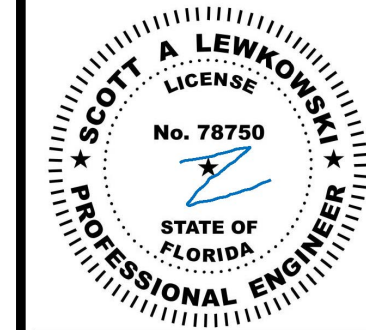
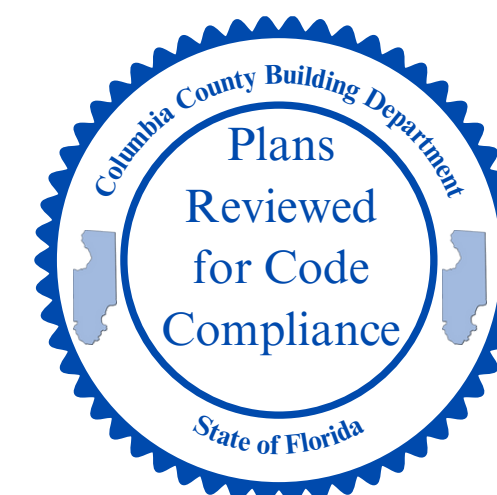


MARONDA
Homes

SIENNA

ELEVATION-A



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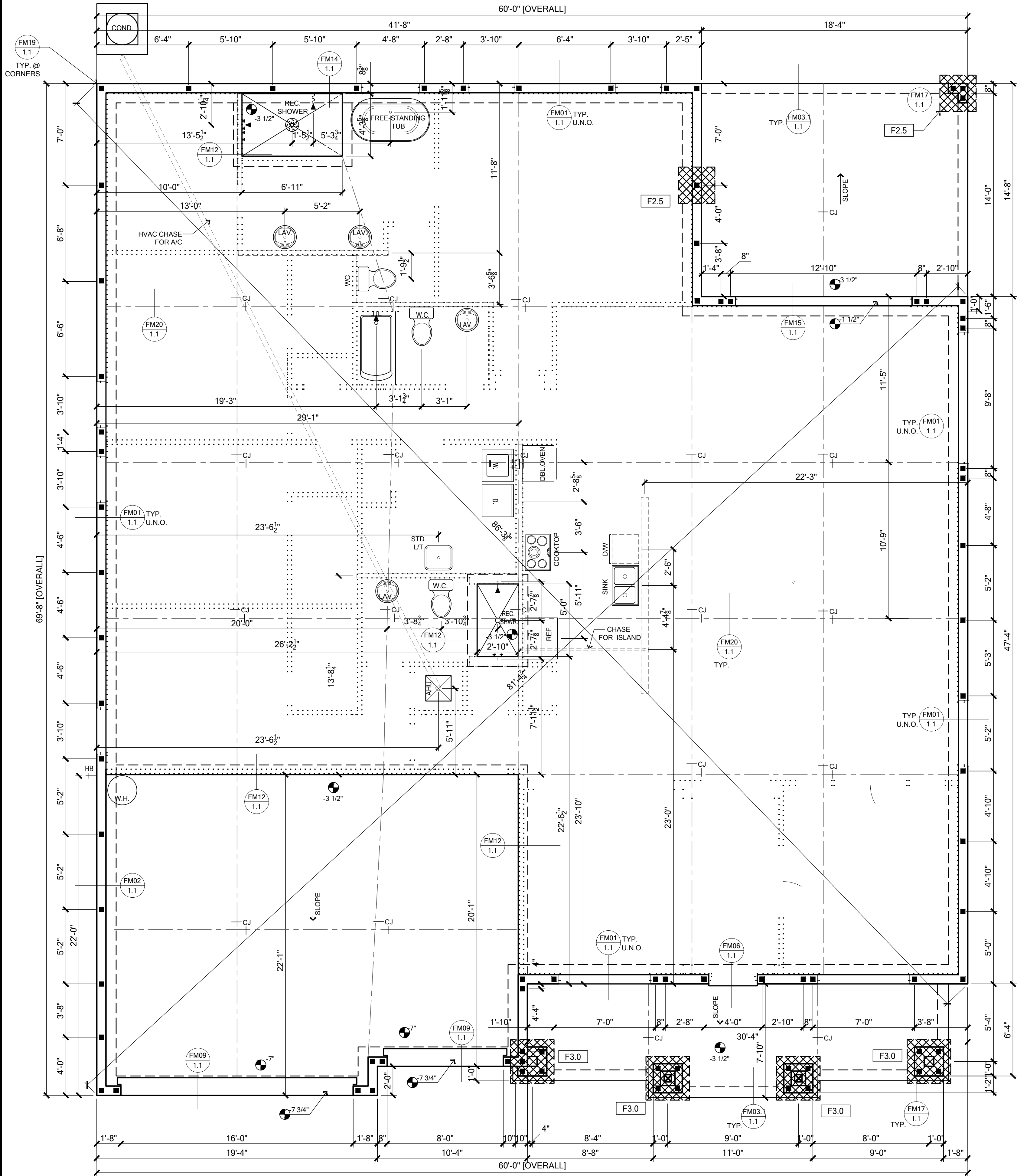
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Community:	Forest Cove		Garage Side:
	Plan Name:	Sienna Elev - A	
Sheet:	Lot: 8	Block:	
Reference No.	Address: TBD SW Cadence Glen Lake City, FL 32024		
	Job No:	9FC00801	Renaissance Series
	25-04307		

COVER SHEET

[illegible]



TERMITE SPECIFICATIONS:

SECTION R318 PROTECTION AGAINST TERMITES

GIVEN THAT STRUCTURE IS LOCATED IN A VERY HEAVY TERMITE INFESTATION AREA, TERMITE PROTECTION SHALL BE PROVIDED BY REGISTERED TERMITICIDES, INCLUDING SOIL APPLIED PESTICIDES, BAITING SYSTEMS, AND PESTICIDES APPLIED TO WOOD, OR OTHER APPROVED METHODS OF TERMITE PROTECTION LABELED FOR USE AS PREVENTIVE TREATMENT TO NEW CONSTRUCTION (SEE SECTION 202, REGISTERED TERMITICIDE). UPON COMPLETION OF THE APPLICATION OF THE TERMITE PROTECTIVE TREATMENT, A CERTIFICATE OF COMPLIANCE SHALL BE ISSUED TO THE BUILDING DEPARTMENT BY THE LICENSED PEST CONTROL COMPANY THAT CONTAINS THE FOLLOWING STATEMENT: "THE BUILDING HAS RECEIVED A COMPLETE TREATMENT FOR THE PREVENTION OF SUBTERRANEAN TERMITES. TREATMENT IS IN ACCORDANCE WITH RULES AND LAWS ESTABLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES."

NOTE:

1. METHOD OF TREATMENT SHALL BE APPROVED BY THE GOVERNING JURISDICTION "LIQUID BORATE OR BORA-CARE" PRODUCT METHODS MUST BE DETERMINED AT PERMIT STAGE AND PRODUCT APPROVAL DATA MUST BE ON FILE WITH THE BUILDING DEPARTMENT.

2. PRESSURE TREATED LUMBER THAT HAS BEEN CUT OR DRILLED THAT EXPOSES UNTREATED PORTIONS OF WOOD ARE REQUIRED TO BE FIELD TREATED TO PREVENT INSECT INFESTATION.

3. OPTIONAL: BORATE APPLIED TO ALL FRAME MEMBERS MIN. 24" A.F.F.

NOTE:
FM03.1 IS TO BE USED IF
OPT. SCREENED PORCH /
LANAI IS SELECTED

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

FOUNDATION SCHEDULE				
MARK	SIZE	DEPTH	REINFORCING	GRAVITY CAP. [lbs]
F2.0	2'-0" x 2'-0"	1'-0"	3 #5 E.W. BOT.	7200
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

FOUNDATION DEPTH NOTE:

• INTERIOR PAD DEPTHS AS LISTED IN THE SCHEDULE ARE THE TOTAL DEPTH AND MEASURED FROM THE TOP OF THE SLAB.

• EXTERIOR PAD DEPTHS AS LISTED IN THE SCHEDULE ARE TOTAL DEPTH WITH THE BOTTOM OF THE FOOTING TO MATCH THE BOTTOM OF THE CONTINUOUS MONOLITHIC POUR WHICH RUNS THROUGH IT.

- GENERAL FOUNDATION NOTES
- 1 PROVIDE MIN. 6 MIL. APPROVED VAPOR BARRIER. ALL JOINTS TO BE LAPPED MIN. 6" AND SEALED.

2 3-1/2" 2500 PSI CONC. SLAB W/ 6X6 10/10 WWF, OR FIBERMESH /FIBERMIX ADDED TO THE CONCRETE. IN ACCORDANCE W/ MANUF'S INSTRUCTIONS AND NER-284 FOR FIBERMESH OR NER-414 FOR FIBERMIX, OVER 6 MIL VISQUEEN VAPOR BARRIER

3 ■ INDICATES FILLED CELL W/3000 PSI CONC. FROM FOUNDATION TO BEAM W/ (1) #5 REBAR, GRADE 60 U.N.O. TYPICAL ABOVE SLAB. HOOKED FTG. DOWELS 5" EMBEDMENT W/ 25" EXTENSION ABOVE SLAB. FILLED CELLS TO BE PLACED @ EACH CORNER, END OF INDICATED BRG. WALLS, EACH SIDE OF ALL OPENINGS, UNDER GIRDER TRUSSES (FLOOR AND ROOF) AND SEE PLAN FOR SPACING.

4 CONSULT W/ MANUFACTURER SPECIFICATIONS PRIOR TO POURING OR RECESSING DOOR SILLS OR SLIDING GLASS DOOR SILLS.

5 EXTERIOR SLABS SHALL SLOPE MIN. 2% OR 1/4" PER FOOT AWAY FROM HOUSE U.N.O. ON PLAN.

6 CONTROL JOINTS (IF SHOWN) ARE NOT REQUIRED BY CODE BUT ARE SUGGESTED (ESPECIALLY WHEN USING FIBER REINFORCED CONCRETE OR IN EXTERIOR CONDITIONS). CONTROL JOINTS TO BE 1/8" SAW CUT A DEPTH OF 1/4 OF THE THICKNESS OF THE SLAB. 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. SEE FM18 ON SHEET 1.1 FOR ADDITIONAL INFORMATION. G.C. TO DETERMINE STEP LOCATIONS IF REQUIRED.

9 SEE TYPICAL DETAIL ON LINTEL PLAN FOR REQUIRED STEEL BENDS AND LAP SPLICE.

10 ANY EQUIPMENT AND/OR APPLIANCES HAVING AN IGNITION SOURCE SHALL BE ELEVATED A MIN OF 18". CONTRACTOR TO PROVIDE SUCH PLATFORM W/ EITHER MASONRY OR WOOD CONSTRUCTION.

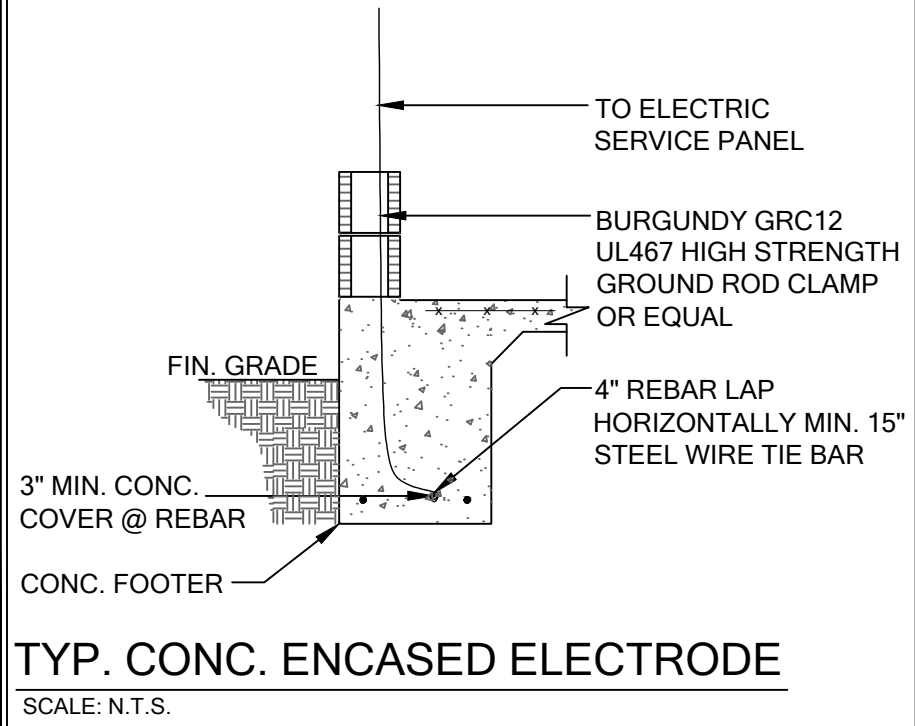
11 ASSUMED ALLOWABLE SOIL BEARING PRESSURE AFTER COMPACTION: 2000 PSF (SEE SOILS REPORT AND SPECIFICATIONS FOR COMPACTION REQUIREMENTS). IF SOIL CONDITIONS IN THE PROJECT DO NOT MEET OR EXCEED THE CAPACITY, THE GENERAL CONTRACTOR SHALL CONTACT THE ENGINEER PRIOR TO FOUNDATION POUR FOR VERIFICATION OF FOUNDATION DESIGN. SOIL TO BE FREE OF ORGANIC MATERIAL AND COHESIVE SOILS. COMPACTION IN 12" LIFTS 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 DESIGNED FOR A MINIMUM SOIL BEARING CAPACITY OF 2000 PSF.

FOUNDATION LEGEND	
	- INDICATES SINGLE-STORY WALL FOUNDATION
	- INDICATES TWO-STORY WALL FOUNDATION
	- INDICATES CONCRETE PAD FOUNDATION
	- INDICATES FILLED CELL WITH (GRADE 60) REBAR

NOTE:

PRIOR TO COMMENCING FOOTER VERIFY WASTE SYSTEM DRAIN LOCATION WITH PLUMBING CONTRACTOR.

SEE DETAIL FM23/1.1 FOR FOUNDATION PENETRATIONS.



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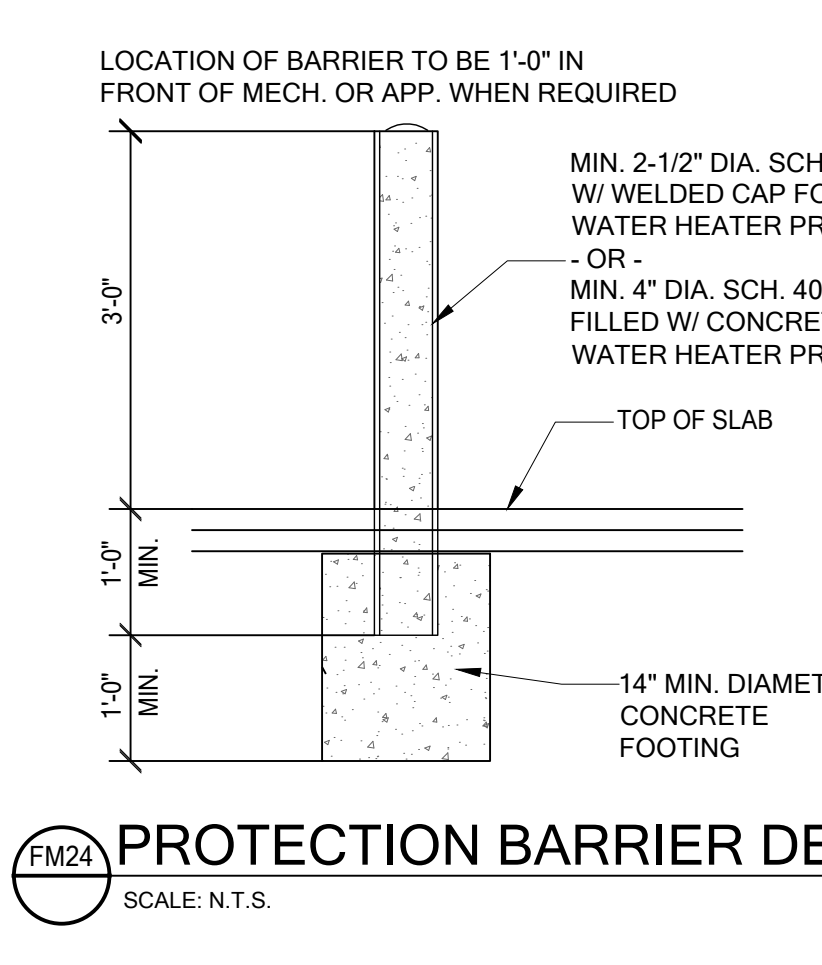
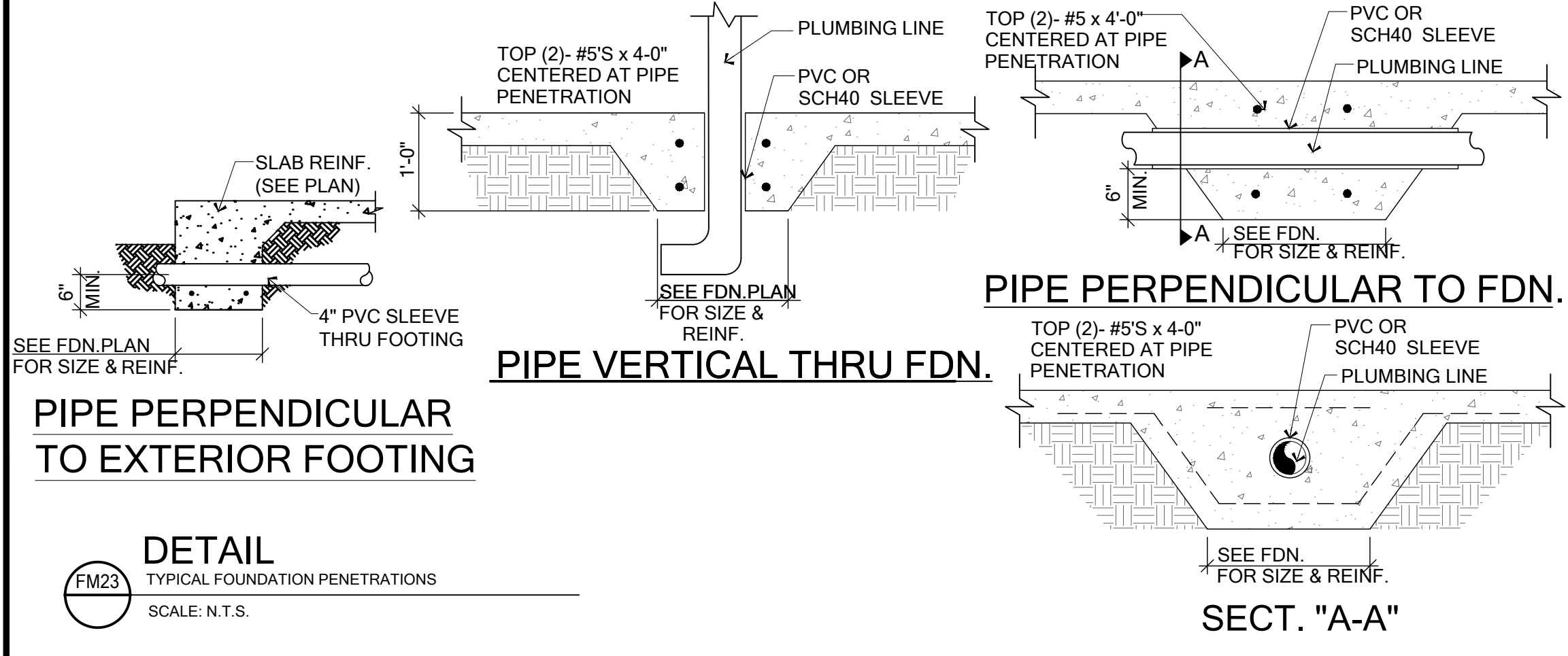
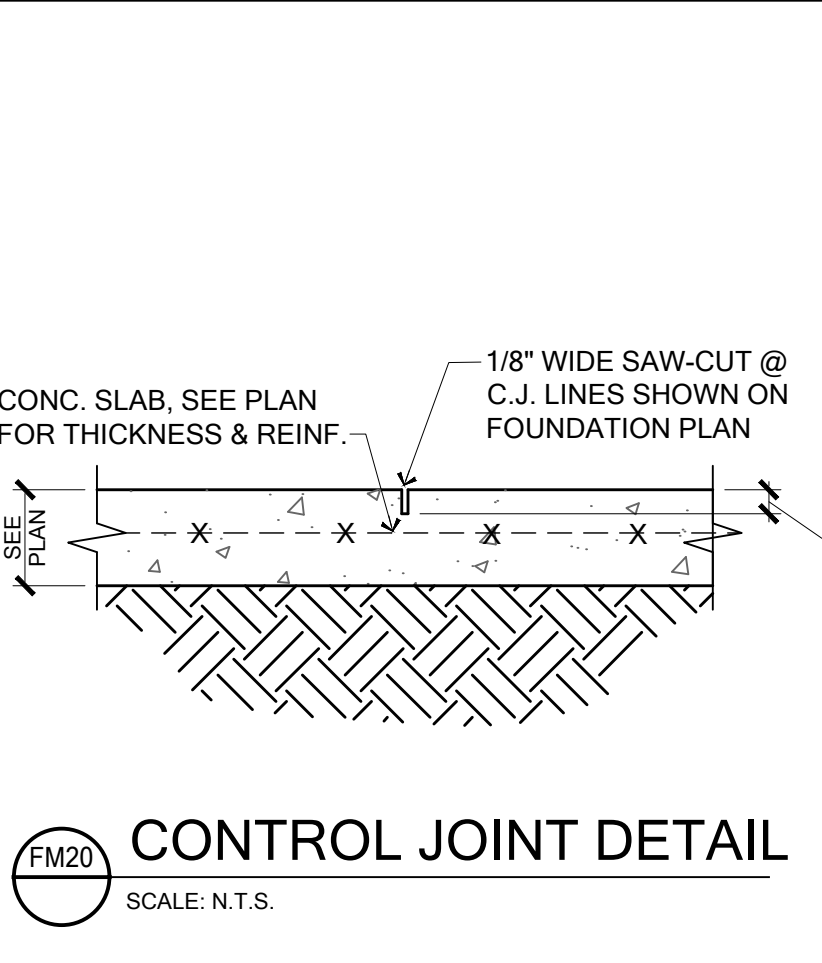
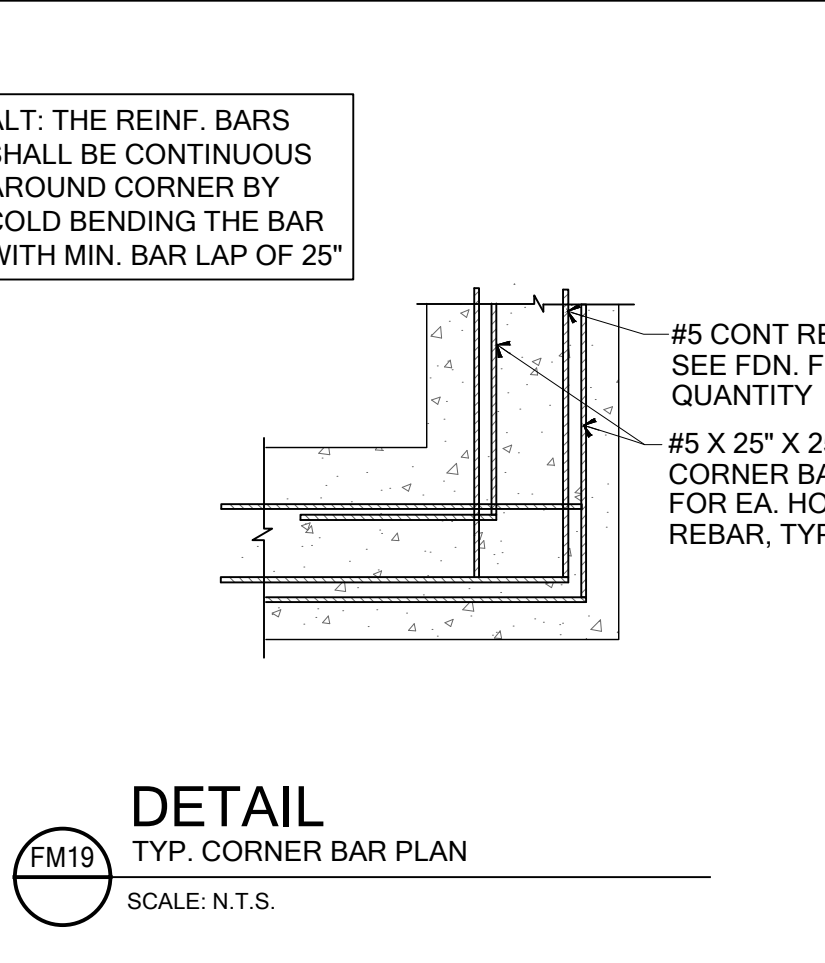
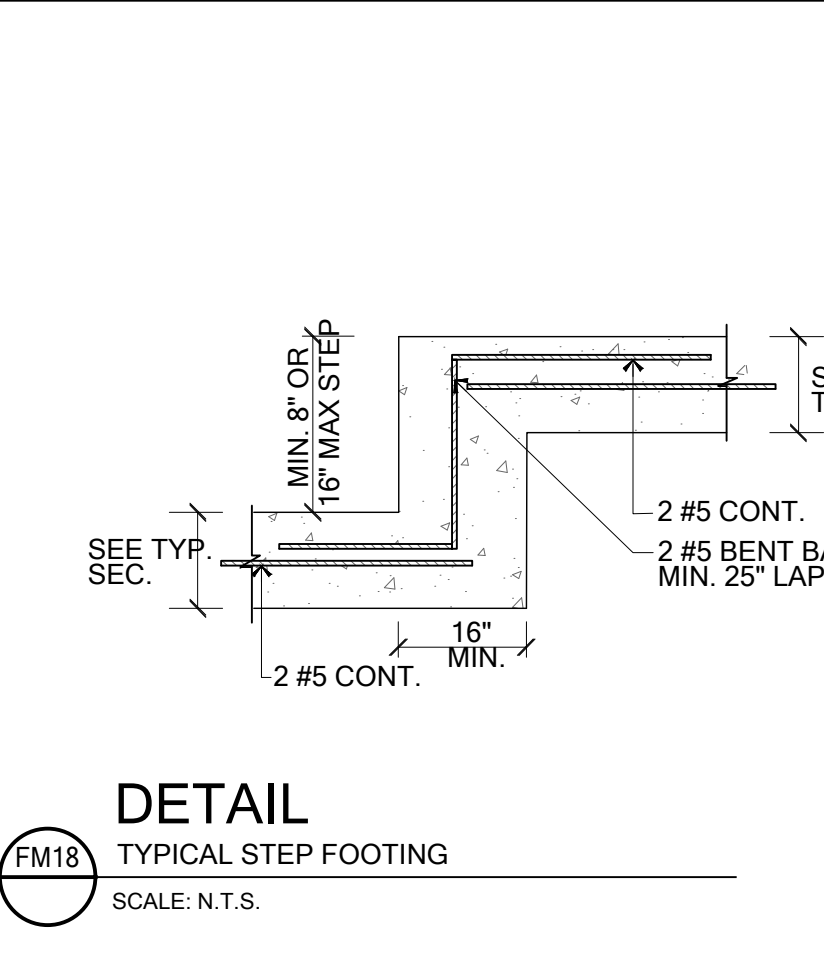
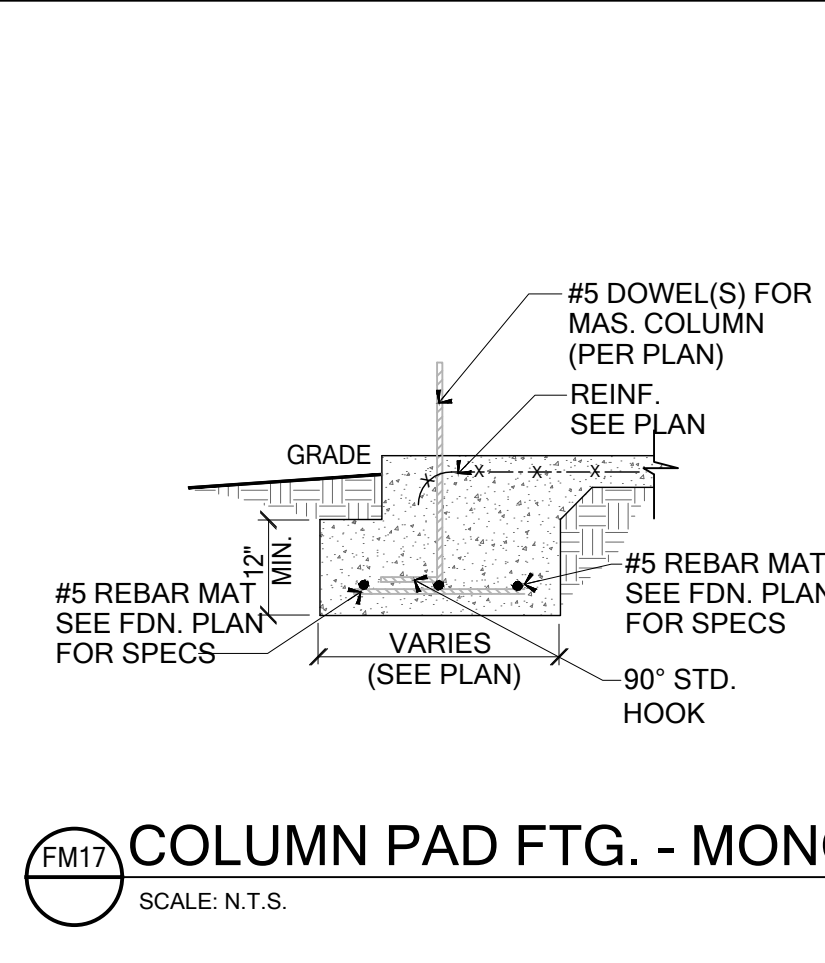
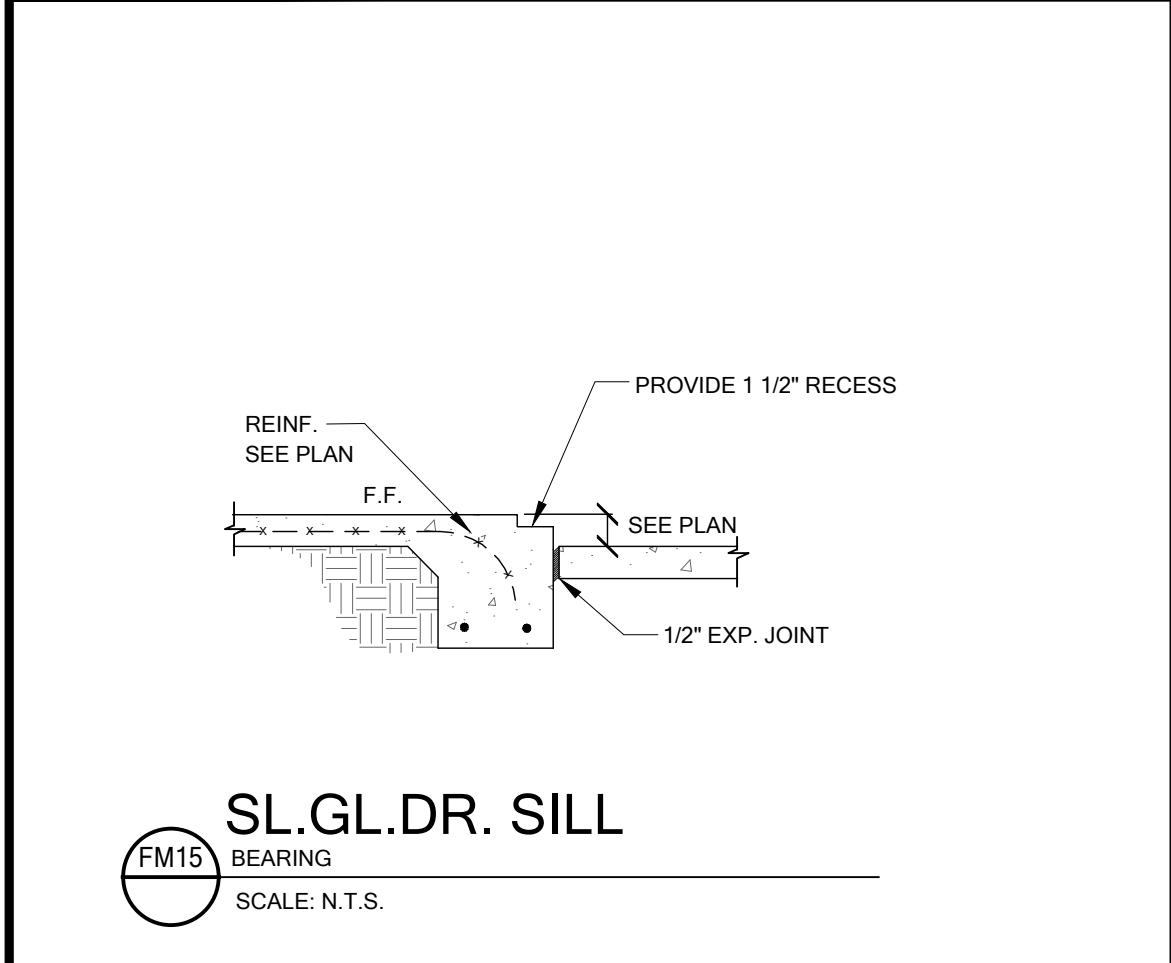
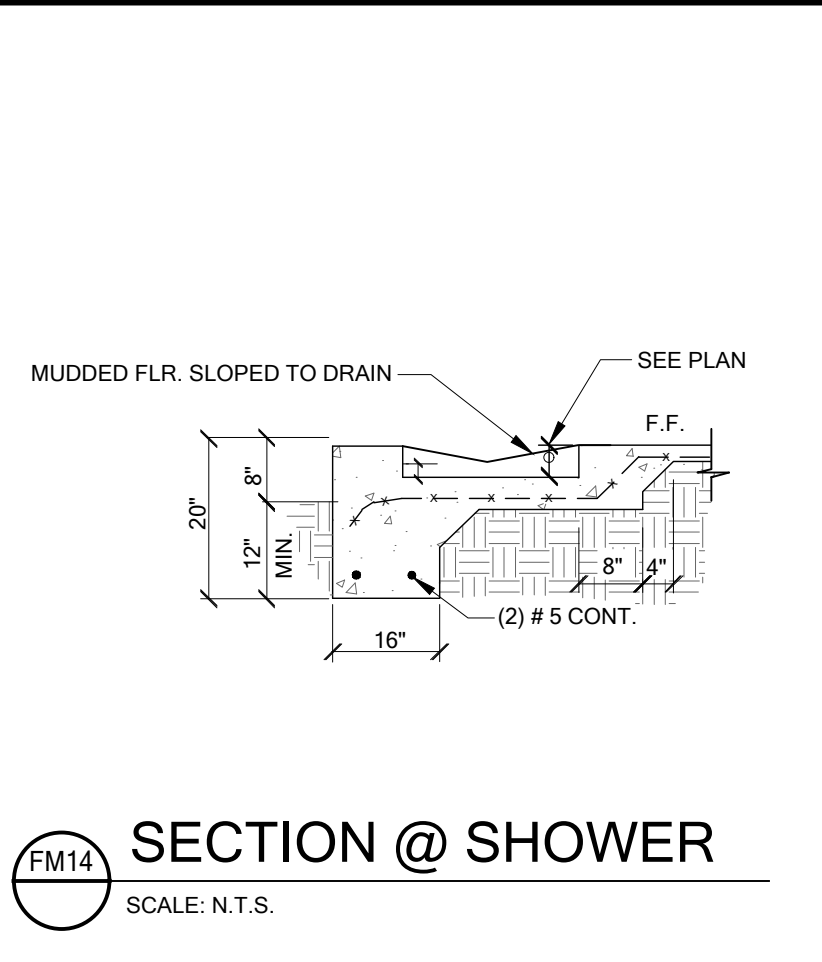
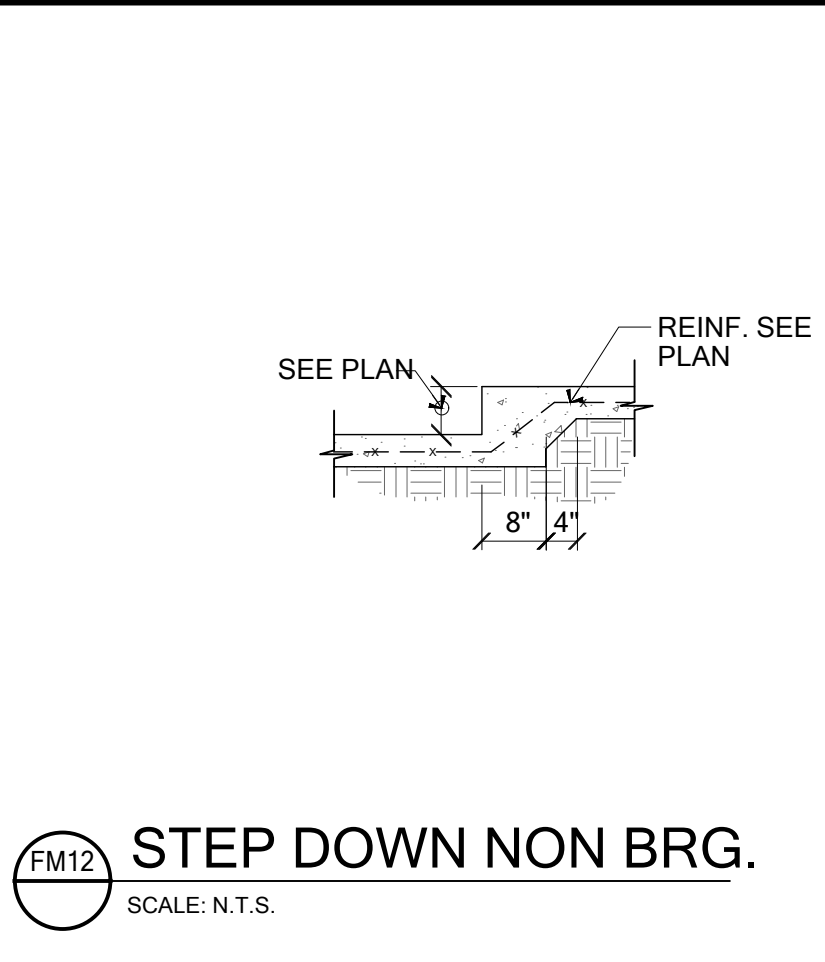
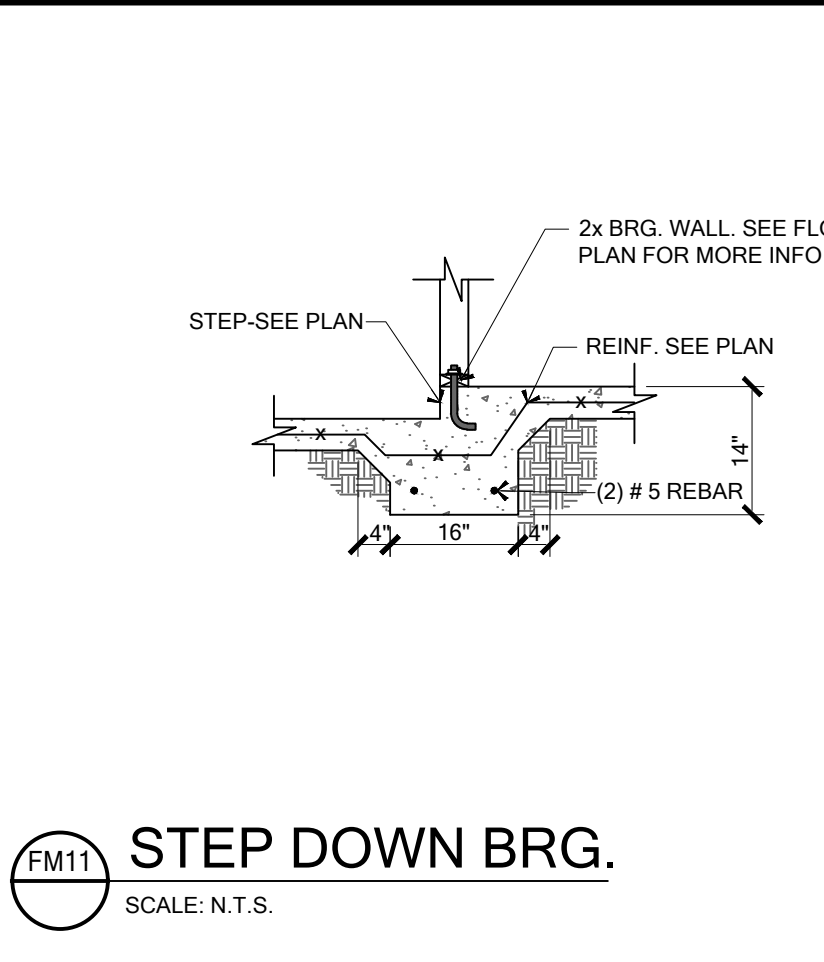
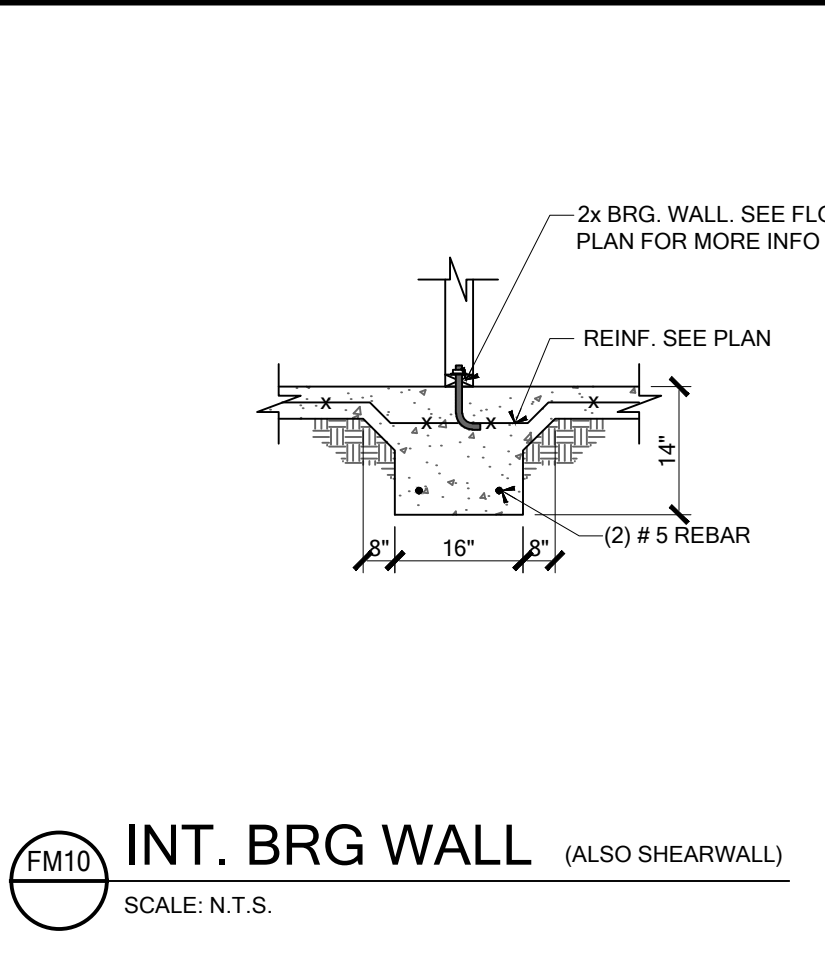
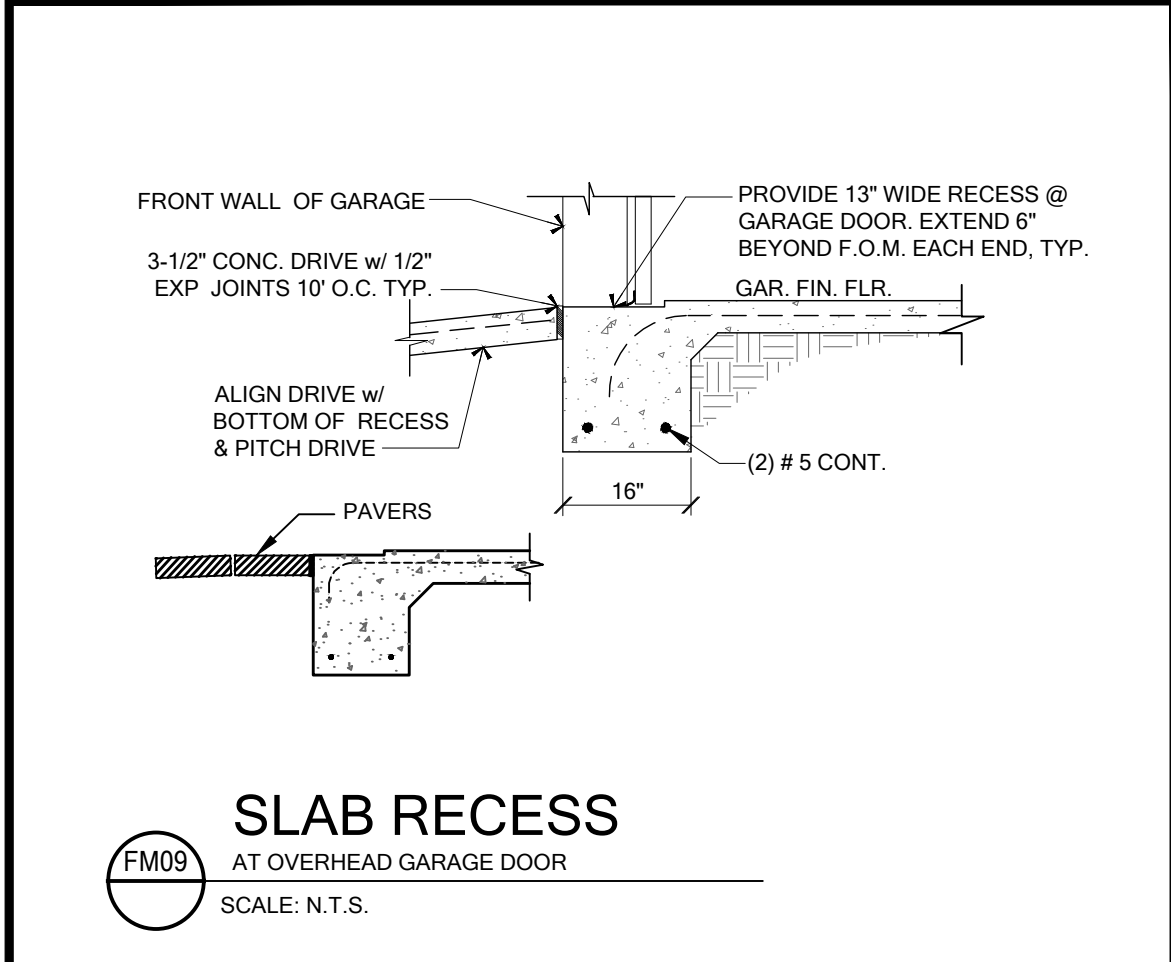
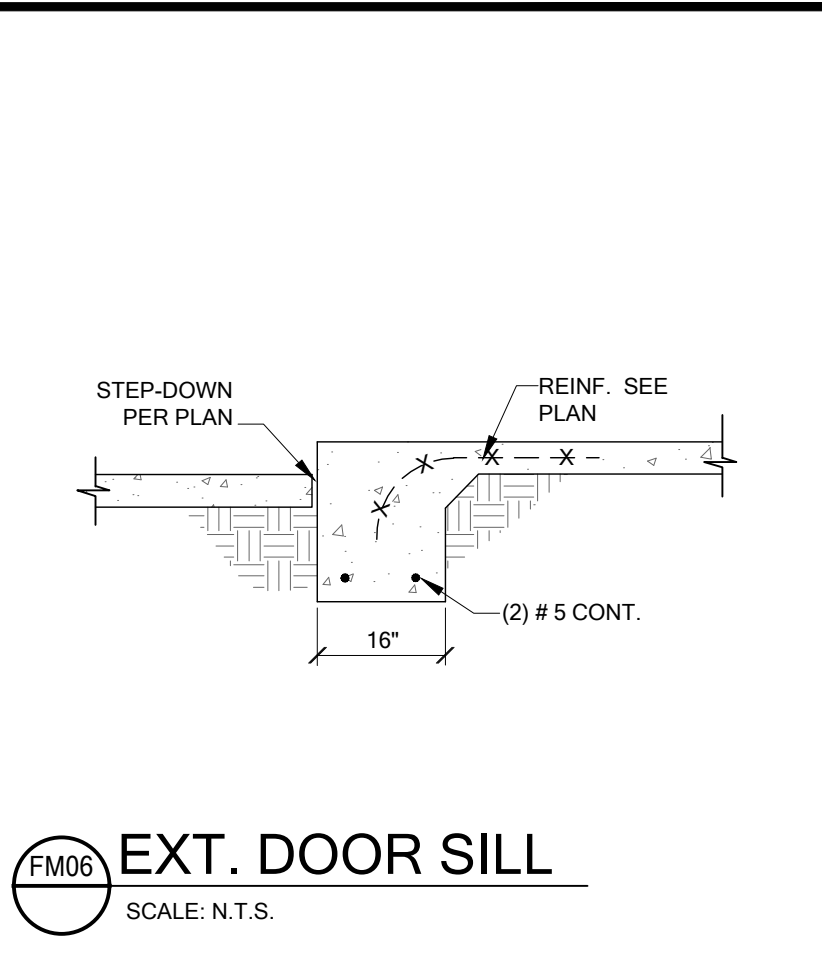
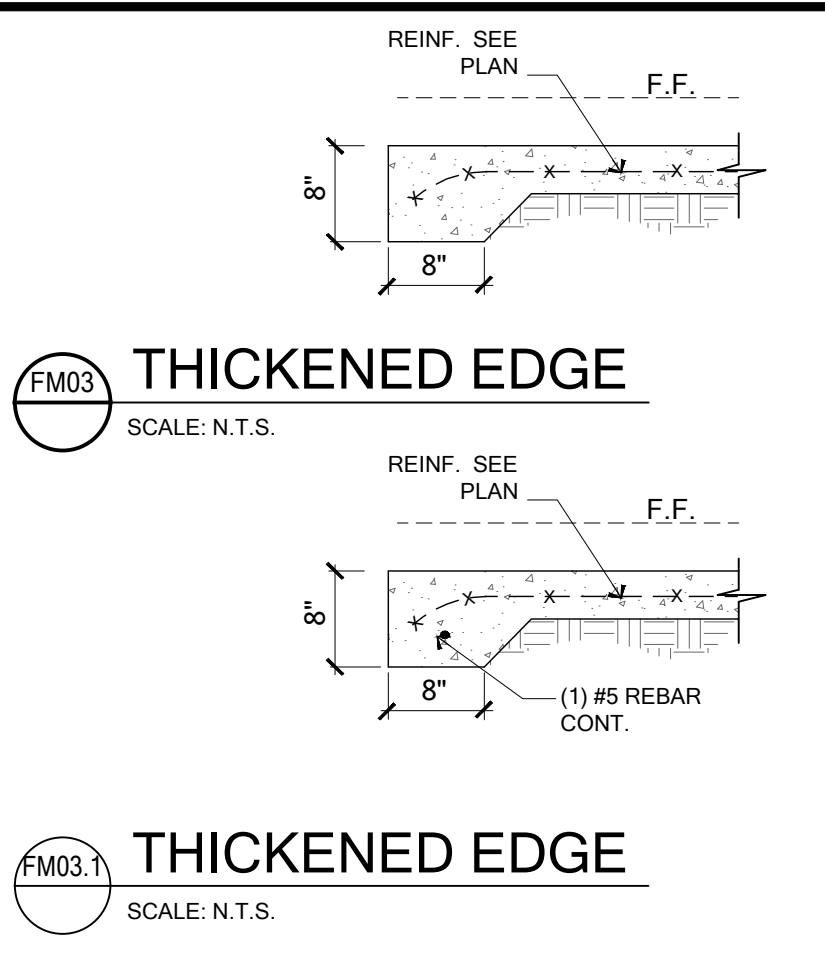
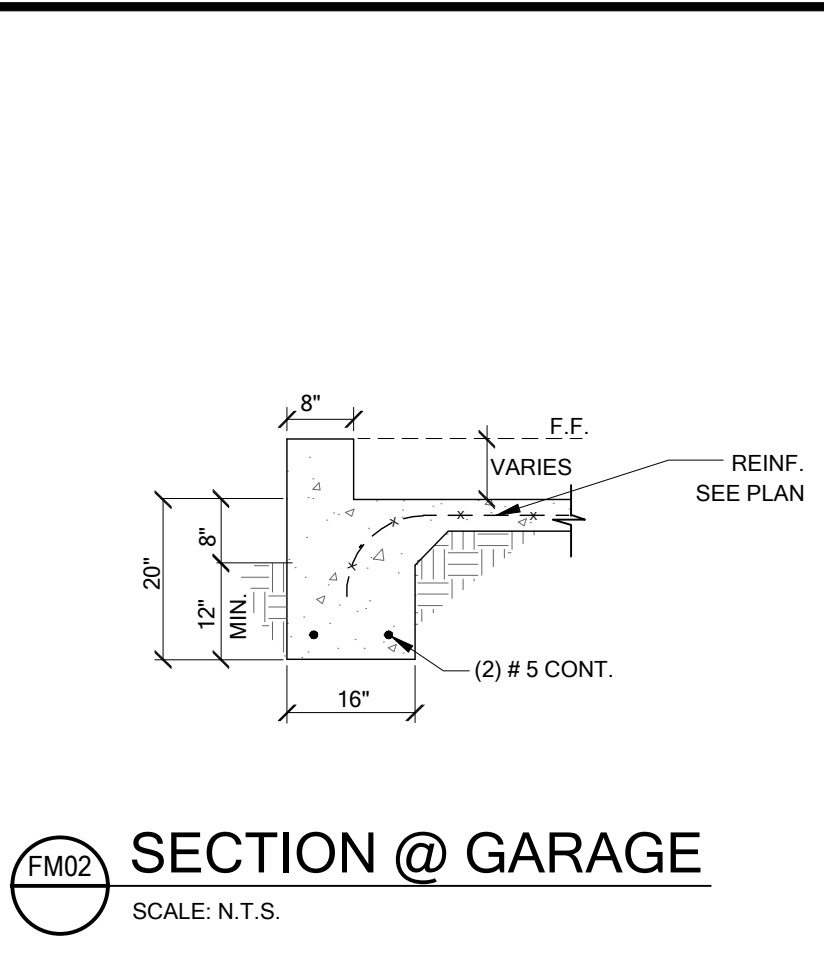
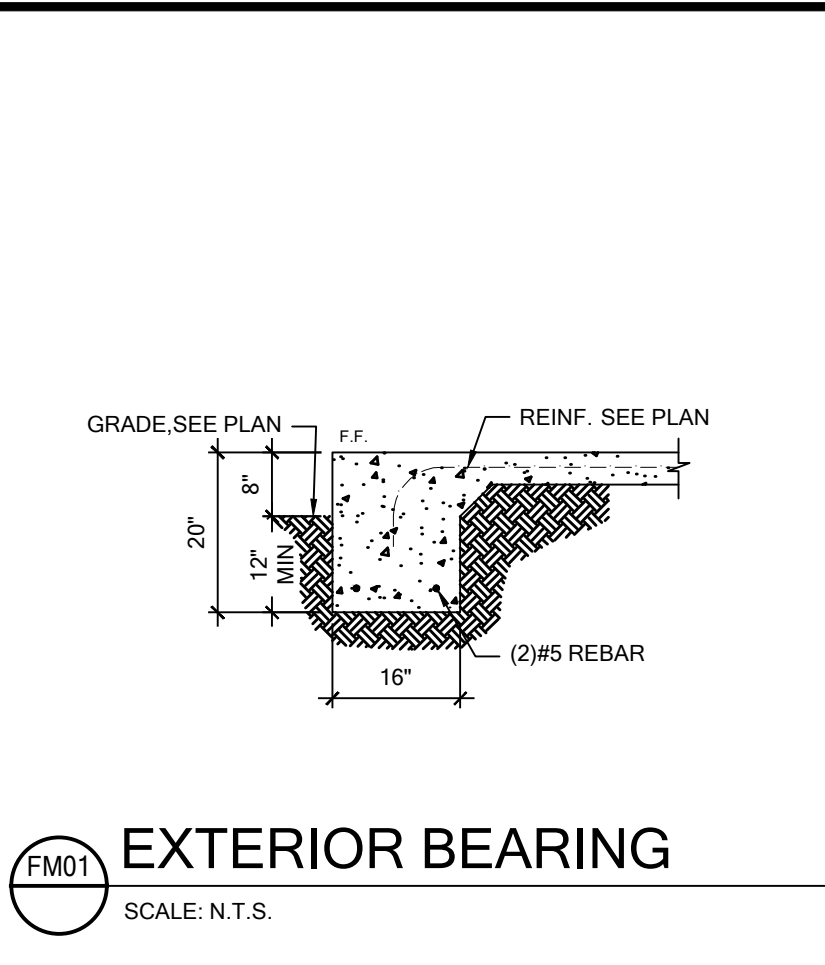
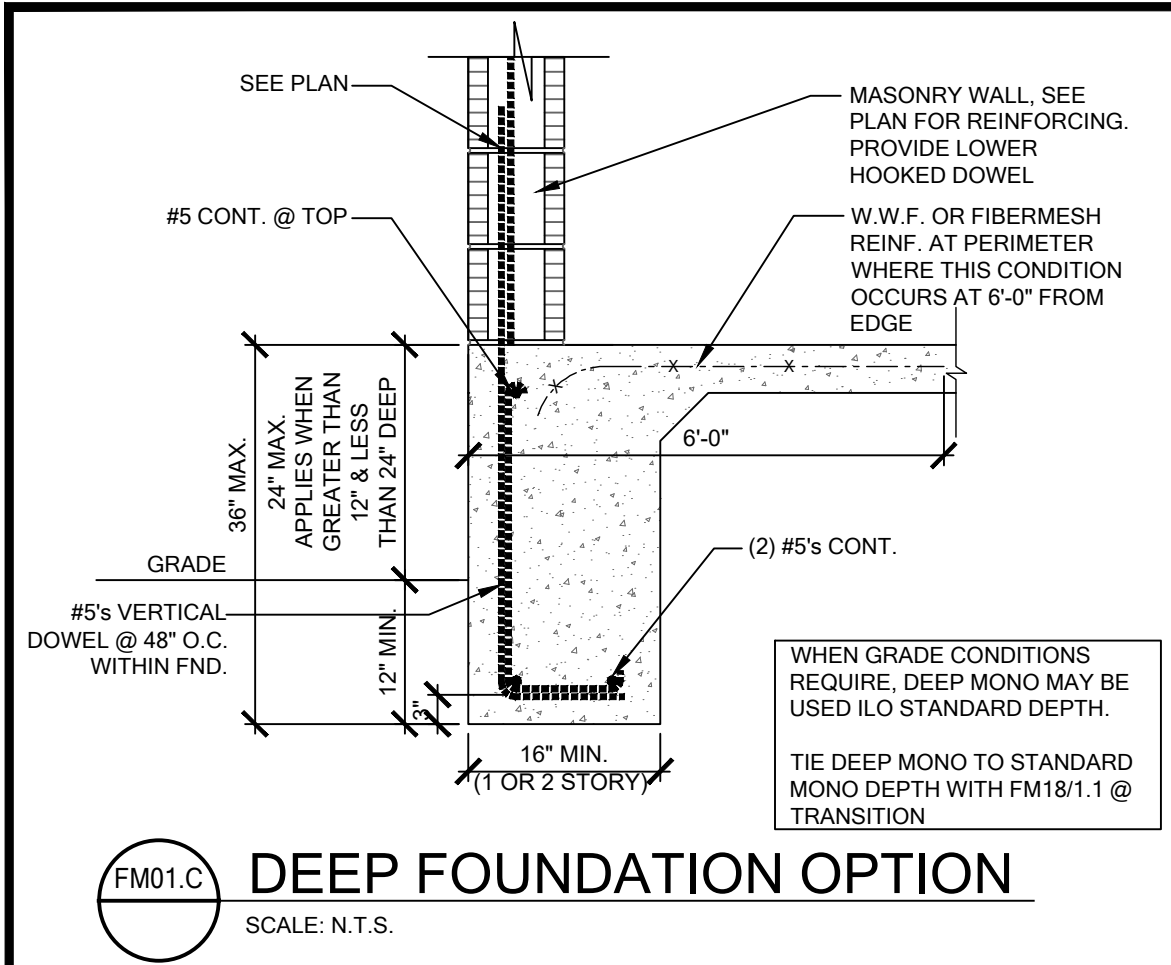
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MARONDA Homes
3999 West First Street
Sanford, FL 32771
(407) 302-9871

Community: Forest Cove
Plan Name: Sienna
Garage Side: Left
Elev - A
Lot: 8
Block:
Address: TBD SW Cadence Glen
Lake City, FL 32024
Reference No: 25-04307
Sheet:
Scale: 1.0

9FC00801 Renaissance Series

FOUNDATION



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MARONDA Homes

3999 West First Street
Sanford, FL 32771
(407) 902-9871

Community: Forest Cove

Plan Name: Sienna

Garage Side: Left

Elev - A

Lot: 8

Block: TBD SW Cadence Glen

Address: Lake City, FL 32024

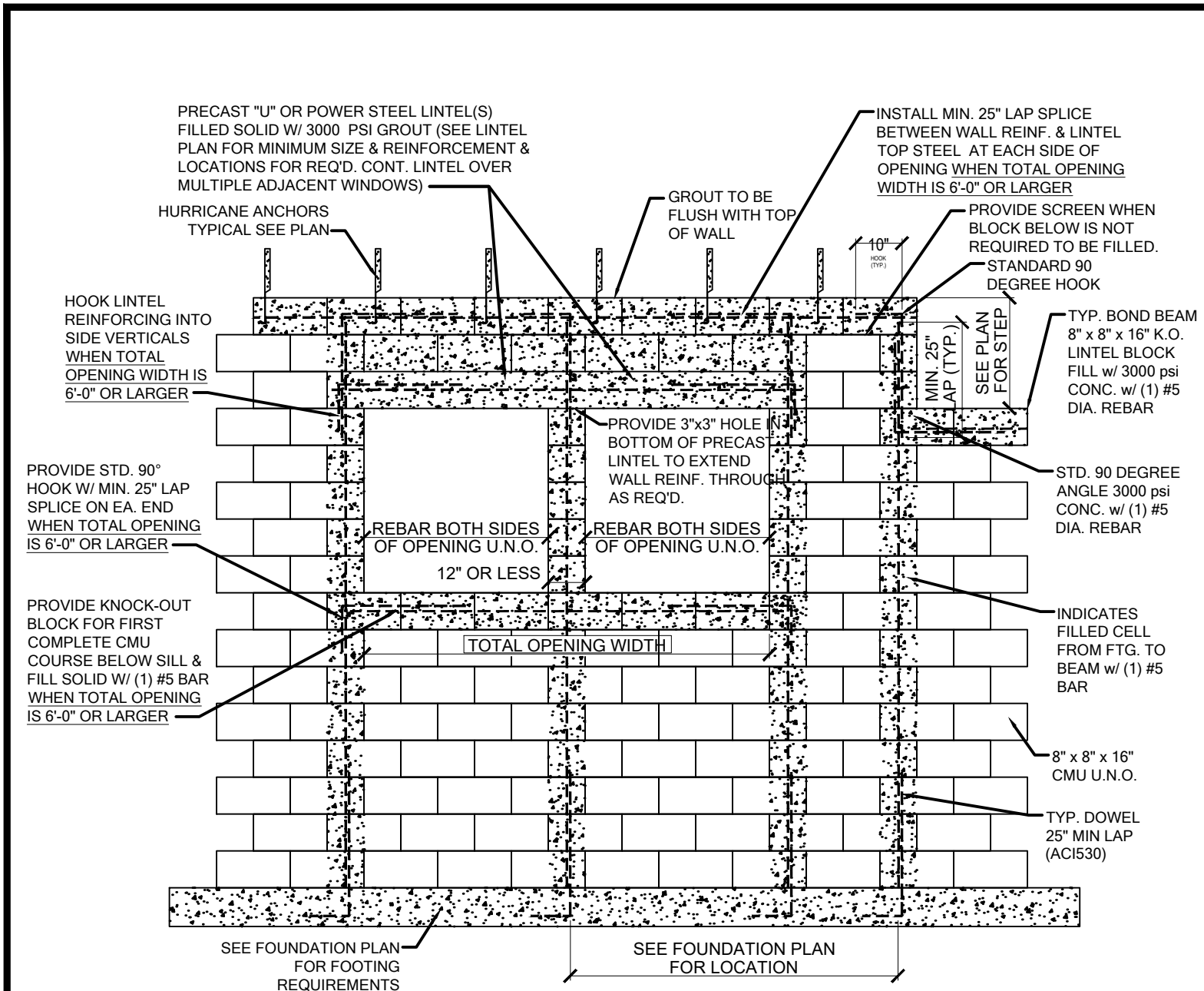
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9FC00801

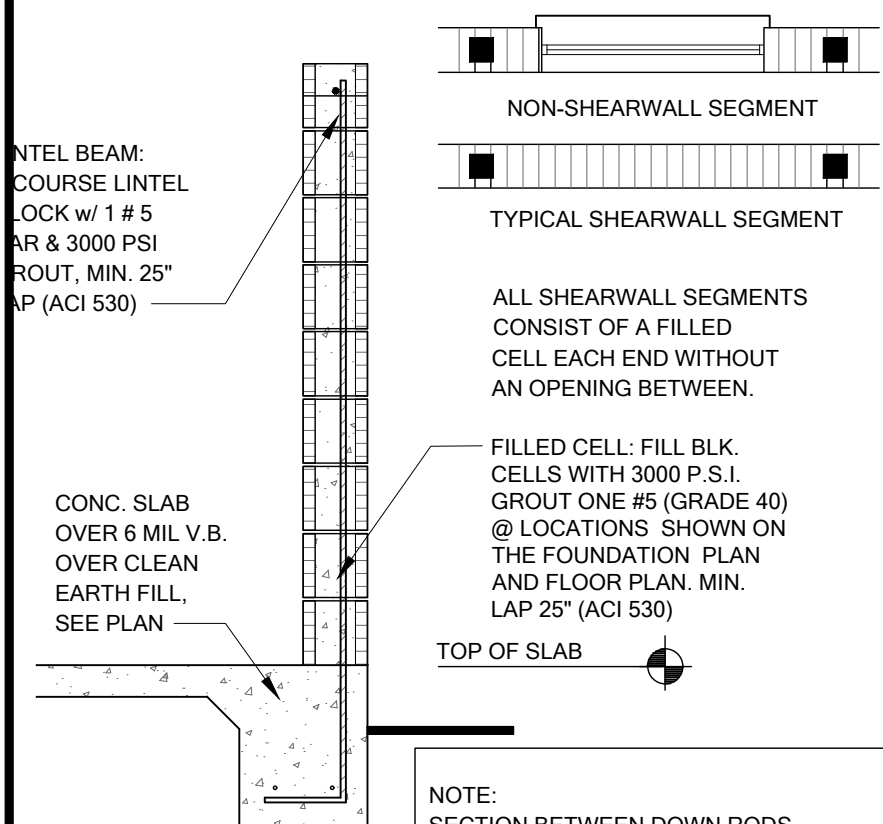
Renaissance Series

FND. DTLS.



