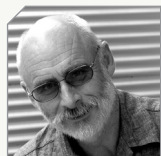




Locating walls



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Here, we use drawings to explain the specific parameters for the location of loadbearing or braced walls for suspended timber floors.

BRANZ'S APRIL 2015 GUIDELINE raised the requirements of NZS 3604:2011 *Timber-framed buildings* section 7.1. This places restrictions for suspended floors on the location of trimming studs of a lintel in a braced or loadbearing wall relative to the position or location of a bearer/pile below.

NZS 3604:2011 Figure 6.1 has requirements for loadbearing and bracing walls that need to be read in conjunction with section 7.1.

Using only words to describe the requirements in Guideline proved difficult, so here are some drawings to help clarify the details.

Trimming stud supporting a lintel and roof only

Clause 7.1.3.2 covers a trimming stud supporting a lintel and roof only landing adjacent to the ends of floor joists (see Figure 1).

The framing must be specifically designed where:

- dimension 'a' exceeds the 300 mm shown, or
- the lintel supports floor and roof loads.

Wall supported by doubled joists

To meet the requirements of clause 7.1.3.1, where a loadbearing or braced wall is parallel to and

supported by the doubled joists, the centre line of the loadbearing wall and line of joists must be within 200 mm of the centre line of the piles (see Figure 2).

Wall at right angles to joists

To comply with the requirements of clause 7.1.3.3, where a loadbearing or braced wall is at right angles to the joists, the centre line of the wall must be within 200 mm of the centre line of the bearer (see Figure 3). ◀

For more ▶ Guideline is available at www.branz.co.nz/guideline.

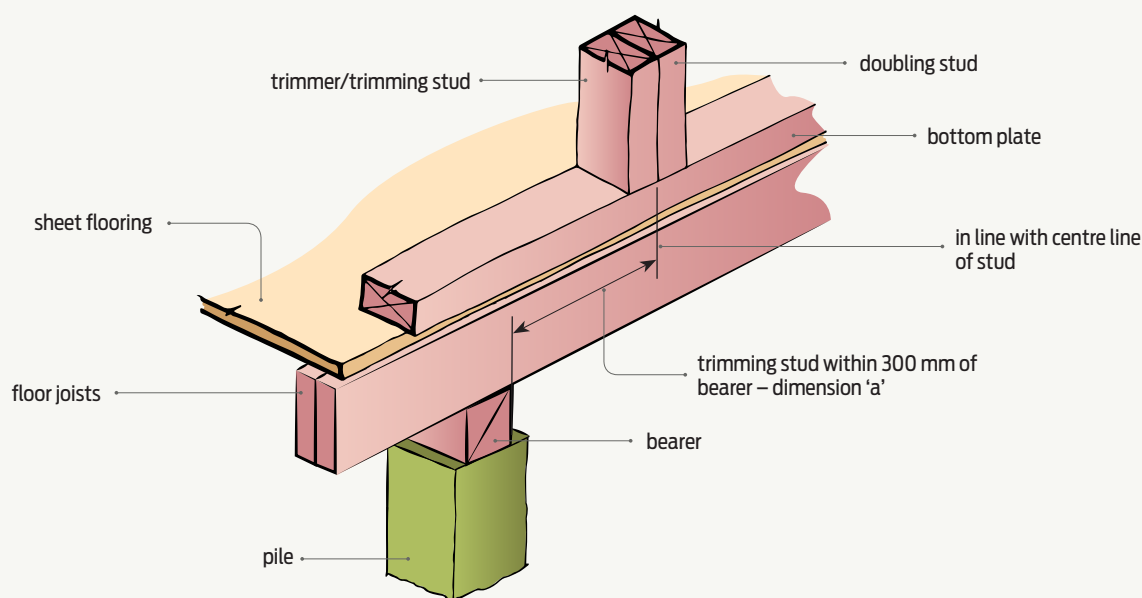


Figure 1

Trimming stud supporting a lintel and roof only landing adjacent to the ends of floor joists.

