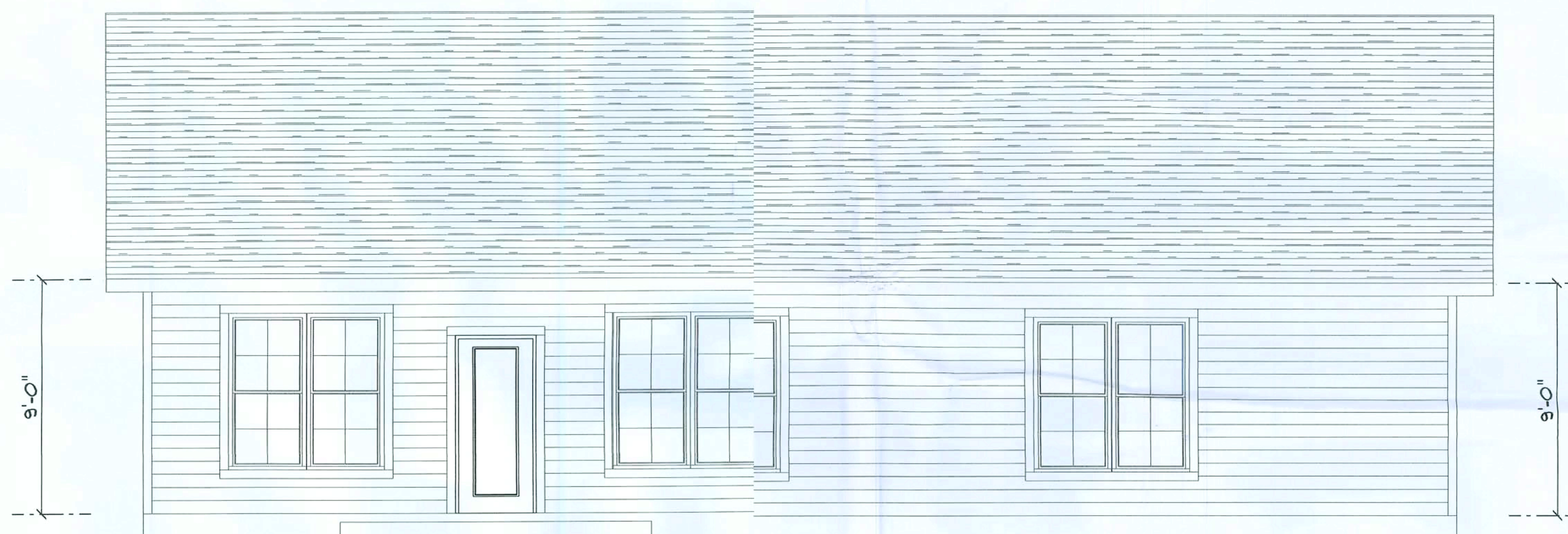




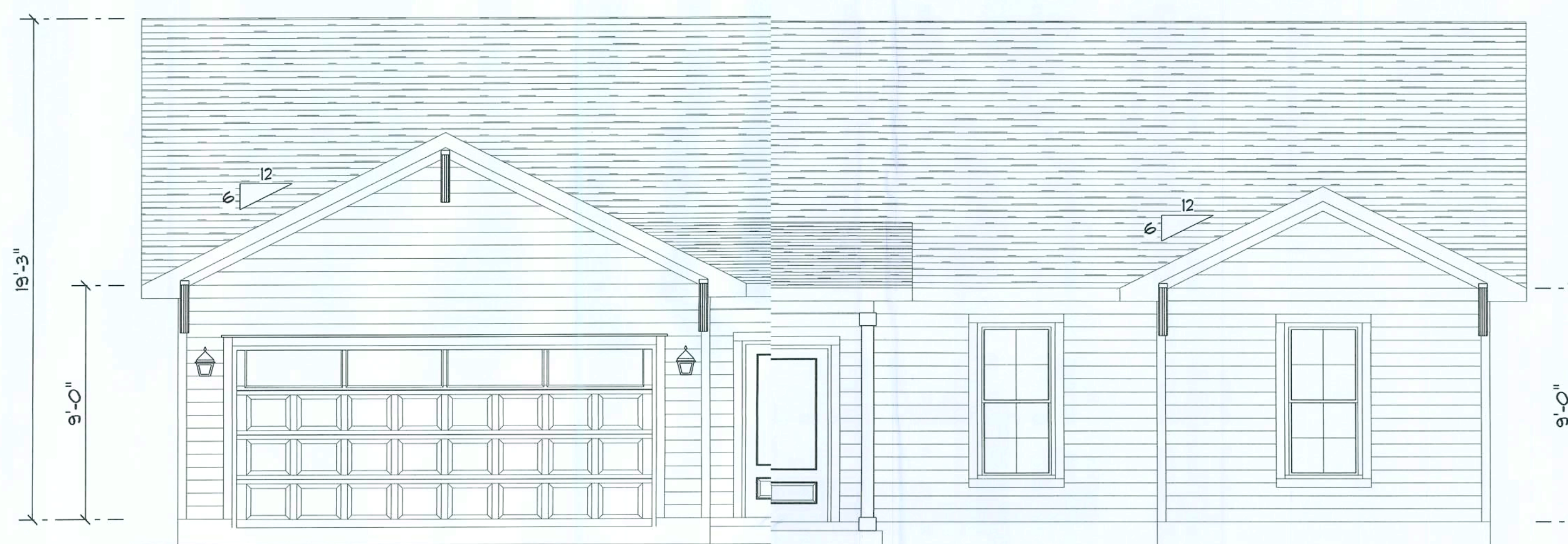
RIGHT ELEVATION
SCALE: 1/4" = 1'-0"



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



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



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



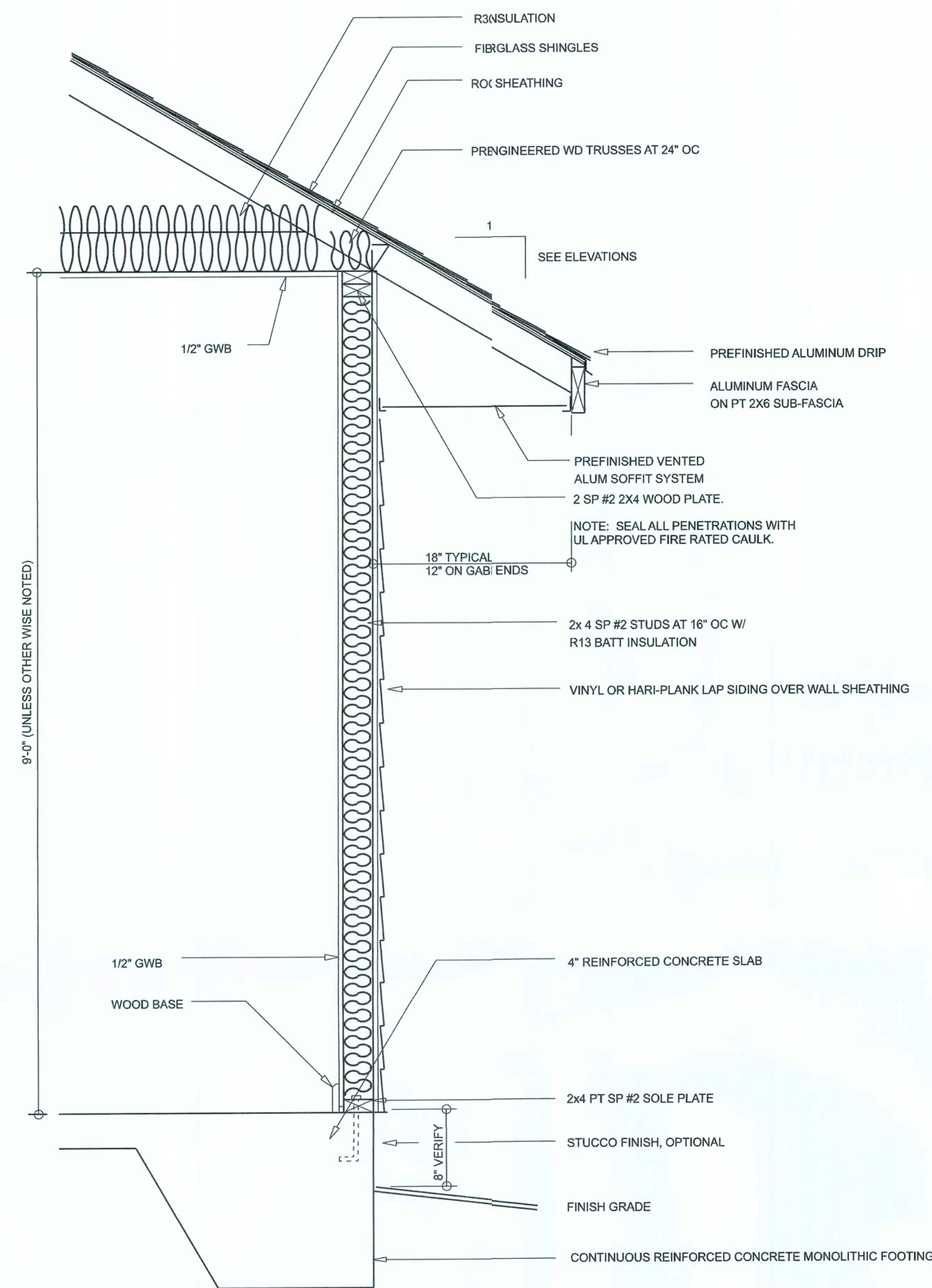
REVISIONS SCHEDULE	
April 2nd, 2020	PROPOSAL

THE 1680 MODEL
LOT 20, CANNON CREEK, LAKE CITY, FLORIDA 32024
ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA



SHEET NUMBER
A.1
Of 4 SHEETS

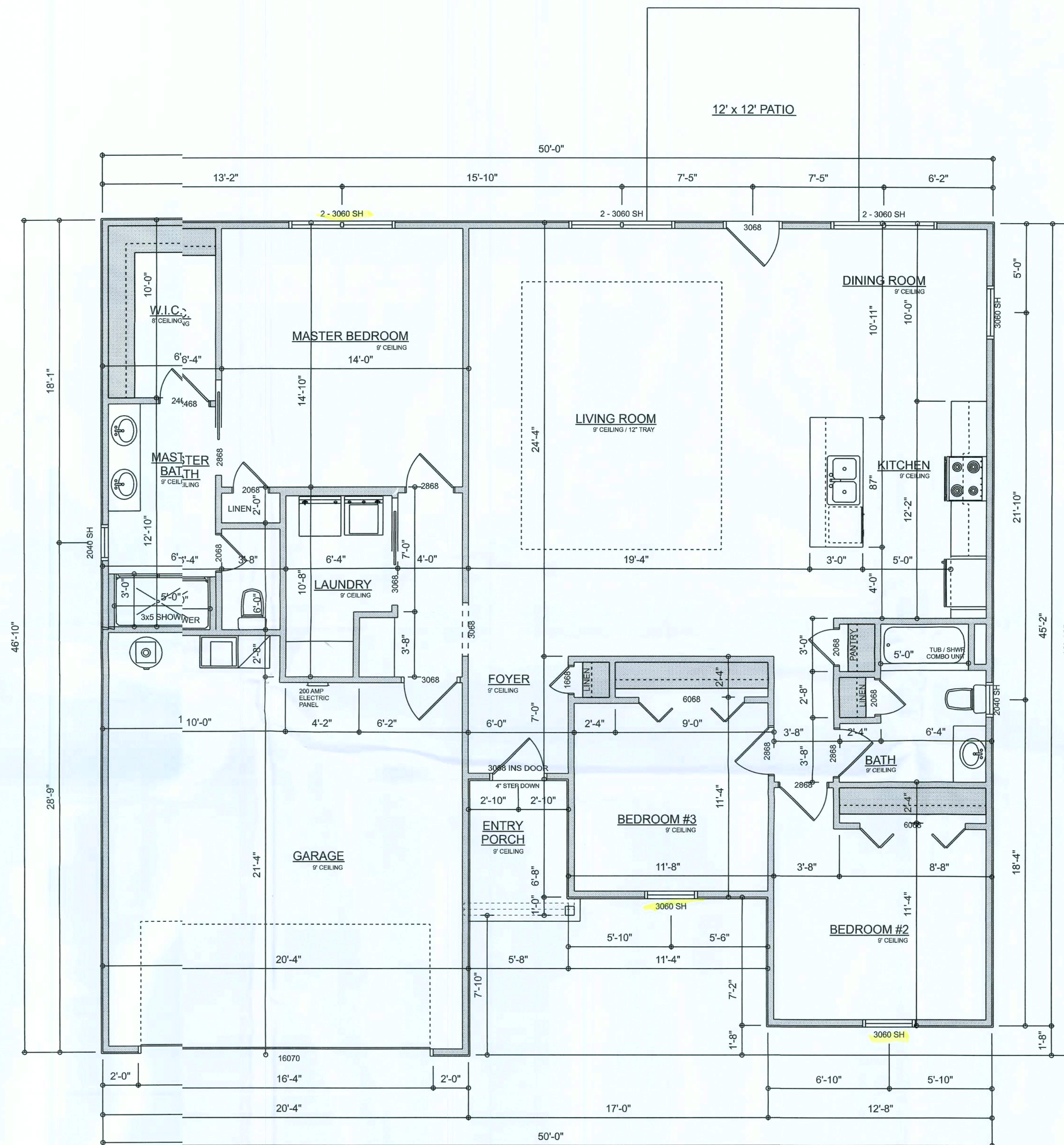
#40921



TYPICAL WALL SECTION
SCALE: 1" = 1'

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 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. 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 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.



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

AREA SUMMARY

LIVING	1,680	S.F.
FRONT PORCH	43	S.F.
BACK PORCH	100	S.F.
GARAGE	453	S.F.
TOTAL AREA	2,276	S.F.

