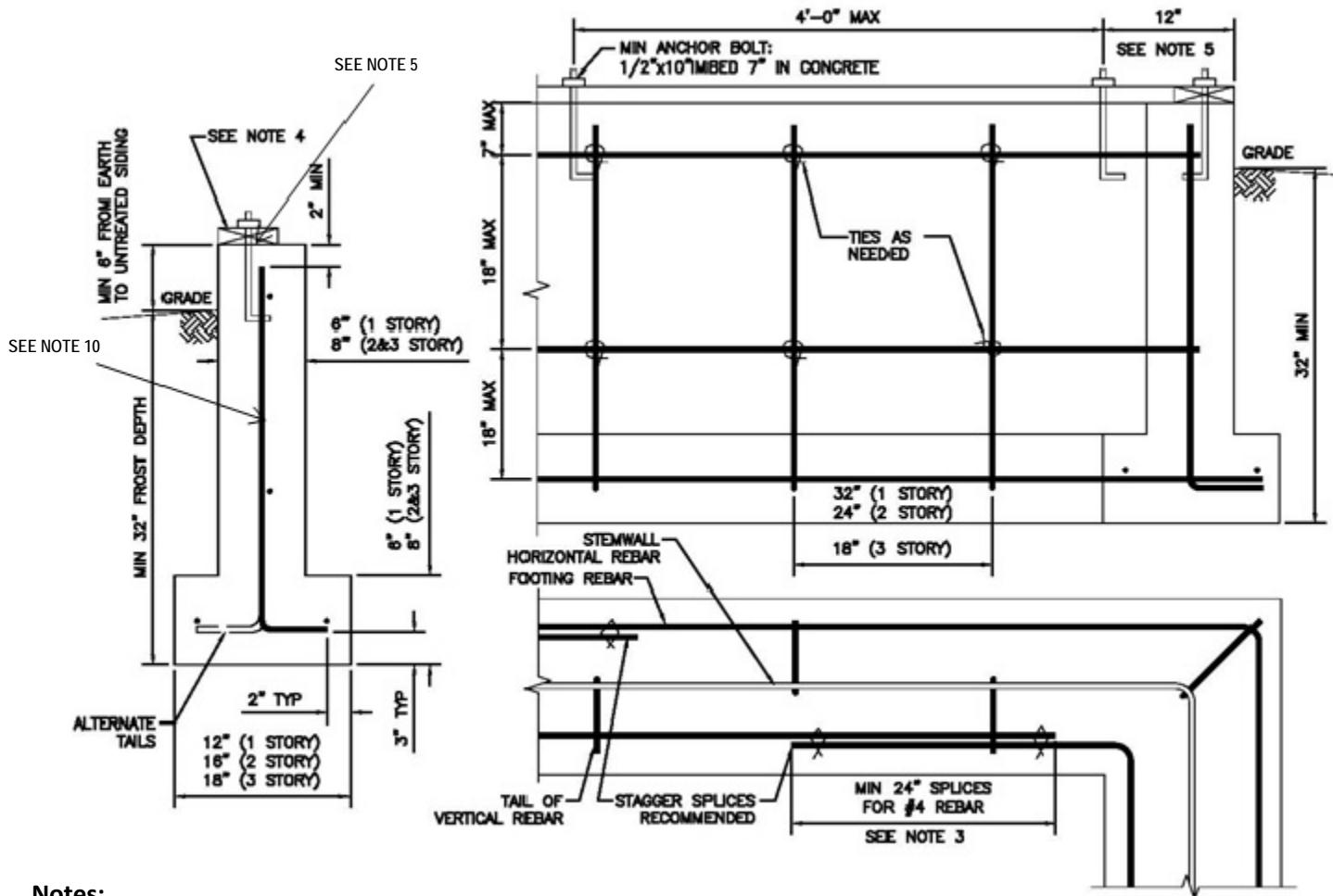


STANDARD CBJ FOUNDATION

January 2016

Suggested Solid Concrete Foundation

For stud bearing walls in residential construction limited to four-plex with vertical walls, rectangular concerns, normal geometry, shape and dimensions, in geographical hazard-free zones under stress causing loads and forces stipulated in the building codes (see notes 1, 2, and 6).

