New Construction

7184 Clifton Road, Clifton VA

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MC3 DESIGN

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1775 TYSONS BLVD, 5TH FLR
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CODE

2015 VIRGINIA
CONSTRUCTION CODE (IBC)

PROJECT

New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

SHEET TITLE

COVER PAGE

SCALE NTS

DATE 4/20/2022

SHEET NO.

GENERAL

THE DESIGN-BUILDER SHALL VERIFY THAT SITE CONDITIONS ARE CONSISTENT WITH THESE PLANS BEFORE STARTING WORK.

WRITTEN DIMENSIONS AND SPECIFIC NOTES SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS AND GENERAL NOTES. THE DESIGN-BUILDER SHALL BE CONSULTED FOR CLARIFICATION IF SITE CONDITIONS ARE ENCOUNTERED THAT ARE DIFFERENT THAN SHOWN, IF DISCREPANCIES ARE FOUND IN THE PLANS OR NOTES, OR IF A QUESTION ARISES OVER THE INTENT OF THE PLANS OR NOTES.

CODE

ALL WORK SHALL BE DONE IN COMPLIANCE WITH THE 2015 VIRGINIA RESIDENTIAL CODE. UNLESS NOTED OTHERWISE, THE CONSTRUCTION SHALL BE ACCOMPLISHED IN ACCORDANCE WITH THE PUBLICATIONS PRODUCED BY THE FOLLOWING ASSOCIATIONS:

CONCRETE: AMERICAN CONCRETE INSTITUTE (ACI)
CONCRETE REINFORCING STEEL INSTITUTE (CRSI)

WOOD: AF&PA WOOD FRAME CONSTRUCTION MANUAL (WFCM)
NATIONAL DESIGN SPECIFICATIONS (NDS)
AMERICAN WOOD ASSOCIATION (AWA)
AMERICAN PLYWOOD ASSOCIATION (APA)
ARCHITECTURAL WOODWORK MANUAL (AWM)
AMERICAN WOOD PROTECTION ASSOCIATION (AWPA)
AMERICAN INSTITUTE OF TIMBER CONSTRUCTION (AITC)
AMERICAN SOCIETY OF TESTING AND MATERIAL (ASTM)

STEEL: AISI *STANDARD FOR COLD-FORMED STEEL FRAMING - PRESCRIPTIVE METHOD FOR ONE- AND TWO-FAMILY DWELLINGS* (AISIS230)

MASONRY: BRICK INSTITUTE OF AMERICA (BIA)
NATIONAL CONCRETE AND MASONRY ASSOCIATION (NCMA)
AMERICAN SOCIETY OF TESTING AND MATERIAL (ASTM)

DESIGN LOADS

GROUND SNOW LOAD	= 25 psf
WIND SPEED	= 115 mph
SEISMIC DESIGN CATEGORY	= B
WEATHERING PROBABILITY OF CONCRETE	= SEVERE
FROST LINE	= 24"
TERMITE INFESTATION PROBABILITY	= MODERATE TO HEAVY
DECAY PROBABILITY	= SLIGHT TO MODERATE
WINTER DESIGN TEMPERATURE	= 17° F
ICE SHIELD UNDERLAYMENT REQUIRED	= YES
FLOOR HAZARDS	= FIRM-2013
AIR FREEZING INDEX	= 250
MEAN ANNUAL TEMPERATURE	= 55° F
FLOOR LIVE LOADS (PER VRC2015 - TABLE R301.5)	
LIVING AREAS	= 40 psf
SLEEPING AREAS	= 30 psf
EXTERIOR BALCONIES & DECKS	= 40 psf
HABITABLE ATTICS & ATTICS	
SERVED W/ FIXED STAIRS	= 30 psf
UNCHARITABLE ATTICS W/ STORAGE	= 10 psf
FLOOR DEAD LOAD	= 10 psf (UNLESS OTHERWISE REQ'D BY FIXED SERVICE EQUIP.)
ROOF LIVE LOAD	= 30 psf
ROOF DEAD LOAD	= 20 psf
SOIL BEARING CAPACITY	= 1,500 psf MIN. ASSUMED (FIELD VERIFY)
WATER TABLE	= 2'-0" MIN. BELOW BOTTOM OF ALL CONC. FOOTINGS & SLABS
BACKFILL	= 30 psf EQUIV. FLUID WEIGHT U.N.O.

SITE WORK

DESIGN-BUILDER TO LOCATE ALL SURFACE AND SUBSURFACE UTILITIES IN THE AREA OF THE CONSTRUCTION PRIOR TO COMMENCING WORK. CALL MISS UTILITY PRIOR TO BEGINNING WORK.

THE DESIGN BUILDER SHALL STORE MATERIALS IN A SAFE AREA ON SITE WITH PROTECTION FROM WEATHER. DO NOT STACK BUILDING MATERIALS IN A MANNER THAT COULD CREATE CONCENTRATED LOADS ON NEW OR EXISTING WORK.

DESIGN-BUILDER SHALL RETAIN A GEOTECHNICAL ENGINEER TO TEST SOIL BEARING CAPACITY IF FIELD INSPECTION INDICATES A NEED.

PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDING.

FOUNDATION

FOOTINGS, FOUNDATION WALLS AND SLABS SHALL NOT BE PLACED ON MARINE CLAY, PEAT, OR OTHER ORGANIC MATERIALS. DO NOT PLACE FOOTINGS ON WET OR FROZEN SOIL.

ALL FOOTINGS SHALL PENETRATE AT LEAST 1'-0" INTO UNDISTURBED EARTH OR PROPERLY COMPACTED STRUCTURAL FILL. BOTTOMS OF FOOTINGS SHALL EXTEND A MINIMUM OF 2'-6" BELOW FINISHED GRADE.

MINIMUM COMPRESSIVE STRENGTH OF CONCRETE AT 28 DAYS (PER VRC2015 TABLE R402.2)

BASEMENT WALLS FOUNDATIONS, AND OTHER CONCRETE NOT EXPOSED TO WEATHER	= 2,500 psi
BASEMENT SLABS AND INTERIOR SLABS ON GRADE, EXCEPT GARAGE FLOORS SLABS	= 2,500 psi
BASEMENT WALLS, FOUNDATION WALLS, EXTERIOR WALLS, AND OTHER VERTICAL CONCRETE WORK EXPOSED TO THE WEATHER	= 3,000 psi
PORCHES, STEPS EXPOSED TO THE WEATHER, CARPORT SLABS, AND GARAGE FLOOR SLABS	= 3,500 psi

ALL CONCRETE EXPOSED TO THE WEATHER AND SUBJECT TO FREEZING AND THAWING IS A MOIST/WET CONDITION OR DE-ICING CHEMICALS SHALL BE AIR-ENTRAINED. TOTAL AIR CONTENT SHALL NOT BE LESS THAN 5 PERCENT OR GREATER THAN 7 PERCENT (PERCENT BY VOLUME OF CONCRETE.) (PER VRC2015 R.402.2)

EXTERIOR FINISH NOTES

1 EXTERIOR FINISH TO BE FIBER CEMENT SIDING OVER 5/8 CDX PLYWOOD/ OSB. WINDOW & DOOR TRIM CEDAR. MATERIAL AND COLOR BY OWNER.
2 ROOFING TO BE 50 YEAR ASPHALT OVER 30# FELT, 5/8 CDX PLYWOOD/OSB.
3 DECKING TO BE TREX OR WOOD. FINAL MATERIAL AND COLOR BY OWNER.
4 CHIMNEYS ARE DECORATIVE AND PROVIDE FOR VENTING OF GAS FIREPLACES ONLY.
5 DOWNSPOUTS TO BE COLLECTED AND ROOF RUN OFF TO BE DIRECTED AWAY FROM STRUCTURE PER THE SITE PLAN.
6 FINISH GRADE SHALL SLOPE AWAY FROM STRUCTURE MIN. 1/2" PER FOOT OF RUN FOR 4' MIN.
7 BASALT RETAINING WALLS TO MATCH EXISTING RETAINING WALL.

MATERIAL

W AND WT SHAPES: ASTM A 992; FT = 50 KSI
M, MT, S, ST, HP, C, MC AND L SHAPES: ASTM A 36; FT = 36 KSI
STEEL PIPE: ASTM A 53, GRADE B; FT = 35 KSI
STEEL HSS SECTIONS (ROUND, SQUARE, RECTANGULAR):
COLD ROLLED: ASTM A 500, GRADE B; FT = 46 KSI
HOT ROLLED; ASTM A-501
STEEL PLATES: ASTM A 36; FT = 36 KSI
HEADED STUDS; ASTM A 108, GRADES 1010 THROUGH 1016 INCLUSIVE.
CONNECT ALL MEMBERS WITH HIGH-STRENGTH BOLTS.
BEARING TYPE CONNECTIONS, TYPE N:
PROVIDE ASTM A 325, TYPE N BOLTS AT ALL LOCATIONS NOT NOTED ON DRAWINGS AS TYPE SC.
PROVIDE HARDENED WASHERS CONFORMING TO ASTM F 436 UNDER ELEMENTS TO BE TIGHTENED. PROVIDE NUTS CONFORMING TO ASTM A 563.
TIGHTEN TYPE N BEARING BOLTS TO A SNUG TIGHT CONDITION.
INSTAL HIGH-STRENGTH BOLTS ACCORDING TO ASTM STANDARDS.
DO NOT WELD TO HIGH-STRENGTH BOLTS.
GALVANIZED BOLTS (WHERE SHOWN ON DRAWINGS): HOT-DIPPED GALVANIZED ACCORDING TO ASTM A 153, CLASS C.
ANCHOR BOLTS:
ASTMA 307, GRADE A.
PROVIDE WITH STANDARD WASHERS AND NUTS.
GALVANIZE BOLTS (WHERE NOTED ON DRAWINGS) ACCORDING TO ASTM A 153, CLASS C. OVER-TAP NUTS TO CLASS 2A FIT BEFORE GALVANIZING, ACCORDING TO ASTM A 563.
PROVIDE BEVELED WASHERS AT BOLT HEADS OR NUTS BEARING ON SLOPING SURFACES.
WELDING:
CONFORM WITH AWS WABO SPECIFICATIONS.
WELDERS TO BE QUALIFIED UNDER AWS WABO SPECIFICATIONS.
WELDS MATERIAL: 70 KSI FILLER METAL, UNLESS NOTED OTHERWISE.
PROVIDE LOW-HYDROGEN FILLER METALS AT MOMENT FRAME WELDS.
WELDS TO METAL DECK, METAL STUDS OR OTHER COLD-FORMED METALS: CONFORM TO AWS D1.3.

WOOD FRAMING

DIMENSIONAL LUMBER NOTED BY NOMINAL SIZES U.N.O. ALL DIMENSIONAL LUMBER SHALL BE KILN-DRIED SOUTHERN PINE GRADE NO. 2 OR BETTER, U.N.O.

ALL LUMBER IN PERMANENT CONTACT WITH CONCRETE OR CMU SHALL BE PRESSURE TREATED UNLESS AN APPROVED BARRIER IS PROVIDED. ALL LUMBER EXPOSED TO THE ELEMENTS SHALL BE PRESSURE TREATED.

ALL EXTERIOR WALL FRAMING SHALL BE 2X6'S 16" O.C. U.N.O.

ALL INTERIOR WALL FRAMING SHALL BE 2X4'S 16" O.C. U.N.O.

SHEATHING SHALL BE AS FOLLOWS:

EXTERIOR WALL SHEATHING SHALL BE 1/2" ZIP SYSTEM SHEATHING OR APPROVED EQUAL.

