

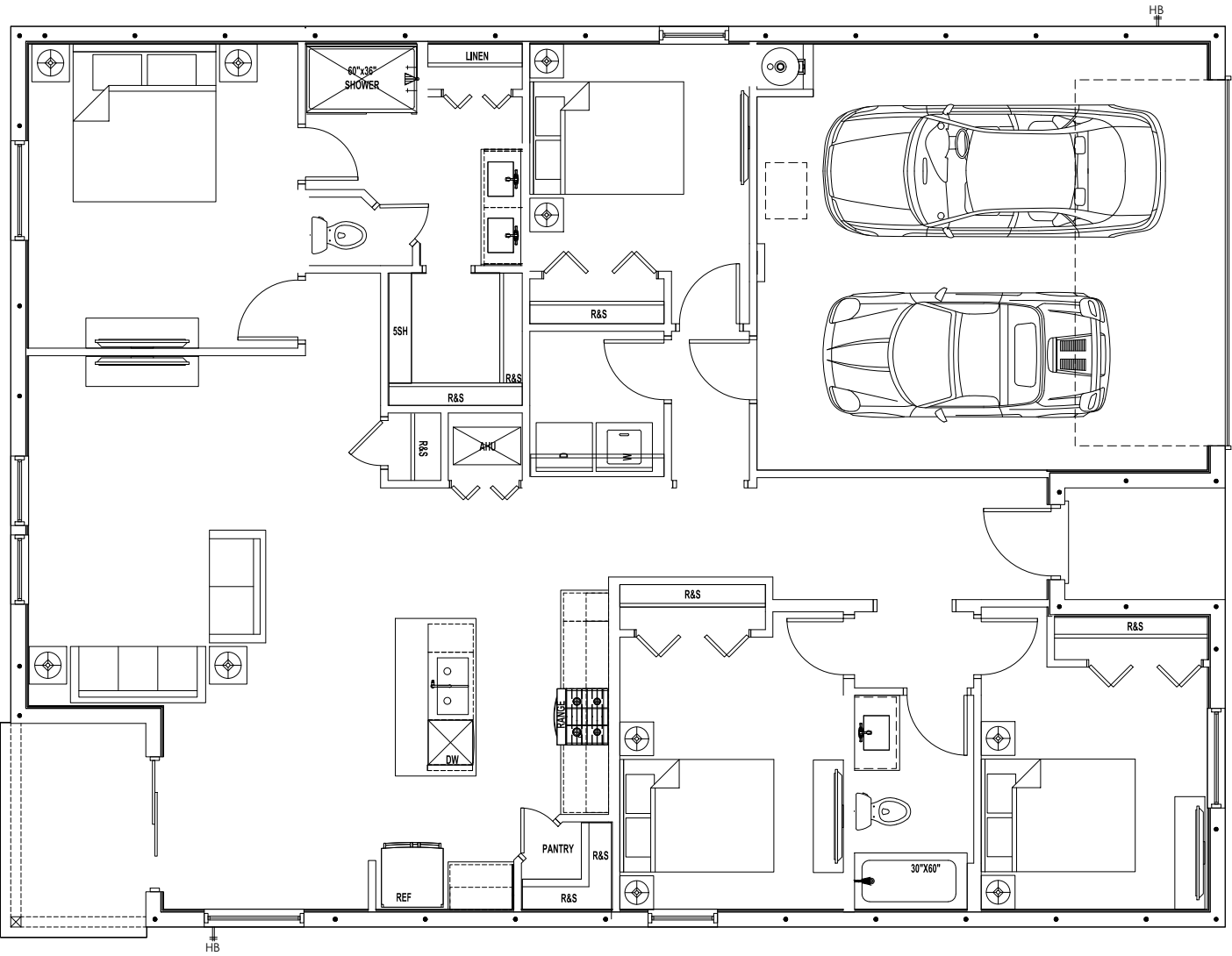
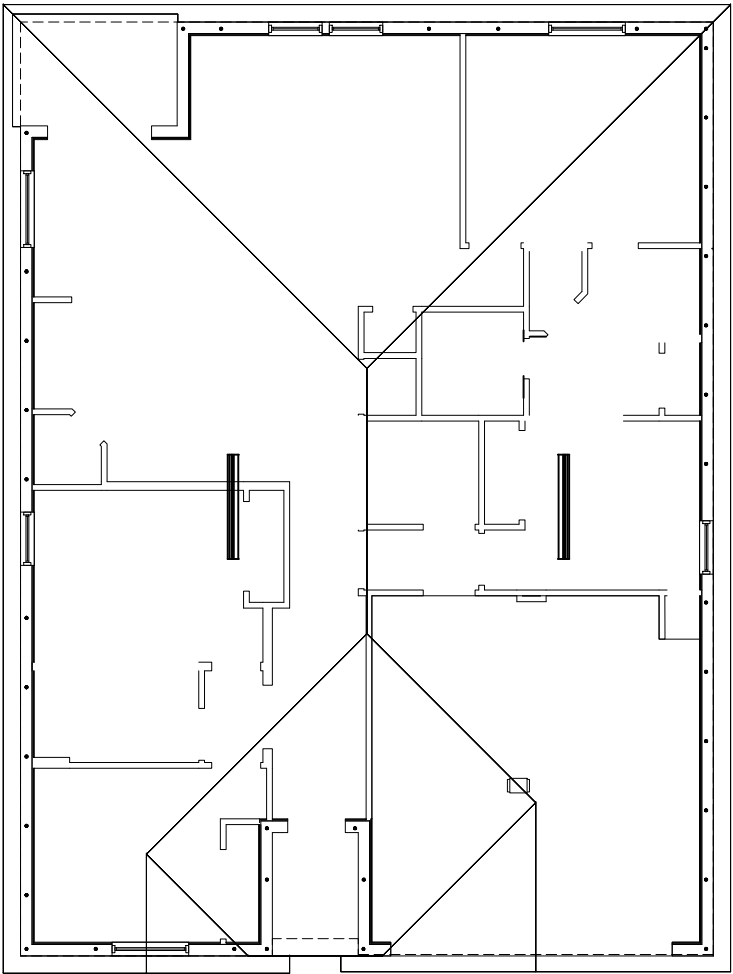
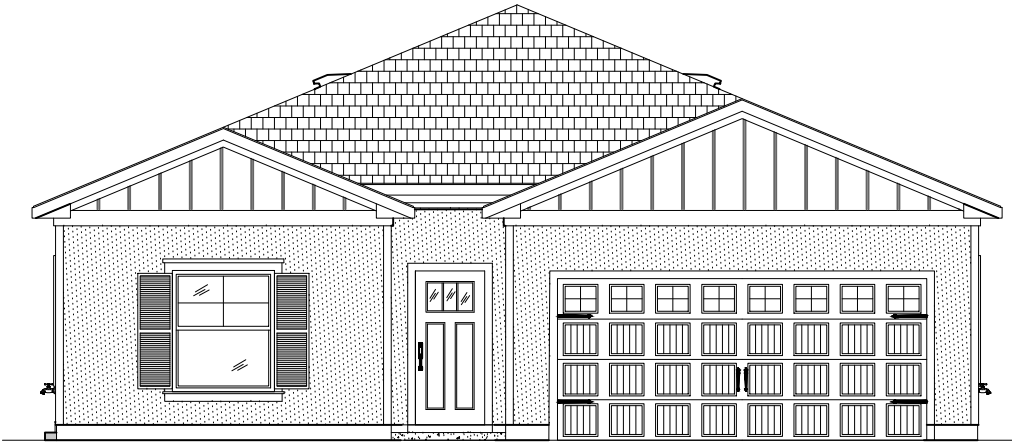
BUILDING AREAS

