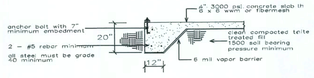
FOUNDATION NOTES
4" THICK SLAB WITH FIBER MESH OR 6 6 W.W.M. OVER 6 MIL VAPOR BARRIER ON CLEAN TERMITE TREATED SIL. FIBER MESH MAY BE USED. ALL STEEL MUST BE GRADE 40 MIN. 150 PSF SOIL BEARING PRESSURE MIN.
8" C.M.U. STEMWALL WITH (1) #5 REBARVERTICAL FILLED CELL W/ CONCRETE AT ALL CORNERS AND 6'O.C. MAX. SPACING.
10" DEEP X 20" WIDE WITH (2) 5 REBAR CONT. STEMWALL FOOTING.
THICKEN EDGE OF MONOLITHIC SLAB TO 2" WIDE X 20" DEEP WITH (2) #5 REBAR CONTINUOUS.

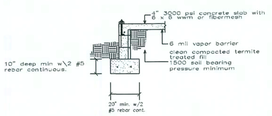
Contractors to verify all dimensions, codes and designs to comply with authorities havin jurisdiction.

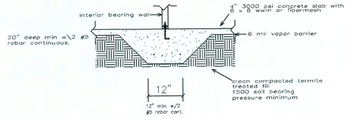
Verify all footings with contractor and truss company's truss layout.

