



**FRONT ELEVATION**



**REAR ELEVATION**

Scale  
3/16" = 1'

Seal

**GREGORY G. BAILEY**  
P.E. #43858

Contractor: Wainwright Construction & Roofing, Inc.

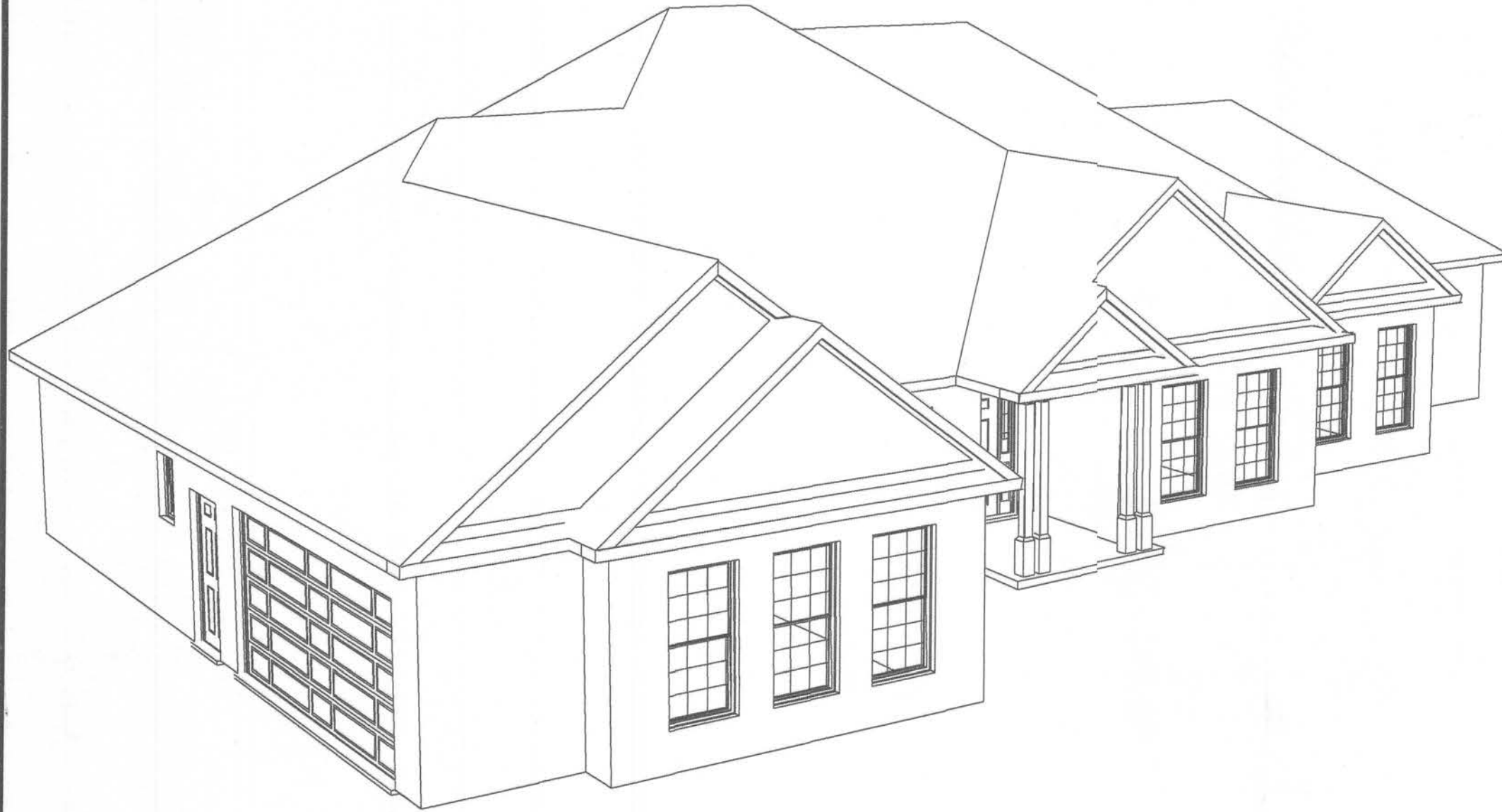
I hereby certify that I have examined this plan, and that the appropriate portions of the applicable Florida Building Code, 2001, Florida Building Code 2001, to the best of my knowledge.

Sept 18, 06  
Date

Wainwright, Barney  
Lot #15  
Royal Pointe

Customer  
Job P.O. #  
06-011

*Handwritten:* 12/2/06



**Barney Wainwright, Jr.**

**Lot # 15**

**Royal Pointe**

**CONSTRUCTION NOTES:**

1. ALL WORK TO CONFORM TO ALL LAWS, REGULATIONS AND ORDINANCES OF THE COUNTY, 2004 FLORIDA BUILDING CODE, STATE AND FEDERAL BODIES.
2. ALL MATERIALS AND EQUIPMENT SHALL BE HANDLED, STORED AND INSTALLED ACCORDING TO THE MANUFACTURERS' REQUIREMENTS.
3. TRUSS MANUFACTURER SHALL SUBMIT SHOP DRAWINGS SHOWING SPECIES, SIZES, AND STRESS GRADES OF LUMBER TO BE USED: PITCH, SPAN, OVERHANG, CAMBER, CONFIGURATION AND SPACING FOR EACH TYPE OF TRUSS REQUIRED: TYPE, SIZE, MATERIAL, FINISH, DESIGN VALUE AND LOCATION OF METAL CONNECTOR PLATES AND BEARING AND ANCHORAGE DETAILS.
  - A. TO THE EXTENT ENGINEERING DESIGN CONSIDERATION ARE INDICATED AS FABRICATOR'S RESPONSIBILITY. SUBMIT DESIGN ANALYSIS AND TEST REPORTS INDICATING LOADING, SECTION MODULUS, ASSUMED ALLOWABLE STRESS, STRESS DIAGRAMS AND CALCULATIONS, AND SIMILAR INFORMATION NEEDED FOR ANALYSIS AND TO ENSURE THAT TRUSSES COMPLY WITH REQUIREMENTS.
  - B. PROVIDE SHOP DRAWINGS WHICH HAVE BEEN SIGNED AND STAMPED BY A STRUCTURAL ENGINEER LICENSED TO PRACTICE IN THE STATE OF FLORIDA.
  - C. TRUSS MANUFACTURER SHALL REPLACE ANY INCORRECTLY BUILT TRUSSES AT THEIR OWN EXPENSE, IF SHOP DRAWINGS ARE OMITTED.
4. ALL CLOSET SHELVING TO BE VENTILATED METAL SHELVING, UNLESS OTHERWISE NOTED.

**FLORIDA BUILDING CODE COMPLIANCE SUMMARY**

TYPE OF CONSTRUCTION  
 ROOF: HIP CONSTRUCTION, WOOD TRUSSES @ 24" O.C.  
 WALLS: 2"x12" WOOD STUDS @ 16" O.C.  
 FLOOR: 4" THICK CONCRETE SLAB W/ FIBERGLASS CONCRETE ADDITIVE  
 FOUNDATION: CONTINUOUS FOOTER/STEM WALL

ROOF DECKING  
 MATERIAL: 7/16" OSB SHEETING  
 SHEET SIZE: 48"x96" SHEETS PERPENDICULAR TO ROOF FRAMING  
 FASTENERS: 8d COMMON NAILS PER SCHEDULE

SHEARWALLS  
 MATERIAL: 1/2" CD PLYWOOD OR 7/16" O.S.B.  
 SHEET SIZE: 48"x96" SHEETS PLACED VERTICAL  
 FASTENERS: 8d COMMON NAILS @ 4" O.C. EDGES @ 8" O.C. INTERIOR  
 DRAGSTRUT: DOUBLE TOP PLATE (S.Y.P.) W/ 16d NAILS @ 9" O.C.  
 WALL STUDS: 2"x12" HEM FIR STUDS @ 16" O.C.

HURRICANE UPLIFT CONNECTORS  
 TRUSS ANCHORS: SEE HC/TRUSS TIE DOWN CHART FOR SIZING & SPACING  
 WALL TENSION: WALL SHEETING NAILING IS ADEQUATE - 8d @ 4" O.C. TOP & BOT.  
 ANCHOR BOLTS: 1/2" A307 BOLTS @ 48" O.C. - 1st BOLT 6" FROM CORNER  
 CORNER HOLD-DOWN DEVICE: (1) "SIMPSON" HPADH2 @ EACH CORNER  
 PORCH COLUMN BASE CONNECTOR: "SIMPSON" ABU66 @ EACH COLUMN  
 PORCH COLUMN TO BEAM CONNECTOR: 2-5/8" THRU BOLTS W/ 2" WASHERS & NUTS

FOOTINGS & FOUNDATIONS  
 FOOTING: 20"x10" CONT. W/ 2 - #5 RODS CONTINUOUS  
 STEMWALL: 8" C.M.U. W/ 1 - #5 VERTICAL DOWEL @ 48" O.C.

ALL WIND LOADS ARE IN ACCORDANCE WITH SECTION 1603  
 FLORIDA BUILDING CODE, 2004 EDITION

BASIC WIND SPEED:	110 MPH
WIND IMPORTANCE FACTOR:	1.00
BUILDING CATEGORY:	CATEGORY II
WIND EXPOSURE:	"B"
INTERNAL PRESSURE COEFFICIENT:	+/- 0.18
MUFBS PER TABLE 1603.6A (FBC 2004)	ROOF: - 23.1 PSF
DESIGN WIND PRESSURES:	WALLS: + 26.6 PSF
	EAVES: - 32.3 PSF
COMPONENTS & CLADDING PER TABLES 1603.6B & 1603.6C (FBC 2004)	OPENINGS: + 21.8 / - 28.1 PSF
DESIGN WIND PRESSURES:	EAVES: - 68.3 PSF
	ROOF: + 19.5 / - 25.5 PSF

Page

1

Scale

Seal

GREGORY G. BAILEY

P.E. #43858

Contractor: Wainwright Construction & Roofing, Inc.

