

MODEL: SYCAMORE I MHA04U

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SQUARE FOOTAGE

BASEMENT	952	SQ.FT.
FIRST FLOOR	952	SQ.FT.
SECOND FLOOR	952	SQ.FT.
TOTAL LIVING SPACE	1,904	SQ.FT.

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MODEL:	SYCAMORE I MHA04U	PRINT DATE:	05/17/2005
TOWN:	HOUSING AUTHORITY OF MILWAUKEE	ORDER NO.:	MHA04U

SHEET NO. CS



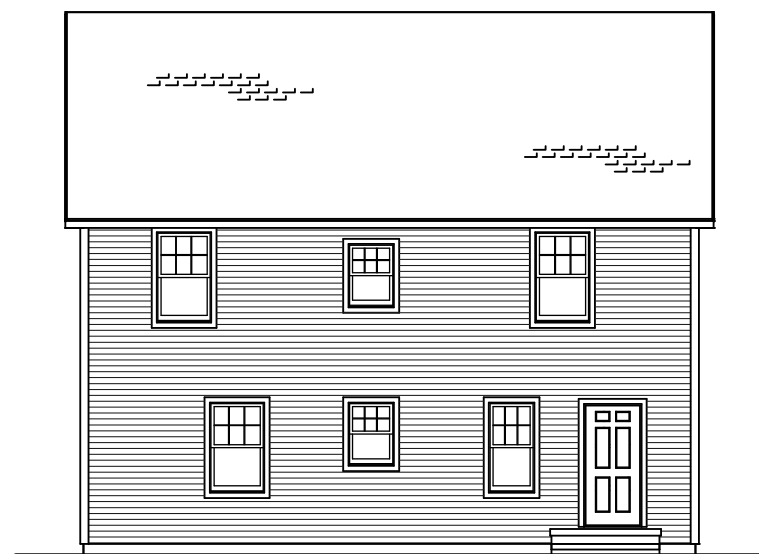
LEFT ELEVATION

SCALE: 3/32" = 1'-0"



RIGHT ELEVATION

SCALE: 3/32" = 1'-0"



REAR ELEVATION

SCALE: 3/32" = 1'-0"



FRONT ELEVATION

RAMP TO BE DESIGNED LOT SPECIFIC.

FINAL DESIGN & SPECS BY MHA.

SCALE: 3/16" = 1'-0"

