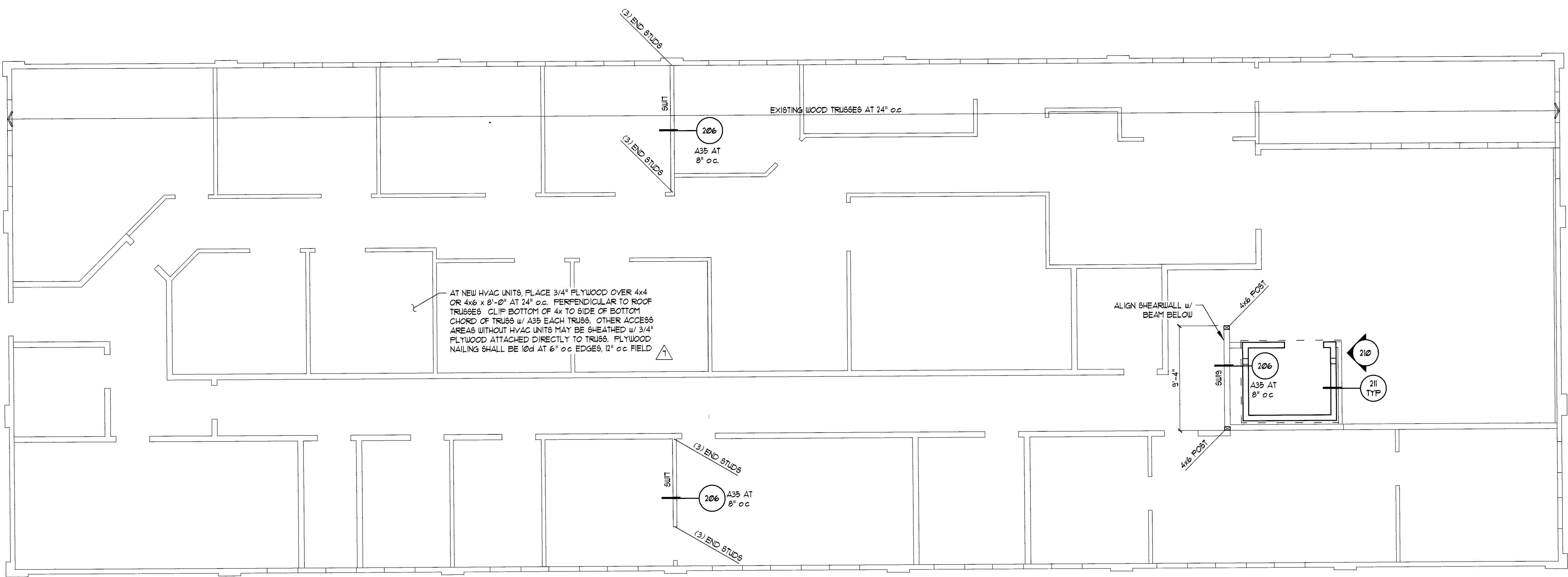




BUILDING 2 – ROOF FRAMING PLAN
SCALE: 3/16" = 1'-0"

- FRAMING PLAN NOTES**
- A. TYPICAL NEW WALL FRAMING UNLESS NOTED OTHERWISE ON PLANS SHALL BE 2x4 AT 16" o.c.
 - B. K5 DENOTES KING STUD. 1 DENOTES TRIMMER STUD. MINIMUM (1) K5 AND (1) 1 REQ'D AT ALL OPENINGS. (2) K5 REQ'D AT ALL OPENINGS 8'-0" AND LARGER UNO.
 - C. LENGTH OF DOUBLE TOP PLATE SPLICE SHALL BE MINIMUM 3'-0" w/ (20) 16d SINKERS EACH SIDE OF JOINT STAGGERED AND SPACED EVENLY. PLACE STUD BELOW CENTER OF SPLICE.
 - D. PLUMBING AND ELECTRICAL PENETRATIONS THROUGH TOP PLATES AT SHEARWALLS AND LOAD BEARING WALLS SHALL BE A ROUND HOLE 2 1/2" DIA MAX. CENTERED IN TOP PLATE. TOP PLATES SHALL NOT BE NOTCHED. INSTALL SHIPSON C586 w/ (8) 8d NAILS ON EACH SIDE OF PENETRATION ON BOTH TOP PLATES. NO STRAP REQ'D FOR PENETRATIONS 1" DIA. OR LESS.
 - E. SUI, SUD, SUB, ... DENOTES SHEAR WALL TYPE PER SCHEDULE THIS SHEET.
 - F. EXCEPT WHERE NOTED OTHERWISE AT SHEARWALLS, SHEATHE ALL NEW EXTERIOR WALL SURFACES w/ 3/8" PLYWOOD w/ 8d AT 6" o.c. EDGE AND 8d AT 12" o.c. FIELD.
 - G. REMOVE CELOTEX AND 3/8" PLYWOOD BELOW LOAD BEARING WALLS AND SHEARWALLS.

