

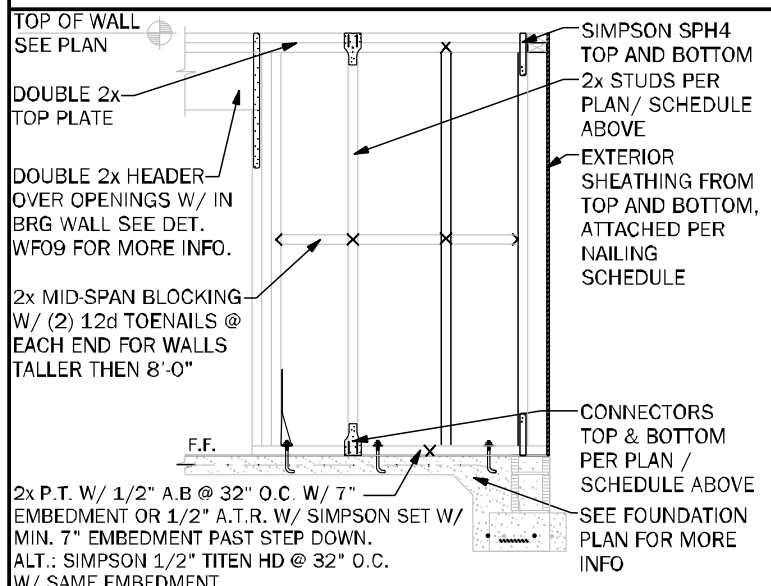
[illegible]

## BEARING WOOD INTERIOR WALL SCHEDULE

| M/RK | STUD SPACING | CONNECTION & FASTENERS        |                               | LUMBER SPECIES | LIFT CAP (LB) |
|------|--------------|-------------------------------|-------------------------------|----------------|---------------|
|      |              | TOP                           | BOTTOM                        |                |               |
| BW1  | 16"          | (2) 16d TOENAILS              | (2) 16d TOENAILS              | SPF            | 0             |
| BW2  | 16"          | SP2 W/ (6)-10d NAILS          | SP1 W/ (6)-10d NAILS          | SPF            | 402           |
| BW3  | 16"          | SP4 W/ (6) 10d X 1 1/2" NAILS | SP4 W/ (6) 10d X 1 1/2" NAILS | SPF            | 571           |
| BW4  | 16"          | (2) 16d TOENAILS              | (2) 16d TOENAILS              | SYP            | 0             |
| BW5  | 16"          | SP2 W/ (6)-10d NAILS          | SP1 W/ (6)-10d NAILS          | SYP            | 439           |
| BW6  | 16"          | SP4 W/ (6) 10d X 1 1/2" NAILS | SP4 W/ (6) 10d X 1 1/2" NAILS | SYP            | 665           |
| BW7  | 12"          | (2) 16d TOENAILS              | (2) 16d TOENAILS              | SPF            | 0             |
| BW8  | 12"          | SP2 W/ (6)-10d NAILS          | SP1 W/ (6)-10d NAILS          | SPF            | 535           |
| BW9  | 12"          | SP4 W/ (6) 10d X 1 1/2" NAILS | SP4 W/ (6) 10d X 1 1/2" NAILS | SPF            | 760           |
| BW10 | 12"          | (2) 16d TOENAILS              | (2) 16d TOENAILS              | SYP            | 0             |
| BW11 | 12"          | SP2 W/ (6)-10d NAILS          | SP1 W/ (6)-10d NAILS          | SYP            | 585           |
| BW12 | 12"          | SP4 W/ (6) 10d X 1 1/2" NAILS | SP4 W/ (6) 10d X 1 1/2" NAILS | SYP            | 885           |

NOTE: 2 x 4 WALLS ARE ASSUMED U.N.O. ON FLOOR PLANS

- \* ALL LUMBER TO BE GRADE #2  
\* CONNECTIONS ARE INSTALLED TO EACH STUD AS INDICATED  
\*\*\* SP1'S & SP2'S ARE SUB. FOR SP4'S W/ RESPECT TO STUD SIZE



## BEARING INTERIOR WALL DETAIL

## GENERAL NOTES

- SEE FLOOR PLAN FOR WALL SIZE. ASSUME 2x4 STUDS USED UNO.
- ALL STRUCTURAL LUMBER TO BE SYP #1 OR SPF #2 UNO ON PLAN.
- CONNECTIONS TO BE INSTALLED TO EACH STUD AS INDICATED.
- CONTACT E.O.R. IF SP4'S SP5'S OR SP6'S CONNECTIONS ARE SUBSTITUTED, TO VERIFY THEY MEET THE STRUCTURAL REQUIREMENTS.
- IF "DM" IS INDICATED ON SECOND FLOOR BASE CONNECTION TO IGNORED. SEE W/909/3.1 OR INDEX DETAIL FOR PROPER CONNECTIONS FOR 2nd FLOOR TO FIRST FLOOR CONNECTIONS. (NOTE: THIS IS FOR 2-STORY PROJECTS ONLY).
- IF "SM" IS INDICATED THE WALL IS CONSIDERED A SHEARWALL AND REQUIRES MIN. 7/16" OSB PLYWOOD W/ 8d NAILS AT 4" O.C. IN FIELD AND EDGE TO 11 SHIP WALL.
- ALL 2x EXTERIOR WALLS W/ EXTERIOR SHEATHING ATTACHED PER NAILING SCHEDULE ACT AS SHEARWALLS. SEE PLAN AND WALL SECTIONS FOR STUD SPACING AND GRADE.
- IF THE BEARING WALL IS INDICATED WITH THE DM, DM1, DM2, DM3 THESE WALLS ARE ONLY SUPPORTING THE FLOOR LOAD AND DO NOT HAVE UNIFORM. THE STUDS ARE TOE VALED TO THE FLOOR AND THE 2x PLATE CAN BE ATTACHED WITH H400 CASED NAILS (GUN NAILS) AND WILL NOT REQUIRE THE ANCHOR BOLT ATTACHMENT INDICATED IN THE BEARING WALL SCHEDULE.

## COLUMN SCHEDULE

| MARK | COLUMN SIZE                                        | (BASE) CONN. & FASTENER                                      | UPLIFT (LB)           |
|------|----------------------------------------------------|--------------------------------------------------------------|-----------------------|
| C1   | (3) 2 x 4 #2 SPF                                   | (4)-16d TOENAILS                                             | 0                     |
| C2   | (3) 2 x 4 #2 SPF                                   | DTT22 W/ 1/2" WEDGE ANCHOR & (8) 1/4" X 1 1/2" SDS SCREWS    | 2145                  |
| C3   | (3) 2 x 4 SYP #1 OR                                | (4)-16d TOENAILS                                             | 0                     |
| C4   | (4) 2 x 4 SPF #2                                   | DTT22 W/ 1/2" WEDGE ANCHOR & (8) 1/4" X 1 1/2" SDS SCREWS    | 2145                  |
| C5   | 4 x 4 P.T. #2 SYP POST                             | ABU44 W/ 5/8" ATR** & (12)-16d NAILS                         | G = 6665<br>U = 2200  |
| C6   | 6 x 6 P.T. #2 SYP POST                             | ABU66 W/ 5/8" ATR** & (12)-16d NAILS                         | G = 12000<br>U = 2300 |
| C7   | 8 x 8 P.T. #2 SYP POST                             | ABU88 W/ (2)-5/8" ATR** & (15)-16d NAILS                     | G = 24335<br>U = 2320 |
| C8   | 3.5 x 3.5 P.L. Pw-2400 PSI (WGL/MANIZED IF EXT.)   | HDEUS-SDS3 W/ 5/8" ATR AND (10) 14" x 3/4" SDS WOOD SCREWS   | 5375                  |
| C9   | 3.5 x 3.5 P.L. Pw-2400 PSI (WGL/MANIZED IF EXT.)   | HDEUS-SDS3 W/ 5/8" ATR AND (10) 14" x 3/4" SDS WOOD SCREWS   | 5375                  |
| C10  | 3.5 x 3.5 P.L. Pw-2400 PSI (WGL/MANIZED IF EXT.)   | HDEUS-SDS3.5 W/ 7/8" ATR AND (16) 14" x 3/4" SDS WOOD SCREWS | 9390                  |
| C11  | 5.25 x 5.25 P.L. Pw-2400 PSI (WGL/MANIZED IF EXT.) | HDEUS-SDS3.5 W/ 7/8" ATR AND (16) 14" x 3/4" SDS WOOD SCREWS | 9390                  |
| C12  | 7 x 7 P.L. Pw-2400 PSI (WGL/MANIZED IF EXT.)       | HDEUS-SDS3.5 W/ 7/8" ATR AND (16) 14" x 3/4" SDS WOOD SCREWS | 9390                  |
| C13  | 5.25 x 7.7 P.L. Pw-2400 PSI (WGL/MANIZED IF EXT.)  | HDEUS-SDS3.5 W/ 7/8" ATR AND (16) 14" x 3/4" SDS WOOD SCREWS | 9390                  |

## GENERAL COLUMN NOTES

- SEE FLOOR PLAN FOR WALL WIDTH. STUD PACKS TO MATCH WALL WIDTH UNO.
- ALL STRUCTURAL LUMBER TO BE SYP #1 OR SPF #2 UNO ON PLAN.
- NAIL BUILT UP STUDS PER DETAIL W/37.
- MINIMUM BOLT EMBEDMENT:  
5" EMBEDMENT FOR 1/2" ATR  
6" EMBEDMENT FOR 5/8" ATR  
8" EMBEDMENT FOR 7/8" ATR
- IF (C) COLUMN IS INDICATED ON SECOND FLOOR, THE BASE CONNECTION IS NOT REQUIRED. (SEE INDEXED CALL OUT ON PLAN FOR ATTACHMENT)
- SEE WOOD CONSTRUCTION NOTE #4 ON COVER SHEET FOR CORROSION INFORMATION
- SAME NOMINAL SIZE PARALLEL COLUMNS (L-8E) MAY BE SUBSTITUTED FOR ANY P.T. SYP POST NOTED IN THE PLANS

## COMMON NAIL vs. PNEUMATIC GUN NAILS:

| COMMON NAIL | DIAM. / LENGTH  | PNEUMATIC GUN COMMON NAIL | DIAM. / LENGTH | APPLICATION                         |
|-------------|-----------------|---------------------------|----------------|-------------------------------------|
| 8d          | 0.131" X 2 1/4" | 0.131" X 2 1/4"           |                | SEE PLAN RING SHOWN ON ROOF         |
| 10d OR 12d  | 0.148" X 3"     | 0.131" X 3"               |                | SEE PLAN                            |
|             | 0.148" X 3 1/4" | 0.131" X 3 1/4"           |                | SEE PLAN                            |
| 12d         | 0.148" X 3 1/4" | 0.131" X 3 1/4"           |                | 8" O.C. (COMMON) 6" O.C. (GUN NAIL) |
| 16d         | 0.148" X 3"     | 0.131" X 3"               |                | 8" O.C. (COMMON) 6" O.C. (GUN NAIL) |
|             | 0.162" X 3 1/2" | 0.131" X 3 1/2"           |                | (2) 16d (COMMON) (3) 16d (GUN NAIL) |

## BEAM SCHEDULE

| MARK | BEAM SIZE                                                                                                                                | CONNECTIONS                                                                                                                     |
|------|------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|
| BM1  | (2) - 2 x 8 #2 SYP W/ 7/16" OSB FLITCH PLATE. NAIL BEAM TOGETHER USING (2) ROWS OF 12d NAILS @ 12" O.C. TYP. EACH SIDE                   | CONNECTION: PROVIDE (2) SIMPSON LSTA24 OR (2) SIMPSON HTS20 TO WOOD POST OR (2) SIMPSON HETA16 TO CMU COL. U.N.O. ON ROOF PLAN. |
| BM2  | (2) - 2 x 10 #2 SYP W/ 7/16" OSB FLITCH PLATE. NAIL BEAM TOGETHER USING (2) ROWS OF 12d NAILS @ 12" O.C. TYP. EACH SIDE                  | CONNECTION: PROVIDE (2) SIMPSON LSTA24 OR (2) SIMPSON HTS20 TO WOOD POST OR (2) SIMPSON HETA16 TO CMU COL. U.N.O. ON ROOF PLAN. |
| BM3  | (2) - 2 x 12 #2 SYP W/ 7/16" OSB FLITCH PLATE. NAIL BEAM TOGETHER USING (2) ROWS OF 12d NAILS @ 12" O.C. TYP. EACH SIDE                  | CONNECTION: PROVIDE (2) SIMPSON LSTA24 OR (2) SIMPSON HTS20 TO WOOD POST OR (2) SIMPSON HETA16 TO CMU COL. U.N.O. ON ROOF PLAN. |
| BM4  | (2) - 1 3/4" X 11 1/4" LVL 2.0E Fb=2600 PSI. NAIL BEAM TOGETHER USING (2) ROWS 1 1/4" X 3 1/2" SDS WOOD SCREWS @ 16" O.C. TYP. EACH SIDE | CONNECTION: PROVIDE (2) SIMPSON LSTA24 OR (2) SIMPSON HTS20 TO WOOD POST OR (2) SIMPSON HETA16 TO CMU COL. U.N.O. ON ROOF PLAN. |
| BM5  | (2) - 1 3/4" X 11 7/8" LVL 2.0E Fb=2600 PSI. NAIL BEAM TOGETHER USING (2) ROWS 1 1/4" X 3 1/2" SDS WOOD SCREWS @ 16" O.C. TYP. EACH SIDE | CONNECTION: PROVIDE (2) SIMPSON LSTA24 OR (2) SIMPSON HTS20 TO WOOD POST OR (2) SIMPSON HETA16 TO CMU COL. U.N.O. ON ROOF PLAN. |
| BM6  | (2) - 1 3/4" X 9 1/4" LVL 2.0E Fb=2600 PSI. NAIL BEAM TOGETHER USING (2) ROWS 1 1/4" X 3 1/2" SDS WOOD SCREWS @ 16" O.C. TYP. EACH SIDE  | CONNECTION: PROVIDE (2) SIMPSON LSTA24 OR (2) SIMPSON HTS20 TO WOOD POST OR (2) SIMPSON HETA16 TO CMU COL. U.N.O. ON ROOF PLAN. |

## GENERAL BEAM NOTES

- VERIFY WITH PLAN CORRECT LENGTH OF BEAMS REQUIRED (MIN. 4" BEARING EACH END)
- SEE PLAN FOR TOP OR BOTTOM OF BEAM INDICATIONS
- BEAMS ARE NOT TO BE DRILLED OR NOTCHED IN ANY WAY WITHOUT WRITTEN APPROVAL FROM THE E.O.R.

## HEADER SCHEDULE

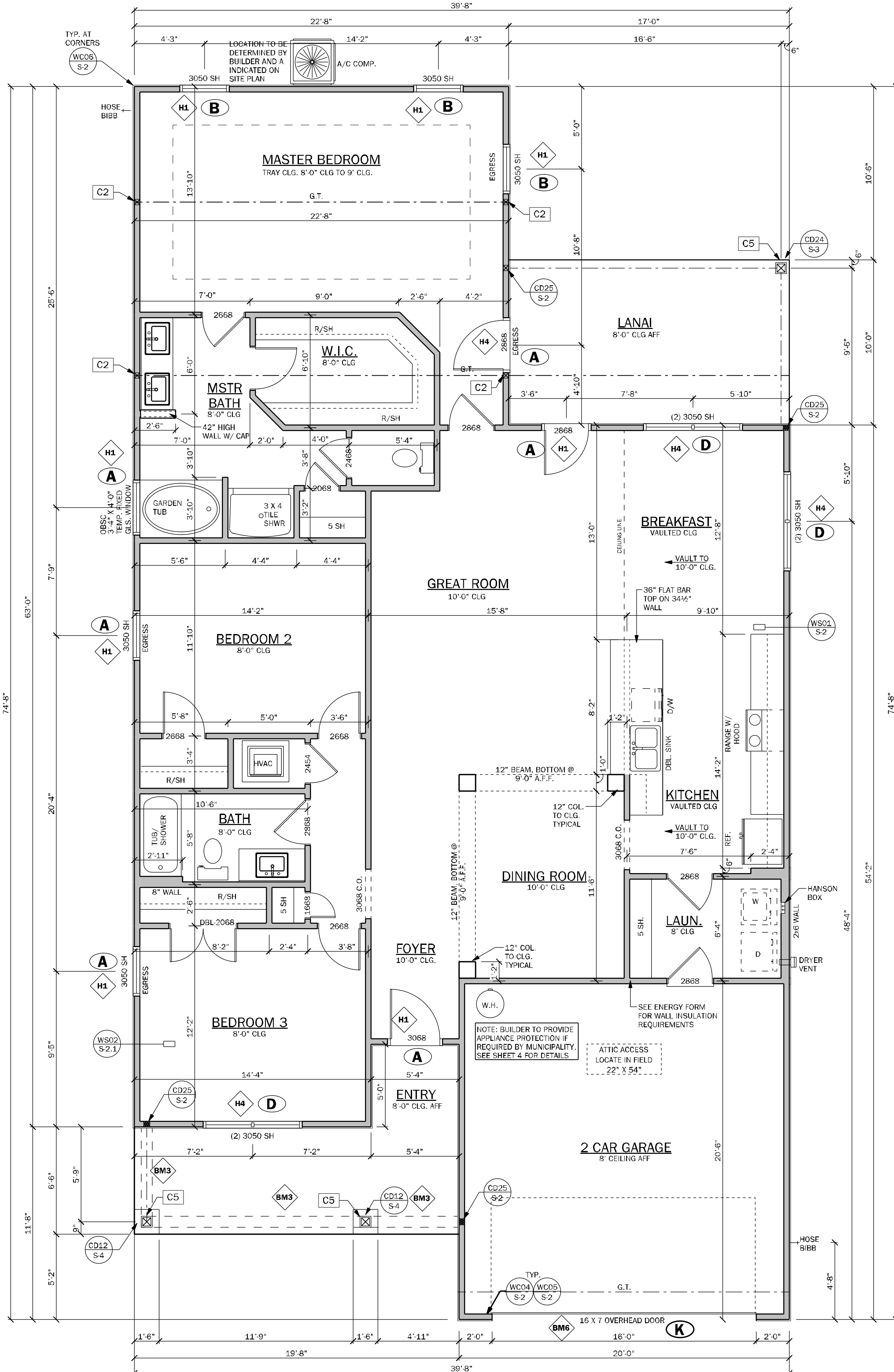
| IF USED, SEE DET. "H" ON SHEET S-2 FOR ENERGY STRIP INSULATION ON HEADERS) | MARK | HEADER SIZE                                 | REMARKS                                                                               |
|----------------------------------------------------------------------------|------|---------------------------------------------|---------------------------------------------------------------------------------------|
|                                                                            | H1   | (2) - 2x6 #2 SYP W/ 1/2" FLITCH PLATE       | SEE GENERAL HEADER NOTE #5 THIS SHEET                                                 |
|                                                                            | H2   | (2) - 2x6 #2 SYP W/ 1/2" FLITCH PLATE       | SEE GENERAL HEADER NOTE #5 THIS SHEET                                                 |
|                                                                            | H3   | (2) - 2x10 #2 SYP W/ 1/2" FLITCH PLATE      | SEE GENERAL HEADER NOTE #5 THIS SHEET                                                 |
|                                                                            | H4   | (2) - 2x12 #2 SYP W/ 1/2" FLITCH PLATE      | SEE GENERAL HEADER NOTE #5 THIS SHEET                                                 |
|                                                                            | H5   | (2) - 1 3/4" X 11 1/4" LVL 2.0E Fb=2600 PSI | ATTACH TOGETHER W/ (2) ROWS 1 1/4" X 3 1/2" SDS WOOD SCREWS @ 16" O.C. TYP. EACH SIDE |
|                                                                            | H6   | (2) - 1 3/4" X 9 1/4" LVL 2.0E Fb=2600 PSI  | ATTACH TOGETHER W/ (3) ROWS 1 1/4" X 3 1/2" SDS WOOD SCREWS @ 16" O.C. TYP. EACH SIDE |

## HEADER SUPPORT NO. OF JACKS &amp; STUDS REQ. AT OPENINGS

| OPENING SIZE    | 2x4 WALL      |               | 2x6 OR 2x8 WALL |               |
|-----------------|---------------|---------------|-----------------|---------------|
|                 | JACKS EA. END | KINGS EA. END | JACKS EA. END   | KINGS EA. END |
| 1'-0" - 3'-11"  | (1)           | (2)           | (1)             | (2)           |
| 4'-0" - 9'-11"  | (2)           | (3)           | (2)             | (2)           |
| 10'-0" - 16'-0" | (3)           | (4)           | (3)             | (4)           |

## GENERAL HEADER NOTES

- VERIFY W/ PLAN CORRECT LENGTH OF HEADER REQUIRED
- IF HEADER IS ON THE 1st FLOOR SEE PLAN FOR BEARING WALL TYPE AND FOLLOW DOWN INSTRUCTIONS WITHIN BEARING WALL SCHEDULE FOR REQUIRED CORRECTIONS UNO ON PLAN
- IF HEADER IS ON THE 2nd FLOOR SEE PLAN FOR INDICATED HEADER CONNECTION FOR REQUIRED CONNECTIONS.
- ALL HEADER JACK AND KING STUDS SHALL BE FASTENED TO EACH PER DETAIL W/37.
- FASTEN ALL MULTIPLE HEADERS TOGETHER W/ (2) ROWS 12d COMMON NAILS AT 12" o.c. ALONG EACH EDGE OR (3) ROWS IF 2x10 OR LARGER.
- FASTEN ALL HEADERS TO KING STUDS WITH (3) 12d TOENAILS PER SIDE
- IF HEADER IS NOT SPECIFIED CONTACT E.O.R.



## FLOOR PLAN

SCALE: 1/4" = 1'-0"

ELEVATION "C"

**NOTE:**

○ INDICATES OPENINGS WIND PRESSURES. SEE WIND LOADING CRITERIA ON COVER SHEET FOR INFORMATION.

## WALL LEGEND

- FRAMED WALL
- BEARING FRAME WALL
- FRAMED WALL W/ BRICK VENEER
- FRAMED WALL W/ SIDING OR STUCCO

## GENERAL NOTES

- R302.6 (table 302.6) If water based ceiling texture material is used, Provide 1/2" gypsum board for 16" O.C. Framing, or 5/8" gypsum board for 24" O.C. Framing. Note 1/2" sag-resistant gypsum board may be used I.L.O. 5/8" gypsum board. 5/8" type "X" gypsum board must be installed on garage ceiling beneath habitable rooms).
- R302.5.2 Duct Penetration: Ducts in the garage and ducts penetrating the walls or ceilings separating the dwelling from the garage shall be constructed of a minimum No. 26 gage (0.48 mm) sheet steel, 1 inch minimum rigid nonmetallic class 0 or class 1 duct board, or other approved material and shall not have openings into the garage.
- R302.5.1 Door from garage into house must be a minimum 1 3/8" solid wood door, solid or honeycomb steel door, or 20 Minute fire rated door.
- R302.7 Enclosed space under stairs that is accessed by a door or access panel shall have walls, under-stair surface and any soffits protected on the enclosed side with 1/2" gypsum board.
- Outdoor swimming pools shall be provided with a barrier complying with R4501.17.1.1 through R4501.17.1.1.4.
- Bathroom exhaust fans must vent to the exterior of the building, exhaust to attic space and soffits is not acceptable. Ventilation shall be permitted to exit through the soffit if solid soffit is installed 5'-0" on each side of the venting.
- R302.6 The garage shall be separated from the residence and it's attic as required by Table R302.6. From the residence and attic by not less than 1/2-inch (12.7mm) gypsum board applied to the garage side. Garage beneath rooms shall be separated from all habitable rooms above by not less than 5/8 inch (15.9mm) type X gypsum board or equivalent. Where the separation is a floor-ceiling assembly, the structure supporting the separation shall also be protected by not less than 1/2 inch (12.7mm) gypsum board or equivalent.
- R312.2.1 Window slips. In dwelling units, where the bottom of this clear opening of an operable window opening is located less than 24 inches (610 mm) above the finished floor and greater than 72 inches (1829 mm) above the finished grade or other surface below on the exterior of the building, the operable window shall comply with the following:
  - Operable windows with openings that will not allow a 4-inch diameter (102 mm) sphere to pass through the opening where the opening is in its largest opened position.
  - Operable windows that are provided with window fall prevention devices that comply with ASTM F2090.
  - Operable windows that are provided with window opening control devices that comply with Section R312.2.2.
- R308.4.2 All windows within 2'-0" of doors and in shower or tub areas will be safety tempered glass.
- EC: R402.3.4 Vertical or horizontal access doors from conditioned spaces to unconditioned spaces such as attics and crawl spaces shall be weatherstripped and insulated to a level equivalent to the insulation on the surrounding surfaces.
- M1502.4.5 Duct length  
The maximum allowable exhaust duct length shall be determined by one of the methods specified in sections M1502.4.5.1 through M1502.4.5.3  
M1502.3 Duct termination.  
Exhaust ducts shall terminate on the outside of the building. Exhaust duct terminations shall be in accordance with the dryer manufacturer's installation instructions. If the manufacturer's instructions do not specify a termination location, the exhaust duct shall terminate not less than 3 feet (914 mm) in any direction from openings into buildings, including openings in ventilated soffits. Exhaust duct terminations shall be equipped with a backdraft damper. Screens shall not be installed at the duct termination.

- Porch Ceilings: (See plan for the following options)  
Option 1. Gypsum:  
1/2" exterior gypsum soffit board shall be attached to all framing members with 2x blocking provided at perimeter and panel edges.  
The gypsum board shall be attached w/ Type "W" 1 1/4" drywall screws at 8" O.C. in field and edges.  
Option 2. Plaster Base:  
7/16" OSB on underside of roof trusses shall be attached to all framing members with 2x blocking provided at perimeter and panel edges. The OSB shall be attached w/ 8d nails at 8" O.C. in field and 4" O.C. at edges or 7d screw shank 3" O.C. field and 4" edges.
- Energy Code Compliance Path is Performance Based Path. Code cycle is FBC 2023 8th Edition.

\* ALL INTERIOR AND EXTERIOR WALL FRAMING, INCLUDING FURRING STRIPS ON CMU WALLS, TO BE SPACED AND 16" O.C. (U.N.O.)

## AREA CALCULATIONS

|                       |           |
|-----------------------|-----------|
| LIVING                | 1952 S.F. |
| GARAGE                | 406 S.F.  |
| COVERED ENTRY         | 155 S.F.  |
| COVERED PATIO/LANAI   | 170 S.F.  |
| TOTAL AREA UNDER ROOF | 2683 S.F. |

**TOTAL SOLUTIONS GROUP**  
258 Southhall Lane, Suite 200  
Maitland, Florida, 32751  
(407) 800-2333  
CARL A. BROWN, PE - FL #56126  
SCOTT LEWKOWSKI, PE - FL #78750  
100% Employee Owned  
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MUNICIPAL STAMP AREA

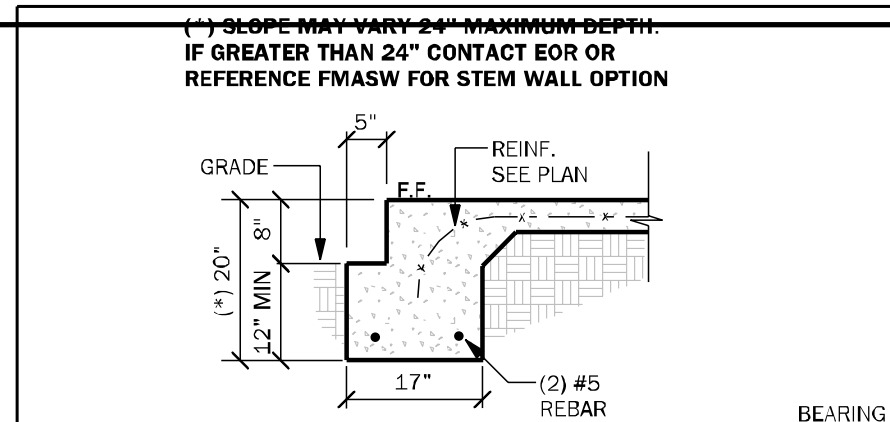
SIGNATURE & SEAL  
4/3/2026

To the best of the Engineer's knowledge, information and belief, the structural plans are specific and correct within these drawings comply with the 2023 Florida Building Code, except for 8th Edition. Engineer's signature and seal is only for the structural engineering portions of the drawing pages bearing engineer's signature and seal.

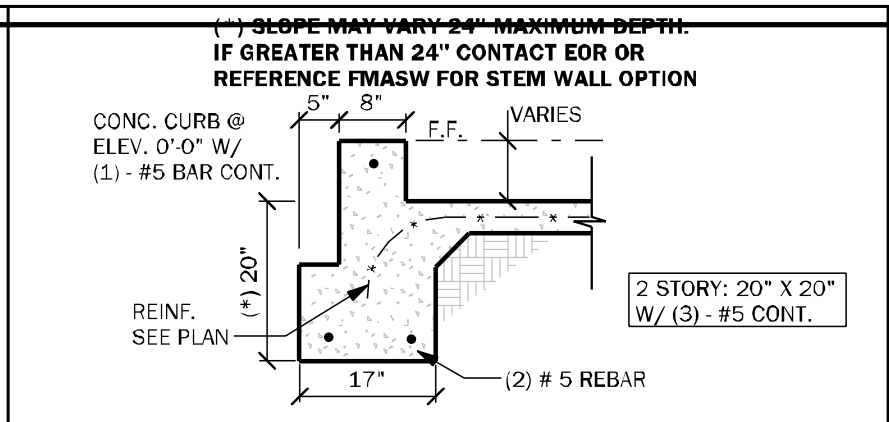
**DAMS HOMES**  
FLORIDA CONTRACTORS LICENSE NO. CRC1330146  
100 WEST GARDEN STREET  
PENSACOLA FL 32502  
Division Location: GAINESVILLE

LOT: 26  
Community: The Preserve at Laurel Lake  
Plan Name: 1970 Model  
Project Address: 831 SW Bellflower Dr.  
Lake City, FL  
Client No.:

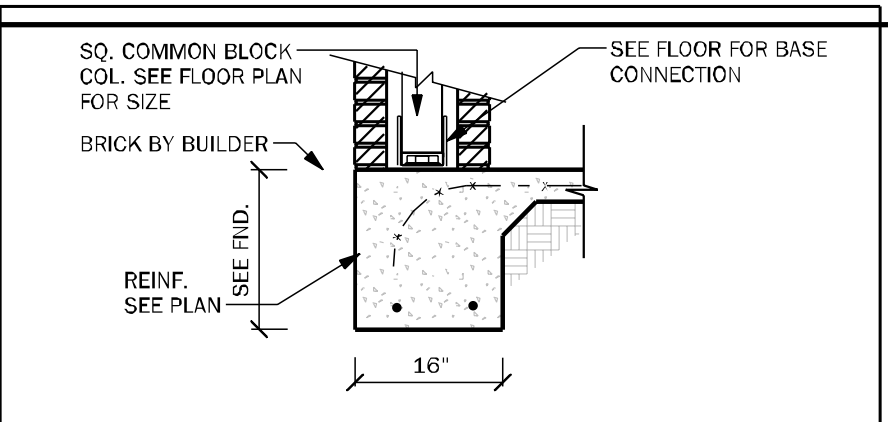
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Sheet No: 2  
FLOOR PLAN



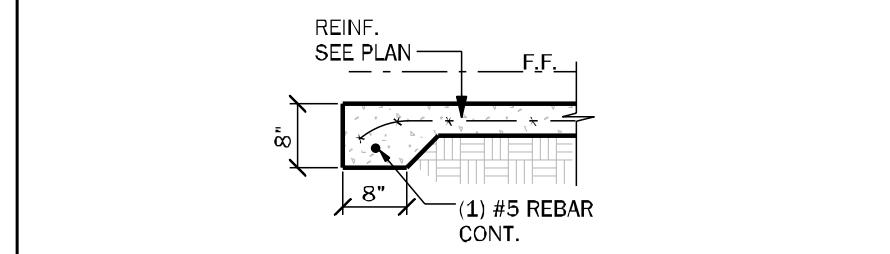
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| <b>FM01</b> | SINGLE STORY FTG | 1/2" = 1'-0" |
|-------------|------------------|--------------|



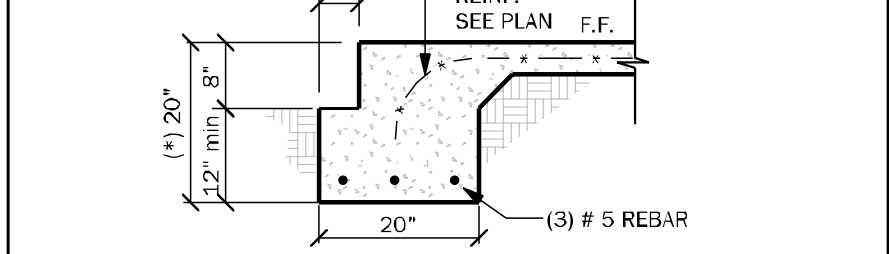
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| <b>FM02</b> | SECTION @ GARAGE | 1/2" = 1'-0" |
|-------------|------------------|--------------|



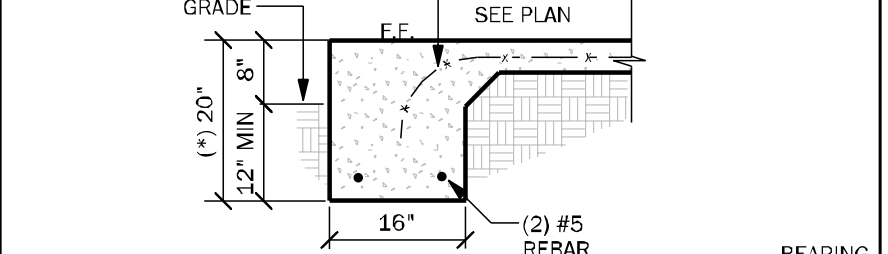
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| <b>FM25</b> | PORCH COLUMN W/ BRICK | 1/2" = 1'-0" |
|-------------|-----------------------|--------------|



