

BOUNDARY SURVEY

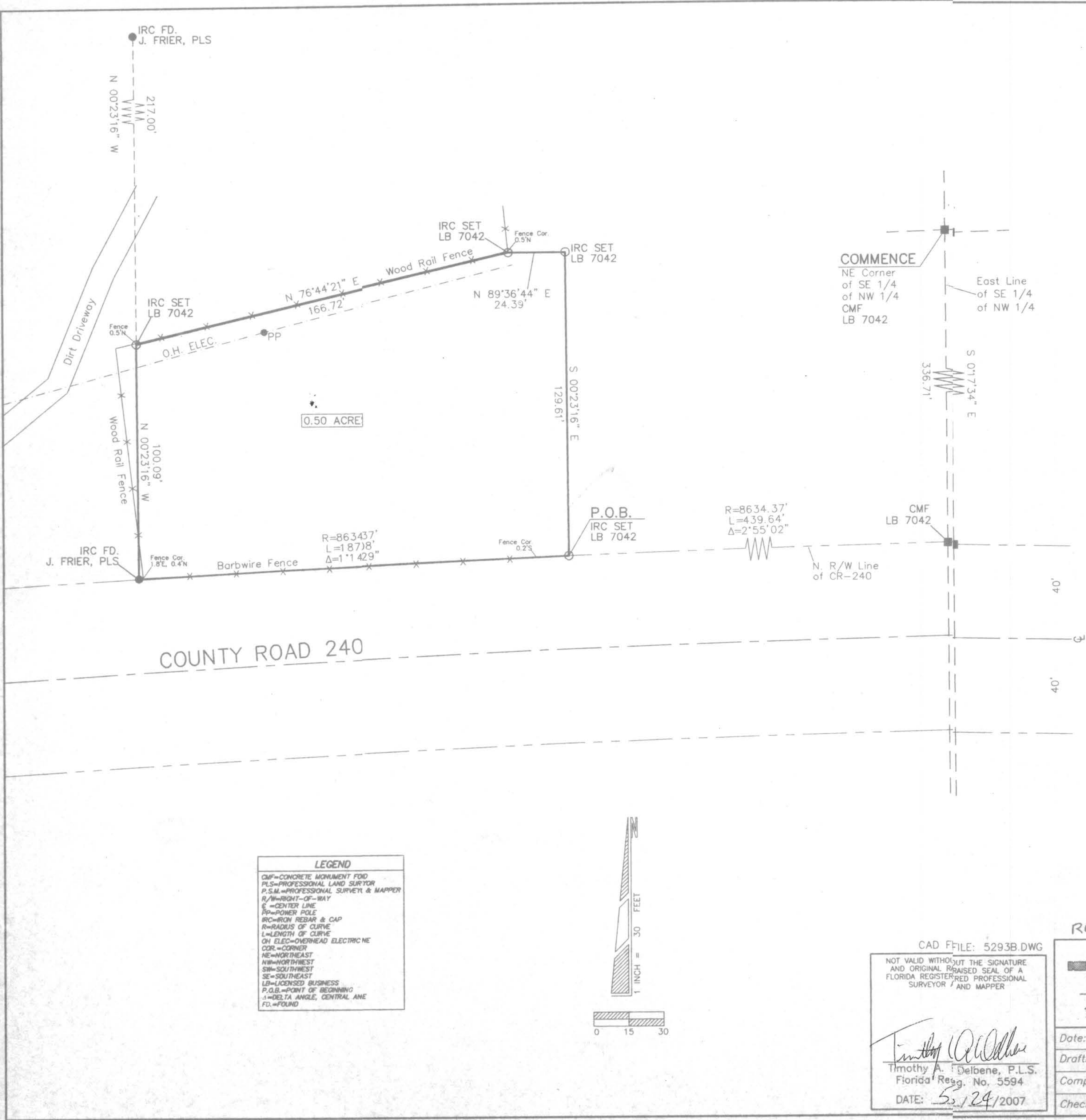
IN SECTION 17, TOWNSHIP 5 SOUTH, RANGE 18 EAST  
COLUMBIA COUNTY, FLORIDA

DESCRIPTION:

COMMENCE at the Northeast corner of the Southeast 1/4 of the Northwest 1/4 of Section 17, Township 5 South, Range 18 East, Columbia County, Florida and run South 00°17'34" East along the East line of said Southeast 1/4 of the Northwest 1/4 of Section 17 a distance of 336.71 feet to a point on a curve concave to the South having a radius of 8634.37 feet and a central angle of 04°09'31"; thence Westerly along the arc of said curve, being also the Northerly Right-of-Way line of County Road 240, a distance of 439.64 feet to the POINT OF BEGINNING; thence continue Westerly, along said Northerly Right-of-Way line of County Road 240, a distance of 187.08 feet; thence North 00°23'16" West a distance of 100.09 feet; thence North 76°44'21" East a distance of 166.72 feet; thence North 89°36'44" East a distance of 24.39 feet; thence South 00°23'16" East a distance of 129.61 feet to the POINT OF BEGINNING. Containing 0.50 acres, more or less.

NOTES:

- 1.) Monumentation is as shown and designated on the face of the plat.
- 2.) Boundary based on instruction from client, monumentation found in place, prior survey by J. Sherman Frier & Associates, Inc., and prior survey by this Company.
- 3.) Bearings based on State Plane Coordinates.
- 4.) Interior improvements were located by field ties.
- 5.) Underground encroachments, if present, were not located with this survey.
- 6.) This survey was made without benefit of a title search. There may be additional easements, restrictions, etc. not shown hereon but found in the Public Records. Issues regarding title, land use & zoning, easements & other encumbrances are not a part of the scope of a Boundary Survey and can only be revealed with a title search.
- 7.) Date of field survey completion: April, 2007.
- 8.) Examination of the Flood Insurance Rate Maps (FIRM) for Columbia County shows that, per said maps, the described parcel lies within Flood Zone "X", which according to said maps is outside of the 500 year flood plain (ref: Community Panel No. 120070 0250 B).



REVISED 5/24/07 - CORRECT DESCRIPTION

**Donald F. Lee and Associates, Inc.**  
SURVEYORS - ENGINEERS  
140 Northwest Ridgewood Avenue, Lake City, Florida 32055  
Phone: (386) 755-6166 FAX: (386) 755-6167  
Certificate of Authorization # LB 7042

|                     |                     |
|---------------------|---------------------|
| Date: 04/27/2007    | Scale: 1"=30'       |
| Drafting: A V G     | Field Book: 07-513  |
| Computations: A V G | Work Order: 07-5293 |
| Checked: T A D      | File: A-43-5        |

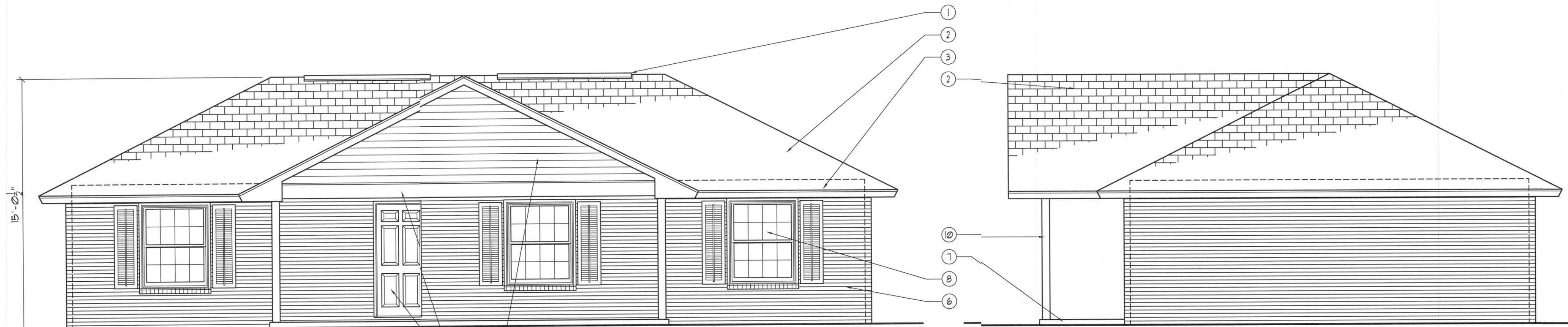
**CONNIE JONES**

CAD FILE: 5293B.DWG

NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA REGISTERED PROFESSIONAL SURVEYOR AND MAPPER

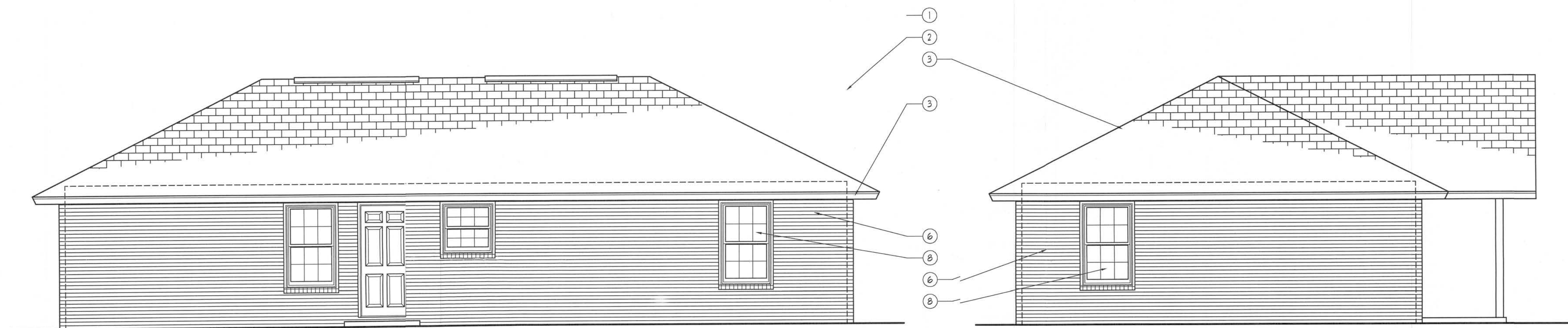
*Timothy A. Delbene*  
Timothy A. Delbene, P.L.S.  
Florida Reg. No. 5594  
DATE: 5/24/2007





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

Left Side ELEVATION  
SCALE: 1/4" = 1'-0"



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

Right Side ELEVATION  
SCALE: 1/4" = 1'-0"

NOTE !!!  
EXTERIOR DOORS SHALL MEET OR EXCEED THE WIND  
RESISTANCE OF THE FOLLOWING PRODUCT:

SERIES ENTERGY 6-8 W/ INSUL OPAQUE RESIDENTIAL  
INSULATED STEEL DOOR W/ STEEL FRAME AS MFG'D BY  
"PREMDOR ENTRY SYSTEMS"

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 1 MODIFIED TO 110 MPH WINDS & FBC TAS 100, USING  
4 NAILS/SHINGLE

NOTE !!!  
WINDOW ASSEMBLIES SHALL MEET OR EXCEED THE WIND  
RESISTANCE OF THE FOLLOWING PRODUCTS:

"MI HOME PRODUCTS, INC." SERIES 450/650 ALUMINUM  
WINDOWS, SINGLE HUNG, 1, 2 & 3 MULLED UNITS, PICTURE  
WINDOWS & SLIDING GLASS DOORS  
PER ASTM E 283, ASTM E 330 & ASTM E 541

