

For Review
01/09/2018 2:41:46 PM

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

EXTERIOR DIMENSIONS ARE SHEATHING TO SHEATHING
SECOND FLOOR FINISHED 1,326 SQ. FT.

WINDOW & DOOR NOTES

- ANDERSEN 100 WINDOWS
- CODE MIN. U VALUE = 0.32 MIN. SHGC = 0.35
- ALL WINDOWS SET 6'-10" UNLESS NOTED OTHERWISE
- BUILDER TO PROVIDE WINDOW ORDER LIST WITH U FACTOR, SHGC, & STC RATING FOR EACH WINDOW & EXTERIOR DOOR
- BUILDER TO VERIFY ALL WINDOW, DOOR & OPENING HDR. HTS.
- FP = PROVIDE FALL PROTECTION @ OPERATING WINDOWS

GUARDRAIL NOTES

- GUARDRAIL REQUIRED ON OPEN SIDE OF ANY STAIR MORE THAN 30" ABOVE FLOOR
- ALL OPENINGS LESS THAN 4" AT ALL GUARDRAILS

FRAMING NOTES

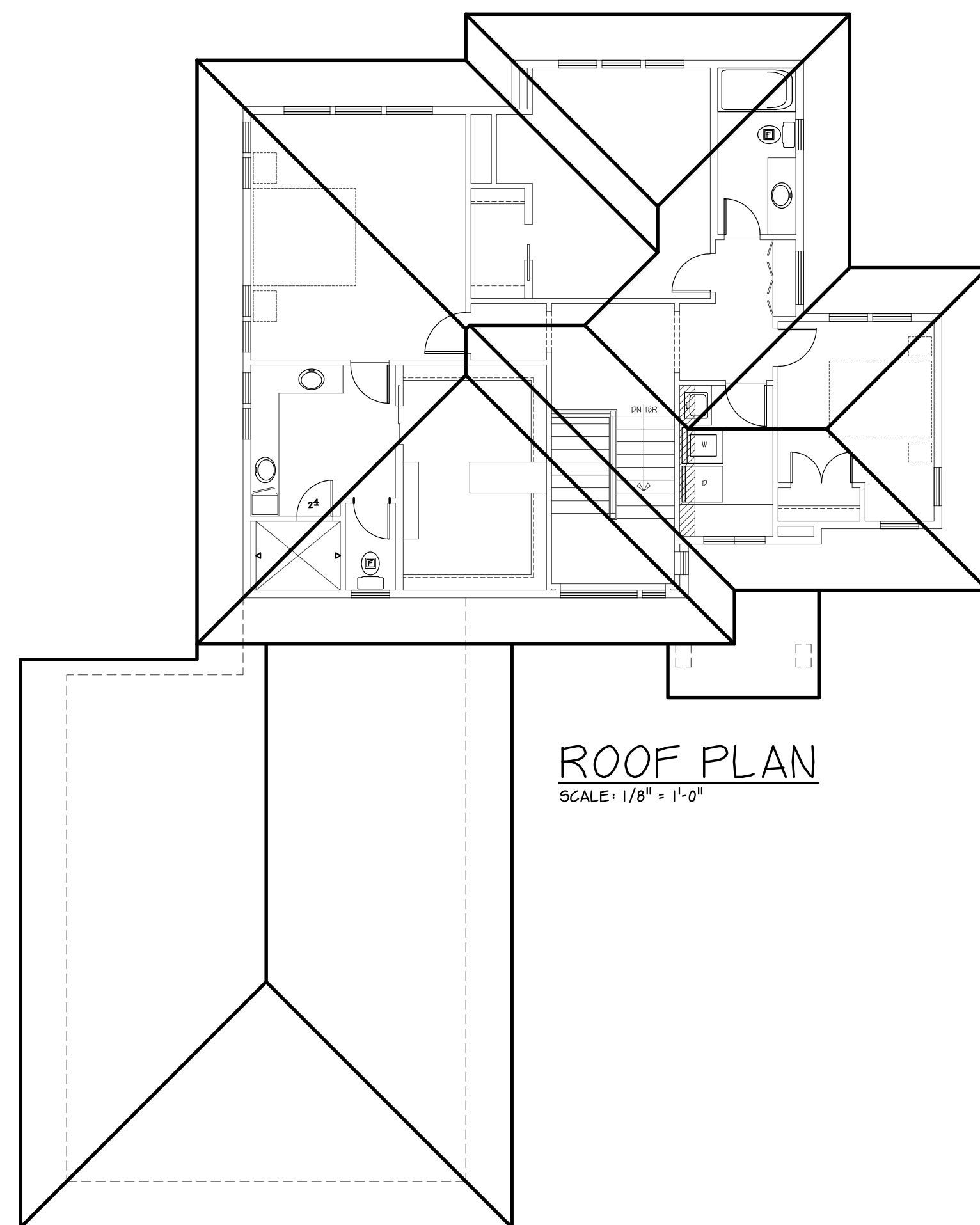
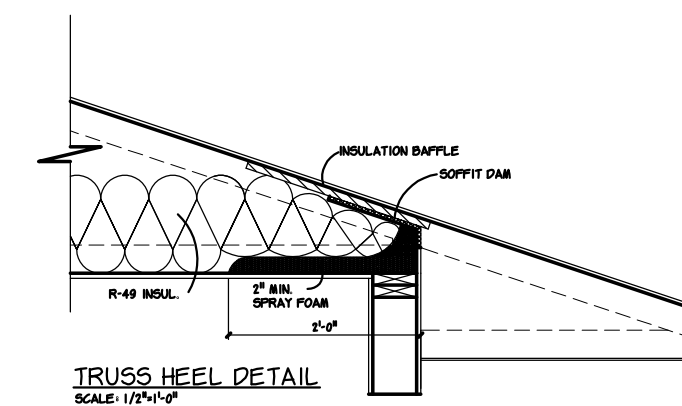
- 8'-1" PLATE HEIGHT UNLESS NOTED OTHERWISE
- 2X6 STUDS @ POCKET DOOR WALLS UNLESS NOTED OTHERWISE
- DOUBLE STUDS AT ALL WINDOW & PATIO DOOR HEADERS UNLESS NOTED OTHERWISE
- PROVIDE LVL/LSL SOLID BLOCKING AT ALL POINT LOADS, SUPPORT BEAMS, MICROLAMS, AND GIRDER TRUSSES TO FOUNDATION
- PROVIDE FIREBLOCKING VERTICALLY @ CEILINGS & FLOORS & HORIZONTALLY @ INTERVALS NOT EXCEEDING 10'-0" (CONCEALED SPACES @ SOFFITS, DROPPED CEILINGS, BETWEEN STAIR STRINGERS & BETWEEN STORIES)
- PROVIDE DRAFT STOPPING BETWEEN STORIES DIVIDED INTO APPROXIMATELY EQUAL SPACES NOT EXCEEDING 1,000 SQ.FT.
- ALL SPRAY FOAM INSULATION MUST BE COVERED BY MIN. 1/2" GYP. BD AT HABITABLE AREAS

