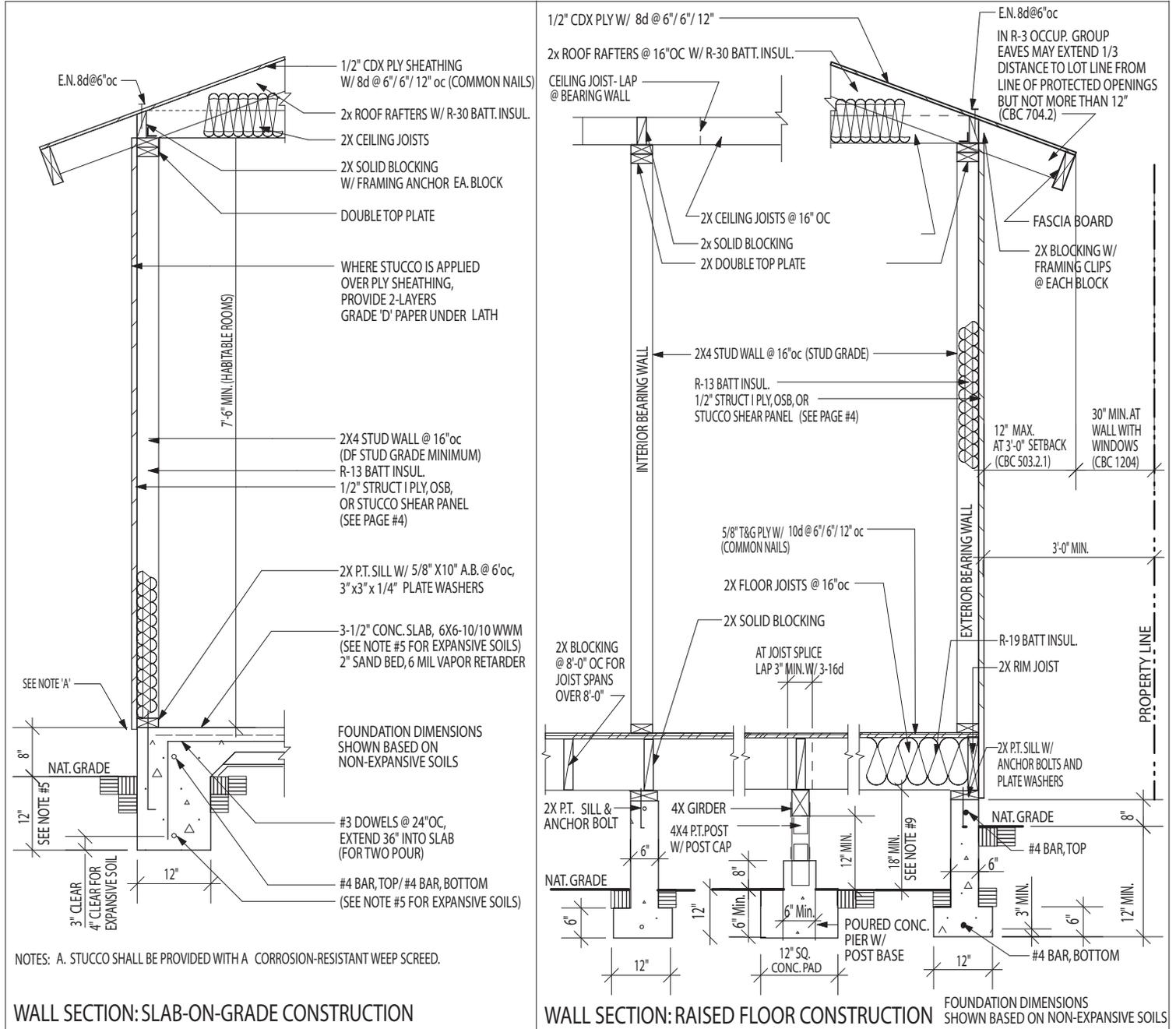




CONVENTIONAL LIGHT FRAME CONSTRUCTION: WOOD FRAME ONE-STORY RESIDENTIAL BUILDINGS FOR SEISMIC DESIGN CATEGORY E

(2007 CALIFORNIA BUILDING CODE CHAPTER 23, SECTIONS 2308, 2308.11, AND 2308.12)

TYPE V-B CONSTRUCTION IS A CLASSIFICATION OF BUILDINGS BY CONSTRUCTION MATERIALS AND METHODS. IT IS THE LEAST RESTRICTIVE PERMITTED BY THE INTERNATIONAL BUILDING CODE AND INCLUDES LIGHT WOOD-FRAME CONSTRUCTION. THIS SHEET IS FOR INFORMATION AND REFERENCE ONLY AND IS NOT A SUBSTITUTE FOR ACCURATE DRAWINGS PREPARED SPECIFICALLY FOR EACH CONSTRUCTION PROJECT.



- Notes:
1. Anchor bolts: 5/8"x10" embedded 7" and spaced 6'-0" OC with 3"x3"x1/4" plate washers, with minimum 2 anchor bolts per piece, located not more than 12" or less than 4" from each end of the piece. [2308.6, 2308.12.8]
 2. All foundation plates or sills and sleepers on a concrete or masonry slab, which is in direct contact with earth, and sills that rest on concrete or masonry foundations, shall be pressure treated wood.
 3. Minimum Concrete Strength: 2500 psi.
 4. Bearing walls and braced wall panels require continuous footings.
 5. FOR EXPANSIVE SOIL: Refer to local jurisdiction requirements.
 6. Where interior walls are shear wall panels, wall framing and sheathing shall extend to the roof sheathing.
 7. Under floor areas shall be ventilated by approved mechanical means or by openings through foundation or exterior walls and shall be placed close to corners to provide cross ventilation. The minimum net area of ventilation openings shall not be less than 1 square foot for each 150 square feet of crawl-space area. Ventilation material openings shall not exceed 1/4 inch. [CBC 1203.3]
 8. Enclosed attics and enclosed rafter spaces shall have cross ventilation for each separate space. The net free ventilating area shall not be less than 1/150 of the area of the space ventilated with 50 percent of the required ventilating area provided by ventilators located in the upper portion of the space at least 3' above eave or cornice vents. The openings may be 1/300 of the area provided a vapor retarder is installed on the warm side of the attic insulation and 50% of the ventilating area is provided by ventilators in the upper portion at least 3' above eave or cornice vents with the balance provided by eave or cornice vents. Provide baffles to prevent attic air insulation from blocking eave vents [CBC 1203.2].
 9. For stem walls greater than 24" high: Refer to local jurisdiction requirements.

