

Building Guide

Colorado Chapter of the International Code Council

Single Family Residential One Story Detached Garage

How to Use this Guide

Provide two sets of plans and complete the following:

1 Complete this Building Guide by filling in the blanks on page two and three, and indicating which construction details will be used.

2 Provide 2 Plot Plans (site plan) showing dimensions of your project or addition and its relationship to existing buildings or structures on the property and the distance to existing property lines, drawn to scale.

3 Fill out a building permit application.

The majority of permit applications are processed with little delay. The submitted documents will help determine if the project is in compliance with building safety codes, zoning ordinances and other applicable laws.

The Colorado Chapter of the International Code Council is a professional organization seeking to promote the public health, safety and welfare to building construction. We appreciate your feedback and suggestions. To obtain a master copy of this building guide, please write to the Colorado Chapter of the International Code Council, P.O. Box 961, Arvada, CO 80001. http://www.coloradochaptericc.org

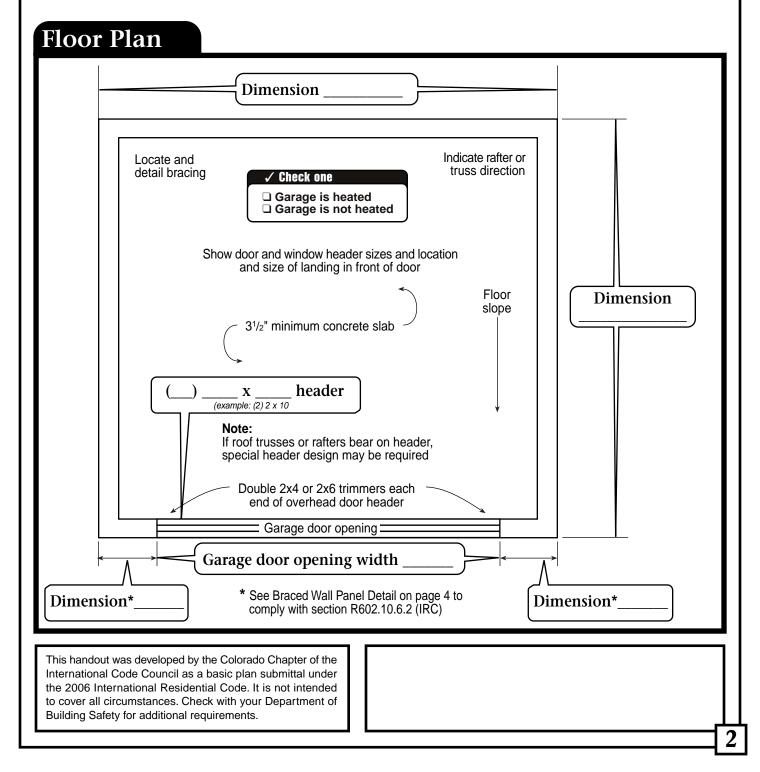
This handout was developed by the Colorado Chapter of the International Code Council as a basic plan submittal under the 2006 International Residential Code. It is not intended to cover all circumstances. Check with your Department of Building Safety for additional requirements.

