

A NEW CUSTOM RESIDENCE FOR : CLARE AND JAMES FOX

5910 Gulf of Mexico Drive | Longboat Key, Florida | 34228
MANATEE COUNTY



NPDES

BLDG PERMIT PL-1004
FILE
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Permit # PD-21-0104
REVISED FOR EROSION COMPLIANCE
LONGBOAT KEY BUILDING DEPT.
MAR 15 2021
APPROVED
[Signature]

AREA CALCULATIONS	
GROUND FLOOR :	2,328 SQ. FT.
SECOND FLOOR :	1,882 SQ. FT.
TOTAL LIVING :	4,210 SQ. FT.
ENTRY :	92 SQ. FT.
COVERED BALCONY :	125 SQ. FT.
GARAGE :	804 SQ. FT.
MAIN LANAI :	404 SQ. FT.
REAR LANAI :	414 SQ. FT.
UPPER LANAI :	247 SQ. FT.
TOTAL UNDER ROOF :	6,296 SQ. FT.
FOYER VOLUME :	56 SQ. FT.
OBSERVATION DECK :	265 SQ. FT.
POOL AREA :	1,436 SQ. FT.

ABBREVIATIONS LIST			
ABV.	ABOVE	MANUF.	MANUFACTURER
ALUM.	ALUMINUM	MAX.	MAXIMUM
ARCH.	ARCHITECTURAL	MECH.	MECHANICAL
BLDG.	BUILDING	MIRR.	MIRROR
CAB.	CABINET	N.A.V.D.	NORTH AMERICAN VERTICAL DATUM
CALC.	CALCULATED	N.G.V.	NATIONAL GEODETIC VERTICAL DATUM
CL.	CEILING	O.C.	ON CENTER
CSMT	CASEMENT WINDOW	REF.	REFRIGERATOR
CMU	CONCRETE MASONRY	UNIT	SECTION
CONC.	CONCRETE	SECT.	SECTION
DISP.	DISPOSAL	SHWR.	SHOWER
DIST.	DISTANCE	SFH.	SINGLE HUNG WINDOW
ELEV.	ELEVATOR	SPECS.	SPECIFICATIONS
ELEC.	ELECTRICAL	STO.	STORAGE
ENG.	ENGINEER	STRUCT.	STRUCTURAL
E.Q.P.	EQUIPMENT	T.&G.	TONGUE AND GROOVE
F.F.	FINISHED FLOOR	T.O.C.	TOP OF CONCRETE
FIN.	FINISHED	TYP.	TYPICAL
F.G.	FIXED GLASS	U.C.	UNDER COUNTER
FIB.	FLOOR	VEST.	VESTIBULE
FRZ.	PREEZER	W.C.	WATER CLOSET
H.B.	HOSE BIB	W.H.	WATER HEATER
HDR.	HEADER	W.I.C.	WALK IN CLOSET
HVAC	HEATING & AIR CONDITIONING		
LAV.	LAVATORY		
LIN.	LINEN		
L.P.	LIQUID PROPANE		

GENERAL NOTES

- DRAWINGS: DO NOT SCALE THESE DRAWINGS. WRITTEN DIMENSIONS AND NOTES SHALL CONTROL. CONTACT THE SUPERINTENDENT WITH ANY CONFLICTS IN THE PLANS BEFORE BEGINNING WORK. UNLESS OTHERWISE SPECIFIED, ALL DIMENSIONS ARE TO STRUCTURAL ITEMS AND DO NOT INCLUDE FINISHES. DIMENSIONS, SIZES, MEASUREMENTS AND LOCATION INSTRUCTIONS ARE NOMINAL AND APPROXIMATE AND MAY VARY FROM WHAT IS SPECIFIED.
- QUALITY VERIFICATION: OF ALL DIMENSIONS AND CONDITIONS SHALL BE THE RESPONSIBILITY OF THE SUB-CONTRACTORS. EACH SUB-CONTRACTOR SHALL REPORT TO THE JOHN CANNON HOMES SUPERINTENDENT ANY DISCREPANCY OR OTHER QUESTIONS PERTAINING TO THE DRAWINGS OTHERWISE ACCEPTING FULL RESPONSIBILITY FOR ANY ERRORS, OMISSIONS & DISCREPANCIES IN ADDITION TO PLANS AS NOTED.
- APPLICABLE CODES: IT IS THE INTENT THAT THESE DRAWINGS BE IN CONFORMANCE WITH THE 2017 F.B.C., 2014 NEC AND ALL APPLICABLE LOCAL, COUNTY, STATE AND FEDERAL CODES, ORDINANCES, LAWS, REGULATIONS AND RESTRICTIVE COVENANTS GOVERNING THE SITE.
- SCOPE OF WORK: ALL TRADES SHALL FURNISH ALL LABOR, EQUIPMENT, MATERIALS, AND PERFORM ALL WORK NECESSARY, INDICATED, REASONABLY INFERRED OR REQUIRED BY ANY CODE WITH JURISDICTION TO COMPLETE THE SCOPE OF WORK.
- MATERIALS: ALL MATERIALS SHALL BE INSTALLED PER MANUFACTURERS SPECIFICATIONS.
- CEILING HEIGHTS: MAY BE ADJUSTED AS REQUIRED FOR STRUCTURAL, ENGINEERING OR MECHANICAL EQUIPMENT.
- CABINET DRAWINGS: CONTAINED HEREIN ARE FOR SCHEMATIC LAYOUT ONLY, AS SUCH ALL DIMENSIONS AND LOCATIONS ARE APPROXIMATE. CABINETS ARE TO BE GULF AND INSTALLED PER THE APPROVED CABINET DRAWINGS AS SUPPORTED BY CONTRACT DOCUMENTATION.

DESIGN DISCLOSURE

THE PURPOSE OF THIS DISCLOSURE IS TO ACKNOWLEDGE THAT JOHN CANNON HOMES, INC. DESIGNS BUILDING PLANS FOR ITS CUSTOMERS FOR THE PURPOSE OF CONSTRUCTING THEIR HOME, AND MAKES NO CLAIMS AS TO REPRESENTING ITSELF AS AN ARCHITECT OR EXPERT IN THE FUNCTIONAL UTILITY OF HOUSE DESIGN. IN AS MUCH, NO REPRESENTATIONS ARE MADE AS TO THE AESTHETICS OR FUNCTIONALITY OF THE HOUSES OVERALL DESIGN AND LAYOUT. YOUR CONTRACT AND THESE PLANS ARE CUSTOM. ALTHOUGH THEY MAY BE BASED UPON A JOHN CANNON HOMES MODEL, THESE PLANS WILL BE USED AS DRAWING FOR CONSTRUCTION PURPOSES. PLEASE REVIEW THEM CAREFULLY. THERE MAY BE DESIGN CHANGES, ADDITIONS, DELETIONS, SUBSTITUTIONS, DEVIATIONS AND/OR ALTERATIONS FROM WHAT IS SHOWN IN OUR MODELS. JOHN CANNON HOMES, INC. FULLY REPRESENTS THE DESIGN OF THE HOUSES STRUCTURAL INTEGRITY TO BE IN ACCORDANCE WITH APPLICABLE BUILDING CODES AND GOVERNMENTAL REQUIREMENTS. THESE COPYRIGHTED PLANS ARE THE PROPERTY OF JOHN CANNON HOMES, INC. AND AS MUCH AS ANY UNAUTHORIZED USE, DUPLICATION OR DISTRIBUTION IS STRICTLY PROHIBITED WITHOUT WRITTEN PERMISSION FROM JOHN CANNON HOMES, INC. AT THE SAME TIME, IT IS SUGGESTED THAT ANY CUSTOMER HAVING QUESTIONS OR CONCERNS REGARDING THE FUNCTIONAL UTILITY OF HOUSES DESIGN AND / OR LAYOUT (I.E. ROOM LAYOUT, SIZE AND / OR DESIGN AND LAYOUT) TO ASSIST THEM RESOLVING THOSE QUESTIONS OR CONCERNS. ANY COSTS INCURRED IN OBTAINING THE ASSISTANCE ARE THE RESPONSIBILITY OF THE CUSTOMER, AND ADDITIONAL COSTS COULD BE INCURRED SHOULD CHANGES TO THE BUILDING PLANS BE REQUESTED. FURTHERMORE, THESE PLANS ARE A GRAPHIC REPRESENTATION OF THE PRELIMINARY DESIGN OF A HOUSE. PLACEMENT OF THE HOUSE ON THE LOT, ROOM SIZES, WINDOW SIZES AND PLACEMENT, EQUIPMENT LOCATIONS AND OTHER ITEMS MAY CHANGE AS REQUIRED BY BUILDING CODES, LOCAL ORDINANCES, AND STRUCTURAL REQUIREMENTS AFTER ENGINEERING.

- EROSION & SEDIMENT CONTROL PLAN NOTES**
- WHEN RAINFALL AND RUNOFF OCCURS DAILY INSPECTIONS OF THE EROSION AND SEDIMENT CONTROLS AND DISCHARGE QUIPPLS MUST BE PROVIDED BY SOME ONE KNOWLEDGEABLE AND EXPERIENCED IN THE PRINCIPLES, PRACTICES, INSTALLATION, AND MAINTENANCE OF EROSION AND SEDIMENT CONTROLS WHO WORKS FOR THE PERMITTEE.
 - DURING WEI WEATHER PERIOD, TEMPORARY STABILIZATION OF THE SITE MUST OCCUR AT THE END OF EACH WORK DAY.
 - SEDIMENT CONTROLS MUST BE INSTALLED AND MAINTAINED ON ALL DOWN GRADIENT SIDES OF THE CONSTRUCTION SITE AT ALL TIMES DURING CONSTRUCTION; THEY MUST REMAIN IN PLACE UNTIL PERMANENT VEGETATION OR OTHER PERMANENT COVERING OF EXPOSED SOIL IS ESTABLISHED.
 - ALL ACTIVE INLETS MUST HAVE SEDIMENT CONTROL INSTALLED AND MAINTAINED AT ALL TIMES DURING CONSTRUCTION, UNLESS OTHERWISE APPROVED. A SURFACE MOUNTED AND ATTACHABLE, U-SHAPED FILTER BAG IS REQUIRED FOR ALL CURB INLET CATCH BASINS.
 - SIGNIFICANT AMOUNTS OF SEDIMENT WHICH LEAVES THE SITE MUST BE CLEANED UP WITHIN 24 HOURS AND PLACED BACK ON THE SITE AND STABILIZED OR PROPERLY DISPOSED. THE CAUSE OF THE SEDIMENT RELEASE MUST BE FOUND AND PREVENTED FROM CAUSING A RECURRENT OF THE DISCHARGE WITHIN THE SAME 24 HOURS.
 - SEDIMENT MUST NOT BE INTENTIONALLY WASHED INTO STORM SEWERS, DRAINAGE WAY, OR WATER BODIES.
 - SEDIMENT MUST BE REMOVED FROM BEHIND ALL SEDIMENT CONTROL MEASURES WHEN IT HAS REACHED A HEIGHT OF 1/800 THE BARRIER HEIGHT, AND PRIOR TO THE CONTROL MEASURES REMOVAL.
 - CLEANING OF ALL STRUCTURES WITH SUMP MUST OCCUR WHEN THE SEDIMENT RETENTION CAPACITY HAS BEEN REDUCED BY 50% AND AT COMPLETION OF PROJECT.
 - ANY USE OF TOXIC OR OTHER HAZARDOUS MATERIALS MUST INCLUDE PROPER STORAGE, APPLICATION, AND DISPOSAL.
 - THE PERMITTEE MUST PROPERLY MANAGE HAZARDOUS WASTES, USED OILS, CONTAMINATED SOILS, CONCRETE WASTE, SANITARY WASTE, LIQUID WASTE, OR OTHER TOXIC SUBSTANCES DISCOVERED OR GENERATED DURING CONSTRUCTION.
 - THE APPLICATION RATE OF FERTILIZERS USED TO REESTABLISH VEGETATION MUST FOLLOW MANUFACTURERS RECOMMENDATIONS. NUTRIENT RELEASES FROM FERTILIZERS TO SURFACE WATERS MUST BE MINIMIZED. TIME RELEASE FERTILIZERS SHOULD BE USED AND CARE SHOULD BE MADE IN APPLICATION OF FERTILIZERS WITH ANY WATER WAY REPAIRS DONE.
 - OWNER OR DESIGNATED PERSON SHALL BE RESPONSIBLE FOR PROPER INSTALLATION AND MAINTENANCE OF ALL EROSION AND SEDIMENT CONTROL MEASURES, IN ACCORDANCE WITH CURRENT CLEAN WATER SERVICES STANDARDS AND STATE AND FEDERAL REGULATIONS.
 - PRIOR TO ANY LAND DISTURBING ACTIVITIES, THE BOUNDARIES OF THE CLEARING LIMITS, VEGETATED BUFFERS, AND ANY SENSITIVE AREAS SHOWN ON THE PLAN SHALL BE CLEARLY DELINEATED IN THE FIELD, UNLESS OTHERWISE APPROVED. NO DISTURBANCE IS PERMITTED BEYOND THE CLEARING LIMITS. THE OWNER/PERMITTEE MUST MAINTAIN THE DELINEATION FOR THE DURATION OF THE PROJECT. NOTE: VEGETATED CORRIDORS TO BE DELINEATED WITH ORANGE CONSTRUCTION FENCE OR APPROVED EQUAL.
 - PRIOR TO ANY LAND DISTURBING ACTIVITIES, THE BMPs THAT MUST BE INSTALLED ARE GRAVEL CONSTRUCTION ENTRANCE, PERMETER SEDIMENT CONTROL AND INLET PROTECTION. THESE BMPs MUST BE MAINTAINED FOR THE DURATION OF THE PROJECT.
 - IF SEEDING MIXES ARE SPECIFIED, SEEDING MUST TAKE PLACE NO LATER THAN SEPTEMBER 1ST; THE TYPE AND PERCENTAGES OF SEED IN THE MIX ARE AS IDENTIFIED ON THE PLANS OR AS SPECIFIED BY THE DESIGN ENGINEER.
 - ALL PUMPING OF SEDIMENT LADEN WATERS MUST BE DISCHARGED OVER AN UNDISTURBED, PREFERABLY VEGETATED AREA, AND THROUGH A SEDIMENT CONTROL BMP (I.E. FILTER BAG).
 - THE ESC PLAN MUST BE KEPT ON SITE. ALL MEASURES SHOWN ON THE PLAN MUST BE INSTALLED PROPERLY TO ENSURE THAT SEDIMENT LADEN WATER DOES NOT ENTER A SURFACE WATER SYSTEM, ROADWAY OR OTHER PROPERTIES.
 - THE ESC MEASURES SHOWN ON THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, THESE MEASURES SHALL BE UPGRADDED AS NEEDED TO MAINTAIN COMPLIANCE WITH ALL REGULATIONS.
 - IN AREAS SUBJECT TO WIND EROSION, APPROPRIATE BMPs MUST BE USED WHICH MAY INCLUDE THE APPLICATION OF THE WATER SPRAYING.

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A2.2	SECOND LEVEL FLOOR PLAN
A2.3	SECOND LEVEL DIMENSION PLAN
A3	ROOF PLAN
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NPDES

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TOWN OF LONGBOAT KEY
Planning Services Department



McCall & Young
Engineering, LLC
6849 Energy Court
Starcato FL 34720
941.924.9358 P 941.924.4247
FAX 941.296.8327
BPPE 026008

CONTRACT NO. 1501
JOHN CANNON HOMES, INC.
LICENSE # 00000001
13880 E. State Road 60 N
Suite 100
Longboat Key, Florida 34228
Phone: 941.924.4247
Fax: 941.296.8327
www.john-cannon-homes.com
Member of a division of John Cannon Homes, Inc.

A CUSTOM RESIDENCE FOR
Clare & James Fox
5910 Gulf of Mexico Drive | Longboat Key, Florida | 34228
Manatee County

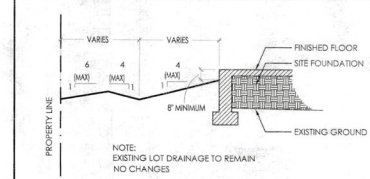
A CUSTOM RESIDENCE FOR
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5910 Gulf of Mexico Drive | Longboat Key, Florida | 34228
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DRAWING TITLE:
COVER SHEET
SHEET NUMBER:
A0

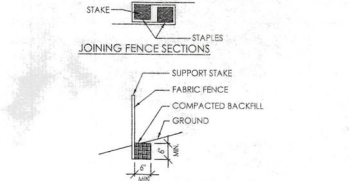
LEGEND

- ELEV = EXISTING ELEVATION
- (ELEV) = PROPOSED ELEVATION
- TL = PROPERTY LINE
- HP = HIGH POINT
- ~ = FLOW
- = EASEMENT
- CL = CENTER LINE OF SWALE
- = WATER
- + = T.V.
- ⊕ = F.P.L.
- ⊙ = VERIZON
- ⊗ = GAS
- ⊚ = SEWER
- ⊘ = SILT FENCE
- ⊞ = RECLAIMED WATER



TREE DISCLOSURE
 THE PURPOSE OF THIS DISCLOSURE IS TO ACKNOWLEDGE THAT JOHN CANNON HOMES, INC. MIGHT NEED TO TRIM EXISTING TREES IN ORDER TO BUILD THIS HOUSE. BUT JOHN CANNON HOMES, INC. DOESN'T WARRANT OR GUARANTEE SURVIVAL.

SILT FENCE DETAIL

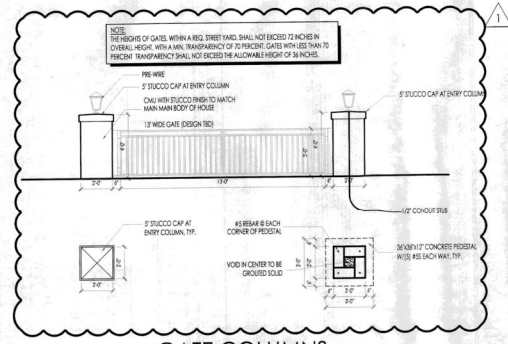


NOTES:
 STAKES SPACED @ 8' MAXIMUM. USE 2" X 2" WOOD OR EQUIVALENT STEEL STAKES.
 FILTER FABRIC FENCE MUST BE PLACED AT LEVEL EXISTING GRADE. BOTH ENDS OF THE BARRIER MUST BE EXTENDED AT LEAST 8 FEET UP SLOPE AT 45 DEGREES TO THE MAIN BARRIER ALIGNMENT.
 SEDIMENT MUST BE REMOVED WHEN ACCUMULATIONS REACH 1/2 THE ABOVE GROUND HEIGHT OF THE FENCE.
 ANY SECTION OF FILTER FABRIC FENCE WHICH HAS BEEN UNDERMINED OR TOPPED MUST BE IMMEDIATELY REPLACED WITH A ROCK FILTER OUTLET.
 STANDARD CONSTRUCTION DETAIL
 STANDARD FILTER FABRIC FENCE (18" HIGH)

SITE INFORMATION

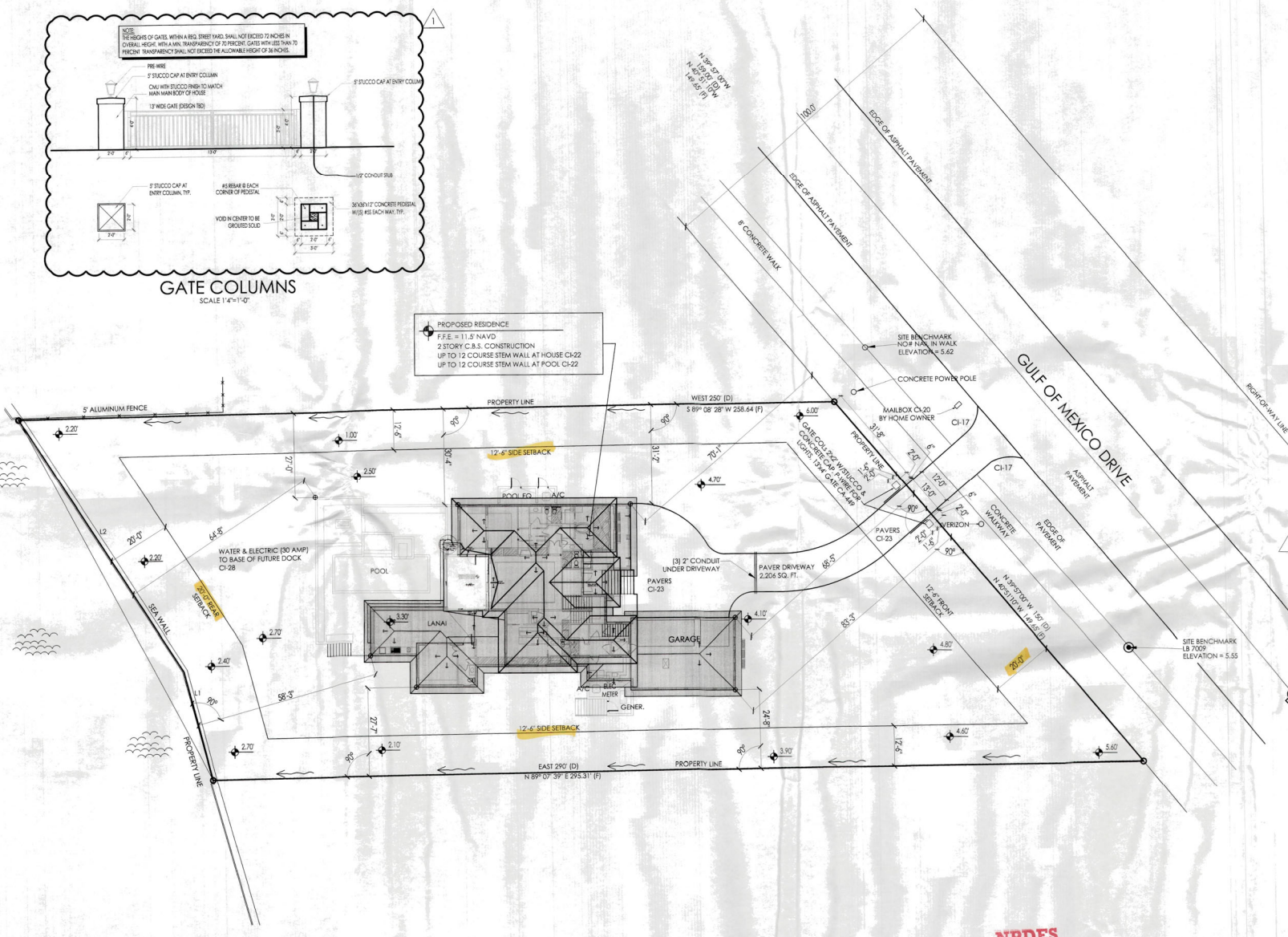
FLOOD ZONE: AE (EL 10') (TO BE VERIFIED WITH SURVEY)
 PROPERTY IS LOCATED IN: MANATEE COUNTY, INCORPORATED BY THE TOWN OF LONGBOAT KEY
 ZONING: LBC-R-35F
 LOT COVERAGE

APPROX. LOT AREA (TO BE VERIFIED WITH SURVEY)	± 31,000 SQ FT
BUILDING	7,762 SQ FT (25%)
30% ALLOWABLE BUILDING COVERAGE (ANYTHING HIGHER THAN 6' ABOVE GRADE)	7,743 SQ FT (24.9%)
TOTAL PROPOSED BUILDING COVERAGE	7,743 SQ FT (24.9%)
ELEVATED POOL DECK	1,533 SQ FT (5%)
5% ALLOWABLE ELEVATED POOL DECK COVERAGE	1,533 SQ FT (5%)
TOTAL PROPOSED ELEVATED POOL DECK COVERAGE	1,541 SQ FT (4.9%)
50% ALLOWABLE IMPERVIOUS COVERAGE (TOTAL OF BLDG. / ELEV. POOL DECK / DRIVE ETC.)	9,315 SQ FT (30%)
TOTAL PROPOSED IMPERVIOUS COVERAGE	4,292 SQ FT (13.8%)



GATE COLUMNS

PROPOSED RESIDENCE
 F.F.E. = 11.5' NAVD
 2 STORY C.B.S. CONSTRUCTION
 UP TO 12 COURSE STEM WALL AT HOUSE CH-22
 UP TO 12 COURSE STEM WALL AT POOL CH-22



BLDG PERMIT PLANS
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RECEIVED
 FEB 18 2021
 TOWN OF LONGBOAT KEY
 Planning & Zoning

SITE AND DRAINAGE PLAN
 SCALE: 1/16" = 1'-0"

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 JOHN CANNON HOMES, INC.
 All drawings are protected under applicable laws.

