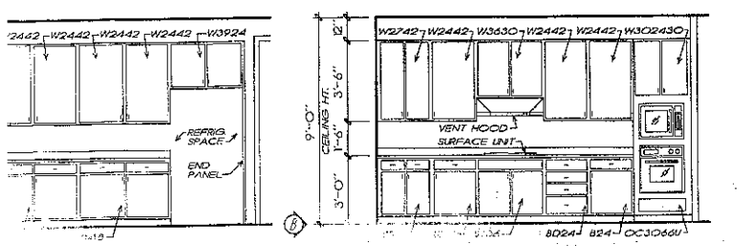
AL FRAMING NOTES

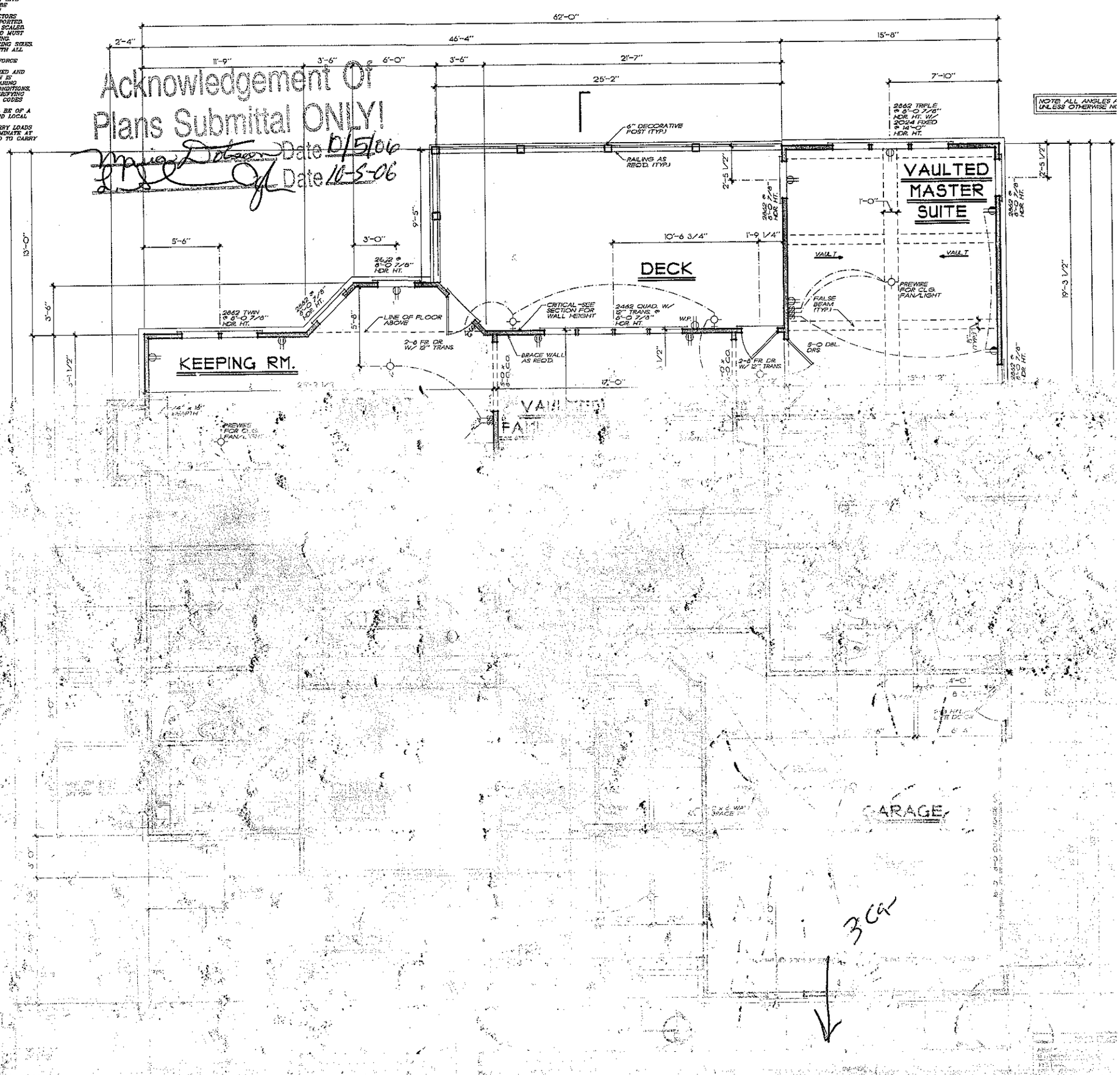
WING NOTES ARE SUGGESTED MINIMUM REQUIREMENTS ONLY.
VARIANCES OF CODES PER REGION. PLEASE REFER AND COMPLY
YOUR LOCAL CODES. CONSULT WITH LOCAL ENGINEERS FOR ALL
AL REQUIREMENTS.

