

APPLICANTLORA DAVID

PHONE365-5671

ADDRESS333SW ROSEMARY DR

LAKE CITYFL32024

OWNERTHE PRESERVE AT LAUREL LAKE INC

PHONE755-3117

ADDRESS197SE BELLFLOWER DR

LAKE CITYFL32024

CONTRACTORAARON SIMQUE

PHONE867-5395

LOCATION OF PROPERTY90 W, L CR-252-B, R ROSEMARY DR, L BELLFLOWER, PROPERTY IS O

CORNER OF BELLFLOWER DR, LOTUS GLN

TYPE DEVELOPMENTSFD, UTILITY

ESTIMATED COST OF CONSTRUCTION152100.00

HEATED FLOOR AREA2175.00

TOTAL AREA3042.00

HEIGHT

STORIES1

FOUNDATIONCONCRETE

WALLSFRAMED

ROOF PITCH

FLOORSLAB

LAND USE & ZONINGPRD

MAX. HEIGHT35

Minimum Set Back Requirments:

STREET-FRONT25.00

REAR15.00

SIDE10.00

NO. EX.D.U.0

FLOOD ZONEX

DEVELOPMENT PERMIT NO.

PARCEL ID03-4S-16-02731-019

SUBDIVISIONTHE PRESERVE AT LAUREL LAKE INC

LOT19

BLOCK

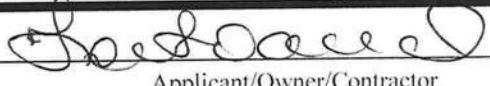
PHASE1

UNIT

TOTAL ACRES0.25

000003770

R282811879



Culvert Permit No.

Culvert Waiver

Contractor's License Number

Applicant/Owner/Contractor

WAIVER PERMIT

X-CITY

LH

TC

N

Driveway Connection

Septic Tank Number

LU & Zoning checked by

Approved for Issuance

New Resident

Time/STUP No.

COMMENTS: MINIMUM FLOOR ELEVATION PER PLAT SET AT 114.9', NEED ELEVATION

CONFIRMATION LETTER AT SLAB

Check # or Cash7797

FOR BUILDING & ZONING DEPARTMENT ONLY

(footer/Slab)

Temporary Power

Foundation

Monolithic

date/app. by

date/app. by

date/app. by

Under slab rough-in plumbing

Slab

Sheathing/Nailing

date/app. by

date/app. by

date/app. by

Framing

Insulation

date/app. by

date/app. by

Rough-in plumbing above slab and below wood floor

Electrical rough-in

date/app. by

date/app. by

Heat & Air Duct

Peri. beam (Lintel)

Pool

date/app. by

date/app. by

date/app. by

Permanent power

C.O. Final

Culvert

date/app. by

date/app. by

date/app. by

Pump pole

Utility Pole

M/H tie downs, blocking, electricity and plumbing

date/app. by

date/app. by

date/app. by

Reconnection

RV

Re-roof

date/app. by

date/app. by

date/app. by

BUILDING PERMIT FEE \$765.00

CERTIFICATION FEE \$15.21

SURCHARGE FEE \$15.21

MISC. FEES \$0.00

ZONING CERT. FEE \$50.00

FIRE FEE \$0.00

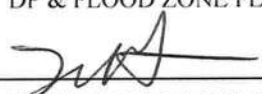
WASTE FEE \$

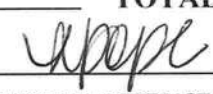
PLAN REVIEW FEE \$191.00

DP & FLOOD ZONE FEE \$25.00

CULVERT FEE \$

TOTAL FEE1061.42

INSPECTORS OFFICE

CLERKS OFFICE

NOTICE: IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT, THERE MAY BE ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

NOTICE: ALL OTHER APPLICABLE STATE OR FEDERAL PERMITS SHALL BE OBTAINED BEFORE COMMENCEMENT OF THIS PERMITTED DEVELOPMENT.

"WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT."

EVERY PERMIT ISSUED SHALL BECOME INVALID UNLESS THE WORK AUTHORIZED BY SUCH PERMIT IS COMMENCED WITHIN 180 DAYS AFTER ITS ISSUANCE, OR IF THE WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS AFTER THE TIME THE WORK IS COMMENCED. A VALID PERMIT RECIEVES AN APPROVED INSPECTION EVERY 180 DAYS. WORK SHALL BE CONSIDERED NOT SUSPENDED, ABANDONED OR INVALID WHEN THE PERMIT HAS RECIEVED AN APPROVED INSPECTION WITHIN 180 DAYS OT THE PREVIOUS INSPECTION.

The Issuance of this Permit Does Not Waive Compliance by Permittee with Deed Restrictions.

(2) Points
25'

Columbia County New Building Permit Application

~~DATA~~ ~~THAN~~ WC

For Office Use Only Application # 1902-76 Date Received 2/26/19 By LH Permit # 2770/37868
Zoning Official 7C/LH Date 3-7-19 Flood Zone X Land Use PLD Zoning PRD
FEMA Map # N/A Elevation N/A MFE 114.9' River N/A Plans Examiner 7C Date 3-7-19
Comments Special Foundation Applies Elevation letter at slab 114.9' F. 25' sides 10' R-15'
☒ **NOC** ☐ Deed or PA ☒ Site Plan ☐ State Road Info ☒ Well letter ☒ 911 Sheet ☐ Parent Parcel #
☐ Dev Permit # ☐ In Floodway ☐ Letter of Auth. from Contractor ☐ F W Comp. letter
☐ Owner Builder Disclosure Statement ☐ Land Owner Affidavit ☐ Ellisville Water ☒ App Fee Paid ☒ Sub VF Form

City ☒ OR City Water ☒ Fax _____
Applicant (Who will sign/pickup the permit) LORA DAVID Phone 365-5671
Address 333 SW ROSEMARY DR LAKE CITY, FL 32024
Owners Name THE PRESERVE AT LAUREL LAKE INC. Phone 755-3117
911 Address 197 SW BELLFLOWER DR LAKE CITY, FL 32024
Contractors Name AARON SIMQUE Phone 867-5395
Address 333 SW ROSEMARY DR LAKE CITY, FL 32024
Contractor Email AARON@AAONSIMQUE.COM ***Include to get updates on this job.

Fee Simple Owner Name & Address _____

Bonding Co. Name & Address _____

* Architect/Engineer Name & Address MARK DISOSKY P.E. 163 SW McHale Ave
Mortgage Lenders Name & Address N/A: 103, LAKE CITY, FL 32025

Circle the correct power company ☒ FL Power & Light ☐ Clay Elec. ☐ Suwannee Valley Elec. ☐ Duke Energy

Property ID Number 03-4S-16-02731-019 Estimated Construction Cost 260K

Subdivision Name THE PRESERVE AT LAUREL LAKES Lot 19 Block _____ Unit _____ Phase 1

Driving Directions from a Major Road HWY 90 LEFT ONTO 252B, THEN (R) ONTO ROSEMARY
THEN (L) ONTO BELLFLOWER. PROPERTY IS ON CORNER OF BELLFLOWER AND LC
ON RIGHT 7112

Construction of SFR Commercial ☐ OR ☒ Residential

Proposed Use/Occupancy SFR Number of Existing Dwellings on Property 0

Is the Building Fire Sprinkled? _____ If Yes, blueprints included _____ Or Explain _____

Circle Proposed ☐ Culvert Permit or ☒ Culvert Waiver or ☐ D.O.T. Permit or ☐ Have an Existing Drive

Actual Distance of Structure from Property Lines - Front 25.8 Side 28.2 Side 14 Rear 49

Number of Stories 1 Heated Floor Area 2175 Total Floor Area 3042 Acreage .25

Zoning Applications applied for (Site & Development Plan, Special Exception, etc.) _____

LOT 14 Preserve

Columbia County Building Permit Application

CODE: Florida Building Code 2017 and the 2014 National Electrical Code.

Application is hereby made to obtain a permit to do work and installations as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work be performed to meet the standards of all laws regulating construction in this jurisdiction.

TIME LIMITATIONS OF APPLICATION : An application for a permit for any proposed work shall be deemed to have been abandoned 180 days after the date of filing, unless pursued in good faith or a permit has been issued.

TIME LIMITATIONS OF PERMITS: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 180 days after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 180 days after the time work is commenced. A valid permit receives an approved inspection every 180 days. Work shall be considered not suspended, abandoned or invalid when the permit has received an approved inspection within 180 days of the previous approved inspection.

FLORIDA'S CONSTRUCTION LIEN LAW: Protect Yourself and Your Investment: According to Florida Law, those who work on your property or provide materials, and are not paid-in-full, have a right to enforce their claim for payment against your property. This claim is known as a construction lien. If your contractor fails to pay subcontractors or material suppliers or neglects to make other legally required payments, the people who are owed money may look to your property for payment, even if you have paid your contractor in full. This means if a lien is filed against your property, it could be sold against your will to pay for labor, materials or other services which your contractor may have failed to pay.

NOTICE OF RESPONSIBILITY TO CONTRACTOR AND AGENT: YOU ARE HEREBY NOTIFIED as the recipient of a building permit from Columbia County, Florida, you will be held responsible to the County for any damage to sidewalks and/or road curbs and gutters, concrete features and structures, together with damage to drainage facilities, removal of sod, major changes to lot grades that result in ponding of water, or other damage to roadway and other public infrastructure facilities caused by you or your contractor, subcontractors, agents or representatives in the construction and/or improvement of the building and lot for which this permit is issued. No certificate of occupancy will be issued until all corrective work to these public infrastructures and facilities has been corrected.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.

OWNERS CERTIFICATION: I CERTIFY THAT ALL THE FOREGOING INFORMATION IS ACCURATE AND THAT ALL WORK WILL BE DONE IN COMPLIANCE WITH ALL APPLICABLE LAWS REGULATING CONSTRUCTION AND ZONING.

NOTICE TO OWNER: There are some properties that may have deed restrictions recorded upon them. These restrictions may limit or prohibit the work applied for in your building permit. You must verify if your property is encumbered by any restrictions or face possible litigation and or fines.

Scott Steward

Print Owners Name

[Signature]
Owners Signature

****Property owners must sign here before any permit will be issued.**

****If this is an Owner Builder Permit Application then, ONLY the owner can sign the building permit when it is issued.**

CONTRACTORS AFFIDAVIT: By my signature I understand and agree that I have informed and provided this written statement to the owner of all the above written responsibilities in Columbia County for obtaining this Building Permit including all application and permit time limitations.

[Signature]
Contractor's Signature

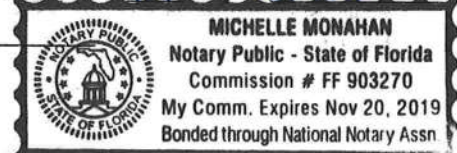
Contractor's License Number RR282811879
Columbia County
Competency Card Number 000713

Affirmed under penalty of perjury to by the Contractor and subscribed before me this 19 day of Feb 2019.

Personally known ☒ or Produced Identification [Signature]

SEAL:

[Signature]
State of Florida Notary Signature (For the Contractor)



3-13-19

SUBCONTRACTOR VERIFICATION

APPLICATION/PERMIT # 1902-76 JOB NAME _____

THIS FORM MUST BE SUBMITTED BEFORE A PERMIT WILL BE ISSUED

Columbia County issues combination permits. One permit will cover all trades doing work at the permitted site. It is **REQUIRED** that we have records of the subcontractors who actually did the trade specific work under the general contractors permit.

NOTE: It shall be the responsibility of the general contractor to make sure that all of the subcontractors are licensed with the Columbia County Building Department.

Use website to confirm licenses: <http://www.columbiacountyfla.com/PermitSearch/ContractorSearch.aspx>

NOTE: If this should change prior to completion of the project, it is your responsibility to have a corrected form submitted to our office, before that work has begun.

Violations will result in stop work orders and/or fines.