ROOF SHEATHING SHALL BE 5/8" ZIP SYSTEM SHEATHING OR APPROVED EQUAL.

PLYWOOD SUBFLOORING SHALL BE 3/4" TONGUE & GROOVE AVANTECH OR

APPROVED EQUAL.

WHERE INDICATED ON THE DRAWINGS, ENGINEERED "I" JOISTS SHALL BE MANUFACTURED BY INTERNATIONAL BEAMS, GEORGIA PACIFIC, OR APPROVED EQUAL. PROVIDE BRIDGING IN CONFORMANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

NAILING NOTES PER IRC TABLE R602.3

JOIST TO SILL OR GIRDER	TOE NAIL (3)-8d
BRIDGING TO JOIST	TOE NAIL EA. END (2)-8d
SOLE PLATE TO JOIST OR BLK'G	FACE NAIL 16d @ 16"OC
STUD TO SOLE PLATE	TOE NAIL (4)-8d, END NAIL (2) 16d
TOP PLATE TO STUD	END NAIL (2)-16d
DOUBLE STUDS	FACE NAIL 16d @ 24" OC
DOUBLE TOP PLATES	FACE NAIL 16d @ 16" OC
CONTINUOUS HEADER, TWO PIECES	16d @ 16" OC ALONG EA. EDGE
BUILT-UP HEADER, TWO PIECES W/ 1/2" SPACER	16d @ 16" OC ALONG EA. EDGE
TOP PLATES, LAPS AND INTERSECTIONS	FACE NAIL (2)-16d
CEILING JOISTS TO PLATE	TOE NAIL (3)-8d
CONTINUOUS HEADER TO STUD	TOE NAIL (4)-8d
CEILING JOISTS, LAPS OVER PARTITIONS	FACE NAIL (3)-10d
CEILING JOISTS TO PARALLEL RAFTERS	FACE NAIL (3)-10d
RAFTER TO PLATE	TOE NAIL (2)-16d
1" BRACE TO EACH STUD AND PLATE	FACE NAIL (2)-8d
BUILT-UP CORNER STUDS	10d @ 24" OC
2" PLANKS	(2)-16d @ EA.BRG.
1/2" PLYWOOD ROOF AND WALL SHEATHING	EDGES 8d @ 6" OC INTERMEDIATE 8d @ 12" OC
3/4" PLYWOOD SUBFLOOR	EDGES 8d @ 6" OC INTERMEDIATE 8d @ 12" OC
2x MULTIPLE JOISTS - STAGGER @ 15" OC W/(2) @ EA. END OR SPLICE	
(3) OR FEWER	16d NAILS
(4) OR MORE	1/2" DIA M.B. W/ STANDARD NUT AND WASHERS

a. All nails are smooth-common, box or deformed shanks except where otherwise stated. Nails used for framing and sheathing connections shall have minimum average bending yield strengths as shown: 80 ksi for shank diameter of 0.192 inch (20d common nail), 90 ksi for shank diameters larger than 0.142 inch but not larger than 0.177 inch, and 100 ksi for shank diameters of 0.142 inch or less.
b. Staples are 16 gage wire and have a minimum 7/16-inch on diameter crown width.
c. Nails shall be spaced at not more than 6 inches on center at all supports where spans are 48 inches or greater.
d. Four-foot by 8-foot or 4-foot by 9-foot panels shall be applied vertically. e. Spacing of fasteners not included in this table shall be based on Table R602.3(2).
f. For regions having basic wind speed of 110 mph or greater, 8d deformed (21/2" × 0.120) nails shall be used for attaching plywood and wood structural panel roof sheathing to framing within minimum 48-inch distance from gable end walls, if mean roof height is more than 25 feet, up to 35 feet maximum.
g. For regions having basic wind speed of 100 mph or less, nails for attaching wood structural panel roof sheathing to gable end wall framing shall be spaced 6 inches on center. When basic wind speed is greater than 100 mph, nails for attaching panel roof sheathing to intermediate supports shall be spaced 6 inches on center for minimum 48-inch distance from ridges, eaves and gable end walls; and 4 inches on center to gable end wall framing.
h. Gypsum sheathing shall conform to ASTM C 1396 and shall be installed in accordance with GA 253. Fiberboard sheathing shall conform to ASTM C 208.
i. Spacing of fasteners on floor sheathing panel edges applies to panel edges supported by framing members and required blocking and at all floor perimeters only. Spacing of fasteners on roof sheathing panel edges applies to panel edges supported by framing members and required blocking. Blocking of roof or floor sheathing panel edges perpendicular to the framing members need not be provided except as required by other provisions of this code. Floor perimeter shall be supported by framing members or solid blocking.
j. Where a rafter is fastened to an adjacent parallel ceiling joist in accordance with this schedule, provide two toe nails on one side of the rafter and toe nails from the ceiling joist to top plate in accordance with this schedule. The toe nail on the opposite side of the rafter shall not be required

ELECTRICAL

ELECTRICAL, DATA, & AUDIO NOTES:
HOME OWNER SHALL DO A WALK-THRU WITH RELEVANT INSTALLERS TO VERIFY THE EXACT LOCATION FOR OUTLETS, LIGHTS, SWITCHES, CABLE, DATA, PHONE, AUDIO, ETC.

1 ELECTRICAL RECEPTACLES IN BATHROOMS, KITCHENS AND GARAGES SHALL BE G.F.I. ORG.F.I.C. PER NATIONAL ELECTRICAL CODE REQUIREMENTS.
2 PROVIDE ONE SMOKE DETECTOR IN EACH ROOM AND ONE IN EACH CORRIDOR ACCESSING BEDROOMS. CONNECT SMOKE DETECTORS TO HOUSE POWER AND INTER-CONNECT SMOKE DETECTORS SO THAT, WHEN ANY ONE IS TRIPPED, THEY ALL WILL SOUND. PROVIDE BATTERY BACKUP FOR ALL UNITS.
3 CIRCUITS SHALL BE VERIFIED WITH HOME OWNER PRIOR TO WIRE INSTALLATION.
4 FINAL SWITCHES FOR TIMERS AND DIMMERS SHALL BE VERIFIED WITH HOME OWNER.
5 FIXTURES TO BE SELECTED BY HOME OWNER.

AUDIO:
1 LOCATE SPEAKERS AND AUDIO CONTROLS AS INDICATED IN THE PLAN; RUN CIRCUIT OF SPEAKER WIRING TO AUDIO HOME PANEL SPECIFIED BY FLOOR;
2 AUDIO SPEAKERS TO BE APPROVED BY HOME OWNER;
3 LOCATE JACKS AS INDICATED IN THE PLAN; INSTALL DATA / CABLE PANEL SIMILAR TO "ON Q". SYSTEM TO BE APPROVED BY HOME OWNER.

DATA / CABLE:
LOCATE SECURITY PANELS AS INDICATED IN THE PLAN; SYSTEM TO BE APPROVED BY HOME OWNER.

PLUMBING

1 HVAC SHALL HAVE THREE ZONES, ONE FOR EACH FLOOR.
2 THE FURNACE AND WATER HEATER ON FLOOR 3 SHALL SERVE FLOOR 3.
3 THE FURNACE AND WATER HEATER ON FLOOR 1 SHALL SERVE FLOORS 1 & 2.
4 METALLIC GAS PIPE, WATER PIPE, AND FOUNDATION REINFORCING BARS SHALL BE BONDED TO THE ELECTRICAL SERVICE GROUND.
5 DRYER, WATER HEATER, KITCHEN AND BATHROOM VENTING SHALL EXHAUST TO THE OUTSIDE OF THE BUILDING AND BE EQUIPPED WITH A BACK DRAFT DAMPER.
6 ALL GAS LINES SHALL BE SIZED FOR APPLIANCE LOAD. "BLACK" PIPE SHALL BE USED INSIDE THE BUILDING, "GREEN" PIPE WHERE UNDERGROUND OR EXPOSED TO WEATHER. ALL JOINTS SHALL BE TAPED WHERE BURIED OR EXPOSED TO WEATHER.
7 TUBS/SHOWERS SHALL BE PROVIDED WITH INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE OR THE THERMOSTATIC MIXING TYPE. THE WATER TEMPERATURE SHALL BE AT A MAXIMUM OF 120*F.
8 WATER SOFTENER UNIT SHALL CONDITION WATER BEFORE ENTERING THE WATER HEATERS AND THE COLD WATER SOURCE.
9 EACH HOSE BIBB SHALL BE EQUIPPED WITH A BACK FLOW PREVENTION DEVICE.
10 HEAT DUCTING SHALL BE SECURED, SEALED AND INSULATED AS APPROPRIATE.
11 INSTALL WATERPROOF GYPSUM BOARD AT ALL WATER SPLASH AREAS TO MINIMUM 70" ABOVE SHOWER DRAINS.
12 INSULATE WASTE LINES FOR SOUND CONTROL.
13 INSTALL CENTRAL VACUUM SYSTEM & PIPING; CONFIRM BRAND WITH HOMEOWNER.

STAIRWAY AND RAILING

1) STAIRWAY SHALL NOT BE LESS THAN 36" IN WIDTH.
2) STAIRWAY RISER SHALL NOT BE GREATER THAN 8 1/4".
3) STAIRWAY TREAD DEPTH SHALL NOT BE LESS THAN 9".
4) THE LENGTH OF RUN AND HEIGHT OF RISER SHALL NOT VARY MORE THAN 3/8" IN THE ENTIRE RUN OF STAIR.
5) OPEN RISER PERMITTED IF OPENING IS LESS THAN 4".
6) MINIMUM 3/4" NOSING.
7) POST/ BALUSTERS OPENING NOT GREATER THAN 4".
8) STAIRWAY HEADROOM HEIGHT SHALL NOT BE LESS THAN 6'-8".
9) STAIRWAY HANDRAIL HEIGHT SHALL NOT BE LESS THAN 34" AND NO MORE THAN 38".
10) ENCLOSED USABLE SPACE UNDER INTERIOR STAIRS SHALL BE PROTECTED ON THE ENCLOSED FACE WITH 5/8" TYPE "X" GYPSUM WALL BOARD.
11) STAIRWAYS SHALL HAVE AT LEAST ONE HANDRAIL LOCATED 34" TO 38" ABOVE THE NOSING OF TREADS AND LANDINGS. THE HAND GRIP PORTION OF HANDRAILS SHALL NOT BE LESS THAN 1-1/2" OR GREATER THAN 2" IN CROSS-SECTIONAL DIMENSION.
12)HANDRAILS SHALL BE CONTINUOUS THE FULL LENGTH OF THE STAIRS. THE ENDS OF HANDRAILS SHALL RETURN TO WALL OR TERMINATE INTO A NEWEL POST OR SAFETY TERMINAL.
13) STAIRWAYS HAVING LESS THAN 2 RISERS DO NOT REQUIRE A HAND RAIL.
14) 34" MIN. HEIGHT GUARDRAILS SHALL BE PROVIDED FOR AT PORCHES, DECKS, BALCONIES, 15) STAIRWAYS AND LANDINGS WHERE THE ADJACENT SURFACE IS GREATER THAN 24" BELOW.
16) RAILING AND GUARDRAIL BALUSTER SPACING SHALL BE NO GREATER THAN 4".
17) THE TRIANGULAR OPENINGS FORMED BY THE RISER, TREAD, AND BOTTOM OF GUARDRAIL SHALL NOT ALLOW A 6" DIAMETER SPHERE TO PASS THROUGH.
18) EXTERIOR SPIRAL STAIRS TO BE FABRICATED AND INSTALLED PER THE MFG. INSTRUCTIONS.