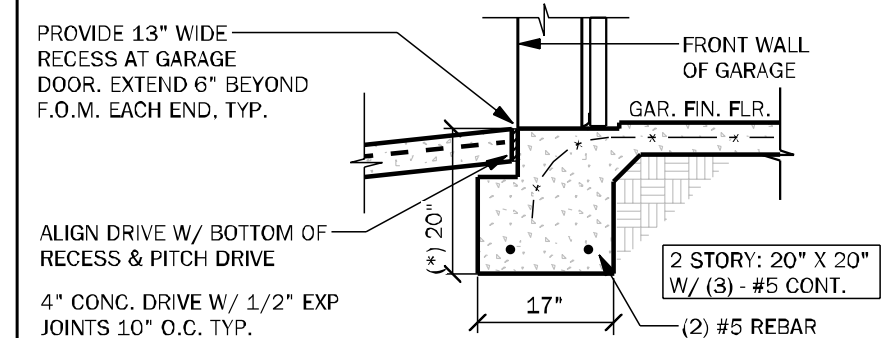
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| <b>FM03</b> | THICKENED EDGE | 1/2" = 1'-0" |
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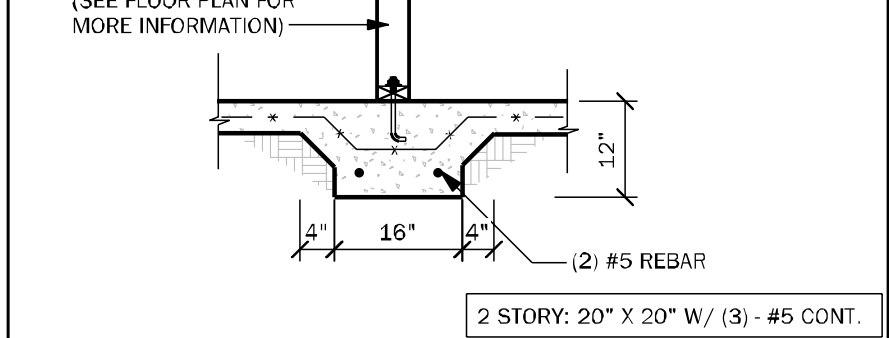
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|-------------|--------------|--------------|
| <b>FM08</b> | 2-STORY FTG. | 1/2" = 1'-0" |
|-------------|--------------|--------------|



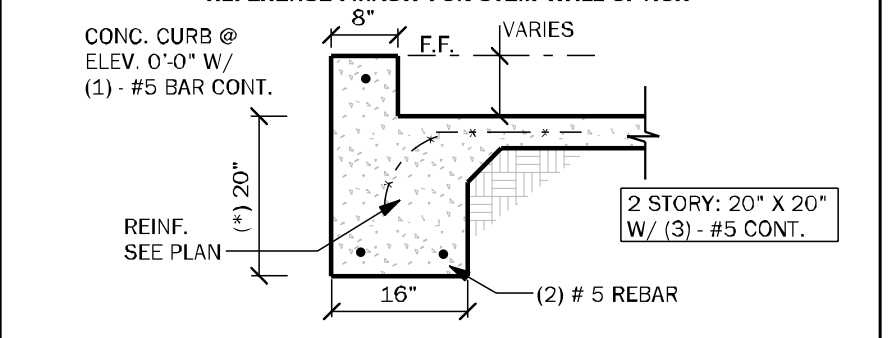
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| <b>FM01A</b> | SINGLE STORY FTG | 1/2" = 1'-0" |
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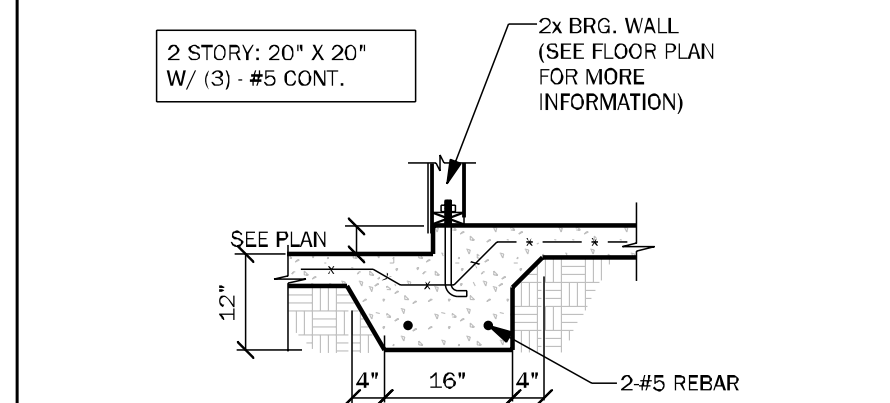
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| <b>FM09</b> | SECTION @ GAR. DOOR | 1/2" = 1'-0" |
|-------------|---------------------|--------------|



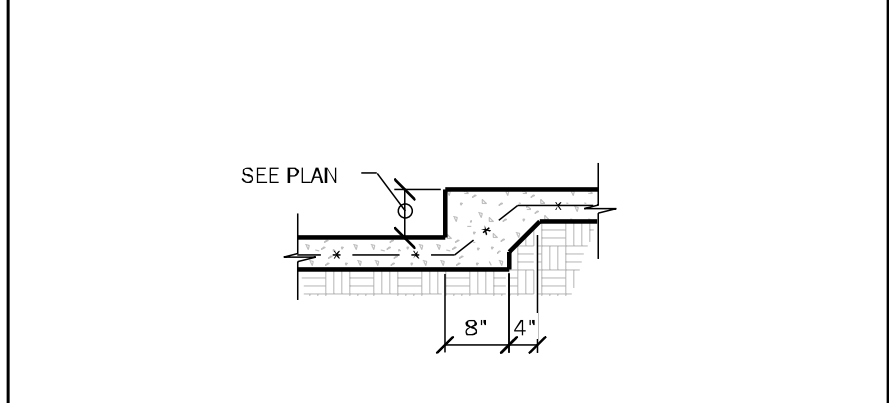
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|-------------|-------------------|--------------|
| <b>FM10</b> | INTERIOR BRG WALL | 1/2" = 1'-0" |
|-------------|-------------------|--------------|



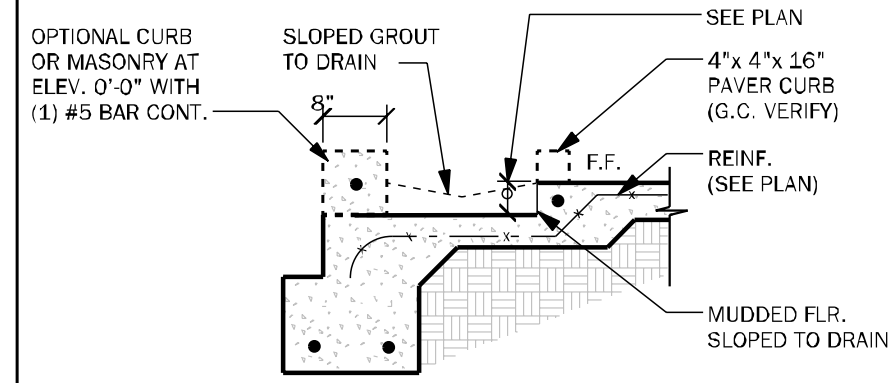
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|--------------|------------------|--------------|
| <b>FM02A</b> | SECTION @ GARAGE | 1/2" = 1'-0" |
|--------------|------------------|--------------|



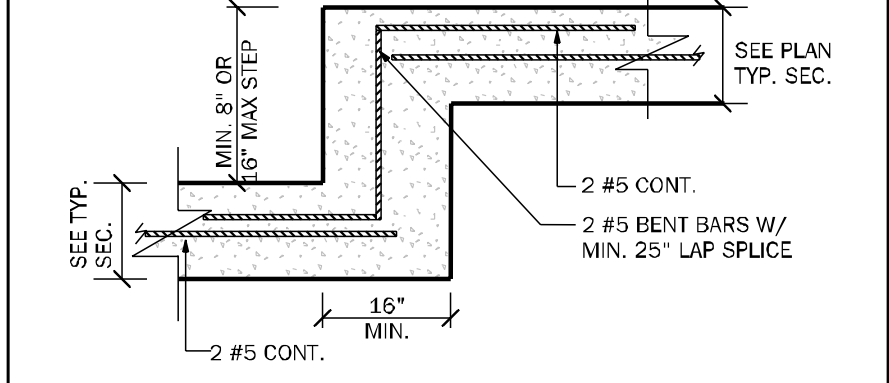
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| <b>FM11</b> | STEP DOWN BRG. | 1/2" = 1'-0" |
|-------------|----------------|--------------|



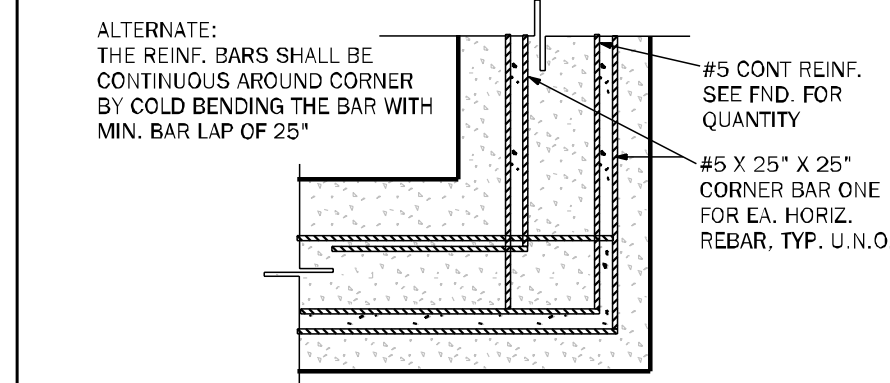
|             |                    |              |
|-------------|--------------------|--------------|
| <b>FM12</b> | STEP DOWN NON BRG. | 1/2" = 1'-0" |
|-------------|--------------------|--------------|



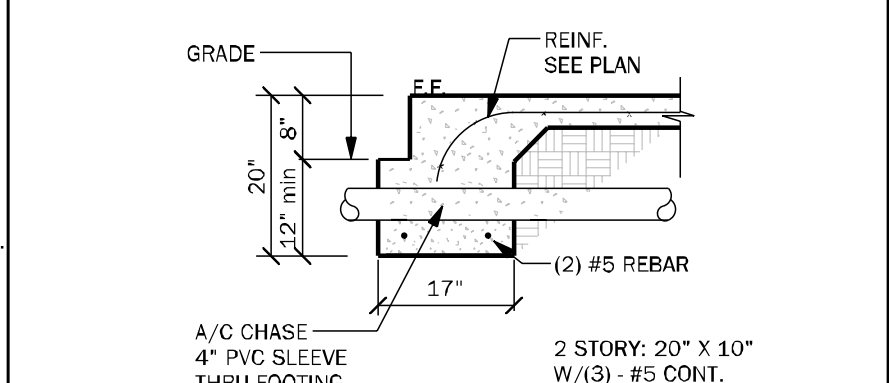
|             |                         |              |
|-------------|-------------------------|--------------|
| <b>FM14</b> | SECTION @ RECESS SHOWER | 1/2" = 1'-0" |
|-------------|-------------------------|--------------|



|             |                       |              |
|-------------|-----------------------|--------------|
| <b>FM18</b> | TYP. STEP FTG. DETAIL | 1/2" = 1'-0" |
|-------------|-----------------------|--------------|



|             |                       |  |
|-------------|-----------------------|--|
| <b>FM10</b> | TYD CORNER BAR DETAIL |  |
|-------------|-----------------------|--|



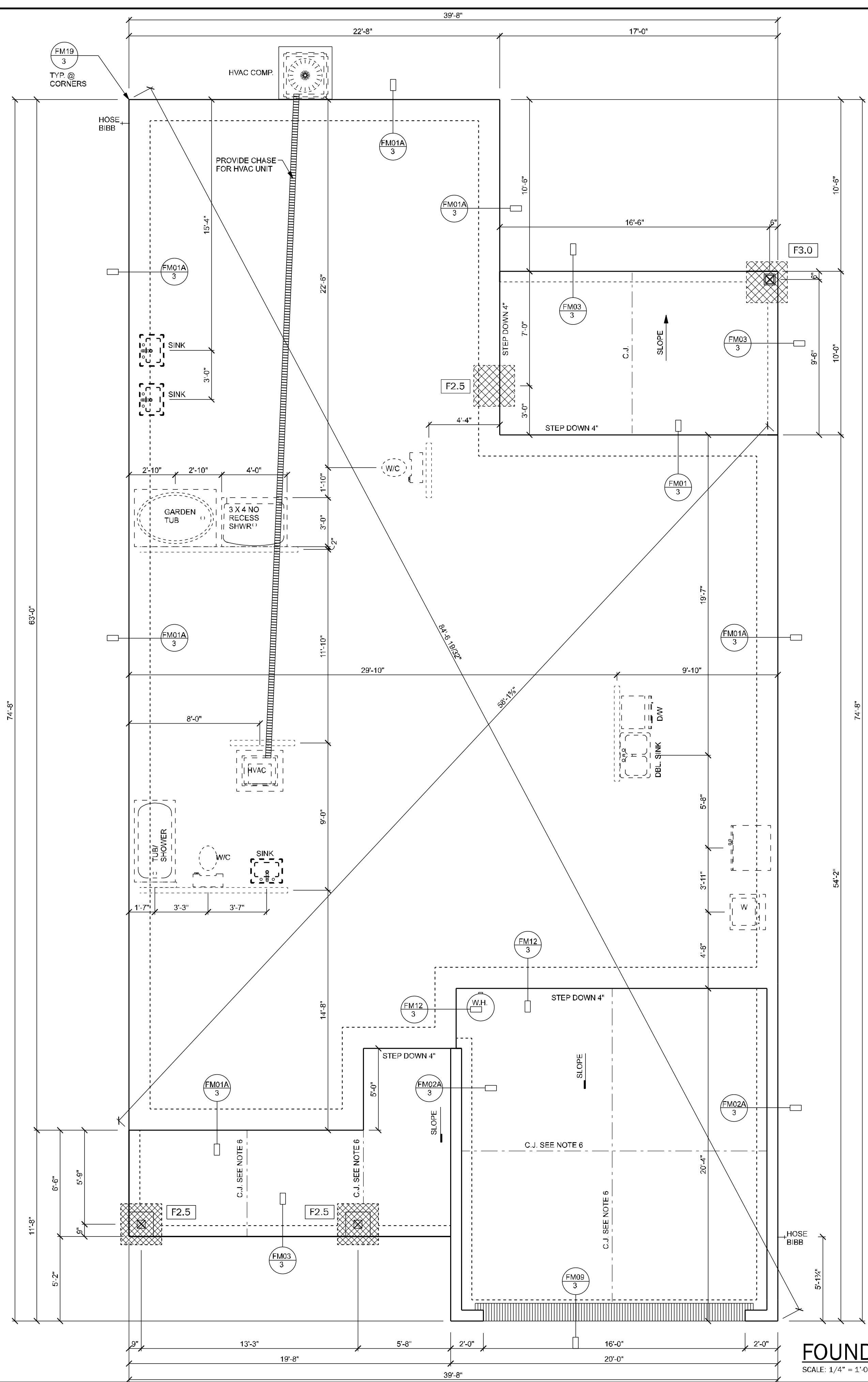
|             |                      |                |
|-------------|----------------------|----------------|
| <b>FM22</b> | TYR. END PENETRATION | 1.0" 1.1" 0.9" |
|-------------|----------------------|----------------|

## GENERAL FOUNDATION NOTES (U.N.O.)

- 1 PROVIDE MIN. 6" MILL APPROVED VAPOR BARRIER. ALL JOINTS TO BE LAP JOINTED MIN. 6" AND SEALED.
- 2 4" 2500 PSI CONCR. SLAB W/ 6X6 W/4 X W1.0 OR FIBERREINCH /FIBERGLASS TO THE CONCRETE. IN ACCORDANCE W/ MANUF.'S INSTRUCTIONS AND NEN-284 FOR FIBERREINCH OR NEN-144 FOR FIBERGLASS. USE W/1.0 VISQUEOUS VAPOR BARRIER. GC SHALL PROVIDE APPROVED SOLI OR GROUT. TIE/OUT TREATMENT.
- 3 \* INDICATES FILLED CELL W/ 2000 PSI CONCR. FROM FT. TO BEAM W/ 1" REBAR TYPICAL ABOVE SLAB. HOOKED FTG. DOWELS 17" EMBEDMENT W/ 30" EXT. ABOVE SLAB.
- 4 CONSULT W/ MANUF. SPECIFICATIONS PRIOR TO POURING OR RECESSING DOOR SILL OR SLIDING GLASS DOOR SILLS.
- 5 EXTERIOR SLABS SHALL SLOPE MIN. 2% OR 1/4" PER FOOT AWAY FROM HOUSE U.N.O. PLAN.
- 6 CONTROL JOINTS (IF SHOWN) ARE NOT REQUIRED BY CODE BUT ARE SUGGESTED (ESPECIALLY WHEN USING FRP REINF. CONCRETE OR IN EXISTING CONSTRUCTION). JOINTS TO BE 1/2" REBAR SAW CUT. A DEPTH OF 1/4" OF THE THICKNESS OF THE SLAB AND SPACED MAX. 10' ON CTR. FILL CUT W/ APPROVED JOINT MATERIAL OR USE ALTERNATE APPROVED METHOD.
- 7 NO WOOD STAKES PERMITTED IN FOUNDATION.
- 8 PENDING SITE CONDITIONS, FOUNDATION MAY HAVE TO BE STEPPED DOWN, G.C. TO DETERMINE SLO LOCATIONS IF REQUIRED.
- 9 R403.3.4 MINIMUM DEPTH. EXTERIOR FOOTINGS SHALL BE PLACED NOT LESS THAN 12" INCHES FROM THE FINISHED GRADE OF SURFACE WHERE APPLICABLE. THE DEPTH OF FOOTINGS SHALL ALSO CONFORM TO SECTION R403.1.4.1.
- 10 MASON TO COORDINATE WITH BUILDER ANY ELECTRICAL REQUIREMENT THROUGH SLAB.
- 11 PROVIDE 4" STEPPDOWN TO SIDEWALK FROM ENTRY
- 12 ASSURED ALLOWABLE SOIL BEARING PRESSURE AFTER COMPACTION: 2000 PSF SEE SOWS REPORT AND SPECIFICATIONS FOR COMPACTION REQUIREMENTS IF SOIL CONDITIONS ARE NOT MET OR DO NOT MEET OR EXCEED THE CAPACITY THE GENERAL CONTRACTOR SHALL CONTACT THE ENGINEER PRIOR TO FOUNDATION FOOT FOR VERIFICATION OF FOUNDATION DESIGN. TO BE COMPACTED TO AT LEAST 95% OF MAX. DRY DENSITY AS DETERMINED BY ASTM 1557 / MODIFIED PROCTOR / THE FOUNDATION SIZES INDICATED ON THE FOUNDATION PLAN HAS BEEN BASED ON A MINIMUM OF 2000 PSF.

| FOOTING SCHEDULE |               |       |                |                       |
|------------------|---------------|-------|----------------|-----------------------|
| MARK             | SIZE          | DEPTH | REINFORCING    | GRAVITY<br>CFP. (lbs) |
| F1.0             | 1'0" X 2'0"   | 1'0"  | 2 #5 E.W. BOT. | 2600                  |
| F2.0             | 2'0" X 2'0"   | 1'0"  | 3 #5 E.W. BOT. | 2700                  |
| F2.5             | 2'6" X 2'6"   | 1'0"  | 3 #5 E.W. BOT. | 11000                 |
| F3.0             | 3'0" X 3'0"   | 1'0"  | 4 #5 E.W. BOT. | 15600                 |
| F3.5             | 3'6" X 3'6"   | 1'0"  | 4 #5 E.W. BOT. | 21500                 |
| F4.0             | 4'0" X 4'0"   | 1'0"  | 5 #5 E.W. BOT. | 28000                 |
| F4.5             | 4'6" X 4'6"   | 1'4"  | 5 #5 E.W. BOT. | 34500                 |
| F5.0             | 5'0" X 5'0"   | 1'4"  | 6 #5 E.W. BOT. | 42500                 |
| F6.0             | 6' 0" X 6' 0" | 1'4"  | 7 #5 E.W. BOT. | 61500                 |

| LEGEND                                                                              |                                  |
|-------------------------------------------------------------------------------------|----------------------------------|
|  | - INDICATES SINGLE-STORY FOOTING |
|  | - INDICATES TWO-STORY FOOTING    |
|  | - INDICATES PAD FOOTING          |



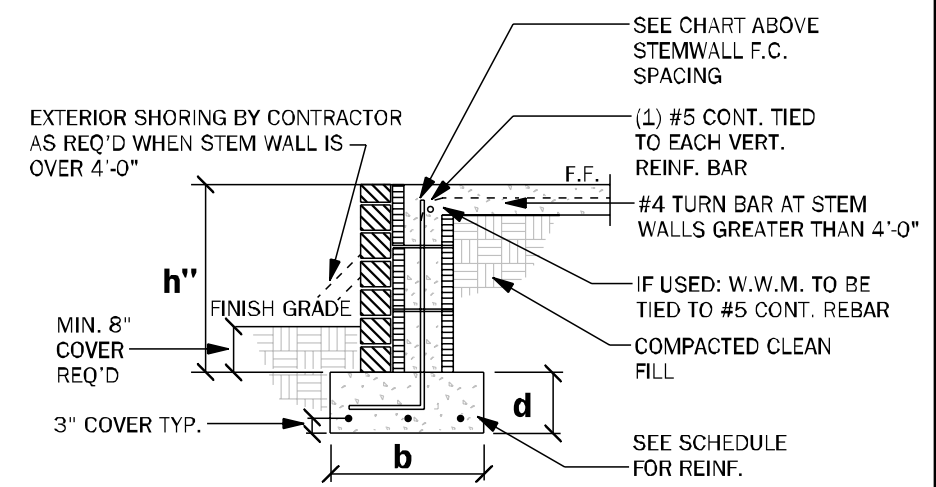
**FOUNDATION PLAN**  
SCALE: 1/4" = 1'-0" ELEVATION "C"

| STEMWALL SCHEDULE       |                   |           |           |           |                                                 |       |                                                |
|-------------------------|-------------------|-----------|-----------|-----------|-------------------------------------------------|-------|------------------------------------------------|
| STEMWALL<br>HEIGHT (IN) | FOOTING DIMENSION |           |           |           | NUMBER/SIZE OF BARS                             | LAT.  | MAXIMUM<br>F.C. SPACING (O.C.)<br>IN STEM WALL |
|                         | d 1 STORY         | d 2 STORY | b 1 STORY | b 2 STORY |                                                 |       |                                                |
| 0'-0" - 3'-4"           | 8"                | 10"       | 16"       | 20"       | W/ (2) #5 BARS                                  | <674# | 6'-8"                                          |
| >2'-0" - 3'-4"          | 10"               | 10"       | 20"       | 24"       | W/ (3) #5 BARS                                  | 674#  | 5'-4"                                          |
| >3'-4" - 4'-0"          | 12"               | 12"       | 32"       | 32"       | W/ (4) #5 BARS                                  | 845#  | 4'-0"                                          |
| >4'-0" - 5'-4"          | 16"               | 16"       | 48"       | 48"       | W/ (5) #5 BARS CONT.<br>& #5 @ 18" O.C. TRANSV. | 1162# | 2'-8"                                          |

SEE FOUNDATION PLAN  
FOR F.C. SPACING  
ABOVE SLAB LEVEL

**NOTES:**

1. VERTICAL REINF. IN SOLID GROUTED CELLS AT ALL CORNERS, JAMBS, WALL INTERSECTIONS, BELOW GIRDER TRUSS LOCATIONS, AND AT THE MAXIMUM SPACING STATED IN SCHEDULE
2. W.W.M. IS REQUIRED TO MAKE ADEQUATE CONNECTION BETWEEN SLAB AND WALL WHEN STEM WALL EXCEEDS 4'-0". REBERMS CAN NOT BE USED AND #4 TURN BARS ARE REQUIRED @ EACH FILLED CELL LOCATION. EACH BAR TO END INTO VERTICAL BAR AND EXTEND OUT A MIN. 4'-0" INTO SLAB / STEM
3. IF STEM IS REQ'D TO BE HIGHER CONTACT ENGINEER OF RECORD PRIOR TO CONSTRUCTION FOR MORE INFORMATION
4. G.C. TO PROVIDE ADEQUATE BRACING OF STEM WALL WHEN UNEVEN BACK FILLING IS TAKING PLACE
5. #5 HORIZONTAL CORNER BARS WITH 4'-0" LEGS IN KNOCKOUT BLOCK @ 16" O.C. VERTICAL. GROUTED SOLID WHEN STEM WALL IS GREATER THAN 4'-0" TALL (TYPICAL ALL CORNERS)
6. IF STEM WALL IS WITH IN 5'-0" OF POOL OR WATER FEATURE FOUNDATIONS TO BE A MINIMUM 12" BELOW BOTTOM OF POOL OR WATER FEATURE.
7. ALL STEM WALLS GREATER THAN (4) COURSES SHALL BE FULLY GROUTED.
8. R.403.2.4 MINIMUM DEPTH: ALL EXTERIOR FOOTINGS (BOTTOM) SHALL BE PLACED AT LEAST 12" BELOW THE UNDISTURBED GROUND SURFACE.



|              |                                      |              |
|--------------|--------------------------------------|--------------|
| <b>FMASW</b> | ALTERNATE STEM WALL FOOTING SCHEDULE | 1/2" = 1'-0" |
|--------------|--------------------------------------|--------------|

## LOAD CALCULATIONS

### COOLING GREATER THAN HEATING

#### GENERAL LIGHTING & RECEPTACLES

3 WATTS PER SQUARE FOOT OF LIVING  
(THIS FORMULA ALLOWS FOR CEILING FAN CIRCUITS)

$$\begin{aligned} \text{S.F. LIVING} &= 1,970 \times 3 \\ &= 5,910 \end{aligned}$$

#### APPLIANCE CIRCUITS

|                              |      |
|------------------------------|------|
| RANGE                        | 8500 |
| OVEN                         | NONE |
| MICRO / HOOD                 | 1000 |
| WATER HEATER                 | 4500 |
| WHIRL POOL                   | 1250 |
| WASHER                       | 1500 |
| DRYER                        | 5000 |
| DISHWASHER                   | 1500 |
| DISPOSAL                     | 600  |
| SMALL APPLIANCE CIRCUITS (3) | 4500 |
| BATH FANS (100 WATTS / EACH) | 400  |

$$\text{GEN LIGHT 'G' \& RECEPT. + APP. CIR.} = 34,460$$

$$\text{SUBTRACT 100 \% OF FIRST 10,000} = 10,000$$

$$\text{A} = 24,460$$

#### HVAC CIRCUITS

$$\text{A/C (AIR HANDLER \& COMP.)} = 10,000$$

$$\text{A/C (AUXILIARY HEAT STRIP)} = 10,000$$

$$\text{B} = 20,000$$

#### CIRCUIT CALCULATIONS

$$\text{FIRST 10,000 AMPS @ 100\%} = 10,000$$

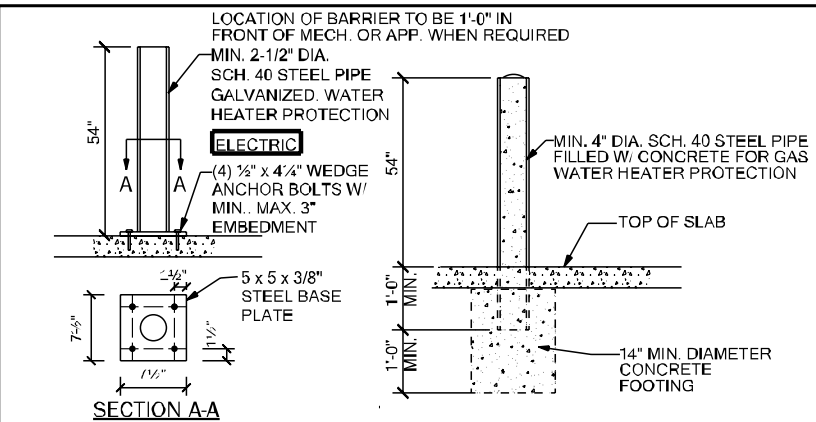
$$+ 40\% \text{ OF "A"} = (.40 \times 24,460) = 9,784$$

$$+ 100\% \text{ OF "B"} = (20,000) = 20,000$$

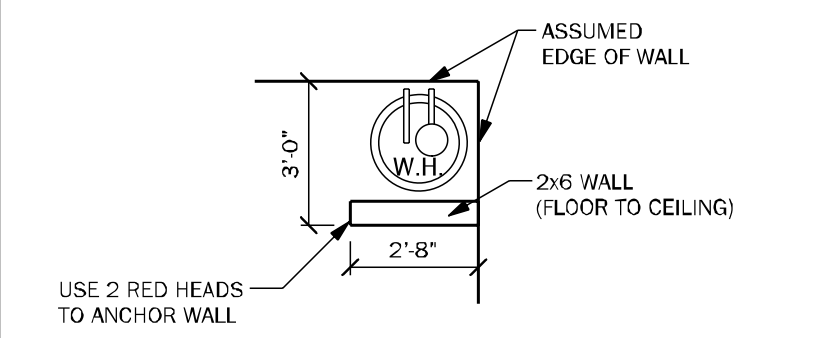
$$\text{TOTAL WATTAGE} = 39,784$$

$$\text{WATTS DIVIDED BY 240 = AMPS}$$

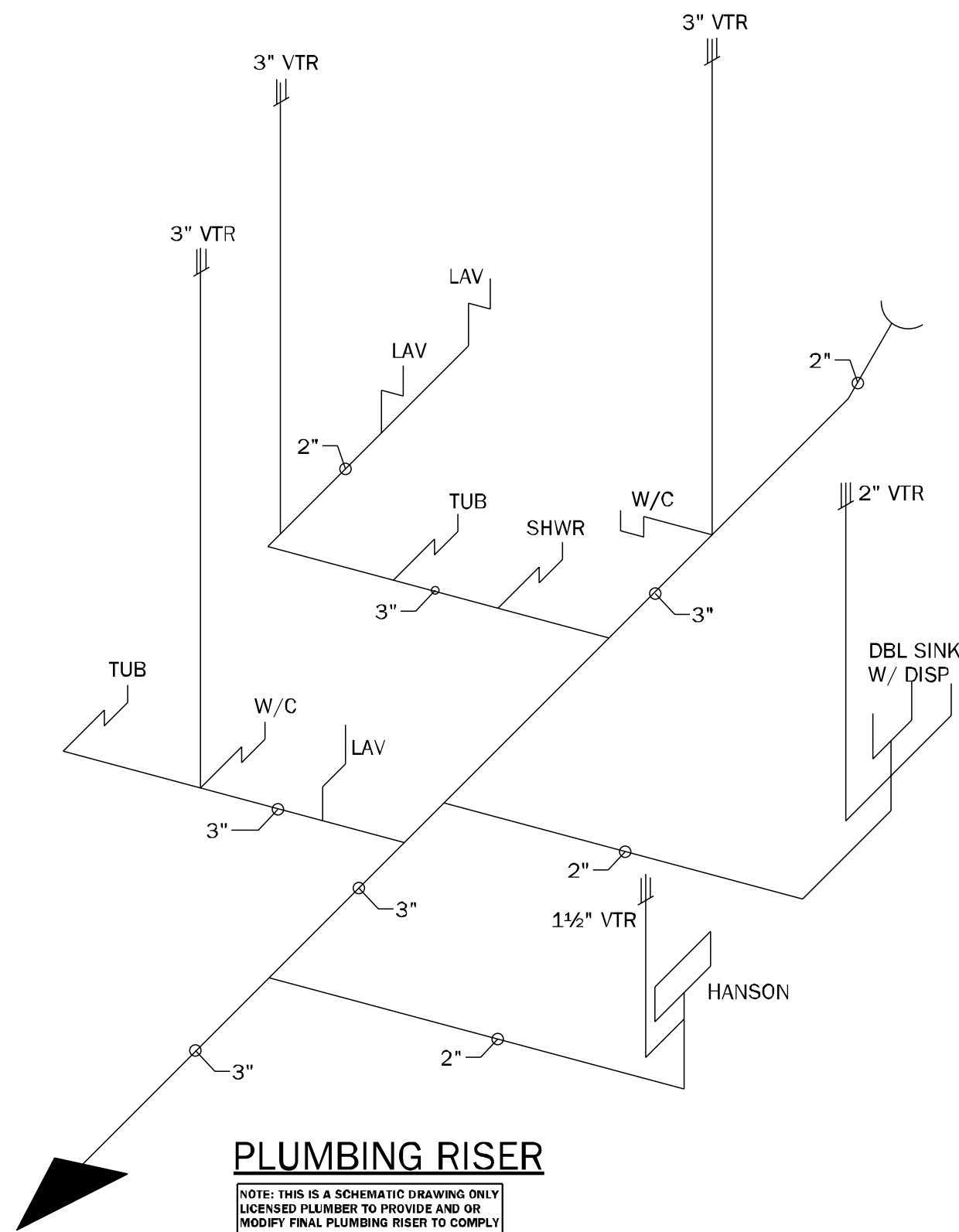
$$\text{CALCULATED SERVICE AMPS} = 166$$



FM24 PROTECTION BARRIER N.T.S.

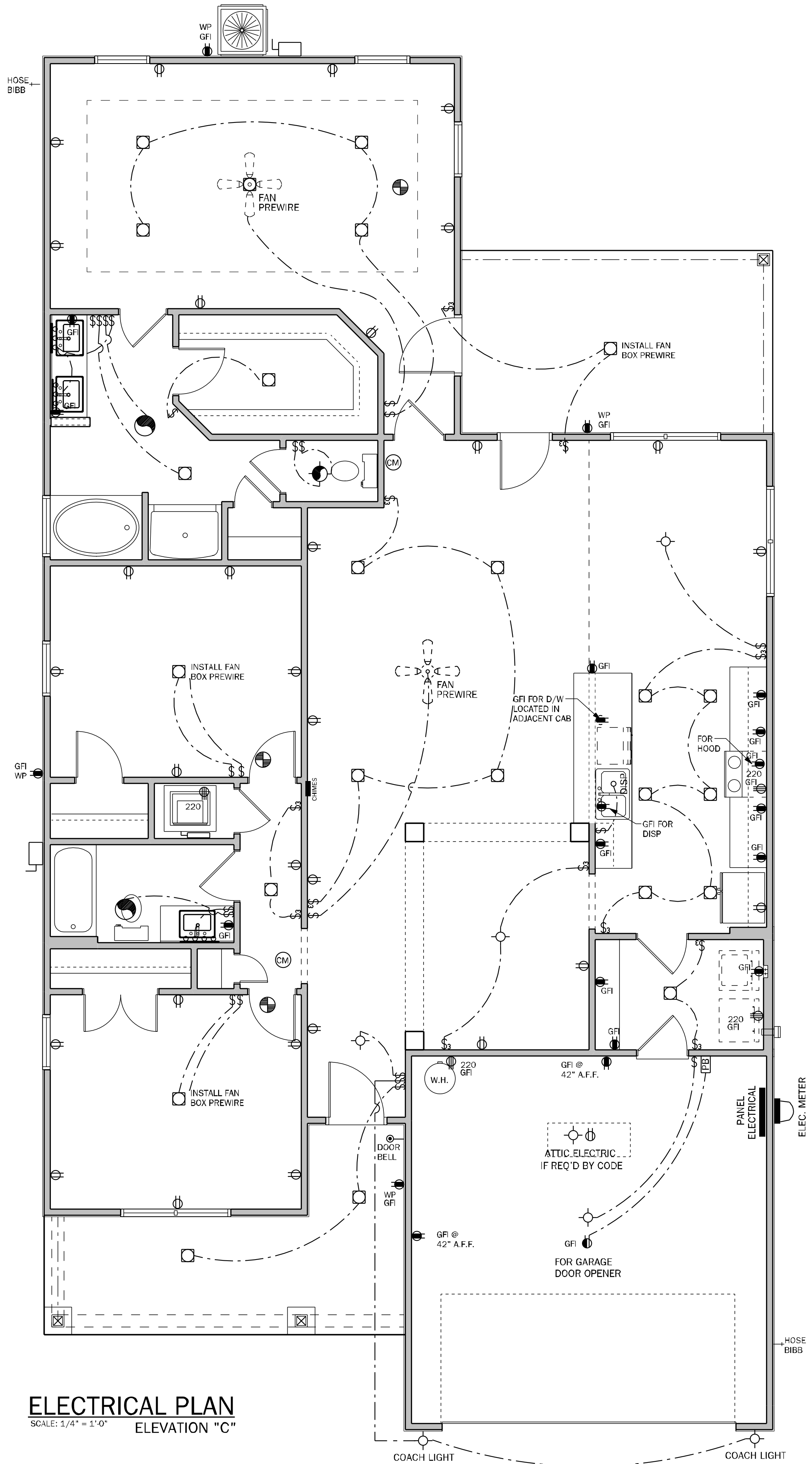


FM24.1 ALTERNATIVE PROTECTION BARRIER N.T.S.