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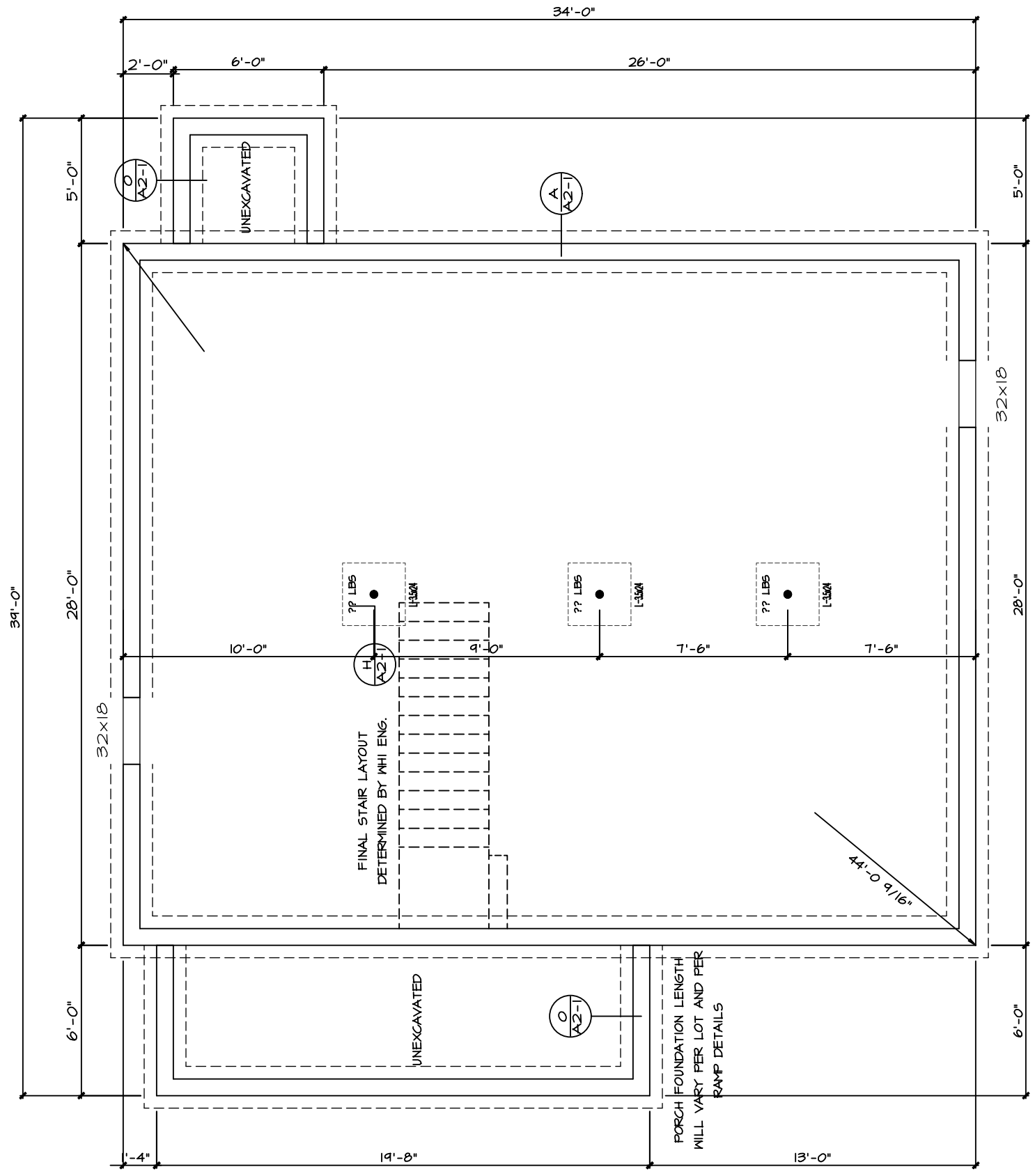
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MODEL:	STYCAMORE 1 MHA04u
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SHEET NO. A1

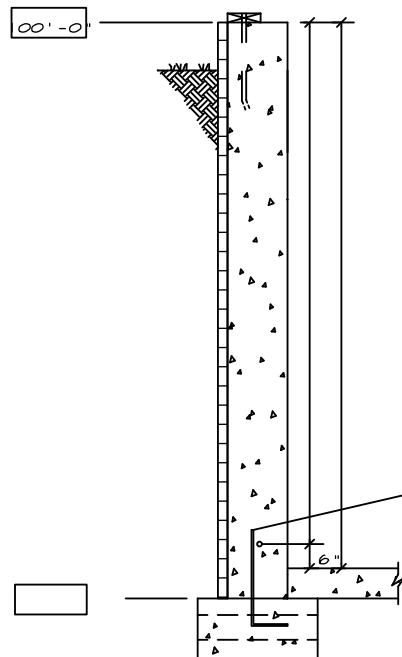


FOUNDATION

SCALE: 3/16" = 1'-0"

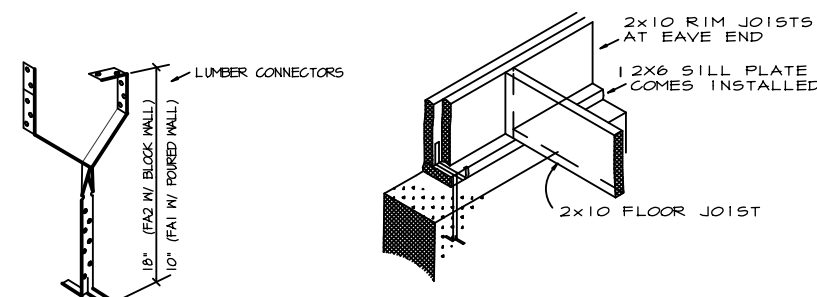
SHEET NO. A2	MODEL SYCAMORE 1 MHA04u	PRINT DATE 05/17/2005	REVISIONS
	TOWN HOUSING AUTHORITY OF MILWAUKEE	ORDER NO. MHA04u	
 <p>Wausau Homes America's Custom Builder</p>		DATE 05/17/2005	REVISIONS
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- SILL PLATE REQUIRED (SEE GENERAL NOTES)
- FOUNDATION WALL**
- 8" THICK POURED WALL
- 46" TALL WALL
- SPRAY ON DAMP PROOFING
- R5 PERIMETER INSULATION
- #4 REBAR CONTINUOUS
- POURED CONG. FLOOR**
- 3"
- FOOTING**
- POURED FTG. (8" x 20")
- DRAIN TILE W/ 3" BLEEDERS
- (2) #4 REBARS CONTINUOUS
- #4 BARS @ 3'

