

Christopher J. Sabourin  
FL PE #71461

**SABO**  
STRUCTURAL  
ENGINEERING  
CA#32529  
235 9TH AVE N  
JAX BEACH, FL 32250  
904-712-5750  
CHRIS@SABOENG.COM

PLAN NAME  
BZEC MCKINZEY  
SSE No.  
23-0385

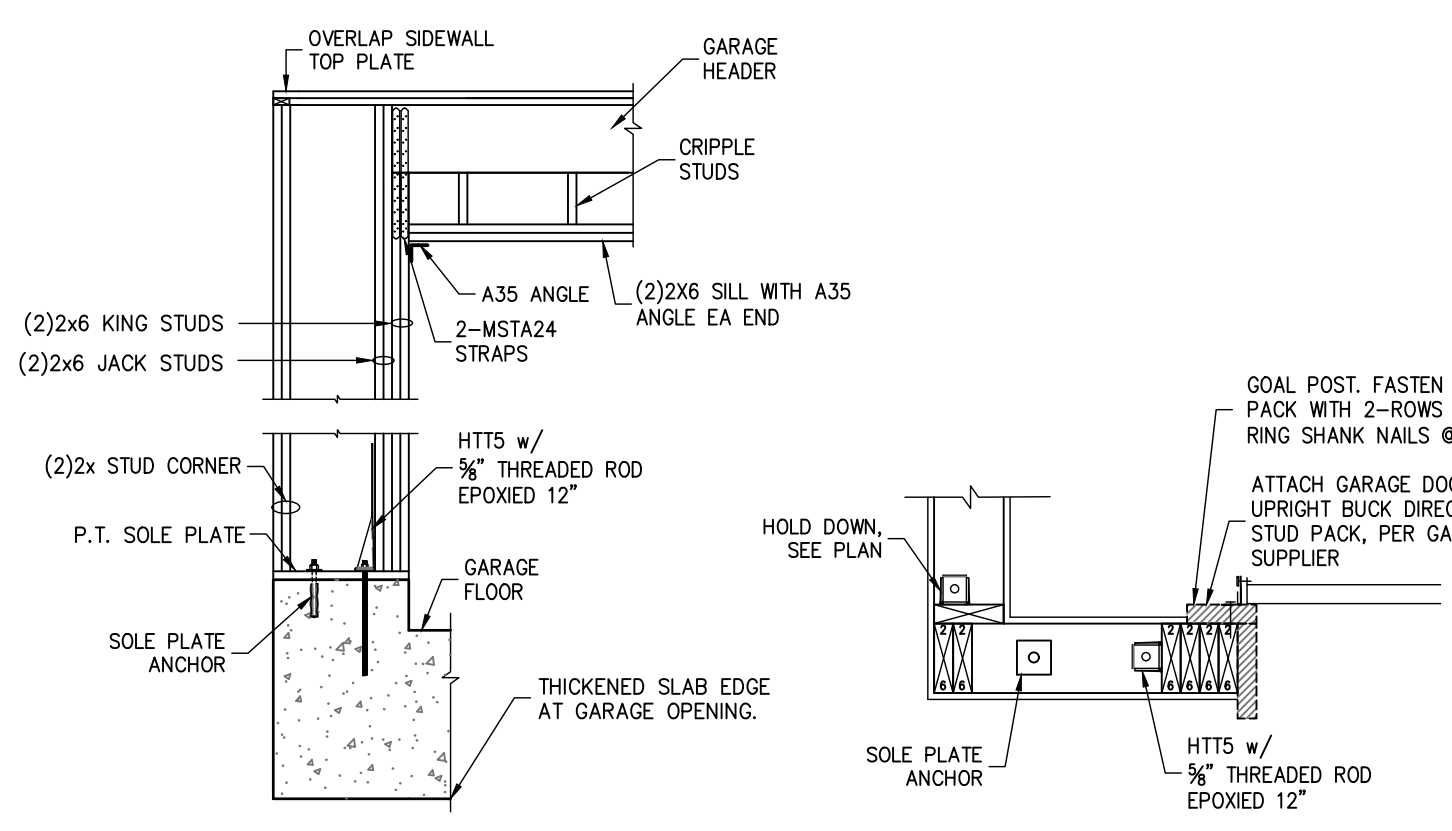
ISSUE	DATE
PERMIT	08.01.23
REVISIONS	DATE

STRUCTURAL ENGINEERING FOR  
MCKINZEY RESIDENCE

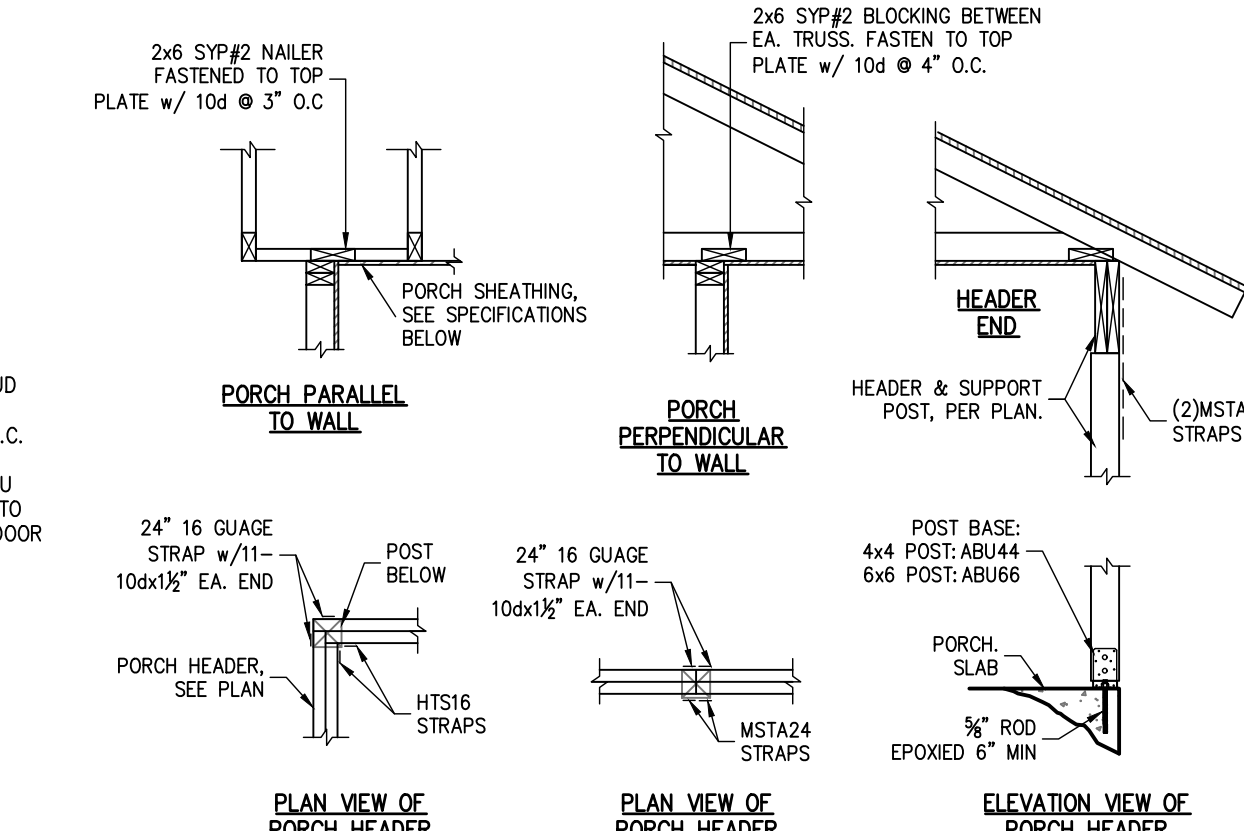
**FIELD ALTERATION**  
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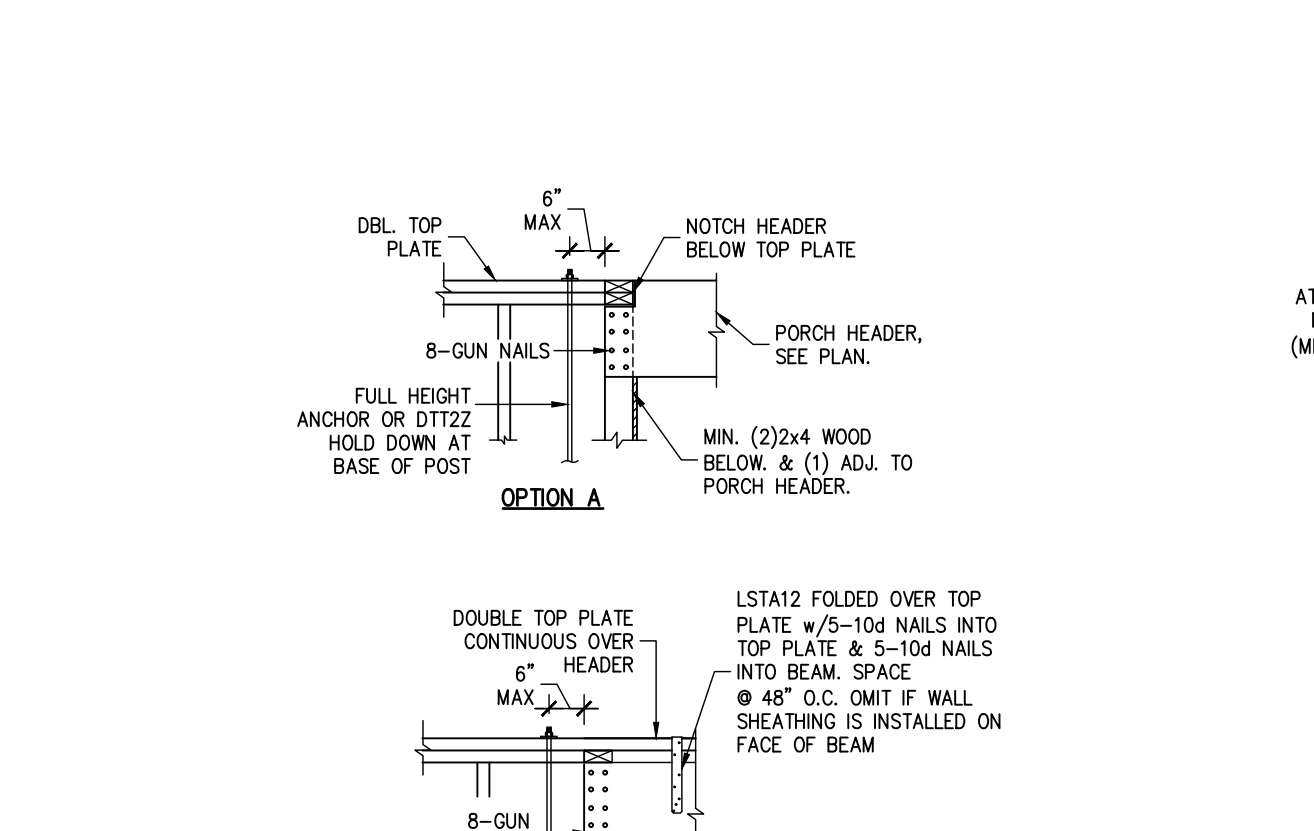
**TYPICAL FRAMING DETAILS**



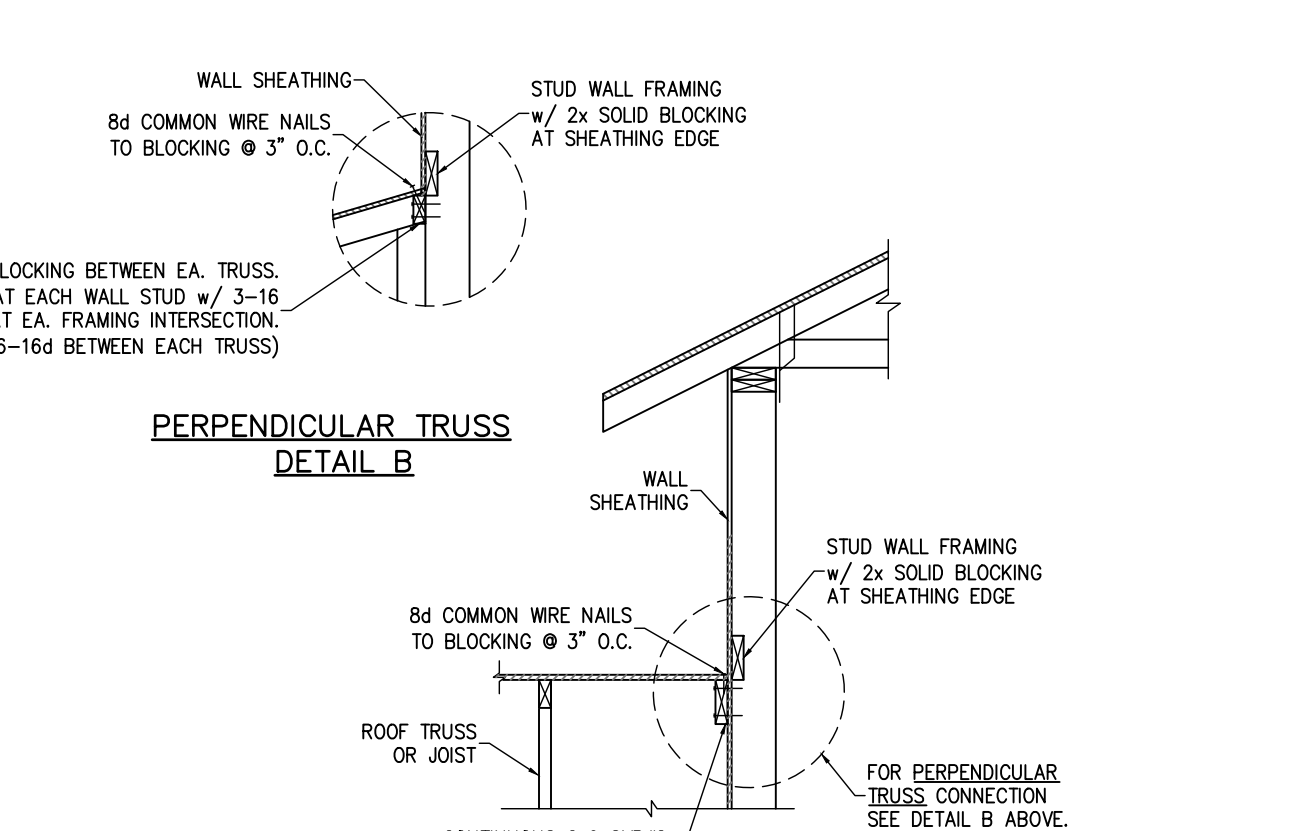
**1** **GARAGE WING WALL FRAMING**  
 SO.1 THIS DETAIL ONLY APPLIES WHEN NOTED ON PLAN



