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SEAL:

DATES:

02.10.26 FOR REVIEW ONLY

PROJECT NO. I-1124

DRAWN BY: Y.F.

SCALE: 3/16" = 1'-0"

CONTEXT OF THIS SHEET:

EXTERIOR ELEVATIONS

SHEET NO.



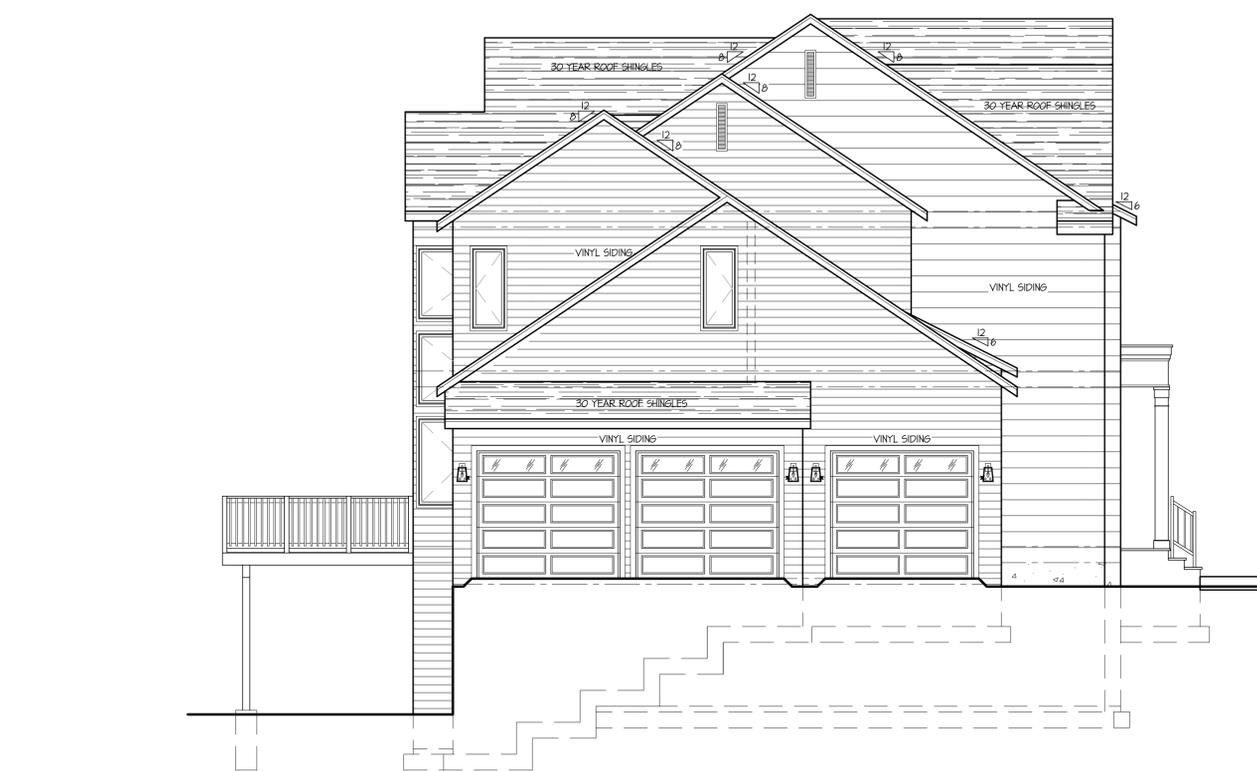
1 FRONT ELEVATION
SCALE : 3/16" = 1'-0"



2 RIGHT ELEVATION
SCALE : 3/16" = 1'-0"



3 REAR ELEVATION
SCALE : 3/16" = 1'-0"



4 LEFT ELEVATION
SCALE : 3/16" = 1'-0"

WALL LEGEND

- 2x6 OR 2x4 WALL CONST.
- INTERIOR BEARING PARTITIONS
- POURED CONC. WALL
- STRUCTURAL LINES w/SOLID HD. STUDS
- SMOKE DETECTOR (HARD WIRED w/BATT BACKUP)
- CARBON MONOXIDE DETECTOR (HARD WIRED w/BATT BACKUP)