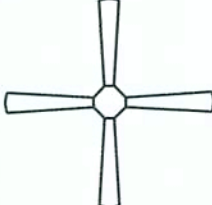





















TOTAL CUBIC FOOTAGE OF CONDITIONED SPACE IS: 14,220

REVISIONS SCHEDULE	
April 2nd, 2020	PROPOSAL

THE 1680 MODEL
LOT 20, CANNON CREEK, LAKE CITY, FLORIDA 32024
ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA

RIDGEPOINT DESIGN
818 WEST DIVAL STREET, LAKE CITY, FLORIDA 32055
P. 386-288-1188
E. RIDGEPOINTDESIGN@GMAIL.COM

SHEET NUMBER
A.2
OF 4 SHEETS

ELECTRICAL LEGEND		
ELECTICAL	COUNT	SYMBOL
CEILING FAN	4	
CAN LIGHT 6inch	6	
FLUORESCENT IGH 1x4	3	
PENDANT LIGHT	2	
EXTERIOR SCOE	2	
MOTION SECURY LIGHT	3	
ELECTRIC PANE	1	
CABLE TV OUTLF	4	
CARBON DETECOR	1	
EXHAUST FAN	1	
EXHAUST FAN & IGH COMBO	1	
LAN CONNECTIQ	2	
OUTLET	32	
OUTLET 220v	5	
OUTLET GFI	12	
OUTLET WP	4	
SMOKE DETECTR	5	
STANDARD LIGH	8	
SWITCH	27	
SWITCH 3 WAY	6	
VANITY BAR LIGIT - SMALL	3	
UNDER CABINETLIGHT	2	

ELECTRICAL PLAN NOTES:

INSTALLATION SHALL BE PER 2017 NAT'L ELECTRIC CODE.

WIRE ALL APPLIANCES, HVAC UNITS AND OTHER EQUIPMENT PER MANUF. SPECIFICATIONS

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

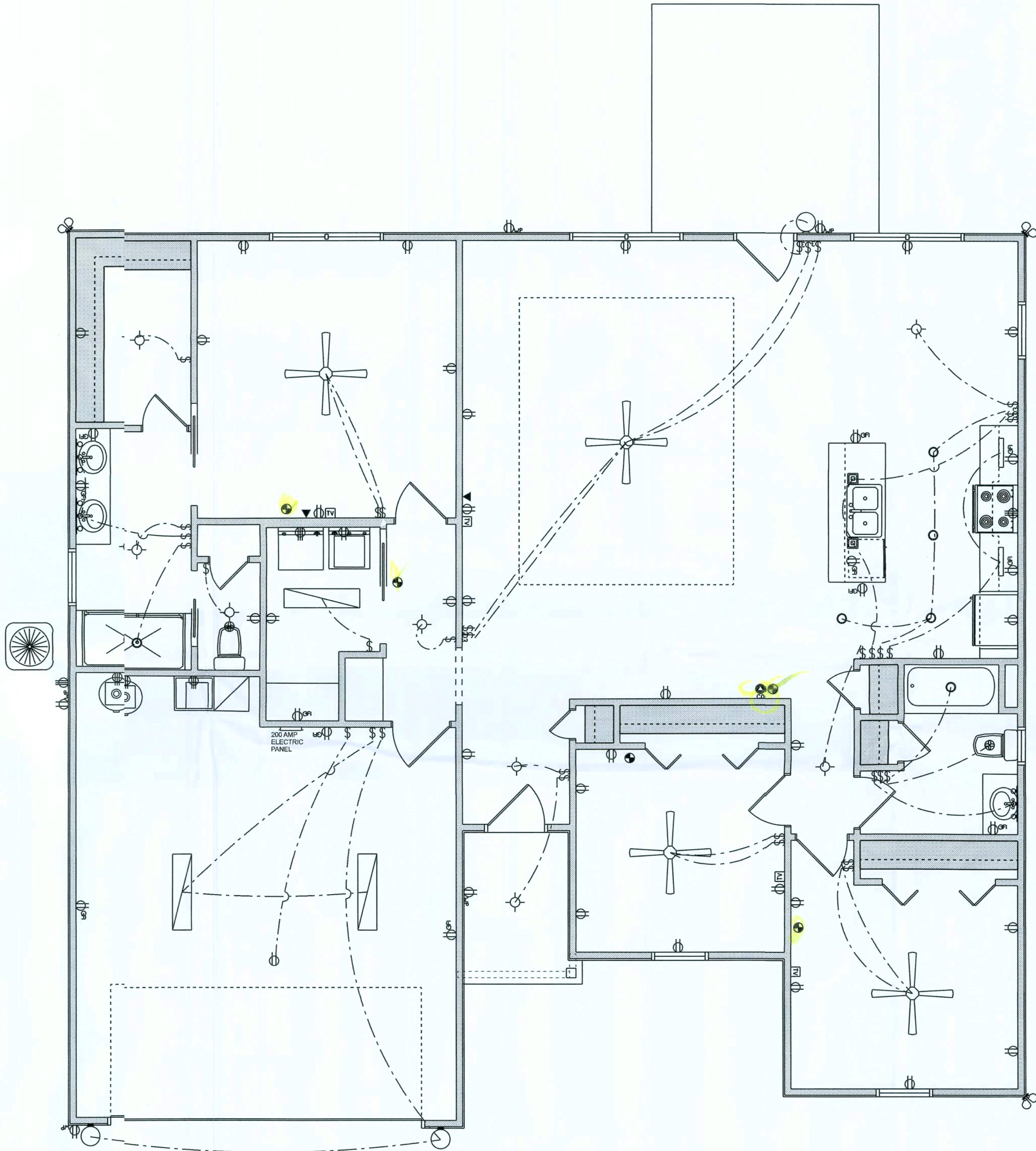
TELEPHONE, TELEVISION AND OTHER LOW VOLTAGE DEVICES OR OUTLETS SHALL BE AS PER THE OWNER'S DIRECTIONS, & IN ACCORDANCE W/ APPLICABLE SECTIONS OF NEC-LATEST EDITION.

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)


NOTE:
ELECTRICAL CONTRACTOR SHALL PREPARE "AS-BUILT" SHOP DWGS INDICATING ALL ELECTRICAL WORK, INCLUDING ANY CHANGES TO THE EEC. PLAN, ADDITIONS TO THE ELEC. PLAN, RISER DIAGRAM, AS-BUILT PANEL SCHEDULE W/ ALL CKTS IDENTIFIED W/ CKT I, DESCRIPTION & BRKR, SERVICE ENT. & ALL UNDERGROUND WIRE LOCATIONS/ROUTING / DEPTH. RISER DIA. SHALL INCLUDE WIRE SIZES/TYPE & EQUIPMENT TYPE W/ RATINGS & OADS.
CONTRACTOR SHALL PROVIDE 1 COPY OF AS-BUILT DWGS TO OWNER & 1 COPY TO THE PERMIT ISSUING AUTHORITY



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

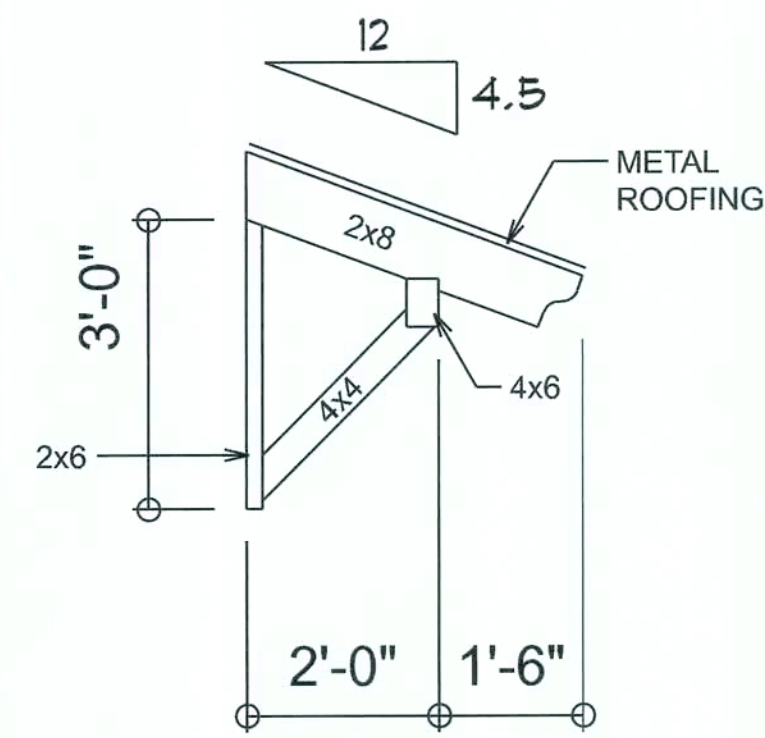
REVISIONS SCHEDULE	
April 2nd, 2020	PROPOSAL

THE 1680 MODEL
LOT 20, CANNON CREEK, LAKE CITY, FLORIDA 32024
ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA

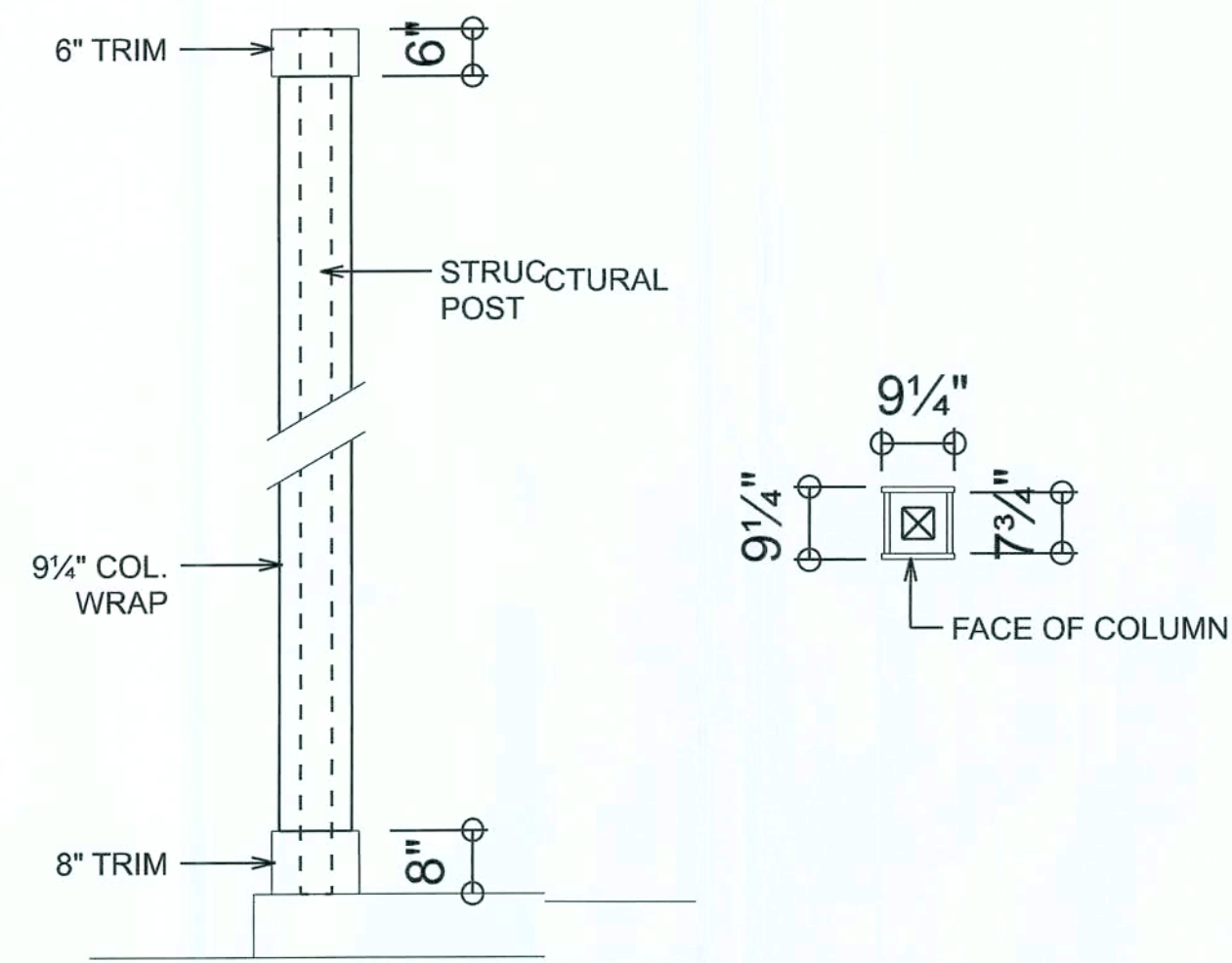


**RIDGEPOINT
DESIGN**

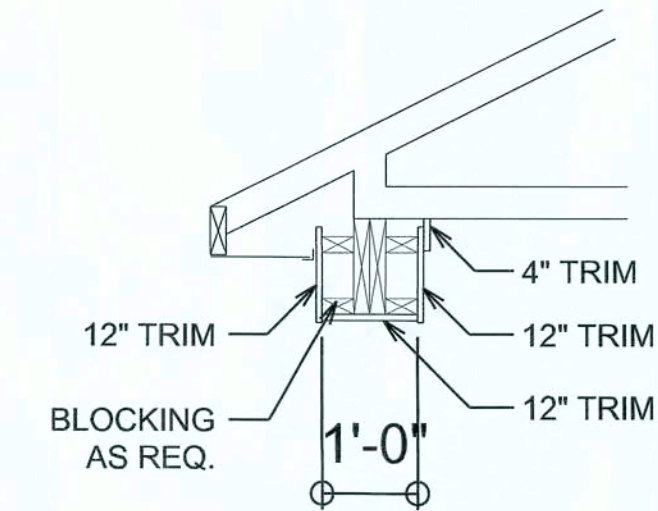
818 WEST DUAL STREET, LAKE CITY, FLORIDA 32055
P: 386-288-1188
E: RIDGEPOINTDESIGN@GMAIL.COM