FLOOR HEATED AREA	1583 SF
GARAGE	419 SF
FRONT PORCH	35 SF
TOTAL UNDER ROOF	2,037 SF

CONDITIONED SPACE = 12,072 CF

2023 FLORIDA BUILDING CODE:

1. SLEEPING ROOMS HAVE ADEQUATE WINDOW SIZE AND PROPER LOCATION FOR ESCAPE & RESCUE FBC R310
2. ONE BATHROOM WITH A 29" MINIMUM CLEAR ACCESS, ON THE LOWER FLOOR, FBC R320
3. HAZARDOUS GLASS LOCATIONS INDICATED, FBC R308.4
4. ATTIC ACCESS LOCATED WITH OPENING DIMENSIONS FBC R807.
5. PROVIDE PROTECTION FROM IMPACT IN GARAGES FOR DUCTWORK & APPLIANCES, FBC M1307, FBC MECHANICAL 603.15, FBC FUEL GAS 303.4
6. STAIR CONSTRUCTION DETAILS INDICATE PROPER TREAD/RISER REALTIONSHIP, HANDRAIL LOCATION, HANDRAIL/GUARDRAIL HTS., & MINIMUM OPEN RAIL SPACING INDICATED, FBC 311.7, R312.1
7. FLASHING DETAILS @ EXTERIOR WINDOW/DOOR OPENINGS, INTERSECTIONS W/ CHIMNEY/MASONRY/ETC, PROJECTING WOOD TRIM, EXTERIOR DECKS/PORCHES/STAIRS, WALL/ROOF INTERSECTIONS, VENEERS , ETC. FBC BUILDING 107.2.4, FBC R703.4
8. SMOKE DETECTOTS & CARBON MONOXIDE DETECTORS(IF APPLICABLE) LOCATED FBS R314 R315
9. PROVIDE ROOF VENTILATION CALCULATION, FBC R806
10. PROVIDE DETAILS FOR DWELLING-GARAGE OPENING AND PENETRATION PROTECTION; PROVIDE DETAILS FOR DWELLING-GARAGE FIRE SEPARATION, FBC R302.5, R302.6
11. PROVIDE LOCATION OF ALL REQUIRED GFVAFI AND WATERPROOF RECEPTACLE, FBC R3901, E4002
12. ALL PERMANENTLY INSTALLED LUMNAIRES, EXCLUDING THOSE IN KITCHEN APPLIANCES, SHALL HAVE AN EFFICACY OF AT LEAST 45 LUMENS-PER-WATT OR SHALL UTILIZE LAMPS WITH AN EFFICACY OF NOT LESS THAN 65 LUMENS-PER-WATT FBC ENERGY CONSERVATION
13. LOCATION OF REQUIRED VENTING FOR ALL FUEL BURNING APPLIANCES, INCLUDING FIREPLACES, FB CHAPTER 24



