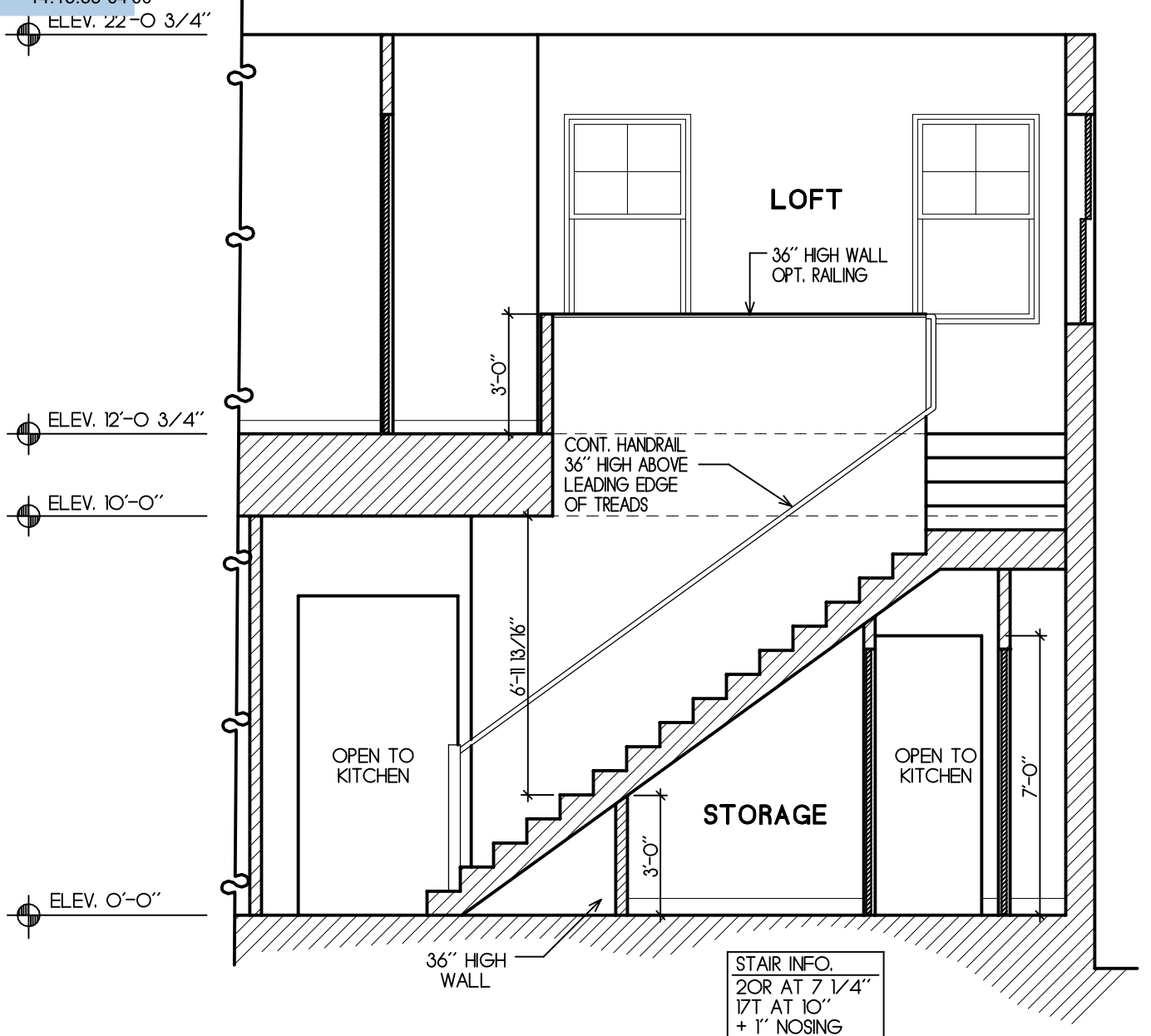
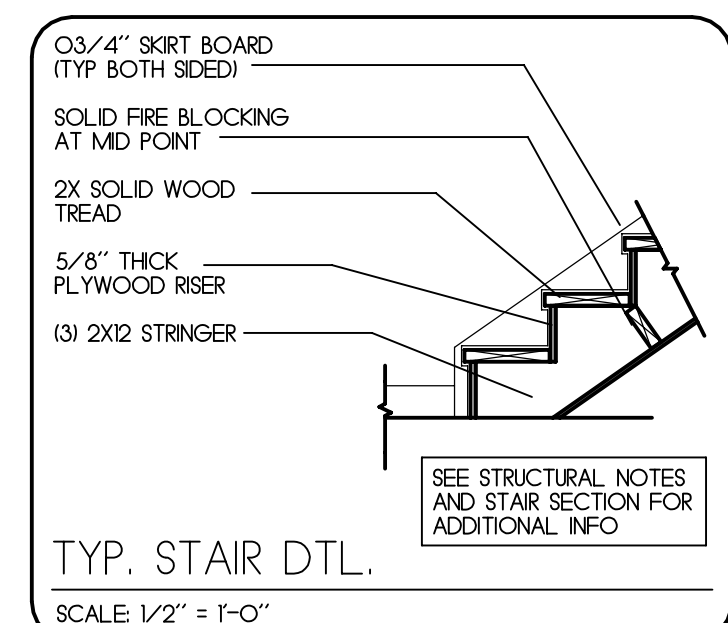




