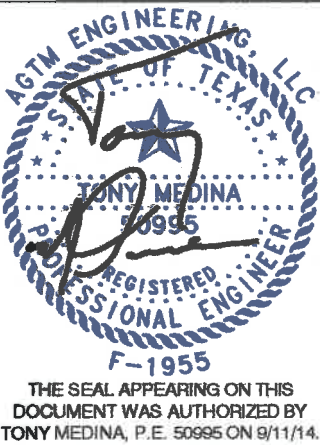


NOTES:

1. TO PREVENT SETTLEMENT DUE TO SOIL CONSOLIDATION, **ALL EXTERIOR FOUNDATION BEAMS MUST BE FOUNDED A MINIMUM OF 12 INCHES INTO UNDISTURBED SOIL OR UNIFORMLY COMPACTED SELECT FILL, UNLESS PIERS ARE INSTALLED.** THE SELECT FILL SHOULD BE NON-EXPANSIVE SOIL WITH A PLASTICITY INDEX BETWEEN 6 TO 14, AND SHOULD BE PLACED IN LIFTS OF 6 TO 8 INCHES AND UNIFORMLY COMPACTED TO A MINIMUM OF 95% OF ASTM D698 (STANDARD PROCTER) MAXIMUM DENSITY AT A MOISTURE CONTENT WITHIN 3% OF OPTIMUM. WHEN FOUNDATION SITE CONTAINS FILL (MAX. 3'-0"), THE DEEPEN BEAM DETAIL SHOULD BE USED IN THESE FILLED AREAS. FOR SITES WHERE FILL IS GREATER THAN 3'-0", PLEASE CONTACT AGTM ENGINEERING, LLC TO INCORPORATE PIERS INTO THE DESIGN.
2. ALL CONCRETE SHALL BE NORMAL WEIGHT, WITH MINIMUM STRENGTH OF 3000 PSI AFTER 28 DAYS AND SHALL CONFORM TO ACI 318, ACI 301, AND ASTM C94, MOST CURRENT EDITIONS.
3. CONCRETE SHALL NOT BE PLACED WITH SLUMP GREATER THAN 5 INCHES.
4. WHEN SPECIFIED ALL #3 BARS SHALL BE 40 GRADE STEEL AND ALL #4 OR LARGER BARS SHALL BE ASTM A-615 GRADE 60
5. PLUMBING MAY CROSS BEAMS BUT NOT BE PLACED IN BEAMS.
6. ALL GRADE BEAMS AND SLAB AREA SHALL BE FREE OF ANY STANDING WATER AT THE TIME OF CONCRETE PLACEMENT.
7. 4" OF CUSHION (LEVELING) SAND UNDER CONCRETE SLAB IS RECOMMENDED TO ACHIEVE A LEVEL SURFACE.
8. PROVIDE A 6 MIL POLYETHYLENE MOISTURE RETARDER BENEATH SLAB AREA.
9. ALL STRANDS 1/2" DIA. - 270 KSI.
10. THIS FOUNDATION DESIGN IS CONSIDERED INVALID UNLESS ACCOMPANIED BY A LETTER FROM AGTM ENGINEERING LLC AUTHORIZING ITS USE ON A SPECIFIC LOT & BLOCK, OR ADDRESS.
11. PLANS CAN BE REVERSED ON LOT AT BUILDERS DISCRETION.
12. PLANS ARE FOR STRAND AND BEAM PLACEMENT ONLY. SET FORMS, DROPS, BRICK LEDGES, HANDICAP RAMPS, ETC., BY ARCHITECTURAL FLOOR PLAN OR AS SPECIFIED BY OWNER/GENERAL CONTRACTOR.
13. AT CONTRACTORS OPTION, LIVE END AND DEAD END REVERSAL IS PERMITTED.
14. AT CONTRACTORS OPTION, BRICK LEDGE MAY BE INCLUDED OR OMITTED AT EXTERIOR DOOR OPENINGS.
15. TO INSURE PROPER DRAINAGE AS STATED BELOW, THE ELEVATION OF THE TOP OF SLAB SHALL BE A MINIMUM OF 12 INCHES ABOVE THE HIGHEST NATURAL GRADE ELEVATION AROUND THE PERIMETER OF THE SLAB. WITHIN A MIN. DISTANCE OF 5', STANDING WATER (PONDING) WITHIN 10' OF THE FOUNDATION PERIMETER WILL RESULT IN SOIL EXPANSION WHICH WILL CAUSE FOUNDATION PROBLEMS.
16. VIBRATE CONCRETE @ ALL CABLE END LOCATIONS ESPECIALLY AT CORNERS WHERE SEVERAL CABLES ARE ANCHORED. MAXIMUM CONCRETE DENSITY IS REQUIRED TO INSURE THAT A "BLOW-OUT," DOES NOT OCCUR DURING CABLE STRESSING.
17. **DROPS:** THE FOLLOWING SYMBOL INDICATES DROP IN FOUNDATION. THE AMOUNT OF DROP AND EXACT LOCATION IS TO BE DETERMINED BY ARCHITECTURAL PLAN OR AS DIRECTED BY OWNER/CONTRACTOR.
