



INSTALLATION INSTRUCTIONS & WARRANTY POLICY



WE MAKE IT EASY

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1.2 INTRODUCTION

You are setting up one of the finest modular building on the market today. Great care was taken during its construction to create a home that is square and true. As you begin the setup procedures, **ADHERE CLOSELY TO THE FOLLOWING STEP-BY-STEP INSTRUCTIONS.**

Use journeyman workmanship quality standards.

VESTA TRANSPORTABLE HOMES GROUP, LLC D/B/A NORTHSTAR SYSTEMBUILT WILL
NOT BE RESPONSIBLE
FOR WARRANTY CLAIMS RESULTING FROM
IMPROPER SETUP PROCEDURES

Check carefully the overall site conditions and foundation layout for accuracy to avoid problems. Improper site condition or foundation layout can create serious service problems.

PLEASE READ AND UNDERSTAND THE FOLLOWING INSTRUCTIONS IN THEIR ENTIRETY PRIOR TO COMMENCING WITH THE HOME SETUP. The following instructions are intended to provide the installer with the proper setup instructions.

FOUNDATION PLANS WILL BE SUPPLIED BY A
LICENSED ARCHITECT OR ENGINEER CONTRACTED BY
THE BUILDER.

SITE PREPARATION AND FOUNDATION CONSTRUCTION
SHOULD BE VERIFIED BY A REGISTERED ENGINEER
OR ARCHITECT FAMILIAR WITH LOCAL SOIL CONDITIONS.

ALL SITE WORK WILL BE SUBJECT TO PERMITS, INSPECTION
AND APPROVAL BY LOCAL AUTHORITY HAVING JURISDICTION.



1.3 SITE PREPARATION (PER LOCAL CODES) RECOMMENDATION

The following requirements must be properly completed:

1. Soil conditions are acceptable at site.
2. Site properly prepared on firm or compacted soil.
3. Adequate drainage away from foundation.
4. Ground moisture control required for wet areas, foundation in wet areas for ground moisture control:

SOIL-GAS RETARDER. A continuous membrane of 6-mil (0.15 mm) polyethylene, 3-mil (0.075 mm) cross laminated polyethylene, or other equivalent material used to retard the flow of soil gases into a building.

Subfloor preparation. A layer of gas-permeable material shall be placed under all concrete slabs and other floor systems that directly contact the ground and are within the walls of the living spaces and conditioned crawl spaces of the building, to facilitate the installation of an active sub-slab depressurization system if needed. The gas-permeable layer shall consist of one of the following:

- a. A uniform layer of clean aggregate, a minimum of 4 inches (102 mm) thick. The aggregate shall consist of material that will pass through a 2-inch (51 mm) sieve and be retained by a 1/4-inch (6.4 mm) sieve.
- b. A uniform layer of sand (native or fill), a minimum of 4 inches (102 mm) thick, overlain by a layer or strips of geotextile drainage matting designed to allow the lateral flow of soil gases.
- c. Other materials, systems, or floor designs with demonstrated capability to permit depressurization across the entire sub-floor area.

Soil-gas-retarder. A minimum of 6-mil (0.15 mm) [or 3-mil (0.075 mm) cross-laminated] polyethylene or equivalent flexible sheeting material shall be placed on top of the gas-permeable layer prior to casting the slab or placing the floor assembly to serve as a soil-gas-retarder by bridging any cracks that develop in the slab or floor assembly and to prevent concrete from entering the void spaces in the aggregate base material. The sheeting shall cover the entire floor area with separate sections of sheeting lapped at least 12 inches (305 mm). The sheeting shall fit closely around any pipe, wire, or other penetrations of the material. All punctures or tears in the material shall be sealed or covered with additional sheeting.



Passive sub-membrane depressurization system. In buildings with crawl space foundations, the following components of a passive sub-membrane depressurization system shall be installed during construction.

a. Ventilation. Unconditioned crawl spaces shall be provided with vents to the exterior of the building. The minimum net area of ventilation openings shall comply with Section R408.1 of this code.

b. Soil-gas-retarder. The soil in crawl spaces shall be covered with a continuous layer of minimum 6-mil (0.14 mm) polyethylene soil-gas-retarder. The ground cover shall be lapped a minimum of 12 inches (305 mm) at joints and shall extend to all foundation walls enclosing the crawl space area.

3.) Crawlspace area should have a gradual sloping grade away from the center to help prevent pooling.

5. Ground around foundation should be leveled where the crane will be stationed.



1.4 FOUNDATION PREPARATION

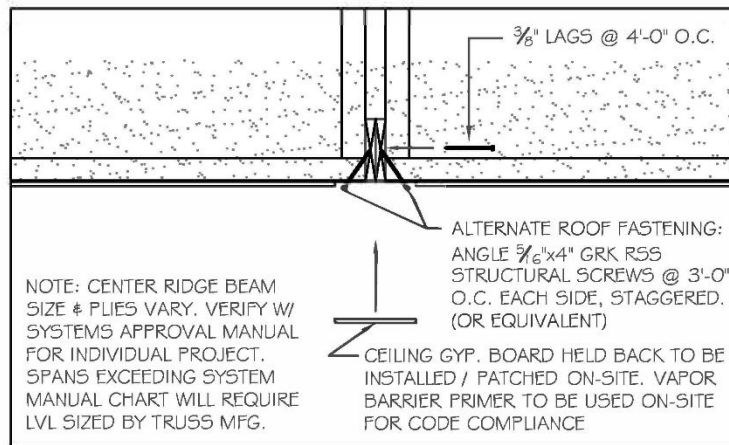
1. Verify correct foundation plans from engineer/architect.
2. Install correct size and thickness of all footings.
3. Install all footings below frost depth.
4. Install correct size, location and spacing of piers and perimeter walls.
5. Check foundation layout for correct length and width.
6. Check foundation wall for square by measuring from front corner to diagonal rear corner then measure other front corner to other diagonal rear corner. If the measurements are not the same the walls are not square. Call your engineer/architect immediately!
7. Verify walls and piers are same height.
8. Shimming between piers and floor may be required for leveling when home sections are set on foundation.
9. Install 1/2" diameter anchor bolts in top of wall located a maximum of 6'-0" o.c. beginning 12" from the foundation corners. (Bolts to be 15" in length for concrete block wall and set in mortar. R403.1.6 Requires a minimum of 7" of embedment into concrete. A 7 inch bolt embedded into the concrete 7 inches will not allow for proper connection of the plate line to the foundation system. Foundation Anchor Bolt size must allow for proper embedment into the concrete and allow plate line to be properly bolted to the foundation system.
10. All foundation work and backfill must be completed at least three (3) days prior to erection if concrete blocks are used, and at least five (5) days prior to erection if poured concrete is used under normal conditions. Extreme wet or freezing conditions may require longer set time. Walls must be braced before backfilling.
11. Place an approved sealer on top of the wall under the sill plate. Bolt minimum 2" x 6" pressure treated sill plate to wall and flush with outside perimeter of wall. (Anchor bolts, sealer and sill plate supplied by others at site).
12. Recheck all site-work for square and level.
13. See details for bay window/fireplace support requirements (If applicable.)

Before home is delivered at site, arrangements to remove tree branches and/or raise any overhead electrical or telephone wires must be made. Make sure foundation perimeter will have adequate clearance for the transporter and carrier of the home upon delivery to the site.

