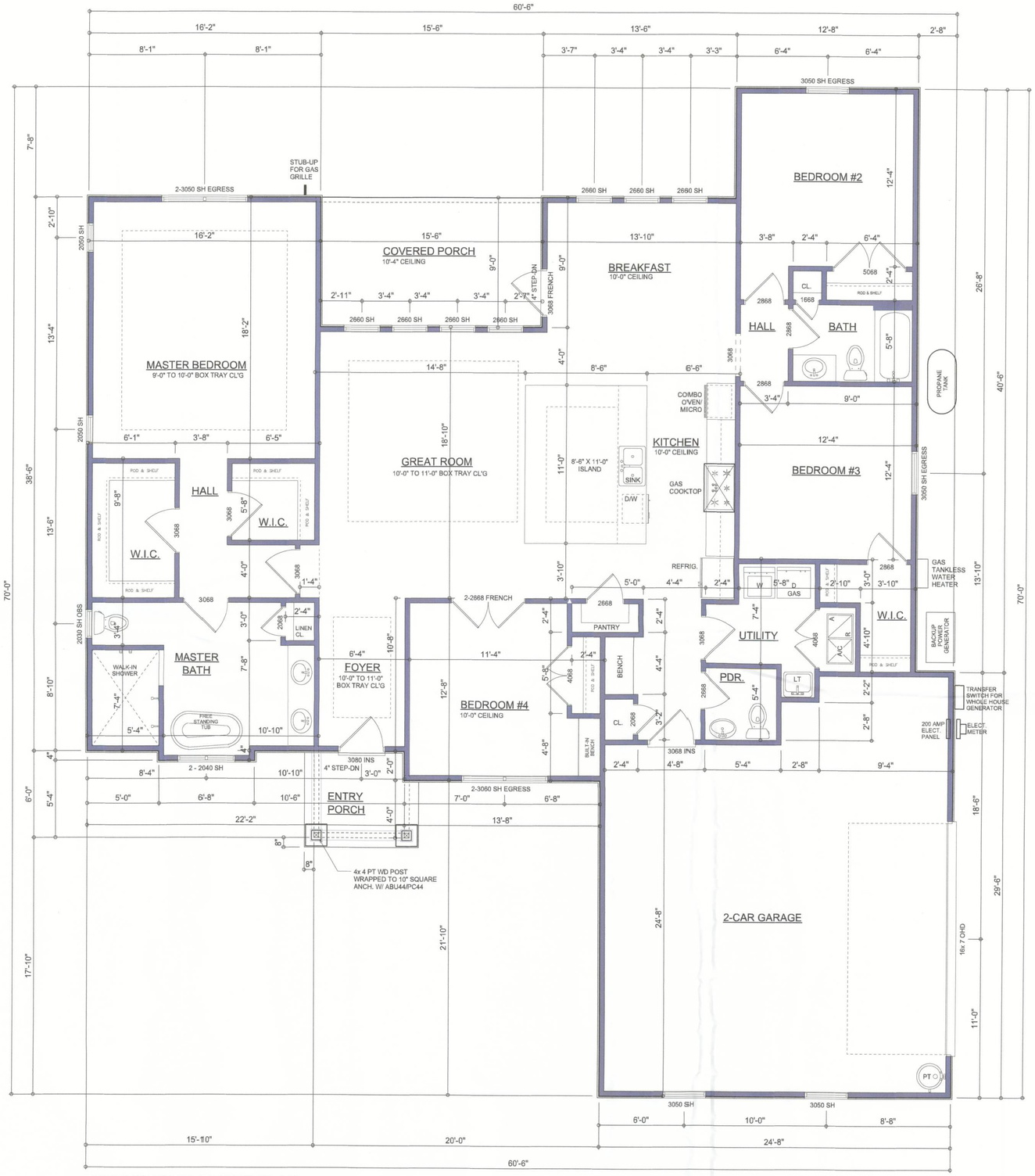

DIMENSIONED FLOOR PLAN

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

ALL CEILINGS SHALL BE 9'-0" UNLESS OTHERWISE NOTED

Garage fire separations shall comply with the following:

1. The private garage shall be separated from the dwelling unit and its attic area by means of a minimum ½-inch (12.7 mm) gypsum board applied to the garage side. Garages beneath habitable rooms shall be separated from all habitable rooms above by not less than 5/8-inch Type X gypsum board or equivalent. Door openings between a private garage and the dwelling unit shall be equipped with either solid wood doors, or solid or honeycomb core steel doors not less than 13/8 inches (34.9 mm) thick, or doors in compliance with Section 715.3.3. Openings from a private garage directly into a room used for sleeping purposes shall not be permitted.

2. Ducts in a private garage and ducts penetrating the walls or ceilings separating the dwelling unit from the garage shall be constructed of a minimum 0.019-inch (0.48 mm) sheet steel and shall have no openings into the garage.

3. A separation is not required between a Group R-3 and U carport provided the carport is entirely open on two or more sides and there are not enclosed areas above.

4. When installing an attic access and/or pull-down stair unit in the garage, devise shall have a minimum 20 min. fire rating.

AREA SUMMARY

LIVING AREA	2,166	S.F.
GARAGE AREA	653	S.F.
ENTRY PORCH AREA	50	S.F.
COVERED PORCH AREA	140	S.F.
TOTAL AREA	3,009	S.F.

NOTE: ALL DRAWINGS NOT TO BE SCALED, WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

REVISIONS
November 15, 2023

SOFTPLAN ARCHITECTURAL DESIGN SOFTWARE

DIMENSIONED FLOOR PLAN

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

THE MODEL '2105' MODIFIED FOR:
The McCormick's
PROJECT ADDRESS: Lot 5, Rose Creek Plantation, Lake City, FL 32024 (Columbia County)
GIBRALTAR CONTRACTING, LLC.
LIC# 1259633 HIGH SPRINGS, FLORIDA

© WM DESIGN & ASSOCIATES, INC.
426 SW COMMERCE DR. STE 130
LAKE CITY, FL 32025
(386) 758-8406
will@willmyers.net

JOB NUMBER
20231106

SHEET NUMBER
A.3