

GENERAL NOTES

3. ALL WORKMANSHIP AND MATERIALS SHALL CONFORM TO THE FOLLOWING:
 - CALIFORNIA BUILDING CODE (CBC) 2019 EDITION, LABC 2019 EDITION,
 - "CAL/OSHA" STATE OF CALIFORNIA CONSTRUCTION SAFETY ORDERS,
 - AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM), LATEST EDITIONS,
 - ANY OTHER GOVERNING CODES, REGULATIONS, AND STANDARDS AT THE JOB SITE LOCALITY.
4. ARCHITECTURAL DRAWINGS SHALL BE USED FOR ALL DIMENSIONS, ELEVATIONS, CURBS, DRAINS, OPENINGS, AND SLOPES ETC. NOT SHOWN ON STRUCTURAL DRAWINGS. NUMERICAL DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS.
5. PROVIDE OPENINGS AND SUPPORTS AS REQUIRED FOR HEATERS, MECHANICAL AND ELECTRICAL EQUIPMENT, VENTS, DUCTS, PIPES, ETC.
6. ADDITIONAL NOTES ON DRAWINGS SHALL TAKE PRECEDENCE OVER THESE NOTES.
7. ALL CONFLICTS BETWEEN VARIOUS ELEMENTS OF THE WORKING DRAWINGS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH ANY WORK INVOLVED.
8. CONTRACTOR MUST VERIFY ALL DIMENSIONS AND SITE CONDITIONS BEFORE STARTING WORK. ENGINEER SHALL BE NOTIFIED OF ANY DISCREPANCIES.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR SAFETY AND PROTECTION IN AND AROUND JOB SITE AND ADJACENT PROPERTIES.
10. CONTRACTOR SHALL BE RESPONSIBLE FOR BRACING/SHORING ALL EXCAVATIONS, TEMPORARY AND EXISTING STRUCTURES, AND PARTIALLY COMPLETED PORTIONS OF THE WORK TO ASSURE THE SAFETY OF ANY PERSON COMING IN CONTACT WITH THE WORK.
11. "SPECIAL INSPECTION" SHALL MEAN INSPECTION DONE BY A REGISTERED DEPUTY INSPECTOR (D.I.) APPROVED BY THE BUILDING DEPARTMENT IN ACCORDANCE WITH CBC 1705 (UNO).

INSPECTION SCHEDULE			
ITEM	DESCRIPTION	CONTINUOUS	BY
CONCRETE OVER 2500 PSI	DESIGN MIX	YES	DEP. INSP.
	REINF. INST.		DEP. INSP.
	TESTING OF MIX	YES	DEP. INSP.
PREFAB WALL/FRAME HD BOLTS	INSTALLATION	YES	DEP. INSP./EOR
ANCHOR BOLTS	INSTALLATION		E.O.R.
PREF-AB WALLS & FRAMES	INSTALLATION		DEP. INSP./EOR
ANCHORS IN (E) CONCRETE	INSTALLATION	YES	DEP. INSP.
MASONRY	INSTALLATION		DEP. INSP.
METAL DECKS/ WELD STUDS	INSTALLATION	YES	DEP. INSP.
FIELD WELDING	INSTALLATION	YES	DEP. INSP.
SHOTCRETE	INSTALLATION	YES	DEP. INSP.
COMPACTED FILL	INSTALLATION	YES	SOIL ENGR
SW NAILING 4" OR LESS	INSTALLATION		E.O.R.

10. CONSTRUCTION MATERIALS ON FRAMING SHALL BE DISTRIBUTED SO THAT DESIGN LOADS ARE NOT EXCEEDED.
11. DESIGN LOADS:

DESIGN LOADS, FACTORS AND ALLOWANCES			
GRAVITY	ROOFING DEAD LOAD	5.0 PSF MAXIMUM	ASPHALT SHINGLES
	ROOF LIVE LOAD	20 PSF	
	FLOOR LIVE LOAD	40 PSF	
	BASE SHEAR (ASD)	0.140 x DL	RHO = 1.3
	RISK CATEGORY	II	I = 1.0
SEISMIC (SHEAR WALL SYSTEM)	DESIGN CATEGORY (SDC)	D	
	SITE CLASS	D	
	R	6.5	$C_S = 0.1538$
	SD _S	1.480	
	SD _I	0.778	
WIND	S _S	2.2202	
	S _I	0.7784	
	I	1.0	
	SPEED	110 MPH	
	CATEGORY	C	

12. ALL INFORMATION RELATIVE TO EXISTING CONDITIONS IS GIVEN AS THE BEST PRESENT KNOWLEDGE BUT WITHOUT GUARANTEE OF ACCURACY. WHERE ACTUAL CONDITIONS CONFLICT WITH DRAWINGS THEY SHALL BE REPORTED TO THE ENGINEER SO THAT THE PROPER REVISIONS MAY BE MADE.

FOUNDATION

1. c) ALLOWABLE SOIL BEARING PRESSURE USED IN DESIGN IS 1500 PSF.
2. b) EQUIVALENT FLUID PRESSURE USED IN DESIGN OF RETAINING WALLS IS 30 PSF.
3. a) A 4-INCH THICK BASE OF 1/2" OR LARGER AGGREGATE SHALL BE PROVIDED FOR THE PROPOSED SLAB-ON-GRADE CONSTRUCTION.
4. b) A POLYETHYLENE VAPOR BARRIER OR EQUIVALENT OF AT LEAST 10 MILS THICK, PROTECTED WITH AT LEAST 2 INCHES CLEAN SAND SHALL BE PROVIDED IN DIRECT CONTACT & BENEATH INTERIOR SLAB-ON-GRADE CONSTRUCTION.
5. ALL FOOTINGS SHALL BE PLACED IN UNDISTURBED NATIVE SOIL OR APPROVED COMPACTED FILL AND AT LEAST 18" BELOW THE LOWEST ADJACENT FILL GRADE UNLESS NOTED OTHERWISE.
6. ALL FILL SHALL BE COMPACTED IN LAYERS NOT EXCEEDING 8" TO A MINIMUM OF 90% OF THE MAXIMUM DRY DENSITY AS DESIGNATED BY THE ASTM D-1557 METHOD OF COMPACTION.
7. NO TRENCHES OR EXCAVATION FIVE FEET OR MORE IN DEPTH INTO WHICH A PERSON IS REQUIRED TO DESCEND ARE ALLOWED, UNLESS APPROPRIATE PERMITS FROM CAL/OSHA, INDUSTRIAL ACCIDENT COMMISSION OF THE STATE OF CALIFORNIA ARE OBTAINED.
8. CONTRACTOR TO INSURE A TRUE AND LEVEL FOUNDATION BEFORE POURING CONCRETE.
9. SILL ANCHOR BOLTS SHALL BE ASTM A-307 (5/8" DIAMETER MINIMUM, 12" LONG WITH A STANDARD HOOK EMBEDDED 9" IN CONCRETE AND WITHIN 12" FROM ENDS OF SILL PLATES UNO), SIZE AND SPACING SHALL BE PER THE DESIGN DRAWINGS BUT NOT SPACED MORE THAN 48" O.C.
10. UNDER-FLOOR AREAS SHALL BE VENTILATED BY OPENINGS IN THE EXTERIOR FOUNDATION WALLS. AND PROVIDE ACCESS OPENINGS THROUGH ALL INTERIOR FOUNDATIONS.
11. NO BACKFILL SHALL BE PLACED AGAINST RETAINING WALLS UNTIL DESIGN STRENGTH HAS BEEN ATTAINED OR APPROVED SHORING IS PROVIDED. NO LOAD IS ALLOWED NEAR EXCAVATIONS WITHIN A DISTANCE EQUAL TO DEPTH OF EXCAVATION.

CONCRETE

1. ALL CONCRETE SHALL BE READY MIXED, REGULAR WEIGHT HARDROCK CONCRETE CONFORMING TO ASTM C-94, AND MADE WITH TYPE I OR II PORTLAND CEMENT CONFORMING TO ASTM C-150. AGGREGATES SHALL BE NATURAL SAND/GRAVEL CONFORMING TO ASTM C-33.
2. CONCRETE SHALL ATTAIN AN ULTIMATE COMPRESSIVE STRENGTHS (f'_c) OF 2500 PSI AT 28 DAYS AS A MINIMUM REQUIREMENT, UNLESS NOTED OTHERWISE, BELOW:

SLAB ON GRADE & FOOTINGS	2500 PSI
GRADE BEAMS	3000 PSI
3. SLAB-ON-GRADE SHALL HAVE QUICK-JOINTS INSTALLED TO PROVIDE APPROXIMATELY 15-FOOT SQUARE FOURS.
4. CONCRETE EXTERIOR WALKS OR SLABS SHALL BE SLOPED AWAY FROM BUILDING 1/8 INCH PER FOOT.
5. NON-SHRINK GROUT WITH CURRENT APPROVAL SHALL BE USED FOR GROUTING. GROUT SHALL BE PLACED PER MANUFACTURER'S SPECIFICATIONS.
6. VERTICAL JOINTS IN WALLS SHALL BE KEPT TO A MINIMUM AND ALL LOCATIONS SHALL BE APPROVED BY THE ENGINEER. VERTICAL JOINTS SHALL BE FORMED AGAINST A STOP BOARD WITH A 2"x4" KEY. CONSTRUCTION JOINTS SHALL BE EITHER VERTICAL OR HORIZONTAL. BEFORE THE CONCRETE IS RESUMED, THE SURFACE SHALL BE CLEANED AND ROUGHENED.
7. MAXIMUM SIZE OF THE COURSE AGGREGATE SHALL NOT BE LARGER THAN (1-1/2" MAXIMUM):
 - 1/3 THE NARROWEST DIMENSION BETWEEN THE SIDES OF THE FORM,
 - 1/5 THE DEPTH OF THE SLABS,

SLAB ON GRADE & FOOTINGS	2500 PSI
GRADE BEAMS	3000 PSI

REINFORCING STEEL

1. ALL REINFORCING STEEL SHALL BE NEW BILLET STEEL DEFORMED BARS, AND SHALL CONFORM TO ASTM A-615, GRADE 60 (A-706 GRADE 60 FOR WELDABLE REINFORCING STEEL).
2. ALL BARS SHALL BE FREE FROM BENDS, KINKS, OTHER IRREGULARITIES, AND OF ANY MATERIAL, WHICH WOULD TEND TO REDUCE THE BOND.
3. THE MINIMUM CLEAR COVER OVER REINFORCING SHALL BE AS FOLLOWS:

• CONCRETE CAST AGAINST EARTH	.3"
• CONCRETE EXPOSED TO EARTH OR WEATHER	.2"
• CONCRETE NOT EXPOSED TO EARTH OR WEATHER	3/4"
• TIES IN BEAMS AND COLUMNS	1-1/2"
4. LAP SPLICE ALL BARS A MINIMUM OF 46 BAR DIAMETRES IN CONCRETE, AND 40 BAR DIAMETERS IN MASONRY (2'-6" MINIMUM).
5. ALL REINFORCING BAR BENDS SHALL BE MADE COLD.
6. SPLICES OF HORIZONTAL REINFORCING BARS IN WALLS AND FOOTINGS SHALL BE STAGGERED AT LEAST 24".
7. ALL REINFORCING STEEL, ANCHOR BOLTS, INSERTS, MESH, ETC. SHALL BE ACCURATELY AND SECURELY TIED IN PLACE BEFORE POURING CONCRETE.
8. WALL DOWELS SHALL BE SAME SIZE AND SPACING AS WALL REINFORCEMENT.
9. PROVIDE 2-#4x4'-0" AT SLAB CORNERS & EACH CORNER OF RECTANGULAR HOLES IN SLABS. PLACE BARS DIAGONALLY.
10. WELDING OF REINFORCING STEEL SHALL CONFORM TO AWS D1.4 AND ASTM A-706 USING LOW HYDROGEN ELECTRODES.

