

# PLAN NOTES

## WOOD FRAMING NOTES:

1. PROVIDE DOUBLE JOISTS @ SIDES & ENDS OF ALL ROOF OPENINGS. SISTER TOGETHER WITH 1/2" NAILS @ 12" OC (TYP.) (UNO).
2. USE 2x4 DRY STUDS @ 16" OC FOR ALL BEARING WALLS 10'-0" OR LESS IN HEIGHT (14'-0" MAX FOR NON-BEARING). FOR BEARING STUD WALL HEIGHTS IN EXCESS OF 10'-0", USE 2x6 DRY STUDS @ 16" OC (16'-0" MAX HEIGHT). (20'-0" MAX FOR NON-BEARING). ALL BEARING SLOPING RAKE WALLS SHALL BE CONTINUOUS BETWEEN FOUNDATION & ROOFFRAMING.
3. EACH TRUSS SHALL BE LEGIBLY BRANDED, MARKED OR OTHERWISE HAVE PERMANENTLY AFFIXED THERE TO THE FOLLOWING INFORMATION LOCATED WITHIN 2 FEET OF THE CENTER OF THE SPAN ON THE FACE OF THE BOTTOM CHORD:
  - A) IDENTITY OF THE COMPANY/MANUFACTURING THE TRUSS
  - B) THE DESIGN LOADS
  - C) THE SPACING OF THE RAISES
4. PROVIDE 3/16" STRAP ACROSS ALL DISCONTINUOUS DEL. TOP PLATES.
5. FRAMING MEMBERS OR BLOCKING SHALL BE PROVIDED AT THE EDGES OF ALL SHEETS IN FLYWOOD SHEARWALLS.
6. ALL SHEAR PANEL SHALL BE APPLIED DIRECTLY TO STUDS PRIOR TO INSTALLATION OF DECORATIVE POP-OUTS AND TRIM.

1. DO NOT CUT, NOTCH, DRILL, BORE SHAVE, TAPE OR FOR ANY REASON MODIFY PRE-ENGINEERED / MANUFACTURED STRUCTURAL ELEMENTS SUCH AS GLUED-LAMINATED MEMBERS, PARALLAYS, MICROLAYS, I-JOISTS, LIGHT GAUGE METAL MEMBERS AND OTHER SIMILAR MEMBER OR STEEL PRODUCTS UNLESS SUCH MODIFICATIONS ARE WITHIN THE WRITTEN PARAMETERS SET FORTH BY THE MANUFACTURER'S ENGINEER WITH DETAIL, SIGNED AND STAMPED IS ISSUED AND AUTHORIZED BY THE PROJECT ENGINEER OR RECORD AND APPROVED BY THE COUNTY OF SAN DIEGO BUILDING OFFICIAL.
2. WOOD POSTS EXPOSED TO WEATHER OR WATER SPRAY SHALL BE 1" ABOVE A SLAB OR 8" ABOVE GRADE (UB.C. 2206.5).
3. 2 LAYERS OF GRADE 'D' BUILDING PAPER REQUIRED OVER SOLID SHEAR PANELS & OVER WOOD BAYE SHEATING TO RECEIVE STUCCO.
4. SIMPSON STRONG-WALLS SHEARWALLS ARE APPROVED PER IBC07 FRC-5405.

NOTE: THE ABOVE SPECIFICATIONS SHALL APPLY UNLESS NOTED OTHERWISE ON THE DRAWINGS.

