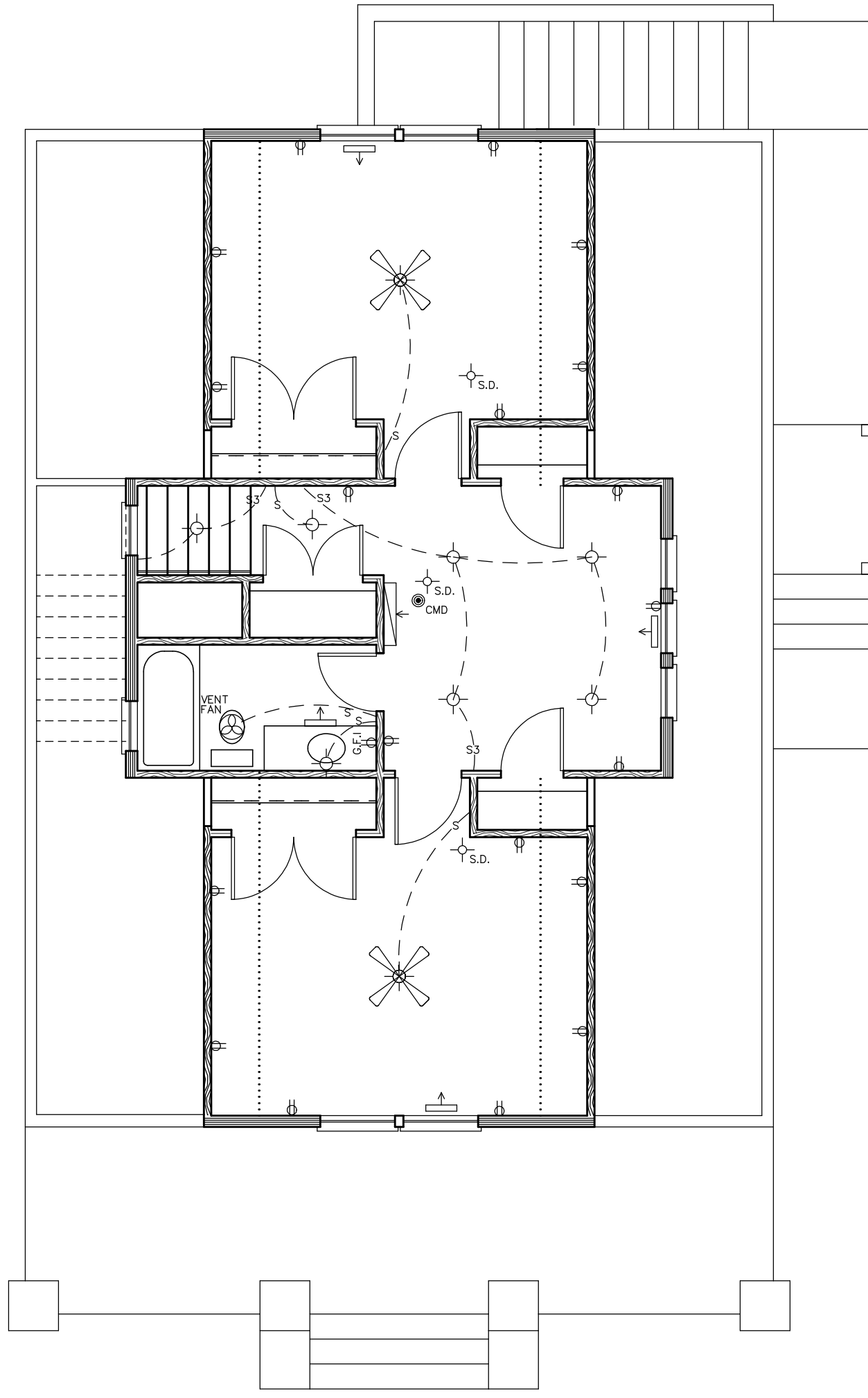
RAISED PATIO SLAB DETAIL  
NO SCALE

2  
S3.1

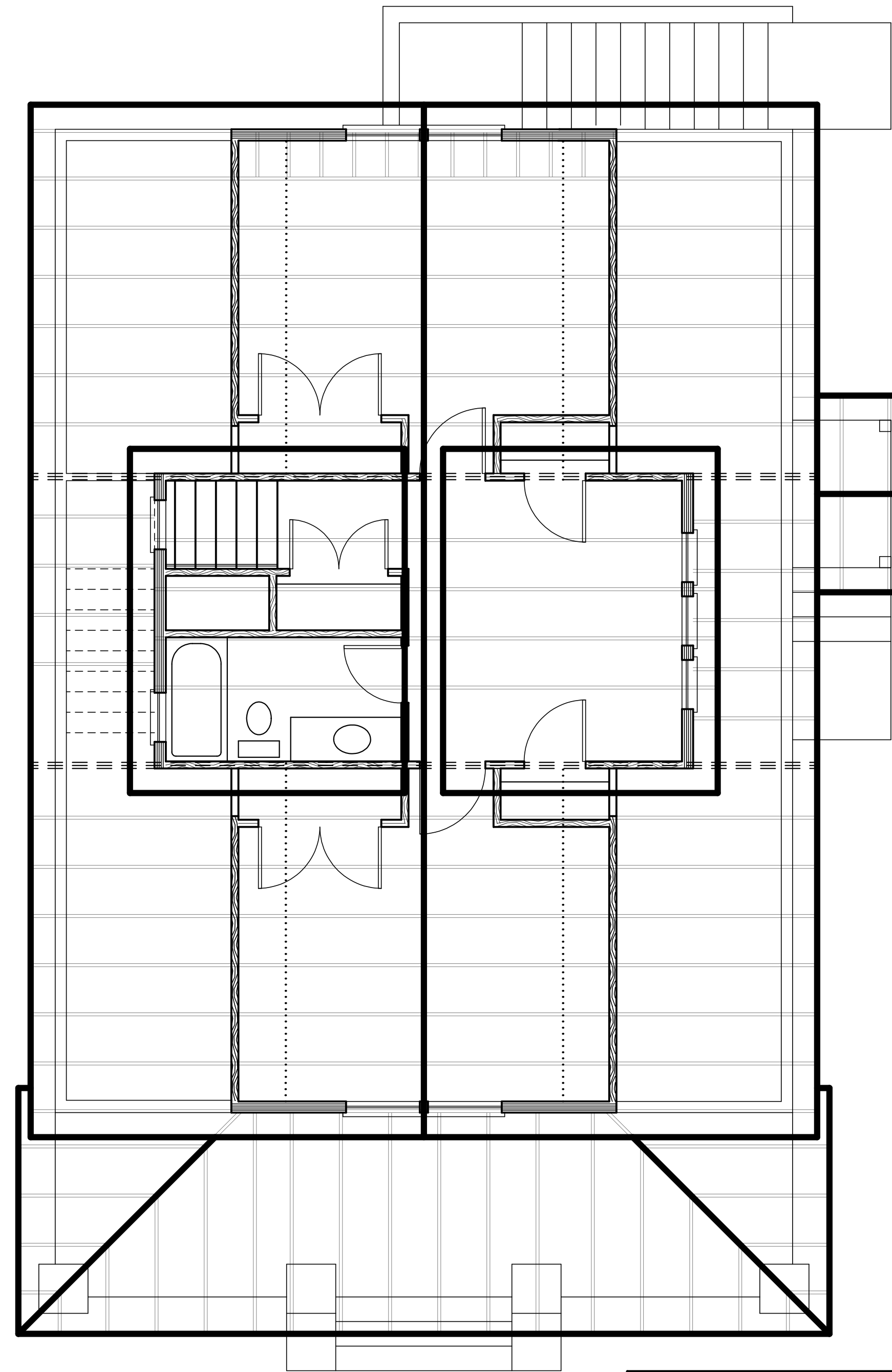


MAIN FLOOR ELEC./H.V.A.C. LAYOUT  
SCALE: 3/16"=1'-0"

NOTE:  
PROVIDE LED LIGHTS A.P.O.



UPPER FLOOR ELEC./H.V.A.C. LAYOUT  
SCALE: 3/16"=1'-0"



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

NOTE TO TRUSS COMPANY:  
IF TRUSSES ARE UNABLE TO BE DESIGNED  
TO WORK AS SHOWN IN DRAWINGS (INCLUDING  
ATTIC BONUS ROOMS, VAULTED AND RAISED  
CEILING, ETC.) NOTIFY DESIGNER AND  
CONTRACTOR FOR RESOLUTION BEFORE  
PROCEEDING WITH FABRICATION OF TRUSSES.  
ALSO REVIEW GENERAL NOTES AND ALL OTHER  
APPLICABLE NOTES AND DETAILS BEFORE  
PROCEEDING WITH FABRICATION OF TRUSSES.

### GENERAL NOTES

#### I. ROOF NOTES

1. PROVIDE ICE AND WATER SHIELD ON ROOF FROM ALL EAVE EDGES TO 24" INSIDE THE EXTERIOR WALL. ROOFS WITH SLOPES LESS THAN 4/12 SHALL HAVE ICE AND WATER SHIELD INSTALLED ON ENTIRE ROOF PLANE.
2. PROVIDE INSULATION DEPTH MARKERS EVERY 300 SQ. FT. OF ATTIC SPACE
3. PROVIDE ATTIC VENTILATION AND ATTIC ACCESS AS PER LOCAL CODE
4. ATTIC VENTILATION: TOTAL SQ. FT. /300x144 = TOTAL SQ. IN.  
-PROVIDE 50% ATTIC VENTS AND 50% SOFFIT VENTS  
-BAFFLE TRUSS CAVITIES AT EXTERIOR WALLS

#### II. ELECTRICAL NOTES

1. THE ELECTRICAL PLAN SHOWN ONLY REPRESENTS A BASIC ELECTRICAL LAYOUT. ALL ELECTRICAL SHALL BE COORDINATED WITH THE OWNER AND SHALL MEET THE APPLICABLE ELECTRICAL CODES.
2. SMOKE DETECTORS SHALL BE INSTALLED IN EACH SLEEPING ROOM OUTSIDE EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS NEXT TO A FURNACE AND WATER HEATER AND ON EACH ADDITIONAL STORY OF THE DWELLING AS PER LOCAL ELECTRICAL CODES.
3. CARBON MONOXIDE DETECTORS (CMD) SHALL BE INSTALLED OUTSIDE OF EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS IN DWELLING UNITS WITHIN WHICH FUEL FIRED APPLIANCES ARE INSTALLED AND IN DWELLING UNITS THAT HAVE ATTACHED GARAGES AS PER LOCAL CODE.
4. ARC-FAULT CIRCUIT INTERRUPTERS SHALL BE INSTALLED IN ALL GARAGES AND WHERE OUTLETS ARE CLOSE TO A WATER SOURCE AS PER LOCAL ELECTRICAL CODES.
5. GROUND-FAULT CIRCUIT INTERRUPTERS SHALL BE INSTALLED IN ALL OUTDOOR OUTLETS AND OUTLET CIRCUITS IN KITCHENS, BATHROOMS, GARAGES, AND WHERE OUTLETS ARE CLOSE TO A WATER SOURCE AS PER LOCAL ELECTRICAL CODES.

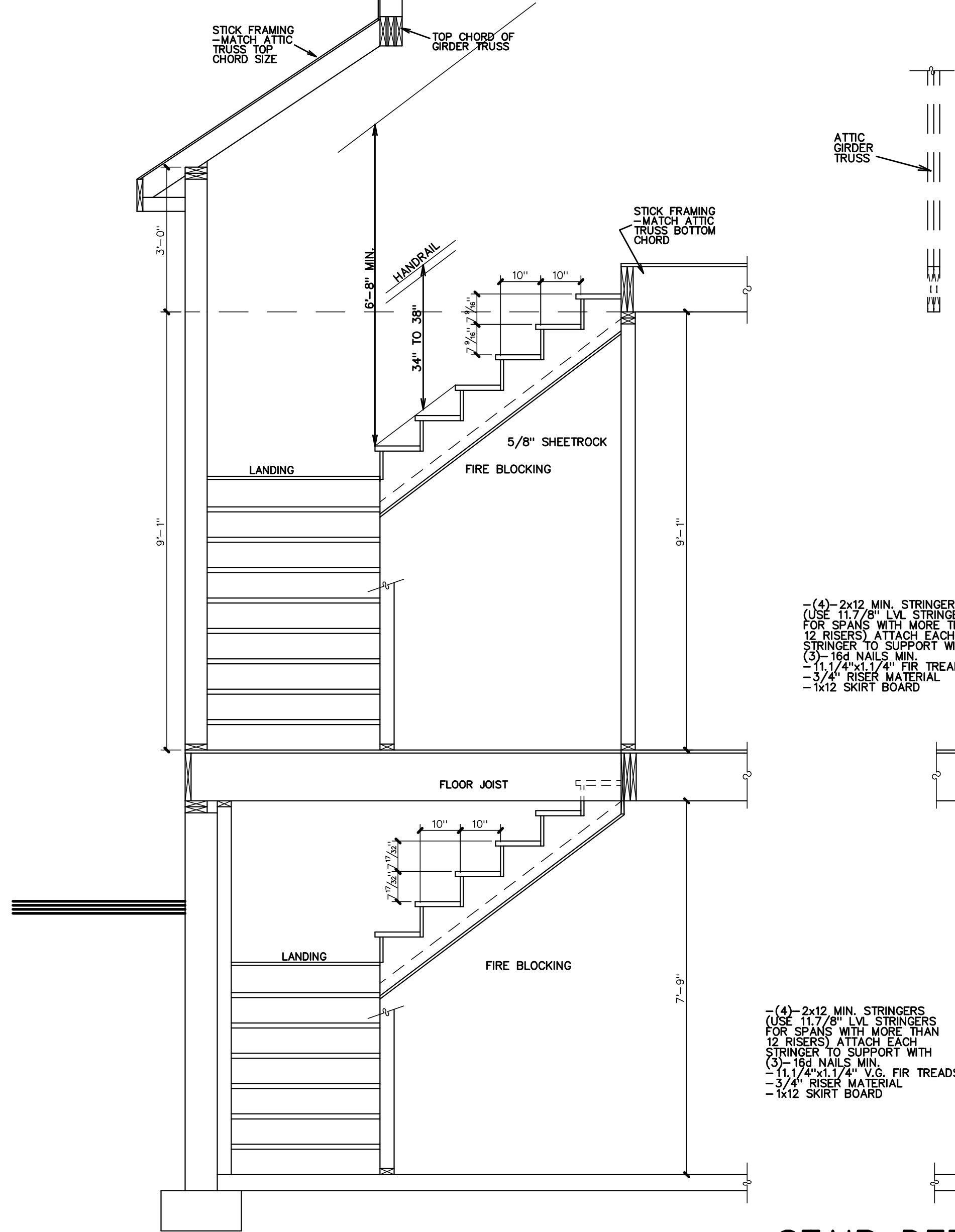
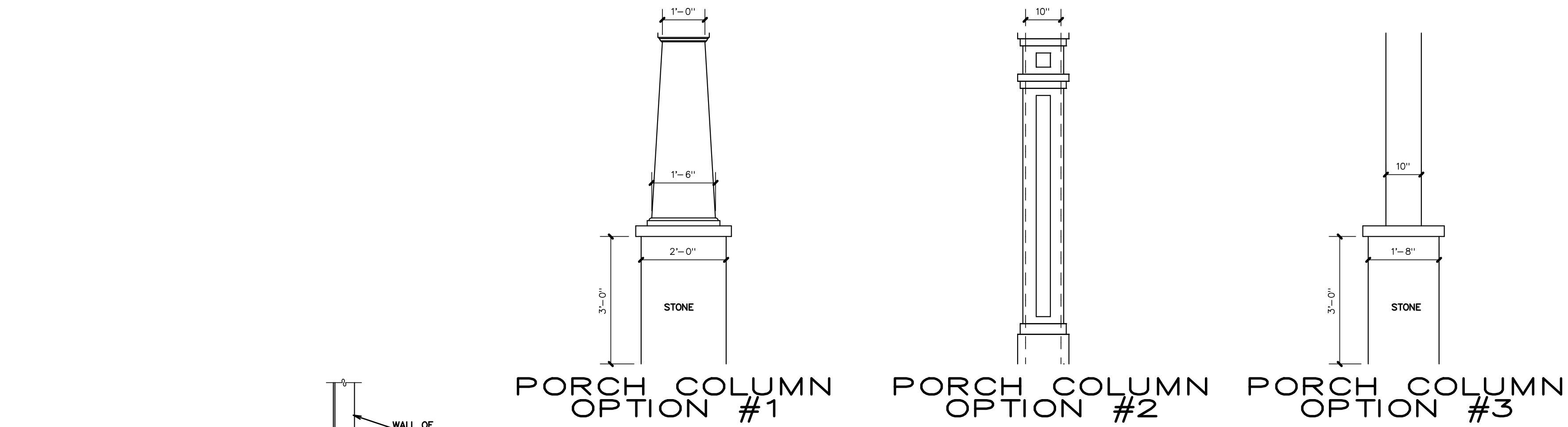
#### III. MISCELLANEOUS NOTES

1. ADDITIONS: CONTRACTOR SHALL COORDINATE AND ADJUST FOUNDATION AND OTHER WALL HEIGHTS AS NEEDED TO ALLOW FLOOR LEVELS TO BE FLUSH BETWEEN NEW AND EXISTING FLOORS. ALSO, TIE HVAC SYSTEM INTO EXISTING HVAC SYSTEM OR PROVIDE NEW AS PER LOCAL CODES.
2. POISON SOIL FOR TERMITE CONTROL AS PER LOCAL CODE REQUIREMENTS
3. PROVIDE 5/8" TYPE 'X' FIRE RATED GYPSUM BOARD AT AREAS AS REQUIRED BY LOCAL FIRE CODE.
4. WINDOW FRAMING: ALL OPENABLE WINDOWS THAT HAVE A WINDOW SILL LOCATED MORE THAN 72" ABOVE THE EXTERIOR FINISHED GRADE OR SURFACE BELOW SHALL BE PLACED SO THAT THE WINDOW SILL IS AT LEAST 24" ABOVE THE INTERIOR FINISHED FLOOR OR SHALL HAVE A WINDOW GUARD PROVIDED AS PER CODE. ALL WINDOWS USED FOR EGRESS SHALL HAVE A MAXIMUM SILL HEIGHT OF 44" ABOVE FINISHED FLOOR.
5. PROVIDE R-13 INSULATION MINIMUM IN 2x4 EXTERIOR WALLS, AND R-19 INSULATION MINIMUM IN 2x6 EXTERIOR WALLS. PROVIDE R-38 INSULATION MINIMUM AT ALL INTERIOR TRUSS ATTIC SPACES AND RAFTER FRAMING.
6. CRAWL SPACE VENTS: PROVIDE CRAWL SPACE VENTS AS PER LOCAL CODE REQUIREMENTS FOR ALL CRAWL SPACE AREAS.

THESE DRAWINGS AND SPECIFICATIONS HAVE BEEN PREPARED WITH THE ASSUMPTION THAT THE CONTRACTOR WILL HAVE A THOROUGH KNOWLEDGE OF THE LOCAL CODES AND ALL OTHER REQUIREMENTS OF THE LOCAL JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING THE ACCURACY OF ALL INFORMATION PROVIDED BY THE OWNER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING THE ACCURACY OF ALL INFORMATION PROVIDED BY THE OWNER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING THE ACCURACY OF ALL INFORMATION PROVIDED BY THE OWNER.

CONTRACTOR & OWNER SHALL VERIFY ALL DIMENSIONS, AREAS, AND CONDITIONS, READ ALL NOTES AND BECOME THOROUGHLY FAMILIAR WITH THE DRAWINGS, AND ALL ASSOCIATED COSTS, PRIOR TO CONSTRUCTION.

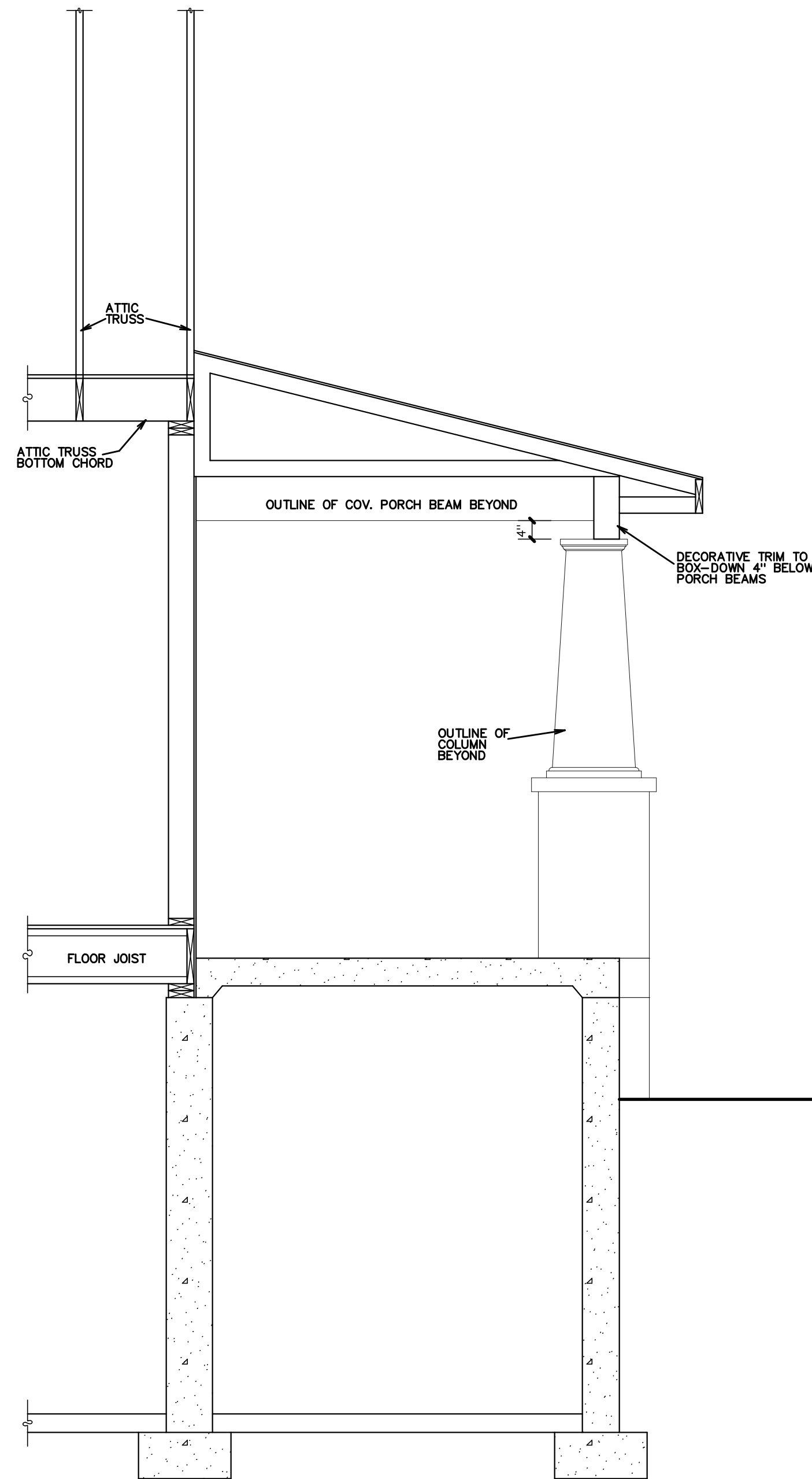
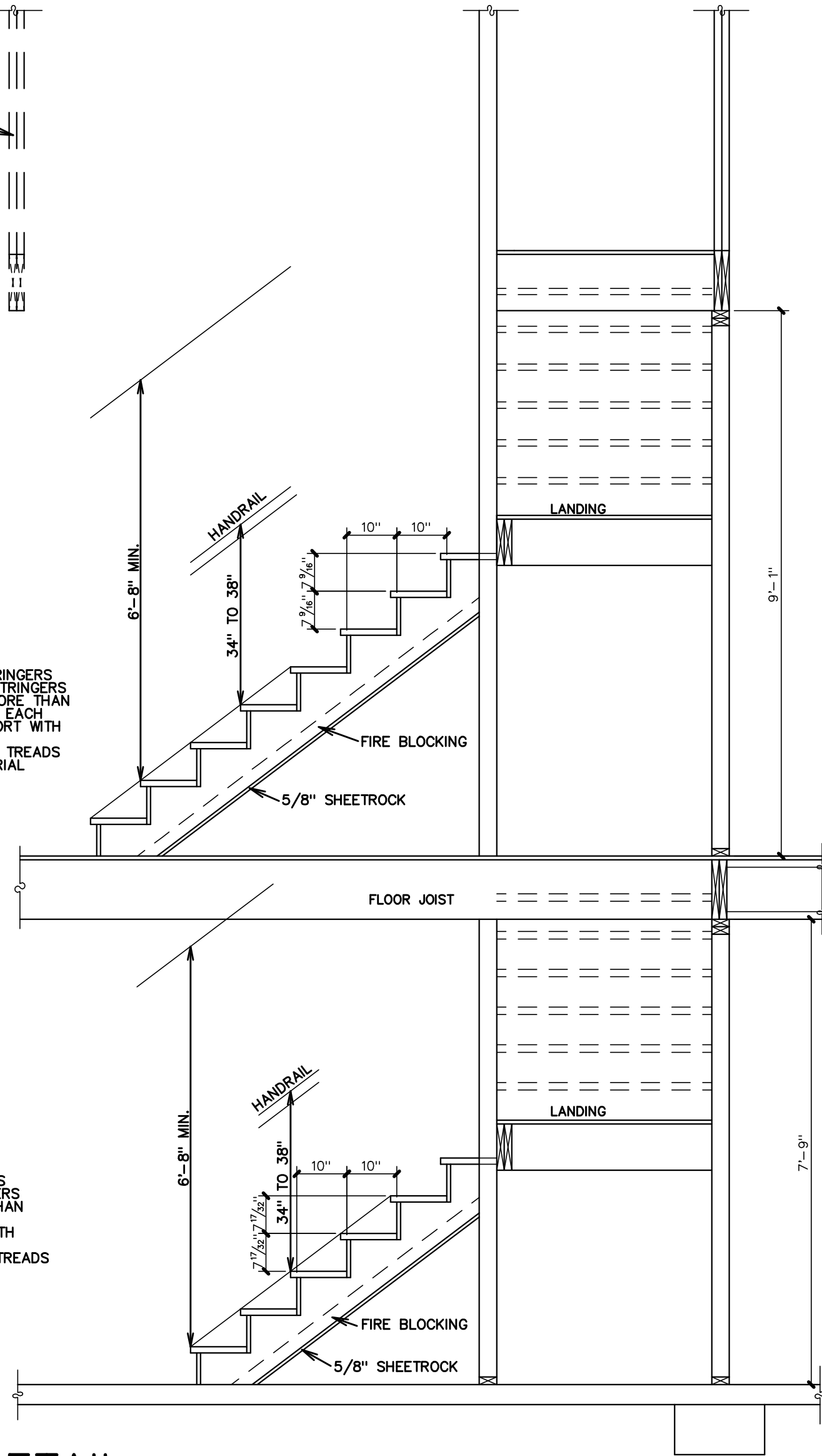




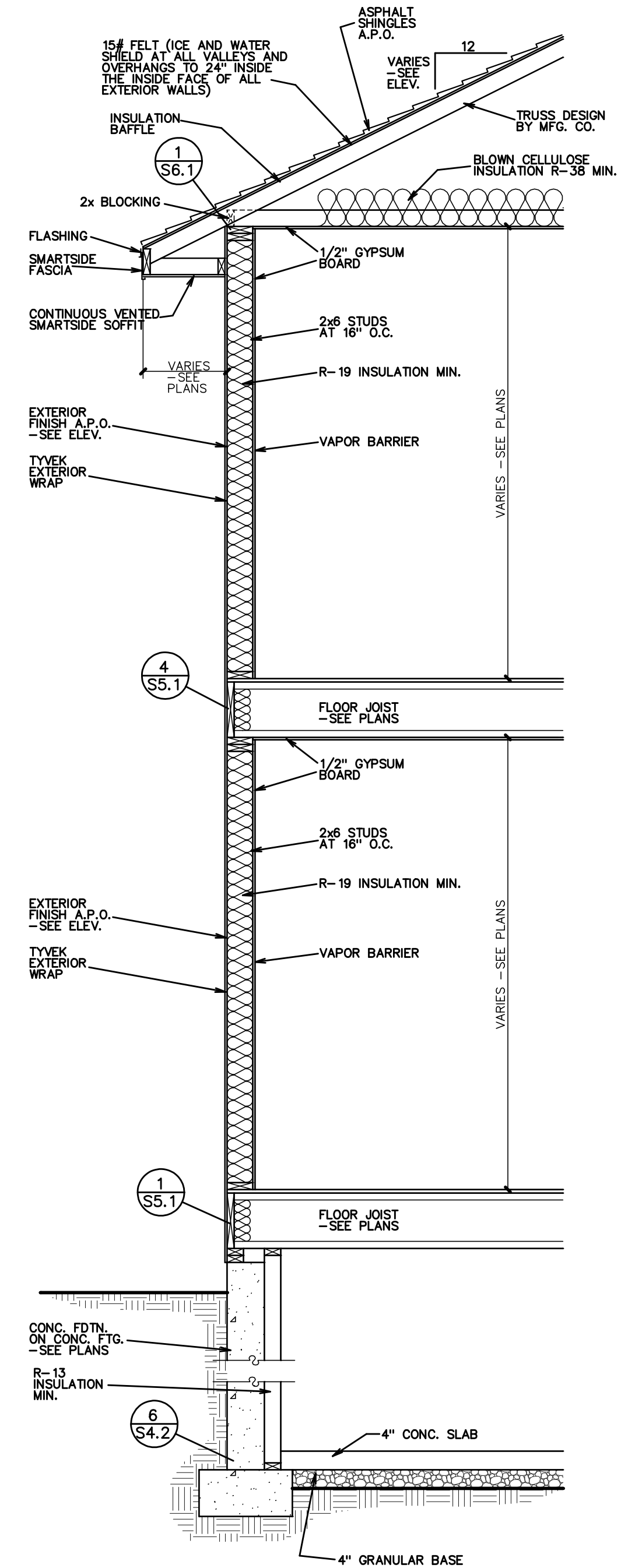
(4) 2x12 MIN. STRINGERS  
(USE 1 1/2" x 8" LVL STRINGERS  
FOR SPANS WITH MORE THAN  
12 RISERS) ATTACH EACH  
STRINGER TO SUPPORT WITH  
(3) 1 1/4" x 1 1/4" V.G. FIR TREADS  
1 3/4" RISER MATERIAL  
1x12 SKIRT BOARD

(4) 2x12 MIN. STRINGERS  
(USE 1 1/2" x 8" LVL STRINGERS  
FOR SPANS WITH MORE THAN  
12 RISERS) ATTACH EACH  
STRINGER TO SUPPORT WITH  
(3) 1 1/4" x 1 1/4" V.G. FIR TREADS  
1 3/4" RISER MATERIAL  
1x12 SKIRT BOARD

STAIR DETAIL  
SCALE 1/2" = 1'-0"



SECTION A  
SCALE: 1/2" = 1'-0"



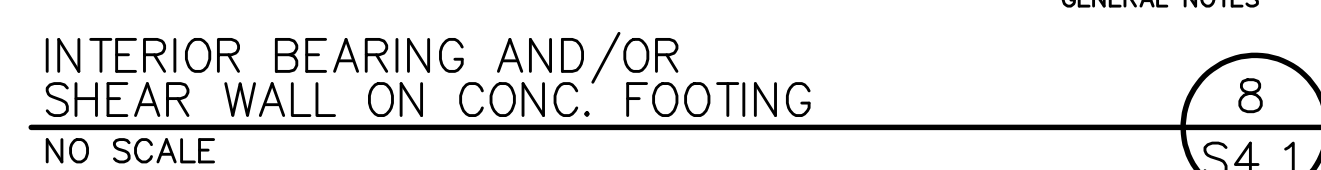
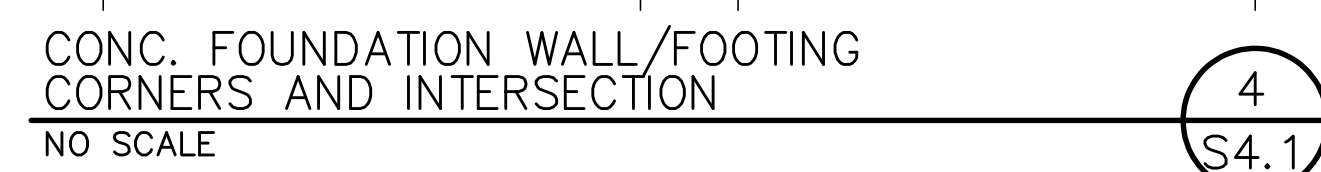
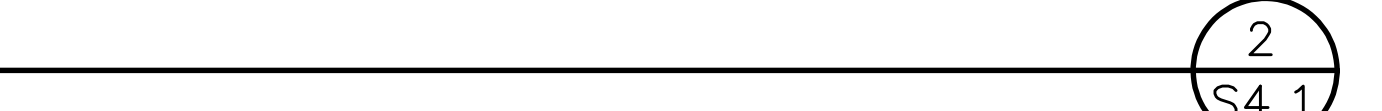
THESE DRAWINGS AND SPECIFICATIONS HAVE BEEN PREPARED WITH THE ASSUMPTION THAT THE CONTRACTOR WILL HAVE A THOROUGH KNOWLEDGE OF THE APPLICABLE BUILDING CODES AND METHODS OF CONSTRUCTION. ACCORDINGLY, THESE DRAWINGS AND SPECIFICATIONS DO NOT REQUIRE ANY MATERIALS, METHODS, CONNECTIONS, AND OTHER INFORMATION NOT SHOWN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR IDENTIFYING AND VERIFYING THE MATERIALS, METHODS, CONNECTIONS, AND OTHER INFORMATION NECESSARY FOR THE PROPER AND THOROUGH CONSTRUCTION OF THE PROJECT. IF THE CONTRACTOR DISCOVERS OR SUSPECTS ANY ERRORS, OMISSIONS, OR CONFLICTS IN THE DRAWINGS AND SPECIFICATIONS, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGNER OF SUCH DISCOVERY OR SUSPECT IN WRITING.