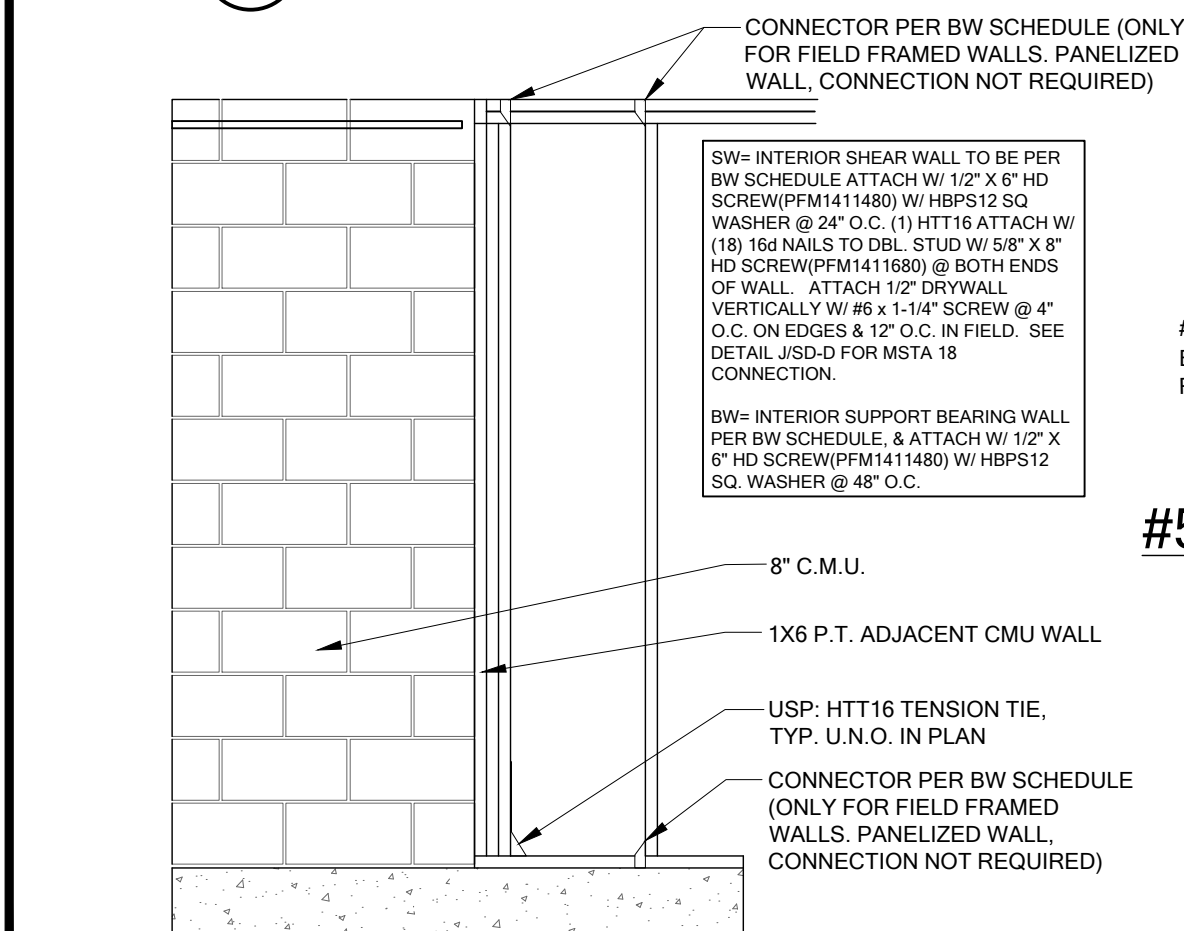
DETAIL

MS01 MASONRY WALL REINFORCEMENT
SCALE: N.T.S.



SECTION

MS02 TYPICAL SHEARWALL DETAIL
SCALE: N.T.S.

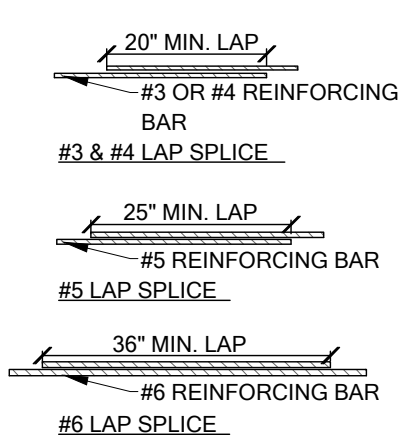


FRAMING CONNECTION

EXTERIOR FRAME WALL TO MASONRY
(EXTERIOR / BEARING / SHEAR)

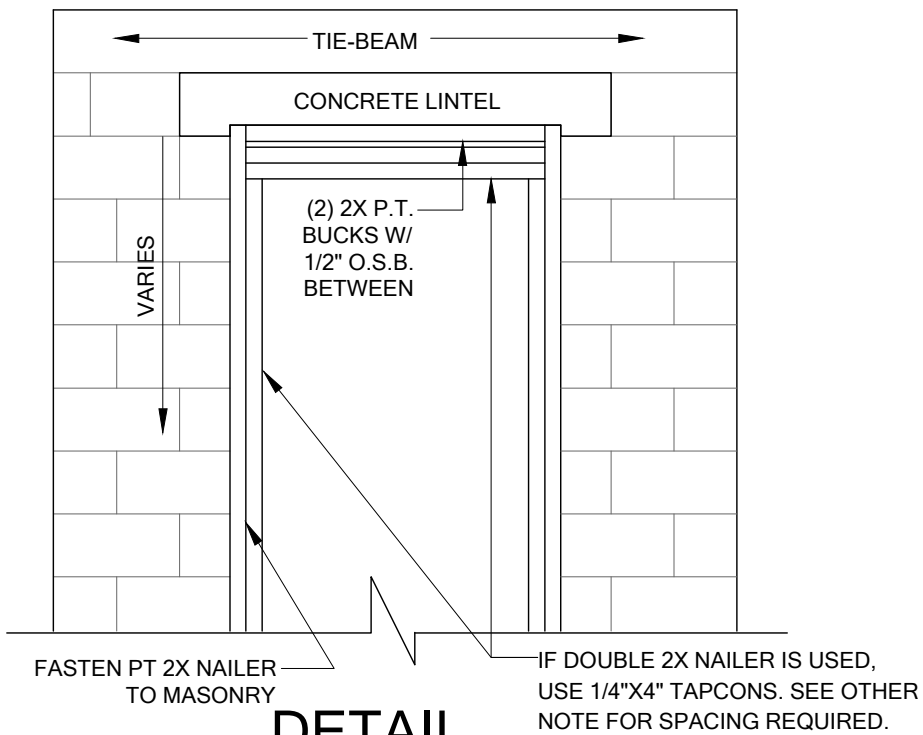
#5 STD. 90° HOOK

SCALE: 1"=1'-0"



DETAIL

REBAR SPLICE DETAIL *GRADE 40 U.N.O.
SCALE: N.T.S.



DETAIL

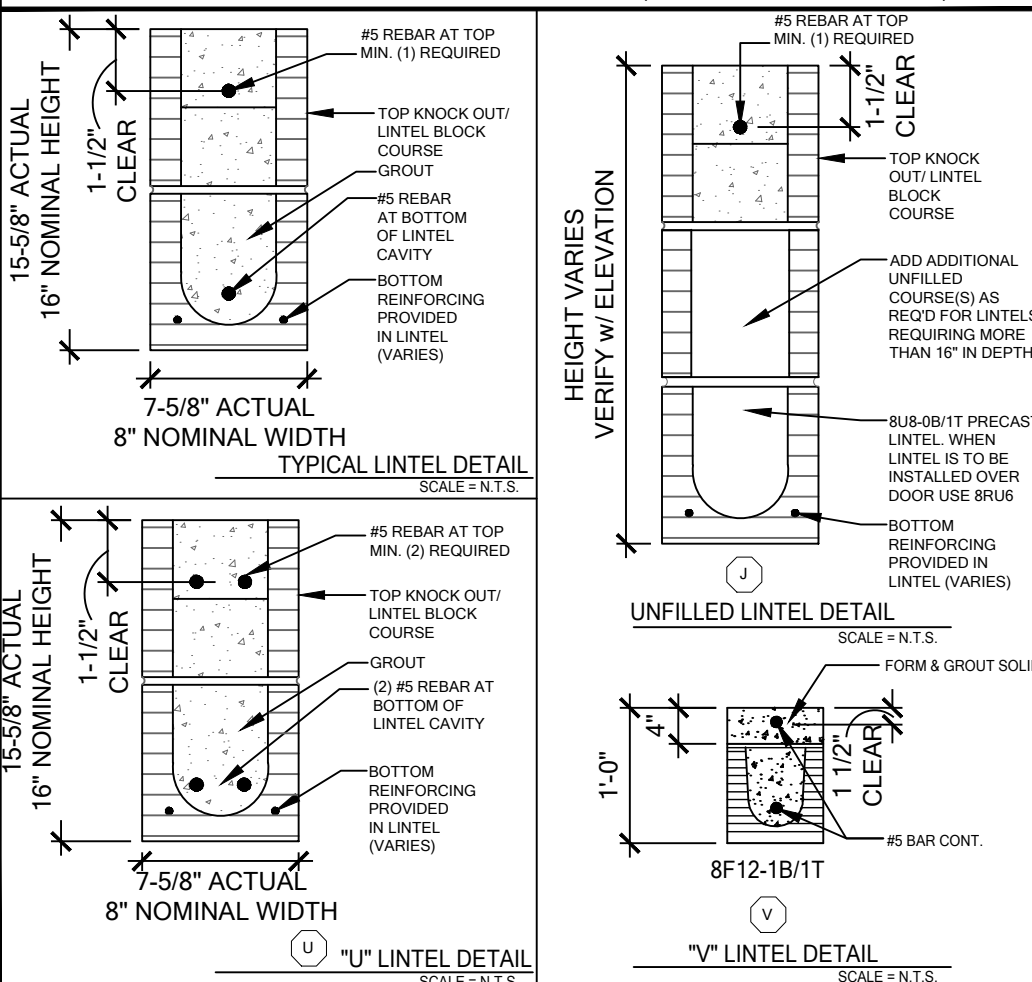
2x BUCK TO MASONRY
SCALE: N.T.S.

GENERAL LINTEL NOTES

1. AREAS OF BLOCK ABV. MASONRY OPENINGS ARE TO BE GROUTED SOLID TO THE BEAM.
 2. (1) #5 (GRADE 40) REBAR IN THE BEAM IS TO BE CONT. THROUGH OUT INCLUDING ABV. MASONRY OPENINGS. U.N.O.
 3. ALL STANDARD AND RECESS LINTELS TO HAVE MIN. 4" BEARING EA. END BASED ON MANUFACTURER SPECS.
 4. LINTEL MINIMUM DEPTHS ARE CALLED OUT ON LINTEL PLAN. IF CONTRACTOR INSTALLS A DEEPER LINTEL, IT INDICATES ON THE PLAN, DOING THIS INCREASES THE STRENGTH OF THE LINTEL AND IS APPROVED WITHOUT ENGINEERING LETTER. IF A SMALLER LINTEL IS INSTALLED CONTACT EOR FOR APPROVAL.
- NOTE: ALL LINTEL DIMENSIONS SHOWN ARE "OVERALL" LINTEL LENGTHS. GC TO VERIFY ALL LINTEL DIMENSIONS IN FIELD

GENERAL CONCRETE LINTEL SCHEDULE

APPROVED LINTEL MANUFACTURERS: CAST-CRETE - FL158.1, QUALITY/PRO CRETE - FL23932
 LOTTS - FL17867.1, MARION MASONRY - FL12193.1(OCALA/GAINESVILLE ONLY)



MATERIALS

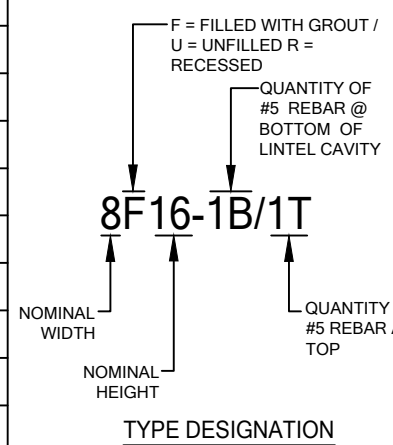
1. fc precast lintels = 3500 psi.
2. fc prestressed lintels = 6000 psi.
3. grouted per ASTM C476 fg = 3000 maximum 3/8" aggregate and 8" to
4. Concrete masonry units (CMU) per minimum net area compressive strength
5. Rebar per ASTM A615 Grade 60.
6. Prestressing strand per ASTM A416
7. 270 low relaxation.
- 7/32 wire per ASTM A510.
7. Mortar per ASTM C270 type M or S

GENERAL INSTALLATION NOTES

- | |
|---|
| 1. Provide full mortar head and bed joints.
2. Shore filled linets as required.
3. Installation of linet masonry with the architectural and/or structural drawings.
U-Linets are manufactured with 5-1/2" long notches at the ends to accommodate
vertical and horizontal joints.
4. All linet must or exceed 1360 vertical deflection, except linets 17-4" and
longer.
5. Bottom field added rebar to be located at the bottom of the linet cavity.
6. 7/32" diameter wire stirrups are welded to the bottom steel for mechanical anchorage
and to provide lateral support for the concrete.
7. All concrete masonry units
8. Surface coatings based on rational design analysis per ACI 318 and ACI 530
9. Florida Product Approval No. 158.
10. Linets have been tested in exterior concrete masonry walls with
a coating of stucco applied in accordance with ASTM C-926 or other approved
practice.
11. Linets loaded simultaneously with vertical (gravity) and uplift (horizontal) (lateral)
loads should be checked for combine loading with the following equation:
$\frac{\text{Vertical load}}{\text{Safe vertical load}} + \frac{\text{Applied horizontal load}}{\text{Safe horizontal load}} \leq 1.0$ |
|---|

LINTEL DESIGNATION SCHEDULE

MARK	LINE REQUIREMENTS	MARK	LINE REQUIREMENTS
(A)	8RF6-0B/1T	(L)	8RF14-0B/1T
(B)	8F8-0B/1T	(M)	8F16-0B/1T
(C)	8RF14-1B/1T	(N)	8F20-0B/1T
(D)	8F16-1B/1T	(O)	8RF22-0B/1T
(E)	8F20-1B/1T	(P)	8F24-0B/1T
(F)	8RF22-1B/1T	(Q)	8RF30-0B/1T
(G)	8F24-1B/1T	(R)	8F32-0B/1T
(H)	8RF30-1B/1T	(S)	8F28-1B/1T
(I)	8F32-1B/1T	(T)	8F40-1B/1T
(J)	**SEE DETAIL ABOVE**	(U)	8F16-2B/2T
(K)	8F8-1B/1T	(V)	8F12 1B/1T
		(W)	8F12 0B/1T



ATTACHMENT REQUIREMENTS

SIZE	TAPCONS	SPACING	# ROWS
2 x 4	3/16" X 3"	12" O.C.	1
2 x 6	3/16" X 3"	12" O.C.	2
2 x 8	3/16" X 3"	12" O.C.	2

NOTE: TAPCONS TO BE 6" FROM ENDS FASTENING OF WINDOW TO BUCK RESPONSIBILITY OF WINDOW MANUFACTURER.

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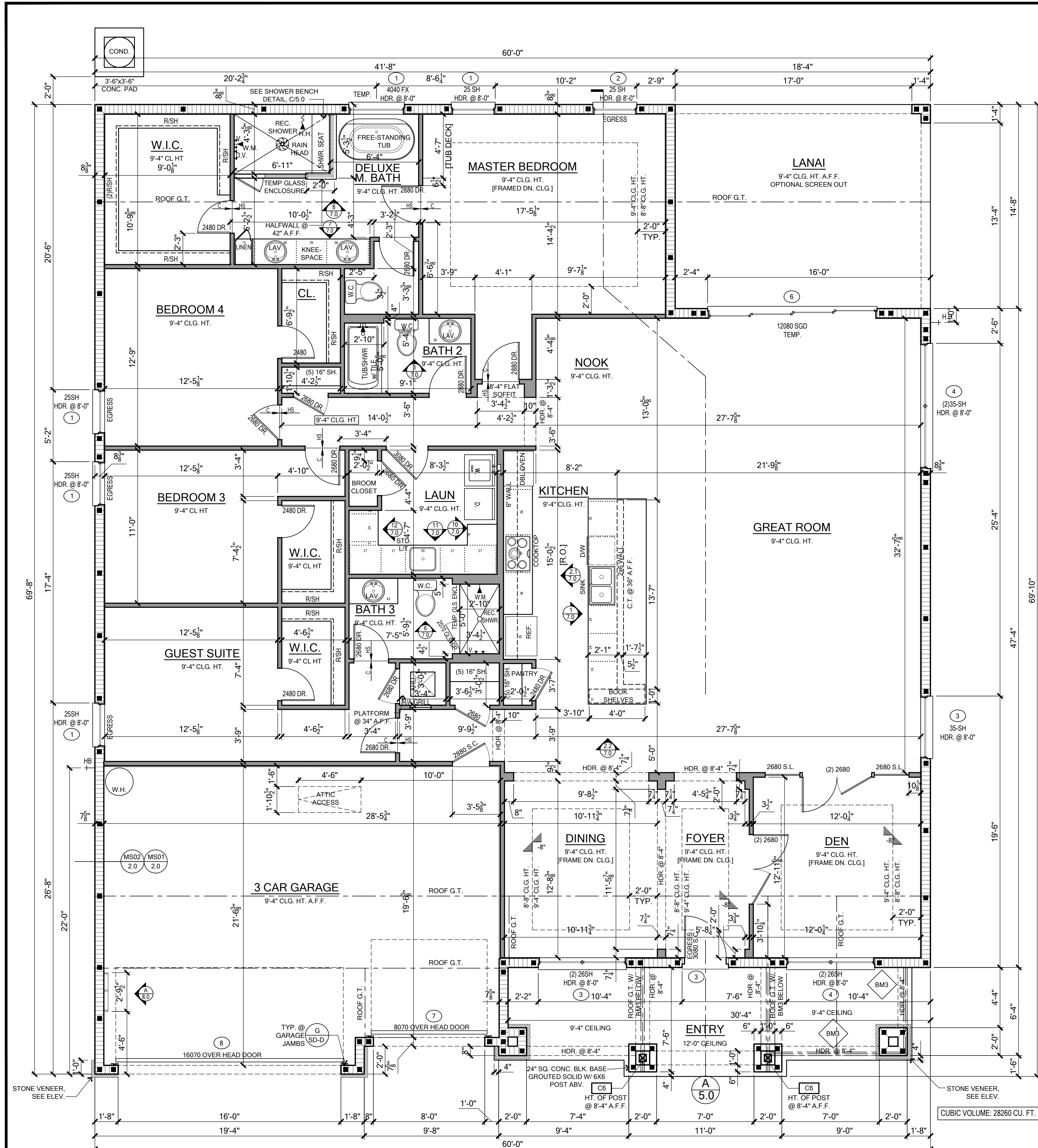
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Community:		Forest Cove		Garage Side:	
Plan Name:		Elev - A	Left		
Lot 8		Sienna		Block:	
Address:		TBD SW Cadence Glen Lake City, FL 32024			
Job no.		9FC00801		Renaissance Series	
Reference No.		25-04307			
Sheet:					

2.0

LINTEL PLAN



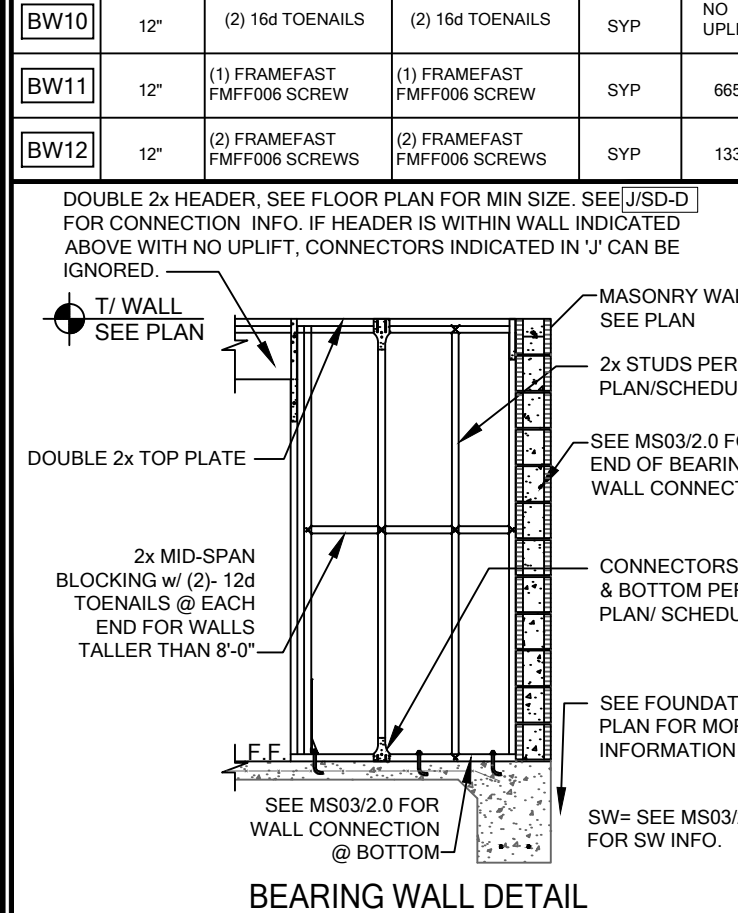
BEAM SCHEDULE		
MARK	BEAM SIZE	CONNECTIONS
BM1	(2) - 2 x 8 SYP W/ 7/16" OSB FLUTCH PLATE, NAIL BEAM TOGETHER USING (2) ROWS OF 12d NAILS @ 12" O.C. TYP EACH SIDE	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
BM2	(2) - 2 x 10 SYP W/ 7/16" OSB FLUTCH PLATE, NAIL BEAM TOGETHER USING (2) ROWS OF 12d NAILS @ 12" O.C. TYP EACH SIDE	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
BM3	(2) - 2 x 12 SYP W/ 7/16" OSB FLUTCH PLATE, NAIL BEAM TOGETHER USING (2) ROWS OF 12d NAILS @ 12" O.C. TYP EACH SIDE	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
BM4	3 1/2" x 11 3/4" GLULAM (1.9E / Fb=2,400 PSI)	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
BM5	3 1/2" x 12 SYP W/ 7/16" OSB FLUTCH PLATE, NAIL BEAM TOGETHER USING (2) ROWS OF 12d NAILS @ 12" O.C. TYP EACH SIDE	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
BM6	3 1/2" x 14" GLULAM (1.9E / Fb=2,400 PSI)	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
BM7	3 1/2" x 16" GLULAM (1.9E / Fb=2,400 PSI)	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
BM8	3 1/2" x 18" GLULAM (1.9E / Fb=2,400 PSI)	PROVIDE (2) USP MSTA18 OR (2) USPTW24 TO WOOD POST OR (2) USPTA18 TO CMU COL. U.N.O. ON ROOF OR FLOOR PLAN
GENERAL BEAM NOTES		
1. VERIFY WITH PLAN CORRECT LENGTH OF BEAMS REQUIRED (MIN 4" BEARING EACH END)		
2. SEE PLAN FOR TOP OR BOTTOM OF BEAM INDICATIONS		
3. BEAMS ARE NOT TO BE DRILLED OR NOTCHED IN ANY WAY WITHOUT WRITTEN APPROVAL FROM THE E.O.R.		

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

AREA TABULATION - A	
1st FLOOR LIVING AREA	3029
LIVING TOTAL	3029
LANAI	269
GARAGE	629
FRONT ENTRY	208
TOTAL AREA	4135

WALL TYPES LEGEND	
Masonry	
	8" CMU @ 9'-4" A.F.F. / Furring, Insul., and D.W.
	8" CMU @ 8'-4" A.F.F. / Furring, Insul., and D.W.
	NOT USED
Framing	
	Standard 2x4 Framing - Wood or Steel
	Standard 2x6 Framing - Wood or Steel
	Interior Bearing Wall
	Frame Wall Located Below 48" A.F.F. w/ Cap - Wood or Steel
	Insulated Interior Partition

BEARING WOOD WALL SCHEDULE				
MARK	STUD SPACING	CONNECTION & FASTENERS	LUMBER SPECIES	UPLIFT CAP. (lb)
BW1	16"	(1) FRAMEFAST FMF006 SCREW	SYP	498
BW2	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW3	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW4	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW5	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW6	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW7	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW8	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW9	16"	(1) FRAMEFAST FMF006 SCREW	SYP	998
BW10	12"	(1) FRAMEFAST FMF006 SCREW	SYP	665
BW11	12"	(1) FRAMEFAST FMF006 SCREW	SYP	665
BW12	12"	(1) FRAMEFAST FMF006 SCREW	SYP	1338

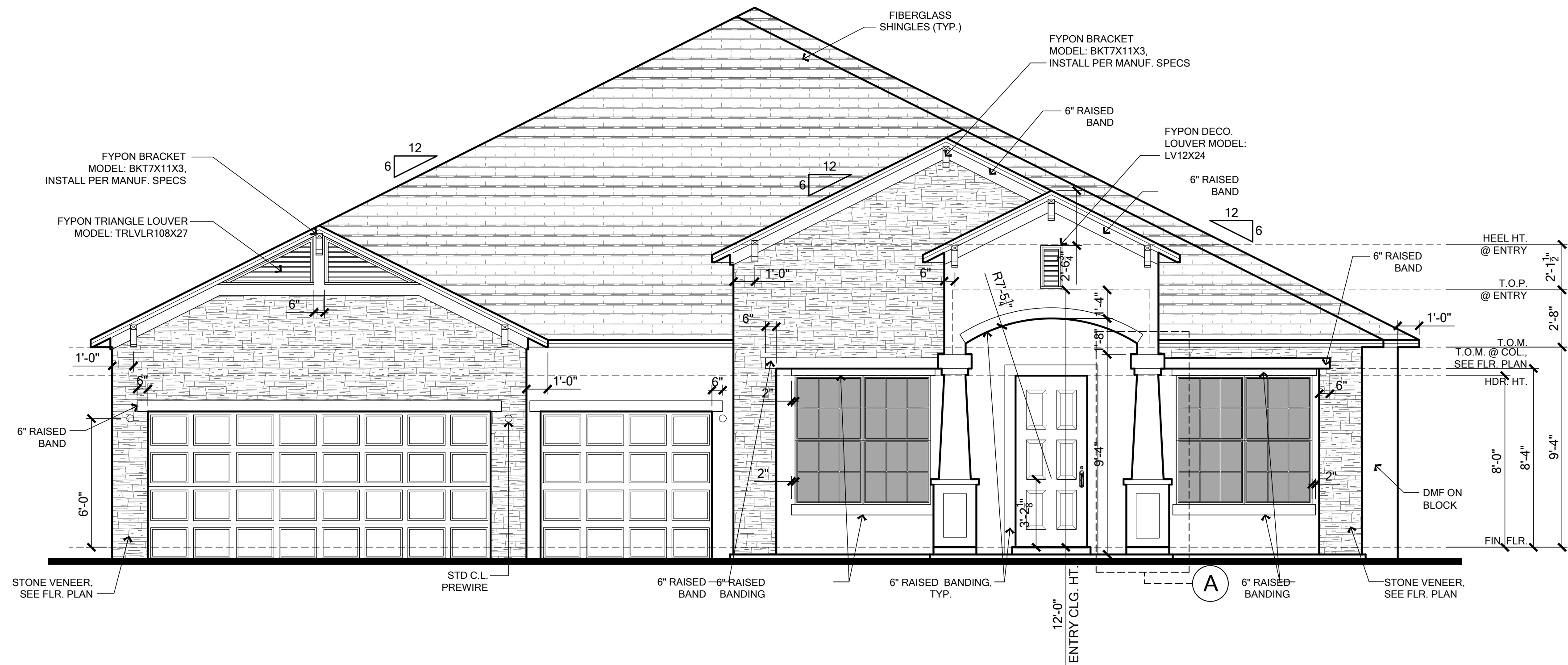


GENERAL BEARING WALL NOTES			
1. SEE FLOOR PLAN FOR WALL SIZE. ASSUME 2x4 STUDS USED UNO.			
2. ALL STRUCTURAL LUMBER TO BE SYP #2 UNO ON PLAN.			
3. CONNECTIONS TO BE INSTALLED TO EACH STUD AS INDICATED.			
4. CONTACT E.O.R. IF SPAS, SPIRS OR SPIRS CONNECTORS ARE SUBSTITUTED, TO VERIFY THEY MEET THE STRUCTURAL REQUIREMENTS.			
5. IF "BW" IS INDICATED ON SECOND FLOOR BASE CONNECTION TO BE IGNORED. SEE DETAIL INDICATED IN PLAN FOR PROPER CONNECTIONS FOR 2ND FLOOR TO FIRST FLOOR CONNECTIONS. (NOTE: THIS IS FOR 2 STORY PROJECTS ONLY.)			
6. ALL 2x EXTERIOR WALLS w/ EXTERIOR SHEATHING ATTACHED PER NAILING SCHEDULE ACT AS SHEARWALLS. SEE PLAN AND WALL SECTIONS FOR STUD SPACING AND GRADE.			
7. IF THE BEARING WALL IS INDICATED WITH THE BW1, BW4, BW7, BW10, THESE WALLS ARE ONLY SUPPORTING THE FLOOR LOAD AND DO NOT HAVE UPLIFT. THE STUDS ARE TO BE NAILED TO THE PLATE AND THE 2x PLATE CAN BE ATTACHED WITH HARD CASED NAILS (GUN NAILS) AND WILL NOT REQUIRE THE ANCHOR BOLT ATTACHMENT INDICATED IN THE BEARING WALL SCHEDULE.			
8. SPIRSP2 DRIVE ONE NAIL AT AN ANGLE THROUGH THE STUD IN THE PLATE TO ACHIEVE THE TABLE LOAD: 100# x 148" DIA X 3" LONG.			

COLUMN SCHEDULE			
MARK	COLUMN SIZE	(BASE) CONN. & FASTENER	UPLIFT(Lb)
C3	(3) 2 x #2 SYP	(A) 16d TOENAILS (B) ATTACH BASE w/ (2) LSTA24	4215
C4	(3) 2 x #2 SYP	(A) HT745 w/ 5/8" ATR & (18) 16d NAILS (B) ATTACH BASE w/ (2) LSTA24	2470
C5	4 x 4 P.T.#2 SYP POST	PAU44 w/ 5/8" ATR & (12) 16d NAILS	G = 6775 U = 2535
C6	6 x 6 P.T.#2 SYP POST	PAU66 w/ 5/8" ATR & (12) 16d NAILS	G = 16005 U = 2435
C9	4 x 6 P.T.#2 SYP	HT745 w/ 5/8" ATR & (18) 16d NAILS	4215
C11	5.25"x5.25" P.L. 1.8E Fb=2400 (WOLMANIZED IF EXT.)	UPHDS w/ 7/8" ATR & (24) 1/4"x2-1/2" WS3 WOOD SCREWS	8185

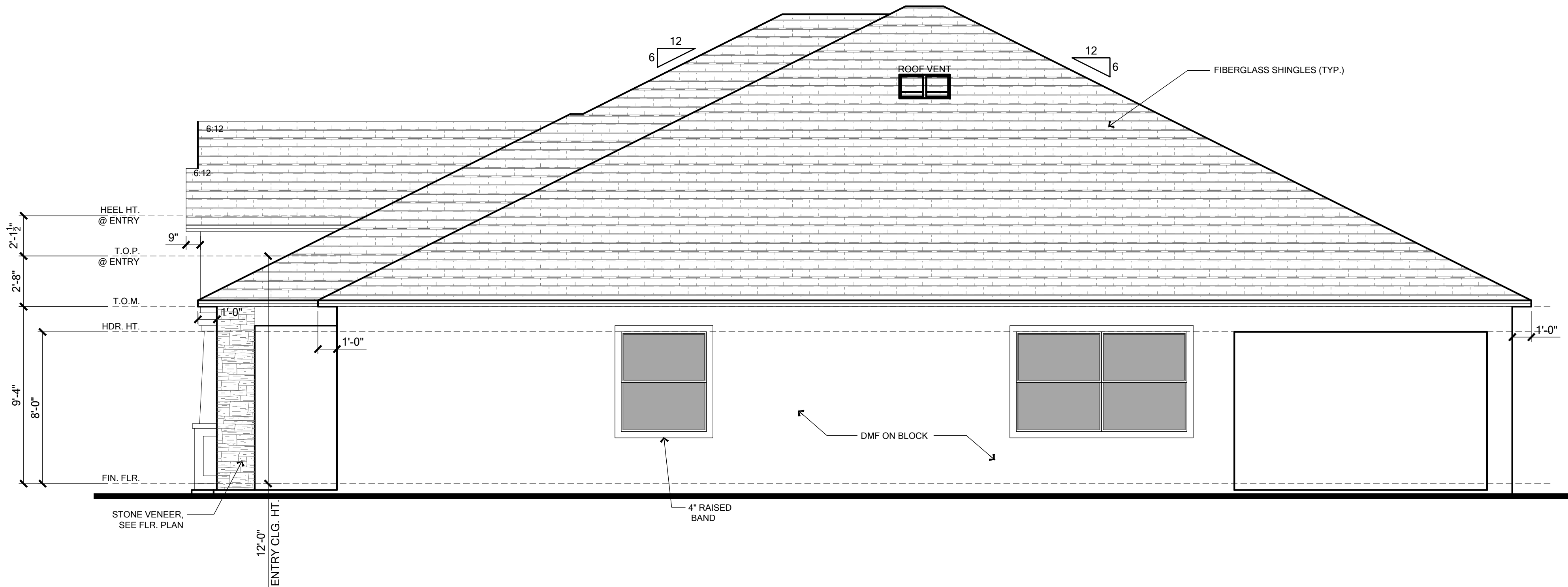
GENERAL COLUMN NOTES			
1. SEE FLR. PLN. FOR WALL WIDTH. STUD PACKS TO MATCH WALL WIDTH			
2. UNO.			
3. ALL STRUCTURAL LUMBER TO BE SYP#2 UNO ON PLAN.			
4. NAIL BUILD UP STUDS PER DETAIL KSD-D MINIMUM BOLT EMBEDMENT: 5" EMBEDMENT FOR 1/2" ATR 6" EMBEDMENT FOR 5/8" ATR 8" EMBEDMENT FOR 7/8" ATR			
5. SEE WOOD CONSTRUCTION NOTE #4 ON SN SHEET FOR CORROSION INFORMATION			

140 MPH OPENING PRESSURES			
WIND SPEED (MPH)	WIND PRESSURE (PSF)	WIND PRESSURE (PSF)	WIND PRESSURE (PSF)
9	0.19	0.19	0.19
15	0.49	0.49	0.49
20	0.89	0.89	0.89
25	1.29	1.29	1.29
30	1.69	1.69	1.69
35	2.09	2.09	2.09
40	2.49	2.49	2.49
45	2.89	2.89	2.89
50	3.29	3.29	3.29
55	3.69	3.69	3.69
60	4.09	4.09	4.09
65	4.49	4.49	4.49
70	4.89	4.89	4.89
75	5.29	5.29	5.29
80	5.69	5.69	5.69
85	6.09	6.09	6.09
90	6.49	6.49	6.49
95	6.89	6.89	6.89
100	7.29	7.29	7.29
105	7.69	7.69	7.69
110	8.09	8.09	8.09
115	8.49	8.49	8.49
120	8.89	8.89	8.89
125	9.29	9.29	9.29
130	9.69	9.69	9.69
135	10.09	10.09	10.09
140	10.49	10.49	10.49
145	10.89	10.89	10.89
150	11.29	11.29	11.29
155	11.69	11.69	11.69
160	12.09	12.09	12.09
165	12.49	12.49	12.49
170	12.89	12.89	12.89
175	13.29	13.29	13.29
180	13.69	13.69	13.69
185	14.09	14.09	14.09
190	14.49	14.49	14.49
195	14.89	14.89	14.89
200	15.29	15.29	15.29
205	15.69	15.69	15.69
210	16.09	16.09	16.09
215	16.49	16.49	16.49
220	16.89	16.89	16.89
225	17.29	17.29	17.29
230	17.69	17.69	17.69
235	18.09	18.09	18.09
240	18.49	18.49	18.49
245	18.89	18.89	18.89
250	19.29	19.29	19.29
255	19.69	19.69	19.69
260	20.09	20.09	20.09
265	20.49	20.49	20.49
270	20.89	20.89	20.89
275	21.29	21.29	21.29
280	21.69	21.69	21.69
285	22.09	22.09	22.09
290	22.49	22.49	22.49
295	22.89	22.89	22.89
300	23.29	23.29	23.29
305	23.69	23.69	23.69
310	24.09	24.09	24.09
315	24.49	24.49	24.49
320	24.89	24.89	24.89
325	25.29	25.29	25.29
330	25.69	25.69	25.69
335	26.09	26.09	26.09
340	26.49	26.49	26.49
345	26.89	26.89	26.89
350	27.29	27.29	27.29
355	27.69	27.69	27.69
360	28.09	28.09	28.09
365	28.49	28.49	28.49
370	28.89	28.89	28.89
375	29.29	29.29	29.29
380	29.69	29.69	29.69
385	30.09	30.09	30.09
390	30.49	30.49	30.49
395	30.89	30.89	30.89
400	31.29	31.29	31.29
405	31.69	31.69	31.69
410	32.09	32.09	32.09
415	32.49	32.49	32.49
420	32.89	32.89	32.89
425	33.29	33.29	33.29
430	33.69	33.69	33.69
435	34.09	34.09	34.09
440	34.49	34.49	34.49
445	34.89	34.89	34.89
450	35.29	35.29	35.29
455	35.69	35.69	35.69
460	36.09	36.09	36.09
465	36.49	36.49	36.49
470	36.89	36.89	36.89
475	37.29	37.29	37.29
480	37.69	37.69	37.69
485	38.09	38.09	38.09
490	38.49	38.49	38.49
495	38.89	38.89	38.89
500	39.29	39.29	39.29
505	39.69	39.69	39.69
510	40.09	40.09	40.09
515	40.49	40.49	40.49
520	40.89	40.89	40.89
525	41.29	41.29	41.29
530	41.69	41.69	41.69
535	42.09	42.09	42.09
540	42.49	42.49	42.49
545	42.89	42.89	42.89
550	43.29	43.29	43.29
555	43.69	43.69	43.69
560	44.09	44.09	44.09
565	44.49	44.49	44.49
570	44.89	44.89	44.89
575	45.29	45.29	45.29
580	45.69	45.69	45.69
585	46.09	46.09	46.09
590	46.49	46.49	46.49
595	46.89	46.89	46.89
600	47.29	47.29	47.29
605	47.69	47.69	47.69
610	48.09	48.09	48.09
615	48.49	48.49	48.49
620	48.89	48.89	48.89
625	49.29	49.29	49.29
630	49.69	49.69	49.69
635	50.09	50.09	50.09
640	50.49	50.49	50.49
645	50.89	50.89	50.89
650	51.29	51.29	51.29
655	51.69	51.69	51.69
660	52.09	52.09	52.09
665	52.49	52.49	52.49
670	52.89	52.89	52.89
675	53.29	53.29	53.29
680	53.69	53.69	53.69
685	54.09	54.09	54.09
690	54.49	54.49	54.49
695	54.89	54.89	54.89
700	55.29	55.29	55.29
705	55.69	55.69	55.69
710	56.09	56.09	56.09
715	56.49	56.49	56.49
720	56.89	56.89	56.89
725	57.29	57.29	57.29
730	57.69	57.69	57.69
735	58.09	58.09	58.09
740	58.49	58.49	58.49
745	58.89	58.89	58.89
750	59.29	59.29	59.29
755	59.69	59.69	59.69
760	60.09	60.09	60.09
765	60.49	60.49	60.49
770	60.89	60.89	60.89
775	61.29	61.29	61.29
780	61.69	61.69	61.69
785	62.09	62.09	62.09
790	62.49	62.49	62.49
795	62.89	62.89	62.89
800	63.29	63.29	63.29
805	63.69	63.69	63.69
810	64.09	64.09	64.09
815	64.49	64.49	64.49
820	64.89	64.89	64.89
825	65.29	65.29	65.29
830	65.69	65.69	65.69
835	66.09	66.09	66.09
840	66.49	66.49	66.49
845	66.89	66.89	66.89
850	67.29	67.29	67.29
855	67.69	67.69	67.69
860	68.09	68.09	68.09
865	68.49	68.49	68.49
870	68.89	68.89	68.89
875	69.29	69.29	69.29
880	69.69	69.69	69.69
885	70.09	70.09	70.09
890	70.49	70.49	70.49
895	70.89	70.89	70.89
900	71.29	71.29	71.29
905	71.69	71.69	71.69
910	72.09	72.09	72.09
915	72.49	72.49	72.49
920	72.89	72.89	72.89



FRONT ELEVATION

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



RIGHT ELEVATION

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

ELEVATION NOTES

EAVE OVERHANG 12" ALUM. FASCIA AND SOFFITS, AND SOFFITS AND GABLE OVERHANG 9" ALUM. FASCIA AND SOFFITS, U.N.O. PLUMB CUT WITH LEVEL RETURNS

Banding/Stucco General Notes
1. Etched banding typical at Front Elevation.
2. Raised banding to return 1'-0" around corner.
3. Side and Rear elevations to have 4" etched banding unless otherwise noted.
4. When installed with stone/brick veneer increase thickness of banding by 2" typical.

R703.7 Exterior Plaster
Installation of these materials shall be in compliance with ASTM C926, ASTM C1063, or ASTM C1787 and the provisions of this code.

R703.7.1 Lath
Lath and Lath attachments shall be of corrosion-resistant materials. Expanded metal or woven wire lath shall be attached with 1-1/2" long, 11 gage nails having a 7/16" head, or 1-1/2" long, 16 gage staples, spaced in accordance with ASTM C1063 or C1787, or as otherwise approved. (Refer to Sheet SN for the engineered method for Lath attachment.)

Lathing Accessories
Attachments shall be of corrosion-resistant materials. Wood Application: 16 Ga x1-1/2" long (3/4"-1" crown) staples @ 6" O.C. vertically/horizontally into the framing members. Masonry Application: Concrete stud nail, 3/8" (10 mm) head dia. Min. @ 6" O.C. vertically/horizontally or compatible adhesives, exterior gun-grade, construction adhesive with 1" dabs @ 6" O.C. or in a semi-continuous bead between the solid plaster base and the solid portion of the key attachment flange. Control Joints: Install control joint lathing accessories in conformance with C1063. Lath shall not be continuous through control joints, but shall be stopped and tied at each side. All accessories shall be in accordance with the latest ASTM C1063 & ASTM C1861.

R703.7.2 Plaster
Plastering with cement plaster shall be not less than three coats where applied over any type of code-approved lath and shall be not less than two coats where directly applied over masonry, concrete, clay brick, stone, or tile. If the plaster surface is completely covered by veneer or other facing material or is completely concealed, plaster application need be only two coats, provided total thickness is as set in Table R702.1(1).

Cement plaster shall be in accordance with ASTM C926 and material shall be in accordance with one of the types listed in R703.7.2.

R703.7.3 Water-Resistive Barriers
Water-resistive barriers shall be installed as required in Section R703.2 and, where applied 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.

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 E2568 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).

R703.4 Flashing
Approved metal flashing, vinyl flashing, self-adhered membranes and mechanically attached flexible flashing shall be applied shingle-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. All flashing shall be applied in a manner to prevent the entry of water into the wall cavity or penetration of water to the building structural framing components.

Self-adhered membranes used as flashing shall comply with AAMA 711. All exterior fenestration products shall be sealed at the juncture with the building wall with a sealant complying with AAMA 800 or ASTM C920 Class 25 Grade NS or greater for proper joint expansion and contraction, ASTM C1261, AAMA 912, or other approved standard as appropriate for the type of sealant. Fluid-applied membranes used as flashing in exterior walls shall comply with AAMA 714. The flashing shall extend to the surface of the exterior wall finish.

Approved flashings shall be installed at the following locations.
• Exterior window/door openings.
• Intersection of chimneys or other masonry construction with frame walls.
• Under and at the ends of masonry, wood or metal copings and sills.
• Continuously above all projecting wood trim
• Where exterior porches, decks or stairs attach to a wall or floor assembly of wood-frame construction.
• At wall and roof intersection.
• At built-in gutters.

R703.12 Adhered Masonry Veneer
Adhered masonry veneer (or stone veneer) installation shall comply with the requirements of Section R703.7.3 and the requirements in Sections 12.1 and 12.3 of TMS 402/ACI 530/ASCE 5. Adhered masonry veneer shall be installed in accordance with Sections R703.7.1, Article 3.3C of TMS 602/ACI 530.1/ASCE 6 or the manufacturer's instructions.

Coastal Flashings: all flashing material for coastal locations (ex. within 3,000 feet of the ocean) shall be corrosion resistant material (ex. zinc and/or stainless steel) and shall be selected for compatibility with adjacent wood preservatives per the manufacturer's recommendations.

"CALCULATIONS BASED ON THE FOLLOWING VALUES"
• RIDGE VENTS - 15 SQ. IN. OF NET FREE AREA / LINEAR FT.
• OFF-RIDGE VENTS - 140 SQ. IN. OF NET FREE AREA / UNIT
• SOFFIT VENTS - 14.9 SQ. IN. OF NET FREE AREA / SQ. FT.

	ATRIC SPACE	1/150 Rule			1/300 Rule		
		SQ. IN. of ventilation required	SQ. FT. of vented soffit needed	LF of vented soffit provided	SQ. IN. of ventilation required	SQ. FT. of vented soffit needed	SQ. IN. of ventilation provided by upper ventilators
FIRST FLOOR PLAN	4115	3950.4	265.1	270	1975.2	66.3	987.6

VENTILATION PROVIDED		
	Amt.	Total Ventilation Provided (Sq. Inches)
Off-Ridge Vent (1st Floor)	2	280
Off-Ridge Vent @ Opt. 3 Car Side Load Gar.	2	280
Total Ventilation Provided by Upper Ventilators		280
1/150 Rule used: Off-Ridge Vents not part of Calculations		

To the best of the Engineer's knowledge, information and belief, the structural plans and specifications contained within these drawings comply with the Florida Building Code 8th Edition (2022) Residential. Engineer's signature and seal is only for the structural engineering portion of the drawing pages bearing Engineer's signature and seal.

CA No. 9161 AA26003115



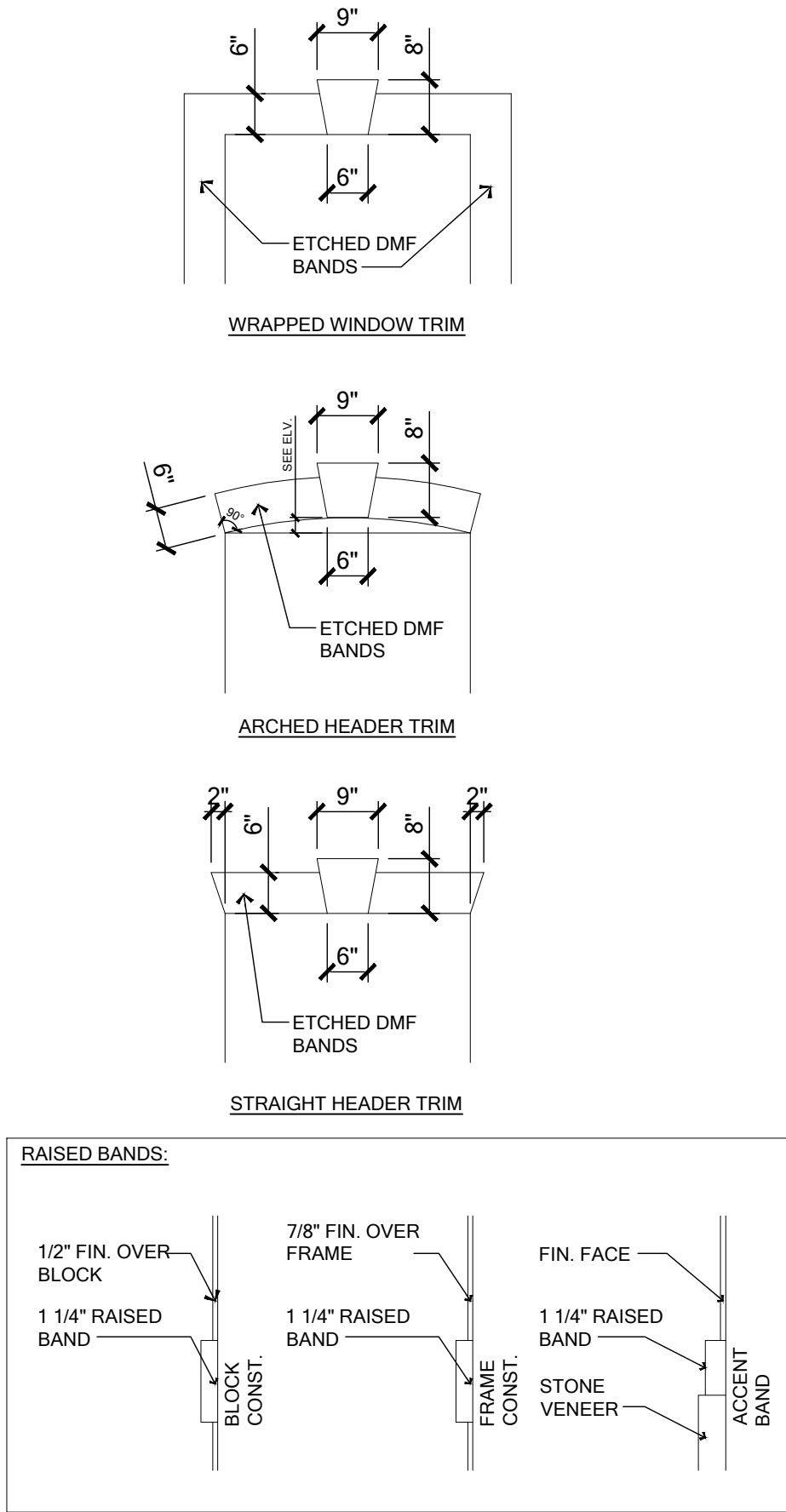
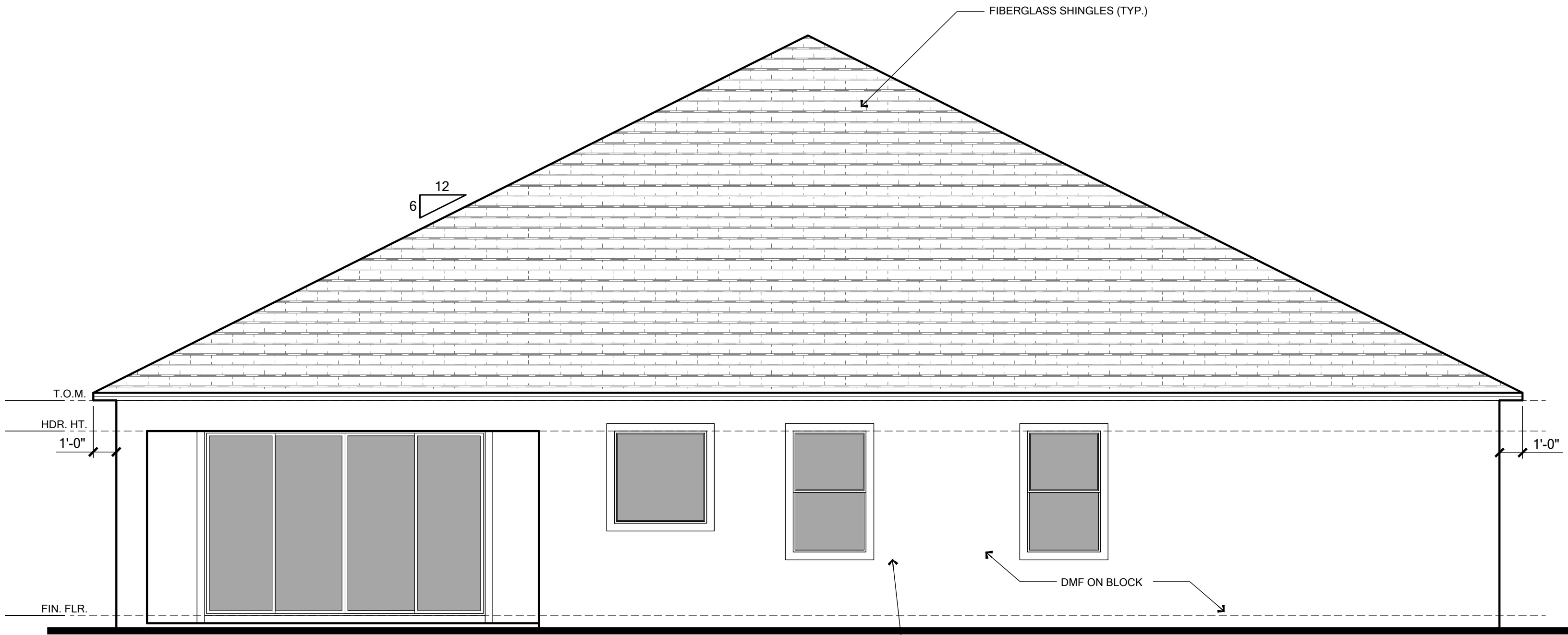
TOTAL SOLUTIONS GROUP
258 Southhall Lane, Suite 200
Maitland, Florida, 32751
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MARONDA Homes
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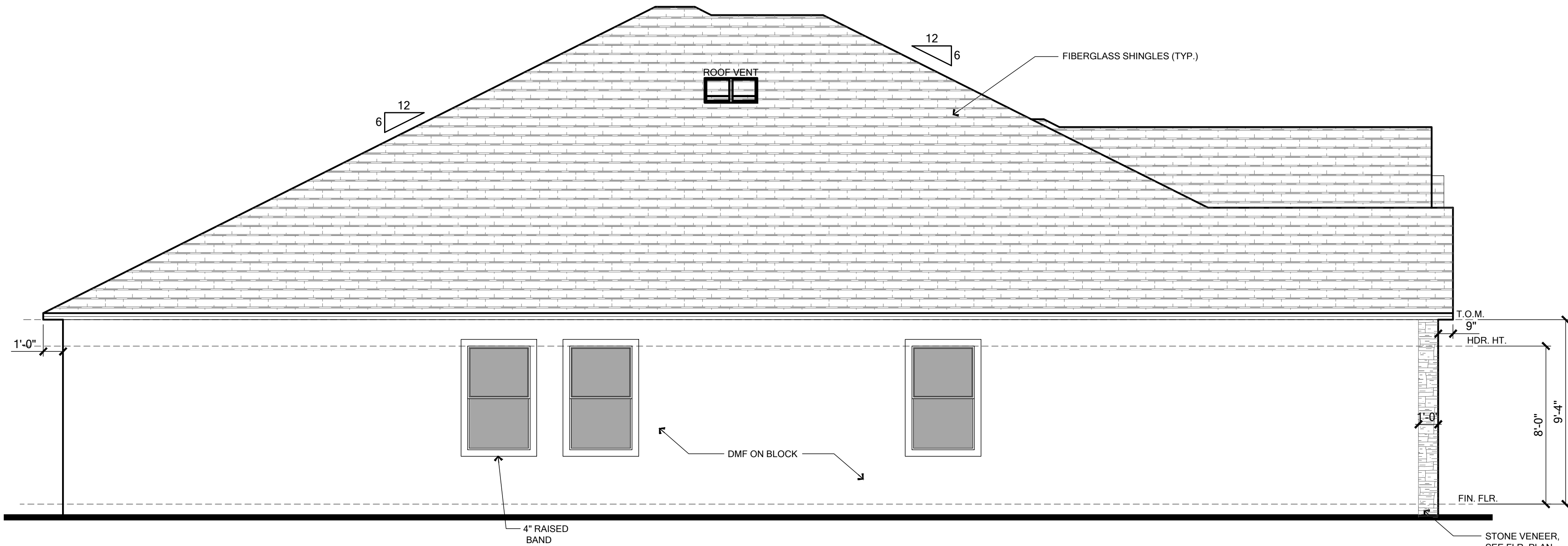
Community: Forest Cove	Plan Name: Sienna	Garage Side: Left	
Reference No		Lot: 8 Block: Address: TBD SW Cadence Glen Lake City, FL 32024	Join no 9FC00801
Sheet:		25-04307	
		Renaissance Series	

4.0
ELEVATIONS



REAR ELEVATION

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



LEFT ELEVATION

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

ELEVATION NOTES

EAVE OVERHANG 12" ALUM. FASCIA AND SOFFITS, AND SOFFITS AND GABLE OVERHANG 9" ALUM. FASCIA AND SOFFITS, U.N.O. PLUMB CUT WITH LEVEL RETURNS

Banding/Stucco General Notes
1. Etched Banding typical at Front Elevation.
2. Raised banding to return 1'-0" around corner.
3. Side and Rear elevations to have 4" etched banding unless otherwise noted.
4. When installed with stone/brick veneer increase thickness of banding by 2" typical.