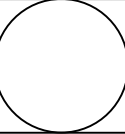
Master Plan 1550 Fr SF 1ST 4BD 2BA G

A 0.0 - OVERVIEW

SOUTHERN IMPRESSION HOMESS

10151 DEERWOOD PARK BLVD, BUILDING
400, SUITE 300, JACKSONVILLE, FL 32256

No.	Revisions	Date	By

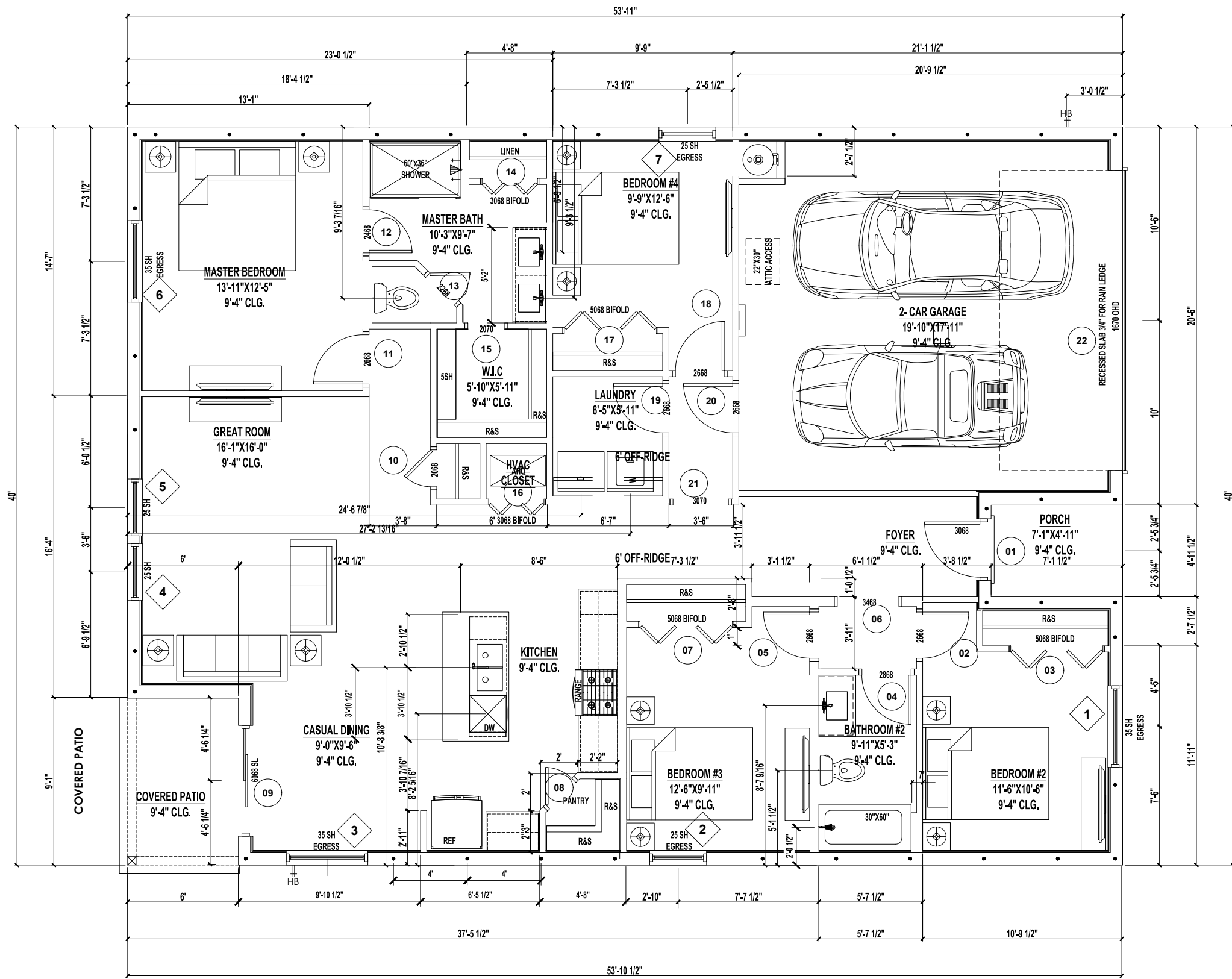


Date 04-25-23

Scale AS SHOWN

Job 1550 BID

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A 0.0 - OVERVIEW



BUILDING AREAS

FLOOR HEATED AREA	1583 SF
GARAGE	419 SF
FRONT PORCH	35 SF
TOTAL UNDER ROOF	2,037 SF

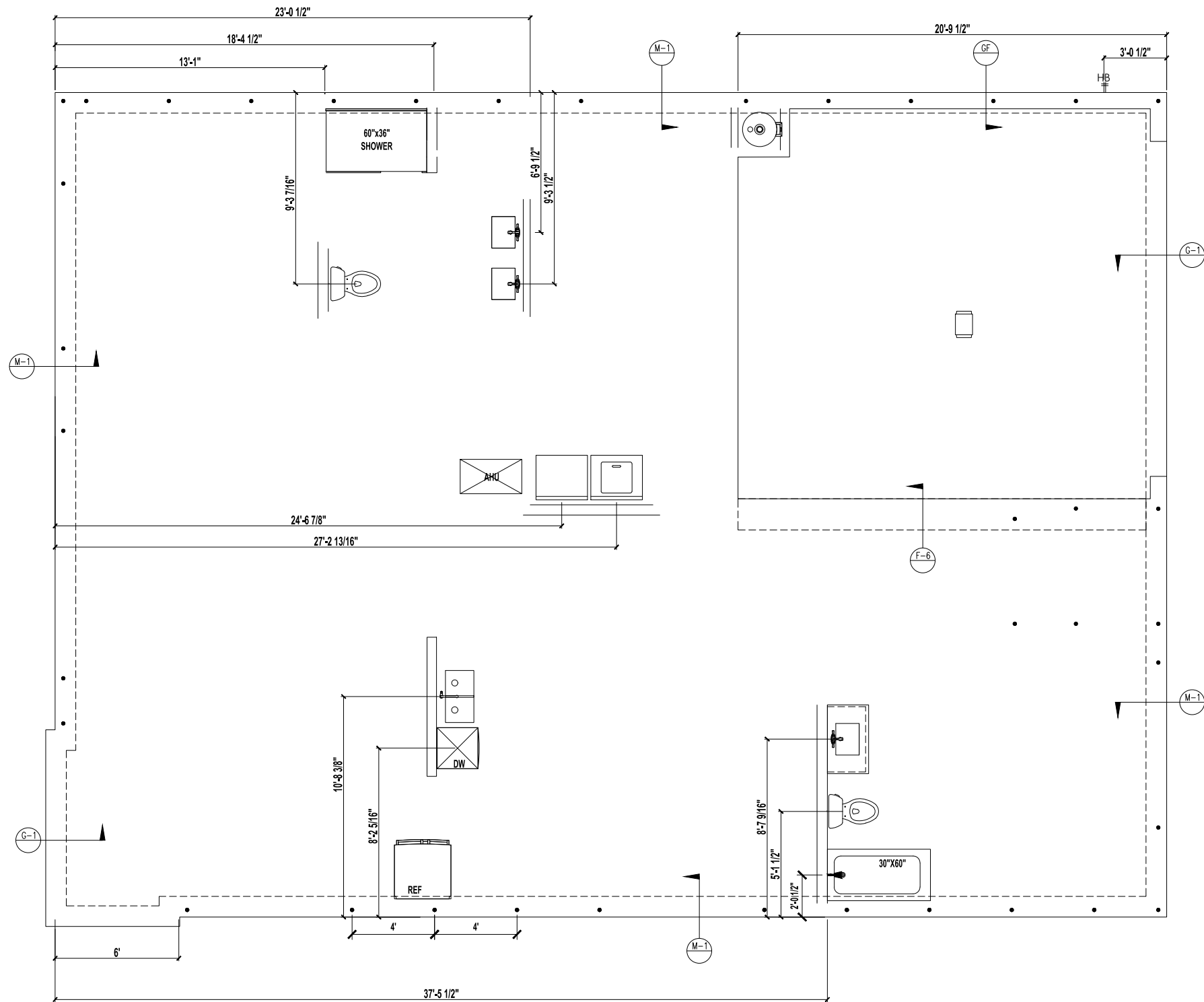
CONDITIONED SPACE = 12,072 CF

WINDOW SCHEDULE

Number	SIZE		Remarks
	Width	Height	
1	4'-5 1/8"	5'-3"	35 SH
2	3'-1"	5'-3"	25 SH
3	4'-5 1/8"	5'-3"	35 SH
4	3'-1"	5'-3"	25 SH
5	3'-1"	5'-3"	25 SH
6	4'-5 1/8"	5'-3"	35 SH
7	3'-1"	5'-3"	25 SH

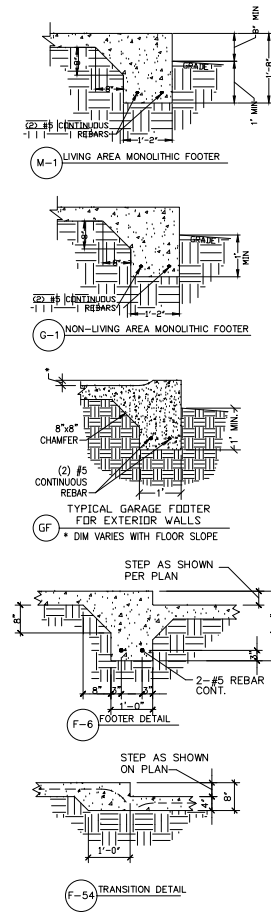
DOOR SCHEDULE

MARK	DOOR SIZE		Style	Remarks
	WD	HGT		
1	3'-0"	6'-8"	Hinged - Single - Exterior Panel	3068
2	2'-6"	6'-8"	Hinged - Single - 6 Panel	2668
3	5'-0"	6'-8"	Bifold - Double - Louver	5068
4	2'-8"	6'-8"	Hinged - Single - 6 Panel	2668
