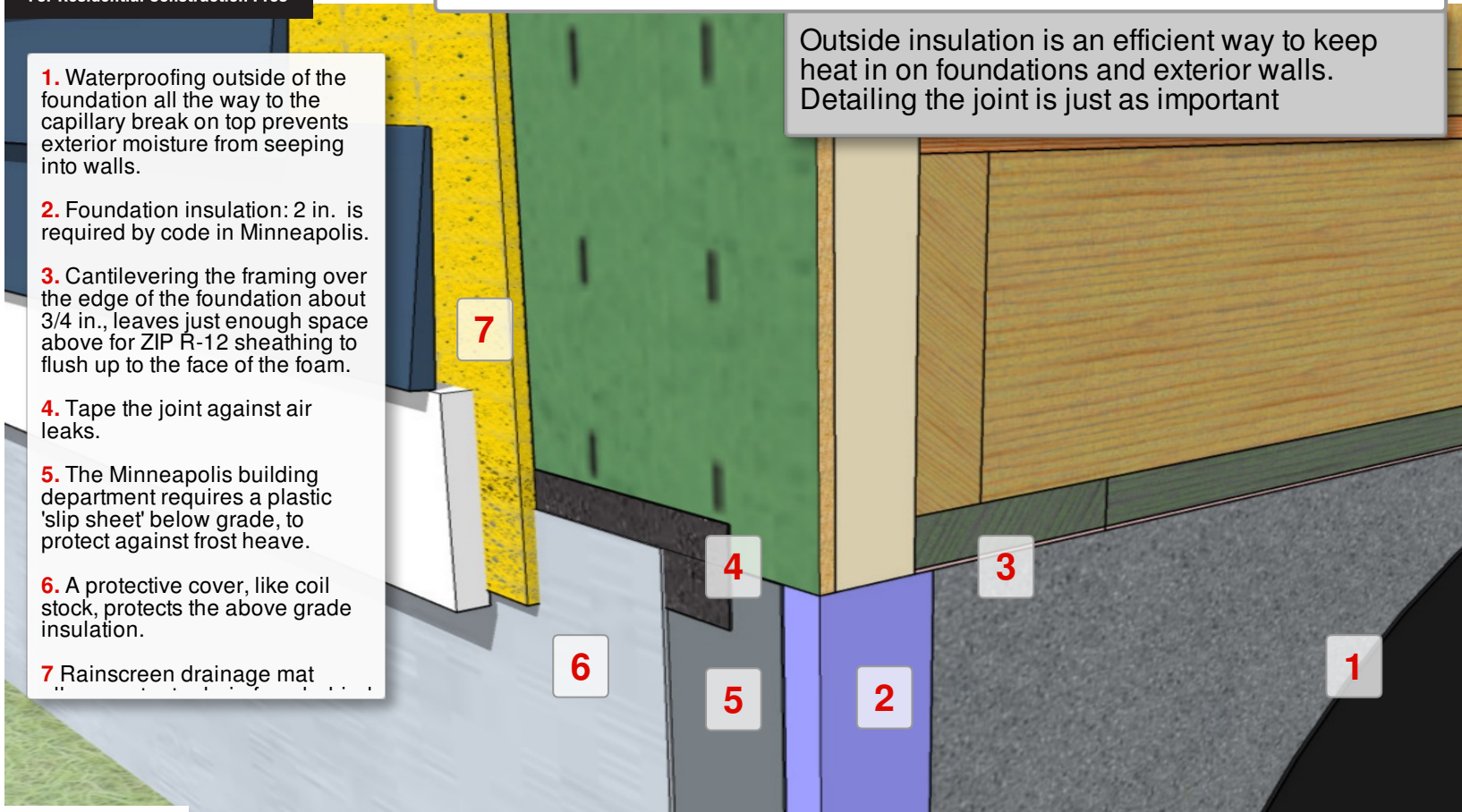




Foundation Insulation to Thick Zip Panel Transition Detail

1. Waterproofing outside of the foundation all the way to the capillary break on top prevents exterior moisture from seeping into walls.
2. Foundation insulation: 2 in. is required by code in Minneapolis.
3. Cantilevering the framing over the edge of the foundation about 3/4 in., leaves just enough space above for ZIP R-12 sheathing to flush up to the face of the foam.
4. Tape the joint against air leaks.
5. The Minneapolis building department requires a plastic 'slip sheet' below grade, to protect against frost heave.
6. A protective cover, like coil stock, protects the above grade insulation.
7. Rainscreen drainage mat

Outside insulation is an efficient way to keep heat in on foundations and exterior walls. Detailing the joint is just as important



Watch this detail sequence on your phone: <https://goo.gl/MEcgVi>

Source: Michael Anschell, OA Design Build, Minneapolis, MN

Illustration: Daniel Morrison

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