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DESIGN LLC

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FL 34472

DESIGN MODEL FOR:

SAGAZ LLC

MODEL NAME:

"UTAH"

PARCEL #:

2307-111-076

DRAWING BY:

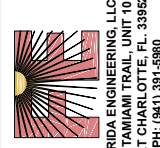
EMILY BRAVO

SCALE:

1/4"=1'-0"

REVIEW NOTES:

ENGINEER'S SEAL:

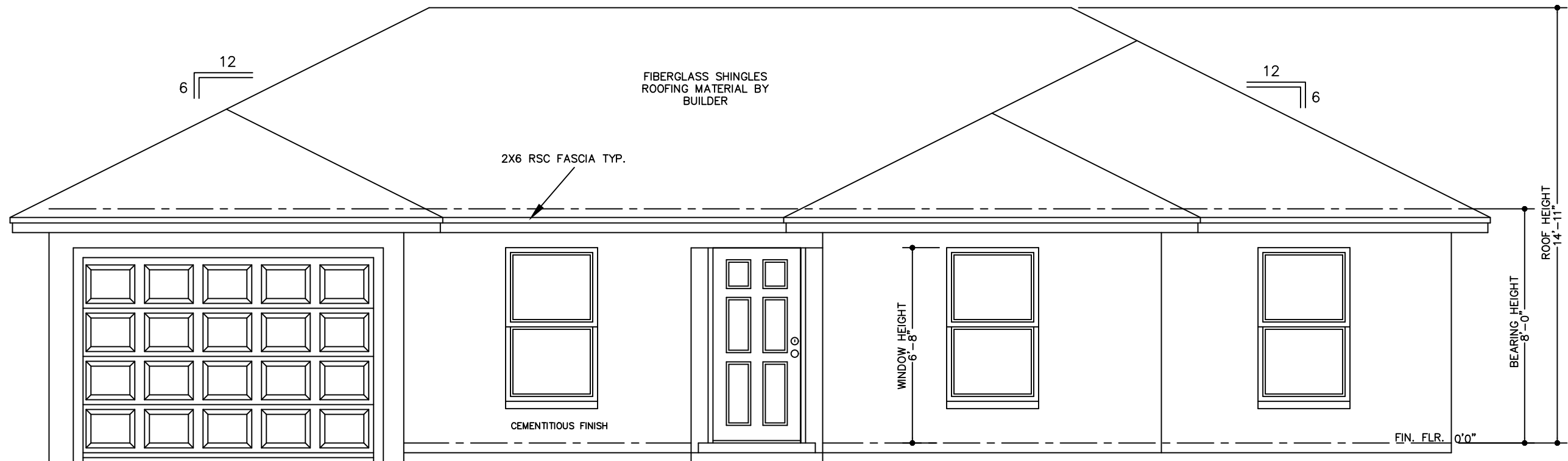


I HEREBY CERTIFY AS THE DESIGN PROFESSIONAL OF RECORD THAT THE DESIGN AND CONSTRUCTION OF THIS PROJECT HAS BEEN COMPLETED IN ACCORDANCE WITH THE 2021 FLORIDA BUILDING CODE, AS AMENDED, AND ALL APPLICABLE LOCAL ORDINANCES. I HAVE REVIEWED THE PROJECT AND THE DESIGN PROFESSIONAL'S RESPONSIBILITIES AND I HAVE REVIEWED THE PROJECT AND THE DESIGN PROFESSIONAL'S RESPONSIBILITIES AND I HAVE REVIEWED THE PROJECT AND THE DESIGN PROFESSIONAL'S RESPONSIBILITIES.

DATE: 03/07/2024

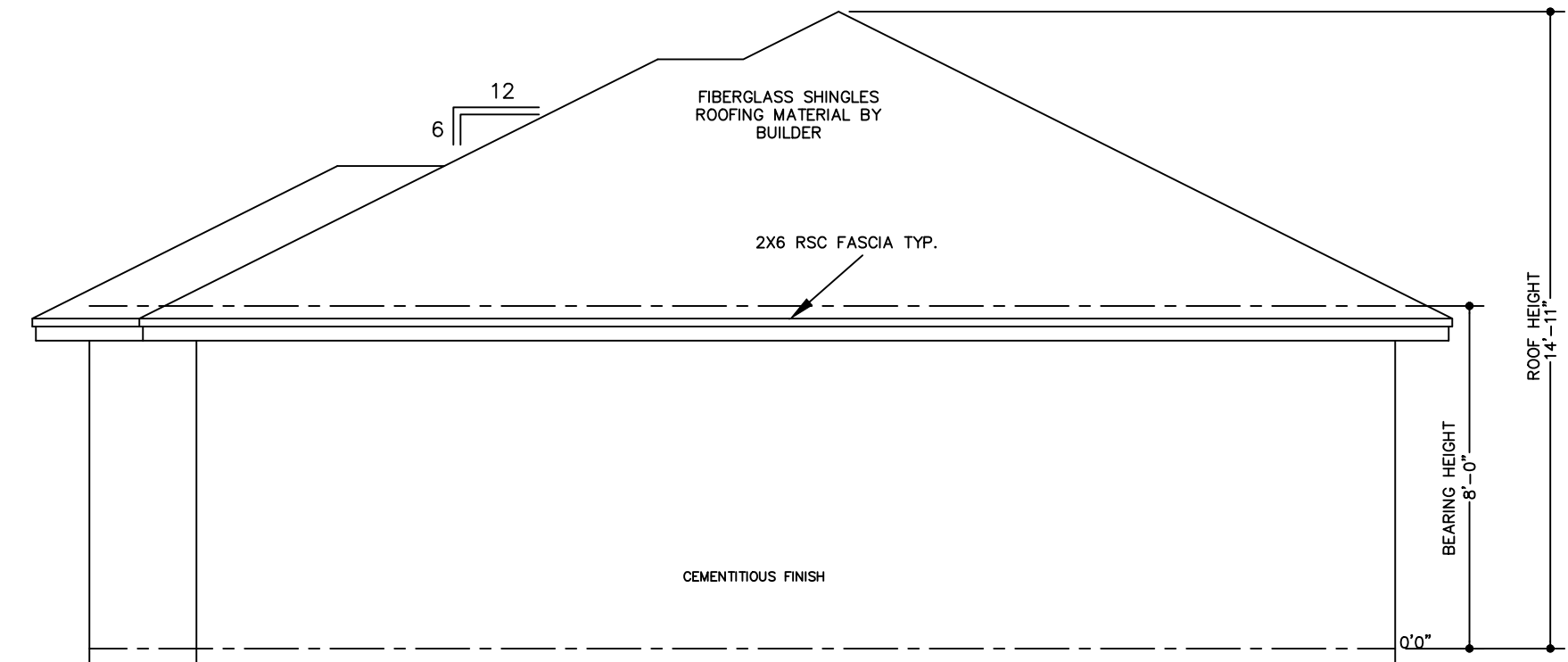
PAGE #

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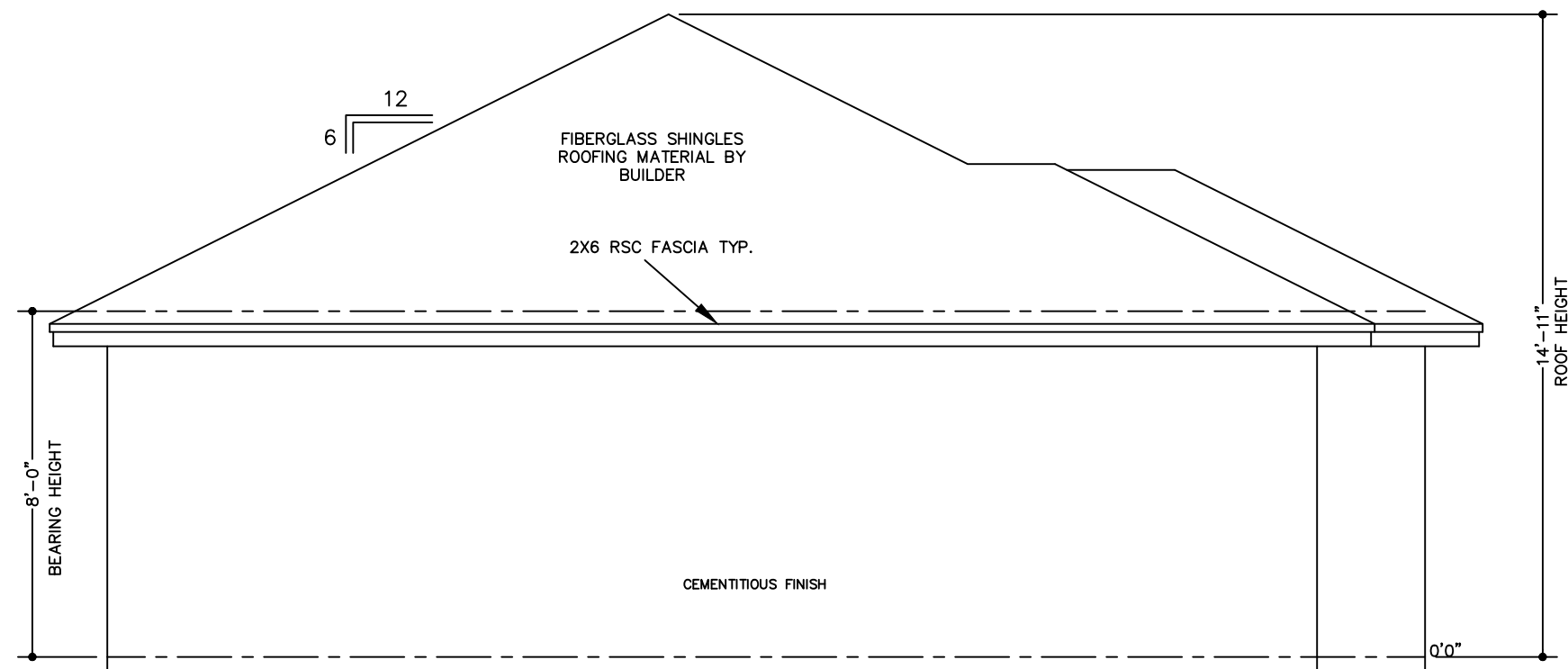
Front Elevation

SCALE: 1/4" = 1'-0"



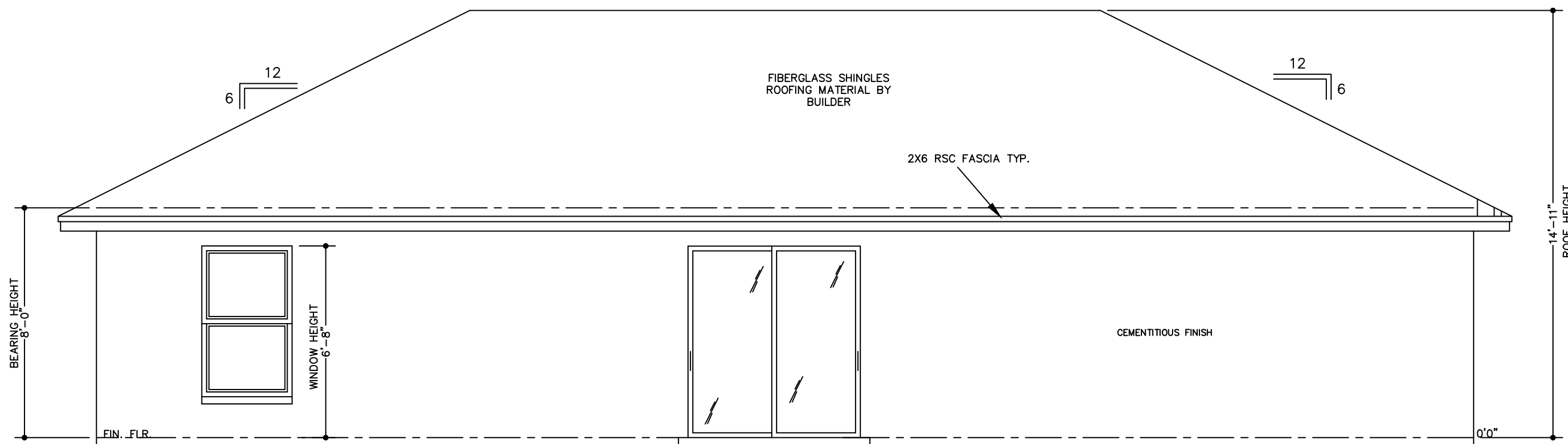
Right Elevation

SCALE: 1/4" = 1'-0"



Left Elevation

SCALE: 1/4" = 1'-0"



Rear Elevation

SCALE: 1/4" = 1'-0"

FIGURE R803.2.3.1 SHEATHING FASTENINGS

R803.2.3.1 Sheathing Fastenings

Wood structural panel sheathing shall be fastened to roof framing in accordance with Table R803.2.3.1. Where the sheathing thickness is 15/32 inches and less, sheathing shall be fastened with ASTM F1667 RSRS-01 (23/64" x 0.1313") nails. Where the sheathing thickness is greater than 15/32 inches, sheathing shall be fastened with ASTM F1667 RSRS-03 (21/2" x 0.1313") nails or ASTM F1667 RSRS-04 (3" x 0.1207") nails. RSRS-01, RSRS-03 and RSRS-04 are ring shank nails meeting the specifications in ASTM F1667.

TABLE R803.2.3.1																	
ROOF SHEATHING ATTACHMENTa, b																	
		WIND SPEED															
		115 mph		120 mph		130 mph		140 mph		150 mph		160 mph		170 mph		180 mph	
Rafter/Truss Spacing 24 in. o.c.		E	F	E	F	E	F	E	F	E	F	E	F	E	F	E	F
		Exposure B															
Rafter/Truss SG = 0.42		6	6	6	6	6	6	6	6	6	6	4	4	4	4	4	4
Rafter/Truss SG = 0.49		6	12	6	12	6	6	6	6	6	6	6	6	6	6	6	6
		Exposure C															
Rafter/Truss SG = 0.42		6	6	6	6	6	6	4	4	4	4	4	4	3	3	3	3
Rafter/Truss SG = 0.49		6	6	6	6	6	6	6	6	6	6	6	6	4	4	4	4
		Exposure D															
Rafter/Truss SG = 0.42		6	6	6	6	4	4	4	4	4	4	3	3	3	3	3	3
Rafter/Truss SG = 0.49		6	6	6	6	6	6	6	6	4	4	4	4	4	4	4	4

E = Nail spacing along panel edges (inches)

F = Nail spacing along intermediate supports in the panel field (inches)

A. For sheathing located a minimum of 4 feet from the perimeter edge of the roof, including 4 feet on each side of ridges and hips, nail spacing is permitted to be 6 inches on center along panel edges and 6 inches on center along intermediate supports in the panel field.

B. Where rafter/truss spacing is less than 24 inches on center, roof sheathing fastening is permitted to be in accordance with the AWC WFCM or the AWC NDS.

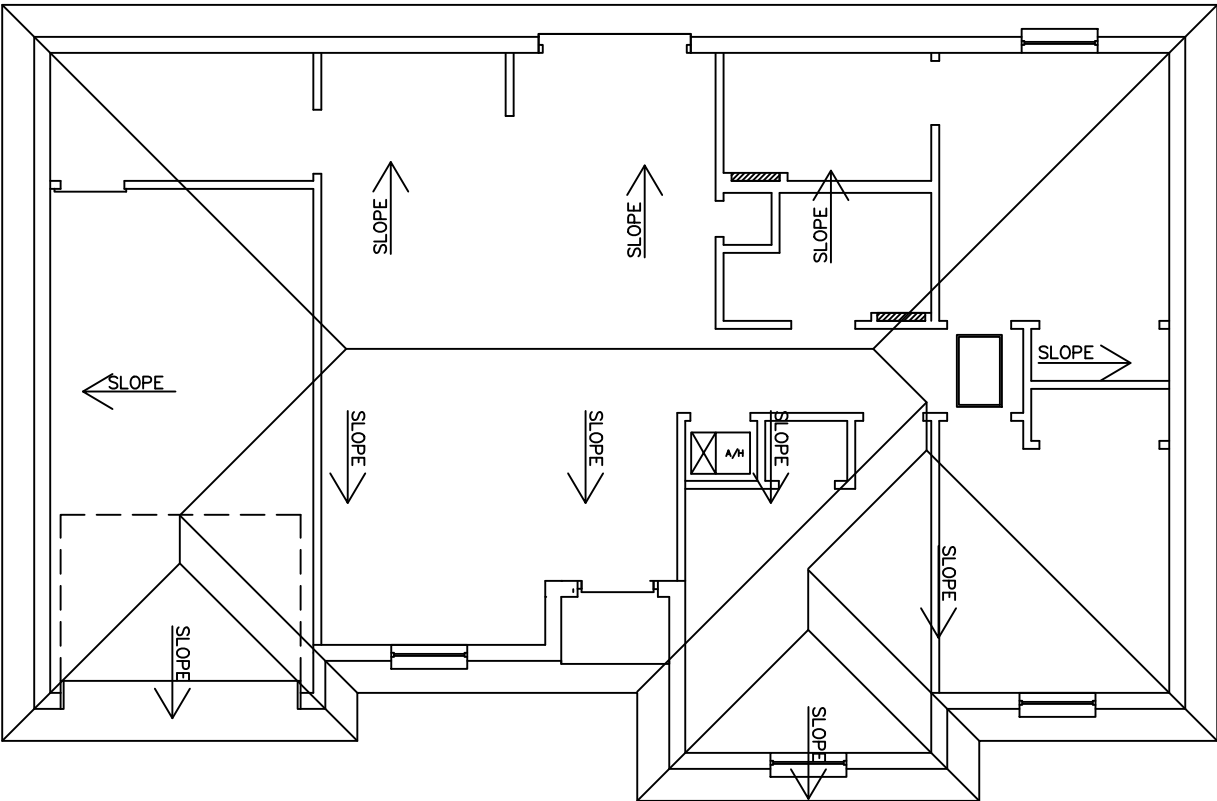
ELEVATION NOTES

- 1.) ALL FRONT ELEVATION BANDING SHALL RETURN INTO RECESSED ENTRY.
- 2.) ALL HOSE BIBS SHALL BE PLACED 6" MIN. ABOVE BANDING.
- 3.) EXTERIOR ELECTRICAL RECEPTACLES ON THE FRONT ENTRY SHALL BE PLACED HORIZONTALLY JUST ABOVE THE FINISH FLOOR.
- 4.) ALL HOSE BIBS SHALL BE PLACED ON THE SIDES & REAR ELEVATIONS UNLESS OTHERWISE SHOWN.

ROOF VENTILATION REQUIREMENTS

ROOF VENTILATION PER 8TH EDITION F.B.C.R. (2023) R806.2 USING THE 1/150TH METHOD. (NOTE: CONTRACTOR TO SUPPLY RIDGE VENT MANUFACTURER'S SPECS TO SHOW RATINGS TO SIZE RIDGE VENT REQUIRED.)

