

FLOOR FRAMING PLAN
1/4" = 1'-0"

Show detail of post/beam structural connections

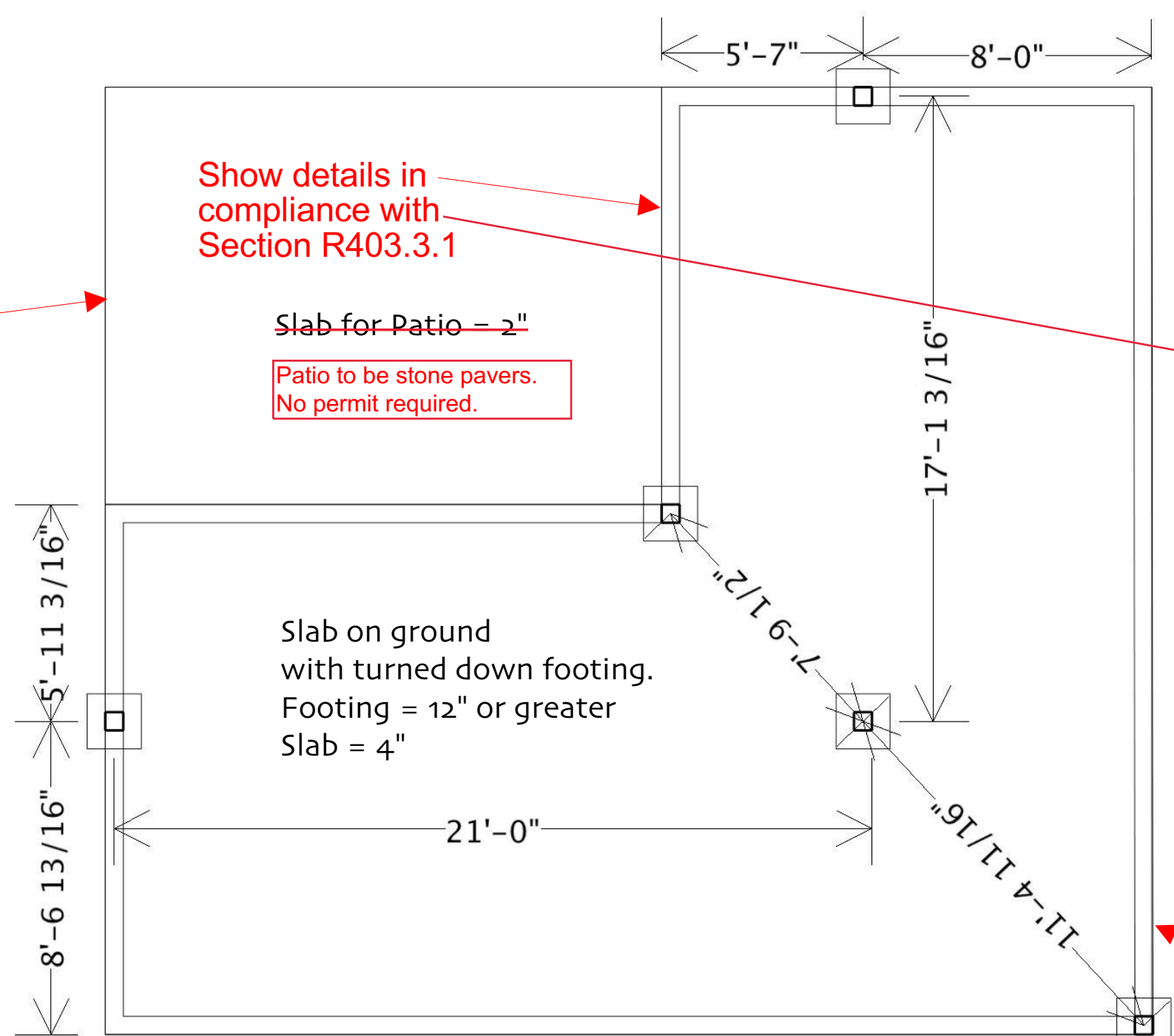
Column to foundation= S/LTT tension ties- see attached spec sheet for connection details
Column to Ridge = MST Strap ties. see attached spec sheet for connection details

Show Wall Bracing locations and details as per R602.10

Show door/window header sizes/spans and number of jack studs.