A CUSTOM RESIDENCE FOR
Claire & James Fox

DATE	DESCRIPTION	BY	CHK
02/18/21	ISSUED FOR PERMIT	JM	JK
02/18/21	ISSUED FOR PERMIT	JM	JK
02/18/21	ISSUED FOR PERMIT	JM	JK
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02/18/21	ISSUED FOR PERMIT	JM	JK
02/18/21	ISSUED FOR PERMIT	JM	JK

DRAWING
 SITE &
 DRAIN
 PLAN
 SHEET NO.

A

GENERAL NOTES

1. ALL MATERIALS ARE TO BE INSTALLED PER MANUFACTURERS SPECIFICATIONS AND IN ACCORDANCE WITH ALL APPLICABLE BUILDING CODES.
2. CEILING HEIGHTS MAY BE ADJUSTED AS REQUIRED FOR STRUCTURAL ENGINEERING OR MECHANICAL EQUIPMENT.
3. COORDINATE POOL AND PLUMBING SLEEVES WITH POOL CONTRACTOR PRIOR TO POURING THE FOUNDATION.
4. CABINET DRAWINGS CONTAINED HEREIN ARE FOR SCHEMATIC LAYOUT ONLY. AS SUCH ALL DIMENSIONS AND LOCATIONS ARE APPROXIMATE. CABINETS ARE TO BE BUILT AND INSTALLED PER THE APPROVED CABINET DRAWINGS AS SUPPORTED BY CONTRACT DOCUMENTATION.
5. CRACK SUPPRESSION APPLIED AT ALL EXISTING SLAB.
6. CRACKS/JOINTS AT ALL TILED AREA.
7. SOLID CORE INTERIOR DOORS WITH 3 1/4" FINGER JOINT CASING.
8. IF APPLICABLE, ALL PLUMBING, MECHANICAL, AND ELECTRICAL EQUIPMENT, INCLUDING DUCTWORK WILL BE LOCATED ABOVE THE DESIGN FLOOD ELEVATION (DFE). DFE = BASE FLOOD ELEVATION (BFE) + 1'-0" FREEBOARD.
9. IF APPLICABLE, ALL MATERIALS BELOW THE DFE WILL BE MADE OF FLOOD RESISTANT MATERIAL.
10. IF APPLICABLE, NO PLUMBING, MECHANICAL AND ELECTRICAL EQUIPMENT WILL BE INSTALLED IN THE ELEVATOR SHAFT UNLESS IT IS REQUIRED FOR THE ELEVATOR OPERATION.

LEGEND

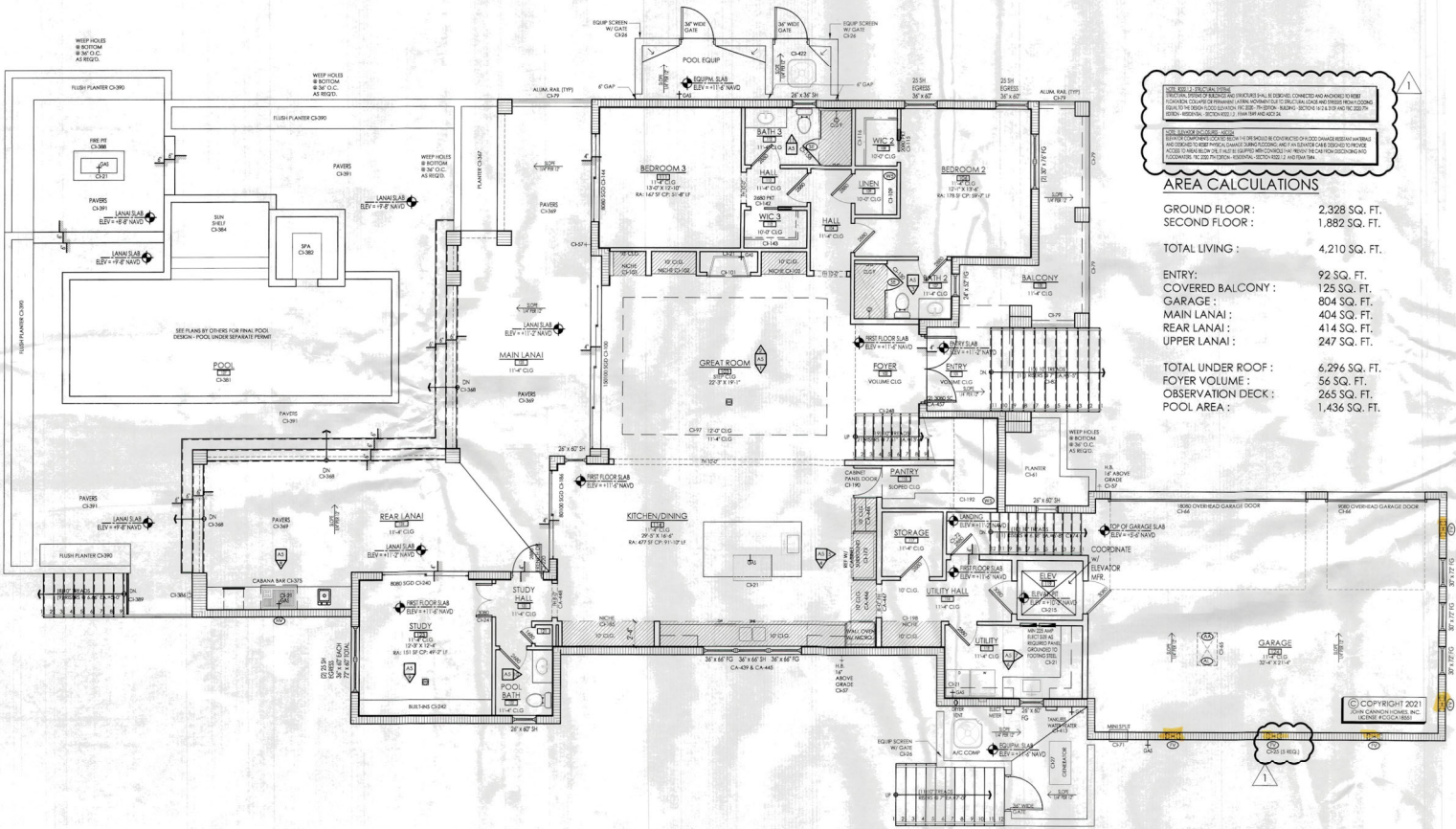
- (A) 22'x36" ATTIC ACCESS
- (A) ANU IN ATTIC
- (A) 10' STEEL JACKS W/STORAGE HOOK (BATTIC ACCESS)
- (A) ARCHED OPENING—SEE INTERIOR DETAILS
- (A) SQUARE CASED OPENING
- (A) AQUARIUM WINDOW TEMPERED GLASS
- (A) BAR TOP ON 30" HIGH KNEE WALL (2X6)
- (A) CONCRETE PAD AND STAIR
- (A) CORNER SHELF
- (A) DRYER VENT TO EXTERIOR DAMPERED AND NON-SCREENED
- (A) FLAT HEADER - HEIGHT NOTED
- (A) GLASS BLOCK
- (A) HOOD VENT TO BE INSTALLED PER MFG SPECS
- (A) LINEN OR PANTRY CLOSET WITH 5 (1/4" DEEP) WOOD SHELVES
- (A) MEDICINE CABINET - 14" X 24" TOP AT 70"
- (A) 1 1/2" DIA. GRABBAR, 36" ABOVE STAIR TREAD NOISING
- (A) HANDRAIL 36" ABOVE STAIR TREAD NOISING OR ADJACENT FLOOR W/BALUSTERS W/ NO SPACE 4" OR GREATER
- (A) 36" HIGH RAILING W/ BALUSTERS W/ NO SPACE 4" OR GREATER
- (A) RAN SHOWER HEAD
- (A) ROD AND SHELF
- (A) SHOWER ENCLOSURE TEMPERED GLASS
- (A) SHOWER GLASS - TEMPERED GLASS IN ALUM FRAME 2" TO 8" AFF
- (A) SHAMPOO NICHE 12" X 13" TOP AT - VARIES
- (A) SHOWER SEAT
- (A) SHOWER HEAD
- (A) WOOD SHELVING
- (A) 4" KNEE WALL WITH STANDARD CAP

AREA CALCULATIONS

GROUND FLOOR: 2,928 SQ. FT.
 SECOND FLOOR: 1,882 SQ. FT.
 TOTAL LIVING: 4,210 SQ. FT.

ENTRY: 92 SQ. FT.
 COVERED BALCONY: 125 SQ. FT.
 GARAGE: 804 SQ. FT.
 MAIN LANAI: 404 SQ. FT.
 REAR LANAI: 414 SQ. FT.
 UPPER LANAI: 247 SQ. FT.

TOTAL UNDER ROOF: 6,296 SQ. FT.
 POYER VOLUME: 56 SQ. FT.
 OBSERVATION DECK: 265 SQ. FT.
 POOL AREA: 1,436 SQ. FT.



BLDG PERMIT PLANS
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 FEB 24 2021
 TOWN OF LONGBOAT, FL
 Planning, Zoning, and Building

MAIN LEVEL FLOOR PLAN
 SCALE: 3/16" = 1'-0"



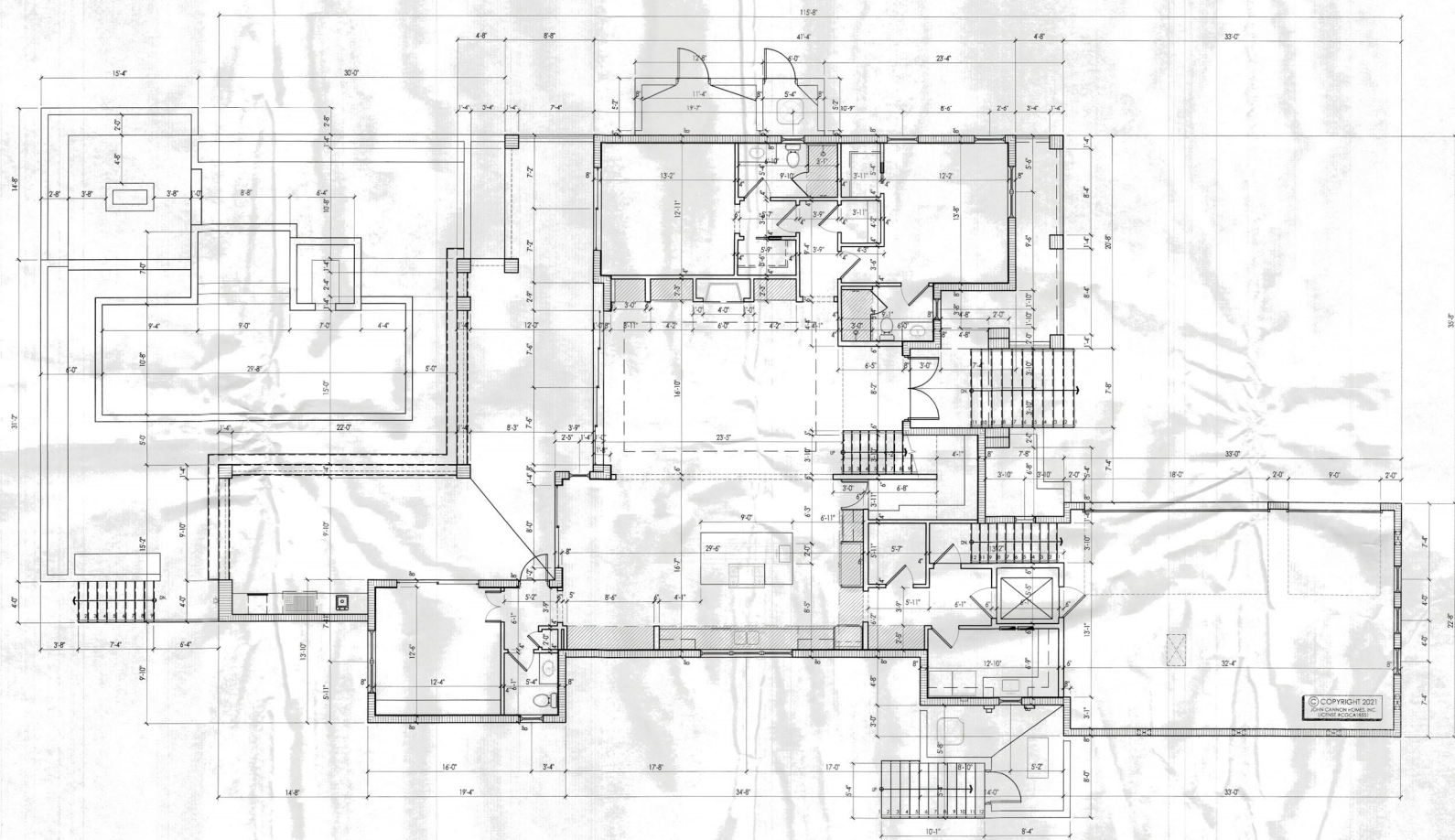
McColl & Young
 Engineering, LLC
 6849 Energy Court
 Sarasota, FL 34240
 Fax: 941.294.8227
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10	02/23/21	ISSUED FOR PERMIT

DRAWING TITLE:
 MAIN LEVEL FLOOR PLAN
 SHEET NUMBER:
A2



MAIN LEVEL DIMENSION PLAN
 SCALE: 3/16" = 1'-0"

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 Planning, Zoning & Building

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DRAWING TITLE:
 MAIN LEVEL DIMENSION PLAN

SHEET NUMBER:
A2.1

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Clare & James Fox
 5910 Gulf of Mexico Drive | Longboat Key, Florida | 34228
 Manatee County

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McColl & Young
 Engineering, LLC
 6845 Energy Court
 Sarasota, FL 34240
 Phone: 941.796.5327
 Fax: 941.796.5327
 FPPE #76008

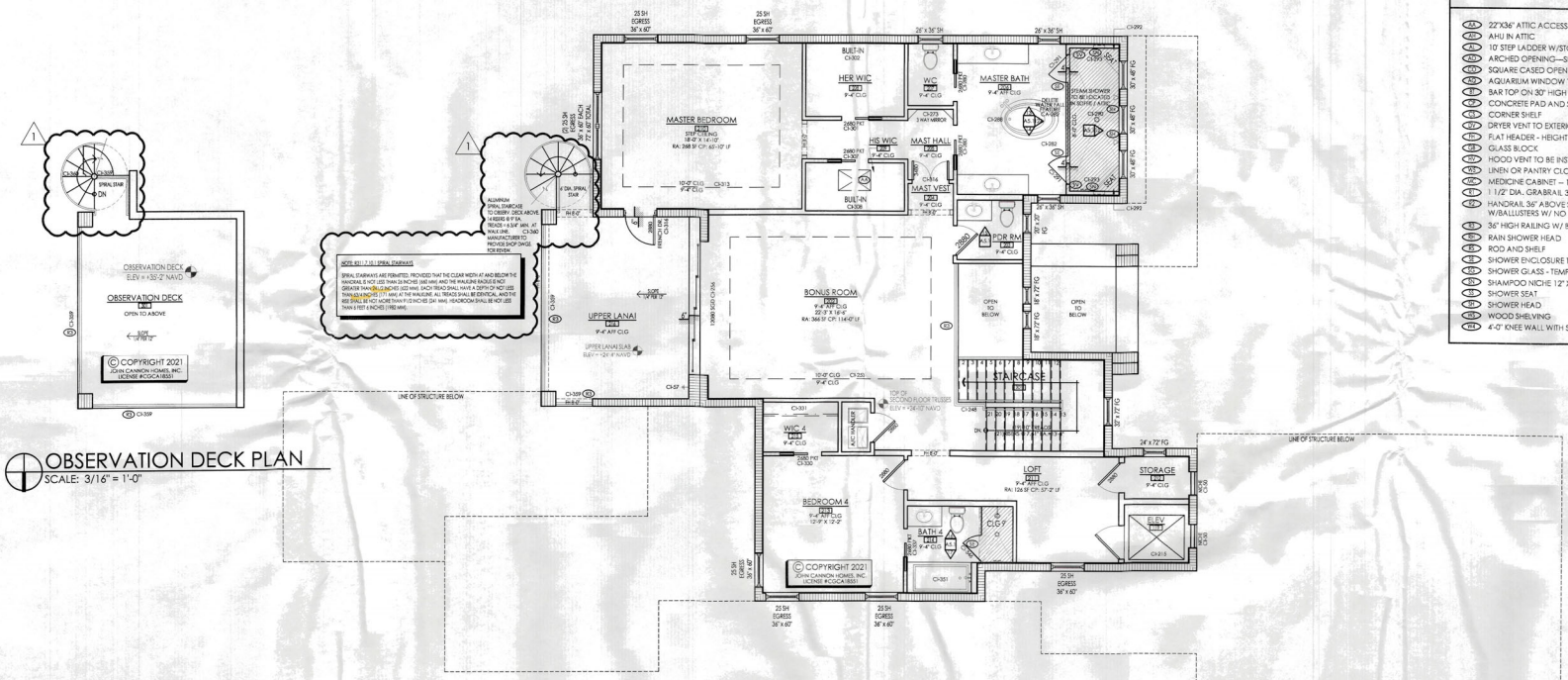
JOHN CANNON HOMES
 121 Professional Parkway West, Suite 100
 #415245985 P | 941.324.4129 F
 johncannonhomes.com

GENERAL NOTES

1. ALL MATERIALS ARE TO BE INSTALLED PER MANUFACTURERS SPECIFICATIONS AND IN ACCORDANCE WITH ALL APPLICABLE BUILDING CODES.
2. CEILING HEIGHTS MAY BE ADJUSTED AS REQUIRED FOR STRUCTURAL ENGINEERING OR MECHANICAL EQUIPMENT.
3. COORDINATE POOL AND PLUMBING SLEEVES WITH POOL CONTRACTOR PRIOR TO POURING THE FOUNDATION.
4. CABINET DRAWINGS CONTAINED HEREIN ARE FOR SCHEMATIC LAYOUT ONLY. AS SUCH ALL DIMENSIONS AND LOCATIONS ARE APPROXIMATE. CABINETS ARE TO BE BUILT AND INSTALLED PER THE APPROVED CABINET DRAWINGS AS SUPPORTED BY CONTRACT DOCUMENTATION.
5. CRACK SUPPRESSION APPLIED AT ALL EXISTING SLAB CRACKS/JOINTS AT ALL TILED AREA.
6. CRACKS/JOINTS AT ALL TILED AREA.
7. SOLID CORE INTERIOR DOORS WITH 3 1/4" FINISH JOINT CASING.
8. IF APPLICABLE, ALL PLUMBING, MECHANICAL, AND ELECTRICAL EQUIPMENT, INCLUDING DUCTWORK, WILL BE LOCATED ABOVE THE DESIGN FLOOD ELEVATION (DFE), DFE = BASE FLOOD ELEVATION (BFE) + 1'-0" FREEBOARD.
9. IF APPLICABLE, ALL MATERIALS BELOW THE DFE WILL BE MADE OF FLOOD RESISTANT MATERIAL.
10. IF APPLICABLE, NO PLUMBING, MECHANICAL AND ELECTRICAL EQUIPMENT, WILL BE INSTALLED IN THE ELEVATOR SHAFT UNLESS IT IS REQUIRED FOR THE ELEVATOR OPERATION.

LEGEND

- (A) 22"x34" ATTIC ACCESS
- (AHU) AHU IN ATTIC
- (L) 10 STEP LADDER W/STORAGE HOOK @ATTIC ACCESS
- (M) MICHED OPENING--SEE INTERIOR DETAILS
- (S) SQUARE CASED OPENING
- (AG) AQUARIUM WINDOW TEMPERED GLASS
- (SAR) BAR TOP ON 30" HIGH KNEE WALL (2X4)
- (C) CONCRETE PAD AND STAIR
- (CS) CORNER SHELF
- (DV) DRYER VENT TO EXTERIOR DAMPERED AND NON-SCREENED
- (H) SLAT HEADER - HEIGHT NOTED
- (G) GLASS BLOCK
- (H) HOOD VENT TO BE INSTALLED PER MFG SPECS
- (L) LINEN OR PANTRY CLOSET WITH 5 (1/2" DEEP) WOOD SHELVES
- (M) MEDICINE CABINET - 18" X 24" TOP AT 70"
- (H) 1 1/2" DIA. GRABBAR, 36" ABOVE STAIR TREAD NODING
- (H) HORIZONTAL, 36" ABOVE STAIR TREAD NODING OR ADJACENT FLOOR
- (H) W/RAILSTERS W/ NO SPACE 4" OR GREATER
- (H) 36" HIGH RAILING W/ BALUSTERS W/ NO SPACE 4" OR GREATER
- (R) RAIN SHOWER HEAD
- (H) HOOD AND SHELF
- (S) SHOWER ENCLOSURE TEMPERED GLASS
- (S) SHOWER GLASS - TEMPERED GLASS ALUM FRAME 2" TO 8" AFF
- (N) SHAMPOO NICHE 12" X 13" TOP AT - VARIES
- (S) SHOWER SEAT
- (S) SHOWER HEAD
- (S) WOOD SHELVING
- (S) 4"-0" KNEE WALL WITH STANDARD CAP



OBSERVATION DECK PLAN
SCALE: 3/16" = 1'-0"



McCull & Young
Engineering, LLC
6849 Energy Court
Sebring, FL 33870
Phone: 888.910.9140
Fax: 941.276.8227
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5910 Gulf of Mexico Drive, Longboat Key, Florida 34228
Manatee County

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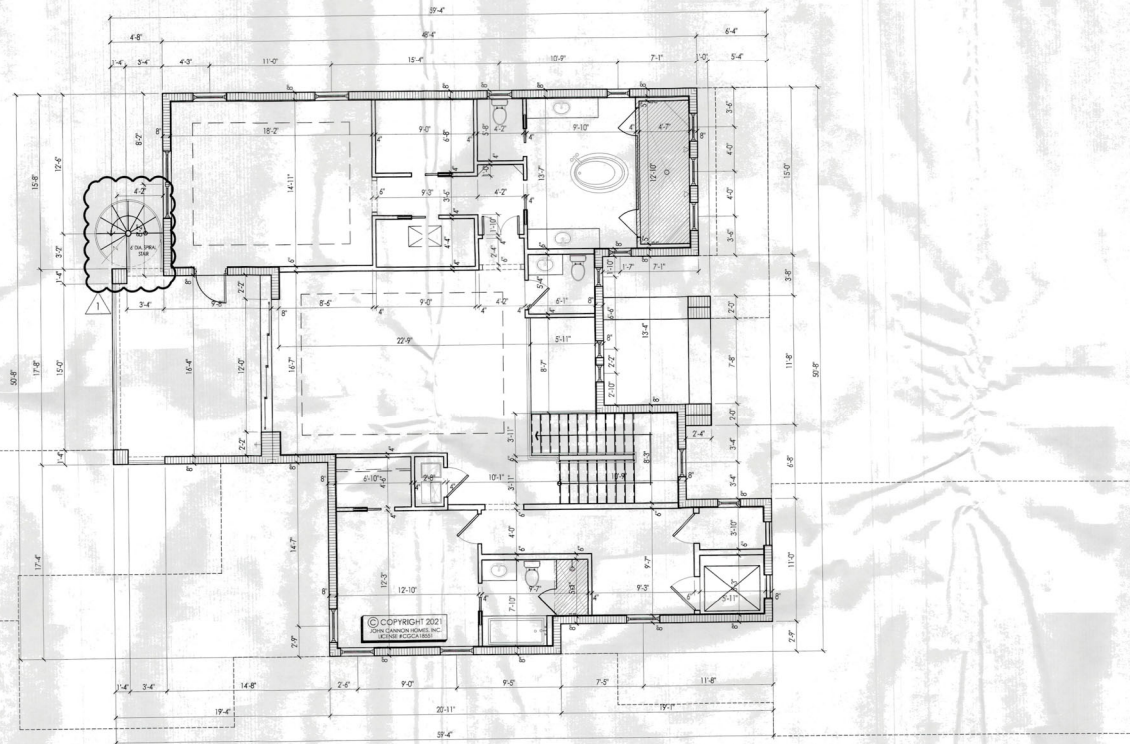
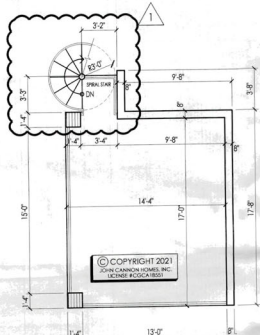
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SECOND LEVEL FLOOR PLAN
SCALE: 3/16" = 1'-0"

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SECOND LEVEL FLOOR PLAN
SHEET NUMBER:
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OBSERVATION DECK DIMENSION PLAN
SCALE: 3/16" = 1'-0"