BUILDING/ATTIC AREA / 150 = REQUIRED SQ. FT. OF VENTILATION
1,343/150 = 8.9 REQUIRED SQ. FT. OF VENTILATION



Roof Plan "A"

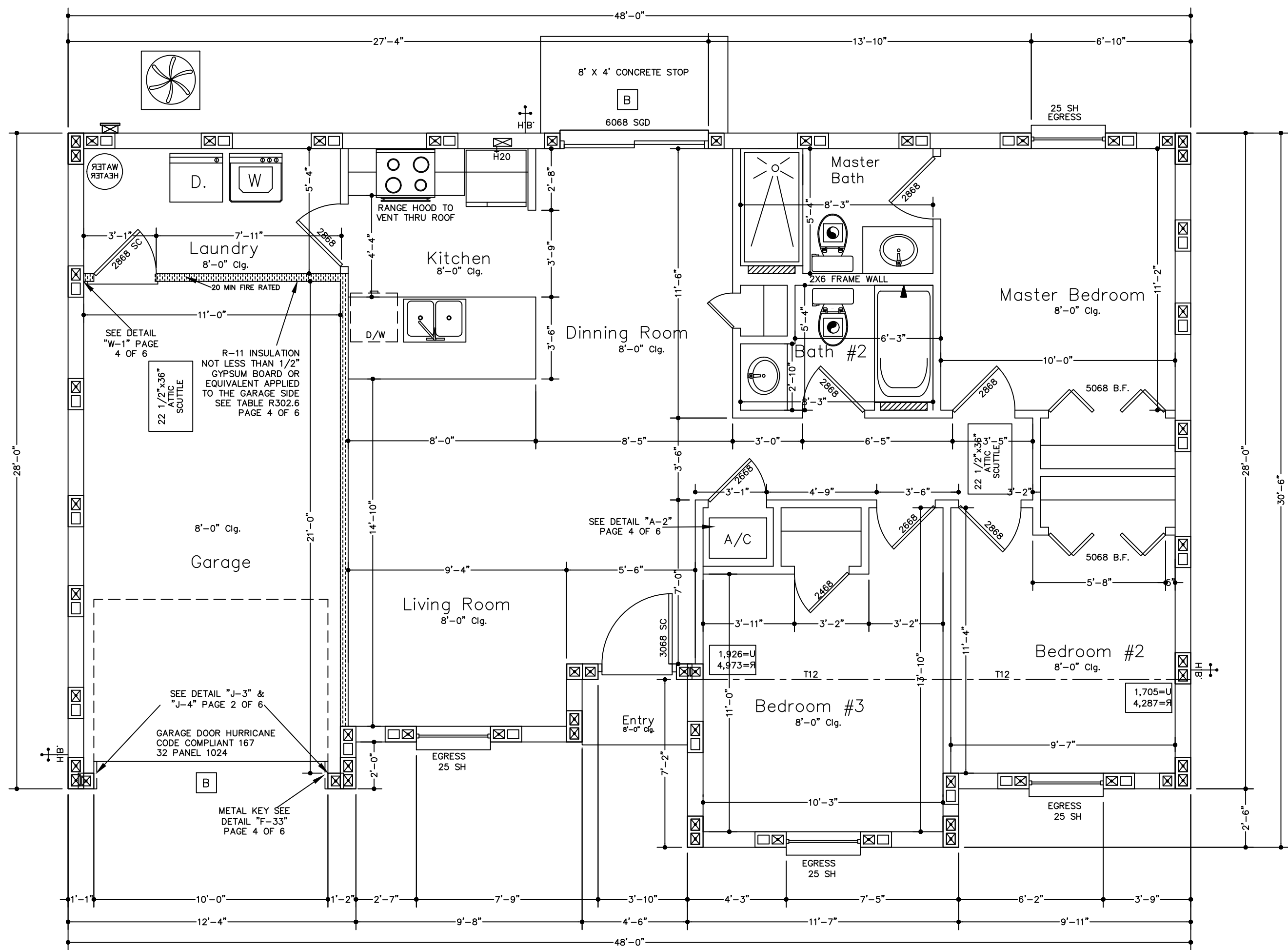
SCALE: 1/8" = 1'-0"

ROOF FLATS = 1,343 SQ. FT.
LIGHT SHADED AREA DEPICTS CATH. CEILINGS
ZONE 2 = 4'-0" FROM EDGE/PEAK TYP.
UNDERLAYMENT TO CONFORM TO REQUIREMENTS OF SECTION R905.1.1 AND TABLE R905.1.1.1.

TABLE R803.2.2		MINIMUM ROOF SHEATHING THICKNESS							
Rafter/Truss Spacing 24 in. o.c.		WIND SPEED							
		115 mph	120 mph	130 mph	140 mph	150 mph	160 mph	170 mph	180 mph
Minimum Sheathing Thickness, inches (Panel Span Rating) Exposure B		7/16 (24/16)	7/16 (24/16)	7/16 (24/16)	7/16 (24/16)	15/32 (32/16)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)
Minimum Sheathing Thickness, inches (Panel Span Rating) Exposure C		7/16 (24/16)	7/16 (24/16)	15/32 (32/16)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	23/32 (48/24)
Minimum Sheathing Thickness, inches (Panel Span Rating) Exposure D		15/32 (32/16)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	23/32 (48/24)	23/32 (48/24)

TABLE R905.1.1(1) UNDERLAYMENT TYPES			
ROOF COVERING	SECTION	MAXIMUM ULTIMATE DESIGN WIND SPEED, $V_{ult} < 140$ MPH	MAXIMUM ULTIMATE DESIGN WIND SPEED, $V_{ult} \geq 140$ MPH
Asphalt shingles	R905.2	ASTM D226 Type I ASTM D4869 Type I, II, III or IV ASTM D6757	ASTM D226 Type II ASTM D4869 Type III or Type IV ASTM D6757
Clay and concrete tile	R905.3	ASTM D226 Type II ASTM D2626 Type I ASTM D6380 Class M mineral-surfaced roll roofing	ASTM D226 Type II ASTM D2626 Type I ASTM D6380 Class M mineral-surfaced roll roofing
Metal roof shingles	R905.4	ASTM D226 Type I or II ASTM D4869 Type I, II, III or IV	ASTM D226 Type II ASTM D4869 Type III or Type IV
Mineral-surfaced roll roofing	R905.5	ASTM D226 Type I or II ASTM D4869 Type I, II, III or IV	ASTM D226 Type II ASTM D4869 Type III or Type IV
Slate and slate-type shingles	R905.6	ASTM D226 Type I ASTM D4869 Type I, II, III or IV	ASTM D226 Type II ASTM D4869 Type III or Type IV
Wood shingles	R905.7	ASTM D226 Type I or II ASTM D4869 Type I, II, III or IV	ASTM D226 Type II ASTM D4869 Type III or Type IV
Wood shakes	R905.8	ASTM D226 Type I or II ASTM D4869 Type I, II, III or IV	ASTM D226 Type II ASTM D4869 Type III or Type IV
Metal panels	R905.10	Manufacturer's instructions	ASTM D226 Type II ASTM D4869 Type III or Type IV
Photovoltaic shingles	R905.16	ASTM D4869 Type I, II, III or IV ASTM D6757	ASTM D4869 Type III or Type IV ASTM D6757

For SI: 1 mile per hour = 0.447 m/s.



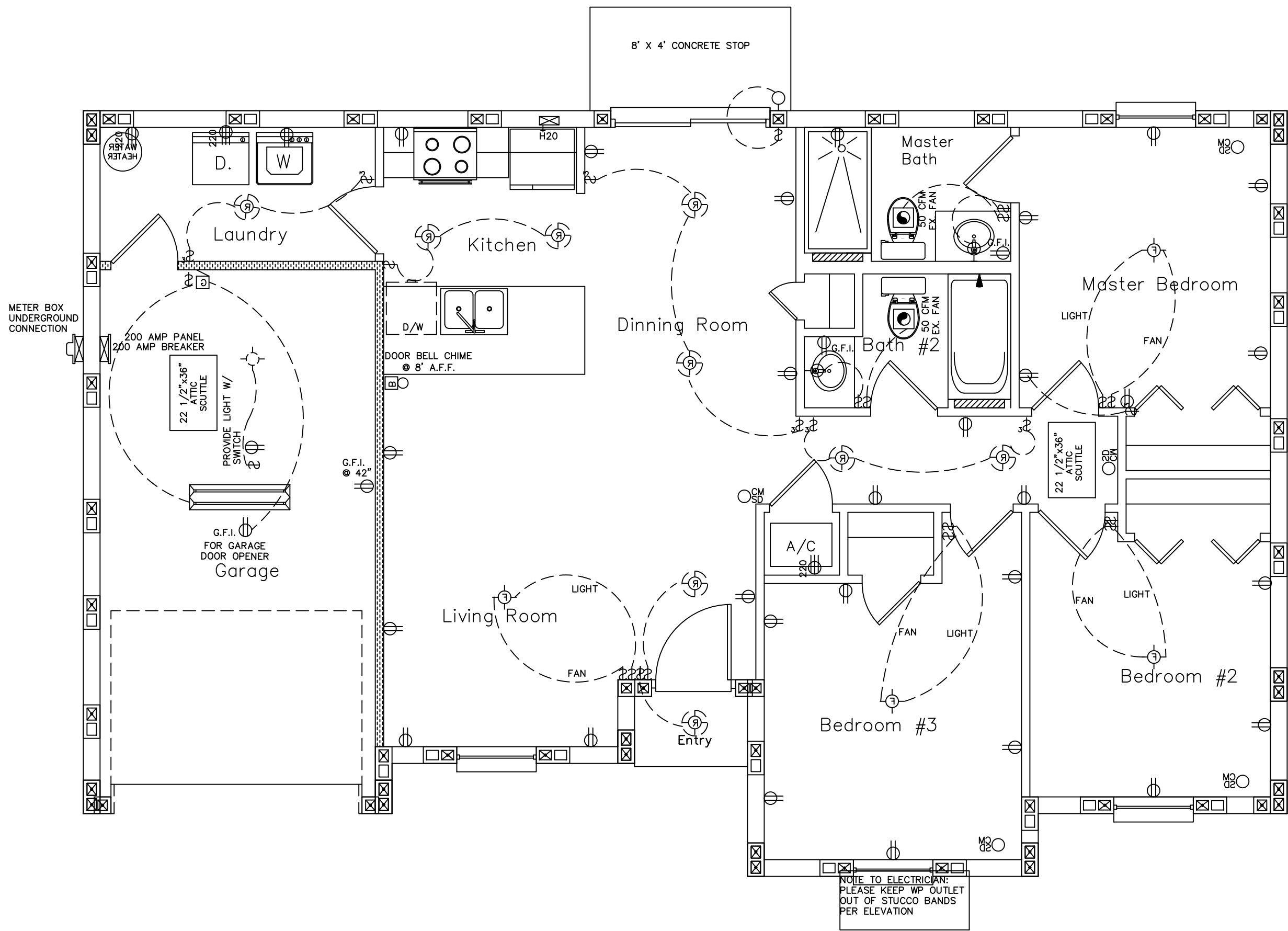
Floor Plan

LINTELS	
A:	8F161T1B
B:	8F162T2B
ALL LINTELS "A" U.N.O	

SQUARE FOOTAGES	
LIVING	1,067 SQ. FT.
ENTRY	13 SQ. FT.
GARAGE	263 SQ. FT.
TOTAL	1,343 SQ. FT.

WALL LEGEND	
	WOOD FRAME WALL
	INSULATED WOOD WALL
	BEARING WOOD FRAME WALL
	8'-0" HIGH BLOCK WALL

LEGEND	
	SHOWER HEAD & WALL MOUNT TUB SPOUT
	SHOWER HEAD ONLY
	HOSE BIB



Electrical Plan

ELECTRICAL LEGEND			
ELECTRICAL			
	OVERHEAD LIGHT FIXTURE		CHIME BOX
	OVERHEAD LIGHT W/FAN BOX		DOOR BELL BUTTON
	RECESSED LIGHT FIXTURE		GARAGE DOOR BUTTON
	RECESSED CAN LIGHT W/ ML TRIM		CEILING FAN CONTROL SWITCH
	EXHAUST FAN/LIGHT COMBO		SINGLE POLE WALL SWITCH
	WALL MOUNTED LIGHT FIXTURE		THREE-WAY WALL SWITCH
	EXHAUST FAN		FOUR-WAY WALL SWITCH
	FLOOD LIGHT FIXTURE		A/C DISCONNECT
	CARBON MONOXIDE SMOKE DETECTOR		2 TUBE FLUORESCENT FIXTURE
	WALL RECEPTACLE		4 TUBE FLUORESCENT FIXTURE
	HALF-HOT RECEPTACLE		18" FLUORESCENT WRAP WALL MOUNT
	GROUND FAULT INTERRUPTER		
	WATER PROOF RECEPTACLE		
	220V. RECEPTACLE		
	RANGE SUPPLY (HOME RUN)		
	DISHWASHER SUPPLY (HOME RUN)		

- ELECTRICAL NOTES:**
- CONTRACTOR TO SHOW &/OR VERIFY LOCATIONS OF ALL HOSE BIBS, TV, & PH JACKS.
 - ALL 120V, SINGLE PHASE, 15 & 20 AMP BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT FAMILY ROOMS, DINING ROOMS LIVING ROOMS PARLORS, LIBRARIES, DENS, BEDROOMS, HALLWAYS OR OTHER SIMILAR ROOMS OR AREAS SHALL BE PROTECTED BY ARC-FAULT CIRCUIT INTERRUPTER, COMBINATION TYPE INSTALLED TO PROVIDE PROTECTION OF THE BRANCH CIRCUIT. ALL RECEPTACLES/OUTLETS INSTALLED IN THE SAME ROOMS OR AREAS SHALL BE TAMPER-RESISTANT.
 - EXTERIOR RECEPTACLES/OUTLETS, (15-20 amp, 125-250v NON-LOCKING) SHALL BE A LISTED WEATHER-RESISTANT TYPE.
ALL RECEPTACLES/OUTLETS IN DAMP LOCATIONS SHALL HAVE AN ENCLOSURE THAT IS WEATHER-PROOF WHEN THE RECEPTACLE/OUTLET IS COVERED AND THE ATTACHMENT PLUG CAP NOT INSERTED AND RECEPTACLES/OUTLETS COVERS CLOSED.
ALL RECEPTACLES/OUTLETS IN WET LOCATIONS SHALL HAVE AN ENCLOSURE THAT IS WEATHER-PROOF WEATHER OR NOT THE ATTACHMENT PLUG IS INSERTED.
 - ELECTRICIAN TO PROVIDE ALL ELECTRICAL LOAD CALCULATIONS, PANEL SCHEDULES AND RISER DIAGRAM IF REQUIRED.
 - ELECTRICAL METER LOCATION SUBJECT TO CHANGE AS PER ELECTRICAL COMPANY'S
 - PROVIDE SMOKE DETECTORS ADJACENT TO AND IN ALL SLEEPING ROOMS.
 - ALL SMOKE DETECTORS SHALL BE HARD WIRED W/ A MINIMUM OF 30 VOLTS AC, BATTERY BACK UP AND INNER WIRED, WHEREAS ANY SMOKE DETECTOR ACTIVATED WILL CAUSE ALL OTHERS TO ACTIVATE.
 - CABLE T.V. & TELEPHONE RECEPTACLE LOCATIONS SHALL BE VERIFIED W/ OWNER BY CONSTRUCTION JOB SUPERINTENDENT ON SITE OR DURING CUSTOMER PLAN REVIEW.
 - FAN / LIGHTS & CEILING LIGHTS ARE TO BE CENTERED IN ROOM UNLESS OTHERWISE

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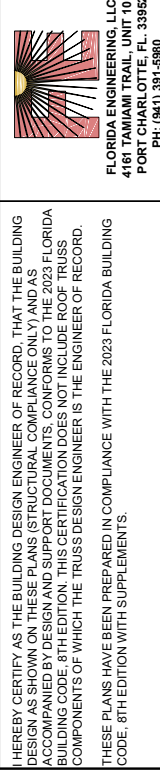
PARCEL #:
2307-111-076

DRAWING BY:
EMILY BRAVO

SCALE:
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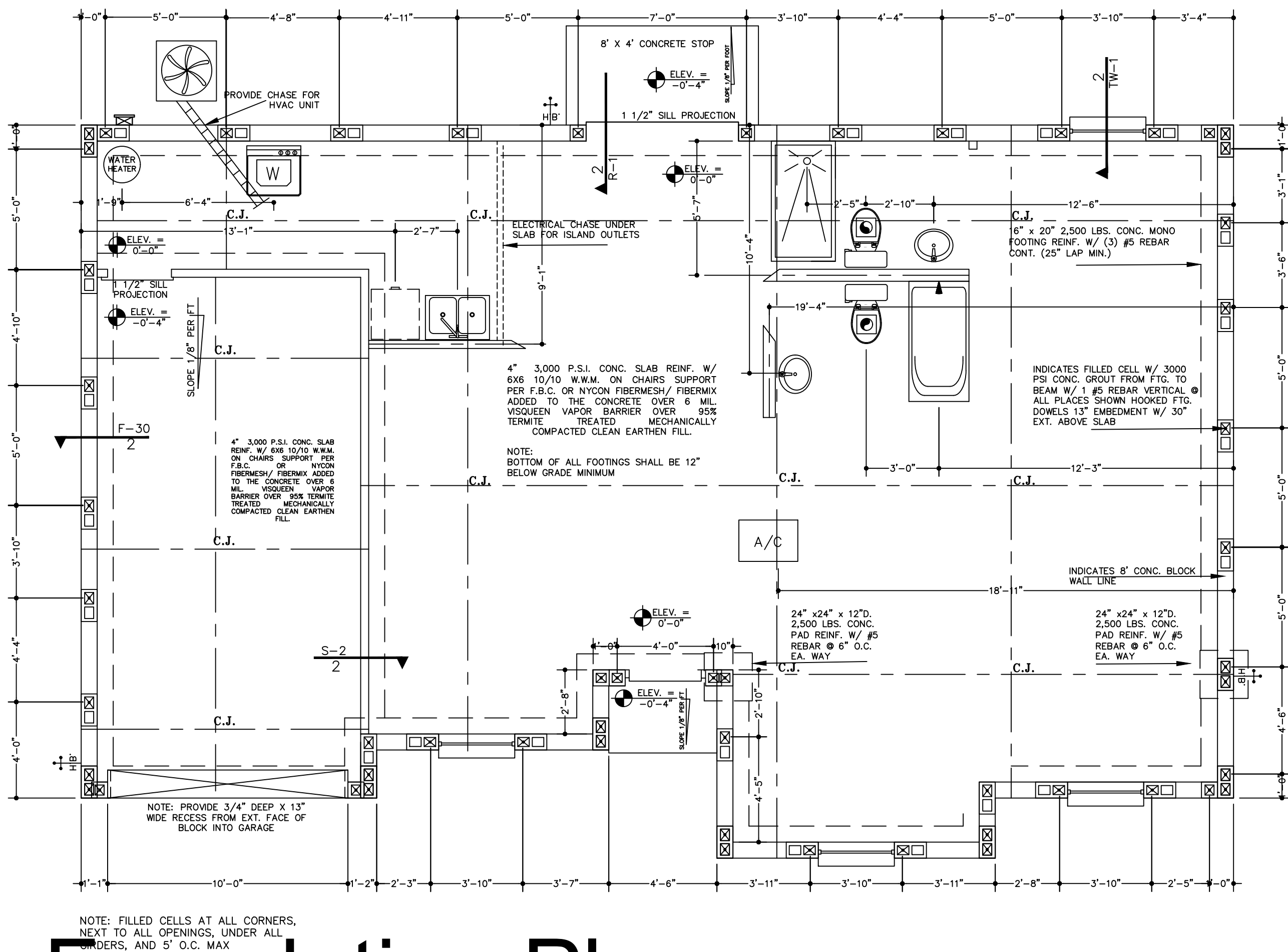
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ENGINEER'S SEAL:



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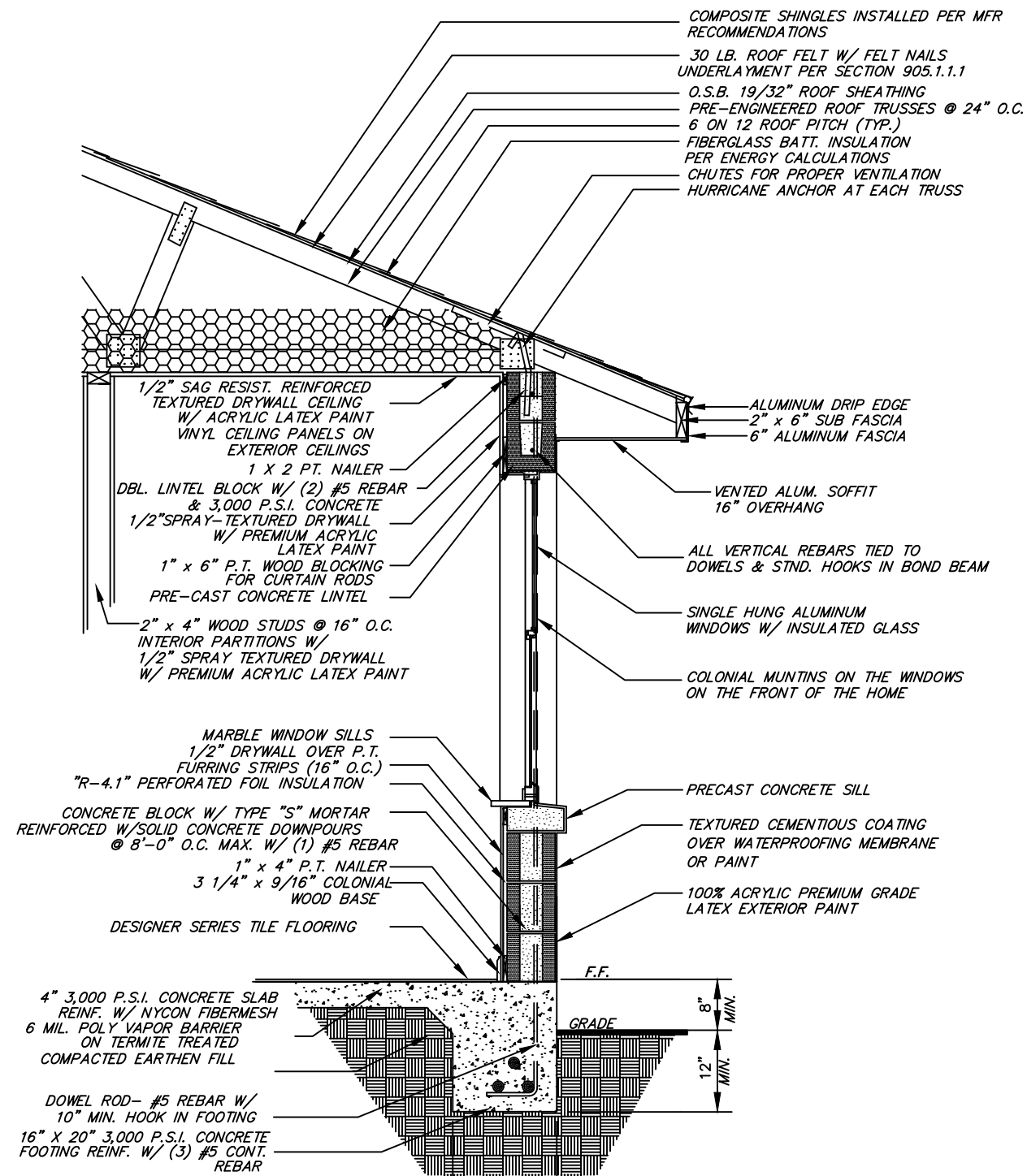
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NOTE: FILLED CELLS AT ALL CORNERS,
NEXT TO ALL OPENINGS, UNDER ALL
DOORS, AND 5' O.C. MAX