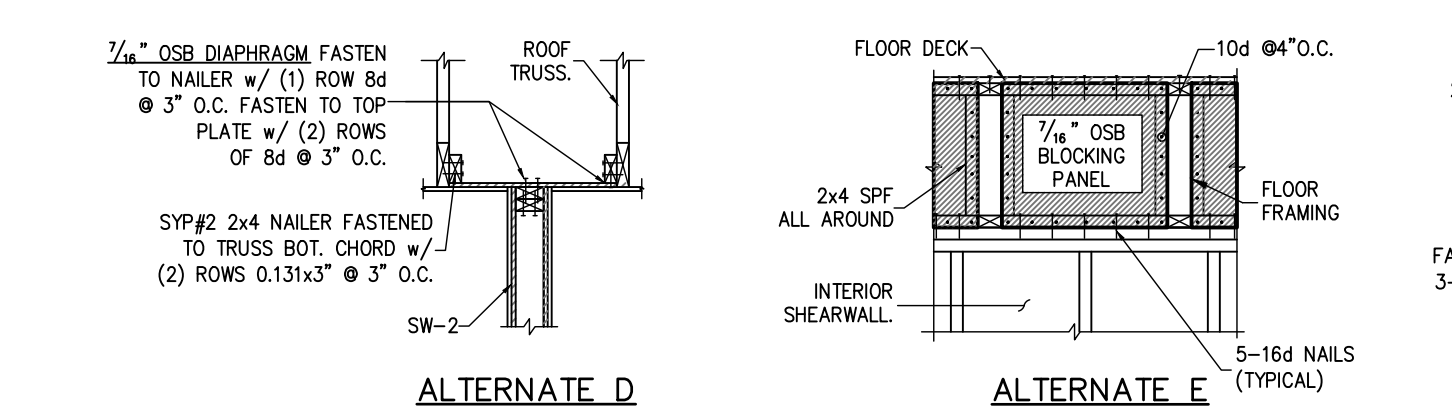
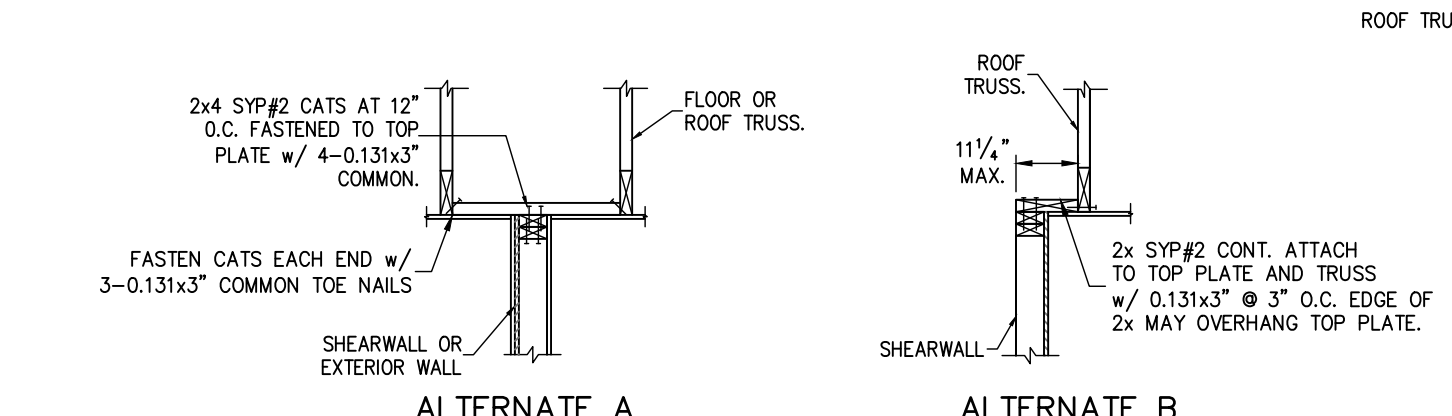
**2** **TYPICAL PORCH FRAMING DETAILS**  
 SO.1 SCALE: N.T.S.



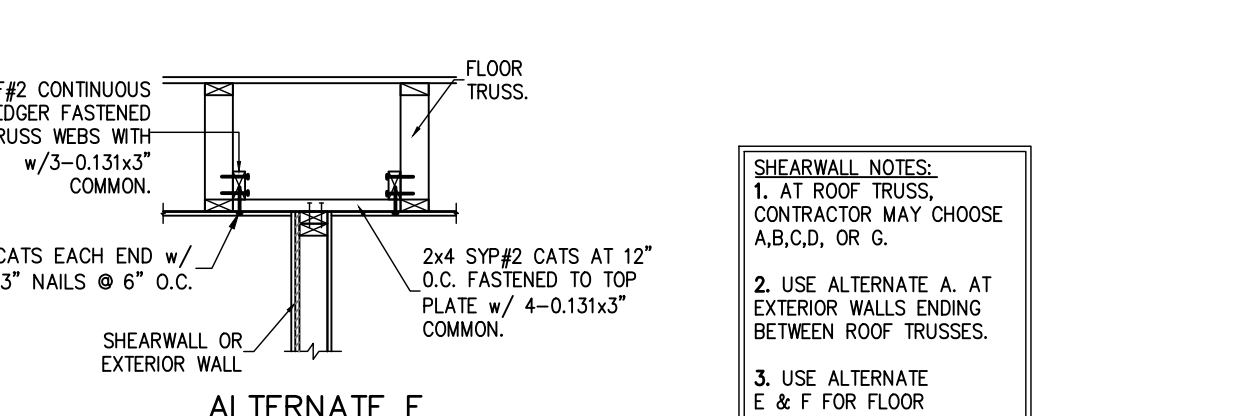
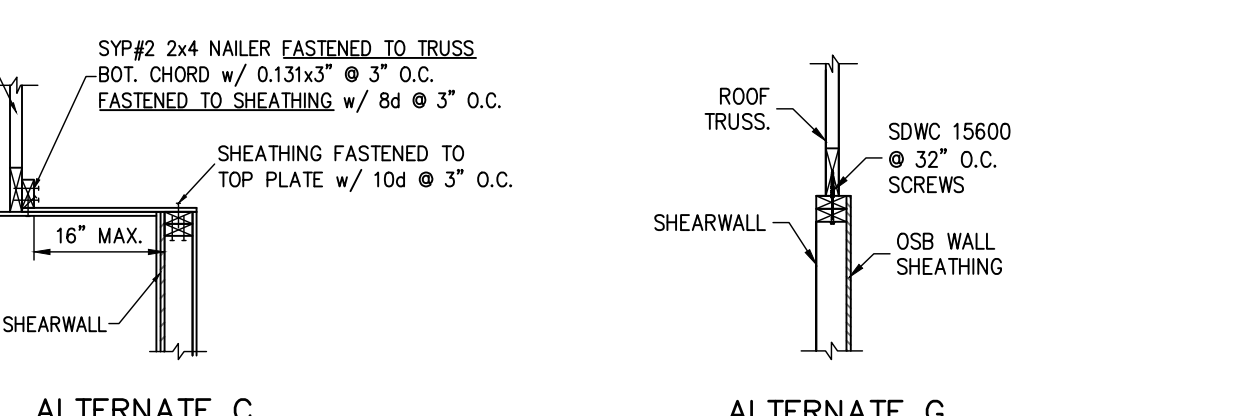
**3** **TYPICAL PORCH BEAM CONNECTION**  
 SO.1 SCALE: N.T.S.



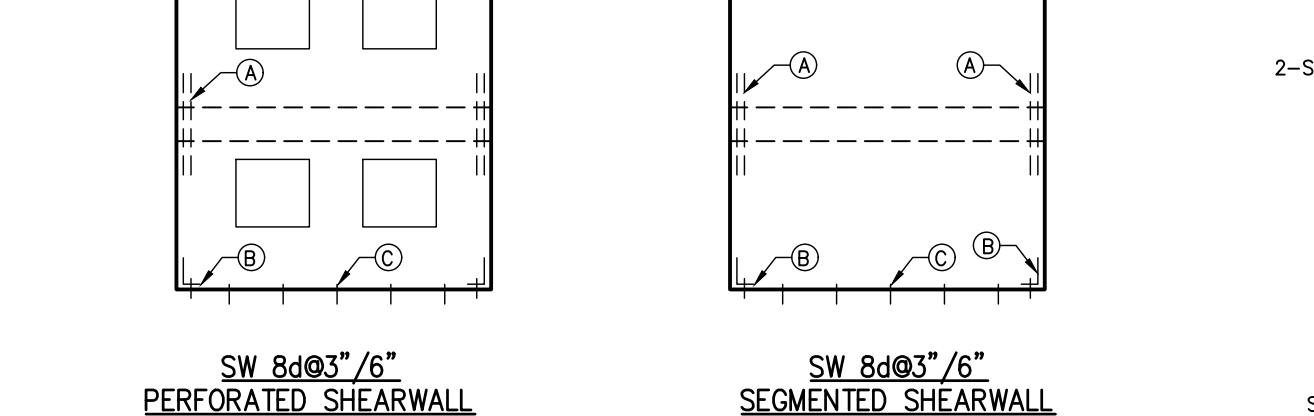
**4** **WALL ADJ. TO ROOF CONNECTION**  
 SO.1 SEE CONSTRUCTION SPECIFICATIONS FOR ROOF AND WALL SHEATHING AND STUD FRAMING.



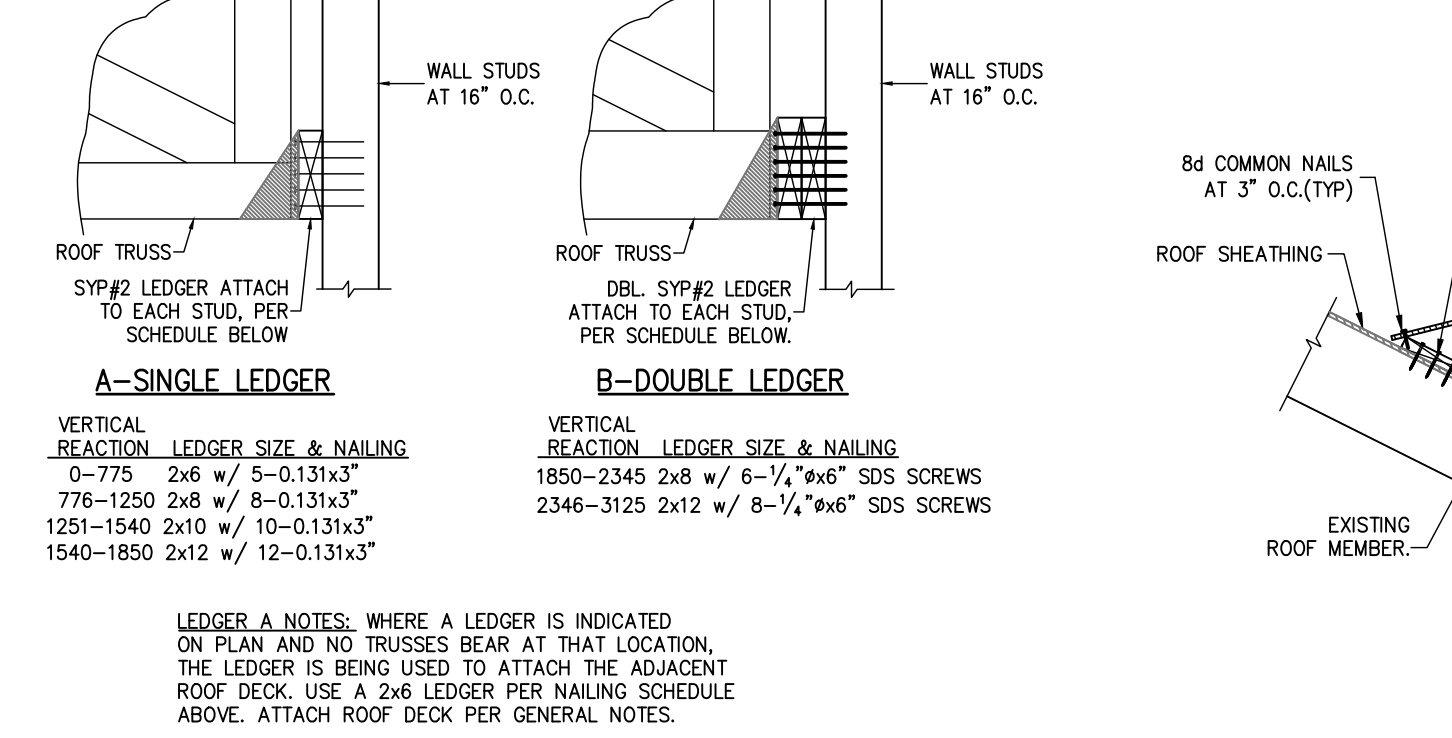
**5** **SHEARWALL ATTACHMENT AT ROOF & FLOOR**  
 SO.1



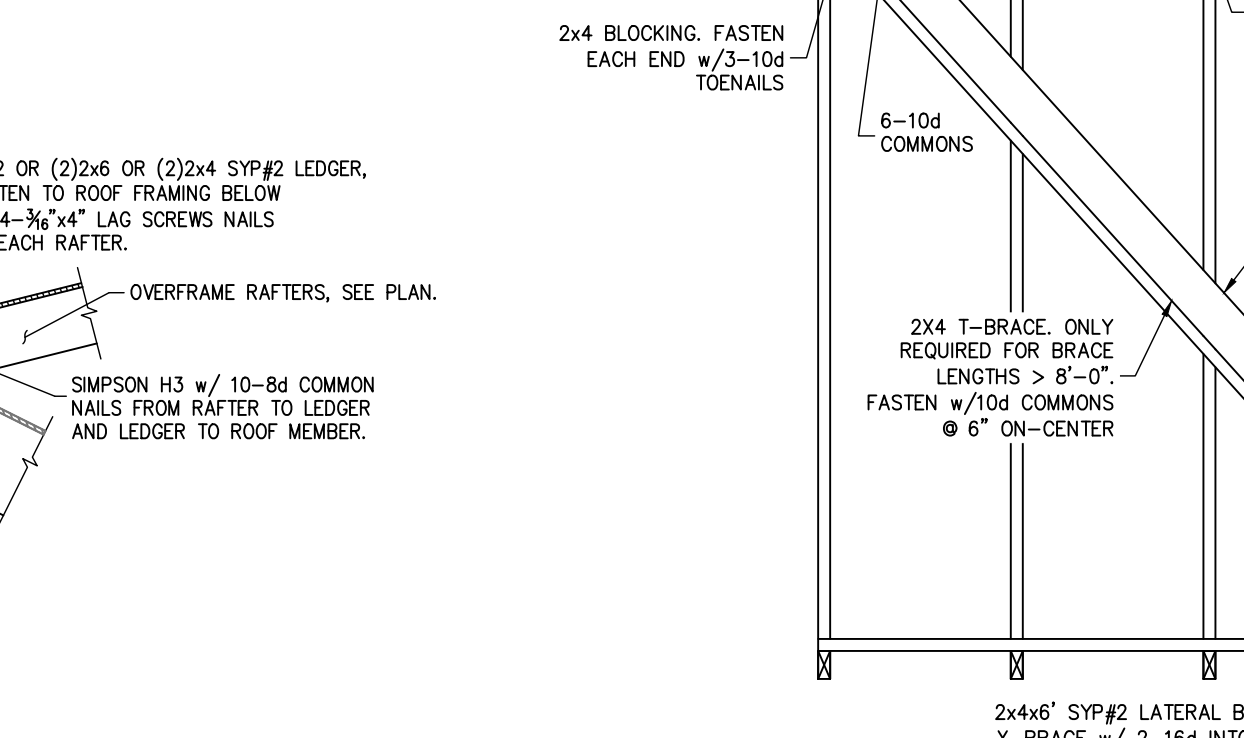
**6** **TYPICAL SHEARWALL ELEVATION**  
 SO.1 PROVIDE SOLID BLOCKING WITHIN FLOOR SYSTEM AT SW END POSTS.



