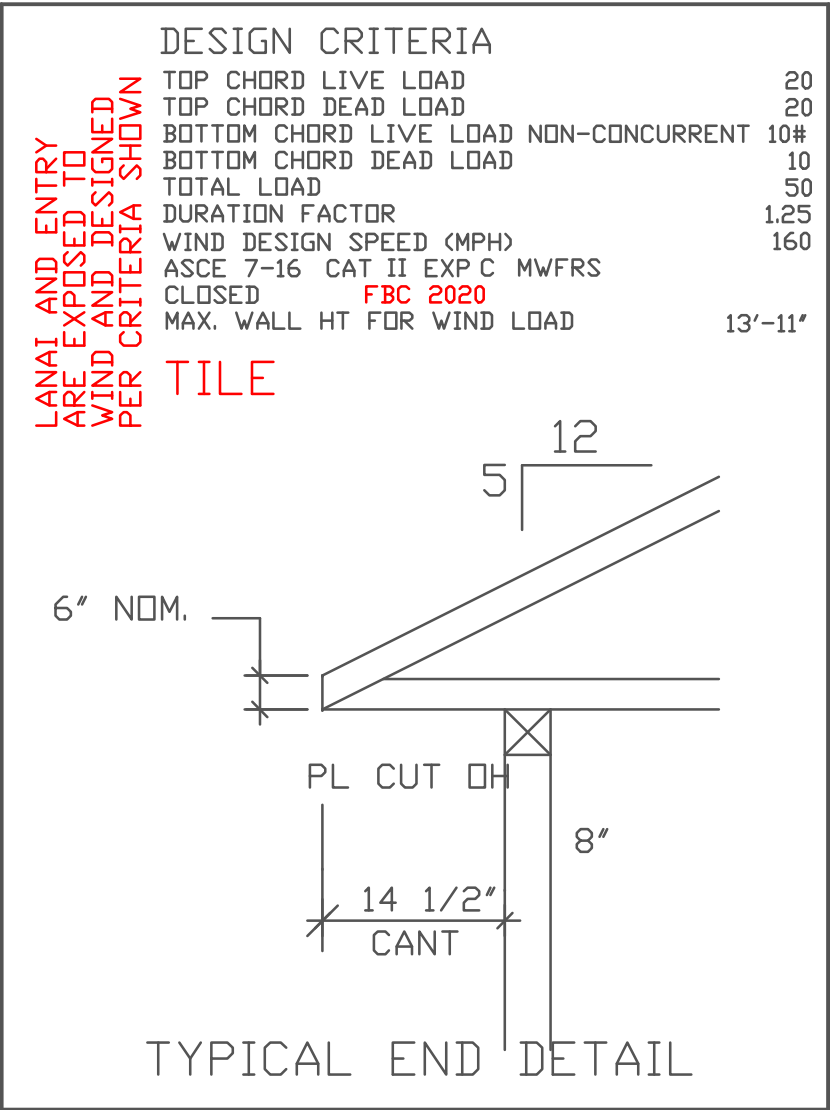
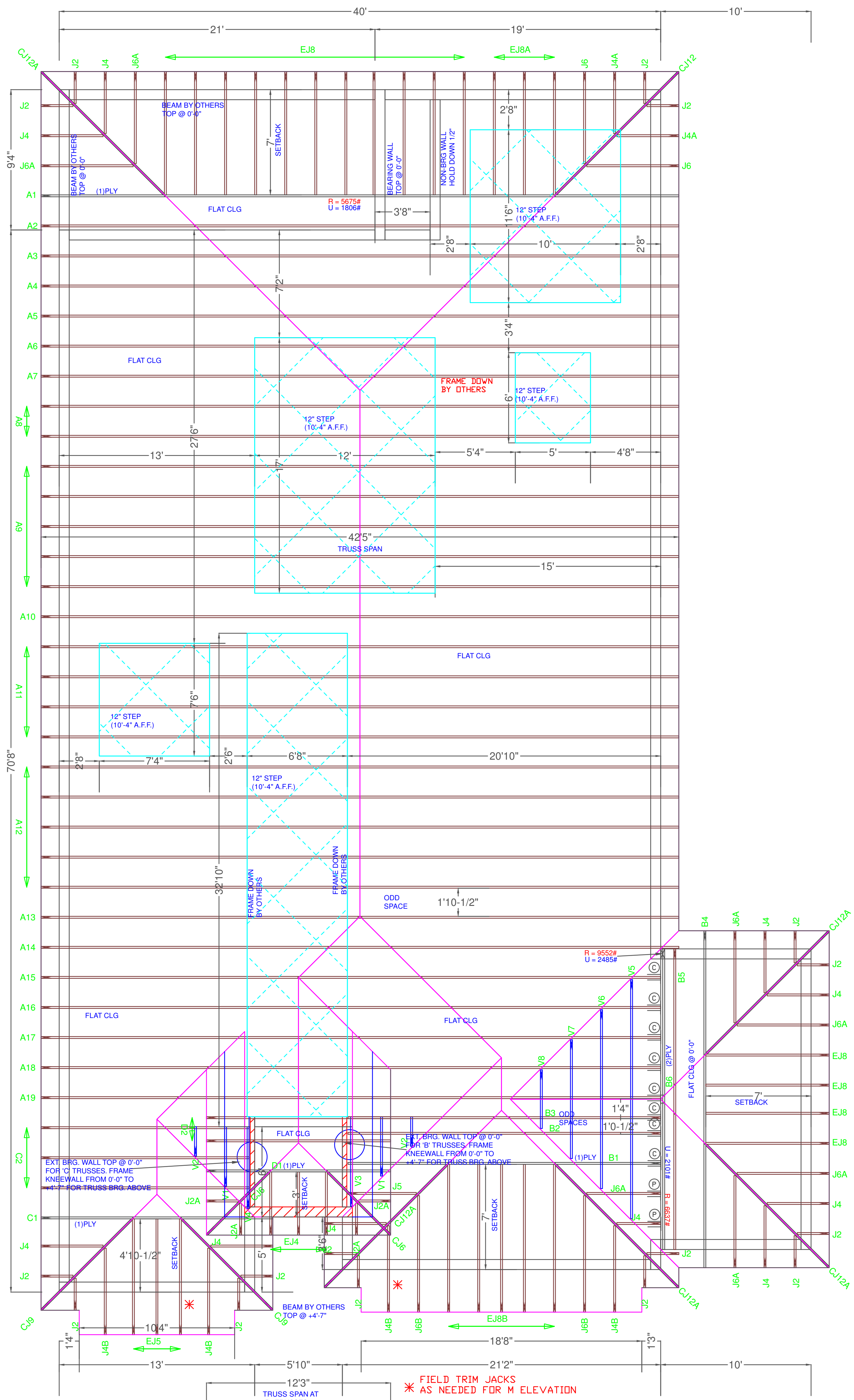




****UNLESS NOTED****

REACTION VALUES ARE UNDER 5000#

UPLIFT VALUES ARE UNDER 1000#

ALL TRUSSES 24\"/>

*******CAUTION*******

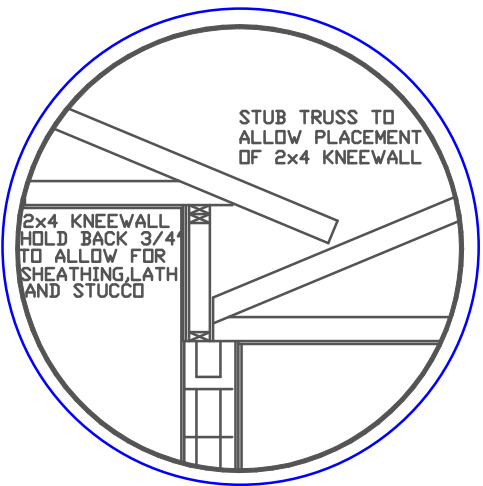
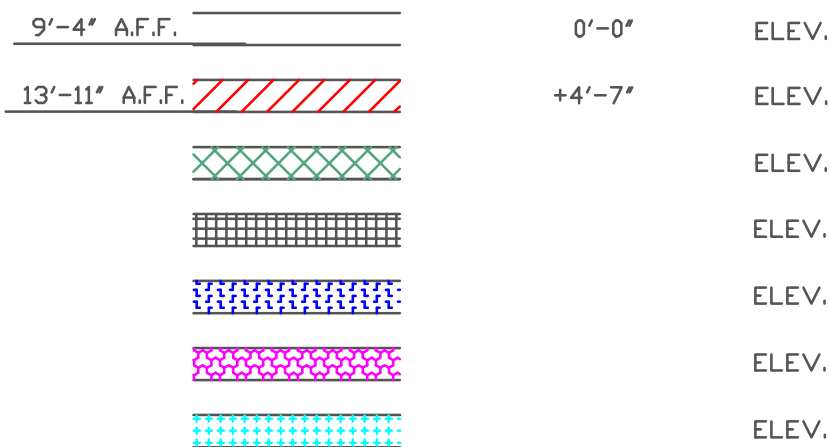
DO NOT ATTEMPT TO ERECT TRUSSES WITHOUT REFERRING TO THE ENGINEERING DWGS.

IT IS NECESSARY TO REFER TO THE ENGINEERING DRAWINGS FOR NUMBER OF MEMBERS, BEARING LOCATION, ORIENTATION AND WEB BRACING

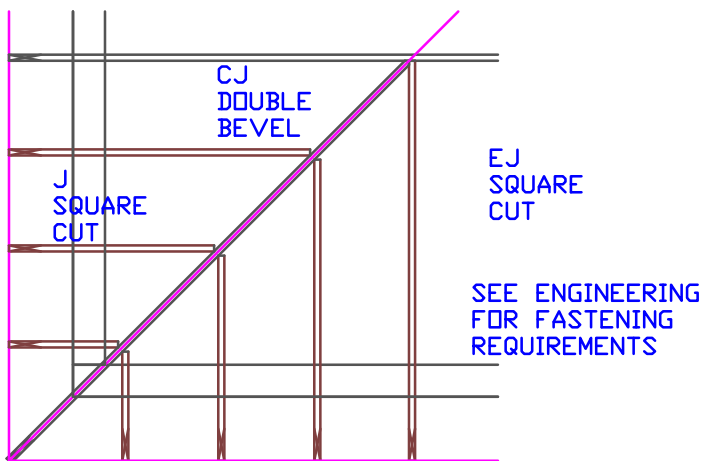
REFER TO WTCA/TPI BSCI-B1 SUMMARY SHEET FOR HANDLING METHODS & TEMPORARY BRACING, WHICH IS ALWAYS REQUIRED

BEARING HEIGHTS BASED ON PLANS PROVIDED TO SCOSTA CORP. +/- BEARING DIFFERENCES SHOWN ARE CRITICAL. IF ANY HEIGHTS DEViate - INFORM SCOSTA CORP.

BEARING WALL & BEAM HEIGHTS



TYPICAL JACK CUTS



STRUCTURAL SUB-FASCIA BEAM & CONNECTIONS DESIGNED & PROVIDED BY OTHERS TO SUPPORT REACTIONS & UPLIFTS SHOWN, SUB-FASCIA BEAM TO BE SUPPORTED BY CJ6 & MIN. (3) ADJACENT TRUSSES.

REACTIONS AND UPLIFTS FOR
J2A
R=110#
U=19#
RL=46#

HANGER VALUES HAVE BEEN BASED ON 16D COMMON NAILS EXCEPT THE FOLLOWING
LUS24 - 10D COMMON THJA26 - 10D x 1-1/2

*******ATTENTION*******

APPROVAL OF THIS TRUSS LAYOUT IS NECESSARY BEFORE FABRICATION CAN BEGIN. VERIFY DIMENSIONS, PITCHES, OVERHANGS, ELEVATIONS, CEILING & BEARING CONDITIONS. SCOSTA CORPORATION IS RESPONSIBLE FOR ACCURACY IN ACCORDANCE WITH PLANS AND/OR INFORMATION PROVIDED BY CUSTOMER, WITH ANY DEVIATIONS NOTED HEREIN. CUSTOMER IS RESPONSIBLE TO VERIFY ACCURACY OF INFORMATION AND PLANS PROVIDED TO SCOSTA CORPORATION, AND TO VERIFY CONFORMANCE TO FIELD CONDITIONS, AND/OR OWNER CHANGES. TRUSSES WILL BE BUILT IN ACCORDANCE WITH THE APPROVED LAYOUT.

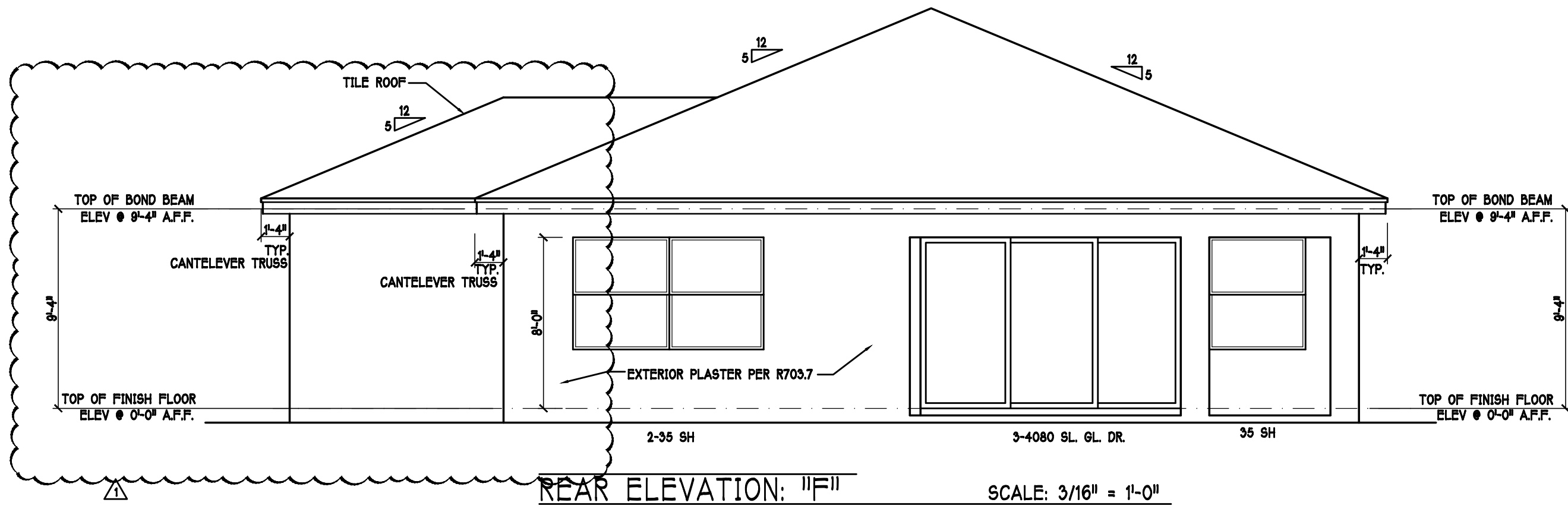
APPROVED BY: _____
DATE: _____ REQUESTED DELIVERY DATE: _____
JOBSITE CONTACT NAME: _____
PHONE #: _____
E-MAIL: _____

SCOSTA CORP.