SMOKE AND CARBON MONOXIDE DETECTORS

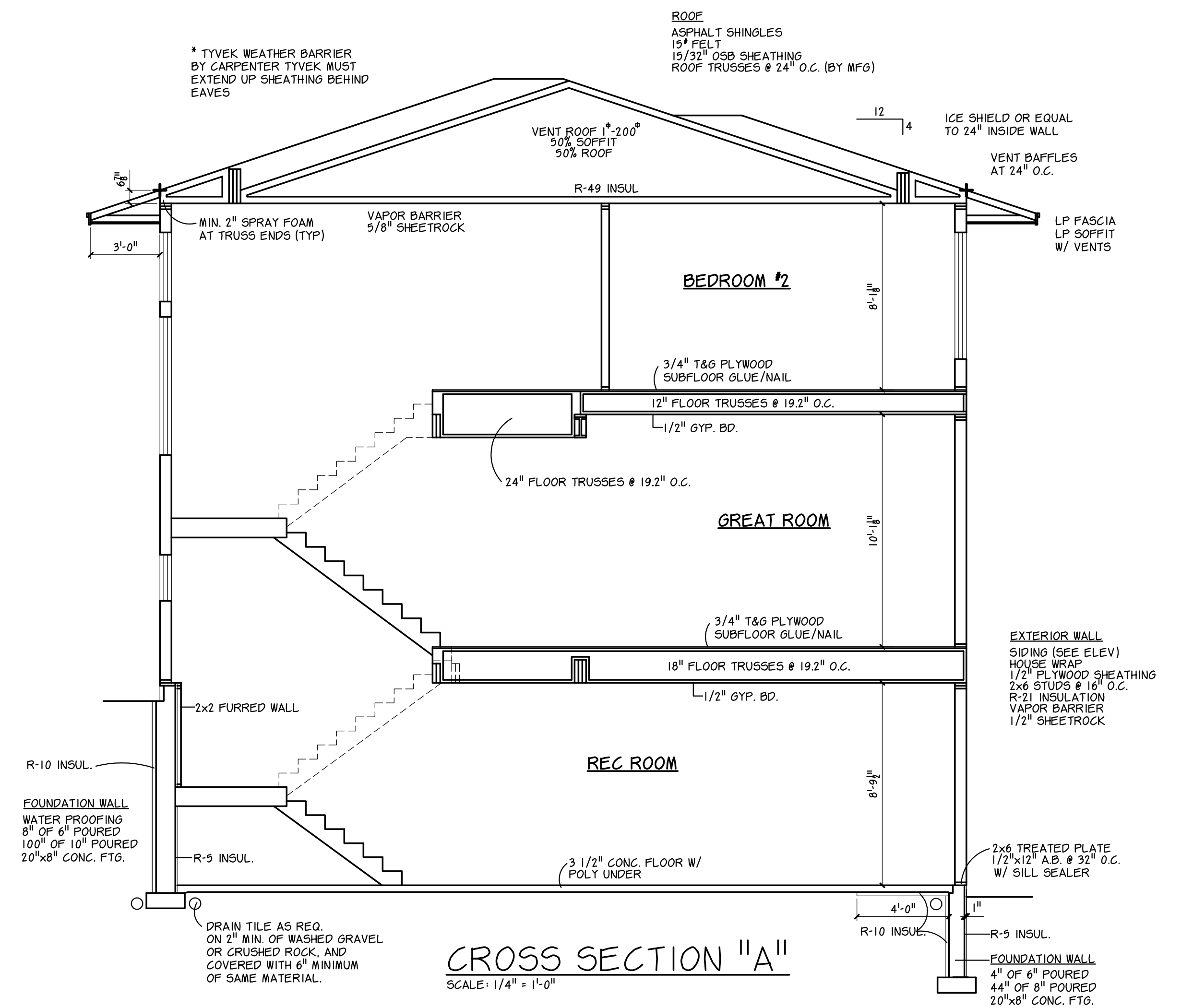
- PROVIDE SMOKE DETECTORS IN EVERY BEDROOM & THE CORRIDOR GIVING ACCESS TO THE BEDROOM ON EACH FLOOR INCLUDING THE BASEMENT, & IN ANY ROOM THAT HAS A CEILING HEIGHT MORE THAN 24" HIGHER THAN A CORRIDOR GIVING ACCESS TO THE BEDROOMS.
- PROVIDE CARBON MONOXIDE DETECTORS WITHIN 10'-0" OF ALL BEDROOMS

