



REVISIONS SCHEDULE	
June 19th, 2025	Proposal Drawing
July 29th, 2025	Revisions



CUSTOM HOME FOR:

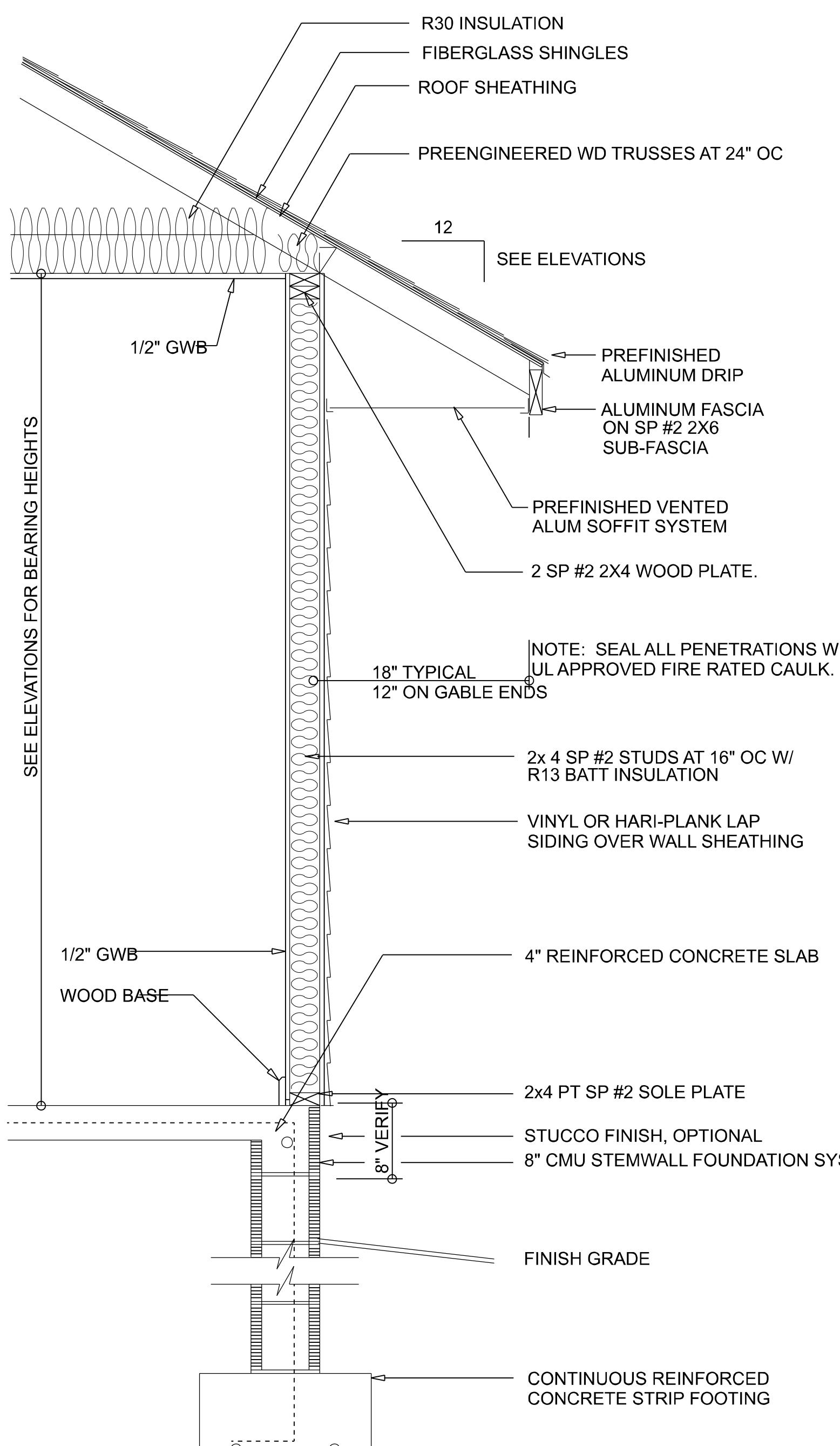
HUMPHREY RESIDENCE

COLUMBIA COUNTY, FLORIDA



SHEET NUMBER
A.1

OF 4 SHEETS



TYPICAL WALL SECTION

SCALE: 1" = 1'- 0"

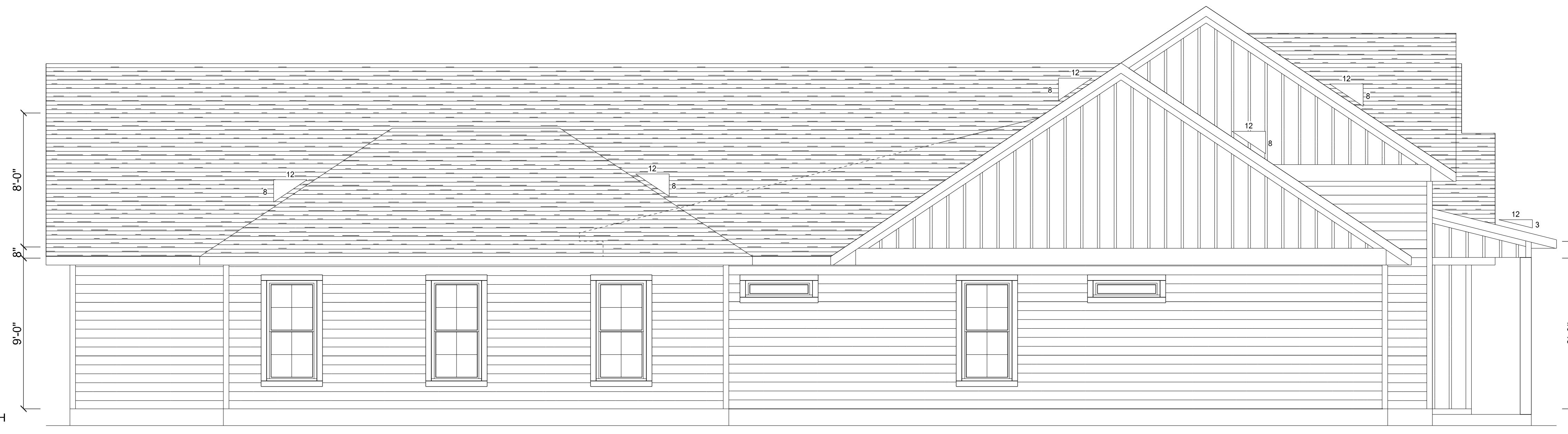
Garage fire separations shall comply with the following:

1. The private garage shall be separated from the dwelling unit and its attic area by means of a minimum 1/2-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 3/8 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.



