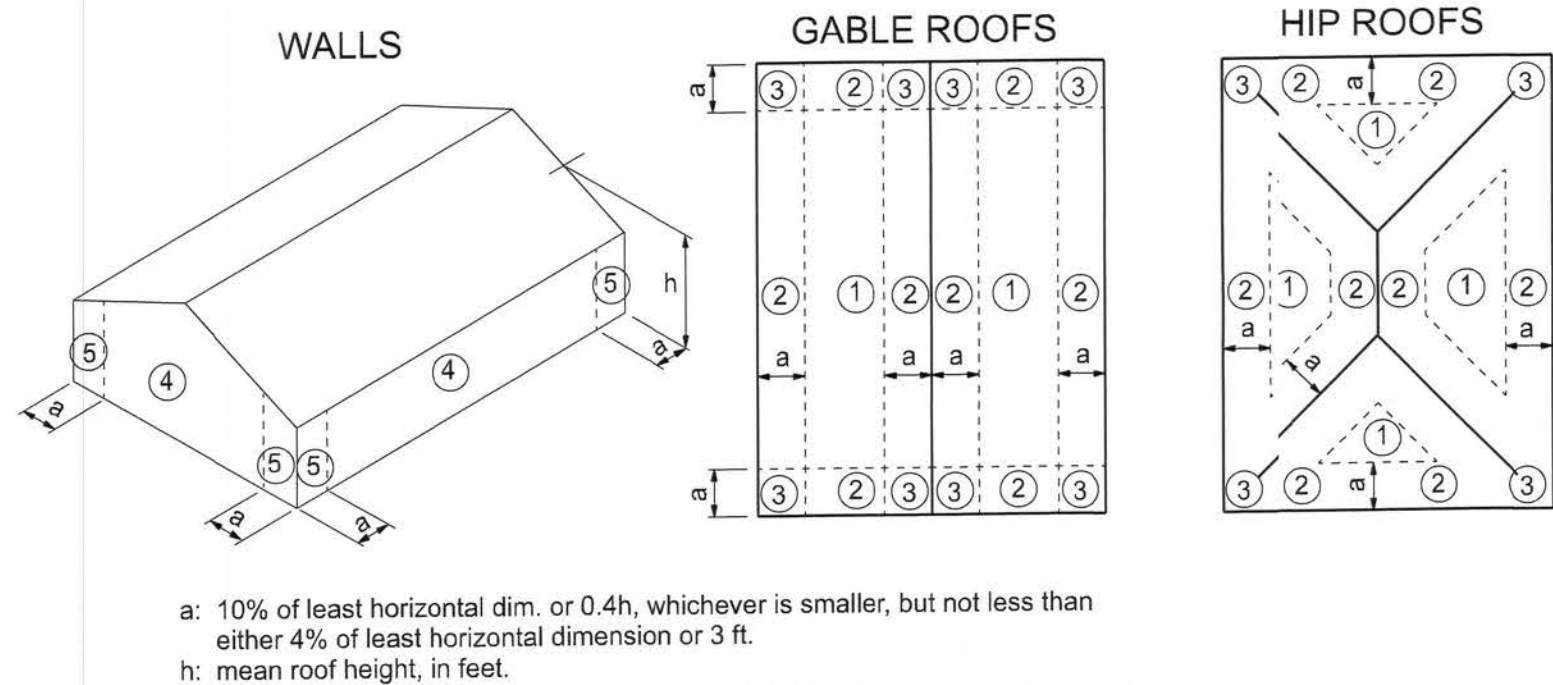


ALL WIND LOADS ARE IN ACCORDANCE WITH SECTION 1609, FLORIDA BUILDING CODE 6TH EDITION (2017)		
FLOOR AND ROOF LIVE LOADS		
UNINHABITABLE ATTICS:		20 PSF
HABITABLE ATTICS, BEDROOM:		30 PSF
ALL OTHER ROOMS:		40 PSF
GARAGE:		40 PSF
ROOFS:		20 PSF UNIFORM
WIND DESIGN DATA		
ULTIMATE WIND SPEED:		130 MPH
NOMINAL (BASIC) WIND SPEED:		101 MPH
RISK CATEGORY:		II
WIND EXPOSURE:		B
ENCLOSURE CLASSIFICATION:		ENCLOSED
INTERNAL PRESSURE COEFFICIENT:		0.18 +/-
COMPONENTS AND CLADDING		
ROOFING ZONE 1:	16.8 PSF MAX.	-18. PSF MIN.
ROOFING ZONE 2:	16.8 PSF MAX.	-21. PSF MIN.
ROOFING ZONE 3:	16.8 PSF MAX.	-21. PSF MIN.
ROOFING AT ZONE 2 OVERHANGS:		-31.1 PSF MIN.
ROOFING AT ZONE 3 OVERHANGS:		-31.1 PSF MIN.
STUCCO, CLADDING, DOORS AND WINDOWS		
ROOFING ZONE 4:	18.4 PSF MAX.	-19. PSF MIN.
ROOFING ZONE 5:	18.4 PSF MAX.	-24. PSF MIN.
9' WIDE O/H DR.:	16.1 PSF MAX.	-18. PSF MIN.
16' WIDE O/H DR.:	16.0 PSF MAX.	-17. PSF MIN.



COMPONENTS AND CLADDING

## STRUCTURAL DESIGN CRITERIA

CODES:	FLORIDA BUILDING CODE 6TH EDITION (2017)	
	BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE (ACI 308-14)	
LIVE LOADS:	ROOF	20 PSF (EDUCIBLE)
	RESIDENTIAL FLOOR, UNLESS OTHERWISE INDICATED	40 PSF
WIND LOADS:	BALCONIES	40 PSF
	STAIRS	40 PSF
CONCRETE STRENGTH @ 28 DAYS	LIGHT PARTITIONS (DEAD LOAD), U.N.O.	20 PSF
	WIND LOADS BASED ON FBC, SECTION 1609	
REINFORCING:	WIND VELOCITY: 120 M.P.H., USE FACTOR: 1.0	
	ALL CONCRETE UNLESS OTHERWISE INDICATED	2500 PSI
CONCRETE MASONRY UNITS:	PEA GRAVEL CONCRETE FOR MASONRY CELLS ONLY (DO NOT USE FOR CONCRETE COLUMNS OR TIE BEAMS)	3000 PSI
	WELDED WIRE FABRIC SHALL CONFORM TO	ASTM A1E
STRUCTURAL STEEL:	ALL REINFORCING BARS	ASTM A614-40 40,000 PSI
	ALL STIRRUPS AND TIES	ASTM A614-40 40,000 PSI
WOOD FRAMING:	ASTM C90-99b, STANDARD WEIGHT UNITS, f <sub>m</sub> = 1500 PSI	
	MORTAR TYPE "S" 1800 PSI	
WOOD ROOF TRUSSES:	CONCRETE GROUT 3000 PSI	
	CONTINUOUS MASONRY INSPECTION IS REQUIRED DURING CONSTRUCTION	
SOIL BEARING VALUE:	ALL STRUCTURAL AND MISCELLANEOUS STEEL A36 36,000 PSI, U.N.O.	
	SHOP AND FIELD WELDS: E70XX ELECTRODES	
DESIGN LOADS:	ALL BOLTS CAST IN CONCRETE: ASTM A36 OR ASTM A-307	
	BEAMS, RAFTERS, JOIST, PLATES, ETC. U.N.O.	
SEE DRAWINGS FOR SPECIAL CONCENTRATED LOADS. DESIGN FOR NEW WIND UPLIFT AS PER SPECIFIED CODES, DEDUCTING A MAXIMUM OF 5 P.S.F. DEAD LOAD, BUT NOT EXCEEDING ACTUAL DEAD LOAD.	NO. 2 SOUTHERN YELLOW PINE (19% M.C.)	
	ROOF DECK: PLYWOOD C-C/C-D, EXTERIOR, OR OSB	
FLOOR SHEATHING: T&G A-C GROUP 1 APA RATED (48/24)	WALL SHEATHING: PLYWOOD C-C/C-D, EXTERIOR OR OSB	
	VERSA LAM BEAM Fb = 2900 PSI (2.0E)	
WOOD COLS. PARALLAM 2.0E U.N.O.	WOOD COLS. PARALLAM 2.0E U.N.O.	
	DESIGN LOADS:	
TOP CHORD LIVE AND DEAD LOAD:	30 PSF	
	BOTTOM CHORD DEAD LOAD:	10 PSF
TOTAL:	40 PSF	
	ASSUMED ALLOWABLE SOIL BEARING PRESSURE AFTER COMPACTION: 1,500 PSF	
SEE SOILS REPORT AND SPECIFICATIONS FOR COMPACTION REQUIREMENTS IF SOIL CONDITIONS IN THE PROJECT DO NOT MEET OR EXCEED THE AGENCY GENERAL CONTRACTOR SHALL CONTACT THE ENGINEER PRIOR TO FOUNDATION POUR FOR VERIFICATION OF FOUNDATION DESIGN.		



PROJECT LOCATION

# PINCHOUCK RESIDENCE

## ABBREVIATIONS

A.B.	Anchor Bolt	Flr.	Floor	Plt. Ht.	Plate Height
Abv.	Above	Fdn.	Foundation	Plt. Sh.	Plant Shelf
A/C	Air-Conditioner	Flr. Sys.	Floor System	PSF	Pounds per square foot
Adj.	Adjustable	F.P.I.	Fireplace	P.T.	Pressure Treated
A.F.F.	Above Finished Floor	Fl.	Foot / Feet	Pwd.	Powder Room
A.H.U.	Air Handler Unit	Fig.	Footing	Rad.	Radius
ALT.	Alternate	FX	Fixed	Ref.	Refrigerator
B.C.	Base Cabinet	Galv.	Galvanized	Req'd.	Required
B.F.	Bifold Door	G.C.	General Contractor	Rm.	Room
Bk Sh	Book Shelf	G.F.I.	Ground Fault Interrupter	Rnd.	Round
Bm.	Beam	G.T.	Girder Truss	R/S/H	Rod and Shelf
BOT.	Bottom	Hdr.	Header	SD	Smoke Detector
B.P.	Bypass door	Hgt.	Height	S.F.	Square Ft.
Brg.	Bearing	HB	Hose Bibb	Sh.	Shelves
Cir.	Circle	Int.	Interior	SHT	Sheet
Clg.	Ceiling	K/Wall	Knee Wall	S.L.	Side Lights
Col.	Column	K.S.	Knee Space	S.P.F.	Spruce Pine Fir
Comp.	A/C Compressor	Laun.	Laundry	Sq.	Square
C.T.	Ceramic Tile	Lav.	Lavatory	S.Y.P.	Southern Yellow Pine
D	Dryer	L.F.	Linear Ft.	Temp.	Tempered
Dec.	Decorative	L.T.	Laundry Tub	Thickn.	Thicken
Ded.	Dedicated Outlet	Mas.	Masonry	T.O.B.	Top of Block
Dbi.	Double	Max	Maximum	T.O.M.	Top of Masonry
Dia.	Diameter	M.C.	Medicine Cabinet	T.O.P.	Top of Plate
Disp.	Disposal	MDP	Master Distribution Panel	Trans.	Transom Window
Dist.	Distance	Mtgr.	Manufacturer	Typ.	Typical
D.S.	Drawer Stack	Micro.	Micro	U.C.L.	Under Cabinet Lighting
D.V.	Dryer Vent	Min	Minimum	U.N.O.	Unless Noted Otherwise
D.W.	Dishwasher	M.L.	Microfilm	VB	Vanity Base
Ea.	Each	Mir.	Mirror	Vert.	Vertical
E.W.	Each Way	Monolith	Monolith	V.L.	Versalram
Elec.	Electrical	N.T.S.	Not to Scale	VTR	Vent through Roof
Elev.	Elevation	Opn'g.	Opening	W	Washer
Ext.	Exterior	Opt.	Optional	W/	With
Exp.	Expansion	Pc.	Piece	W/C	Water Closet
F.B.C.	Florida Bldg. Code	Ped.	Pedestal	W.A.	Wedge Anchor
Fin. Fir.	Finished Floor	PL	Parallam	Wd	Wood
F.G.	Fixed Glass	PLF	Pounds per linear foot	WP	Water Proof

## INDEX OF SHEETS

SHEET	DESCRIPTION
A-1	COVER SHEET
A-2	FLOOR PLAN
A-3	ELEVATIONS FRONT AND REAR
A-4	ELEVATIONS SIDES
A-5	FOUNDATION PLAN
A-6	ROOF PLAN
A-7	ELECTRICAL PLAN
A-8	SECTIONS AND FRAMING DETAILS
A-9	SHEARWALL DETAILS

## GENERAL PLAN NOTES

### 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 SILLIS 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 ANEPA-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.

## PREFABRICATED WOOD TRUSSES

- ALL PREFABRICATED WOOD TRUSSES SHALL BE SECURELY FASTENED TO THEIR SUPPORTING WALLS OR BEAMS WITH HURRICANE CLIPS OR ANCHORS.
- PREFABRICATED WOOD TRUSSES SHALL BE DESIGNED IN ACCORDANCE WITH THE LATEST EDITION OF THE "NATIONAL DESIGN SPECIFICATION FOR STRESS-GRADE LUMBER AND ITS FASTENERS" AS RECOMMENDED BY THE NATIONAL FOREST PRODUCTS ASSOCIATION.
- TRUSS MEMBERS AND CONNECTIONS SHALL BE PROPORTIONED (WITH A MAXIMUM ALLOWABLE STRESS INCREASE FOR LOAD DURATION OF 25%) TO WITHSTAND THE LIVE LOADS GIVEN IN THE NOTES AND TOTAL DEAD LOAD.
- BRIDGING FOR PRE-ENGINEERED TRUSSES SHALL BE AS REQUIRED BY THE TRUSS MANUFACTURER UNLESS NOTED ON THE PLANS.
- TRUSS ELEVATIONS AND SECTIONS ARE FOR GENERAL CONFIGURATION OF TRUSSES ONLY. WEB MEMBERS ARE NOT SHOWN, BUT SHALL BE DESIGNED BY THE TRUSS MANUFACTURER IN ACCORDANCE WITH THE FOLLOWING DESIGN LOADS:
- DESIGN SPECIFICATIONS FOR LIGHT WEIGHT METAL PLATE CONNECTED WOOD TRUSSES PER THE TRUSS PLATE INSTITUTE TPI LATEST EDITION.
- PRE-ENGINEERED WOOD TRUSSES SHALL BE DESIGNED BY THE MANUFACTURER IN ACCORDANCE WITH SPECIFIED LOADS AND GOVERNING CODES. SUBMITTALS SHALL INCLUDE TRUSS FRAMING PLANS AND DETAILS SHOWING MEMBER SIZES, BRACING, ANCHORAGE, CONNECTIONS, TRUSS LOCATIONS, AND AND PERMANENT BRACING AND/OR BRIDGING AS REQUIRED FOR ERECTION AND FOR THE PERMANENT STRUCTURE. EACH SUBMITTAL SHALL BE SIGNED AND SEALED BY A FLORIDA REGISTERED STRUCTURAL ENGINEER. SUBMIT 3 COPIES FOR REVIEW AND APPROVAL PRIOR TO FABRICATION.
- THE TRUSS MANUFACTURER SHALL DETERMINE ALL SPANS, WORKING POINTS, BEARING POINTS, AND SIMILAR CONDITIONS. TRUSS SHOP DRAWINGS SHALL SHOW ALL TRUSSES, ALL BRACING MEMBERS, AND ALL TRUSS TO TRUSS HANGERS.