#### EXTERIOR FINISH MATERIALS:

- 1 CONT. RIDGE VENT TO MATCH ROOFING
- 2 FINISH ROOFING AS SELECTED BY OWNER
- 3 MTL. FLASHING ON 1X6 CYPRESS FASCIA
- 4 PORCH BEAM - SEE PLANS FOR SIZE
- 5 STEEL ENTRY DOOR, STYLE AS SELECTED  
BY THE OWNER - PAINTED FINISH
- 6 BRICK VENEER - COLOR, STYLE & PATTERN  
AS SELECTED BY THE OWNER
- 7 CONCRETE PORCH DECK, W/ WOOD FLOAT  
FINISH & TOOLED EDGES
- 8 SINGLE HUNG ALUMINUM WINDOWS W/  
DBL. GLAZING, AS SELECTED BY OWNER
- 9 VINYL SIDING AS SELECTED BY THE OWNER
- 10 P/T WOOD PORCH POSTS, PRIMED & PAINTED

| WINDOW SCHEDULE |  |  |              |
|-----------------|--|--|--------------|
| MARK            | DESCRIPTION                            | INSTALLATION                                   | MODEL        |
| 3030            | SINGLE HUNG ALUM. SASH W/ INSUL. GLASS | 1" ROOFING NAILS - 3 PER FLANGE, MAX. 18" O.C. | SERIES 650 - |
| 3050            | SINGLE HUNG ALUM. SASH W/ INSUL. GLASS | 1" ROOFING NAILS - 3 PER FLANGE, MAX. 18" O.C. | SERIES 650 - |
| 4050            | SINGLE HUNG ALUM. SASH W/ INSUL. GLASS | 1" ROOFING NAILS - 4 PER FLANGE, MAX. 18" O.C. | SERIES 650 - |

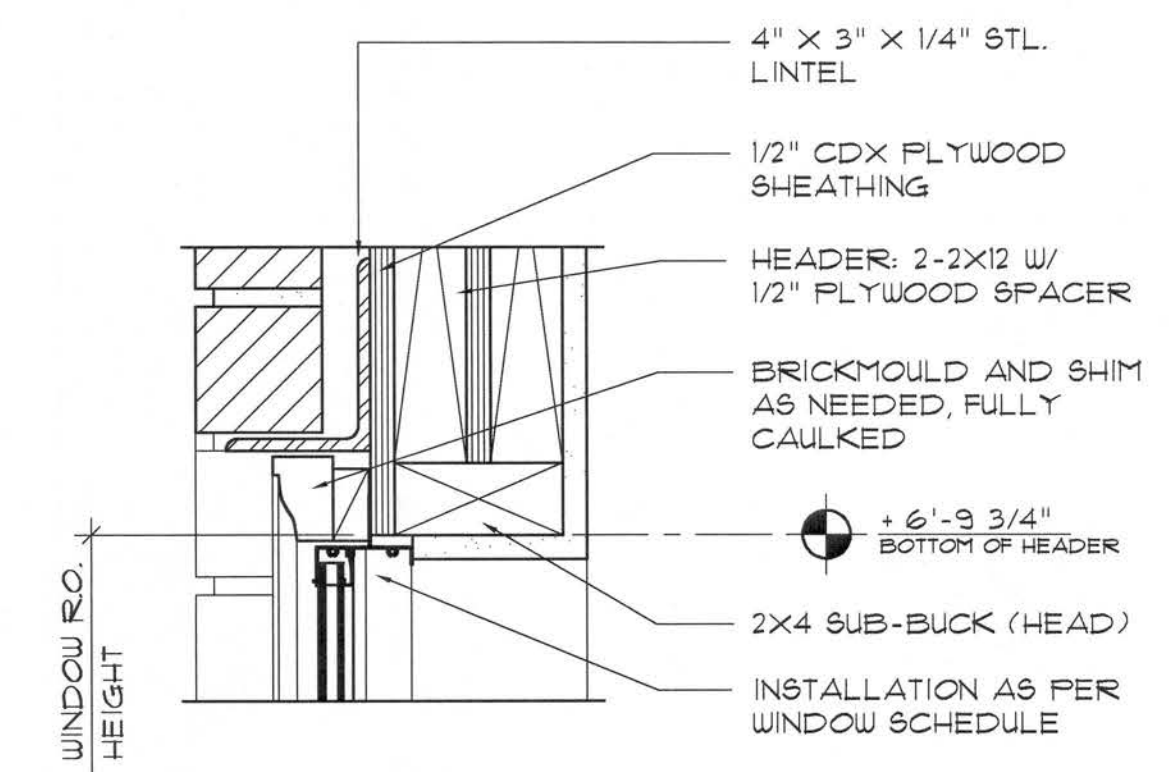
ALL WINDOWS ARE INSULATED AND WEATHERSTRIPPED AS MANUFACTURED BY "MI HOME PRODUCTS, INC."  
- OTHER MANUFACTURERS/PRODUCTS SHALL BE CONSIDERED AS EQUAL IF THEIR WIND DESIGN PERFORMANCE  
MEETS OR EXCEEDS THESE UNITS  
NOTE, VERIFY ROUGH OPENING WINDOW REQUIREMENTS PRIOR TO CONSTRUCTION.

NOTE !!!  
EXTERIOR DOORS SHALL MEET OR EXCEED THE WIND  
RESISTANCE OF THE FOLLOWING PRODUCT:

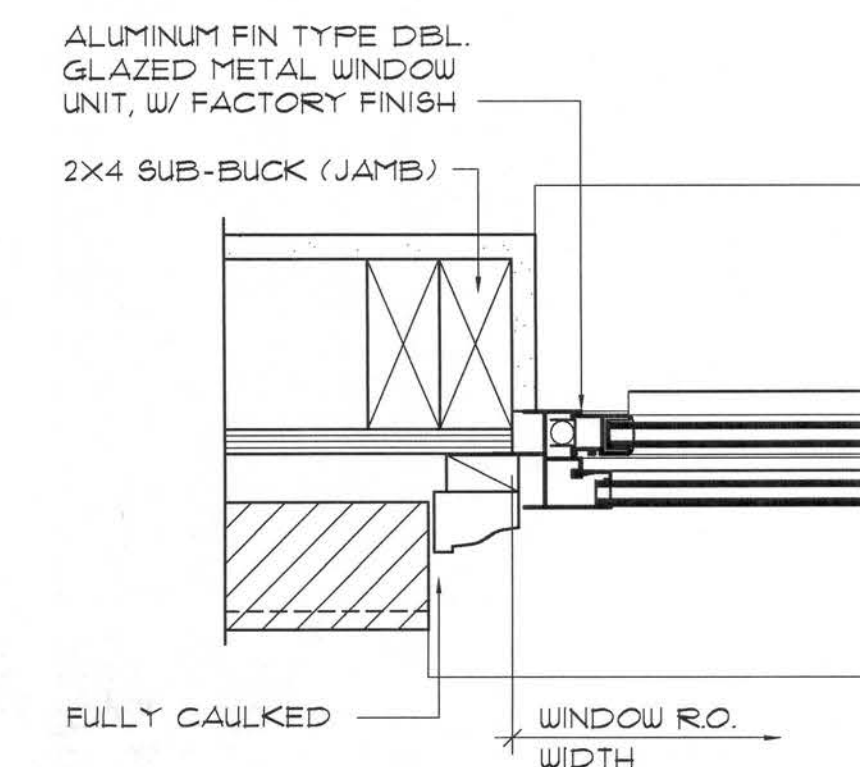
SERIES ENTERGY 6-8 W/ INSUL OPAQUE RESIDENTIAL  
INSULATED STEEL DOOR W/ STEEL FRAME AS MFG'D BY  
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NOTE !!!  
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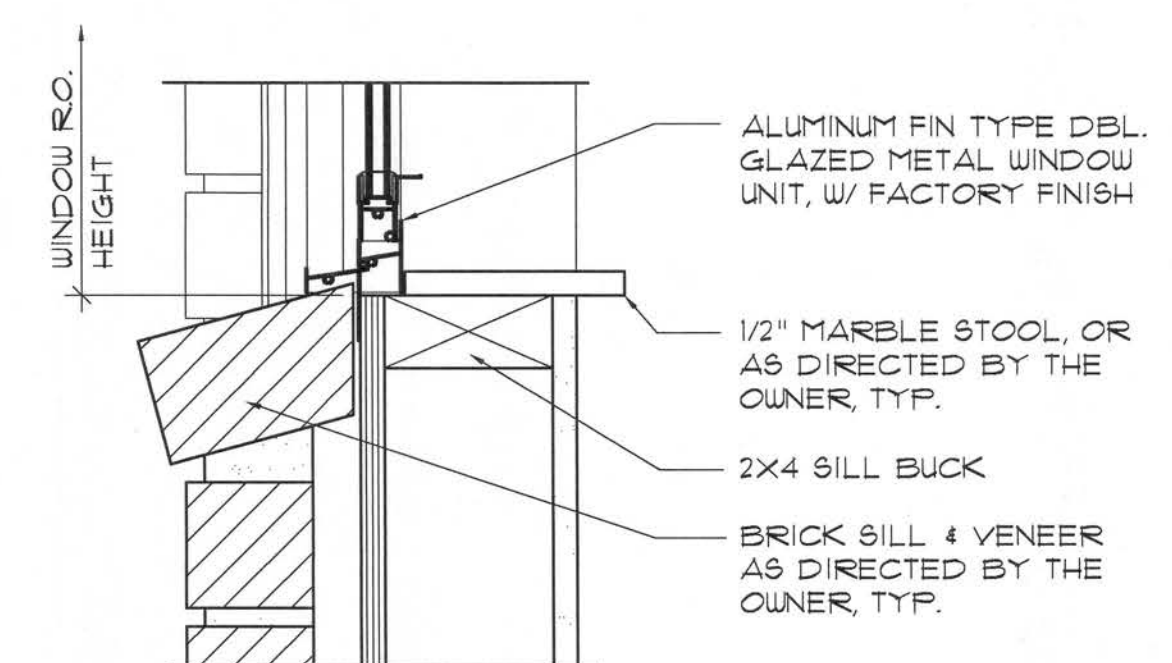
"MI HOME PRODUCTS, INC." SERIES 450/650 ALUMINUM  
WINDOWS, SINGLE HUNG, 1, 2 & 3 MULLED UNITS, PICTURE  
WINDOWS & SLIDING GLASS DOORS  
PER ASTM E 283, ASTM E 330 & ASTM E 541