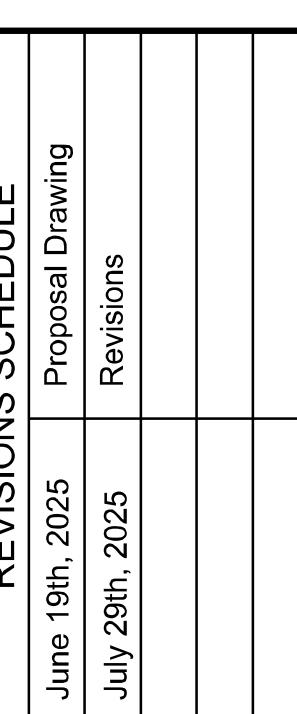
LEFT ELEVATION

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



RIGHT ELEVATION

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

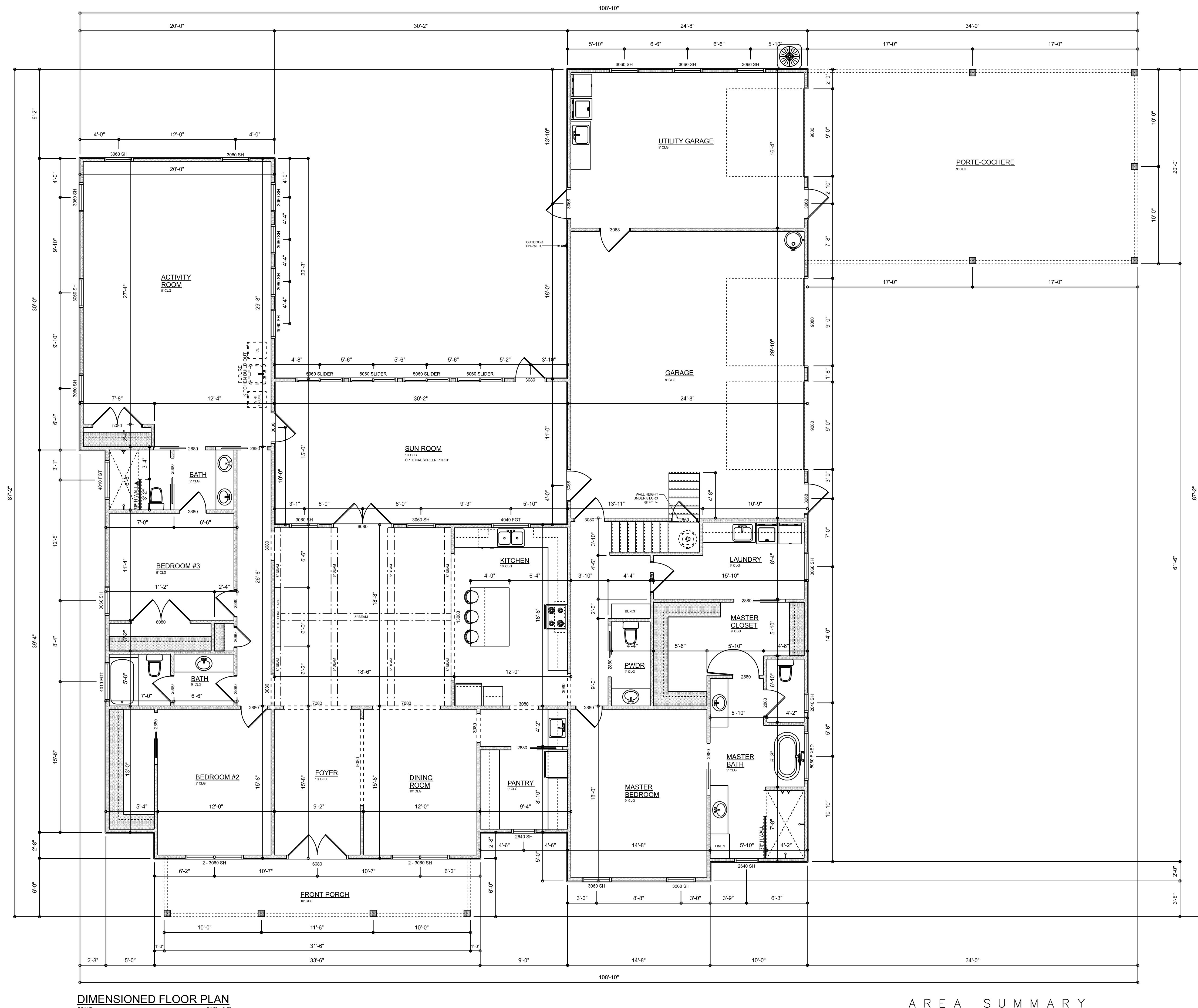


CUSTOM HOME FOR:
HUMPHREY RESIDENCE

1000



SHEET NUMBER
A.2
OF 4 SHEETS

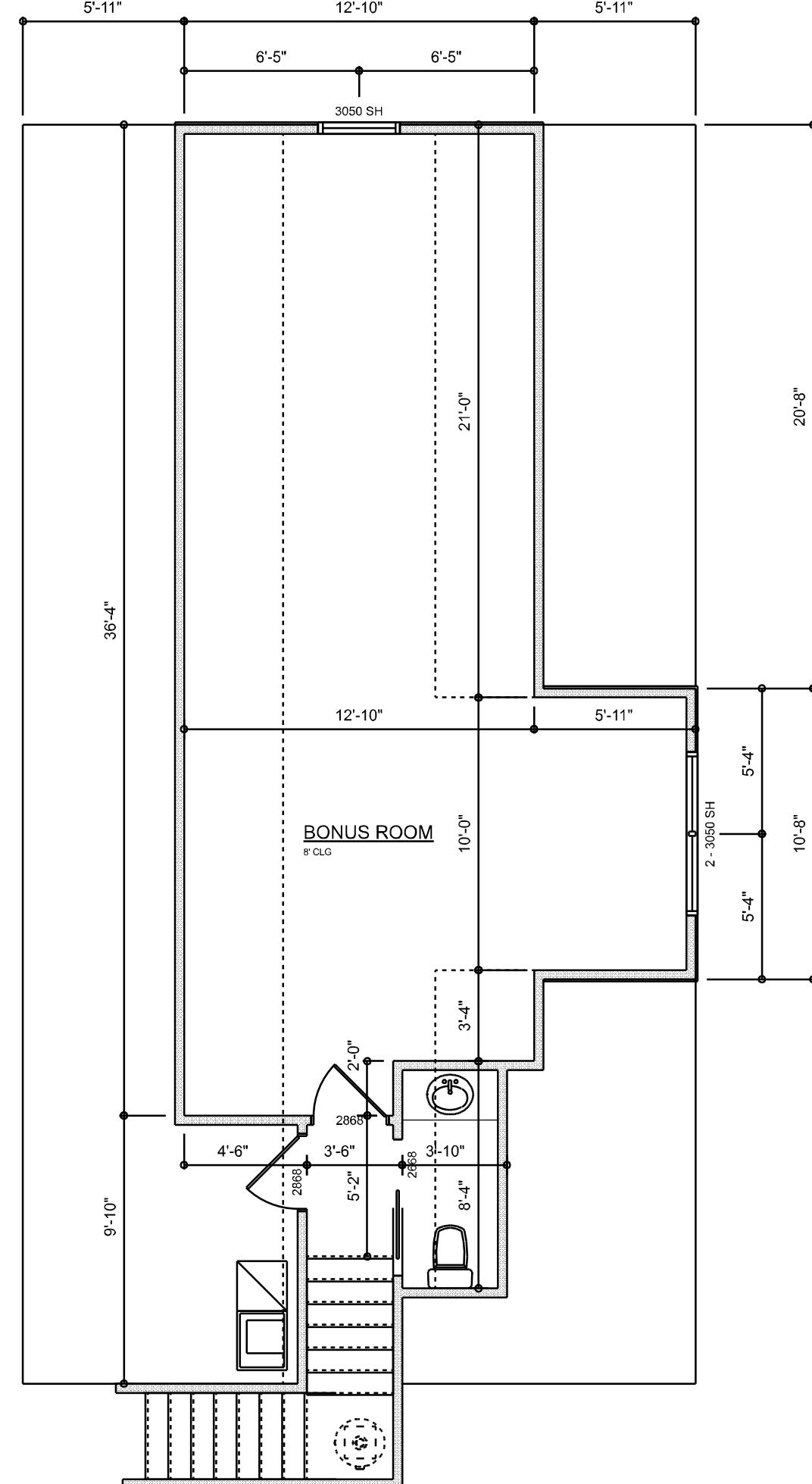
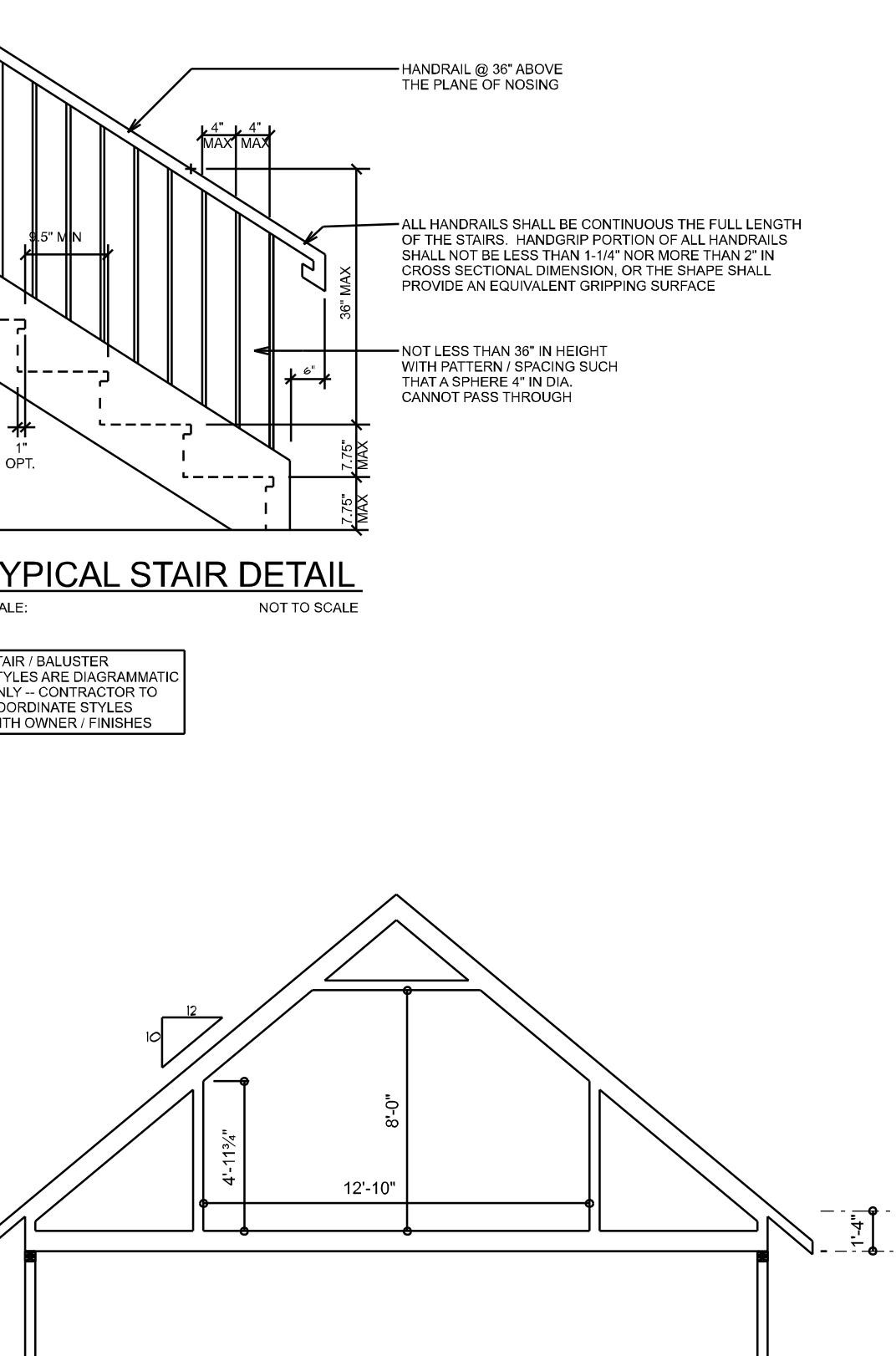


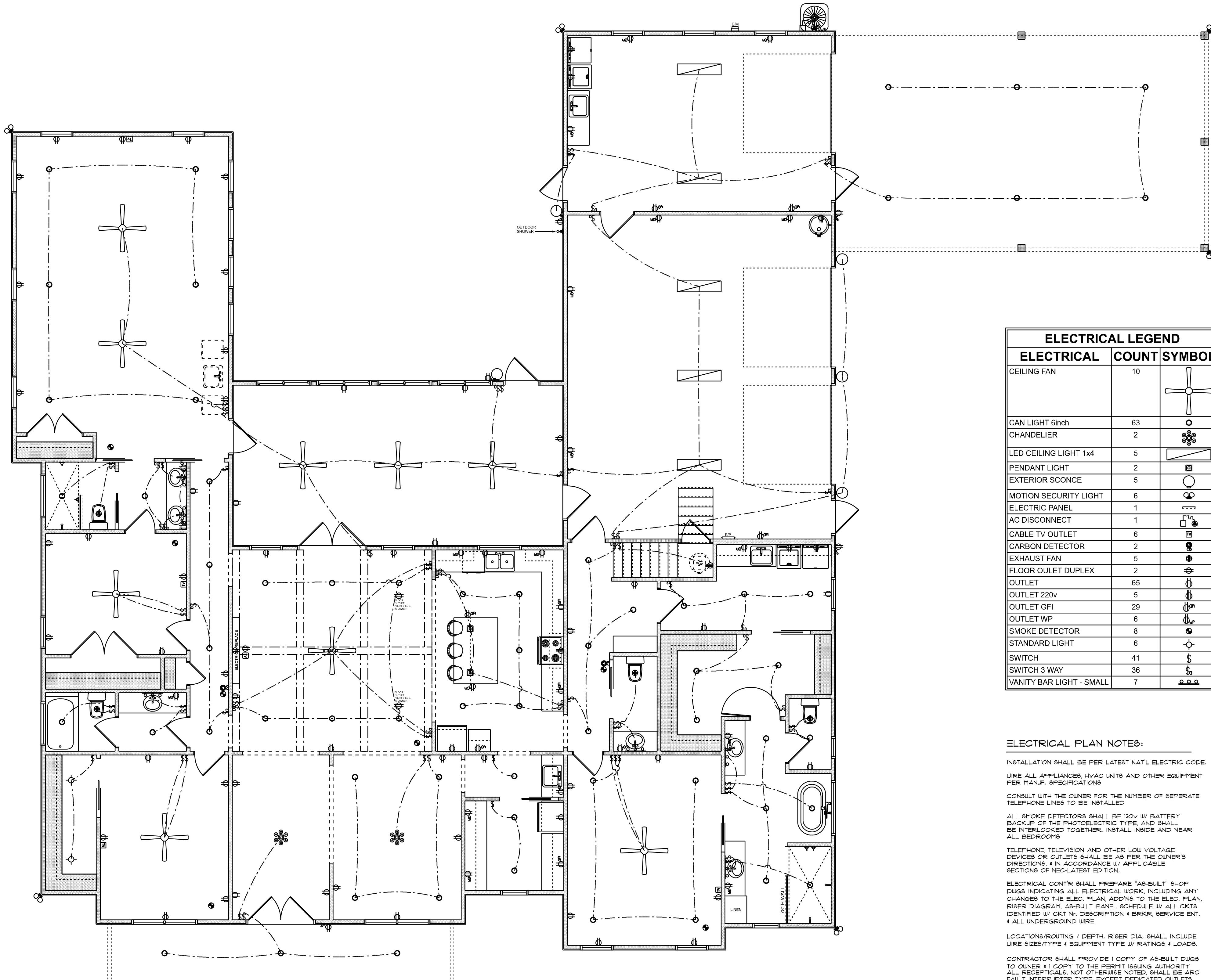
AREA SUMMARY	
LIVING AREA	3,227 S.F.
BONUS ROOM	596 S.F.
ENTRY PORCH	189 S.F.
REAR PORCH	453 S.F.
GARAGE	1,139 S.F.
PORTE-COCHERE	680 S.F.
TOTAL AREA	6,284 S.F.

PROPOSED BONUS TRUSS

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

12'-0" x 20'-0"





ELECTRICAL LEGEND		
ELECTRICAL	COUNT	SYMBOL
CEILING FAN	10	◆
CAN LIGHT 6inch	63	○
CHANDELIER	2	○
LED CEILING LIGHT 1x4	5	□
PENDANT LIGHT	2	□
EXTERIOR SCONCE	5	○
MOTION SECURITY LIGHT	6	○
ELECTRIC PANEL	1	□
AC DISCONNECT	1	□
CABLE TV OUTLET	6	□
CARBON DETECTOR	2	○
EXHAUST FAN	5	○
FLOOR OUTLET DUPLEX	2	○
OUTLET	65	○
OUTLET 220v	5	○
OUTLET GFI	29	○
OUTLET WP	6	○
SMOKE DETECTOR	8	○
STANDARD LIGHT	6	○
SWITCH	41	○
SWITCH 3 WAY	36	○
VANITY BAR LIGHT - SMALL	7	○

ELECTRICAL PLAN NOTES:

INSTALLATION SHALL BE PER LATEST NATL ELECTRIC CODE.
WIRE ALL APPLIANCES, HVAC UNITS AND OTHER EQUIPMENT
PER MANUF. SPECIFICATION.

CONSULT WITH THE OWNER FOR THE NUMBER OF SEPARATE
TELEPHONE LINES TO BE INSTALLED.

ALL SMOKE DETECTORS SHALL BE 120V W/ BATTERY
BACKUP OF THE PHOTOELECTRIC TYPE, AND SHALL
BE INTERLOCKED TOGETHER. INSTALL INSIDE AND NEAR
ALL BEDROOMS.

TELEPHONE, TELEVISION AND OTHER LOW VOLTAGE
DEVICES OR OUTLETS SHALL BE AS PER THE OWNER'S
DIRECTIONS OR IN ACCORDANCE WITH APPLICABLE
CODES AND STANDARDS.

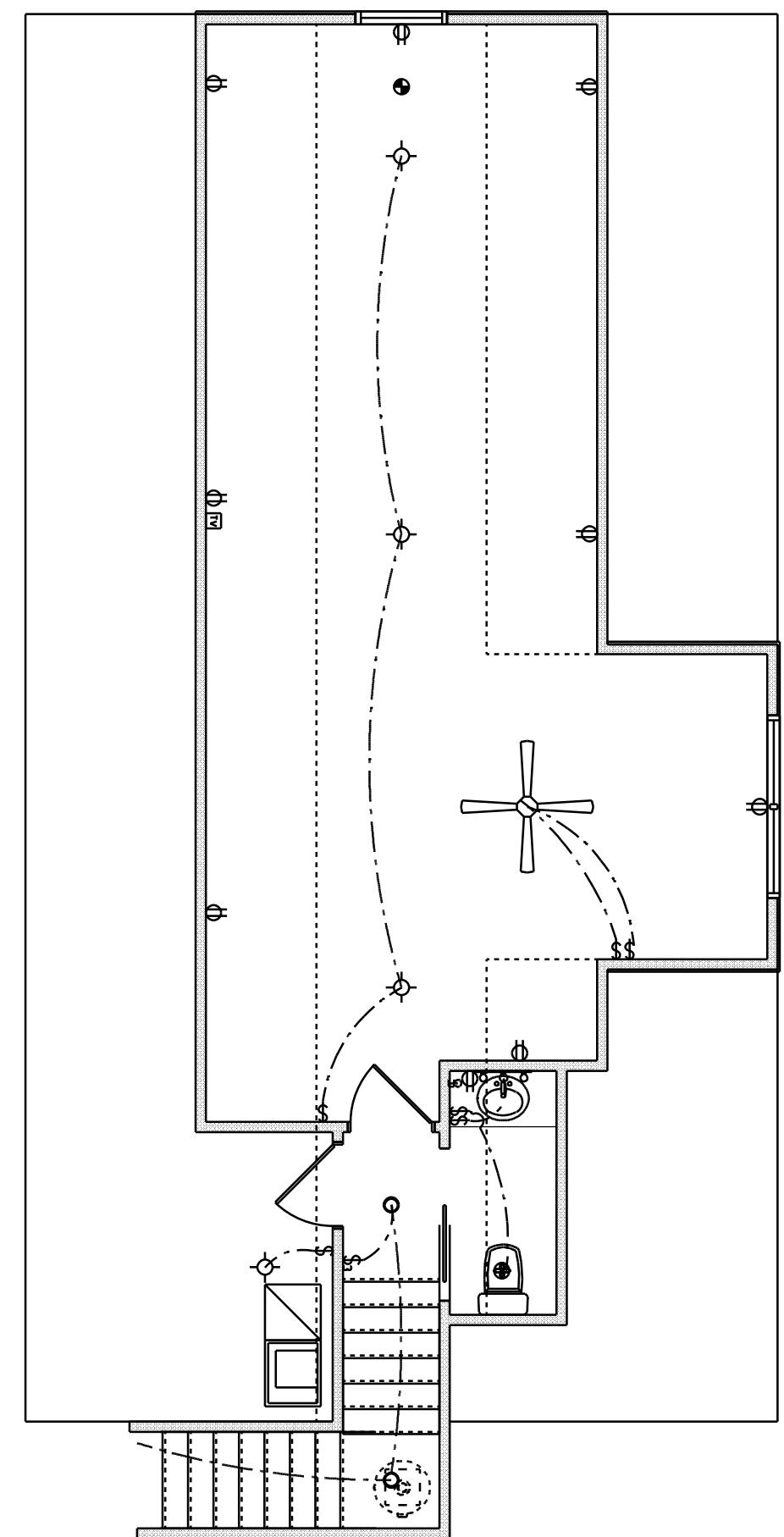
ELECTRICAL CONTRACTOR SHALL PREPARE "AS-BUILT" DUGS
DUGS INDICATING ALL ELECTRICAL WORK, INCLUDING ANY
CHANGES TO THE ELEC. PLAN, ACCORDING TO THE ELEC. PLAN,
RISER DIAGRAM, AS-BUILT PANE, SCHEDULE W/ ALL CKTS
IDENTIFIED W/ CKT NO, DESCRIPTION & BKKR, SERVICE ENT.
& ALL UNDERGROUND LINE.