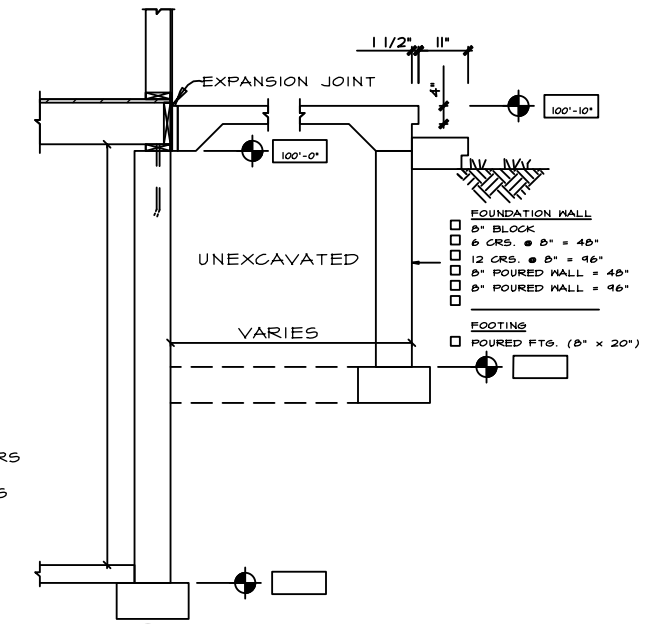
A SECT. A-A
A2-1 SCALE = 3/16" = 1'-0"



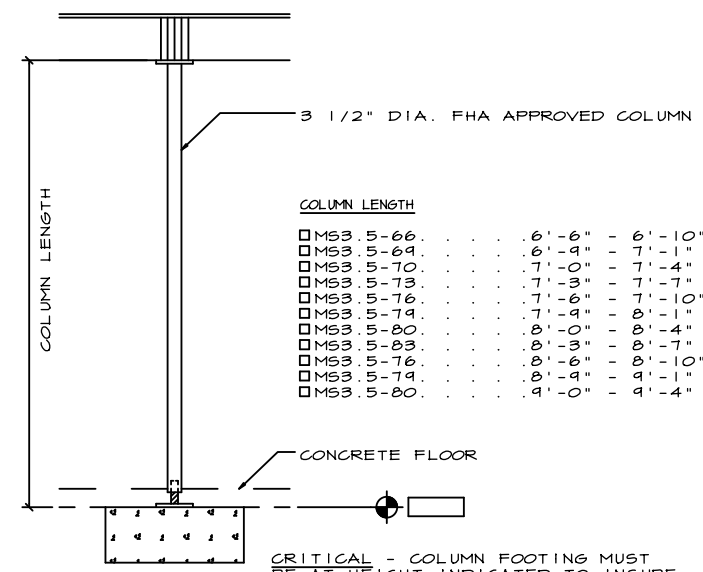
FOUNDATION ANCHOR DETAIL

- CORES TO BE FILLED AT EACH ANCHOR IF USING BLOCK.
- FASTEN W/ 8d x 1 1/2" NAILS
- ON UNIT W/ ROUGH SAWN, THE BATTENS ARE TEMPORARILY TACKED AT ANCHOR LOCATIONS SO THAT OUTSIDE STRAP CAN BE FASTENED UNDER BATTEN. SEE FOUNDATION FOR LOCATIONS.
- USP LUMBER CONNECTOR SILL FASTENERS ARE SHOWN. USE FA1 10" FOR POURED & FA2 18" FOR BLOCK WALLS ORDERING INFORMATION CALL 1-800-328-5934

