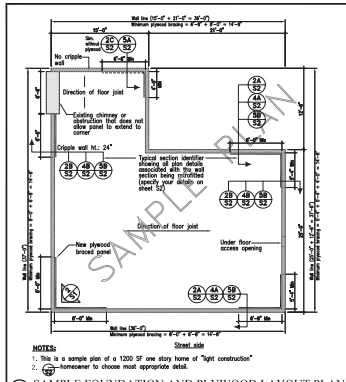
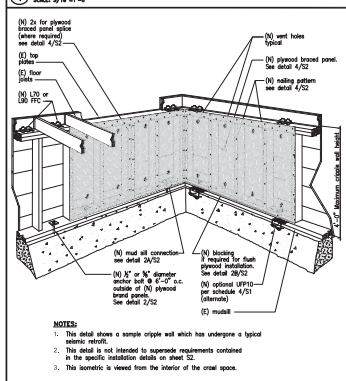




1. SAMPLE FOUNDATION AND PLYWOOD LAYOUT PLAN



2. TYPICAL CRIPPLE WALL BRACING DETAIL

3. TECHNICAL NOTES

A. GENERAL:

- Sealing connectors and wood material which will be part of the strengthening work shall be in good condition and free from defects which would substantially reduce the capacity of the material. Any substantial reduction shall be reported or repaired to meet minimum building code requirements. New foundations shall meet current building code requirements.
- Seal connectors and hardware shall not be approved standard for its intended use and be installed per manufacturers' instructions, and in accordance with the requirements of these drawings. Alternate details may be approved by the building official provided details are of equivalent or greater strength and are submitted and approved.
- Sealing under floor openings shall be maintained.
- Seal the concrete surface of new pressure treated wood which can cause corrosion of the steel hardware. Hardware in top pressure treated wood shall not be in contact with concrete. (Refer to ASTM A563 and connectors (ASTM A563) and connectors (ASTM A563) shall be installed with a 1/4" x 4" metal strip. See detail 4/51.

B. MISCELLANEOUS:

- New bolts or U-bolts anchors required by reinforcement connector 4/51 shall be installed without plywood braced panels. See detail 2/52.
- When an existing continuous rim joint, and joint, or solid bracing between joists, does not exist above the perimeter cripple wall or mud sill, new bracing and/or supplemental connections shall be provided and subject to approval by the building official.
- New mud sill bolts shall have a 3" x 3" x 1/4" steel nut and washer installed between the mud sill (or blocking) and the wall.
- New bolts and 3/8" inch bolts must run from the edge of the mud sill and 6" from the wall.
- Sealing connectors shall be generally not visible and should be concealed on meeting the requirements of this plan.

C. FLOOR TO CRIPPLE WALL (MUDSILL):

- Use "Reinforcement Connector" 4/51 and detail 5/52.
- Seal the floor joist with a 2" x 4" x 1/4" metal strip. See detail 4/52.
- Seal the floor joist with a 2" x 4" x 1/4" metal strip. See detail 4/52.
- Seal the floor joist with a 2" x 4" x 1/4" metal strip. See detail 4/52.

D. PLYWOOD BRACED PANEL:

- Use "Reinforcement Connector" 4/51 for the required length of new plywood bracing along each wall line. See "Sample Foundation Plan" for the definition of a "full line" and an example of plywood paneling.
- Install plywood braced panels at each end of each wall line and special conditions or, instead, along each wall line.
- Plywood braced panels caused by the wall and wall line shall be located as near to the wall as possible. Panels may be located away from the wall if the wall line and special conditions or limited clearance necessitates such modification.
- Plywood braced panels shall be neatly equal in length and should be evenly spaced in spacing along the length of the wall where possible.

REINFORCEMENT SCHEDULE									
REINFORCEMENT	SECTION	REINFORCEMENT	REINFORCEMENT	REINFORCEMENT	REINFORCEMENT	REINFORCEMENT	REINFORCEMENT	REINFORCEMENT	REINFORCEMENT
FOUNDATION	1	2	3	4	5	6	7	8	9
	10	11	12	13	14	15	16	17	18
	19	20	21	22	23	24	25	26	27
	28	29	30	31	32	33	34	35	36
FOUNDATION	37	38	39	40	41	42	43	44	45
	46	47	48	49	50	51	52	53	54
	55	56	57	58	59	60	61	62	63
	64	65	66	67	68	69	70	71	72
FOUNDATION	73	74	75	76	77	78	79	80	81
	82	83	84	85	86	87	88	89	90
	91	92	93	94	95	96	97	98	99
	100	101	102	103	104	105	106	107	108

4. REINFORCEMENT SCHEDULE

A. SQUARE FOOTAGE CALCULATION

1. No. of stories above cripple wall/total ft. Approximate 1st floor area above crawl space. (Do not include area above garage area). Approximate 2nd floor area above crawl space. (Do not include area above garage area).

