

## MATERIALS LIST

On site building conditions and construction methods as well as human error will cause the quantities and / or materials in this list to vary. Verify quantities, types and quality of materials to be ordered before ordering. Increases for waste not added.

FOOTING, FOUNDATION and FLOOR CONCRETE		ROOFING	
QTY.	DESCRIPTION	13 + squares (1280 s.f.), Fiberglass asphalt shingles	15lb felt
6,75 cu. yd.	Footings (10' x 20") 128 lf.	1280 s.f.	10' roof drip edge metal
10 cu. yd.	Poured Foundation (2'-8" tall) 128 lf.	16	30 lf
11 cu. yd.	Floor (When poured with foundation wall)		
10.5 + 11 yd	Monolithic footing and floor		
414	8 x 8 x 16 C.M.U. Blocks (2'-8" tall)		
4.5 cu. yd	Concrete block fill		
960 s.f.	min 6 mil polyethylene		
FOUNDATION HARDWARE		WINDOW and DOOR	
44	1/2" x 10" Anchor bolts	1	4040 Vinyl sliding Window. Operation per owner
44	3/8" x 14" Anchor bolts	1	3068 Pre hung door. verify jamb size, brick mold, door swing, threshold and boring for lockset
44	3" x 3" Cut washers	1	16 ft. x 8 ft. Sectional Overhead Garage Door. Verify panel design, insulation, opener
44	L51 HD10 Simpson Strap		
44	20 - #4 Rebar (2 Bars in footing, 2 bars in walls)		
44	30' - #4 Rebar pre-bent "L" hooks		
BEAMS AND HEADERS		FASTENERS	
2	2x10x8 Window and Door Headers	20 lbs.	12x Sinkers Nails - Framing
2	24 - 1.75X11.875 LVL	25 lbs.	8d 2 1/2" Vinyl coated nails - Roof and wall sheathing
		20 lbs.	1 1/2" long, 12 gauge, 3/8" head - Roofing Nails
WALL FRAMING			
QTY.	DESCRIPTION		
90	2 x 4 x 104 1/2" HF/DF Stud		
8	2 x 4 x 16 Pressure treated bottom plate		
16	2 x 4 x 16 HF/DF Top plate		
6	2 x 4 x 16 HF/DF Blocking and Misc. framing		
2	2 x 6 x 16 HF/DF Garage Door Casing		
4	2 x 6 x 10 HF/DF Garage Door Casing		
33	4' x 9' x 1/2" O.S.B. Sheathing		
120'	2x4 Sill Plate Insulation		
ROOF FRAMING			
4	2 x 4 x 16 HF/DF Blocking and Misc. framing		
4	2 x 4 x 16 HF/DF Lookouts		
10	2 x 6 x 16 HF/DF Eaves and Gables		
44	4 x 8 x 1/4" O.S.B. Sheathing		
21	Simpson HZ.5 hurricane ties or equal		
1	Bag HC-Clips		
ROOF TRUSSES			
19	2x4 Engineered Common Trusses		
2	2x4 Engineered reduced height gable end trusses		
	SIDING (siding material take off for vinyl siding)		
1082 s.f.	Vinyl, stucco, wood, cement siding		
4	9" Corner Trim		
5	10'-0"x4" Door and Window Trim		
2	12 x 18 louvered and screened gable vent		

## CODE SUMMARY

**APPLICABLE CODE:**  
INTERNATIONAL RESIDENTIAL CODE (IRC) 2015 EDITION  
PRESCRIPTIVE METHOD BUILDING REQUIREMENTS

**DESIGN PARAMETERS: (VERIFY LOCALLY)**  
WIND SPEED 100 MPH  
SEISMIC CATEGORY A, B AND C  
WIND EXPOSURE B  
SNOW LOAD 30#/ SQ. FT.

ZONING CLASSIFICATION: "U"  
CONSTRUCTION TYPE: "V"