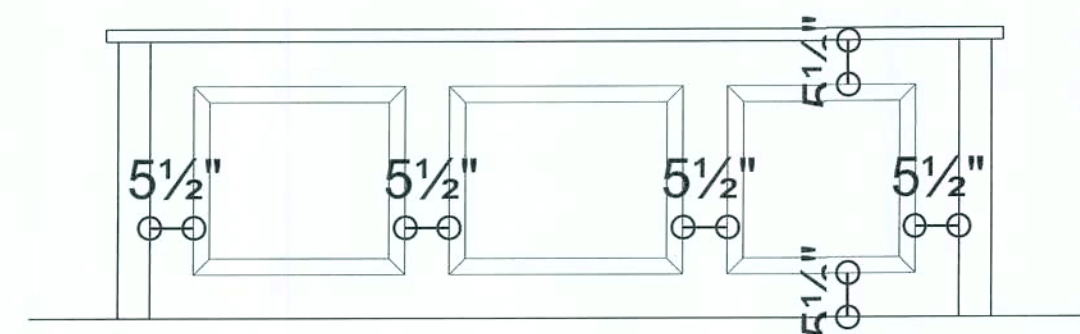
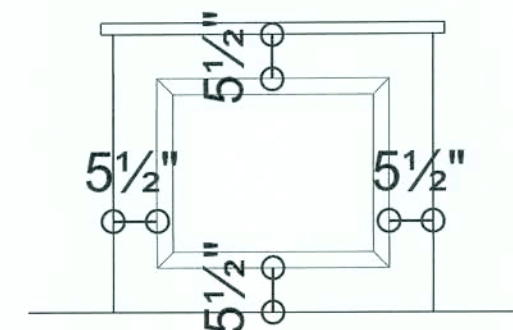
WINDOW AWNING DETAIL
SCALE: NOT TO SCALE



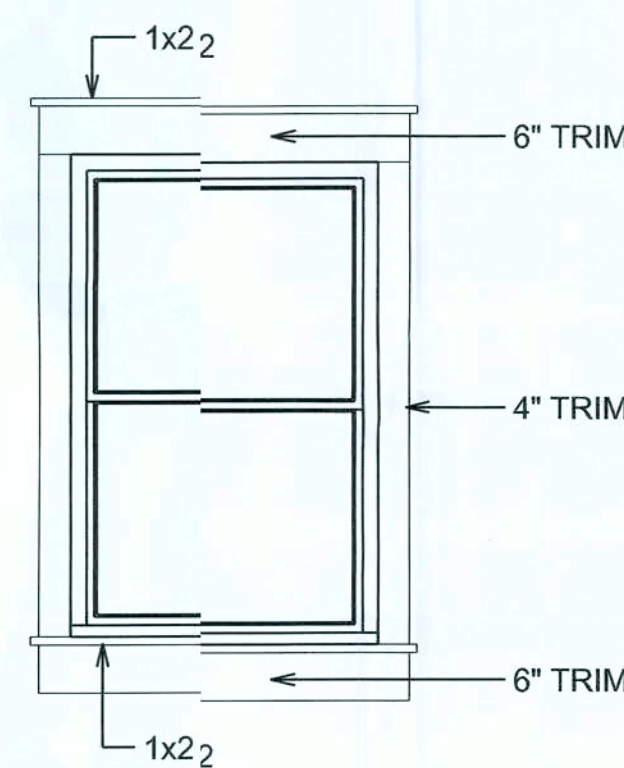
POST WRAP DETAIL
SCALE: NOT TO SCALE



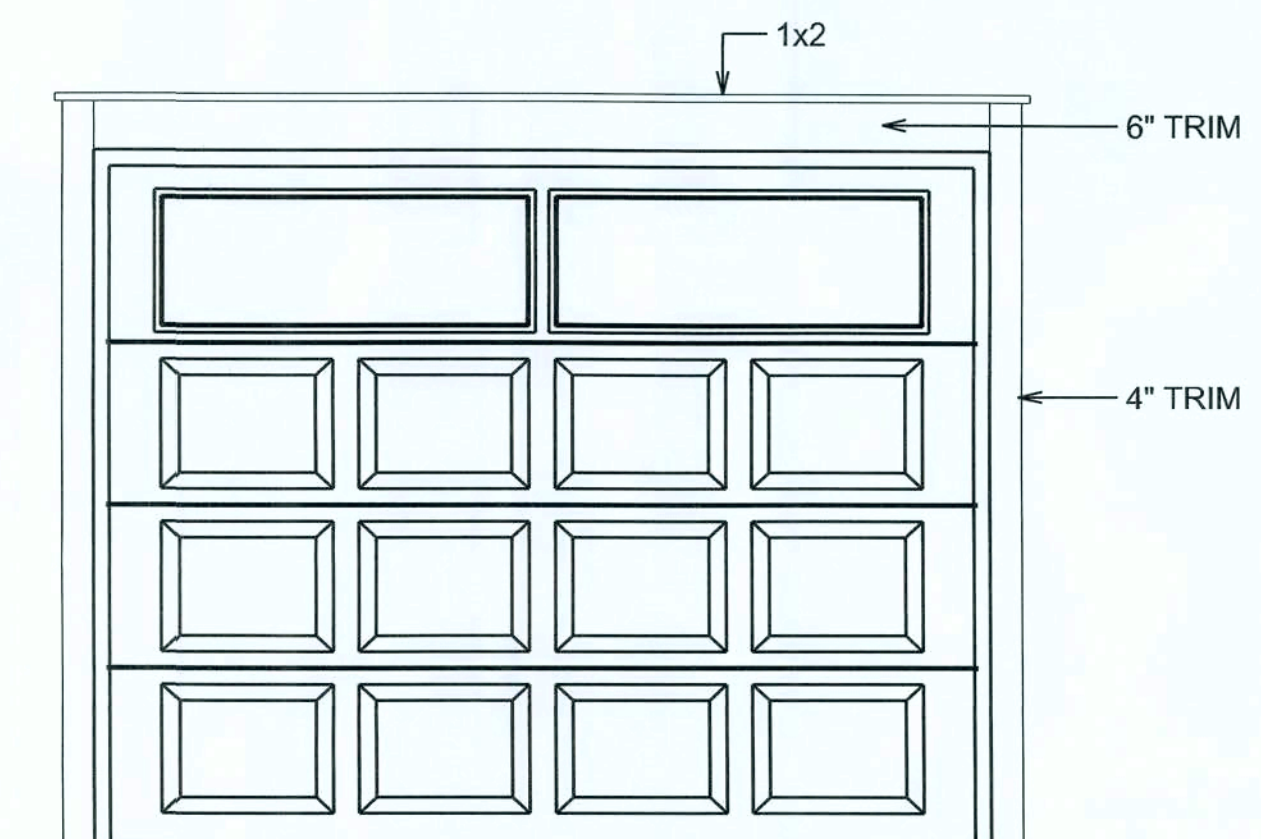
PORCH BEAM WRAP DETAIL
SCALE: NOT TO SCALE



KITCHEN ISLAND DETAIL
SCALE: NOT TO SCALE



WINDOW TRIM DETAIL
SCALE: NOT TO SCALE



GARAGE TRIM DETAIL
SCALE: NOT TO SCALE

REVISIONS SCHEDULE	
APR 11 2020	FINAL

THE 1680 MODEL
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ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA

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SHEET NUMBER
A.4
OF 4 SHEETS

CONCRETE / MASONRY /
METALS GENERAL NOTES:

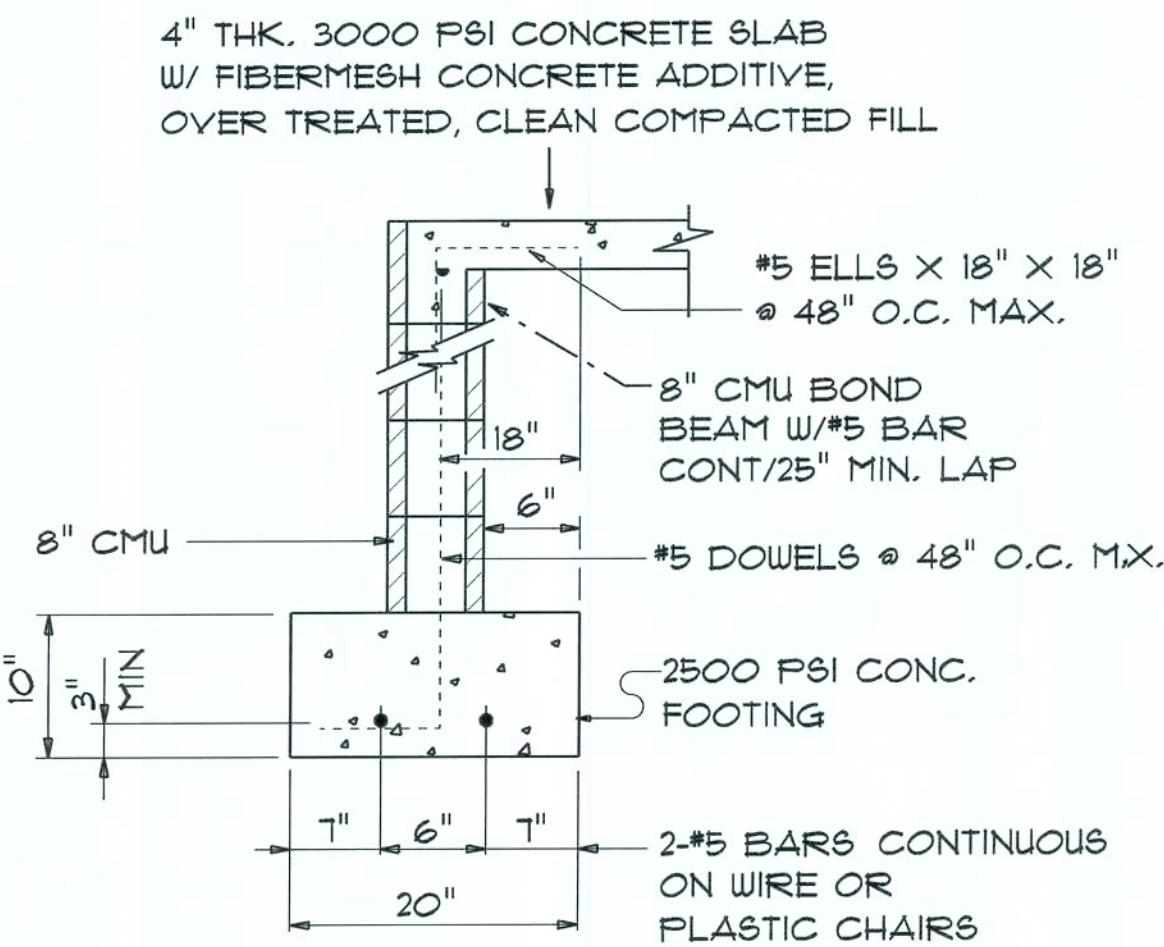
- DESIGN SOIL BARING PRESSURE: 1500 PSF.
- EXPANSIVE SOILS: WHERE DIRECTED BY THE SOILS ENGINEER, SOIL AUGMENTATION PER THE SOILS ENGINEER'S SPECIFICATIONS SHALL BE IMPLEMENTED PRIOR TO PLACING ANY FOUNDATIONS - TESTS AS SPECIFIED SHALL BE PERFORMED TO DETERMINE THE SUITABILITY OF THE SUB-GRAD TO SUPPORT THE DESIGN LOADS.
- CLEAN SAND FILL OVER STRIPPED AND COMPACTED EXISTING GD. SHALL BE PLACED IN 12" LIFTS. BOTH SUB-SOIL AND FILL COMPACTION 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.
- REINFORCING STEEL SHALL BE GRADE 60 AND MEET THE REQUIREMENTS OF ASTM A615, ALL BENDS SHALL BE MADE COLD.
- WELDED WIRE MESH SLAB REINFORCING SHALL MEET THE REQUIREMENTS OF ASTM A185 - MIN. YIELD STRESS = 85 KSI.
- CONCRETE SHALL BE STANDARD MIX F_c = 3000 PSI FOR ALL FTGS, SLABS, COLUMNS AND BEAMS OR SHALL BE STANDARD PUMP MIX F_c = 3000 PSI. STRENGTH SHALL BE ATTAINED WITHIN 28 DAYS OF PLACEMENT. MIXING, LACING AND FINISHING SHALL BE AS PER ACI STANDARDS.
- CONCRETE BLOCK SHALL BE AS PER MANUFACTURER'S PRODUCT GUIDE FOR ASTM C-90 REQUIREMENTS WITH MEDIUM SURFACE FINISH - F_m = 1500 PSI.
- MORTAR SHALL BE TYPE "M" OR "N" FOR ALL MASONRY UNITS.
- STRUCTURAL STEEL SHALL CONFORM TO ASTM A36 STANDARDS FOR STRENGTH, BOLTS SHALL BE ASTM A307 / GRADE 1 OR A325, AS PER PLAN REQUIREMENTS.
- WELDS SHALL BE AS PER "AMERICAN WELDING SOCIETY" STANDARDS FOR STRUCTURAL STEEL APPLICATIONS.

NOTE:
THE DESIGN WIND SPEED FOR THIS PROJECT IS 130 MPH PER FBC 1603 AND LOCAL JURISDICTION REQUIREMENTS

NOTE:
ADDED FILL SHALL BE APPLIED IN 8" LIFTS - EA. LIFT SHALL BE COMPACTED TO 95% DRY COMPACTION PER THE "MODIFIED PROCTOR" METHOD.