## FOUNDATION NOTES:

1. THERE SHALL BE A MINIMUM OF TWO ANCHOR BOLTS PER SILL PLATE PIECE WITH ONE ANCHOR BOLT LOCATED A MINIMUM OF 4" AND A MAXIMUM OF 12" WITHIN EACH END OF EACH SILL PLATE PIECE.
2. SQUARE PLATE WASHERS (MIN 2x2x3/16") SHALL BE USED ON EACH BOLT.
3. ALL ANCHOR BOLTS, HOLLOW ANCHORS & DOUBLES MUST BE IN PLACE PRIOR TO CALLING FOR FOUNDATION INSPECTION.
4. ALL CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 2500 PSI.
5. CONTINUOUS EXTERIOR PERIMETER AND CONTINUOUS INTERIOR BEARING WALL FOOTING SHALL BE AS FOLLOWS (UNO): 12" WIDE X 12" MIN. DEEP AND NATIVE SOIL OR 30% COMPACTED HILL WITH (2) 4" REINFORCING BARS 3" FROM THE TOP & BOTTOM OF THE FOOTING.
6. CONCRETE SLAB SHALL BE A MINIMUM OF 4" THICK WITH 3 REBARS @ 18" OC EACH WAY IN THE CENTER UNDERLAY WITH 2" CLEAN SAND OVERLAYING 6" HILL, VISIBLY OVERLAYING ADDITIONAL 2" CLEAN SAND.
7. THE JOISTURE BARRIER SHOULD BE PROPERLY LAPPED AND SEALED AT JOINTS AND AROUND ANY BREAKS SUCH AS OPENINGS FOR UTILITY CONDUITS.
8. ALL NON-BEARING WALLS SHALL USE 2x PT. SILL W/ 2x30 RAINERS @ 32" OC, 6" FROM ENDS PER (ICBO 91417).
9. ALL DIMENSIONS SHALL BE VERIFIED WITH ARCHITECTURAL DRAWINGS. ANY DISCREPANCIES SHALL BE RESOLVED WITH ARCHITECT/DRAWER.
10. SOIL BEARING PRESSURE ASSUMED AT 1000 PSF.

NOTE: THE ABOVE SPECIFICATIONS SHALL APPLY UNLESS NOTED OTHERWISE ON THE DRAWINGS.

THE BOTTOM OF ALL FOOTINGS SHALL MAINTAIN MIN. 1'-0" TO DRAINAGE SLOPES TO PREVENT SOIL REPORT. HORIZONTAL DISTANCE SHALL BE MEASURED FROM THE BOTTOM LEADING EDGE OF FOOTING TO DRAINAGE.