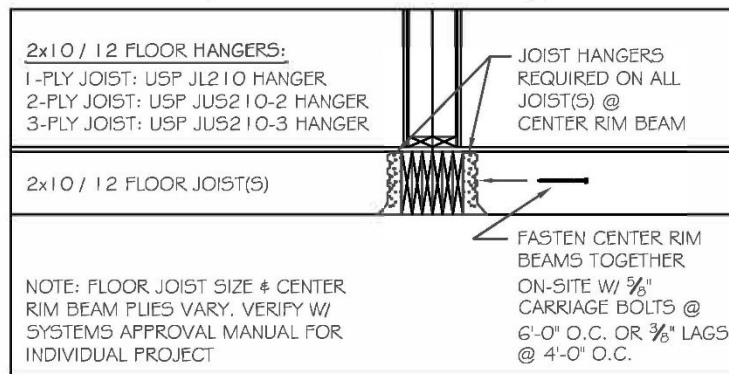


1.5 HOUSE SECTION PREPARATION

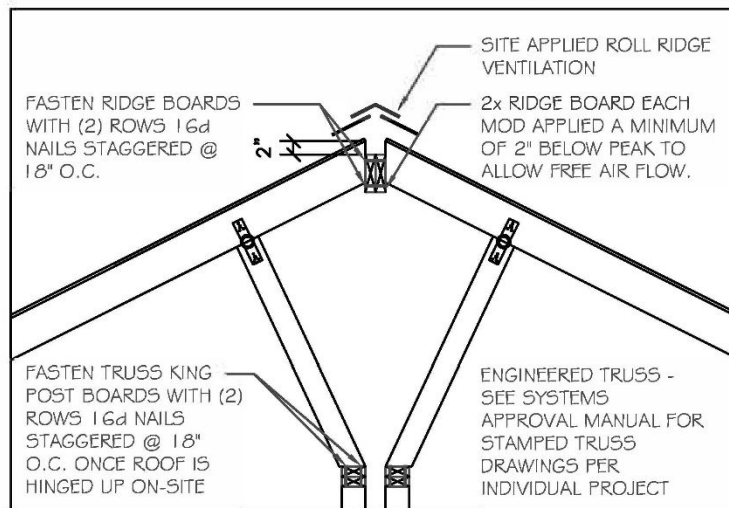
1. Remove all plastic, Bracing, strapping and close up material, leaving temporary walls and shipping columns in place at large span openings.
2. Remove all fasteners used to connect the transporter to the floor section.
3. If there are two (2) sections, on the same transporter frame, cut perimeter rail between sections before attempting to move or lift.
4. Ensure there are no projections, staples, shipping blocks, etc., remaining that may interfere with the close tolerances of the mating process.
NOTE: It is the responsibility of the installer/setup crew to maintain weather tightness of home throughout ALL on-site processes, including storage, setup and finishing.
- 5. PROTECT ALL FINISHED FLOORING FROM CONSTRUCTION WORKER'S TRAFFIC.**
6. Prepare to crane set the unit with appropriate lifting straps and spreader bars. *NOTE: Spreader bars are essential to prevent severe damage to ceiling structures. Discuss liabilities with your crane company before work is started.*



CENTER RIDGE BEAM DETAIL



CENTER FLOOR RIM DETAIL



ROOF RIDGE DETAIL

D MODULAR MARRIAGE LINE DETAILS

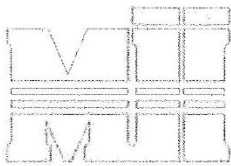
SCALE: $\frac{3}{8}$ " = 1'-0"

OCTOBER 1, 2006

STANDARD PIGGYBACK TRUSS CONNECTION DETAIL

ST-PIGGY

MiTek Industries, Chesterfield, MO Page 1 of 1



MiTek Industries, Inc.

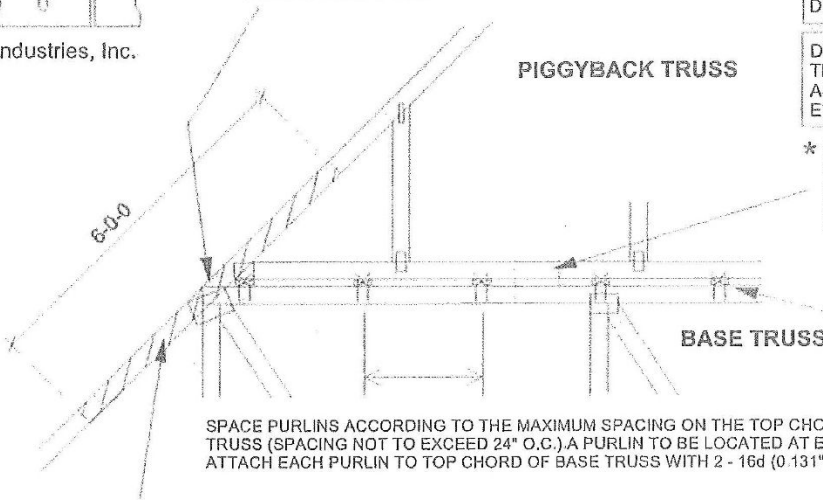
2 x 6'-0" SIZE TO MATCH TOP CHORD OF PIGGYBACK TRUSS. ATTACHED TO ONE FACE OF TOP CHORD WITH 2 ROWS OF 10d (0.131" X 3") NAILS SPACED 6" O.C.

PIGGYBACK TRUSS

MAXIMUM WIND SPEED = 100 MPH*
MAX MEAN ROOF HEIGHT = 30 FEET
CATEGORY II BUILDING
EXPOSURE B or C
ASCE 7-98, ASCE 7-02, ASCE 7-05
DURATION OF LOAD INCREASE : 1.60

DETAIL IS NOT APPLICABLE FOR TRUSSES TRANSFERING DRAG LOADS (SHEAR TRUSSES). ADDITIONAL CONSIDERATIONS BY BUILDING ENGINEER/DESIGNER ARE REQUIRED.

* FOR WIND SPEED IN THE RANGE 100 MPH - 130 MPH
ADD 9" x 9" x 1/2" PLYWOOD (or 7/16" OSB) GUSSET EACH SIDE AT 72" O.C. OR LESS. ATTACH WITH 3 - 6d (0.113" X 2") NAILS INTO EACH CHORD FROM EACH SIDE (TOTAL - 12 NAILS)



BASE TRUSS

ATTACH PIGGYBACK TRUSS TO EACH PURLIN WITH 2 - 16d (0.131" X 3.5") NAILS TOENAILLED.

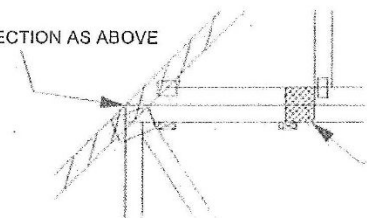
SPACE PURLINS ACCORDING TO THE MAXIMUM SPACING ON THE TOP CHORD OF THE BASE TRUSS (SPACING NOT TO EXCEED 24" O.C.). A PURLIN TO BE LOCATED AT EACH BASE TRUSS JOINT. ATTACH EACH PURLIN TO TOP CHORD OF BASE TRUSS WITH 2 - 16d (0.131" X 3.5") NAILS.

FOR PIGGY BACK TRUSSES WITH SPANS < 12'
SCAB MAY BE OMITTED PROVIDED THAT:
ROOF SHEATHING TO BE CONTINUOUS OVER JOINT
(SHEATHING TO OVERLAP MINIMUM 12" OVER JOINT)

IF NO GAP EXISTS BETWEEN CAP TRUSS AND BASE TRUSS:

REPLACE TOE NAILING OF CAP TRUSS TO PURLINS WITH GUSSETS AS SHOWN, AND APPLY PURLINS TO LOWER EDGE OF BASE TRUSS TOP CHORD AT SPECIFIED SPACING SHOWN ON BASE TRUSS DESIGN DRAWING.