ELECTRICAL ☐	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
MECHANICAL/A/C ☐	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
PLUMBING/GAS ☐	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
ROOFING ☒	Print Name <u>Ralph Laverdum</u> Signature <u>[Signature]</u> Company Name: <u>BWL Roofing LLC</u> License #: <u>1328590</u> Phone #: <u>386-623-0178</u>	Need Lic Liab W/C EX DE
SHEET METAL ☐	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
FIRE SYSTEM/SPRINKLER ☐	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
SOLAR ☐	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
STATE SPECIALTY ☐	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE

SUBCONTRACTOR VERIFICATION

APPLICATION/PERMIT #

1902-76

JOB NAME

TPOLL-Lot 19 P-1

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ELECTRICAL ☒	Print Name <u>RYAN BEVIE</u>	Signature <u>[Signature]</u>	Need Lic Lab W/C EX DE
CC# <u>811</u>	Company Name: <u>R.B.T. ELECTRICAL Contracting</u>	License #: <u>EC13004236</u>	Phone #: <u>386 339 0360</u>
MECHANICAL/A/C ☐	Print Name <u>Bryan Bounds</u>	Signature <u>[Signature]</u>	Need Lic Lab W/C EX DE
CC# <u>1317</u>	Company Name: <u>Bounds Heating & Cooling</u>	License #: <u>CA1815198</u>	Phone #: <u>352-472-2761</u>
PLUMBING/GAS ☒	Print Name <u>MARK GANSKOP</u>	Signature <u>[Signature]</u>	Need Lic Lab W/C EX DE
CC# <u>623</u>	Company Name: <u>Express Plumbing</u>	License #: <u>CFL1428040</u>	Phone #: <u>386-867-0269</u>
ROOFING ☐	Print Name <u>DANA Johnson</u>	Signature <u>[Signature]</u>	Need Lic Lab W/C EX DE
CC# <u>1129</u>	Company Name: <u>MAC Johnson Roofing</u>	License #: <u>CCC1325497</u>	Phone #: <u></u>
SHEET METAL ☐	Print Name	Signature	Need Lic Lab W/C EX DE
CC#	Company Name:	License #:	Phone #:
FIRE SYSTEM/SPRINKLER ☐	Print Name	Signature	Need Lic Lab W/C EX DE
CC#	Company Name:	License #:	Phone #:
SOLAR ☐	Print Name	Signature	Need Lic Lab W/C EX DE
CC#	Company Name:	License #:	Phone #:
STATE SPECIALTY ☐	Print Name	Signature	Need Lic Lab W/C EX DE
CC#	Company Name:	License #:	Phone #:

SUBCONTRACTOR VERIFICATION

APPLICATION/PERMIT # _____

JOB NAME _____

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Violations will result in stop work orders and/or fines.

ELECTRICAL ☐	Print Name _____ Signature _____ Company Name: _____ CC# _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
MECHANICAL/ A/C ☒ CC# 762	Print Name <u>Steve Brisbois</u> Signature <u>[Signature]</u> Company Name: <u>Arctic A/C Services Heating & Air</u> License #: <u>CAC 1815182</u> Phone #: <u>386-658-7707</u>	Need Lic Liab W/C EX DE
PLUMBING/ GAS ☐ CC# _____	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
ROOFING ☐ CC# _____	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
SHEET METAL ☐ CC# _____	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
FIRE SYSTEM/ SPRINKLER ☐ CC# _____	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
SOLAR ☐ CC# _____	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE
STATE SPECIALTY ☐ CC# _____	Print Name _____ Signature _____ Company Name: _____ License #: _____ Phone #: _____	Need Lic Liab W/C EX DE

District No. 1 - Ronald Williams
District No. 2 - Rocky Ford
District No. 3 - Bucky Nash
District No. 4 - Toby Witt
District No. 5 - Tim Murphy



BOARD OF COUNTY COMMISSIONERS • COLUMBIA COUNTY

Address Assignment and Maintenance Document

To maintain the county wide Addressing Policy you must make application for a 9-1-1 Address at the time you apply for a building permit. The established standards for addressing and posting numbers to all principal buildings, dwellings, businesses and industries are contained in Columbia County Ordinance 2001-9. The addressing system is to enable Emergency Services Agencies to locate you in an emergency, and to assist the United States Postal Service and the public in the timely and efficient provision of services to residents and businesses of Columbia County

Date/Time Issued: **2/18/2019 12:59:08 PM**
Address: **197 SW BELLFLOWER Dr**
City: **LAKE CITY**
State: **FL**
Zip Code **32024**

Parcel ID **02731-019**

REMARKS: Address Verification.

NOTICE: THIS ADDRESS WAS ISSUED BASED ON LOCATION AND ACCESS INFORMATION RECEIVED FROM THE REQUESTER. SHOULD, AT A LATER DATE, THE LOCATION AND/OR ACCESS INFORMATION BE FOUND TO BE IN ERROR OR CHANGED, THIS ADDRESS IS SUBJECT TO CHANGE.

Address Issued By: **Signed:/ Matt Crews**

Columbia County GIS/911 Addressing Coordinator

COLUMBIA COUNTY
911 ADDRESSING / GIS DEPARTMENT

263 NW Lake City Ave., Lake City, FL 32055 Telephone: (386) 758-1125
Email: gis@columbiacountyfla.com



February 19, 2019

Cornerstone Homes of Lake City FL
426 SW Commerce Dr.
Suite 130
Lake City, FL 32025

RE: Service Availability Letter

To Whom It May Concern,

Thank you for your inquiry regarding the availability of city utilities. The City of Lake City has potable water, sanitary sewer and natural gas available to tap into at 118 SW Lotus Glen, Parcel 03-4S-16-02731-019.

This availability response does not represent the City of Lake City's commitment for or reservation of capacity. In accordance with the City of Lake City's policies and procedures, commitment to serve is made only upon the City of Lake City's approval of your application for service and receipt of your payment of all applicable fees.

If you have any questions, please feel free to contact me at (386) 719-5786 during our normal business hours of 8:00 am to 4:30 pm, Monday through Friday. I will be happy to assist you.

Sincerely,

Shasta M. Pelham
Utility Service Coordinator

Brian Scott
Director of Distribution and Collections

Corner lot has this address
and 197 SW Bellflower .
OK to use this letter .
LH - Notified Shasta of
Address change . *[Signature]*

Prepared by and return to:
Cornerstone Homes of Lake City
PO Box 1208
Lake City, FL 32056

Folio Number: 03-4S-16-02731-010, 03-4S-16-02731-015, 03-4S-16-02731-019, 03-4S-16-02731-136

THIS WARRANTY DEED made this 30th day of January, 2019 by Cornerstone Homes of Lake City, Inc., a Florida Corporation, whose post office address is PO Box 1208, Lake City, FL 32056, hereinafter called the Grantor, to The Preserve at Laurel Lake, Inc., a Florida Corporation, whose post office address is PO Box 1208, Lake City, FL 32056 hereinafter called the Grantee.

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations).

WITNESSETH: That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars, and other variable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Columbia County, Florida, viz:

LOT 10, 15, 19, 136, PRESERVE AT LAUREL LAKE UNIT 1, as per the plat thereof recorded in Plat Book 9, Page 19, of the Public Records of Columbia County, Florida

SUBJECT TO restrictions, reservations, easements and limitations of record, if any, provided that this shall not serve to reimpose same, zoning ordinances, and taxes for the current year and subsequent years.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except as mentioned above.

IN WITNESS WHEREOF, the said grantor has signed and sealed the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness
Print Name Debi Brumfield
Witness
Print Name Gracie Morton

Scott Stewart
Cornerstone Homes of Lake City, Inc
Scott Stewart, President

STATE OF: FLORIDA
COUNTY OF: COLUMBIA

The foregoing instrument was acknowledged before me this 30 day of January, 2019 by Scott Stewart, as President of Cornerstone Homes of Lake City, Inc. A Florida Corporation, who is/are personally known to me or has/have produced _____ as identification and who did not take an oath.

Michelle Monahan
Notary Public
Printed Notary Name





Detail by Entity Name

Florida Profit Corporation

THE PRESERVE AT LAUREL LAKE, INC.

Filing Information

Document Number	P14000092433
FEI/EIN Number	<u>47-2334288</u>
Date Filed	11/13/2014
State	FL
Status	ACTIVE

Principal Address

426 SW COMMERCE DRIVE, SUITE 130
LAKE CITY, FL 32025

Mailing Address

426 SW COMMERCE DRIVE, SUITE 130
LAKE CITY, FL 32025

Registered Agent Name & Address

STEWART, SCOTT D
426 SW COMMERCE DRIVE, SUITE 130
LAKE CITY, FL 32025

Officer/Director Detail

Name & Address

Title President

Stewart, Scott
P O Box 1208
Lake City, FL 32056

Title VP

Simque, Aaron
333 SW Rosemary Drive
Lake City, FL 32024

PRESERVE AT LAUREL LAKE, UNIT 1

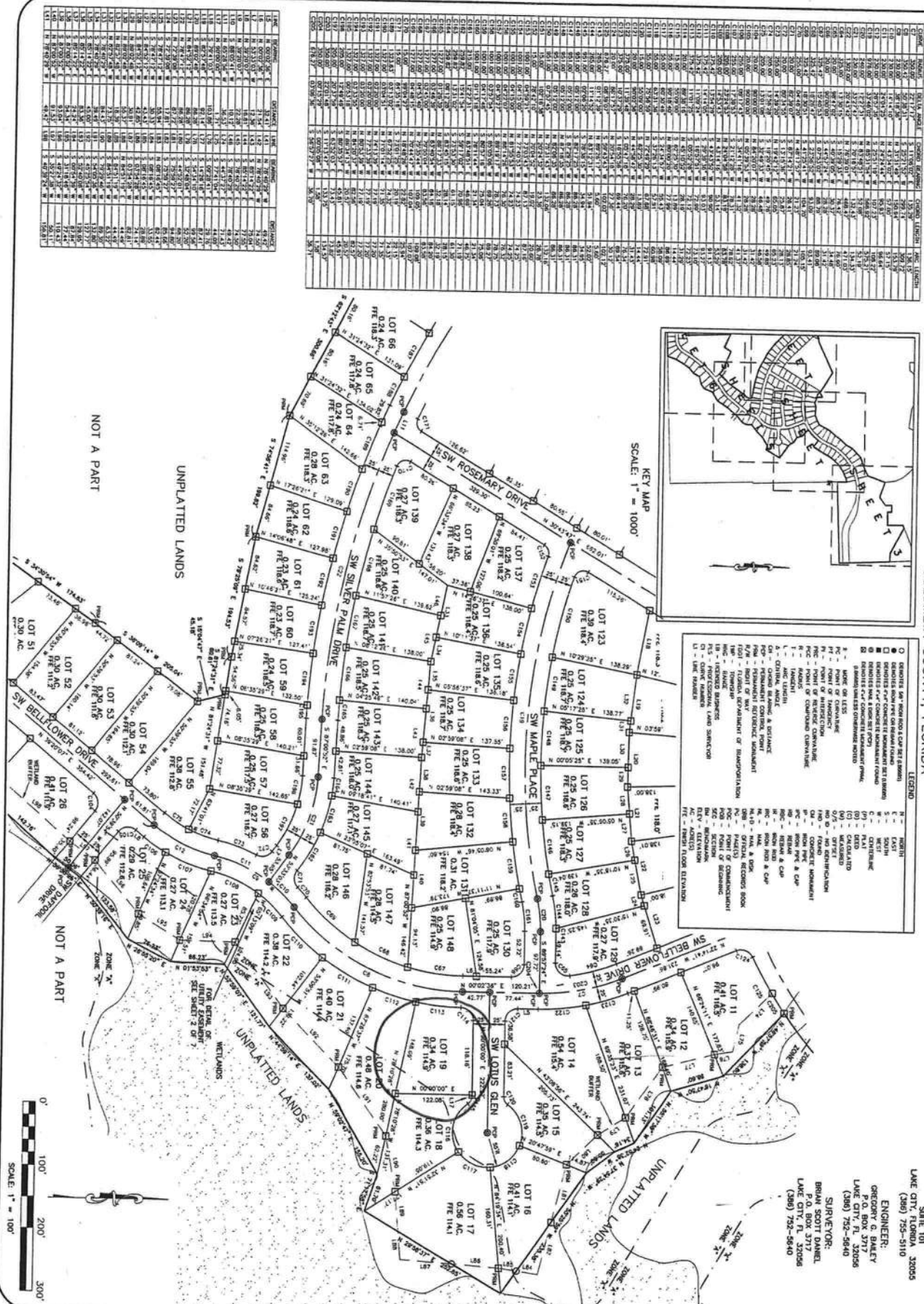
A
PLANNED RESIDENTIAL DEVELOPMENT
IN
SECTION 3, TOWNSHIP 4 SOUTH, RANGE 16 EAST
COLUMBIA COUNTY, FLORIDA

PLAT BOOK 4 PAGE 23
PAGE 5 OF 7

DEVELOPER:
RESIDENTIAL DEVELOPMENT GROUP, LLC
2806 WEST U.S. HIGHWAY 90
SUITE 101
LAKE CITY, FLORIDA 32055

ENGINEER:
GREGORY G. BAILEY
P.O. BOX 3717
LAKE CITY, FL 32056
(386) 752-5640

SURVEYOR:
BRYAN SCOTT DANIEL
P.O. BOX 3717
LAKE CITY, FL 32056
(386) 752-5640





COLUMBIA COUNTY BUILDING DEPARTMENT RESIDENTIAL CHECK LIST

MINIMUM PLAN REQUIREMENTS: FLORIDA BUILDING CODE RESIDENTIAL 2014 EFFECTIVE 1 JULY 2015 AND THE NATIONAL ELECTRICAL CODE 2011 EFFECTIVE 1 JULY 2015

ALL REQUIREMENTS ARE SUBJECT TO CHANGE

ALL BUILDING PLANS MUST INDICATE COMPLIANCE WITH THE CURRENT 2014 FLORIDA BUILDING CODES RESIDENTIAL, EFFECTIVE 1 JULY 2015. NATIONAL ELECTRICAL CODE 2011 EFFECTIVE 1 JULY 2015. ALL PLANS OR DRAWINGS SHALL PROVIDE CALCULATIONS AND DETAILS THAT HAVE THE SEAL AND SIGNATURE OF A CERTIFIED ARCHITECT OR ENGINEER REGISTERED IN THE STATE OF FLORIDA, OR ALTERNATE METHODOLOGIES, APPROVED BY THE STATE OF FLORIDA BUILDING COMMISSION FOR ONE-AND-TWO FAMILY DWELLINGS.

