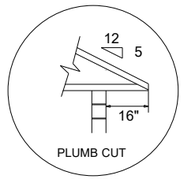
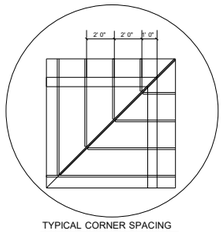


PLUMB CUT

O/H DETAIL

BRGS AND CLGS @ 9' 4"

TRUSS SPACING 24" UNO



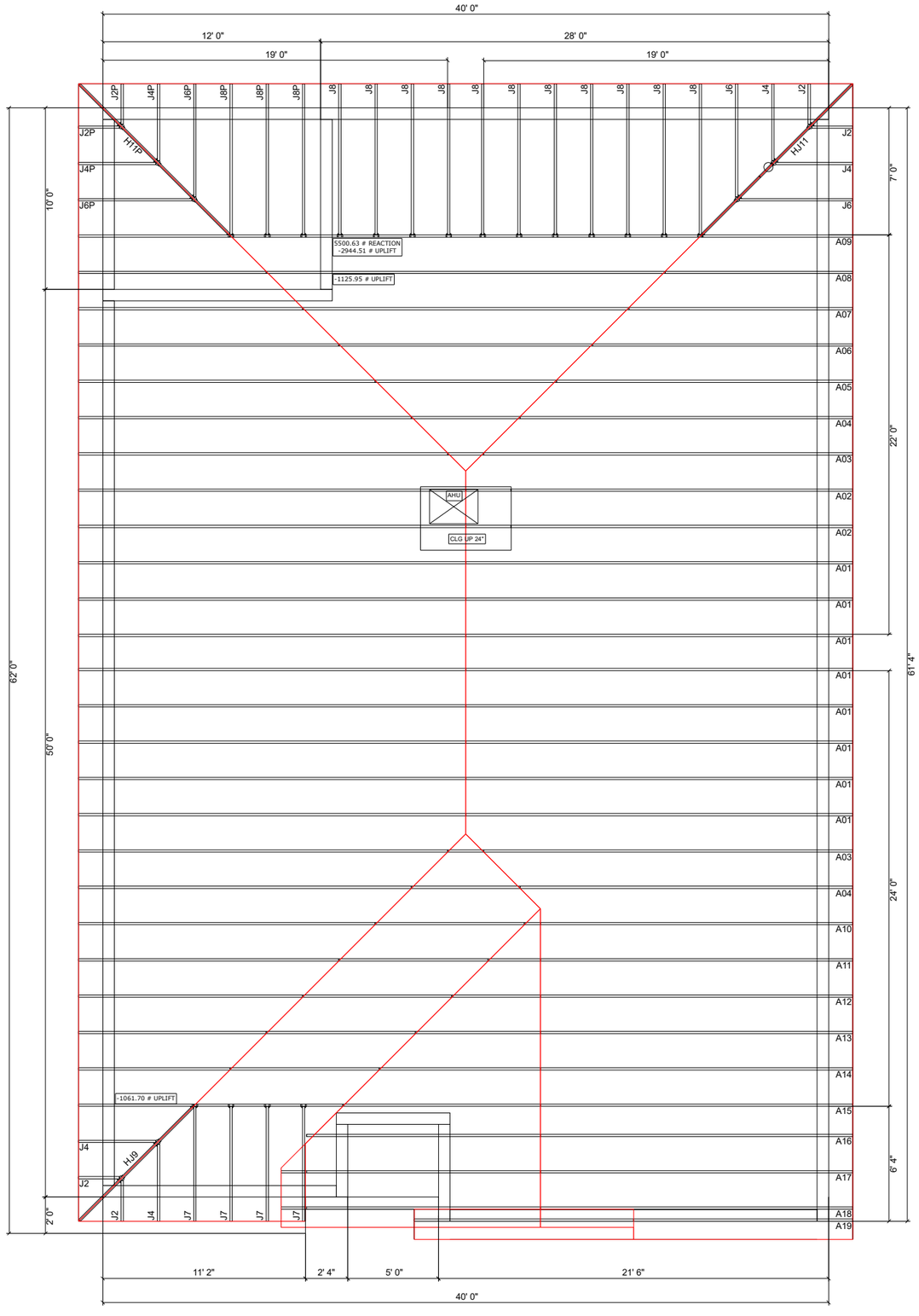
TYPICAL CORNER SPACING

1	Wind Importance Factor
II	Occupancy/Risk Category
EXPOSED TO WIND	Lanai, Entry, Porch areas

Truss List of <5000# reaction & <-1000# uplift					
Reactions			Span	Qty	Truss
338.87 lb -318.06 lb	2635.52 lb -1125.95 lb	1338.95 lb -500.90 lb	42' 8"	1	A08
182.10 lb -648.01 lb	5500.63 lb -2944.51 lb	2420.60 lb -1019.34 lb	42' 8"	1	A09
	2644.53 lb -1061.70 lb	2226.72 lb -780.42 lb	42' 8"	1	A15

DESIGN PER ASCE 7-16

LOADED FOR SHINGLE / TILE ROOFING



General Notes

* Required interior bearing walls shown @ heights noted
* Trusses may not be cut or altered in any way without prior authorization from ABS, Inc.
* Any trusses that are cut or altered without authorization will be repaired or replaced at the customers expense
* No backcharges of any kind will be accepted without prior review and written consent from ABS, Inc.
* For proper truss handling and bracing, refer to the "TPI" documents "BCSI-B1 through B4"
* Any multi-ply trusses must be attached together per the engineering specifications prior to installation

* Permanent and temporary bracing is the responsibility of the truss installer. The "Engineer of Record" for the project is responsibile for the design of the permanent bracing, the diaphram system, shear walls, and structural elements to resist lateral loads from wind and or seismic activity. The "EOR" is also responsible to call out the required strapping materials to sufficiently attach the trusses to the load bearing structure below, to verify truss design spec-ifications (pitch, span, profiles, applied loading, wind application, etc.), and for the overall design and placement plan of the truss system.

* If any job site accidents occur involving trusses, the installer must immediately stop work on the project and notify a representative of ABS, Inc.. All trusses involved in an accident must be inspected by a licensed structural engineer to determine the cause of the accident. The builder assumes all liability if trusses involved in an accident are altered or moved in any way before an inspection is completed. All de-cisions regarding necessary repairs or replacement of trusses will be based on the recommendation of the report sub-mitted by the structural engineer.

Hanger Notes

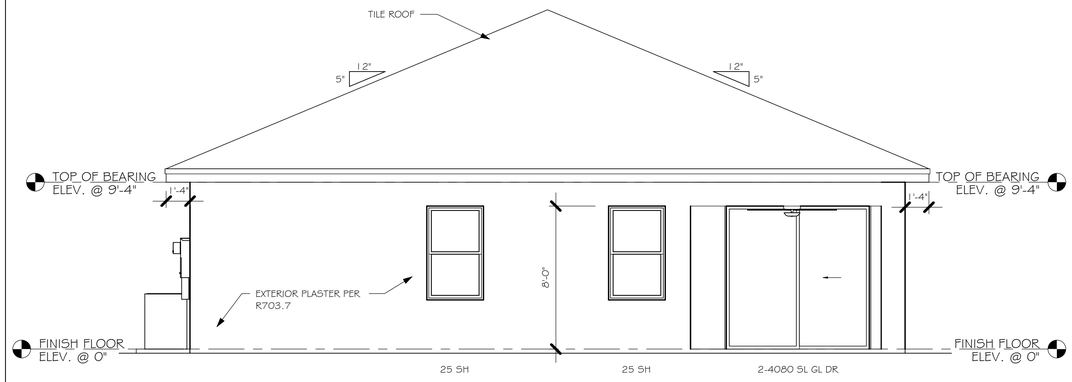
* Refer to Simpson Strong-Tie website (www.strongtie.com/products/connectors), or the USP website (www.uspconnectors.com/us/products/connectors), for proper use and attachment of the specified hangers.

Loading and Design Criteria

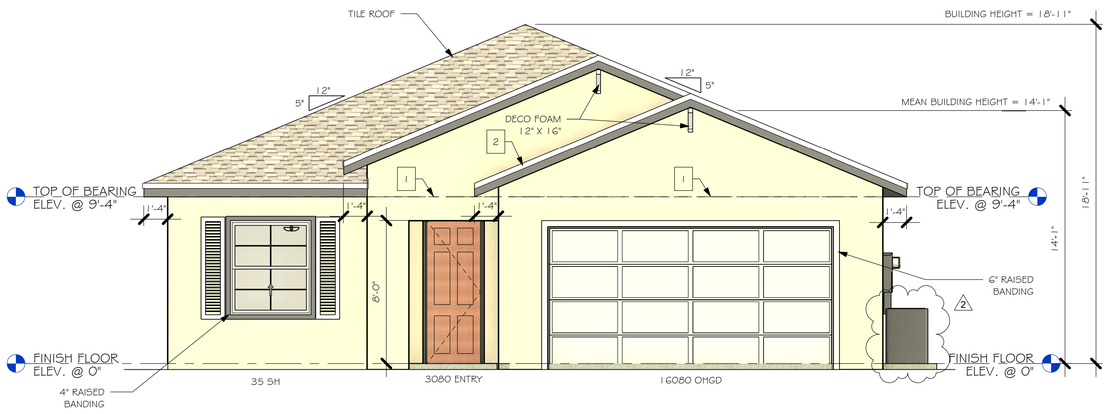
	Roof		BLDG CODE FBC2020 ASCE 7-16	
TC LL	20		Mean Hgt	15'
TC DL	20		Wind Speed	160
BC LL	0		Exposure	C
BC DL	10			
Duration	1.25			

AMERICAN BUILDERS SUPPLY

Client: D.R. Horton - Ft. Myers			
Project:			
Model: 1670 B or F			
Lot #: XX	Subdivision: XX		
Order #: M2001516-20BFX	Sales Rep: CF	Designer: RG	Date: 12/04/2020
Order Folder			