CONTRACTOR & OWNER SHALL VERIFY ALL DIMENSIONS, AREAS, AND CONDITIONS, READ ALL NOTES AND BECOME THOROUGHLY FAMILIAR WITH THE DRAWINGS, AND ALL ASSOCIATED COSTS, PRIOR TO CONSTRUCTION.





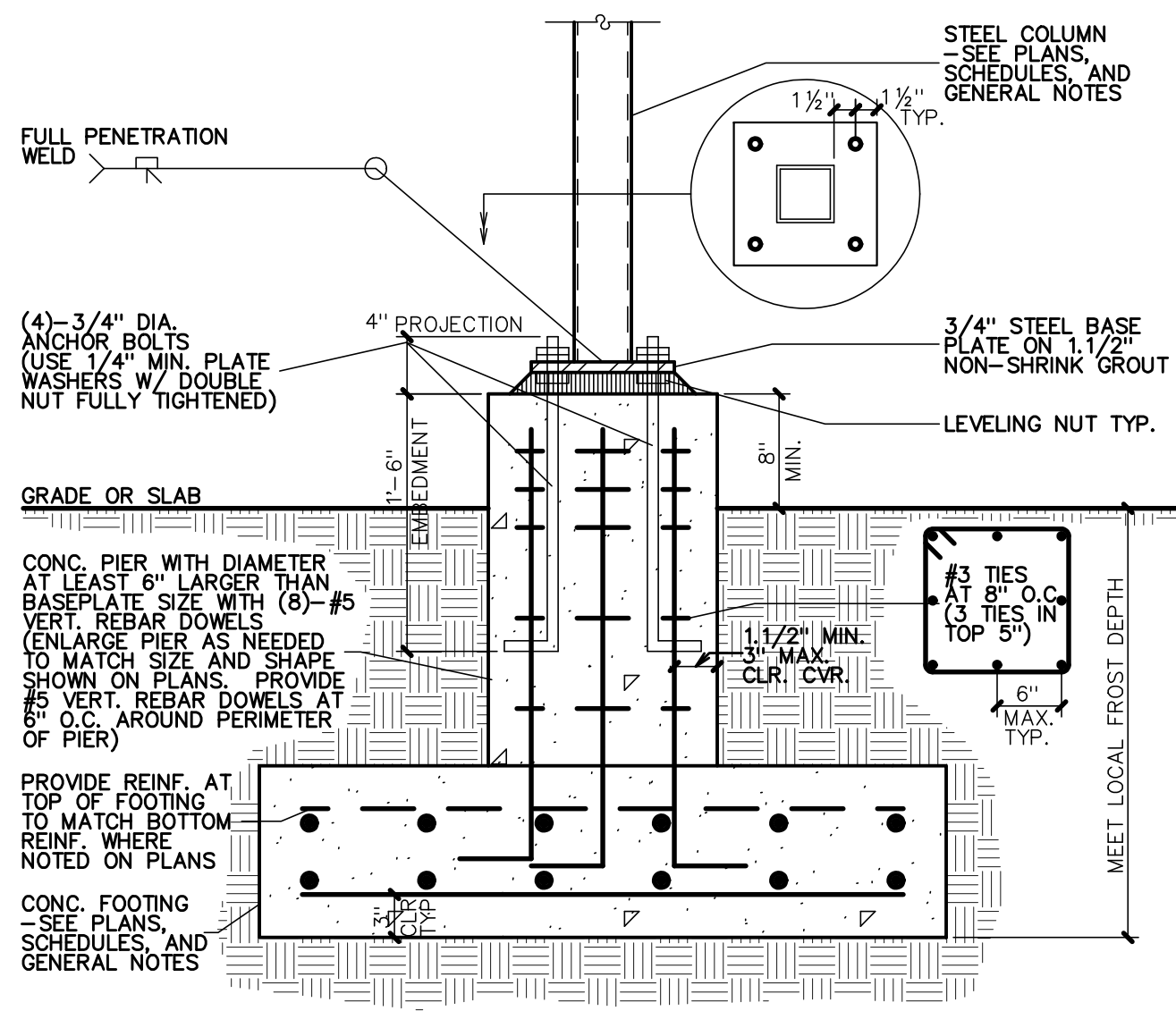
CONCRETE RETAINING WALL  
NO SCALE



SHALL VERIFY ALL  
ND CONDITIONS, READ  
ME THOROUGHLY  
AWINGS, AND ALL  
PRIOR TO CONSTRUCTION

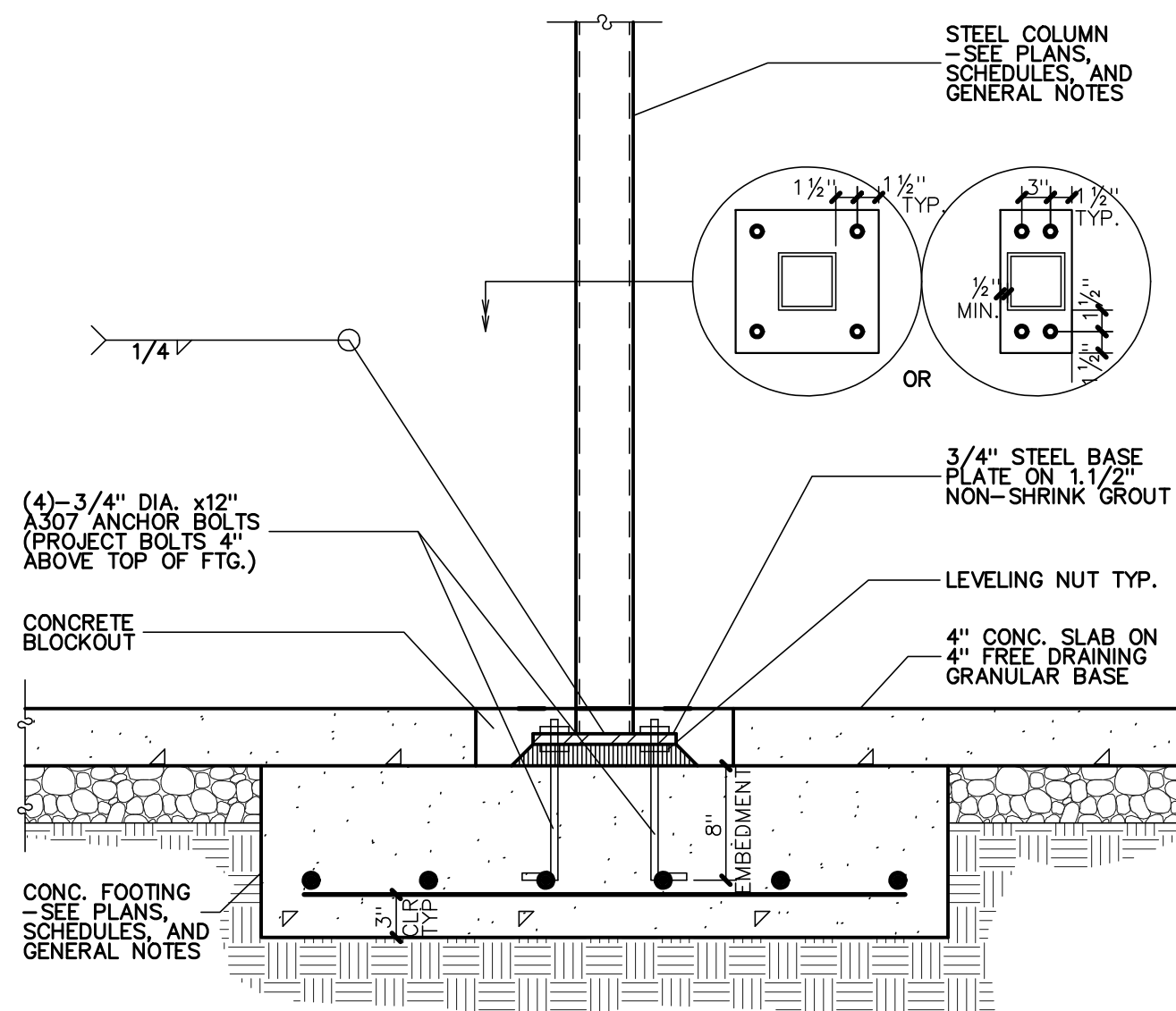
**CONTRACTOR & OWNER SHALL VERIFY ALL DIMENSIONS, AREAS, AND CONDITIONS, READ ALL NOTES AND BECOME THOROUGHLY FAMILIAR WITH THE DRAWINGS, AND ALL ASSOCIATED COSTS, PRIOR TO CONSTRUCTION.**





