

**FOUNDATION PLAN**  
NTS

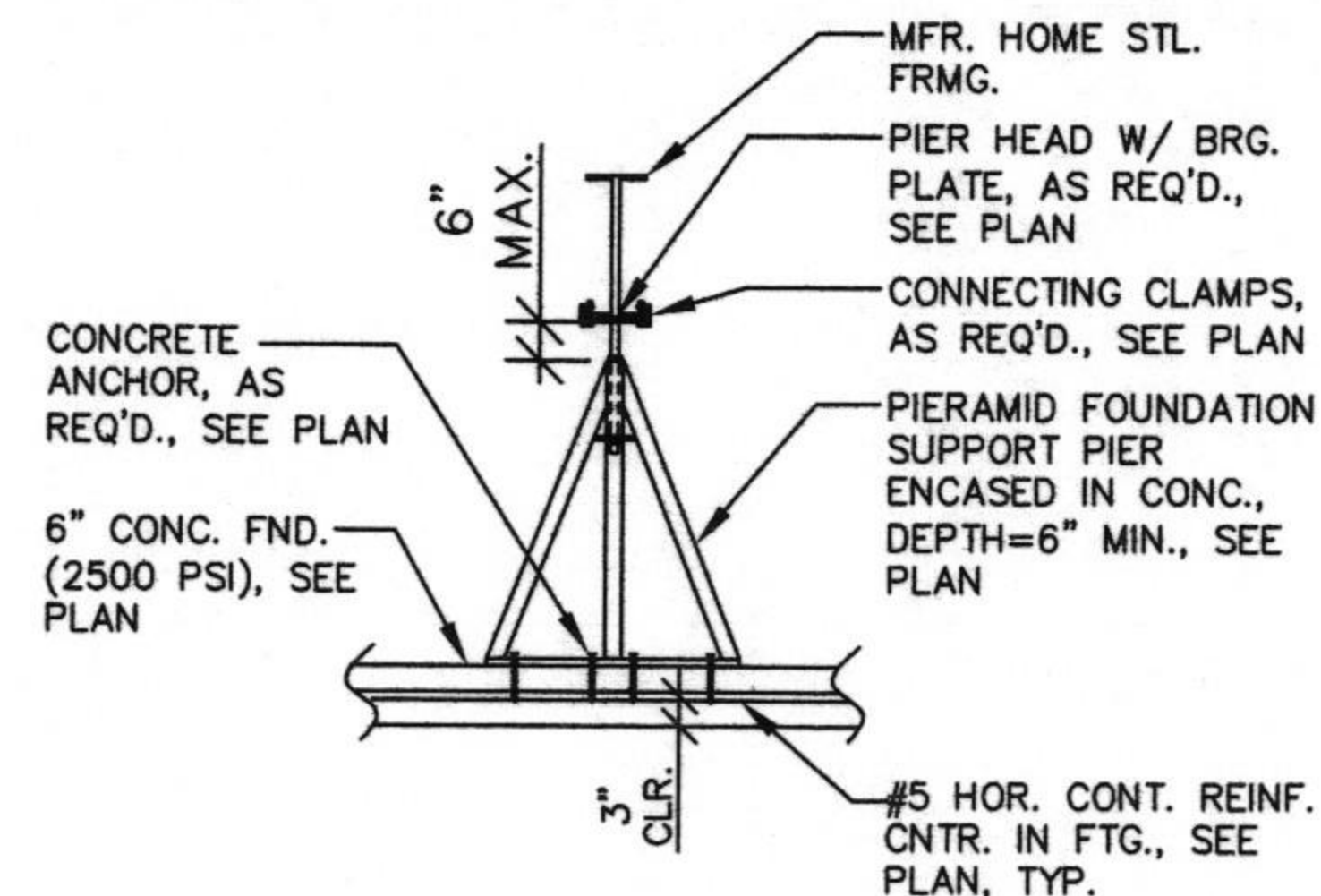
**PLAN NOTES:**

- SEE MFR. FOR DIMENSIONS & LOCATIONS OF STRUCTURAL ELEMENTS & CONTACT ENGINEER W/ DISCREPANCIES
- VERIFY ALL EXISTING CONDITIONS & NOTIFY ENGINEER IF DIFFERENT THAN INDICATED ON DRWGS./GENERAL STRUCTURAL NOTES
- OWNER & CONTRACTOR ARE RESPONSIBLE FOR CONTROL OF MOISTURE/WEATHER PENETRATION INTO STRUCTURE (TITEN CONCRETE ANCHORS REQUIRE DRY ENVIRONMENT)
- ALL PIERS @ EXTERIOR PERIMETER & FIRST INTERIOR ROWS (EACH SIDE) TO BE CENTERED ON MFR. HOME STL. FRMG. (I-BEAM)
- FINISHED GRADE TO BE 5% SLOPE AWAY FROM STRUCTURE
- FOUNDATION COMPLIES W/ THE U.S. DEPARTMENT OF HOUSING AND DEVELOPMENT PERMANENT FOUNDATION GUIDE FOR MANUFACTURED HOUSING (HUD-007487, 1996)
- STAIRS/LANDINGS/PATIOS BY OTHERS AS REQUIRED
- DESIGN FOR MANUFACTURED HOME STRUCTURAL INTEGRITY BY OTHERS, SEE CONTRACTOR/MANUFACTURER/OWNER
- MANUFACTURED HOME SKIRTING (FROST PROTECTION) TO BE CONTINUOUS FROM GRADE-TO-STRUCTURE AROUND ENTIRE PERIMETER OF STRUCTURE, DESIGNED BY OTHERS, SEE CONTRACTOR/MANUFACTURER/OWNER
- #5 CONTINUOUS STEEL CONCRETE REINFORCEMENT W/ LAP SPLICE = 2'-0" MIN., CENTERED W/ PIERS & PERIMETER WALL
- EXTERIOR PERIMETER ENCLOSURE (BY OTHERS) W/ BEARING LOAD SUPPORT LOCATIONS (@ EDGE-OF-OPNGS.>4'-0" ETC.) TO BE VERIFIED W/ MANUFACTURER, ALL SIDES, TYP.
- VERIFY WITH LOCAL BUILDING DEPARTMENT THE REQUIRED MINIMUM DEPTH FOR THE BOTTOM OF FOUNDATION

