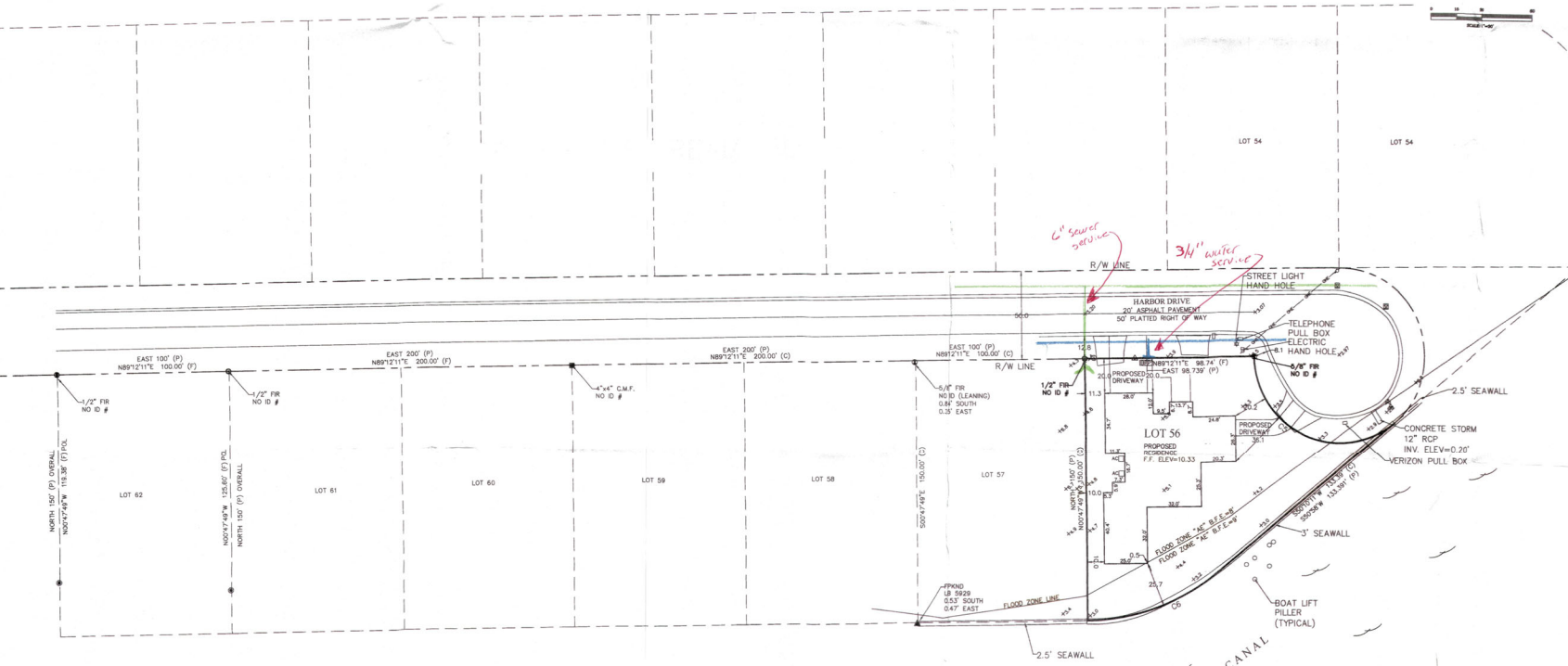


NPDES



BOUNDARY SURVEY  
OF PARCEL LYING IN SECTION 23, TOWNSHIP 35 SOUTH, RANGE 16 EAST,  
MANATEE COUNTY, FLORIDA

CERTIFIED TO:  
CARL WEBB



Scale: 1" = 30'  
Drawn by: AG  
Job: P2300152  
Date: 3/22/2023

NPDES

**LEGEND**

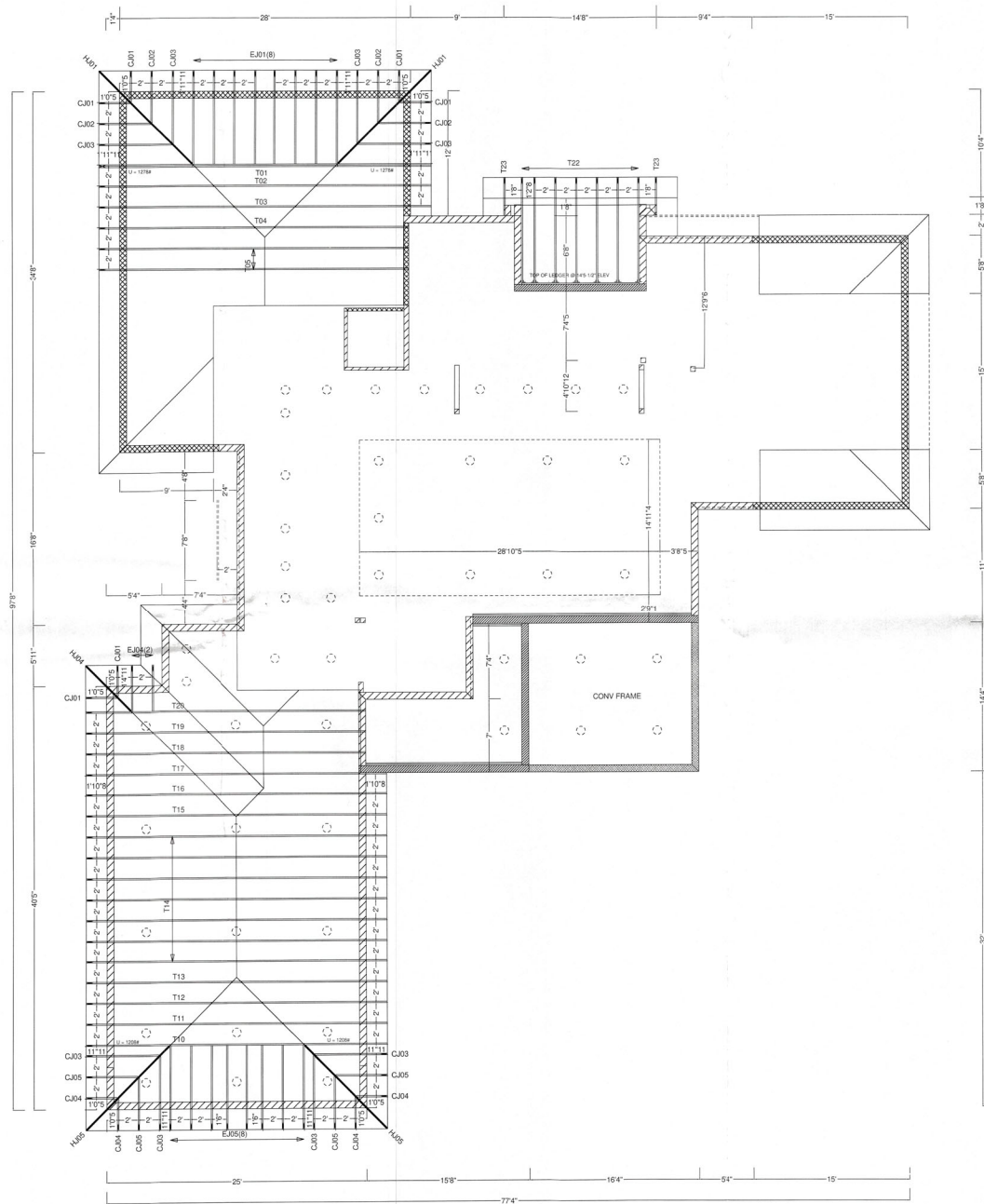
1. BOUNDARY LINE	2. EASEMENT	3. FLOOD ZONE	4. SEWER LINE	5. WATER SERVICE	6. UTILITY	7. ELEVATION	8. CURB	9. DRIVE	10. DRIVE PAVEMENT	11. DRIVE GRASS	12. DRIVE DRIVE	13. DRIVE DRIVE	14. DRIVE DRIVE	15. DRIVE DRIVE	16. DRIVE DRIVE	17. DRIVE DRIVE	18. DRIVE DRIVE	19. DRIVE DRIVE	20. DRIVE DRIVE	21. DRIVE DRIVE	22. DRIVE DRIVE	23. DRIVE DRIVE	24. DRIVE DRIVE	25. DRIVE DRIVE	26. DRIVE DRIVE	27. DRIVE DRIVE	28. DRIVE DRIVE	29. DRIVE DRIVE	30. DRIVE DRIVE	31. DRIVE DRIVE	32. DRIVE DRIVE	33. DRIVE DRIVE	34. DRIVE DRIVE	35. DRIVE DRIVE	36. DRIVE DRIVE	37. DRIVE DRIVE	38. DRIVE DRIVE	39. DRIVE DRIVE	40. DRIVE DRIVE	41. DRIVE DRIVE	42. DRIVE DRIVE	43. DRIVE DRIVE	44. DRIVE DRIVE	45. DRIVE DRIVE	46. DRIVE DRIVE	47. DRIVE DRIVE	48. DRIVE DRIVE	49. DRIVE DRIVE	50. DRIVE DRIVE	51. DRIVE DRIVE	52. DRIVE DRIVE	53. DRIVE DRIVE	54. DRIVE DRIVE	55. DRIVE DRIVE	56. DRIVE DRIVE	57. DRIVE DRIVE	58. DRIVE DRIVE	59. DRIVE DRIVE	60. DRIVE DRIVE	61. DRIVE DRIVE	62. DRIVE DRIVE	63. DRIVE DRIVE	64. DRIVE DRIVE	65. DRIVE DRIVE	66. DRIVE DRIVE	67. DRIVE DRIVE	68. DRIVE DRIVE	69. DRIVE DRIVE	70. DRIVE DRIVE	71. DRIVE DRIVE	72. DRIVE DRIVE	73. DRIVE DRIVE	74. DRIVE DRIVE	75. DRIVE DRIVE	76. DRIVE DRIVE	77. DRIVE DRIVE	78. DRIVE DRIVE	79. DRIVE DRIVE	80. DRIVE DRIVE	81. DRIVE DRIVE	82. DRIVE DRIVE	83. DRIVE DRIVE	84. DRIVE DRIVE	85. DRIVE DRIVE	86. DRIVE DRIVE	87. DRIVE DRIVE	88. DRIVE DRIVE	89. DRIVE DRIVE	90. DRIVE DRIVE	91. DRIVE DRIVE	92. DRIVE DRIVE	93. DRIVE DRIVE	94. DRIVE DRIVE	95. DRIVE DRIVE	96. DRIVE DRIVE	97. DRIVE DRIVE	98. DRIVE DRIVE	99. DRIVE DRIVE	100. DRIVE DRIVE
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**Curve Table**

Curve #	Length	Radius	Delta	Chord Direction	Chord Length
1	157.83	50.00	90.00	N 0° 0' 0" E	157.83

- NOTES**
- BEARINGS ARE BASED ON AN ASSUMED MERIDIAN OF N.89°12'11"E, BEING THE NORTH LINE OF PARCEL SURVEYED HEREON.
  - THE RELATIVE ERROR OF CLOSURE OF THIS SURVEY IS WITHIN THE ACCURACY ALLOWED FOR THIS TYPE OF SURVEY.
  - THE SURVEY DEPICTED HEREON IS NOT INTENDED TO SHOW THE LOCATION OR EXISTENCE OF ANY WETLAND OR JURISDICTIONAL AREAS.
  - RE-USE OF THIS SURVEY FOR THE PURPOSES OTHER THAN WHICH IT WAS INTENDED WITHOUT WRITTEN VERIFICATION, WILL BE AT THE RE-USER'S SOLE RISK AND WITHOUT LIABILITY TO THE SURVEYOR. NO OTHER VERIFICATION SHALL BE CONSIDERED TO GIVE ANY RIGHTS OR BENEFITS TO ANYONE OTHER THAN THOSE IDENTIFIED TO.
  - THE PROPERTY SHOWN HEREON LIES WITHIN FLOOD ZONE "X" AS PER F.I.R.M. PANEL NO. 1208012091 DATED 08/10/2022 (SUBJECT TO VERIFICATION) (INFORMATION SCALED FROM FEMA MAP).
  - UTILITIES SHOWN HEREON ARE PER ABOVE GROUND EVIDENCE ONLY. NO EXCAVATION WAS PERFORMED TO VERIFY THE LOCATION OR EXISTENCE OF ANY UNDERGROUND IMPROVEMENTS, STRUCTURES OR FOUNDATIONS. THIS DOCUMENT SHOULD NOT BE RELIED UPON FOR EXCAVATION OR CRITICAL DESIGN FUNCTIONS WITHOUT FIELD VERIFICATION OF UNDERGROUND UTILITY LOCATIONS. UTILITIES OTHER THAN THOSE SHOWN HEREON MAY EXIST.
  - ELEVATIONS IF SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD83).
  - THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT, NO INFORMATION REGARDING EASEMENTS RIGHTS-OF-WAY, AND/OR OWNERSHIP WERE PROVIDED TO OR PURSUED BY THE UNDERGROUND DISSEMINATIONS OTHER THAN SHOWN HEREON MAY EXIST.
  - A MEAN HIGH WATER SURVEY WAS NOT PERFORMED FOR THE PURPOSE OF THIS SURVEY.
  - OWNERSHIP OF FENCES, IF ANY, WERE NOT DETERMINED AS APART OF THIS SURVEY.
  - BUILDING TIES TO THE PROPERTY LINE SHOWN HEREON HAVE BEEN FIELD VERIFIED. BUILDING SETBACK INFORMATION REQUIRED BY SUBJECT COUNTY LAND DEVELOPMENT CODE WAS PROVIDED BY CLIENT AND HAS NOT BEEN CONFIRMED OR VERIFIED BY THIS OFFICE.
  - THE CLIENT AGREES TO LIMIT THE SURVEYOR'S LIABILITY TO THE CLIENT ON THE PROJECT DUE TO ANY CLAIM OF ANY NATURE WHATSOEVER ARISING OUT OF OR RELATING TO THIS SURVEY, SUCH AS THE TOTAL AGGREGATE LIABILITY OF THE SURVEYOR TO ALL THOSE NAMED SHALL NOT EXCEED THE SURVEYOR'S TOTAL FEE FOR SERVICES RENDERED.





CAMLIN HOMES  
SMITH RESIDENCE - LOWER ROOF  
780 EMERALD HARBOR DR  
LONGBOAT KEY, FL  
KJ# 230310L

KIMAL LUMBER AND HARDWARE  
ENGINEERED WOOD PROD. DIV.  
VENICE, FL  
ALPINE ENGINEERING

4/12 TC PITCH  
FLAT BC PITCH  
MIXED TOP CHORD  
20" O.H. (PL)  
8" BEARING  
FBC2020 - 7TH EDITION  
TPI 2014  
55 PSF DESIGN LOAD  
20 PSF TC/LL  
25 PSF TC/DL  
10 PSF BC/DL  
(10PSF BC/LL NON-CONCURRENT)  
1.25 DUR. FACTOR  
ASCE7-16 WINDLOAD  
150 MPH  
EXPOSURE D  
ENCLOSED  
10 PSF DEADLOAD TO RESIST UPLIFT  
1608 - TRUSSED SQFT  
24" SY42 FLOOR TRUSSES  
MIXED CHORDS  
18" O.C. (MAX.)  
MIXED BEARING  
FBC2020 - 7TH EDITION  
TPI 2014  
65 PSF DESIGN LOAD  
40 PSF TC/LL  
20 PSF TC/DL  
5 PSF BC/DL  
1.00 DUR. FACTOR

FINAL LAYOUT  
FOR PERMIT PURPOSES

70" ELEV  
114" ELEV  
128" ELEV  
134" ELEV  
140" ELEV

(SEALED TRUSS PROFILES WILL REFLECT A  
50" HIGHER BEARING ELEVATION.)

NOTICE:  
BACKCHARGES WILL NOT BE  
ACCEPTED, REGARDLESS OF FAULT,  
WITHOUT 48 HR. PRIOR NOTIFICATION  
AND INSPECTION BY KIMAL LUMBER

VERIFY ALL DIMENSIONS, CONDITIONS,  
ETC. AND RETURN APPROVED COPY TO KIMAL LUMBER  
SIGNED: *Carol Webb, Camlin Custom Homes* 9-22-2023  
DATE:

REQUESTED/ESTIMATED DELIVERY DATE: \_\_\_\_\_

DESIGNED: 05/05/23 MS  
REVISED: 6/02/23 MS (BEARING LEGEND)  
REVISED: 9/21/23 MS (NEW PRINTS)

THIS LAYOUT WAS DESIGNED FROM THE PLANS DATED: 9/01/23  
PLEASE VERIFY THAT THIS DATE IS FROM THE MOST CURRENT SET OF PLANS

BLDG PERMIT PLANS  
FILE  
Copy of Record

Permit # *23-0612*  
REVIEWED FOR CODE COMPLIANCE  
LONGBOAT KEY BUILDING DEPT.

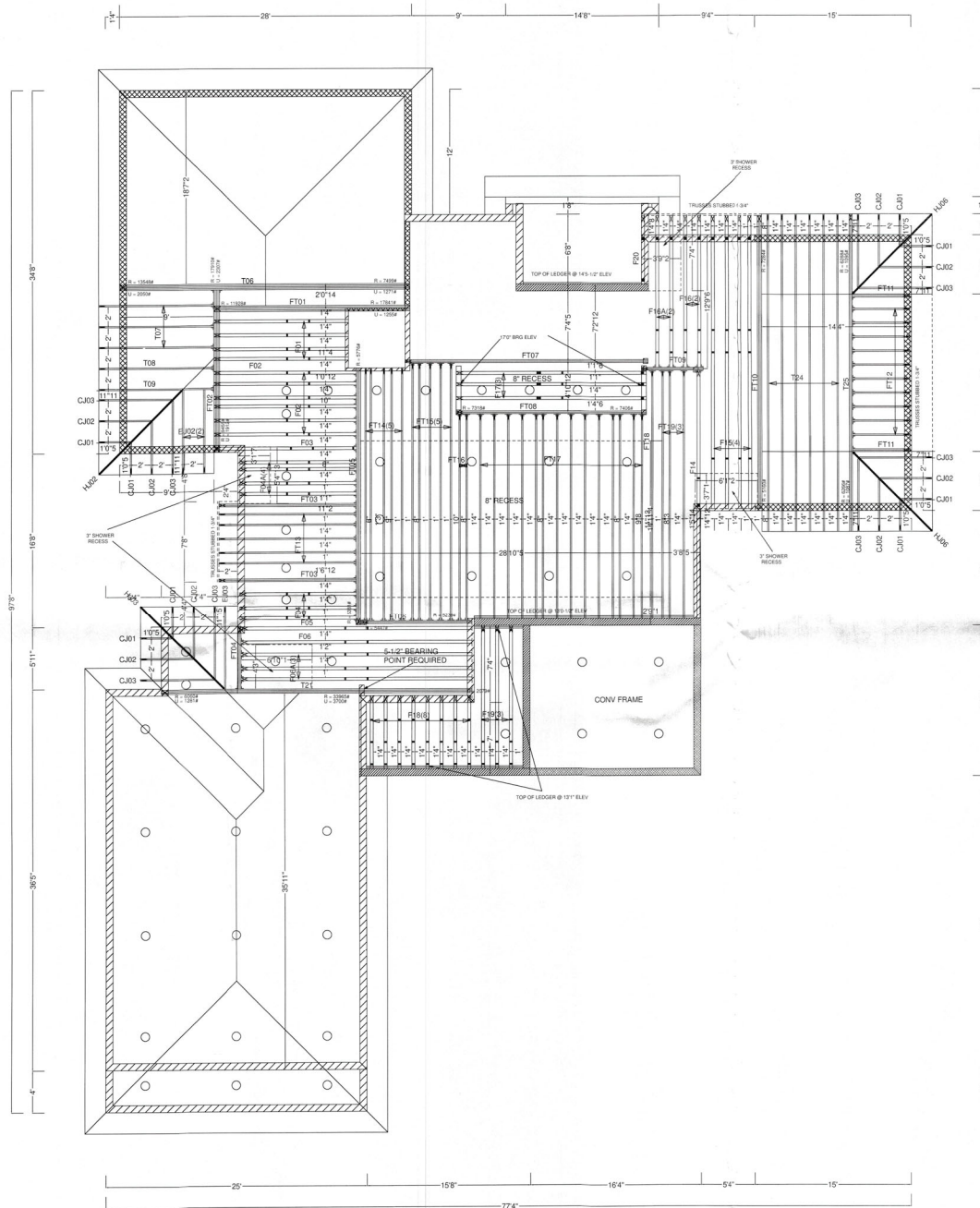
AUG 15 2024

APPROVED

Reviewer: *[Signature]*

RECEIVED  
AUG 14 2024  
TOWN OF LONGBOAT KEY  
Planning, Zoning & Building





CAMLIN HOMES  
SMITH RESIDENCE - FLOOR  
780 EMERALD HARBOR DR  
LONGBOAT KEY, FL  
KJ# 230309

KIMAL LUMBER AND HARDWARE  
ENGINEERED WOOD PROD. DIV.  
VENICE, FL  
ALPINE ENGINEERING

4/12 TC PITCH  
FLAT BC PITCH  
MIXED TOP CHORD  
2" O.H. (PL)  
8" BEARING  
FBC2020 - 7TH EDITION  
TPI 2014  
55 PSF DESIGN LOAD  
20 PSF TC/L  
25 PSF TC/DL  
10 PSF BC/DL  
(10PSF BC/L NON-CONCURRENT)  
1.25 DUR. FACTOR  
ASCE7-16 WINDLOAD  
150 MPH  
EXPOSURE D  
ENCLOSED  
10 PSF DEADLOAD TO RESIST UPLIFT  
2505 - TRUSSED SOFT  
24" SY42 FLOOR TRUSSES  
MIXED CHORDS  
16" O.C. (MAX.)  
MIXED BEARING  
FBC2020 - 7TH EDITION  
TPI 2014  
65 PSF DESIGN LOAD  
40 PSF TC/L  
20 PSF TC/DL  
5 PSF BC/DL  
1.00 DUR. FACTOR

FINAL LAYOUT  
FOR PERMIT PURPOSES

7'0" ELEV  
11'4" ELEV  
12'8" ELEV  
13'4" ELEV  
14'0" ELEV

(SEALED TRUSS PROFILES WILL REFLECT A  
5'0" HIGHER BEARING ELEVATION)

NOTICE:  
BACKCHARGES WILL NOT BE  
ACCEPTED, REGARDLESS OF FAULT,  
WITHOUT 48 HR. PRIOR NOTIFICATION  
AND INSPECTION BY KIMAL LUMBER

VERIFY ALL DIMENSIONS, CONDITIONS,  
ETC. AND RETURN APPROVED COPY TO KIMAL LUMBER

SIGNED: *[Signature]* DATE: *9/1/23*

REQUESTED/ESTIMATED DELIVERY DATE: \_\_\_\_\_

DESIGNED: 05/05/23 MS  
REVISED: 0/02/23 MS (BEARING LEGEND)  
REVISED: 8/28/23 MS (SHOWER RECESSES)

THIS LAYOUT WAS DESIGNED FROM THE PLANS DATED: 5/6/22  
PLEASE VERIFY THAT THIS DATE IS FROM THE MOST CURRENT SET OF PLANS

BLDG PERMIT PLANS  
FILE  
Copy of Record

Permit # *8612-0612*  
REVIEWED FOR CODE COMPLIANCE  
LONGBOAT KEY BUILDING DEPT.