LOCATIONS/ROUTING / DEPTH, RISER DIA. SHALL INCLUDE
WIRE SIZES/TYPES & EQUIPMENT TYPE W/ RATINGS & LOADS.

CONTRACTOR SHALL PROVIDE 1 COPY OF AS-BUILT DUGS
TO OWNER & 1 COPY TO THE PERMIT ISSUING AUTHORITY.
ALL RECEPTICALS, NOT OTHERWISE NOTED, SHALL BE ARC
FAULT INTERRUPTER TYPE, EXCEPT DEDICATED OUTLETS.

ALL RECEPTICALS IN WET AREAS SHALL BE GROUND
FAULT INTERRUPTER TYPE (GFI).

ALL EXTERIOR RECEPTICALS SHALL BE WEATHERPROOF
GROUND FAULT INTERRUPTER TYPE (WP/GFI).



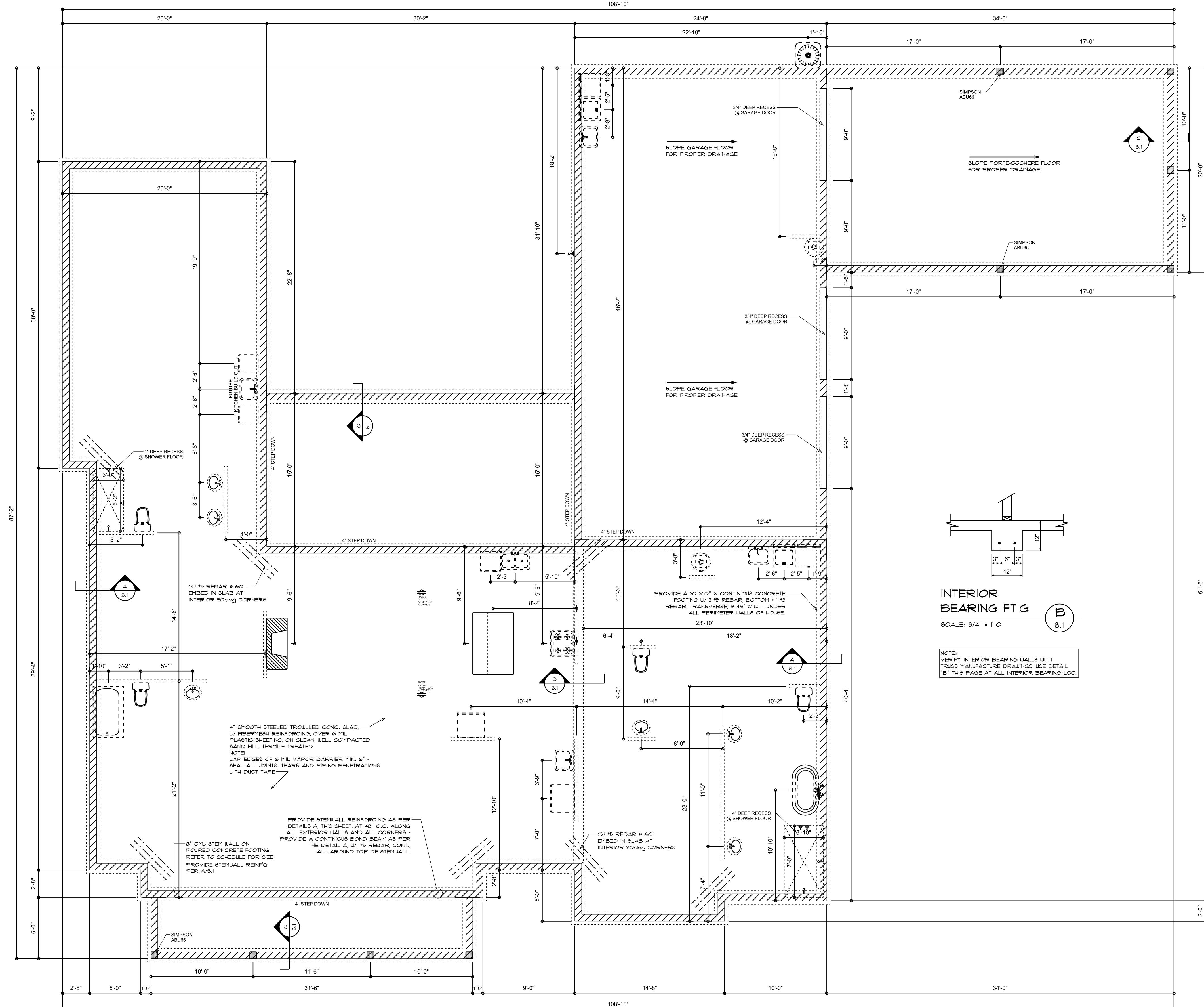
REVISIONS SCHEDULE	
June 19th, 2025	Proposal Drawing
July 29th, 2025	Revisions

CONSTRUCTION LLC
CONSTRUCTION LLC
(386) 867-0066 CFC129655
818 W DUVAL ST, LAKE CITY, FL 32055

HUMPHREY RESIDENCE
CUSTOM HOME FOR:
COLUMBIA COUNTY, FLORIDA

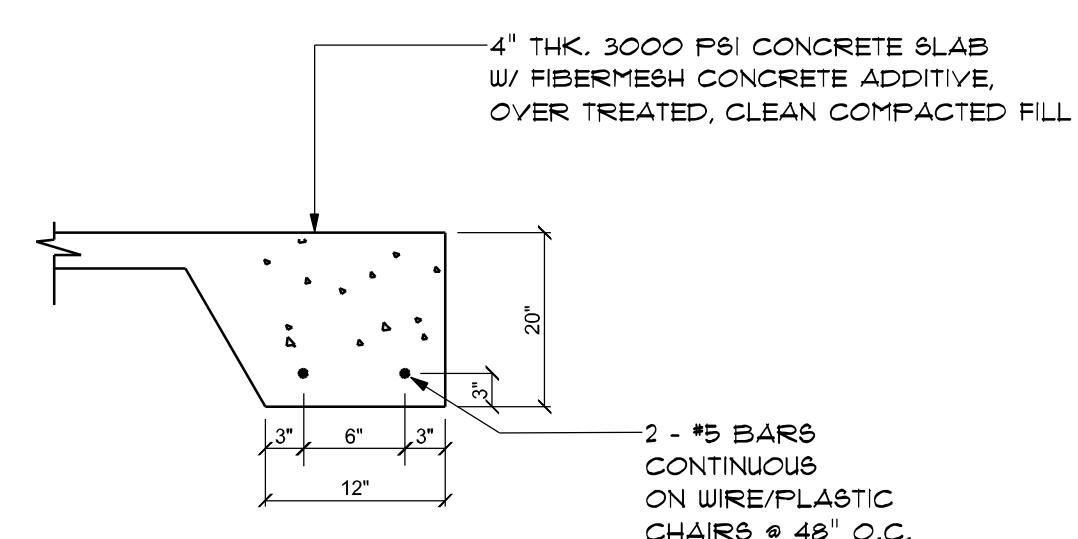
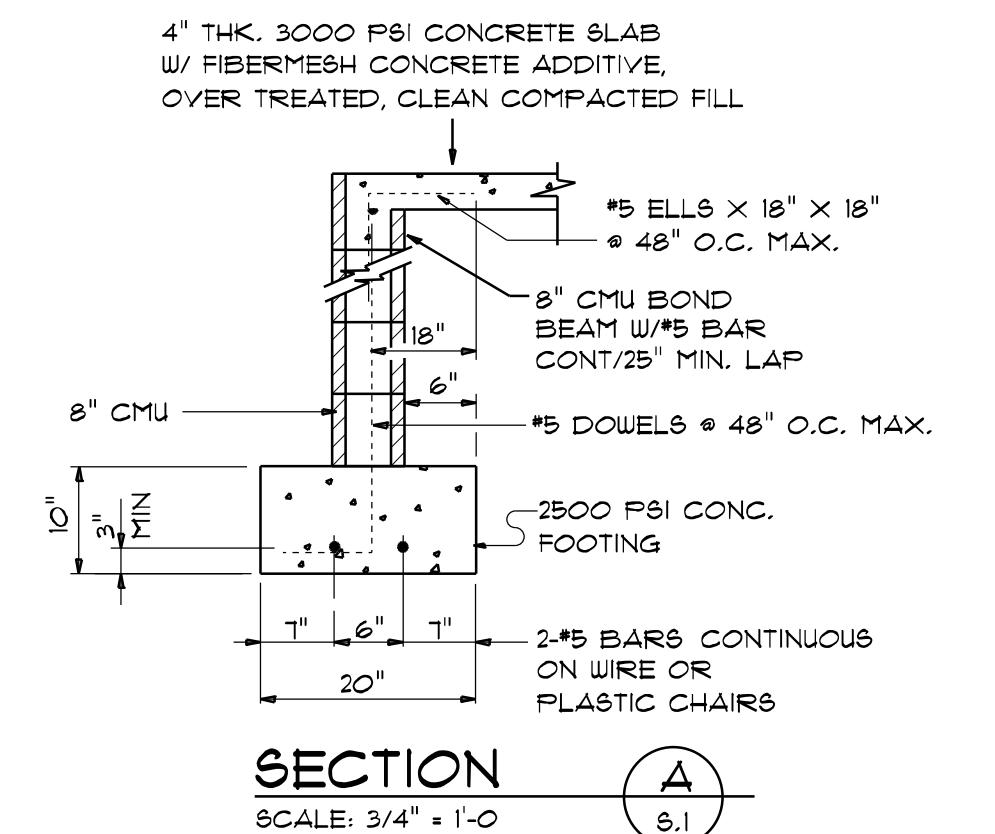
RIDGEPOINT DESIGN
566 SW ARLINGTON BVD, STE 101, LAKE CITY, FL 32025
P: 386-288-1188
E: RIDGEPOINTDESIGN@GMAIL.COM

SHEET NUMBER
A.4
OF 4 SHEETS

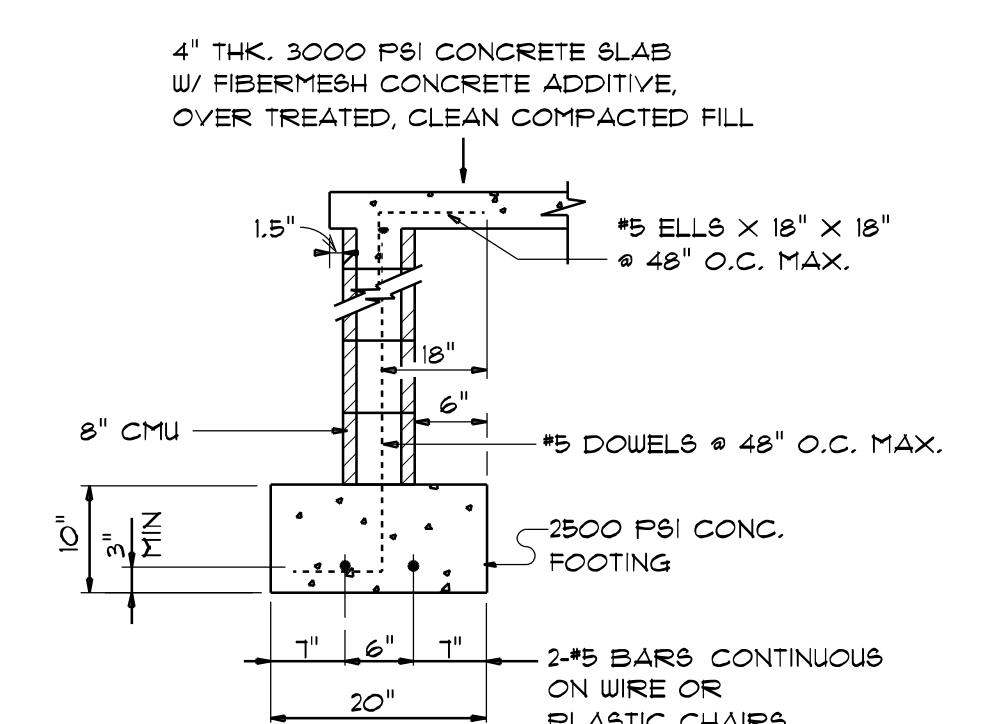


CONCRETE / MASONRY / METALS GENERAL NOTES:

1. DESIGN SOIL BEARING PRESSURE: 1800 PSF.
2. EXPANSIVE SOILS: WHERE DIRECTED BY THE SOILS ENGINEER, SOIL AUGMENTATION PER THE SOILS ENGINEER'S SPECIFICATIONS SHALL BE IMPLEMENTED PRIOR TO PLACING ANY FOUNDATIONS - TESTS AS SPECIFIED SHALL BE PERFORMED TO DETERMINE THE SUITABILITY OF THE SUB-GRADE TO SUPPORT THE DESIGN LOADS.
3. CLEAN SAND FILL OVER STRIPPED AND COMPAKTED EXISTING GD. SHALL BE PLACED IN 12" LIFTS BOTH SUB-SOIL AND FILL COMPAKTION SHALL BE NOT LESS THAN 95% AS MEASURED BY A MODIFIED PROCTOR TEST AT THE RATE OF ONE TEST FOR EACH 1500 SF OF BUILDING PAD AREA OR FRACTION THEREOF, FOR EACH 12" LIFT.
4. REINFORCING STEEL SHALL BE GRADE 60 AND MEET THE REQUIREMENTS OF ASTM A615. ALL BENDS SHALL BE MADE COLD.
5. WELDED WIRE MESH SLAB REINFORCING SHALL MEET THE REQUIREMENTS OF ASTM A182 - MIN. YIELD STRENGTH 85 KSI.
6. CONCRETE SHALL BE STANDARD MIX FG = 3000 PSI FOR ALL FTG, 2000 PSI STRENGTH SHALL BE ATTAINED WITHIN 28 DAYS OF PLACEMENT. MIXING, PLACING AND FINISHING SHALL BE AS PER ACI STANDARDS.
7. CONCRETE BLOCK SHALL BE AS PER MANUFACTURER'S PRODUCT GUIDE FOR ASTM C-30 REQUIREMENTS WITH MEDIUM SURFACE FINISH - FG = 1800 PSI.
8. MORTAR SHALL BE TYPE "M" OR "N" FOR ALL MASONRY UNITS.
9. STRUCTURAL STEEL SHALL CONFORM TO ASTM A36 STANDARDS FOR STRENGTH. BOLTS SHALL BE ASTM A307 / GRADE 1 OR A325, AS PER PLAN REQUIREMENTS.
10. WELDS SHALL BE AS PER "AMERICAN WELDING SOCIETY" STANDARDS FOR STRUCTURAL STEEL APPLICATIONS.
11. 2X4 16" WOOD SILL CONT. ALL AROUND. W/ 1/8" I.D. W/ 3" 1/4" PLATE WASHERS WITH 1/4" FROM EACH CORNER EA. WAY & WITHIN 8-12" FROM ALL WALL OPENINGS & ENDS - 1/2" A.D. W/ 2" D. WASHERS ALONG EACH RUN = 48" O.C. MAX. - ALL ANCHOR BOLTS SHALL HAVE A MINIMUM OF 8" EMBEDMENT INTO THE CONCRETE.



OPTIONAL MONO SECTION
SCALE: not to scale S.1



PORCH / CARPORT STEMWALL DETAIL
SCALE: 3/4" = 1'-0" S.1

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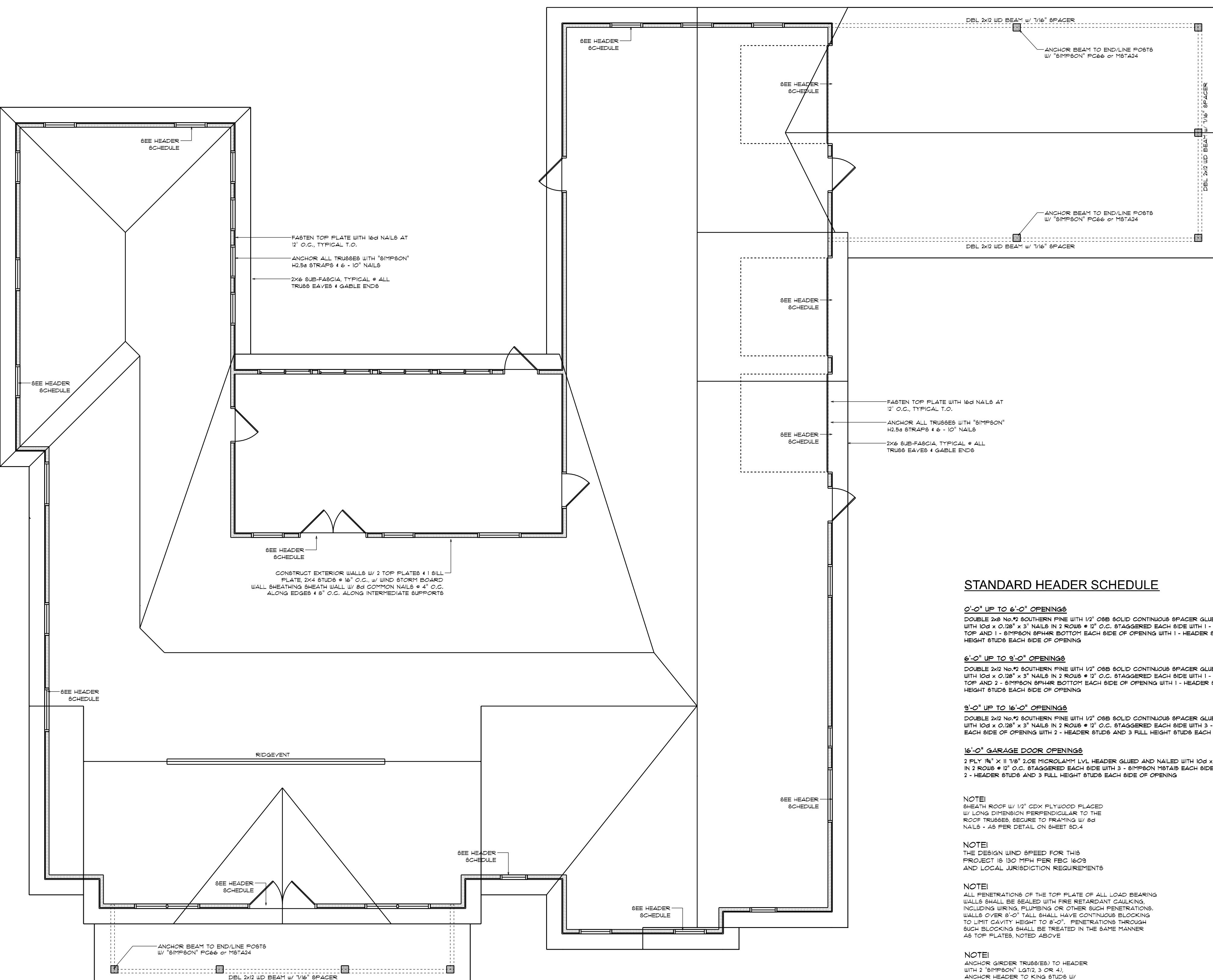
NICHOLAS PAUL GEISLER
ARCHITECT
N.C.A.E.B. Certified
118 N.W. 19th Rd
Lakes City, FL 32055

SHEET NUMBER
S.1
OF 4 SHEETS

AR0007005

REVISIONS

July 29th, 2025



ROOF FRAMING PLAN

SCALE: 3/16" = 1'-0"

GENERAL TRUSS NOTES:

1. TRUSSES SHALL BE DESIGNED BY A LICENSED ENGINEER AND IN ACCORDANCE WITH THE TRUSS PLATE INSTITUTE'S DESIGN PROJECTS APPROVAL FOR 'INTEREST STATE' UPON AND TO THE CONNECTIONS TEST SET ALONG W/ THE TRUSS PLATE INSTITUTE'S SUGGESTED GUIDELINES FOR TEMPORARY AND PERMANENT BRACING AND SPANNING OF TRUSSES. TRUSS SHOP DRAWINGS SHALL INCLUDE TRUSS DESIGN PLACEMENT, SPAN, PITCH, & TRUSS TO TRUSS CONNECTIONS.
2. TRUSS SHOP DRAWINGS SHALL BE SIGNED & SEALED BY THE DESIGNING ENGINEER.
3. FOLLOWING DEVELOPMENT OF TRUSS SHOP DRAWINGS, ADJUSTMENTS TO THE ANCHOR HEADERS AND ROOF PLATES SHALL BE MADE ON THE BASIS OF THE SPAN AND UPLIFT REQUIREMENTS OF TRUSSES OR GIRDERS. THE CONTRACTOR SHALL MAKE AVAILABLE A COMPLETE SET OF THE NEW SHOP DRAWINGS TO THE ENGINEER FOR THE PURPOSE OF REVIEW AND APPROVAL. THE BUILDING OF THE STRUCTURE AND SUCH REQUIRED CHANGE SHALL BE INCORPORATED INTO THE CONSTRUCTION OF THIS STRUCTURE.

ROOF PLAN NOTES:

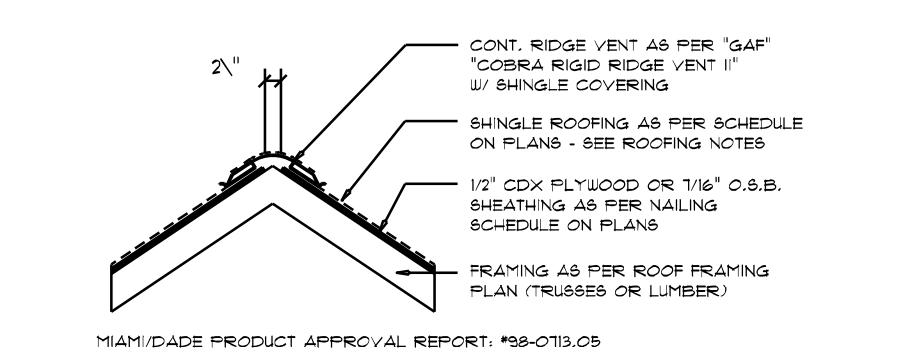
- R-1 SEE ELEVATIONS FOR ROOF PITCH
- R-2 ALL CVERBING 18" (12" OR 6" IN)
- R-3 PROVIDE ATTIC VENTILATION IN ACCORDANCE WITH SCHEDULE ON ED.3
- R-4 SEE EXTERIOR ELEVATIONS AND FLOOR PLANS TO VERIFY PLATE AND HEEL HEIGHTS
- R-5 MOVE ALL VENTS AND OTHER ROOF PENETRATIONS TO REAR

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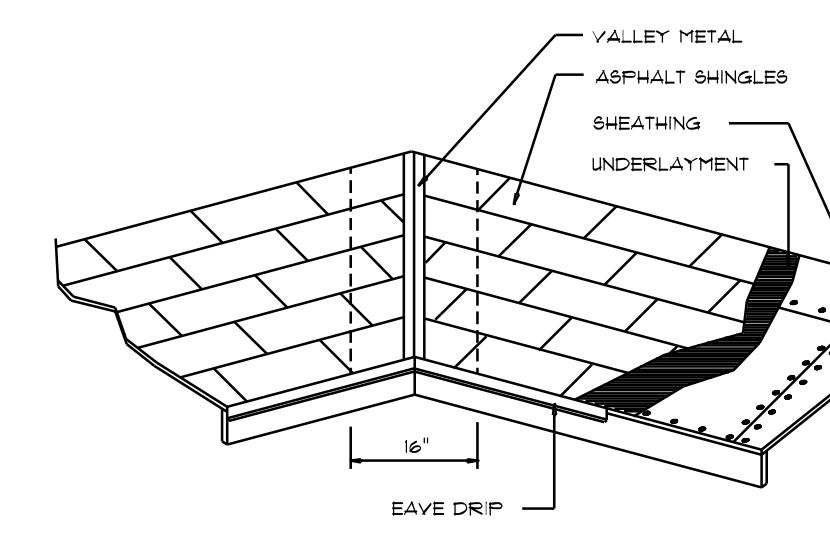
WOOD STRUCTURAL NOTES

1. TEMPORARY BRACING OF THE STRUCTURE DURING ERECTION, REQUIRED FOR SAFE AND STABLE CONSTRUCTION, SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR. ALL UNENGAGED TEMPORARY & PERMANENT BRACING OF ROOF TRUSSES SHALL BE AS PER THE STANDARD GUIDELINES OF THE TRUSS PLATE INSTITUTE.
2. ALL TRUSSES SHALL BE DESIGNED BY A LICENSED PROFESSIONAL ENGINEER & SHALL BE SIGNED AND SEALED BY SAME. TRUSS DESIGN SHALL INCLUDE PLACEMENT PLANS, TRUSS DETAILS, TRUSS TO TRUSS CONNECTIONS & THE STANDARD SPECIFICATIONS & RECOMMENDATIONS OF INSTALLATION OF THE TRUSS PLATE INSTITUTE.
3. WOOD STUDS IN EXTERIOR WALLS & INTERIOR BEARING WALLS SHALL BE NOT LESS THAN N-2 HEM-FIR OR BETTER.
4. CONNECTORS FOR WOOD FRAMING SHALL BE GALVANIZED METAL OR EPOXY-Coated AS MANUFACTURED OR AS CALLED FOR IN THE PLANS AND BE OF A DESIGN SUITABLE FOR THE LOADS AND USE INTENDED. REFER TO THE JOINT REINFORCEMENT SCHEDULE FOR PRINCIPLE CONNECTIONS.

AREA OF ATTIC	WOOD LR. OF VENT	NET FREE AREA OF INTAKE
1600 SF	20 LF	0.45 SQ.FT.
1800 SF	20 LF	0.45 SQ.FT.
2000 SF	28 LF	0.70 SQ.FT.
2200 SF	36 LF	0.85 SQ.FT.
2400 SF	36 LF	0.85 SQ.FT.
2600 SF	40 LF	0.90 SQ.FT.
2800 SF	44 LF	0.90 SQ.FT.



Ridge Vent DETAIL
SCALE: 3/4" = 1'-0"



ROOFING METALS for FLASHING/ROOFING MINIMUM THICKNESS REQUIREMENTS			
MATERIAL	MINIMUM THICKNESS (in)	GAGE	WEIGHT (oz/in²)
COPPER		16	
ALUMINUM	0.024		
STAINLESS STEEL		28	
GALVANIZED STEEL	0.018	26 (ZINC COATED GSO)	
ZINC ALLOY LEAD PAINTED TERNE	0.021		40

Roofing/Flashing DETS.
SCALE: NONE

CUSTOM HOME FOR:
HUMPHREY RESIDENCE
COLUMBIA COUNTY, FLORIDA

NICHOLAS PAUL GEISLER ■ THE NEL BROWARD
ARCHITECT NCARB Certified ■ Lakes City, FL 32055

SHEET NUMBER
S.2
OF 4 SHEETS

AR007005

General Roofing NOTES:

DECK REQUIREMENTS:
ASPHALT SHINGLES SHALL BE FASTENED TO SOLIDLY SHEATHED DECKS.

