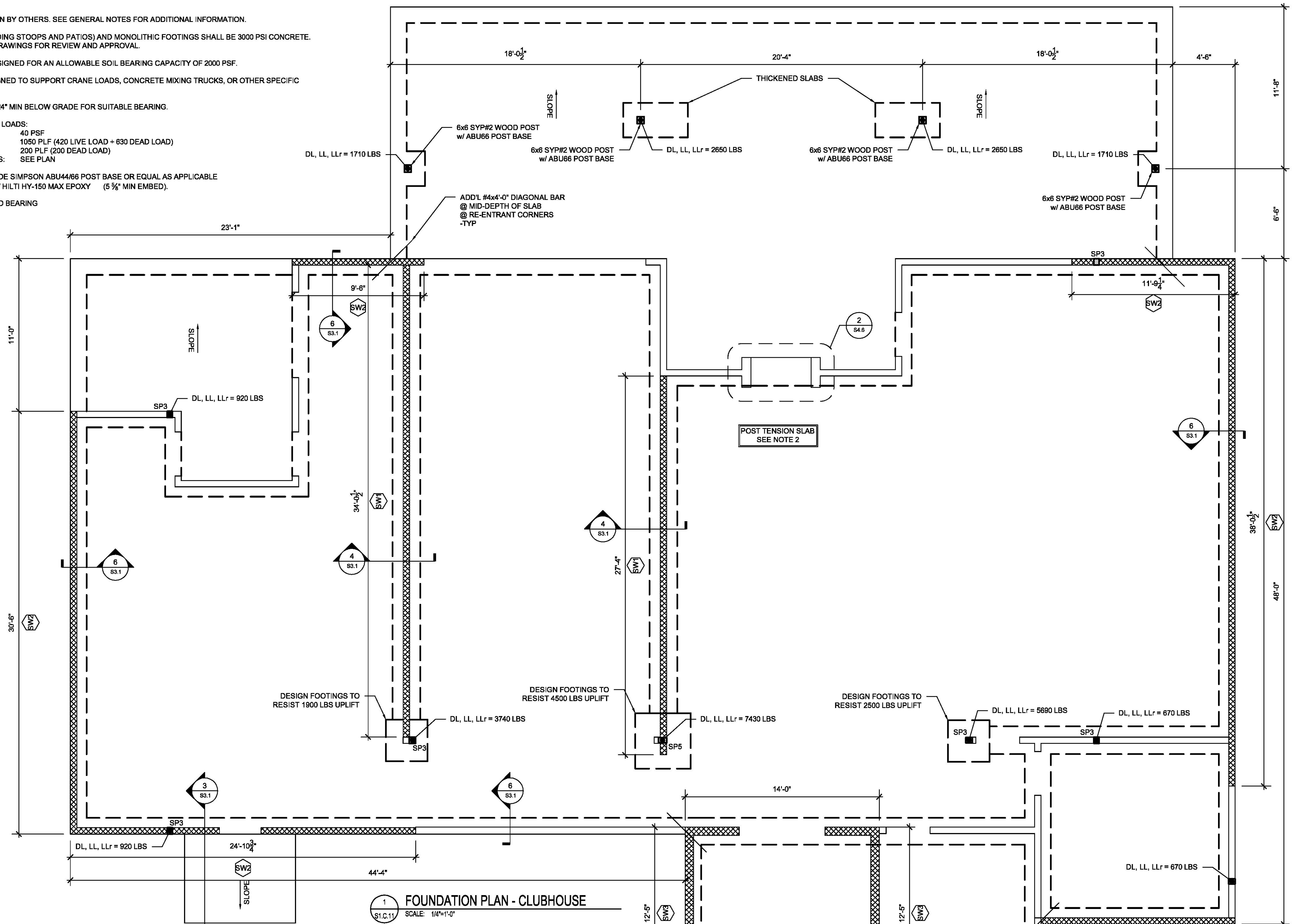


**FOUNDATION PLAN NOTES:**

- FOUNDATION SYSTEM DESIGN BY OTHERS. SEE GENERAL NOTES FOR ADDITIONAL INFORMATION.
- POST-TENSION SLAB (INCLUDING STOOPS AND PATIOS) AND MONOLITHIC FOOTINGS SHALL BE 3000 PSI CONCRETE. F.F.E. = 0'-0". SUBMIT SHOP DRAWINGS FOR REVIEW AND APPROVAL.
- FOUNDATIONS SHALL BE DESIGNED FOR AN ALLOWABLE SOIL BEARING CAPACITY OF 2000 PSF.
- BUILDING SLAB IS NOT DESIGNED TO SUPPORT CRANE LOADS, CONCRETE MIXING TRUCKS, OR OTHER SPECIFIC CONSTRUCTION LOADINGS.
- FOUNDATIONS SHALL BEAR 24" MIN BELOW GRADE FOR SUITABLE BEARING.
- POST TENSION SLAB DESIGN LOADS:  
LIVE LOAD: 40 PSF  
MAX EXTERIOR WALL: 1050 PLF (420 LIVE LOAD + 630 DEAD LOAD)  
MAX INTERIOR WALL: 200 PLF (200 DEAD LOAD)  
CONCENTRATED LOADS: SEE PLAN
- AT WOOD POST BASE PROVIDE SIMPSON ABU44/66 POST BASE OR EQUAL AS APPLICABLE W/ 3/4" DIA THREADED ROD W/ HILTI HY-150 MAX EPOXY (5 3/4" MIN EMBED).
- ALL WALLS SHOWN ARE LOAD BEARING

**LATERAL FORCE RESISTING SYSTEM**

- X-DIRECTION (PLAN E-W):  
LIGHT FRAMED WALLS SHEATHED WITH WOOD STRUCTURAL PANELS  
R = 6.5 Cs = 0.042
- Y-DIRECTION (PLAN N-S):  
LIGHT FRAMED WALLS SHEATHED WITH SHEAR PANELS  
R = 2.0 Cs = 0.137
- X-DIRECTION BASE SHEAR = 13.6 KIPS (WIND CONTROLS)  
Y-DIRECTION BASE SHEAR = 21.4 KIPS (WIND CONTROLS)