WOOD, STEEL OR TIMBER
ROOF & FLOOR TRUSSES

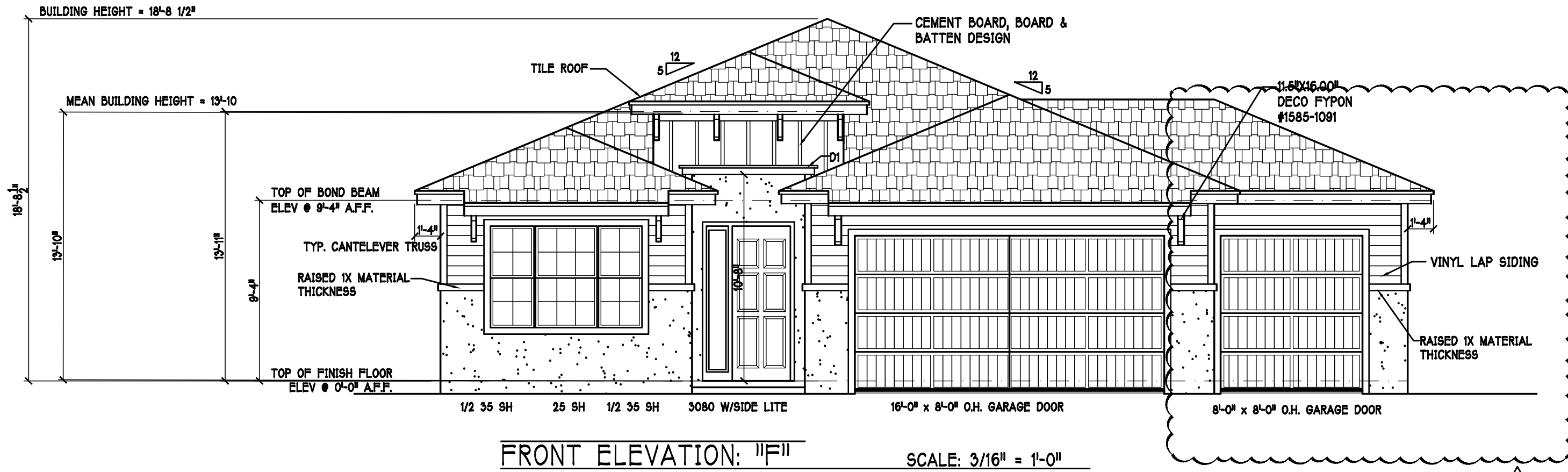
3670 COMMERCE CENTER DRIVE
SEBRING, FL 33870
(863) 385-8242

SCALE: 1/4"=1'-0"	DATE: 05/08/21	REVISED BY:	DRAWN BY: KCD
JOB ADDRESS: 2431 F/M 3 CAR GARAGE RIGHT LEE\COLLIER\CHARLOTTE			1 OF 1
CUSTOMER: D.R. HORTON	JOB #: DR2431F3		



REAR ELEVATION: "F"

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

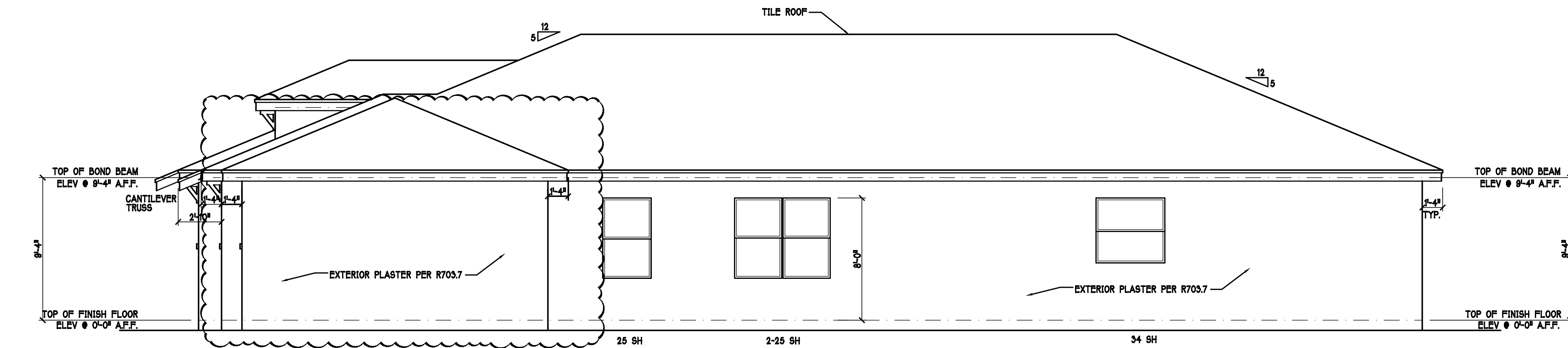


FRONT ELEVATION: "F"

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

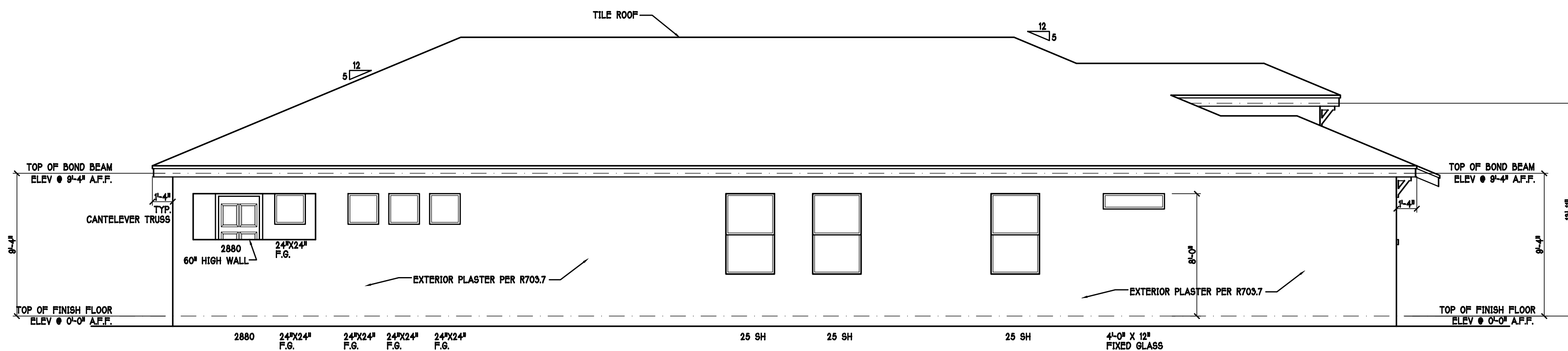
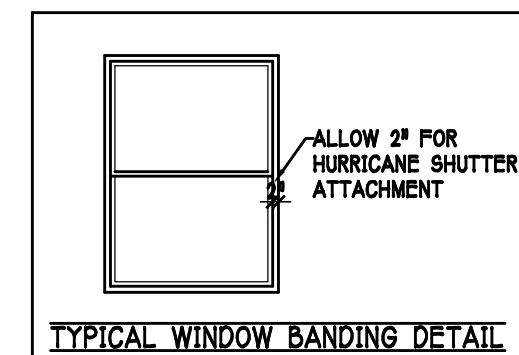
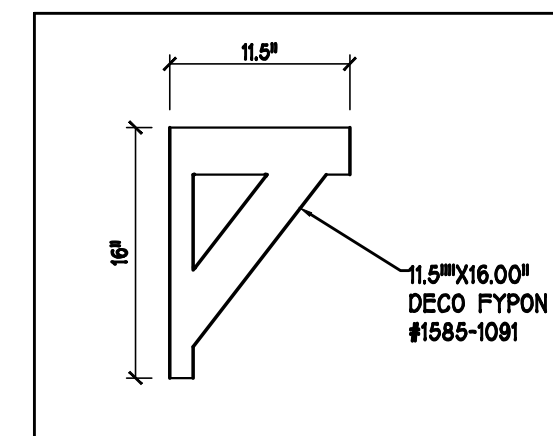
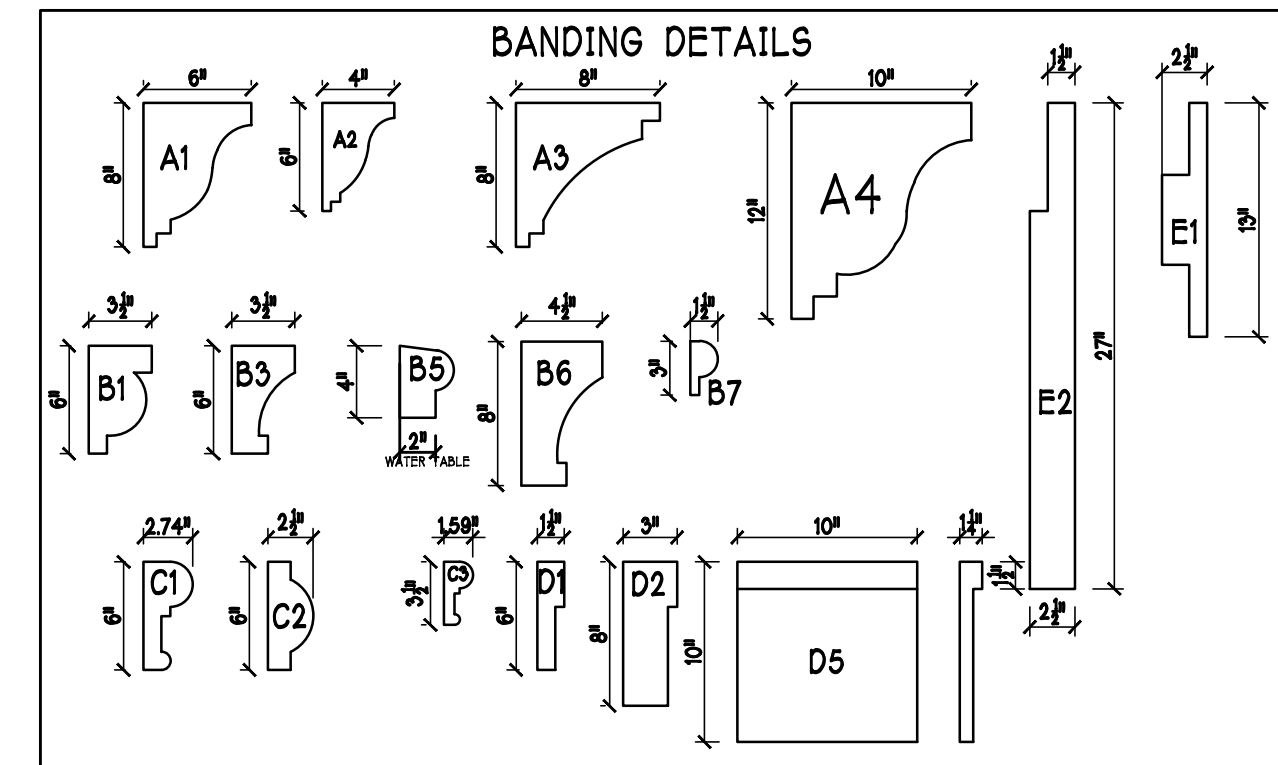
FLORIDA BUILDING CODE 7TH EDITION

OCCUPANCY: FBC 310.5 RESIDENTIAL GROUP R-3 CONSTRUCTION TYPE: V-B (FIRE RESISTANCE RATING 0 HOURS, NOT SPRINKLED) CODES TO BE USED BY OTHER DESIGN PROFESSIONALS AND LICENSED CONTRACTORS: 2020 FLORIDA BUILDING CODE, 7TH EDITION; RESIDENTIAL; ACCESSIBILITY; ENERGY CONSERVATION; PLUMBING; MECHANICAL; AND FUEL GAS. ELECTRICAL IS CONTAINED BY REFERENCE WITHIN FBC RESIDENTIAL CHAPTER 34: NFPA 70-17 NATIONAL ELECTRICAL CODE.



RIGHT SIDE ELEVATION: "F"

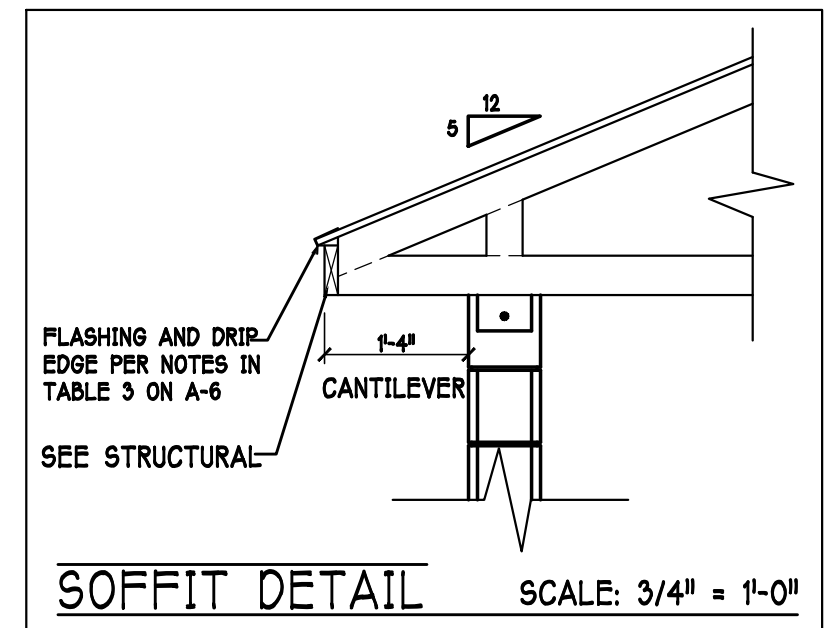
SCALE: 3/16" = 1'-0"



LEFT SIDE ELEVATION: "F"

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

REVISIONS		
MARK	DATE	DESCRIPTION
1	07-14-21	COMPLETE MODEL CHANGE FROM 2 CAR TO 3 CAR



DESIGN IN ACCORDANCE W/ THE 2020 RESIDENTIAL FLORIDA BUILDING CODE- 7TH EDITION

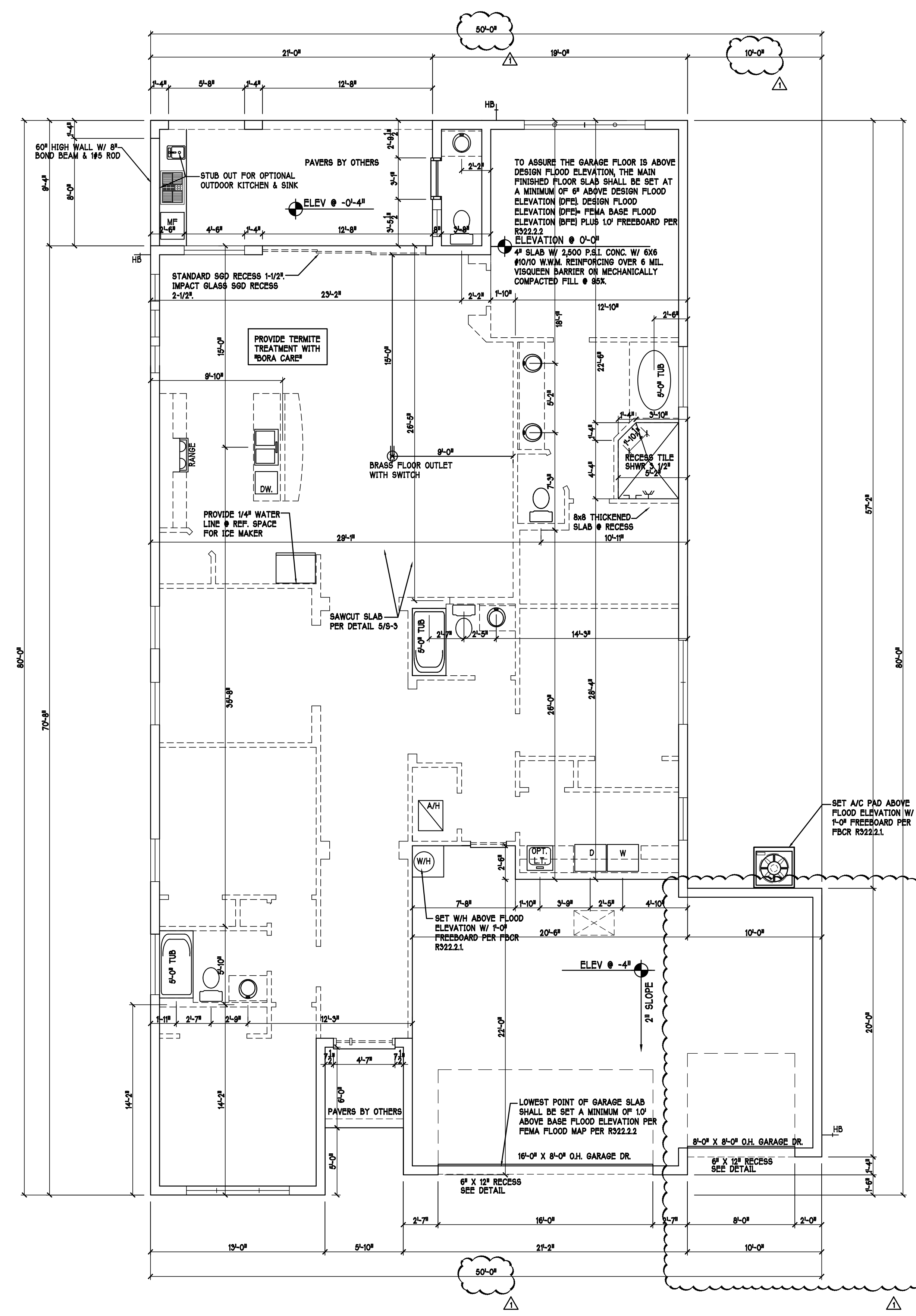
D-R HORTON
America's Builder

Gulf Coast Drafting
& Design
Phone (239) 540-1822
Fax (239) 540-7759

MODEL: UNIT 2431
RESIDENCE FOR: SPEC
LOT: 397 BLOCK :
SUBDIV: SEASONS BONITA 60s
ADDRESS: 28077 CAPTIVA SHELL LOOP
C.C.D.# : 12496 D.R.H.# : 579340114