## PLUMBING RISER

NOTE: THIS IS A SCHEMATIC DRAWING ONLY.  
LICENSED PLUMBER TO PROVIDE AND OR  
MODIFY FINAL PLUMBING RISER TO COMPLY  
WITH CURRENT CODE.



## ELECTRICAL PLAN

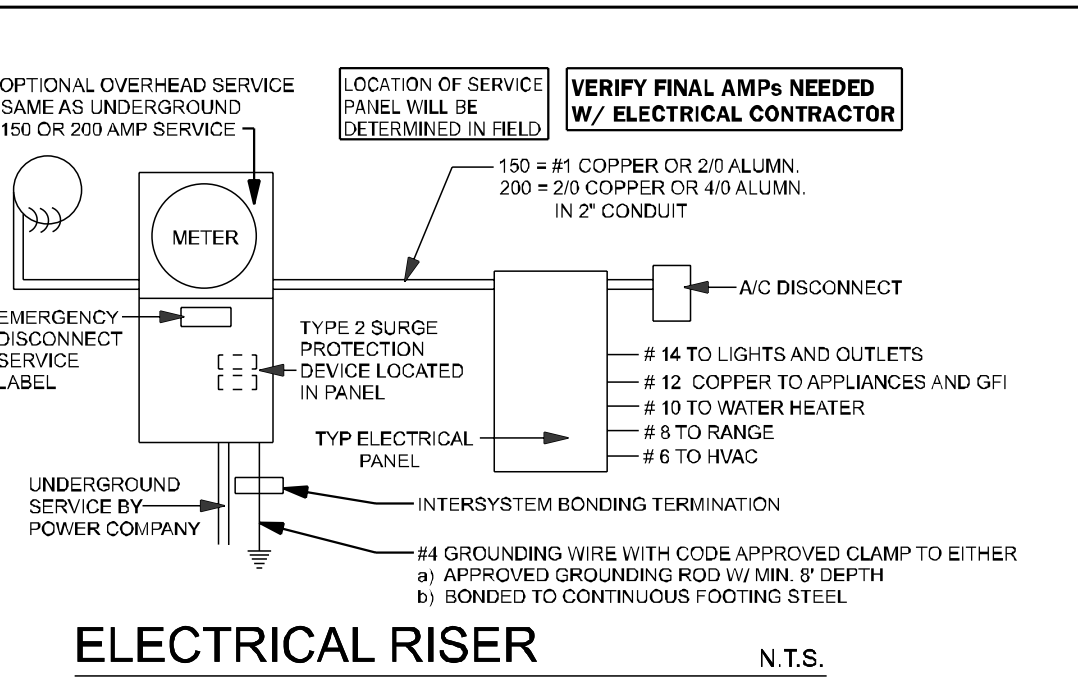
SCALE: 1/4" = 1'-0" ELEVATION "C"

## ELECTRICAL NOTES:

1. ELECTRICAL OUTLET HEIGHTS AS MEASURED FROM FINISHED FLOOR TO CENTER LINE OF THE BOX TO BE: 16" AFF (GENERAL), IN A FLOOD ZONE, ALL ELECTRICAL EQUIPMENT TO BE AT OR ABOVE DFE.
2. ALL TRIM PLATES AND DEVICES TO BE GANGED, WHERE POSSIBLE.
3. ELECTRICAL SWITCHES TO BE 42" CENTERLINE ABOVE FINISHED FLOOR.
4. ELECTRICAL PLAN IS INTENDED FOR BID PURPOSES ONLY. ALL WORK SHALL BE DONE IN STRICT ACCORDANCE WITH THE NATIONAL ELECTRIC CODE (NEC), LATEST EDITION, BY A LICENSED ELECTRICAL CONTRACTOR WHO SHALL BE RESPONSIBLE FOR THE INSTALLATION & SIZING OF ALL ELECTRICAL WIRING & ACCESSORIES.
5. SMOKE ALARMS SHALL COMPLY WITH NFPA 72 AND SECTION R314 AND SHALL BE LISTED IN ACCORDANCE WITH UL 217, COMBINATION SMOKE AND CARBON MONOXIDE ALARMS SHALL BE LISTED IN ACCORDANCE WITH UL 217 AND UL 2034.
6. PROVIDE AFCI'S (ARC-FAULT CIRCUIT INTERRUPTERS) COMBINATION TYPE INSTALLED TO PROVIDE PROTECTION OF THE BRANCH CIRCUITS IN ALL DWELLING UNITS PER NFPA 70 (CURRENT EDITION) AND THE NEC AND AS DEFINED IN UL 1699.
7. PROVIDE TAMPER RESISTANT RECEPTACLES AS REQUIRED BY THE NFPA 70 (CURRENT EDITION).
8. CARBON MONOXIDE PROTECTION: CARBON MONOXIDE ALARMS OR DETECTORS SHALL BE INSTALLED IN ALL DWELLING UNITS IN ACCORDANCE WITH FBC R315 AND NFPA 70. SUCH DEVICES SHALL BE LISTED BY THE APPROPRIATE STANDARD, EITHER ANSI/UL 2034, STANDARD FOR SINGLE AND MULTIPLE STATION CO ALARMS OR UL 2075, GAS AND VAPOR DETECTOR SENSOR, ACCORDING TO THE INSTALLATION.
9. R315.1.2 COMBINATION ALARMS: COMBINATION SMOKE/CARBON MONOXIDE ALARMS SHALL BE LISTED AND LABELED BY A NATIONALLY RECOGNIZED TESTING LABORATORY.
10. KEEP ALL SMOKE DETECTORS MINIMUM OF 36" FROM BATHROOM DOORS.
11. IN NEW CONSTRUCTION, SMOKE DETECTORS SHALL BE HARDWIRED INTO AN A/C ELECTRICAL POWER SOURCE AND SHALL BE EQUIPPED WITH A MONITORED BATTERY BACKUP.
12. BATHROOM EXHAUST FANS MUST VENT TO THE EXTERIOR OF THE BUILDING, VENTILATION TO ATTIC SPACE AND SOFFITS IS NOT ACCEPTABLE.
13. CHAPTER 45 PRIVATE SWIMMING POOLS - OUTDOOR SWIMMING POOLS SHALL BE PROVIDED WITH A BARRIER COMPLYING WITH R4501.17.1.1 THROUGH R4501.17.1.14.
14. ADD GFI PROTECTION TO RECEPTACLES IN LAUNDRY ROOMS AND UTILITY ROOMS OF DWELLINGS WHERE INSTALLED WITHIN 6' OF THE OUTSIDE EDGE OF A SINK. THIS WOULD INCLUDE THE RECEPTACLE INSTALLED FOR A WASHING MACHINE. RECEPTACLE OUTLETS SHALL NOT BE REQUIRED ON A WALL DIRECTLY BEHIND A RANGE OR SINK TO FULFILL THE REQUIREMENT OF AN OUTLET EVERY 24". THE WIDTH OF THE SINK OR RANGE IS NOT TO BE INCLUDED IN THE SPACING OF THE OUTLETS UNLESS THE DISTANCE FROM THE SINK OR RANGE IS GREATER THAN 12" FOR STRAIGHT COUNTER TOPS AND 18" FOR SINKS AND RANGES INSTALLED IN CORNER COUNTERS.
15. WHERE MORE THAN ONE SMOKE ALARM IS REQUIRED TO BE INSTALLED WITHIN AN INDIVIDUAL DWELLING UNIT IN ACCORDANCE WITH SECTION R314.9, THE ALARM DEVICES SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTUATION OF ONE ALARM WILL ACTIVATE ALL OF THE ALARMS IN THE INDIVIDUAL DWELLING UNIT. PHYSICAL INTERCONNECTION OF SMOKE ALARMS SHALL NOT BE REQUIRED WHERE LISTED WIRELESS ALARMS ARE INSTALLED AND ALL ALARMS SOUND UPON ACTIVATION OF ONE ALARM.
16. FOR ONE- AND TWO-FAMILY DWELLING UNITS, ALL SERVICE CONDUCTORS SHALL TERMINATE IN DISCONNECTING MEANS HAVING A SHORT-CIRCUIT CURRENT RATING EQUAL TO OR GREATER THAN THE AVAILABLE FAULT CURRENT, INSTALLED IN A READILY ACCESSIBLE OUTDOOR LOCATION. EACH DISCONNECT SHALL BE ONE OF THE FOLLOWING:  
(1) SERVICE DISCONNECTS MARKED AS FOLLOWS:  
EMERGENCY DISCONNECT,  
SERVICE DISCONNECT  
(2) METER DISCONNECTS INSTALLED PER 230.82(3) AND MARKED AS FOLLOWS:  
EMERGENCY DISCONNECT,  
METER DISCONNECT,  
NOT SERVICE EQUIPMENT  
(3) OTHER LISTED DISCONNECT SWITCHES OR CIRCUIT BREAKERS ON THE SUPPLY SIDE OF EACH SERVICE DISCONNECT THAT ARE SUITABLE FOR USE AS SERVICE EQUIPMENT AND MARKED AS FOLLOWS:  
EMERGENCY DISCONNECT,  
NOT SERVICE EQUIPMENT  
MARKINGS SHALL COMPLY WITH 110.21(B).
17. ALL PERMANENTLY INSTALLED LUMINAIRES, EXCLUDING THOSE IN KITCHEN APPLIANCES, SHALL HAVE AN EFFICACY OF AT LEAST 45 LUMENS-PER-WATT OR SHALL UTILIZE LAMPS WITH AN EFFICACY OF NOT LESS THAN 65 LUMENS-PER-WATT.

## ELECTRICAL LEGEND

|      |                                  |   |                                            |
|------|----------------------------------|---|--------------------------------------------|
| \$   | SINGLE POLE SWITCH               | ☼ | SMOKE DETECTOR                             |
| \$2  | DOUBLE POLE SWITCH               | ☼ | CARBON MONOXIDE/ SMOKE DETECTOR COMBO UNIT |
| \$3  | THREE-WAY SWITCH                 | ☼ | FLOOD LIGHT                                |
| \$4  | FOUR-WAY SWITCH                  | ☼ | FLUORESCENT LIGHTING                       |
| \$DM | DIMMER SWITCH                    | ☼ | TRACK LIGHTING                             |
| ☼    | CEILING MOUNTED FIXTURE          | ☼ | CEILING FAN                                |
| ☼    | SCOUNCE ( WALL MOUNTED ) FIXTURE | ☼ | DOOR BELL CHIMES                           |
| ☼    | 110 VOLT DUPLEX OUTLET           | ☼ | DOOR BELL                                  |
| ☼    | 110 VOLT SPLIT SWITCHED OUTLET   | ☼ | DISPOSAL                                   |
| ☼    | GROUND FAULT INTERRUPT           | ☼ | DISCONNECT SWITCH                          |
| ☼    | 220 VOLT OUTLET                  | ☼ | PREWIRE SPEAKER                            |
| ☼    | SPECIAL SERVICES OUTLET          | ☼ | JUNCTION BOX                               |
| ☼    | T.V. CABLE OUTLET                | ☼ | THERMOSTAT                                 |
| ☼    | TELEPHONE CABLE OUTLET           | ☼ | LOW VOLTAGE LIGHTING                       |
| ☼    | RECESSED LIGHTING                | ☼ | INTERCOM SYSTEM                            |
| ☼    | WATER PROOF RECESSED LIGHTING    | ☼ | GARAGE DOOR PUSH BUTTON                    |
| ☼    | BATH FAN                         |   |                                            |
| ☼    | BATH FAN W/ LIGHT                |   |                                            |
| ☼    | L.E.D. DISC LIGHT                |   |                                            |



## ELECTRICAL RISER

NOTE: ELECTRICAL MATERIAL AND INSTALLATIONS SHALL COMPLY WITH APPLICABLE PROVISIONS AS STATED ON STRUCTURAL NOTES SHEET LOCAL CODES AND THE LOCAL POWER CO.



## TOTAL SOLUTIONS GROUP

258 Southhall Lane, Suite 200

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MUNICIPAL STAMP AREA

SIGNATURE & SEAL  
4/3/2026

To the best of the Engineer's knowledge, information and belief, the structural plans are a specific one certain within these drawings comply with the 2023 Florida Building Code-Residential 8th Edition. Engineer's signature and seal is only for the structural engineering portions of the drawing pages bearing engineer's signature and seal.

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**DAMS HOMES**

FLORIDA CONTRACTORS LICENSE NO. CRC1330145

100 WEST GARDEN STREET

PENSACOLA FL 32502

Builder:

Division Location:

GAINESVILLE

LOT: 26

UNIT:

BLK:

Community:

The Preserve at Laurel Lake

Plan Name:

1970 Model

Project Address:

331 SW Bellflower Dr.  
Lake City, FL

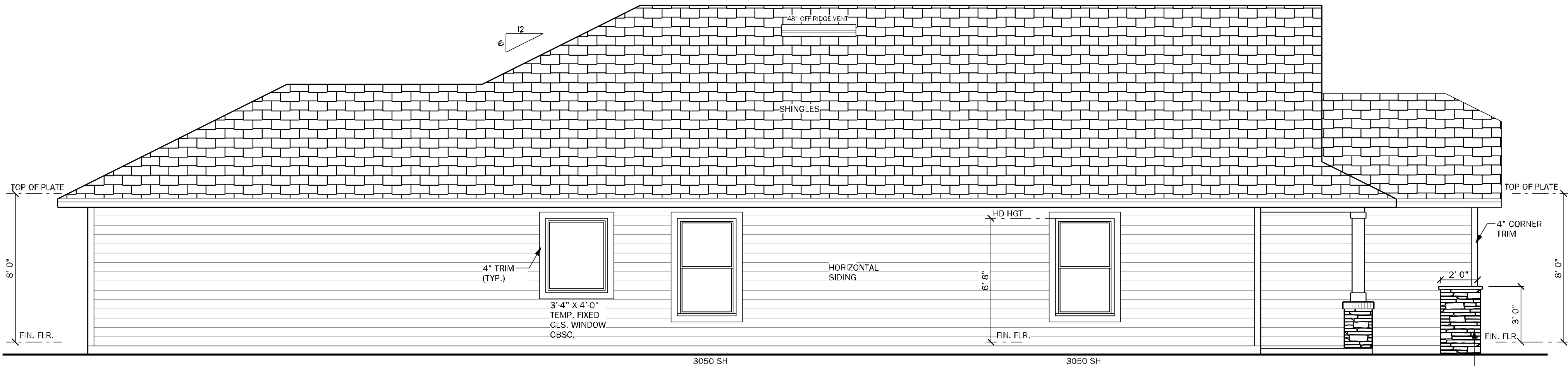
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Project No:

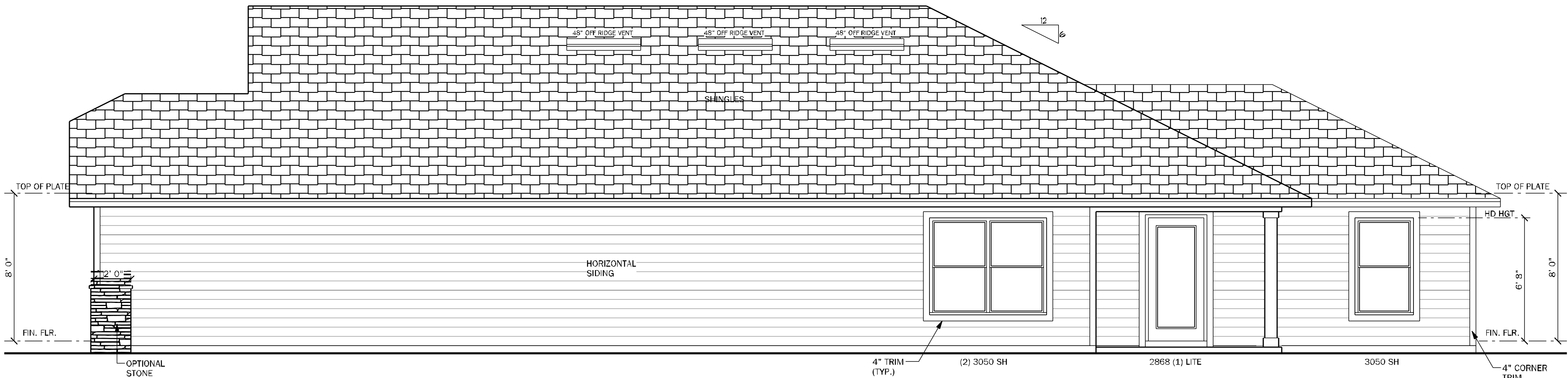
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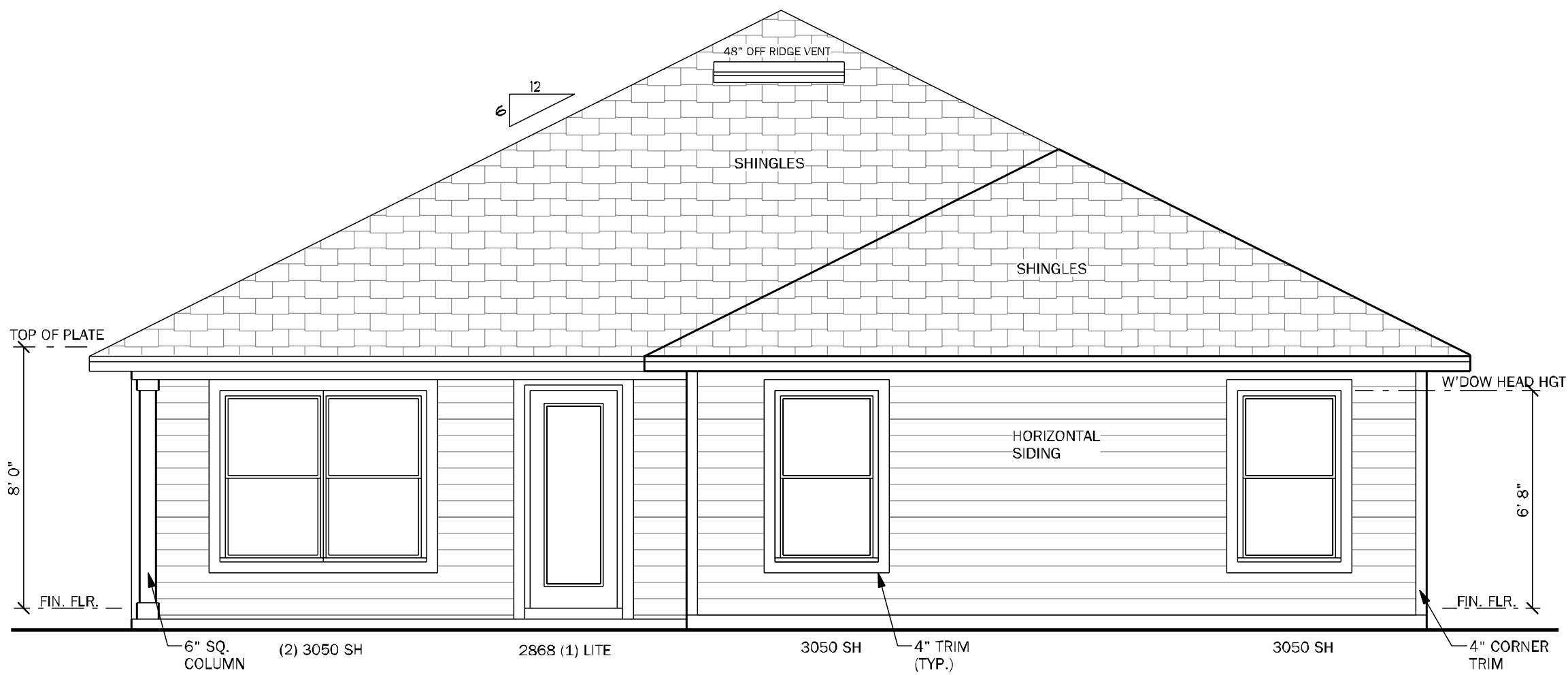
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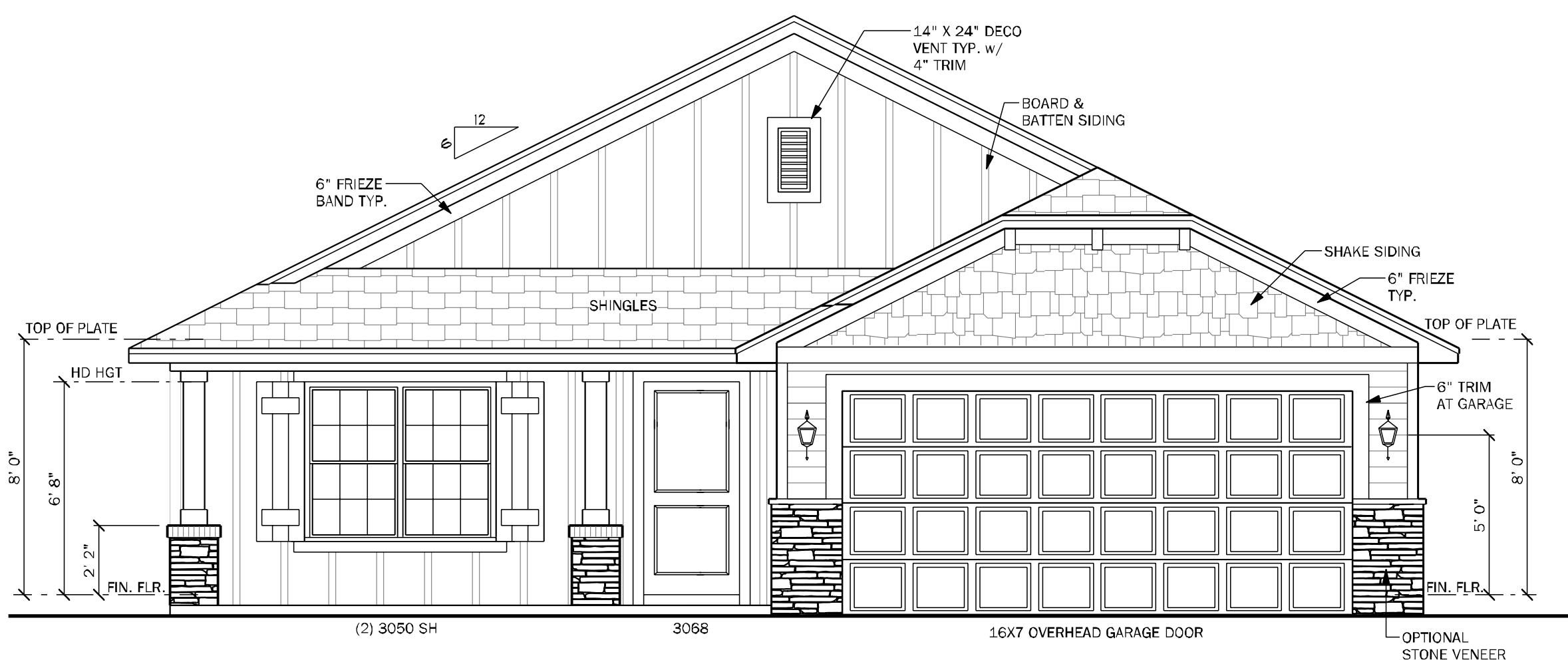
LEFT ELEVATION "C"  
SCALE:1/4"=1'-0"



RIGHT ELEVATION "C"  
SCALE:1/4"=1'-0"



REAR ELEVATION  
SCALE:1/4"=1'-0"



FRONT ELEVATION "C"  
SCALE:1/4"=1'-0"

| VENTILATION CALCULATION                                   |                       |
|-----------------------------------------------------------|-----------------------|
| Soffit product provides                                   | 4.12 net sq in / sf   |
| Ridge vent provides                                       | 18.00 net sq in / lf  |
| Off ridge vent provides                                   | 138.00 net sq in / sf |
| Overhang distance                                         | 1.33 ft               |
| S.F. of Area to be vented (SF)                            | 2672 s.f.             |
| Total needed for exhaust for upper 1/3                    | 641 net sq inches     |
| Total needed for intake (soffit area, lower)              | 641 net sq inches     |
| Number of Off Ridge Vents for upper 1/3 needed            | 5                     |
| L.F. of Ridge Vent needed (can be used in combo with ORV) | 36                    |
| Lineal Feet of Soffit needed to meet required             | 117                   |
| Lineal Feet of Soffit provided by plan                    | 189                   |



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MUNICIPAL STAMP AREA

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4/3/2026

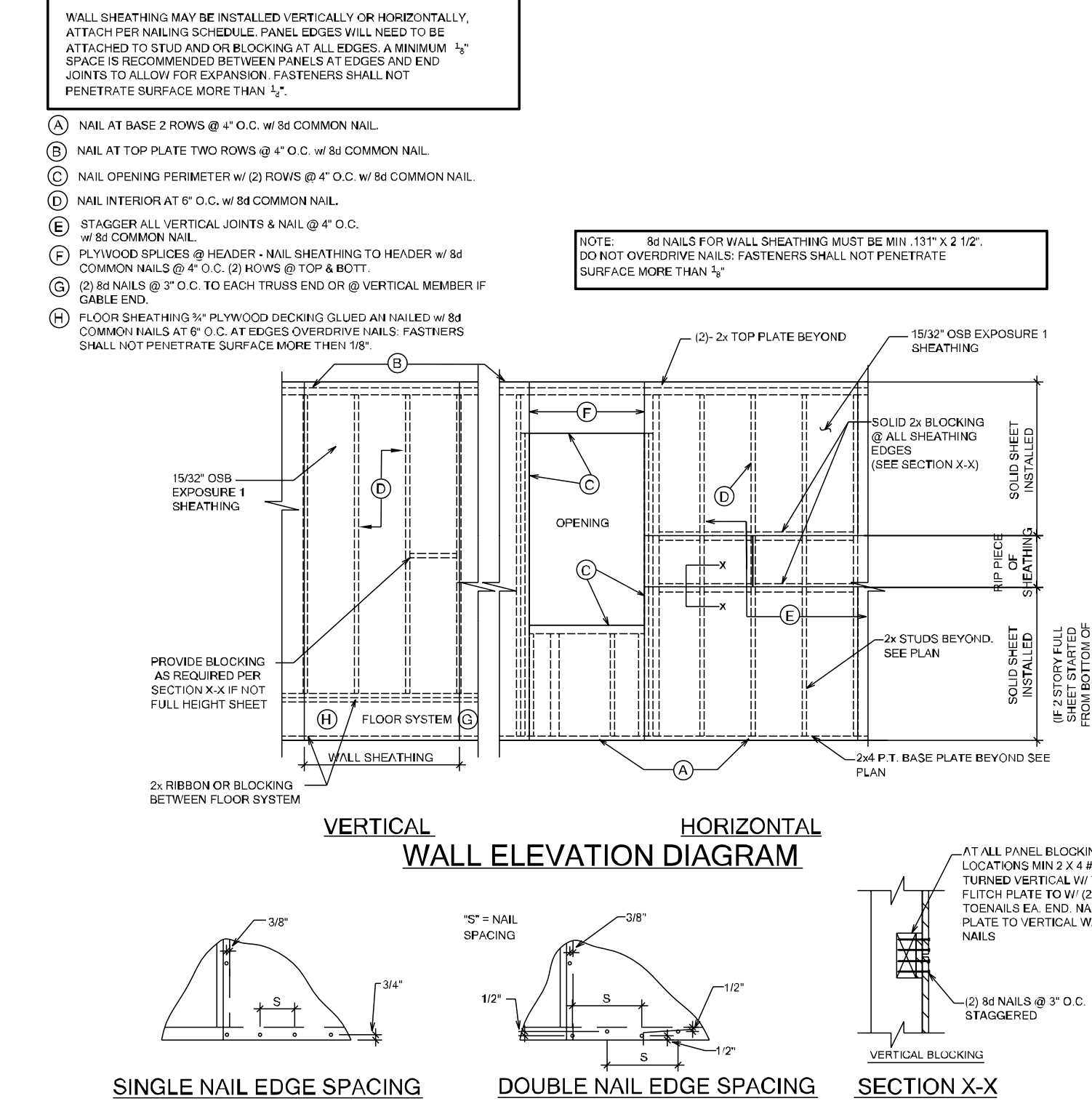
To the best of the Engineer's knowledge, information and belief, the structural plans and specifications contained within these drawings comply with the 2023 Florida Building Code-Residential 8th Edition. Engineer's signature and seal is only for the structural engineering portions of the drawing pages bearing engineer's signature and seal.

**DAMS HOMES**  
FLORIDA CONTRACTORS LICENSE NO. CFC1330146  
**100 WEST GARDEN STREET**  
**PENSACOLA FL 32502**  
Builder: Division Location: GAINESVILLE

LOT: 26  
Community: The Preserve at Laurel Lake  
Plan Name: 1970 Model  
Project Address: 331 SW Bellflower Dr  
Lake City, FL  
Client No.:

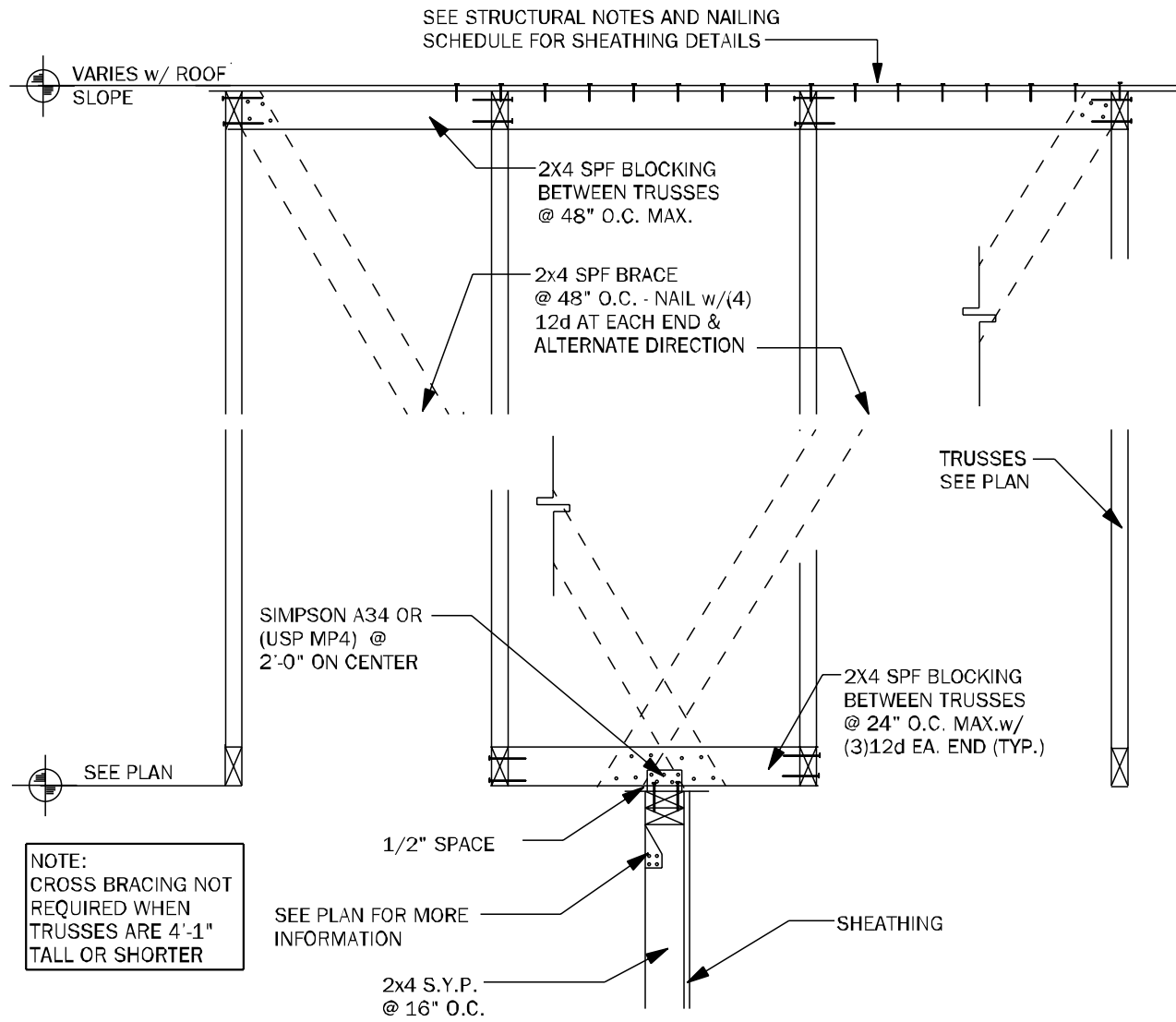
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Sheet No:

**5**  
ELEVATION - C

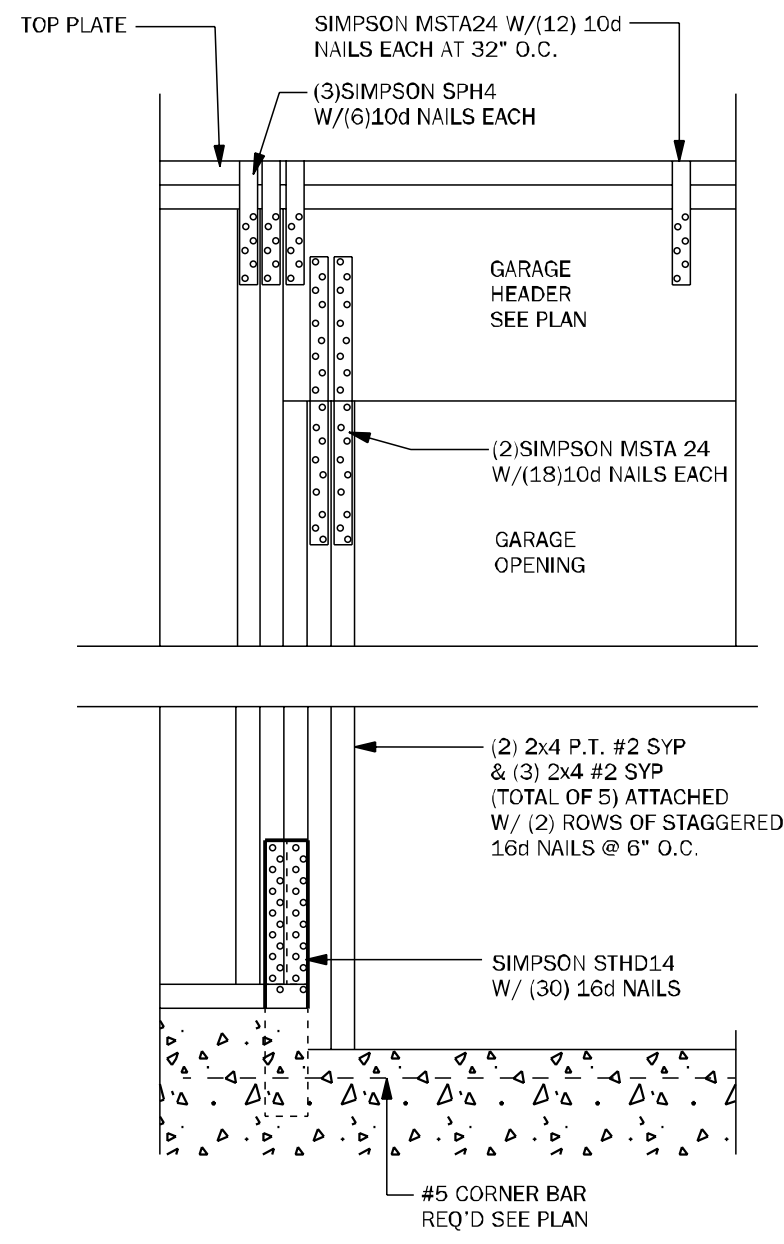


| ROOF FRAMING NOTES                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                          |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | SINGLE OR MULTIPLE ROOFING SYSTEM (SEE ARCH.) SHEATHING - SEE [RSH] SCHEDULE THIS SHEET. FOR SHT'G & FASTENERS ON PRE-ENGINEERED WOOD TRUSSES AT 2'-0" O.C. MAX. OR CONVENTIONAL FRAME ROOF-SEE PLAN FOR SIZE AND SPACING. SEE ARCHITECTURAL PLAN FOR TYPE OF ROOF SLOPE AND OTHER INFORMATION.                                                          |
| 2.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | THE ROOFING SYSTEM (SEE ARCH.) SEE [RSH] SCHEDULE THIS SHEET                                                                                                                                                                                                                                                                                             |
| 3.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | THE EXTERIOR CEILING FOR THE ENTIRES AND PORCHES SHALL HAVE EITHER 7/16" OSB EXPOSURE 1 SHEATHING OR 1/2" DENSGLASS TO THE UNDERSIDE OF THE ROOF TRUSS. ALL PANEL EDGES ARE TO BE BLOCKED SOLID WITH 2x4s @2 SYP WITH (3) 10d TONNALS EACH END. THE SHEATHING IS TO BE NAILLED WITH 8d nails AT 4" ON CENTER AT ALL EDGES AND THEN 8" ON CENTER IN FIELD |
| 3.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | FOR UNDERLAYMENT REQUIREMENTS SEE R905.1.1.1                                                                                                                                                                                                                                                                                                             |
| <p align="center"><b>- - - NOTE TO FRAMER - - -</b></p> <p>IF ROOF TRUSS LAYOUT SHOWS TRUSS I/D'S, THIS LAYOUT HAS BEEN PROVIDED BY THE CLIENT / DESIGNER OR ARCHITECT TO USE FOR THE DESIGN OF THIS PROJECT. OTHERWISE A GENERIC LAYOUT HAS BEEN DETERMINED, BUT PRIOR TO CONSTRUCTION OF TRUSS FABRICATION, FINAL TRUSS LAYOUT AND TRUSS SHOP DRAWINGS ARE TO BE SUBMITTED TO ENGINEER OF RECORD (E.O.R.) FOR REVIEW AND APPROVAL. AT THIS TIME THE E.O.R. RESERVES THE RIGHT TO REVISE THE TRUSS SHOP DRAWINGS, ADDITIONAL FEE'S MAY APPLY. STARTING CONSTRUCTION OF TRUSS FABRICATION PRIOR TO THIS REVIEW IS NOT ADVISED, AND THE E.O.R. IS NOT RESPONSIBLE FOR ADDITIONAL COSTS DUE TO REVISIONS OF THE PLAN. IF CONVENTIONAL FRAMING IS SHOWN, TRUSS APPROVAL IS REQUIRED, UNLESS LAYOUT IS REVISED W/OUT WRITTEN APPROVAL FROM E.O.R.</p> |                                                                                                                                                                                                                                                                                                                                                          |
| <p align="center"><b>SEE PLAN SET FOR TRUSS BRACING AND<br/>ADDITIONAL ROOF INFORMATION</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                                                                                                          |

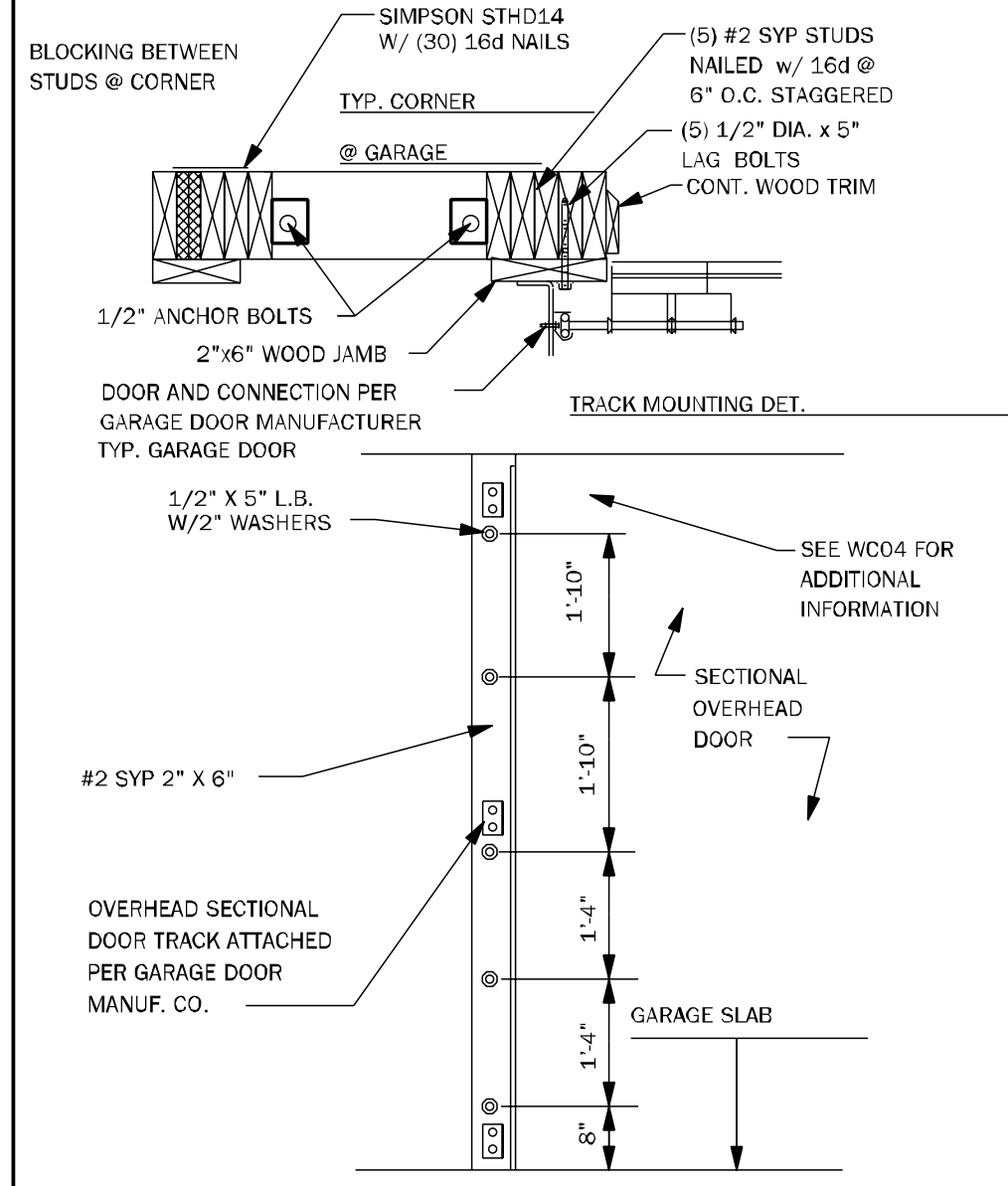




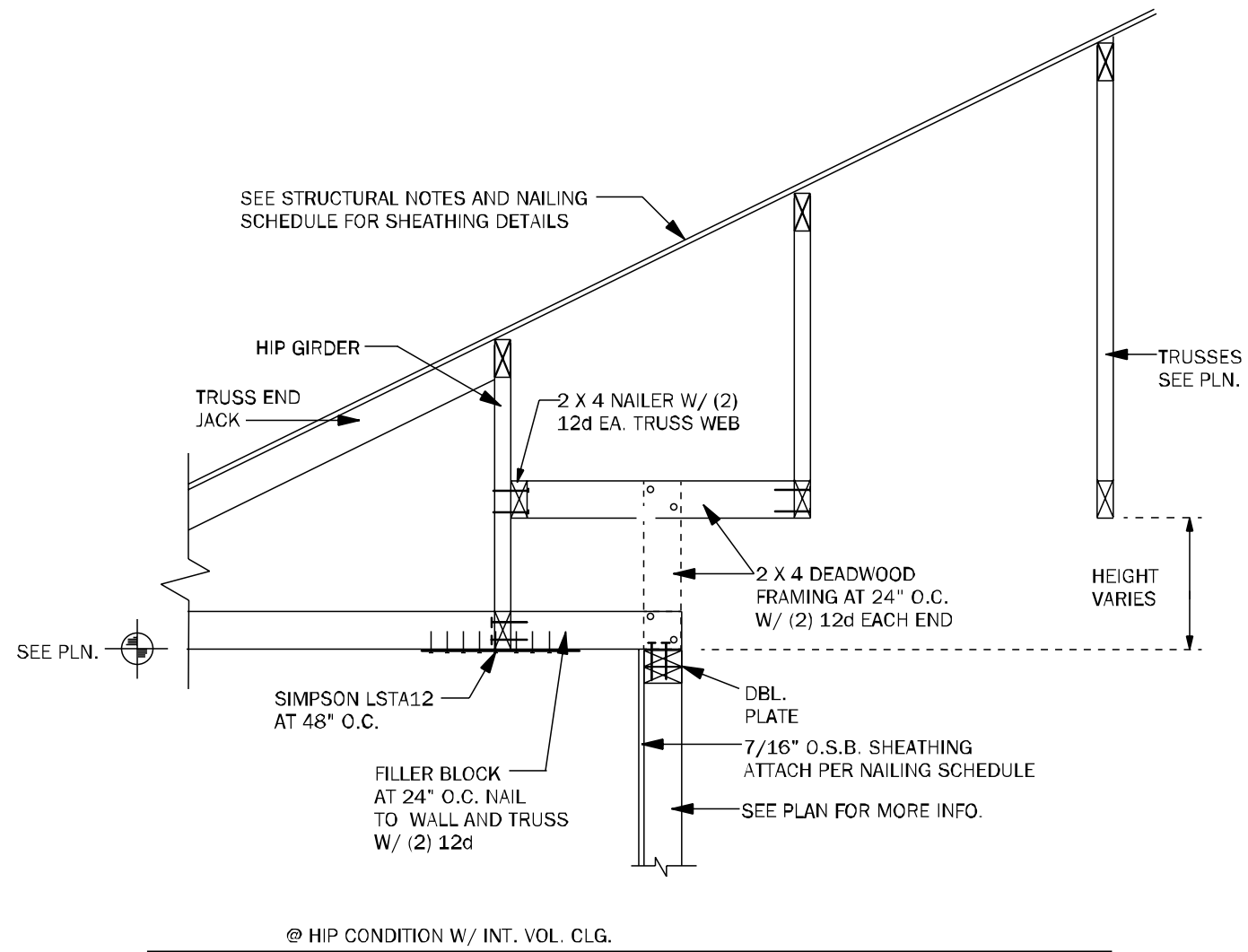
**TB15** EXTERIOR NON-BEARING WALL DETAIL N.T.S.



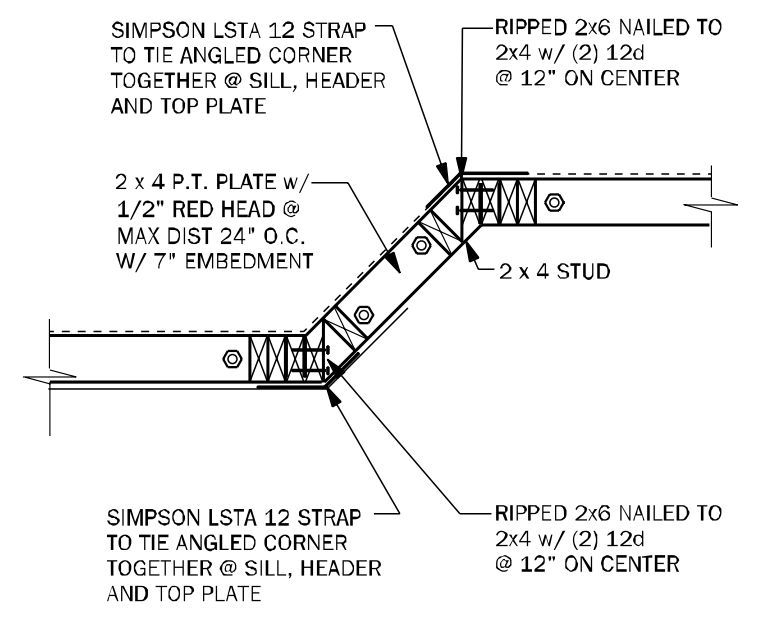
**WC04** GARAGE HEADER ANCHOR 3/4" = 1'-0"



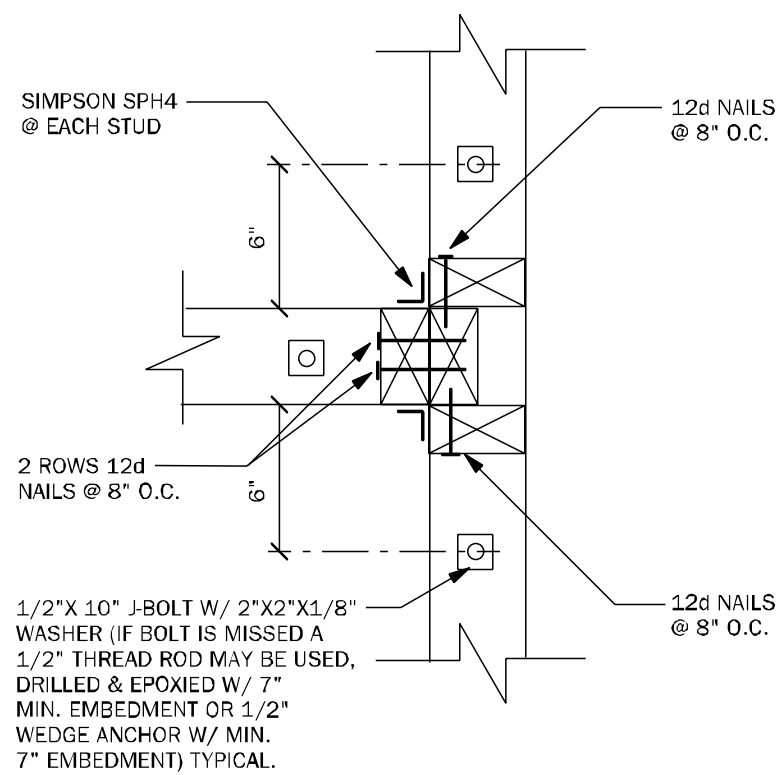
**WC05** SECT. OVERHEAD GAR. DOOR INSTALL N.T.S.



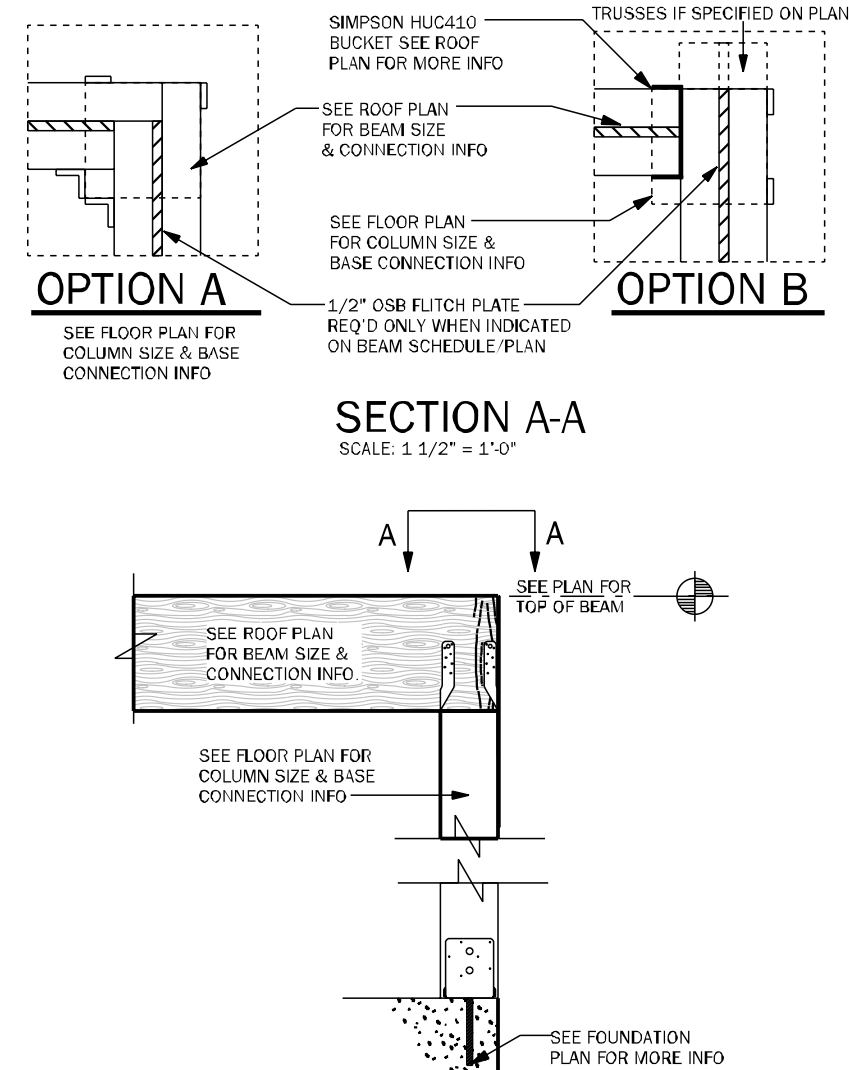
**WF64** EXTERIOR NON BRG. WALL DETAIL N.T.S.



**WF43** EXTERIOR ANGLED WALL DETAIL N.T.S.

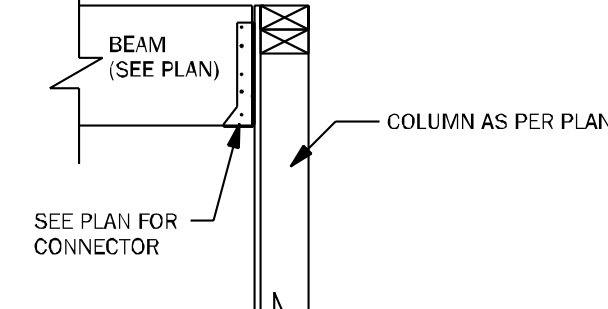


**WC03** WALL TO WALL CONN. @ END OF SHEARWALL 1 1/2" = 1'-0"

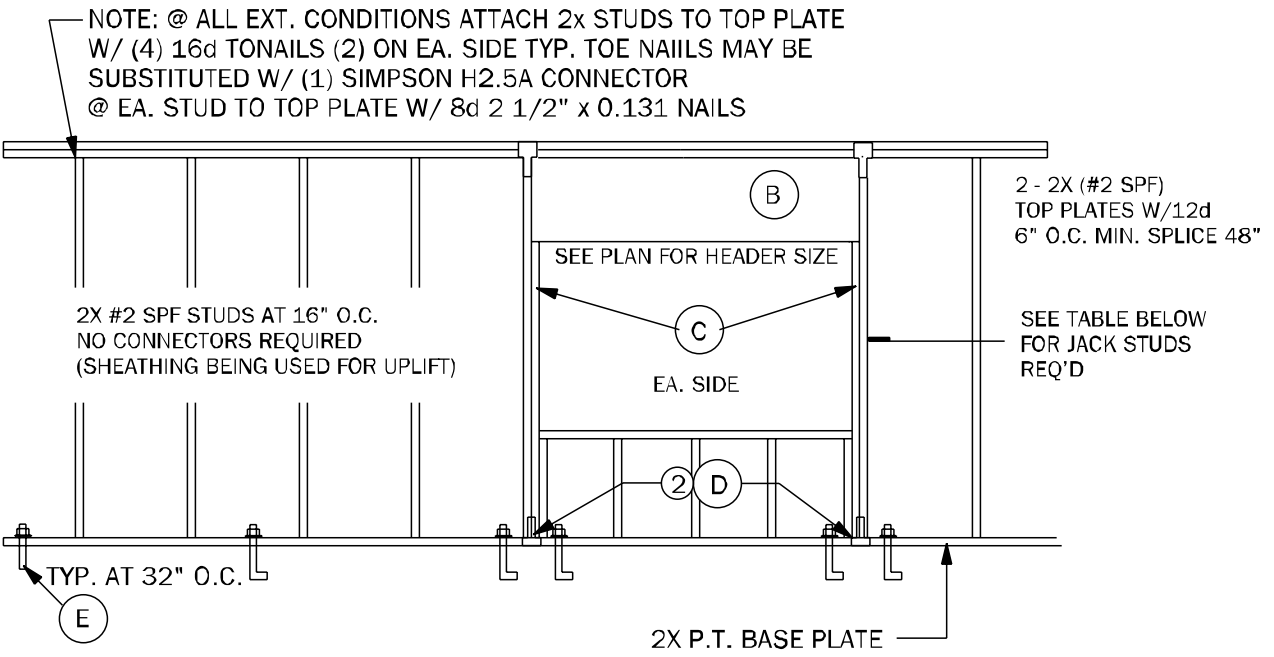


**CD11** COMMON BEAM ATTACHMENT N.T.S.

NOTE: @ ALL EXT. CONDITIONS ATTACH 2x STUDS TO TOP PLATE W/ (4) 16d TONAILS (2) ON EA. SIDE TYP. TOE NAILS MAY BE SUBSTITUTED W/ (1) SIMPSON H2.5A CONNECTOR @ EA. STUD TO TOP PLATE W/ 8d 2 1/2" x 0.131 NAILS



**CD25** BEAM TO WALL CONNECTION N.T.S.

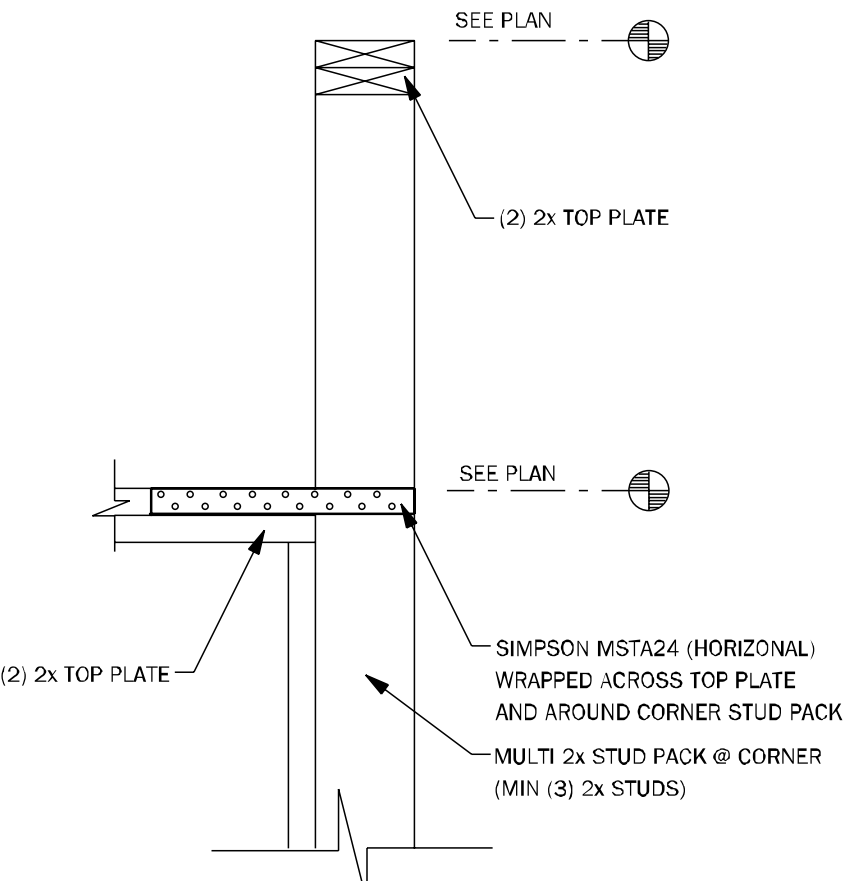


| CONNECTOR LEGEND |                                                                                                                    |
|------------------|--------------------------------------------------------------------------------------------------------------------|
| (A)              | SIMPSON SPH4 W/ 12-10d x 1/2                                                                                       |
| (B)              | (1) SIMPSON SDWC15600 @ 16" O.C.                                                                                   |
| (C)              | (2) SIMPSON SDWC15600 @ EACH SIDE OF HEADER FROM KING STUDS TO TOP PLATE & (1) SDWC15600 FROM JACK STUD TO HEADER. |
| (D)              | SIMPSON SPH4 W/ 12-10d x 1 1/2"                                                                                    |
| (E)              | 1/2"x10" J-BOLT W/ 2"x2"x1/8" WASHER @ 32" O.C. PLUS (2) WITHIN 6" EACH SIDE OF JACK STUDS @ HEADER                |

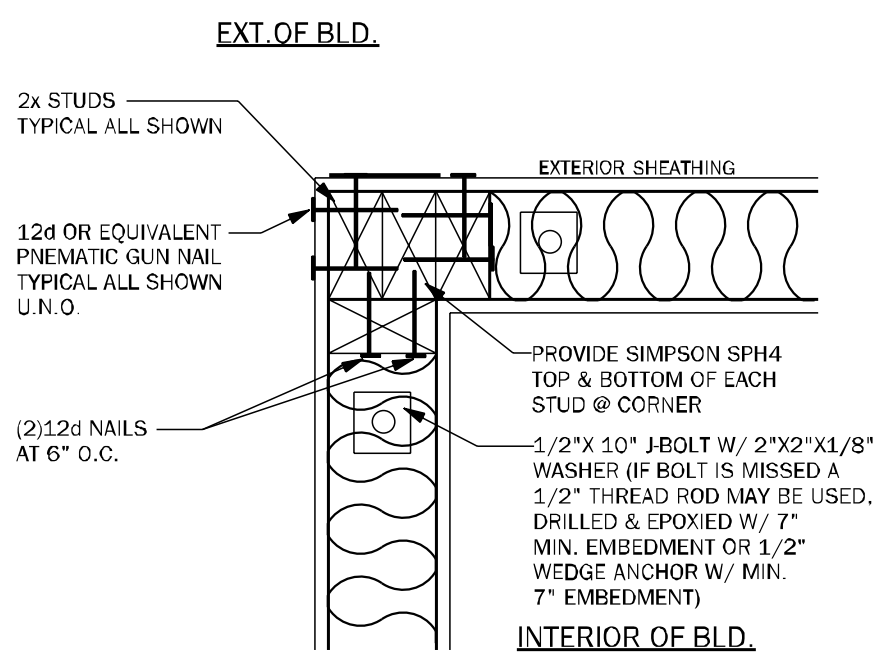
| WINDOW & DOOR JACK TABLE                |                                                               |
|-----------------------------------------|---------------------------------------------------------------|
| PROVIDE JACKS @ EACH END AS FOLLOWS     |                                                               |
| (2) WHEN OPEN'GS ARE GREATER THEN 4'-0" | (3) WHEN OPEN'GS ARE GREATER THEN 10'-0" BUT LESS THAN 16'-0" |

NOTE: FOR EXTERIOR OR SHEAR WALL SEE SHEET S1 FOR WALL & ROOF SHEATHING INSTALLATION & NAILING SCHEDULES

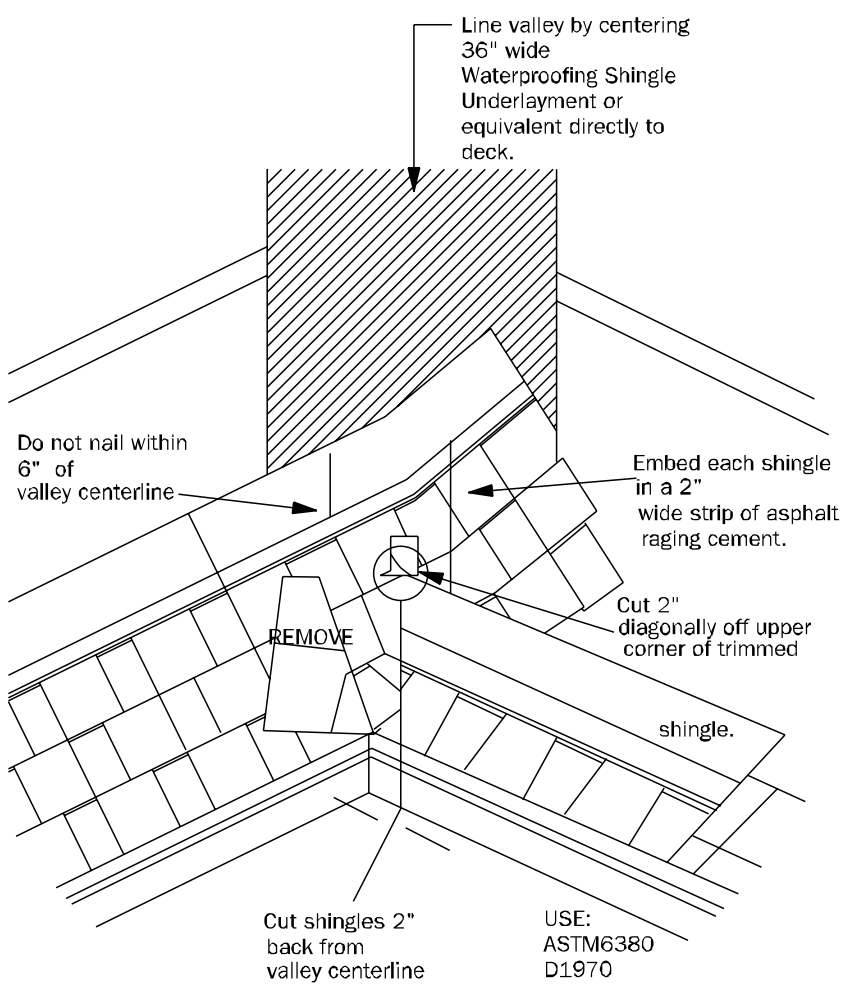
**WF66** TYPICAL BEARING WALL N.T.S.



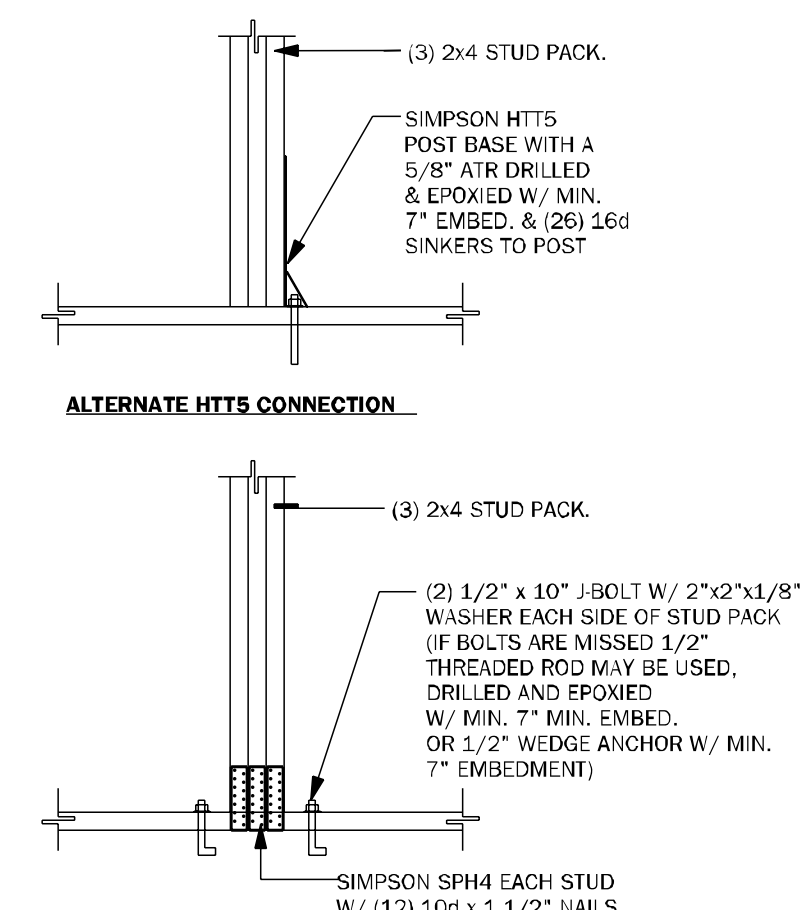
**WC09** WALL STEP @ CORNER N.T.S.