R703.7 Exterior Plaster
Installation of these materials shall be in compliance with ASTM C926, ASTM C1063, or ASTM C1787 and the provisions of this code.

R703.7.1 Lath
Lath and Lath attachments shall be of corrosion-resistant materials. Expanded metal or woven wire lath shall be attached with 1-1/2" long, 11 gage nails having a 7/16" head, or 1-1/2" long, 16 gage staples, spaced in accordance with ASTM C1063 or C1787, or as otherwise approved. (Refer to Sheet SN for the engineered method for Lath attachment.)

Lathing Accessories
Attachments shall be of corrosion-resistant materials. Wood Application: 16 Ga x1-1/2" long (3/4"-1" crown) staples @ 6" O.C. vertically/horizontally into the framing members. Masonry Application: Concrete stud nail, 3/8" (10 mm) head dia. Min. @ 6" O.C. vertically/horizontally or compatible adhesives, exterior gun-grade, construction adhesive with 1" dabs @ 6" O.C. or in a semi-continuous bead between the solid plaster base and the solid portion of the key attachment flange. Control Joints: Install control joint lathing accessories in conformance with C1063. Lath shall not be continuous through control joints, but shall be stopped and tied at each side. All accessories shall be in accordance with the latest ASTM C1063 & ASTM C1861.

R703.7.2 Plaster
Plastering with cement plaster shall be not less than three coats where applied over any type of code-approved lath and shall be not less than two coats where directly applied over masonry, concrete, clay brick, stone, or tile. If the plaster surface is completely covered by veneer or other facing material or is completely concealed, plaster application need be only two coats, provided total thickness is as set in Table R702.1(1).

Cement plaster shall be in accordance with ASTM C926 and material shall be in accordance with one of the types listed in R703.7.2.

R703.7.3 Water-Resistive Barriers
Water-resistive barriers shall be installed as required in Section R703.2 and, where applied 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.

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 E2568 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).

R703.4 Flashing
Approved metal flashing, vinyl flashing, self-adhered membranes and mechanically attached flexible flashing shall be applied shingle-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. All flashing shall be applied in a manner to prevent the entry of water into the wall cavity or penetration of water to the building structural framing components.

Self-adhered membranes used as flashing shall comply with AAMA 711. All exterior fenestration products shall be sealed at the juncture with the building wall with a sealant complying with AAMA 800 or ASTM C920 Class 25 Grade NS or greater for proper joint expansion and contraction, ASTM C1261, AAMA 912, or other approved standard as appropriate for the type of sealant. Fluid-applied membranes used as flashing in exterior walls shall comply with AAMA 714. The flashing shall extend to the surface of the exterior wall finish.

Approved flashings shall be installed at the following locations.
• Exterior window/door openings.
• Intersection of chimneys or other masonry construction with frame walls.
• Under and at the ends of masonry, wood or metal copings and sills.
• Continuously above all projecting wood trim
• Where exterior porches, decks or stairs attach to a wall or floor assembly of wood-frame construction.
• At wall and roof intersection.
• At Built-in gutters.

R703.12 Adhered Masonry Veneer
Adhered masonry veneer (or stone veneer) installation shall comply with the requirements of Section R703.7.3 and the requirements in Sections 12.1 and 12.3 of TMS 402/ACI 530/ASCE 5. Adhered masonry veneer shall be installed in accordance with Sections R703.7.1, Article 3.3C of TMS 602/ACI 530.1/ASCE 6 or the manufacturer's instructions.

Coastal Flashings: all flashing material for coastal locations (ex: within 3,000 feet of the ocean) shall be corrosion resistant material (ex: zinc and/or stainless steel) and shall be selected for compatibility with adjacent wood preservatives per the manufacturer's recommendations.

"CALCULATIONS BASED ON THE FOLLOWING VALUES"
• RIDGE VENTS - 15 SQ. IN. OF NET FREE AREA / LINEAR FT.
• OFF-RIDGE VENTS - 140 SQ. IN. OF NET FREE AREA / UNIT
• SOFFIT VENTS - 14.9 SQ. IN. OF NET FREE AREA / SQ. FT.

	ATTIC SPACE	1/150 Rule			1/300 Rule		
		SQ. IN. of vented soffit required	SQ. FT. of vented soffit needed	LF of vented soffit provided	SQ. IN. of vented soffit required	SQ. FT. of vented soffit needed	SQ. IN. of ventilation to be provided by upper ventilators
FIRST FLOOR PLAN	4115	3950.4	265.1	270	1975.2	66.3	987.6

VENTILATION PROVIDED		
	Amt.	Total Ventilation Provided (Sq. Inches)
Off-Ridge Vent (1st Floor)	2	280
Off-Ridge Vent @ Opt. 3 Car Side Load Gar.	2	280
Total Ventilation Provided by Upper Ventilators		280
1/150 Rule used; Off-Ridge Vents not part of Calculations		

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TOTAL SOLUTIONS GROUP

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MARONDA Homes

3999 West First Street

Sanford, FL 32771

(407) 302-9871

Community: Forest Cove

Garage Side: Elev - A

Plan Name: Sienna

Lot: 8

Block: TBD SW Cadence Glen Lake City, FL 32024

Address: Lake City, FL 32024

Job no: 9FC00801

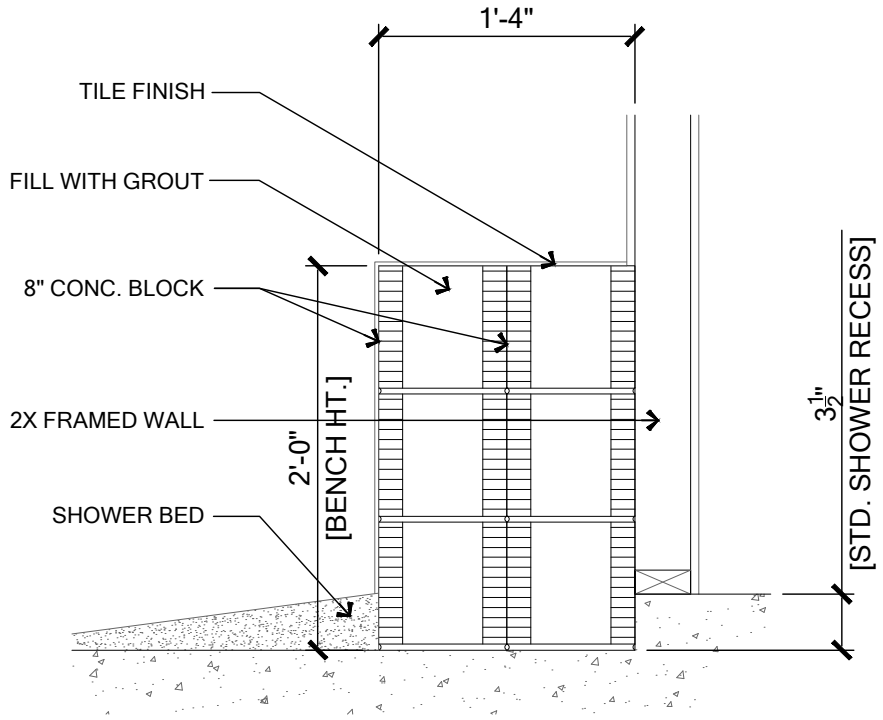
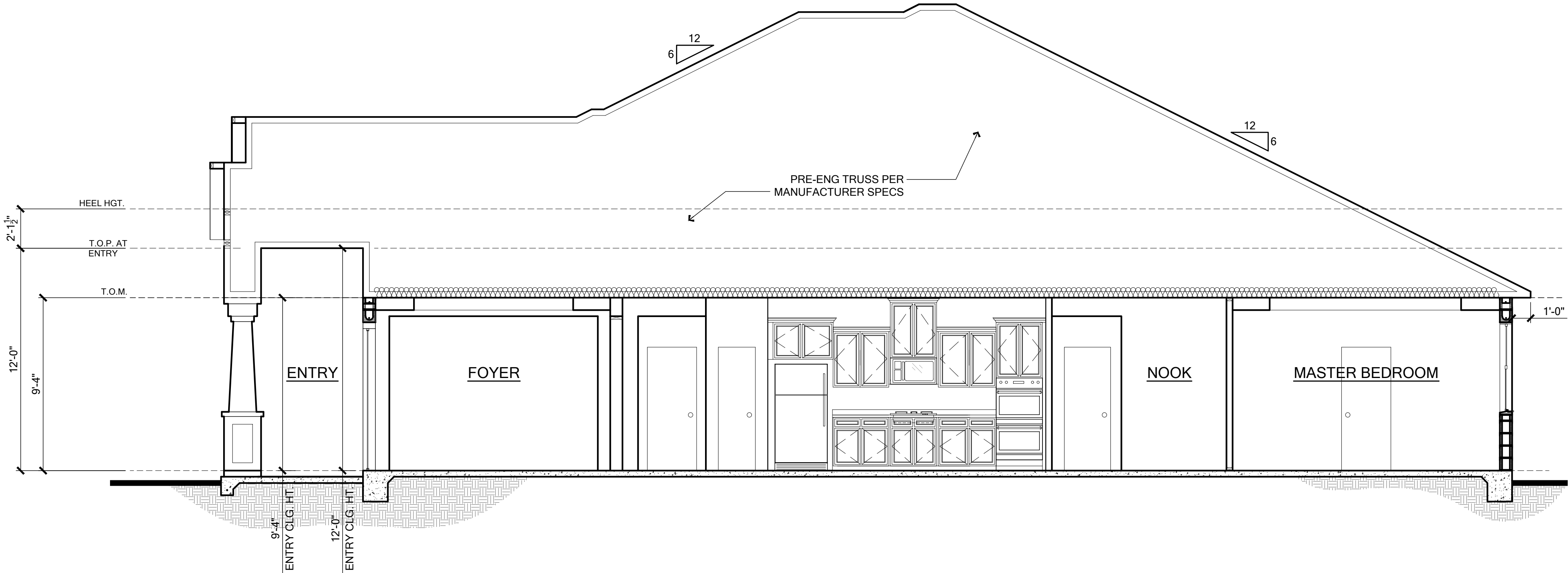
Reference No: 25-04307

Sheet:

4.1

ELEVATIONS

Renaissance Series



SHOWER BENCH DETAIL B
SCALE: 1/2" = 1'-0" 5.0

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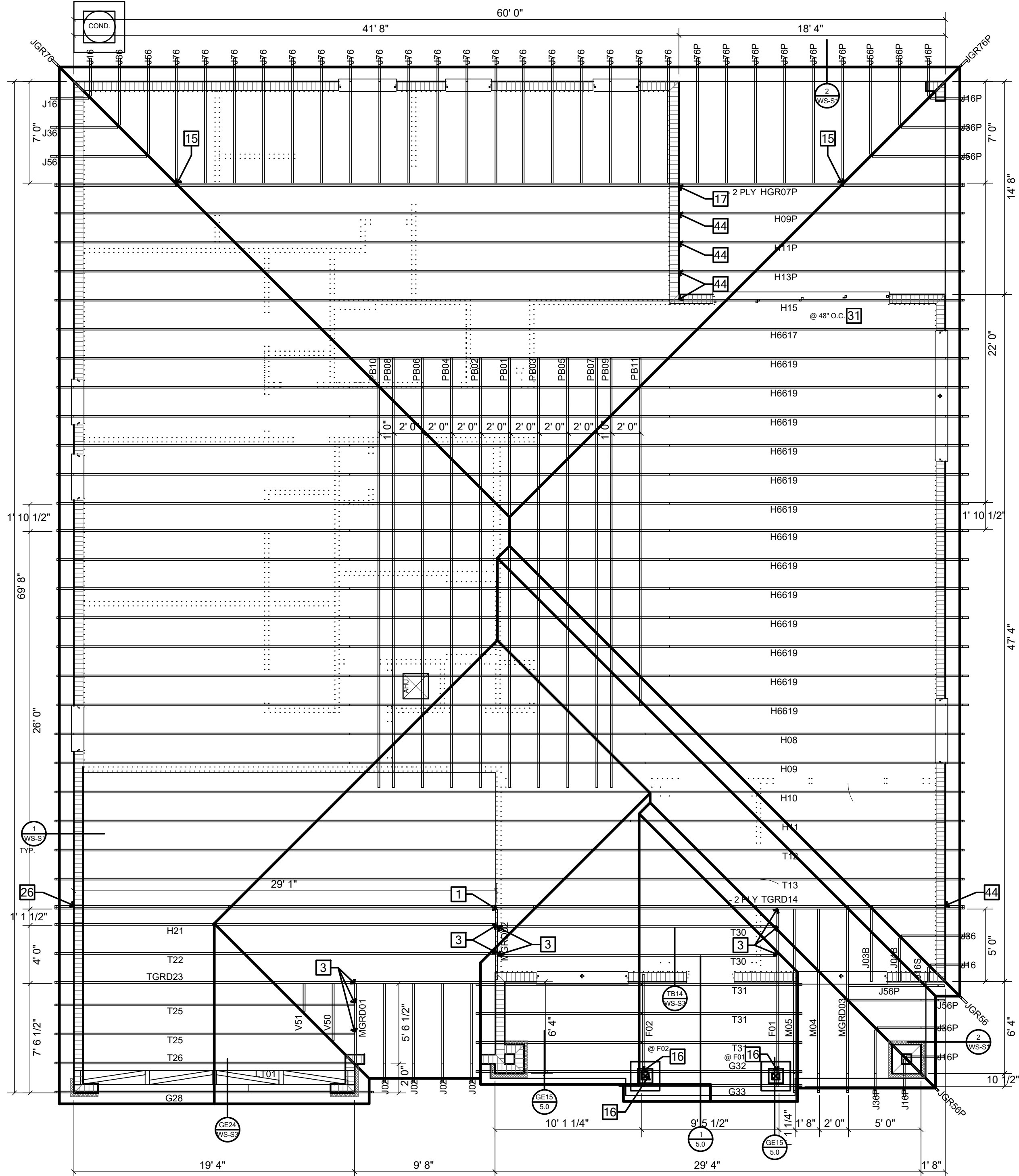
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Homes
3999 West First Street
Sanford, FL 32771
(407) 302-9871

Community: Forest Cove	Garage Side:	Left	Renaissance Series
	Plan Name:	Sienna Elev - A	
	Lot: 8	Block:	
Address:		TBD SW Cadence Glen Lake City, FL 32024	
Job no:		9FC00801	
Reference No.		25-04307	
Sheet:		5.0	
BLDG. SECTION			

A BUILDING SECTION
SCALE: 1/4" = 1'-0" 5.0

[illegible]

TYPICAL TRUSS STRAPS

U.N.O. ON ROOF FRAMING PLAN

- TRUSS TO MASONRY: (1) HTA 20 25

JACK TRUSSES TO GIRDER TRUSS SHALL BE NAILED TOP/BOTTOM CHORD. FOR VALLEY SET TRUSSES, SEE ENGINEERING TRUSS PACKAGE FOR CORRECT CONNECTION [VC1]

FLOOR TRUSS

DRAFTSTOPPING R302.12 - CONTRACTOR SHALL DIVIDE CONCEALED FLOOR SPACE EQUALLY SO THAT SPACE DOES NOT EXCEED 1000 SQ. FT. USING 7/16" OSB PLYWOOD, LOCATED BETWEEN THE CONCEALED FLOOR SPACES.

DRAFTSTOPPING DETAIL

R302.6 THE GARAGE SHALL BE SEPARATED FROM THE RESIDENCE AND ITS 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.

ROOF FRAMING NOTES

SHINGLE, METAL OR TILE ROOFING SYSTEM (SEE ARCH.) OVER APPROVED UNDERLAYMENT, OVER SHEATHING PER ENGINEERED ROOF SPECIFICATIONS (SEE FRAMING PLAN) ON PRE-ENGINEERED WOOD TRUSSES AT 2'-0" O.C. MAX OR CONVENTIONAL FRAME ROOF. (SEE PLAN FOR SIZE, SPACING, TYPICAL ROOF SLOPE, AND OTHER INFORMATION)

ATTN: BUILDING DEPARTMENT
PLEASE NOTE THAT TRUSS LABELS MAY VARY BUT IF THE TRUSS LAYOUT SHOWN DOES NOT MATCH THE TRUSS MANUFACTURERS LAYOUT PLEASE CONTACT THE ENGINEER OF RECORD PRIOR TO PLACEMENT OF ANY TRUSSES.

USP HARDWARE 160% EXIST EDITION CATALOG			REV FOR 87th EDITION FOR 87th	
MARK	PRODUCT CODE	REF. NO.	FASTENERS	UPLIFT ROOF 115% 115% 115%
HANGERS FOR TRUSS TO TRUSS CONNECTION				
1	HUS 26	HUS26	HEADER: (14) 166 TRUSS: (8) 166	2045 3140
2	HUS 28	HUS28	HEADER: (23) 166 TRUSS: (8) 166	2990 4745
3	JUS 26	LUS26	HEADER: (4) 166 TRUSS: (8) 166	1000 1000
12	THD 28-2	THU28-2	HEADER: (28) 166 TRUSS: (12) 166 X 1-1/2"	2995 4880
13	THD1 28-3	HUS28-3	HEADER: (28) 166 TRUSS: (12) 166 X 1-1/2"	4345 4880
14	THD 40	HUS40	HEADER: (28) 166 TRUSS: (16) 166	2995 6170
15	HUS28	THU28	HIP: (5) 166 JACK: (16) 166 JACK: (7) 166	2345 3055
28	HUS28 - 5600	LTHA28, THA28	HIP: (5) 166 JACK: (16) 166 JACK: (7) 166	2345 3055
60	HUS179	HUS1-8110	HEADER: (28) 166 TRUSS: (10) 166	1910 3475
71	HD410	H410	SOLID POUR CMU: (20) 316 X 1-3/4" FRAME: (20) 166 JOISTBEAM: (19) 166	4150 6070
72	THD210-3	HUS210-3	HEADER: (28) 166 TRUSS: (20) 166	4035 7235
73	HD48 F	H48	SOLID POUR CMU: (4) 316 X 1-3/4" FRAME: (4) 166 JOISTBEAM: (19) 166	2430 1170
74	HD410 F	H410	SOLID POUR CMU: (20) 316 X 1-3/4" FRAME: (20) 166 JOISTBEAM: (19) 166	3475 1560
75	LGMU410	LGMU410-6	SOLID POUR CMU: (20) 316 X 1-3/4" FRAME: (20) 166 JOISTBEAM: (19) 166	3350 3905
76	HD28 F H	HUS2-8	SOLID POUR CMU: (4) 316 X 1-3/4" FRAME: (4) 166 JOISTBEAM: (19) 166	1170 2430
CONNECTORS FOR TRUSS TO WALL				
N	166 NALS; (2) FORD NALS; (2) BOTTOMCHORD NALS			
(6" LONG TRUSS SCREW)		FMF706	FASTEN MASTER FRAMEFAST	950 NA
(2) 6" LONG TRUSS SCREW		FMF706	FASTEN MASTER FRAMEFAST	1425 NA
16	(2) MTW12	MTS12	CMU: (28) 166 (1) 56" THREADED ROD 12"	2370
17	(2) MTW15	(2) MGT	EMBED: (28) 166 (1) 56" THREADED ROD 12"	840
18	(2) RT6-2	(2) H18-2	PLATE: (16) 66 TRUSS: (16) 80	2150
19	(2) MSTA24	(2) MSTA24	TOP: (4) 166 X 1-1/2" SIDE: (2) 166 X 1-1/2"	3380
20	RT6A	H8	PLATE: (8) 166 X 1-1/2" TRUSS: (8) 166 X 1-1/2"	1350
22	FA3	MAS	TOP: (4) 166 X 1-1/2" SIDE: (2) 166 X 1-1/2"	750
25	HTA20	HTA20	(10) 166 X 1-1/2"	1670
26	HTA20	(2) HTA20	(20) 166 X 1-1/2"	2430
27	HTW24	HTS24	(20) 166 X 1-1/2"	1535
31	LTA1	L1A2	TOP: (4) 166 X 1-1/2" FACE OF GABLE W/2X4	1470
33	LW12	LTS12	(2) 166	628
36	KST327	MT37	(4) 166 NALS (4) 166 BOLTS	4215 2190
38	LST424	LST424	(16) 166 NALS	1225
37	MSTA12	MSTA12	(10) 166	935
38	MSTA18	MSTA18	(14) 166	1310
39	MSTA24	MSTA24	(22) 166	1640
40	MSTA30	MSTA30	(18) 166	2065
41	MTW12	MTS12	(10) 166	1185
43	MSTM36	MSTM36	CONCRETE/CMU: (8) 1/4" X 2-1/4" TAPCON FRAME: (15) 166	1945
44	MJUT 15	MGT	CMU: (28) 166, (1) 56" THREADED ROD 12"	
46	MSTC40	MSTC40	FRAME: (28) 166 PHDIA W/ (6) WS3 SCREWS & (1) 56" THREADED ROD	4240
47	MSTC60	MSTC60	(23) 166 NALS TENSION (24) 166 NALS	2690 2725
48	RT16A	H10A	CONCRETE/CMU: (14) 1/4" X 2-1/4" TAPCON FRAME: (24) 166 OR (20) 166	3655 TENSION
49	RT16A	H10A	PLATE: (8) 86 TRUSS: (8) 166 X 1-1/2"	1025
49	UPH08	H08-SD3	(1) 78" THREADED ROD, 8" EPOXY EMBED. (24) WS3 SCREWS	9155
50	DTB-T2	DTT2	(1) 1/2" X 6" H SCREW (PHD1411680) (8) WS16-EXT SCREWS	1835
51	PAU6	ABU4	(1) 5/8" X 8" H SCREW (PHD1411680) (15) 166 NALS OR (2) 1/2 BOLT	2445 NALS 2385 NALS- BOLTS
53	PAU44	ABU4	(1) 5/8" X 8" H SCREW (PHD1411680) (12) 166 NALS OR (2) 1/2 BOLT	2335 NALS- BOLTS
54	PHD8	H08-SD2.5	(1) 78" THREADED ROD, 8" EPOXY EMBED. (24) WS3 WOOD SCREWS	8185
55	PHD4A	H08-SD2.5	STRAP: (16) WS3 WOOD SCREWS CMU: 8" THREADED ROD, 8" EPOXY EMBED. TOP: 5/8" X 8" H SCREW (PHD1411680)	9215
56	HQAM 10K7	HQAM10K7A	RAFTER/TRUSS: (4) WS15 BEAM: (8) 1/4 X 1-3/4" TAPCON	2445 NALS 2385 NALS- BOLTS
57	LUGT4	LGT4-SDB3	FRAME: (16) 66 BINDER CMU: (4) 3/8" X 5" TRUSS: (16) WS3 SCREW	4725
58	PHD2A	H08-SD2.5	STRAP: (8) WS3 WOOD SCREWS CMU: 8" THREADED ROD, 8" EPOXY EMBED. TOP: 5/8" X 8" H SCREW (PHD1411680)	2515
59	KST12B	STG12B	(28) 166	3265
64	HSA-10K7	HSA10K7	RAFTER/TRUSS: (4) WS15 TOP PLATE: (4) WS3	790
65	LUGT2	LGT2	STUD: (16) 166 TOP PLATE: (2) 166 TRUSS: (16) 166	2020
66	(2) LUGT2	(2) LGT2	STUD: (16) 166 TOP PLATE: (2) 166 TRUSS: (16) 166	4040
67	LUGT3	LGT3-SDB2.5	STRAP: (16) 66 BINDER CMU: (4) 3/8" X 7" TAPCON TOP PLATE: (4) 166 BINDER (12) WS25 SCREW	3560
68	HTT45	HTTA HTTS	STRAP: (8) WS3 WOOD SCREWS CMU: 8" THREADED ROD, 12" EPOXY EMBED. FND: 5/8" X 8" H SCREW (PHD1411680)	5795

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A26003115



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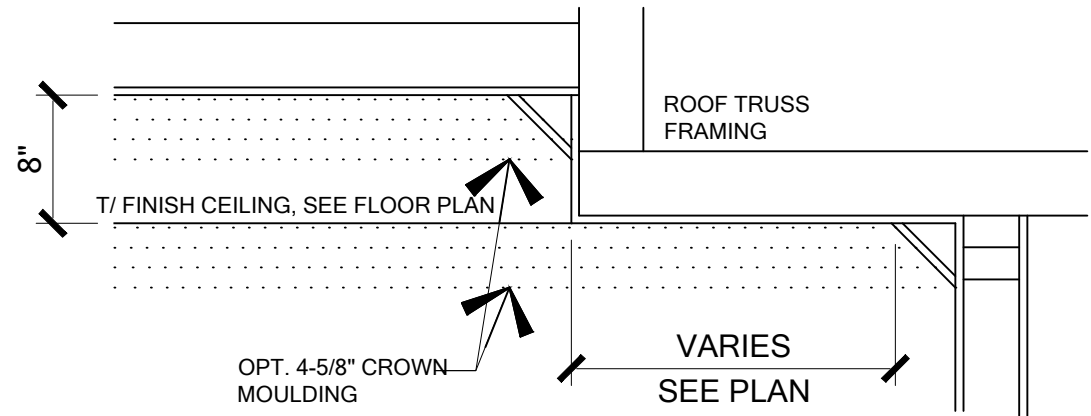
Community:		Forest Cove	
Reference No.	25-04307	Floor Name: Sienna	Garage Side: Elev - A Left
Sheet:		Lot # 8	Block: TBD SW Cadence Glen Lake City, FL 32024
Job no.		Job no. 9FC00801	
		Renaissance Series	

6.0
FRAMING PLAN

FRAMING PLAN

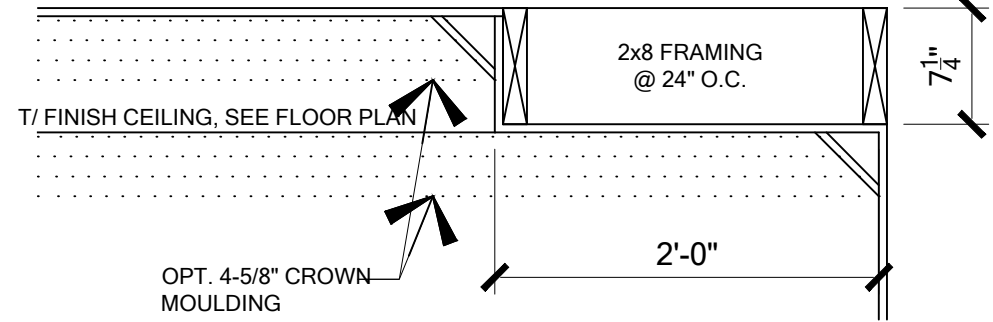
SCALE: 1/4" = 1'-0"

POP-UP ROOF TRUSS TRAY CEILING



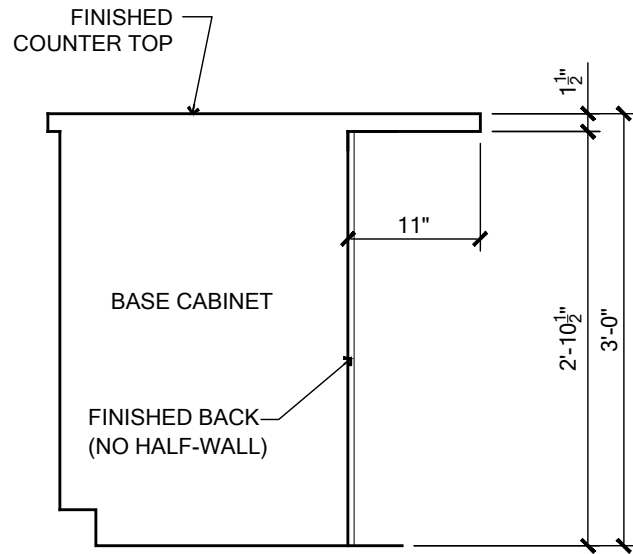
SCALE: 1" = 1'- 0"

DROP DOWN TRAY CEILING



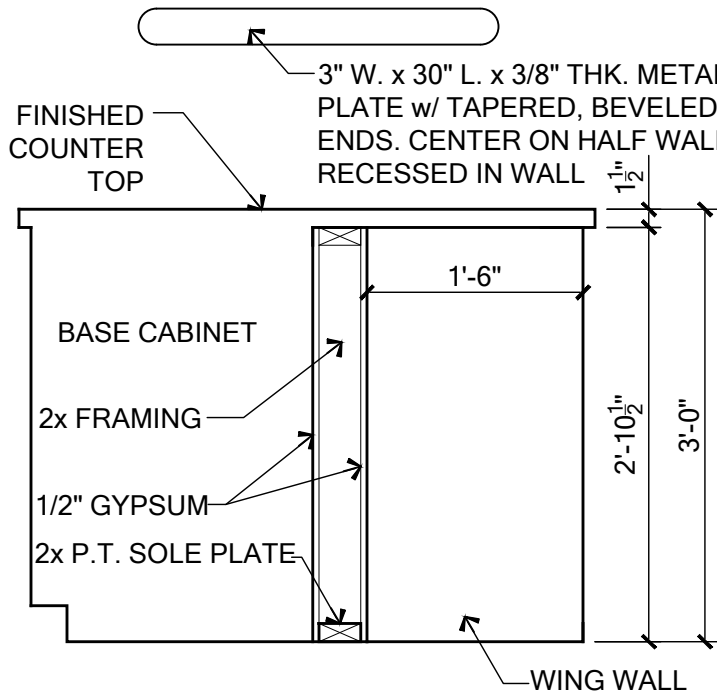
SCALE: 1" = 1'- 0"

FLOW-THRU BAR SECTION
w/ FINISHED BACK



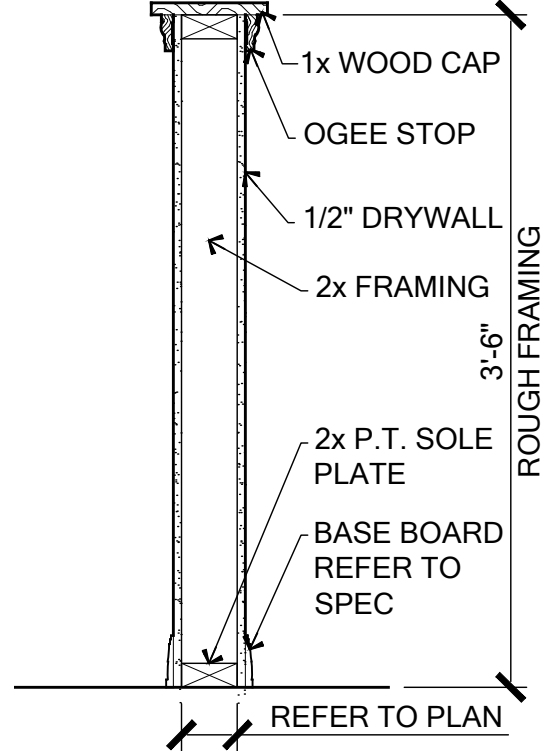
SCALE: 3/4" = 1'- 0"

FLOW-THRU BAR SECTION
w/ HALF WALL

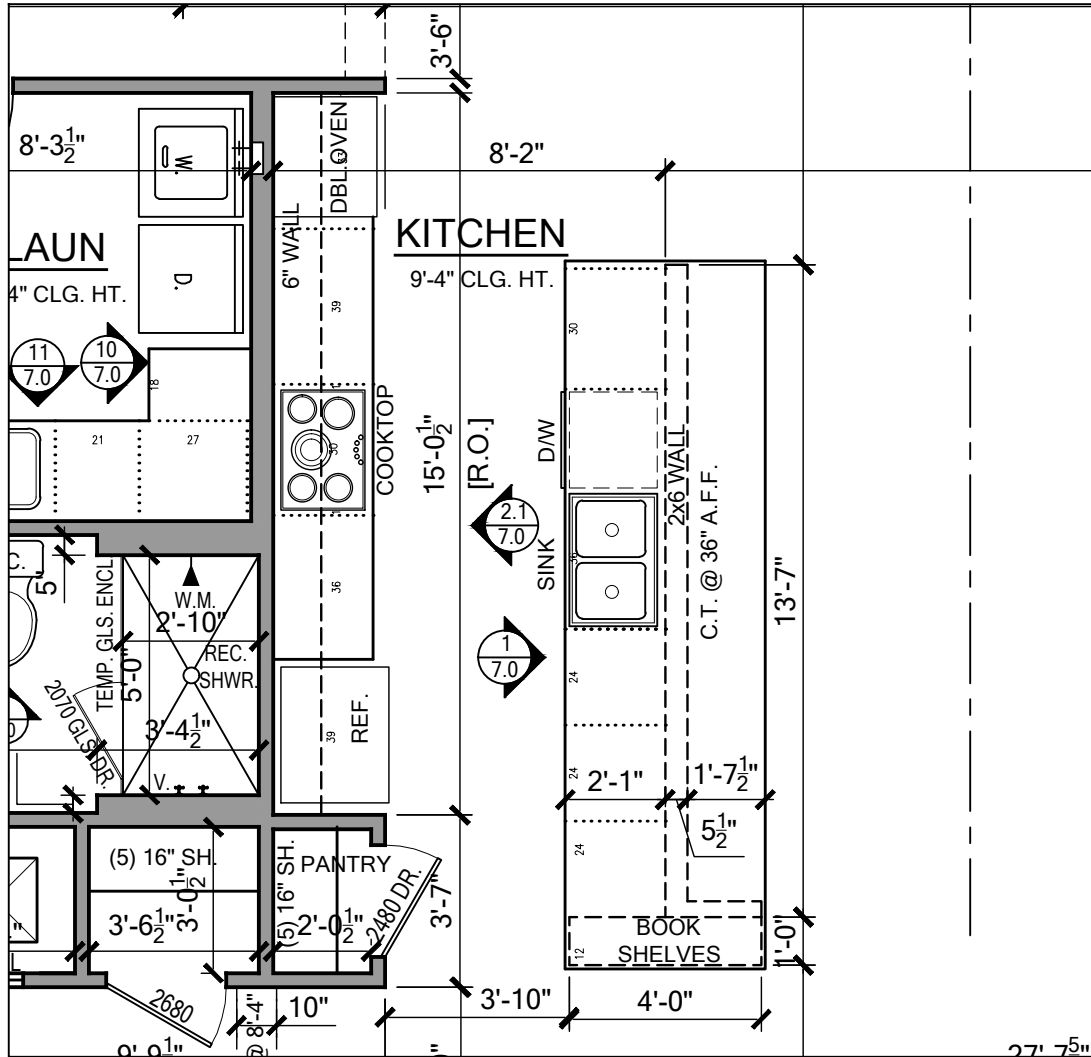


SCALE: 3/4" = 1'- 0"

TYPICAL HALF-WALL



SCALE: 1" = 1'- 0"



GOURMET KITCHEN PLAN
SCALE: 1/4" = 1'- 0"

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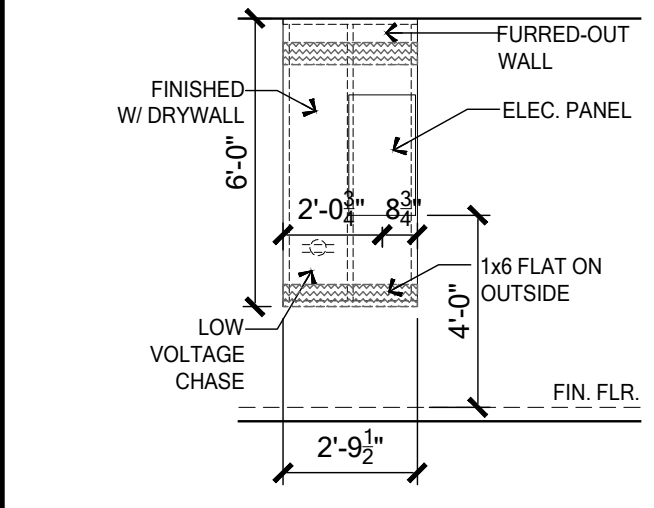
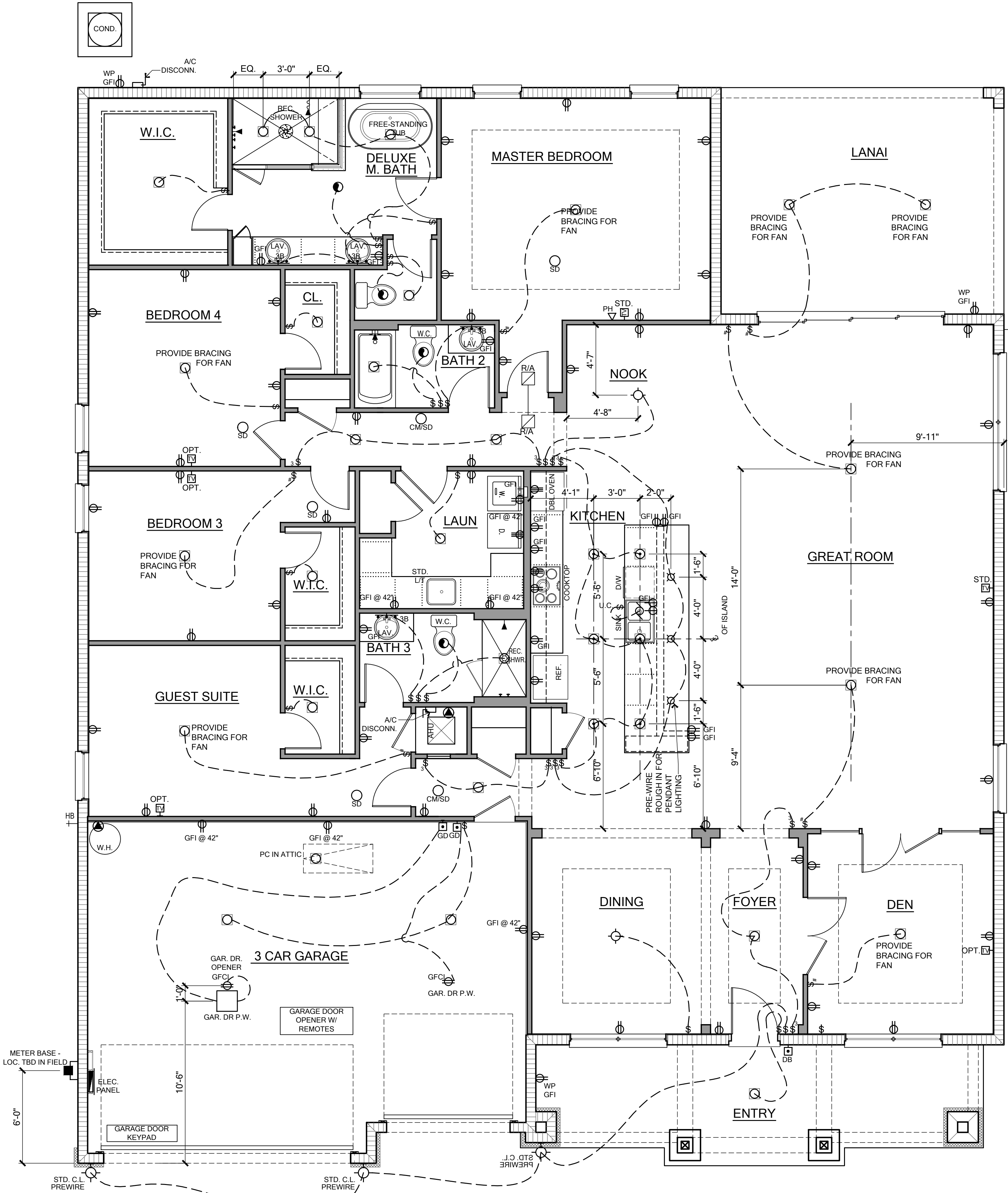
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Sanford, FL 32771
(407) 302-9871

Community:	Forest Cove	Garage Side:	Left
Plan Name:	Sienna	Elev - A	
Lot:	8	Block:	
Address:	TBD SW Cadence Glen Lake City, FL 32024		
Sheet No.	25-04307	9FC00801	Renaissance Series

7.0

INTERIOR ELEV



PANEL WALL DETAIL
SCALE: 1/4" = 1'-0"

ELECTRICAL LEGEND

POWER SYMBOLS	
	WP WEATHER PROOF
	VP VAPOR PROOF
	GF1 GROUND FAULT INTERRUPT
	A ARC FAULT INTERRUPT
	48 MOUNTING HEIGHT
	GDO GARAGE DOOR OPENER
	PS PULL STRING
	◇ MOTOR
	● BATH FAN
	◇ BATH FAN AND LIGHT COMBINATION
	⚡ SINGLE POLE SWITCH
	⚡ THREE WAY SWITCH
	⚡ SPECIAL PURPOSE
	⚡ DISCONNECT
	⚡ ELECTRIC PANEL
	⚡ METER BASE

LIGHTING SYMBOLS	
	2' FLOUR. SINGLE BULB
	4' FLOUR. SINGLE BULB
	4' FLOUR. DOUBLE BULB
	4' FLOUR. WRAP
	ROPE LIGHTING
	SCONCE LIGHT
	EXIT LIGHT SIGN

LOW VOLTAGE SYMBOLS	
	⚡ PUSH BUTTON / DOOR BELL
	◁ DATA OUTLET
	⌚ THERMOSTAT

ELECTRICAL RISER DIAGRAM

Notes: unless otherwise noted.

- Electrical outlet heights as measured from finished floor to centered line of the box to be: 16" AFF (general). In a Food Zone, all electrical equipment to be at or above DFE.
- 44" AFF GFIs AT Front Entry 24" AFF
- 39" AFF Door Bell Push Button 44" AFF
- Laundry Room 36" AFF Thermostat 60" AFF
- Exterior Waterproof 12" AFF To Chandelier Bottom 66" AFF
- Garage General Purpose 42" AFF Microwave Outlet 80" AFF
- Range 2" AFF Vented Hood 80" AFF
- All trim plates and devices to be ganged, where possible.
- Electrical switches to be at 42" centerline above finished floor.
- 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.
- 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.
- 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.
- Provide Tamper Resistant Receptacles as required by the NFPA 70 (Current Edition).
- 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.
- R315.1.2 Combination Alarms: combination smoke/carbon monoxide alarms shall be listed and labeled by a Nationally Recognized Testing Laboratory.
- Keep all smoke detectors minimum of 36" from bathroom doors.
- In new construction, smoke detectors shall be hardwired into an A/C electrical power source and shall be equipped with a monitored battery backup.
- Bathroom exhaust fans must vent to the exterior of the building, ventilation to attic space and soffits is not acceptable.
- 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.
- Add GFCI 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.
- Where more than one smoke alarm is required to be installed within an individual dwelling unit in accordance with section R314.3, 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.
- 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).
- 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 PLAN
SCALE: 1/4" = 1'-0"

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Address:	TBD SW Cadence Glen Lake City, FL 32024		
Job no:	9FC0801	Renaissance Series	

Reference No: 25-04307

Sheet: 8.0

ELECTRICAL

TERMITE SPECIFICATIONS

SECTION R318 PROTECTION AGAINST TERMITES

GIVEN THAT STRUCTURE IS LOCATED IN A VERY HEAVY TERMITE INFESTATION AREA, TERMITE PROTECTION SHALL BE PROVIDED BY REGISTERED TERMITICIDES, INCLUDING SOIL APPLIED PESTICIDES, BAITING SYSTEMS, AND PESTICIDES APPLIED TO WOOD, OR OTHER APPROVED METHODS OF TERMITE PROTECTION LABELED FOR USE A PREVENTIVE TREATMENT TO NEW CONSTRUCTION (SEE SECTION 202, REGISTERED TERMITICIDE). UPON COMPLETION OF THE APPLICATION OF THE TERMITE PROTECTIVE TREATMENT, A CERTIFICATE OF COMPLIANCE SHALL BE ISSUED TO THE BUILDING DEPARTMENT BY THE LICENSED PEST CONTROL COMPANY THAT CONTAINS THE FOLLOWING STATEMENT: "THE BUILDING HAS RECEIVED A COMPLETE TREATMENT FOR THE PREVENTION OF SUBTERRANEAN TERMITES. TREATMENT IS IN ACCORDANCE WITH RULES AND LAWS ESTABLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES."

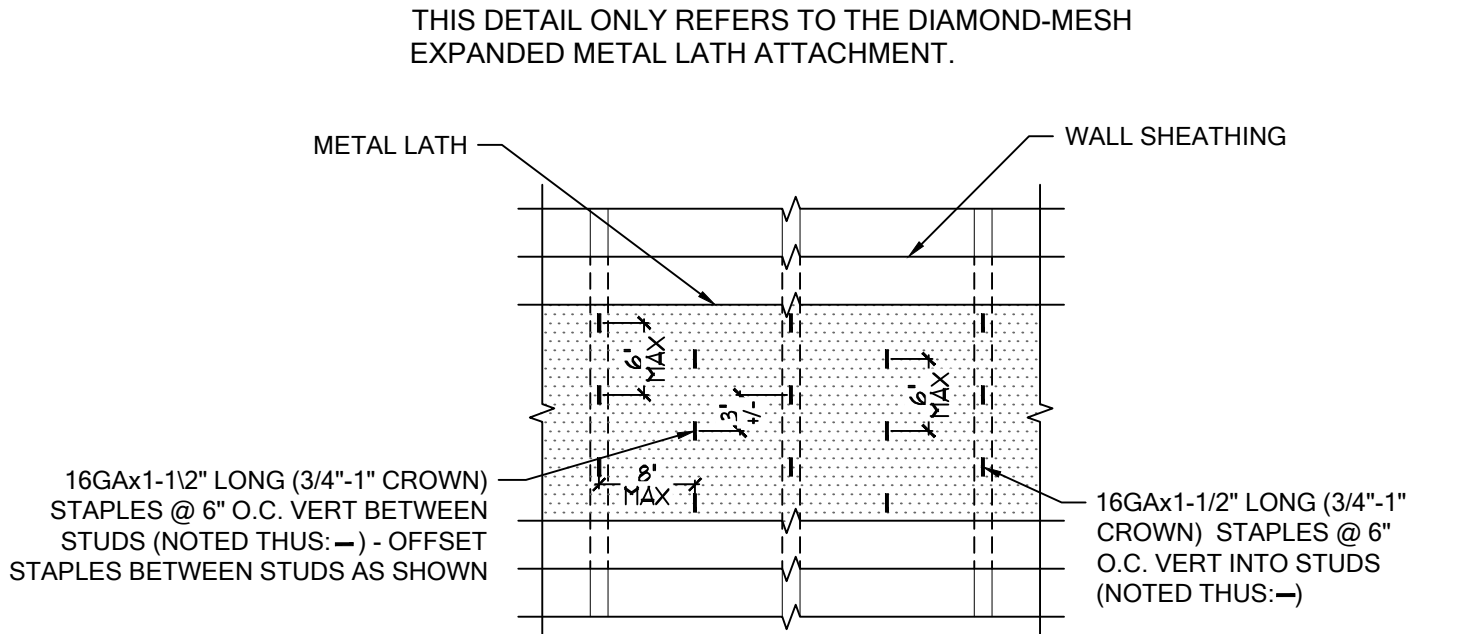
NOTES:

- METHOD OF TREATMENT SHALL BE APPROVED BY THE GOVERNING JURISDICTION "LIQUID BORATE OR BOR-A-COR" PRODUCT METHODS MUST BE DETERMINED AT PERMIT STAGE AND PRODUCT APPROVAL DATA MUST BE ON FILE WITH THE BUILDING DEPARTMENT.
- PRESSURE TREATED LUMBER THAT HAS BEEN CUT OR DRILLED THAT EXPOSES UNTREATED PORTIONS OF WOOD ARE REQUIRED TO BE FIELD TREATED TO PREVENT INSECT INFESTATION.
- OPTIONAL BORATE APPLIED TO ALL FRAME MEMBERS WITHIN 24" A.F.F.

NOTICE TO BUILDER AND ALL SUBCONTRACTORS

It is the intent of the Engineer listed in the titleblock of these documents that these documents be accurate, providing Licensed Professionals clear information. Every attempt has been made to prevent error. The Builder and all subcontractors are required to review all the information contained in these documents, prior to the commencement of any work. The Engineer are not responsible for any plan errors, omissions, or misinterpretations undetected and not reported to the Engineer prior to construction. All construction MUST be in accordance to the information found in these documents. Any questions regarding the information found in these plans should be directed to our Quality Assurance Manager at 321-972-0491 immediately. No backcharges will be considered for reimbursement by the the Engineer without advanced notification and approval by the Engineer. Payments will be made in accordance to the terms of the agreement.

Care and Maintenance: Yearly maintenance and inspections by the builder/homeowner are necessary for the future life of this home. Care must be taken to check windows and doors for caulking, remove leaves and debris off roofs, make sure that water flow is away from the house and have your home repainted every 3 - 5 years to protect the coatings. The designer and engineer of record are not responsible for instances that may occur over the normal life of the home without proper maintenance.



METAL LATH ATTACHMENT DETAIL

REV. 09.24.21 SCALE: 3/4" = 1'-0"
DETAIL EXCEEDS THE REQUIREMENTS FOR FBCR 703.7.1 LATH

GENERAL STRUCTURAL NOTES

CAST IN PLACE REINFORCED CONCRETE

- ALL CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS OF 2500 PSI (SLABS) 3000 PSI (COLUMNS AND BEAMS), A SLUMP OF 5" PLUS OR MINUS 1", AND HAVE 2 TO 5% AIR ENTRAINMENT, AND A MAXIMUM WATER/CEMENT RATIO OF 0.63.
- HOOKS SHALL BE PROVIDED AT DISCONTINUOUS ENDS OF ALL TOP BARS OF BEAMS.
- HORIZONTAL FOOTING BARS SHALL BE BENT 25° AROUND CORNERS OR CORNER BARS WITH A 25" LAP PROVIDED EA. WAY.
- CONCRETE COVER MIN. 3" WHEN EXPOSED TO EARTH OR 1 1/2" TO FORM U.N.O.
- WELDED WIRE FABRIC SHALL CONFORM TO ASTM A1064/A 1064M. WWF SHALL BE LAPPED AT LEAST 6" AND CONTAIN AT LEAST ONE CROSS WIRE WITHIN THE 6". POLYPROPYLENE FIBERS FOR SLABS ON GRADE TO BE MIN 1.5 LBS OF FIBER PER CUBIC YARD.
- ALL REINFORCING STEEL, STIRRUPS AND TIES SHALL BE NEW DOMESTIC DEFORMED BARS FREE FROM RUST, SCALE & OIL & SHALL MEET ASTM A615, ASTM A706, OR ASTM A996 GRADE 40 U.N.O. REINFORCING FOR FOOTING SHALL BE SUPPORTED ON PRE-CAST CONCRETE PADS, STEEL WIRE OR PLASTIC SUPPORTS, TOP REINFORCING SHALL BE POSITIVELY SUPPORTED BY TEMPORARY STRINGERS. DOWELS FOR COLUMNS & FILLED CELLS SHALL BE SECURED IN PLACE BY USING ADDITIONAL CROSS-REINFORCING TIE TO FOOTING REINFORCING. SPLICES IN REINFORCING WHERE PERMITTED SHALL BE AS PER DETAIL MS05/ 2.0.
- HIGH STRENGTH USP CIA-GEL, 7000-C ANCHORING, EPOXY ADHESIVE BINDER WAS USED IN THE DESIGN OF THIS PRODUCT. IF CONTRACTORS WISH TO USE A DIFFERENT EPOXY, THEY MUST FIRST CONTACT THE ENGINEER OF RECORD FOR WRITTEN APPROVAL.
- WHERE PROJECT IS TO BE LOCATED IN KNOWN RADON GAS PREVALENT AREAS, APPENDIX "F" OF THE FLORIDA BUILDING CODE 8TH EDITION (2023) RESIDENTIAL IS TO BE IMPLEMENTED. F303.4 CONCRETE STRENGTH IN THESE AREAS ARE TO BE A MINIMUM OF 3000 P.S.I. THEREFORE, ANY AND ALL NOTES ON THESE PLANS THAT INDICATE 2500 P.S.I. SHALL BE REPLACED WITH 3000 P.S.I. FOR THE CONCRETE STRENGTH.

MASONRY

- HOLLOW LOAD BEARING UNITS SHALL BE NORMAL WEIGHT, GRADE N, TYPE 2, CONFORMING TO ASTM C90-14, WITH A MINIMUM NET COMPRESSIVE STRENGTH OF 2000 PSI (f_m = 2000 PSI)
- MORTAR SHALL BE TYPE "S", CONFORMING TO ASTM C270-14a.
- COARSE GROUT SHALL CONFORM TO ASTM C476-10 WITH A MAXIMUM AGGREGATE SIZE OF 3/8" AND A MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS OF 3000 PSI SLUMP 9" TO 11". CONTINUOUS MASONRY INSPECTIONS ARE REQUIRED DURING CONSTRUCTION
- GRADE 60 U.N.O. VERTICAL REINFORCEMENT SHALL BE AS NOTED ON THE DRAWINGS WITH THE CELLS FILLED WITH COARSE GROUT.
- REINFORCING STEEL SHALL BE LAPPED PER DETAIL MS05/2.0, UNLESS OTHERWISE NOTED ON THE DRAWINGS.
- GROUT STOPS SHALL BE PROVIDED BELOW BOND BEAM, PLASTIC SCREEN, METAL LATH STRIP OR CAVITY CAPS MAY BE USED TO PREVENT THE FLOW OF GROUT INTO CELLS BELOW. THE USE OF FELT PAPER AS A STOP IS PROHIBITED.
- TEMPORARY BRACING AND SHORING OF WALL TO PROVIDE STABILITY DURING CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- TYPICAL FILLED CELL REINFORCING SIZE AND SPACING SHALL BE ABOVE AND BELOW ALL WALL OPENINGS.
- DO NOT APPLY UNIFORM LOADS TO MASONRY WALLS FOR (3) DAYS AND NO CONCENTRATED LOADS FOR (7) DAYS, PER CODE ACI 318-19.
- CONSOLIDATE GROUT POURS EXCEEDING 12" IN HEIGHT BY MECHANICAL VIBRATION, AND RECONSOLIDATE BY MECHANICAL VIBRATION AFTER INITIAL WATER LOSS AND SETTLEMENT HAS OCCURRED. CONSOLIDATION OR RECONSOLIDATION IS NOT REQUIRED FOR SELF-CONSOLIDATING GROUT. GROUT SHALL FINISH FLUSH WITH TOP OF WALL.

WOOD CONSTRUCTION

- ALL EXTERIOR WOOD STUD WALLS, BEARING WALLS, SHEAR WALLS AND MISC. STRUCTURAL WOOD FRAMING MEMBERS, (I.E. BLOCKING OR GABLE END BRACING) SHALL BE EITHER AS SPECIFIED IN PLAN OR IN DETAILS. IF CONFLICTS OCCUR BETWEEN PLAN AND DETAILS, THE STRONGEST MATERIAL SHALL BE USED. AT A MINIMUM, ALL STRUCTURAL FRAMING MEMBERS SHALL BE S.P.F. #2.
- ALL LUMBER SPECIFIED ON DRAWINGS ARE INTENDED FOR DRY USE ONLY (MOISTURE CONTENT 19% OR LESS), U.N.O. ALL WATERPROOFING AND FIRE SAFETY SYSTEMS ARE THE RESPONSIBILITY OF THE CONTRACTOR AND ARE TO BE DESIGNED AND DETAILED BY OTHERS. ANY WOOD FRAME INTERIOR BEARING WALL STUDS THAT HAVE HOLES IN THE CENTER OF THE STUD UP TO 1" DIA. SHALL HAVE STUD PROTECTION SHIELDS. ALL HOLES OVER 1" IN DIA. FOR PLUMBING LINES, ETC. SHALL BE REPAIRED WITH SIMPSON HSS2 STUD SHOES, TYP., U.N.O.
- MANY OF THE NEW PRESSURE TREATED WOODS USE CHEMICALS THAT ARE CORROSIVE TO STEEL. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE TYPE OF WOOD TREATMENT AND TO SELECT APPROPRIATE CONNECTORS THAT RESIST CORROSION. FOR EXAMPLE, ACQ-C, ACQ-D, CBA-A OR CA-B REQUIRE HOT-DIPPED GALVANIZED OR STAINLESS STEEL FASTENERS. DOT SODIUM BORATE (SBX) DOES NOT.
- ALL EXPOSED WOOD OR WOOD IN CONTACT WITH EARTH OR CONCRETE TO BE PRESSURE TREATED.
- UNTREATED WOOD SHALL NOT BE IN DIRECT CONTACT WITH CONCRETE, OR MASONRY SEAT PLATES SHALL BE PROVIDED AT BEARING LOCATIONS WITHOUT WOODEN TOP PLATES.
- SEE PLAN FOR STUD PACK AND BEAM NAILING PATTERNS.
- ALL ENGINEERING LUMBER TO HAVE THE FOLLOWING MIN VALUES U.N.O.
PARALLAM COLUMNS: 1.8E Fb = 2400 PSI
MICROLAM (LVL) BEAMS: 2.0E Fb= 2600 PSI
GLULAM BEAMS: SP/SP 24F-V5 LAYUP (1.7E Fb = 2400 PSI) MIN.
- SEE PLAN NOTE FOR ADDITIONAL ROOF, WALL, SHEAR WALL AND FLOOR SHEATHING REQUIREMENTS ALONG W/ NAILING INFORMATION OTHERWISE:
ROOF DECK: PLYWOOD C-C/C-D, EXTERIOR OR OSB
FLOOR SHEATHING: 3/4" T&G WOOD DECKING GROUP 1 APA RATED (48/24) SHEATHING SHALL FINISH FLUSH TO EXTERIOR WALL FACE
WALL SHEATHING: 7/16" STRUCTURAL OSB (EXPOSURE 1)-OR-15/32" OSB PLYWOOD (C-C/C-D) (EXPOSURE1) MINIMUM OF 1/8" SPACE IS RECOMMENDED BETWEEN PANELS, AT EDGES, AND END JOINTS TO ALLOW FOR EXPANSION. SHEATHING SHALL NOT BE USED AS WEATHER RESISTANCE BARRIER UNLESS SPECIFIED.
- LATH AND LATH ATTACHMENTS SHALL BE OF CORROSION-RESISTANT MATERIALS. EXPANDED METAL OR WOVEN WIRE LATH SHALL BE ATTACHED TO WOOD SHEATHING WITH 1-1/2" LONG, 11 GAUGE NAILS HAVING A 7/16" HEAD, OR 1 1/2" LONG, 16 GAUGE STAPLES SPACED IN ACCORDANCE WITH ASTM C1063 OR C1787, OR AS OTHERWISE APPROVED

STRUCTURAL STEEL

- MATERIAL SPECIFICATIONS: WIDE FLANGE SECTIONS: ASTM A992, GRADE 50, Fy=50 KSI TUBE STEEL (HSS): ASTM A500, GRADE B, Fy = 46 KSI PIPE STEEL: ASTM A53, TYPE E OR S, Fy = 35 KSI/ ALL OTHER STRUCTURAL & MISC. STEEL: A36 Fy=36 KSI STRUCTURAL CONNECTIONS: ALL STRUCTURAL BOLTS TO BE ASTM A325N U.N.O
- STRUCTURAL BOLTS SMALLER THAN 5/8" DIA. TO BE A307 THREADED ROD SHALL CONFORM TO A36 OR A307 ANCHOR BOLTS SHALL CONFORM TO ASTM F1554 ALL BOLTS CAST IN CONCRETE: ASTM A36 OR ASTM A-307 SHOP AND FIELD WELDS: E70XX ELECTRODES STEEL REINFORCEMENT SHOP DRAWINGS TO BE PROVIDED TO ENGINEER OF RECORD BEFORE FABRICATION FOR REVIEW AND APPROVAL

UPLIFT CONNECTORS

- UPLIFT CONNECTORS SUCH AS HURRICANE CLIPS, TRUSS ANCHORS AND ANCHOR BOLTS ARE ONLY REQUIRED ON MEMBERS IN WALLS THAT ARE EXPOSED TO UPLIFT OR LATERAL FORCES. INTERIOR LOAD BEARING WALLS ARE NOT ALWAYS EXPOSED TO UPLIFT FORCES. THE MEMBERS OF THESE WALLS WOULD NOT NEED TO HAVE CONNECTORS APPLIED. PLEASE COORDINATE WITH THE TRUSS ENGINEER FOR THE LOCATION OF THESE WALLS. SEE STRUCTURAL PLANS FOR MORE INFO.