WOOD

GENERAL

1. ALL LUMBER SHALL BE COAST REGION, DOUGLAS FIR LARCH P520-09, STRESS GRADES AS SHOWN BELOW UNLESS OTHERWISE INDICATE:
 - JOISTS AND RAFTERS - #2 GRADE OR BETTER
 - BEAMS, HEADERS & LEDGERS - #1 GRADE OR BETTER
 - STUDS & PLATES - #2 GRADE OR BETTER
 - POSTS - #1 GRADE OR BETTER
 - GLUED LAMINATED BEAMS - 24F-V4 DF/DF [Fb=2400 PSI, Fv=210 PSI]
 - PARALLEL PSL (by "TRUS JOIST" GRADE 2.0E [Fb=2900 PSI, Fv=290 PSI]
 - MICRO LAM LVL (McMILLAN CO.) GRADE 1.9E [Fb=2600 PSI, Fv=265 PSI]
2. ALL NAILING SHALL CONFORM TO CBC NAILING SCHEDULE, TABLE 2304.10.1 UNLESS NOTED OTHERWISE. ALL NAILS MUST BE COMMON TYPE, SINKERS MUST NOT BE USED. NAILS EXPOSED TO WEATHER SHALL BE THE CORROSION RESISTANT TYPE.
3. PROVIDE DOUBLE JOISTS UNDER ALL BEARING PARTITIONS PARALLEL TO FRAMING, UNLESS NOTED OTHERWISE ON PLANS.
4. PROVIDE MULTI-STUD COMBINATION POSTS UNDER ALL HEADERS AND BEAMS, UNLESS NOTED OTHERWISE ON PLANS.
5. PROVIDE THREE STUDS MINIMUM AT CORNERS. LOCATE SO AS TO PROVIDE SURFACES FOR ATTACHMENT OF ALL INTERIOR AND EXTERIOR FACINGS.
6. FRAMING MEMBERS SHALL BE SPLICED AT SUPPORTS WITH A MINIMUM LAP OF 4" AND 3-16d NAILS.
7. DOUBLE FRAMING MEMBERS SHALL BE SPIKED TOGETHER WITH 16d NAILS AT 6" ON CENTER STAGGERED WITH 3" EDGE DISTANCE.
8. FRAMING MEMBERS GREATER THAN 8" IN DEPTH TO BE BLOCKED AT 8'-0" MAXIMUM INTERVALS.
9. TOP PLATE OF ALL STUD WALLS SHALL BE TWO PIECES SAME SIZE AS STUDS. SPLICES TO LAP 4'-0" MINIMUM.
10. PROVIDE A PLATE WASHER AT ALL WALL LINES (INCLUDING SHEAR WALLS) SILL PLATE ANCHOR BOLTS (W/ 1/2" FROM SHEATHED SIDE), AND HOLD-DOWN CONNECTOR BOLTS IN ACCORDANCE WITH THE FOLLOWING:

BOLT SIZE	PLATE SIZE (GALVANIZED)
5/8"	1/4" x 3" x 3"
3/4"	5/16" x 3" x 3"
7/8"	5/16" x 3" x 3"
1"	3/8" x 3-1/2" x 3-1/2"

11. PROVIDE 2X SOLID BLOCKING BETWEEN JOISTS (AND RAFTERS) AT ALL SUPPORTS. BLOCKING SHALL BE ONE PIECE AND THE FULL DEPTH OF THE MEMBER.
12. AT THE TIME LUMBER IS DELIVERED AND INSTALLED ITS MOISTURE CONTENT SHALL BE 19% MAXIMUM.
13. PROVIDE 2X BLOCKING IN ALL STUD WALLS AT INTERVALS NOT EXCEEDING 8'-0".
14. NAILING SHALL BE DONE WITHOUT SPLITTING WOOD. PRE-BORE AS REQUIRED. REPLACE ALL SPLIT MEMBERS.
15. ALL BOLTS SHALL BE RE-TIGHTENED BEFORE APPLICATION OF SHEATHING.
16. FRAMING EXPOSED TO WEATHER AND SUBJECT TO WATER SPLASHES, AND WOOD IN CONTACT WITH CONCRETE OR MASONRY IN DIRECT CONTACT WITH EARTH SHALL BE PRESSURE TREATED.
17. WOOD MEMBERS LOCATED CLOSER THAN 12" TO EXPOSED GROUND IN CRAWL SPACES OR UNEAVED AREAS SHALL BE TREATED WOOD OR OF NATURAL RESISTANCE TO DECAY. FIELD-CUT ENDS, NOTCHES AND DRILLED HOLES OF PRESERVATIVE TREATED WOOD SHALL BE FIELD TREATED PER AWP M4.
18. POSTS SHALL BE PLACED 1" MINIMUM ABOVE EXTERIOR CONCRETE FLOORS, AND 6" MINIMUM ABOVE EXPOSED EARTH.
19. ALL POSTS FROM THE ROOF MUST BE CONTINUED TO SUPPORT USING THE SAME SIZE MATERIAL POST MAY BEAR ON SILL PLATES UNLESS OTHERWISE NOTED. PROVIDE SOLID BLOCKING BELOW POSTS TO FOUNDATION.

20. WHERE DOUBLE PLATES ARE INTERRUPTED BY POST OR BEAMS, STRAP WITH ST6224 USING A MINIMUM OF (20) 16d EACH END.
21. ALL BEAMS PERPENDICULAR TO WALLS MUST BE SUPPORTED ON POSTS THE SAME THICKNESS AS THE STUDS AND THE SAME WIDTH AS THE BEAM.

METAL CONNECTORS

22. FRAMING HARDWARE IS DESIGNATED BY THE LATEST ICC APPROVED "SIMPSON STRONG-TIE CONNECTOR" CATALOG. HARDWARE MUST BE INSTALLED ACCORDING TO THE MANUFACTURERS' RECOMMENDATIONS. SUBSTITUTE CONNECTORS SHALL HAVE ICCO APPROVAL AND BE EQUAL IN DESIGN LOAD CAPACITY, QUALITY AND SPECIFICATIONS TO THOSE MANUFACTURED BY THE SIMPSON COMPANY.
- PLYWOOD
23. PLYWOOD SHALL CONFORM TO U.S. PRODUCT STANDARDS (LATEST EDITION) WITH EXTERIOR TYPE GLUE. EACH SHEET SHALL BE IDENTIFIED BY A REGISTERED STAMP OF THE "AMERICAN PLYWOOD ASSOCIATION (APA)."
24. SHEATHING SHALL BE OF PANEL INDEX 32/16 FOR ROOF AND 40/20 (T&G) FOR FLOORS.
25. MINIMUM NAIL EDGE DISTANCE TO BE 3/8", AND NAILS NOT TO BE DRIVEN THROUGH PLYWOOD TOP LAYER. MINIMUM SCREW PENETRATION TO BE 1 5/8".
26. INDIVIDUAL PLYWOOD SHEETS SHALL NOT BE LESS THAN 2'-0" IN LEAST DIMENSION NOR LESS THAN 8 SQUARE FEET IN AREA. USE FULL SIZE SHEETS WHEREVER POSSIBLE.
27. PLACE HORIZONTAL PLYWOOD SHEETS WITH FACE GRAIN PERPENDICULAR TO SUPPORTS AND CONTINUOUSLY OVER AT LEAST TWO SUPPORTS.
28. TONGUE AND GROOVE (T&G) EDGES AND PANEL CLIPS CANNOT BE USED AS SUBSTITUTES TO PLYWOOD BLOCKING REQUIREMENTS.
29. HORIZONTAL AND SHEAR WALL SHEATHING TO BE INSPECTED AND APPROVED PRIOR TO COVERING.

NOTCHES, CUTS AND HOLES

30. LAG BOLT AND SCREW HOLES SHALL BE PRE-DRILLED TO 40%-70% OF THREADED SHANK DIAMETER AND FULL DIAMETER, THEY SHALL NOT BE HAMMERED INTO PLACE.
31. BOLT HOLES SHALL BE 1/32" TO 1/16" LARGER THAN THE NOMINAL BOLT DIAMETER, (INSPECTOR TO VERIFY). ALL BOLTS SHALL HAVE APPROVED PLATE WASHER UNDER HEAD AND NUT.
32. BORED HOLES SHALL NOT BE LOCATED AT THE SAME LOCATION WHERE STUDS ARE CUT OR NOTCHED.
33. STUDS MAY BE BORED TO A MAXIMUM 40% OF STUD WIDTH EXCEPT, AT INTERIOR NON-BEARING STUDS, WHICH MAY BE BORED TO A MAXIMUM OF 60% OF WIDTH. 60% BORED HOLES ARE ALSO ACCEPTED WHEN EACH BORED STUD IS DOUBLED WITH NOT MORE THAN 2 SUCCESSIVE DOUBLED STUDS.
34. IN NO CASE SHALL THE EDGE OF A BORED HOLE BE NEARER THAN 5/8" TO THE EDGE OF A STUD.
35. STUDS MAY BE NOTCHED OR CUT TO A MAXIMUM OF 25% OF STUD WIDTH, EXCEPT AT INTERIOR NON-BEARING STUDS WHICH MAY BE NOTCHED TO A MAXIMUM 40% OF WIDTH.
36. WHERE CUTTING OF THE DOUBLE PLATE IS NECESSARY, A STEEL STRAP 16GAx3"x40" MINIMUM SHALL BE FASTENED TO EACH SIDE OF THE TOP PLATES WITH 25-16d NAILS AT EACH END.
37. NO FRAMING MEMBER SHALL BE CUT OR NOTCHED UNLESS APPROVED BY THE ENGINEER. NOTCHES SHALL NOT EXCEED 1/6 THE DEPTH OF THE JOISTS AND SHALL NOT BE LOCATED IN THE MIDDLE THIRD OF THE SPAN.
38. HOLES BORED IN FRAMING MEMBERS SHALL NOT BE WITHIN 2" OF THE TOP OR BOTTOM OF THE JOIST, AND THE DIAMETER OF ANY SUCH HOLE SHALL NOT EXCEED 1/3 DEPTH OF THE MEMBER.