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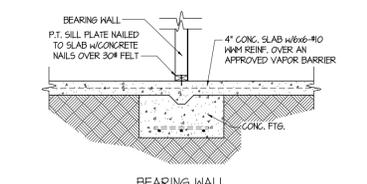
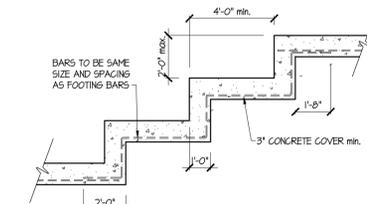
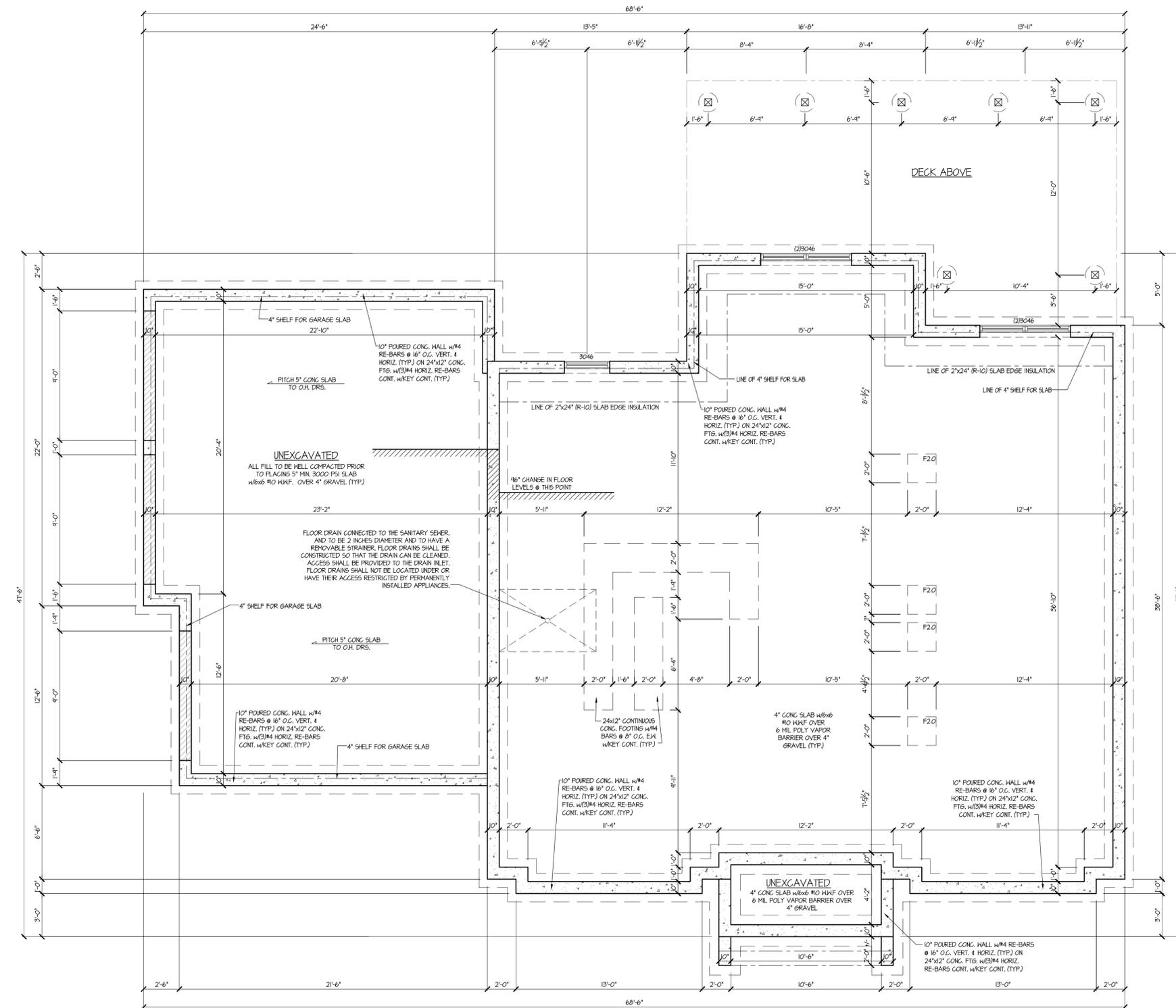
SCALE: AS NOTED

CONTEXT OF THIS SHEET:

FOUNDATION PLAN
DETAILS

SHEET NO.

A-3 of 9



FOUNDATION SURFACE DRAINAGE IS TO BE DIVERTED AWAY FROM THE FOUNDATION WALLS A MIN. OF 6 INCHES WITHIN THE FIRST 10 FEET TO A POINT OF COLLECTION THAT DOES NOT CREATE HAZARD.

OUTSIDE OPENING PROTECTION SHALL BE PROTECTED WITH CORROSION-RESISTANT SCREENS, LOUVERS OR GRILLES HAVING AN OPENING SIZE 1/4" - 1/2" INCH IN ANY DIMENSION, SHALL BE PROTECTED AGAINST LOCAL HEATHER CONDITIONS AND SHALL MEET THE PROVISIONS FOR EXTERIOR WALL OPENING PROTECTIVE.