GYPSPUM BOARD

- GYPSPUM BOARD MAY BE INSTALLED USING GWB54 NAILS TO SET IN PLACE. FIELD FASTENING SHOULD BE TYPE "W" 1 1/4" DRYWALL SCREWS @ 12" O.C. FOR CEILING AND 1 1/8" DRYWALL SCREWS @ 12" O.C. FOR WALLS. ALL ENDS AND EDGES OF WALLBOARD SHALL OCCUR OVER AND BE SCREWED TO SUPPORTS. MAXIMUM SCREW SPACING FOR WALLS SHALL BE 16" O.C. ALONG SUPPORTS. MAXIMUM SCREW SPACING FOR CEILINGS SHALL BE 12" O.C. ALONG SUPPORTS. MINIMUM SCREW / NAIL DISTANCE FROM EDGE SHALL BE 3/8". THIS SHALL APPLY TO BOTH CEILING AND WALL INSTALLATION. DRYWALL SHIMS SHALL BE USED ONLY WHERE NECESSARY. OPENINGS CUT FOR OUTLETS, SWITCHES, ETC. SHALL BE OF A TOLERANCE THAT CAN BE COVERED ADEQUATELY WITH NORMAL SWITCH PLATES AND COVERS WITHOUT ADDITIONAL TAPING OR CAULKING. DRYWALL SHALL NOT BE INSTALLED WITHOUT PROPER BACKING.

PRE ENGINEERED WOOD TRUSSES

- ALL PREFABRICATED WOOD TRUSSES SHALL BE SECURELY FASTENED TO THEIR SUPPORTING WALLS OR BEAMS WITH HURRICANE CLIPS OR ANCHORS PER STRUCTURAL PLAN.
- PREFABRICATED WOOD TRUSSES SHALL BE DESIGNED IN ACCORDANCE WITH THE LATEST EDITION OF THE "NATIONAL DESIGN SPECIFICATION FOR STRESS-GRADE LUMBER AND ITS FASTENERS" AS RECOMMENDED BY THE NATIONAL FOREST PRODUCTS ASSOCIATION. TRUSS MEMBERS AND CONNECTIONS SHALL BE PROPORTIONED WITH A MAXIMUM ALLOWABLE STRESS INCREASE FOR LOAD DURATION OF 25%) TO WITHSTAND THE LIVE LOADS GIVEN IN THE NOTES AND TOTAL DEAD LOAD.
- BRIDGING FOR PRE-ENGINEERED TRUSSES SHALL BE AS REQUIRED BY THE TRUSS MANUFACTURER UNLESS NOTED ON THE PLANS.
- TRUSS ELEVATIONS AND SECTIONS ARE FOR GENERAL CONFIGURATION OF TRUSSES ONLY. WEB MEMBERS ARE NOT SHOWN, BUT SHALL BE DESIGNED BY THE TRUSS MANUFACTURER IN ACCORDANCE WITH THE FRAMING DESIGN LOADS.
- DESIGN SPECIFICATIONS FOR LIGHT WEIGHT METAL PLATE CONNECTED WOOD TRUSSES PER THE TRUSS PLATE INSTITUTE TPI LATEST EDITION.
- PRE-ENGINEERED WOOD TRUSSES SHALL BE DESIGNED BY THE MANUFACTURER IN ACCORDANCE WITH SPECIFIED LOADS AND GOVERNING CODES. SUBMITTALS SHALL INCLUDE TRUSS FRAMING PLANS AND DETAILS SHOWING MEMBER SIZES, BRACING, ANCHORAGE, CONNECTIONS, TRUSS LOCATIONS, AND PERMANENT BRACING AND/OR BRIDGING AS REQUIRED FOR ERECTION AND FOR THE PERMANENT STRUCTURE. EACH SUBMITTAL SHALL BE SIGNED AND SEALED BY A FLORIDA REGISTERED STRUCTURAL ENGINEER. SUBMIT 3 COPIES FOR REVIEW AND APPROVAL PRIOR TO FABRICATION.
- THE TRUSS MANUFACTURER SHALL DETERMINE ALL SPANS WORKING POINTS, BEARING POINTS, AND SIMILAR CONDITIONS. TRUSS SHOP DRAWINGS SHALL SHOW ALL TRUSSES, ALL BRACING MEMBERS, AND ALL TRUSS TO TRUSS HANGERS.

FIELD REPAIR NOTES

- MISSED "J" BOLTS FOR WOOD BEARING WALLS MAY BE SUBSTITUTED WITH 1/2" DIA. EPOXY ANCHORS w/ 7" EMBEDMENT. USP CIA-GEL 7000 EPOXY ADHESIVE BINDER FOLLOWING ALL MANUFACTURER'S RECOMMENDATIONS OR USP 1/2" SD WEDGE-BOLT WITH MINIMUM 6" EMBEDMENT. SEE PLAN FOR EMBEDMENT DEPTH AT FLOOR STEPS.
- FOR MISSED VERT. DOWELS, DRILL A 3/4" DIAMETER HOLE 6" DEEP AT THE LOCATION OF THE OMITTED REBAR AND INSTALL A 32" LONG #5 BAR INTO THE EPOXY FILLED HOLE. USE A TWO PART EMBEDMENT EPOXY (USP HIGH STRENGTH EPOXY-TIE ANCHORING ADHESIVE) MIXED PER THE MANUFACTURER'S INSTRUCTIONS. ASSURE THAT ALL DUST AND DEBRIS FROM DRILLING ARE REMOVED FROM THE HOLE BY BRUSHING AND USING COMPRESSED AIR PRIOR TO APPLYING THE EPOXY. ALLOW THE EPOXY TO CURE TO THE MANUFACTURER'S SPECIFICATIONS, THEN FILL THE CELL IN THE NORMAL WAY DURING BOND BEAM POUR.
- FOR MORTAR JOINTS LESS THAN 1/4", PROVIDE (1) #5 VERT. IN CONC. FILLED CELL EACH SIDE OF THE JOINT (BAR DOES NOT HAVE TO BE CONT. TO FOOTING).
- MISSED LINTEL STRAPS FOR MASONRY CONSTRUCTION MAY BE SUBSTITUTED WITH (1) USP HTWM16 TWIST STRAP W/ (4) 1/2" x 1 3/4" WEDGE-BOLTS OR TAPCONS TO MASONRY AND (8)-10d x 1 1/2" NAILS TO TRUSS FOR UPLIFTS LESS THAN 1225 LBS (USE (2) HTWM16 FOR UPLIFTS LESS THAN 2450lb). IF CORNER STRAP IS MISSED CONTRACTOR TO INSTALL (2) USP HGAM10KT W/ (4) 1/2" x 1 1/2" WS15 WOOD SCREWS AND (4) 1/2" x 1 3/4" WEDGE-BOLTS ONE EACH SIDE OF TRUSS.
NO MORE THAN 10 STRAPS MAY BE SUBSTITUTED OR NO MORE THAN 3 IN A ROW WITHOUT APPROVAL FROM EOR. IF GIRDER TRUSS CONNECTIONS ARE MISSED, CONTACT THE EOR FOR SUBSTITUTION.
- IF MISSED, M2AM36 OR M2CM40 STRAP IS MISSED FOR 2ND FLOOR JAMB STUD CONNECTION, CONTRACTOR MAY INSTALL USP HTT5 W/ (28) 16d x 2 1/2" NAILS AND 5/8" ANCHOR BOLT SET IN USP HIGH STRENGTH EPOXY W/ MIN 6" EMBEDMENT AND MIN 3" EDGE DISTANCE. CONTACT EOR IF STRAPS ARE MISSED UNDER GIRDER JAMB STUD LOCATIONS.
- MISSED ROOF TIE DOWNS MAY BE SUBSTITUTED WITH (1) USP RT16A W/ (8) 8d x 1 1/2" NAILS AND (4) 3/16" DIA. X 1 3/4" TAPCONS FOR UPLIFTS LESS THAN 1380#.

STRUCTURAL DESIGN CRITERIA

CODE CRITERIA

- FLORIDA BUILDING CODE 8TH EDITION (2023) RESIDENTIAL
- FLORIDA FIRE PREVENTION CODE 8TH EDITION (2023)
- FLORIDA BUILDING CODE ACCESSIBILITY 8TH EDITION (2023) RESIDENTIAL
- NFPA 70-20, NATIONAL ELECTRICAL CODES (NEC 2020)
- BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE - (ACI 318-19)
- SPECIFICATIONS FOR STRUCTURAL CONCRETE - (ACI 301-20)
- BUILDING CODE REQUIREMENTS FOR MASONRY STRUCTURES - (ACI 530-13)
- NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION - 2018 EDITION
- WOOD FRAMED CONSTRUCTION MANUAL 2018 EDITION
- APA PLYWOOD DESIGN SPECIFICATION E30-19
- AMERICAN SOCIETY OF CIVIL ENGINEERS: ASCE/SEI 7-22
- ALUMINUM DESIGN MANUAL - AAF-20 (AA ADM-2020)

Code references are summaries of code sections. See FBCR (Current Version) for complete information.

Scan QR Code for the complete FBCR



GENERAL ROOF LOADING				
	SHINGLE ROOF (PSF)	METAL ROOF (PSF)	TILE ROOF (PSF)	HEAVY ROOF (PSF)
TOP CHORD LL	16	16	16	16
TOP CHORD DL	7	7	15	25
BOTTOM CHORD LL*	0	0	0	0
BOTTOM CHORD DL	10	10	10	10
TOTAL (PSF)	33	33	41	51
BOTTOM CHORD LL (OPT)				
ATTICS W/ LIMITED STORAGE	20			
ATTICS W/ HEAVY STORAGE	50			
* ATTICS W/ NO STORAGE (NON-CONCURRENT)	10			

NOTE: LL REDUCTIONS ARE ALLOWED PER CODE BUT ONLY WITH WRITTEN APPROVAL FROM EOR OR INDICATED ON PLAN

GENERAL FLOOR LOADING		
TOP CHORD LL	40 (PSF)	COMMENTS:
TOP CHORD DL	10 (PSF)	
BOTTOM CHORD LL	0 (PSF)	
BOTTOM CHORD DL	5 (PSF)	

SPECIAL FLOOR LOADING			
GAME ROOM	60(PSF)	LIBRARY READING ROOMS	60(PSF)
BALCONIES/DECKS	40(PSF)	LIBRARY STACK ROOMS	150(PSF)
BALCONIES OVER 100 SQ. FT.	100(PSF)	NON-SLEEPING ROOMS	40(PSF)
LIGHT STORAGE:	125(PSF)	SLEEPING ROOMS	30(PSF)
GUARDRAILS	200LBS/(h.i)	HABITABLE ATTICS SERVED	
HANDRAILS(d)	200LBS/(h)	w/ FIXED STAIRS	30(PSF)
GUARDRAIL IN-FILL COMP.(f)	50LBS/(f)	PASSENGER VEH. GAR.	50(PSF) 2000(LBS)
STAIRS(g)	40 (PSF) 300(LBS)		
COMMENTS:			
(PSF) = UNIFORM LOADS			
(LBS) = CONCENTRATED LOADS			
c. INDIVIDUAL STAIR TREADS SHALL BE CAPABLE OF SUPPORTING THE UNIFORMLY DISTRIBUTED LIVE LOAD OR A 300-POUND CONCENTRATED LOAD APPLIED ON AN AREA OF 2 INCHES BY 2 INCHES, WHICHEVER PRODUCES THE GREATER STRESSES.			
d. A SINGLE CONCENTRATED LOAD APPLIED IN ANY DIRECTION AT ANY POINT ALONG THE TOP. FOR A GUARD NOT REQUIRED TO SERVE AS A HANDRAIL, THE LOAD NEED NOT BE APPLIED TO THE TOP ELEMENT OF THE GUARD IN A DIRECTION PARALLEL TO SUCH ELEMENT.			
f. BALUSTERS AND PANELS FILLERS SHALL BE DESIGNED TO WITHSTAND A HORIZONTALLY APPLIED NORMAL LOAD OF 50 POUNDS ON AN AREA EQUAL TO 1 SQ. FT.			
h. GLAZING USED IN HANDRAIL ASSEMBLIES AND GUARDS SHALL BE DESIGNED WITH A LOAD ADJUSTMENT FACTOR OF 4. THE LOAD ADJUSTMENT FACTOR SHALL BE APPLIED TO EACH OF THE CONCENTRATED LOADS APPLIED TO THE TOP OF THE RAIL, AND TO THE LOAD ON THE IN-FILL COMPONENTS. THESE LOADS SHALL BE DETERMINED INDEPENDENT OF ONE ANOTHER, AND LOADS ARE ASSUMED NOT TO OCCUR WITH ANY OTHER LIVE LOAD.			
i. WHERE THE TOP OF A GUARD SYSTEM IS NOT REQUIRED TO SERVE AS A HANDRAIL, THE SINGLE CONCENTRATED LOAD SHALL BE APPLIED AT ANY POINT ALONG THE TOP, IN THE VERTICAL DOWNWARD DIRECTION AND IN THE HORIZONTAL DIRECTION AWAY FROM THE WALKING SURFACE. WHERE THE TOP OF A GUARD IS ALSO SERVING AS THE HANDRAIL, A SINGLE CONCENTRATED LOAD SHALL BE APPLIED IN ANY DIRECTION AT ANY POINT ALONG THE TOP. CONCENTRATED LOAD SHALL NOT BE APPLIED CONCURRENTLY.			

DEFLECTION CRITERIA			
ROOF TRUSSES*	LL/240	TL/180	COMMENTS:
ROOF RAFTERS	LL/180	TL/120	
ROOF RAFTERS (W/O CLG.)	LL/360	TL/240	
FLOOR TRUSSES/ BEAMS**	LL/360	TL/240	
FLOOR I-JOIST***	LL/480	TL/240	

WIND LOADING CRITERIA 140B

WIND SPEED (ULTIMATE)	140 MPH
WIND SPEED (ALLOWABLE)	108.0 MPH
EXPOSURE CATEGORY	B
BUILDING CATEGORY	II
BUILDING TYPE	V
ENCLOSURE CLASSIFICATION	ENCLOSED
INTERNAL PRESSURE COEFFICIENT	+/- 0.18

NOTE: MEAN ROOF HEIGHT FOR TYPICAL SINGLE STORY HOME IS 15FT, AND FOR 2 STORY HOME IS 25FT

ASCE 7-22 WALL DESIGN ALLOWABLE COMPONENTS AND CLADDING WIND PRESSURES AND SUCTIONS FOR MEAN ROOF HEIGHT ≤ 30 ft

GENERAL PRESSURE NOTES

NOTES:

- MULTIPLY BY 1.67 TO GET ULTIMATE WIND PRESSURES.
- "z" = END ZONE IS ONLY W/IN 4'-0" OF ALL EXTERIOR BUILDING CORNERS.
- * INDICATED PRESSURES CAN BE INTERPOLATED FOR OTHER DOOR SIZES, OTHERWISE USE LOAD ASSOCIATED WITH THE LOWER EFFECTIVE AREA.

DESIGNATED AREAS WHERE THE ULTIMATE WIND SPEED IS 140 MPH OR GREATER, CONTRACTOR TO PROVIDE ADDITIONAL INFORMATION AS REQUIRED FOR PERMITTING TO INCLUDE IMPACT GLAZING, SHUTTERS, OR WOOD STRUCTURE PANELS PER THE FBCR R301.2.1.2 PROTECTION OF OPENINGS.

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

CA No. 9161 AA26003115

TS&G

Making Dreams Come True

TOTAL SOLUTIONS GROUP
258 Southhall Lane, Suite 200
Maitland, Florida, 32751
(407) 880 2333

100% Employee Owned
myTSHome.com

MARONDA Homes

3999 West First Street
Sanford, FL 32771
(407) 902-9871

Community: Forest Cove

Garage Side: Left

Plan Name: Sienna

Elev - A

Block:

Lot: 8

Address: TBD SW Cadence Glen
Lake City, FL 32024

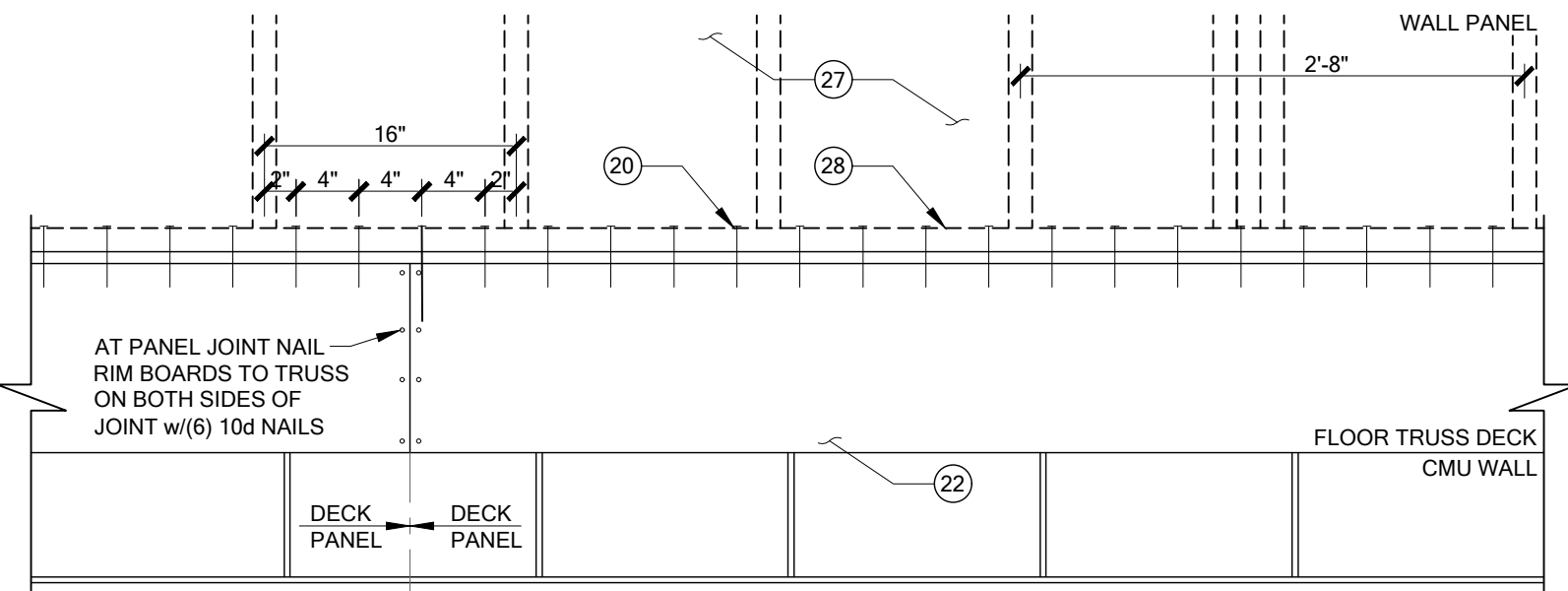
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Renaissance Series

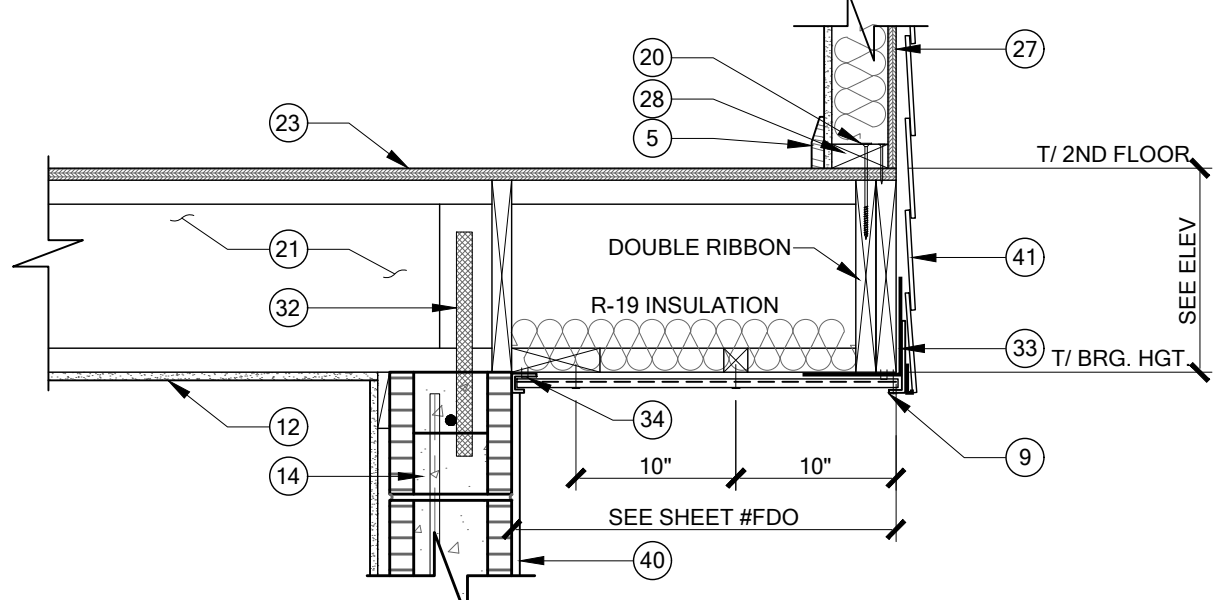
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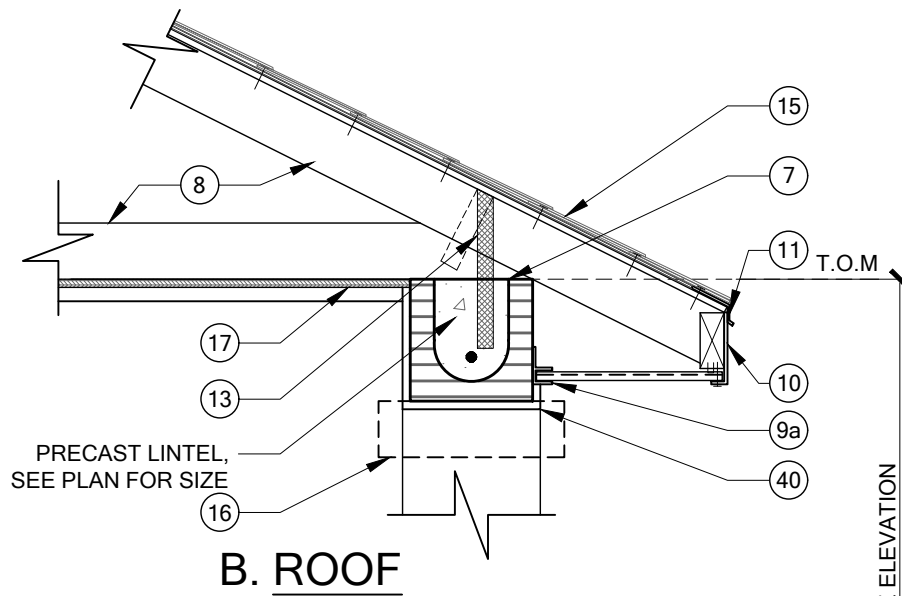
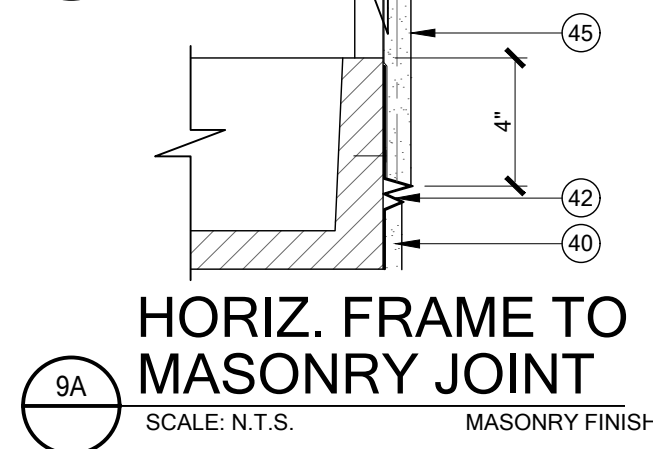
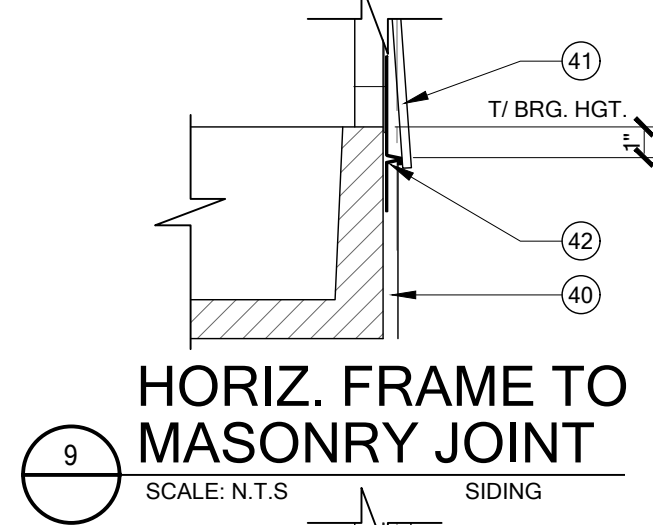
STRUCT NOTES



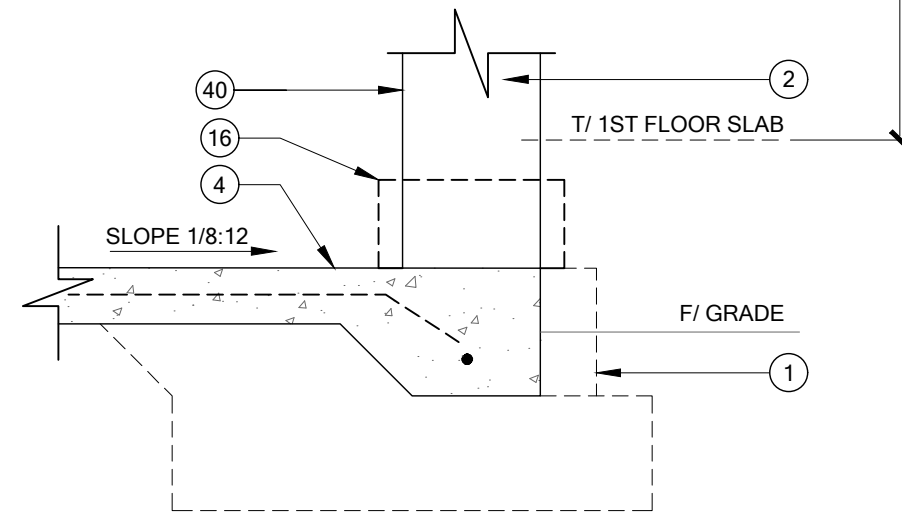
7 PARTIAL FLOOR TRUSS ELEVATION
SCALE: N.T.S.



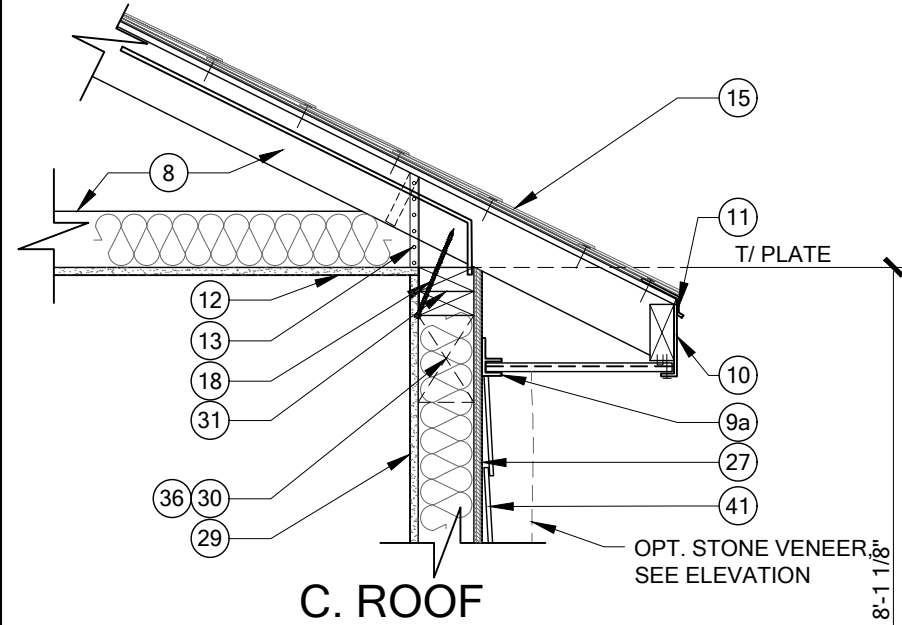
6 PARTIAL SECTION - FLOOR OVERHANG
SCALE: N.T.S.



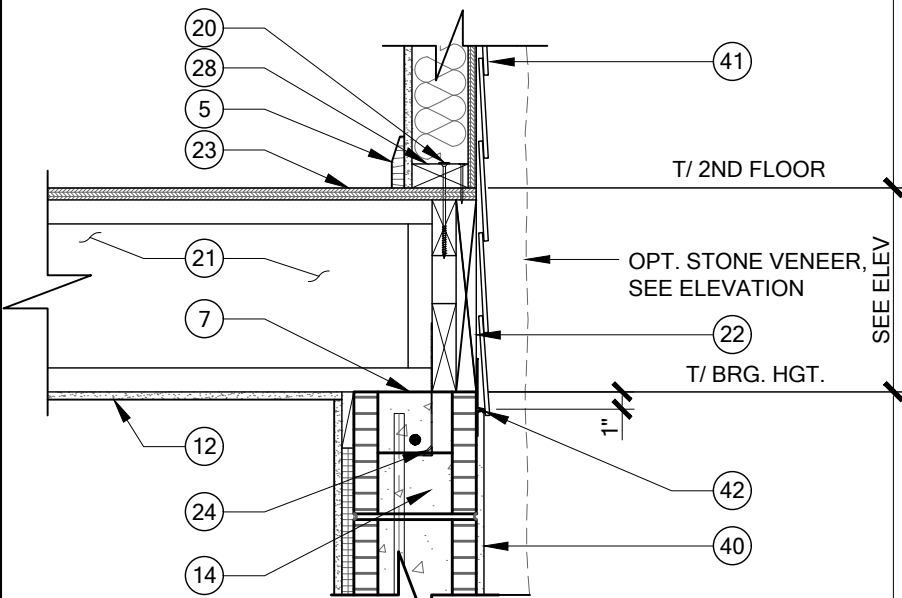
B. ROOF



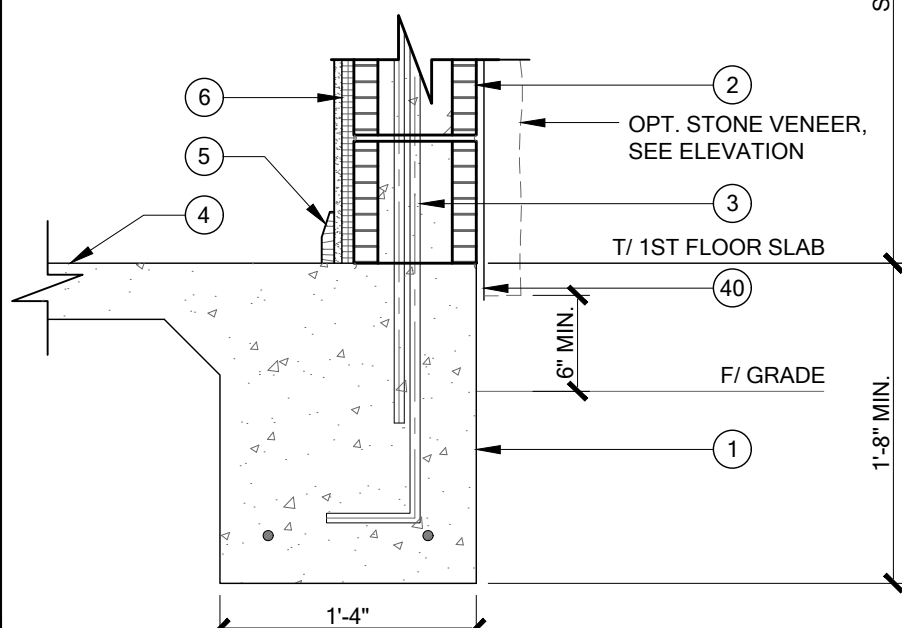
A. FOUNDATION
ONE STORY WALL SECTION - PORCH
SCALE: N.T.S.



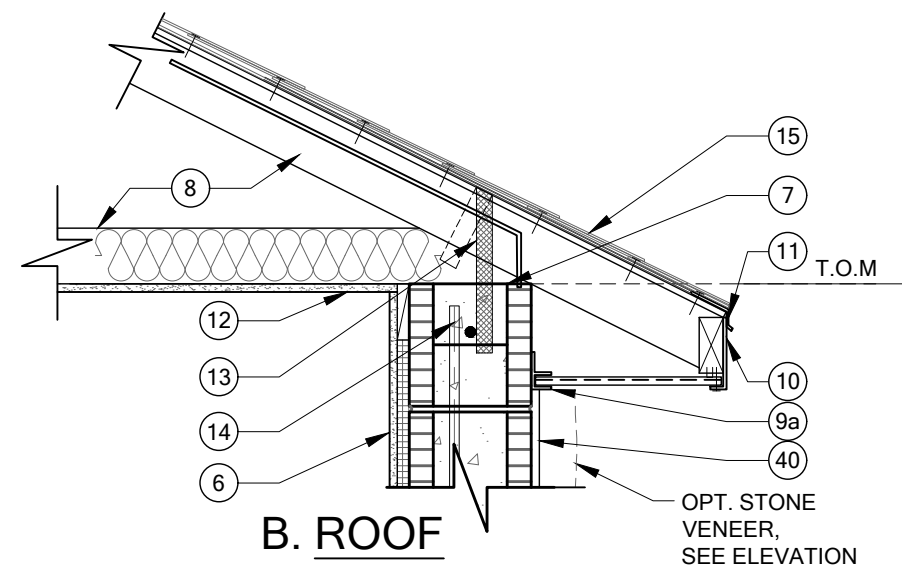
C. ROOF



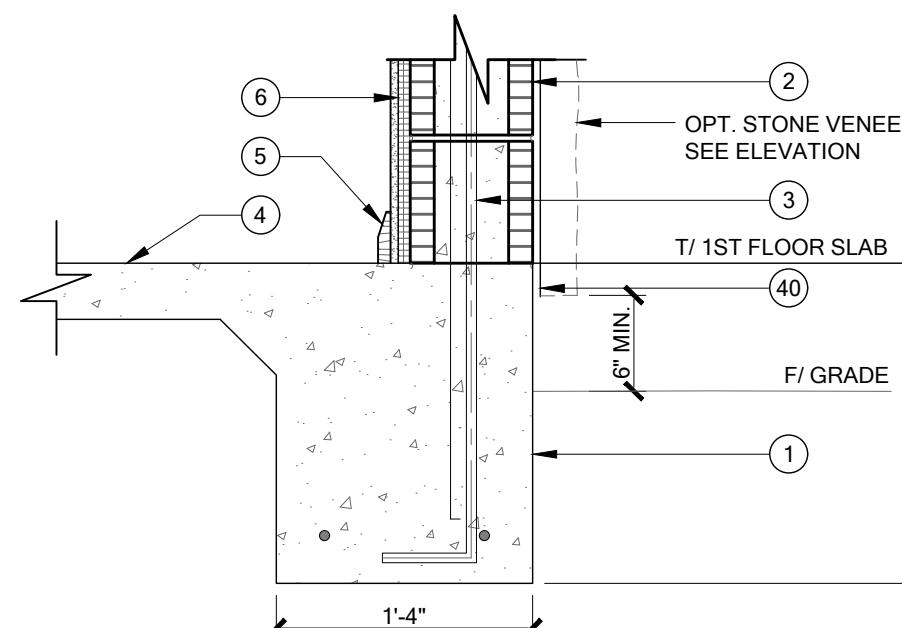
B. 2ND FLOOR DECK



A. FOUNDATION
TWO STORY WALL SECTION - STANDARD
SCALE: N.T.S.



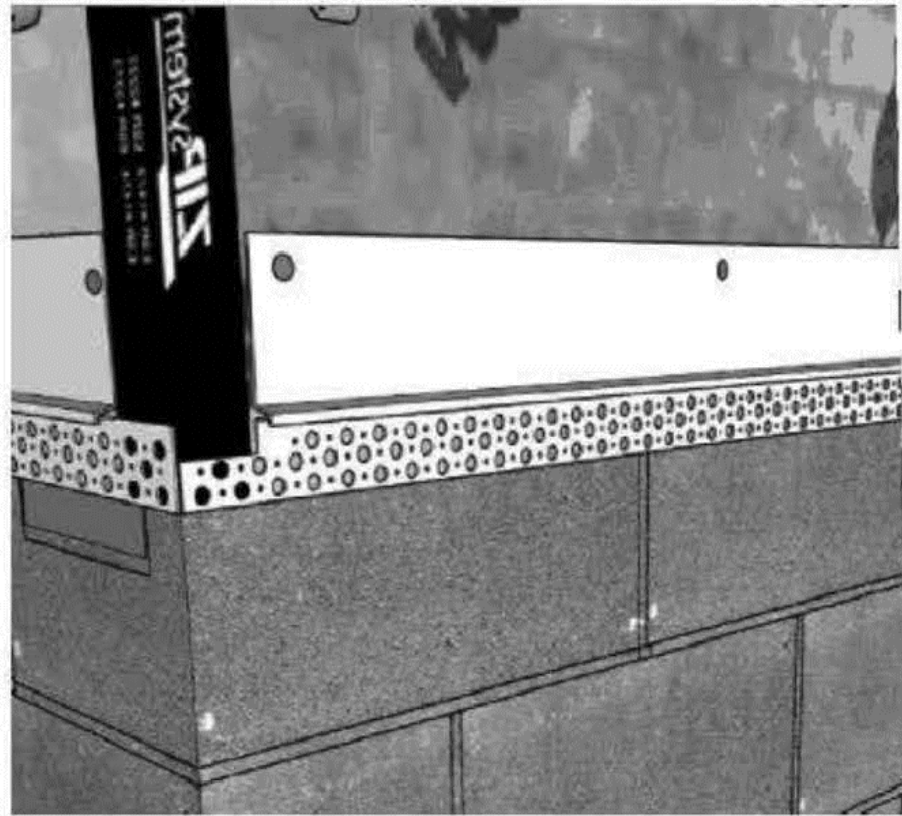
B. ROOF



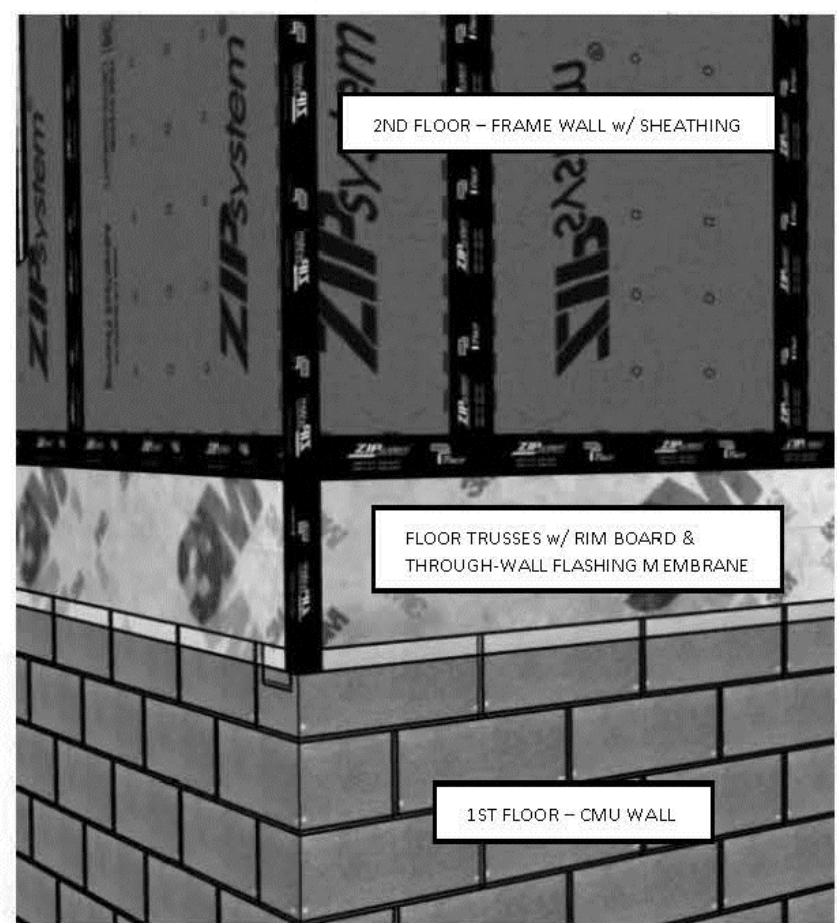
A. FOUNDATION
ONE STORY WALL SECTION - STANDARD
SCALE: N.T.S.

WALL SECTION KEY NOTES

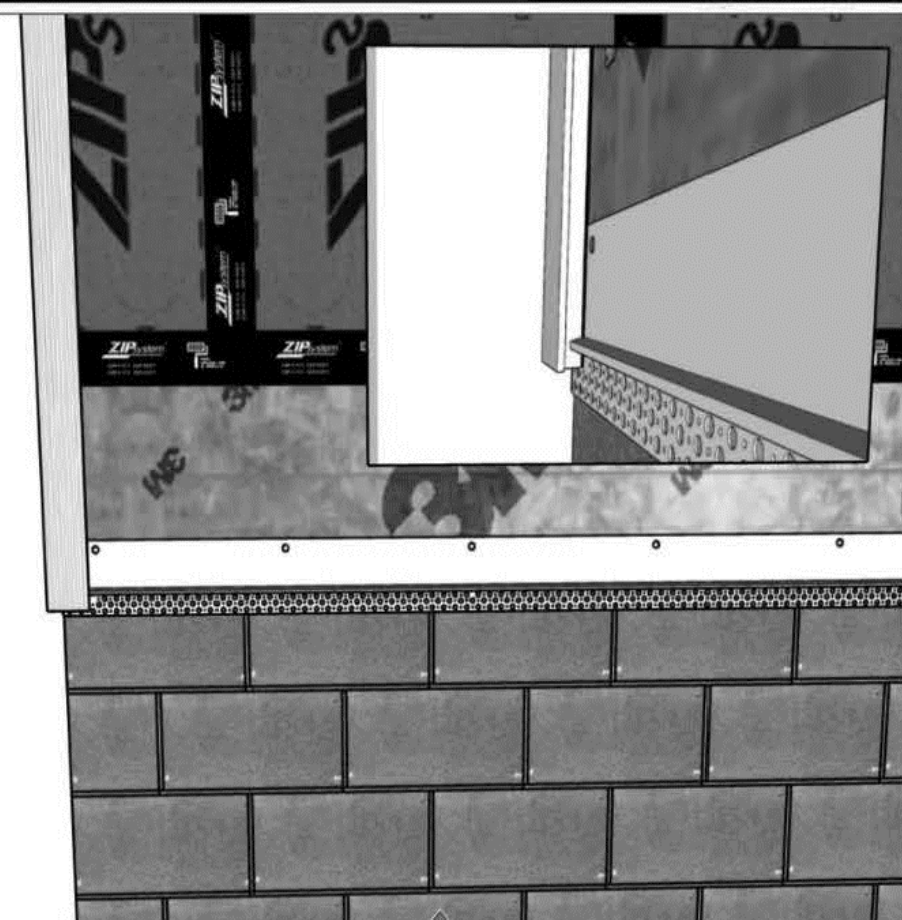
1. MONOLITHIC FOUNDATION, SEE FOUNDATION PLAN.
2. 8" CONCRETE BLOCK WALL.
3. (1) #5 REBAR (GRADE 40) GROUTED SOLID IN A FILLED CELL, CONT. FROM FOOTING TO BOND BEAM w/ 25" LAP SPLICE.
4. CONCRETE SLAB.
5. WOOD BASE.
6. 1/2" DRYWALL ON 3/4" P.T. FURRING @ 24" O.C. w/ INSULATION PER FBC AND ENERGY FORM SUBMITTED WITH PERMIT APPLICATION.
7. SILL SEAL OR SELF-NAILING PLATES.
8. PRE-ENGINEERED ROOF TRUSSES @ 24" O.C., MAX. INSULATION PER FBC AND ENERGY FORM SUBMITTED WITH PERMIT APPLICATION w/ OPEN Baffle @ A/D SPACE LOCATIONS.
9. VENTED SOFFIT AND J-CHANNEL STAPLE SOFFIT TO SUB-FASCIA w/ 1/4" CROWN X 3/4" LEG STAPLE @ EACH OF THE FOLLOWING LOCATIONS, THE MALE & FEMALE LAP AND CENTER FLUTE. SUBSTRATE ATTACHMENT: J-CHANNEL: WOOD - ATTACH w/ 1/4" X 3/4" LEG STAPLE IN DIAMOND PATTERN @ 12" O.C.
- 9a. VENTED SOFFIT AND F-CHANNEL STAPLE SOFFIT TO SUB-FASCIA w/ 1/4" CROWN X 3/4" LEG STAPLE @ 8" O.C. SUBSTRATE ATTACHMENT: F-CHANNEL: WOOD - ATTACH w/ 1/4" CROWN X 3/4" LEG STAPLE IN DIAMOND PATTERN @ 24" O.C. MASONRY - ATTACH w/ 14ga. 5/8" T-NAIL w/ 3/8" DIAMETER HEAD @ 8" O.C.
10. R704.3 ALUMINUM FASCIA.
- ALUMINUM FASCIA SHALL HAVE A MINIMUM THICKNESS OF 0.019 INCHES AND BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS AND THIS CODE. FASTENERS SHALL BE ALUMINUM OR STAINLESS STEEL. ALUMINUM FASCIA SHALL BE ATTACHED IN ACCORDANCE WITH SECTION R704.3.1, R704.3.2 OR R704.3.3. THE DRIP EDGE SHALL COMPLY WITH R905.2.8.5, AND THE THICKNESS OF THE DRIP EDGE SHALL BE IN ACCORDANCE WITH TABLE R903.2.1.
11. METAL DRIP EDGE.
12. 1/2" CEILING BOARD w/ INSULATION PER FBC AND ENERGY FORM SUBMITTED WITH PERMIT APPLICATION AS REQUIRED.
13. ROOF TRUSS ANCHORS, SEE FRAMING PLAN.
14. 8" CONCRETE BOND BEAM BLOCK w/ (1) #5 REBAR w/ STD. HOOK.
15. ROOF ASSEMBLY:
UNDERLAYMENT SHALL CONFORM WITH R905.1.1.1. AND PER TABLE R905.1.1.1.
FIBERGLASS SHINGLES, ASTM D 225, ASTM D 3462, ASTM D 3161 ATTACH w/ (6) 1 1/4" 11-12GA. w/ 3/8" HEAD ROOFING THROUGH NAIL PER STRIP OR (2) PER INDIVIDUAL SHINGLE. ASPHALT SHINGLES FOLLOW MANUFACTURER INSTRUCTIONS FOR PRODUCT.
METAL ROOF OPTION: C&C ROOF PRESSURES MRH 30'
160/B HIP ZONE 1= -36.4, ZONE 2= -50.2, ZONE 3 = -50.2
GABLE ZONE 1= -38.7, ZONE 2= -61.7, ZONE 3 = -73.3
160/C HIP ZONE 1= -51.8, ZONE 2 = -71.4, ZONE 3 = -71.4
GABLE ZONE 1 = -65.1, ZONE 2 = -87.8, ZONE 3 = -104.2
160/D HIP ZONE 1= -61.7, ZONE 2 = -85.1, ZONE 3 = -85.1
GABLE ZONE 1 = -65.6, ZONE 2 = -104.6, ZONE 3 = -124.1
26GA. GALV. STEEL 4x4 L FLASHING
UNDERLAYMENT SHALL BE PER FBC R905.1.1 OVER SHEATHING. SEE MANUFACTURER INSTALLATION INSTRUCTIONS.
ROOF SHEATHING AND NAILING PER SPECIFICATION IN ENGINEERED ROOF SHEATHING & NAILING DETAIL(RSH) ON FRAMING PLAN FOR EACH ROOFING MATERIAL AND ZONE
16. PIER BASE AND CAP TRIM, SEE EXTERIOR ELEVATIONS.
17. PORCH CEILINGS:
FRONT PORCHES: 7/16" OSB ON UNDERSIDE OF ROOF TRUSSES. ATTACH OSB TO TRUSSES w/8d NAILS OR 7d SCREW SHANK @ 4" O.C. EDGES & FIELD w/ EXTERIOR FINISH OF VENTED SOFFIT AND J-CHANNEL STAPLE SOFFIT TO SUBSTRATE @ 8" O.C. INSTALL TRIM NAIL IN CENTER RIB OF PANEL @ 16" O.C.; ATTACH J-CHANNEL w/ 3/8" x 5/8" STAPLE @ 24" O.C. INTO OSB SUBSTRATE.
REAR PORCHES: TEXTURED PAINTED: 1/2" EXTERIOR GYPSUM SOFFIT BOARD SHALL BE ATTACHED TO ALL FRAMING MEMBERS WITH 2X4 BLOCKING PROVIDED AT PERIMETER. THE GYPSUM BOARD SHALL BE ATTACHED w/ TYPE "W" 1 1/4" DRYWALL SCREWS @ 8" O.C. IN FIELD AND EDGES.
18. ALL ROOF TRUSSES SHALL BE TOENAILED w/ (2) 10d NAILS AND SHALL BE FASTENED TO WALL TOP PLATE w/ (1) FASTEN MASTER FRAMEFAST FMFF006 TRUSS SCREW INSTALLED PER MANUFACTURER RECOMMENDATIONS U.N.O. ON PLANS.
20. FASTEN MASTER FRAMEFAST FMFF006 SCREWS @ 4" O.C. MAX.
21. PRE-ENGINEERED WOOD I - JOIST OR FLOOR TRUSS @ 24" O.C., MAX. SEE SECOND FLOOR FRAMING PLAN.
22. WOOD RIM BOARD; FASTEN MULTIPLE PLY RIM BOARDS TOGETHER w/ (3) ROWS 8d NAILS @ 12" O.C.; SINGLE PLY FASTEN RIM BOARD TO TOP & BOTTOM RIBBONS w/8d NAILS @ 6" O.C. & FASTEN RIM BOARD TO EA. FLOOR TRUSS w/ (2) 8d NAILS.
23. 3/4" T&G WOOD DECKING GLUED AND ATTACHED w/ 8d X 2 1/2" SCREW SHANK NAIL @ 6" O.C. EDGES AND 12" O.C. FIELD OR 16GA. X 1 3/4" STAPLE @ 2" O.C. EDGES AND 4" O.C. FIELD. SEE SECOND FLOOR FRAMING SHEET, GLUE BETWEEN SHTG. AND TRUSSES.
24. LPTA, ATTACH w/ (10) 10d X 1 1/2" NAILS, INTO INSIDE FACE OF RIM BOARDS. FOR LOCATIONS, SEE TRUSS STRAP PLACEMENT PLAN ON SHEET 6.0. LPTA'S ARE SET IN FROM OUTSIDE FACE OF BLOCK:
2 3/4" @ 1 1/8" X 16" RIM BOARD w/ 2x6 LET-IN
2 1/4" @ (2) 1 1/8" X 16" RIM BOARD
25. NOT USED
26. NOT USED
27. 7/16" ZIP SYSTEM OSB EXPOSURE 1 ON EXT. WALLS w/ ALL EDGES BLOCKED ATTACH w/ 8d NAILS @ 3" O.C. EDGES AND 8" O.C. FIELD OR 16GA. X 1 3/4" STAPLE @ 2" O.C. EDGES AND 4" O.C. FIELD.
28. 2x4 SYP BOTTOM PLATE.
29. 1/2" DRYWALL ON 2x4 #2 SYP WOOD STUDS @ 16" O.C. AND INSULATION PER FBC AND ENERGY FORM SUBMITTED WITH PERMIT APPLICATION.
30. 2X WOOD HEADER @ OPENING, SEE SECOND FLOOR PLAN FOR SIZE.
31. (2) 2x4 #2 SYP TOP PLATES. TOPMOST PLATE TO BE FIELD-INSTALLED PER DETAIL N/SD-W AND NAILED TO WALL SHEATHING w/ (1) ROW 8d NAILS @ 4" O.C.
32. TA18, ATTACH TO FACE OF TRUSS w/ (9) 10d X 1 1/2" NAILS.
33. MSTA12 @ END TRUSS AND 48" O.C., INSTALL 6" UP ON RIM BOARD AND 6" ON UNDERSIDE OF TRUSS.
34. VENTED SOFFIT AND J-CHANNEL ATTACHED w/ 18ga. 1/4" x 3/4" LEG STAPLE IN DIAMOND PATTERN @ 12" O.C. INTO 2x4 SYP NAILERS. INSTALL INTERMED. 2X NAILERS AS SHOWN. ATTACH SOFFIT w/ CORROSION RESISTANCE NAIL.
35. FLASHING, AS REQUIRED.
36. REFER TO SECTIONS ON SHEET SD-W FOR OPENING ATTACHMENTS AND DETAIL N/SD-W FOR WALL PANEL ATTACHMENTS.
37. SHEARWALL ASSEMBLY, SEE FIRST FLOOR PLAN.
38. 2x #2 SYP P.T. BOTTOM PLATE w/ RT&A @ EVERY STUD ATTACH w/ (1) FA3 @ EACH END OF THE WALL, (1) @ EACH SIDE OF OPENING AND @ 48" O.C.
40. 1/2" MIN. THICKNESS EXTERIOR MASONRY PLASTER, APPLIED OVER BLOCK / MASONRY. (STONE VENEER DASHED)-SEE ARCH. DWG'S. FOR REQUIREMENTS AND INSTALL ALL COVERINGS PER MANUFACTURER RECOMMENDATIONS
41. LAP SIDING (STONE VENEER DASHED)-SEE ARCH. DWG'S. FOR REQUIREMENTS AND INSTALL ALL COVERINGS PER MANUFACTURER RECOMMENDATIONS
42. HORIZ. MID-WALL STARTER STRIP, ANGLE SET 1" BELOW TOP OF MASONRY: ATTACH w/ 11ga 1 3/4" ROOFING NAIL @ 16" O.C.
43. 2x4 #2 SYP HORIZ. FLAT BRACE @ 48" O.C.(EXTENDED MIN. (4) TRUSS BAYS)- FASTEN TO EA. TRUSS BOTTOM CHORD w/ (4) 10d NAILS.
44. RIBBON AND RIM BOARD BEYOND.
45. 7/8" MIN. THICKNESS (3 COAT) EXTERIOR MASONRY PLASTER APPLIED OVER PAPERBACK WIRE LATH ON TYPAR OR EQUAL BUILDING WRAP PAPER.



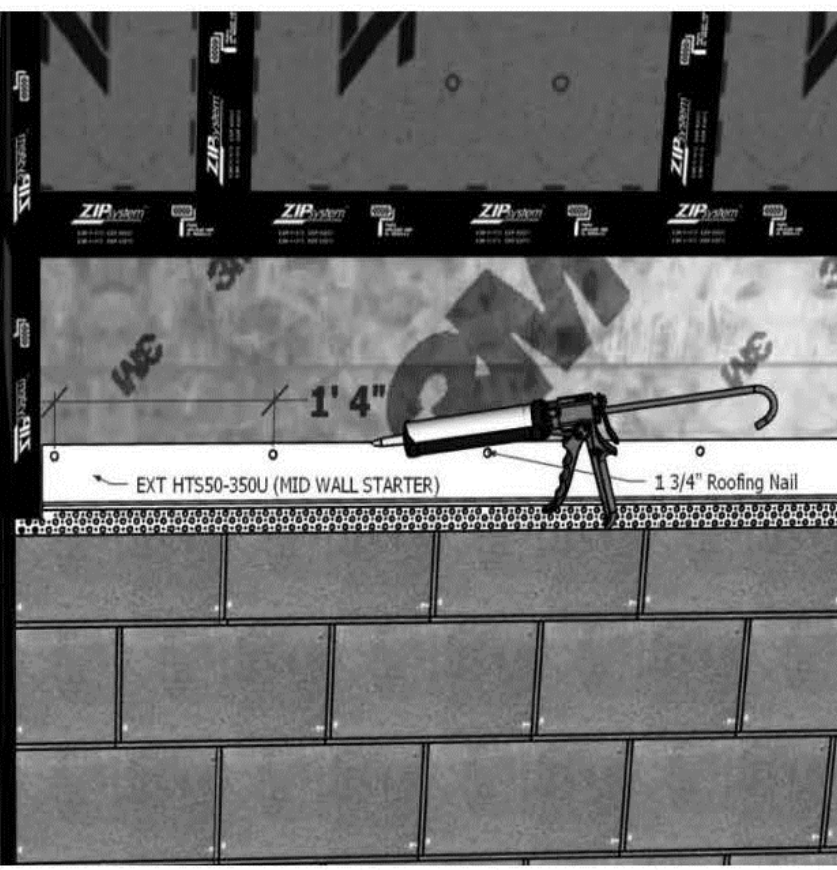
2 MID-WALL STARTER STRIP:
NOTCH CORNER TO ACCEPT TRIM BEFORE INSTALLING.
NOTCH TO EXTEND MIN. 3/4" BELOW TOP OF CMU



1 1ST FLOOR - CMU WALL



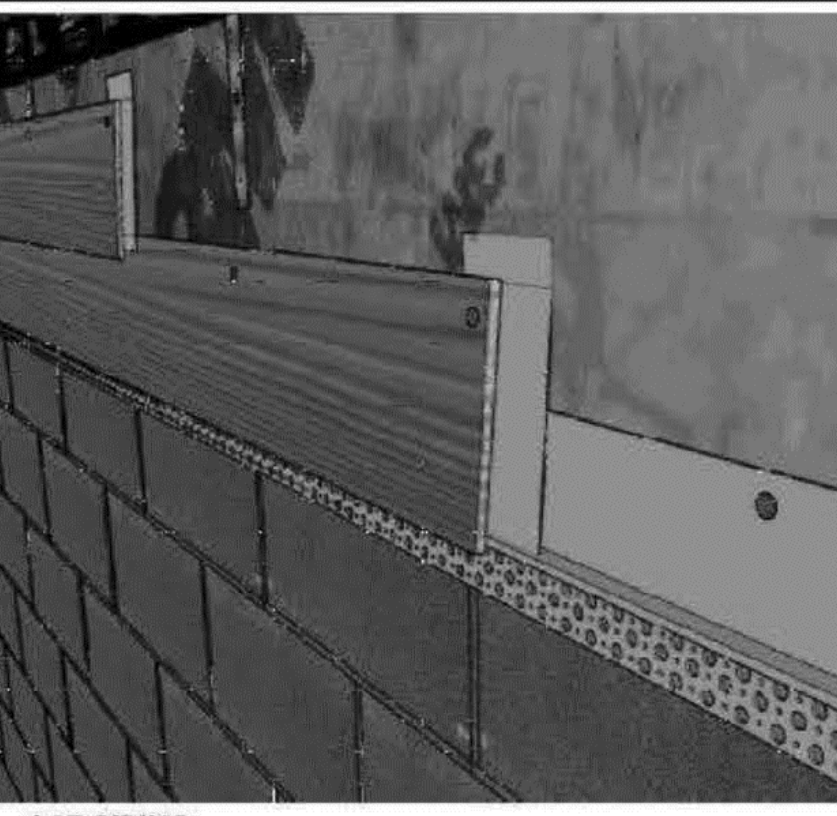
4 TRIM:
CORNER TRIM SET INTO NOTCH MIN. 3/4" BELOW TOP OF CMU. INSTALL PER MANUFACTURER INSTRUCTIONS.