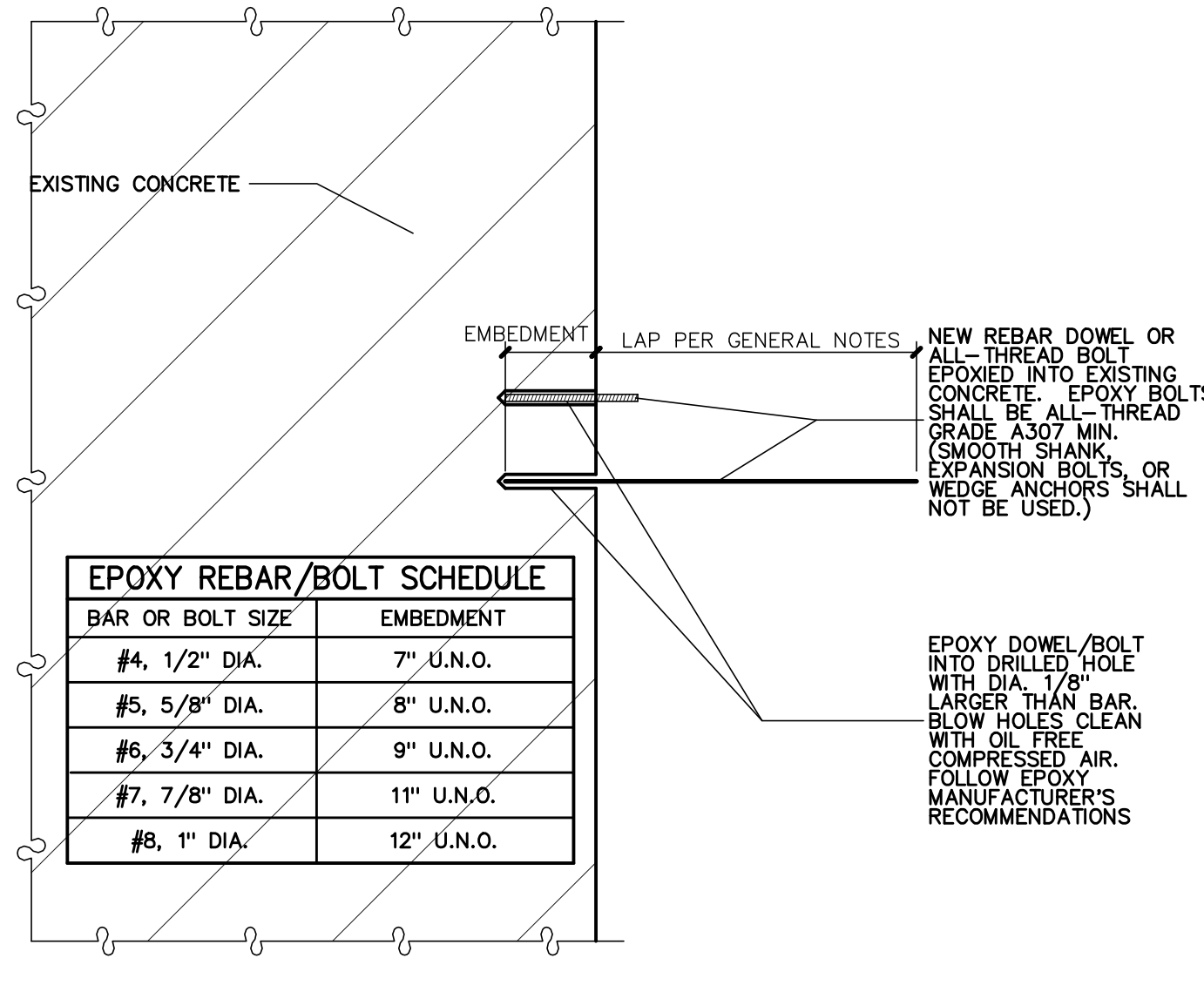
EXTERIOR STEEL POST ON CONC. FOOTING  
NO SCALE

1  
S4.2



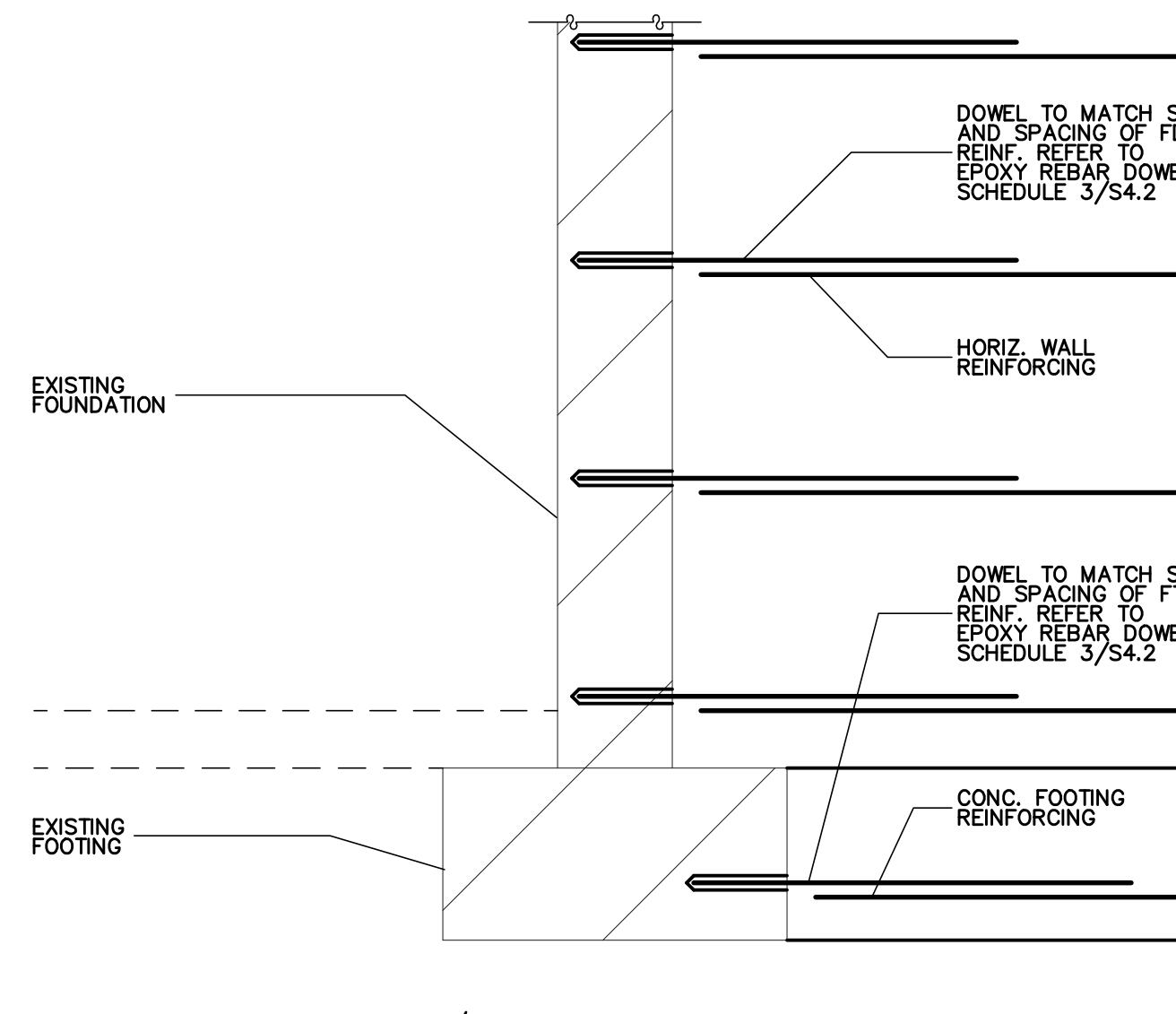
INTERIOR STEEL POST ON CONC. FOOTING  
NO SCALE

2  
S4.2



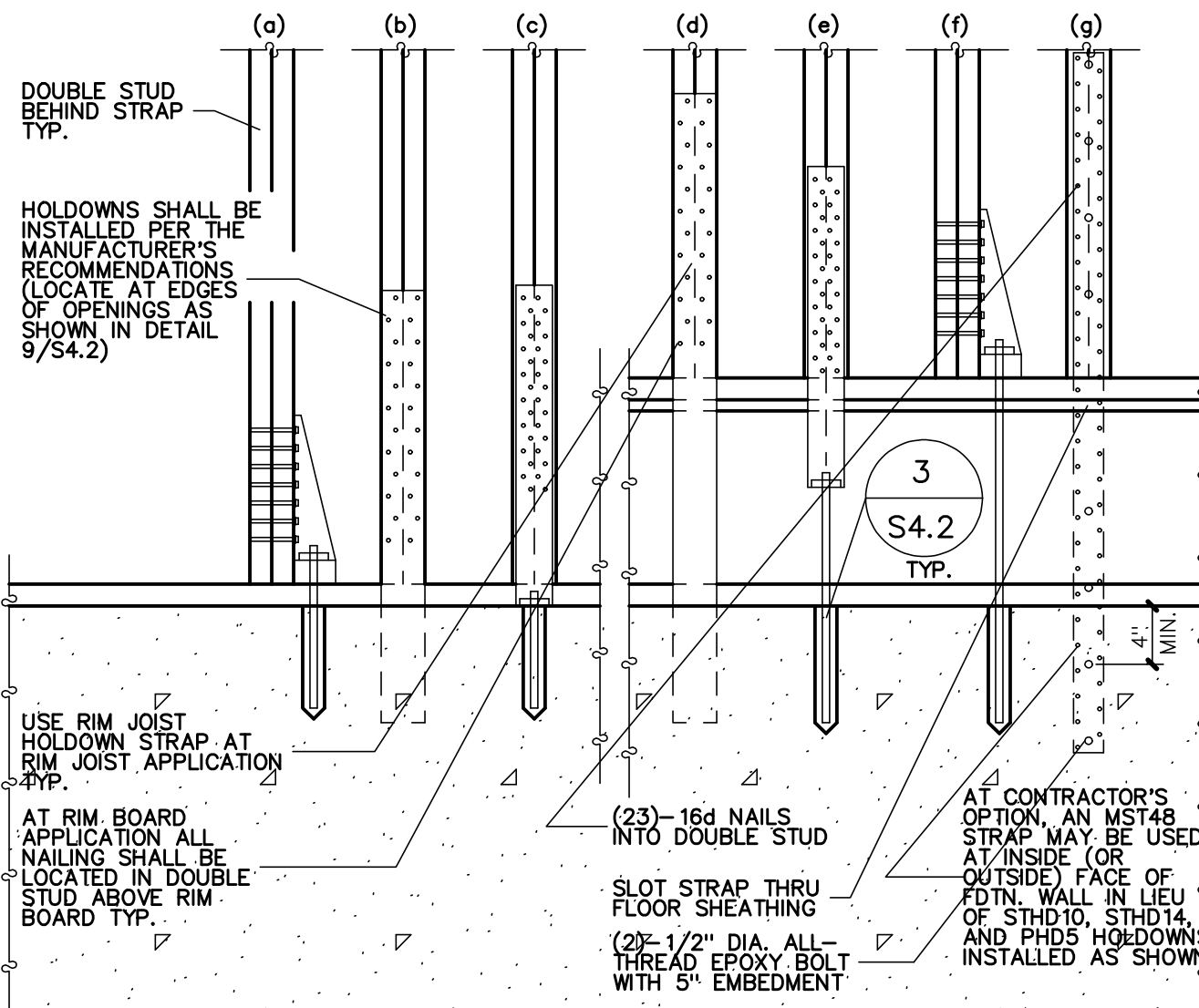
EPOXY REBAR DOWEL SCHEDULE  
NO SCALE

3  
S4.2



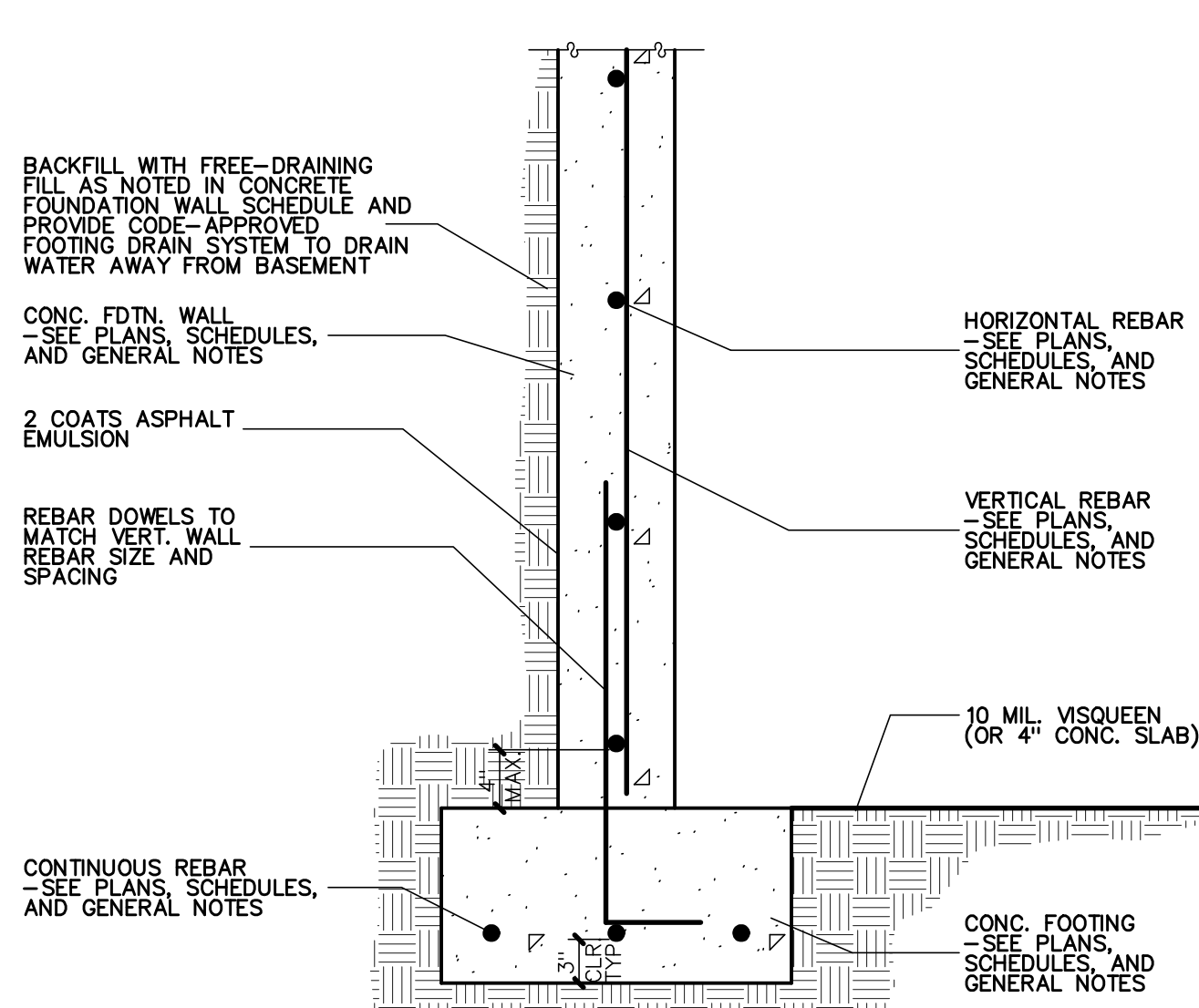
CONC. FDN. WALL/FOOTING CONNECTION TO EXIST. CONC. FDN. WALL/FOOTING  
NO SCALE

4  
S4.2



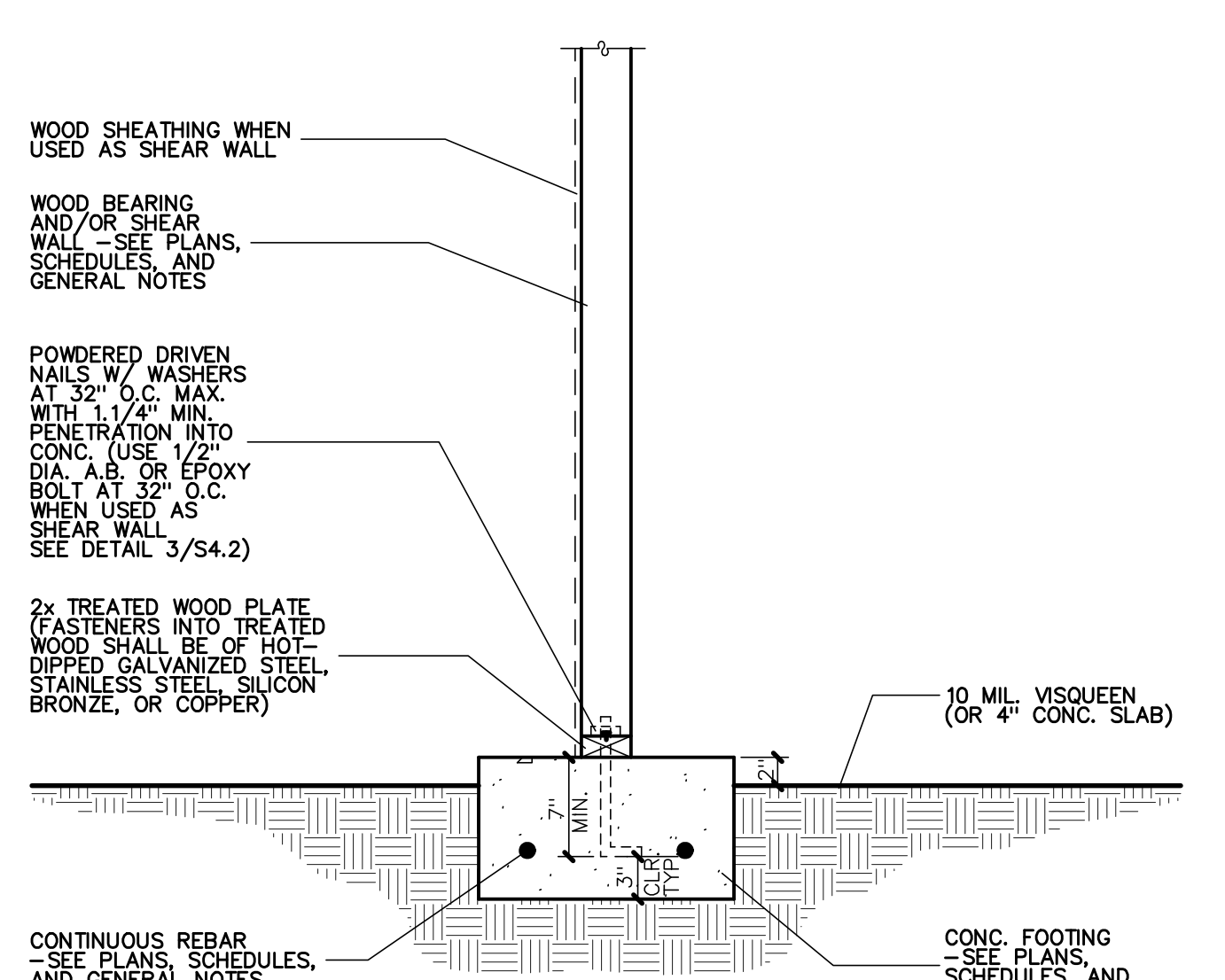
VARIOUS HOLDOWN INSTALLATION CONFIGURATIONS  
NO SCALE

5  
S4.2



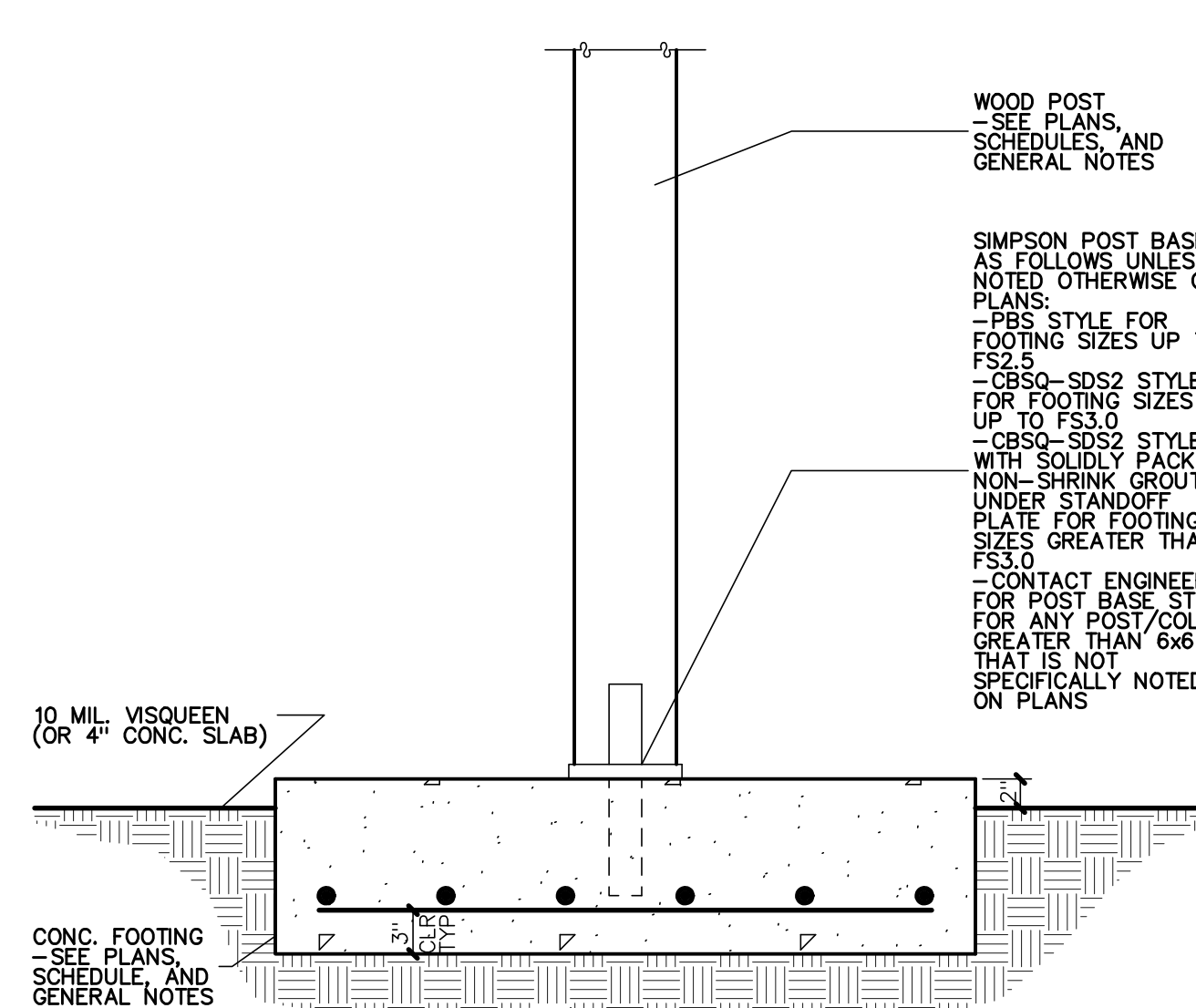
CRAWL SPACE CONC. FDN. WALL ON CONC. FOOTING  
NO SCALE

6  
S4.2



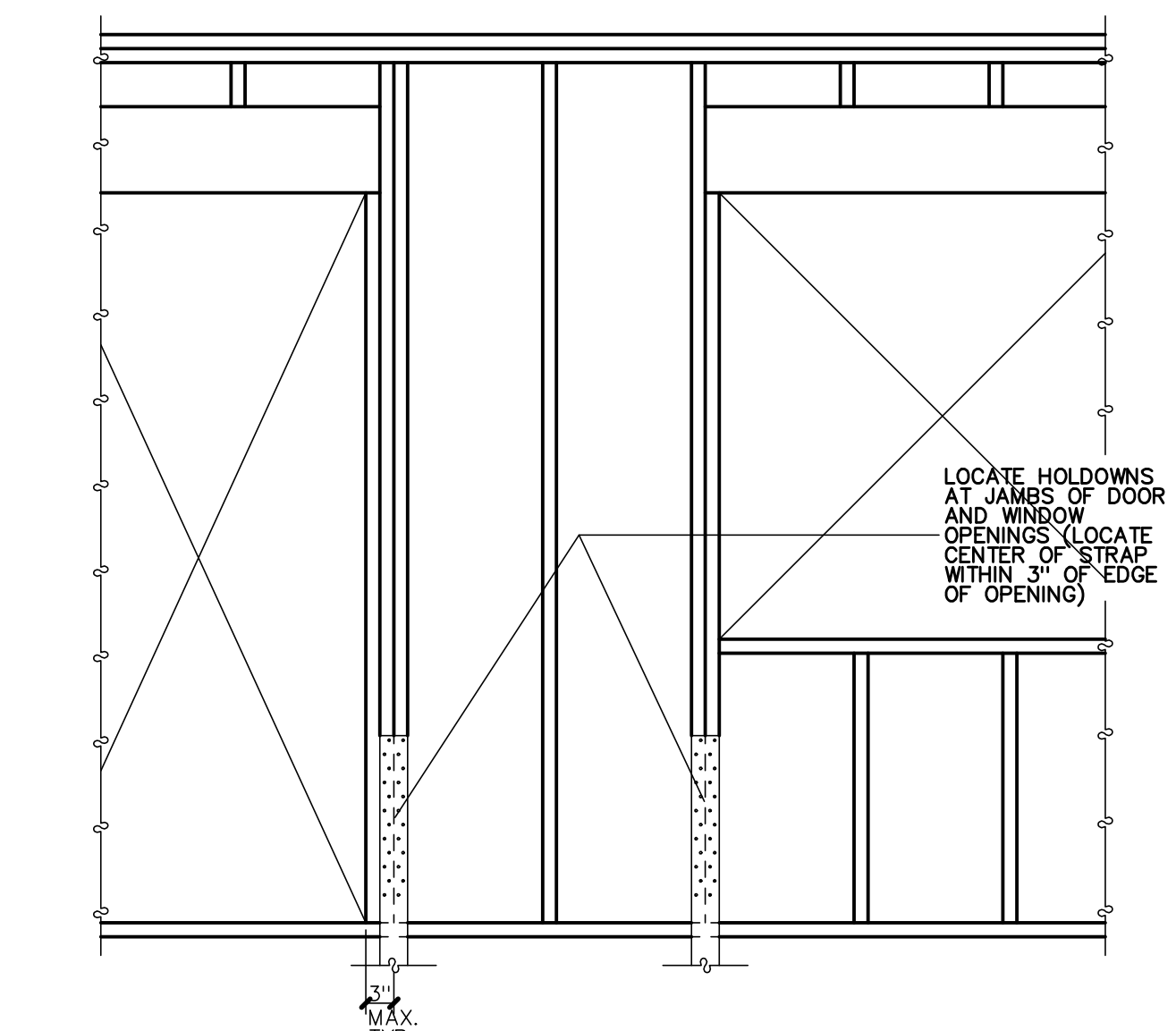
CRAWL SPACE INTERIOR BEARING AND/OR SHEAR WALL ON CONC. FOOTING  
NO SCALE

7  
S4.2



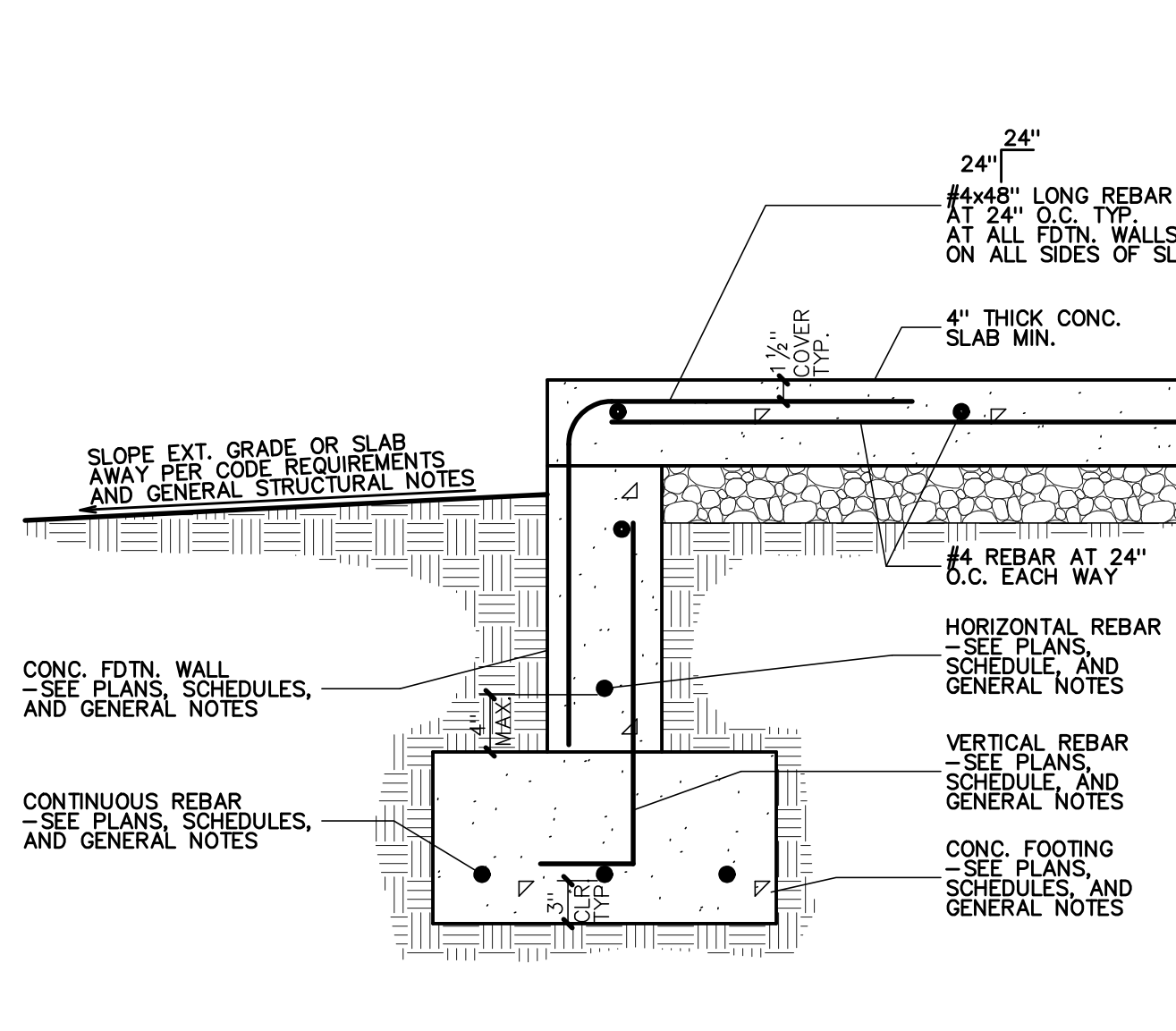
CRAWL SPACE INTERIOR WOOD POST ON CONC. FOOTING  
NO SCALE

8  
S4.2



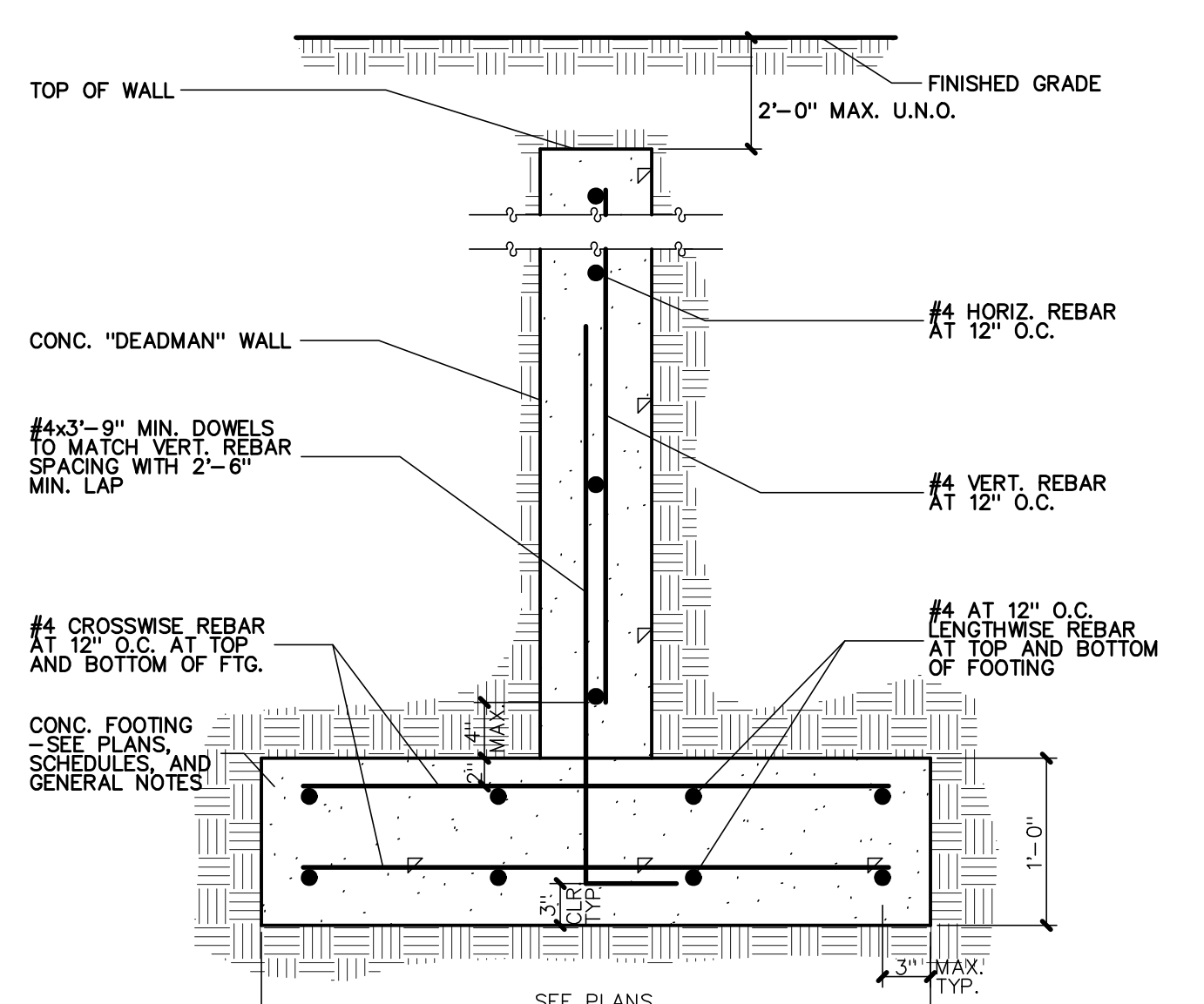
HOLDOWN LOCATION  
NO SCALE

9  
S4.2



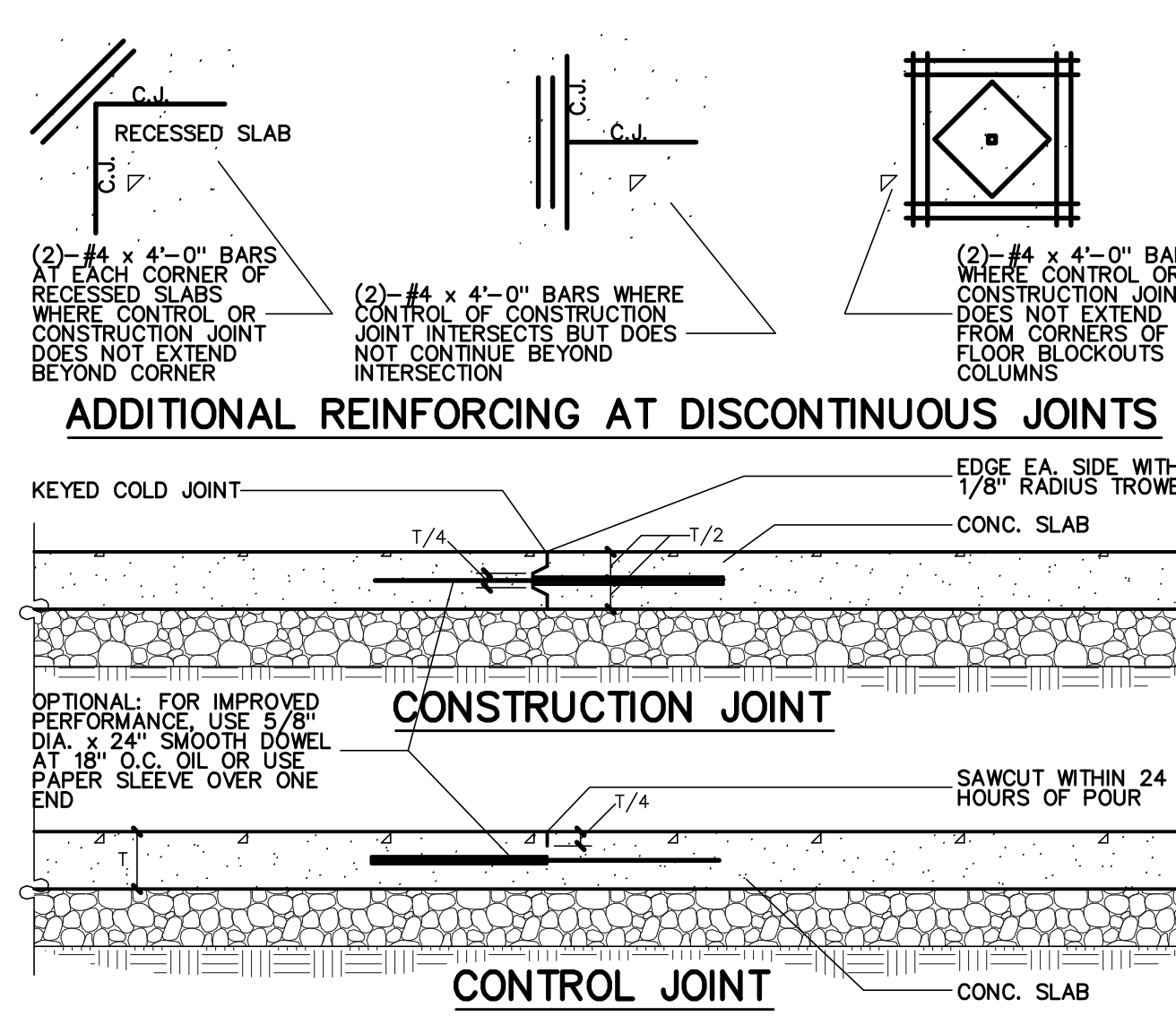
CONC. PORCH SLAB-ON-GRADE  
NO SCALE

10  
S4.2



FOOTING AT "DEADMAN" WALL  
NO SCALE

11  
S4.2

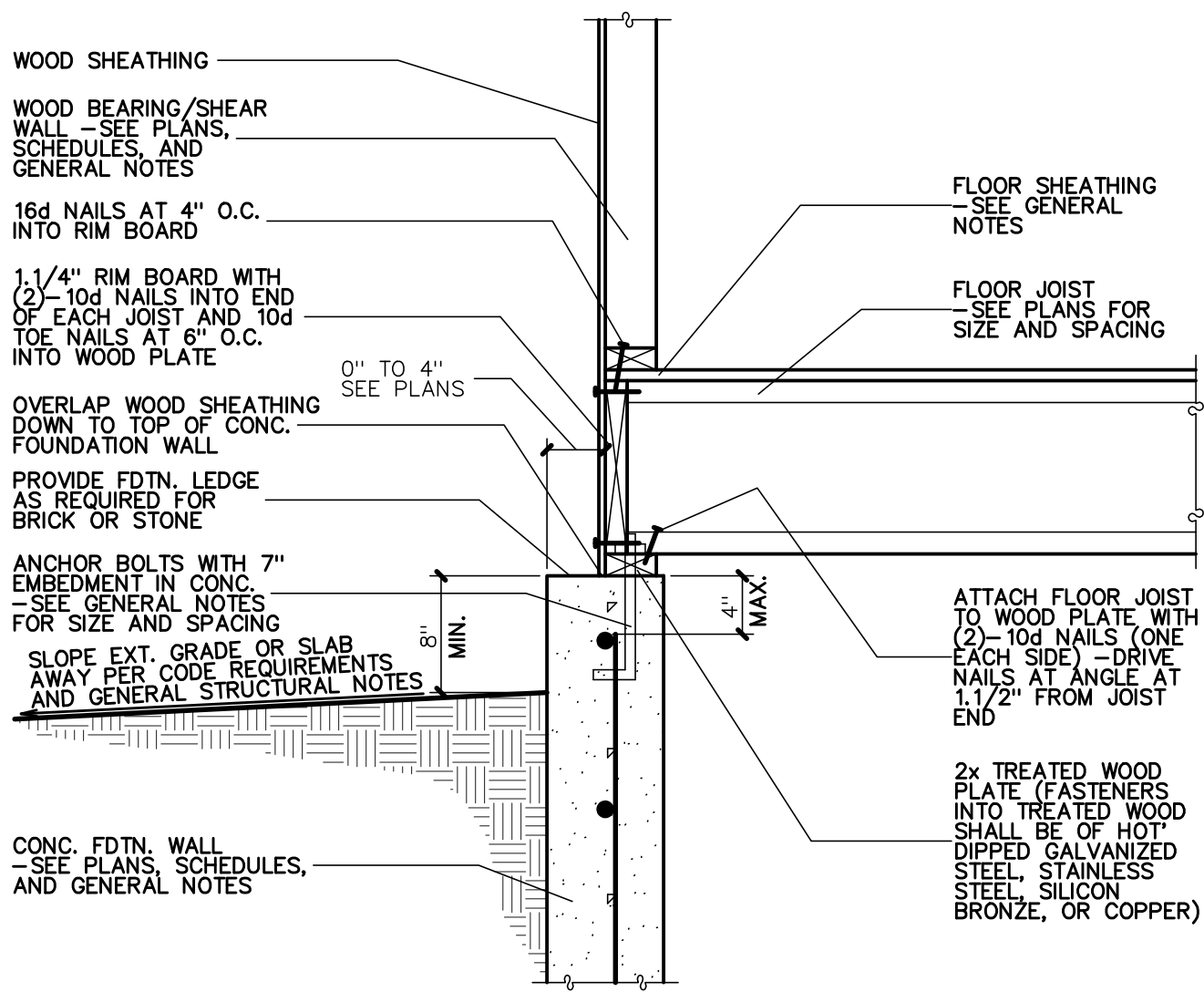


TYPICAL SLAB-ON-GRADE JOINTS  
NO SCALE

12  
S4.2

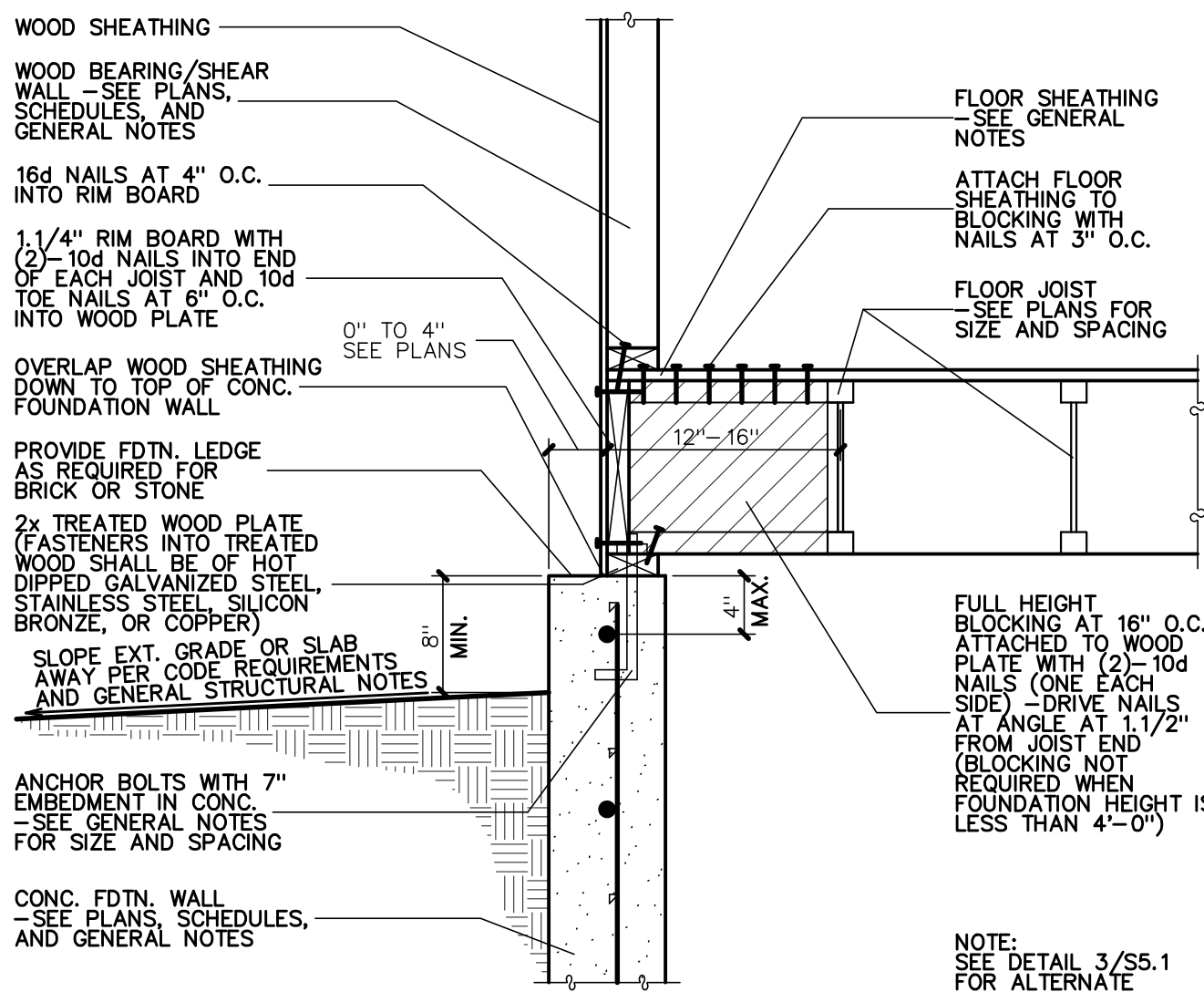
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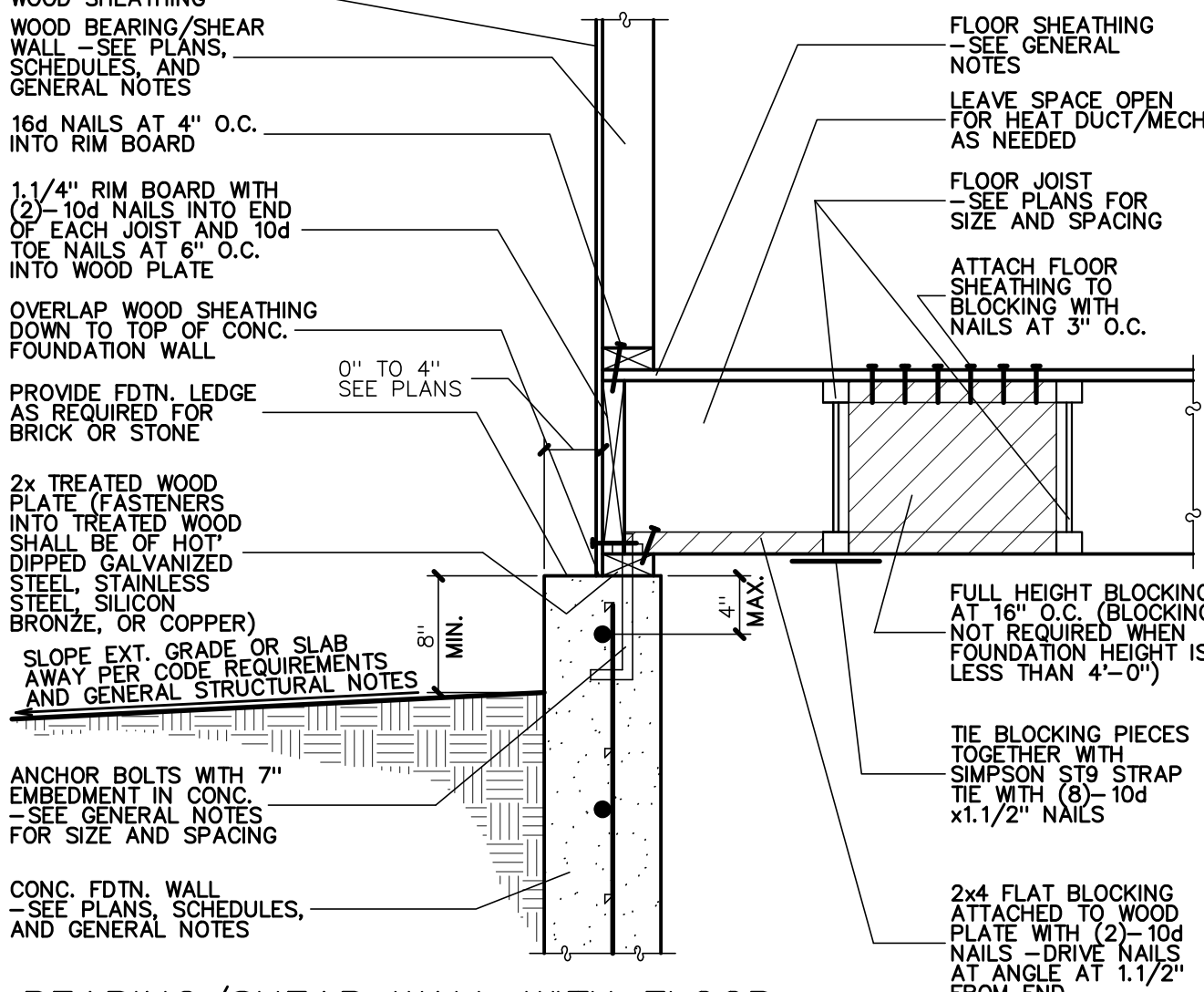
BEARING/SHEAR WALL WITH FLOOR JOISTS PERPENDICULAR TO CONC. FDTN. WALL  
NO SCALE

