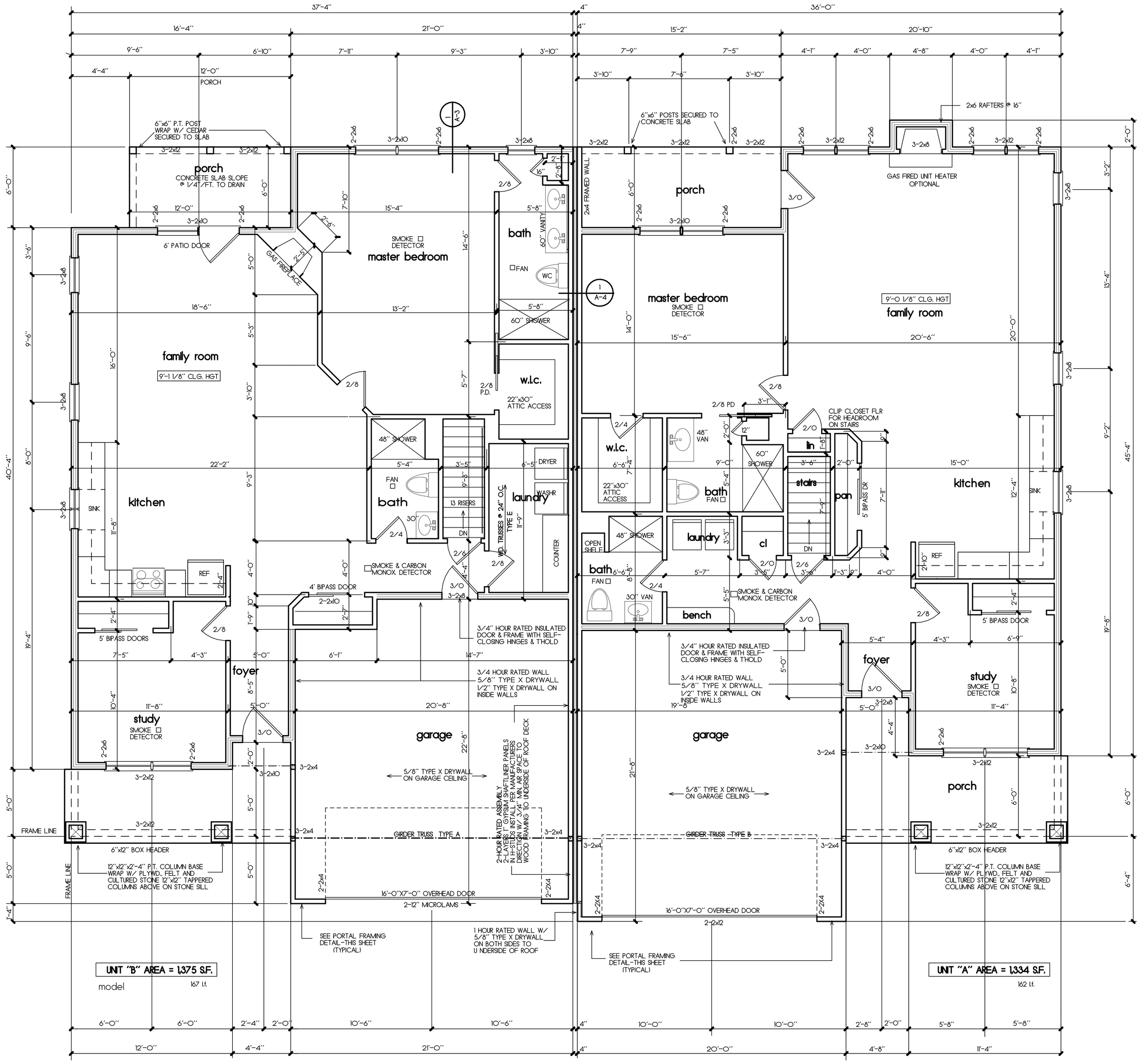


1st floor plan

1/4"=1'-0"

WALL LEGEND

2x6 FRAMING @ 16" O.C.

2x4 FRAMING @ 16" O.C.