FOR DESIGN PURPOSES THE FOLLOWING BASIC WIND SPEEDS ARE PER FLORIDA BUILDING CODE FIGURE 1609-A THROUGH 1609-C ULTIMATE DESIGN WIND SPEEDS FOR RISK CATEGORY AND BUILDINGS AND OTHER STRUCTURES
Revised 12/2016

**GENERAL REQUIREMENTS:
APPLICANT – PLEASE CHECK ALL APPLICABLE BOXES BEFORE SUBMITTAL**

Items to Include-
Each Box shall be
Marked as
Applicable

		Select From the Dropdown
1	Two (2) complete sets of plans containing the following:	YES ☐
2	All drawings must be clear, concise, drawn to scale, details that are not used shall be marked void	YES ☐
3	Condition space (Sq. Ft.) <u>2175</u> Total (Sq. Ft.) under roof <u>3042</u>	YES ☐ NO ☐ N/A ☐

Designers name and signature shall be on all documents and a licensed architect or engineer, signature and official embossed seal shall be affixed to the plans and documents as per the FLORIDA BUILDING CODES RESIDENTIAL R101.2.1

Site Plan information including:

4	Dimensions of lot or parcel of land	YES ☐
5	Dimensions of all building set backs	YES ☐
6	Location of all other structures (include square footage of structures) on parcel, existing or proposed well and septic tank and all utility easements.	YES ☐
7	Provide a full legal description of property.	YES ☐

Wind-load Engineering Summary, calculations and any details are required.

**GENERAL REQUIREMENTS:
APPLICANT – PLEASE CHECK ALL APPLICABLE BOXES BEFORE SUBMITTAL**

Items to Include-
Each Box shall be
Marked as
Applicable

8 Plans or specifications must show compliance with FBCR Chapter 3		Applicable		
		YES	NO	N/A
		Select From the Dropdown		
9	Basic wind speed (3-second gust), miles per hour	YES		
10	(Wind exposure – if more than one wind exposure is used, the wind exposure and applicable wind direction shall be indicated)	YES		
11	Wind importance factor and nature of occupancy	YES		
12	The applicable internal pressure coefficient, Components and Cladding	YES		
13	The design wind pressure in terms of psf (kN/m ²), to be used for the design of exterior component, cladding materials not specifiially designed by the registered design professional.	YES		

Elevations Drawing including:

14	All side views of the structure	YES ☐
15	Roof pitch	YES ☐
16	Overhang dimensions and detail with attic ventilation	YES ☐
17	Location, size and height above roof of chimneys	YES ☐
18	Location and size of skylights with Florida Product Approval	YES ☐
18	Number of stories	YES ☐
20A	Building height from the established grade to the roofs highest peak	YES ☐

Floor Plan including:

20	Dimensioned area plan showing rooms, attached garage, breeze ways, covered porches, deck, balconies	YES
21	Raised floor surfaces located more than 30 inches above the floor or grade	YES
22	All exterior and interior shear walls indicated	YES
23	Shear wall opening shown (Windows, Doors and Garage doors)	YES
24	Show compliance with Section FBCR 310 Emergency escape and rescue opening shown in each bedroom (net clear opening shown) and Show compliance with Section FBC 1405.13.2 where the opening of an operable window is located more than 72 inches above the finished grade or surface below, the lowest part of the clear opening of the window shall be a minimum of 24 inches above the finished floor of the room in which the window is located. Glazing between the floor and 24 inches shall be fixed or have openings through which a 4-inch-diameter sphere cannot pass.	YES
25	Safety glazing of glass where needed	YES
26	Fireplaces types (gas appliance) (vented or non-vented) or wood burning with Hearth (see chapter 10 and chapter 24 of FBCR)	YES
27	Show stairs with dimensions (width, tread and riser and total run) details of guardrails, Handrails	YES
28	Identify accessibility of bathroom (see FBCR SECTION 320)	YES

All materials placed within opening or onto/into exterior walls, soffits or roofs shall have Florida product approval number and mfg. installation information submitted with the plans (see Florida product approval form)

GENERAL REQUIREMENTS: APPLICANT – PLEASE CHECK ALL APPLICABLE BOXES BEFORE SUBMITTAL	Items to Include- Each Box shall be Marked as Applicable
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FBCR 403: Foundation Plans

YES / NO / N/A

Select From the Dropdown

29	Location of all load-bearing walls footings indicated as standard, monolithic, dimensions, size and type of reinforcing.	YES
30	All posts and/or column footing including size and reinforcing	YES
31	Any special support required by soil analysis such as piling.	YES
32	Assumed load-bearing value of soil Pound Per Square Foot	YES
33	Location of horizontal and vertical steel, for foundation or walls (include # size and type) For structures with foundation which establish new electrical utility companies service connection a Concrete Encased Electrode will be required within the foundation to serve as an grounding electrode system. Per the National Electrical Code article 250.52.3	YES

FBCR 506: CONCRETE SLAB ON GRADE

34	Show Vapor retarder (6mil. Polyethylene with joints lapped 6 inches and sealed)	YES
35	Show control joints, synthetic fiber reinforcement or welded fire fabric reinforcement and Supports	YES

FBCR 318: PROTECTION AGAINST TERMITES

36	Indicate on the foundation plan if soil treatment is used for subterranean termite prevention or Submit other approved termite protection methods. Protection shall be provided by registered termiticides	YES
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FBCR 606: Masonry Walls and Stem walls (load bearing & shear Walls)

37	Show all materials making up walls, wall height, and Block size, mortar type	YES
38	Show all Lintel sizes, type, spans and tie-beam sizes and spacing of reinforcement	YES

Metal frame shear wall and roof systems shall be designed, signed and sealed by Florida Prof. Engineer or Architect

Floor Framing System: First and/or second story

39	Floor truss package shall including layout and details, signed and sealed by Florida Registered Professional Engineer	YES
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40	Show conventional floor joist type, size, span, spacing and attachment to load bearing walls, stem walls and/or piers	YES
41	Girder type, size and spacing to load bearing walls, stem wall and/or piers	YES
42	Attachment of joist to girder	YES
43	Wind load requirements where applicable	YES
44	Show required under-floor crawl space	YES
45	Show required amount of ventilation opening for under-floor spaces	YES
46	Show required covering of ventilation opening	YES
47	Show the required access opening to access to under-floor spaces	YES
48	Show the sub-floor structural panel sheathing type, thickness and fastener schedule on the edges & intermediate of the areas structural panel sheathing	YES
49	Show Draftstopping, Fire caulking and Fire blocking	YES
50	Show fireproofing requirements for garages attached to living spaces, per FBCR section 302.6	YES
51	Provide live and dead load rating of floor framing systems (psf).	YES

FBCR CHAPTER 6 WOOD WALL FRAMING CONSTRUCTION

YES / NO / N/A

GENERAL REQUIREMENTS: APPLICANT – PLEASE CHECK ALL APPLICABLE BOXES BEFORE SUBMITTAL		Items to Include- Each Box shall be Marked as Applicable
		Select From the Dropbox
52	Stud type, grade, size, wall height and oc spacing for all load bearing or shear walls	YES
53	Fastener schedule for structural members per table IRC 602.3 are to be shown	YES
54	Show Wood structural panel's sheathing attachment to studs, joist, trusses, rafters and structural members, showing fastener schedule attachment on the edges & intermediate of the areas structural panel sheathing	YES
55	Show all required connectors with a max uplift rating and required number of connectors and oc spacing for continuous connection of structural walls to foundation and roof trusses or rafter systems	YES
56	Show sizes, type, span lengths and required number of support jack studs, king studs for shear wall opening and girder or header per IRC Table 502.5 (1)	YES
57	Indicate where pressure treated wood will be placed	YES
58	Show all wall structural panel sheathing, grade, thickness and show fastener schedule for structural panel sheathing edges & intermediate areas	YES
59	A detail showing gable truss bracing, wall balloon framing details or/ and wall hinge bracing detail	YES

FBCR :ROOF SYSTEMS:

60	Truss design drawing shall meet section FBCR 802.1.6.1 Wood trusses	YES
61	Include a layout and truss details, signed and sealed by Florida Professional Engineer	YES
62	Show types of connector's assemblies' and resistance uplift rating for all trusses and rafters	YES
63	Show gable ends with rake beams showing reinforcement or gable truss and wall bracing details	YES
64	Provide dead load rating of trusses	YES

FBCR 802:Conventional Roof Framing Layout

65	Rafter and ridge beams sizes, span, species and spacing	YES
66	Connectors to wall assemblies' include assemblies' resistance to uplift rating	YES
67	Valley framing and support details	YES
68	Provide dead load rating of rafter system	YES

FBCR 803 ROOF SHEATHING

69	Include all materials which will make up the roof decking, identification of structural panel sheathing, grade, thickness	YES
70	Show fastener Size and schedule for structural panel sheathing on the edges & intermediate areas	YES

ROOF ASSEMBLIES FRC Chapter 9

71	Include all materials which will make up the roof assemblies covering	YES
72	Submit Florida Product Approval numbers for each component of the roof assemblies covering	YES

FBCR Chapter 11 Energy Efficiency Code for residential building

Residential construction shall comply with this code by using the following compliance methods in the FBCR chapter 11 Residential buildings compliance methods. **Two of the required forms are to be submitted, N1100.1.1.1 As an alternative to the computerized Compliance Method A, the Alternate Residential Point System Method hand calculation, Alternate Form 600A, may be used. All requirements specific to this calculation are located in Sub appendix C to Appendix G. Buildings complying by this alternative shall meet all mandatory requirements of this chapter. Computerized versions of the Alternate Residential Point System Method shall not be acceptable for code compliance.**

YES / NO / N/A

GENERAL REQUIREMENTS: APPLICANT – PLEASE CHECK ALL APPLICABLE BOXES BEFORE SUBMITTAL		Items to Include- Each Box shall be Marked as Applicable
		Select From the Dropdown
73	Show the insulation R value for the following areas of the structure	YES
74	Attic space	YES
75	Exterior wall cavity	YES
76	Crawl space	YES

HVAC information

77	Submit two copies of a Manual J sizing equipment or equivalent computation study	YES
78	Exhaust fans shown in bathrooms Mechanical exhaust capacity of 50 cfm intermittent or 20 cfm continuous required	YES
79	Show clothes dryer route and total run of exhaust duct	YES