NOTE:
PROVIDE A MINIMUM OF TWO OPENINGS HAVING A TOTAL NET AREA OF NOT LESS THAN ONE SQUARE INCH FOR EVERY SQUARE FOOT OF ENCLOSED AREA SUBJECT TO FLOODING

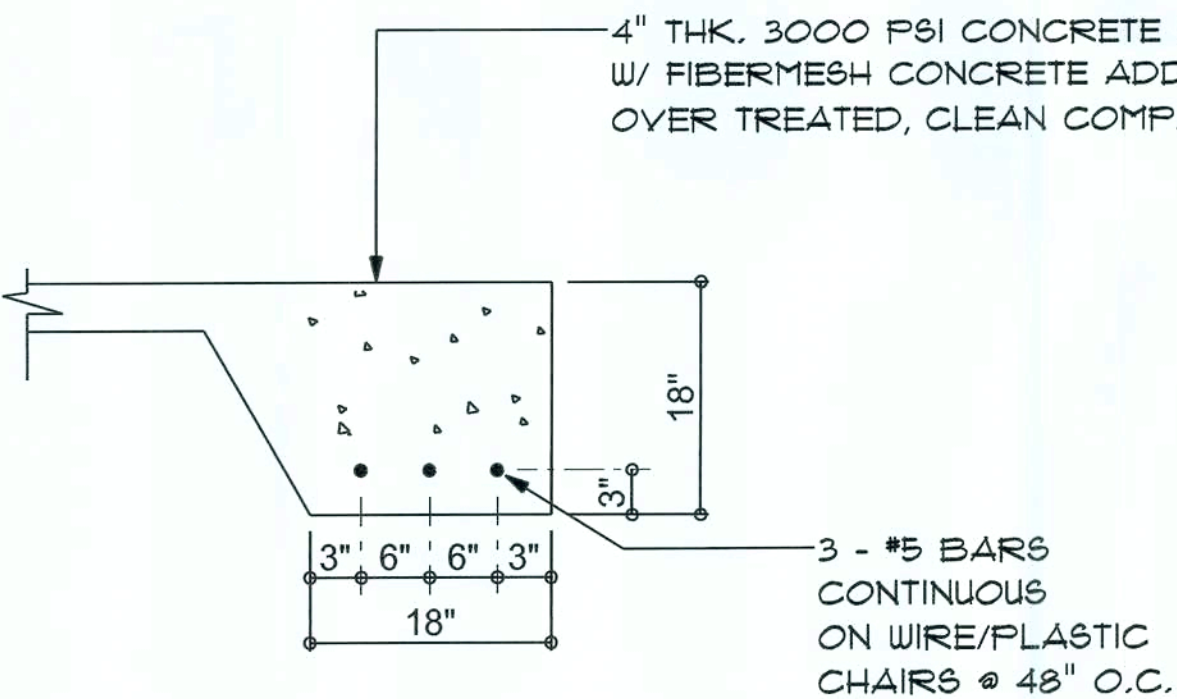
NOTE:
THE PROJECT IS DESIGNED IN ACCORDANCE WITH ASCE 24



OPTIONAL STEMWALL FOUND.

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

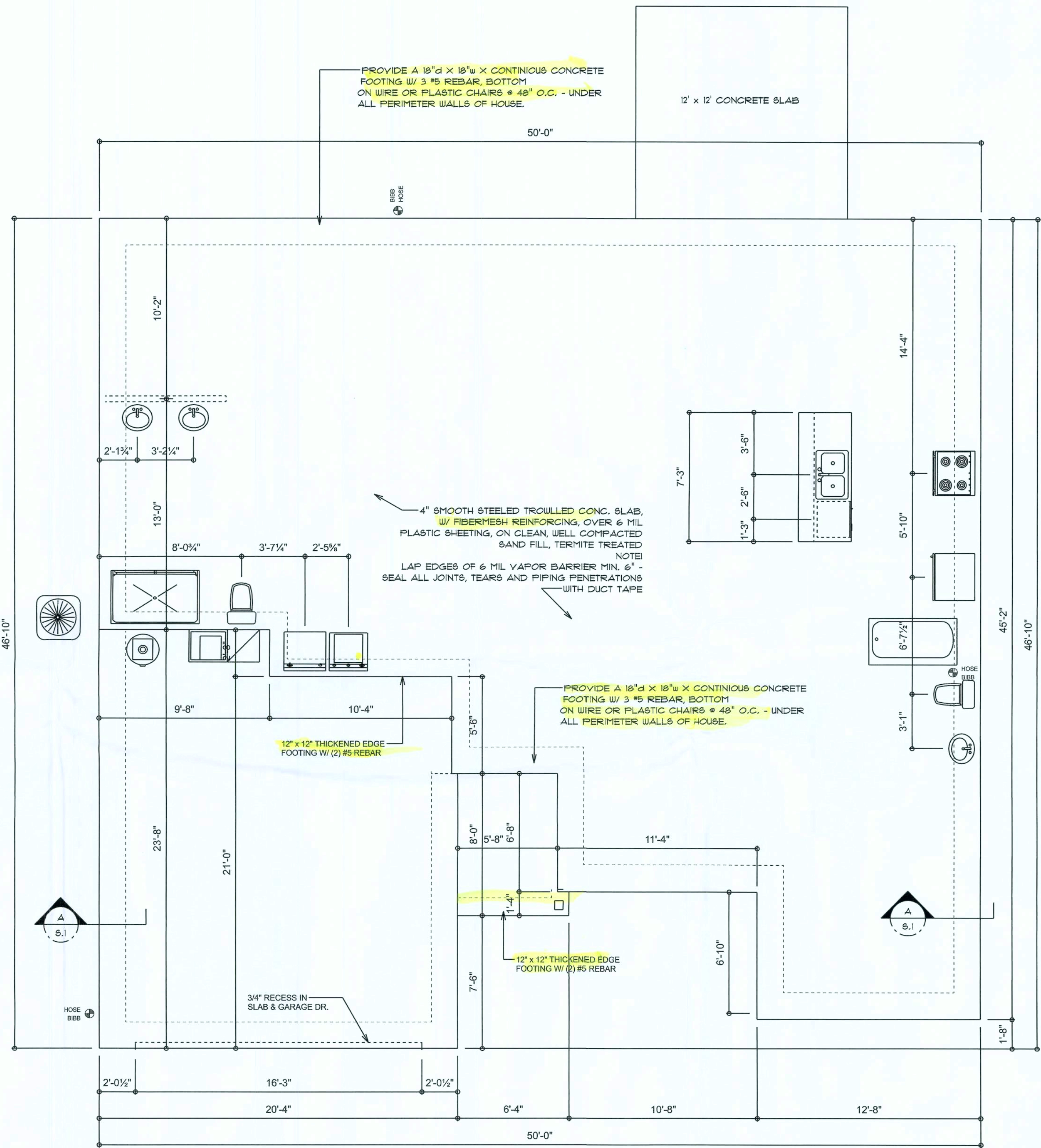
** USE THIS DETAIL AT ALL PERIMETER WALLS AND PORCH EDGES



SECTION

SCALE: not to scale

A
44



FOUNDATION PLAN

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

REVISIONS
Mar 24th, 2020

THE 1680 MODEL
LOT 20, CANNON CREEK, LAKE CITY, FLORIDA 32024
ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA

NICHOLAS PAUL
GEISLER
ARCHITECT
1185 NW Brown Rd.,
Lake City, FL 32055
(386) 955-9021
N.C.A.R.C. Certified

SHEET NUMBER
S.1
OF 4 SHEETS

AR0007005

REVISIONS	
Mar. 24th, 2020	

THE 1680 MODEL
LOT 20, CANNON CREEK, LAKE CITY, FLORIDA 32024
ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA

NICHOLAS
PAUL
GEISLER
ARCHITECT
1756 NW Brown Rd.,
Lake City, FL 32025
(888) 755-9221
NCA#165, Certified

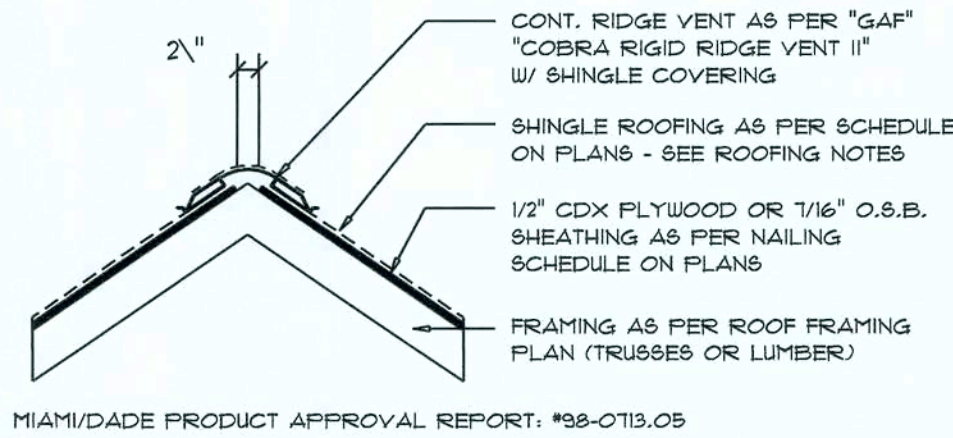
SHEET NUMBER
S.2
OF 4 SHEETS

AR0007005
02 MAR 2020

WOOD STRUCTURAL NOTES

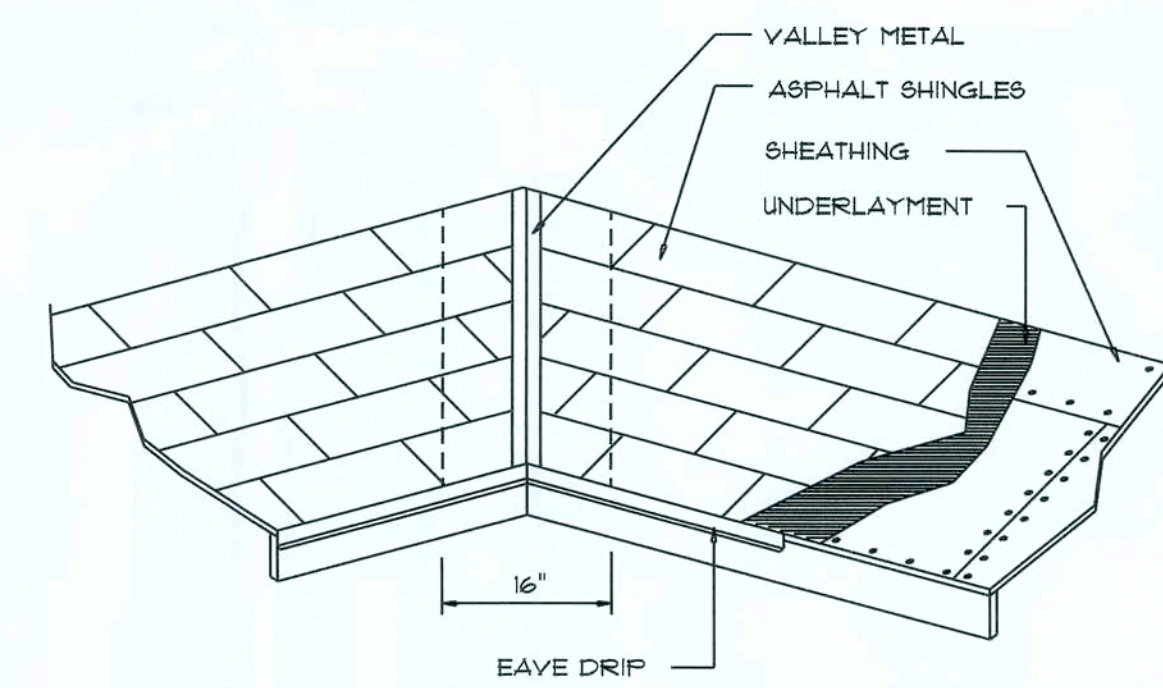
- TEMPORARY BRACING OF THE STRUCTURE DURING ERECTION, REQUIRED FOR SAFE AND STABLE CONSTRUCTION, SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR SO ENGAGED. TEMPORARY & PERMANENT BRACING OF ROOF TRUSSES SHALL BE AS PER THE STANDARD GUIDELINES OF THE "TRUSS PLATE INSTITUTE".
- ALL TRUSSES SHALL BE 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".
- WOOD STUDS IN EXTERIOR WALLS & INTERIOR BEARING WALLS SHALL BE NOT LESS THAN No.2 HEM-FIR OR BETTER.
- CONNECTORS FOR WOOD FRAMING SHALL BE GALVANIZED METAL OR BLACK METAL 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	REQ'D L.F. OF VENT	NET FREE AREA OF INTAKE
1600 SF	20 LF	410 SQ.IN.
1800 SF	24 LF	490 SQ.IN.
2200 SF	28 LF	570 SQ.IN.
2800 SF	32 LF	650 SQ.IN.
2800 SF	36 LF	730 SQ.IN.
3100 SF	40 LF	810 SQ.IN.
3600 SF	44 LF	900 SQ.IN.