CODE STATEMENT:
CODE REQUIREMENTS IN EFFECT AT THETIME OF DESIGN:
2020 FLORIDA RESIDENTIAL BUILDING COE

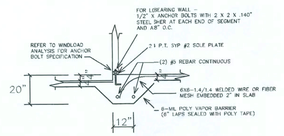


typical monolithic footing

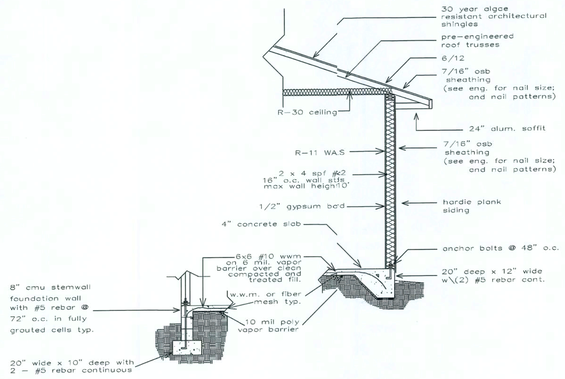


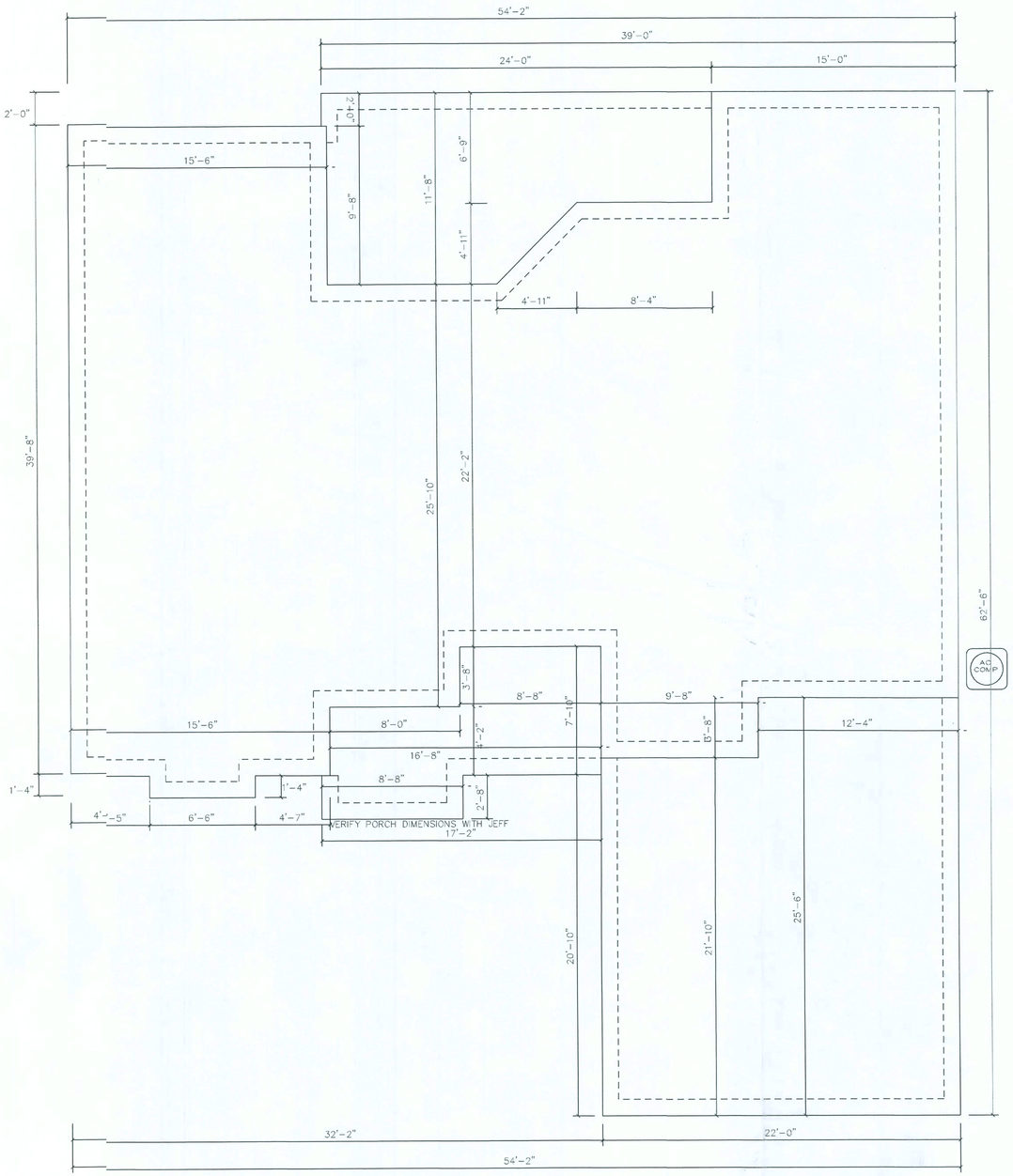


typical cmu stemwall footing



TYPICAL STEPPED SAB



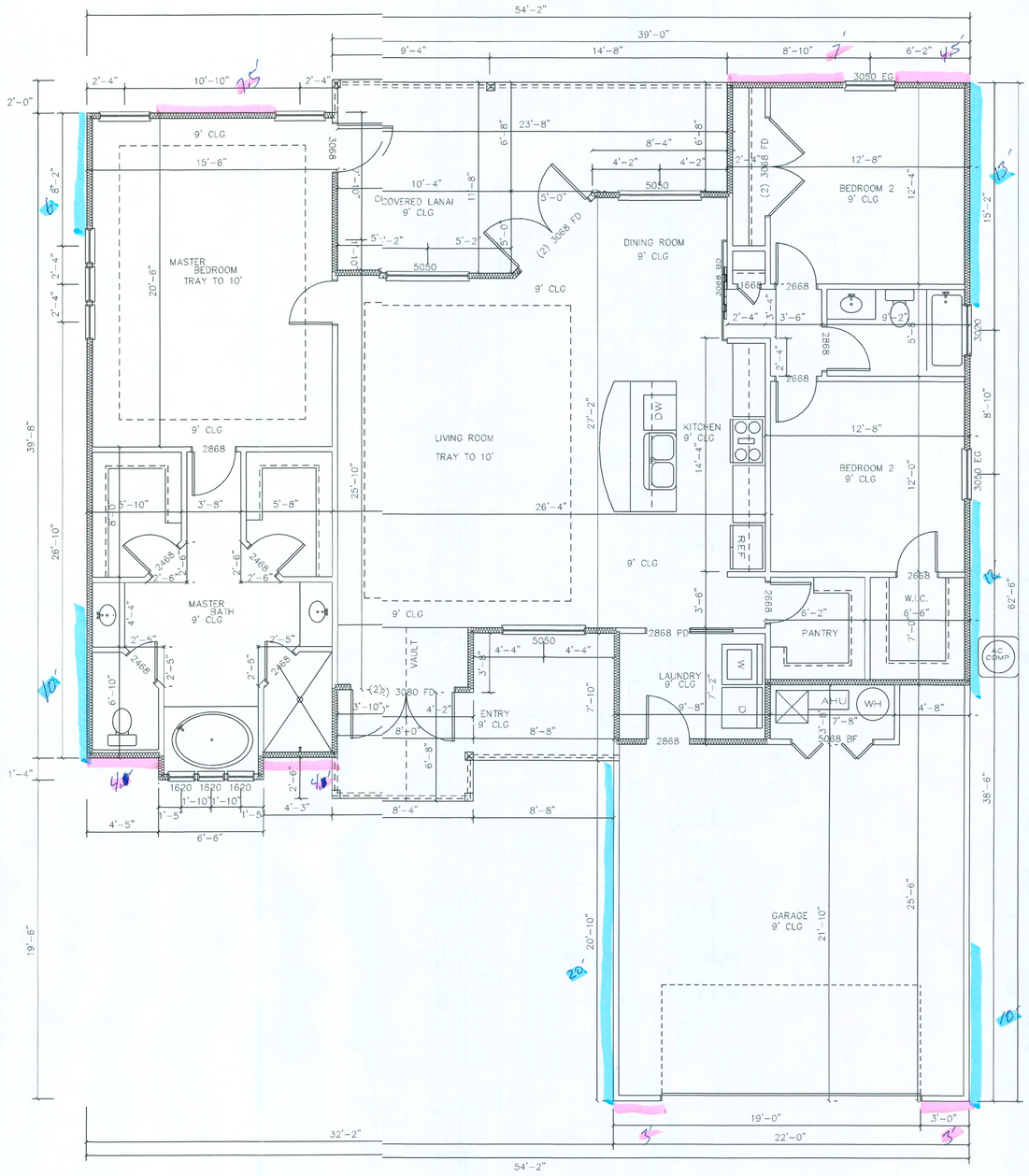


DWC CONTRACTING
30 NE SANTA FE BLVD
HIGH SPRINGS FLORIDA
(386) 454-1730

LOT 25 \ THORNWOOD
FORT WHITE, FLORIDA

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

1



TRS - 71'
LONG - 33'

