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MN LIC: BCG31164  
WI LIC: DC-070800080

CLIENT:  
Project:

LOCATION:  
LOT \_ BLK\_ DEVELOPMENT

Street  
CITY  
MN ZIP  
JOB #:

REVISION 1	
REVISION 2	
REVISION 3	
REVISION 4	
REVISION 5	
REVISION 6	
REVISION 7	
REVISION 8	
REVISION 9	
REVISION 10	
REVISION 11	
FINAL	3.7.23

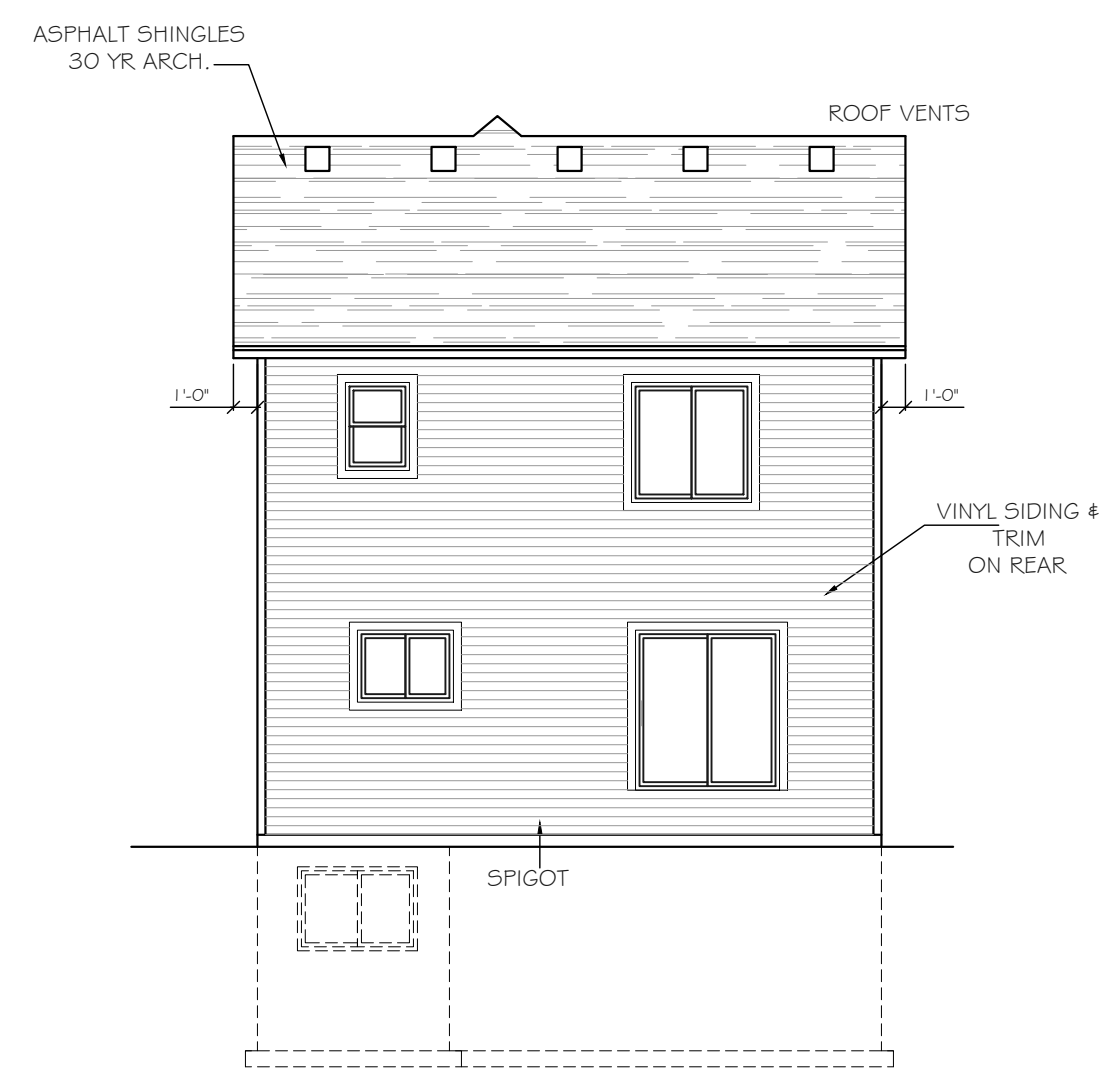
All changes after above date will be done according to F.F.H. Change Order Policy

Homeowner Signature

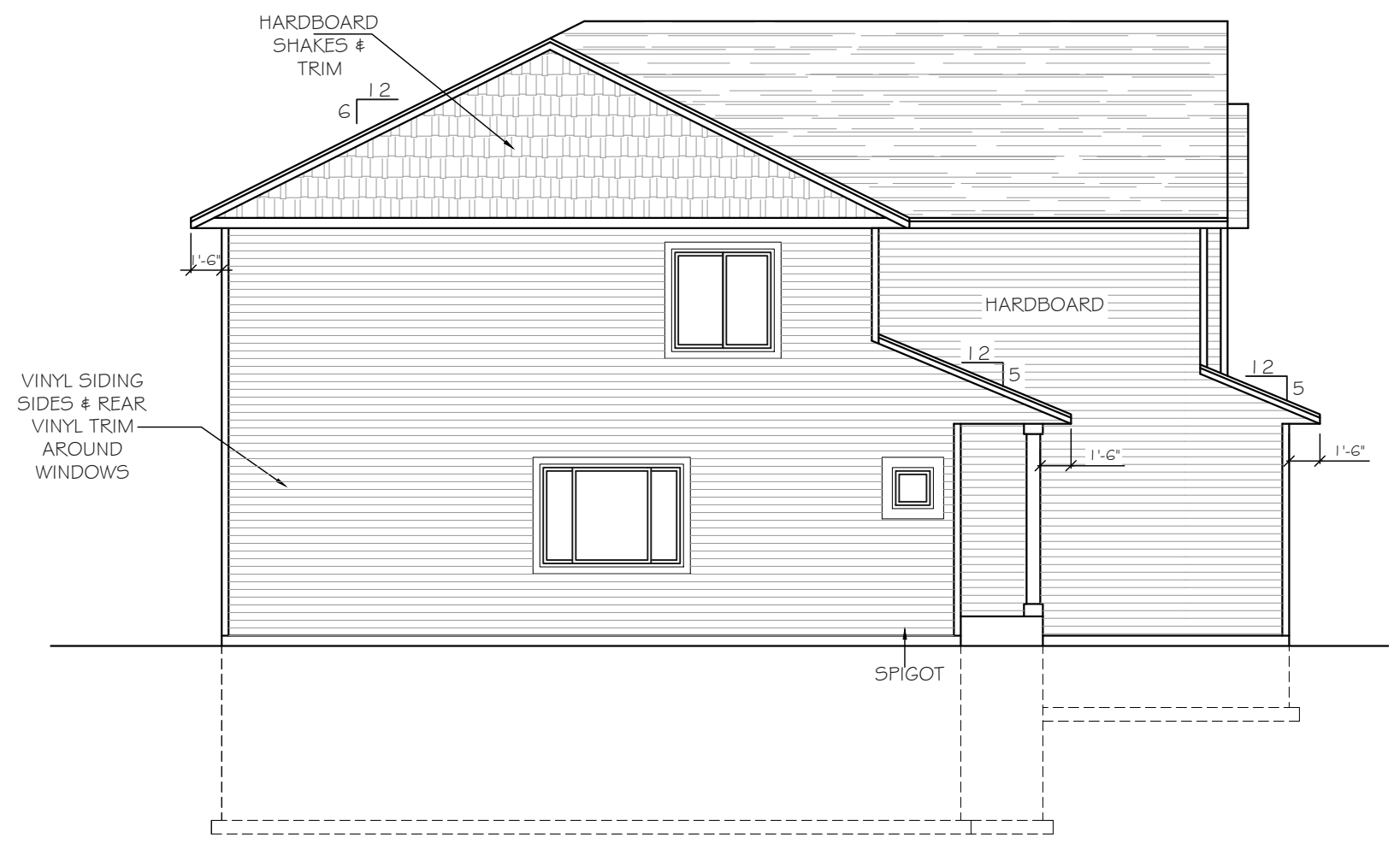
Agent:  
Plan: LILLIAN  
Total Foundation: 1280  
House Foundation: 858  
Finished: 2046  
Unfinished: 836