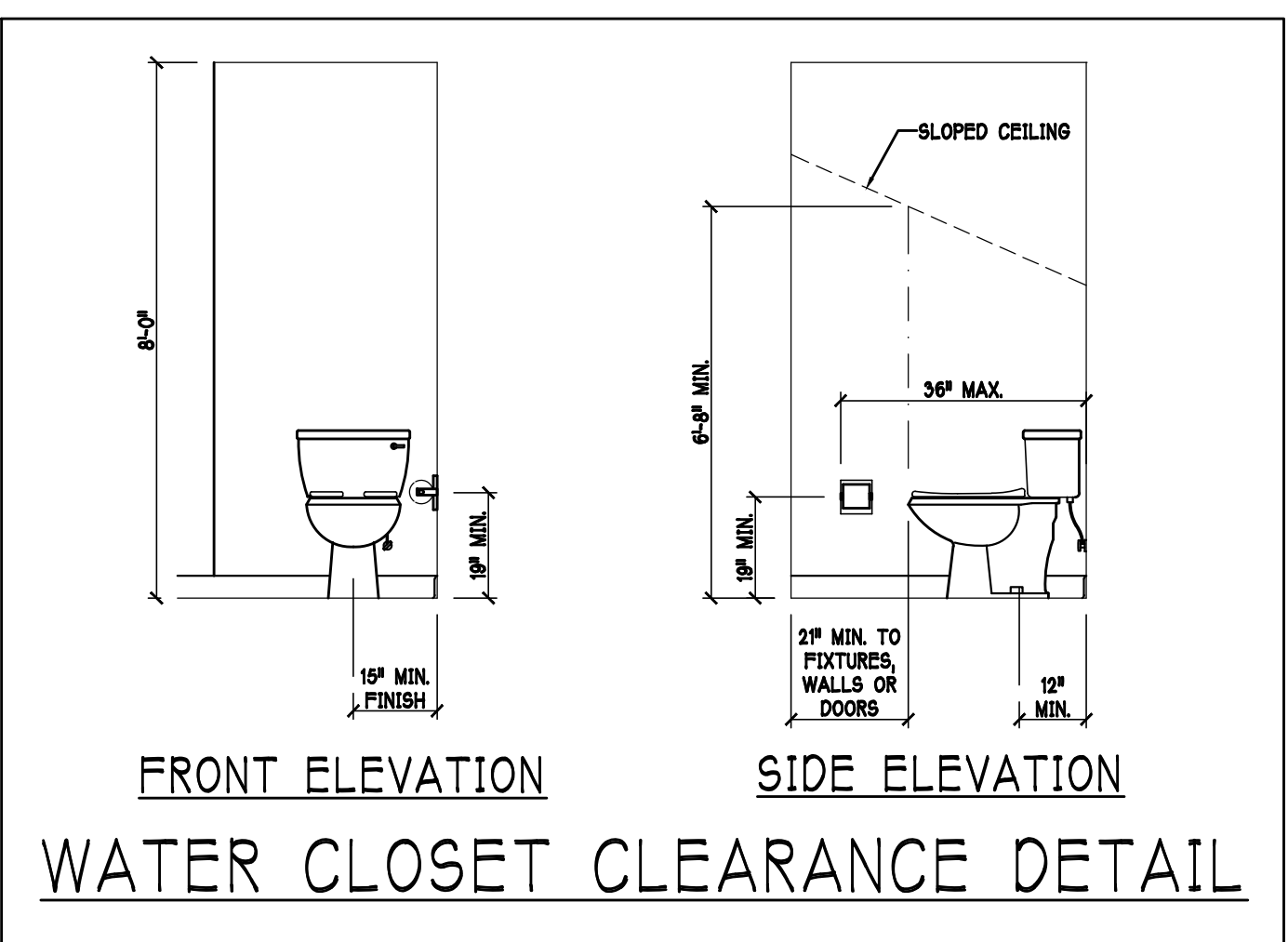
DATE: 03-12-2021
DRAWN BY: CWL
CHECKED BY: JWC
REVISED: 07-14-2021
PLAN: ELEVATIONS
SCALE: 3/16" = 1'-0"
SHEET#

A-1 F

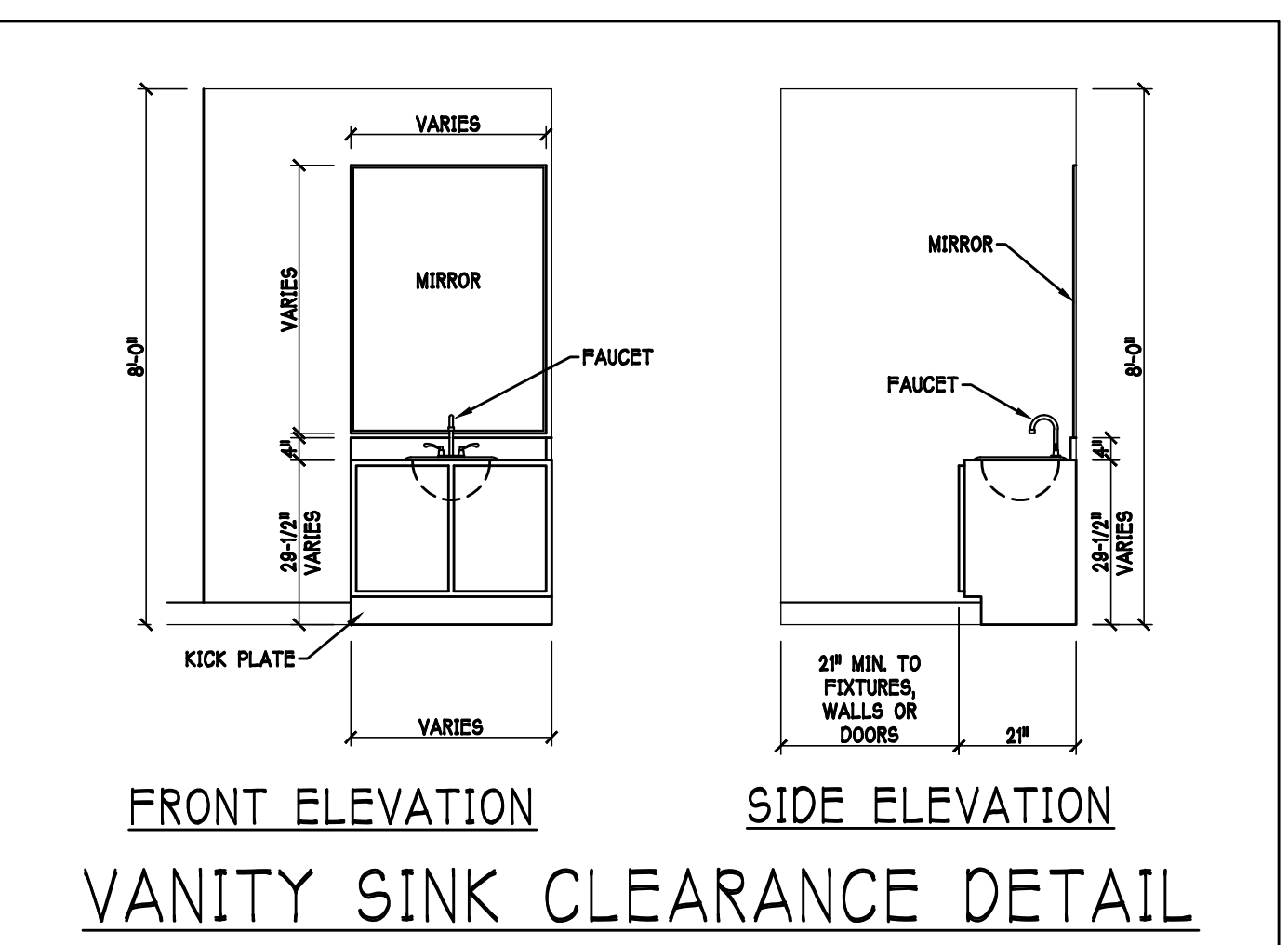


SLAB & PLUMBING PLAN: SCALE: 3/16"=1'-0"

REVISIONS		
MARK	DATE	DESCRIPTION
△	07-14-21	COMPLETE MODEL CHANGE FROM 2 CAR TO 3 CAR



FRONT ELEVATION SIDE ELEVATION
WATER CLOSET CLEARANCE DETAIL



FRONT ELEVATION SIDE ELEVATION
VANITY SINK CLEARANCE DETAIL

D R HORTON						
MARK	SIZE CODE	PRODUCT DESCRIPTION	WIDTH	HEIGHT	WIND-BORNE DEBRIS PROTECTION	QTY
1	OVERHEAD	GARAGE DOOR	12	86		
2	OVERHEAD	GARAGE DOOR	86	86		1
3	4080	ENTRY DR.	36	86		
4	2880	DISTINCTION	36	86		1
SEE NOTE 1						4

D R HORTON						
MARK	SIZE CODE	PRODUCT DESCRIPTION	WIDTH	HEIGHT	WIND-BORNE DEBRIS PROTECTION	QTY
A	35	SH	54	63	IMPACT	1
B	25	SH	38	63	IMPACT	4
C	4'-0" X 12" F.G.	FIXED GLASS TEMPERED	48	12	IMPACT	1
D	34	SH	54	51	IMPACT	1
E	2-35	SH	108	63	IMPACT	1
F	3-4080	SL. GL. DR.	144	86	IMPACT	1
G	86" X 12" SIDE LITE		12	86	IMPACT	1
H	2-25	SH	76	63	IMPACT	1
I	2'-0" X 2'-0"	FIXED GLASS	24	24	IMPACT	3
K	1/2 35	SH	76	78	IMPACT	2
						16

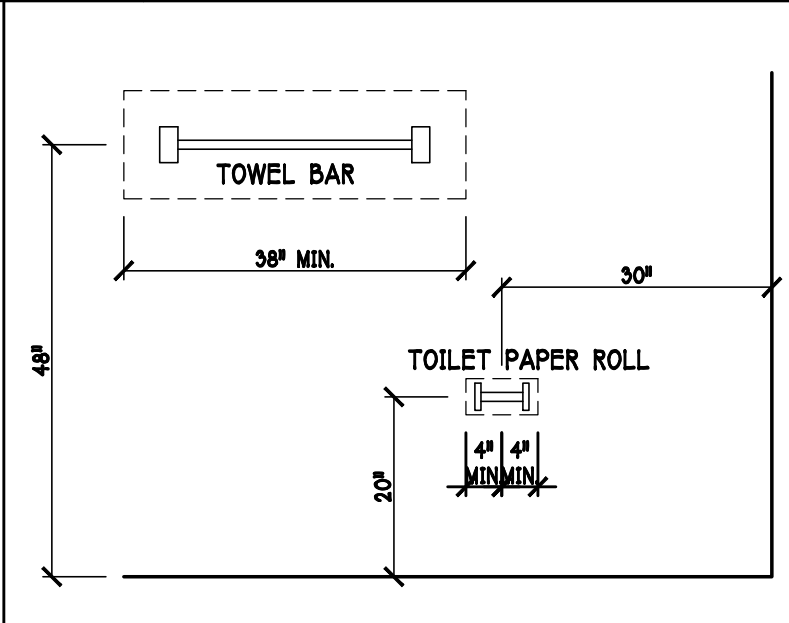
OPT IMPACT GLASS MAY BE INSTALLED IN LIEU OF SHUTTERS VERIFY W/ CONTRACT

DOOR HEADERS		
6'-8" BIFOLD	HEADER HEIGHT	82" A.F.F.
6'-8" SWING	HEADER HEIGHT	82 1/2" A.F.F.
8'-0" SWING	HEADER HEIGHT	88 1/2" A.F.F.
PLAN NOTES		

- VERIFY ALL ROUGH OPENING DIMENSIONS FOR ALL WINDOWS AND DOORS
- PROVIDE SAFETY GLAZING WITHIN 24" FROM EXIT PER FLORIDA BUILDING CODE R 308.4.2.
- PROVIDE SAFETY GLAZING AT BATH / SHOWER . PER FLORIDA BUILDING CODE R 308.4.5.
- NON BEARING INTERIOR FRAME WALLS SHALL BE FRAMED W/ WOOD OR METAL STUDS. SPACING SHALL NOT EXCEED 24" O.C. (NON BEARING WALLS ONLY)
- PROVIDE DEAD WOOD IN ATTIC FOR OVERHEAD GARAGE DOOR HARDWARE
- KITCHEN KNEE WALL TO BE FRAMED W/ TOP @ 41 1/2" A.F.F. W/ RAISED BAR TOP
- INSTALL SMOOTH WALLS IN KITCHEN AND ALL BATHROOM AREAS
- WHERE DRYWALL CEILING IS APPLIED TO TRUSSES AT 24" O.C. USE 5/8" DRYWALL OR 1/2" SAG RESISTANT PER SEC. R702.5.5
- THE GARAGE SHALL BE SEPARATED FROM THE RESIDENCE & ATTIC BY NOT LESS THEN 1/2" GYPSUM BOARD APPLIED TO THE GARAGE SIDE. GARAGES BENEATH HABITABLE ROOMS SHALL BE SEPARATED WITH NOT LESS THAN 5/8" TYPE "X" GYPSUM BOARD OR EQUIVALENT. WHERE THE SEPARATION IS A FLOOR - CEILING ASSEMBLY THE STRUCTURE SUPPORTING THE SEPARATION SHALL ALSO BE PROTECTED BY NOT LESS THAN 1/2" GYPSUM BOARD OR EQUIVALENT
- INSTALL 1 3/8" THICK SOLID WOOD DOOR BETWEEN LIVING AND GARAGE PER FLORIDA BUILDING CODE R302.5.1
- ALL WINDOWS INSTALL 72" ABOVE GRADE MUST COMPLY WITH R 312.2.1 MIN 24" SILL HEIGHT OR PROVIDED WITH AN APPROVED WINDOW FALL PREVENTION DEVICE
- STUB OUT FOR GAS @ OUTDOOR KITCHEN, RANGE, WATER HEATER, AND DRYER. VERIFY WITH CONTRACTOR AND SUBDIV. SPECS. A SEPARATE PERMIT IS REQUIRED FOR GAS PIPING.
- ALL CLOSET SHELVES TO BE 12". ALL PANTRY & LINEN TO BE 4"-16" SHELVES 18" O.F.F. WITH 15" INCREMENT.
- ALL MECHANICAL AND ELECTRICAL EQUIPMENT TO BE INSTALLED AT OR ABOVE FLOOD PLUS 1'-0" FREEBOARD.

CABINET BACKING			
KITCHEN	UPPER TOP @ 84"	BASE TOP @35"	
MASTER BATH	UPPER	BASE- TOP @35"	
GUEST BATH	UPPER	BASE- TOP @31"	
LAUNDRY RM.	UPPER TOP @64"	BASE	

BATHROOM NOTES	
72" TOWEL BAR	ALL TUB DECKS @ 2" A.F.F.
82" TOILET PAPER	ALL BLOCKING TO BE PT IN SHOWERS

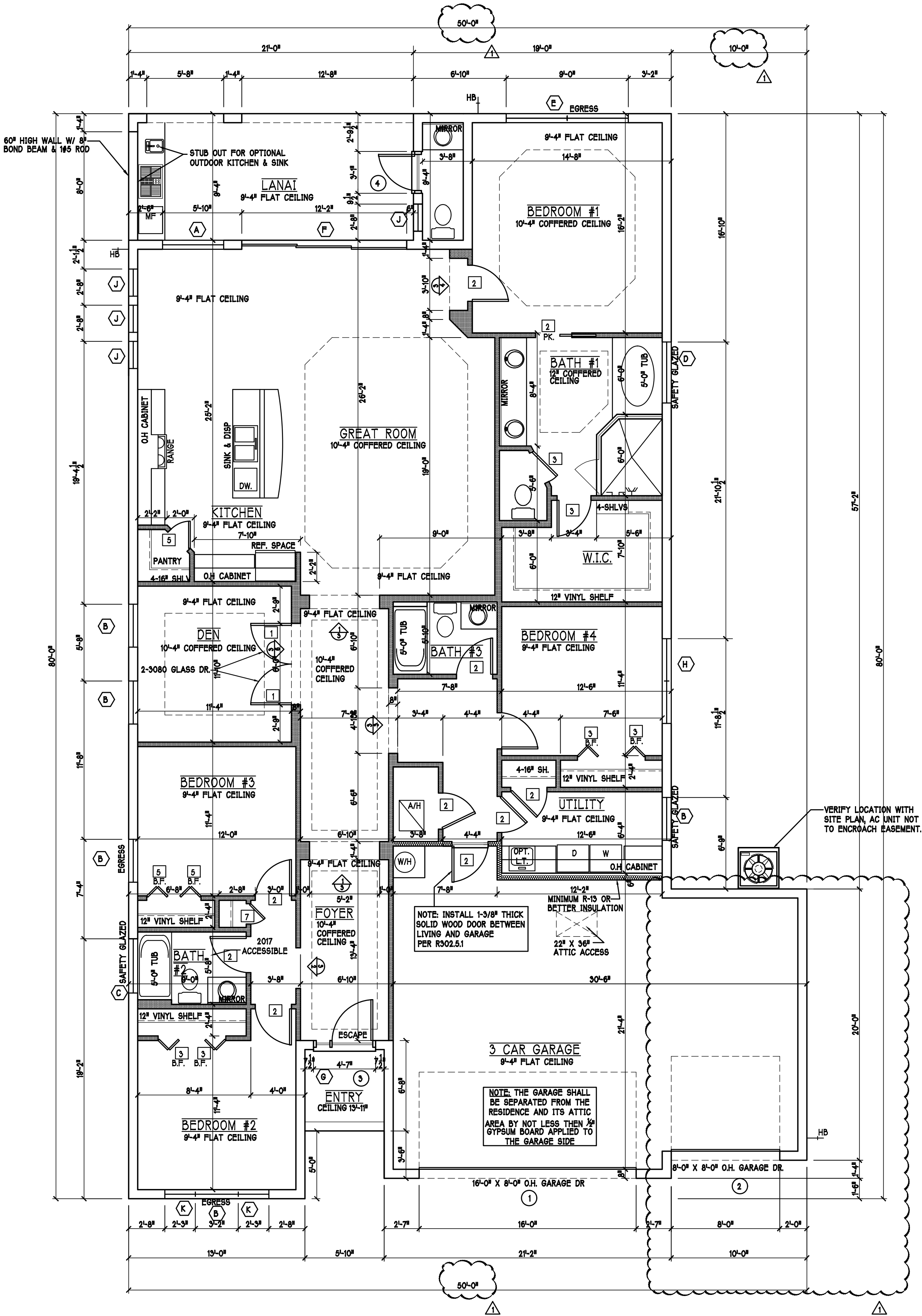


**** NOTE: ****	
STUB OUT FOR GAS @ OUTDOOR KITCHEN, RANGE, WATER HEATER, AND DRYER. VERIFY WITH CONTRACT AND SUBDIV. SPECS.	
GLS. 2" MIN. AROUND TILE SHWR 1/2" DUK 1 3/4" PYW.1 MUD SET BY PLUMBER TUB WALL DETAIL	
VINYL SHELF NOTES:	
1) ALL CLOSET SHELVES TO BE 12" 2) ALL PANTRY & LINEN TO BE 4) 16" SHELVES 18" O.F.F. WITH 15" INCREMENT.	
SQUARE FOOTAGE	
LIVING AREA	677
ENTRY AREA	35
LANAI AREA	196
TOTAL AREA	3339