Plumbing Fixture layout shown

80	All fixtures waste water lines shall be shown on the foundation plan	YES
81	Show the location of water heater	YES

Private Potable Water

82	Pump motor horse power	YES
83	Reservoir pressure tank gallon capacity	YES
84	Rating of cycle stop valve if used	YES

Electrical layout shown including

85	Show Switches, receptacles outlets, lighting fixtures and Ceiling fans	YES
86	Show all 120-volt, single phase, 15- and 20-ampere branch circuits outlets required to be protected by Ground-Fault Circuit Interrupter (GFCI) Article 210.8 A	YES
87	Show the location of smoke detectors & Carbon monoxide detectors	YES
88	Show service panel, sub-panel, location(s) and total ampere ratings	YES
89	On the electrical plans identify the electrical service overcurrent protection device for the main electrical service. This device shall be installed on the exterior of structures to serve as a disconnecting means for the utility company electrical service. Conductors used from the exterior disconnecting means to a panel or sub panel shall have four-wire conductors, of which one conductor shall be used as an equipment ground. Indicate if the utility company service entrance cable will be of the overhead or underground type. For structures with foundation which establish new electrical utility companies service connection a Concrete Encased Electrode will be required within the foundation to serve as an Grounding electrode system. Per the National Electrical Code article 250.52.3	YES
90	Appliances and HVAC equipment and disconnects	YES
91	Show all 120-volt, single phase, 15- and 20-ampere branch circuits supplying outlets installed in dwelling unit family rooms, dining rooms, living rooms, parlors, libraries, dens, bedrooms, sunrooms, recreation rooms, closets, hallways, or similar rooms or areas shall be protected by a listed Combination arc-fault circuit interrupter , Protection device.	N/A

GENERAL REQUIREMENTS: APPLICANT – PLEASE CHECK ALL APPLICABLE BOXES BEFORE SUBMITTAL	Items to Include- Each Box shall be Circled as Applicable
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THE FOLLOWING ITEMS MUST BE SUBMITTED WITH BUILDING PLANS

		YES	NO	N/A
92	Building Permit Application A current Building Permit Application is to be completed, by following the Checklist all supporting documents must be submitted. There is a \$15.00 application fee. The completed application with attached documents and application fee can be mailed.	YES		
93	Parcel Number The parcel number (Tax ID number) from the Property Appraisers Office (386) 758-1083 is required. A copy of property deed is also required. www.columbiacountyfla.com	YES		
94	Town of Fort White (386) 497-2321 If the parcel in the application for building permit is within the Corporate city limits of Fort White, an approval land use development letter issued by the Town of Fort is required to be submitted with the application for a building permit.	NO		
***	BELOW ITEMS ONLY NEEDED AFTER ZONING APPROVAL HAS GIVEN.	****	***	***
95	Environmental Health Permit or Sewer Tap Approval A copy of a approved Columbia County Environmental Health (386) 758-1058	YES		
96	City of Lake City A City Water and/or Sewer letter. Call 386-752-2031	YES		
97	Flood Information: All projects within the Floodway of the Suwannee or Santa Fe Rivers shall require permitting through the Suwannee River Water Management District, before submitting a application to this office. Any project located within a flood zone where the base flood elevation (100 year flood) has been established shall meet the requirements of Section 8.5.2 of the Columbia County Land Development Regulations. Any project located within a flood zone where the base flood elevation has not been established (Zone A) shall meet the requirements of Section 8.5.3 of the Columbia County Land Development Regulations	NO		
98	CERTIFIED FINISHED FLOOR ELEVATIONS will be required on any project where the approved FIRM Flood Maps show the property is in a AE, Floodway, and AH flood zones. Additionally One Foot Rise letters are required for AE and AH zones. In the Floodway Flood zones a Zero Rise letter is required.			
99	A Flood development permit is also required for AE, Floodway & AH. Development permit cost is \$50.00			
100	Driveway Connection: If the property does not have an existing access to a public road, then an application for a culvert permit (\$25.00) must be made. County Public Works Dept. determines the size and length of every culvert before instillation and completes a final inspection before permanent power is granted. If the applicant feels that a culvert is not needed, they may apply for a culvert waiver (\$50.00) Separate Check when issued. If the project is to be located on an F.D.O.T. maintained road, then an F.D.O.T. access permit is required.	YES		
101	911 Address: An application for a 911 address must be applied for and received through the Columbia County Emergency Management Office of 911 Addressing Department (386) 758-1125.	YES		

TOILET FACILITIES SHALL BE PROVIDED FOR ALL CONSTRUCTION SITES. NO

Disclosure Statement for Owner Builders *If you as the applicant will be acting as an owner/builder under section 489.103(7) of the Florida Statutes, submit the required owner builder disclosure statement form.*

Notice Of Commencement

A notice of commencement form **recorded** in the Columbia County Clerk Office is required to be filed with the building department Before Any Inspections can be preformed.

Section R101.2.1 of the Florida Building Code Residential:

The provisions of Chapter 1, Florida Building Code shall govern the administration and enforcement of the Florida Building Code, Residential.

As required by Florida Statute 553.842 and Florida Administrative Code 9B-72, please provide the information and approval numbers on the building components listed below if they will be utilized on the construction project for which you are applying for a building permit. We recommend you contact your local product supplier should you not know the product approval number for any of the applicable listed products. Statewide approved products are listed online @ www.floridabuilding.org

Category/Subcategory	Manufacturer	Product Description	Approval Number(s)
1. EXTERIOR DOORS			
A. SWINGING	PGT IND.	EXTERIOR DOORS	FL253-R12
B. SLIDING			
C. SECTIONAL/ROLL UP	OVERHEAD DOORS	GARAGE DOOR	FL742-R6
D. OTHER			
2. WINDOWS			
A. SINGLE/DOUBLE HUNG	PGT IND.	SH WINDOWS	FL239-R19
B. HORIZONTAL SLIDER			
C. CASEMENT			
D. FIXED			
E. MULLION			
F. SKYLIGHTS			
G. OTHER			
3. PANEL WALL			
A. SIDING	JAMES HARDI	HARDIBOARD SIDING	FLB192-R2
B. SOFFITS			
C. STOREFRONTS			
D. GLASS BLOCK			
E. OTHER			
4. ROOFING PRODUCTS			
A. ASPHALT SHINGLES	TAMKO	ASPHALT SHINGLES	FL1956-R8
B. NON-STRUCTURAL METAL			
C. ROOFING TILES			
D. SINGLE PLY ROOF			
E. OTHER			
5. STRUCTURAL COMPONENTS			
A. WOOD CONNECTORS			
B. WOOD ANCHORS			
C. TRUSS PLATES			
D. INSULATION FORMS			
E. LINTELS			
F. OTHERS			
6. NEW EXTERIOR ENVELOPE PRODUCTS			

The products listed below did not demonstrate product approval at plan review. I understand that at the time of inspection of these products, the following information must be available to the inspector on the jobsite; 1) copy of the product approval, 2) performance characteristics which the product was tested and certified to comply with, 3) copy of the applicable manufacturers installation requirements.

Further, I understand these products may have to be removed if approval cannot be demonstrated during inspection.

Contractor OR Agent Signature _____

Date _____

NOTES: _____

FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION

Florida Department of Business and Professional Regulation - Residential Performance Method

Project Name: Carolina IV
 Street:
 City, State, Zip: Lake City, FL, 32024
 Owner: Spec House
 Design Location: FL, Gainesville

Builder Name: Aaron Simque Homes
 Permit Office: Columbia County
 Permit Number:
 Jurisdiction:
 County: Columbia (Florida Climate Zone 2)

1. New construction or existing	New (From Plans)
2. Single family or multiple family	Single-family
3. Number of units, if multiple family	1
4. Number of Bedrooms	4
5. Is this a worst case?	No
6. Conditioned floor area above grade (ft ²)	2175
Conditioned floor area below grade (ft ²)	0
7. Windows(408.3 sqft.)	Description Area
a. U-Factor:	Dbl, U=0.33 408.33 ft ²
SHGC:	SHGC=0.22
b. U-Factor:	N/A ft ²
SHGC:	
c. U-Factor:	N/A ft ²
SHGC:	
d. U-Factor:	N/A ft ²
SHGC:	
Area Weighted Average Overhang Depth:	4.968 ft.
Area Weighted Average SHGC:	0.220
8. Floor Types (2175.0 sqft.)	Insulation Area
a. Slab-On-Grade Edge Insulation	R=0.0 2175.00 ft ²
b. N/A	R= ft ²
c. N/A	R= ft ²

9. Wall Types(2028.0 sqft.)	Insulation Area
a. Frame - Wood, Exterior	R=13.0 1749.00 ft ²
b. Frame - Wood, Adjacent	R=13.0 279.00 ft ²
c. N/A	R= ft ²
d. N/A	R= ft ²
10. Ceiling Types (2175.0 sqft.)	Insulation Area
a. Under Attic (Vented)	R=30.0 2175.00 ft ²
b. N/A	R= ft ²
c. N/A	R= ft ²
11. Ducts	R ft ²
a. Sup: Attic, Ret: Attic, AH: Garage	8 435
12. Cooling systems	kBtu/hr Efficiency
a. Central Unit	48.0 SEER:15.00
13. Heating systems	kBtu/hr Efficiency
a. Electric Heat Pump	48.0 HSPF:8.50
14. Hot water systems	
a. Electric	Cap: 40 gallons
b. Conservation features	EF: 0.920
15. Credits	CF, Pstat

Glass/Floor Area: 0.188

Total Proposed Modified Loads: 59.44

Total Baseline Loads: 61.64

PASS

I hereby certify that the plans and specifications covered by this calculation are in compliance with the Florida Energy Code.

PREPARED BY: _____

DATE: 2-11-19

I hereby certify that this building, as designed, is in compliance with the Florida Energy Code.

OWNER/AGENT: _____

DATE: _____

Review of the plans and specifications covered by this calculation indicates compliance with the Florida Energy Code. Before construction is completed this building will be inspected for compliance with Section 553.908 Florida Statutes.

BUILDING OFFICIAL: _____

DATE: _____



- Compliance requires certification by the air handler unit manufacturer that the air handler enclosure qualifies as certified factory-sealed in accordance with R403.3.2.1.
- Compliance requires an Air Barrier and Insulation Inspection Checklist in accordance with R402.4.1.1 and this project requires an envelope leakage test report with envelope leakage no greater than 5.00 ACH50 (R402.4.1.2).

INPUT SUMMARY CHECKLIST REPORT

PROJECT

Title:	Carolina IV	Bedrooms:	4	Address Type:	Lot Information
Building Type:	User	Conditioned Area:	2175	Lot #	
Owner Name:	Spec House	Total Stories:	1	Block/Subdivision:	Preserves
# of Units:	1	Worst Case:	No	PlatBook:	
Builder Name:	Aaron Simque Homes	Rotate Angle:	0	Street:	
Permit Office:	Columbia County	Cross Ventilation:		County:	Columbia
Jurisdiction:		Whole House Fan:		City, State, Zip:	Lake City , FL , 32024
Family Type:	Single-family				
New/Existing:	New (From Plans)				
Comment:					

CLIMATE

✓	Design Location	TMY Site	Design Temp 97.5 %	2.5 %	Int Design Temp Winter	Summer	Heating Degree Days	Design Moisture	Daily Temp Range
_____	FL, Gainesville	FL_GAINESVILLE_REGI	32	92	70	75	1305.5	51	Medium

BLOCKS

Number	Name	Area	Volume
1	Block1	2175	19575

SPACES

Number	Name	Area	Volume	Kitchen	Occupants	Bedrooms	Infil ID	Finished	Cooled	Heated
1	Main	2175	19575	Yes	6	4	1	Yes	Yes	Yes

FLOORS

✓	#	Floor Type	Space	Perimeter	R-Value	Area	Tile	Wood	Carpet
_____	1	Slab-On-Grade Edge Insulatio	Main	280 ft	0	2175 ft²	0.33	0.33	0.34

ROOF

✓	#	Type	Materials	Roof Area	Gable Area	Roof Color	Rad Barr	Solar Absor.	SA Tested	Emitt	Emitt Tested	Deck Insul.	Pitch (deg)
_____	1	Hip	Composition shingles	2519 ft²	0 ft²	Medium	N	0.85	No	0.9	No	0	30.3

ATTIC

✓	#	Type	Ventilation	Vent Ratio (1 in)	Area	RBS	IRCC
_____	1	Full attic	Vented	300	2175 ft²	N	N

CEILING

✓	#	Ceiling Type	Space	R-Value	Ins Type	Area	Framing Frac	Truss Type
_____	1	Under Attic (Vented)	Main	30	Blown	2175 ft²	0.11	Wood