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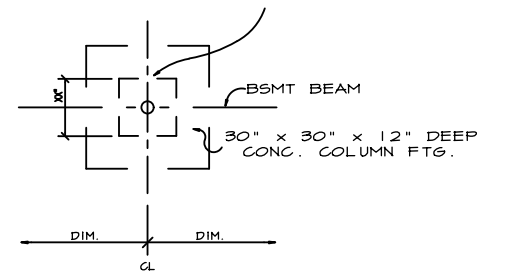
○ TYPICAL PORCH DETAIL
A2-1



COLUMN LENGTH

MS3 5-66	6'-6"	6'-10"
MS3 5-64	6'-4"	7'-1"
MS3 5-70	7'-0"	7'-4"
MS3 5-73	7'-3"	7'-7"
MS3 5-76	7'-6"	7'-10"
MS3 5-74	7'-4"	8'-1"
MS3 5-80	8'-0"	8'-4"
MS3 5-83	8'-3"	8'-7"
MS3 5-78	8'-6"	8'-10"
MS3 5-74	8'-4"	9'-1"
MS3 5-80	8'-0"	9'-4"

- (2) #4 REBARS IN EACH DIRECTION HOLD BARS 3" FROM BOTTOM OF FOOTINGS.



CRITICAL - COLUMN FOOTING MUST BE AT HEIGHT INDICATED TO INSURE PROPER FIT OF THE COLUMN SPECIFIED.

H TYP. COLUMN FTG. DETAIL
A2-1

1. ALL FROST FOOTINGS ARE KEPT AT LEAST 48" BELOW GRADE FOR TYPICAL FROST CONDITIONS. HOWEVER, LOCAL CODES MAY REQUIRE MORE OR LESS FOOTING DEPTH AND IT IS THE RESPONSIBILITY OF THE ON SITE CONTRACTOR TO INSTALL THE FOOTINGS IN ACCORDANCE WITH THE APPROPRIATE CODE.
2. LUMBER CONNECTOR FASTENERS REQUIRED; SEE DETAIL SPACE LUMBER CONNECTORS A MAXIMUM OF 5'-6" O.C. THERE SHALL BE A MINIMUM OF TWO FASTENERS PER PIECE OF PLATE, WITH ONE FASTENER LOCATED WITHIN 12" FROM EACH CORNER.
3. ANCHOR BOLTS REQUIRED; 2X6 WOOD SILL PLATE (PROVIDED BY BUILDER) WITH 1/2" ANCHOR BOLTS 6'-0" O.C EMBEDDED 7" INTO CONCRETE OR REINFORCED MASONRY OR 15" UNREINFORCED GROUTED MASONRY AND COUNTERSUNK FLUSH WITH TOP OF PLATE. THERE SHALL BE A MINIMUM OF TWO BOLTS PER PIECE OF PLATE, WITH ONE BOLT LOCATED WITHIN 12" FROM EACH CORNER.
4. IF DAMPROOFING IS REQUIRED, USE 3/8" THICK PORTLAND CEMENT PARING APPLY ONE COAT (MIN.) BITUMINUS MATERIAL OVER PARING PER MTG. RECOMMENDATIONS.
5. IF A DRAIN TILE IS REQUIRED, IT IS TO SLOPE TO A POSITIVE OUTFALL OR STORM SEWER.

1. THIS DRAWING IS TO PROVIDE THE MASON OR OTHER RESPONSIBLE CONTRACTOR WITH THE PROPER FOUNDATION DIMENSIONS. IT IS HIS RESPONSIBILITY TO ENSURE THAT THE FOUNDATION IS CONSTRUCTED IN ACCORDANCE WITH APPLICABLE CODES AND SOIL CONDITIONS.
2. HEIGHT OF FOUNDATION AND COLUMN SPACING AS SHOWN ARE CRITICAL. IF CHANGES ARE MADE, THEY MUST BE REPORTED IMMEDIATELY TO THE ENGINEERING DEPARTMENT.
3. ALL FOUNDATION FOOTINGS SHALL BEAR ON UNDISTURBED SOIL AT A MINIMUM DEPTH OF 4'-0" BELOW GRADE (DEPENDING ON LOCAL FROST CONDITIONS).
4. VENTING AREA OF BASEMENT WINDOWS SHALL BE 1% OF THE BASEMENT FLOOR AREA (2% FOR BOCA CODES). COMBUSTION AIR FOR HEATING EQUIPMENT AND FOUNDATION INSULATION TO BE IN ACCORDANCE WITH APPLICABLE CODES.
5. FOR CRAWLSPACE FOUNDATIONS, THE MASON CONTRACTOR IS TO PROVIDE AN 18" x 24" ACCESS TO THE CRAWLSPACE AND VENTILATION AT THE RATE OF 1/150 OF THE CRAWLSPACE AREA. COVER CRAWLSPACE WITH 6 MIL. POLY FILM.