INSULATION

INSULATE ALL ACCESS DOORS/ HATCHES TO CRAWL SPACES AND ATTICS TO THE EQUIVALENT RATING OF THE WALL, FLOOR OR CEILING THROUGH WHICH THEY PENETRATE. UNO ON PLANS.

ATTIC	R-38
WALLS	R-15
BASEMENT WALL	R-13
FLOORS	R-19
CRAWL SPACE	R-13

VENTILATION

ALL COMBUSTION APPLIANCES WILL BE VENTED DIRECTLY TO THE EXTERIOR. FURNACE FIREBOX AND TANKLESS WATER HEATER SHALL HAVE OUTSIDE COMBUSTION AIR SUPPLY PURSUANT TO REGIONAL AND LOCAL CODES.

ATTIC SHALL HAVE VENTILATION EQUAL TO 1 SQ. FOOT PER 150 SQ. FEET OF ATTIC SPACE. VENTILATION SHALL BE PROTECTED FROM SNOW AND RAIN AND SHALL BE COVERED WITH GALVANIZED WIRE SCREEN. OPENINGS SHALL BE LOCATED TO PROVIDE CROSS VENTILATION.

EXHAUST ALL VENTS AND FANS DIRECTLY TO OUTSIDE VIA METAL DUCTS, PROVIDE 90 CFM (MIN) FANS TO PROVIDE 5 AIR CHANGES PER HOUR IN BATHS CONTAINING TUB AND / OR SHOWER AND IN LAUNDRY ROOMS.

GARAGES SHALL BE VENTED WITH 60 SQUARE INCHES LOCATED 6" ABOVE THE FLOOR SURFACE.

UNDER FLOOR SPACES SHALL HAVE VENTILATION EQUAL TO ONE SQ. FOOT PER 150 SQ. FEET OF FLOOR SPACE. VENTS SHALL BE CAST INTO THE CONCRETE STEM WALLS AND COVERED WITH GALVANIZED WIRE SCREEN. VENTS SHALL BE LOCATED TO PROVIDE CROSS VENTILATION.

MISCELLANEOUS NOTES

EACH BEDROOM TO HAVE A MINIMUM WINDOW OPENING OF 5.7 SQ. FT. WITH A MINIMUM WIDTH OF 20 IN. AND A SILL LESS THAN 44" ABOVE FIN. FLR.

ALL GLAZING WITHIN 18 IN. OF THE FLOOR AND/OR WITHIN 24 IN. OF ANY DOOR (REGARDLESS OF WALL PLANE) ARE TO HAVE SAFETY GLAZING. ALL GLAZING WITHIN 60 IN. OF TUB OR SHOWER FLOOR, 60 IN. OF A STAIR LANDING OR GREATER THAN 9 SQUARE FEET ARE TO HAVE SAFETY GLAZING

SKYLIGHTS ARE TO BE GLAZED WITH TEMPERED GLASS ON OUTSIDE AND LAMINATED GLASS ON THE INSIDE (UNLESS PLEXIGLASS). GLASS TO HAVE MAXIMUM CLEAR SPAN OF 25 IN. AND FRAME IS TO BE ATTACHED TO A 2x CURB WITH A MINIMUM OF 4 IN. ABOVE ROOF PLANE.

ALL TUB AND SHOWER ENCLOSURES ARE TO BE GLAZED WITH SAFETY GLASS.

ALL EXTERIOR WINDOWS ARE TO BE DOUBLE GLAZED AND ALL EXTERIOR DOORS ARE TO BE SOLID CORE WITH WEATHERSTRIPPING. PROVIDE 1/2 IN. DEADBOLT LOCKS ON ALL EXTERIOR DOORS, AND LOCKING DEVICES ON ALL DOORS AND WINDOWS WITHIN 10 FT. (VERTICAL) OF GRADE. PROVIDE PEEPHOLE 54-66 IN. ABOVE FIN. FLOOR ON EXTERIOR ENTRY DOORS.

PROVIDE ONE SMOKE DETECTOR IN EACH ROOM AND ONE IN EACH CORRIDOR ACCESSING BEDROOMS. CONNECT SMOKE DETECTORS TO HOUSE POWER AND INTER-CONNECT SMOKE DETECTORS TO HOUSE POWER AND INTERCONNECT SO THAT, WHEN ANY ONE IS TRIPPED, THEY ALL WILL SOUND. PROVIDE BATTERY BACKUP FOR ALL UNITS.

PROVIDE COMBUSTION AIR VENTS (W/SCREEN AND BACK DAMPER) FOR GAS FIRE-PLACE AND ANY OTHER APPLIANCES WITH AN OPEN FLAME.

BATHROOMS AND UTILITY ROOMS ARE TO BE VENTED TO THE OUTSIDE WITH A FAN CAPABLE OF PRODUCING A MINIMUM OF 5 AIR EXCHANGES PER HOUR.

RANGE HOODS ARE ALSO TO BE VENTED TO THE OUTSIDE.

ELECTRICAL RECEPTACLES IN BATHROOMS, KITCHENS AND GARAGES SHALL BE G.F.I. OR G.F.I.C. PER NATIONAL ELECTRICAL CODE REQUIREMENTS.

PROVIDE CRAWLSPACE VENTING TO MEET THE REQUIREMENTS OF THE 2006 EDITION OF THE I.R.C.

PROVIDE SPECIAL INSPECTION, SPECIAL TESTING, REPORTING AND COMPLIANCE PROCEDURES ACCORDING TO THE 2006 INTERNATIONAL BUILDING CODE.

SPECIAL INSPECTOR QUALIFICATIONS: DEMONSTRATE COMPETENCE, TO THE SATISFACTION OF THE BUILDING OFFICIAL, FOR INSPECTION OF THE PARTICULAR TYPE OF CONSTRUCTION OR OPERATION IN QUESTION. PRIOR TO THE BEGINNING OF CONSTRUCTION, REVIEW THE SPECIAL INSPECTION REQUIREMENTS WITH THE ARCHITECT, ENGINEERS, BUILDING OFFICIAL, GENERAL CONTRACTOR AND SPECIAL INSPECTORS.

DUTIES OF THE SPECIAL INSPECTOR INCLUDE, BUT ARE NOT LIMITED TO: OBSERVE THE WORK FOR CONFORMANCE WITH THE APPROVED PERMIT DRAWINGS AND SPECIFICATIONS. BRING DISCREPANCIES TO THE IMMEDIATE ATTENTION OF THE GENERAL CONTRACTOR FOR BUILDING OFFICIAL. FURNISH INSPECTION REPORTS FOR EACH INSPECTION TO THE BUILDING OFFICIAL, ARCHITECT, ENGINEER, GENERAL CONTRACTOR AND OWNER IN A TIMELY MANNER.
SUBMIT A FINAL REPORT STATING WHETHER THE WORK REQUIRING SPECIAL INSPECTION WAS INSPECTED, AND WHETHER THE WORK IS IN CONFORMANCE WITH THE APPROVED PERMIT DRAWINGS AND SPECIFICATIONS.

DUTIES OF THE GENERAL CONTRACTOR INCLUDE, BUT ARE NOT LIMITED TO: NOTIFY SPECIAL INSPECTOR THAT WORK IS READY FOR INSPECTION AT LEAST 24 HOURS BEFORE THE INSPECTION IS REQUIRED.
MAINTAIN ACCESS TO WORK REQUIRING SPECIAL INSPECTION UNTIL IT HAS BEEN OBSERVED AND INDICATED TO BE IN CONFORMANCE BY THE SPECIAL INSPECTOR AND APPROVED BY THE BUILDING OFFICIAL.
PROVIDE THE SPECIAL INSPECTOR WITH ACCESS TO APPROVED PERMIT DRAWINGS AND SPECIFICATIONS AT THE JOB SITE.
MAINTAIN JOB-SITE COPIES OF ALL REPORTS SUBMITTED BY THE SPECIAL INSPECTOR.

DEFINITIONS:
CONTINUOUS INSPECTION: THE SPECIAL INSPECTOR IS OBSERVING THE WORK REQUIRING SPECIAL INSPECTION AT ALL TIMES.
PERIODIC INSPECTION: THE SPECIAL INSPECTOR IS ON SITE AS REQUIRED TO CONFIRM THAT THE WORK REQUIRING SPECIAL INSPECTION IS IN CONFORMANCE.

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GENERAL NOTES

SCALE NTS

DATE 4/20/2022

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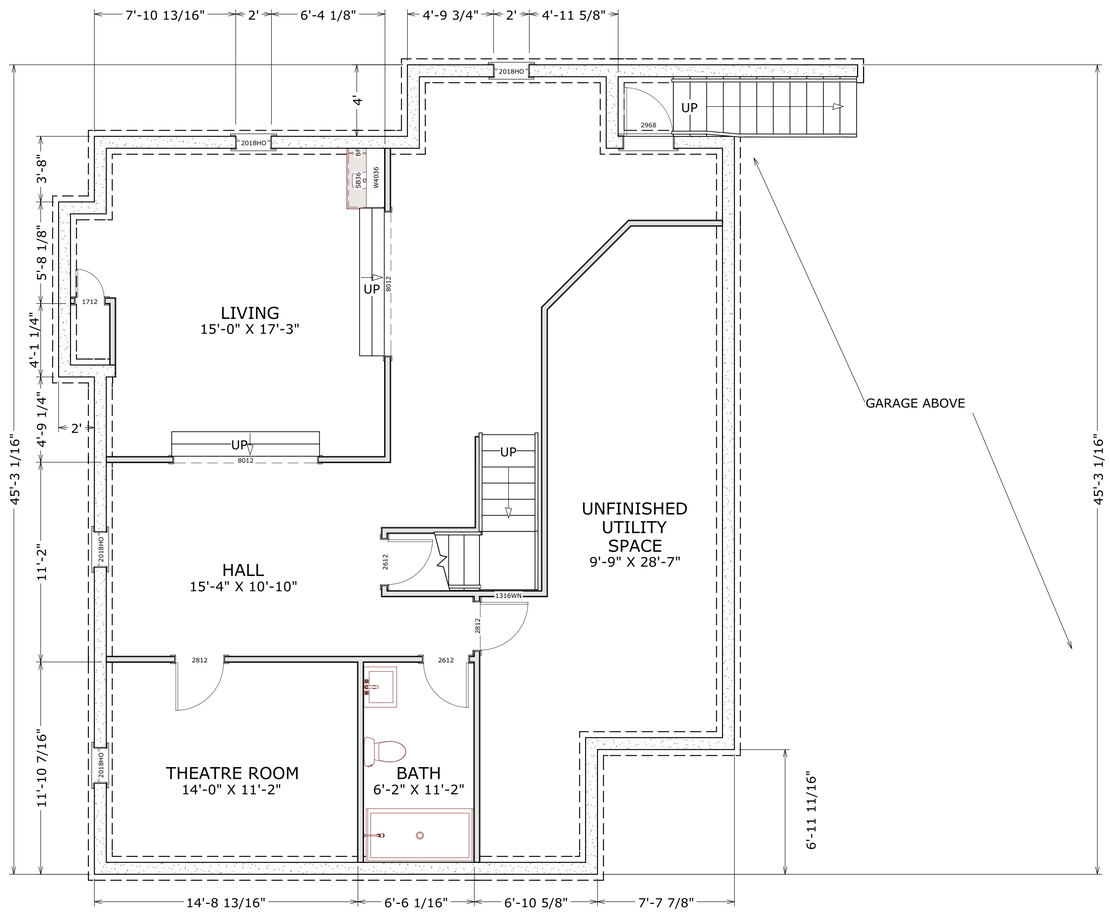
A001