INPUT SUMMARY CHECKLIST REPORT

WALLS

✓ #	Omt	Adjacent To	Wall Type	Space	Cavity R-Value	Width Ft	In	Height Ft	In	Area	Sheathing R-Value	Framing Fraction	Solar Absor.	Below Grade%
1	N	Exterior	Frame - Wood	Main	13	26	8	9		240.0 ft²	0.625	0.23	0.75	0
2	E	Exterior	Frame - Wood	Main	13	11	8	9		105.0 ft²	0.625	0.23	0.75	0
3	N	Exterior	Frame - Wood	Main	13	16	4	9		147.0 ft²	0.625	0.23	0.75	0
4	N	Exterior	Frame - Wood	Main	13	16	2	9		145.5 ft²	0.625	0.23	0.75	0
5	E	Exterior	Frame - Wood	Main	13	35	4	9		318.0 ft²	0.625	0.23	0.75	0
6	S	Exterior	Frame - Wood	Main	13	4		9		36.0 ft²	0.625	0.23	0.75	0
7	E	Exterior	Frame - Wood	Main	13	1	4	9		12.0 ft²	0.625	0.23	0.75	0
8	S	Exterior	Frame - Wood	Main	13	7	4	9		66.0 ft²	0.625	0.23	0.75	0
9	W	Exterior	Frame - Wood	Main	13	1	4	9		12.0 ft²	0.625	0.23	0.75	0
10	S	Exterior	Frame - Wood	Main	13	5	2	9		46.5 ft²	0.625	0.23	0.75	0
11	W	Exterior	Frame - Wood	Main	13	4		9		36.0 ft²	0.625	0.23	0.75	0
12	S	Exterior	Frame - Wood	Main	13	8	2	9		73.5 ft²	0.625	0.23	0.75	0
13	E	Exterior	Frame - Wood	Main	13	4		9		36.0 ft²	0.625	0.23	0.75	0
14	S	Exterior	Frame - Wood	Main	13	12	6	9		112.5 ft²	0.625	0.23	0.75	0
15	S	Garage	Frame - Wood	Main	13	31		9		279.0 ft²	0.625	0.23	0.75	0
16	W	Exterior	Frame - Wood	Main	13	40	4	9		363.0 ft²	0.625	0.23	0.75	0

DOORS

✓ #	Omt	Door Type	Space	Storms	U-Value	Width Ft	In	Height Ft	In	Area
1	S	Insulated	Main	None	.4	3		6	8	20 ft²
2	S	Insulated	Main	None	.4	3		6	8	20 ft²

WINDOWS

Orientation shown is the entered, Proposed orientation.

✓ #	Omt	Wall ID	Frame	Panes	NFRC	U-Factor	SHGC	Imp	Area	Overhang Depth	Separation	Int Shade	Screening
1	N	1	Vinyl	Low-E Double	Yes	0.33	0.22	N	72.0 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
2	E	2	Vinyl	Low-E Double	Yes	0.33	0.22	N	64.0 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
3	N	3	Vinyl	Low-E Double	Yes	0.33	0.22	N	96.0 ft²	13 ft 6 in	1 ft 4 in	IECC 2012	None
4	N	4	Vinyl	Low-E Double	Yes	0.33	0.22	N	36.0 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
5	E	5	Vinyl	Low-E Double	Yes	0.33	0.22	N	36.0 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
6	E	5	Vinyl	Low-E Double	Yes	0.33	0.22	N	4.5 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
7	E	5	Vinyl	Low-E Double	Yes	0.33	0.22	N	6.0 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
8	E	5	Vinyl	Low-E Double	Yes	0.33	0.22	N	4.5 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
9	S	8	Vinyl	Low-E Double	Yes	0.33	0.22	N	16.0 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None
10	S	12	Vinyl	Low-E Double	Yes	0.33	0.22	N	13.3 ft²	10 ft 6 in	1 ft 4 in	IECC 2012	None
11	S	14	Vinyl	Low-E Double	Yes	0.33	0.22	N	24.0 ft²	7 ft 6 in	1 ft 4 in	IECC 2012	None
12	W	16	Vinyl	Low-E Double	Yes	0.33	0.22	N	36.0 ft²	1 ft 6 in	1 ft 4 in	IECC 2012	None

INPUT SUMMARY CHECKLIST REPORT

GARAGE

✓	#	Floor Area	Ceiling Area	Exposed Wall Perimeter	Avg. Wall Height	Exposed Wall Insulation
	1	506 ft²	506 ft²	64 ft	8 ft	1

INFILTRATION

#	Scope	Method	SLA	CFM 50	ELA	EqLA	ACH	ACH 50
1	Wholehouse	Proposed ACH(50)	.000286	1631.3	89.55	168.42	.1128	5

HEATING SYSTEM

✓	#	System Type	Subtype	Efficiency	Capacity	Block	Ducts
	1	Electric Heat Pump/	None	HSPF:8.5	48 kBtu/hr	1	sys#1

COOLING SYSTEM

✓	#	System Type	Subtype	Efficiency	Capacity	Air Flow	SHR	Block	Ducts
	1	Central Unit/	None	SEER: 15	48 kBtu/hr	1440 cfm	0.8	1	sys#1

HOT WATER SYSTEM

✓	#	System Type	SubType	Location	EF	Cap	Use	SetPnt	Conservation
	1	Electric	None	Garage	0.92	40 gal	70 gal	120 deg	None

SOLAR HOT WATER SYSTEM

✓	FSEC Cert #	Company Name	System Model #	Collector Model #	Collector Area	Storage Volume	FEF
	None	None			ft²		

DUCTS

✓	#	Location	Supply R-Value	Area	Location	Return Area	Leakage Type	Air Handler	CFM 25 TOT	CFM25 OUT	QN	RLF	HVAC # Heat	Cool
	1	Attic	8	435 ft²	Attic	108.75	Default Leakage	Garage	(Default)	(Default)			1	1

INPUT SUMMARY CHECKLIST REPORT**TEMPERATURES**

Programable Thermostat: Y

Ceiling Fans:

Cooling	☐	Jan	☐	Feb	☐	Mar	☐	Apr	☐	May	☒	Jun	☒	Jul	☒	Aug	☒	Sep	☐	Oct	☐	Nov	☒	Dec
Heating	☒	Jan	☒	Feb	☒	Mar	☒	Apr	☐	May	☐	Jun	☐	Jul	☐	Aug	☐	Sep	☐	Oct	☒	Nov	☒	Dec
Venting	☐	Jan	☐	Feb	☐	Mar	☒	Apr	☒	May	☐	Jun	☐	Jul	☐	Aug	☐	Sep	☐	Oct	☒	Nov	☒	Dec

Thermostat Schedule: HERS 2006 Reference

Hours

Schedule Type		1	2	3	4	5	6	7	8	9	10	11	12
Cooling (WD)	AM PM	78 80	78 80	78 78	78 78	78 78	78 78	78 78	78 78	80 78	80 78	80 78	80 78
Cooling (WEH)	AM PM	78 78	78 78	78 78	78 78	78 78	78 78	78 78	78 78	78 78	78 78	78 78	78 78
Heating (WD)	AM PM	66 68	66 68	66 68	66 68	66 68	68 68	68 68	68 68	68 68	68 68	68 66	68 66
Heating (WEH)	AM PM	66 68	66 68	66 68	66 68	66 68	68 68	68 68	68 68	68 68	68 68	68 66	68 66

MASS

Mass Type	Area	Thickness	Furniture Fraction	Space
Default(8 lbs/sq.ft.)	0 ft ²	0 ft	0.3	Main

Residential System Sizing Calculation

Summary

Spec House

Project Title:
Carolina IV

Lake City, FL 32024

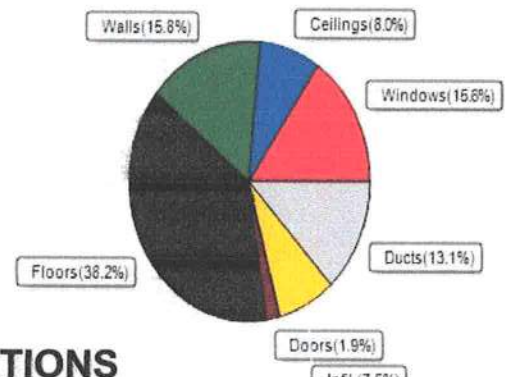
2/11/2019

Location for weather data: Gainesville, FL - Defaults: Latitude(29.7) Altitude(152 ft.) Temp Range(M)			
Humidity data: Interior RH (50%) Outdoor wet bulb (77F) Humidity difference(51gr.)			
Winter design temperature(TMY3 99%)	30 F	Summer design temperature(TMY3 99%)	94 F
Winter setpoint	70 F	Summer setpoint	75 F
Winter temperature difference	40 F	Summer temperature difference	19 F
Total heating load calculation	34586 Btuh	Total cooling load calculation	23221 Btuh
Submitted heating capacity	% of calc Btuh	Submitted cooling capacity	% of calc Btuh
Total (Electric Heat Pump)	138.8 48000	Sensible (SHR = 0.80)	199.9 38400
Heat Pump + Auxiliary(0.0kW)	138.8 48000	Latent	239.2 9600
		Total (Electric Heat Pump)	206.7 48000

WINTER CALCULATIONS

Winter Heating Load (for 2175 sqft)

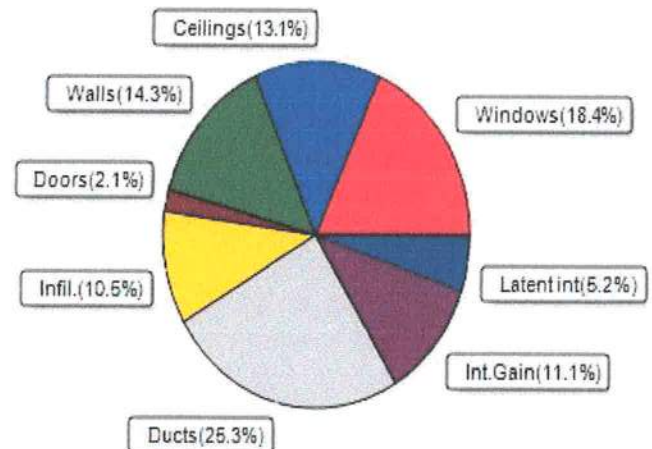
Load component		Load
Window total	408 sqft	5390 Btuh
Wall total	1580 sqft	5447 Btuh
Door total	40 sqft	640 Btuh
Ceiling total	2175 sqft	2771 Btuh
Floor total	2175 sqft	13216 Btuh
Infiltration	59 cfm	2578 Btuh
Duct loss		4545 Btuh
Subtotal		34586 Btuh
Ventilation	0 cfm	0 Btuh
TOTAL HEAT LOSS		34586 Btuh



SUMMER CALCULATIONS

Summer Cooling Load (for 2175 sqft)

Load component		Load
Window total	408 sqft	4268 Btuh
Wall total	1580 sqft	3328 Btuh
Door total	40 sqft	480 Btuh
Ceiling total	2175 sqft	3048 Btuh
Floor total		0 Btuh
Infiltration	44 cfm	918 Btuh
Internal gain		2580 Btuh
Duct gain		4586 Btuh
Sens. Ventilation	0 cfm	0 Btuh
Blower Load		0 Btuh
Total sensible gain		19208 Btuh
Latent gain(ducts)		1290 Btuh
Latent gain(infiltration)		1524 Btuh
Latent gain(ventilation)		0 Btuh
Latent gain(internal/occupants/other)		1200 Btuh
Total latent gain		4013 Btuh
TOTAL HEAT GAIN		23221 Btuh