ROOF RAFTERS: ALLOWABLE SPANS FOR DF-LARCH #2 Dead Load: 10 psf/Roof Live Load: 20 psf Max. Roofing Load: 6 psf (Asphalt Shingles) CBC T 2308.10.3 (2)			CEILING JOISTS: ALLOW. SPANS FOR DF-LARCH #2 Dead Load: 5 psf/ Live Load: 10 psf CBC TABLE 2308.10.2(1)			HEADERS: ALLOWABLE SPANS FOR DF-LARCH #1 Maximum span of tributary load: 20'-0"	
RAFTER SIZE	SPACING	ALLOWABLE SPAN	JOIST SIZE	SPACING	ALLOWABLE SPAN	SPAN	BEAM SIZE
2x4	24"	7'-10"	2x4	24"	9'-10"	Up to 4'-0"	4x4
	16"	8'-11"		16"	11'-3"		
	12"	9'-10"		12"	12'-5"		
2x6	24"	11'-9"	2x6	24"	14'-10"	4'-1" to 6'-0"	4x6
	16"	14'-1"		16"	17'-8"		
	12"	15'-6"		12"	19'-6"		
2x8	24"	14'-10"	2x8	24"	18'-9"	8'-1" to 10'-0"	4x10
	16"	18'-2"		16"	23'-0"		
	12"	20'-5"		12"	25'-8"		
2x10	24"	18'-2"	2x10	24"	22'-11"	10'-1" to 12'-0"	4x12*
	16"	22'-3"		16"	A		
	12"	25'-8"		12"	A		
2x12	24"	21'-0"	NOTE A - SPAN EXCEEDS 26'. CHECK AVAILABILITY OF LUMBER.				* 4x12 DF, No.1 may be used over a 16'-0" garage door in one-story garages without ceilings or open patio or carport structures.
	16"	25'-9"	SPECIAL FRAMING REQUIREMENTS FOR FIRE HAZARD SEVERITY ZONE (SEE MAP) BMC TITLE 9, CHAPTER 1				
	12"	A					

NOTE A - SPAN EXCEEDS 26'. CHECK AVAILABILITY OF LUMBER.			ROOFS Roof coverings shall be class a covering or roof assembly. Any space between the roof covering and the decking shall be fire-stopped. Wood shakes and shingles prohibited.
FLOOR JOISTS: ALLOWABLE SPANS FOR DF-LARCH #2 Dead Load : 10 psf/Live Load: 40 psf Max. Flooring Load: 1.5 psf (Carpet or Vinyl) CBC T 2308.8 (2)			
			EAVES Eaves and soffits shall be protected on underside with 1-hour fire-rated construction to include 2" lumber, 1" fire-retardant treated lumber or 3/4" fire-retardant treated plywood. Fascias shall be 2" or 1-hour fire-resistive construction min.
JOIST SIZE	SPACING	ALLOWABLE SPAN	PROJECTIONS Shall be protected on exposed surfaces. Balconies, decks, porches and patios shall be min. 1-hour fire-rated, heavy timber, non-combustible or fire-retardant treated wood, such as 6x6 columns and beams, 4x6 joists and 2" T&G planks or 1 1/8" T&G plywood roof and floor decking.
2x6	24"	8'-1"	EXTERIOR WALLS One-hour fire-rated or approved non-combustible construction from top of foundation to underside of roof sheathing, except vinyl or aluminum allowed over 1/2" Type X gypsum board. Wood or plywood siding prohibited.
	16"	9'-9"	
	12"	10'-9"	
2x8	24"	10'-3"	DOORS, WINDOWS All exterior glazing, windows, glazing within doors and skylights shall be tempered glass. Exterior doors shall be non-combustible, 1 3/4" solid wood or 20 min. fire-rated, except garage doors.
	16"	12'-7"	
	12"	14'-2"	
2x10	24"	12'-7"	ATTICS, UNDERFLOOR Underfloor areas shall be enclosed to the ground or made of 1-hour or heavy timber construction. Attic vents shall not exceed 144 sq. in. and shall be covered with non-combustible corrosion resistant 1/4" mesh. Attic vents shall not be located in soffits, eave areas or overhangs, and must be 10' from property lines.
	16"	15'-5"	
	12"	17'-9"	
2x12	24"	14'-7"	
	16"	17'-10"	
	12"	20'-7"	

ALLOWABLE SPANS AND LOADS FOR STRUCTURAL PLYWOOD OR OSB FLOOR AND ROOF SHEATHING CONTINUOUS OVER TWO OR MORE SPANS - PERPENDICULAR TO SUPPORTS Applies to panels 24" or wider. CBC Table 2304.7(3)