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

B

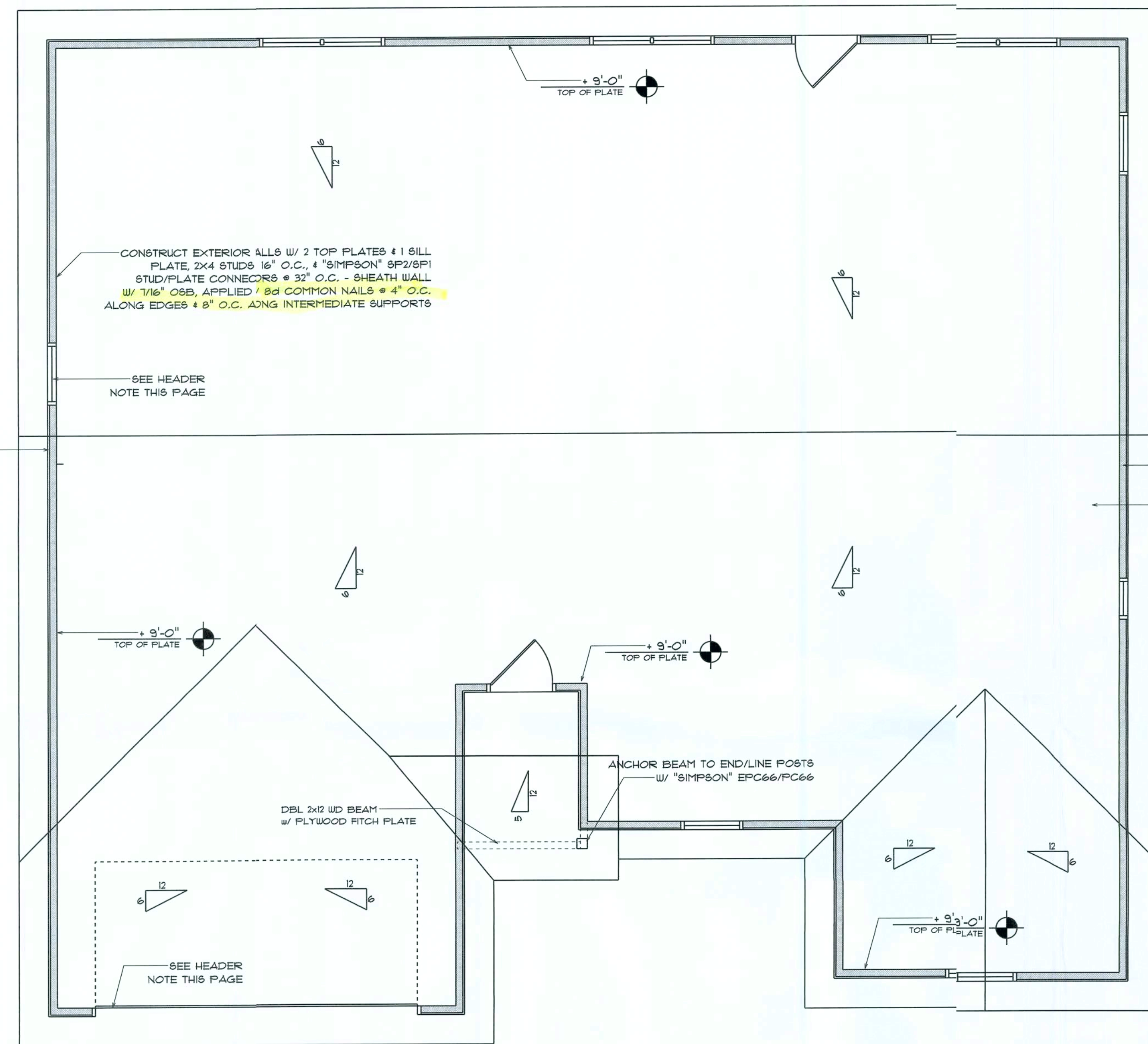


VALLEY FLASHING

ROOFING METALS for FLASHING/ROOFING MINIMUM THICKNESS REQUIREMENTS			
MATERIAL	MINIMUM THICKNESS (in)	GAGE	WEIGHT (OZ.)
COPPER			16
ALUMINUM	0.024		
STAINLESS STEEL		28	
GALVANIZED STEEL	0.0179	26 (ZINC COATED G30)	
ZINC ALLOY LEAD PAINTED TERNE	0.021		40 20

Roofing/Flashing DETS.
SCALE: NONE

A



Roof Framing PLAN
SCALE: 1/4" = 1'-0"

NOTE!
ANCHOR GIRDER TRUSSES TO HADER WITH 2 "SIMPSON" L8T12, 3 OR 4,
ANCHOR HEADER TO KING STUDS/
2 "SIMPSON" ST2 EA. END - TYP., O.

NOTE!
SHEATH ROOF W/ 1/2" CDX PLYWOOD or 1/16" OSB PLACED W/ LONG DIMENSION PERPENDICULAR TO THE ROOF TRUSSES, SECURE TO FRAMING W/ 8d NAILS - AS PER DETAIL ON SHEET SD.4

NOTE!
THE DESIGN WIND SPEED FOR THIS PROJECT IS 130 MPH PER FBC 1608 AND LOCAL JURISDICTION REQUIREMENTS

ROOF PLAN NOTES

- SEE ELEVATIONS FOR ROOF PITCH
- ALL OVERHANG 18" (12" on gables) UNLESS OTHERWISE NOTED
- PROVIDE ATTIC VENTILATION IN ACCORDANCE WITH SCHEDULE ON SD.3
- SEE EXTERIOR ELEVATIONS AND FLOOR PLANS TO VERIFY PLATE AND HEEL HEIGHTS
- MOVE ALL VENTS AND OTHER ROOF PENETRATIONS TO REAR

STANDARD HEADER SCHEDULE

- 0'-0" UP TO 6'-0" OPENINGS**
DOUBLE 2x8 No.2 SOUTHERN PINE WITH 1/2" OSB SOLID CONTINUOUS SPACER GLUED AND NAILED WITH 10d x 0.128" x 3" NAILS IN 2 ROWS @ 12" O.C. STAGGERED EACH SIDE WITH 1 - SIMPSON M8TA15 TOP AND 1 - SIMPSON 8FH4R BOTTOM EACH SIDE OF OPENING WITH 1 - HEADER STUD AND 1 FULL HEIGHT STUD EACH SIDE OF OPENING
- 6'-0" UP TO 9'-0" OPENINGS**
DOUBLE 2x12 No.2 SOUTHERN PINE WITH 1/2" OSB SOLID CONTINUOUS SPACER GLUED AND NAILED WITH 10d x 0.128" x 3" NAILS IN 2 ROWS @ 12" O.C. STAGGERED EACH SIDE WITH 1 - SIMPSON M8TA24 TOP AND 1 - SIMPSON 8FH4R BOTTOM EACH SIDE OF OPENING WITH 1 - HEADER STUD AND 2 FULL HEIGHT STUDS EACH SIDE OF OPENING
- 9'-0" UP TO 16'-0" OPENINGS**
DOUBLE 2x12 No.2 SOUTHERN PINE WITH 1/2" OSB SOLID CONTINUOUS SPACER GLUED AND NAILED WITH 10d x 0.128" x 3" NAILS IN 2 ROWS @ 12" O.C. STAGGERED EACH SIDE WITH 3 - SIMPSON M8TA15 EACH SIDE OF OPENING WITH 2 - HEADER STUDS AND 3 FULL HEIGHT STUDS EACH SIDE OF OPENING
- 16'-0" GARAGE DOOR OPENINGS**
2 PLY 1 1/2" x 11 1/8" 2.0E MICROLAMM LVL HEADER GLUED AND NAILED WITH 10d x 0.128" x 3" NAILS IN 2 ROWS @ 12" O.C. STAGGERED EACH SIDE WITH 3 - SIMPSON M8TA15 EACH SIDE OF OPENING WITH 2 - HEADER STUDS AND 3 FULL HEIGHT STUDS EACH SIDE OF OPENING

GENERAL TRUSS NOTES:

- TRUSSES SHALL BE DESIGNED BY A LICENSED ENGINEER, AND IN ACCORDANCE WITH THE REQUIREMENTS OF THE "NATIONAL FOREST PRODUCTS ASSOCIATION" MANUAL FOR "STRESS RATED LUMBER AND ITS CONNECTIONS", LATEST Ed., ALONG W/ THE "TRUSS PLATE INSTITUTE" SUGGESTED GUIDELINES FOR TEMPORARY AND PERMANENT BRACING, AND HANDLING OF TRUSSES. TRUSS SHOP DRAWINGS SHALL INCLUDE TRUSS DESIGN, PLACEMENT PLANS, DETS, & TRUSS TO TRUSS CONNECTIONS.
- TRUSS SHOP DRAWINGS SHALL BE SIGNED & SEALED BY THE DESIGNING ENGINEER.
- FOLLOWING DEVELOPMENT OF TRUSS SHOP DRAWINGS, ADJUSTMENTS TO THE ANCHOR REQUIREMENTS MAY BE REQUIRED DEPENDING ON THE ENGINEERED GRAVITY AND WIND UPLIFT REQUIREMENTS OF TRUSSES OR GIRDERS. THE CONTRACTOR SHALL MAKE AVAILABLE A COMPLETE SET OF TRUSS SHOP DRAWINGS TO THE ARCHITECT FOR THE PURPOSE OF REVIEW OF LOADS IMPOSED ON THE BALANCE OF THE STRUCTURE. ANY SUCH REQUIRED CHANGE SHALL BE INCORPORATED INTO THE CONSTRUCTION OF THIS STRUCTURE.

NOTE!

ALL PENETRATIONS OF THE TOP PLATE OF ALL LOAD BEARING WALLS SHALL BE SEALED WITH FIRE RETARDANT CAULKING, INCLUDING WIRING, PLUMBING OR OTHER SUCH PENETRATIONS. WALLS OVER 8'-0" TALL SHALL HAVE CONTINUOUS BLOCKING TO LIMIT CAVITY HEIGHT TO 8'-0". PENETRATIONS THROUGH SUCH BLOCKING SHALL BE TREATED IN THE SAME MANNER AS TOP PLATES, NOTED ABOVE

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 4869, TYPE I.

SELF-ADHERING POLYMER MODIFIED BITUMEN SHEET:
SELF ADHERING POLYMER MODIFIED BITUMEN SHALL COMPLY W/ ASTM D 1970.

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 110 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 FA 101-95.

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.

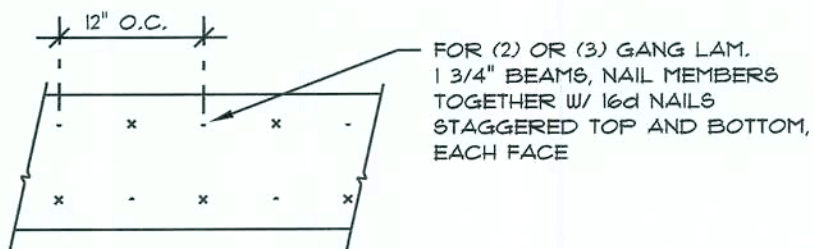
BASE AND CAP FLASHINGS:
BASE AND CAP FLASHING SHALL BE INSTALLED IN ACCORDANCE W/ MFGR'S INSTALLATION INSTRUCTIONS. BASE FLASHING SHALL BE OF EITHER CORROSION RESISTANT METAL OF MINIMUM NOMINAL THICKNESS 0.019 INCH OR MINERAL SURFACE ROLL ROOFING WEIGHING A MINIMUM OF 11 LBS PER 100 SQUARE FEET. CAP 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 1503.3.2.
2. FOR OPEN VALLEYS, VALLEY LINING OF TWO PLYS OF MINERAL SURFACE ROLL ROOFING SHALL BE PERMITTED. THE BOTTOM LAYER SHALL BE 19 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 1970.

NOTE !!!
ROOF SHINGLES SHALL BE AS MANUFACTURED BY "TAMKO ROOFING PRODUCTS" OF THE FOLLOWING MODELS:

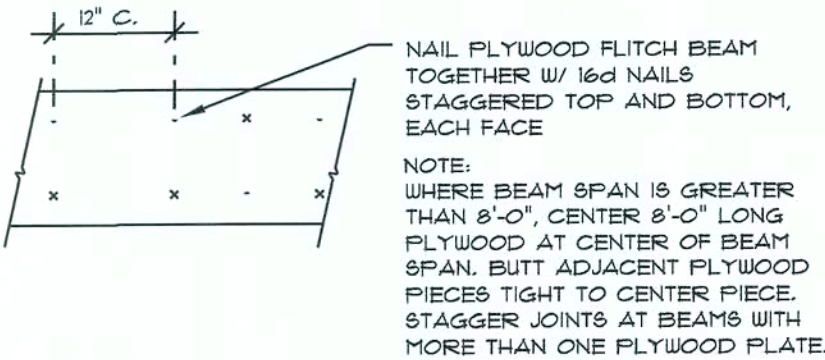
GLASS-SEAL AR
ELITE GLASS-SEAL AR
HERITAGE 30 AR
HERITAGE 40 AR
HERITAGE 50 AR

THESE SHINGLES MEET THE REQUIREMENTS OF ASTM D-3161 TYPE I MODIFIED TO 130 MPH WINDS & FBC TAB 100, USING 4 NAILS/SHINGLE