# FOUNDATION PLAN

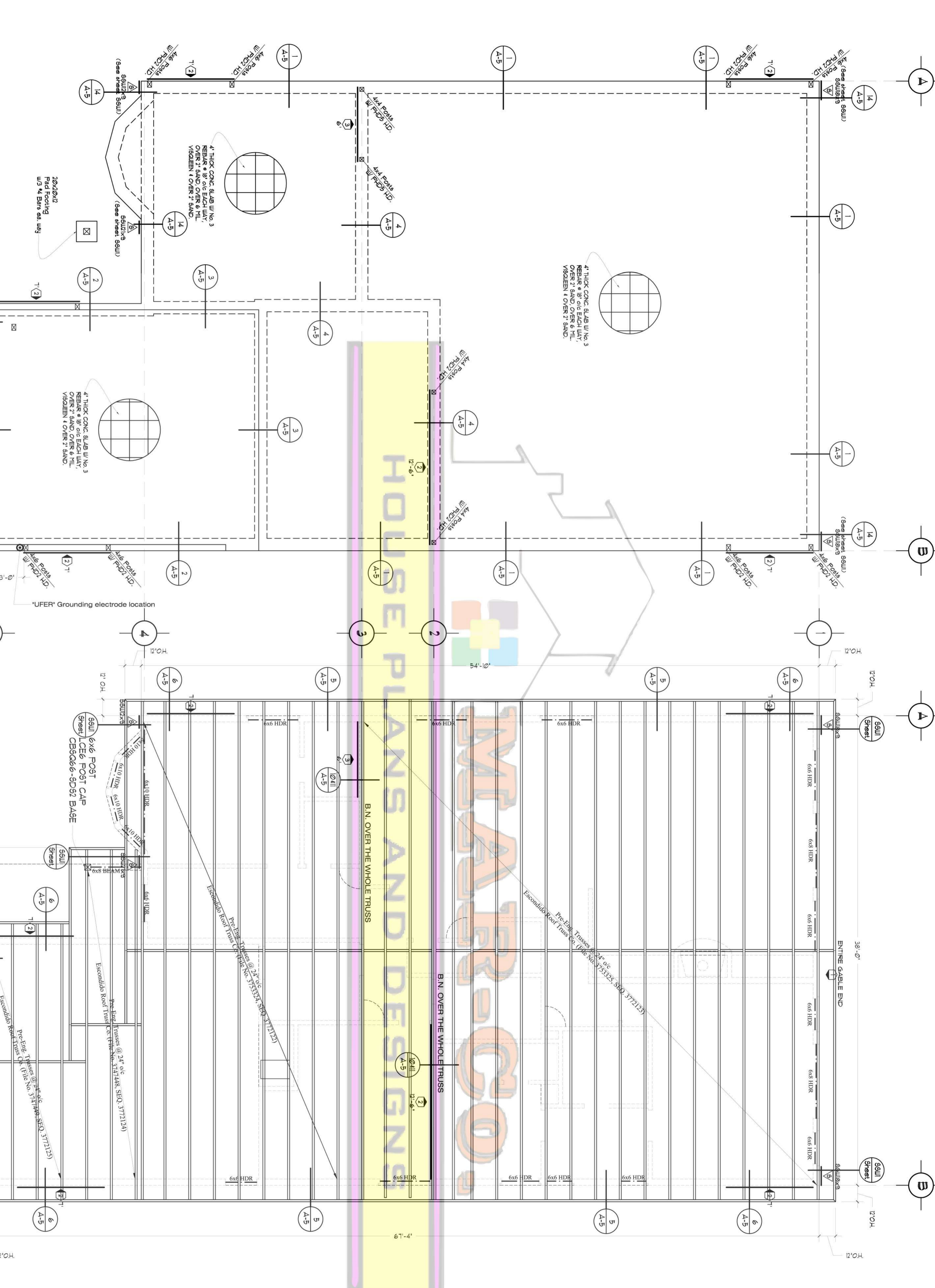
SCALE: 1/4" = 1'

NOTE: FINAL COMPACTION REPORT TO BE SUBMITTED TO THE BUILDING INSPECTOR PRIOR TO FOUNDATION INSPECTION.

# ROOF FRAMING PLAN

SCALE: 1/4" = 1'

<b>ROOF DIAPHRAGM</b>	1/2" CORRUGATED GALV. STEEL SHEARWALLS	1/2" CORRUGATED GALV. STEEL SHEARWALLS
<b>SHEARWALLS</b>	1/2" CORRUGATED GALV. STEEL SHEARWALLS	1/2" CORRUGATED GALV. STEEL SHEARWALLS
<b>SIMPSON STRONG-WALL SHEARWALLS</b>	1/2" CORRUGATED GALV. STEEL SHEARWALLS	1/2" CORRUGATED GALV. STEEL SHEARWALLS



**MARCO'S HOUSE PLANS & DESIGN**  
 Architectural CAD drafting  
 Building permits  
 Room and patio additions  
**Marco A. Laureano**  
 760.805.2358  
 760.941.2678  
 LICENSE: 16964

**DISEÑO DIBUJO Y CONSTRUCCION**  
 Dibujo de planos arquitectonicos  
 Permisos para construccion  
 Ampliacion de cuartos y patios  
**Marco A. Laureano**  
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**OWNER:**  
**MR. BLUM**  
 XXXX LANCASTIRE WAY  
 SAN DIEGO, CA. 92128  
 HOME: 000-000-0000  
 CELL: 000-000-0000

**PROJECT NAME:**  
**BLUM'S RESIDENCE**  
 XXXX LANCASTIRE WAY  
 SAN DIEGO, CA. 92128

**CONTRACTANT:**  
**REVISIONS:**  
 FEBRUARY / 2008  
 DECEMBER / 2007

**SCALE:**  
 AS SPECIFIED  
 PLANS DRAWN & PREPARED BY:  
**MARCO A. LAUREANO**  
**SHEET:**  
**A-4**  
 OF SHEET  
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