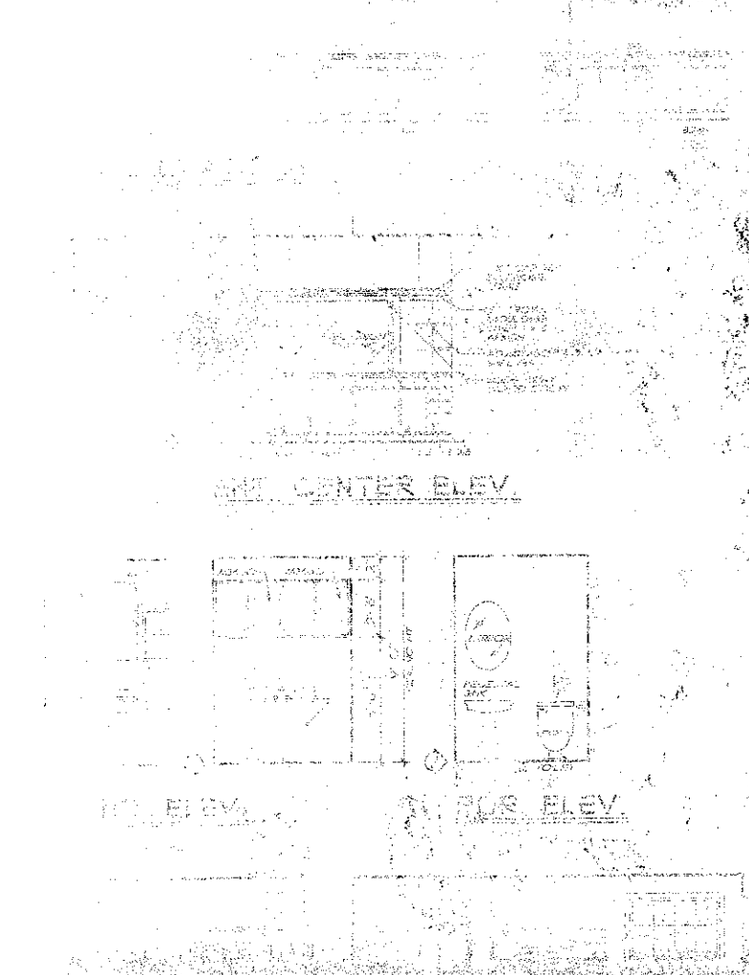
RAMED WALL DIMENSIONS ARE BASED ON 2 X 4 STUDS UNLESS
OTHERWISE PROVIDED PURLINS AT MID HEIGHT OF ALL WALLS.
OISTS AND RAFTERS SHALL BE ALIGNED OVER STUDS BELOW.
EADERS SHALL BE 2-2x10 #2 SYP WITH 1/2" PLYWOOD
BETWEEN UNLESS NOTED OTHERWISE.
RE TO INSTALL DOUBLE FLOOR JOISTS UNDER PARTITION WALL
LEL TO JOIST DIRECTION.
DE CROSS BRIDGING AT MID POINT OF SPAN OR 8'-0"
XIMUM IN ALL FLOORS.
DECKING TO BE APA 24 RATED 23/32" T&G PLYWOOD
URE T GLUED AND NAILED PER MANUFACTURERS SPECIFICATIONS.
OOR SHEATHING TO BE CONTINUOUS APA RATED 32/16 7/16" OSB
URE 1" NAILING SCHEDULE TO BE 8d COMMON AT 6" O.C. AT
DGES AND 8d COMMONS AT 12" O.C. AT ALL INTERMEDIATE STUDS.
IDE DOUBLE 2x6 STRONGBACK AT MID SPAN FOR CEILING JOISTS
SPAN GREATER THAN 10'-0".
IDE COLLAR TIES AT UPPER 1/3 OF VERTICAL DISTANCE BETWEEN
T BOARD AND CEILING JOISTS AT 4'-0" O.C. MAXIMUM.
VALLEY RAFTERS, AND RIDGE BOARDS SHALL BE ONE "6x" SIZE
ER THAN RAFTERS.
SHEATHING TO BE APA 1G RATED 1/2" PLYWOOD CDX
URE TO INSTALLED PER MANUFACTURERS SPECIFICATIONS.
NG SCHEDULE TO BE 8d COMMONS AT 6" O.C. AT ALL EDGES AND
GUNDING AT 12" O.C. AT ALL INTERMEDIATE STUDS.
EL PANEL SPACER TYPE EDGE CLIPS PER MANUFACTURER
IFICATIONS.
E PRE ENGINEERED FLOOR AND ROOF TRUSSES ARE USED, TRUSS
FACTURER MUST PROVIDE SHOP DRAWINGS WHICH BEAR SEAL OF
STERED ENGINEER IN STATE IN WHICH WORK IS TO BE PERFORMED.
CEILING JOISTS AND RAFTER BRACING TO BEAR ON LOAD BEARING
S DESIGNED TO CARRY LOAD THRU ALL LEVELS AND TERMINATE AT
MENT FLOOR AND BE SUPPORTED BY THICKENED SLAB GRADE BEAM
OOTING DESIGNED TO CARRY LOAD.
BASEMENT WALLS, BEAMS, AND COLUMNS TO BE DESIGNED BY LOCAL
CTURAL ENGINEER AND MEET ALL LOCAL CODES.
SOLID FRAMING, COLUMNS, BEAMS, ETC., TO BE DESIGNED BY
L STRUCTURAL ENGINEER AND MEET ALL LOCAL CODES.