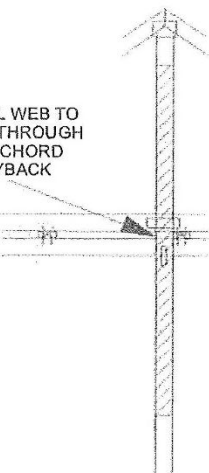
CONNECTION AS ABOVE



7" x 7" x 1/2" PLYWOOD (or 7/16" OSB) GUSSET EACH SIDE AT 24" O.C. AT EACH BASE TRUSS JOINT. ATTACH WITH 3 - 6d (0.113" X 2") NAILS INTO EACH CHORD FROM EACH SIDE (TOTAL - 12 NAILS)

FOR LARGE CONCENTRATED LOADS APPLIED TO CAP TRUSS REQUIRING A VERTICAL WEB:

VERTICAL WEB TO EXTEND THROUGH BOTTOM CHORD OF PIGGYBACK



- 1) VERTICAL WEBS OF PIGGYBACK AND BASE TRUSS MUST MATCH IN SIZE, GRADE, AND MUST LINE UP AS SHOWN IN DETAIL.
- 2) VERTICAL WEBS OF PIGGYBACK MUST RUN THROUGH BOTTOM CHORD SO THAT THERE IS FULL WOOD TO WOOD CONTACT BETWEEN WEB OF PIGGYBACK AND THE TOP CHORD OF THE BASE TRUSS.
- 3) CONCENTRATED LOAD MUST BE APPLIED TO BOTH THE PIGGYBACK AND THE BASE TRUSS.
- 4) ATTACH 2 x 6'-0" SCAB TO EACH FACE OF TRUSS ASSEMBLY WITH 2 ROWS OF 10d (0.131" X 3") NAILS SPACED 6" O.C. FROM EACH FACE. (SIZE AND GRADE TO MATCH VERTICAL WEBS OF PIGGYBACK AND BASE TRUSS.) (MINIMUM 2X4)
- 5) THIS CONNECTION IS ONLY VALID FOR A MAXIMUM CONCENTRATED LOAD OF 4000 LBS (@1.15). REVIEW BY A QUALIFIED ENGINEER IS REQUIRED FOR LOADS GREATER THAN 4000 LBS.
- 6) FOR PIGGYBACK TRUSSES CARRYING GIRDER LOADS, NUMBER OF PLYS OF PIGGYBACK TRUSS TO MATCH BASE TRUSS.



1.6 PLACEMENT OF FIRST FLOOR SECTIONS

NOTE: CRANE SET METHOD RECOMMENDED

1. Personal Requirements - Crane set method will require a lead man familiar with crane sets and four (4) workmen. Manpower requirements may vary with the scope of the project.
2. A fifty (50) ton crane with a 60 foot boom is a good average unit. A crane with a larger boom and heavier lifting capabilities may be required where nearby buildings or terrain preclude a position near the foundation. It is advisable to confer with the crane operator regarding equipment required. A smaller crane may be used to set smaller homes.
3. Positioning Of Hoist Crane - Place crane as close to foundation as possible, but under no circumstances should crane be within five (5) feet of wall. Keep boom as nearly vertical as possible. At the same time allow space for turning sections as required while hoisting.
4. Placement Of First Floor Sections - The lifting of the rear section is considered normal procedure, although there will be times when site conditions dictate the setting of the front section first.
5. Provide small notches in sill plate for the lifting straps to facilitate the removal of the straps after the set is complete. Spreader bars are essential to prevent severe damage to ceiling/roof structures. Discuss liabilities with crane operator before work is started.
6. Pull the transporter with the first section into position along-side the crane. Suggested maximum strap spacing is 13'-4" between pick-up points with a maximum cantilever of 6'-0" at either end. Relocation or adjustments to strap locations may be required for pick-up points when lifting sections. Final determination of strap placement is the responsibility of the crane operator & builder. Be sure this is the proper section. Verify sections are correctly facing the right direction by the plot plan. Materials shipped loose in the section may be positioned in such a manner as to counter balance heavy walls and thus result in a level pick-up. Weight differences must be taken into consideration in determining the proper pick-up points.
7. Remove any ship loose materials and tools from the foundation that could cause damage.
8. Lift rear section from transporter slowly and only a few inches to check for balance. Lift section to clear foundation. The erection crew must guide the section onto the rear side of the foundation and lower into position and alignment. Care must be taken to align section onto foundation for proper placement before crane lifting straps are removed. (Front section first floor to be placed on foundation in the same manner as rear section.)
9. After first floor sections have been properly placed on foundation, check for tightness and alignment at mate up of ceiling and floor. Use a "come-along" or other suitable device at the outside ends if any adjustments must be made before the weight is fully borne on the foundation walls and piers/columns. Remove lifting straps only after proper alignment has been achieved.



10. If sections are not in proper alignment, adjustments may be made by racking the house. Racking is done by raising the corner of an end wall that needs to go in at the top to achieve alignment. This will cause the section on the opposite sides to move forward. When the end walls are flush, fasten at mate up with #8X3" wood screws 12" O.C.. NOTE: shimming may be required at mate up.
11. Fasten the ceiling sections on top together at mate up with 3/8"x6"lag screws 4'-O" O.C. and toe-screwed at a 45 degree angle to penetrate roof rails. NOTE: Predrill pilot holes for lag screws to avoid splitting rails. (alternating directions)
12. Fasten floor perimeter rails at mate up under home with 3/8"x7" lag screws 4'-O" O.C. and in the center third of rails. NOTE: Predrill pilot holes for lag screws to avoid splitting rails.
13. Toe-nail or screw floor perimeter rail to sill plate with 16d nails or #8X3" wood screws 16" O.C. from outside full perimeter of home. NOTE: Do not use lag screws to pull home sections together. Lag screws are used to keep sections together.
14. Remove and reinstall the 3/8" OSB sheathing at the mating seam of end walls. Install OSB sheathing at the end wall perimeter. Seal all seams to prevent air infiltration. Note: the 2"x10" perimeter of the first floors ceiling system is constructed flush with the bottom of the ceiling joists. The 2" X 12" perimeter of the second floor's floor system is flush with the top of the floor joists. There is a space left between the two (2) sets of joists for any connections through floor and cross-over at mate up for water supply, plumbing, drain, waste, vents, electrical junction boxes and HVAC ducts for supply and return air. **Complete all preparations and/or connections between floors before setting second floor units (see all details and specific plans.)**
15. Removing Transporter - Pull transporter away from site and prepare to return to factory



1.7 PREPARATION OF SECOND FLOOR SECTION

1. See house section preparation and follow instructions #1 through #7.
2. Raise hinged section of roof into position and secure king posts (per details) of trusses. It will be necessary to cut underlayment over the hinged area to eliminate any wrinkle. Check for correct overlap to ensure water-tightness. Do not allow underlayment to be pinched in hinged joint or any wrinkles to remain.

IMPORTANT NOTE TO INSTALLER: AFTER ROOF SECTION IS RAISED AND SECURED IN THE PROPER POSITION. THE ROW OF SHINGLES OVER THE TOP OF THE TRUSS HINGE LINE MUST BE FASTENED BETWEEN THE SHINGLE TAB AND MANUFACTURE'S INSTALLATION INSTRUCTIONS.) SEE DETAILS SHOWN ABOVE.