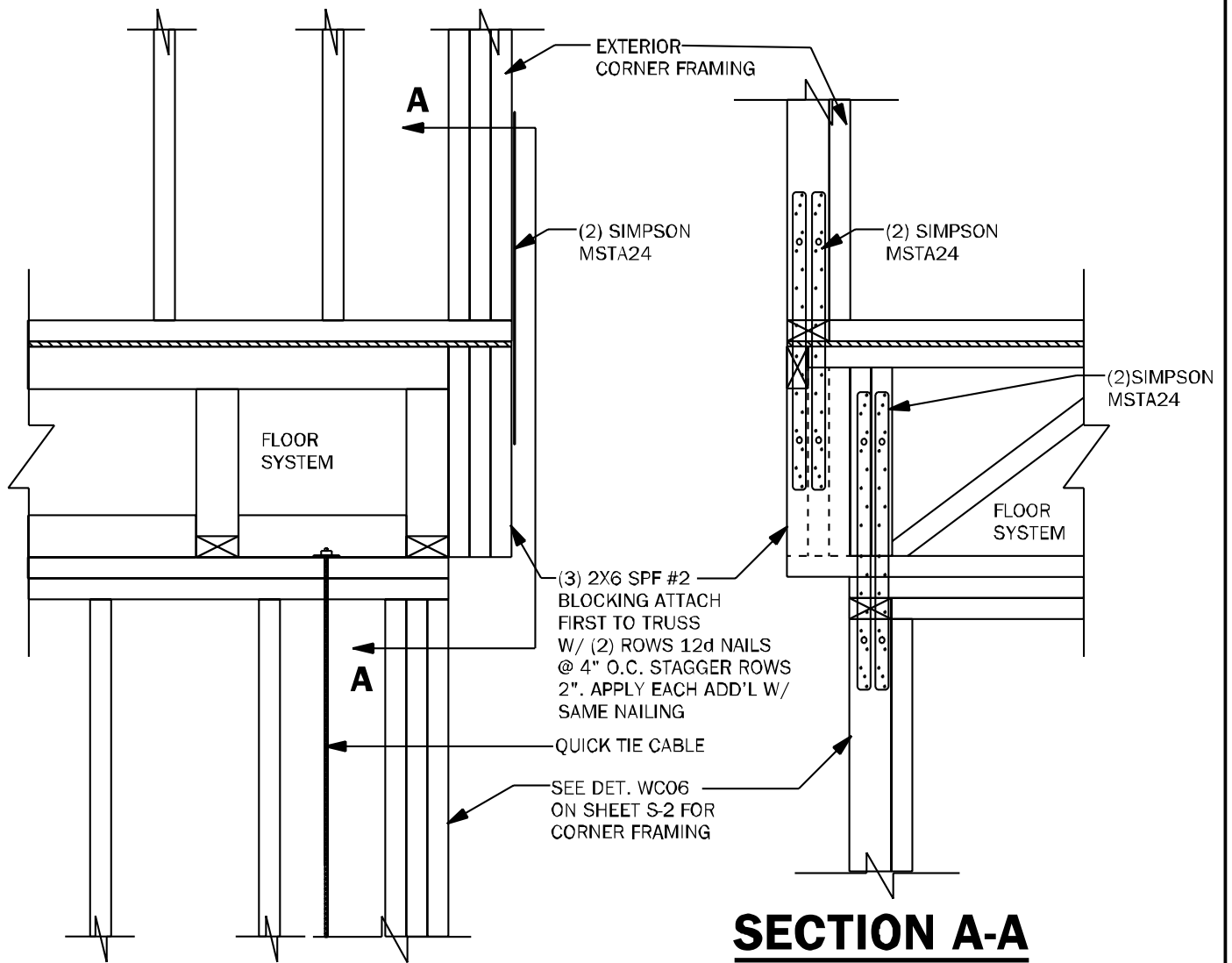
**WC06** EXTERIOR FRAME CORNER 3/4" = 1'-0"



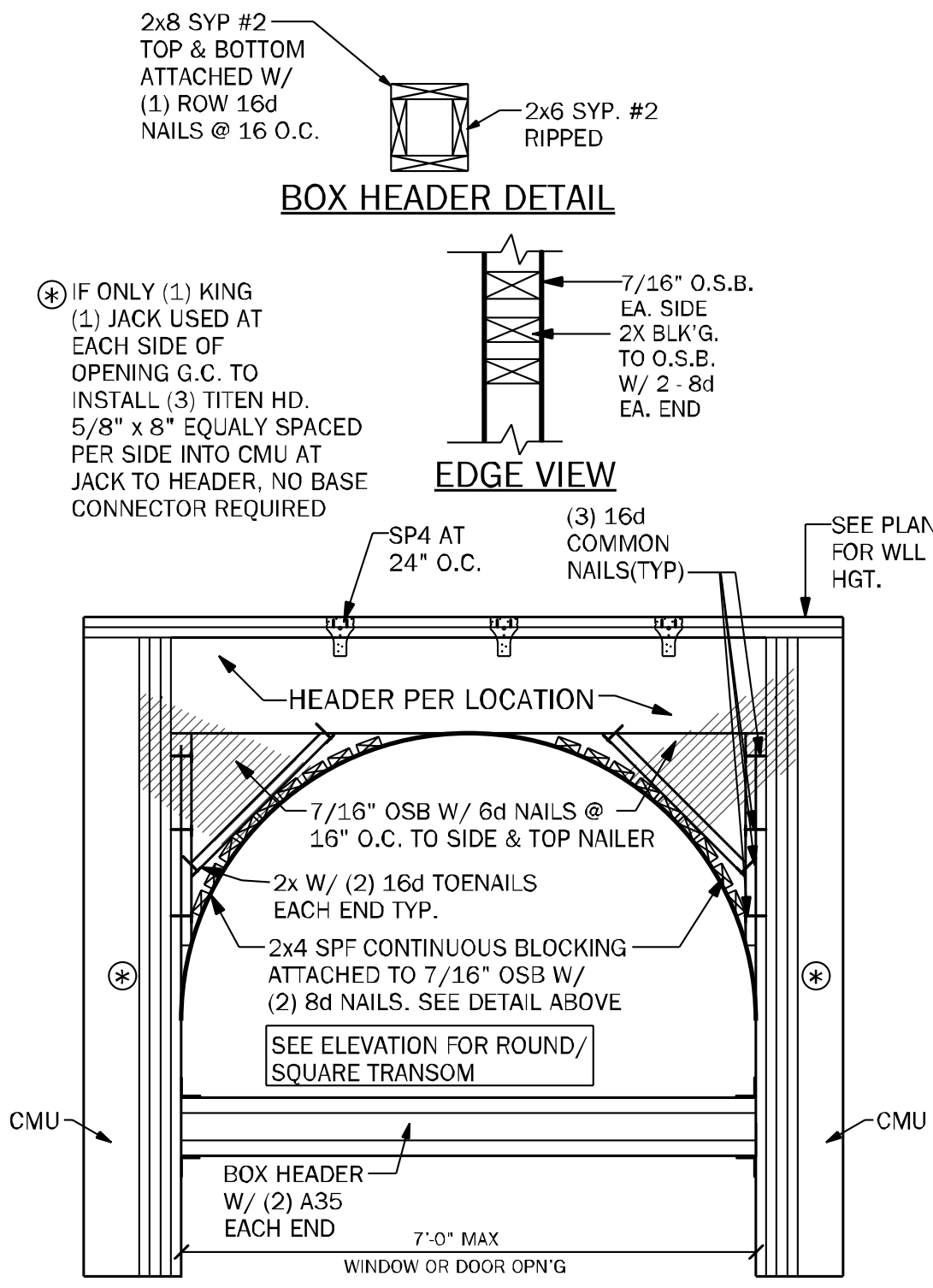
**RD01** VALLEY FLASHING DETAIL N.T.S.



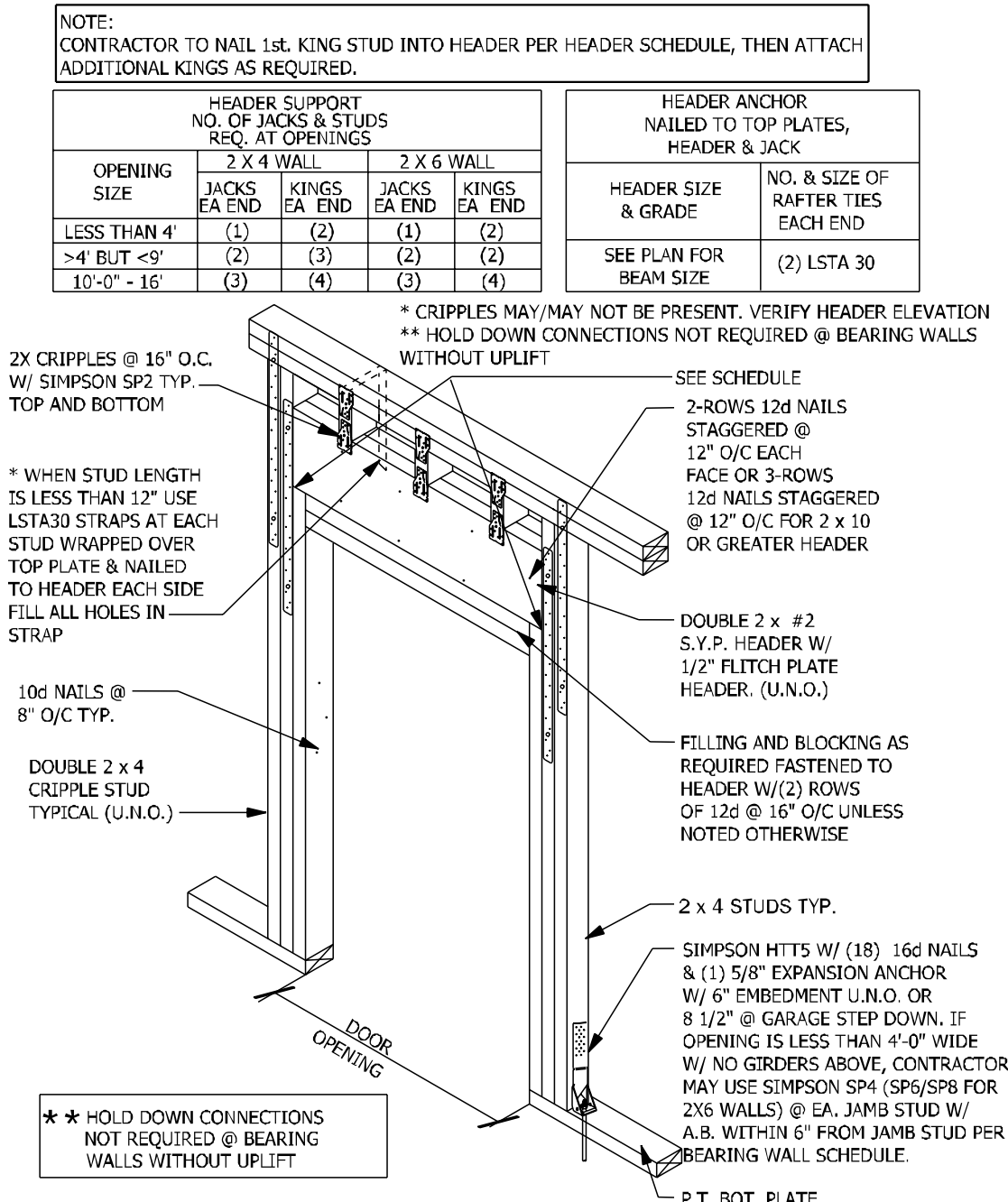
**CD26** GIRDER BASE CONNECTION 1/2" = 1'-0"



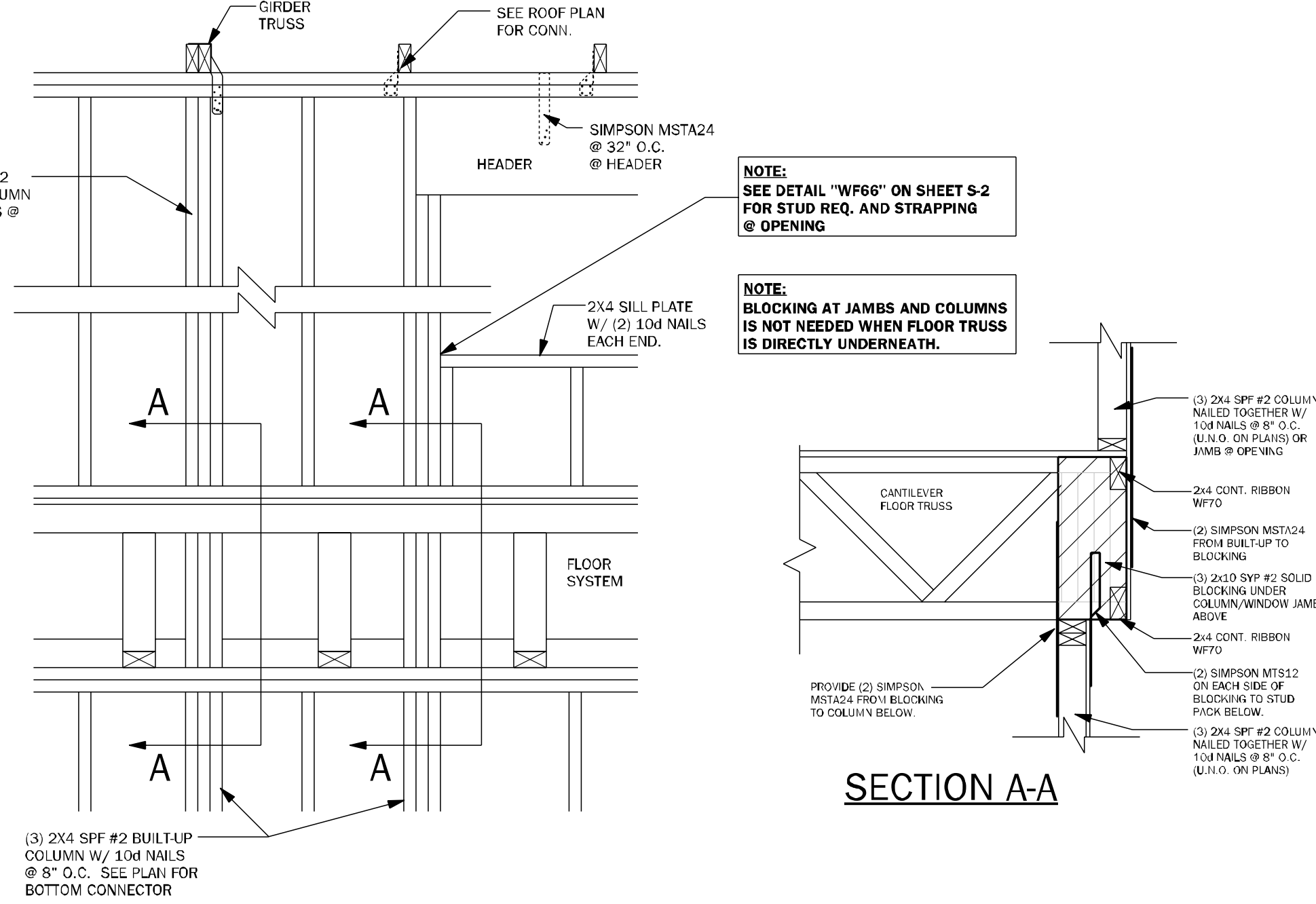
**WF68** CORNER CONNECTION N.T.S.



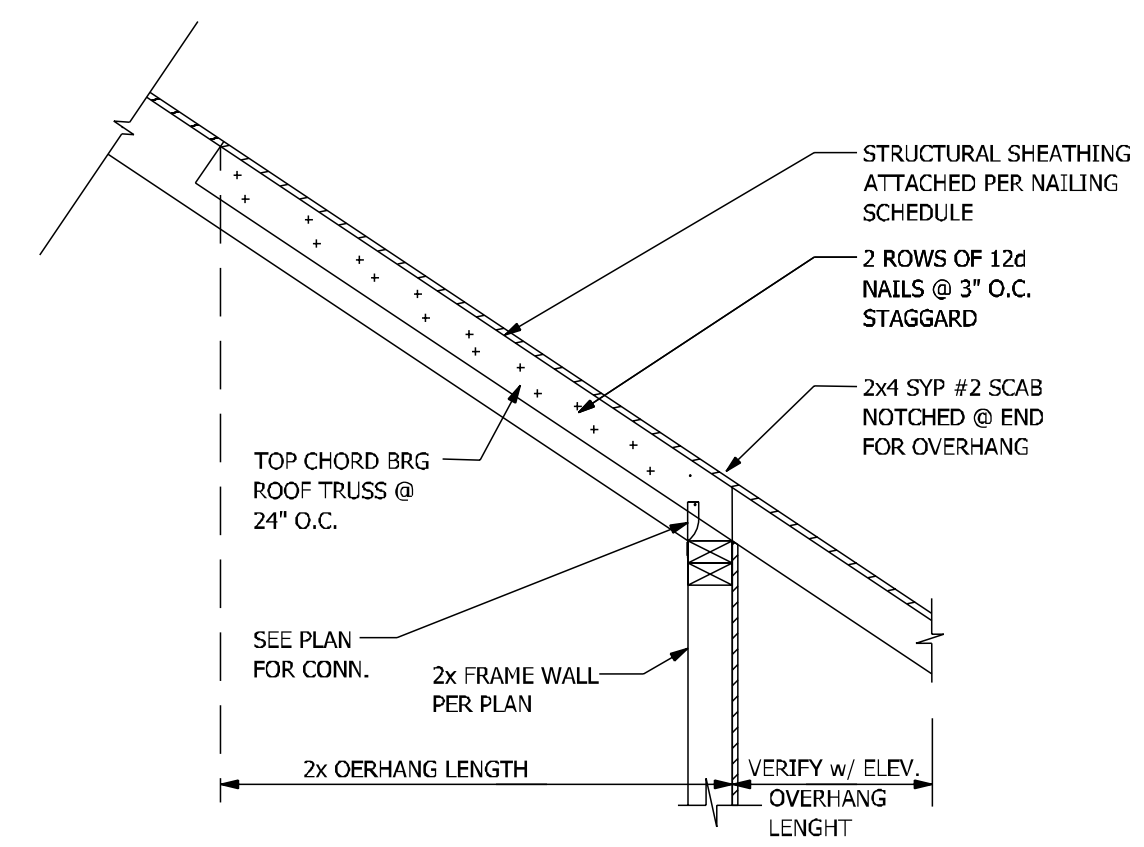
**WF39** TRANSOM DETAIL AT ENTRY 1/2" = 1'-0"



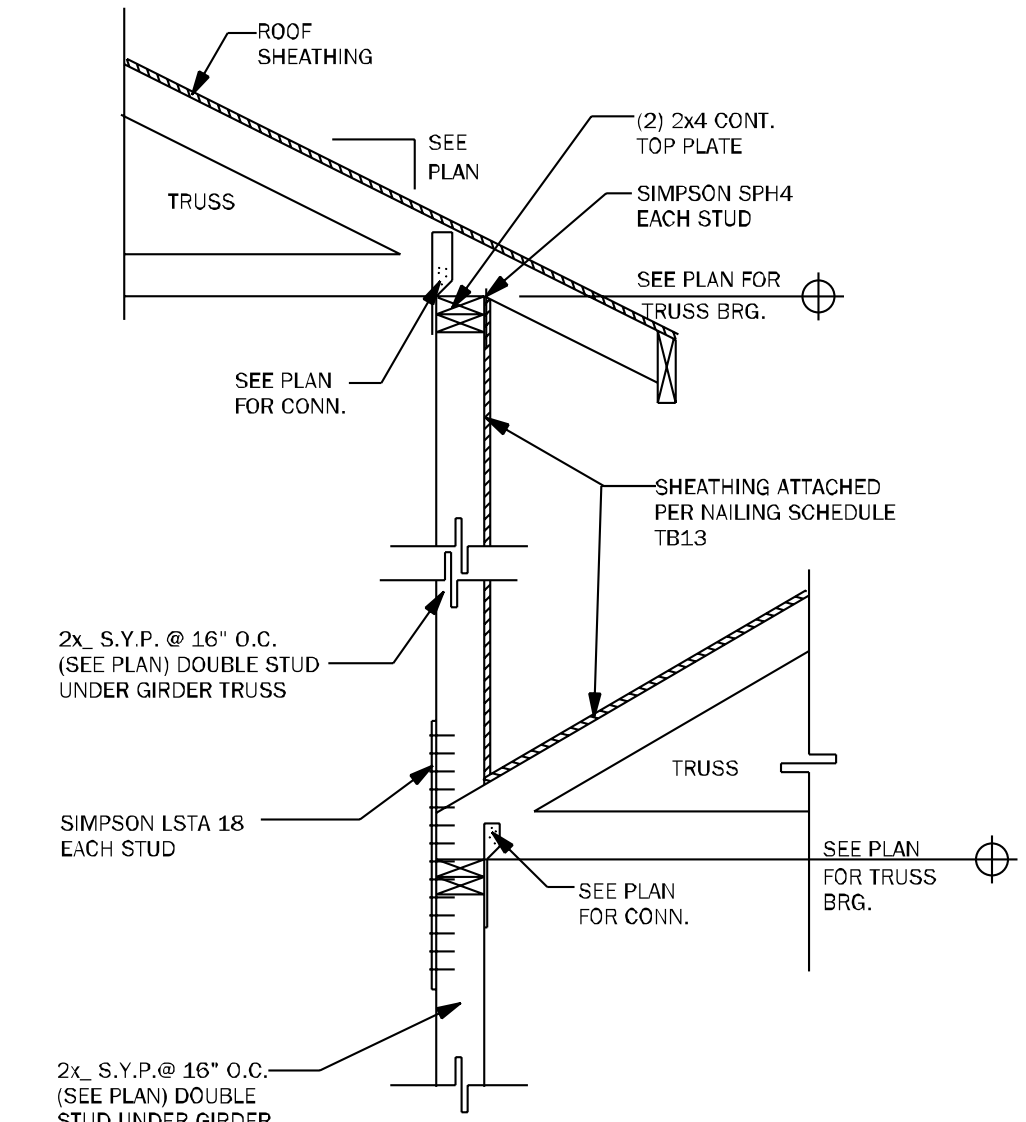
**WF09** WALL HEADER DETAIL N.T.S.



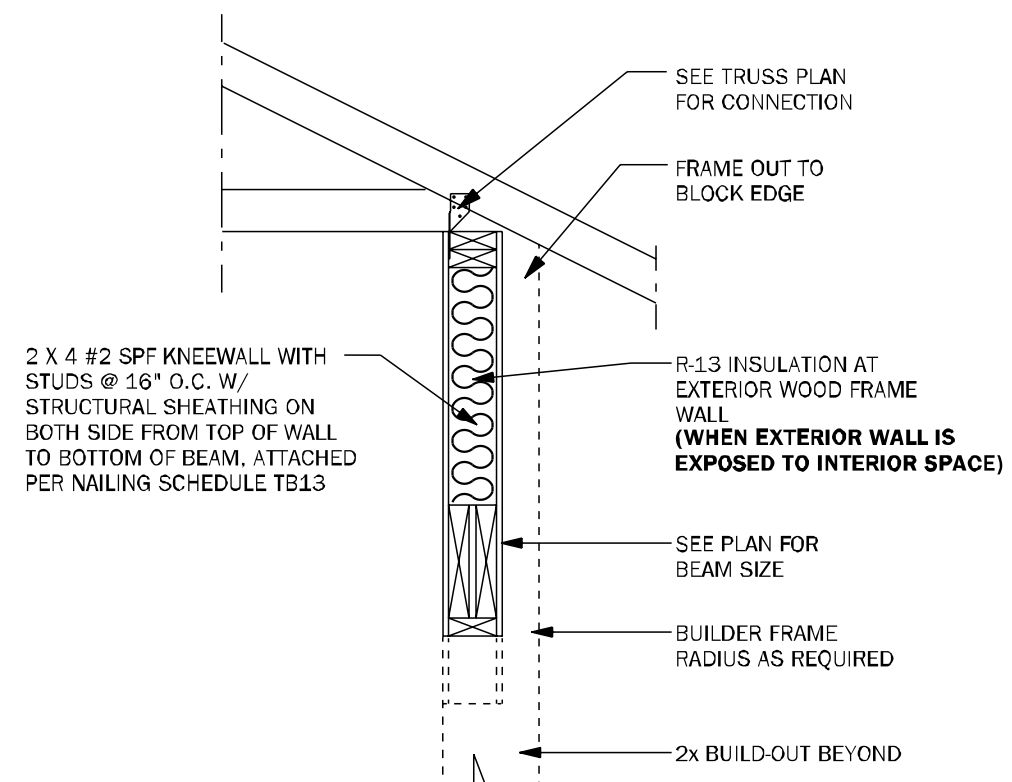
**WF67** WALL FRAMING 3/4" = 1'-0"



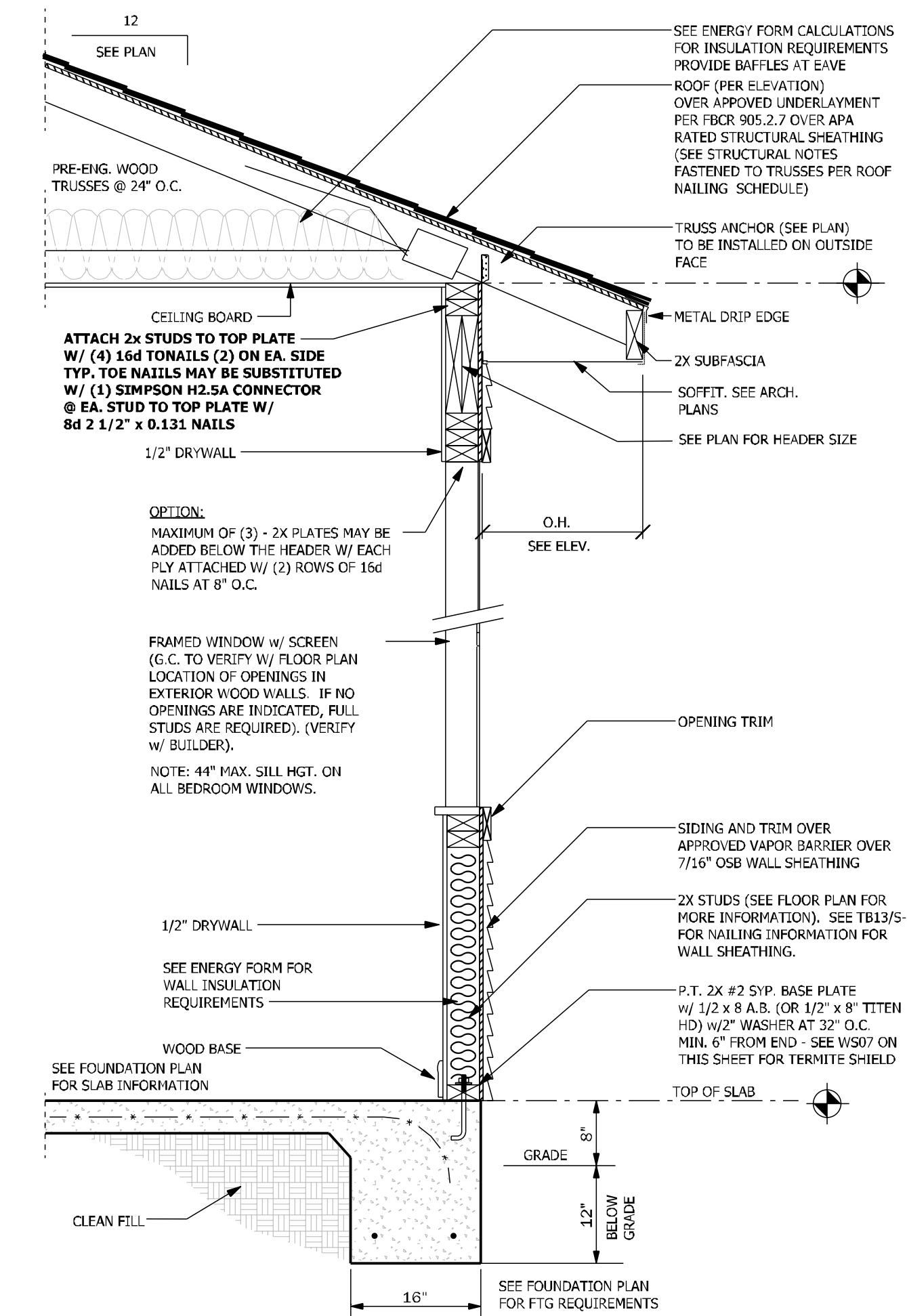
**WF48** SCAB-ON DETAIL 3/4" = 1'-0"