HEAD DETAIL  
MTL. SASH



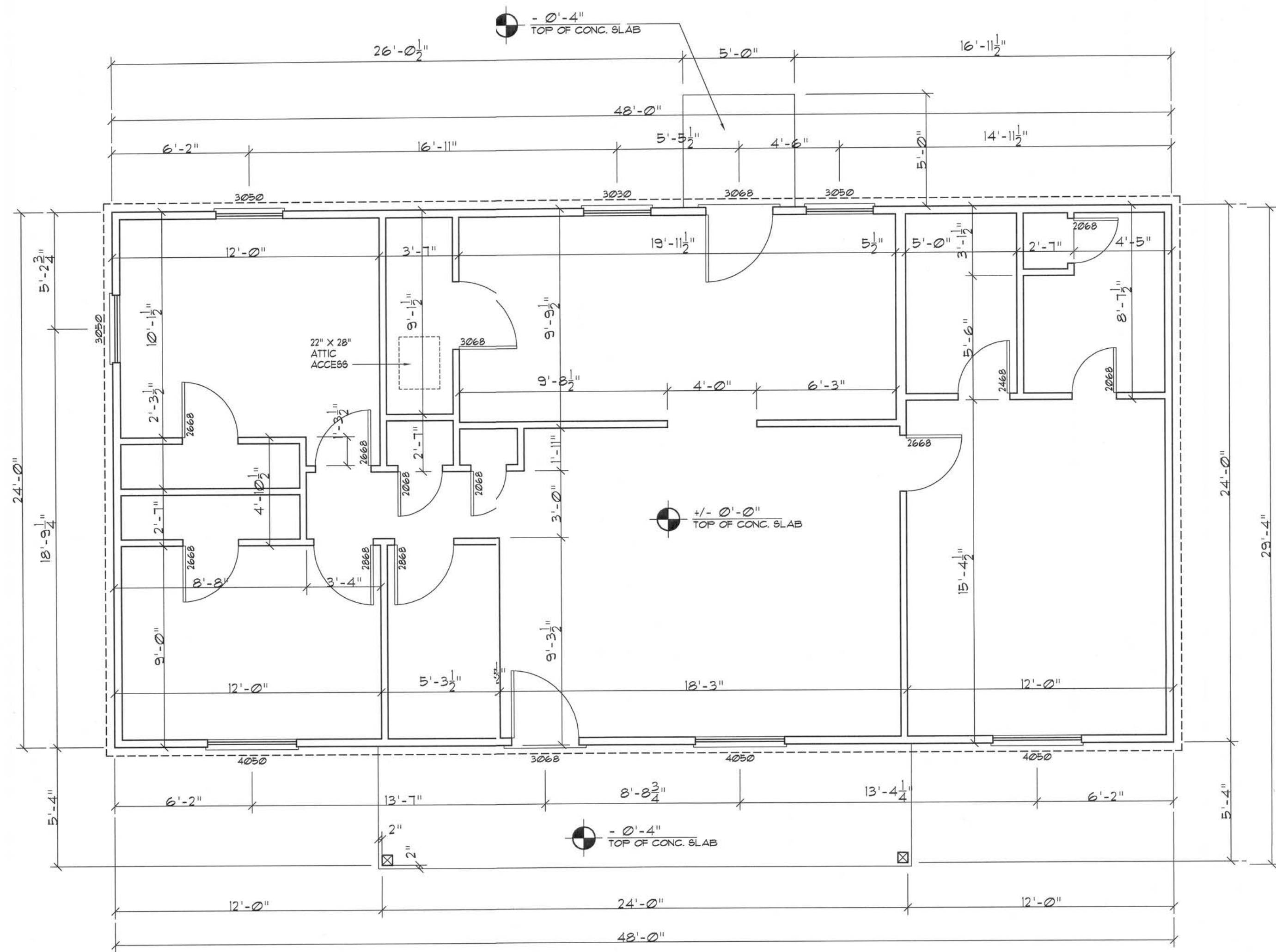
JAMB DETAILS  
MTL. SASH



SILL DETAIL  
MTL. SASH

Typ. Window DET'S  
SCALE: 3" = 1'-0"





## Dimension PLAN

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

NOTE:  
CABINETS, COUNTERS, SHELVES AND THE LIKE, SHOWN ON THIS PLAN SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE STANDARDS OF QUALITY AS OUTLINED IN THE NOTES TITLED "GENERAL MILLWORK NOTES", AND SHALL INCLUDE SUCH FEATURES, HARDWARE AND FINISHES AS DIRECTED BY THE OWNER. THE PLAN VIEWS INDICATED ARE FOR GENERAL LOCATION AND EXTENT OF THE WORK - UNLESS DETAILED CABINET PLANS ARE INCLUDED WITH THIS PLAN'S PACKAGE ALL OTHER PHYSICAL CHARACTERISTICS SHALL BE AS DIRECTED BY THE OWNER.

NOTE:  
PROVIDE 2X6 BACKING AT ALL OVERHEAD CABINET LOCATIONS, FLUSH WITH FACE OF FRAMING - TOP & BACKING TO BE 1'-0" AFF.

## AREA CALCULATION

|                     |           |
|---------------------|-----------|
| GROSS LIVING AREA:  | 1152.0 SF |
| COVERED PORCH AREA: | 120.0 SF  |
| TOTAL AREA:         | 1272.0 SF |

NOTE:  
ALL INTERIOR PARTITION WALLS ARE 3 1/2" THICK, UNLESS NOTED OTHERWISE.

NOTE:  
ALL EXTERIOR WALLS ARE 2X4 STUDS W/ 1/2" THICK CDX PLYWD. SHEATHING (4")

## ELECTRICAL PLAN NOTES

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

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

ALL RECEPTALS IN BEDROOMS SHALL BE ON ARC FAULT INTERRUPTER CIRCUITS (AFCI), PER NEC 210-12.

ALL RECEPTALS IN BATHROOMS, KITCHENS AND EXTERIOR LOCATIONS SHALL BE ON GROUND FAULT INTERRUPTER CIRCUITS (GFCI).

INSTALLATION SHALL BE PER NAT'L. ELECTRIC CODE.

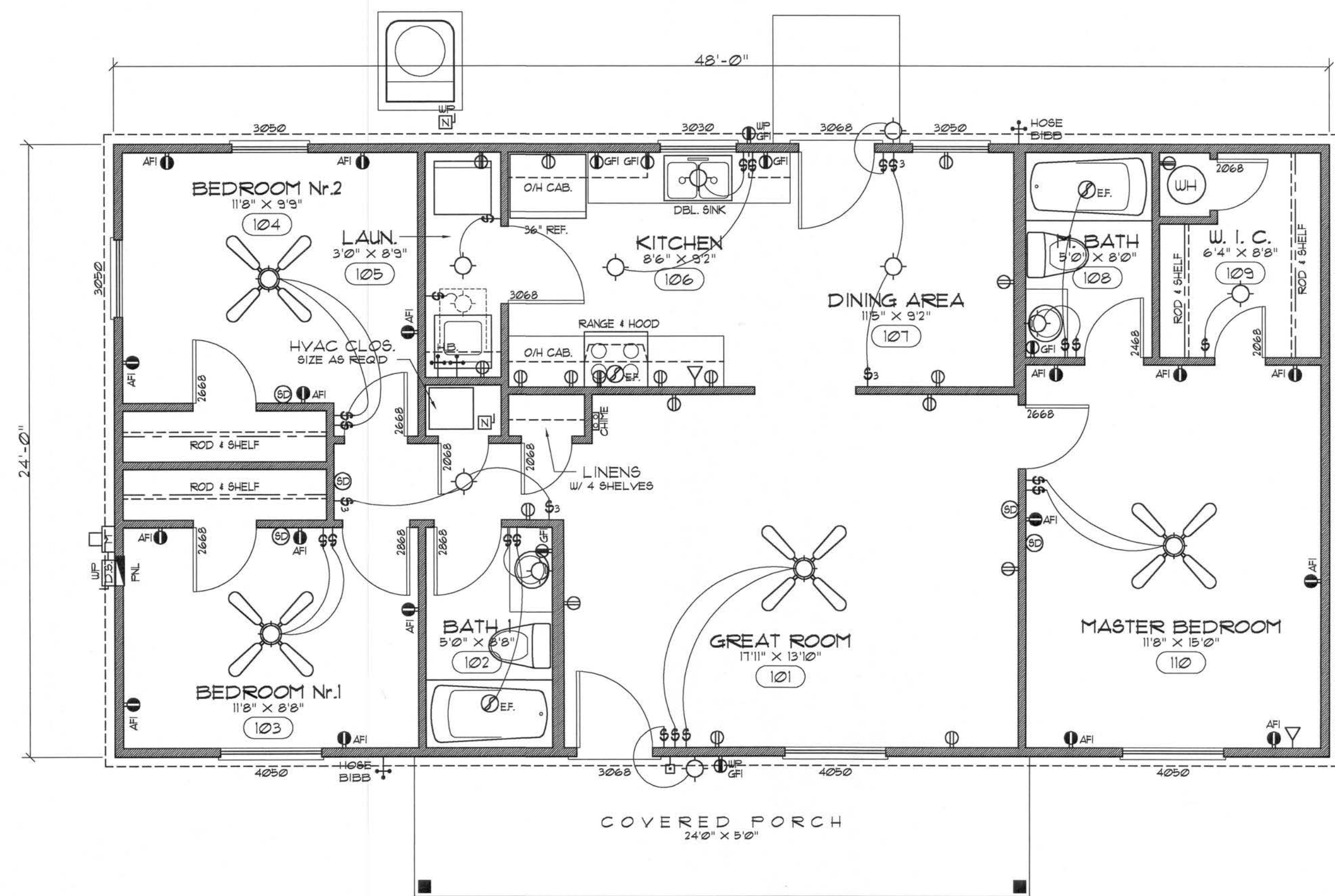
ALL SMOKE DETECTORS SHALL BE 120V W/ BATTERY BACKUP OF THE PHOTOELECTRIC TYPE, AND SHALL BE INTERLOCKED TOGETHER. INSTALL INSIDE AND NEAR ALL BEDROOMS.

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.

ELECTRICAL CONTR'OR SHALL PREPARE "AS-BUILT" SHOP DUGS INDICATING ALL ELECTRICAL WORK, INCLUDING ANY CHANGES TO THE ELEC. PLAN, ADDING TO THE ELEC. PLAN, RISER DIAGRAM, AS-BUILT PANEL SCHEDULE W/ ALL CKTS IDENTIFIED W/ CKT NR., DESCRIPTION & BRKR. SERVICE ENT. & ALL UNDERGROUND WIRE 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.