GENERAL NOTES

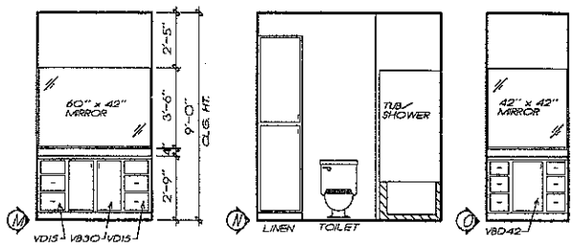
1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE NATIONAL, STATE, AND LOCAL CODES, REGULATIONS, AND H.U.D. M.P.S.
2. CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT SITE BEFORE BEGINNING CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO FRANK BETZ ASSOCIATES, INC. FOR JUSTIFICATION AND/OR CORRECTION BEFORE PROCEEDING WITH WORK. CONTRACTORS SHALL ASSUME RESPONSIBILITY FOR ERRORS THAT ARE NOT REPORTED.
3. ALL DIMENSIONS SHOULD BE READ OR CALCULATED AND NEVER SCALED.
4. ALL FOOTINGS TO BE BELOW FROST LINE (SEE LOCAL CODE) AND MUST REST ON UNDISTURBED SOIL CAPABLE OF HANDLING THE BUILDING. CONSULT LOCAL ENGINEER FOR PROPER FOOTING AND REINFORCING SIZES.
5. CONTRACTOR SHALL INSURE COMPATIBILITY OF THE BUILDING WITH ALL SITE REQUIREMENTS.
6. IF BACKFILL EXCEEDS 4' AGAINST ANY FOUNDATION WALL, REINFORCE AS PER CODES.
7. ALL FOUNDATION AND STRUCTURAL MEMBERS SHOULD BE VERIFIED AND STAMPED BY AN ENGINEER IN THE STATE WHERE CONSTRUCTION IS OCCURRING. DUE TO A WIDE VARIANCE IN LOCAL CODES, SOIL BEARING CONDITIONS, FROST LINE DEPTHS, GEOLOGICAL AND WEATHER CONDITIONS, ETC. THE CONTRACTOR IS RESPONSIBLE FOR ADJUSTING AND VERIFYING ALL STRUCTURAL DETAILS AND CONDITIONS TO MEET ALL LOCAL CODES AND TO ENSURE A QUALITY AND SAFE STRUCTURE.
8. ALL WOOD, CONCRETE, AND STEEL STRUCTURAL MEMBERS SHALL BE OF A GOOD GRADE AND QUALITY AND MEET ALL NATIONAL, STATE AND LOCAL BUILDING CODES WHERE APPLICABLE.
9. ALL COLUMNS OR SOLID FRAMING SHOULD BE DESIGNED TO CARRY LOADS AND SHOULD EXTEND DOWN THRU THE LEVELS BELOW AND TERMINATE AT THE BASEMENT FLOOR OR AT OTHER BEARING POINTS DESIGNED TO CARRY THE LOAD.