**NOTE:**  
THIS PLAN SHEET IS A  
TEMPLATE TO BE USED  
FOR CERTIFICATION  
PURPOSES ONLY

**LEGEND**

- ▲ 18" UNANCHORED EXTERIOR/INTERIOR PIERAMID FOUNDATION SYSTEM SUPPORT PIER WITH, PIER BEARING PLATE NOT CONNECTED TO STL. FRMG. & STL. BASE PLATE NOT CONNECTED TO CONC. FOUNDATION (PIER VERT. CAP.=10000 LB), FIELD VERIFY LOCATIONS. (INVENTORY: PIER W/ 1-BRG. PLATE)
- ▲ 18" ANCHORED EXTERIOR PIERAMID FOUNDATION SYSTEM SUPPORT PIER, CONNECT W/ 4-3/8x4" TITEN HD CONC. ANCHORS (EMBED.=4") & CONNECTION TO MFR. HOME STL. FRMG (I-BEAM) W/ 2-CONNECTING CLAMPS (RATED FOR 1000 LB TENSION & SLIDING) 1-EACH SIDE OF I-BEAM, (PIER VERT. CAPACITY=10000 LB & HOR. CAPACITY=1600 LB @ CONN. BTWN. PIER & FRMG.) (INVENTORY: PIER W/ 1-BRG. PLATE/2-CLAMPS/4-CONC. ANCHOR BOLTS)
- ▲ 24" PIERAMID FOUNDATION SYSTEM MARRIAGE LINE SUPPORT PIER, EMBED INTO CONCRETE 6" MIN. & CONNECT TO MARRIAGE LINE MULTI-2x FRMG. W/ 4-1/2"x3" MIN. WOOD SCREWS, 2-SCREWS INTO EACH MARRIAGE LINE 2x FRMG. MEMBER, SEE MANUFACTURER FOR SPECIFIED LOCATIONS (LOAD BEARING POINTS) AND SET AS REQUIRED. (INVENTORY: PIER W/ 1-CLAMP/1-BRG. PLATE/4-1/2"x3" WD. SCREWS)
- PIER HEAD W/ BEARING PLATE (ELEVATE 3/4" THREADED ROD 6" MAX. @ EXTERIOR PIERS & 6" MAX. @ INTERIOR PIERS ABOVE STL. FRMG. TRIPOD), TIGHTEN PIER HEAD BTM. NUT HAND-TIGHT W/ ADDITIONAL 1/4 TO 1/2 TURN & USE 3/4" #5 GRADE NUT ON BOTTOM OF SUPPORT HEAD TO CONNECT TO PIER HAND TIGHT W/ 1/4 TO 1/2 ADDITIONAL TURN.