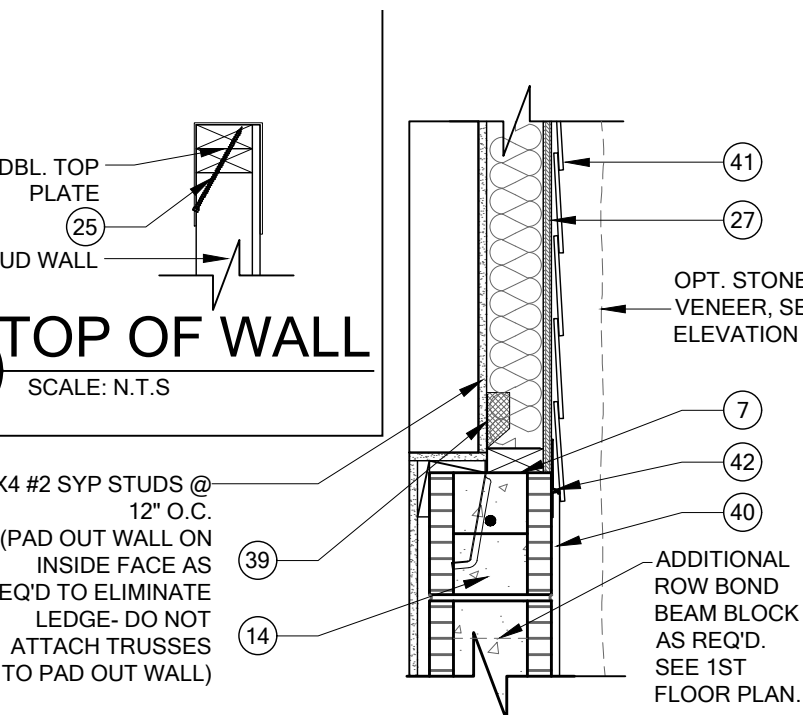
3 MID-WALL STARTER STRIP:
ANGLE SET 1" BELOW TOP OF CMU. ATTACH w/ 1 3/4" ROOFING NAIL @ 16" O.C. RUN SMALL BEAD OF CAULK @ THE TOP OF JOINT & FLASHING MEMBRANE AS ADDED PROTECTION



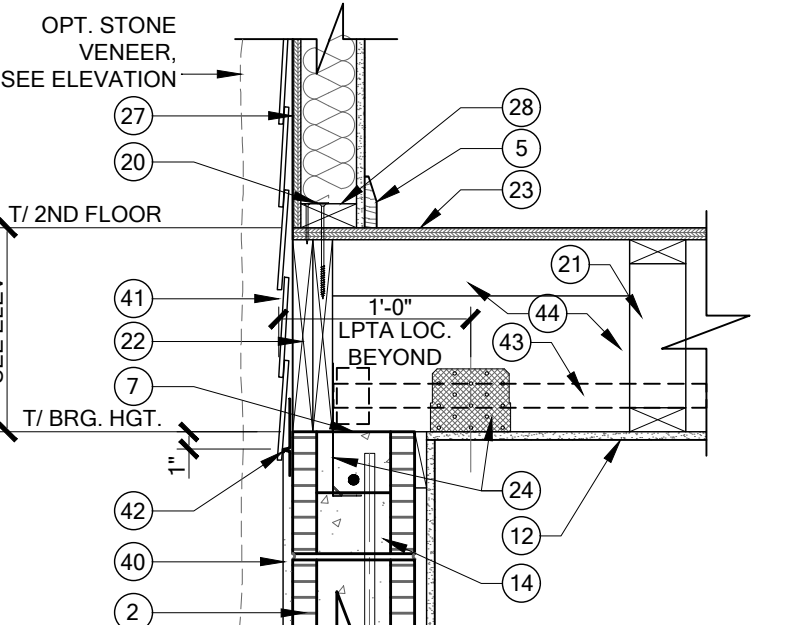
(PREFERRED METHOD "NOT" ONLY METHOD.) SEE NOTE 41



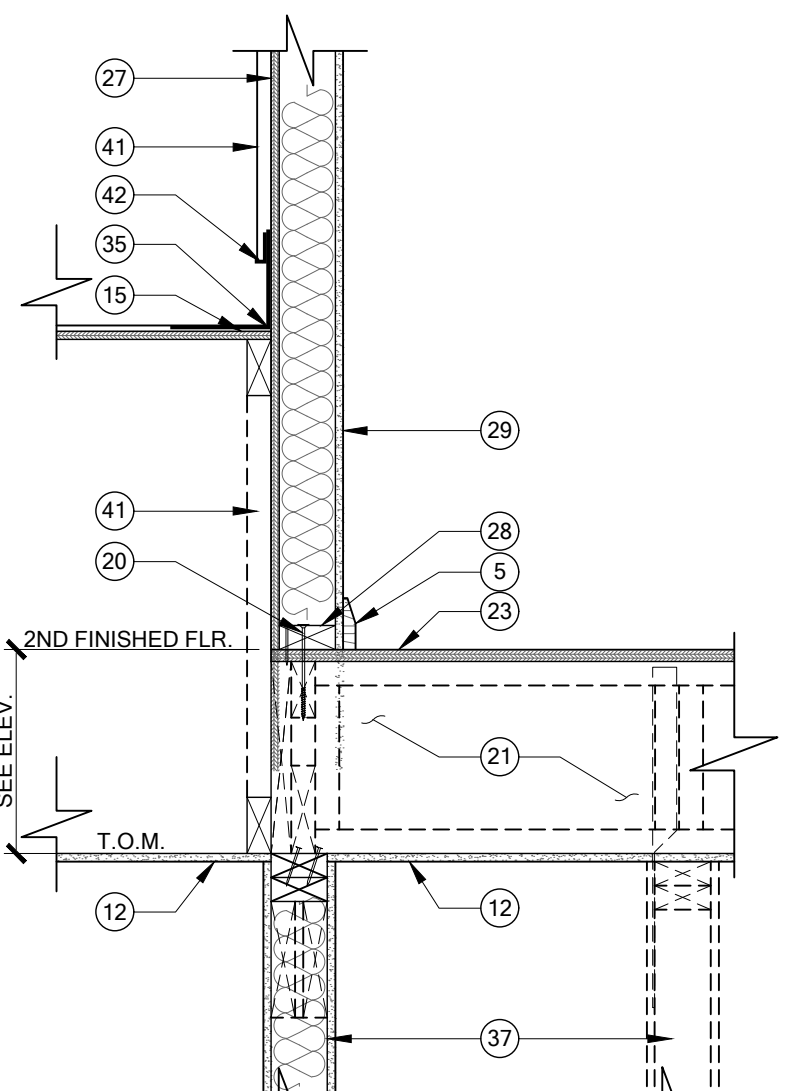
5 LAP SIDING:
ATTACH w/ 11ga. 1 3/4" ROOFING NAIL 16" O.C. INTO STUD OR .090" SHANK x 1.215 HD x 1.5" LONG RING SHANK NAIL 8" O.C. INTO WSP (MIN. 7/16" OSB). INSTALL PER MANUFACTURER INSTRUCTIONS.



4 PARTIAL SECTION - TWO STORY OPENING
SCALE: N.T.S.



5 PARTIAL SECTION - SIDE WALL
SCALE: N.T.S.



8 PARTIAL SECTION - FLOOR TRUSS TO ROOF
SCALE: N.T.S.

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CA No. 9161 AA26003115

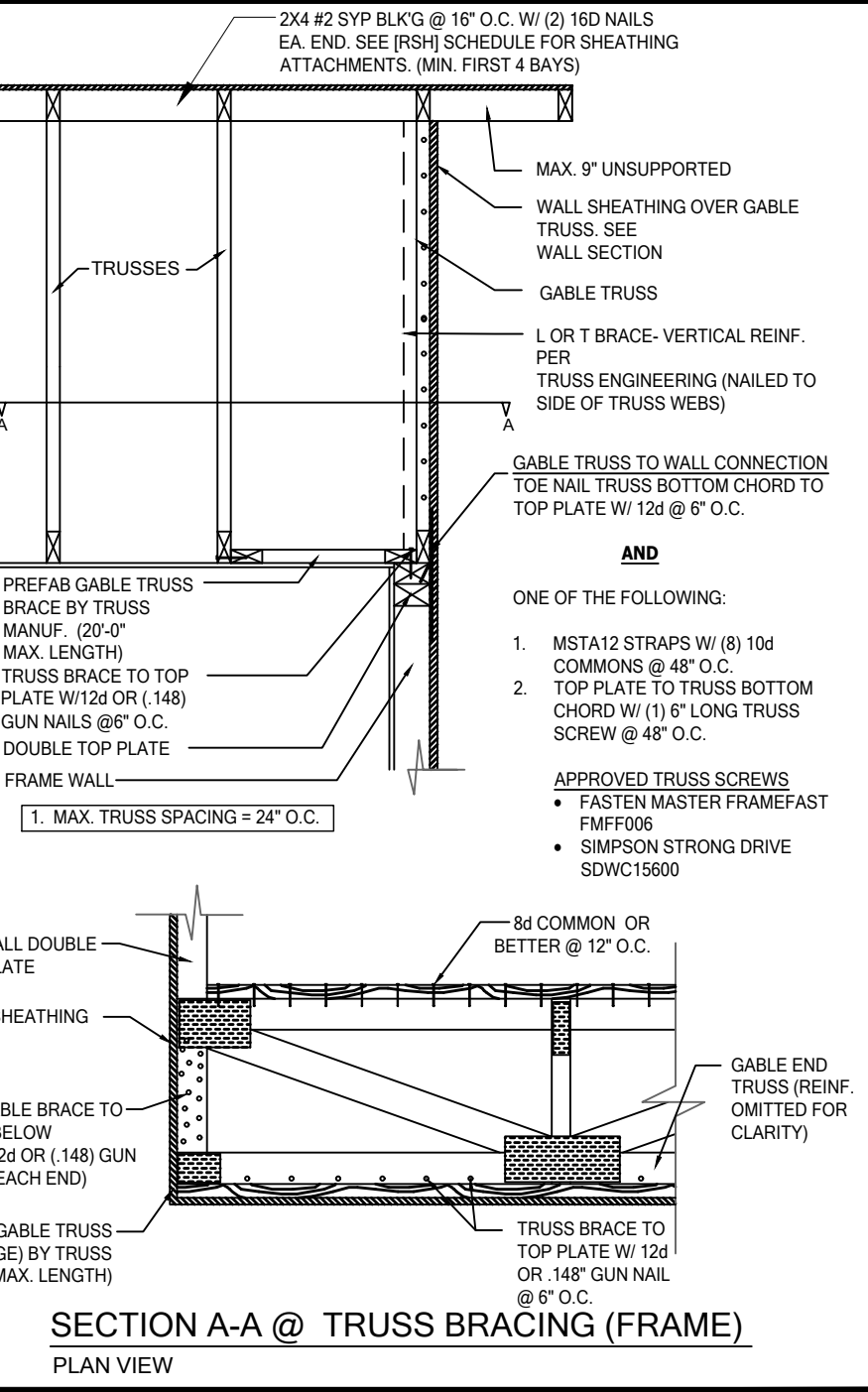
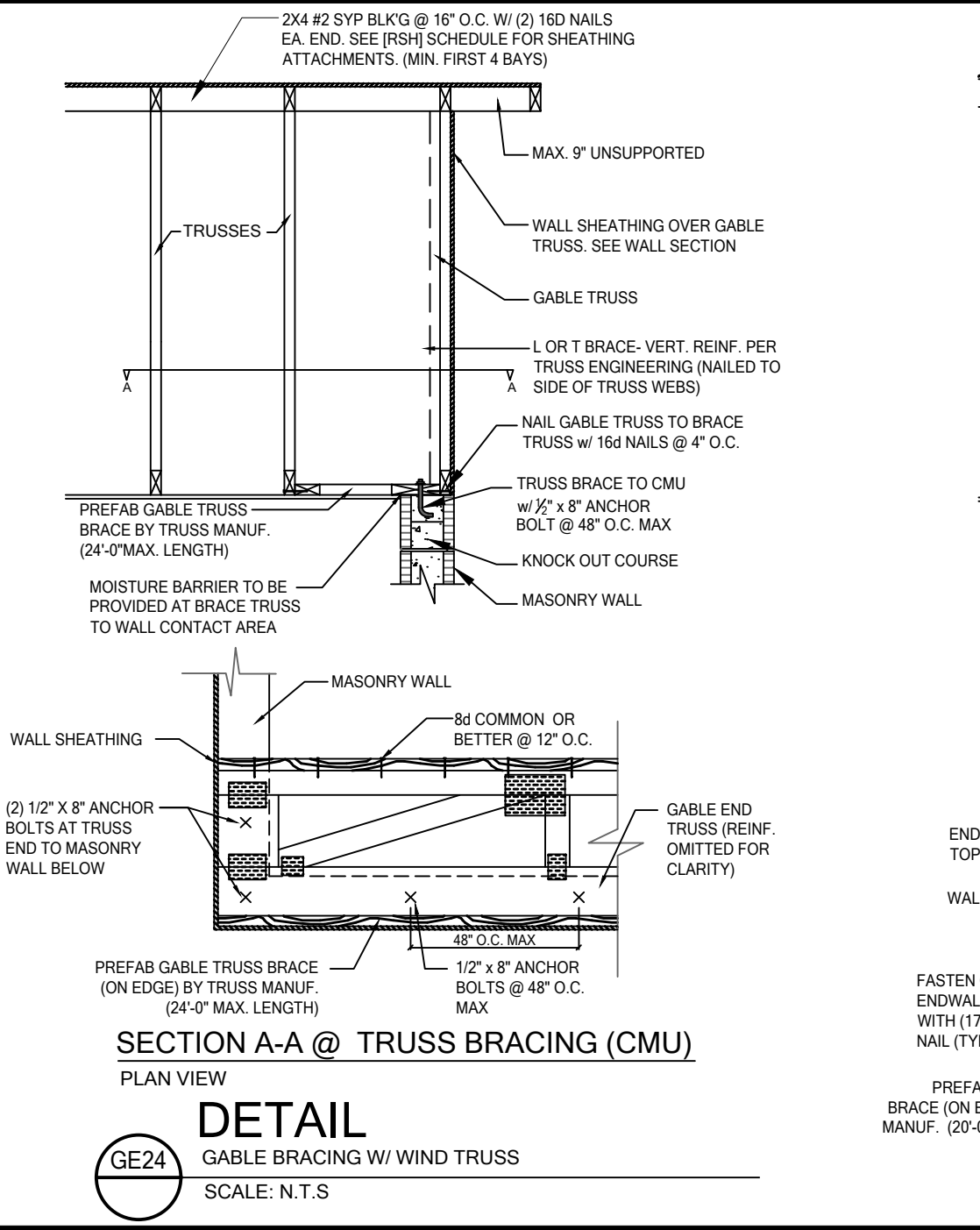
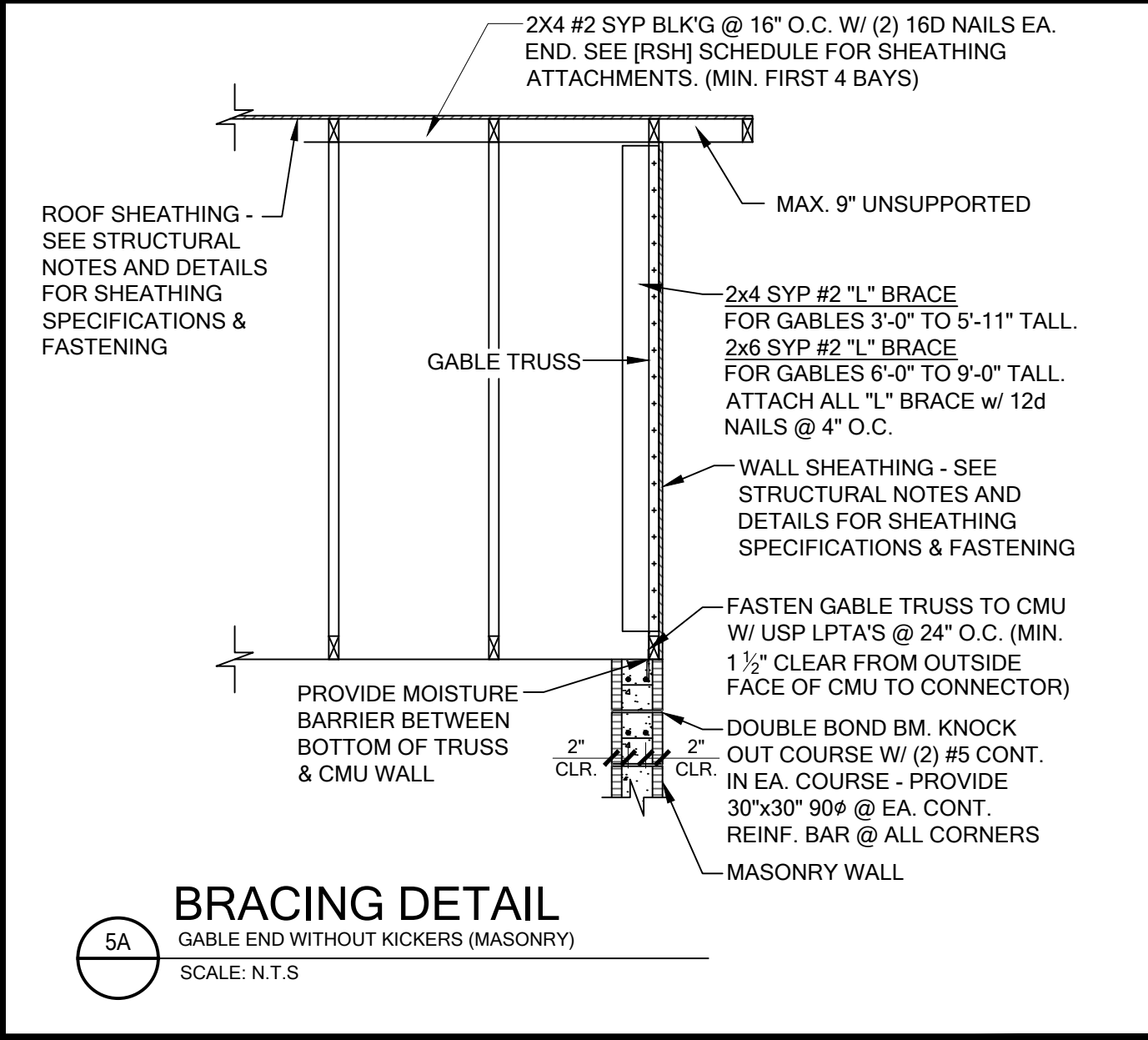
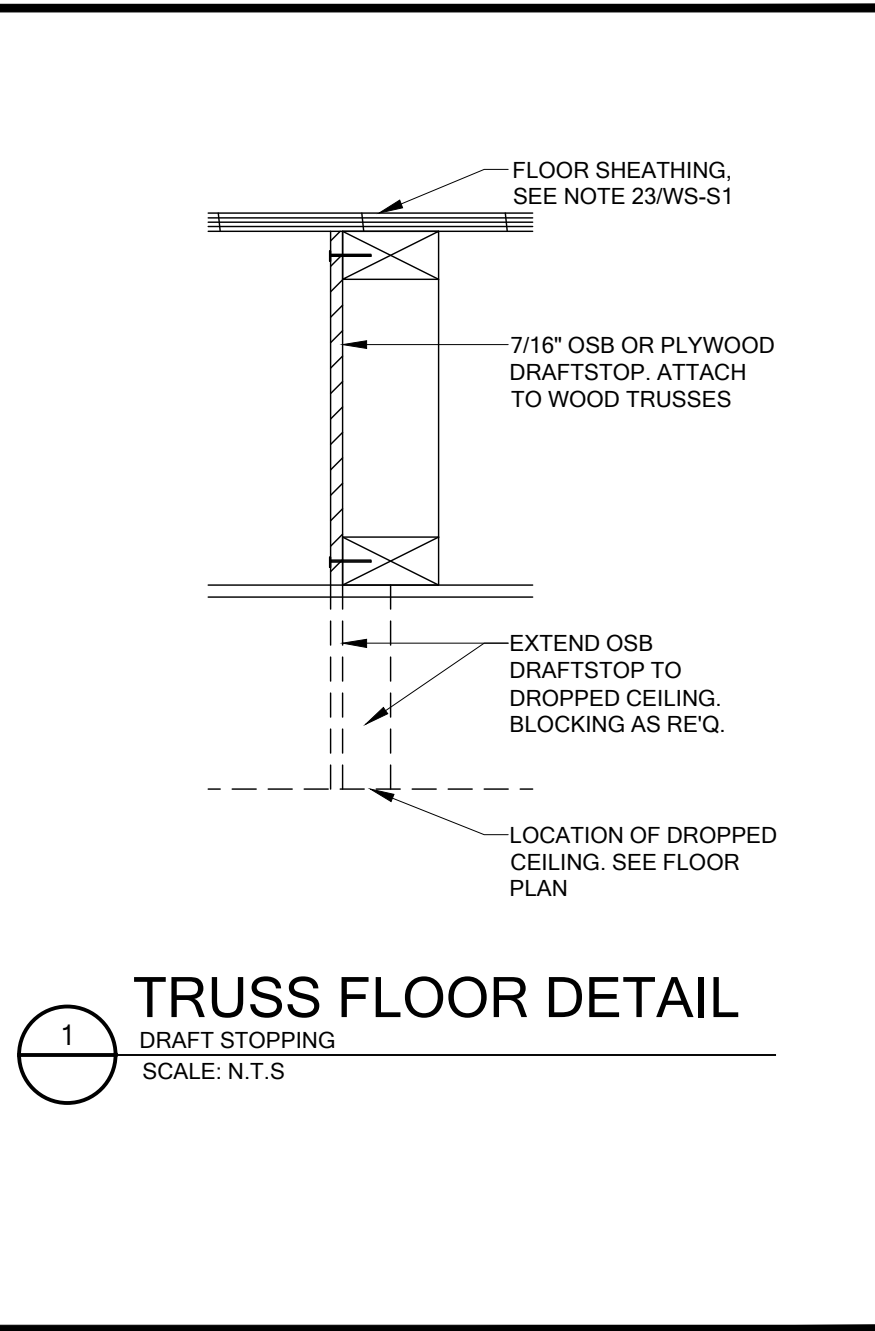
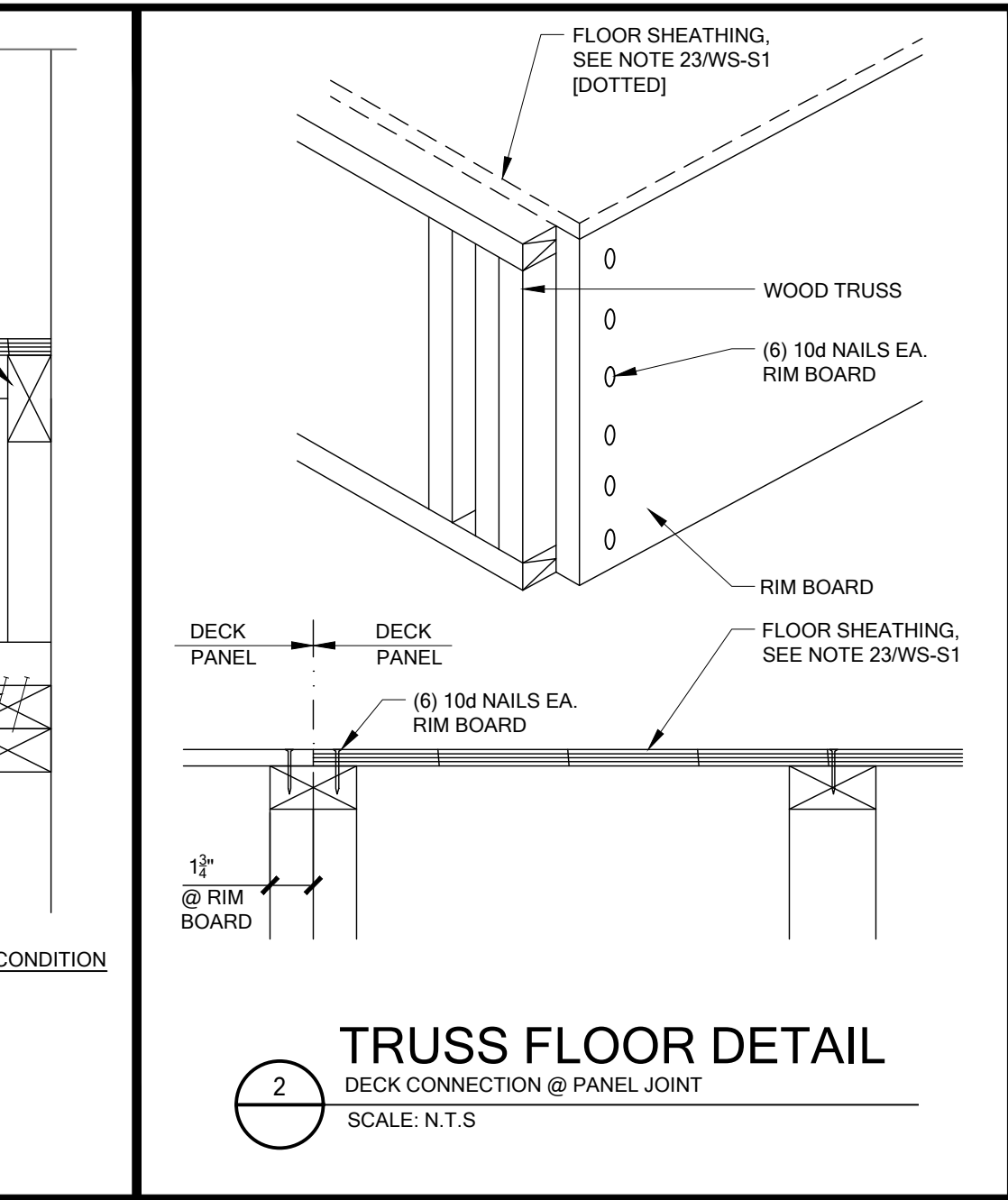
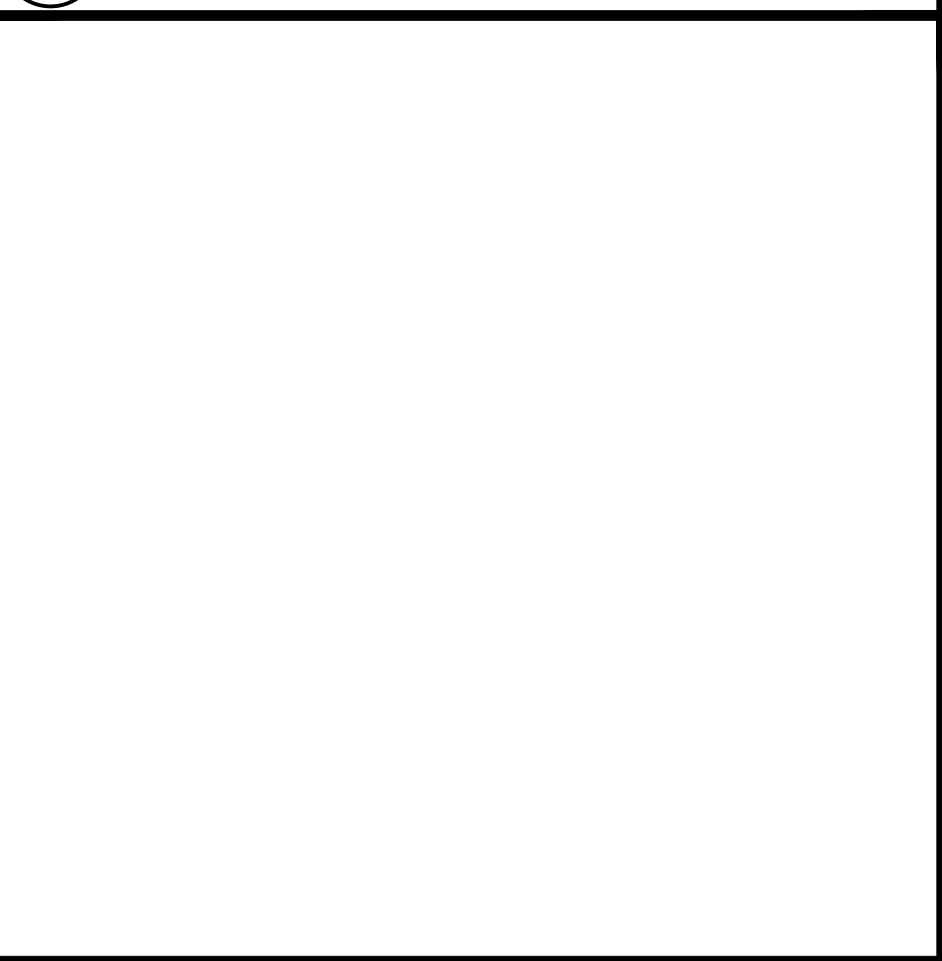
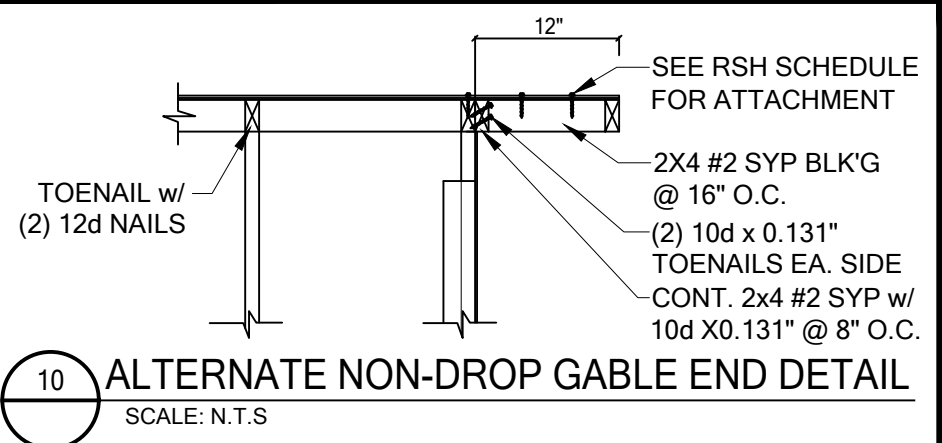
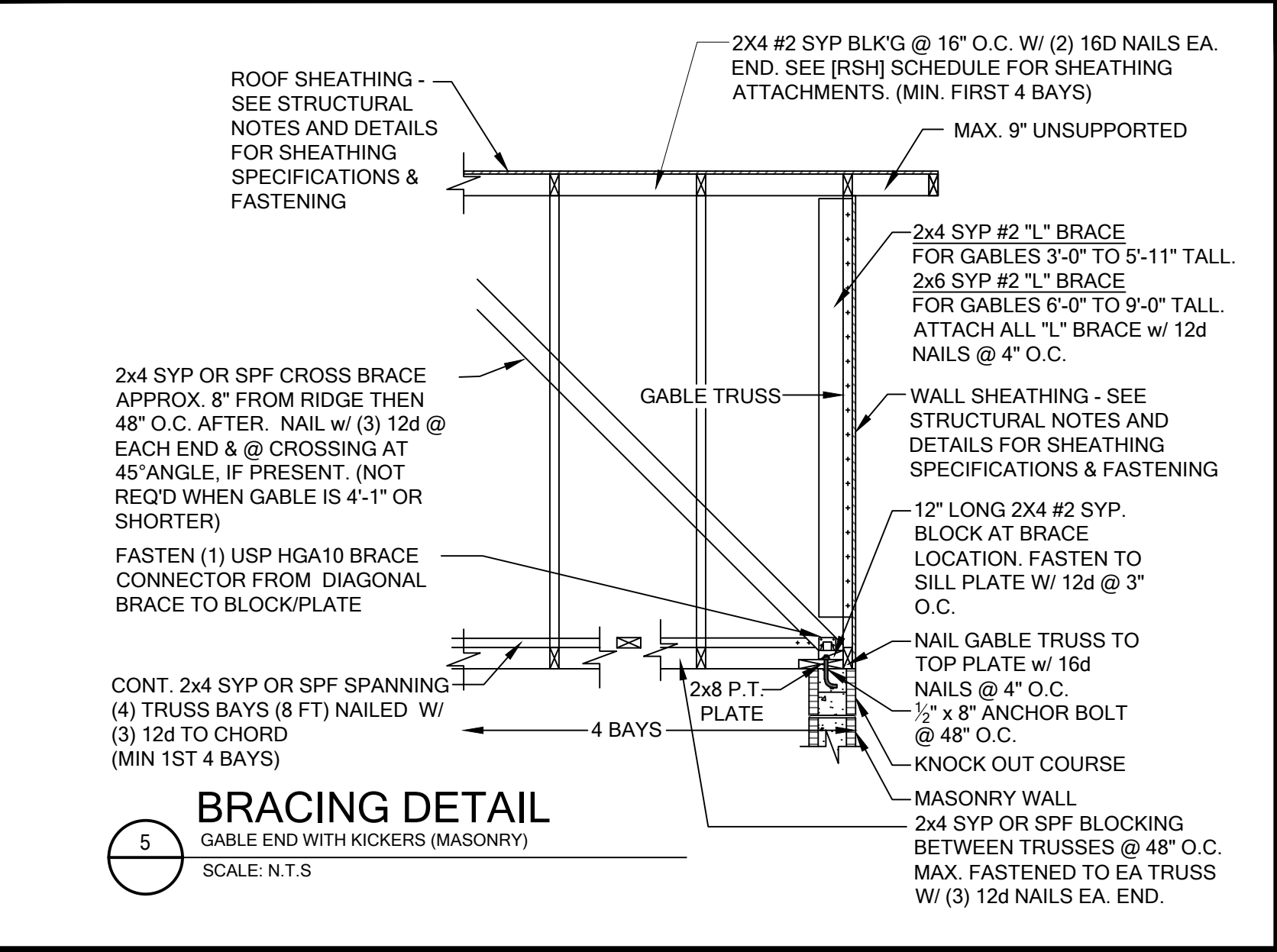
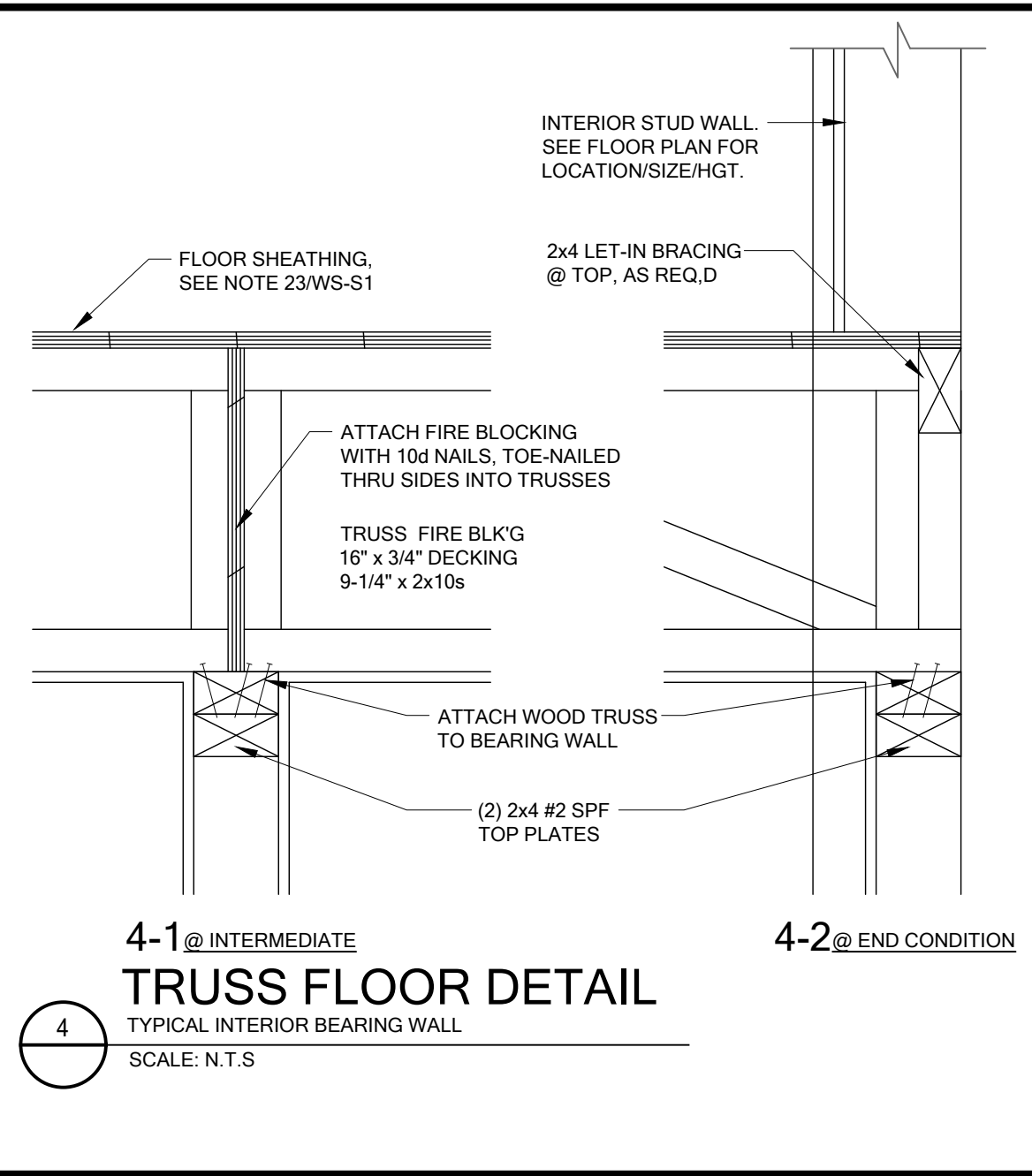
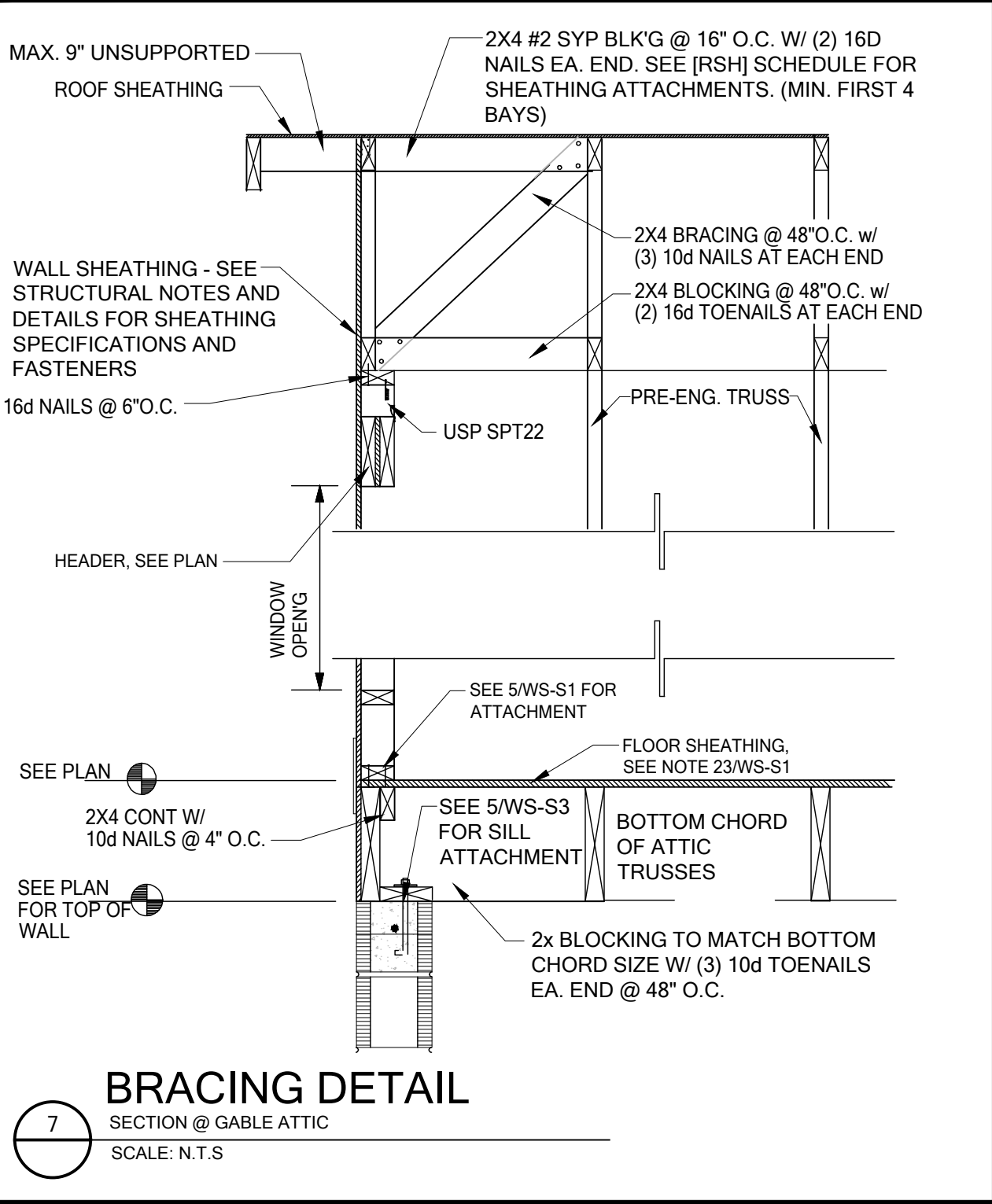
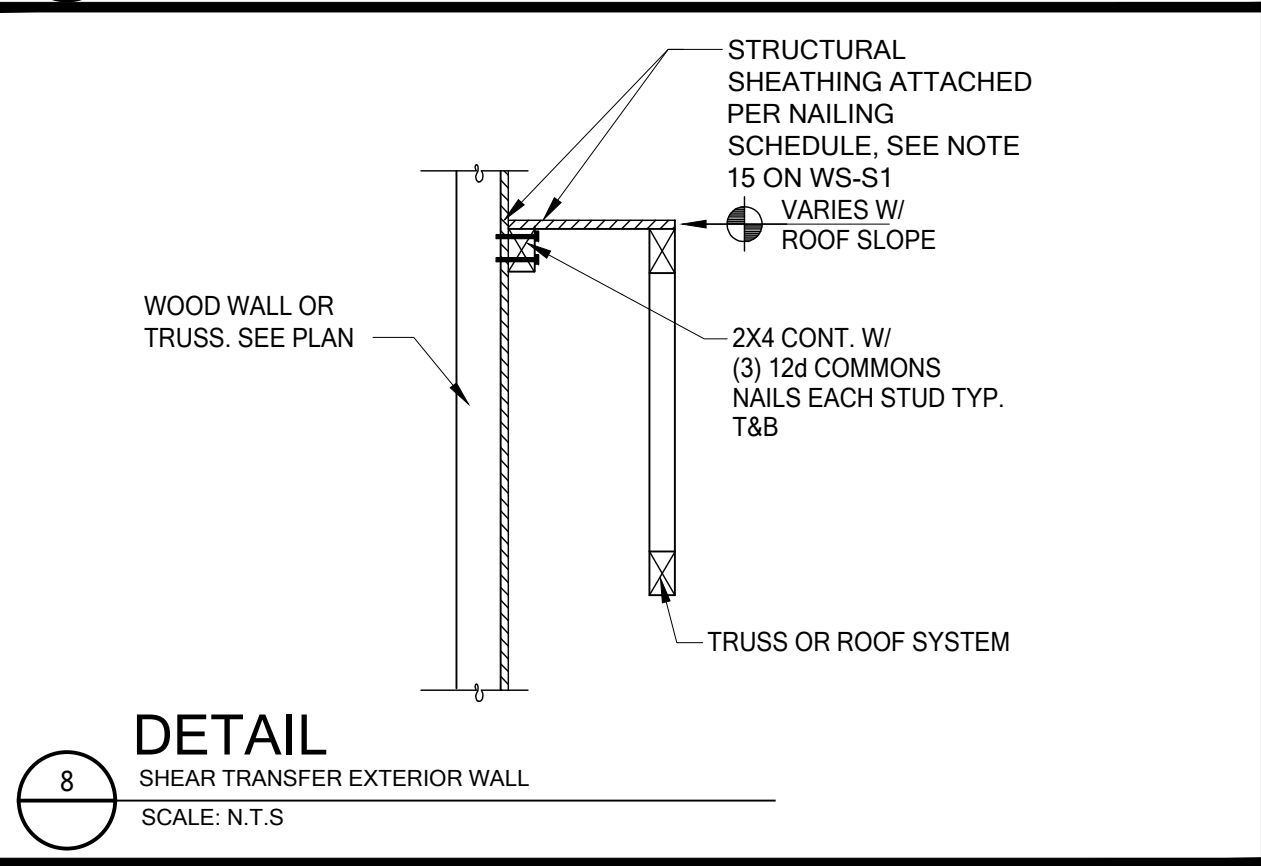
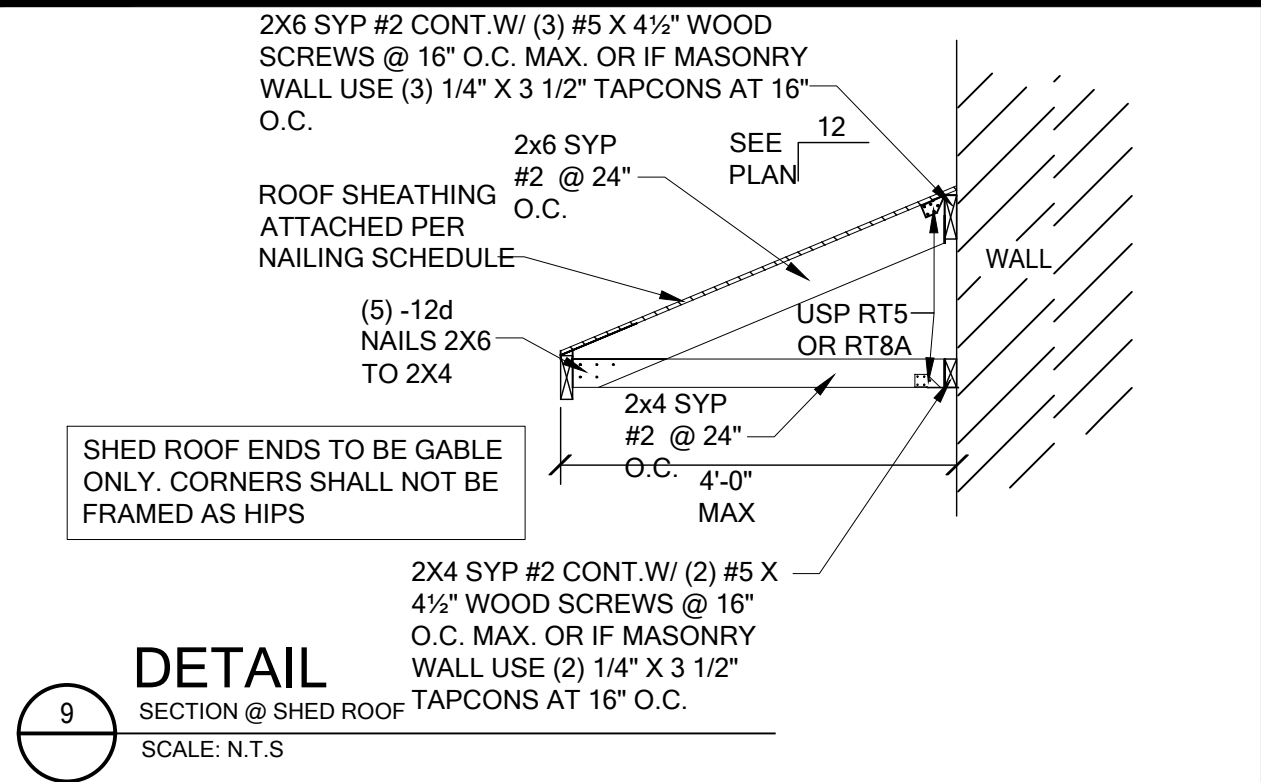
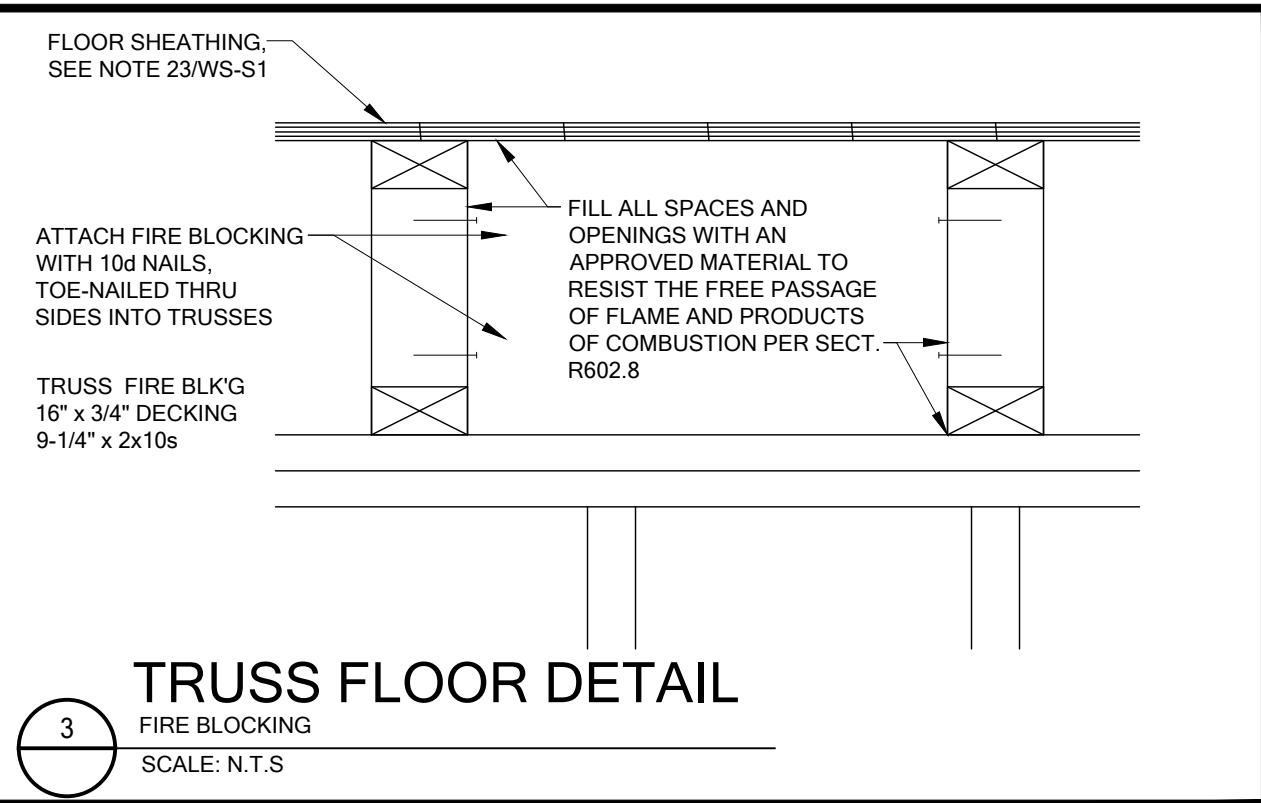
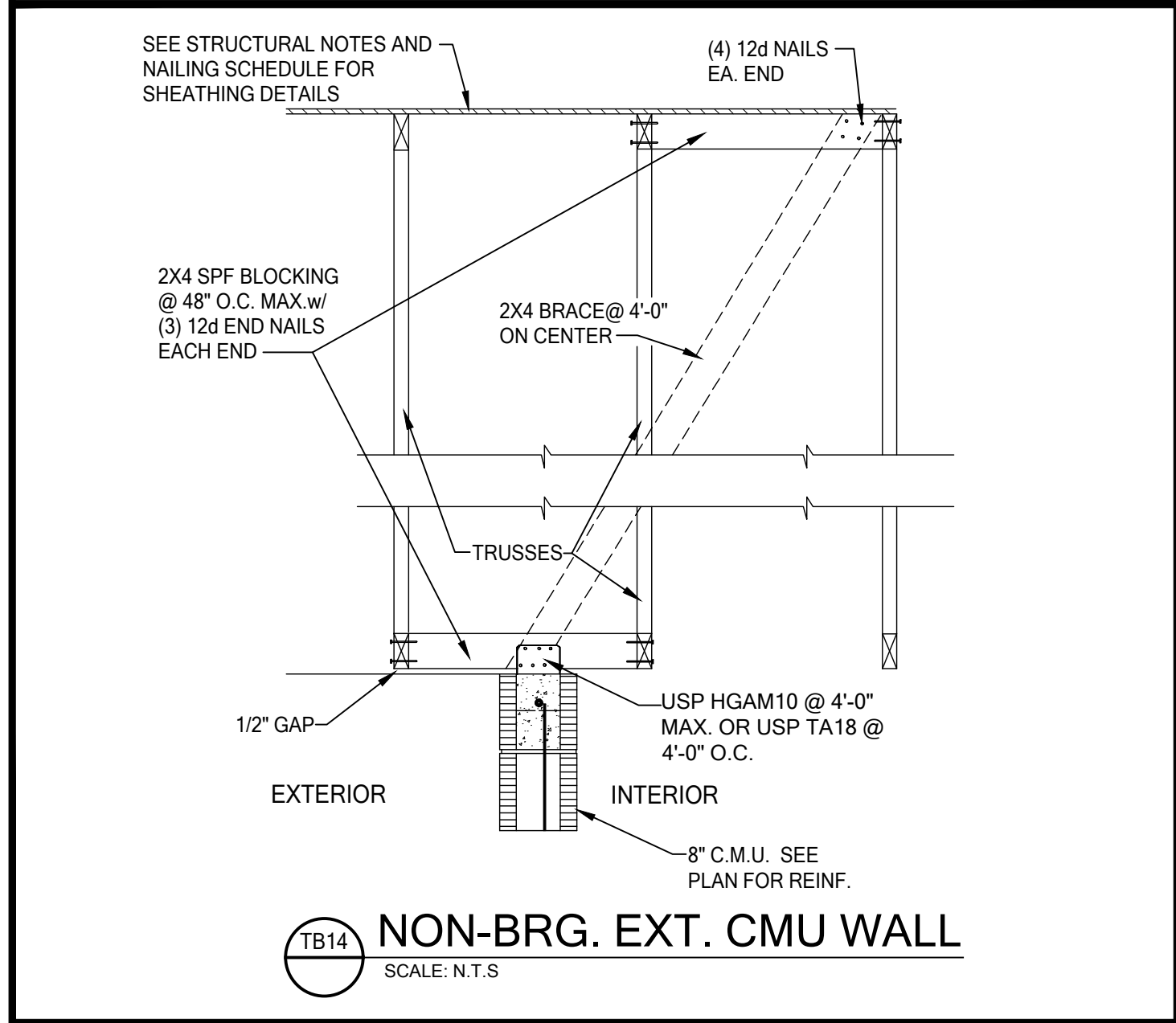
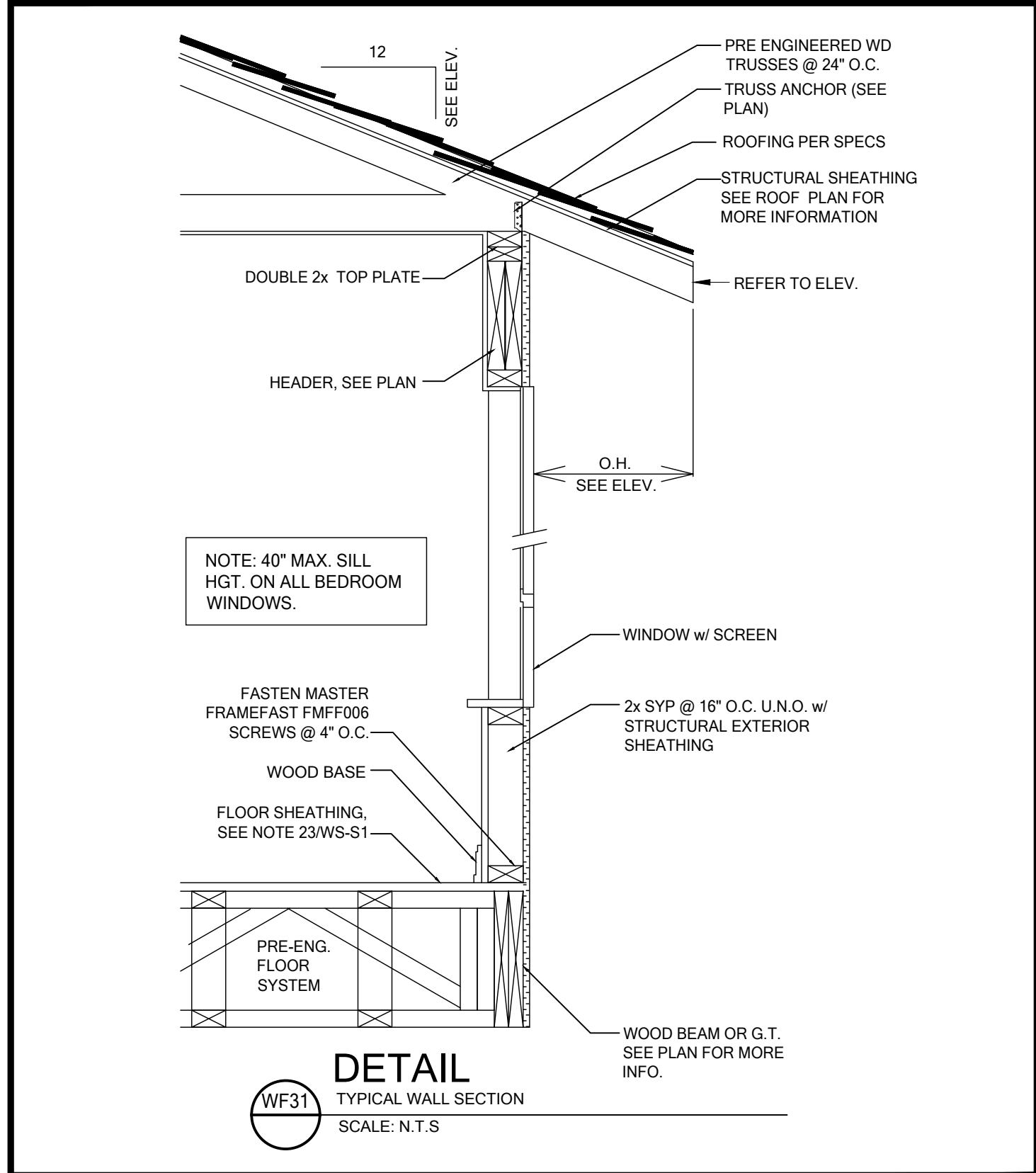
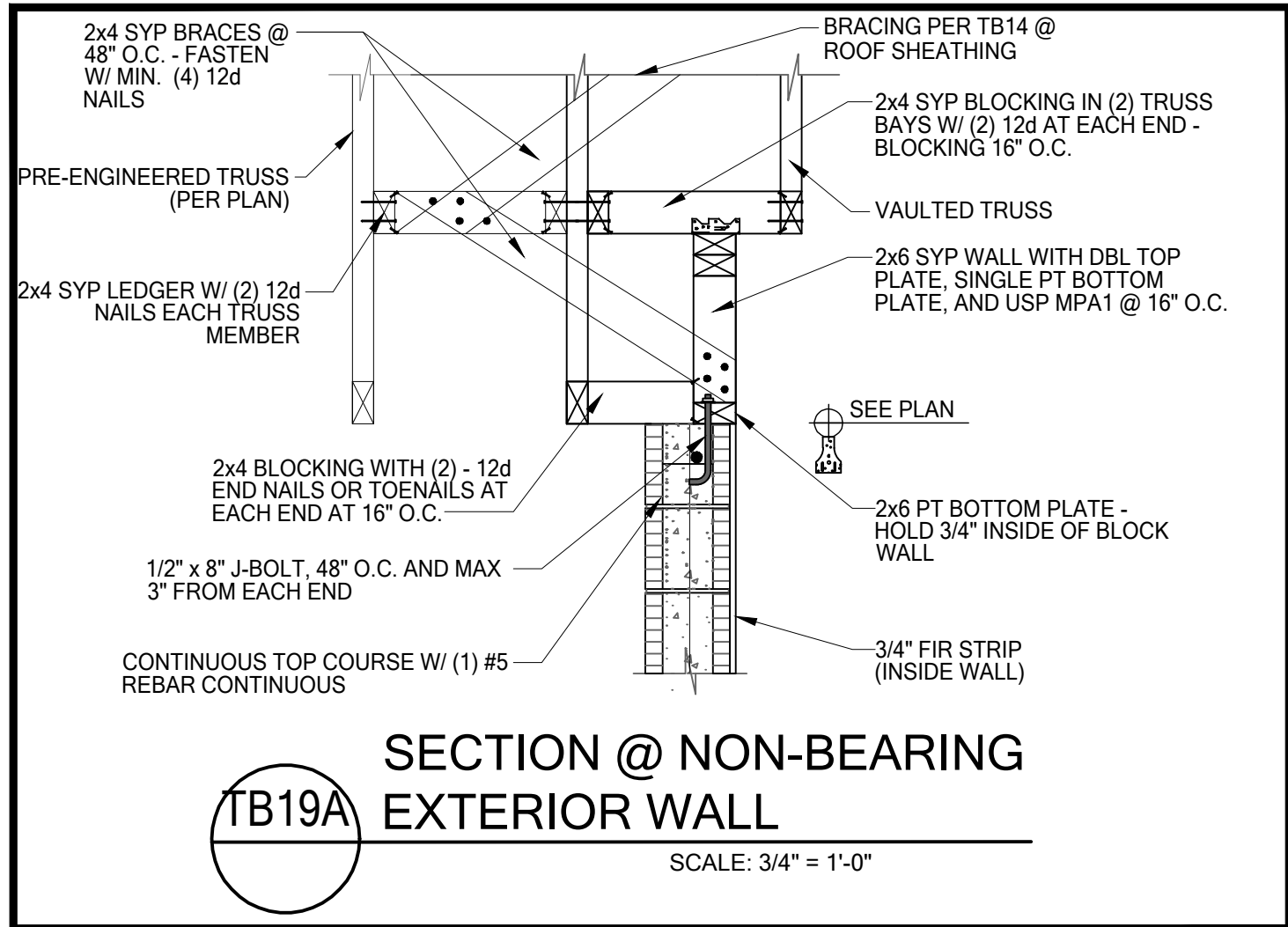


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(407) 902-9871

Community:	Forest Cove	Garage Side:	Left	Reference No. 25-04307 Sheet	WS-S1 STANDARD
Plan Name:	Sienna	Elev - A			
Lot:	8	Block:			
Address:	TBD SW Cadence Glen Lake City, FL 32024				
Job no.	9FC00801				



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05/07/2025

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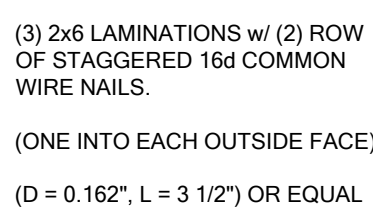
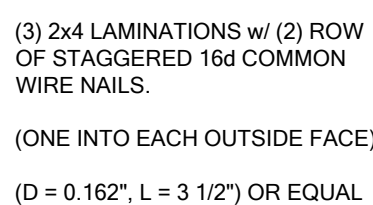
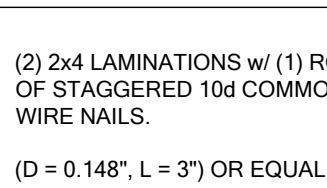
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Community:	Forest Cove	Garage Size:	Left
Plan Name:	Sienna	Elev - A	
Lot:	8	Block:	
Address:	TBD SW Cadence Glen Lake City, FL 32024		
Job No.	9FC00801		

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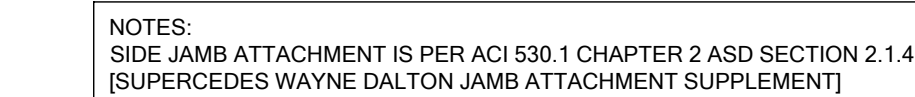
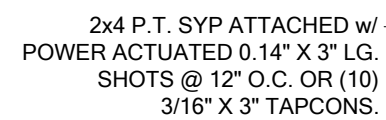
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DETAILS

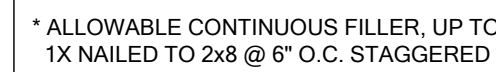


- NOTES:
- 1- ADJACENT NAILS ARE DRIVEN FROM OPPOSITE SIDE OF COLUMN
 - 2 - ALL NAILS PENETRATE AT LEAST 3/4" OF THE THICKNESS OF THE LAST LAMINATION.
 - 3 - FOR 4-PLY, PROVIDE 1/4" DIA. X 5 1/2" LAG SCREWS OR EQUAL. (SPACE AS SHOWN FOR 3-PLY)
 - 4 - REFER TO NDS SECTION 15.3 FOR ADDITIONAL INFORMATION.