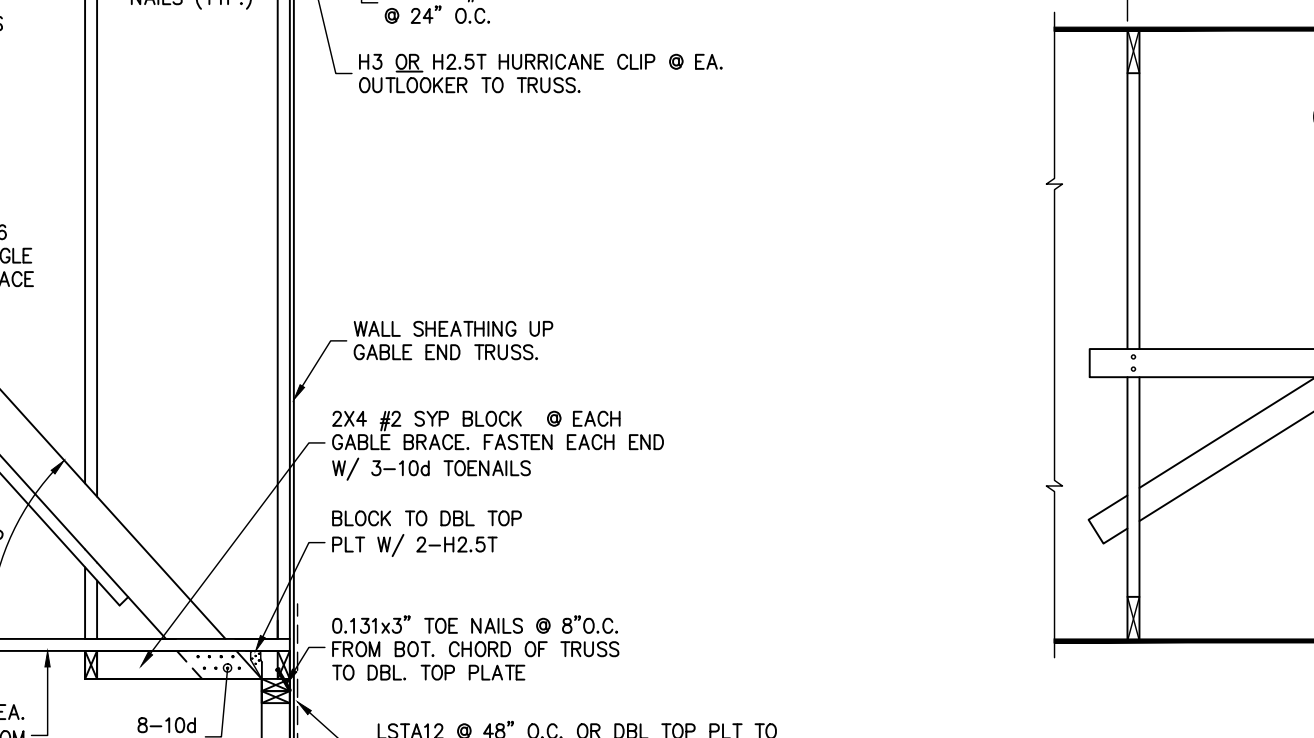
**7** **HEADER TIE DOWN**  
 SO.1 THIS DETAIL ONLY APPLIES WHEN NOTED ON PLAN



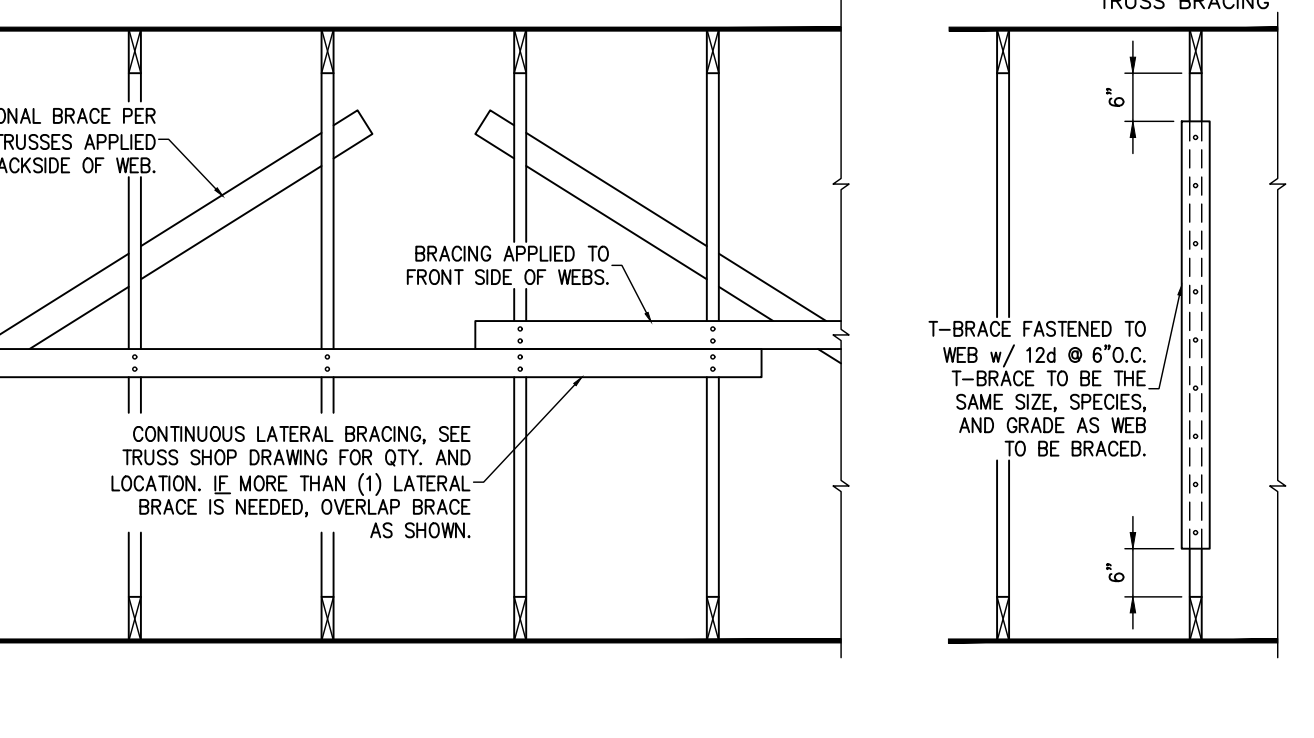
**8** **LEDGER CONNECTION**  
 SO.1 TRUSS TO LEDGER CONNECTION BY TRUSS ENGINEER NOT SHOWN FOR CLARITY



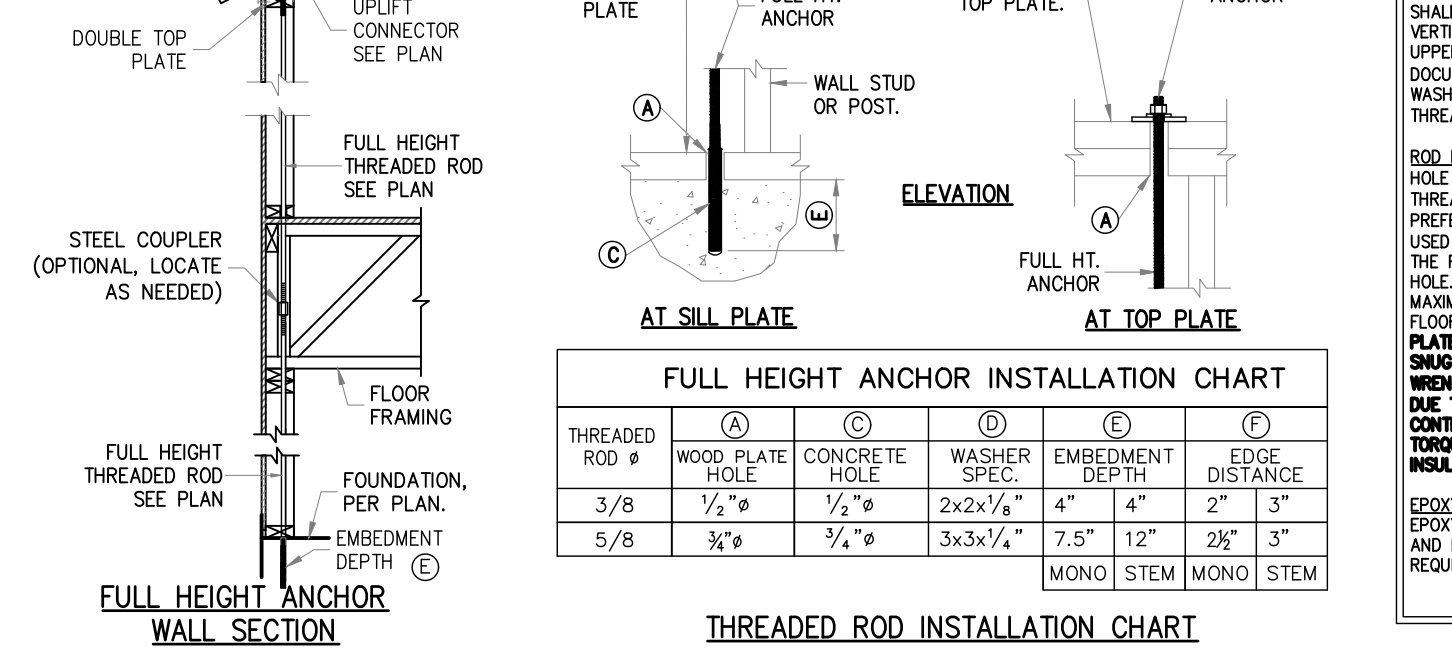
**9** **DECK LEDGER AT OVERFRAME RAFTERS**  
 SO.1 USE THIS DETAIL TO FASTEN OVERFRAMED ROOFS, VALLEYS, ETC.



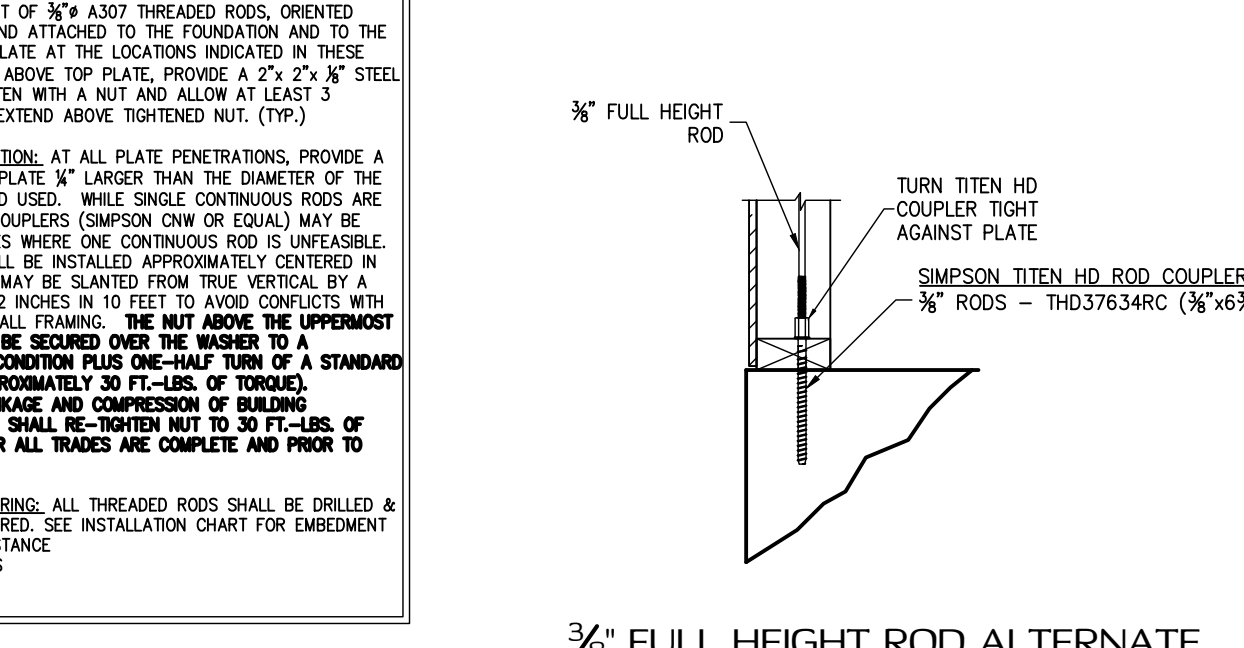
**10** **GABLE END BRACING**  
 SO.1 NOTES:  
 1. SPACE GABLE END BRACING @ 4'-6" MAX.  
 2. ALL MATERIAL TO BE SYP#2



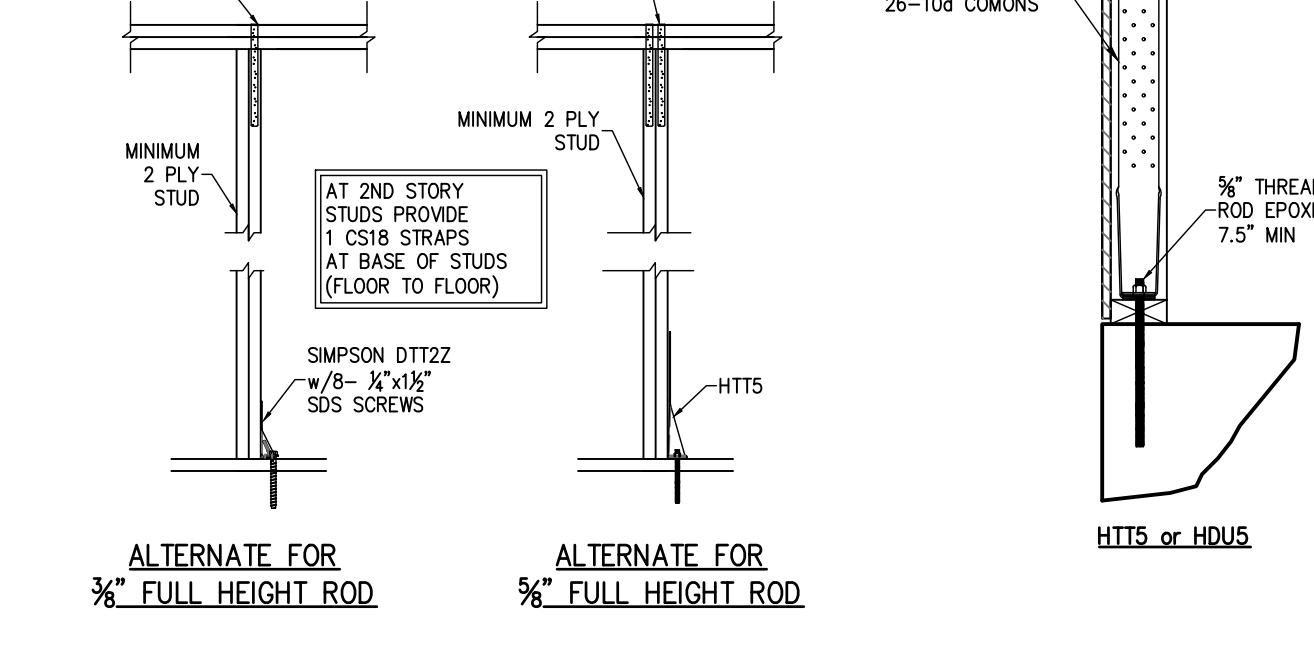
**11** **PERMANENT TRUSS BRACING**  
 SO.1 SCALE: 3/4" = 1'-0"