GLUED LAMINATED & PARALLELM BEAMS

39. BEAM SHALL BE INDUSTRIAL APPEARANCE GRADE CONFORMING TO THE LATEST AITC 117.
40. BEAM LAMINATIONS SHALL BE DOUGLAS FIR PER "WCLA" STANDARD SPECIFICATIONS, AND ADHESIVES TO BE FOR WET USE CONDITIONS.
41. MOISTURE CONTENT OF ALL BEAMS SHALL BE 15% MAXIMUM WITH 4% MAXIMUM VARIATION.
42. ALL BEAMS SHALL BE SHOP FABRICATED BY A LICENSED FABRICATOR. CERTIFICATION OF FABRICATION SHALL BE SUBMITTED TO THE BUILDING DEPARTMENT.
43. EACH BEAM SHALL BE STAMPED WITH IDENTIFICATION NUMBER AND SHALL BE ACCOMPANIED BY A CERTIFICATE OF INSPECTION.



DEPARTMENT OF BUILDING AND SAFETY

Los Angeles Regional Uniform Code Program

Committee I-3: Structural Observation



LOS ANGELES REGIONAL
UNIFORM CODE PROGRAM

STRUCTURAL OBSERVATION PROGRAM AND DESIGNATION OF THE STRUCTURAL OBSERVER

PROJECT ADDRESS: _____
PERMIT APPL. NO.: _____

Description of Work: _____

Owner: _____
Designer: _____
Engineer: ARA SIMONIAN

STRUCTURAL OBSERVATION

(only checked items are required)

Firm or individual to be responsible for the Structural Observation:

Name: ARA SIMONIAN Phone: (818) 543-1825 Calif. Registration: C37208

FOUNDATION	WALL	FRAME	DIAPHRAGM
☒ Footing, Stem Walls, Piers	☐ Concrete	☐ Steel Moment Frame	☐ Concrete
☐ Mat Foundation	☐ Masonry	☐ Steel Braced Frame	☐ Steel Deck
☐ Caisson, Piles, Grade Beams	☒ Wood	☐ Concrete Moment Frame	☒ Wood
☐ Stepp'g/Retain'g Foundation, Hillside Special Anchors	☐ Others:	☐ Masonry Wall Frame	☐ Others:
☐ Others:	☐ Others:		

DECLARATION BY OWNER

I, the Owner of the project, declare that the above listed firm or individual is hired by me to be the Structural Observer.

Signature _____
Date _____

DECLARATION BY ARCHITECT OR ENGINEER OF RECORD (required if the Structural Observer is different from the Architect or Engineer of Record)

I, the Architect or Engineer of record for the project, declare that the above listed firm or individual is designated by me to be responsible for the Structural Observation.

Signature _____
License No.: _____
Date _____

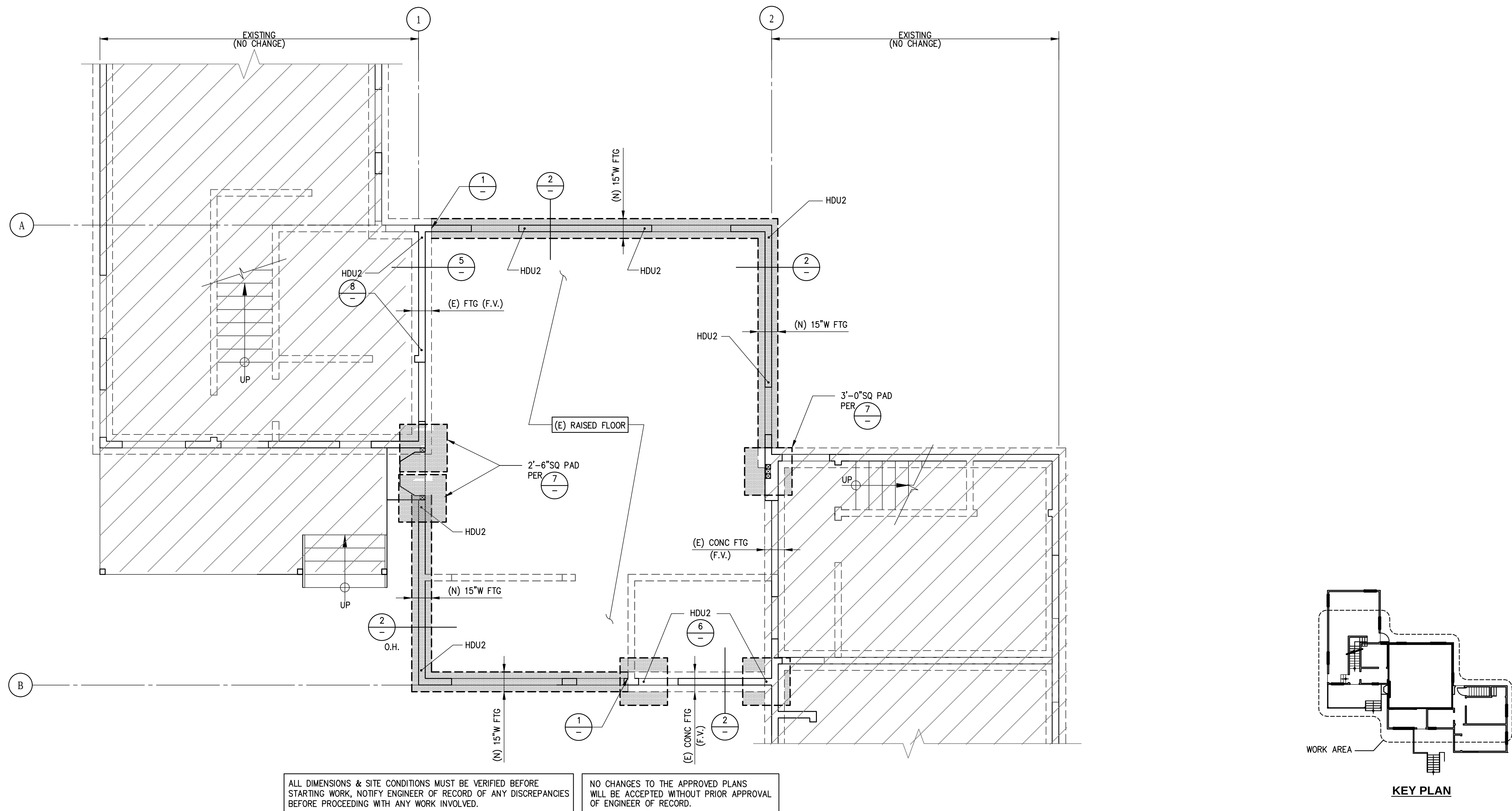
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1. REF ARCH'L DWGS FOR ALL DIMENSIONS.
2. FOR ANCHOR BOLT SIZE & SPACING SEE FLOOR FRAMING PLAN & SHEAR WALL SCHEDULE
3. FASTENERS IN PRESERVATIVE TREATED WOOD OR FIRE RETARDANT WOOD SHALL BE OF HOT DIPPED ZINC COATED GALVANIZED STEEL OR STAINLESS STEEL.
4. FOR HOLD-DOWN SCHEDULE, SEE 1/S4.
5. PROVIDE CONTROL JOINTS IN SLAB PER 3/S4.
6. PROVIDE HOLD-DOWN POSTS (NOT SHOWN IN PLAN) PER HOLD-DOWN SCHEDULE 1/S4.