NOTE:
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LOT 25 \ THORNWOOD
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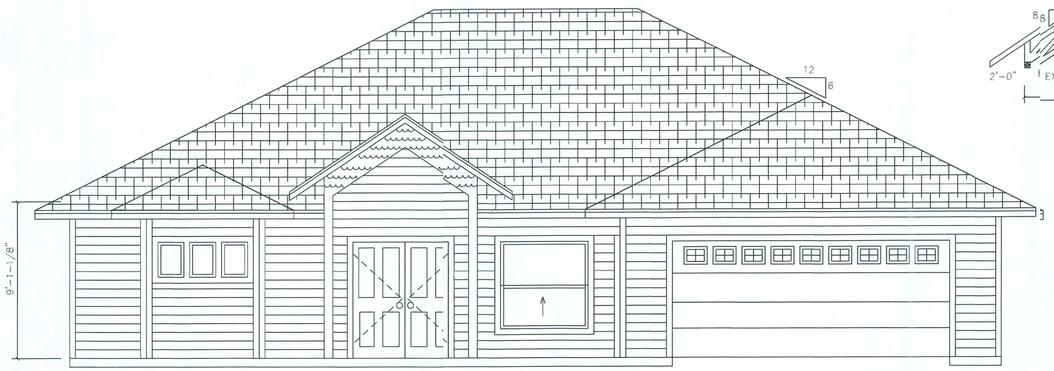
FLOOR PLAN

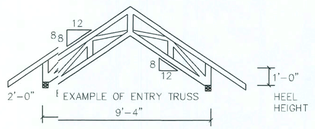
SCALE: 1/4"=1'-0"
11/9/17
2/17/20
11/9/2020 JOB # 2035