INTERIOR DOOR SCHEDULE		
MARK	DOOR WIDTH	
1	3'-0"	P.K. = POCKET DOOR
2	2'-8"	B.F. = BI-FOLD DOOR
3	2'-6"	B.P. = BI-PASS DOOR
4	2'-4"	
5	2'-0"	
6	1'-8"	
7	1'-6"	

PROVIDE SAFETY GLAZING WITHIN 24" FROM EXIT DOOR.
(PER FLORIDA BUILDING CODE-R308.4.2)

NOTE:
PROVIDE SAFETY GLAZING AT BATH/SHWR. SHALL COMPLY WITH R 308.4.5



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

REVISIONS		
MARK	DATE	DESCRIPTION
1	07-14-21	COMPLETE MODEL CHANGE FROM 2 CAR TO 3 CAR

DESIGN IN ACCORDANCE W/ THE 2020 RESIDENTIAL FLORIDA BUILDING CODE- 7TH EDITION

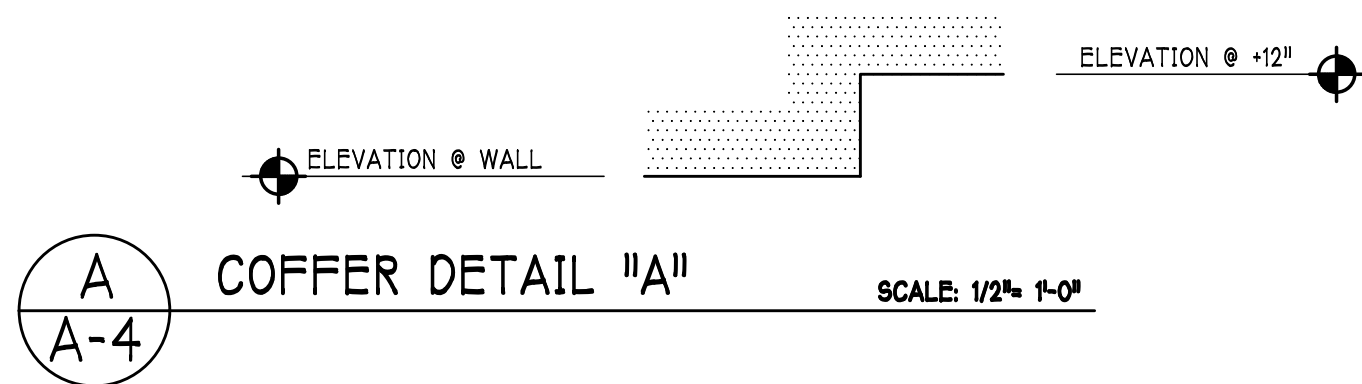
D R HORTON
America's Builder

Gulf Coast Drafting
& Design
Phone (239) 540-1822
Fax (239) 540-7759

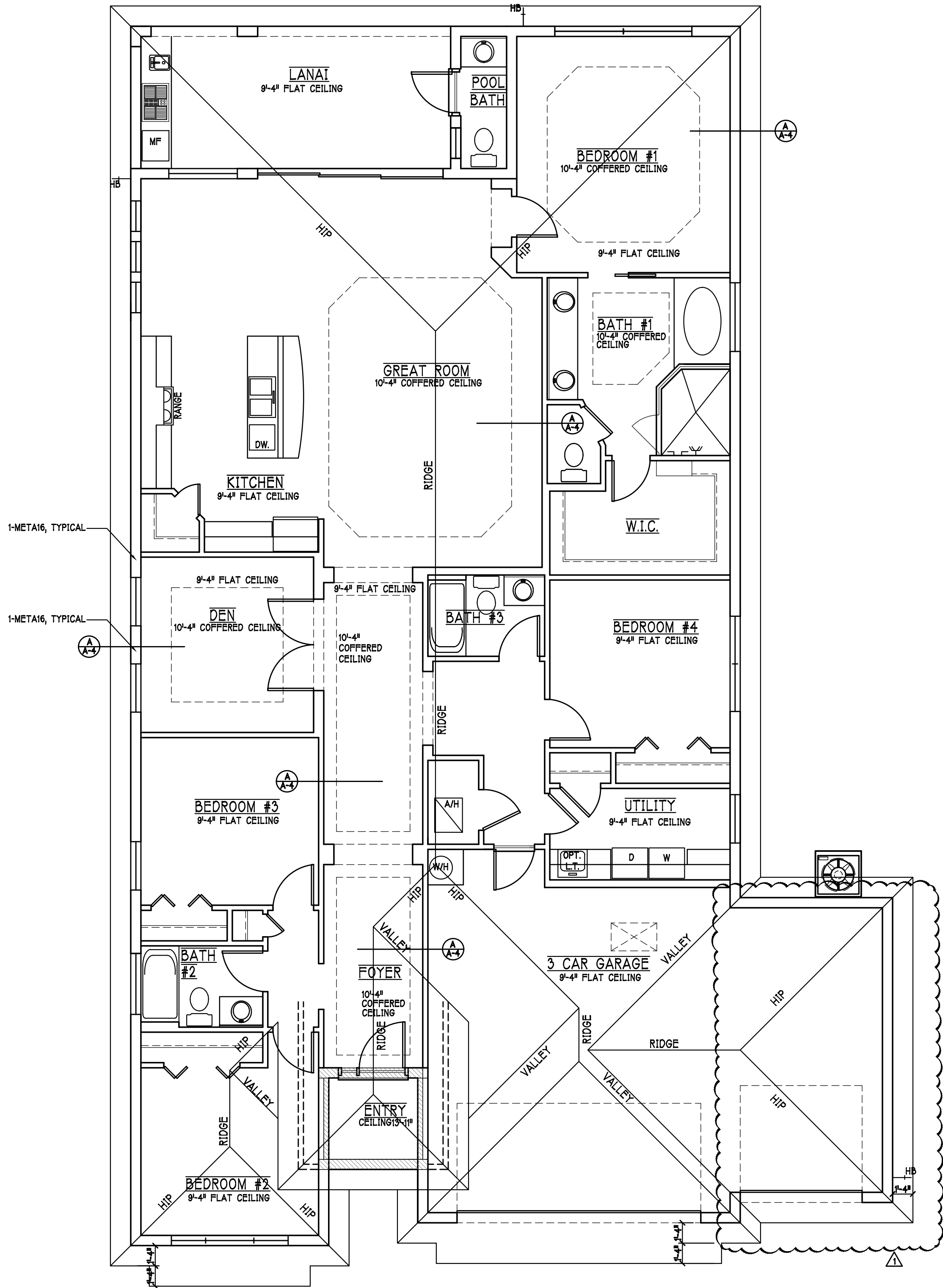
LOT: 397	BLOCK :	MODEL:	UNIT 2431
SUBDIV: SEASONS BONITA 60s		RESIDENCE FOR:	SPEC
ADDRESS: 28077 CAPTIVA SHELL LOOP			
G.C.D.# : 12496	D.R.H.# : 579340114		

DATE:	03-12-2021
DRAWN BY:	CWL
CHECKED BY:	JWC
REVISED:	07-14-2021
PLAN:	FLOOR
SCALE:	3/16"=1'-0"
SHEET#	A-3F

MODEL 2431 F: ATTIC VENTILATION FBCR R806								
COORDINATE VENTING REQUIREMENTS WITH ENERGY CALCULATIONS								
AREAS (SQ. FT.)			SOFFIT ONLY (1/150) (NO ROOF VENTS)			WITH ROOF VENTS (1/500) (R.V.)		
MARK	ATTIC	SOFFIT	ATTIC AREA/150	REQ'D AIR FLOW OF SOFFIT	QUAD 4 SOFFIT HAS	ATTIC AREA/500	QUANTITY OF ROOF VENTS	MIN AIR FLOW OF SOFFIT
1st STORY	3443.4 SQ. FT.	304.3 SQ. FT.	22.96 SQ. FT.	7.55%	8.15%	-- SQ. FT.	-	--%
			"SOFFIT ONLY" QUALIFIES			ROOF VENTS ARE NOT REQUIRED		
			SOFFIT MODEL			ROOF VENT MODEL		
			ACM QUAD 4, FULL VENT, NARROW PATTERN, 8.15% FREE AIR FLOW			1-META16, TYPICAL 32" BASE 12-5/16" DIA 10MANCO 770-D 0.87 SQ. FT. FREE AIR		



BEARING HEIGHTS	
	= BEARING @ 9'-4" A.F.F.
	= BEARING @ 13'-11"



CEILING PLAN: "F"

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

REVISIONS		
MARK	DATE	DESCRIPTION
A	07-14-21	COMPLETE MODEL CHANGE FROM 2 CAR TO 3 CAR

DESIGN IN ACCORDANCE W/ THE 2020 RESIDENTIAL
FLORIDA BUILDING CODE- 7TH EDITION

Gulf Coast Drafting
& Design
Phone (239) 540-1822
Fax (239) 540-7759

MODEL:
UNIT 2431

LOT: 397 BLOCK:

SUBDIV: SEASONS BONITA 60s

ADDRESS: 28077 CAPTIVA SHELL LOOP

G.C.D.# : 12496 D.R.H.# : 579340114

RESIDENCE FOR: SPEC

DATE: 03-12-2021

DRAWN BY: CWL

CHECKED BY: JWC

REVISED: 07-14-2021

PLAN: ROOF & CEILING

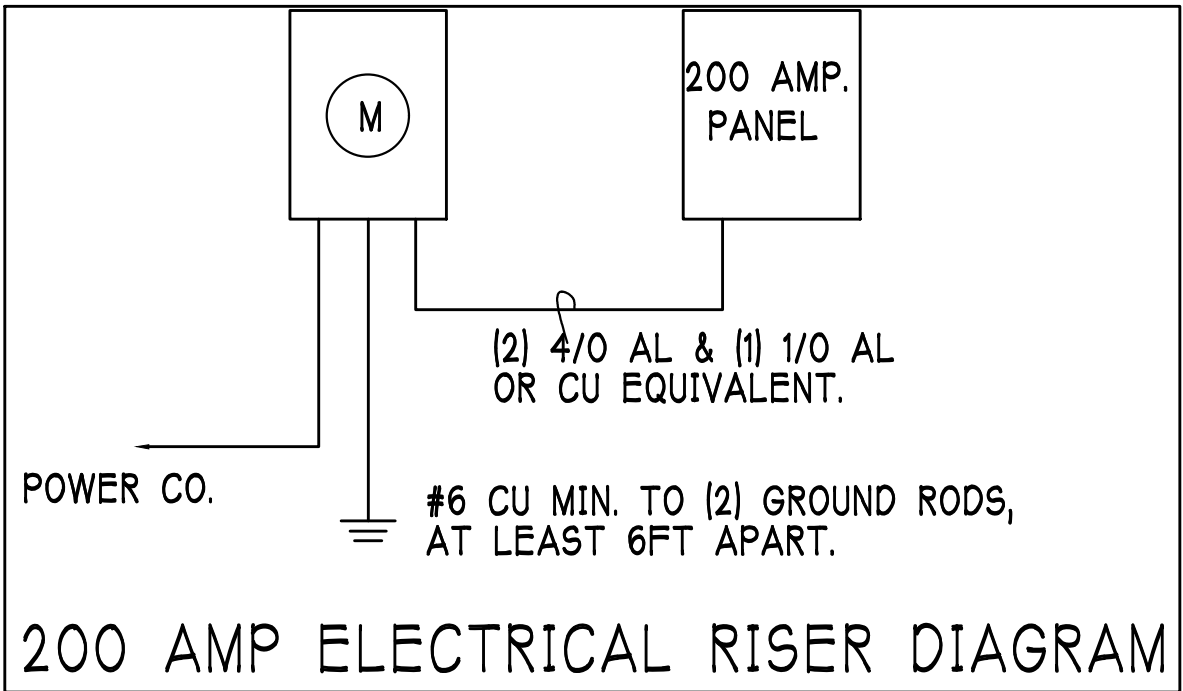
SCALE: 3/16"=1'-0"

SHEET#

A-4F

ELECTRICAL PLAN 2431

200 Amp Service			
TAG	QUANTITY	PRODUCT	
A	(28)	Flush Mounted Lt	
B	(4)	Vapors	
C	(1)	Pendant/Nook	
D	(X)	10" Mushrooms	
E	(3)	24" 3 LT	
F	(2)	36" 4 LT	
G	(X)	NOT USED	
H	(2)	Coach Lights	
J	(X)	Coach Lights	
K	(X)	J BOX	
L	(4)	4' Fluorescent	
M	(3)	2' Fluorescent	
N	(X)	5lt Chandelier	
O	(1)	3 LT	
P	(3)	Pendant Light	



ELECTRICAL LEGEND	
	ELECTRICAL METER
	ELECTRICAL PANEL
	120 V JUNCTION BOX
	SINGLE RECEPTACLE OUTLET
	220 V RECEPTACLE OUTLET
	4-PLEX RECEPTACLE OUTLET
	DUPLEX RECEPTACLE OUTLET
	1/2 SWITCHED DUPLEX OUTLET
	DUPLEX RECEPTACLE @ ELEV. A.P.F.
	TIMER SWITCH
	GFI SWITCH
	DIMMER SWITCH
	3 WAY SWITCH
	SINGLE POLE SWITCH
	AC/DC SMOKE DETECTOR TO BE INTERCONNECTED ANY RESIDENT HAVING A FOSSEL-BURNING HEATER OR APPLIANCE, A FIREPLACE, OR AN ATTACHED GARAGE SHALL HAVE AN OPERATIONAL CARBON MONOXIDE ALARM INSTALLED WITHIN 10 FEET OF EACH ROOM USED FOR SLEEPING PURPOSES. PER RULE 8B-3.0472
	SD SMOKE DETECTOR
	SCD CARBON MONOXIDE/SMOKE DETECTOR
	TELEPHONE OUTLET
	TELEVISION RECEPTION OUTLET
	SURFACE MOUNTED CEILING LIGHT
	FLUSH MOUNTED LIGHT
	WALL MTD. BRACKET LIGHT
	DUPLEX FLOOD LIGHT
	EXHAUST FAN
	TRACK MTD. LIGHTS
	A/C DISCONNECT
	PUSH BUTTON
	DOOR BELL
	KEYPAD
	4' FLUORESCENT LIGHT
	2' UNDER COUNTER LIGHT

Electrical Notes:

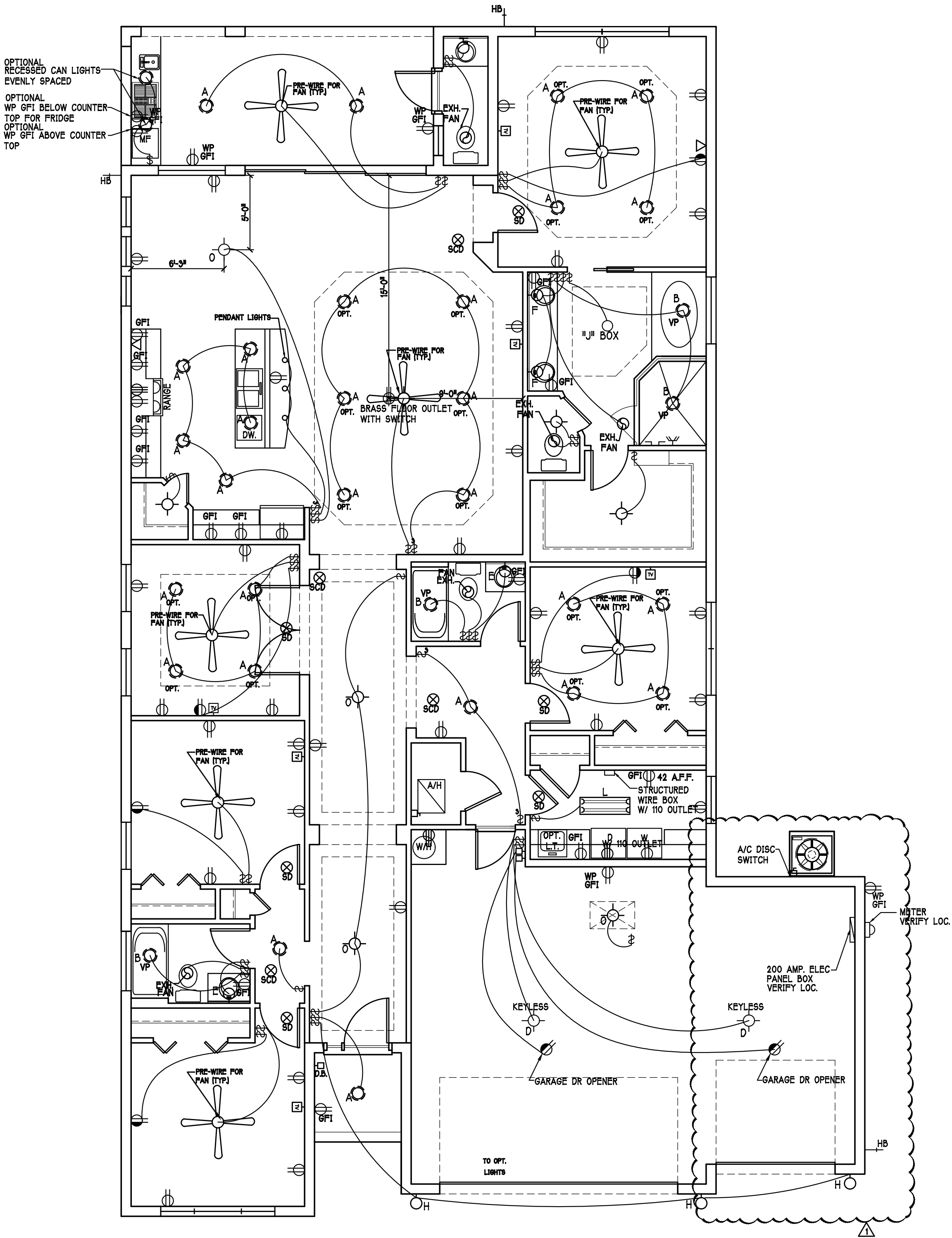
Install Arc-Fault circuit-Interruptions & Tamper-Resistant Receptacles shall be installed in dwelling unit, per NEC 210.12 & 406.11

All electric, electrical equipment and appliances to be set at or above base flood elevations plus F-0' freeboard.

All outlets in wet areas and all exterior outlets to be GFI's

Install Phone & TV per contract .

INSTALL ALL ELECTRICAL PER NEC 2014



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

REVISIONS		
MARK	DATE	DESCRIPTION
	07-14-21	COMPLETE MODEL CHANGE FROM 2 CAR TO 3 CAR

DESIGN IN ACCORDANCE W/ THE 2020 RESIDENTIAL FLORIDA BUILDING CODE- 7TH EDITION

D-R-HOUGHTON
America's Builder

Gulf Coast Drafting
& Design
Phone (239) 540-1822
Fax (239) 540-7759

LOT: 397	BLOCK :	MODEL: UNIT 2431	RESIDENCE FOR: SPEC
SUBDIV: SEASONS BONITA 60s			
ADDRESS: 28077 CAPTIVA SHELL LOOP			
G.C.D.#: 12496	D.R.H.#: 579340114		

DATE:	03-12-2021
DRAWN BY:	CWL
CHECKED BY:	JWC
REVISED:	07-14-2021
PLAN:	ELECTRICAL
SCALE:	3/16"=1'-0"
SHEET#	

A-5F

RESIDENTIAL SPECIFICATIONS

GENERAL NOTES

- THE CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT THE JOB SITE PRIOR TO COMMENCING WORK. THE CONTRACTOR SHALL REPORT ALL DISCREPANCIES BETWEEN THE DRAWINGS AND EXISTING CONDITIONS TO THE DESIGNER PRIOR TO COMMENCING WORK.
- THE CONTRACTOR SHALL SUPPLY, LOCATE AND BUILD INTO THE WORK ALL INSERTS, ANCHORS, ANGLES, PLATES, OPENINGS, SLEEVES, HANGERS, SLAB DEPRESSIONS AND PITCHES AS MAY BE REQUIRED TO ATTACH AND ACCOMMODATE OTHER WORK.
- ALL DETAILS AND SECTIONS SHOWN ON THE DRAWINGS ARE INTENDED TO BE TYPICAL AND SHALL BE CONSTRUCTED TO APPLY TO ANY SIMILAR SITUATION ELSEWHERE IN THE WORK EXCEPT WHERE A DIFFERENT DETAIL IS SHOWN.
- SUBSURFACE SOIL CONDITION INFORMATION IS NOT AVAILABLE. FOUNDATIONS ARE DESIGNED FOR A SOIL BEARING CAPACITY OF 2,000 PSF. THE CONTRACTOR SHALL REPORT ANY DIFFERING CONDITIONS TO THE DESIGNER PRIOR TO COMMENCING WORK.
- STRUCTURAL DRAWINGS SHALL BE USED IN CONJUNCTION WITH JOB SPECIFICATION AND HOUSE PLANS, MECHANICAL, ELECTRICAL, PLUMBING, AND SITE DRAWINGS. CONSULT THESE DRAWINGS FOR SLEEVES, DEPRESSIONS AND OTHER DETAILS NOT SHOWN ON STRUCTURAL DRAWINGS.
- ALL SPECIFIED FASTENERS MAY ONLY BE SUBSTITUTED IF APPROVED BY THE ENGINEER IN WRITING. THE INSTALLATION OF THE FASTENERS SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS. SIMPSON FASTENERS SPECIFIED MAY BE SUBSTITUTED WITH THE SAME QUANTITY AND EQUIVALENT STRENGTH PRODUCT.
- TREATED WOOD REQUIREMENTS:- ALL WOOD EXPOSED TO WEATHER SHALL BE PROTECTED, PRESSURE TREATED, OR NATURALLY RESISTANT TO DECAY. ALL WOOD TOUCHING MASONRY OR CONCRETE SHALL BE ISOLATED, OR PRESSURE TREATED.
- THE STRUCTURE IS DESIGNED TO BE SELF SUPPORTING AND STABLE AFTER THE BUILDING IS COMPLETE. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO DETERMINE ERECTION PROCEDURES AND SEQUENCES TO ENSURE SAFETY OF THE BUILDING AND ITS COMPONENTS DURING ERECTION. THIS INCLUDES THE NECESSARY SHORING, SHEETING, TEMPORARY BRACING, GUTS, OR TIE DOWNS.
- CEILING DRYWALL INSTALLED WITHIN THE HOUSE TO TRUSSES SPACED 24" O.C. SHALL BE 5/8" DRYWALL OR 1/2" SAG RESISTANT PER SEC. 702.3.5
- LANAI CEILINGS & COVERED ENTRY CEILINGS
1X4 STRIPPING @ 16" O.C. FASTENED WITH 2-8d NAILS TO EACH TRUSS. 5/8" EXTERIOR GYPSUM BOARD CEILING FASTENED WITH 8d NAILS OR 1-5/8" DRYWALL SCREWS @ 6" ON EDGE AND FIELD.

GENERAL ROOF ASSEMBLY

ROOF SHEATHING PER TABLE R803.2.2
SHALL BE 19/32" APA RATED SHEATHING, EXPOSURE 1, SPAN RATING 40/20 OR BETTER. INSTALL PANELS WITH 1/2" DIMENSION PLACED PERPENDICULAR TO TRUSSES. A 1/8" SPACE BETWEEN ADJACENT SHEETS SHALL BE MAINTAINED. INSTALL 1/4" CLIPS AT UNSUPPORTED PANEL EDGES. SEE STRUCTURAL.

FLASHING SHALL BE ALUMINUM, ALUMINUM ZINC COATED STEEL, .079 INCHES THICK, 26 GAGE AZ50 ALUM. ZINC, OR GALVANIZED STEEL, .079 INCHES THICK, 26 GAGE ZINC COATED 680. FLASHING SHALL BE INSTALLED IN ACCORDANCE WITH THE ZIP SYSTEM ROOF SHEATHING MANUFACTURER'S PUBLISHED REQUIREMENTS. ALL FLASHING AND INSTALLATION SHALL CONFORM TO SECTION R803.2.2 (1) TO (5).

DROP EDGE
DROP EDGE SHALL BE PROVIDED AT ALL EAVES AND GABLES OF SHINGLE ROOFS. LAPED A MINIMUM OF 4" JOINTS. THE OUTSIDE EDGE SHALL EXTEND A MINIMUM OF 1/2" BELOW SHEATHING AND THE INSIDE EDGE SHALL EXTEND BACK A MINIMUM OF 2". Drip edge shall be fastened AT NO MORE THAN 4" CENTERS. THERE SHALL BE A MINIMUM OF 4" WIDTH OF ROOF CEMENT INSTALLED OVER THE DROP EDGE FLANGE.

ASPHALT SHINGLE ROOF SPECS

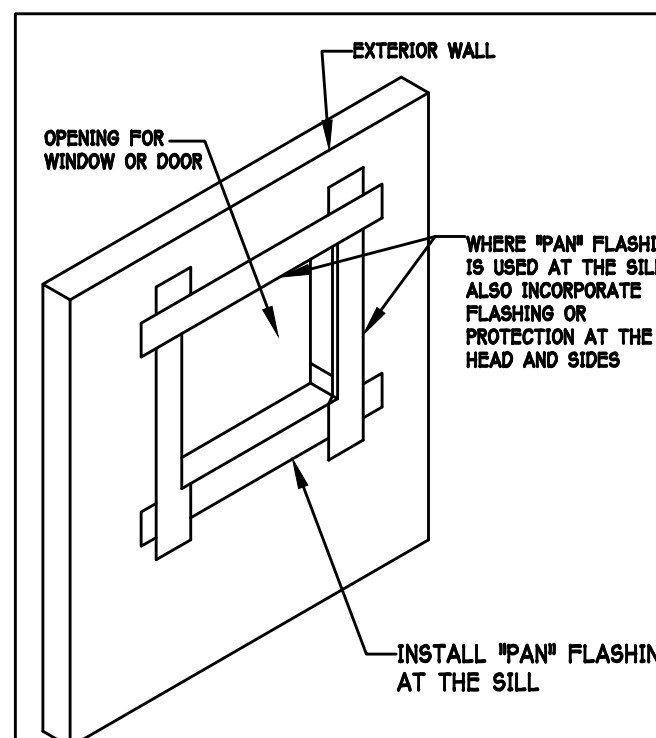
SHINGLES
30# felt shall be installed under asphalt shingles. All asphalt shingles shall have self sealing strips or be interlocking and comply with ASTM D 225 or D 2462, and shall be secured to the roof with no less than 6 fasteners per shingle strip, or a minimum of 2 fasteners per shingle tab. And shall in no case be fastened with less fasteners than that required by the manufacturer. Installation shall comply with the manufacturer's requirements for installation in the given Florida wind zone, as determined by ASTM D 3161.

FASTENERS
Fasteners for asphalt shingles shall comply with ASTM F 1667, and shall be made of galvanized steel, stainless steel or aluminum with a minimum shank size of 12 gauge (0.105 inches) with a minimum 3/8 inch diameter head and shall be of 3 inch length to penetrate the sheathing.
The nail component of plastic cap nails shall meet or exceed the requirements of ASTM A 641, Grade 1, or equal, and shall be corrosion resistant by coating electro galvanization, mechanical galvanization, hot dipped galvanization or shall be made of stainless steel, non ferrous metal.

CLAY AND CONCRETE TILE ROOF SPECS

INSTALL PEEL AND STICK UNDERLAYMENT APPROVED FOR SINGLE LAYER APPLICATION UNDER TILE ROOF.
THE INSTALLATION OF CLAY AND CONCRETE TILE SHALL COMPLY WITH THE PROVISIONS OF R803.3 F.B.C.
MARKING: EACH ROOF TILE SHALL HAVE A PERMANENT MANUFACTURER'S IDENTIFICATION MARK.
APPLICATION SPECIFICATIONS: THE TILE MANUFACTURERS WRITTEN APPLICATION SPECIFICATIONS SHALL BE AVAILABLE AND SHALL INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING:

- TILE PLACEMENT AND SPACING.
- ATTACHMENT SYSTEM NECESSARY TO COMPLY WITH CURRENT WIND CODE.
- AMOUNT AND PLACEMENT OF MORTAR.
- AMOUNT AND PLACEMENT OF ADHESIVE.
- C. TYPE, NUMBER, SIZE, AND LENGTH OF FASTENERS AND CLIPS.
- UNDERLAYMENT.
- SLOPE REQUIREMENT.



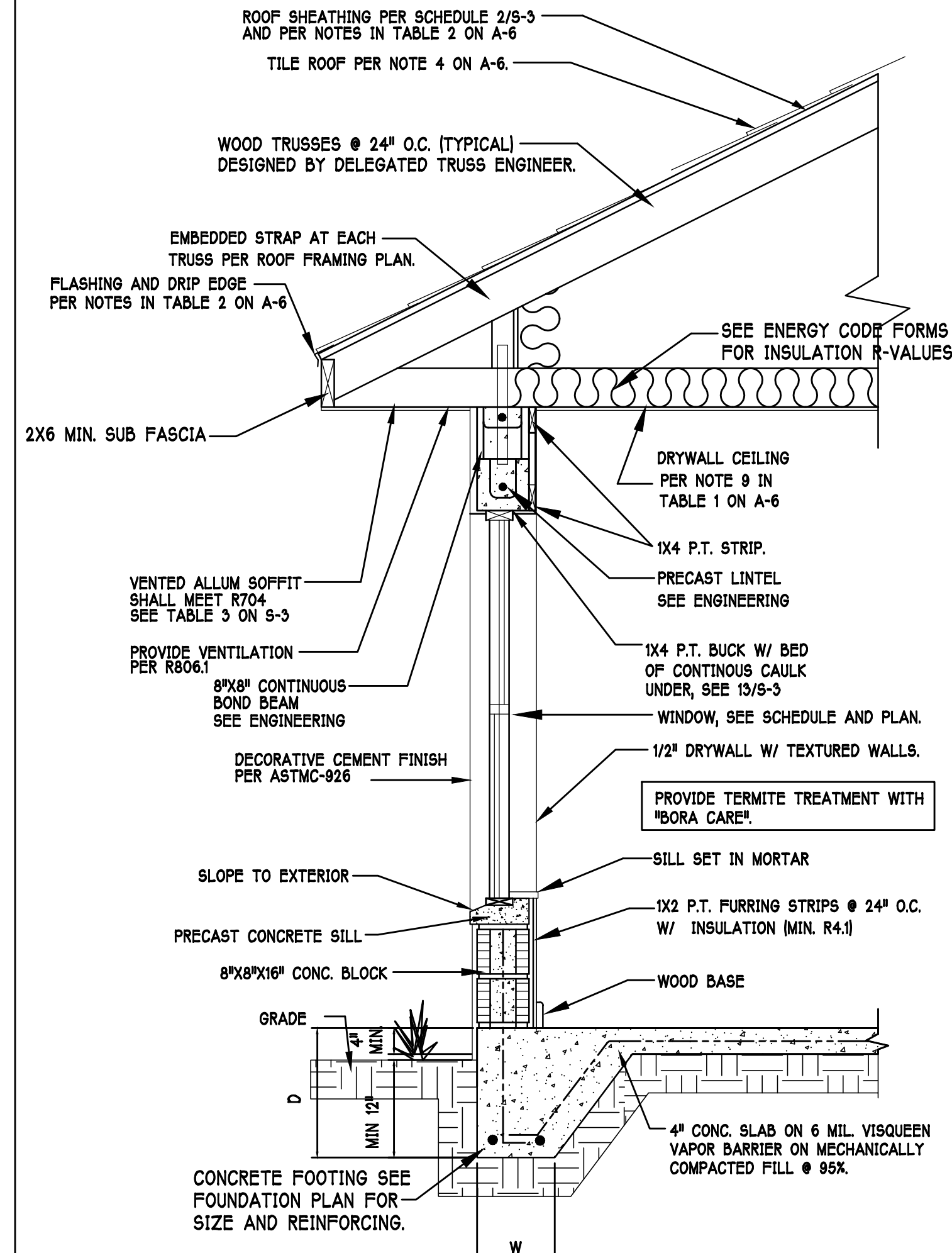
R703.4 - Where flashing instructions or details are not provided by the window or door manufacturer or by the flashing manufacturer, "pan flashing" shall be installed at the sill of exterior window and door openings. Pan flashing shall be sealed or sloped in such a manner as to direct water to the surface of the exterior wall finish or to the water-resistant barrier for subsequent drainage. Openings using pan flashing shall incorporate flashing or protection at the head and sides.