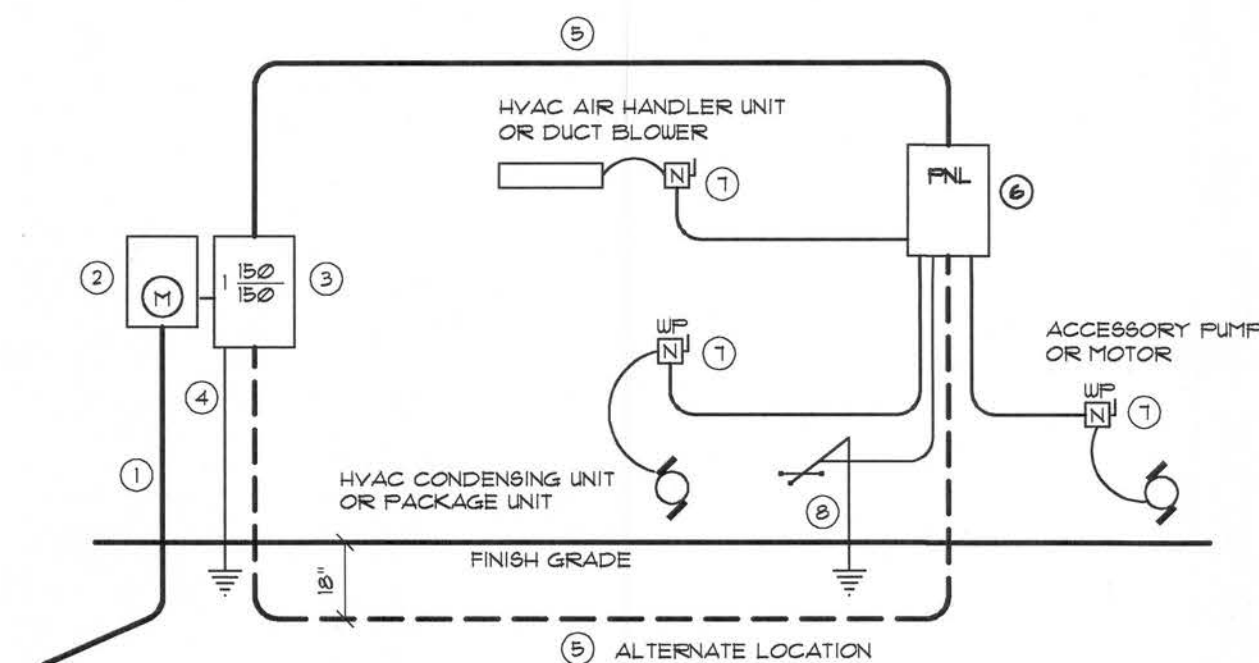
## Electrical SYMBOLS

- 1 SPST WALL SWITCH
- 2 DPST WALL SWITCH (3-WAY)
- 3 DUPLEX WALL RECEPTACLE
- 4 DUPLEX WALL RECEPT. BELOW COUNTER
- 5 240V OUTLET
- 6 GND FAULT INTERRUPTER DUPLEX RECEPT.
- 7 ARC FAULT INTERRUPTER DUPLEX RECEPT.
- 8 WEATHER PROOF GFI DUPLEX RECEPT.
- 9 DUPLEX WALL RECEPTACLE, 1/2 SWITCHED
- 10 MOTOR
- 11 ELECTRICAL PANEL
- 12 EXHAUST FAN
- 13 DBL. LAMP INC. FLOOD LIGHT
- 14 CEILING FAN W/ INC. LIGHT FIXTURE
- 15 INC. LIGHT FIXTURE
- 16 SMOKE DETECTOR, 120V
- 17 4 TUBE FLU. FRIGMATIC WRAP SURFACE FIXTURE
- 18 CHIME
- 19 MOMENTARY PUSHBUTTON SWITCH, LIGHTED
- 20 SWITCH/FIXTURE WIRING
- 21 CONTROL WIRE - LOW VOLTAGE
- 22 NON-FUSED DISC. SWITCH
- 23 TELEPHONE
- 24 TELEVISION OUTLET
- 25 HVAC THERMOSTAT, # 60" AFF



## Floor PLAN

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



- Service/Feeder Entrance Conductors: 2 1/2" rigid conduit, min. 18" deep, w/ continuous Ground Bonding Conductor. Service/Entrance Conductors shall not be applied except that bolted connections at the Meter, Disconnecting Devices and Panel shall be allowed.
- Meter Enclosure, weatherproof, UL Listed.
- Main Disconnect Switch fused or Main BRKR, weatherproof, UL Listed.
- Service entrance Ground: 3/4" x 1/4" x 1/4" x 1/4" long and/or concrete encased foundation steel rebar x 20'-0" long. Grounding Conductor shall be bonded to each piece of Service/Entrance Equipment, and shall be sized per item 5, below.
- 150 AMPERE SERVICE: 3/4" x 1/4" x 1/4" x 1/4" Conduit.
- House Panel (FNL), UL Listed, sized per schedule.
- Equipment Disconnect Switch non-fused, in weatherproof enclosure, size according to Panel Schedule loads.
- Provide Ground Bond Wire to metal piping, size in accordance with the Service Ground Conductor.

NOTE:  
THE MINIMUM AIC RATING FOR PANEL BOARDS, BRKRS AND DISCONNECT SWITCHES SHALL BE 22,000 AIC.

## ELECTRICAL RISER DIAGRAM: 150A

SCALE: NONE

## ELECTRICAL COMPUTATIONS

|                                      |          |
|--------------------------------------|----------|
| General Lighting/Receptacles @ 3w/sf |          |
| 1153.0 sf x 3w =                     | 3456.0w  |
| Washer Circuit                       | 1500.0w  |
| Dishwasher Circuit                   | 1500.0w  |
| Sm. Appliance Circuits (3 @ 1500w)   | 4500.0w  |
| Sub-Total                            | 10956.0w |
| 1st 3KW @ 100%                       | 3000.0w  |
| Bal. of KW @ 35%                     | 2784.6w  |

|                      |          |
|----------------------|----------|
| Fixed Appliances:    |          |
| Refrigerator         | 1200.0w  |
| Clg. Fans (4 @ 250w) | 1000.0w  |
| Water Well Pump      | 1200.0w  |
| EWI                  | 4500.0w  |
| Spares (8 @ 400w)    | 3200.0w  |
| Sub-Total            | 11100.0w |
| Load @ 75% D.F.      | 8325.0w  |

|                                |          |
|--------------------------------|----------|
| 100% Demand Factor Loads:      |          |
| Dryer                          | 5000.0w  |
| Range                          | 8000.0w  |
| HVAC System (8.0kw Strip Heat) | 8000.0w  |
| Total Demand Load:             | 35109.6w |

SERVICE SIZE: 35109.6w / 240v = 146.29 Amperes  
USE: 3 # THW w/ 1 # Cu GND / 2 1/2" C.

## PANEL SCHEDULE

PANEL "L": 150A - MLO - 120/240V - 1# - 4 WIRE  
40 SLOT - FLUSH MOUNT

| Cir. Nr. | Location            | Trip Poles | Wire Size | Load    |
|----------|---------------------|------------|-----------|---------|
| 1-8      | Lighting/Recept.    | 15A/1P     | 14NM      | 3456W   |
| 9        | Dishwasher          | "          | "         | 1500W   |
| 10-12    | Sm. Kit. Appliances | 20A/1P     | 12NM      | 4500W   |
| 13-14    | Ceiling Fans        | 15A/1P     | 14NM      | 1200W   |
| 15,17    | EWI                 | 30A/2P     | 10NM      | 3000W   |
| 16       | Refrigerator        | 15A/1P     | 14NM      | 1200W   |
| 18       | Spares              | "          | "         | 400W    |
| 19,21    | Range               | 50A/2P     | 6NM       | 8000W   |
| 20,22    | Water Well          | 30A/2P     | 12NM      | 1200W   |
| 23,25    | Dryer               | 30A/2P     | 10NM      | 5000W   |
| 24,26    | HVAC CU             | 40A/2P     | 8NM       | (3600W) |
| 27,29    | HVAC AHU            | 45A/2P     | 8NM       | 8000W   |
| 30-36    | Spares              | "          | "         | 2800W   |
| 37-40    | Spares              | "          | "         | 0W      |

TOTAL CONNECTED LOAD: 40256W

REVISION:  
18 MAY 2002  
23 JAN 2003  
03 NOV 2006

DRAWN:  
NPG

STANDARD HOME PLAN:  
"THE JUDITH"  
for C4S CONSTRUCTION, LAKE CITY, FLORIDA

C & S  
CONSTRUCTION  
L.L.C. - 11035  
7th & E. MAIN STREET - LAKE CITY, FLORIDA 33605  
PH: 813-555-7200

NICHOLAS  
GIESLER  
ARCHITECT  
N.C.A.R.B. Certified  
Route 17, Box 1035  
3047/755-6023

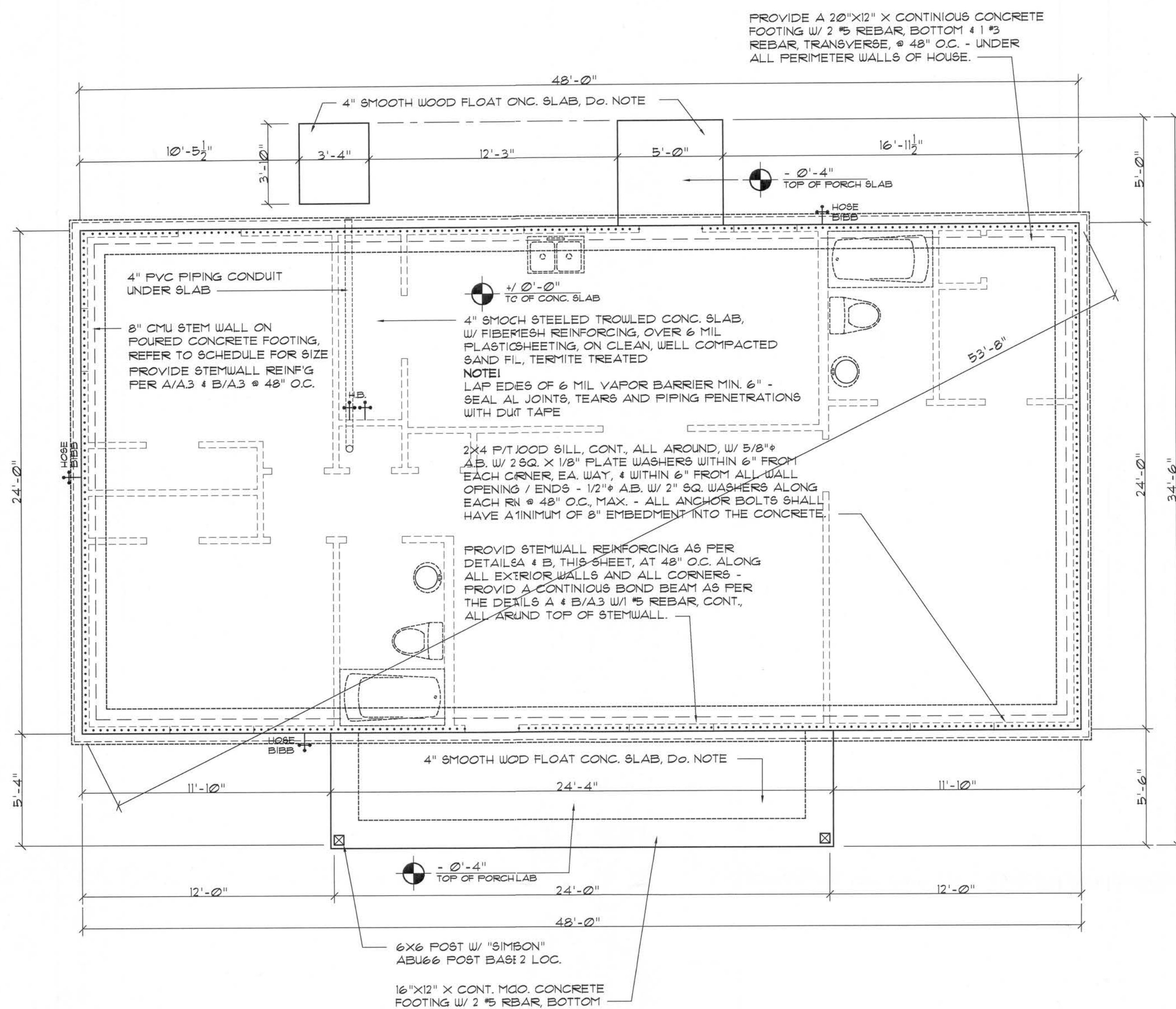
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16 APR 2002

