

Table 1

The Limits of the <i>IRC</i>		
Description	Maximum Allowed	Code Section
Roof Live Load	20 psf	R301.6/Table R301.6
Ceiling/Floor Live Load	10, 20, 30 or 40 psf	R301.5/Table R301.5
Snow Load	70 psf	R301.2.3
Wind Speed (2012)	110 mph	R301.2.1.1/Figure R301.2(4)A
Wind Speed (2006/9)	110 mph 100 mph hurricane-prone regions	R301.2.1.1
Seismic – Townhouses	SDC: C, D ₀ , D ₁ , & D ₂	R301.2.2 (SDC: A & B exempt)
Seismic – 1- & 2-family	SDC: D ₀ , D ₁ , & D ₂	R301.2.2 (SDC: A, B & C exempt)
Story Height	10' (laterally unsupported) plus floor framing not to exceed 16" or 12' as allowed by exception	R302.3/Table R602.3(5)
Number of Stories	3 above grade plane	R101.2
Building Width (perpendicular to ridge)	36'	footnote to Tables R502.5(1) & R802.5(2)
Building Length (parallel to ridge)	Not specified for wood	[CFS & ICF limited to 60']
Mean Roof Height	Up to 60' with application of adjustment factors	Table R602.3(1), Table R602.10.3(1) & Section R802.11
Building Width (perpendicular to ridge)	40' (36' building plus max 24" overhang each side)	footnote to Tables R502.5(1), R802.5(2) & R802.7.1.1
Rafter Span	Maximum tabulated or 26'	Footnote b Table R802.5(1)-(8)
Ceiling Joist Span	Maximum tabulated or 26'	Footnote b Table R802.4(1) & (2)
Rafter/Ceiling Joist Spacing	24" o.c.	Table R802.5(1)-(8) & Table R802.4(1) & (2)
Roof Pitch	3/12 to 12/12 or greater	Table R301.6 & R802.3