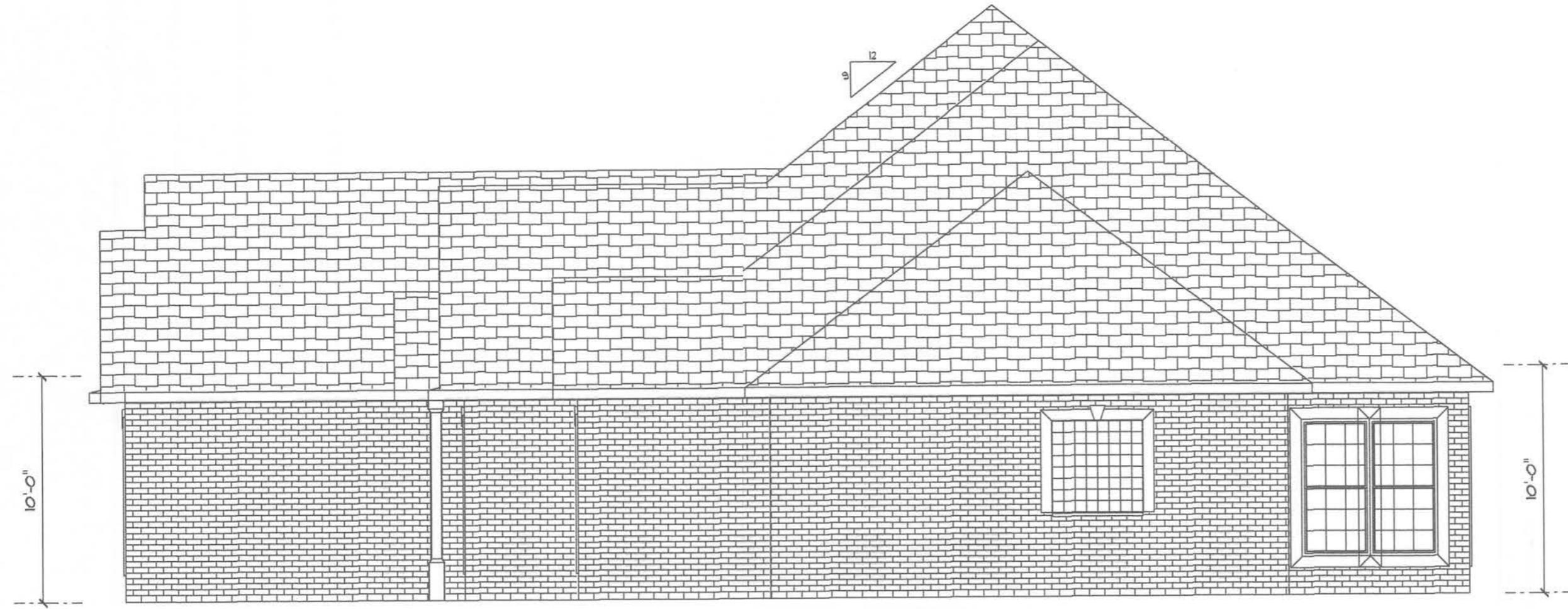
I hereby certify that I have examined this plan, and that the applicable portions of the plan, relating to wind engineering, conform to the Florida Building Code 2004, to the best of my knowledge.

Sept. 18, 06  
Date

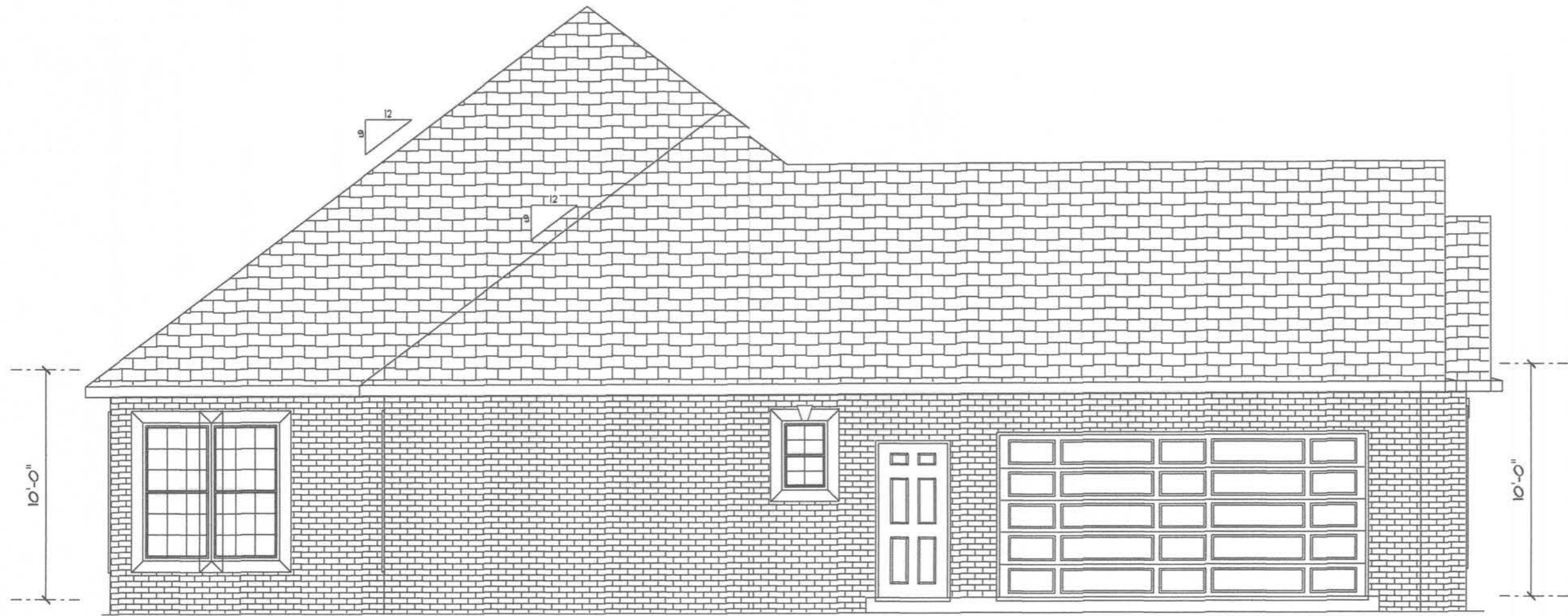
Wainwright, Barney  
 Lot # 15  
 Royal Pointe

Customer  
 Job P.O. #  
 06-011

0611-33



**RIGHT ELEVATION**



**LEFT ELEVATION**

Page

**3**

Scale 3/16" = 1'

Seal

**GREGORY G. BAILEY**

**P.E. #43858**

Contractor: Wainwright Construction & Roofing, Inc.

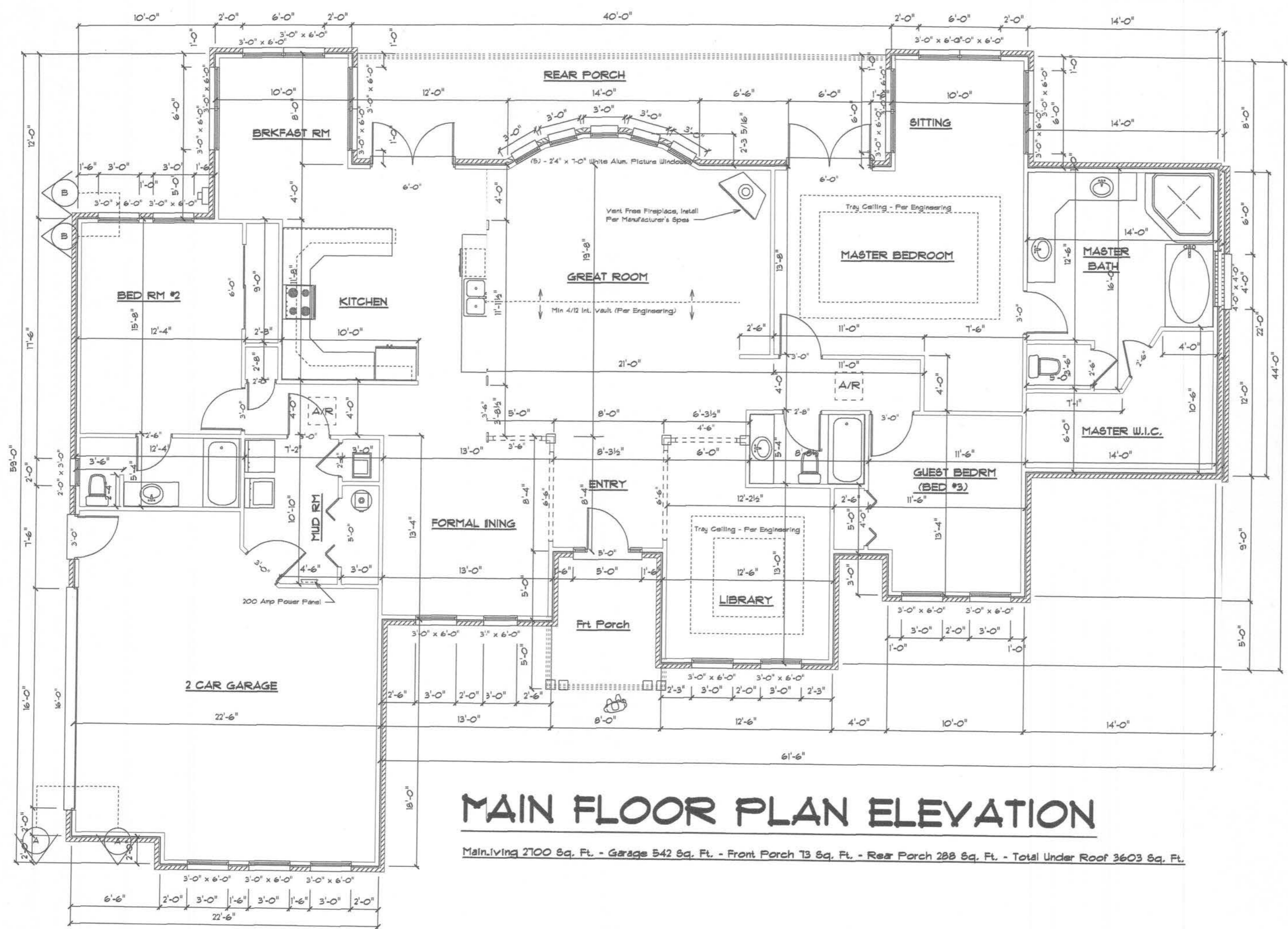
*Handwritten signature and date: 12/2/06*

I hereby certify that I have examined this plan, and that the applicable portions of the plan relating to and Engineering copying shall conform with the applicable codes 2001. To the best of my knowledge.

Sept. 18, 06  
Date

Wainwright, Barney  
Lot # 15  
Royal Pointe

Customer  
Job P.O. #  
06-011



# MAIN FLOOR PLAN ELEVATION

Main Living 2700 Sq. Ft. - Garage 542 Sq. Ft. - Front Porch 73 Sq. Ft. - Rear Porch 288 Sq. Ft. - Total Under Roof 3603 Sq. Ft.