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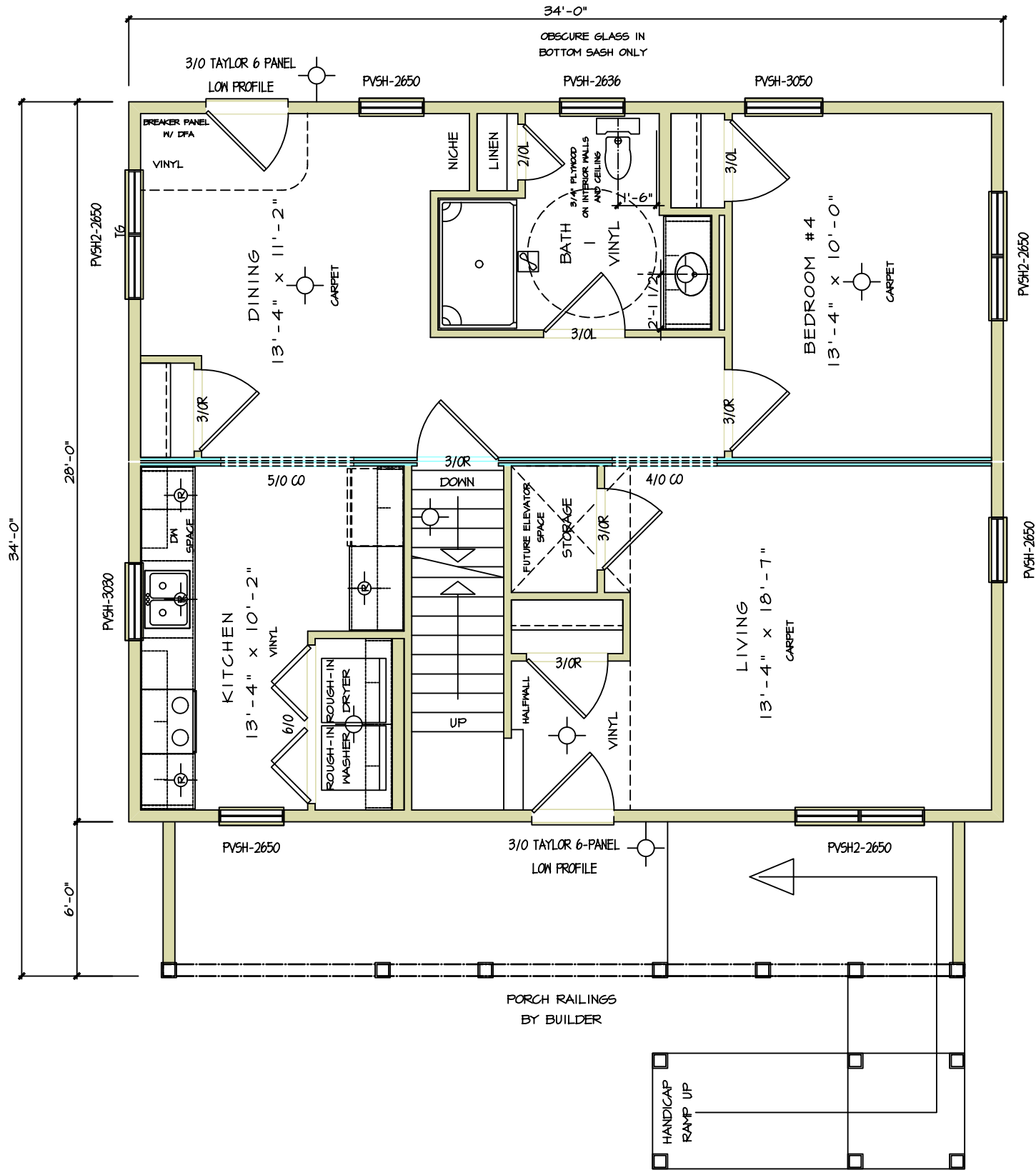
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FIRST FLOOR