FOOTING SCHEDULE

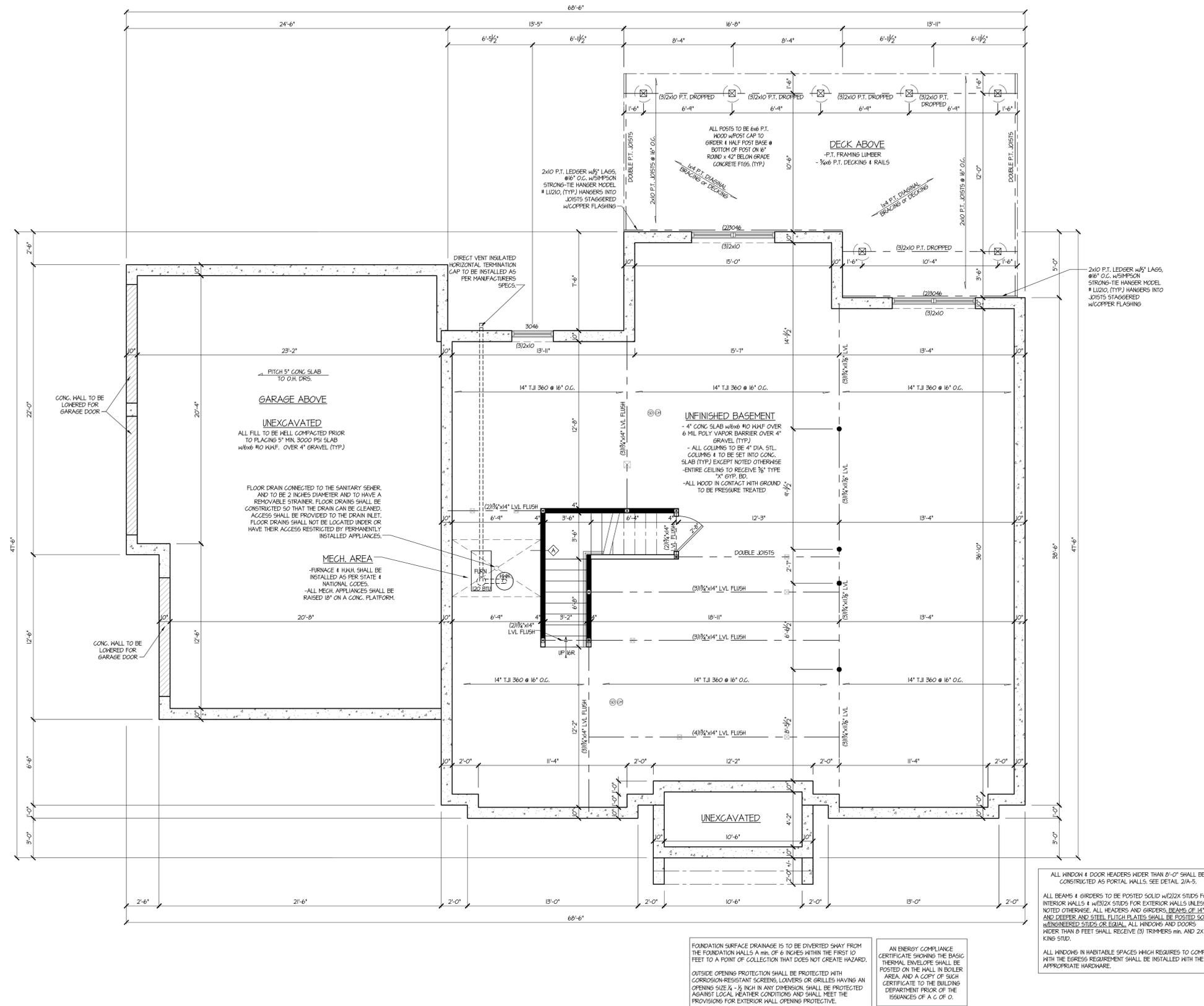
FTG. #	FOOTING SIZE (FT x FT x IN)	REINFORCEMENT
F20	2.0 x 2.0 x 12	(3)#4 BARS E.A.

BOTTOM OF FOOTINGS TO BE 42" MIN. BELOW GRADE

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

WALL LEGEND

- 2x6 OR 2x4 WALL CONST.
- INTERIOR BEARING PARTITIONS
- POURED CONC. WALL
- STRUCTURAL LINES w/SOLID HD. STUDS
- SMOKE DETECTOR (HARD WIRED w/BATT BACKUP)
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1 BASEMENT FLOOR PLAN
SCALE : 1/4" = 1'-0"

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PROJECT NO. I-1124
DRAWN BY: Y.F.
SCALE: 1/4" = 1'-0"
CONTEXT OF THIS SHEET:

BASEMENT FLOOR PLAN

SHEET NO.
A-4 of 9

SEAL:

DATES:

02.10.26 FOR REVIEW ONLY

PROJECT NO. I-1124

DRAWN BY: Y.F.

SCALE: AS NOTED

CONTEXT OF THIS SHEET:

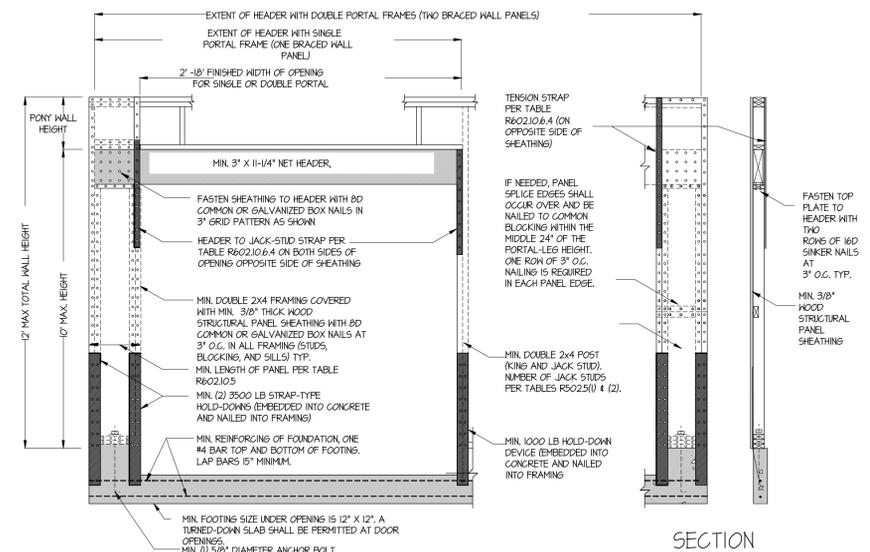
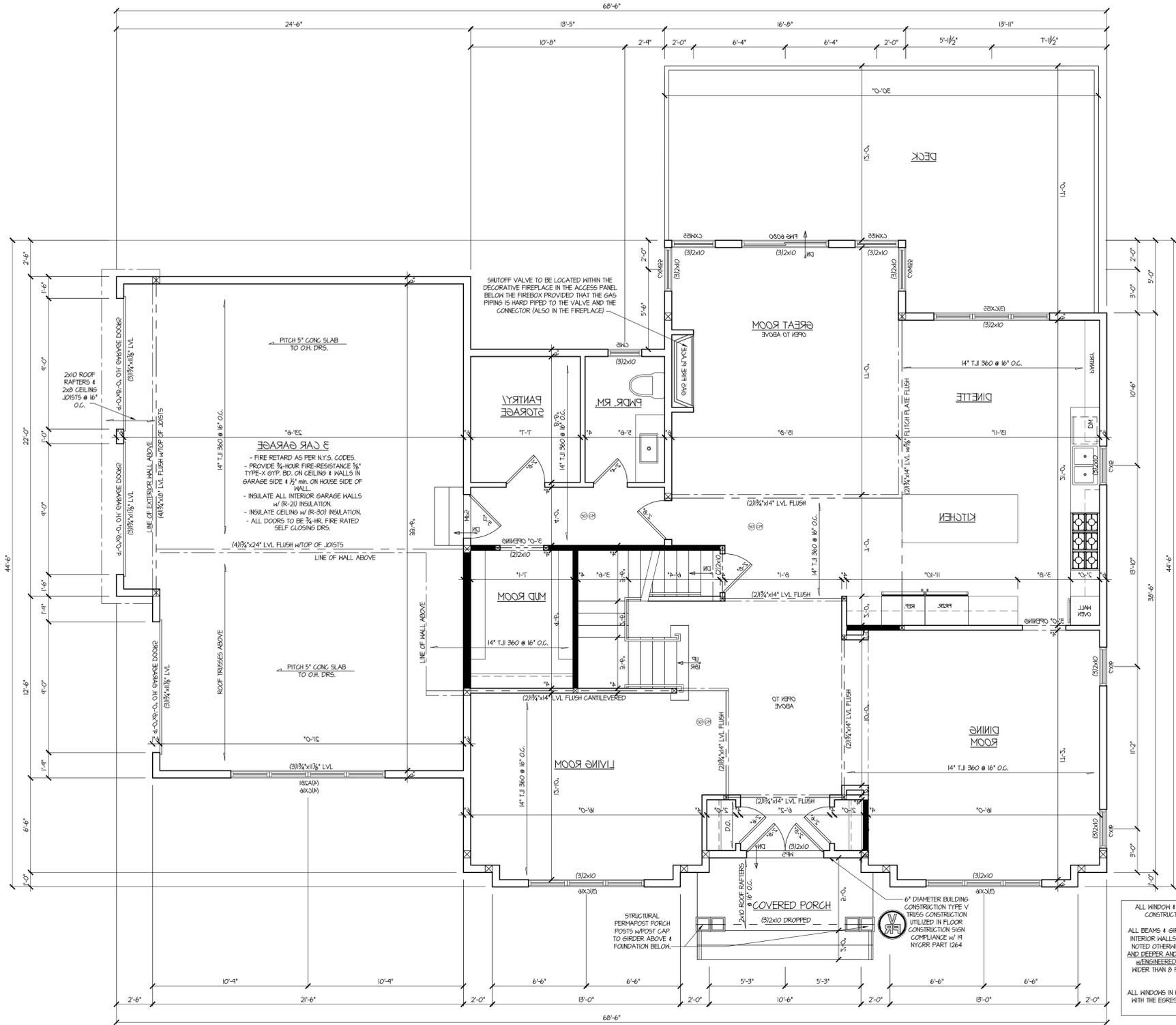
FIRST FLOOR PLAN

SHEET NO.

A-5 of 9

WALL LEGEND

- 2x6 OR 2x4 WALL CONST.
- INTERIOR BEARING PARTITIONS
- POURED CONC. WALL
- STRUCTURAL LINES W/ SOLID HD. STUDS
- SMOKE DETECTOR (HARD WIRED w/ BATT BACKUP)
- CARBON MONOXIDE DETECTOR (HARD WIRED w/ BATT BACKUP)