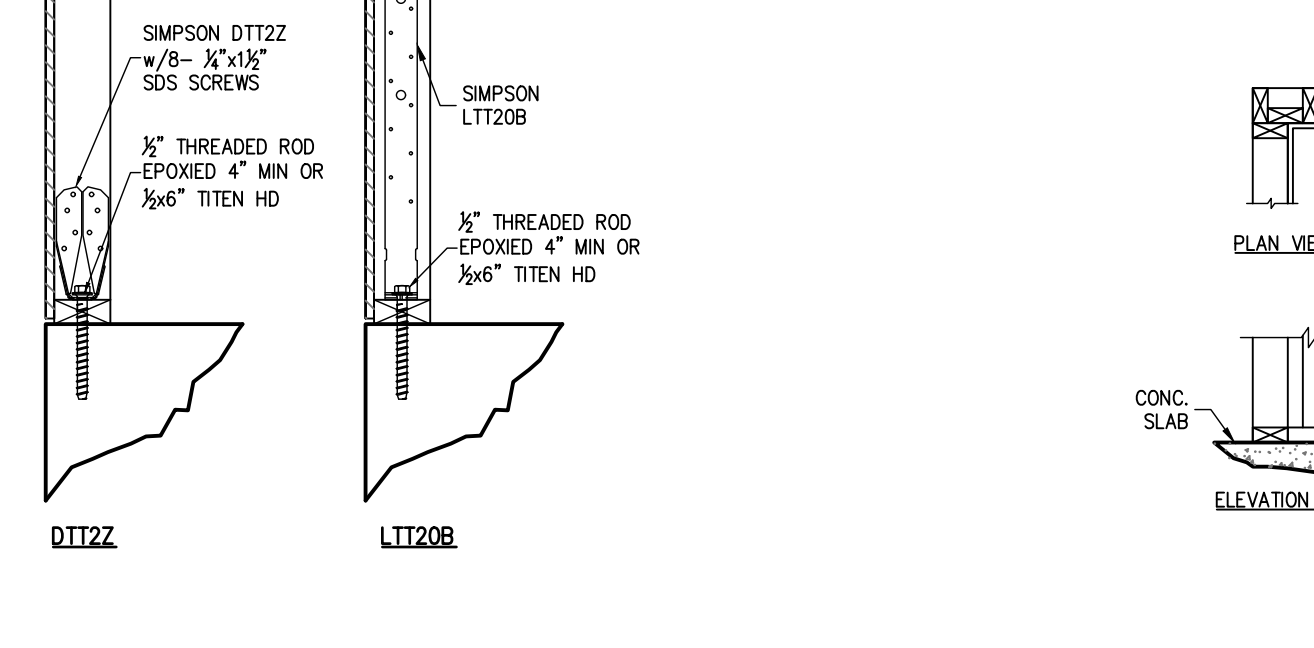
**12** **FULL HEIGHT WOOD FRAME WALL ANCHORING SYSTEM**  
 SO.1 THIS DETAIL ONLY APPLIES WHEN NOTED ON PLAN



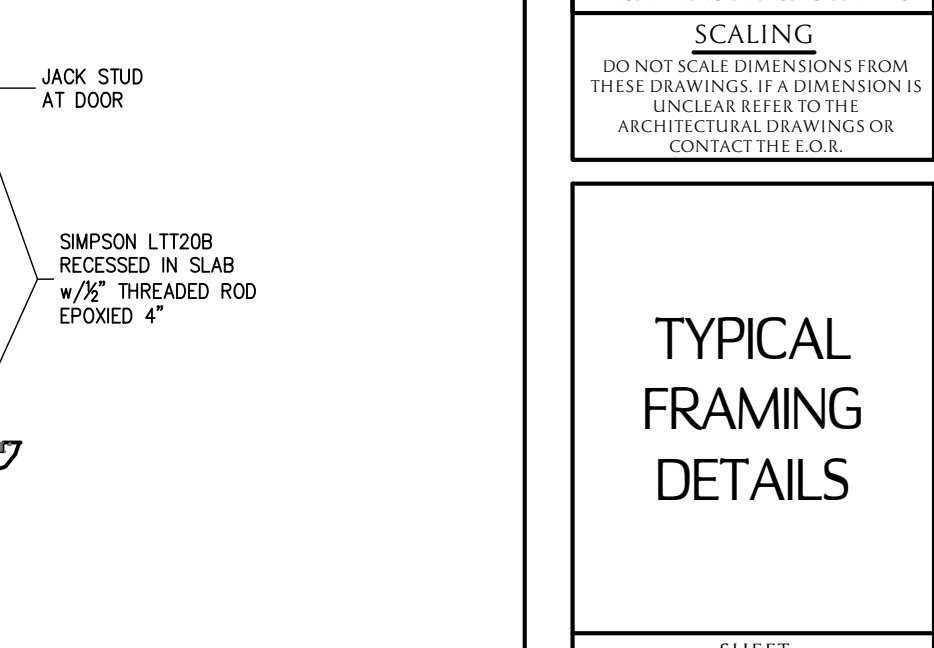
**13** **3/8" FULL HEIGHT ROD ALTERNATE ATTACHMENT**  
 SO.1



**14** **FULL HEIGHT THREADED ROD ALTERNATE**  
 SO.1



**15** **HOLD DOWN ATTACHMENT DETAIL**  
 SO.1



**16** **DOOR JAMB FASTENING**  
 SO.1 THIS DETAIL ONLY APPLIES WHEN NOTED ON PLAN

CONTRACTOR TO  
VERIFY DIMENSIONS

SYMBOLS LEGEND	
	DESIGNATES FOOTING LINE
	DESIGNATES SAWCUT LINE
	STEM WALL FOOTING
	DESIGNATES SLAB RECESS

CHRISTOPHER J. SABOURIN  
LICENSE  
No. 71461  
STATE OF  
FLORIDA  
PROFESSIONAL ENGINEER

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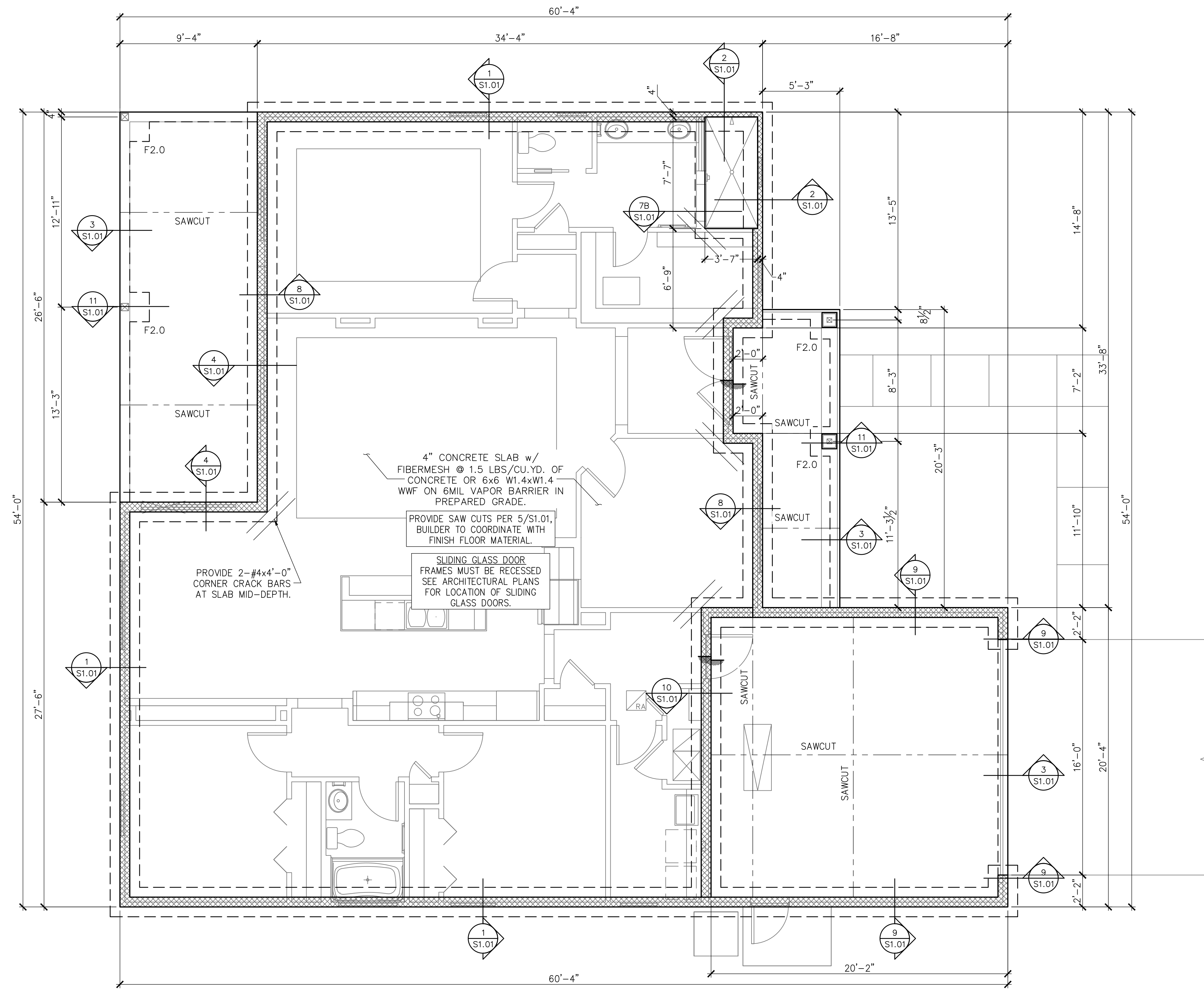
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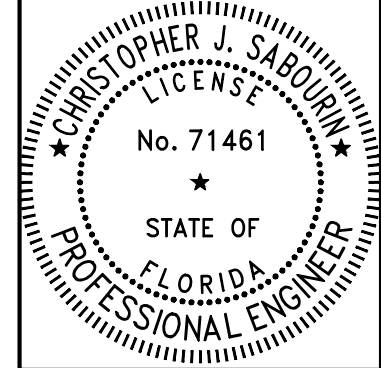
FOUNDATION PLAN  
SCALE: 1/4" = 1'-0"

FOOTING SCHEDULE AND NOTES				
TYPE	LENGTH	WIDTH	DEPTH	BOTTOM BARS
F2.0	2'-0"	2'-0"	1'-0"	3-#5 EA. WAY BOT.
F2.5	2'-6"	2'-6"	1'-0"	3-#5 EA. WAY BOT.
F3.0	3'-0"	3'-0"	1'-0"	3-#5 EA. WAY BOT.
F3.5	3'-6"	3'-6"	1'-0"	4-#5 EA. WAY BOT.
F4.0	4'-0"	4'-0"	1'-0"	4-#5 EA. WAY BOT.
F4.5	4'-6"	4'-6"	1'-0"	4-#5 EA. WAY BOT.

- THIS FOUNDATION PLAN ONLY CONVEYS STRUCTURAL INFO. RELATED TO THE FOUNDATION. FOR GENERAL FEATURES, DIMENSIONS, CONDUITS, ELECTRICAL EMBEDS, STEP HEIGHTS, ECT., SEE ARCH. PLAN. ARCHITECTURAL PLAN SHOWN HERE IN FOR REFERENCE ONLY.
- FTGS. & FND. SHALL BE IN ACCORDANCE w/ LOCAL BUILDING CODES.
- SOIL COMPACTION AND FILL SHALL BE COMPACTED TO A MIN. OF 95% MODIFIED PROCTOR IN ACCORDANCE WITH ASTM D 1557.