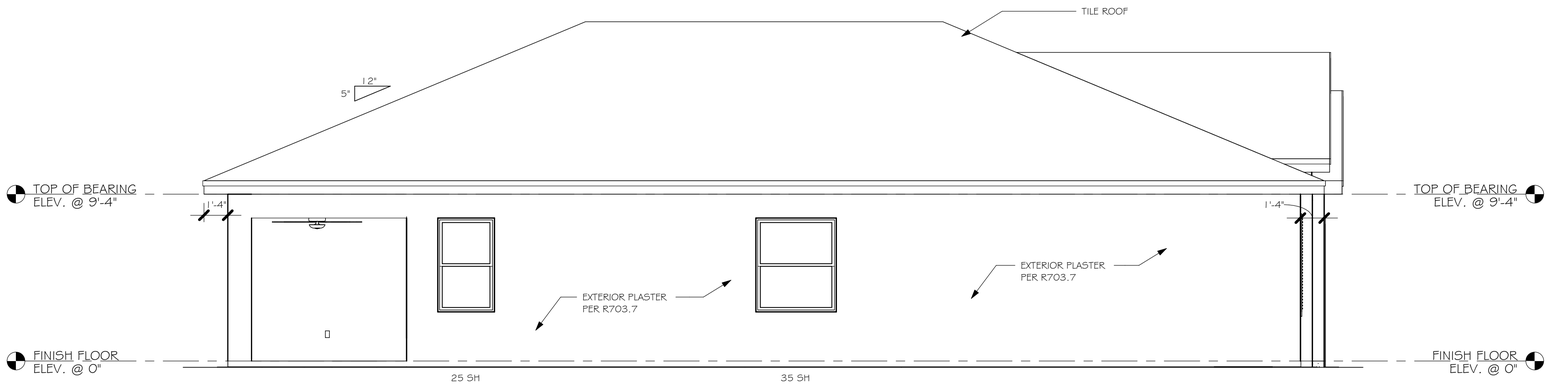


REAR ELEVATION "B"
1/4" = 1'-0"

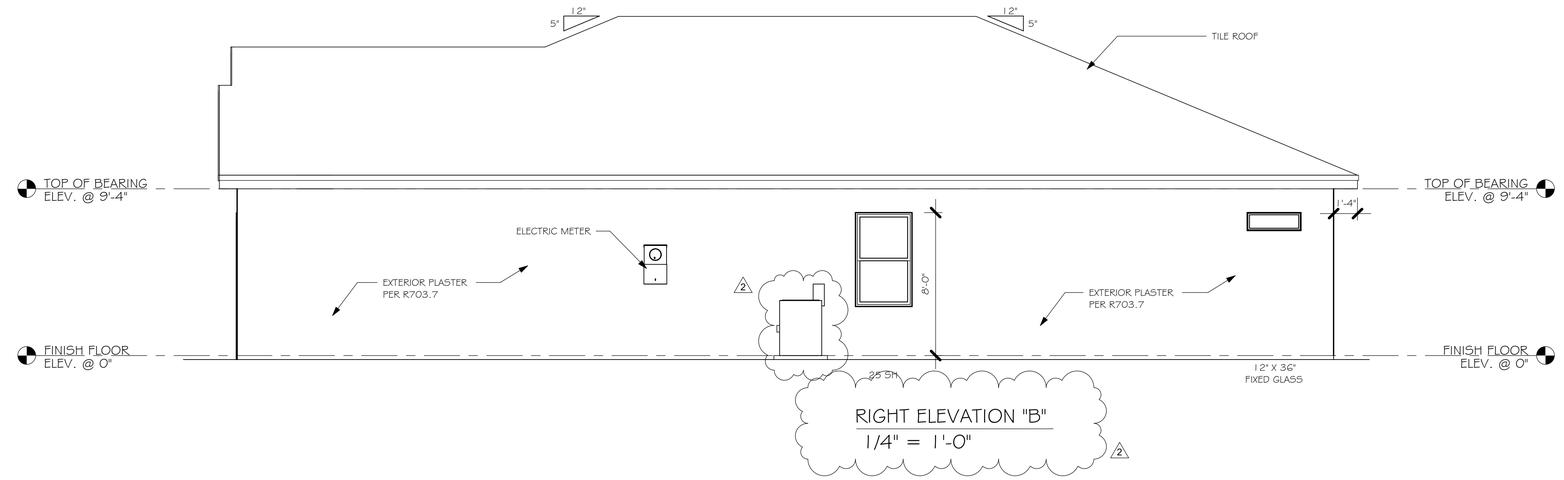


FRONT ELEVATION "B"
1/4" = 1'-0"

1	MID-WALL WEEP SCREED AT WOOD MASONRY INTERFACE. INSTALL STRICTLY PER MFG. INSTRUCTIONS
2	ROOF / WALL SCREED INSTALL STRICTLY PER MFG. INSTRUCTIONS



LEFT ELEVATION "B"
1/4" = 1'-0"



RIGHT ELEVATION "B"
1/4" = 1'-0"
2

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.

No.	Description	Date
2	MOVED A/C BACK TO RIGHT HAND SIDE OF HOUSE AND SWAPPED THE LEFT AND RIGHT ELEVATION LABELS TO BE IN CORRECT PLACE	02/23/22

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

D·R·HORTON® DHI NYSE
America's Builder

Gulf Coast Drafting & Design, Inc.
EMAIL: PLANS@GULFCOASTDRAFTING.COM
PHONE: 239-540-1822
1515 SE 47TH ST. CAPE CORAL, FL 33904

LOT: 42
SUBDIVISION: MAGNOLIA III 50s
ADDRS: 3872 CROSSWATER DRIVE
D.R.H. #: 5799G0042

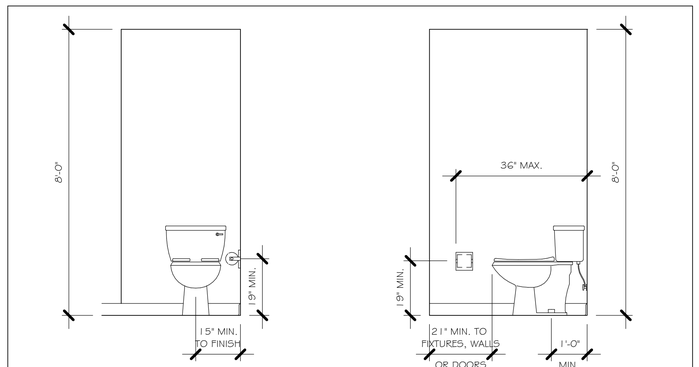
MODEL # 1670 B

GCD JOB # 13656

DATE: 10/22/21
DRAWN BY: CWL
CHECKED BY: JWC
REVISED: 2 02/23/22
PLAN: ELEVATION
SCALE: As indicated

A-1

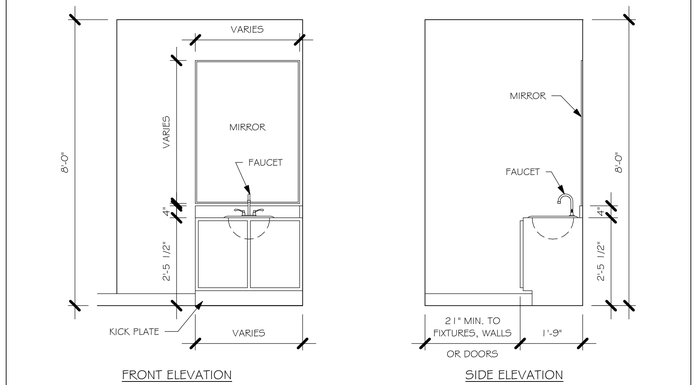
L:\0-New Data\1-MASTER 2019\2019-BUILDERS\DR HORTON 2019\SUBDIVISIONS\MAGNOLIA 50S\13656 LOT 42 1670 BR\REVIT\13656 1670 BR.rvt



FRONT ELEVATION

SIDE ELEVATION

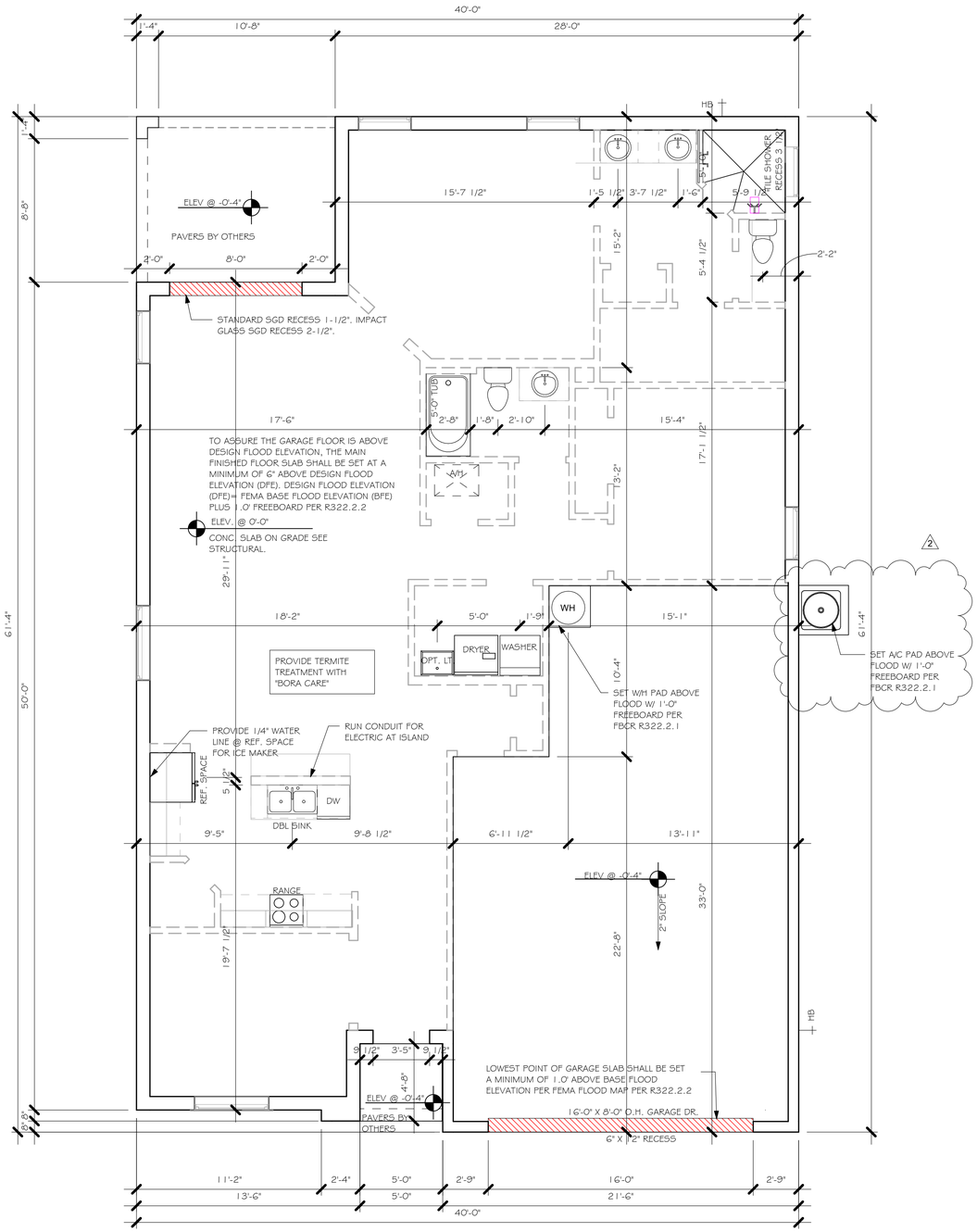
WATER CLOSET CLEARANCE DETAIL



FRONT ELEVATION

SIDE ELEVATION

VANITY SINK CLEARANCE DETAIL



SLAB & PLUMBING PLAN "B"