5	2'-6"	6'-8"	Hinged - Single - 6 Panel	2668
6	3'-4"	6'-8"	Cased Opening	3468
7	5'-0"	6'-8"	Bifold - Double - Louver	5068
8	2'-0"	6'-8"	Hinged - Single - 6 Panel	2068
9	5'-8"	6'-8"	Sliding - Double	6068
10	2'-0"	6'-8"	Hinged - Single - Panel	2068
11	2'-8"	6'-8"	Hinged - Single - 6 Panel	2668
12	2'-4"	6'-8"	Hinged - Single - 6 Panel	2468
13	2'-2"	6'-8"	Hinged - Single - Panel	2268
14	3'-0"	6'-8"	Bifold - Double - Louver	3068
15	2'-0"	6'-8"	Cased Opening	2070
16	3'-0"	6'-8"	Bifold - Double - Louver	3068
17	5'-0"	6'-8"	Bifold - Double - Louver	5068
18	2'-8"	6'-8"	Hinged - Single - 6 Panel	2668
19	2'-8"	6'-8"	Hinged - Single - 6 Panel	2668
20	2'-8"	6'-8"	Hinged - Single - 6 Panel	2668
21	3'-0"	6'-8"	Cased Opening	3070
22	16'-3"	6'-8"	Overhead - 4 Window	1670 OHD



NOTES TO PLUMBERS:

1. PLUBING SHALL COMPLY W/ FBC 2023 PLUBING CODE.
2. WATER HEATER SHALL HAVE A PAN AS REQUIRED AND RELIEF VALVE TO BE PIPED OUTSIDE WITHOUT TRAPPING
3. CLEANDUCT SHALL BE PROVIDED @ BASE OF STACK & @ 41-0" A.F.F. IN LAUNDRY ROOMS