1  
S5.1



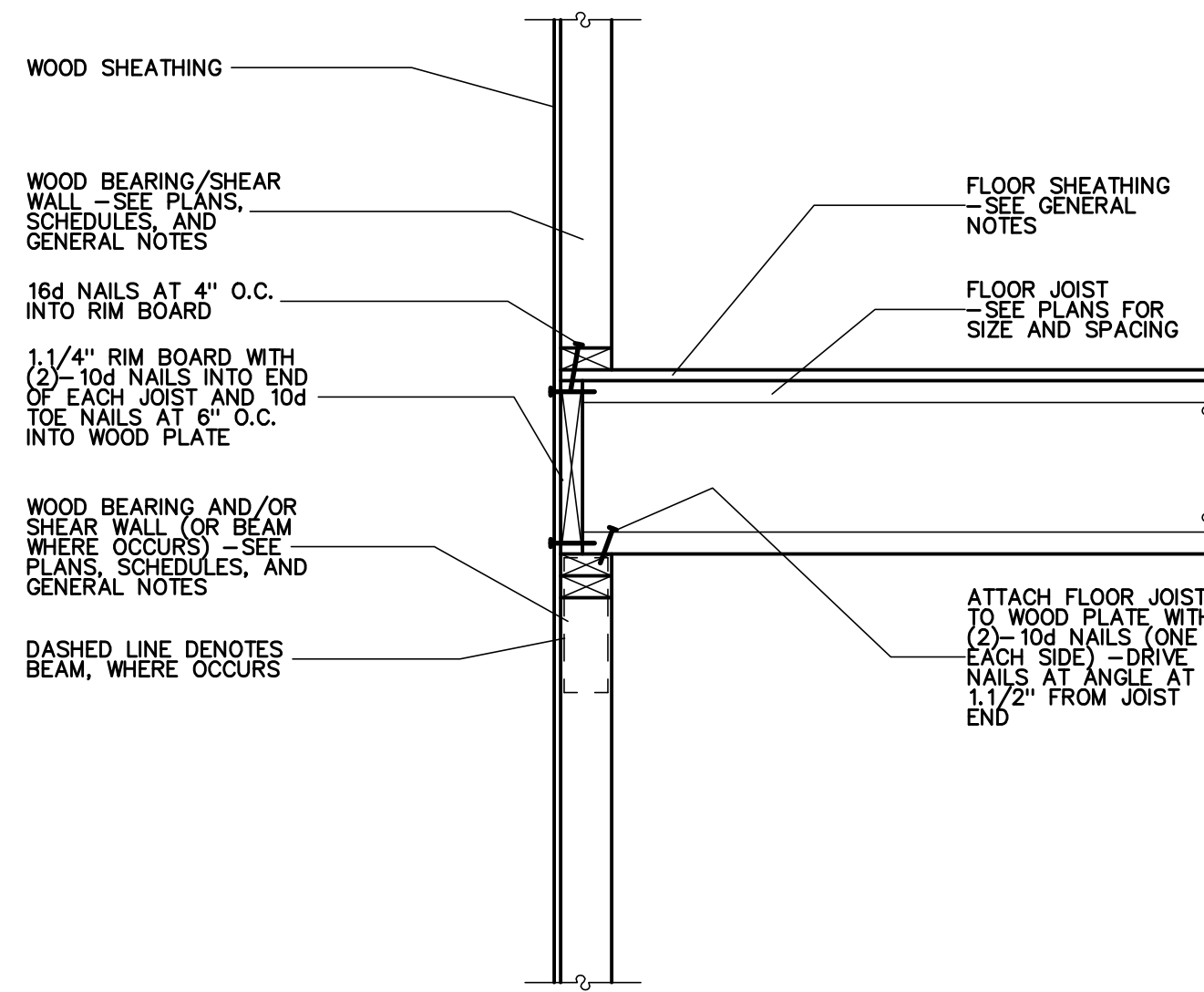
BEARING/SHEAR WALL WITH FLOOR JOISTS JOISTS PARALLEL TO CONC. FDTN. WALL  
NO SCALE

2  
S5.1



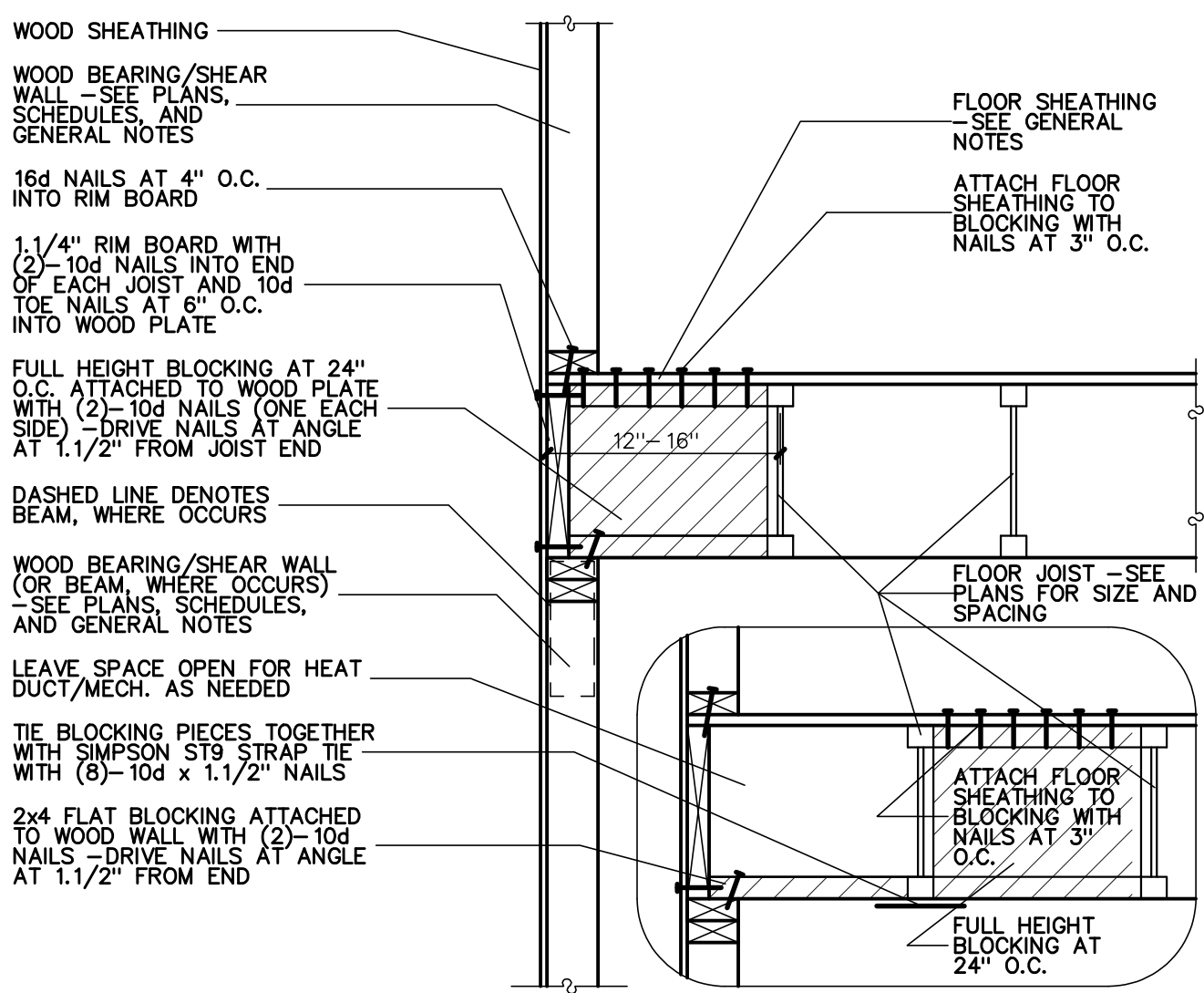
BEARING/SHEAR WALL WITH FLOOR JOISTS PARALLEL TO CONCRETE FOUNDATION WALL (ALTERNATE)  
NO SCALE

3  
S5.1



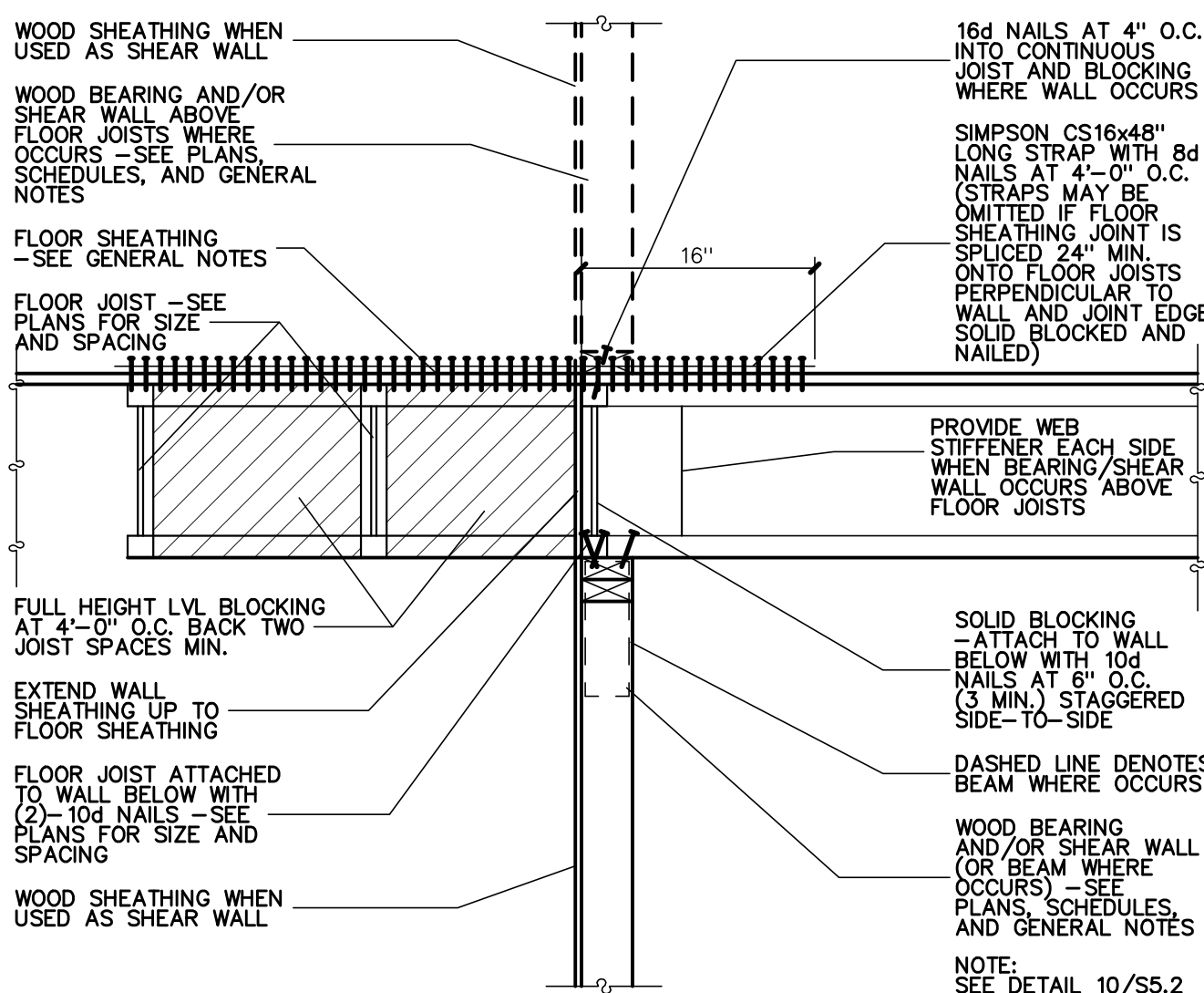
BEARING/SHEAR WALL WITH FLOOR JOISTS PERPENDICULAR TO WOOD WALL  
NO SCALE

4  
S5.1



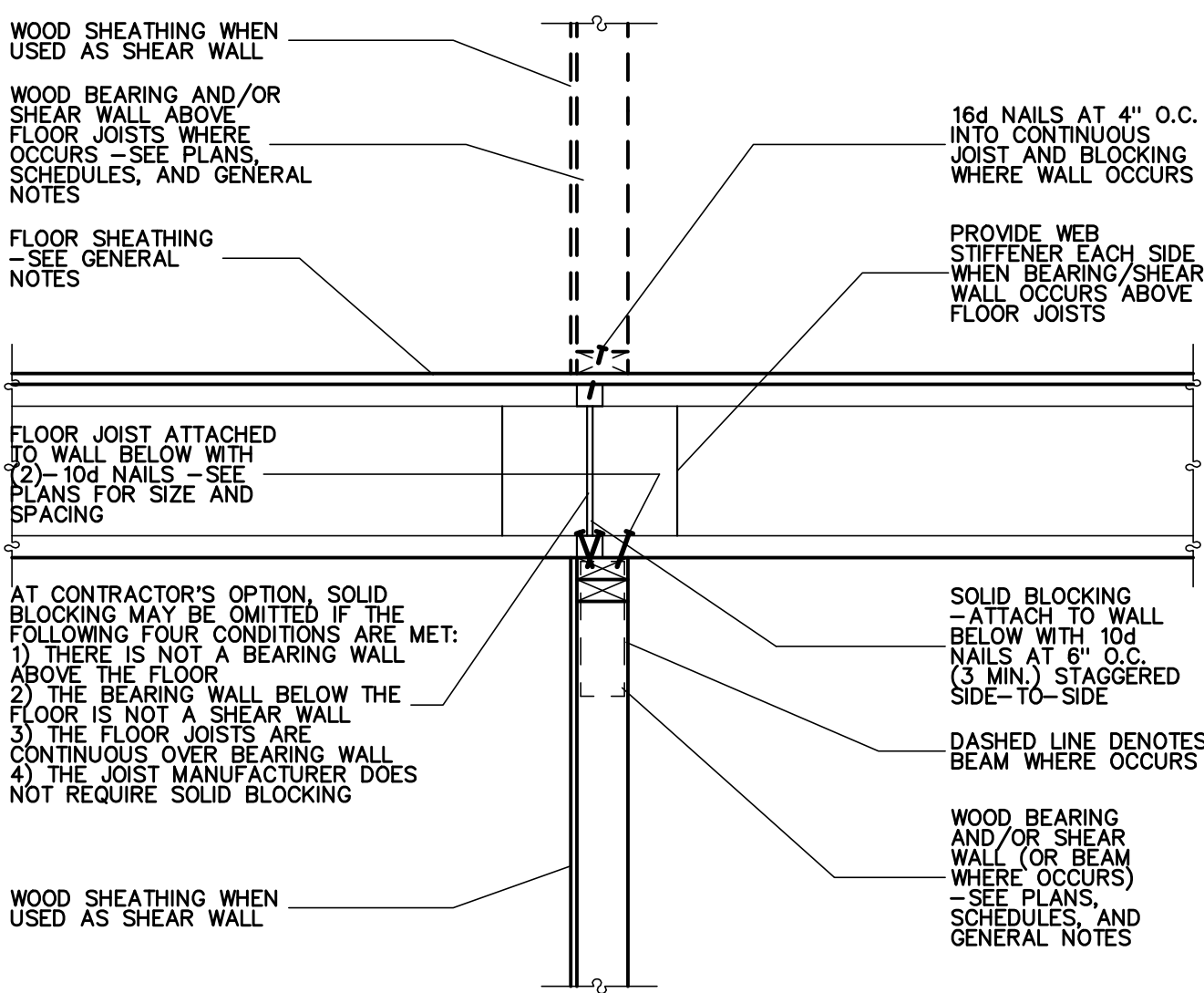
BEARING/SHEAR WALL WITH FLOOR JOISTS PARALLEL TO WOOD WALL  
NO SCALE

5  
S5.1



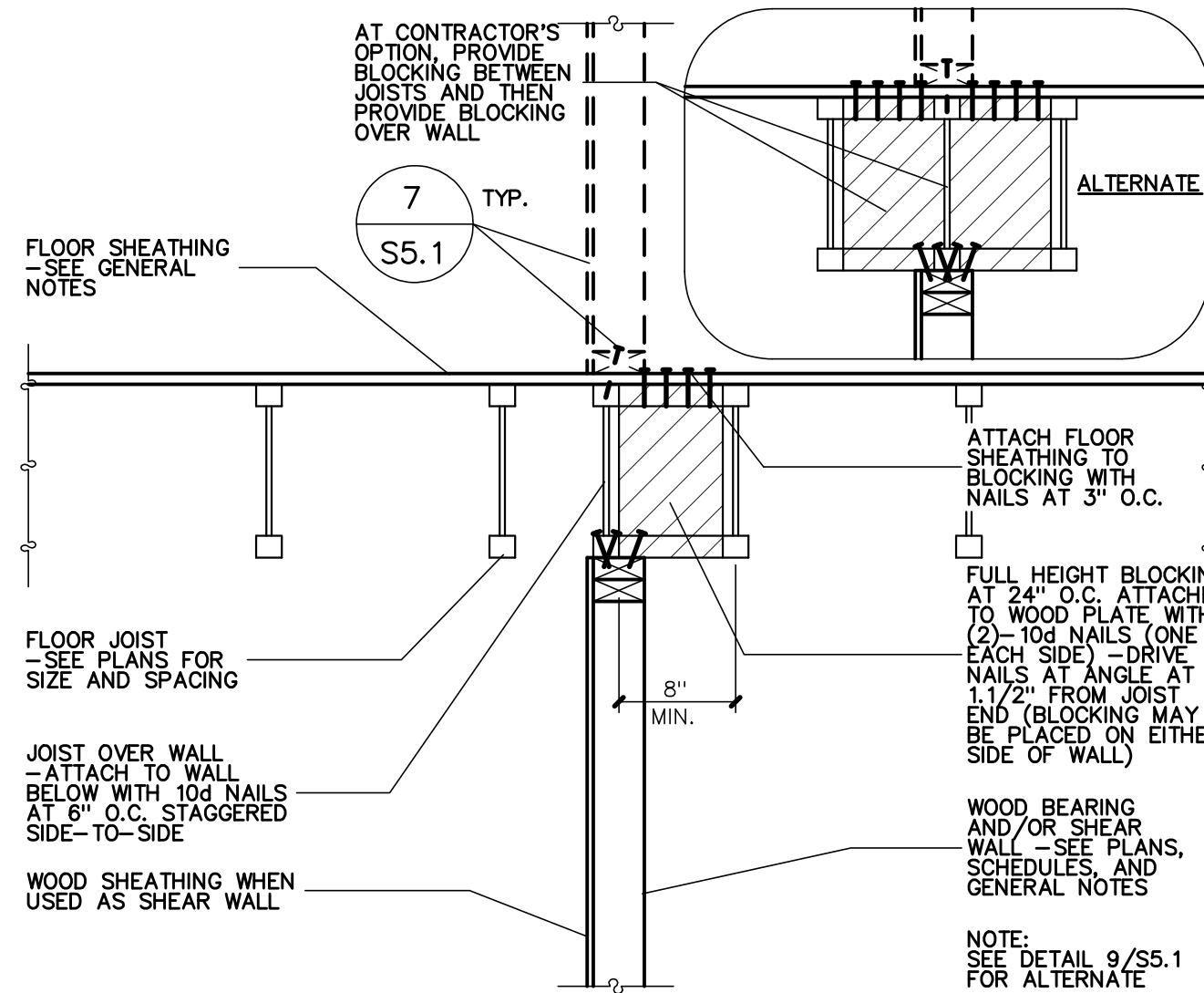
BEARING AND/OR SHEAR WALL WITH FLOOR JOISTS PERPENDICULAR AND PARALLEL TO WALL  
NO SCALE