SCALE: 3/16" = 1'-0"

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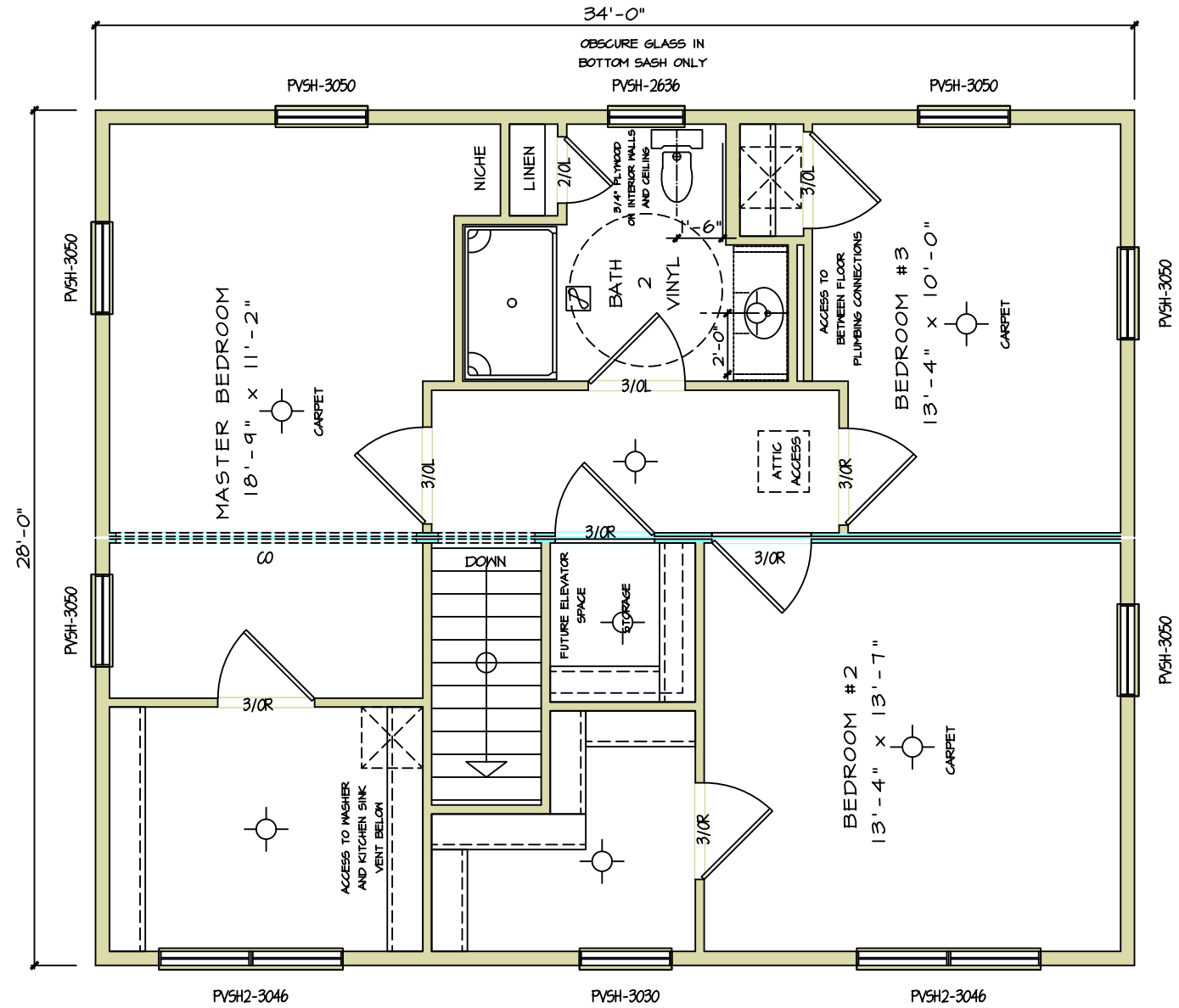
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SHEET NO. **A3**



SECOND FLOOR

SCALE: 3/16" = 1'-0"