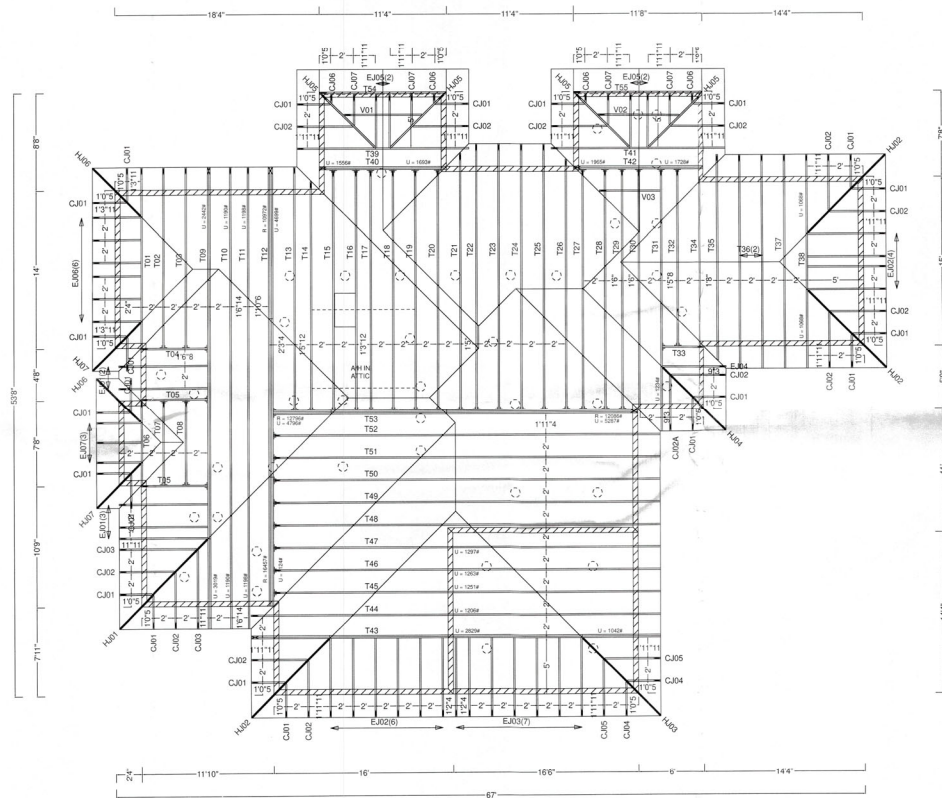
AUG 15 2024

APPROVED  
*[Signature]*

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AUG 14 2024  
TOWN OF LONGBOAT KEY  
Planning, Zoning & Building





CAMLIN HOMES  
SMITH RESIDENCE - UPPER ROOF  
780 EMERALD HARBOR DR  
LONGBOAT KEY, FL  
KJ# 230310

KIMAL LUMBER AND HARDWARE  
ENGINEERED WOOD PROD. DIV.  
VENICE, FL  
ALPINE ENGINEERING

4/12 TC PITCH  
FLAT BC PITCH  
MIXED TOP CHORD  
20" O.H. (PL)  
8" BEARING  
FBC2020 - 7TH EDITION  
TPI 2014  
55 PSF DESIGN LOAD  
20 PSF TOLL  
25 PSF TO/DL  
10 PSF BC/DL  
(10PSF BC/LL NON-CONCURRENT)  
1.25 DUR. FACTOR  
ASCE7-16 WINDLOAD  
150 MPH  
EXPOSURE D  
ENCLOSED  
10 PSF DEADLOAD TO RESIST UPLIFT  
250% TRUSSED SOFT  
FINAL DESIGN  
FOR PERMIT PURPOSES

28'4" ELEV

HANGERS:  
T33 USE THGH3-SDS4 S  
ALL OTHERS USE HUS2S

NOTICE:  
BACKCHARGES WILL NOT BE  
ACCEPTED, REGARDLESS OF FAULT,  
WITHOUT 48 HR. PRIOR NOTIFICATION  
AND INSPECTION BY KIMAL LUMBER

VERIFY ALL DIMENSIONS, CONDITIONS,  
ETC. AND RETURN APPROVED COPY TO KIMAL LUMBER

SIGNED: *[Signature]* DATE: *8/11/23*

REQUESTED/ESTIMATED DELIVERY DATE:

DESIGNED: 05/01/23 MS

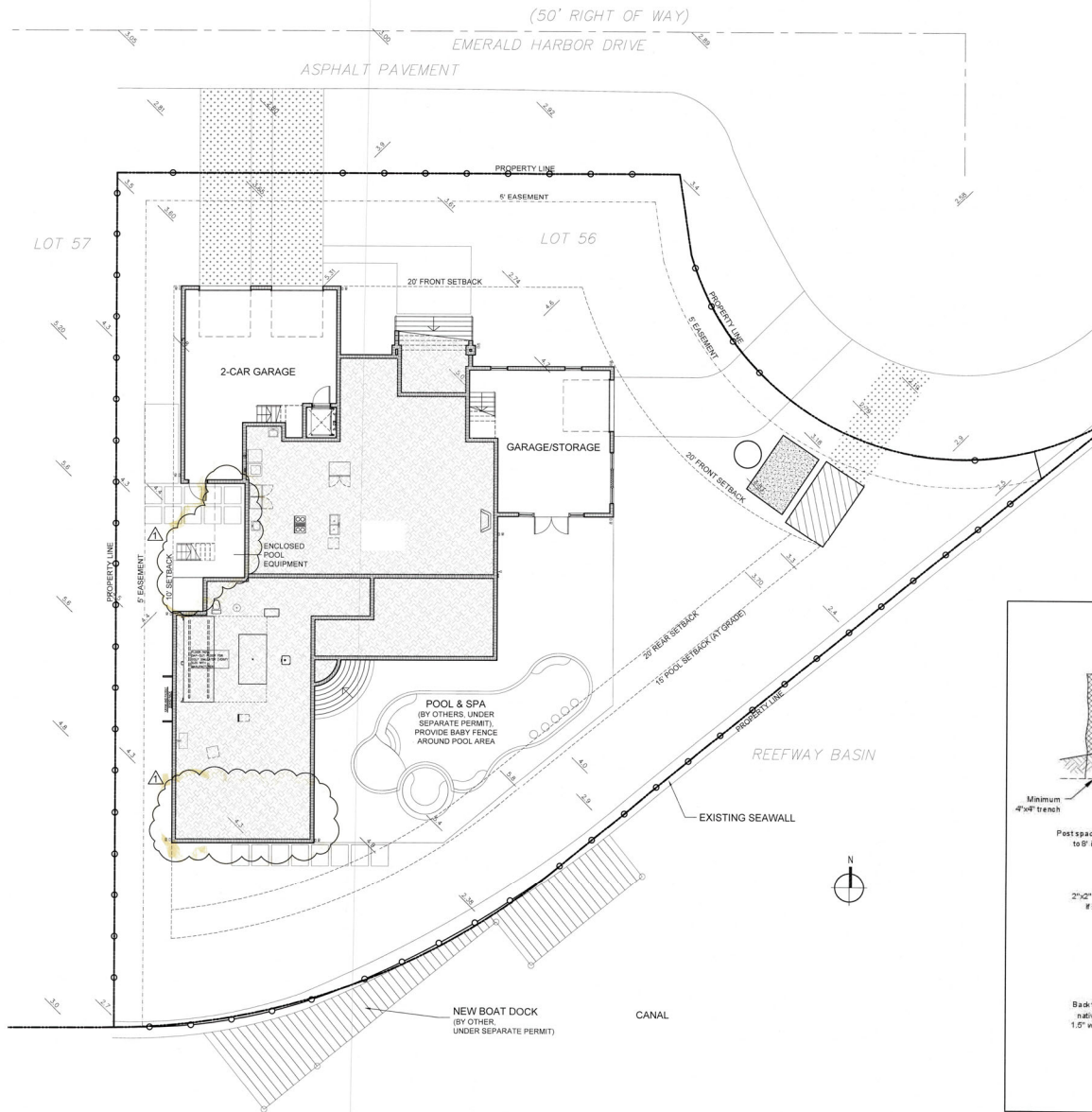
THIS LAYOUT WAS DESIGNED FROM THE PLANS DATED: 5/6/22  
PLEASE VERIFY THAT THIS DATE IS FROM THE MOST CURRENT SET OF PLANS

RECEIVED

AUG 14 2024  
TOWN OF LONGBOAT KEY  
Planning, Zoning & Building







#### GENERAL NOTES:

1. VERIFY SITE INFORMATION WITH SURVEY
2. VERIFY UTILITY SERVICE ENTRY LOCATION AS REQUIRED
3. NO WOOD GRADE STAKES PERMITTED
4. POOL BY OTHERS

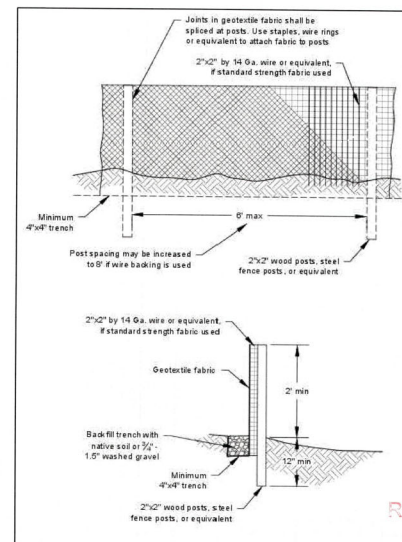
#### SOIL TREATMENT NOTES:

SOIL TREATMENT FOR TERMITES: PROVIDE TERMITE PROTECTION BY REGISTERED TERMITICIDES OR OTHER APPROVED METHODS OF PROTECTION LABELED FOR USE AS A PREVENTATIVE TREATMENT TO NEW CONSTRUCTION IN COMPLIANCE WITH THE FLORIDA BUILDING CODE, RESIDENTIAL 7TH EDITION 2020. PROVIDE CERTIFICATE OF COMPLIANCE IN PENETRATING CONCRETE SLAB-ON-GRADE. FLOOR SHALL NOT BE OF CELLULOSE CONTAINING MATERIALS AND SHALL RECEIVE APPLICATION OF TERMITICIDE IN ANNULAR SPACE BETWEEN SLEEVE AND PIPE.

#### LEGEND

NOTE - NO TPOLE, BURIED POWER LINE

- SILT FENCE
- - - CONSTRUCTION ENTRANCE
- TEMP. CRUSHED CONCRETE
- DUMPSTER
- WASH OUT
- PORT-A-JOHN



CUSTOM HOME DESIGN & DRAFTING

HausDesign Studio, LLC

6401 35th Avenue West  
Bradenton, Florida 34209

Phone: 941.580.4803  
mdeade@hausdesignstudio.com

CONTRACTOR

Camlin Home Corporation

1802 Main Street - Suite 310  
Sarasota, Florida 34236

Phone: 941.748.1622

Kenneth D. Keating  
License # CBC 027060

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SMITH RESIDENCE  
780 Emerald Harbor Drive  
Longboat Key, Florida 34228

PERMIT SET

PROJECT

ADDENDUM / REVISION

No.	Date	Description
1	7/7/2023	Value Engineering

SCALE

1" = 10'-0"

DRAWN BY

MB

CHECKED BY

MB

DATE

May 30, 2023

SHEET TITLE

STAGING PLAN

SHEET NUMBER

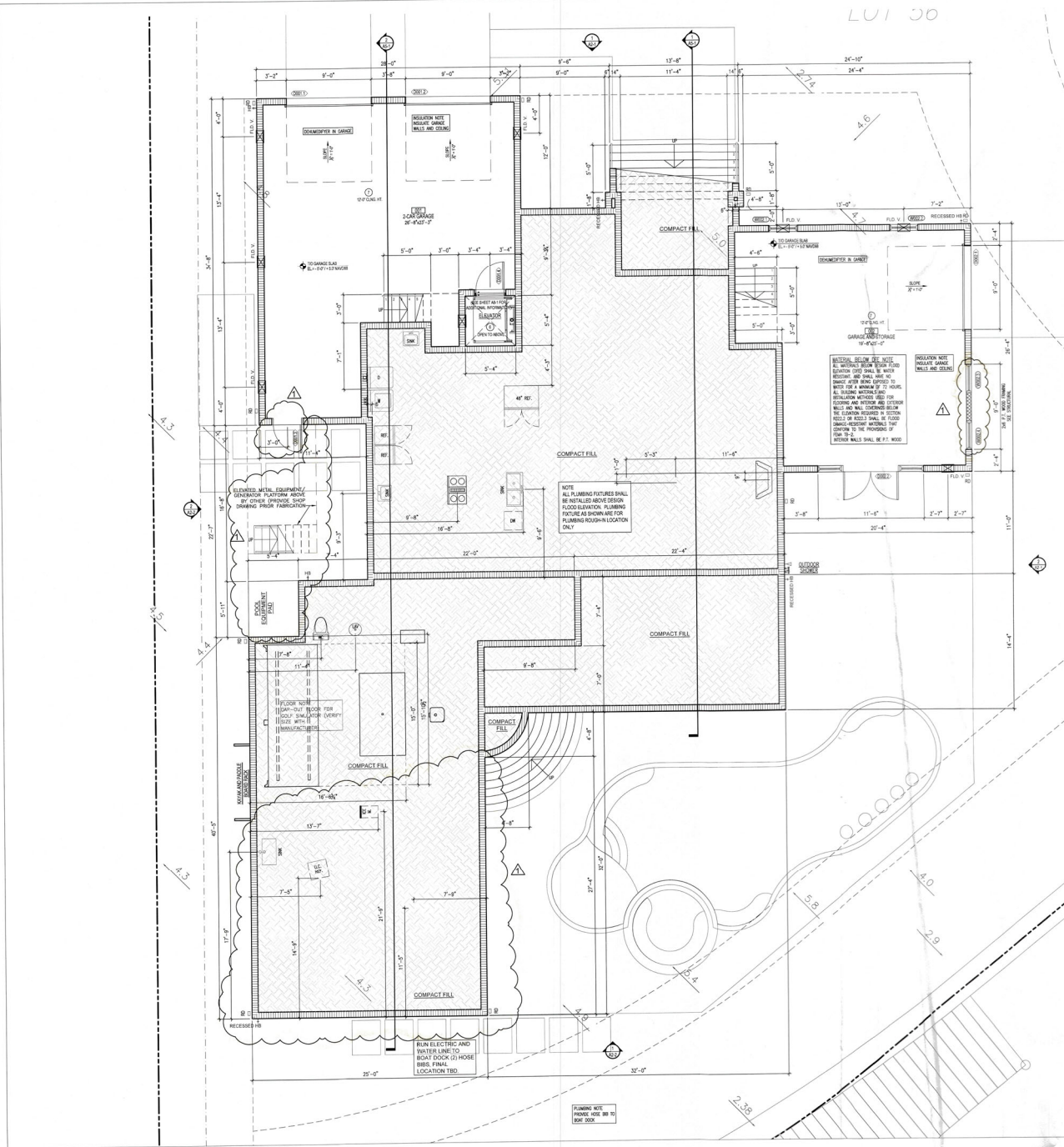
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BLDG. PERMIT PLANS  
COPY OF RECORD









- LEGEND**
- REINFORCED CONCRETE WALL (SEE STRUCTURAL)
  - SHEAR WALL (SEE STRUCTURAL DRAWINGS FOR LOCATION)
  - 2x6 STUD WALL PARTITION @ 16" O.C.
  - 2x4 STUD WALL PARTITION @ 16" O.C.
- GENERAL NOTES**
- BLOCK WALL DIMENSIONS ARE SHOWN TO ONE SIDE OR TO CENTER OF ROUGH MASONRY OPENINGS UNLESS NOTED OTHERWISE. STUD WALL DIMENSIONS ARE TO ONE SIDE UNLESS NOTED OTHERWISE.
  - CONTRACTOR TO VERIFY ALL DIMENSIONS & REPORT ANY DISCREPANCIES TO THE DESIGNER BEFORE CONSTRUCTION. ALL WALLS TO BE PERPENDICULAR TO EACH OTHER UNLESS OTHERWISE NOTED ON DRAWINGS.
  - GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO TAKE INTO ACCOUNT ALL PLUMBING AND WALL INSULATION WHEN LOCATING INTERIOR STUD WALLS. THIS IS CRITICAL WHEN LOCATING WINDOWS AND DOORS WHICH MAY NEED TO BE BALANCED OR CENTERED AS SHOWN ON PLANS. ADJUST OPENING LOCATIONS ACCORDINGLY.
  - CONFIRM BASE CABINET HEIGHTS AND DEPTHS WITH OWNER AND FINAL PLUMBING FIXTURE SELECTION APPROVAL. KITCHEN CABINETS ARE ASSUMED TO BE 36" HIGH AS MEASURED TO THE TOP RIM OF SINKS. DRCP CABINET HEIGHT TO ALLOW FOR TOP MOUNTED VESSELS, SINKS AS REQUIRED. CONFIRM ALL CABINET DESIGN AND FIXTURE LOCATIONS WITH INTERIOR DESIGNER TO BE APPROVED BY OWNER.
  - ALL INTERIOR AND EXTERIOR HANDRAILS AND GUARDRAILS SHALL BE 36" HIGH AND SHALL COMPLY WITH CURRENT FLORIDA BUILDING CODE REQUIREMENTS.
  - TYPICAL STAIR NOTE - GENERAL CONTRACTOR SHALL CONFIRM AND ALLOW FOR FINAL FINISH FLOOR MATERIAL THICKNESS WHEN LAYING OUT ALL STAIRS. ALL FINAL RISERS IN ANY GIVEN RUN OF STAIR SHALL BE EXACTLY EQUAL.
  - SOUND CONTROL - PROVIDE INSULATION (ENTIRE STUD DEPTH) IN STUD WALLS AT THE FOLLOWING ROOM LOCATIONS: BATH WALLS MASTER BATH SHOWER WALLS (LAUNDRY WALLS AND EQUIPMENT WALLS). SOUND DEADENING MATERIAL BETWEEN FLOOR LEVELS TBD.
  - PROVIDE BLOCKING AT ALL TOWEL BARS, ACCESSORIES, CABINETS ETC. VERIFY ALL FINAL LOCATIONS WITH INTERIOR DESIGNER TO BE APPROVED BY OWNER.
  - WALL AND FLOOR TILE NOTE: ALL TILE SHALL BE INSTALLED W/ NO CUT OR FACTORY EDGES EXPOSED TO ANY VIEW ANGLE. PROVIDE MATCHING BULL NOSE TILE OR SILL LETTER STRIP AT ALL EDGE CONDITIONS AS REQUIRED (SEE INTERIOR DESIGNER DOCUMENTS).
  - PROVIDE WALL SHAMPOO RECESS (TILED) AND SOAP RECESS (TILED) IN ALL SHOWERS. VERIFY EXACT SIZE AND LOCATION W/ TYPWR AND INTERIOR DESIGNER.
  - ALL CEILING DRYWALL SHALL BE 5/8" THICK. ALL DRYWALL SHALL BE 5/8" THICK. CONFIRM ALL WALL PAPER LOCATIONS W/ INTERIOR DESIGNER AND OWNER. SEE BULDER SPECIFICATIONS FOR FINAL WALL AND CEILING FINISHES PER ROOM.
  - PROVIDE 1/2" CONCRETE BOARD AT ALL SHOWER WALLS - FULL HEIGHT TO CEILING.
  - INTERIOR DESIGNER SHALL SPECIFY AND OWNER SHALL APPROVE ALL INTERIOR DOOR HARDWARE, PLUMBING AND ELECTRICAL FIXTURES AND TRIMS. DECORATIVE INTERIOR TREATMENTS AND FINISHES, FLOOR FINISHES, MOUNTING HEIGHTS, ETC. GENERAL CONTRACTOR COORDINATE.
  - AT ALL SHOWER FLOORS - PROVIDE 1/2" MINIMUM PITCH AT SHOWER PANS AND LINERS TO SLOPE TO DRAIN AS PER CURRENT FLORIDA BUILDING CODE.
  - WATER HEATERS SHALL BE GAS TANK STYLE AS SHOWN ON PLANS. PROVIDE RE-CIRCULATION SYSTEM AT EACH SYSTEM LOOP.
  - SEE EXTERIOR ELEVATIONS FOR ALL COMPONENT HEIGHTS AND VERTICAL DIMENSION INFORMATION. INTERIOR DESIGNER AND OWNER SHALL LOCATE AND APPROVE ALL WALL FIXTURE MOUNTING HEIGHTS AND GENERAL CONTRACTOR COORDINATE. ALL EXTERIOR FINISHES SHOWN OR NOTED ON DWGS. SHALL BE APPROVED BY OWNER, PATTERN VERIFIED BY DESIGNER AND SUPPLEMENTAL DRAWING.
  - FOR MILDWEAR CONTROL - AVOID USING WALL PAPER AT ANY EXTERIOR SIDE OF EXTERIOR BLOCK WALLS. USE PAINT AND CONSTRUCTION MATERIALS (INCLUDING WALL PAPER GLUE) WHICH "BREATH" TO ALLOW ANY TRAPPED MOISTURE TO PASS THROUGH FOR AIR DETERIORATION.

Area Flow thru Summary for conforming structure:

2-Car Garage	
Total Floor Area:	751 SQFT.
Total Area of openings required:	751 SQIN.
Opening provided with Smart Vents:	800 SQIN. / 200 = 4 Vents
Total area of openings provided:	800 SQIN.

Garage and Storage:	
Total Floor Area:	551 SQFT.
Total Area of openings required:	551 SQIN.
Opening provided with Smart Vents:	600 SQIN. / 200 = 3 Vents
Total area of openings provided:	600 SQIN.

Smart Vent Notes:

- The area of openings used in the summary above is based on an engineered flood openings certificate stating that a single unit "Smart Vent" accommodates 200 Sq. Ft. of enclosed area. Each 8" x 16" unit provides 75 Sq. inches of clear, unobstructed opening meaning that 37 inches of opening is required per sq. ft. of enclosed space.
- Based of Design shall be "Smart Vent" model #1540-520. 8" x 16" Stainless steel insulated foundation foot vent
- Install within 12" of Slab or grade whichever is higher.

CUSTOM HOME DESIGN & DRAFTING

**HausDesign Studio, LLC**

6401 30th Avenue West  
Bradenton, Florida 34209

Phone: 941 580 4603  
mhds@hausdesignstudio.com

CONTRACTOR

**Camlin Home Corporation**

1962 Main Street - Suite 310  
Sarasota, Florida 34236

Phone: 941 748 1622

Kenneth D. Keating  
License # CBC 027060

THESE DOCUMENTS REFLECT THE DESIGNER'S UNDERSTANDING OF ALL DIMENSIONS AND CONDITIONS REQUIRED FOR THE PROJECT. THE DESIGNER'S RESPONSIBILITY IS TO PROVIDE ACCURATE INFORMATION TO THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND CONDITIONS PRIOR TO CONSTRUCTION. THE DESIGNER SHALL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THE PROJECT.

CONTRACTOR'S RESPONSIBILITY: THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND CONDITIONS PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THE PROJECT.

PROJECT

**SMITH RESIDENCE**

780 Emerald Harbor Drive  
Longboat Key, Florida 34228

PERMIT SET

ADDENDUM / REVISION

No.	Date	Description
1	7/7/2023	Value Engineering

SCALE

3/16" = 1'-0"

DRAWN BY

MB

CHECKED BY

MB

DATE

May 30, 2023

SHEET TITLE

GROUND FLOOR PLAN

RECEIVED

SEP 19 2023

TECHNICAL SUPERVISOR

SHEET NUMBER

**A1-0**

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FILE COPY OF RECORD

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Longboat Key, Florida 34228

PERMIT SET

PROJECT

ADDENDUM / REVISION

No.	Date	Description
1	7.7.2023	Value Engineering

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

CHECKED BY  
MB

DATE  
May 30, 2023

SHEET TITLE  
FIRST FLOOR PLAN

RECEIVED

SEP 18 2023  
TOWN OF LONGBOAT KEY  
Engineering & Planning  
SHEET NUMBER

A1-1

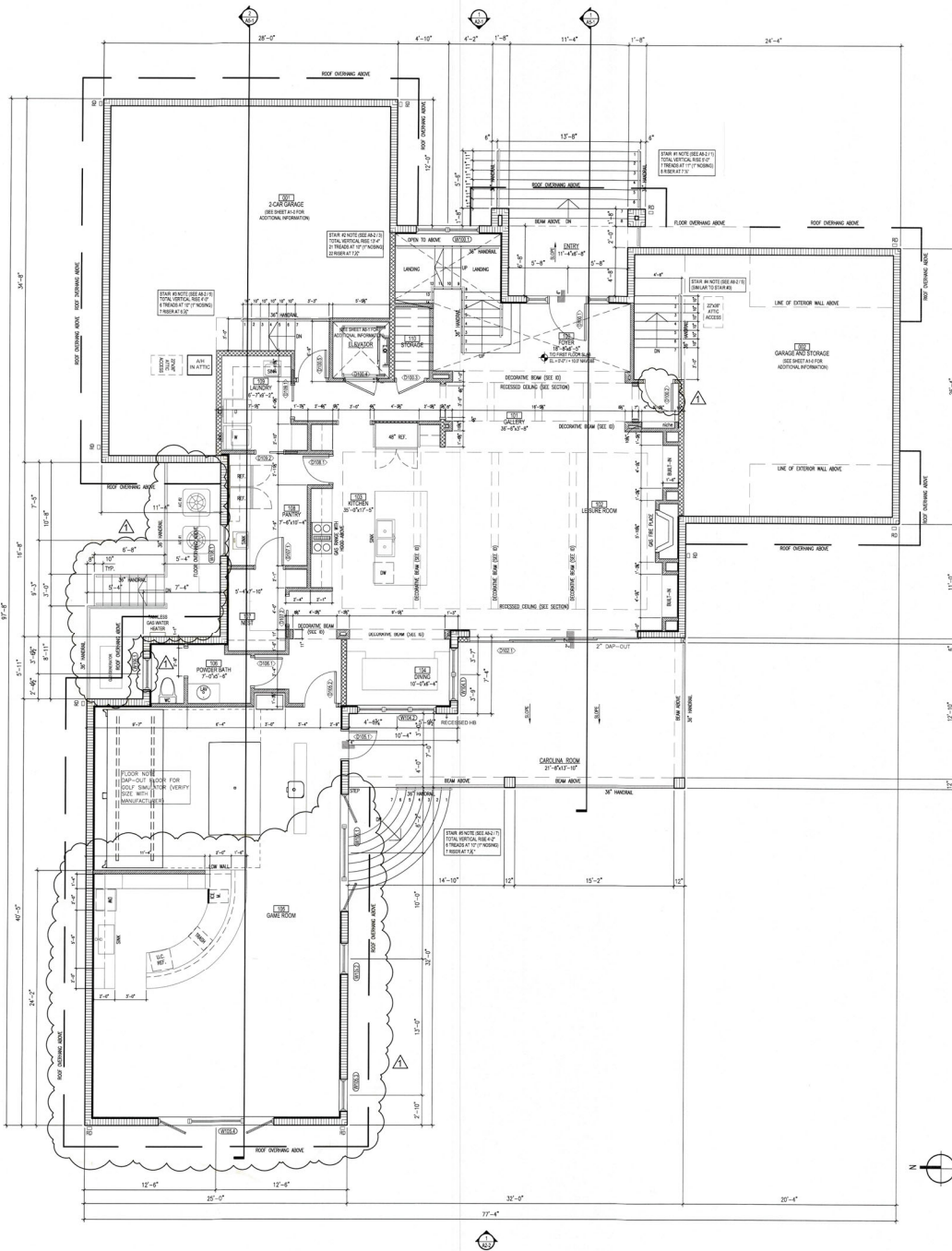
BLOG PERMIT PLANS  
FILE COPY OF RECORD

LEGEND

- REINFORCED CONCRETE WALL (SEE STRUCTURAL)
- SHEAR WALL (SEE STRUCTURAL DRAWINGS FOR LOCATION)
- 2x6 STUD WALL PARTITION @ 16 O.C.
- 2x4 STUD WALL PARTITION @ 16 O.C.