MULTIPLE GANG LAM. DETAIL

NOT TO SCALE

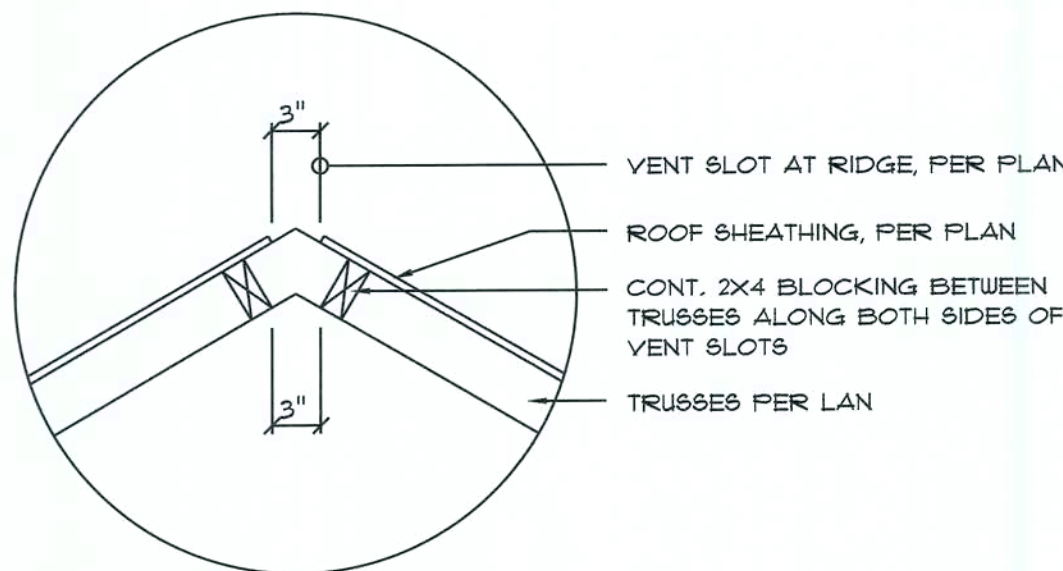


PLYWOOD FLITCH BEAM DETAIL

NOT TO SCALE

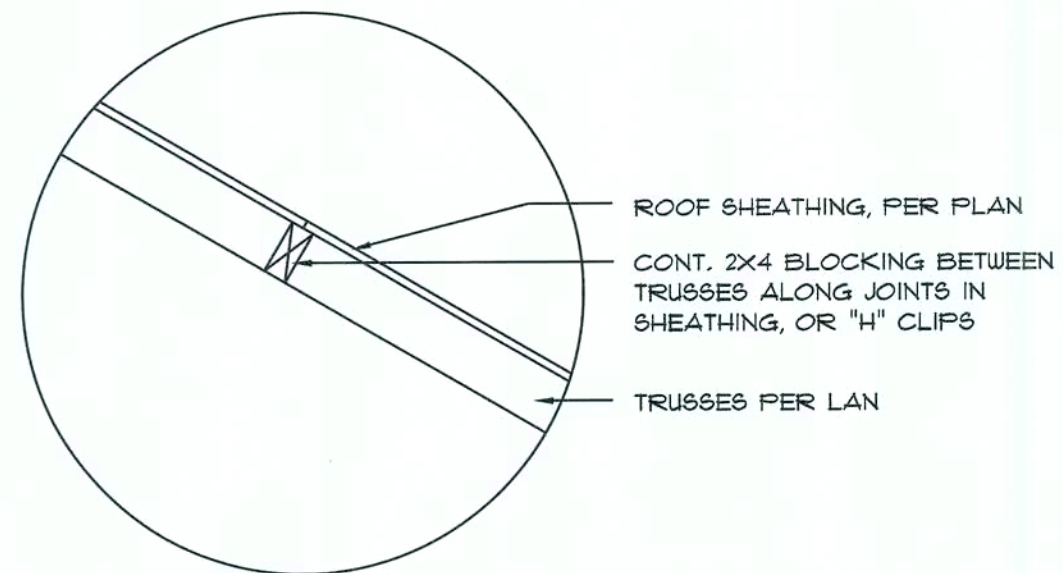
B/U Beam DETAILS

SCALE: NONE



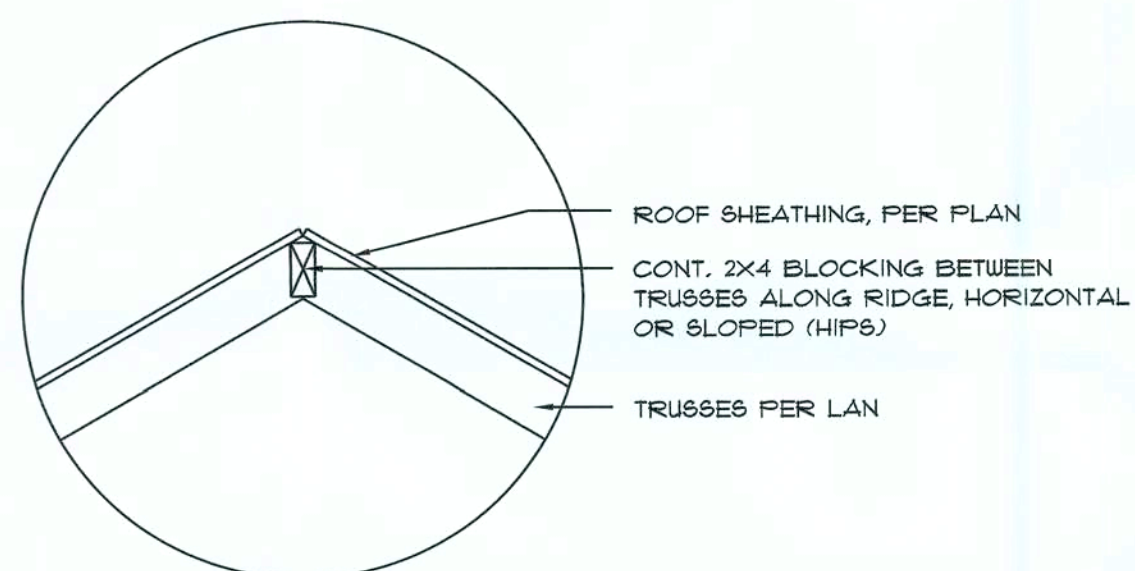
Vent DETAIL

SCALE: NONE



Joint DETAIL

SCALE: NONE



Ridge DETAIL

SCALE: NONE

FRAMING ANCHOR SCHEDULE

APPLICATION	MANUF'R/MODEL	CAP.
TRUSSES TO WALL:	SIMPSON H2.5a or SDUC15600	600*
GIRDER TRUSS TO POST/HEADER:	SIMPSON LGT. W/ 28 - 16d NAILS	1785*
HEADER TO KING STUD(S):	SIMPSON ST22	1310*
PLATE TO STUD:	NO CONNECTION REQ. WHEN USING WINDSTORM BOARD	
STUD TO SILL:	NO CONNECTION REQ. WHEN USING WINDSTORM BOARD	
FLOOR BEAM TO POST:	SIMPSON FC44 or (2) 5/8" LAG BOLTS EA. POST	1700*
FLOOR POST TO FND.:	SIMPSON AB44	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.

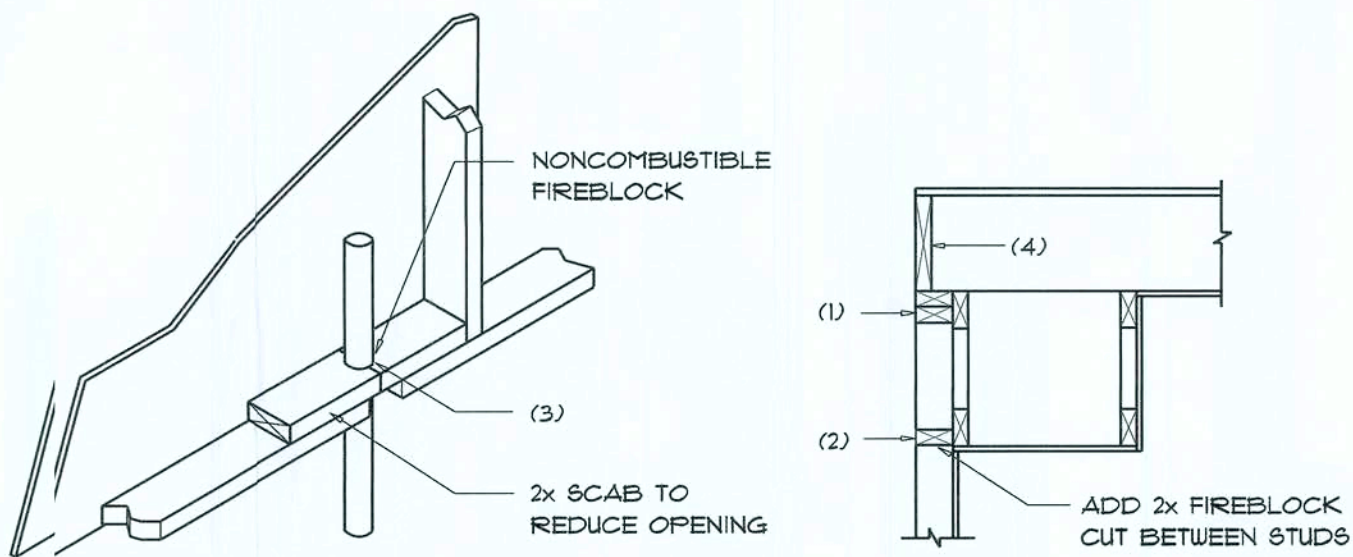
NOTE:
ALL UNLISTED JOINTS IN THE LOAD PATH SHALL BE REINFORCED WITH SIMPSON A34 FRAMING ANCHORS, TYPICAL T.O.

NOTE:
"SEPMCO" PRODUCT APPROVAL:
MI/AM/DADE COUNTY REPORT #95-0819.15

NOTE:
"SIMPSON" PRODUCT APPROVALS:
MI/AM/DADE COUNTY REPORT #91-0107.05, #96-1126.11, #99-0623.04
SEBCCI NER-443, NER-393

<div></div> <div>BUILDING COMPONENTS & CLADDING LOADS MEAN BUILDING HEIGHT = 30.0', EXPOSURE "B" ROOF ANGLE 1" TO 21"</div>						
WALL	ZONE	AREA	WIND SPEED (MPH)			
			VULT 120 MPH	VULT 120 MPH	VULT 150 MPH	VULT 150 MPH
ROOF 1" TO 21"	1	10	12.0 / -19.9	14.9 / -23.7	17.5 / -27.8	20.3 / -32.3
	2	10	11.4 / -19.4	13.6 / -23.0	16.0 / -27.0	18.5 / -31.4
	3	10	10.0 / -18.6	11.9 / -22.2	13.9 / -26.0	16.1 / -30.2
	4	10	12.5 / -34.7	14.9 / -41.3	17.5 / -48.4	20.3 / -56.2
	5	10	11.4 / -31.9	13.6 / -38.0	16.0 / -44.6	18.5 / -51.7
	6	10	10.0 / -28.2	11.9 / -33.6	13.9 / -39.4	16.1 / -45.7
WALL	1	10	12.5 / -51.3	14.9 / -61.0	17.5 / -71.6	20.3 / -83.1
	2	10	11.4 / -47.9	13.6 / -57.1	16.0 / -67.0	18.5 / -77.7
	3	10	10.0 / -43.5	11.9 / -51.8	13.9 / -60.8	16.1 / -70.5
	4	10	21.8 / -23.6	25.9 / -34.7	30.4 / -33.0	35.3 / -38.2
	5	10	20.8 / -22.6	24.7 / -26.9	29.0 / -31.6	33.7 / -36.7
	6	10	19.5 / -21.3	23.2 / -25.4	27.2 / -29.8	31.6 / -34.6
WALL	7	10	21.8 / -21.3	25.9 / -34.7	30.4 / -40.7	35.3 / -41.2
	8	10	20.8 / -21.3	24.7 / -29.4	29.0 / -39.0	33.7 / -44.0
	9	10	19.5 / -21.6	23.2 / -23.3	27.2 / -34.3	31.6 / -39.8

HEIGHT & EXPOSURE ADJUSTMENT COEFFICIENTS FOR BUILDING COMPONENTS & CLADDING			
BLDG HEIGHT	EXPOSURE "B"	EXPOSURE "C"	EXPOSURE "D"
15	1.00	1.21	1.47
20	1.00	1.29	1.55
25	1.00	1.35	1.61
30	1.00	1.40	1.66



PENETRATIONS

SOFFIT/DROPPED CLG.

FIREBLOCKING NOTES:

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

- IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS INCLUDING FURRED SPACES AT CEILING AND FLOOR LEVELS.
- AT ALL INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS OCCUR AT SOFFITS, DROP CEILING, COVE CEILING, ETC.
- AT OPENINGS AROUND VENTS, PIPES, DUCTS, CHIMNEYS AND FIREPLACES AT CEILING AND FLOOR LEVELS WITH "PYRO PANEL MULTIFLEX SEALANT"
- 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

FLORIDA BUILDING CODE

Compliance Summary

TYPE OF CONSTRUCTION

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

ROOF DECKING

Material: 1/2" CD Plywood or 1/16" O.S.B.
Sheet Size: 48"x96" Sheets Perpendicular to Roof Framing
Fasteners: 8d Common Nails per schedule on sheet A.1

SHEARWALLS

Material: 1/2" CD Plywood or 1/16" O.S.B.
Sheet Size: 48"x96" Sheets Placed Vertical
Fasteners: 8d Common Nails @ 4" O.C. Edges & 8" O.C. Interior
Diaphragm: Double Top Plate (5 T.F.) w/ 16d Nails @ 12" O.C.
Wall Studs: 2x4 Studs @ 16" O.C.

HURRICANE UPLIFT CONNECTORS

Truss Anchors: SIMPSON H2.5a or SDUC15600 @ Ea. Truss End (Typ. 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) HD5a @ each corner
Porch Column Base Connector: Simpson AB46 @ each column
Porch Column to Beam Connector: Simpson EPC66/PC66 @ each column

FOOTINGS AND FOUNDATIONS

Footing: 18" d x 18" w Cont. W/ 3- #5 Bars Cont. on wire/plastic chairs 48" O.C.

STRUCTURAL DESIGN CRITERIA:

1. THE DESIGN COMPLIES WITH THE REQUIREMENTS OF THE 2011 FLORIDA 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 7-10, 2011 FBC 1609-A WIND VELOCITY: V_{ULT} 130 MPH
V_{ASD} = 101 MPH

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

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

5. WIND NET UPLIFT: ARE AS INDICATED ON PLANS

TERMITE PROTECTION NOTES:

SOIL CHEMICAL BARRIER METHOD:

- A PERMANENT SIGN WHICH IDENTIFIES THE TERMITE TREATMENT PROVIDER AND NEED FOR REINSPECTION AND TREATMENT CONTRACT RENEWAL SHALL BE PROVIDED. THE SIGN SHALL BE POSTED NEAR THE WATER HEATER OR ELECTRIC PANEL. FBC 104.2.6
- CONDENSATE AND ROOF DOWNSPOUTS SHALL DISCHARGE AT LEAST 1'-0" AWAY FROM BUILDING SIDE WALLS. FBC 1503.4.4
- IRRIGATION/SPRINKLER SYSTEMS INCLUDING ALL RISERS AND SPRAY HEADS SHALL NOT BE INSTALLED WITHIN 1'-0" FROM BUILDING SIDE WALLS. FBC 1503.4.4
- TO PROVIDE FOR INSPECTION FOR TERMITE INFESTATION, BETWEEN WALL COVERINGS AND FINAL EARTH GRADE SHALL NOT BE LESS THAN 6". EXCEPTION: PAINT AND DECORATIVE CEMENTIOUS FINISH LESS THAN 5/8" THICK ADHERED DIRECTLY TO THE FOUNDATION WALL. FBC 1403.1.6
- INITIAL TREATMENT SHALL BE DONE AFTER ALL EXCAVATION AND BACKFILL IS COMPLETE. FBC 1816.1.1
- SOIL DISTURBED AFTER THE INITIAL TREATMENT SHALL BE RETREATED INCLUDING SPACES BOXED OR FORMED. FBC 1816.1.2
- 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 1816.1.3
- MINIMUM 6 MIL VAPOR RETARDER MUST BE INSTALLED TO PROTECT AGAINST RAINFALL DILUTION. IF RAINFALL OCCURS BEFORE VAPOR RETARDER PLACEMENT, RETREATMENT IS REQUIRED. FBC 1816.1.4
- CONCRETE OVERPOUS AND MORTAR ALONG THE FOUNDATION PERIMETER MUST BE REMOVED BEFORE EXTERIOR SOIL TREATMENT. FBC 1816.1.5
- SOIL TREATMENT MUST BE APPLIED UNDER ALL EXTERIOR CONCRETE OR GRADE WITHIN 1'-0" OF THE STRUCTURE SIDEWALLS. FBC 1816.1.6
- 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 1816.1.6
- ALL BUILDINGS ARE REQUIRED TO HAVE PER-CONSTRUCTION TREATMENT. FBC 1816.1.7
- A CERTIFICATE OF COMPLIANCE MUST BE ISSUED TO THE BUILDING DEPARTMENT BY * LICENSED PEST CONTROL COMPANY BEFORE A CERTIFICATE OF OCCUPANCY WILL 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 1816.1.7
- 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
- NO WOOD, VEGETATION, STUMPS, CARDBOARD, TRASH, ETC., SHALL BE BURIED WITHIN 15'-0" OF ANY BUILDING OR PROPOSED BUILDING. FBC 2303.1.4