8th Edition

EnergyGauge® System Sizing

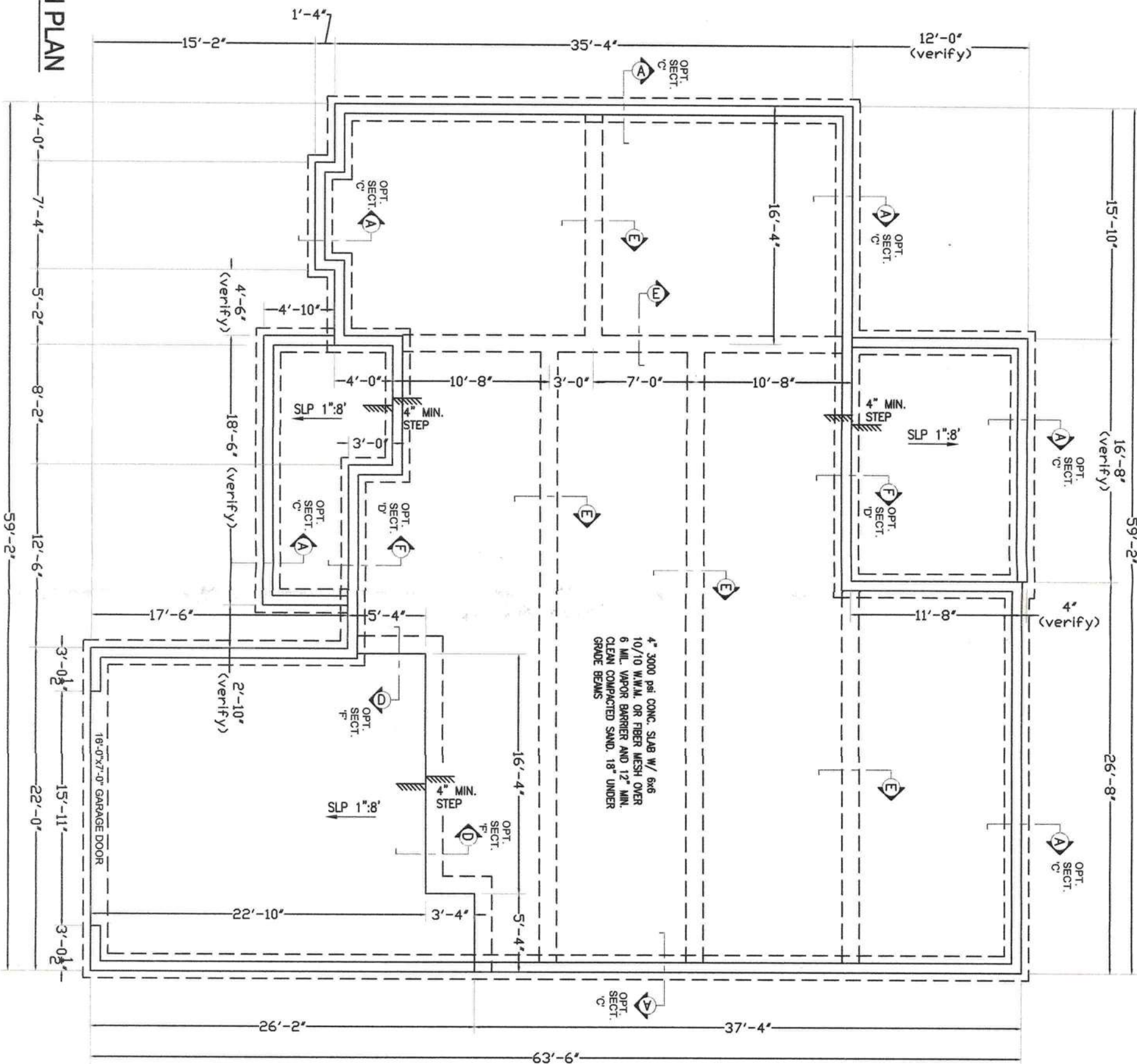
PREPARED BY: _____

DATE: _____

2-11-19

CAROLINA IV MODEL

FOUNDATION PLAN



NOTE:
INTERIOR LOAD CONDITIONS SHALL BE VERIFIED WITH TRUSS MANUFACTURER. ADDITIONAL INTERIOR GRADE BEAMS AS PER SECTION 'E' SHALL BE REQUIRED UNDER ANY LOAD BEARING WALLS OR COLUMNS. GRADE BEAMS SHALL TIE INTO AND BE POURED CONTINUOUS WITH ADJACENT GRADE BEAMS AND/OR OUTER EDGE OF SLAB.

NOTE:
CONTRACTOR TO VERIFY ALL DIMENSIONS FOR FOUNDATION PLAN PRIOR TO CONSTRUCTION

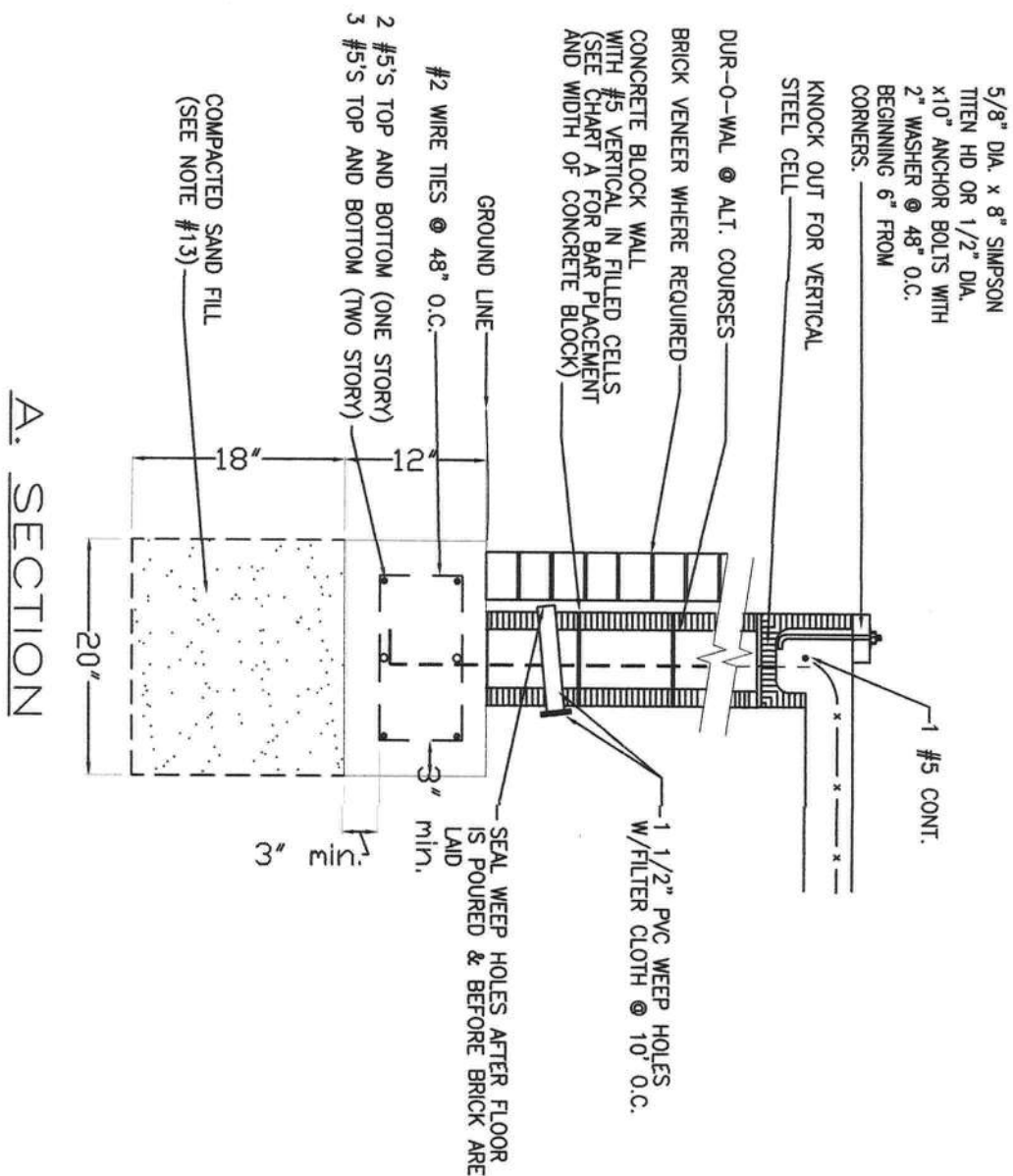


1/30/19
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STATE CERTIFICATION #4244
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PROJECT: The Preserves - Lot 19			
TITLE: Foundation Plan		SCALE: 1/8"=1'-0"	CLIENT: Aaron Simque Homes
File Name:		Revised by:	Date:
Designed:	D.A.W.		
Drawn:	D.A.W.		
Checked:	R.M.L.		
Date:	01-30-19		

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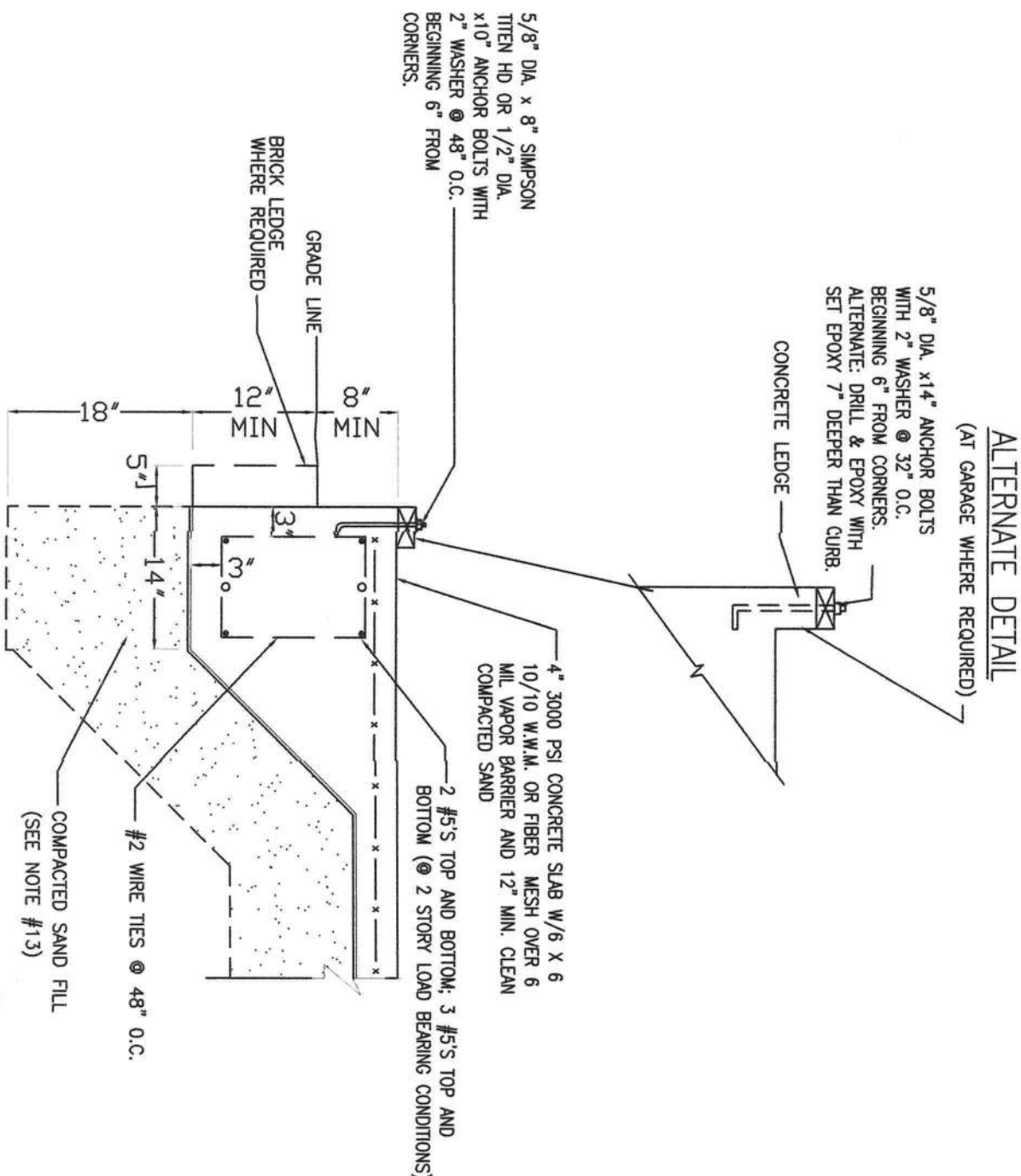


All steel connectors, anchors and fasteners to be in direct contact with pressure-treated woods are to be as a minimum:

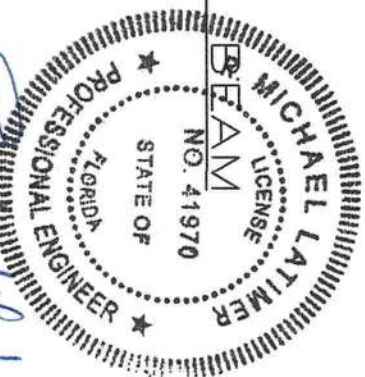
Standard galvanized coating, 0.90 oz of zinc per square foot of surface area (per ASTM A653)

Hot-dip galvanized after fabrication at 2.0 oz per square foot of surface area (per ASTM A123)

Stainless steel (Type 316L) or equal.