Foundation Plan

TW-1 TYPICAL WALL SECTION

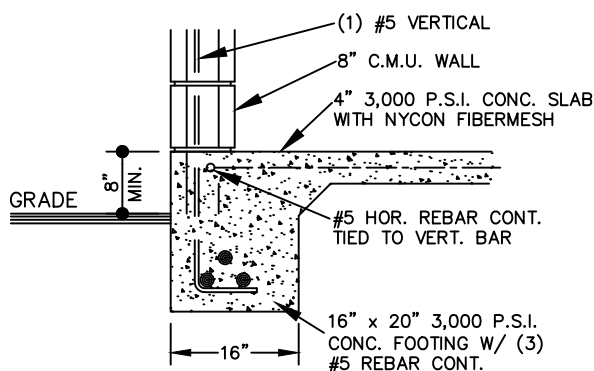


Monolithic Foundation

SCALE: 1/2" = 1'

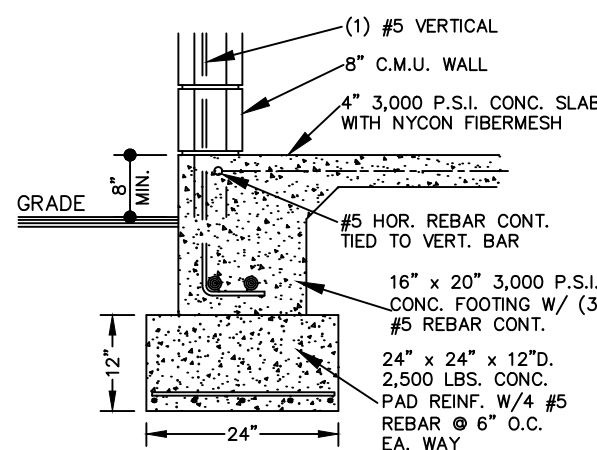
F-26 TYP. HOUSE FOOTER @ 8" BLOCK WALL

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



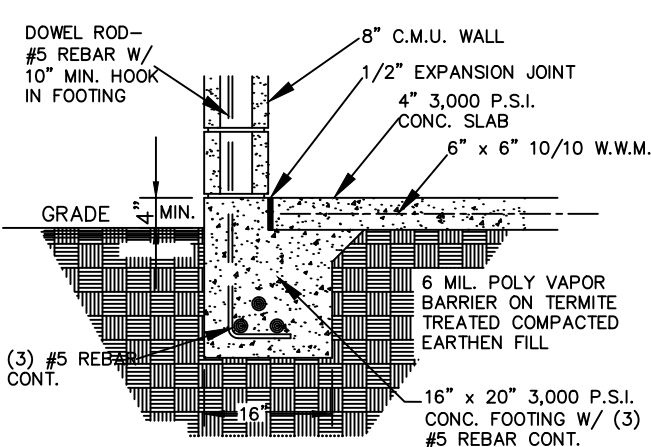
F-26A TYP. HOUSE FOOTER @ 8" BLOCK WALL

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



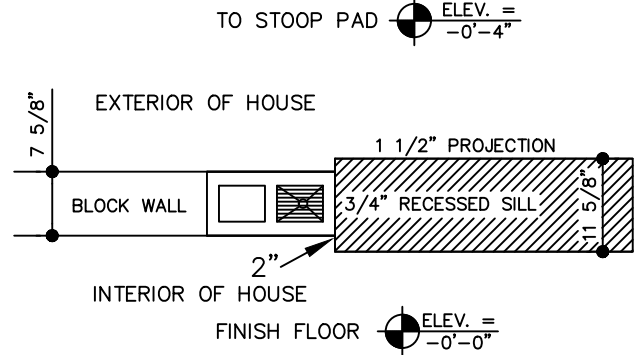
F-30 TYP. GARAGE FOOTER @ 8" BLOCK WALL

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



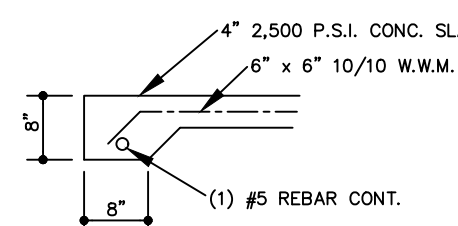
R-1 SLIDING GLASS DOOR RECESSED SILL

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

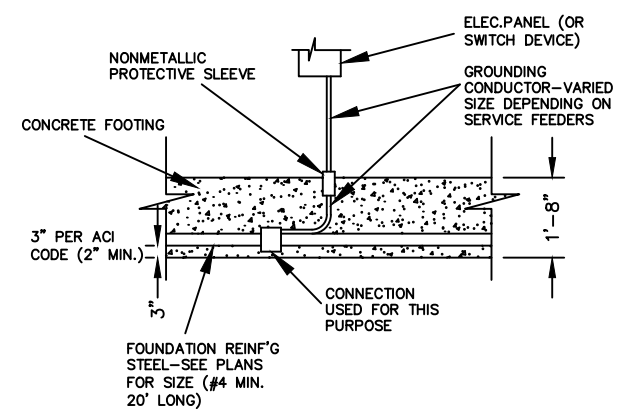


S-1 SLAB DETAIL @ 8" THICKENED EDGE/ NON STRUCTURAL

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



F-30A GROUNDING DETAIL N.T.S.



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

NATIONAL ELECTRIC CODE - NFPA70 2017. GROUNDING ELECTRODES SECTION 250.52(A)(3). CONCRETE-ENCASED ELECTRODE A CONCRETE-ENCASED ELECTRODE SHALL CONSIST OF AT LEAST 20'-0" OF THE FOLLOWING:

- ONE OR MORE BARE OR ZINC GALVANIZED OR THE ELECTRICALLY CONDUCTIVE COATED STEEL REINFORCING BARS OR RODS OF NOT LESS THAN 1/2" IN DIA. INSTALLED IN ONE CONTINUOUS 20'-0" LENGTH, OR IF IN MULTIPLE PIECES CONNECTED TOGETHER BY THE USUALLY STEEL WIRES, EXOTHERMIC WELDING, WELDING, OR OTHER EFFECTIVE MEANS TO CREATE A 20'-0" OR GREATER LENGTH. OR
- BARE COPPER CONDUCTOR NOT SMALLER THAN 4 AWG.

METALLIC COMPONENTS SHALL BE ENCASED BY AT LEAST 2" OF CONCRETE AND SHALL BE LOCATED HORIZONTALLY WITHIN THAT PORTION OF A CONCRETE FOUNDATION OR FOOTING THAT IS IN DIRECT CONTACT WITH THE EARTH OR WITHIN VERTICAL FOUNDATION OR STRUCTURAL COMPONENTS OR MEMBERS THAT ARE IN DIRECT CONTACT WITH EARTH. IF MULTIPLE CONCRETE-ENCASED ELECTRODES ARE PRESENT AT A BUILDING OR STRUCTURE, IT SHALL BE PERMISSIBLE TO BOND ONLY ONE INTO THE GROUNDING ELECTRODE SYSTEM.

ADVISORY NOTE:
CONCRETE INSTALLED WITH INSULATION, VAPOR BARRIERS, FILMS, OR SIMILAR ITEMS SEPARATING CONCRETE FROM THE EARTH IS NOT CONSIDERED TO BE IN "DIRECT CONTACT WITH THE EARTH"

FOUNDATION NOTES

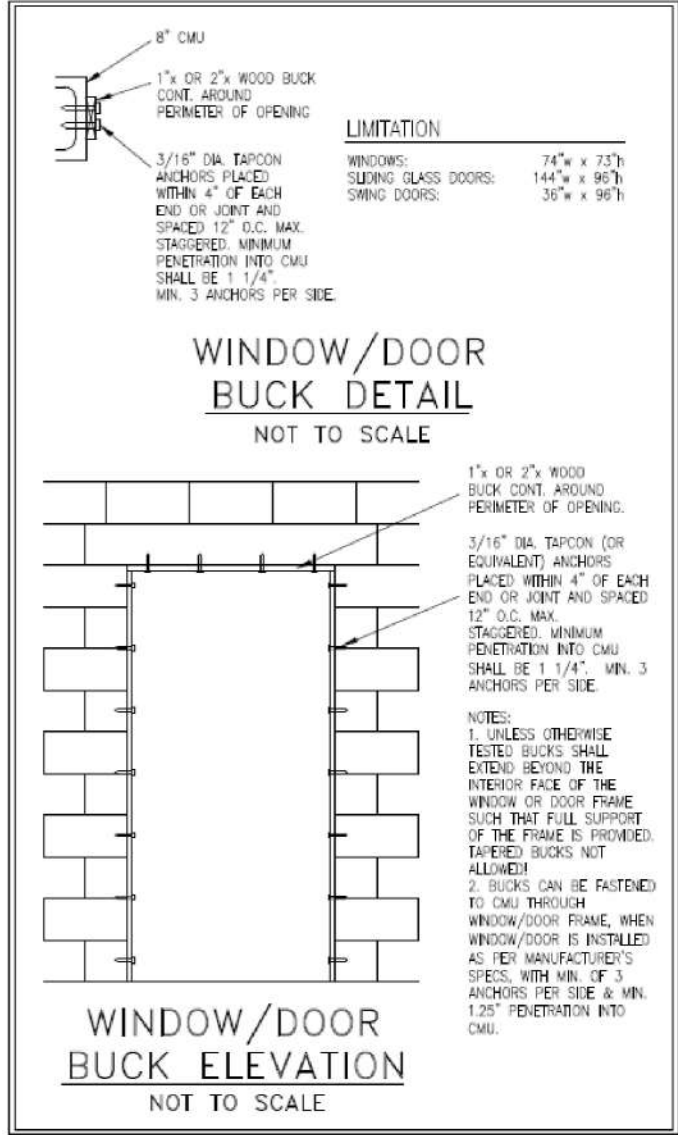
- FRONT ENTRY PORCHES & DOOR STOOPS SHALL BE POURED AT THE SAME TIME THE DRIVEWAY & SIDEWALK ARE BEING POURED.
- POWERS 5/8" x 6" SLEEVE ANCHORS (EMBEDMENT DEPTH=6", TOTAL LENGTH=8 1/2", WHICH HAVE AN ALLOWABLE TENSILE (UPLIFT) LOAD CAPACITY OF 2814#.) MAY BE USED IN LIEU OF THE 5/8" x 9" ANCHOR BOLTS (J-BOLT) AS SHOWN IN THE FOOTING DETAILS AND ON THE PLANS. THESE SLEEVE ANCHORS INSTALLED @ 18" O.C. WILL SUFFICE TO MEET TRUSS (SPACED @ 24" O.C.) UPLIFTS<=3752#. THEREFORE, THEY MAY BE USED IN ALL APPLICATIONS, WITH THE POSSIBLE EXCEPTION OF A GIRDER TRUSS WHERE THE UPLIFT MAY EXCEED 3752#. IN THIS CASE, USE (2) OR MORE AS REQUIRED.

LEGEND

- 8" x 8" x 16" C.M.U.
- C.M.U. W/ 1 #5 VERT. ROD & SOLID POUR
- 8" x 16" x 16" PILASTER BLOCK W/ (4) #5 VERT. BAR & SOLID POUR

NOTE:

FOOTING DESIGN BASED IN TRUSS LOADS FURNISHED BY DULEY TRUSS CO. ANY OTHER MANUFACTURE MAY CHANGE FOOTING DESIGN AND MUST BE APPROVED BY ENGINEER OF RECORD

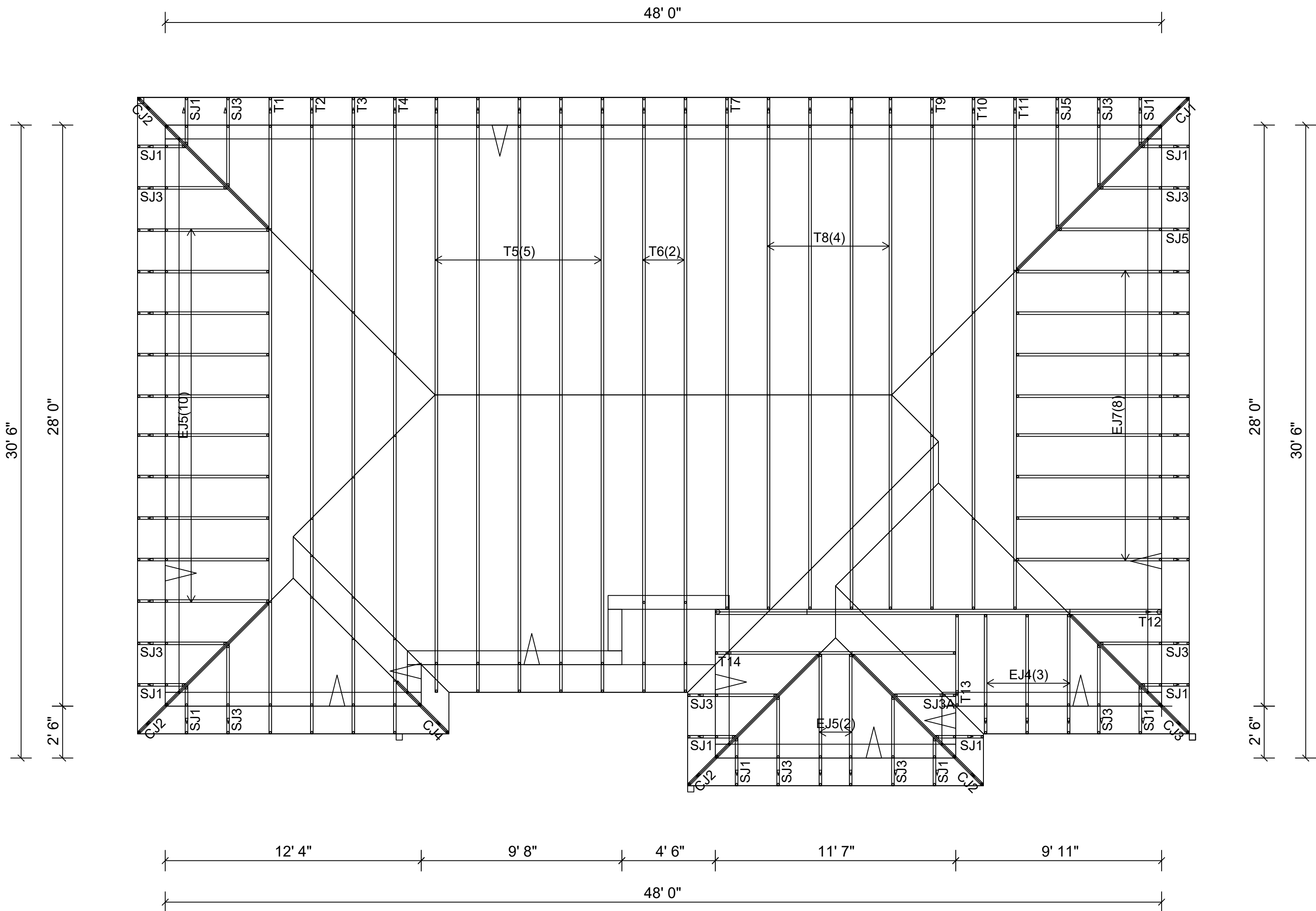


T-1 TYP. TRUSS ANCHORAGE

LOAD VALUES SHOWN HERE ARE FOR USE WITH #2 SOUTHERN YELLOW PINE MEMBERS ONLY TYP. FASTENING: 10d x 1 1/2"

THE HETA PROVIDES AN ENGINEERED METHOD TO ATTACH ROOF TRUSSES SECURELY TO CONCRETE AND MASONRY WALLS. THIS HEAVY EMBEDDED TRUSS ANCHOR FEATURES STAGGERED NAIL PATTERNS TO STRENGTHEN UPLIFT RESISTANCE AND CAN BE USED IN PANS ON SINGLE AND MULTI-BAY TRUSSES. THE WINKLE NAIL CAN BE INSTALLED STRAIGHT OR FIELD-RENT AROUND TRUSS OR RAFTER MEMBERS.

Member	Area	1-Ply Soffit (Per 20' Soffit/Truss)	2-Ply Soffit (Per 20' Soffit/Truss)
Species	Area	Species	Area
2x4	1.00	2x4	1.00
2x6	1.50	2x6	1.50
2x8	2.00	2x8	2.00
2x10	2.50	2x10	2.50
2x12	3.00	2x12	3.00
2x14	3.50	2x14	3.50
2x16	4.00	2x16	4.00
2x18	4.50	2x18	4.50
2x20	5.00	2x20	5.00
2x22	5.50	2x22	5.50
2x24	6.00	2x24	6.00
2x26	6.50	2x26	6.50
2x28	7.00	2x28	7.00
2x30	7.50	2x30	7.50
2x32	8.00	2x32	8.00
2x34	8.50	2x34	8.50
2x36	9.00	2x36	9.00
2x38	9.50	2x38	9.50
2x40	10.00	2x40	10.00
2x42	10.50	2x42	10.50
2x44	11.00	2x44	11.00
2x46	11.50	2x46	11.50
2x48	12.00	2x48	12.00
2x50	12.50	2x50	12.50
2x52	13.00	2x52	13.00
2x54	13.50	2x54	13.50
2x56	14.00	2x56	14.00
2x58	14.50	2x58	14.50
2x60	15.00	2x60	15.00
2x62	15.50	2x62	15.50
2x64	16.00	2x64	16.00
2x66	16.50	2x66	16.50
2x68	17.00	2x68	17.00
2x70	17.50	2x70	17.50
2x72	18.00	2x72	18.00
2x74	18.50	2x74	18.50
2x76	19.00	2x76	19.00
2x78	19.50	2x78	19.50
2x80	20.00	2x80	20.00
2x82	20.50	2x82	20.50
2x84	21.00	2x84	21.00
2x86	21.50	2x86	21.50
2x88	22.00	2x88	22.00
2x90	22.50	2x90	22.50
2x92	23.00	2x92	23.00
2x94	23.50	2x94	23.50
2x96	24.00	2x96	24.00
2x98	24.50	2x98	24.50
2x100	25.00	2x100	25.00
2x102	25.50	2x102	25.50
2x104	26.00	2x104	26.00
2x106	26.50	2x106	26.50
2x108	27.00	2x108	27.00
2x110	27.50	2x110	27.50
2x112	28.00	2x112	28.00
2x114	28.50	2x114	28.50
2x116	29.00	2x116	29.00
2x118	29.50	2x118	29.50
2x120	30.00	2x120	30.00
2x122	30.50	2x122	30.50
2x124	31.00	2x124	31.00
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2x154	38.50	2x154	38.50
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2x180	45.00	2x180	45.00
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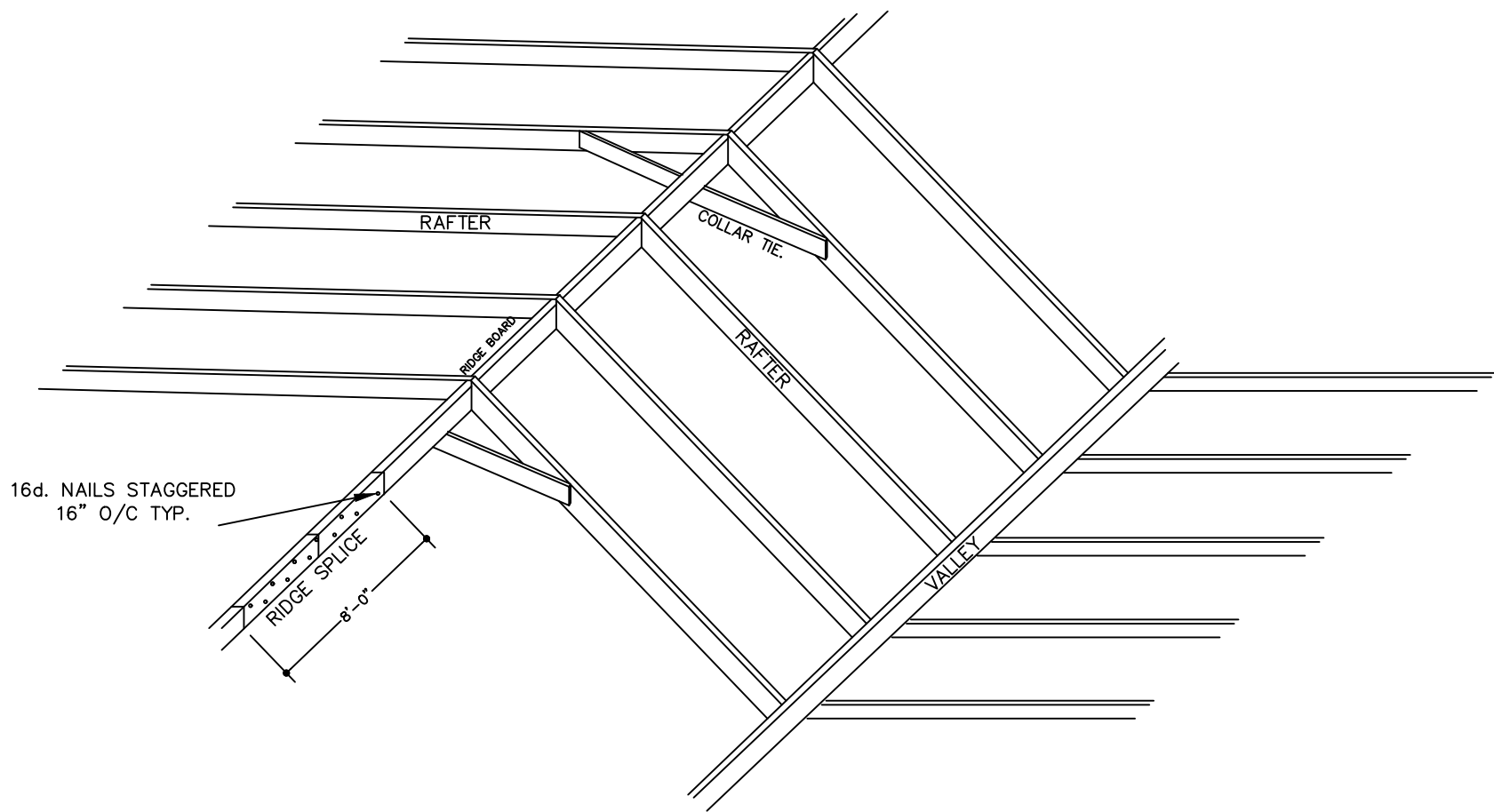


NOTE:
SEE SHEET S-1 FOR TRUSS
CONNECTORS.