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1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

SEAL

COMMONWEALTH OF VIRGINIA
JOHN MCKENNA
Lic. No. 0401018300
ARCHITECT

CODE

2015 VIRGINIA
CONSTRUCTION CODE (IBC)

PROJECT

New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

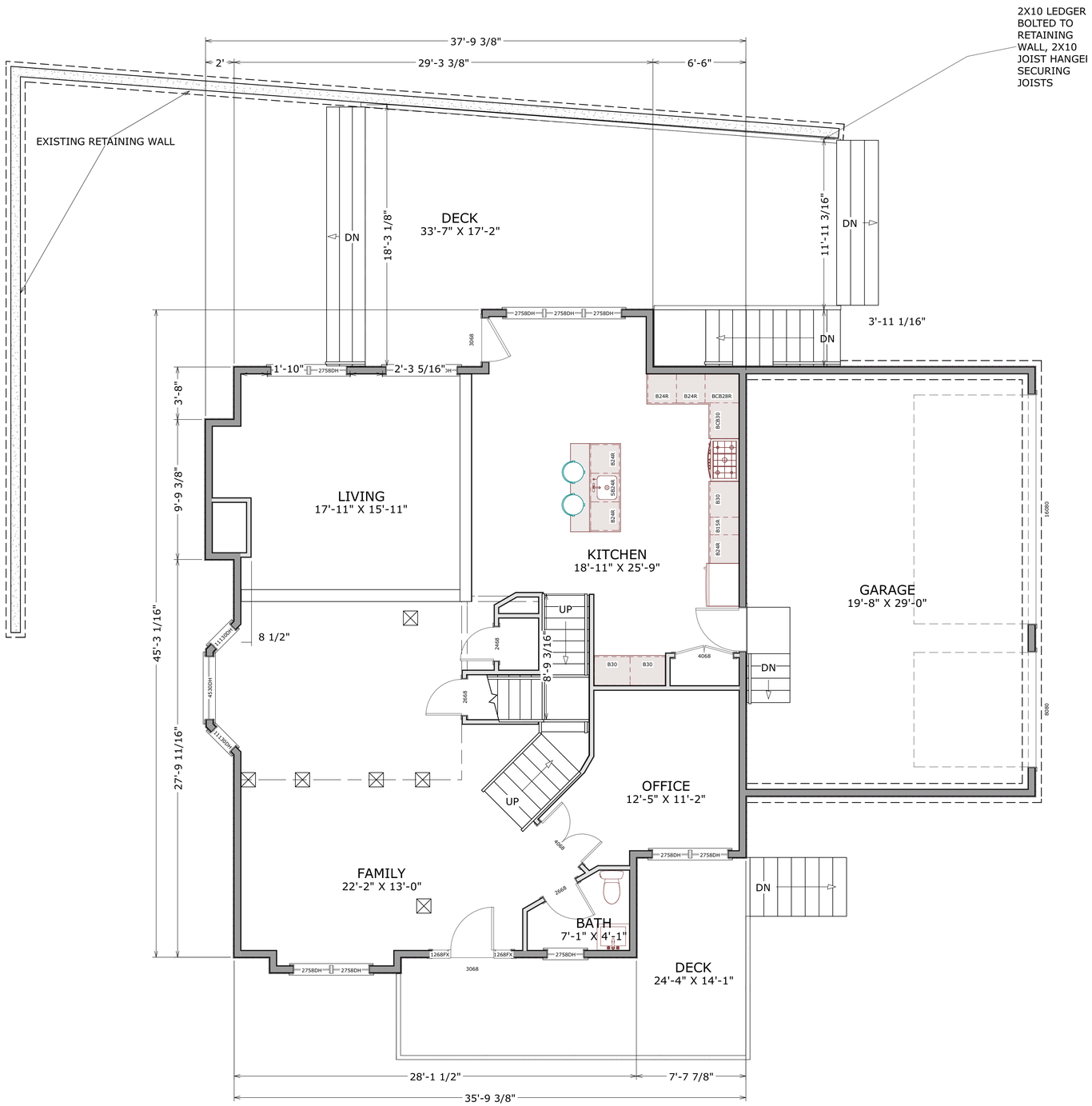
SHEET TITLE

BASEMENT FLOOR PLAN

SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

A100



FIRST FLOOR

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

DRAWN BY:

JOHN MCKENNA, AIA, NCARB
ARCHITECT

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

SEAL

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New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

SHEET TITLE

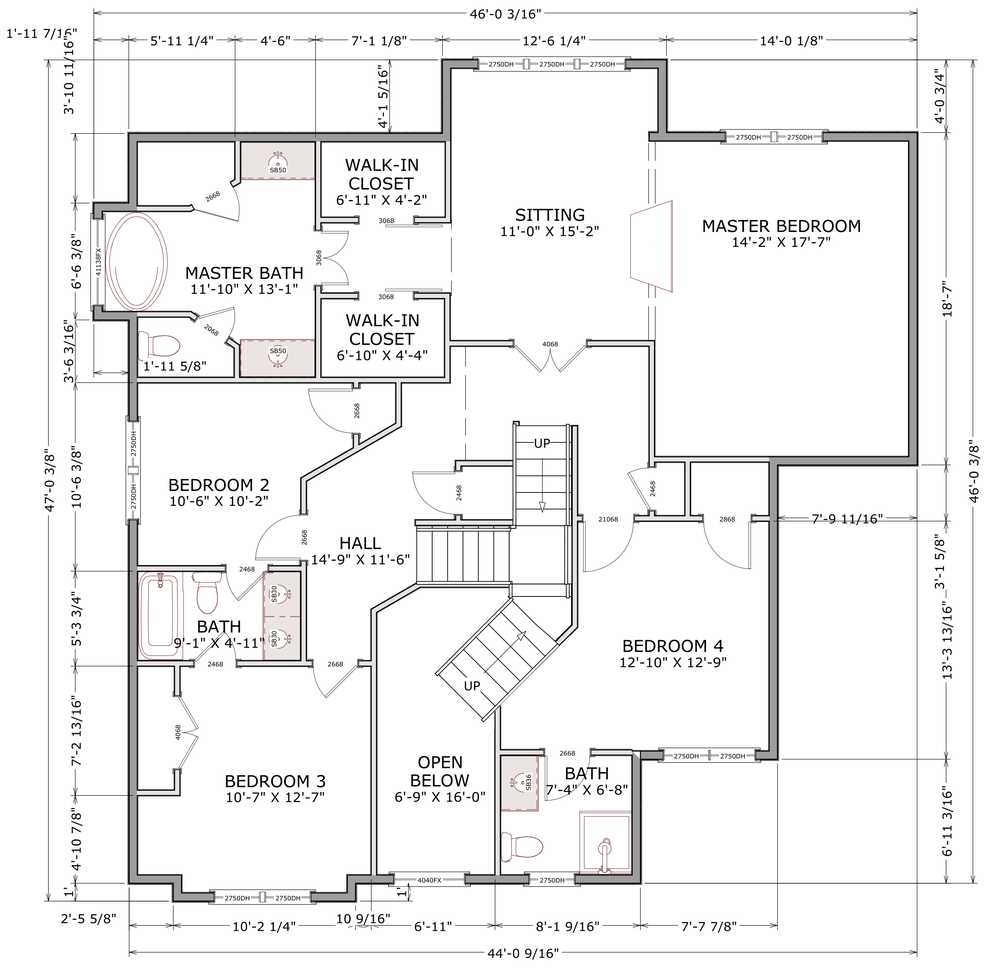
FIRST FLOOR PLAN

SCALE 1/4" = 1'0"

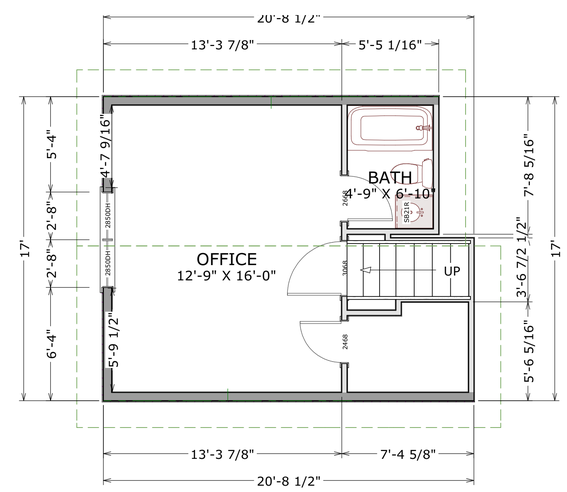
DATE 4/20/2022

SHEET NO.

A101



SECOND FLOOR



LOFT

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

DRAWN BY:

JOHN MCKENNA, AIA, NCARB
ARCHITECT

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MCLEAN, VA 22102

SEAL

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New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

SHEET TITLE

SECOND AND LOFT FLOOR PLANS

SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

A102

EXTERIOR ELEVATION - FRONT

MC3 DESIGN

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MCLEAN, VA 22102

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JMCKENNA@MC3.DESIGN

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1775 TYSONS BLVD, 5TH FLR
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SEAL

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New Construction

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Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

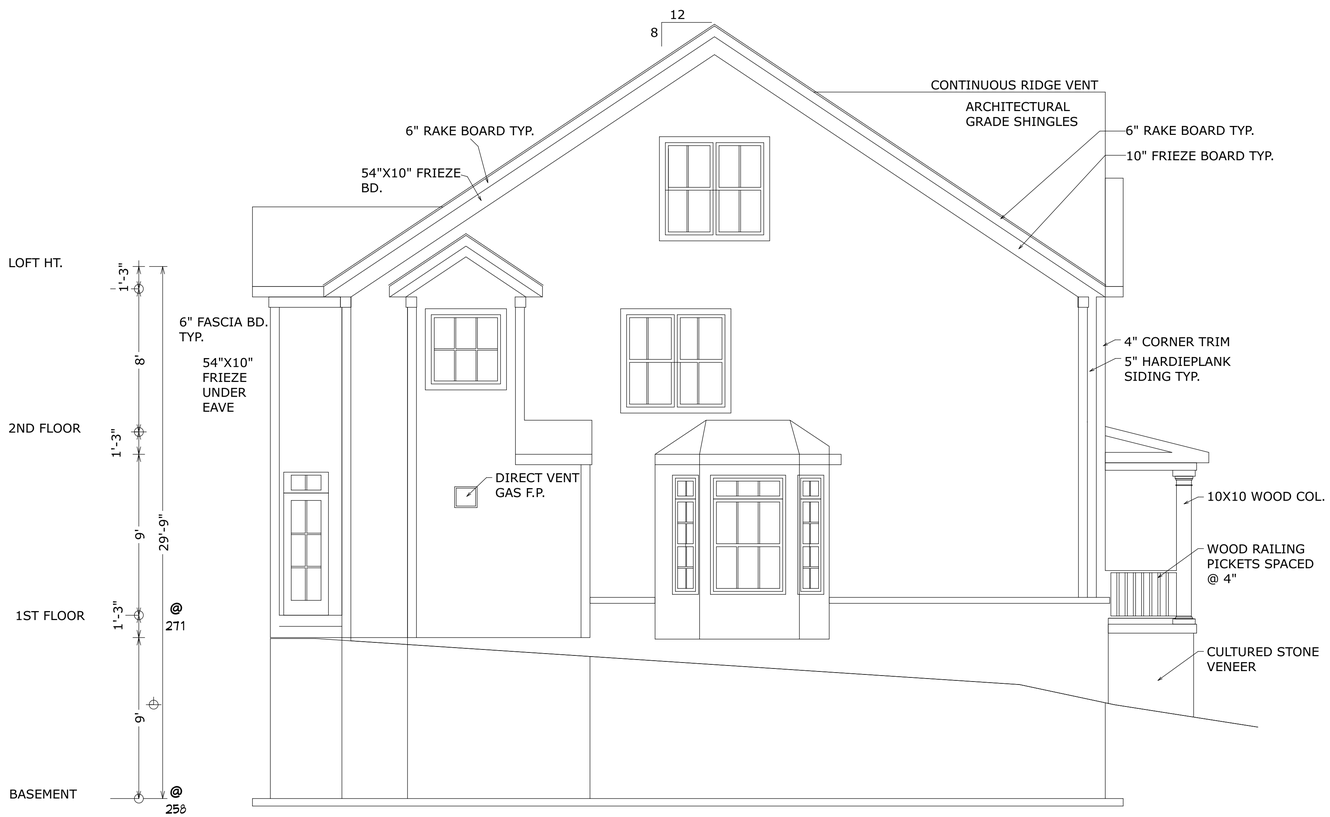
SHEET TITLE

EXTERIOR ELEVATIONS

SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

A201



EXTERIOR ELEVATION - LEFT

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

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New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