Scale: 1/8" = 1'-0"

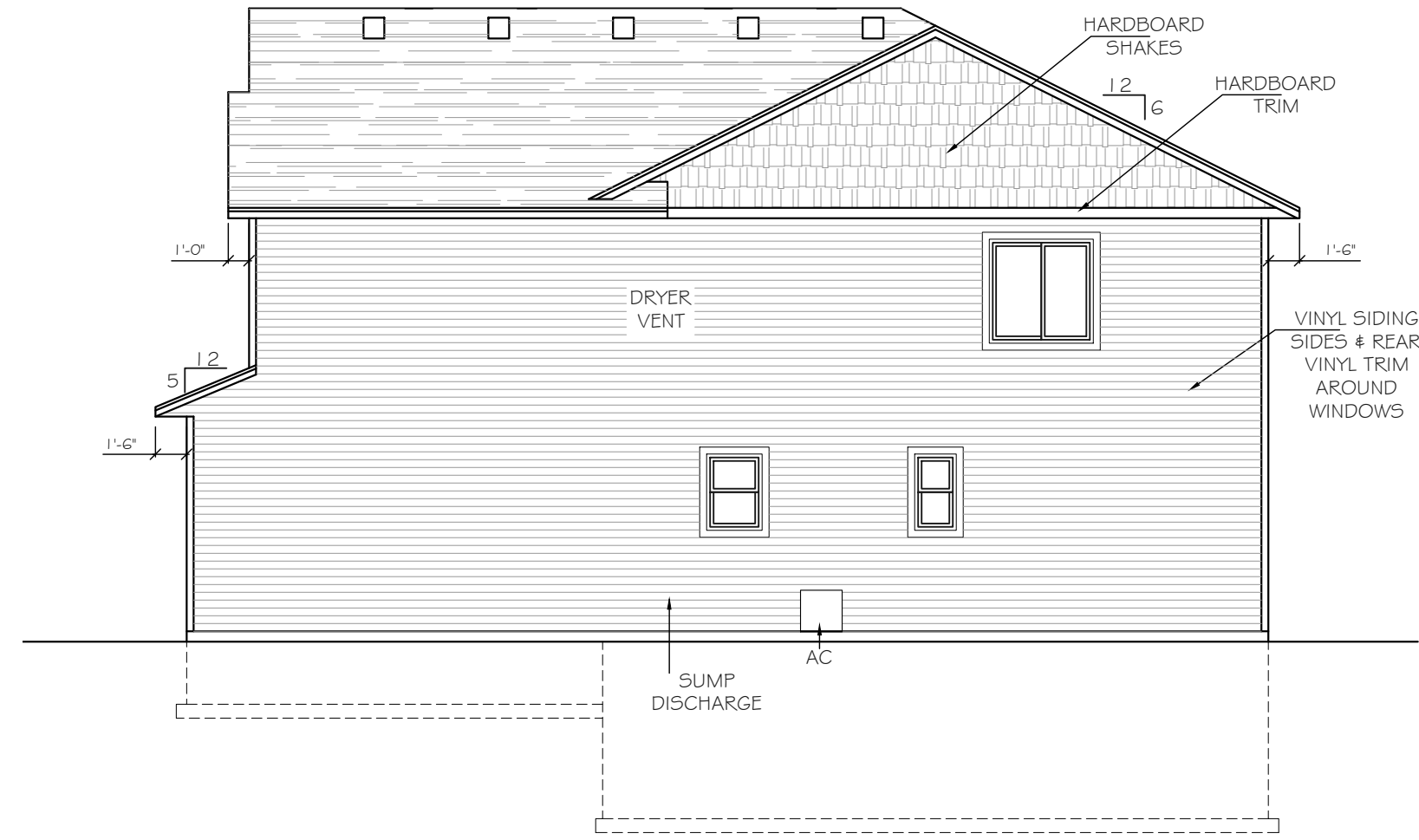
Fin Sq Ft: 2046



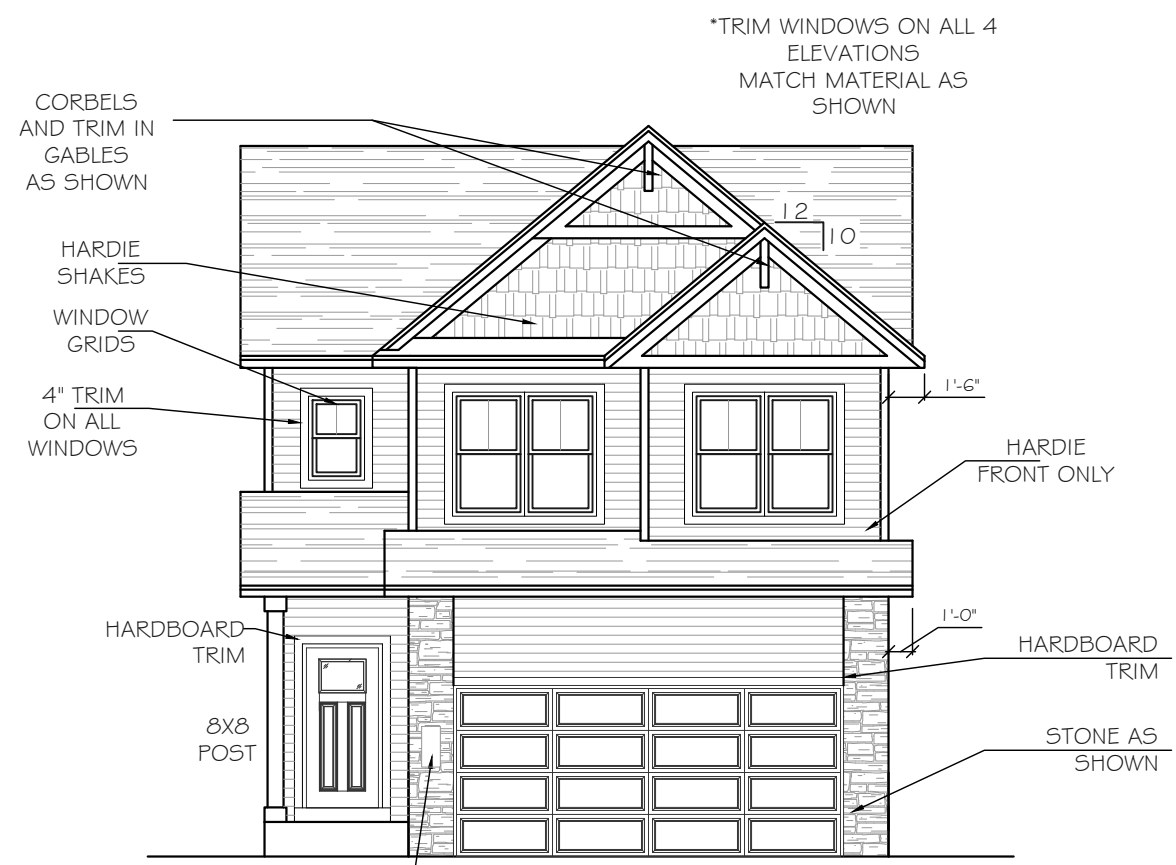
REAR ELEVATION  
SCALE: 1/8" = 1'-0"



LEFT ELEVATION  
SCALE: 1/8" = 1'-0"