**TYPICAL PIER TO FND. CONNECTION**  
NOT TO SCALE

**GENERAL STRUCTURAL NOTES**

The General Contractor shall verify all dimensions and site conditions before starting work. The Structural Engineer shall be notified of any discrepancy. Use details marked "Typical" wherever applicable. Changes, omissions or substitutions are not permitted without written approval of the Structural Engineer. Refer to specifications for further requirements. All materials and workmanship shall conform to the latest edition of the 2003 International Building Code. The design, adequacy and safety of erection bracing, shoring, temporary supports, etc., is the sole responsibility of the Contractor, and has not been considered by the Structural Engineer. The Contractor shall provide the necessary bracing to provide stability to the structure prior to the connection of the permanent lateral force resisting system.

**DESIGN LOADS**

Existing Structure Dead Load ..... 35 PSF  
Flat Roof Snow Load ..... 30 PSF  
Floor Live Load ..... 40 PSF  
Basic Wind Speed per IBC--- 100 MPH 3-sec, Exposure C  
Seismic Loading per IBC Design Category D

**FOUNDATION**

Design allowable soil bearing pressure = 1500 PSF (Assumed, owner verify). All slabs to bear on inorganic undisturbed soil. Site preparation, grading, backfilling, etc. shall be as recommended by the Building Official. There shall be 95% compaction (ASTM D1557 Modified Proctor Density) of all backfill soil under slabs on grade.

**CAST-IN-PLACE CONCRETE**

Attain a minimum compressive strength of 3000 PSI at 28 days (See Special Inspection).

Minimum 28 Day Compressive Strength	Air Entrainment	Maximum Size Aggregate	Water/cement Ratio
Foundation	None	1-1/2"	

\* Water/Cement ratio variance not allowed.

**Maximum Slump:** 3" for slabs and footings; 4" for walls, columns and beams. Slumps given are for un-plasticized concrete. Larger slumps may be allowed through the use of a super plasticizer.

Construction to be in accordance with the latest edition of ACI 318, "Part 2 - Standards For Tests and Materials" and "Part 3 - Construction Requirements". Location of construction or pour joints must be approved by the Structural Engineer if different from that shown on plans.

**REINFORCING STEEL**

ASTM A615, Grade 40 for #3; Grade 60 for #4 & larger. Deformed Bars: Securely tie in place with double annealed 16 gauge iron wire or approved clips. Unless otherwise noted on these drawings, provide clear embedment at reinforcing bars as follows: Concrete cast against soil = 3". Formed concrete against soil = 2".

**STRUCTURAL AND MISC. STEEL**

Bolts: ASTM A307 machine bolts (or equal). Connectors in contact with foundation to be galvanized or stainless steel, conform to ASTM-D3953.

**SPECIAL STRUCTURAL INSPECTIONS**

**Bolts Installed in Concrete:** Inspection not required; uninspected bolt values used for design.  
**Reinforced Concrete:** Inspection not required, 2500 psi concrete used for design calculations (recommended concrete compressive strengths listed above).

MANUFACTURED HOME  
FOUNDATION PLAN

RESIDENCE NAME  
RESIDENCE ADDRESS  
CITY, STATE, ZIP CODE

**CANENG**  
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Date 04-26-07

Designed CAN

Drawn CAN