1/4" = 1'-0"

No.	Description	Date
2	MOVED A/C BACK TO RIGHT HAND SIDE OF HOUSE AND SWAPPED THE LEFT AND RIGHT ELEVATION LABELS TO BE IN CORRECT PLACE	02/23/22

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

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MODEL # 1670 B

GCD JOB # 13656

DATE: 10/22/21
DRAWN BY: CWL
CHECKED BY: JWC
REVISED: 2 02/23/22
PLAN: SLAB & PLUMBING
SCALE: As indicated

A-2

DOOR SCHEDULE

TYPE MARK	DESCRIPTION	MANUFACTURER	WIDTH	HEIGHT	COMMENTS	QTY
1	3080 ENTRY DOOR	DISTINCTION	3'-0"	8'-0"		1
2	2-4080 SL. GL. DR.	DISTINCTION	8'-0"	8'-0"	IMPACT	1
3	16080 OHGD	GARAGE DOOR	16'-0"	8'-0"		1

WINDOW SCHEDULE

MARK	DESCRIPTION	WIDTH	HEIGHT	COMMENTS	QTY
A	25 SH	3'-4"	5'-5"	IMPACT	4
B	35 SH	4'-8"	5'-5"	IMPACT	2
C	12" X 36" FIXED GLASS	3'-2"	1'-2"	IMPACT	1

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

DOOR HEADERS

6'-8" BI-FOLD	HEADER HEIGHT	82" A.F.F.
6'-8" SWING	HEADER HEIGHT	82 1/2" A.F.F.
8'-0" SWING	HEADER HEIGHT	98 1/2" A.F.F.

PLAN NOTES

1) VERIFY ALL ROUGH OPENING DIMENSIONS FOR ALL WINDOWS AND DOORS

2) PROVIDE SAFETY GLAZING WITHIN 24" FROM EXIT PER FLORIDA BUILDING CODE R 308.4.2.

3) PROVIDE SAFETY GLAZING AT BATH/ SHOWER PER FLORIDA BUILDING CODE R 308.4.5.

4) NON BEARING INTERIOR FRAME WALLS SHALL BE FRAMED W/ WOOD OR METAL STUDS, SPACING SHALL NOT EXCEED 24" O.C. (NON BEARING WALLS ONLY)

5) PROVIDE DEAD WOOD IN ATTIC FOR OVERHEAD GARAGE DOOR HARDWARE

6) KITCHEN KNEE WALL TO BE FRAMED W/ TOP @ 34 1/2" A.F.F.

7) INSTALL SMOOTH WALLS IN KITCHEN AND ALL BATHROOM AREAS

8) WHERE DRYWALL CEILING IS APPLIED TO TRUSSES @ 24" O.C. USE 5/8" DRYWALL OR 1/2" SAG RESISTANT PER SEC. R702.3.5

9) 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 SEPARATIION IS A FLOOR - CEILING ASSEMBLY, THE STRUCTURE SUPPORTING THE SEPARTION SHALL ALSO BE PROTECTED BY NOT LESS THAN 1/2" GYPSOM BOARD OR EQUIVALENT

10) INSTALL 1 3/8" THICK SOLID WOOD DOOR BETWEEN LIVING AND GARAGE PER FLORIDA BUILDING CODE R302.5.1,

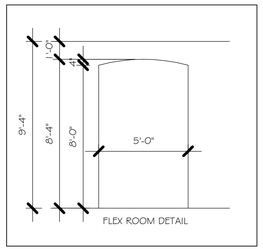
11) ALL WINDOWS INSTALLED 72" ABOVE GRADE MUST COMPLY WITH R312.2 MIN 24" SILL HEIGHT OR PROVIDED WITH AN APPROVED WINDOW FALL PREVENTION DEVICE

12) ALL CLOSET SHELVES TO BE 12", ALL PANTRY & LINEN TO BE (4)-16" SHELVES 18" O.F.F. W/ 15" INCREMENT.

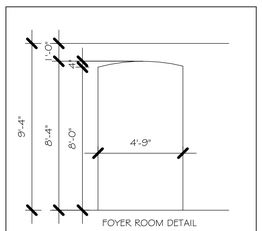
13) ALL MECHANICAL AND ELECTRICAL EQUIPMENT TO BE INSTALLED AT OR ABOVE FLOOD PLUS 1'-0" FREEBOARD.

CABINET BACKING

KITCHEN	UPPER TOP @ 84"	BASE TOP @ 35"
MASTER BATH	UPPER	BASE TOP @ 35"
GUEST BATH	UPPER	BASE TOP @ 31"
LAUNDRY ROOM	UPPER TOP @ 84"	BASE

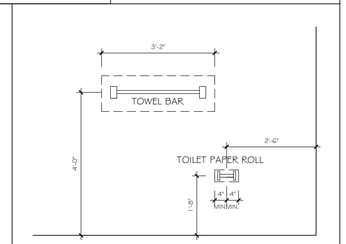


FLEX ROOM DETAIL



FOYER ROOM DETAIL

	BATHROOM NOTES
TB TOWEL BAR	ALL TUB DECKS @ 21" A.F.F
TP TOILET PAPER	ALL BLOCKING TO BE PT IN SHOWERS

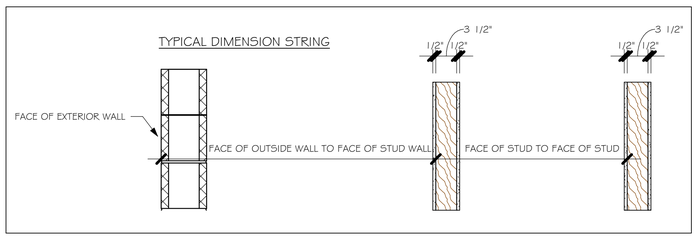


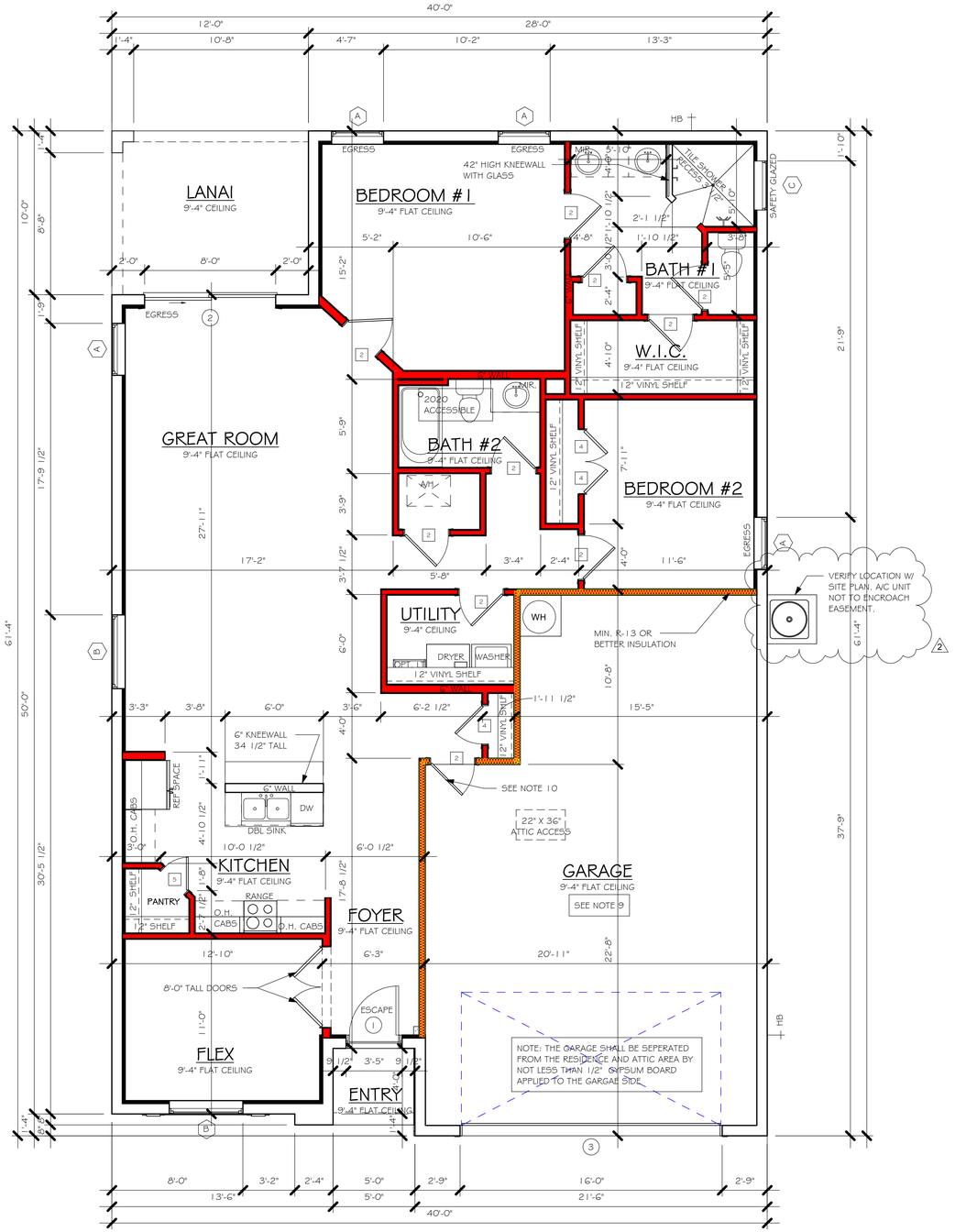
SQUARE FOOTAGE

ENTRY	23 SF
LANAI AREA	120 SF
GARAGE AREA	632 SF
LIVING AREA	1658 SF
TOTAL SQUARE FOOTAGE	2433 SF

INTERIOR DOOR SCHEDULE

MARK	DOOR WIDTH	NOTES
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"	L.V. = LOUVERED DOOR
5	2'-0"	
6	1'-8"	
7	1'-6"	
8	2'-11"	