SHEET TITLE

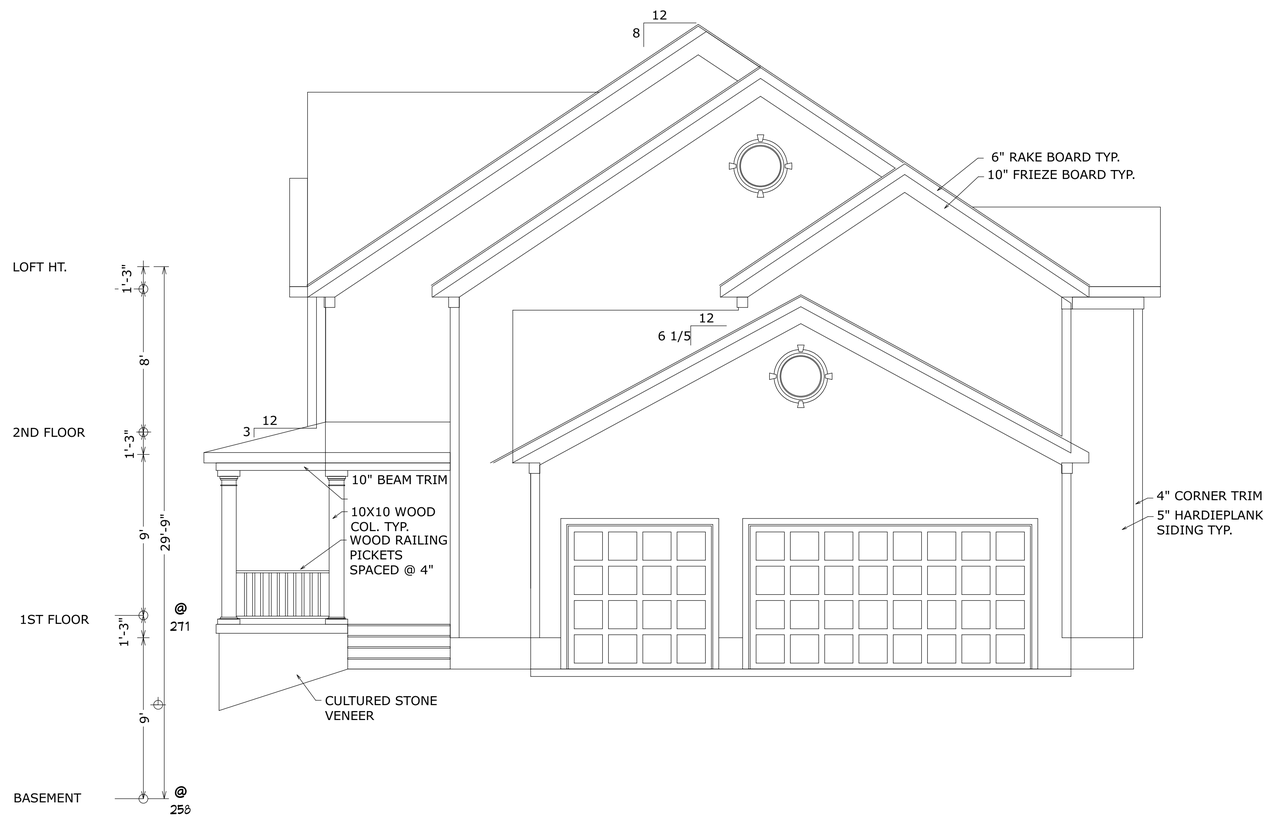
EXTERIOR ELEVATIONS

SCALE 1/4" = 1'0"

DATE 4/20/2022

SHEET NO.

A202



EXTERIOR ELEVATION - RIGHT

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

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ARCHITECT

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SEAL

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New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

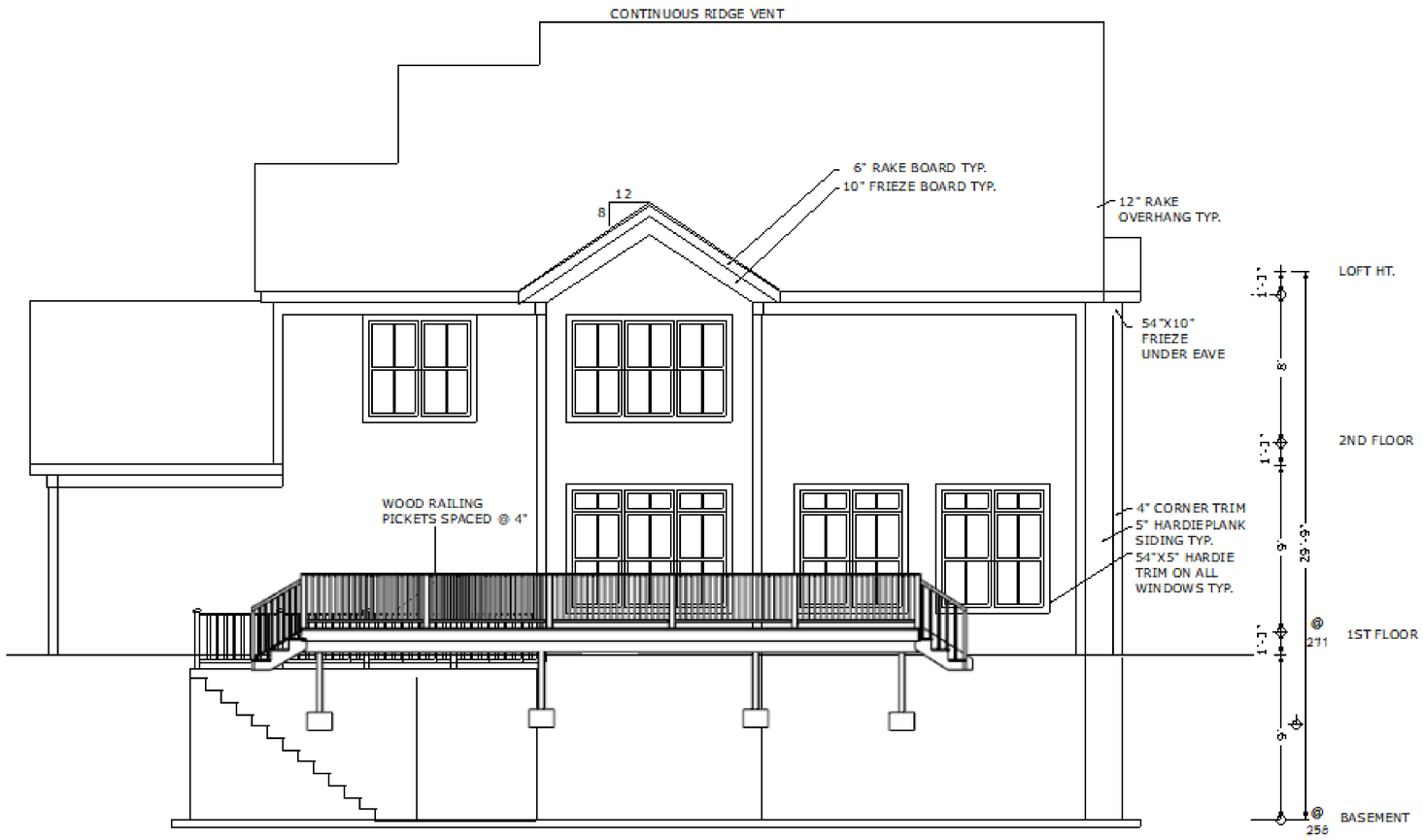
SHEET TITLE

EXTERIOR ELEVATIONS

SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

A203



EXTERIOR ELEVATION - BACK

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

DRAWN BY:

JOHN MCKENNA, AIA, NCARB
ARCHITECT

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

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PROJECT

New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

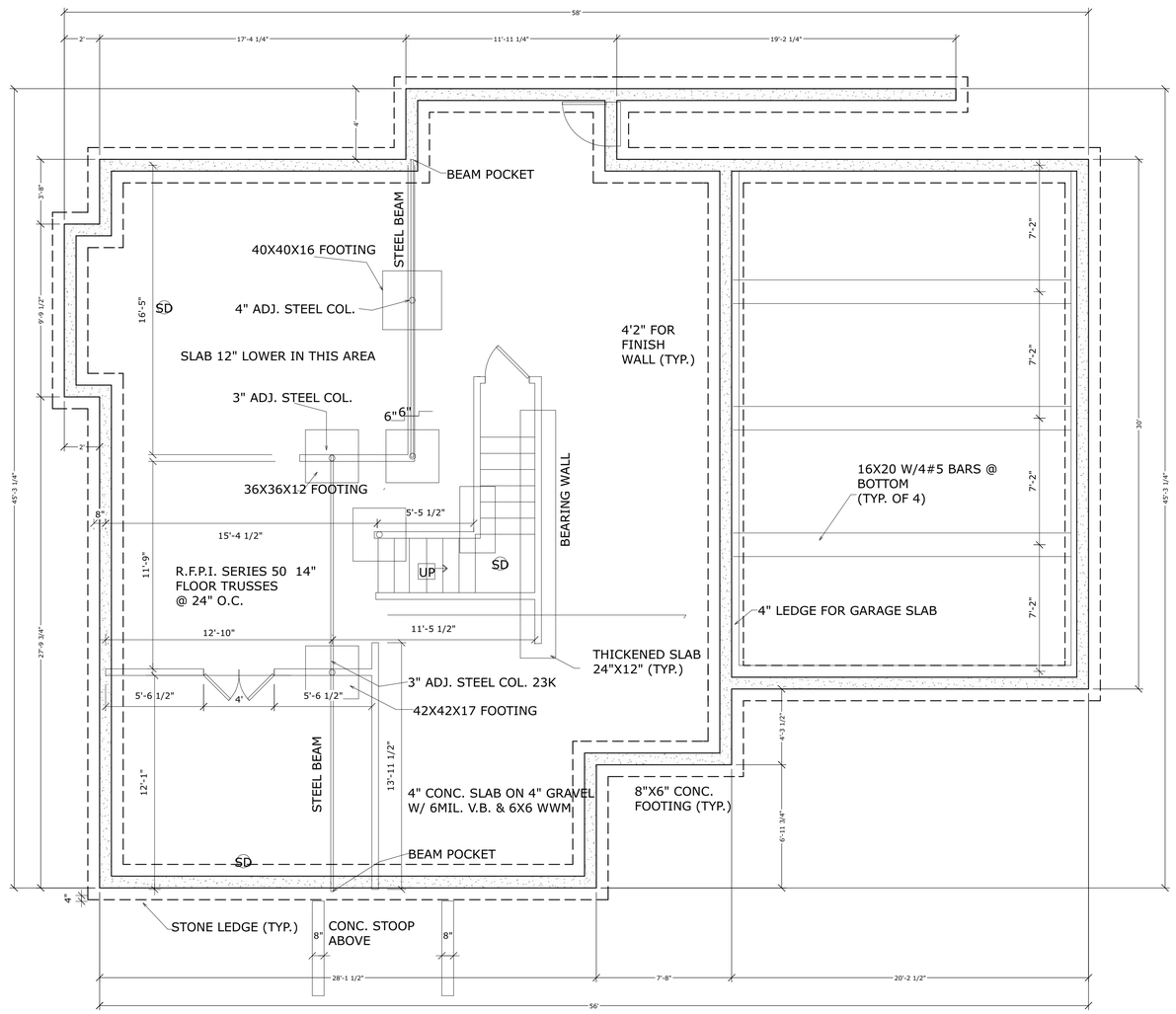
SHEET TITLE

EXTERIOR ELEVATIONS

SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

A204



FOUNDATION PLAN

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

DRAWN BY:

JOHN MCKENNA, AIA, NCARB
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1775 TYSONS BLVD, 5TH FLR
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SEAL

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New Construction

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Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

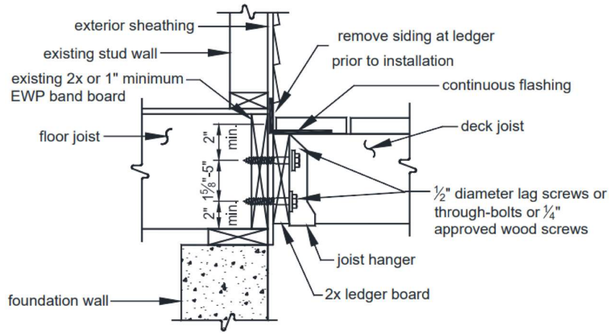
SHEET TITLE

FOUNDATION PLAN

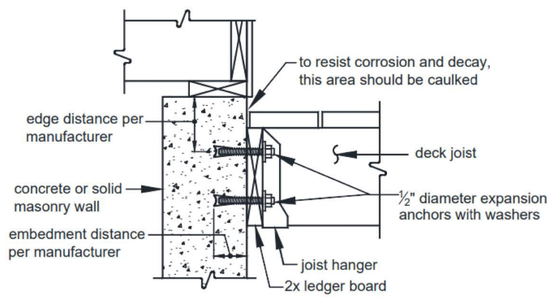
SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

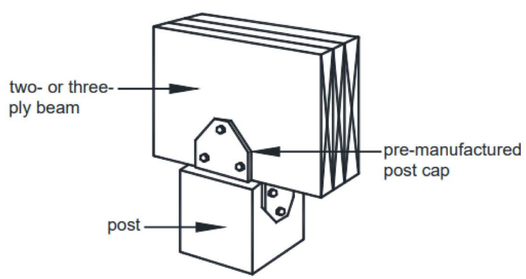
S100



LEDGER BOARD-TO-BAND BOARD ATTACHMENT



LEDGER BOARD-TO-SOLID FOUNDATION ATTACHMENT



POST CAP CONNECTION

FRAMING PLAN - FIRST FLOOR

MC3 DESIGN

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MCLEAN, VA 22102

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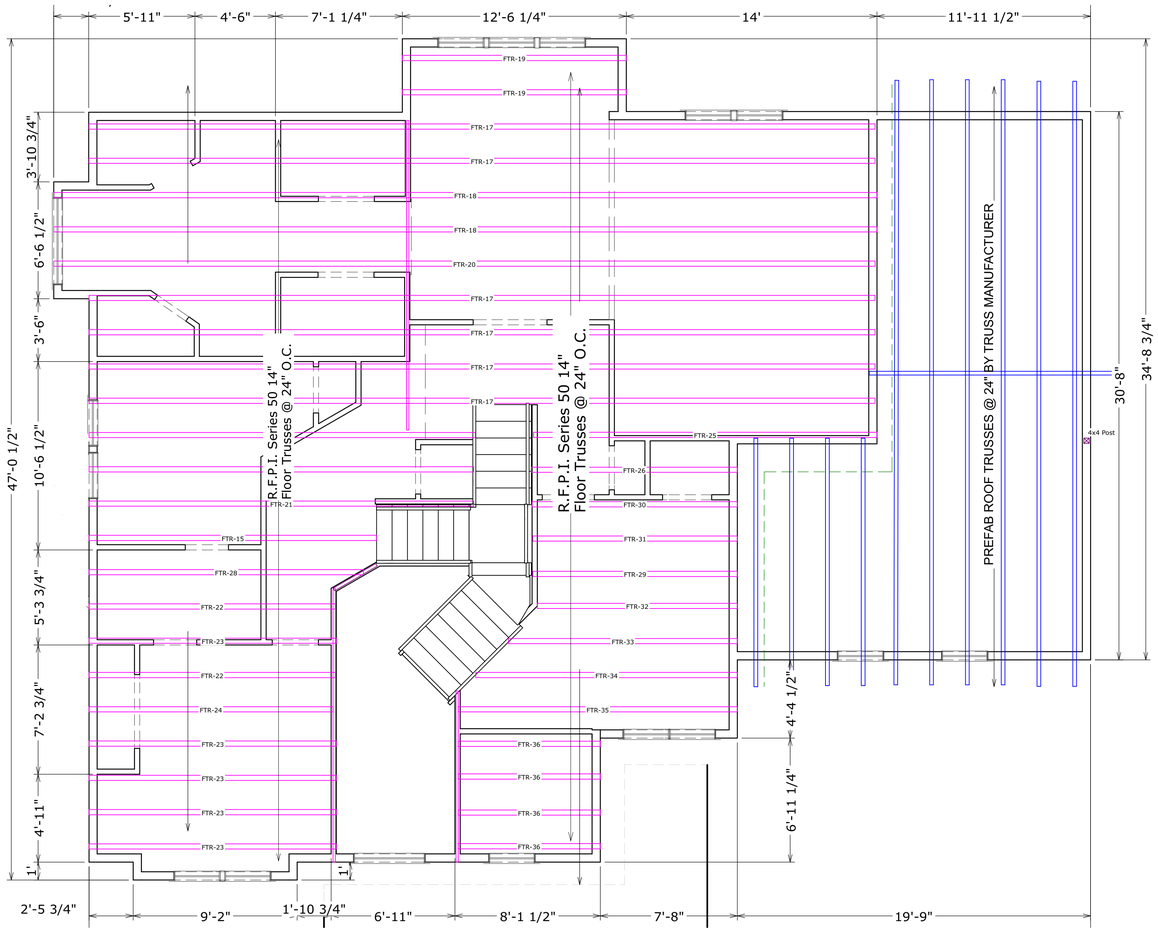
REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

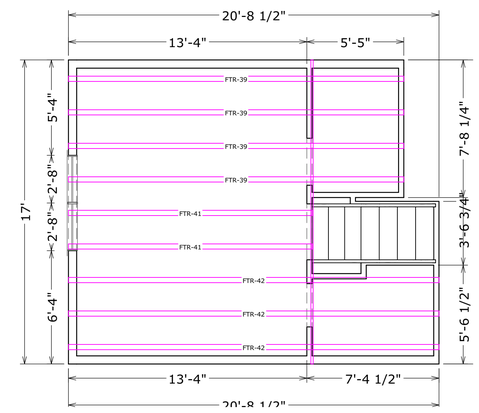
SHEET TITLE

FRAMING PLANS

SCALE	1/4" = 1'0"
DATE	4/20/2022
SHEET NO.	**S101**



FRAMING PLAN - SECOND FLOOR



FRAMING PLAN - LOFT

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

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1775 TYSONS BLVD, 5TH FLR
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7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

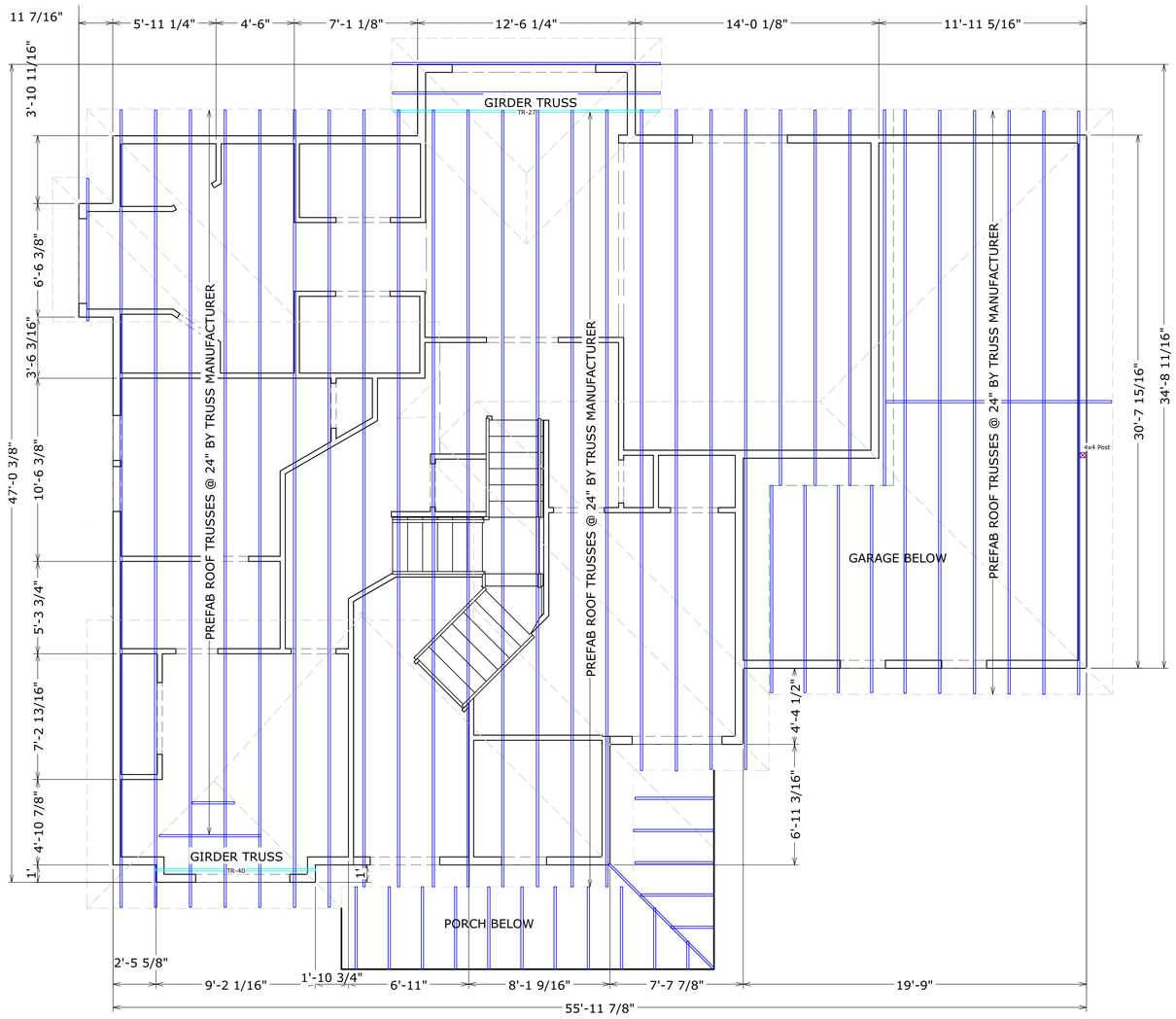
SHEET TITLE

FRAMING PLANS

SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

S102



ROOF FRAMING PLAN

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

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PROJECT

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7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