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A.2  
2 OF 6

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## Foundation PLAN

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

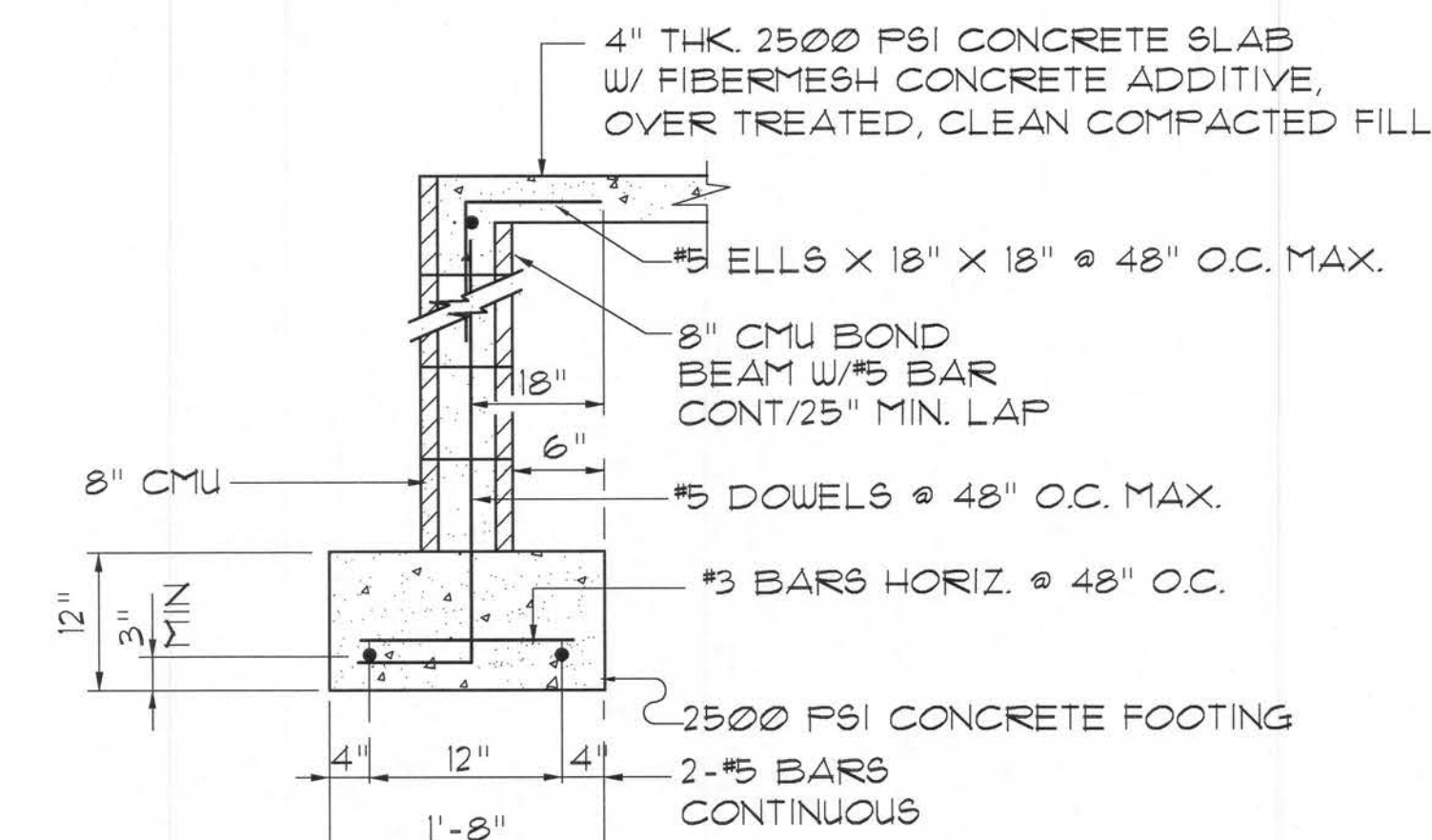
..... SHEAR WALL SEGMENTS, SEE A6  
(ALL EXT. WALLS, LESS DOOR OPENINGS)

**NOTE!**  
THE DESIGN WIND SPEED FOR THIS PROJECT IS 110 MPH PER 2004 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.

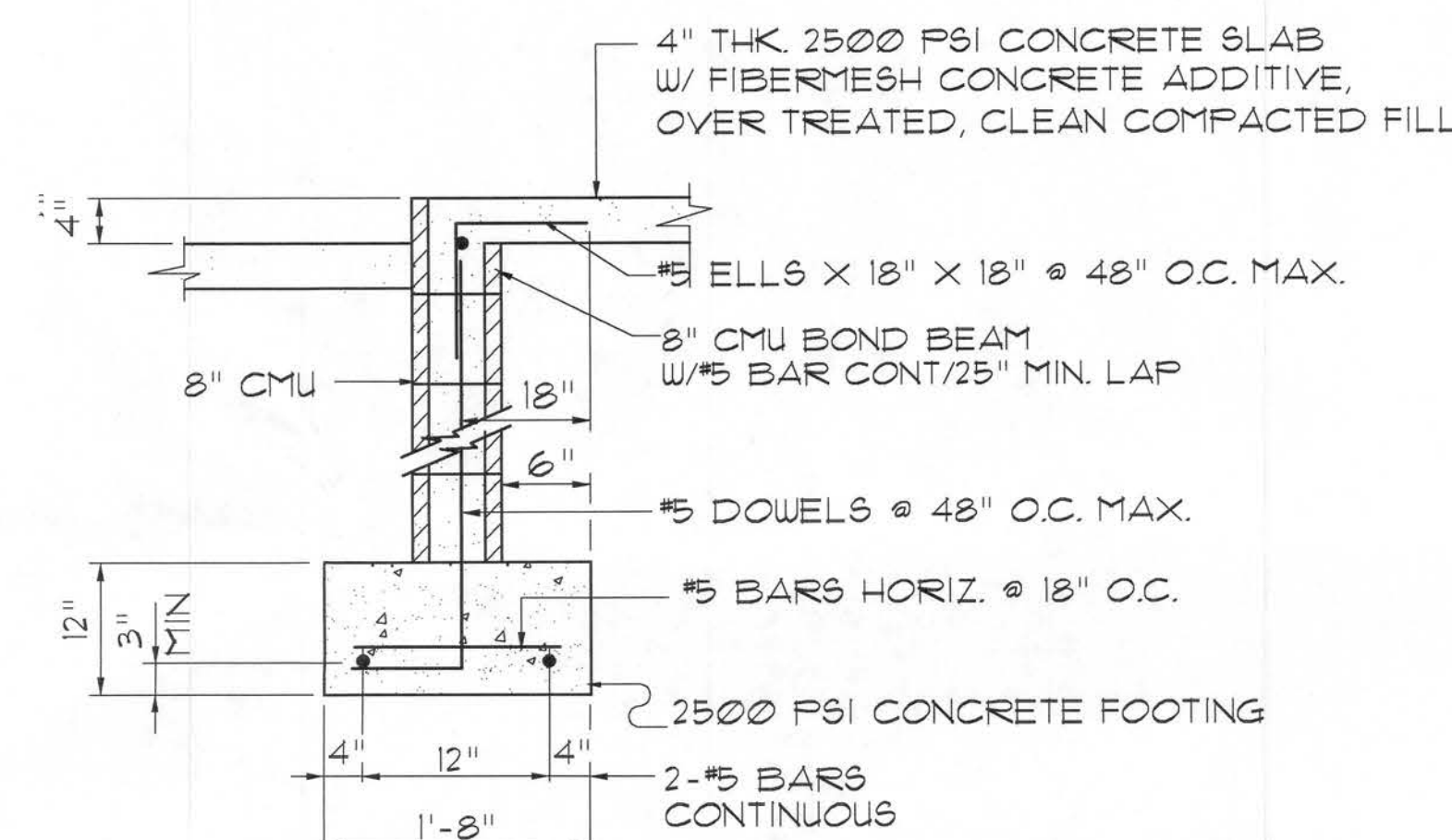
**NOTE!**  
PLUMBING CONTRACTOR SHALL PREPARE "AS-BUILT" SHOP DRAWINGS INDICATING ALL PLUMBING WORK, INCLUDING ALL PLUMBING LINE LOCATIONS AND RISER DIAGRAM - CONTR SHALL PROVIDE 1 COPY OF AS-BUILT DUGS TO OWNER AND 1 COPY TO THE PERMIT ISSUING AUTHORITY.

**NOTE!**  
H.V.A.C. CONTRACTOR SHALL PREPARE "AS-BUILT" SHOP DRAWINGS INDICATING ALL H.V.A.C. WORK, INCLUDING ALL DUCTWORK LOC, SIZES, LINES, EQUIPMENT SCH, & BALANCING REPORT - CONTR SHALL PROVIDE 1 COPY OF AS-BUILT DUGS TO OWNER & 1 COPY TO THE PERMIT ISSUING AUTHORITY.



## SECTION A-A

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



## SECTION B-B

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

## 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/ Fibermesh Concrete Additive  
Foundation: Continuous Footer/6cm Wall

#### ROOF DECKING

Material: 1/2" CD Plywood or 7/16" O.S.B.  
Sheet Size: 48"x96" Sheets Perpendicular to Roof Framing  
Fasteners: 8d Common Nails per schedule on sheet A6  
Diaphragm: Double Top Plate (5"x8") W/ 12d Nails @ 12" O.C.  
Wall Studs: 2x4 Hem Fir Studs @ 16" O.C.

#### SHEARWALLS

Material: 1/2" CD Plywood or 7/16" 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"x8") W/ 12d Nails @ 12" O.C.  
Wall Studs: 2x4 Hem Fir Studs @ 16" O.C.

#### HURRICANE UPLIFT CONNECTORS

Truss Anchors: SEMCO HDPT2 @ 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.  
Corner Hold-down Device: (1) HD5a @ each corner W/ 5/8" A.B.  
Forch Column Base Connector: Simpson ABUS66 @ each column  
Forch Column to Beam Connector: Simpson EPC66 @ each column

#### FOOTINGS AND FOUNDATIONS

Footing: 20"x10" Cont. W/ 2-#5 Bars Cont. & 1-#5 Transverse @ 24" O.C.  
Stemwall: 8" CMU. W/ 1-#5 Vertical Dowel @ 48" O.C.

ALL WIND LOADS ARE IN ACCORDANCE WITH SECTION 1603, FLORIDA BUILDING CODE, 2004 EDITION.

|   |  |
|---|--|
| BASIC WIND SPEED:   | 110 MPH  |
| WIND IMPORTANCE FACTOR (I):                                   | I = 1.00   |
| BUILDING CATEGORY:  | CATEGORY II  |
| WIND EXPOSURE:  | "B"  |
| INTERNAL PRESSURE COEFFICIENT:                                | +/- 0.18   |
| MUFRS PER TABLE 1603.2A (FBC 2004)                            | ROOF: - 23.1 PSF<br>WALLS: + 26.6 PSF<br>EAVES: - 32.3 PSF                   |
| DESIGN WIND PRESSURES:  |  |
| COMPONENTS & CLADDING PER TABLES 1603.2B & 1603.2C (FBC 2004) | OPNGS: + 21.8 / - 29.1 PSF<br>EAVES: - 68.3 PSF<br>ROOF: + 19.3 / - 25.5 PSF |
| DESIGN WIND PRESSURES:  |  |

## CONCRETE / MASONRY / METALS GENERAL NOTES:

- DESIGN SOIL BEARING PRESSURE: 1000 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-GRADE 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 98% 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 Fc = 3000 PSI FOR ALL FTGS, SLABS, COLUMNS AND BEAMS OR SHALL BE STANDARD PUMP MIX Fc = 3000 PSI. STRENGTH SHALL BE ATTAINED WITHIN 28 DAYS OF PLACEMENT. MIXING, PLACING 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 - Fm = 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.