FLOOR PLAN "B"
1/4" = 1'-0"

No.	Description	Date
2	MOVED A/C BACK TO RIGHT HAND SIDE OF HOUSE AND SWAPPED THE LEFT AND RIGHT ELEVATION LABELS TO BE IN CORRECT PLACE	02/23/22

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

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PHONE: 239-540-1822
1515 SE 47TH ST. CAPE CORAL, FL 33904

LOT: 42 | SUBDIVISION: MAGNOLIA III 50s | ADDRS: 3872 CROSSWATER DRIVE | D.R.H. #: 5799G0042

MODEL # 1670 B

GCD JOB # 13656

DATE: 10/22/21

DRAWN BY: CWL

CHECKED BY: JWC

REVISED: 2 02/23/22

PLAN: FLOOR

SCALE: As indicated

A-3

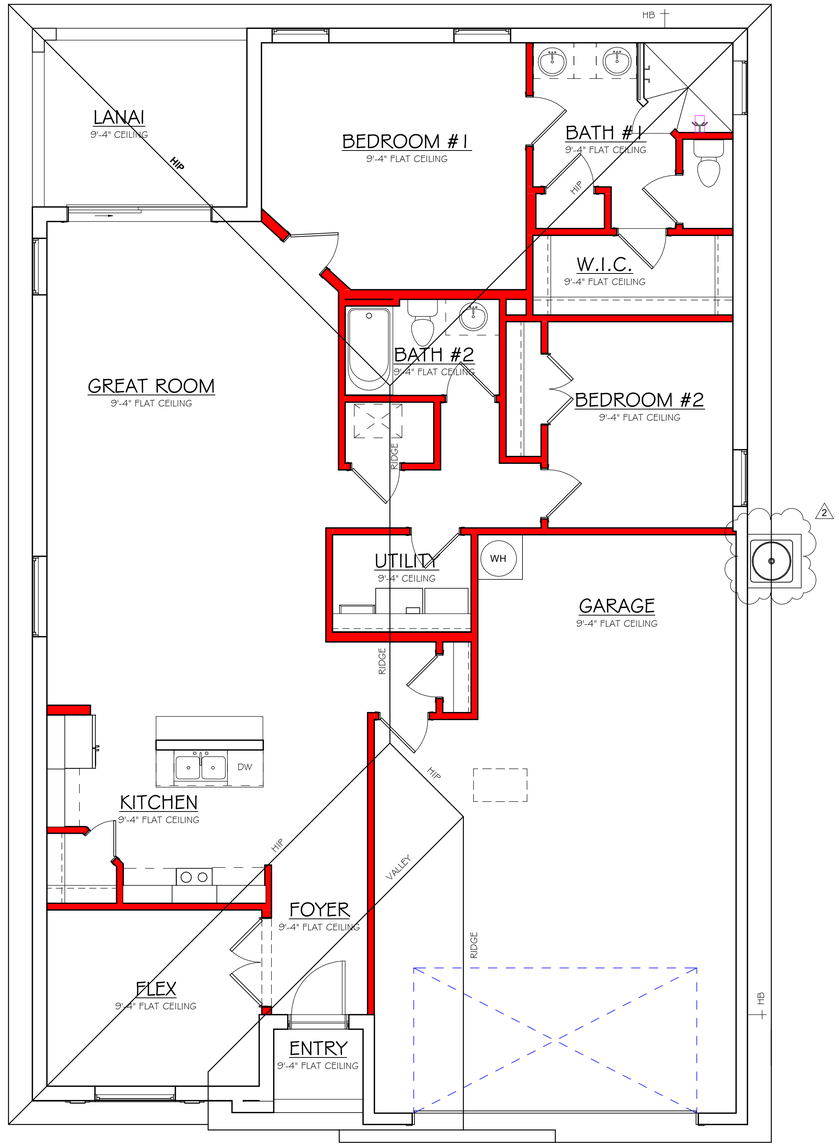
L:\0-New Data\1-MASTER 2019\2019 9-BUILDERS\DR HORTON 2019\SUBDIVISIONS\MAGNOLIA 50S\13656 LOT 42 1670 BR\REVIT\13656 1670 BR.rvt

MODEL 1670 B: ATTIC VENTILATION FBCR R806

COORDINATE VENTING REQUIREMENTS WITH ENERGY CALCULATIONS

			SOFFIT ONLY (1/150) (NO ROOF VENTS)			WITH ROOF VENTS (1/300) (R.V.)		
AREAS (SQ. FT.)			ATTIC VENTILATION REQUIRED			ATTIC VENTILATION REQUIRED		
MARK	ATTIC	SOFFIT	ATTIC AREA/150	REQ'D AIR FLOW OF SOFFIT	QUAD 4 SOFFIT HAS	ATTIC AREA/300	QUANTITY OF ROOF VENTS	MIN AIR FLOW OF SOFFIT
1st STORY	2700.2 SQ. FT.	266.7 SQ. FT.	18.0 SQ.FT	6.75%	8.15%	-.-- SQ. FT.	-	-.-%
			"SOFFIT ONLY" QUALIFIES			ROOF VENTS ARE NOT REQUIRED		
			SOFFIT MODEL ACM QUAD 4, FULL VENT, NARROW PATTERN, 8.15% FREE AIR FLOW			ROOF VENT MODEL 32" BASE 22-3/8" BASE LOMANCO 770-D 0.97 SQ. FT. FREE AIR		

BEARING HEIGHT
= BEARING @ 9'-4"



ROOF PLAN "B"

1/4" = 1'-0"

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

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1515 SE 47TH ST. CAPE CORAL, FL 33904

LOT: 42 | SUBDIVISION: MAGNOLIA III 50s | ADDRS: 3872 CROSSWATER DRIVE | D.R.H. #: 579960042

MODEL # 1670 B | GCD JOB # 13656

DATE: 10/22/21

DRAWN BY: CWL

CHECKED BY: JWC

REVISED: 2 02/23/22

PLAN: ROOF

SCALE: As indicated

A-4

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ELECTRICAL LEGEND

	ELECTRICAL METER
	ELECTRICAL PANEL
J	120 V JUNCTION BOX
	SINGLE RECEPTACLE OUTLET
	220 V RECEPTACLE OUTLET
	4-PLEX RECEPTACLE OUTLET
	DUPLEX RECEPTACLE OUTLET
	1/2 SWITCHED DUPLEX OUTLET
AFF	DUPLEX RECEPTACLE AT ELEV. A.F.F.
	DUPLEX RECEPTACLE - ABOVE COUNTER
S	SINGLE POLE SWITCH
S 3	3 WAY SWITCH
S D	DIMMER SWITCH
S MS	MOTION SENSOR SWITCH
SD SCD	AC/DC SMOKE DETECTOR TO BE INTERCONNECTED ANY RESIDENT HAVING A FOSSIL-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 PERPOSES. PER RULE 9B-3.04.72 SD (SMOKE DETECTOR) SCD (CARBON MONOXIDE/ SMOKE DETECTOR)
T	TELEPHONE OUTLET
TV	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
PB	PUSH BUTTON (PB) / DOOR BELL (DB)
IC	INTERCOM
	KEYPAD
	4' FLUORESCENT LIGHT
	2' UNDER COUNTER LIGHT

NOTE: NOT ALL SYMBOLS ARE USED FOR THIS PROJECT.

ELECTRICAL NOTES:

ARC-FAULT CIRCUIT-INTERRUPTERS AND TAMPER RESISTANT RECEPTACLES SHALL BE INSTALLED IN DWELLING UNITS PER N.E.C 210.12 AND 406.11

ALL ELECTRIC, ELECTRICAL EQUIPMENT AND APPLIANCES TO BE SET AT OR ABOVE BASE FLOOD ELEVATION PLUS 1'-0" FREEBOARD.

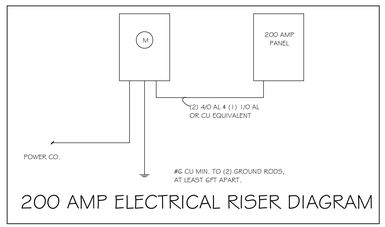
ALL OUTLETS IN WET AREAS AND ALL EXTERIOR OUTLETS TO BE GFI'S.

INSTALL PHONE AND T.V PER CONTRACT.