"Pan Flashing" is a generic term that is used to refer to "metal pan flashing". However many modern materials have been developed for the same function such as:
- Flexible Peel n Stick Flashing Membrane
- Fluid Applied Flashing
For such products, follow the manufacturer's installation instructions.

For in-depth flashing installation instructions, refer to the following publications:
FMA/AAMA 100
FMA/AAMA 200
FMA/WDMA 250
FMA/AAMA/WDMA 300

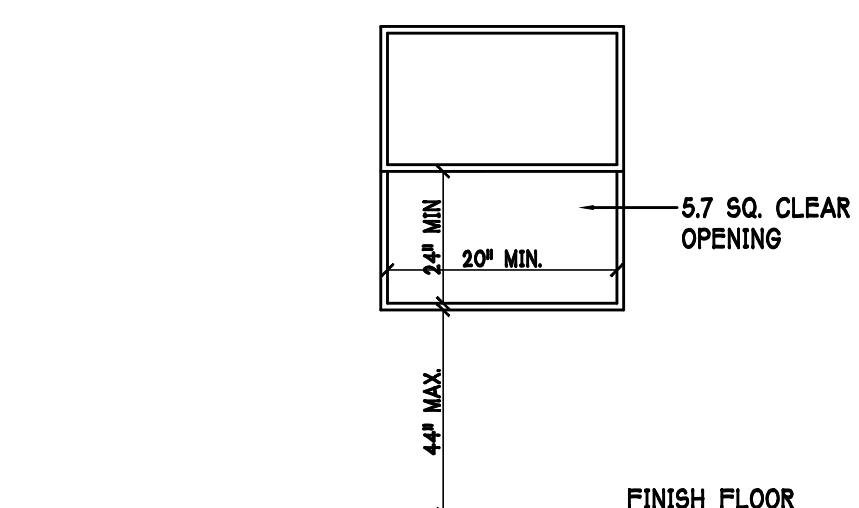
THE FLASHING INSTRUCTIONS FROM THE WINDOW / DOOR MFR, OR THE FLASHING MFR, SHALL SUPERCEDE THIS DETAIL.

PAN FLASHING PER R703.4
SCALE: N.T.S.



TYPICAL WALL SECTION

SCALE: N.T.S.



R310.2.1 MINIMUM OPENING AREA:- ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE A MINIMUM NET CLEAR OPENING OF 5.7 SQUARE FEET [0.530 m²].

EXCEPTION:- GRADE FLOOR OPENINGS SHALL HAVE A MINIMUM NET CLEAR OPENING OF 5 SQUARE FEET [0.465 m²].

R310.2.1 MINIMUM OPENING HEIGHT:- THE MINIMUM NET CLEAR OPENING HEIGHT SHALL BE 24 INCHES [610mm].

R310.2.1 MINIMUM OPENING WIDTH:- THE MINIMUM NET CLEAR OPENING WIDTH SHALL BE 20 INCHES [508mm].

R310.1.1 OPERATIONAL CONSTRAINTS:- EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL BE OPERATIONAL FROM THE INSIDE OF THE ROOM WITHOUT THE USE OF KEYS OR TOOLS.

R310.2.2 WINDOW WELLS:- THE MINIMUM HORIZONTAL AREA OF THE WINDOW WELL SHALL BE 9 SQUARE FEET [0.84 m²], WITH A MINIMUM HORIZONTAL PROJECTION AND WIDTH OF 36 INCHES [914mm]. THE AREA OF THE WINDOW WELL SHALL ALLOW THE EMERGENCY ESCAPE AND RESCUE OPENING TO BE FULLY OPENED.

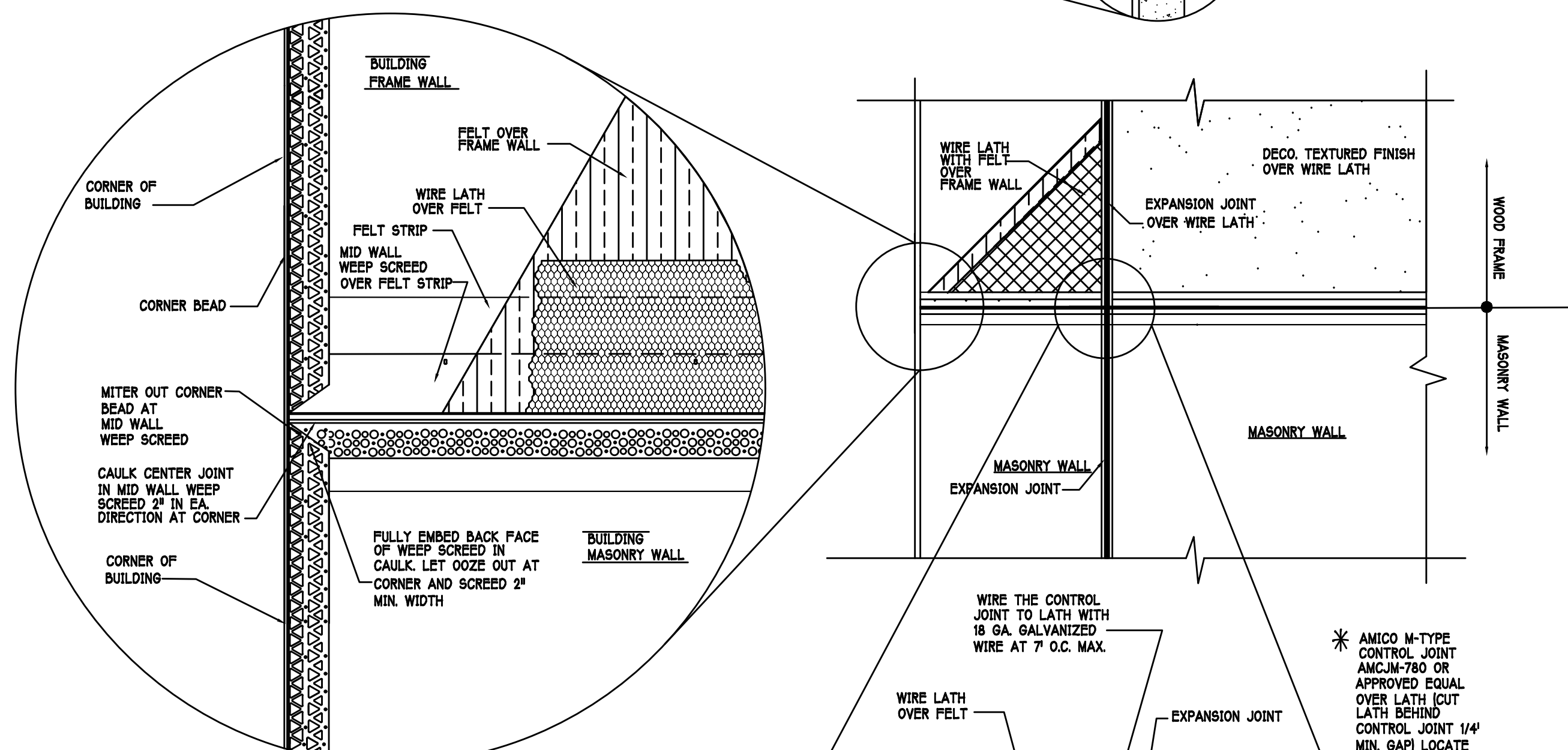
MINIMUM EGRESS WINDOW DETAIL

REVISIONS		
MARK	DATE	DESCRIPTION
Δ	07-14-21	COMPLETE MODEL CHANGE FROM 2 CAR TO 3 CAR

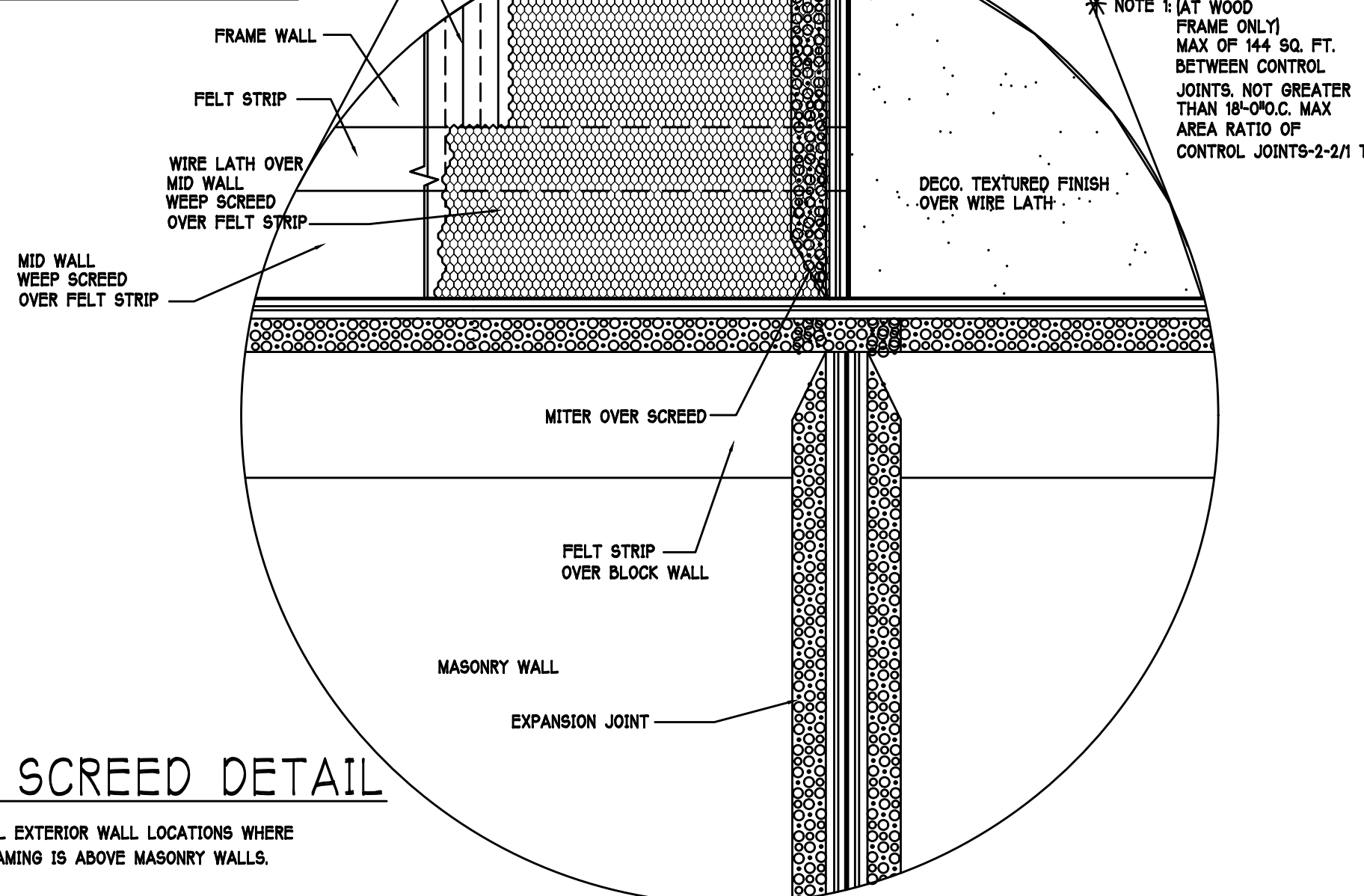
DESIGN IN ACCORDANCE W/ THE 2020 RESIDENTIAL FLORIDA BUILDING CODE- 7TH EDITION

R703.7 EXTERIOR PLASTER

ASTM C926 AND ASTM C1063



MID WALL WEEP SCREED DETAIL



WEEP SCREED DETAIL

INSTALL AT ALL EXTERIOR WALL LOCATIONS WHERE WOOD STUD FRAMING IS ABOVE MASONRY WALLS.

FOUNDATION PLAN

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

- PLAN NOTES:
- 1) TOP OF GROUND FLOOR SLAB DATUM ELEVATION 0'-0".
 - 2) 'F#' DENOTES CONTINUOUS WALL FOOTING TYPE PER SCHEDULE THIS SHEET.
 - 3) 'P' DENOTES PAD FOOTING AT CONCENTRATED LOADS PER SCHEDULE THIS SHEET.
 - 4) PROVIDE #5 VERTICAL REINFORCING AT DOT LOCATIONS SHOWN ON PLAN FROM FOOTING TO BOND BEAM.
 - 5) ALL DIMENSIONS ARE TO OUTSIDE FACE OF MASONRY WALLS. SOME SLAB EDGES MAY EXTEND BEYOND FACE OF WALL.
 - 6) FOR DIMENSIONS OF ROUGH OPENINGS IN MASONRY WALLS, COORDINATE WITH WINDOW/DOOR SUPPLIER.
 - 7) PROVIDE PRESSURE TREATED BUCKS AT WINDOWS / DOORS PER DETAIL 7/S-3.

PAD FOOTING SCHEDULE

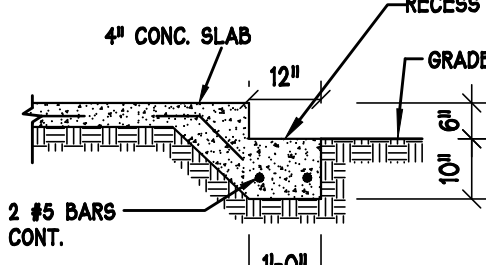
USE	TYPE	LENGTH	WIDTH	DEPTH	BOTTOM REINF.		REMARKS
					LONG WAY	SHORT WAY	
X	(A)	2'-6"	2'-6"	1'-0"	3-#5	3-#5	-
X	(B)	3'-0"	3'-0"	1'-0"	4-#5	4-#5	-
X	(C)	3'-6"	3'-6"	1'-0"	4-#5	4-#5	-
X	(D)	4'-0"	4'-0"	1'-2"	5-#5	5-#5	-
X	(E)	5'-0"	5'-0"	1'-2"	6-#5	6-#5	-

WALL FOOTING SCHEDULE

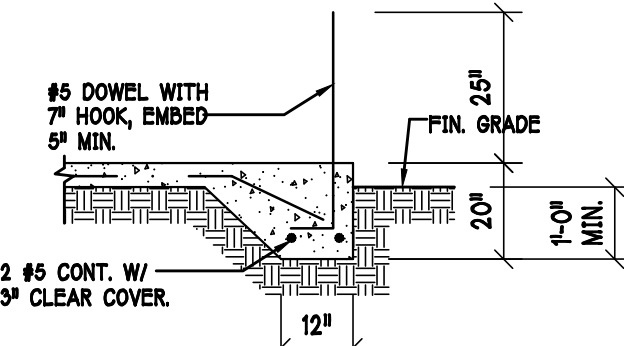
USED	TYPE	LENGTH	WIDTH	DEPTH	BOTTOM REINFORCING	SHAPE
X	F1	CONT.	1'-4"	0'-8"	2-#5	
X	F2	CONT.	1'-8"	0'-10"	2-#5	
X	F3	CONT.	1'-0"	1'-8"	2-#5	
X	F4	CONT.	1'-4"	1'-8"	2-#5	
X	F5	CONT.	1'-4"	1'-0"	2-#5	
X	F6	CONT.	1'-4"	1'-0"	2-#5	
X	F6A	CONT.	8"	8"	1-#5	
X	TE	CONT.	0'-8"	0'-8"	1-#5	

ADD CURB TO GARAGE, SEE DETAIL.