REVISION:  
23 JAN 2003  
23 JAN 2004  
23 NOV 2006

DRAWN:  
NPG

STANDARD HOME PLAN:  
"THE JUDITH"  
FOR C45 CONSTRUCTION, LAKE CITY, FLORIDA

C & S  
CONSTRUCTION  
15. #80065022  
704 S. ORANGE STREET - LAKE CITY, FLORIDA 33605  
PHONE: 813-526-7500  
FAX: 813-526-7501

N3  
NICHOLAS  
PAUL  
GEISLER  
ARCHITECT  
N. ORANGE, FLORIDA  
Route 17, Box 1038  
Lake City, FL 33605  
813-526-7500  
813-526-7501

DATE:  
16 APR 2002

COMM:  
2K212

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A.3  
3 OF 6

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GENERAL NOTES:

1. THE CONTRACTOR SHALL INDEMNIFY THE OWNER AGAINST ALL CLAIMS, WHETHER FROM PERSONAL INJURY OR PROPERTY DAMAGE, ARISING FROM EVENTS ASSOCIATED WITH THE WORK PERFORMED UNDER THE CONTRACT FOR THIS PROJECT.
2. THE CONTRACTOR AND/OR SUB-CONTRACTORS SHALL WARRANT ALL WORK FOR A PERIOD OF ONE YEAR FOLLOWING THE DATE OF FINAL COMPLETION AND ACCEPTANCE BY THE OWNER. DEFECTS IN MATERIALS, EQUIPMENT, COMPONENTS AND WORKMANSHIP SHALL BE CORRECTED AT NO FURTHER COST TO THE OWNER DURING THE ONE YEAR WARRANTY PERIOD.
3. AT THE OWNER'S OPTION, A WARRANTY INSPECTION SHALL BE PERFORMED DURING THE ELEVENTH MONTH FOLLOWING THE COMMENCEMENT OF THE WARRANTY PERIOD, FOR THE PURPOSE OF DETERMINING ANY WARRANTY WORK THAT MAY BE REQUIRED. THE CONTRACTOR SHALL BE PRESENT DURING THIS INSPECTION IF REQUESTED BY THE OWNER.
4. THE CONTRACTOR SHALL PAY FOR ALL PERMITS, LICENSES, TESTS AND THE LIKE THAT MAY BE REQUIRED BY THE VARIOUS AUTHORITIES HAVING JURISDICTION OVER THIS PROJECT BE THEY CITY, COUNTY, STATE OR FEDERAL.
5. THE OWNER SHALL FILE A "NOTICE OF COMMENCEMENT" PRIOR TO THE BEGINNING OF THE PROJECT AND THE CONTRACTOR(S) SHALL FILE "NOTICE TO OWNER" AND PROVIDE "RELEASE OF LIEN" FOR ALL PAYMENT REQUESTS PRIOR TO DISBURSEMENT OF ANY FUNDS.
6. ANY AND ALL DISPUTES ARISING FROM EVENTS ASSOCIATED WITH THE CONSTRUCTION OF THIS PROJECT BETWEEN THE OWNER, CONTRACTOR(S) AND SUPPLIERS SHALL BE RESOLVED THROUGH BINDING ARBITRATION.
7. ALL WORK SHALL BE IN ACCORDANCE W/ APPLICABLE CODES AND LOCAL REGULATIONS, INCLUDING APPLICABLE ENERGY CODES. ALL COMPONENTS OF THE BUILDING SHALL MEET WITH THE MINIMUM ENERGY REQUIREMENTS OF THE BUILDING CODE. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO THE COMMENCEMENT OF THE WORK.
8. ALL INSULATION SHALL BE LEFT EXPOSED AND ALL LABELS LEFT INTACT ON THE WINDOWS AND DOORS UNTIL INSPECTED BY THE BUILDING OFFICIAL.
9. ALL WOOD IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED.
10. INTERIOR BEARING WALLS SHALL BE CONSTRUCTED IN COMPLIANCE WITH "UL Design U333". BATT INSULATION SHALL BE INCLUDED WHERE UNCONDITIONED AREA IS BEING SEPARATED FROM HEATED / COOLED AREA.
11. INTERIOR STUD WALLS SEPARATING LIVING AREA FROM GARAGE AREAS SHALL BE CONSTRUCTED IN COMPLIANCE WITH "UL Design U333", INCLUDING R-11 BATT INSULATION.
12. CEILING OVER ATTACHED GARAGES OR GARAGES W/ LIVING AREA ABOVE SHALL BE 5/8" FIRECODE "C" GIB ON 1x3 WOOD FURRING AT 16" O.C., ATTACHED W/ 1 1/4" BUGLEHEAD SCREWS @ 6" O.C. ALONG EACH POINT OF BEARING.

AS - BUILT DRAWING REQUIREMENTS:

- A. ELECTRICAL "AS-BUILT" DRAWINGS  
ELECTRICAL CONTRS SHALL PREPARE "AS-BUILT" SHOP DUGS INDICATING ALL ELECTRICAL WORK, INCLUDING ANY CHANGES TO THE ELEC. PLAN, ADDS TO THE ELEC. PLAN, RISER DIAGRAM, AS-BUILT PANEL SCHEDULE W/ ALL CKTS IDENTIFIED W/ CKT N°, DESCRIPTION & BRKR, SERVICE ENT. & ALL UNDERGROUND WIRE LOCATIONS/ROUTING/DEPTH. RISER DIA. SHALL INCLUDE WIRE SIZES/TYPE & EQUIPMENT TYPE W/ RATINGS & LOADS. CONTRACTOR SHALL PROVIDE 1 COPY OF AS-BUILT DUGS TO OWNER & 1 COPY TO THE PERMIT ISSUING AUTHORITY.
- B. HVAC "AS-BUILT" DRAWINGS  
HVAC CONTRACTOR SHALL PREPARE "AS-BUILT" SHOP DRAWINGS INDICATING ALL HVAC WORK, INCLUDING ALL DUCTWORK LOC, SIZES, LINES, EQUIPMENT SCH. & BALANCING REPORT - CONTRS SHALL PROVIDE 1 COPY OF AS-BLT DUGS TO OWNER & 1 COPY TO THE PERMIT ISSUING AUTHORITY.
- C. PLUMBING "AS-BUILT" DRAWINGS  
PLUMBING CONTRACTOR SHALL PREPARE "AS-BUILT" SHOP DRAWINGS INDICATING ALL PLUMBING WORK INCLUDING ALL PLUMBING LINE LOCATIONS AND RISER DIAGRAM - CONTRS SHALL PROVIDE 1 COPY OF AS-BUILT DUGS TO OWNER AND 1 COPY TO THE PERMIT ISSUING AUTHORITY.

GENERAL MILLWORK NOTES:

1. MILLWORK SUB-CONTRACTOR PROVIDING CASEWORK, MILLWORK OR THE LIKE FOR THIS PROJECT SHALL BE SUBJECT TO THE PROVISIONS OF NOTES 1 THRU 6 OF THE GENERAL NOTES, THIS SHEET.
2. SCOPE OF WORK INCLUDES, BUT IS NOT LIMITED TO THE FOLLOWING: FABRICATION AND DELIVERY OF MILLWORK, SHOWN IN THE DRAWINGS, TO THE JOB SITE, INSTALLATION OF CABINET HINGES, CATCHES, DRAWER & TRAY GUIDES, ADJUSTABLE SHELF STANDARDS & SURFACE BOLTS.
3. ALL APPLICABLE STANDARDS OF "AIA" QUALITY STANDARDS & GUIDE SPECIFICATIONS" APPLY TO THIS PROJECT, UNLESS NOTED OTHERWISE.
4. AIA "CUSTOM" GRADE EXCEPT AS OTHERWISE NOTED OR DIRECTED BY THE OWNER, SHALL BE THE BASE STANDARD OF QUALITY REQ'D FOR THIS WORK.
5. MILLWORK SUB-CONTRACTOR SHALL SUBMIT FOR APPROVAL BY THE OWNER, THE FOLLOWING ITEMS, PRIOR TO FABRICATING ANY MATLS OR MILLWORK: COMPLETE SET OF SHOP DRAWINGS, SAMPLES OF WD. SPECIES RECEIVING TRANSPARENT FINISH, MFR'S LITERATURE FOR ALL SPECIALTY ITEMS NOT MFD. BY THE ARCHITECTURAL WOODWORK FIRM AND HARDWARE SCHEDULE, SHOWING HARDWARE USED AT EA. LOCATION & CONFORMANCE W/ THE DESIGN INTENT OF THE DRAWINGS OR DIRECTIVES ISSUED BY THE OWNER.
6. PRODUCTS SHALL INCLUDE THE FOLLOWING:  
SOFTWOOD - SOLID STOCK PINE, C OR BETTER  
HARDWOOD - SPECIES AS SELECTED BY OWNER  
PLYWOOD, OPAQUE FINISH - FIR, GRADE A/B  
PLYWOOD, TRANSPARENT FINISH - SPECIES AS SELECTED BY OWNER  
PARTICLE BOARD - HIGH DENSITY, W/ RESIN BINDER  
LAM. PLASTIC - MFG, COLORS, PATTERNS & TEXTURES AS SELECTED BY OWNER  
LAMINATING ADHESIVES - POLYVINYL ACETATE, UREA-FORMALDEHYDE, CASEIN
7. ASSEMBLE WORK AT MILL & DELIVER TO JOB SITE READY TO INSTALL INSOFAR AS POSSIBLE.
8. PROTECT MILLWORK FROM MOISTURE & DAMAGE WHILE IN TRANSIT TO THE JOB SITE. UNLOAD AND STORE IN A PLACE WHERE IT WILL BE PROTECTED FROM MOISTURE AND DAMAGE AND BE CONVENIENT FOR INSTALLATION.
9. FABRICATE WORK IN ACCORDANCE WITH MEASUREMENTS TAKEN AT THE JOB SITE.
10. INSTALL HARDWARE IN ACCORDANCE WITH MANUF'R'S DIRECTIONS. LEAVE OPERATING HARDWARE OPERATING SMOOTHLY & QUIETLY.
11. DAMAGED SURFACES SHALL BE REPAIRED TO MATCH UNDAMAGED ADJACENT PORTION OF THE WORK.