## FIELD REPAIR NOTES

- MISSING LINTEL STRAPS FOR MASONRY CONSTRUCTION MAY BE SUBSTITUTED W/ (1) "SIMPSON MTSM16 TWIST STRAP W/ (4) 1/4" X 2 1/4" DIA. TITENS TO THE BOND BEAM BLOCK AND (7) 10d TO THE TRUSS FOR UPLIFTS OF 1000 LBS. OR LESS. USE (2) FOR 2000 LBS. OR LESS. OTHERS MAY BE SUBSTITUTED ON A CASE BY CASE BASIS.
- MISSING "J" BOLTS FOR WOOD BEARING WALLS MAY BE SUBSTITUTED W/ 1/2" DIA. ANCHOR BOLTS SET IN 3/4" DIA. X 6" DEEP UNITEK "PROPOXY" 300 ADHESIVE BINDER FOLLOWING ALL MANUFACTURERS RECOMMENDATIONS (OR 1/2" X 6" RAWL STUD EXPANSION ANCHORS.)
- REGARDING MISSING REBAR IN VERTICAL FILLED CELLS: DRILL A 3/4" DIAMETER HOLE 6" DEEP AT THE LOCATION OF THE OMITTED REBAR, AND INSTALL A 32" LONG #5 BAR INTO THE EPOXY FILLED HOLE. USE A TWO PART EMBEDDEMENT EPOXY (SIMPSON "EPOXY TIE SET", OR HILTI "2 PART EMBEDDMENT EPOXY"). MIXED PER MANUFACTURER'S INSTRUCTIONS. ASSURE THAT ALL DUST AND DEBRIS FROM DRILLING ARE REMOVED FROM THE HOLE BY BRUSHING AND AND USING COMPRESSED AIR PRIOR TO APPLYING THE EPOXY. ALLOW THE EPOXY TO CURE TO MANUFACTURER'S SPECIFICATIONS, THEN FILL THE CELL IN THE NORMAL WAY DURING BOND BEAM POUR.
- HURRICANE STRAPS MAY BE SUBSTITUTED WITH A STRAP OF GREATER HOLDOWN VALUE OR GREATER UPLIFT VALUE IN THE FIELD WITHOUT VERIFICATION, PROVIDED ALL MANUFACTURERS INSTALLATION INSTRUCTIONS ARE FOLLOWED.
- FOR WORTER JOINTS LESS THAN 1/4", PROVIDE (1) #5 VERT. IN CONC. FILLED CELL EACH SIDE OF THE JOINT (BAR DOES NOT HAVE TO BE CONT. TO FOOTING)



## REVISIONS

DATE	BY	DESCRIPTION

## DESIGN BY:

**TRADEMARK**  
Construction Group, Inc.

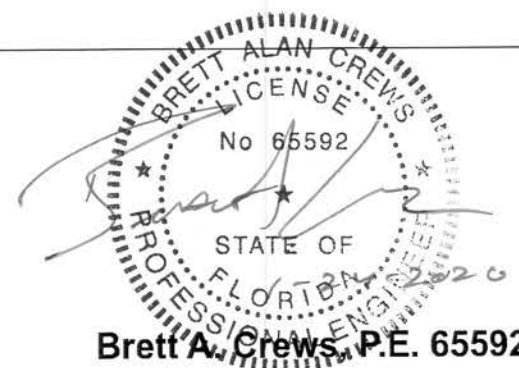
CERTIFIED GENERAL CONTRACTOR  
CGC1514780

750 SW MAIN BLVD.  
LAKE CITY, FL 32025  
(386)755-5254

**CES**  
Crews Engineering Services, LLC

CERTIFICATE OF AUTHORIZATION  
NO. 28022

349 SW CREWS FARM TERRACE  
LAKE CITY, FL 32025  
PHONE: 386.623.4303



DRAWN BY:

TM

APPROVED BY:

BC

**PINCHOUCK RESIDENCE**

COVER SHEET

PROJECT NO.:

R19.010

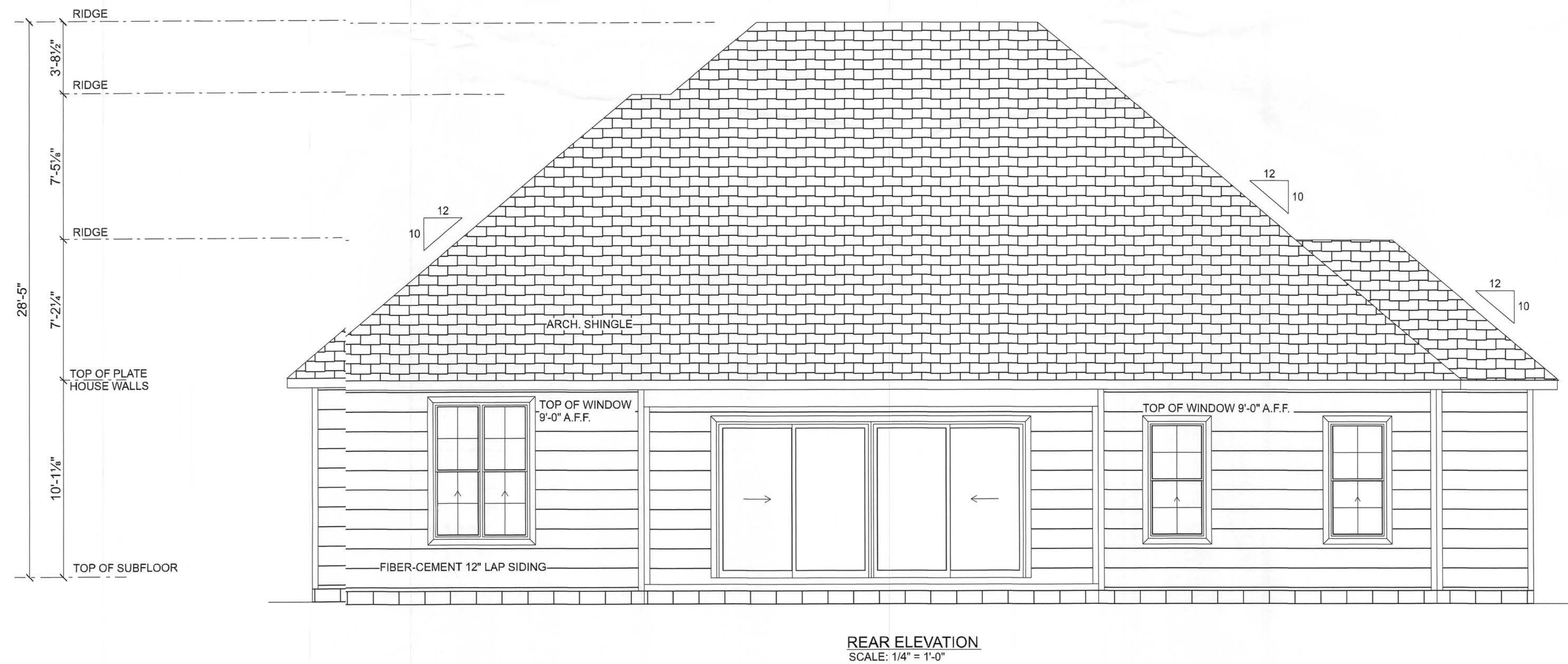
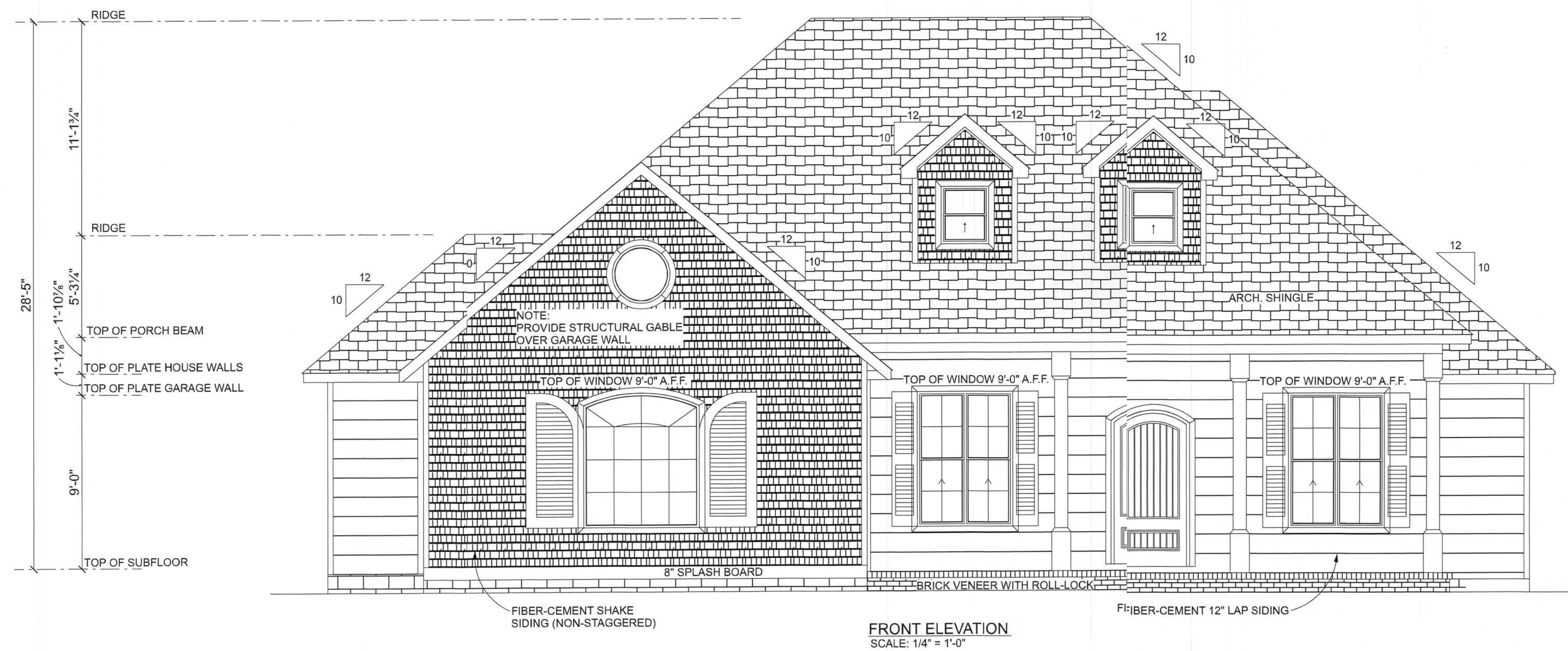
SHEET:

A-1



A-2





# REVISIONS

DATE	BY	DESCRIPTION

DESIGN BY:

**TRADEMARK**  
Construction Group, Inc.

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DRAWN BY:

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**PINCHOUCK RESIDENCE**

ELEVATIONS FRONT AND REAR

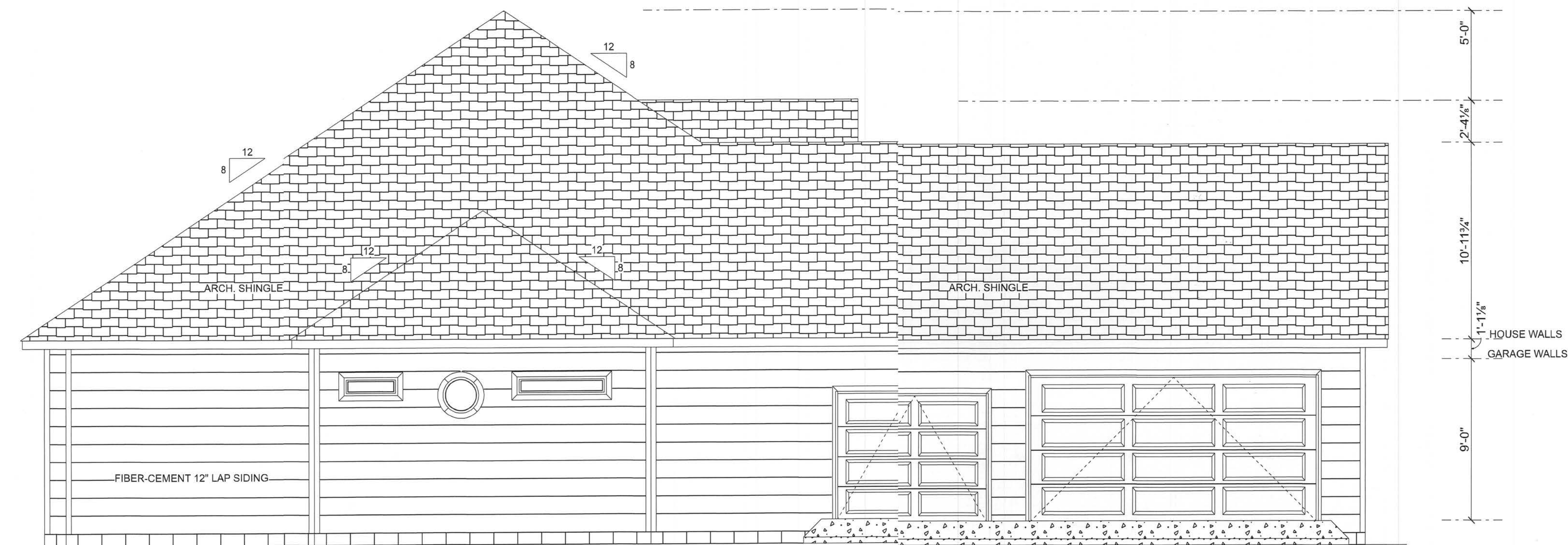
PROJECT NO.:

R19.010

SHEET:

A-3





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



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

REVISIONS		
DATE	BY	DESCRIPTION

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DRAWN BY:

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APPROVED BY:

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**PINCHOUCK RESIDENCE**

ELEVATIONS SIDES

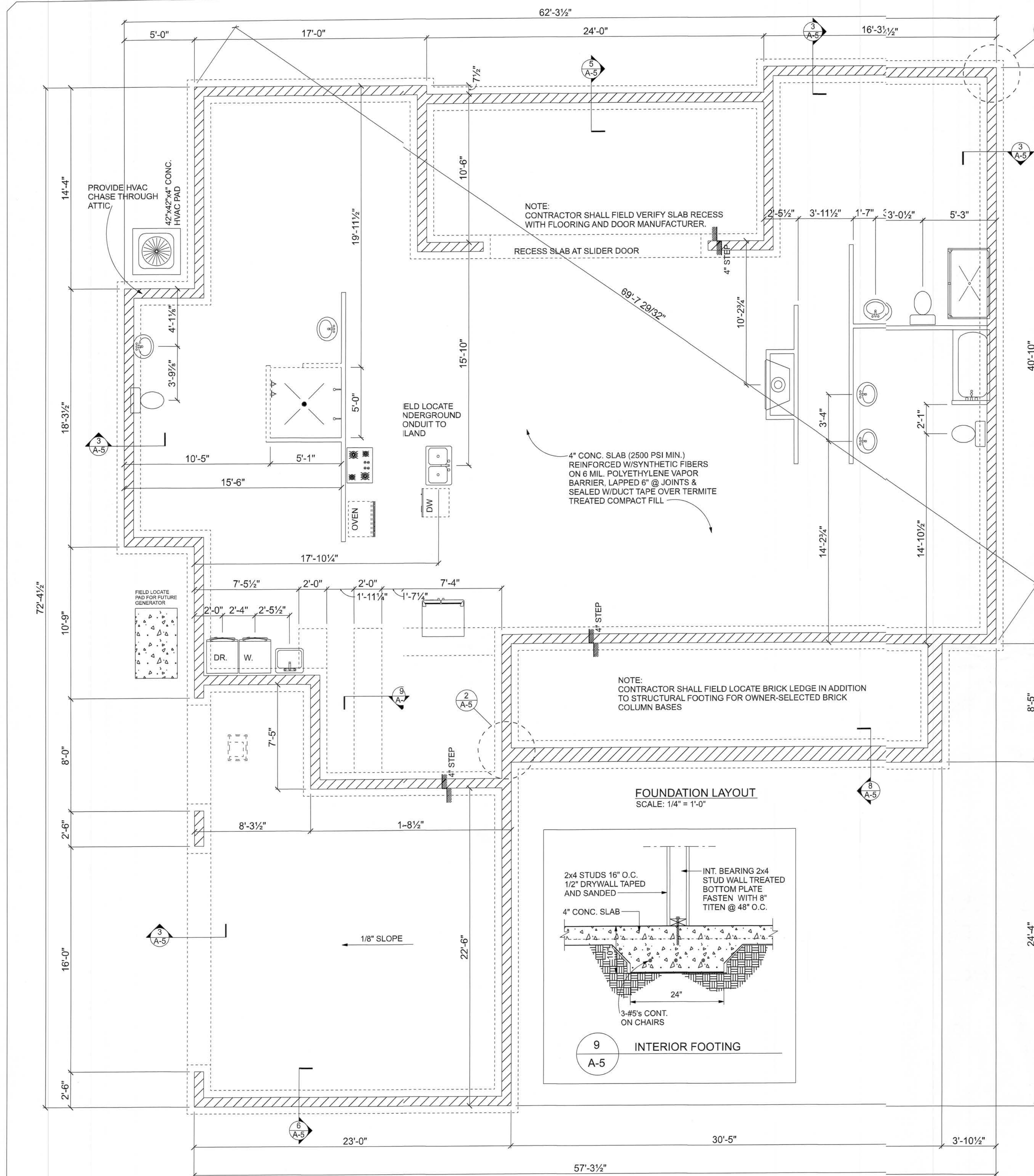
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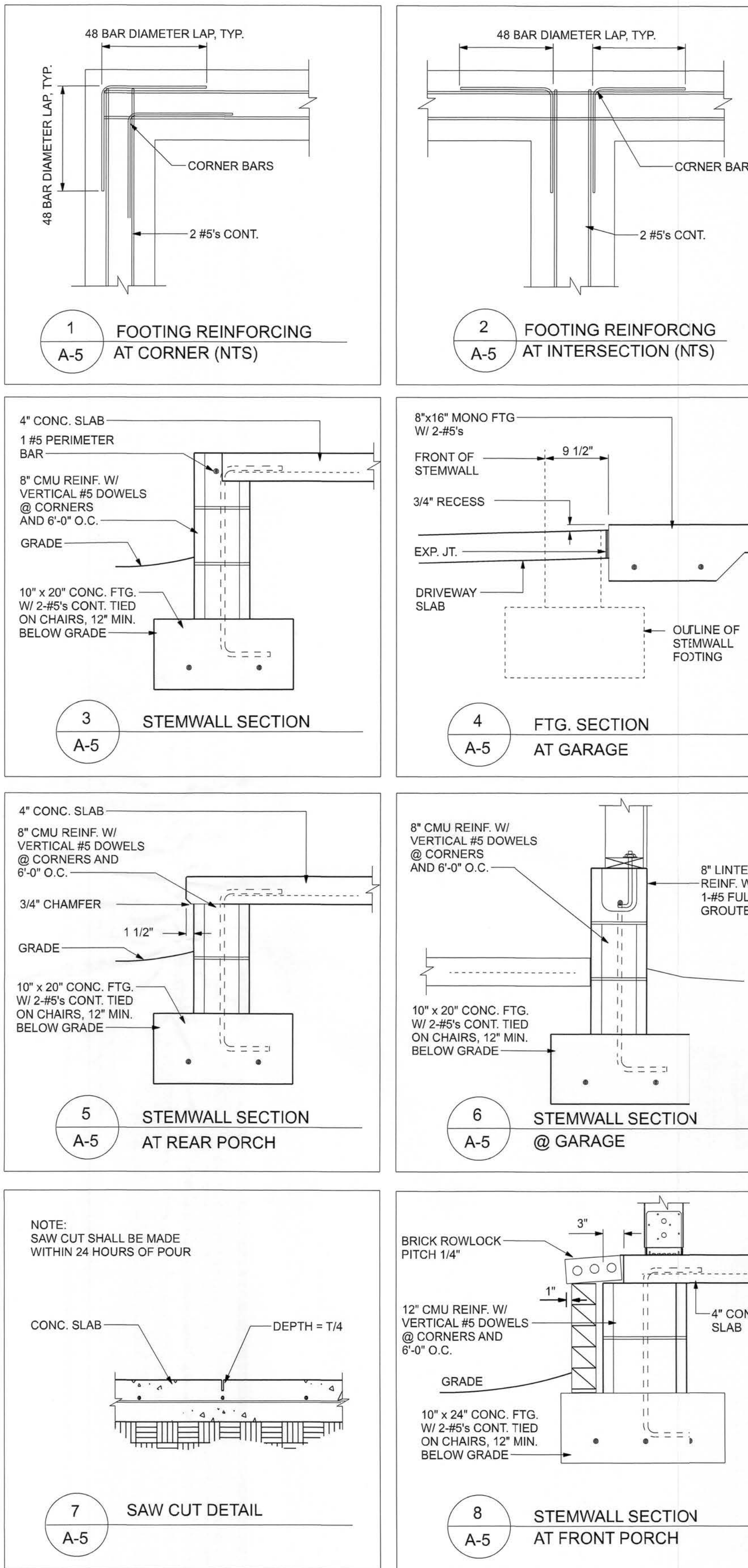
A-4





FOUNDATION NOTES

- CONCRETE:  
CONCRETE SHALL HAVE A MINIMUM SPECIFIED COMPRESSIVE STRENGTH OF 2500 PSI AT 28 DAYS.
- REINFORCING STEEL:  
THE REINFORCING STEEL SHALL BE MINIMUM GRADE 40.
- COVER OVER REINFORCING STEEL  
FOR FOUNDATIONS, MINIMUM CONCRETE COVER OVER REINFORCING BARS SHALL BE:  
3 INCHES IN FOUNDATIONS WHERE THE CONCRETE IS CAST AGAINST AND PERMANENTLY IN CONTACT WITH THE EARTH OR EXPOSED TO THE EARTH OR WEATHER AND 1 1/2 INCHES ELSEWHERE. REINFORCING BARS EMBEDDED IN GROUTED CELLS SHALL HAVE A MINIMUM CLEAR DISTANCE OF 1/4 INCH FOR FINE GROUT OR 1/2 INCH FOR COARSE GROUT BETWEEN REINFORCING BARS AND ANY FACE OF A CELL. REINFORCING BARS USED IN MASONRY WALLS SHALL HAVE A MASONRY COVER (INCLUDING GROUT) OF NOT LESS THAN 2 INCHES FOR MASONRY UNITS WITH FACE EXPOSED TO EARTH OR WEATHER 1 1/2 INCHES FOR MASONRY UNITS NOT EXPOSED TO EARTH OR WEATHER
- REINFORCEMENT MAY BE BENT IN THE SHOP OR THE FIELD PROVIDED:  
1. ALL REINFORCEMENT IS BENT COLD.  
2. THE DIAMETER OF THE BEND, MEASURED ON THE INSIDE OF THE BAR, IS NOT LESS THAN SIX BAR DIAMETERS AND  
3. REINFORCEMENT PARTIALLY EMBEDDED IN CONCRETE SHALL NOT BE FIELD BENT.  
EXCEPTION: WHERE BENDING IS NECESSARY TO ALIGN DOWEL BARS WITH A VERTICAL CELL, BARS PARTIALLY EMBEDDED IN CONCRETE SHALL BE PERMITTED TO BE BENT AT A SLOPE OF NOT MORE THAN 1 INCH OF HORIZONTAL DISPLACEMENT TO 6 INCHES OF VERTICAL BAR LENGTH.
- GALVANIZATION:  
METAL ACCESSORIES FOR USE IN EXTERIOR WALL CONSTRUCTION AND NOT DIRECTLY EXPOSED TO THE WEATHER SHALL BE GALVANIZED IN ACCORDANCE WITH ASTM A 153, CLASS B-2. METAL PLATE CONNECTORS, SCREWS, BOLTS AND NAILS EXPOSED DIRECTLY TO THE WEATHER SHALL BE STAINLESS STEEL OR HOT DIPPED GALVANIZED.
- CONCRETE SLABS ON GRADE:  
1. ALL INTERIOR AND EXTERIOR SLABS AND WALKWAYS AS SHOWN ON THE STRUCTURAL OR ARCHITECTURAL PLANS, SHALL BE FOUR INCHES THICK MINIMUM REINFORCED WITH 6 X 6 - W1.4 X W1.4 WELDED WIRE FABRIC (UNLESS OTHERWISE NOTED).  
2. ALL SLABS ON GRADE TO BE CONSTRUCTED IN ACCORDANCE WITH LATEST A.C.I. - "GUIDE FOR CONCRETE FLOOR AND SLAB CONSTRUCTION" (A.C.I. - 302.1R)  
3. JOINTS SHALL BE PROVIDED IN ALL INTERIOR SLABS ON GRADE AT COLUMN CENTER-LINES DIVIDING THE SLAB INTO SQUARE PANELS NOT TO EXCEED 20 X 20 FT. IN SIZE. CAST SLAB IN LONG ALTERNATE STRIPS. PROVIDE A CONTRACTION JOINT BETWEEN EACH STRIP. SEE PLAN FOR SAW-CUT, CONTRACTION AND ISOLATION JOINT DETAILS.  
4. PROVIDE SAW-CUT JOINTS AT ALL SIDEWALKS AT A MAXIMUM SPACING OF FIVE FEET ON CENTERS AND ISOLATION JOINTS AT 20 FEET O.C. (U.O.N.).  
5. FILL MATERIAL SHALL BE PLACED IN LIFTS NOT EXCEEDING 12" AND COMPACTED TO 98 % MODIFIED PROCTOR (ASTM D-1557) WITHIN A DISTANCE OF 3 FEET BEYOND ALL FOOTING EDGES. TAKE AT LEAST ONE DENSITY TEST FOR EACH 1,600 SQ. FT. OF AREA AND 12" BELOW SURFACE. SEND RESULTS OF THE TEST TO OWNER, ARCHITECT AND ENGINEER.  
6. ALL CONCRETE SHALL BE THOROUGHLY CONSOLIDATED BY MECHANICAL VIBRATION DURING PLACEMENT AND SHALL BE THOROUGHLY WORKED AROUND REINFORCEMENT AND EMBEDDED FIXTURES AND ALL FORMS AND KEYWAYS.
- TERMITE PROTECTION NOTES:  
SOIL CHEMICAL BARRIER METHOD:  
1. 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  
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 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  
5. INITIAL TREATMENT SHALL BE DONE AFTER ALL EXCAVATION AND BACKFILL IS COMPLETE. FBC 1816.1.1  
6. SOIL DISTURBED AFTER THE INITIAL TREATMENT SHALL BE RETREATED INCLUDING SPACES BOXED OR FORMED. FBC 1816.1.2  
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 1816.1.3  
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 1816.1.4  
9. CONCRETE OVERPOUR AND MORTAR ALONG THE FOUNDATION PERIMETER MUST BE REMOVED BEFORE EXTERIOR SOIL TREATMENT. FBC 1816.1.5  
10. SOIL TREATMENT MUST BE APPLIED UNDER ALL EXTERIOR CONCRETE OR GRADE WITHIN 1'-0" OF THE STRUCTURE SIDEWALLS. FBC 1816.1.6  
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 1816.1.6  
12. ALL BUILDINGS ARE REQUIRED TO HAVE PER-CONSTRUCTION TREATMENT. FBC 1816.1.7  
13. 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  
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



REVISIONS		
DATE	BY	DESCRIPTION

DESIGN BY:  
**TRADEMARK**  
Construction Group, Inc.