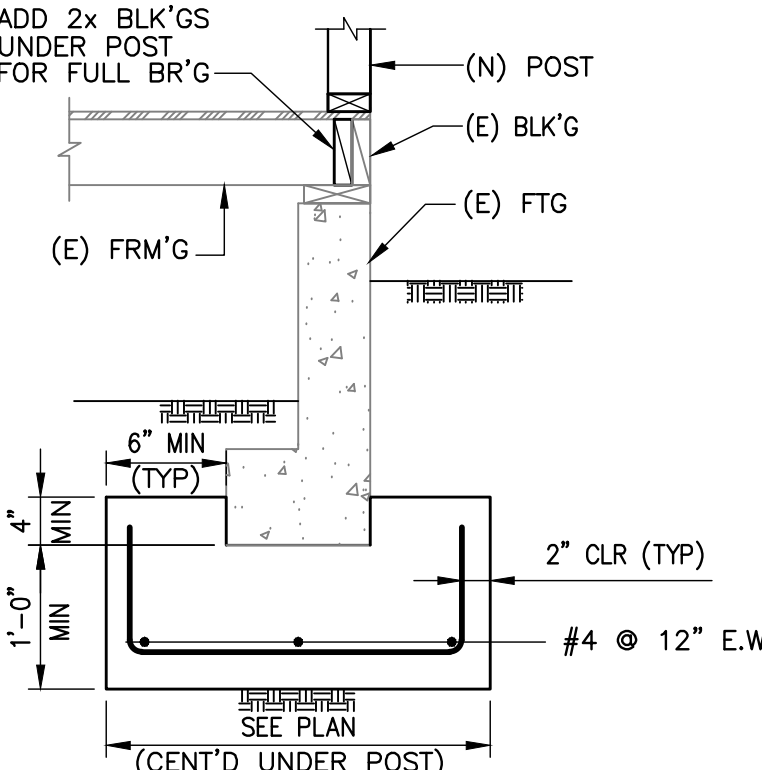
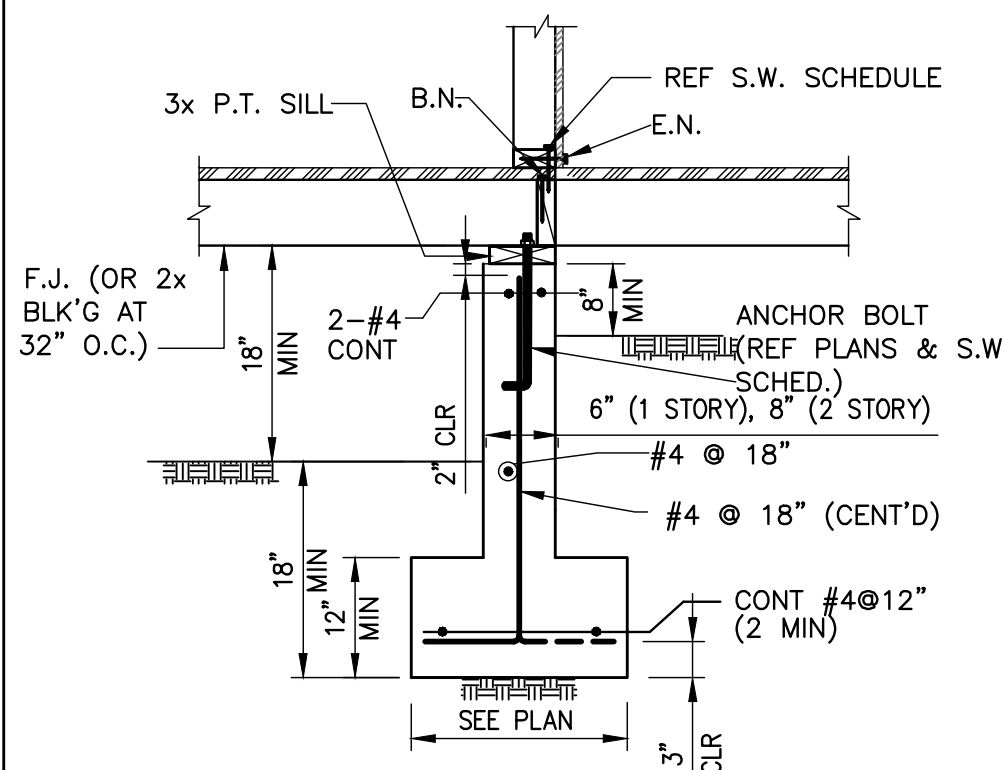
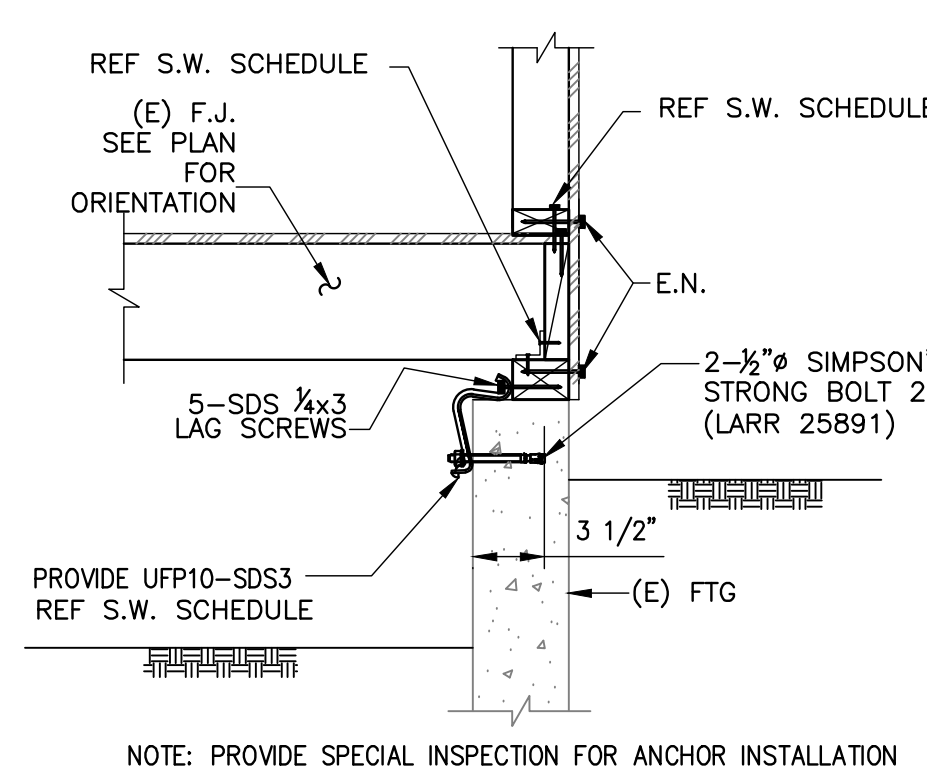
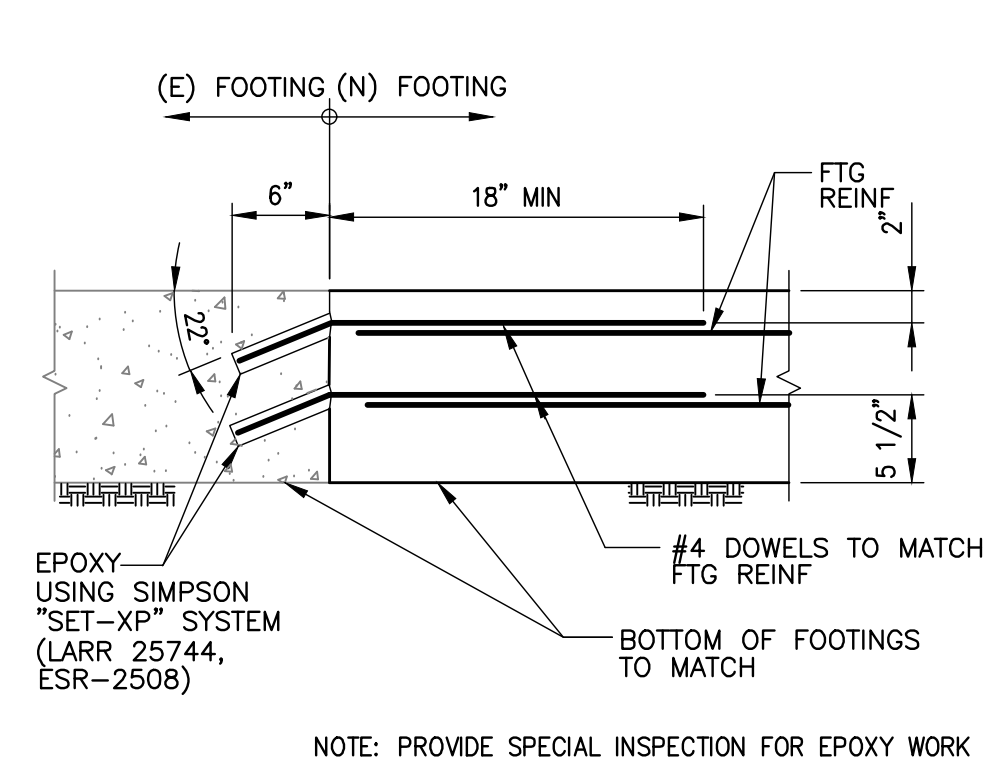
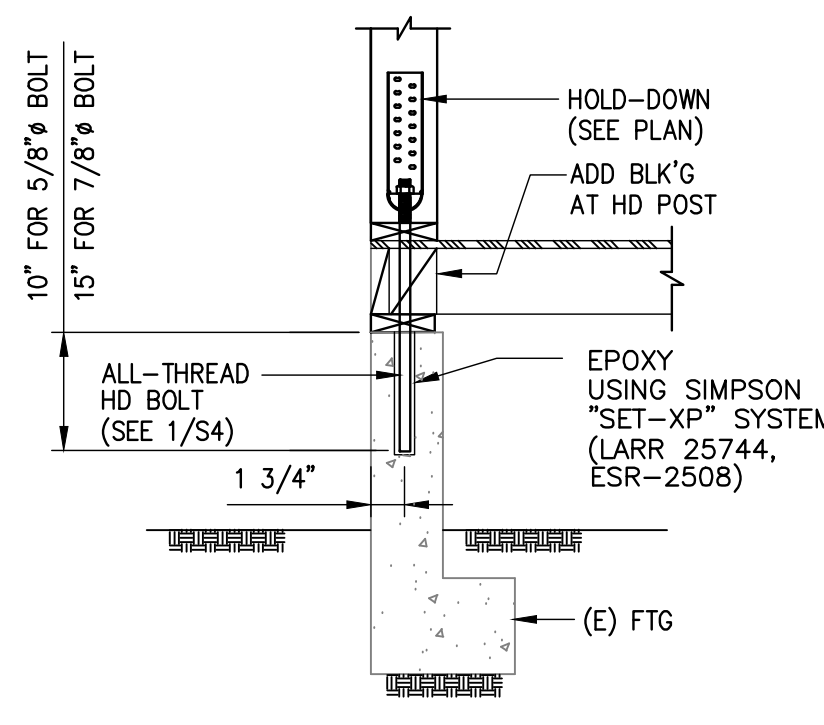
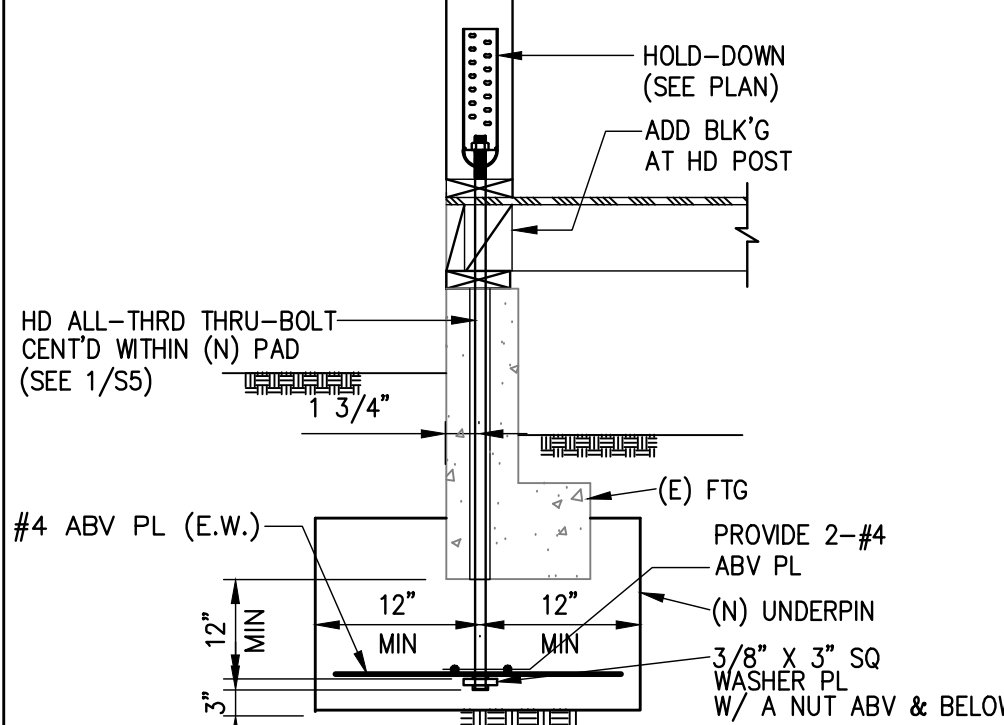
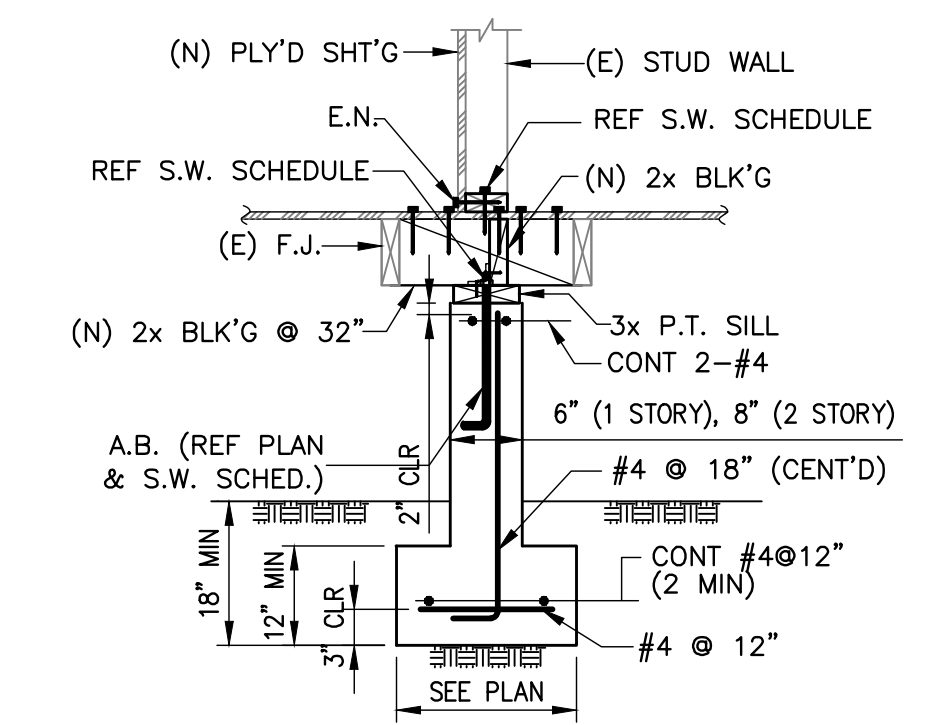
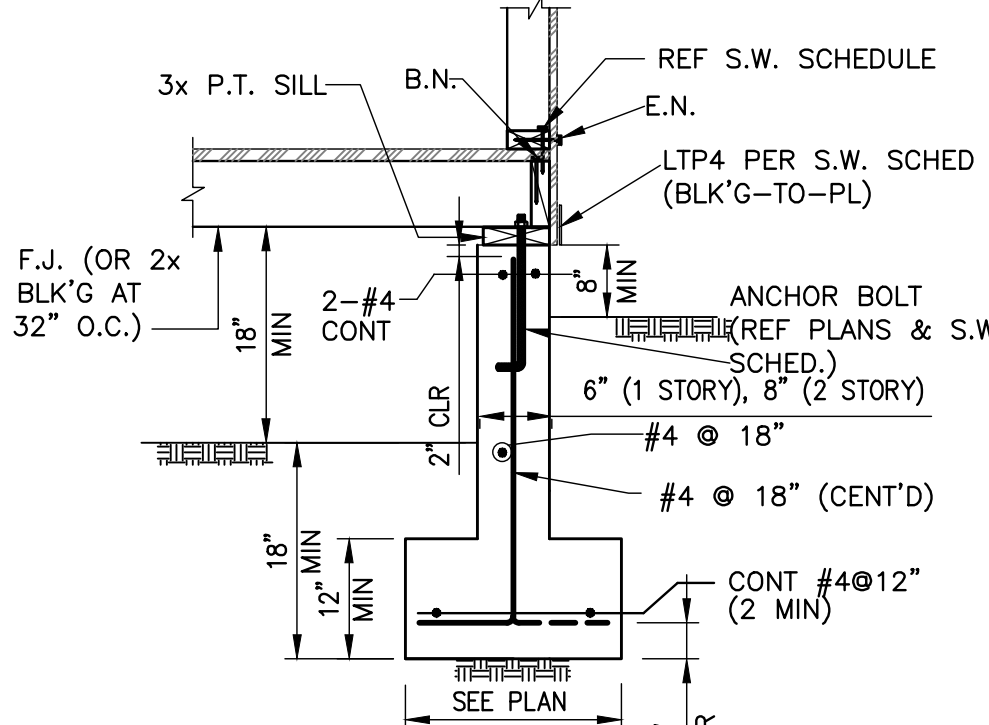
7.	WALL FRAMING	
	1ST FLR	EXTERIOR
		INTERIOR
		2x4 @ 16"
		2x4 @ 16"