C. TYPICAL EXTERIOR GRADE BEAM



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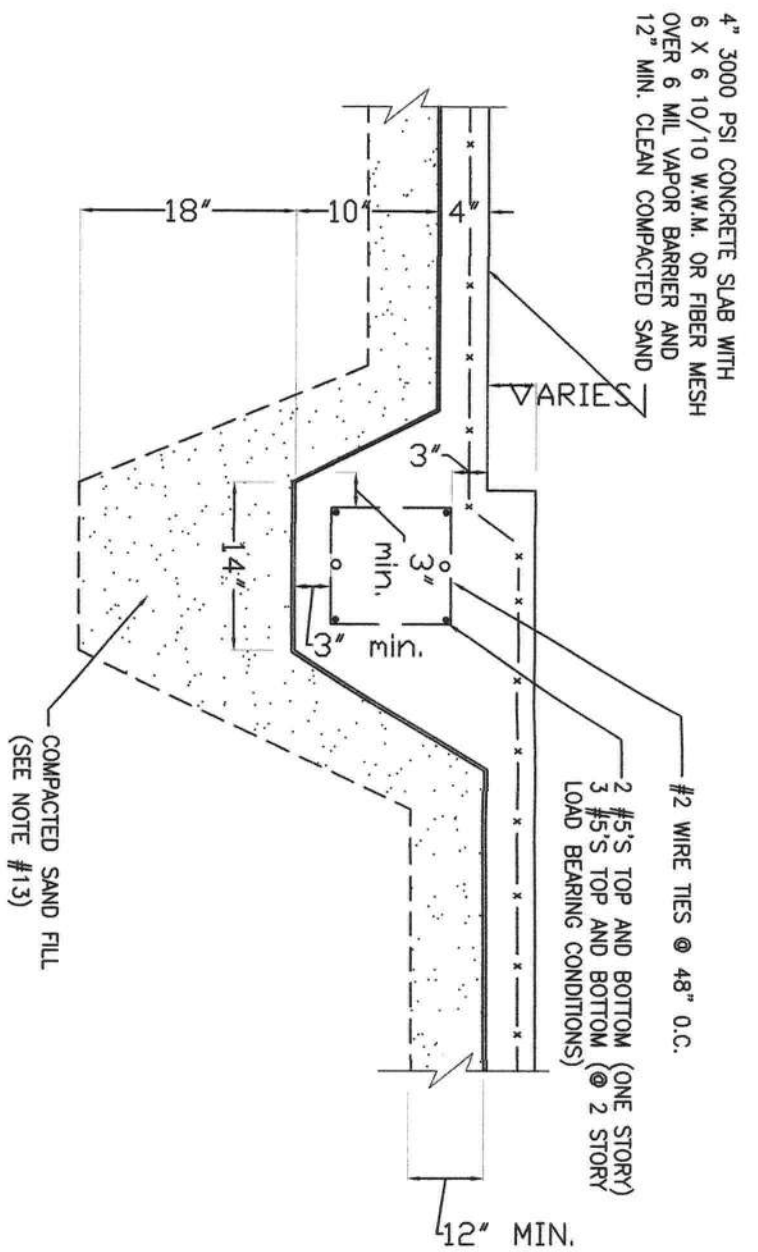
PROJECT: The Preserves - Lot 19

TITLE: Foundation Details		SCALE: 3/4"=1'-0"	CLIENT: Aaron Simque Homes
File Name:		Revised by:	Date: Description:
Designed:	D.A.W.		
Drawn:	D.A.W.		
Checked:	R.M.L.		
Date:	1-30-19		

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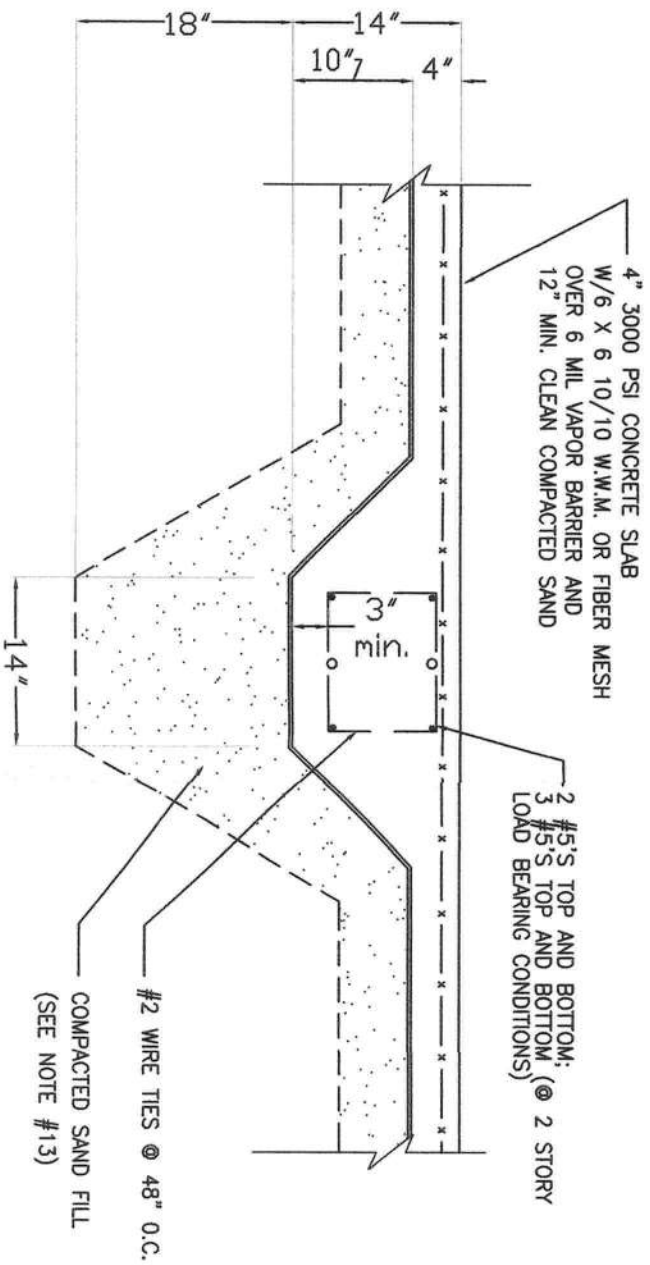
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D. STEP-DOWN DETAIL

NOTE: WHERE USED WITH BLOCK STEM, INTERIOR GRADE BEAM SHALL BE TIED TO PERIMETER WALL/FOOTER BY TURNING 2 OF THE SHOWN #5 BARS DOWN THROUGH FILLED CELLS AND INTO PERIMETER FOOTER.



E. TYPICAL INTERIOR GRADE BEAM

NOTE: WHERE USED WITH BLOCK STEM, INTERIOR GRADE BEAM SHALL BE TIED TO PERIMETER WALL/FOOTER BY TURNING 2 OF THE SHOWN #5 BARS DOWN THROUGH FILLED CELLS AND INTO PERIMETER FOOTER.



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PROJECT: The Preserves – Lot 19				
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File Name:		Revised by:	Date:	Description:
Designed:	D.A.W.			
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F. STEP DOWN AT GRADE BEAM

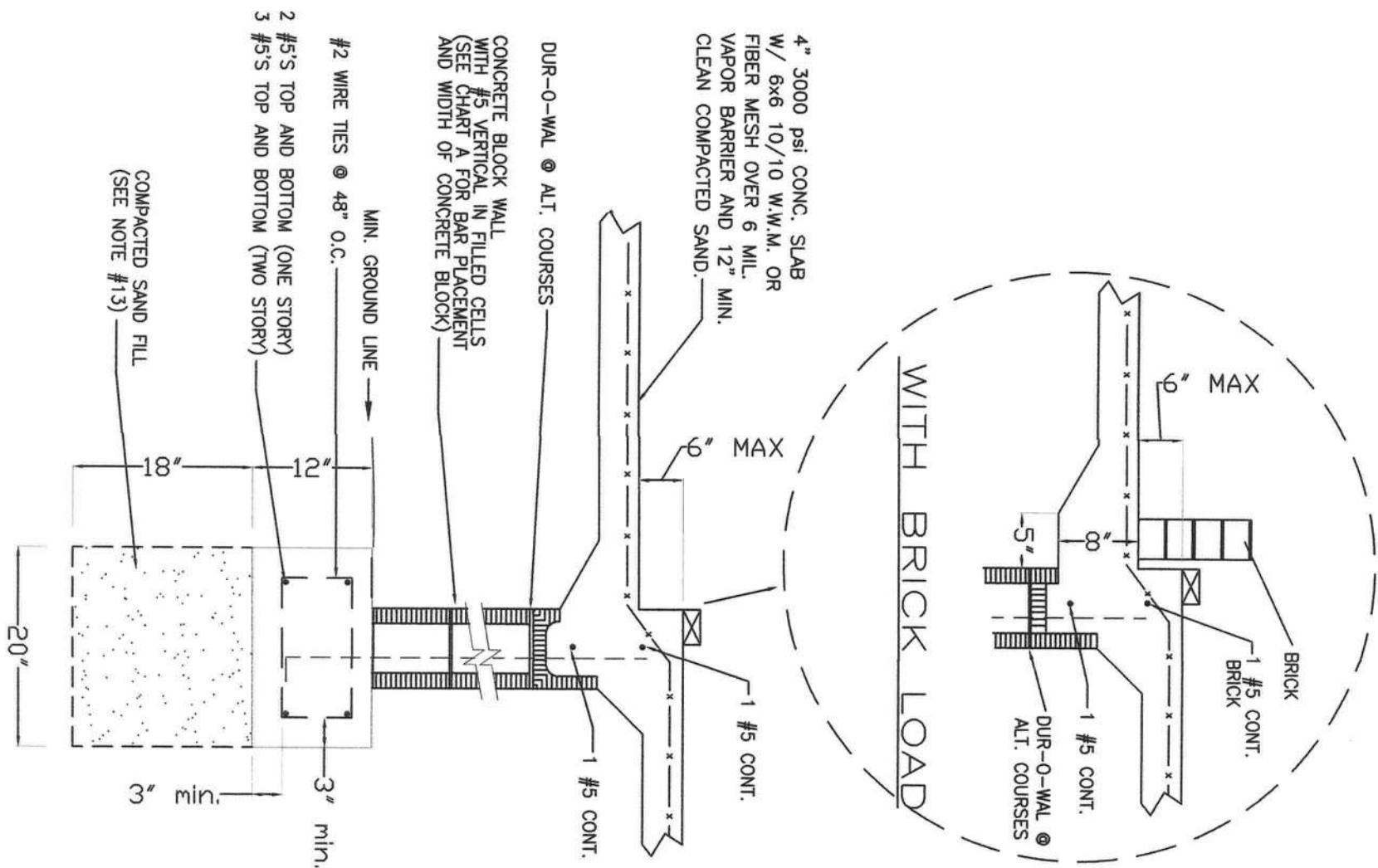


CHART A
VERTICAL BAR PLACEMENT FOR
BLOCK WALL WITH CONCRETE FLOOR SLAB OR JOIST DESIGN

FOR FLOOR JOIST DESIGN USE BOND BEAM WITH 1 #5 REINFORCED BAR CONTINUOUS FOR SLAB FLOOR. POUR INTO BLOCK WITH WELDED WIRE MESH. (SEE CHART BELOW.)

**IN ALL CASES VERTICAL BARS SHALL BE PLACED AT EITHER SIDE OF OPENINGS IN WALL AND AT EACH CORNER. VERTICAL BARS SHALL BE BENT 24" INTO SLAB EACH REINFORCED CELL SHALL BE FILLED WITH CONCRETE **

*** FLOOR SYSTEM TO BE PLACED BEFORE BACKFILLING

H--HEIGHT OF WALL	WIDTH OF BLOCK	VERTICAL BAR SPACING
H < 32	8"	NO. 5 @ 72" O.C.
32 < H < 56	8"	NO. 5 @ 48" O.C.
56 < H < 72	8"	NO. 5 @ 32" O.C.
72 < H < 88	12"	NO. 5 @ 32" O.C. W/ BOND BEAM W/ 1 #5 @ MID-HEIGHT
88 < H < 96	8"	NO. 5 @ 24" O.C. W/ BOND BEAM W/ 1 #5 @ MID-HEIGHT
96 < H < 120	12"	NO. 5 @ 16" O.C. (ALL CELLS FILLED W/3000 PSI CONG.) W/ BOND BEAM W/ 1 #5 @ 48" O.C. OR LESS ***
120 < H < 132	8"	NO. 5 @ 24" O.C. *(8" BLOCK MAY BE USED ONLY IF NEITHER SIDE OF WALL HAS SOIL BEARING PRESSURE. A BOND BEAM WITH 1 #5 SHALL BE PROVIDED @ MID-HEIGHT)

CHART B
PHYSICAL PROPERTIES OF MASONRY CEMENTS

MASONRY CEMENT TYPE	N	* S	* M
TIME OF SETTING INITIAL SET, MINIMUM, HR. FINAL SET, MAXIMUM, HR.	2	1 1/2	1 1/2
COMPRESSIVE STRENGTH (AVERAGE OF 3 CUBES), MIN. 7 DAYS, PSI (MPa) 28 DAYS, PSI (MPa)	500 (3.4) 900 (6.2)	1300 (9.0) 2100 (14.5)	1800 (12.4) 2900 (20.0)

* FOR THE PURPOSE OF THESE PLANS USE GRADE 'S' OR 'M'

1/30/19

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PROJECT: The Preserves - Lot 19	
TITLE: Foundation Details	SCALE: 3/4"=1'-0"
CLIENT: Aaron Simque Homes	
File Name:	Revised by: Date: Description:
Designed: D.A.W.	
Drawn: D.A.W.	
Checked: R.M.L.	
Date: 01-30-19	

GENERAL NOTES FOR SPECIAL FOUNDATION

- ALL CONSTRUCTION SHALL CONFORM TO THE 2017 (6th ADDITION) FLORIDA BUILDING CODE.
- IN THE EVENT OF A CONFLICT BETWEEN PLANS AND THE CODES, THE CODES SHALL GOVERN.
- LOT SHALL BE LANDSCAPED TO PREVENT THE DETENTION OF SURFACE WATER.
- CONCRETE: 3000 PSI STEEL: GRADE 60
- ALL FILL SHALL BE COMPACTED TO 95% OF MAXIMUM DRY DENSITY AS DETERMINED BY THE MODIFIED PROCTOR TEST.