STAIR SECTION
SCALE 1/4" = 1'-0"

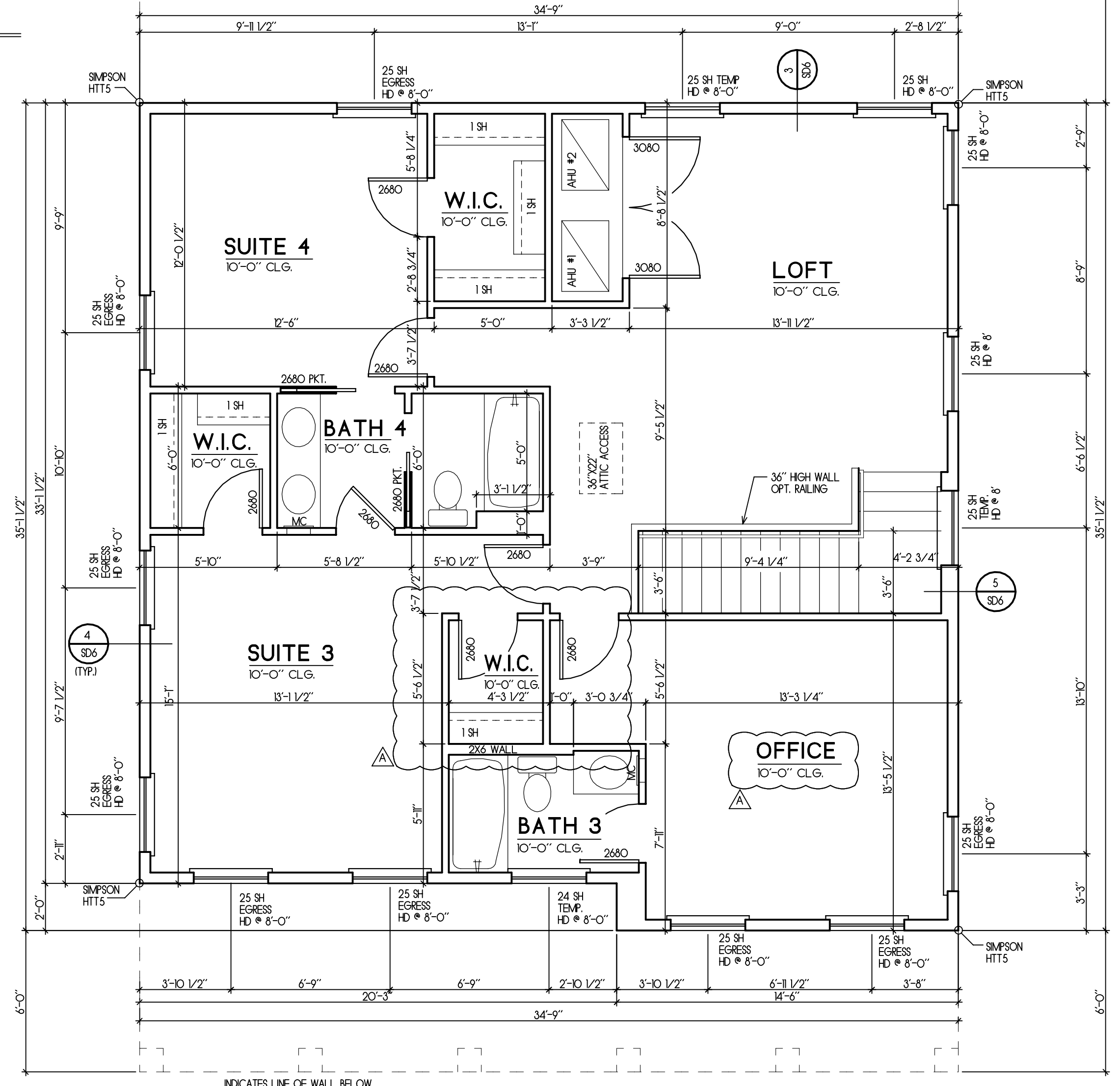
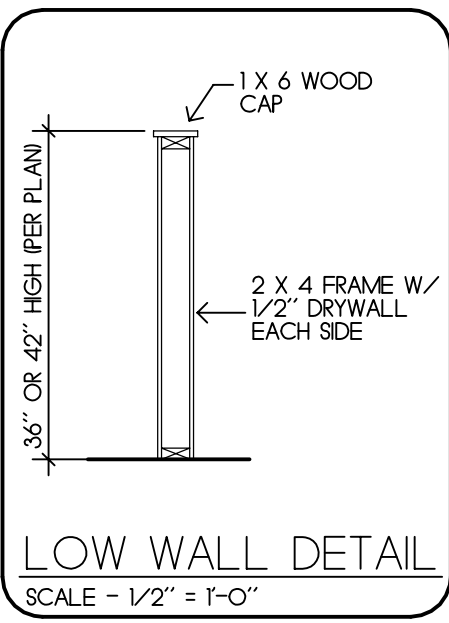
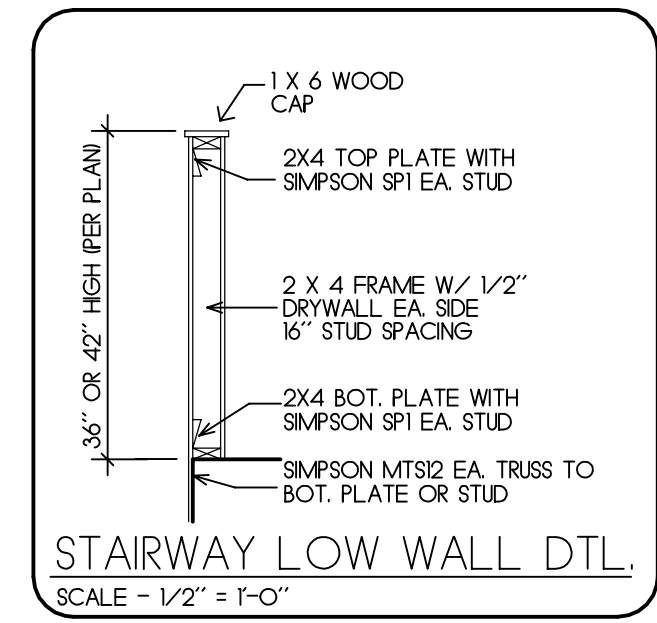