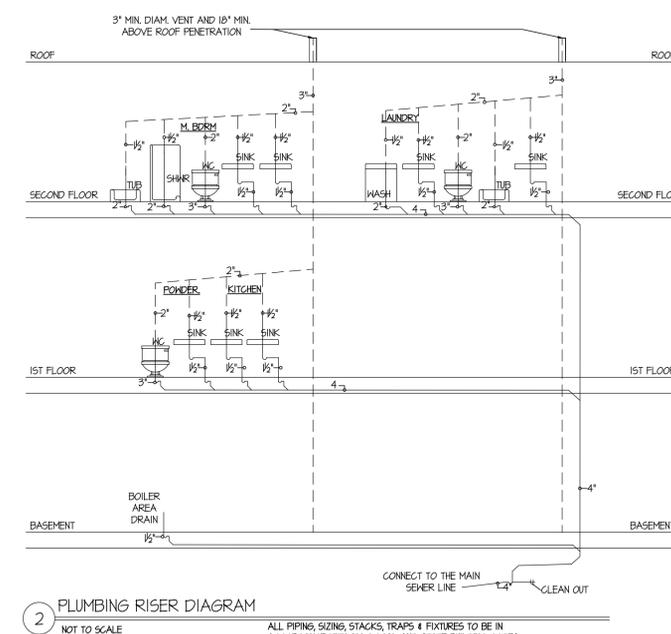
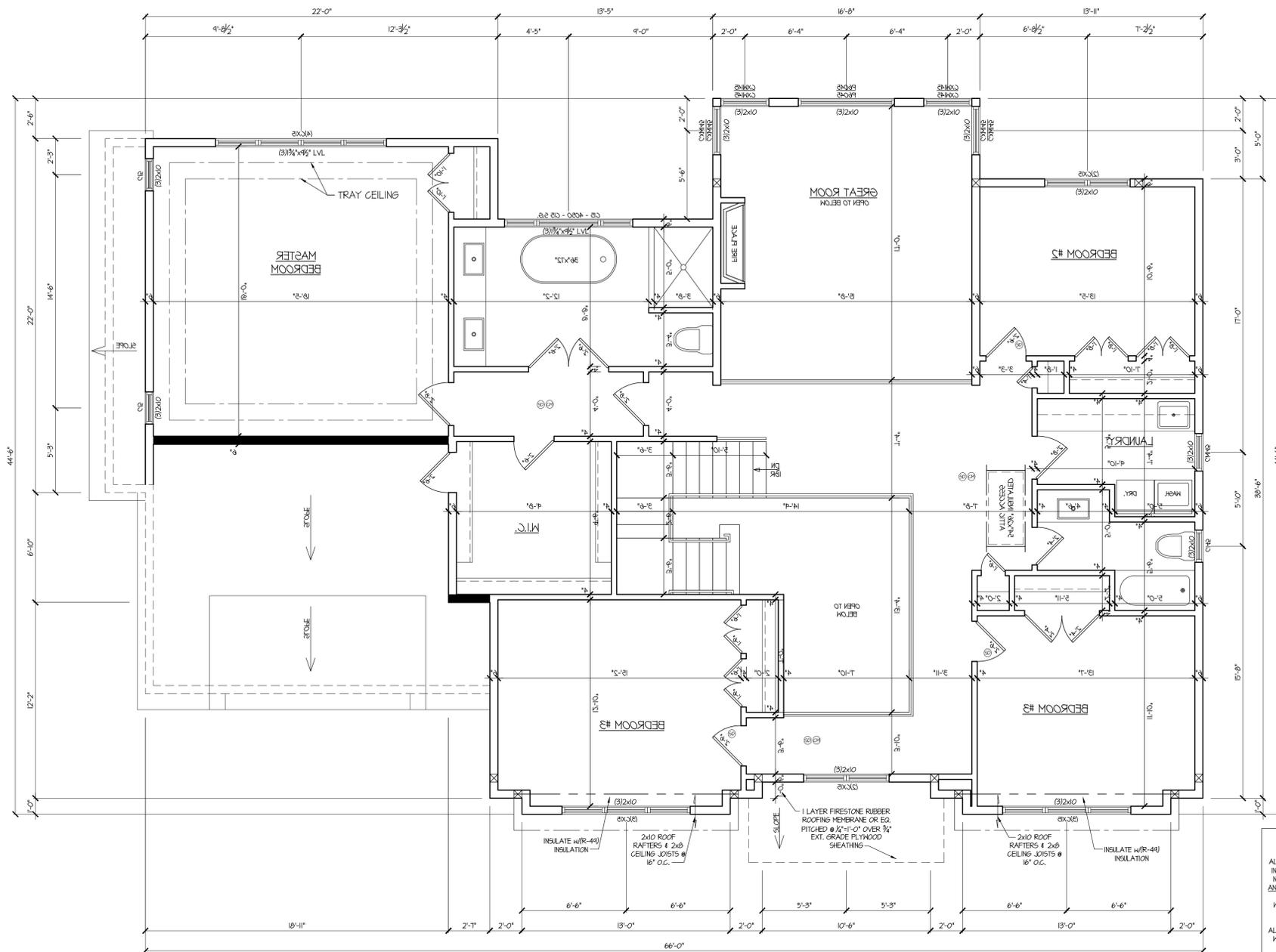
FRONT ELEVATION

2 PORTAL WALL DETAIL
SCALE: 3/4" = 1'-0"

1 FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

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WALL LEGEND	
	2x6 OR 2x4 WALL CONST.
	INTERIOR BEARING PARTITIONS
	POURED CONG. WALL
	STRUCTURAL LINES w/SOLID NO. STUDS
	SMOKE DETECTOR (HARD WIRED w/BATT BACKUP)
	CARBON MONOXIDE DETECTOR (HARD WIRED w/BATT BACKUP)



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PROJECT NO.

I-1124

DRAWN BY:

Y.F.

SCALE:

AS NOTED

CONTEXT OF THIS SHEET:

SECOND FLOOR PLAN
PLUMBING RISER DIAG.

SHEET NO.

SEAL:

DATES:

02.10.26 FOR REVIEW ONLY

PROJECT NO. I-1124

DRAWN BY: Y.F.

