



City of Milpitas

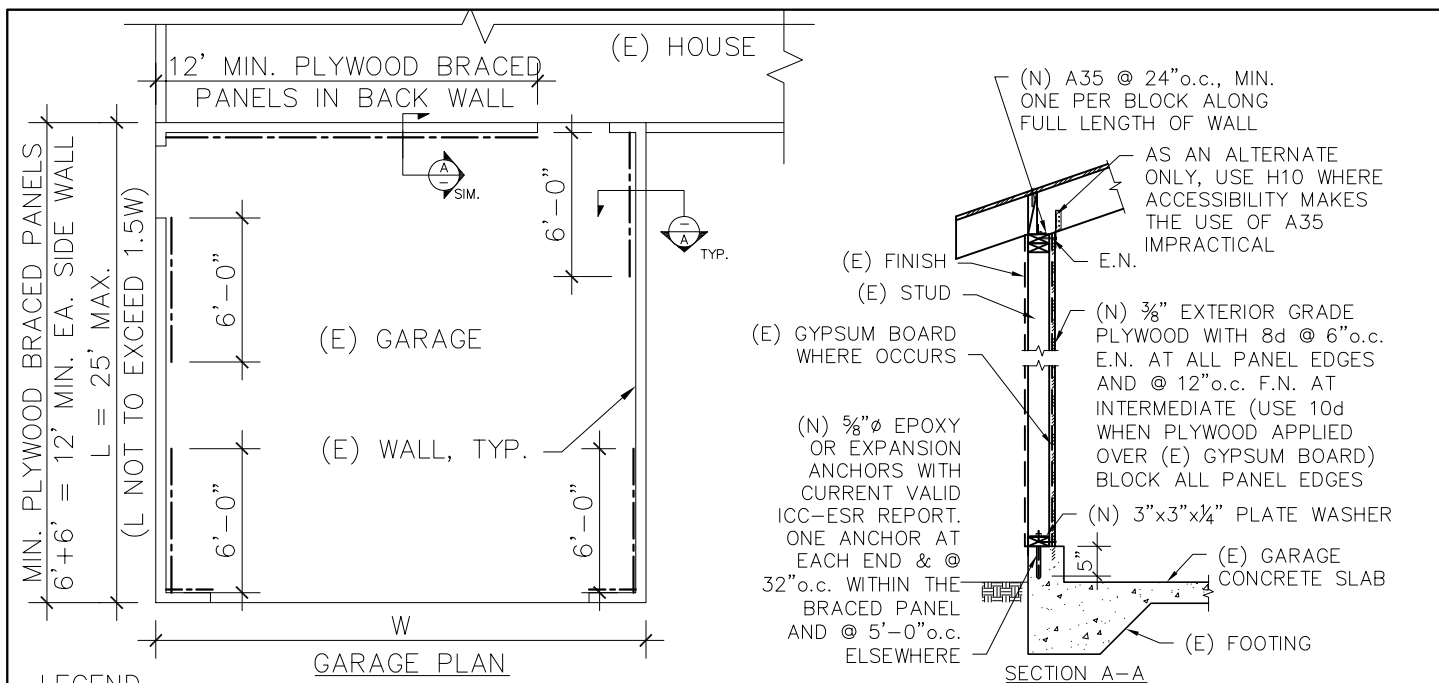
Office of Building and Safety

DESIGN GUIDELINE
FOR

VOLUNTARY SEISMIC STRENGTHENING OF RESIDENTIAL GARAGE FOR SINGLE STORY BUILDING



455 E. Calaveras Blvd.
Milpitas, CA 95035
408-586-3240
www.milpitas.gov



NOTES:

1. PROVIDE PROJECT INFORMATION SUCH AS THE SCOPE OF WORK; THE STREET ADDRESS AND THE NAME OF THE LEGAL OWNER OF THE PROPERTY; THE NAME, ADDRESS AND TELEPHONE NUMBER OF THE PERSON WHO PREPARED THE PLANS.
2. THE INTENT OF THESE GUIDELINES IS TO PROMOTE PUBLIC SAFETY AND WELFARE BY REDUCING THE RISK OF EARTHQUAKE DAMAGE TO EXISTING WOOD-FRAMED RESIDENTIAL BUILDINGS.
3. THE REQUIREMENTS CONTAINED HEREIN ARE PRESCRIPTIVE MINIMUM STANDARDS INTENDED TO IMPROVE THE SEISMIC PERFORMANCE OF RESIDENTIAL BUILDINGS. THEY WILL NOT NECESSARILY PREVENT EARTHQUAKE DAMAGE, NOR MAKE YOUR HOME EARTHQUAKE PROOF. THESE RECOMMENDATIONS ARE BASED ON ASSUMPTIONS THAT APPLY TO HOUSES OF AVERAGE CONSTRUCTION. YOU ARE ENCOURAGED TO HAVE A COMPETENT LICENSED ENGINEER OR ARCHITECT REVIEW THE PLANS AND MODIFY THEM AS APPROPRIATE FOR YOUR HOME.
4. ALL EXISTING CONCRETE AND WOOD MATERIAL WHICH WILL BE PART OF THE STRENGTHENING WORK SHALL BE IN SOUND CONDITION AND FREE FROM DEFECT WHICH WOULD SUBSTANTIALLY REDUCE THE CAPACITY OF THE MATERIAL. ANY SUBSTANDARD MATERIAL SHALL BE REPAIRED OR REPLACED TO MEET MINIMUM BUILDING CODE REQUIREMENTS.
5. ALL METAL CONNECTORS AND HARDWARE SHALL MEET AN APPROVED STANDARD FOR ITS INTENDED USE AND BE INSTALLED PER MANUFACTURER'S INSTRUCTIONS.
6. FASTENERS FOR PRESERVATIVE TREATED WOOD SHALL BE OF HOT DIPPED ZINC-COATED GALVANIZED MEETING ASTM 153.
7. PLYWOOD BRACED PANELS CLOSEST TO THE ENDS OF WALL LINE SHALL BE LOCATED AS NEAR TO THE ENDS AS POSSIBLE. PANELS MAY BE LOCATED AWAY FROM THE ENDS OF WALL LINE WHEN EXISTING OBSTRUCTION OR LIMITED CLEARANCE NECESSITATES SUCH RELOCATION.
8. PROVIDE SAME SIZE GARAGE VENT OPENING IN THE NEW PLYWOOD AND BLOCK AROUND OPENING.
9. THE INFORMATION PROVIDED IN THIS DESIGN GUIDE CARRIES NO IMPLIED OR INFERRED GUARANTEE AGAINST FAILURE OR DEFECTS. BY USING THIS DESIGN GUIDE, THE CONTRACTOR/OWNER ACCEPTS THE FULL RESPONSIBILITY OF RISK. ALTERNATE DESIGN MAY BE USED WHEN PROVIDED WITH WET STAMPED AND SIGNED STRUCTURAL CALCULATIONS & DETAILS BY A CALIFORNIA LICENSED ENGINEER OR ARCHITECT.

VER	DATE	BY	<p>City of Milpitas</p> <p>Office of Building Safety</p> <p>VOLUNTARY SEISMIC STRENGTHENING OF</p> <p>RESIDENTIAL GARAGE FOR SINGLE STORY BUILDING</p>	<p>SHEET</p> <p>1</p> <p>OF 1 SHEETS</p>
1	OCT 2024	JL		