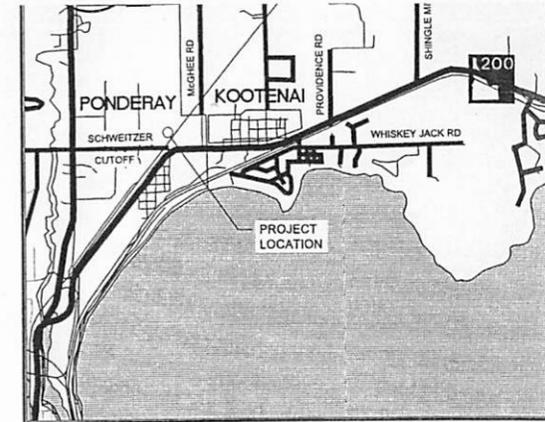
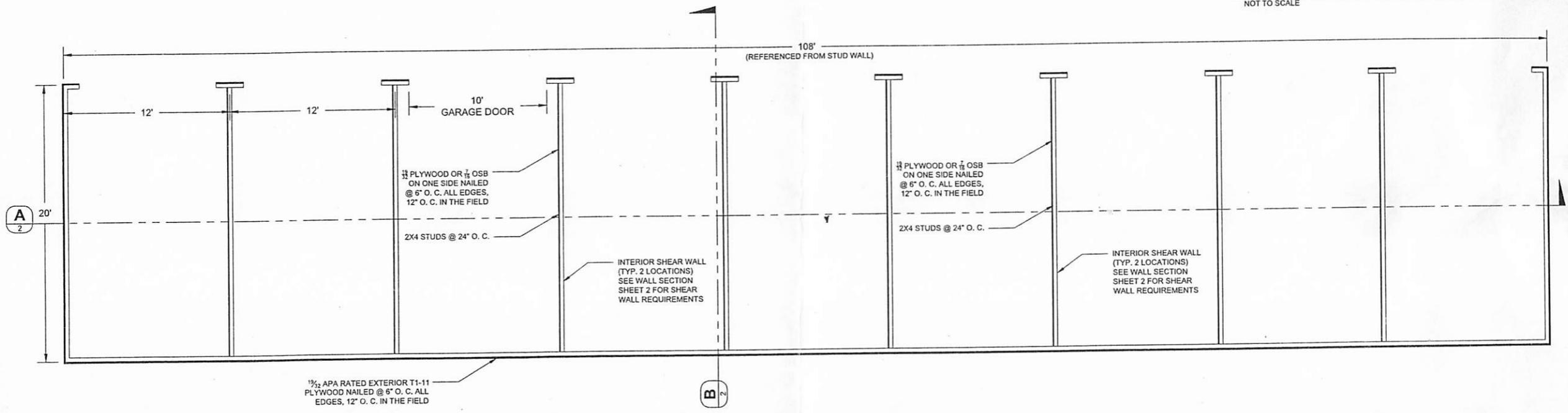


PONDERAY MOBILE HOME PARK STORAGE UNIT PLANS

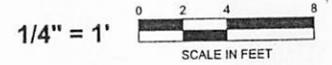
SECTION 2, TOWNSHIP 57 NORTH, RANGE 2 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO



VICINITY MAP
NOT TO SCALE



FLOOR PLAN



SPECIFICATIONS

GENERAL: ALL BUILDING CONSTRUCTION SHALL CONFORM TO THE 2018 EDITION OF THE INTERNATIONAL BUILDING CODE, AS WELL AS ALL OTHER STATE AND LOCAL BUILDING CODES. IN THE EVENT OF A CODE CONFLICT THE MORE RESTRICTIVE CODE SHALL APPLY.

THE PROPOSED CONSTRUCTION HAS BEEN DESIGNED AS A STABLE STRUCTURE TO RESIST THE DESIGN LOADS LISTED BELOW. THE CONTRACTOR IS RESPONSIBLE FOR SUCH MEASURES AS ARE NECESSARY TO TEMPORARILY SUPPORT PARTIAL AND INCOMPLETE PORTIONS OF THE WORK UNTIL SUCH TIME THAT THE ENTIRE STRUCTURE IS COMPLETE. ALL STRUCTURAL MEMBERS SHALL BE CONTINUOUS UNLESS SPECIFICALLY DETAILED AND/OR APPROVED BY THE ENGINEER.