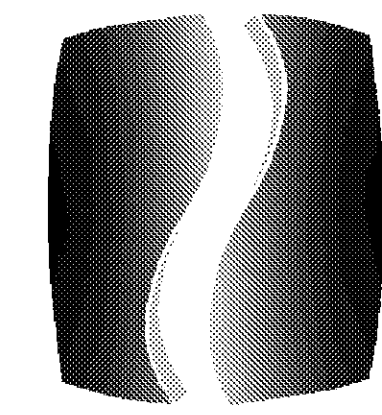


**FOUNDATION PLAN - CLUBHOUSE**  
SCALE: 1/4"=1'-0"

WALL SCHEDULE							
WALL MARK DESCRIPTION	LEVEL	STUD SIZE & SPACING	SHEATHING	SHEATHING ATTACHMENT EDGE NAILING	BLOCKING	BOTTOM PLATE ATTACHMENT	HOLD-DOWN CONNECTOR AT END OF SHEARWALL
SW1 LOAD BEARING INTERIOR SHEAR WALL	FOUNDATION TO LEVEL2	2X6 @ 16" OC	5/8" GYP EACH FACE	6d @ 4" OC	YES	3/4" DIA THREADED ROD W/ HILTI HY-150 MAX EPOXY (3" MIN EMBED) @ 48" OC	SIMPSON DTT2Z HOLD DOWN W/ (1) 3/4" DIA THREADED ROD W/ HILTI HY-150 MAX (5 3/4" MIN EMBED)
SW2 LOAD BEARING EXTERIOR SHEAR WALL	FOUNDATION TO LEVEL2	2X6 @ 16" OC	7/16" OSB EXT. SIDE	8d @ 4" OC	YES	3/4" DIA THREADED ROD W/ HILTI HY-150 MAX EPOXY (3" MIN EMBED) @ 48" OC	SIMPSON HDU2-SDS2.5 HOLD DOWN W/ (1) 3/4" DIA THREADED ROD W/ HILTI HY-150 MAX (5 3/4" MIN EMBED)
SW3 LOAD BEARING EXTERIOR SHEAR WALL	TOWER FRAMING	2X6/8 @ 16" OC	7/16" OSB EXT. SIDE	SEE S4.5	YES	3/4" DIA THREADED ROD W/ HILTI HY-150 MAX EPOXY (3" MIN EMBED) @ 32" OC	SIMPSON HTTS HOLD DOWN W/ (1) 3/4" DIA THREADED ROD W/ HILTI HY-150 MAX (5 3/4" MIN EMBED)
TYPICAL LOAD BEARING INT. WALL	FOUNDATION TO LEVEL2	2X6 @ 16" OC	5/8" GYP	6d @ 7" OC	NO	3/4" DIA THREADED ROD W/ HILTI HY-150 MAX EPOXY (3" MIN EMBED) @ 48" OC	NONE REQ'D
TYPICAL LOAD BEARING EXT. WALL	FOUNDATION TO LEVEL2	2X6 @ 16" OC	7/16" OSB EXT. SIDE	10d @ 6" OC	YES	3/4" DIA THREADED ROD W/ HILTI HY-150 MAX EPOXY (3" MIN EMBED) @ 48" OC	NONE REQ'D

**WALL FRAMING NOTES:**

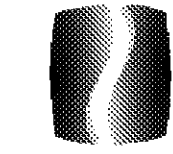
- REFER TO TYPICAL DETAILS FOR TYPICAL SHEARBEARING WOOD WALL CONSTRUCTION.
- OSB SHEATHING SHALL BE GRADE STRUCTURAL 1, EXPOSURE 1.
- SHEATHING SHALL BE CONTINUOUS ALONG SHEARWALLS, SEPARATION WALLS, AND EXTERIOR WALLS. HOLD ALL INTERSECTING WALLS APPROX 1" OFFSET FROM WALL FOR CONTINUOUS SHEATHING.
- ORIENT SHEATHING W/ LONG DIMENSION PERPENDICULAR TO VERTICAL STUDS AND STAGGER JOINTS.
- FIELD NAILING TO BE AT 12" OC MIN.
- UNO ALL SILL PLATES SHALL BE PRE-TREATED.
- ALL UNSUPPORTED EDGES SHALL BE BLOCKED WITH 2x4 STUDS (MIN).
- NAILS AT PANEL EDGES SHALL BE STAGGERED
- ANCHORS IN CONTACT WITH PRE-TREATED WOOD OR EXPOSED SHALL BE MECHANICALLY OR HOT-DIPPED GALVANIZED.
- ALIGN VERTICAL STUDS ABOVE AND BELOW A FLOOR LINE. PROVIDE EQUIVALENT SIZE BLOCKING FOR POINT LOADS.
- EPOXY ANCHORS TO HAVE 2" MIN CONC EDGE DISTANCE
- CONTRACTOR OPTION: 1/2" ZIP IT" WALL SHEATHING PRODUCT MAY BE USED IN LIEU OF OSB SHEATHING



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SEAL

**ISSUE & REVISION RECORD**

#	DATE	DESCRIPTION
07/07/14		BID SET

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**PROJECT**

**SPRINGS AT FREMAUX TOWN CENTER**  
SLIDELL, LA

**CLIENT**

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PHILLIPS JOB NUMBER 1333104

ISSUE DATE 07/07/14

DRAWN BY/CHECKED BY IS/ITDV

DRAWING TITLE

**FOUNDATION PLAN - CLUBHOUSE**

SHEET NUMBER

**S1.C.11**

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