CERTIFIED GENERAL CONTRACTOR  
CGC1514780

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(386)755-5254



CERTIFICATE OF AUTHORIZATION  
NO. 28022

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PHONE: 386.623.4303



DRAWN BY:  
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APPROVED BY:  
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**PINCHOUCK RESIDENCE**

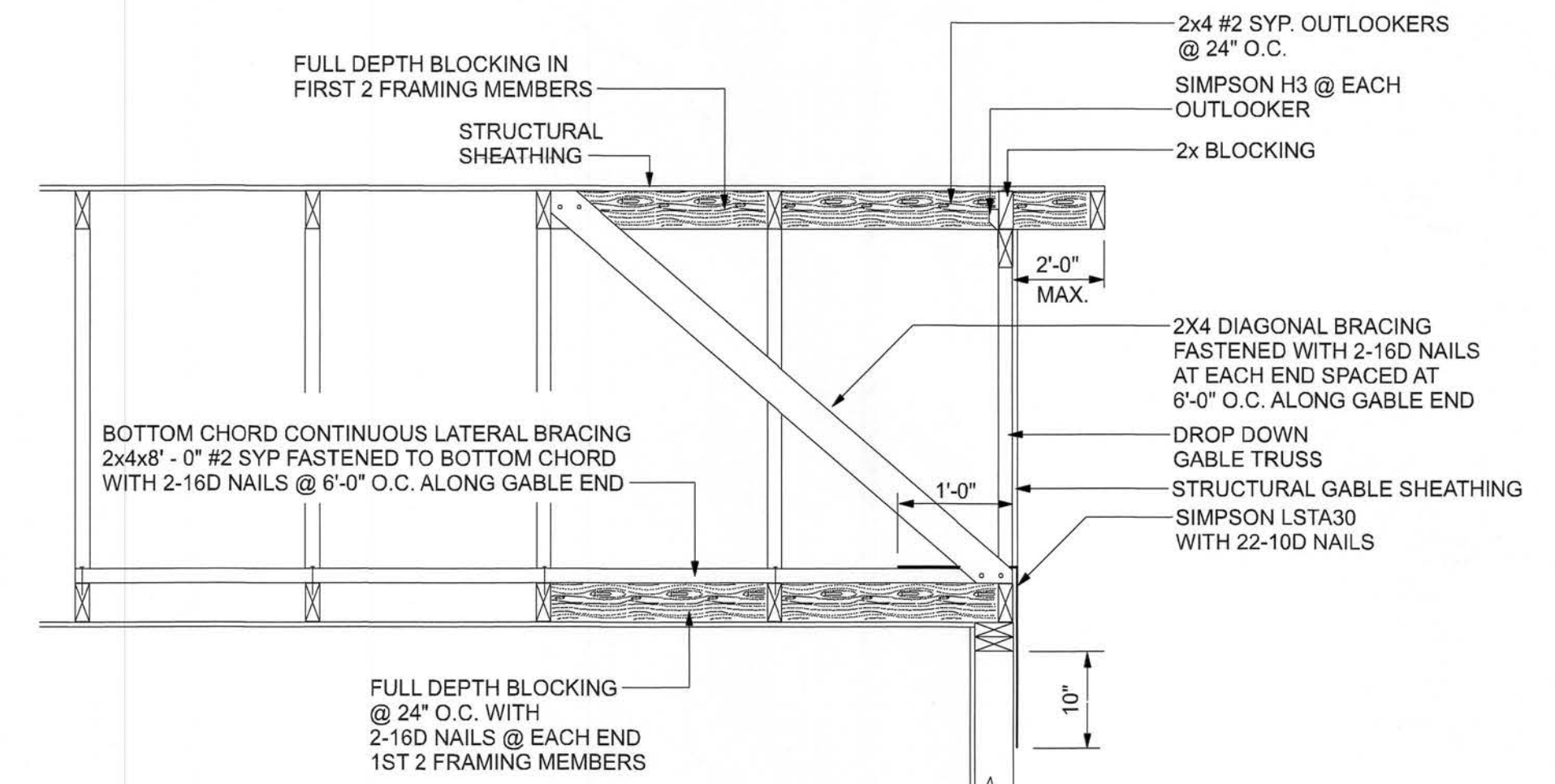
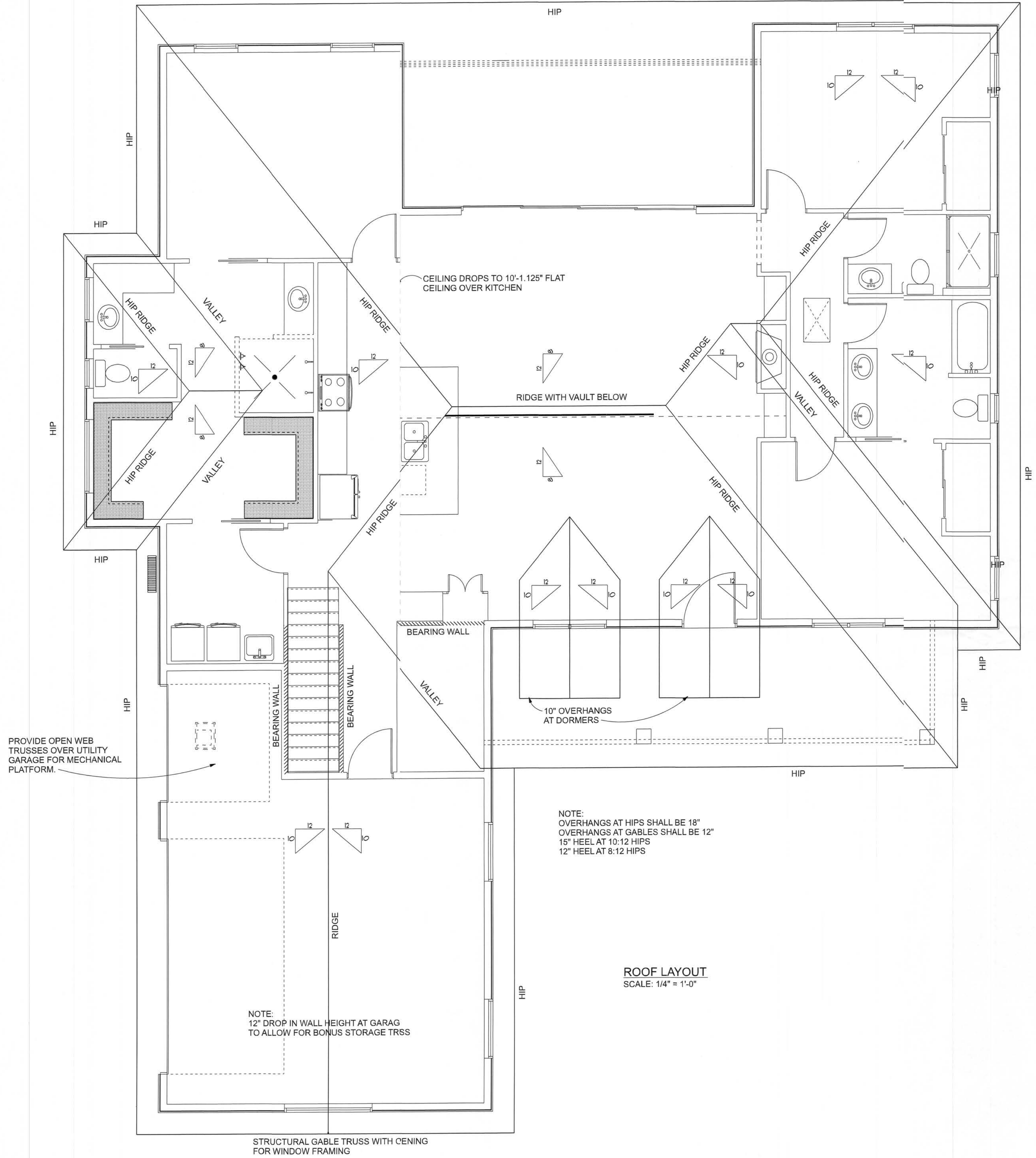
FOUNDATION PLAN

PROJECT NO.:  
R19.010

SHEET:  
A-5



NOTE:  
TRUSS MANUFACTURER SHALL ADJUST REAR BEARING  
LOCATIONS SUCH THAT FASCIA AND THE REAR OF  
THE HOME REMAINS IN LINE.

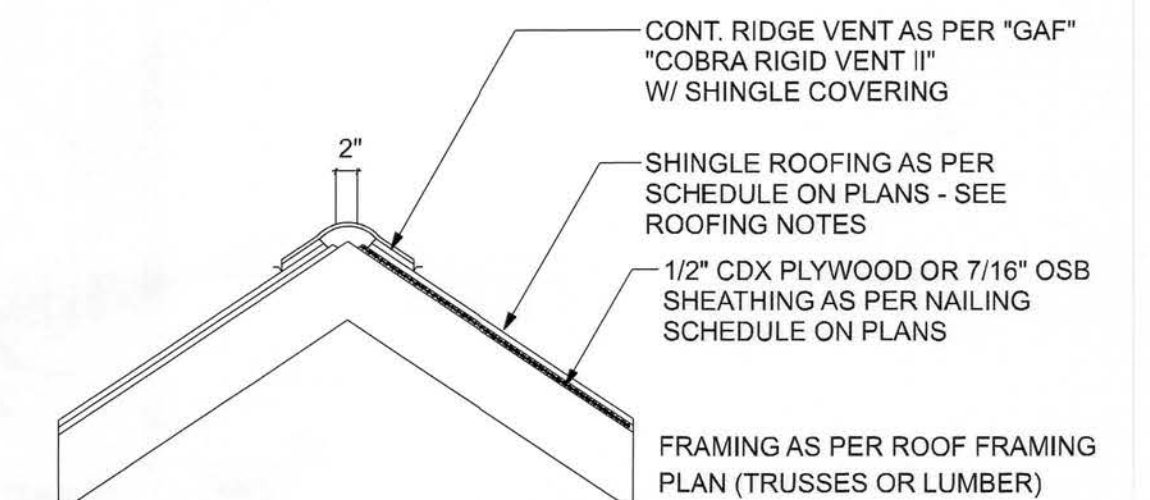


### END WALL BRACING FOR CEILING DIAPHRAGM

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

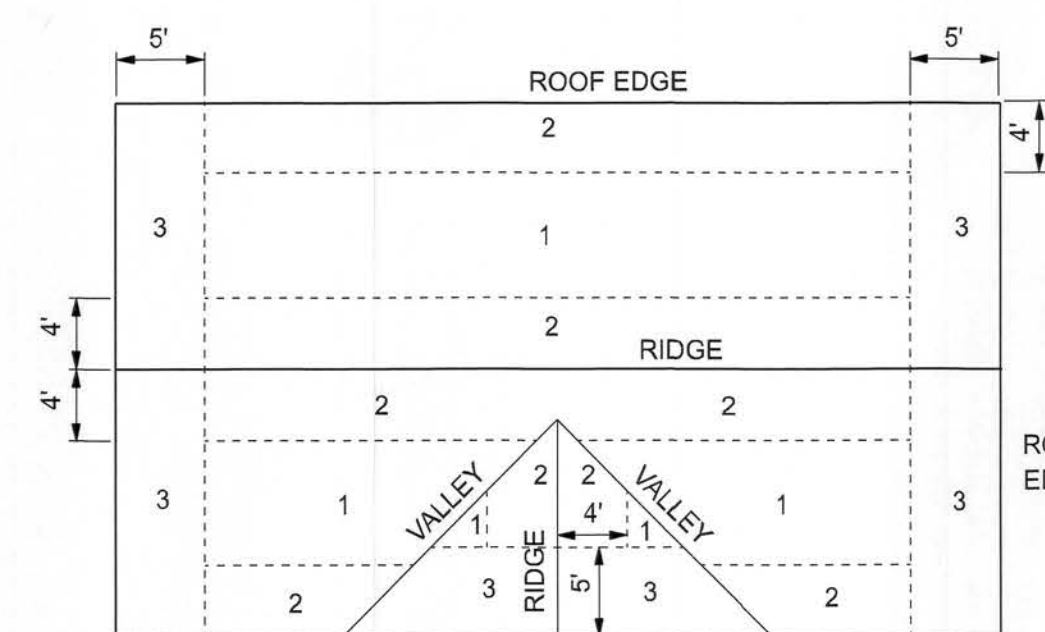
ROOF SHEATHING FASTENERS			
NAILING ZONE	SHEATHING TYPE	FASTENER	SPACING
1	7/16" OSB	8D GALV. RING SHANK NAILS	6" O.C. EDGE 12" O.C. FIELD
2			6" O.C. EDGE 6" O.C. FIELD
3 (N/A)			4" O.C. @ GABLES 6" O.C. EDGE 6" O.C. FIELD

### ROOF SHEATHING FASTENING

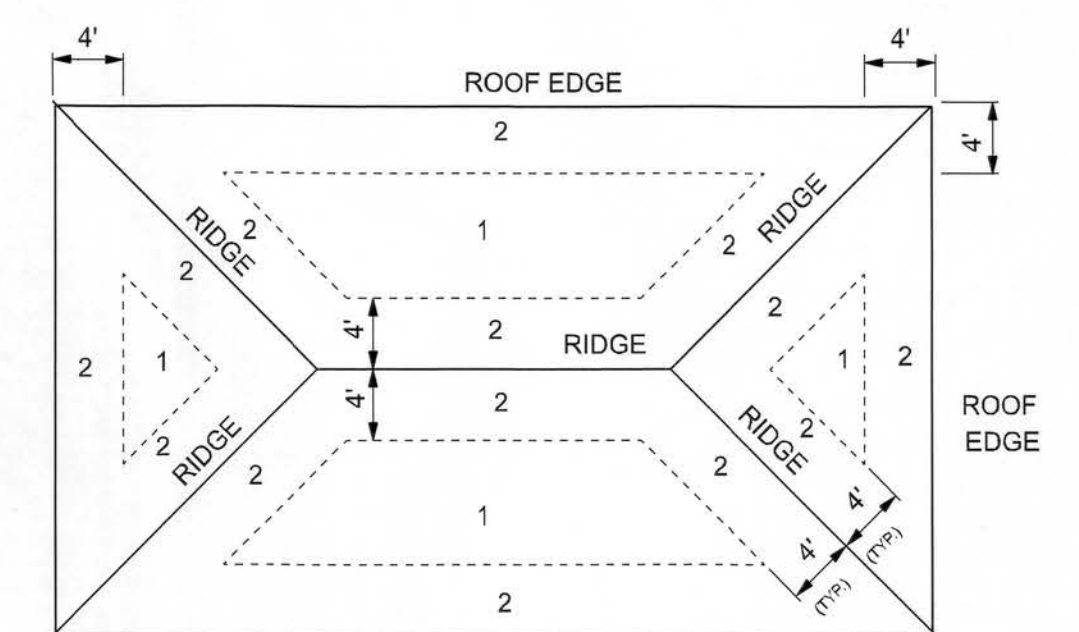


### RIDGE VENT DETAIL

NOTE:  
VENTING SHALL BE PROVIDED SUCH THAT TOTAL  
NET FREE VENTILATING AREA SHALL NOT BE  
LESS THAN 1/150 OF THE AREA OF THE SPACE  
VENTILATED



### ROOF SHEATHING NAILING ZONES (GABLE ROOF)



### ROOF SHEATHING NAILING ZONES (HIP ROOF)

#### REVISIONS

DATE BY DESCRIPTION

DESIGN BY:

**TRADEMARK**  
Construction Group, Inc.

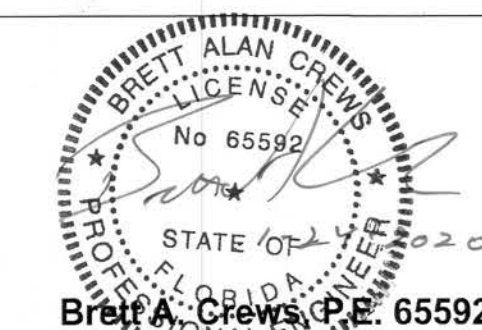
CERTIFIED GENERAL CONTRACTOR  
CGC1514780

750 SW MAIN BLVD.  
LAKE CITY, FL 32025  
(386)755-5254

**CES**  
Crews Engineering Services, LLC

CERTIFICATE OF AUTHORIZATION  
NO. 28022

349 SW CREWS FARM TERRACE  
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DRAWN BY:

TM

APPROVED BY:

BC

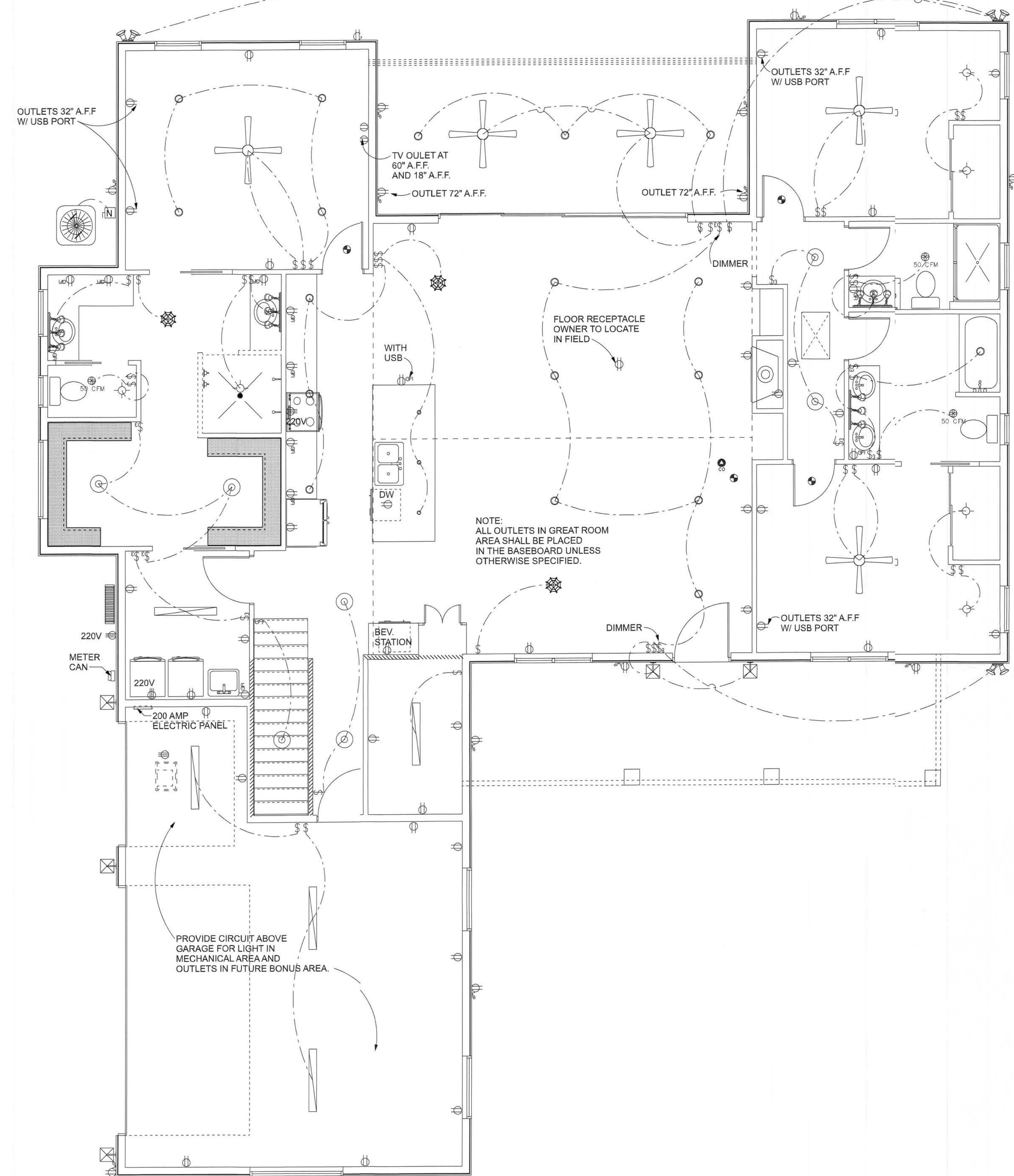
**PINCHOUCK RESIDENCE**

ROOF PLAN

PROJECT NO.:  
R19.010

SHEET:  
A-6





#### WIRING NOTES:

- WIRING, DISTRIBUTION EQUIPMENT AND DEVICES
- A. CONDUCTORS: COPPER, IN ACCORDANCE WITH ASTM STANDARDS, SIZE REFERENCE AWG. CONDUCTORS NO. 10 AND SMALLER SIZE SOLID, NO. 8 AND LARGER, STRANDED. INSULATION OF CONDUCTOR THERMOPLASTIC, TYPE THHN (MIN. SIZE NO. 12) ANY WIRE INSTALLED OUTSIDE, UNDERGROUND, IN SLABS OR EXPOSED TO MOISTURE SHALL HAVE THWN INSULATION.
- B. RACEWAYS: RIGID STEEL CONDUIT, FULL WEIGHT PIPE GALVANIZED, THREADED, AND MINIMUM 1/2 INCH EXCEPT AS NOTED OR REQUIRED FOR WIRING. ELECTRICAL METALLIC TUBING (EMT), THIN WALL PIPE, GALVANIZED, THREADED, COMPRESSION FITTINGS, AND MINIM 1/2" SIZE EXCEPT AS NOTED OR REQUIRED FOR WIRING. FLEXIBLE STEEL CONDUIT, CONTINUOUS SINGLE STRIP, GALVANIZED, AND MINIMUM 1/2" SIZE EXCEPT AS NOTED OR REQUIRED FOR WIRING. PVC CONDUIT, HEAVY DUTY TYPE, SIZE AS INDICATED. SEPARATE RACEWAYS SHALL BE USED FOR EACH VOLTAGE SYSTEM.
- C. DISCONNECT SWITCHES: GENERAL DUTY, HORSEPOWER RATED FOR MOTOR LOADS 250 VOLT RATING, FUSED OR NON-FUSED AS NOTED; NUMBER OF POLES AS INDICATED. ENCLOSURE NEMA 1 FOR INDOOR USE AND NEMA 3R FOR WEATHERPROOF APPLICATIONS. SWITCH TO BE SQUARE "D" OR EQUAL.
- D. CIRCUIT BREAKERS: MOLDED CASE, THERMAL-MAGNETIC, QUICK MAKE, QUICK BREAK, BOLT-ON TYPE WITH MANUALLY OPERATED INSULATED TRIP-FREE HANDLE. MULTI-POLE TYPES WITH INTERNAL COMMON TRIP BAR. TERMINALS SUITABLE FOR COPPER OR ALUMINUM CONDUCTORS. INTERRUPTING CAPACITY MINIMUM 10,000 RMS SYMMETRICAL AMPERES CIRCUIT CIRCUIT BREAKERS TO BE SQUARE "D", SIEMENS OR EQUAL, TYPE AS REQUIRED.
- E. PANELBOARDS: VOLTAGE, PHASING, AND AMPERE RATINGS AS INDICATED, CIRCUIT BREAKER TYPE AS INDICATED, BUSS BARS OF HARD DRAWN COPPER, MINIMUM 98% CONDUCTIVITY GALVANIZED STEEL BACK BOX, DOOR AND TRIM, ALL CORNERS LAPPED AND WELDED, HARDWARE CHROME PLATED WITH FLUSH LOCK AND CATCH, HINGES SEMI-CONCEALED, 5 KNUCKLES STEEL WITH NONFERROUS PINS. 180 DEGREE OPENINGS. MINIMUM GUTTER SPACE 5-3/4" SIDES, TOP AND BOTTOM. INCREASE SIZE WHERE REQUIRED BY CODE. DIRECTORY HOLDER COMPLETE WITH CLEAR PLASTIC TRANSPARENT COVER INDICATING TYPWRITTEN LIST OF FEEDER CABLES, CONDUIT SIZES, CIRCUIT NUMBER, OUTLETS OF EQUIPMENT SUPPLIED, AND THEIR LOCATION. CIRCUIT BREAKER TYPE PANELBOARDS TO BE SQUARE "D" TYPE NQOD OR I-LINE, OR EQUAL. A PLASTIC LABEL SHALL BE LOCATED ON EXTERIOR OF PANELBOARD IDENTIFYING THE SYSTEM VOLTAGE, PHASE, AND CURRENT RATING.
- F. WIRING DEVICES: ALL DEVICES THEIR PRODUCT OF THE SAME MANUFACTURER. WALL SWITCHES AND RECEPTACLES TO BE 20 AMP, 125 VOLT, UNLESS NOTED OTHERWISE. COLOR TO BE SELECTED BY ARCHITECT.
- G. DEVICE PLATES: PROVIDE FOR ALL OUTLETS WHERE DEVICES ARE INSTALLED. PROVIDE ENGRAVED MARKING FOR SPECIAL OUTLETS (WHERE NOTED). PROVIDE BLANK PLATES FOR EMPTY OR FUTURE OUTLET BOXES. DEVICE AND DEVICE PLATE COLORS TO BE VERIFIED WITH ARCHITECT AND OWNER.

#### GROUNDING SYSTEM:

- A. EQUIPMENT: GROUND NON-CURRENT CARRYING METAL PARTS OF PANEL BOARD, RACEWAYS AND ALL LIGHTING FIXTURES. ALL CONDUIT SHALL HAVE EQUIPMENT GROUNDING CONDUCTORS.

#### INSTALLATION:

- A. SECURE ALL SUPPORTS TO BUILDING STRUCTURE AS SPECIFIED UNDER RACEWAYS. SUPPORT HORIZONTAL RUNS OF METALLIC CONDUIT NOT MORE THAN 10 FEET APART. RUN EXPOSED RACEWAYS PARALLEL WITH OR AT RIGHT ANGLES TO WALLS.
- B. PASS RACEWAYS OVER WATER, STEAM OR OTHER PIPING WHEN PULL BOXES ARE NOT REQUIRED. RACEWAY WITHIN 3 INCHES OF STEAM OR HOT WATER PIPES, OR APPLIANCES. EXPECT CROSSING WHERE THE RACEWAY SHALL BE AT LEAST 2 INCHES FROM PIPE COVER.
- C. CUT CONDUIT ENDS SQUARE, REAM SMOOTH. PAINT MALE THREADS OF FIELD THREADED CONDUIT WITH GRAPHITE BASED PIP COMPOUND. DRAW UP TIGHT WITH CONDUIT COUPLINGS.
- D. LEAVE WIRE SUFFICIENTLY LONG TO PERMIT MAKING FINAL CONNECTIONS. IN RACEWAY OVER 50 FEET IN WHICH WIRING IS NOT INSTALLED. FURNISH PULL WIRE.
- E. VERIFY LOCATIONS OF OUTLETS AND SWITCHES.
- F. SUPPORT PANEL, JUNCTION AND PULL BOXES INDEPENDENTLY TO BUILDING STRUCTURE WITH NO WEIGHT BEARING ON CONDUITS.
- G. CONNECT CONDUIT TO MOTOR CONDUIT TERMINAL BASES WITH FLEXIBLE CONDUIT, MINIMUM 18 INCHES IN LENGTH AND 50% SLACK. DO NOT TERMINATE IN OR FASTEN RACEWAYS TO MOTOR FOUNDATION.
- H. THIS CONTRACTOR SHALL PROVIDE A TEMPORARY ELECTRICAL DISTRIBUTION SYSTEM AS REQUIRED; 120/208 VOLT, 1 PHASE, 100 AMP, FOR NEW CONSTRUCTION. ALL TEMPORARY WORK SHALL BE INSTALLED IN A NEAT AND SAFE MANNER.
- I. CONTRACTOR TO REMOVE AND SALVAGE ALL ABANDONED ELECTRICAL EQUIPMENT.
- J. THIS CONTRACTOR SHALL WARRANT ALL LABOR AND MATERIALS FOR ONE YEAR FROM DATE OF FINAL WRITTEN ACCEPTANCE.

#### ELECTRICAL PLAN NOTES

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

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

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 OWNERS DIRECTIONS, & IN ACCORDANCE W/ APPLICABLE SECTIONS OF NEC-LATEST EDITION.

ELECTRICAL CONTR SHALL PREPARE "AS-BUILT" SHOP DWGS INDICATING ALL ELECTRICAL WORK, INCLUDING ANY CHANGES TO THE ELEC. PLAN, ADD'NS 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/TYPE & EQUIPMENT TYPE W/ RATINGS & LOADS. CONTRACTOR SHALL PROVIDE 1 COPY OF AS-BUILT DWGS TO OWNER & 1 COPY TO THE PERMIT ISSUING AUTHORITY.

REVISIONS		
DATE	BY	DESCRIPTION

DESIGN BY:

**TRADEMARK**  
Construction Group, Inc.

CERTIFIED GENERAL CONTRACTOR  
CGC1514780

750 SW CREWS BLVD.  
LAKE CITY, FL. 32025  
(386)755-5254

**CES**  
Crews Engineering Services, LLC

CERTIFICATE OF AUTHORIZATION  
NO. 28022

349 SW CREWS FARM TERRACE  
LAKE CITY, FL 32025  
PHONE: 386.623.4303



DRAWN BY:

TM

APPROVED BY:

BC

**PINCHOUCK RESIDENCE**

**ELECTRICAL PLAN**

PROJECT NO.:

R19.010

SHEET:

A-7



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

SLOPE:  
ASPHALT SHINGLES SHALL BE USED ONLY ON ROOF SLOPES OF 4:12  
OR GREATER. FOR ROOF SLOPES FROM 3:12 TO 4:12, DOUBLE UNDERLAYMENT  
IS REQUIRED.

UNDERLAYMENT:  
UNLESS OTHERWISE NOTED, UNDERLAYMENT SHALL CONFORM WITH ASTM D 226,  
TYPE 1, OR ASTM D 4869, TYPE 1.

SELF-ADHERING POLYMER MODIFIED BITUMEN SHEET:  
SELF ADHERING POLYMER MODIFIED BITUMEN SHALL COMPLY WITH 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 ROOF 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 PA 107-95.

UNDERLAYMENT APPLICATION:  
FOR ROOF SLOPES FROM 3:12 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.