GENERAL H.V.A.C. NOTES:

1. SUB-CONTRACTORS PROVIDING HVAC INSTALLATION SHALL BE SUBJECT TO THE PROVISIONS OF NOTES 1 THRU 6, GENERAL NOTES/D.18.
2. HVAC SUB-CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, TOOLS AND EQUIPMENT TO INSTALL A COMPLETE & OPERATING HVAC SYSTEM.
3. HVAC SYSTEM SHALL BE AS DETAILED IN THE PLANS (IF INCLUDED), OR SHALL BE AS DIRECTED BY THE OWNER IN CONSULTATION WITH THE HVAC SUB-CONTRACTOR.
4. HVAC SUB-CONTRACTOR SHALL FURNISH SHOP DUGS FOR DUCTWORK, CONDENSING UNIT & AIR HANDLER, EXHAUST FANS AND AIR DEVICES.
5. IT IS THE HVAC SUB-CONTRACTOR'S RESPONSIBILITY TO COMPLY WITH NFPA-92A AND ALL APPLICABLE CODES.
6. FLEXIBLE DUCT SHALL BE FULLY ANNEALED, CORRUGATED ALUMINUM W/ 3/4 LB. DENSITY FIBERGLASS INSULATION AND SHALL BE UL LISTED. SHEET METAL DUCT SHALL BE LINED W/ 1" MATFACED DUCT LINER & UNRAFFED W/ 1 3/4 LB. FOLFACED FIBERGLASS INSULATION. ALL FIBERGLASS DUCT SHALL BE FOLFACED, R42/R60 DUCTBOARD.
7. ALL EXHAUST AND OUTSIDE AIR DUCT SHALL BE GALVANIZED SHEET METAL CONSTRUCTED AND INSTALLED IN ACCORDANCE WITH ASHREA AND SMACNA STANDARDS.
8. ALL AIR DEVICES SHALL BE OF ALUMINUM CONSTRUCTION FOR WALL AND CEILING APPLICATIONS AND STEEL CONSTRUCTION IN FLOOR APPLICATIONS. ACCEPTABLE MANUFACTURERS SHALL BE TITUS, METALAIR, NAILORHART, HART & COOLIE OR AS DIRECTED BY THE OWNER.
9. IF REQUIRED BY THE OWNER, THE HVAC SUB-CONTRACTOR SHALL SUPPLY A TEST AND BALANCE REPORT IN ACCORDANCE WITH AIR BALANCE COUNCIL STANDARDS, SIGN AND SEALED BY A REGISTERED ENGINEER.
10. HVAC SUB-CONTRACTOR SHALL SUPPLY ALL CONTRACTORS, RELAYS, AND THERMOSTATS. THE ELECTRICAL SUB-CONTRACTOR SHALL PROVIDE ALL SWITCHES, DISCONNECTS & CONTROL WIRING. THERMOSTATS SHALL BE APPROVED BY THE EQUIPMENT MFG'R.
11. ALL DUCT SIZES INDICATED IN THE PLANS (IF INCLUDED) ARE NET INSIDE DIMENSIONS.
12. ALL EQUIPMENT SHALL BE FULLY WARRANTED FOR 1 YEAR AND THE COMPRESSOR(S) SHALL BE WARRANTED 5 YEARS FROM DATE OF FINAL ACCEPTANCE, BY THE OWNER.
13. ALL WORK IN THIS TRADE SHALL BE COORDINATED WITH ALL OTHER TRADES SO AS TO AVOID CONFLICTS OR HINDERANCE TO COMPLETION OF THE JOB.
14. CONDENSATE DRAIN PIPING SHALL BE INSULATED WITH 1/2" THICK ARMATLEX INSULATION.
15. FILTERS SHALL BE DISPOSABLE TYPE AND HAVE INITIAL SHARE WEIGHT ARRESTANCE OF 10% AND A CLEAN PRESSURE DROP OF 0.15. PROVIDE 2 SETS, ONE DURING CONSTRUCTION AND ONE FOR USE AT FINAL ACCEPTANCE.
16. HVAC SUB-CONTRACTOR SHALL PROVIDE & INSTALL ALL NECESSARY OFFSETS, TRANSITIONS & BENDS REQUIRED TO PROVIDE A COMPLETE SYSTEM AT NO ADDITIONAL COST TO THE OWNER.
17. IT IS THE RESPONSIBILITY OF THE HVAC SUB-CONTRACTOR TO COORDINATE LOCATION OF CEILING DIFFUSERS, GRILLES AND REGISTERS IN THE FIELD WITH THE ELECTRICIAN, LIGHTS AND ARCHITECTURAL ELEMENTS.
18. COORDINATE W/ THE ELECTRICIAN, PARTICULARLY ELECTRICAL NOTE N: 29, TO ASSURE SUITABLE SIZES OF BREAKERS, SWITCHES AND WIRING.

GENERAL PLUMBING NOTES:

1. SUB-CONTRACTORS PROVIDING PLUMBING MATERIALS AND INSTALLATION SHALL BE SUBJECT TO THE PROVISIONS OF NOTES 1 THRU 6.
2. ALL WORKMANSHIP AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, RULES AND ORDINANCES.
3. ALL MATERIALS SHALL BE NEW.
4. ALL WORK SHALL BE PERFORMED BY A LICENSED PLUMBING CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIONAL.
5. ALL EXCAVATION & BACKFILL AS REQUIRED FOR THIS PHASE OF THE CONSTRUCTION SHALL BE PART OF THE PLUMBING SUB-CONTRACTOR'S RESPONSIBILITIES.
6. PLUMBING FLAT PLANS AND RISER DIAGRAMS (IF INCLUDED) ARE DIAGRAMATIC. DO NOT SCALE THE DRAWINGS FOR EXACT LOCATIONS OF THE PLUMBING FIXTURES.
7. ALL WORK SHALL BE COORDINATED WITH OTHER TRADES TO AVOID INTERFERENCE WITH THE PROGRESS OF THE CONSTRUCTION.
8. WATER PIPING SHALL BE TYPE L COPPER UP TO 1", & TYPE K FOR ALL LARGER SIZES. ALL UNDERGROUND PIPING SHALL BE TYPE K COPPER. FIRE AND HARDWARE SCHEDULE. SCHEDULE 40 OR SCHEDULE 40X.
9. DO NOT USE LEAD BASED SOLDER FOR JOINING SUPPLY PIPING.
10. SOIL, WASTE, VENT & RAINWATER PIPING SHALL BE CAST IRON NO-HUB 30"-12" ABOVE GRADE WITH NEOPRENE GASKETS AND STAINLESS STEEL BANDS & BELL & SPIGOT CAST IRON BELOW GRADE W/ LEAD & OAKUM JOINTS OR AT THE OWNERS OPTION, P.V.C., SCHEDULE 40, SEE NOTE 12.
11. AIR CONDITIONING CONDENSATE DRAIN PIPING SHALL BE THREADED STEEL PIPE, COFFERS DRAIN, WASTE OR VENT PIPE AND FITTINGS, OR P.V.C. SEE NOTE 12. BELOW INSULATE ALL CONDENSATE PIPING EXCEPT WHERE UNDERGROUND, AND ELECTRIC HEAT WRAP WHERE EXPOSED TO FREEZING CONDITIONS.
12. P.V.C. SCHEDULE 40 PIPE AND FITTINGS MAY BE USED FOR SOIL, WASTE, VENT, RAINWATER OR CONDENSATE PIPING AS APPROPRIATE, WHERE APPROVED BY LOCAL BUILDING CODES & OFFICIALS. P.V.C. MAY NOT BE USED TO PENETRATE CHIMNEYS OR FIRE RATED WALLS / CEILINGS.
13. ALL FIXTURES MUST BE PROVIDED WITH READILY ACCESSIBLE STOPS AND WHERE PROVIDED, MARKED ACCESS PANELS.
14. FURNISH AND INSTALL APPROVED AIR CHAMBERS AT EACH PLUMBING FIXTURE AND APPROVED SHOCK ARRESTERS ON MAIN LINE OR RISERS.
15. DIELECTRIC COUPLINGS ARE REQUIRED BETWEEN ALL DISSIMILAR METALS IN PIPING AND EQUIPMENT CONNECTIONS.
16. ISOLATE COPPER PIPING FROM HANGERS OR SUPPORTS W/ HAIR FELT INSULATOR PADS.
17. PROVIDE 1/2" TRAP PRIMER LINE FOR ALL FLOOR DRAINS FROM NEAREST PLUMBING FIXTURE, DO NOT MANIFOLD.
18. PROVIDE ACCESS PANELS FOR ALL CONCEALED VALVES.
19. PROVIDE COMBINATION COVERPLATE / CLEANOUT PLUG FOR ALL WALL CLEANOUTS, FINISH AS DIRECTED BY THE OWNER.
20. FIXTURES, HARDWARE, EQUIPMENT, COLORS AND FINISHES SHALL BE AS SELECTED BY THE OWNER.

GENERAL WELL & SEPTIC NOTES:

1. SUB-CONTRACTORS PROVIDING WATER WELLS AND/OR SEPTIC TANKS AND DRAINFIELDS SHALL BE SUBJECT TO THE PROVISIONS OF NOTES 1 THRU 6, THIS SHEET.
2. LOCATION OF POTABLE WATER WELLS SHALL BE DETERMINED BY THE OWNER IN CONSULTATION WITH THE WELL DRILLING CONTRACTOR. WELLS SHALL NOT BE LOCATED CLOSER THAN 15'-20' TO ANY PROPOSED OR EXISTING SEPTIC TANK OR DRAINFIELD, EITHER ON SUBJECT PROPERTY OR ADJACENT/ADJOINING PROPERTY.
3. POTABLE WATER WELLS SHALL BE A MINIMUM 4" WITH BLACK IRON CASING TO A DEPTH OF 80'-20'. PUMPS SHALL BE OF THE SUBMERSIBLE TYPE, THREE WIRE SYSTEM, MINIMUM HORSEPOWER SHALL BE 1/2 HP OR AS DIRECTED BY THE OWNER. MOTOR STARTER SHALL BE ENCLOSED IN A WEATHERPROOF HOUSING, MOUNTED ON A P/T 4X4 POST AT THE WELL HEAD.
4. WELL HEAD SHALL PROJECT 12" ABOVE GRADE.
5. ALL REQUIRED COMPONENTS FOR A COMPLETE OPERATING SYSTEM SHALL BE PROVIDED, INCLUDING ANTI-FREEZE BLEEDER FITTING, CHECK VALVE, AIR BLEEDERS, SHUT OFF VALVE, HOSE BIBB, PRESSURE REGULATOR/CONTACTOR, UNIONS AND PRESSURE GAUGE.
6. PRESSURE TANK SHALL BE GALVANIZED 82 GALLON CAPACITY, UNLESS DIRECTED OTHERWISE BY THE OWNER.
7. SEPTIC TANK LOCATION & DRAINFIELD INVERT SHALL BE DETERMINED BY THE LOCAL HEALTH DEPARTMENT, IN CONSULTATION W/ THE OWNER.
8. SEPTIC TANKS SHALL BE OF A SIZE & CONSTRUCTION AS DETERMINED BY THE LOCAL HEALTH DEPARTMENT. TANK MAT'L SHALL BE POURED CONCRETE OR FIBERGLASS AS ALLOWED BY THE SEPTIC TANK PERMIT.
9. SEPTIC DRAINFIELD(S) SHALL BE CONSTRUCTED TO THE STANDARDS OF THE LOCAL HEALTH DEPARTMENT. DRAINFIELD PIPING SHALL BE CLAY TILE OR P.V.C. OR POLY AS ALLOWED BY THE SEPTIC TANK PERMIT. DRAINFIELD BEDS SHALL BE 3/4" WASHED ROCK, INSTALLED THICKNESS SHALL BE AS PER SEPTIC TANK PERMIT.
10. SAND FILTER BEDS, MOUND SYSTEMS, DOSING TANKS, GREASE TRAPS, DISTRIBUTION BOXES, GRINDER PUMPS, SUMP PUMPS AND OTHER SUCH RELATED ITEMS (IF REQUIRED OR REQUESTED) SHALL BE AS PER THE DESIGN STANDARDS OF THE LOCAL HEALTH DEPARTMENT.