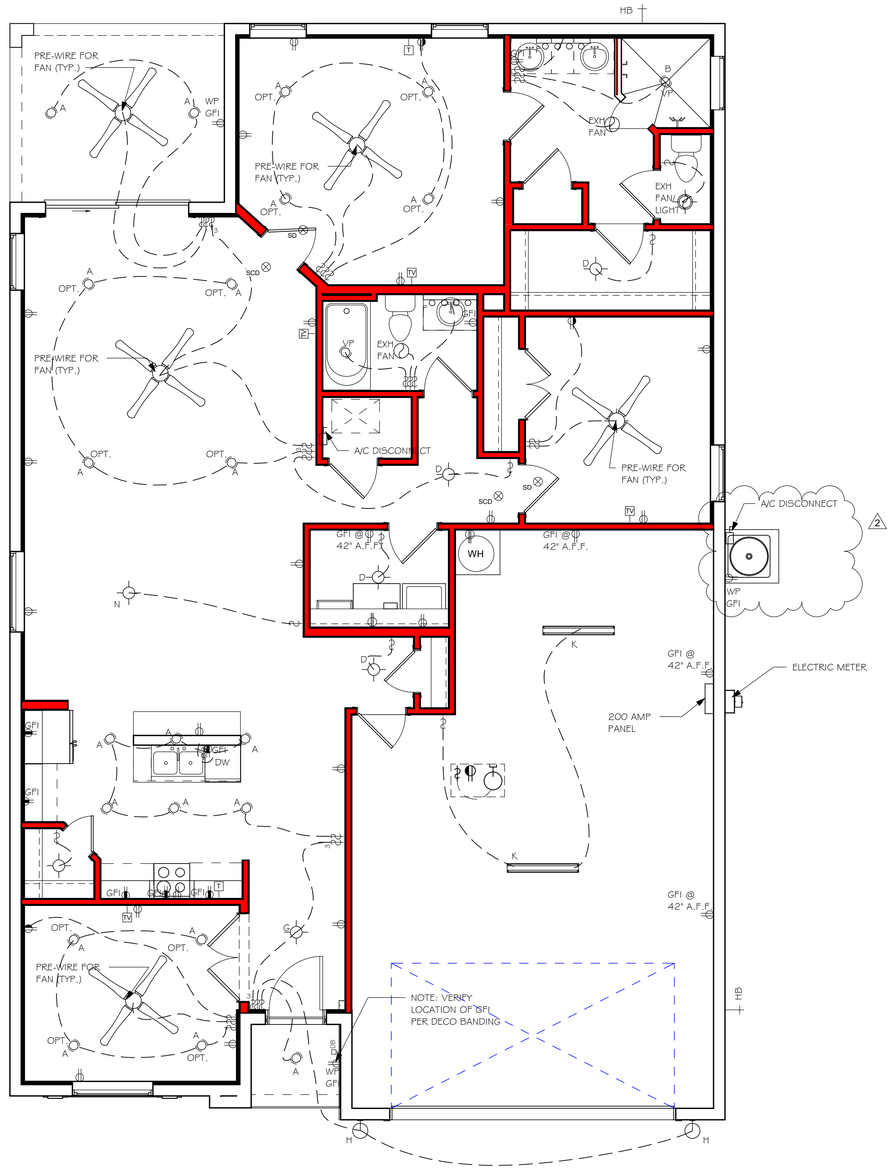
INSTALL ALL ELECTRICAL PER NEC 2017

ELECTRICAL PLAN 1670 "B"

200 AMP SERVICE			
TAG	QUANTITY	PRODUCT	
A	()	(FLUSH MOUNTED LT.)	
B	()	(VAPOR5)	
C	()	(PENDANT LIGHT	
D	(X)	(10" MUSHROOMS)	
E	()	(24" 3 LT)	
F	(X)	(36" 4 LT)	
G	(X)	(2 LIGHT SEMI-FLUSH)	
H	()	(COACH LIGHTS)	
I	(X)	(COACH LIGHTS)	
J	()	(J BOX)	
K	()	(4' FLUORESCENT)	
L	()	(2' FLUORESCENT)	
M	(X)	(5LT CHANDELIER)	
N	(X)	(3LT CHANDELIER)	
O	(X)	(PENDANT/ NOOK)	
P	(X)	(X)	
Q	(X)	(X)	



200 AMP ELECTRICAL RISER DIAGRAM



ELECTRICAL PLAN "B"
1/4" = 1'-0"

No.	Description	Date
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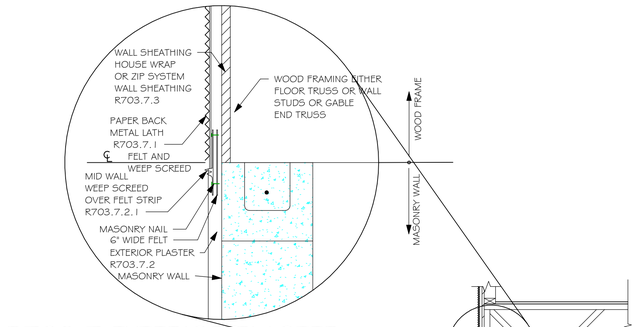
DATE: 10/22/21
DRAWN BY: CWL
CHECKED BY: JWC
REVISED: 2 02/23/22
PLAN: ELECTRICAL
SCALE: As indicated

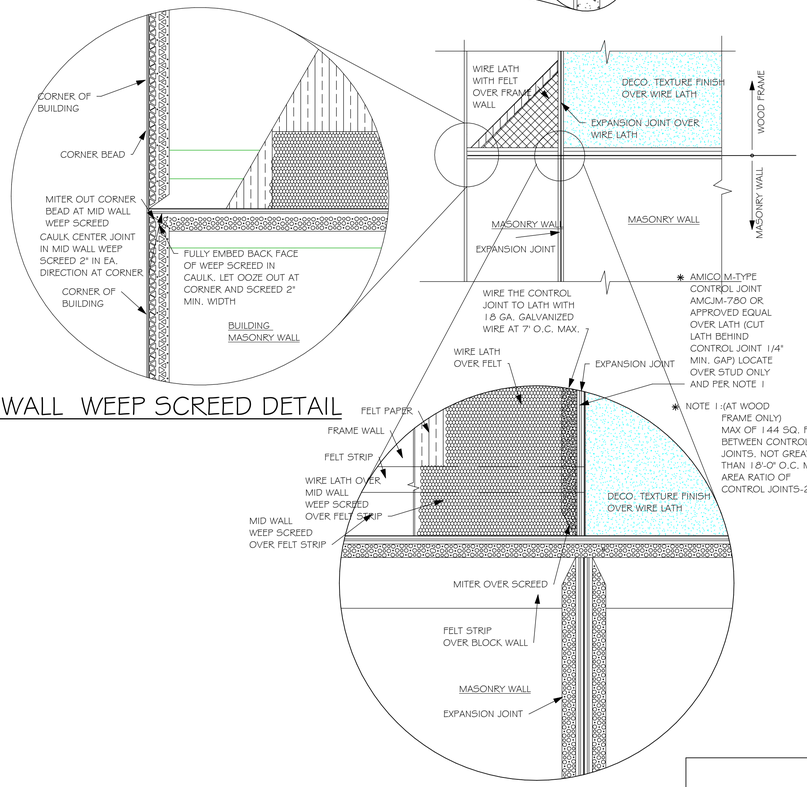
A-5

L:\0-New Data\1-MASTER 2019\2019-BUILDERS\DR HORTON 2019\SUBDIVISIONS\MAGNOLIA 505\13656 LOT 42 1670 BR\REVIT\13656 1670 BR.rvt



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.

1

RESIDENTIAL SPECIFICATIONS

GENERAL NOTES

1. THE CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT THE JOB SITE PRIOR TO COMMENCING WORK. THE CONTRACTOR SHALL REPORT ALL DISCREPENCIES BETWEEN THE DRAWINGS AND EXISTING CONDITIONS TO THE DESIGNER PRIOR TO COMMENCING WORK.

2. 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.

3. 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.

4. FOR REQUIRED SOIL BEARING, SEE STRUCTURAL. THE CONTRACTOR SHALL REPORT ANY DIFFERING CONDITIONS TO THE DESIGNER PRIOR TO COMMENCING WORK.

5. STRUCTURAL DRAWINGS SHALL BE USED IN CONJUCTION 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.

6. 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 MANUFACTURERS SPECIFICATIONS. SIMPSON FASTENERS SPECIFIED MAY BE SUBSTITUTED WITH THE SAME QUANTITY AND EQUIVALENT STRENGTH PRODUCT.
ALL BOLTS, NUTS, WASHERS, STRAPS AND FASTENERS INCLUDING NAILS, SHALL BE HOT MOPED DIPPED GALVANIZED OR STAINLESS STEEL CONTINUOUS ANCHORAGE SHALL BE PROVIDED BETWEEN ALL TRUSSES, WALL SECTIONS, BEAMS, POSTS AND FOOTINGS WITH USE OF STRAPS AND CONNECTORS AS SPECIFIED HEREIN.

7. TREATED WOOD REQUIREMENTS:-
ALL TREATED 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.

8. THE STRUCTURE IS DESIGNED TO BE SELF SUPPORTING AND STABLE AFTER THE BUILDING IS COMPLETE. IT IS THE CONTRACTORS SOLE RESPONSIBILTY 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, GUYS, OR TIE DOWNS.

9. 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

10. LANAI CEILINGS & COVERED ENTRY CEILINGS
1X4 STRIPPING @ 16" O.C. FASTENED WITH 2-8d NAILS TO EACH TRUSS. 5/8" EXTERIOR GYP. BOARD CEILING FASTENED WITH 8d NAILS OR 1-5/8" DRYWALL SCREWS @ 6" O.C. EDGE AND FIELD.

2

GENERAL ROOF ASSEMBLY

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

FLASHING
FLASHING SHALL BE ALUMINUM, ALUMINUM ZINC COATED STEEL 0.0179" THICK, 26 GAUGE AZ50 ALUM ZINC, OR GALVANIZED STEEL 0.0179" THICK, 26 GAUGE ZINC COATED G90. FLASHING SHALL BE INSTALLED IN ACCORDANCE WITH THE ZIP SYSTEM ROOF SHEATHING MANUFACTURES PUBLISHED REQUIREMENTS. ALL FLASHING AND INSTALLATION SHALL CONFORM TO SECTION R905.2.8 (1 TO 5).

DRIP EDGE
DRIP EDGE SHALL BE PROVIDED AT ALL EAVES AND GABLES OF SHINGLES ROOFS, LAPPED A MINIMUM OF 3" @ JOINTS. THE OUTSIDE EDGE SHALL EXTEND A MINIMUM OF 1/2" BELOW SHEATHING AND THE INSIDE EDGE SHALL EXTEND BACK A MINMUM 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 DRIP EDGE FLANGE.