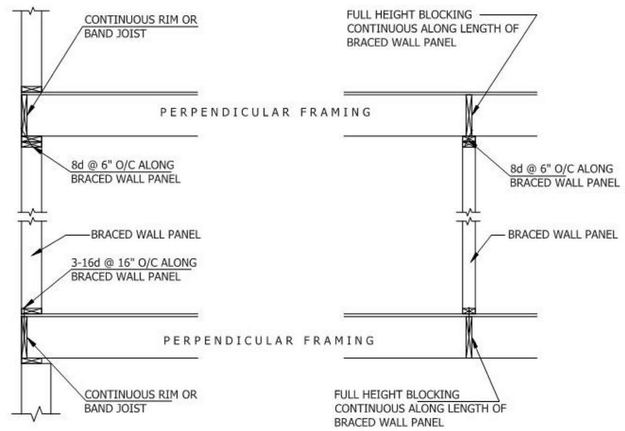
SHEET TITLE

ROOF FRAMING PLAN

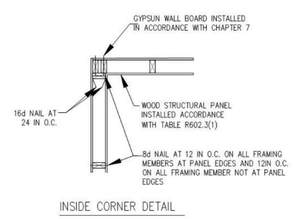
SCALE	1/4" = 1'0"
DATE	4/20/2022

SHEET NO.

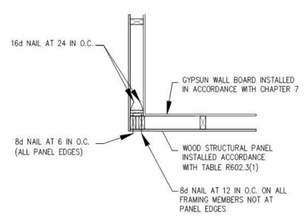
S103



BRACED WALL PANEL CONNECTION WHEN PERPENDICULAR TO FLOOR/CEILING FRAMING

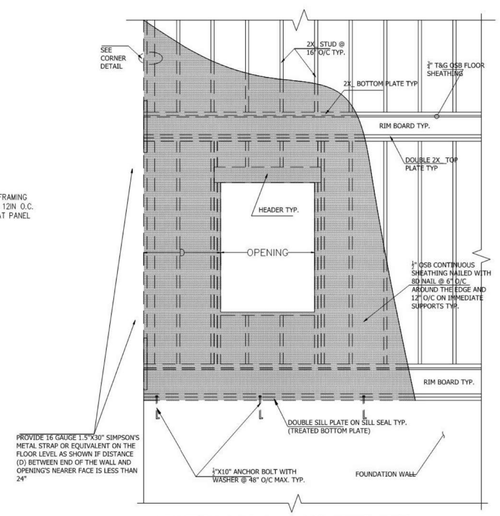


INSIDE CORNER DETAIL

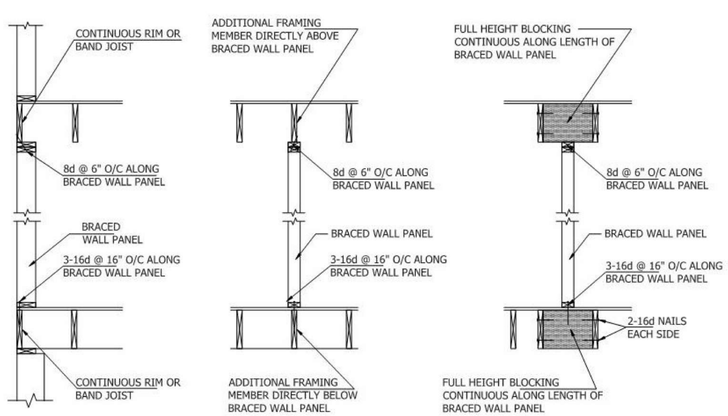


OUTSIDE CORNER DETAIL

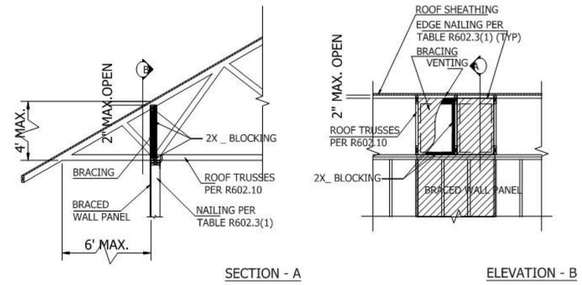
PLAN VIEW OF CORNER DETAIL



TYPICAL WALL CONSTRUCTION



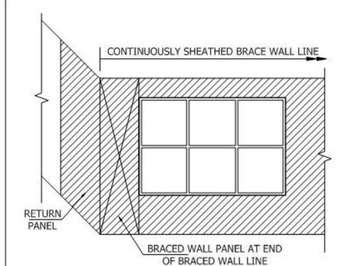
BRACED WALL PANEL CONNECTION WHEN PARALLEL TO FLOOR/CEILING FRAMING



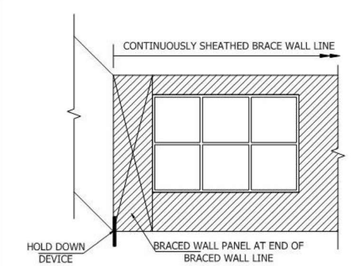
SECTION - A

ELEVATION - B

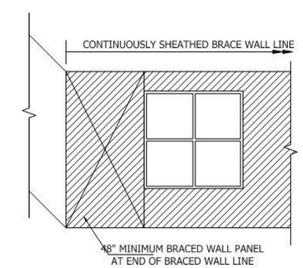
BRACED WALL PANEL CONNECTION OPTION TO PERPENDICULAR RAFTERS OR ROOF TRUSSES



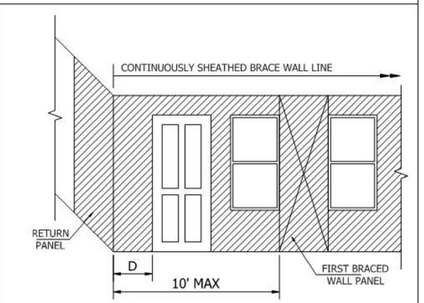
END CONDITION 1



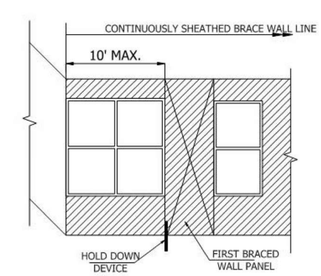
END CONDITION 2



END CONDITION 3



END CONDITION 4



END CONDITION 5

REQUIREMENTS

RETURN PANEL : 24" for braced wall lines sheathed with wood structural panels.
32" for braced wall lines sheathed withe structural fiberboard.

DISTANCE D : 24" for braced wall lines sheathed with wood structural panels.
32" for braced wall lines sheathed withe structural fiberboard.

HOLD DOWN DEVICE : 800 lbs capacity fastened to the edge of the braced wall panel closest to the corner and toe the foundation or floor framing below

MC3 DESIGN

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SEAL

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New Construction
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Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

SHEET TITLE

SECTIONS AND DETAILS

SCALE NTS

DATE 4/20/2022

SHEET NO.