K STD. NAILING FOR BUILT-UP COLUMNS



 **GARAGE DOOR ELEVATION**
SCALE: N.T.S.



 **SLIDING GLASS BUCK DETAIL**
SCALE: N.T.S.

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Community: Forest Cove

Plan Name: Sienna	Elev - A	Garage Side: Left
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Lot: **8** Block: TBD SW Cadence Glen

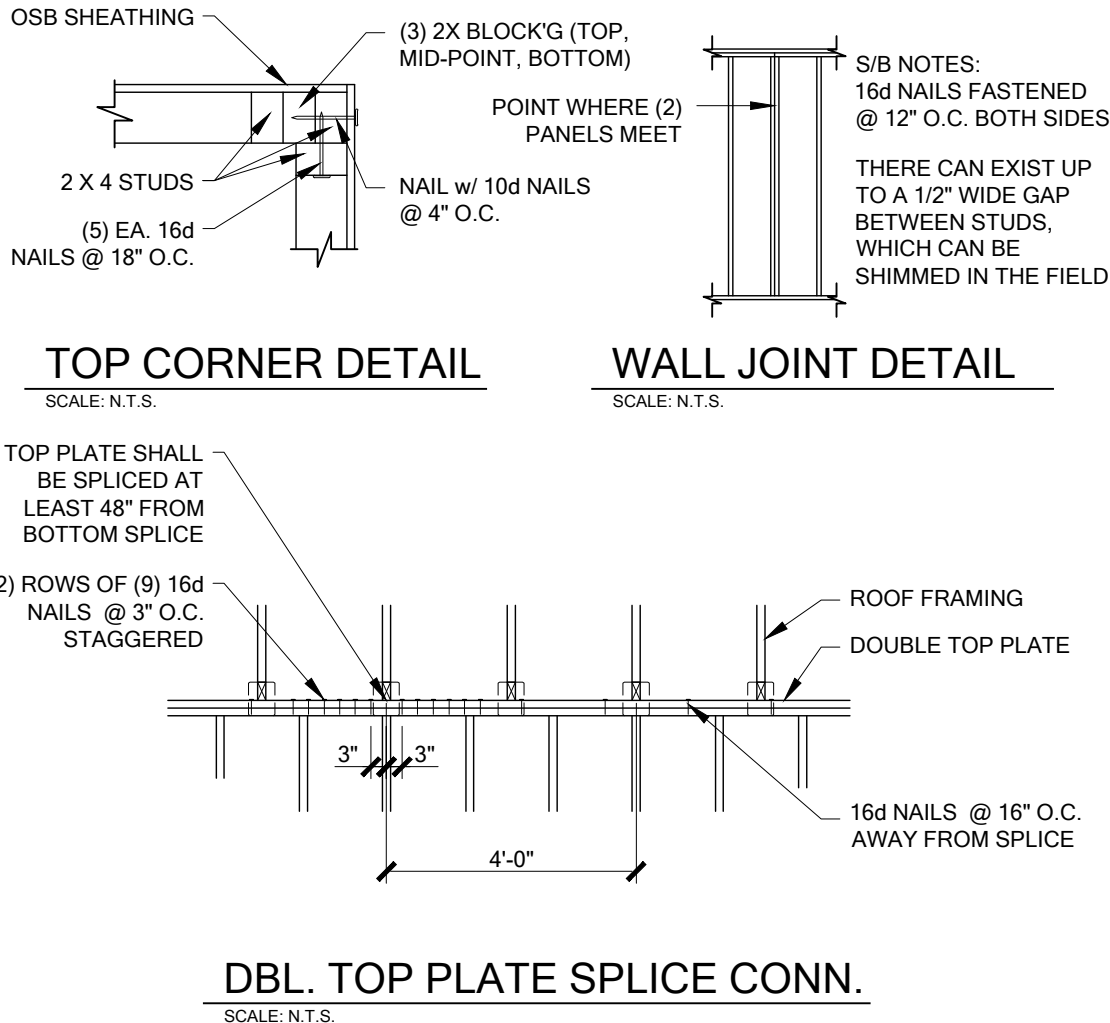
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Reference No.	25-0430
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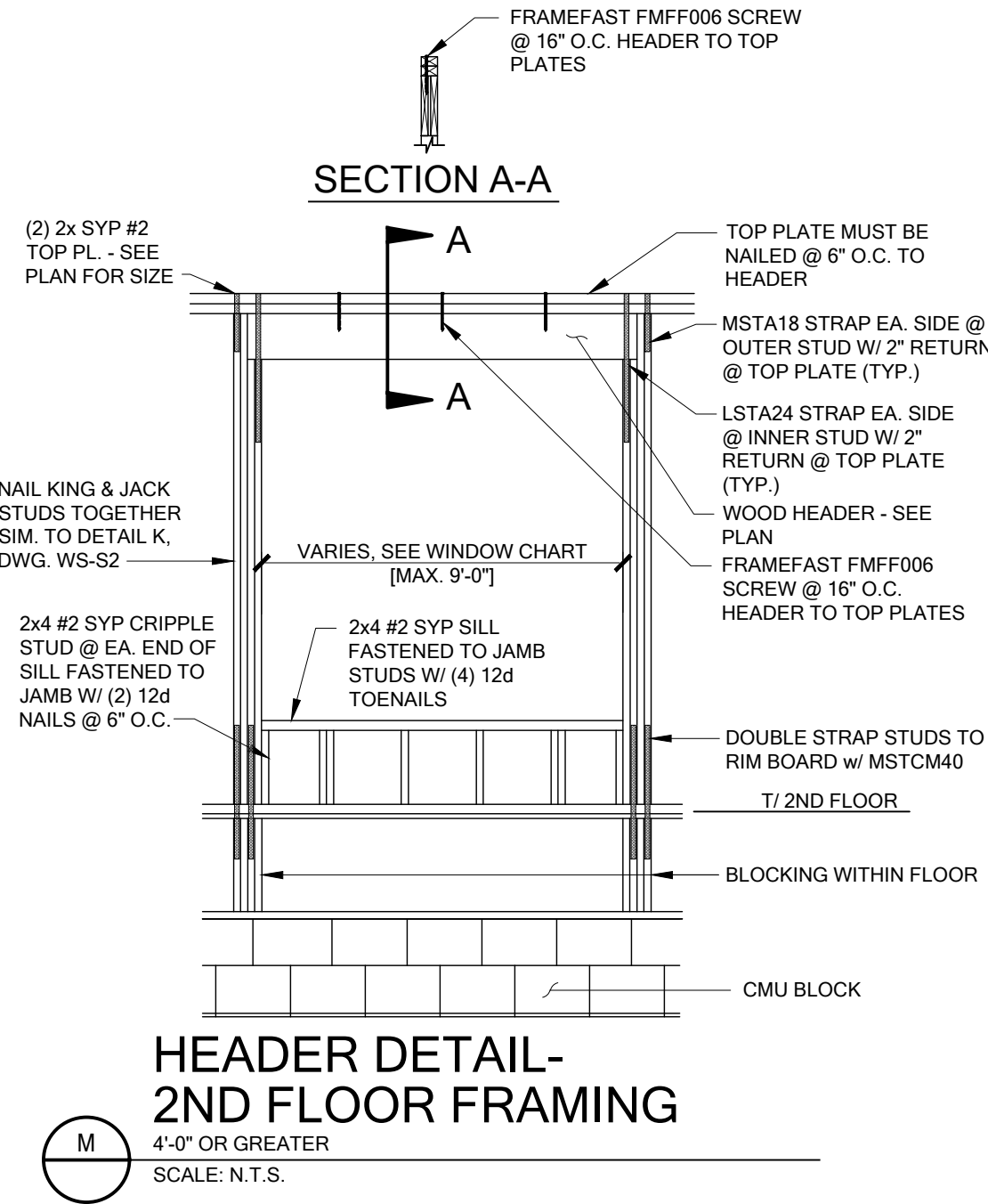
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SD-D

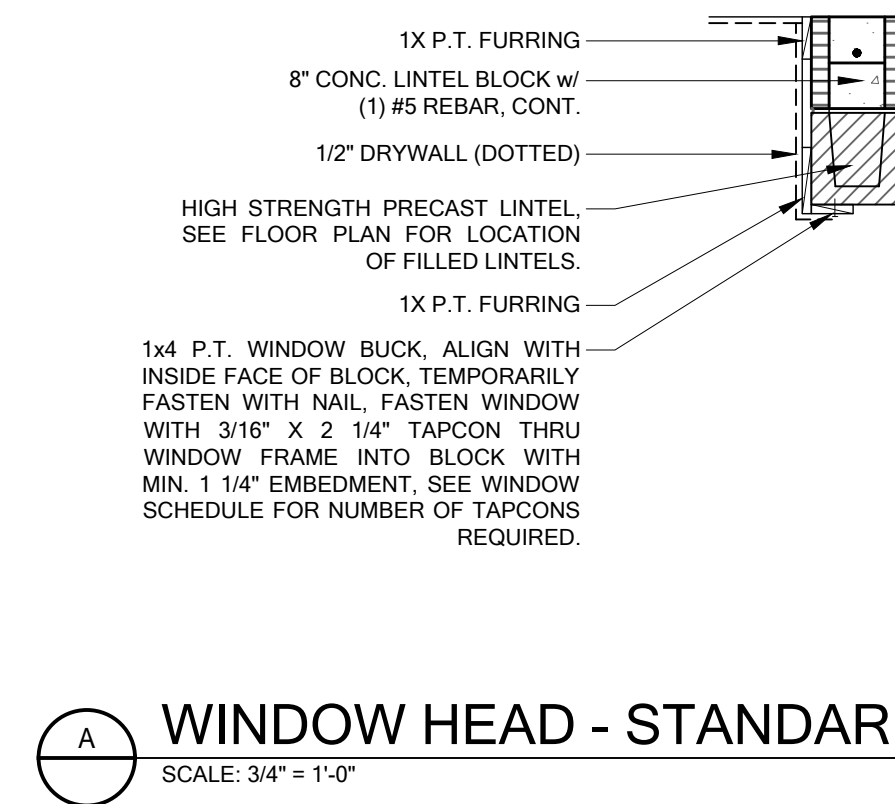
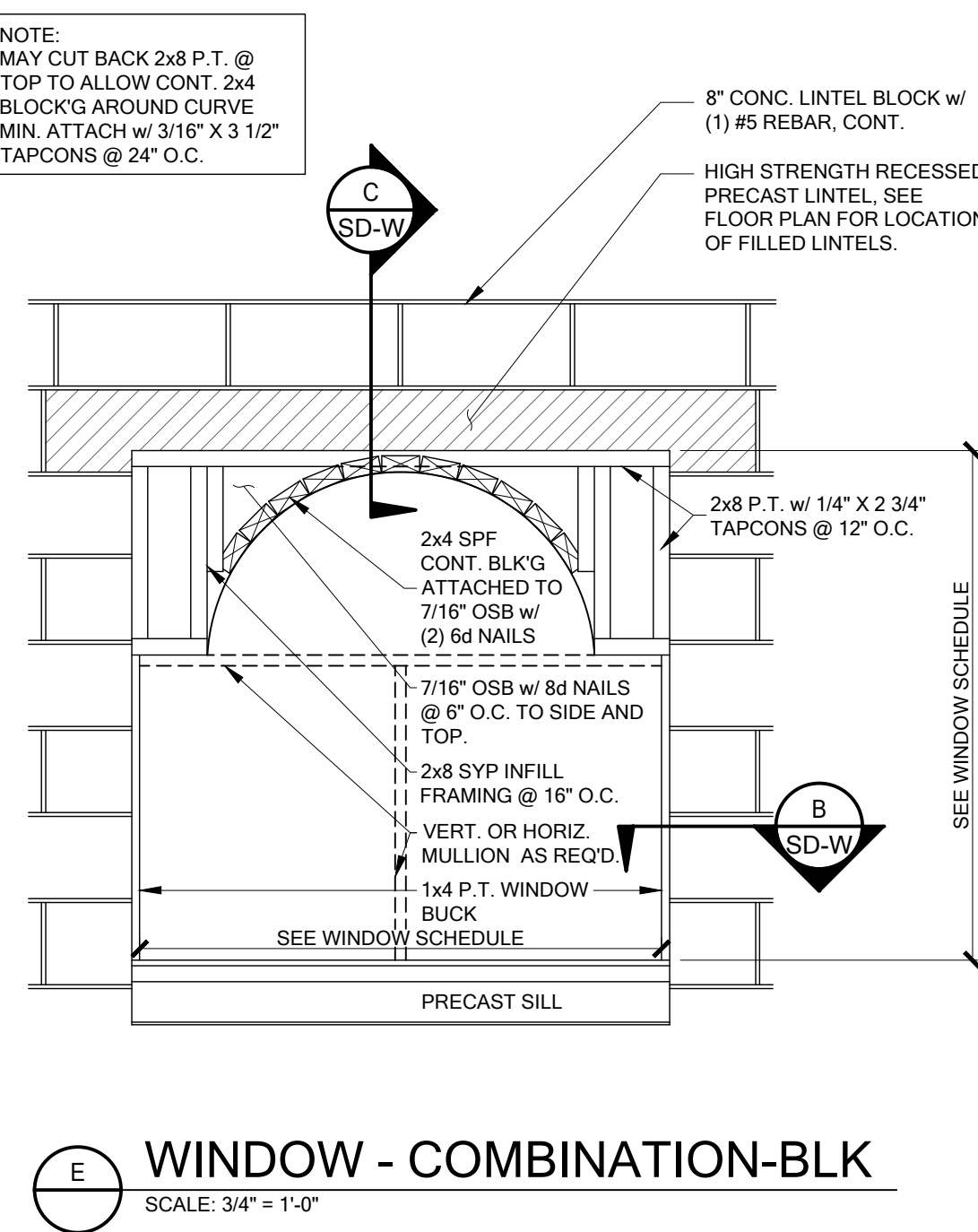
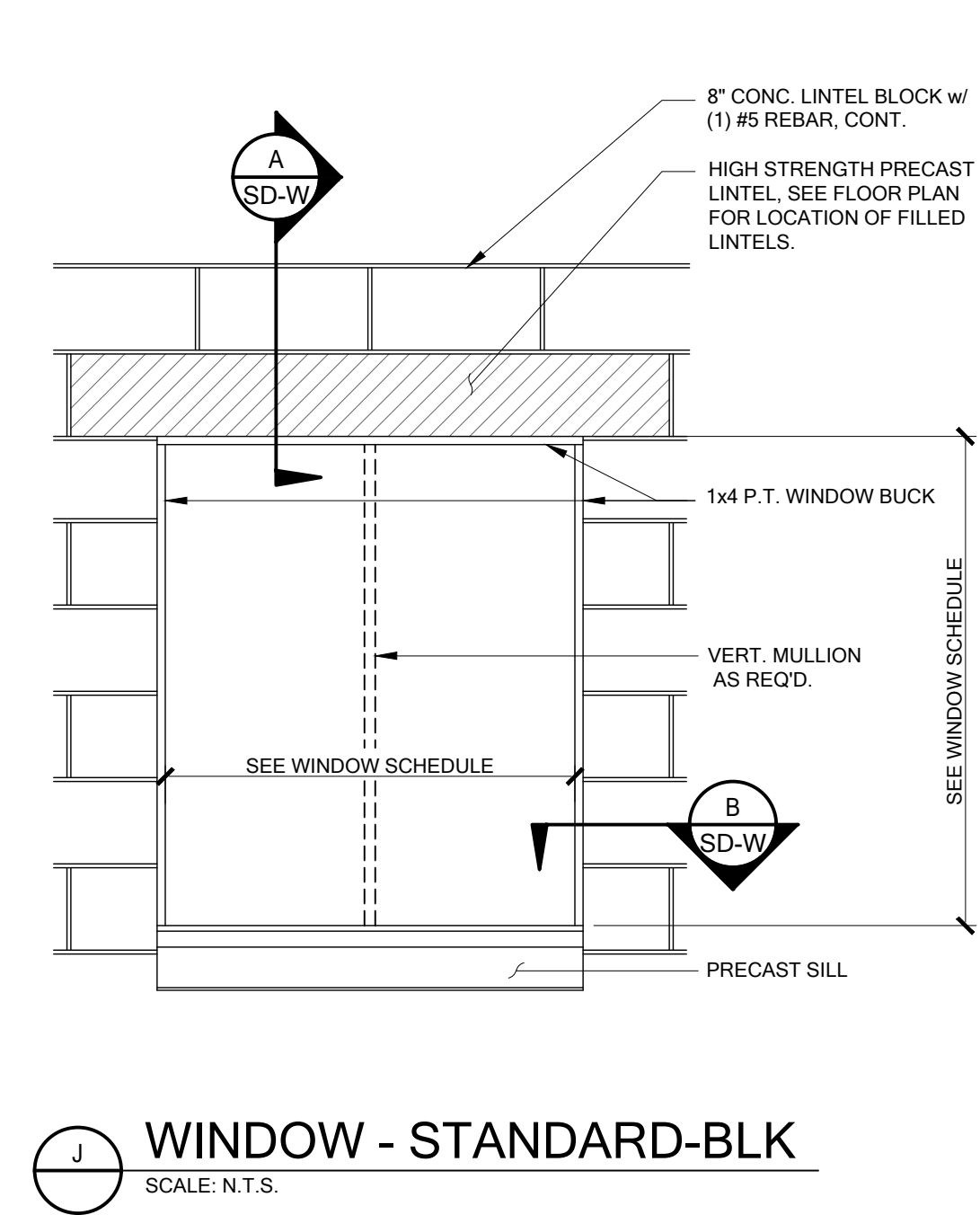
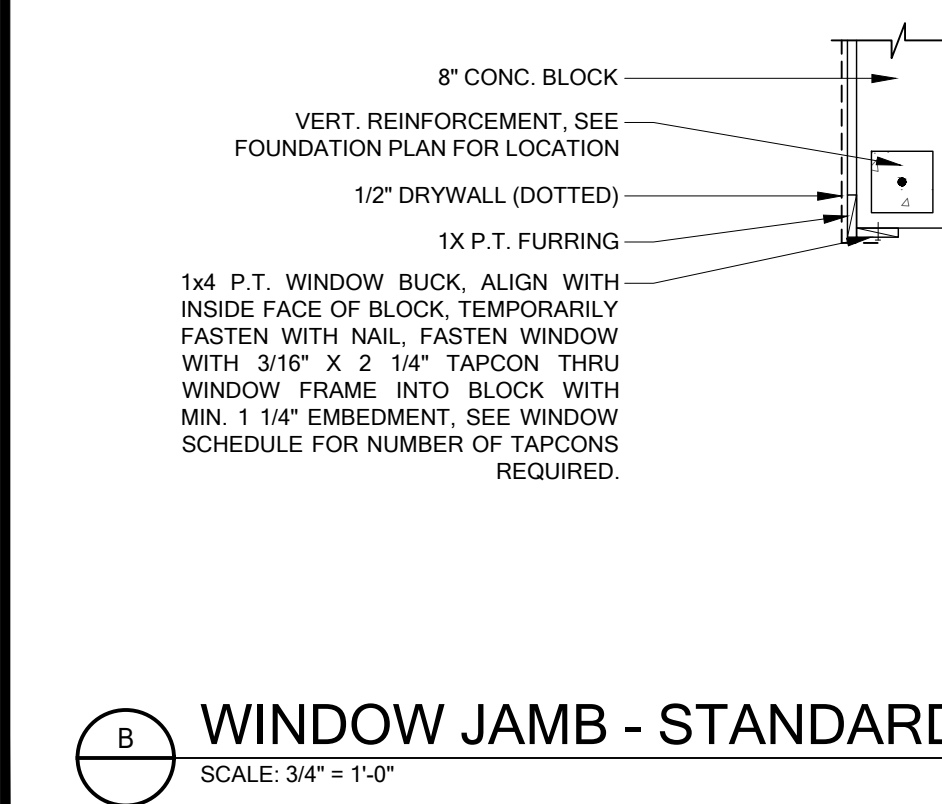
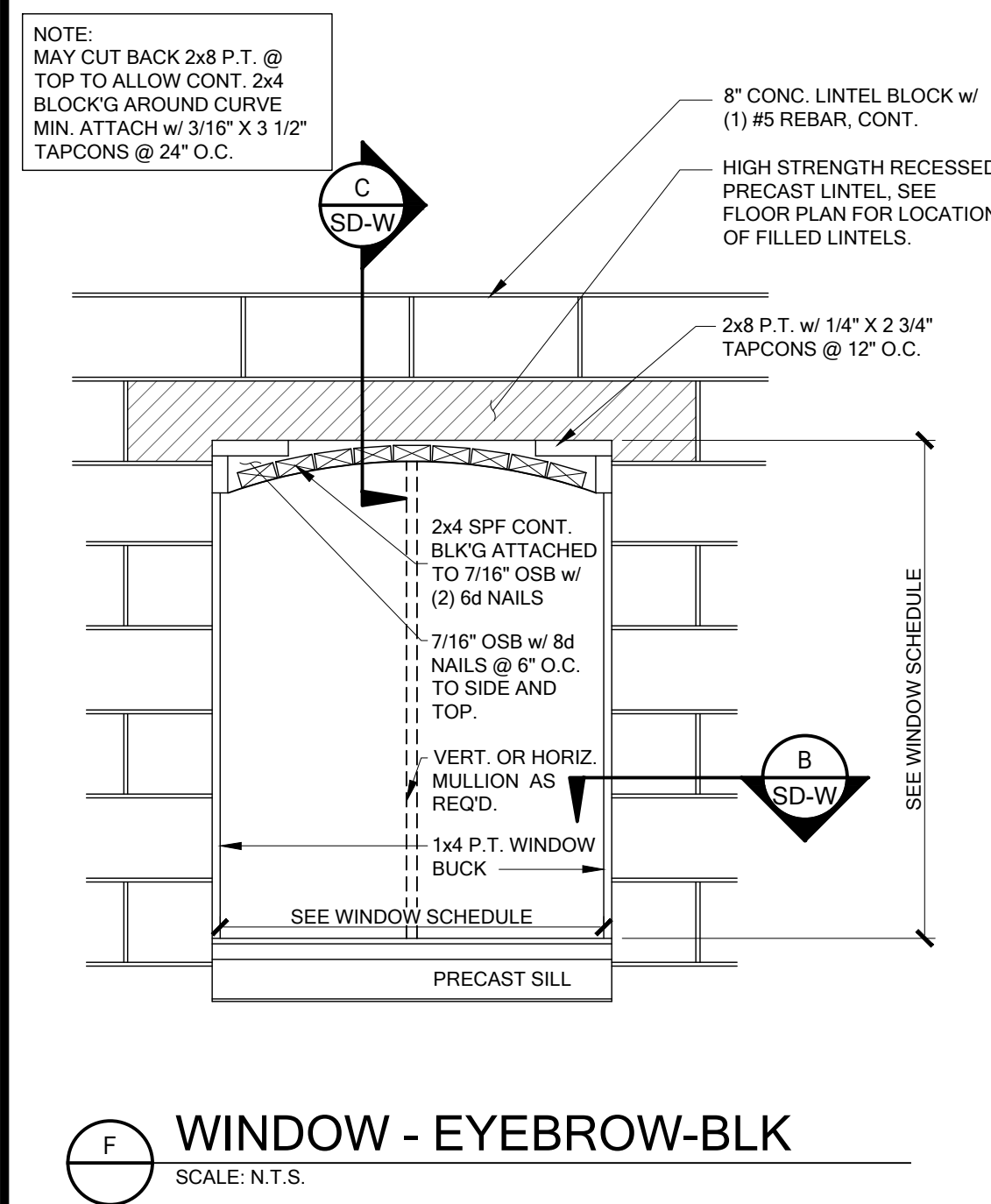
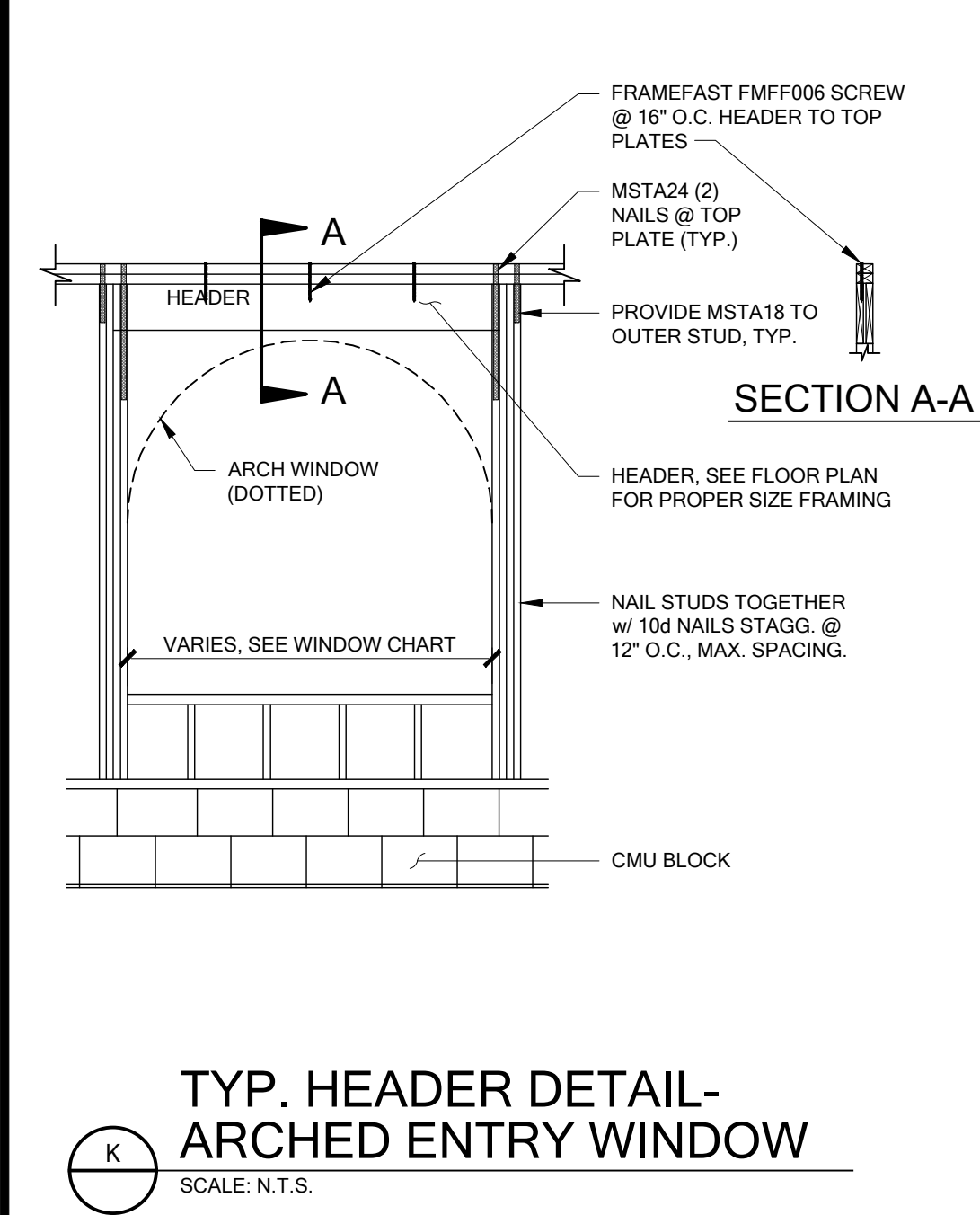
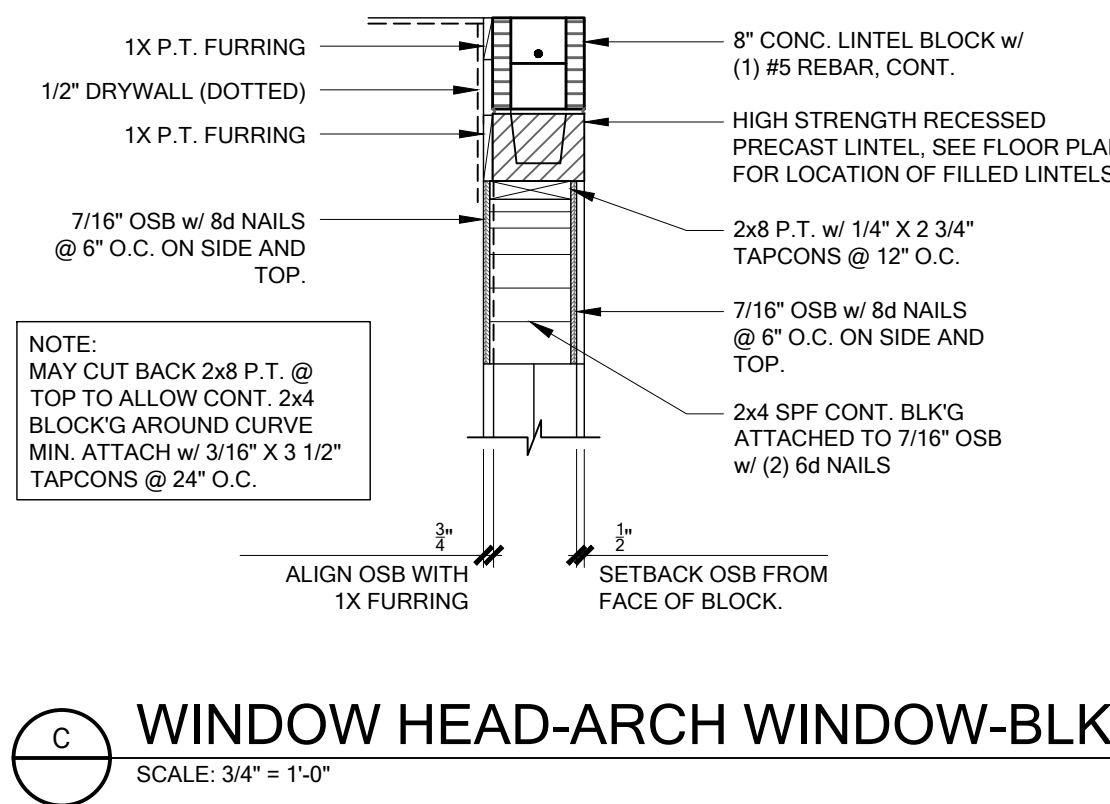
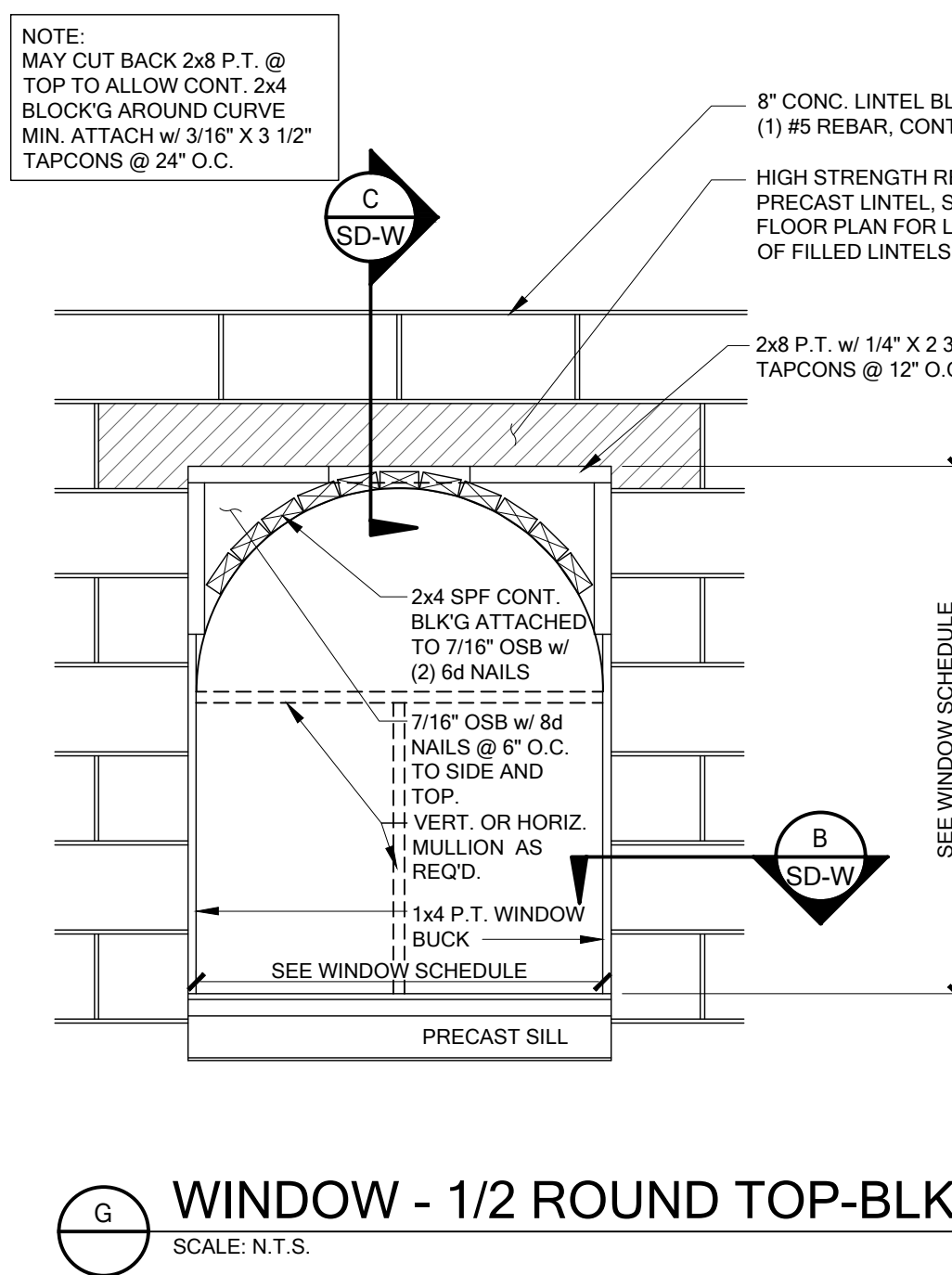
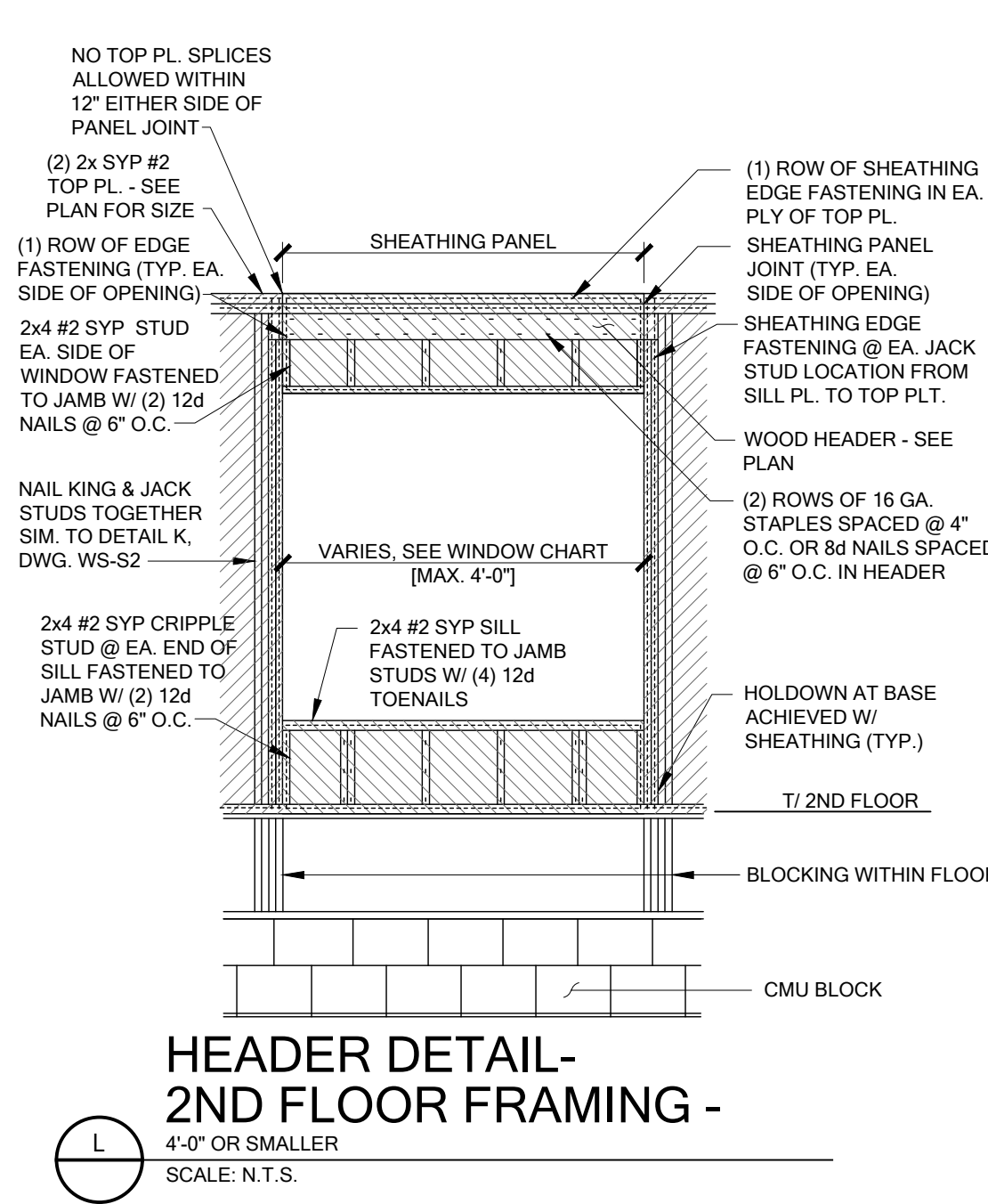
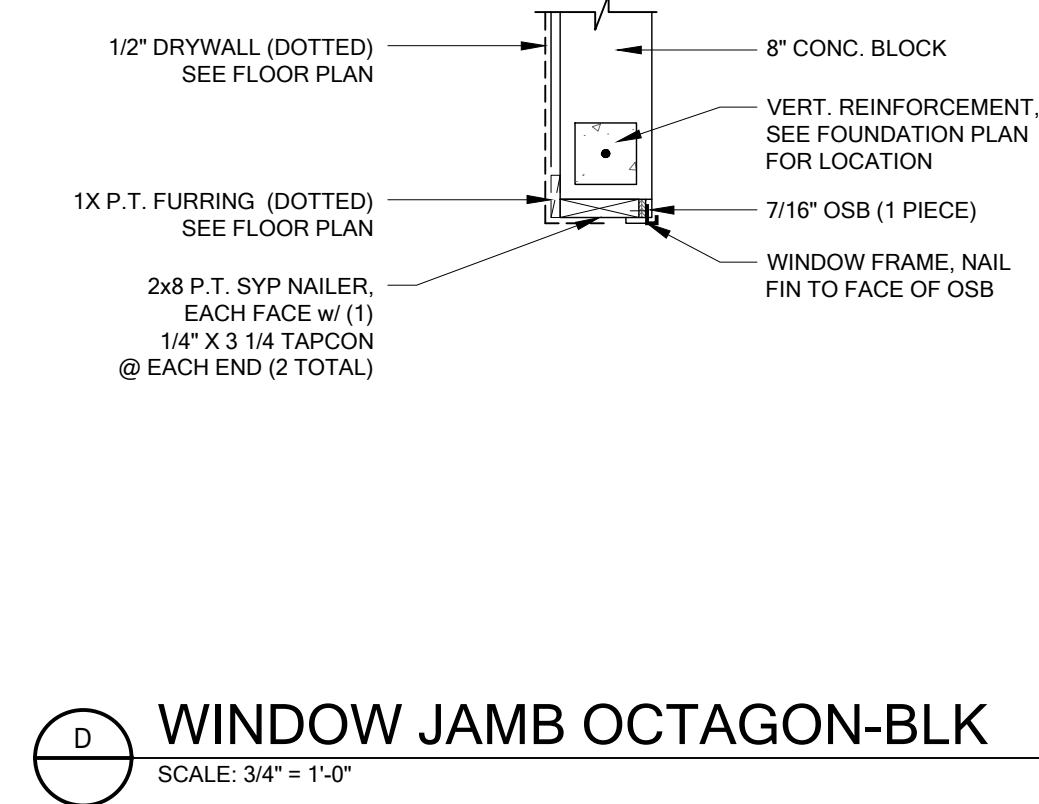
DETAILS



WALL PANEL DETAILS
SCALE: N.T.S.



WINDOW - OCTAGON-BLK
SCALE: N.T.S.



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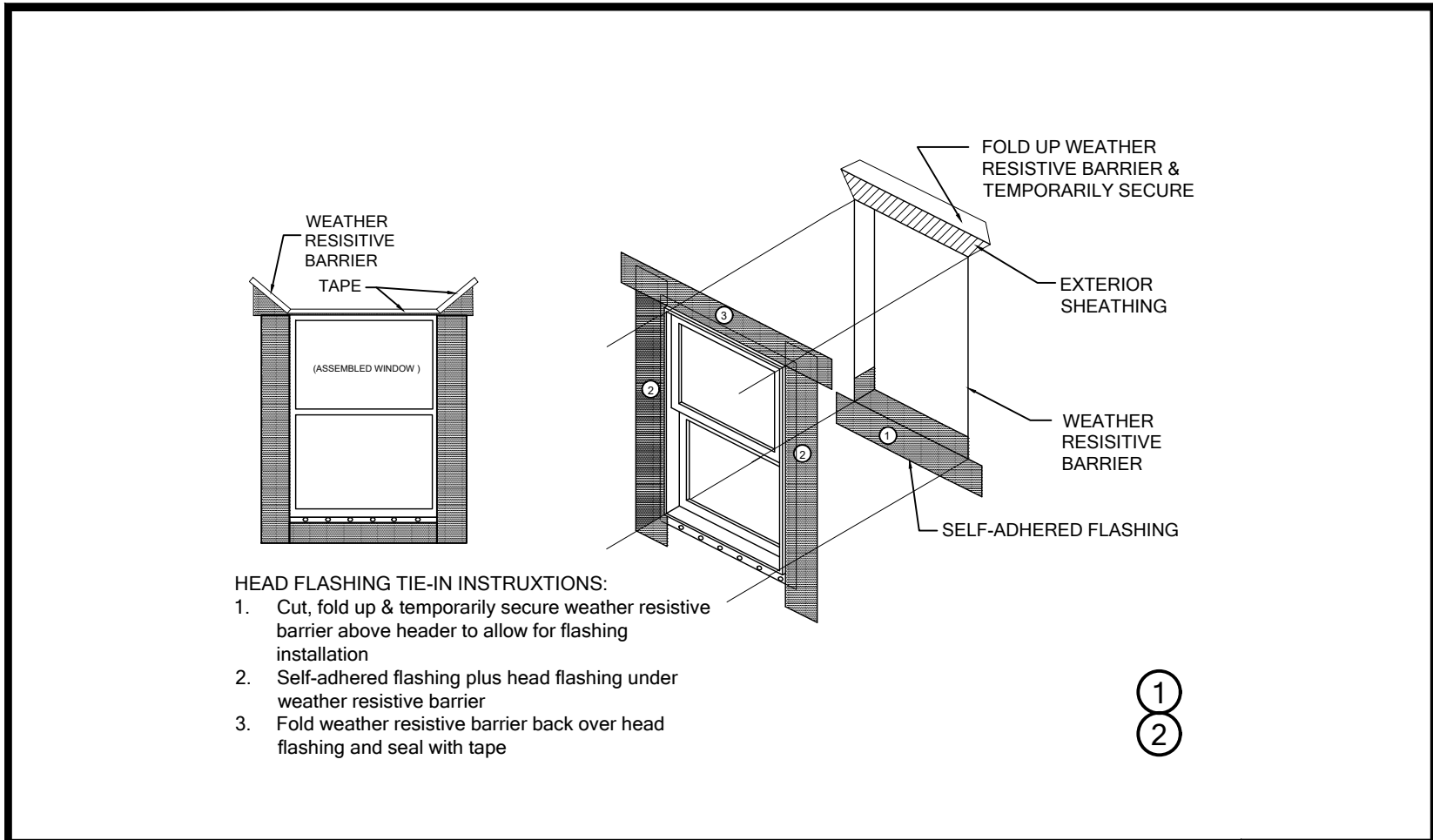
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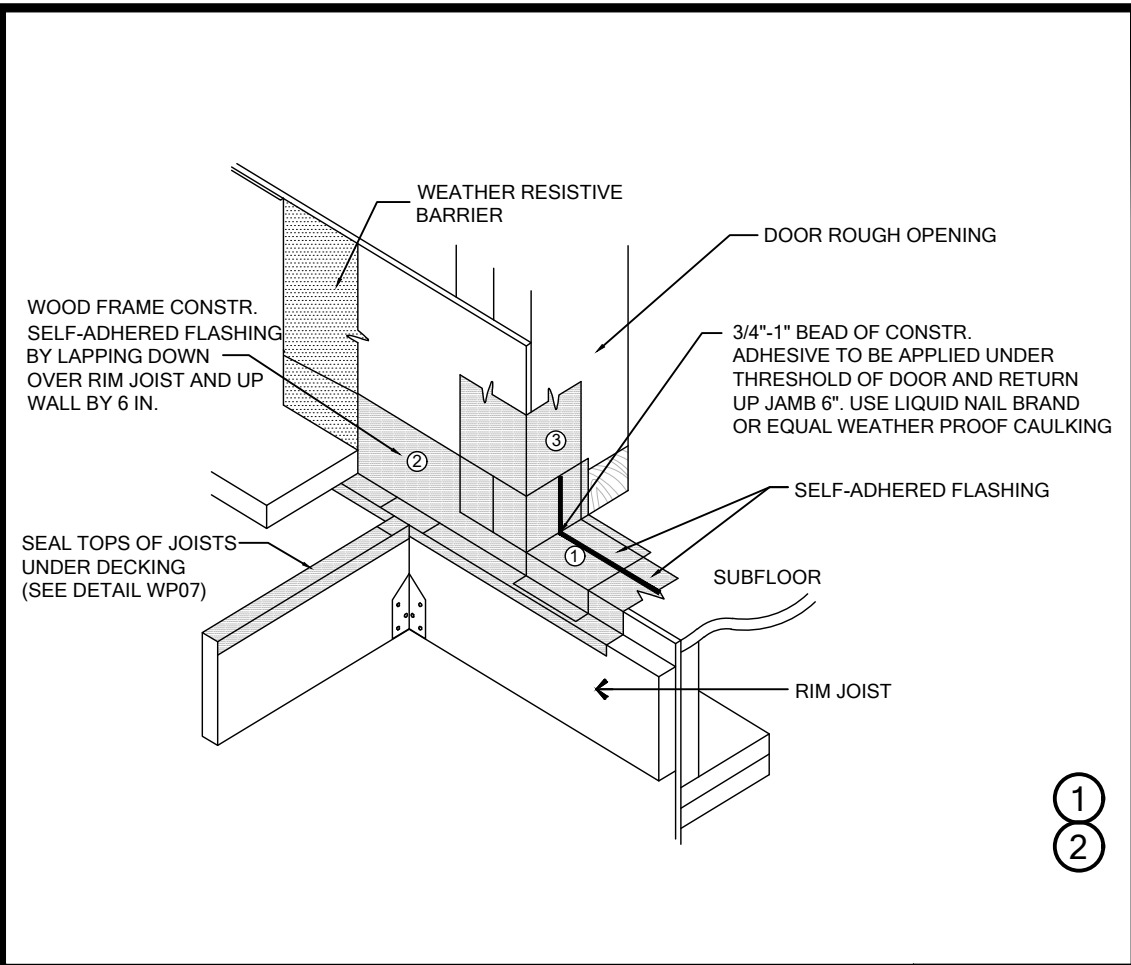
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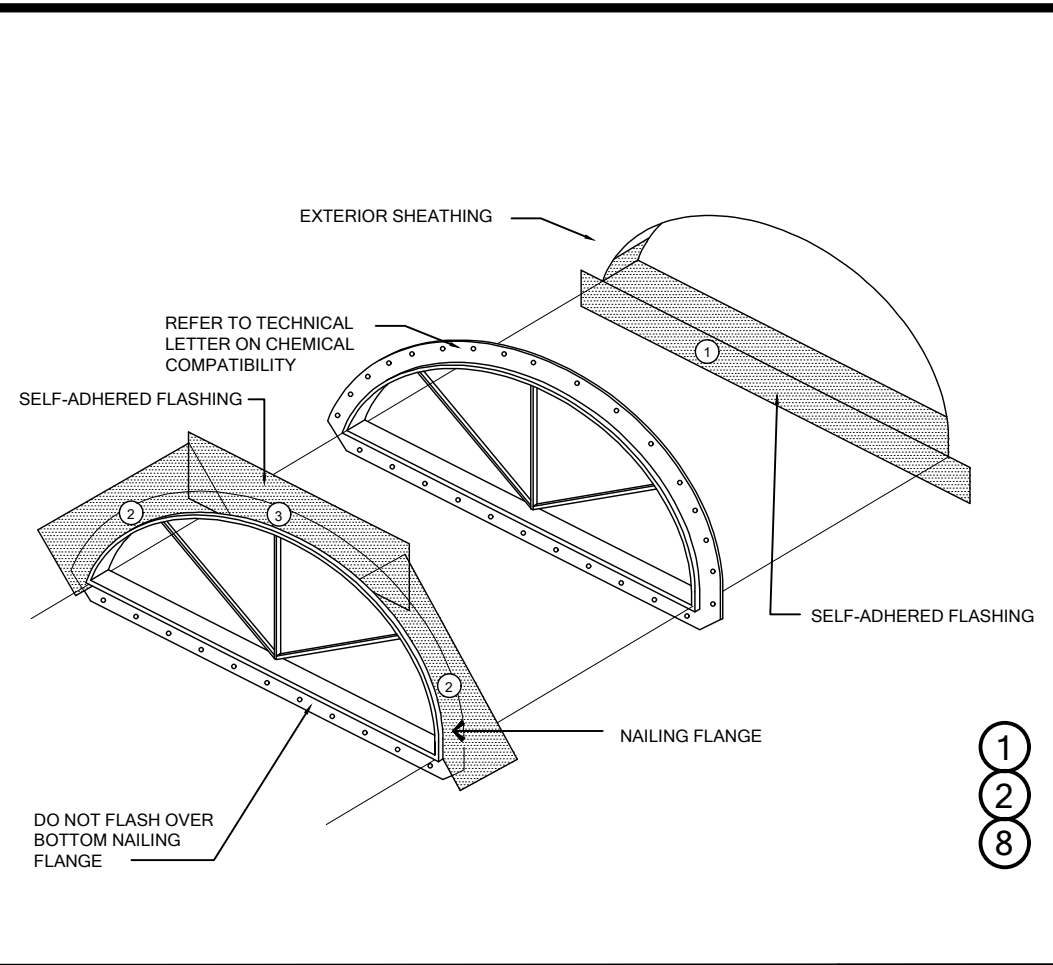
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Lot:	8	Block:			
Address:	TBD SW Cadence Glen Lake City, FL 32024			Job no. 9FC00801	Renaissance Series