3. Remove and reinstall the 3/8" OSB at the mating seam of gable end walls. Securely fasten and shim as necessary. Seal all seams to prevent air infiltration. Install the nominal 12" OSB strip at seam of mated perimeter rails.
4. Prepare to crane set second floor sections with appropriate lifting straps and spreader bars.
5. Ensure there are no obstructions at any side that would interfere with the close tolerances of the mating process.
6. Remove any loose materials and tools from the first floor's ceiling system that could cause damage before attempting to set the second floor sections and assure all perimeter rim insulation is correct. Make sure upper floor perimeter rim has been insulated.
7. See placement of first floor sections and follow instructions #3 through #8.
8. After second floor sections have been properly placed on first floor sections. Check for tightness and alignment at mate up of roof and floor. Use a "come-along or other suitable device at the outside ends if any adjustments must be made before the weight is fully borne on the first floor sections. Remove lifting straps. Only after proper alignment as been achieved.
9. If sections are not in proper alignment, adjustments may be made by racking the house. Racking is done by raising the corner of an end wall that needs to go in at the top to achieve alignment. This will cause the section on the opposite side to move forward when the end walls are flush, fasten at mate up with #80" wood screws or 16d nails 12" O.C. NOTE: Shimming may be required at mate up.
10. Fasten the roof sections on top with 3/8"x5" lag screws 4'-0" O.C. (alternating directions) and tow-screwed at a 45 degree angle to penetrate roof rails. NOTE: Predrill pilot holes for lag screws to avoid splitting rails.
11. Second floor decking to be held back on one side for access to secure second floor perimeter rails at mate up. Fasten floor perimeter rails with 3/8"x7" lag screws 4'-0" O.C. NOTE: Predrill pilot holes for lag screws to avoid splitting rails.



12. Toe-nail or screw perimeter rails together by using 16d nails or #8x3" wood screws 16" O.C. Direct fasteners upward from the ceiling system perimeter rails toward the second floor system perimeter rails (full perimeter of home.)
13. If hinged roof overhangs are used, fold overhangs down at this time shimming may be required to level the soffit and true the pitch of the overhang. Fasten and secure overhang with #8X3" wood screws 16" O.C. Install gable end soffit, fascia and drip edge material.

1.8 EXTERIOR FINISHING

1. Complete installation of all roof sheathing, shingles, flashing, ridge vents, shingle caps, etc., as required per manufacture's specifications.
2. Install siding between stories, complete upper boxes and all end-walls per siding manufacturers specifications. Add bottom starter course of - siding to cover sill plate (full perimeter of home.)
3. Fasten roof rake (overhang) together at mate up with #8X3" wood screws 12"O.C. Install gable end soffit, fascia and drip edge material at rake. NOTE: Check roof for level and proper alignment. Shimming may be required at mate up.
4. Conduct an overall check of the exterior finish and make any adjustments required.
5. Clean-up site and dispose of all trash properly, recycle when possible.

ATTENTION INSTALLERS
VINYL SIDING MUST BE INSTALLED LOOSELY TO ALLOW FOR EXPANSION AND
CONTRACTION DUE TO TEMPERATURE CHANGES.

BE SURE TO FOLLOW THESE BASIC RULES:

1. Nail or staple in center of slot (not in the comers).
2. Do not nail too tight (panel must be allowed to move-check this by sliding panel with hand after installation).
3. Do not face nail (nailing must be done in slots or punch outs).
4. Leave a minimum of 1/4" clearance at all openings and stops to allow for normal expansion and contraction.
5. Do not pull siding up tight when applying (allow it to hang without strain).
6. Overlap seam areas at least 1".
7. When cutting vinyl siding use a fine tooth plywood blade. Reverse the direction of the blade for ease in cutting. Snips can also be used.

IMPORTANT: CHECK EACH PANEL TO SEE THAT IT SLIDES 1/4" IN EACH DIRECTION AFTER INSTALLATION



1.9 PLUMBING (SEE PLUMBING DRAIN/WASTE/VENT AND SUPPLY PLANS)

NOTE: Use only licensed, qualified personnel for plumbing connections and conducting tests.

1. Complete all plumbing cross-over connections: water supply, drain/waste/vent, and ship loose vents at floor line and through ceiling/floor passages provided.
2. Check all exposed connections thoroughly before covering. Warranty claims resulting from on-site plumbing errors and subsequent water damage will not be honored by Northstar Systembuilt. All plumbing site work will be the responsibility of the plumber and/or subcontractor performing the work.
3. Inter connect any ship loose vent through second floor section ceiling/floor passages provided if applicable (see details).
4. Supply and drain/waste/vent systems to be tested for leaks.
5. Provide freeze protection for all exposed supply and drain lines in the ceiling and below floors.
6. Verify dryer exhaust is vented to outside of home.
7. See set-up checklist.

1.10 GAS PIPING (SEE GAS PIPING PLANS IF APPLICABLE)

NOTE: Use only licensed qualified personnel for gas piping connections and conducting tests. Gas piping materials and installation to be provided by others at site.

1. Complete all gas piping cross-over connections.
2. Gas piping system to be tested for leaks.
3. Complete all gas appliance start-up and operation procedures.
4. See set-up checklist.



1.11 ELECTRICAL (SEE ELECTRICAL PLANS)

NOTE: USE ONLY LICENSED QUALIFIED PERSONNEL FOR ELECTRICAL CONNECTIONS AND TESTING.

1. Complete all electrical cross-over connections.
2. Cross-over connections will be color-coded and/or numbered to prevent mixing of circuits. Warranty claims resulting from on-site electrical completion errors and subsequent property damage will not be honored by Northstar Systembuilt. All electrical site work will be the responsibility of the electrician and/or subcontractor performing the work.
3. Install all exterior light fixtures.
4. Electricians to test all electrical operations.
5. Install meter base and support to meet local codes.
6. Connect electrical drops to load center.
7. See set-up checklist.

1.12 HVAC SYSTEM (SEE HVAC PLANS)

NOTE: USE ONLY LICENSED, QUALIFIED PERSONNEL FOR HVAC SYSTEM CONNECTIONS AND TESTING.

1. Complete all fire stopping requirements in chases and between floors.
2. Install all vent stacks and extensions for furnace, water heater, range hood, fireplace, etc., as required per manufacturer's specifications.
3. Complete all duct supply and return air cross-over connections below the floor, between the ceiling/floor of first and second floor sections and above the ceiling. Any deviations from the HVAC specifications must be approved by the engineering department of Northstar Systembuilt, before they are made, or HVAC warranty may be voided.
4. Complete all HVAC system start-up and operation procedures.
5. Fireplace cold air return must terminate outside the home per manufacturer's specifications.



6. See set-up checklist.
7. Duct Blaster and Blower Door Testing to be performed on site by others.
8. See set-up checklist.

1.13 INTERIOR FINISHING

See service policy for drywall cracks resulting from shipment and setup.

1. Install all (ship loose) wall panels and complete all interior drywall. To repair ceiling corner cracks simply cut out old caulking with knife or putty knife, re-caulk and paint with vapor barrier paint provided by manufacturer. For hairline cracks mix mud with vapor barrier paint and paint into corner cracks.
2. Install all (ship loose) doors.
3. Install all molding and trim.
4. Adjust all doors for proper operation.
5. Remove all temporary shipping walls, columns and supports.
6. Complete all floor coverings, underlayment, tile or carpet/pad per manufacturer's specifications.
7. Conduct an overall check of the interior finish and make any adjustments required.
8. Make a general clean-up of interior and dispose of all trash properly.