SECOND LEVEL DIMENSION PLAN
SCALE: 3/16" = 1'-0"

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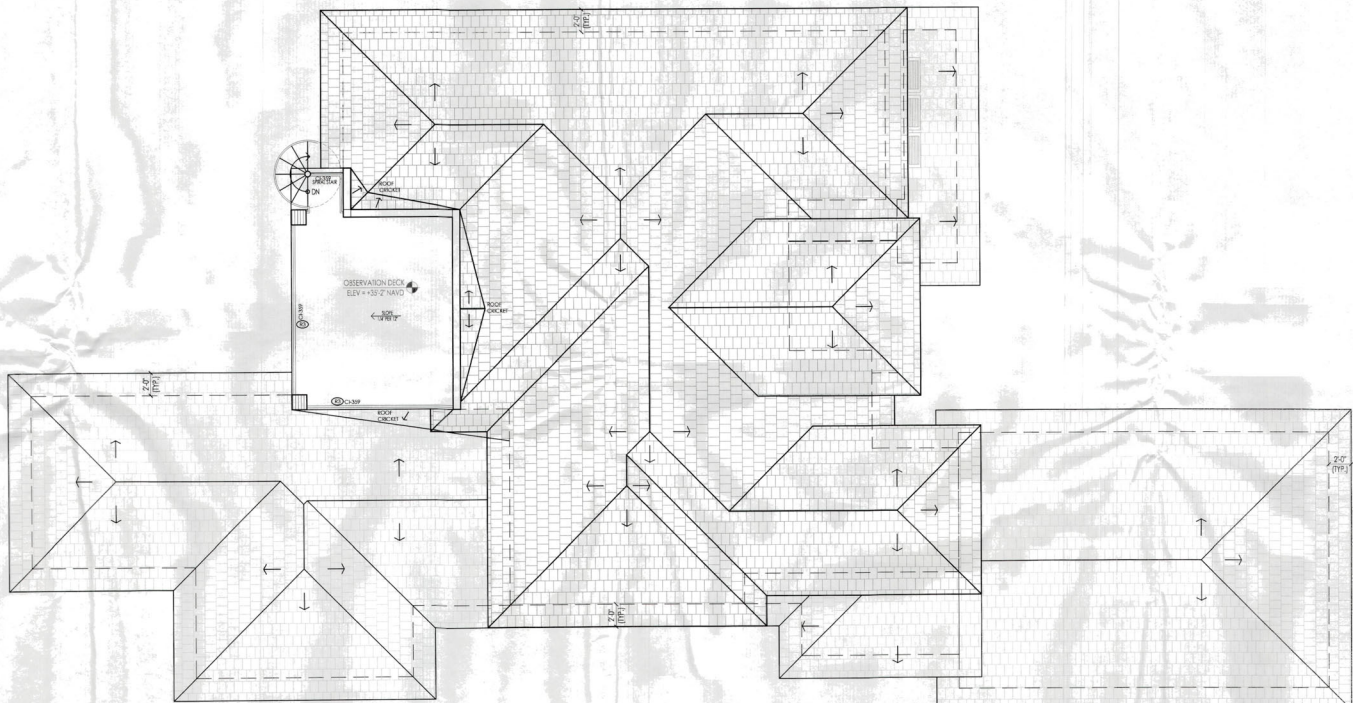
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McCull & Young
Engineering, LLC
6849 Energy Court
Sarasota, FL 34230
Tel: 941.554.8227
Fax: 941.554.8227
FEPE #26008

JOHN CANNON HOMES
1928 Professional Parkway West, Suite 100
Sarasota, FL 34230
941.554.5338 P | 941.524.4237 F
johncannonhomes.com

ROOF VENTS			
ENTRY : 92 SF	GARAGE : 804 SF	REAR LANAI: 414 SF	UPPER LANAI: 247 SF
ROOF VENT: 22 SI	ROOF VENT: 192 SI	ROOF VENT: 99 SI	ROOF VENT: 59 SI
EVE VENT: 22 SI	EVE VENT: 192 SI	EVE VENT: 99 SI	EVE VENT: 59 SI
VENTS REQUIRED: 1	VENTS REQUIRED: 3	VENTS REQUIRED: 2	VENTS REQUIRED: 1



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 Planning, Zoning & Building

ROOF PLAN
 SCALE: 3/16" = 1'-0"



JOHN CARROLL
 ROOFING
 SERVICES
 941.324.8888 F 941.324.4129 F
 john@johnroofs.com

JOHN CARROLL (201)
 JOHN CARROLL ROOFING, INC.
 10000 W. STATE ROAD 100
 SUITE 100
 SARASOTA, FL 34230
 941.324.8888 F 941.324.4129 F
 john@johnroofs.com

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8	ISSUED FOR RECORD	02/19/17	JL	MS
9	ISSUED FOR RECORD	02/19/17	JL	MS
10	ISSUED FOR RECORD	02/19/17	JL	MS

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 ROOF PLAN
 SHEET NUMBER:
A3

ELEVATION NOTES

- 5/8" TEXTURED CEMENTITIOUS PARGE COAT OVER CONCRETE MASONRY UNITS OR 7/8" SAND FINISH CEMENTITIOUS PARGE COAT OVER PAPERBACK WIRE LATH OVER HOUSE WRAP AND 1/2" SHEATHING, U.N.O.
- PARGE COAT TO FINISH 4" BELOW FINISH GRADE.
- ENTRY CEILING TO BE PARGE COAT OVER EXPANDED RIB METAL LATH.
- SAND FINISH ON ALL BANDS, TRIM DETAILS, AND WINDOW RETURNS FROM BANDS, U.N.O.
- ADD NAILERS AS REQUIRED FOR FIBER CEMENT SOFFITS.
- NO EXPOSED CONDUIT IN GARAGE OR ON EXTERIOR OF HOME.
- NO MECHANICAL/ELECTRICAL EQUIPMENT ON FRONT ELEVATION, IF APPLICABLE. ALL MATERIALS BELOW THE DFE WILL BE MADE OF FLOOD RESISTANT MATERIAL.
- IF APPLICABLE, NO PLUMBING, MECHANICAL AND ELECTRICAL EQUIPMENT, WILL BE INSTALLED IN THE ELEVATOR SHAFT UNLESS IT IS REQUIRED FOR THE ELEVATOR OPERATION.



McCall & Young
Engineering, LLC
6849 Energy Court
Sarasota, FL 34240
Phone: 941.574.8339
Fax: 941.574.8227
www.mccallandyoung.com
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8	11/19/2021	ISSUED FOR PERMIT
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10	11/19/2021	ISSUED FOR PERMIT

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EXTERIOR ELEVATIONS

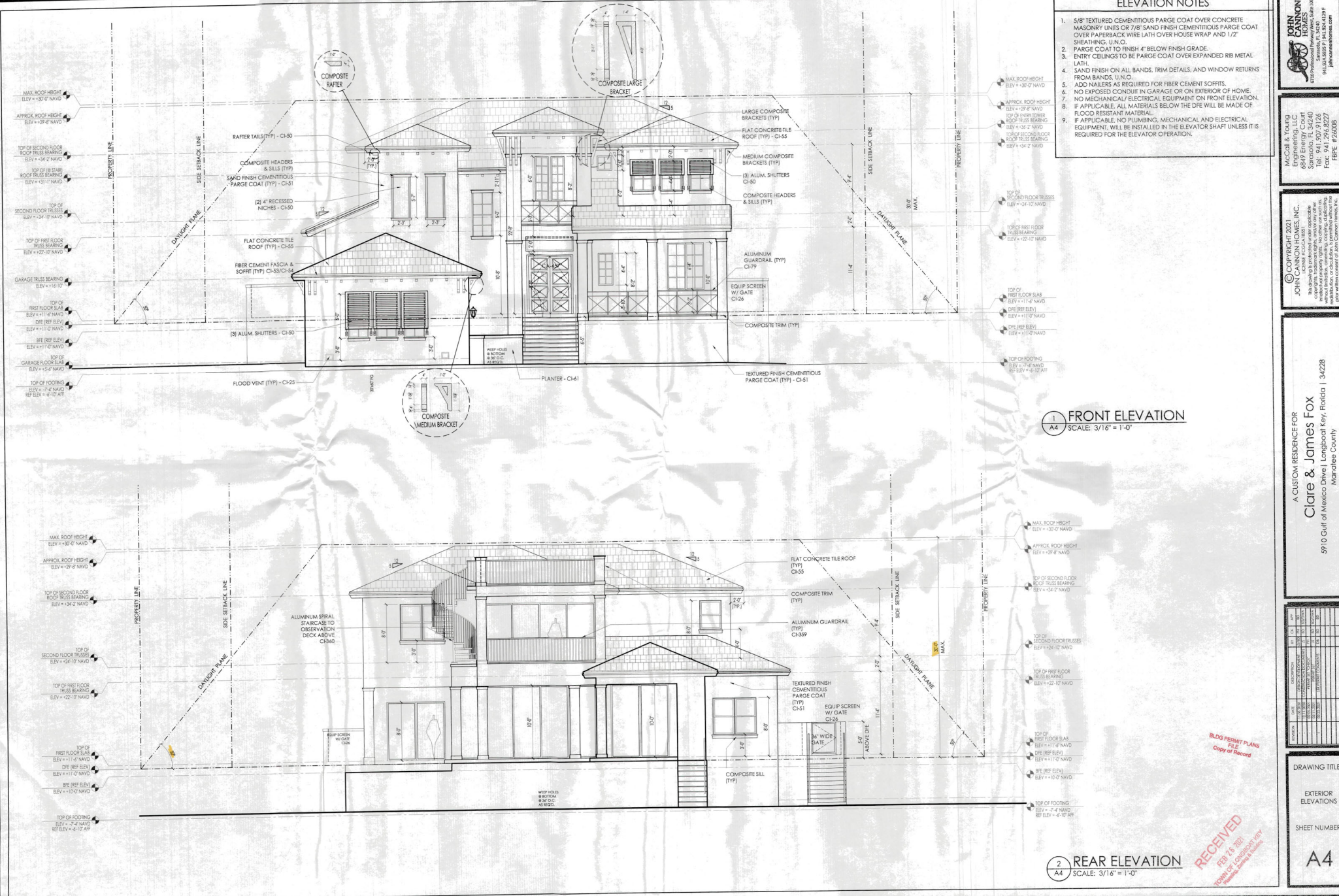
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A4

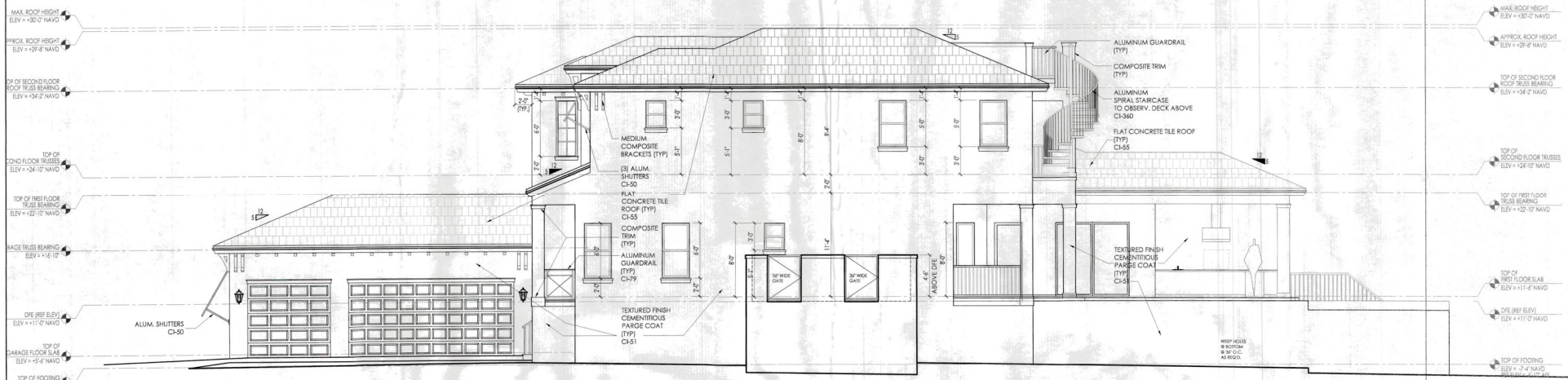
1 FRONT ELEVATION
SCALE: 3/16" = 1'-0"

2 REAR ELEVATION
SCALE: 3/16" = 1'-0"

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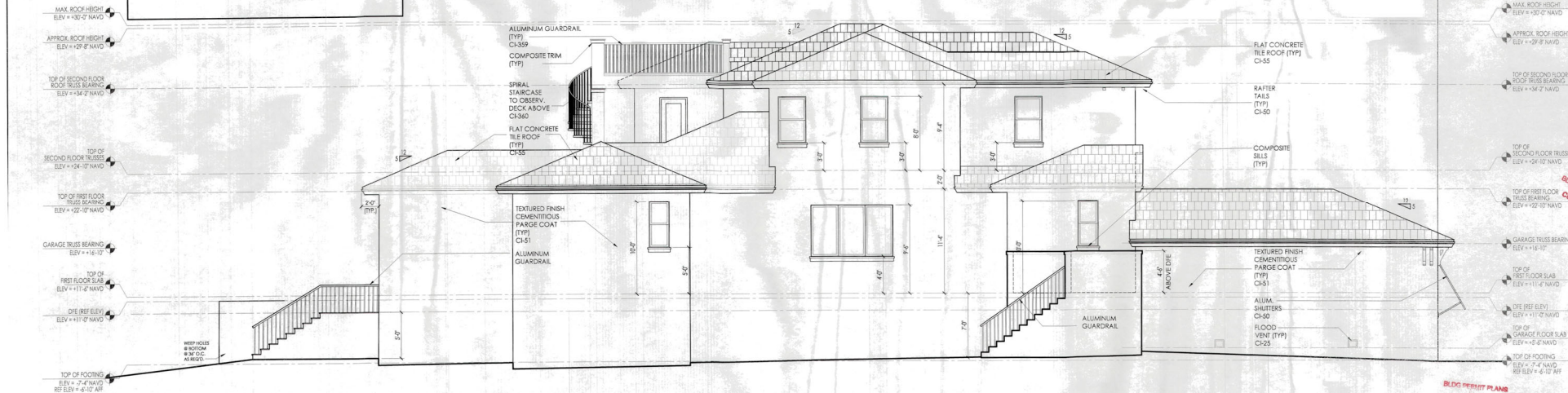
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1 RIGHT SIDE ELEVATION
A4.1 SCALE: 3/16" = 1'-0"

- ELEVATION NOTES**
- 5/8" TEXTURED CEMENTITIOUS PARGE COAT OVER CONCRETE MASONRY UNITS OR 7/8" SAND FINISH CEMENTITIOUS PARGE COAT OVER PAPERBACK WIRE LATH OVER HOUSE WRAP AND 1/2" SHEATHING, U.N.O.
 - PARGE COAT TO FINISH 4" BELOW FINISH GRADE.
 - ENTRY CEILINGS TO BE PARGE COAT OVER EXPANDED RIB METAL LATH.
 - SAND FINISH ON ALL BANDS, TRIM DETAILS, AND WINDOW RETURNS FROM BANDS, U.N.O.
 - ADD NAILERS AS REQUIRED FOR FIBER CEMENT SOFFITS.
 - NO EXPOSED CONDUIT IN GARAGE OR ON EXTERIOR OF HOME.
 - NO MECHANICAL/ELECTRICAL EQUIPMENT ON FRONT ELEVATION.
 - IF APPLICABLE, ALL MATERIALS BELOW THE DFE WILL BE MADE OF FLOOD RESISTANT MATERIAL.
 - IF APPLICABLE, NO PLUMBING, MECHANICAL AND ELECTRICAL EQUIPMENT, WILL BE INSTALLED IN THE ELEVATOR SHAFT UNLESS IT IS REQUIRED FOR THE ELEVATOR OPERATION.



2 LEFT SIDE ELEVATION
A4.1 SCALE: 3/16" = 1'-0"



McCull & Young
Engineering, LLC
6849 Energy Court
Suite 100
Fort Lauderdale, FL 33309
Tel: 954.327.9124
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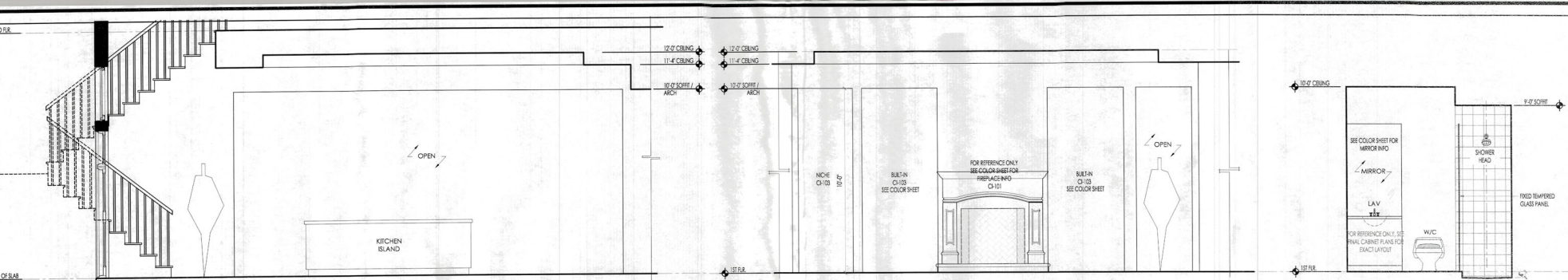
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SHEET NUMBER:

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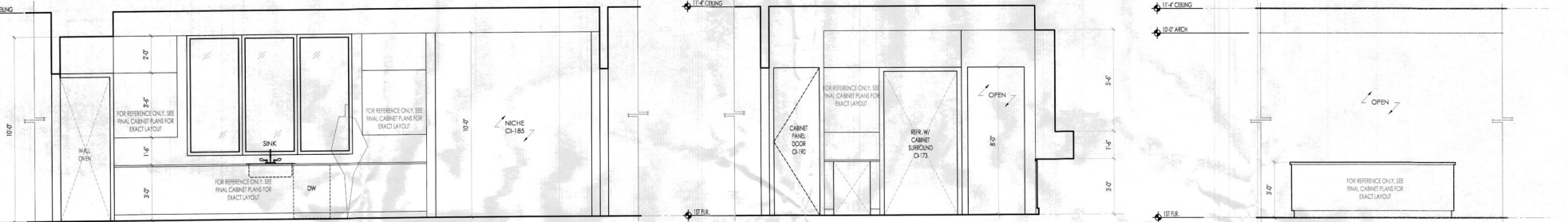
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1 Foyer 102 / GREAT ROOM 104
A5 SCALE: 3/8" = 1'-0"

2 GREAT ROOM 104
A5 SCALE: 3/8" = 1'-0"

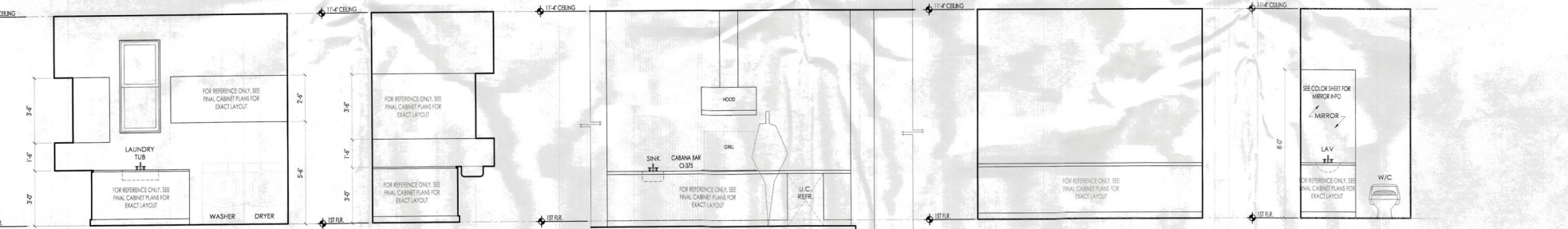
3 BATH 107
A5 SCALE: 3/8" = 1'-0"



4 KITCHEN / DINING 114
A5 SCALE: 3/8" = 1'-0"

5 KITCHEN / DINING 114
A5 SCALE: 3/8" = 1'-0"

5A KITCHEN ISLAND
A5 SCALE: 3/8" = 1'-0"



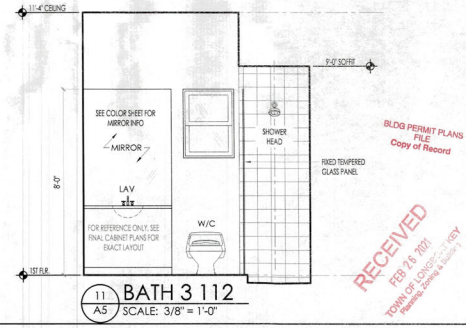
6 UTILITY 118
A5 SCALE: 3/8" = 1'-0"

7 UTILITY 118
A5 SCALE: 3/8" = 1'-0"

8 REAR LANAI 126
A5 SCALE: 3/8" = 1'-0"

9 STUDY 123
A5 SCALE: 3/8" = 1'-0"

10 POOL BATH 122
A5 SCALE: 3/8" = 1'-0"



11 BATH 3 112
A5 SCALE: 3/8" = 1'-0"



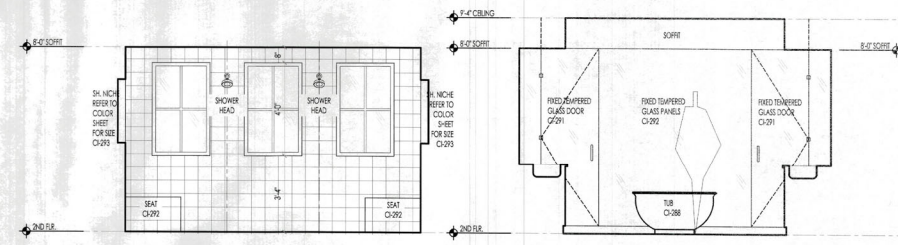
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Scratchy, FL 32640
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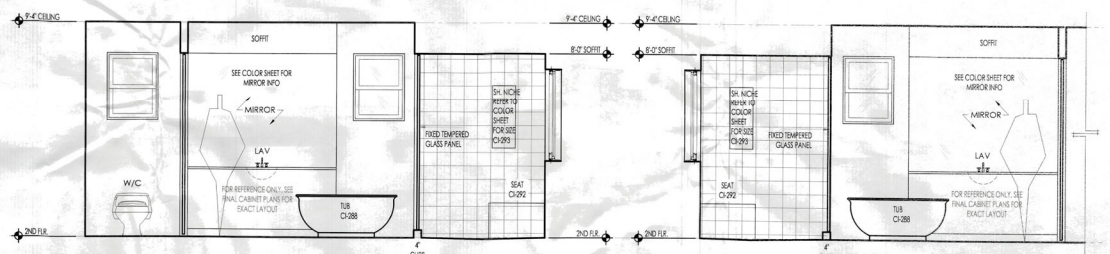
NO.	DATE	DESCRIPTION
1	11/15/20	CONCEPT DESIGN
2	12/15/20	SCHEMATIC DESIGN
3	01/15/21	PRELIMINARY DESIGN
4	02/15/21	FINAL DESIGN
5	03/15/21	CONSTRUCTION DOCUMENTS

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INTERIOR ELEVATIONS
SHEET NUMBER:
A5



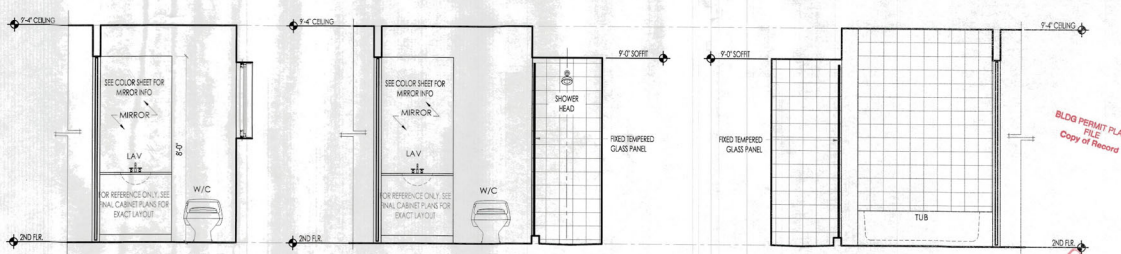
12 MASTER BATH
A5.1 SCALE: 3/8" = 1'-0"

12A MASTER BATH
A5.1 SCALE: 3/8" = 1'-0"