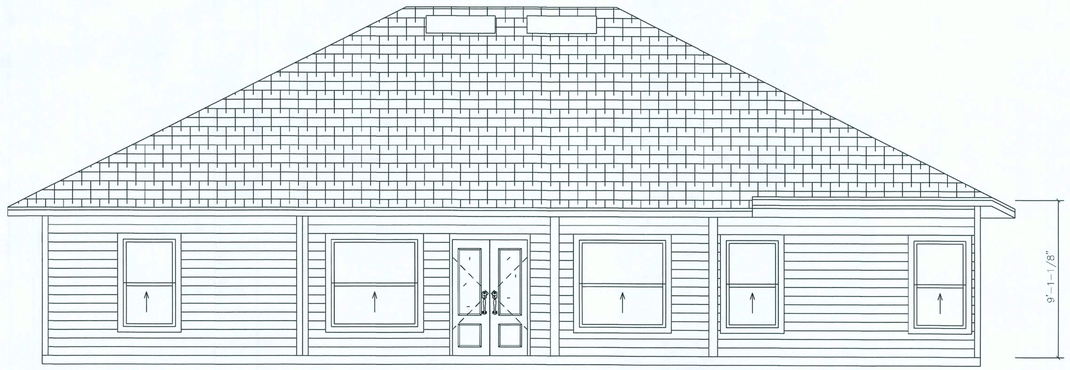
LIVING AREA	1843
FRONT ENTRY	125
COVERED LANAI	222
GARAGE	526
TOTAL AREA	2716

2

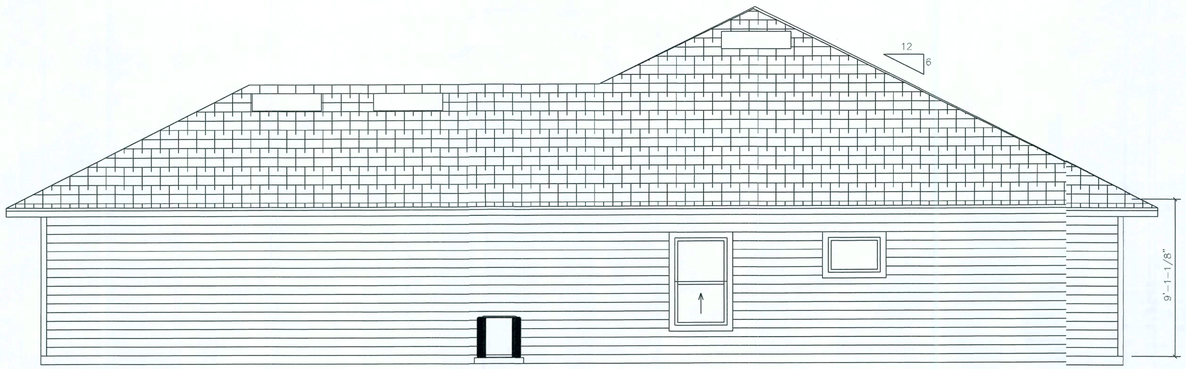


FRONT ELEVATION

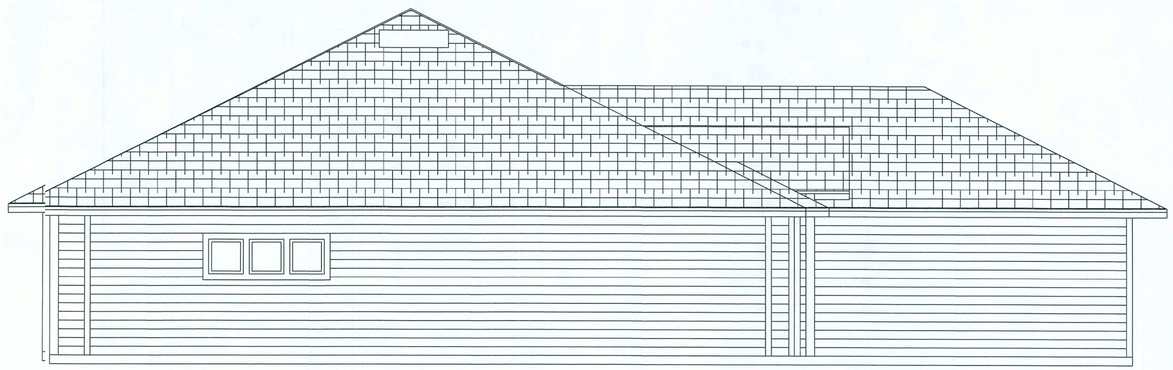




REAR ELEVATION



RIGHT ELEVATION



LEFT ELEVATION

NOTE:

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LOT 25 \ THORNWOOD
FORT WHITE, FLORIDA

ELEVATIONS

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

E1

STRUCTURAL NOTES

FOUNDATION

SOIL TO BE COMPACTED TO AT LEAST 95% OF MAX. DRY DENSITY AS DETERMINED BY ASTM-1557

CAST IN PLACE CONCRETE

1. ALL CONCRETE SHALL HAVE A MIN. COMPRESSIVE STRENGTH AT 28 DAYS OF 3000 P.S.I. SLUMP OF 4" AND HAVE 2 TO 4% AIR ENTRAINMENT WITH A CEMENT / WATER RATIO OF 0.58 PERCENT.

2. ALL REINFORCING STEEL SHALL BE NEW DOMESTIC DEFORMED BILLET STEEL CONFORMING TO ASTM-615 GRADE 40.

3. WELDED WIRE MESH SHALL CONFORM TO ASTM A-185, WWM SHALL BE LAPPED AT LEAST 8", AND CONTAIN AT LEAST ONE CROSS WIRE WTHIN THE 8". FIBER MESH MAY BE USED IN SLAB.

4. HOOKS SHALL BE PROVIDED AT DISCONTINUED ENDS OF ALL TOP BARS OF BEAMS.

5. HORIZONTAL FOOTING BARS SHALL HAVE A 1'-0" HOOK LENGTH OF CORNER BARS WITH A MIN. 25" LAP PROVIDED.

6. 25" MIN. LAP SPLICES ON ALL REBAR. ALL REBAR TO BE GRADE 40.

7. 3" MIN. CONCRETE COVERAGE WHEN EXPOSED TO EARTH OR 1-1/2" TO FORM.

MASONRY WALL CONSTRUCTION

1. HOLLOW LOAD BEARING UNITS SHALL BE NORMAL WEIGHT, GRADE N, TYPE 2, CONFORMING TO ASTM C90, WITH A MIN. NET COMPRESSIVE STRENGTH OF 1900 PSI (FM = 1500 PSI)

2. MORTAR SHALL BE TYPE "M" OR "S" CONFORMING TO ASM C270

3. COARSE GROUT SHALL CONFORM TO ASTM C476 WITH A MAX. AGGREGATE SIZE OF 3/8" AND MIN. COMPRESSIVE STRENGTH OF 3000 PSI SLUMP 8" TO 11".

4. VERTICAL REINFORCEMENT SPACING IS NOTED ON THIS SHEET AND TO BE FULLY GROUTED CELLS.

5. VERTICAL REINFORCEMENT SHALL BE HELD IN POSITION AT THE TOP AND BOTTOM AND AT MAX. SPACING OF 192 BAR DIAMETERS. REINFORCEMENT SHALL BE PLACED IN CENTER OF THE MASONRY CELL TYPICAL UNLESS OTHERWISE NOTED.