FOUNDATION  
PLAN

SHEET  
**S1.0**  
SHEET 3 OF 7



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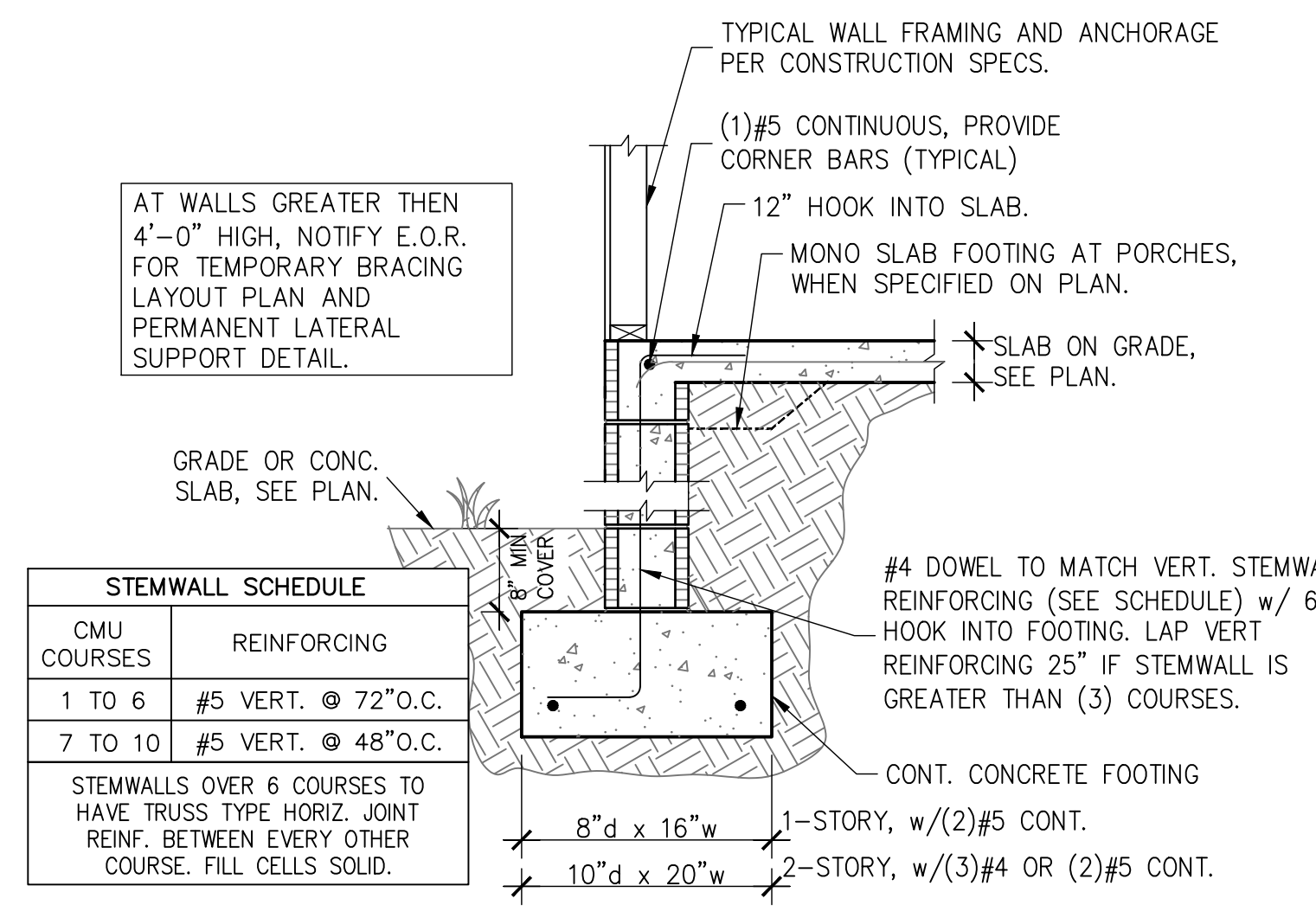
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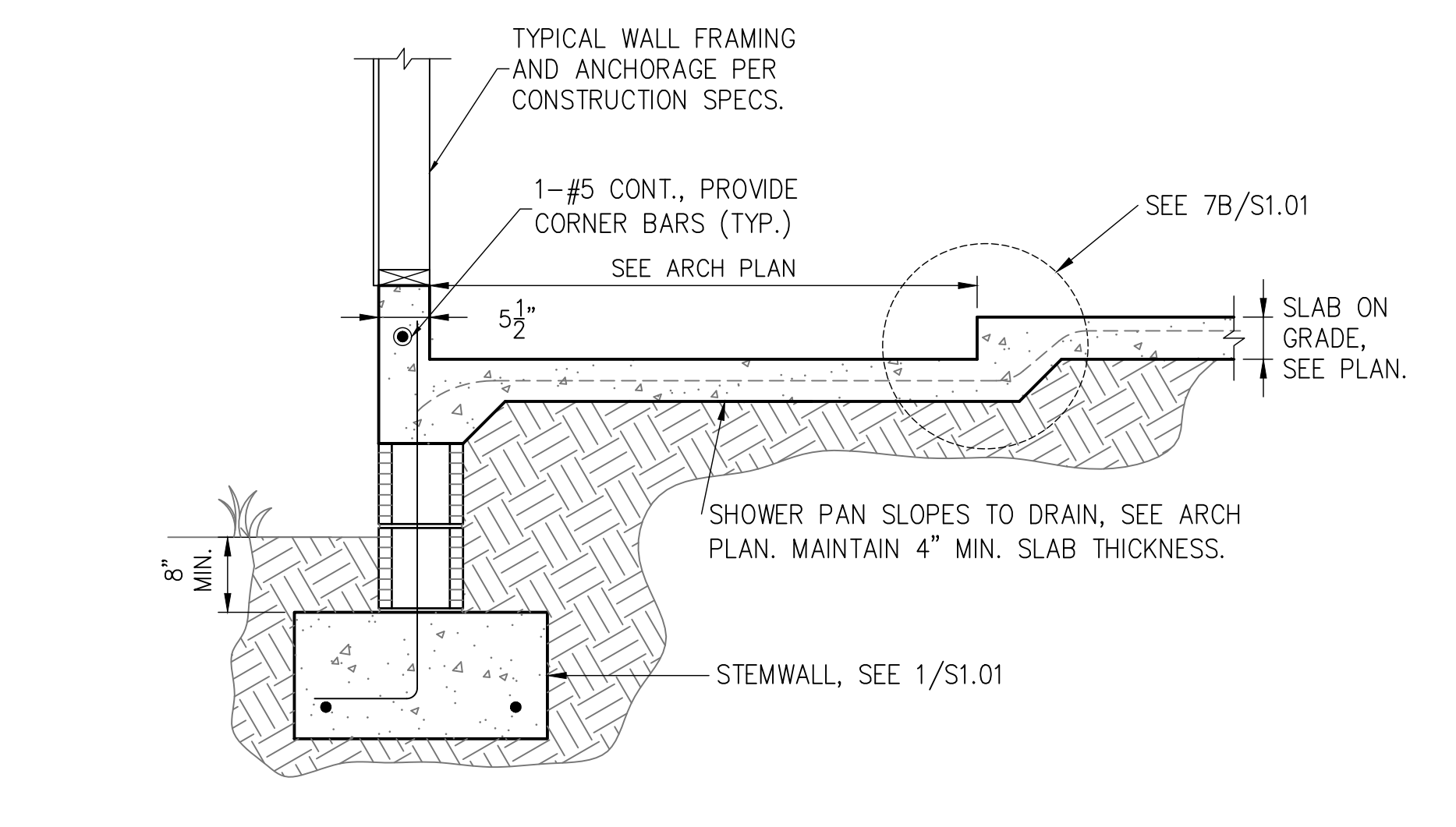
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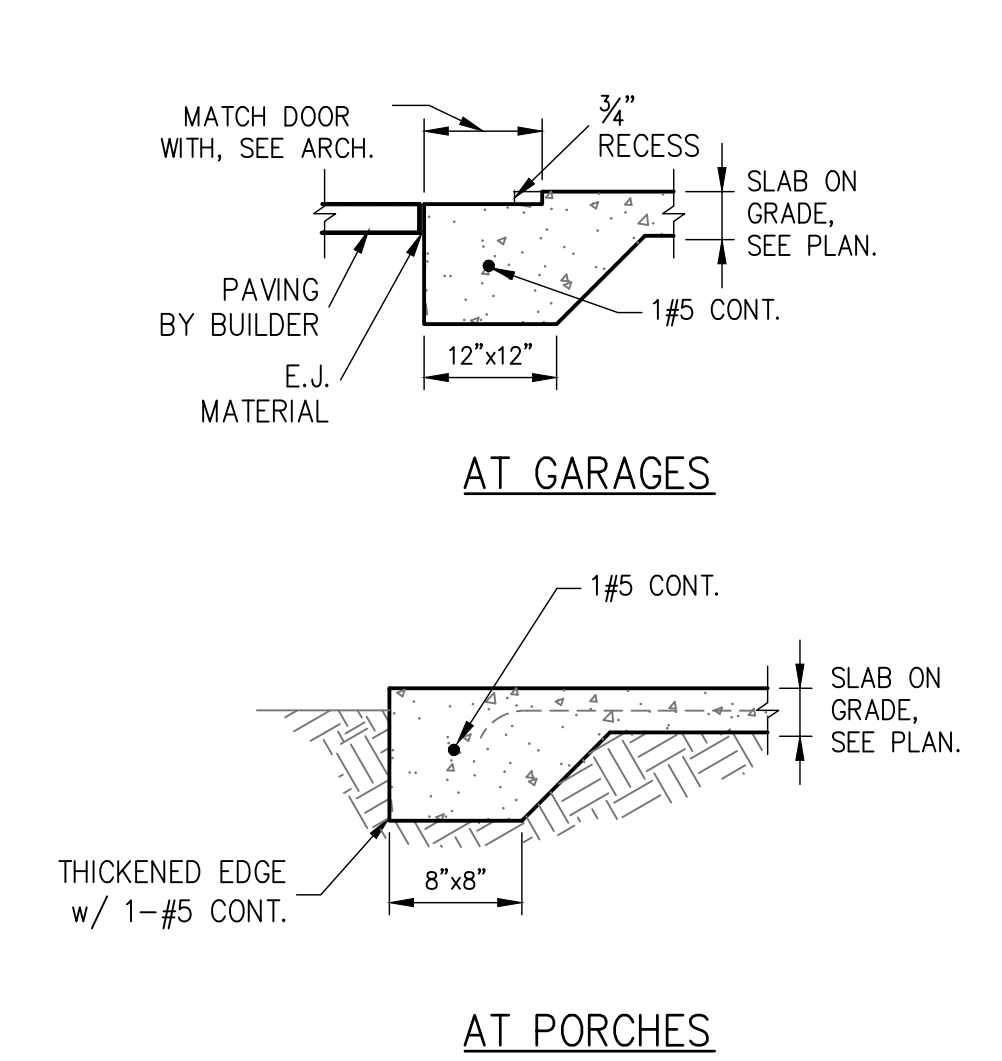
**FOUNDATION DETAILS**



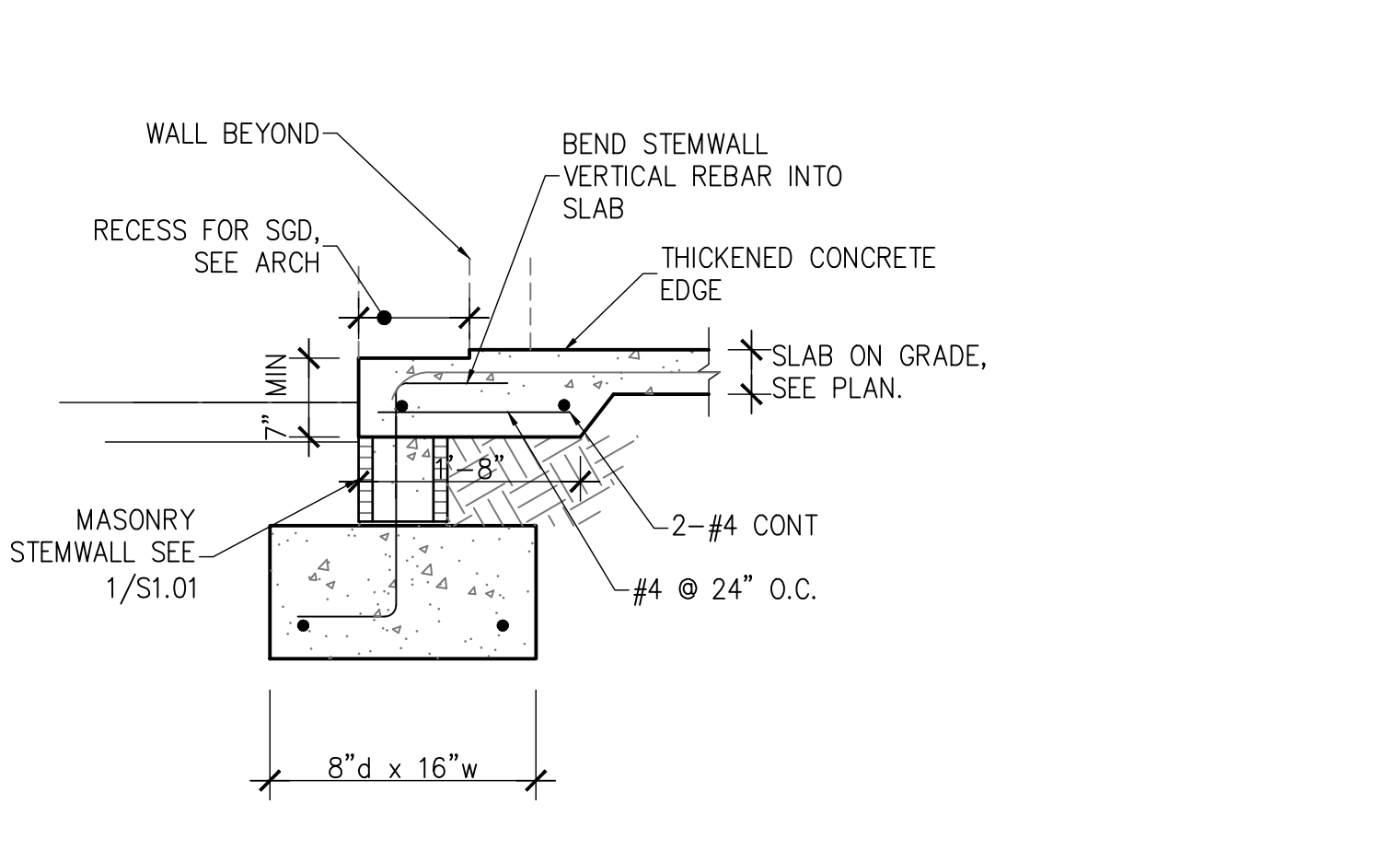
**1** STEMWALL FOOTING  
S1.01 SCALE: 3/4" = 1'-0"



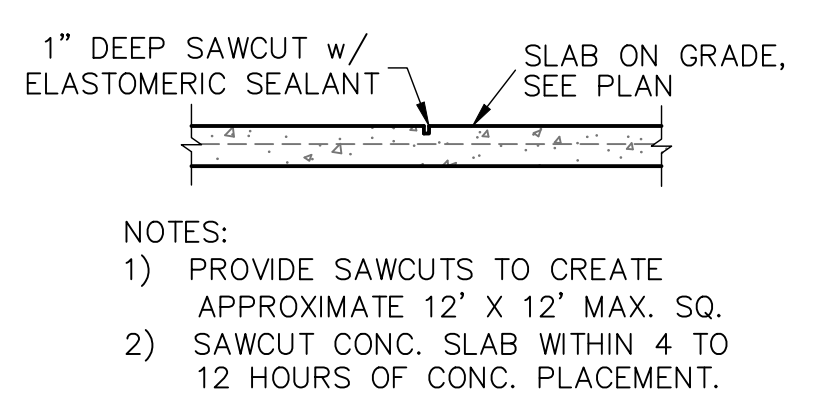
**2** FOOTING W/ SHOWER RECESS  
S1.01 SCALE: 3/4" = 1'-0"



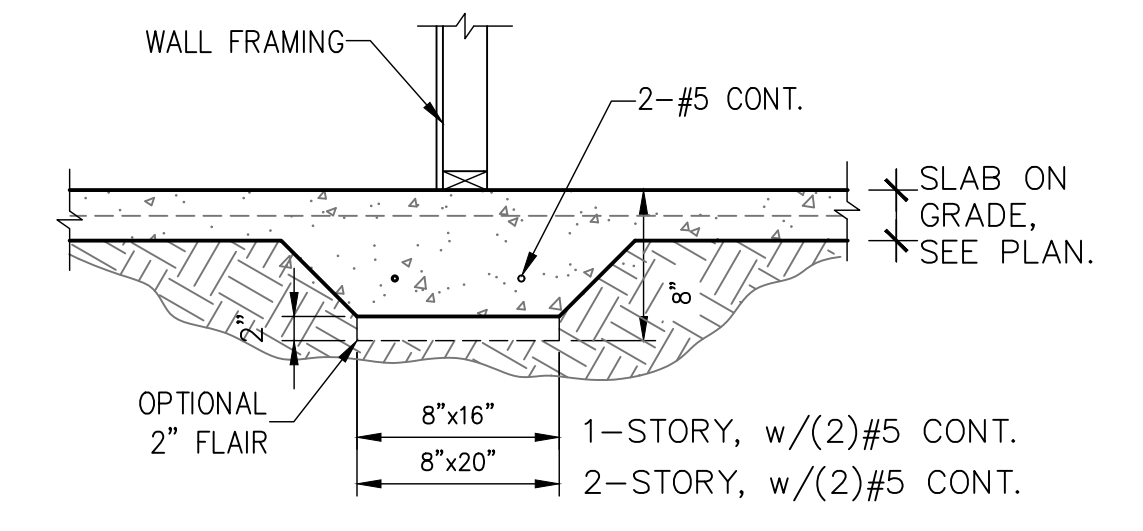
**3** THICKENED SLAB  
S1.01 SCALE: 3/4" = 1'-0"