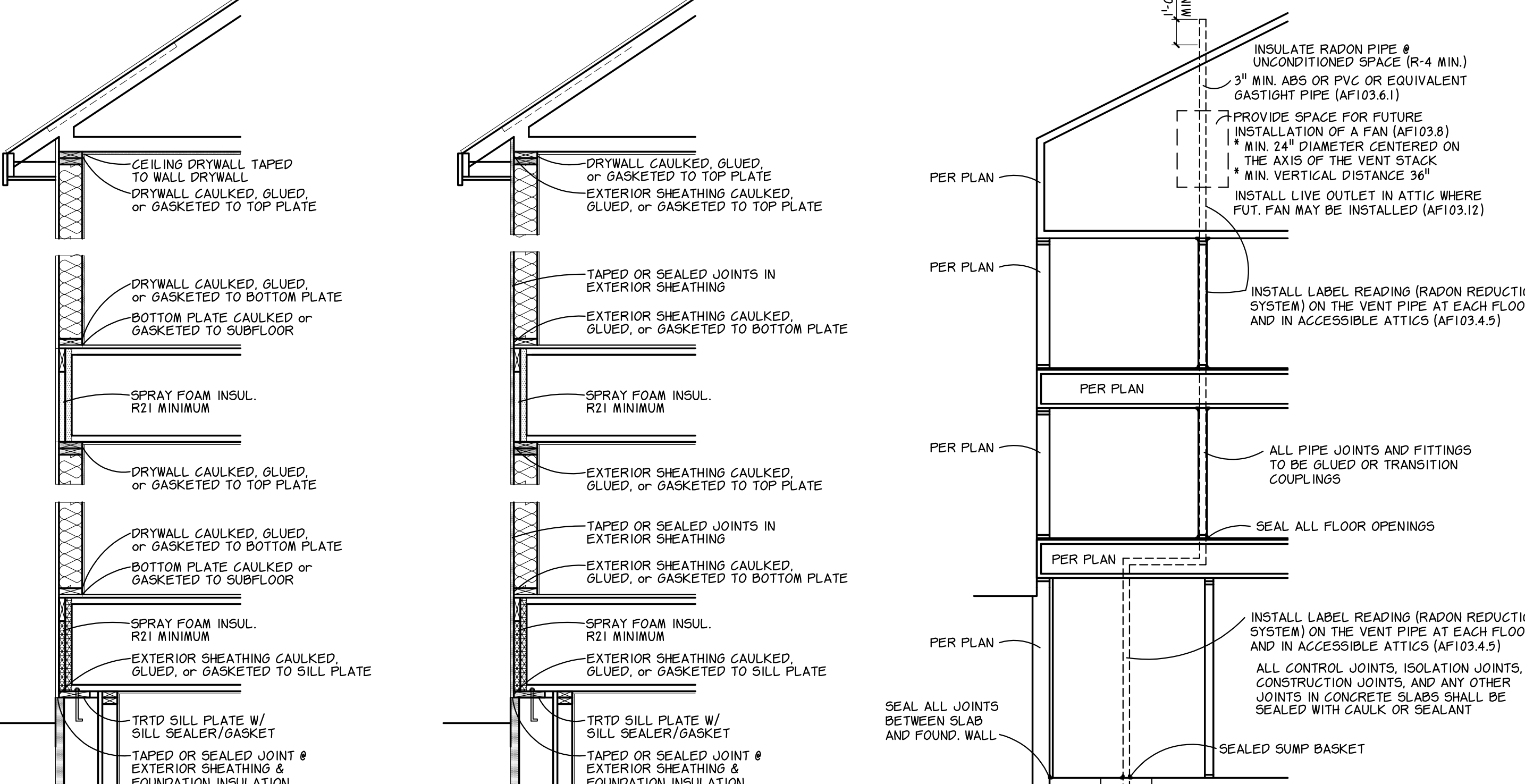
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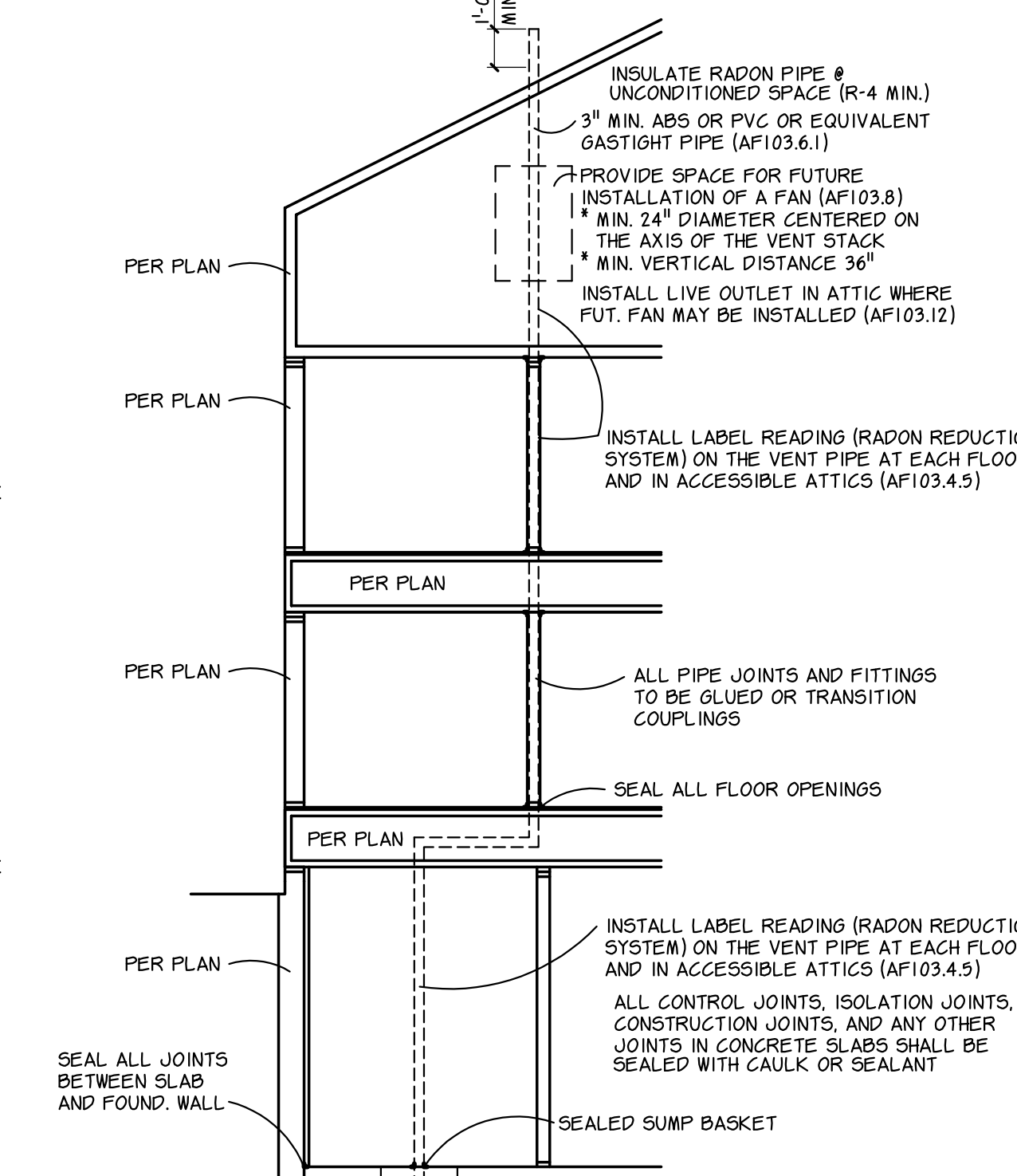
- MANUF. DESIGNED ROOF TRUSSES
- VENT ROOF 1 SQ.FT. PER 200 SQ.FT. 50% ROOF 50% SOFFIT
- INCLUDING GARAGE WHEN CEILING IS FINISHED
- KICKOUT FLASHING TO BE INSTALLED AS NEEDED BY ROOFING CONTRACTOR. EXTERIOR WALL FINISHER TO VERIFY THAT KICKOUT FLASHING IS INSTALLED PRIOR TO FINISHING
- FULL ICE & WATER SHIELD AT ROOF PITCHES 4/12 & BELOW
- TRUSS MANUF. TO CALL DFP PLANNING & DESIGN WITH ANY QUESTIONS DURING LAYOUT
- BUILDER TO REVIEW AND APPROVE TRUSS DESIGN & LAYOUT PRIOR TO ORDERING TRUSSES