CODES

FLORIDA BUILDING CODES 2020 EDITION
REQUIREMENTS FOR REINFORCED CONCRETE (ACI 318) IN TEST EDITION
SPECIFICATIONS FOR STRUCTURAL CONCRETE BUILDING (ACI 301) IN TEST EDITION
NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION IN TEST EDITION
APA PLYWOOD DESIGN SPECIFICATION.
LIVE LOADS
ROOF 20 PSF
RESIDENTIAL FLOOR, UNLESS OTHERWISE STATED 40 PSF

THESE DRAWINGS PREPARED USING FBC 2020 AND ASCE 7-16
CONCRETE STRENGTH ALL CONCRETE UNLESS OTHERWISE INDICATED 3000PSI @ 2 DAYS.
REINFORCING WELDED WIRE FABRIC SHALL CONFORM TO ASTM A 185
ALL REINFORCING BARS, TIES AND STIRRUPS ASTM A-615
STRUCTURAL STEEL ALL BOLTS CAST IN CONCRETE ASTM 36 OR ASTMA307
SHEATING
ROOF DECKING; EXTERIOR CDX PLYWOOD OR OSB
WALL SHEATING; EXTERIOR CDX PLYWOOD OR OSB
SOIL BEARING VALUE
ALLOWABLE SOIL BEARING PRESSURE AFTER COMPACTION 1500PSF
SEE DRAWINGS FOR SPECIAL CONCENTRATED LOADS AS SPECIFIED. IF SOIL CONDITIONS IN THIS PROJECT DOES NOT MEET OR EXCEED THE CAPACITY, THE CONTRACTOR WILL CONTACT SCHAFER ENGINEERING PRIOR TO FOUNDATION POUR FOR VERIFICATION OF FOUNDATION DESIGN.
SOIL TO BE COMPACTED TO AT LEAST 95% OF MAX DRY DENSITY AS DETERMINED BY ASTM-1557 (MODIFIED PROCTOR)

WOOD CONSTRUCTION
1. ALL WOOD CONST. SHALL CONFORM TO THE NDS.
2. ALL EXTERIOR WOOD STUD WALLS, BEARING WALLS, SHEARWALLS AND MISC. STRUCTURAL WOOD FRAMING MEMBERS(I.E. BLOCKING OR GABLE END BRACING) SHALL BE EITHER SOUTHERN PINE OR S.P.F. NUMBER 2 DEN. GRADE OR BETTER SHALL BE USED REGARDLESS OF SPECIES.

PREFABRICATED WOOD TRUSSES
1. ALL PREFABRICATED TRUSSES SHALL BE SECURELY FASTENED TO THEIR SUPPIORTING WALLS OR BEAMS AS PER TRUSS ENG REQ.
2. PREFABRICATED WOOD TRUSSES SHALL BE DESIGNED IN ACCORDANCE WITH THE LATEST EDITION OF THE NDS AS RECOMMENDED BY THE NFPA.
3. TRUSS MEMBERS AND CONNECTIONS SHALL BE PROPORTIONED (WITH A MAX. ALLOWABLE STRESS INCREASE FOR ALL LOAD DURATIONS OF TPI RECOMMENDATIONS).
4. BRIDGING FOR PRE-ENGINEERED TRUSSES SHALL BE SPECIFIED BY THE TRUSS MANF.
5. TRUSS ELEVATIONS AND SECTIONS ARE FOR GENERAL CONFIGURATION OF TRUSSES ONLY.
6. DESIGN SPECIFICATION FOR LIGHTWEIGHT METAL PLATE CONNECTED WOOD TRUSSES PER TPI.
7. PRE-ENGINEERED WOOD TRUSSES SHALL BE DESIGNED BY THE MANF. IN ACCORDANCE WITH SPECIFIED LOADS AND GOVERNING CODES.
8. THE TRUSS MANF. SHALL DETERMINE ALL SPANS, BEARING POINTS AND SIMILAR CONDITIONS. TRUSS SHOP DRAWINGS SHALL SHOW ALL TRUSSES, ALL BRACING MEMBERS, AND ALL TRUSS TO TRUSS CONDITIONS.

UPLIFT CONNECTORS

1. UPLIFT CONNECTORS SUCH AS HURRICANE CLIPS, TRUSS ANCHORS AND ANCHOR BOLTS ARE REQUIRED ON MEMBERS IN WALLS THAT ARE EXPOSED TO UPLIFT FORCES. INTERIOR LOAD BEARING WALLS ARE NOT ALWAYS EXPOSED TO UPLIFT FORCES. THE MEMBERS OF THESE WALLS MAY NOT NEED TO HAVE CONNECTORS APPLIED, CONSULT THE TRUSS MANF. FOR THE LOCATION OF THESE WALLS.

2. THE CAPACITIES OF THE TRUSS CONNECTORS SPECIFIED BY TRUSS MANF. SHALL BE VERIFIED BY THE CONTRACTOR TO EXCEED THE LOADS IN THE SIGNED AND SEALED TRUSS ENGINEERING.