8. HOLD-DOWNS SHALL BE RE-TIGHTENED JUST PRIOR TO COVERING THE WALL FRAMING.
9. ALL FOOTINGS SHALL BE FOUNDED IN UNDISTURBED NATURAL SOIL.
10. IN THE EVENT EXCAVATIONS REVEAL UNFAVORABLE
11. ALL CONCENTRATED DRAINAGE, INCLUDING ROOF WATER, SHALL BE CONDUCTED VIA GRAVITY, TO THE STREET OR AN APPROVED LOCATION AT A 2% MIN.
12. THE SOIL BELOW AN INTERIOR SLAB SHALL BE SATURATED WITH MOISTURE TO A DEPTH OF 18" PRIOR TO PLACING TO CONCRETE.
13. CONTRACTORS RESPONSIBLE FOR THE CONSTRUCTION OF A WIND OR SEISMIC FORCE RESISTING SYSTEM/COMPONENT LISTED IN THE "STATEMENT OF SPECIAL INSPECTION" SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY TO THE LADBS INSPECTORS AND THE OWNER PRIOR TO THE COMMENCEMENT OF WORK ON SUCH SYSTEM OR COMPONENT.
14. A COPY OF THE LOS ANGELES RESEARCH REPORT AND/OR CONDITIONS OF LISTING SHALL BE MADE AVAILABLE AT THE JOB SITE.
15. "F.V." INDICATES ITEM TO BE FIELD VERIFIED.
16. FIELD-CUT ENDS, NOTCHES AND DRILLED HOLES OF PRESERVATIVE-TREATED WOOD SHALL BE FIELD-TREATED PER AWPA M4.

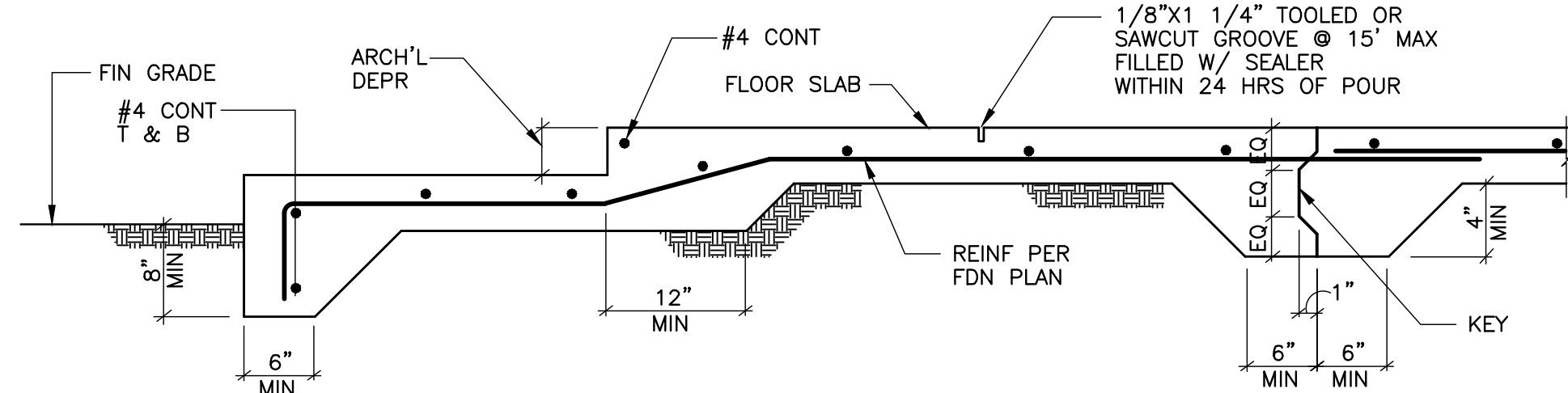
 INDICATES STEM WALL BELOW
 HOLD-DOWN BELOW PER 1/S4
 INDICATES POST ABOVE (P.A.)