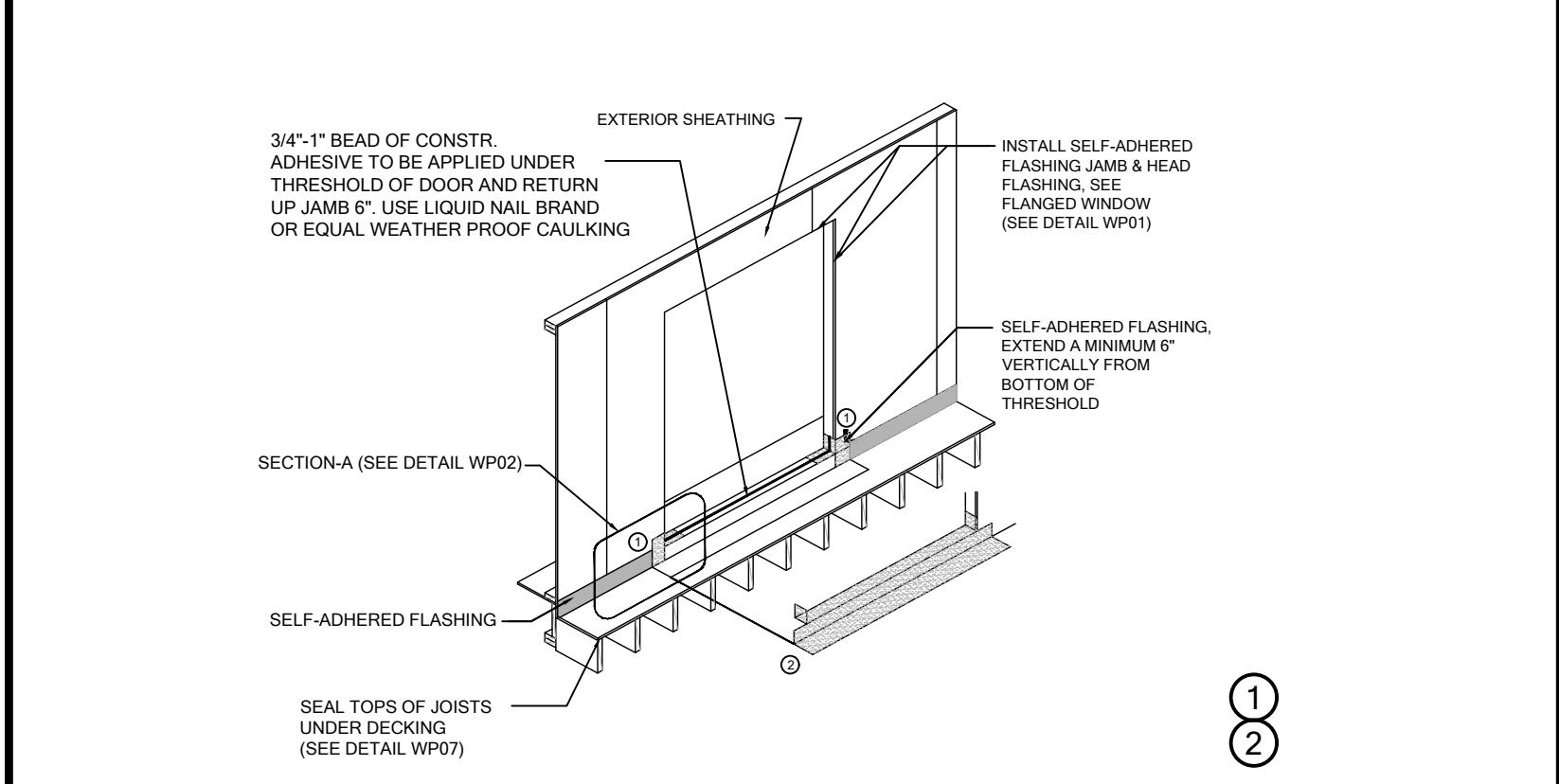
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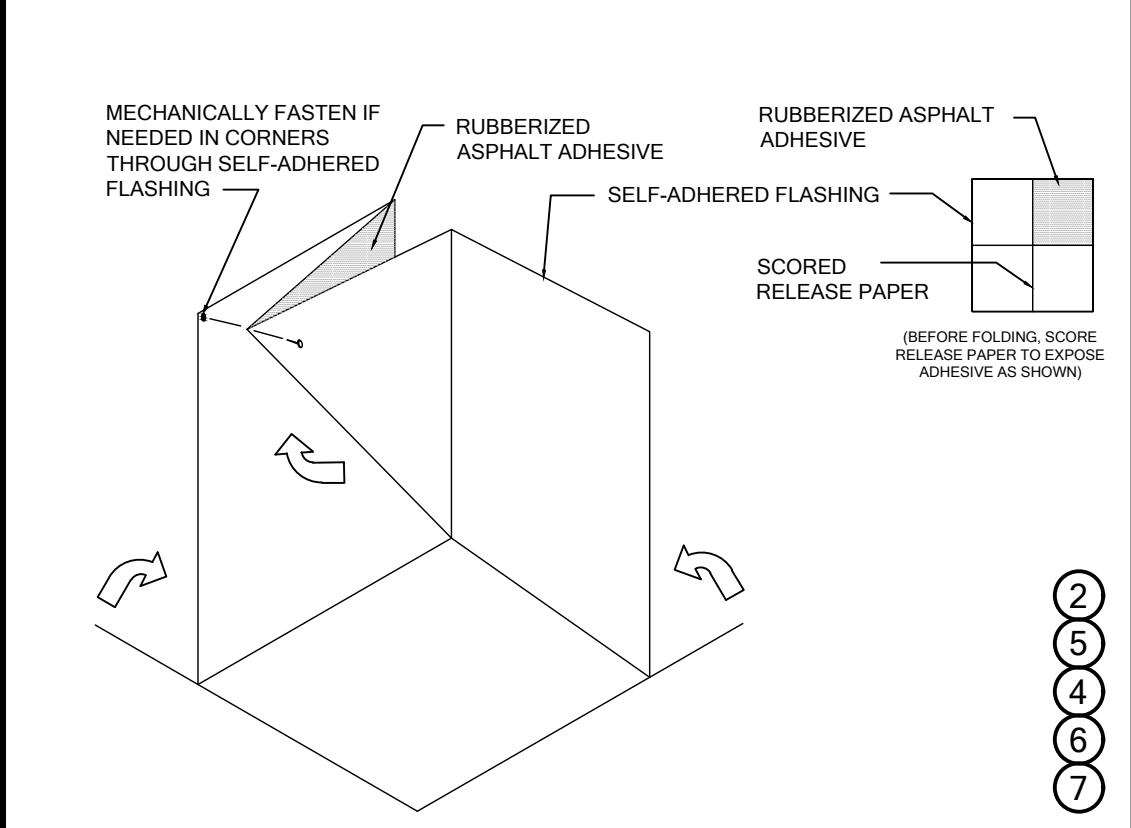
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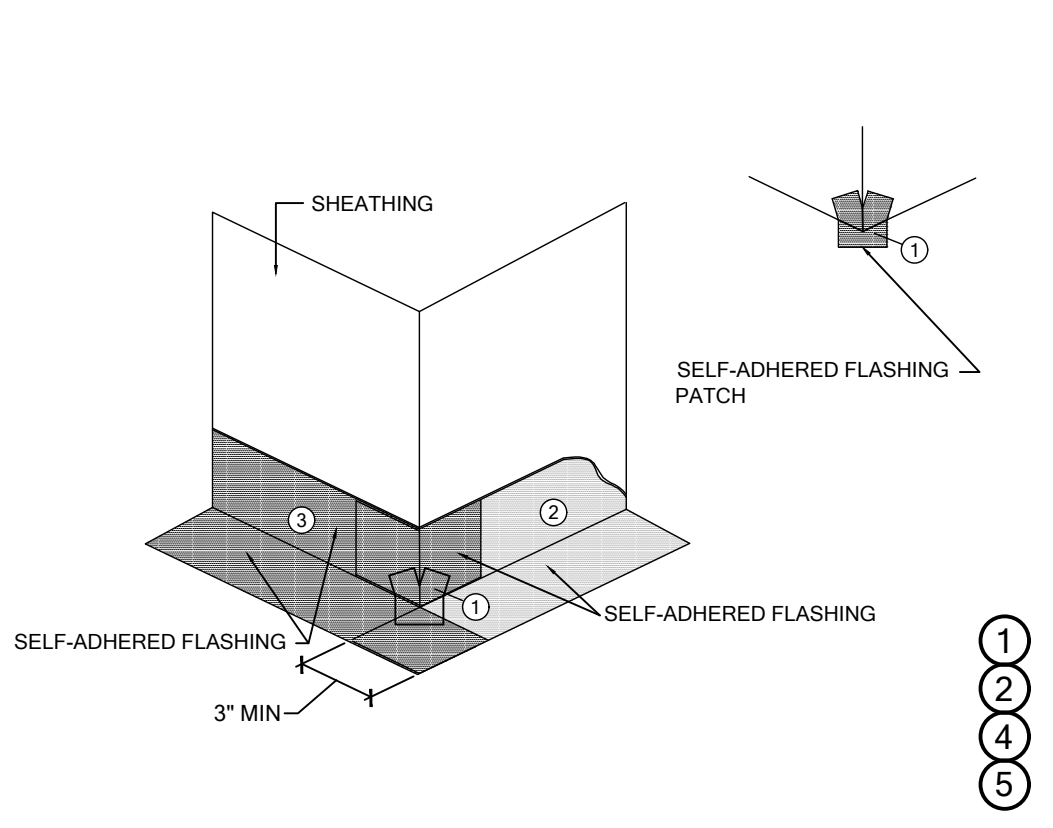
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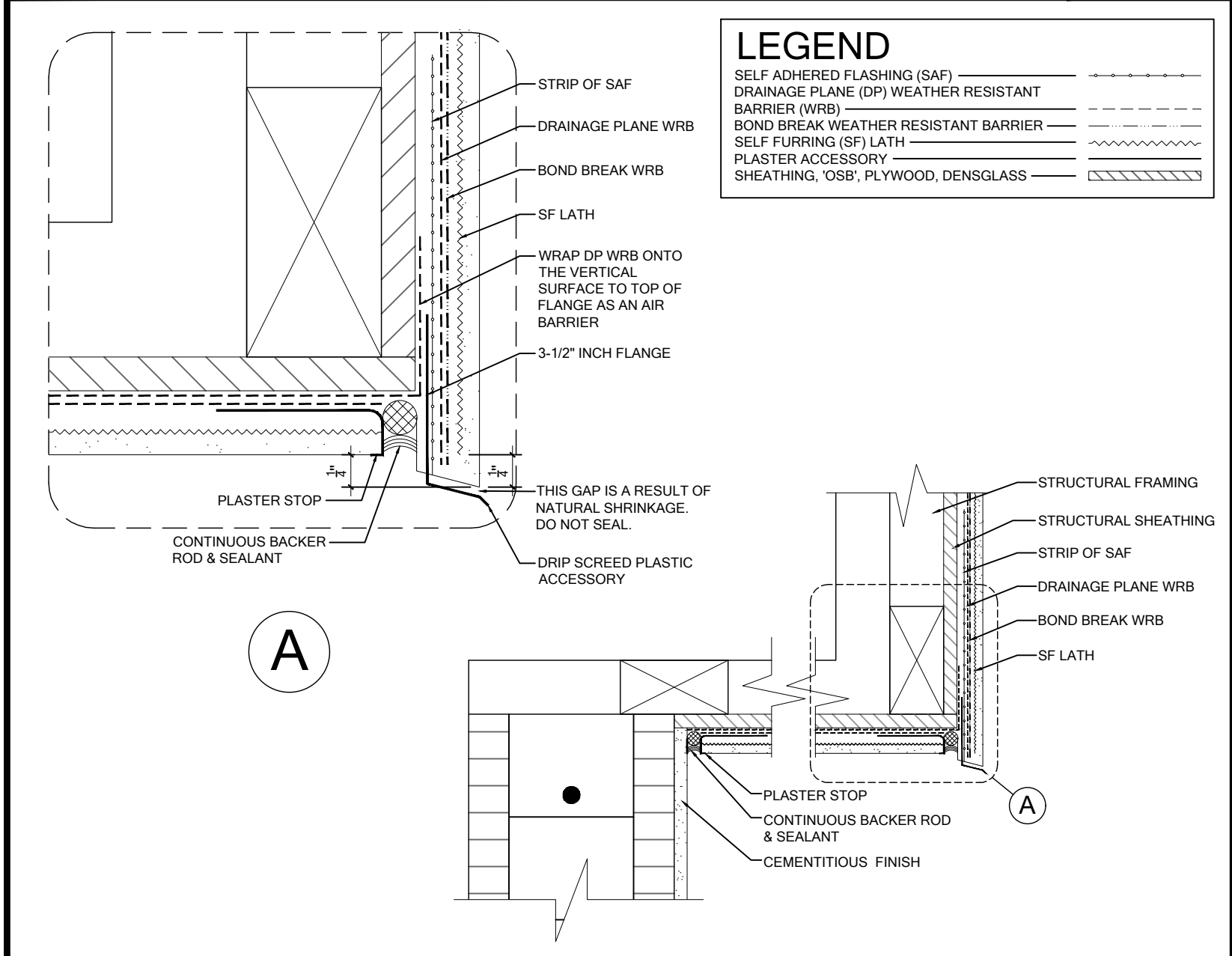
WP04



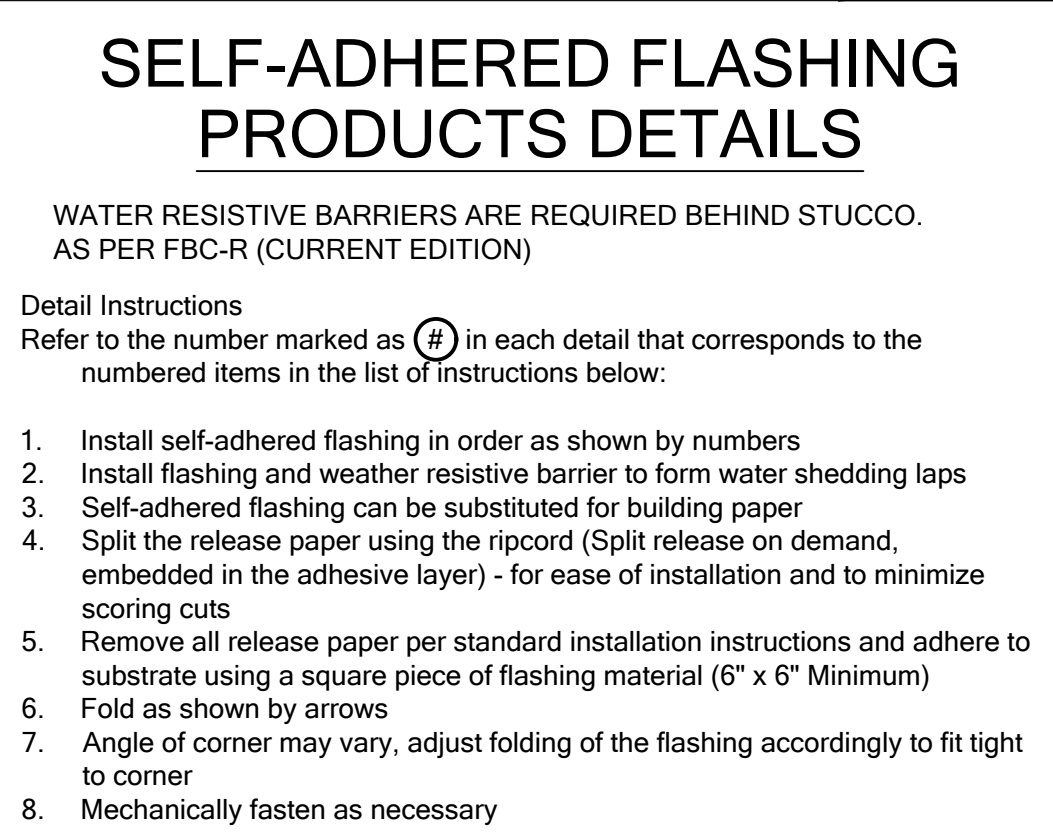
WP05



WP06



WP07



WP08

FLASHING REQUIREMENTS

R703.1 General. Exterior walls shall provide the building with a weather-resistant exterior wall envelope. The exterior wall envelope shall include flashing as described in Section R703.4.

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.

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 E2566 shall be applied horizontally, with the upper layer lapped over the lower layer not less than 2 inches (51 mm), 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 applied 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.

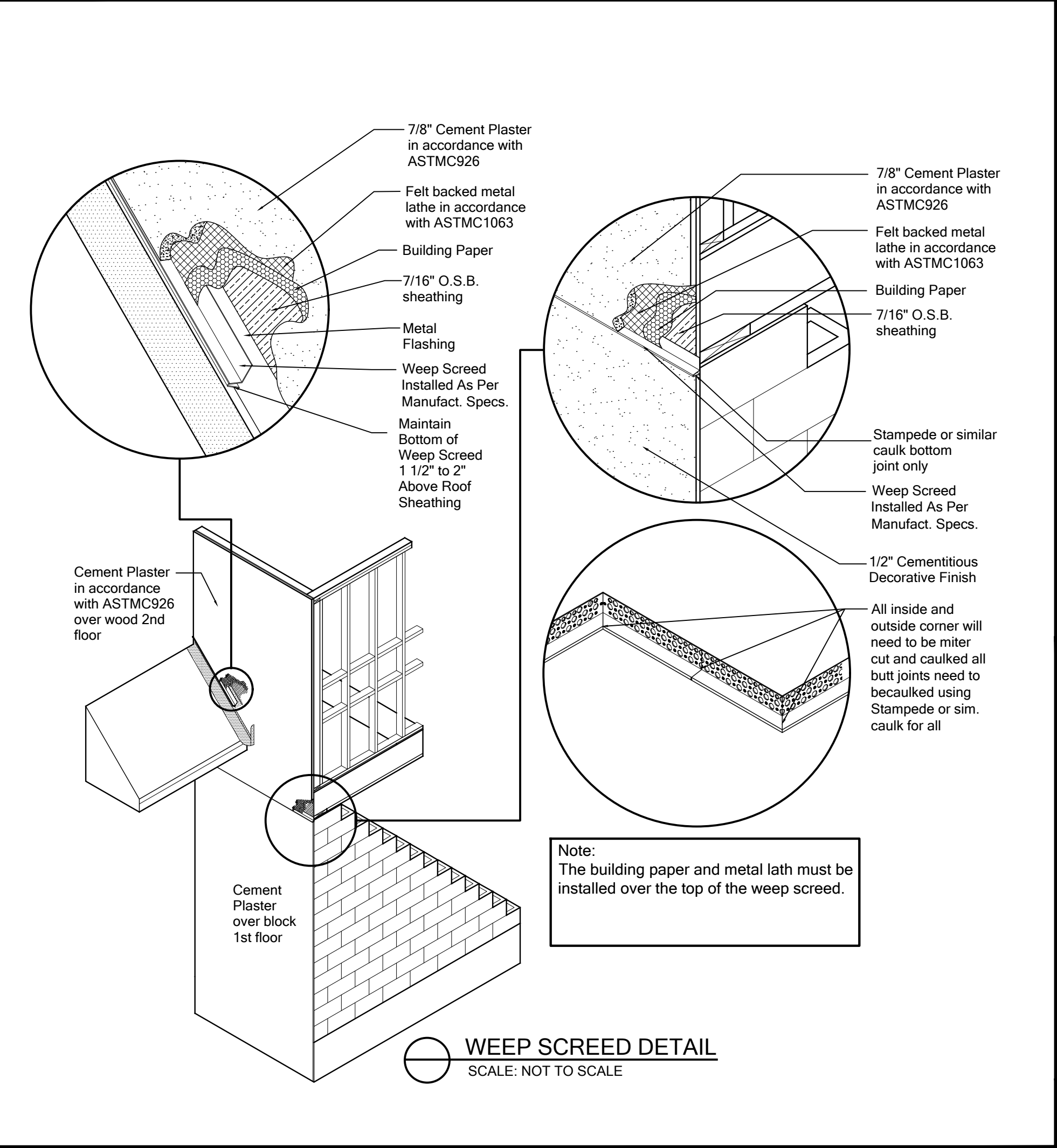
Exception: Where the water-resistive barrier that is applied over wood-based sheathing has a water resistance equal to or greater than that of 60-minute Grade D paper and is separated from the stucco by an intervening, substantially nonwater-absorbing layer or designed drainage space.

R703.4 Flashing. Approved metal flashing, vinyl flashing, self-adhered membranes and mechanically attached flexible flashing shall be applied shingle-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. All flashing shall be applied in a manner to prevent the entry of water into the wall cavity or penetration of water to the building structural framing components.

Self-adhered membranes used as flashing shall comply with AAMA 711. All exterior fenestration products shall be sealed at the juncture with the building wall with a sealant complying with AAMA 800 or ASTM C920 Class 25 Grade NS or greater for proper joint expansion and contraction, ASTM C1281, AAMA 812, or other approved standard as appropriate for the type of sealant. Fluid-applied membranes used as flashing in exterior walls shall comply with AAMA 714. The flashing shall extend to the surface of the exterior wall finish. Approved 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 fenestration manufacturer's installation and flashing instructions, or for applications not addressed in the fenestration 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. Pan flashing shall be sealed or sloped in such a manner as to direct water to 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 methods.
 - 1.4 In accordance with FMA/AAMA 100, FMA/ AAMA 200, FMA/WDMA 250, FMA/AAMA/ WDMA 300, FMA/AAMA/WDMA 400 or FMA/AAMA/WDMA 2710.
2. At the intersection of chimneys or other masonry construction with frame or stucco walls, with projecting lips on both sides under stucco copings.
3. Under and at the ends of masonry, wood or metal copings and sills.
4. Continuously above all projecting wood trim.
5. Where exterior porches, decks or stairs attach to a wall or floor assembly of wood-frame construction.
6. At wall and roof intersections.
7. At built-in gutters.

THESE DETAILS ARE GENERIC AND MEANT TO SHOW GENERAL FLASHING AND WATERPROOFING METHODS TO BE USED.



FOR COUNTY USE ONLY

05/07/2025

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

CA No. 9161 AA26003115

TSG

Making Dreams Come True

TOTAL SOLUTIONS GROUP
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(407) 880 2333

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MARONDA Homes
3999 West First Street
Sanford, FL 32771
(407) 902-9871

Community: **Forest Cove**

Garage Side: **Left**

Plan Name: **Sienna**

Elev - A

Lot: **8**

Block: **Black**

Address: **TBD SW Cadence Glen Lake City, FL 32024**

Job No: **9FC00801**

Reference No: **25-04307**

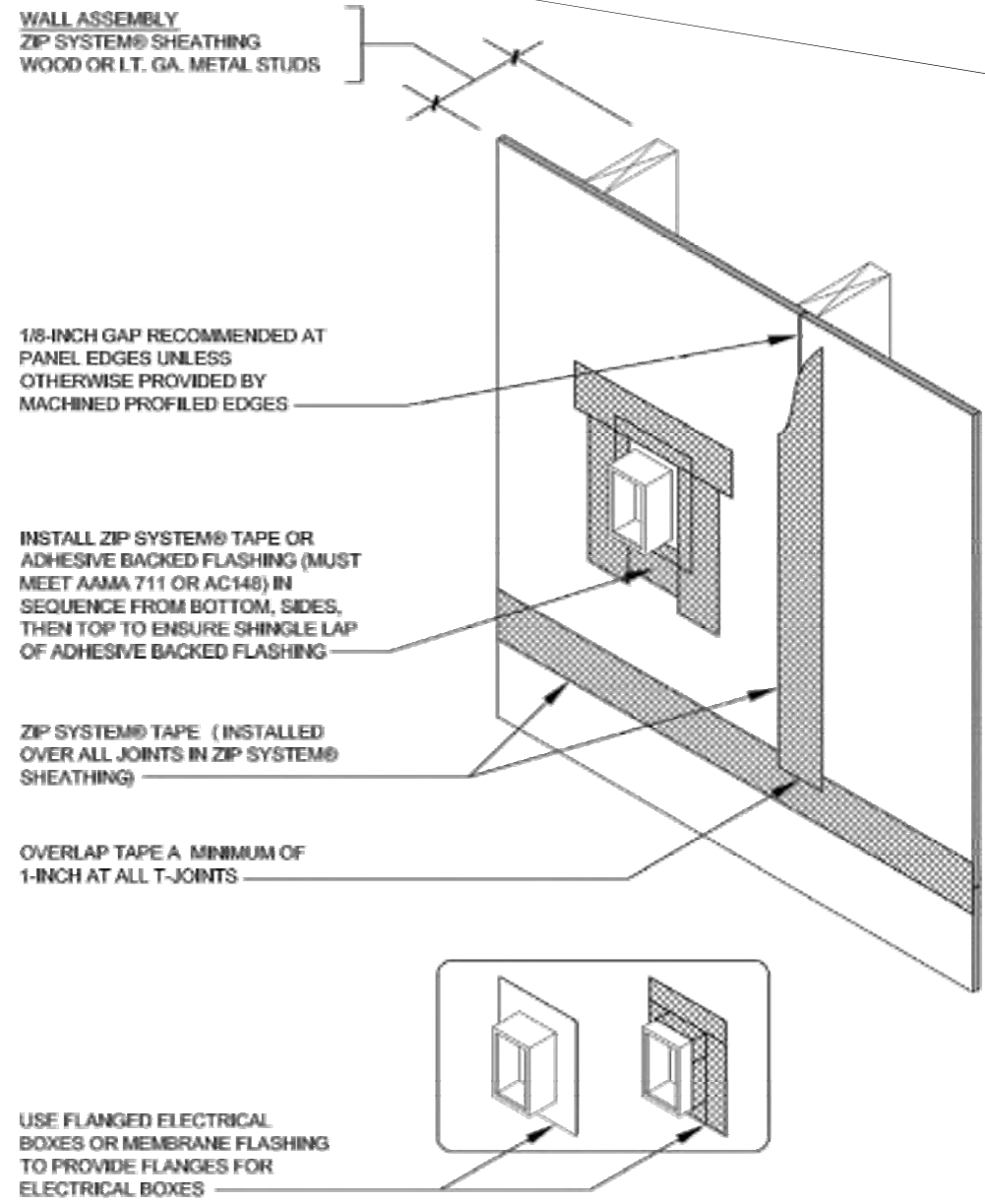
Sheet: **WP**

Renaissance Series

WATERPROOFING

ZIP SYSTEM® SHEATHING WALL AT TYPICAL ELECTRICAL PENETRATION

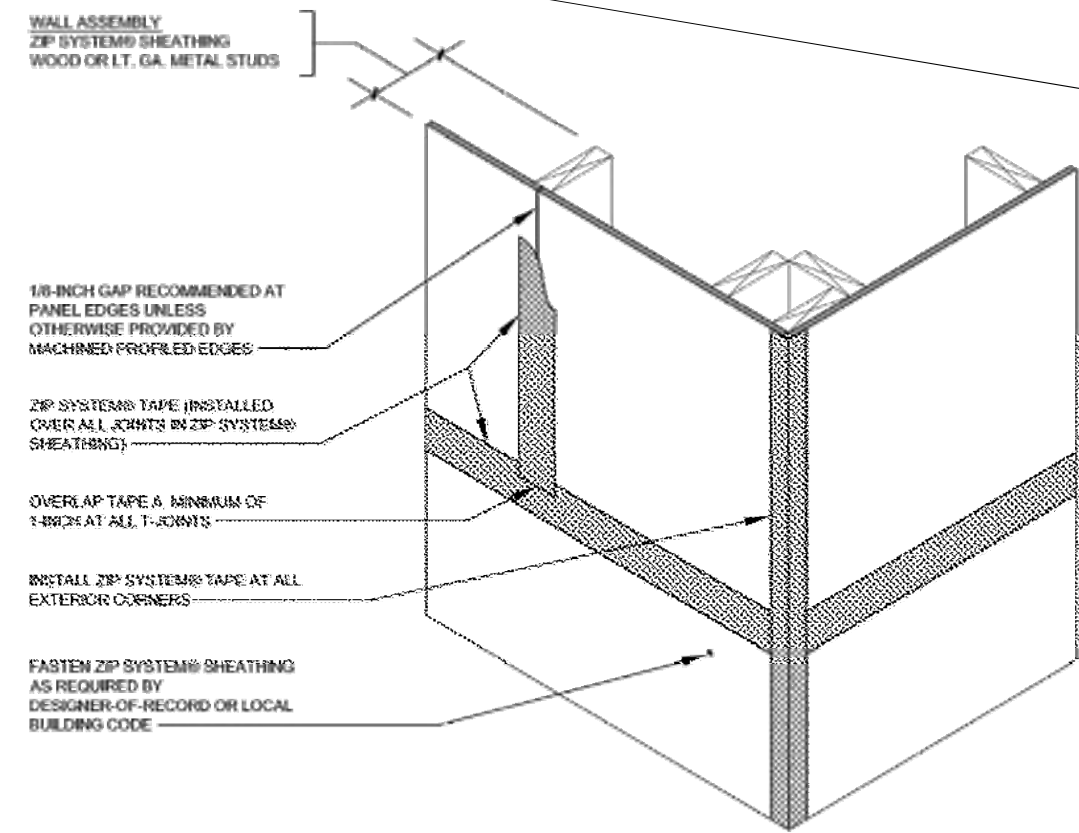
P-3



DRAWING NOT TO SCALE

ZIP SYSTEM® SHEATHING-WALL AT TYPICAL EXTERIOR CORNER

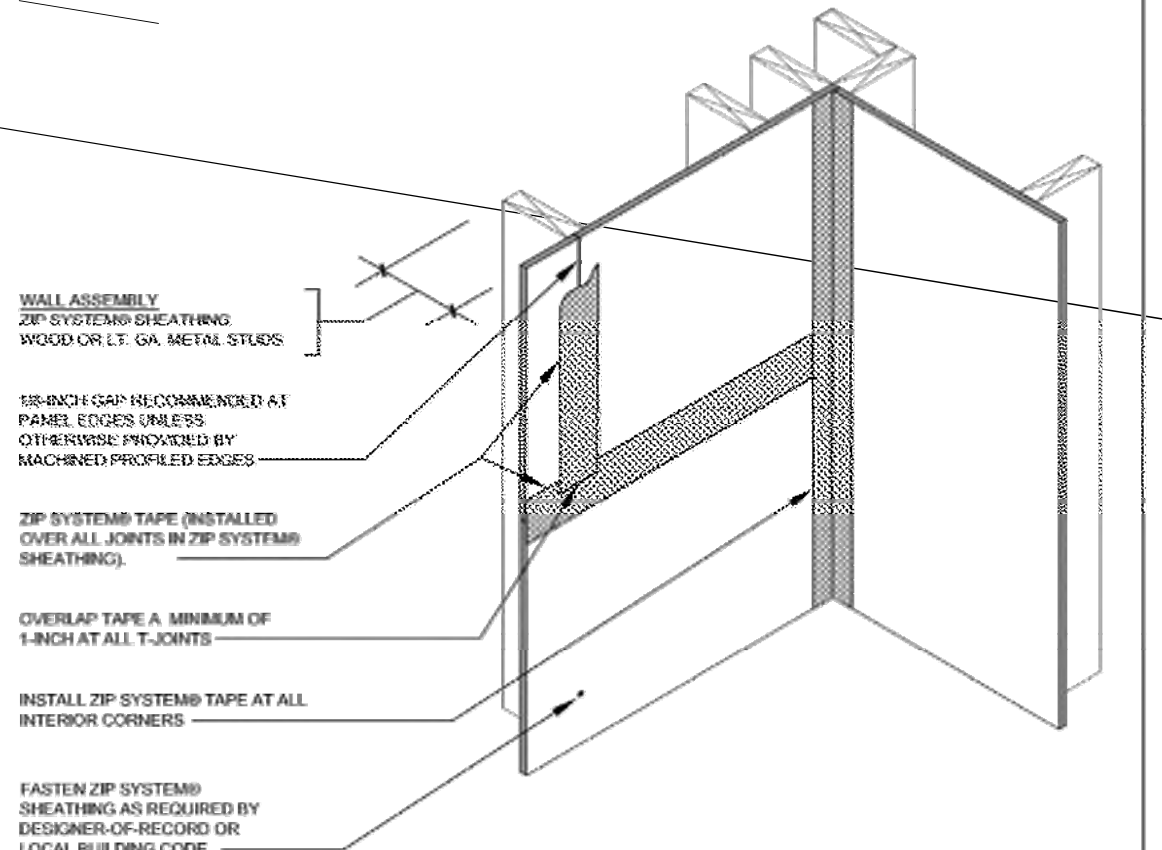
P-2



DRAWING NOT TO SCALE

ZIP SYSTEM® SHEATHING AT TYPICAL INTERIOR CORNER

P-1



DRAWING NOT TO SCALE

ZIP System® SHEATHING & TAPE

Sales Office: 10925 David Taylor Drive
Suite 300 - Charlotte, NC 28262
Telephone: 800.933.9220 - www.zipsystem.com

another innovation from HUBER ENGINEERED WOODS

ZIP System® SHEATHING & TAPE

Sales Office: 10925 David Taylor Drive
Suite 300 - Charlotte, NC 28262
Telephone: 800.933.9220 - www.zipsystem.com

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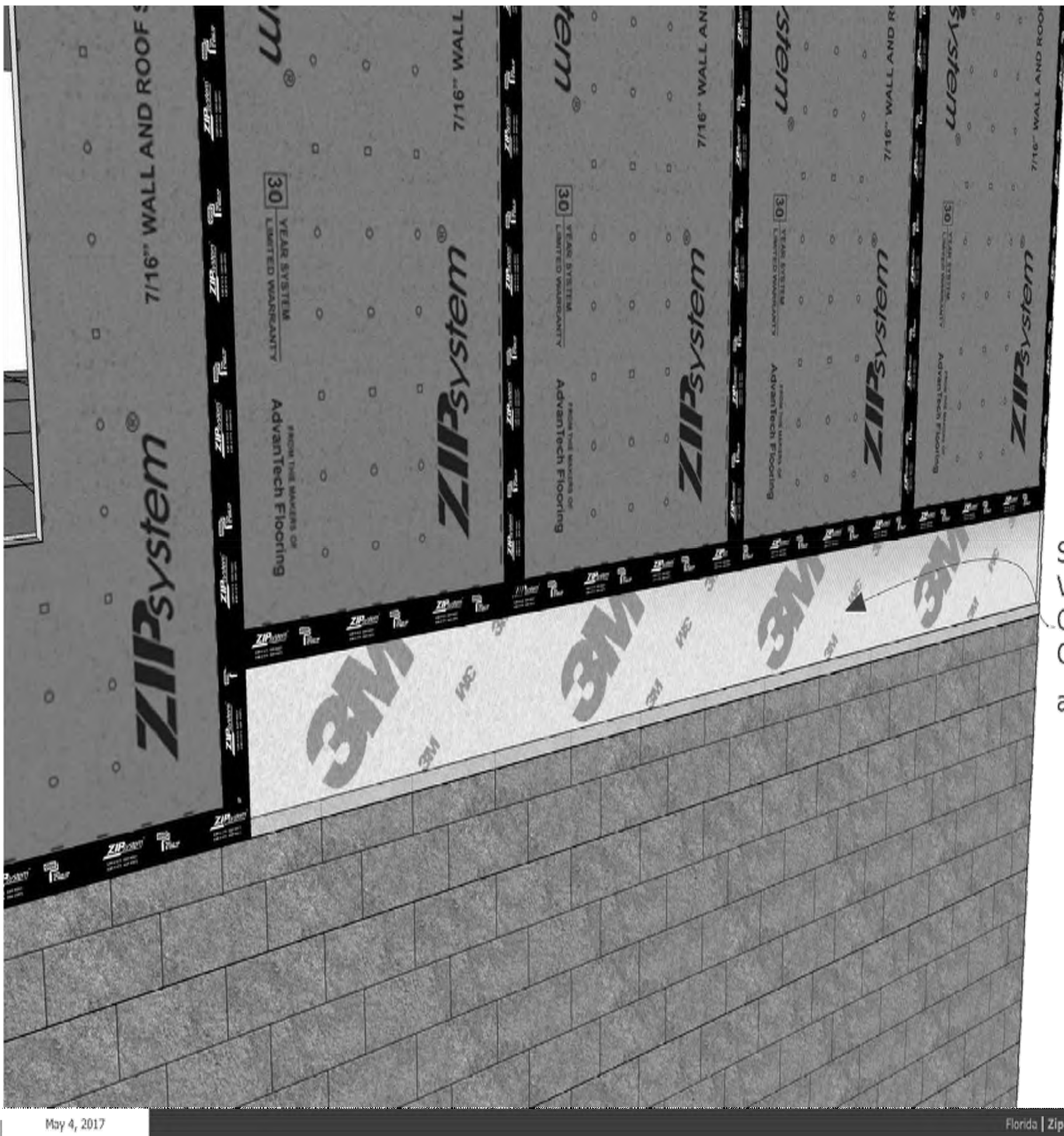
another innovation from HUBER ENGINEERED WOODS

ZIP SYSTEM® ROOF SHEATHING TO ZIP SYSTEM® WALL SHEATHING

TD-2.1

Questions? Call us at 800.933.9220 ext. 2716 or visit our website at zipsystem.com

ZIP System® SHEATHING & TAPE



Self Adhered Vapor Barrier Or Code approved material as deccribed in R703.2



ZIP SYSTEM® ROOF SHEATHING CONTRACTOR CHECKLIST

General Contractor/Installer		Project Name		Project Location	
Observer's Name		Jobsite Superintendent		Date of Observation	
ZIP SYSTEM® ROOF SHEATHING CONTRACTOR CHECKLIST:					
#	Item	YES	NO	N/A	Other*
ZIP System® roof sheathing and tape					
1	ZIP System™ tape roller or tape gun used at areas observed	☐	☐	☐	☐
2	ZIP System™ tape appears to extend a minimum of 1" at T-joint intersections (shingle style)	☐	☐	☐	☐
3	ZIP System™ tape appears to be lapped min 3" at horizontal seams	☐	☐	☐	☐
4	ZIP System™ tape appears firmly pressed onto panel surface	☐	☐	☐	☐
5	Shiners (fasteners that missed rafters/blocking) were identified and removed (if possible) and taped over	☐	☐	☐	☐
6	Proper H-clips are being used (if required)	☐	☐	☐	☐
7	Spacing between panels minimum of 1/8", maximum of 1/2"	☐	☐	☐	☐
8	Flush nailer attachment used to prevent over-driven fasteners, not required (best practice)	☐	☐	☐	☐
9	Code approved fasteners and proper spacing of fasteners meet project specifications	☐	☐	☐	☐
10	Long edge (8' side) of ZIP System® roof panel oriented perpendicular to the framing members	☐	☐	☐	☐
11	Short edge (4' side) of ZIP System® roof panels staggered; min 24"	☐	☐	☐	☐
12	ZIP System® roof panels span a minimum three framing members	☐	☐	☐	☐
13	Framing members support the entire edge of the panels	☐	☐	☐	☐
Mechanical and Electrical Penetrations (MEP's)					
14	MEP's flashed	☐	☐	☐	☐
15	ZIP System™ tape used to flash MEP's	☐	☐	☐	☐
16	Proper sequence of flashing (i.e., shingle style)	☐	☐	☐	☐
Transitions					
17	Ridge tape cut prior to the installation of ridge vents	☐	☐	☐	☐
18	ZIP System™ tape over the top of transitional step flashing at wall to roof locations	☐	☐	☐	☐
19	Ice and water barriers are installed where required by local code	☐	☐	☐	☐
20	Minimum 1 layer 6" ZIP System™ tape or 2 layers 3.75" ZIP System™ tape with 1" overlap for valley flashing	☐	☐	☐	☐
21	ZIP System™ tape over the top of transitional flashings (i.e., drip edge)	☐	☐	☐	☐
22	ZIP System® panels and tape installed on the front and back of parapets (dried in)	☐	☐	☐	☐
Safety & Repairs					
23	Holes from toe boards have been taped and rolled with ZIP System™ tape or ZIP System™ liquid flash	☐	☐	☐	☐
24	All ZIP System Sheathing® roofing panels seam are taped prior to any flashing or roofing membrane installation	☐	☐	☐	☐
25	Contractor checklist objectives to be completed in accordance with contract safety protocols	☐	☐	☐	☐

Additional Notes:

This observation report is being provided at your request and for your benefit and at no cost to you. This report is intended to be used only by you and is intended for general information purposes only, it is not a substitute for specific professional advice. In preparing this report, Huber Engineered Woods LLC (HEW) used reasonable efforts to provide information relating to the installation of ZIP System® products at the project site identified above. HEW DOES NOT WARRANT OR GUARANTEE THE ACCURACY, COMPLETENESS, OR ADEQUACY OF THE INFORMATION CONTAINED IN THE REPORT REGARDING YOUR PROJECT, AND HEW HEREBY SPECIFICALLY DISCLAIMS ANY LIABILITY FOR THE CONTENT OF THIS OBSERVATION REPORT AND FOR THE CONSEQUENCES OF ANY ACTIONS TAKEN ON THE BASIS OF THE INFORMATION PROVIDED. The observation was done and the report created during the construction process and as such, not all aspects of the installation may have been serviced by trade name, trademark, hypothesis, or otherwise, does not constitute or imply an endorsement or recommendation by Huber Engineered Woods LLC and is for informational purposes only. © 2018 Huber Engineered Woods LLC. ZIP System, and its accompanying design are trademarks of Huber Engineered Woods LLC. Huber Engineered Woods products are covered by various patents. See ZIPSystem.com for details. HUB E-ESR-SP REV 10/18

*If checked other, please explain in additional notes. List the number of the item you are providing an explanation for.



LISTA DE CONTROL DE REVESTIMIENTO DE TECHO ZIP SYSTEM® PARA CONTRATISTAS

Contratista general/instalador		Nombre del proyecto		Ubicación del proyecto	
Nombre del observador		Superintendente de obra		Fecha de la observación	
#	Item	SI	NO	N/C	Otros*
Revestimiento de techo y cinta ZIP System®					
1	Se utilizó un rodillo o pistola dispensadora de cinta adhesiva ZIP System™ en las áreas observadas	☐	☐	☐	☐
2	La cinta adhesiva ZIP System™ parece prolongarse como mínimo 1" en las intersecciones de las juntas en T (estilo tejas)	☐	☐	☐	☐
3	La cinta adhesiva ZIP System™ parece estar superpuesta 3" como mínimo en las uniones horizontales	☐	☐	☐	☐
4	La cinta adhesiva ZIP System™ ha sido presionada con firmeza sobre la superficie del panel	☐	☐	☐	☐
5	En la medida de lo posible, se identificó y retiró todo sujetador mal colocado (fuera de viguetas/ bloqueados) y se aplicó cinta sobre el área	☐	☐	☐	☐
6	Se utilizan sujetadores de tipo H apropiados (si fuese necesario)	☐	☐	☐	☐
7	Hay un espaciado mínimo de 1/8" y máximo de 1/2" entre paneles	☐	☐	☐	☐
8	Se utiliza un accesorio para clavar a ras de modo de evitar ajustar en exceso los sujetadores (si bien no es requisito, se considera una práctica óptima)	☐	☐	☐	☐
9	El uso de sujetadores aprobados y un correcto espaciado de los sujetadores permite cumplir con las certificaciones del proyecto	☐	☐	☐	☐
10	El borde largo (lateral de 8') del panel de techo ZIP System® está orientado en forma perpendicular a los bastidores	☐	☐	☐	☐
11	El borde corto (lateral de 4') de los paneles de techo ZIP System® está escalonado como mínimo 24"	☐	☐	☐	☐
12	Los paneles de techo ZIP System® abarcan al menos tres bastidores	☐	☐	☐	☐
13	Los bastidores sostienen el borde completo de los paneles	☐	☐	☐	☐
Instalaciones mecánicas y eléctricas					
14	Instalaciones mecánicas y eléctricas recubiertas	☐	☐	☐	☐
15	Se utilizó cinta adhesiva ZIP System™ para recubrir instalaciones mecánicas y eléctricas	☐	☐	☐	☐
16	Secuencia adecuada del recubrimiento (por ejemplo, estilo tejas)	☐	☐	☐	☐
Transiciones					
17	Corte de cinta en aristas antes de la instalación de cumbres con ventilación	☐	☐	☐	☐
18	Cinta ZIP System™ sobre el recubrimiento de transición en zonas de unión de pared a techo	☐	☐	☐	☐
19	Instalación de protecciones contra hielo y agua de conformidad con el código local	☐	☐	☐	☐
20	Como mínimo, 1 capa de cinta adhesiva ZIP System™ de 6" o 2 capas de 3.75" con 1" de superposición para recubrimiento de limahoya	☐	☐	☐	☐
21	Cinta ZIP System™ sobre la parte superior de recubrimientos de transición (por ejemplo, borde de goteo)	☐	☐	☐	☐
22	Instalación de paneles y cinta adhesiva ZIP System® en la parte frontal y posterior de parapetos (seco)	☐	☐	☐	☐
Seguridad y reparaciones					
23	Los orificios de los tableros de pie están encintados y cubiertos con cinta adhesiva ZIP System™ o membrana Liquid Flash ZIP System™	☐	☐	☐	☐
24	Se aplicó cinta sobre todas las uniones de los paneles de techo ZIP System Sheathing® antes de cualquier instalación de membrana tapajuntas o de techo	☐	☐	☐	☐
25	Los objetivos de la lista de control del contratista deben ser completados según los protocolos de seguridad del contrato	☐	☐	☐	☐

Notas adicionales:

Se entrega este informe de observación a pedido, para su beneficio y sin costo. Este informe solo debe ser utilizado por usted con fines informativos generales únicamente, no pretende reemplazar el asesoramiento específico de profesionales. En la preparación de este informe, Huber Engineered Woods LLC (HEW) recurrió a medidas razonables para brindar información relacionada con la instalación de productos ZIP System® en el lugar del proyecto que se identifica más arriba. HEW NO GARANTIZA LA EXACTITUD, INTEGRIDAD O ADECUACIÓN DE LA INFORMACIÓN DEL INFORME EN RELACIÓN CON SU PROYECTO Y, POR MEDIO DEL PRESENTE, HEW SE EXIME ESPECIFICAMENTE DE TODA RESPONSABILIDAD POR EL CONTENIDO DE ESTE INFORME DE OBSERVACIÓN Y POR LAS CONSECUENCIAS DE CUALQUIER ACCIÓN QUE SE TOMA EN FUNCIÓN DE LA INFORMACIÓN SUMINISTRADA. La observación y el informe fueron hechos durante el proceso de construcción y, en consecuencia, es posible que no se haya tenido acceso, que no se haya podido ver o que no estén completos todos los aspectos de la instalación. Los datos actualizados con posterioridad a estos formularios pueden afectar a la instalación tal como se la observó. Toda referencia o mención de cualquier otro producto comercial, proceso o servicio lo proveedor de dicho producto, proceso o servicio o marca comercial, entrase o de otro modo no representa ni implica el aval o la recomendación por parte de Huber Engineered Woods LLC y es para fines informativos únicamente. © 2018 Huber Engineered Woods LLC. ZIP System y el diseño que lo acompaña son marcas comerciales de Huber Engineered Woods LLC. Huber es una marca de J.M. Huber Corporation. Los productos Huber Engineered Woods están cubiertos por varias patentes. Visite ZIPSystem.com para más detalles. HUB E-ESR-SP REV 10/18

*Si coloca una marca en la columna Otros, explique en la sección de notas adicionales. Indique el número del ítem sobre el cual incluye una explicación.



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258 Southhall Lane, Suite 200
Maitland, Florida, 32751
(407) 880 2333

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CA No. 9161 AA26003115

TO THE BEST OF THE ENGINEER'S KNOWLEDGE AND UNDERSTANDING, THE STRUCTURAL PLANS AND SPECIFICATIONS COMPLY WITH THE FLORIDA BUILDING CODE SIGNED AND SEALED FOR THE STRUCTURAL PORTION OF THIS DRAWING.

MARONDA Homes

3993 West First Street | Sanford, FL 32771 | (407) 302-9871

Plan Revisions Date:	
1	1-1-24 2023 8th Edition Code
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	

Tech: ERAND

Job Information:

Plan Name: ZIP System Details	Garage Side	
	Community:	Job No.
	Block:	Lot:
	Address:	
Sheet: ZS-D		

ZIP WALL DETAILS

Overdriven Fasteners in ZIP System® Sheathing

Technical Tip

Nails used to attach ZIP System sheathing to supporting framing members may occasionally penetrate beyond the face of the ZIP System panels. An ideal situation would be where fastener heads are flush with the panel surface. For this reason, the manufacturer of the fasteners used in ZIP System sheathing should be consulted to determine if the fasteners used are designed to be installed through the ZIP System sheathing and into a framing member like steel studs or joists, with the fastener head penetrating into the integrated moisture barrier.

For roof applications, ZIP System sheathing is code recognized in ICC-ES ESR-1473 as a combination roof sheathing and roof underlayment. When used on a wall, ZIP System sheathing is code recognized in ICC-ES ESR-1474 as a combination wall sheathing, air barrier and water-resistive barrier. Both International and National Building codes specify specific fastener type, size and spacing when attaching wood sheathing to steel studs or joists. The fastener type and spacing may vary depending on which code is used and which code official is enforcing the code. The fastener type and spacing values required by code are based on the assumption that fasteners are installed flush with the sheathing surface. Due to variations in materials and limitations on equipment, this may be difficult to achieve in some situations. According to the TECO Fresh Tip, *Reduction in Shear Capacity Due to Overdriven Fasteners*, shear capacity could be reduced up to 20% depending on the depth and amount of fasteners that are overdriven. Please refer to technical bulletins published by APA and TECO at www.apa-direct.com and tech.bulap.com. For more information about fastener shear capacity, visit www.apa-direct.com. Consult with your local building official or design professional for any additional rating that may be required due to overdriven fasteners.

ZIP System Sheathing has been tested against water penetration in both laboratory and field conditions using standard ASTM levels of specified pressures. Panels were tested with overdriven fasteners at various depths and then compared with panels that were installed with fastener heads flush. The panels with overdriven fasteners satisfied the same performance requirements as the panels with fastener heads flush. Under the same testing conditions, the panels with overdriven fasteners showed no water leaks. ZIP System panels that are attached with overdriven fasteners will not void the ZIP System warranty.

Although overdriven fasteners do not affect ZIP System sheathing's ability to resist moisture, it may reduce the shear capacity of the fastener. Overdriven fasteners can reduce the amount of wind or earthquake loading a shear wall is designed to resist. This possible reduction in shear capacity is not a concern in areas with low wind speeds and seismicity with structural OSB or plywood and 6 **WCL** specific to ZIP System products.

Please contact Huber Engineered Woods at 800.933.9220 with any questions or comments.

Huber Engineered Woods, ZIP System® Sheathing Panels, Sales, 361 Lakemoor, NE, 2002
For more information, visit www.apaengineered.com


EVALUATION REPORT
 Number: **544**

Originally Issued: 10/20/2017
 Revised: 05/14/2024
 Valid Through: 10/31/2024

EVALUATION REPORT
 Originals received: 10/26/2017
 Revised: 06/14/2018

Number: 544 **EVALUATION REPORT** Number: 544

A cross-sectional diagram of a wall foundation assembly. The diagram shows a concrete foundation wall on the left, resting on a concrete foundation. The wall is covered with a green ZEP SYSTEM® sheathing. A drainage space is shown between the sheathing and the wall. A water-resistant barrier is applied to the wall. Lath is applied over the barrier, and exterior plaster is applied over the lath. An adhesive-backed flashing tape is applied to the wall, and a weep screed is applied over the tape. The foundation is shown at the bottom.

Labels from top to bottom:

- ZEP SYSTEM® SHEATHING
- DRAINAGE SPACE
- WATER-RESISTIVE BARRIER*
- LATH
- EXTERIOR PLASTER (LAYERS)
- ADHESIVE-BACKED FLASHING TAPE
- WEEP SCREED
- FOUNDATION

FLORIDA SUPPLEMENT

HUBER ENGINEERED WOODS, LLC
One Source Square
10925 David Taylor Drive, Suite 300
Charlotte, NC 28262
(800) 933-9220
www.hubermood.com

ZIP SYSTEM® WALL SHEATHING

CSI Section: 05110

Maker Engineered Woods ZIP System® Wall Studding is described in IAPMO ETS Evaluation Report ER-544 is a prescriptive alternative to the sheathing prescribed in the following codes:

- 2023 and 2020 Florida Building Code: Building (FBC, Building)
- 2023 and 2020 Florida Building Code: Residential (FBC, Residential)
- 2023 and 2020 Florida Building Code: Energy (FBC, Energy)

- 2.3 Flushing shall comply with Section 1405.4 of the FBC, Building and Section 703.4 of the FBC, Residential, codes, as applicable.
- 2.4 For products falling under Section 510(d) of Florida Rule 62B-02.100, verification is required that the report holder's quality assurance program is audited by a quality assurance agency approved by the Florida Building Commission or the building official when the report holder does not possess an approved quality assurance program. The report holder shall determine that the products are being manufactured as described in this evaluation report to establish continual product performance.
- 2.5 This supplement enters concurrently with FBC 541.

CALIFORNIA SUPPLEMENT
HUBER ENGINEERED WOODS, LLC
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10925 David Taylor Drive, Suite 300
Charlotte, NC 28262
(800) 933-9220
www.hubewood.com

Water Engineered Woods ZIP System® Wall Sheathing is described in AIAA01CES Evaluation Report EB-541 as a satisfactory alternative to the sheathing prescribed in the following codes:

- 2022 California Building Code (CBC)
- 2022 California Residential Code (CRC)

2.0 LIMITATIONS

Use of the ZIP System® Wall Sheathing recognized in this report supplement is subject to the following limitations:

**CITY OF LOS ANGELES
SUPPLEMENT**

HUBER ENGINEERED WOODS, LLC
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Charlotte, NC 28262
(800) 933-9220
www.huberwood.com

ZIP SYSTEM® WALL SHEATHING

1.0 RECOGNITION

Harker Engineered Wood, ZIP System® Wall Sheathing described in APA® 1000 Evaluation Report ER-544 and this LABC and LARC Supplement, has been evaluated for water resistance and air leakage in accordance with the LABC and LARC, ZIP System® Wall Sheathing is recognized for use under the following codes:

- 2021 City of Los Angeles Building Code (LABC)
- 2021 City of Los Angeles Residential Code (LARC)

2.0 LIMITATIONS

Spec Home	Plan Name:	ZIP System Details	Garage Side:
	Community:		
	Lot:	Block:	Job no.
	Address:		
	▼ Reference No.		
	Sheet:	ZS-DR	

ZIP ROOF DETAILS

TO THE BEST OF THE ENGINEER'S
KNOWLEDGE AND UNDERSTANDING, THE
STRUCTURAL PLANS AND SPECIFICATIONS
COMPLY WITH THE FLORIDA BUILDING
CODE SIGNED AND SEALED FOR THE
STRUCTURAL PORTION OF THIS DRAWING.



3593 West First Street | Sanford, FL 32771 | (407) 302-9871

	Plan Revisions Date:
1	1-25-21 Revised to 2020 7th Edition codes
2	1-1-24 2023 8th Edition Code
3	
4	
5	
6	
7	
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10	
11	
12	
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14	

Tech: ERAND

Job Information:

The logo features the letters 'TS&G' in a bold, blue, sans-serif font. The letters are enclosed within a blue rectangular border. To the right of the logo, the tagline 'Making Dreams Come True' is written in a cursive script. Below the logo, the text 'TOTAL SOLUTIONS GROUP' is printed in a bold, sans-serif font. This is followed by the address '258 Southhall Lane, Suite 200' and 'Maitland, Florida, 32751' in a standard sans-serif font. The phone number '(407) 880 2333' is also included. A horizontal line separates this information from the text '100% Employee Owned' and 'myTSGhome.com', which are presented in a bold, sans-serif font. At the bottom, the CA No. 9161 and AA26003115 are listed.

- NOTES:
- THE PRODUCT SHOWN HEREIN IS DESIGNED AND MANUFACTURED TO COMPLY WITH REQUIREMENTS OF THE FLORIDA BUILDING CODE.
 - WOOD FRAMING TO BE DESIGNED AND MANUFACTURED TO PROPERLY TRANSFER ALL LOADS TO STRUCTURE. FRAMING IS THE RESPONSIBILITY OF THE ARCHITECT OR ENGINEER OF RECORD.
 - ALLOWABLE STRESS INCREASE OF 1/3 WAS NOT USED IN THE DESIGN OF THE PRODUCT SHOWN HEREIN. LONG DURATION FACTOR C₉₀ = 1.6 WAS USED FOR WOOD ANCHOR CALCULATIONS.
 - APPROVED IMPACT PROTECTIVE SYSTEM IS NOT REQUIRED FOR THIS PRODUCT IN WIND Borne DEBRIS REGIONS UP TO WIND ZONE 3.
 - DESIGN PRESSURE AND INSTALLATION DETAILS SHOWN IN THIS DOCUMENT APPLY ONLY TO MULLION. WINDOWS MUST BE APPROVED UNDER SEPARATE APPROVAL.
 - SINGLE WINDOWS TO BE MULLED ARE NOT LIMITED TO THOSE SHOWN IN THIS DRAWING. WINDOWS MUST BE MANUFACTURED BY MI WINDOWS AND DOORS.
 - DESIGN PRESSURE OF MULLED UNIT SHALL BE CONTROLLED BY THE LESSER DESIGN PRESSURE OF THE MULLION OR THE INDIVIDUAL WINDOW OR DOOR UNIT.
 - DETERRINE TRIBUTARY HEIGHT AND MULLION SPAN BASED ON PRODUCT TO BE INSTALLED. SEE FORMULA FOR TRIBUTARY WIDTH.
 - LOCATE MULLION SPAN (UNIT HEIGHT) AND TRIBUTARY WIDTH AT THE INTERSECTION OF ROW AND COLUMN CONTAINING THE MULLION SPAN AND TRIBUTARY WIDTH RESPECTIVELY TO THE MULLION RATING FOR PRODUCT IN STEP 2.
 - MULLION RATING MUST BE EQUAL OR GREATER THAN REQUIRED DESIGN PRESSURE OBTAINED IN STEP 1.