FIELD REPAIR NOTES
1. MISSED (J) BOLTS FOR WOOD BEARING WALLS MAY BE SUBSTITUTED WITH 1/2" X 10" WITH 7" EMBEDMENT USING AN APPROVED EPOXY FOLLOWING ALL MANF. RECOMMENDATIONS.

2. HURRICANE STRAPS MAY BE SUBSTITUTED WITH A STRAP OF EQUAL OR GREATER VALUES.

NOTES

1. CONTRACTOR TO VERIFIY ALL MEASUREMENTS AND DEMENSIOINS BEFORE CONSTRUCTION OF THESE DRAWINGS BEGIN.

2. THIS STRUCTURE TO BE BUILT IN ACCORDENCE WITH F.B.C. 2020.

3. ANY DEFECTS OR ERRORS FOUND IN THESE PLANS AFTER THE START OF THE CONSTUCTION BECOME THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

4. TRUSS MANF. TO ENGINEER TRUSSES TO WITHSTAND 135 MPH WND LOAD AS PER 2020 F.B.C.

5. GRADE REQUIREMENTS MAY VARY ACCORDING TO SOIL CONDITIONS.

6. WINDOWS TO BE INSTALLED TO MANF. SPECS. TO MEET WINDLOADS AS PER 2020 F.B.C.

FOUNDATION NOTES

4" THICK SLAB WITH 6" X 6" 10/10 GA. W.W.M. OVER 6 MIL VAPOR BARRIER ON CLEAN TERMITE TREATED SOIL FIBER MESH MAY BE USED.

8" C.M.U. STEMWALL WITH (1) #5 REBAR VERTICAL FILLED CELL W/ CONCRETE AT ALL CORNERS AND 6' O.C. MAX. SPACING.

10" DEEP X 20" WIDE WITH (2) 5 REBAR CONT. STEMWALL FOOTING.

THICKEN EDGE OF MONOLITHIC SLAB TO 12" WIDE X 20" DEEP WITH (2) #5 REBAR CONTINUOUS.

NOTICE TO CONTRACTOR
IT IS THE INTENT OF THE DESIGNER THAT THESE PLANS ARE ACCURATE AND ARE CLEAR ENOUGH FOR THE STATE LICENSED CONTRACTOR TO CONSTRUCT THIS PROJECT. IN THE EVENT THAT SOMETHING IS UNCLEAR OR NEEDS CLARIFICATION STOP AND CALL THE DESIGNER. IT IS THE RESPONSIBILITY OF THE STATE LICENSED CONTRACTOR THAT IS CONSTRUCTING THIS PROJECT TO REVIEW THESE PLANS BEFORE CONSTRUCTION AND IF NEEDED COORDINATE WITH THE DESIGNER OF ANY CORRECTIONS TO BE MADE BEFORE CONSTRUCTION BEGINS.

GENERAL NOTES

THE FOLLOWING SHALL COMPLY WITH THE F.B.C.