3

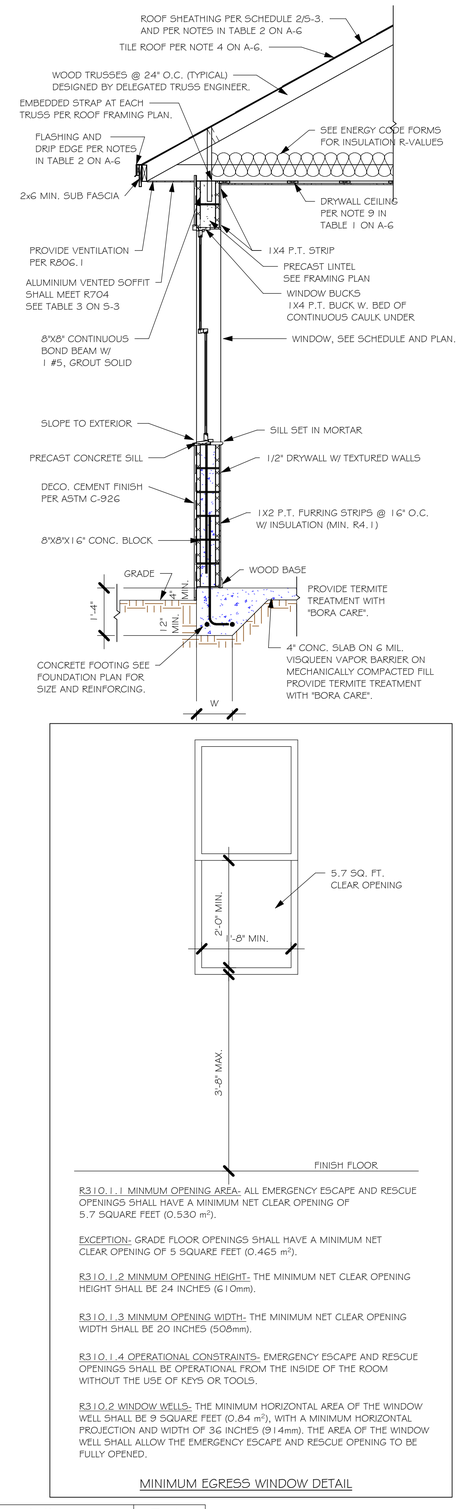
ASPHALT SHINGLE ROOF SPEC'S

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 3462, FOR FASTENING, SEE STRUCTURAL.
INSTALLATION SHALL COMPLY WITH MANUFACTURERS REQUIREMENTS FOR INSTALLATION IN THE GIVEN FLORIDA WIND ZONE, AS DETERMINED BY ASTM D 3161.

4

CLAY AND CONCRETE ROOF TILE 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 R905.3 F.B.C.
MARKING: EACH ROOF TILE SHALL HAVE A PERMANENT MANUFACTURERS IDENTIFICATION MARK.
APPLICATION SPECIFICATIONS: THE TILE MANUFACTURERS WRITTEN APPLICATION SPECIFICATIONS SHALL BE AVAILABLE AND SHALL INCLUDED BUT NOT BE LIMITED TO THE FOLLOWING:
1. TILE PLACEMENT AND SPACING,
2. ATTACHMENT SYSTEM NECESSARY TO COMPLY WITH CURRENT WIND CODE,
   A. AMOUNT AND PLACEMENT OF MORTAR
   B. AMOUNT AND PLACEMENT OF ADHESIVE
   C. TYPE, NUMBER, SIZE AND LENGTH OF FASTENERS AND CLIPS.
3. UNDERLAYMENT
4. SLOPE REQUIREMENT.



R310.1.1 MINMUM 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).

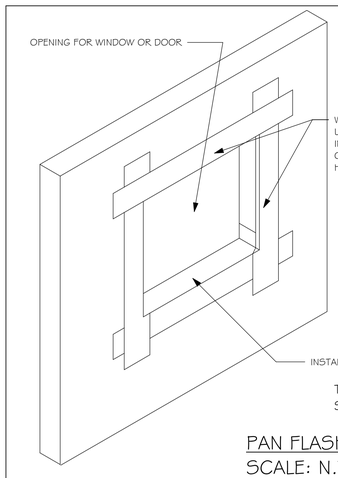
R310.1.2 MINMUM OPENING HEIGHT- THE MINIMUM NET CLEAR OPENING HEIGHT SHALL BE 24 INCHES (610mm).

R310.1.3 MINMUM OPENING WIDTH- THE MINIMUM NET CLEAR OPENING WIDTH SHALL BE 20 INCHES (508mm).

R310.1.4 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 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



R703.4 - WHERE FLASHING INSTRUCTIONS OR DETAILS ARE NOT PROVIDED BY THE WINDOW OR DOOR MANUFACTURER OR BY THE FLASHING MANUFACTURER, "PAN FLASHING" AHLL 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-RESISTIVE BARRIER FOR SUBSEQUENT DRAINAGE. OPENINGS USING PAN FLASHING SHALL ALSO INCORPORATE FLASHING OF PROTECTION AT THE HEAD AND SIDES.

"PAN FLASHING" IS A GENERIC TERM THAT USED TO REFER TO "METAL PAN FLASHING". HOWEVER MANY MODERN MATERIALS HAVE BEEN DEVELOPED FOR THE SAME FUNCTION SUCH AS:
- FLEXIBLE PEEL AND STICK FLASHING MEMBRANE
-FLUID APPLIED FLASHING
FOR SUCH PRODUCTS FOLLOW THE MANUFACTURER'S INSTALLATION REQUIREMENTS

FOR IN-DEPTH FLASHING 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.

No.	Description	Date

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

D·R·HORTON® NYSE America's Builder

Gulf Coast Drafting & Design, Inc.
EMAIL: PLANS@GULFCOASTDRAFTING.COM
PHONE: 239-540-1822
1515 SE 47TH ST. CAPE CORAL, FL 33904

LOT: 42 | SUBDIVISION: MAGNOLIA III 50s | ADDRS: 3672 CROSSWATER DRIVE | D.R.H. #: 579960042

MODEL # 1670 B

GCD JOB # 13656

DATE: 10/22/21

DRAWN BY: CWL

CHECKED BY: JWC

REVISED:

PLAN: SECTIONS

SCALE: As indicated

A-6

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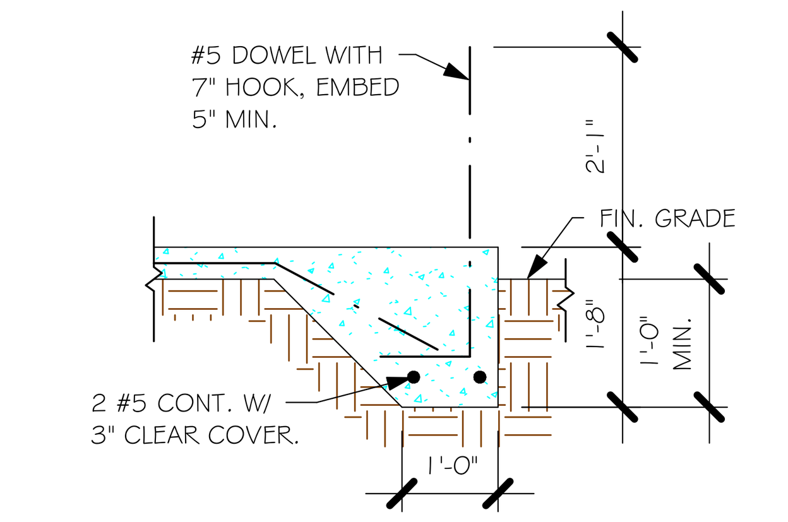
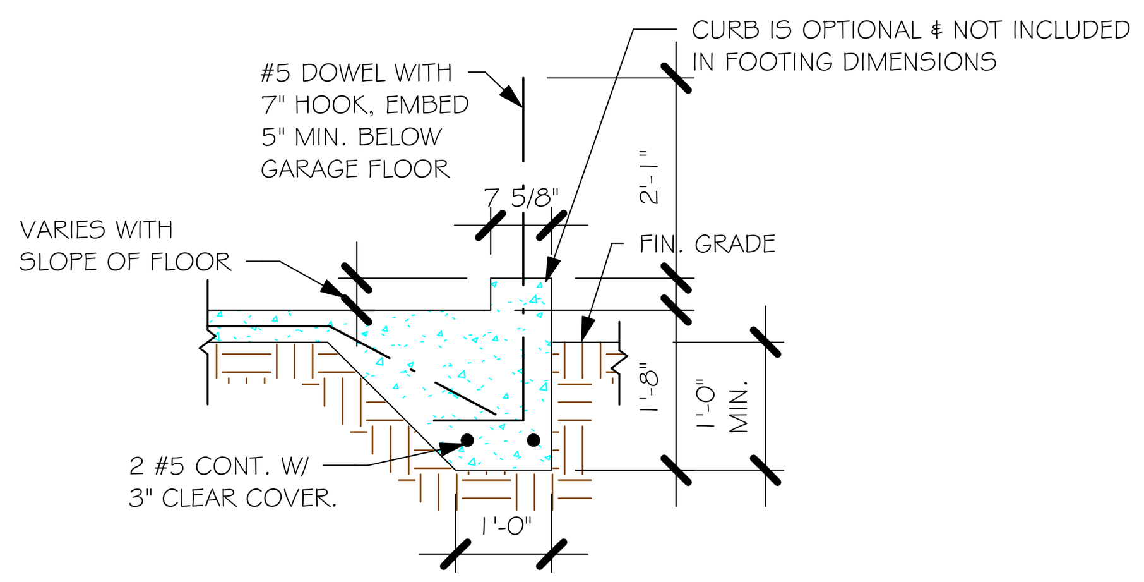
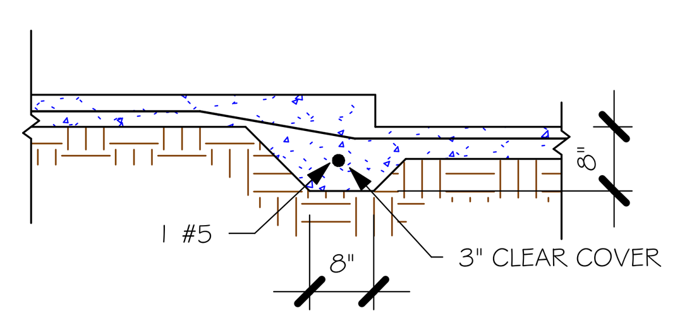