**WF22** SECTION @ DOUBLE BEARING 3/4" = 1'-0"



**WF38** KNEEWALL @ ENTRY FRONT WALL N.T.S.



**WS02** TYPICAL WALL SECTION EXTERIOR FRAME 3/4" = 1'-0"



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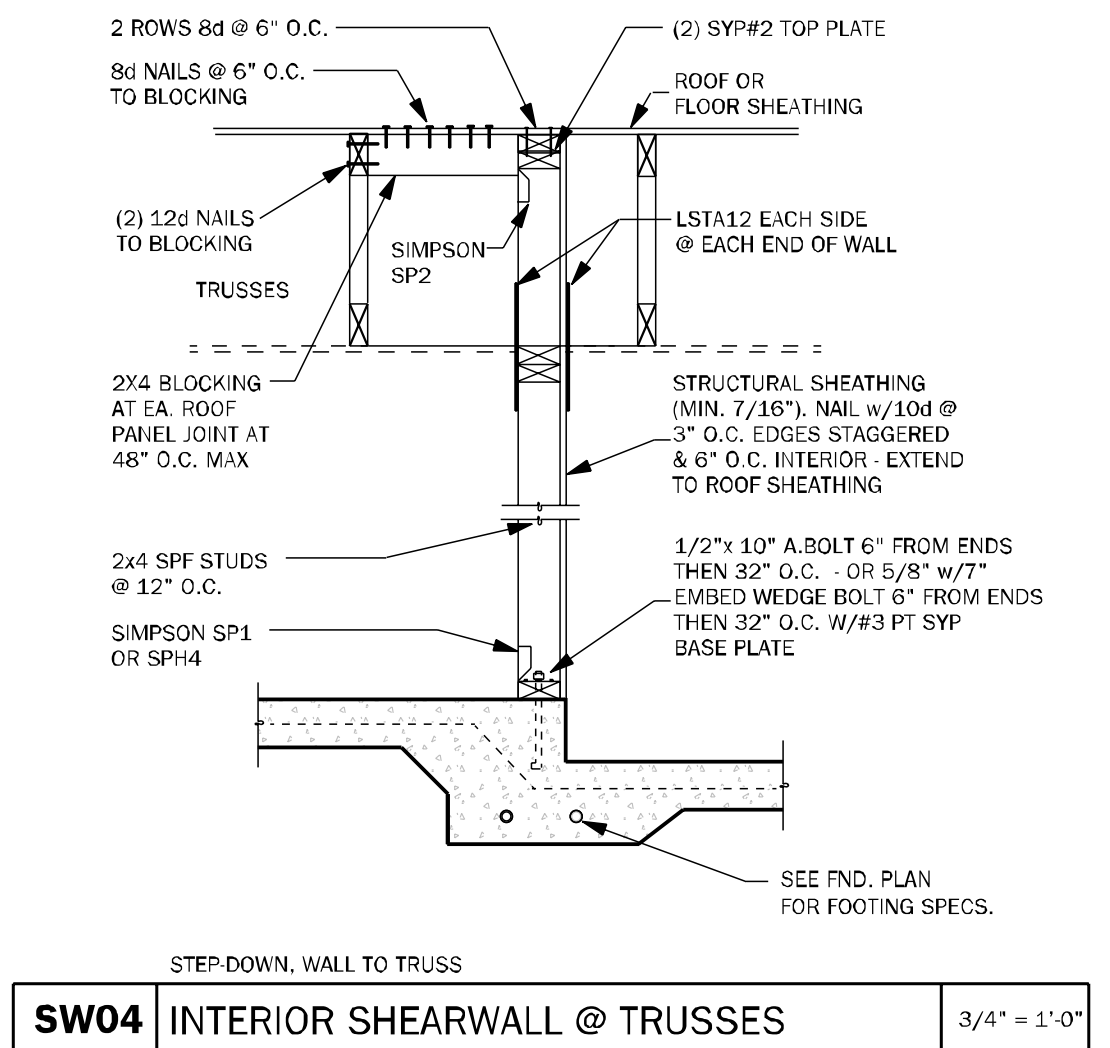
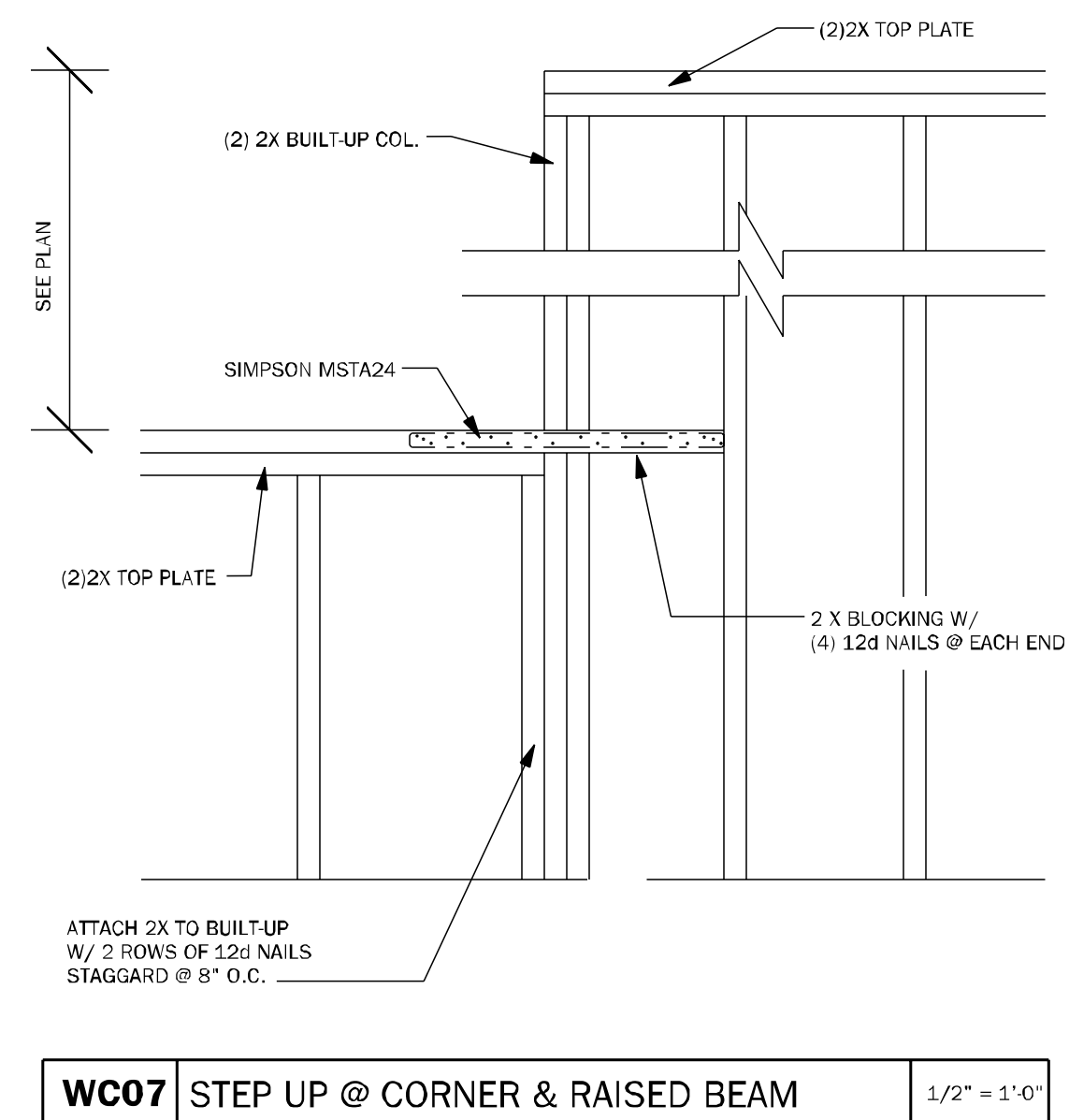
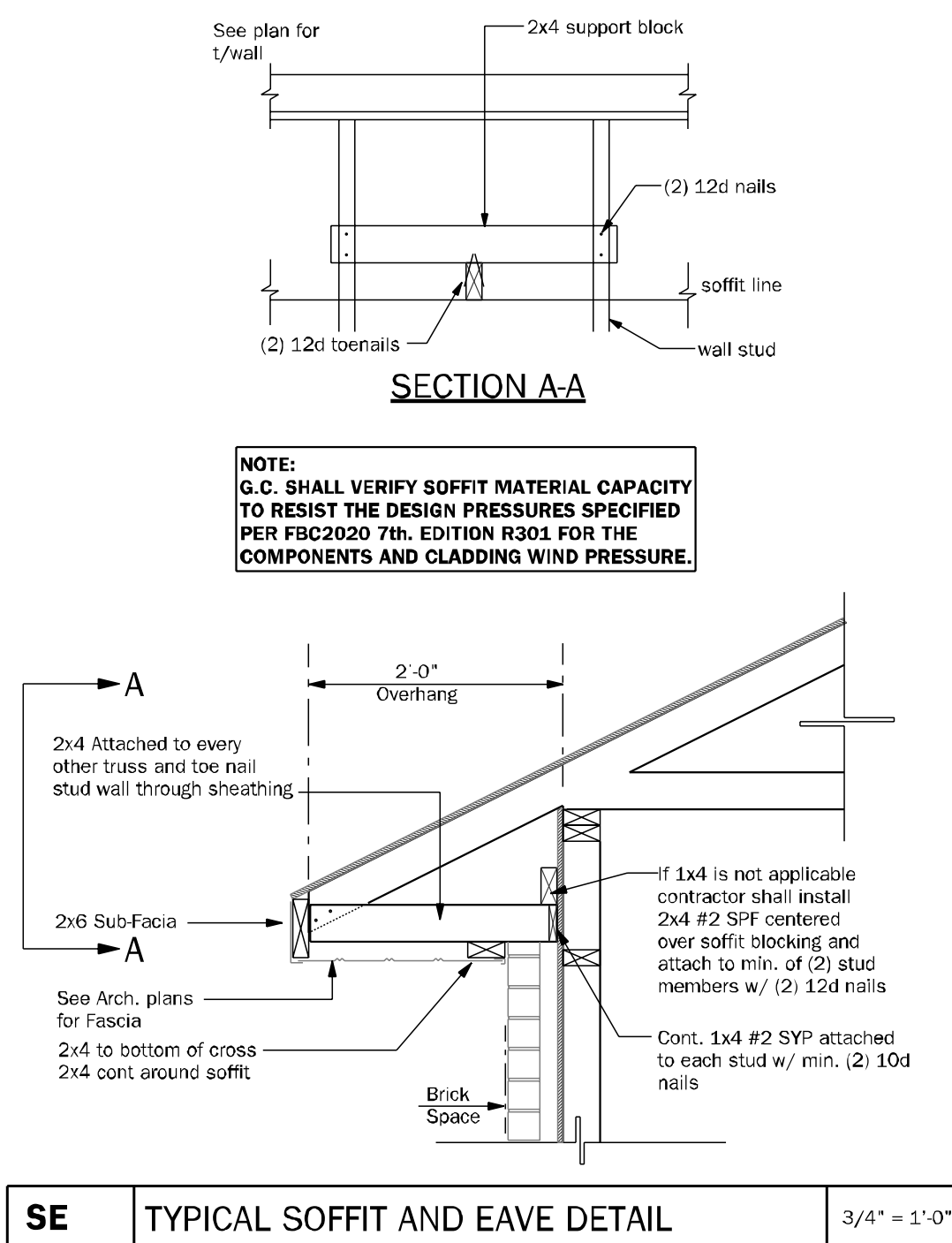
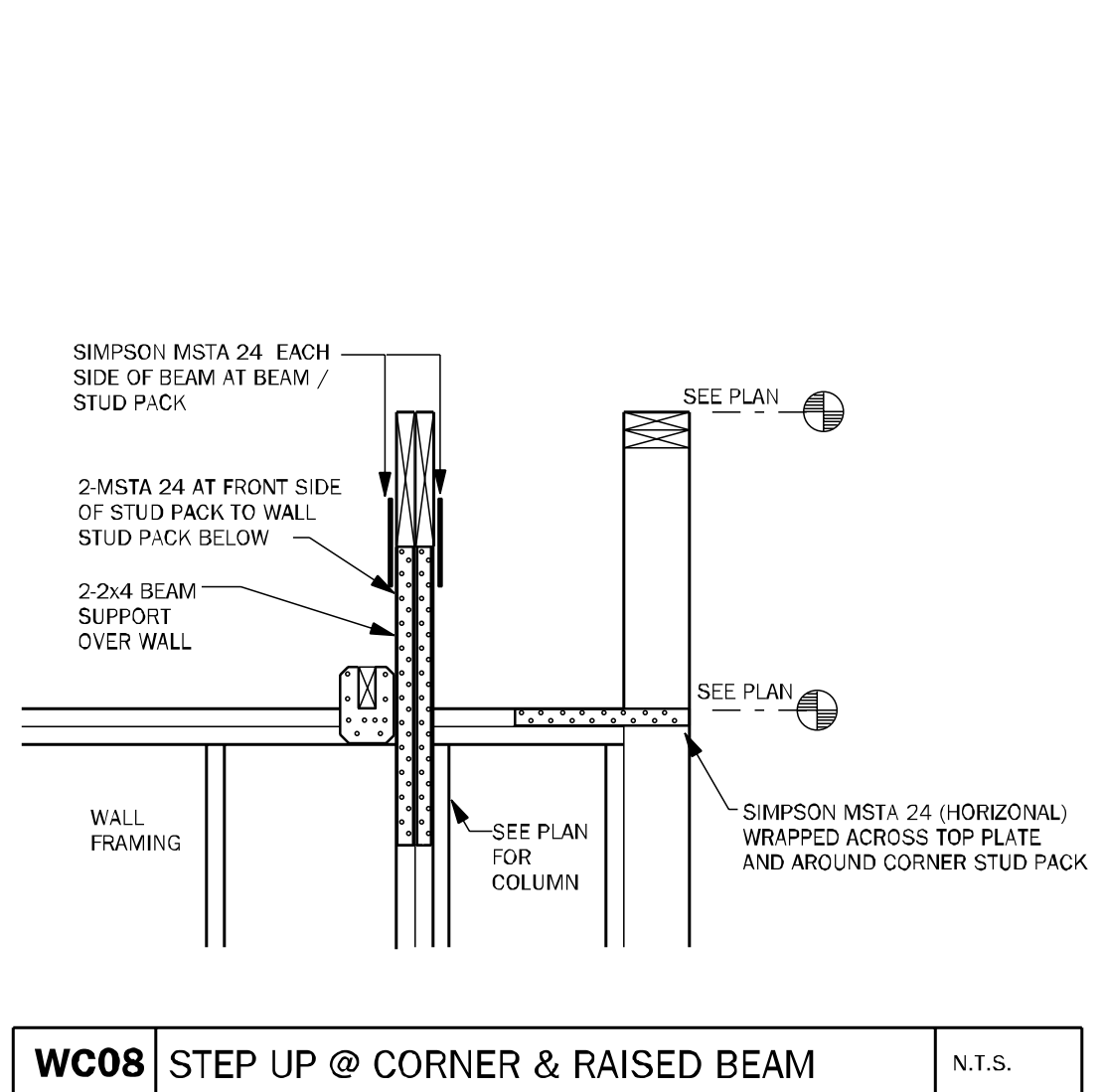
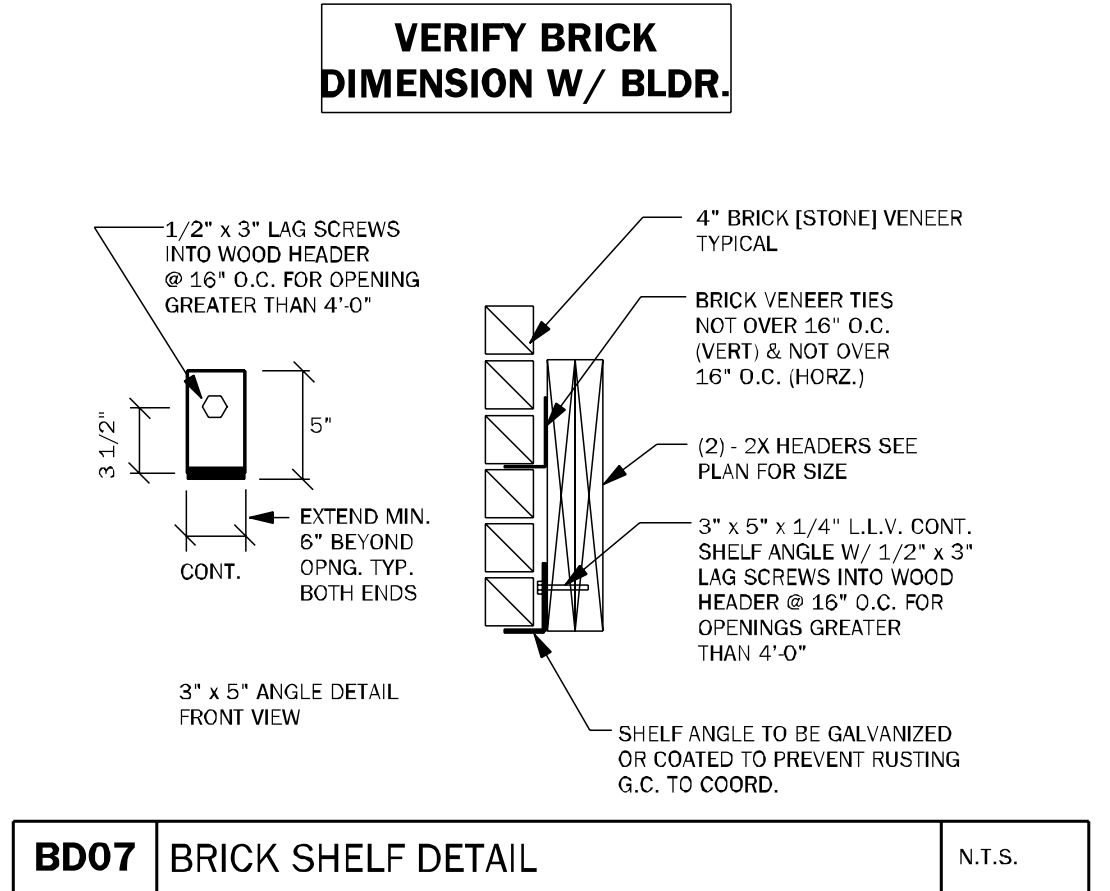
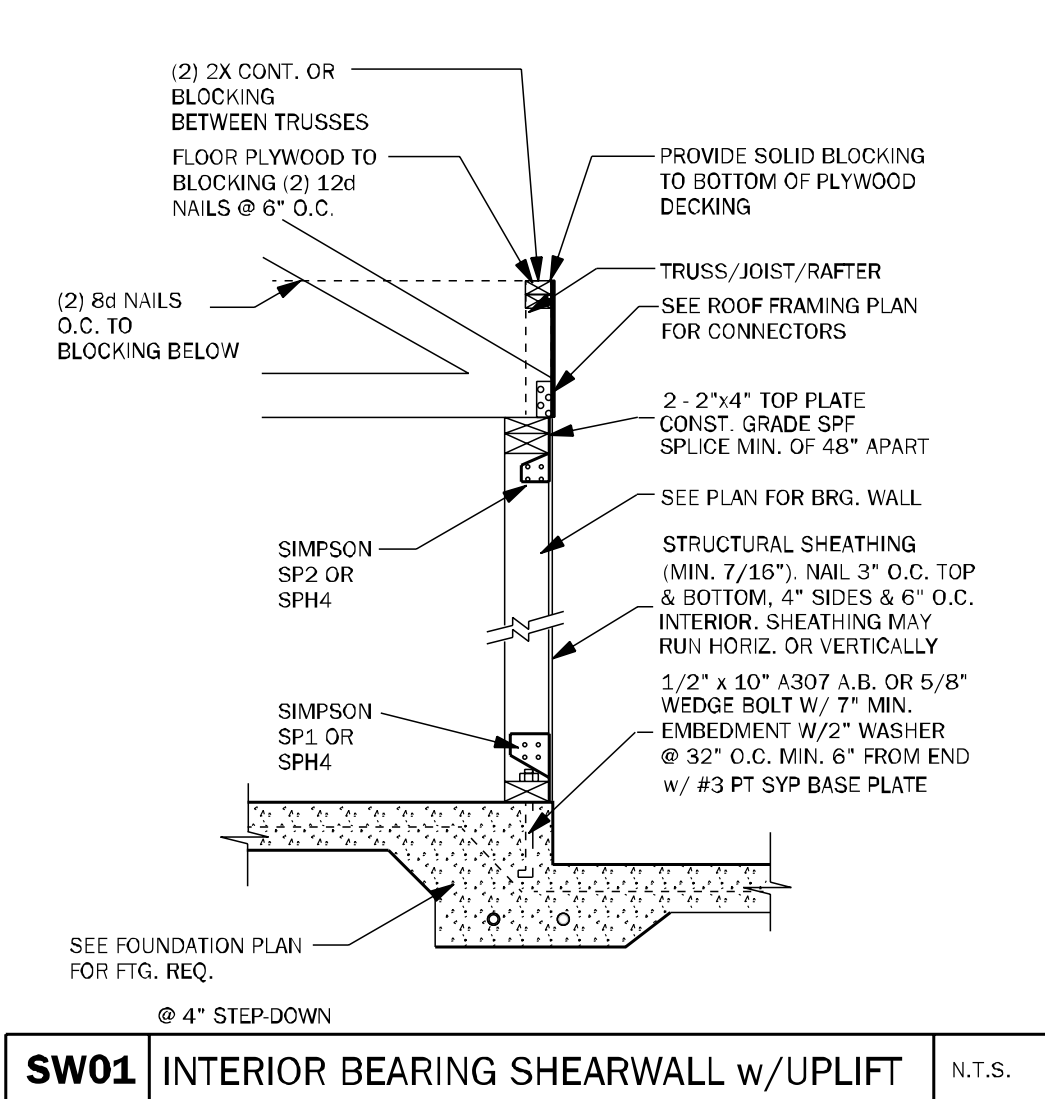
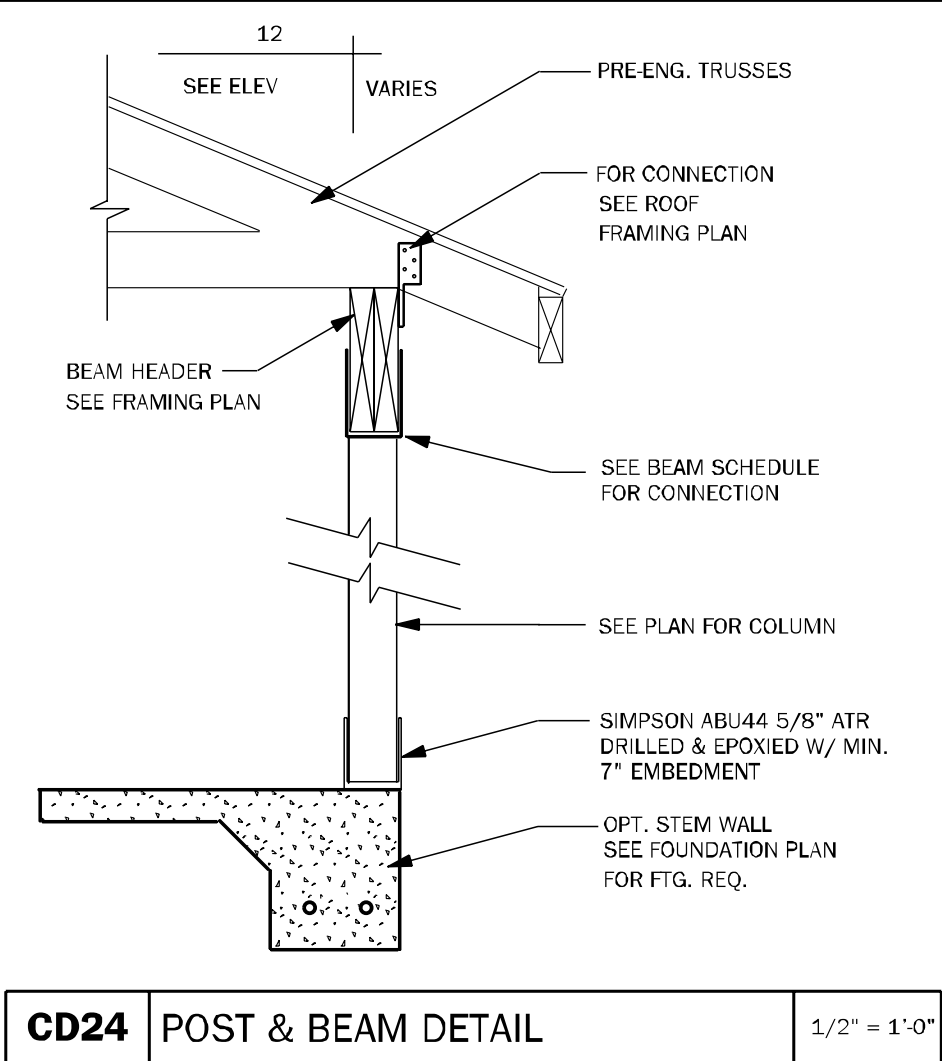
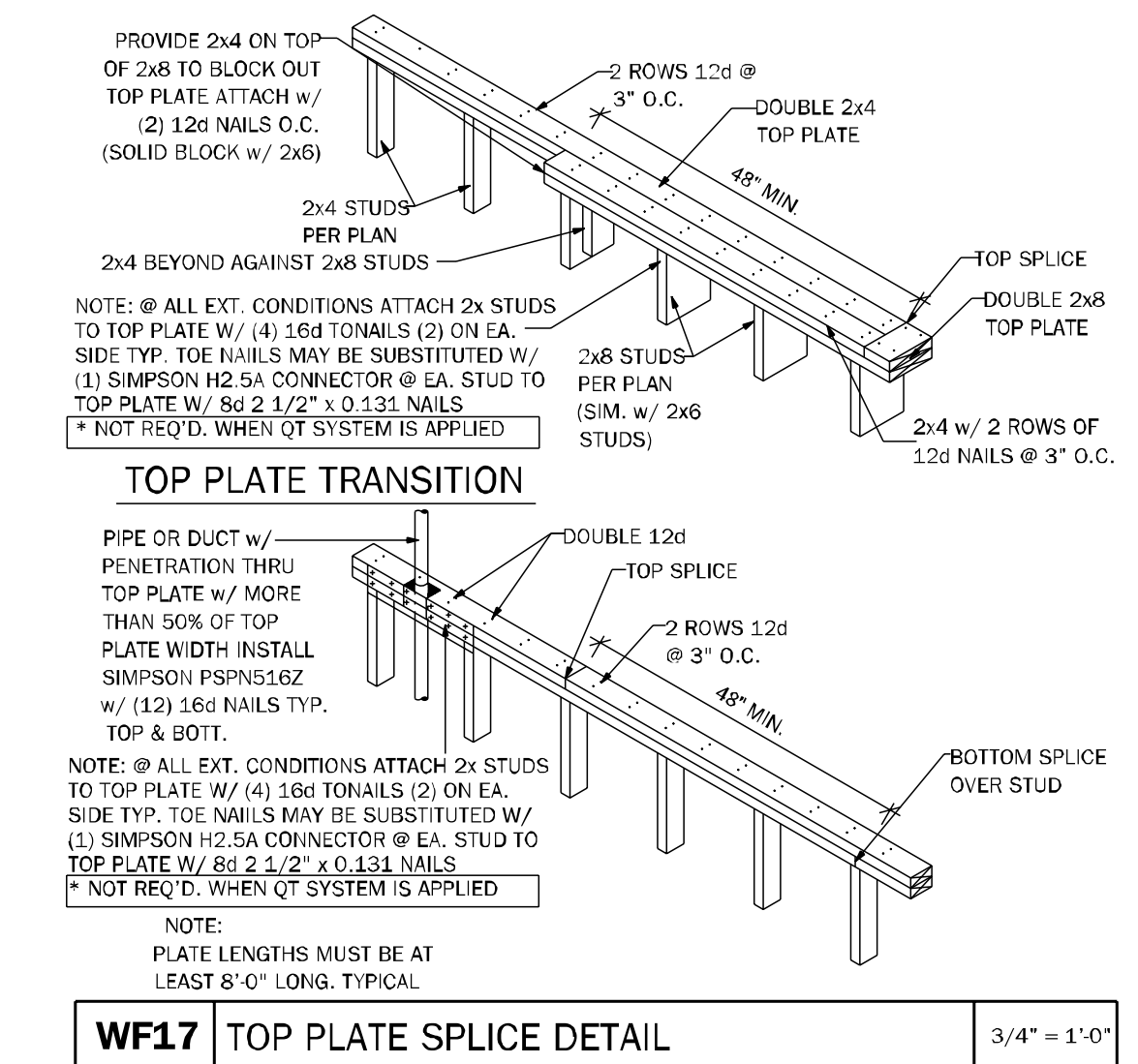
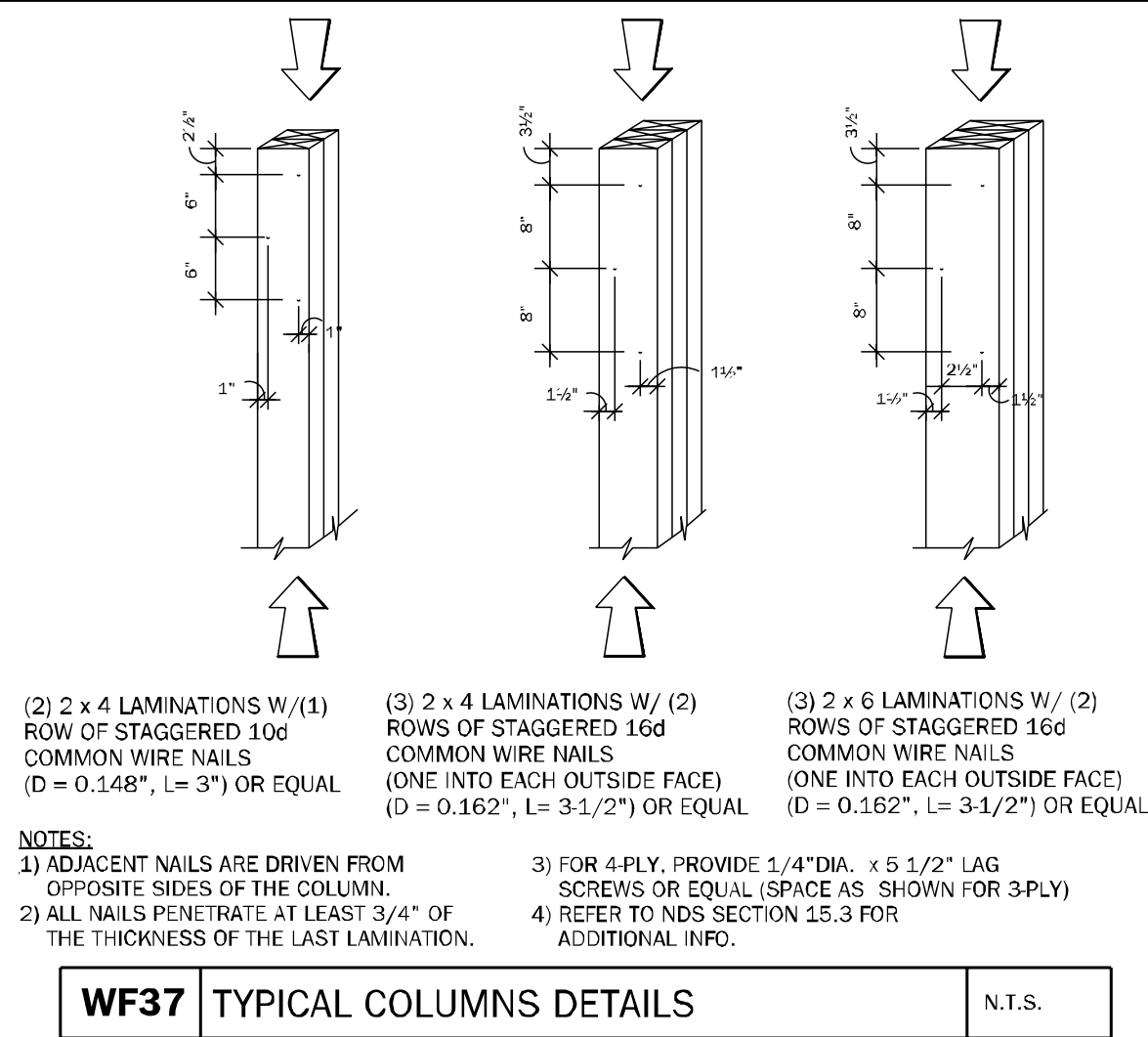
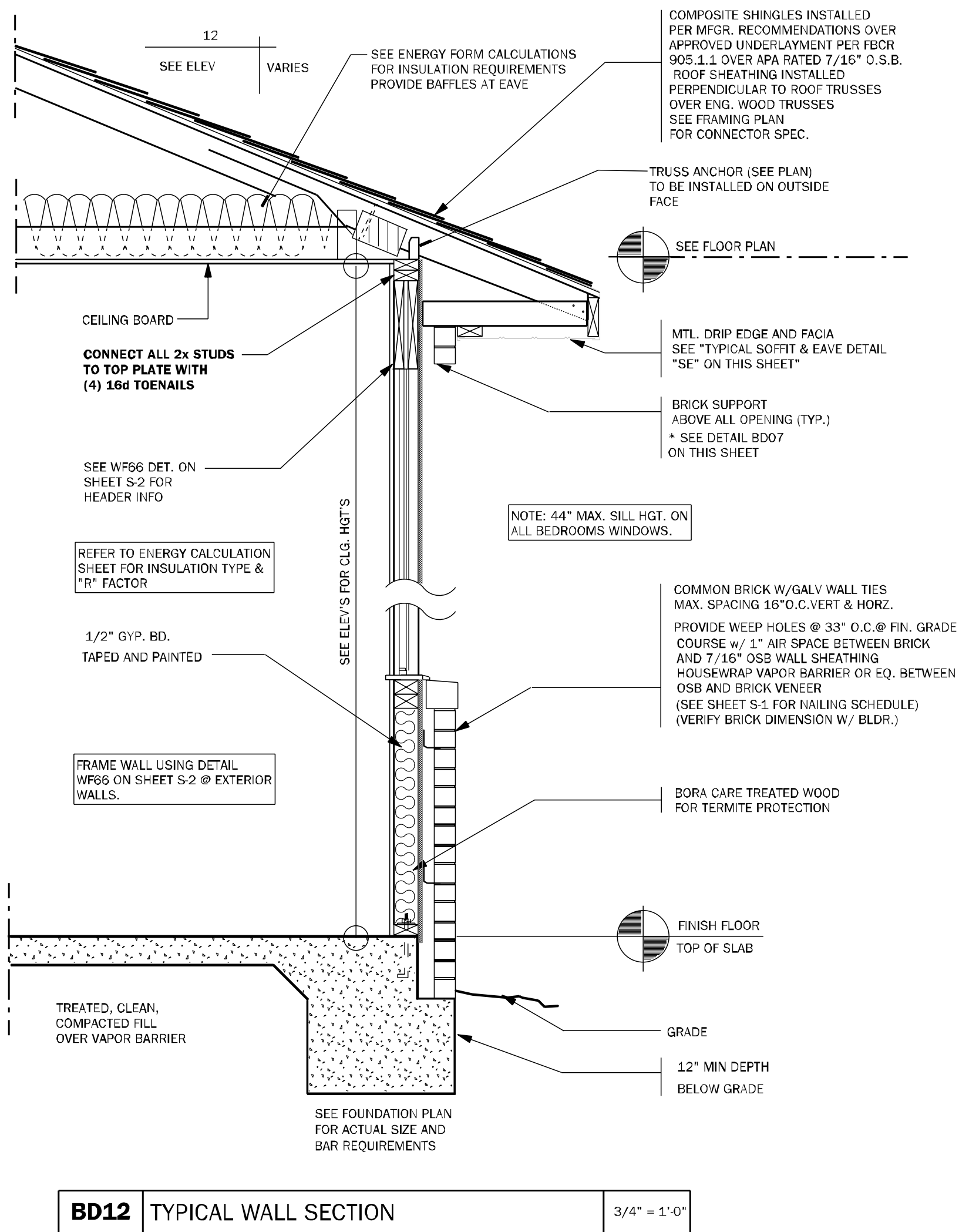
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FLORIDA CONTRACTORS LICENSE NO. CRC1330146  
**100 WEST GARDEN STREET**  
**PENSACOLA FL 32502**  
Division Location: GAINESVILLE

Builder: The Preserve at Laurel Lake  
Plan Name: 1970 Model  
Project Address: 331 SW Bellflower Dr Lake City, FL  
Client No.:  
FOR: 26  
BLK:  
UNIT:

Project No.: 26-03456  
Sheet No.: S-2.1  
TYPICAL FRAMING DETAILS



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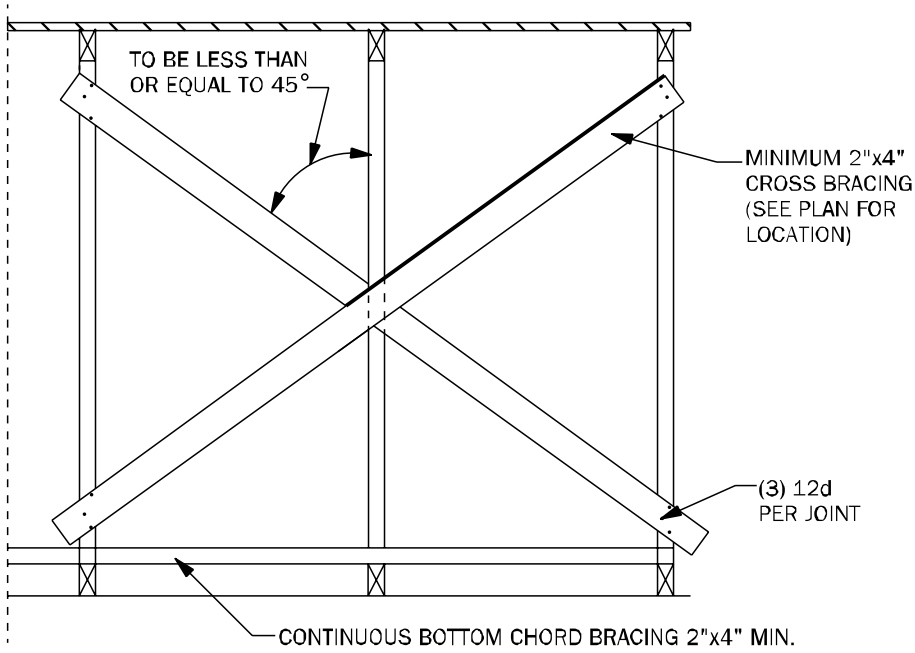
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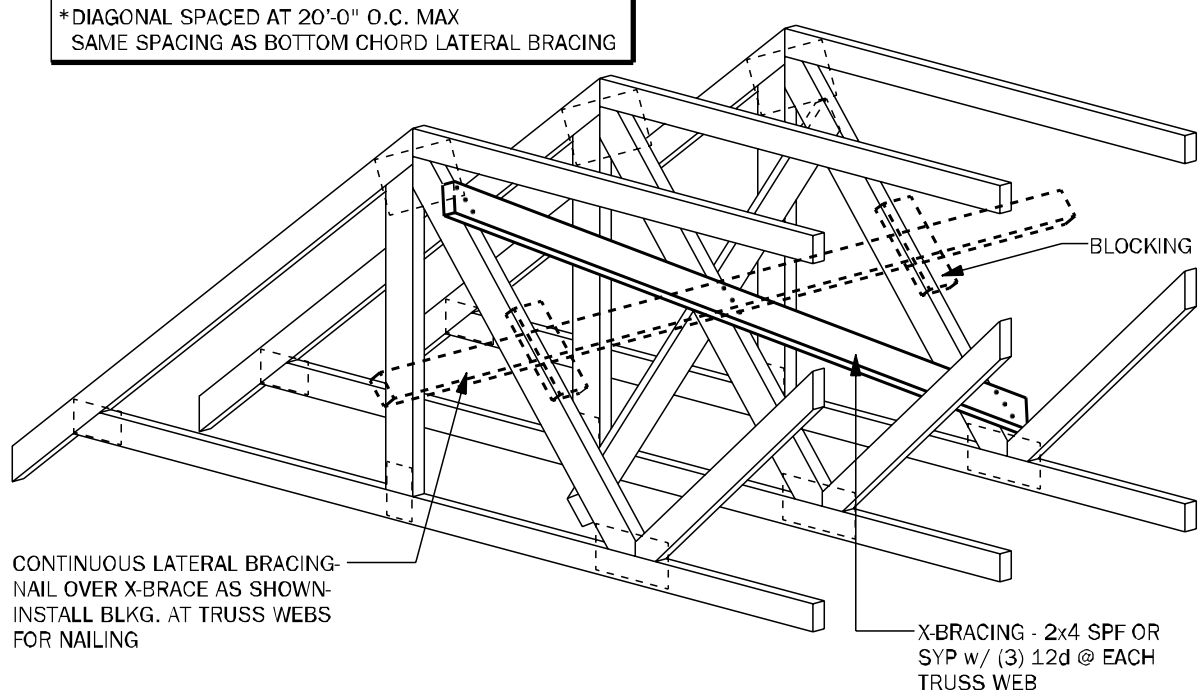
**DAMS HOMES**  
FLORIDA CONTRACTORS LICENSE NO. CRC1330146  
**100 WEST GARDEN STREET  
PENSACOLA FL 32502**  
Division Location: GAINESVILLE

**Builder:** **UNIT:** **DATE:** **26**  
**Community:** **The Preserve at Laurel Lake**  
**Plan Name:** **1970 Model**  
**Project Address:** **331 SW Bellflower Dr Lake City FL**  
**Client No.:**

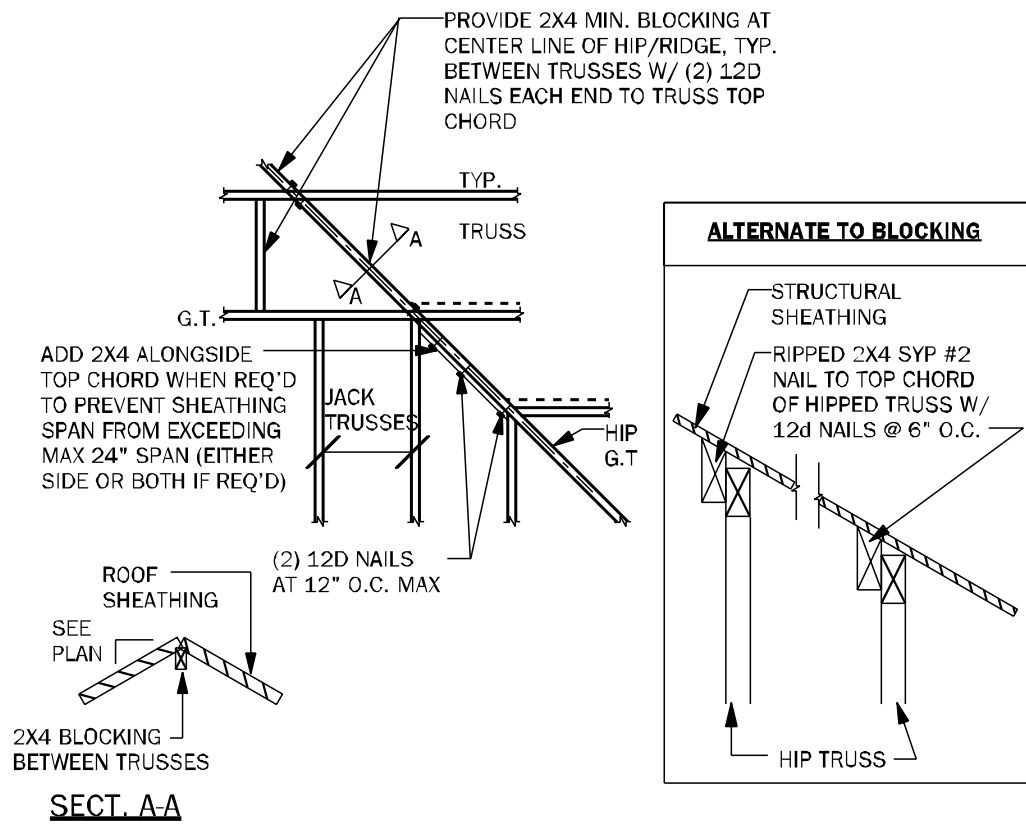
**Project No:** 26-03456  
**Sheet No:** **S-3**  
**TYPICAL WALL DETAILS**



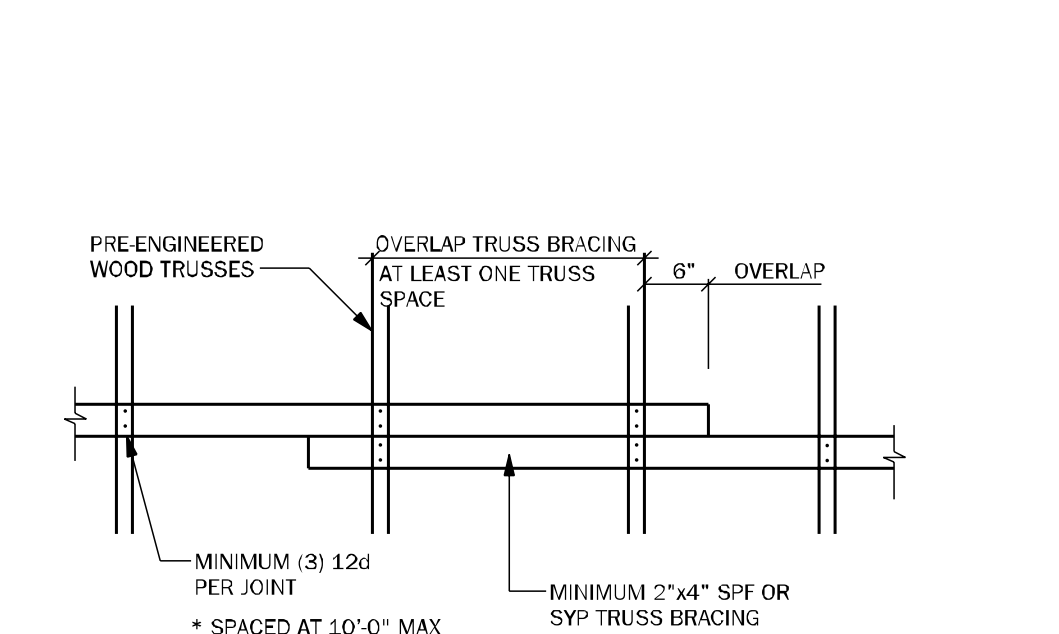
**TB01** TYPICAL CROSS BRACING DETAIL N.T.S.