Scale  
5/32" = 1'

Seal

**GREGORY G. BAILEY**  
P.E. #43858  
Contractor: Wainwright Construction & Roofing, Inc.

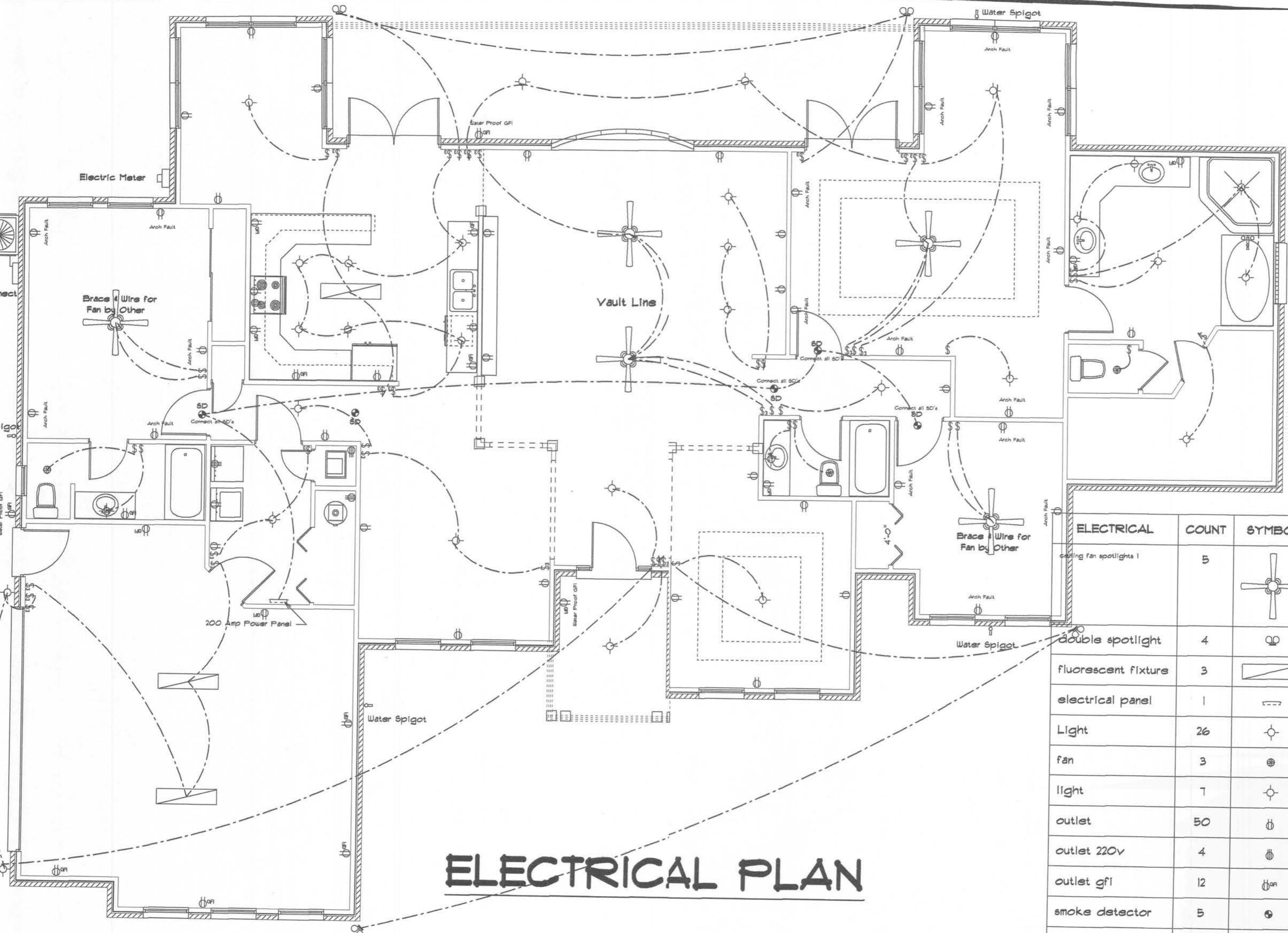
*Greg G. Bailey*  
12/21/06

I hereby certify that I have examined this plan, and that the applicable portions of the plan relating to and Engineering Code, Section 1604, and the Code 2001, to the best of my knowledge.

Sept. 18, 06  
Date

Wainwright, Barney  
Lot # 15  
Royal Pointe

Customer  
Job P.O. #  
06-011



# ELECTRICAL PLAN

ELECTRICAL	COUNT	SYMBOL
ceiling fan spotlights 1	5	
double spotlight	4	
fluorescent fixture	3	
electrical panel	1	
Light	26	
fan	3	
light	7	
outlet	50	
outlet 220v	4	
outlet gfi	12	
smoke detector	5	
switch	25	
switch 3 way	23	

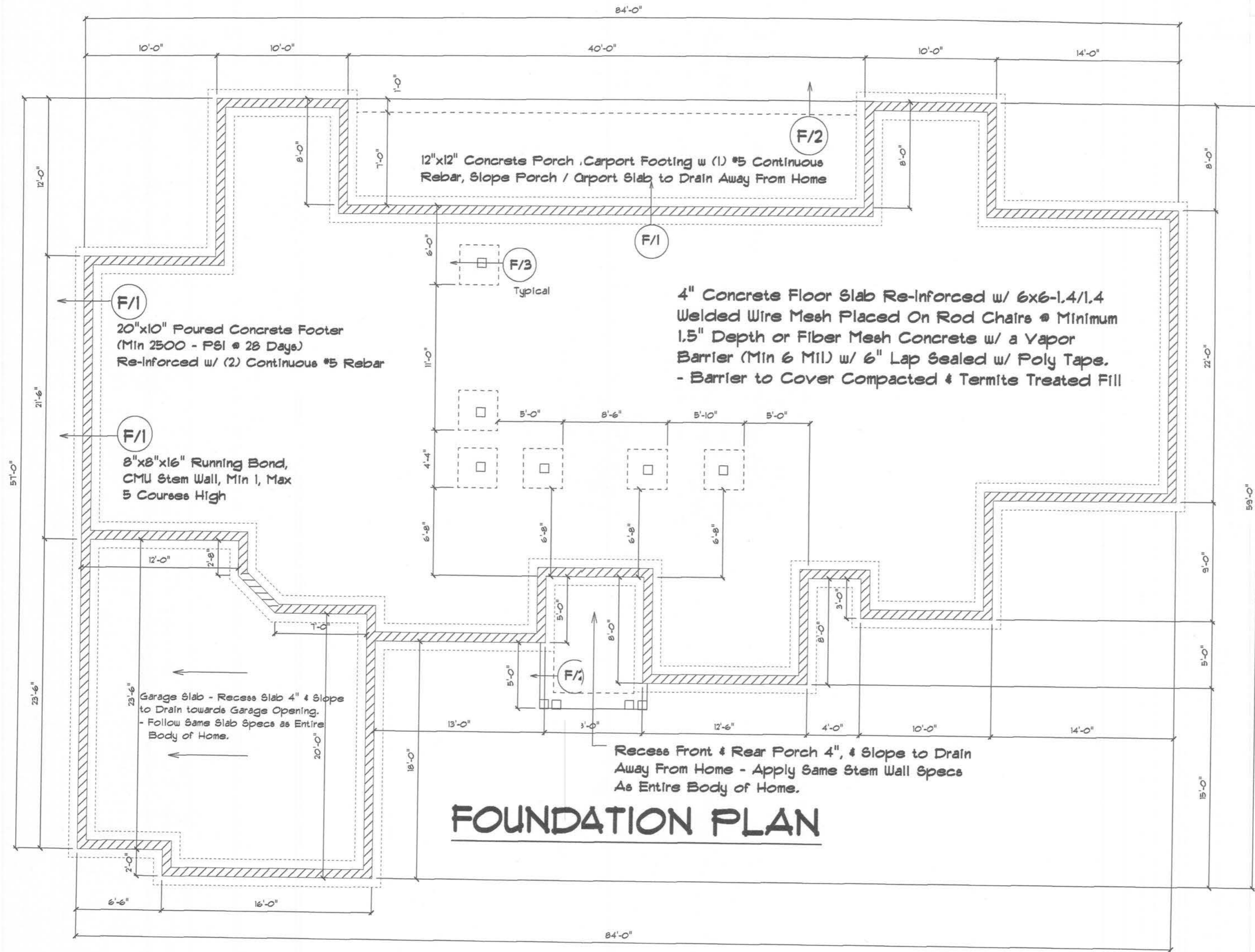
*Handwritten:* 2/21/06

**GREGORY G. BAILEY**  
 P.E. #43858  
 Contractor: Wainwright Construction & Roofing, Inc.

I hereby certify that I have examined this plan, and the applicable portions of the plan relating to and Engineering copy of section 1806, Florida Building Code 2001. To the best of my knowledge.

Sept. 18, 06

Wainwright, Barney  
 Lot # 15  
 Royal Pointe  
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 Job P.O. #  
 06-011



# FOUNDATION PLAN

Page

6

Scale

5/32" = 1'

Seal

GREGORY G. BAILEY

P.E. # 43858

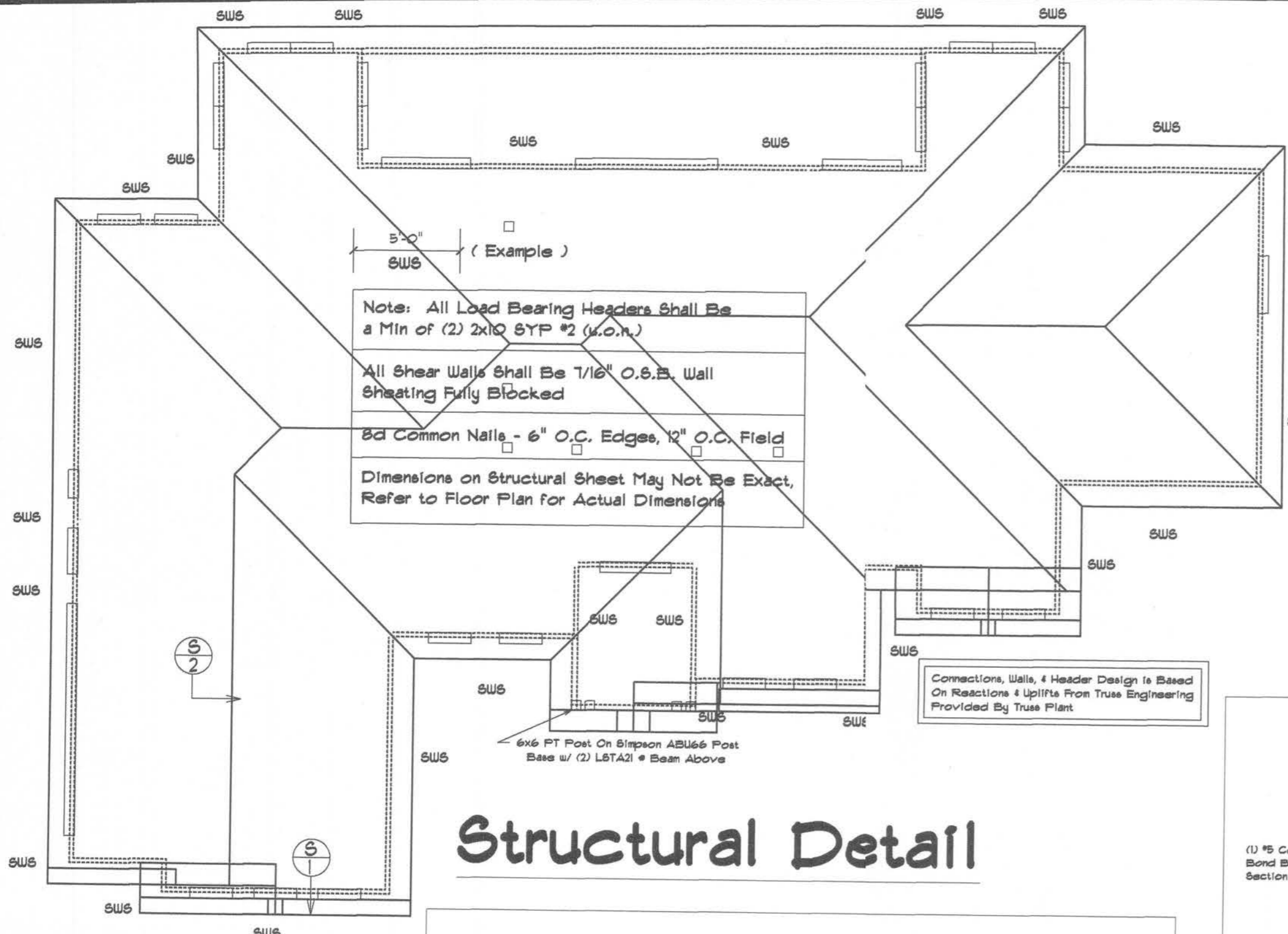
Contractor: Wainwright Construction & Roofing, Inc.