DEFINITION:
a. COMPACTION TEST WILL NOT BE REQUIRED WHEN THE FILL IS LESS THAN 12 INCHES IN DEPTH. THE INSPECTOR'S SHALL USE BEST JUDGEMENT.
b. WHEN THE FILL IS 12 INCHES TO 18 INCHES IN DEPTH, COMPACTION TEST WILL BE REQUIRED ONLY IF THE INSPECTOR'S JUDGEMENT IS THAT THE COMPACTION IS QUESTIONABLE.
c. WHEN THE FILL IS 18 INCHES IN DEPTH OR MORE COMPACTION TEST WILL BE REQUIRED.
- ALL SPLICES IN FOOTING STEEL SHALL BE LAPPED 40 BAR DIAMETERS IN CONCRETE BLOCK AND 30 BAR DIAMETERS IN MONOLITHIC SLAB.
- STEEL IN INTERIOR GRADE BEAMS SHALL BE SPICED TO STEEL IN EXTERIOR GRADE BEAMS TO ASSURE CONTINUITY OF FOOTING THROUGHOUT STRUCTURE.
- EXTERIOR GRADE BEAMS SHALL RUN CONTINUOUS AROUND THE PERIMETER OF THE STRUCTURE TO ASSURE CONTINUITY.
- ALL CONCRETE SLABS SHALL HAVE CONTROL JOINTS TO CONTROL CRACKING SPACED MAXIMUM 15 FEET IN EACH DIRECTION.
- SOIL SHALL BE CHEMICALLY TREATED FOR TERMITES PER F.B.C. (SEE NOTE 23 FOR ALTERNATE)
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AT THE SITE PRIOR TO BEGINNING CONSTRUCTION.
- ALL REINFORCING STEEL SHALL BE LOCATED MIN. 3" FROM CONCRETE SURFACE.
- A CLEAN COMPACTED SAND FILL AT LEAST 18 INCHES THICK SHALL BE PLACED UNDER ALL EXTERIOR AND INTERIOR GRADE BEAMS.

NOTE:
THIS MAY BE OMITTED IN AREAS THAT HAVE AT LEAST 30 INCHES OF CLEAN PACTED NATURAL SOIL THAT HAS A MINIMUM BEARING CAPACITY OF 2000 PSF AND IS FREE OF MULCH, ORGANIC MATERIAL AND PLASTIC CLAYS AND CONSIST OF AT LEAST 50% SAND (EST.)
- ANY ORGANIC MATERIAL UNDER FOUNDATION SHALL BE REMOVED PRIOR TO CONSTRUCTION, UNLESS OTHERWISE SPECIFIED.
- FOR STEM WALLS 56" OR HIGHER, FORMWORK SHALL BE BRACED BEFORE BACKFILLING.
- CONCRETE BLOCK SHALL HAVE MINIMUM COMPRESSIVE STRENGTH OF 1500 PSI.
- ADDITIONAL #5 W/ FILLED CELLS @ LOAD BEARING POINTS ON WALL
- INCREASE OVERALL STEMWALL FOOTER WIDTH BY 4" WHEN BLOCK SIZE IS INCREASED FROM 8" BLOCK TO 12" BLOCK.
- FOUNDATION DESIGN UNLESS NOTED IN SOILS REPORT IS A MIN. BEARING CAPACITY OF 2000 PSF.
- USE 3#5's @ FOOTER FOR ANY SECOND STORY LOADING PER DETAIL.
- IF WIND LOAD REQUIREMENTS FOR ANCHOR BOLTS EXCEED 7" THEY WILL GOVERN.
- FOOTER @ A 12" MIN. INTO UNDISTURBED SOIL.
- APPLICATION OF WOOD-TREATMENT TERMITICIDE SHALL BE AS REQUIRED BY LABEL DIRECTIONS FOR USE, AND MUST BE COMPLETED PRIOR TO FINAL BUILDING APPROVAL. CHANGES IN FRAMING OR ADDITIONS TO FRAMING IN AREAS OF THE STRUCTURE REQUIRING TREATMENT THAT OCCUR AFTER WOOD TREATMENT MUST BE TREATED PRIOR TO FINAL BUILDING APPROVAL.



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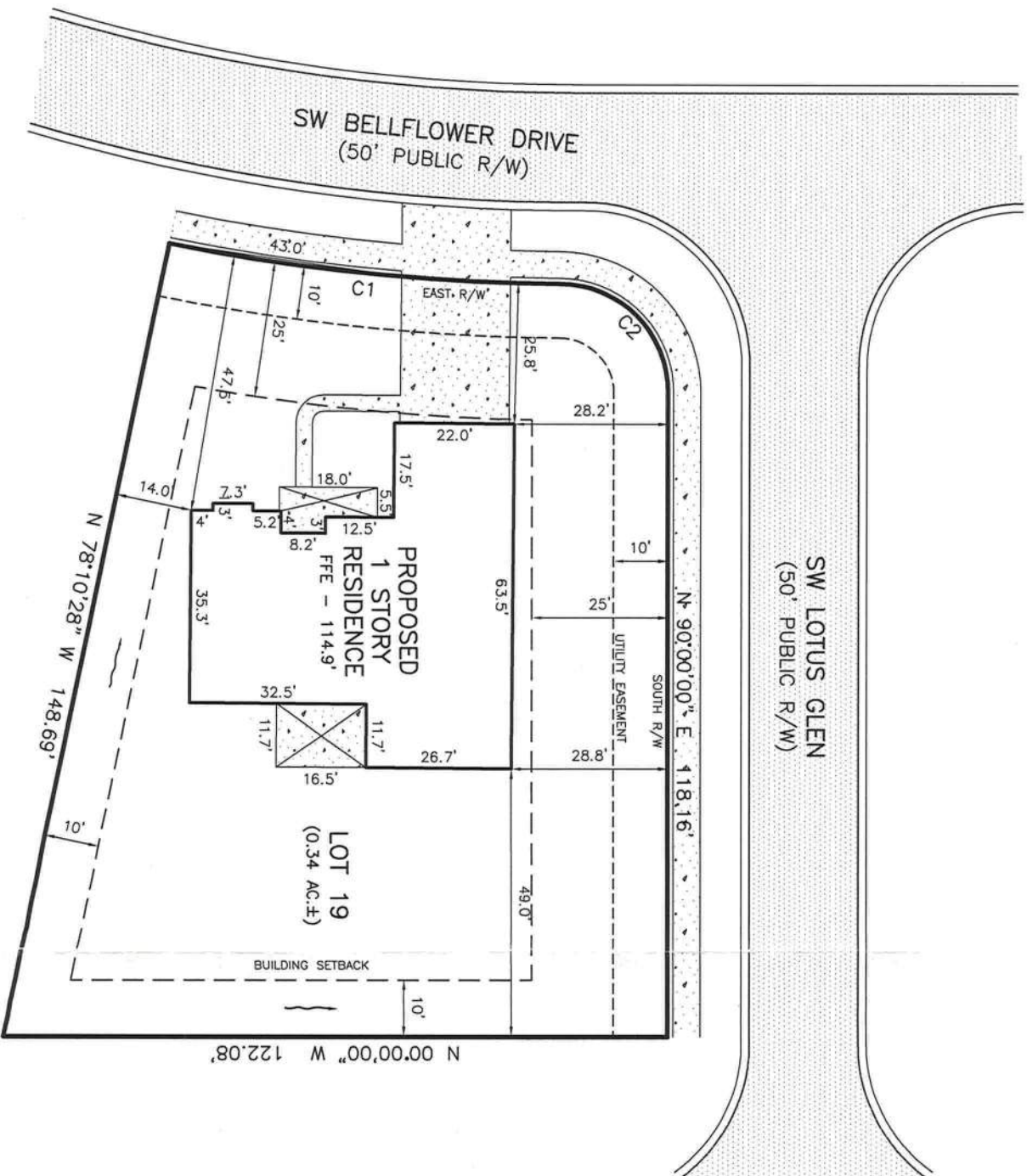


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1/30/19

NOTES:

1. BEARINGS ARE BASED ON THE SOUTH RIGHT OF WAY LINE OF SW LOTUS GLEN, BEING N 90°00'00" E, ASSUMED.
2. THE PURPOSE OF THIS SURVEY IS TO SHOW PROPOSED IMPROVEMENTS IN RELATION TO LOT LINES.
3. NO ATTEMPT WAS MADE BY THIS SURVEY TO DETERMINE IF THE SUBJECT PROPERTY LIES WITHIN A FLOOD PRONE AREA.
4. RESIDENCE TO BE ON A COMMUNITY WATER AND SEWER SYSTEM.



SPECIFIC PURPOSE SURVEY
SITE PLAN OF
LOT 19, PRESERVE AT
LAUREL LAKE, UNIT 1
SECTION 3, TWP 3-S, RNG 16-E
COLUMBIA COUNTY, FLORIDA

DESCRIPTION

LOT 19, PRESERVE AT LAUREL LAKE, UNIT 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 19-25 OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

CURVE TABLE				
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING
C1	375.42'	11°01'25"	72.23'	N 05°52'26" E 72.12'
C2	20.00'	89°38'16"	31.29'	N 45°10'52" E 28.19'

LEGEND

- DENOTES 5/8" IRON ROD & CAP SET (LB7683)
- DENOTES IRON PIPE OR REBAR FOUND (5/8")
- DENOTES 4"x4" CONCRETE MONUMENT SET (LB7683)
- DENOTES 4"x4" CONCRETE MONUMENT FOUND
- ⊙ DENOTES NAIL & DISC FOUND
- NO ID - NO IDENTIFICATION
- FND - FOUND
- CM - CONCRETE MONUMENT
- ± - MORE OR LESS
- ORB - OFFICIAL RECORDS BOOK
- PG - PAGE (S)
- (P) - PLAT
- (D) - DEED
- (C) - CALCULATED
- (M) - MEASURED
- AC - ACRES(S)
- POB - POINT OF BEGINNING
- POC - POINT OF COMMENCEMENT
- EOP - EDGE OF PAVEMENT
- EOG - EDGE OF GRADE
- N - NORTH
- E - EAST
- S - SOUTH
- W - WEST
- ⊕ - TELEPHONE PEDESTAL
- PC - POINT OF CURVATURE
- PI - POINT OF INTERSECTION
- PT - POINT OF TANGENCY
- IP - IRON PIPE
- IPC - IRON PIPE and CAP
- IR - IRON ROD
- IRC - IRON ROD and CAP
- R - RADIUS
- T - TANGENT
- L - ARC LENGTH
- Δ - CENTRAL ANGLE
- CH - CHORD BEARING & DISTANCE
- R/W - RIGHT OF WAY
- TWP - TOWNSHIP
- RNG - RANGE
- X — X DENOTES FENCE
- E — E DENOTES OVERHEAD ELECTRIC
- - POWER POLE
- CONCRETE

SCALE: 1" = 30'



SURVEY FOR: AARON SIMQUE HOMES

02/01/2019
DATE OF CERTIFICATE
//
DATE OF FIELD SURVEY
BRIAN SCOTT DANIEL, PSM
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 6449

JOB NUMBER:
190016
APPROVED:
BSD
DRAWN BY:
BSD
FIELD BOOK
EFB
SHEET NO.
1 OF 1