6  
S5.1



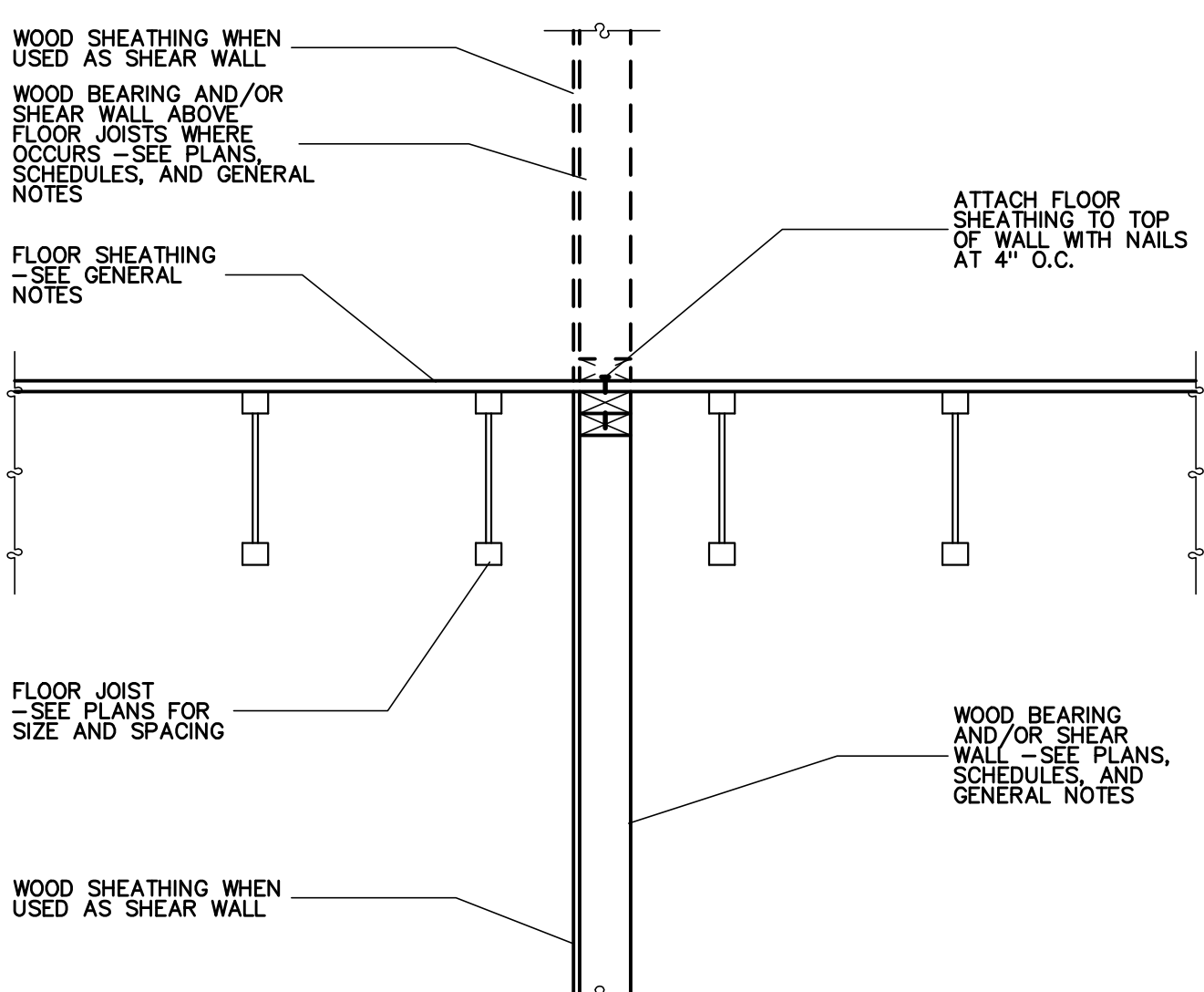
BEARING AND/OR SHEAR WALL WITH FLOOR JOISTS PERPENDICULAR TO WALL  
NO SCALE

7  
S5.1



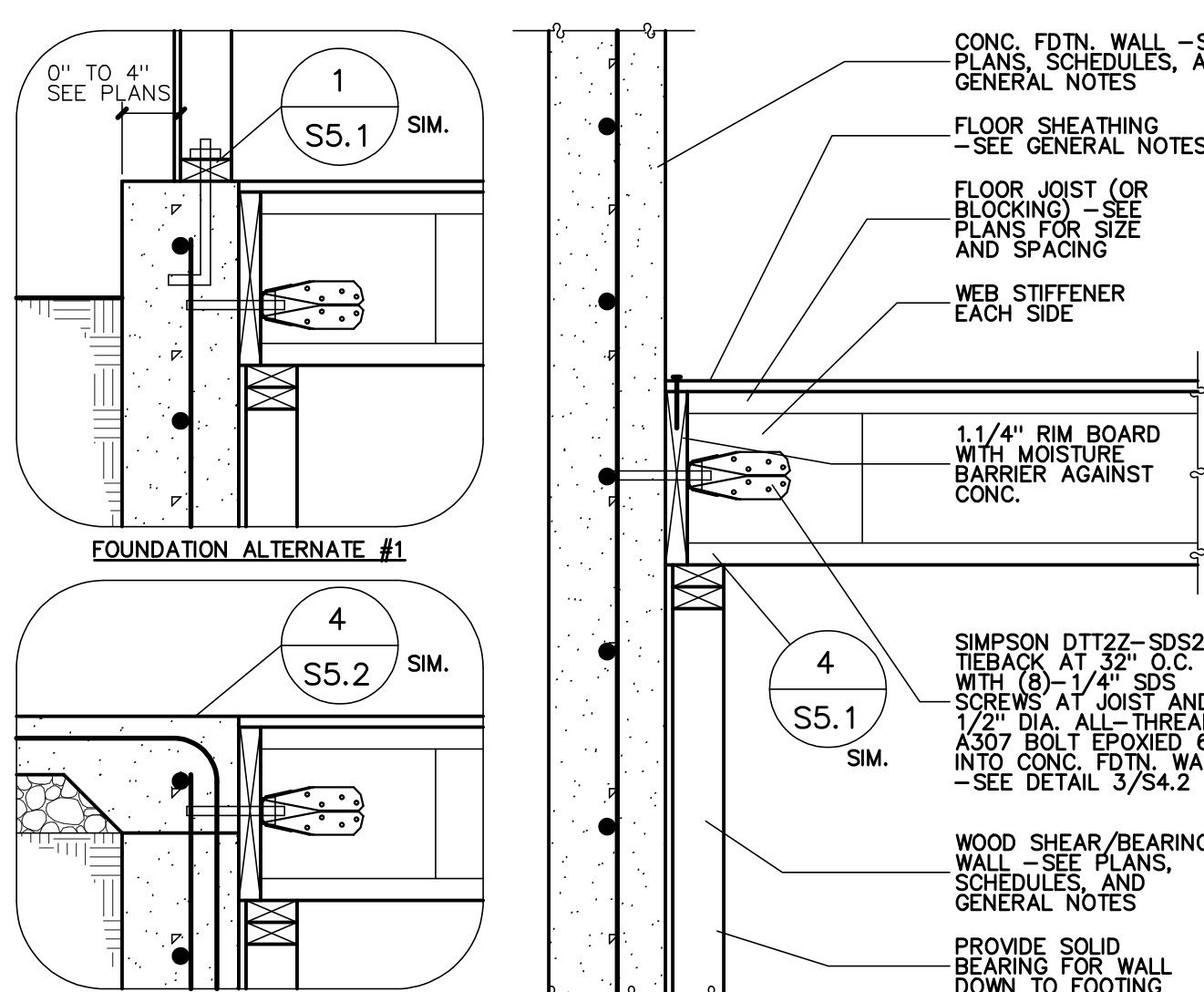
BEARING AND/OR SHEAR WALL WITH FLOOR JOISTS PARALLEL TO WALL  
NO SCALE

8  
S5.1



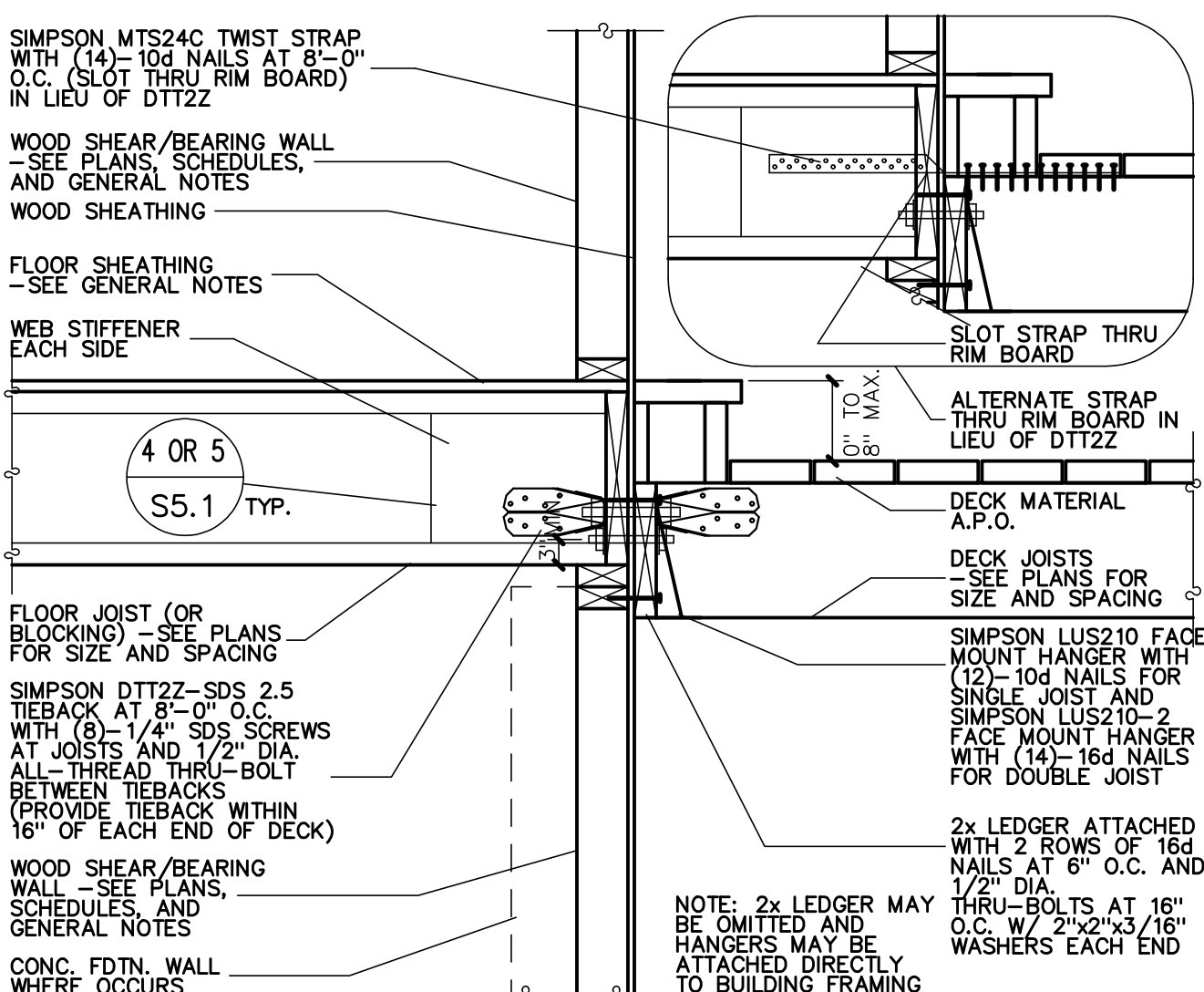
BEARING AND/OR SHEAR WALL WITH FLOOR JOISTS PARALLEL TO WALL  
NO SCALE

9  
S5.1



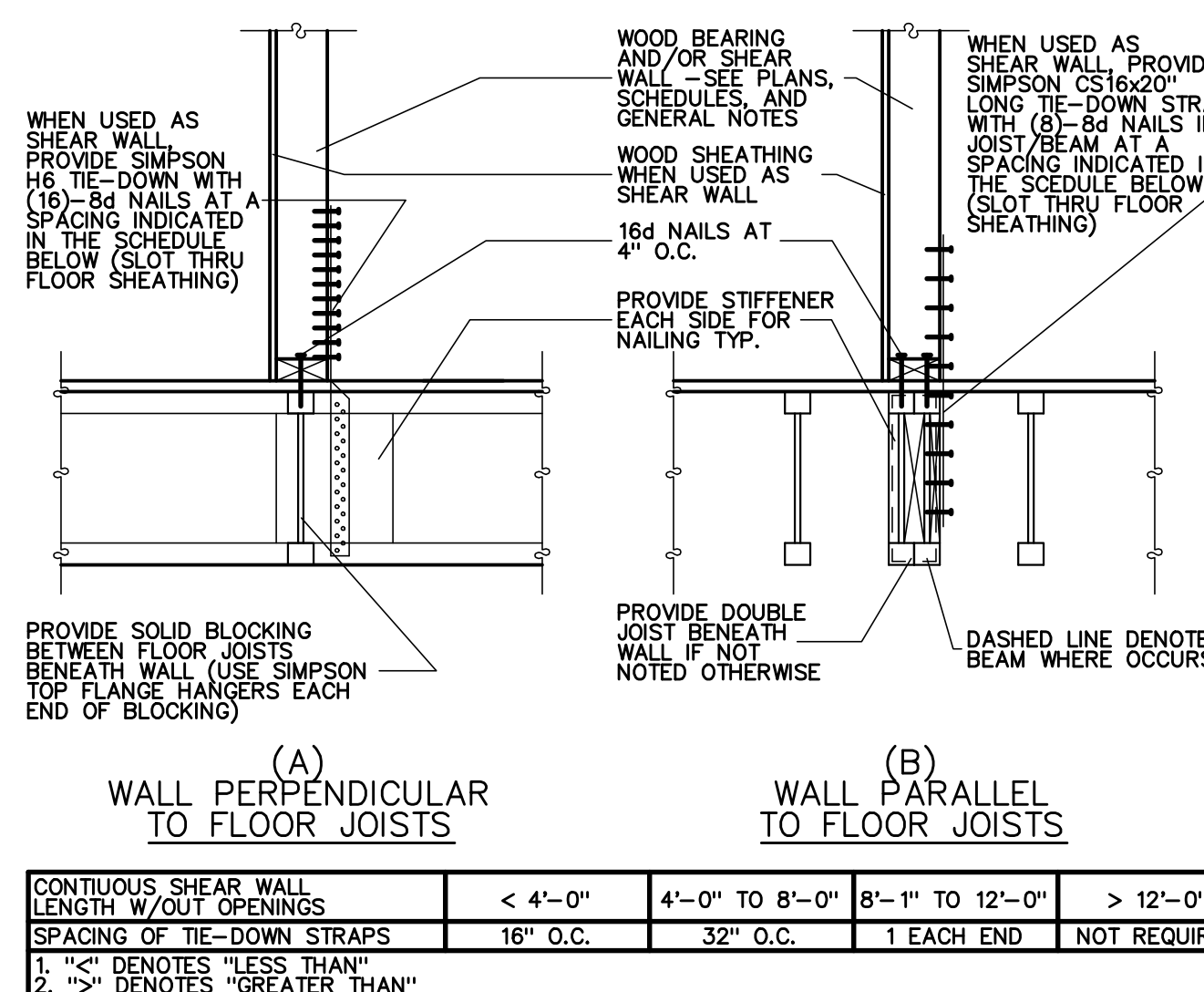
FLOOR JOIST TO FACE OF FOUNDATION WALL  
NO SCALE

10  
S5.1



DECK FRAMING TIE-BACK AT EXTERIOR WALL  
NO SCALE

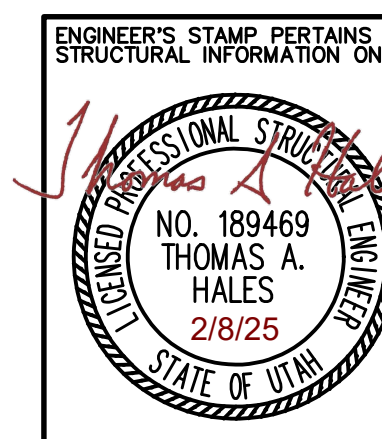
11  
S5.1



BEARING AND/OR SHEAR WALL WITHOUT BEARING AND/OR SHEAR WALL DIRECTLY BELOW  
NO SCALE

12  
S5.1

CONTINUOUS SHEAR WALL LENGTH W/O/UT OPENINGS	< 4'-0"	4'-0" TO 8'-0"	8'-1" TO 12'-0"	> 12'-0"
SPACING OF TIE-DOWN STRAPS	16" O.C.	32" O.C.	1 EACH END	NOT REQUIRED
1. "<" DENOTES "LESS THAN"				
2. ">" DENOTES "GREATER THAN"				

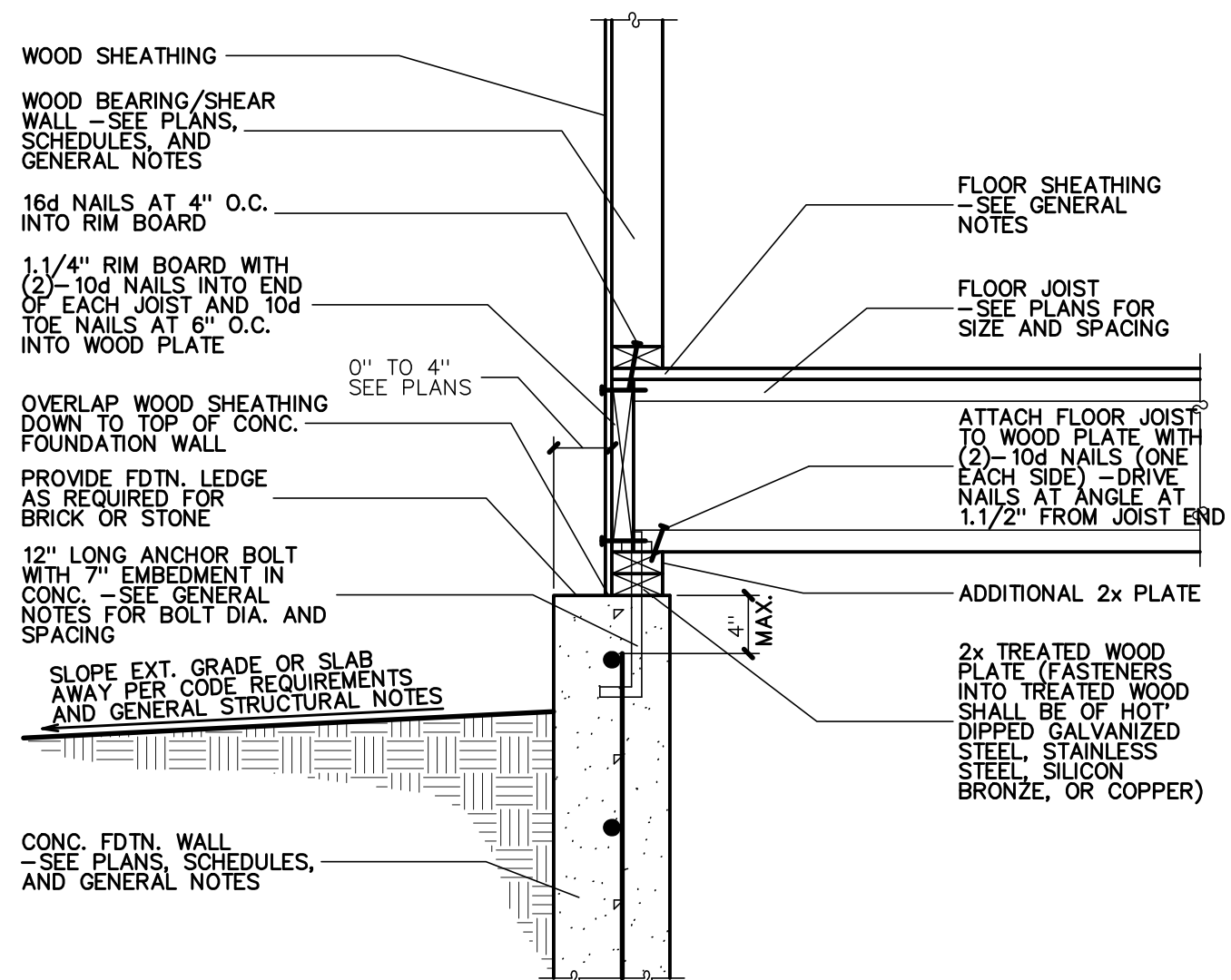


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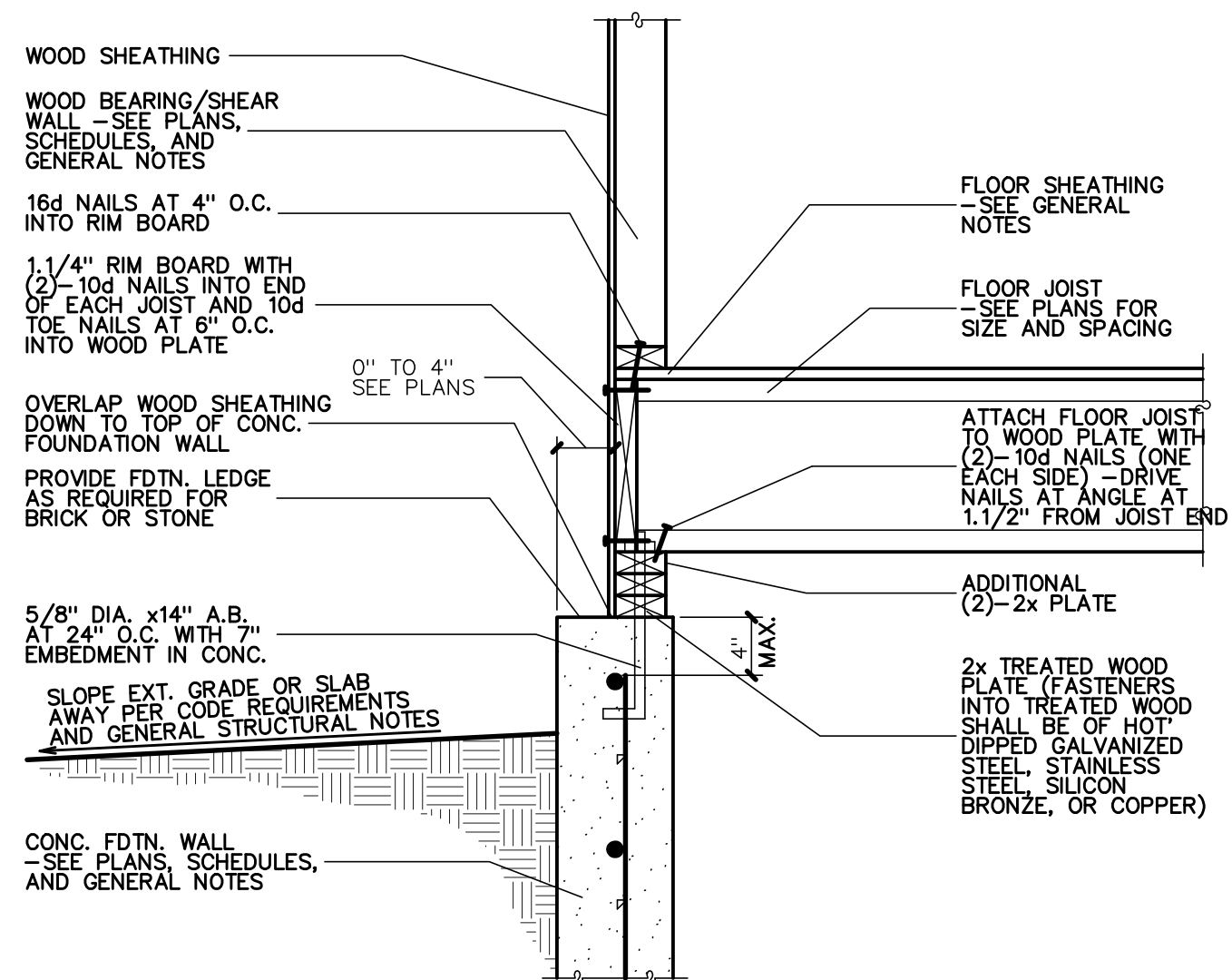
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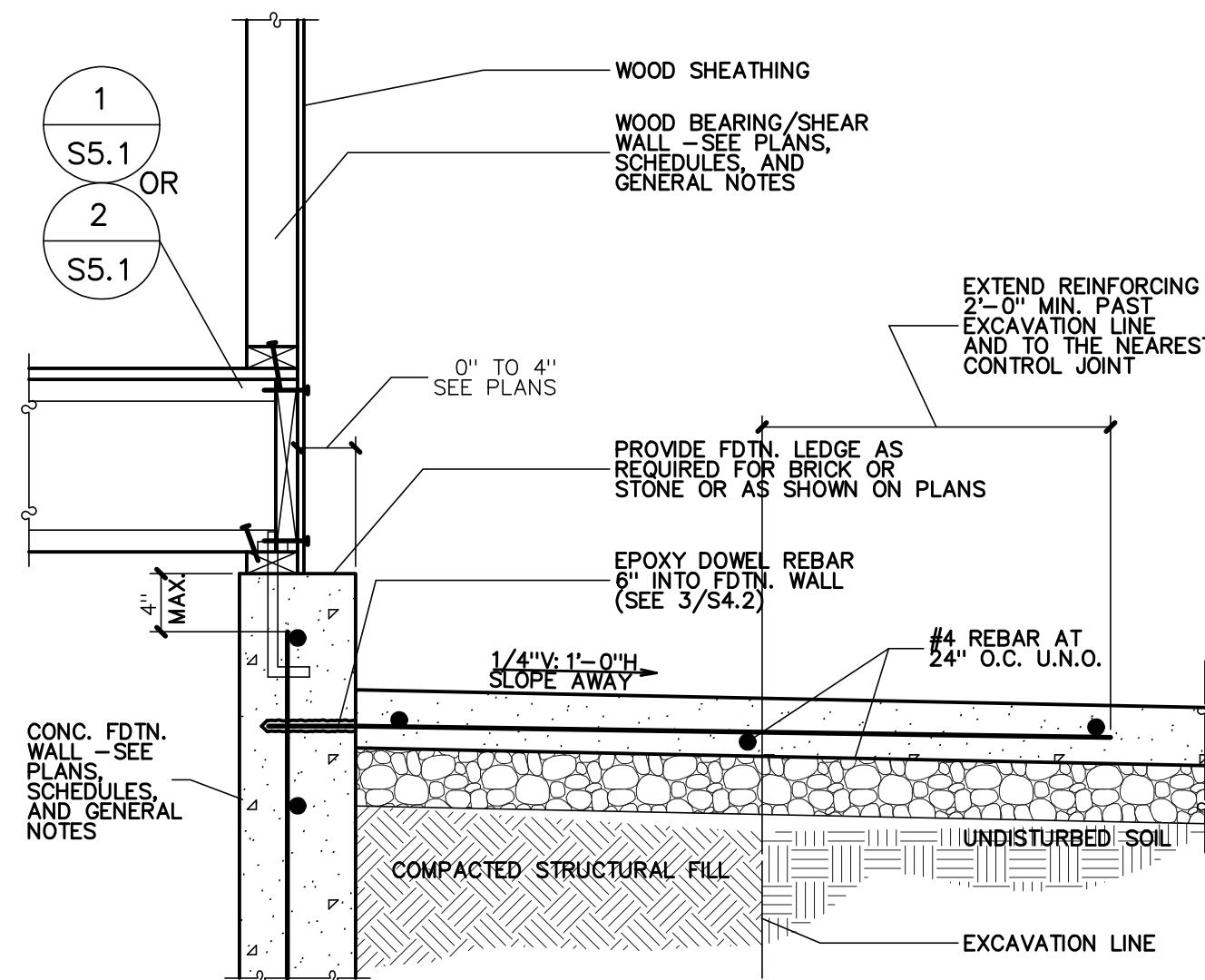
FDN. WALL WITH DOUBLE PLATE OPTION  
NO SCALE