SLOPE:
ASPHALT SHINGLES SHALL BE USED ONLY ON ROOF SLOPES OF 2:12 OR GREATER. FOR ROOF SLOPES FROM 2:12 TO 4:12, DBL. UNDERLAYMENT IS REQUIRED.

UNDERLAYMENT:
UNLESS OTHERWISE NOTED, UNDERLAYMENT SHALL CONFORM W/ ASTM D 226, TYPE I, OR ASTM D 3462, TYPE I.

SELF-ADHERING POLYMER MODIFIED BITUMEN SHEET:
SELF ADHERING POLYMER MODIFIED BITUMEN SHALL COMPLY W/ ASTM D 1910.

ASPHALT SHINGLES:
ASPHALT SHINGLES SHALL HAVE SELF SEAL STRIPS OR BE INTERLOCKING, AND COMPLY WITH ASTM D 225 OR ASTM D 3462.

FASTENERS:
FASTENERS FOR ASPHALT SHINGLES SHALL BE GALVANIZED, STAINLESS STEEL, ALUMINUM OR COPPER ROOFING NAILS. MINIMUM 12 GAUGE SHANK WITH A MINIMUM 3/8 INCH DIAMETER HEAD, OF A LENGTH TO PENETRATE THROUGH THE ROOFING MATERIAL AND A MINIMUM 3/4" INTO THE ROOF SHEATHING. WHERE THE SHEATHING IS LESS THAN 3/4" THICK, THE NAILS SHALL PENETRATE THROUGH THE SHEATHING.

ATTACHMENT:
ASPHALT SHINGLES SHALL BE SECURED TO THE ROOF WITH NOT LESS THAN FOUR FASTENERS PER STRIP SHINGLE OR TWO FASTENERS PER INDIVIDUAL SHINGLE, WHERE ROOFS LOCATED IN BASIC WIND SPEED OF 10 MPH OR GREATER, SPECIAL METHODS OF FASTENING ARE REQUIRED. UNLESS OTHERWISE NOTED, ATTACHMENT OF ASPHALT SHINGLES SHALL CONFORM WITH ASTM D 3161 OR M-DC PA 101-93.

UNDERLAYMENT APPLICATION:
FOR ROOF SLOPES FROM 2:12 TO 4:12, UNDERLAYMENT SHALL BE A MINIMUM OF TWO LAYERS APPLIED AS FOLLOWS:

1. STARTING AT THE EAVE, A 19 INCH STRIP OF UNDERLAYMENT SHALL BE APPLIED PARALLEL WITH THE EAVE AND FASTENED SUFFICIENTLY TO STAY IN PLACE.

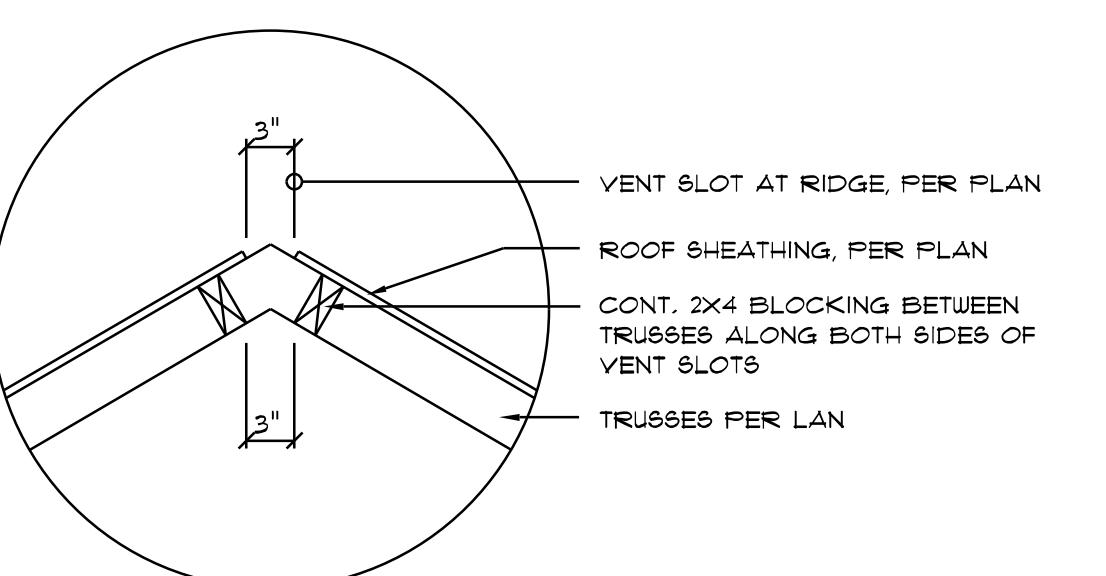
2. STARTING AT THE EAVE, 36 INCH WIDE STRIPS OF UNDERLAYMENT FELT SHALL BE APPLIED OVERLAPPING SUCCESSIVE SHEETS 19 INCHES AND FASTENED SUFFICIENTLY TO STAY IN PLACE.

FOR ROOF SLOPED 4:12 AND GREATER, UNDERLAYMENT SHALL BE A MINIMUM OF ONE LAYER OF UNDERLAYMENT FELT APPLIED AS FOLLOWS:
STARTING AT THE EAVE, UNDERLAYMENT SHALL BE APPLIED SHINGLE FASHION PARALLEL TO THE EAVE, LAPPED 2 INCHES, AND FASTENED SUFFICIENTLY TO STAY IN PLACE.

BASE AND CAP FLASHING:
BASE AND CAP FLASHING SHALL BE INSTALLED IN ACCORDANCE W/ MFGR'S INSTALLATION INSTRUCTIONS. BASE FLASHING SHALL BE OF EITHER CORROSION RESISTANT METAL OF MINIMUM NOMINAL THICKNESS 0.019 INCH OR MINERAL SURFACE ROLL ROOFING WEIGHING A MINIMUM OF 11 LBS PER 100 SQUARE FEET. CAP FLASHING SHALL BE CORROSION RESISTANT METAL OF MINIMUM NOMINAL THICKNESS OF 0.019 INCH.

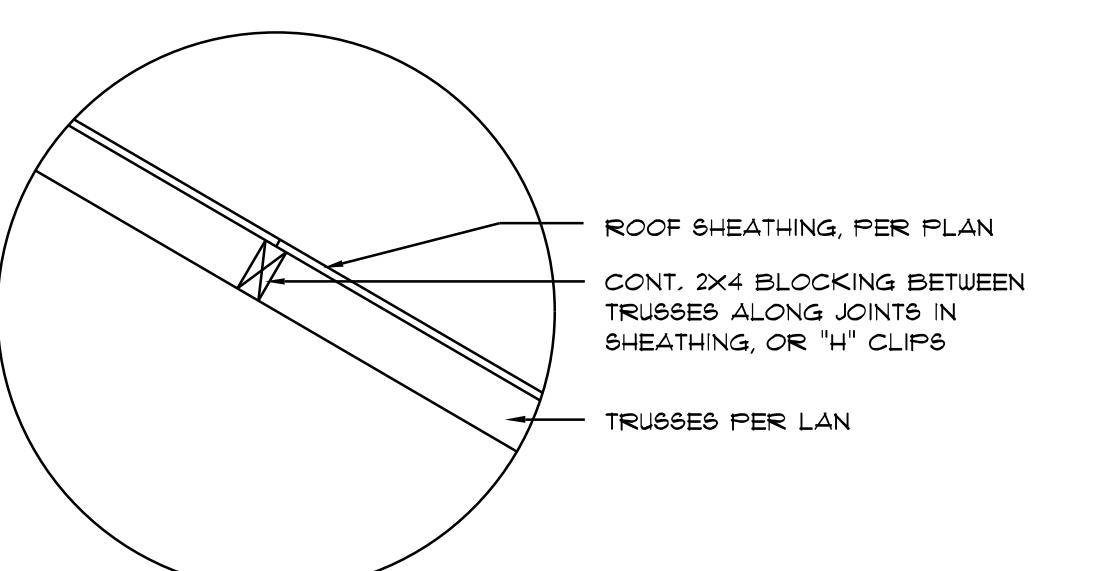
VALLEYS:
VALLEY LININGS SHALL BE INSTALLED IN ACCORDANCE W/ MANUFACTURER'S INSTALLATION INSTRUCTIONS BEFORE APPLYING ASPHALT SHINGLES. VALLEY LININGS OF THE FOLLOWING TYPES SHALL BE PERMITTED.

1. FOR OPEN VALLEYS LINED WITH METAL, THE VALLEY LINING SHALL BE AT LEAST 16" WIDE AND OF ANY OF THE CORROSION RESISTANT METALS IN FBC TABLE 1501.3.9.2.
2. FOR OPEN VALLEYS, VALLEY LINING OF TWO PILES OF MINERAL SURFACE ROLL ROOFING SHALL BE PERMITTED. THE BOTTOM LAYER SHALL BE 18 INCHES AND THE TOP LAYER A MINIMUM OF 36 INCHES WIDE.
3. FOR CLOSED VALLEYS VALLEY LINING SHALL BE ONE OF THE FOLLOWING:
1. BOTH TYPES 1 AND 2 ABOVE, COMBINED.
2. ONE PLY OF SMOOTH ROLL ROOFING AT LEAST 36 INCHES WIDE AND COMPLYING WITH ASTM D 224.
3. SPECIALTY UNDERLAYMENT AT LEAST 36 INCHES WIDE AND COMPLYING WITH ASTM D 1910.



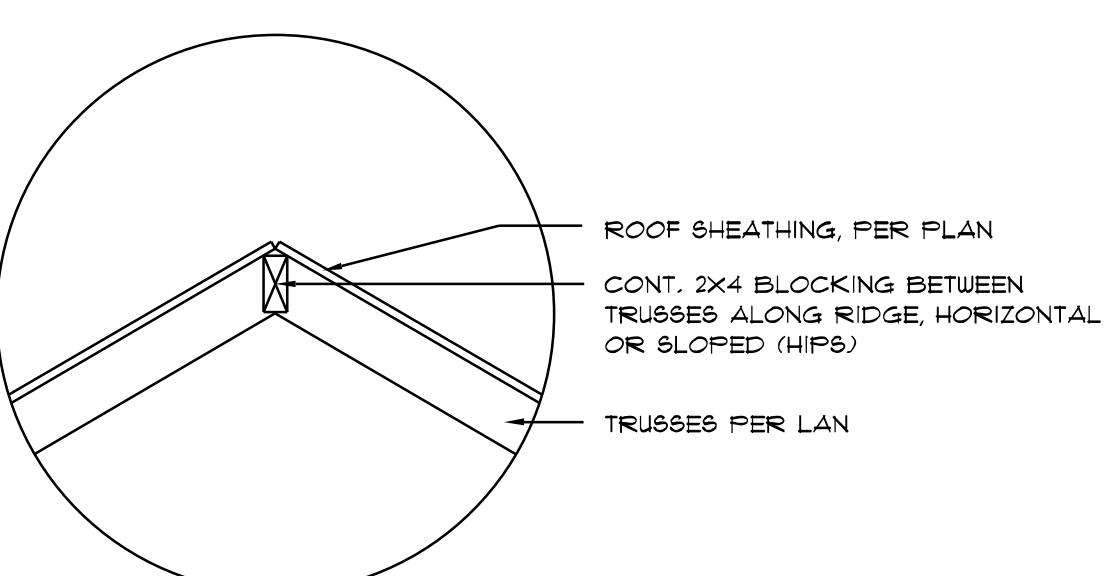
Vent DETAIL

SCALE: NONE



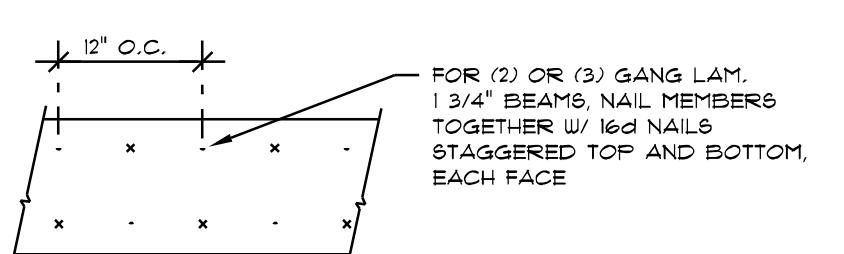
Joint DETAIL

SCALE: NONE



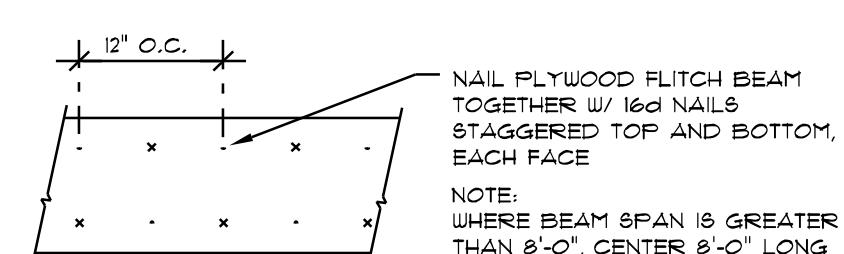
Ridge DETAIL

SCALE: NONE



MULTIPLE GANG LAM. DETAIL

NOT TO SCALE



PLYWOOD FLITCH BEAM DETAIL

NOT TO SCALE

B/U Beam DETAILS

SCALE: NONE

FRAMING ANCHOR SCHEDULE

APPLICATION	MANUF./MODEL	CAP.
TRUSS TO WALL:	SIMPSON H2.5a or EDWUC16600	600*
GIRDER TRUSS TO POST/HEADER:	SIMPSON LGT, W/ 28 - 16d NAILS	1785*
HEADER TO KING STUDS:	SIMPSON ST22	1310*
PLATE TO STUD:	NO CONNECTION REQ. WHEN USING WINDSTORM BOARD	
STUD TO SILL:	NO CONNECTION REQ. WHEN USING WINDSTORM BOARD	
PORCH BEAM TO POST:	SIMPSON FC44 or (2) 5/8" LAG BOLTS EA. POST	1700*
PORCH POST TO FND.:	SIMPSON ABU44	2200*
MISC. JOINTS	SIMPSON A34	315* / 240*

NOTE:
ALL ANCHORS SHALL BE SECURED W/ NAILS AS PRESCRIBED BY THE MANUFACTURER FOR MAXIMUM JOINT STRENGTH, UNLESS NOTED OTHERWISE.