- WOOD STAIR CONNECTION NOTES:
- (1) 2X12 PT STAIR STRINGER ATTACHED TO TOP AND BOTTOM LANDING BEAM OR GIRDER USING SIMPSON A34
 - ATTACH EACH STAIR STRINGER TO CONCRETE SLAB USING SIMPSON HL33 W/ 1/2" X 3" AB. TO CONCRETE & 1/2" THRU BOLT TO STRINGER
 - AT LANDING:
 - USE 2X6 JOISTS AT 16" O.C.
 - USE (2) 2X6 PERIMETER BEAMS
 - ATTACH JOISTS TO PERIMETER BEAMS W/ SIMPSON LUGS
 - ATTACH PERIMETER BEAMS TO CMU WALLS W/ (2) 1/4" X 5" MASONRY SCREWS AT MAXIMUM 16" O.C.
 - ATTACH PERIMETER BEAMS TO EACH STUD IN FRAME WALLS W/ (2) 1/4" X 5" LAG SCREWS
 - PROVIDE 3/4" CDX 4-PLY SHEATHING W/ 8D SHANK NAILS AT 6" O.C.

HANDRAILS NOTE:
HANDRAILS FOR STAIRWAYS SHALL BE CONTINUOUS FOR THE FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP NOSING EDGE OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST NOSING EDGE OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN JEWEL POST OR SAFETY TERMINAL. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NOT LESS THAN 1/2 INCH BETWEEN THE WALL AND THE HANDRAIL. HANDRAIL TO BE CIRCULAR CROSS-SECTION DIA. AT LEAST 1 1/4", NO GREATER THEN 2".

