



**1 BEDROOM OPTION  
MAIN FLOOR PLAN**

SCALE: 1/4"=1'-0"  
SQUARE FOOTAGE  
MAIN GARAGE = 1,100 sf  
GARAGE = 462 sf

HOLD-DOWN SCHEDULE				
MARK	SIMPSON NO.	FASTENERS	ANCHOR	POST
△	STHD14	(39) 10dX3"	STRAP 14" EMBED.	(2) 2X POST
1. SIMPSON STRONG-TIE OR USP EQUIVALENT 2. ATTACH HOLD-DOWN TO 2X2X POST U.N.O. ABOVE THE FLOOR DECK. 3. USE R/F-TYPE FOUNDATION STRAPS AT ALL LOCATIONS WITH RIM JOISTS. 4. SHEAR WALL EDGE NAILING SHALL BE TO (2) 2X POST U.N.O. ABOVE FLOOR DECK. 5. NAILS SHALL BE 10d COMMON (0.148X3" NAIL S.). 6. MISPLACED FOUNDATION STRAP HOLD-DOWNS MAY BE RETROFITTED USING HTT2Z HOLD-DOWNS WITH 5/8" ALL-THREAD BOLTS. EPOXY INTO FOUNDATION WALL WITH 5 INCHES EMBEDMENT. WHERE FRAMED WALLS FLUSH WITH FOUNDATION WALL USE MS148 WITH (2) 1/2" DIA. WEDGE ANCHORS AS OPTION. FASTEN WITH (8) 16d NAILS TO DOUBLE STUD ABOVE.				

SHEAR WALL SCHEDULE			
MARK	PANEL	EDGE SHEATHING	ANCHORAGE
(SW1)	7/16" STR II	8d @ 6" O.C.	SOLE PLATE
(SW2)	7/16" STR II	8d @ 6" O.C.	SILL PLATE
(SW3)	7/16" STR II	8d @ 4" O.C.	SOLE PLATE
(SW4)	7/16" STR II	8d @ 4" O.C.	SILL PLATE

- USE AX8 WOOD STRUCTURAL PANELS WITH EXTERIOR GLUE (2006 IBC 2305.3.3). THIN 1/8" O.C.
- FIELD NAILING SHALL BE 12" O.C. AND STUD SPACING SHALL BE NO GREATER THAN 16" O.C.
- NAILS SHALL BE #4 COMMON, 10d COMMON, AND 2x2 BOX.
- USE 2" X 2" X 0.225" B.L. AT END STUDS WITH ALL ANCHOR BOLTS (2006 IBC 2305.3.1.1) AND 2" MINIMUM EMBEDMENT.
- FOR SW2 AND SW4 2" NOMINAL SILL PLATE MAY BE USED INSTEAD OF 3" NOMINAL SILL PLATE IF ANCHOR BOLT SPACING IS REDUCED BY HALF (2006 IBC 2305.3.1.1).
- FOR SW3 SILL PLATE SW4 AND SW7 2" NOMINAL FRAMING STITCHED TOGETHER WITH (2) 10d NAILS @ 6" O.C. MAY BE USED INSTEAD OF 3" NOMINAL FRAMING AT ABUTTING PANEL EDGES (2006 IBC TABLE 2306.4.1.1).

**A2.2**

JOB NO. \_\_\_\_\_  
SHEET \_\_\_\_\_

SEE PLOT STAMP

CHECKED  
KBH

DATE \_\_\_\_\_

**PLAN 1100 OPTION 3&4**

SPANISH FORK UTAH

**MAIN FLOOR PLAN ( 1 BEDROOM OPTION )**

**KEN FARRIS** ARCHITECT

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