Truss Layout

Truss Layout by Duley Truss

VALLEY FRAMING DETAIL



SHINGLE / VALLEY / FLASHING MATERIAL

ROOF SHINGLE APPLICATION SHALL BE INSTALLED IN ACCORDANCE WITH ASTM D3462

ROOF FLASHING AND VALLEY MATERIAL – ALL RAISED VERTICAL WALLS ABOVE ROOF LINE
REQUIRE 4" X 5" (26 GA), AND VALLEYS 24" WIDE (26 GA.) GALVANIZED FLASHING NAILED TO WALL
W/ 1-1/2" ROOFING NAILS @ 12" O.C. & NAILED TO ROOF W/ 1-1/2" ROOFING NAILS @ 12" O.C.

2"x8" #2 S.P. RIDGE & RIDGE SPLICE
2"x6" #2 S.P. RAFTERS 24" O/C.
1"x6" #2 S.P. COLLAR TIE EVERY 3rd RAFTER
RAFTERS ATTACHED TO TRUSSES WITH SIMPSON LTS20 OR EQUIVALENT.

NOTE: SIMPSON MSTA24 STRAP INSTALLED TO TOP OF ALL ENTRY RAFTERS CENTERED OVER RIDGE CAN BE USED IN PLACE OF COLLAR TIES.

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DATE: 03/07/2024	

EBP DESIGN LLC

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ADDRESS:
780 SE 64TH TERRACE OCALA
FL 34472

DESIGN MODEL FOR: SAGAZ LLC	
MODEL NAME: "UTAH"	
PARCEL #: 2307-111-076	
DRAWING BY: EMILY BRAVO	SCALE: 1/4"=1'-0"

REVIEW NOTES:

ENGINEER'S SEAL:

FLORIDA ENGINEERING LLC
PROFESSIONAL ENGINEER
JULY 15, 2015
JULY 15, 2025

STATE OF FLORIDA
JULY 15, 2025

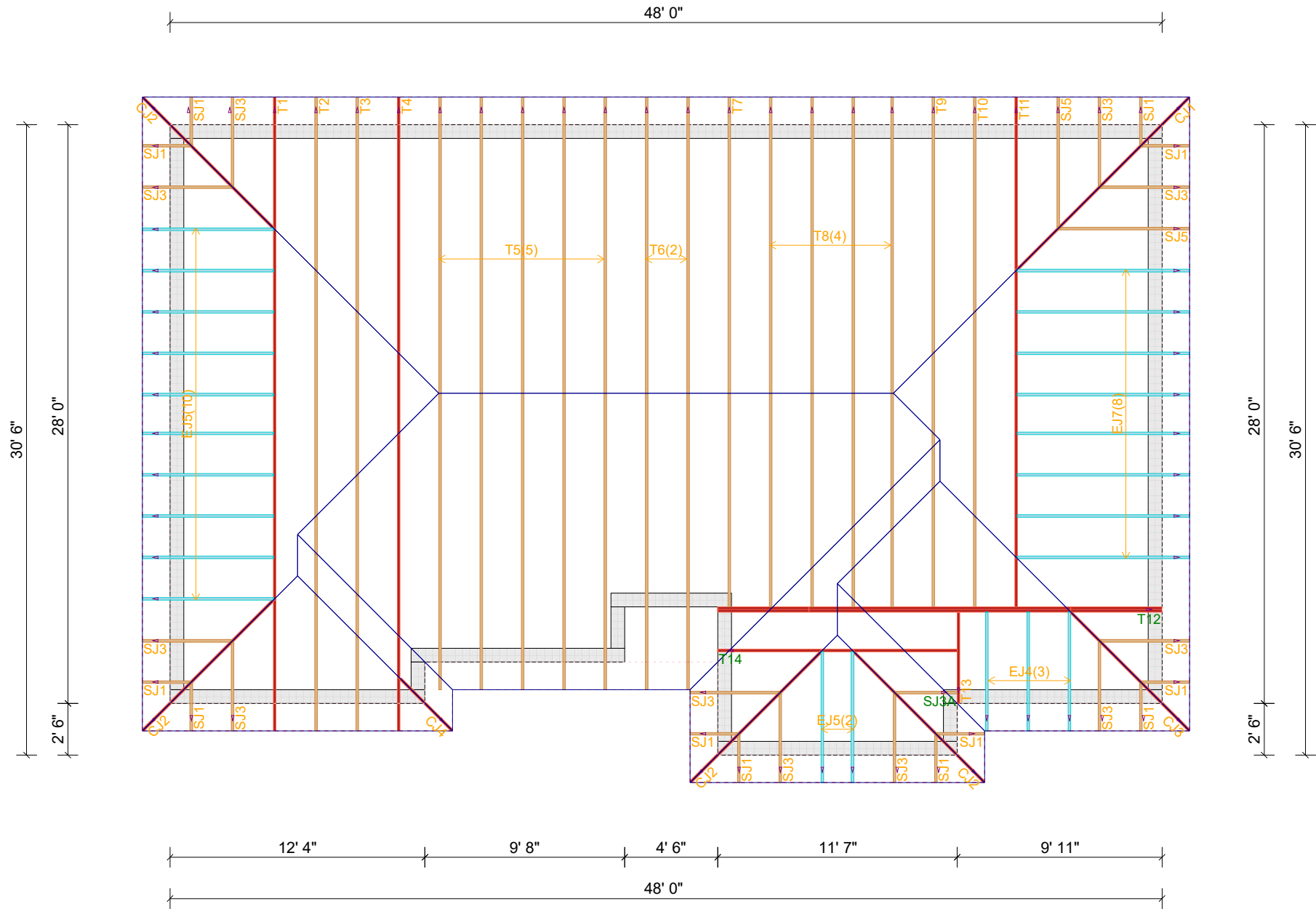
THE TRUSS MANUFACTURER'S LAYOUT APPEARS TO BE IN SUBSTANTIAL COMPLIANCE WITH THE PERMITTING PLANS THAT CONFORM TO 2023 FLORIDA BUILDING CODE, 8TH EDITION AND SUPPLEMENTS. CONTRACTOR MUST VERIFY DIMENSIONS, PITCH, HEEL HEIGHTS, OVERHANGS ETC.

FLORIDA ENGINEERING, LLC COA #30782

Craig E. Gunderson, P.E. #060102



FLORIDA ENGINEERING, LLC
4161 TAMiami TRAIL, UNIT 101
PORT CHARLOTTE, FL 33952
PH: (841) 391-5980
FAX: (841) 979-8198



PRODUCT APPROVAL NUMBER
FL 2197.4
MT20 PLATES
MITEK INDUSTRIES, INC.

Pitch: ---
Overhang: ---

Customer: HOUSE ACCOUNT
Description: UTAH MODEL
Designer: Ryan Sherman

JOB NO.
X0397

GENERAL NOTES:

- THE CONTRACTOR/OWNER IS TO VERIFY ALL SITE CONDITIONS, PROPERTY DIMENSIONS, AND PRODUCT AVAILABILITY, OPENINGS FOR WINDOWS AND DOORS AND ATTACHMENT REQUIREMENTS, DIMENSIONS OF PRODUCTS, INCLUDING APPLIANCES ARE THE RESPONSIBILITY OF THE CONTRACTOR/OWNER.
- ALL STRUCTURAL DESIGN HAS BEEN CARRIED OUT PER THE PROVISIONS OF CHAPTER 16 OF THE BUILDING CODE, AS WELL AS ASCE 7.
- ENGINEERING DESIGNS PROVIDED IN THESE DETAIL SPECIFICATIONS REPRESENT THE MINIMUM DESIGN CRITERIA FOR CONSTRUCTION TO THE CODES IDENTIFIED ABOVE.
- ANY PRODUCT OR MATERIAL SUBSTITUTION IS PERMITTED AS LONG AS THE SUBSTITUTION IS EQUAL TO OR GREATER THAN THE ORIGINAL SPECIFIED PRODUCT ALL TESTING DATA OR PRODUCT VERIFICATION IS THE RESPONSIBILITY OF THE CONTRACTOR THE ENGINEER HAS NOT PROVIDED REVIEW OF SUCH MATERIAL UNLESS OTHERWISE SPECIFIED.
- THE PRESUMPTIVE LOAD-BEARING VALUES OF THE FOUNDATION SOIL IS TO BE 2000PSF BASED ON THE TABLE R401.4.1, OF THE BUILDING CODE.
- ENGINEER HAS NOT PROVIDED ANY JOB SITE INSPECTIONS UNLESS SPECIFICALLY ARRANGED.
- CLADDING PRODUCTS ARE TO BE INSTALLED TO THE MANUFACTURES SPECIFICATIONS, AND TO COMPLY WITH THE BUILDING CODE, AND ASCE7 THE CONTRACTOR IS TO PROVIDE ANY INSTALLATION GUIDELINES OR PRODUCT TESTING REQUIRED BY THE BUILDING OFFICIAL IF REQUESTED.
- ALL CONSTRUCTION WORK AND DESIGN IS SUBJECT TO THE REVIEW AND INTERPRETATION OF THE BUILDING OFFICIALS. CONTRACTOR ACKNOWLEDGES THAT ADDITIONAL ENGINEERING DETAILS, AND/OR REQUIREMENTS MAY BE REQUESTED/REQUIRED BY THE PERMITTING AUTHORITY HAVING JURISDICTION, AND SUCH REQUIREMENTS MAY ALTER THE ORIGINAL PROPOSED DESIGN THESE ADJUSTMENTS COULD SUBJECT THE CONTRACTOR TO ADDITIONAL EXPENSES AND ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- HOMEOWNER ASSOCIATION, DEED RESTRICTIONS AND ZONING REQUIREMENTS, ETC. ARE THE RESPONSIBILITY OF THE CONTRACTOR AND NO VERIFICATION OR COMPLIANCE IS EXPRESSED OR IMPLIED BY THE ENGINEER
- THE STRUCTURE HAS BEEN DESIGNED TO BE SELF-SUPPORTING AND STABLE WHEN CONSTRUCTION IS COMPLETE THE CONTRACTOR IS RESPONSIBLE FOR ERECTION PROCEDURES AND SEQUENCE OF SUCH TO PROVIDE SAFETY OF WORKERS, THE BUILDING AND ALL COMPONENTS OF THE BUILDING ALL TEMPORARY BRACING IS THE RESPONSIBILITY OF THE CONTRACTOR
- THE CONTRACTOR IS RESPONSIBLE TO PROVIDE POSITIVE DRAINAGE FROM THE STRUCTURE OR BUILDING TO ALL APPLICABLE CODES AND ORDINANCES. SITE DRAINAGE IS ALSO THE CONTRACTORS RESPONSIBILITY THE ENGINEER HAS ACKNOWLEDGED NO REVIEW, COMMENT OR COMPLIANCE.
- NO ENVIRONMENTAL STUDIES HAVE BEEN PERFORMED BY THE ENGINEER, AND IF REQUIRED ARE THE RESPONSIBILITY OF THE CONTRACT.
- THE DESIGN OF ALL PRE-ENGINEERED ROOF TRUSSES INCLUDING GIRDERS FLOOR TRUSSES, AND ALL BEAMS ARE TO BE DESIGNED TO MEET THE BUILDING CODE WITH SUPPLEMENTS, AND ASCE 7. THE DESIGN IS TO INDICATE THE ENGINEER OF RECORD AND BEAR THE SEAL OF SUCH ENGINEER. ALL LATERAL AND CROSS BRACING REQUIRED IS TO BE SPECIFIED BY THE DESIGNER. THE TRUSS OR FLOOR SYSTEM DESIGN SHALL NOT EXERT LATERAL LOADS ON ANY WALL SYSTEM, INTERIOR OR EXTERIOR. THE DESIGN IS TO ALSO INDICATE THE MAGNITUDE OF THE LOADS AND ANY PROVISIONS REQUIRED. THE CONTRACTOR ASSUMES THE RESPONSIBILITY OF REVIEW OF THE PRE-ENGINEERED SYSTEMS AND ANY COMPLIANCE NECESSARY. ANY DEVIATION FROM THE PROPOSED DESIGNS MAY REQUIRE ADDITIONAL REVIEW AND MODIFICATION.
- ALL PERMANENT TRUSS BRACING, IN ADDITION TO TRUSS BRACING SPECIFIED BY THE TRUSS ENGINEER SHALL BE INSTALLED PER THE DETAIL IN THESE SHEETS, AND IN ACCORDANCE TO BWT-76 AND HIB-91
- ALL MATERIAL INSTALLATIONS ARE TO BE PER THE CODES AND STANDARDS REFERENCED

FASCIA & SOFFIT VENTING:

- MINIMUM 2"x4" SUB FASCIA NAILED TO TRUSS TAILS W/ (2) 16d NAILS AT EACH TRUSS - (EACH PLY WHEN MULTIPLE TRUSS.
- TYPICAL DRIP EDGE & SOFFIT FASCIA INSTALLED TO MFG. SPECIFICATIONS
- SEE ALUMINUM ENGINEERING SPECIFICATIONS SUPPLIED BY OTHERS FOR FASCIA OR OVERHANG REQUIREMENTS WHEN SCREEN ENCLOSURES OR STRUCTURAL GUTTERS ARE DESIGNED TO BE ATTACHED TO FASCIA. NO VENTING IF USING SPRAY FOAM INSULATION
- SOFFITS SHALL BE CAPABLE OF RESISTING THE DESIGN PRESSURES SPECIFIED IN TABLE R301.2(2).
- ENTRY LANAI CEILING SPECIFICATION OPTIONS:
 - 1" SAG RESISTANT GYPSUM BOARD OVER 1"x4" P.T. FURRING STRIPS NAILED @ 16" O.C. W/ (2) 8d NAILS EACH TRUSS
 - 2" NOMINAL PLYWOOD OR OSB FASTENED W/ 8d NAILS 6" O.C. OR 3/4" X 1 1/2" STAPLES 4" O.C.
 - 5/8" SAG RESISTANT EXTERIOR DRYWALL.

GENERAL STRUCTURAL NOTES:

- THE STRUCTURAL DRAWINGS SHALL BE USED IN CONJUNCTION WITH THE DRAWINGS OF ALL OTHER DISCIPLINES AND THE SPECIFICATIONS. THE CONTRACTOR SHALL VERIFY THE REQUIREMENTS OF THE TRADES AS TO SLEEVES, CHASES, HANGERS, INSERTS, ANCHORS, HOLES, AND OTHER ITEMS TO BE PLACED OR SET IN THE STRUCTURAL WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH ALL SAFETY PRECAUTIONS AND REGULATIONS DURING WORK. THE ENGINEER WILL NOT ADVISE ON NOR ISSUE DIRECTION AS TO SAFETY PRECAUTIONS AND PROGRAMS.
- THE STRUCTURAL DRAWINGS REPRESENT THE FINISHED STRUCTURE AND DO NOT INDICATE THE METHODS OR MEANS OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL TEMPORARY GUYING AND BRACING REQUIRED TO ERECT AND HOLD THE STRUCTURE IN PROPER ALIGNMENT UNTIL ALL STRUCTURAL WORK AND CONNECTIONS HAVE BEEN COMPLETED. THE INVESTIGATION, SAFETY, DESIGN ADEQUACY AND INSPECTION OF ERECTION BRACING, TEMPORARY SUPPORTS ETC. IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- THE ENGINEER SHALL NOT BE RESPONSIBLE FOR THE METHODS, TECHNIQUES AND SEQUENCES OR PROCEDURES TO PERFORM THE WORK. THE SUPERVISION OF THE WORK IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- DRAWINGS INDICATE GENERAL AND TYPICAL DETAILS OF CONSTRUCTION, WHERE CONDITIONS ARE NOT SPECIFICALLY SHOWN, THE STANDARD DETAILS CONTAINED IN THE ENGINEER OF RECORD DETAIL SHEETS SHALL BE USED.
- LOADING APPLIES TO THE STRUCTURE DURING THE PROCESS OF CONSTRUCTION SHALL NOT EXCEED THE SAFE LOAD CARRYING CAPACITY OF THE STRUCTURAL MEMBERS. THE LIVE LOAD USED IN THE DESIGN OF THIS STRUCTURE ARE INDICATED IN THE "DESIGN CRITERIA NOTES". DO NOT APPLY ANY CONSTRUCTION LOADS UNTIL THE STRUCTURAL FRAMING IS PROPERLY CONNECTED TOGETHER AND UNTIL ALL TEMPORARY BRACING IS IN PLACE.
- GARAGE TO LIVING DOOR TO BE SOLID W/ 20 MINUTE FIRE RATING & SELF CLOSING HINGES.
- GARAGE TO DWELLING SEPARATION TO HAVE 3/4" GYPSUM BOARD ON GARAGE SIDE WALLS & 5/8" TYPE "X" ON CEILINGS W/ HABITABLE ROOMS ABOVE PER FBC 2023 R302.6.
- WALL SECTIONS 4 FOOT OR GREATER IN LENGTH W/ VERTICAL REBAR IN A FILLED CELL AT EACH END SHALL BE CONSIDERED A SHEAR WALL. FILLED CELLS ARE REQUIRED W/ VERTICAL #5 REBAR ON EACH SIDE OF WINDOWS, DOORS & OPENINGS ALSO AT ALL CORNERS & UNDER ALL GIRDER TRUSSES & BEAMS.