SCALE: AS NOTED

CONTEXT OF THIS SHEET:

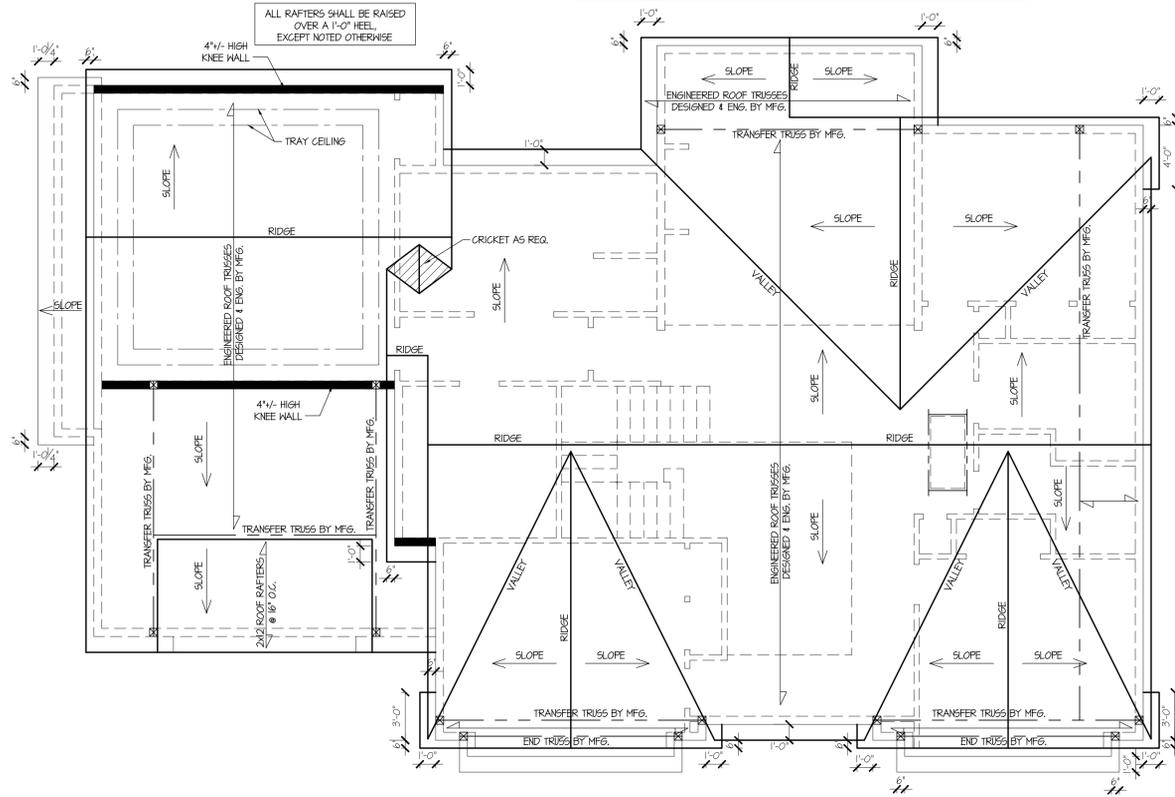
ROOF PLAN DETAILS

SHEET NO.