COMMON:
All door/window headers (3) 2x6, spans are noted on opening sizes depicted on elevation page.
All door/window jack studs (2) 2x6

Full depth horizontal blocking every 4'-0" for all exterior walls. Continuous sheathing also provides additional bracing.



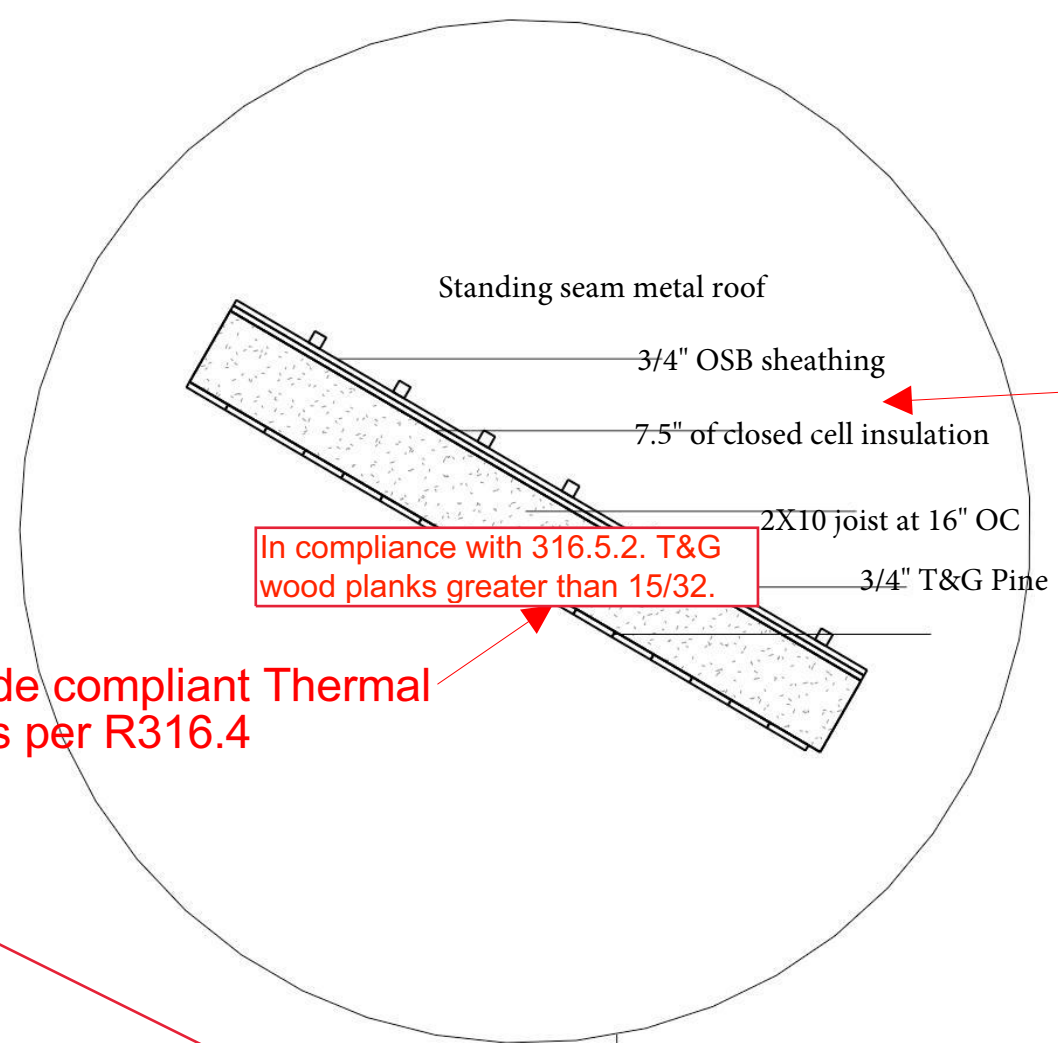
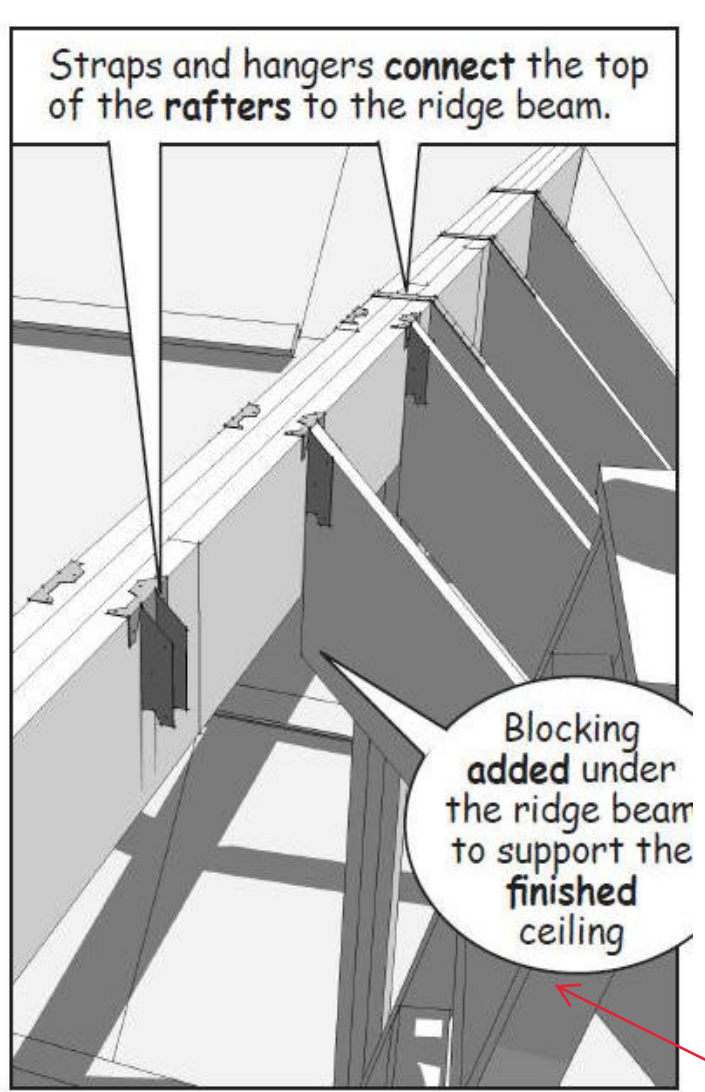
FOUNDATION PLAN
1/4" = 1'-0"