GUARDRAIL NOTE:
GUARD OPENING LIMITATION SHALL INTERMEDIATE RAILS OR ORNAMENTAL CLOSURES WHICH DO NOT ALLOW PASSAGE OF A SPHERE 4 INCHES OR MORE IN DIAMETER AND HAVE AT BOTTOM RAIL WHICH DOES NOT ALLOW PASSAGE OF A SPHERE 2" OR MORE IN DIAMETER TO PASS

BOTH GUARD AND HAND RAILS TO COMPLY WITH MIN. LIVE LOAD FROM TABLE 3-01.5 (LIVE LOAD 200)



SECOND FLOOR PLAN
SCALE 1/4" = 1'-0"

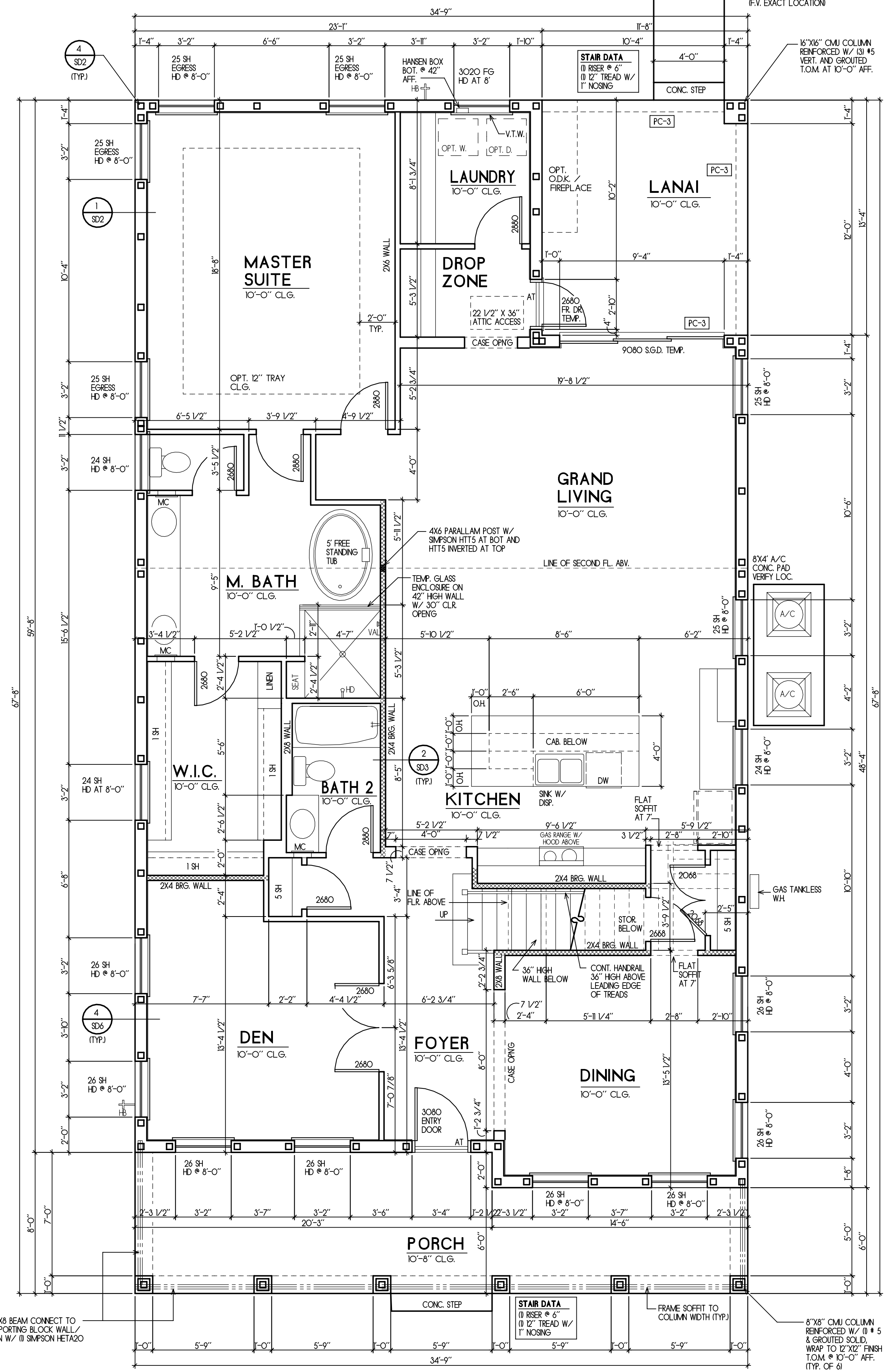
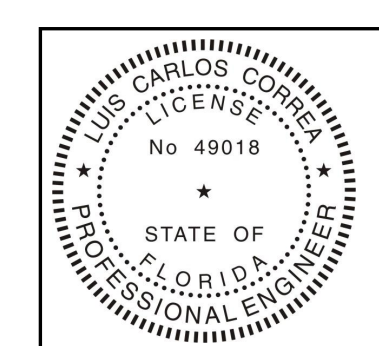
- 2ND FLOOR GENERAL NOTES:**
- ALL EXTERIOR CMU WALLS SHOWN ON PLANS AS 8" AND CONSTRUCTED AS SHEAR WALLS
 - ALL INTERIOR WALLS TO BE 2X4 UNO. (SHOWN ON PLANS AS 3 1/2") AND DIMENSIONED TO ONE SIDE OF STUD
 - ALL ANGLED WALLS TO BE 45° UNO.
 - ALL HEADERS TO BE (2) 2X12 W/ 1/2" FLITCH PLATE UNO.