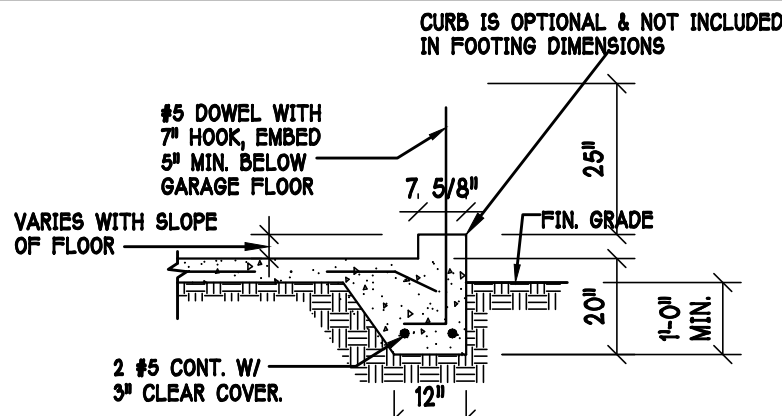
PROVIDE CORNER BARS IN FOOTING PER 6/S-3



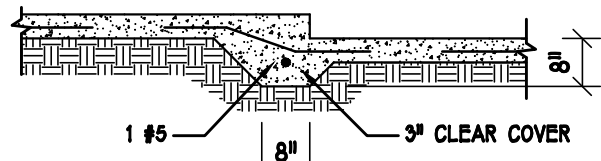
GAUGE DOOR RECESS
SCALE: 1/2" = 1'-0"



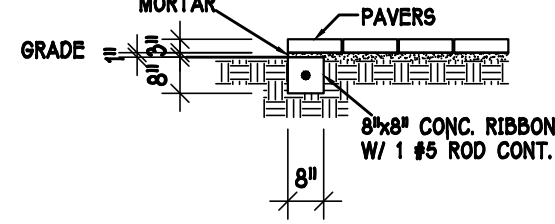
F3' FOOTING



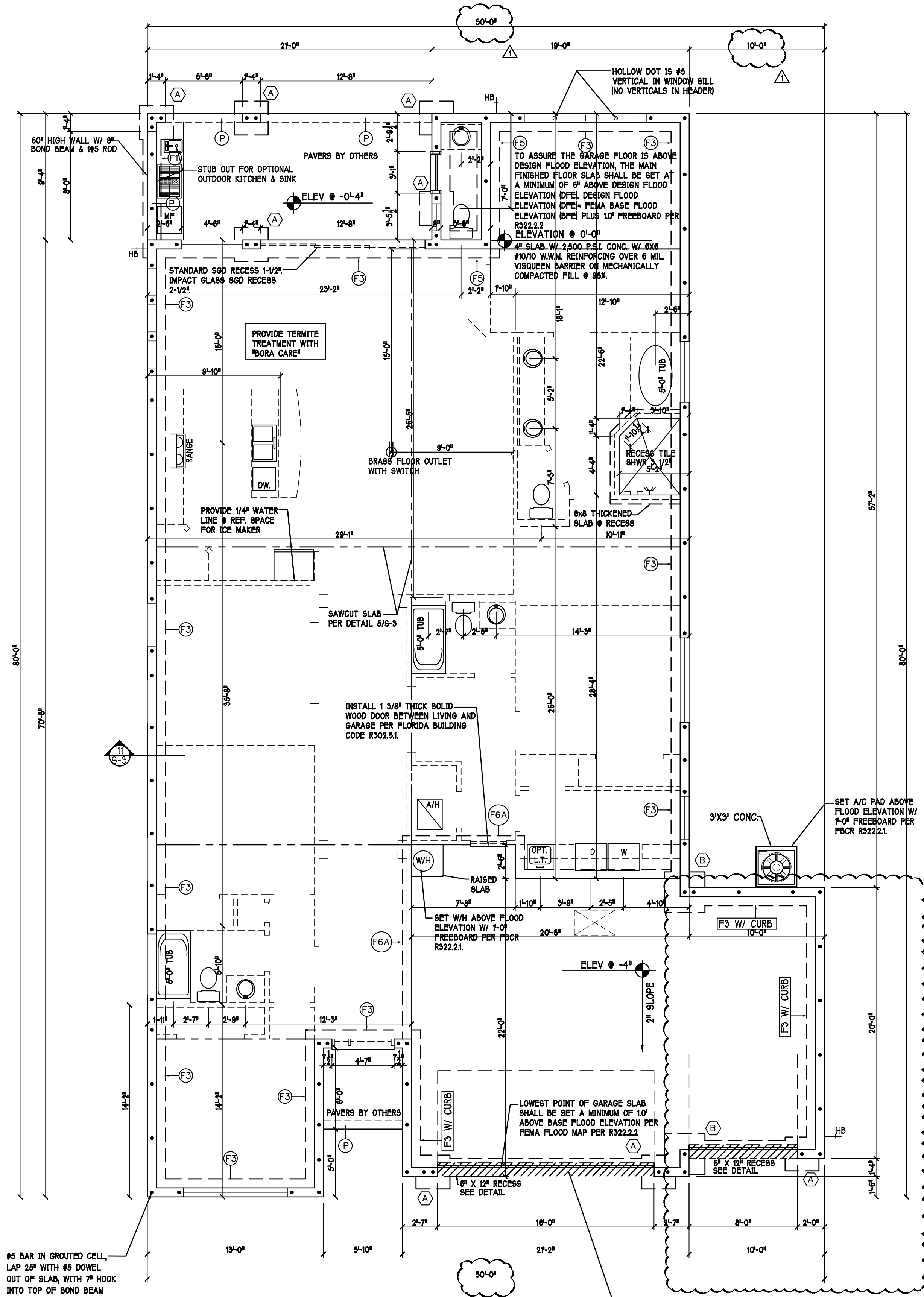
F3' WITH CURB AT GARAGE



F6A' STEP DOWN



P' PAVERS DETAIL ENTRY/LANA



FOUNDATION PLAN:

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

8F8-1B SET AT GARAGE DOOR HEAD HEIGHT, ADD COURSING AS REQUIRED TO 8X8 BOND BEAM W/ 1 #5 TOP @ 9'-4". ADD #5 VERT @ 48" O.C. GROUT ALL SOLID.

REVISIONS		
MARK	DATE	DESCRIPTION
1	07-14-21	COMPLETE MODEL CHANGE FROM 2 CAR TO 3 CAR

DESIGN IN ACCORDANCE W/ THE 2020 RESIDENTIAL FLORIDA BUILDING CODE- 7TH EDITION

D-R-HORION
America's Builder

Gulf Coast Drafting
& Design
Phone (239) 540-1822
Fax (239) 540-7759

STRUCTURAL ENGINEERING
STRUCTURAL SYSTEMS
OF NORTH FLORIDA
1634 SE 47th ST, SUITE #3
FORT MYERS, FL 33904
(239) 540-4354
CA 8882

MODEL: UNIT 2431
SUBDIV: SEASONS BONITA 60s
ADDRESS: 28077 CAPTIVA SHELL LOOP
G.C.D#: 12496 DR.H#: 579340114
SPEC

DATE: 03-12-2021
DRAWN BY: CWL
CHECKED BY: JWC
REVISED: 07-14-2021
PLAN: FOUNDATION
SCALE: 3/16" = 1'-0"

SHEET#
S-1 F

TRUSS STRAPPING TO MASONRY			
MAX TRUSS UPLIFT (LBS)	STRAP/ANCHOR Valid lengths x/x/x	FASTENERS	
1450 (1 PLY)	(1)META16/18/20	(8) 0.148x1-1/2"	EMBED 4"
1810 (1 PLY)	(1)META16/20	(9) 0.148x1-1/2"	EMBED 4"
1875 (1 PLY)	(2)META16/18/20	(10) 0.148x1-1/2"	EMBED 4"
1920 (1 PLY)	(2)META16/20	(10) 0.148x1-1/2"	EMBED 4"
2120 (1 PLY)	(1)HETA16/20	(10) 0.148x1-1/2"	EMBED 4"
1795 (2 or 3 PLY)	(2)META16/18/20	(14) 0.162x3-1/2"	EMBED 4"
2365 (2 or 3 PLY)	(2)META16/20	(12) 0.162x3-1/2"	EMBED 4"
3965/DF/SP (2 PLY)	MG1	(22) 0.148x3"	ATR, EPOXY 12"
3000/DF/SP (1 PLY 2x4)	HTT4	(18) 0.148x1-1/2", 5/8" ATR, EPOXY 12"	
4455/DF/SP (1 PLY 2x6)	HTT4	(18) SD#10x1-1/2", 5/8" ATR, EPOXY 12"	
4235/DF/SP (2 PLY 2x4)	HTT4	(18) 0.162x2-1/2", 5/8" ATR, EPOXY 12"	
4555/DF/SP (1 PLY 2x6)	HTT5	(26) SD#10x1-1/2", 5/8" ATR, EPOXY 12"	
4670/DF/SP (2 PLY 2x4)	HTT5	(26) 0.148x3", 5/8" ATR, EPOXY 12"	
5445/DF/SP (2 PLY 2x4)	HTT5KT	(26) SD#10x2-1/2", 5/8" ATR, EPOXY 18"	
10690/DF/SP (2 PLY)	(1)HGT-2	(16) 0.148x3", (2) 3/4" ATR, EPOXY 12"	
10790/SYP (3 PLY)	(1)HGT-3	(16) 0.148x3", (2) 3/4" ATR, EPOXY 12"	

NOTES:
1) PROVIDE A STRAP FROM THE ABOVE LIST AT EACH ROOF TRUSS BEARING POINT, BASED ON THE TRUSS UPLIFT VALUES IN THE SIGNED AND SEALED TRUSS DESIGN PACKAGE AND SUITABLE FOR THE GEOMETRY. EMBED STRAP ON 6" OF WALL.
2) ANY OF THE VALID LENGTHS SHOWN MAY BE USED IN PLACE OF THE LENGTH SPECIFIED ON PLAN.
3) CONNECTORS ARE SIMPSON STRONG TIE. ALL CONNECTORS SHALL BE INSTALLED IN STRICT ACCORDANCE WITH SIMPSON PRINTED INSTRUCTIONS. SUBSTITUTIONS MUST BE APPROVED IN WRITING BY THE ENGINEER OF RECORD.
4) WHERE EMBEDDED STRAPS ARE MISSING, OR MIS-LOCATED, INSTALL RETROFIT STRAP PER 10/S-3 PER UPLIFT IN TRUSS ENGINEERING.

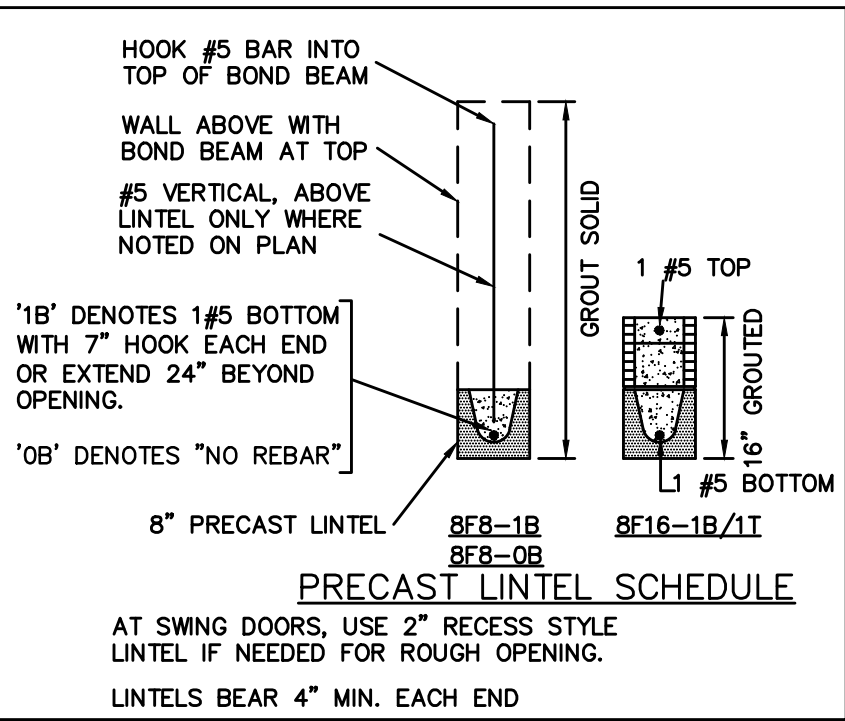
SIMPSON CATALOG C-C-2019

TRUSS STRAPPING TO STUD WALL/WOOD BEAM			
MAX TRUSS UPLIFT (LBS)	STRAP(S) Valid lengths x/x/x	FASTENERS	
850	(1)MTS16/20/30	(14) 0.148x1-1/2" or 3"	EACH STRAP
1700	(2)MTS16/20/30		
2550	(3)MTS16/20/30		
1125	(1)HTS20/24/30	(24) 0.148x1-1/2"	OR
2250	(2)HTS20/24/30		
3375	(3)HTS20/24/30	(20) 0.148x3"	
4500	(4)HTS20/24/30		EACH STRAP

NOTES:
1) PROVIDE A STRAP FROM THE ABOVE LIST AT EACH ROOF TRUSS BEARING POINT, BASED ON THE TRUSS UPLIFT VALUES IN THE SIGNED AND SEALED TRUSS DESIGN PACKAGE.
2) ANY OF THE VALID LENGTHS SHOWN MAY BE USED IN PLACE OF THE LENGTH SPECIFIED ON PLAN.
3) 1-1/2" NAIL SHALL BE USED IN 1 PLY LUMBER, 2 PLY LUMBER IS REQUIRED FOR 3" NAILS.
4) CONNECTORS ARE SIMPSON STRONG TIE. ALL CONNECTORS SHALL BE INSTALLED IN STRICT ACCORDANCE WITH SIMPSON PRINTED INSTRUCTIONS.

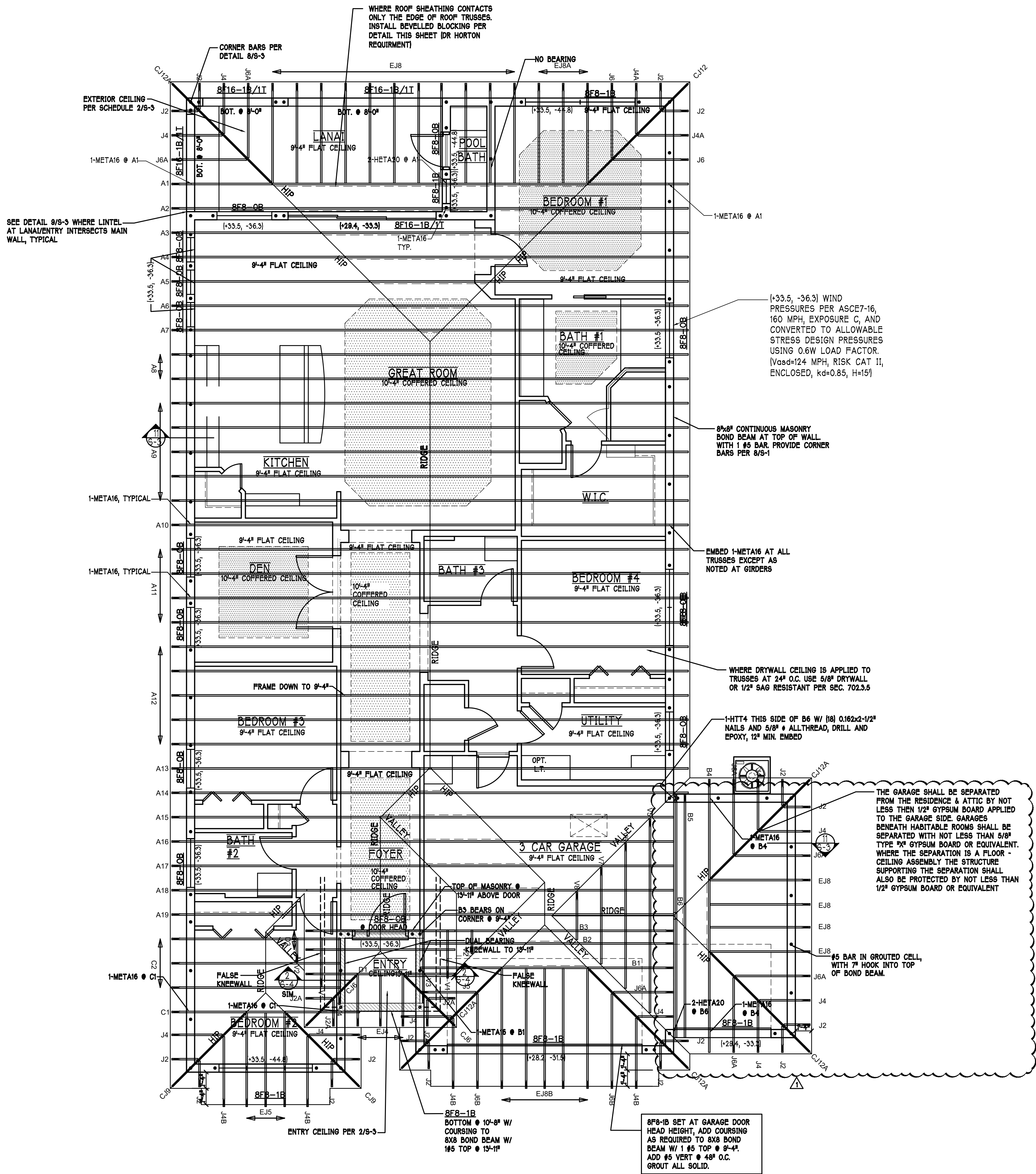
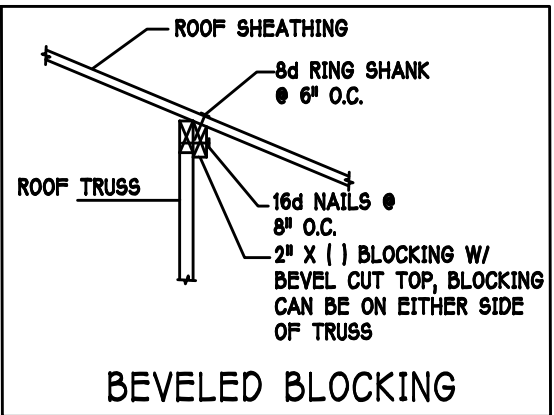
SIMPSON CATALOG C-C-2019

- PLAN NOTES:
1) ROOF TRUSS BEARING ELEVATION VARIES, SEE LEGEND.
2) ROOF FRAMING SHALL BE WOOD TRUSSES DESIGNED BY A DELEGATED TRUSS ENGINEER PER DESIGN CRITERIA ON SHEET S-3.
3) PROVIDE STRAPPING AT TRUSSES PER NOTES ON THIS SHEET.
4) FOR NAILING OF ROOF DECK, SEE 1 AND 2 ON S-3.
5) [8F8-1B] etc., DENOTES PRECAST LINTEL ABOVE DOOR/WINDOW OPENING PER SCHEDULE THIS SHEET.
6) AT TRUSS BEARING, PROVIDE 8x8 MASONRY BOND BEAM W/ 1 #5 CONTINUOUS, SEE DETAIL 11/S-3.