13 MASTER BATH
A5.1 SCALE: 3/8" = 1'-0"

14 MASTER BATH
A5.1 SCALE: 3/8" = 1'-0"



15 POWDER RM. 203
A5.1 SCALE: 3/8" = 1'-0"

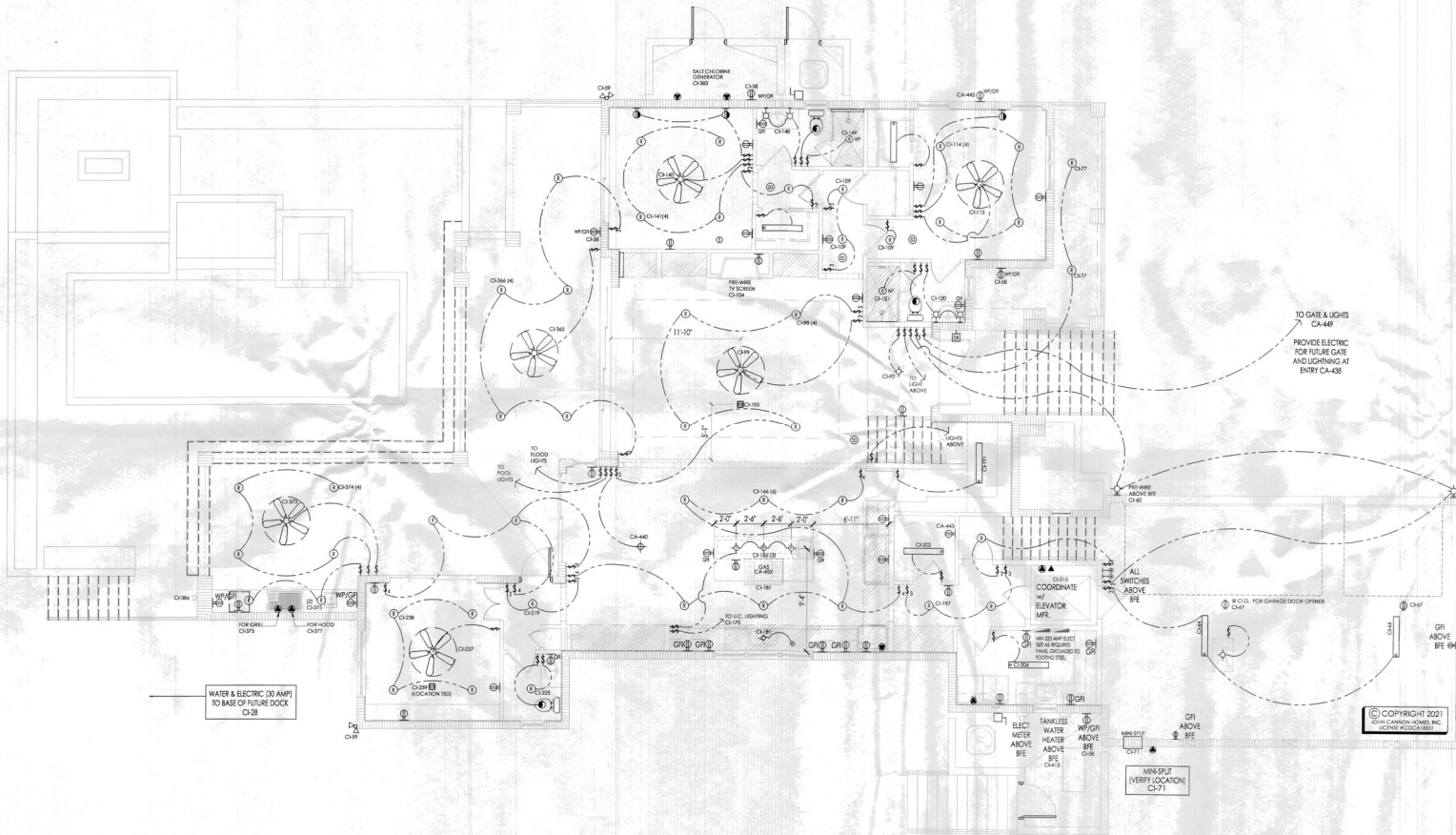
16 BATH 2 214
A5.1 SCALE: 3/8" = 1'-0"

17 BATH 2 214
A5.1 SCALE: 3/8" = 1'-0"

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8	02/15/21	ISSUED FOR PERMIT
9	02/15/21	ISSUED FOR PERMIT
10	02/15/21	ISSUED FOR PERMIT



ELECTRICAL SYMBOL LEGEND

LIGHTING

- ⓪ LED RECESSED CEILING LIGHT
- Ⓢ SEAL-ED/WATERPROOF LED RECESSED CEILING LIGHT
- Ⓢ PRE-WIRE FOR PENDANT LIGHT FIXTURE
- Ⓢ PRE-WIRE FOR CEILING MOUNTED FIXTURE/HANDHELD
- Ⓢ DIRECTIONAL CEILING LIGHT
- +Ⓢ PRE-WIRE FOR WALL SCONCE
- Ⓢ FLOOD LIGHT - SOFFIT MOUNTED
- Ⓢ WALL MOUNTED EXTERIOR LIGHT
- Ⓢ LINEAR LED SURFACE MOUNTED LIGHT

SWITCHING

- Ⓢ SINGLE POLE SWITCH
- Ⓢ 3-WAY SWITCH
- Ⓢ 4-WAY SWITCH
- Ⓢ DIMMER SWITCH
- Ⓢ PUSH-BUTTON SWITCH
- Ⓢ AIR SWITCH

OUTLETS

- Ⓢ DUPLEX OUTLET
- Ⓢ WATERPROOF OUTDOOR DUPLEX OUTLET
- Ⓢ GROUND FAULT INDICATOR DUPLEX OUTLET
- Ⓢ SPECIAL CONNECTION
- Ⓢ 220 OUTLET
- Ⓢ SPLIT DUPLEX OUTLET, ONE SIDE SWITCHED
- Ⓢ QUADRUPLEX OUTLET
- Ⓢ DUPLEX FLOOR OUTLET
- Ⓢ DISCONNECT - EQUIPMENT OUTLET AS REQUIRED

MISCELLANEOUS

- Ⓢ EXHAUST FAN
- Ⓢ DOORBELL
- Ⓢ GARAGE DOOR OPENER
- Ⓢ SMOKE/CARBON MONOXIDE DETECTOR
- Ⓢ PRE-WIRE FOR CEILING FAN

- ### ELECTRICAL NOTES
1. STRUCTURED WIRING SYSTEM: (6) ACTIVE DUAL PORT JACKS (6 TV/6 DATA) WITH STRUCTURED WIRE ENCLOSURE AND 110 OUTLET, ONE MINI-HOUSE CONTROLLER C1-399.
 2. DECORA SWITCHES TO BE INSTALLED @ 42" A.F.F. TO BOTTOM AND RECEPTACLES @ 12" A.F.F. TO BOTTOM C1-374.
 3. HOME SECURITY SYSTEM WITH (2) EXTRA DOOR CONTACTS ALL OPERABLE DOORS AND ALL OPERABLE WINDOWS & (1) MOTION SENSOR.
 4. ALL OUTLETS NOT REQUIRED TO BE GFCI OUTLETS MUST BE ARC-FAULT WITH TAMPER PROOF SWITCHES.
 5. PLANS CONFORM WITH 2014 NEC & ELECTRICAL CODE.
 6. PROVIDE A SWITCH FOR POOL LIGHT, IF UPGRADE CONTROL SYSTEM IF PROVIDED NO SWITCH REQUIRED. HOME AUTOMATION SYSTEM AND SOUND.
 7. FOR LOW VOLTAGE AND SUPPORTING ELECTRICAL INFORMATION, PLEASE SEE LOW VOLTAGE DRAWINGS PROVIDED BY OTHERS.
 8. NO EXPOSED CONDUIT IN GARAGE OR ON EXTERIOR OF HOME.
 9. 4" RECESSED CANS I/O STANDARD 6" CANS C1-402.

MAIN LEVEL ELECTRICAL PLAN
SCALE: 3/16" = 1'-0"

JOHN CANNON HOMES
6752 Professional Parkway West, Suite 100
Largo, FL 34682
Tel: 941.324.1237 | Fax: 941.324.1237
john@johncannonhomes.com

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Largo, FL 34682
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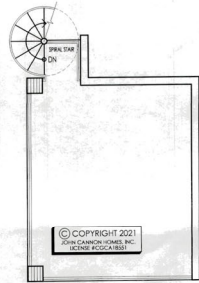
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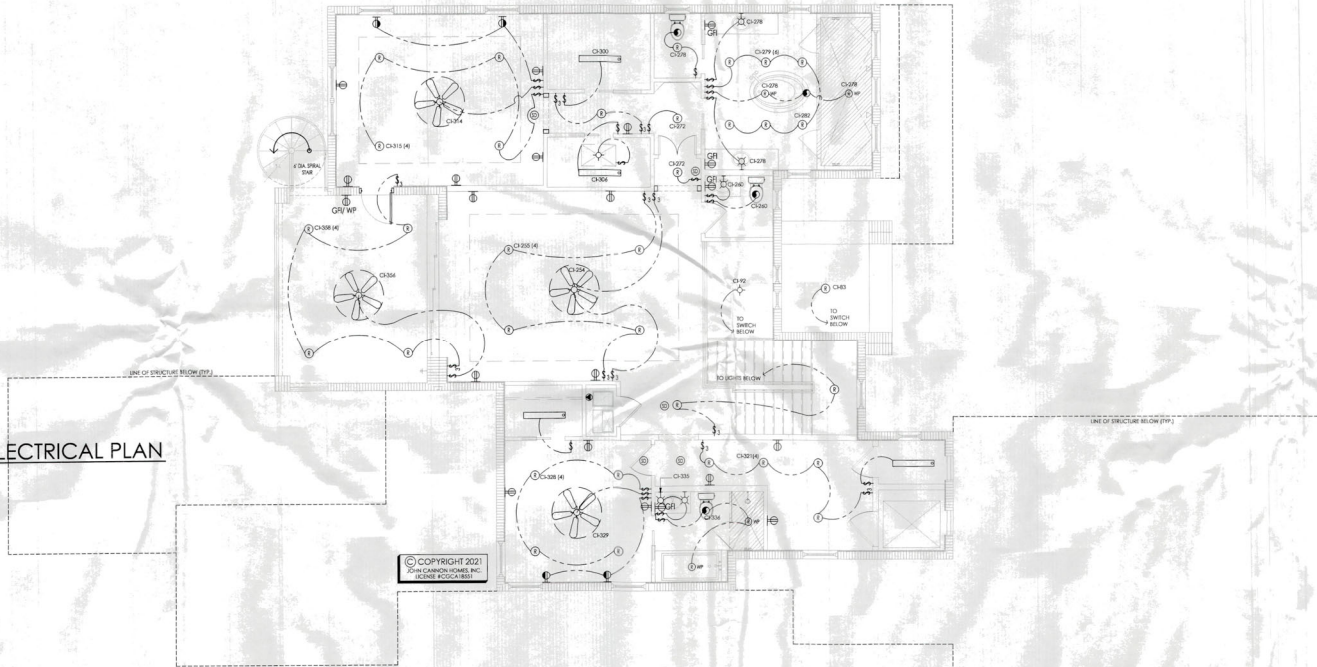
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MANATEE COUNTY, FLORIDA

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MAIN LEVEL ELECTRICAL PLAN
SHEET NUMBER:
A6



OBSERVATION DECK ELECTRICAL PLAN
SCALE: 3/16" = 1'-0"



ELECTRICAL SYMBOL LEGEND

LIGHTING

Ⓞ	LED RECESSED CEILING LIGHT
Ⓢ	SEALED/WATERPROOF LED RECESSED CEILING LIGHT
Ⓢ	FRE-WIRE FOR PENDANT LIGHT FIXTURE
Ⓢ	FRE-WIRE FOR CEILING MOUNTED FIXTURE/CHANDELIER
Ⓢ	DIRECTIONAL CEILING LIGHT
Ⓢ	FRE-WIRE FOR WALL SCENE
Ⓢ	FLOOD LIGHT - SOFFIT MOUNTED
Ⓢ	WALL MOUNTED EXTERIOR LIGHT
Ⓢ	LINEAR LED SURFACE MOUNTED LIGHT

SWITCHING

Ⓢ	SINGLE POLE SWITCH
Ⓢ	3-WAY SWITCH
Ⓢ	4-WAY SWITCH
Ⓢ	DIMMER SWITCH
Ⓢ	PUSHBUTTON SWITCH
Ⓢ	AIR SWITCH

OUTLETS

Ⓢ	DUPLEX OUTLET
Ⓢ	WATERPROOF OUTDOOR DUPLEX OUTLET
Ⓢ	GROUND FAULT INDICATOR DUPLEX OUTLET
Ⓢ	SPECIAL CONNECTION
Ⓢ	220 OUTLET
Ⓢ	SPLIT DUPLEX OUTLET, ONE SIDE SWITCHED
Ⓢ	QUADRUPLUX OUTLET
Ⓢ	DUPLEX FLOOR OUTLET
Ⓢ	DISCONNECT - EQUIPMENT OUTLET AS REQUIRED

MISCELLANEOUS

Ⓢ	EXHAUST FAN
Ⓢ	DOORBELL
Ⓢ	GARAGE DOOR OPENER
Ⓢ	SMOKE/CARBON MONOXIDE DETECTOR
Ⓢ	FRE-WIRE FOR CEILING FAN

ELECTRICAL NOTES

- STRUCTURED WIRING SYSTEM: (6) ACTIVE DUAL PORT JACKS (6 T5/E DATA) WITH STRUCTURED WIRE ENCLOSURE AND 110 OUTLET, ONE MINI HOUSE CONTROLLER CH399.
- DECORA SWITCHES TO BE INSTALLED @ 42" A.F.F. TO BOTTOM AND RECEPTACLES @ 12" A.F.F. TO BOTTOM CH374.
- HOMES SECURITY SYSTEM WITH (2) KEYPADS DOOR CONTACTS ALL OPERABLE DOORS AND ALL OPERABLE WINDOWS & (1) MOTION SENSOR.
- ALL OUTLETS NOT REQUIRED TO BE GFCI OUTLETS MUST BE ARC-Fault WITH TAMPER PROOF SWITCHES.
- PLANS CONFORM WITH 2014 NEC ELECTRICAL CODE.
- PROVIDE A SWITCH FOR POOL LIGHT. IF UPGRADE CONTROL SYSTEM IS PROVIDED NO SWITCH REQUIRED. HOME AUTOMATION SYSTEM AND SOUND.
- FOR LOW VOLTAGE AND SUPPORTING ELECTRICAL INFORMATION, PLEASE SEE LOW VOLTAGE DRAWINGS PROVIDED BY OTHERS.
- NO EXPOSED CONDUIT IN GARAGE OR ON EXTERIOR OF HOME.
- 4" RECESSED CANS I/O STANDARD 6" CANS CH402.

JOHN CANNON HOMES
Professional Electrical Services, LLC
941.294.8227
john.cannon@johncannonhomes.com

McCall & Young
Engineering, LLC
8849 Energy Court
Tallahassee, FL 32310
Tel: 904.297.9126
Fax: 904.296.8227
FBPE #26006

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ELECTRICAL SYMBOL LEGEND
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A CUSTOM RESIDENCE FOR
Claire & James Fox
5910 Gulf of Mexico Drive | Longboat Key, Florida | 34228
Manatee County

NO.	DATE	DESCRIPTION
1	01/17/2021	CONSTRUCTION PERMIT
2	01/22/2021	REVISION
3	01/23/2021	REVISION
4	01/23/2021	REVISION
5	01/23/2021	REVISION

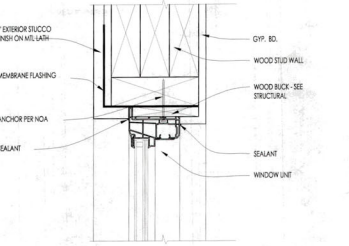
BLDG PERMIT PLANS
FILE
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TOWN OF LONGBOAT KEY
COMMUNITY DEVELOPMENT & PLANNING

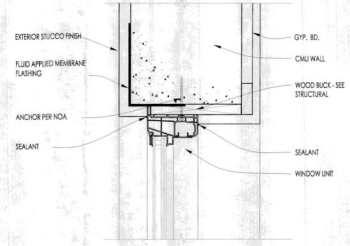
SECOND LEVEL ELECTRICAL PLAN
SCALE: 3/16" = 1'-0"

DRAWING TITLE:
SECOND LEVEL ELECTRICAL PLAN
SHEET NUMBER:
A6.1

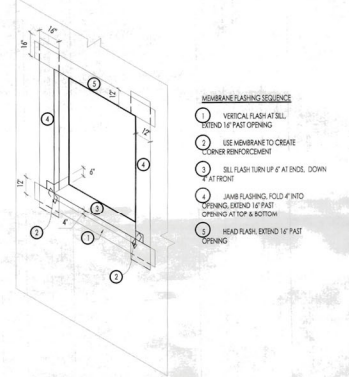
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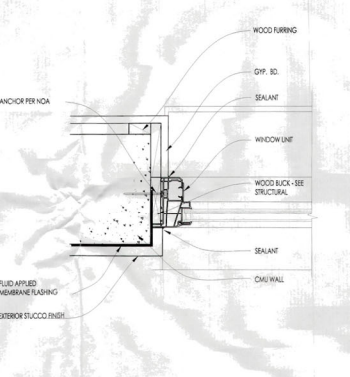
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 SCALE: 3" = 1'-0"



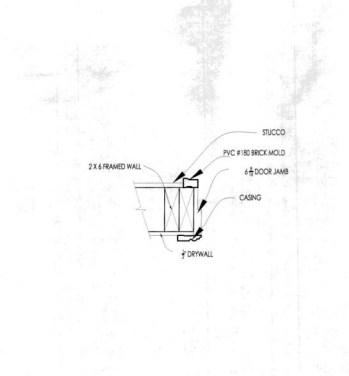
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 SCALE: 3" = 1'-0"



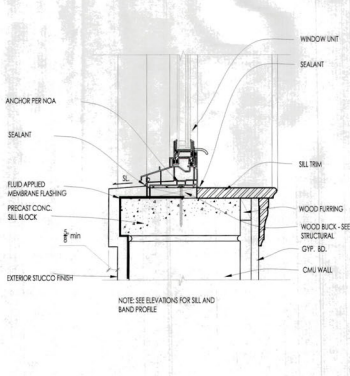
3 FRAME WALL FLASHING
 SCALE: N.T.S.



3 JAMB @ CMU WALL
 SCALE: 3" = 1'-0"

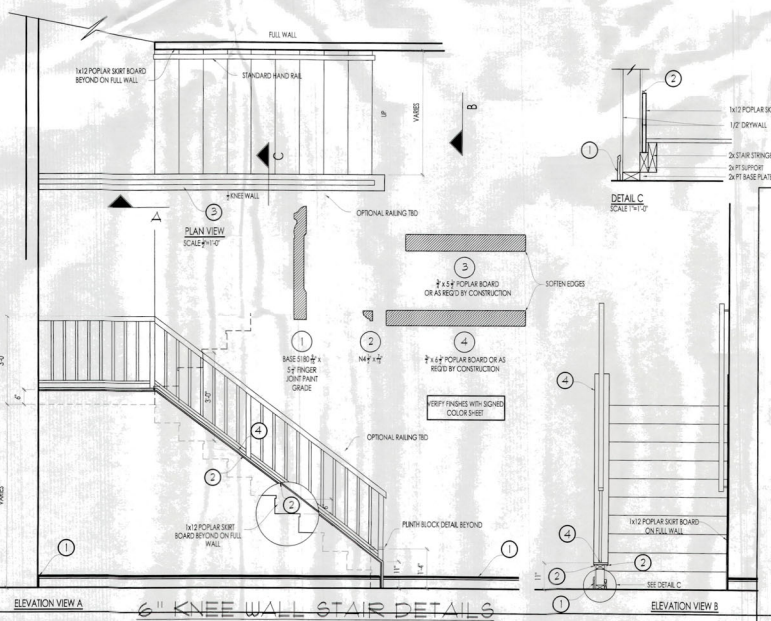


4 DOOR JAMB @ FRAME
 SCALE: 1/2" = 1'-0"

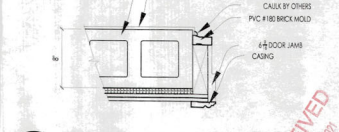


5 SILL @ CMU WALL
 SCALE: 3" = 1'-0"

LOCATION	QTY.	UNIT CALLOUT	SQ. FT.	WIND ZONE 5		MANUFACTURER	STATE OF FL. APPROVAL OR NOA #	EXPIRAT. DATE		
				SIGN POSIT.	MFR. POSIT.					
FOYER	1	78" x 24" FG TRANSOM	13	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
UTILITY	1	28" x 62" SH	11	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
STAIR	2	32" x 72" FG	15	33.0	42.9	80.0	80.0	PGT	19-1126.10	04-30-25
GARAGE	3	30" x 72" FG	17	33.0	42.9	80.0	80.0	PGT	20-0401.03	07-30-25
GARAGE	1	26" x 67" SH	11	33.0	42.9	80.0	80.0	PGT	20-0401.03	07-30-25
KITCHEN	2	36" x 72" FG	17	33.0	42.9	80.0	80.0	PGT	19-1126.10	04-30-25
KITCHEN	1	36" x 72" SH	17	33.0	42.9	80.0	80.0	PGT	20-0401.03	07-30-25
BATH 2	1	24" x 52" FG	9	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
BEDROOM 2	2	30" x 78" FG	16	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
BEDROOM 2	1	25 SH EGRESS	15.5	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
BATH 3	1	28" x 36" SH	7	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
GREAT ROOM	1	24" x 96" FG	16	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
STUDY	2	25 SH EGRESS	15.5	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
POOL BATH	1	26" x 67" SH	11	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
PDR. ROOM	1	20" x 20" FG	4	34.4	46.1	65.0	70.0	PGT IMPACT	19-1126.10	04-30-25
FOYER VOLUME	2	18" x 72" FG	11	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
MASTER BATH	3	30" x 48" FG	11	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
MASTER BATH	2	26" x 36" SH	7	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
MASTER BATH (WC)	1	26" x 36" SH	7	34.4	46.1	50.0	50.0	PGT IMPACT	19-1126.10	04-30-25
MASTER BEDROOM	2	25 SH EGRESS	15.5	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
MASTER BEDROOM	2	25 SH EGRESS	15.5	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
BEDROOM 4	3	25 SH EGRESS	15.5	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
LOFT	1	25 SH EGRESS	15.5	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
STORAGE	1	24" x 72" FG	14	33.0	42.9	65.0	70.0	PGT IMPACT	20-0401.03	07-30-25
FOYER	2	3300 SGD	24	32.1	41.1	80.0	80.0	THERMATRU IMPACT	RL-21142.4	12-31-21
GARAGE	1	18080 OVERHEAD GARAGE DOOR	144	28.3	33.9	90.0	90.0	CLOPLAY IMPACT	17-1016.24	09-15-21
GARAGE	1	9080 OVERHEAD GARAGE DOOR	72	30.1	37.0	54.0	60.0	CLOPLAY IMPACT	17-1016.24	09-15-21
BEDROOM 3	1	8080 SGD	64	30.1	37.0	54.0	60.0	PGT IMPACT	19-1126.04	03-24-25
GREAT ROOM	1	150100 SGD PKT	188	28.3	33.9	90.0	90.0	PGT IMPACT	19-1126.04	03-24-25
KITCHEN / DINING	1	80100 SGD	80	30.1	37.0	54.0	60.0	PGT IMPACT	19-1126.04	03-24-25
STUDY HALL	1	2880 FR. DR.	24	30.1	37.0	54.0	60.0	THERMATRU IMPACT	RL-21142.4	12-31-21
STUDY	1	8880 SGD	64	30.1	37.0	54.0	60.0	PGT IMPACT	19-1126.04	03-24-25
MASTER BEDROOM	1	2880 FR. DR.	24	30.1	37.0	54.0	60.0	THERMATRU IMPACT	RL-21142.4	12-31-21
BONUS ROOM	1	12880 SGD	96	28.3	33.9	90.0	90.0	PGT IMPACT	19-1126.04	03-24-25