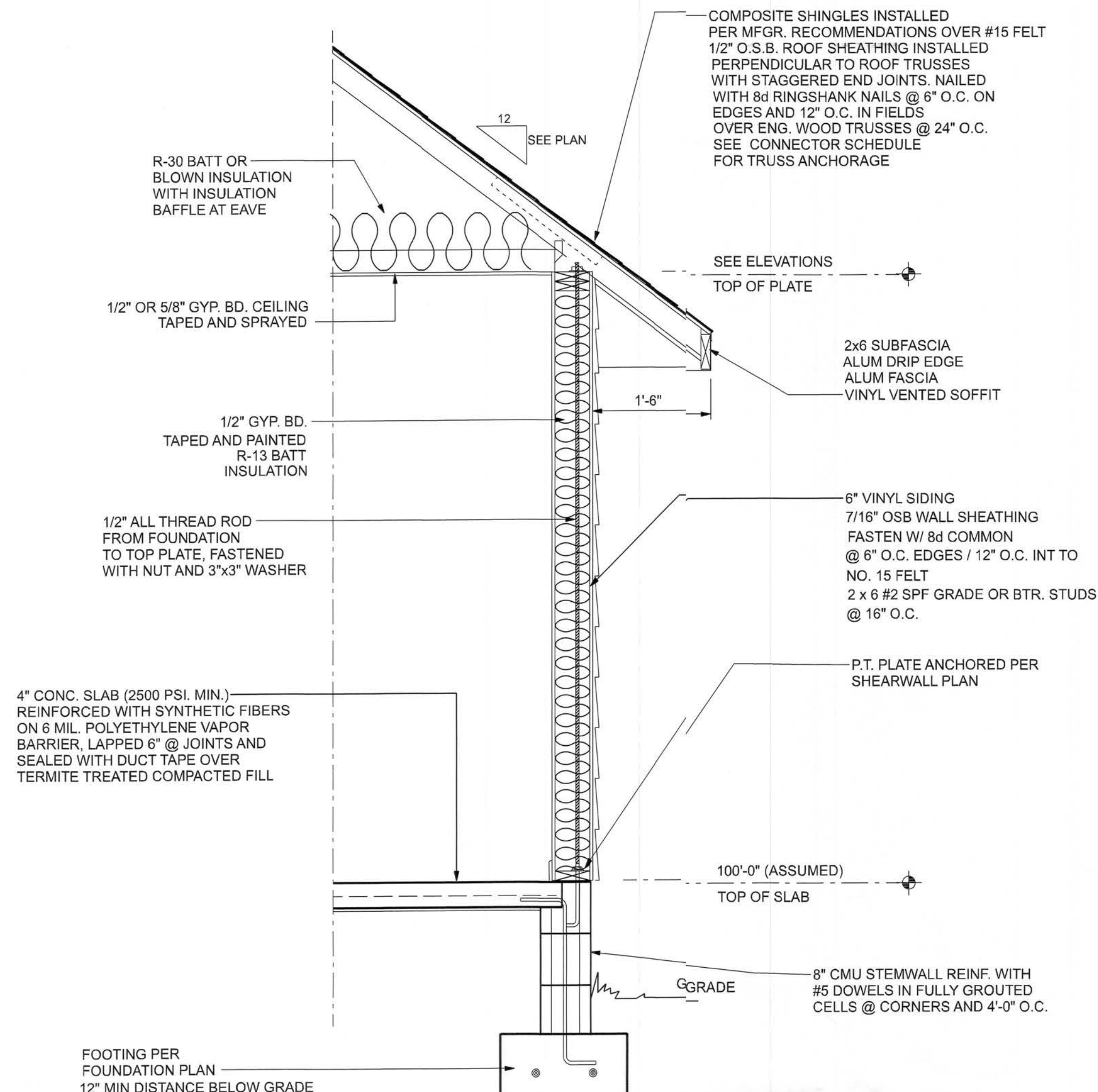
BASE AND CAP FLASHINGS:  
BASE AND CAP FLASHING SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S  
INSTALLATION INSTRUCTIONS. BASE FLASHING SHALL BE OF EITHER CORROSION RESISTANT  
METAL OF MINIMUM NOMINAL THICKNESS 0.019 INCH OR MINERAL SURFACE ROLL ROOFING  
WEIGHING A MINIMUM OF 77 LBS PER 100 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 WITH MANUFACTURER'S INSTALLATION INSTRUCTIONS BEFORE APPLYING ASPHALT SHINGLES. VALLEY LININGS OF THE FOLLOWING TYPES SHALL BE PERMITTED.

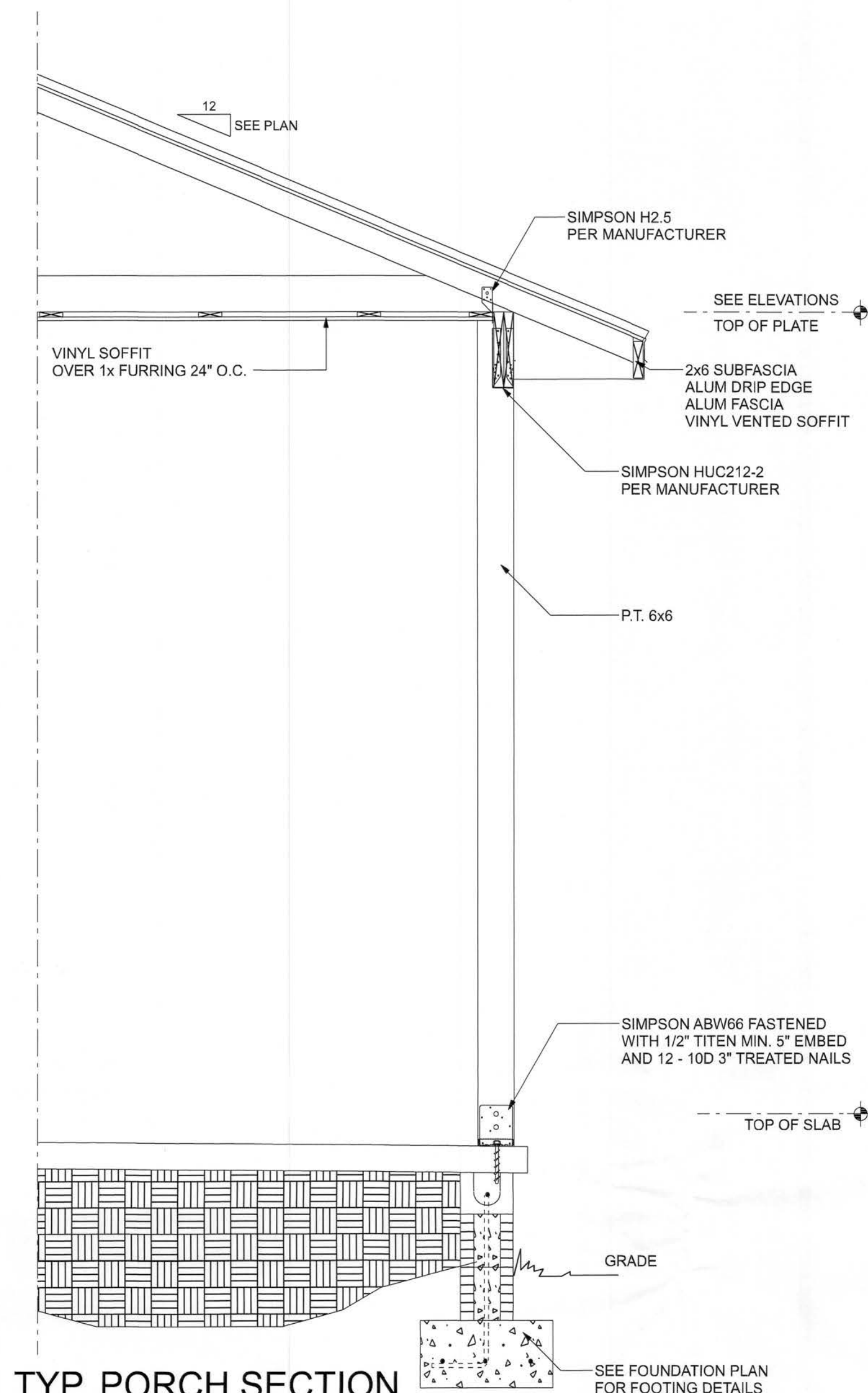
1. FOR OPEN VALLEYS LINED WITH METAL, THE VALLEY LINING SHALL BE AT LEAST 16 INCHES WIDE AND OF ANY OF THE CORROSION RESISTANT METALS IN TABLE 1507.3.9.2.
2. FOR OPEN VALLEYS, VALLEY LINING OF TWO PLIES OF MINERAL SURFACE ROLL ROOFING SHALL BE PERMITTED. THE BOTTOM LAYER SHALL BE 18 INCHES AND THE TOP LAYER A MINIMUM OF 16 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. SEPARATE UNDERLAYMENT AT LEAST 36 INCHES WIDE AND COMPLYING WITH ASTM D970.

MATERIAL	MINIMUM THICKNESS (in)	GAGE	WEIGHT (LB)
COPPER			1
ALUMINUM	0.024		
STAINLESS STEEL		28	
GALVANIZED STEEL	0.0179	26 (zinc coated G90)	
ZINC ALLOY LEAD PAINTED TERNE	0.027		2 1/2 20

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.	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.
2.	THE CONTRACTOR AND/OR SUB-CONTRACTORS SHALL WARRANT ALL WORK FOR A PERIOD OF ONE YEAR FOLLOWING THE WORK 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.	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.
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.	7.	ALL WORK SHALL BE IN ACCORDANCE WITH 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.
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.	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 WORK IN CONTACT WITH CONCRETE SHALL BE RESSURE TREATED.

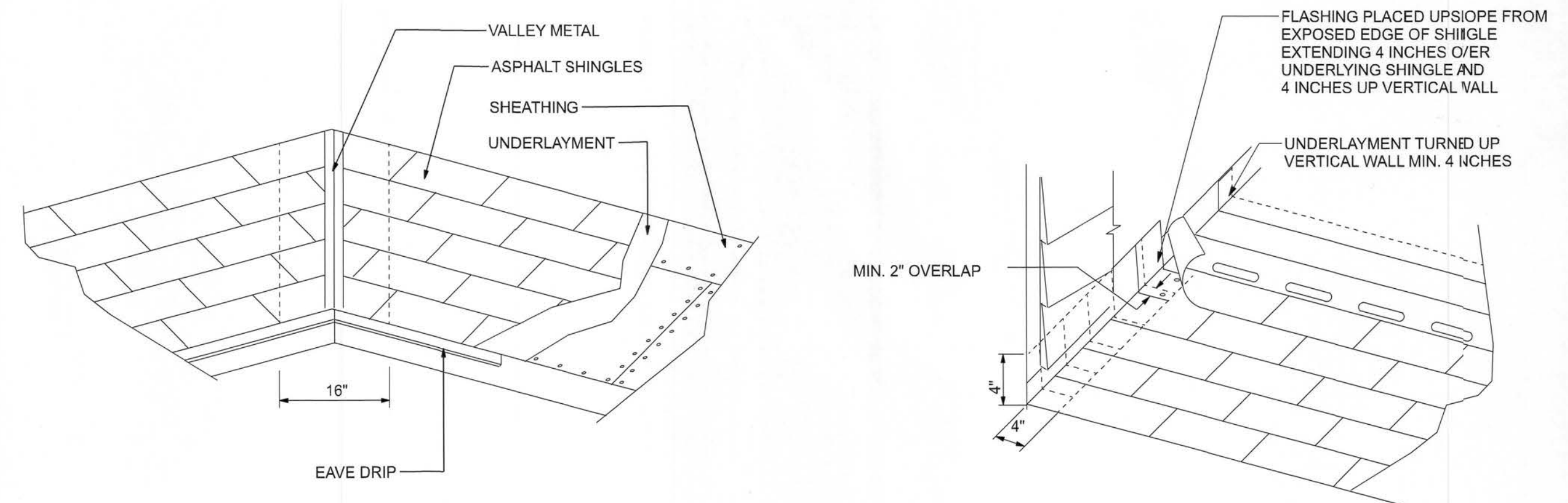


### TYPICAL WALL SECTION

$$3/4" = 1'-0"$$


TYP. PORCH SECTION

SCALE: NTS



THE CUSTOMER IS RESPONSIBLE FOR DELIVERING 1 THE REQUIRED SETS OF CONSTRUCTION DOCUMENTS TO THE PERMIT ISSUING AUTHORITY FOR THE ISSUANCE OF CONSTRUCTION PERMITS. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR REVIEWING THE PLANS AND VERIFYING ALL EXISTING CONDITIONS, ELEVATIONS, AND DIMENSIONS PRIOR 2 TO COMMENCING CONSTRUCTION INCLUDING FABRICATION. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT/ENGINEER FOR RESOLUTION.

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

PLEASE DO NOT MAKE ANY STRUCTURAL CHANGES TO THESE PLANS WITHOUT CONSULTING WITH THE ARCHITECT/ENGINEER. 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 SPECIFICATIONS ON THE PLANS.

REVISIONS		
DATE	BY	DESCRIPTION

**TRADEMARK**  
Construction Group, Inc.

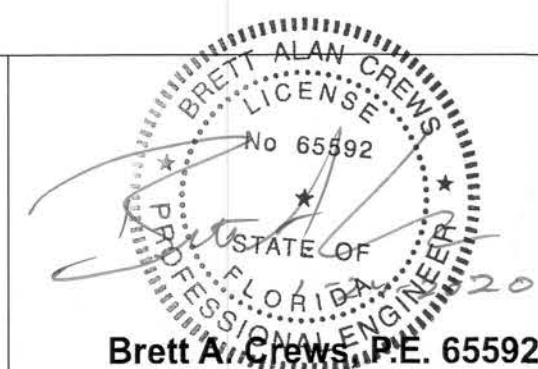
CERTIFIED GENERAL CONTRACTOR  
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TM

BC

## PINCHOUCK RESIDENCE

## SECTIONS AND FRAMING DETAILS

PROJECT NO.:  
R19.010

SHEET: A-8



- RULES:
1. One all-thread rod at each corner.
  2. One all-thread rod at each end of shearwalls.
  3. One all-thread rod at each end of opening headers greater than 3'-0"
  4. Check sub-sheathing to top plate connection for horizontal transfer capability.
  5. If necessary, add all-thread rods to girders individually to exclude the from average uplift plf.
  6. Check sole plate to slab connection, additional anchors may be required for lateral and shear load transfer.

ALLOWABLE VALUES	
Connection Type	Allowable Value
Foundation / S.Y.P. Top Plate	3840 lbs.
Foundation / Spruce-Pine-Fir Top Plate	3840 lbs.
Lintel or Bond Beam / S.Y.P. Top Plate	3840 lbs.
Lintel or Bond Beam / Spruce-Pine-Fir Top Plate	3840 lbs.

Placement at slab level:

Corners  
When presetting the all-thread rod at a building corner, the rod should be placed 8 to 12 inches away from the corner so it does not set under the corner framing members. When a all-thread rod is specified at a building corner, it may be placed on either side of the corner.

Header ends  
When presetting the all-thread rod at a header end, the rod should be placed 8 to 12 inches away from the header end so it does not fall under the stud pack framing members.

Top Connections  
Top connections made at corners and header ends shall be made within 2 inches of the framing pack. A nut and 3X3 washer shall be applied to the top plates and tightened securely.

Intermediate Coupler Connections  
When using the rod coupler, care should be taken to ensure full and equal thread engagement. This is easily achieved by threading the coupler all the way onto the rod, then standing the two rods end to end, then threading the coupler back over the rod joint so each rod is halfway into the coupler.

Retro-fits  
In the case of an all thread rod misplacement, the rod may be epoxied into the concrete.