I hereby certify that I have examined this plan and that the applicable portions of the plan, relating to and Engineering comply with section 206, Florida Building Code, for the best of my knowledge.

Sept, 18, 06

Wainwright, Barney  
Lot # 15  
Royal Pointe

Customer  
Job P.O. #  
06-011



Note: All Load Bearing Headers Shall Be a Min of (2) 2x10 SYP #2 (w.o.n.)

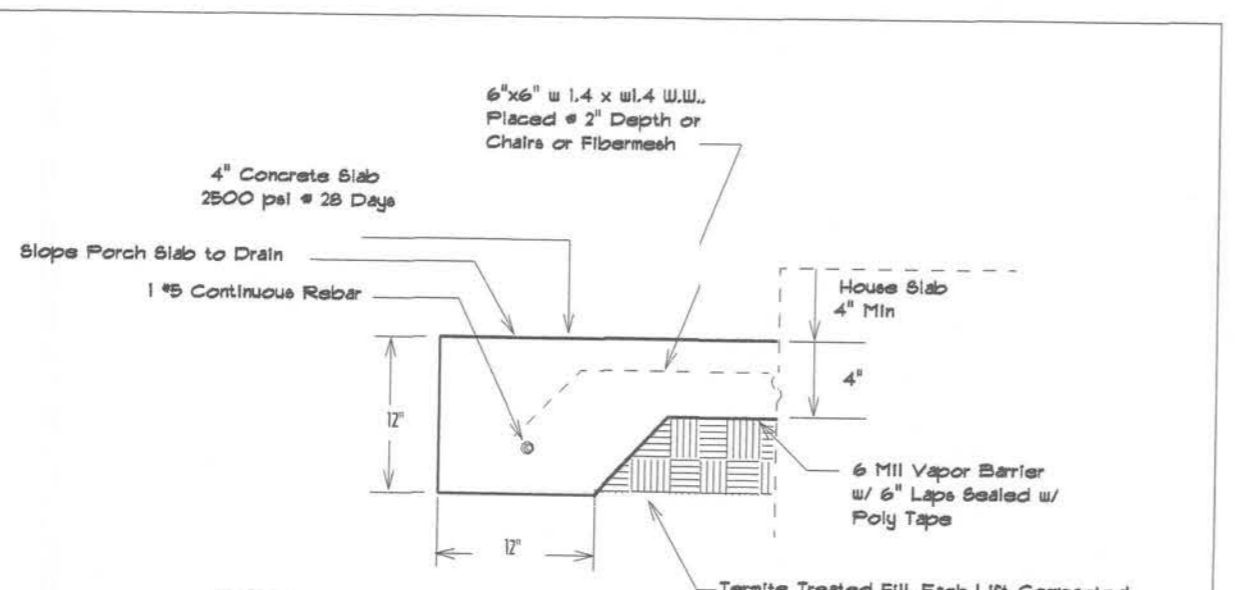
All Shear Walls Shall Be 7/16" O.S.B. Wall Sheathing Fully Blocked

8d Common Nails - 6" O.C. Edges, 12" O.C. Field

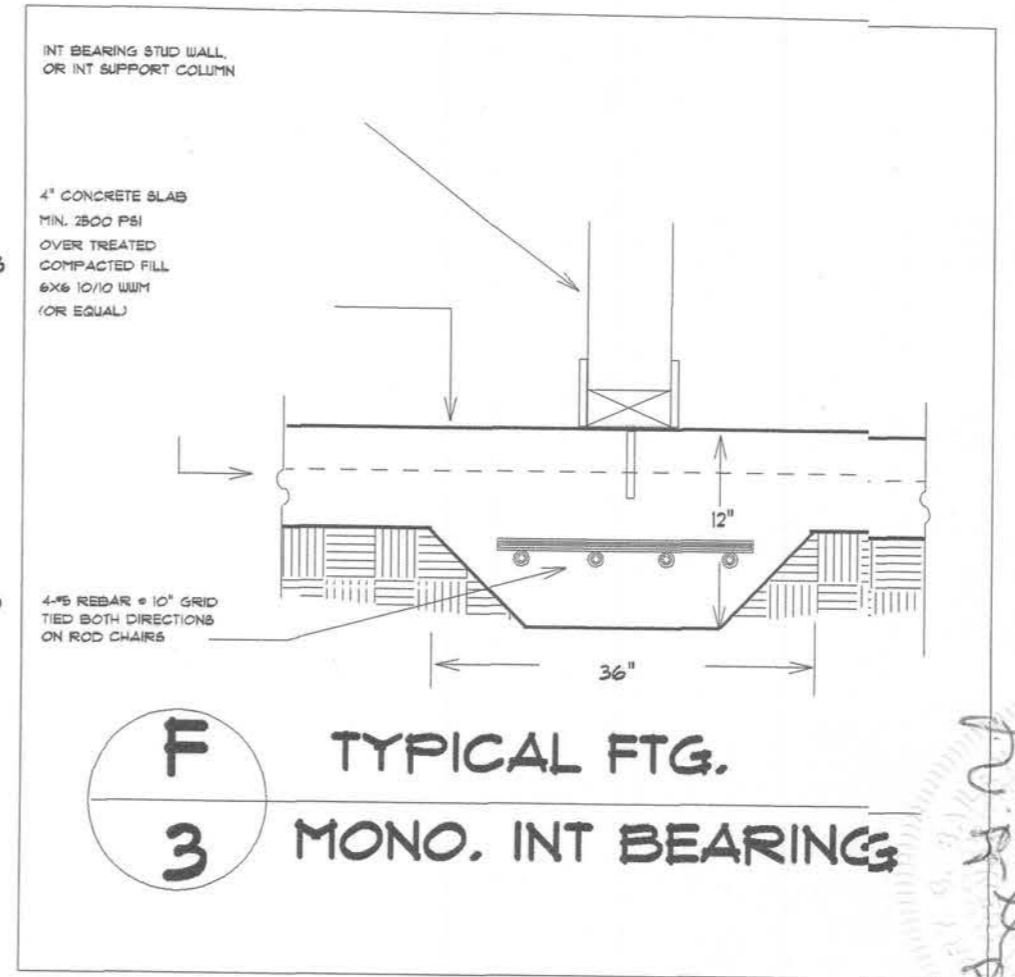
Dimensions on Structural Sheet May Not Be Exact, Refer to Floor Plan for Actual Dimensions

Connections, Walls, & Header Design is Based On Reactions & Uplifts From Truss Engineering Provided By Truss Plant

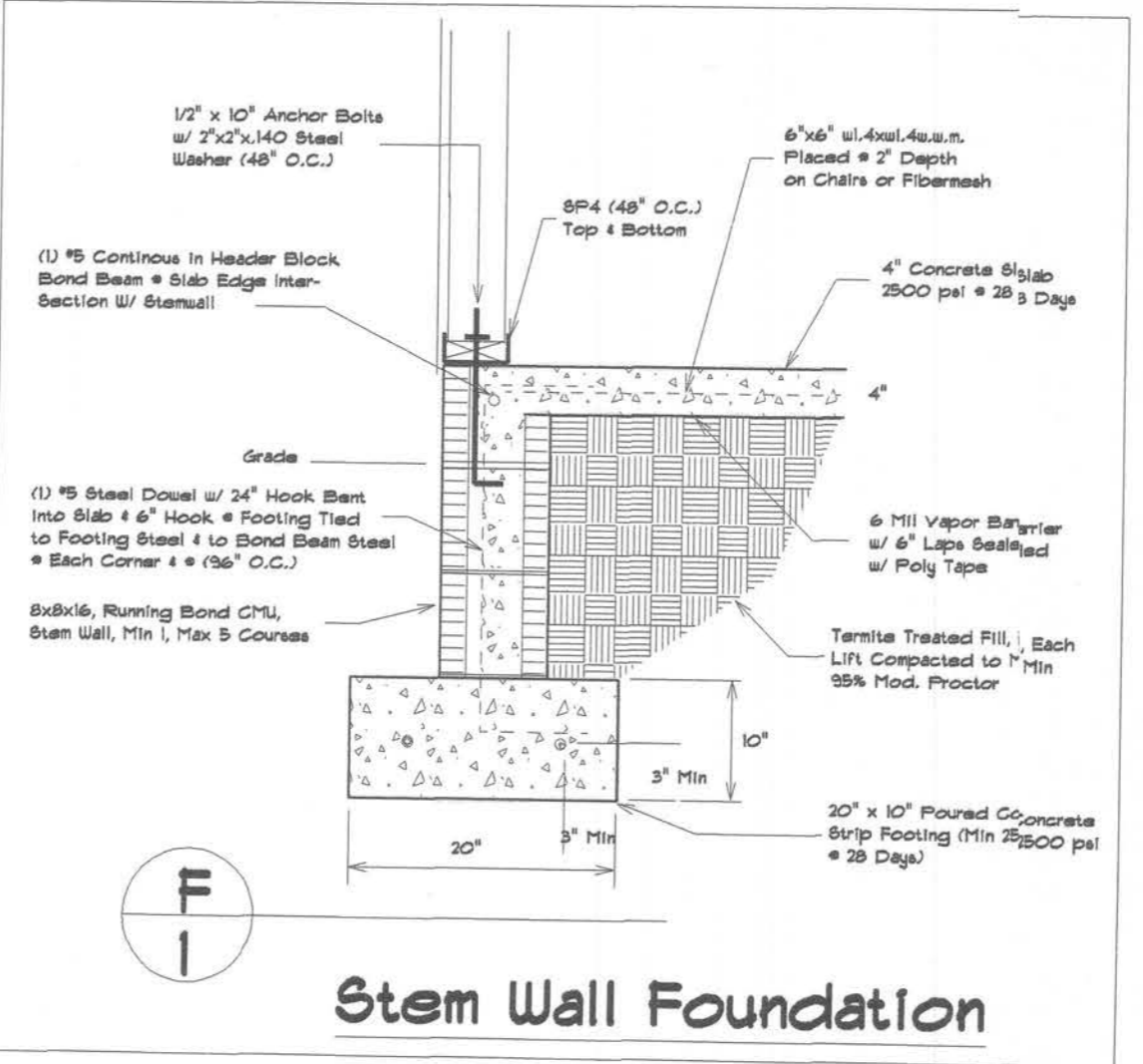
# Structural Detail



**F**  
**2** Footer #2 - Porch Slab



**F**  
**3** TYPICAL FTG. MONO. INT BEARING



**F**  
**1** Stem Wall Foundation

GREGORY G. BAILEY  
P.E. #43858

Contractor: Wainwright Construction & Roofing, Inc.