2. Total floor area = 1200 sq. ft.

B. Is your home of "light" or "heavy" construction?

1. See detail 4/51 for definition of heavy vs. light construction.

2. HEAVY construction: 1. LIGHT construction:

FLOOR FRAMING CONNECTION:

1. In Block or Joist: 2. In Block or Joist:

FRAMING C.P.:

1. In Block or Joist: 2. In Block or Joist:

CONSTRUCTION DATA

3. CONSTRUCTION DATA

GENERAL INSTRUCTIONS

REMARKS:

1. Inform if your home has any openings over the above specified areas. If the openings are over the above specified areas, you have openings to use the standard.
2. Inform if your home has any openings over the above specified areas. If the openings are over the above specified areas, you have openings to use the standard.
3. Inform if your home has any openings over the above specified areas. If the openings are over the above specified areas, you have openings to use the standard.
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PERMIT & INSPECTION REQUIREMENTS:

1. Submit a permit application and 2 completed plan sets to the Building Dept. for review (photographs of the mud sill, cripple wall, and floor framing condition may be required to submit a pre-construction inspection with the building department to verify that foundation conditions are consistent with the information provided on the approved plan.
2. Inspection by the building department are required for:
 - a. Foundation bracing/anchor plate installation.
 - b. Installation of blocking.
 - c. Plywood braced panel installation on origin wall.
 - d. Alternate foundation installation, not 4/51 inspection.
3. No work requiring inspection shall be covered until it has been inspected and approved by the Building Department. Prior to final inspection, smoke detectors shall be installed in the attached dwelling(s) in accordance with building code requirements.

DEFINITIONS: "LIGHT" AND "HEAVY" CONSTRUCTION

DEFINITION: A home is being constructed using one of the following:

1. Heavy exterior wall finish.

2. Heavy exterior wall finish.

3. Heavy exterior wall finish.

4. Heavy exterior wall finish.

5. Heavy exterior wall finish.

6. Heavy exterior wall finish.

7. Heavy exterior wall finish.

8. Heavy exterior wall finish.

9. Heavy exterior wall finish.

10. Heavy exterior wall finish.

NOTES:

1. On a building less than 11 paces per square foot shall be considered as a light construction. Check your square footage for building.
2. On a building less than 11 paces per square foot shall be considered as a light construction. Check your square footage for building.
3. On a building less than 11 paces per square foot shall be considered as a light construction. Check your square footage for building.
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CONNECTION CAPACITY (Pounds) and Connection Description

CONNECTION	CONNECTION CAPACITY (Pounds)	CONNECTION DESCRIPTION
1	1000	1. 1/2" x 4" x 1/4" metal strip
2	1000	2. 1/2" x 4" x 1/4" metal strip
3	1000	3. 1/2" x 4" x 1/4" metal strip
4	1000	4. 1/2" x 4" x 1/4" metal strip
5	1000	5. 1/2" x 4" x 1/4" metal strip
6	1000	6. 1/2" x 4" x 1/4" metal strip
7	1000	7. 1/2" x 4" x 1/4" metal strip
8	1000	8. 1/2" x 4" x 1/4" metal strip
9	1000	9. 1/2" x 4" x 1/4" metal strip
10	1000	10. 1/2" x 4" x 1/4" metal strip

MUDSILL ANCHORAGE:

1. EXISTING: 2. EXISTING: 3. EXISTING: 4. EXISTING: 5. EXISTING: 6. EXISTING: 7. EXISTING: 8. EXISTING: 9. EXISTING: 10. EXISTING:

4. CONSTRUCTION DATA

STANDARD PLAN A (2008)

RESIDENTIAL SEISMIC STRENGTHENING PLAN

PRESCRIPTIVE SEISMIC STRENGTHENING PLAN FOR CRIPPLE WALL BRACING AND FOUNDATION SILL PLATE ANCHORAGE OF LIGHT WOOD FRAMED RESIDENTIAL STRUCTURES.