NOTE:
REFER TO THE INCLUDED STRUCTURAL DETAILS FOR ADDITIONAL ANCHORS/ JOINT REINFORCEMENT AND FASTENERS.

NOTE:
ALL UNLISTED JOINTS IN THE LOAD PATH SHALL BE REINFORCED WITH SIMPSON A34 FRAMING ANCHORS, TYPICAL T.O.

NOTE:
"SEMCO" PRODUCT APPROVAL:
MIAMI/DADE COUNTY REPORT #85-0818.15

NOTE:
"SIMPSON" PRODUCT APPROVALS:
MIAMI/DADE COUNTY REPORT #87-0107.05, #96-1126.11, #99-0623.04
SBCCI NER-443, NER-393

FLORIDA BUILDING CODE

Compliance Summary

TYPE OF CONSTRUCTION
Roof: Gable Construction, Wood Trusses @ 24" O.C.
Walls: 2x4 Wood Studs @ 16" O.C.
Floor: 4" Thk. Concrete Slab W/ Fibermesh Concrete Additive
Foundation: Continuous Footer/Stem Wall

ROOF DECKING
Material: 1/3" CDX Plywood or 7/16" O.S.B.
Sheet Size: 48"x96" Sheets Perpendicular to Roof Framing
Fasteners: .113 RING SHANKED Nails per schedule on sheet 6.4

SHEARWALLS
Material: 7/16" O.S.B. WINDSTORM BOARD
Sheet Size: 48"x96" Sheets Placed Vertical
Fasteners: .113 COMMON Nails @ 4" O.C. Edges @ 8" O.C. Interior
Dragonstrut: Double Top Plate (S.Y.P.) W/16d Nails @ 12" O.C.
Wall Studs: 2x4 Studs @ 16" O.C.

HURRICANE UPLIFT CONNECTORS
Truss Anchors: SIMPSON H2.5a @ Ea. Truss End (Top, U.O.N.)
Wall Tension: Wall Sheathing 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) HD56 @ each corner
Porch Column Base Connector: Simpson ABU66 @ each column
Porch Column to Beam Connector: Simpson MST420 (2 ea. side) or Simpson EPC66 or 2 - 5/8" thru bolts

FOOTINGS AND FOUNDATIONS
Footing: 20"x10" Cont. W/ 2 - 5" Bars Cont. on wire/plastic chairs @ 48" O.C.
Stemwall: 8" C.M.U. W/1# Vertical Dowel @ 48" O.C.
Int. Footings: 12"x 12" x Cont. W/ 2 - 5" Bars Cont. on wire/plastic chairs @ 48" O.C.

STRUCTURAL DESIGN CRITERIA:

1. THE DESIGN COMPLIES WITH THE REQUIREMENTS OF THE 2023 FLORIDA, 8th EDITION BUILDING CODE, SECTION 1609 AND OTHER REFERENCED CODES AND SPECIFICATIONS. ALL CODES AND SPECIFICATIONS SHALL BE LATEST EDITION AT TIME OF PERMIT.

2. WIND LOAD CRITERIA: RISK CATEGORY: 2, EXPOSURE: "B"

BASED ON ANSI/ASCE 7-22, 2023 FBC 1609-A WIND VELOCITY: $V_{LT} = 130 \text{ MPH}$
 $V_{AD} = 101 \text{ MPH}$

3. ROOF DESIGN LOADS:
SUPERIMPOSED DEAD LOADS: 20 PFS
SUPERIMPOSED LIVE LOADS: 20 PFS

4. FLOOR DESIGN LOADS:
SUPERIMPOSED DEAD LOADS: 25 PFS
SUPERIMPOSED LIVE LOADS: 25 PFS
RESIDENTIAL 40 PFS
BALCONIES 60 PFS

5. WIND NET UPLIFT: ARE AS INDICATED ON PLANS

TERMITE PROTECTION NOTES:

SOIL CHEMICAL BARRIER METHOD:

1. A PERMANENT SIGN WHICH IDENTIFIES THE TERMITE TREATMENT PROVIDER AND NEED FOR REINSPETION AND TREATMENT CONTRACT RENEWAL SHALL BE PROVIDED. THE SIGN SHALL BE POSTED NEAR THE WATER HEATER OR ELECTRIC PANEL. FBC 104.2.6

2. CONDENSATE AND ROOF DOWNSPOUTS SHALL DISCHARGE AT LEAST 1'-0" AWAY FROM BUILDING SIDE WALLS. FBC 1503.4.4

3. IRRIGATION/SPRINKLER SYSTEMS INCLUDING ALL RISERS AND SPRAY HEADS SHALL NOT BE INSTALLED WITHIN 1'-0" FROM BUILDING SIDE WALLS. FBC 1503.4.4

4. TO PROVIDE FOR INSPECTION FOR TERMITE INFESTATION, BETWEEN WALL COVERINGS AND FINAL WALL GRADE SHALL NOT BE LESS THAN 6". EXCEPION: PAINT AND DECORATIVE CEMENTOUS FINISH LESS THAN 5/8" THICK ADHERED DIRECTLY TO THE FOUNDATION WALL. FBC 1403.16

5. INITIAL TREATMENT SHALL BE DONE AFTER ALL EXCAVATION AND BACKFILL IS COMPLETE. FBC 1616.1

6. SOIL DISTURBED AFTER THE INITIAL TREATMENT SHALL BE RETREATED INCLUDING SPACES BOXED OR FORMED. FBC 1616.1.2

7. BOXED AREAS IN CONCRETE FLOOR FOR SUBSEQUENT INSTALLATION OF TRAPS, ETC., SHALL BE MADE WITH PERMANENT METAL OR PLASTIC FORMS. PERMANENT FORMS MUST BE OF A SIZE AND DEPTH THAT WILL ELIMINATE THE DISTURBANCE OF SOIL AFTER THE INITIAL TREATMENT. FBC 1616.1.3

8. MINIMUM 6 MIL VAPOR RETARDER MUST BE INSTALLED TO PROTECT AGAINST RAINFALL DILUTION. IF RAINFALL OCCURS BEFORE VAPOR RETARDER PLACEMENT, RETREATMENT IS REQUIRED. FBC 1616.1.4

9. CONCRETE OVERPOUR AND MORTAR ALONG THE FOUNDATION PERIMETER MUST BE REMOVED BEFORE EXTERIOR SOIL TREATMENT. FBC 1616.1.5

10. SOIL TREATMENT MUST BE APPLIED UNDER ALL EXTERIOR CONCRETE OR GRADE WITHIN 1'-0" OF THE STRUCTURE SIDEWALLS. FBC 1616.1.6

11. AN EXTERIOR VERTICAL CHEMICAL BARRIER MUST BE INSTALLED AFTER CONSTRUCTION IS COMPLETE INCLUDING LANDSCAPING AND IRRIGATION. ANY SOIL DISTURBED AFTER THE VERTICAL BARRIER IS APPLIED, SHALL BE RETREATED. FBC 1616.1.6

12. ALL BUILDINGS ARE REQUIRED TO HAVE PER-CONSTRUCTION TREATMENT. FBC 1616.1.7

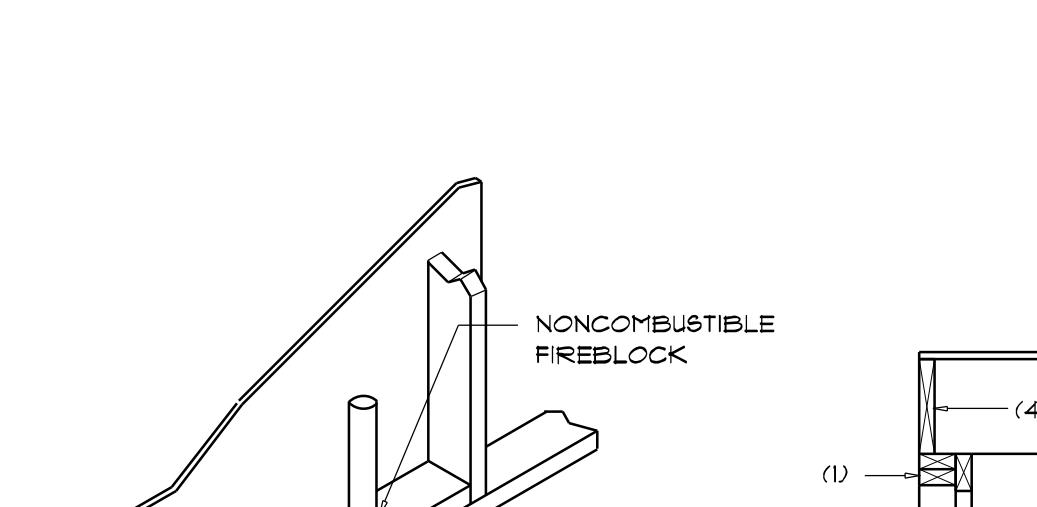
13. A CERTIFICATE OF COMPLIANCE MUST BE ISSUED TO THE BUILDING DEPARTMENT BY A LICENSED PEST CONTROL COMPANY BEFORE A CERTIFICATE OF OCCUPANCY CAN BE ISSUED. THE CERTIFICATE OF COMPLIANCE SHALL STATE: "THE BUILDING HAS RECEIVED A COMPLETE TREATMENT FOR THE PREVENTION OF SUBTERRANEAN TERMITES. THE TREATMENT IS IN ACCORDANCE WITH THE RULES AND LAWS OF THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES". FBC 1616.1.7

14. AFTER ALL WORK IS COMPLETED, LOOSE WOOD AND FILL MUST BE REMOVED FROM BELOW AND WITHIN 1'-0" OF THE BUILDING. THIS INCLUDES ALL GRADE STAKES, TUB TRAP BOXES, FORMS, SHORING OR OTHER CELLULOSE CONTAINING MATERIAL. FBC 2303.1.3

15. NO WOOD, VEGETATION, STUMPS, CARDBOARD, TRASH, ETC., SHALL BE BURIED WITHIN 15'-0" OF ANY BUILDING OR PROPOSED BUILDING. FBC 2303.1.4

HEIGHT & EXPOSURE ADJUSTMENT COEFFICIENTS FOR BUILDING COMPONENTS & CLADDING

BLDG HEIGHT	EXPOSURE "B"	EXPOSURE "C"	EXPOSURE "D"
15	.82	1.21	1.47
20	.89	1.29	1.55
25	.94	1.35	1.61
30	1.00	1.40	1.66



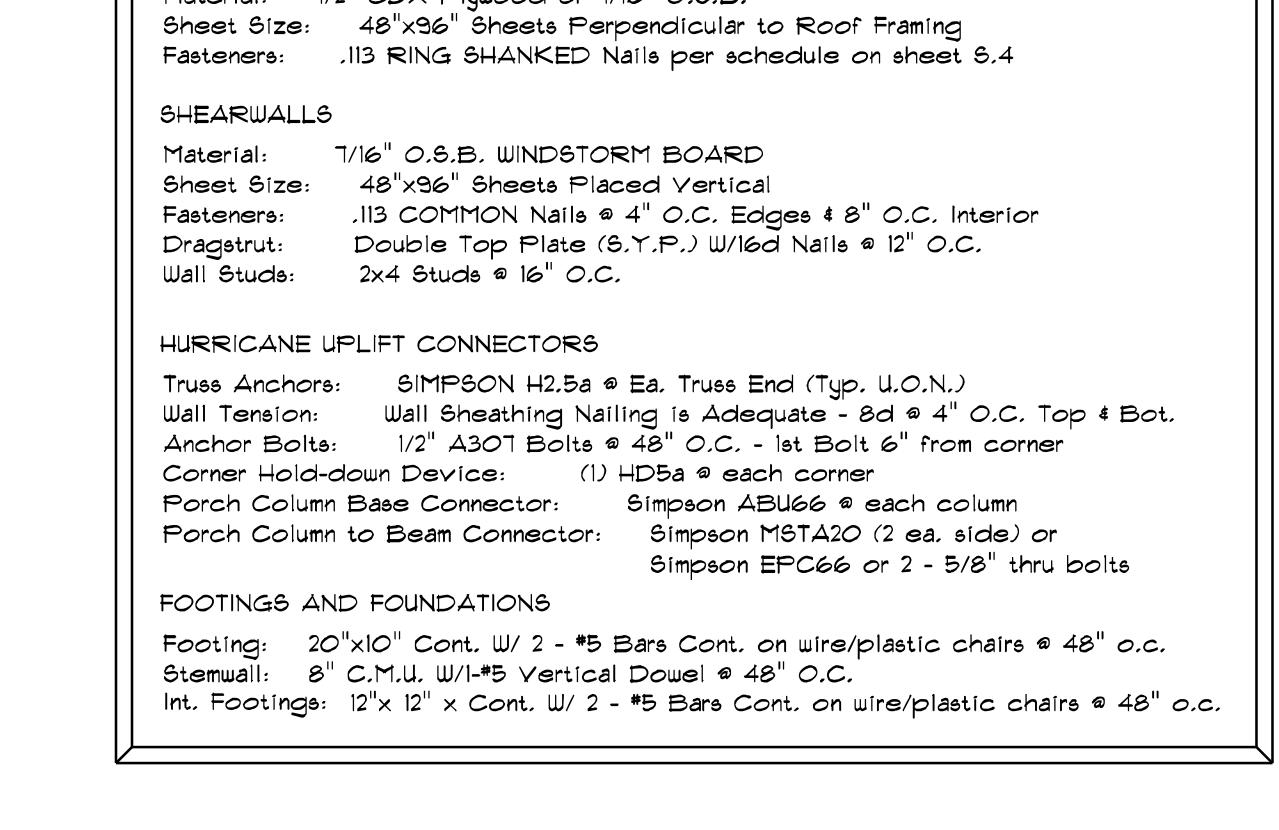
FIREBLOCKING NOTES:

FIREBLOCKING SHALL BE INSTALLED IN WOOD FRAME CONSTRUCTION IN THE FOLLOWING LOCATIONS:

1. IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS INCLUDING FURRED SPACES AT CEILING AND FLOOR LEVELS.
2. AT ALL INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS OCCUR AT SOFFITS, DROP CEILINGS, COVE CEILINGS, ETC.
3. AT OPENINGS AROUND VENTS, PIPES, DUCTS, CHIMNEYS AND FIREPLACES AT CEILING AND FLOOR LEVELS WITH "PYROFLEX MULTIFLEX SEALANT"
4. AT ALL INTERCONNECTIONS BETWEEN CONCEALED VERTICAL STUD WALL OR PARTITION SPACES AND CONCEALED SPACES CREATED BY AN ASSEMBLY OF FLOOR JOISTS. FIREBLOCKING SHALL BE PROVIDED FOR THE FULL DEPTH OF THE JOISTS AT THE ENDS AND OVER THE SUPPORTS.

