

Wind Design

- **Conventional Light Frame Construction.** Wood framed buildings built with prescriptive techniques as required by IBC are deemed to meet the design requirements of IBC. Design of non-compliant portions is allowed.
- **Simplified Method.** IBC may be used to determine wind loads for buildings not exceeding 60' in height.
- **SBCCI Method.** SBCCI SSTD 10 *Standard for Hurricane Resistant Residential Construction* may be used for group R2 and R3 buildings.
- **AF&PA Method.** *AF&PA Wood Frame Construction Manual for One and Two Family Dwellings* may be used for residential structures.
- **Metal Flagpoles.** NAAMM FP 1001 *Guide Specifications for the Design of Metal Flagpoles* may be used for metal flagpoles.
- **TIA/EIA-222.** Antenna supporting structures and antennas may use TIA/EIA-222 for wind design.
- **Design Wind Speed.** Current IBC, ASCE (V) = 98
- **Exposure Category.** Exposure factors are site dependant with the downtown categorized, as Exposure B. valley floor and hillside properties will fall into Exposure C classification.
- **Staples will not be used for any roof sheeting or shear walls, or on any roofing.**

Earthquake Design

- **Conventional Light Frame Construction.** Wood framed buildings built with prescriptive techniques as required by IBC are deemed to meet the design requirements of IBC chapter 16. Design of non-compliant portions is allowed.
- **Ground Motion Acceleration.** The IBC requires ground motion acceleration to be determined by either General Procedure or Site Specific Procedure. Either method is acceptable with the exception that for parcels with a site class of "F" the general procedure may not be used.
- **Site Class.** Site class is to be determined by geotechnical evaluation. Please note that appropriately licensed persons must perform the evaluation. Evaluation reports for seismic design categories D, E or F must include all of the information detailed in IBC.

Snow Loads

- **Ground snow loads.** Assigned ground snow loads are 30 pounds per square foot up to and including elevations of 750' above sea level. Elevations above 750' will have an assigned snow load of 10 pounds per square foot for every 100 feet above the 750' elevation.
- **Drifting.** Drifting must be analyzed for buildings with flat and semi flat roofs.

Frost Depth

- **Assigned frost depth.** Bottoms of footings must be a minimum of 18" below finished grade. Please note that the building Dept. will often require wider footings.