SHEATHING GRADES		ROOF ^c				FLOOR ^d
PANEL SPAN RATING ROOF/FLOOR SPAN	SPAN THICKNESS	MAX. SPAN (IN)		LOADS ^d (PSF)		MAX. SPAN (IN) Panel edges with tongue and groove joints or with blocking
		EDGE SUPPORT (2X BLOCKING) ^f	NO EDGE SUPPORT FOR 1/2", MAX. SPAN +24"	TOTAL LOAD	LIVE LOAD	
24/0	3/8, 7/16, 1/2	24	20 ^g	40	30	
24/16	7/16, 1/2	24	24	50	40	16
32/16	15/32, 1/2, 5/8	32	28	40	30	16 ^h
40/20	19/32, 5/8, 3/4, 7/8	40	32	40	30	20 ^{h,i}
48/24	23/32, 3/4, 7/8	48	36	45	35	24
54/32	7/8, 1	54	40	45	35	32
60/32	7/8, 1 1/8	60	48	45	35	32

- b. Floor and roof sheathing conforming with this table shall be deemed to meet the design criteria of Section 2304.7.
- c. Uniform load deflection limitations 1/180 of span under live load plus dead load, 1/240 under live load only.
- d. Panel edges shall have approved tongue-and-groove joints or shall be supported with blocking unless 1/4" min. thickness underlayment or 1 1/2" of approved cellular or lightweight concrete is placed over the subfloor, or finish floor is 3/4" wood strip. Allowable uniform load based on deflection of 1/360 of span is 100 lbs/sq. ft. except the span rating of 48" oc is based on a total load of 65 lbs/sq. ft.
- e. Allowable load at maximum span.
- f. Tongue-and-groove edges, panel edge clips (one midway between each support, except 2 equally spaced between supports 48" oc), lumber blocking or other. Only lumber backing shall satisfy blocked diaphragm requirements.
- g. For 1/2" panel, maximum span shall be 24".
- h. Span is permitted to be 24" oc where 3/4" wood strip flooring is installed at right angles to joist
- i. Span is permitted to be 24" oc for floors where 1 1/2" of cellular or lightweight concrete is applied over the panels.

SHOW THE FOLLOWING INFORMATION ON FOUNDATION AND/OR FRAMING PLANS: Size, spacing, direction and grade of: Girders Floor Joists Ceiling Joists or Rafter Ties Roof Rafters Beams Wall Framing Headers Roof and floor sheathing material, grade, thickness and nailing Wood in contact with concrete or masonry must be pressure-treated Shear walls conforming to the Conventional Construction guidelines (see p. 4), indicate lengths.		FLOOR GIRDERS: ALLOWABLE SPANS FOR DF-LARCH #1 Max. Floor Dead Load: 15 psf Max. Tributary Width: 8'-0"		
		SPAN		GIRDER SIZE
		PARTITIONS	NO PARTITIONS	
		5'-3"	5'-8"	4x6
6'-10"	7'-4"	4x8		

FASTENING SCHEDULE [CBC TABLE 2304.9.1] - Common or box nails permitted unless noted. Staples shall have min. 7/16" crown width.