GENERAL NOTES

- BLOCK WALL DIMENSIONS ARE SHOWN TO ONE SIDE OR TO CENTER OF ROUGH MASONRY OPENINGS UNLESS NOTED OTHERWISE. STUD WALL DIMENSIONS ARE TO ONE SIDE UNLESS NOTED OTHERWISE.
- CONTRACTOR TO VERIFY ALL DIMENSIONS AND REPORT ANY DISCREPANCIES TO THE DESIGNER BEFORE CONSTRUCTION. ALL WALLS TO BE PERPENDICULAR TO EACH OTHER UNLESS OTHERWISE NOTED ON DRAWINGS.
- GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO TAKE INTO ACCOUNT ALL FURRING AND WALL INSULATION WHEN LOCATING INTERIOR STUD WALLS. THIS IS CRITICAL WHEN LOCATING WINDOWS AND DOORS WHICH MAY NEED TO BE BALANCED OR CENTERED AS SHOWN ON PLANS. ADJUST OPENING LOCATIONS ACCORDINGLY.
- CONFIRM BASE CABINET HEIGHTS AND DEPTHS WITH OWNER AND FINAL PLUMBING FIXTURE SELECTION APPROVAL. KITCHEN CABINETS ARE ASSUMED TO BE 36" HIGH AS MEASURED TO THE TOP RIM OF SINKS. DROP CABINET HEIGHT TO ALLOW FOR TOP MOUNTED VESSEL SINKS AS REQUIRED. CONFIRM ALL CABINET DESIGN AND FIXTURE LOCATIONS WITH INTERIOR DESIGNER TO BE APPROVED BY OWNER.
- ALL INTERIOR AND EXTERIOR HANDRAILS AND GUARDRAILS SHALL BE 36" HIGH AND SHALL COMPLY WITH CURRENT FLORIDA BUILDING CODE REQUIREMENTS.
- TYPICAL STAIR NOTE - GENERAL CONTRACTOR SHALL CONFIRM AND ALLOW FOR FINAL FINISH FLOOR MATERIAL THICKNESS WHEN LAYING OUT ALL STAIRS. ALL FINAL RISERS IN ANY GIVEN RUN OF STAIR SHALL BE EXACTLY EQUAL.
- SOUND CONTROL - PROVIDE INSULATION (ENTIRE STUD DEPTH) IN STUD WALLS AT THE FOLLOWING ROOM LOCATIONS: BATH WALLS, MASTER BATH SHOWER WALLS, LAUNDRY WALLS AND EQUIPMENT WALLS. SOUND DEADENING MATERIAL BETWEEN FLOOR LEVELS TBD.
- PROVIDE BLOCKING AT ALL TOWEL BARS, ACCESSORIES, CABINETS ETC. VERIFY ALL FINAL LOCATIONS WITH INTERIOR DESIGNER TO BE APPROVED BY OWNER.
- WALL AND FLOOR TILE NOTE: ALL TILE SHALL BE INSTALLED W/ NO CUT OR FACTORY EDGES EXPOSED TO ANY VIEW ANGLE. PROVIDE MATCHING BULL NOSE TILE OR SCHLUTTER STRIP AT ALL EDGE CONDITIONS AS REQUIRED (SEE INTERIOR DESIGNER DOCUMENTS).
- PROVIDE WALL SHAMPOO RECESS (TILED) AND SOAP RECESS (TILED) IN ALL SHOWERS. VERIFY EXACT SIZE AND LOCATION W/ OWNER AND INTERIOR DESIGNER.
- ALL CEILING DRYWALL SHALL BE 1/2" THICK. ALL DRYWALL SHALL BE 5/8" THICK. CONFIRM ALL WALL PAPER LOCATIONS W/ INTERIOR DESIGNER AND OWNER. SEE BUILDER SPECIFICATIONS FOR FINAL WALL AND CEILING FINISHES PER ROOM.
- PROVIDE 1/2" CONCRETE BOARD AT ALL SHOWER WALLS - FULL HEIGHT TO CEILING.
- INTERIOR DESIGNER SHALL SPECIFY AND OWNER SHALL APPROVE ALL INTERIOR DOOR HARDWARE, PLUMBING AND ELECTRICAL FIXTURES AND TRIM, DECORATIVE INTERIOR TREATMENTS AND FINISHES, FLOOR FINISHES, MOUNTING HEIGHTS, ETC. GENERAL CONTRACTOR COORDINATE.
- AT ALL SHOWER FLOORS - PROVIDE 1/2" MINIMUM PITCH AT SHOWER PANS AND LINERS TO SLOPE TO DRAIN AS PER CURRENT FLORIDA BUILDING CODE.
- WATER HEATERS SHALL BE GAS TANK STYLE AS SHOWN ON PLANS. PROVIDE RE-CIRCULATION SYSTEM AT EACH SYSTEM LOOP.
- SEE EXTERIOR ELEVATIONS FOR ALL COMPONENT HEIGHTS AND VERTICAL DIMENSION INFORMATION. INTERIOR DESIGNER AND OWNER SHALL LOCATE AND APPROVE ALL WALL FIXTURE MOUNTING HEIGHTS AND GENERAL CONTRACTOR COORDINATE. ALL EXTERIOR FINISHES SHOWN OR NOTED ON DWGS. SHALL BE APPROVED BY OWNER, PATTERN VERIFIED BY DESIGNER AND SUPPLEMENTAL DRAWING.
- FOR MILDEWS CONTROL - AVOID USING WALL PAPER AT ANY INTERIOR SIDE OF EXTERIOR BLOCK WALLS. USE PAINT AND CONSTRUCTION MATERIALS (INCLUDING WALL PAPER GLUE) WHICH "BREATHE" TO ALLOW ANY TRAPPED MOISTURE TO PASS THROUGH FOR AC DEHUMIDIFICATION.









- STANDING SEAM METAL ROOF (NOA PROVIDED BY GC)  
(INSTALLED PER MFG'S INSTRUCTIONS)
- ROOF UNDERLAYMENT (NOA PROVIDED BY GC)
- $\frac{5}{8}$ " ADVANTECH ENGINEERED SHEATHING (SEE STRUCTURAL)
- PRE ENGINEERED WOOD TRUSSES (SEE STRUCTURAL)
- R-20 FIBER INJECTED OPEN CELL INSULATION (ICYNENE)
- $\frac{3}{4}$ " TYPE X DRYWALL (2-LAYER) PAINTED

BLDG. PERMIT PLANS  
FILE COPY OF RECORD



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780 Emerald Harbor Drive  
Longboat Key, Florida 34228

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**PROJECT**

**ADDENDUM / REVISION**

No.	Date	Description
1	7/7/2023	Value Engineering

SCALE  
1/4" = 1' 0"

DRAWN BY  
MB

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MB

DATE  
May 30, 2023

SHEET TITLE  
**EXTERIOR ELEVATION**

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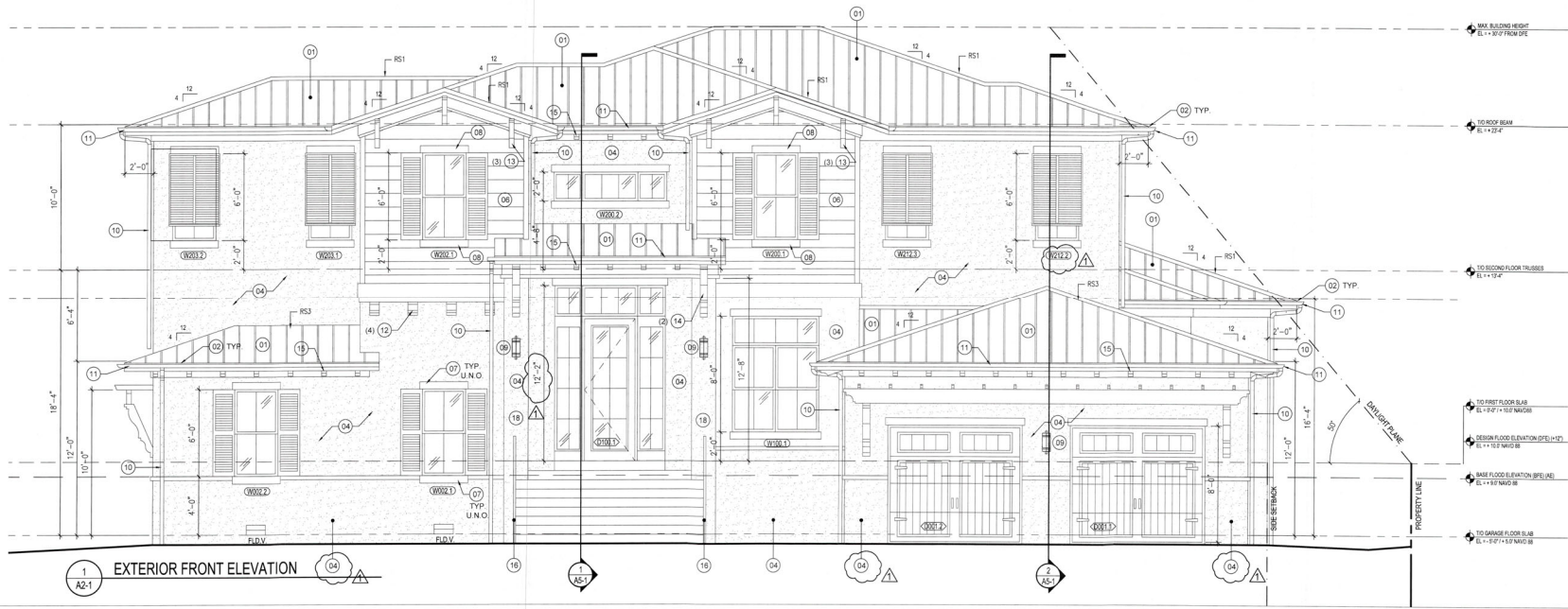
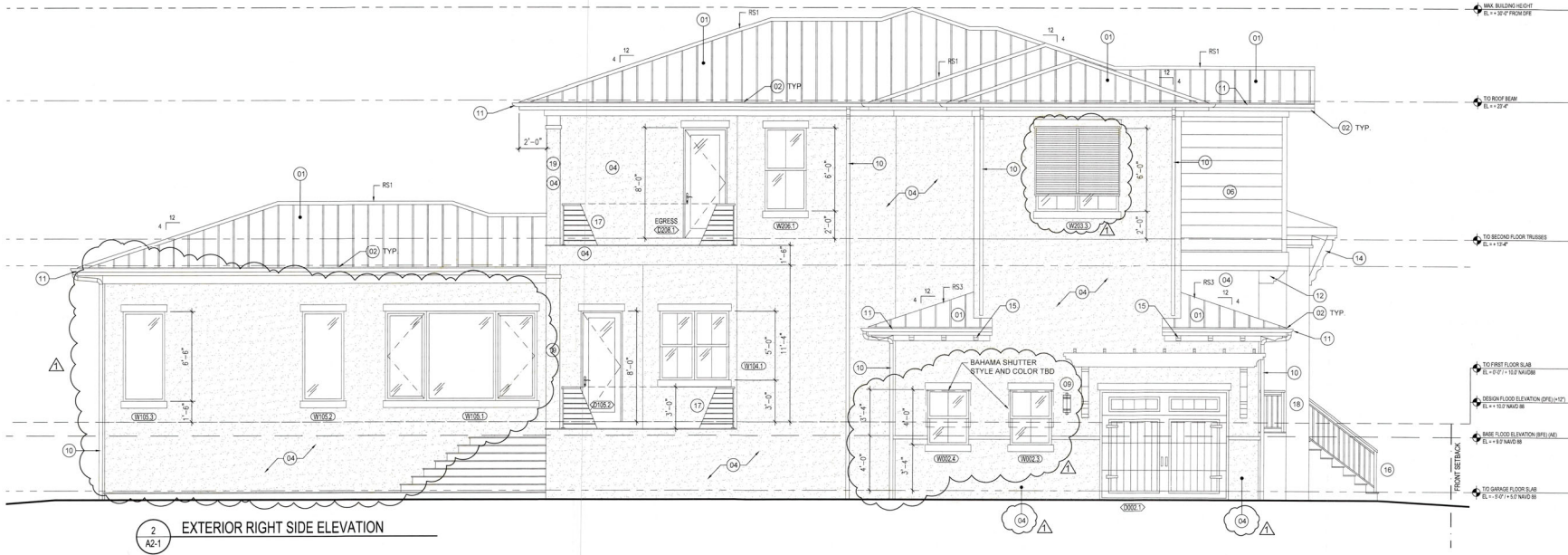
SEP 19 2023

TOWN OF LONGBOAT KEY

SHEET NUMBER 119

**A2-1**

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Kenneth D. Keating  
License # CBC 027060

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PRODUCT

ADDENDUM / REVISION

No.	Date	Description
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SCALE  
1/4" = 1'-0"

DRAWN BY

MB

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MB

DATE

May 30, 2023

SHEET TITLE

EXTERIOR ELEVATION

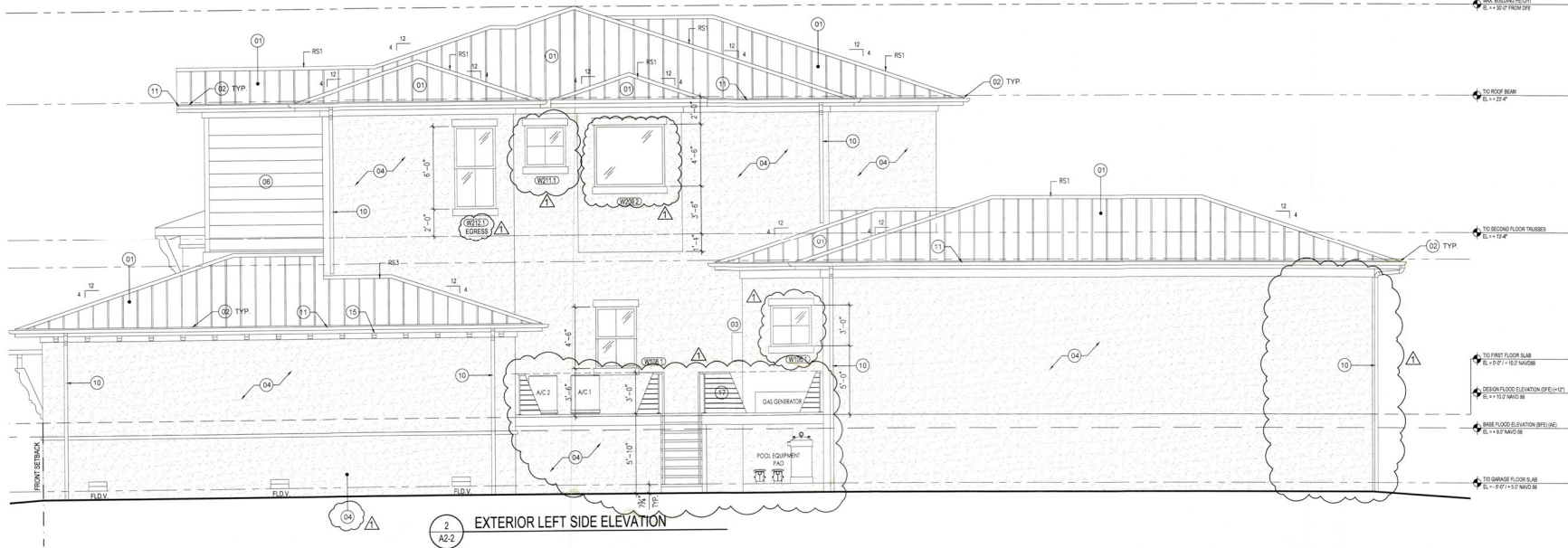
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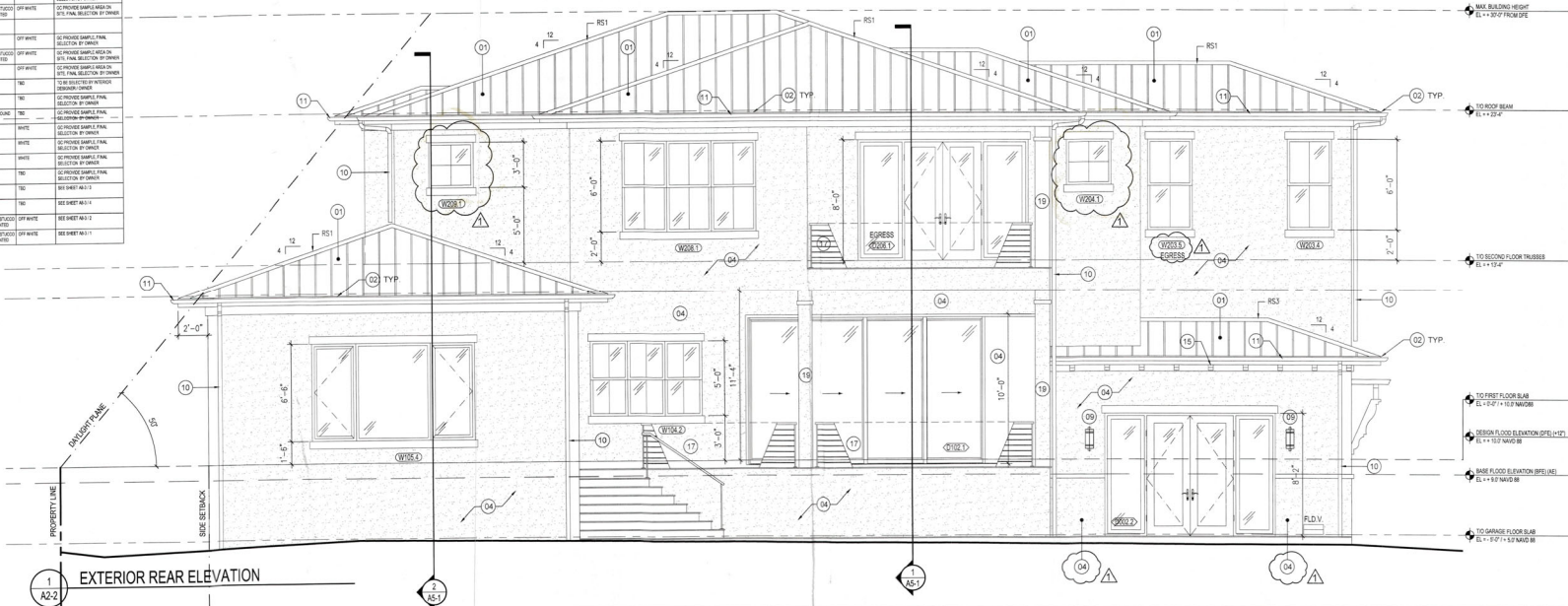
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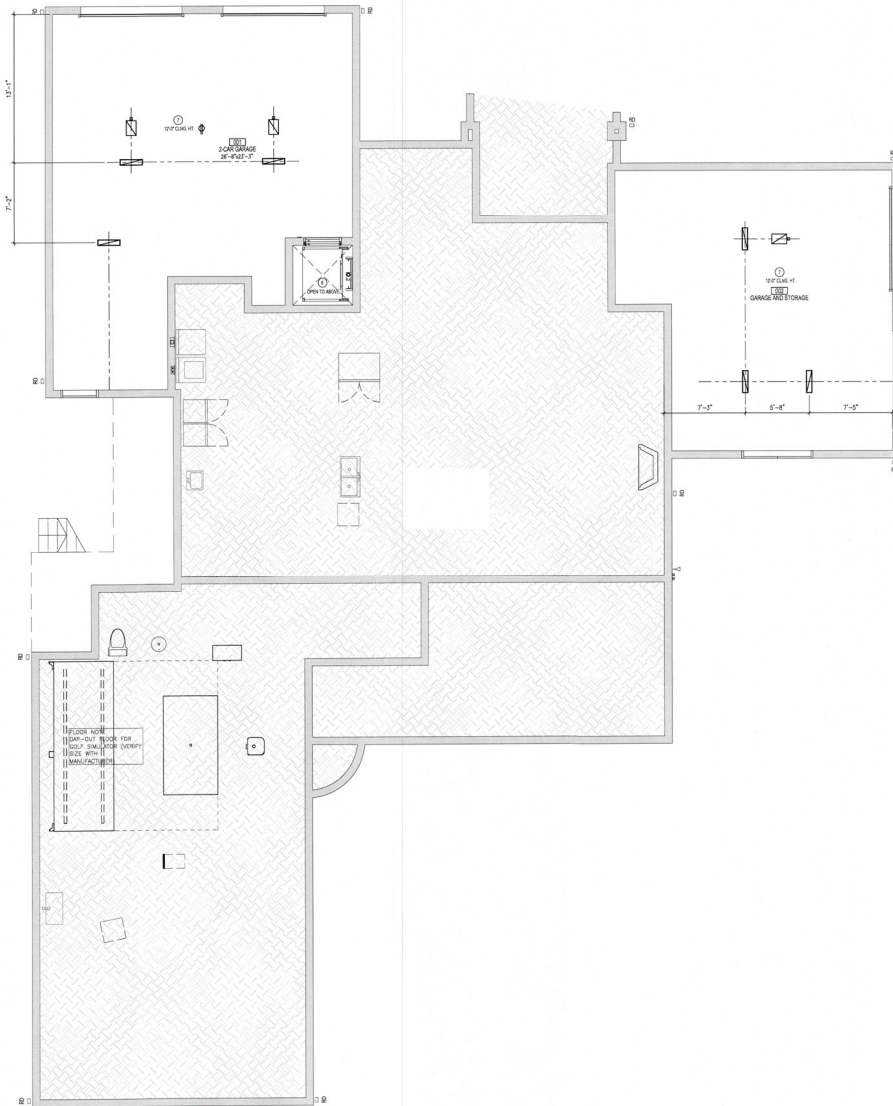
PERMIT NUMBER

A2-2

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FILE COPY OF RECORD

EXTERIOR FINISH SCHEDULE			
ITEM	DESCRIPTION	FINISH	NOTES
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02	WALLS	CONCRETE	SEE SECTION R-10
03	WALLS	CONCRETE	SEE SECTION R-10
04	WALLS	CONCRETE	SEE SECTION R-10
05	WALLS	CONCRETE	SEE SECTION R-10
06	WALLS	CONCRETE	SEE SECTION R-10
07	WALLS	CONCRETE	SEE SECTION R-10
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96	WALLS	CONCRETE	SEE SECTION R-10
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98	WALLS	CONCRETE	SEE SECTION R-10
99	WALLS	CONCRETE	SEE SECTION R-10
100	WALLS	CONCRETE	SEE SECTION R-10





#### REFLECTED CEILING PLAN - LEGEND

- 1 GYPSUM BOARD CEILING SYSTEM, PAINTED TYP.
- 2 INTERIOR TRIM (TBD)
- 3 EXPOSED CONCRETE
- 4 EXTERIOR TAG WOOD CEILING
- 5 OPEN TO STRUCTURE ABOVE
- 6 STUCCO FINISH
- 7 (2) LAYER 1/2" DRYWALL TYPE X
- 8 BRACKET 1 (SEE A8-3)
- 9 BRACKET 2 (SEE A8-3)

#### REFLECTED CEILING PLAN - NOTES

1. THE ARCHITECTURAL REFLECTED CEILING PLAN SHALL GOVERN THE LAYOUT OF ALL CEILING ELEMENTS AND/OR PENETRATIONS. IF APPLICABLE COORDINATE ANY FIELD VERIFIED OR AS BUILT CONDITIONS THAT ARE DIFFER FROM WHAT SHOWN ON THESE PLANS WITH THE DESIGNER.
2. SIZES OF MECHANICAL EQUIPMENT (IF SHOWN) UP FOR REFERENCE ONLY UNLESS NOTED OTHERWISE. IF APPLICABLE COORDINATE ACTUAL SIZES WITH A MECHANICAL ENGINEER.
3. SIZES AND SHAPES OF LIGHTING AND OTHER MISCELLANEOUS ELECTRICAL EQUIPMENT (IF SHOWN) ARE FOR REFERENCE ONLY UNLESS NOTED OTHERWISE. IF APPLICABLE COORDINATE ACTUAL SIZES WITH THE ELECTRICAL ENGINEER.
4. INSTALL SUSPENDED CEILING GRID WITH EQUAL SIZE PANELS AT EACH SIDE OR END OF THE INDIVIDUAL SPACE UNLESS NOTED OTHERWISE. NO PANEL SHALL BE LESS THAN 4 INCHES WIDE.
5. ALL CEILING MOUNTED ITEMS (SPRINKLER HEADS MOUNTAIN DEVICES ETC.) SHALL BE CENTERED IN THE CEILING/CEILING PANEL PANEL UNLESS NOTED OTHERWISE. PATCH AND REPAIR EXISTING CEILING AS REQUIRED THAT WAS DISTURBED DURING DEMOLITION AND ALL NEW CONSTRUCTION ACTIVITIES. PATCH AND REPAIR TO MATCH EXISTING AT OWNER'S CONSTRUCTION SUPPORT SYSTEM, CEILING FINISH, PATTERNS AND SITUATIONS.

CUSTOM HOME DESIGN & DRAFTING

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PROJECT

SMITH RESIDENCE  
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Longboat Key, Florida 34228

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#### ADDENDUM / REVISION

No.	Date	Description
1	??/??/2023	Value Engineering

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

CHECKED BY  
MB

DATE  
May 30, 2023

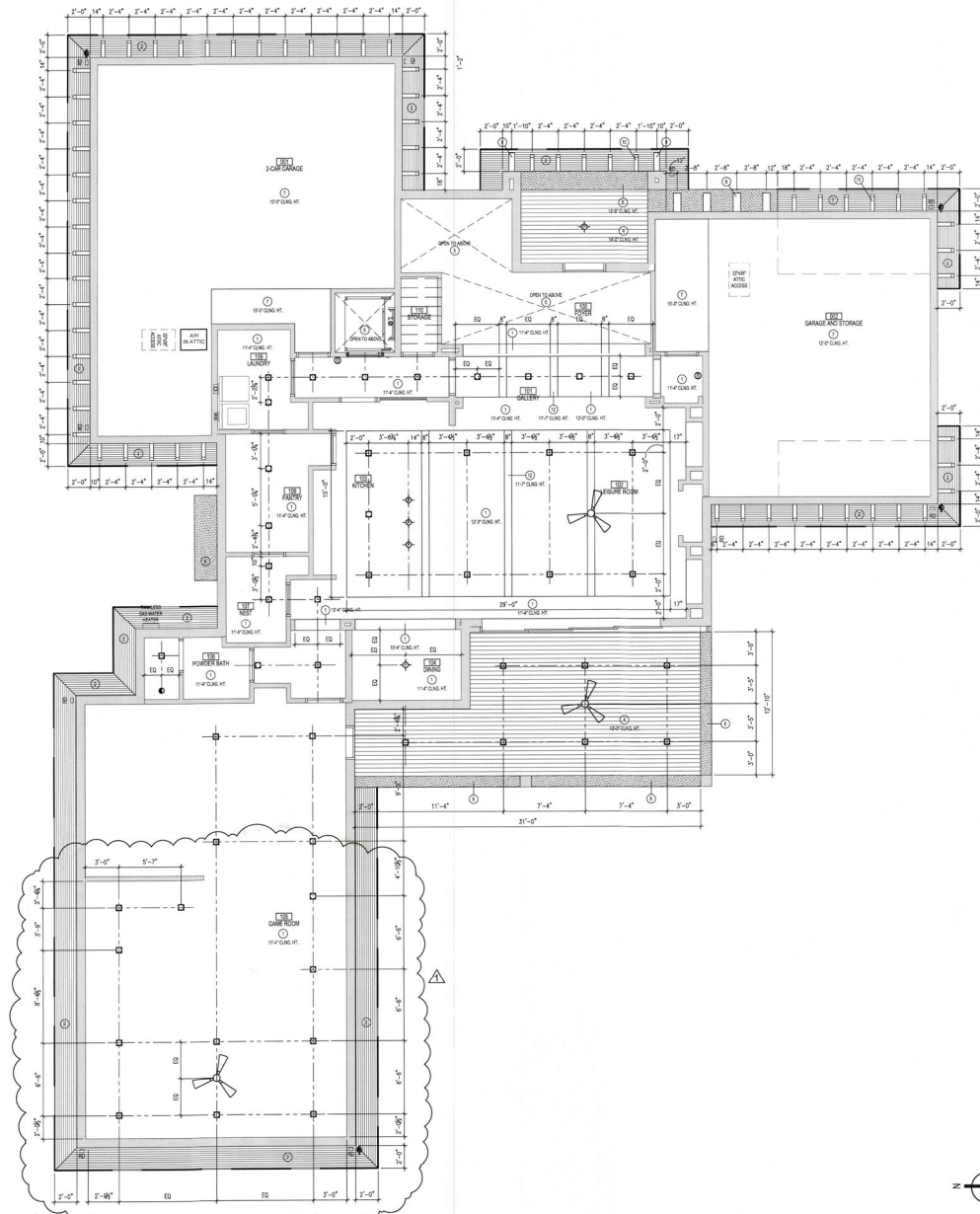
SHEET TITLE  
GROUND FLOOR PLAN  
REFLECTED CEILING

RECEIVED

SEP 1 8 2023  
SHEET NUMBER  
Planning, Zoning & Building

A4-0

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# REFLECTED CEILING PLAN - LEGEND