18. **DRAINAGE, DRAINAGE, DRAINAGE:** DRAINAGE ALL AROUND A FOUNDATION IS CRITICAL IN AREAS WHERE EXPANSIVE SOIL EXISTS. STANDING WATER WITHIN 10 FEET OF A FOUNDATION WILL RESULT IN SOIL HEAVE AND UPWARD FOUNDATION MOVEMENT. AS SOON AS CABLES ARE CUT, PROPER ROUGH GRADING IS REQUIRED. TO INSURE THAT THERE ARE NO LOW SPOTS ADJACENT TO THE FOUNDATION WHERE WATER CAN STAND, THESE AREAS NEED TO BE FILLED AND ROUGH GRADED TO INSURE WATER FLOWS AWAY FROM THE FOUNDATION. STANDING WATER ADJACENT TO THE FOUNDATION IN THESE HIGH CLAY CONTENT SOIL AREAS, WILL CAUSE THE FOUNDATION TO HEAVE (MOVE-UP) AND RESULT IN FOUNDATION PROBLEMS. **THE FINAL GRADE** (AFTER CABLES ARE CUT) AROUND THE FOUNDATION SHALL BE 8" BELOW THE TOP OF THE FOUNDATION AND SLOPE AWAY FROM THE FOUNDATION A MINIMUM OF 6" IN 5'-0".
19. IN AREAS WHERE EXPANSIVE OR COLLAPSIBLE SOILS ARE KNOWN TO EXIST, ALL DWELLINGS SHALL HAVE A CONTROLLED METHOD OF WATER DISPOSAL FROM ROOFS THAT WILL COLLECT AND DISCHARGE ROOF DRAINAGE TO THE GROUND SURFACE AT LEAST 5 FEET (1524 MM) FROM FOUNDATION WALLS OR TO AN APPROVED DRAINAGE SYSTEM.
20. WOOD SOLE PLATES AT ALL EXTERIOR WALLS ON MONOLITHIC SLABS, WOOD SOLE PLATES OF BRACED WALL PANELS AT BUILDING INTERIORS ON MONOLITHIC SLABS AND ALL WOOD SILL PLATES SHALL BE ANCHORED TO THE FOUNDATION WITH ANCHOR BOLTS SPACED A MAXIMUM OF 6 FEET (1829 MM) ON CENTER. BOLTS SHALL BE AT LEAST 1/2 INCH (12.7 MM) IN DIAMETER AND SHALL EXTEND A MINIMUM OF 7 INCHES (178 MM) INTO CONCRETE OR GROUTED CELLS OF CONCRETE MASONRY UNITS. A NUT AND WASHER SHALL BE TIGHTENED ON EACH ANCHOR BOLT. THERE SHALL BE A MINIMUM OF TWO BOLTS PER PLATE SECTION WITH ONE BOLT LOCATED NOT MORE THAN 12 INCHES (305 MM) OR LESS THAN SEVEN BOLT DIAMETERS FROM EACH END OF THE PLATE SECTION. INTERIOR WALL SOLE PLATES ON MONOLITHIC SLAB FOUNDATION THAT ARE NOT PART OF A BRACED WALL PANEL SHALL BE POSITIVELY ANCHORED WITH APPROVED FASTENERS. SILL PLATES AND SOLE PLATES SHALL BE PROTECTED AGAINST DECAY AND TERMITES WHERE REQUIRED BY SECTION R317 AND R318. THIS "FOUNDATION ANCHORAGE" REQUIREMENT IS AS PER IRC 2009/2012, SECTION R403.1.8
21. IF THERE ARE DROUGHT CRACKS IN THE GROUND WHERE THE SLAB IS TO BE PLACED, THEN IMMEDIATELY PRIOR TO CONSTRUCTION, THE CONTRACTOR USING WHATEVER MEANS HE CHOOSES, SHALL SLUSH OR INJECT THE GROUND UNDER THE SLAB AND FOR A MINIMUM OF 10 FEET OUTSIDE THE SLAB PERIMETER WITH SUFFICIENT WATER TO CLOSE ALL SUCH DROUGHT CRACKS THAT EXIST.
22. PRE-POUR INSPECTION BY AGTM ENGINEERING, LLC REQUIRED.



POST TENSION FOUNDATION

JOE WHEELER

CONTACT: JOE WHEELER - (904) 318-5637

JOB:

LOT: 451 SUB: THE SHORES
CANAL DR.
CORSICANA, NAVARRO COUNTY, TEXAS

SHEET

S1

OF 1 SHEET

DRAWN BY: B. SLONE

SCALE: 1/8" = 1'-0"

DATE: SEPTEMBER 2, 2014

REVISION:

A - 9/11/14; ADDED PIERS.

AGTM JOB CODE: PTF0714077A



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DEX = 40

x MIN. 15' DEEP
TIE PIER
ER DETAIL.

REMENTS:

2"

0"

6"