FOUNDATION PLAN

3/4"=1'-0"			FOUNDATION PLAN												A		
																	
3/4"=1'-0"	DETAIL	11	3/4"=1'-0"	DETAIL	9	3/4"=1'-0"	DETAIL	7	3/4"=1'-0"	DETAIL	5	3/4"=1'-0"	DETAIL	3	3/4"=1'-0"	DETAIL	1
																	
3/4"=1'-0"	DETAIL	12	3/4"=1'-0"	DETAIL	10	3/4"=1'-0"	DETAIL	8	3/4"=1'-0"	DETAIL	6	3/4"=1'-0"	DETAIL	4	3/4"=1'-0"	DETAIL	2

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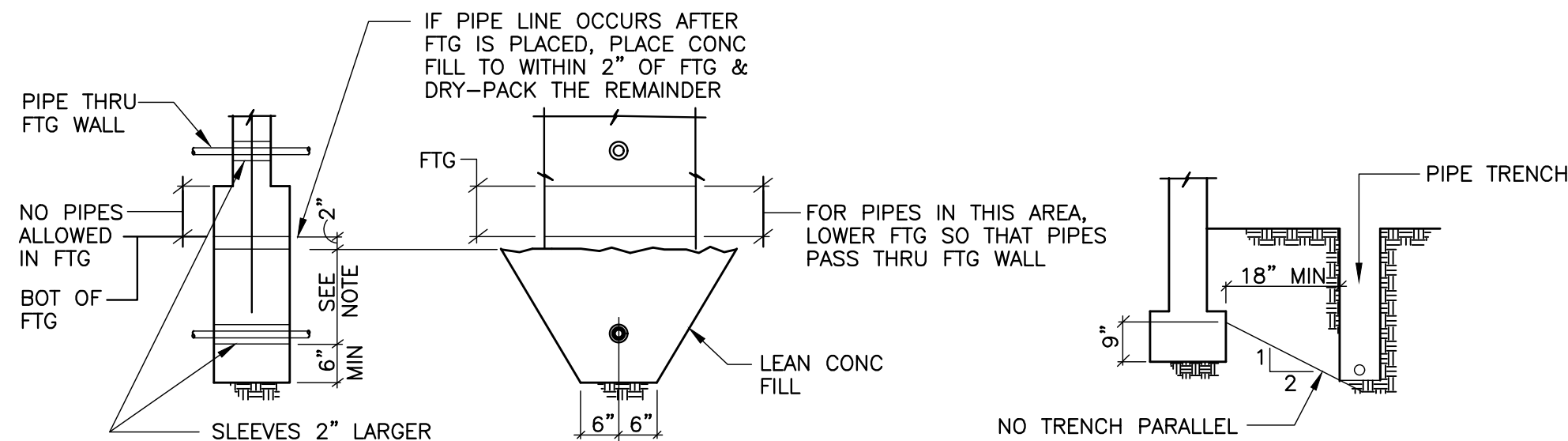


EDGE DEPRESSION CONTROL JOINT CONSTRUCTION JOINT

NOTE: THIS DETAIL SHALL NOT BE USED FOR STRUCTURAL DECKS.

SLAB-ON-GRADE DETAILS

14



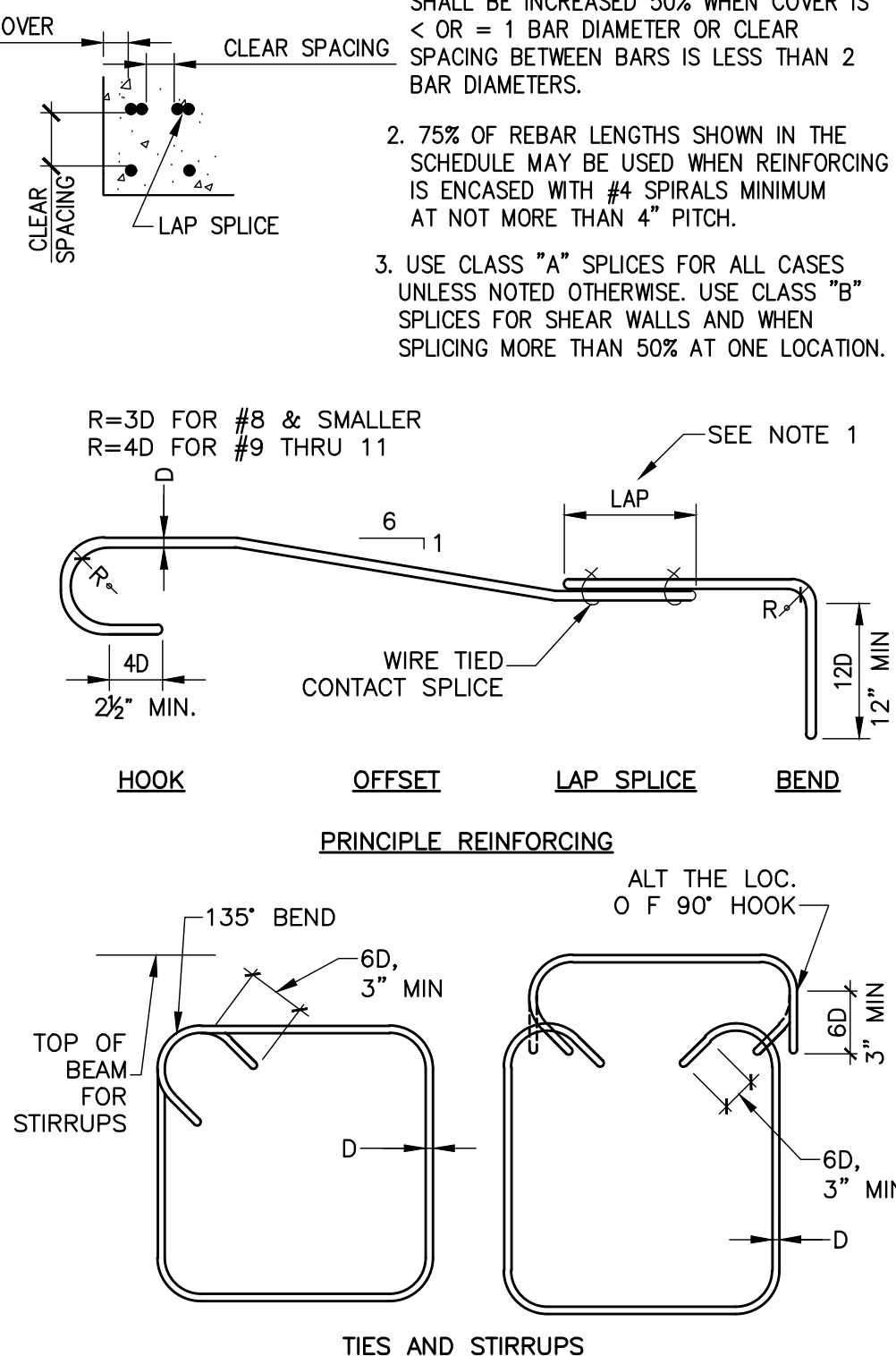
NOTE:
FOR PIPES 3'-0" OR LESS BELOW FTG,
PROVIDE SLEEVE AND CONC AS SHOWN:
MORE THAN 3'-0" NO CONCRETE IS REQUIRED

PIPE PERPENDICULAR TO FOOTING

PIPE PARALLEL TO FOOTING

PIPE NEAR FOOTING DETAIL

15



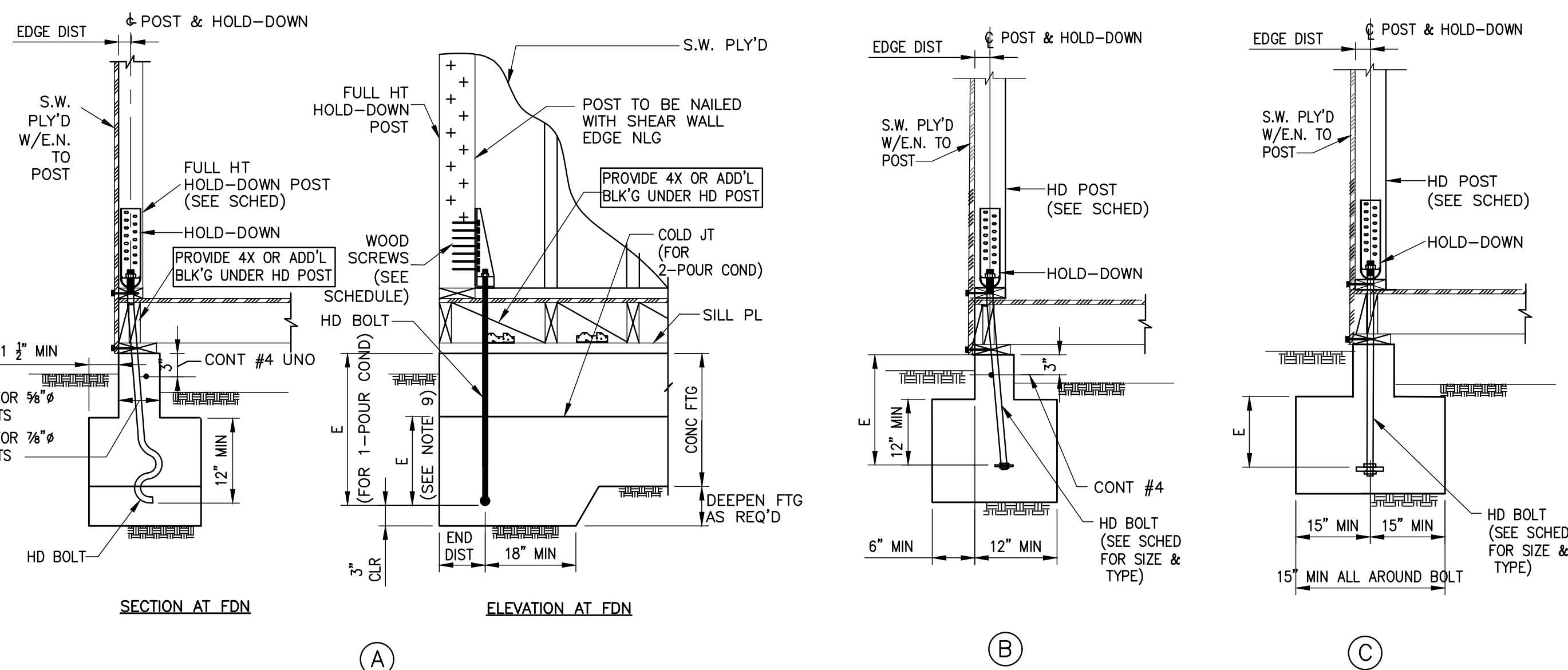
NOTES

1. BAR NOTED "CONT" IN CONCRETE SHALL BE SPLICED BY LAPPING PER DETAIL ABOVE.
2. LAP SPLICE IN MASONRY SHALL BE 48D (2'-6" MIN).
3. ALL BARS SHALL BE BENT COLD.
4. NO BARS PARTIALLY EMBEDDED SHALL BE FIELD BENT.