SITE PREPARATION NOTES:

- THE BUILDING SHALL BE PREPARED AND TESTED IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER.
- IF THE SITE PREPARATION REQUIREMENTS ARE NOT SPECIFIED BY A GEOTECHNICAL REPORT THE FOLLOWING PROCEDURES SHOULD BE USED AS A MINIMUM.
 1. WITHIN AN AREA A MINIMUM OF 5 FEET BEYOND THE BUILDING LIMITS EXCAVATE A MINIMUM OF 4" OF EXISTING SOIL. REMOVE ALL ORGANICS, PAVEMENT, ROOTS, DEBRIS AND OTHERWISE UNSUITABLE MATERIAL
 2. THE SURFACE OF THE EXPOSED SUBGRADE SHALL BE INSPECTED FOR POCKETS OF SOFT OR UNSUITABLE MATERIAL. EXCAVATE UNSUITABLE SOIL AS DIRECTED BY THE GEOTECHNICAL ENGINEER/TESTING AGENCY
 - 2.3. FILL ALL EXCAVATED AREAS WITH APPROVED CONTROLLED FILL PLACE IN 8-INCH LIFTS AND COMPACT TO A MINIMUM OF 95% OF THE MAXIMUM DRY DENSITY BASED ON THE MODIFIED PROCTOR TEST
 - 2.4. ALL CONTROLLED FILL MATERIAL SHALL BE A SELECT GRANULAR MATERIAL FREE FROM ALL ORGANICS OR OTHERWISE DELETERIOUS MATERIAL
 - 2.5. PROVIDE FILL DENSITY TESTS FOR EACH 1,500 SF OF BUILDING AREA FOR EACH LIFT OF CONTROLLED FILL

APPLICABLE CODES :

2023 FLORIDA BUILDING CODE, 8th EDITION
2023 FLORIDA BUILDING CODE, 8th EDITION, BUILDING
2023 FLORIDA BUILDING CODE, 8th EDITION, RESIDENTIAL
2023 FLORIDA BUILDING CODE, 8th EDITION, EXISTING BUILDING
2023 FLORIDA BUILDING CODE, 8th EDITION, MECHANICAL
2023 FLORIDA BUILDING CODE, 8th EDITION, PLUMBING
2023 FLORIDA BUILDING CODE, 8th EDITION, FUEL GAS
2023 FLORIDA BUILDING CODE, 8th EDITION, ACCESSIBILITY CODE
2023 FLORIDA BUILDING CODE, 8th EDITION, ENERGY CONSERVATION
2020 NATIONAL ELECTRIC CODE
2023 NFPA 8th EDITION
2018 NFPA 101-LIFE SAFETY CODE

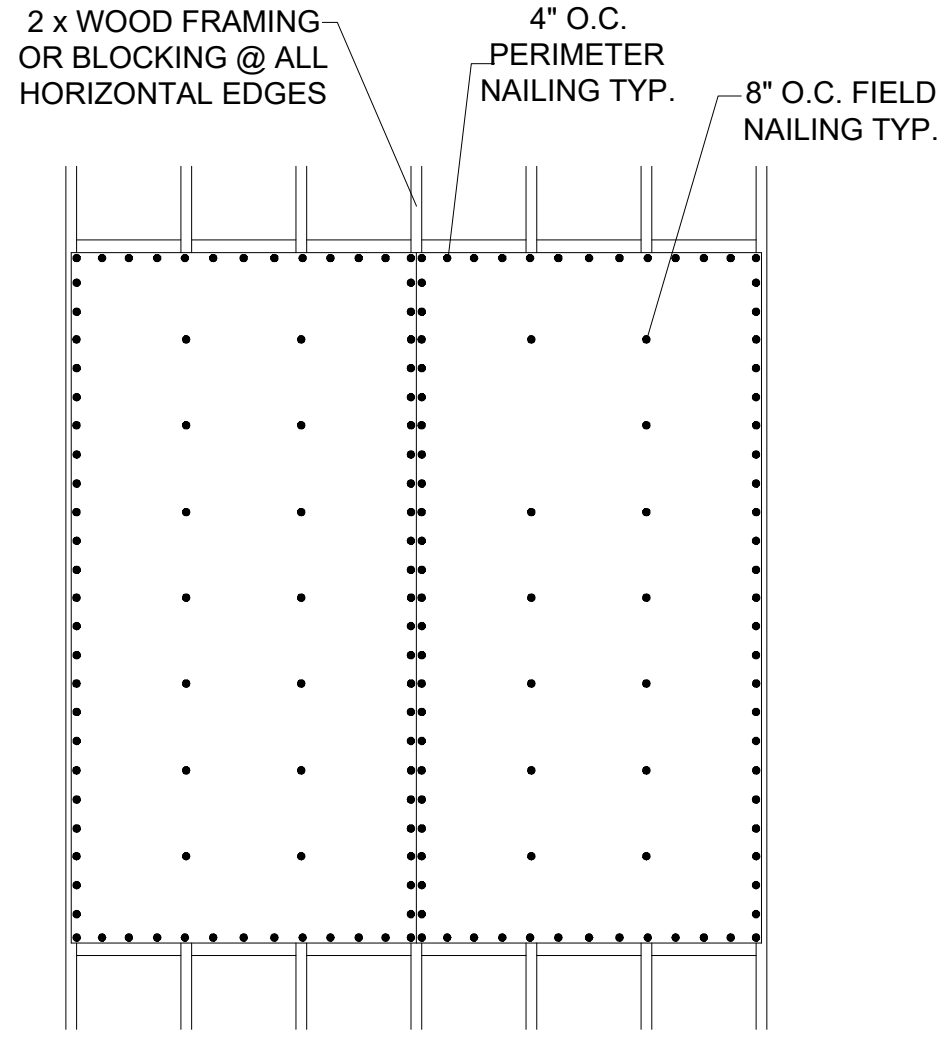
APPLICABLE STANDARDS:

ASCE 7-22: MIN. DESIGN LOADS ON BUILDINGS AND OTHER STRUCTURES
ACI 318-19: BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE
AISC STEEL CONSTRUCTION MANUAL (LATEST EDITION)
TMS 402/602-16: BUILDING CODE REQUIREMENTS AND SPECIFICATIONS FOR MASONRY STRUCTURES
AWC 2018 NATIONAL DESIGN SPECIFICATION FOR WOOD W/ ALL SUPPLEMENTS
AWC 2018 SPECIAL DESIGN PROVISIONS FOR WIND AND SEISMIC W/ COMMENTARY
AWS D1.1 STRUCTURAL WELDING CODE FOR STEEL (2020)
ALUMINUM DESIGN MANUAL 2020

- GENERAL VALLEY NOTES:
1. RAFTERS TO BE 2x4 SPACED 24" O.C. UP TO 8 FT., USE 2x6 UP TO 12 FT.
 2. RAFTER LENGTHS (FROM RIDGE TO CLEAT) OVER 12'-0" TO HAVE 2x4 COLLAR TIE OR KICKER @ 1/3 RAFTER SPAN (UP TO 24 FT. MAX. RAFTER LENGTH)
 3. RIDGE BOARD SHALL BE 2x6 MIN. OR 2x4 RAFTERS & 2x8 MIN. FOR 2x6 RAFTERS
 4. ATTACH RAFTERS 4 FT. OR LONGER TO RIDGE BOARD & CLEAT USING (1) SIMPSON H2.5 CONNECTOR, NAILED W/ (8) 8d & ALL OTHERS TOE-NAIL W/ 10d.
- (1) H2.5 @ END OF EA-FRAMING MEMBER (SEE VALLEY NOTE #4)
- (2) 2x4 CLEAT UNDER VALLEY FRAMING-ANCHOR TO EA. TRUSS BELOW W/ (4) 10d NAILS FOR VALLEY RAFTERS UNDER 6 FT. & LESS. OVER 6 FT. USE H2.5 CLIPS. IF CLEAT IS OVER SHEATHING & VALLEY RAFTER IS OVER 6 FT. USE (1) 3/4" x 4" L.G. LAG SCREW W/ 1" WASHER PER CLEAT OR CUT SLOT & BEND HIGHER RT1212 LG. OR EQUIV. AROUND TRUSS BELOW SPACED (3) TRUSSES MAXIMUM
- (3) 10d GUN NAILS- EACH END
- COLLAR TIE (AS REQ'D) SEE GENERAL VALLEY NOTES
- SIMPSON HUS26 FASTENED TO TRUSSES BELOW PEAK OF PREVIOUS TRUSS

VALLEY FRAMING DETAIL

SCALE: N.T.S.

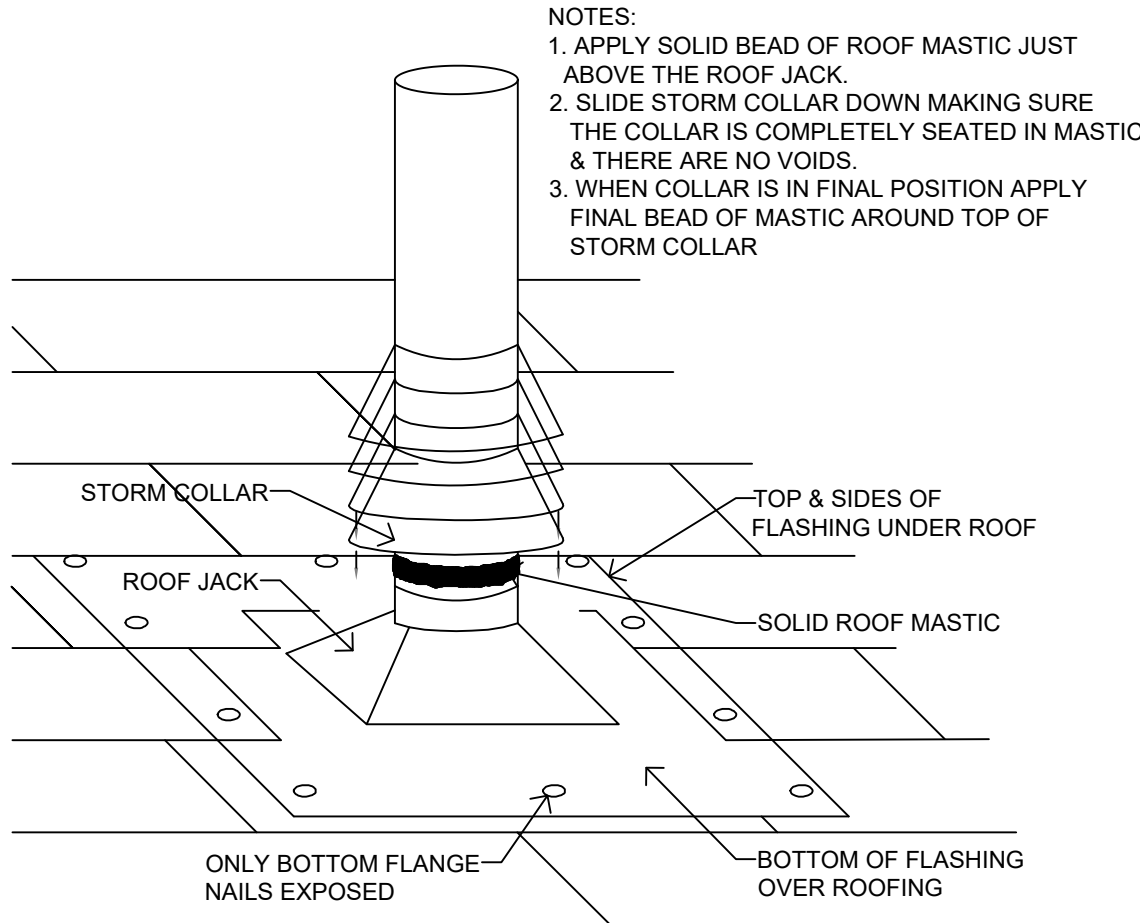


1. PROVIDE MIN. 7/16" SHEATHING w/ 8d COMMON NAILS @ 4" & 8" SPACING.
2. SHEATHING SHALL BE INSTALLED W/ FACE GRAIN PARALLEL TO STUDS.
3. ALL HORIZONTAL JOINTS SHALL BE INSTALLED OVER FRAMING OR BLOCKING.
4. SINGLE STORY APPLICATION: SHEATHING SHALL BE ATTACHED TO BOTTOM PLATE & TOP MEMBER OF DOUBLE TOP PLATE.

NOTE:
WALL SHEATHING TO BE USED AS SHEAR WALL & UPLIFT RESISTANCE.
SEE FLOOR PLANS FOR SHEAR WALL SEGMENT ANCHOR REQUIREMENTS.

TYPE II WALL SHEATHING NAILING REQUIREMENTS

SCALE: N.T.S.

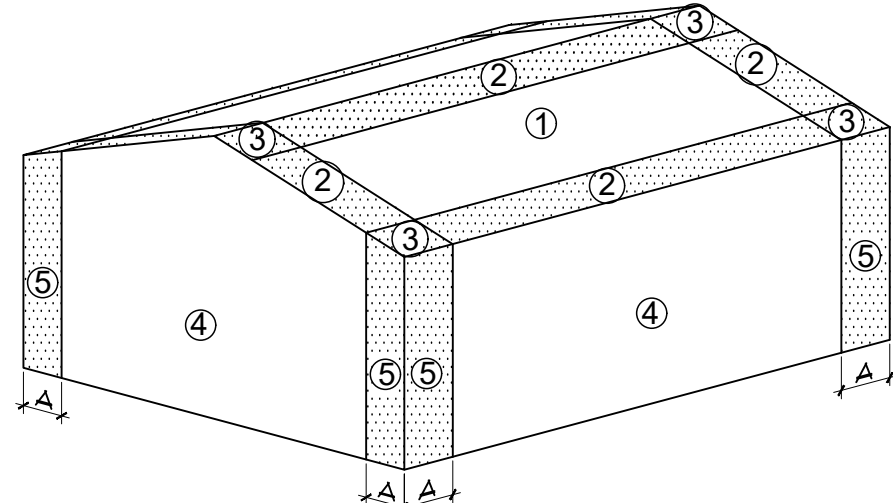


VENT PIPE PENETRATION

SCALE: N.T.S.

ROOF PLAN NOTES

1. MINIMUM PRE-FABRICATED ROOF TRUSS DESIGN LOADS TO BE:
TOP CHORD LIVE LOAD: 20 P.S.F.
TOP CHORD DEAD LOAD: 20 P.S.F.
BOTTOM CHORD: 10 P.S.F.
TOTAL OF 50 P.S.F.
2. TRUSS ENGINEER IS RESPONSIBLE FOR THE DESIGN OF TRUSS SYSTEM, ROOF FRAMING PLAN & MUST PROVIDE ENGINEERING FOR ALL TRUSSES, TRUSS TO TRUSS CONNECTORS, BEAM BUCKETS/HANGER & UPLIFT DESIGN LOADS. ALL OF WHICH SHALL BE CLEARLY & COMPLETELY SPECIFIED ON TRUSS MANUFACTURER'S ENGINEERING DOCUMENTS.
3. ALL FLASHING & EAVE METAL TO BE 26 GAUGE, G-90 GALV. STEEL. FLASHING TO BE INSTALLED AT ALL WALL/ ROOF INTERSECTIONS, GUTTERS (IF APPLICABLE) WHEREVER THERE IS A CHANGE IN ROOF SLOPE / DIRECTION EXCEPT HIP & RIDGE JUNCTIONS & ALL AROUND ROOF OPENINGS.



DESIGN WIND PRESSURES: REFER TO FIG R301.2(7) COMPONENT AND CLADDING PRESSURE ZONES (2023 FBC-R)

ATTIC VENTILATION REQUIREMENTS

1/300 RATIO REQUIRED ATTIC VENTILATION 50% OF REQUIRED VENTS TO BE PLACED IN UPPER PORTION OF ATTIC AT LEAST 3 FT. ABOVE EAVE VENTS.

1. RIDGE VENT & OFF RIDGE VENTS ARE TO BE INSTALLED TO MANUFACTURER'S SPECIFICATIONS WITH 2x4 BLOCKING BETWEEN TRUSSES AT CH SIDE OF VENT.
2. BLOCKING NAILED W/ (2) 16d NAILS AT EACH END, EACH PIECE TYPICAL
3. OFF RIDGE VENT INSTALLED A MINIMUM OF 12" FROM ROOF PEAK
4. RIDGE BLOCKING IS NOT REQUIRED WHEN A MINIMUM 24/16 SHEETING.

R905.1.1 UNDERLAYMENT.

UNDERLAYMENT FOR ROOF SLOPES 2:12 AND GREATER SHALL CONFORM TO THE APPLICABLE STANDARDS LISTED IN THIS CHAPTER. UNDERLAYMENT MATERIALS REQUIRED TO COMPLY WITH ASTM D226, D1970, D4869, D6757, OR ASTM D8257, SHALL BEAR A LABEL INDICATING COMPLIANCE TO THE STANDARD DESIGNATION AND, IF APPLICABLE, TYPE CLASSIFICATION INDICATED. UNDERLAYMENT FOR ROOF SLOPES 2:12 AND GREATER SHALL BE APPLIED AND ATTACHED IN ACCORDANCE WITH SECTION R905.1.1.1 OR R905.1.1.2 AS APPLICABLE.

TABLE R803.2.2 MINIMUM ROOF SHEATHING THICKNESS

RAFTER/TRUSS SPACING 24" O.C	WIND SPEED (MPH)							
	115	120	130	140	150	160	170	180
MIN. SPAN SHEATHING THICKNESS, INCHES (PANEL SPAN RATING) EXPOSURE B	7/16 (24/16)	7/16 (24/16)	7/16 (24/16)	7/16 (24/16)	15/32 (32/16)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)
MIN. SPAN SHEATHING THICKNESS, INCHES (PANEL SPAN RATING) EXPOSURE C	7/16 (24/16)	7/16 (24/16)	15/32 (32/16)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	23/32 (48/24)
MIN. SPAN SHEATHING THICKNESS, INCHES (PANEL SPAN RATING) EXPOSURE D	15/32 (32/16)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	19/32 (40/20)	23/32 (48/24)	23/32 (48/24)

WOOD STRUCTURAL PANEL SHEATHING SHALL BE FASTENED TO ROOF FRAMING IN ACCORDANCE WITH TABLE R803.2.3.1. SHEATHING SHALL BE FASTENED WITH ASTM F1667 RSR5-03 (21/2" x 0.131" x 0.281 HEAD DIAMETER) NAILS EXCEPT THAT ASTM F1667 RSR5-01 (23/8" x 0.113") NAILS OR ASTM F1667 RSR5-04 (3" x 0.120" x 0.281 HEAD DIAMETER) NAILS SHALL BE PERMITTED WHERE SHEATHING THICKNESS IS 15/32 INCHES AND LESS. RSR5-01, RSR5-03 AND RSR5-04 ARE RING SHANK NAILS MEETING THE SPECIFICATIONS IN ASTM F1667.

TABLE R803.2.3.1 ROOF SHEATHING ATTACHMENT^{a,b}

RAFTER/TRUSS SPACING 24" O.C	WIND SPEED (MPH)															
	115		120		130		140		150		160		170		180	
	E	F	E	F	E	F	E	F	E	F	E	F	E	F	E	F
	EXPOSURE B															
RAFTER/TRUSS SG = 0.42	6	6	6	6	6	6	6	6	6	6	4	4	4	4	4	4
RAFTER/TRUSS SG = 0.49	6	12	6	12	6	6	6	6	6	6	6	6	6	6	6	6
	EXPOSURE C															
RAFTER/TRUSS SG = 0.42	6	6	6	6	6	6	4	4	4	4	4	4	3	3	3	3
RAFTER/TRUSS SG = 0.49	6	6	6	6	6	6	6	6	6	6	6	6	4	4	4	4
	EXPOSURE D															
RAFTER/TRUSS SG = 0.42	6	6	6	6	4	4	4	4	4	4	3	3	3	3	3	3
RAFTER/TRUSS SG = 0.49	6	6	6	6	6	6	4	4	4	4	4	4	4	4	4	4

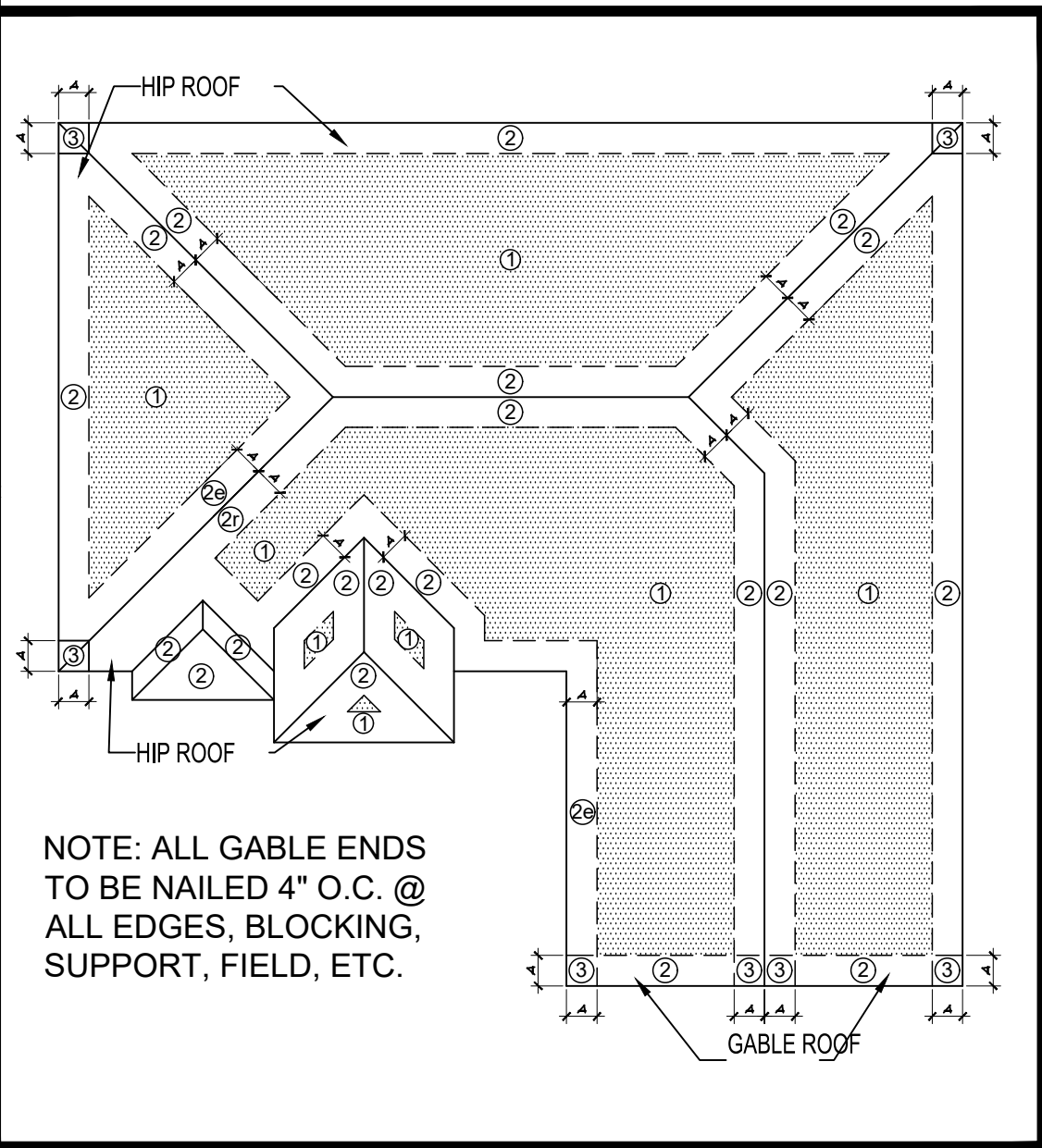
E = NAIL SPACING ALONG PANEL EDGES (INCHES)

F = NAIL SPACING ALONG INTERMEDIATE SUPPORTS IN THE PANEL FIELD (INCHES)

A. FOR SHEATHING LOCATED A MINIMUM OF 4 FEET FROM THE PERIMETER EDGE OF THE ROOF, INCLUDING 4 FEET ON EACH SIDE OF RIDGES AND HIPS, NAIL SPACING IS PERMITTED TO BE 6 INCHES ON CENTER ALONG PANEL EDGES AND 6 INCHES ON CENTER ALONG INTERMEDIATE SUPPORTS IN THE PANEL FIELD.