AIR BARRIER INSPECTION LIST	
AIR BARRIER & THERMAL BARRIER	EXTERIOR THERMAL ENVELOPE INSULATION FOR FRAMED WALLS IS INSTALLED IN SUBSTANTIAL CONTACT & CONTINUOUS ALIGNMENT WITH BUILDING ENVELOPE AIR BARRIER
	BREAK JOINTS IN THE AIR BARRIER ARE FILLED OR REPAIRED
	AIR PERMEABLE INSULATION IS NOT USED AS A SEALING MATERIAL
	AIR PERMEABLE INSULATION IS INSIDE OF AIR BARRIER
CEILING ATTIC	AIR BARRIER IN ANY DROPPED CEILING/SOFFIT IS SUBSTANTIALLY ALIGNED WITH INSULATION AND GAPS ARE SEALED
	ATTIC ACCESS EXCEPT UNVENTED ATTIC, KNEE WALL OR STAIR ACCESS IS SEALED
WALLS	CORNERS AND HEADERS ARE INSULATED
	JUNCTIONS OF FOUNDATION AND SILL PLATE ARE SEALED
WINDOWS AND DOORS	SPACE BETWEEN JAMBS AND FRAMING AREA SEALED
RIM JOISTS	RIM JOISTS ARE INSULATED AND INCLUDE AN AIR BARRIER
FLOORS INCLUDING ABOVE GARAGES AND CANTILEVER FLOORS	INSULATION IS INSTALLED TO MAINTAIN PERMANENT CONTACT WITH UNDERSIDE OF SUBFLOOR DECK
	AIR BARRIER IS INSTALLED AT AND EXPOSED EDGE OF INSULATION
CRAWL SPACE WALLS	INSULATION IS PERMANENTLY ATTACHED TO WALLS
	EXPOSED EARTH IN UNVENTED CRAWL COVERED WITH CLASS 1 VAPOR BARRIEER. OVERLAP JOINTS & TAPE
SHAFTS, PENATRATIONS	DUCT SHAFTS, UTILITY PENATRATIONS, KNEE WALLS AND FLUE SHAFTS ARE SEALED
NARROW CAVITIES	BATTS IN NARROW CAVITIES ARE CUT TO FIT OR FILLED WITH SPRAY/BLOWN-IN
GARAGE SEPARATION	AIR SEALING IS PROVIDED BETWEEN THE GARAGE AND CONDITIONED SPACES
RECESSED LIGHTING	RECESSED LIGHTS ARE AIR TIGHT, IC RATED AND SEALED TO DRYWALL, UNLESS IN CONDITIONED SPACE
PLUMBING AND WIRING	INSULATION IS PLACED BETWEEN OUTSIDE AND PIPES
SHOWER/TUB ON EXTERIOR WALL	SHOWERS AND TUBS ON EXTERIOR WALLS HAVE INSULATION AND AN AIR BARRIER SEPARATING THEM FROM THE EXTERIOR WALL
ELECTRICAL/PHONE BOX ON EXT. WALL	AIR BARRIER EXTENDS BEHIND BOXES OR AIR SEALED TYPE BOXES ARE INSTALLED
COMMON WALL	AIR BARRIER IS INSTALLED IN COMMON WALL BETWEEN UNITS
HVAC REGISTER BOOTS	HVAC REGISTER BOOTS THAT PENATRATE ENVELOPE ARE SEALED TO SUBFLOOR OR DRYWAL
FIREPLACE	FIREPLACE WALLS INCLUDE AN AIR BARRIER

GENERAL NOTES:

DOUBLE FLOOR JOISTS UNDER ALL PARALLEL WALLS 48" OR LONGER

IF FLUE LOCATION IS NOT SHOWN ON PLANS CONTR. SHALL PROVIDE A 90 AFUE FURNACE TO COMPLY WITH N.Y.S. ENERGY CODE

HANDRAILS SHALL BE PROVIDED ON AT LEAST ONE SIDE OF EACH STAIRWAY WITH TWO OR MORE RISERS. HANDRAIL HGT. SHALL BE MEASURED ABOVE STIR TREAD NOSING AND SHALL BE BETWEEN 34"-38" HIGH.HANDRAILS ADJACENT TO THE WALL SHALL HAVE A SPACE NOT LESS THAN 1 1/2" BETWEEN THE WALL AND HANDRAIL. HANDRAIL SHALL BE CONTINUOUS. GUARDS AT OPENSIDES OF STAIRWAYS SHALL BE 36" HIGH WITH VERTICAL RAILS THAT DO NOT ALLOW PASSAGE OF A 4" SPHERE.