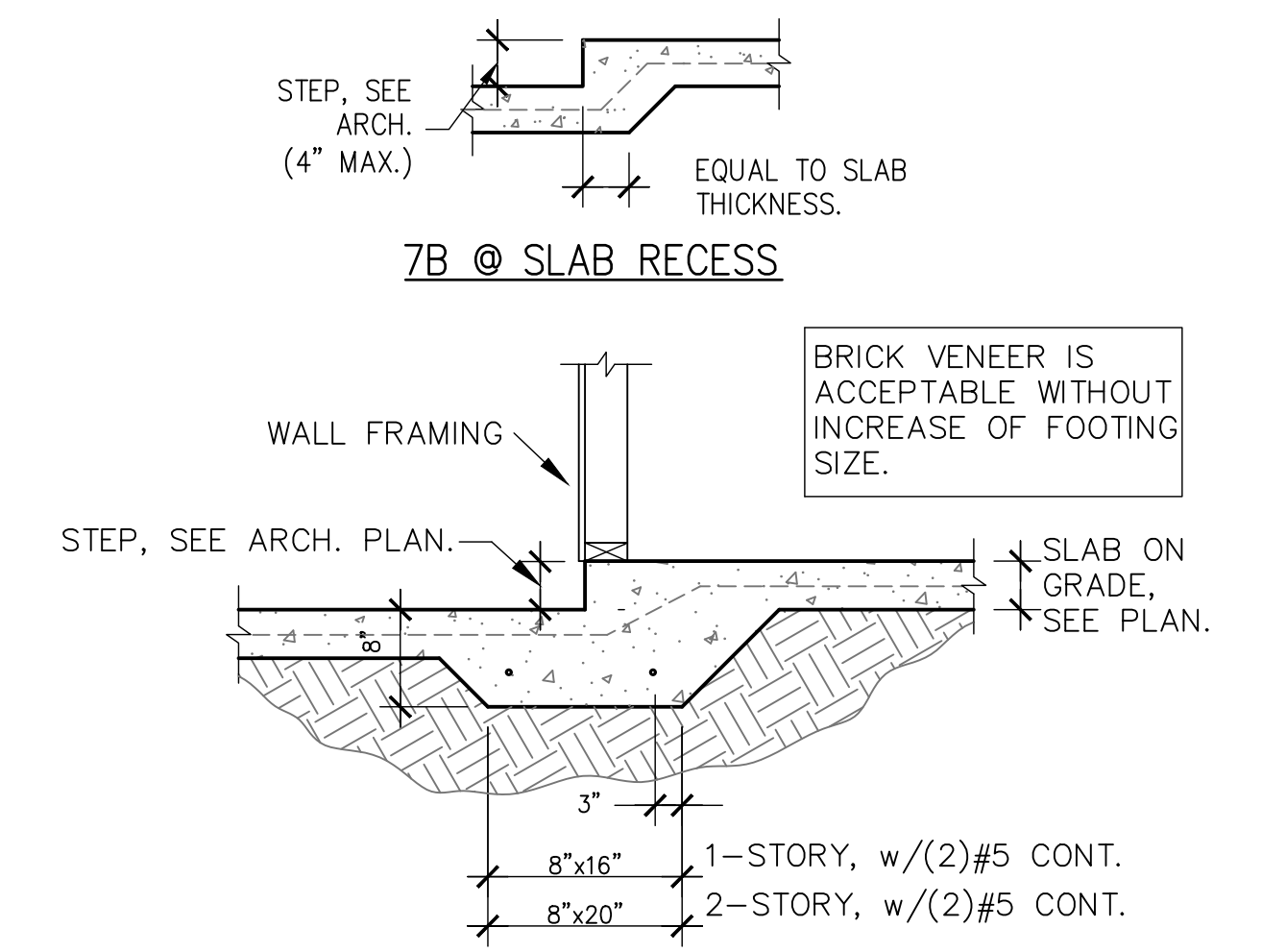
**4** STEMWALL FOOTING AT SLIDER  
S1.01 SCALE: 3/4" = 1'-0"



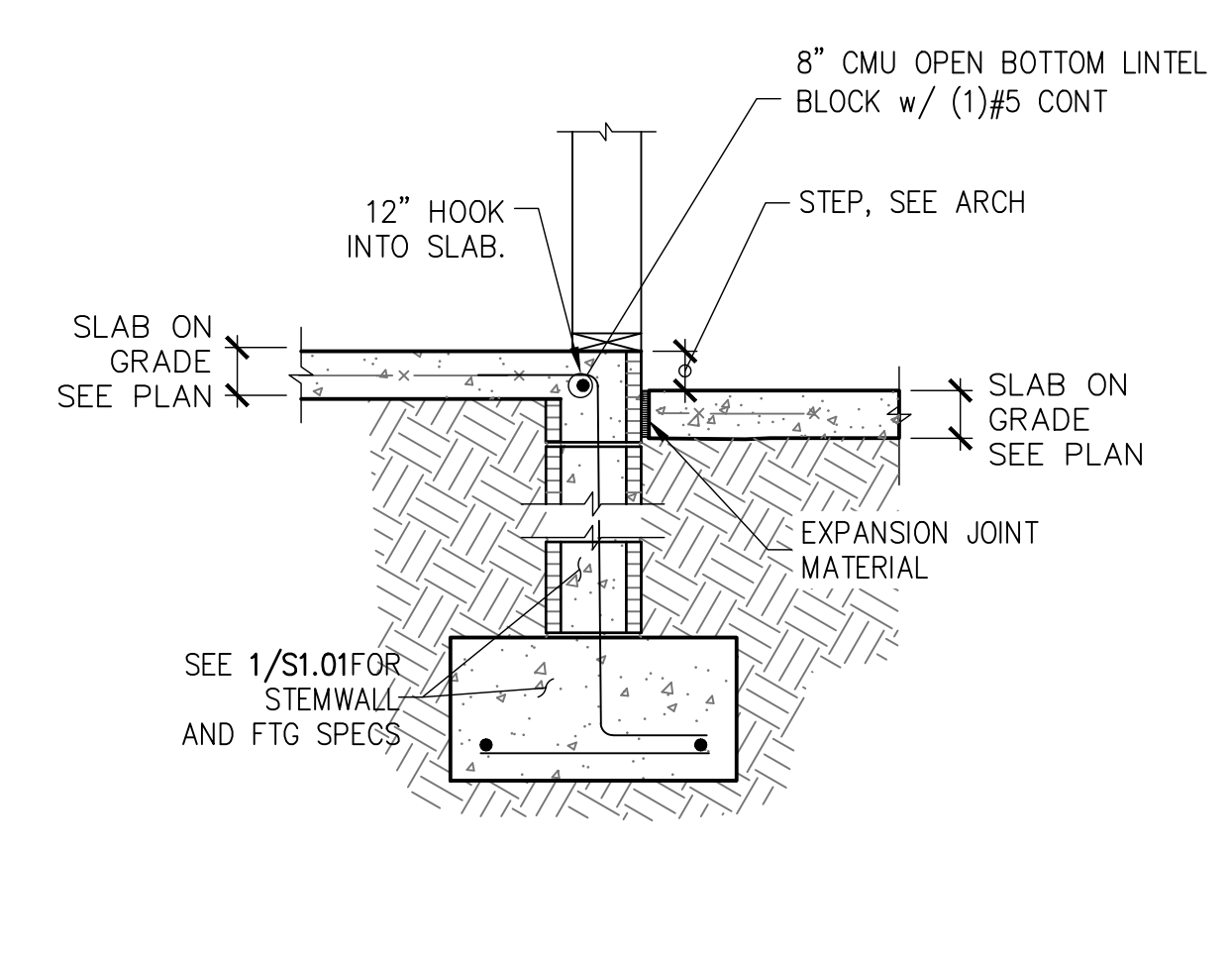
**5** SAW CUT DETAIL  
S1.01 SCALE: 3/4" = 1'-0"



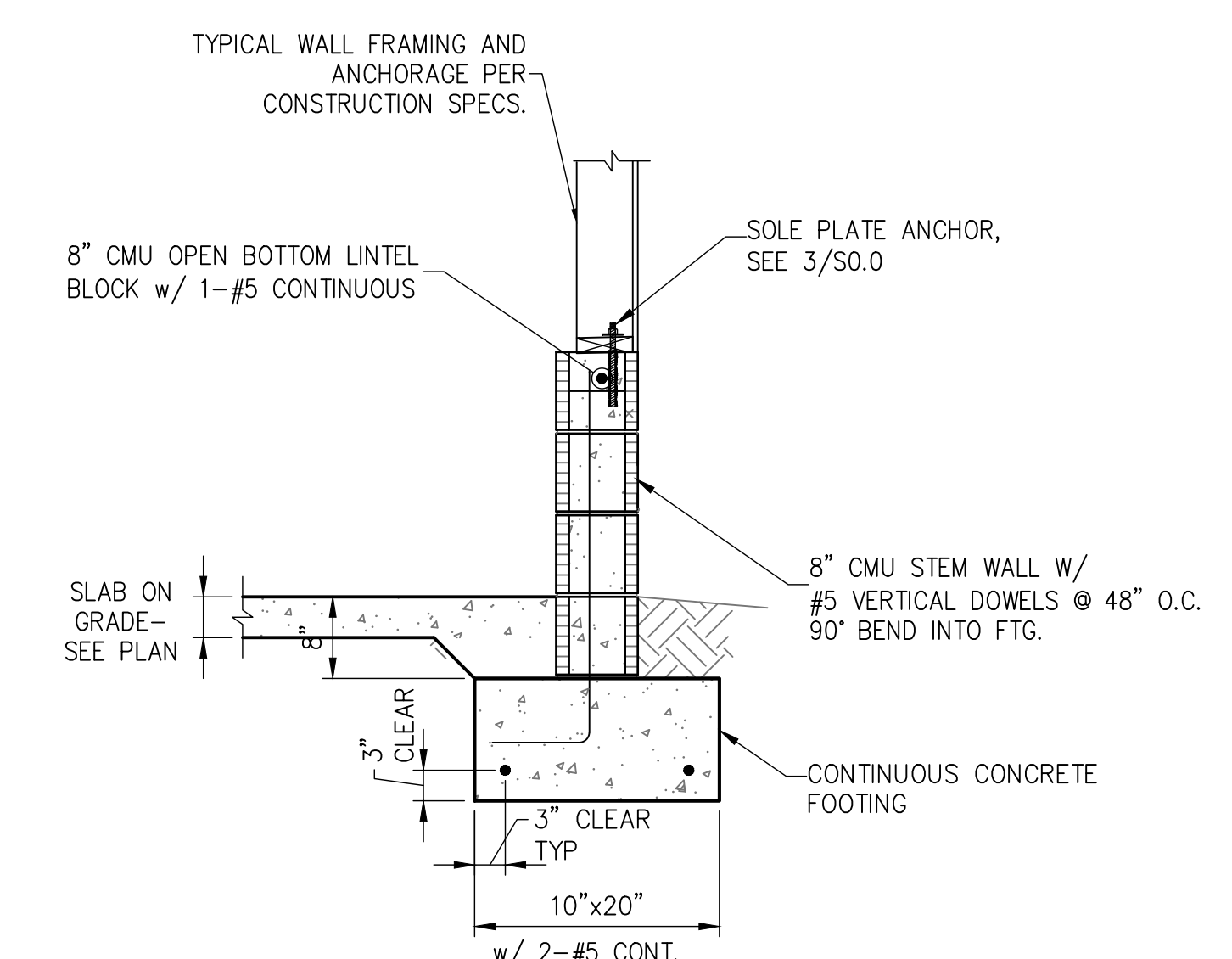
**6** BEARING AT INTERIOR  
S1.01 SCALE: 3/4" = 1'-0"



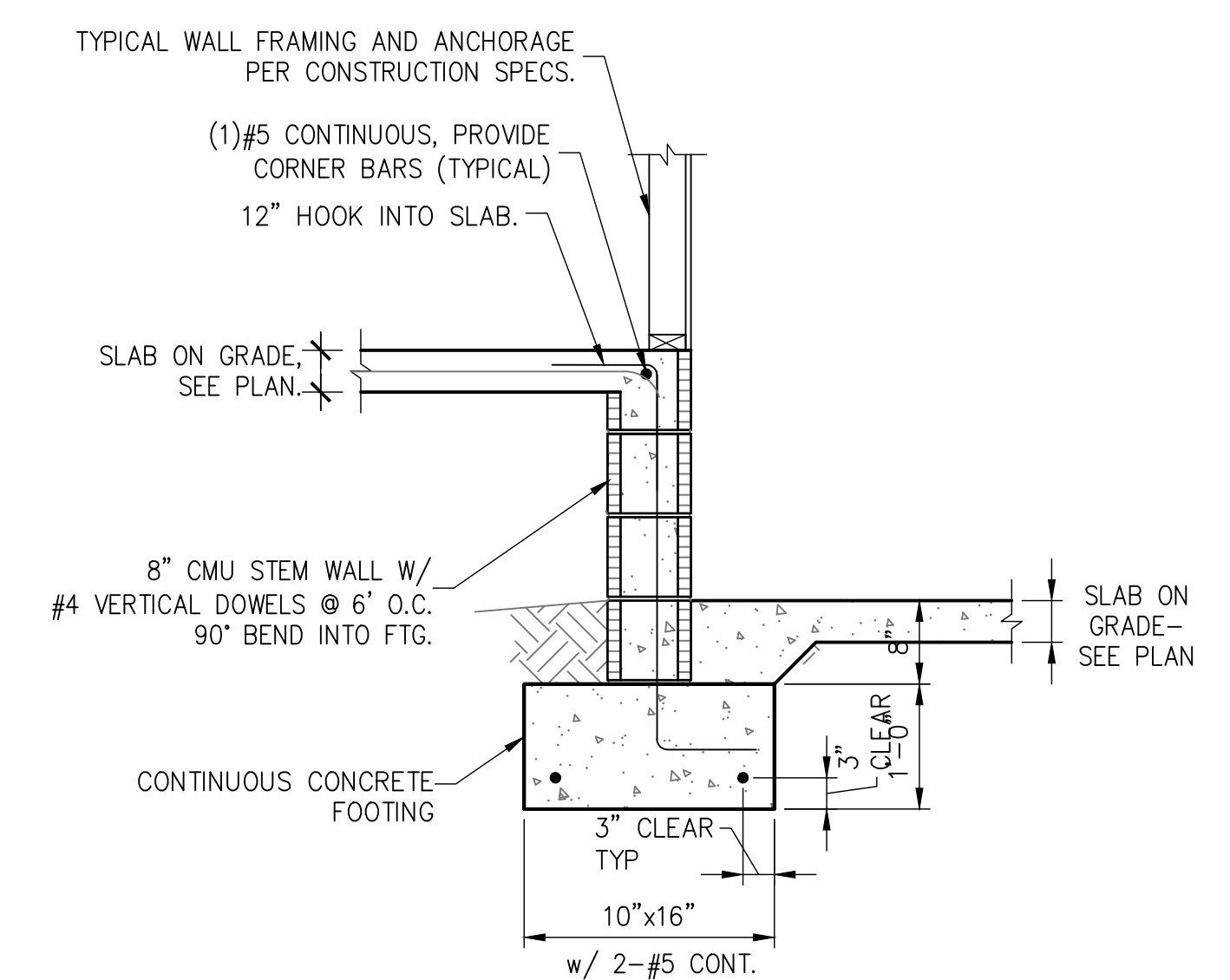
**7** MONO. FOOTING AT STEP-DOWN  
S1.01 SCALE: 3/4" = 1'-0"