1. JOIST TO SILL OR GIRDER, TOENAIL	3 - 8d common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staples
2. BRIDGING TO JOIST, TOENAIL EACH END	2 - 8d common, 2 - 3" x 0.131" nails, 2 - 3" 14 gage staples
3. 1" x 6" SUBFLOOR OR LESS TO EACH JOIST, FACE NAIL	2 - 8d common
4. WIDER THAN 1" x 6" SUBFLOOR TO EACH JOIST, FACE NAIL	3 - 8d common
5. 2" SUBFLOOR TO JOIST OR GIRDER, BLIND AND FACE NAIL	2 - 16d common
6. SOLE PLATE TO JOIST OR BLOCKING, TYPICAL FACE NAIL	16d at 16" oc, 3" x 0.131" nails at 8" oc, 3" 14 gage staples at 12" oc
SOLE PLATE TO JOIST OR BLOCKING AT BRACED WALL PANELS	3 - 16d at 16", 4 - 3" x 0.131" nails at 16", 4 - 3" 14 gage staples per 16"
7. TOP PLATE TO STUD, END NAIL	2 - 16d common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staples
8. STUD TO SOLE PLATE, TOENAIL	4 - 8d common, 4 - 3" x 0.131" nails, 3 - 3" 14 gage staples
STUD TO SOLE PLATE, END NAIL	2 - 16d common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staples
9. DOUBLE STUDS, FACE NAIL	16d at 24" oc, 3" x 0.131" nail at 8" oc, 3" 14 gage staple at 8" oc
10. DOUBLE TOP PLATES, TYPICAL FACE NAIL	16d at 16" oc, 3" x 0.131" nail at 12" oc, 3" 14 gage staple at 12" oc
DOUBLE TOP PLATES, LAP SPLICE	8 - 16d common, 12 - 3" x 0.131" nails, 12 - 3" 14 gage staples
11. BLOCKING BETWEEN JOISTS OR RAFTERS TO TOP PLATE, TOENAIL	3 - 8d common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staples
12. RIM JOIST TO TOP PLATE, TOENAIL	8d at 6" oc, 3" x 0.131" nail at 6" oc, 3" 14 gage staple at 6" oc
13. TOP PLATES, LAPS AND INTERSECTIONS, FACE NAIL	2 - 16d common, 3 - 3" x 0.131" nail at 6" oc, 3" 14 gage staples
14. CONTINUOUS HEADER, TWO PIECES	16d common 16" oc along edge
15. CEILING JOISTS TO PLATE, TOENAIL	3 - 8d common, 5 - 3" x 0.131" nails, 5 - 3" 14 gage staples
16. CONTINUOUS HEADER TO STUD, TOENAIL	4 - 8d common
17. CEILING JOISTS, LAPS OVER PARTITIONS, FACE NAIL	3 - 16d common min. Table 2308.10.4.1, 4 - 3" x 0.131" nails, 4 - 3" 14 gage staples
18. CEILING JOISTS TO PARALLEL RAFTERS, FACE NAIL	3 - 16d common min. Table 2308.10.4.1, 4 - 3" x 0.131" nails, 4 - 3" 14 gage staples
19. RAFTER TO PLATE, TOENAIL	3 - 8d at common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staples
20. 1" DIAGONAL BRACE TO EACH STUD AND PLATE, FACE NAIL	2 - 8d common, 2 - 3" x 0.131", 3 - 3" 14 gage staples
21. 1" x 8" SHEATHING TO EACH BEARING, FACE NAIL	3 - 8d common
22. WIDER THAN 1" x 8" SHEATHING TO EACH BEARING, FACE NAIL	3 - 8d common
23. BUILT-UP CORNER STUDS	16d common at 24" oc, 3" x 0.131" nails at 16" oc, 3" 14 gage staples at 16" oc
24. BUILT-UP GIRDER AND BEAMS, FACE NAIL AT TOP AND BOTTOM STAGGERED ON OPPOSITE SIDES	20d common at 32" oc, 3" x 0.131" nail at 24" oc, 3" 14 gage staple at 24" oc
BUILT-UP GIRDER AND BEAMS, FACE NAIL AT ENDS AND AT EACH SPLICE	2 - 20d common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staple
25. 2" PLANKS, AT EACH BEARING	16d common
26. COLLAR TIE TO RAFTER, FACE NAIL	3 - 10d common, 4 - 3" x 0.131" nails, 4 - 3" 14 gage staples
27. JACK RAFTER TO HIP, TOENAIL	3 - 10d common, 4 - 3" x 0.131" nails, 4 - 3" 14 gage staples
JACK RAFTER TO HIP, FACE NAIL	2 - 16d common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staples
28. ROOF RAFTER TO 2-BY RIDGE BEAM, TOENAIL OR FACE NAIL	2 - 16d common, 3 - 3" x 0.131" nails, 3 - 3" 14 gage staples
29. JOIST TO BAND JOIST, FACE NAIL	3 - 16d common, 4 - 3" x 0.131" nails, 4 - 3" 14 gage staples
30. LEDGER STRIP, FACE NAIL	3 - 16d common, 4 - 3" x 0.131" nails, 4 - 3" 14 gage staples
31. WOOD STRUCTURAL PANELS AND PARTICLEBOARD ^a , SUBFLOOR, ROOF AND WALL SHEATHING (TO FRAMING)	
1/2" AND LESS	6d ^{b, c} , 2 3/8" X 0.113" nail ^d , 1 3/4" 16 gage ^e
19/32" TO 3/4"	8d com. or 6d def., 2 3/8" X 0.113" nail 4" oc at edge 8" oc field, 2" 16 gage 4", 8" oc
7/8" TO 1"	8d common or deformed shank
1 1/8" TO 1 1/4"	10d or 8d common
WOOD STRUCTURAL PANELS AND PARTICLEBOARD, SINGLE FLOOR (COMBINATION SUBFLOOR-UNDERLAYMENT TO FRAMING)	
3/4" AND LESS	6d deformed shank
7/8" TO 1"	8d deformed shank
1 1/8" TO 1 1/4"	10d common or 8d deformed
32. PANEL SIDING (TO FRAMING) - 1/2" OR LESS	6d Corrosion-resistant siding or casing nail
PANEL SIDING (TO FRAMING) - 5/8"	8d Corrosion-resistant siding or casing nail
33. FIBERBOARD SHEATHING - 1/2" ^h	1 1/2" 11 gage roofing nail ^f , 6d common nail, 1 1/8" 16 gage staple ^g
FIBERBOARD SHEATHING - 25/32" ^h	1 3/4" 11 gage roofing nail ^f , 8d common nail, 1 1/2" 16 gage staple ^g
34. INTERIOR PANELING - 1/4"	4d Casing or finish nails spaced 6" on panel edges, 12" at intermediate supports
INTERIOR PANELING - 3/8"	6d Panel supports at 24". Casing or finish nails spaced 6" at edges, 12" at intermediate

a Nails spaced 6" oc at edges, 12" at intermediate supports except 6" at supports where spans are 48" or more. For nailing of wood structural panel and particleboard diaphragms and shear walls, refer to Section 2305. Nails permitted to be common, box or casing.

b Common or deformed shank

c For roof sheathing applications, 8d nails are the minimum required for wood structural panels

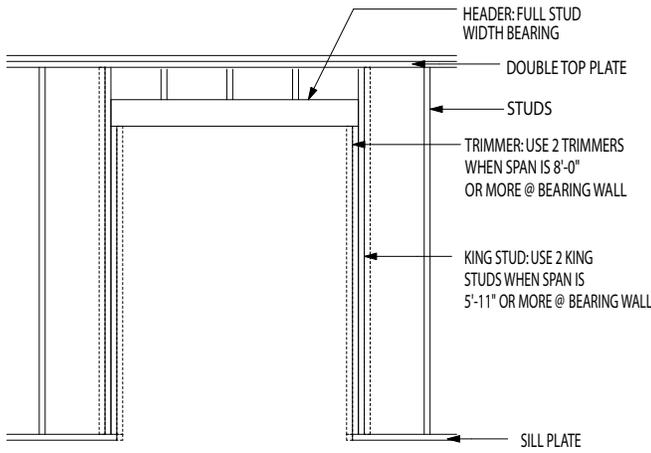
d For roof sheathing applications, fasteners spaced 4" oc at edges, 8" oc at intermediate supports

e Fasteners spaced 4" oc at edges, 8" oc at intermediate supports for subfloor and wall sheathing and 3" oc at edges, 6" at intermediate supports for roof sheathing