GAS ZERO CLEARANCE MANUFACTURERS SPECIFICATIONS SHALL BE SUBMITTED TO THE BUILDING DEPARTMENT

STAIRWAYS SHALL HAVE A CONTINUOUS RAILING 36" HIGH AND TERMINATE AT A WALL OR NEWEL POST.

CONTRACTOR SHALL INSTALL SMOKE AND CARBON MONOXIDE DETECTORS TO COMPLY WITH CURRANT N.Y.S. FIRE SAFTY CODES.

SETTING THE BUILDING ELEVATION IS THE RESPONSIBILTY OF THE GENERAL CONTRACTOR AND SHALL COMPLY WITH R403.17.3 OF THE N.Y.S. RESIDENTIAL BUILDING CODE

THE CONTRACTOR SHALL INSTALL 5" HIGH NUMBERS ON THE FRONT OF THE BUILDING TO IDENTIFY THE SITE ADDRESS.

GLAZING IN DOORS, STORM DOORS AND SIDELIGHTS IS DEEMED TO BE HAZARDOUS PER SECTION R308.4 OF THE NEW YORK STATE CODE AND SHALL BE IDENTIFIED AS SUCH IN COMPLIANCE WITH SECTION R308.1 DECORATIVE GLASS IS EXEMPT IN SWINGING DOORS AND SIDELIGHTS.

TJI INSTALLATION SHALL CONFORM TO ALL DETAILS AND SPECIFICATIONS OF THE MANUFACTURER. INSTALL ALL RECOMMENDED BAND JOISTS, SQUASH BLOCKS, SOLID BLOCKING ETC. IF NOT KNOWN CONTACT ARCHITECT.

ALL EXTERIOR FLOOR CANTILEVERS SHALL RECEIVE 1/2" DRAPLY I OR EQUAL) FINISH AT UNDERSIDE. FULL DEPTH RIM JOIST AND SOLID BLOCKING AT SUPPORT WALL

BUILDER SHALL VERIFY WITH HOME OWNER ON LOCATION OF 24"x30" ATTIC ACCESS LOCATION

PROVIDE SLOTTED ROOF TRUSS CLIPS AT ALL INTERIOR PARTITIONS EQUAL TO SIMPSON STC CLIPS

INSTALL DRYWALL ON CEILINGS PER THE WOOD TRUSS COUNCIL OF AMERICA FOR PREVENTING PARTITION SEPARATION. REQUEST DETAILS FROM ARCHITECT IF NEEDED.

WITH TRUSS SPACING OF 24" O.C. INSTALL 1/2" SAG RESISTANT DRYWALL OR 5/8" DRYWALL TO CEILINGS. SECURE WITH ADHESIVE AND SCREW OR NAIL PER CODE.

ALL ENGINEERED FLOOR JOISTS TO BE DESIGNED BY & LAYOUT TO BE DONE BY MANUFACTURER WITH LICENSED N.Y.S. ENGINEER

N.Y.S. ENERGY COMPLIANCE NOTE
THIS HOUSE COMPLIES WITH THE NEW YORK STATE ENERGY CODE EFFECTIVE 2010, PLEASE REFER TO ATTACHED CACULATIONS FOR COMPLIANCE INFORMATION

EXTERIOR BEARING WALL OPENING GREATER THAN 48" REQUIRE 2 JACK STUDS PER SIDE.

INTERIOR BEARING WALL OPENINGS GREATER THAN 48" REQUIRE 2 JACK STUDS PER SIDE.