I hereby certify that I have examined this plan, and that the plan relating to the engineering hereby appearing complies with the Florida Building Code 2001, to the best of my knowledge.

Sept. 18, 06

Wainwright, Barney  
Lot #15  
Royal Pointe

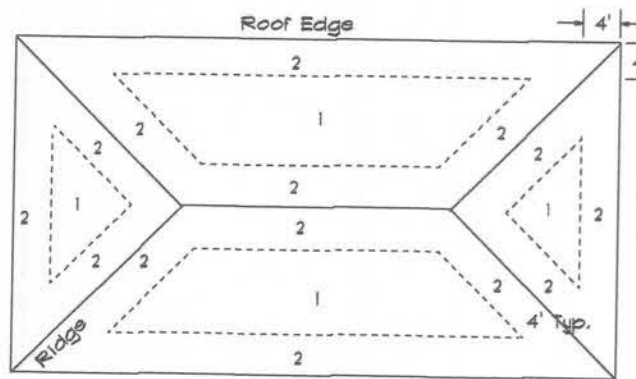
Customer  
Job P.O. #  
06-011

# ANCHOR TABLE

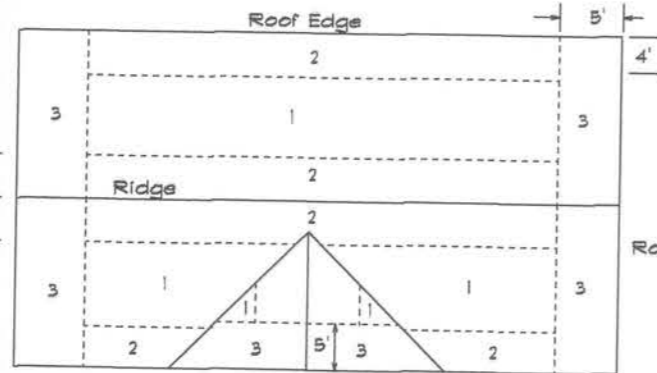
OBTAIN UPLIFT REQUIREMENTS FROM TRUSS MANUFACTURERS ENGINEERING

UPLIFT LBS.	TRUSS CONNECTOR	TO PLATES	TO RAFTER	TO STUDS
< 415	H 2.5	5-8d, 1 1/2"	5-8d, 1 1/2"	
< 750	H 16	4-10d, 1 1/2"	2-10d, 1 1/2"	
< 905	H 10 - 1	8-8d, 1 1/2"	8-8d, 1 1/2"	
< 655	H 10 - 2	6-10d, 1 1/2"	6-10d, 1 1/2"	
< 1120	H 15 - 1	4-10d, 1 1/2"	12-10d, 1 1/2"	12-10d, 1 1/2"
< 1120	H 15 - 2	4-10d, 1 1/2"	4-10d, 1 1/2"	12-10d, 1 1/2"
< 1265	H 16 - 1	10-10d, 1 1/2"	2-10d, 1 1/2"	
< 1265	H 16 - 2	10-10d, 1 1/2"	2-10d, 1 1/2"	
< 860	MTS 20	7-10d, 1 1/2"	7-10d, 1 1/2"	
< 1245	HTS 20	12-10d, 1 1/2"	12-10d, 1 1/2"	
< 2490	2 - HTS 20			
< 1785	LGT 2	14-16d, 1 1/2"	14-16d, 1 1/2"	
STUD STRAP CONNECTOR				
< 735	SP 4	6-10d, 1 1/2"		
< 735	SP 6	6-10d, 1 1/2"		
< 905	LSTA 21	16-10d, 1 1/2"		
< 1240	SPH 4	10-10d, 1 1/2"		
< 1005	CS 20	18-8d, 1 1/2"		
< 1650	CS 16	28-8d, 1 1/2"		
STUD ANCHORS				
		TO STUDS	TO FLOOR	
< 1205	LTT 19	8-16d	1/2" AB	
< 2185	LTTI 31	6-10d	1/2" AB	
< 2585	HD 2A	2- 5/8" Bolts	5/8" AB	
< 3480	HTT 16	18-16d, 1 1/2"	5/8" AB	
< 2200	ABU 44	12-16d	1/2" AB	
< 2300	ABU 66	12-16d	1/2" AB	
< 2320	ABU 88	18-16d	(2) 5/8" AB	

Nailing Zone	Sheathing Type	Fastener	Spacing
1	1/16" OSB or 15/32" CDX	8d Common or 8d Hot Dipped Galvanized Box Nails	6" O.C. Edge
2			12" O.C. Field
3			6" O.C. Edge
			6" O.C. Field
			4" O.C. @ Gable End or Gable Truss
			6" O.C. Edge
			6" O.C. Field

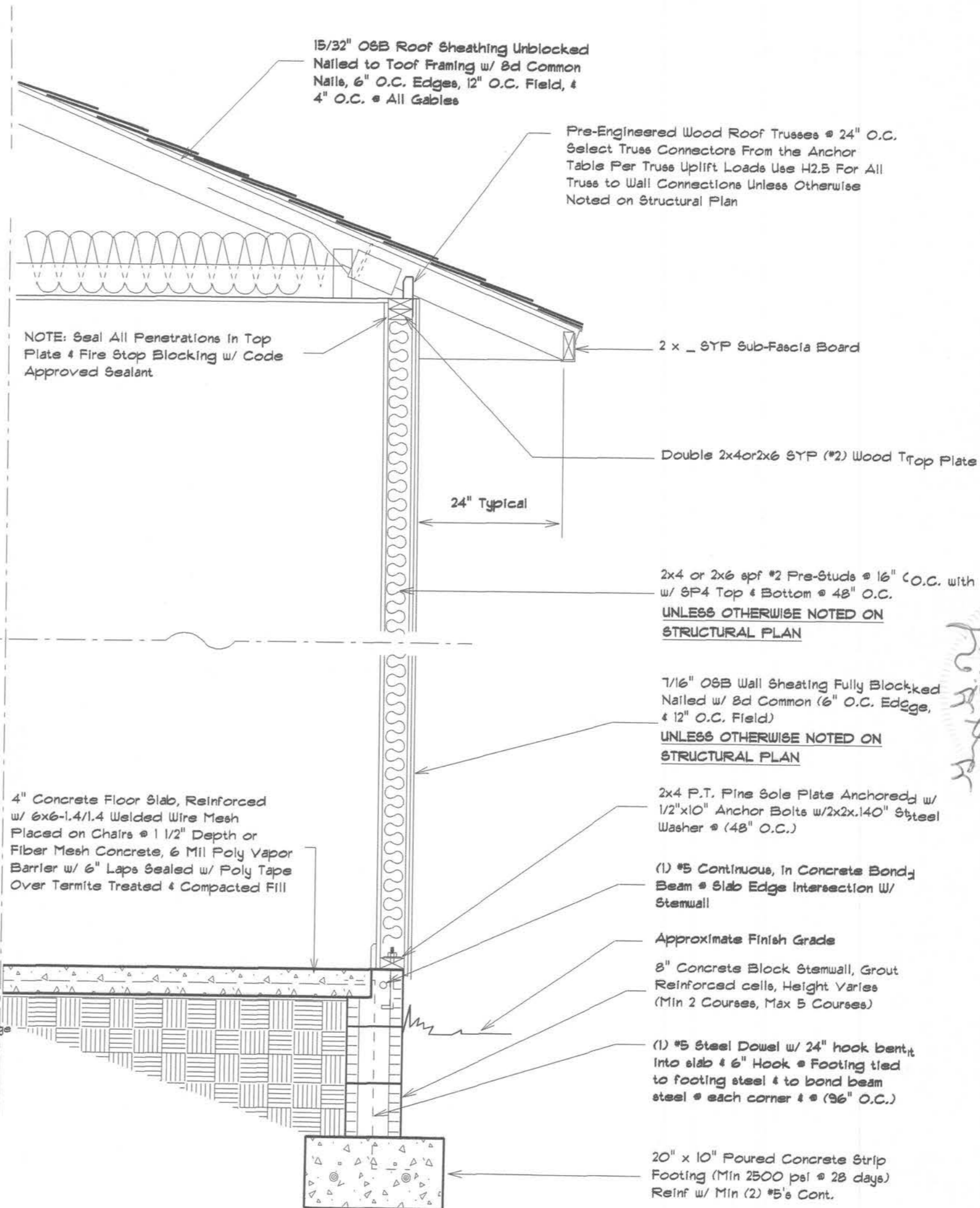


Roof Sheathing Nailing Zones (Hip Roof)



Roof Sheathing Nailing Zones (Gable Roof)

## ROOF NAIL PATTERN DETAIL



# Single Story Exterior Wall Section

Page

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Scale N/A

Seal

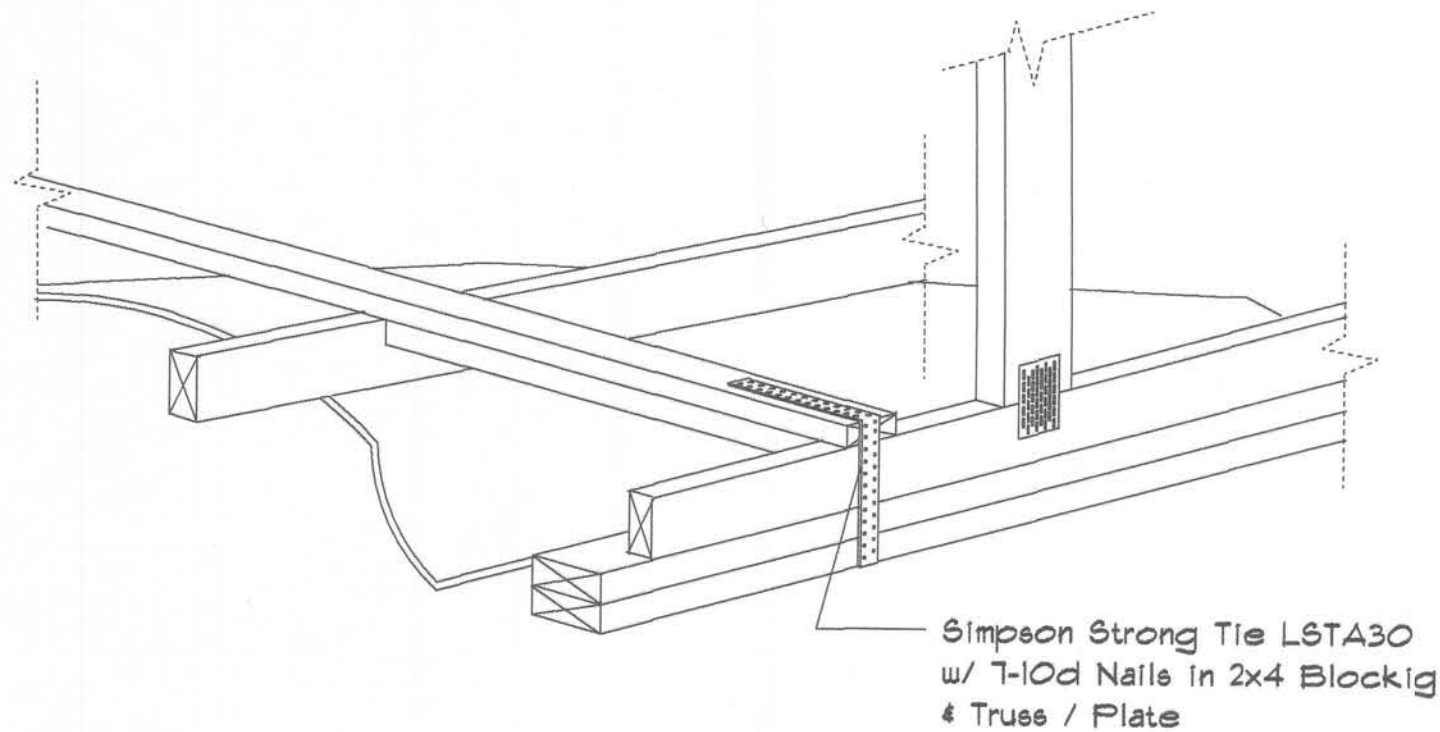
GREGORY G. BAILEY  
P.E. #43858  
Contractor: Wainwright Construction & Roofing

