

BUILDING DETAILS

STAMPED/SIGNED PLANS MAY BE REQUIRED BY A NEW YORK STATE LICENSED PROFESSIONAL (ARCHITECT OR ENGINEER)

1. **Soil Type** – (circle one) Sand, Gravel, Clay, Bedrock

2. **Type of Foundation** – (circle one) Poured concrete, Concrete block, Frost protected shallow, Permanent wood

- a) Wall thickness _____ Height _____ Reinforcement _____
- b) Size of Footing (Width & Thickness) _____
- c) Depth below Finished Grade (to bottom of footer) _____
- d) Additional Footing Details (describe) _____
- e) Seismic Zone: B C

Typical Foundation Requirements

- Anchor Bolts ½ dia. “ELL” or “J”, 7 inch min. embedment, 12 inch max. from plank ends, 6 ft. max. center to center spacing
- Continuous Footing Drain to Daylight or Drywell
- Foundation waterproofing is required
- Foam insulation on the interior must be covered with minimum ½” Gypsum wallboard

3. **Floor Framing**

- a) Floor joist (size, span, spacing) _____
- b) 2nd floor joist (size span, spacing) _____
- c) Sub flooring (type and size) _____
- d) Carrier beam (type and size) LVL _____ Solid Sawn _____ Steel _____

Typical Details

- Joist hangers or 1.5 inch ledger may be required
- Bridging Required – 1 continuous row at mid span of joist
- Floor posts – 3 inch diameter min.
- Adjustable “Lally Columns” may not be acceptable

4. Wall Framing

- a) Exterior (circle one) Wood, Steel _____ Size and Spacing _____
- b) Interior (circle one) Wood, Steel _____ Size and Spacing _____
- c) Sheathing (Type and Thickness) _____ Wall Bracing _____
- d) Window/Door Headers (Size and Span) _____
- e) Exterior siding _____

Fire Separation between single family residence and attached garage shall consist of one layer of 5/8 inch thick, Type X, gypsum board installed on the garage side and one layer of 1/2 inch Type X or 5/8 inch thick Type X gypsum board installed on the opposite side. Door assemblies shall be 3/4 hour rated.

5. Roof Framing – (circle one) Rafters, Manufactured Trusses

- a) Size and Spacing _____
- b) Roof Pitch _____
- c) Ridge board used (size) _____
- d) Structural Ridge _____
- e) Sheathing Used (Type and Thickness) _____

Typical Details

- Engineered Products must be installed as per manufacturers instructions
- Rafters may require engineered design
- Hurricane Clips may be required

6. Roof Covering

- a) Underlying materials _____ b) Cover materials _____

Typical Details

- Ice and Water Shield shall extend from eaves to min 24 inch inside the exterior wall line
- Ice and Water Shield required in valleys
- Roof Ventilation is required

7. Windows and Doors – Please provide locations and sizes on the Floor Plan

Door sizes, how many (Main entry door minimum 36" wide X 6'8")

- a) Main entry _____ b) others _____

Emergency Escape and Rescue Openings

- Basements with habitable space and every sleeping room shall be provided with one operable window or exterior door meeting the following opening requirements:
- The net clear opening area shall be no less than 5.7 square feet

- The net clear opening height dimension shall be a minimum of 24 inches. The net clear opening width dimension shall be minimum of 20 inches (using both minimum figures will not obtain the required 5.7 square feet)
- The finished sill height shall not be more than 44 inches above the floor

8. Stairways – (Interior and Exterior)

- 36" minimum width
- 6'-8" minimum headroom (as measured from the plane of the tread nosing)
- Where solid risers are used, stair nosings are required: $\frac{3}{4}$ " min. 1 $\frac{1}{4}$ " max.

Rails and/or Guards are required:

- Raised floor surfaces 30" or more above grade or adjacent floor surfaces, required guards 36" min. height
- Open stair rails are required 34" min. 38" max. (as measured from the plane of the stair nosing)
- Spaces between vertical and/or horizontal members shall not be large enough to allow a 4" sphere to pass through
- Handrails shall be graspable and continuous along one side of all stairways

9. Electrical Information (check all that apply) All new electrical requires 3rd party inspection

Size of electrical entrance: Existing _____ New _____ Amps _____ Sub-panel _____
 Amps _____ Installing additional outlets _____ Installing additional lights _____
 Changing Electrical Entrance _____ Rewiring structure (whole or in part) _____

Smoke Detector – Electric & Battery Backup required (one per bedroom, one outside each Bedroom in the immediate vicinity, one per floor all hard wired & interconnected)

Carbon Monoxide Detector – If built on or after January 1, 2008: A carbon monoxide alarm shall be provided on each story containing a sleeping area, within 15 feet of the sleeping area. More than one carbon monoxide alarm shall be provided where necessary to assure that no sleeping area on such story is more than 15 feet away from a carbon monoxide alarm. A carbon monoxide alarm shall be provided on each story that contains a carbon monoxide source.

If built before January 1, 2008: A carbon monoxide alarm shall be provided on the lowest story containing a sleeping area, within 15 feet of the sleeping area. More than one carbon monoxide alarm shall be provided where necessary to assure that no sleeping area on such story is more than 15 feet away from a carbon monoxide alarm.

10. Septic System Required (Separate permit required for septic system or leach fields)

- a) New_____ Existing_____ Type of system_____ # of bedrooms_____
- b) Septic Permit #_____ Date_____ # of additional bedrooms_____

11. Water Supply (check) New_____ Existing_____ Public_____ Spring_____ Drilled Well_____

Dug Well_____ Driven point_____ Other_____ Explain_____

12. Heating System (check all that apply) Oil_____ Gas_____ Solid Fuel_____

Hot Water_____ Hot Air_____