1  
S5.2



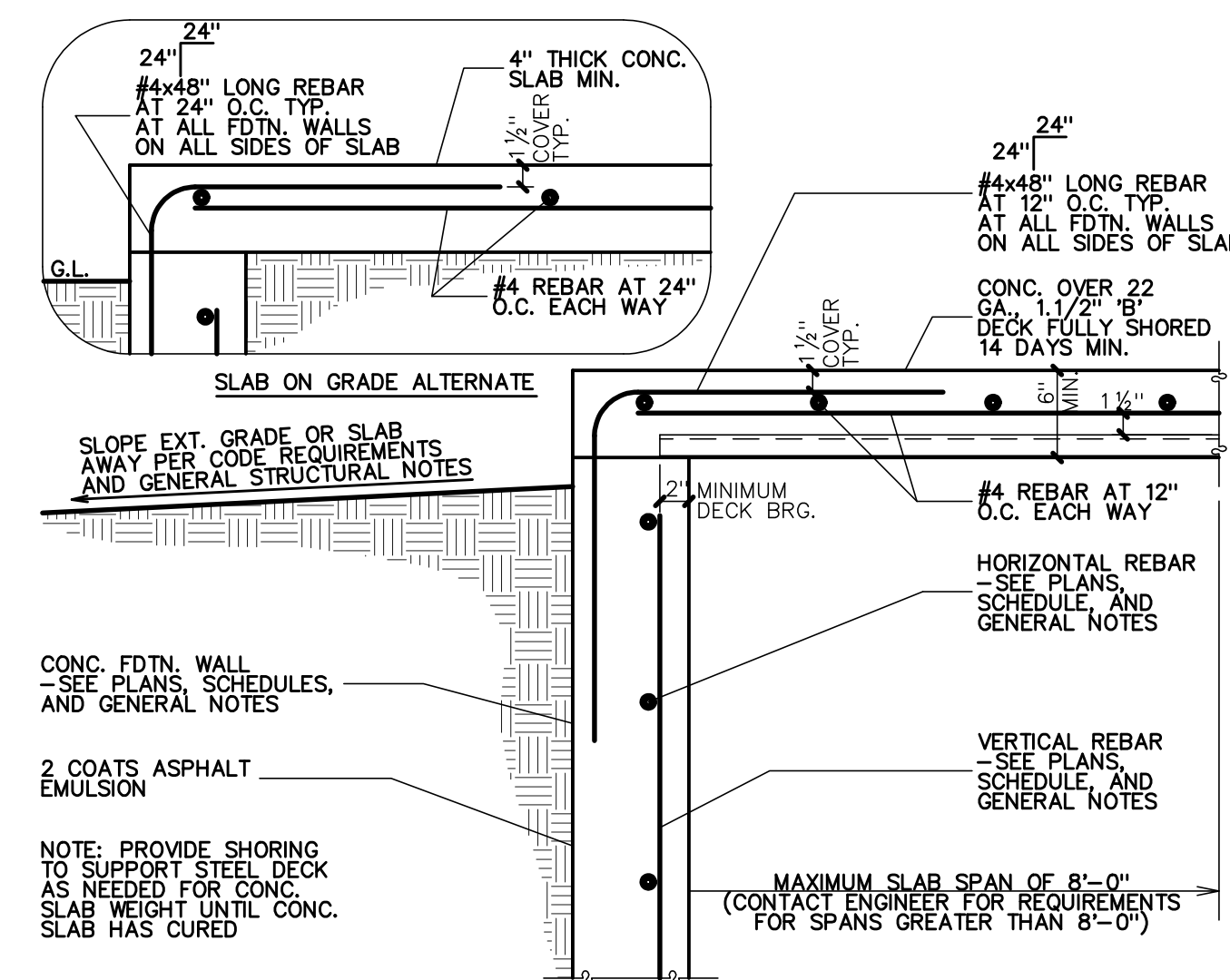
FDN. WALL WITH TRIPLE PLATE OPTION  
NO SCALE

2  
S5.2



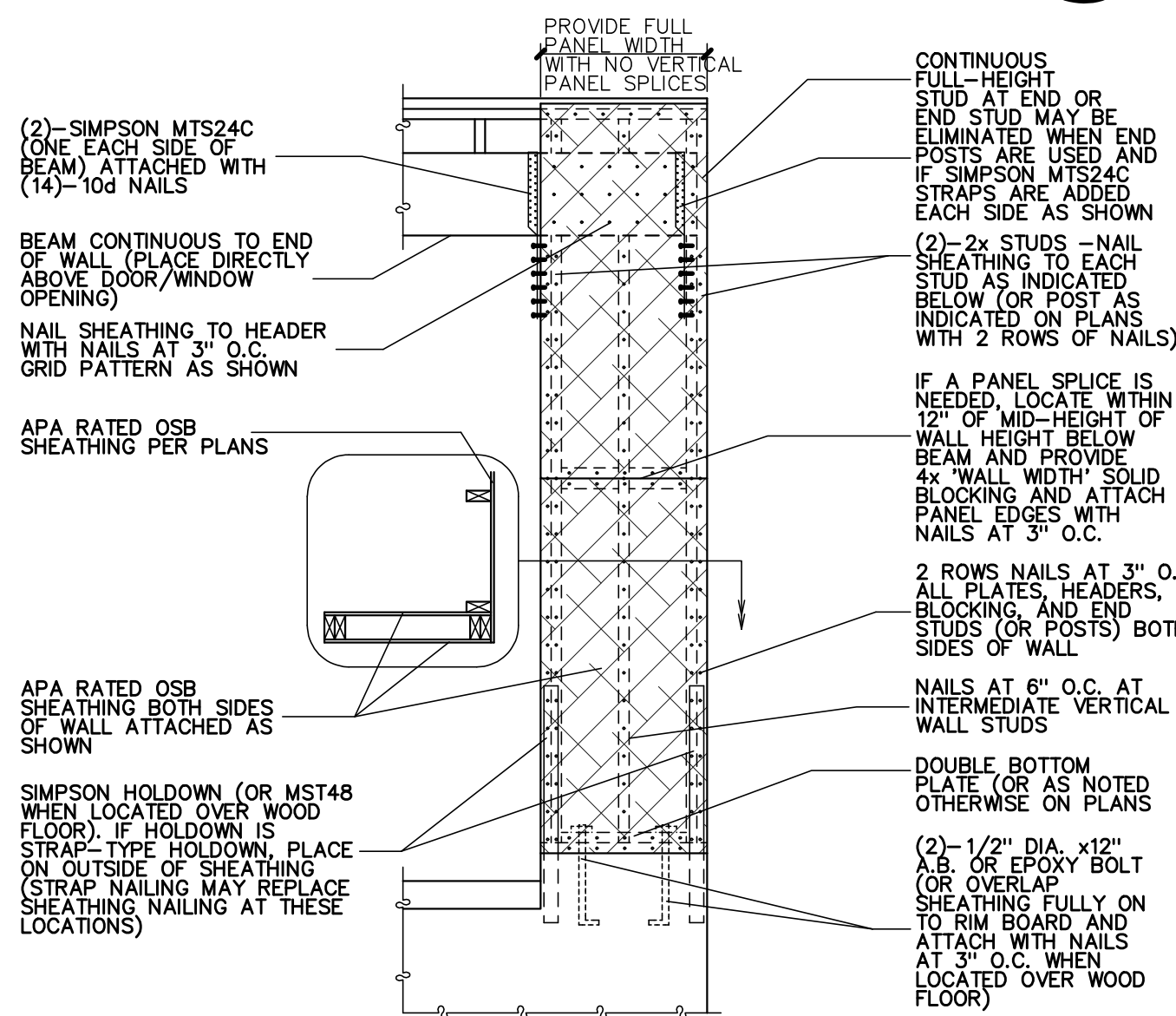
REBAR DOWELS FOR CONC. SLAB AT CONC. FDN.  
NO SCALE

3  
S5.2



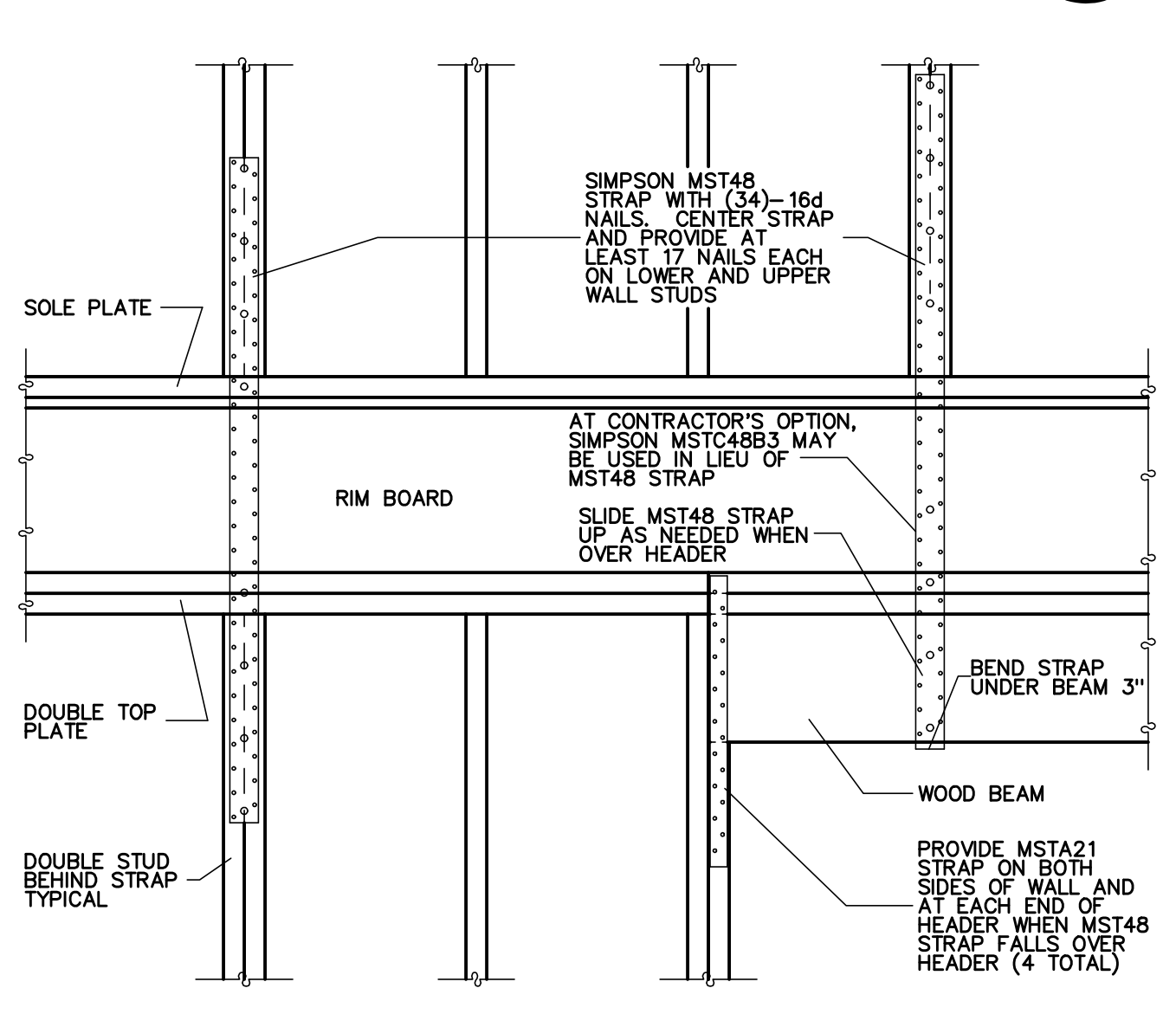
CONC. PORCH SUSPENDED SLAB  
NO SCALE

4  
S5.2



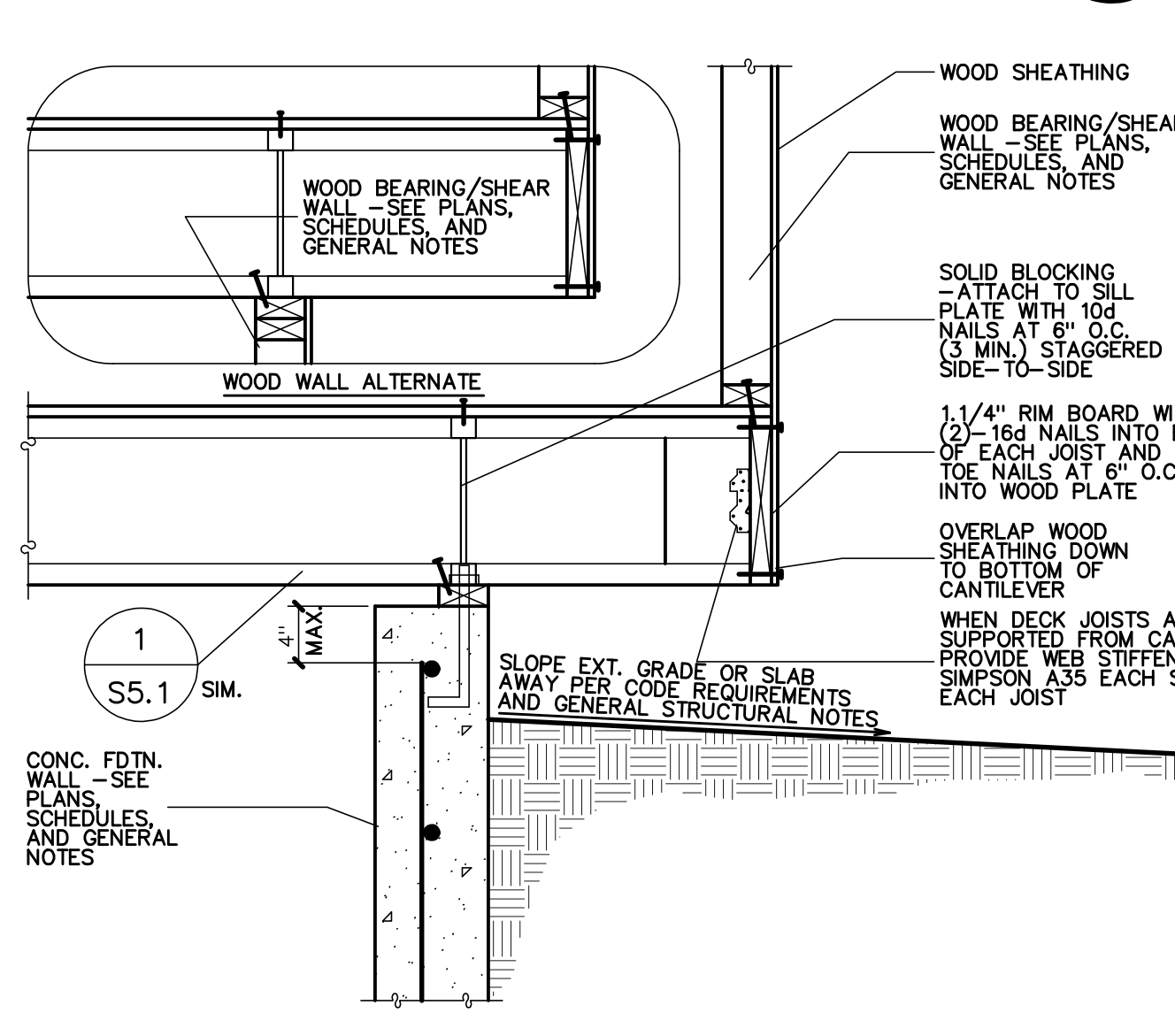
SW5 SHEAR WALL CONSTRUCTION  
NO SCALE

5  
S5.2



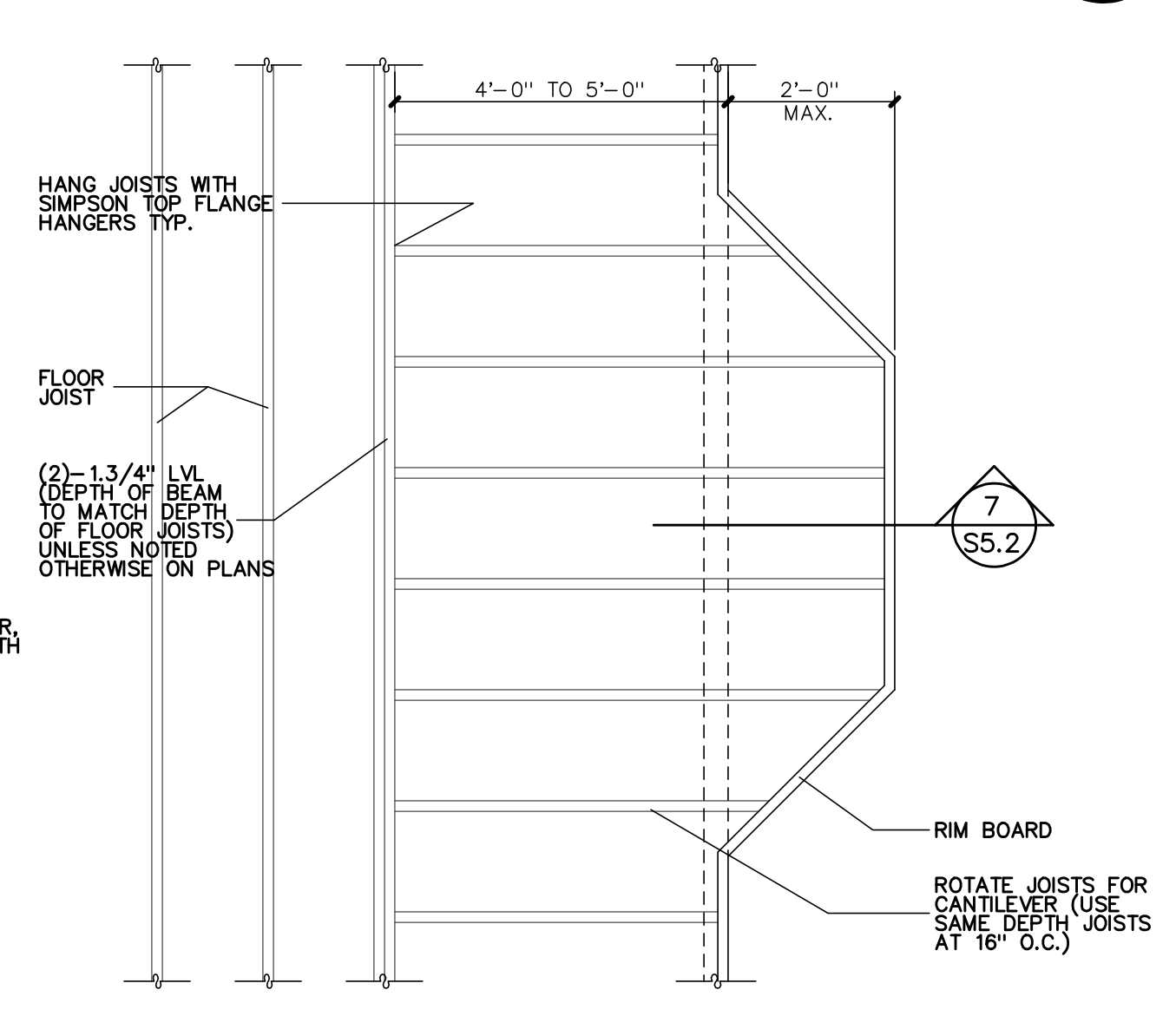
MST48 AND MST21 FLOOR-TO-FLOOR ATTACHMENT  
NO SCALE

6  
S5.2



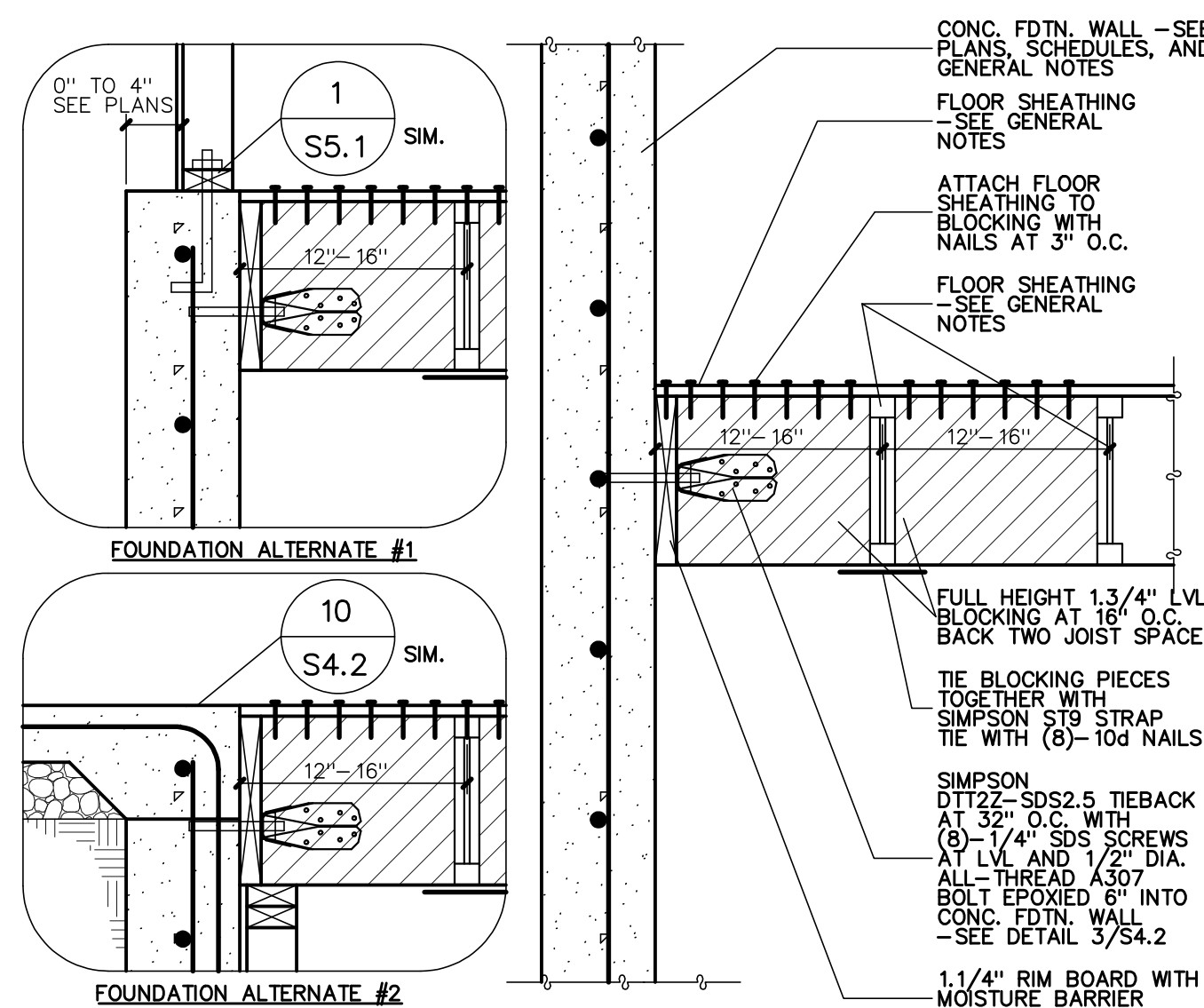
CANTILEVERED FLOOR  
NO SCALE

7  
S5.2



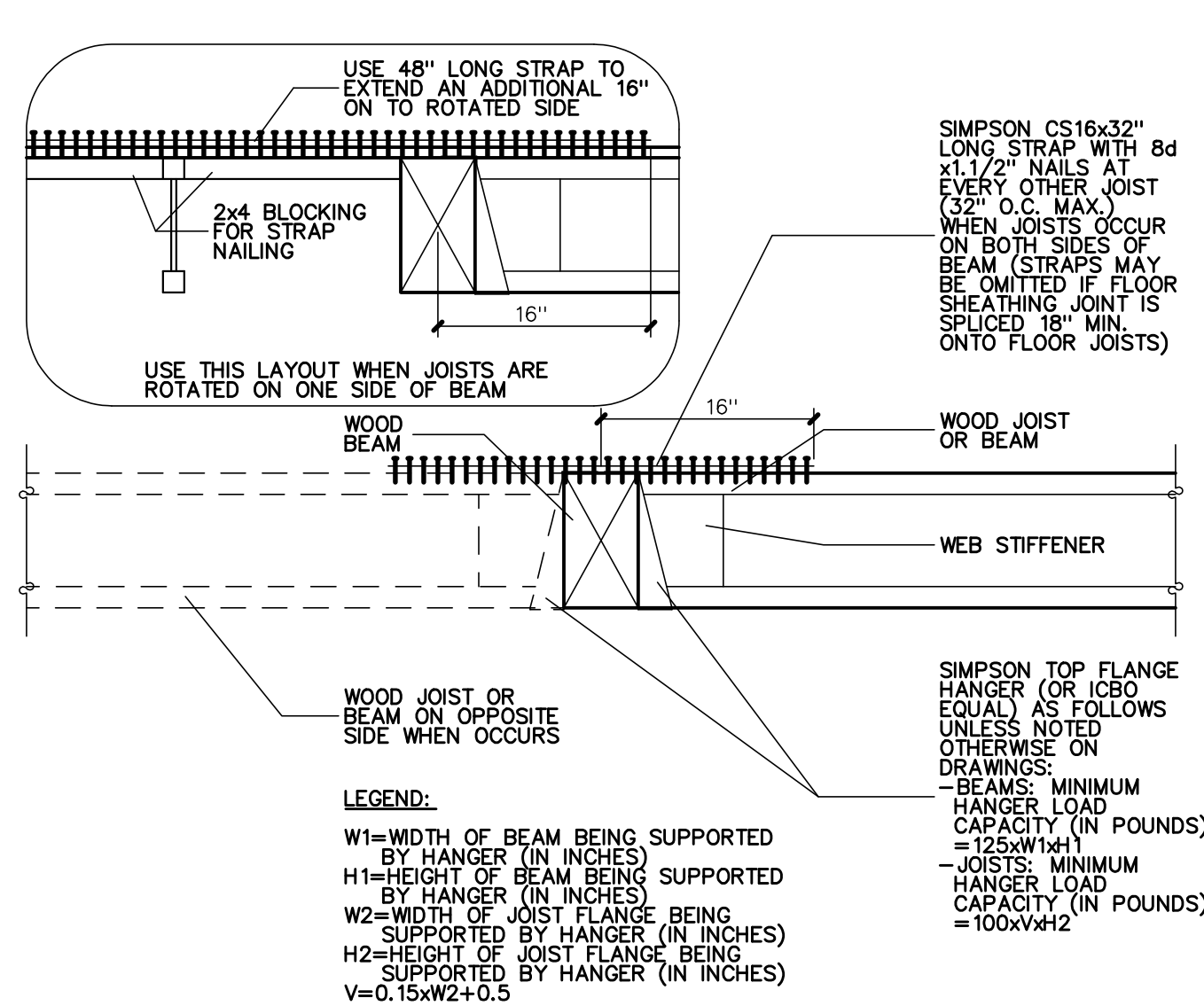
CANTILEVERED FLOOR LAYOUT WHEN PERPENDICULAR TO FLOOR JOISTS  
NO SCALE

8  
S5.2



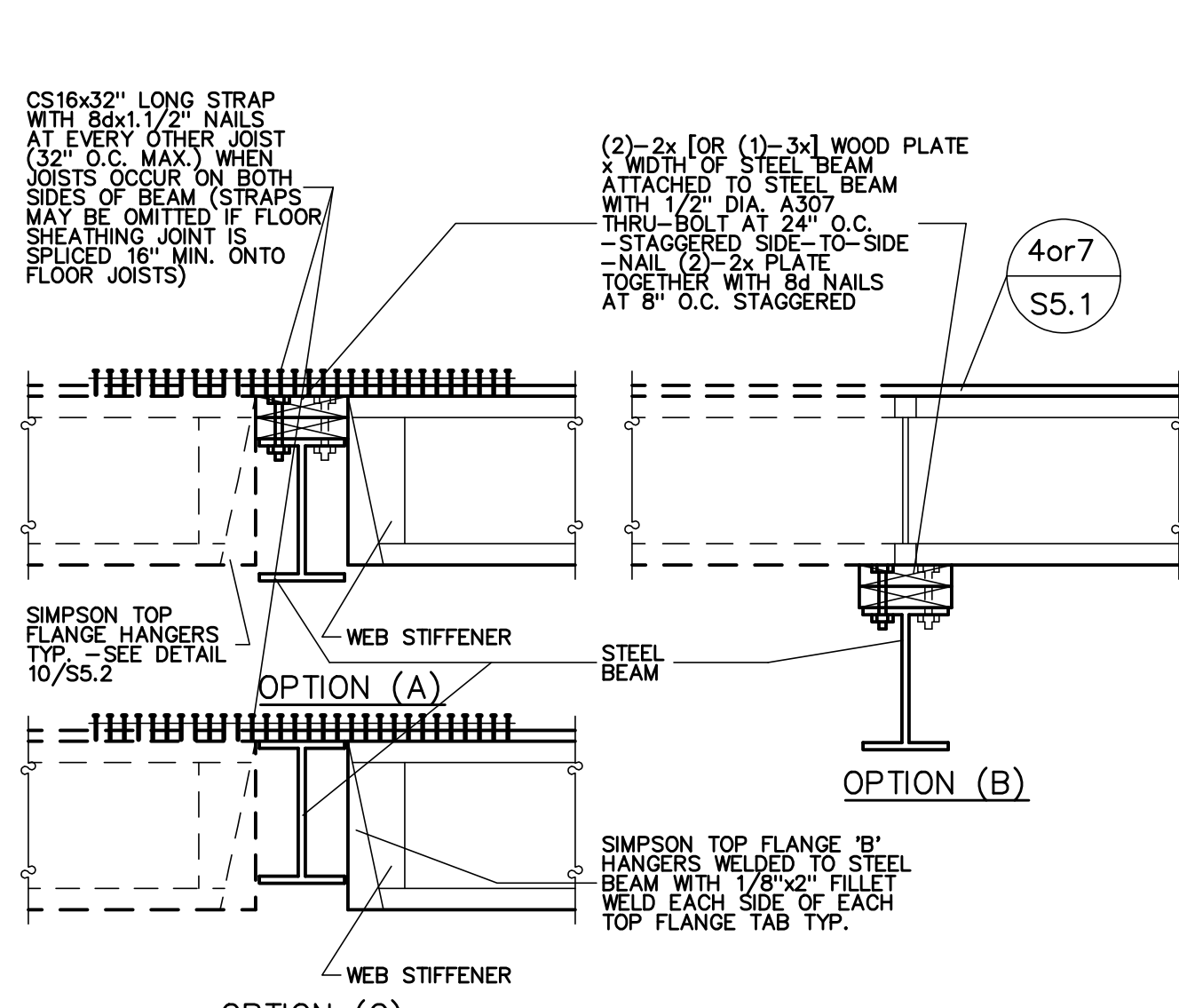
FLOOR JOIST TO FACE OF FOUNDATION WALL  
NO SCALE

9  
S5.2



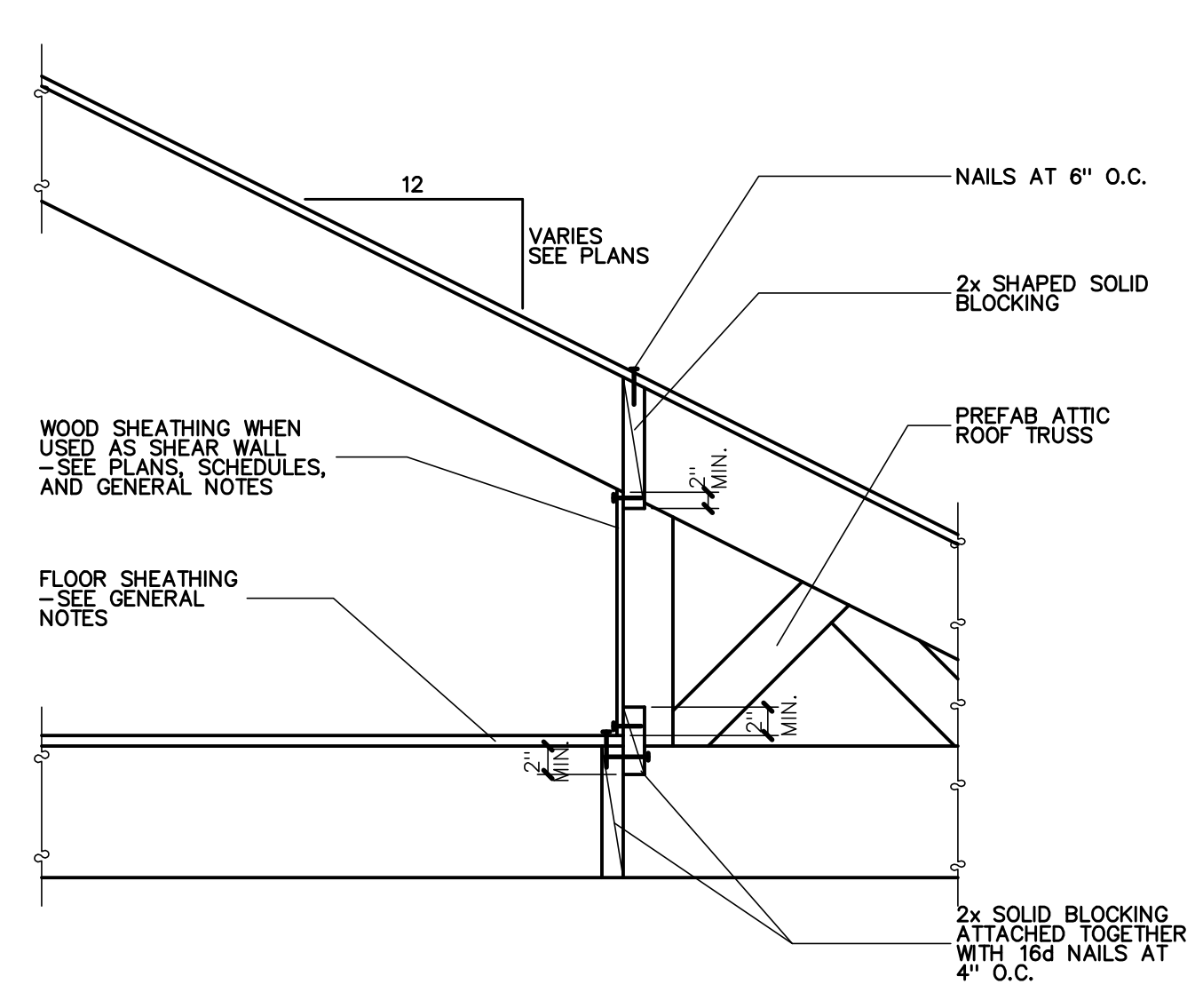
WOOD JOIST OR BEAM TO WOOD BEAM CONNECTION  
NO SCALE

10  
S5.2



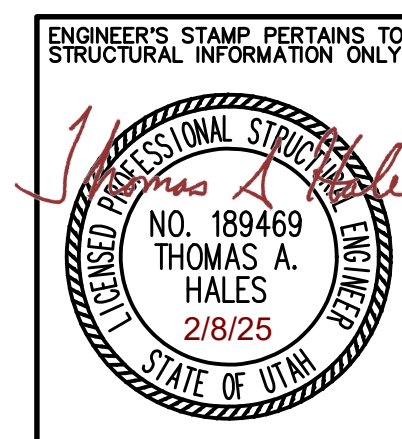
FLOOR JOIST SUPPORT AT STEEL BEAM  
NO SCALE

11  
S5.2



INTERIOR DIAPHRAGM ATTACHMENT AT ATTIC TRUSS FLOOR  
NO SCALE

12  
S5.2



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SHEET

S5.2

SHEET

FLOOR FRAMING DETAILS

DATE: 2/8/2025  
DRAWN: CHW  
JOB NO.: 24088  
TYPE: CHG TO 1725140505, #14009  
PLAN NO.: 1-2-1200/2-1-702 TWO-STORY



304 WEST PLEASANT VIEW DR.  
OGDEN, UTAH 84414  
PHONE: (801)-782-0484  
FAX: (801)-782-8631  
WWW.LOMONDVIEW.COM

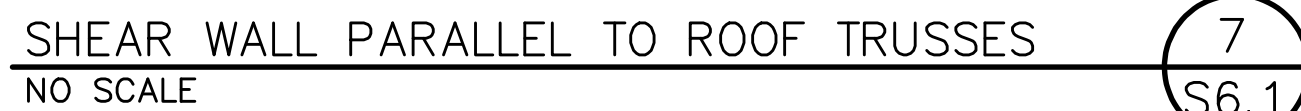
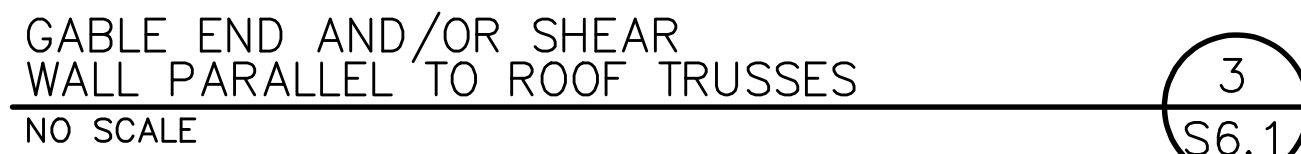
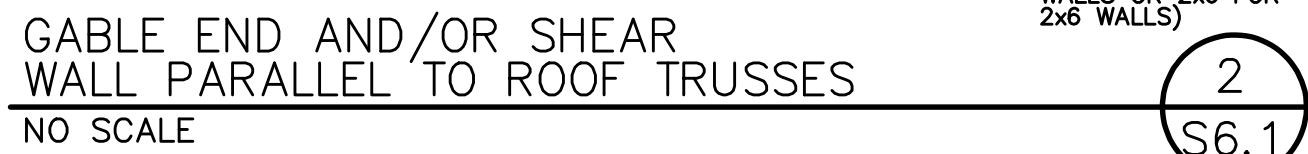
FOR:

OGDEN CITY  
LOT 4, SUBDIVISION  
868, CATHOON CIRCLE  
OGDEN CITY, UTAH

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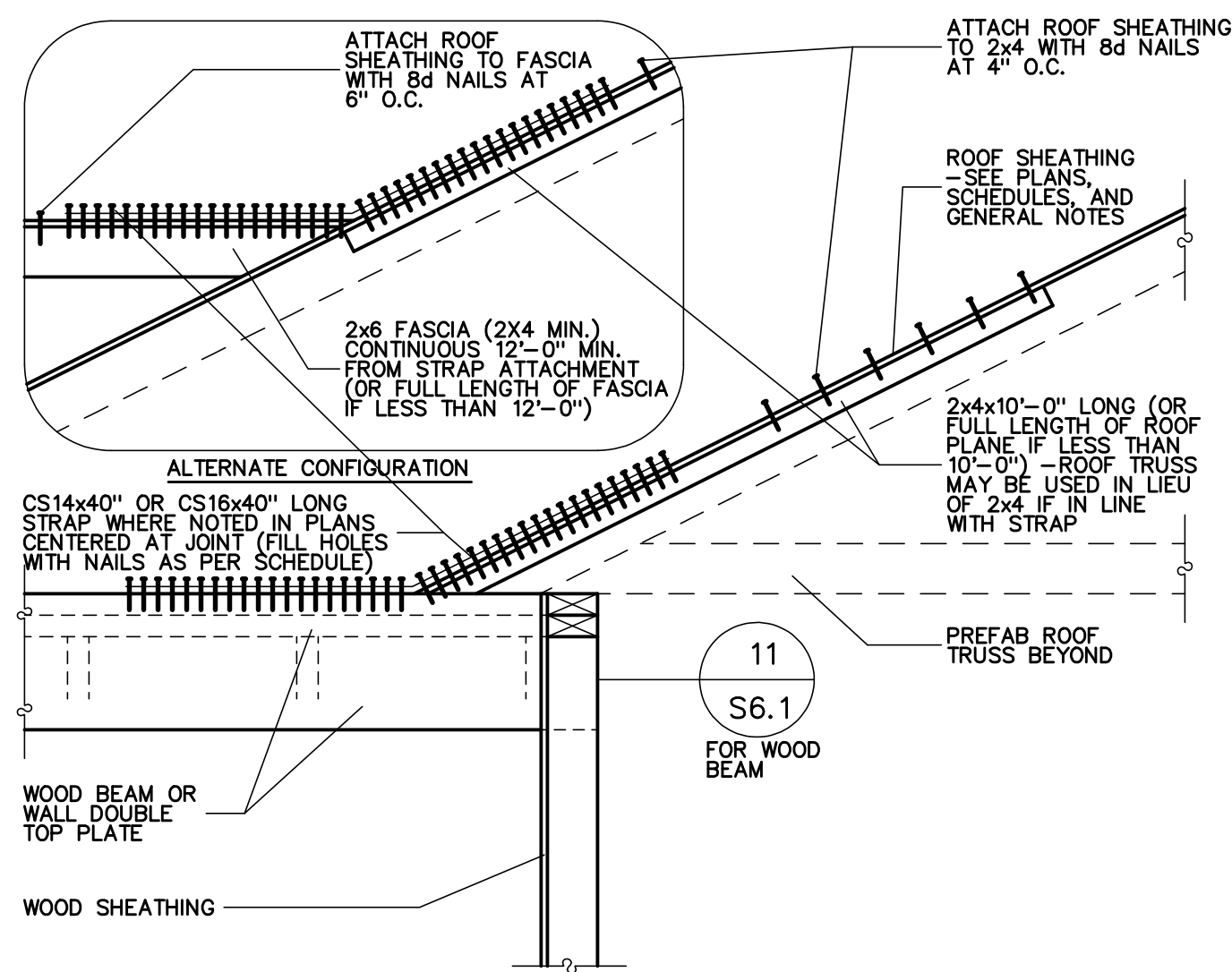




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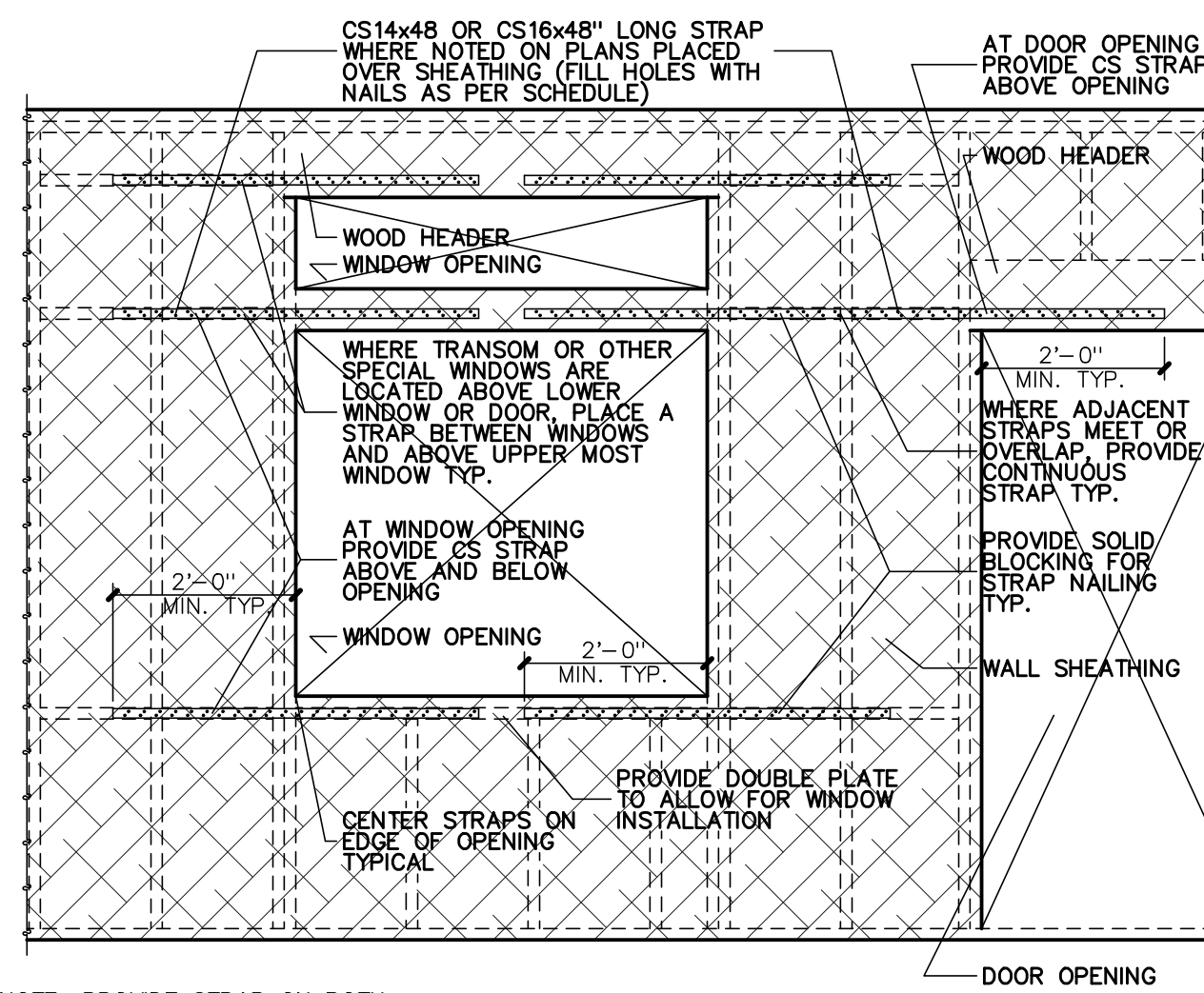
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CS16x40 STRAP INSTALLATION  
NO SCALE