APPLICANT INFORMATION

APPLICANT: _____

ADDRESS: _____

TELEPHONE: _____

PRIORITY ADDRESS: _____

OWNER: _____

APPLICANT'S SIGNATURE: _____

GENERAL INSTRUCTIONS

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- b. Installation of blocking.
- c. Plywood braced panel installation on origin wall.
- d. Alternate foundation installation, not 4/51 inspection.

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8	1000	8. 1/2" x 4" x 1/4" metal strip
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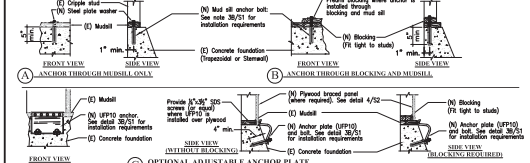
MUDSILL ANCHORAGE:

1. EXISTING: 2. EXISTING: 3. EXISTING: 4. EXISTING: 5. EXISTING: 6. EXISTING: 7. EXISTING: 8. EXISTING: 9. EXISTING: 10. EXISTING:

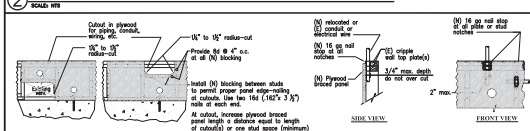
5. CONSTRUCTION DATA

1 FOUNDATION PLAN

CHECK BASED ONE SQUARE (1/4") = ONE FOOT



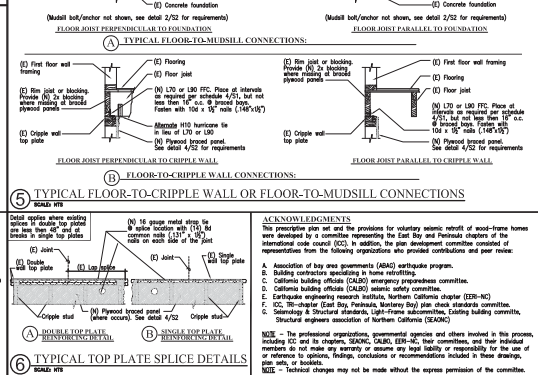
2 TYPICAL MUDDLE TO CONCRETE FOUNDATION CONNECTIONS



3 TYPICAL PANEL CUTOUTS & NOTCHING REQUIREMENTS



4 PLYWOOD BRACED PANEL INSTALLATION DETAIL



APPLICANT INFORMATION

APPLICANT: *Amesland Creek*

ADDRESS: 437 San Pablo Ave.
Berkeley, CA 94704

TELEPHONE: 510-841-1070

PROPERTY ADDRESS:

OWNER:

APPLICANT'S SIGNATURE

STANDARD PLAN A (2008)

RESIDENTIAL SEISMIC STRENGTHENING PLAN

PRESCRIPTIVE SEISMIC STRENGTHENING PLAN FOR CRIPPLE WALL BRACING

AND FOUNDATION SILL PLATE ANCHORAGE OF LIGHT WOOD FRAMED

RESIDENTIAL STRUCTURES.

ACKNOWLEDGMENTS

The prescriptive plan and the provisions for voluntary seismic retrofit of wood-frame houses were developed by a committee representing the East Bay and Peninsula chapters of the International Code Council (ICC). In addition, the plan development committee consisted of representatives from the following organizations who provided contributions and peer review:

- A. Association of Bay Area Governments (ABAG) earthquake program.
- B. Building contractors specializing in home retrofitting.
- C. California Building Officials (CABO) emergency preparedness committee.
- D. California Building Officials (CABO) seismic retrofit committee.
- E. Earthquake engineering research institute, Northern California chapter (EERI-NC).
- F. ICC, 30-member East Bay, Peninsula, Northern Bay Area study subcommittee.
- G. Seismology & Structural standards, Light-frame subcommittee, Existing building committee, Structural engineers association of Northern California (EASNC).

NOTE: The professional organizations, governmental agencies and others involved in this process, including ICC and its chapters, EASNC, EERI-NC, have approved, and their respective members do not make any warranty or assume any legal liability or responsibility for the use of or reference to opinions, findings, conclusions or other recommendations included in these drawings, plans, notes, or schedules.

NOTE: Technical changes may not be made without the express permission of the committee.