- SHEAR WALL (SW) SCHEDULE**
- A. WALL STUDS SHALL BE PLACED AT 16" o.c. MAX. FRAMING AND BLOCKING AT EDGES (WHERE NOTED) SHALL BE 2x MIN. UNO.
 - B. PROVIDE (2) FULL HEIGHT END STUDS (MIN) EACH END OF SHEAR WALL UNLESS NOTED OTHERWISE ON PLANS OR DETAILS. HOLDDOWS AS SPECIFIED ON PLAN SHALL BE ATTACHED TO DOUBLE STUD OR POST PER MFR SPEC'S. STITCH NAIL STUDS w/ 16d AT 6" o.c. STAGGERED. SHEAR WALLS SUI THRU SUB MAY BE CONSTRUCTED WITH ONE END STUD, PROVIDED HOLDDOWS ARE NOT SPECIFIED AT ENDS.
 - C. PLYWOOD OR GYPBOARD PANELS MAY BE INSTALLED EITHER HORIZONTAL OR VERTICAL UNO. ON PLAN OR WHERE SPECIFICALLY REQUIRED BY PANEL MFR. GYPBOARD PANELS 24" WIDE OR LESS MUST BE INSTALLED HORIZONTAL.
 - D. PROVIDE CONT. DOUBLE 2x TOP PLATE AT ALL SHEAR WALLS. PROPERLY INSTALLED SPLICE SHALL CONSTITUTE CONTINUOUS TOP PLATE.
 - E. USE AS NOTED PER GSN DETAILS AND THIS SCHEDULE FOR BOTTOM PLATE ATTACHMENT AT FOUNDATION. USE STAGGERED NAILS NOTED THIS SCHEDULE FOR BOTTOM PLATE ATTACHMENT AT ELEVATED SHEAR WALLS. SEE SCHEDULE FOR APPLICATION AND REQUIREMENTS FOR ANCHOR BOLT SUBSTITUTIONS.
 - F. WHERE NOTED ON PLANS, SHEAR WALLS SHALL EXTEND BETWEEN OPENINGS OR ENDS OF WALL UNLESS LENGTH IS NOTED. WHERE SHEATHING IS INTERRUPTED BY INTERSECTING WALL, PROVIDE CONTINUITY CHANNEL BLOCKING PER TYPICAL DETAIL.
 - G. NAIL TYPE SHALL BE AS NOTED IN GSN. SUBSTITUTION OF ALTERNATE NAILS OR STAPLES NOT PERMITTED w/o PRIOR WRITTEN APPROVAL OF ENGINEER. ALL NAILS AT GYPBOARD SHEAR WALLS SHALL BE COOLER OR WALLBOARD NAILS.
 - H. REFER TO TYPICAL DETAIL FOR BLOCKING REQUIREMENTS AT ADJOINING SHEAR WALL PANEL EDGES.

MARK	SHEATHING MATERIAL	EDGE NAILING	FIELD NAILING	BOTTOM PLATE A.B. AT CONC. BOTTOM PLATE NAIL AT WOOD
SUIT	5/8" PLYD BLOCKED ONE SIDE OF WALL. FRAMING AT ADJOINING PANEL EDGES SHALL BE 3x OR WIDER.	16d AT 2' o.c. STAGGER ADJOINING PANEL EDGES	16d AT 12" o.c.	1/2" DIA. A.B. AT 12" o.c. 3/8" DIA. x 6" LONG LAG SCREWS AT 6" o.c.
SUBS	3/4" CDX PLYD BLOCKED ONE SIDE OF WALL. FRAMING AT ALL PANEL EDGES SHALL BE 4x OR WIDER.	(2) ROUB 16d AT 3' o.c. STAGGERED ALL EDGES	16d AT 8' o.c.	5/8" DIA. x 18" A.B. AT 16" o.c. (2 MIN) w/ 3/8" x 2" x 2" WASHERS (SOLE PLATE MUST BE 4x) 3/8" DIA. x 8" LONG LAG SCREWS AT 6" o.c.

JMA ARCHITECTURE STUDIOS
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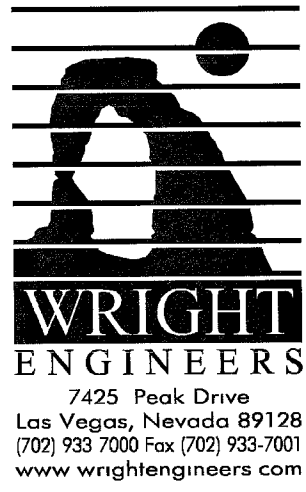
**CITY OF LAS VEGAS
DOWNTOWN SENIOR SERVICES CENTER
NEIGHBORHOOD SERVICES**

RECORD DRAWINGS

OWNER: CITY OF LAS VEGAS
DEPARTMENT OF PUBLIC WORKS
ARCHITECTURAL SERVICES

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OWNER: VAC / SOG
FILE: 613E23458R-1
DATE: MAY 10, 2004
SCALE: 3/16" = 1'-0"
REV NO: 04.1534101
CLIPPING NO: 521-287
FRAMING PLAN
SHEET NO: S2.3



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