- GYPSUM BOARD CEILING SYSTEM, PAINTED TYP.
- INTERIOR TRIM (TBD)
- EXPOSED CONCRETE
- EXTERIOR TAG WOOD CEILING
- OPEN TO STRUCTURE ABOVE
- STUCCO FINISH
- (2) LAYER 1/2" DRYWALL, TYPE X
- BRACKET 1 (SEE AB-3)
- BRACKET 2 (SEE AB-3)

## REFLECTED CEILING PLAN - NOTES

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Longboat Key, Florida 34228  
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PROJECT

ADDENDUM / REVISION	No.	Date	Description
1	7/7/2023	Value Engineering	

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

CHECKED BY  
MB

DATE  
May 30, 2023

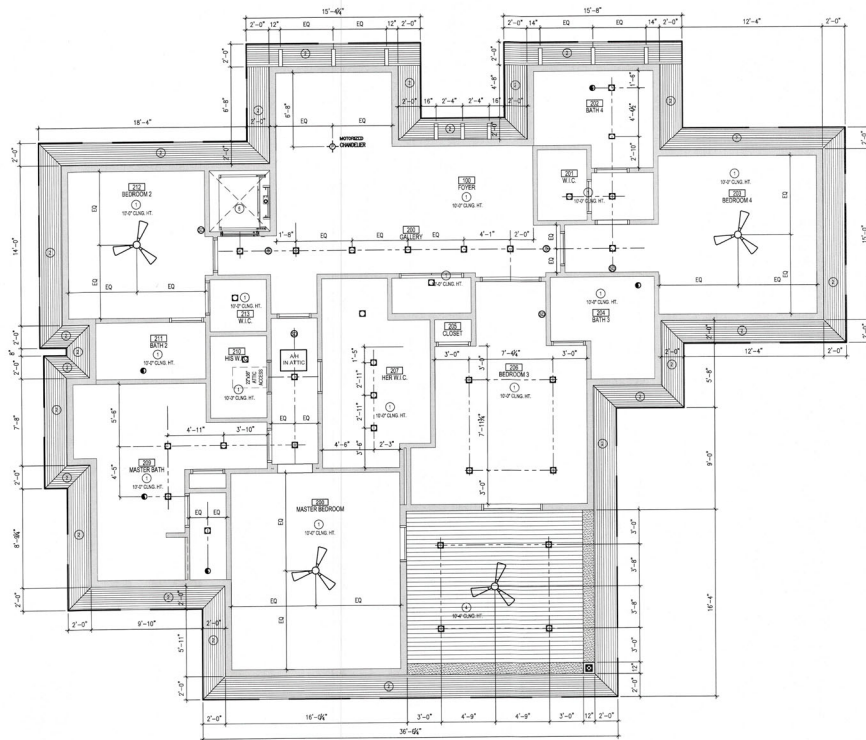
SHEET TITLE  
FIRST FLOOR PLAN  
REFLECTED CEILING

RECEIVED  
SEP 11 2023  
TOWN OF LONGBOAT KEY  
Planning, Design & Building

**A4-1**

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# REFLECTED CEILING PLAN - LEGEND

- GYPSUM BOARD CEILING SYSTEM, PAINTED TYP.
- INTERIOR TRIM (TBD)
- EXPOSED CONCRETE
- EXTERIOR TAG WOOD CEILING
- OPEN TO STRUCTURE ABOVE
- STUCCO FINISH
- (2) LAYER 1/2" DRYWALL TYPE X
- BRACKET 1 (SEE AB-3)
- BRACKET 2 (SEE AB-3)

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- SIZES AND SHAPES OF LIGHTING AND OTHER MISCELLANEOUS ELECTRICAL EQUIPMENT (IF SHOWN) ARE FOR REFERENCE ONLY. UNLESS NOTED OTHERWISE, IF APPLICABLE COORDINATE ACTUAL SIZES WITH THE ELECTRICAL ENGINEER.
- INSTALL SUSPENDED CEILING GRID WITH EQUAL SIZE PANELS AT EACH SIDE OR END OF THE INDIVIDUAL SPACE UNLESS NOTED OTHERWISE. NO PANEL SHALL BE LESS THAN 4 INCHES WIDE.
- ALL CEILING MOUNTED ITEMS (SPRINKLER HEADS MOUNTAIN DEVICES ETC) SHALL BE CENTERED IN THE CEILING/CEILING PANEL. PATCH AND REPAIR EXISTING CEILING AS REQUIRED THAT WAS DISTURBED DURING DEMOLITION AND ALL NEW CONSTRUCTION ACTIVITIES. PATCH AND REPAIR TO MATCH EXISTING AT JASON'S CONSTRUCTION. SUPPORT SYSTEM, CEILING FINISH, PATTERNS AND ELEVATIONS.

CUSTOM HOME DESIGN & DRAFTING

HausDesign Studio, LLC

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Phone: 941.580.4603  
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CONTRACTOR

Camlin Home Corporation

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Phone: 941.748.1622

Kenneth D. Keating  
License # CBC 027060

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**SMITH RESIDENCE**  
780 Emerald Harbor Drive  
Longboat Key, Florida 34228  
**PERMIT SET**

PROJECT

## ADDENDUM / REVISION

No.	Date	Description
1	7/7/2023	Value Engineering

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

CHECKED BY  
MB

DATE  
May 30, 2023

SHEET TITLE  
SECOND FLOOR PLAN  
REFLECTED CEILING

RECEIVED

SFP 1-1-2023  
SHEET NUMBER  
TOWN OF LONGBOAT KEY  
Planning, Zoning & Building

**A4-2**

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Longboat Key, Florida 34228

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PROJECT

ADDENDUM / REVISION		
No.	Date	Description
1	7/7/2023	Value Engineering

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1/4" = 1'-0"

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CHECKED BY  
MB

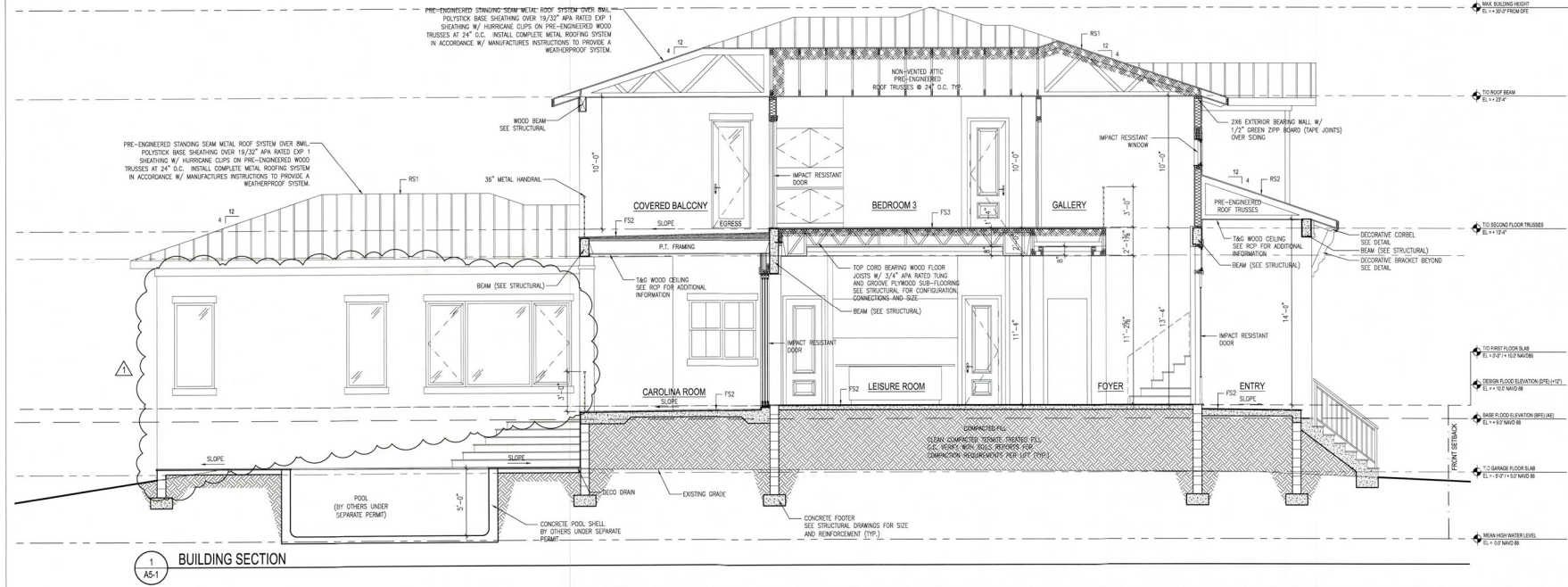
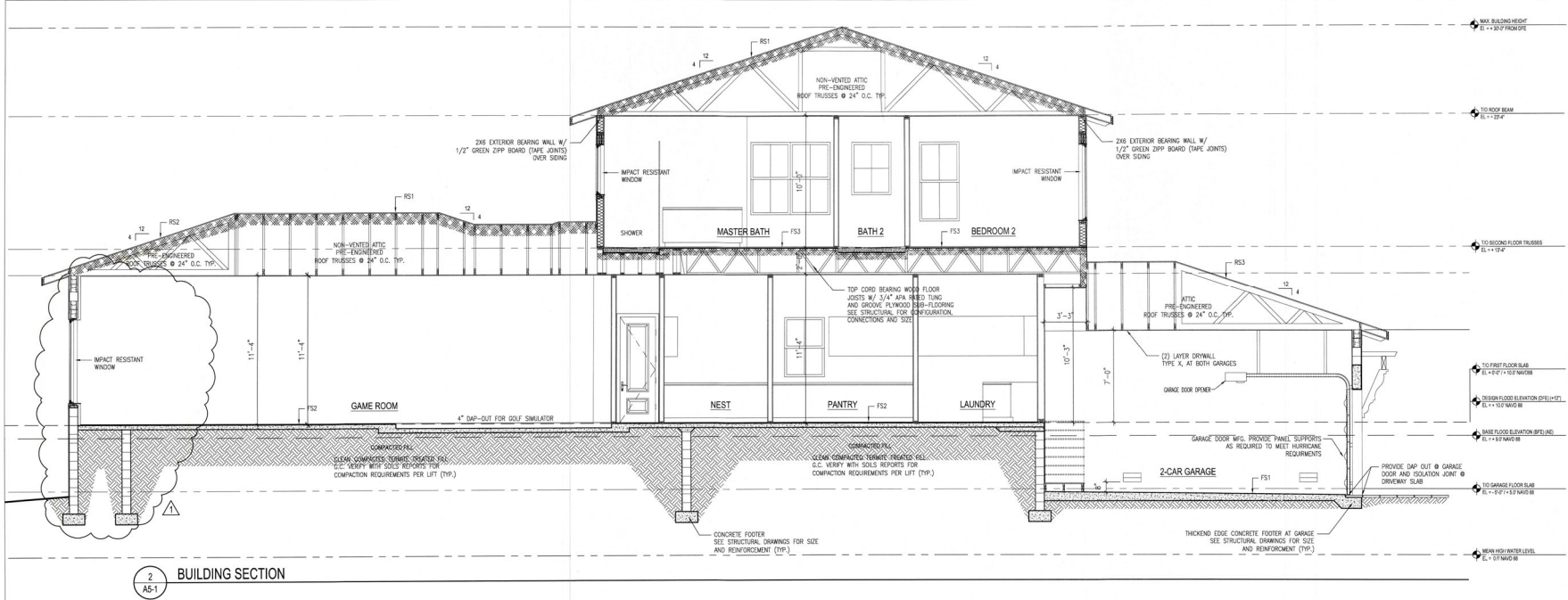
DATE  
May 30, 2023

SHEET TITLE  
**BUILDING SECTION**

RECEIVED  
SEP 19 2023  
TOWN OF LONGBOAT KEY  
SHEET NUMBER

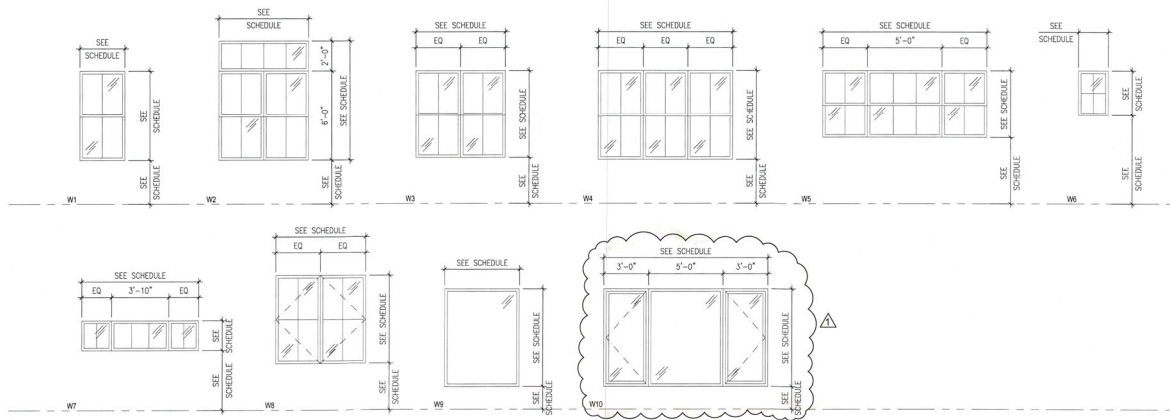
**A5-1**

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WINDOW SCHEDULE																				DETAIL			DP PSF	ACTUAL DESIGN PRESSURE	SHADES	NOTES
KEY	LOCATION	UNIT SIZE (W x H)	M.O. (W x H)	SILL HEIGHT	HEAD HEIGHT	TYPE	MANUFAC / PRODUCT LINE	NDA OR FL APP. NO.	GLASS	MATERIAL	FINISH	SCREEN	SILL	JAMB	HEAD											
GROUND FLOOR																										
W002.1	GARAGE / STORAGE	3'-0" x 6'-0"		4'-0"	10'-0"	W1	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110									
W002.2	GARAGE / STORAGE	3'-0" x 6'-0"		4'-0"	10'-0"	W1	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110									
W002.3	GARAGE / STORAGE	9'-0" x 6'-0"		4'-0"	10'-0"	W4	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110									
FIRST FLOOR																										
W100.1	FOYER	6'-0" x 6'-0"		2'-0"	10'-0"	W2	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110		SEE ELEVATION							
W104.1	DINING	8'-0" x 8'-0"		3'-6"	8'-0"	W3	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70									
W104.2	DINING	7'-6" x 8'-0"		3'-6"	8'-0"	W4	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70									
W105.1	GAME ROOM	11'-0" x 6'-6"		1'-6"	8'-0"	W10	PGT - PW 5540 / CA 5540	NDA 20-0401.07 / 20-0402.03	LOWE 366	Vinyl / Glass	White	NO					65/70		EGRESS							
W105.2	GAME ROOM	3'-0" x 6'-6"		1'-6"	8'-0"	W9	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					65/70									
W105.3	GAME ROOM	3'-0" x 6'-6"		1'-6"	8'-0"	W9	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					65/70									
W105.4	GAME ROOM	11'-0" x 6'-6"		1'-6"	8'-0"	W10	PGT - PW 5540 / CA 5540	NDA 20-0401.07 / 20-0402.03	LOWE 366	Vinyl / Glass	White	NO					65/70		EGRESS							
W106.1	POWDER BATH	5'-0" x 3'-0"		6'-0"	8'-0"	W6	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110		FROSTED GLASS							
W108.1	PANTRY	3'-0" x 4'-6"		3'-6"	8'-0"	W1	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110									
SECOND FLOOR																										
W200.1	GALLERY	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110									
W200.2	GALLERY	7'-10" x 2'-0"		4'-8"	6'-8"	W7	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110		SEE ELEVATION							
W202.1	BATH 4	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110		FROSTED GLASS							
W203.1	BEDROOM 4	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70									
W203.2	BEDROOM 4	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70									
W203.3	BEDROOM 4	6'-0" x 6'-0"		2'-0"	8'-0"	W3	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					70/110									
W203.4	BEDROOM 4	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70		EGRESS							
W203.5	BEDROOM 4	3'-0" x 3'-0"		2'-0"	8'-0"	W6	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110		FROSTED GLASS							
W204.1	BATH 3	3'-0" x 6'-0"		2'-0"	8'-0"	W4	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110									
W208.1	MASTER BEDROOM	5'-0" x 3'-0"		4'-0"	8'-0"	W6	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110		FROSTED GLASS							
W209.1	MASTER BATHROOM	5'-0" x 4'-6"		2'-6"	8'-0"	W9	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					65/70		FROSTED GLASS							
W209.2	MASTER BATHROOM	5'-0" x 3'-0"		4'-0"	8'-0"	W6	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110		FROSTED GLASS							
W211.1	BATH 2	3'-0" x 3'-0"		4'-0"	8'-0"	W9	PGT - PW 5540	NDA 20-0401.07	LOWE 366	Vinyl / Glass	White	NO					80/110									
W212.1	BEDROOM 2	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70		EGRESS							
W212.2	BEDROOM 2	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70									
W212.3	BEDROOM 2	3'-0" x 6'-0"		2'-0"	8'-0"	W1	PGT - SH 5500	NDA 20-0401.03	LOWE 366	Vinyl / Glass	White	NO					65/70									



# DOOR AND WINDOW NOTES

- CONTRACTOR SHALL VERIFY ALL WINDOW AND DOOR ROUGH OPENING DIMENSIONS WITH MANUFACTURER PRIOR TO PROCUREMENT OF MATERIAL
- EXACT WINDOW SIZES SHALL BE VERIFIED BY G.C. AND WINDOW MANUFACTURER
- WINDOW MANUFACTURER TO MEET ALL DESIGN PRESSURES NOTED ON STRUCTURAL DRAWINGS. REFER TO ATTACHED PRODUCT CONTROL NOTICE OF ACCEPTANCE
- GLASS FOR ALL EXTERIOR WINDOWS TO BE IMPACT RESISTANT, LOW-E 366 GLASS (TO BE APPROVED BY OWNER)
- ALIGN TOPS OF WINDOWS WITH TOPS OF DOORS IN A LEVEL PLANE ABOVE FINISH FLOOR UNLESS OTHERWISE NOTED
- WATER PROOFING AT EXTERNAL WINDOWS SHALL BE INSTALLED IN ACCORDANCE WITH FMAWMA 250-10
- CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OF ALL DOOR AND WINDOW UNITS, SYSTEMS, AND ASSEMBLIES IN A FIELD VERIFIED DIMENSIONS PRIOR TO FABRICATION. CONTRACTOR SHALL REVIEW AND APPROVE SHOP DRAWINGS PRIOR TO SUBMITTAL TO DESIGNER AND OWNER
- ALL WINDOW AND EXTERIOR DOOR FRAME COLOR SHALL BE WHITE. TO BE APPROVED BY OWNER
- ALL OPERABLE WINDOWS SHALL BE EQUIPPED WITH SECURITY DEVICE WIRING
- SEE FLOOR PLANS AND ELEVATIONS FOR WINDOW AND DOOR SWING DIRECTION
- ALL REQUIRED EMERGENCY EGRESS WINDOWS SHALL HAVE A MINIMUM NET CLEAR OPENABLE AREA OF 5.7 SQUARE FEET. THE MINIMUM NET CLEAR OPENABLE HEIGHT DIMENSION SHALL BE 24" THE MINIMUM NET CLEAR OPENABLE WIDTH DIMENSION SHALL BE 20" WHEN WINDOWS ARE PROVIDED AS A MEANS OF EGRESS OR RESCUE THEY SHALL HAVE A FINISHED SILL HEIGHT NOT MORE THAN 44" ABOVE FINISH FLOOR
- INTERIOR DOORS SHALL HAVE A CLEARANCE NOT MORE THAN 3/8" ABOVE FINISH FLOOR
- ALL WOOD DOORS SHALL BE SOLID CORE UNLESS NOTED OTHERWISE
- ALL DOORS SHALL HAVE A MINIMUM OF 3 HINGES PER LEAF UNLESS OTHERWISE NOTED. CONTRACTOR SHALL PROVIDE TEMPORARY HINGES AS REQUIRED. VERIFY FINISH AND HARDWARE SPECIFICATIONS WITH INTERIOR DESIGNER/OWNER
- PROVIDE WINDOW, DOOR, AND HARDWARE SAMPLE MOCK-UPS FOR REVIEW AND APPROVAL BY DESIGNER AND OWNER PRIOR TO PURCHASE OR FABRICATION
- GLAZING IN ALL FIXED AND OPERABLE PANELS OF SWINGING, SLIDING, AND BI-FOLD DOORS SHALL BE CONSIDERED HAZARDOUS AND SHALL COMPLY WITH CURRENT FLORIDA BUILDING CODE SECTION 2409 - SAFETY GLAZING
- ALL WINDOW AND DOOR FINISHES SHALL BE APPROVED BY DESIGNER AND OWNER

## IMPORTANT DOOR AND WINDOW HEIGHT NOTE

GENERAL CONTRACTOR SHALL COORDINATE ALL WINDOW AND DOOR ROUGH OPENING HEAD HEIGHTS AND THRESHOLD DAP-OUT DEPTHS UNIVERSALLY THROUGHOUT STRUCTURE TO ENSURE THAT ALL SIMILAR NOMINAL HEAD TRIM CASINGS SHALL EXACTLY ALIGN AND ARE LOCATED THE SAME EXACT DISTANCE FROM THE CEILING. EXTERIOR FRENCH DOORS SHALL GOVERN ADJACENT WINDOW INSTALLATION HEIGHTS. SLIDING GLASS DOORS WILL GOVERN ADJACENT WINDOW INSTALLATION HEIGHTS. SEE WALL SECTIONS FOR IMPORTANT EXTERIOR DOOR THRESHOLD NOTES. ADJUST THE BEAM DEPTHS ABOVE ACCORDINGLY AND CONFIRM ANY DEPTH REDUCTION WITH STRUCTURAL ENGINEER.

AT ALL EXTERIOR DOOR OPENINGS (ALL PLANS) - DAP-OUT SLAB AS REQUIRED FOR FINAL FINISH TOP INTERIOR EDGE OF DOOR MANUFACTURER'S IMPACT THRESHOLD TO BE EXACTLY 1/8" ABOVE FINAL FINISH SURFACE OF INTERIOR FLOORING. GENERAL CONTRACTOR SHALL COORDINATE ALL TOLERANCES AND ADJUST FOR VARIOUS DOOR AND FLOORING MANUFACTURER'S PRODUCTS ACCORDINGLY.

## DESIGN PRESSURE NOTE

SEE STRUCTURAL FOR COMPONENT AND CLADDING DESIGN PRESSURE CHART. ALL EXTERIOR WINDOWS AND DOORS SHALL BE DESIGNED FOR PRESSURES RANGING 4A THROUGH 4D AND 5A THROUGH 5D AS DENOTED ON PLAN AND EXTERIOR ELEVATIONS. EXTERIOR GLAZED WINDOWS AND DOORS ARE REQUIRED TO RESIST IMPACT FROM WIND BORNE DEBRIS.

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## CONTRACTOR

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## SMITH RESIDENCE

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Longboat Key, Florida 34228

## PERMIT SET

PROJECT

## ADDENDUM / REVISION

No. Date Description

1 ??/??/2023 Value Engineering

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

CHECKED BY  
MB

DATE  
May 30, 2023

SHEET TITLE  
WINDOW SCHEDULE  
NOTES AND DETAILS

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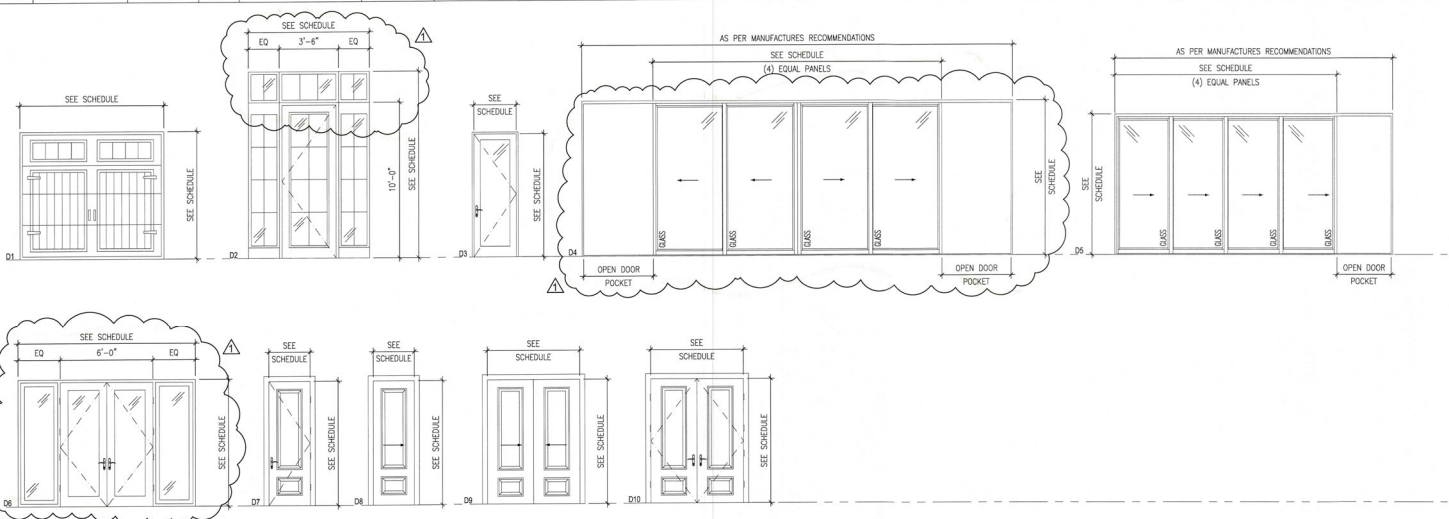
SEP 18 2023