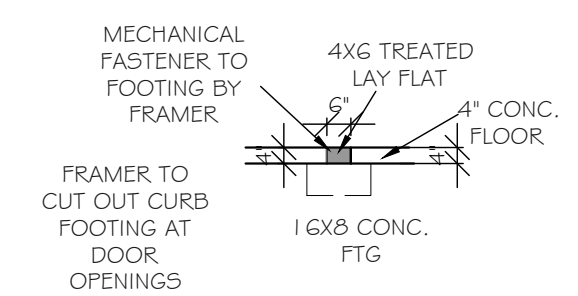
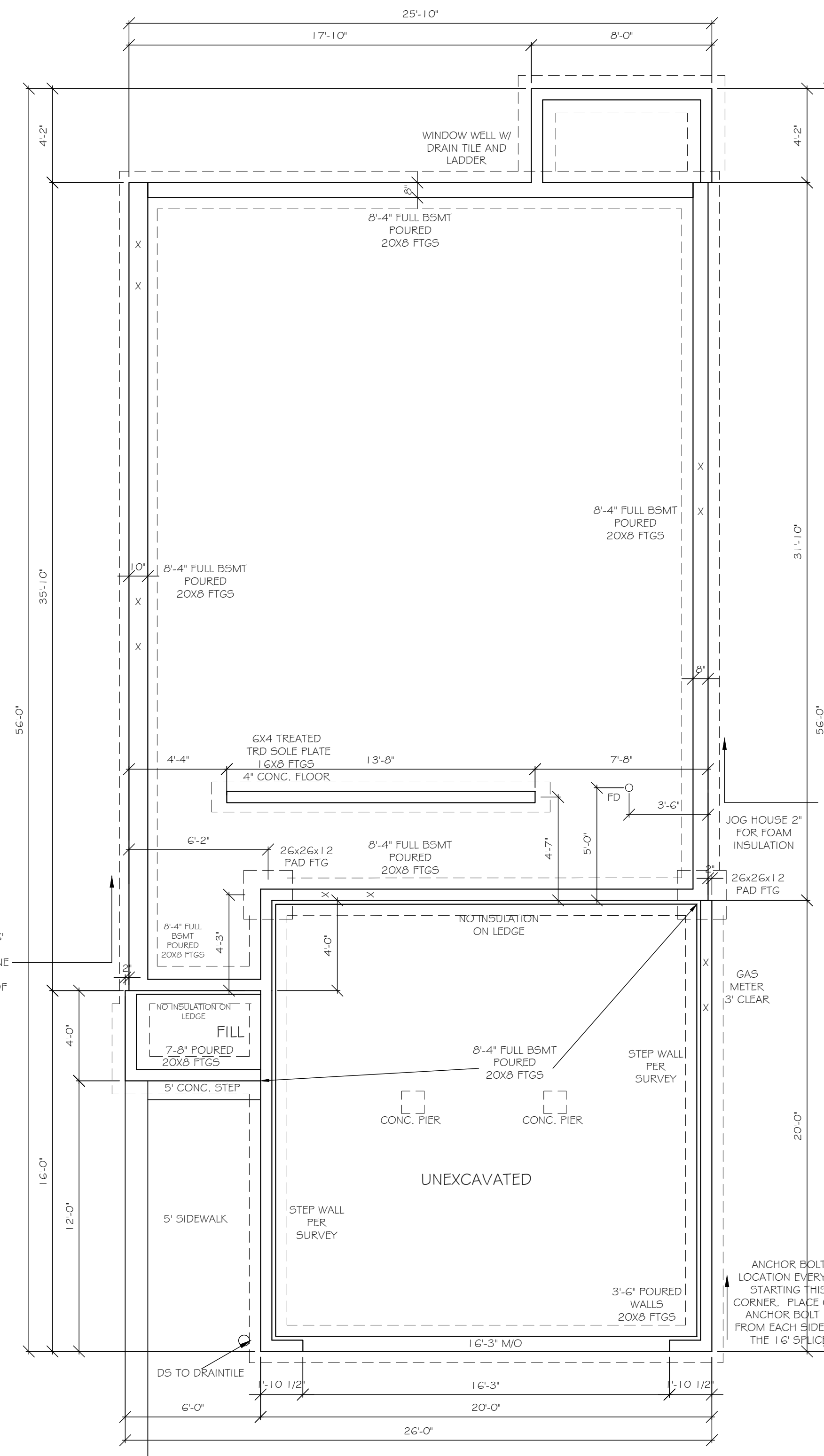


RIGHT ELEVATION  
SCALE: 1/8" = 1'-0"



FRONT ELEVATION  
SCALE: 1/8" = 1'-0"

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**FRAMER NOTE:**  
 INTERIOR  
 CURB DETAIL FOR 2X6  
 BEARING WALL

**\*ANCHOR BOLTS  
 PLACED ACCORDING  
 TO IRC SECTION 404-  
 R.404.1 (3)  
 TABLE R404.1(1)**

**DOUBLES AT 16'  
 PLATE SPLICES SO  
 BOLT @ 15' & 17'**

**ANCHOR BOLTS  
 CENTER ON WALL WITH  
 FOAM**

**ANCHOR BOLTS 1 3/4"  
 INSIDE FROM WALLS  
 WITH NO FOAM**

ANCHOR BOLT  
 LOCATION EVERY 6'  
 STARTING THIS  
 CORNER. PLACE ONE  
 ANCHOR BOLT 1'  
 FROM EACH SIDE OF  
 THE 16' SPLICE

ANCHOR BOLT  
 LOCATION EVERY 6'  
 STARTING THIS  
 CORNER. PLACE ONE  
 ANCHOR BOLT 1'  
 FROM EACH SIDE OF  
 THE 16' SPLICE

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Homeowner  
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Agent:  
 Plan: LILLIAN  
 Total Foundation: 1280  
 House Foundation: 858  
 Finished: 2046  
 Unfinished: 836

Scale: 1/4" = 1'-0"

Fin Sq Ft:

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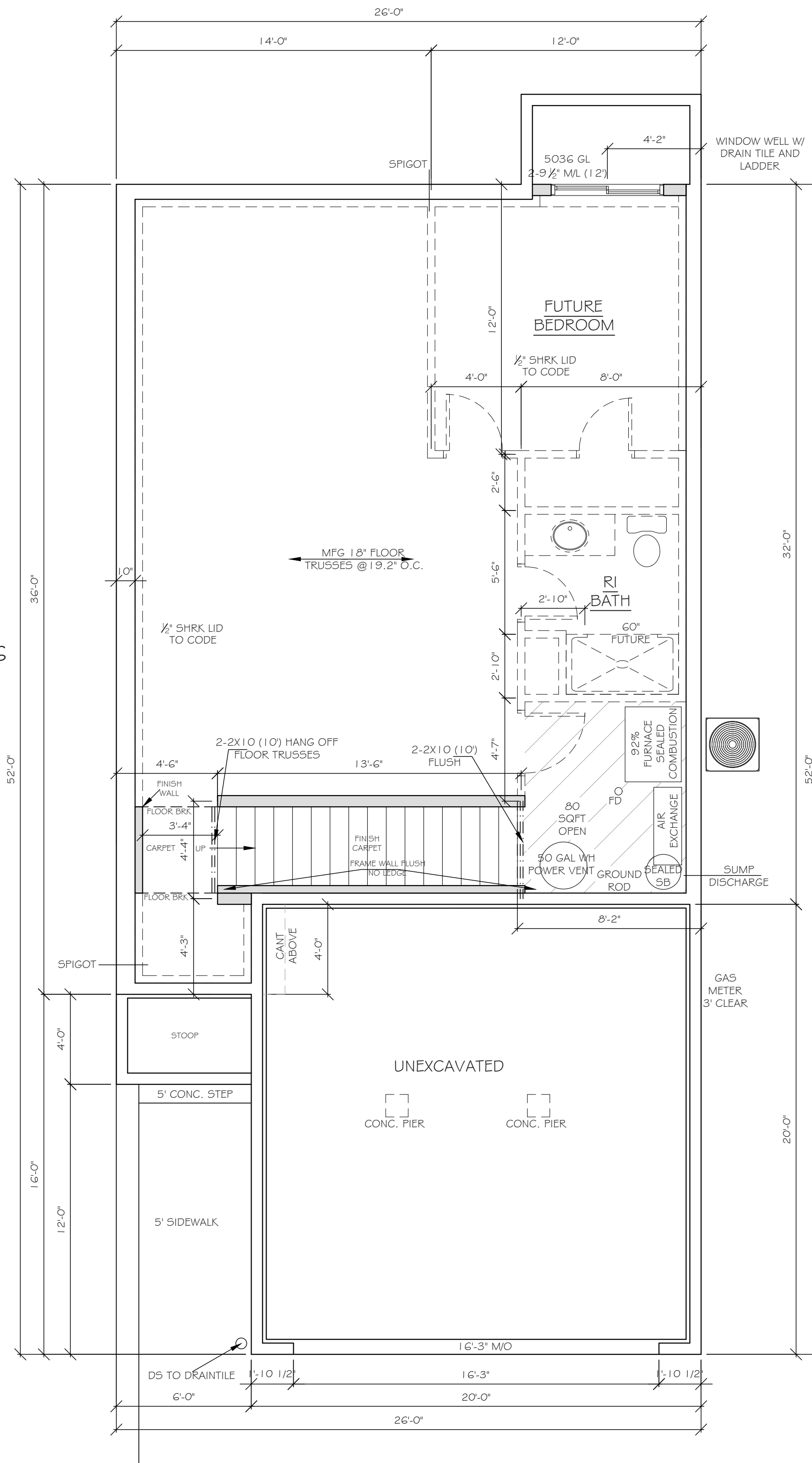
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Homeowner  
 Signature