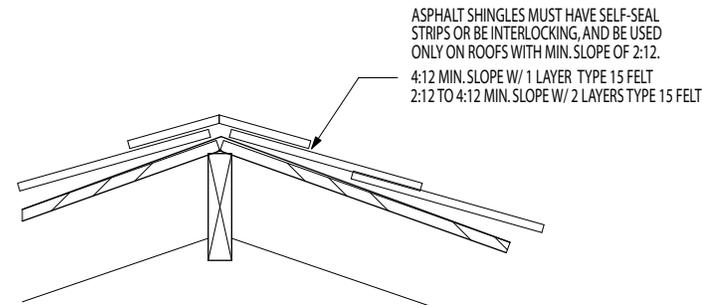
f Corrosion-resistant roofing nails with 7/16" diameter head

g Corrosion-resistant staples with 7/16" crown. Panel supports at 16"

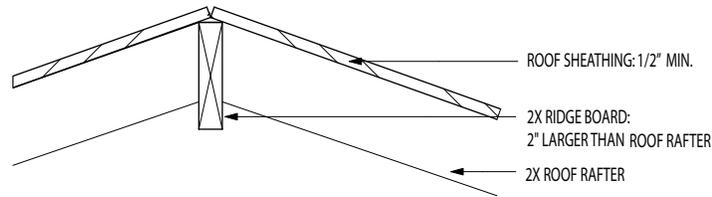
h Fasteners spaced 3" oc at exterior edges, 6" oc at intermediate supports, when used as structural sheathing. Spacing shall be 6" oc on the edges and 12" oc at intermediate supports for nonstructural applications.



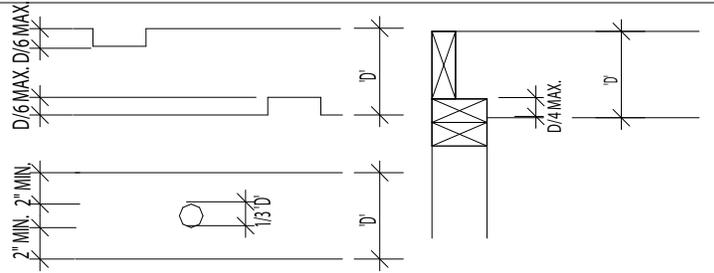
HEADER/ LINTEL (CBC 2308.9.5, 2308.9.6)



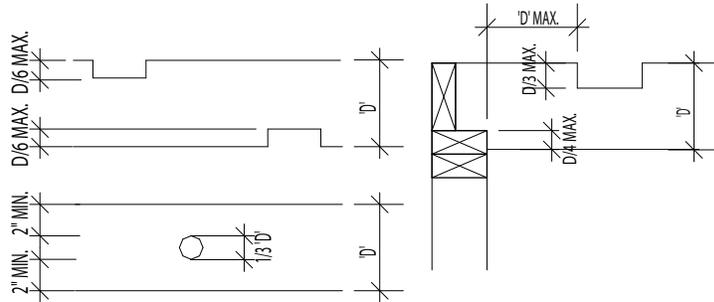
ROOF SLOPE- COMP SHINGLES (CBC SECTION 1507.2)



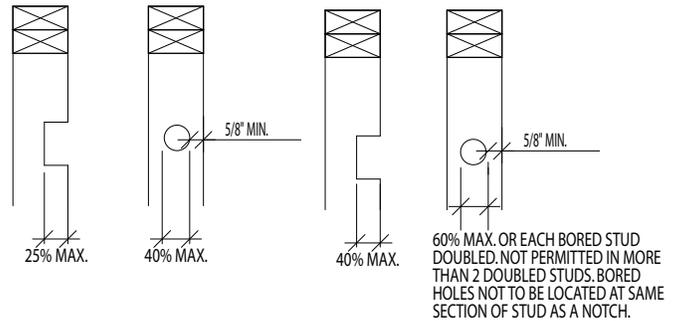
RIDGE (CBC 2308.10.4)



NOTCHING & BORING FLOOR JOISTS
(NOTCHING NOT PERMITTED IN MIDDLE 1/3 OF JOIST SPAN)



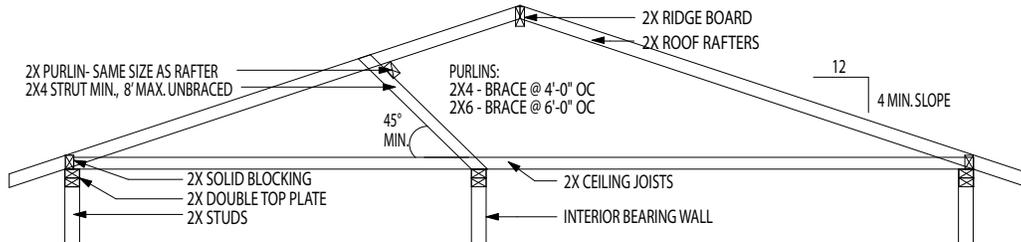
NOTCHING & BORING RAFTERS & CEILING JOISTS
(NOTCHING NOT PERMITTED IN MIDDLE 1/3 OF RAFTER OR JOIST SPAN)



BEARING PARTITIONS

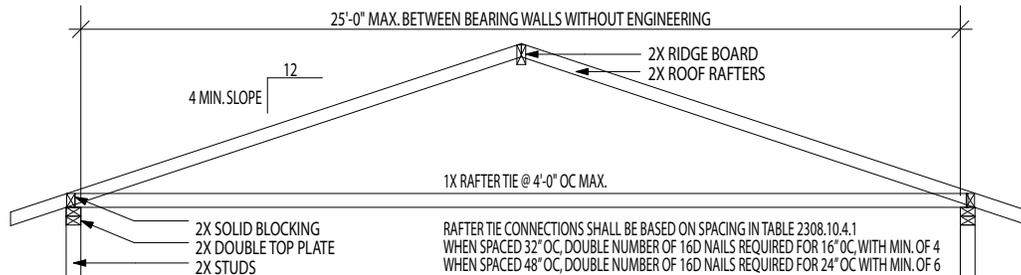
NON-BEARING PARTITIONS

NOTCHING & BORING:
WALL STUDS (CBC 2308.9.10/ 2308.9.11),
RAFTERS/CEILING JOISTS (CBC 2308.10.4.2)
FLOOR JOISTS (CBC 2308.8.2)