SHEET NUMBER  
Planning, Zoning & Building

A6-1

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DOOR SCHEDULE																
KEY	LOCATION	UNIT SIZE (W x H)	TYPE	MANUFACT / PRODUCT	NOA OR FL APP. NO.	IMPACT	MATERIAL	FINISH	HDWR	DETAIL			DP +/-	ACTUAL DESIGN PRESSURE	SHADES / SCREENS	REMARKS
										SILL	JAMB	HEAD				
GROUND FLOOR																
D001.1	2-CAR GARAGE	9'-0" x 8'-0"	D1	D&D Garage Door		YES	STEEL	TBD						+30.1 / -33.0		
D001.2	2-CAR GARAGE	9'-0" x 8'-0"	D1	D&D Garage Door		YES	STEEL	TBD						+30.1 / -33.0		
D001.3	2-CAR GARAGE	3'-0" x 8'-0"	D3	WinDoor 9050	NOA 20-0806 02	LOW-E 366	ALUMINUM / GLASS	White						+120 / -120		
D001.4	2-CAR GARAGE	3'-0" x 8'-0"	D7			NO	FIBER GLASS	TBD								FIRE RATED (20 MINUTES, MIN.), SELF-CLOSING, ELEVATOR
D002.1	GARAGE / STORAGE	9'-0" x 8'-0"	D1	D&D Garage Door		YES	STEEL	TBD						+30.1 / -33.0		
D002.2	GARAGE / STORAGE	11'-6" x 8'-0"	D6	WinDoor 9050	NOA 20-0806 02	LOW-E 366	ALUMINUM / GLASS	White						+100 / -120		SIDE LIGHTS, SEE ELEVATION
FIRST FLOOR																
D100.1	FOYER	7'-6" x 12'-2"	D2			LOW-E 366	ALUMINUM / GLASS	TBD								CUSTOM FRONT DOOR
D100.2	FOYER	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								FIRE RATED (20 MINUTES, MIN.), SELF-CLOSING
D100.3	FOYER	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D100.4	FOYER	3'-0" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								ELEVATOR
D100.5	FOYER	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								FIRE RATED (20 MINUTES, MIN.), SELF-CLOSING
D102.1	LIVING ROOM	16'-0" x 10'-0"	D5	WinDoor 8100	NOA 20-0814 01	LOW-E 366	ALUMINUM / GLASS	White						+50 / -70		SEE ELEVATION
D105.1	GAME ROOM	2'-8" x 8'-0"	D3	WinDoor 9050	NOA 20-0806 02	LOW-E 366	ALUMINUM / GLASS	White						+120 / -120		
D105.2	GAME ROOM	3'-0" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D106.1	POWDER BATH	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D107.1	NEST	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D107.2	NEST	2'-8" x 8'-0"	D8			NO	WOOD / SOLID CORE	TBD								
D108.1	PANTRY	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D109.1	LAUNDRY	3'-0" x 8'-0"	D8			NO	WOOD / SOLID CORE	TBD								
D109.2	LAUNDRY	2'-8" x 8'-0"	D8			NO	WOOD / SOLID CORE	TBD								
SECOND FLOOR																
D200.1	GALLERY	3'-0" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								ELEVATOR
D200.2	GALLERY	5'-4" x 8'-0"	D10			NO	WOOD / SOLID CORE	TBD								
D201.1	W.I.C.	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D202.1	BATH 4	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D203.1	BEDROOM 4	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D204.1	BATH 3	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D205.1	W.I.C.	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D206.1	BEDROOM 3	11'-4" x 8'-0"	D6	WinDoor 9050	NOA 20-0806 02	LOW-E 366	ALUMINUM / GLASS	White						+120 / -120		EGRESS, WITH SIDE LIGHTS (SEE ELEVATION)
D206.2	BEDROOM 3	5'-0" x 8'-0"	D10			NO	WOOD / SOLID CORE	TBD								
D207.1	HER CLOSET	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D207.1	HER CLOSET	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D208.1	MASTER BEDROOM	2'-10" x 8'-0"	D3	WinDoor 9050	NOA 20-0806 02	LOW-E 366	ALUMINUM / GLASS	White						+120 / -120		EGRESS
D208.2	MASTER BEDROOM	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D209.1	MASTER BATHROOM	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D209.2	MASTER BATHROOM	2'-8" x 8'-0"	D7			NO	WOOD / SOLID CORE	TBD								
D210.1	HIS CLOSET	2'-8" x 8'-0"	D8			NO	WOOD / SOLID CORE	TBD								
D211.1	BATH 2	2'-8" x 8'-0"	D8			NO	WOOD / SOLID CORE	TBD								
D212.1	BEDROOM 2	2'-8" x 8'-0"	D8			NO	WOOD / SOLID CORE	TBD								
D213.1	W.I.C.	2'-8" x 8'-0"	D8			NO	WOOD / SOLID CORE	TBD								



#### DOOR AND WINDOW NOTES

- CONTRACTOR SHALL VERIFY ALL WINDOW AND DOOR ROUGH OPENING DIMENSIONS WITH MANUFACTURER PRIOR TO PROCUREMENT OF MATERIAL.
- EXACT WINDOW SIZES SHALL BE VERIFIED BY G.C. AND WINDOW MANUFACTURER.
- WINDOW MANUFACTURER TO MEET ALL DESIGN PRESSURES NOTED ON STRUCTURAL DRAWINGS. REFER TO ATTACHED PRODUCT CONTROL NOTICE OF ACCEPTANCE.
- GLASS FOR ALL EXTERIOR WINDOWS TO BE LOW-E 366, IMPACT RESISTANT, CLEAR GLASS (TO BE APPROVED BY OWNER).
- ALIGN TOPS OF WINDOWS WITH TOPS OF DOORS IN A LEVEL PLANE ABOVE FINISH FLOOR UNLESS OTHERWISE NOTED.
- WATER PROOFING AT EXTERNAL WINDOWS SHALL BE INSTALLED IN ACCORDANCE WITH FMA/WDMA 250-10.
- CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OF ALL DOOR AND WINDOW UNITS, SYSTEMS, AND ASSEMBLIES WITH FIELD VERIFIED DIMENSIONS PRIOR TO FABRICATION. CONTRACTOR SHALL REVIEW AND APPROVE SHOP DRAWINGS PRIOR TO SUBMITTAL TO DESIGNER AND OWNER.
- ALL WINDOW AND EXTERIOR DOOR FRAME COLOR SHALL BE WHITE (TO BE APPROVED BY OWNER).
- ALL OPERABLE WINDOWS SHALL BE EQUIPPED WITH SECURITY DEVICE WIRING.
- SEE FLOOR PLANS AND ELEVATIONS FOR WINDOW AND DOOR SWING DIRECTION.
- ALL REQUIRED EMERGENCY EGRESS WINDOWS SHALL HAVE A MINIMUM NET CLEAR OPENABLE AREA OF 5.7 SQUARE FEET. THE MINIMUM NET CLEAR OPENABLE HEIGHT DIMENSION SHALL BE 24". THE MINIMUM NET CLEAR OPENABLE WIDTH DIMENSION SHALL BE 20". WHEN WINDOWS ARE PROVIDED AS A MEANS OF EGRESS OR RESCUE THEY SHALL HAVE A FINISHED SILL HEIGHT NOT MORE THAN 44" ABOVE FINISH FLOOR.
- INTERIOR DOORS SHALL HAVE A CLEARANCE NOT MORE THAN 3/8" ABOVE FINISH FLOOR.
- ALL WOOD DOORS SHALL BE SOLID CORE UNLESS NOTED OTHERWISE.
- ALL DOORS SHALL HAVE A MINIMUM OF 3 HINGES PER LEAF UNLESS OTHERWISE NOTED. CONTRACTOR SHALL PROVIDE TEMPORARY HINGES AS REQUIRED. VERIFY FINISH AND HARDWARE SPECIFICATIONS WITH INTERIOR DESIGNER/OWNER.
- PROVIDE WINDOW, DOOR, AND HARDWARE SAMPLE MOCK-UPS FOR REVIEW AND APPROVAL BY DESIGNER AND OWNER PRIOR TO PURCHASE OR FABRICATION.
- GLAZING IN ALL FIXED AND OPERABLE PANELS OF SWINGING, SLIDING, AND BI-FOLD DOORS SHALL BE CONSIDERED HAZARDOUS AND SHALL COMPLY WITH CURRENT FLORIDA BUILDING CODE SECTION 2406 - SAFETY GLAZING.
- ALL WINDOW AND DOOR FINISHES SHALL BE APPROVED BY DESIGNER AND OWNER.

#### IMPORTANT DOOR AND WINDOW HEIGHT NOTE

GENERAL CONTRACTOR SHALL COORDINATE ALL WINDOW AND DOOR ROUGH OPENING HEAD HEIGHTS AND THRESHOLD DAP-OUT DEPTHS UNIVERSALLY THROUGHOUT STRUCTURE TO ENSURE THAT ALL SIMILAR NOMINAL HEAD TRIM CASINGS SHALL EXACTLY ALIGN AND ARE LOCATED THE SAME EXACT DISTANCE FROM THE CEILING. EXTERIOR FRENCH DOORS SHALL GOVERN ADJACENT WINDOW INSTALLATION HEIGHTS. SEE WALL SECTIONS FOR IMPORTANT EXTERIOR DOOR THRESHOLD NOTES. ADJUST THE BEAM DEPTHS ABOVE ACCORDINGLY AND CONFIRM ANY DEPTH REDUCTION WITH STRUCTURAL ENGINEER.

AT ALL EXTERIOR DOOR OPENINGS (ALL PLANS) - DAP-OUT SLAB AS REQUIRED FOR FINAL FINISH TOP INTERIOR EDGE OF DOOR MANUFACTURER'S IMPACT THRESHOLD TO BE EXACTLY 1/8" ABOVE FINAL FINISH SURFACE OF INTERIOR FLOORING. GENERAL CONTRACTOR SHALL COORDINATE ALL TOLERANCES AND ADJUST FOR VARIOUS DOOR AND FLOORING MANUFACTURER'S PRODUCTS ACCORDINGLY.

#### DESIGN PRESSURE NOTE

SEE STRUCTURAL FOR COMPONENT AND CLADDING DESIGN PRESSURE CHART. ALL EXTERIOR WINDOWS AND DOORS SHALL BE DESIGNED FOR PRESSURES RANGING 44" THROUGH 40" AND 54" THROUGH 50" AS DENOTED ON PLAN AND EXTERIOR ELEVATIONS. EXTERIOR GLAZED WINDOWS AND DOORS ARE REQUIRED TO RESIST IMPACT FROM WIND BORNE DEBRIS.

#### HARDWARE LEGEND:

- A. DEADBOLT LOCKING MECHANISM
- B. LOCKABLE, SINGLE SIDE (PRIVACY LOCK)
- C. KEVED LOCK
- D. ALARM ENABLED
- E. LEVERED DOOR HANDLE BOTH SIDES OF LEAF
- F. LEVERED DOOR HANDLE NON-OPERABLE - SINGLE SIDE OF LEAF (FRICTION LATCHING MECHANISM)
- G. POCKET DOOR HARDWARE
- H. DOUBLE ACTION PIVOT HINGE PROVIDED BY OWNER

CUSTOM HOME DESIGN & DRAFTING

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SHEET TITLE

DOOR SCHEDULE  
NOTES AND DETAILS

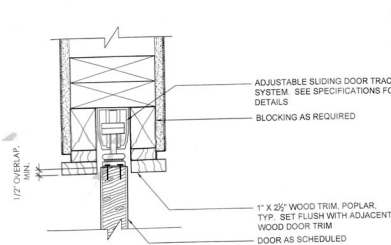
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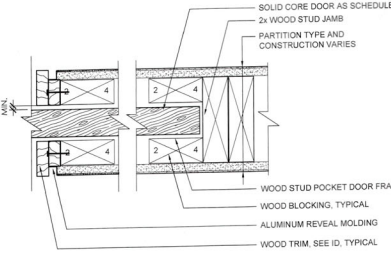
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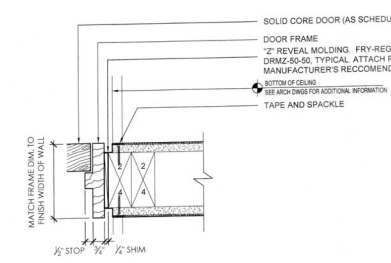




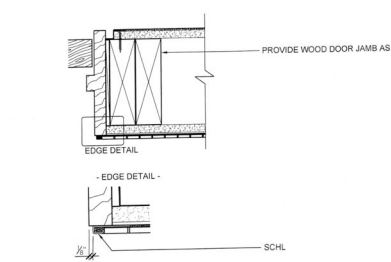
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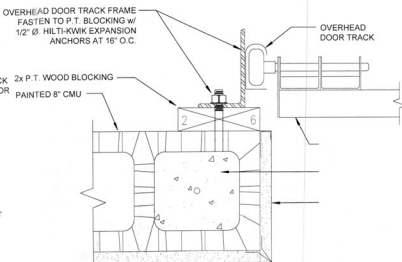
JAMB AT POCKET DOOR  
SCALE: 3/4"=1'-0"



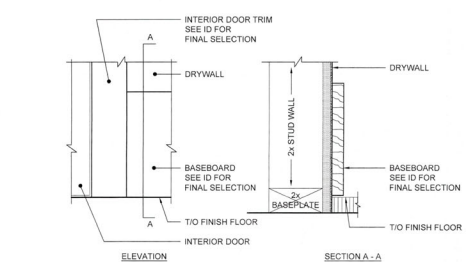
TYPICAL HEADER / JAMB  
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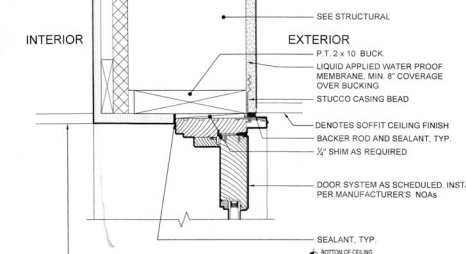
HEADER / JAMB @ TILE  
SCALE: 3/4"=1'-0" AND 5/8"=1'-0"



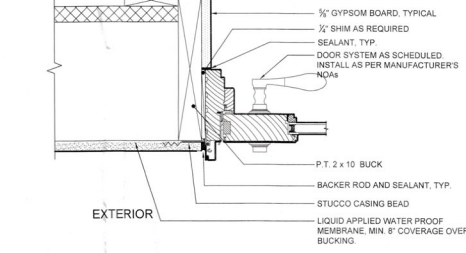
9 HEADER AT POCKET DOOR  
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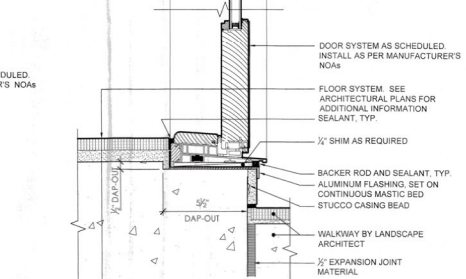
6 TYPICAL BASEBOARD DETAIL  
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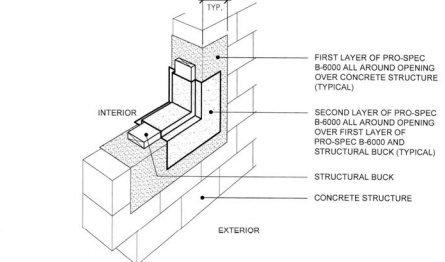
5 HEADER AT ALUMINUM CLAD SWING DOOR  
SCALE: 3/4"=1'-0"



4 TYP. DOOR JAMB AT CLAD SWING DOOR  
SCALE: 3/4"=1'-0"



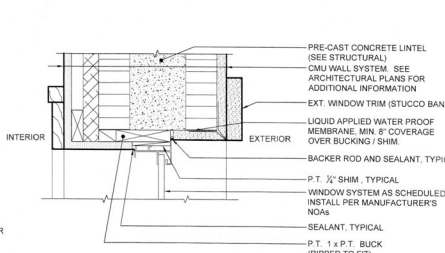
3 SILL AT ALUMINUM SWING DOOR  
SCALE: 3/4"=1'-0"



14 WATERPROOF/CRACK ISOLATION MEMBRANE  
SCALE: NOT TO SCALE



2 CMU WALL/STUCCO WALL - WINDOW HEADER  
SCALE: 3/4"=1'-0"



1 CMU WALL/STUCCO WALL - WINDOW SILL  
SCALE: 3/4"=1'-0"





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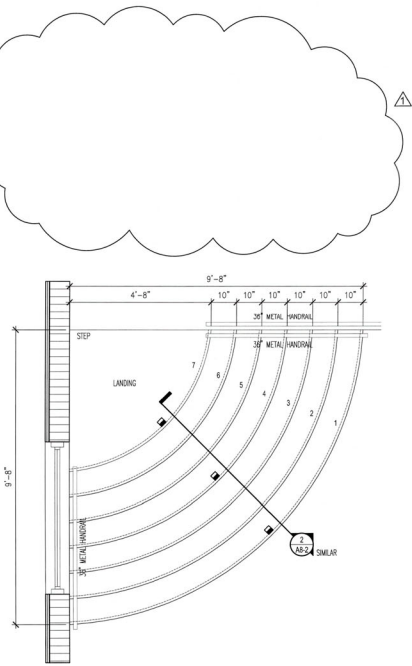
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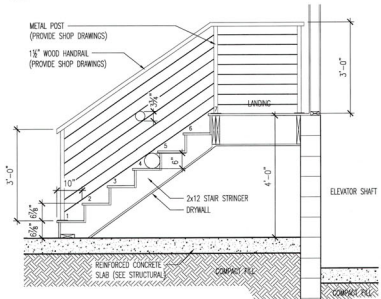
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AB-2

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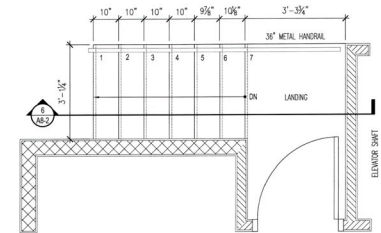
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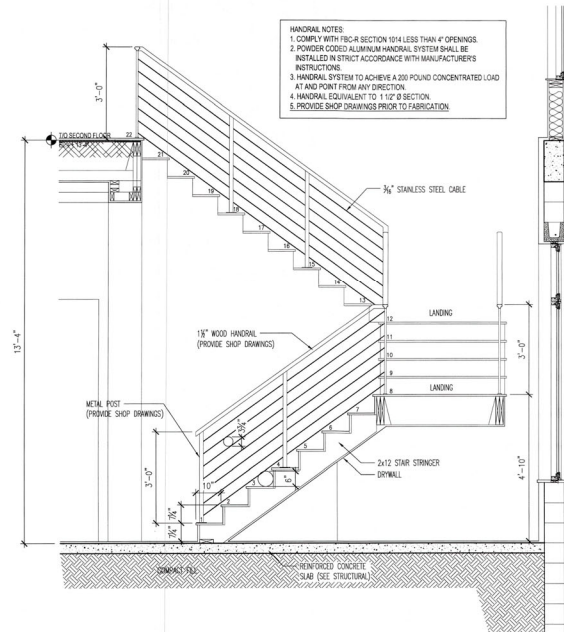
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AB-2

ENLARGED INTERIOR STAIR PLAN

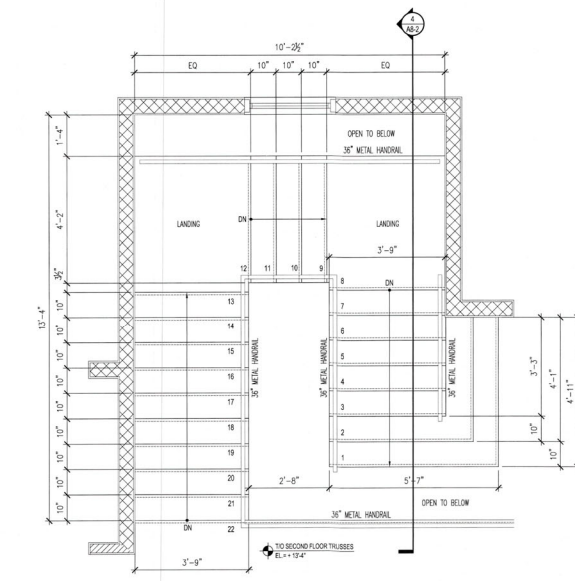
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5 ENLARGED INTERIOR STAIR PLAN  
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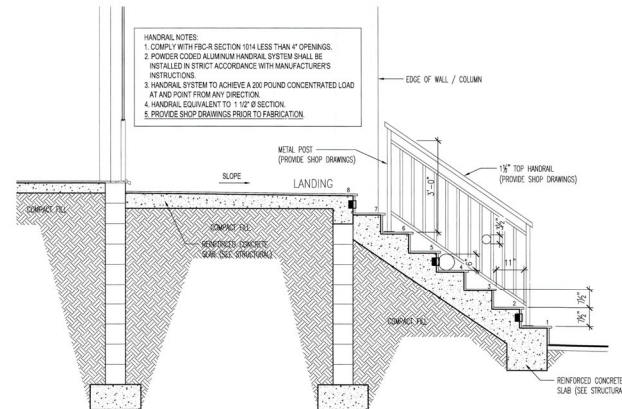
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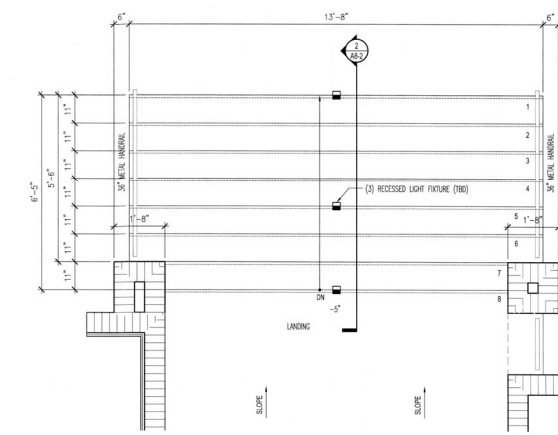
3  
A8-2

ENLARGED INTERIOR STAIR PLAN

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



2 ENLARGED EXTERIOR STAIR SECTION  
A8-2 SCALE: 1/2" = 1'-0"



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A8-2

ENLARGED EXTERIOR STAIR PLAN

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



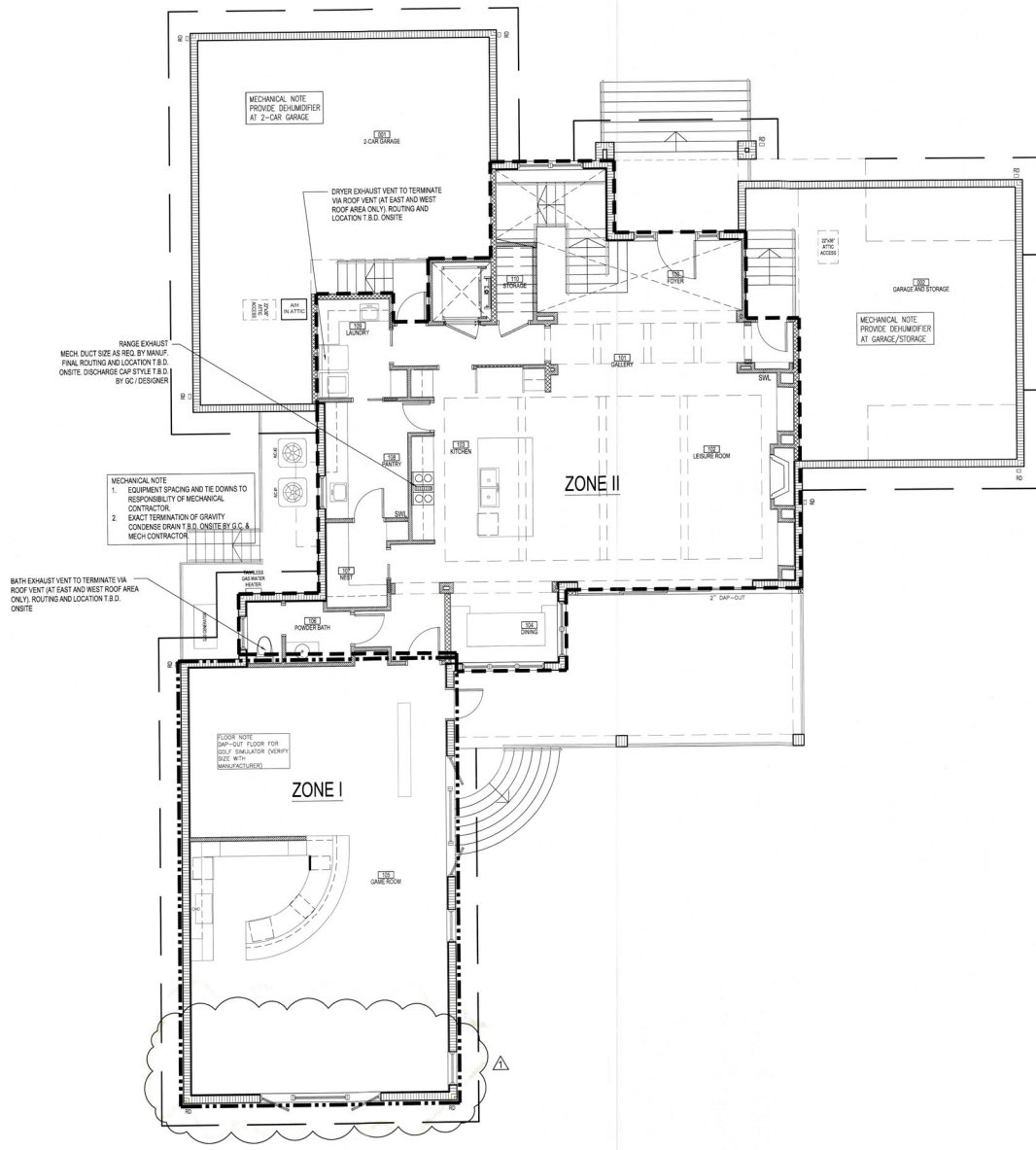


1. EQUIPMENT SPACING AND TIE DOWNS TO RESPONSIBILITY OF MECHANICAL CONTRACTOR
2. EXACT TERMINATION OF GRAVITY CONDENSE DRAIN T.B.D. ON SITE BY G.C. & MECHANICAL CONTRACTOR.
3. THERMOSTAT AND HUMIDISTAT LOCATION AS PER MECHANICAL ENGINEERS RECOMMENDATION.
4. DEHUMIDIFICATION AREAS TO BE DETERMINED BY OWNER