PORCHES AND BALCONIES SECTION R312

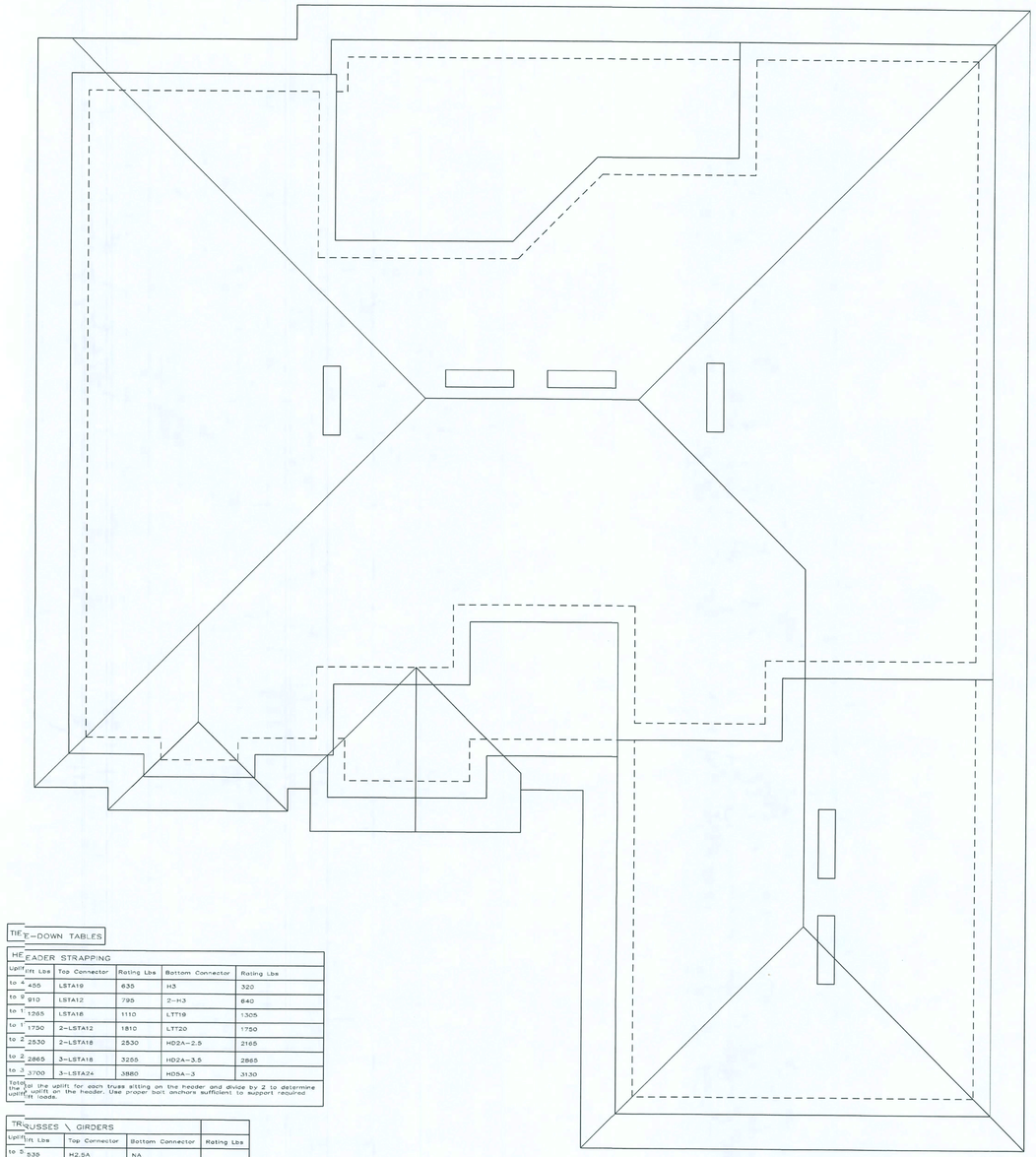
EGRESS WINDOWS SECTION R310 R310.1.1

GARAGE SEPERATION R309 R309.2

1. ALL OPENINGS SHALL COMPLY WITH F.B.C. AS STATED BELOW ATTACHMENT OF WINDOWS, DOORS, SLIDING GLASS DOORS, AND OVER HEAD GARAGE DOORS ARE TO BE DELIGATED TO THE MANF. OF THESE ITEMS. THE MANF. OF THESE ITEMS WILL SUMIT ATTACHMENTS TO CONTRACTOR OF RECORD.

ROOF VENTING CALCULATIONS

SQ FT TOTAL	2692 SF
	/600 SF
SF OF VENT AREA REQ.	4.5 SF
	/.73 SF
NUMBER OF VENTS REQ.	6



TIE-DOWN TABLES

HEADER STRAPPING

Uplift lft Lbs	Top Connector	Rating Lbs	Bottom Connector	Rating Lbs
to 4	455 LSTA19	635	H3	320
to 9	910 LSTA12	795	2-H3	640
to 1	1265 LSTA18	1110	LTT19	1305
to 1	1750 2-LSTA12	1810	LTT20	1750
to 2	2530 2-LSTA18	2530	HD2A-2.5	2165
to 2	2865 3-LSTA18	3255	HD2A-3.5	2865
to 3	3700 3-LSTA24	3860	HD5A-3	3130

Total the uplift for each truss sitting on the header and divide by 2 to determine uplift on the header. Use proper bolt anchors sufficient to support required lft loads.

TRUSSES \ GIRDERS

Uplift Lft Lbs	Top Connector	Bottom Connector	Rating Lbs
to 5	530 H2.5A	NA	
to 10	1015 H10A	NA	
to 12	1215 TS22	LTT19	1305
to 17	1750 2-TS22	LTT20	1750
to 27	2570 2-TS22	HD2A	2775
to 34	3665 3-TS22	HD5A	4010
to 58	8420 2-MST37	HTT22	8250
to 84	8660 2-MST60	HD10A	9540

Two beam loads

1. 12d common toenails are required per truss for each bearing point into top plate.
2. It is the contractors responsibility to provide a continuous load path from truss to foundation.

BEAM	TOP CONNECTOR	RATING LBS	BOTTOM CONNECTOR	RATING LBS
BEAM SEATS	LSTA18	1110	LTT19	1305
POSTS	2-LSTA18	2220	ABU44	2300

1. Simpson or equivient hardware may be used. For nailing into sprute members, multiply table values by .66
2. See truss engineering for anchor uplift values.
3. This table schedule is not meant to be a replacement to the specified values of any manufactures values.