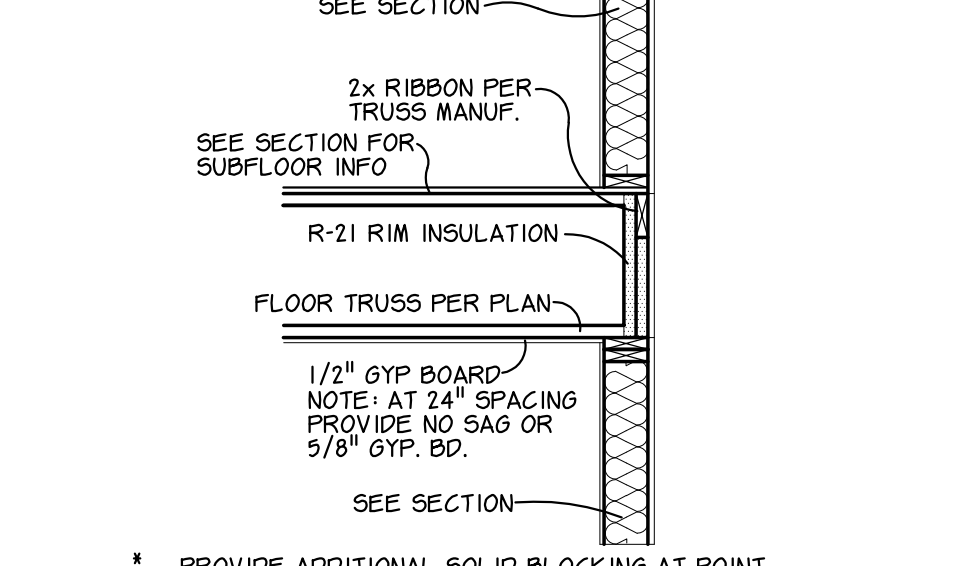


OPTION #1
ENVELOPE AIR SEALING
REV. 1-1-16
NOTE: SHADED COMPONENTS DESIGNATE AIR FLOW RETARDER SYSTEM

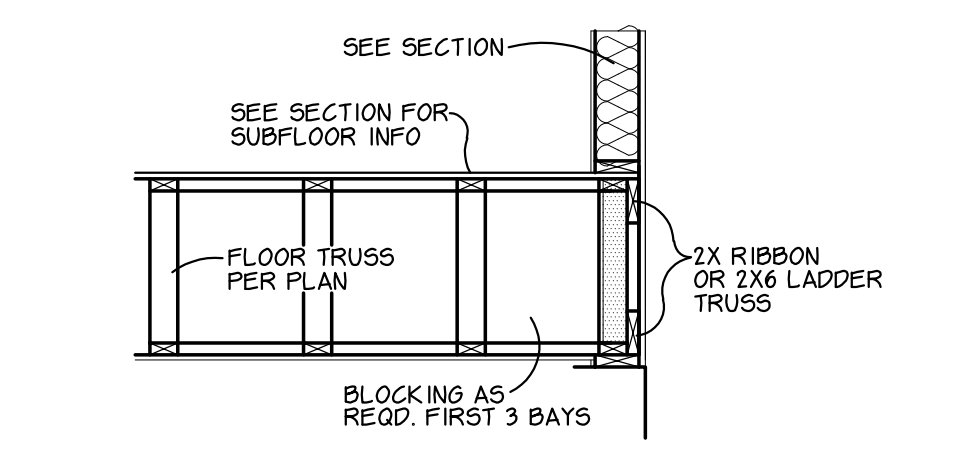
OPTION #2
ENVELOPE AIR SEALING
REV. 1-1-16
NOTE: SHADED COMPONENTS DESIGNATE AIR FLOW RETARDER SYSTEM



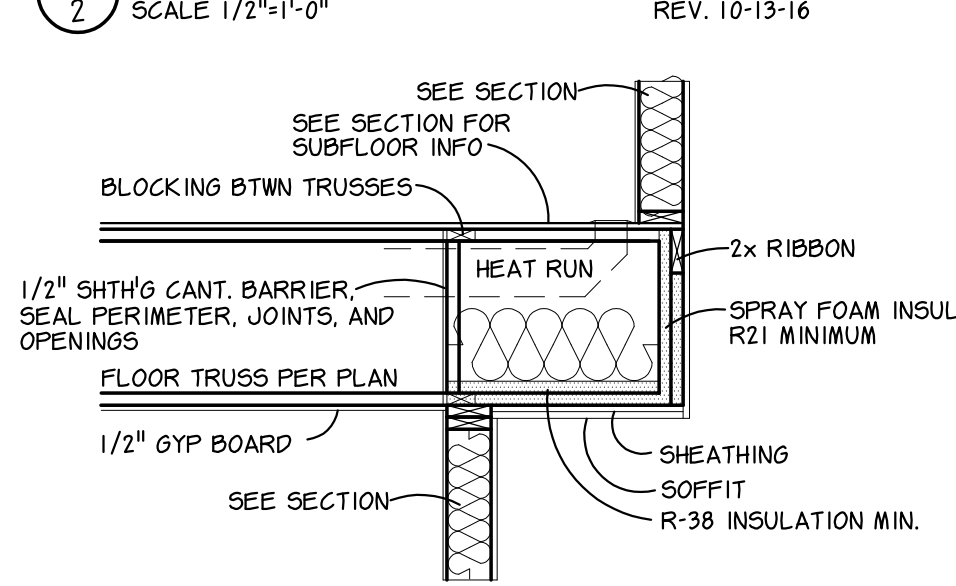
PASSIVE RADON DETAIL
SCALE: 1/4" = 1'-0"