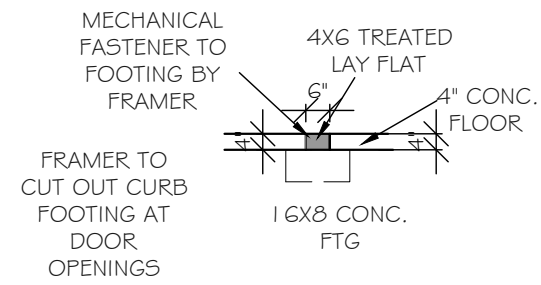
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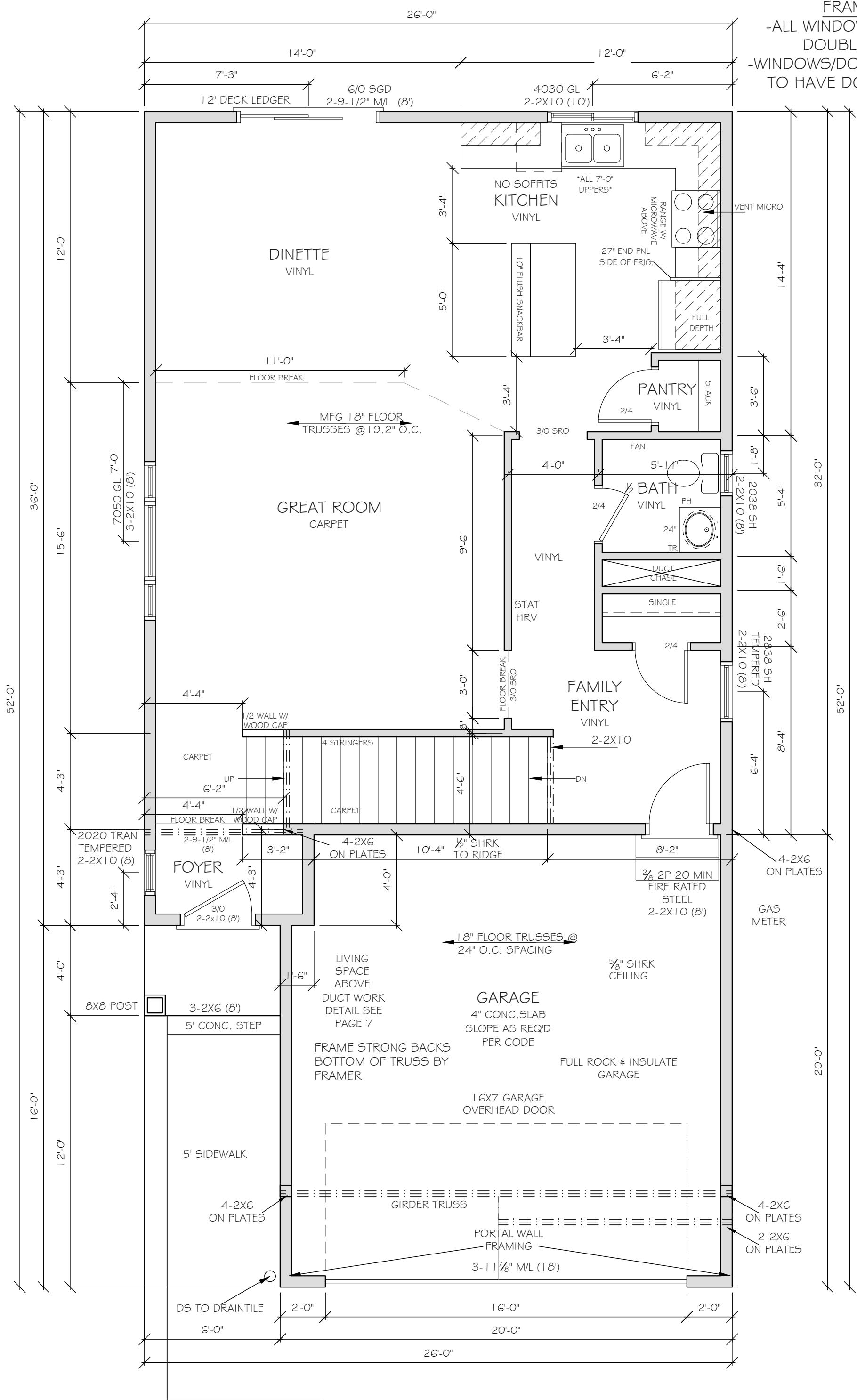
Fin Sq Ft: 22



**FRAMER NOTES:**  
 -ALL WINDOWS/DOOR TO HAVE DOUBLE JACK STUDS  
 -WINDOWS/DOORS LARGER THAN 8' TO HAVE DOUBLE KING STUDS



**FRAMER NOTE:**  
 INTERIOR CURB DETAIL FOR 2X6 BEARING WALL



**FRAMER NOTES:**  
 -ALL WINDOWS/DOOR TO HAVE DOUBLE JACK STUDS  
 -WINDOWS/DOORS LARGER THAN 8' TO HAVE DOUBLE KING STUDS

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Homeowner Signature

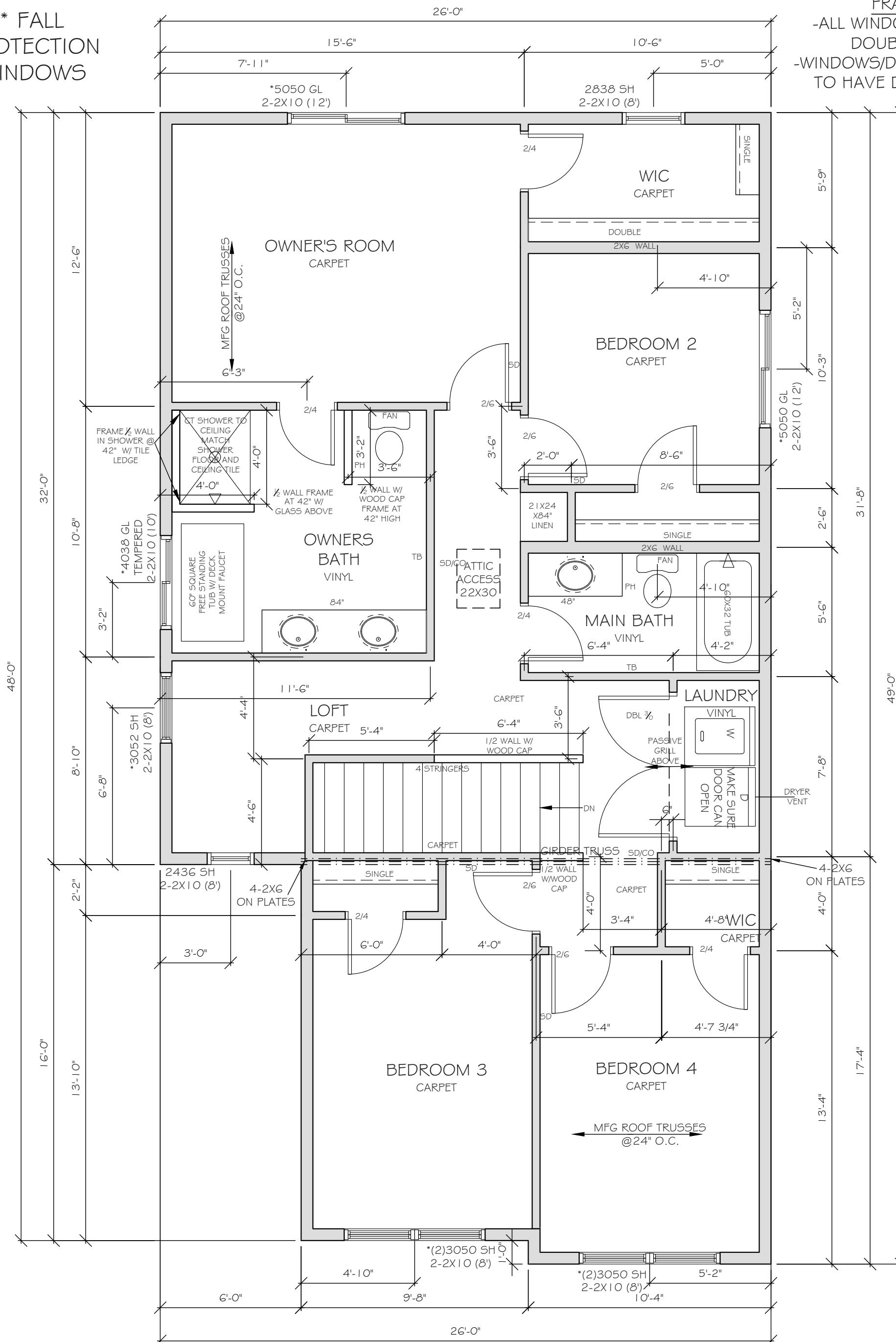
Agent:  
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 Unfinished: 836

