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MEMORANDUM 2006-01

**TO: STATE & POLITICAL SUBDIVISION INSPECTION OFFICIALS
NEW MEXICO HOMEBUILDERS ASSOCIATION
CONTRACTORS & INTERESTED PARTIES.**

**FROM: LISA D. MARTINEZ, DIRECTOR
FERMIN ARAGON, GENERAL CONSTRUCTION BUREAU CHIEF
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SUBJECT: WEEP SCREED INSTALLATION REQUIREMENTS

DATE: FEBRUARY 2006

WEEP SCREED REQUIREMENTS

The purpose of this memorandum is to advise that effective March 1, 2006 the Construction Industries Division will begin enforcement of the 2003 New Mexico Residential Code, section R703.6.2.1 – Weep Screeds, for installation on residential wood frame construction.

During the last few months, the Construction Industries Division, representatives from the plaster industry and the New Mexico Homebuilders Association have worked diligently to identify the cause of plaster failure and improve the way plaster is applied in the State of New Mexico. It is the consensus of industry specialists that the installation of weep screeds will help prevent plaster system failures.

For more information, contact the Construction Industries Division at (505) 476-4700. Seminars on code compliant plaster installations were developed and taught by the Division statewide in 2005. Sessions to accommodate specific training needs are available upon request.

**Attachment: Copy: New Mexico Residential Code, Section R703.6.2.1 Weep Screeds
Drawing: Weep Screed installation detail**

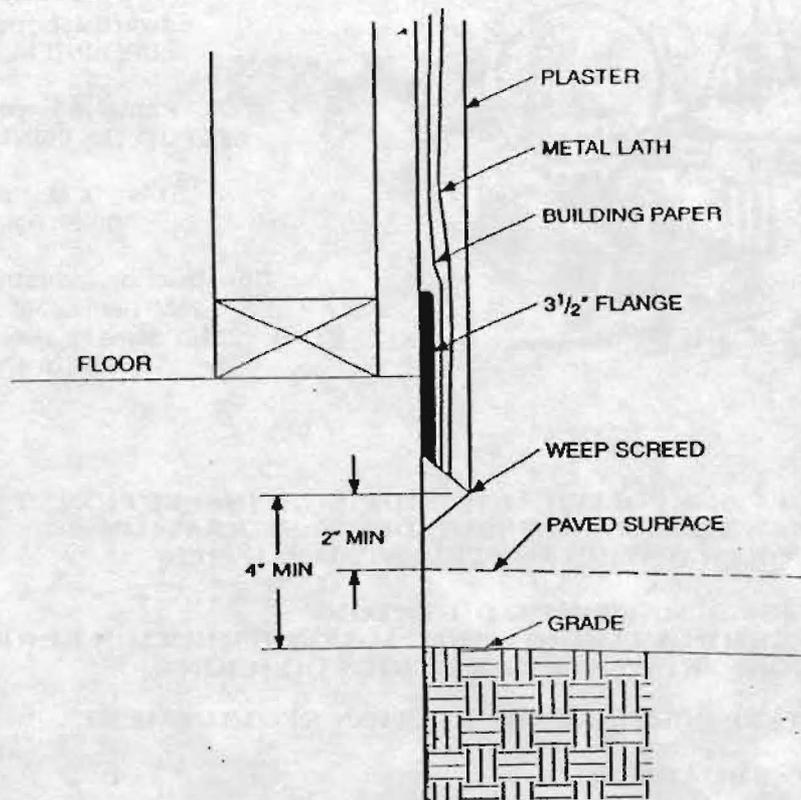


Figure R703.6(3)

WEEP SCREED FOR EXTERIOR PLASTER ON STUD WALL AT SLAB ON GRADE

2003 INTERNATIONAL BUILDING CODE®

2512.1.2 Weep screeds. A minimum 0.019-inch (0.48 mm) (No. 26 galvanized sheet gage), corrosion-resistant weep screed with a minimum vertical attachment flange of 3½ inches (89 mm) shall be provided at or below the foundation plate line on exterior stud walls in accordance with ASTM C 926. The weep screed shall be placed a minimum of 4 inches (102 mm) above the earth or 2 inches (51 mm) above paved areas and be of a type that will allow trapped water to drain to the exterior of the building. The weather-resistant barrier shall lap the attachment flange. The exterior lath shall cover and terminate on the attachment flange of the weep screed.

2003 INTERNATIONAL RESIDENTIAL CODE®

R703.6.2.1 Weep screeds. A minimum 0.019-inch (0.48 mm) (No. 26 galvanized sheet gage), corrosion-resistant weep screed or plastic weep screed, with a minimum vertical attachment flange of 3½ inches (89 mm) shall be provided at or below the foundation plate line on exterior stud walls in accordance with ASTM C 926. The weep screed shall be placed a minimum of 4 inches (102 mm) above the earth or 2 inches (51 mm) above paved areas and shall be of a type that will allow trapped water to drain to the exterior of the building. The weather-resistant barrier shall lap the attachment flange. The exterior lath shall cover and terminate on the attachment flange of the weep screed.