Single Family Residential One Story Detached Garage

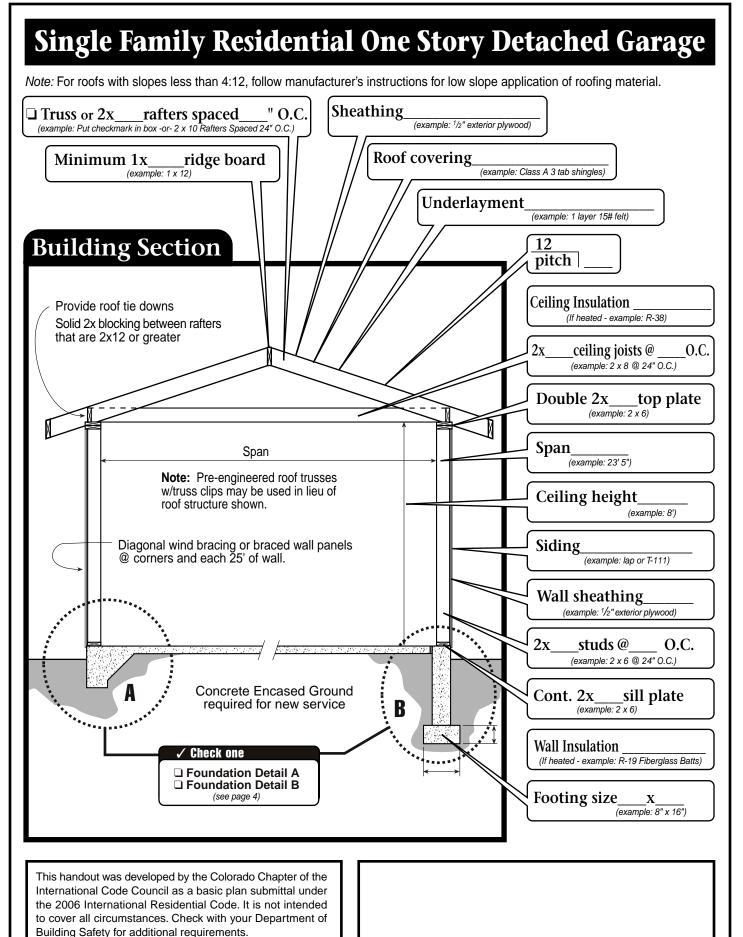
Directions

- **1.** Fill in the blanks on pages 2 and 3 with dimensions and materials which will be used to build the structure. Please print legibly.
- 2. Indicate in the check boxes on page 3 which detail from page 4 will be used.

Note: Heated garages may require special provisions.



Address:



Single Family Residential One Story Detached Garage

Foundation Detail B

2

<u>ا</u>

1.00

3'

Lap siding over

minimum of 1

Finished

grade

Note: Check

department for

swelling soils.

Caissons may

be required.

with local

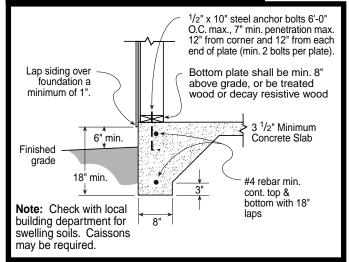
building

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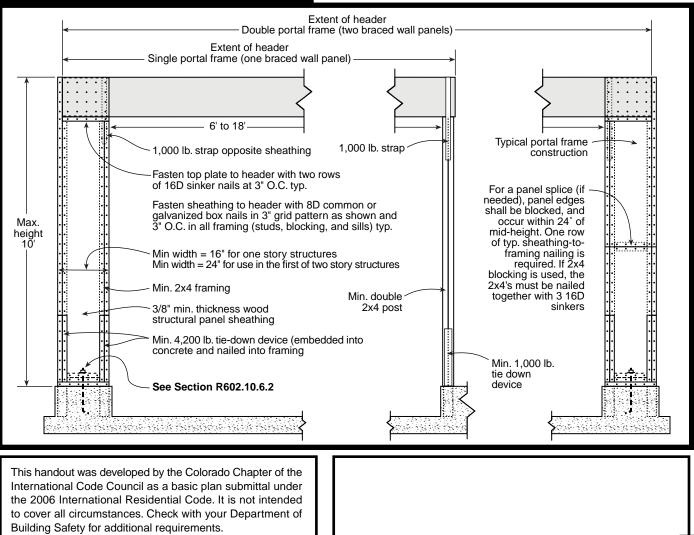
6" min.

36" min.

Foundation Detail A



Braced Wall Panel Detail



1/2" x 10" steel anchor bolts 6'-0'

O.C. max., 7" min. penetration max

12" from corner and 12" from each

end of plate (min. 2 bolts per plate)

Bottom plate shall be min. 8" above grade, or be treated

wood or decay resistive wood

Fiberboard expansion joint

Provide #4 rebar vert. @ 4'-0"

O.C. insert rebar into concrete

#4 rebar min. continuous top of

stemwall & at footing with 18" laps

footing or key way

3 1/2" Minimum

concrete slab