6 GARAGE DOOR JAMB
 SCALE: 1/2" = 1'-0"

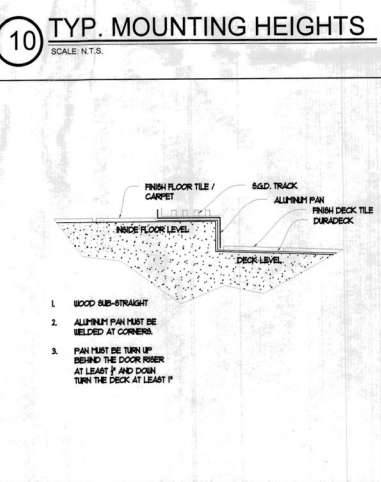
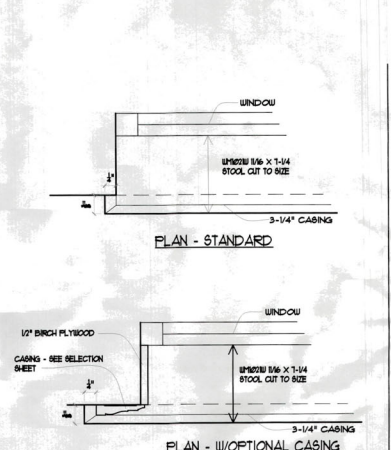
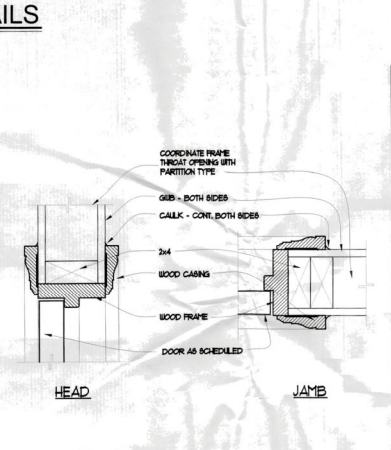
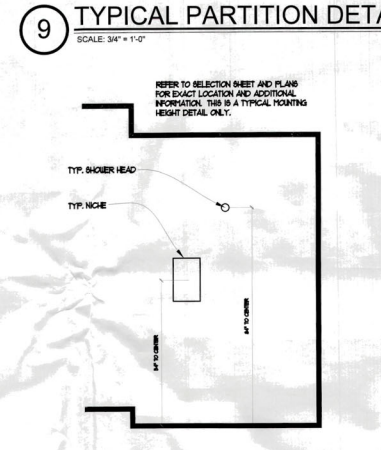
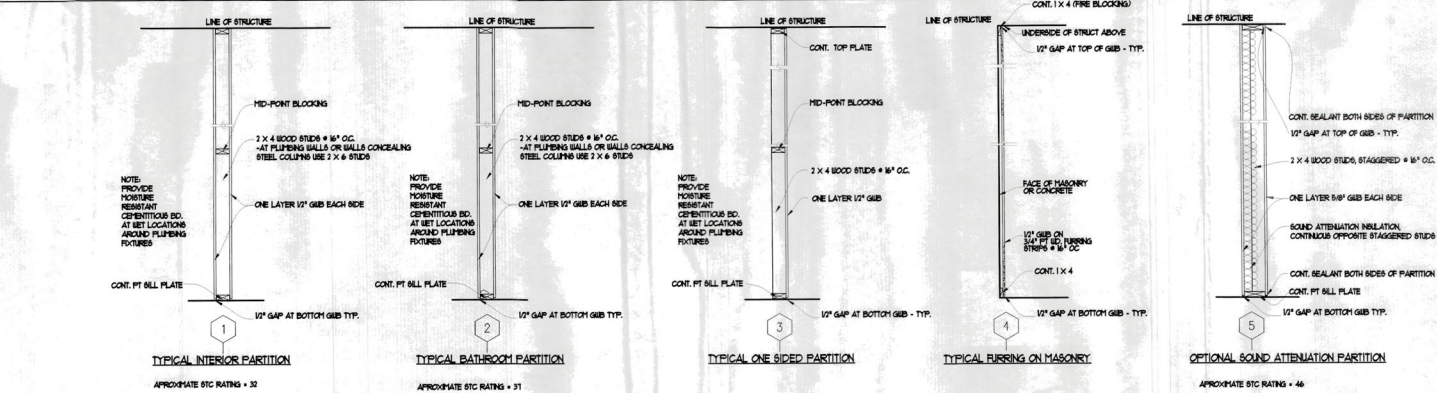
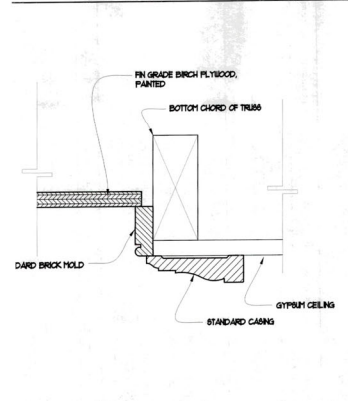
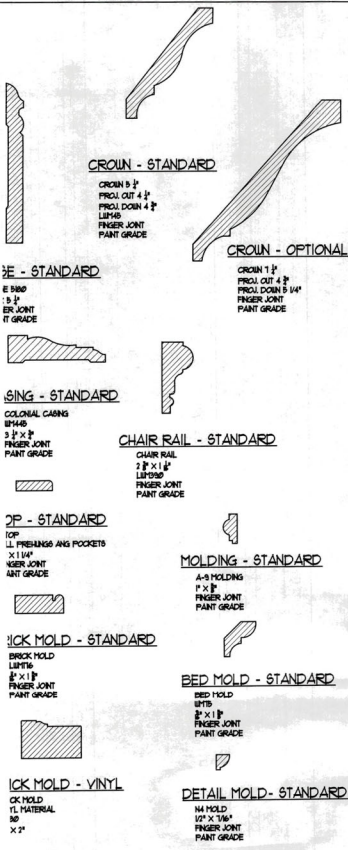


7 DOOR JAMB @ CMU
 SCALE: 1/4" = 1'-0"



BLOG PERMIT PLANS
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REVISIONS
 1. 01/11/21
 2. 01/11/21
 3. 01/11/21
 4. 01/11/21
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 6. 01/11/21
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McCall & Young
Engineering, LLC
5847 Engineering Blvd.
Rt. 1, Box 1000
Lenoir, NC 28756
Tel: 919.927.9126
Fax: 919.926.8227
FBI# 172608

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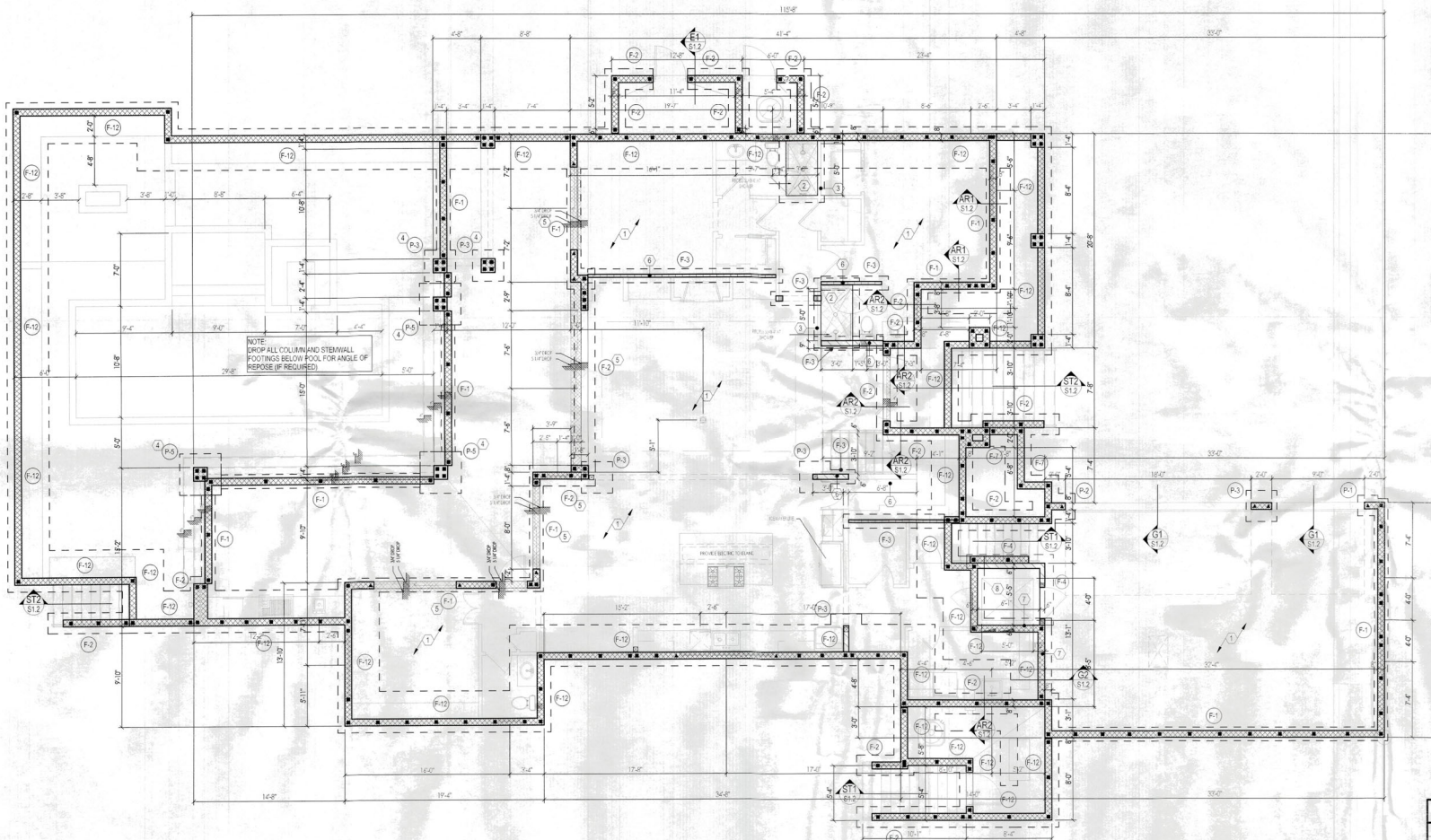
A CUSTOM RESIDENCE FOR
Clare & James Fox
34228
Norfolk County

9110 Gulf of Mexico Drive | Longboat Key, Florida

NO.	DATE	DESCRIPTION
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2	02/16/21	ISSUED FOR PERMITS
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19	02/16/21	ISSUED FOR PERMITS
20	02/16/21	ISSUED FOR PERMITS

DRAWING TITLE:
DOOR AND WINDOW DETAILS

SHEET NUMBER:
D2



GENERAL NOTES

- FOOTING DEPTH IS IN ADDITION TO 4" CONCRETE SLAB.
- DO NOT SCALE FOOTING SIZE FROM PLAN - SEE FOUNDATION / STEMWALL SECTIONS FOOTING SIZES.
- ISOLATED PAD FOOTINGS AND MONOLITHIC FOOTINGS CAN BE POURED INTEGRALLY. BOTTOMS AT SAME ELEVATION.
- USE SENTERCON FOR TERMITE PROTECTION IN ACCORDANCE WITH FBC SECTION R318.
- SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.
- REINFORCEMENT IN FOOTINGS IS 3" FROM BOTTOM U.N.O.

FILLED CELLS LEGEND

- INDICATES FILLED CELL w/ (1) #5 REBAR FROM FOOTING TO THE BEAM STEEL.
- INDICATES FILLED CELL w/ (2) #5 REBAR FROM FOOTING TO THE BEAM STEEL.

THESE DRAWINGS HAVE BEEN ELECTRONICALLY SIGNED AND SEALED BY **STEPHEN E. HEDRICK II, PE**, USING A DIGITAL SIGNATURE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED. THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.
SIGNED: STRUCTURAL ONLY
DATE SEALED: February 12, 2021

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 TOWN OF LONGBOAT KEY
 Planning & Zoning
 Stephen E. Hedrick II
 No. 41838
 STATE OF FLORIDA
 PROFESSIONAL ENGINEER
 c=US,
 o=Unaffiliated,
 ou=A01410D000001
 76499A486E000043
 4f, cn=Stephen E Hedrick
 2021.02.12 11:58:26
 -05'00"

CONCRETE SLAB NOTES

- SLAB ON GRADE:
- CONCRETE SLAB - 3000 PSI w/ FIBERMESH w/ 6 MIL VAPOR BARRIER OVER MECHANICALLY COMPACTED FILL TREAT SOIL w/ SENTERCON TERMITE PROTECTING.

KEYED NOTES

- SLAB ON GRADE: 4" CONCRETE SLAB - SLOPE TO DRAINAGE REQUIRED.
- SLAB RECESS SLAB 4" AT CHOWER
- SLAB: 3/4" THICKENED EDGE w/ (1) #5 CONT.
- TOP OF FOOTING: MINIMUM OF 6" BELOW GRADE.
- FOUNDATIONAL FOOTING HEIGHT MAY BE BROUGHT UP - 1 COURSE IS ACCEPTABLE.
- LOAD BEARING WALL: PROVIDE 5/8" DIA. x 4' LONG TYPEN HD AT 16" O.C. MAX. PT. BOTTOM PLATE TO FOOTING. MIN. (2) PER WALL SEGMENT - TYPICAL AT INTERIOR BEARING WALLS.
- SIMPSON MASA AT 16" O.C. MINIMUM (2) PER WALL SEGMENT
- RECESS ELEVATOR PIT PER MANUFACTURER'S SPECIFICATIONS

REFER TO SHEET S1.1 FOR ADDITIONAL STEMWALL REBAR NOT SHOWN ON FOUNDATION PAGE

FOOTING SCHEDULE

MARK	SIZE / TYPE	REINFORCING	REMARKS
F-1	18" x 18" STRIP FTG.	(2) #5 CONT.	
F-2	12" x 18" STRIP FTG.	(3) #5 CONT.	
F-3	12" x 18" THICK SLAB	(2) #5 CONT.	
F-4	20" x 18" THICK EDGE	(2) #5 CONT.	
F-7	12" x 30" STRIP FTG.	7 COURSE STEMWALL REFER TO DETAIL ON SHEET S1.1	
F-12	12" x 48" STRIP FTG.	12 COURSE STEMWALL DETAIL REFER TO DETAIL ON SHEET S1.1	

COLUMN FOOTING SCHEDULE

MARK	SIZE	REINFORCING	REMARKS
P-1	24" X 24" X 12" PAD	(3) #5 EACH WAY	REFER TO TYP. PAD FOOTING DETAIL ON S1.1
P-2	30" X 30" X 12" PAD	(4) #5 EACH WAY	REFER TO TYP. PAD FOOTING DETAIL ON S1.1
P-3	36" X 36" X 12" PAD	(5) #5 EACH WAY	REFER TO TYP. PAD FOOTING DETAIL ON S1.1
P-5	48" X 48" X 18" PAD	(5) #5 EACH WAY	REFER TO TYP. PAD FOOTING DETAIL ON S1.1

McCall & Young Engineering, LLC
 Structural Engineering
 175 S.W. 10th Ave.
 Ft. Lauderdale, FL 33304
 P: 954.348.8888
 F: 954.348.8889
 E: info@mcallyoung.com

A New Residence for:
CLARE & JAMES FOX
 5910 GULF OF MEXICO DRIVE, LBK, FL 34228

FOUNDATION PLAN
 3/16" = 1'-0"

REVISED BY DATE
 SHEET **S1.0**

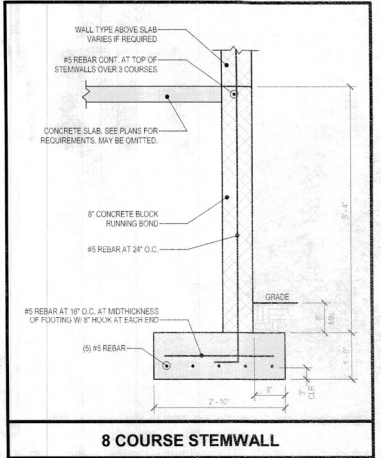
A New Residence for:
CLARE & JAMES FOX
5910 GULF OF MEXICO DRIVE, LBK, FL 34228

FOUNDATION DETAILS
3/4" = 1'-0"

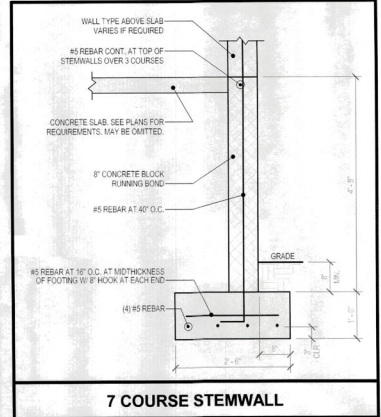
REVISIONS	BY	DATE

SHEET
S1.1

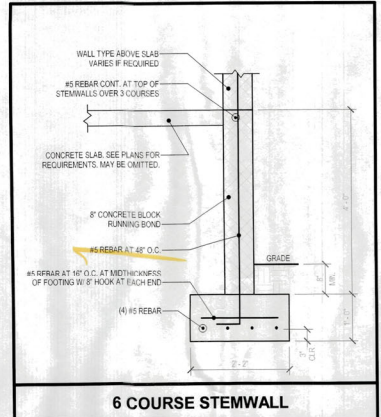
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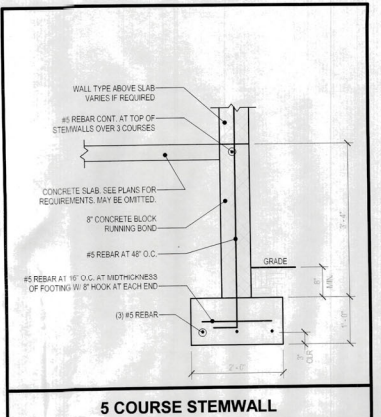
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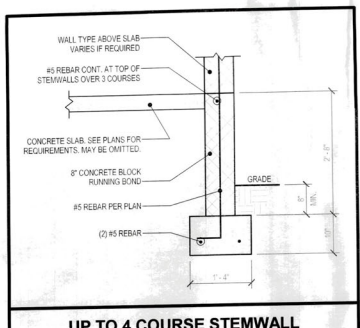
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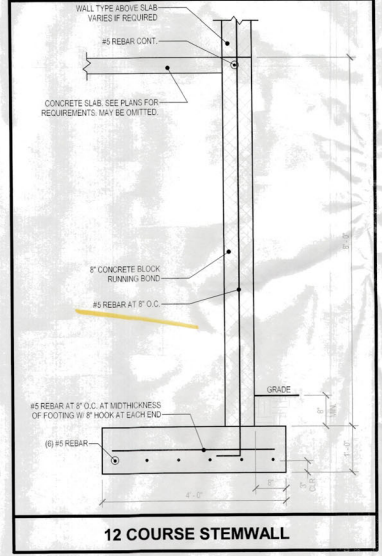
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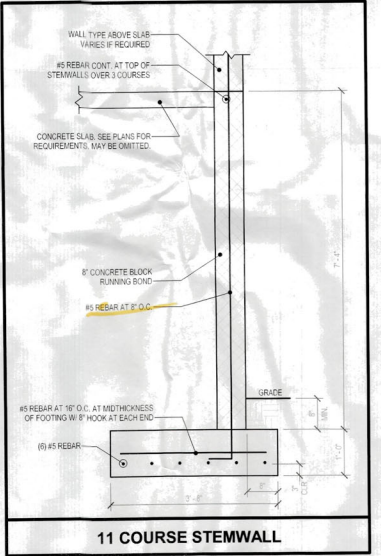
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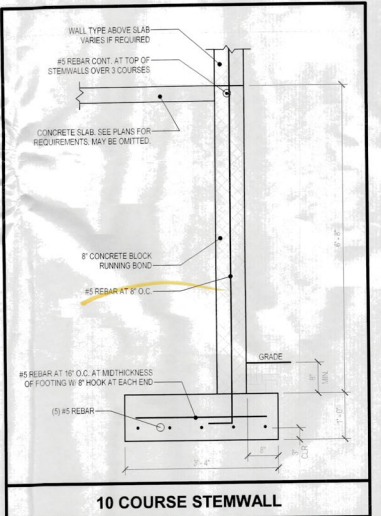
UP TO 4 COURSE STEMWALL



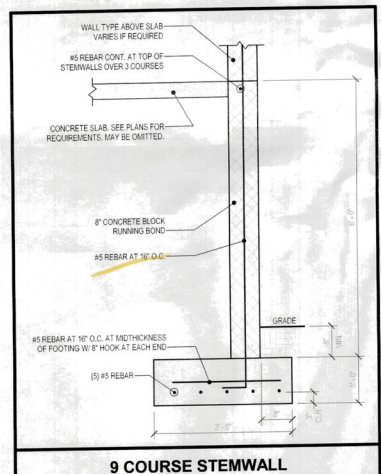
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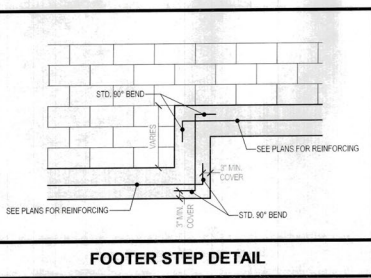
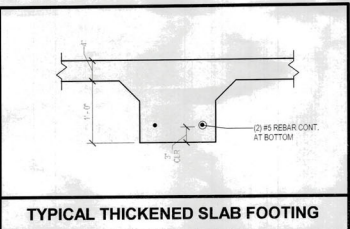
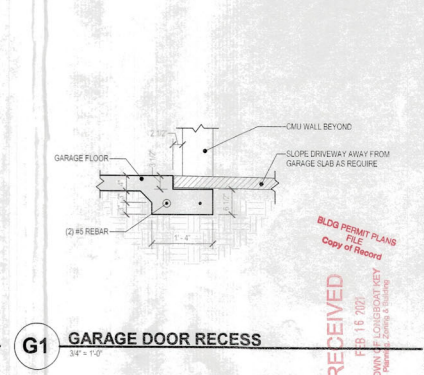
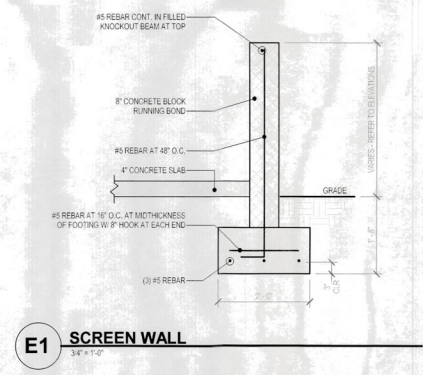
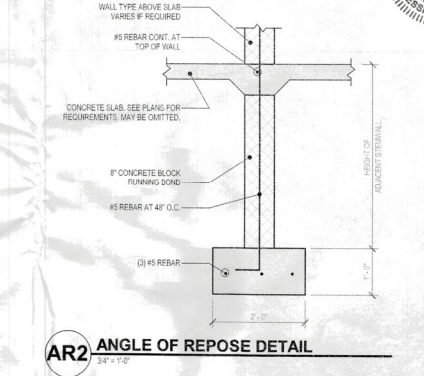
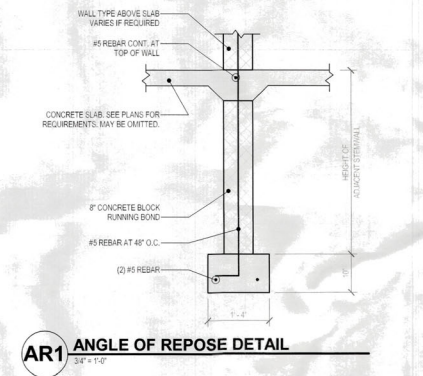
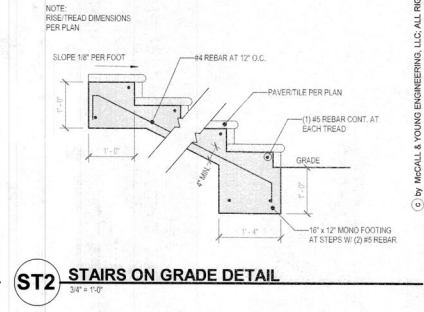
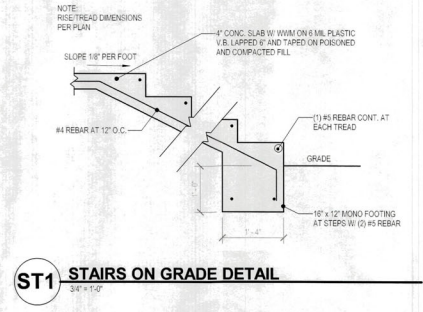
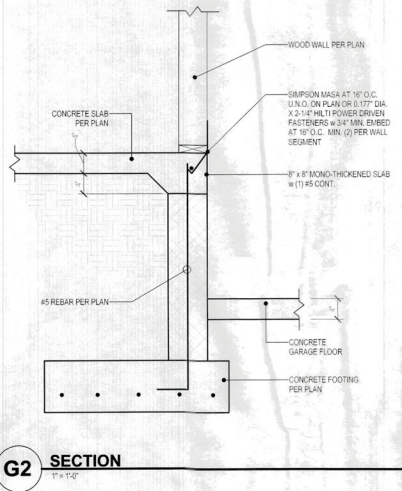
11 COURSE STEMWALL