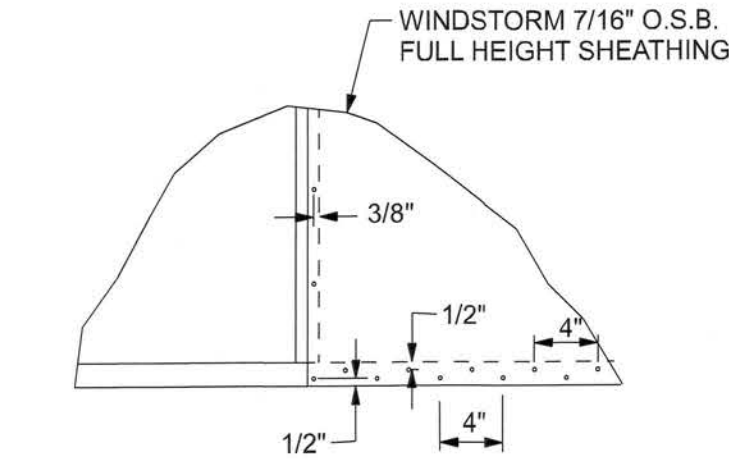
Sole plate to slab connection:  
The slab level sole plate shall be connected to the slab with the connectors specified and at the spacing specified within the design documents. All-thread rods shall be placed as per the design specifications. All-thread rods with a nut and washer at the sole plate will qualify as a sole plate connection but may require other anchors intermediate of the all-thread rod locations to qualify the specified spacing requirements.

System Tightening:  
On multiple story applications, the all-thread rod system shall be rechecked for proper tension just before the walls are veneered. This will allow the all-thread rod system to compensate for the buildings dead load compression.

SHEARWALL NOTES:

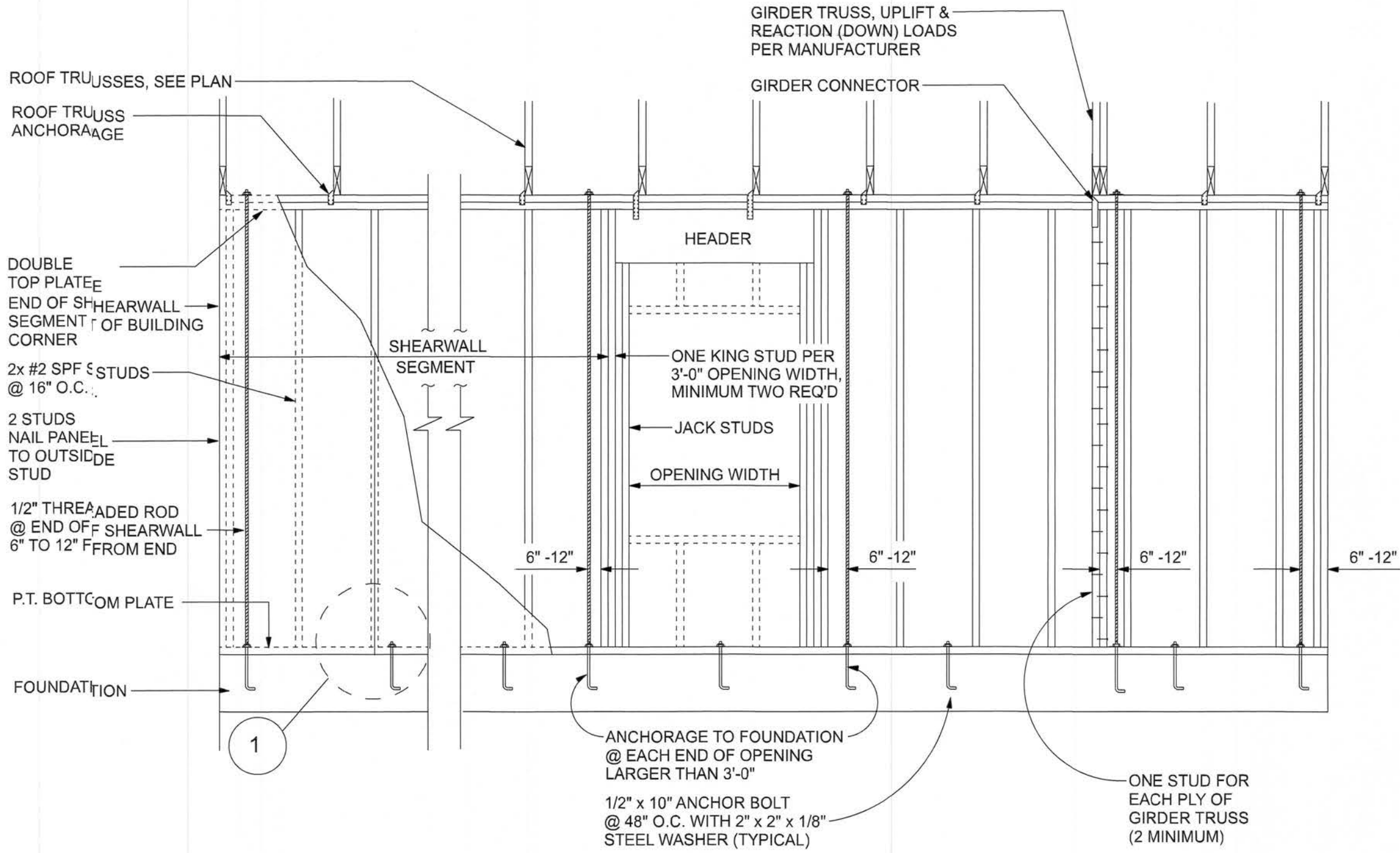
1. ALL SHEARWALLS SHALL BE TYPE 2 SHEARWALLS AS DEFINED BY STD 10-99 305.4.3.
2. THE WALL SHALL BE ENTIRELY SHEATHED WITH 7/16" O.S.B. INCLUDING AREAS ABOVE AND BELOW OPENINGS.
3. ALL SHEATHING SHALL BE ATTACHED TO FRAMING ALONG ALL FOUR EDGES WITH JOINTS FOR ADJACENT PANELS OCCURRING OVER COMMON FRAMING MEMBERS OR ALONG BLOCKING.
4. NAIL SPACING SHALL BE 6" O.C. EDGES AND 12" O.C. IN THE FIELD.
5. TYPE 2 SHEARWALLS ARE DESIGNED FOR THE OPENING IT CONTAINS. MAXIMUM HEIGHT OF OPENING SHALL BE 5/6 TIMES THE WALL HEIGHT. THE MINIMUM DISTANCE BETWEEN OPENINGS SHALL BE THE WALL HEIGHT/3.5 ie. FOR 8'-0" WALLS - (2'-3").

OPENING WIDTH	SILL PLATES	16d TOE NAILS EACH END
UP TO 6'-0"	(1) 2x4 OR (1) 2x6	1
> 6' TO 9'-0"	(3) 2x4 OR (1) 2x6	2
> 9' TO 12'-0"	(5) 2x4 OR (2) 2x6	3



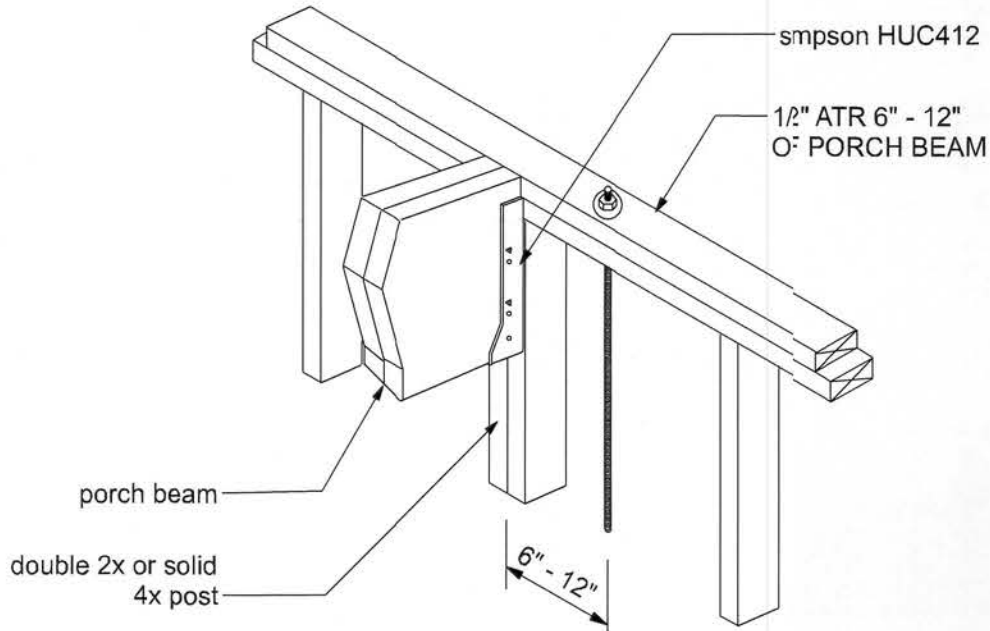
DOUBLE NAIL EDGE SPACING  
TOP AND BOTTOM PLATE  
UPLIFT CAPACITY = 474 plf  
(TABLE 305S1 SSTD10-99)

NOTE:  
ALL WALL SHEATHING SHALL BE WINDSTORM  
1 1/8" FULL HEIGHT SHEATHING  
SEE DETAIL 1 FOR NAILING



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

NOTE:  
VERIFY GIRDER TRUSS LOCATION  
ON TRUSS LAYOUT FOR REQ'D  
ALL THREAD AT GIRDER LOCATION

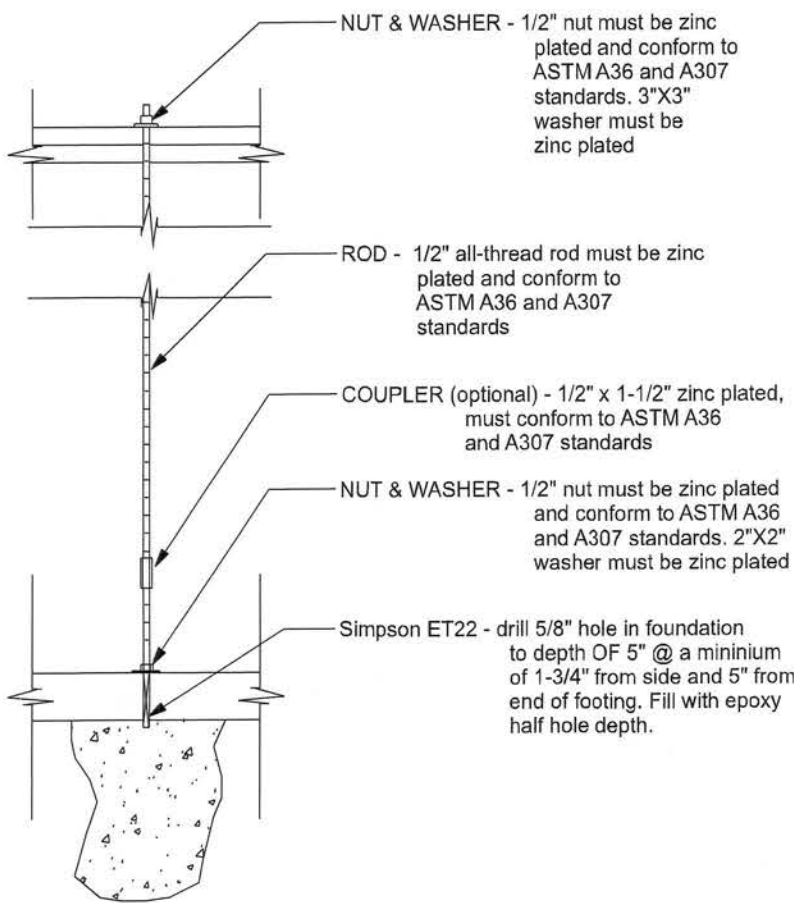
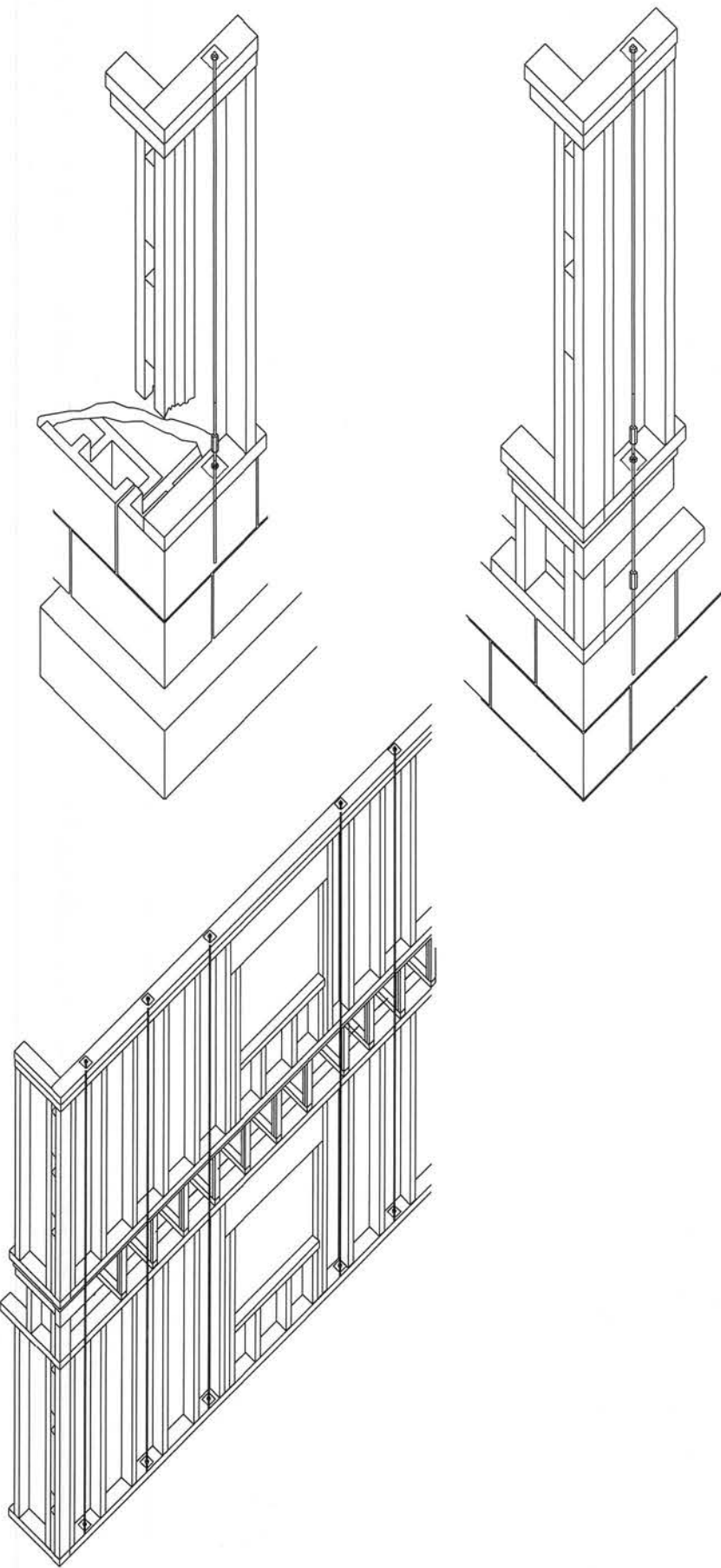