\_\_\_\_\_ ZONE 1  
 \_\_\_\_\_ ZONE 2  
 \_\_\_\_\_ ZONE 3  
 \_\_\_\_\_ ZONE 4

1. ALL APPLICABLE CODES, LAWS, AND REGULATIONS GOVERNING OR RELATING TO ANY PORTION OF THE WORK SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL OBTAIN AND RISES OF THE WORK SHALL BE CARRIED OUT BY THE CONTRACTOR WHO SHALL INFORM THE OWNER PRIOR TO SUBMITTING A PROPOSAL, OF ANY WORK OR MATERIAL, WHICH VIOLATES ANY OF THE REGULATIONS. ANY VIOLATION BY THE CONTRACTOR CAUSING SUCH A VIOLATION SHALL BE CORRECTED BY THE CONTRACTOR.
2. DRAWINGS ARE DIAGRAMMATIC AND INDICATE GENERAL ARRANGEMENT OF SYSTEMS AND WORK. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE EXISTING CONDITIONS, DEPTHS AND RISES OF RUNS. THE CONTRACTOR SHALL ALLOW IN HIS PRICE FOR ROUTING OF PIPE TO AVOID OBSTRUCTIONS, COORDINATION WITH UTILITY SERVICES, INCLUDING THOSE OF OTHER TRADES IS REQUIRED. MAINTAIN EXISTING CONDITIONS AND PROTECT EXISTING UTILITIES.
3. INSTALL WORK SO AS TO BE READILY ACCESSIBLE FOR OPERATION, MAINTENANCE AND REPAIR. MINOR DEVIATIONS FROM DRAWINGS MAY BE MADE TO ACCOMPLISH THIS, BUT CHANGES WHICH INCREASE THE COST SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
4. THE CONTRACTOR SHALL KEEP ALL EQUIPMENT AND MATERIALS AND ALL PARTS OF THE BUILDING, EXTERIOR WALLS AND ADJACENT STREETS, SIDEWALKS AND PAVEMENTS, FREE FROM MATERIAL AND DEBRIS RESULTING FROM THE EXECUTION OF THIS WORK. EXCESS MATERIALS WILL NOT BE PERMITTED TO REMAIN ON THE BUILDING OR ADJACENT STREETS.
5. THE LOCATIONS OF THE UTILITY SERVICES ARE BELIEVED TO BE AS INDICATED ON THE DRAWINGS. THE CONTRACTOR SHALL VERIFY THE ACTUAL LOCATIONS OF THESE SERVICES AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES PRIOR TO COMMENCING ANY WORK.
6. SEAL OPENINGS THROUGH PARTITIONS, WALLS, AND FLOORS WITH A U.L LISTED FIRE STOPPING ASSEMBLY. MAINTAIN THE BUILDING TO THE ORIGINAL CONDITION.
7. PROVIDE ALL NECESSARY FLASHING AND COUNTER FLASHING TO MAINTAIN THE WATERPROOFING INTEGRITY OF THIS BUILDING AS REQUIRED BY THE INSTALLATION OR REMOVAL OF PIPING AND EQUIPMENT. PROVIDE EQUIPMENT CURBS AS REQUIRED.
8. MATERIALS AND WORKSMANSHIP, UNLESS OTHERWISE NOTED, SHALL BE IN ACCORDANCE WITH BUILDING STANDARDS.
9. THE WORK IN THE BUILDING SHALL BE DONE WHEN AND AS DIRECTED, AND IN A MANNER SATISFACTORY TO THE OWNER. THE WORK SHALL BE PERFORMED SO AS TO CAUSE THE LEAST POSSIBLE INCONVENIENCE AND DISURBANCE TO THE OWNER.
10. ALL MATERIAL AND EQUIPMENT TO BE NEW UNLESS OTHERWISE NOTED AND SHALL BE IN ACCORDANCE WITH THE BUILDING DEPARTMENT. ALL MATERIALS AND EQUIPMENT ON SITE SHALL BE PROPERLY STORED SUCH THAT IT IS PROTECTED FROM DAMAGE AND EXPOSURE TO THE OUTSIDE ELEMENTS.
11. INSURANCE: PROVIDE IN ACCORDANCE WITH BUILDING REQUIREMENTS AND POLICY SHALL INCLUDE A HOLD HARMLESS CLAUSE FOR THE OWNER AND DESIGNER.
12. THE FINAL ACCEPTANCE WILL BE MADE AFTER THE CONTRACTOR HAS ADJUSTED HIS EQUIPMENT, TESTED THE PLUMBING SYSTEM, REMOVED ALL DEBRIS, AND MET ALL THE REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS, HAS FURNISHED ALL THE REQUIRED CERTIFICATES OF INSPECTION AND TESTING, AND HAS OBTAINED ALL NECESSARY APPROVALS FROM THE BUILDING DEPARTMENT.
13. PLUMBING CONTRACTOR IS RESPONSIBLE FOR INSTALLING PLUMBING, TRAPS, LEVER VALVES AND SIMILAR ITEMS REQUIRED TO MAKE THE FIXTURES AND APPLIANCES OPERATIONAL.
14. ALL WALL SUB-OUTS ARE TO BE A MINIMUM OF 14" ABOVE FINISHED FLOOR.
15. ALL SINKS AND ACCESSORIES TO BE SELECTED BY OWNER, PROVIDED AND INSTALLED BY GENERAL CONTRACTOR.
16. PLUMBING FIXTURES SELECTED BY OWNER, PROVIDED AND INSTALLED BY CONTRACTOR.
17. ALL HOSE BIBS TO BE RECESSED, GC PROVIDE OPTIONS, FINAL SELECTION BY OWNER

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CONTRACTOR

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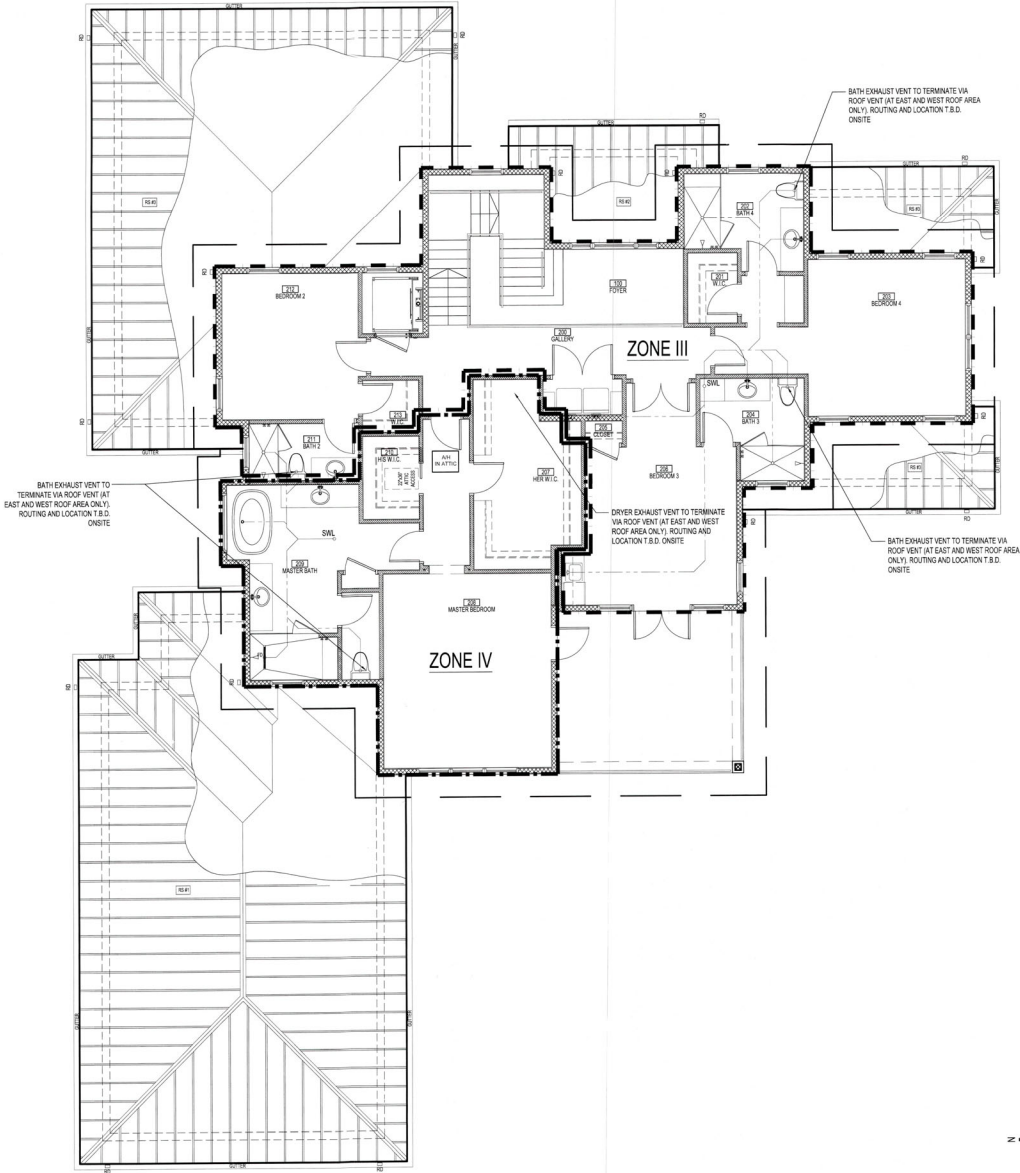
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MECHANICAL NOTE

- EQUIPMENT SPACING AND TIE DOWNS TO RESPONSIBILITY OF MECHANICAL CONTRACTOR
  - EXACT TERMINATION OF GRAVITY CONDENSE DRAIN T & D. ON-SITE BY G.C. & MECHANICAL CONTRACTOR
  - THERMOSTAT AND HUMIDISTAT LOCATION AS PER MECHANICAL ENGINEERS RECOMMENDATION
  - DEHUMIDIFICATION AREAS TO BE DETERMINED BY OWNER
- ZONE 1  
----- ZONE 2  
----- ZONE 3  
----- ZONE 4

PLUMBING NOTES

- ALL APPLICABLE CODES, LAWS, AND REGULATIONS GOVERNING OR RELATING TO ANY PORTION OF THIS WORK ARE HEREBY INCORPORATED INTO AND MADE A PART OF THESE SPECIFICATIONS, AND THEIR PROVISIONS SHALL BE CARRIED OUT BY THE CONTRACTOR WHO SHALL INFORM THE OWNER PRIOR TO SUBMITTING A PROPOSAL. OF ANY WORK OR MATERIAL WHICH VIOLATES ANY OF THE REGULATIONS. ANY WORK DONE BY THE CONTRACTOR CAUSING SUCH A VIOLATION SHALL BE CORRECTED BY THE CONTRACTOR
- DRAWINGS ARE DIAGRAMMATIC AND INDICATE GENERAL ARRANGEMENT OF SYSTEMS AND WORK. PIPE ROUTING IS SHOWN DIAGRAMMATICALLY AND DOES NOT SHOW ALL OFFSETS, DROPS AND RISES OF RUNS. THE CONTRACTOR SHALL ALLOW IN HIS PRICE FOR ROUTING OF PIPE TO AVOID OBSTRUCTIONS. COORDINATION WITH UTILITY SERVICES, INCLUDING THOSE OF OTHER TRADES IS REQUIRED. MAINTAIN HEADROOM AND SPACE CONDITIONS
- INSTALL WORK SO AS TO BE READILY ACCESSIBLE FOR OPERATION, MAINTENANCE AND REPAIR. MINOR DEVIATIONS FROM DRAWINGS MAY BE MADE TO ACCOMPLISH THIS, BUT CHANGES WHICH INVOLVE EXTRA COST SHALL NOT BE MADE WITHOUT APPROVAL
- THE CONTRACTOR SHALL KEEP ALL EQUIPMENT AND MATERIALS, AND ALL PARTS OF THE BUILDING, EXTERIOR SPACES, AND ADJACENT STREETS, SIDEWALKS AND PAVEMENTS, FREE FROM MATERIAL AND DEBRIS RESULTING FROM THE EXECUTION OF THIS WORK. EXCESS MATERIALS WILL NOT BE PERMITTED TO ACCUMULATE EITHER ON THE INTERIOR OR THE EXTERIOR
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- SEAL OPENINGS THROUGH PARTITIONS, WALLS, AND FLOORS WITH A U.L. LISTED FIRE STOPPING ASSEMBLY MATCHED TO THE RATING OF THE PENETRATED ELEMENT
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- ALL MATERIAL AND EQUIPMENT TO BE NEW UNLESS OTHERWISE NOTED AND SHALL BE IN ACCORDANCE WITH BUILDING STANDARDS. ALL MATERIAL AND EQUIPMENT ON SITE SHALL BE PROPERLY STORED SUCH THAT IT IS PROTECTED FROM DAMAGE AND EXPOSURE TO THE OUTSIDE ELEMENTS
- INSURANCE: PROVIDE IN ACCORDANCE WITH BUILDING REQUIREMENTS AND POLICY SHALL INCLUDE A HOLD HARMLESS CLAUSE FOR THE OWNER AND DESIGNER
- THE FINAL ACCEPTANCE WILL BE MADE AFTER THE CONTRACTOR HAS ADJUSTED HIS EQUIPMENT, TESTED THE VARIOUS SYSTEMS, DEMONSTRATED THAT IT FULFILLS THE REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS, HAS FURNISHED ALL THE REQUIRED CERTIFICATES OF INSPECTION AND APPROVAL, AND SUBMITTED ALL THE NECESSARY CLOSE-OUT DOCUMENTS
- PLUMBING CONTRACTOR IS RESPONSIBLE FOR INSTALLING FAUCETS, TRAPS, LEVER WASTES AND SIMILAR ITEMS REQUIRED TO MAKE THE FIXTURES AND APPLIANCES OPERATIONAL
- ALL WALL STUB-OUTS ARE TO BE A MINIMUM OF 14" ABOVE FINISHED FLOOR
- ALL SINKS AND ACCESSORIES TO BE SELECTED BY OWNER, PROVIDED AND INSTALLED BY GENERAL CONTRACTOR
- PLUMBING FIXTURES SELECTED BY OWNER, PROVIDED AND INSTALLED BY CONTRACTOR
- ALL HOLE BIBS TO BE RECESSED, GC PROVIDE OPTIONS, FINAL SELECTION BY OWNER





LUT 30

## ELECTRICAL NOTES

1. ALL FLUORESCENT LIGHTING FIXTURES SHALL BE EQUIPPED WITH GLR FUSING AND ENERGY-SAVING BALLASTS.
2. VERIFY ALL APPLIANCE AND EQUIPMENT ELECTRICAL REQUIREMENTS WITH MANUFACTURERS AND MODELS SELECTED BY OWNER.
3. ALL RECESSED LIGHTING FIXTURES SHALL BE EQUIPPED WITH THERMALLY PROTECTED HOUSINGS WHICH ARE IC RATED AND U LISTED FOR USE IN DIRECT CONTACT WITH CEILING INSULATION.
4. PROVIDE PHONE LINES AND OUTLETS AS REQUIRED FOR INTERNET CAPABILITY AS DIRECTED BY OWNER.
5. FIELD VERIFY LOCATIONS OF REMOTE TRANSFORMERS FOR LOW VOLTAGE LIGHTING, IF ANY.
6. ALL ELECTRICAL WORK SHALL COMPLY WITH THE 2017 NATIONAL ELECTRIC CODE AND WITH LOCAL AMENDMENTS.
7. MINOR DETAILS NOT USUALLY SHOWN OR SPECIFIED, BUT NECESSARY FOR PROPER OPERATION, CONSISTENT WITH GOOD WORKMANSHIP, SHALL BE INCLUDED AS PART OF THIS CONTRACT.
8. DO NOT SCALE DRAWINGS. VERIFY ALL DIMENSIONS ON ARCHITECTURAL DRAWINGS OR BY ACTUAL FIELD MEASUREMENT.
9. ALL INTERIOR SWITCHES AND RECEPTACLES SHALL BE LEVITON "DECORA" STYLE OR SIMILAR APPROVED.
10. PROVIDE "DAYLIGHT" LAMPS AT ALL FLUORESCENT FIXTURES.
11. ALL SWITCHES SHALL BE MOUNTED AT 48" A.F.F. UNLESS OTHERWISE INDICATED.
12. ALL LIGHT SWITCHES AND DUPLEX OUTLETS AT GROUND FLOOR LEVEL, SHALL BE MOUNTED AT 60" A.F.F. UNLESS OTHERWISE INDICATED.
13. ALL WIRE ON PROJECT SHALL BE COPPER.
14. RECESSED LIGHTING FIXTURES LOCATED IN SLOPING CEILING SHALL BE EQUIPPED WITH SLOPED CEILING TRIM.
15. SMOKE DETECTORS SHALL RECEIVE THEIR OPERATING POWER FROM THE ELECTRICAL SYSTEM AND SHALL HAVE BATTERY OPERATING BACK UP, AND BE INTERCONNECTED.
16. CONTRACTOR SHALL COORDINATE WITH CABINET MAKER LIGHTS AND WIRING LOCATION AT KITCHEN AND LIVING ROOM CABINETS PRIOR TO INSTALLATION.
17. ALL INSIDE LIGHTING IN THE SHALL COMPLY WITH THE 2017 ENERGY CONSERVATION CODE SECTION R404.1
18. ALL OUTLETS NOT REQUIRED TO BE GFI PROTECTED SHALL BE ARC FAULT WITH TAMPER PROOF RECEPT.
19. ALL STAIR SHALL BE ILLUMINATED PER SECTION R303.7 AND R303.8.
20. ELECTRICAL METER AND ELECTRICAL PANEL SHALL BE INSTALLED ABOVE DFE
21. ALL LIVING AREAS TO BE SUPPLIED WITH ARC FAULT CIRCUIT INTERRUPTER PROTECTION PER THE 2017 ENERGY CONSERVATION CODE SECTION 210.12
22. ALL SMOKE DETECTORS WILL MAINTAIN 3 FOOT CLEARANCE FROM BATHROOMS WITH TUB / SHOWER.
23. ALL FLOOD LIGHTS SHALL BE EQUIP WITH MOTION SENSOR.
24. ALL INTERIOR AND EXTERIOR LIGHTING SHALL BE ON SMART DIMMERS.
25. PROVIDE WIFI LEAK DETECTORS IN BATHROOMS, 2ND FLOOR LAUNDRY AND WETBAR.
26. ALL SHOWER SHALL HAVE 4" CAN LIGHT.

NOTE:  
LOCATIONS OF ALL WALL SWITCHES SHALL BE FULLY COORDINATED WITH DOOR AND WALL TRIM TREATMENTS. FINAL LOCATION TO BE APPROVED BY OWNER / ID.

LEGEND	
LIGHTING	
	CEILING MOUNTED LIGHT FIXTURE
	RECESSED MULTI LAMP FIXTURE
	RECESSED LIGHT FIXTURE
	RECESSED ADJUSTABLE LIGHT FIXTURE
	PENDANT FIXTURE
	RECESSED INCANDESCENT LOW VOLTAGE LIGHT FIXTURE
	SWING ARM WALL SCONCE
	STRIP LIGHT
	RECESSED STRIP LIGHT
	EXHAUST FAN
	FANLIGHT COMBINATION (BROAN 744)
	EXTERIOR WALL MOUNTED LIGHT FIXTURE
	INTERIOR WALL MOUNTED LIGHT FIXTURE
	4 1/2 TUBE SURFACE MOUNTED LED LIGHT FIXTURE WITH WIDE SPREADING ACRYLIC LENS
	4 1/2 TUBE RECESSED LED LIGHT FIXTURE
	TUBED LED STRIP LIGHT FIXTURE, LENGTH AS NOTED
	TWO-HEAD SECURITY LIGHT WITH MOTION SENSOR ACTIVATION OVERRIDE BY SWITCH
RECEPTACLES	
	HALF SWITCHED DUPLEX RECEPTACLE
	HALF SWITCHED FLOOR DUPLEX RECEPTACLE
	QUADPLEX RECEPTACLE - AFI (ARC FAULT INTERRUPTION)
	DUPLEX RECEPTACLE - AFI (ARC FAULT INTERRUPTION)
	FLOOR DUPLEX RECEPTACLE
	RECESSED CEILING MOUNTED J BOX
	RECESSED J BOX
	SPECIAL PURPOSE RECEPTACLE PER EQUIPMENT MANUFACTURERS REQUIREMENTS
	220V RECEPTACLE, FIELD VERIFY MOUNTING HEIGHT
	MULTI-OUTLET RACEWAY (PLUG MOLD) PROVIDE OUTLETS AT 12" O.C.
SWITCHING	
	SINGLE POLE SWITCH MOUNT AT 48" A.F.F. U.O.
	THREE-WAY SWITCH MOUNT AT 48" A.F.F. U.O.
	FOUR-WAY SWITCH MOUNT AT 48" A.F.F. U.O.
	DOOR JAMB SWITCH
	DIMMER SWITCH MOUNT AT 48" A.F.F. U.O.
	THREE-WAY DIMMER SWITCH MOUNT AT 48" A.F.F. U.O.
	FAN SWITCH MOUNT AT 48" A.F.F. U.O.
	SMART GRID - KEY PAD
MISC.	
	TELEPHONE DATA RECEPTACLE, MOUNT HORIZONTAL AT BASE A.F.F. U.O.
	TELEVISION / CABLE OUTLET
	THERMOSTAT AT 60" A.F.F. (FIELD LOCATE)
	HUMIDISTAT
	GARAGE DOOR OPENER, CEILING MOUNTED
	ELECTRICAL METER
	MAIN ELECTRICAL PANEL AND DISTRIBUTION BOARD
	DISCONNECT SAFETY SWITCH (SIZED PER ECPM SERVED, PROVIDE MANUAL RESET, INVERSE REC'D, RECOMMENDED 300/15)
	SMOKE AND CARBON MONOXIDE DETECTOR (INSTALL PER CURRENT FBCR SECTION R314 AND R315)
	SMOKE DETECTOR
	PREWIRE SHADE
	SOLAR SPIGOT
	BLACKOUT SHADE
	DRAPES
	MOTION DETECTOR SWITCH COORDINATE LOCATION WITH OWNER
	GARAGE DOOR OPENER, CONTROL SWITCH
	PUMP MOTOR (IN-LINE RECIRCULATING PUMP)
	SECURITY ACCESS CODE PANEL
	INTERCOM SYSTEM STATION MOUNTED AT 48" A.F.F.
	DOORBELL CHIMES
	GARbage DISPOSAL
	CENTRAL VACUUM CLEANER
	WATERPROOF
	GFI
	DEDICATED CIRCUIT

CUSTOM HOME DESIGN & DRAFTING

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License # CBC 027060

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Longboat Key, Florida 34228

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PROJECT

ADDENDUM / REVISION

No.	Date	Description
1	7/7/2023	Value Engineering

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

CHECKED BY  
MB

DATE  
May 30, 2023

SHEET TITLE  
GROUND FLOOR  
ELECTRICAL PLAN

RECEIVED

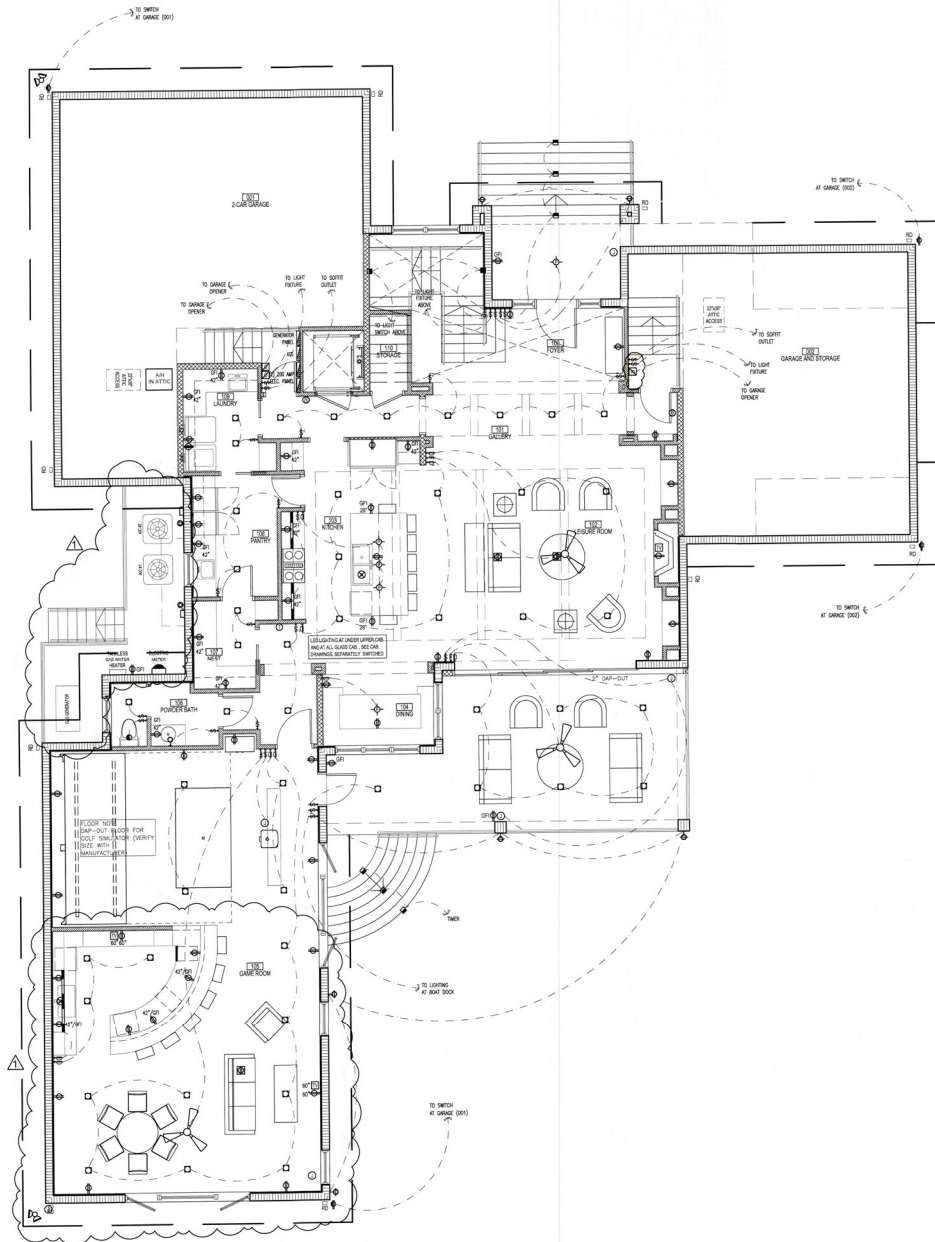
SEP 13 2023

TOWN SHEET NUMBER

Planning, Zoning & Building

E1-0

BLDG. PERMIT PLANS  
FILE COPY OF RECORD



# ELECTRICAL NOTES

- ALL FLUORESCENT LIGHTING FIXTURES SHALL BE EQUIPPED WITH GLR FUSING AND ENERGY-SAVING BALLASTS.
- VERIFY ALL APPLIANCE AND EQUIPMENT ELECTRICAL REQUIREMENTS WITH MANUFACTURERS AND MODELS SELECTED BY OWNER.
- ALL RECESSED LIGHTING FIXTURES SHALL BE EQUIPPED WITH THERMALLY PROTECTED HOUSINGS WHICH ARE IC RATED AND UL LISTED FOR USE IN DIRECT CONTACT WITH CEILING INSULATION.
- PROVIDE PHONE LINES AND OUTLETS AS REQUIRED FOR INTERNET CAPABILITY AS DIRECTED BY OWNER.
- FIELD VERIFY LOCATIONS OF REMOTE TRANSFORMERS FOR LOW VOLTAGE LIGHTING, IF ANY.
- ALL ELECTRICAL WORK SHALL COMPLY WITH THE 2017 NATIONAL ELECTRIC CODE AND WITH LOCAL AMENDMENTS.
- MINOR DETAILS NOT USUALLY SHOWN OR SPECIFIED, BUT NECESSARY FOR PROPER OPERATION, CONSISTENT WITH GOOD WORKMANSHIP, SHALL BE INCLUDED AS PART OF THIS CONTRACT.
- DO NOT SCALE DRAWINGS. VERIFY ALL DIMENSIONS ON ARCHITECTURAL DRAWINGS OR BY ACTUAL FIELD MEASUREMENT.
- ALL INTERIOR SWITCHES AND RECEPTACLES SHALL BE LEVITON "DECORA" STYLE OR SIMILAR APPROVED.
- PROVIDE "DAYLIGHT" LAMPS AT ALL FLUORESCENT FIXTURES.
- ALL SWITCHES SHALL BE MOUNTED AT 40" A.F.F. UNLESS OTHERWISE INDICATED.
- ALL LIGHT SWITCHES AND DUPLEX OUTLETS AT GROUND FLOOR LEVEL, SHALL BE MOUNTED AT 60" A.F.F. UNLESS OTHERWISE INDICATED.
- ALL WIRE ON PROJECT SHALL BE COPPER.
- RECESSED LIGHTING FIXTURES LOCATED IN SLOPING CEILING SHALL BE EQUIPPED WITH SLOPED CEILING TRIM.
- SMOKE DETECTORS SHALL RECEIVE THEIR OPERATING POWER FROM THE ELECTRICAL SYSTEM AND SHALL HAVE BATTERY OPERATING BACK UP AND BE INTERCONNECTED.
- CONTRACTOR SHALL COORDINATE WITH CABINET MAKER LIGHTS AND WIRING LOCATION AT KITCHEN AND LIVING ROOM CABINETS PRIOR TO INSTALLATION.
- ALL INSIDE LIGHTING IN THE SHALL COMPLY WITH THE 2017 ENERGY CONSERVATION CODE SECTION R404.1
- ALL OUTLETS NOT REQUIRED TO BE GFI PROTECTED SHALL BE ARC FAULT WITH TAMPER PROOF RECEPT.
- ALL STAIR SHALL BE ILLUMINATED PER SECTION R303.7 AND R303.8.
- ELECTRICAL METER AND ELECTRICAL PANEL SHALL BE INSTALLED ABOVE DFE
- ALL LIVING AREAS TO BE SUPPLIED WITH ARC FAULT CIRCUIT INTERRUPTER PROTECTION PER THE 2017 ENERGY CONSERVATION CODE SECTION 210.12
- ALL SMOKE DETECTORS WILL MAINTAIN 3 FOOT CLEARANCE FROM BATHROOMS WITH TUB / SHOWER.
- ALL FLOOD LIGHTS SHALL BE EQUIP WITH MOTION SENSOR.
- ALL INTERIOR AND EXTERIOR LIGHTING SHALL BE ON SMART DIMMERS.
- PROVIDE WIFI LEAK DETECTORS IN BATHROOMS, 2nd FLOOR LAUNDRY AND WET BAR.
- ALL SHOWER SHALL HAVE 4" CM LIGHT.