Show exterior slab details

Show details in compliance with Section R403.3.1

Slab for Patio = 2"
Patio to be stone pavers. No permit required.

Slab on ground with turned down footing. Footing = 12" or greater Slab = 4"



ROOF DETAIL
1/2" = 1'-0"

Show code compliant Thermal Barrier as per R316.4

Show fastener schedule as per Table R602.3

Rafter to Plate 2-16d
Rafter to Ridge 3-16d

Show compliance with IECC-2009 (REScheck information provided is incomplete/incorrect)

Show code compliant framing connections

Show code compliant roof tie downs

Show code compliant Thermal Barrier as per R316.4
In compliance with 316.5.2. T&G wood planks greater than 15/32.

Show code compliant Vapor Retarder as per R601.3

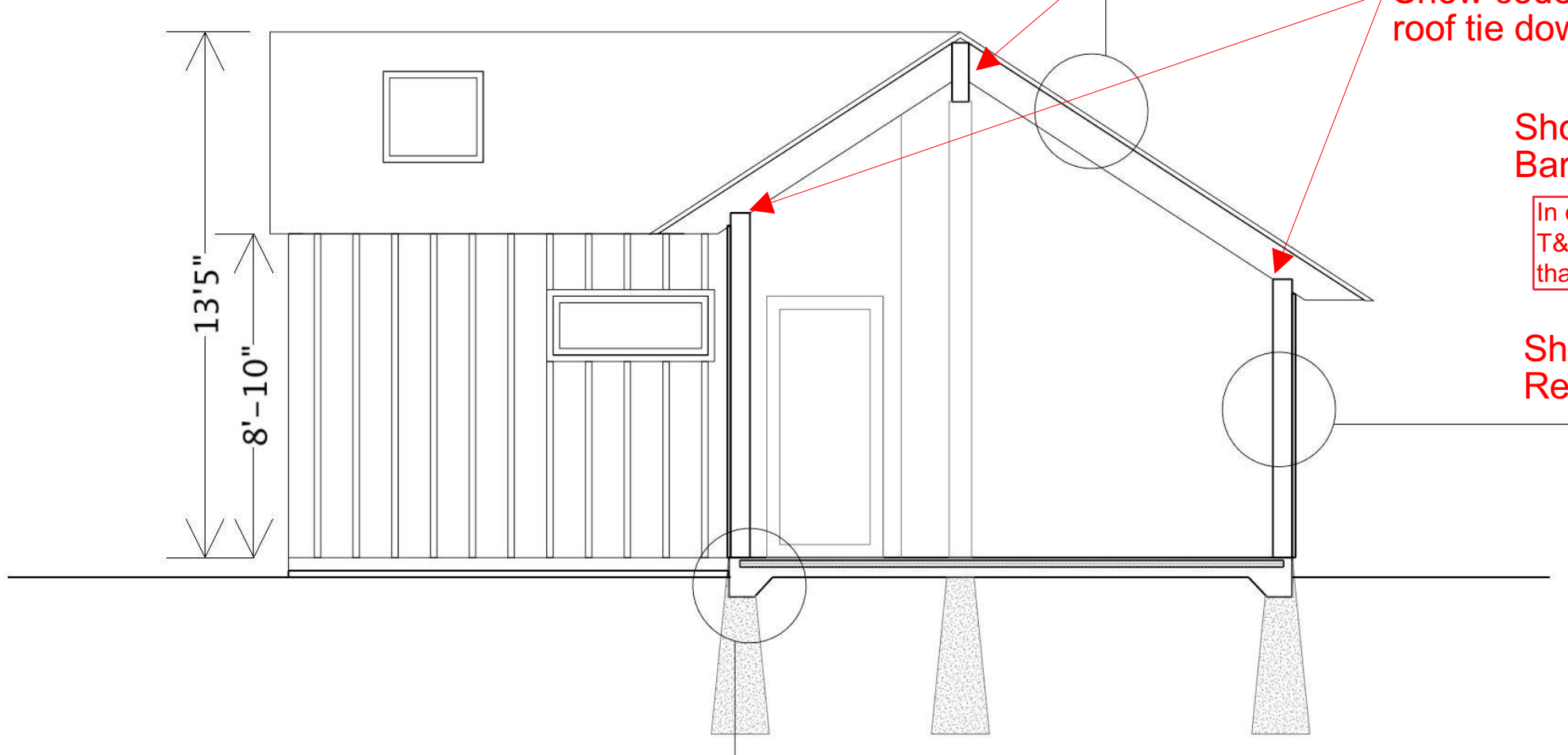
HPT Hurricane Tie: See spec sheet for more details

REScheck was completed and submitted with this permit application. If it is not reading as completed or there is a specific part that you believe to be incorrect, please specify.

Vapor barrier between cement board siding and 1/2" OSB sheathing = tyvex vapor barrier

Show fastener schedule as per Table R602.3

Top or sole plate to stud, end nail = 2-16d
Top plates, laps at corners and intersections, face nail = 2-10d



SECTION A
1/4" = 1'-0"

403.3.1-Air freezing index of 1,500 or less Vertical R value to be 4.5, no horizontal R-value needed

1/2" diameter bolts extending 7" into the concrete and 2 bolts per plate section in accordance with 403.1.6

403.1.4 - 12" below grade as noted

Pressure preservative treated wood bottom plate to be PT2X6
Show details in compliance with Section R317

Note size and spacing of anchors as per R403.1.6

Show details in compliance with R403.1.4 and R403.1.4.1 and R403.3

Note size and spacing of dowels as per R403.1.3.2

Number 4 bar at top and bottom of the footing

How is the reinforcing continuous around the corner?