PURLINS (CBC 2308.10.5)

(FOR ROOF PITCH NOT LESS THAN 4 VERTICAL TO 12 HORIZONTAL)



RAFTERS TIES (CBC 2308.10.4.1, TABLE 2308.10.4.1)

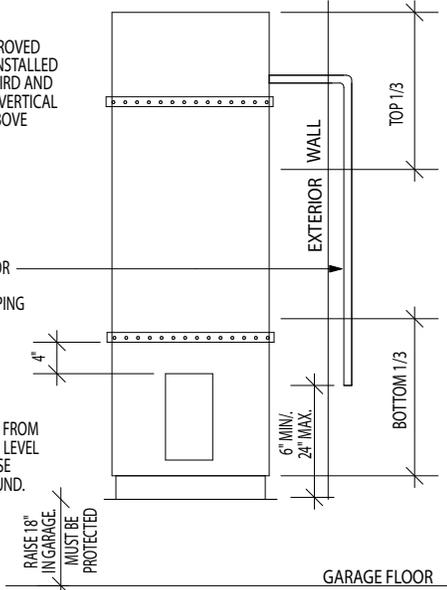
RAFTERS TIE CONNECTIONS SHALL BE BASED ON SPACING IN TABLE 2308.10.4.1
WHEN SPACED 32" OC, DOUBLE NUMBER OF 16D NAILS REQUIRED FOR 16" OC WITH MIN. OF 4
WHEN SPACED 48" OC, DOUBLE NUMBER OF 16D NAILS REQUIRED FOR 24" OC WITH MIN. OF 6



SEISMIC STRAPS: TWO APPROVED SEISMIC STRAPS MUST BE INSTALLED WITHIN THE UPPER ONE-THIRD AND LOWER ONE-THIRD OF THE VERTICAL DIMENSION A MIN. OF 4" ABOVE THE CONTROLS.

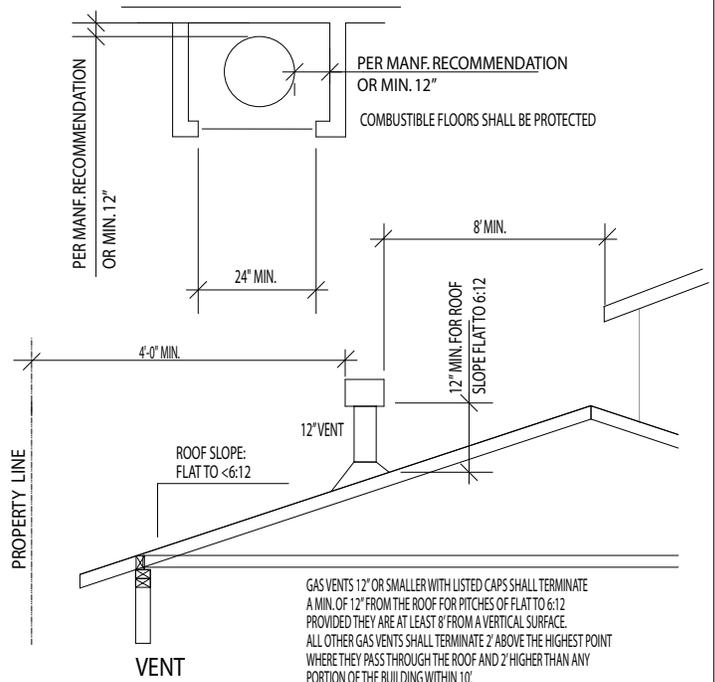
T&P VALVE PIPED TO EXTERIOR 3/4" MIN. PIPE. NO THREADS ALLOWED IN BOTTOM OF PIPING

A WATER HEATER SUPPORTED FROM THE GROUND SHALL REST ON LEVEL CONCRETE OR APPROVED BASE AT LEAST 3" ABOVE ADJ. GROUND.

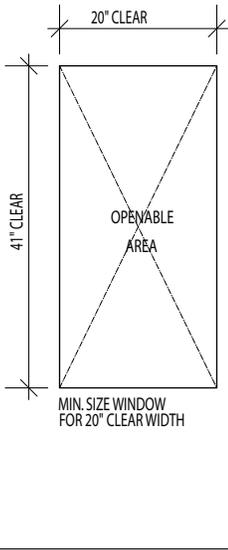


NOTE:
GAS-FIRED WATER HEATERS ARE ALLOWED IN BEDROOMS OR BATHROOMS PROVIDED THE CLOSET IS EQUIPPED WITH A LISTED, GASKETED, SELF-CLOSING DOOR ASSEMBLY. COMBUSTION AIR MUST BE OBTAINED FROM OUTDOORS.

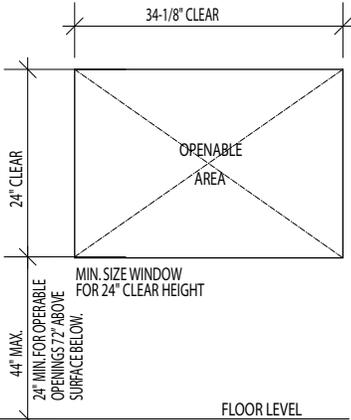
WATER HEATERS (CPC Chapter 5)



GAS VENTS 12" OR SMALLER WITH LISTED CAPS SHALL TERMINATE A MIN. OF 12" FROM THE ROOF FOR PITCHES OF FLAT TO 6:12 PROVIDED THEY ARE AT LEAST 8' FROM A VERTICAL SURFACE. ALL OTHER GAS VENTS SHALL TERMINATE 2' ABOVE THE HIGHEST POINT WHERE THEY PASS THROUGH THE ROOF AND 2' HIGHER THAN ANY PORTION OF THE BUILDING WITHIN 10'.