I hereby certify that I have examined this plan, and that the applicable portions of the plan relating to and being within the scope of my Florida Building Code 2001, to the best of my knowledge.

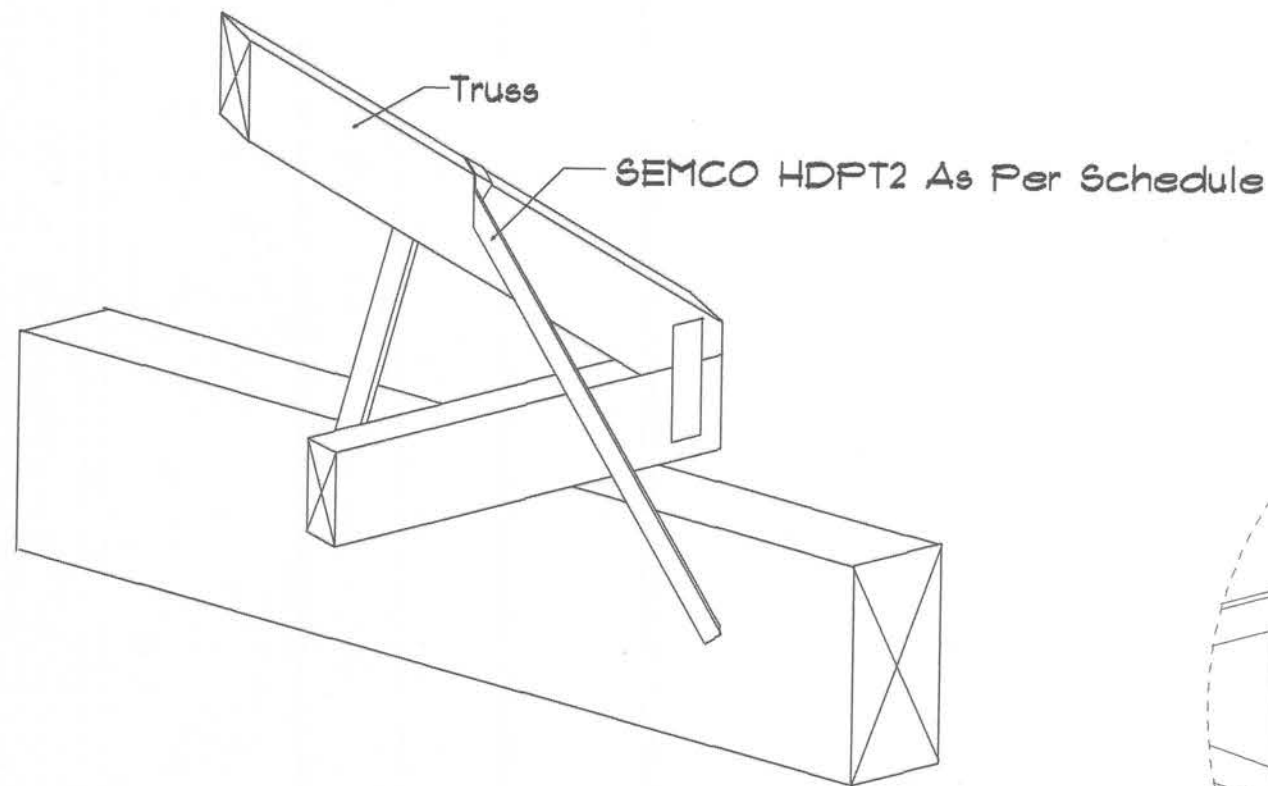
Date Oct. 2006

Customer  
Typical Wall Detail Page

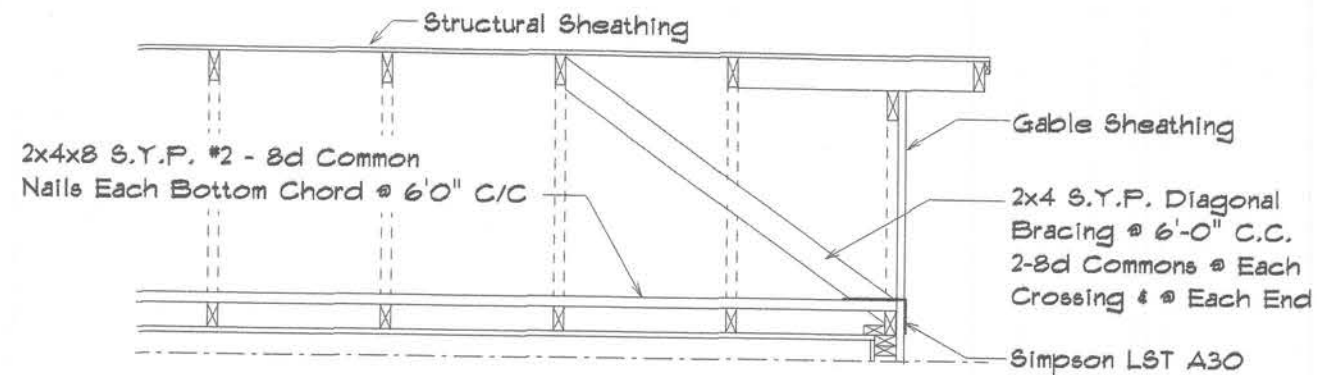
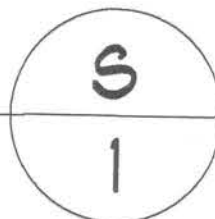
Job P.O. #



**GABLE END GYPSUM DIAPHRAGM  
HOLDDOWN CONNECTOR**

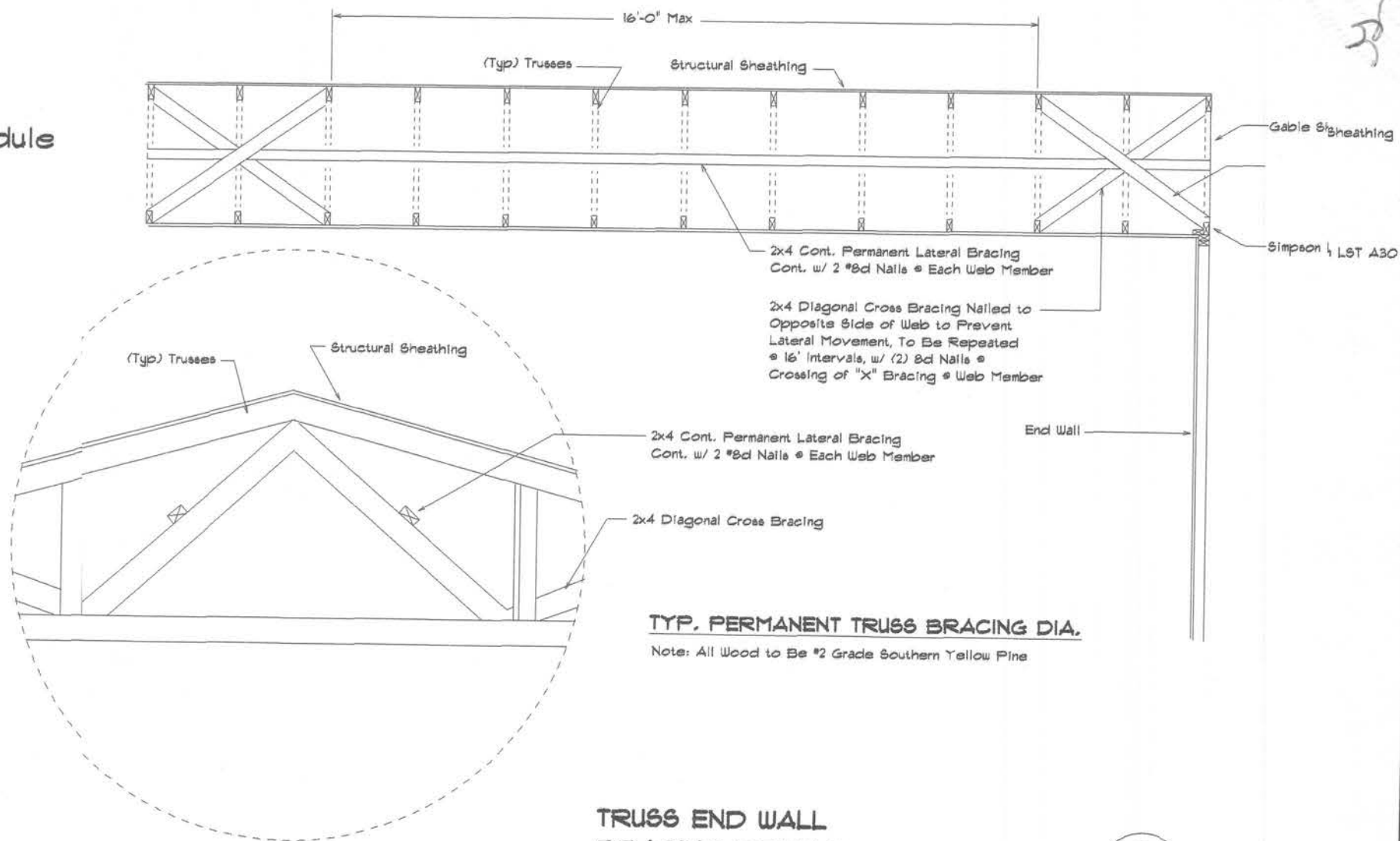
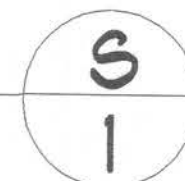


