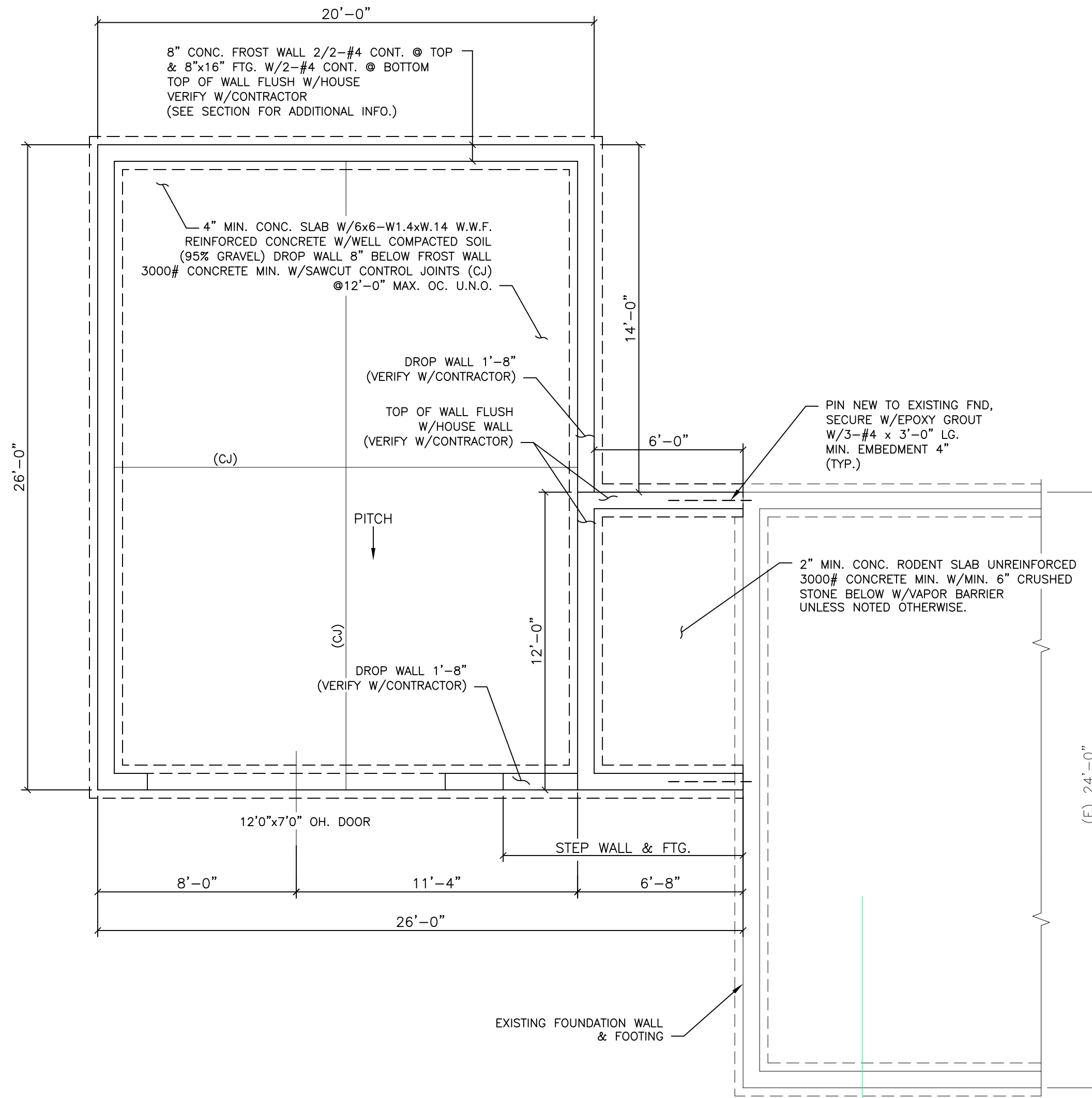


FOUNDATION NOTES:

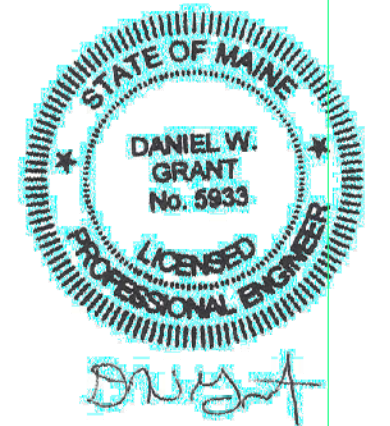
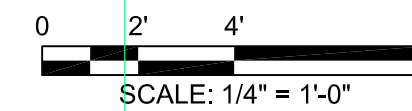
1. (DO NOT) BACKFILL MORE THAN 3'-0" BEFORE 1ST FLOOR FRAMING—JOIST & SUBFLOOR IS COMPLETE.
2. ALL FINISH WALL, FOOTING, FLOOR HEIGHTS, AND ELEVATIONS SHALL BE VERIFIED IN THE FIELD BY GENERAL CONTRACTOR (G.C.) PRIOR TO FORM SETTING.
3. ALL ANCHOR BOLTS SHALL BE 1/2"x1'-0" HOOKED OR EQUIVALENT. 4'-0" MAX. O.C. & 1'-0" MIN. FROM ALL CORNERS.
4. ALL CONSIDERATIONS FOR UTILITIES ARE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
5. THE G.C. SHALL ADJUST WALL AND FOOTING SIZES TO SOIL BEARING CAPACITIES WITH ENGINEER AS REQUIRED.
6. DRAIN TILE SHALL BE PLACED ON INTERIOR AND EXTERIOR OF FOUNDATION WALLS. ALL DRAIN TILE SHALL BE WRAPPED IN FILTER FABRIC. FILTER FABRIC SHALL BE ENCASED IN MIN 6" OF 3/4" CRUSHED STONE AROUND ENTIRE PIPE DIAMETER. DO NOT TIE INTERIOR AND EXTERIOR DRAINS TOGETHER. DRAIN TILES SHALL DRAIN TO ATMOSPHERE OR DRY WELL. PROVIDE AT LEAST TWO STUB UP PIPES ON INTERIOR DRAINS FOR FUTURE RADON SYSTEM CONNECTION. CONSULT WITH RADON CONTRACTOR.
7. SEE ARCHITECTURAL DRAWINGS FOR DIMENSIONS AND ADDITIONAL INFORMATION.
8. ALL CONCRETE SLABS SHALL HAVE SAW-CUT CONTROL JOINTS (CJ) @ 12'-0" MAX. O.C., SAWN WITHIN 6 HOURS OF SLAB POUR, UNLESS NOTED OTHERWISE.
9. ALL EXTERIOR CONCRETE FOUNDATION WALLS, BELOW GRADE SHALL BE COATED WITH DAMPPROOFING PER MANUFACTURER'S SPECIFICATIONS.
10. ADDITIONAL DRAINAGE MAYBE REQUIRED, SUCH AS SUMP PIT AND PUMP. G.C. SHALL CONSULT DRAINAGE CONTRACTOR FOR RECOMMENDATIONS.
11. STEP FOOTINGS AS REQUIRED TO ACHIEVE FOOTING FROST DEPTH.
12. 4" CONCRETE SLABS ON 6 MIL. POLY VAPOR BARRIER ON 8" DEEP 3/4" CRUSHED STONE.
13. PITCH ALL GARAGE SLABS 1/4"/FT. TOWARD OVERHEAD DOORS.
14. CONCRETE MIN. 3000 PSF FOR WALLS AND FOOTINGS.
15. 2"x4" TAPERED KEYWAY AT ALL WALL TO FOOTING CONNECTIONS.
16. PITCH ALL EXTERIOR SLABS 1/4"/FT.



FOUNDATION PLAN

ISSUED FOR CONSTRUCTION

08-07-2015



ALL DRAWINGS, PLANS, SKETCHES ETC. ARE PROVIDED TO OUR CLIENTS BASED UPON INFORMATION PROVIDED BY THE CLIENT AND DRAWN IN ACCORDANCE WITH COMMON BUILDING PRACTICES. NONE OF THE EMPLOYEES OF MORIN DRAFTING ARE REGISTERED ARCHITECTS, STRUCTURAL ENGINEERS OR PROFESSIONAL LAND SURVEYORS. ALL CODES SHALL BE REVIEWED AND APPROVED BY APPROPRIATE REGISTERED PROFESSIONAL, IF NOT, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR OR OWNER. ALL NOTING, SPECIFICATIONS AND DIMENSIONS SHALL BE VERIFIED BY CLIENT AND/OR CONTRACTOR BEFORE WORK BEGINS. ALL OMISSIONS SHALL BE BROUGHT TO THE ATTENTION OF MORIN DRAFTING AFTER REVIEW. IF PLANS ARE NOT VERIFIED BY CLIENT AND/OR CONTRACTOR BEFORE CONSTRUCTION BEGINS, MORIN DRAFTING SHALL BE HELD HARMLESS. IN ALL EVENTS DAMAGES SHALL BE LIMITED TO THE COST OF THE PLANS. MORIN DRAFTING ASSUMES NO LIABILITY FOR CONSTRUCTION DEFECTS, CHANGES AND/OR REVISIONS TO THE PLANS. ALL PLANS ARE THE PROPERTY OF MORIN DRAFTING.

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MOREY RESIDENCE 104 DENNETT STREET, PORTLAND, MAINE	
FOUNDATION PLAN	
DRAWN: J. MORIN	S1
SCALE:	
DATE: 08-05-2015	
PLAN NO:	