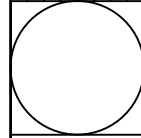
Master Plan 1550 Fr SF 1ST 4BD 2BA G

A 1.2 - FOUNDATION PLAN

SOUTHERN IMPRESSION HOMES

10151 DEERWOOD PARK BLVD, BUILDING
400, SUITE 300, JACKSONVILLE, FL 32256

No.	Revisions	Date	By

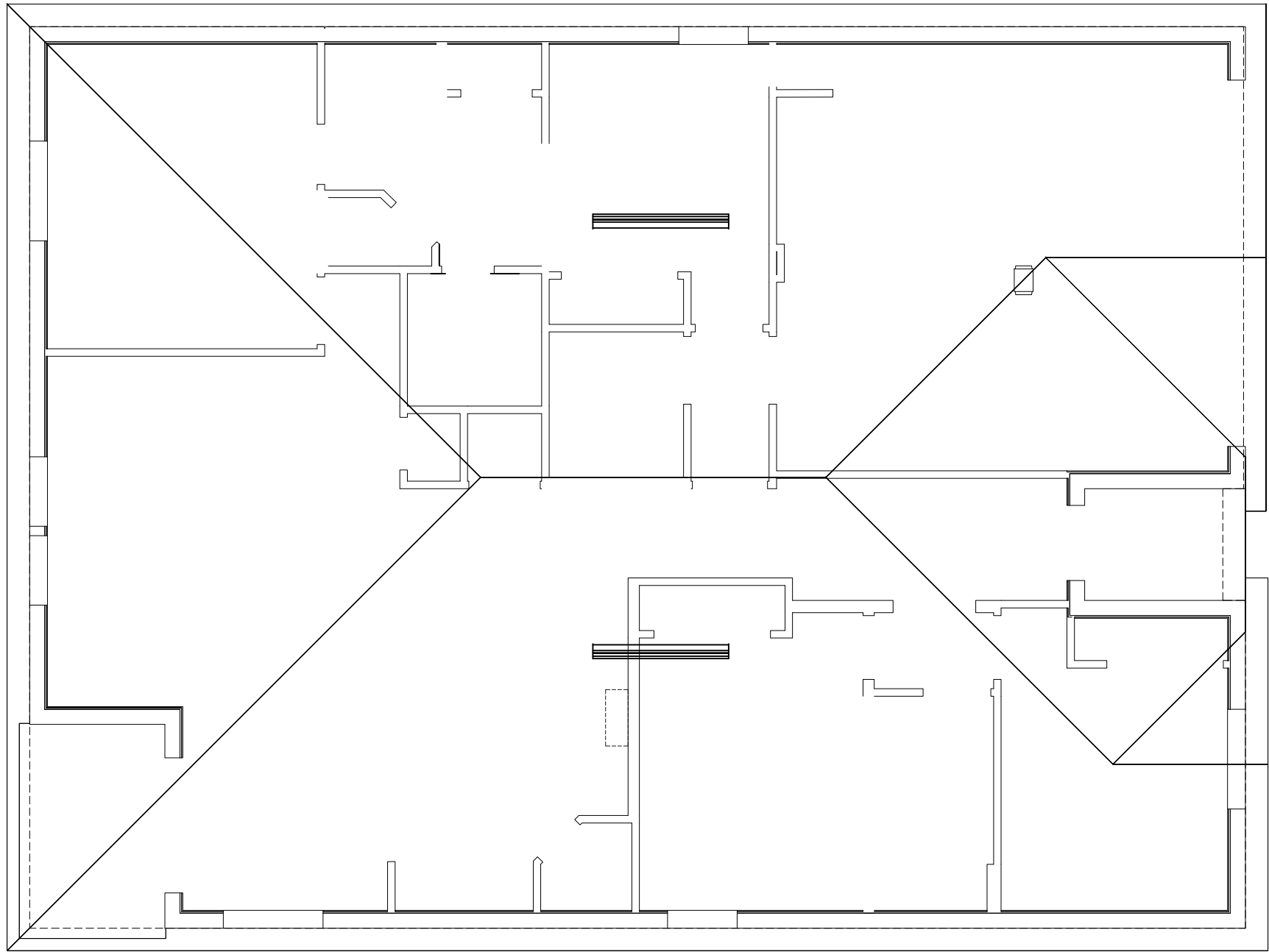


Date 04-25-23

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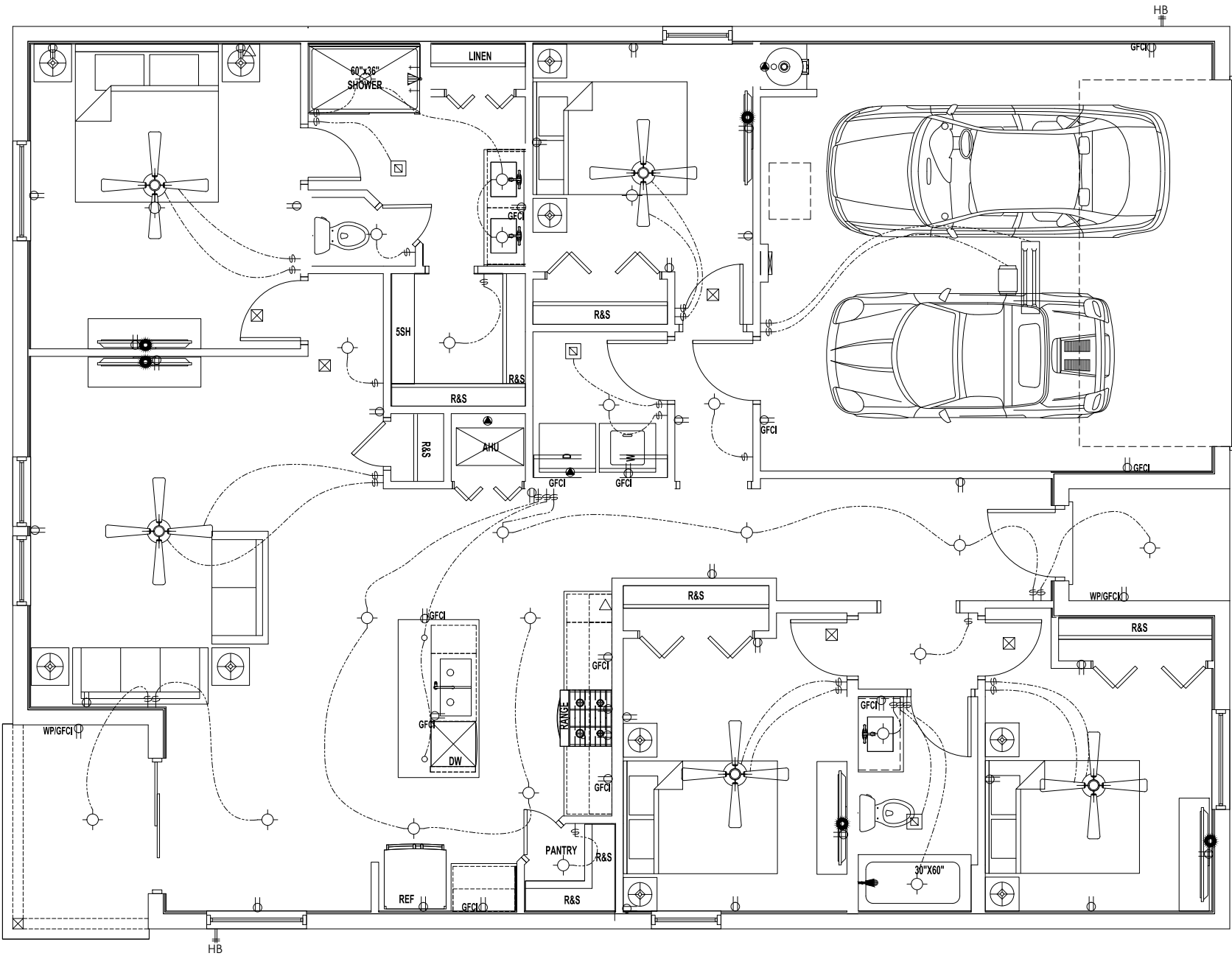
Sheet
A 1.2 - FOUNDATION
PLAN