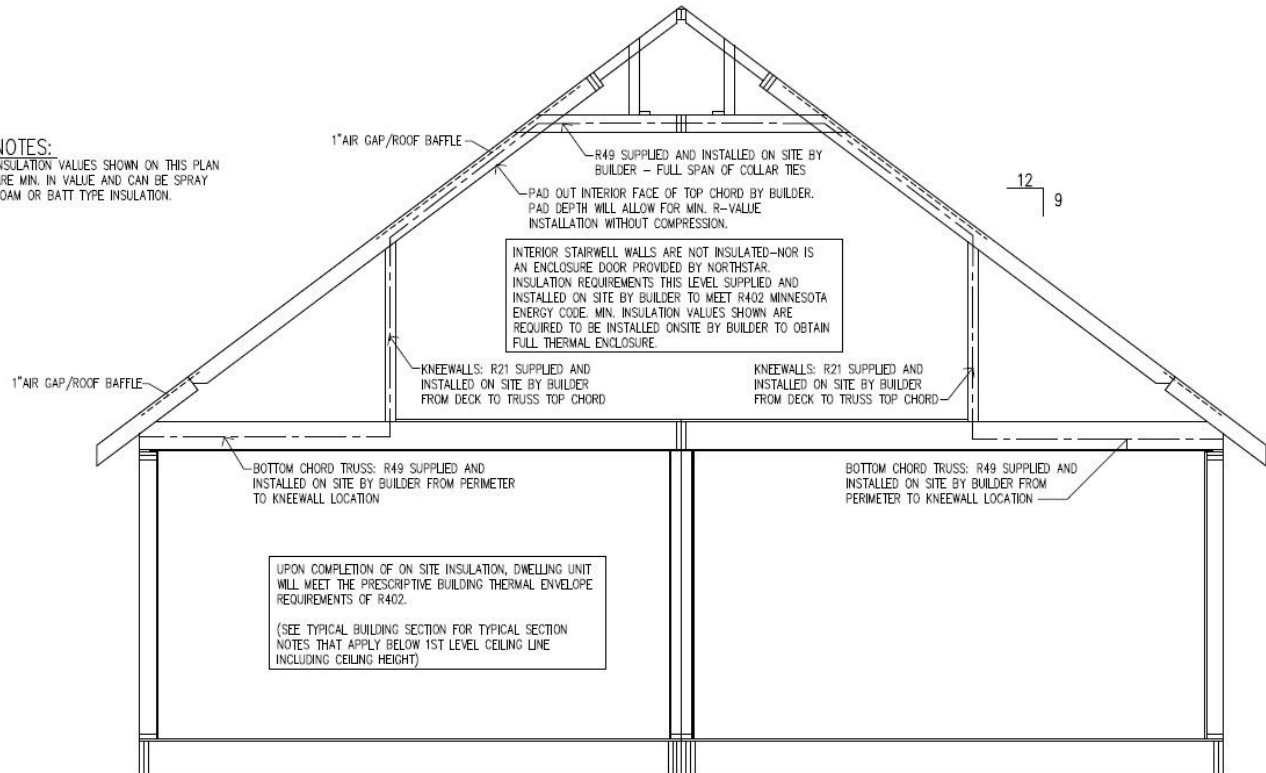
1.14 Finishing of Unfinished Attics on Site

1. If the house has an attic that hasn't been insulated in the Factory (such as an unfished Cape home), Insulation is the responsibility of the onsite contractor (All plan reviews, permits and inspections to complete these areas must be submitted to the local authority having jurisdiction, and are the responsibility of the onsite contractor.). Please see drawing on the following page showing how these Attics need to be insulated to complete the thermal envelope.

Insulation Requirement for Unfinished Attic

NOTES:

INSULATION VALUES SHOWN ON THIS PLAN ARE MIN. IN VALUE AND CAN BE SPRAY FOAM OR BATT TYPE INSULATION.



GENERAL NOTES:

SEE SHEET A1.1



1.15 SET-UP CHECK LIST

SET-UP CHECK LIST

This list is provided to be a helpful tool only. **The site contractor is responsible** for a correct setup and installation before final delivery **and inspection of the home to the customer.**
WARRANTIES COULD BE VOIDED BECAUSE OF IMPROPER SET-UP!

SITE PREPARATION

- ☐ Soil conditions in compliance per local codes.

FOUNDATION PREPARATION

- ☐ Correct size and thickness of all footings (Below frost depth).
- ☐ Size, location and spacing of piers and walls properly installed.
- ☐ Check layout with plans for correct foundation length and width.
- ☐ Foundation is plumb, true, square and level.
- ☐ Verify foundation walls and sill plates are in full contact

ERECTION ROLL-ON / CRANE SET

- ☐ As each section is set, are supports and piers (columns) in proper locations?
- ☐ Check for obstructions that prevent tight fitting at mate-up.
- ☐ Attach insulation at mate-up to prevent air infiltration.
- ☐ Ensure sections are properly fastened at gable end walls, roofs, floors, ridge-beams and sill plates
- ☐ on mate-up.
- ☐ Check sections for proper placement and alignment on foundation.
- ☐ Verify all fastening requirements.

EXTERIOR FINISHING

- ☐ Complete installation of all roof sheathing, shingles, flashing, ridge vents, shingle caps, etc.
- ☐ Install siding on front and rear end walls.
- ☐ Install soffit, fascia and drip edge material at roof rake.
- ☐ Verify all exterior finish completed.
- ☐ Verify all fastening requirements (roof, walls, floor).

PLUMBING

- ☐ All cross-over connections & testing completed by licensed, qualified personnel.
- ☐ Complete all cross-over connections; water supply, drainage and (ship loose) vents.
- ☐ Connect cross-over plumbing drops below floor.
- ☐ Connect cross-over (ship loose) vents in roof through access.
- ☐ Test supply and drainage systems for leaks.
- ☐ Provide freeze protection for all exposed supply and drain lines.
- ☐ Verify dryer exhaust is vented to outside of home.
- ☐ Attach insulation to all perimeter rails



GAS PIPING

- ☐ All cross-over connections and testing completed by licensed, qualified personnel.
- ☐ Complete all gas piping cross-over connections.
- ☐ Test gas piping system for leaks.
- ☐ Complete all appliance start-up and operation procedures.

ELECTRICAL

- ☐ All cross-over connections and testing completed by licensed, qualified personnel.
- ☐ Complete all cross-over connections.
- ☐ Verify color-coded and/or numbered to prevent mixing of circuits.
- ☐ Install all exterior light fixtures.
- ☐ Check each outlet/switch for proper operation - without exception.
- ☐ Test all circuits for proper operation.
- ☐ Install meter base and support to meet local codes.
- ☐ Connect electrical drops to load center.

HVAC SYSTEM

- ☐ All cross-over connections and testing completed by licensed, qualified personnel.
- ☐ Complete all fire stopping and flue work per local codes.
- ☐ Complete all cross-over duct connections per plans.
- ☐ Ensure all connections are secured and sealed.
- ☐ Check all supply and cold air return for blockage, obstructions, crushed duct work, etc., in Basement/Crawlspace and attic.
- ☐ Insulate and support duct work in attic and crawlspace.
- ☐ Test HVAC system start-up and operation procedures.