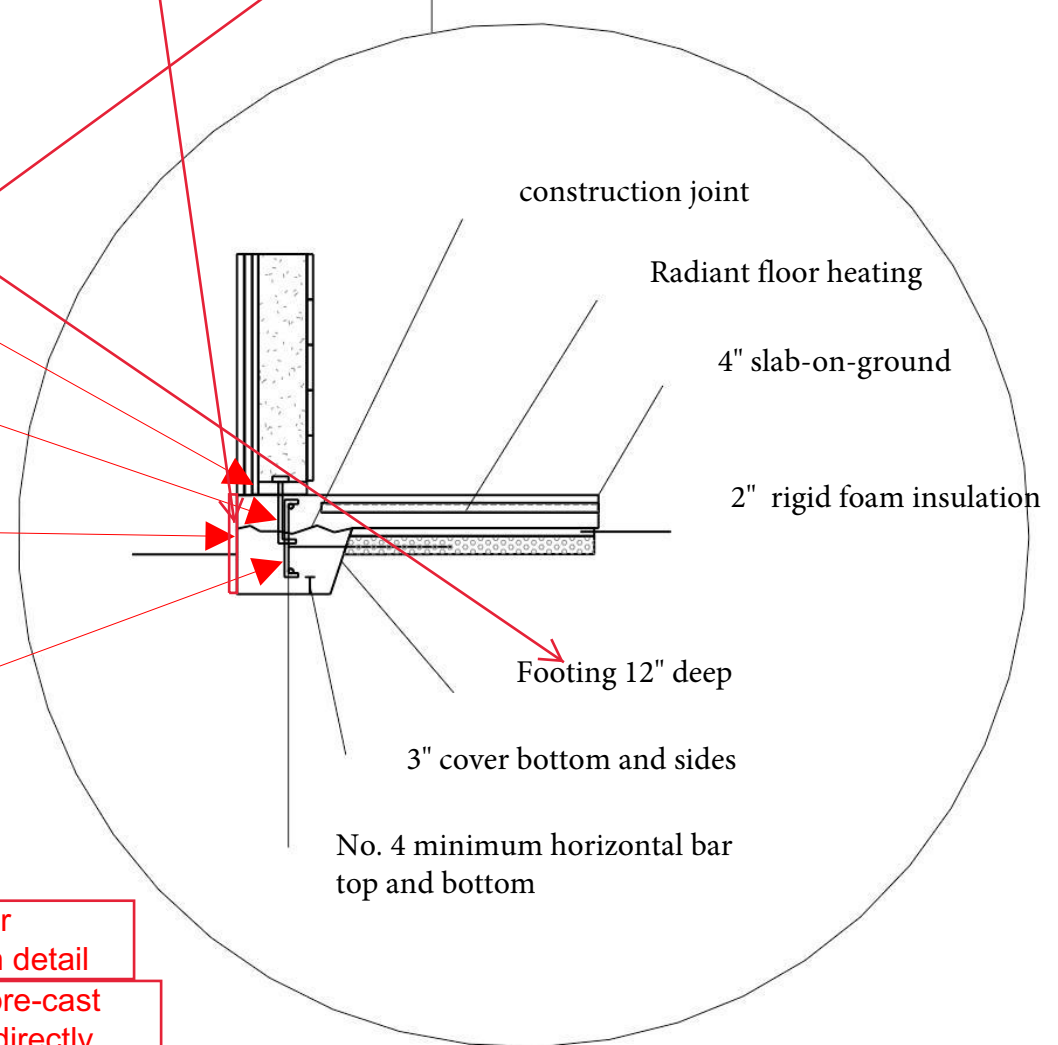
How is this footing structurally tied to the shallow footing?

How can a footing of this depth be poured at the same time as the shallow footing? (need to see structural details)

Column is pre-cast and set in ground prior to pour.

Anchor bolt is cast in pre-cast column and connects directly with slab on ground at designated points.

See corner foundation detail



FOUNDATION DETAIL
1/2" = 1'-0"

ρ =	E =
0.0075	87%
0.005	95%
0.011	85%

Corner Foundation Detail-typical