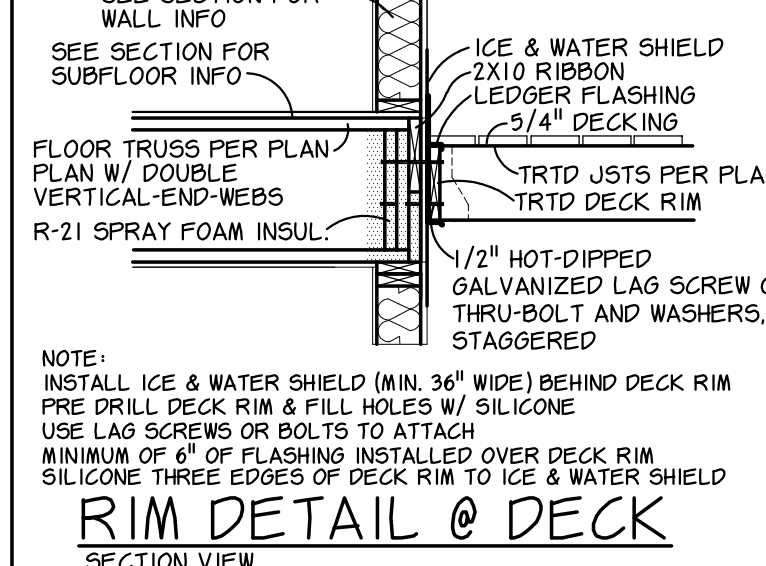
PERPENDICULAR RIM DETAIL
SCALE 1/2" = 1'-0" REV. 10-13-16



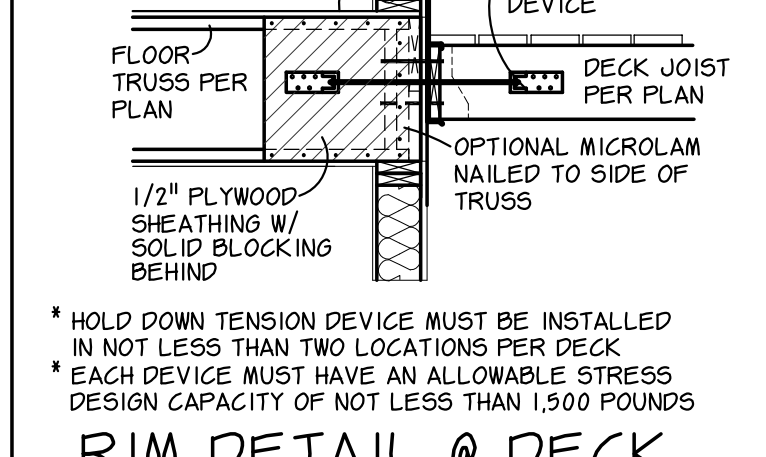
PARALLEL RIM DETAIL
SCALE 1/2" = 1'-0" REV. 10-13-16



RIM DETAIL @ CANTILEVER
SCALE 1/2" = 1'-0" REV. 10-13-16



RIM DETAIL @ DECK
SECTION VIEW



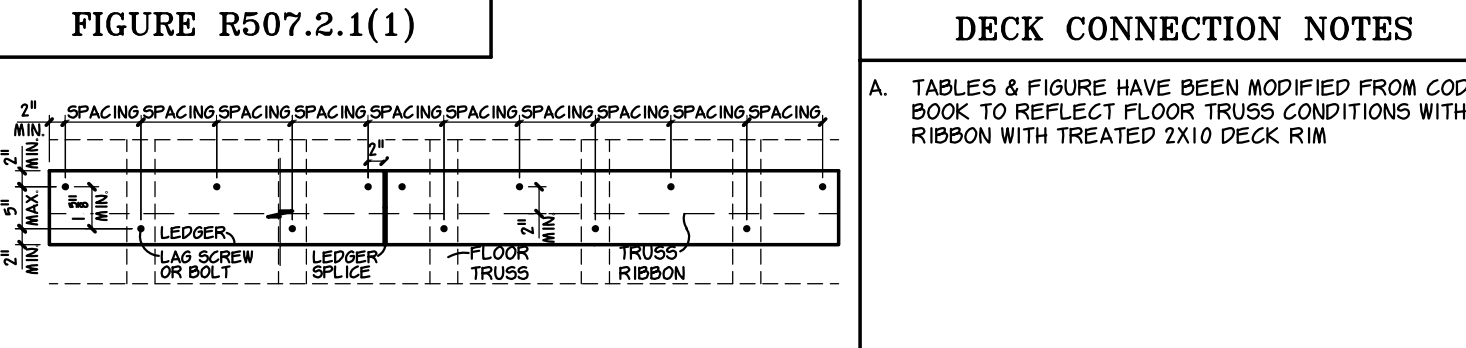
RIM DETAIL @ DECK
SECTION VIEW

TABLE R507.2
RESIDENTIAL DECK JOIST SPAN CONNECTION DETAIL

FASTENER SPACING FOR A SOUTHERN PINE OR HEM-FIR DECK LEDGER & A 2" NOMINAL SOLID SAWN SPRUCE-PIN-FIR BAND JOIST (C.F.6)	RESIDENTIAL DECK JOIST SPAN CONNECTION DETAIL							
	6' & LESS	6'-11" TO 8'	8'-11" TO 10'	10'-11" TO 12'	12'-11" TO 14'	14'-11" TO 16'	16'-11" TO 18'	
1/2" DIAMETER LAG SCREWS W/ 15/32" MAX SHEATHING	30" O.C.	23" O.C.	18" O.C.	15" O.C.	13" O.C.	11" O.C.	10" O.C.	
1/2" DIAMETER BOLTS W/ 15/32" MAX SHEATHING	36" O.C.	36" O.C.	34" O.C.	29" O.C.	24" O.C.	21" O.C.	19" O.C.	
1/2" DIAMETER BOLTS W/ 15/32" MAX SHEATHING & 1/2" STACKED WASHERS (B.H.)	36" O.C.	36" O.C.	29" O.C.	24" O.C.	21" O.C.	18" O.C.	16" O.C.	