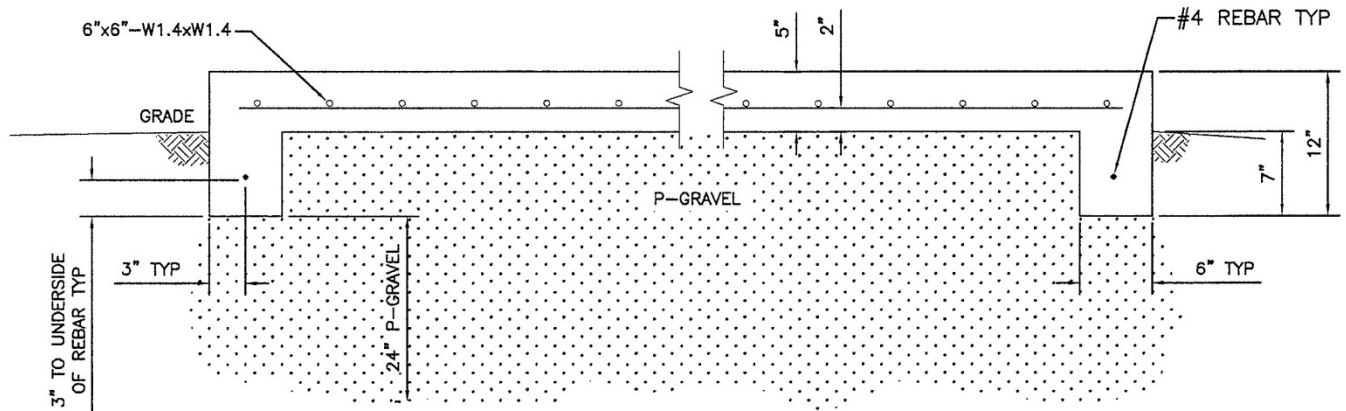


Notes:

- Information provided does not apply to retaining walls or foundations retaining more than 48" of earth (measured from the bottom of the footing to the to the height of the retained earth); or isolate post footings which should be separately designed by a registered engineer or architect. However, 32 inches minimum depth of frost should protection or equivalent is required in all cases. In no case can this detail be used for stemwalls taller than 48".
- All rebar for 1, 2 and 3 story foundations to be #4 unless otherwise noted.
- Lap all #4 rebar splices minimum 24" (code requires laps to be 48 bar diameters unless engineered, so larger or smaller rebar will have splice lengths that vary accordingly. Splices running parallel are recommended to be staggered. Adequately suspend rebar and keep it clean and free from mud and dirt.
- Mudsill to be of standard 2" lumber, width equal to but not less than the width of the wall studs. Redwood, wood of natural resistance to decay or factory-pressure-treated lumber required. Interior floor supports such as posts and mudsills shall be factory-pressure-treated or cedar. Also treat the cut bottom of the columns and end girders with preservative where the contact masonry.
- Place anchor bolts within 12" of each section of the mudsill (the outside edge), in each direction, at all corners, junctions and breaks in stem walls. There shall be minimum of two anchor bolts for each piece of mudsill. 3"x3" plate washers are required 6' OC on all shear and bearing walls.
- All dimensions and specifications are minimum unless otherwise stated for 1, 2 and 3-story dwellings, but not less than 2,000 psi design soil bearing capacity and 2,500 psi concrete. Poor or special sit, soil or geological conditions dictate required engineer foundations.
- All reinforcement must be secured in place before pouring concrete.
- Snow, ice and frost must be removed from forms before pour; ground must be thawed and/or free of standing water before pour. Placing concrete below 40 degrees temperature requires special precautions- see Cold Weather Concrete bulletin.
- For ground steeper than 1:10, foundations much be level, or stepped so that top and bottom of such foundation steps are level.
- 10.Damp-proofing and waterproofing where required: Walls or portions thereof that retain earth and enclose interior space and all crawlspace walls below exterior grade.

Suggested Floating Slab

For one-story, non-commercial/non-industrial isolated garage and storage sheds, limited to 700 square foot floor area. (All dimensions and specifications are minimum.) A minimum 30" deep test hole must be open in, or adjacent to, the slab at time of inspection for inspectors to verify appropriate soils/fill material & depth.



Suggested Masonry Concrete Block Foundations

Bonded by mortar, for stud bearing walls, residential construction, limited to four-plex, with vertical walls, rectangular corners, normal geometry, shape and dimensions, in geophysical hazard free zones and under stress causing loads and forces stipulated in the building codes (see notes 1-9 under solid concrete foundation, opposite side).