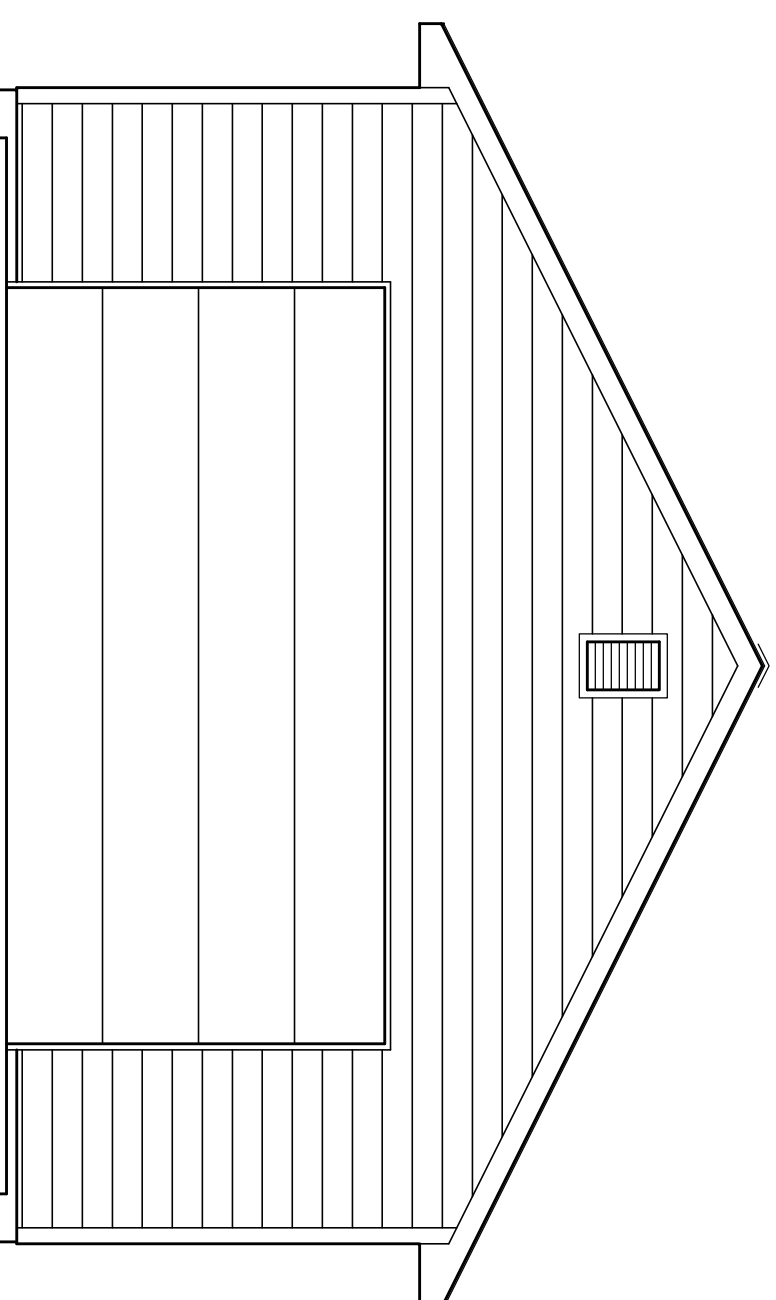
**BUILDING AREAS:**  
MAIN FLOOR USEABLE 960 SQ.FT.  
UPPER FLOOR USEABLE NOT USED  
TOTAL SQ. FT. 960

GRADE TO RIDGE HEIGHT 16'-0"

ALL WORK SHALL CONFORM TO ALL APPLICABLE FEDERAL, STATE, COUNTRY, CITY AND UTILITY COMPANY CODES AND REGULATIONS.

## SYMBOLS

	DETAIL REF. SECTION REF. DRAWING NUMBER
	ELEVATION, SECTION REF. DRAWING NUMBER
	KEY NOTE
	HEADER
	HOLD DOWN LOCATION
	SHEAR WALL
	DATUM POINT



24X40 GARAGE PLAN

## PROJECT INFORMATION

OWNER: \_\_\_\_\_ LIC # \_\_\_\_\_

GENERAL CONTRACTOR: \_\_\_\_\_

SITE LEGAL DESCRIPTION: \_\_\_\_\_

ASSESSORS TAX PARCEL NUMBER: (A.P.N. \_\_\_\_\_)

PROJECT STREET ADDRESS: \_\_\_\_\_

THESE DRAWINGS ARE PART OF A SET OF CONSTRUCTION DOCUMENTS.  
THE CONSTRUCTION DOCUMENTS CONSIST OF ONE OR MORE OF THE FOLLOWING ELEMENTS:

- CONSTRUCTION DRAWINGS
  - SPECIFICATIONS (OWNERS LIST OF PRODUCTS TO BE USED WHEN BUILDING)
  - CONTRACT FORMS & CONDITIONS
  - MODIFICATIONS & REVISIONS
- CONTRACTORS, SUBCONTRACTORS, AND OTHERS WHO PROVIDE LABOR AND/OR MATERIALS REFERENCING THESE DRAWINGS ARE RESPONSIBLE FOR OBTAINING AND REVIEWING ALL CURRENT CONSTRUCTION DOCUMENTS.

CONTRACTORS, SUBCONTRACTORS, AND OTHERS ARE TO REPORT ANY DISCREPANCIES OR ERRORS TO THE OWNER AND/OR BUILDER. ANY CHANGES TO THE PROJECT WILL BE VERIFIED WITH THE OWNER AND/OR BUILDER AND REVISIONS MADE. CONTRACTORS ARE NOT TO MAKE ALTERATIONS OF ANY KIND WITHOUT PRIOR WRITTEN CONSENT. DISCREPANCIES NOT REPORTED IMMEDIATELY ARE RESPONSIBILITY OF CONTRACTOR.

CONTRACTORS SHALL NOT SCALE FROM DRAWINGS.

## SHEET INDEX

A0.1	TITLE SHEET
<b>CIVIL DRAWINGS</b>	
A1.1	SITE PLAN
<b>ARCHITECTURAL DRAWINGS</b>	
A2.1	MAIN FLOOR PLAN & WALL FRAMING PLANS & ELECTRICAL
A3.1	EXTERIOR ELEVATIONS
A4.1	BUILDING SECTION & ROOF FRAMING PLAN
A4.2	PORTAL FRAMING DETAILS
A4.3	DETAILS
<b>STRUCTURAL DRAWINGS</b>	
S1.1	FTG. & FOUNDATION FLOOR PLAN
S1.11	FTG. & FOUNDATION FLOOR PLAN
S1.2	PORTAL FRAMING

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

DATE:

TITLE SHEET  
MATERIALS  
INDEX  
PROJECT  
INFO.

PLAN NO. 24x40-2C1D

# GARAGE PLANS

Big Idea Designs  
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