Fire Stopping DETAILS

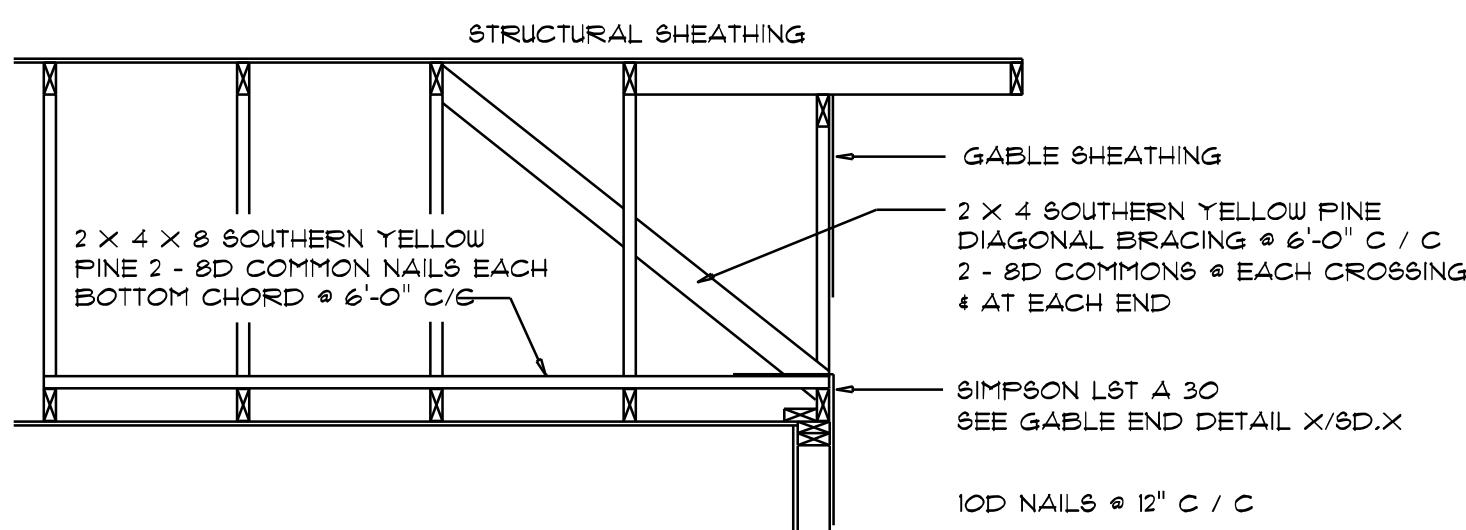
SCALE: NONE



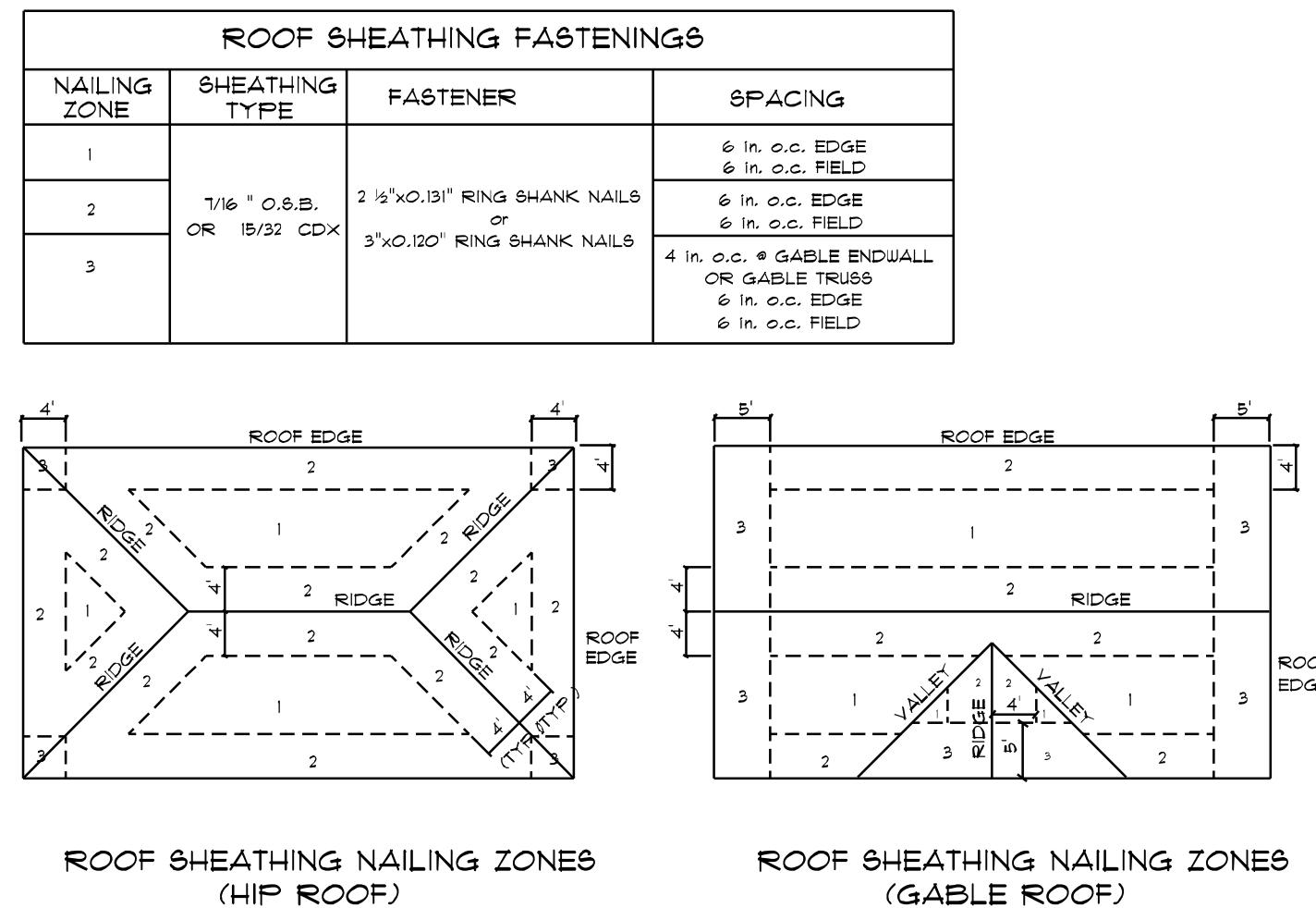
NICHOLAS PAUL GEISLER
N.C.A.E.C. Certified
1158 N. Broward Rd.
Lakes City, FL 32055

SHEET NUMBER
S.3
OF 4 SHEETS
AR007005

THIS DOCUMENT HAS BEEN DIGITALLY SIGNED AND SEALED.
PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED
SIGNED AND SEALED. THE SIGNATURE MUST BE VERIFIED ON
ANY ELECTRONIC COPIES OF THIS DOCUMENT

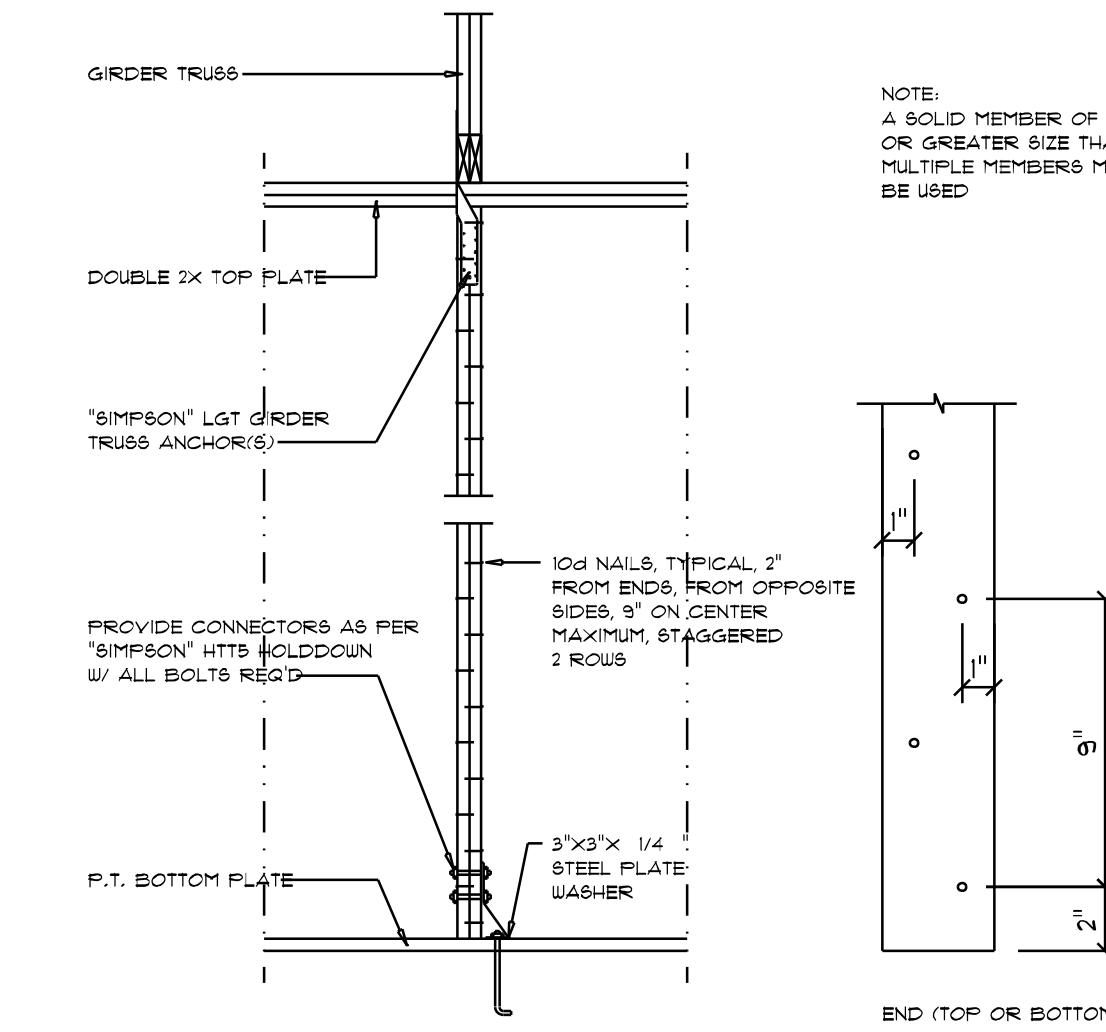
END WALL BRACING FOR
CEILING DIAPHRAGMNTS
(ALTERNATIVE TO BALLOON FRAMING)

NOTE: ALL WOOD TO BE NUMBER 2 GRADE SOUTHERN YELLOW PINE



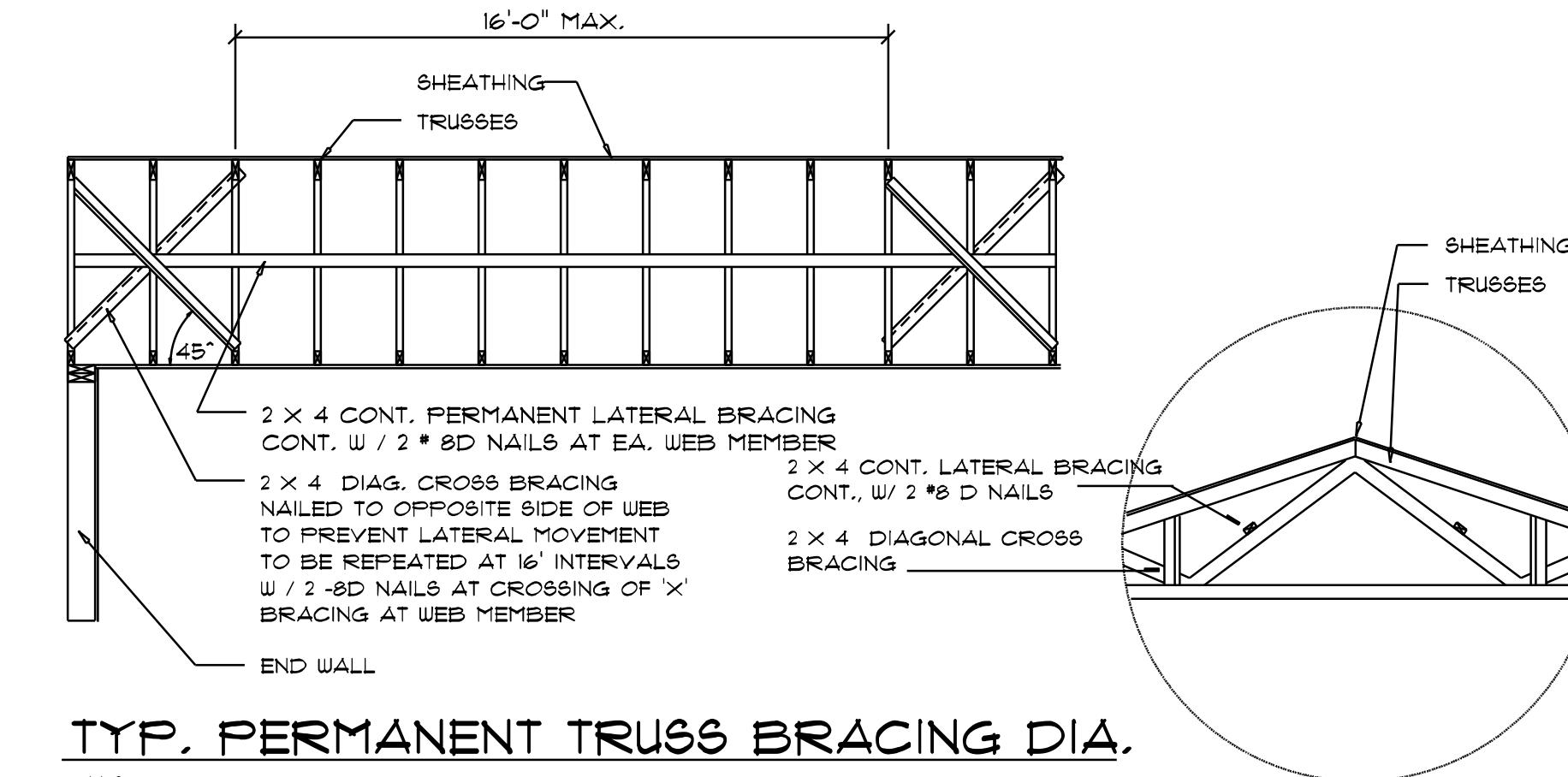
Roof Nail Pattern DET.