NOTE:  
LOCATIONS OF ALL WALL SWITCHES SHALL BE FULLY COORDINATED WITH DOOR AND WALL TRIM TREATMENTS. FINAL LOCATION TO BE APPROVED BY OWNER / ID.

## LEGEND

LIGHTING	
	CEILING MOUNTED LIGHT FIXTURE
	RECESSED MULTI LAMP FIXTURE
	RECESSED LIGHT FIXTURE
	RECESSED ADJUSTABLE LIGHT FIXTURE
	PENDANT FIXTURE
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	SWING ARM WALL SCONCE
	STRIP LIGHT
	RECESSED STEP LIGHT
	EXHAUST FAN
	FANLIGHT COMBINATION (BROAN T44)
	EXTERIOR WALL MOUNTED LIGHT FIXTURE
	INTERIOR WALL MOUNTED LIGHT FIXTURE
	2 TUBE SURFACE MOUNTED LED LIGHT FIXTURE WITH WRAPAROUND ACRYLIC LENS
	4 TUBE RECESSED LED LIGHT FIXTURE
	TUBE LED STRIP LIGHT FIXTURE, LENGTH AS NOTED
	TWO-HEAD SECURITY LIGHT WITH MOTION SENSOR, ACTIVATION OVERRIDDEN BY SWITCH
RECEPTACLES	
	HALF SWITCHED DUPLEX RECEPTACLE
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	QUADPLEX RECEPTACLE - AFCI (ARC FAULT INTERRUPTION)
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	HUMIDISTAT
	GARAGE DOOR OPENER, CEILING MOUNTED
	ELECTRICAL METER
	MAIN ELECTRICAL PANEL AND DISTRIBUTION BOARD
	DISCONNECT (SAFETY SWITCH) SIZED PER EQPM. SERVED, PROVIDE NEMA 3B ENCL. WHERE REQD. CEILING FAN PROVIDE MANUFACTURER RECOMMENDED RHEOSTAT
	SMOKE AND CARBON MONOXIDE DETECTOR (INSTALL PER CURRENT FBCA SECTION R314 AND R315)
	SMOKE DETECTOR
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	WATERPROOF
	GROUND FAULT INTERRUPTER
	DEDICATED CIRCUIT

CUSTOM HOME DESIGN & DRAFTING

HausDesign Studio, LLC

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SMITH RESIDENCE

780 Emerald Harbor Drive  
Longboat Key, Florida 34228

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PROJECT

ADDENDUM / Revision

No.	Date	Description
1	7/7/2023	Value Engineering

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

CHECKED BY  
MB

DATE  
May 30, 2023

SHEET TITLE  
FIRST FLOOR  
ELECTRICAL PLAN

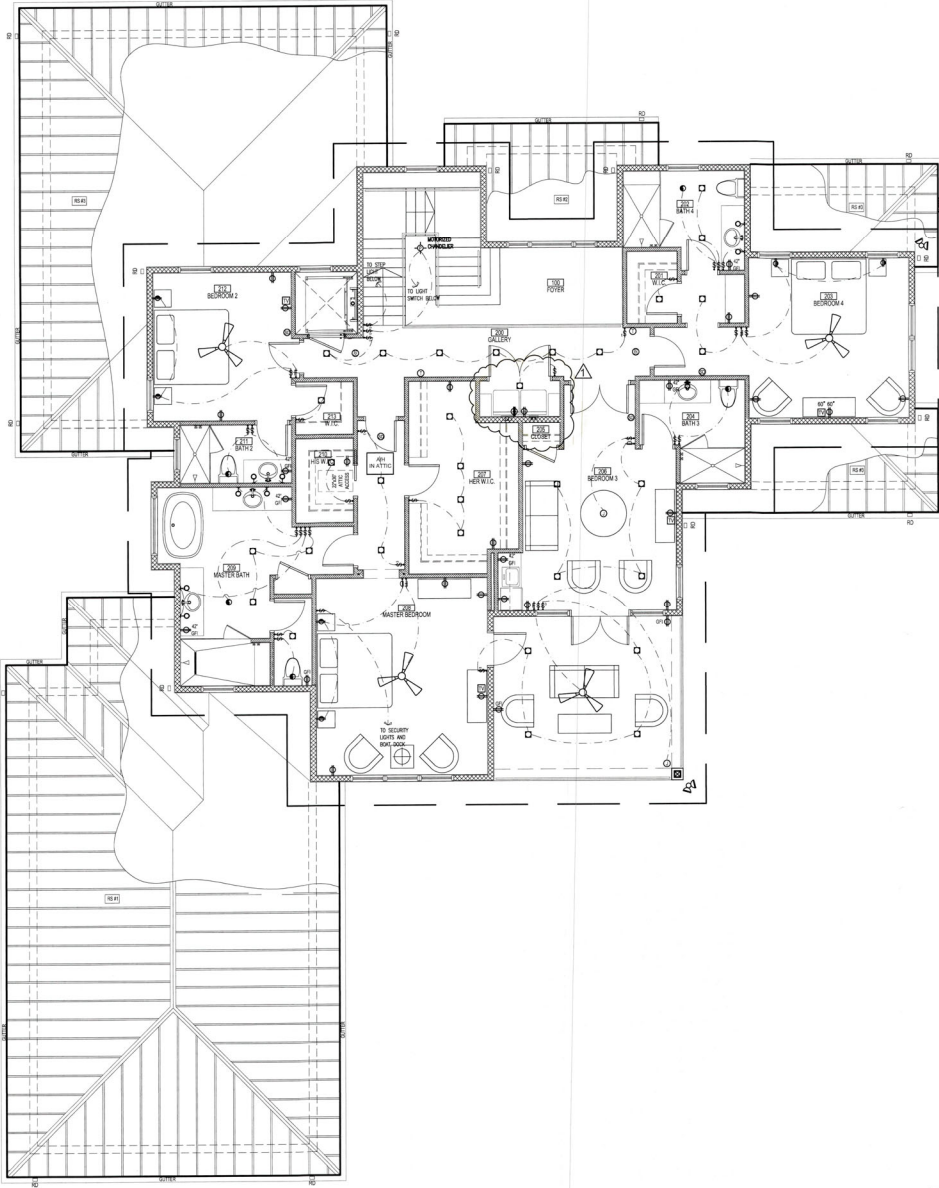
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SEP 19 2023  
SHAW NUMBER 1047 KEY  
Planning, Zoning & Building

E1-1

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ELECTRICAL NOTES

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- ALL SWITCHES SHALL BE MOUNTED AT 40" A.F.F. UNLESS OTHERWISE INDICATED.
- ALL LIGHT SWITCHES AND DUPLEX OUTLETS AT GROUND FLOOR LEVEL SHALL BE MOUNTED AT 60" A.F.F. UNLESS OTHERWISE INDICATED.
- ALL WIRE ON PROJECT SHALL BE COPPER.
- RECESSED LIGHTING FIXTURES LOCATED IN SLOPING CEILING SHALL BE EQUIPPED WITH SLOPED CEILING TRIM.
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- PROVIDE WIFI LEAK DETECTORS IN BATHROOMS, 2nd FLOOR LAUNDRY AND WETBAR.
- ALL SHOWER SHALL HAVE 4" CAN LIGHT

NOTE:  
LOCATIONS OF ALL WALL SWITCHES SHALL BE FULLY COORDINATED WITH DOOR AND WALL TRIM TREATMENTS. FINAL LOCATION TO BE APPROVED BY OWNER / I.D.

LEGEND	
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	RECESSED MULTI-LAMP FIXTURE
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	GARAGE DOOR OPENER, CEILING MOUNTED
ELECTRICAL METER	
MAIN ELECTRICAL PANEL AND DISTRIBUTION BOARD	
DISCONNECT (SAFETY SWITCHESIZED PER EGPM, SERVED, PROVIDE NEMA 3R ENCL. WHERE REQ'D)	
CEILING FAN (PROVIDE MANUFACTURER-RECOMMENDED RHEOSTAT)	
SMOKE AND CARBON MONOXIDE DETECTOR (INSTALL PER CURRENT IFC-11 SECTION 9014 AND 9015)	
SMOKE DETECTOR	
PREWIRE SHADE	
SOLAR SHADE	
BLACKOUT SHADE	
DRAPE	
	MOTION DETECTOR SWITCH COORDINATE LOCATION WITH OWNER
	GARAGE DOOR OPENER, CONTROL SWITCH
	PUMP MOTOR (IN-LINE RECIRCULATING PUMP)
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	INTERCOM SYSTEM STATION MOUNTED AT 48" A.F.F.
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CUSTOM HOME DESIGN & DRAFTING

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Longboat Key, Florida 34228

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ADDENDUM / REVISION		
No.	Date	Description
1	7.7.2023	Value Engineering

SCALE  
3/16" = 1'-0"

DRAWN BY  
MB

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DATE  
May 30, 2023

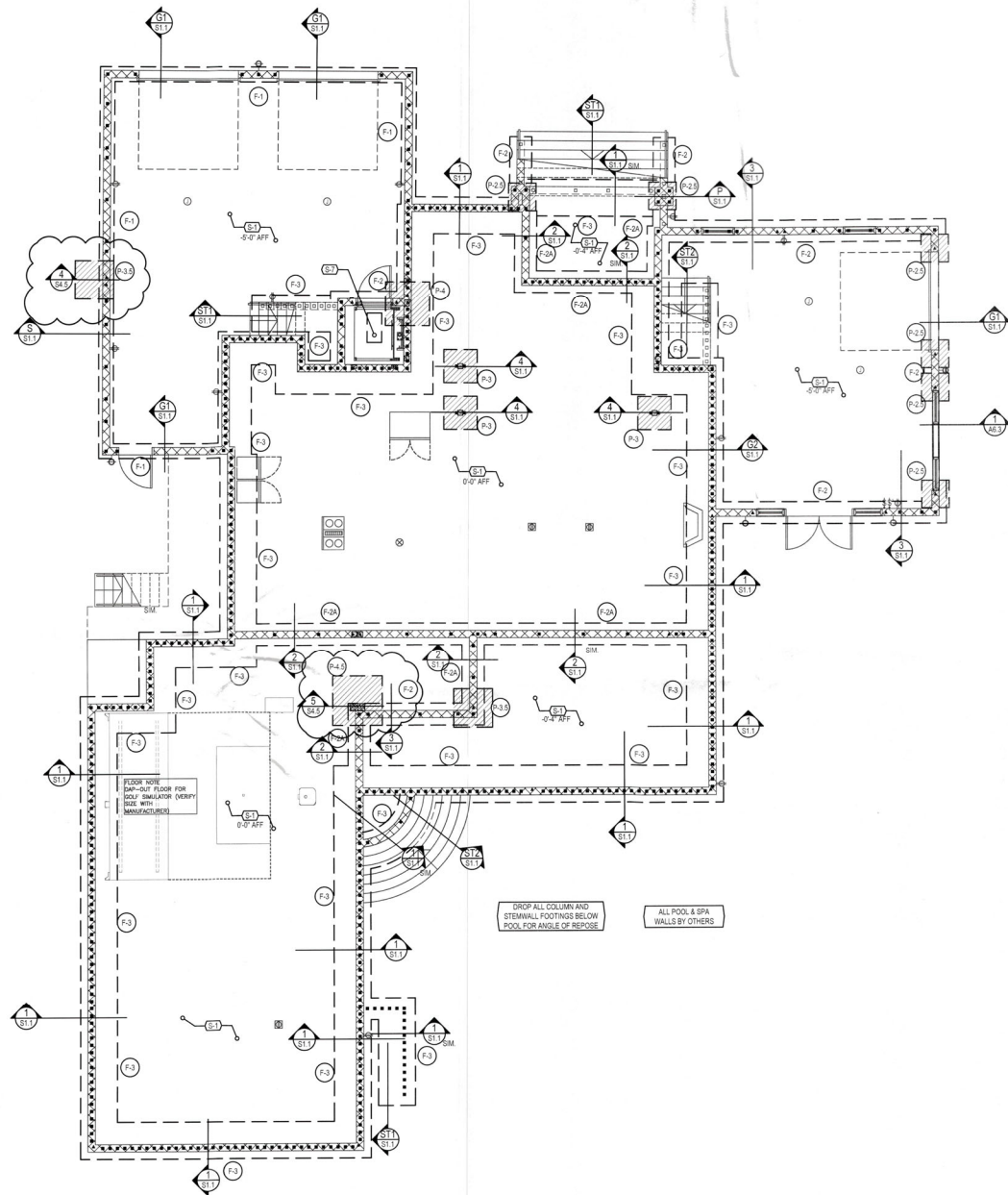
SHEET TITLE  
SECOND FLOOR  
ELECTRICAL PLAN

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SHEET NUMBER  
TOWN OF LONGBOAT KEY  
FILED

E1-2

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## FOUNDATION NOTES

- DO NOT SCALE FOOTING SIZE FROM PLAN.
- SEE FOUNDATION / STEINWALL SECTIONS ON SHEET S1.1 FOR SIZES.
- ISOLATED PAD FOOTINGS AND MONOLITHIC FOOTINGS CAN BE POURED INTEGRALLY, BOTTOMS AT THE SAME ELEVATION.
- REFER TO DETAIL ON SHEET S1.1 FOR SHOWER RECESS REQUIREMENTS.
- USE BORA-CARE FOR TERMITE PROTECTION IN ACCORDANCE WITH FBC SECTION R218.
- MOISTURE PROTECTION BY OTHERS.
- TOP OF ALL FOUNDATIONS SHALL BE A MINIMUM OF 6" BELOW ADJACENT GRADE (PAVERS) SLAB.

## DIMENSION NOTES

- SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.

## CONCRETE SLAB NOTES

- 4" THICK, 3000 PSI CONCRETE SLAB WITH STEEL TROWEL FINISH WITH FIBER ADDITIVE ON 6 MIL PLASTIC VAPOR BARRIER, LAPPED 6" AND TAPPED ON CLEAN COMPACTED FILL.
- REFER TO SHEET S4.0 (GENERAL NOTES) FOR COMPACTION REQUIREMENTS.

## FILLED CELLS LEGEND

- INDICATES FILLED CELL w/ (1) NO.5 REBAR CONTINUOUS FROM TIE-BEAM (OR FOOTING) AT LEVEL BELOW TO TIE-BEAM ABOVE. PROVIDE 6" HOOKS.
- INDICATES FILLED CELL w/ (2) NO.5 REBAR CONTINUOUS FROM TIE-BEAM (OR FOOTING) AT LEVEL BELOW TO SLAB, TOP OF LOW WALL, OR BOTTOM OF OPENING ABOVE. PROVIDE 6" HOOKS.
- INDICATES FILLED CELL w/ (1) NO.5 REBAR CONTINUOUS FROM TIE-BEAM (OR FOOTING) AT LEVEL BELOW TO TIE-BEAM ABOVE. PROVIDE 6" HOOKS.

## STRUCTURAL NOTES

MARK	DESCRIPTION
S-1	SLAB ON GRADE: 4" CONCRETE SLAB w/ FIBERMESH SLOPE TO DRAIN AS NOTED.
S-2	SLAB: RECESS SLAB 4" AT SHOWER. REFER TO DETAIL ON SHEET S1.1.
S-3	LOAD BEARING WALL: ATTACH PT. BOTTOM PLATE TO FOOTING WITH 5/8" x 6" TIE-INS AT 18" O.C. MIN. (2) PER WALL SEGMENT.
S-4	HOUSE AND POOL STEINWALLS SHALL BE INTEGRAL.
S-5	COORDINATE FOUNDATION AND STEINWALL w/ POOL CONTRACTOR.
S-6	FOOTING: INCREASE FOOTING WIDTH MIN. 6" PAST CMU ON EACH SIDE W/ (1) #5 REBAR AT 9" O.C. EACH WAY, BOTTOM.
S-7	RECESS ELEVATOR PIT SLAB 12" PER MANUF. SPECS, DROP STEINWALL FOOTINGS AS REQUIRED.

## WALL FOOTING SCHEDULE

MARK	SIZE / TYPE	REINFORCING	REMARKS
F-1	10" x 16" STRIP FTG.	(2) #5 CONT.	REFER TO 4 COURSE ONE STORY WALL DETAIL ON SHEET S1.1.
F-2	12" x 24" STRIP FTG.	(3) #5 CONT. #5 AT 18" O.C. TRANS.	REFER TO 4 COURSE TWO STORY WALL DETAIL ON SHEET S1.1.
F-2A	12" x 24" STRIP FTG.	(3) #5 CONT. #5 AT 18" O.C. TRANS.	REFER TO ANGLE OF REPOSE #5 AT 18" O.C. TRANS. ON SHEET S1.1.
F-3	12" x 40" STRIP FTG.	(5) #5 CONT. #5 AT 18" O.C. TRANS.	REFER TO 4 COURSE DETAIL ON SHEET S1.2.

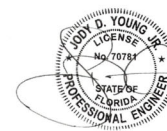
## PAD FOOTING SCHEDULE

MARK	SIZE	REINFORCING	REMARKS
F-2	24" x 24" x 12" PAD	(3) #5 EACH WAY	SEE PAD FOOTING DETAIL ON S1.1.
F-2.5	30" x 30" x 12" PAD	(3) #5 EACH WAY	SEE PAD FOOTING DETAIL ON S1.1.
F-3	36" x 36" x 12" PAD	(5) #5 EACH WAY	SEE ANGLE OF REPOSE PAD FOOTING DETAIL ON S1.1.
F-3.5	42" x 42" x 12" PAD	(5) #5 EACH WAY	SEE ANGLE OF REPOSE PAD FOOTING DETAIL ON S1.1.
F-4	48" x 48" x 12" PAD	(5) #5 EACH WAY	SEE ANGLE OF REPOSE PAD FOOTING DETAIL ON S1.1.
F-4.5	54" x 54" x 12" PAD	(5) #5 EACH WAY	SEE ANGLE OF REPOSE PAD FOOTING DETAIL ON S1.1.

RECEIVED

NOV 29 2023  
TOWN OF LONGBOAT KEY  
Planning, Zoning & Building

DN: c=US, o=Florida,  
dnQualifier=A01410D000  
0017EDA5AC3A7000C2D  
A1, cn=Jody D Young Jr.  
Date: 2023.11.28 16:10:21  
-05'00'  
Adobe Acrobat version:  
2023.006.20380



THESE DRAWINGS/LETTERS HAVE BEEN ELECTRONICALLY SIGNED AND SEALED BY JODY D. YOUNG JR., 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: November 28, 2023

A Custom Home for:

**SMITH RESIDENCE**

780 EMERALD HARBOR DR. LONGBOAT KEY, FL 34228

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

BLDG PERMIT PLANS  
FILE  
Copy of Record

## REVISIONS

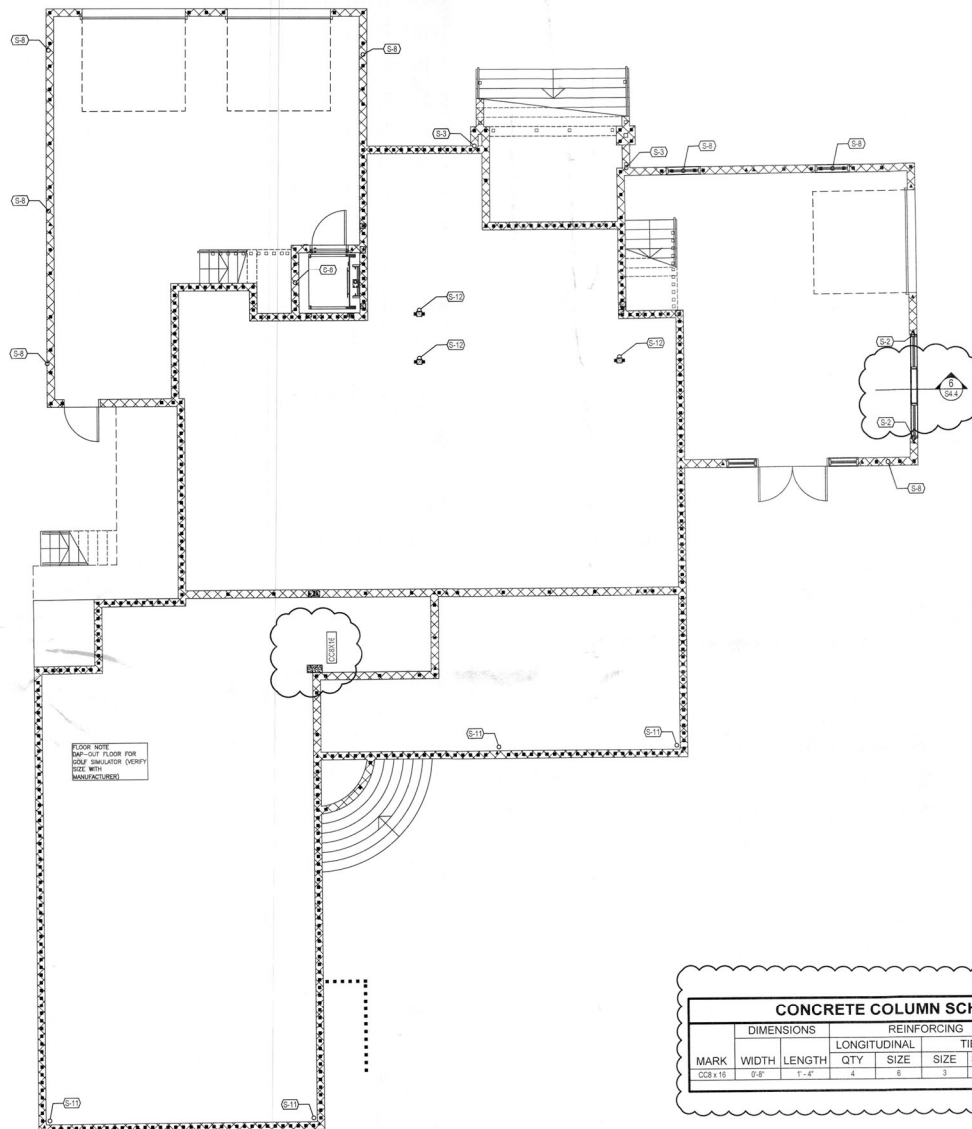
BY	DATE
NPM	08.11.2023
NPM	11.03.2023
NPM	11.28.2023
NPM	12.08.2022

**S1.0**



# DIMENSION NOTES

1. SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS



## FILLED CELLS LEGEND

- INDICATES FILLED CELL w/ (1) NO.5 REBAR CONTINUOUS FROM TIE-BEAM OR FOOTING AT LEVEL BELOW TO TIE-BEAM ABOVE, PROVIDE 8" HOOKS
- INDICATES FILLED CELL w/ (2) NO.5 REBAR CONTINUOUS FROM TIE-BEAM OR FOOTING AT LEVEL BELOW TO TIE-BEAM ABOVE, PROVIDE 8" HOOKS
- INDICATES FILLED CELL w/ (1) NO.5 REBAR CONTINUOUS FROM TIE-BEAM (OR FOOTING) AT LEVEL BELOW TO SLAB, TOP OF LOW WALL, OR BOTTOM OF OPENING ABOVE, PROVIDE 8" HOOKS

## POST SCHEDULE

MARK	DESCRIPTION
P-1	(2) 2 x SYP NO. 2 STUDS - MATCH WALL THICKNESS
P-2	(2) 2 x SYP NO. 2 KING STUDS W/ ADD'L JACK STUD MATCH WALL THICKNESS
P-3	(2) 2 x SYP NO. 2 STUDS - MATCH WALL THICKNESS
P-3A	(2) 2 x SYP NO. 2 KING STUDS W/ (2) 2 x SYP NO.2 ADD'L JACK STUD MATCH WALL THICKNESS
P-4	3-1/2" x 3-1/2" VERSA-LAM 1.8 2750 COLUMN
P-4A	3-1/2" x 5-1/4" VERSA-LAM 1.8 2750 COLUMN
P-4B	3-1/2" x 7" VERSA-LAM 1.8 2750 COLUMN
P-6	5-1/4" x 5-1/4" VERSA-LAM 1.8 2750 COLUMN
P-6A	5-1/4" x 7" VERSA-LAM 1.8 2750 COLUMN

## CONNECTOR SCHEDULE

MARK	DESCRIPTION
C-1	(1) SIMPSON C516 TO BEAM / TRUSS / WALL BELOW
C-2	(2) SIMPSON C516 TO BEAM / TRUSS / WALL BELOW
C-3	(4) SIMPSON C516 TO BEAM / TRUSS / WALL BELOW
C-4	(1) SIMPSON LTT19 W/ 5/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-1310M)
C-6	(1) SIMPSON HTT4 W/ 5/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-1310M)
C-6	(1) SIMPSON HTT4 W/ 5/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-1310M)
C-7	(1) SIMPSON H058 W/ 7/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-1310M)
C-8	(8) SIMPSON C514 TO BEAM / TRUSS / WALL BELOW
C-9	(4) SIMPSON C514 FOR WALL STUD TO RIM BOARD & (4) METALIM FOR RIM BOARD TO CONCRETE/CMU WALL BELOW
C-10	(1) SIMPSON HD011 W/ 1" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-1310M)