TRUSS BEARING CONDITIONS AND STRAPPING IS BASED ON TRUSS LAYOUT PREPARED BY SCOSTA CORP. JOB #: DR2431F3, DATED: 05/08/21, REVISED: NONE

BEARING HEIGHTS	
	= BEARING @ 9'-4" A.F.F.
	= BEARING @ 13'-11"



[illegible]

STRUCTURAL ENGINEERING:

**STRUCTURAL
SYSTEMS
OF NORTH FLORIDA**

1634 S.E. 47th STREET, SUITE #3
CAPE CORAL, FL 33904
(239) 549-4554
CA# 8829

DESIGNED IN ACCORDANCE WITH FLORIDA BUILDING CODE 7th EDITION (2020) RESIDENTIAL

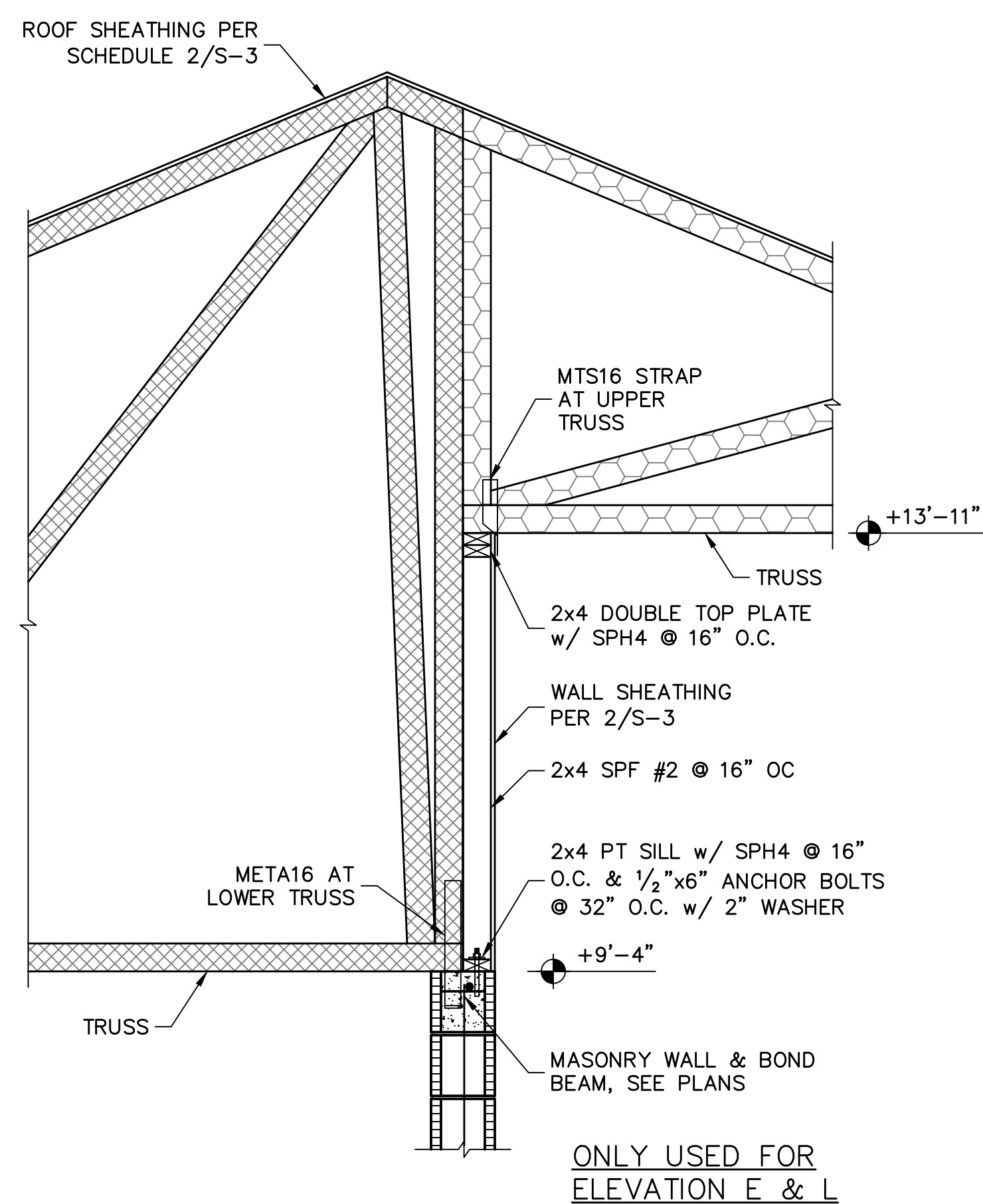
BUILDER:

STRUCTURAL DETAILS
MODEL 2431 F
28077 CAPTIVA SHELL LOOP
BONITA SPRINGS, FLORIDA
LOT: 397 SUBDIVISION: SEASONS BONITA

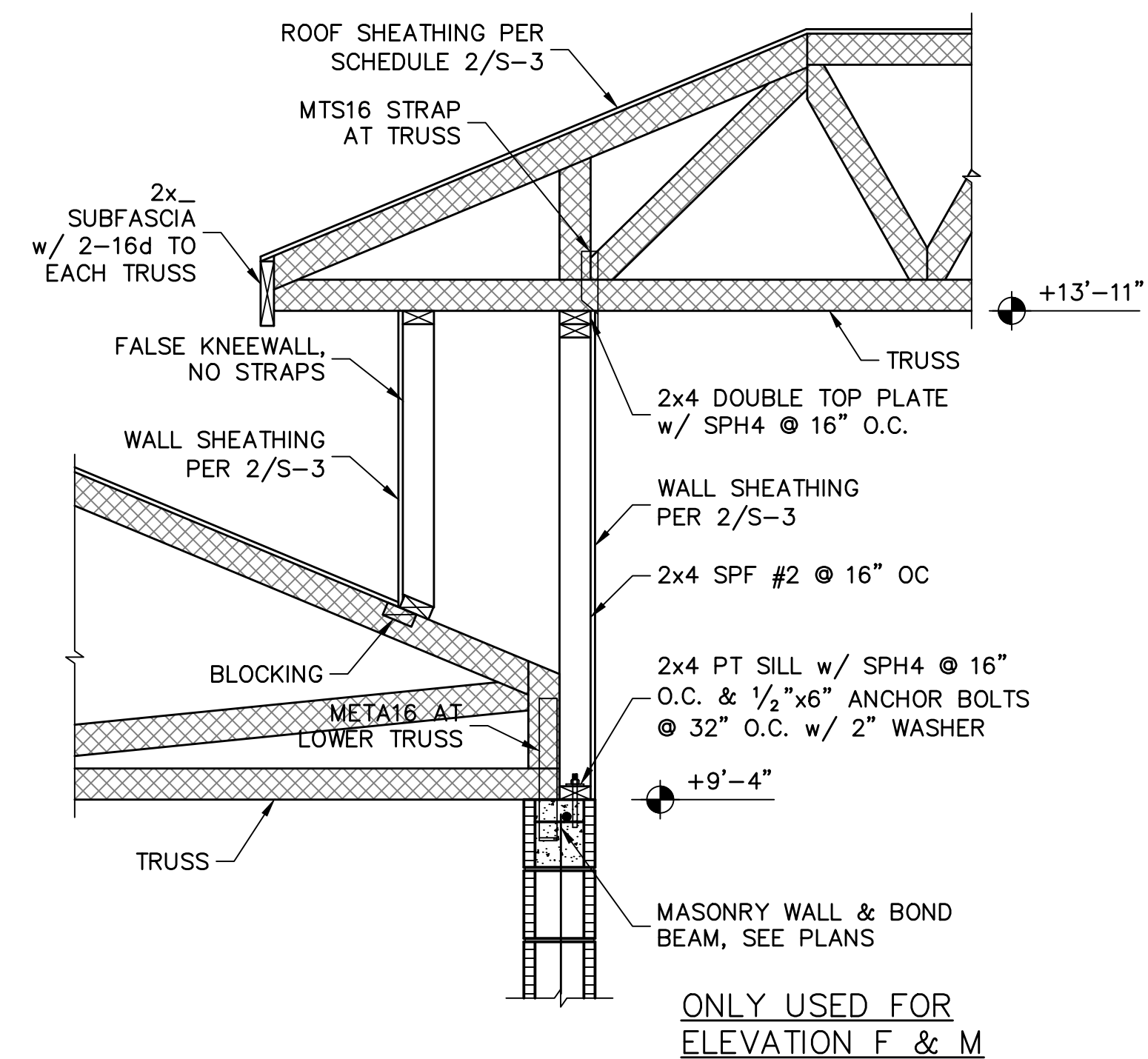
DESIGN/DRAWN
DWB/GH
CHECKED
DWB
DATE
07/16/21
SCALE
VARIES
JOB NO.
DR 12496
SHEET

S-4

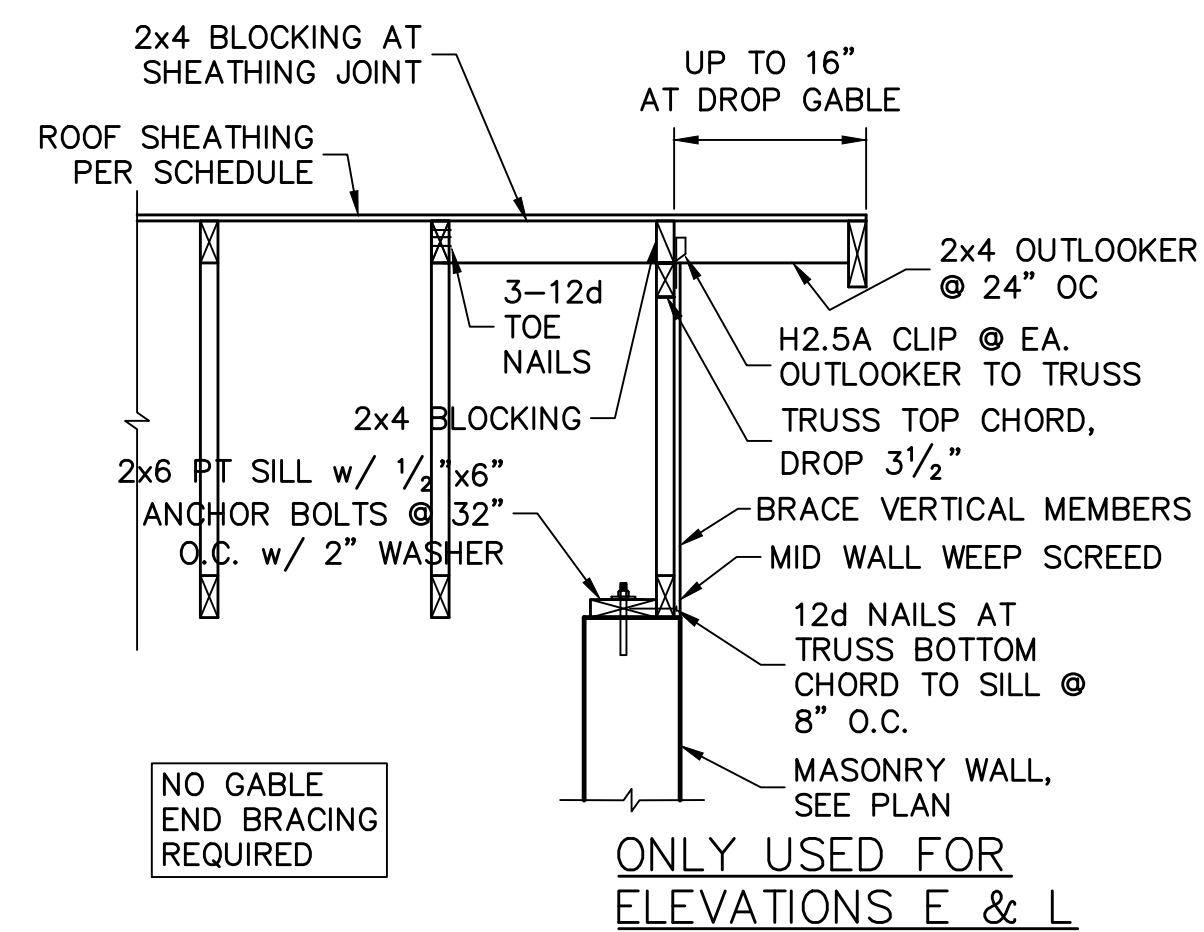
SHEET 4 OF 4



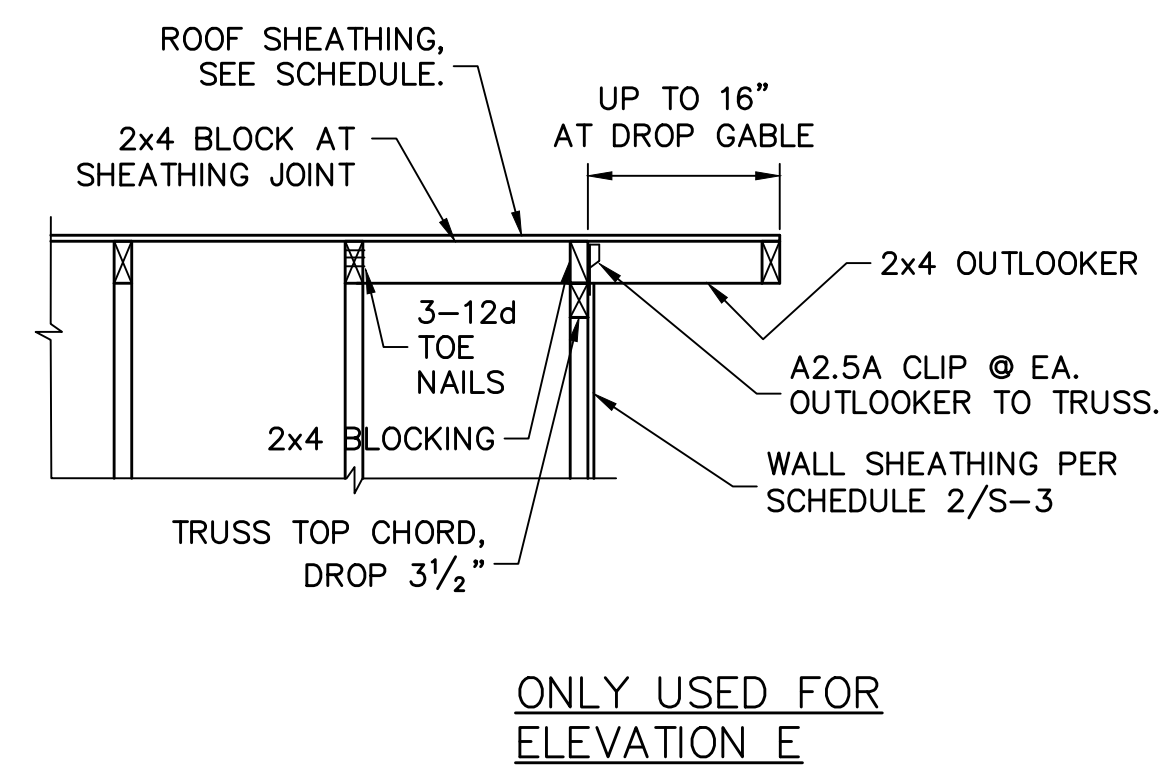
1 KNEEWALL @ ENTRY
SCALE: 3/4" = 1'-0"



2 KNEEWALL @ ENTRY
SCALE: 3/4" = 1'-0"



3 OUTLOOKER DETAIL AT DROP GABLE



4 OUTLOOKER DETAIL AT DROP GABLE
SCALE: N.T.S.

FOR SCOSTA, 160 MPH, EXPOSURE C, MODEL 2431 3-CAR, ELEVATION F & M, JOB # DR2431F3, DATED: 05/08/21, REVISED: NONE

S-4

SHEET 4 OF 4