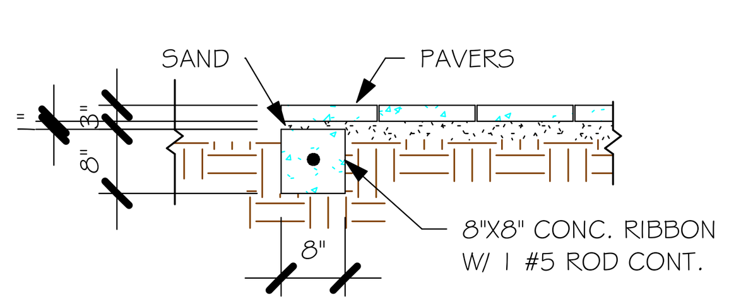
"F3" FOOTING
1/2" = 1'-0"



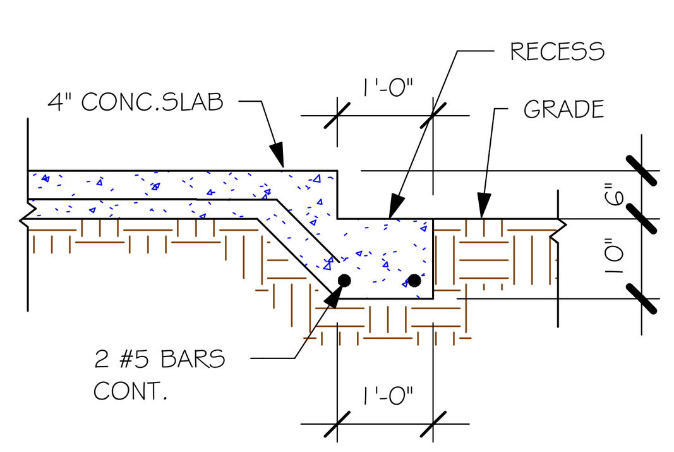
"F3" WITH CURB AT GARAGE
1/2" = 1'-0"



"F6A" STEP DOWN
1/2" = 1'-0"



"P" PAVERS DETAIL ENTRY/ LANAI
1/2" = 1'-0"



"GARAGE DOOR RECESS (PAVERS)
1/2" = 1'-0"

FOUNDATION PLAN

SCALE: 1/4" = 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. PROVIDE #5 VERTICAL REINFORCING AT DOT LOCATIONS SHOWN ON PLAN FROM FOOTING TO BOND BEAM.
4. ALL DIMENSIONS ARE TO OUTSIDE FACE OF MASONRY WALLS. SOME SLAB EDGES MAY EXTEND BEYOND FACE OF WALL.
5. FOR DIMENSIONS OF ROUGH OPENINGS IN MASONRY WALLS, COORDINATE WITH WINDOW/ DOOR SUPPLIER.
6. PROVIDE PRESSURE TREATED BUCKS AT WINDOWS/ DOORS PER DETAIL 7/S-3.

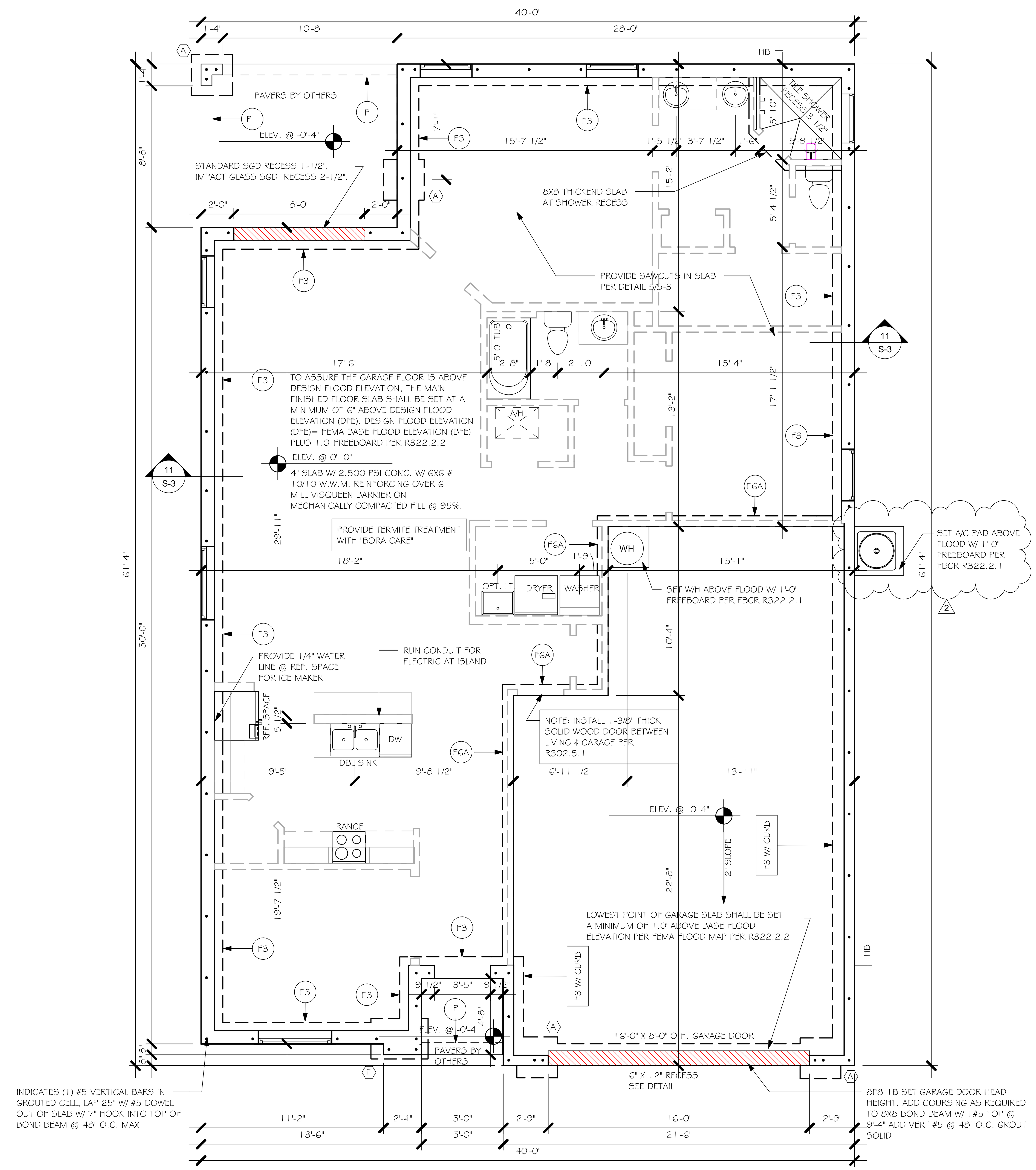
PAD FOOTING SCHEDULE

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

WALL FOOTING SCHEDULE

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

PROVIDE CORNER BARS PER 6/S-3



FOUNDATION PLAN "B"
1/4" = 1'-0"

No.	Description	Date
2	MOVED A/C BACK TO RIGHT HAND SIDE OF HOUSE AND SWAPPED THE LEFT AND RIGHT ELEVATION LABELS TO BE IN CORRECT PLACE	02/23/22

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

D.R.HORTON DHI NYSE America's Builder

Gulf Coast Drafting & Design, Inc.
EMAIL: PLANS@GULFCOASTDRAFTING.COM
PHONE: 239-540-1822
1515 SE 47TH ST. CAPE CORAL, FL 33904

STRUCTURAL SYSTEMS OF NORTH FLORIDA

LOT: 42
SUBDIVISION: MAGNOLIA III 50s
ADDRS: 3872 CROSSWATER DRIVE
D.R.H. #: 579960042

MODEL # 1670 B
GCD JOB # 13656

DATE: 10/22/21
DRAWN BY: CWL
CHECKED BY: JWC
REVISED: 2 02/23/22
PLAN: FOUNDATION PLAN
SCALE: As indicated

S-1

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INSTALL META16 AT ALL TRUSSES TO 1450 lb UPLIFT. FOR HIGHER UPLIFTS, SEE NOTES ON PLAN.	TRUSS STRAPPING TO MASONRY		
	MAX TRUSS UPLIFT (LBS)	STRAP/ANCHOR Valid lengths x/x/x/	FASTENER
→	1450 (1 PLY)	(1) META16/18/20	(8) 0.148x1-1/2 ", EMBED 4"
	1810 (1 PLY)	(1) HETA16/20	(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) HETA16/20	(10) 0.148x1-1/2", EMBED 4"
	2120 (1 PLY)	(2) HHETA16/20	(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) HETA16/20	(12) 0.162x3-1/2", EMBED 4"
	3965 /DF /SP (2 PLY)	MGT	(22) 0148x3" 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 (3PLY)	(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 CENTERLINE 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 INSTUCTIONS. 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

INSTALL AT ALL TRUSSES TO 850 lb UPLIFT. FOR HIGHER UPLIFTS, SEE NOTES ON PLAN.	TRUSS STRAPPING TO STUDWALL/ WOOD BEAM		
	MAX TRUSS UPLIFT (LBS)	STRAP(S) Valid lengths x/x/x	FASTENER
→	850 1700 2550	(1)MTS16/20/30 (2) MTS16/20/30 (3) MTS16/20/30	(14) 0.148x1-1/2" or 3" EACH STRAP
	1125 2250 3375 4500	(1) HTS20/24/30 (2) HTS20/24/30 (3) HTS20/24/30 (4) HTS20/24/30	(24) 0.148x1-1/2" OR (20) 0.148x3" EACH STRAP