REBAR SPLICES IN CONCRETE (INCHES)								
REBAR SIZE (GRADE 60)	4	5	6	7	8	9	10	11
REBAR DIAMETER (IN)	0.5	0.625	0.75	0.875	1.0	1.125	1.125	1.375
F'c=2000	CLASS A	36	45	54	63	72		
	CLASS B	47	59	70	82	94		
F'c=3000	CLASS A	29	37	44	52	57	67	83
	CLASS B	38	48	58	67	77	86	108
F'c=4000	CLASS A	26	32	38	45	51	58	72
	CLASS B	33	42	50	58	66	75	94

TABLE NOTES:

1. REBAR LENGTHS SHOWN IN THE SCHEDULE SHALL BE INCREASED 50% WHEN COVER IS $OR < 1$ BAR DIAMETER OR CLEAR SPACING BETWEEN BARS IS LESS THAN 2 BAR DIAMETERS.
2. 75% OF REBAR LENGTHS SHOWN IN THE SCHEDULE MAY BE USED WHEN REINFORCING IS ENCASED WITH #4 SPIRALS MINIMUM AT NOT MORE THAN 4" PITCH.
3. USE CLASS "A" SPLICES FOR ALL CASES UNLESS NOTED OTHERWISE. USE CLASS "B" SPLICES FOR SHEAR WALLS AND WHEN SPLICING MORE THAN 50% AT ONE LOCATION.



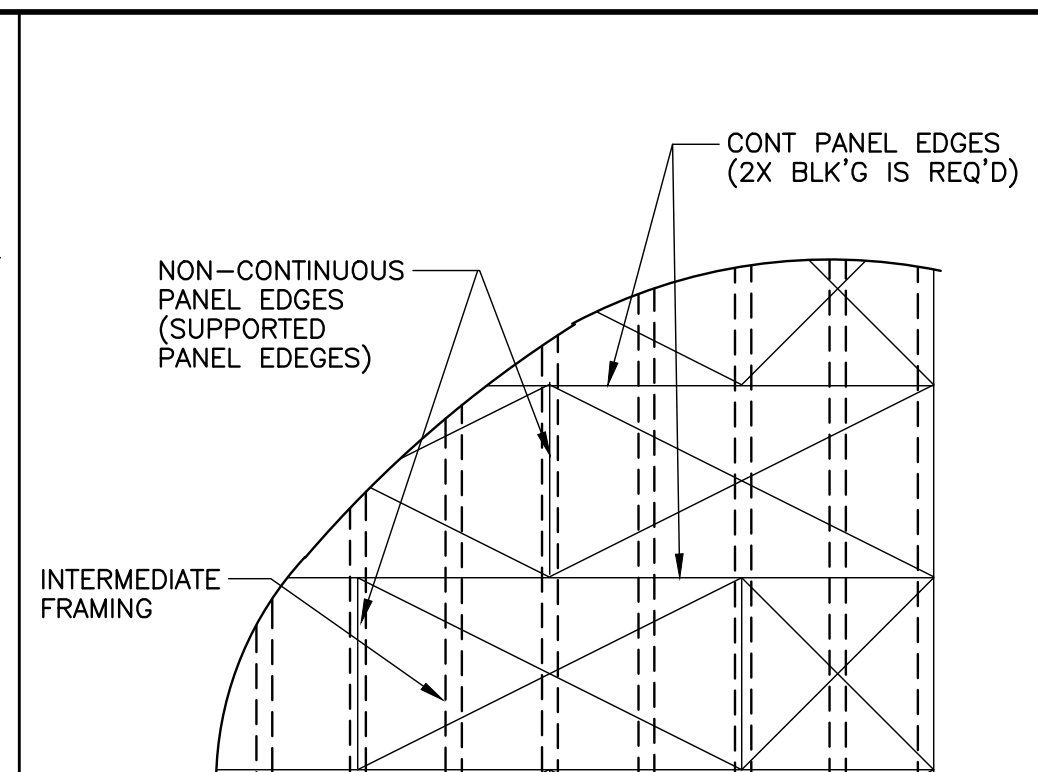
SIMPSON HOLD-DOWN	FULL HT HOLD-DOWN POST (UNO)	No. OF SIMPSON SDS 1/4x2-1/2 WOOD SCREWS	HD BOLT ^{1,4} (FOR MONOLITHIC SINGLE POURS ONLY)			
			SIZE	MINIMUM "E" ^{8,9,10}	MODEL 2,7,11 (NO SUBSTITUTIONS)	DETAIL
HDU2	4X	6	5/8" DIA	16 5/8"	SIMPSON'S TYPE "SSTB"	A
HDU4	4X	10	5/8" DIA	18"	SIMPSON'S BOLT TYPE "SB"	B
HDU5	4X	14	5/8" DIA	18"	SIMPSON'S BOLT TYPE "SB"	B
HDU8	4X	20	7/8" DIA	12" INTO FTG PAD (W/15" MIN ALL AROUND)	SIMPSON'S ¹¹ BOLT TYPE "PAB"	C
HDU11	6X	30	1" DIA	12" INTO FTG PAD (W/15" MIN ALL AROUND)	SIMPSON'S ¹¹ BOLT TYPE "PAB"	C
HDU14	6X	36	1" DIA	12" INTO FTG PAD (W/18" MIN ALL AROUND)	SIMPSON'S ¹¹ BOLT TYPE "PAB"	C

NOTES:

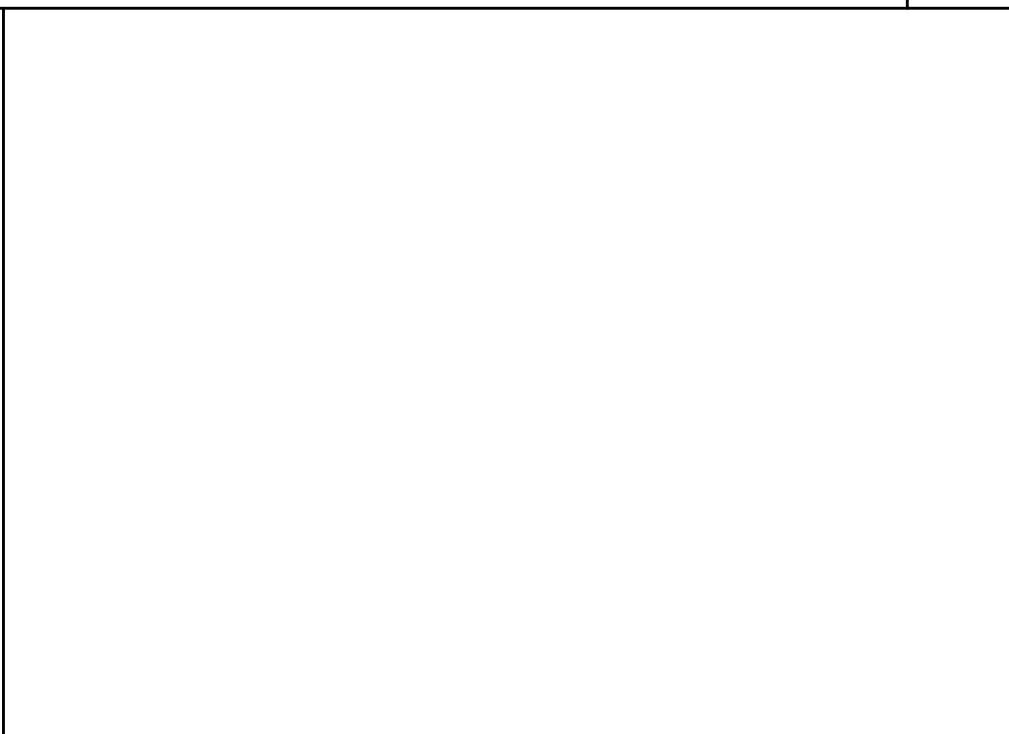
1. EMBEDMENT OF "SSTB" BOLTS ARE FOR CONCRETE APPLICATIONS ONLY, FOR MASONRY SEE NOTE 4 BELOW.
FOR BOLTS AT CORNERS AND ENDS OF MASONRY WALLS SEE NOTE 4. DO NOT SUBSTITUTE "SSTB'S WITH HOOKED BOLTS.
2. MINIMUM END AND EDGE DISTANCES SHALL BE 5" AND 1 3/4" RESPECTIVELY.
3. INCREASE WIDTH/THICKNESS OF FOOTINGS WITHIN 18" EACH SIDE OF ANCHOR AS NECESSARY TO GET THE CORRECT DIMENSIONS.
4. IN CONCRETE/MASONRY WALLS, USE HEADED BOLTS (SEE NOTE #11, UNO IN SCHEDULE) WITH 12" MINIMUM EMBEDMENT INTO FOOTING PAD OR GRADE BEAM.
5. CODES: FOR HDU: ESR-2330, AND LARR 25720, AND FOR SSTB & SB: ER 4935, AND LARR 25820.
6. INSTALL HOLD-DOWN BOLTS WITH A MINIMUM OF ONE #4 REBAR 3" TO 5" FROM TOP OF THE FOUNDATION OR WALL.
7. HOLD-DOWN BOLT MODEL AS MANUFACTURED AND TESTED BY THE SIMPSON COMPANY. SUBSTITUTIONS WILL NOT BE ACCEPTED.
THE ANGLED PORTION OF THE BOLT MUST POINT AWAY FROM THE EDGE INCREASE SIZE AS NECESSARY FOR CORRECT EMBEDMENT.
8. HEIGHT OF CURB (WHERE OCCURS) SHALL NOT BE USED AS PART OF ANCHOR EMBEDMENT "E".
9. CONSULT THE ENGINEER OF RECORD FOR 2-POUR CONDITIONS (ADD 2ND POUR THICKNESS TO "E" FOR CORRECT EMBEDMENT)
10. EMBEDMENT "E" FOR HDU11 & LARGER SHALL NOT INCLUDE THE STEM WALL .
11. WHEN SPECIFIED, "HEADED BOLT" REQUIRES 2 HEX NUTS WITH A PLATE IN-BETWEEN PER S1, WOOD NOTE #10. "PAB" BOLT SHALL BE STANDARD STEEL ASTM 1544 GRADE 36 OR A307.