Scale: 1/4" = 1'-0"

Fin Sq Ft: 862

\* FALL PROTECTION WINDOWS

FRAMER NOTES:  
-ALL WINDOWS/DOOR TO HAVE DOUBLE JACK STUDS  
-WINDOWS/DOORS LARGER THAN 8' TO HAVE DOUBLE KING STUDS



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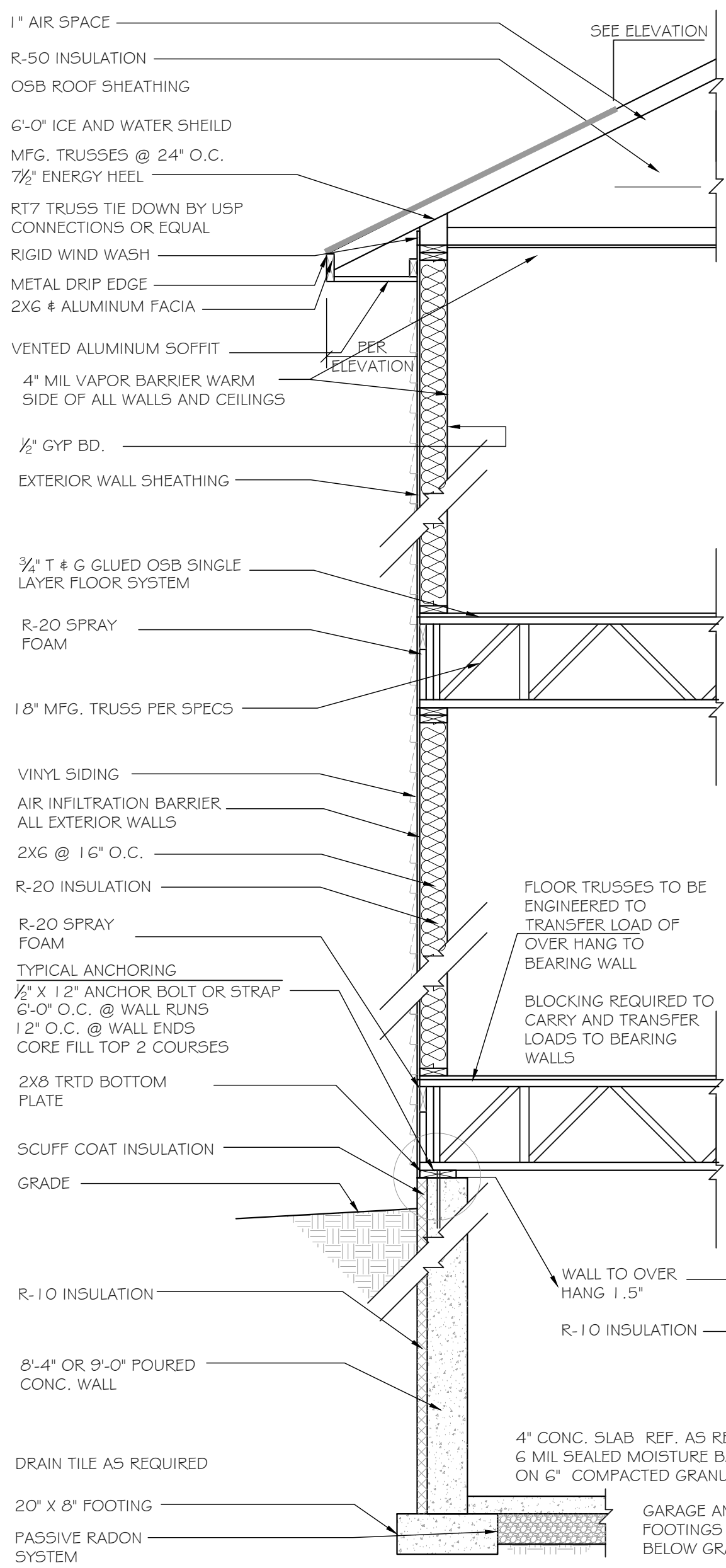
Homeowner Signature

Agent:  
Plan: LILLIAN  
Total Foundation: 1280  
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Finished: 2046  
Unfinished: 836

Scale: 1/4" = 1'-0"  
Fin Sq Ft: 1162

\*\*NOTE: WALL CONSTRUCTED CAPABLE OF ACCOMADATING ALL LOADS IMPOSED MEETING THE REQUIREMENTS OF IRC 2015

NOTE: VENT 1/300TH ROOF 1/2 IN SOFFIT  
1/2 IN ROOF NEAR RIDGE  
FLASH ABOVE ALL EXTERIOR OPENINGS  
SHINGLES PER ELEVATION/SPECS.  
1.5# FELT  
1/2" ROOF SHEATHING

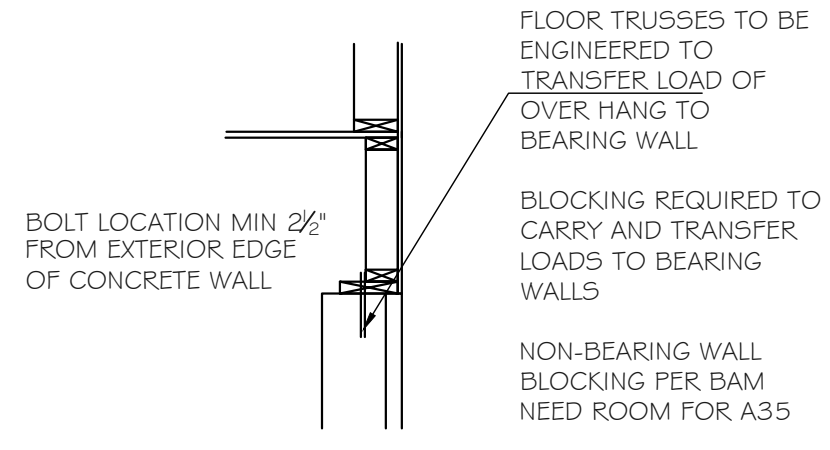


RADON VENT PIPE IN ATTIC -  
INSULATE WITH MIN. R-4 PIPE WRAP

RADON VENT PIPE TERMINATED AT  
LEAST 12" ABOVE SURFACE OF ROOF

MINIMUM 3" ABS OR PVC OR  
EQUIVALENT GAS TIGHT PIPE  
4" PIPE MAY BE MORE EFFECTIVE, BUT  
NOT REQUIRED

SPACE PROVIDED FOR INSTALLATION  
OF A FAN  
- MINIMUM 24" DIAMETER CENTERED  
ON THE AXIS OF THE VENT STACK  
- MINIMUM VERTICAL DISTANCE OF 3  
FEET



NON BEARING EXTERIOR  
FOUNDATION WALLS

ALL STRUCTURAL LUMBER  
2X8 AND ABOVE WILL BE SPF NO. 2 AND BETTER  
ALL 2X4 AND 2X6 STUDS WILL BE WESTERN  
WHITES NO. 2 OR BETTER