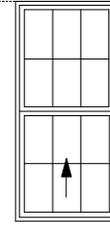
PERMITS ARE REQUIRED FOR WINDOW REPLACEMENT.



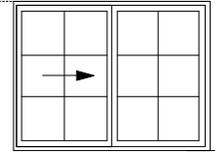
THE FOLLOWING WINDOW SIZES WILL BE THE MINIMUM ALLOWED FOR EGRESS UNLESS MANF. DATA IS SUPPLIED:

STANDARD 6'-8" HEADER HEIGHT

- SINGLE CASEMENT: 2-4 x 4-0, 2-6 x 3-6
- DOUBLE CASEMENT: 4-8 x 4-0
- CASEMENT/ FIXED COMBO: 7-0 x 4-0
- AWNING: NONE W/O MANF. DATA
- BAY W/ FIXED CENTER: NONE W/O MANF. DATA



- SINGLE/ DOUBLE HUNG: 3-0 x 5-0, 3-0 x 5-6, 3-4 x 5-0, 3-8 x 5-0, 4-0 x 5-0
- SINGLE/ FIXED COMBO: NONE W/O MANF. DATA

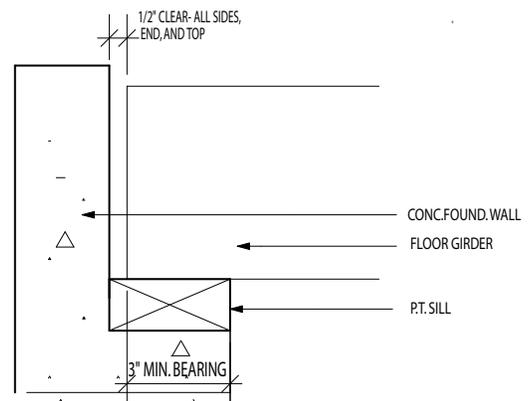
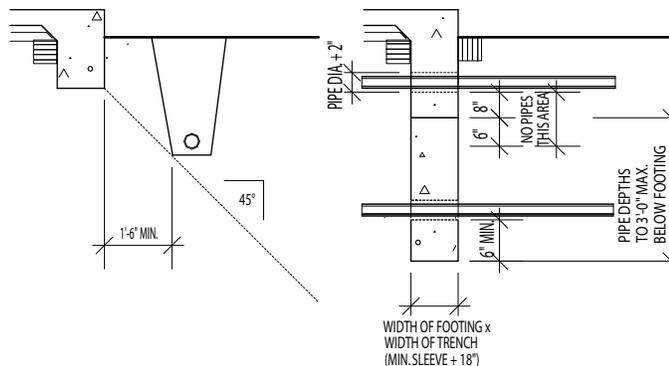


- SLIDER: 4-0 x 4-0, 5-0 x 3-6, 6-0 x 3-0
- SLIDER/ FIXED COMBO: 8-0 x 4-0, 10-0 x 4-0, 12-0 x 3-0

1. 20" MIN. CLEAR WIDTH
2. 24" MIN. CLEAR HEIGHT
3. 5.7 SF MIN. OPENABLE AREA; 5.0 SF MIN. OPENABLE AREA FOR GROUND FLOOR
4. BOTTOM OF CLEAR OPENING 44" MAX. ABOVE FLOOR [CBC 1026.3] AND MIN. 24" FROM FLOOR FOR OPERABLE OPENINGS 72" ABOVE GRADE OR SURFACE BELOW. [CBC 1405.12.2]