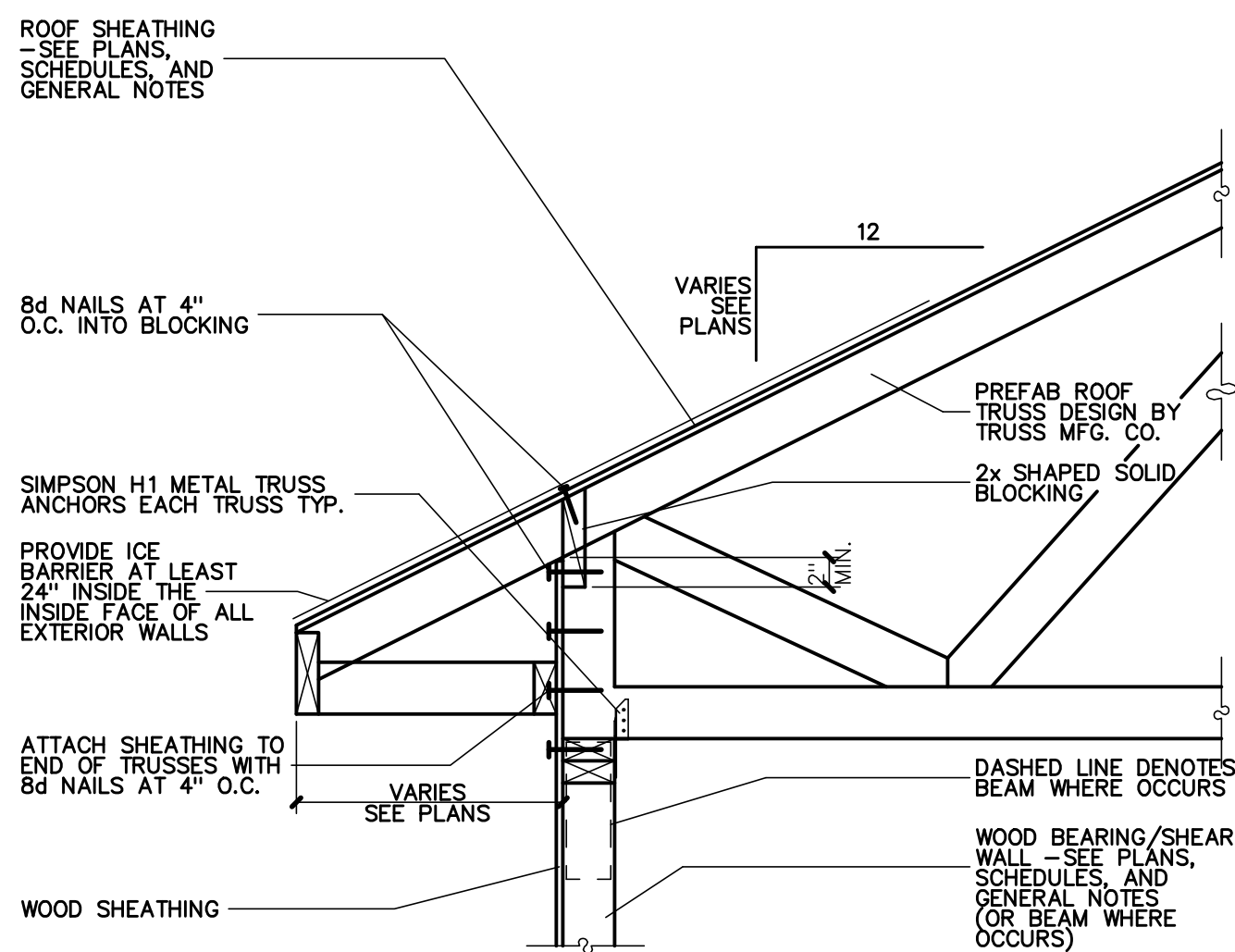
1  
S6.2



NOTE: PROVIDE STRAP ON BOTH SIDES OF WALL FOR SW3 SHEAR WALLS

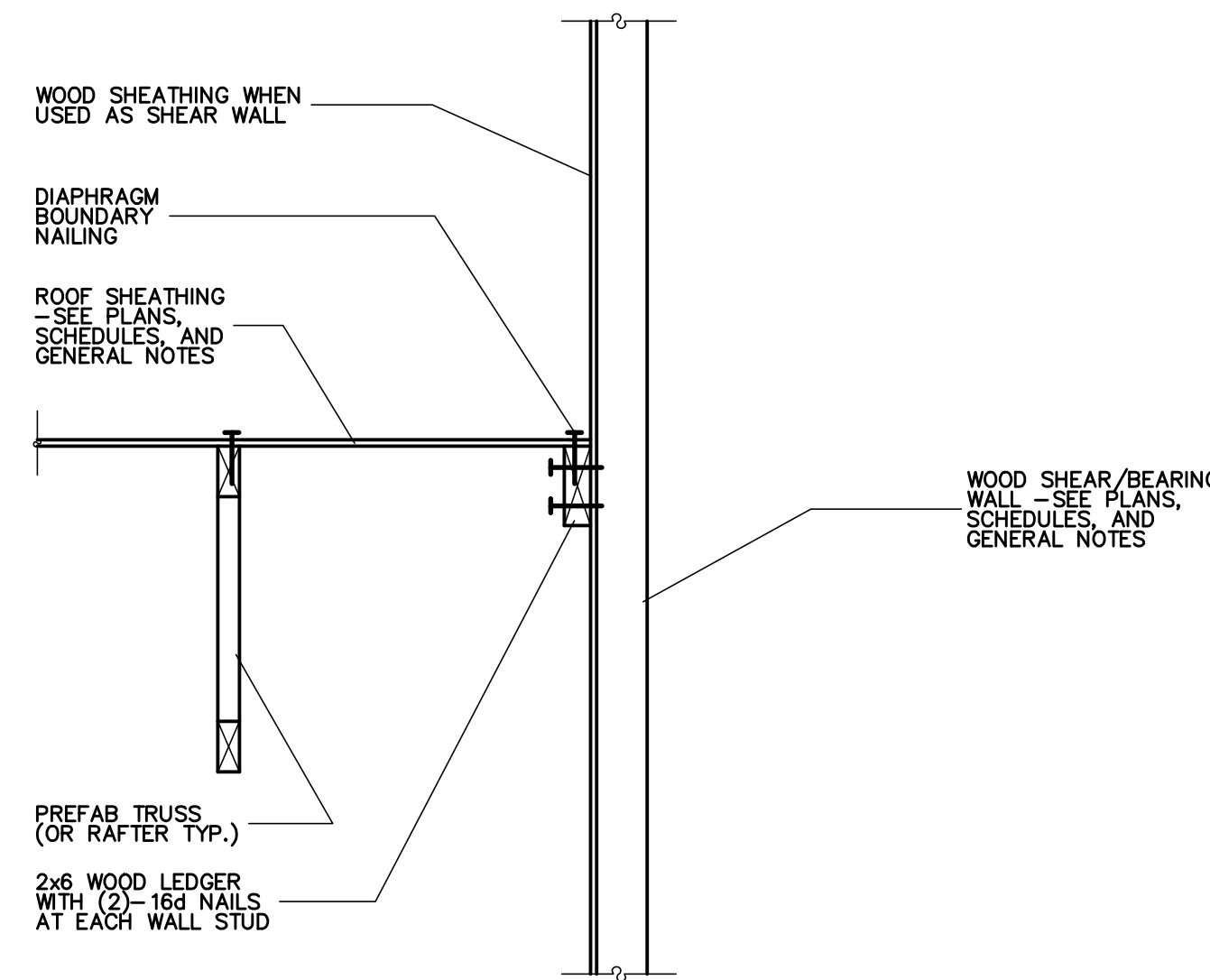
CS16x48 STRAP ATTACHMENT  
NO SCALE

2  
S6.2



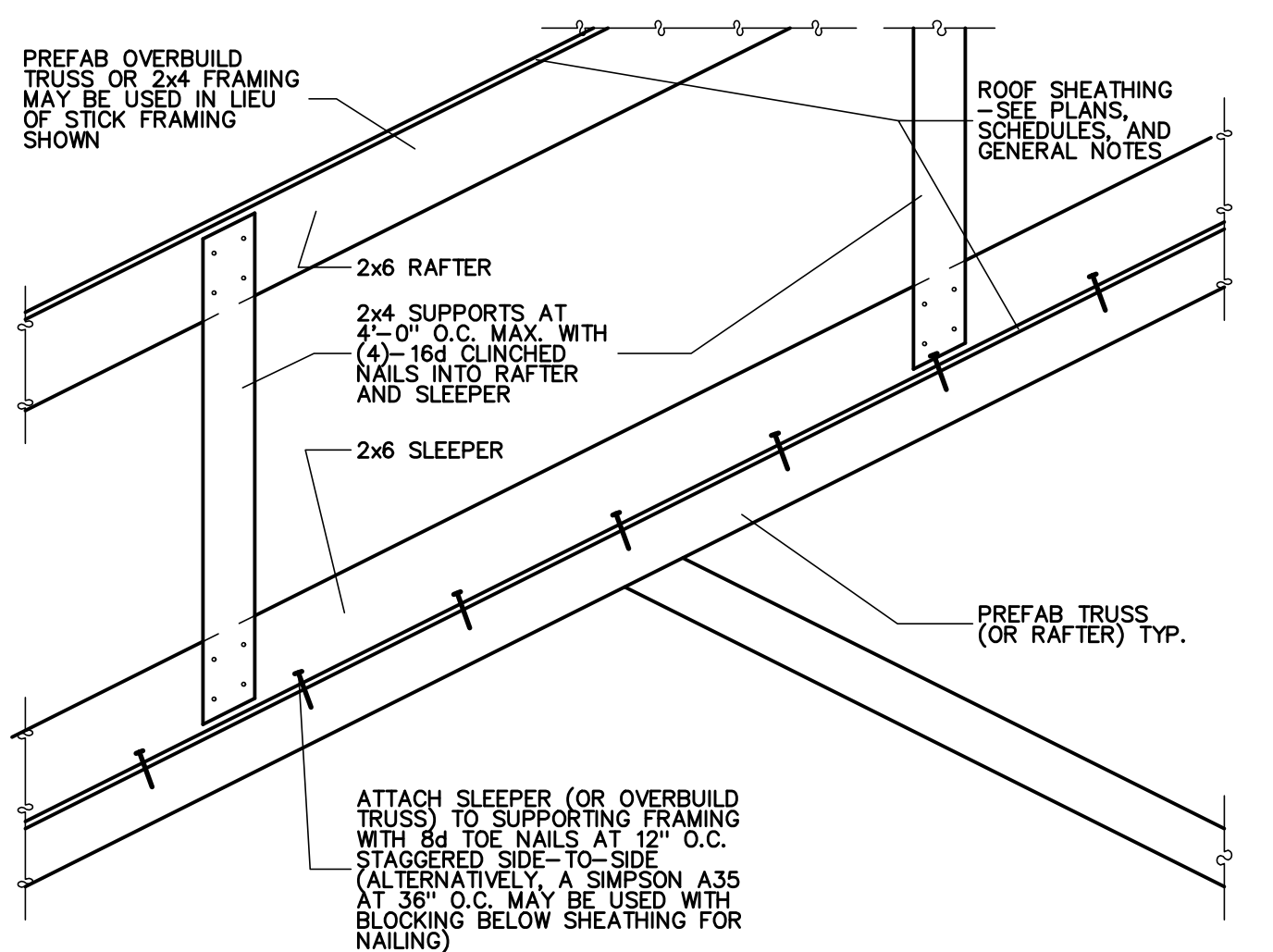
BEARING/SHEAR WALL AT RAISED-HEEL ROOF TRUSSES  
NO SCALE

3  
S6.2



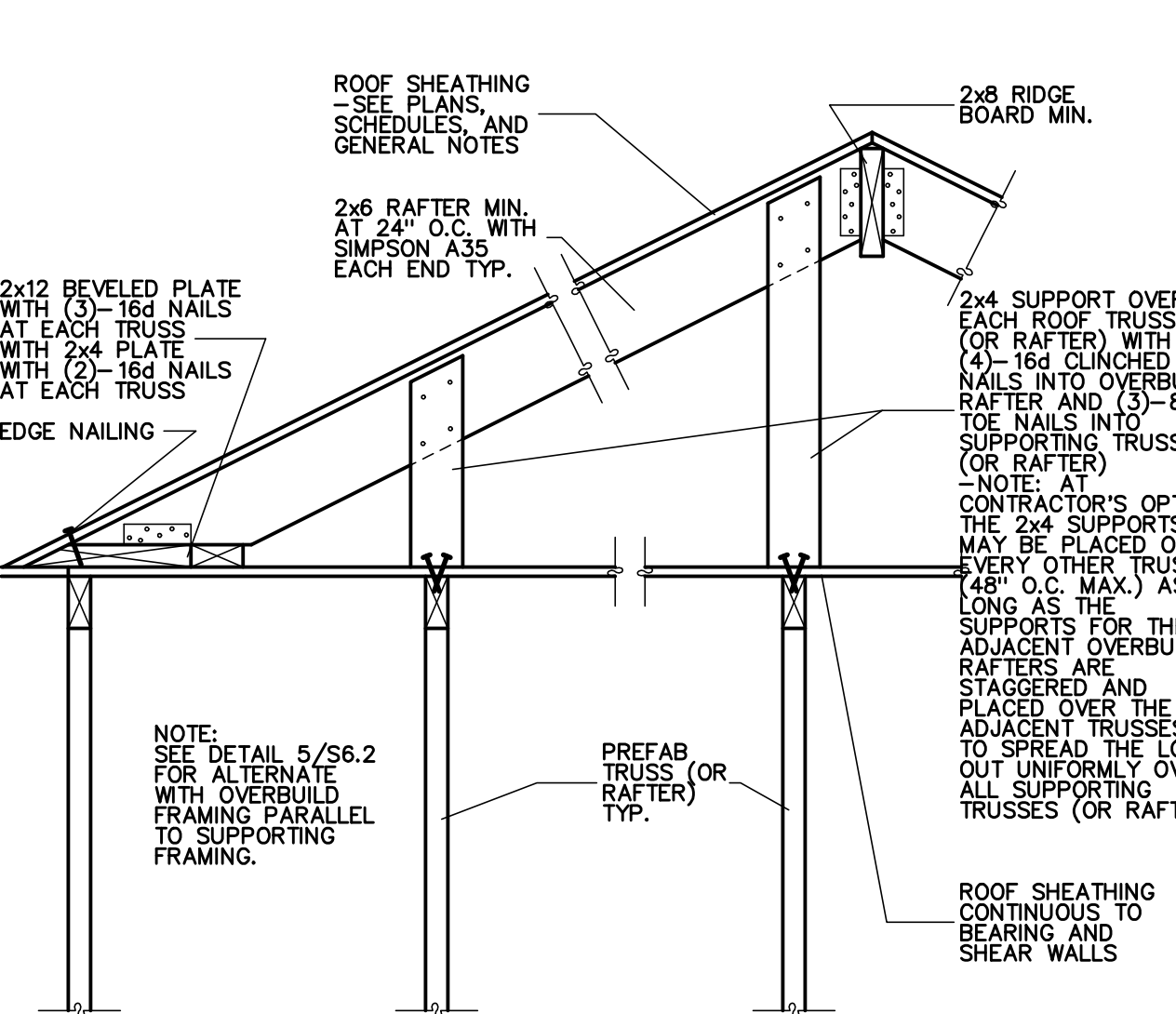
TRUSSES PARALLEL TO BEARING/SHEAR WALL  
NO SCALE

4  
S6.2



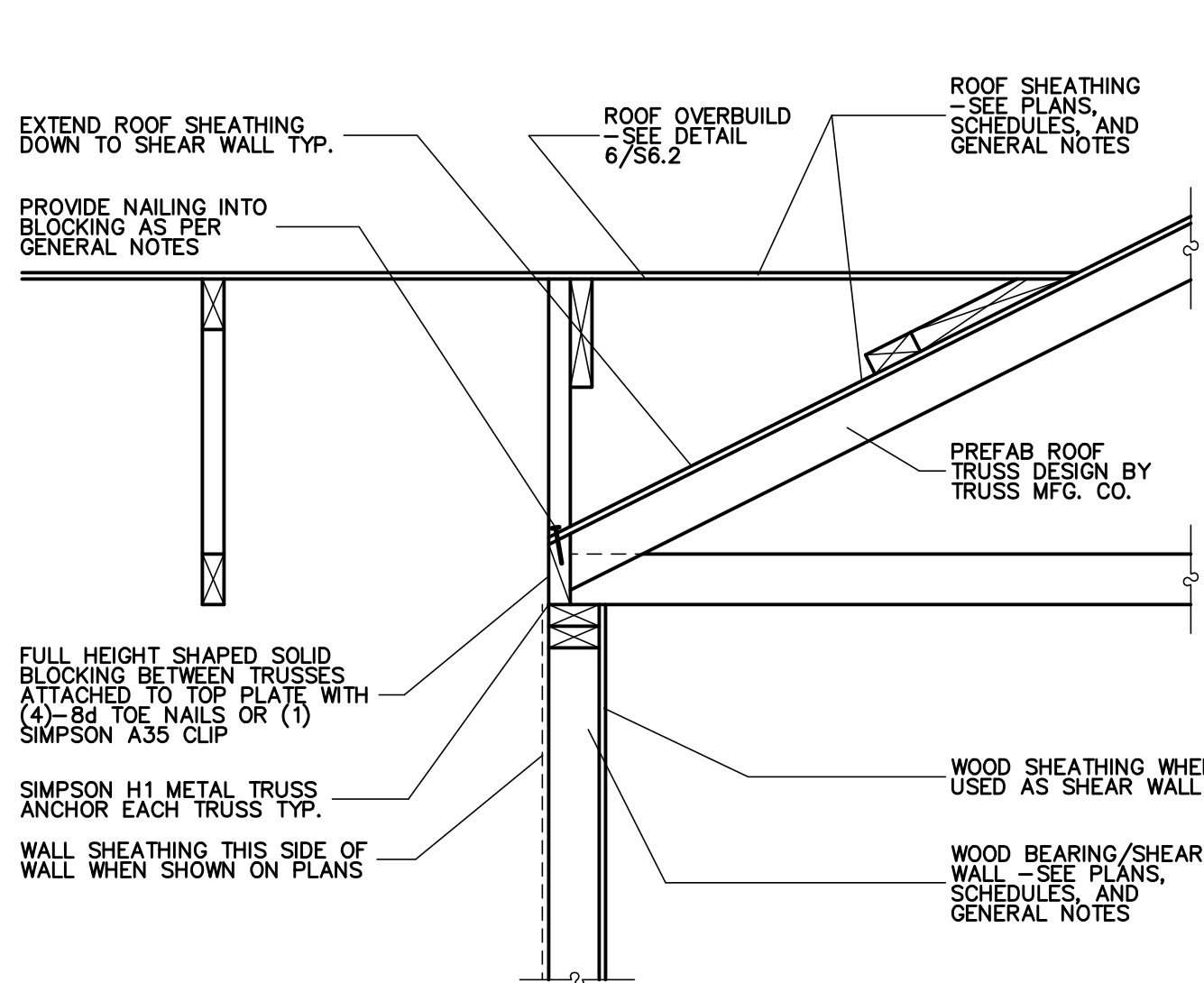
ROOF FRAMING OVERBUILD (OVERBUILD FRAMING PARALLEL TO SUPPORTING FRAMING)  
NO SCALE