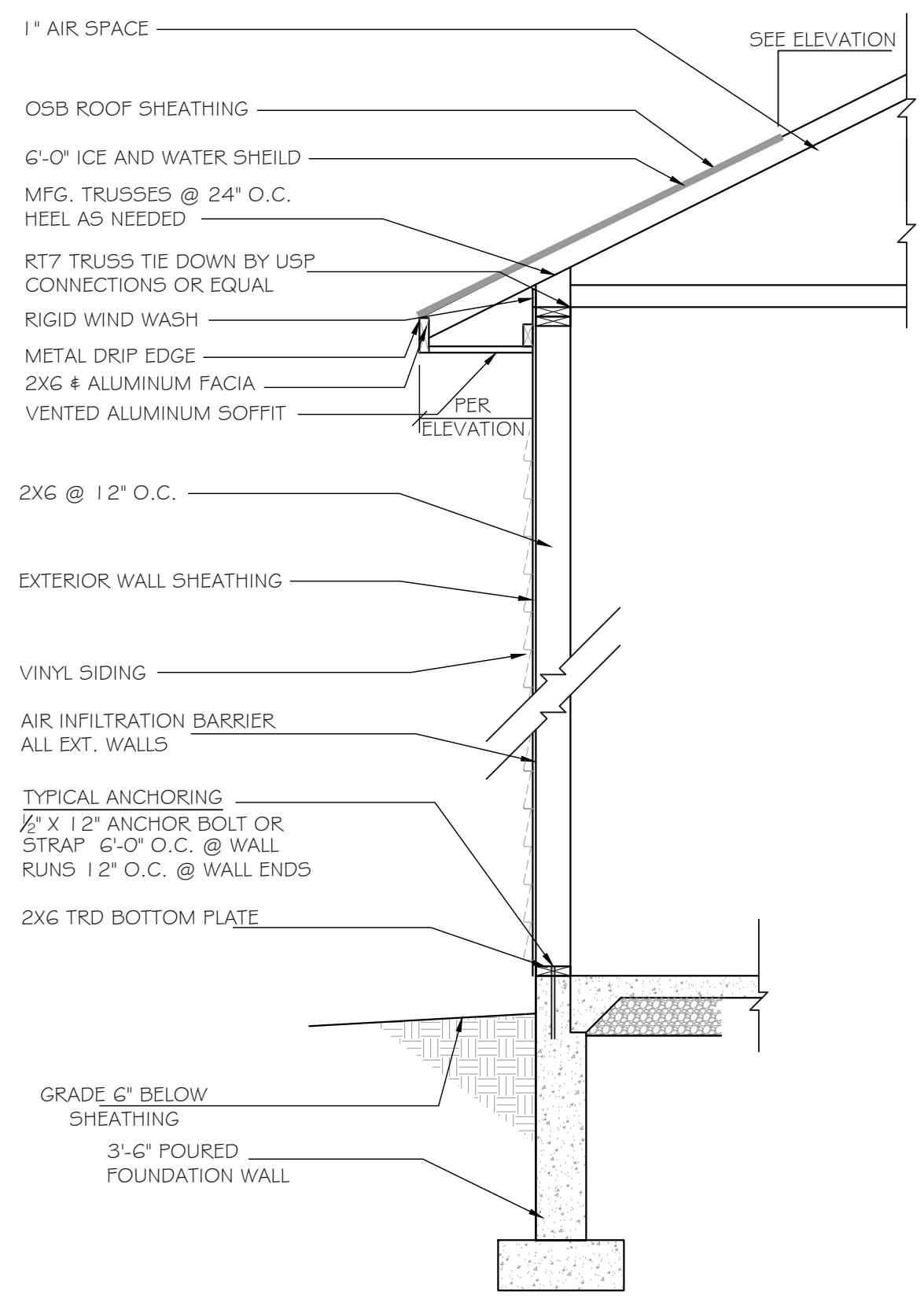
WINDOWS ARE MAXIMUM OF .30  
U-VALUE WITH MAXIMUM SHGC .29  
WINDOW FALL PROTECTION PER  
R312.2.1 AND R312.2.2  
PATIO DOORS .30U AND .26 SHGC  
ALL STEEL DOORS .19U

\*\*NOTE: WATERPROOFING IS THE WATCHDOG METHOD PERFORMED BY  
INSTALLED BUILDING SOLUTIONS. NON DRAINING BOARD INSULATION  
W/ 6 MIL POLY SLIP SHEETHING OVER TOP. ANY QUESTIONS  
REGARDING THIS TYPE OF WATERPROOFING SYSTEM SHOULD BE  
DIRECTED TO BRET JUENKE #651-463-9333

\*\*NOTE: APPROVED VAPOR RETARDER WITH JOINTS  
LAPPED NOT LESS THAN 6" BELOW CONCRETE SLAB

\*\*NOTE: WALL CONSTRUCTED CAPABLE OF ACCOMADATING ALL  
LOADS IMPOSED MEETING THE REQUIREMENTS OF IRC 2020

NOTE: VENT 1/300TH ROOF 1/2 IN SOFFIT  
1/2 IN ROOF NEAR RIDGE  
FLASH ABOVE ALL EXTERIOR OPENINGS  
SHINGLES PER ELEVATION/SPECS.  
1.5# FELT  
1/2" ROOF SHEATHING



GRADE 6" BELOW  
SHEATHING  
3'-6" POURED  
FOUNDATION WALL

ALTERNATE - EXTERIOR R-10  
TOTAL SQ.FT. BETWEEN FINISHED  
GRADE AND TOP OF EACH FOUNDATION  
WALL DOES NOT EXCEED 1.5X TOTAL  
LFT. OF EACH FOUNDATION WALL THAT  
ENCLOSES CONDITIONED SPACE.

75% OF THE BULBS IN PERMANENTLY INSTALLED  
LIGHT FIXTURES MUST BE HIGH EFFICACY. THIS  
REQUIREMENT APPLIES TO INDOOR AND  
OUTDOOR FIXTURES, INCLUDING ACCESSORY  
STRUCTURES AND GARAGES. HIGH EFFICACY  
BULBS ARE: 60 LUMENS/W FOR LAMPS OVER  
40W; 50 LUMENS/W FOR LAMPS OVER 15W TO  
40W; 40 LUMENS/W FOR LAMPS 15W OR LESS

R 404.1 LIGHTING EQUIPMENT  
A MINIMUM OF 75 PERCENT OF THE LAMPS IN  
PERMANENTLY INSTALLED LIGHTING FIXTURES  
SHALL BE HIGH-EFFICACY LAMPS OR A MINIMUM  
OF 75 PERCENT OF THE PERMANENTLY INSTALLED  
LIGHTING FIXTURES SHALL CONTAIN ONLY HIGH  
EFFICACY LAMPS.