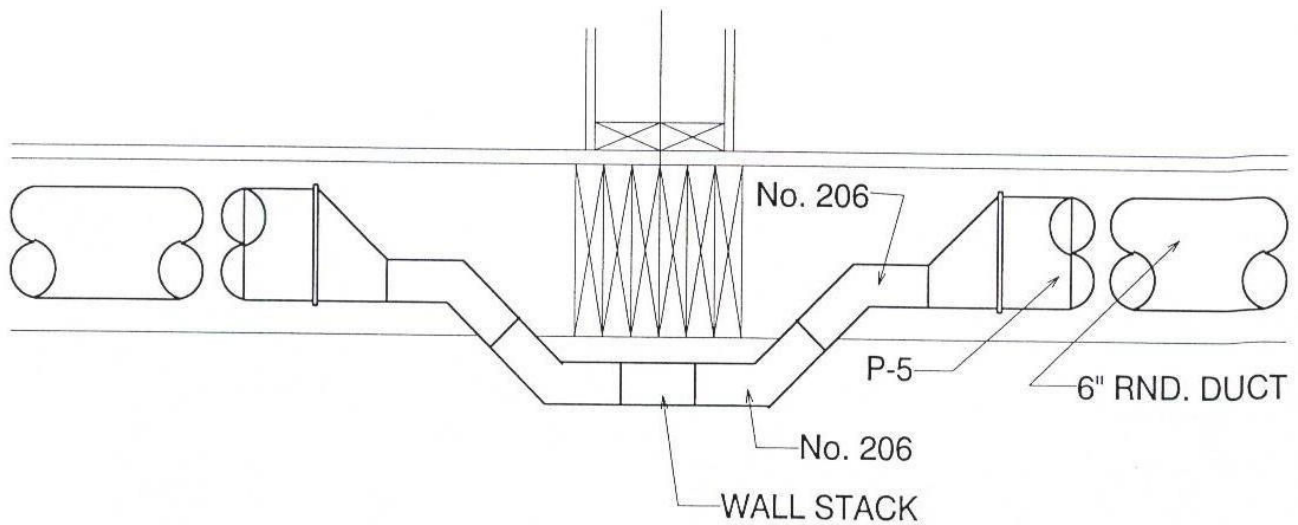
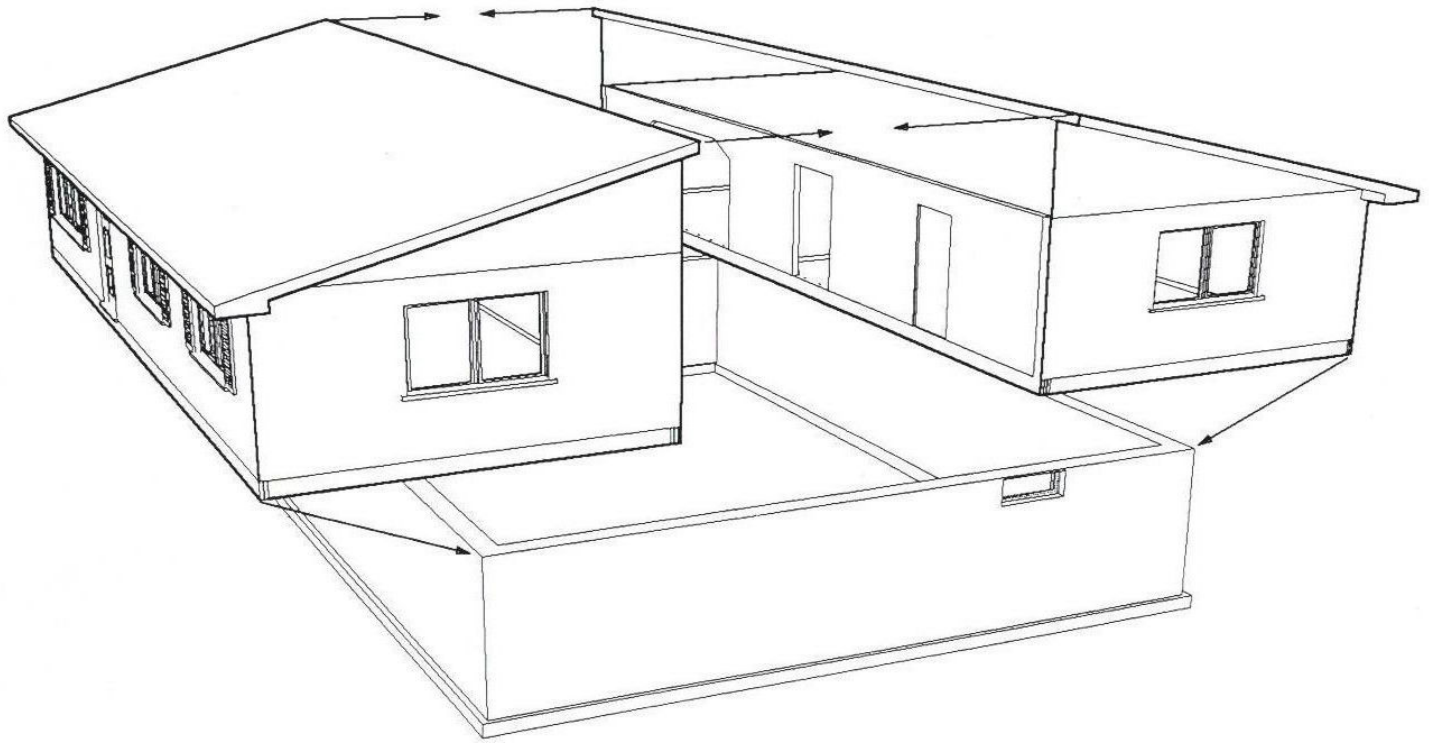
INTERIOR FINISHING