SHEET NO.
A31

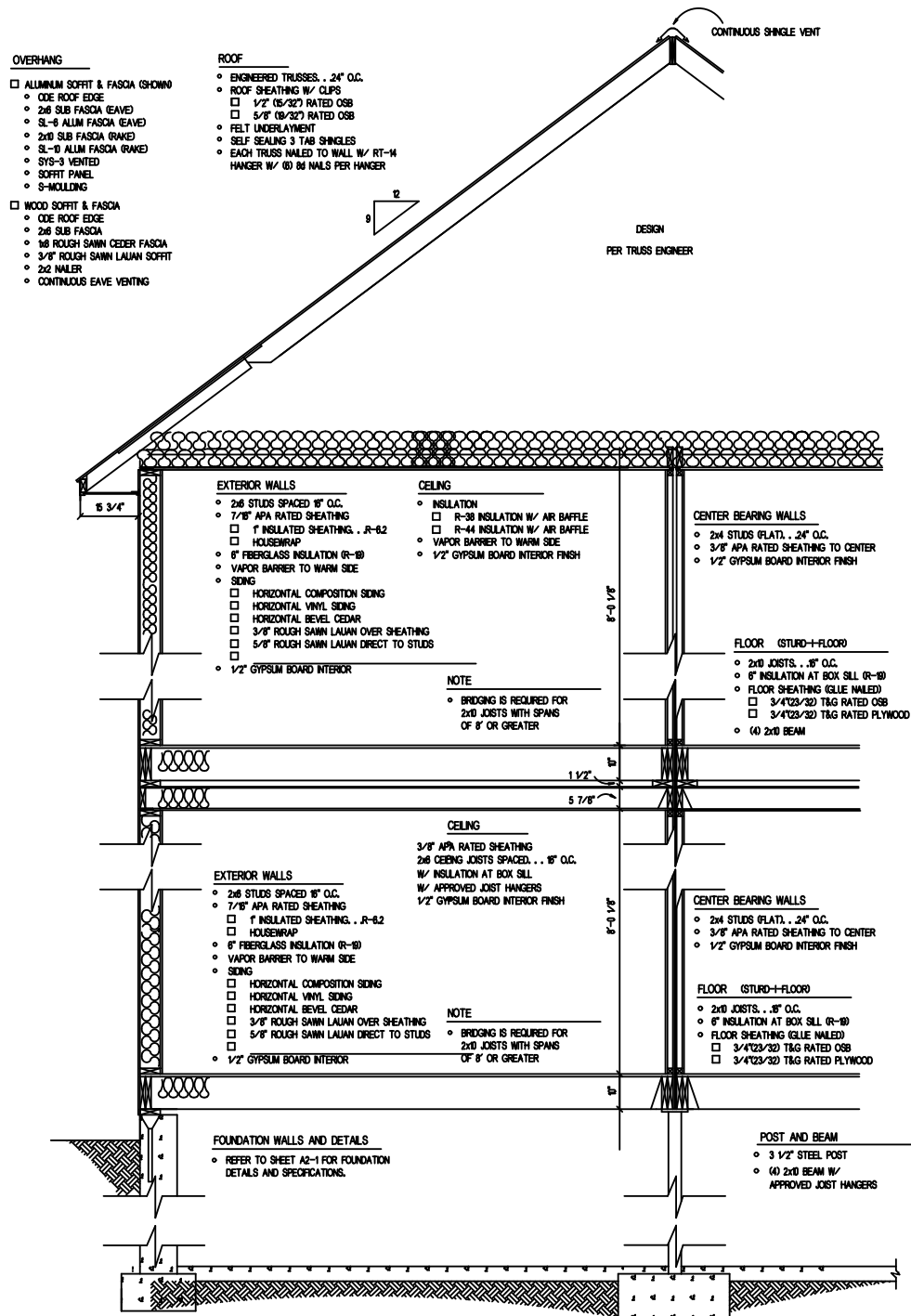
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CROSS SECTION
SCALE: 1/4" = 1'-0"