5  
S6.2



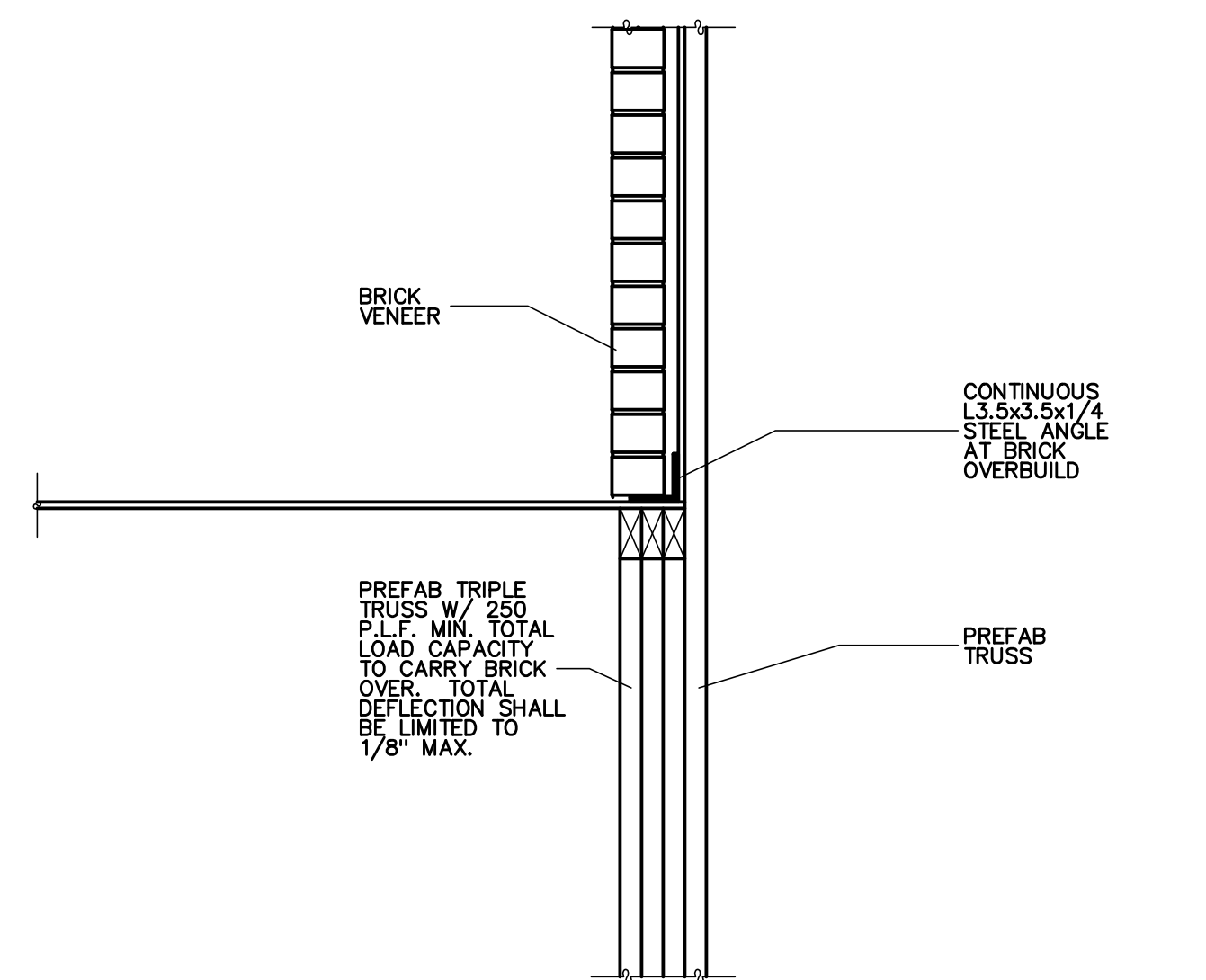
ROOF FRAMING OVERBUILD  
NO SCALE

6  
S6.2



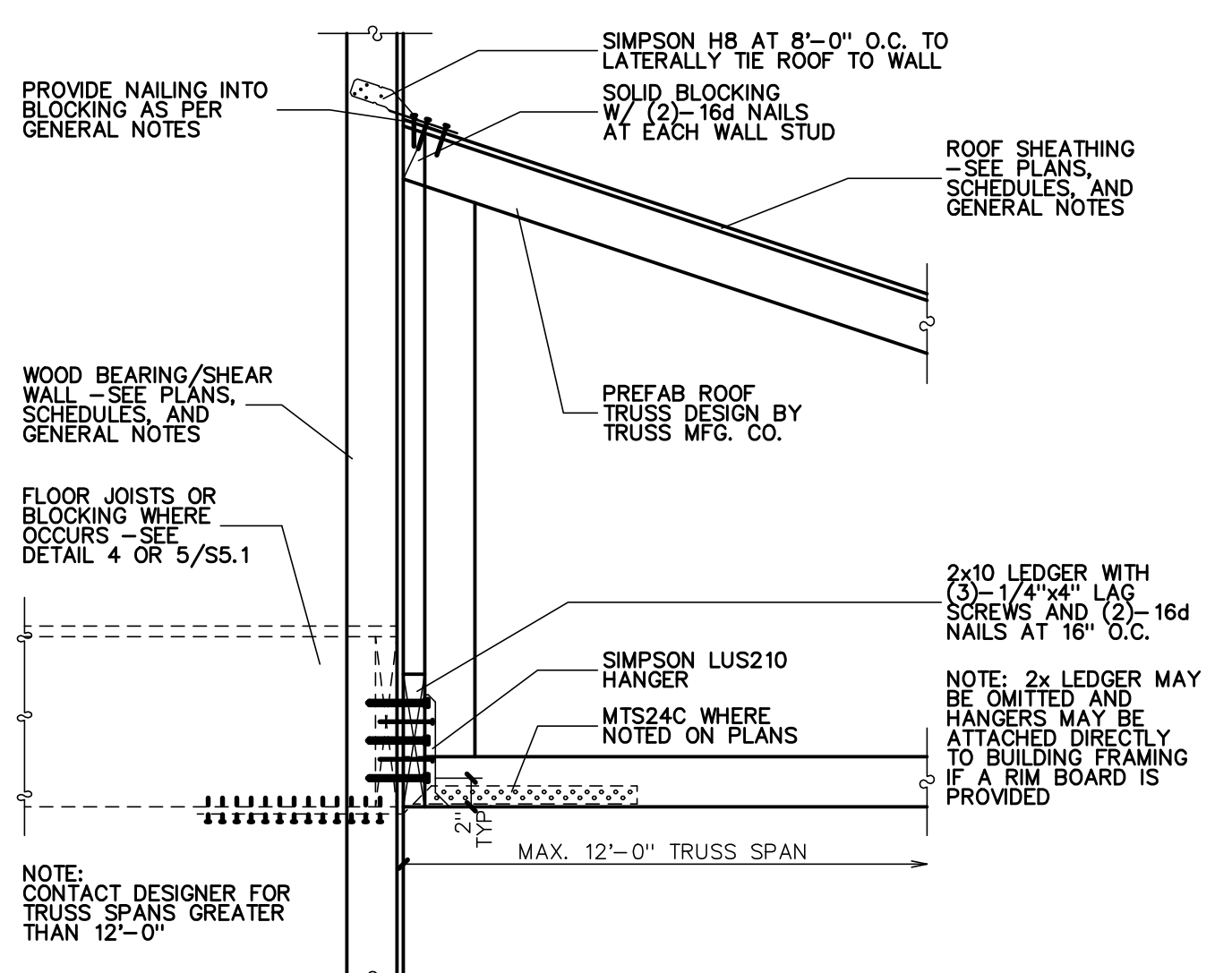
BEARING/SHEAR WALL AT ROOF TRUSSES  
NO SCALE

7  
S6.2



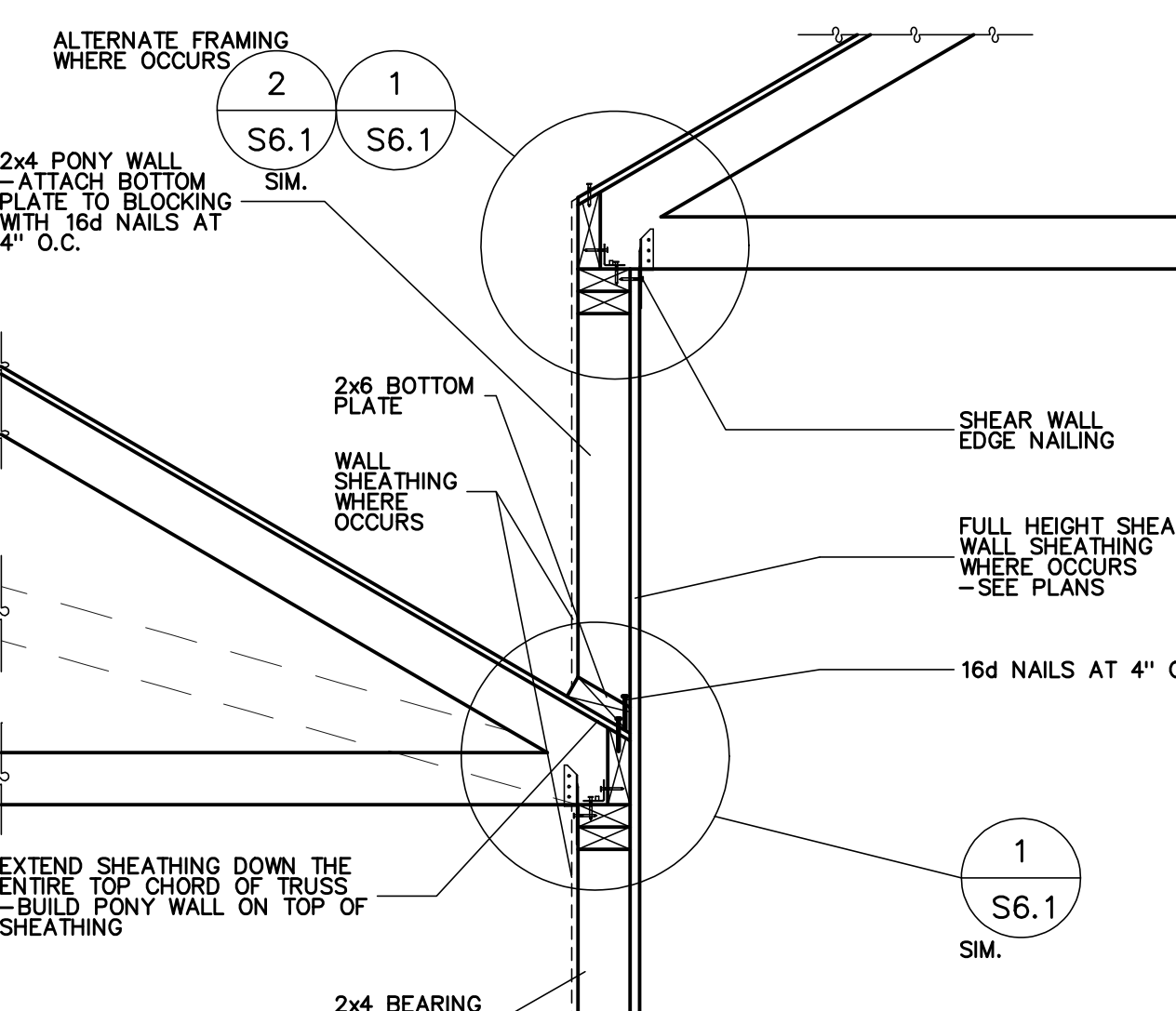
BRICK OVER ROOF SUPPORT  
NO SCALE

8  
S6.2



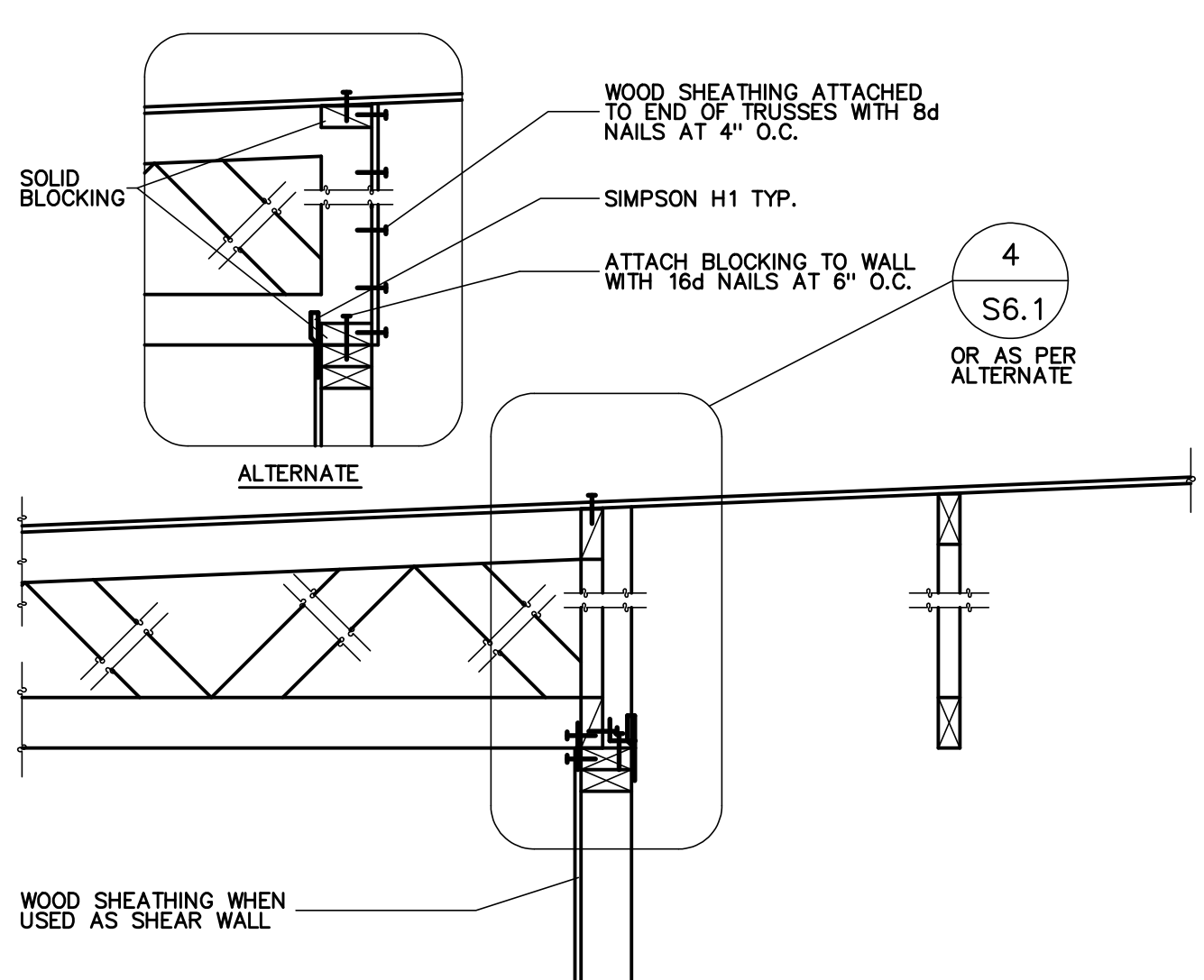
ROOF TRUSS BEARING AT SIDE OF WALL (UP TO 12'-0" TRUSS SPAN)  
NO SCALE

9  
S6.2



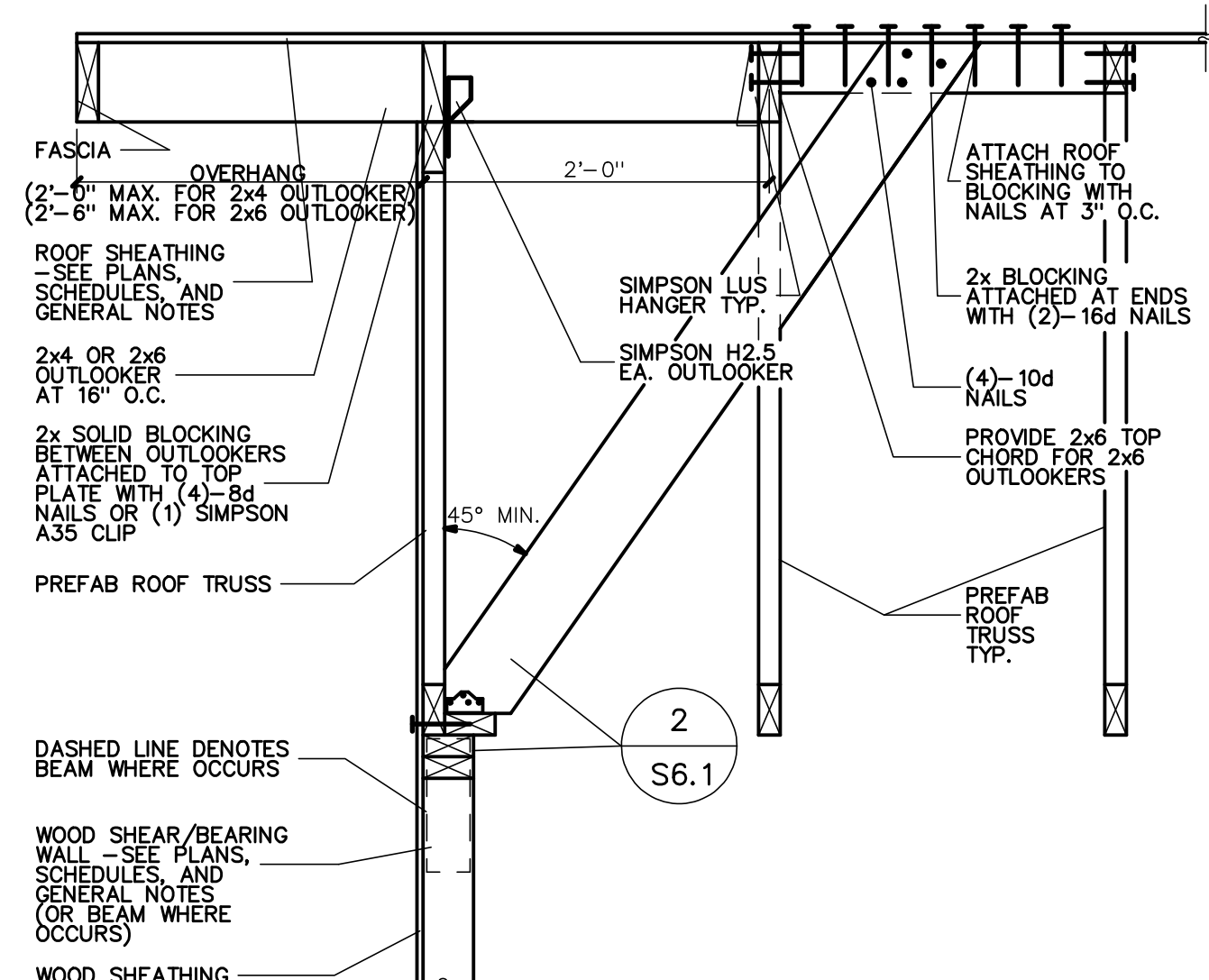
TRUSS TO BEARING/SHEAR WALL  
NO SCALE

10  
S6.2



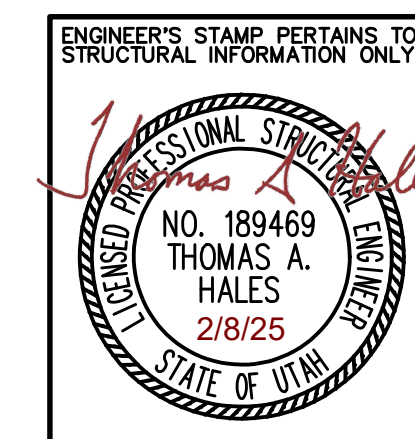
BEARING/SHEAR WALL AT ROOF TRUSSES  
NO SCALE

11  
S6.2



GABLE END WALL WITH EXTENDED GABLE OVERHANG  
NO SCALE

12  
S6.2



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SHEET

S6.2

ROOF FRAMING DETAILS

DRAWN: CHW  
DATE: 2/8/2025  
TYPE: CHG TO 1725140505, #14009

PLAN NO: 1-2-1200/2-1-702 TWO-STORY

304 WEST PLEASANT VIEW DR.  
OGDEN, UTAH 84414  
PHONE: (801)-782-0484  
FAX: (801)-782-8631  
WWW.LOMONDVIEW.COM

FOR:

OGDEN CITY

LOT 4, SUBDIVISION  
866, CHAHN CIRCLE  
OGDEN CITY, UTAH

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Ogden, UT 84414

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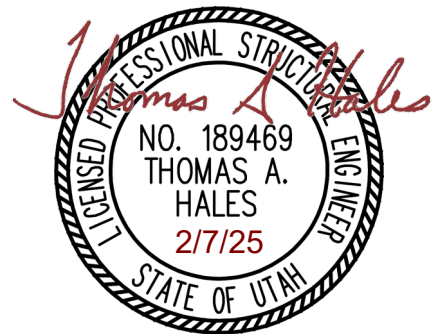
**Structural Calculations**  
for  
**Ogden City**  
**(1-2-1200 / 2-1-702 2-Story)**  
for  
**Ogden, Utah**

February 7, 2025

Note: These calculations are to be used only for the plan number and the building lot and/or address shown above. Use of these calculations for any other plan or location is prohibited unless written/signed agreement is obtained from Thomas A. Hales indicating otherwise.

Prepared By:  
**Thomas A. Hales, P.E.**

Job # 24088





## TABLE OF CONTENTS

DESIGN CRITERIA	D-1 TO D-1
FOOTING DESIGN	F-1 TO F-1
WOOD FRAMING DESIGN	WF-1 TO WF-4
LATERAL ANALYSIS	L-1 TO L-2



## DESIGN CRITERIA:

A. GOVERNING BUILDING CODE: 2021 INTERNATIONAL BUILDING CODE (IBC) AND 2021 INTERNATIONAL RESIDENTIAL CODE (IRC)

B. GRAVITY LIVE LOADING:

1. ROOF: 30 PSF SNOW LOAD
2. FLOOR: 40 PSF LIVE LOAD
3. DECK: 60 PSF LIVE LOAD

C. EARTHQUAKE:  $V = S_{ds} * I * W / R = 2/3 * S_{ms} * I * W / R$

1.  $S_{ms}$  = USE 1.6 (SDC = 'D2')
2. I, IMPORTANCE FACTOR = 1.0
3. R, BUILDING TYPE = 6.5 (USE 6)
4. W, WEIGHT OF STRUCTURE

D. WIND:

1. VELOCITY: 115 MPH (LRF) \* 0.775 → 90 MPH (ASD), BASIC WIND SPEED (IBC 1609.3.1)
2. EXPOSURE: TYPE C
3. IMP. FACTOR: 1.0, STANDARD OCCUPANCY

E. SOIL BEARING PRESSURE: 1500 PSF ASSUMED BY OWNER

F: SEE DRAWINGS FOR GENERAL NOTES AND CONSTRUCTION REQUIREMENTS



# COLUMN AND FOOTING LOADS AND SIZES

Project: JOB #24088  
 Allow. Soil Bearing Press. 1500 psf

Date: 2/7/2025  
 Engineer: Tom Hales

## CONTINUOUS FOOTINGS

Footing/Column Location: TYP. EXTERIOR WALL (WORST CASE)

Alt. Soil Bearing Pressure

COMMENT	TRIBUTARY AREA		WEIGHT	SUB TOTAL	CUM. TOT.
	LENGTH 1	PER 1 FT.			
ROOF SNOW LOAD	17.0 ft		30 psf	510 plf	510 plf
ROOF DEAD LOAD	17.0 ft		17 psf	289 plf	799 plf
UPPER FLOOR LIVE LOAD	8.0 ft		40 psf	320 plf	1119 plf
MAIN FLOOR LIVE LOAD	6.0 ft		40 psf	240 plf	1359 plf
MAIN FLOOR DEAD LOAD	6.0 ft		15 psf	90 plf	1449 plf
FDTN WALL LOAD	4.0 ft		100 psf	400 plf	1849 plf
TOTAL LOAD				1849 plf	
REQ'D FTG. WIDTH				1.2 ft	USE FC1.7

Footing/Column Location: TYP. INTERIOR BEARING WALL (WORST CASE)

Alt. Soil Bearing Pressure

COMMENT	TRIBUTARY AREA		WEIGHT	SUB TOTAL	CUM. TOT.
	LENGTH 1	PER 1 FT.			
FLOOR LIVE LOAD	12.0 ft		40 psf	480 plf	480 plf
FLOOR DEAD LOAD	12.0 ft		15 psf	180 plf	660 plf
WALL LOAD	12.0 ft		15 psf	180 plf	840 plf
TOTAL LOAD				840 plf	
REQ'D FTG. WIDTH				0.6 ft	USE FC1.5

Footing/Column Location:

Alt. Soil Bearing Pressure

COMMENT	TRIBUTARY AREA		WEIGHT	SUB TOTAL	CUM. TOT.
	LENGTH 1	PER 1 FT.			
<hr/>					
TOTAL LOAD				0 plf	
REQ'D FTG. WIDTH				0.0 ft	



# WOOD BEAM DESIGN FOR UNIFORM LOADING CONDITIONS

**Project:** JOB #24088  
**Description:** 3'-0" MAIN FLOOR TYP. HEADER

**Date:** 2/7/2025  
**Engineer:** TAH

## INPUT:

Length of Span - L (ft): 3.5  
Distance from Support to Calc. Shear - d (in): 7

### Roof Loads:

Trib. Length (ft): 29  
Snow Load (psf): 30  
Dead Load (psf): 17

### Linear Loads:

Snow Load (plf): 0  
Live Load (plf): 0  
Dead Load (plf): 0

### Floor Loads:

Trib. Length (ft): 15  
Live Load (psf): 40  
Dead Load (psf): 7

Total Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 240  
Live Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 360

Total Load (plf): 2068 plf  
Total Live Load (plf): 1470 plf

Beam	DL=	1046.5 lbs
Reactions:	LL=	2572.5 lbs
	TL=	3619 lbs

## OUTPUT:

### DOUGLAS FIR-LARCH

Allowable Shear Stress - Fv (psi): 95  
Modulus of Elasticity - E (ksi): 1600  
Allowable Bending Stress - Fb (psi): 1313 2x4  
1139 2x6  
1052 2x8  
961 2x10  
845 2x12

I (TL) (in<sup>4</sup>): 24.94  
I (LL) (in<sup>4</sup>): 26.59  
A (in<sup>2</sup>): 38.09  
S (in<sup>3</sup>) 2x4: 28.94  
2x6: 33.36  
2x8: 36.12  
2x10: 39.54  
2x12: 44.97

**3-2x10's (0.91)**  
**3-2x12's (0.75)**

### GLUED-LAMINATED (24F-V4)

Allowable Shear Stress - Fv (psi): 190  
Modulus of Elasticity - E (ksi): 1800  
Allowable Bending Stress - Fb (psi): 2400

I (TL) (in<sup>4</sup>): 22.17  
I (LL) (in<sup>4</sup>): 23.63  
A (in<sup>2</sup>): 19.05  
S (in<sup>3</sup>): 15.83

**3.125 x 7.5 GLB (0.81)**  
**5.125 x 6 GLB (0.62)**

### MICRO-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 1900  
Allowable Bending Stress - Fb (psi): 2600

EI (TL) k-in<sup>2</sup>: 39899  
EI (LL) (k-in<sup>2</sup>): 42543  
Shear (lbs): 2413  
Moment (ft-lb): 3167

**(2)-1.75 x 5.5 M-L (0.75)**

### VERSA-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 2000  
Allowable Bending Stress - Fb (psi): 2800

EI (TL) k-in<sup>2</sup>: 39899  
EI (LL) (k-in<sup>2</sup>): 42543  
Shear (lbs): 2413  
Moment (ft-lb): 3167

**(2)-1.75 x 5.5 V-L (0.71)**

NOTE: A LOAD DURATION FACTOR OF 1.0 IS USED FOR ALL BEAMS



# WOOD BEAM DESIGN FOR UNIFORM LOADING CONDITIONS

**Project:** JOB #24088  
**Description:** 6'-0" MAIN FLOOR HEADER (DBL WINDOW)

**Date:** 2/7/2025  
**Engineer:** TAH

## INPUT:

Length of Span - L (ft): 6  
Distance from Support to Calc. Shear - d (in): 7

### Roof Loads:

Trib. Length (ft): 16  
Snow Load (psf): 30  
Dead Load (psf): 17

### Linear Loads:

Snow Load (plf): 0  
Live Load (plf): 0  
Dead Load (plf): 0

### Floor Loads:

Trib. Length (ft): 7  
Live Load (psf): 40  
Dead Load (psf): 7

Total Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 240  
Live Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 360

Total Load (plf): 1081 plf  
Total Live Load (plf): 760 plf

Beam	DL=	963 lbs
Reactions:	LL=	2280 lbs
	TL=	3243 lbs

## OUTPUT:

### DOUGLAS FIR-LARCH

Allowable Shear Stress - Fv (psi): 95  
Modulus of Elasticity - E (ksi): 1600  
Allowable Bending Stress - Fb (psi): 1313 2x4  
1139 2x6  
1052 2x8  
961 2x10  
845 2x12

I (TL) (in<sup>4</sup>): 65.67  
I (LL) (in<sup>4</sup>): 69.26  
A (in<sup>2</sup>): 41.25  
S (in<sup>3</sup>) 2x4: 44.46  
2x6: 51.25  
2x8: 55.49  
2x10: 60.74  
2x12: 69.08

**3-2x10's (0.99)**  
**3-2x12's (0.81)**

### GLUED-LAMINATED (24F-V4)

Allowable Shear Stress - Fv (psi): 190  
Modulus of Elasticity - E (ksi): 1800  
Allowable Bending Stress - Fb (psi): 2400

I (TL) (in<sup>4</sup>): 58.37  
I (LL) (in<sup>4</sup>): 61.56  
A (in<sup>2</sup>): 20.62  
S (in<sup>3</sup>): 24.32

**3.125 x 7.5 GLB (0.88)**  
**5.125 x 6 GLB (0.79)**

### MICRO-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 1900  
Allowable Bending Stress - Fb (psi): 2600

EI (TL) k-in<sup>2</sup>): 105073  
EI (LL) (k-in<sup>2</sup>): 110808  
Shear (lbs): 2612  
Moment (ft-lb): 4865

**(2)-1.75 x 7.25 M-L (0.68)**  
**(3)-1.75 x 5.5 M-L (0.81)**

### VERSA-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 2000  
Allowable Bending Stress - Fb (psi): 2800

EI (TL) k-in<sup>2</sup>): 105073  
EI (LL) (k-in<sup>2</sup>): 110808  
Shear (lbs): 2612  
Moment (ft-lb): 4865

**(2)-1.75 x 7.25 V-L (0.64)**  
**(3)-1.75 x 5.5 V-L (0.76)**

NOTE: A LOAD DURATION FACTOR OF 1.0 IS USED FOR ALL BEAMS



# WOOD BEAM DESIGN FOR UNIFORM LOADING CONDITIONS

Project: JOB #24088  
Description: 9'-0" COVERED PORCH BEAM

Date: 2/7/2025  
Engineer: TAH

## INPUT:

Length of Span - L (ft): 9  
Distance from Support to Calc. Shear - d (in): 7

### Roof Loads:

Trib. Length (ft): 6  
Snow Load (psf): 30  
Dead Load (psf): 17

### Linear Loads:

Snow Load (plf): 0  
Live Load (plf): 0  
Dead Load (plf): 0

### Floor Loads:

Trib. Length (ft): 0  
Live Load (psf): 40  
Dead Load (psf): 7

Total Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 240  
Live Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 360

Total Load (plf): 282 plf  
Total Live Load (plf): 180 plf

Beam	DL=	459 lbs
Reactions:	LL=	810 lbs
	TL=	1269 lbs

## OUTPUT:

### DOUGLAS FIR-LARCH

Allowable Shear Stress - Fv (psi): 95  
Modulus of Elasticity - E (ksi): 1600  
Allowable Bending Stress - Fb (psi): 1313 2x4  
1139 2x6  
1052 2x8  
961 2x10  
845 2x12

I (TL) (in<sup>4</sup>): 57.82  
I (LL) (in<sup>4</sup>): 55.36  
A (in<sup>2</sup>): 17.44  
S (in<sup>3</sup>) 2x4: 26.10  
2x6: 30.08  
2x8: 32.57  
2x10: 35.65  
2x12: 40.55

3-2x8's (0.83)

2-2x10's (0.83)

2-2x12's (0.64)

### GLUED-LAMINATED (24F-V4)

Allowable Shear Stress - Fv (psi): 190  
Modulus of Elasticity - E (ksi): 1800  
Allowable Bending Stress - Fb (psi): 2400

I (TL) (in<sup>4</sup>): 51.39  
I (LL) (in<sup>4</sup>): 49.21  
A (in<sup>2</sup>): 8.72  
S (in<sup>3</sup>): 14.28

3.125 x 6 GLB (0.91)

5.125 x 6 GLB (0.56)

### MICRO-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 1900  
Allowable Bending Stress - Fb (psi): 2600

EI (TL) k-in<sup>2</sup>): 92510  
EI (LL) (k-in<sup>2</sup>): 88574  
Shear (lbs): 1105  
Moment (ft-lb): 2855

(2)-1.75 x 7.25 M-L (0.43)

(3)-1.75 x 5.5 M-L (0.68)

### VERSA-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 2000  
Allowable Bending Stress - Fb (psi): 2800

EI (TL) k-in<sup>2</sup>): 92510  
EI (LL) (k-in<sup>2</sup>): 88574  
Shear (lbs): 1105  
Moment (ft-lb): 2855

(2)-1.75 x 5.5 V-L (0.95)

NOTE: A LOAD DURATION FACTOR OF 1.0 IS USED FOR ALL BEAMS



# WOOD BEAM DESIGN FOR UNIFORM LOADING CONDITIONS

**Project:** JOB #24088  
**Description:** 4'-0 BSMT INTERIOR BEARING WALL HEADER

**Date:** 2/7/2025  
**Engineer:** TAH

## INPUT:

Length of Span - L (ft): 4.5  
Distance from Support to Calc. Shear - d (in): 7

### Roof Loads:

Trib. Length (ft): 0  
Snow Load (psf): 30  
Dead Load (psf): 17

### Linear Loads:

Snow Load (plf): 0  
Live Load (plf): 0  
Dead Load (plf): 0

### Floor Loads:

Trib. Length (ft): 12  
Live Load (psf): 40  
Dead Load (psf): 15

Total Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 240  
Live Load Deflection Criteria (Span/  $\Delta$ ) -  $\Delta$ : 360

Total Load (plf): 660 plf  
Total Live Load (plf): 480 plf

Beam	DL=	405 lbs
Reactions:	LL=	1080 lbs
	TL=	1485 lbs

## OUTPUT:

### DOUGLAS FIR-LARCH

Allowable Shear Stress - Fv (psi): 95  
Modulus of Elasticity - E (ksi): 1600  
Allowable Bending Stress - Fb (psi): 1313 2x4  
1139 2x6  
1052 2x8  
961 2x10  
845 2x12

I (TL) (in<sup>4</sup>): 16.92  
I (LL) (in<sup>4</sup>): 18.45  
A (in<sup>2</sup>): 17.37  
S (in<sup>3</sup>) 2x4: 15.27  
2x6: 17.60  
2x8: 19.06  
2x10: 20.86  
2x12: 23.72

**3-2x6's (0.78)**  
**2-2x8's (0.8)**  
**2-2x10's (0.63)**  
**2-2x12's (0.51)**

### GLUED-LAMINATED (24F-V4)

Allowable Shear Stress - Fv (psi): 190  
Modulus of Elasticity - E (ksi): 1800  
Allowable Bending Stress - Fb (psi): 2400

I (TL) (in<sup>4</sup>): 15.04  
I (LL) (in<sup>4</sup>): 16.40  
A (in<sup>2</sup>): 8.68  
S (in<sup>3</sup>): 8.35

**3.125 x 6 GLB (0.46)**  
**5.125 x 6 GLB (0.28)**

### MICRO-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 1900  
Allowable Bending Stress - Fb (psi): 2600

EI (TL) k-in<sup>2</sup>): 27064  
EI (LL) (k-in<sup>2</sup>): 29525  
Shear (lbs): 1100  
Moment (ft-lb): 1671

**(2)-1.75 x 5.5 M-L (0.39)**

### VERSA-LAM

Allowable Shear Stress - Fv (psi): 285  
Modulus of Elasticity - E (ksi): 2000  
Allowable Bending Stress - Fb (psi): 2800

EI (TL) k-in<sup>2</sup>): 27064  
EI (LL) (k-in<sup>2</sup>): 29525  
Shear (lbs): 1100  
Moment (ft-lb): 1671

**(2)-1.75 x 5.5 V-L (0.37)**

NOTE: A LOAD DURATION FACTOR OF 1.0 IS USED FOR ALL BEAMS



## IBC LATERAL ANALYSIS

**Project:** JOB #24088  
**Description:** MAIN LATERAL

**Date:** 2/7/2025  
**Engineer:** Tom Hales

### Seismic ( $V=2/3 \cdot S_{ms} \cdot I \cdot W/R \cdot (1/1.4)$ )

$I = 1$

$S_{ms} = F_a \cdot S_s$  1.6 NOTE: Site Class D is assumed

$R = 6$

$2/3 \cdot S_{ms} \cdot I / R / 1.4 = 0.1270$  (ASD)

**Wind** 90 mph Basic Wind Speed

Exposure = C

Exp Coef = 1.21

$K_{zt} = 1$

$I_w = 1$

roof height = 13.0 ft (top of wall to ridge)

	$p_{s30}$	$p_s$
A =	14.4 psf	17.4 psf
B =	9.9 psf	12.0 psf
C =	11.5 psf	13.9 psf
D =	7.9 psf	9.6 psf

### Building Info.

### Veneer

Wall Weight = 12 psf				Total	
Roof Weight = 17 psf		Weights		Weights	
Seismic snow =		(pounds)	Veneer	(pounds)	
Total Roof Weight = 17 psf	Wall	1440	0	25830	Dir. perp. to width
Floor to Roof Height = 8 ft	Wall	2160	0	27270	Dir. perp. to length
Building Width = 30 ft	Roof	22950		30150	Tot. Building Wt.
Building Length = 45 ft			$V_{mid} =$	3828.6	
Building Height = 21 ft					
$a = 3.0$ ft					

### Seismic Shear Forces

Diaphragm Shears: (per side)	pounds	plf
Walls perpendicular to building width:	1640	36
Walls perpendicular to building length:	1731	58

Mid-Ht Wall Shears: (per side)	pounds	plf
Walls perpendicular to building width:	1914	43
Walls perpendicular to building length:	1914	64

**USE 7/16" SHEATHING w/8d NAILS @ 6" o.c. G.F. 170plf**

### **SHEARWALLS**

350 plf
req'd length
4.7 ft
4.9 ft

### Wind Shear Forces

Diaphragm Shears: (per side)	pounds	plf
Walls perpendicular to building width:	2945	65
Walls perpendicular to building length:	4303	143

Mid-Ht Wall Shears: (per side)	pounds	plf
Walls perpendicular to building width:	2945	65
Walls perpendicular to building length:	4303	143

**USE 7/16" SHEATHING w/8d NAILS @ 6" o.c. G.F. 240plf**

### **SHEARWALLS**

490 plf
req'd length
6.0 ft
8.8 ft

Note: Veneer is assumed to resist it's own in-plane shear.



## SHEAR & OVERTURNING ANALYSIS

Project: JOB #24088  
Description: MAIN LATERAL

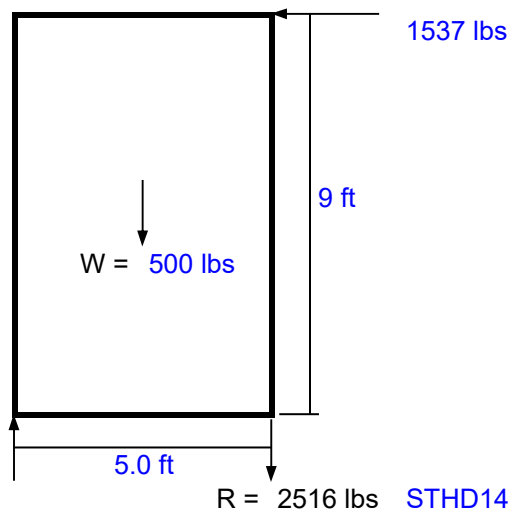
Date: 2/7/2025  
Engineer: Tom Hales

### SHEAR WALL CHECK

Shear Wall Capacity: 350 plf 4"O.C. EDGE NAILING  
Total Shear: 3074 lbs  
Req'd Wall Lngth: 9 ft PLENTY OF WALL AVAILABLE

### WALL OVERTURNING

Description: 5'-0" FRONT WALL PIECES



### WALL OVERTURNING

Description: 4'-0" SIDE WALL PIECE