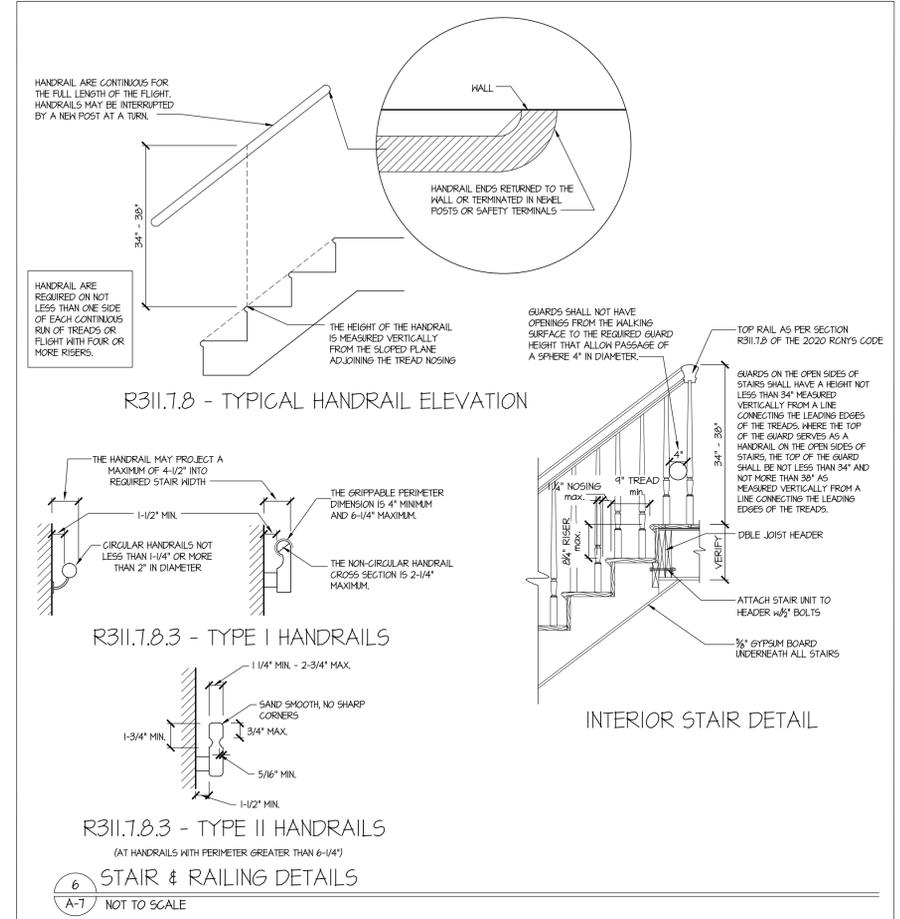
A-7 of 9

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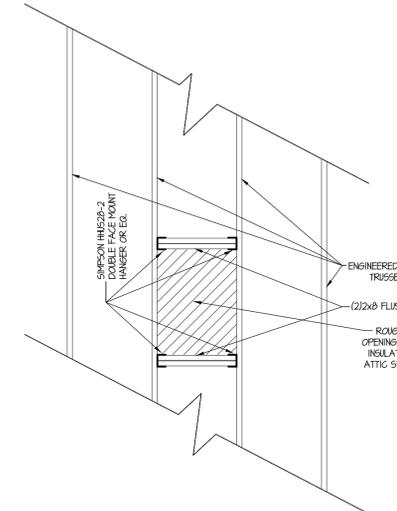
ROOF TRUSSES TO BE DESIGNED AND ENGINEERED BY TRUSS COMPANY WITH THE FOLLOWING LOADS(min.)
T.C.L.L. = 30, T.C.D.L. = 10, E.C.D.L. = 0, E.C.D.L. = 10
ROOF TRUSS DESIGN SHALL BE REVIEWED AND APPROVED BY LICENSED DESIGN PROFESSIONAL RESPONSIBLE FOR THE PROJECT (ARCHITECT) AND THEN SUBMITTED TO THE BUILDING DEPARTMENT FOR REVIEW AND APPROVAL PRIOR TO ANY INSTALLATION IN THE FIELD.
TRUSS REPORT SHALL BE SUBMITTED STATING INSTALLATION CONFORMS TO TRUSS DESIGN DRAWINGS. TRUSSES ARE UNALTERED FROM DESIGN AND ALL BRACING AND ATTACHMENTS INSTALLED ACCORDING TO DRAWINGS. THIS INSPECTION AND DOCUMENT SHALL BE PERFORMED BY THE TRUSS MANUFACTURER OR RESPONSIBLE DESIGN PROFESSIONAL AND SUBMITTED TO THE BUILDING DEPARTMENT PRIOR TO SCHEDULING OF FRAMING INSPECTION.



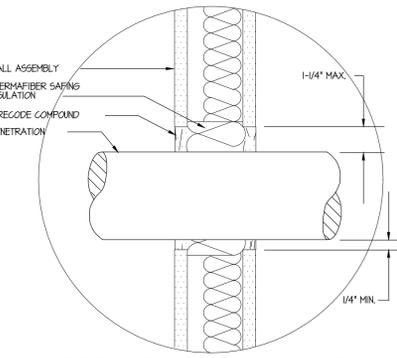
1 ROOF PLAN
SCALE: 3/16" = 1'-0"



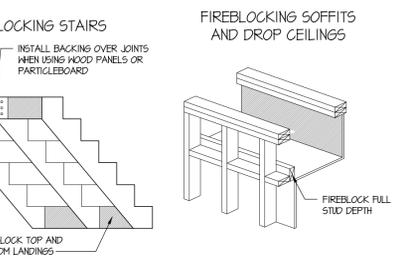
6 STAIR & RAILING DETAILS
A-T NOT TO SCALE



2 ATTIC HATCH FRAMING DETAIL
A-T NOT TO SCALE



3 FIRESTOP - PENETRATION DETAIL
A-T NOT TO SCALE



"FIREBLOCKS OCCUR IN WALLS AND DRAFTSTOPS OCCUR IN FLOOR/CEILING ASSEMBLIES".

- IN ANY CONCEALED HALL SPACE IF AN OPENING EXISTS THAT ALLOWS FIRE TO SPREAD FROM ONE STORY TO ANOTHER OR FROM A LOWER STORY INTO THE ATTIC, EX. OPENINGS FOR PLUMBING PIPES, OPENINGS FOR ELECTRICAL WIRES AND CONDUIT, HVAC DUCT CHASES BETWEEN STORIES, LAUNDRY CHUTES AND OPENINGS AT THE TOPS OF FRAMED COLUMNS, NICHEs AND ARCHES.
- IN CONCEALED WALL SPACES AT EVERY CEILING AND FLOOR LEVEL.
- WHERE CONCEALED VERTICAL AND HORIZONTAL WALL SPACES INTERSECT, EX. SOFFITS FOR KITCHEN CABINETS AND RECESSED VANITY LIGHTS, AND FOR DROP CEILINGs.
- BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF EACH FLIGHT OF STAIRS.
- AROUND CHIMNEYS AND FLUES WHERE THEY INTERSECT FRAMING AT FLOOR AND CEILING LEVELS.
- IN CONCEALED WALL SPACES IF THE CONCEALED SPACE IS OPEN FOR MORE THAN (5) 10 FEET HORIZONTALLY, EX. A CONCEALED HORIZONTAL WALL SPACE INCLUDE SOME METHODS OF FRAMING LARGE ARCHED OPENINGS BETWEEN ROOMS, AND WALLS BUILT USING TWO ROWS OF STAGGERED STUDS.