REVISIONS

Mar. 24th, 2020

THE 1680 MODEL
LOT 20, CANNON CREEK, LAKE CITY, FLORIDA 32024

ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA

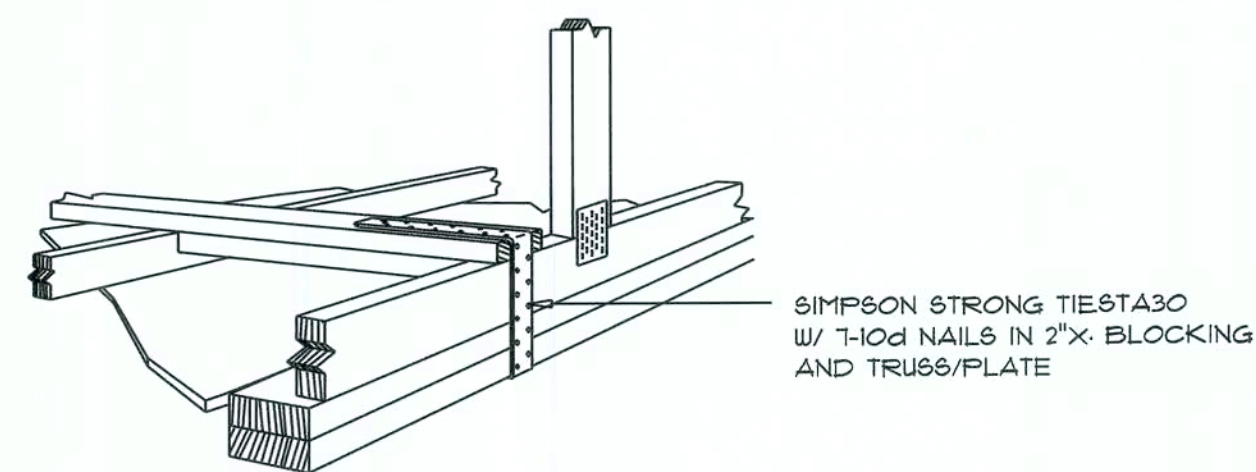
NICHOLAS PAUL GEISLER ARCHITECT
1785 NW Brown Rd.,
Lake City, FL 32025
(904) 755-5021
NCA/ARB Certified

SHEET NUMBER

S.3

OF 4 SHEETS

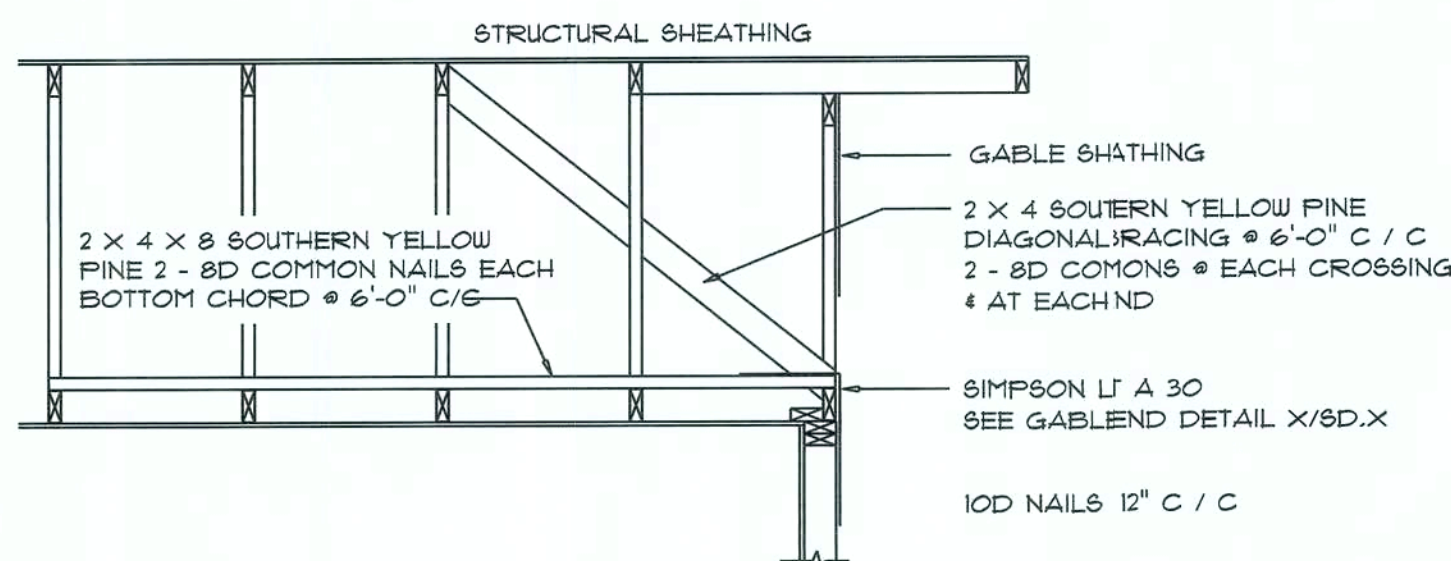
AR0007005



**GABLE END GYPSUM DIAPHRAGM
HOLDOWN CONNECTOR**

SCALE: NONE

A.1

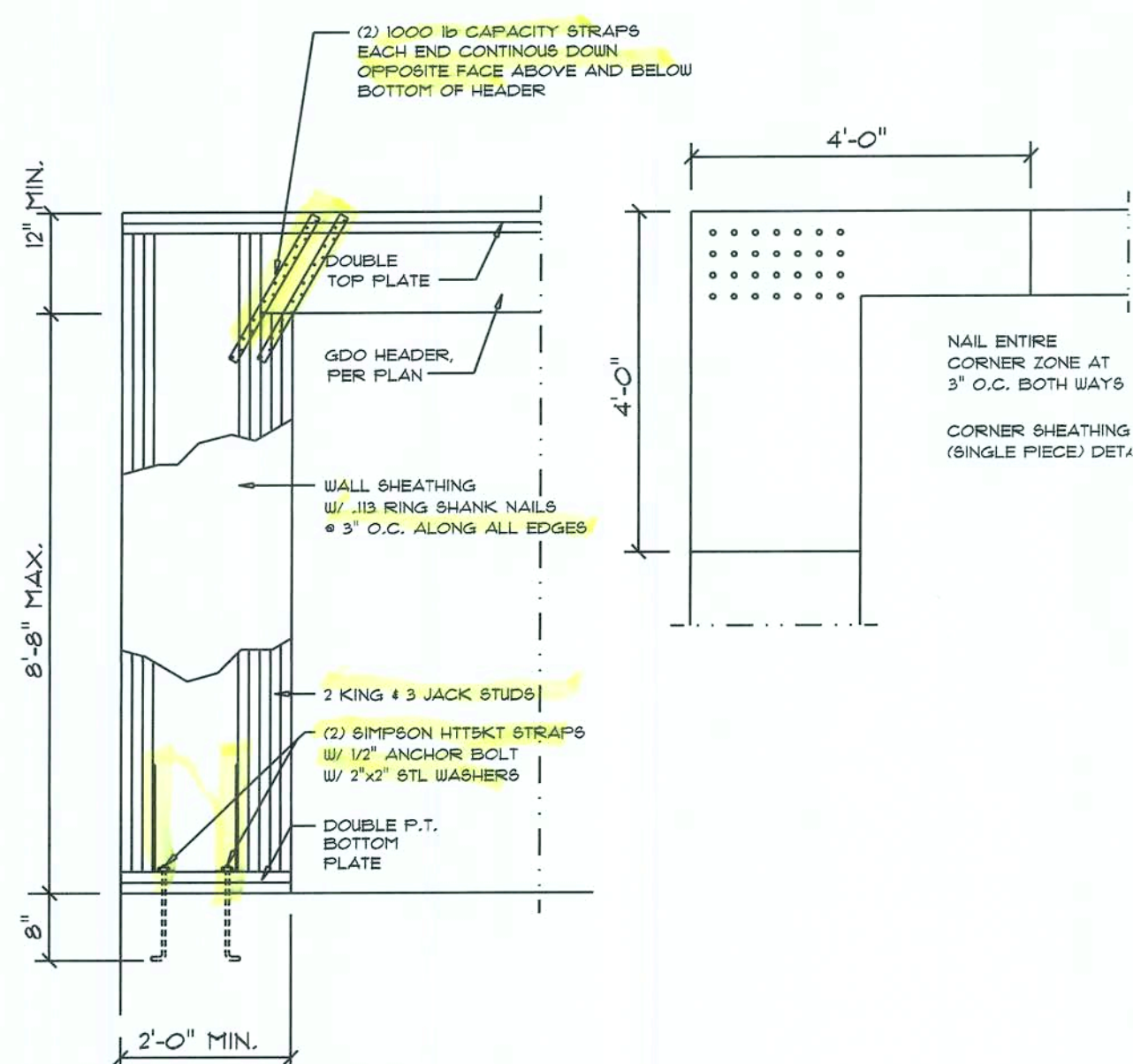


**END WALL BRACING FOR
CEILING DIAPHRAGM**

NTS (ALTERNATIVE TO BALLOON FRAMING)

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

A

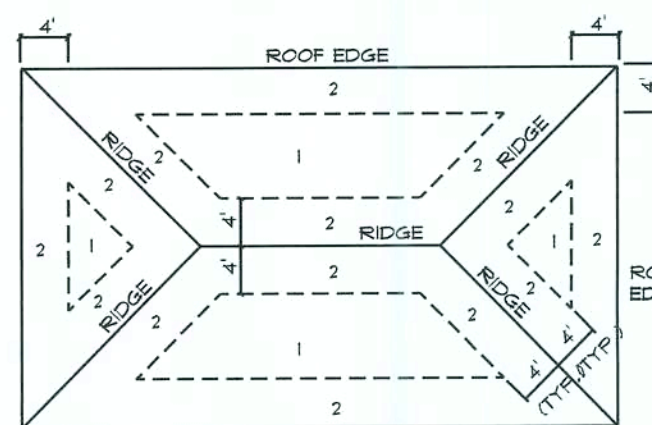


Garage End Wall DETAILS

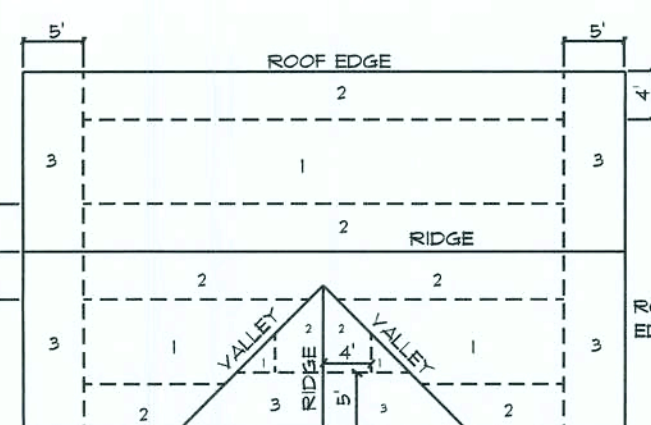
SCALE: 1/2" = 1'-0"

G

ROOF SHEATHING FASTENINGS			
NAILING ZONE	SHEATHING TYPE	FASTENER	SPACING
1			6 in. o.c. EDGE 12 in. o.c. FIELD
2	1/4" O.S.B. OR 15/32 CDX	113 RING SHANKED NAILS	6 in. o.c. EDGE 6 in. o.c. FIELD
3			4 in. o.c. GABLE ENDWALL OR GABLE TRUSS 6 in. o.c. EDGE 6 in. o.c. FIELD



**ROOF SHEATHING NAILING ZONES
(HIP ROOF)**

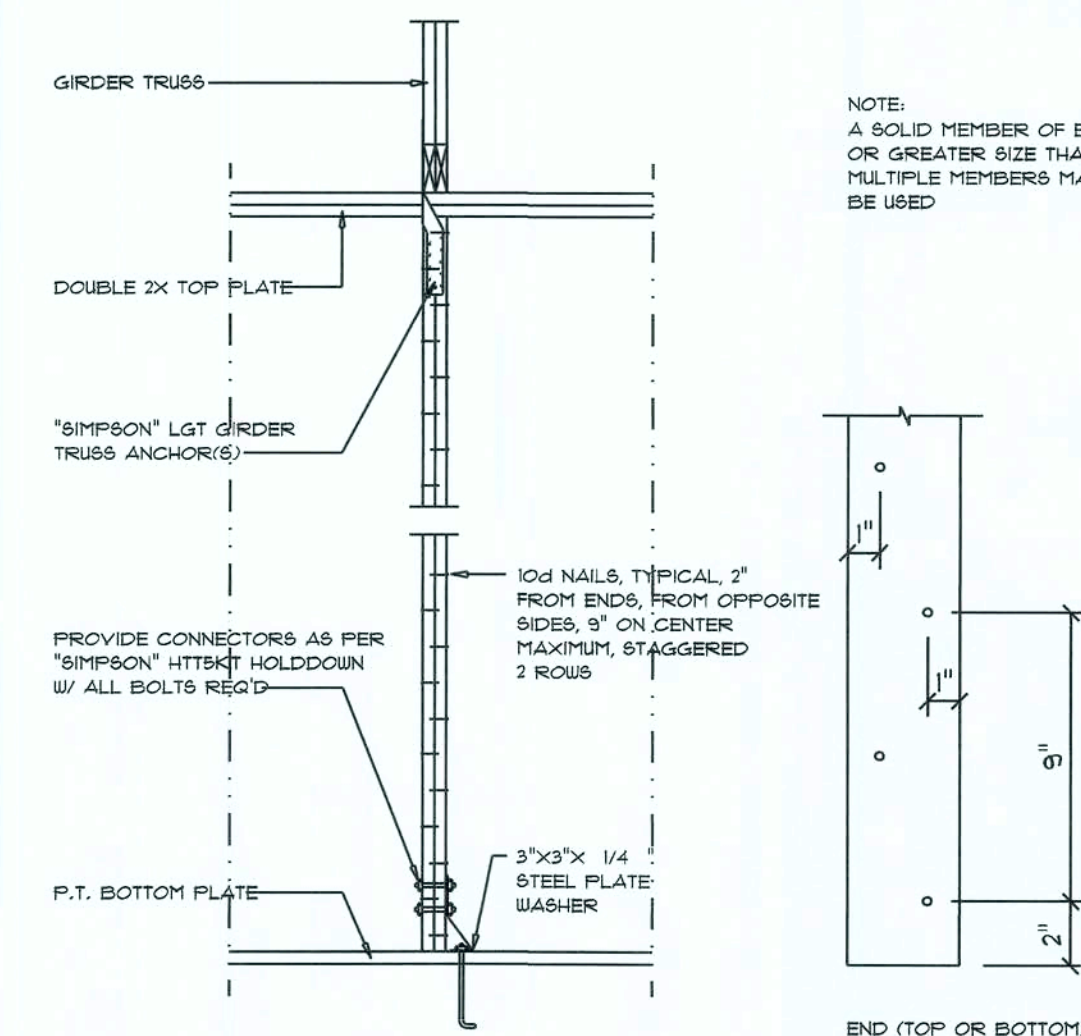


**ROOF SHEATHING NAILING ZONES
(GABLE ROOF)**

Roof Nail Pattern DET.