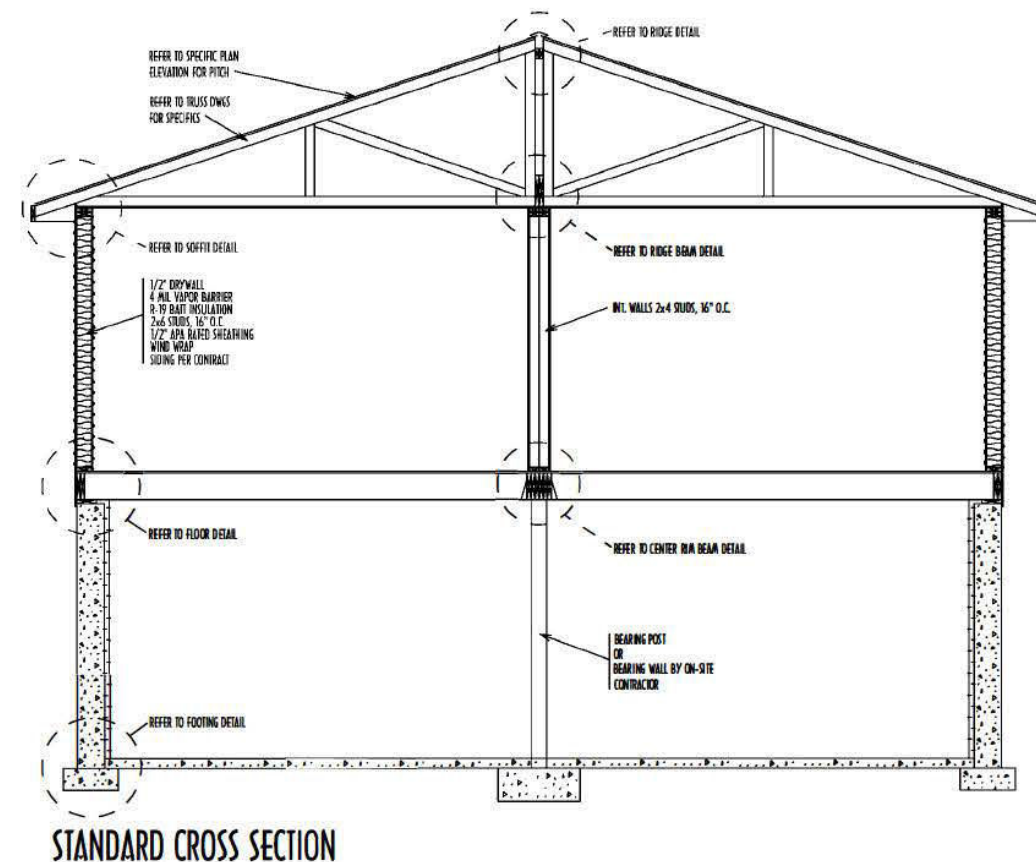
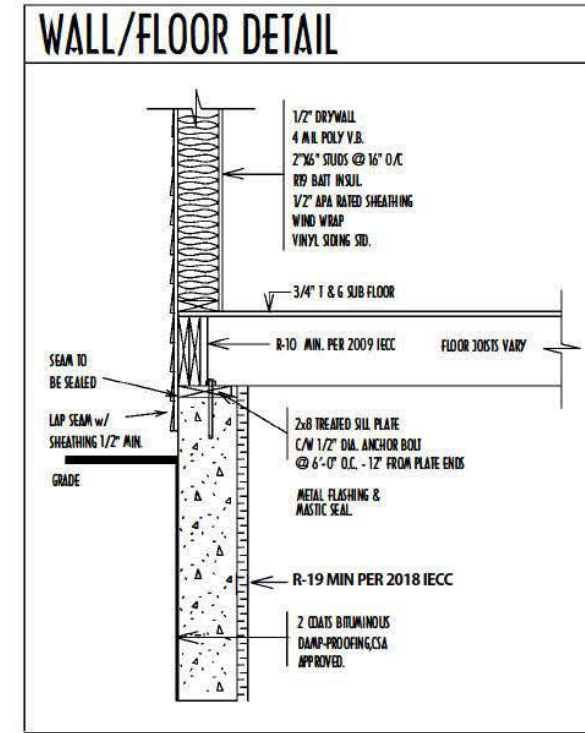
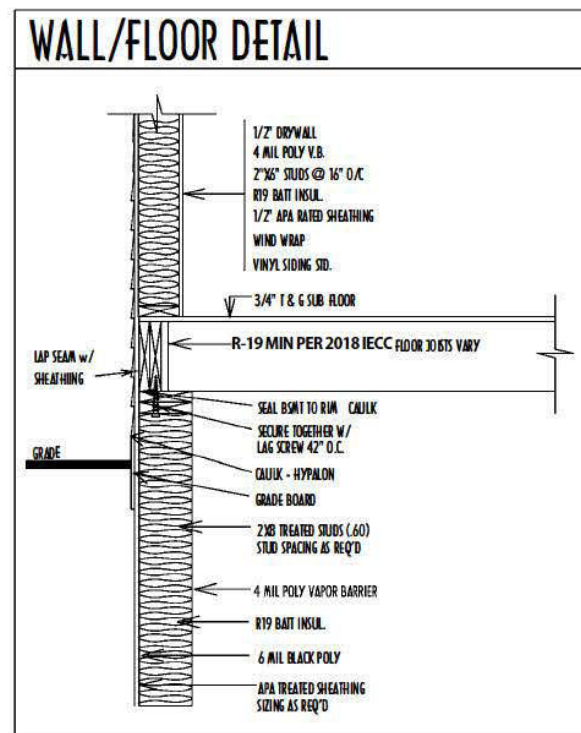
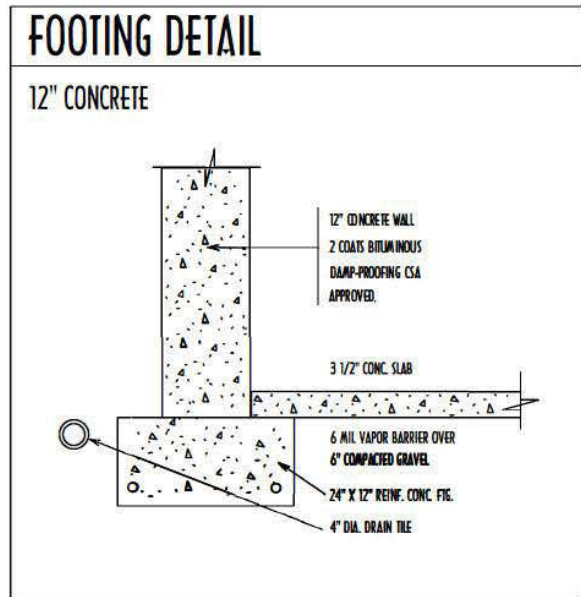
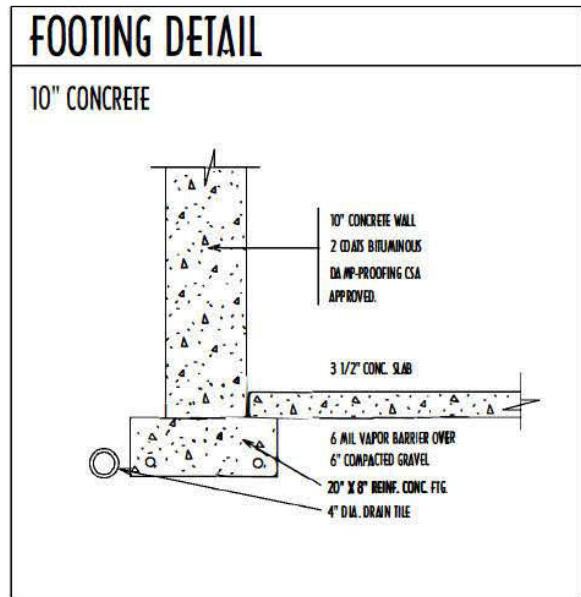
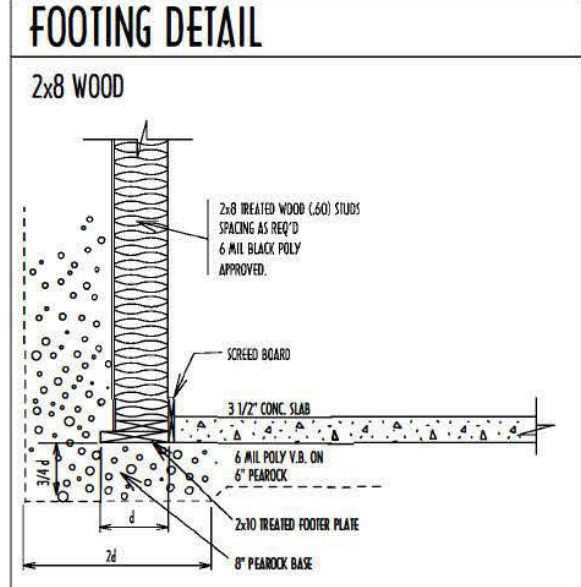
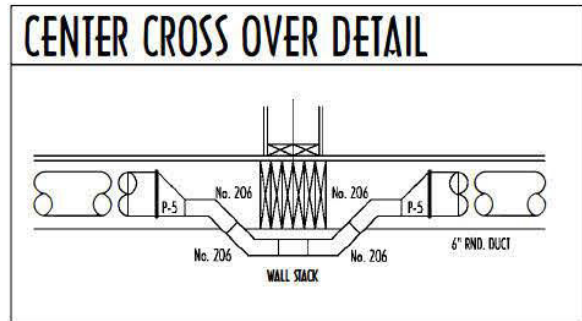
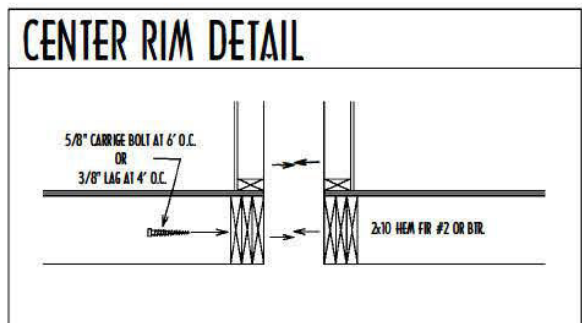
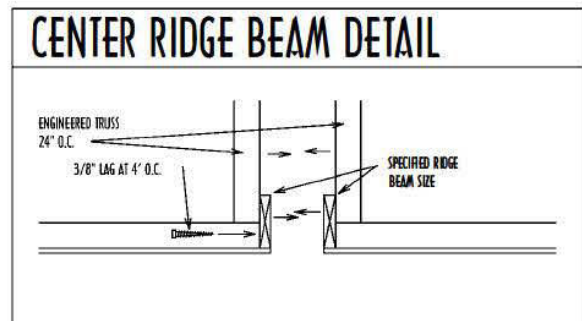
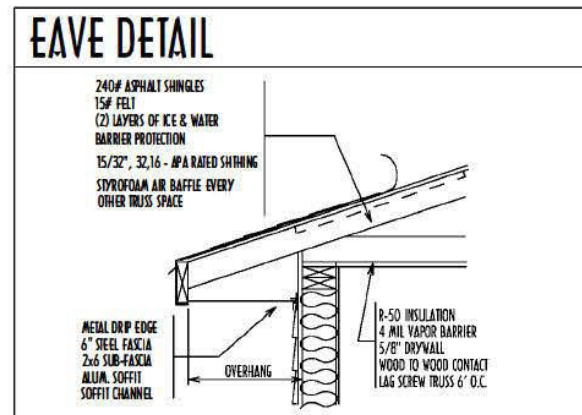
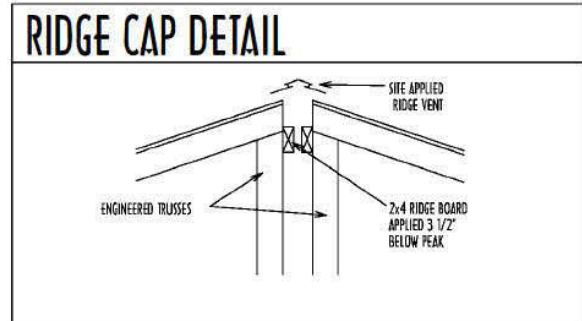
- ☐ Install (ship loose) doors.
- ☐ Install molding and trim.
- ☐ Adjust all doors for proper operation.
- ☐ Install (ship loose) wall panels.
- ☐ Remove all shipping columns and supports.
- ☐ Complete all floor underlayment, tile or carpet/pad (if applicable).
- ☐ Verify interior finish is completed.