TABLE R507.2.1
PLACEMENT OF LAG SCREWS & BOLTS IN DECK LEDGERS & BAND JOISTS

LEDGER	ROW SPACINGS			
	TOP EDGE	BOTTOM EDGE	ENDS	ROW SPACINGS
FLOOR TRUSS RIBBON	2 INCHES (D)	1/4 INCH	2 INCH (B)	1 9/8 INCH (E)
	3/4 INCH	2 INCH	2 INCH (E)	1 9/8 INCH (E)

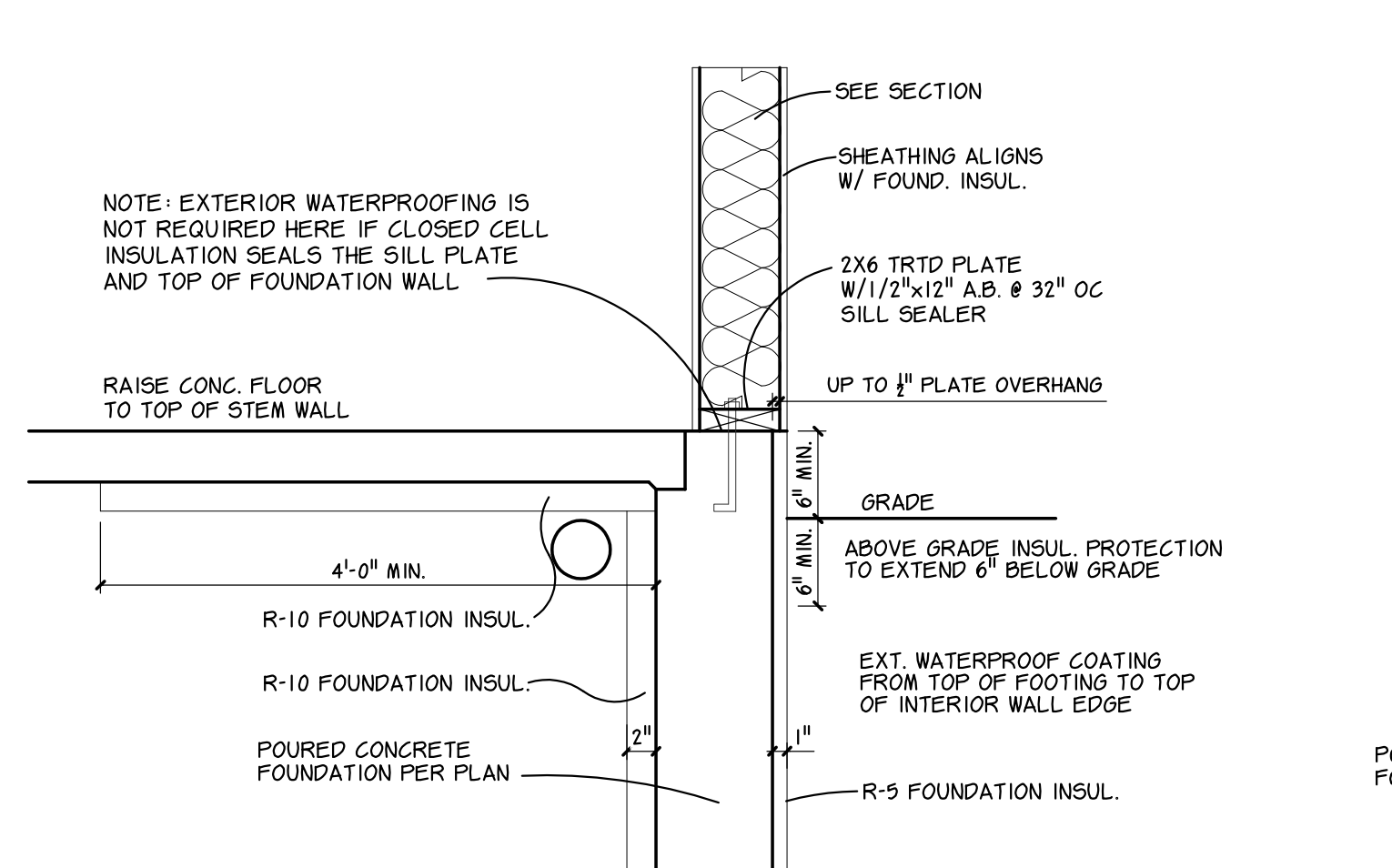


- ICE & WATER SHIELD ALL VALLEYS
ICE & WATER SHIELD 24" UP ALL WALLS WHERE ROOF RUNS ALONG WALL
- CONTINUOUS VAPOR BARRIER AT ALL WALL FRAMING TO EXTERIOR AND ON TOP OF ALL TOP PLATES