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LOT 25 \ THORNWOOD
FORT WHITE, FLORIDA

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

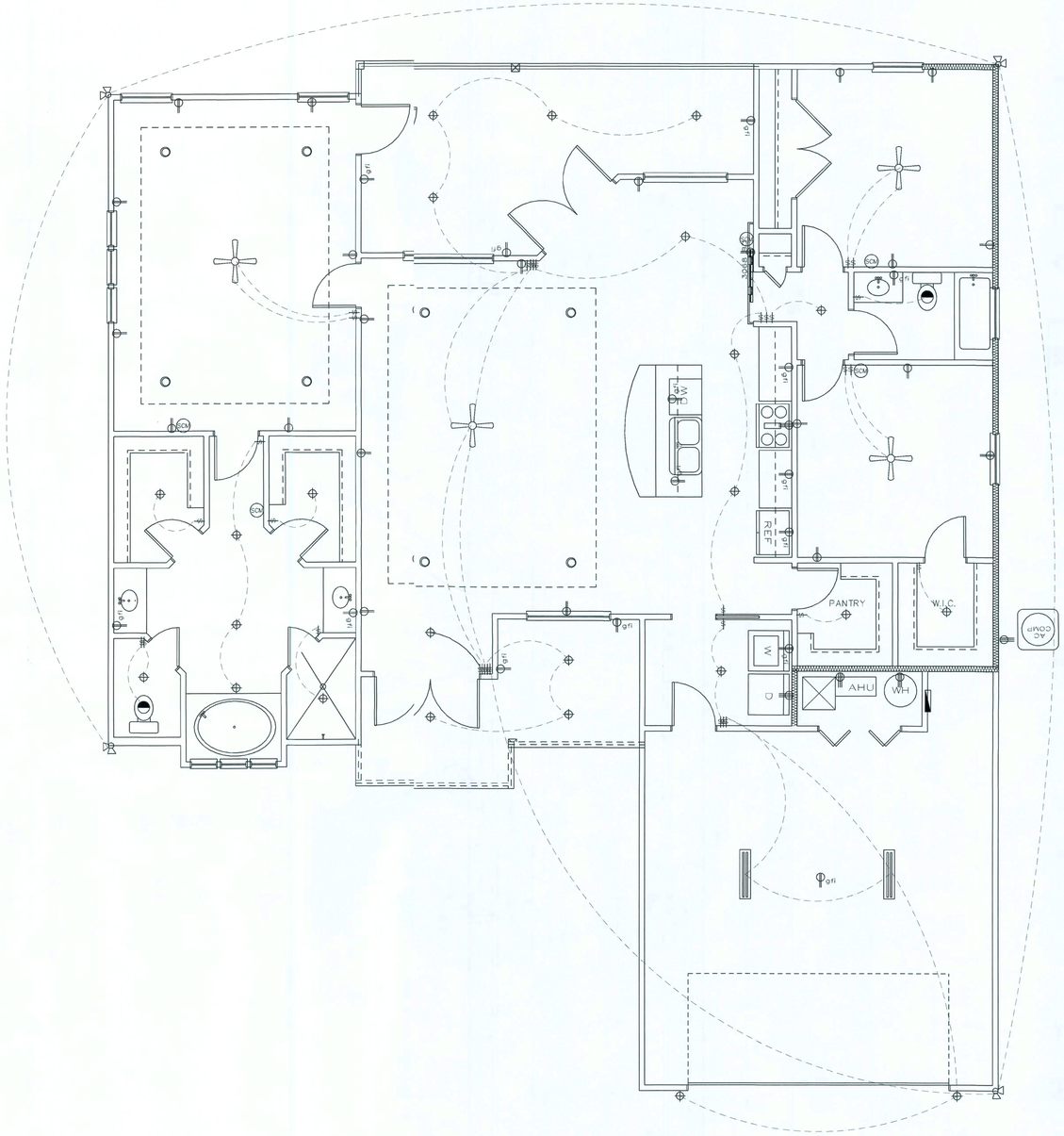
Note:
THIS ELECTRICAL PLAN IS A SCHEMATIC WITH SUGESTED SWITCH, RECEPTACLE AND LIGHT FIXTURE LOCATIOS, DUE TO VARYING LOCAL AND STATE CODES, REGULATIQS, AND STATUTES. IT IS THE RESPONSIBILITY OF THE OWNR AND/OR CONTRACTOR TO COMPLY WITH ALL LOCAL AND SATE CODES, REGULATIONS AND STATUTES.

ELECTRICAL NOTES:
INSTALLATION SHALL BE PER 2017 NAT'L. ELECTRI CODE.

NOTE:
CONTRACTORS TO VERIFY ALL DIMENSIONS, COES AND STRUCTURAL DESIGNS TO COMPLY WITH AL AUTHORITIES HAVING JURISDICTION.

LEGEND

SWITCH	RECEPTACLE	CEILING FAN	
LIGHT FIXTURE	220V OUTLET	D LIGHT	
FUSE BOX	FLOURESCENT LIGHT		
EXHAUST FAN	SCM SMOKE/CARBON MONOXIDE DETECTOR	AC COMP	AIR COITIONING COMPRESSOR
FLOOD LIGHT	gfi GROUND FAULT INTERRUPT OUTLET		



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ELECTRICAL PLAN

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

11/9/2020 JOB # 2035

E