DETAIL	19	DETAIL	16	REINFORCING BAR DETAILS	11	HOLD-DOWN SCHEDULE & DETAILS						1
DETAIL	20		17	DETAIL	12	7		4		2		
DETAIL	21	DETAIL AT POST	18	DETAIL	13	DETAIL		8	5		DETAIL	3

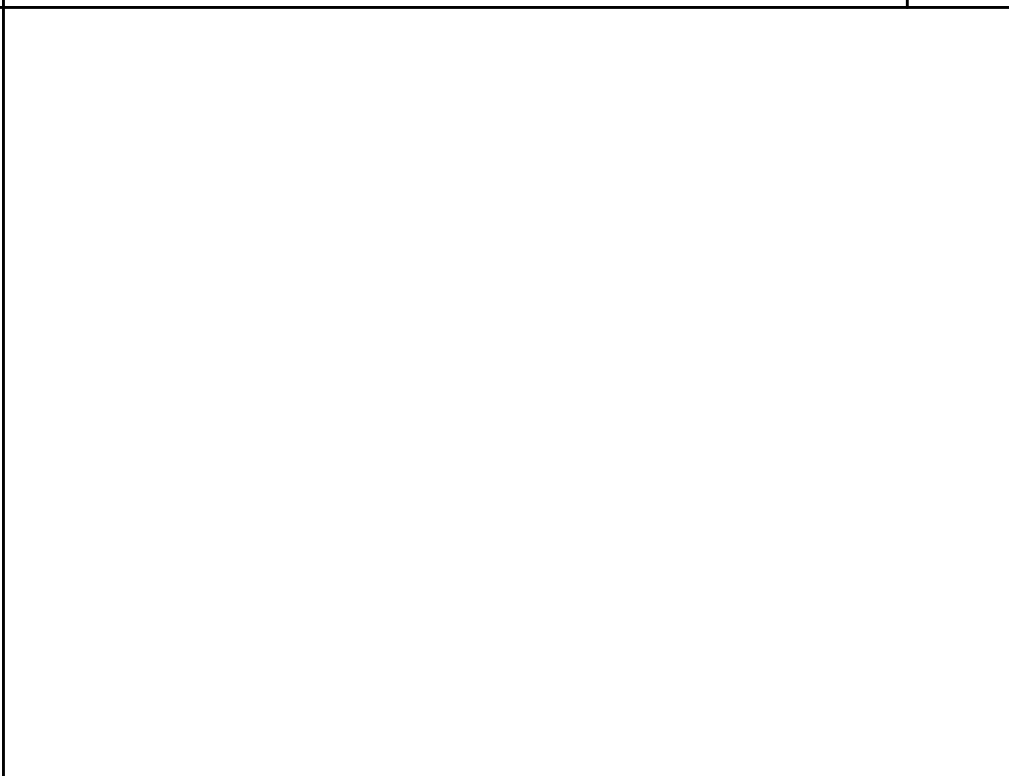
S4	SHEET:	22-S017	JOB:	22-S017	DRAWN:	A.S.	SCALE:	AS NOTED	DATE:	JUNE 2022	DRAWING TITLE:	CONCRETE DETAILS	OWNER:	3310 RIDGE ROAD, RUNNING SPRINGS, CA 92382
											NOT FOR CONSTRUCTION			



15



16



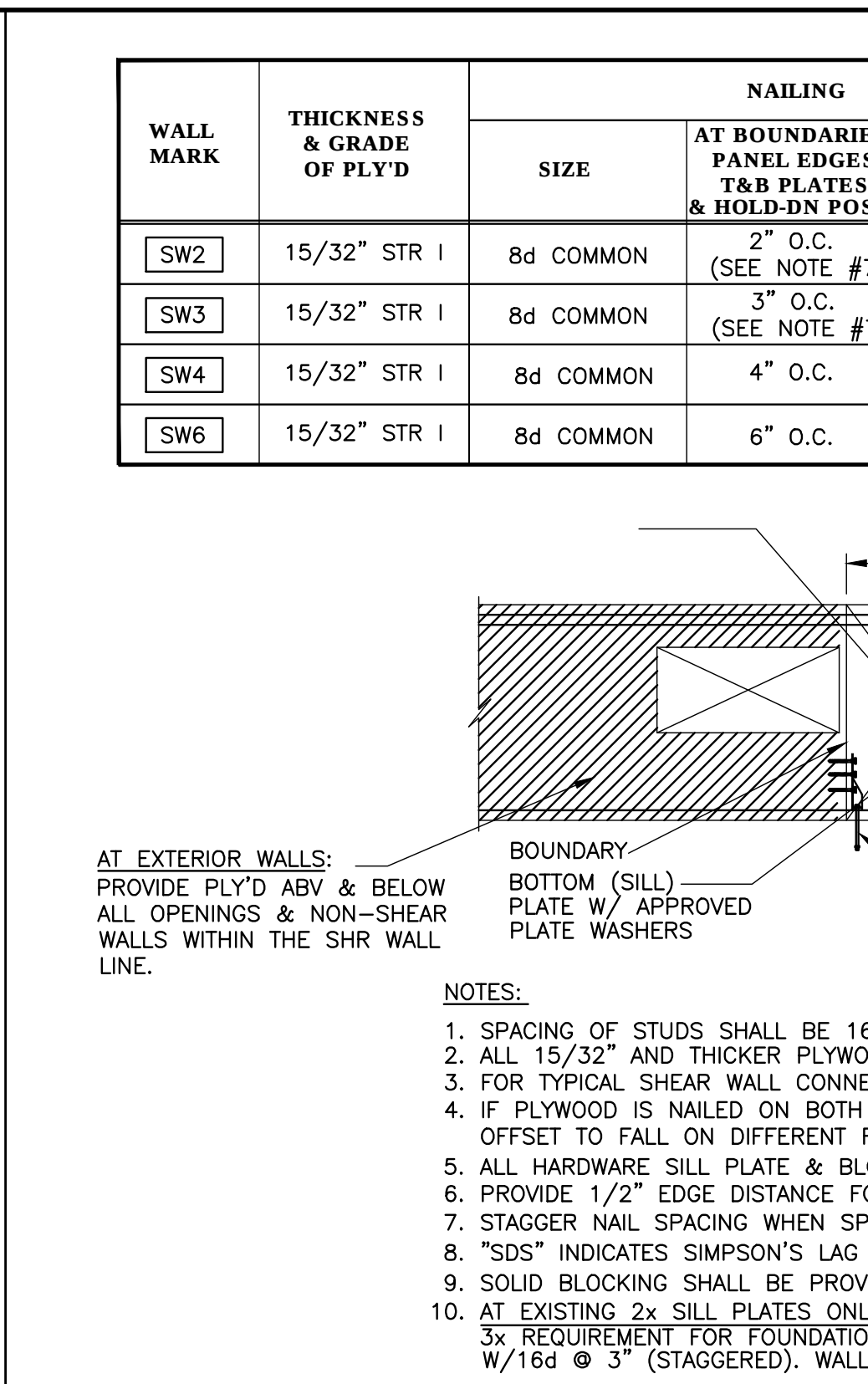
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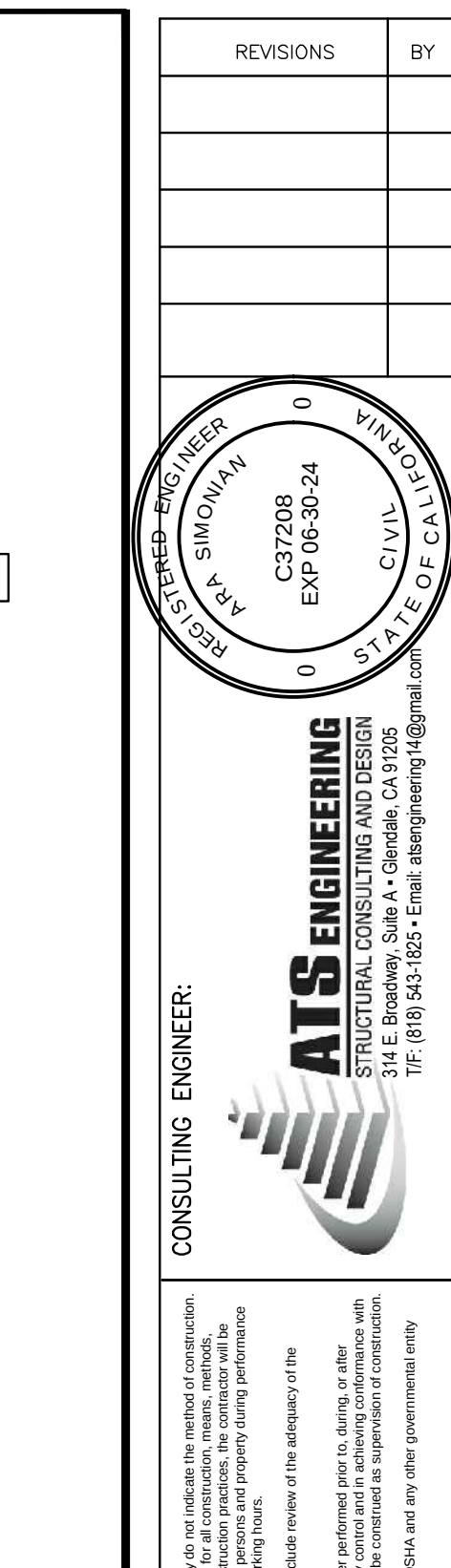
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19

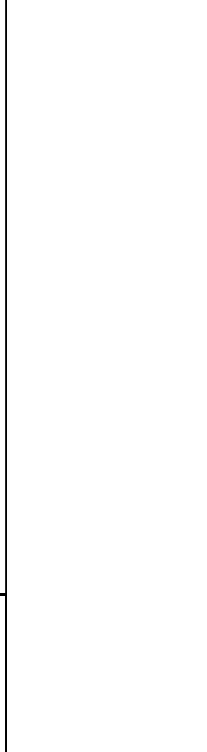


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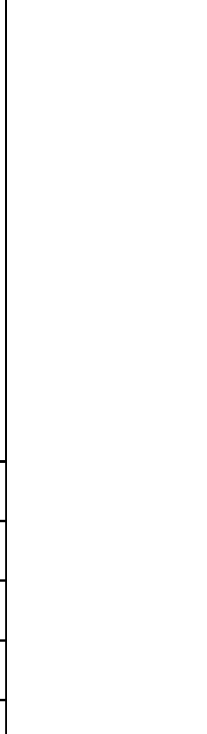


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2



3



4

S5