VENT CALCULATIONS PER UNIT

VENTED SOFFIT
VENTILATED ATTIC AREA: 2151 SQ. FT.
2151 / 300 = 7.17 SQ. FT.
7.17 SQ. FT. X 144 = 1032.5 SQ. IN. TOTAL NET FREE VENT AREA/
1032.5 X 50% = 516 SQ. IN. NET FREE
SOFFIT REQUIREMENT = 6.55 SQ. IN. NET FREE PER LF
516 / 6.55 = 79 LF VENTED SOFFIT REQUIRED
OFF-RIDGE VENTS
VENTILATED ATTIC AREA: 2151 SQ. FT.
2151 / 300 = 7.17 SQ. FT.
7.17 SQ. FT. X 144 = 1032.5 SQ. IN. TOTAL NET FREE VENT AREA/
1032.5 X 50% = 516 SQ. IN. NET FREE
(2) 6' OFF-RIDGE VENTS REQUIRED (216 SQ. IN. EACH)

Master Plan 1550 Fr SF 1ST 4BD 2BA G		SOUTHERN IMPRESSION HOMESS		10151 DEERWOOD PARK BLVD, BUILDING 400, SUITE 300, JACKSONVILLE, FL 32256																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																											
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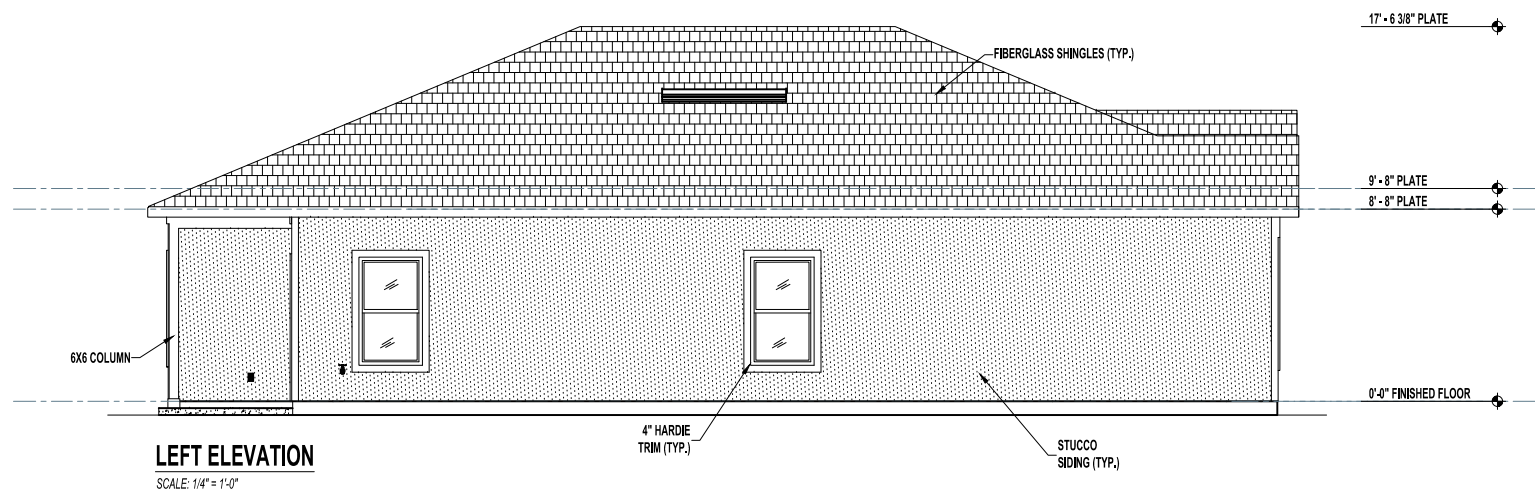
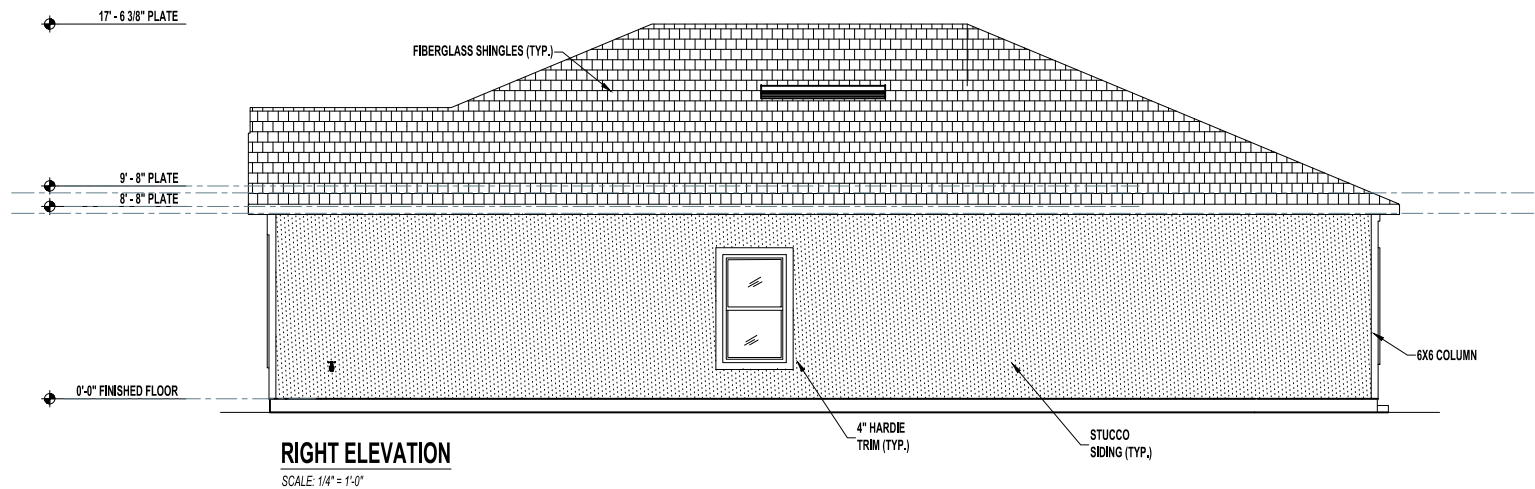
	(2) 110V OUTLETS
	(1) 220V DISCONNECT
	(2) 110V WATERPROOF GFCI OUTLETS (INTERIOR)
	(2) 110V WATERPROOF GFCI OUTLETS (EXTERIOR)
	SINGLE POLE SWITCH
	THREE WAY SWITCH
	LIGHT FIXTURE / EXHAUST FAN
	RECESSED LIGHT FIXTURE
	PENDANT LIGHTING
	PRE-WIRE AND BRACE FOR CEILING FAN
	SMOKE/CARBON MONOXIDE DETECTOR
	OPTIONAL FLOOD LIGHT
	1'X4' FLOURESCENT LIGHT
	CABLE OUTLET
	PHONE OUTLET