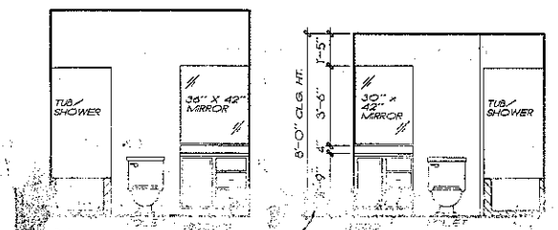


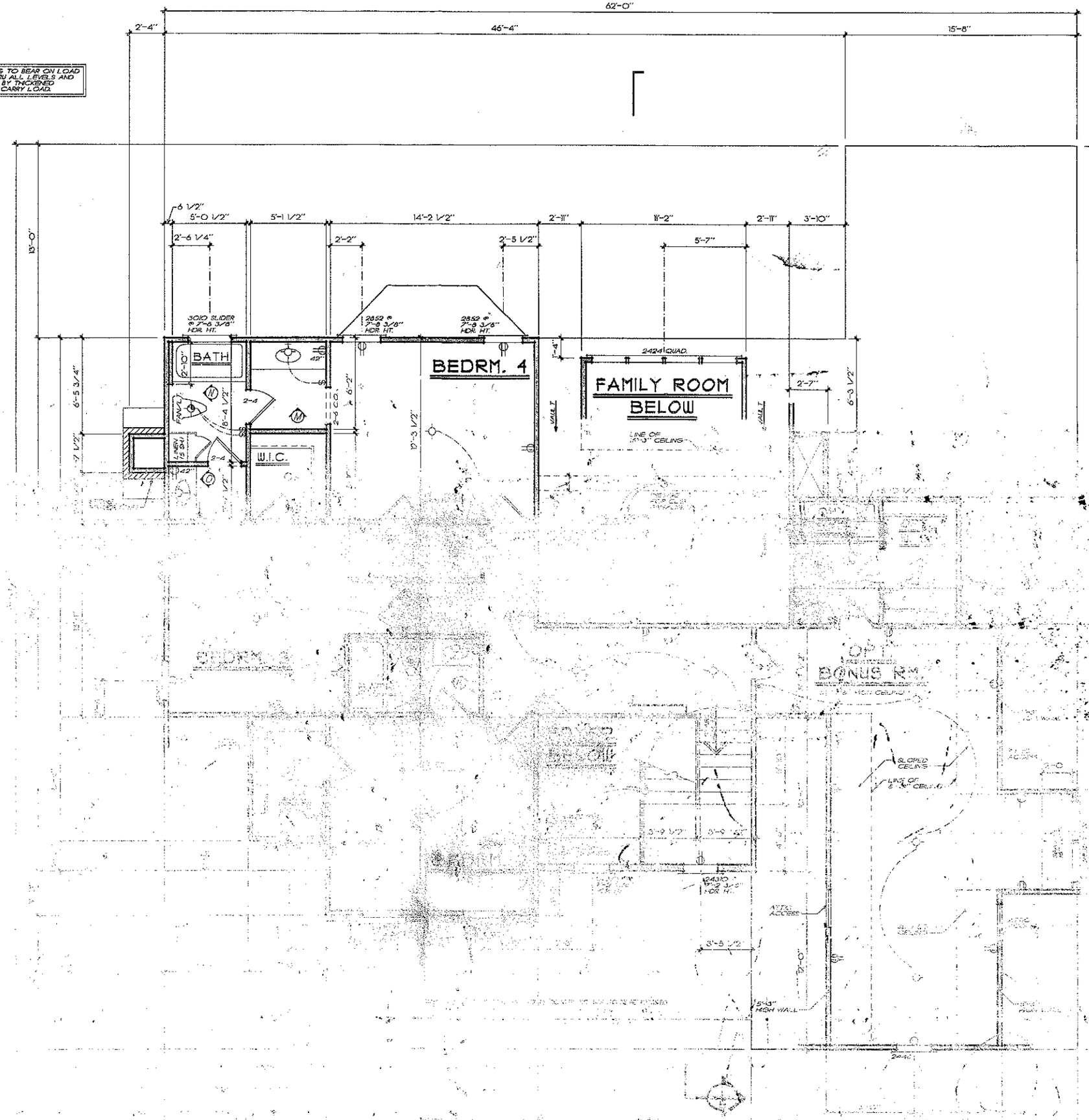




NOTE ALL CEILING JOISTS AND RAFTER BRACING TO BEAR ON LOAD BEARING WALLS DESIGNED TO CARRY LOAD THRU ALL LEVELS AND TERMINATE AT FOUNDATION AND BE SUPPORTED BY THICKENED SLAB GRADE BEAM OR FOOTING DESIGNED TO CARRY LOAD.







Acknowledgement Of
Plans Submittal ONLY!
Date 10/5/06
Date 10-5-06