ROOF TRUSS LOADING SUMMARY

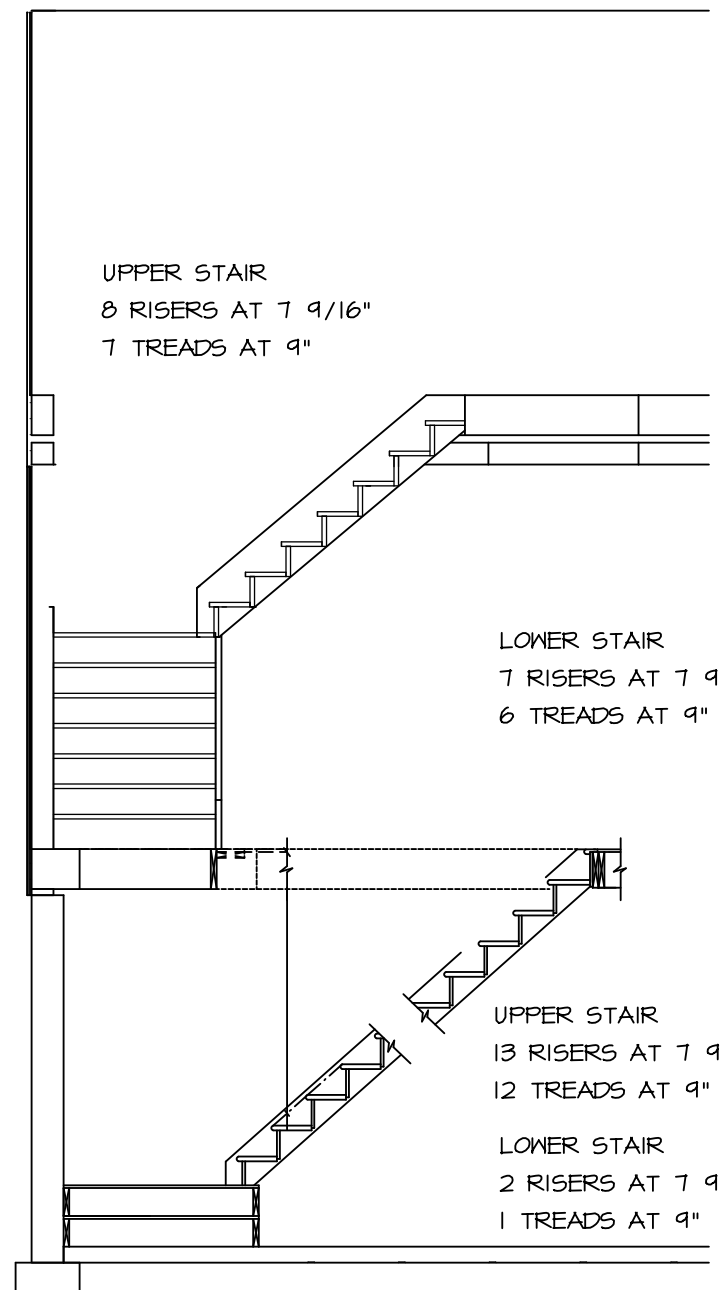
LOADING	LIVE	DEAD
TOP CHD	XX PSF	7.0 PSF
BTM CHD	0.0 PSF	10.0 PSF
TOTAL	XX PSF	17.0 PSF

FLOOR LOADING SUMMARY

LIVE LOAD	40.0 PSF
DEAD LOAD	10.0 PSF

GENERAL NOTES

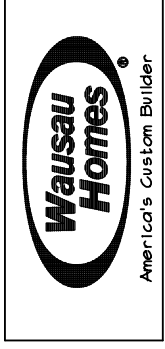
1. SOFFIT VENTS AND RIDGE VENTS TO PROVIDE A MINIMUM VENTILATION OF 1/300TH OF THE HORIZONTAL PROJECTION OF THE ROOF AREA.
2. ATTIC ACCESS PROVIDED BY 22" x 30" ACCESS OPENING.
3. FLOOR TO SILL HEIGHT OF BEDROOM WINDOWS TO BE 44" MAX.
4. FOUNDATION INSULATION PER LOCAL CODE REQUIREMENTS.
5. BUILDER TO INSTALL STAIR RAILING TO THE BASEMENT STAIRS PER LOCAL CODE REQUIREMENTS.
6. A SMOKE DETECTOR SHALL BE PROVIDED ON ALL LEVELS AND WILL BE INTERCONNECTED.



STAIR SECTION
SCALE: 1/4" = 1'-0"

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