## STRUCTURAL NOTES

MARK	DESCRIPTION
S-1	MASONRY WALL: (1) NO.5 REBAR CONT. IN FULLY GROUTED COURSE AT TOP OF WALL
S-2	MASONRY WALL: (1) NO.5 REBAR CONT. IN FULLY GROUTED COURSE BELOW SILL, HOOK 8" INTO FILLED CELL ON EACH SIDE OF OPENING
S-3	MASONRY WALL: CMU BUMP-OUT SHALL BE INTEGRAL WITH ADJACENT MASONRY
S-4	MASONRY WALL: FILL ALL CELLS
S-6	LOAD BEARING WALL: 2x SYP STUDS AT 16" O.C. TOP OF WALL 22'-4" AFF
S-7	WOOD POST: BEAR DIRECTLY ON CONCRETE SLAB OR STEEL SHIM. PROVIDE MOISTURE PROTECTION AS REQUIRED.
S-6	BLOCK ALL WALL SEAMS W/ 80 NAILS AT 16" O.C. AT PANEL EDGES
S-8	8F8-18, ABOVE FLOOD VENT.
S-9	LOAD BEARING WALL: 2x SYP STUDS AT 16" O.C. TOP OF WALL 11'-4" AFF
S-10	PROVIDE FULL HT LVL SQUASH BLKG. BELOW POSTING HEAVY BRG.
S-11	12"x12" CMU PIER WITH 2 NO.5 REBAR IN FILLED CELL
S-12	8"x10" CMU PIER WITH 2 NO.5 REBAR IN EACH CELL FILLED SOLID
S-13	WIRE MESH: STEEL EQUIVALENT PLATFORM & STAIRS BY FINISHES. PROVIDE 2" MIN. COVER FOR THE PLATFORM.
S-14	RESISTOR STEEL COLUMN W/ TOP PLATE AND BASE PLATE PER DETAIL 3 SHEET 54.5

A Custom Home for:  
**SMITH RESIDENCE**  
780 EMERALD HARBOR DR. LONGBOAT KEY, FL 34228

**GROUND STRUCTURAL FLOOR PLAN**  
3/16" = 1'-0"

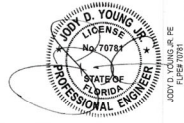
ALDG PERMIT PLANS  
FILE  
Copy of Record

## REVISIONS




BY	DATE
NPM	09.11.2023
NPM	11.03.2023
NPM	11.28.2023
NPM	12.09.2022

**\$2.0**

1. SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.



**FILLED CELLS LEGEND**

- |   |  |
|---|--|
|  | INDICATES FILLED CELL w/ (1) NO 5 REBAR CONTINUOUS FROM TIE-BEAM (OR FOOTING) AT LEVEL BELOW TO TIE-BEAM ABOVE, PROVIDE 8" HOOKS                                   |
|  | INDICATES FILLED CELL w/ (2) NO 5 REBAR CONTINUOUS FROM TIE-BEAM (OR FOOTING) AT LEVEL BELOW TO TIE-BEAM ABOVE, PROVIDE 8" HOOKS                                   |
|  | INDICATES FILLED CELL w/ (1) NO 5 REBAR CONTINUOUS FROM TIE-BEAM (OR FOOTING) AT LEVEL BELOW TO SLAB, TOP OF LOW WALL, OR BOTTOM OF OPENING ABOVE PROVIDE 8" HOOKS |

## POST SCHEDULE

MARK	DESCRIPTION
P-1	(2) 2 x SYP NO. 2 STUDS - MATCH WALL THICKNESS
P-2	(2) 2 x SYP NO. 2 KING STUDS W/ ADD. JACK STUD MATCH WALL THICKNESS
P-3	(2) 2 x SYP NO. 2 STUDS - MATCH WALL THICKNESS
P-3A	(2) 2 x SYP NO. 2 KING STUDS W/ (2) 2 x SYP NO. 2 ADD'L JACK STUD MATCH WALL THICKNESS
P-4	3-1/2" x 3-1/2" VERSA-LAM 1 8 2750 COLUMN
P-4A	3-1/2" x 5-1/4" VERSA-LAM 1 8 2750 COLUMN
P-4B	3-1/2" x 7" VERSA-LAM 1 8 2750 COLUMN
P-6	5-1/4" x 5-1/4" VERSA-LAM 1 8 2750 COLUMN
P-6A	5-1/4" x 7" VERSA-LAM 1 8 2750 COLUMN

## CONNECTOR SCHEDULE

MARK	DESCRIPTION
C-1	1) SIMPSON CS16 TO BEAM/ TRUSS / WALL BELOW
C-2	2) SIMPSON CS16 TO BEAM/ TRUSS / WALL BELOW
C-3	4) SIMPSON CS16 TO BEAM/ TRUSS / WALL BELOW
C-4	1) SIMPSON LTH16 W 5/8" DIA. ALL-THREAD. DRILL AND EPOXY IF 8" INTO CONCRETE BELOW W/ SIMPSON SET (T-11349)
C-5	1) SIMPSON HT4 W 5/8" DIA. ALL-THREAD. DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET (T-36100)
C-6	1) SIMPSON HT16 W 5/8" DIA. ALL-THREAD. DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET (T-64546)
C-7	1) SIMPSON HO2 W 7/8" DIA. ALL-THREAD. DRILL AND EPOXY IF 8" INTO CONCRETE BELOW W/ SIMPSON SET (T-76339)
C-8	6) SIMPSON CS14 TO BEAM/ TRUSS / WALL BELOW
C-9	4) SIMPSON CS14 FOR WALL, ST. TO TRIM BOARD & 4) MASTIFF FOR RHM BOARD TO TRIM BOARD/ WALL BELOW
C-10	1) SIMPSON HD21 W 1" DIA. ALL-THREAD. DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET (T-11810)

## STRUCTURAL NOTES

MARK	DESCRIPTION
S-1	MASONRY WALL: (1) NO S REBAR CONT. IN FULLY GROUTED COURSE AT TOP OF WALL.
S-2	MASONRY WALL: (2) NO S REBAR CONT. IN FULLY GROUTED COURSE BELOW WALL. HOOK "B" INTO FILLED CELL ON EACH SIDE OF OPENING.
S-3	MASONRY WALL: CMU BUMP-OUT SHALL BE INTEGRAL WITH ADJACENT MASONRY.
S-4	MASONRY WALL: FILL ALL CELLS.
S-5	LOAD BEARING WALL: 2" SIPV STUDS AT 16" O.C. TOP OF WALL: 2" - 4" AFF.
S-6	WOOD POST: BEAR DIRECTLY ON CONCRETE SLAB OR STEEL SHIM. PROVIDE MITERED PROTECTION AS REQUIRED.
S-7	BLOCK LOAD WALL SEAMS W/ 2" O.D. NAILS AT 3' O.C. PANEL EDGES.
S-8	8"X 16" ABOVE FLOOR PLANS
S-9	LOAD BEARING WALL: 2" SIPV STUDS AT 16" O.C. TOP OF WALL: 1" - 4" AFF.
S-10	12"X12" CMU PIER W/ 4"X16 SQAUS BLOCKS BELOW POST FOR FULL BRG.
S-11	"PROVIDE CMU HURTH WITH 2"X6 S REBAR IN FILLED CELL.
S-12	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-13	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-14	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-15	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-16	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-17	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-18	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-19	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-20	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-21	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-22	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-23	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-24	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-25	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-26	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-27	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-28	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-29	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-30	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-31	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-32	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-33	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-34	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-35	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-36	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-37	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-38	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-39	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-40	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-41	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-42	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-43	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-44	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-45	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-46	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-47	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-48	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-49	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-50	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-51	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-52	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-53	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-54	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-55	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-56	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-57	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-58	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-59	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-60	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-61	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-62	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-63	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-64	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-65	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-66	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-67	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-68	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-69	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-70	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-71	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-72	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-73	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-74	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-75	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-76	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-77	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-78	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-79	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-80	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-81	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-82	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-83	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-84	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-85	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-86	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-87	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-88	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-89	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-90	8"X16" CMU PIER WITH 1"X6 S REBAR IN EACH CELL FILLED SOLID.
S-91	8"X16" CMU PIER WITH

A Custom Home for:  
**SMITH RESIDENCE**  
780 EMERALD HARBOR DR. LONGBOAT KEY, FL 34228

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

REVISIONS	
BY	DATE
NPM	09.11.2023
NPM	11.03.2023
NPM	11.28.2023
"	"
"	"
"	"
NPM	12.09.2022

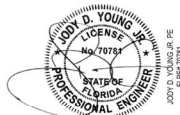
## S2.1



DIMENSION NOTES

1. SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.

YOUNG & HEDRICK  
STRUCTURAL ENGINEERING  
6771 Professional Parkway West  
Suite #201 - Lakewood Ranch, FL 34240  
www.YHEngineers.com Tel (941) 306-1225  
FOPER 34999



POST SCHEDULE	
MARK	DESCRIPTION
P-1	(2) 2x SYP NO. 3 STUDS - MATCH WALL THICKNESS
P-2	(2) 2x SYP NO. 2 KING STUDS W/ ADD'L JACK STUD MATCH WALL THICKNESS
P-3	(4) 2x SYP NO. 2 STUDS - MATCH WALL THICKNESS
P-3A	(2) 2x SYP NO. 2 KING STUDS W/ (2) 2x SYP NO. 2 ADD'L JACK STUD MATCH WALL THICKNESS
P-4	3-1/2" x 3-1/2" VERSALAM 1.8 2750 COLUMN
P-4A	3-1/2" x 5-1/4" VERSALAM 1.8 2750 COLUMN
P-4B	3-1/2" x 7" VERSALAM 1.8 2750 COLUMN
P-6	5-1/4" x 5-1/4" VERSALAM 1.8 2750 COLUMN
P-6A	5-1/4" x 7" VERSALAM 1.8 2750 COLUMN

CONNECTOR SCHEDULE	
MARK	DESCRIPTION
C-1	(1) SIMPSON CS16 TO BEAM / TRUSS / WALL BELOW
C-2	(2) SIMPSON CS16 TO BEAM / TRUSS / WALL BELOW
C-3	(4) SIMPSON CS16 TO BEAM / TRUSS / WALL BELOW
C-4	(1) SIMPSON LTT19 W/ 5/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-15306)
C-6	(1) SIMPSON HTTKT W/ 5/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-36106)
C-6	(1) SIMPSON HTTKT W/ 5/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-36106)
C-7	(1) SIMPSON HD08 W/ 7/8" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-76306)
C-8	(8) SIMPSON CS14 TO BEAM / TRUSS / WALL BELOW
C-9	(4) SIMPSON CS14 FOR WALL STUD TO RM BOARD & (4) METALMS FOR RM BOARD TO CONCRETE CMU WALL BELOW
C-10	(1) SIMPSON HD011 W/ 1" DIA. ALL-THREAD, DRILL AND EPOXY 8" INTO CONCRETE BELOW W/ SIMPSON SET EPOXY (T-11.8106)

STRUCTURAL NOTES	
MARK	DESCRIPTION
S-1	MASONRY WALL: (1) NO.5 REBAR CONT. IN FULLY GROUTED COURSE AT TOP OF WALL
S-2	MASONRY WALL: (1) NO.5 REBAR CONT. IN FULLY GROUTED COURSE BELOW SILL, HOOK 8" INTO FILLED CELL ON EACH SIDE OF OPENING
S-3	MASONRY WALL: CMU BUMP-OUT SHALL BE INTEGRAL WITH ADJACENT MASONRY
S-4	MASONRY WALL: FILL ALL CELLS
S-6	LOAD BEARING WALL: 2x SYP STUDS AT 16" O.C. TOP OF WALL 2'-4" AFF
S-6	WOOD POST: BEAR DIRECTLY ON CONCRETE SLAB ON STEEL SHIM. PROVIDE MOISTURE PROTECTION AS REQUIRED.
S-7	BLOCK ALL WALL SEAMS W/ RD NAILS AT 7" O.C. AT PANEL EDGES
S-8	8"0-10" ABOVE FLOOD VENT.
S-9	LOAD BEARING WALL: 2x SYP STUDS AT 16" O.C. TOP OF WALL 1'-4" AFF
S-10	PROVIDE FULL HT LIV. SQUASH BLKG. BELOW POST FOR FULL BRG.
S-11	12"X12" CMU PIER WITH 2-NO.5 REBAR IN FILLED CELL
S-12	8"X16" CMU PIER WITH 1-NO.5 REBAR IN EACH CELL FILLED SOLID
S-13	PRE-MANUF. STEEL EQUIPMENT PLATFORM & STAIRS BY OTHERS. PROVIDE SHOP DRAWINGS FOR THE EOR APPROVAL.
S-14	HEX/XXIX STEEL COLUMN W/ TOP PLATE AND BASE PLATE PER DETAIL 3 SHEET 24.5

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A Custom Home for:  
**SMITH RESIDENCE**  
780 EMERALD HARBOR DR. LONGBOAT KEY, FL 34228

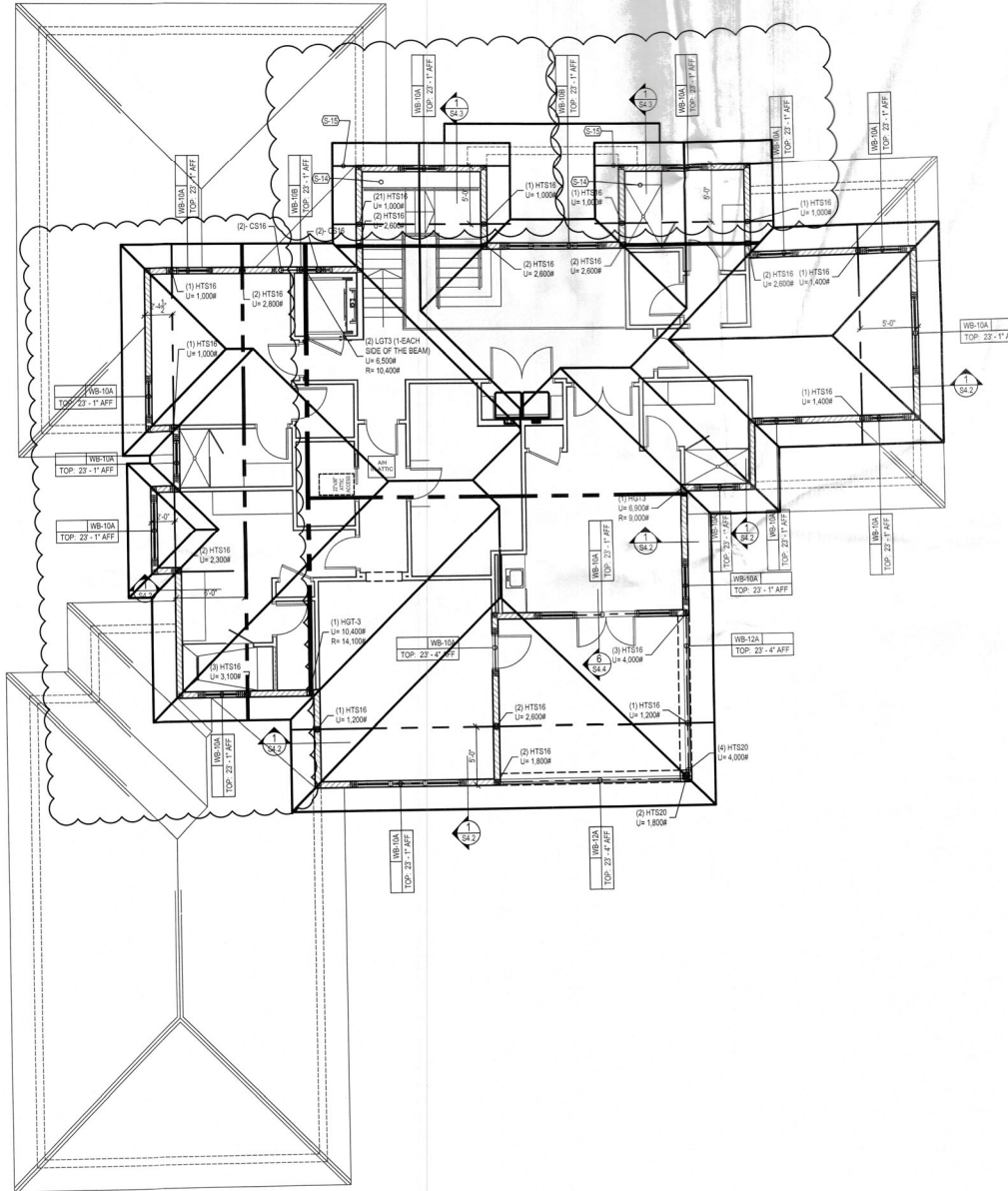
**SECOND STRUCTURAL  
FLOOR PLAN**  
3/16" = 1' - 0"

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BY	DATE
NPM	09.11.2023
NPM	11.03.2023
NPM	11.28.2023
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NPM	12.08.2022

**S2.2**







## GENERAL NOTES

- FILL ALL CELLS ABOVE PRECAST LINTELS.
- STUB RAISED-HEEL ROOF TRUSSES BACK 3/4" FROM FACE OF MASONRY FOR PLYWOOD AND STUCCO.
- STUB FLOOR TRUSSES BACK 3/4" FOR GYPSUM BOARD, PLYWOOD AND STUCCO.
- ALL WOOD OR WOOD PRODUCTS IN CONTACT WITH CONCRETE OR MASONRY TO BE EITHER MOISTURE PROTECTED OR PRESURE TREATED.
- SHORING: ALL MASONRY OR CONCRETE BEAMS 10'-FT AND LONGER SHALL BE SHORED FOR A MINIMUM OF 28 DAYS AFTER POUR.

## DIMENSION NOTES

- SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.

**YOUNG & HEDRICK ENGINEERING, LLC**  
STRUCTURAL ENGINEERING  
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LICENSE NO. 70718  
EXPIRATION DATE 12/31/2024

## WOOD BEAM SCHEDULE

MARK	DESCRIPTION	TYPE
WB-10A	(3) 2X10 SYP NO.2 WOOD BEAM W/ (2) 1/2" CDX PLYWOOD FLITCH PLATES	1
WB-10B	(3) 1-3/4" X 9-1/4" 2.0E MICROLAM LVL	2
WB-10C	(2) 1-3/4" X 11-1/4" 2.0E MICROLAM LVL	2
WB-10D	18" PRE-ENGINEERED WOOD GIRDER TRUSS BY TRUSS MANUF.	3
WB-10E	(2) 1-3/4" X 24" 2.0E MICROLAM LVL	2
WB-10F	24" PRE-ENGINEERED WOOD GIRDER TRUSS BY TRUSS MANUF.	3
WB-10G	18" PRE-ENGINEERED WOOD GIRDER TRUSS BY TRUSS MANUF.	3

TYPE 1	TYPE 2	TYPE 3

- NOTES:
- TYPE 1 BEAMS - NAIL (2) PLY BEAMS TOGETHER WITH (2) ROWS OF 10d NAILS AT 12" O.C. ADD ADD'L SYP PLIES AND FLITCH PLATES AS REQ'D TO MATCH WALL THICKNESS.
  - TYPE 2 BEAMS - REFER TO SHEET S4.0 FOR LVL NAILING / BOLTING PATTERNS.
  - TYPE 3 BEAMS - ATTACHMENT OF WOOD GIRDERS PER TRUSS MANUFACTURER.

## STRUCTURAL NOTES

MARK	DESCRIPTION
S-1	ATTACH EACH ROOF TRUSS TO TOP OF WALL W/ ONE SIMPSON H10A - AT EACH TRUSS END
S-2	NON-BEARING WALL: PROVIDE SIMPSON HTG AT EACH TRUSS OR BLOCKING AT 24" O.C. TO DOUBLE TOP PLATE
S-3	TIE BEAM: REFER TO TIE-BEAM STEP DETAIL ON SHEET S4.1
S-4	CONNECT EACH GIRDER TRUSS TO WOOD HEADER OR POST/STAIL TYPE STUDS USING SIMPSON S4-HTS UNO
S-5	MASONRY WALL: PROVIDE #6 AT 48" O.C. ABOVE LINTEL TO RAKE TIE BEAM. PROVIDE HOOK AT LINTEL AND TIE BEAM
S-6	NOT USED
S-7	COMBINATION ROOF/FLOOR TRUSS - TRUSS CO. TO LOAD THE INDICATED TRUSS WITH 2ND FLOOR ROOF LOAD
S-8	FULL HEIGHT P.T. OR LVL BLOCKING AT 16" O.C. W/ HETA16 AT EACH BLOCKING FULL HEIGHT P.T.
S-9	2X12 SYP #2 FLOOR JOISTS @ 12" O.C. TOP AT 13'-0" AFF. SLOPE TOP AS REQUIRED W/ LUS10 ON BOTH ENDS
S-10	TB-10B CANTILEVER TIE-BEAM TO EXTEND OVER THE COLUMN
S-11	24" HIGH PRE-ENGINEERED FLOOR TRUSSES AT 16" O.C. TOP AT 13'-0" AFF.
S-12	2X12 SYP #2 FLOOR JOISTS @ 12" O.C. TOP AT 13'-0" AFF. W/ LUS10 ON BOTH ENDS
S-13	GABLE ROOF FRAMED W/ VALLEY SET TRUSSES OVER SHEATHED HIP ROOF
S-14	DROP TRUSS TOP CHORD GABLE END TRUSSES
S-15	16" HIGH PRE-ENGINEERED FLOOR TRUSSES AT 16" O.C. TOP AT 13'-0" AFF.
S-16	24" HIGH PRE-ENGINEERED FLOOR TRUSSES AT 16" O.C. W/ 6" STEP-UP AT KITCHEN AREA AS PER THE ARCHITECTURAL PLAN TOP AT 13'-0" AFF.

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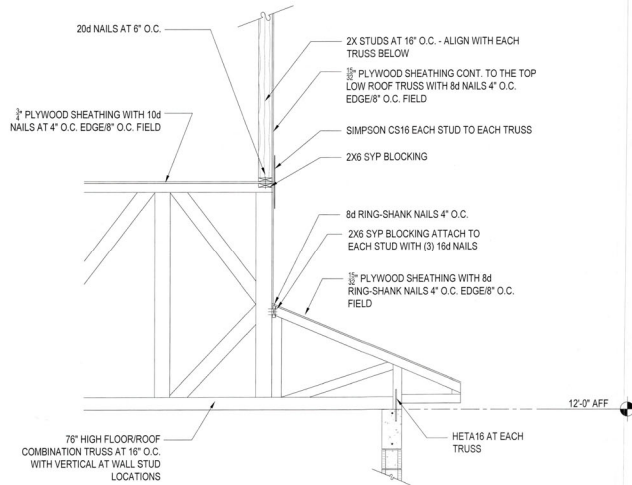
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**ROOF FRAMING PLAN**  
3/16" = 1' - 0"

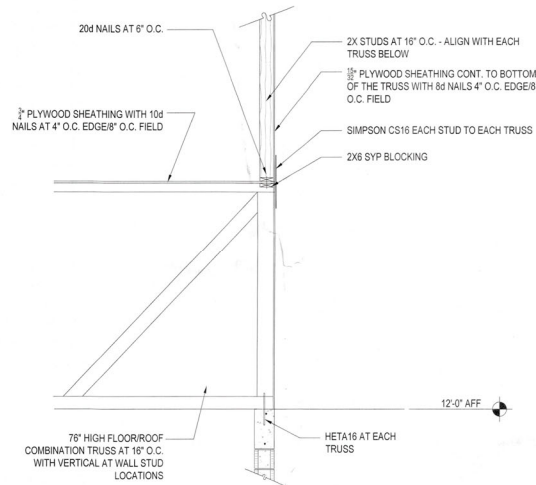
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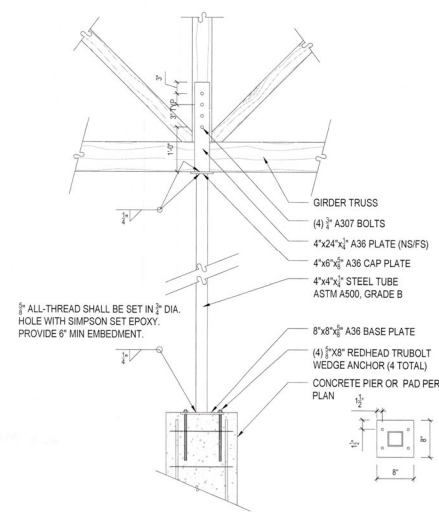
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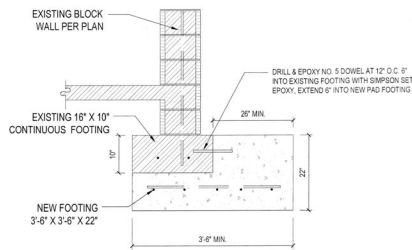
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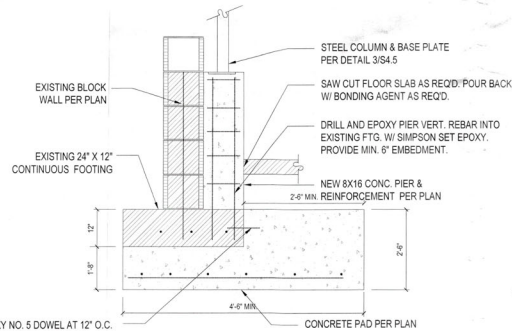
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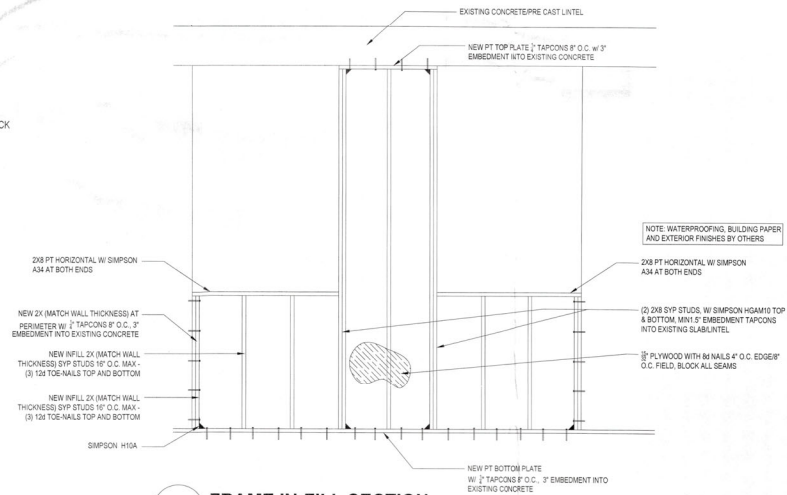
**3 SECTION**  
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**4 SECTION**  
NTS



**5 SECTION**  
NTS



**6 FRAME IN-FILL SECTION**  
NTS

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