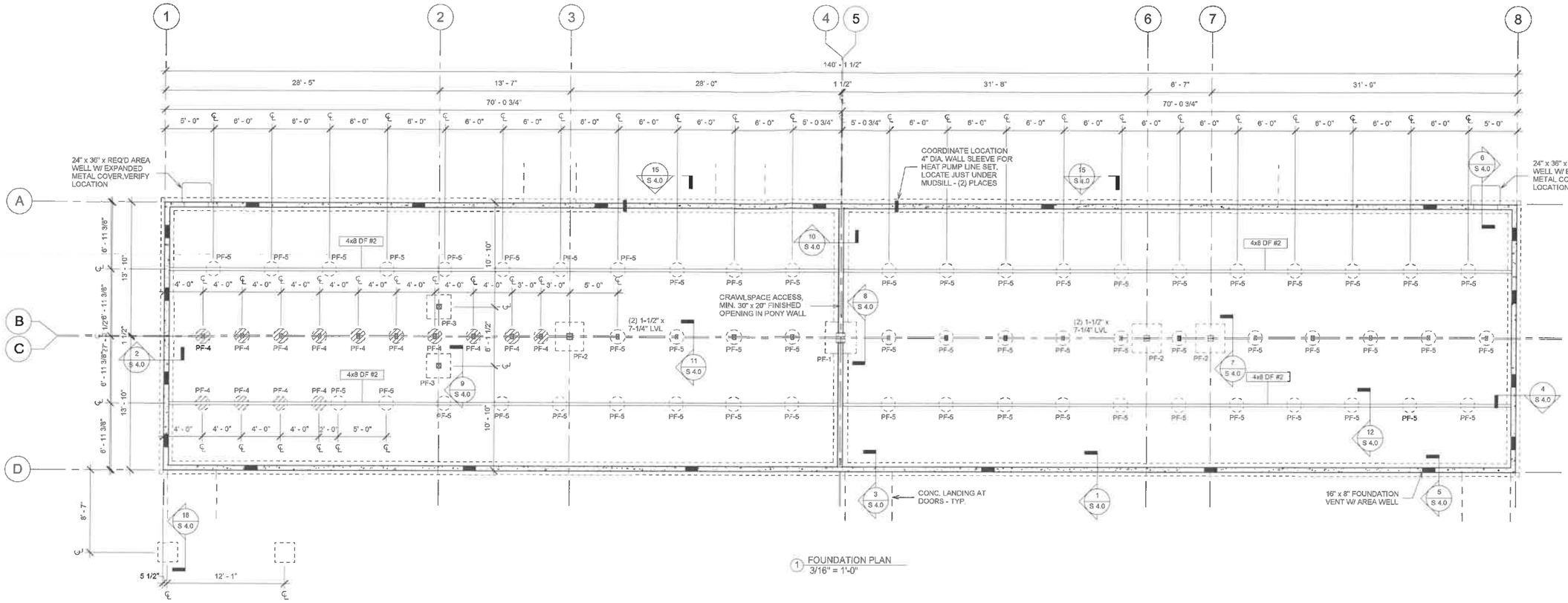

1 FOUNDATION PLAN
3/16" = 1'-0"

PIER FOOTING SCHEDULE		
MARK	SIZE	REINFORCEMENT
PF-1	3'-3" SQ. x 12" DEEP	(5) #4 REBAR EA. WAY
PF-2	3'-0" SQ. x 12" DEEP	(4) #4 REBAR EA. WAY
PF-3	2'-6" SQ. x 12" DEEP	(4) #4 REBAR EA. WAY
PF-4	20" DIA. x 7" DEEP	NONE
PF-5	18" DIA. x 7" DEEP	NONE

FOUNDATION NOTES

1. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS. THIS STRUCTURE SHALL BE ADEQUATELY BRACED FOR WIND OR EARTHQUAKE FORCES AND TEMPORARY FORCES DURING SETTING AND ERECTION UNTIL ALL UNITS HAVE BEEN PERMANENTLY ATTACHED THERETO. REMOVE ORGANIC / SOD UNDER ALL BEARING PADS.

2. DESIGN LOADS:

ROOF DEAD LOAD	12 PSF
ROOF SNOW LOAD	25 PSF
FLOOR DEAD LOAD	10 PSF
FLOOR LIVE LOAD	50 PSF, 100 PSF
WIND LOAD	Lambda = 1.0 Vult = 140 MPH (Vasd = 108 MPH) 3 SECOND GUST - EXP. B
SEISMIC	BEARING WALL SYSTEM: S_S = 0.468, F_a = 1.427 S_{DS} = 0.445, RISK CATEGORY II I_e = 1.00, SEISMIC DESIGN CATEGORY C, SITE CLASS D
ALLOWABLE BEARING CAPACITY	1,500 PSF AT SOIL

3. EXCEPT AS NOTED, DIMENSION LUMBER FOR FOUNDATION SHALL BE HEM-FIR, NO. 2 AND BETTER. TREATED LUMBER SHALL BE ACQ PRESSURE TREATED IN ACCORDANCE WITH AWPA STANDARD U1, USE CATEGORY UC4A, TO A MINIMUM RETENTION OF 0.40 PCF, AT PIECES IN CONTACT WITH GROUND, SAWN END GRAIN SHALL BE FIELD TREATED WITH 2% MIN. CONCENTRATION COPPER NAPHTHENATE. TREATED PLATE STOCK SHALL BE GOOD QUALITY AND SHALL NOT CONTAIN EXCESSIVE SPLITS, CHECKS OR WANE. 2 x 4 FRAMING SHALL BE HEM-FIR, STANDARD OR BETTER, TREATED 2 x 4 FRAMING SHALL MEET THE REQUIREMENTS SPECIFIED ABOVE.

4. ALL FASTENERS TO BE HOT DIPPED GALVANIZED OR EQUAL AT P.T. MEMBERS.

5. VENT CRAWL SPACE W/ (20) STANDARD 16" x 8" SCREENED FOUNDATION VENTS. INSTALL 6 MIL VAPOR BARRIER ON GROUND IN ENTIRE CRAWL SPACE. LAP VAPOR BARRIER JOINTS MIN 12".

6. CONNECT STORM WATER FROM ROOF GUTTERS AND DOWNSPOUTS AND DIRECT AWAY FROM BUILDING PAD TO AN APPROVED DRAINAGE SYSTEM.

7. FOUNDATION PLANS AND DETAILS ARE NOT REVIEWED BY BCD OR L&I, EXCEPT FOR THE SUITABILITY OF THE DESIGN TO SUPPORT THE MODULAR BUILDING. APPROVAL AND INSPECTION OF THE FOUNDATION SYSTEM IS THE JURISDICTION OF THE LOCAL BUILDING OFFICIAL.

8. CONCRETE STRENGTH: F'_C = 2,500 PSI AT FOUNDATION, 4,000 PSI AT FLATWORK

9. REINFORCEMENT STEEL: F_Y = 60,000 PSI

REV.	DESCRIPTION	DATE	BY

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SHEET	FOUNDATION PLAN & NOTES	JOB#	2017-DH-33
PROJ.	28' x 140' MODULAR OFFICE/PRESCHOOL KCDA - INSPIRE-GRANGER	SHEET #	S 1.0
ADDRESS	900 E STREET, GRANGER, WA 98932	DRW TS	DATE 6/8/17