SCALE: NONE



Girder Truss Column DET.

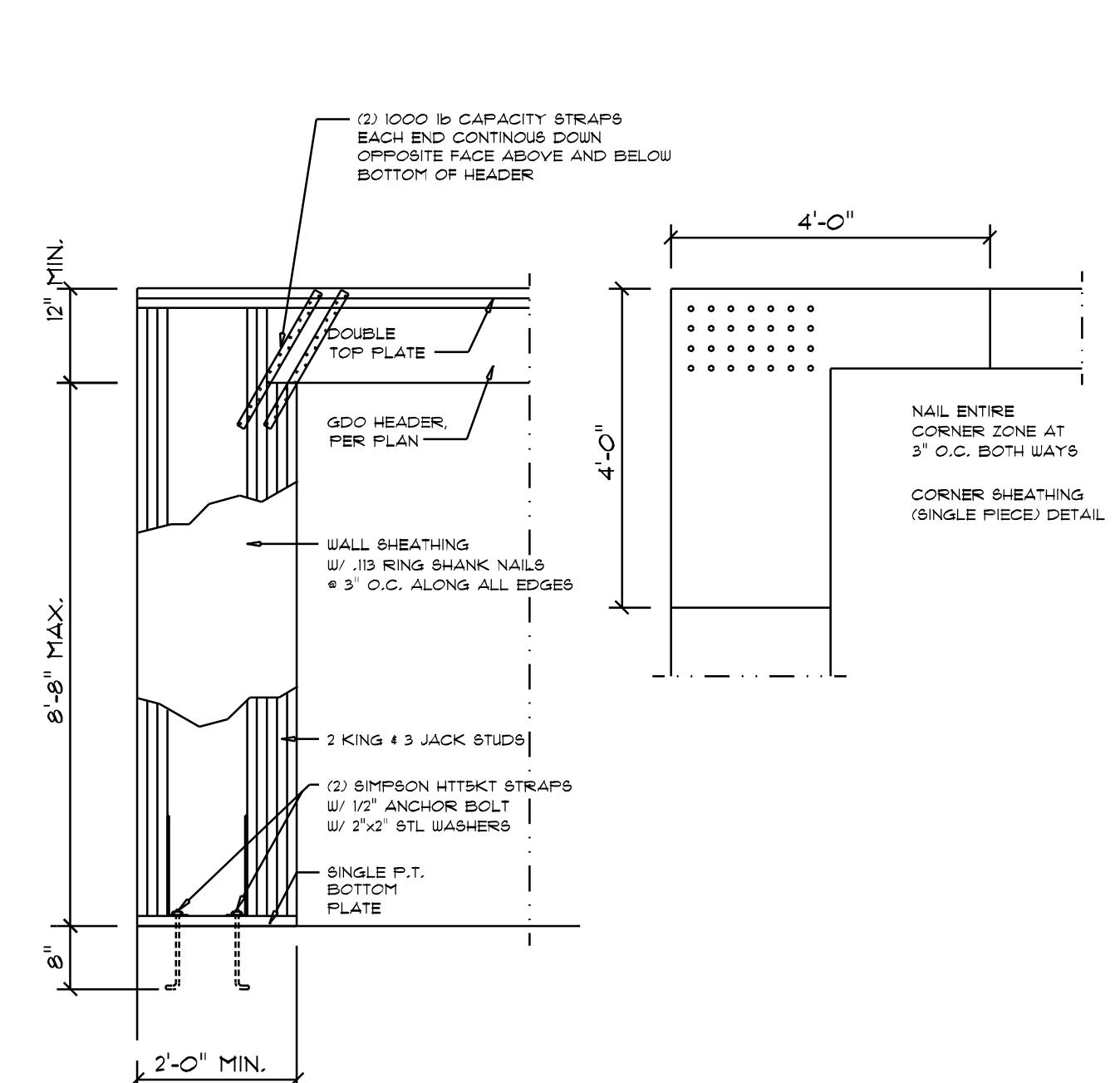
SCALE: 1/2" = 1'-0"



TYP. PERMANENT TRUSS BRACING DIA.

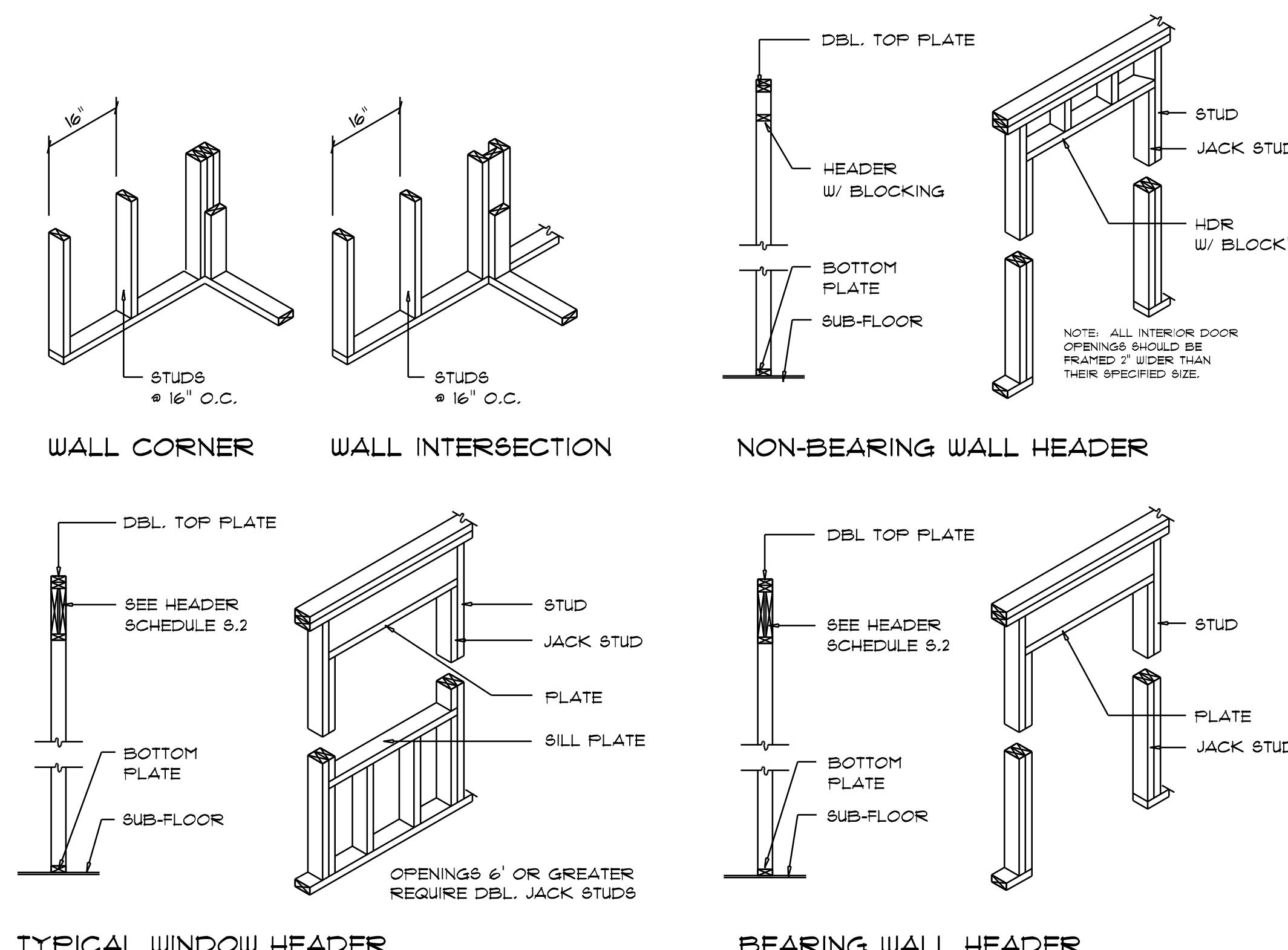
NTS

NOTE: ALL WOOD TO BE NUMBER 2 GRADE SOUTHERN YELLOW PINE



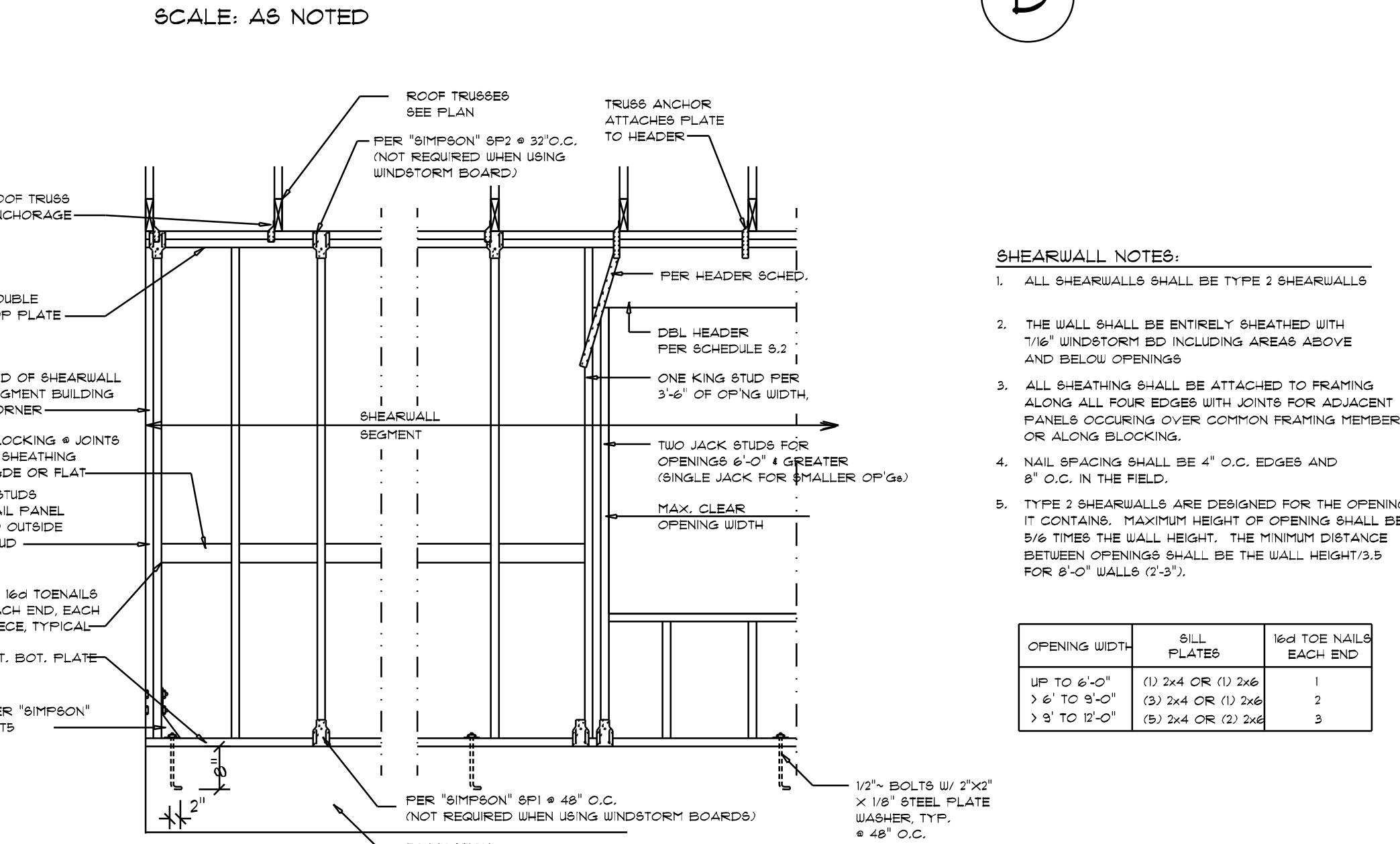
Garage End Wall DETAILS

SCALE: 1/2" = 1'-0"



Wall Framing/Header DETAILS

SCALE: NONE



Shear Wall DETAILS

SCALE: NONE