10 COURSE STEMWALL



9 COURSE STEMWALL



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Structural Engineering

REGISTERED PROFESSIONAL ENGINEER
No. 8189
STATE OF FLORIDA

A New Residence for:
CLARE & JAMES FOX
5910 GULF OF MEXICO DRIVE, LNBK, FL 34228

FOUNDATION DETAILS
As indicated

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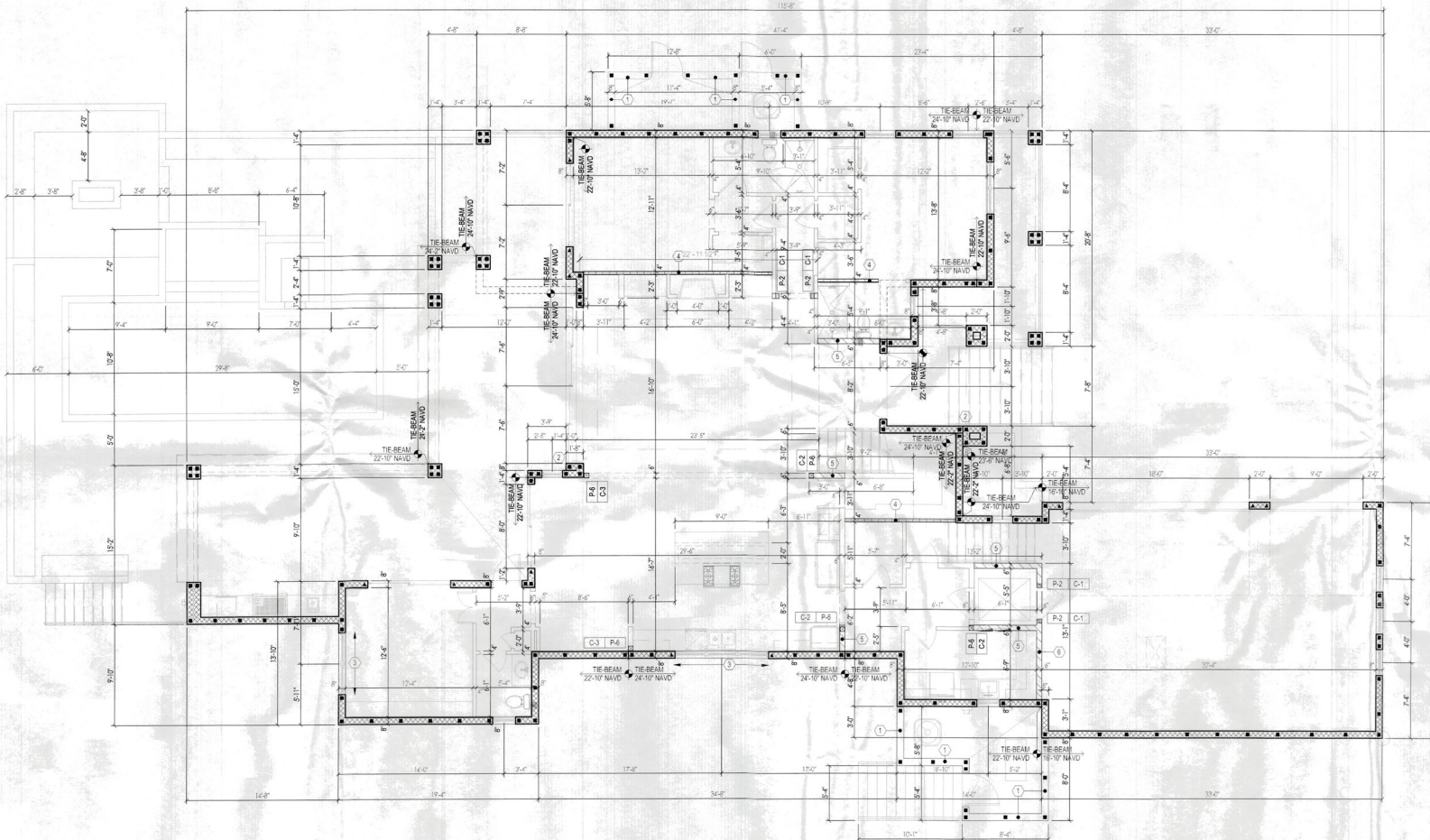
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- ### KEYED NOTES
- MASONRY WALL: PROVIDE (1) #5 CONTINUOUS IN FULLY GRADE/CURED COURSE AT TOP OF WALL.
 - MASONRY WALL: INTER-LACE BUMP-OUT W/ ADJACENT MASONRY WALL.
 - MASONRY WALL: PROVIDE (1) #5 CONTINUOUS IN FULLY GRADE/CURED COURSE BENEATH OPENING. EXTEND 24" PAST OPENING OR TO THE END OF THE WALL.
 - LOAD BEARING WALL: 2x4 SYP STUDS AT 16" O.C. TOP AT 11'-7" AFF.
 - LOAD BEARING WALL: 2x6 SYP STUDS AT 16" O.C. TOP AT 11'-7" AFF.
 - LOAD BEARING WALL: 2x6 SYP STUDS AT 16" O.C. BALLOON FRAME.

- ### FILLED CELLS LEGEND
- INDICATES FILLED CELL W/ (1) #5 REBAR FROM FOOTING TO TIE BEAM STEEL.
 - INDICATES FILLED CELL W/ (2) #5 REBAR FROM FOOTING TO TIE BEAM STEEL.

POST SCHEDULE

MARK	DESCRIPTION
P-2	(1) 2x SYP KING STUD PLUS 4x 1/2" LG JACK STUD - MATCH WALL THICKNESS
P-6	15.5" x 5.1" VERSALAM 1.8 (250)

CONNECTOR SCHEDULE

MARK	DESCRIPTION
C-1	(1) SIMPSON LTT19 w/ 5/8" ALL-THREAD DRILLED & EPOXYED 8" INTO FOOTING BELOW w/ SIMPSON SET EPOXY
C-2	(1) SIMPSON HT15 w/ 5/8" ALL-THREAD DRILLED & EPOXYED 8" INTO FOOTING BELOW w/ SIMPSON SET EPOXY
C-3	CONNECT POST TO ADJACENT CMU WALL PER MIXED CONSTRUCTION DETAIL ON SHEET S-2.7

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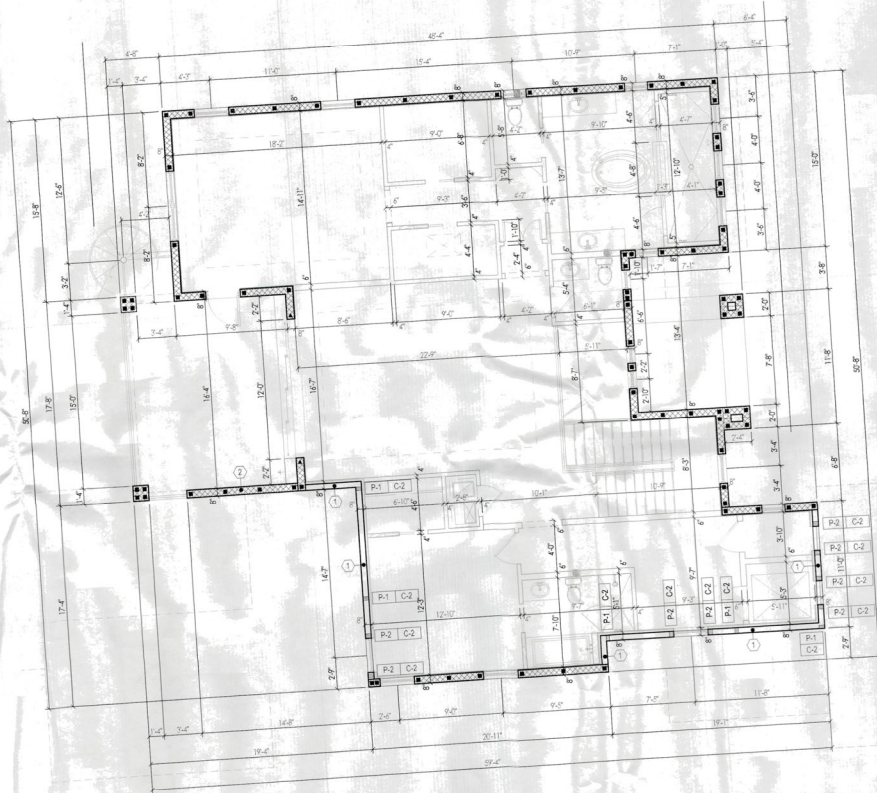
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A New Residence for:
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FIRST FLOOR STRUCTURAL PLAN
 3/16" = 1'-0"

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KEYED NOTES

- 2x6 SPP OR BETTER AT 10' O.C. w/ 15/32" PLYWOOD SHEATHING w/ FINALS AT 4" EDGE OF FIELD TOP AT 10'-0" AFF
- MASONRY WALL: PROVIDE (1) #6 CONTINUOUS IN FULLY GROUTED COURSE AT TOP OF WALL

POST SCHEDULE	
MARK	DESCRIPTION
P-1	(2) 2x SPP STUDS - MATCH WALL THICKNESS
P-2	(1) 2x SPP KING STUD PLUS ADD'L (2) JACK STUD - MATCH WALL THICKNESS
P-3	5/8" x 5 1/4" VERSAL AM 1.8 (210)

CONNECTOR SCHEDULE	
MARK	DESCRIPTION
C-2	(2) BRIMSON CEM TO BR ANTRUSS WALL BELOW

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SECOND FLOOR
STRUCTURAL PLAN

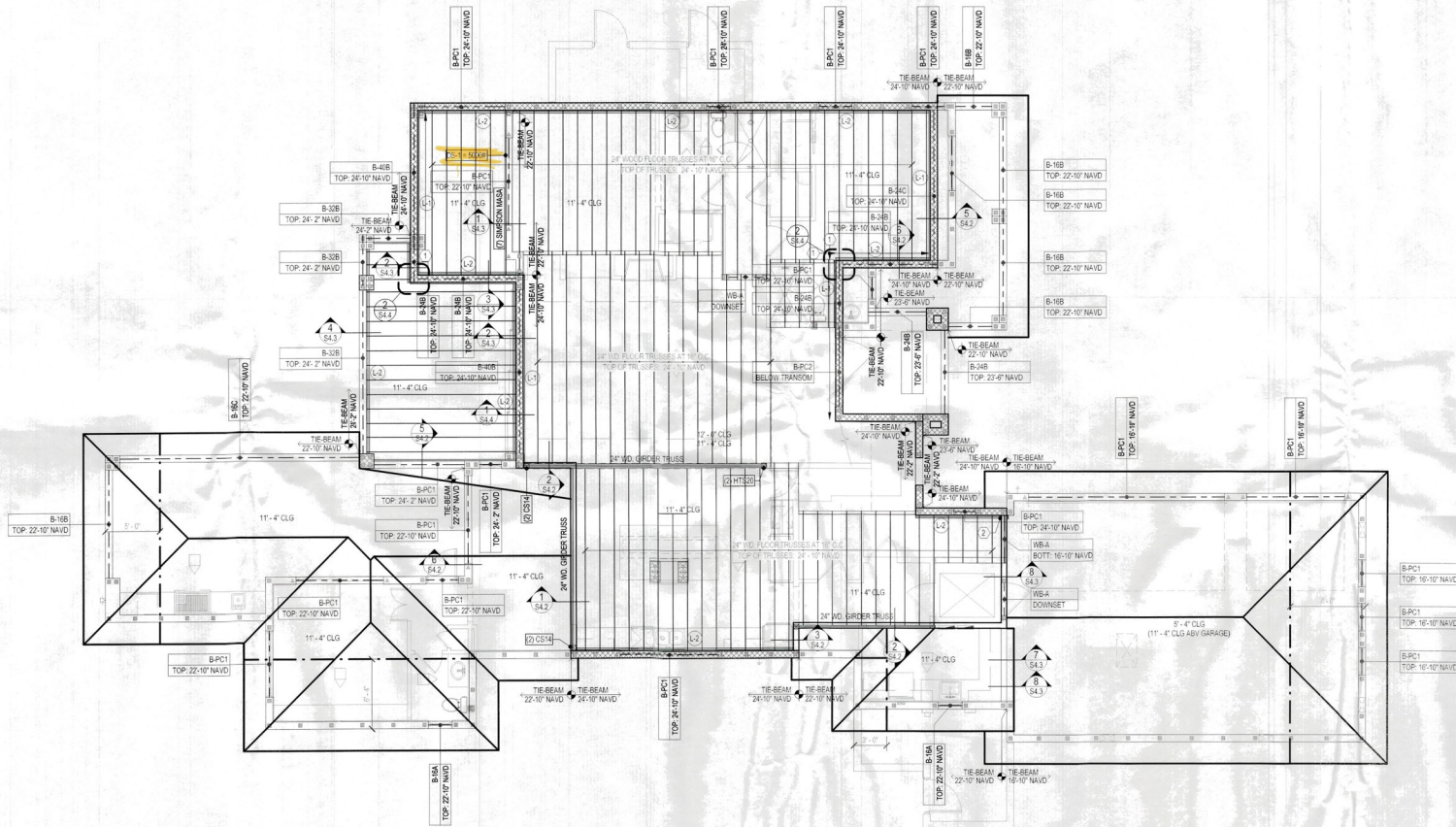
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GENERAL NOTES

- FILL ALL CELLS ABOVE PRECAST UNITS.
- STUB RAISED HEEL TRUSSES BACK 3/4" FROM FACE OF MASONRY FOR PL WOOD AND STUCCO.
- ALL WOOD OR WOOD PRODUCTS IN CONTACT WITH CONCRETE OR MASONRY TO BE MOISTURE PROTECTED OR PRESSURE TREATED.
- ENTRY (LAMB) CABANA CEILINGS (AREAS EXPOSED TO WIND): PROVIDE 2x4 BLOODING AT 48" O.C. AT THE BOTTOM CHORD OF ALL TRUSSES. PROVIDE 1/2" EXTERIOR GRADE PLYWOOD SHEATHING WITH 8d NAILS AT 4" EDGE / 8" FIELD.
- ALL CONCRETE BEAMS AND PRECAST UNITS 6" OR GREATER SHALL BE CURED FOR A MINIMUM OF 28 DAYS AFTER CONCRETE GROUT HAS BEEN POURED.

STRUCTURAL NOTES

- CONCRETE BEAM / CANTILEVER BEAM REINFORCEMENT SHALL EXTEND TO END OF WALL.
- HANGER SIMPSON HUC88 w/ 1/4" x 1-3/4" SIMPSON ITTEND TO CONCRETE.

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CONCRETE BEAM SCHEDULE

MARK	DESCRIPTION
B-14A	8" x 14" F&P CONCRETE BEAM w/ (1) #5 TOP & (1) #5 BOTTOM
B-16A	8" x 16" F&P CONCRETE BEAM w/ (1) #5 TOP & (1) #5 BOTTOM
B-16B	8" x 16" F&P CONCRETE BEAM w/ (2) #5 TOP & (2) #5 BOTTOM w/ (3) #4 @ 16" O.C.
B-16C	8" x 16" F&P CONCRETE BEAM w/ (2) #5 TOP & (2) #5 BOTTOM w/ (3) #4 @ 16" O.C.
B-24B	8" x 24" F&P CONCRETE BEAM w/ (2) #5 TOP & (2) #5 BOTTOM w/ (3) #4 @ 16" O.C.
B-24C	8" x 24" F&P CONCRETE BEAM w/ (2) #5 TOP & (2) #5 BOTTOM BUNDLED w/ (3) #4 @ 16" O.C.
B-24B	8" x 24" F&P CONCRETE BEAM w/ (2) #5 TOP & (2) #5 BOTTOM w/ (3) #4 @ 16" O.C.
B-40B	8" x 40" F&P CONCRETE BEAM w/ (2) #5 TOP & (2) #5 BOTTOM w/ (3) #4 @ 16" O.C.
B-PC1	8" x 8" PRECAST BEAM w/ (1) #5 CONT. FILLED SOLID w/ (1) #5 BEAM AT TOP OF WALL w/ (1) #5 TOP & BOTT. FILL ALL CELLS ABOVE PRECAST UNITS.
B-PC2	8" x 8" PRECAST BEAM w/ (1) #5 TOP & (1) #5 BOTTOM. FILLED SOLID.

WOOD BEAM SCHEDULE

MARK	DESCRIPTION
B-18A	10.25" SYP BEAM w/ (2) 1/2" LEDG. PLATE

LEDGER/RIM BOARD SCHED.

MARK	DESCRIPTION	REMARKS
L-1	(1) 2x6 PT LEDGER OR BETTER	SEE TRUSS PARALLEL TO LEDGER DETAIL.
L-2	(1) 2x6 PT LEDGER OR BETTER	SEE TRUSS PERPENDICULAR TO LEDGER DETAIL.

DRAG STRUT SCHEDULE

MARK	DESCRIPTION
DS-1	WIND DRAG STRUT ROOF TRUSS TO TRANSFER 5000# FROM ROOF ENPHRAGM TO CMU WALL BELOW. 1. ALSO DRAG STRUT TRUSS WITH THE EXTERIOR FACE OF CMU WALL BELOW. 2. ATTACH BOTTOM CHORD OF TRUSS TO TOP OF WALL w/ (7) SIMPSON UNISA AT 12" O.C. MINIMUM. 3. ATTACH PL WOOD FLOOR SHEATHING ABOVE WITH (8) NAILS AT 4" O.C.

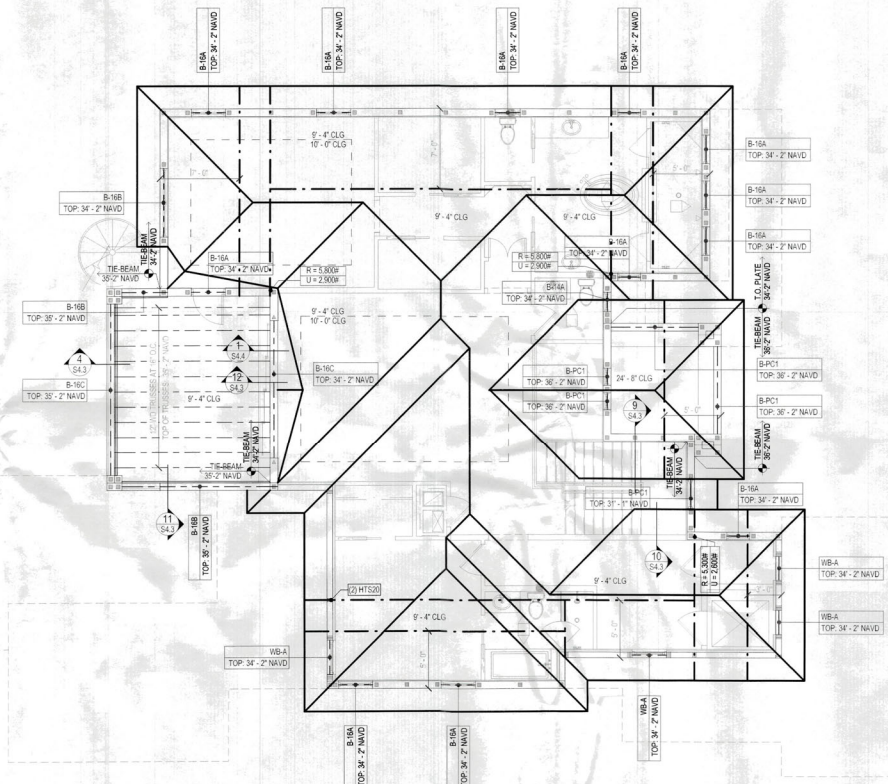
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PROFESSIONAL ENGINEER
FEBRUARY 2021

A New Residence for:
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5910 GULF OF MEXICO DRIVE, LBK, FL 34228

FIRST FLOOR FRAMING PLAN
3/16" = 1'-0"

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- ### GENERAL NOTES
1. FILL ALL CELLS ABOVE PRECAST LINTELS.
 2. STUB RAISED HEEL TRUSSES BACK 3/4" FROM FACE OF MASONRY FOR PLYWOOD AND STUCCO.
 3. ALL WOOD OR WOOD PRODUCTS IN CONTACT WITH CONCRETE OR MASONRY TO BE MOISTURE PROTECTED OR PRESSURE TREATED.
 4. ENTRY LANSI CASBARA CEILING AREAS EXPOSED TO WIND: PROVIDE 2x4 BLOCKING AT 4" O.C. AT THE BOTTOM CHORD OF ALL TRUSSES. PROVIDE 15/32" EXTERIOR GRADE PLYWOOD SHEATHING WITH 6d NAILS AT 4" EDGES, 12" FIELD.
 5. ALL CONCRETE BEAMS AND PRECAST LINTELS 8" OR GREATER SHALL BE SHORED FOR A MINIMUM OF 28 DAYS AFTER CONCRETE / GROUT HAS BEEN POURED.

STRUCTURAL NOTES

CONCRETE BEAM SCHEDULE

MARK	DESCRIPTION
B-14A	8" x 14" FAP CONCRETE BEAM W/ (1) #6 TOP & (1) #6 BOTTOM
B-16A	8" x 16" FAP CONCRETE BEAM W/ (1) #6 TOP & (1) #6 BOTTOM
B-16B	8" x 16" FAP CONCRETE BEAM W/ (1) #6 TOP & (1) #6 BOTTOM #3 TIES AT 6" C.C.
B-16C	8" x 16" FAP CONCRETE BEAM W/ (1) #6 TOP & (1) #6 BOTTOM #3 TIES AT 6" C.C.
B-21B	8" x 21" FAP CONCRETE BEAM W/ (1) #6 TOP & (1) #6 BOTTOM #3 TIES AT 10" C.C.
B-24C	8" x 24" FAP CONCRETE BEAM W/ (1) #6 TOP & (1) #6 BOTTOM, BUNDLED #3 TIES AT 10" C.C.
B-32B	8" x 32" FAP CONCRETE BEAM W/ (1) #6 TOP & (1) #6 BOTTOM #3 TIES AT 12" C.C.
B-40B	8" x 40" FAP CONCRETE BEAM W/ (1) #6 TOP, (1) #6 MIDDLE & (1) #6 BOTTOM #3 TIES AT 12" C.C.
B-PC1	8" x 8" PRECAST BEAM W/ (1) #6 CONT. FILLED SOLID W/ 16" TIE BEAM AT TOP OR WALL W/ (1) #6 TOP & BOTT FILL ALL CELLS ABOVE PRECAST LINTEL.
B-PC2	8" x 8" PRECAST BEAM W/ (1) #6 TOP & (1) #6 BOTTOM, FILLED SOLID

WOOD BEAM SCHEDULE

MARK	DESCRIPTION
WB-A	(1) 2x8 SIP BEAM w/ (1) 1/2" COX FLITCH-PLATE

LEDGER/RIM BOARD SCHED.

MARK	DESCRIPTION	REMARKS
L-1	(1) 2x8 PT LEDGER OR BETTER	(SEE TRUSS PARALLEL TO LEDGER DETAIL)
L-2	(1) 2x8 PT LEDGER OR BETTER	(SEE TRUSS PERPENDICULAR TO LEDGER DETAIL)

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FLORIDA PROFESSIONAL ENGINEERING
No. 0193
Date of Issue: 02/16/21
Project No. 2020-0443

A New Residence for:
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5910 GULF OF MEXICO DRIVE, LBK, FL 34228

ROOF FRAMING PLAN
3/16" = 1'-0"

GENERAL NOTES

- FBC REFERS TO 2020 FLORIDA BUILDING CODE, 7TH EDITION.
- FBC A REFERS TO 2020 FLORIDA BUILDING CODE, 7TH EDITION, RESIDENTIAL.
- COMPACT BACK FILL 6" FROM STRUCTURE. MINIMUM ALLOWABLE BEARING CAPACITY SHALL BE 2000PSF.
- CONTRACTOR TO VERIFY MANUFACTURED TRUSS PLAN PRIOR TO PLACEMENT OF STEM/WALL OR MONOLITHIC FOOTING.
- PLUMBER IS TO INFORM SUPERINTENDENT OF ANY VIEWING WHICH IS UNLESS A MASONRY WALL TO RESOLVE ANY POSSIBLE STRUCTURAL INTERFERENCE ISSUES.

