

STRUCTURAL GENERAL NOTES

USM - ADA Upgrades
120 Bedford Street, Portland, ME
SI #: 17-0095

DESIGN LOADS: International Building Code; IBC 2009, except as noted
Occupancy Category, Table 1604.5 II Standard

Floors: Office 50 psf

Roofs & Exposed Garage Areas:
Ground Snow, (Pg) 60 psf
Sloped Roof Snow Load (PF) 42 psf

STRUCTURAL WOOD FRAMING:

In-Grade Base Values have been used for design.
2x framing shall be Spruce-Pine-Fir S4S No. 2 and better unless noted.
All lumber shall be 19% maximum moisture content, unless noted.
Solid timber beams and posts shall be Douglas Fir-Larch No. 1.
Studs shall be Spruce-Pine-Fir S4S No. 2 and better.
Top and bottom plates shall be Spruce-Pine-Fir S4S No. 2 and better.
Wood in contact with concrete shall be pressure-treated Spruce-Pine-Fir S4S No. 2 or Southern Yellow Pine.
Conventional light framing shall comply with IBC Section 2308.
Except as noted otherwise, minimum nailing shall be provided as specified in IBC Table 2304.9.1 "Fastening Schedule."
Plywood and oriented strand board (OSB) floor and roof sheathing shall be APA graded with panel identification index, thickness, and nailing as noted on the drawings.
Nail wall sheathing with 8d commons at 4" o.c. at panel edges, and 12" o.c. at intermediate framing except as noted.
SHEATH ALL EXTERIOR WALLS. SHEATH INTERIOR WALLS AS SHOWN ON THE DRAWINGS. BLOCK AND NAIL ALL EDGES BETWEEN STUDS.
Sheathing shall be continuous from bottom plate to top plate. Cut in "L" and "T" shapes around openings. Lap sheathing over rim joists min. 4" at all floors to tie upper and lower stud walls together.
Minimum height of sheathing panels shall be 16" to assure that plates are tied to studs.
Minimum 3-8d per stud and nail plates with "edge nail" spacing.
Sole plate at all perimeter walls and at designated shear walls shall be nailed as for braced panels with 3-16d x 3 1/2" long box nails (coated or deformed shank) per 16". 12d nails are not acceptable.
Provide solid blocking between joists under jamb studs of openings.
Pre-engineered, prefabricated trusses shall be designed for the fabricator by a Professional Engineer Registered in the State of construction, and shall comply with Code Requirements.
Truss to truss connections specified shall be by truss supplier, unless specifically noted on the drawings.
Lower chord of gable end trusses shall be anchored to wall plate with framing anchors at 4'-0 spacing and laterally braced to roof framing at 8'-0 spacing.
Truss supplier shall specify all floor and roof truss bracing and bridging.
All roof rafters, joists, trusses, and beams shall be anchored to supports with metal framing anchors.
Light gage framing anchors shown or required, shall be Simpson "Strong Tie" and installed with the number and type of nails recommended by the manufacturer to develop the rated capacity.
Note that heavy-duty hangers and skewed hangers may not be stocked locally and require special order from the factory.
All beams and trusses shall be braced against rotation at points of bearing.
Unless otherwise indicated, install two lengths of solid blocking x joist depth x 12 inches long in floor framing under column loads. Columns must have a continuous load path to foundation.
Lead holes for lag screws shall be drilled in accordance with Table 6.23 of the AITC Timber Construction Manual, 3rd edition.
FIELD VERIFICATION OF EXISTING CONDITIONS:
Contractor shall thoroughly inspect and survey existing structure to verify conditions that affect the work shown on the drawings. Contractor shall report any variations or discrepancies to the Architect before proceeding.
STRUCTURAL ERECTION AND BRACING REQUIREMENTS:
The structural drawings illustrate the completed structure with elements in their final positions, properly supported and braced. These construction documents contain typical and representative details to assist the contractor.
Details shown apply at all similar conditions unless otherwise indicated.
Although due diligence has been applied to make the drawings as complete as possible, not every detail is illustrated, nor is every exceptional condition addressed.
All proprietary connections shall be installed in accordance with the manufacturers' recommendations.
All work shall be accomplished in a workmanlike manner and in accordance with the applicable code and local ordinances.
The general contractor is responsible for coordination of all work, including layout and dimension verification, materials coordination, shop drawing review, and the work of subcontractors.
Any discrepancies or omissions discovered in the course of the work shall be immediately reported to the architect for resolution.
Continuation of work without notification of discrepancies relieves the architect and engineer from all consequences.
Unless otherwise specifically indicated, the drawings do not describe methods of construction.
The contractor, in the proper sequence, shall perform or supervise all work necessary to achieve the final completed structure, and to protect the structure, workmen, and others during construction.
Such work shall include, but not be limited to, bracing, shoring for construction equipment, shoring for excavation, formwork, scaffolding, safety devices and programs of all kinds, support and bracing for cranes and other erection equipment.
Do not backfill against basement or retaining walls until supporting slabs and floor framing are in place and securely anchored, unless adequate bracing is provided.
Temporary bracing shall remain in place until all floors, walls, roofs and any other supporting elements are in place.
The architect and engineer bear no responsibility for the above items, and observation visits to the site do not in any way include inspection of them.