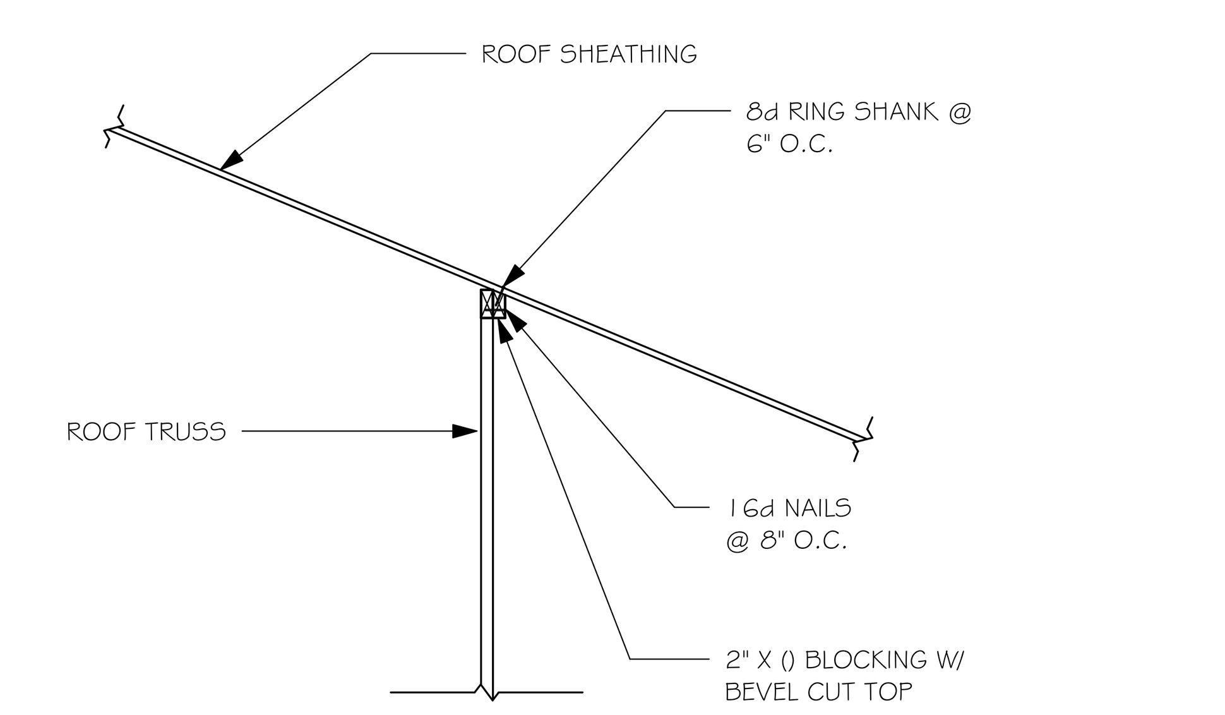
NOTES:

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 INSTUCTIONS.

SIMPSON CATALOG C-C- 2019

PLAN NOTES:

1. ROOF TRUSS BEARING ELEVATION VARIES, SEE LEGEND.
2. ROOF FRAMING SHALL BE WOOD TRUSSES DESIGNED BYA 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 AND FLOOR 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.

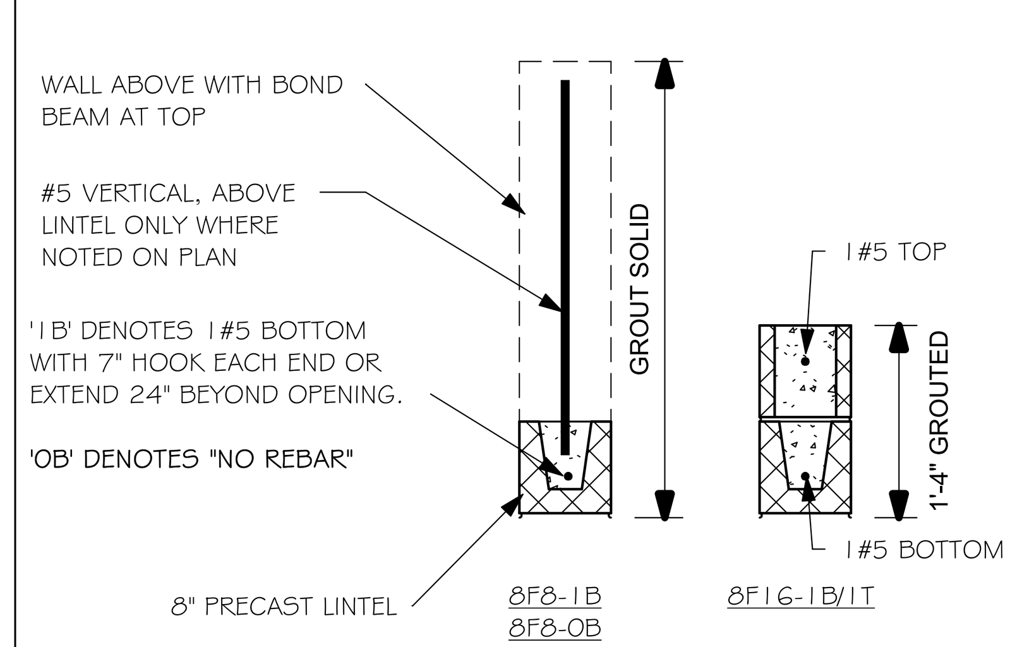


BEVELLED BLOCKING DETAIL

BEARING HEIGHT

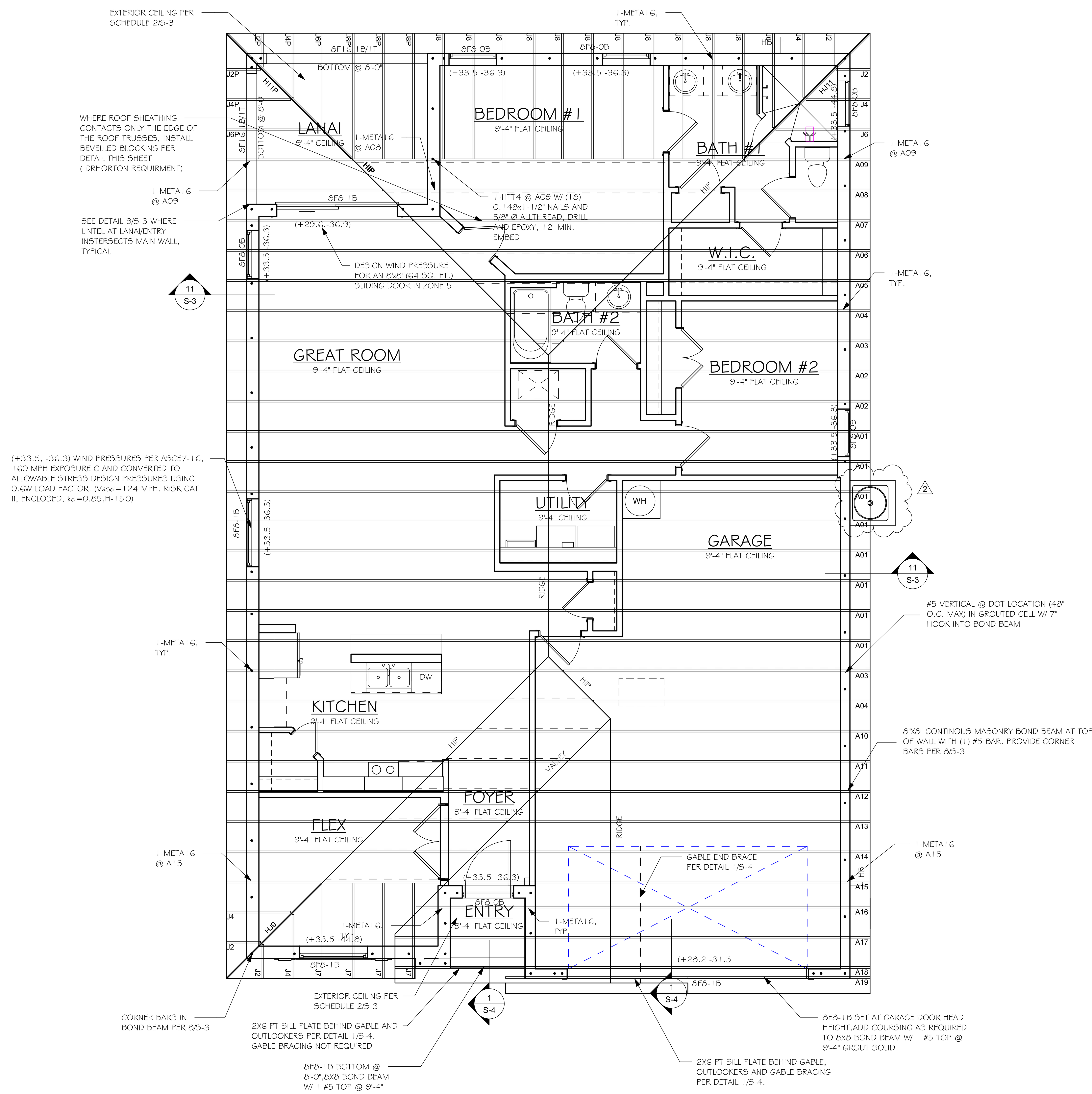
▭ = BEARING @ 9'-4"

TRUSS BEARING CONDITIONS AND STRAPPING IS BASED ON TRUSS LAYOUT PREPARED BY AMERICAN BUILDER SUPPLY JOB # M2001516-20BFX DATED: 12/4/20



PRECAST LINTEL SCHEDULE

AT SWING DOORS, USE 2" RECESS STYLE LINTEL IF NEEDED FOR ROUGH OPENING. LINTELS BEAR 4" MIN. EACH END



ROOF FRAMING PLAN "B"

1/4" = 1'-0"

No.	Description	Date
2	MOVED A/C BACK TO RIGHT HAND SIDE OF HOUSE AND SWAPPED THE LEFT AND RIGHT ELEVATION LABELS TO BE IN CORRECT PLACE	02/23/22

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

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1515 SE 47TH ST. CAPE CORAL, FL 33904

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STRUCTURAL ENGINEERING
STRUCTURAL SYSTEMS OF NORTH FLORIDA
1634 S.E. 47th ST SUITE #3
CAPE CORAL, FL 33904
(239) 549-4554
CA# 8829

LOT: 42
SUBDIVISION: MAGNOLIA III 50s
ADDRS: 3872 CROSSWATER DRIVE
D.R.H. #: 579960042

MODEL # 1670 B

GCD JOB # 13656

DATE: 10/22/21

DRAWN BY: CWL

CHECKED BY: JWC

REVISED: 2 02/23/22

PLAN: ROOF FRAMING PLAN

SCALE: As indicated

S-2

L:\0-New Data\1-MASTER 2019\2019-BUILDERS\DR HORTON 2019\SUBDIVISIONS\MAGNOLIA 50'S\13656 LOT 42 1670 BR\REVIT\13656 1670 BR.rvt