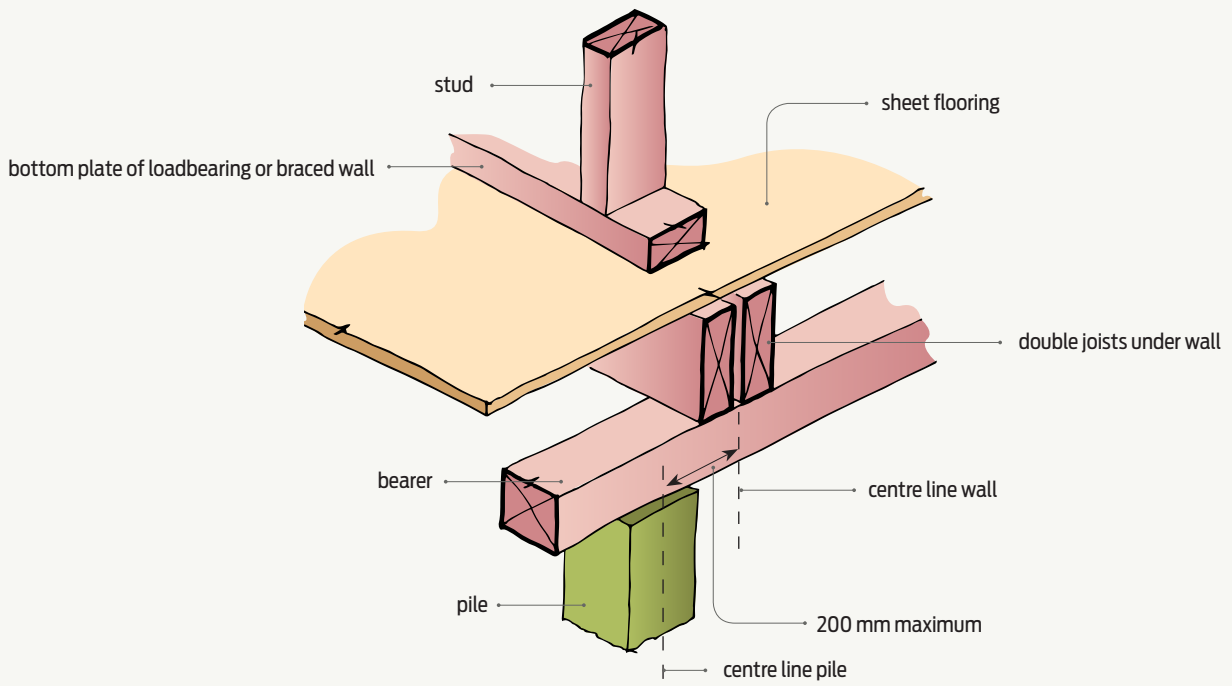


Figure 2 Loadbearing wall parallel to and supported by doubled joists.

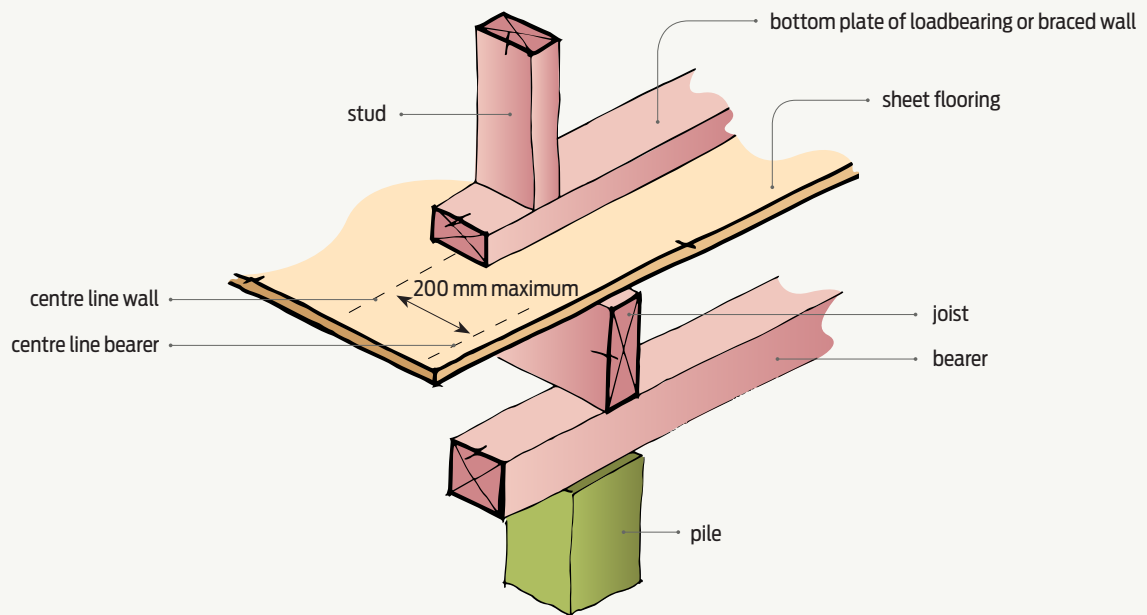


Figure 3 Loadbearing wall at right angles to the joists.