ABBREVIATIONS KEY

Table with 4 columns of abbreviations and their corresponding full names, including AB Anchor Rod (Bolt), ADJL Additional, ADJ Adjustable, AFF Above Finished Floor, ALT Alternate, AMT Amount, ANCH Anchor, Anchorage, APPROX Approximate, ATR All Thread Rod, AVG Average, BC Bottom of Concrete, BL Brick Ledge, BLK Block, BLKG Blocking, BM Beam, BOT Bottom, BRG Bearing, BW Bottom of Wall, CB Counterbore, CF Cubic Foot, CG Center of Gravity, CIP Cast in Place, CJ Construction Joint (Control Joint), CLG Ceiling, CLR Clear, CM Construction Manager (Management), CMU Concrete Masonry Unit, COL Column, COM Common, COMB Combination, CONC Concrete, CONN Connection, CONT Continue (Continuous), COORD Coordinate, -tion, CS Countersink, CTR Center, CY Cubic Yard, DAB Deformed Anchor Bar, DET Detail, DEV Develop, DIAG Diagonal, DIM Dimension, DL Dead Load, DN Down, DP Drilled Pier, DT Double Tee, DWG Drawing, DWL Dowel, EA Each, ECC Eccentric, E-E End to End, EF Each Face, EJ Expansion Joint, ELEV Elevation, ELEC Electric (Electrical), ENGR Engineer, EQ Equal, EQUIP Equipment, EQUIV Equivalent, ES Each Side, EST Estimate, E-W East to West, EXC Excavate, EXP Expansion, EXT Exterior, FND Foundation, FF Far Face, Finished Floor, F-F Face to Face, FIG Figure, FL Flush, FLG Flange, FLR Floor, FO Face of, FP Full Penetration, FS Far Side, FTG Footing, GA Gage (Gauge), GALV Galvanized, GC General Contractor, GEN General, GL Glue laminated (Glam), GND Ground, GR Grade, GT Girder Truss, GYP BD Gypsum Board, HAS Headed Anchor Stud, HORIZ Horizontal, HT Height, ID Inside Diameter, IF Inside Face, INT Interior (Intermediate), JB Joist Bearing, JST Joist, JT Joint, K Kip (1,000 lbs.), LD Load, LL Live Load, LLH Long Leg Horizontal, LLV Long Leg Vertical, LOC Location, LSL Laminated Strand Lumber (generic term), LT Light, LVL Laminated Veneer Lumber (generic term), MACH Machine, MASY Masonry, MATL Material, MAX Maximum, MB Machine bolt, MECH Mechanical, MEZZ Mezzanine, MFR Manufacture, -cr, -cd, MIN Minimum, ML Microlam, E-W East to West, MO Masonry Opening, MTL Metal, NF Near Face, NIC Not In Contract, NS Near Side, N-S North to South, NTS Not to Scale, OCJ OSHA Column Joist, OD Outside Diameter, OF Outside Face, OH Opposite Hand, OPNG Opening, OPP Opposite, OSB Oriented Strand Board, PAF Powder Actuated Fastener, PC Precast, PCF Pounds Per Cubic Foot, PEN Penetration, PERP Perpendicular, PL Property Line, PWF Pounds per Linear Foot, PNL Panel, PP Panel Point, PS Prestressed, PSF Pounds per Square Foot, PSI Pounds per Square Inch, PSL Parallel Strand Lumber (generic term), PT (1) Post Tensioned, PT (2) Pressure Treated, PTN Partition, PWD Plywood, QTY Quantity, R Radius, RD Roof Drain, RE Reference (refer to), RECT Rectangle, REINF Reinforce, -ed, -ing, REQ Required, REQMT Requirement, RET Retaining, RM Room, RMO Rough Masonry Opening, RO Rough Opening, SC Slip Critical, SCH Schedule, SDST Self Drilling Self Tapping, SECT Section, SF Square Feet, SFT Sheet, SFTG Sheathing, SIM Similar, SLH Short Leg Horizontal, SLV Short Leg Vertical, SOG Slab on Grade, SP Spaces, SPEC Specifications, SQ Square, ST Snug Tight, STD Standard, STIFF Stiffener, STL Steel, STRUCT Structure, -al, SUPT Support, SY Square Yard, SYM Symmetrical, T&B Top and Bottom, T&G Tongue and Groove, TB Top of Beam, TC Top of Concrete, TD Top of Deck, THD Thread, THK Thick, -ness, TJ Top of Joist, TL Total Load, TPG Topping, TRANS Transverse, TW Top of Wall, TYP Typical, ULT Ultimate, UNO Unless Noted Otherwise (generic term), VERT Vertical, VIF Verify in Field, WA Wedge Anchor, WP Work Point, WT Weight, WWF Welded Wire Fabric, XS Extra Strong, XSECT Cross-section, XXS Double Extra Strong, (E) Existing, (N) New, (R) Remove

Structural Drawing Index

Table with 2 columns: Drawing ID and Description. S1.0 General Notes, Etc. S1.1 Framing Plans and Details



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USM - ADA Upgrade
120 Bedford St. Portland, ME

Revision Schedule table with columns: No., Date, Description

JOB NO.

DRWN. BDH
Checker. ACJ

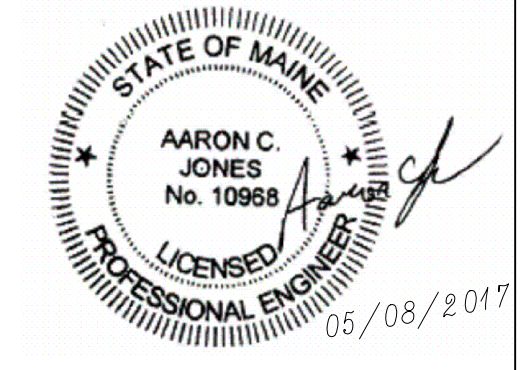
SCALE:
AS NOTED

ISSUE
05/08/17

TITLE
GENERAL NOTES

SHEET

S1.0



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