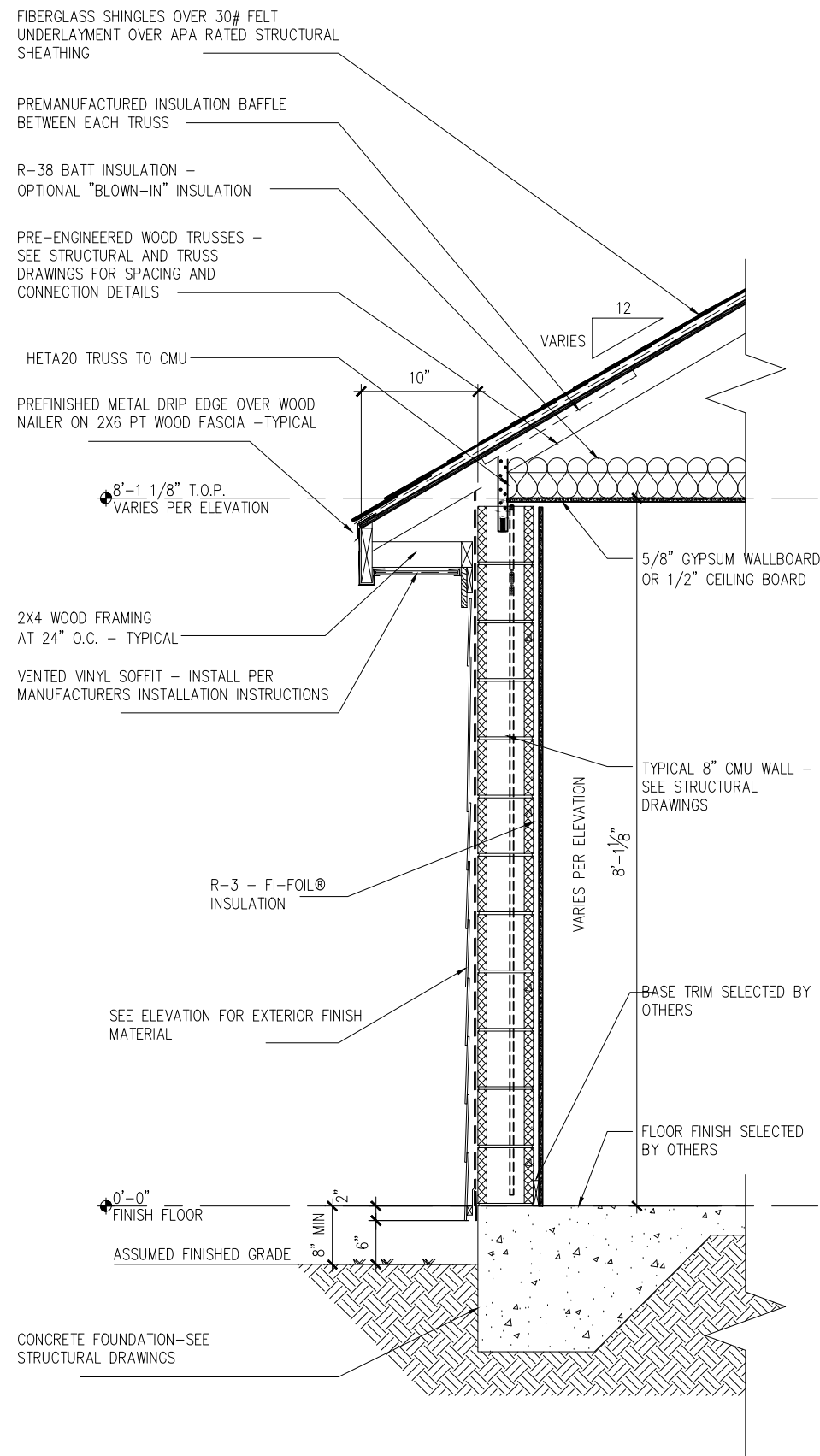
NOTES:
1. ELECTRICAL LAYOUT MUST MEET STATE AND LOCAL CODES, ELECTRICIAN TO VERIFY.
2. ALL FIXTURES TO BE CFL OR LED.
3. ALL OUTLETS THAT ARE NOT GFI TO BE AFCI PROTECTED.