ELECTRICAL NOTES: General

1. DO NOT SCALE THE ELECTRICAL DRAWINGS. REFER TO ARCHITECTURAL PLANS AND ELEVATIONS FOR EXACT LOCATION OF ALL EQUIPMENT. CONFORM WITH OWNER.
2. INSTALL ALL ELECTRICAL WORK IN CONFORMANCE WITH THE NEC 1997 EDITION AND ITS AMENDMENTS AS ADOPTED BY THE PERMIT ISSUING AUTHORITY AT THE TIME OF CONSTRUCTION.
3. GROUNDING: GROUND ALL MAIN DISCONNECTS TO STANDARD GROUND ROD(S) AND TO COLD WATER SUPPLY AS PER ARTICLE 250 OF NEC-1994.
4. INSTALL ONLY COPPER WIRING ON THIS PROJECT. THW, TH, THHN, THHN OR NM CABLE, UNLESS NOTED OTHERWISE. ALL CONDUCTORS 1/0 & SMALLER MAY BE SOLID. ALL CONDUCTORS 1/2 AND LARGER SHALL BE STRANDED TYPE.
5. PROVIDE CONTINUITY OF NEUTRAL ON MULTI-BRANCH CIRCUITS BY SPLICING AND BRINGING OUT A TAP, ASSURING NO OPENINGS OF NEUTRAL IN REPLACEMENT OF A DEVICE.
6. COLOR CODE MULTI-CIRCUIT WIRING AS FOLLOWS: NEUTRAL - WHITE, GROUND - GREEN, LINE - ALL OTHER COLORS.
7. INSTALL ONLY HIGH POWER FACTOR BALLASTS AT FLUORESCENT FIXTURES.
8. INSTALL GFI BREAKERS OF DEVICES AT ALL BATHROOM, RESTROOM, KITCHEN, GARAGE AND EXTERIOR RECEPTACLES AND AS NOTED ON THE DRAWINGS.
9. INSTALL ONLY THOSE ELECTRICAL DEVICES THAT BEAR A "UL" OR OTHER RECOGNIZED TESTING LAB LABEL. ALL MATERIALS SHALL BE NEW.
10. INSTALL NON-FUSED DISCONNECT SWITCHES AT ALL PIECES OF ELECTRICAL EQUIPMENT LOCATED WHERE SAID EQUIPMENT IS NOT VISIBLE FROM THE CIRCUIT BREAKER THAT PROTECTS IT. SIZE IN ACCORD WITH THE LOAD. ALL DISCONNECT SWITCHES SHALL BE H.P. RATED, HEAVY DUTY, QUICK-MAKE - QUICK-BREAK TYPE - ENCLOSURES SHALL BE AS REQ'D FOR EXPOSURE.
11. MOTOR STARTERS SHALL BE MANUAL OR MAGNETIC WITH OVERLOAD RELAYS IN EACH HOT LEG.
12. ISOLATE DISSIMILAR CONDUIT AND TUBING METALS FROM SOIL, WATER, AND GAS PIPING AND OTHER BUILDING MATERIALS WHERE DAMAGE BY FRICTION OR ELECTROLYSIS MAY OCCUR, EXCEPT WHERE ELECTRICAL GROUND IS PROVIDED.
13. FURNISH AND INSTALL ALL ELECTRICAL DEVICES AND ITEMS REQUIRED FOR A COMPLETE, OPERATING SYSTEM, PROVIDING THE FUNCTIONS AS DETAILED IN THE PLANS (AND SPECS).
14. OUTLET BOXES SHALL BE PRESSED STEEL OR PLASTIC OR ALL DRY LOCATIONS. FOR WET LOCATIONS, CAST ALLOY WITH THREADED HUB OUTLET BOXES SHALL BE INSTALLED.
15. HOT CHECK ALL SYSTEMS WITH THE OWNER'S REPRESENTATIVE PRESENT TO VERIFY PROPER FUNCTION PRIOR TO C.O.
16. COORDINATE ALL WORK THROUGH GC TO AVOID CONFLICTS. COORDINATE WITH HVAC CONTRACTOR AND ELECTRONICS SYSTEMS CONTRACTORS SO THAT A COMPLETE, FUNCTIONING SYSTEM IS INSTALLED, IN EACH CASE, WITH NO EXTRA COST TO THE OWNER.
17. EMERGENCY LIGHTING AND EXIT SIGNS, IF INDICATED ON THE PLANS, SHALL BE WIRED PER NEC 100-12F.
18. ALL PANEL SCHEDULES SHALL BE FULLY FILLED OUT AND SHALL BE TYPEWRITTEN. EA. CIRCUIT SHALL BE CLEARLY IDENTIFIED A TO WHAT IS INCLUDED ON SAID CIRCUIT.
19. IT IS NOT THE INTENT OF THESE DRAWINGS TO SHOW EVERY MINOR DETAIL OF THE CONSTRUCTION.
20. THE ELECTRICAL INSTALLATION SHALL MEET ALL STANDARD REQUIREMENTS OF THE POWER COMPANY & TELEPHONE COMPANY.
21. FURNISH AND INSTALL DISCONNECT SWITCHES AND WIRING FOR HVAC SYSTEM AS PER MANUFACTURER'S RECOMMENDATIONS. CONTROLS ARE TO BE SUPPLIED BY THE HVAC CONTRACTOR, AND CONNECTED BY THE ELECTRICAL CONTRACTOR.
22. ALL RACEWAYS BELOW GROUND SHALL BE A MINIMUM OD 3/4".
23. ALL CIRCUIT BREAKERS, TWO AND THREE POLE, SHALL BE COMMON TRIP, NO TIE HANDLES OR TANDEMS SHALL BE ACCEPTABLE.
24. ALL FUSES, UNLESS NOTED OTHERWISE ON THE DRAWINGS, SHALL BE CURRENT LIMITED TYPE (CL) RATED 200,000 AIC.
25. ELECTRICAL CONTRACTOR SHALL VERIFY ALL COMPONENTS FOR ALL ELECTRICAL APPLICATIONS & DETERMINE THE CORRECTNESS OF SAME. ANY DISCREPANCY SHALL BE REPORTED TO THE OWNER PRIOR TO FABRICATING ANY MATERIALS, ORDERING COMPONENTS OR DOING ANY WORK.
26. CIRCUITS ON PANEL SCHEDULE (AND PLANS) ARE TO DETERMINE LOAD DATA AND SIZE. THE CONTRACTOR SHALL PROVIDE CIRCUITS AND ROUTING OF CONDUITS AND WIRING TO SUIT JOB CONDITIONS, AND BALANCE THE JOB, THROUGHOUT.
27. CHECK EQUIPMENT FOR PROPER VOLTAGE, PHASE AND AMPERAGE RATING PRIOR TO CONNECTION TO CIRCUITS.
28. PANEL BOARDS SHALL BE CIRCUIT BREAKER TYPE. VERIFY NUMBER AND SIZES OF CIRCUITS.
29. WHEN CONDUIT RUNS EXCEED 200 FEET, FULL BOXES SHALL BE INSTALLED SO THAT NO FULL EXCEEDS THIS DISTANCE.
30. ELECTRICAL EQUIPMENT AIC RATING AND FEEDER SIZE SHOWN ON THE PLANS ARE DESIGNED FOR MAX. AVAILABLE FAULT CURRENT AND MAX. ALLOWABLE VOLTAGE DROP, RESPECTIVELY.

PROJECT INFORMATION / NOTES:

DESIGN VALUES/LOADS & CODES

WIND DESIGN SPEED: 110 MPH, UNLESS NOTED OTHERWISE

SOIL DESIGN STATEMENT:  
FOOTING DESIGN IS BASED UPON 1000PSF SOIL BEARING PRESSURE PROVIDED BY CLEAN SAND, GRAVEL OR STONE. OTHER SOIL CONDITIONS 1st: CLAY, HIGH LEVEL OF ORGANICS OR OTHER UNDESIRABLE SOILS SHALL REQUIRE FOUNDATION MODIFICATIONS.

LIVE LOADS: 1st FLOOR: 40PSF, 2nd FLOOR: 30PSF, ROOF: AS DETERMINED BY SHAPE FACTORS APPLIED TO THE WIND FORCE GENERATED BY THE DESIGN WIND SPEED.

BUILDING CODE: 2004 FLORIDA BUILDING CODE

ELECTRICAL CODE: NATIONAL ELECTRICAL CODE - LATEST  
LIFE SAFETY: NFPA-101 - LATEST

CONSTRUCTION DOCUMENTS

THE CUSTOMER IS RESPONSIBLE FOR DELIVERING THE REQUIRED SETS OF CONSTRUCTION DOCUMENTS TO THE PERMIT ISSUING AUTHORITIES FOR THE ISSUANCE OF CONSTRUCTION PERMITS. THE CONTRACTOR SHALL REVIEW THE CONSTRUCTION DOCUMENTS AND VERIFY ALL DIMENSIONS, ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO THE COMMENCEMENT OF ANY WORK OR FABRICATION OF ANY MATERIALS.

DO NOT SCALE OFF THESE PLANS

AMPLE DIMENSIONS ARE SHOWN ON THE PLANS TO LOCATE ALL ITEMS. SIMPLE ARITHMETIC MAY BE USED TO DETERMINE THE LOCATIONS OF THOSE ITEMS NOT DIMENSIONED.

CHANGES TO FINAL PLAN SETS

PLEASE DO NOT MAKE ANY STRUCTURAL CHANGES TO THESE PLANS WITHOUT CONSULTING WITH THE ARCHITECT. THE OWNER SHALL ASSUME ANY AND ALL LIABILITY FOR STRUCTURAL DAMAGE RESULTING FROM CHANGES MADE TO THE PLANS OR BY SUBSTITUTION OF MATERIALS DIFFERENT FROM SPECIFICATION ON THE PLANS.

INORGANIC ARSENICAL PRESSURE TREATED WOOD

SOME FRAMING MATERIALS SPECIFIED FOR THE CONSTRUCTION OF YOUR PROJECT SUCH AS SILLS OR EXTERIOR FRAMING ARE PRESSURE TREATED. EACH PIECE IS CLEARLY MARKED FOR EASY IDENTIFICATION AND IS USUALLY GREENISH IN COLOR.

THIS WOOD HAS BEEN PRESERVED BY PRESSURE-TREATMENT WITH AN EPA-REGISTERED PESTICIDE CONTAINING INORGANIC ARSENIC TO PROTECT IT FROM INSECT ATTACK AND DECAY. EXPOSURE TO TREATED WOOD MAY PRESENT CERTAIN HAZARDS. THEREFORE, PRECAUTIONS SHOULD BE TAKEN BOTH WHEN HANDLING THE TREATED WOOD AND IN DETERMINING WHERE TO USE OR DISPOSE OF THE TREATED WOOD.

FOR FURTHER INFORMATION ON THE USE OF AND DISPOSAL OF INORGANIC ARSENIC PRESSURE TREATED WOOD, PLEASE REFER TO THE EPA MATERIAL SAFETY SHEET DEALING WITH THIS PRODUCT.

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 4863, TYPE I.

SELF-ADHERING POLYMER MODIFIED BITUMEN SHEET:  
SELF ADHERING POLYMER MODIFIED BITUMEN SHALL COMPLY W/ ASTM D 1979.

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 100 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 107-95.

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 13 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/ MFR'S INSTALLATION INSTRUCTIONS. BASE FLASHING SHALL BE 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. OPEN VALLEYS LINED WITH METAL: THE VALLEY LINING SHALL BE AT LEAST 16" WIDE AND OF ANY OF THE CORROSION RESISTANT METALS IN TABLE 1507.3.3.2.  
2. OPEN VALLEYS: VALLEY LINING OF TWO PLIES 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. 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 & COMPLYING WITH ASTM D 1970.

REVISION:

03 NOV 2006  
06 JUN 2007

DRAWN:

NPG

STANDARD HOME PLAN:  
"THE JUDITH"  
FOR C4S CONSTRUCTION, LAKE CITY, FLORIDA

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DATE:

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