GLAZING NOTE PER R308
EACH PANE SHALL BEAR THE MANUFACTURER'S LABEL, DESIGNATING THE TYPE & THICKNESS OF GLASS OR GLAZING MATERIAL. EACH PANE OF GLAZING INSTALLED IN HAZARDOUS LOCATION AS DEFINED IN SECTION R308.4 SHALL BE PROVIDED WITH A MANUFACTURER'S OR INSTALLER'S LABEL DESIGNATING THE TYPE OF GLASS AND SAFETY GLAZING STANDARD WITH WHICH IT COMPLIES, WHICH IS VISIBLE IN THE FINAL INSTALLATION.

BUILDING CODE:
PLANS TO BE IN COMPLIANCE WITH THE 2023 FLORIDA BUILDING CODE 8TH EDITION

NOTE:
ALL EXTERIOR WALLS TO BE CONSTRUCTED AS SHEAR WALLS

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY LUIS C. CORREA, P.E.S.I. ON DATE SHOWN ON PLANS USING A DIGITAL SIGNATURE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.



FIRST FLOOR PLAN
SCALE 1/4" = 1'-0"

- GENERAL NOTES:**
- ALL EXTERIOR CMU WALLS SHOWN ON PLANS AS 8" AND CONSTRUCTED AS SHEAR WALLS
 - ALL INTERIOR WALLS TO BE 2X4 UNO. (SHOWN ON PLANS AS 3 1/2") AND DIMENSIONED TO ONE SIDE OF STUD
 - ALL ANGLED WALLS TO BE 90° OR 45° UNO.
 - ALL EXTERIOR CEILING TO BE EXTERIOR GRADE 1/2" CG. BOARD (TYP. UNO.)

- INSULATION NOTES:**
- USE FOIL 41 AT MASONRY BLOCK WALLS.
 - USE R-11 INSULATION AT 2X4 EXTERIOR FRAME WALLS.
 - USE R-19 INSULATION AT 2X6 EXTERIOR FRAME WALLS.
 - USE R-19 INSULATION AT GARAGE CEILING.
 - USE R-36 INSULATION AT ATTIC CEILING.

TERMITE PROTECTION:
TERMITE PROTECTION SHALL BE PROVIDED BY REGISTERED TERMITOCIDES, INCLUDING SOIL APPLIED TECHNIQUES BAITING SYSTEMS, AND PESTICIDES APPLIED TO WOOD, OR OTHER APPROVED METHODS OF TERMITE PROTECTION.

NOTE:
ALL EXTERIOR WALLS TO BE CONSTRUCTED AS SHEAR WALLS

NOTE:
ALL LINTELS TO BE PC3 (UNO.)

FILLED CELL NOTES:
INDICATES (1) 45 DOWEL TIED FROM FTG. TO LINTEL. STEEL FOR CELL. SOLID W/ CONC.

HATCH INDICATES INT. BEARING WALL

NOTE:
ALL BEDROOM WINDOWS TO MEET EMERGENCY EGRESS CODE

AREA SQ.FT.	
FIRST FLOOR	1693
SECOND FLOOR	1222
LIVING	3915
LANAI	210
PORCH	249
TOTAL	3474



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