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Homeowner  
Signature

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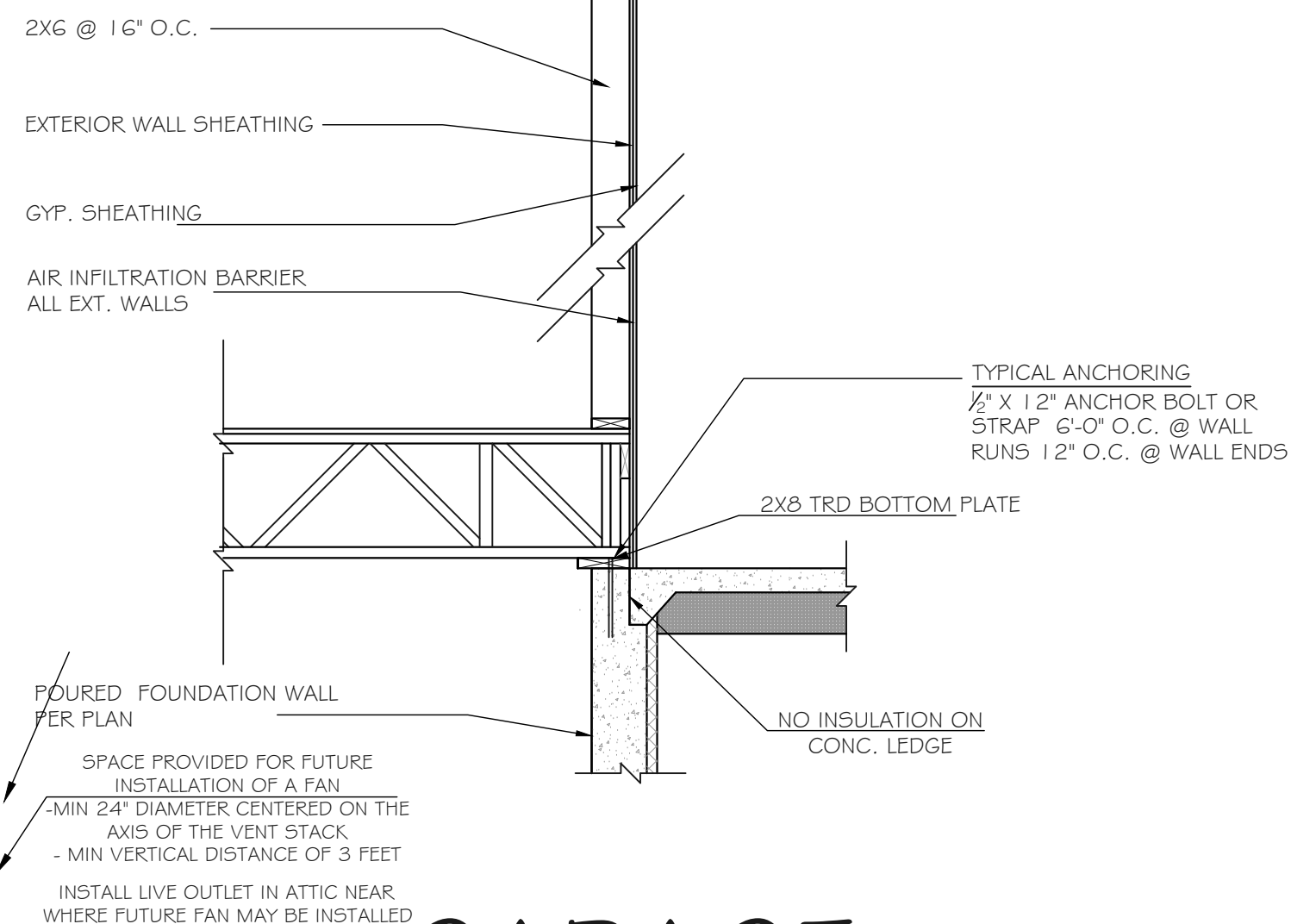
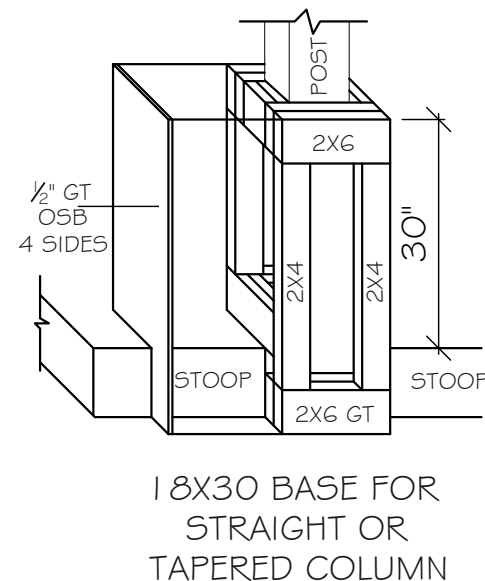
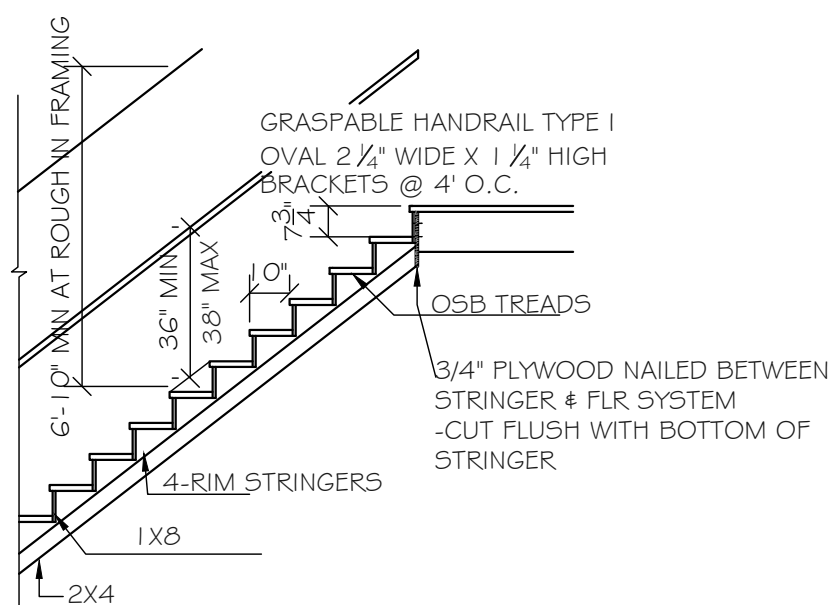
Fin Sq Ft:

# EXTERIOR GARAGE WALL

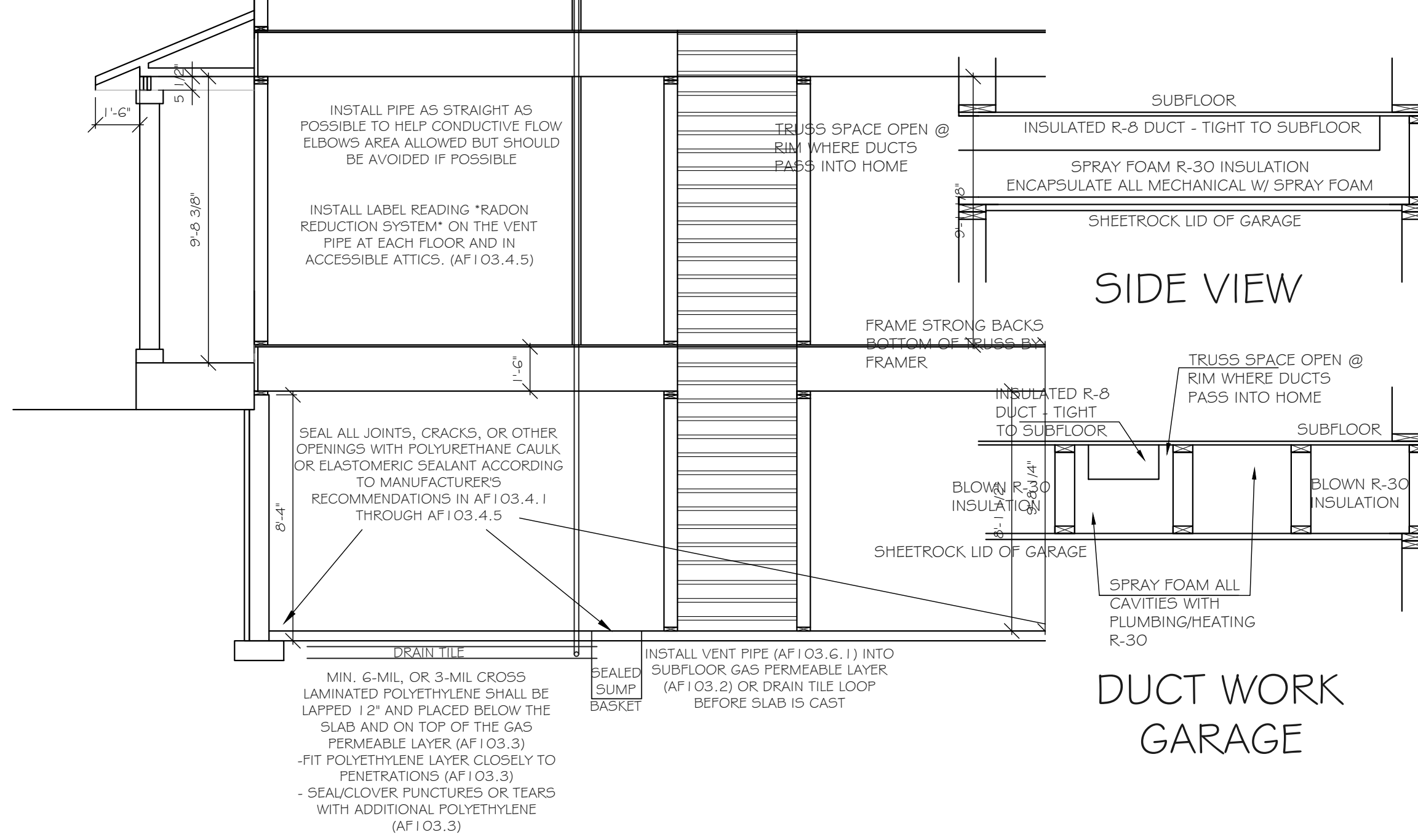
# FULL BASEMENT

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# INTERIOR STAIR DETAIL



# GARAGE COMMON WALL



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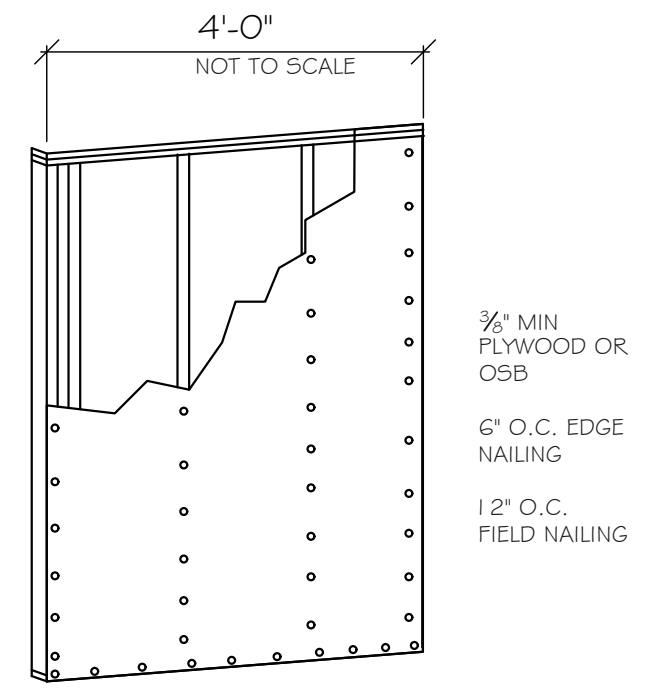
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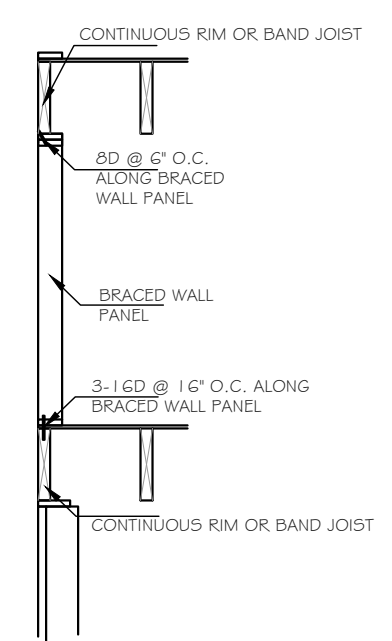
Scale: 1/4" = 1'-0"  
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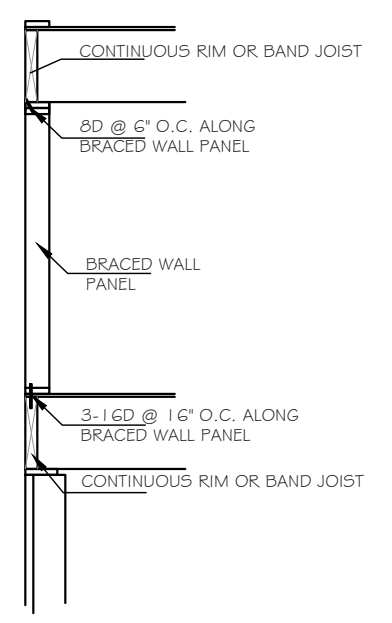
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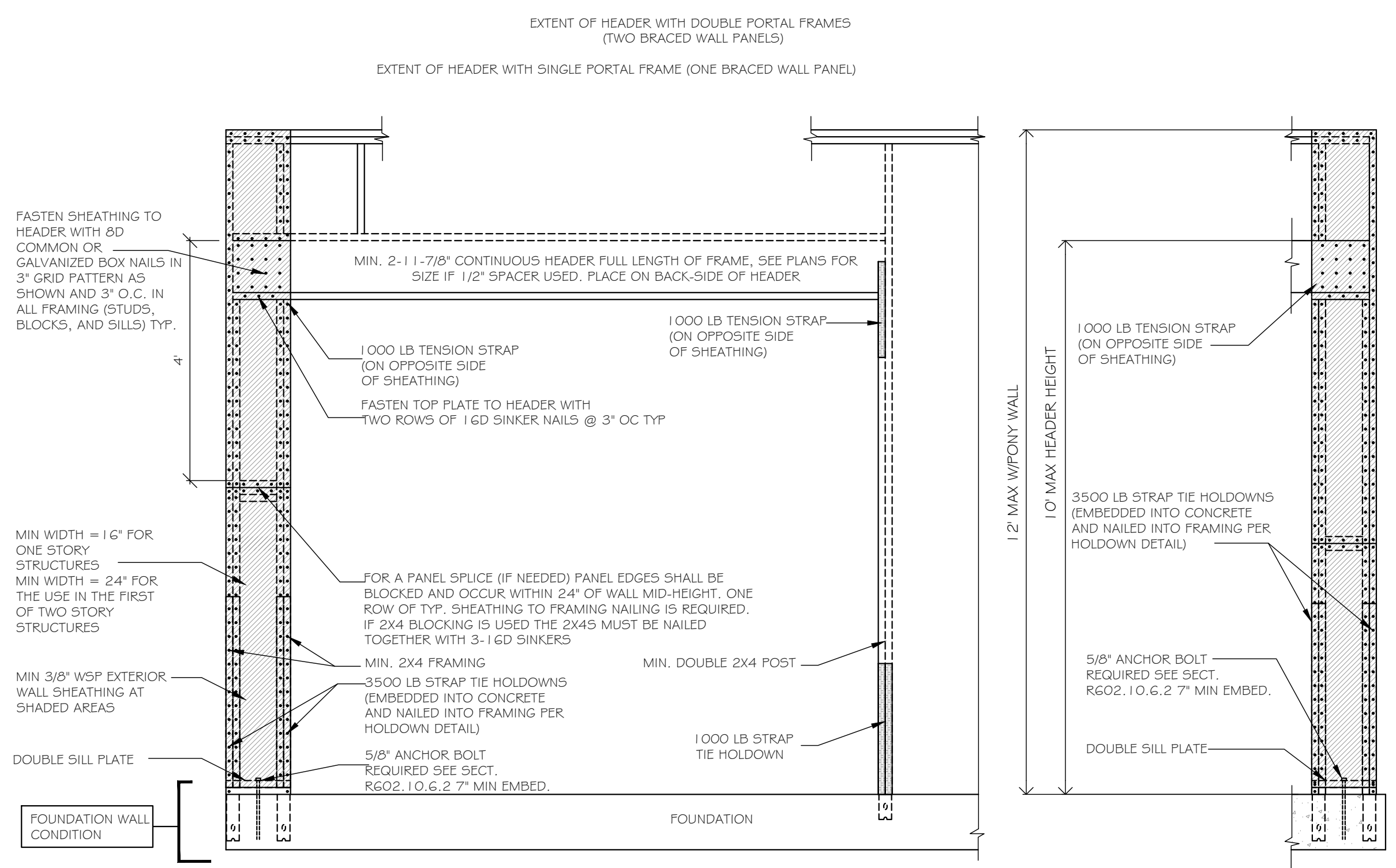
BRACE WALL PANELS: CS WSP  
NOT TO SCALE



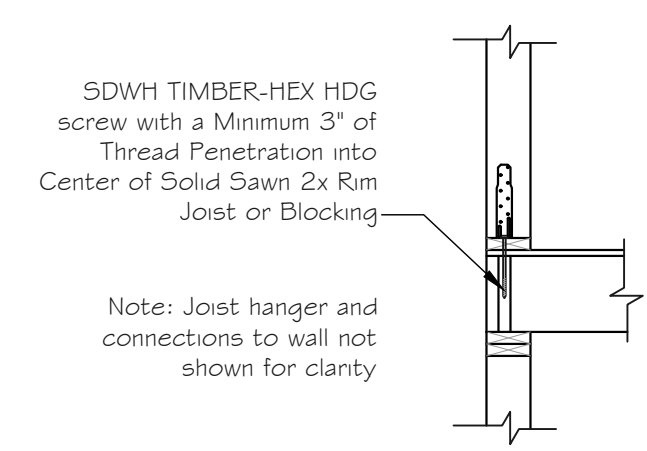
PARALLEL FRAMING



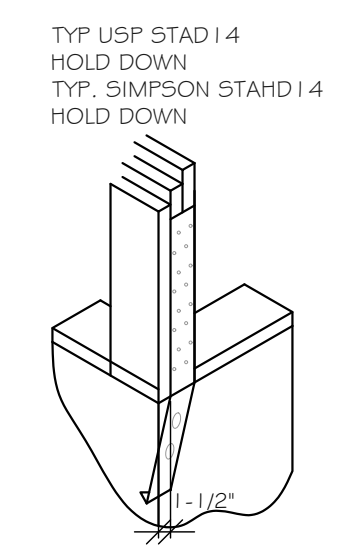
PERPENDICULAR FRAMING  
 = BRACED WALL PANEL



PORTAL WALL FRAMING DETAIL FOR GARAGE



DTT I Z HOLD DOWN FOR WIND BRACING



HOLD DOWN DETAIL

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