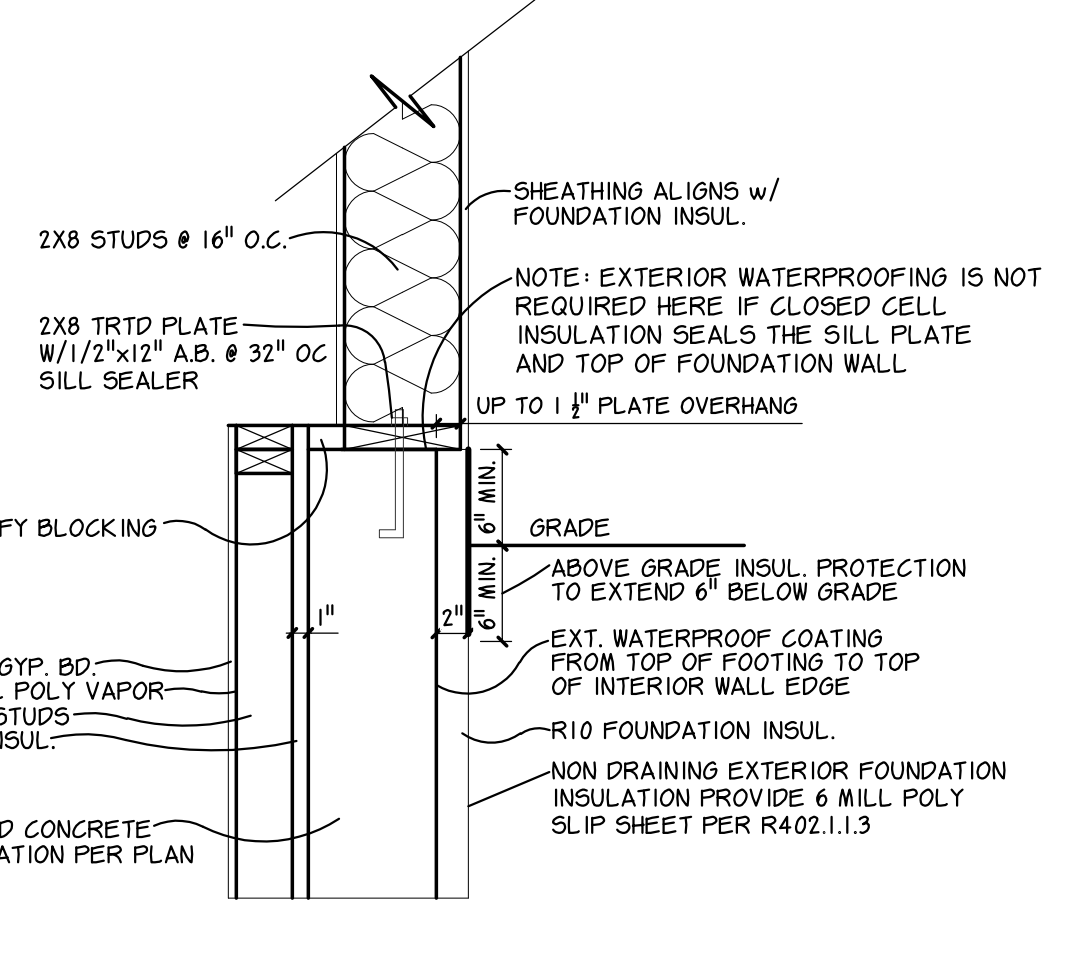
- PLAN REVIEW AND INSPECTION ISSUES**
- This list of items may be helpful for Plan Reviewers and Building Inspectors to use as a guide for enforcing the Minnesota Energy Code. The items apply to IRC, one- and two-family residential dwellings. The items marked with * apply only to detached one- and two-family residential dwellings.
- PLAN REVIEW ISSUES**
- FOUNDATION INSULATION**
- exterior foundation wall insulation R-10 minimum
 - foundation insulation extends from the top of the wall down to top of the footing
 - exterior foundation insulation is covered protective product from top of exposed insulation to 6" below grade level
- CONCRETE SLAB OR UNDER-SLAB INSULATION**
- slab on grade perimeter insulation R-10 minimum
 - slab insulation extends from top of slab to design frost line or top of footing
 - floors over unheated space R-38 minimum
- WINDOWS / DOORS / SKYLIGHTS**
- average U-value is 0.32 maximum for windows and glass doors
 - average U-value is 0.55 maximum for skylights
 - window U-value consistent with Energy Compliance Certificate
- MECHANICAL VENTILATION ISSUES**
- residential mechanical ventilation system provides adequate ventilation per code requirements*
 - furnace efficiency is consistent with Energy Compliance Certificate
 - protection against excessive depressurization is installed per code requirements*
- ENVELOPE INSULATION FOR PLAN REVIEW**
- interior basement insulation of R-9 minimum & R-11 maximum
 - ceilings with attics R-49 minimum. Roof/ceiling assemblies must have a minimum 6" energy heel. R-38 will be allowed when full height of uncompressed R-38 extends over the exterior wall top plate at eaves
 - wood framed wall insulation of R-20 or R-13 + R-5. R-13 refers to wall cavity insulation. R-5 refers to continuous insulation
- INSPECTION ISSUES**
- CONCEALED INSULATION**
- wind wash barrier installed at attic edge
 - exterior wall corners framed so that insulation can be installed after exterior sheathing is installed
 - intersections of interior partition walls and exterior walls are framed so that insulation can be installed between the partition and exterior sheathing after exterior sheathing is installed
 - gaps between framing less than one-half inch are eliminated by securing framing together and are insulated at the time of assembly
 - all penetrations between conditioned and unconditioned spaces made prior to framing inspection are sealed
 - windows must be insulated and sealed at installation
- INTERIOR AIR BARRIER**
- all fire stops are air sealed
 - pipes, ducts, wires, equipment and flues and chimneys through the interior air barrier are sealed
 - a sealed continuous interior air barrier is installed on the warm side of the building envelope at ceilings, walls, and floor rim joint areas*
 - air barrier behind tub and shower is sealed and protected
 - recessed light fixtures are sealed
- ENVELOPE INSULATION**
- total basement wall insulation is R-15 minimum, minimum R-10 at exterior
 - wind wash barrier on wall separating house and garage is sealed
 - loose fill insulation is prevented from entering the eaves
 - insulation on skylight shafts and walls exposed in attics is supported on the unconditioned side
- ATTIC INSULATION**
- attic access panel insulated to R-38 minimum for ceiling panel and R-21 minimum for wall panel
 - attic card attached to framing near access opening
 - notification of attic R-value and date of installation posted near building permit inspection card