NOTES:

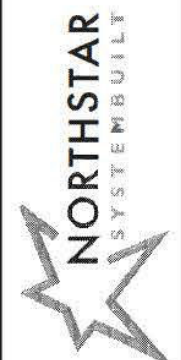
SECTION 2 – STANDARD DETAILS

2.1 SETTING ILLUSTRATION





STANDARD CROSS SECTION
WITH DETAILS





SECTION 3 – WARRANTY & SERVICE POLICY

3.1 PRODUCT WARRANTY

- 3.1.10 30 Day Cosmetic Warranty – Cosmetic Damage including but not limited to dings, dents, scratches, blemishes to interior and exterior of home including on any item within, installed, part of or on the home including but not limited to windows, doors, siding, trim, flooring, appliances, fixtures, **MUST** be reported within 30 days after delivery of the home to the site in order to be covered under this warranty. This warranty excludes cosmetic damage covered by original manufacturer's warranty as well as any slight color variation due to inherent differences in appearance, color or finish.
- 3.1.20 The customer is given specific legal rights that may vary from state to state. Each customer is encouraged to refer to his or her specific rights.
 - 3.1.20.1.1 Refer to Minnesota State Statute 327A
- 3.1.30 Each building fabricated at the listed facility (Section 100.00) is warranted to the original purchaser for one year from date of retail delivery by the company. The company reserves the right of deciding the appropriate correction of any defect as per all applicable codes.
- 3.1.30 All construction methods comply with the applicable codes approved herein at the time of fabrication.
- 3.1.40 All construction methods comply with the applicable codes approved herein at the time of fabrication.
- 3.1.50 Repair, adjustment or replacement of any defective items manufactured at the plant facility, will be provided free of charge. Non-warranted items excluded.

3.2 CONDITIONS OF WARRANTY

- 3.2.20 All claims must be submitted in writing to their Dealer. Dealer must be allowed reasonable time to investigate claim. Claims must include home owner's name, address, serial number, date of purchase, and full claim description.
- 3.2.20 All work to correct claim by dealer, *must* have the manufacturer's approval.
- 3.2.30 Items having their own warranties shall apply. Extensions of warranty will be made by the company as required by state laws. Such warranties will be included in shipping packet.
- 3.2.40 Dealer is *solely* responsible for any claims, or contracts they make.
- 3.2.50 Exclusions to warranty
 - 3.2.50.1 Floor squeaks, nail/screw pops, drywall cracks, and resetting doors or countertops due to transportation, building installation, normal drying conditions and settling of foundation.
 - 3.2.50.2 Any wall or floor issues at the mating line of the modular pieces subject to or due to on-site work.
 - 3.2.50.3 Damaged exterior finishes caused by carelessness of on-site workers.
 - 3.2.50.4 Damages or losses due to shipping/transportation incidents/conditions (i.e. water damage, theft, etc.).
 - 3.2.50.5 Any damage caused by compromising the structural stability of the structure (i.e. *cutting*



through the center rim joists).

- 3.2.50.6 Any damage caused by inadequate ventilation system (i.e. *not installing an air exchanger*).
- 3.2.50.7 Damage caused by altering factory-installed items or not compiling to any/all applicable building code items, either factory installed or on-site.
- 3.2.50.8 Any damage or loss caused by theft, vandalism, or abnormal weather conditions including but not limited to; rain storms, flooding, hail, snow storms, fires, wind storms, tornadoes, or any act of God.

3.2.60 This serves as the entire warranty issued by the company. *The company will not be held liable for any claims or damages outside this warranty, as per state laws.*

3.3 PRODUCT SERVICE POLICY

3.3.20 Service will be performed by the company or its authorized representative pending proper documentation and submittal of the required information. No payments will be made for any unauthorized service work.

3.3.20 Warranty Service

- 3.3.20.1 Upon written notification (Service Request Form), the request will be reviewed and approved or denied.
- 3.3.20.2 If the request is denied, a written response shall be made describing the reason for the denial, and filed in the service file.
- 3.3.20.3 If the request is approved, the request will be recorded and assigned a service order number.
- 3.3.20.4 A target date is estimated for work to be performed depending on all factors involved (i.e. weather, urgency, material needed, etc.).
- 3.3.20.5 The required preparation of materials and labor needed, is then ordered.
- 3.3.20.6 Upon satisfactory completion of the service work, the request form is signed off by the customer or the Dealer and filed in the service file.

3.3.30 Service Authorization

- 3.3.20.1 Upon written notification (Service Request Form), the request will be reviewed. All requests must include cost proposals.
- 3.3.20.2 If the request is denied, a written response shall be made describing the reason for the denial, and filed in the service file.
- 3.3.20.3 If the request is approved as other service work, written approval will be given to the dealer.
- 3.3.20.4 Upon satisfactory completion of the service work, the request form is signed off by the customer, and submitted to the company with a detailed invoice by the dealer.
- 3.3.20.5 The service manager reviews the submitted request and authorizes for payment once verification that the information and work is in order.
- 3.3.20.6 Once completed, the documentation is filed in the service file.