**TB02** TYPICAL CROSS BRACING DETAIL N.T.S.



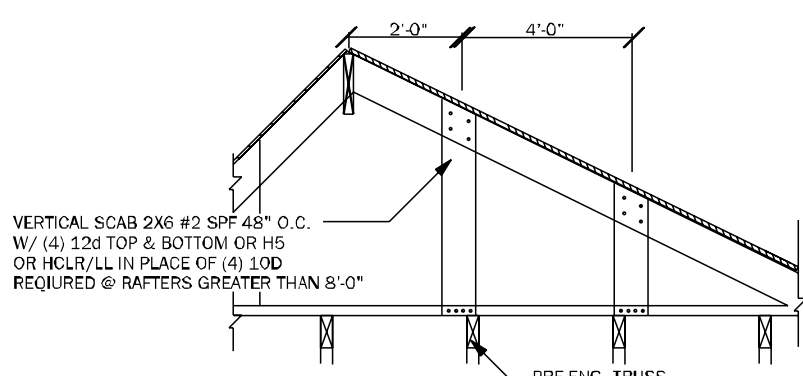
**TB03** HIP / RIDGE BLOCKING DETAIL N.T.S.



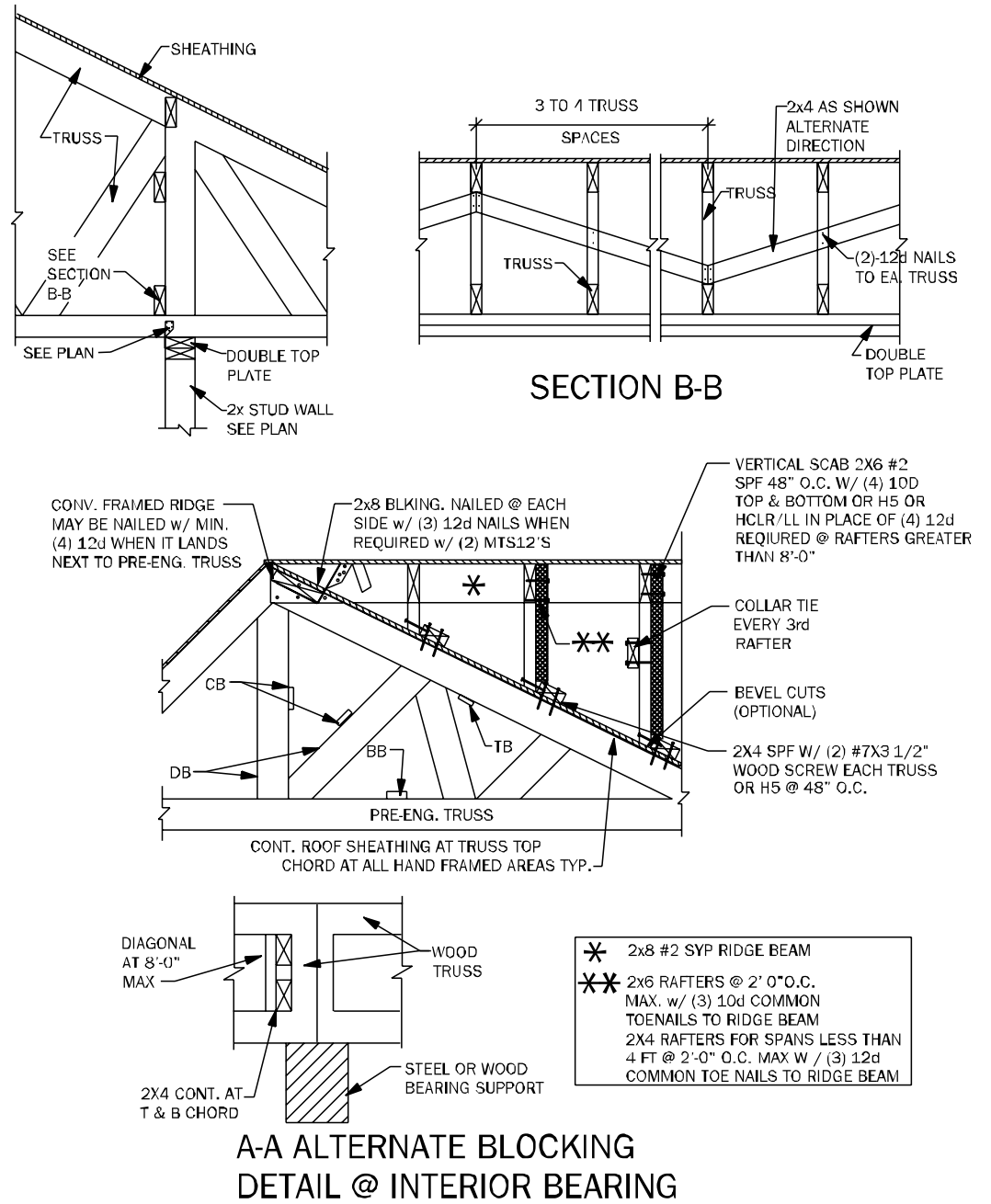
**TB04** TRUSS BRACING OVERLAP DETAIL (TYP) N.T.S.

#### TRUSS NOTES:

- WOOD TRUSS ERECTOR SHALL PROVIDE BRACING ACCORDING TO ANSI/TPI-2014 (TRUSS PLATE INSTITUTE) NOTE THAT THE COMBINED WIND AREA IS GREATER BEFORE THE ROOF SHEATHING IS APPLIED, AND BRACING SHALL THEREFORE BE INSTALLED AS THE TRUSSES ARE ERECTED. INADEQUATE BRACING IS THE MOST COMMON CAUSE OF ACCIDENT IN WOOD TRUSS CONSTRUCTION. FULL BUILDUPS OF SHEATHING SHALL NOT BE PLACED ON TRUSSES. THIS CONSTRUCTION LOAD SHOULD BE LIMITED TO 8 SHEETS OF SHEATHING ON ANY PAIR OF TRUSSES & SHALL BE LOCATED ADJACENT TO THE SUPPORTS. NO EXCESS CONCENTRATION OF ANY CONSTRUCTION MATERIAL (SUCH AS GRAVEL OR SHINGLES) SHALL BE PLACED ON THE TRUSSES IN ANY ONE AREA. THEY SHALL BE SPREAD OUT EVENLY OVER A LARGE AREA SO AS TO AVOID OVERLOADING ANY ONE TRUSS.
- ALL BRACING (CB,CB8) SHOWN ABOVE SHALL BE IN ADDITION TO CONTINUOUS LATERAL BRACING SPECIFIED BY THE TRUSS MANUFACTURER. ALL LATERAL BRACING SPECIFIED BY TRUSS MANUF. SHALL HAVE ADDITIONAL DIAGONAL BRACES AT 20'-0" O.C. MAXIMUM.
- ALL BRACES SHALL BE 2x4 NOMINAL DIMENSION LUMBER & SHALL BE ATTACHED W/ (3) 12d NAILS AT EACH TRUSS INTERSECTION.
- ADDITIONAL BOTTOM CHORD BRACING SHALL BE INSTALLED AS REQUIRED BY TRUSS DESIGN WHEREVER ADEQUATE STRUCTURAL CEILING ARE NOT ATTACHED DIRECTLY TO THE BOTTOM CHORD OF THE TRUSS.
- PROVIDE TRUSS BLOCKING AT ALL TRUSS BEARING SUPPORTS WHERE TRUSS DEPTH EXCEEDS STANDARD HEEL HEIGHT. SEE TYP. TRUSS BLOCKING DETAILS.

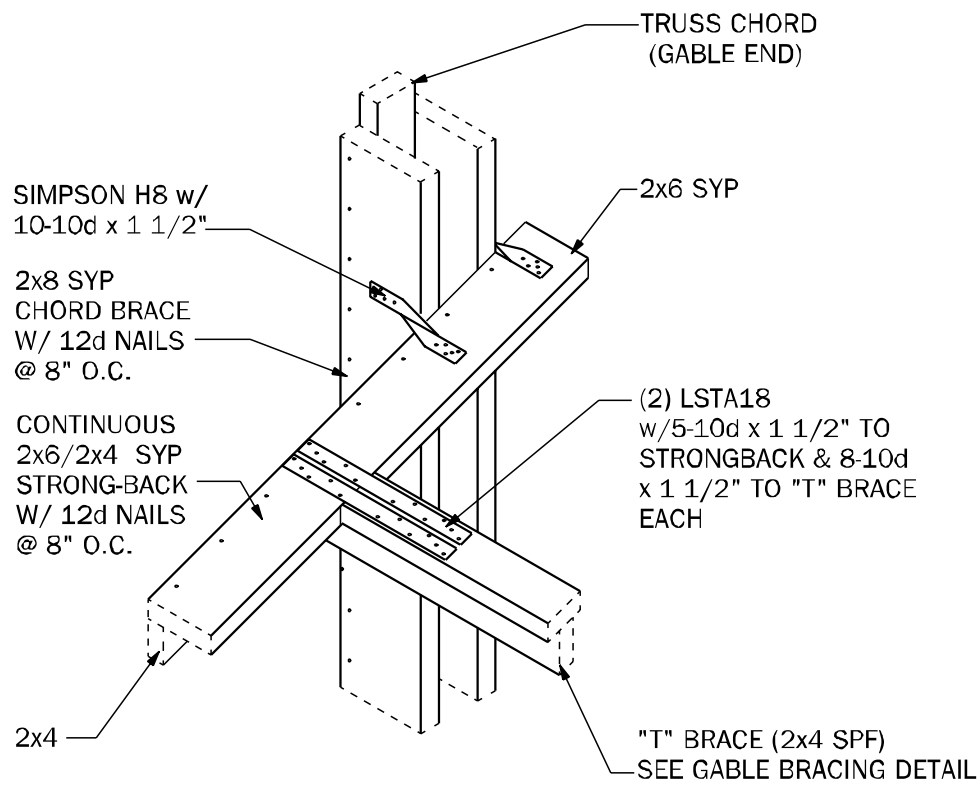


TYP. WOOD TRUSS BLOCKING @ RAISED HEEL DETAIL

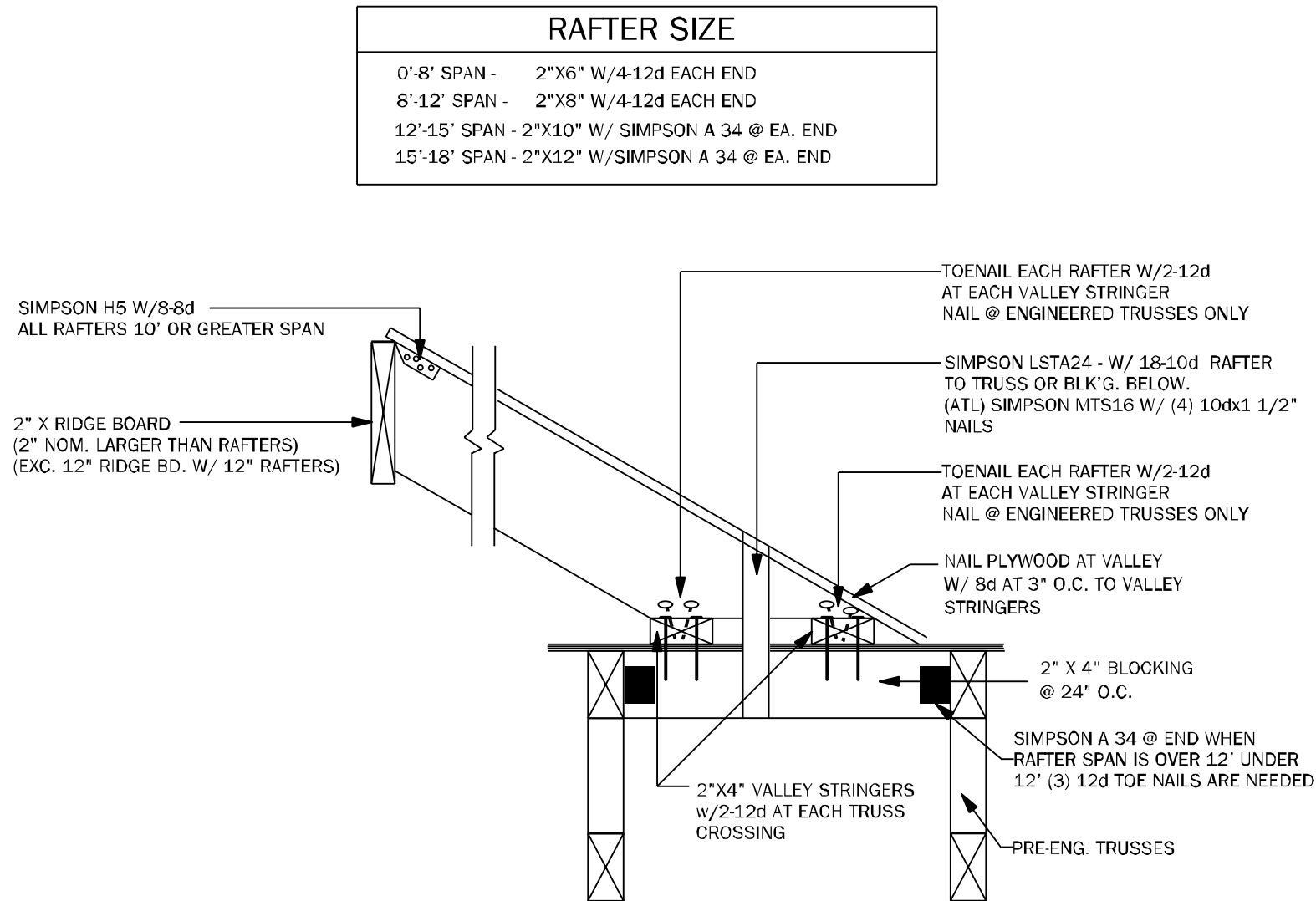


A-A ALTERNATE BLOCKING DETAIL @ INTERIOR BEARING

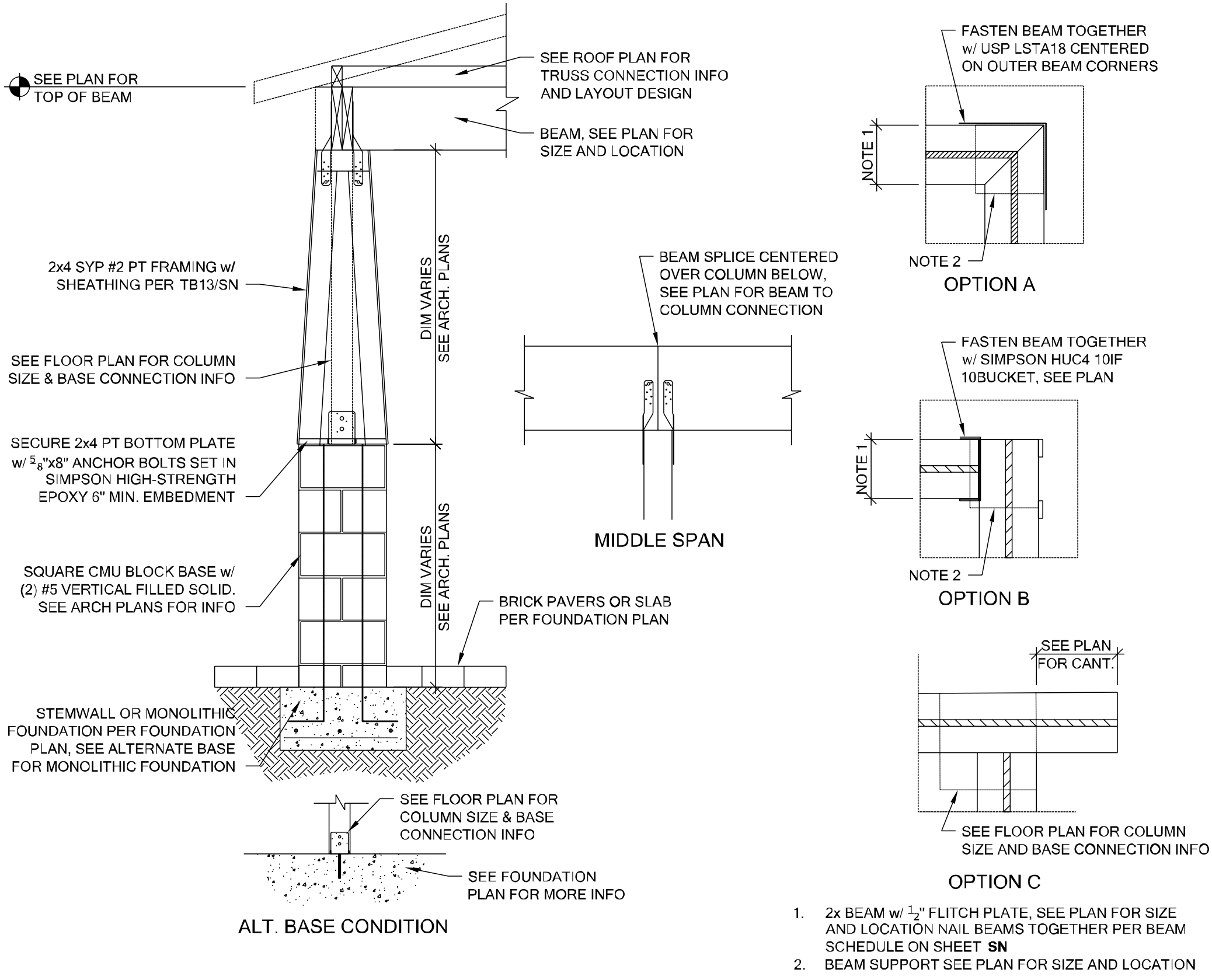
**TB06** BLOCKING AND CONVENTIONAL FRAME DETAILS 3/4" = 1'-0"



**GE04** "T" BRACE CONNECTION @ GABLE END W/ VOLUME CEILING 3/4" = 1'-0"



**TB17** CONV. FRAMING & VALLEY FRAMING N.T.S.



**CD12** PORCH COLUMN FRAMING 3/4" = 1'-0"

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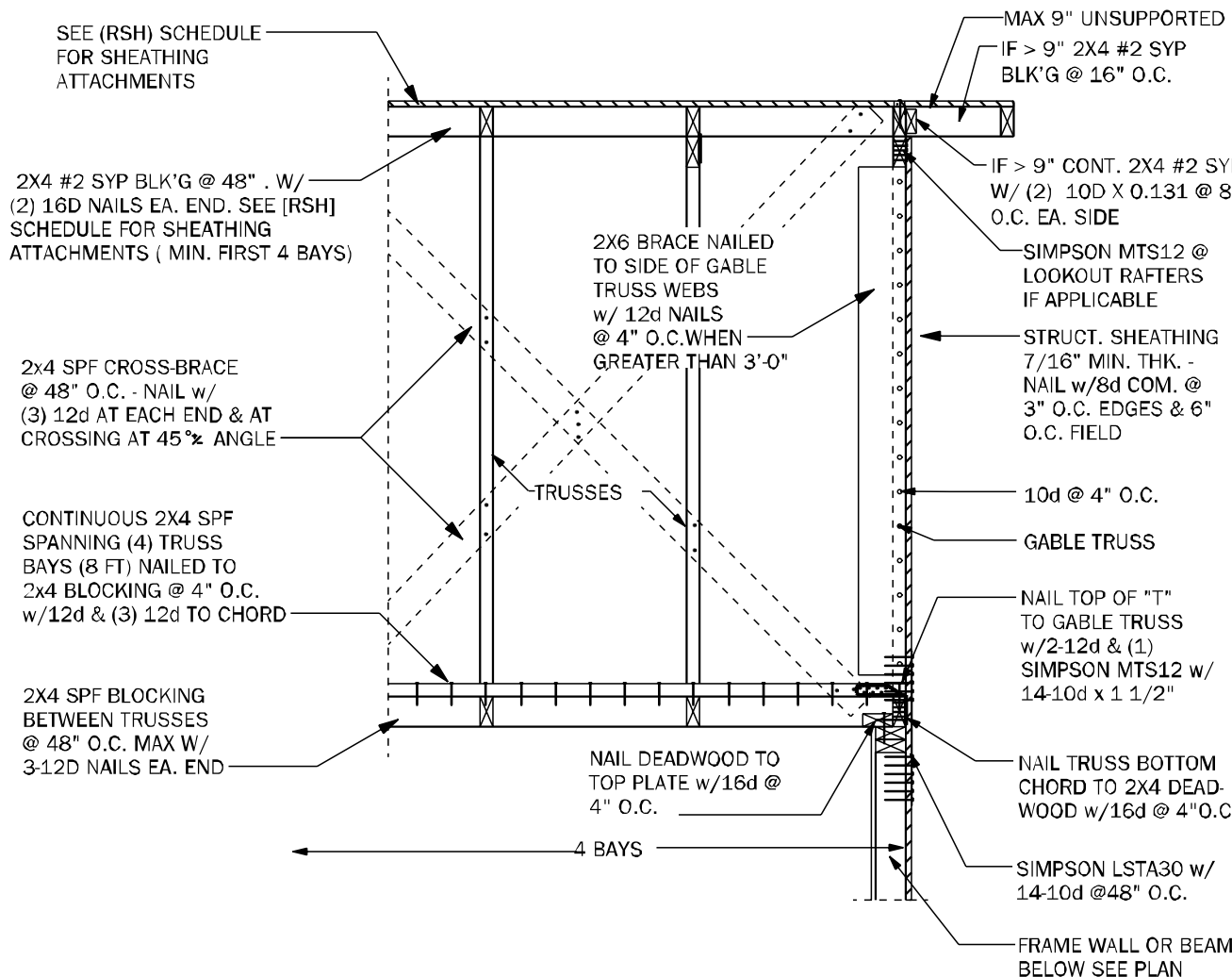
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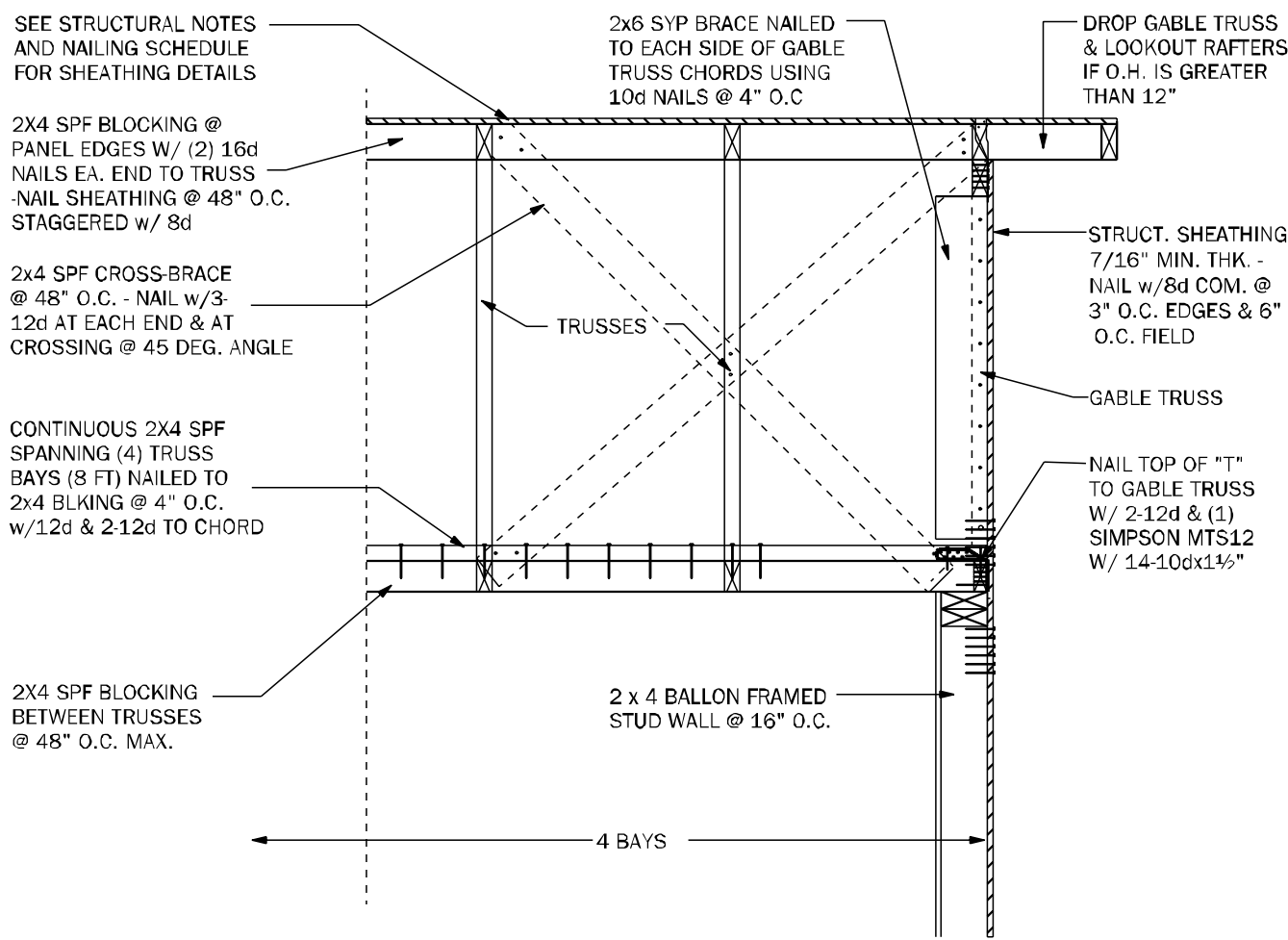
**ADAMS HOMES**  
FLORIDA CONTRACTORS LICENSE NO. CRC1330146  
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**PENSACOLA FL 32502**  
Division Location: GAINESVILLE

LOT: 26  
Community: The Preserve at Laurel Lake  
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Client No.:

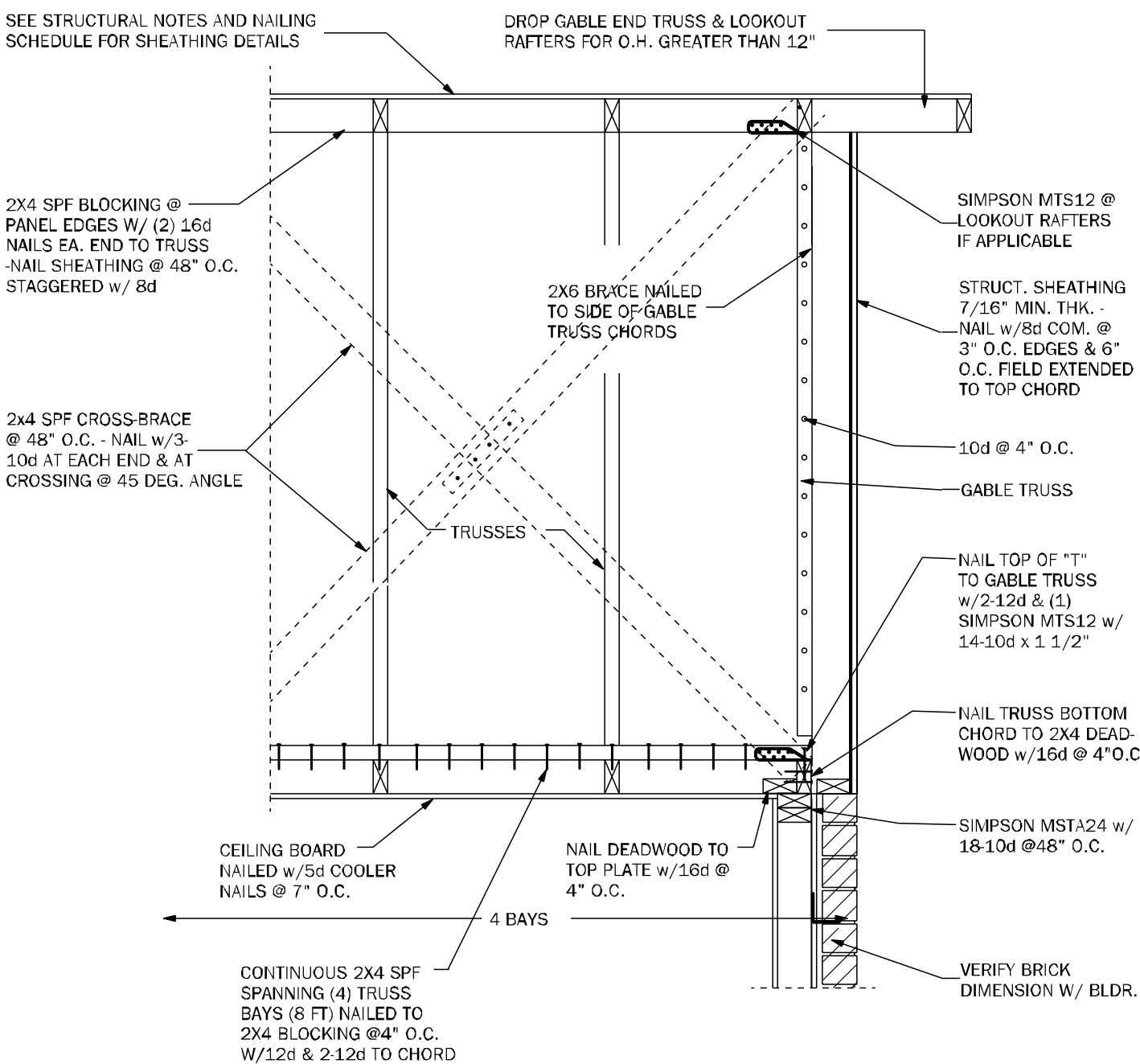
Project No: 26-03456  
Sheet No: **S-4**  
**ROOF FRAMING AND BRACING DETAILS**



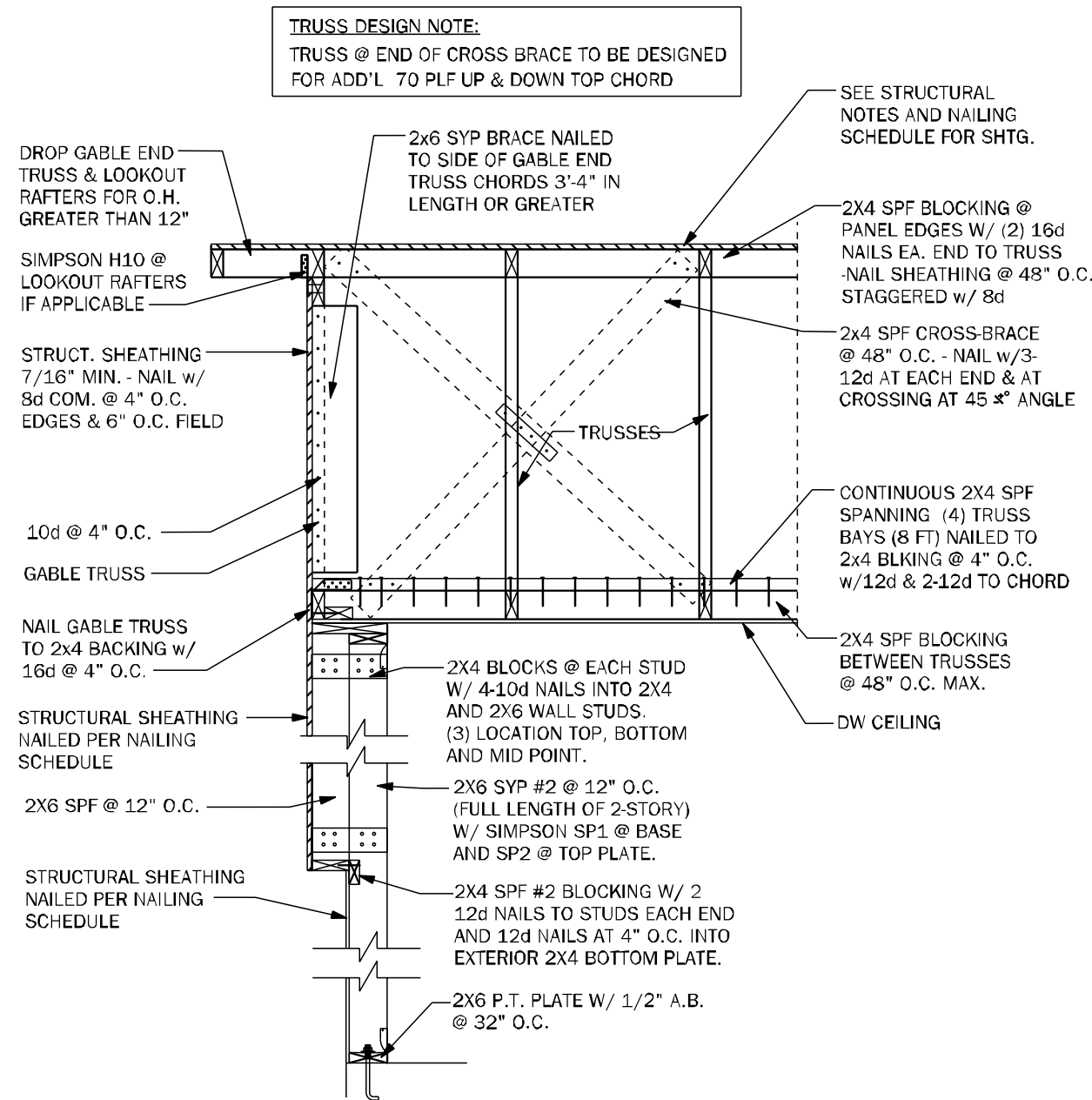
**GE05** GABLE END BRACING - FRAME WALL N.T.S.