CONCRETE / MASONRY NOTES

- ALL CONCRETE SHALL BE Fc = 3000 PSI.
- MASONRY SHALL USE TYPE S MORTAR, Fm = 1500 PSI.
- REINFORCING STEEL SHALL Satisfy ASTM A615, GRADE 60. FOOTINGS MAY USE GRADE 40.
- WHERE INDICATED ON FLOOR PLANS, PROVIDE CONCRETE FILLED CELL WITH REINFORCING STEEL FROM FOOTING TO THE BEAM/HOOD LINE. VERIFY BEFORE INSPECTION. IF GROUT LIFT EXCEEDS 4'-0", AN INSPECTION HOLE TO VERIFY GROUTING SHALL BE PROVIDED AT THE BOTTOM CELL.
- PROVIDE (1) AS VERTICAL REINFORCING STEEL ELECTRICAL GROUND TO FOUNDATION/SLAB.
- FOUNDATION DOWELS AND VERTICAL REINFORCING SPACES AS SHOWN ON FLOOR PLANS. IN THE EVENT OF CONFLICTS, THE FLOOR PLANS SHALL TAKE PRECEDENCE OVER THE FOUNDATION PLAN. ALL FOOTINGS TO BE SMOOTH AND LEVEL.
- LAP LENGTH OF INDIVIDUAL BARS WITHIN A BUNDLE SHALL BE "3" FOR THE INDIVIDUAL BAR, INCREASED 20% FOR THREE-BAR BUNDLE, AND 33% FOR FOUR-BAR BUNDLE.
- INDIVIDUAL BARS WITHIN A BUNDLE TERMINATED WITHIN THE SPAN OF THE BEAM SHALL TERMINATE AT DIFFERENT POINTS WITH AT LEAST 300X STAGGER.
- A FILLED CELL WITH (1) AS VERTICAL SHALL BE LOCATED AT GROSS TRUSSES WITH UPLIFT EXCEEDING 2000LBS/U.O.
- MINIMUM CONCRETE COVER 3" CAST AGAINST SOIL AND 1"-2" ELSE U.O. MAXIMUM CONCRETE COVER 8" U.O.
- EMBEDDED TRUSS ANCHORS SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURERS REQUIREMENTS.
- EMBEDDED ANCHORS/TIE/DOWNS SHALL MIN 2" COVER.
- MASONRY WALLS SHALL BE BRACED IN ACCORDANCE WITH STANDARD PRACTICE FOR BRACING MASONRY WALLS UNDER CONSTRUCTION. MASON CONTRACTORS ASSOCIATION OF AMERICA, JULY 2001.
- THE CONCRETE BE BEAM AT THE TOP OF ALL WALLS SHALL BE AN 8" X 16" WITH (1) AS CONTINUOUS TOP AND BOTTOM.
- BEAM SIZES SHOWN ON DRAWINGS ARE MINIMUM NOMINAL DIMENSIONS. BEAM SIZES MAY BE INCREASED BY UP TO 12" TO ACCOMMODATE ON-SITE BEAM REQUIREMENTS PROVIDED THAT THE DISTANCE BETWEEN THE TOP AND BOTTOM REINFORCING STEEL REMAINS THE SAME OR IS INCREASED.
- REINFORCING STEEL LAP LENGTH IN CONCRETE AND/OR MASONRY SHALL BE: #5 REBAR: 30"
#6 REBAR: 36"
#7 REBAR: 42"

FRAMING NOTES

- ALL FLOOR HEADERS AT BEARING WALLS TO BE (2) 2X16 SYP OR BETTER.
- EXTERIOR FRAME WALLS. BEARING OR NON-BEARING SHALL BE SHEATHED WITH 1/2" PL WOOD OR EQUAL, BLOCKED AND NAILED WITH 8d NAILS AT 4" O.C. EDGES, 8" O.C. FIELD.
- SHEAR WALL AND EXTERIOR WALL PLYWOOD SHEATHING SHALL BE BLOCKED.
- TRUSSES AND BEAMS SHALL BEAR DIRECTLY ON PSL OR EXP POSTS, UNLESS WHERE REQUIRED. SHIMS TO BE #3X STEEL UNO.
- PSL OR SYP POST SHALL BEAR DIRECTLY ON CONCRETE SLAB OR ON SYP OR PT PLATE UNO.
- LIFTLIFTS AND REACTIONS SHOWN ON MANUFACTURED TRUSS PLANS SHALL BE USED UNO. ON ENGINEERS SEALED ROOF/FLOOR LAYOUT PLAN.
- BUILDINGS SHALL BE ATTACHED TO THE MASONRY CONCRETE WITH 3/8" ANCHORS AT 16" O.C. WITH MINIMUM EMBEDMENT OF 1-3/8".
- FLOOR SHEATHING SHALL BE 3/4" PLYWOOD SHEATHING OR EQUAL, FASTEN WITH 10d NAILS AT 4" O.C. EDGES AND 8" O.C. FIELD UNO.

ROOF FRAMING NOTES

- THE DESIGN OF ROOF FRAMING SHALL BE BASED ON THE REQUIREMENTS OF THE FBC-R.
- DESIGN WIND LOADS SHALL BE APPLIED IN ACCORDANCE WITH FBC SECTION 1609. SEE WIND NOTES FOR WIND DESIGN REQUIREMENTS.
- ROOF TRUSS MANUFACTURER SHALL SUBMIT AND PROVIDE COMPLETE LAYOUT AND FURNISH THE FOLLOWING INFORMATION: ROOF PITCH, LUMBER SIZE, SPACING, SPECIES AND GRADING, LOCATION AND MAGNITUDE OF UPLIFT LOADS.
- PRE-ENGINEERED TRUSS DESIGN SHALL BE SIGNED AND SEALED BY A FLORIDA LICENSED PROFESSIONAL ENGINEER.
- ROOF SHEATHING SHALL BE 1/2" CD PLYWOOD SHEATHING OR EQUAL, FASTENED WITH 6d RING-SHANK NAILS AT 4" O.C. EDGES AND 8" O.C. FIELD WITHIN 4" OF RIDGES AND EDGES OF ROOF AND 3" O.C. WITHIN 8" OF EXTERIOR ROOF CORNERS.
- CONTRACTORS SHALL VERIFY WITH ROOF TRUSS PLAN PRIOR TO PLACEMENT OF FOOTINGS.
- TRUSS LAYOUT AND PROFILES SHALL BE SUBMITTED TO ENGINEER OF RECORD FOR REVIEW AND ACCEPTANCE PRIOR TO PRODUCTION.

WOOD NOTES

- PSL: 1.8E PARALLEL STRAND LUMBER, Fb = 2400 PSI.
- LVL: 1.5E LAMINATED VENEER LUMBER, Fb = 2600 PSI.
- PT: PRESURE TREATED SOUTHERN PINE #2 GRADE OR BETTER.
- SPP: SPP-CE PRES. PINE FR #2 GRADE OR BETTER.

DESIGN LOADS AND NOTES

- ROOF TRUSSES - D + L.
A. 50PSF W/ 1.25 STRESS INCREASE FACTOR, OR
B. 40PSF W/ 1.25 STRESS INCREASE FACTOR, OR
C. 49PSF W/ 1.00 STRESS INCREASE FACTOR.
- FLOOR TRUSSES - D + L.
A. 60PSF W/ 1.25 STRESS INCREASE FACTOR.
- DL - 10 PSF IN COMBINATION WITH WIND LOADS.
- MEAN ROOF HEIGHT SHALL BE DETERMINED BY CONTRACTOR.
- LATERAL LOADS AT TOP OF EXTERIOR WALLS SHALL BE BASED ON 40-4 PSF ON WALL.
- LATERAL LOADS IN TRUSSES ARE RESISTED BY ROOF DIAPHRAGM AT POINT OF WIND LOAD INPUT UNO.
- TRUSS MANUFACTURER'S TRUSS LAYOUT SHALL SHOW ALL CONNECTIONS BETWEEN TRUSSES AND OTHER TRUSSES AND BETWEEN TRUSSES AND WOOD BEAMS.
- TRUSSES MUST BE DESIGNED TO SUPPORT WALLS AGAINST OUT-OF-PLANE LOADS IN ACCORDANCE WITH FBC. THE APPLIES TO ALL TRUSSES WITH A RAISED NAIL CONDITION THAT BEAR ON EXTERIOR WALLS.
- NO PROVISIONS HAS BEEN MADE IN THE STRUCTURAL DRAWINGS FOR TEMPORARY CONDITIONS OCCURRING DURING CONSTRUCTION, UNLESS SPECIFICALLY NOTED ON THE CONSTRUCTION DRAWINGS. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY SHORING AND BRACING REQUIRED TO RESIST STRESSES OR INSTABILITY OCCURRING FROM ANY CAUSE DURING CONSTRUCTION. THE CONTRACTOR SHALL ASSUME COMPLETE RESPONSIBILITY FOR SUCH MEASURES.

WIND NOTES

- WIND LOADS ARE BASED ON A WIND VELOCITY OF 100 MPH AS PER FOR FULLY ENCLOSED STRUCTURE. THIS BUILDING IS DESIGNED AS FULLY ENCLOSED BUILDING BASED ON ALL OPENINGS BEING PROTECTED BY WIND MITIGATING IMPACT GLASS.
- WIND DESIGN LOADS WERE DETERMINED BASED ON THE FOLLOWING: BASIC WIND SPEED: 150MPH
BUILDING CATEGORY: WIND EXPOSED
INTERNAL PRESSURE COEFFICIENT: FULLY ENCLOSED BUILDING

DESIGN WIND PRESSURES FOR COMPONENTS AND CLADDING

POSITIVE PRESSURE = INWARD
NEGATIVE PRESSURE = OUTWARD
ALL PRESSURE VALUES ARE IN PSF

COMPONENT AREA (SQ. FT.)	ZONE 4	ZONE 5
10	+12.21 - 45.9	+12.21 - 56.6
20	+19.61 - 44.0	+19.61 - 52.7
30	+26.51 - 42.0	+26.51 - 50.6
40	+33.31 - 41.0	+33.31 - 49.0
50	+39.01 - 41.6	+39.01 - 47.7
75	+35.01 - 40.5	+35.01 - 45.5
100	+35.01 - 39.5	+35.01 - 44.1
150	+34.61 - 38.4	+34.61 - 41.6

PEST/DECAY PROTECTION NOTES

- ALL FLASHINGS AND IRRIGATION / SPRINKLER SYSTEMS AND RISERS FOR SPRAY HEADS SHALL BE AT LEAST 1/4" FROM BUILDING STEM/WALLS.
- SOIL TREATMENTS FOR TERMITES SHALL MEET THE REQUIREMENTS OF FBC SECTION R310. SENTRIUM SHALL BE USED.
- WOOD GRADE STACKS SHALL NOT BE USED.
- PROTECTION AGAINST DECAY AND TERMITES SHALL BE PROVIDED IN ACCORDANCE WITH FBC SECTIONS R317 AND R318.
- ROOF FLASHING SHALL BE PROVIDED IN ACCORDANCE WITH THE REQUIREMENTS OF FBC SECTIONS R317.3, R318.3, R302.2 AND R303.

GARAGE NOTES

- OPENINGS FROM GARAGE INTO LIVING SPACE OF RESIDENCE SHALL MEET THE REQUIREMENTS OF FBC SECTION R303.2.1.
- DUCTS IN THE GARAGE AND DUCT PENETRATING THE WALLS OR CEILINGS SEPARATING THE DWELLING FROM THE GARAGE SHALL MEET THE REQUIREMENTS OF FBC SECTION R303.2.2.
- GARAGE AND LIVING SPACE SEPARATION SHALL MEET THE REQUIREMENTS OF FBC SECTION R303.6.
- GARAGE DOORS SHALL SATISFY THE REQUIREMENTS OF FBC FOR WIND LOADS AS DEFINED IN ROOF FRAMING AND WIND NOTES.

GENERAL CONNECTIONS NOTES

- CONNECTIONS SHOWN ARE RECOMMENDED, BUT OTHER CONNECTORS MAY BE SUBSTITUTED AS LONG AS THEY MEET OR EXCEED THE UPLIFTS AND LATERAL CAPACITY OF THE ANCHORS SPECIFIED AND SATISFY TRUSS LAYOUT REQUIREMENTS COMPLIANCE WITH USP, SIMPSON OR OTHER MANUFACTURERS REQUIREMENTS.
- FOR ADDITIONAL THE DOWN INFORMATION, SEE SIMPSONS OR USP CATALOGS.
- FOR POST-INSTALLED ANCHORS: HOLE PREPARATION, CARTRIDGE PREPARATION, AND EPOXY FILLING SHALL BE PERFORMED PER MANUFACTURERS ADHESIVE ANCHOR INSTALLATION INSTRUCTIONS.
- AN EPOXY INSPECTION MAY BE REQUIRED DEPENDING ON JURISDICTION. CONTRACTOR MUST VERIFY.

TRUSS UPLIFT ANCHORS - MASONRY / CONCRETE

TRUSS ANCHORS TO MASONRY OR CONCRETE BE AS FOLLOWS. REFER TO SIMPSON 2020-2019 CATALOG HC-2019. OTHER BRANDS OF CONNECTORS MAY BE SUBSTITUTED IF BOTH UPLIFT AND LATERAL LOAD CAPACITIES ARE EQUAL OR GREATER THAN CONNECTORS SPECIFIED.

TYPE MEMBER	NOMINAL UPLIFT CAPACITY	CONNECTOR TYPE	PRODUCT APPROVAL #	NAILS TO TRUSS FOR NOMINAL UPLIFT	NOTES AND COMMENTS
SINGLE PLY. CMU	850#	SIMPSON HM3KT	FL11473.6	(4) SDS 1/4" X 1-1/2" LONG TO TRUSS AND (5) 1/4" X 3-1/8" SIMPSON TITEN SCREW TO CMU	POST INSTALLED
SINGLE PLY. CONCRETE	850#	SIMPSON HM3KT	FL11473.6	(4) SDS 1/4" X 1-1/2" LONG TO TRUSS AND (5) 1/4" X 3-1/8" SIMPSON TITEN SCREW TO CMU	POST INSTALLED
SINGLE PLY	1000#	SIMPSON H10S	FL11478.4	(8) 8X 1-1/2" LONG TO TRUSS AND (2) 3/8" X 4" SIMPSON TITEN SCREW TO CMU	POST INSTALLED
SINGLE PLY	1450#	SIMPSON META12	FL11473.3	(7) 10# X 1-1/2" LONG	
SINGLE PLY	1500#	SIMPSON META16	FL11473.3	(9) 10# X 1-1/2" LONG	
SINGLE PLY	1900#	SIMPSON META20	FL11473.3	(9) 10# X 1-1/2" LONG	
SINGLE PLY	1988#	(2) SIMPSON META12	FL11473.3	(10) 10# X 1-1/2" LONG	NOTE 1
SINGLE PLY	2038#	(2) SIMPSON META12	FL11473.3	(10) 10# X 1-1/2" LONG	NOTE 1
SINGLE PLY	2038#	(2) SIMPSON META20	FL11473.3	(10) 10# X 1-1/2" LONG	NOTE 1
SINGLE OR MULTIPLE CMU	800#	SIMPSON MTSM16 EA TRUSS + SIMPSON H3M41 AT 48" OC	FL11473.11 FL11473.6	(7) 10# TO TRUSS AND (4) 1/4" X 5-1/8" SIMPSON TITEN SCREW TO CONCRETE	POST INSTALLED. MISSING EMBEDS
SINGLE OR MULTIPLE CMU	1175#	SIMPSON MTSM16 EA TRUSS + SIMPSON H3M41 AT 48" OC	FL11473.11 FL11473.6	(7) 10# TO TRUSS AND (4) 1/4" X 5-1/8" SIMPSON TITEN SCREW TO CONCRETE	POST INSTALLED. MISSING EMBEDS
SINGLE OR MULTIPLE CMU	800#	SIMPSON MTSM16 EA TRUSS + SIMPSON H3M41 AT 48" OC	FL11473.11 FL11473.6	(7) 10# TO TRUSS AND (4) 1/4" X 5-1/8" SIMPSON TITEN SCREW TO CONCRETE	POST INSTALLED. MISSING EMBEDS
SINGLE OR MULTIPLE CMU	1175#	SIMPSON MTSM16 EA TRUSS + SIMPSON H3M41 AT 48" OC	FL11473.11 FL11473.6	(7) 10# TO TRUSS AND (4) 1/4" X 5-1/8" SIMPSON TITEN SCREW TO CONCRETE	POST INSTALLED. MISSING EMBEDS
SINGLE OR MULTIPLE PLY	3300#	SIMPSON M10T	FL11467.7	(20) 10# X 1-1/2" LONG	NOTE 2
DOUBLE PLY	2150#	SIMPSON L0T2	FL11476.6	(16) 10# SPIKERS	POST INSTALLED. NOTE 4
DOUBLE PLY	10600#	SIMPSON HGT-2	FL10665.10 FL10665.10	(16) 10#	NOTE 3
DOUBLE OR TRIPLE PLY CMU	1900#	(2) SIMPSON META12	FL11473.3	(14) 16#	NOTE 1
DOUBLE OR TRIPLE PLY CMU	2500#	(2) SIMPSON META12	FL11473.3	(12) 16#	NOTE 1
DOUBLE OR TRIPLE PLY CMU	2650#	(2) SIMPSON META12	FL11473.3	(14) 16#	NOTE 1
DOUBLE OR TRIPLE PLY CMU	2700#	(2) SIMPSON META12	FL11473.3	(12) 16#	NOTE 1
DOUBLE OR TRIPLE PLY CMU	3350#	(2) SIMPSON META12	FL11473.3	(14) 16#	NOTE 1
TRIPLE PLY	3385#	SIMPSON LGTS-SDS 2	FL11476.6	(12) SDS 1/4" X 2-1/2" LONG	POST INSTALLED. NOTE 5
TRIPLE PLY	10300#	SIMPSON HGT-3	FL10665.16 FL10665.10	(16) 10#	NOTE 3
QUAD PLY	9500#	SIMPSON HGT-4	FL10665.20 FL10665.10	(16) 10#	NOTE 3
QUAD PLY	1450#	SIMPSON META12	FL11473.3	(8) 16#	
MULTIPLY	1500#	SIMPSON META12	FL11473.3	(7) 16#	
MULTIPLY	1900#	SIMPSON META16	FL11473.3	(8) 16#	

NOTES:

- FOR (2) CONNECTORS IN THE NAILS SHALL NOT BE DRIVEN IN CONFLICT WITH EACH OTHER OR THE SECOND CONNECTOR, AND (6) STRIPS SHALL NOT OVERLAP THE JND CONNECTOR.
- FASTENER TO CONCRETE (IF USP) ALL-THREAD BOLT W/ SIMPSON SET EPOXY/ITC ADHESIVE W/ 12" MIN. EMBED DEPTH.
- FASTENER TO MASONRY (IF USP) 3/4" ALL-THREAD BOLT W/ SIMPSON SET EPOXY/ITC ADHESIVE W/ 12" MIN. EMBED DEPTH.
- FASTENER TO CMU WALL (IF USP) 1/4" LONG SIMPSON TITEN SCREW.
- FASTENER TO CONCRETE WALL (IF USP) 1/4" X 3-1/8" SIMPSON TITEN SCREW.
- FASTENER TO WALL (IF USP) 3/8" X 4" SIMPSON TITEN HV.

TRUSS/FRAME CONNECTION NOTES

- ROOF TRUSSES: USE SIMPSON H10A OR H10A-2 AT EACH TRUSS WHERE POSSIBLE. PROVIDE ADDITIONAL THE DOWNS FOR UPLIFTS IN EXCESS OF GIVEN ALLOWABLE VALUES. WHERE H10A OR H10A-2 CANNOT BE USED, USE 3/8" X 4" SPIKERS, CORNERS, ETC. USE SIMPSON H25A PLUS ADDITIONAL THE DOWNS AS REQUIRED TO MEET UPLIFT LOADS.
- FLOOR TRUSSES: USE SIMPSON H25A AT EACH TRUSS (WITH OR WITHOUT UPLIFT) WHERE POSSIBLE. PROVIDE ADDITIONAL THE DOWNS AS REQUIRED TO MEET UPLIFT LOADS.

TYPICAL WALL SECTION NOTES

- INSTALLATION OF LATH SHALL MEET THE REQUIREMENTS OF SECTION R310.3.1 OF THE FBC-R.
- PLASTERING WITH PORTLAND CEMENT PLASTER SHALL MEET THE REQUIREMENTS OF SECTION R702.2 OF THE FBC-R.
- INSTALLATION OF WATER RESISTIVE BARRIER SHALL MEET THE REQUIREMENTS OF R310.3.3 OF THE FBC-R.
- INSTALLATION OF FLASHING SHALL MEET THE REQUIREMENTS OF R310.3.4 OF THE FBC-R.

DRAFTSTOPPING NOTES

- WHERE THE FLOOR / CEILING ASSEMBLY IS CONSTRUCTED FROM COMBUSTIBLE OPEN-CELL TRUSS OR PERFORATED MEMBERS, DRAFTSTOP LAYOUT REQUIREMENTS COMPLIANCE WITH USP, SIMPSON OR OTHER MANUFACTURERS REQUIREMENTS.
- DRAFTSTOPPING SHALL DIVIDE THE CONCEALED SPACE INTO APPROXIMATELY EQUAL AREAS.
- DRAFTSTOPPING SHALL MEET THE REQUIREMENTS WITH FBC-R302.12.1.

POST UPLIFT ANCHORS - MASONRY / CONCRETE

POST ANCHORS TO MASONRY OR CONCRETE SHALL BE AS FOLLOWS (REFER TO SIMPSON 2020-2019 CATALOG HC-2009). OTHER BRANDS OF CONNECTORS MAY BE SUBSTITUTED IF BOTH UPLIFT AND LATERAL LOAD CAPACITIES ARE EQUAL OR GREATER THAN CONNECTORS SPECIFIED.

MINIMUM POST THICKNESS	NOMINAL UPLIFT CAPACITY FOR SYP OR BETTER	CONNECTOR TYPE	FASTENER TO POST FOR NOMINAL UPLIFT	ANCHOR BOLT DIAMETER	
1-1/2"	1310#	SIMPSON LTT19	(8) 10# X 1-1/2" LONG NAILS	1/2" 5/8" OR 3/4"	
1-1/2"	1350#	SIMPSON LTT31	(18) 10# X 1-1/2" LONG NAILS	5/8"	
1-1/2"	3610#	SIMPSON HTT4	(18) 10# X 1-1/2" LONG NAILS	5/8"	
1-1/2"	4350#	SIMPSON HTT6	(26) 10# X 1-1/2" LONG NAILS	5/8"	
1-1/2"	2400#	SIMPSON H25	(2) 3/4" DIA. STUD BOLTS	5/8" OR 3/4"	
1-1/2"	3950#	SIMPSON HTT6 AND 4235#	SIMPSON HTT4	(18) 10# X 1-1/2" LONG NAILS	5/8"
1-1/2"	5000#	SIMPSON HTT8	(18) 10# X 1-1/2" LONG NAILS	5/8"	
1-1/2"	3850#	SIMPSON H25	(2) 3/4" DIA. STUD BOLTS	5/8" OR 3/4"	
1-1/2"	4150#	SIMPSON HTT22	(2) 10# NAILS	5/8"	
1-1/2"	4670#	SIMPSON HTT6	(26) 10# NAILS	5/8"	
1-1/2"	6480#	SIMPSON H25	(2) 3/4" DIA. STUD BOLTS	7/8" OR 1"	
1-1/2"	5010#	SIMPSON H25	(2) 3/4" DIA. STUD BOLTS	3/4"	
1-1/2"	6480#	SIMPSON HD7	(2) 3/4" DIA. STUD BOLTS	7/8" OR 1"	
1-1/2"	10330#	SIMPSON H26	(3) 1" DIA. STUD BOLTS	7/8" OR 1"	
1-1/2"	11350#	SIMPSON HD12	(4) 1" DIA. STUD BOLTS	1"	

NOTES:

- 1/2" DIAMETER ALL-THREAD SET IN 9/16" DIAMETER HOLE W/ SIMPSON SET EPOXY. MIN EMBED 5"
- 3/8" DIAMETER ALL-THREAD SET IN 7/8" DIAMETER HOLE W/ SIMPSON SET EPOXY. MIN EMBED 6"
- 3/4" DIAMETER ALL-THREAD SET IN 1" DIAMETER HOLE W/ SIMPSON SET OR EQUAL, MIN EMBED 7"
- 1" DIAMETER ALL-THREAD SET IN 1 1/8" DIAMETER HOLE W/ SIMPSON SET OR EQUAL, MIN EMBED 9"

MULTIPLE MEMBER CONNECTION FOR 1.9E MICROLAM LVL BEAMS

2 PICES - 1.3" WIDE
 • MINIMUM (3) ROWS OF 12d NAILS AT 12" O.C. FOR MEMBERS LESS THAN 1/2" DEEP
 • MINIMUM (8) ROWS OF 12d NAILS AT 12" O.C. FOR MEMBERS GREATER THAN 1/2" DEEP

3 PICES - 1.3" WIDE
 • (1) ROWS OF 15d NAILS AT 12" O.C. OR
 • (2) ROWS OF 1/2" BOLTS AT 12" O.C. OR
 • (2) ROWS OF 1/4" X 3-1/2" LAG SCREWS AT 12" O.C.