STUCCO / STONE ATTACHMENT

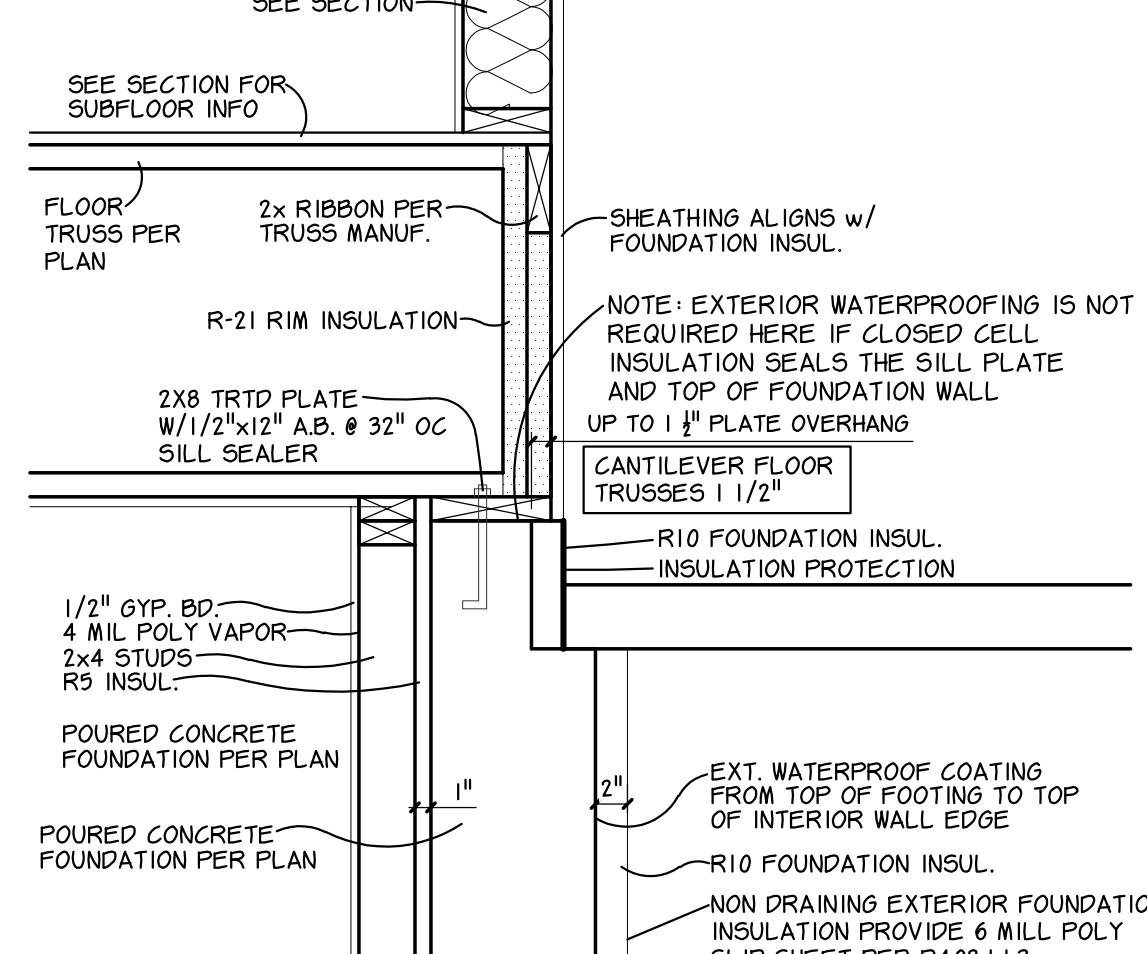
- CALL FOR INSPECTION TO VERIFY COMPLIANCE WHEN PAPER IS COMPLETE IN ONE WINDOW AREA.
- WEATHER RESISTIVE BARRIERS:**
WEATHER RESISTIVE BARRIERS OVER WOOD BASED SHEATHING SHALL INCLUDE 2 LAYERS OF GRADE D PAPER. NOTE TYPE 15 OR 15* FELT IS NOT GRADE D PAPER. VERTICAL JOINTS IN PAPER SHALL BE LAPPED AT LEAST 2 INCHES
- EXTERIOR OPENINGS FLASHING:**
EXTERIOR OPENINGS SHALL BE FLASHED. THE NAILING FLANGE ON WINDOWS WILL NOT BE ACCEPTED FOR FLASHING UNLESS THE MANUFACTURERS INSTALLATION INSTRUCTIONS ARE PROVIDED ON SITE STATING THE FLANGE IS ACCEPTABLE AS FLASHING.
- WINDOW FLANGES:**
PAPER SHALL BE INSTALLED ON THE BOTTOM AND SIDES OF WINDOW BEFORE INSTALLING WINDOW. PAPER ON THE TOP OF WINDOW SHALL GO OVER THE WINDOW FLASHING. A SECOND LAYER OF PAPER SHALL BE INSTALLED OVER THE SIDE WINDOW FLANGES
- WINDOW OPENINGS:**
CAULK OR TAPE WINDOW OPENINGS TO MAKE THEM WATERPROOF. OTHER OPENINGS MUST BE CAULKED WEATHERPROOF.
- PAPER ENTIRE WALL:**
PAPER MUST BE INSTALLED ON THE ENTIRE WALL INCLUDING WITHIN THE SOFFIT FRAMING. ALL PAPER MUST BE INSTALLED SHINGLE FASHION TO DRAIN OUT.
- FLASHING:**
KICKOUT FLASHING IS REQUIRED AT WALL/ROOF INTERSECTIONS WHERE THE ROOF LINE DOES NOT EXTEND PAST THE WALL. OTHER OPENINGS SHALL BE FLASHED TO MAKE THEM WEATHERPROOF.
- WEEP SCREED:**
A CORROSION RESISTANT WEEP SCREED WITH A MINIMUM VERTICAL ATTACHMENT FLANGE OF 3 1/2" INCHES SHALL BE PROVIDED AT OR BELOW THE FOUNDATION PLATE. THE SCREED MUST BE PLACED A MINIMUM OF 4 INCHES ABOVE THE EARTH OR 2 INCHES ABOVE CONCRETE AND SHALL BE OF A TYPE THAT WILL ALLOW TRAPPED WATER TO DRAIN TO THE EXTERIOR. WEEP SCREEDS MAY BE JUST BELOW THE PLATE LINE OR MAY EXTEND ONTO THE FOUNDATION, PROVIDED THERE IS PAPER ON THE FOUNDATION. STUCCO MUST COVER, BUT NOT EXTEND BELOW, THE LATH AND PAPER



WALKOUT WALL DETAIL
REV. 1-6-17



FOUNDATION WALL DETAIL
REV. 1-6-17



FULL FOUNDATION WALL DETAIL
REV. 1-6-17

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01/09/2018 2:41:53 PM