ALL THREAD @ PORCH BEAM  
NTS

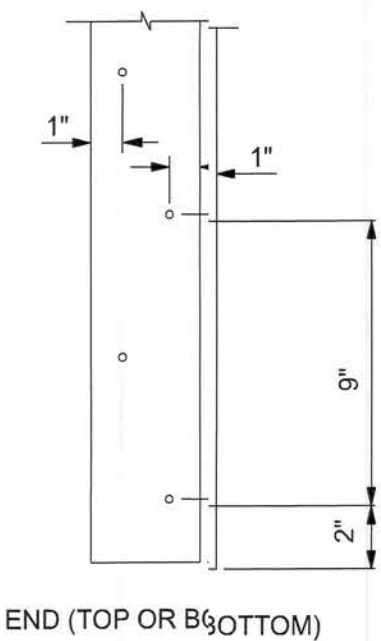
ALLOWABLE DEFLECTION OF STRUCTURAL MEMBERS

STRUCTURAL MEMBER	ALLOWABLE DEFLECTION
rafters having slopes greater than 2/12 with no finished ceiling attached to rafters	L/180
interior walls and partitions	H/180
floors and plastered ceilings	L/360
all other structural members	L/240
exterior walls with plaster or stucco finish	H/360
exterior walls - wind loads with brittle finishes	L/240
exterior walls - wind loads with flexible finishes	L/120

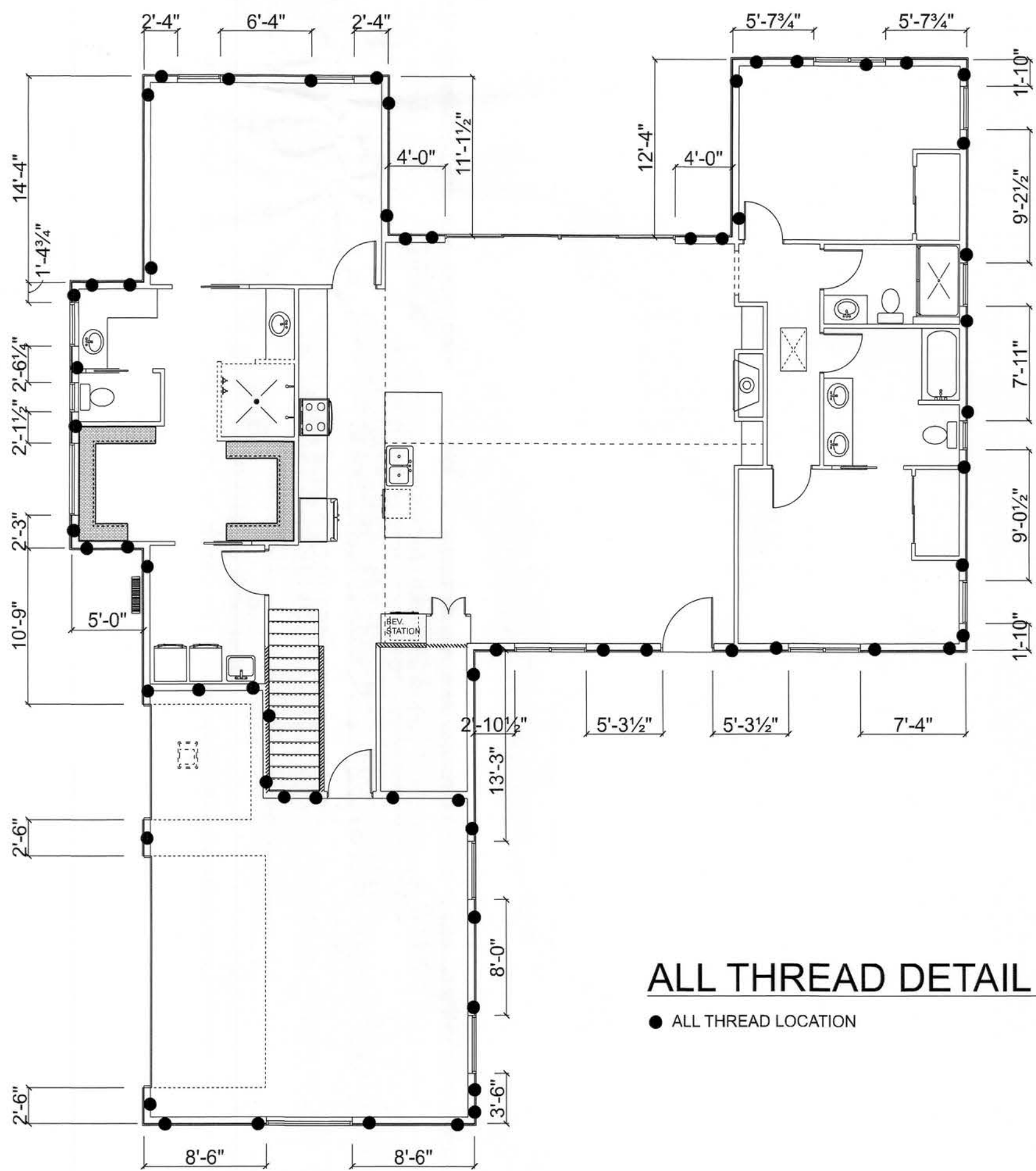
OPENING CONNECTION REQUIREMENTS				
CLEAR OPENING WIDTH	HEADER SIZE #2 GRADE OR BETTER	END BEARING	CONNECTOR AT EACH END OF OPENING	ANCHORAGE TO FOUNDATION @ EACH END OF OPENING
0' - 3'	(2) 2x8	1.5"	N/A	N/A
>3' - 6'	(2) 2x10	3"	1/2" ALL THREAD ROD	1/2" ALL THREAD ROD
>6' - 9'	(2) 2x12	3"	1/2" ALL THREAD ROD	1/2" ALL THREAD ROD
>9' - 12'	(2) 1 3/4" x 11 1/4" LVL - 2.0E	3"	1/2" ALL THREAD ROD	1/2" ALL THREAD ROD
>12' - 15'	(2) 1 3/4" x 11 1/4" LVL - 2.0E	3"	1/2" ALL THREAD ROD	1/2" ALL THREAD ROD
>15' - 18'	(2) 1 3/4" x 11 1/4" LVL - 2.0E	4.5"	1/2" ALL THREAD ROD	1/2" ALL THREAD ROD



NOTE:  
A SOLID MEMBER OF EQUAL OR GREATER SIZE THAN MULTIPLE MEMBERS MAY BE USED.  
IF RATED SHEATHING IS APPLIED TO NARROW EDGES, NAILED TO EACH STUD AT 12" O.C. MAXIMUM, THE LAMINATION NAILING SHOWN HERE IS NOT REQUIRED.



GIRDER COLUMN DETAIL  
SCALE: 1/2" = 1'-0"



ALL THREAD DETAIL  
● ALL THREAD LOCATION

REVISIONS

DATE BY DESCRIPTION

DESIGN BY:

**TRADEMARK**  
Construction Group, Inc.

CERTIFIED GENERAL CONTRACTOR  
CGC1514780

750 SW MAIN BLVD.  
LAKE CITY, FL. 32025  
(386)755-5254

**CES**  
Crews Engineering Services, LLC

CERTIFICATE OF AUTHORIZATION  
NO. 28022

349 SW CREWS FARM TERRACE  
LAKE CITY, FL 32025  
PHONE: 386.623.4303



DRAWN BY:

TM

APPROVED BY:

BC

**PINCHOUCK RESIDENCE**

SHEARWALL DETAILS

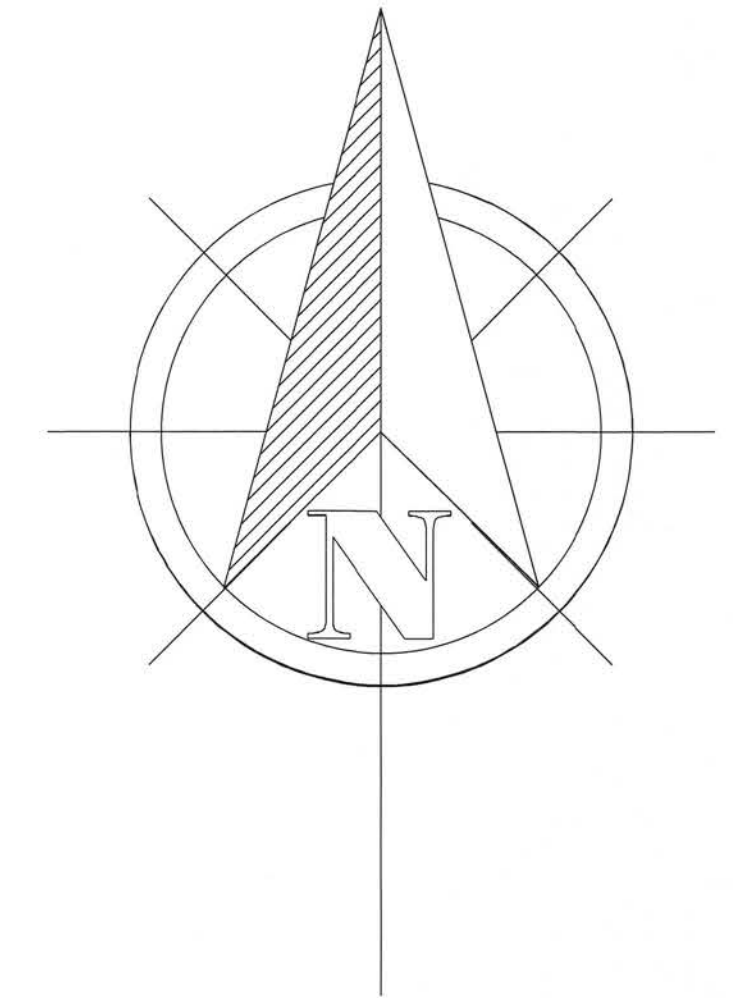
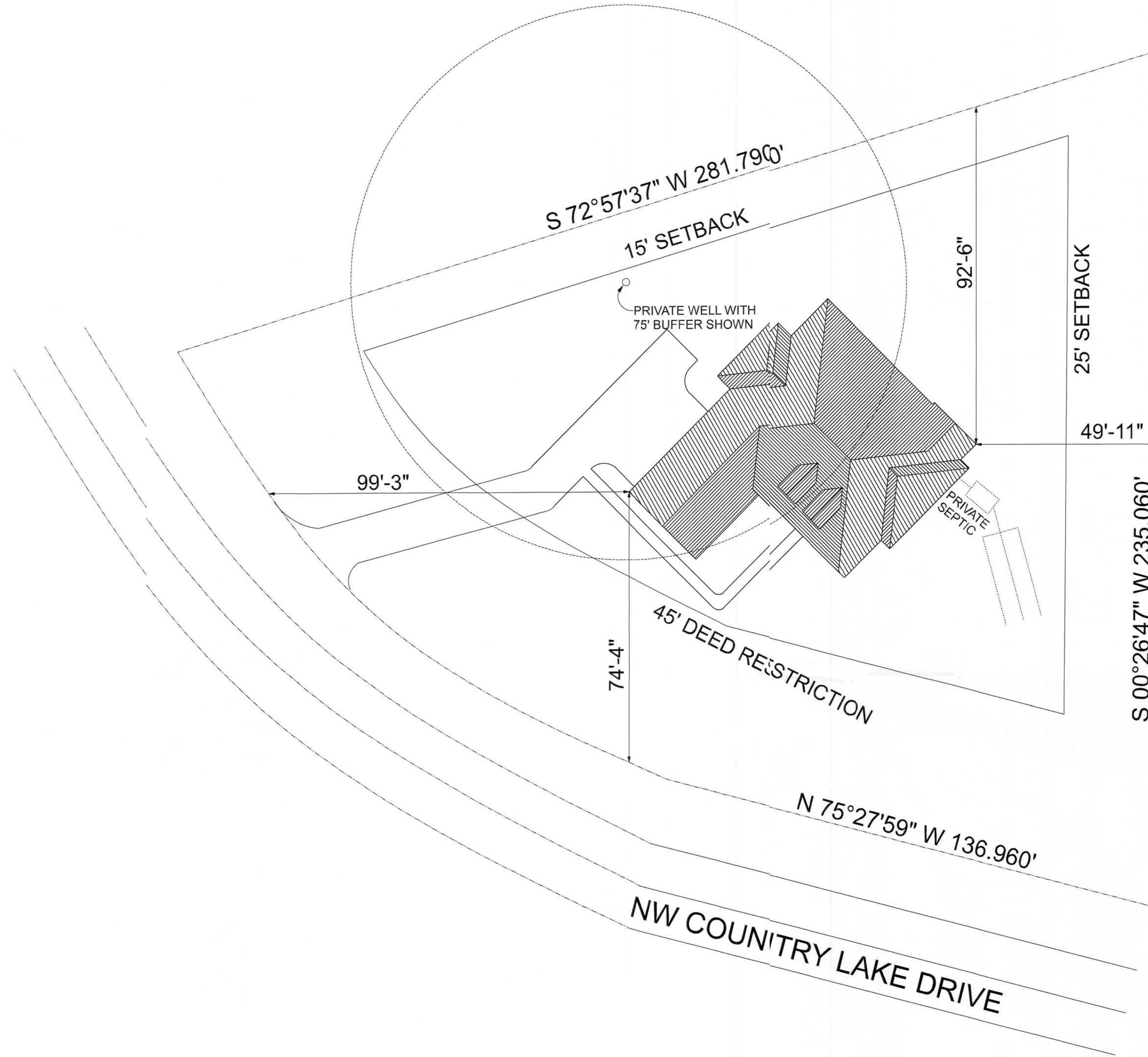
PROJECT NO.:

R19.010

SHEET:

A-9





SCALE: 1" = 20'

PARCEL: 22-3S-16E-02267-140 (0.91 ACRES)  
 LOT 40, "COUNTRY LAKE IN WOODBOROUGH PHASE 2"  
 ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT  
 BOOK 9, PAGES 57 THROUGH 58, PUBLIC RECORDS OF  
 COLUMBIA COUNTY, FLORIDA.

REVISIONS		
DATE	BY	DESCRIPTION

DESIGN BY: **TRADEMARK** construction Group, Inc.  
 CERTIFIED GENERAL CONTRACTOR  
 CGC1514780  
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BRETT ALAN CREWS  
 No. 65592  
 STATE OF FLORIDA  
 PROFESSIONAL ENGINEER  
 BRETT A. CREWS P.E. 65592

DRAWN BY:  
**TM**  
 APPROVED BY:  
**BC**

**PINCHOUCK RESIDENCE**  
**SITE PLAN**

PROJECT NO.:  
**R18.012**  
 SHEET:  
**SIT-1**