B. WHERE RAFTER/TRUSS SPACING IS LESS THAN 24 INCHES ON CENTER OR FOR SPECIFIC GRAVITIES (SG) OTHER THAN THOSE SHOWN, ROOF SHEATHING FASTENING IS PERMITTED TO BE IN ACCORDANCE WITH THE AWC WFCM OR THE AWC NDS PROVIDED NAIL SPACING DOES NOT EXCEED 6 INCHES ON CENTER ALONG PANEL EDGES AND 12 INCHES ON CENTER ALONG INTERMEDIATE SUPPORTS IN THE PANEL FIELD.

THE ENGINEER OF RECORD MUST REVIEW AND APPROVE TRUSS PLANS PRIOR TO THE START OF ANY CONSTRUCTION. FOUNDATION, BEARING WALLS, BEAMS, POSTS & TRUSS CONNECTORS ARE SUBJECT TO CHANGE BASED ON FINAL TRUSS PLANS



NOTE: ALL GABLE ENDS TO BE NAILED 4" O.C. @ ALL EDGES, BLOCKING, SUPPORT, FIELD, ETC.

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△	X	X

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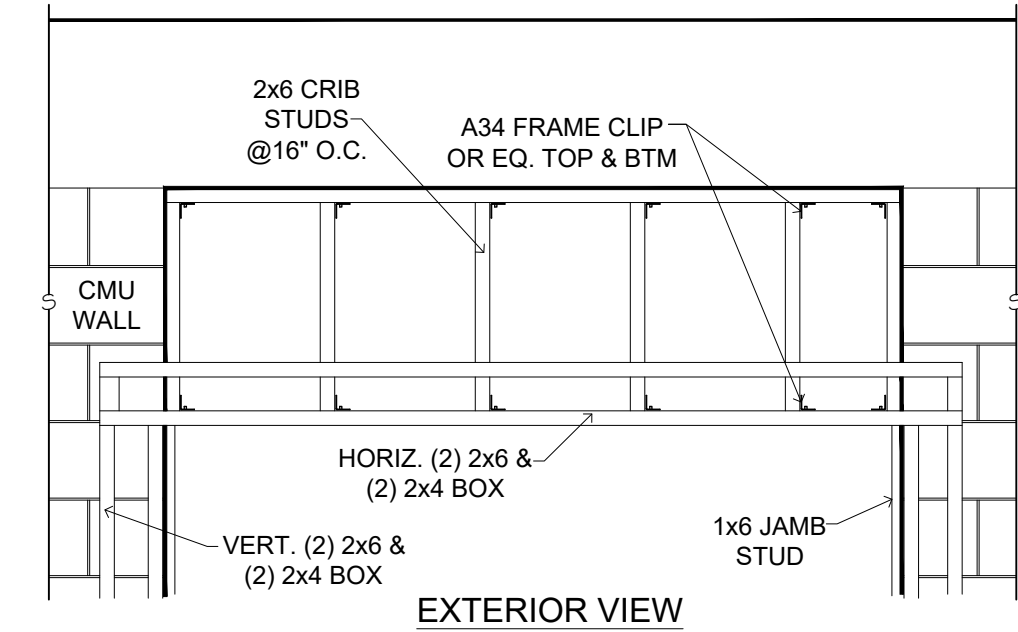
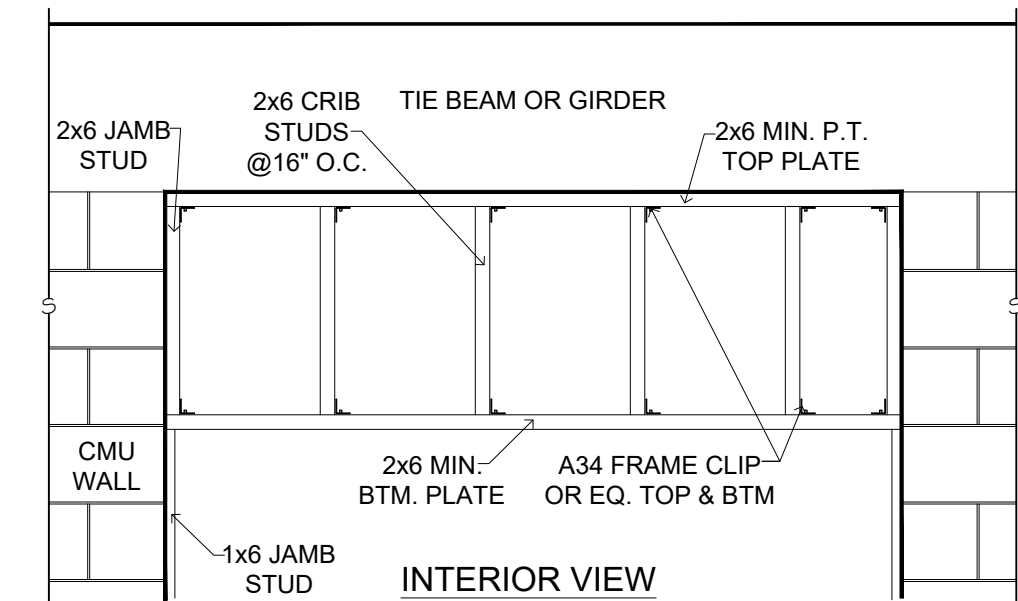
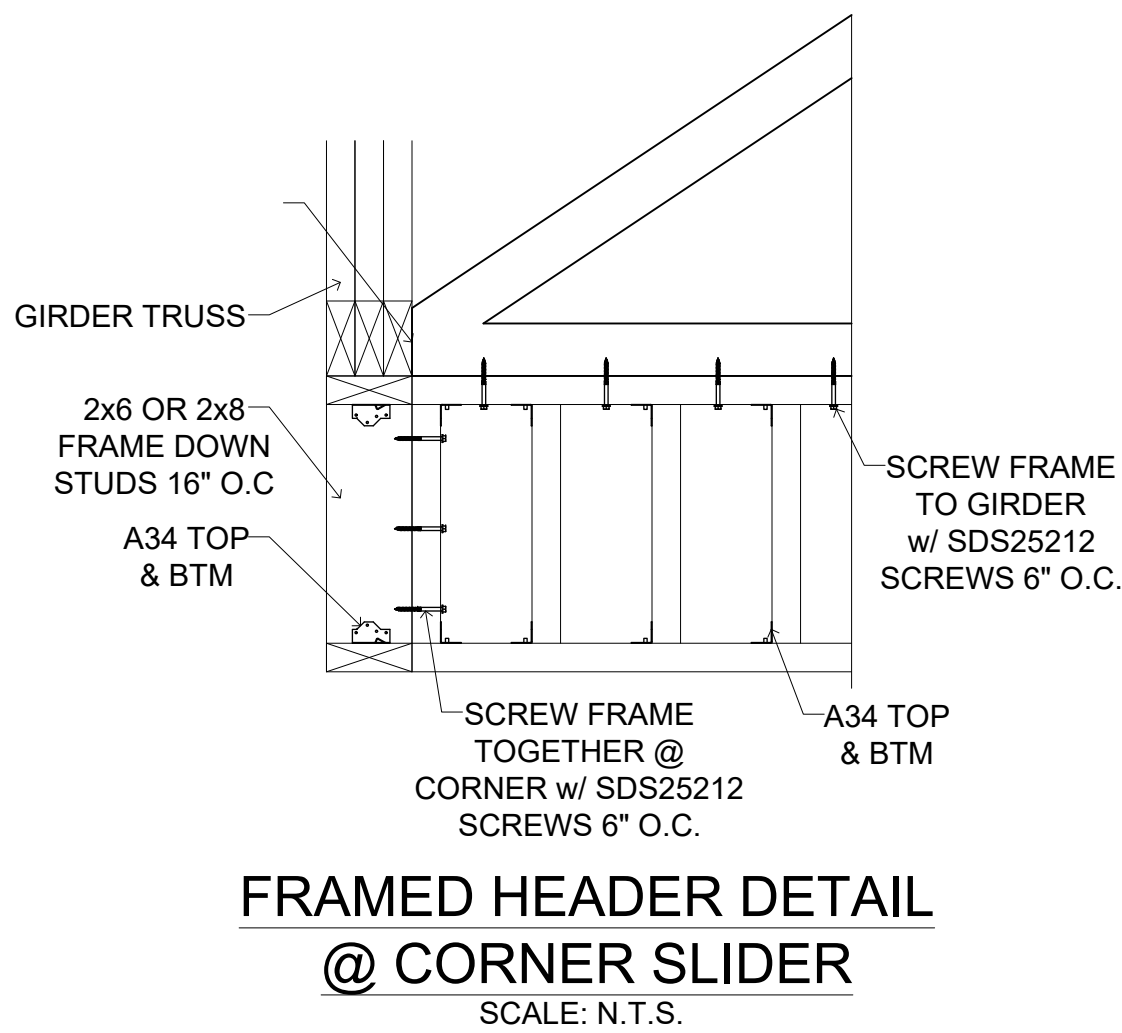
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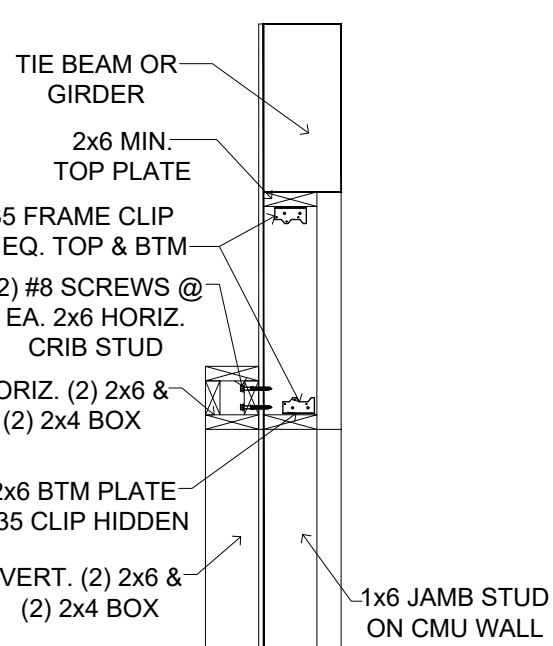
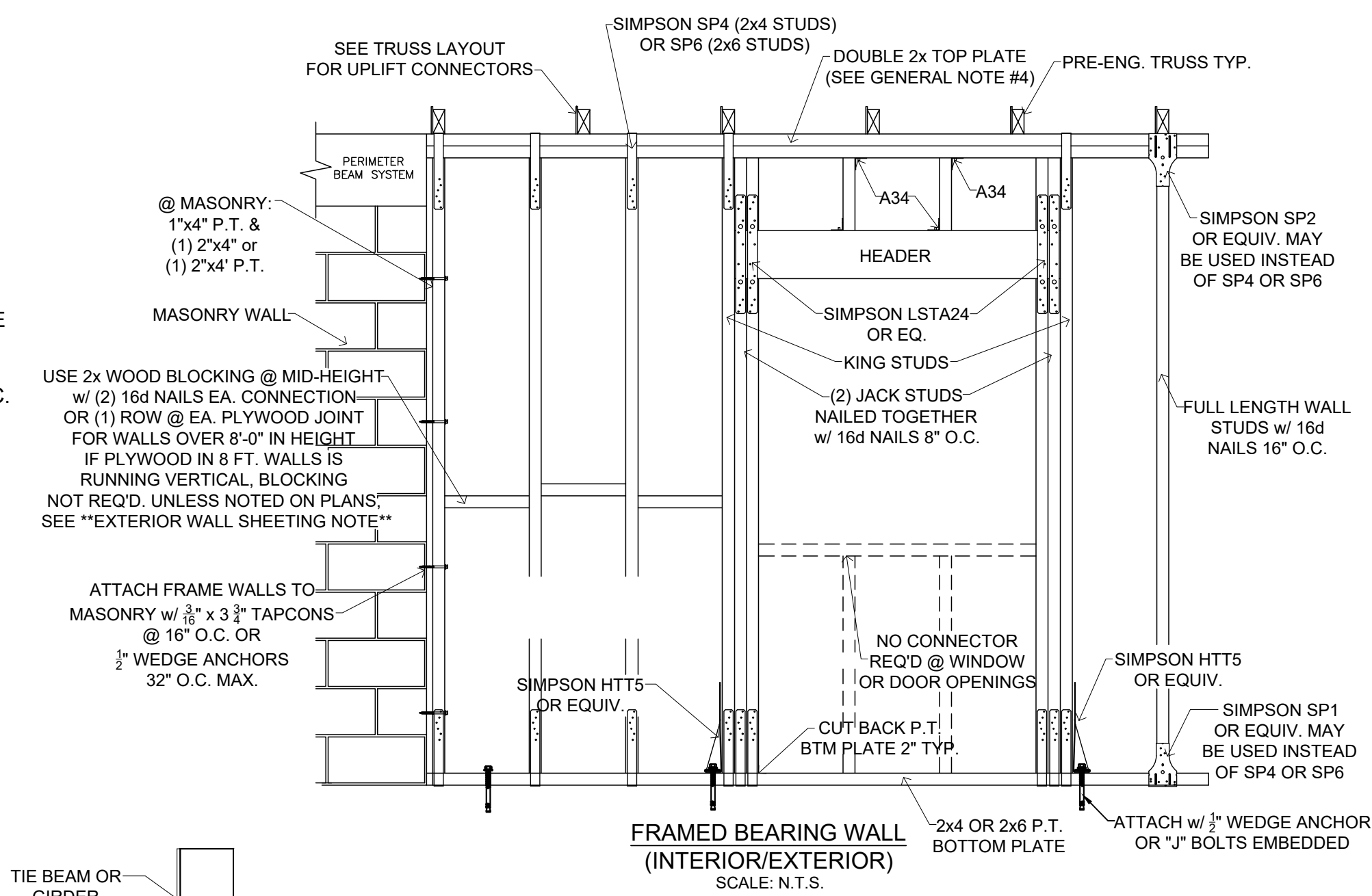
STRUCTURAL DETAILS

SHEET NUMBER:

S-1



- NOTES:
1. ATTACH 2x6 TOP PLATE TO TIE BEAM OR GIRDER w/ $\frac{3}{8}$ " x 3 $\frac{1}{2}$ " MIN. TAPCONS STARTING 6" FROM ENDS @ 16" O.C.
 2. ATTACH 2x6 BOTTOM PLATE TO CMU WALL EA. END w/ A35 CLIP w/ (4) 10d NAILS IN TOP PLATE & (3) $\frac{3}{8}$ " TAPCONS IN CMU WALL. (CLIP MAY BE ON TOP OR BOTTOM OF PLATE).
 3. ATTACH 2x6 JAMB STUDS TO CMU WALL w/ $\frac{3}{8}$ " x 3 $\frac{1}{2}$ " LG. TAPCONS STARTING 6" FROM TOP @ 16" O.C.
 4. ATTACH 1x6 JAMB PLATES TO CMU w/ $\frac{3}{8}$ " x 2 $\frac{1}{2}$ " LG. TAPCONS STARTING 6" FROM TOP 16" O.C.
 5. ATTACH 2x6 CRIB STUDS TO TOP & BOTTOM PLATES w/ A34 CLIPS w/ (2) 10d NAILS IN CRIB STUD & (2) 10d NAILS IN PLATE.
 6. ATTACH 2x4 SIDE PLATE OF BOX ADJACENT TO FACE OF WALL TO CRIB STUDS w/ (2) #8 x 4" LG. WOOD SCREWS PER STUD.
 7. ATTACH 2x6 PLATES TO 2x4 PLATES IN BOX w/ 16d NAILS STARTING 6" FROM ENDS 16" O.C.
 8. VERTICAL BOX ONLY REQUIRED AT END WHERE JAMB STRIP IS ATTACHED. ALSO 2x4 BLOCKS IN VERTICAL BOX ARE NOT REQUIRED TO BE FULL LENGTH.
 9. ALL STRUCTURAL LUMBER MUST BE S.Y.P. #2