- ANCHORING NOTES:
- FOR ANCHORING INTO WOOD FRAMING OR 2X BUCK USE #10 WOOD SCREW WITH SUFFICIENT LENGTH TO ACHIEVE A 1 1/8" MINIMUM MINIMUM EMBEDMENT INTO SUBSTRATE. LOCATE ANCHORS AS SHOWN IN INSTALLATION DETAILS SHEET 3.
 - FOR ANCHORING INTO CONCRETE USE 3/16" ELOO ULTRASON TAPCON WITH SUFFICIENT LENGTH TO ACHIEVE A 1 1/4" MINIMUM MINIMUM EMBEDMENT INTO SUBSTRATE. LOCATE ANCHORS AS SHOWN IN INSTALLATION DETAILS SHEET 4.
 - FOR ANCHORING INTO METAL FRAMING USE #10 S&S OR SELF DRILLING SCREW WITH SUFFICIENT LENGTH TO ACHIEVE A 3 THREADS MINIMUM BEYOND STRUCTURE INTERIOR WALL. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
 - ALL FASTENERS TO BE CORROSION RESISTANT.
 - INSTALLATION ANCHORS SHALL BE INSTALLED IN ACCORDANCE WITH ANCHOR MANUFACTURER'S INSTALLATION INSTRUCTIONS, AND ANCHORS SHALL NOT BE USED IN SUBSTRATES WITH STRENGTHS LESS THAN THE MINIMUM STRENGTH SPECIFIED BELOW:

- A. WOOD - MINIMUM SPECIFIC GRAVITY OF C=0.42

- B. CONCRETE - MINIMUM COMPRESSIVE STRENGTH OF 3,200 PSI, N. TYPE 1 (OR GREATER)

- C. MASONRY - STRENGTH CONFORMANCE TO ASTM C-90, GRADE N, TYPE 1 (OR GREATER)

- D. METAL - STEEL 18GA (0.048) F74-30KSI/FU-50KSI OR ALUMINUM 6063-T5 F34-30KSI 0.022" THICK MINIMUM

DESIGN PRESSURE TABLE INSTRUCTIONS:

- 1) DETERMINE REQUIRED DESIGN LOAD PER FLORIDA BUILDING CODE CHAPTER 16.
- 2) DETERMINE TRIBUTARY WIDTH AND MULLION SPAN BASED ON PRODUCT TO BE INSTALLED. SEE FORMULA FOR TRIBUTARY WIDTH.
- 3) LOCATE MULLION SPAN (UNIT HEIGHT) AND TRIBUTARY WIDTH AT THE INTERSECTION OF ROW AND COLUMN CONTAINING THE MULLION SPAN AND TRIBUTARY WIDTH RESPECTIVELY TO THE MULLION RATING FOR PRODUCT IN STEP 2.
- 4) MULLION RATING MUST BE EQUAL OR GREATER THAN REQUIRED DESIGN PRESSURE OBTAINED IN STEP 1.

$$\text{TRIBUTARY WIDTH} = W1 - B2$$

MI WINDOWS AND DOORS, LLC
650 WEST MARKET STREET
GRATZ, PA 17030

M-1926 VERTICAL MULLION
96" MULLION SPAN
NOTES

DATE: 08/07/15
REV: 1
BY: NTS
CHK: NTS
APP: 08/11/12
DES: 08-01445
REV: 4

1450 HOOVER RD LENOIRVILLE, NC 27024
404-888-0000 - 800-444-4444
www.miwindows.com

Luis R. Lopez P.E.
FL No.: 62514

SIGNED: 10/25/2018

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214. CLIP INSTALLATION

215. WINDOW AND MULLION ASSEMBLY

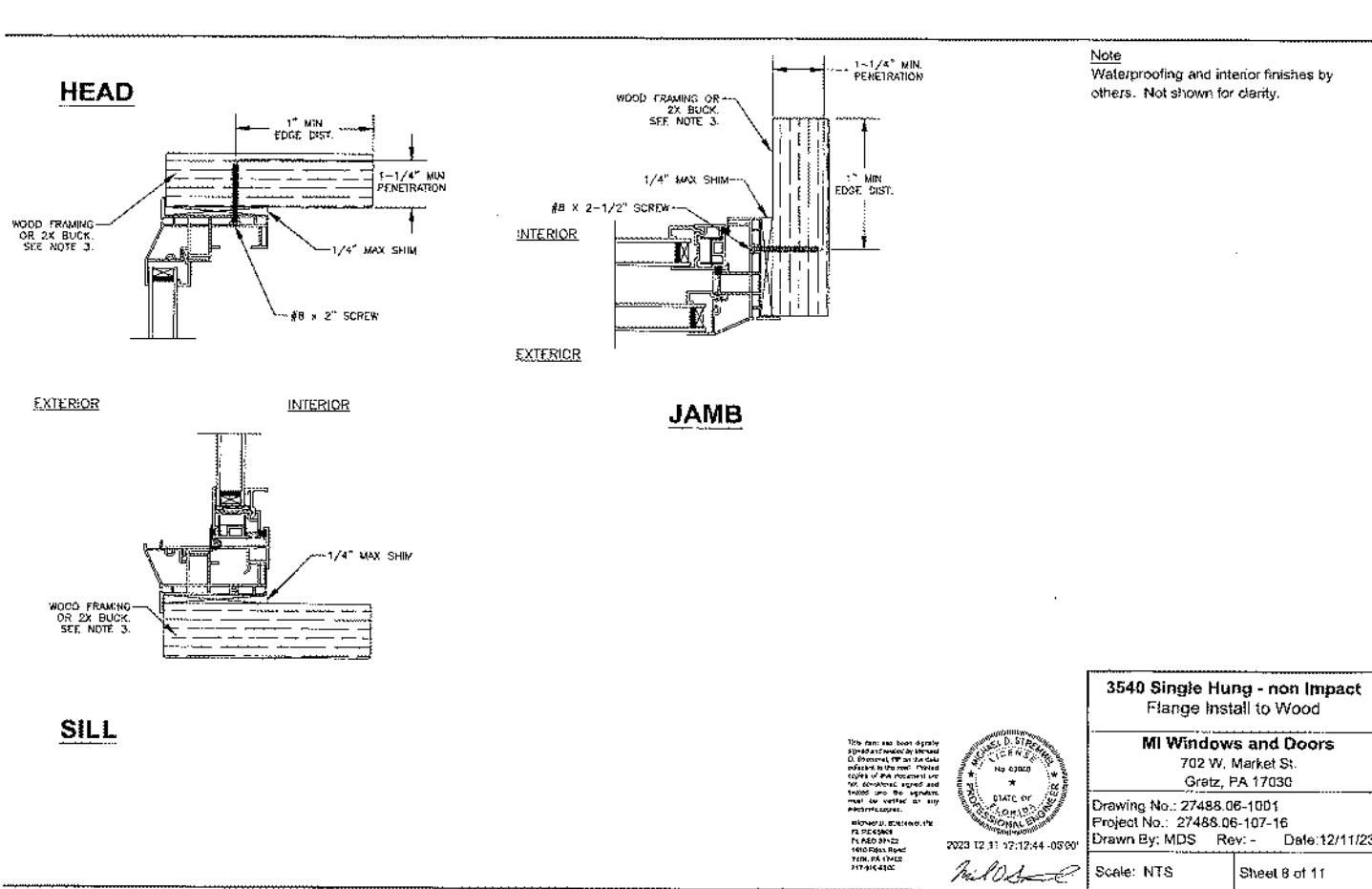
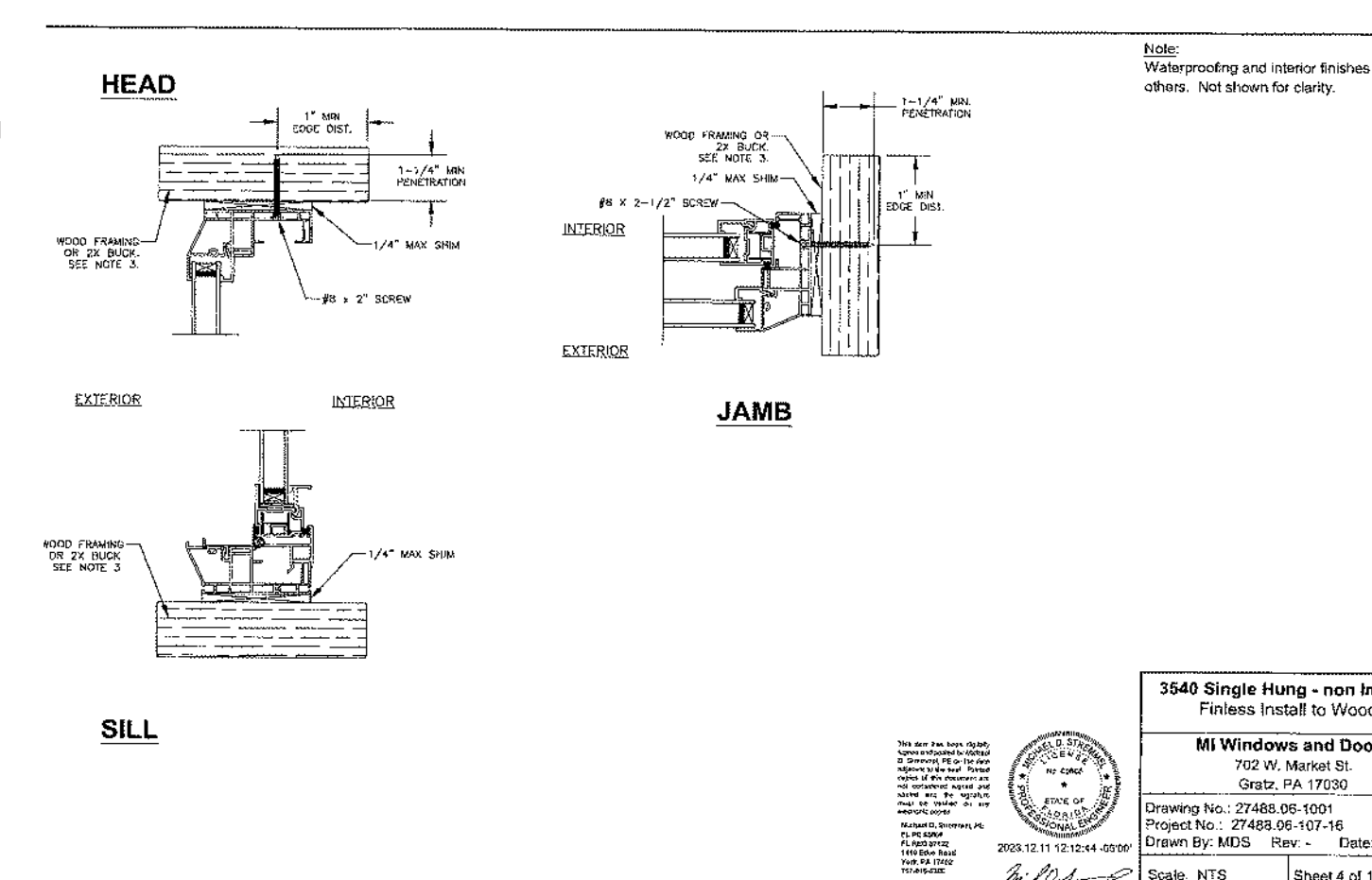
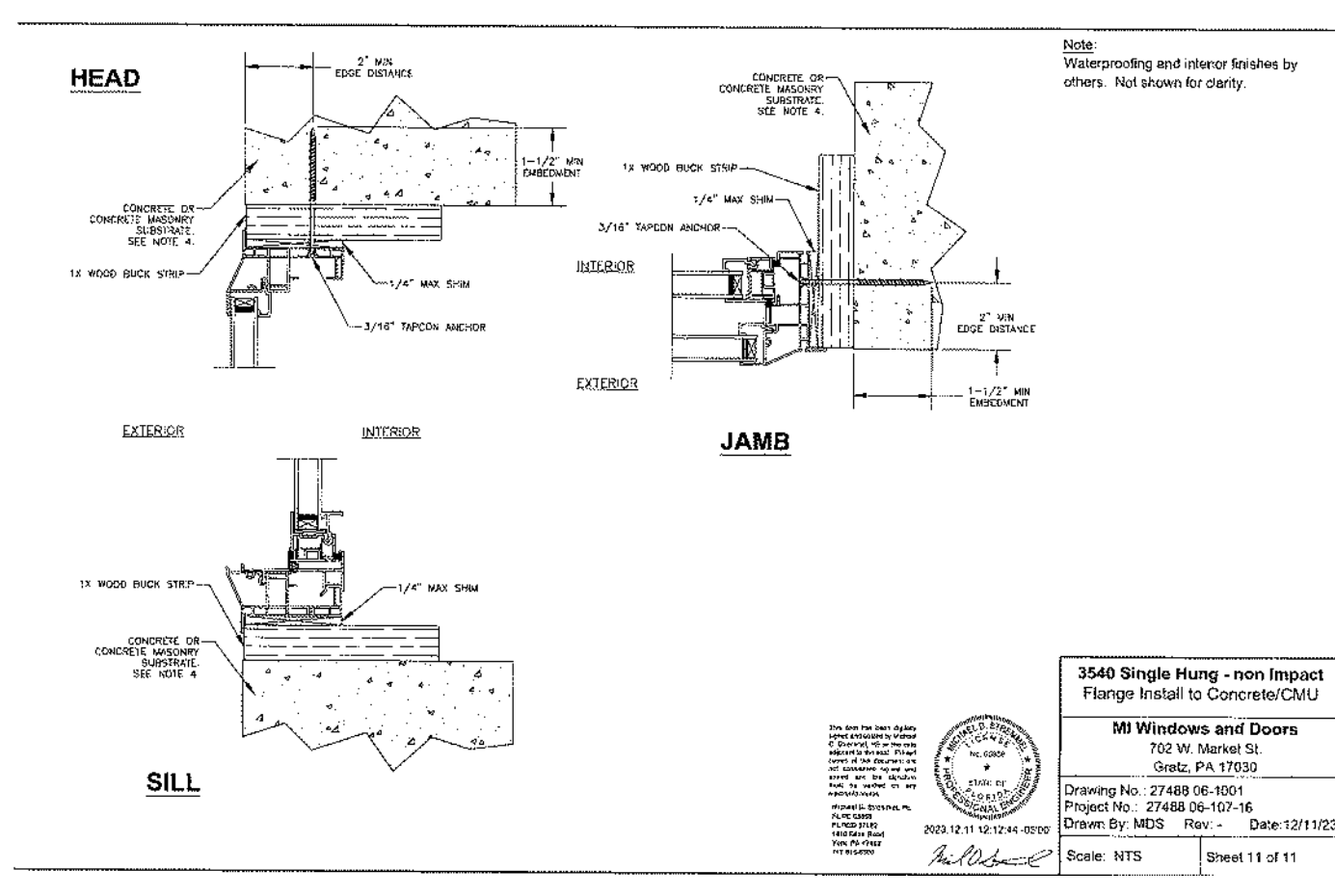
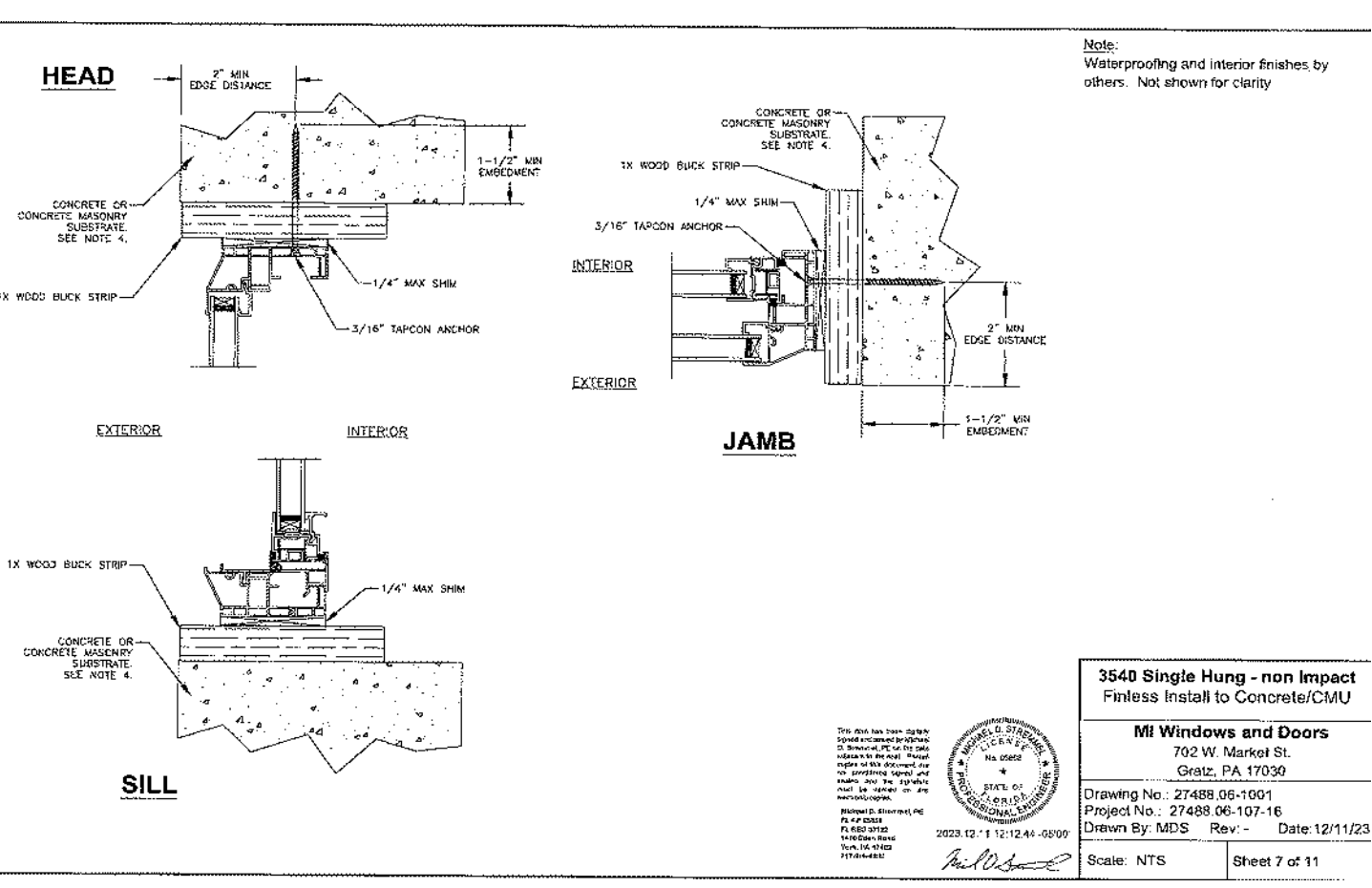
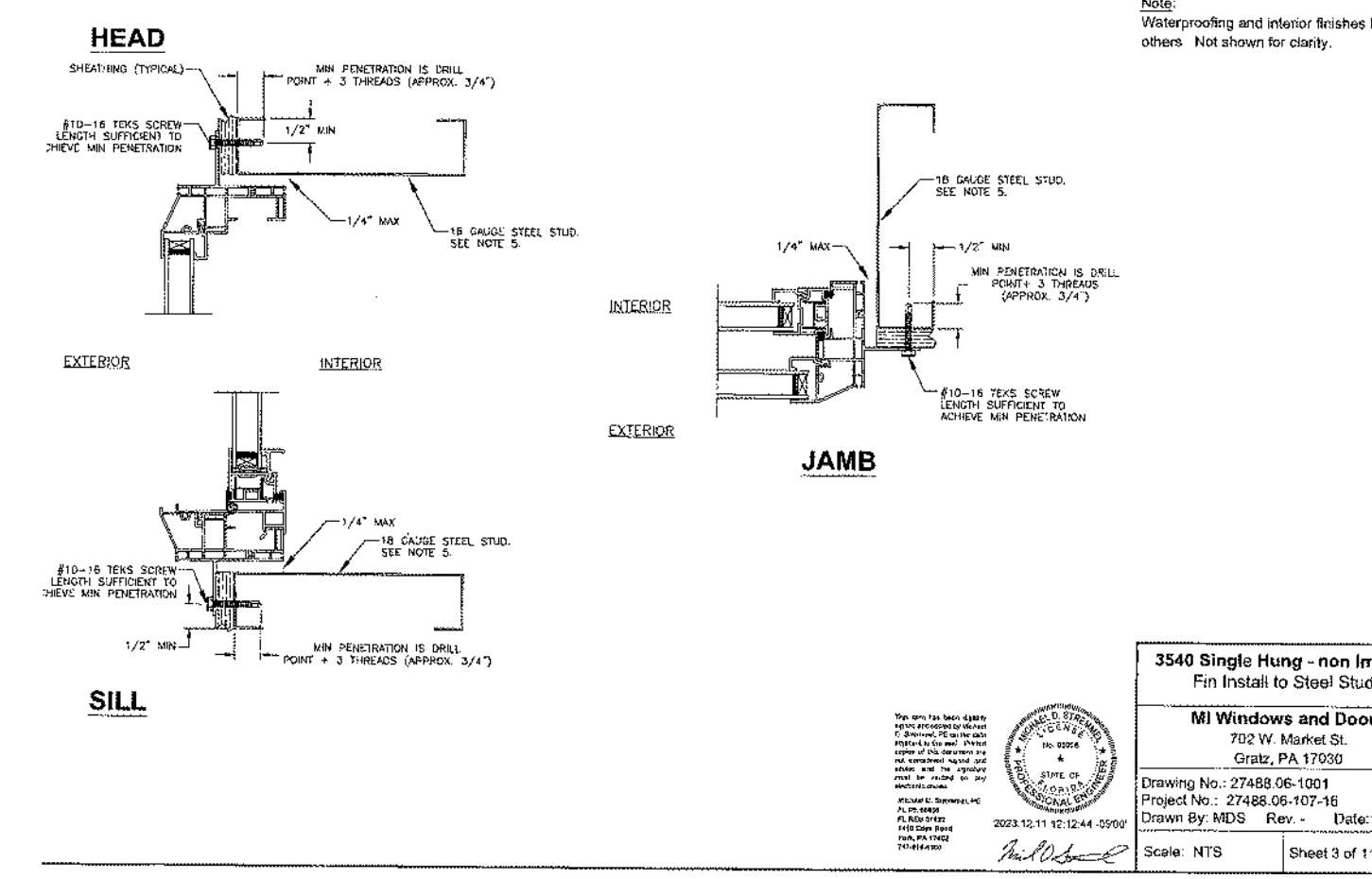
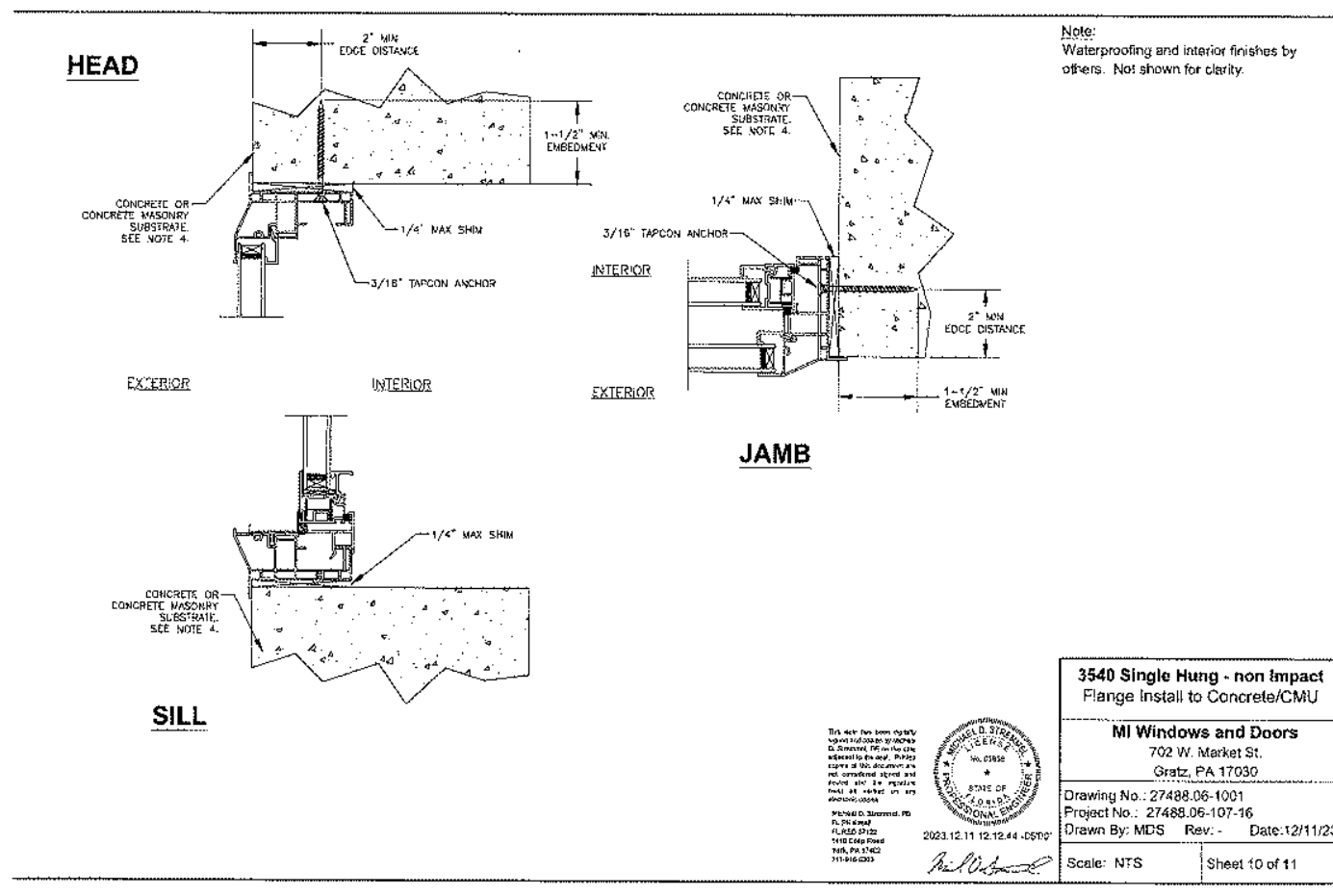
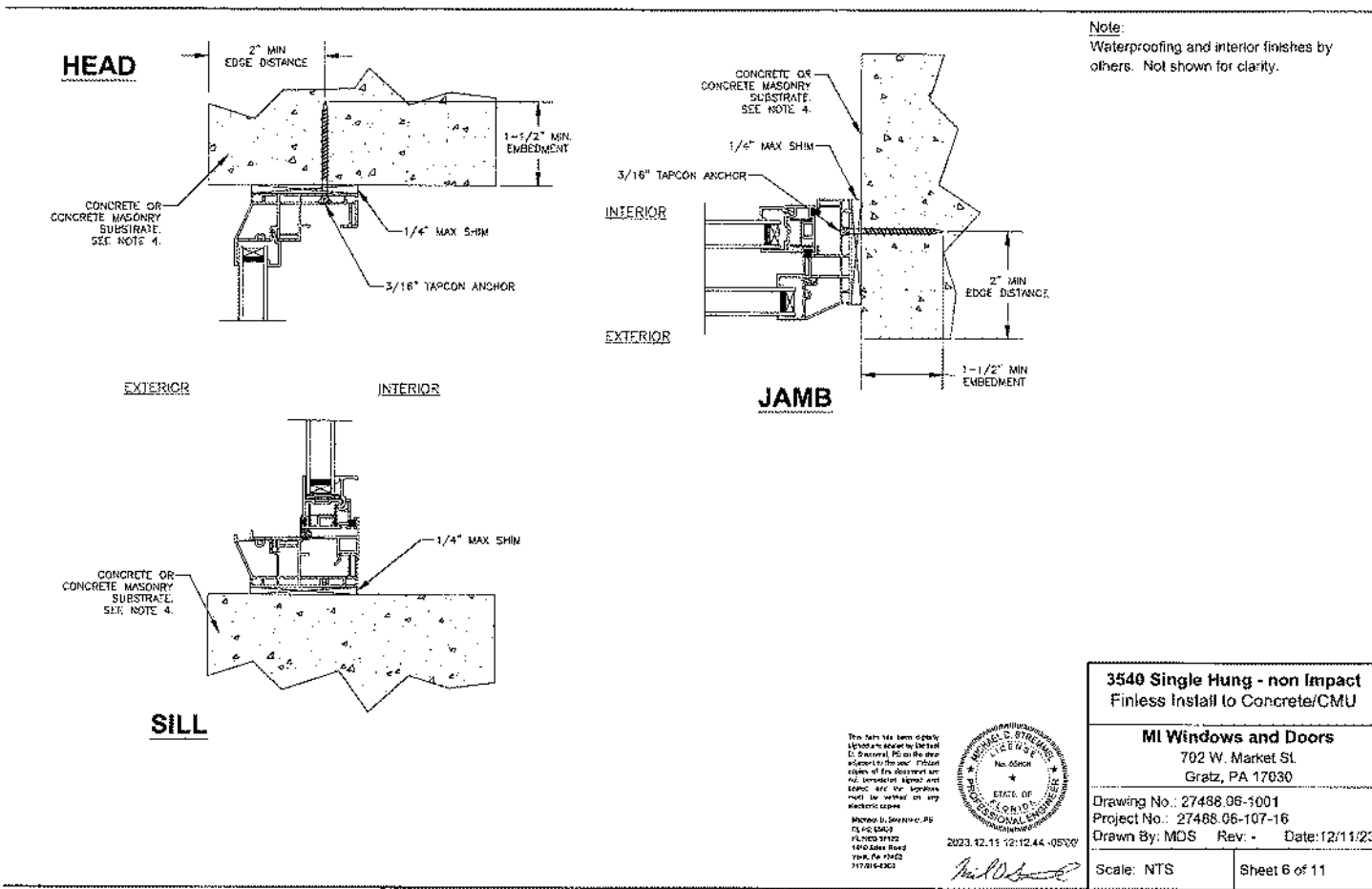
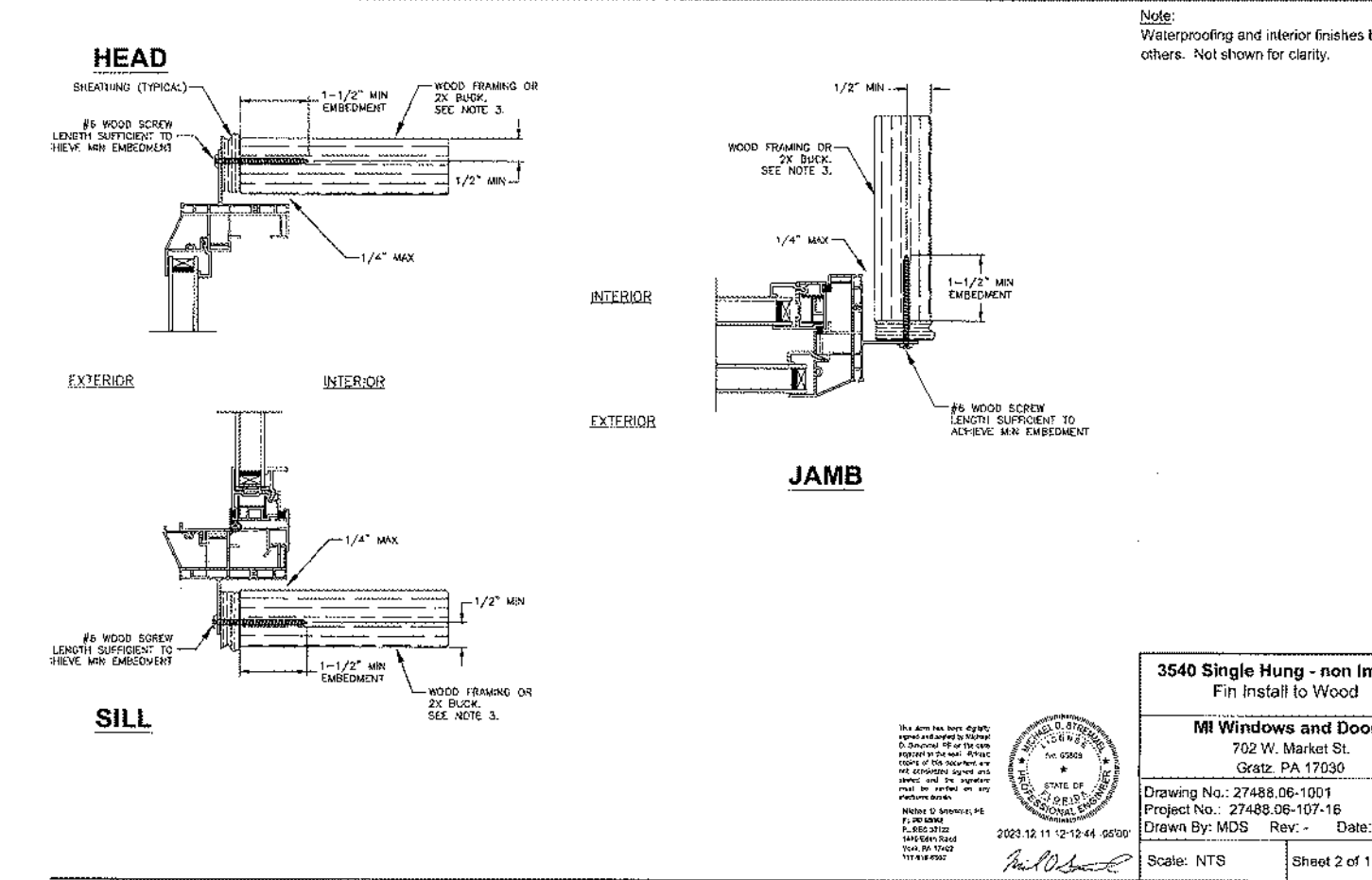
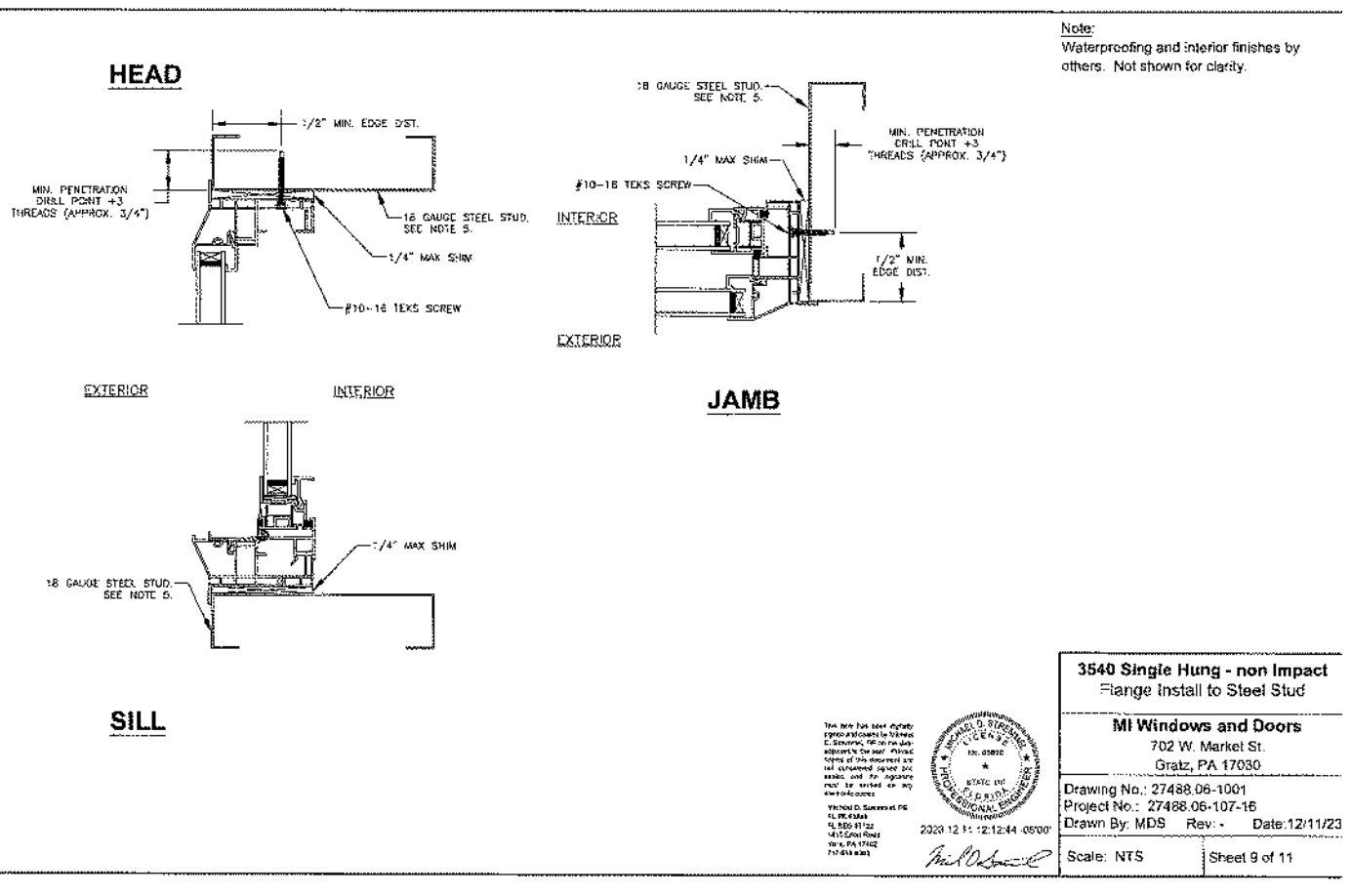
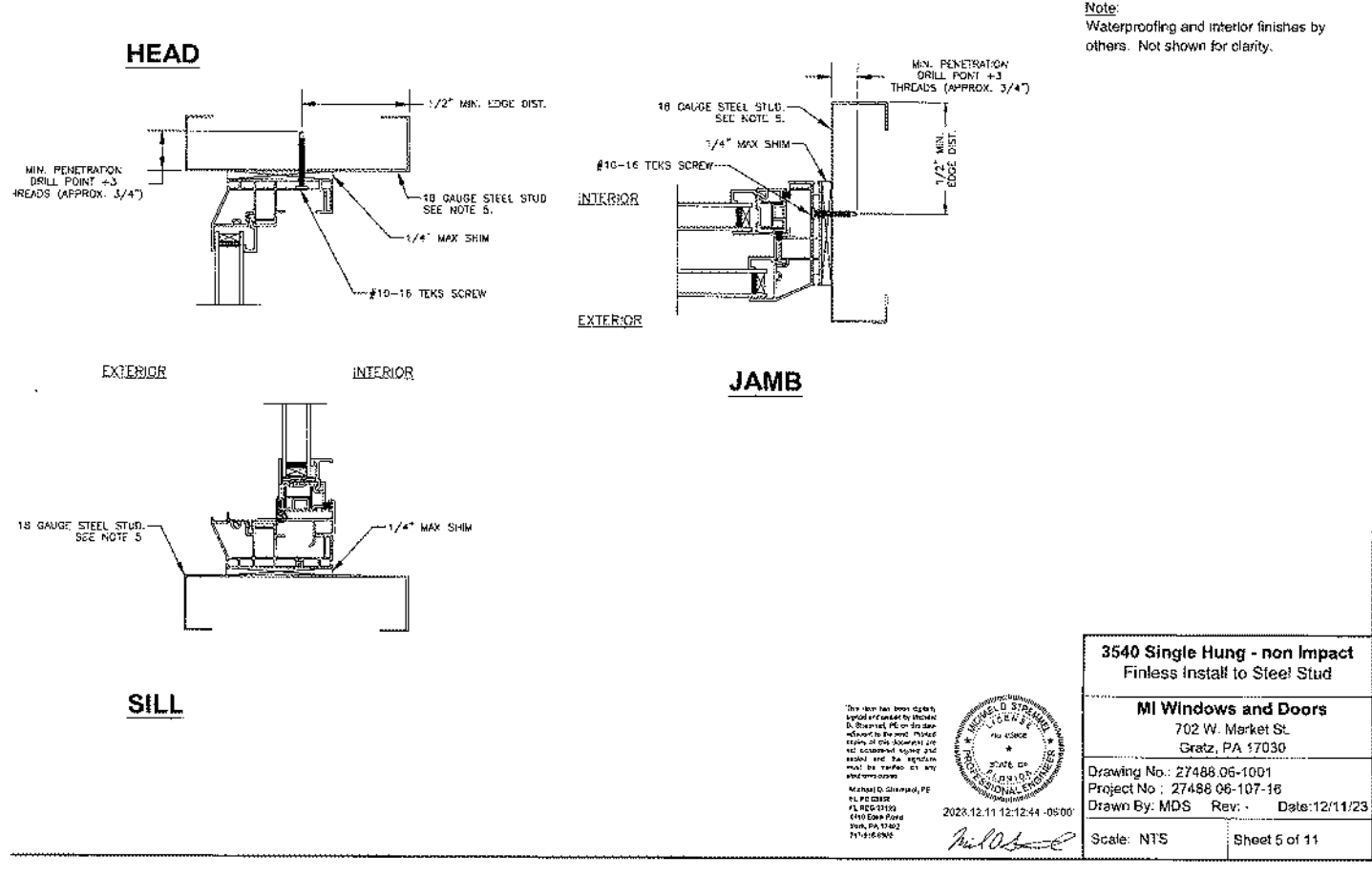
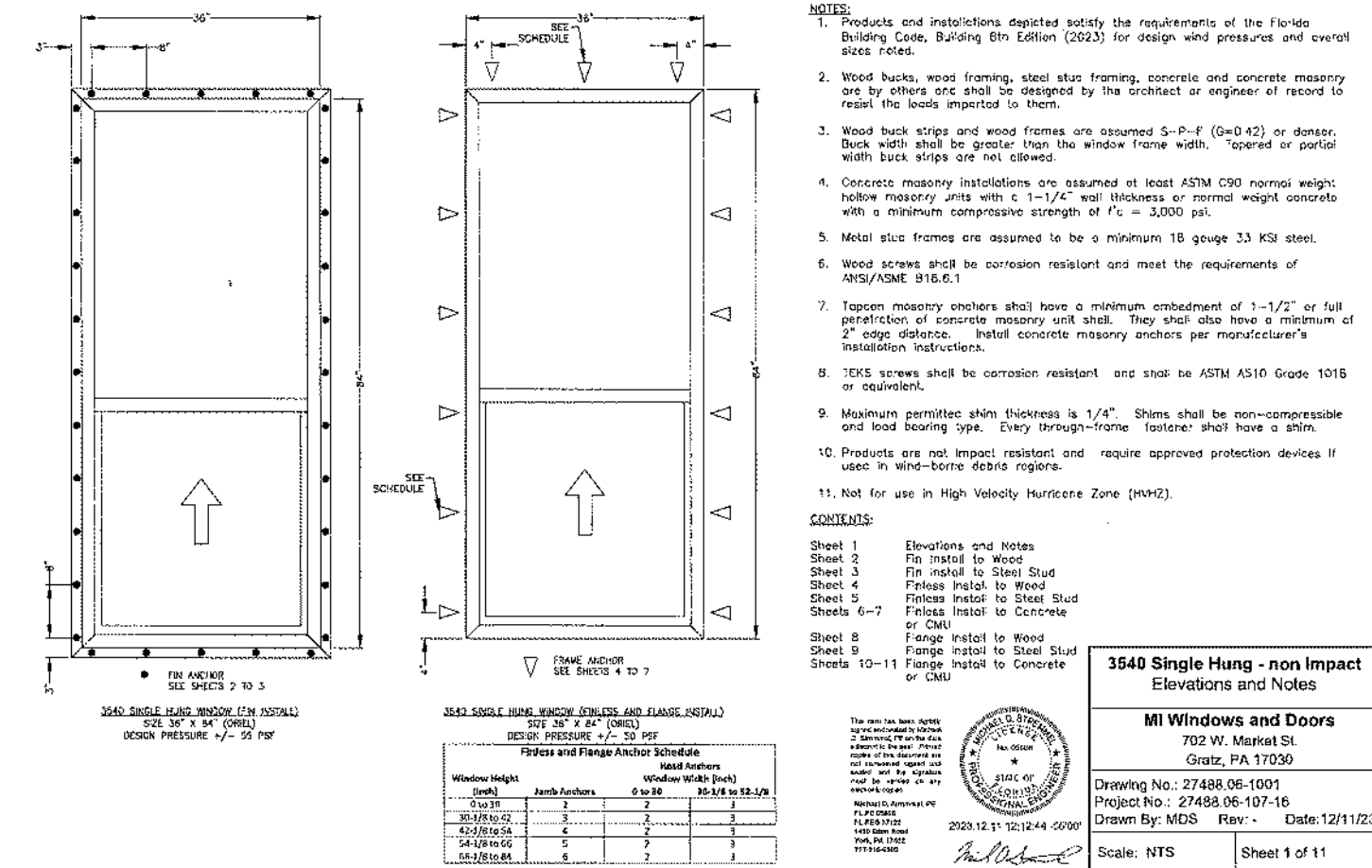
216. CLIP INSTALLATION

217. WINDOW AND MULLION ASSEMBLY

218. CLIP INSTALLATION

219. WINDOW AND MULLION ASSEMBLY

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FLORIDA PRODUCT
APPROVAL #41886.16

PRODUCT	REL. DATE
1-1-24	REVISED TO 8TH EDITION CODE 2023
7-1-24	REVISED SHEET
REVISIONS :	

Maronda Homes
4005 MARONDA WAY
SANFORD, FL 32771
(407) 321-0064

FLORIDA
THIS STRUCTURE WAS DESIGNED
IN ACCORDANCE AND MEETS THE
REQUIREMENTS OF SECTION
1303.0 OF THE FLORIDA BUILDING
CODE 8th EDITION (2023) ;
RESIDENTIAL ALL CONNECTORS
HAVE BEEN CHECKED TO
WITHSTAND ALL APPLICABLE
LOADS AND DESIGN CRITERIA
STATED ON THE COVER SHEET.
DESIGNED WIND SPEED
V_W = 160 MPH
V_W = 124 MPH

Manufacture
MI Windows

DRAWN BY: GARAGE:
RELEASE DATE: JULY 6, 2015

SHEET:
WIN-V1

FLORIDA PRODUCT APPROVAL FL #15332.5

REV	DESCRIPTION	DATE	APPROVED
A	ADDED FLANGE INSTALLATIONS	12/10/13	R.L.
B	REVISED INSTALLATION DETAILS	08/03/15	R.L.
C	REVISED INSTALLATION DETAILS	06/21/17	R.L.

NOTES:

- THE PRODUCT SHOWN HEREIN IS DESIGNED AND MANUFACTURED TO COMPLY WITH REQUIREMENTS OF THE FLORIDA BUILDING CODE.
- WOOD FRAMING AND MASONRY OPENING TO BE DESIGNED AND ANCHORED TO PROPERLY TRANSFER ALL LOADS TO STRUCTURE. FRAMING AND MASONRY OPENING IS THE RESPONSIBILITY OF THE ARCHITECT OR ENGINEER OF RECORD.
- 1X BUCK OVER MASONRY/CONCRETE IS OPTIONAL. WHERE 1X BUCK IS NOT USED, DISSIMILAR MATERIALS MUST BE SEPARATED WITH APPROVED COATING OR MEMBRANE. SELECTION OF COATING OR MEMBRANE IS THE RESPONSIBILITY OF THE ARCHITECT OR ENGINEER OF RECORD.
- ALLOWABLE STRESS INCREASE OF 1/3 WAS NOT USED IN THE DESIGN OF THE PRODUCT SHOWN HEREIN. WIND LOAD DURATION FACTOR C_d=1.6 WAS USED FOR WOOD ANCHOR CALCULATIONS.
- FRAME MATERIAL: EXTRUDED ALUMINUM 6063-T5.
- UNITS MUST BE GLAZED PER ASTM E1300-04/09, WITH SAFETY GLASS.
- APPROVED IMPACT PROTECTIVE SYSTEM IS REQUIRED FOR THIS PRODUCT IN WIND BORNE DEBRIS REGIONS.
- SHIM AS REQUIRED AT EACH INSTALLATION ANCHOR WITH LOAD BEARING SHIM. SHIM WHERE SPACE OF 1/16" OR GREATER OCCURS. MAXIMUM ALLOWABLE SHIM STACK TO BE 1/4".
- DOOR ASSEMBLIES INSTALLED WHERE OVERHANG RATIO IS EQUAL OR GREATER THAN 1.0 DO NOT REQUIRE WATER INFILTRATION RESISTANCE.
- OVERHANG RATIO = OVERHANG LENGTH/OVERHANG HEIGHT.
- FOR ANCHORING INTO WOOD FRAMING OR 2X BUCK USE #10 WOOD SCREWS WITH SUFFICIENT LENGTH TO ACHIEVE A 1 3/8" MINIMUM EMBEDMENT INTO SUBSTRATE. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
- FOR ANCHORING INTO MASONRY/CONCRETE USE 1/16" TAPCONS WITH SUFFICIENT LENGTH TO ACHIEVE A 1 1/4" MINIMUM EMBEDMENT INTO SUBSTRATE WITH 1" MINIMUM EDGE DISTANCE. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
- FOR ANCHORING INTO METAL STRUCTURE USE #10 SWS OR SELF DRILLING SCREWS WITH SUFFICIENT LENGTH TO ACHIEVE 3 THREADS MINIMUM BEYOND STRUCTURE INTERIOR WALL. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
- ALL FASTENERS TO BE CORROSION RESISTANT.
- INSTALLATION ANCHORS SHALL BE INSTALLED IN ACCORDANCE WITH ANCHOR MANUFACTURER'S INSTALLATION INSTRUCTIONS AND ANCHORS SHALL NOT BE USED IN SUBSTRATES WITH STRENGTHS LESS THAN THE MINIMUM STRENGTH SPECIFIED BELOW.

A. WOOD	B. CONCRETE	C. MASONRY
MINIMUM SPECIFIC GRAVITY OF G=0.42	MINIMUM COMPRESSIVE STRENGTH OF 3,192 PSI	MINIMUM COMPRESSIVE STRENGTH OF 3,192 PSI
WOOD - MINIMUM CONFORMANCE TO ASTM C-90, GRADE N, TYPE 1 (OR GREATER).	CONCRETE - MINIMUM CONFORMANCE TO ASTM C-90, GRADE N, TYPE 1 (OR GREATER).	MASONRY - MINIMUM CONFORMANCE TO ASTM C-90, GRADE N, TYPE 1 (OR GREATER).
METAL STRUCTURE: STEEL 18GA, 33KSI OR ALUMINUM 6063-T5 .048" THICK MINIMUM		

SIGNED: 06/21/2017

MI WINDOWS AND DOORS LLC
650 WEST MARKET STREET
GRATZ, PA 17030

SERIES 430/440 XIX SGO
143" x 96" REINFORCED WITHOUT ADAPTER
FRAME INSTALLATION DETAILS

SCALE: NTS DATE 10/30/13 SHEET 1 OF 9

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

SHEET NO.	NOTES	DESCRIPTION
1	NOTES	DESCRIPTION
2	ELEVATION	
3 - 9	INSTALLATION DETAILS	

REV	DESCRIPTION	DATE	APPROVED
A	ADDED FLANGE INSTALLATIONS	12/10/13	R.L.
B	REVISED INSTALLATION DETAILS	08/03/15	R.L.
C	REVISED INSTALLATION DETAILS	06/21/17	R.L.

NOTES:

- INTERIOR AND EXTERIOR FINISHES, BY OTHERS. NOT SHOWN FOR CLARITY.
- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112.

SIGNED: 06/21/2017

MI WINDOWS AND DOORS LLC
650 WEST MARKET STREET
GRATZ, PA 17030

SERIES 430/440 XIX SGO
143" x 96" REINFORCED WITHOUT ADAPTER
FRAME INSTALLATION DETAILS

SCALE: NTS DATE 10/30/13 SHEET 5 OF 9

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

FLORIDA PRODUCT APPROVAL FL # 17894.3

REV	DESCRIPTION	DATE	APPROVED
A	ADDED FLANGE INSTALLATIONS	12/10/13	R.L.
B	REVISED INSTALLATION DETAILS	08/03/15	R.L.
C	REVISED INSTALLATION DETAILS	06/21/17	R.L.

NOTES:

- Installation depicted based off of structural test report B9171.01.
- Wood screws shall satisfy the National Design Specification for Wood Construction for material type and dimensional requirements.
- Wood buck installations are assumed 2x S-P-F (G=0.42) or denser. Buck width shall be greater than the window frame width. Tapered or partial width bucks are not allowed. Wood buck shall be secured to the structure to resist all design loads.
- Wood screw lengths shall be sufficient to guarantee 1-1/4" penetration into wood buck.
- Maximum shim thickness of 1/4" permitted at each fastener location. Shims shall be load bearing, non-compressible type.
- These drawings depict the details necessary to meet structural load requirements. They do not address the fire, infiltration, water penetration, intrusion or thermal performance requirements of the installation.
- Installation shown is that of the test window for the size shown and the design pressure claimed. For window sizes smaller than shown, locate jamb fasteners 2" from corners and no more than 10" on center. Locate head/sill fasteners 2" from corners and no more than 10" on center. Design pressures of smaller window sizes are limited to that of the test window.

SIGNED: 07/13/2015

MI WINDOWS AND DOORS
650 WEST MARKET ST
GRATZ, PA 17030-0370

SERIES 3500 HP FLANGE PVC SINGLE HUNG WINDOW
ALUMINUM REINFORCED - NON-IMPACT
ELEVATION AND NOTES

SCALE: NTS DATE 06/06/12 SHEET 3 OF 5

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

FLORIDA PRODUCT APPROVAL FL #17894.4

REV	DESCRIPTION	DATE	APPROVED
A	REVISED ANCHORS	05/03/13	R.L.
B	REVISED INSTALLATION DETAILS	07/10/15	R.L.

NOTES:

- INTERIOR AND EXTERIOR FINISHES, BY OTHERS. NOT SHOWN FOR CLARITY.
- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112.

SIGNED: 07/13/2015

MI WINDOWS AND DOORS
650 WEST MARKET ST
GRATZ, PA 17030-0370

SERIES 3500 HP FLANGE PVC SINGLE HUNG WINDOW
ALUMINUM REINFORCED - NON-IMPACT
ELEVATION AND NOTES

SCALE: NTS DATE 06/06/12 SHEET 2 OF 5

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

REV	DESCRIPTION	DATE	APPROVED
A	ADDED FLANGE INSTALLATIONS	12/10/13	R.L.
B	REVISED INSTALLATION DETAILS	08/03/15	R.L.
C	REVISED INSTALLATION DETAILS	06/21/17	R.L.

NOTES:

- MAXIMUM PANEL SIZE: 48 1/2" x 96"
- MAXIMUM D.O.: 48 3/8" x 95 5/8"

SIGNED: 06/21/2017

MI WINDOWS AND DOORS LLC
650 WEST MARKET STREET
GRATZ, PA 17030

SERIES 430/440 XIX SGO
143" x 96" REINFORCED WITHOUT ADAPTER
ELEVATIONS

SCALE: NTS DATE 10/30/13 SHEET 2 OF 9

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

REV	DESCRIPTION	DATE	APPROVED
A	ADDED FLANGE INSTALLATIONS	12/10/13	R.L.
B	REVISED INSTALLATION DETAILS	08/03/15	R.L.
C	REVISED INSTALLATION DETAILS	06/21/17	R.L.

NOTES:

- INTERIOR AND EXTERIOR FINISHES, BY OTHERS. NOT SHOWN FOR CLARITY.
- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112.

SIGNED: 06/21/2017

MI WINDOWS AND DOORS LLC
650 WEST MARKET STREET
GRATZ, PA 17030

SERIES 430/440 XIX SGO
143" x 96" REINFORCED WITHOUT ADAPTER
FRAME INSTALLATION DETAILS

SCALE: NTS DATE 10/30/13 SHEET 4 OF 9

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

REV	DESCRIPTION	DATE	APPROVED
A	ADDED FLANGE INSTALLATIONS	12/10/13	R.L.
B	REVISED INSTALLATION DETAILS	08/03/15	R.L.
C	REVISED INSTALLATION DETAILS	06/21/17	R.L.

NOTES:

- INTERIOR AND EXTERIOR FINISHES, BY OTHERS. NOT SHOWN FOR CLARITY.
- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112.

SIGNED: 06/21/2017

MI WINDOWS AND DOORS LLC
650 WEST MARKET STREET
GRATZ, PA 17030

SERIES 430/440 XIX SGO
143" x 96" REINFORCED WITHOUT ADAPTER
BOOK INSTALLATION DETAILS

SCALE: NTS DATE 10/30/13 SHEET 9 OF 9

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

REV	DESCRIPTION	DATE	APPROVED
A	REVISED ANCHORS	05/03/13	R.L.
B	REVISED INSTALLATION DETAILS	07/10/15	R.L.

NOTES:

- INTERIOR AND EXTERIOR FINISHES, BY OTHERS. NOT SHOWN FOR CLARITY.
- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112.

SIGNED: 07/13/2015

MI WINDOWS AND DOORS
650 WEST MARKET ST
GRATZ, PA 17030-0370

SERIES 3500 HP FLANGE PVC SINGLE HUNG WINDOW
ALUMINUM REINFORCED - NON-IMPACT
ELEVATION AND NOTES

SCALE: NTS DATE 06/06/12 SHEET 5 OF 5

L. ROBERTO LOMAS P.E.
1432 WOODFORD RD LENOIRVILLE, NC 27023
434-688-0009 lromas@marondahomes.com

Luis R. Lomas P.E.
FL No.: 62514

Product Approval

FL #15332
FL #17894

1-1-24 revised 2023 Code
4-22-25 Revised to add Each PA Num

REVISIONS:

Maronda Homes

4005 MARONDA WAY
SANDHURST, GA 31771
(407) 321-0064

FLORIDA: THIS STRUCTURE WAS DESIGNED IN ACCORDANCE AND MEETS THE REQUIREMENTS OF SECTION 903 OF THE FLORIDA BUILDING CODE - 8th EDITION (2023) ; RESIDENTIAL ALL CONNECTORS HAVE BEEN CHECKED TO WITHSTAND ALL APPLICABLE LOADS AND DESIGN CRITERIA STATED ON THE COVER SHEET.

DESIGNED WIND SPEED:
Vult - 160 MPH
Vbsd - 124 MPH

Manufacture

MI WINDOWS SLIDING GLASS
DOORS
MI WINDOWS

DRAWN BY: GARGEE

RELEASE DATE: JULY 6, 2015

SHEET:

WIN-V2

MI WINDOWS 3500 SERIES PW

REVISIONS			
REV	DESCRIPTION	DATE	APPROVED
A	ADDED FIN INSTALLATION	10/22/19	R.L.

NOTES:

- THE PRODUCT SHOWN HEREIN IS DESIGNED AND MANUFACTURED TO COMPLY WITH REQUIREMENTS OF THE FLORIDA BUILDING CODE.
- WOOD FRAMING AND MASONRY OPENING TO BE DESIGNED AND MANUFACTURED TO PROPERLY TRANSFER ALL LOADS TO STRUCTURE, FRAMING AND MASONRY OPENING IS THE RESPONSIBILITY OF THE ARCHITECT OR ENGINEER OF RECORD.
- 1X BUCK OVER MASONRY/CONCRETE IS OPTIONAL.
- WHERE SHIM OR BUCK THICKNESS IS LESS THAN 1-1/2" WINDOW UNITS MUST BE ANCHORED THROUGH THE FRAME IN ACCORDANCE WITH MANUFACTURER'S PUBLISHED INSTALLATION INSTRUCTIONS. ANCHORS SHALL BE SECURELY FASTENED DIRECTLY INTO MASONRY, CONCRETE OR OTHER STRUCTURAL SUBSTRATE MATERIAL.
- WHERE WOOD BUCK THICKNESS IS 1-1/2" OR GREATER, BUCK SHALL BE SECURELY FASTENED TO MASONRY, CONCRETE OR OTHER STRUCTURAL SUBSTRATE. WINDOW UNITS MAY BE ANCHORED THROUGH FRAME TO SECURED WOOD BUCK IN ACCORDANCE WITH MANUFACTURER'S PUBLISHED INSTALLATION INSTRUCTIONS.
- WHERE 1X BUCK IS NOT USED DISSIMILAR MATERIALS MUST BE SEPARATED WITH APPROVED COATING OR MEMBRANE. SELECTION OF COATING OR MEMBRANE IS THE RESPONSIBILITY OF THE ARCHITECT OR ENGINEER OF RECORD.
- BUCKS SHALL EXTEND BEYOND WINDOW INTERIOR FACE SO THAT FULL FRAME SUPPORT IS PROVIDED.
- FOR FIN INSTALLATION SHIM AS NEEDED, FOR FRAME INSTALLATION SHIM AS REQUIRED AT EACH ANCHOR LOCATION WITH LOAD BEARING SHIM. SHIM WHERE SPACE OF 1/16" OR GREATER OCCURS. MAXIMUM ALLOWABLE SHIM STACK TO BE 1/4".
- SHIMS SHALL BE LOCATED, APPLIED AND MADE FROM MATERIALS AND THICKNESS CAPABLE OF SUSTAINING APPLICABLE LOADS.
- WIND LOAD DURATION FACTOR CAN BE USED FOR WOOD ANCHOR CALCULATIONS.
- FRAME MATERIAL: EXTRUDED RIGID PVC.
- UNITS MUST BE GLAZED PER ASTM E1300-04/09.
- APPROVED IMPACT PROTECTIVE SYSTEM IS REQUIRED FOR THIS PRODUCT IN WIND BORNE DEBRIS REGIONS.
- FOR ANCHORING THROUGH FIN INTO WOOD FRAMING OR 2X BUCK USE #8 WOOD SCREWS WITH SUFFICIENT LENGTH TO ACHIEVE A 1 1/8" MINIMUM EMBEDMENT INTO SUBSTRATE. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
- FOR ANCHORING FIN INTO STEEL STUDS USE #8 SMS OR SELF DRILLING SCREWS WITH SUFFICIENT LENGTH TO ACHIEVE 3 THREADS MINIMUM BEYOND STRUCTURE INTERIOR WALL. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
- FOR ANCHORING THROUGH FRAME INTO WOOD FRAMING OR 2X BUCK USE #8 WOOD SCREWS WITH SUFFICIENT LENGTH TO ACHIEVE A 1 1/4" MINIMUM EMBEDMENT INTO SUBSTRATE. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
- FOR ANCHORING THROUGH FRAME INTO MASONRY/CONCRETE USE 5/16" TAPCONS WITH SUFFICIENT LENGTH TO ACHIEVE A 1 1/4" MINIMUM EMBEDMENT INTO SUBSTRATE WITH 2" MINIMUM EDGE DISTANCE. LOCATE ANCHORS AS SHOWN IN ELEVATIONS AND INSTALLATION DETAILS.
- ALL FASTENERS TO BE CORROSION RESISTANT.
- INSTALLATION ANCHORS SHALL BE INSTALLED IN ACCORDANCE WITH ANCHOR MANUFACTURER'S INSTALLATION INSTRUCTIONS AND ANCHORS SHALL NOT BE USED IN SUBSTRATES WITH STRENGTHS LESS THAN THE MINIMUM STRENGTH SPECIFIED BELOW:
 - A. WOOD - MINIMUM SPECIFIC GRAVITY OF 0.40-0.42
 - B. CONCRETE - MINIMUM COMPRESSIVE STRENGTH OF 3,192 PSI.
 - C. MASONRY - STRENGTH CONFORMANCE TO ASTM C-90, GRADE N, TYPE 1 (OR GREATER).
 - D. METAL STRUCTURE- STEEL, 16GA (.060" THICK), 33KSI OR ALUMINUM 6063-T5 .060" THICK MINIMUM
- GEOMETRIC SHAPES ARE ALSO APPROVED. APPROVED GEOMETRIC SHAPES DIMENSIONS SHALL NOT EXCEED INSCRIBED DIMENSIONS OF APPROVED RECTANGULAR ASSEMBLY SHOWN IN SHEET 2. GEOMETRIC SHAPES ARE NOT LIMITED TO SHAPES SHOWN HEREIN.
- THIS PRODUCT IS ALSO LABELED UNDER THE FOLLOWING NAMES: 3500PW, 3500PWCHS, 3500PWMLL, 3500SP, S-3500PW, S-3500PWCHS, S-3500PWMLL, S-3500SP, S-3500PWCHS, S-3500SP, S-3500PWCHS, 1255PW, 1255PWCHS, 1255PWMLL, 1280PW, 910SP, 3500PPW, 3500PPWMLL AND 3500HSP.

SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT NOTES		SCALE: NTS DATE: 02/02/16 SHEET 1 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

TABLE OF CONTENTS	
SHEET NO.	DESCRIPTION
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2	ELEVATIONS
3	NUMBER OF ANCHORS CHARTS
4 - 11	INSTALLATION DETAILS
12	COMPONENTS

REVISIONS			
REV	DESCRIPTION	DATE	APPROVED
A	ADDED FIN INSTALLATION	10/22/19	R.L.

NOTES:

- INTERIOR AND EXTERIOR FINISHES, BY OTHERS. NOT SHOWN FOR CLARITY.
- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112

SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT INSTALLATION DETAILS		SCALE: NTS DATE: 02/02/16 SHEET 5 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

REVISIONS			
REV	DESCRIPTION	DATE	APPROVED
A	ADDED FIN INSTALLATION	10/22/19	R.L.

NOTES:

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SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT FIN INSTALLATION DETAILS W/J-CHANNEL		SCALE: NTS DATE: 02/02/16 SHEET 10 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

DESIGN PRESSURE RATING: ±50 ODPF
IMPACT RATING: NONE

60" X 96" FRAME SIZE SHOWN. OTHER SIZES ARE APPROVED AS LONG AS INDIVIDUAL FRAME AREA DOES NOT EXCEED 40.0 FT²

SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT ELEVATIONS		SCALE: NTS DATE: 02/02/16 SHEET 2 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

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SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT INSTALLATION DETAILS W/FLANGE		SCALE: NTS DATE: 02/02/16 SHEET 6 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

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SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT FIN INSTALLATION DETAILS W/J-CHANNEL		SCALE: NTS DATE: 02/02/16 SHEET 11 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

Chart #2
Number of anchor locations required

Frame Height (in)	Frame width (in)															
	24.00	30.00	36.00	42.00	48.00	54.00	60.00	66.00	72.00	78.00	84.00	90.00	96.00	102.00	108.00	
24.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
30.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
36.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
42.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
48.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
54.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
60.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
66.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
72.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
78.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
84.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
90.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
96.00	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	

Chart #2
Number of anchor locations required

Frame Height (in)	Frame width (in)															
	24.00	30.00	36.00	42.00	48.00	54.00	60.00	66.00	72.00	78.00	84.00	90.00	96.00	102.00	108.00	
24.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
30.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
36.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
42.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
48.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
54.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
60.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
66.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
72.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
78.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
84.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
90.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
96.00	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	

SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT NUMBER OF ANCHORS CHARTS		SCALE: NTS DATE: 02/02/16 SHEET 3 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

NOTES:

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- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112

SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT FIN INSTALLATION DETAILS		SCALE: NTS DATE: 02/02/16 SHEET 9 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

NOTES:

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- PERIMETER AND JOINT SEALANT BY OTHERS TO BE DESIGNED IN ACCORDANCE WITH ASTM E2112

SIGNED: 02/28/2020

MI WINDOWS & DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370		DRAWN: N.G. DWG NO: 08-02858 REV: A	
SERIES 3500 PICTURE WINDOW 60" X 96" NON-IMPACT COMPONENTS		SCALE: NTS DATE: 02/02/16 SHEET 12 OF 12	
Luis R. Lomas P.E. 1432 WOODFORD RD LEWISVILLE, NC 27033 434-688-0809 - lomas@miwindows.com		Luis R. Lomas P.E. FL No.: 62514	

Product Approval
FL 18644.3

PRODUCT REL. DATE:
Revised to 20230 8th Edition Code

Maronda Homes

4000 MARONDA WAY
SANFORD, FL 32771
(407) 321-0064

FLORIDA: THIS STRUCTURE WAS DESIGNED IN ACCORDANCE AND MEETS THE REQUIREMENTS OF SECTION R301 OF THE FLORIDA BUILDING CODE 8th EDITION (2023). RESIDENTIAL ALL CONNECTORS HAVE BEEN CHECKED TO WITHSTAND ALL APPLICABLE LOADS AND DESIGN CRITERIA STATED ON THE COVER SHEET.

DESIGNED WIND SPEED
V_W = 160 MPH
V_{soil} = 124 MPH

Manufacture
MI Windows

SHEET:

WIN - 3

FL_GSE