**SEMCO HDPT2**  
Truss to Wood Beam / Top Plate



**END WALL BRACING FOR  
CEILING DIAPHRAGM**

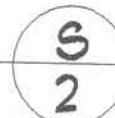
Note: All Wood to Be #2 Grade Southern Yellow Pine



**TYP. PERMANENT TRUSS BRACING DIA.**

Note: All Wood to Be #2 Grade Southern Yellow Pine

**TRUSS END WALL  
BRACING DETAILS**



Scale

Seal

*Handwritten:*  
12/2/06

**GREGORY G. BAILEY**  
P.E. #43858

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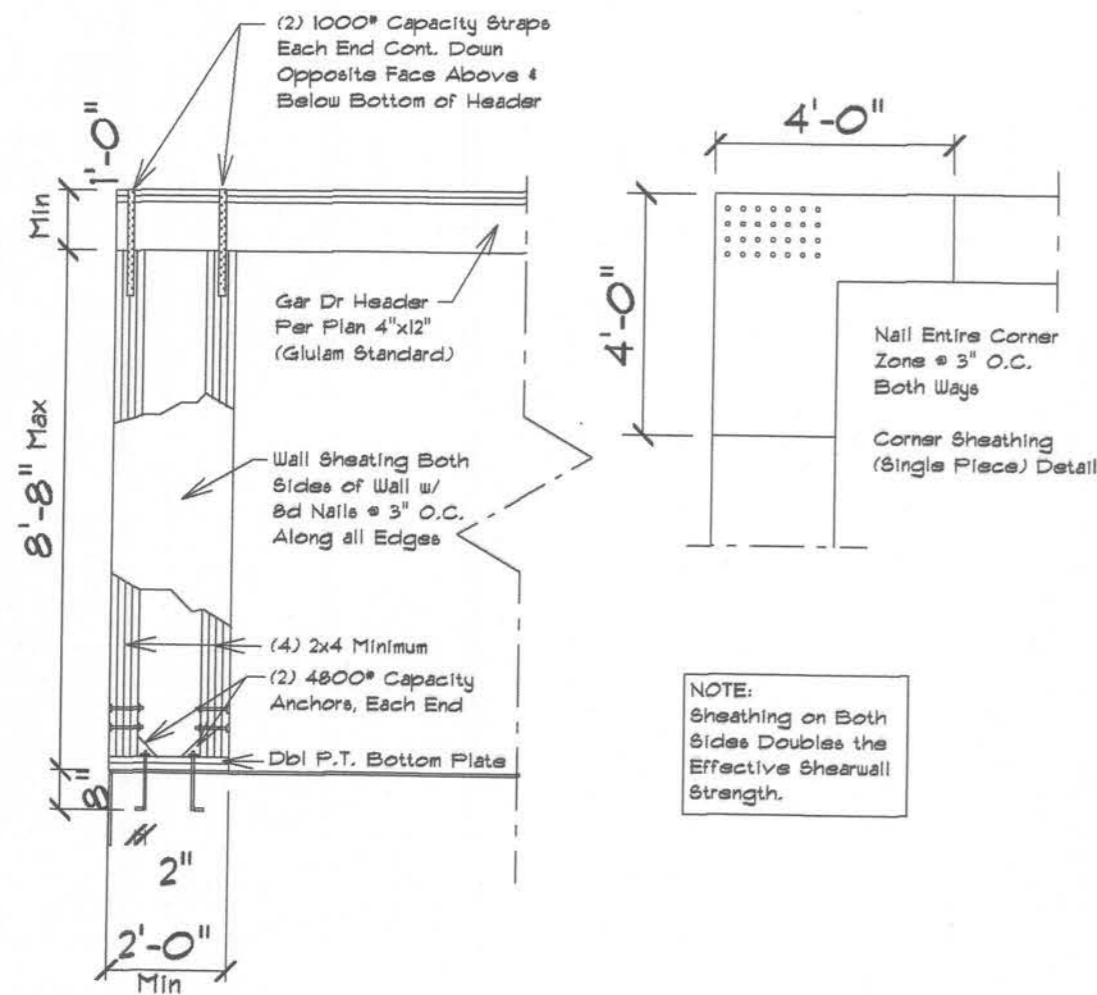
I hereby certify that I have examined this plan, and that the plan, materials and workmanship comply with section 9006, Florida Building Code 2001, to the best of my knowledge.

December 01, 2006

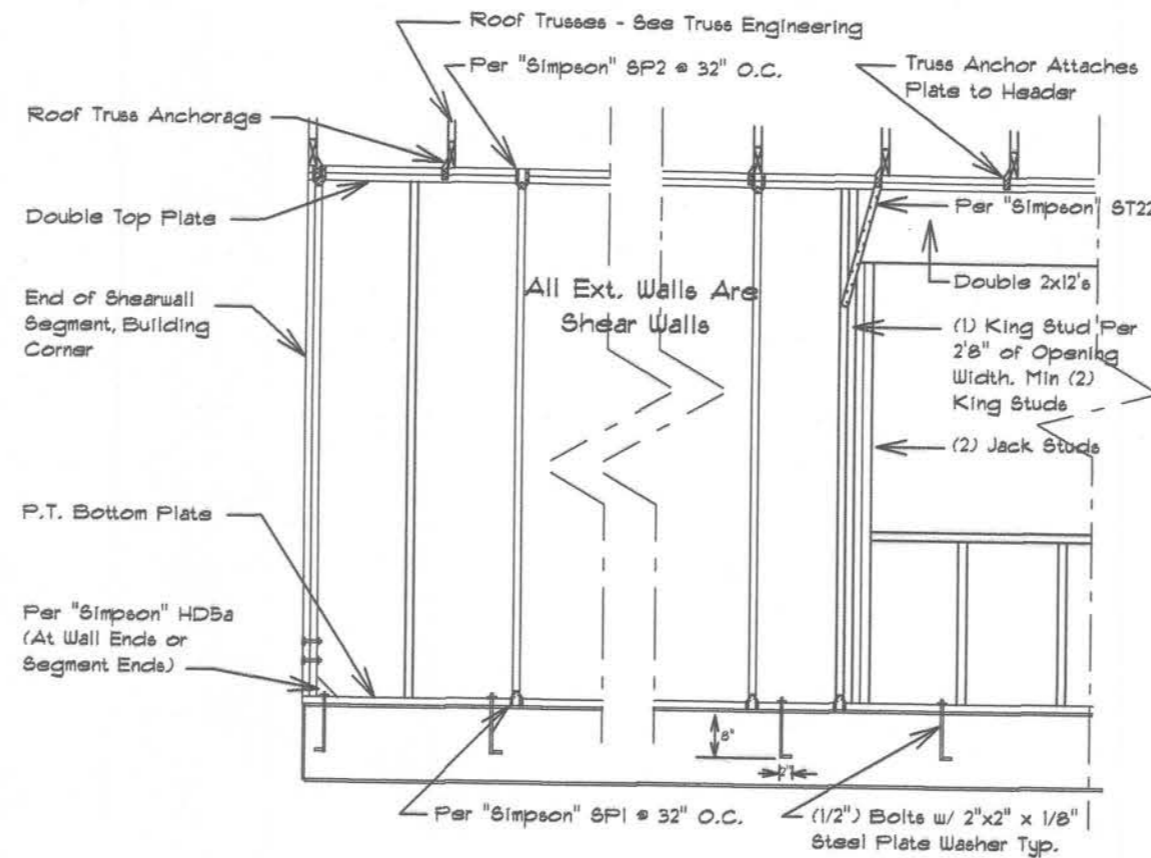
Customer

Typical Truss &  
Gable End Details

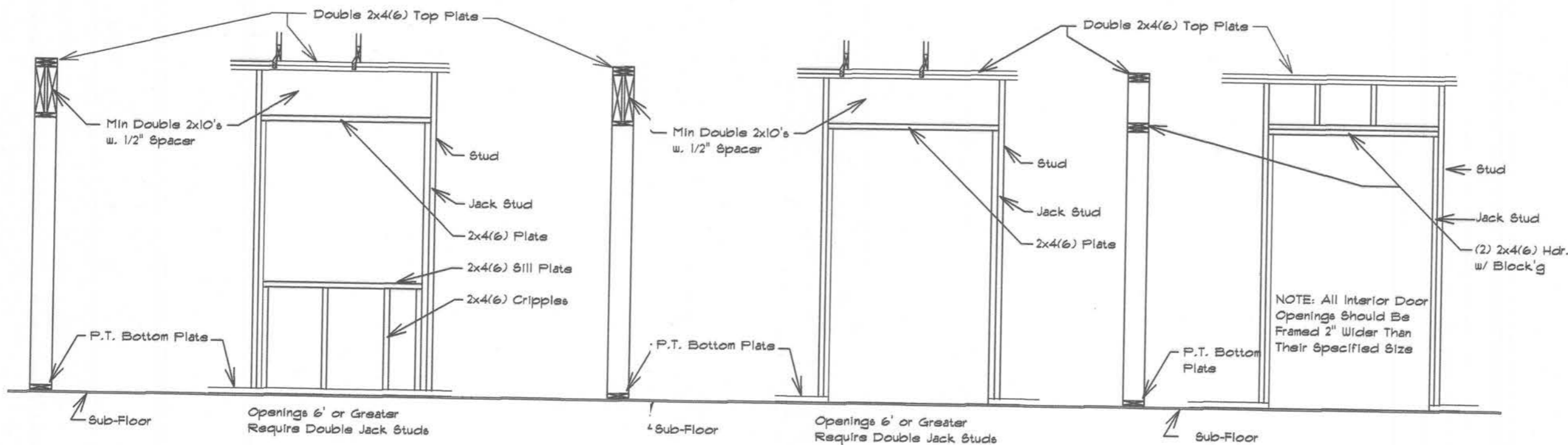
Job P.O. #



### GARAGE END WALL DETAILS



### SHEAR WALL/HEADER DETAILS



Typical Bearing Window Header

Typical Bearing Wall Header

Typical Non-Bearing Wall Header

### TYPICAL WALL FRAMING / HEADER DETAILS

Scale

Seal

GREGORY G. BAILEY  
P.E. #43858

Contractor: Wainwright Construction & Roofing, Inc.

