



Wall Bracing Options

I _____ of _____ certify that _____
(Applicant) (Company) (Company/Person who designed the plans)

has designed the plans for: _____ to be compliant with the
(Address)

ICC 2009 International Residential Code.

- A. ICC 2009 International Residential Code for One and Two-family Dwellings (IRC) Methodology.
 - 1. Braced Wall Plan submittal required (2 copies)
 - 2. 1 copy = stamped "Approved" and signed for City files
 - 3. 1 copy = stamped "Approved" and signed for Builders Records
- B. Prescriptive Methodology
 - 1. Wall bracing shall be CS-Sheathing (OSB) Method for the entire house.
 - a. If the builder chooses to use any materials other than OSB (Oriented Strand Board), the builder shall be required to meet all IRC code requirements.
 - 2. PFH (Portal Frame with Hold-down) Method wall shall be used for all garage door framing.
 - a. A return wall shall be a minimum of 16" in length on two-car garages in a single story house, and 24" on two car garages in two-story houses.
 - 3. Exterior Walls with Windows and Doors
 - a. Any wall where a window, door, or other framed opening occupies 55% or greater total wall space shall be framed with the CS-PF (Continuous Sheathing Portal Framing) Method. Minimum wall lengths shall meet requirements on IRC Table R602.10.4.2.
 - b. Any CS-PF that doesn't meet the length and height requirements shall have a Steel Strong Wall Panel or engineer's design.
 - c. A minimum 24" wood structural panel corner return shall be provided at both ends of a braced wall line (IRC R602.10.4.4 (Diagram 3) and R602.10.4.4 (Diagram 5)). In lieu of the corner return, a hold-down device with a minimum uplift design value of 800 pounds (3560 N) shall be fastened to the corner stud and to the foundation or framing below.
 - d. Note that if two continuously sheathed wall lines meet at a corner and along one of the two wall lines the first bracing panel is displaced from this common corner, subsequently both braced wall lines are denied the structural effect of the corner return. In this case, both wall lines shall be anchored with an 800-pound (3560 N) hold-down device at the first available panel.
 - e. All walls require a minimum length of 4 feet of bracing.
 - 4. Exterior Braced Wall Lines (BWL)
 - a. Any exterior BWL exceeding 60 feet in length shall require an interior BWL be installed.

Applicant: _____

Method used: A _____

Date: _____

B _____