ANY ITEM NOT SPECIFICALLY DETAILED IN THESE PLANS SHALL BE DESIGNED BY OTHERS.

CONTRACTOR TO VERIFY PROPOSED BUILDING DIMENSIONS PRIOR TO CONSTRUCTION AND SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES.

DESIGN LOADS:

BUILDING RISK CATEGORY II	=	15 PSF
ROOF DEAD LOAD	=	55 PSF
ROOF SNOW LOAD	=	60 PSF
FLOOR DEAD LOAD	=	100 PSF (SLAB ON GRADE)
FLOOR LIVE LOAD	=	115 MPH

SOIL COMPACTION - ALL SOIL BENEATH CONCRETE SLABS AND FOOTINGS SHALL BE NATIVE, STABLE, UNDISTURBED SOIL OR SOIL COMPACTED TO 95% OF MDD (MODIFIED PROCTOR). ALL PREVIOUSLY IMPORTED FILL TO RECEIVE OVERLYING CONSTRUCTION SHALL BE SUCCESSFULLY TESTED TO 95% OF MDD PRIOR TO CONSTRUCTION.

CONCRETE - MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 3,000 PSI FOR FOUNDATIONS AND FOOTINGS. ALL SLABS SHALL HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 4,000 PSI. CAST-IN-PLACE CONCRETE SHALL CONFORM TO ACI 318-14.

REINFORCEMENT STEEL - REINFORCING BARS SHALL CONFORM TO ASTM A615 GRADE 60. MINIMUM COVER OF REINFORCING STEEL SHALL BE 3" FROM SOIL, 2" FROM FORMS AND 1-1/2" ELSEWHERE. REINFORCEMENT SHALL BE PLACED IN ACCORDANCE WITH THE CSRI MANUAL OF STANDARD PRACTICE. REINFORCEMENT SHALL CONFORM TO ACI 318-14, CHAPTER 25.

BOLTS - ALL STRUCTURAL BOLTS SHALL BE A325N BOLTS UNLESS OTHERWISE NOTED. ALL BOLTS SHALL BE EQUIPPED WITH A NUT AND WASHER. BOLT HOLES SHALL BE STANDARD SIZE HOLES AND BOLTS SHALL BE INSTALLED SNUG TIGHT UNLESS OTHERWISE NOTED. ALL ANCHOR BOLTS SHALL BE ASTM F1554, GRADE 36 BOLTS. ALL ANCHOR BOLTS IN CONTACT WITH CONCRETE SHALL BE GALVANIZED. ALL POST INSTALLED CONCRETE ANCHOR BOLTS (I.E. EPOXY SET, WEDGE, OR TITEN) SHALL BE INSTALLED PER THE MANUFACTURER REQUIREMENTS AND RECOMMENDATIONS.

WOOD MEMBERS - ALL WOOD MEMBERS SHALL BE DOUGLAS FIR-LARCH NO. 2 GRADE MEMBERS OR BETTER UNLESS OTHERWISE NOTED. ALL GLULAM BEAMS SHALL BE 24F-V4 GRADE GLULAM BEAMS. ALL LVL MEMBERS SHALL BE BCI VERSALAM 2.0 2800 OR EQUIVALENT. MAXIMUM MOISTURE CONTENT SHALL BE 19% BY WEIGHT. ALL WOOD IN CONTACT WITH CONCRETE OR SOIL SHALL BE PRESSURE TREATED. PRESSURE TREATED WOOD MEMBERS SHALL BE HEM-FIR NO. 2 OR BETTER. TREATED WOOD SHALL CONFORM TO THE REQUIREMENTS OF AWPB LB-22.

PRE-ENGINEERED TRUSSES - ALL ROOF FRAMING TRUSSES SHALL BE PRE-ENGINEERED AND DESIGNED BY OTHERS. TRUSS MANUFACTURER SHALL BE RESPONSIBLE FOR THE DESIGN OF

Southern view with garage doors



North view from Kootenai Cutoff
Rd - Solid white siding - No
garage doors