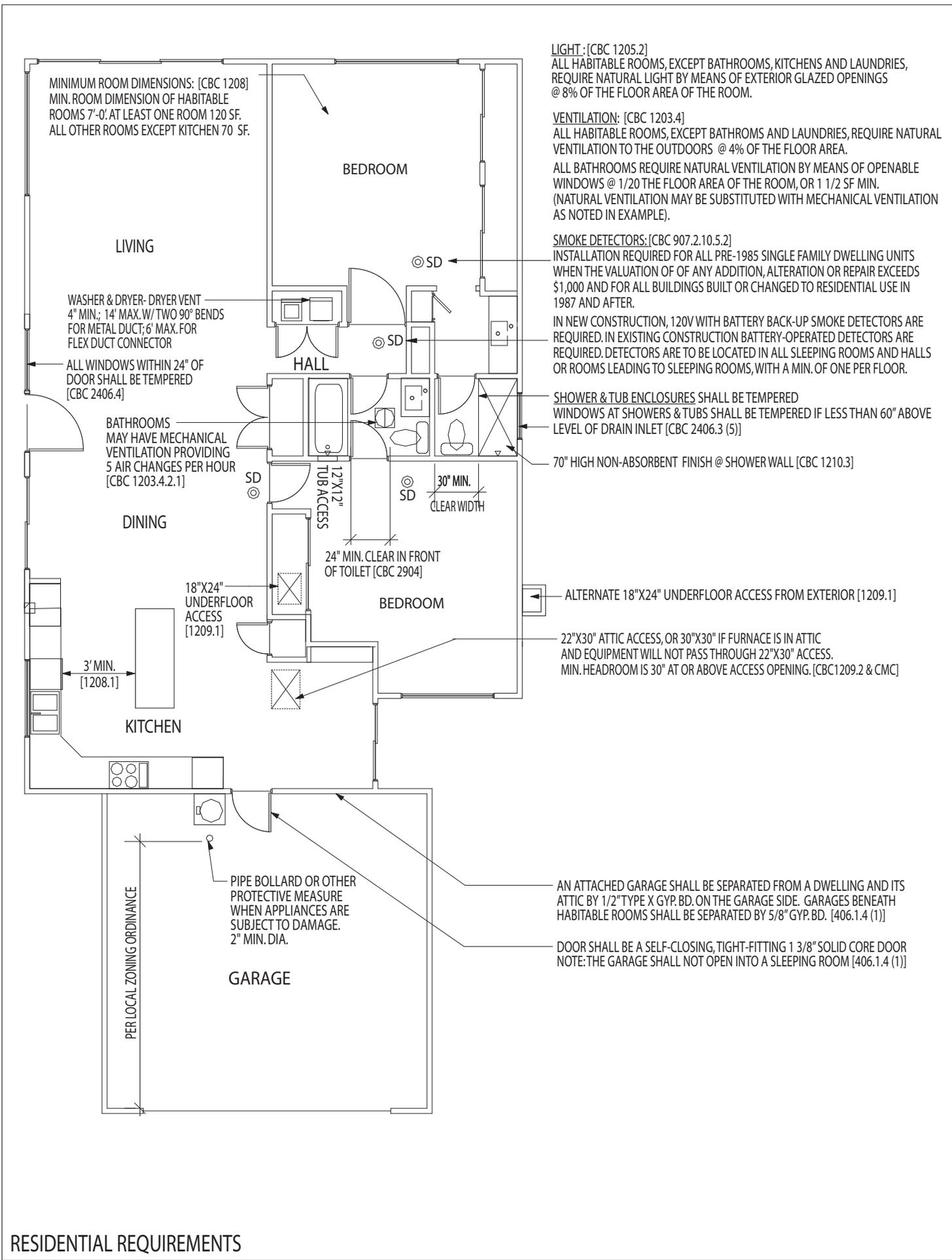
NOTE: SIZES ARE TAKEN FROM DATA SUPPLIED BY WINDOW MANUFACTURERS, HOWEVER, THESE ARE GENERAL DIMENSIONS. IT IS THE OWNERS RESPONSIBILITY TO VERIFY THAT THE ACTUAL WINDOWS INSTALLED MEET THE MINIMUM EGRESS REQUIREMENTS.

EMERGENCY ESCAPE AND RESCUE/ EXIT WINDOWS (CBC 1026)



TRENCHES AT FOOTINGS

GIRDER (CBC 2308.7)



LIGHT: [CBC 1205.2]

ALL HABITABLE ROOMS, EXCEPT BATHROOMS, KITCHENS AND LAUNDRIES,
 REQUIRE NATURAL LIGHT BY MEANS OF EXTERIOR GLAZED OPENINGS
 @ 8% OF THE FLOOR AREA OF THE ROOM.

VENTILATION: [CBC 1203.4]

ALL HABITABLE ROOMS, EXCEPT BATHROOMS AND LAUNDRIES, REQUIRE NATURAL
 VENTILATION TO THE OUTDOORS @ 4% OF THE FLOOR AREA.

ALL BATHROOMS REQUIRE NATURAL VENTILATION BY MEANS OF OPENABLE
 WINDOWS @ 1/20 THE FLOOR AREA OF THE ROOM, OR 1 1/2 SF MIN.
 (NATURAL VENTILATION MAY BE SUBSTITUTED WITH MECHANICAL VENTILATION
 AS NOTED IN EXAMPLE).

SMOKE DETECTORS: [CBC 907.2.10.5.2]

INSTALLATION REQUIRED FOR ALL PRE-1985 SINGLE FAMILY DWELLING UNITS
 WHEN THE VALUATION OF OF ANY ADDITION, ALTERATION OR REPAIR EXCEEDS
 \$1,000 AND FOR ALL BUILDINGS BUILT OR CHANGED TO RESIDENTIAL USE IN
 1987 AND AFTER.

IN NEW CONSTRUCTION, 120V WITH BATTERY BACK-UP SMOKE DETECTORS ARE
 REQUIRED. IN EXISTING CONSTRUCTION BATTERY-OPERATED DETECTORS ARE
 REQUIRED. DETECTORS ARE TO BE LOCATED IN ALL SLEEPING ROOMS AND HALLS
 OR ROOMS LEADING TO SLEEPING ROOMS, WITH A MIN. OF ONE PER FLOOR.

SHOWER & TUB ENCLOSURES SHALL BE TEMPERED
 WINDOWS AT SHOWERS & TUBS SHALL BE TEMPERED IF LESS THAN 60" ABOVE
 LEVEL OF DRAIN INLET [CBC 2406.3 (5)]

70" HIGH NON-ABSORBENT FINISH @ SHOWER WALL [CBC 1210.3]

ALTERNATE 18"X24" UNDERFLOOR ACCESS FROM EXTERIOR [1209.1]

22"X30" ATTIC ACCESS, OR 30"X30" IF FURNACE IS IN ATTIC
 AND EQUIPMENT WILL NOT PASS THROUGH 22"X30" ACCESS.
 MIN. HEADROOM IS 30" AT OR ABOVE ACCESS OPENING. [CBC 1209.2 & CMC]

AN ATTACHED GARAGE SHALL BE SEPARATED FROM A DWELLING AND ITS
 ATTIC BY 1/2" TYPE X GYP. BD. ON THE GARAGE SIDE. GARAGES BENEATH
 HABITABLE ROOMS SHALL BE SEPARATED BY 5/8" GYP. BD. [406.1.4 (1)]

DOOR SHALL BE A SELF-CLOSING, TIGHT-FITTING 1 3/8" SOLID CORE DOOR
 NOTE: THE GARAGE SHALL NOT OPEN INTO A SLEEPING ROOM [406.1.4 (1)]

RESIDENTIAL REQUIREMENTS