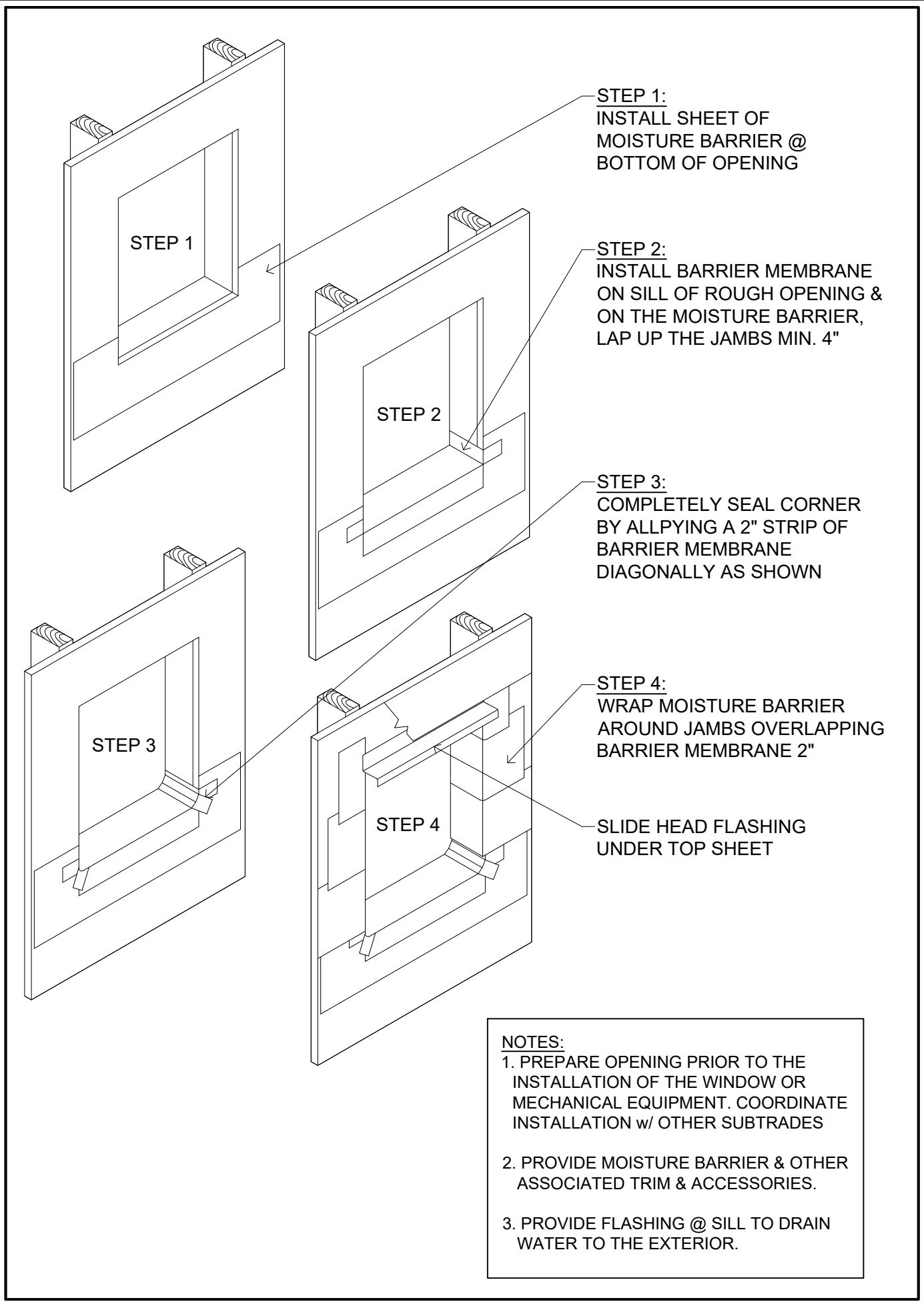
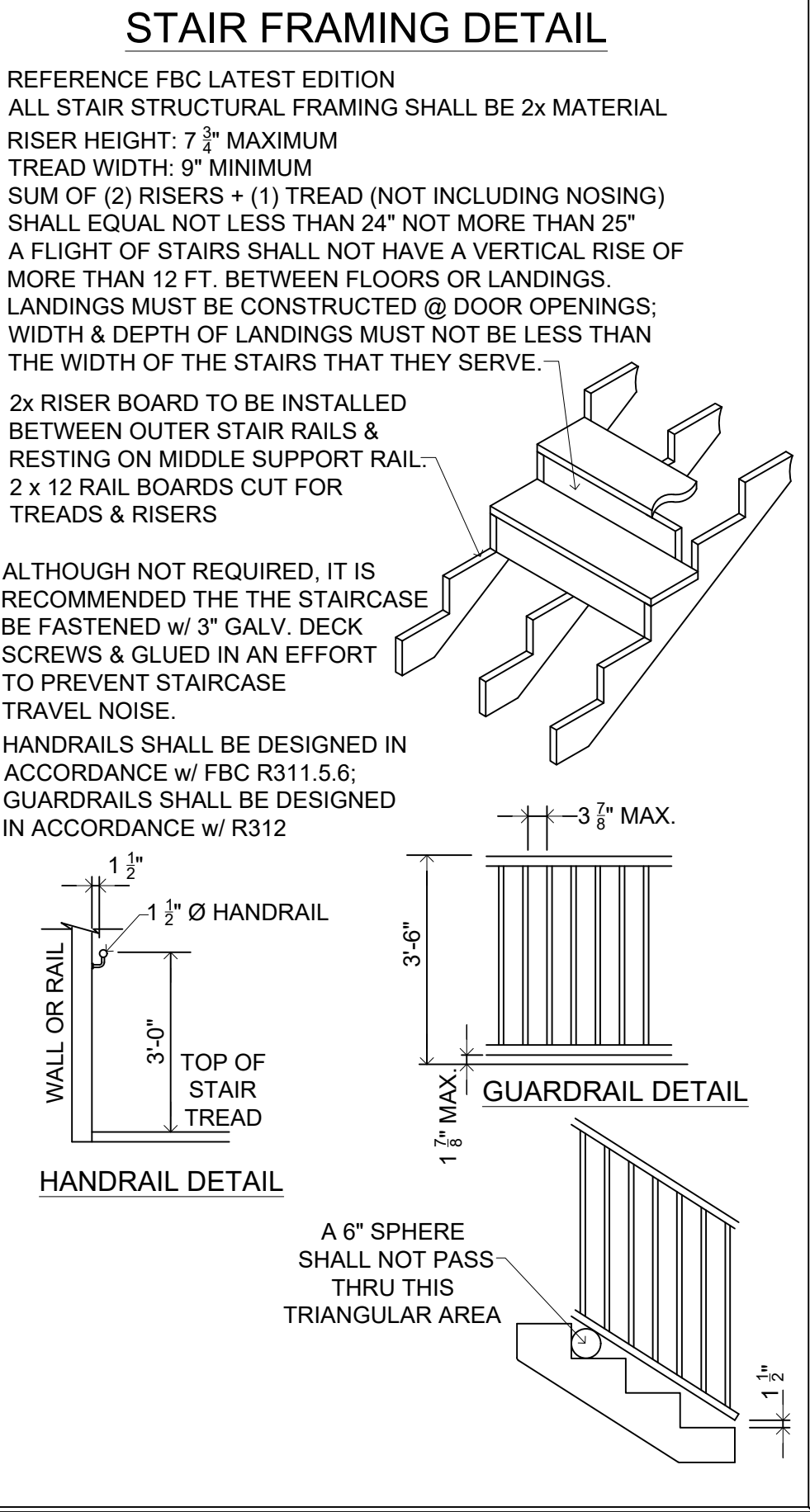


- NOTE: IF CRIB STUDS ARE NOT REQ'D, BOX 2x4 ADJACENT TO WALL CONNECTS DIRECTLY TO THE BEAM w/ $\frac{3}{8}$ " x 3 $\frac{1}{2}$ " LG. TAPCONS 6" FROM ENDS @ 16" O.C.
- NOTE: HORIZ. BOX MAY BE CONSTRUCTED w/ 2x8 IN LIEU OF THE 2x6 MEMBERS IF THE POCKET FOR THE SLIDING GLASS DOOR REQUIRES MORE DEPTH. VERIFY THIS PRIOR TO INSTALLATION.

NOTE SCHEDULE		
#1	1/2" x 5" TITEN HD ANCHOR BOLT w/ 2" WASHER @ 6" FROM ALL CORNERS & OPENINGS, & 32" O.C. MAX.	
#2	SIMPSON SP4 @ BOTTOM OF ALL FULL LENGTH & JACK STUDS @ ALL DOOR/ WINDOW OPENINGS	
#3	SIMPSON SP4 @ TOP & BOTTOM OF FULL LENGTH STUDS @ 32" O.C.	
#4	SIMPSON SP4 @ TOP OF ALL FULL LENGTH STUDS @ ALL DOOR/ WINDOW OPENINGS	
#5	CONNECT ALL JACK STUDS TO HEADER w/ SIMPSON LSTA12 @ ALL DOOR/ WINDOW OPENINGS	
#6	CONNECT DBL TOP PLATE TO HEADER w/ SIMPSON SP4 @ 16" FROM EACH END, & 32" O.C. MAX.	
FULL LENGTH/ JACK STUD SCHEDULE		
OPENING WIDTH		
1'-0" TO 4'-0"	(1) JACK STUD EACH END, (2) FULL LENGTH STUD EACH END	
4'-1" TO 6'-0"	(1) JACK STUD EACH END, (2) FULL LENGTH STUDS EACH END	
6'-1" TO 9'-0"	(2) JACK STUDS EACH END, (3) FULL LENGTH STUDS EACH END	
9'-1" TO 12'-0"	(3) JACK STUDS EACH END, (3) FULL LENGTH STUDS EACH END	

NOTE: DBL 2 x12 HEADER MAX. SPAN = 12'-1" ALL OTHER SPANS SHALL BE SPECIFIED

Frame 2x4-Bearing Wall-Header Schedule
N.T.S.



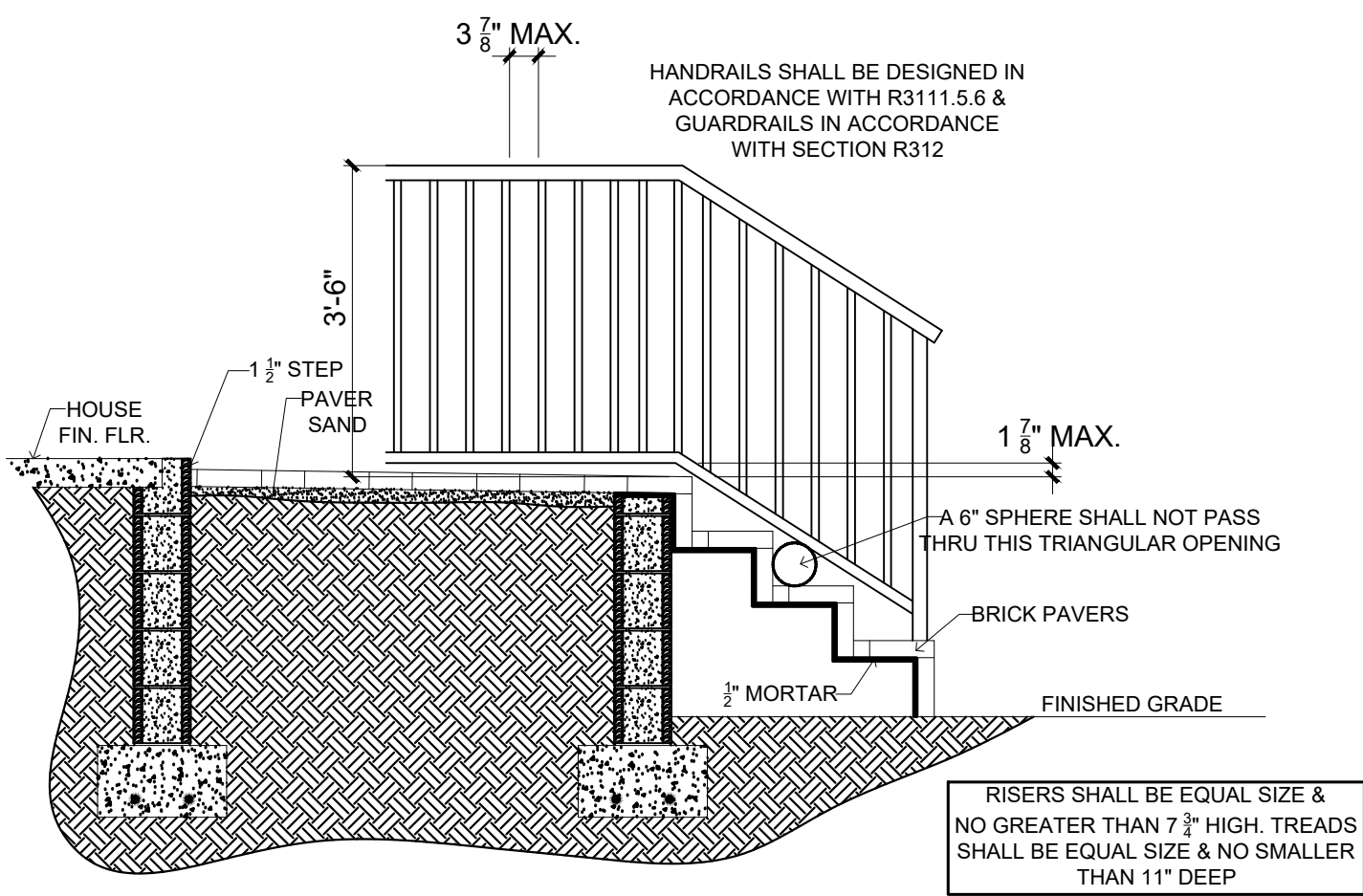
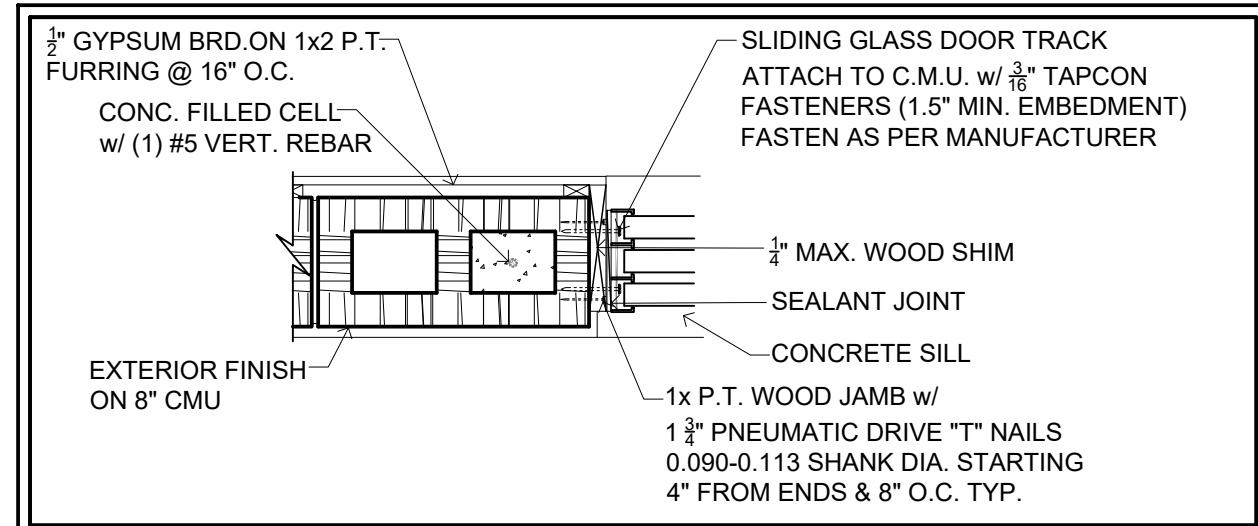
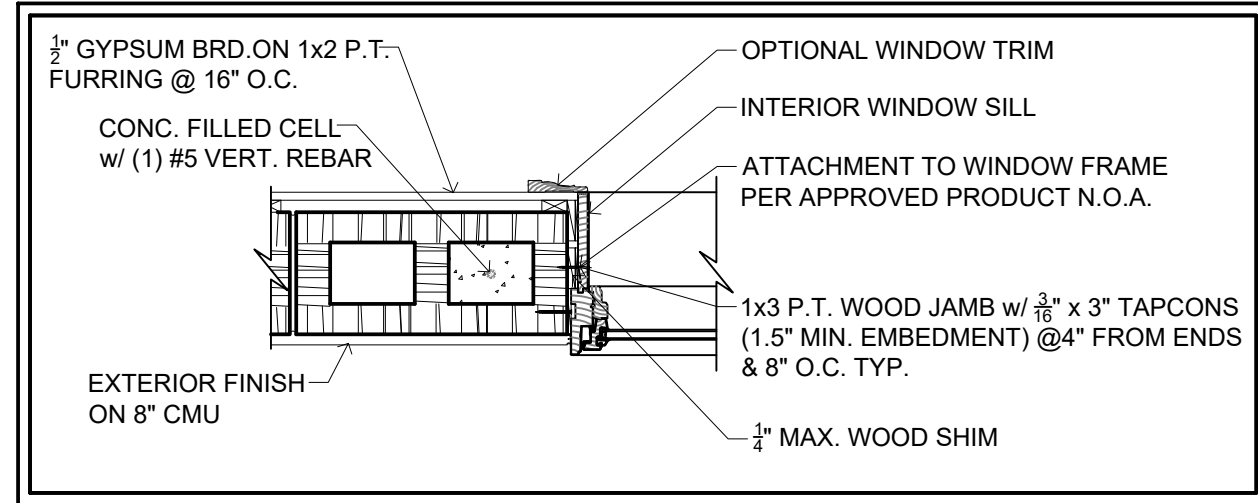
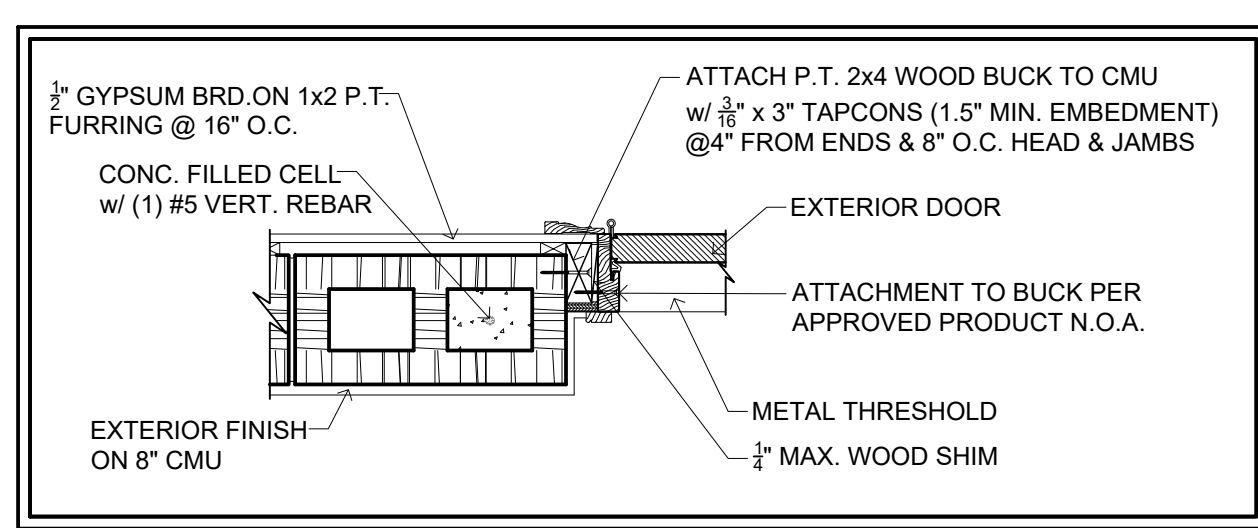
1. THE HEADER STUD SHALL NOT BE REQUIRED IF THE HEADER IS SUPPORTED BY A SUITABLE FRAMING ANCHOR.			MAXIMUM HEADER SPAN (FEET)					
			4'	6'	9'	12'	15'	18'
2. IF GO BOLT OR PRO BOLT OR TIE MAX ANCHOR OR SIMPSON SYSTEM IS INSTALLED, CONNECTORS INDICATED IN THIS DETAIL ARE NOT REQUIRED.			NUMBER OF FULL LENGTH STUDS AT EACH END OF HEADER					
			1	1	2	3	3	3
UNSUPPORTED WALL HEIGHT	STUD SPACING	NUMBER OF FULL LENGTH STUDS AT EACH END OF HEADER						
10' OR LESS	12 INCHES	2	2	3	3	3	3	3
	16 INCHES	2	2	3	3	3	3	3
	24 INCHES	1	2	2	2	2	2	2
GREATER THAN 10'	12 INCHES	2	2	3	4	5	5	5
	16 INCHES	2	2	3	3	4	4	4
	24 INCHES	1	2	2	2	3	3	3

STRAP LOCATION	FASTENERS	UPLIFT
2x4 AND 2x6 WALL	10d x 1 1/2" NAILS	
SIMPSON MSTA (flat strap)		
A	10	780
A	14	1055
A	16	1215
A	18	1370
2x4 WALL		
SIMPSON SP4		
B.C	6	735
SIMPSON SP44		
B.C	10	1240
B.C	12	1360
2x6 WALL		
SIMPSON SP6		
B.C	6	735
SIMPSON SP46		
B.C	10	1240
B.C	12	1360

ALL CONNECTORS MAY BE AS SHOWN OR SUBSTITUTED WITH EQUAL OR GREATER CONNECTORS

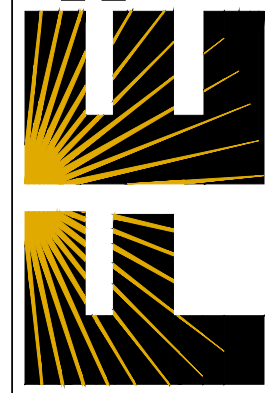
DOUBLE TOP PLATE SPLICE NAILING REQUIREMENT:
(2) 10D NAILS EACH SIDE OF SPLICE
SPLICE TO BE STAGGERED MIN OF 4" FROM ANY OTHER SPLICE
PLATES TO BE NAILED TOGETHER 16" OC MIN WITH 10D NAILS

MINIMUM STUD & HEADER REQUIREMENTS FOR OPENINGS
N.T.S.