SCALE: NONE

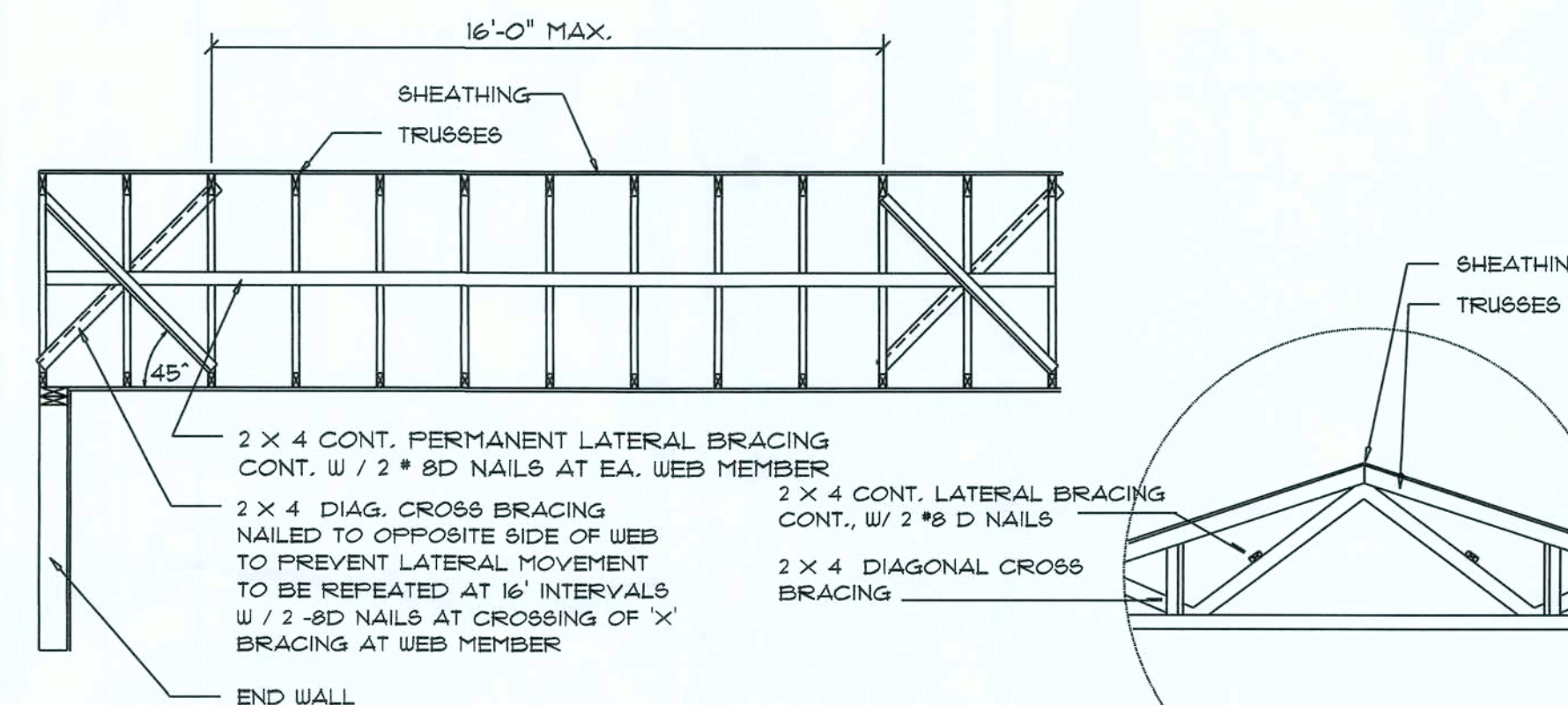
B



Girder Truss Column DET.

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

C



TYP. PERMANENT TRUSS BRACING DIA.

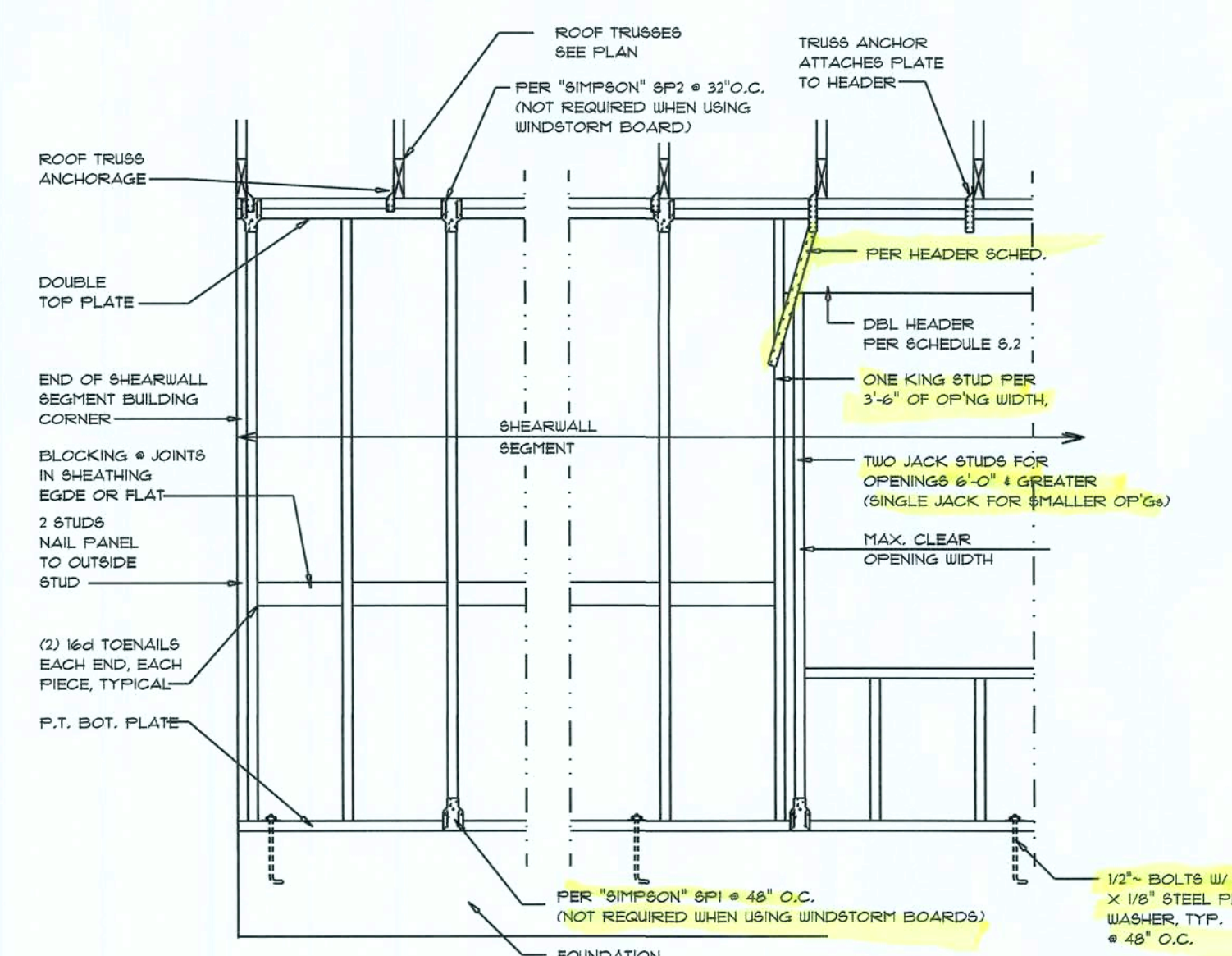
NTS

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

Truss Bracing DETAILS

SCALE: AS NOTED

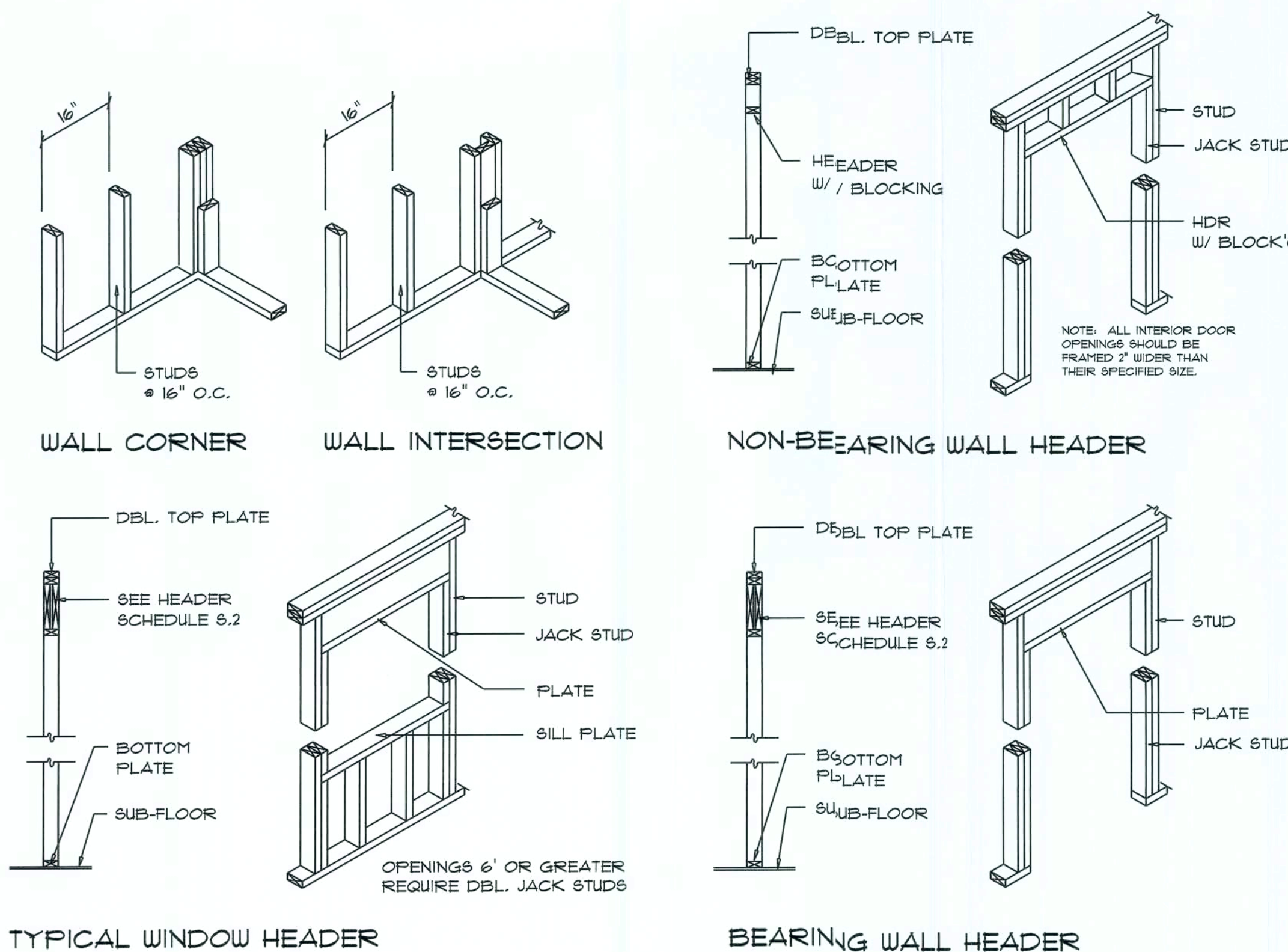
D



Shear Wall DETAILS

SCALE: NONE

E



Wall Framing/Header DETAILS

SCALE: NONE

F

REVISIONS	
1	Rev. 2/11/2020

THE 1680 MODEL
LOT 20, CANNON CREEK, LAKE CITY, FLORIDA 32024
ADAM'S CONSTRUCTION
LAKE CITY, FLORIDA

NICHOLAS
PAUL
GEISLER
ARCHITECT
1158 NW Brown Rd.
Lakeland, FL 33805
(888) 996-9021
N.C.A.R.C. Certified

SHEET NUMBER
S.4
OF 4 SHEETS

AR0007005