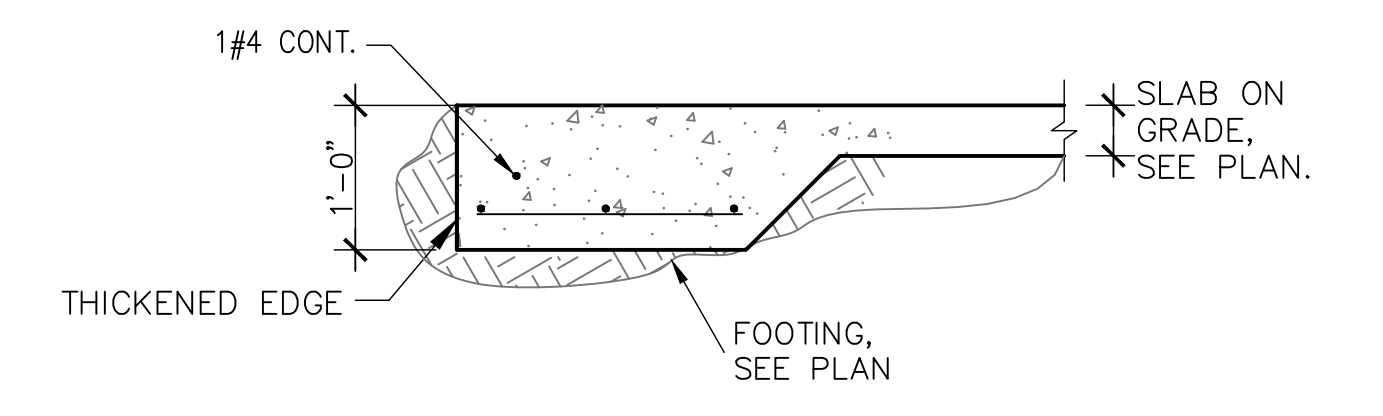
**8** STEP AT STEMWALL  
S1.01 SCALE: 3/4" = 1'-0"



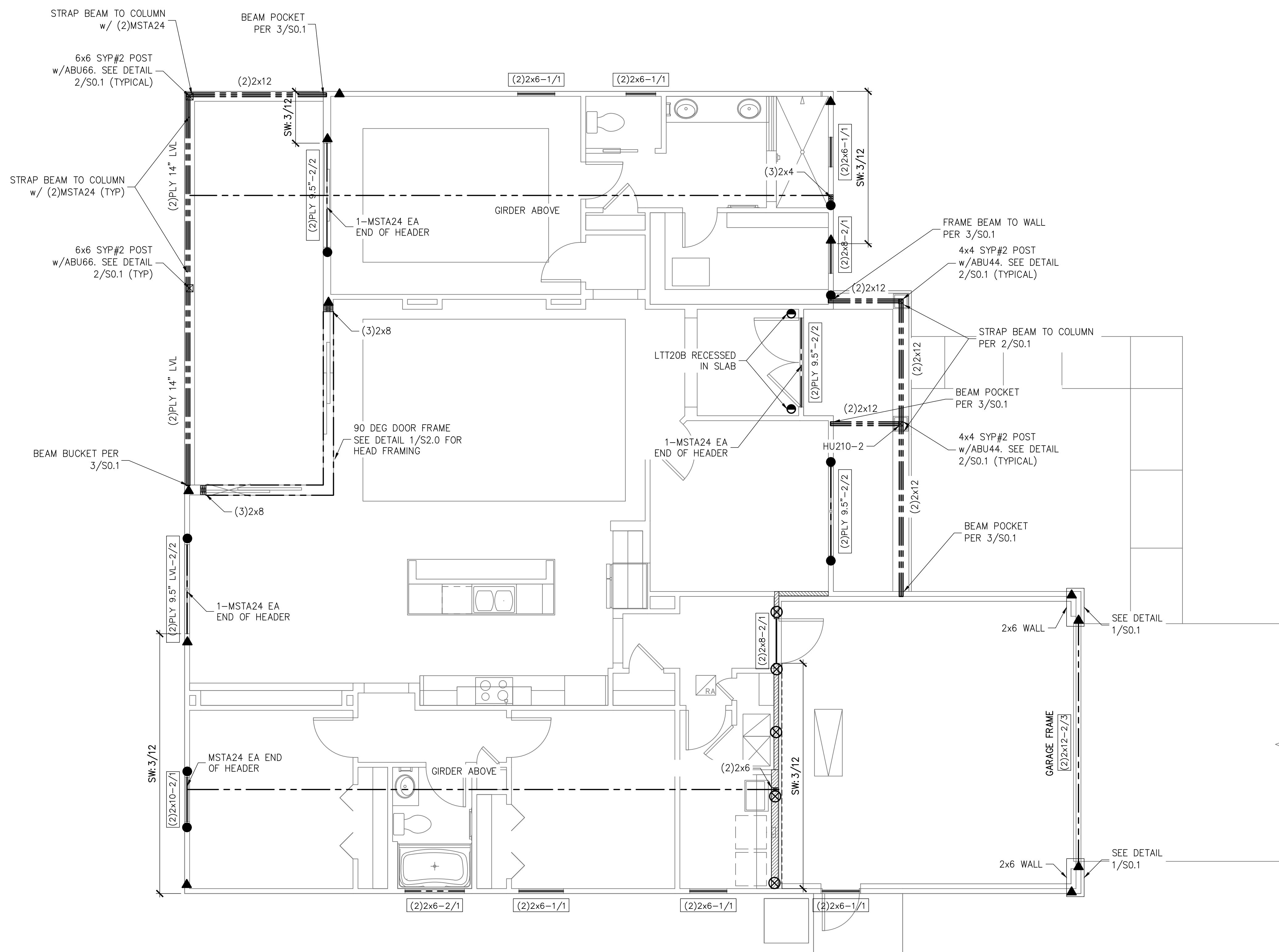
**9** GARAGE STEM WALL  
S1.01 SCALE: 3/4" = 1'-0"



**10** STEMWALL AT GARAGE  
S1.01 SCALE: 3/4" = 1'-0"



**11** PEDESTAL AT PORCH SLAB  
S1.01



**SYMBOLS LEGEND**

	DESIGNATES OSB SHEARWALL. THE HIDDEN LINE DESIGNATES SIDE OF WALL. THE SHEARWALL SHEATHING TO BE APPLIED. 8d @ 6\"/>
	DESIGNATES THE HEADER SIZE, NUMBER OF PLYS & JACKING STUDS NEEDED FOR SUPPORT HEADER.
	BEAM OR TRUSS, SEE PLAN

**ANCHOR LEGEND**

	SIMPSON HTTS SEE DETAIL 15/SO.1
	SIMPSON DTT22 SEE DETAIL 15/SO.1
	SIMPSON LTT20B SEE DETAIL 15/SO.1

**WALL STUD SCHEDULE**

LOCATION	PLATE HEIGHT	STUD SIZE & SPACING
EXTERIOR	9'-1\"/>	
EXTERIOR	10'-1\"/>	
EXTERIOR	10'-1\"/>	
INTERIOR	10'-0\"/>	
INTERIOR	12'-0\"/>	

- STUD NOTES:**
- 1.) WALL STUDS SPECIFIED ON PLAN SUPERSEDE THIS TABLE
  - 2.) MINIMUM STUD SIZE AND SPACING ARE SHOWN. CONTRACTOR MAY INCREASE STUD SIZE TO MEET ARCHITECTURAL REQUIREMENTS.
  - 3.) SPF DENOTES SPRUCE PINE FIR. SYP DENOTES SOUTHERN YELLOW PINE.
  - 4.) USE SYP#2 FOR ALL TOP PLATES AND SOLE PLATES.
  - 5.) FASTEN BOTTOM PLATE OF INTERIOR LOAD BEARING WALLS TO CONCRETE SLAB w/16d MASONRY CUT NAILS @ 16\"/>

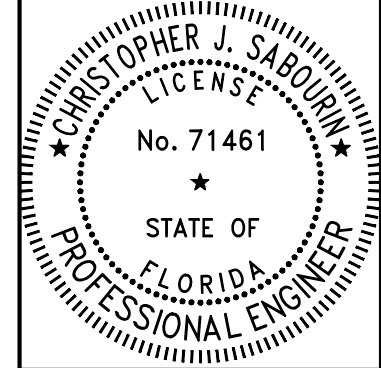
**GENERAL NOTES**

1. SEE DETAIL 2/SO.0 FOR WALL FRAMING DETAIL. SEE WALL STUD SCHEDULE. THIS SHEET FOR STUD SIZES AND SPACING. AT GIRDERS AND BEAMS, PROVIDE STUDS BELOW TO MATCH BEAM/GRIDER PLYS.
2. SEE SHEET S.O.0 FOR ROOF AND FLOOR SHEATHING SPECIFICATIONS.
3. WHERE FRAMING MEMBERS CONSIST OF MULTIPLE PLYS (BEAMS, HEADER, AND STUDS) FASTEN PLYS TOGETHER PER DETAIL 6/SO.0
4. INSTALL SOLE PLATE ANCHORS PER DETAIL 3/SO.0
5. AT SHEARWALLS, PROVIDE DIAPHRAGM ATTACHMENT PER DETAIL 5/SO.1
6. FOR ATTACHMENT OF EXTERIOR WALLS THAT TERMINATE BETWEEN TRUSSES, SEE 5A/SO.1
7. AT PORCHES, SEE DETAIL 2/SO.1 FOR FRAMING AND HOLD DOWNS

**SOLE PLATE ANCHOR SPACING SCHD**

ALL EXTERIOR WALL UNLESS OTHER NOTED	42\"/>
SHEARWALLS (SW 8d@3\"/>	
SOLE PLT. #	WHEN NOTED ON PLAN SEE NOTE 2

1. INSTALL SOLE PLATE ANCHORS PER DETAIL 3/SO.0
2. ANCHOR SPACING SHALL BE AS NOTED. FOR EXAMPLE - SOLE PLT @ 36\"/>



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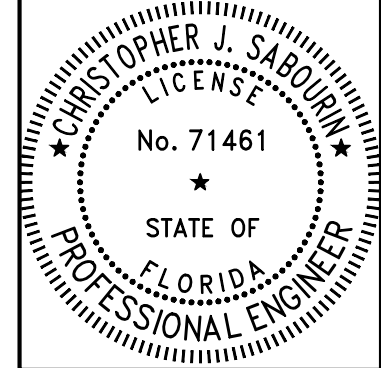
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**FIRST LEVEL WALL FRAMING PLAN**