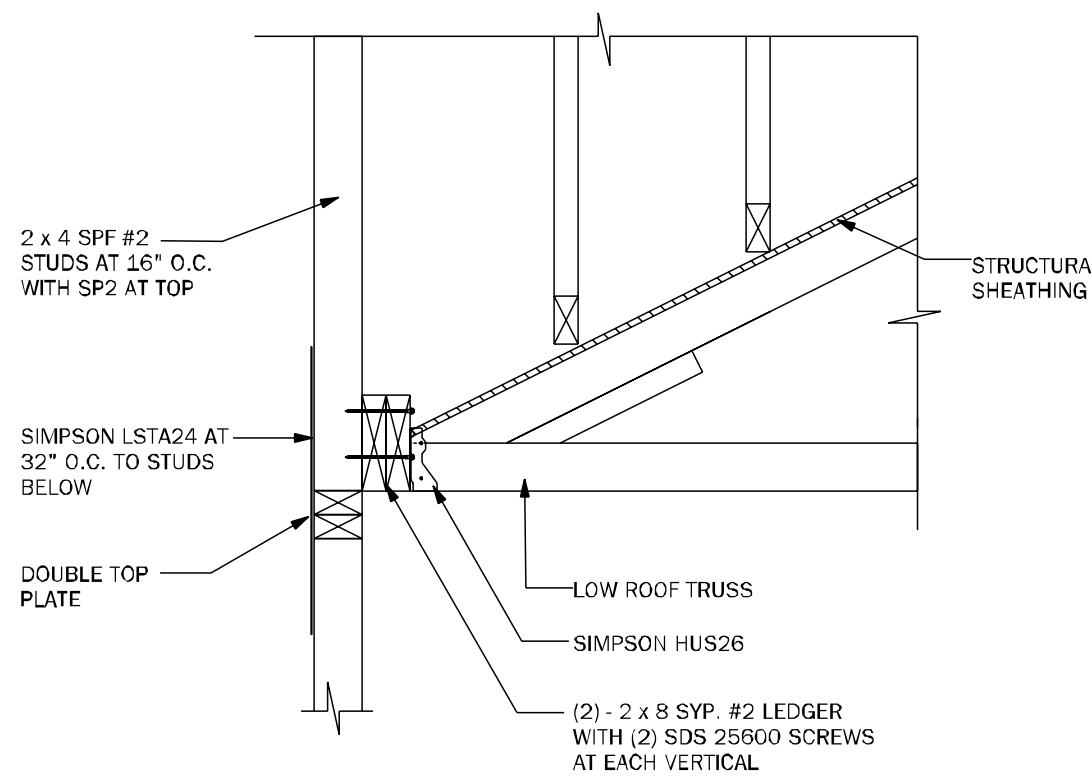
**GE22** GABLE END BRACING w/ VOL CEILING 1/2"=1'-0"



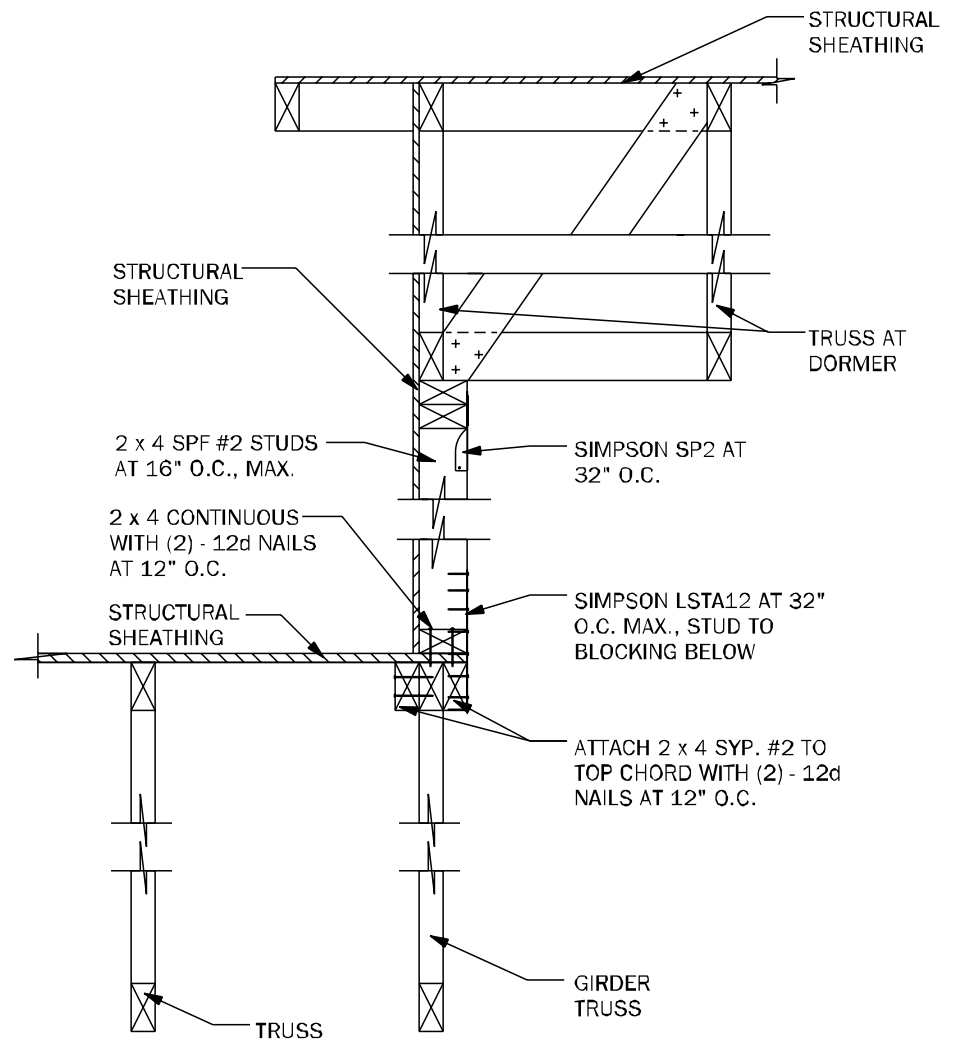
**GE23** GABLE END BRACING w/o VOLUME CEILING 1/2"=1'-0"



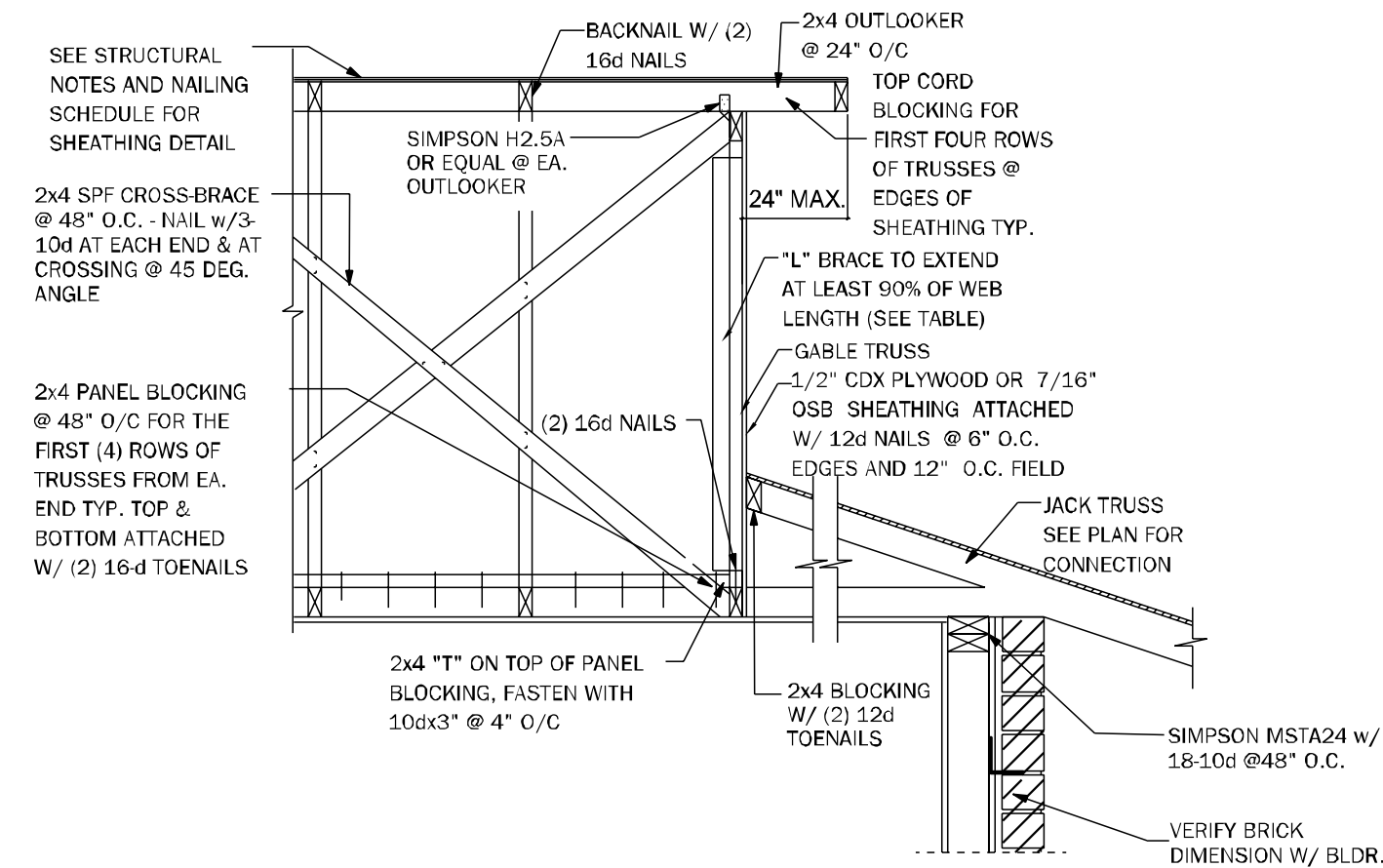
**GE24** GABLE @ VAULT N.T.S.



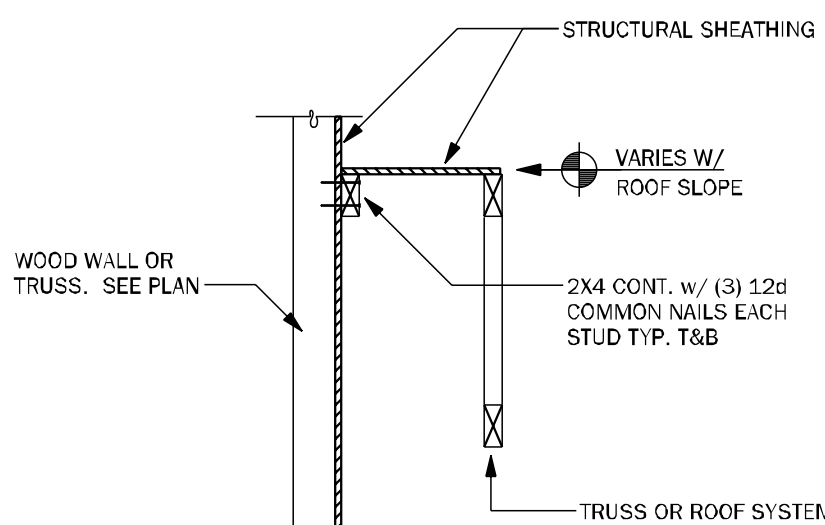
**WF72** LEDGER N.T.S.



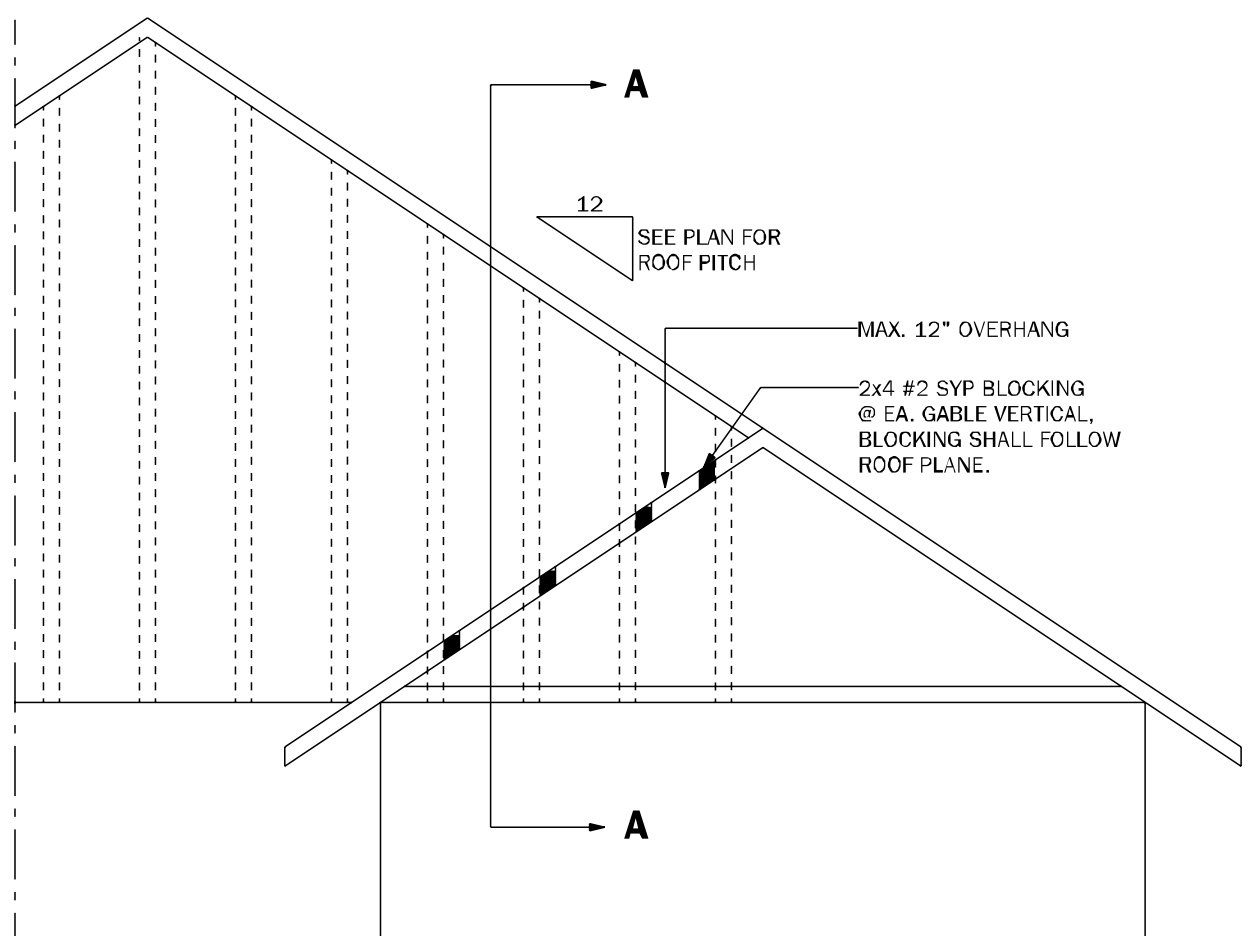
**WF73** KNEEWALL @ DORMER N.T.S.



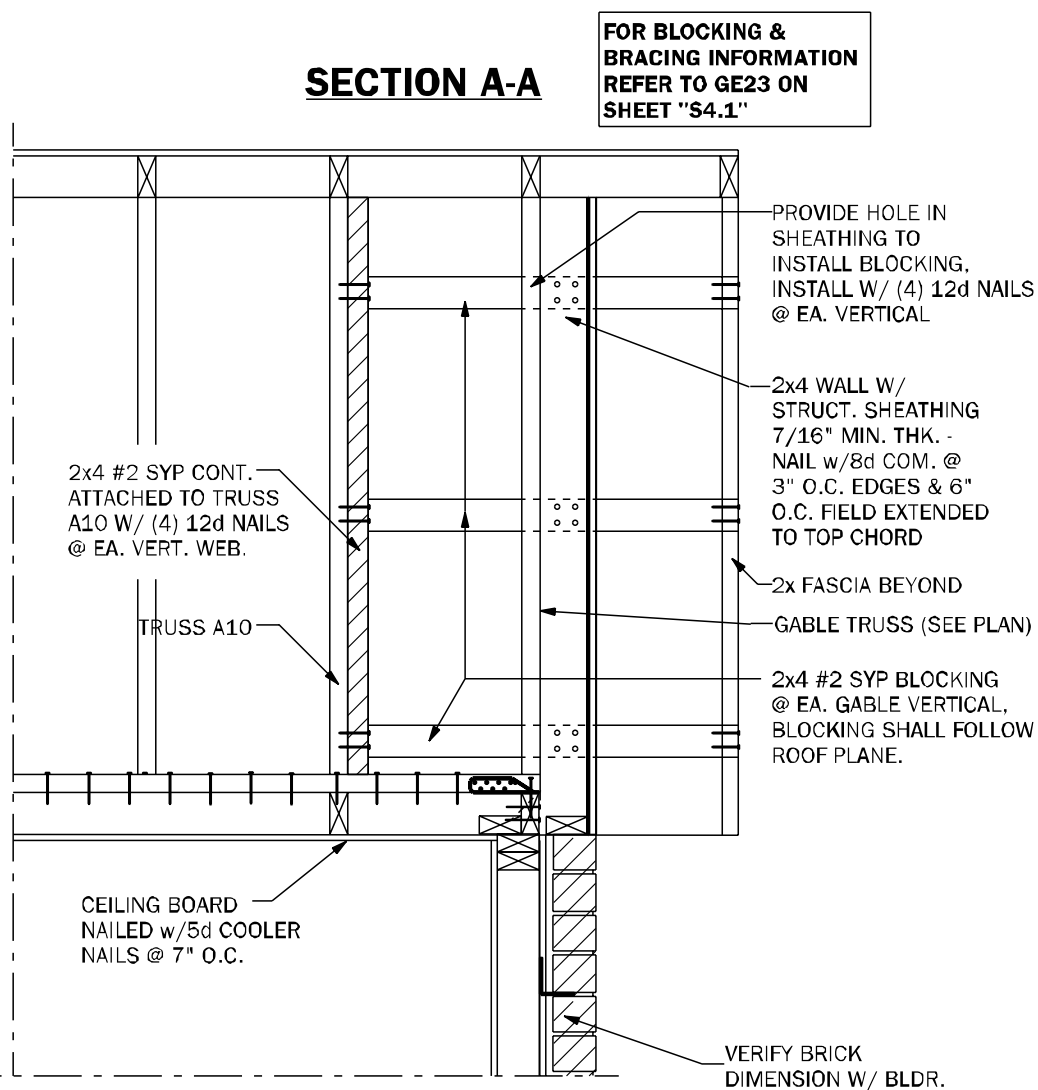
**GE21** SECTION @ DUTCH GABLE 3/4"=1'-0"



**LD02** SHEAR TRANSFER EXTERIOR WALL N.T.S.



**GE23.1** GABLE END OVERHANG 1/2"=1'-0"



**SR01** SECTION AT SHED ROOF 3/4"=1'-0"

**TOTAL SOLUTIONS GROUP**  
 258 Southhall Lane, Suite 200  
 Maitland, Florida, 32751  
 (407) 800-2333  
 SCOTT A. BROWN, PE - FL #56126  
 SCOTT LEWIKOWSKI, PE - FL #78750  
**100% Employee Owned**  
 myTSGhome.com

MUNICIPAL STAMP AREA

SIGNATURE & SEAL  
4/3/2026

Builder:

Community:

Project Address:

Client No.:

Project Name:

Unit:

B/C:

LOF:

Project Address:

Client No.:

Project Name:

Unit:

B/C:

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Project Address:

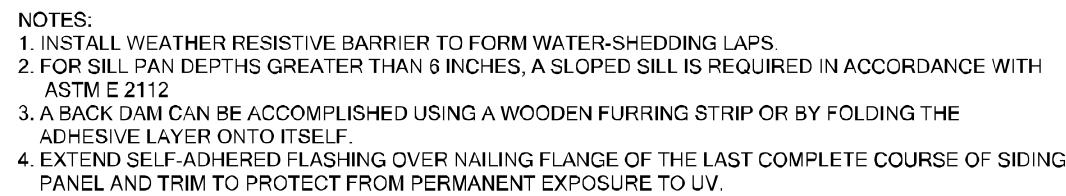
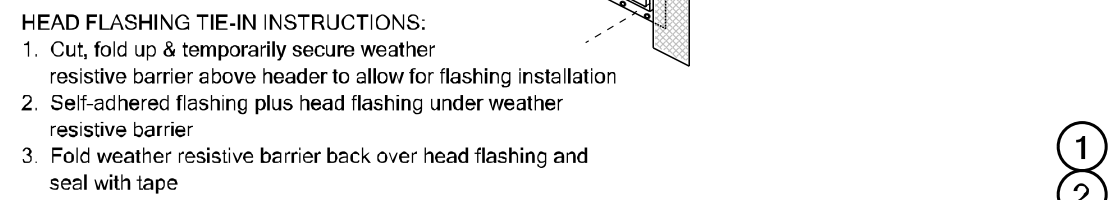
Client No.:

Project Name:

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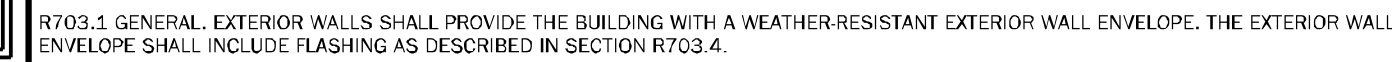
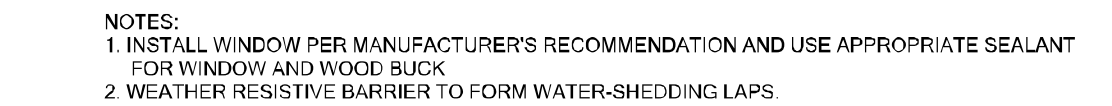
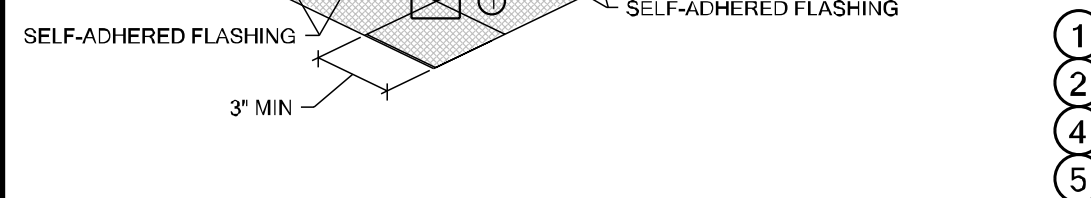
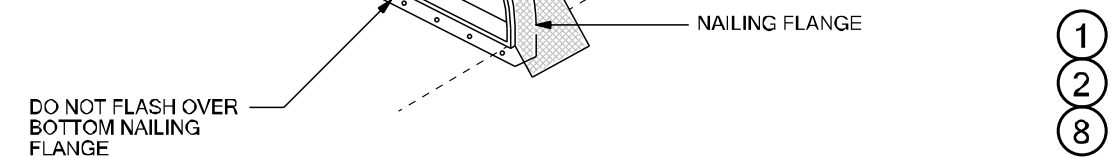
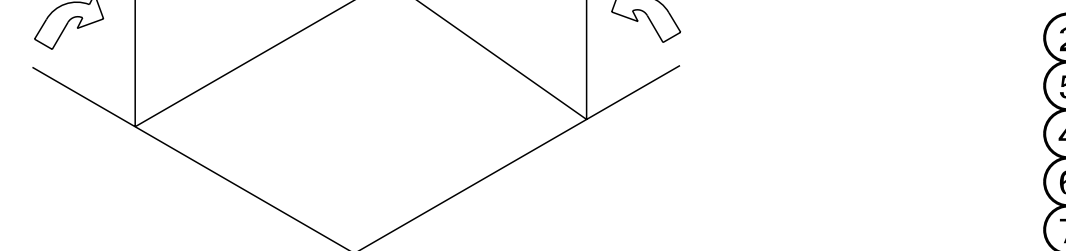
LOF:



## SELF-ADHERED FLASHING PRODUCTS DETAILS

## DETAIL INSTRUCTIONS

1. INSTALL SELF-ADHERED FLASHING IN ORDER AS SHOWN BY NUMBERS.
2. INSTALL FLASHING AND WEATHER RESISTIVE BARRIER TO FORM WATER SHEDDING LAPS.
3. SELF-ADHERED FLASHING CAN BE SUBSTITUTED FOR BUILDING PAPER.
4. SPLIT THE RELEASE PAPER USING THE RIPCORD (SPLIT RELEASE ON DEMAND, EMBEDDED IN THE ADHESIVE LAYER) - FOR EASE OF INSTALLATION AND TO MINIMIZE SCORING CUTS.
5. REMOVE ALL RELEASE PAPER PER STANDARD INSTALLATION INSTRUCTIONS AND ADHERE TO SUBSTRATE USING A SQUARE PIECE OF FLASHING MATERIAL (6" X 6" MINIMUM).
6. FOLD AS SHOWN BY ARROWS.
7. ANGLE OF CORNER MAY VARY, ADJUST FOLDING OF THE FLASHING ACCORDINGLY TO FIT TIGHT TO CORNER.
8. MECHANICALLY FASTEN AS NECESSARY.



**R703.1.1 WATER RESISTANCE.** THE EXTERIOR WALL ENVELOPE SHALL BE DESIGNED AND CONSTRUCTED IN A MANNER THAT PREVENTS THE ACCUMULATION OF WATER WITHIN THE WALL ASSEMBLY BY PROVIDING A WATER-RESISTANT BARRIER BEHIND THE EXTERIOR CLADDING AS REQUIRED BY SECTION R703.2 AND A MEANS OF DRAINING TO THE EXTERIOR WATER THAT PENETRATES THE EXTERIOR CLADDING.

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R703.2 WATER-RESISTIVE BARRIER. NOT FEWER THAN ONE LAYER OF WATER-RESISTIVE BARRIER SHALL BE APPLIED OVER STUDS OR SHEATHING OF ALL EXTERIOR WALLS WITH FLASHING AS INDICATED IN SECTION R703.4, IN SUCH A MANNER AS TO PROVIDE A CONTINUOUS WATER-RESISTIVE BARRIER BEHIND THE EXTERIOR WALL VENEER. THE WATER-RESISTIVE BARRIER MATERIAL SHALL BE CONTINUOUS TO THE TOP OF WALLS AND TERMINATED AT PENETRATIONS AND BUILDING APPENDAGES IN A MANNER TO MEET THE REQUIREMENTS OF THE EXTERIOR WALL ENVELOPE AS DESCRIBED IN SECTION R703.1. WATER-RESISTIVE BARRIER MATERIALS SHALL COMPLY WITH ONE OF THE FOLLOWING:

1. NO. 15 FELT COMPLYING WITH ASTM D226, TYPE 1.
2. ASTM E2568, TYPE 1 OR 2.
3. ASTM E331 IN ACCORDANCE WITH SECTION R703.11

4. OTHER APPROVED MATERIALS IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS

NO. 15 ASPHALT FELT AND WATER-RESISTIVE BARRIERS COMPLYING WITH ASTM E2556 SHALL BE APPLIED HORIZONTALLY, WITH THE UPPER LAYER LAPPED OVER THE LOWER LAYER NOT LESS THAN 2 INCHES (51MM). AND WHERE JOINTS OCCUR, SHALL BE LAPPED NOT LESS THAN 6 INCHES (152 MM).

R703.7.3 WATER-RESISTIVE BARRIERS WATER-RESISTIVE BARRIERS SHALL BE INSTALLED AS REQUIRED IN SECTION R703.2 AND, WHERE APPLICABLE, OVER WOOD-BASED SHEATHING, SHALL INCLUDE A WATER-RESISTIVE VAPOR-PERMEABLE BARRIER WITH A PERFORMANCE AT LEAST EQUIVALENT TO TWO LAYERS OF GRADE D PAPER. THE INDIVIDUAL LAYERS SHALL BE INSTALLED INDEPENDENTLY SUCH THAT EACH LAYER PROVIDES A SEPARATE CONTINUOUS PLANE AND ANY FLASHING (INSTALLED IN ACCORDANCE WITH SECTION R703.4) INTENDED TO DRAIN TO THE WATER-RESISTIVE BARRIER IS DIRECTED BETWEEN THE LAYERS.

EXCEPTION: WHERE THE WATER-RESISTIVE BARRIER THAT IS APPLIED OVER WOOD-BASED SHEATHING HAS A WATER RESISTANCE EQUAL TO OR GREATER THAN THAT OF 60-MINUTE GRADE D PAPER AND IS SEPARATED FROM THE STUCCO BY AN INTERVENING, SUBSTANTIALLY NONWATER-ABSORBING LAYER OR DESIGNED DRAINAGE SPACE.

R703-A. FLASHING, APPROVED METAL FLASHING, VINYL FLASHING, SELF-ADHERED MEMBRANES AND MECHANICALLY ATTACHED FLEXIBLE PLASTIC FLASHING SHALL BE APPLIED SINGLE-FASHION OR IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS. METAL FLASHING SHALL BE CORROSION RESISTANT. FLUID-APPLIED MEMBRANES USED AS FLASHING SHALL BE APPLIED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS. A FLASHING SHALL BE APPLIED IN A MANNER TO PREVENT THE ENTRY OF WATER INTO THE WALL CAVITY OR PENETRATION OF WATER TO THE BUILDING INTERIOR. FLASHING SHALL BE APPLIED TO THE EXTERIOR SURFACE OF THE WALL. FLASHING SHALL BE APPLIED TO THE EXTERIOR SURFACE OF PENETRATION PRODUCTS SHALL BE SEALED AT THE JUNCTURE WITH THE BUILDING WALL WITH A SEALANT COMPLYING WITH ANMA 800 OR ASTM C920 CLASS 25 GRADE NS OR GREATER FOR PROPER JOINT EXPANSION AND CONTRACTION, ASTM C1281, ANMA 812, OR OTHER APPROVED STANDARD AS APPROVED FOR THE PURPOSE OF SEALING. FLUID-APPLIED MEMBRANES USED AS FLASHING IN EXTERIOR WALLS SHALL COMPLY WITH ANMA 774. THE FLASHING SHALL EXTEND TO THE SURFACE OF THE EXTERIOR WALL. FLASH-APPLIED FLASHINGS SHALL BE INSTALLED AT THE FOLLOWING LOCATIONS:

1. EXTERIOR WINDOW AND DOOR OPENINGS. FLASHING AT EXTERIOR WINDOW AND DOOR OPENINGS SHALL EXTEND TO THE SURFACE OF THE EXTERIOR WALL FINISH OR TO THE WATER-RESISTIVE BARRIER COMPLYING WITH SECTION 703.2 FOR SUBSEQUENT DRAINAGE. MECHANICALLY ATTACHED FLEXIBLE FLASHINGS SHALL COMPLY WITH AAMA 712. FLASHING AT EXTERIOR WINDOW AND DOOR OPENINGS SHALL BE INSTALLED IN ACCORDANCE WITH ONE OR MORE OF THE FOLLOWING:
  - 1.1 THE PENETRATION MANUFACTURER'S INSTALLATION AND FLASHING INSTRUCTIONS, OR FOR APPLICATIONS NOT ADDRESSED IN THE PENETRATION MANUFACTURER'S INSTRUCTIONS, IN ACCORDANCE WITH THE FLASHING OR WATER-RESISTIVE BARRIER MANUFACTURER'S INSTRUCTIONS, WHERE FLASHING INSTRUCTIONS OR DETAILS ARE NOT PROVIDED, PAN FLASHING SHALL BE INSTALLED AT THE SILL OF EXTERIOR WINDOW AND DOOR OPENINGS. FLASHING SHALL BE INSTALLED OR SLOPED IN SUCH A MANNER AS TO DIRECT WATER AWAY FROM THE SURFACE OF THE EXTERIOR WALL FINISH OR TO THE WATER RESISTIVE BARRIER FOR SUBSEQUENT DRAINAGE. OPENINGS USING PAN FLASHING SHALL INCORPORATE FLASHING OR PROTECTION AT THE HEAD AND SIDES.
  - 1.2 IN ACCORDANCE WITH THE FLASHING DESIGN OR METHOD OF A REGISTERED DESIGN PROFESSIONAL.
  - 1.3 IN ACCORDANCE WITH OTHER APPROVED DETAILING METHODS.
  - 1.4 IN ACCORDANCE WITH FMA/AMA 100, FMA/ AMA 200, FMA/AMA 250, FMA/AMA 300, FMA/AMA 400 OR FMA/AMA/VDMA 400 OR FMA/AMA/VDMA 410.
2. AT THE INTERSECTION OF CHIMNEYS OR OTHER MASONRY CONSTRUCTION WITH FRAME OR STUCCO WALLS, WITH PROJECTING LIPS ON BOTH SIDES UNDER STUCCO PROFILES.
3. UNDER AND AT THE ENDS OF MASONRY, WOOD OR METAL COPINGS AND SILLS.
4. CONTINUOUSLY ABOVE ALL PROJECTING WOOD TRIM.
5. AT EXTERIOR PORCHES, DECKS OR STAIRS ATTACHING TO A WALL OR FLOOR ASSEMBLY OF WOOD-FRAME CONSTRUCTION.
6. AT WALL AND ROOF INTERSECTIONS.
7. AT BUILT-UP GUTTERS.