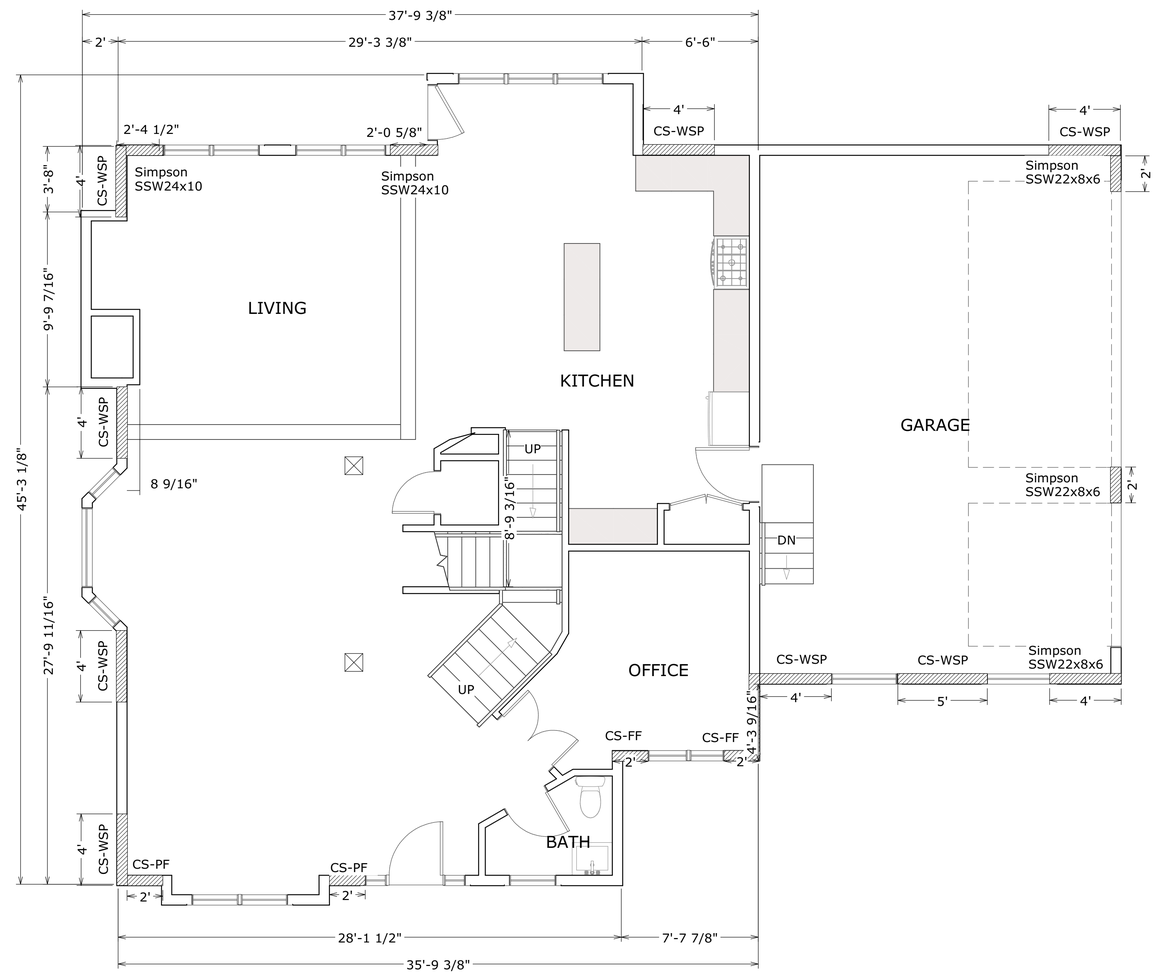
S200

"CLASSIC" WALL BRACING WORKSHEET PER THE 2012 VIRGINIA RESIDENTIAL CODE

WIND SPEED (MPH)	90																					
BWL DESIGNATION	A		B		C		D		E		1		2		3		4		5			
NUMBER OF FLOORS ABOVE BWL	1		1		1		0		0		1		1		1		0		0			
BWP METHOD	CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP			
AVERAGE BWL SPACING (ft)	34		23.5		19		37.75		37.75		33.75		23.5		23.5		39.75		39.75			
TABULAR REQUIREMENT (ft)	10.20		7.38		6.20		5.78		5.78		10.13		7.38		7.38		5.98		5.98			
ADJUSTMENT	EXPOSURE	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00		
	EAVE-TO-RIDGE HT (ft)	15.00	1.15	15.00	1.15	15.00	1.15	15.00	1.30	15.00	1.30	15.00	1.15	13.00	1.09	13.00	1.09	15.00	1.30	13.00	1.18		
	MAXIMUM WALL HEIGHT (ft)	10.00	1.00	10.00	1.00	10.00	1.00	8.00	0.90	8.00	0.90	10.00	1.00	10.00	1.00	10.00	1.00	8.00	0.90	8.00	0.90		
	NUMBER OF BWLs	3	1.30	3	1.30	3	1.30	2	1.00	2	1.00	3	1.30	3	1.30	3	1.30	2	1.00	2	1.00		
	OMIT INTERIOR FINISH	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00		
	ADD PAIR 800# HOLD DOWNS	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00		
	HORIZONTAL JOINTS BLOCKED	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00		
	REDUCED FASTENER SPACING	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00		
REQUIRED BWP LENGTH (ft)	15.25		11.03		9.27		6.76		6.76		15.14		10.45		10.45		6.99		6.35			
ACTUAL BWP	CONTRIBUTING LENGTH (feet) WSP, SFB = actual GB (ss) = 0.5 x actual GB (ds) = actual CS-PF = 1.5 x actual PFG = 1.5 x actual PFH, ABW = 4 feet	BWP	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH
		1	CS-WSP	4.00	CS-PF	3.00	CS-WSP	4.00	CS-WSP	4.00	CS-WSP	2.50	CS-WSP	4.00	CS-WSP	4.50	OTHER	4.00	CS-WSP	4.00	CS-WSP	4.00
		2	CS-WSP	4.00	CS-PF	3.00	CS-WSP	5.00	CS-WSP	4.00	CS-WSP	2.50	CS-WSP	4.00	GB (ds)	4.00	OTHER	4.00	CS-WSP	4.00	CS-WSP	4.00
		3	OTHER	4.00	CS-PF	3.00	CS-WSP	4.00	CS-WSP	4.00	CS-WSP	3.59	CS-WSP	4.00	GB (ds)	4.00	OTHER	4.00	CS-WSP	4.00	CS-WSP	4.00
		4	OTHER	4.00	CS-PF	3.00			CS-WSP	4.00			CS-WSP	4.00								
		5																				
		6																				
		7																				
ACTUAL BWP LENGTH (ft)	16.00		12.00		13.00		16.00		8.50		16.00		12.50		12.00		12.00		12.00			
ACTUAL ≥ REQUIRED?	PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS			
BWPs ≤ 20' APART?	Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes			
≥ 2 PANELS IN BWL?	Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes			
BWP BEGINS ≤ 10' FROM ENDS?	Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes			
CONTINUOUS SHEATHING END CONDITIONS	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2		
	2	3	1	1	3	3	3	3	1	1	3	3	3	3	2	2	3	3	3	3		
BWL COMPLIANCE	PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS			

created by Chuck Bajnal, telephone (804) 717-6428 and Brian Foley, telephone (703) 324-1842

Version 5/14/2015



FIRST FLOOR - WIND BRACING PLAN

MC3 DESIGN

MC3 DESIGN

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

202.599.7779
JMCKENNA@MC3.DESIGN

DRAWN BY:
JOHN MCKENNA, AIA, NCARB
ARCHITECT

1775 TYSONS BLVD, 5TH FLR
MCLEAN, VA 22102

SEAL

COMMONWEALTH OF VIRGINIA
JOHN MCKENNA
Lic. No. 0401018300
ARCHITECT

CODE
2015 VIRGINIA
CONSTRUCTION CODE (IBC)

PROJECT

New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

REVISION TABLE		
#	DATE	DESCRIPTION

SHEET TITLE

FIRST FLOOR WIND BRACING PLAN

SCALE	1/4" = 1'0"
DATE	4/20/2022
SHEET NO.	**S201**

"CLASSIC" WALL BRACING WORKSHEET PER THE 2012 VIRGINIA RESIDENTIAL CODE

WIND SPEED (MPH)		90																					
BWL DESIGNATION		A		B		C		D		E		1		2		3		4		5			
NUMBER OF FLOORS ABOVE BWL		1		1		1		0		0		1		1		1		0		0			
BWP METHOD		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP		CS-WSP			
AVERAGE BWL SPACING (ft)		34		23.5		19		37.75		37.75		33.75		23.5		23.5		39.75		39.75			
TABULAR REQUIREMENT (ft)		10.20		7.38		6.20		5.78		5.78		10.13		7.38		7.38		5.98		5.98			
ADJUSTMENT	EXPOSURE	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00	B	1.00		
	EAVE-TO-RIDGE HT (ft)	15.00	1.15	15.00	1.15	15.00	1.15	15.00	1.30	15.00	1.30	15.00	1.15	13.00	1.09	13.00	1.09	15.00	1.30	13.00	1.18		
	MAXIMUM WALL HEIGHT (ft)	10.00	1.00	10.00	1.00	10.00	1.00	8.00	0.90	8.00	0.90	10.00	1.00	10.00	1.00	10.00	1.00	8.00	0.90	8.00	0.90		
	NUMBER OF BWLs	3	1.30	3	1.30	3	1.30	2	1.00	2	1.00	3	1.30	3	1.30	3	1.30	2	1.00	2	1.00		
	OMIT INTERIOR FINISH	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00		
	ADD PAIR BOLT/ HOLD DOWNS	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00		
	HORIZONTAL JOINTS BLOCKED	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00	Yes	1.00		
	REDUCED FASTENER SPACING	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00	No	1.00		
REQUIRED BWP LENGTH (ft)		15.25		11.03		9.27		6.76		6.76		15.14		10.45		10.45		6.99		6.35			
ACTUAL BWP	CONTRIBUTING LENGTH (feet)	BWP	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	METHOD	LENGTH	
		1	CS-WSP	4.00	CS-PF	3.00	CS-WSP	4.00	CS-WSP	4.00	CS-WSP	2.50	CS-WSP	4.00	CS-WSP	4.50	OTHER	4.00	CS-WSP	4.00	CS-WSP	4.00	
		2	CS-WSP	4.00	CS-PF	3.00	CS-WSP	5.00	CS-WSP	4.00	CS-WSP	2.50	CS-WSP	4.00	GB (ds)	4.00	OTHER	4.00	CS-WSP	4.00	CS-WSP	4.00	
	WSP, SFB = actual GB (ss) = 0.5 x actual GB (ds) = actual CS-PF = 1.5 x actual PFG = 1.5 x actual PFH, ABW = 4 feet	3	OTHER	4.00	CS-PF	3.00	CS-WSP	4.00	CS-WSP	4.00	CS-WSP	3.59	CS-WSP	4.00	GB (ds)	4.00	OTHER	4.00	CS-WSP	4.00	CS-WSP	4.00	
		4	OTHER	4.00	CS-PF	3.00			CS-WSP	4.00			CS-WSP	4.00									
		5																					
		6																					
		7																					
ACTUAL BWP LENGTH (ft)			16.00		12.00		13.00		16.00		8.50		16.00		12.50		12.00		12.00		12.00		
ACTUAL ≥ REQUIRED?			PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		
BWPs ≤ 20' APART?			Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		
≥ 2 PANELS IN BWL?			Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		
BWP BEGINS ≤ 10' FROM ENDS?			Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		Yes		
CONTINUOUS SHEATHING END CONDITIONS			END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	END 1	END 2	
			2	3	1	1	3	3	3	3	1	1	3	3	3	3	2	2	3	3	3	3	
BWL COMPLIANCE			PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		PASS		

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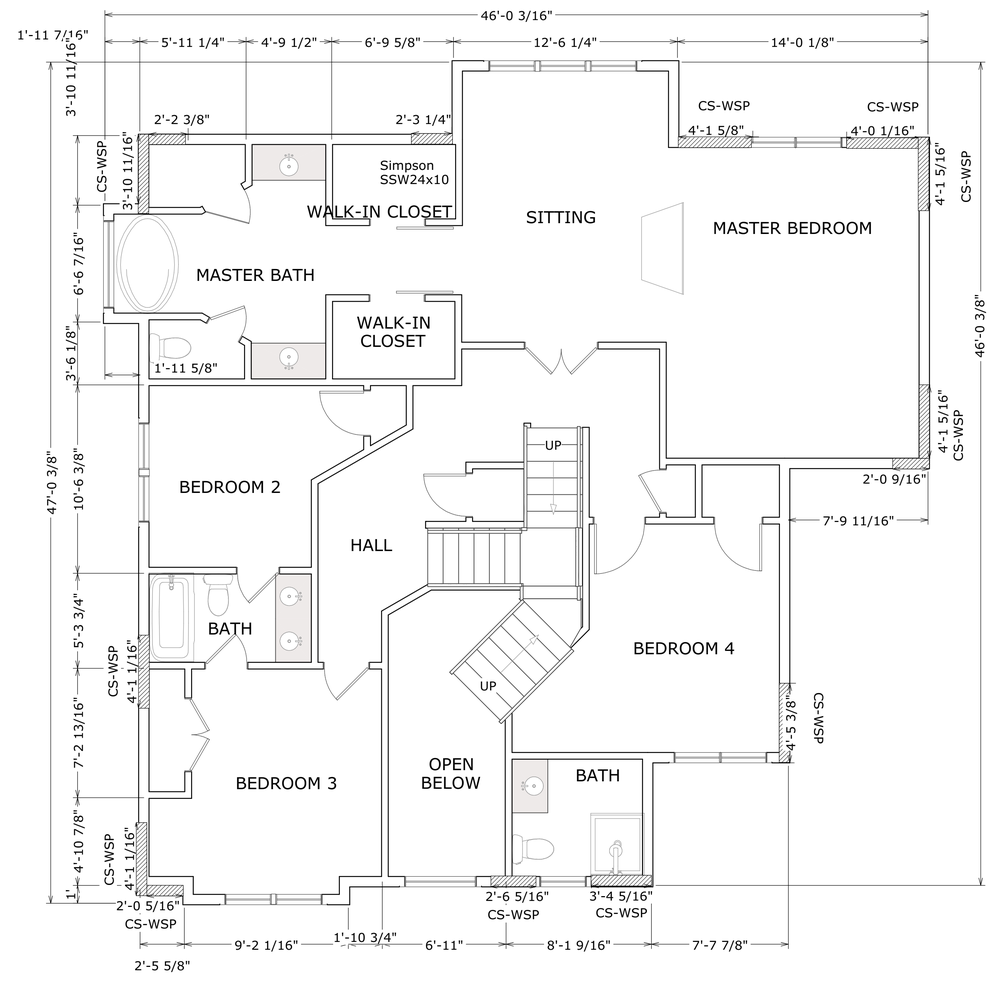
Version 5/14/2015



SECOND FLOOR - WIND BRACING PLAN

MC3 DESIGN

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PROJECT

New Construction

7184 Clifton Road
Clifton, VA 20124

REVISIONS

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SHEET TITLE

SECOND FLOOR WIND BRACING PLAN

SCALE	1/4" = 1'0"
DATE	4/20/2022
SHEET NO.	**S202**