SHEET  
**S1.1**  
SHEET 5 OF 7

**FIRST LEVEL WALL FRAMING PLAN**  
SCALE: 1/4" = 1'-0"



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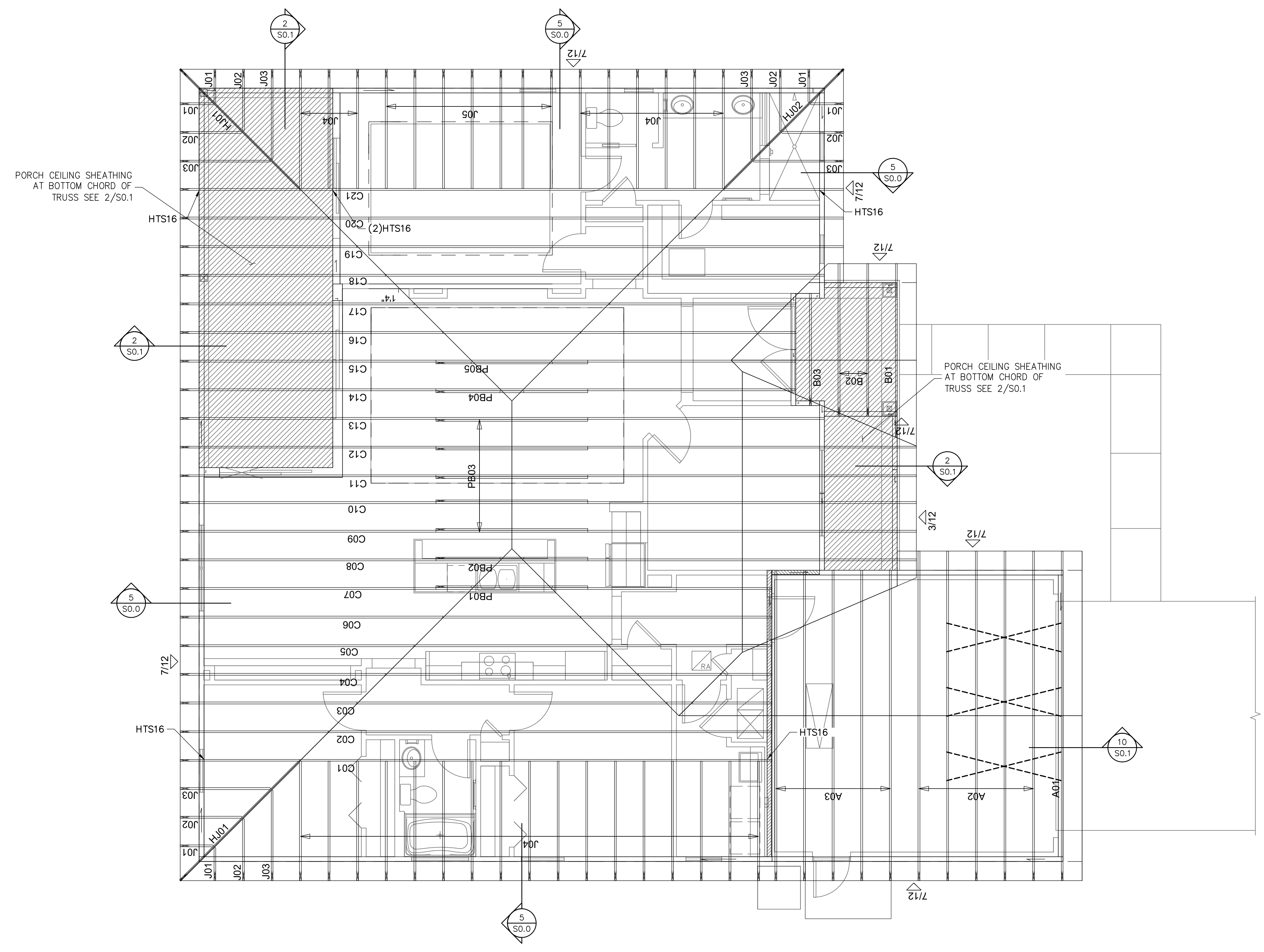
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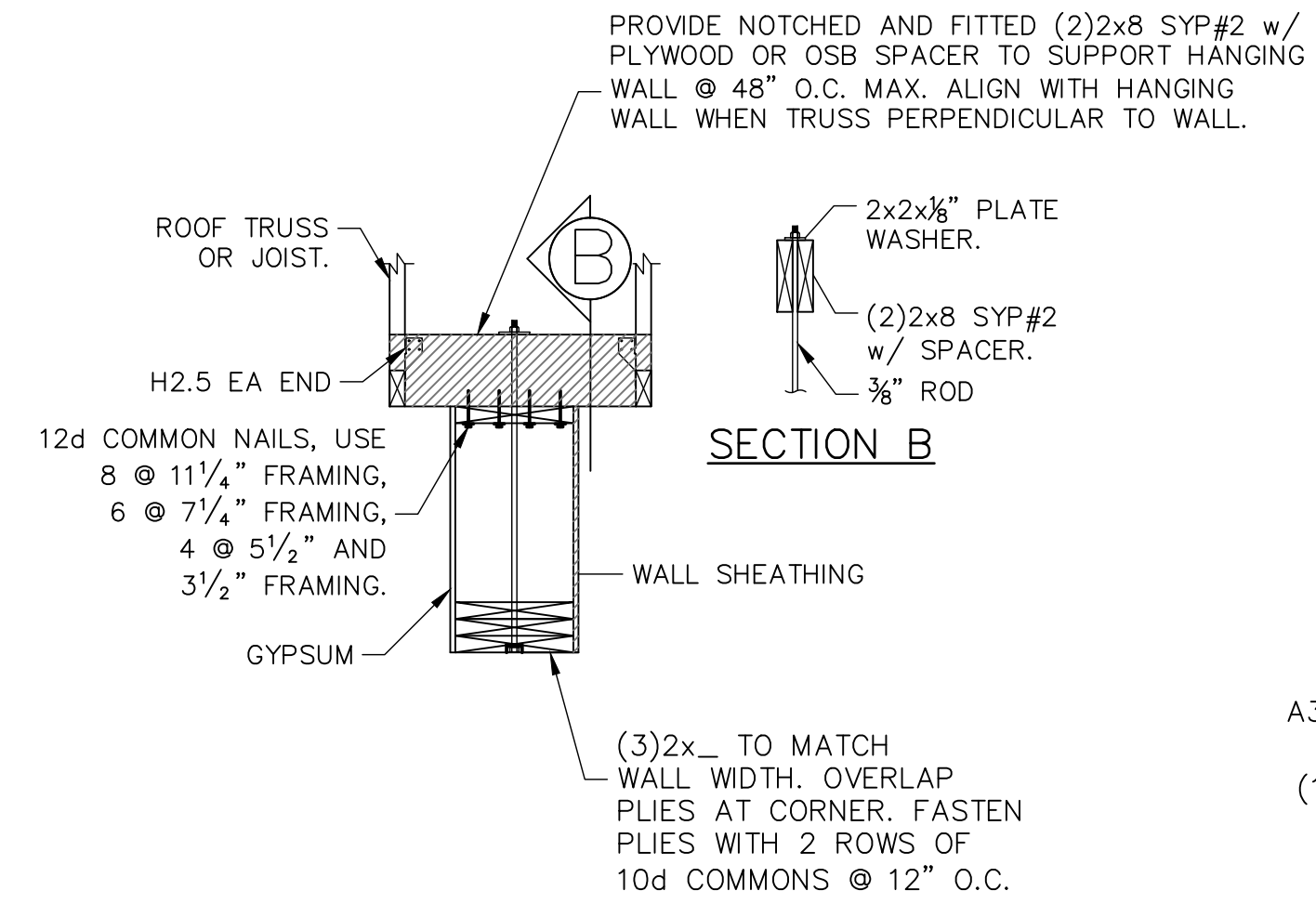
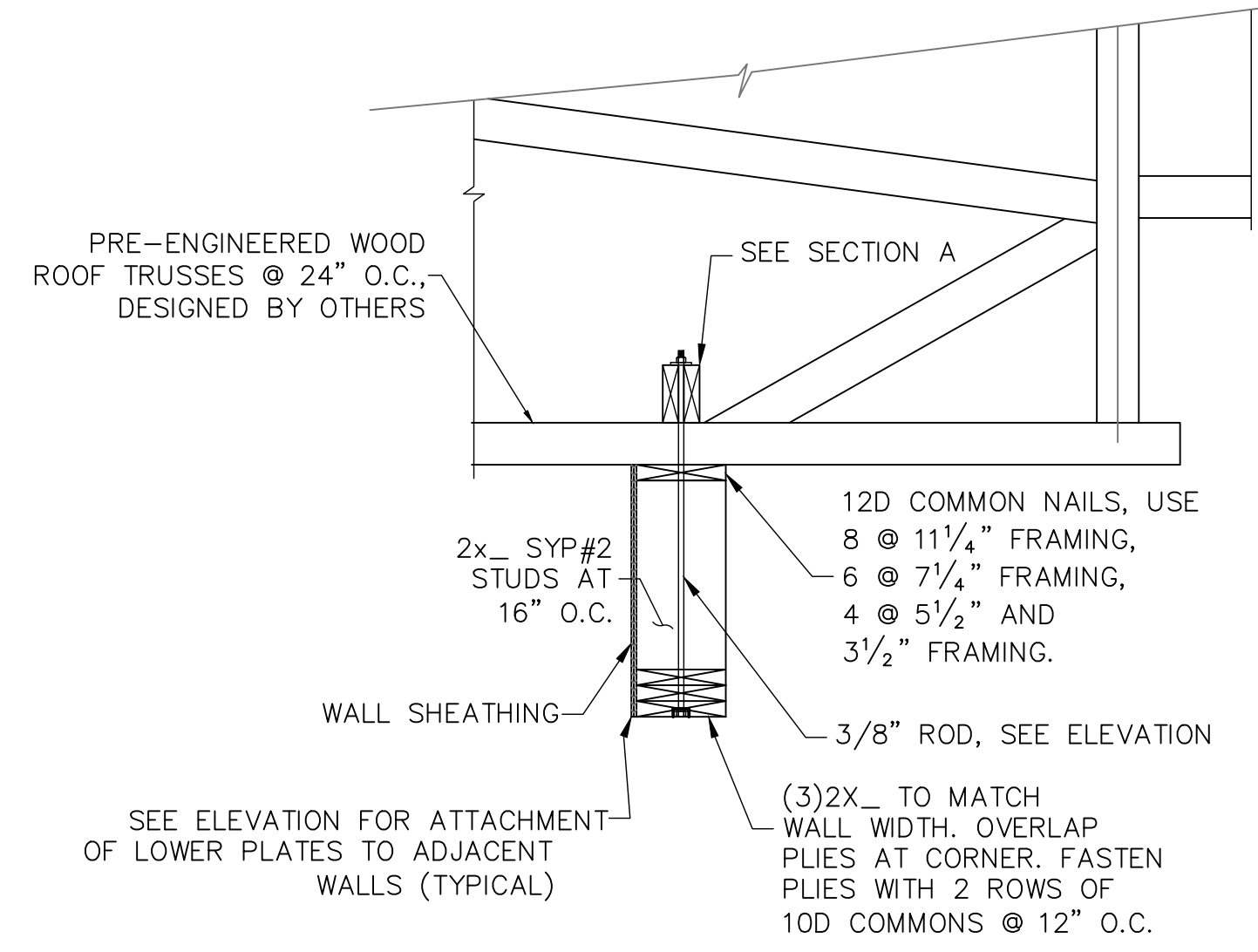
**ROOF TRUSS  
PLACEMENT  
PLAN**



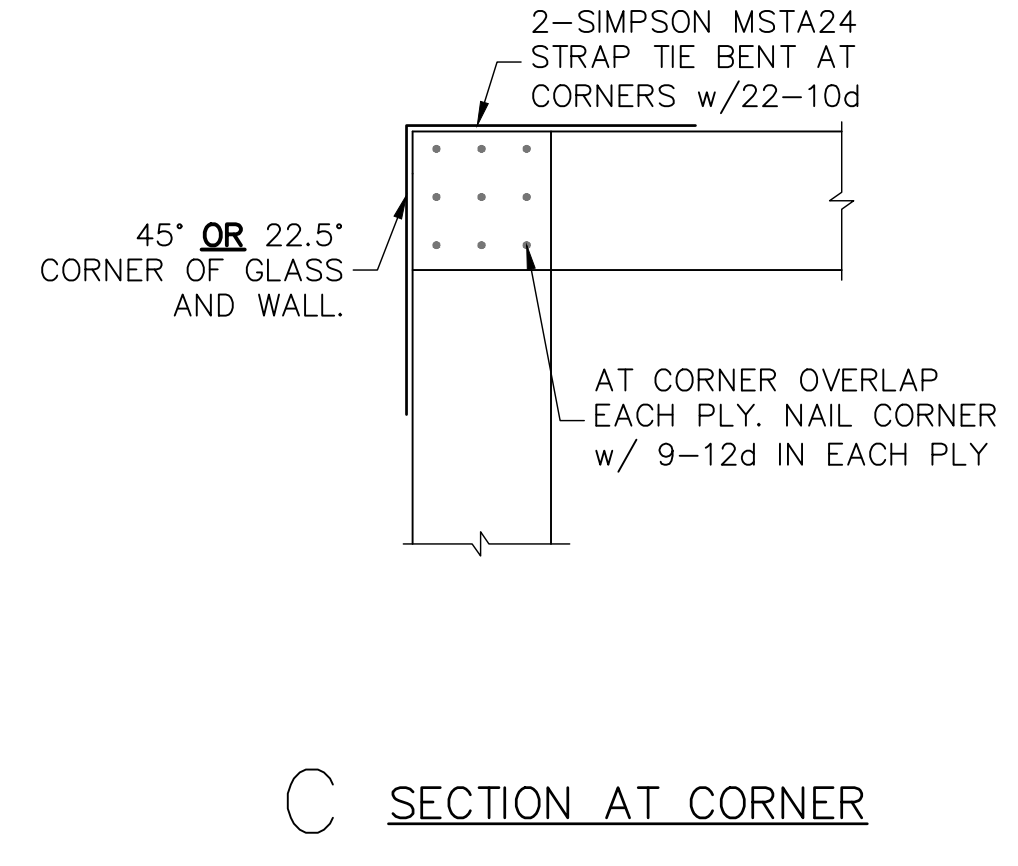
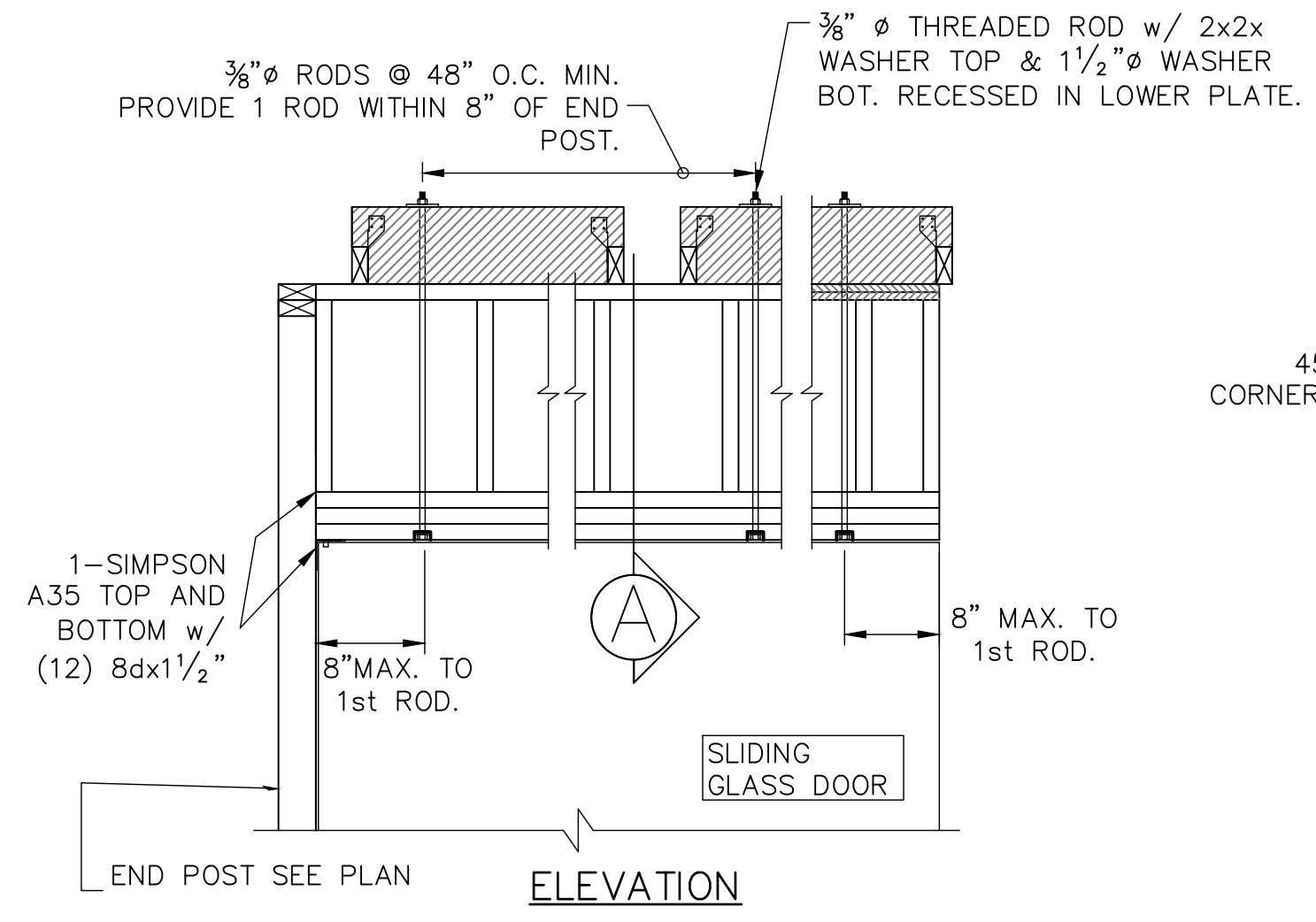
- TRUSS / ROOF RAFTER NOTES: STRAPPING NOTES**
1. STRAP ROOF TRUSSES AND RAFTERS TO BEARING WITH 2-12D TOENAILS & H2.5 SCREW UNLESS OTHERWISE NOTED

**ROOF TRUSS PLACEMENT PLAN**  
SCALE: 1/4" = 1'-0"

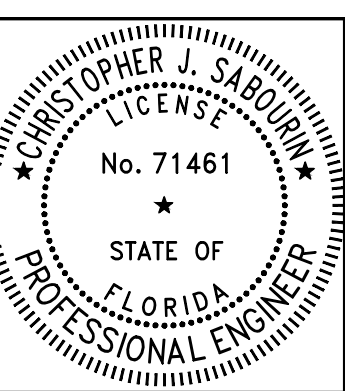
BUILDER TO VERIFY THAT TRUSSES HAVE BEEN DESIGNED FOR 100# POINT LOADS AT MITERED GLASS INTERSECTIONS.



SECTION A



1 SLIDING GLASS DOOR HEADER FRAMING  
S2.0 SCALE: N.T.S.



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MISC  
DETAILS

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S2.0  
SHEET 7 OF 7