ALL FRAMING ANGLES SHALL BE 45 DEG. UNLESS NOTED

PROVIDE SOLID BLOCKING UNDER ALL BEARING POINTS DOWN TO FOUNDATION WALL

ALL WINDOW R.O. SHALL BE 6'-10 1/2" UNLESS NOTED

PROVIDE A MIN. OF R-5 RIGID INSULATION WITHIN ALL EXTERIOR WINDOW AND DOOR HEADERS

ALL NEW ELECTRICAL WORK SHALL COMPLY WITH PART VIII OF THE RESIDENTIAL CODE OF NEW YORK STATE. PRODIE TOWN OFFICE WITH FINAL ELECTRICAL INSPECTION APPROVAL

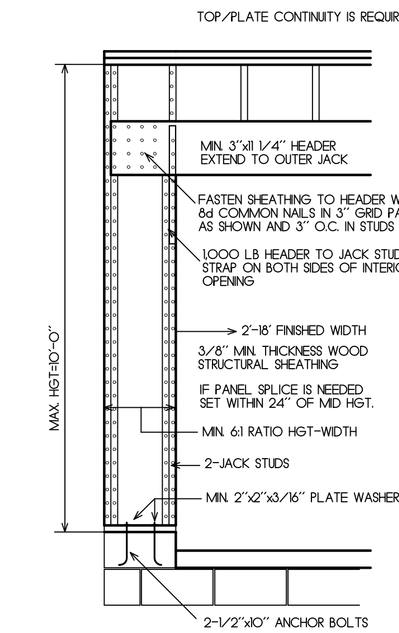
IN ALL FRAMED WALLS, FLOORS AND ROOF/CEILING COMPRISING ELEMENTS OF THE BUILDING THERMAL ENVELOPE, A VAPOR RETARDER SHALL BE INSTALLED ON THE WARM-IN-WINTER SIDE OF THE INSULATION

INSULATION ON BASEMENT WALLS SHALL BE COVERED WITH GYPSUM BOARD OR HAVE A FLAME SPREAD INDEX NOT GREATER THAN 25 WITH AN ACCOMPANYING SMOKE DEVELOPED INDEX NOT TO EXCEED 450

FLASHING SHALL BE INSTALLED IN THE FOLLOWING AREA'S: TOP OF EXTERIOR WINDOWS AND DOORS; CHIMNEYS, UNDER AND AT END OF MASONRY, WOOD, METAL COPINGS AND SILLS, AND WHERE EXTERIOR PORCHES, DECKS OR STAIRS ATTACH TO A WALL ASSEMBLY.

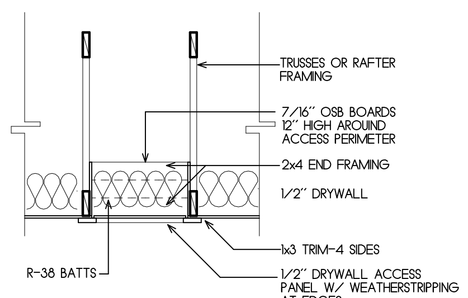
SMOKE DETECTORS SHALL BE INSTALLED IN THE FOLLOWING AREA'S IN EACH SLEEPING ROOM, IN HALLWAYS ADJACENT TO SLEEPING ROOMS AND AT LEAST ONE ON EACH STORY INCLUDING BASEMENT. ALL DETECTORS SHALL BE HARD WIRED AND INTERCONNECTED

CARBON MONOXIDE DETECTORS SHALL BE INSTALLED IN THE FOLLOWING LOCATIONS: ON ANY STORY HAVING A SLEEPING AREA, ON ANY STORY WHERE FUEL-FIRED OR SOLID FUEL BURNING APPLIANCES, EQUIPMENT, FIREPLACES OR ATTACHED GARAGES ARE LOCATED. ALL DETECTORS SHALL BE HARD WIRED AND INTERCONNECTED



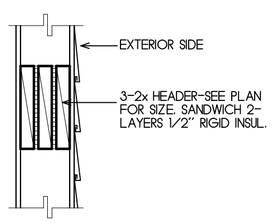
garage portal wall

INTERIOR VIEW



attic insulated access panel

SIZE = 22"x30"



header detail

2X6 FRAME WALL

ALA architects
530 SUMMIT POINT DRIVE SUITE #4
HENRIETTA, NEW YORK 14467 (716) 321-1450

PROPOSED 2-UNIT VILLIA FOR
SUNFLOWER LANDING
"THE MARIA"
LOT #2 & 4 LAURIE CRESENT SWEDEN, NEW YORK

REVISIONS		
No.	DATE	DESCRIPTION

JOB NO. 13077

A-1

SEPT. 30 2013