GENERAL INFORMATION
A SEPERATE PERMIT(S) ARE REQUIRED FOR ACCESSORY BUILDINGS, SWIMMING POOLS, SHORING, RETAINING WALLS, BLOCK WALLS OVER 3 FEET IN HEIGHT, PATIO COVERS, DEMOLITION, ETC.

CONCRETE MIX
THE CONCRETE TRANSIT MIXED FOR FOOTINGS SHALL MEET THE STRENGTH OF Fc = 4500psi TYPE V. WATER/CEMENT RATIO OF 0.45, UNLESS A SOILS REPORT RECOMMENDS OTHERWISE PORTLAND CEMENT SHALL CONFORM TO ASTM C 150, TYPE V. DEPUTY INSPECTION IS NOT REQUIRED. PROVIDE A "TRIP" TICKET BATCH PLANT RECEIPT FOR VERIFICATION OF CONCRETE MIX (4500psi, TYPE V)

CONCRETE BLOCK
GRADE "N" UNITS ASTM C-90 f'm=1,500 PSI

MORTAR MIX
MORTAR SHALL BE FRESHLY PREPARED AND UNIFORMALLY MIXED IN THE RATIO BY VOLUMES OF 1 PART CEMENT, 1/2 PART LIME PUTTY, 4 1/2 PARTS SAND AND SHALL CONFORM TO ASTM C 270. IF PLASTIC TYPE CEMENT IS USED, THE LIME PUTTY SHALL BE OMITTED. CELLS WITH REINFORCEMENT SHALL NOT CONTAIN MORTAR PROJECTIONS OVER 1/4".

GROUT MIX
GROUT SHALL BE OF FLUID CONSISTANCY. RATIO BY VOLUMES 1 PART CEMENT, 3 PARTS SAND OR 1 PART PORTLAND CEMENT, 3 PARTS SAND, 2 PARTS PEA GRAVEL (3/8" AGGREGATE). UNITS SHALL BE LAID A MAXIMUM OF 4 FEET BEFORE GROUTING. LIFTS UP TO 5 FEET MAY BE ALLOWED WITH THE USE OF CLEANOUTS AT THE REINFORCEMENT CELLS.

REINFORCING STEEL
REINFORCING STEEL SHALL BE DEFORMED BARS CONFORMING TO ASTM A 615 GRADE 60 FOR #5 AND LARGER AND ASTM GRADE 40 FOR #4 AND SMALLER. LAP SPICES SHALL LAP A MINIMUM OF 24" OR 40 TIMES THE DIAMETER, WHICH EVER IS GREATER.

WALL DRAINAGE
PROVISIONS SHALL BE MADE TO RELEIVE HYDROSTATIC PRESSURE VIA A SUB DRAIN LOCATED BEHIND THE WALL. INSTALL A 4" PERFORATED DRAIN LINE WITH FILTER FABRIC AND A MINIMUM 12" WIDE GRAVEL BACKFILL OR LEAVE OUT THE HEAD JOINTS IN THE FIRST COURSE OF BLOCK EVERY 32" AT GRADE LEVEL.

FOOTINGS
FOOTING DESIGN IS BASED ON 1,500 PSF BEARING PRESSURE MAXIMUM WITHOUT A SOILS REPORT.

INSTRUCTIONS:
1. FILL IN TITLE PAGE
2. DRAW THE SITE PLAN ON PAGE 2, SHOW LOCATION AND LENGTH OF WALLS.
3. IDENTIFY WHICH DETAILS ARE BEING USED ON PAGE 3

SIGNATURE OF OWNER/APPLICANT
DATE

THE PARTY WALL AGREEMENT NEEDS TO CONTAIN THE FOLLOWING INFORMATION:

- IDENTIFY PROPERTY OWNERS
- IDENTIFY THE LEGAL DESCRIPTIONS OF THE AFFECTED LOTS
- PROVIDE A GENERAL DESCRIPTION OF THE LOCATION AND NATURE OF THE PARTY WALL (REFERENCE TO A PLAN OR DRAWINGS AS AN EXHIBIT WOULD BE PREFERRED)
- LANGUAGE EXPRESSING THE OWNERS' AGREEMENT
- LANGUAGE THAT ADDRESSES WHO IS RESPONSIBLE FOR MAINTENANCE, LIABILITY, ETC.
- A STATEMENT THAT THE AGREEMENT IS INTENDED TO RUN WITH THE LAND AND BENEFIT AND BURDEN BOTH LOTS, IN ACCORDANCE WITH CIVIL CODE SECTION 1468.

THE PARTY WALL AGREEMENT WILL BE SUBMITTED TO THE PLANNING DEPARTMENT FOR PROCESSING AND APPROVAL. UPON OBTAINING APPROVAL THE PARTY WALL AGREEMENT NEEDS TO BE SUBMITTED TO ORANGE COUNTY RECORDER'S OFFICE FOR RECORDATION BY THE APPLICANT.

THE DISCARGE FO POLLUTANTS, CONSTRUCTION MATERIALS OR CONSTRUCTION BY-PRODUCTS ONTO CITY STREETS OR STORM DRAINS IS PROHIBITED

FINISH GRADE AROUND THE STRUCTURE SHALL BE SLOPED BY 2% AWAY FROM THE BUILDING FOR DRAINAGE PURPOSES

THE "PARTY WALL AGREEMENT" NEEDS TO CONTAIN THE FOLLOWING INFORMATION:

- IDENTIFY PROPERTY OWNERS
- IDENTIFY THE LEGAL DESCRIPTIONS OF THE AFFECTED LOTS
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