FBC ENERGY NOTE:
1. FBC ENERGY R404.1 ALL PERMANENTLY INSTALLED LUMINAIRES, EXCLUDING THOSE IN KITCHEN APPLIANCES, SHALL HAVE AN EFFICACY OF AT LEAST 45 LUMENS-PER-WATT OR SHALL UTILIZE LAMPS WITH AN EFFICACY OF NOT LESS THAN 65 LUMENS-PER-WATT .
2. LAMPS TO BE INSTALLED, 100% HIGH EFFICACY CONFIRM BUILDER STANDS.

FBC ENERGY NOTE:
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2. LAMPS TO BE INSTALLED, 100% HIGH EFFICACY CONFIRM BUILDER STANDS.

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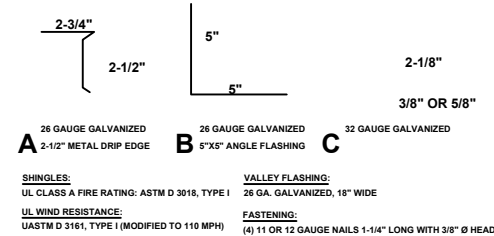




STUCCO SIDING

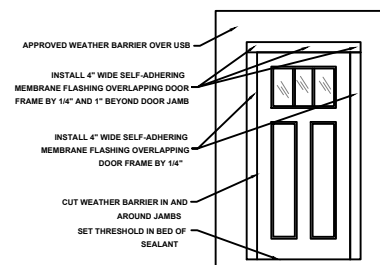
ONE STORY WALL BLOCK

SCALE: N/A



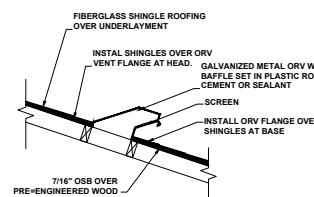
FLASHING DETAILS AND SHINGLE INFORMATION

SCALE : 3" = 1'-0"



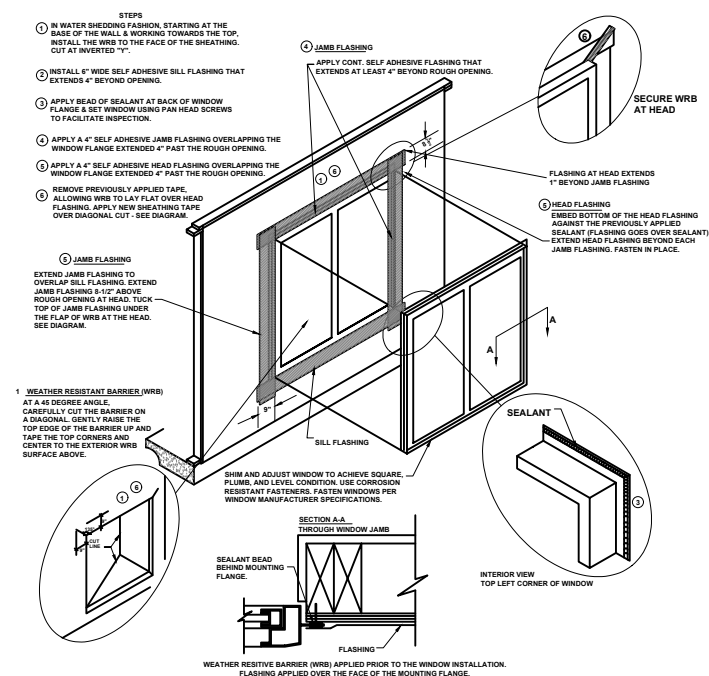
DOOR FLASHING INSTALLATION AND DETAIL

SCALE: N.T.S.



OFF RIDGE VENT DETAIL

NOT TO SCALE



WINDOW INSTALLATION

SCALE: N.T.S.

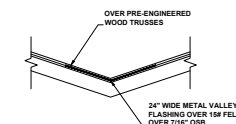
R703.4 FLASHING

1. APPROVED CORROSION-RESISTANT FLASHING SHALL BE APPLIED SINGLE-CHANNEL SUCH A MANOR TO PREVENT ENTRY OF WATER INTO THE WALL CAVITY OR PENETRATION OF WATER TO THE BUILDING STRUCTURAL FRAMING COMPONENTS. THE FLASHING SHALL EXTEND TO THE SURFACE OF THE EXTERIOR WALL FINISH. APPROVED ANTI-CORROSION RESISTANT FLASHING SHALL BE INSTALLED AT ALL OF THE FOLLOWING LOCATION:
 2. AT THE INTERSECTION OF CHIMNEYS OR OTHER MASONRY CONSTRUCTION WITH FRAME OR STUCCO WALLS, WITH PROJECTING LIPS ON BOTH SIDES UNDER STUCCO COPINGS.
 3. AT THE AN AT ENDS OF MASONRY, WOOD, METAL, SPRINGS AND SILLS.
 4. CONTINUOUSLY ABOVE ALL PROJECTING WOOD TRIM.
 5. WHERE EXTERIOR PORCHES, DECKS OR STAIRS ATTACH TO WALL OR FLOOR ASSEMBLY OR WOOD FRAME CONSTRUCTION.
 6. AT ALL WALL AND ROOF INTERSECTIONS.
 7. AT BUILT IN GUTTERS.

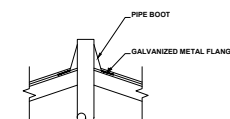
VALLEY SHINGLE E INSTALLATION:

INSTALL SHINGLES USING WEAVE METHOD

1. EXTEND(1) FULL END SHINGLE MINIMUM 12" PAST CENTER LINE OF VALLEY. SEE MANUFACTURERS WRITTEN INSTRUCTIONS FOR ADDITIONAL INSTALL INFORMATION.
2. DONOT NAIL MINIMUM 6" FROM VALLEY CENTER LINE.



VALLEY FLASHING DETAIL



PLUMBING STACK FLASHING DETAIL