4 PICES - 1.3" WIDE
 • (2) ROWS OF 1/2" BOLTS AT 12" O.C. OR
 • (2) ROWS OF 1/4" X 8" LAG SCREWS AT 12" O.C.

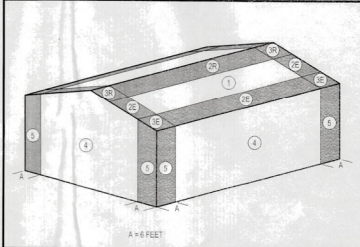
GENERAL NOTES:
 • ANCH BOLTS WITH WASHERS REQUIRED. BOLT HOLES TO BE 5/16" DIA.
 • SCREWS MUST HAVE SELF-DRILLING TIPS AND MINIMUM BENDING YIELD STRENGTH 55,211.08 PSI
 • #10 LONG SCREWS REQUIRED
 • CONNECTION INSTRUCTIONS ON PLAN SUPPERSEDE PRECEDING.

DESIGN WIND PRESSURES FOR COMPONENT AND CLADDING

POSITIVE PRESSURE = INWARD
NEGATIVE PRESSURE = OUTWARD
ALL PRESSURE VALUES ARE IN PSF

COMPONENT AREA (SQ. FT.)	ZONE 1	ZONE 2E	ZONE 2R	ZONE 3E & 3R	ZONE 3E & 3R	ZONE 3E & 3R	SOFFIT PRESSURE	ZONE 3E	ZONE 3E & 3R
10	+26.51 - 47.6		+26.51 - 46.0	+26.51 - 46.0	+26.51 - 46.0	+26.51 - 46.0			
10				+35.51 - 75.4	+35.51 - 75.4	+35.51 - 75.4			
10				+35.51 - 63.4	+35.51 - 63.4	+35.51 - 63.4			

ROOF AND WALL ZONES FOR COMPONENTS AND CLADDING WIND PRESSURES



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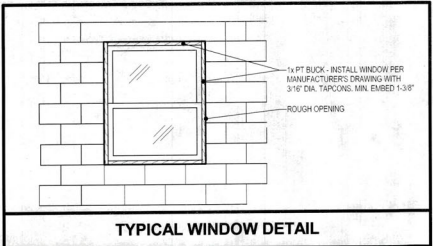
TO THE BEST OF MY KNOWLEDGE, THE PLANS AND SPECIFICATIONS FOR THIS RESIDENCE COMPLY WITH THE APPLICABLE STRUCTURAL PROVISIONS OF THE 2020 EDITION OF THE FLORIDA BUILDING CODE, 7TH EDITION, RESIDENTIAL (FBC-R).

MCCALL & YOUNG ENGINEERING, LLC
 Structural Engineering
 No. 8153
 STATE OF FLORIDA
 PROFESSIONAL ENGINEER

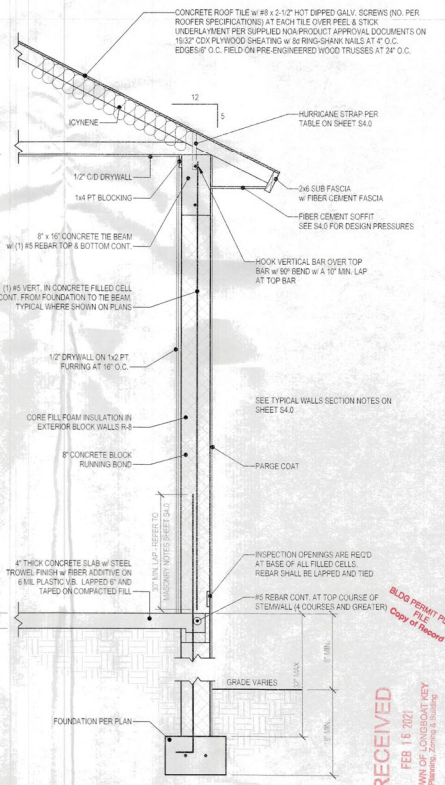
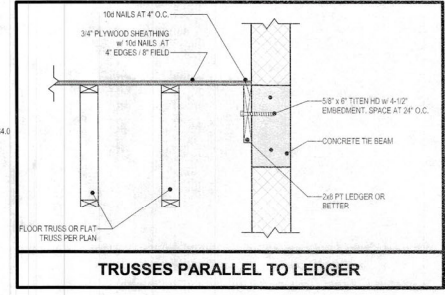
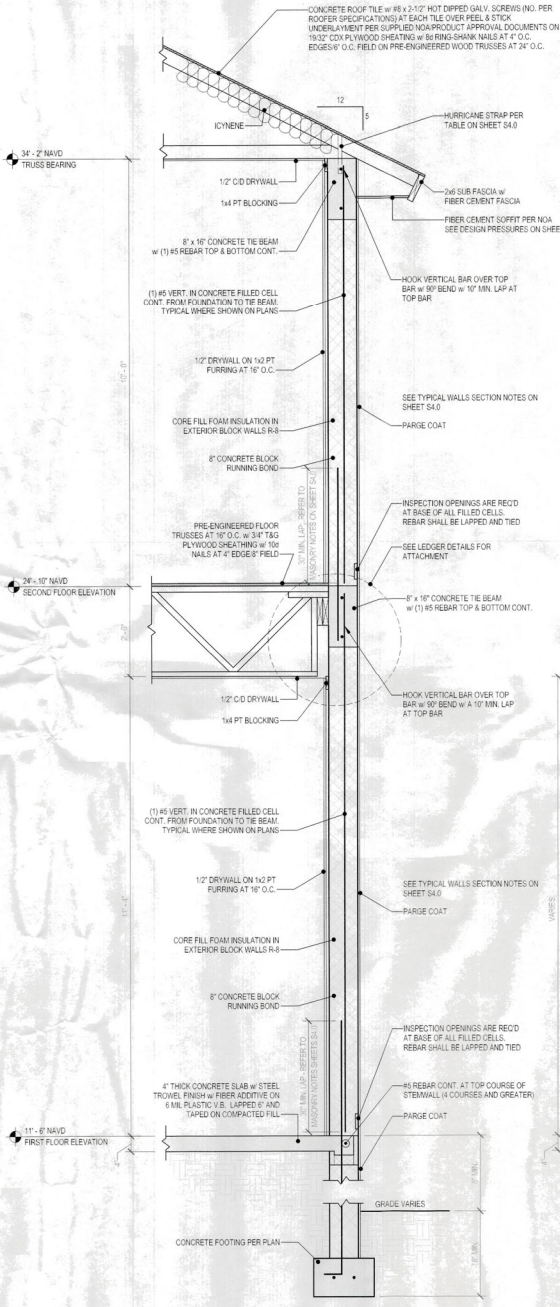
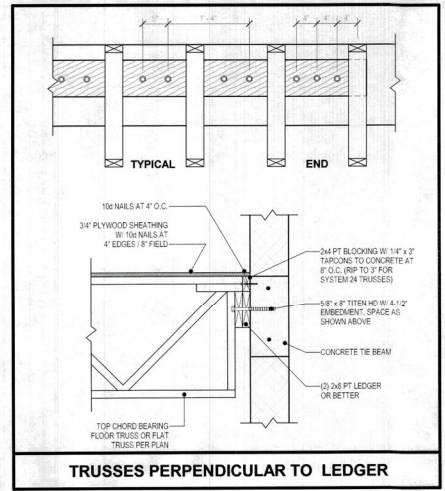
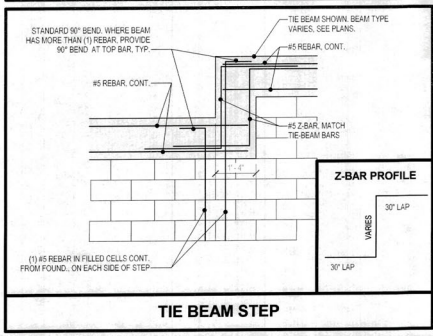
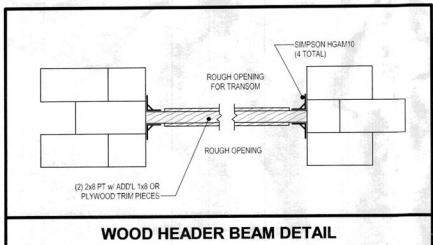
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 5910 GULF OF MEXICO DRIVE, L.B.K., FL. 34228

STRUCTURAL GENERAL NOTES
 As indicated

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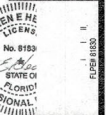
- WINDOW / DOOR INSTALLATION**
- SEE MANUFACTURER'S DRAWINGS FOR DETAILS AND SPACING OF TAPCONS / BOLTS.
 - DETAILS B OR C MAY BE USED FOR FAN / HALF CIRCLE WINDOWS U.N.O.
 - PRECAST WINDOW SILLS SHALL BE WIND RESISTANT PRECAST WINDOW SILLS AS MANUFACTURED BY CASTCRETE OR EQUAL.
 - WINDOW DETAILS B AND C MAY BE USED INTERCHANGEABLY AND AT SILL FOR ROUND AND OVAL WINDOWS.
 - WOOD FILLER MAY BE USED AS REQUIRED TO MAINTAIN 1/4" GAP OR LESS AT CORNER OF ROUND AND SQUARE WINDOWS.
- GENERAL CONNECTIONS NOTES**
- CONNECTIONS SHOWN ON DRAWINGS ARE RECOMMENDED.
 - OTHER CONNECTORS MAY BE SUBSTITUTED AS LONG AS THEY MEET OR EXCEED UPLIFTS AND LATERAL CAPACITY OF THE ANCHORS SPECIFIED AND SATISFY TRUSS LAYOUT REQUIREMENTS COMPLIANCE WITH USP, SIMPSON OR OTHER MANUFACTURER'S REQUIREMENTS.



2 TYPICAL TWO STORY WALL SECTION 34" x 12"

1 TYPICAL ONE STORY WALL SECTION 34" x 10"

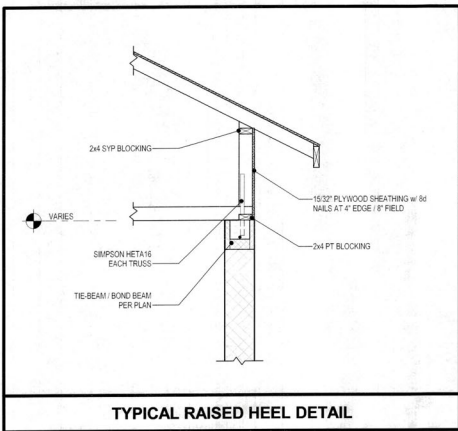
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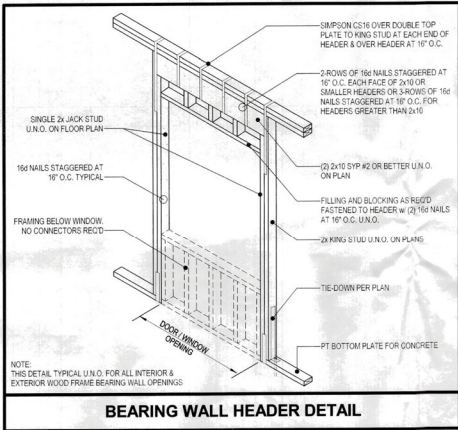
A New Residence for:
CLARE & JAMES FOX
5910 GULF OF MEXICO DRIVE, LKB, FL 34228

STRUCTURAL DETAILS
As indicated

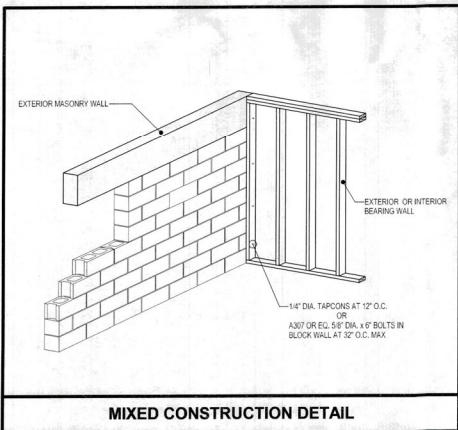
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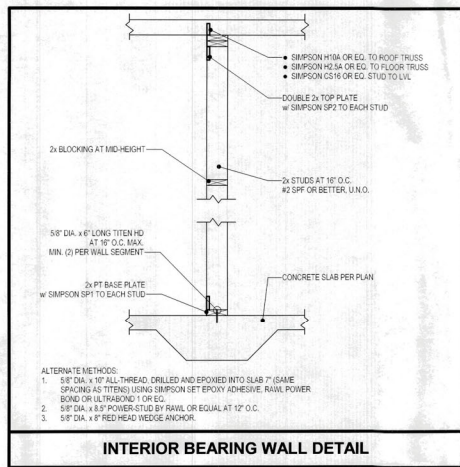
TYPICAL RAISED HEEL DETAIL



BEARING WALL HEADER DETAIL

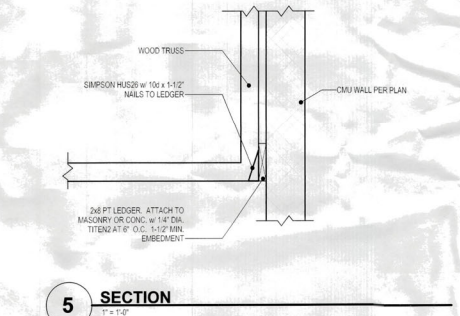


MIXED CONSTRUCTION DETAIL

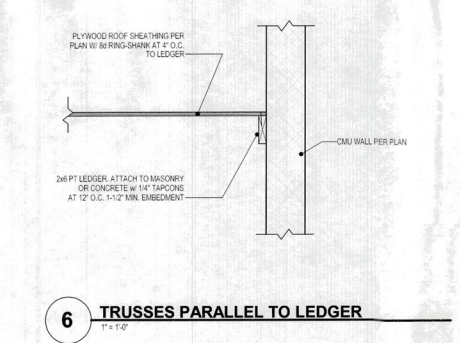


INTERIOR BEARING WALL DETAIL

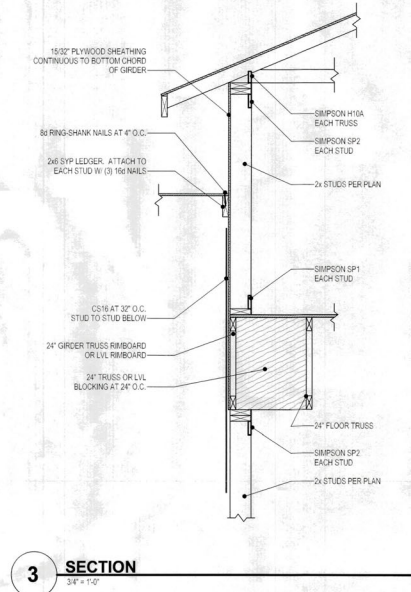
- ALTERNATE METHODS:
1. 3/8" DIA. x 10" ALL-THREAD, DRILLED AND EPOXIED INTO SLAB 7" (SAME SPACING AS TRUSS) USING SIMPSON SET EPOXY ADHESIVE. RAIL, POWER BOND OR ULTRABOND 1" OR EG.
 2. 5/8" DIA. x 8.5" POWER-STUD BY RAWL OR EQUAL AT 12" O.C.
 3. 5/8" DIA. x 8" FIBER-GLASS WEDGE ANCHOR.



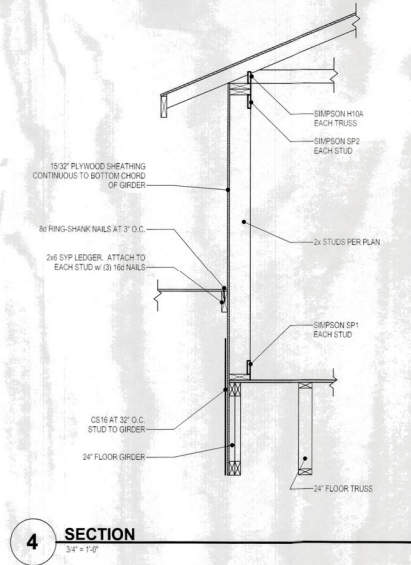
5 SECTION
1" x 1-0"



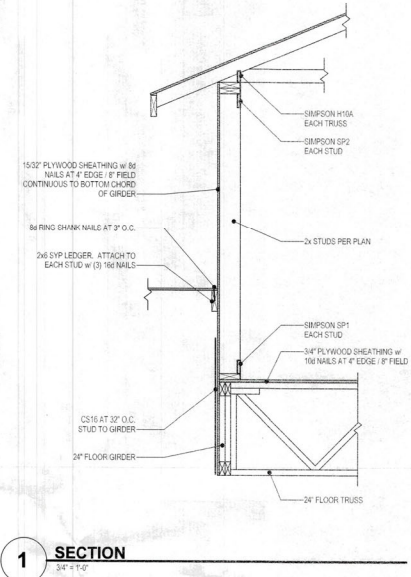
6 TRUSSES PARALLEL TO LEDGER
1" x 1-0"



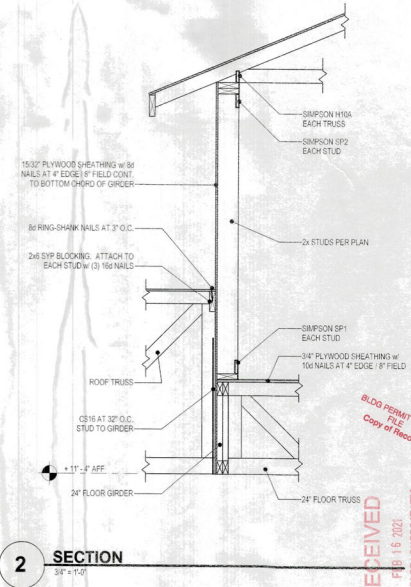
3 SECTION
3/4" x 1-0"



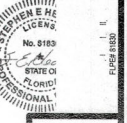
4 SECTION
3/4" x 1-0"



1 SECTION
3/4" x 1-0"



2 SECTION
3/4" x 1-0"



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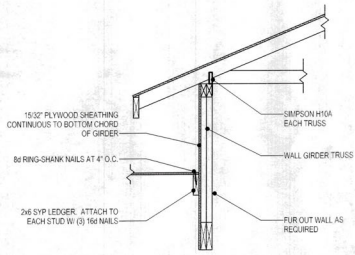
STRUCTURAL DETAILS
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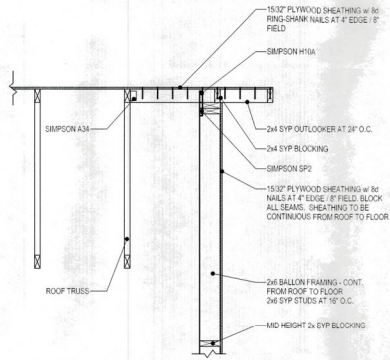
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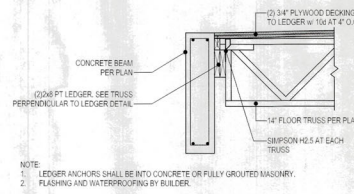
BLDG PERMIT PLANS
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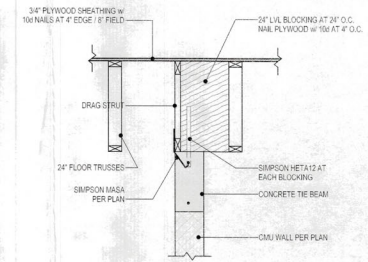
10 SECTION
3/4" = 1'-0"



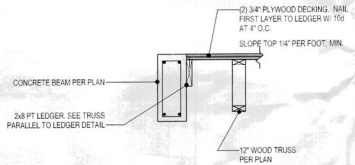
7 BALLON FRAME WALL SECTION
3/4" = 1'-0"



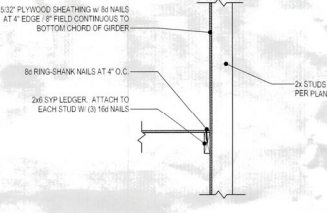
4 SECTION
3/4" = 1'-0"



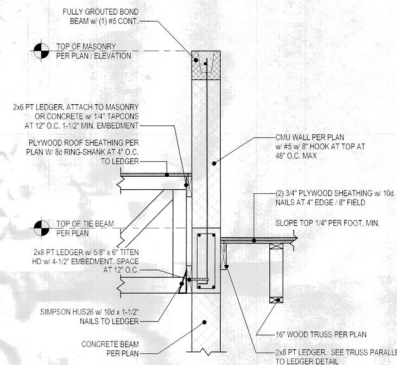
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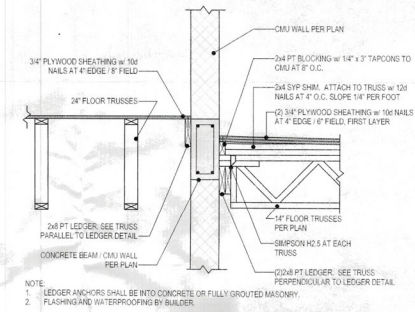
11 SECTION
3/4" = 1'-0"



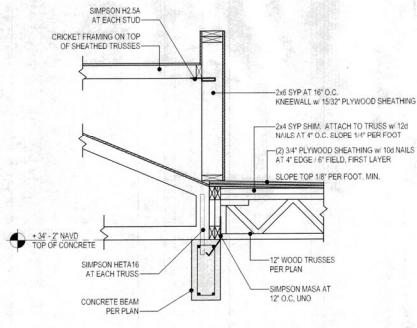
8 SECTION
3/4" = 1'-0"



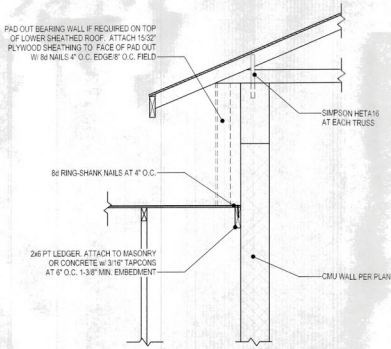
5 SECTION
3/4" = 1'-0"



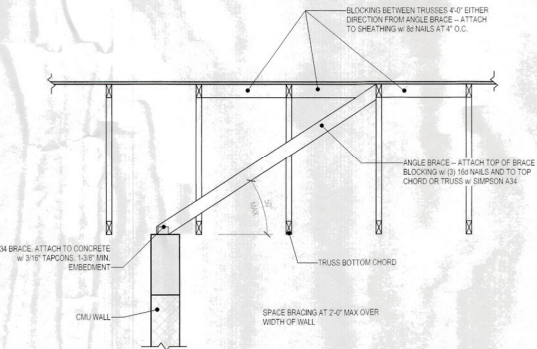
2 SECTION
3/4" = 1'-0"



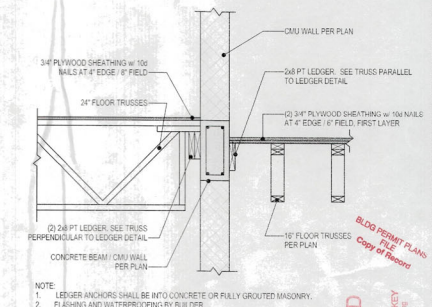
12 SECTION
3/4" = 1'-0"



9 SECTION
3/4" = 1'-0"



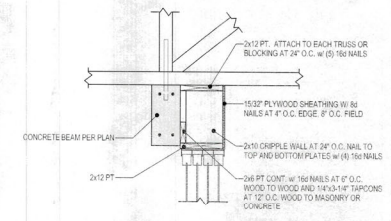
6 SECTION
3/4" = 1'-0"



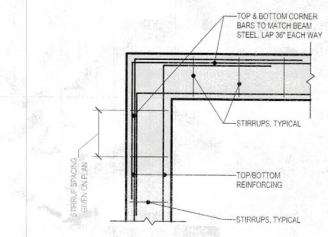
3 SECTION
3/4" = 1'-0"



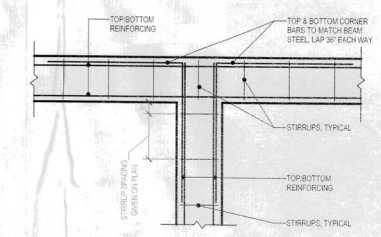
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1 SECTION
3/4" = 1'-0"



2 CORNER BEAM DETAIL
3/4" = 1'-0"



3 INTERSECTION BEAM DETAIL
3/4" = 1'-0"

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STRUCTURAL DETAILS
3/4" = 1'-0"

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