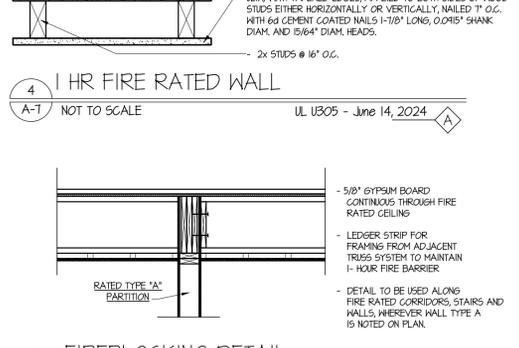
COMMON FIREBLOCK MATERIALS INCLUDE 2-INCH (NOMINAL) THICK LUMBER OR TWO PIECES OF 1-INCH THICK LUMBER, 2x2-INCH THICK WOOD STRUCTURAL PANELS, 1/2-INCH THICK DRYWALL, PROPERLY SEALED FIBERGLASS INSULATION AND APPROVED FIRE-RESISTANT CAULK. VERIFY THAT VISIBLE JOINTS BETWEEN PIECES OF FIREBLOCKING MATERIAL ARE STAGGERED AND THAT THE MATERIAL IS SECURED IN PLACE SO THAT IT WILL NOT SETTLE OUT OF POSITION OVER TIME. DAMAGE TO FIREBLOCKS AND DRAFTSTOPS SHOULD BE REPAIRED AND PENETRATIONS SUCH AS ELECTRICAL CABLES AND HVAC DUCTS SHOULD BE SEALED.

7 FIREBLOCKING - DRAFTSTOPPING DETAILS
A-T NOT TO SCALE

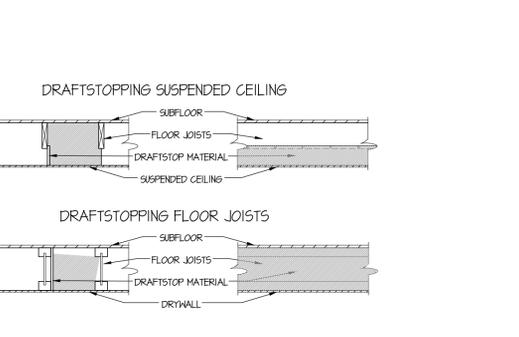
B BUILT-UP COLUMN DETAIL
A-T NOT TO SCALE



4 1 HR FIRE RATED WALL
A-T NOT TO SCALE



5 FIREBLOCKING DETAIL
A-T NOT TO SCALE



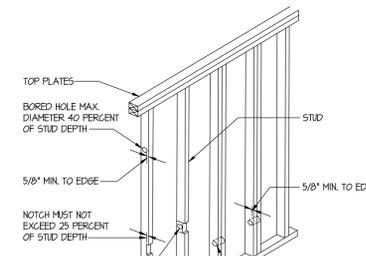
"FIREBLOCKS OCCUR IN WALLS AND DRAFTSTOPS OCCUR IN FLOOR/CEILING ASSEMBLIES".

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- WHERE CONCEALED VERTICAL AND HORIZONTAL WALL SPACES INTERSECT, EX. SOFFITS FOR KITCHEN CABINETS AND RECESSED VANITY LIGHTS, AND FOR DROP CEILINGs.
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- AROUND CHIMNEYS AND FLUES WHERE THEY INTERSECT FRAMING AT FLOOR AND CEILING LEVELS.
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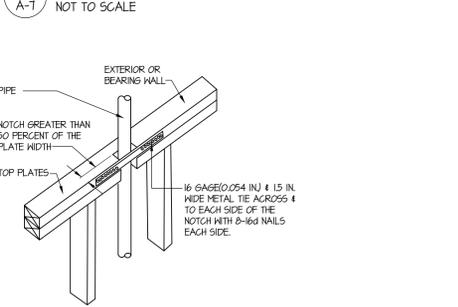
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7 FIREBLOCKING - DRAFTSTOPPING DETAILS
A-T NOT TO SCALE

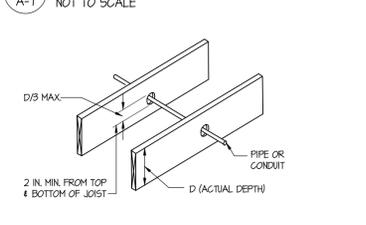
9 BEAM-COLUMN CONNECTION
A-T NOT TO SCALE



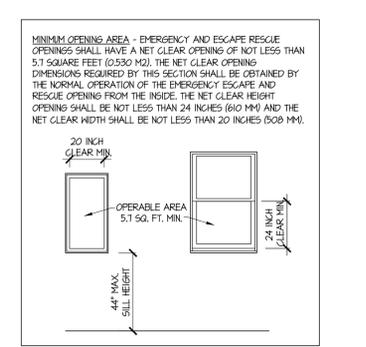
10 NOTCHING & BORING HOLE LIMITATIONS FOR EXTERIOR WALLS & BEARING WALLS
A-T NOT TO SCALE



11 TOP PLATE FRAMING TO ACCOMMODATE PIPING
A-T NOT TO SCALE



12 CUTTING, NOTCHING & DRILLING
A-T NOT TO SCALE



13 EMERGENCY ESCAPE & RESCUE OPENING
A-T NOT TO SCALE

MINIMUM OPENING AREA - EMERGENCY AND ESCAPE RESCUE OPENINGS SHALL HAVE A NET CLEAR OPENING OF NOT LESS THAN 5.7 SQUARE FEET (0.530 M²). THE NET CLEAR OPENING DIMENSIONS REQUIRED BY THIS SECTION SHALL BE OBTAINED BY THE NORMAL OPERATION OF THE EMERGENCY ESCAPE AND RESCUE OPENING FROM THE INSIDE. THE NET CLEAR HEIGHT OPENING SHALL BE NOT LESS THAN 24 INCHES (610 MM) AND THE NET CLEAR WIDTH SHALL BE NOT LESS THAN 20 INCHES (508 MM).