I hereby certify that I have examined this plan and the applicable portions of the plan relating to and signing and sealing in accordance with the Building Code 2001 for the best of my knowledge.  
December 01, 2006

Header and Shear Wall Details

Job P.O. #

*Handwritten signature and date: 12/12/06*



**Bailey Bishop & Lane, Inc.**  
P.O. Box 3717  
Lake City, FL 32056  
Ph. 386-752-5640  
Eng. Lic. 7362  
BBL Job No. 050715WAI

# ROYAL POINTE SUBDIVISION

A PLANNED RURAL RESIDENTIAL DEVELOPMENT

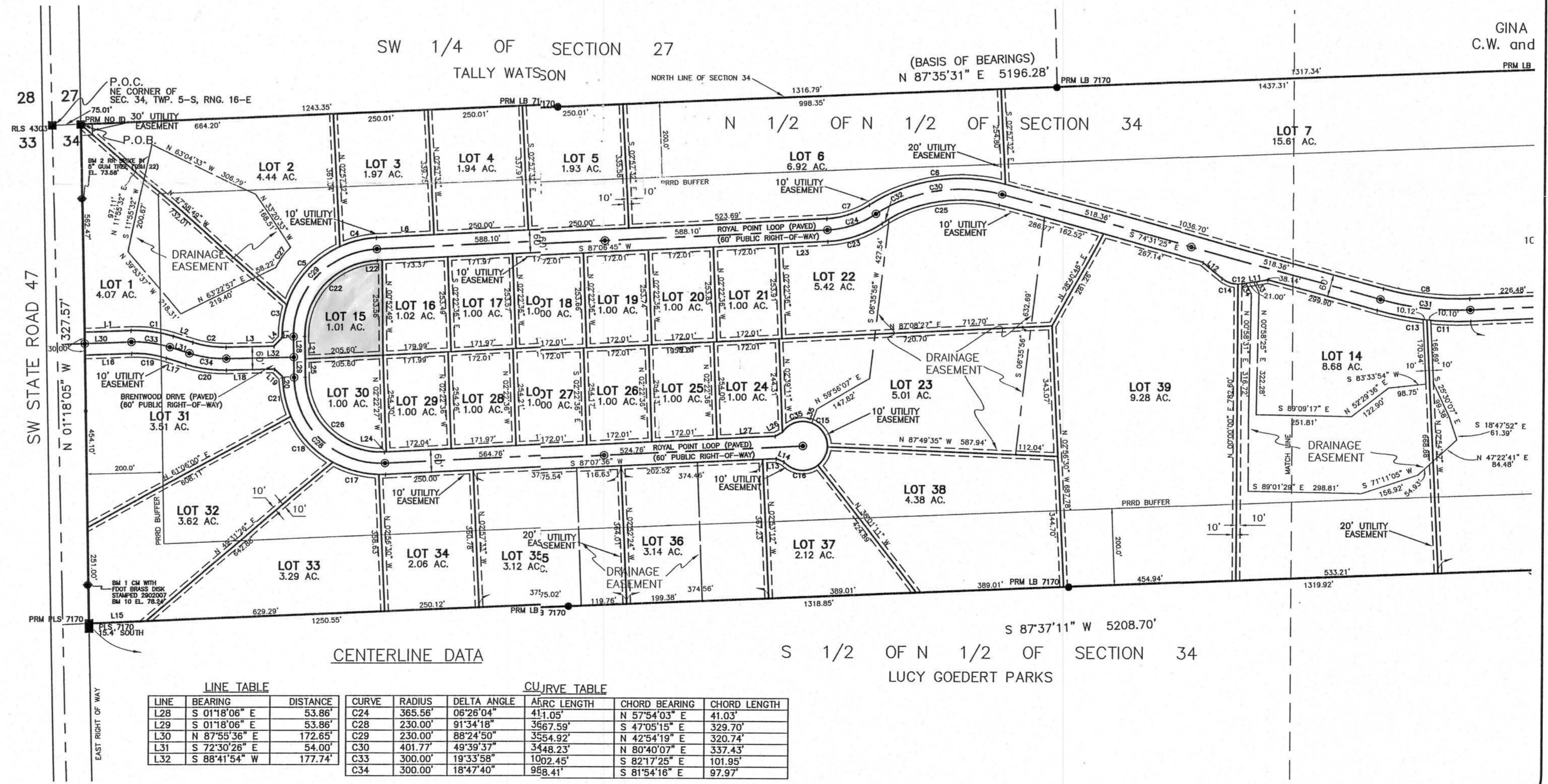
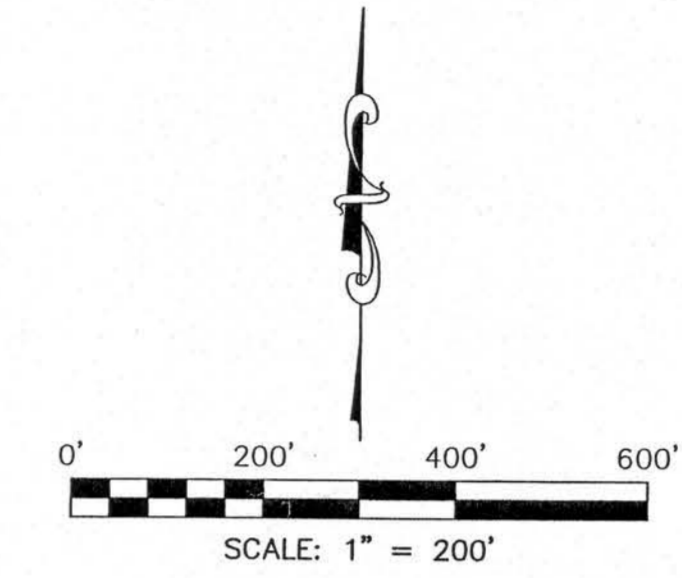
IN  
SECTIONS 34 and 35, TOWNSHIP 5 SOUTH, RANGE 16 EAST  
COLUMBIA COUNTY, FLORIDA

PRRD BOOK \_\_\_\_\_ PAGE \_\_\_\_\_  
PAGE 4 OF 5

LINE	BEARING	DISTANCE
L1	N 87°55'36" E	121.98'
L2	S 72°30'26" E	54.00'
L3	N 88°41'54" E	126.53'
L4	N 43°41'54" E	30.00'
L5	N 01°18'06" W	2.65'
L6	S 87°01'25" W	152.52'
L11	N 80°42'41" E	69.28'
L12	S 50°38'26" E	71.68'
L13	N 87°07'36" E	35.82'
L14	S 66°42'30" E	22.05'
L15	S 87°37'11" W	149.28'
L16	N 87°55'36" E	122.79'
L17	S 72°30'26" E	54.00'
L18	N 88°41'54" E	126.53'
L19	S 48°18'06" E	30.00'
L20	S 01°18'06" E	2.65'
L21	N 01°18'06" W	58.86'
L22	N 87°06'56" E	12.93'
L23	N 87°06'12" E	129.91'
L24	S 87°12'38" W	4.80'
L25	N 01°18'06" W	48.86'
L26	S 60°57'42" W	22.05'
L27	S 87°07'25" W	153.48'
L35	N 20°45'44" E	38.45'

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	330.00'	19°33'58"	112.69'	S 82°17'25" E	112.15'
C2	270.00'	18°47'40"	88.57'	S 81°54'16" E	88.17'
C3	260.00'	18°52'13"	85.63'	N 08°08'01" E	85.24'
C4	262.09'	21°50'10"	99.88'	S 76°06'20" W	99.28'
C5	260.00'	47°31'48"	215.68'	S 41°20'02" W	209.55'
C6	431.77'	49°39'37"	374.23'	S 80°40'08" W	352.63'
C7	220.00'	31°18'05"	120.06'	S 71°28'42" W	118.56'
C12	65.00'	09°17'19"	10.54'	N 85°21'21" E	10.53'
C14	65.00'	40°14'30"	45.65'	S 69°52'45" E	44.72'
C15	65.00'	19°11'29"	223.71'	N 46°36'42" W	128.54'
C16	65.00'	87°28'35"	99.24'	S 84°16'53" E	89.88'
C17	270.39'	26°53'18"	126.89'	S 74°46'26" E	125.73'
C18	260.00'	36°56'41"	167.65'	S 42°35'14" E	164.76'
C19	270.00'	19°33'58"	92.20'	S 82°17'25" E	91.76'
C20	330.00'	18°47'40"	108.25'	S 81°54'16" E	107.76'
C21	260.00'	22°48'47"	103.52'	S 12°42'30" E	102.84'
C22	200.00'	88°24'50"	308.62'	N 42°54'19" E	278.90'
C23	280.00'	26°05'50"	127.53'	N 74°03'50" E	126.43'
C25	368.75'	47°38'27"	306.61'	N 81°53'02" E	297.86'
C26	200.29'	91°24'13"	319.52'	N 47°05'15" W	286.70'
C27	191.15'	20°19'10"	67.79'	N 35°21'46" E	67.44'
C32	371.78'	03°16'14"	21.22'	N 57°28'25" E	21.22'
C35	65.00'	75°58'02"	88.18'	N 72°46'49" E	80.01'

LEGEND	
○	DENOTES 5/8" IRON ROD & CAP SET (R.6666)
●	DENOTES IRON PIPE OR REBAR FOUND
□	DENOTES 4"x4" CONCRETE MONUMENT SET (R.6666)
■	DENOTES 4"x4" CONCRETE MONUMENT FOUND
⊙	DENOTES NAIL & DISK SET (PCP)
⊠	DENOTES 4"x4" CONCRETE MONUMENT (PRM) (R.6666) UNLESS OTHERWISE NOTED
—	DENOTES FENCE
—	DENOTES OVERHEAD ELECTRIC
⊕	DENOTES POWER POLE
→	DENOTES GUY ANCHOR
CONCRETE	CONCRETE
+	MORE OR LESS
PT	POINT OF TANGENCY
PC	POINT OF CURVATURE
PI	POINT OF INTERSECTION
PRC	POINT OF REVERSE CURVATURE
POC	POINT OF COMPOUND CURVATURE
R	RADIUS
T	TANGENT
L	ARC LENGTH
Δ	CENTRAL ANGLE
CH	CHORD BEARING & DISTANCE
PCP	PERMANENT CONTROL POINT
PRM	PERMANENT REFERENCE MONUMENT
TRW	RIGHT OF WAY
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION
X	GROUND SPOT ELEVATION
N	NORTH
E	EAST
S	SOUTH
W	WEST
CL	CENTERLINE
(P)	PLAT
(D)	DEED
(C)	CALCULATED
(M)	MEASURED
OS	OFFSET
NO ID	NO IDENTIFICATION
FRD	FOUND
CM	CONCRETE MONUMENT
IP	IRON PIPE
IPC	IRON PIPE & CAP
RB	REBAR
RBC	REBAR & CAP
IR	IRON ROD
IRC	IRON ROD & CAP
NL	NAIL
NL-D	NAIL & DISK
ORB	OFFICIAL RECORDS BOOK
PG	PAGE(S)
POC	POINT OF COMMENCEMENT
POB	POINT OF BEGINNING
SEC	SECTION
TWP	TOWNSHIP
RNG	RANGE
C1	CURVE NUMBER
L1	LINE NUMBER



LINE TABLE			CURVE TABLE					
LINE	BEARING	DISTANCE	CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
L28	S 01°18'06" E	53.86'	C24	365.56'	06°26'04"	41.05'	N 57°54'03" E	41.03'
L29	S 01°18'06" E	53.86'	C28	230.00'	91°34'18"	3567.59'	S 47°05'15" E	329.70'
L30	N 87°55'36" E	172.65'	C29	230.00'	88°24'50"	3554.92'	N 42°54'19" E	320.74'
L31	N 87°55'36" E	172.65'	C30	401.77'	49°39'37"	3548.23'	N 80°40'07" E	337.43'
L32	S 72°30'26" E	54.00'	C33	300.00'	18°33'58"	902.45'	S 82°17'25" E	101.85'
			C34	300.00'	18°47'40"	956.41'	S 81°54'16" E	97.97'