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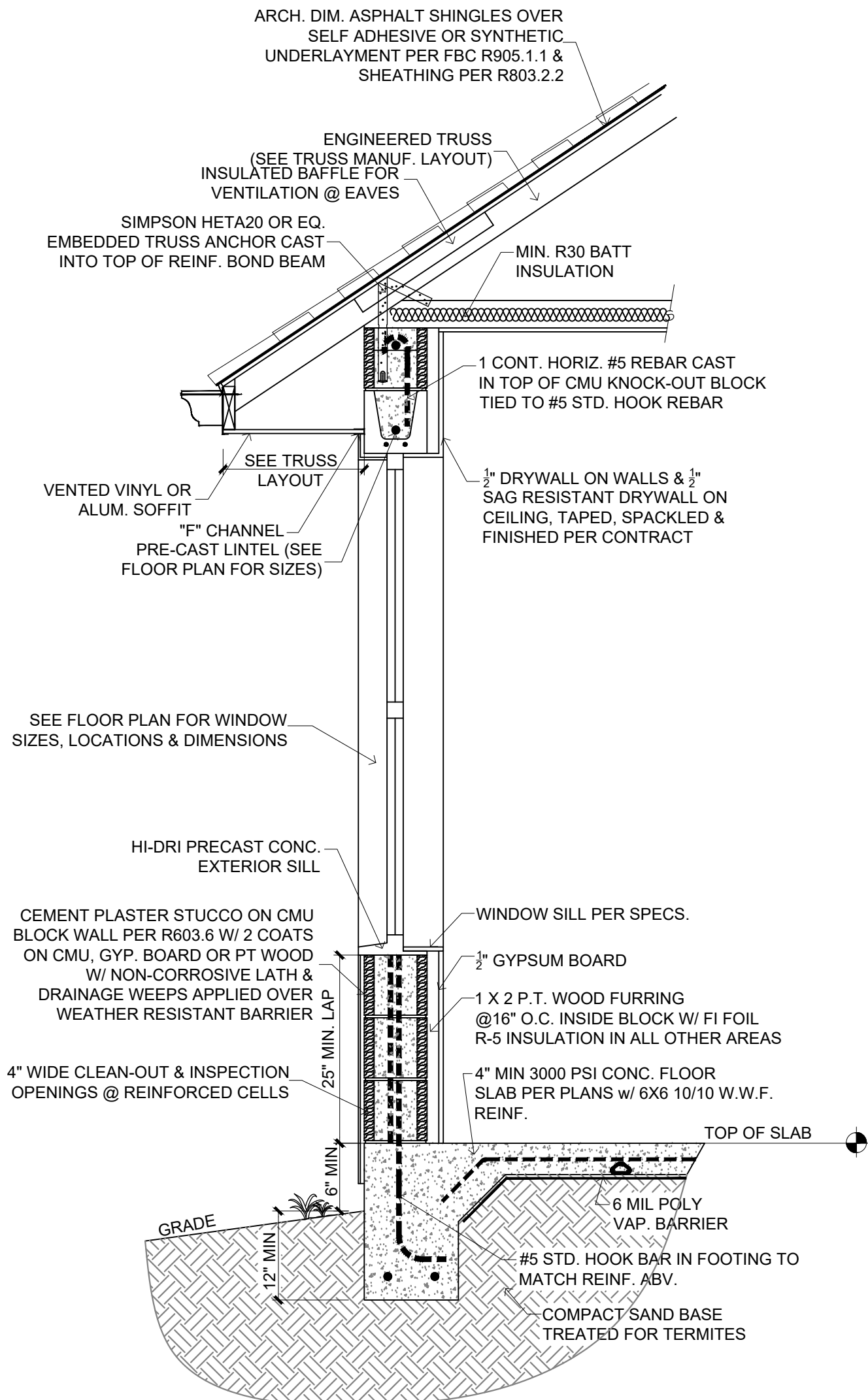
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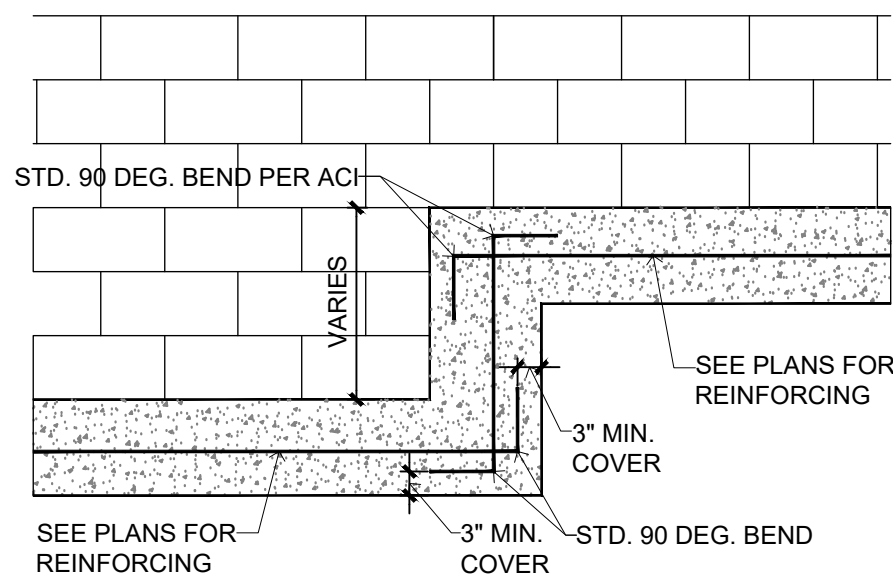
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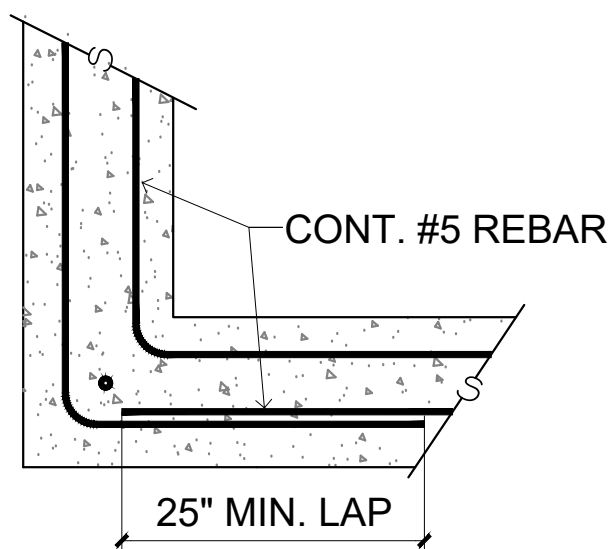
S-2



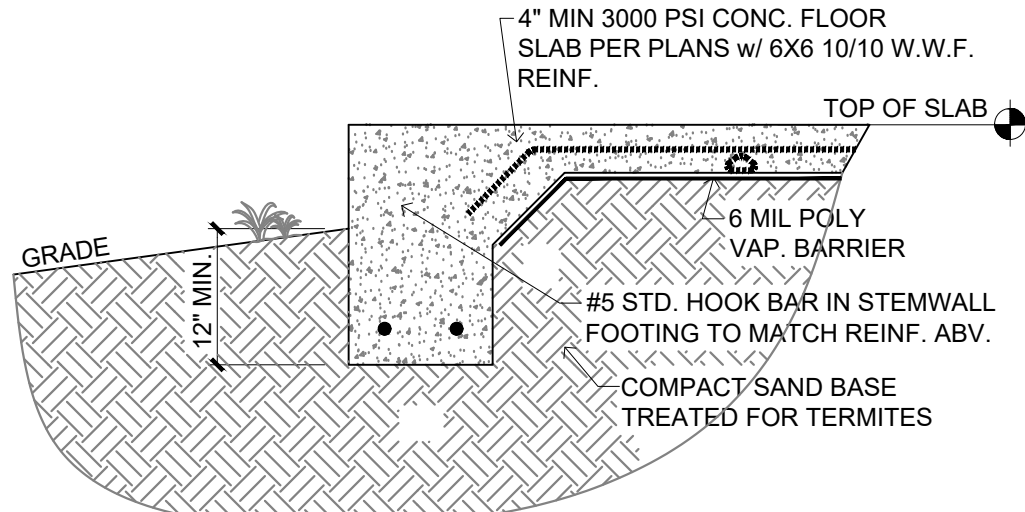
TYP. WALL SECTION
w/ MONO FOOTER DETAIL
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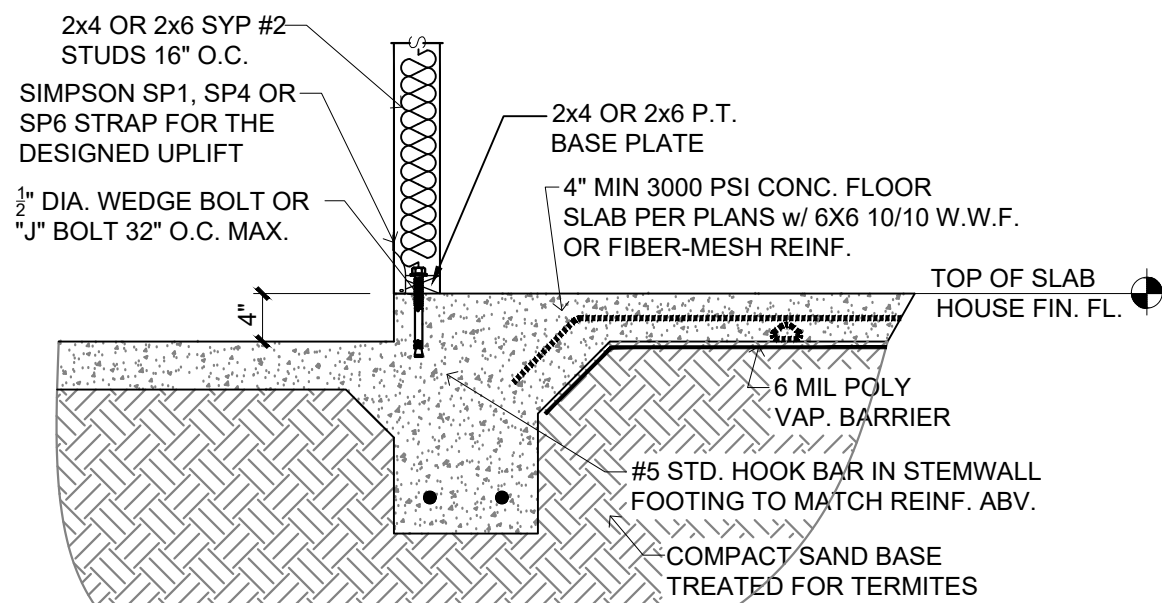
STEP FOOTER DETAIL
SCALE: N.T.S.



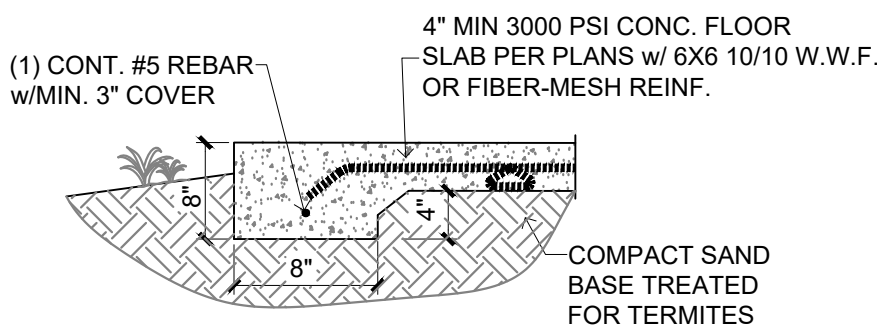
FOOTING STEEL LAP
SCALE: N.T.S.



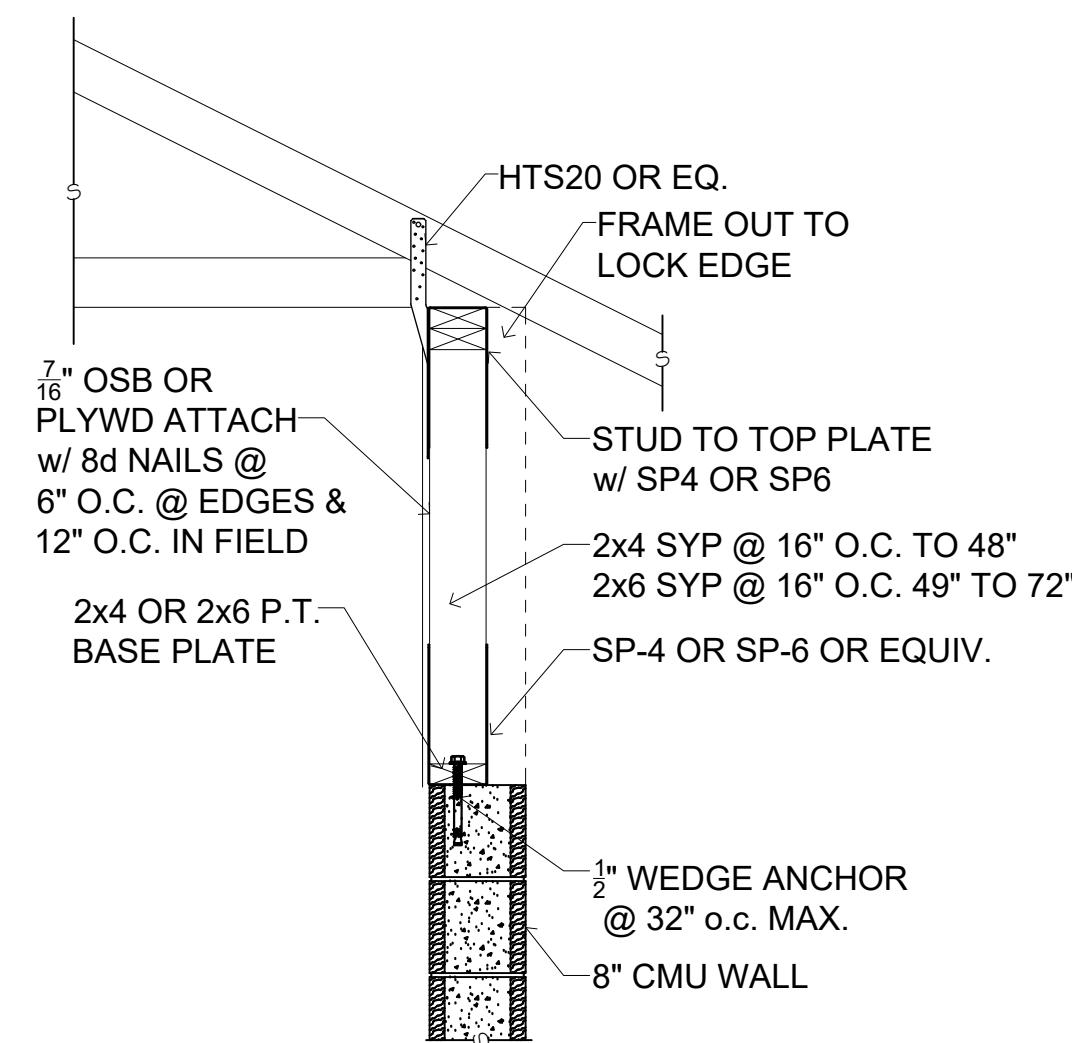
F-1 MONOLITHIC
FOOTER DETAIL
SCALE: N.T.S.



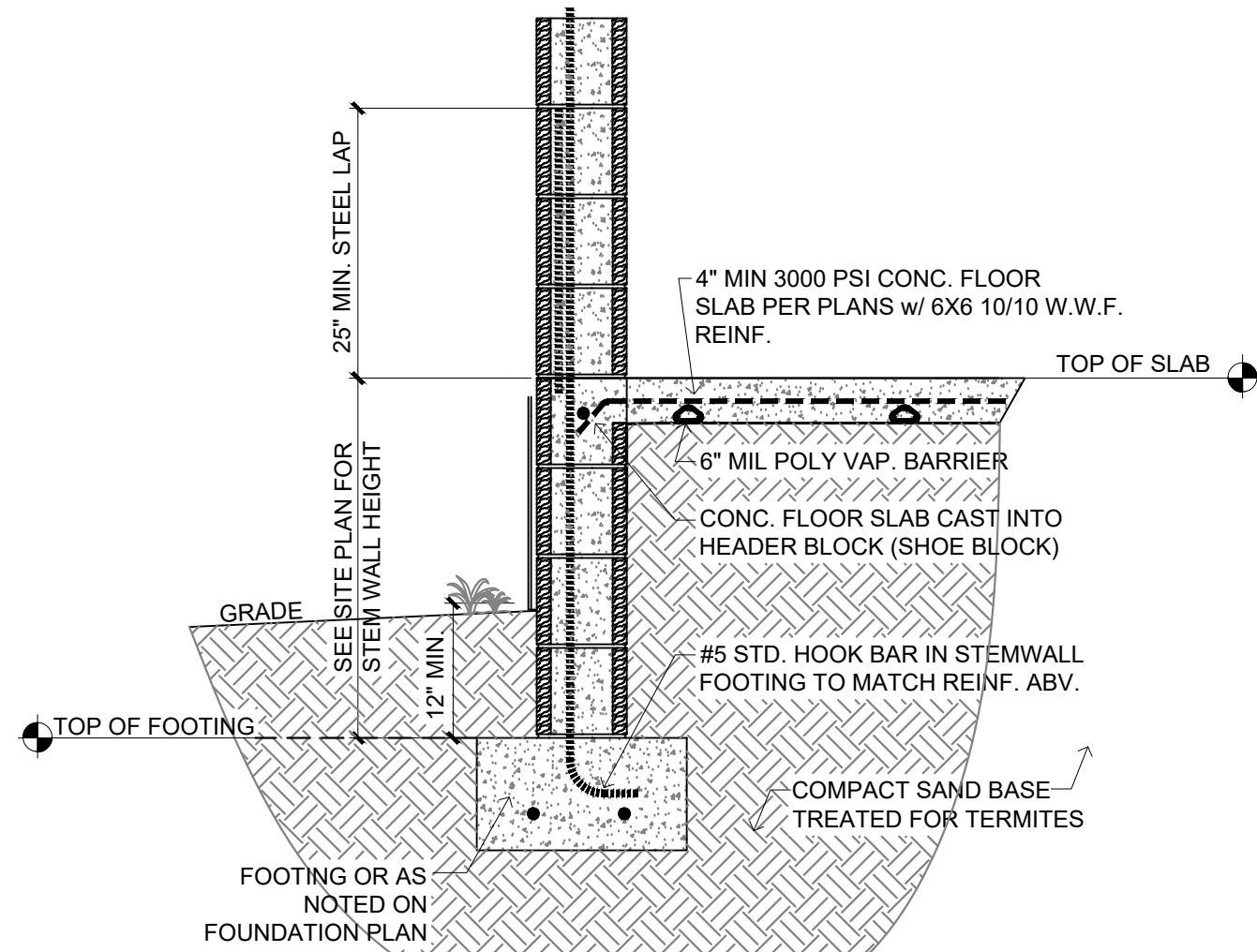
TYP. WALL SECTION @ GARAGE
F-2 MONOLITHIC FOOTER DETAIL
SCALE: N.T.S.



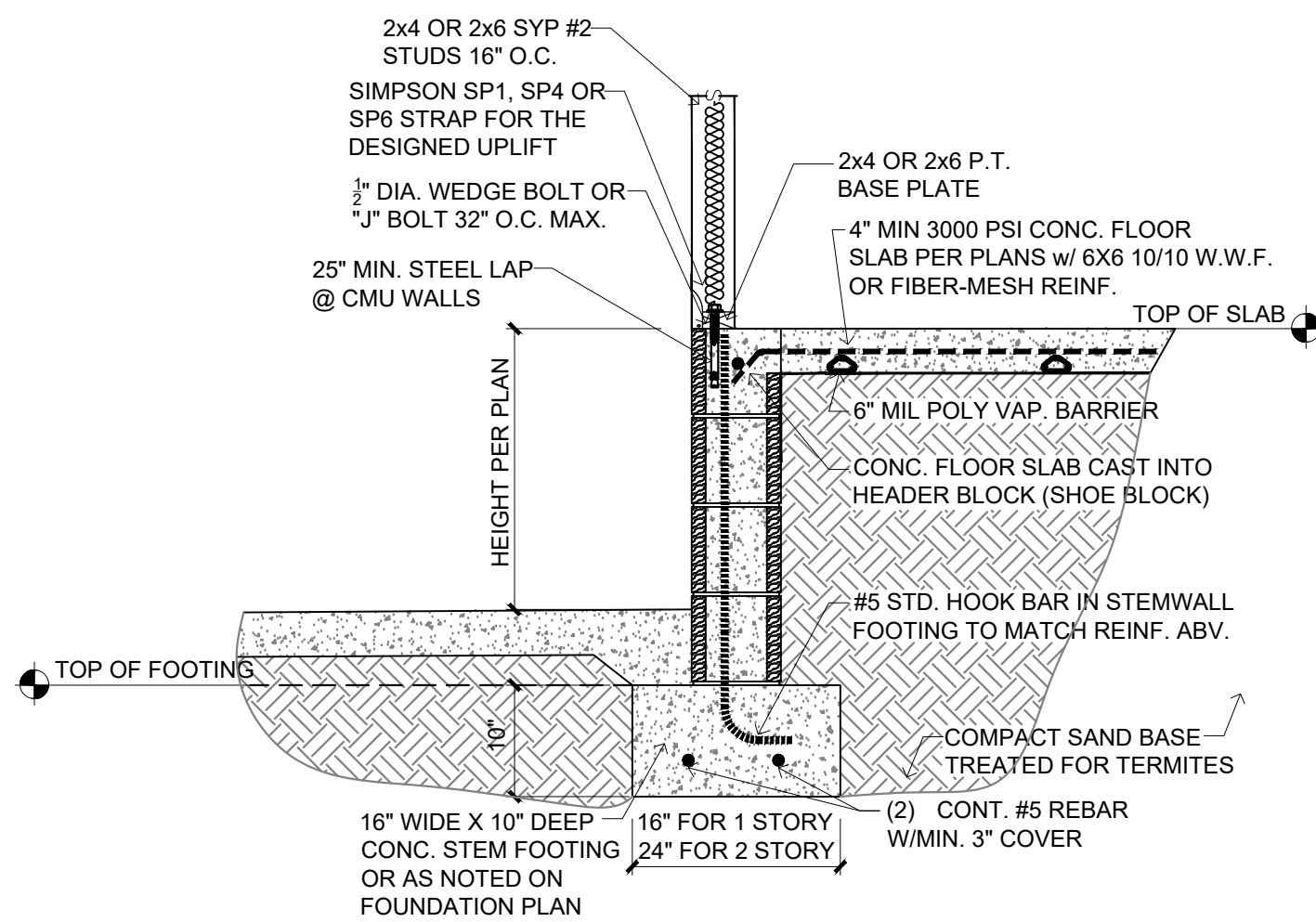
F-3 EDGE FTG DETAIL
SCALE: N.T.S.



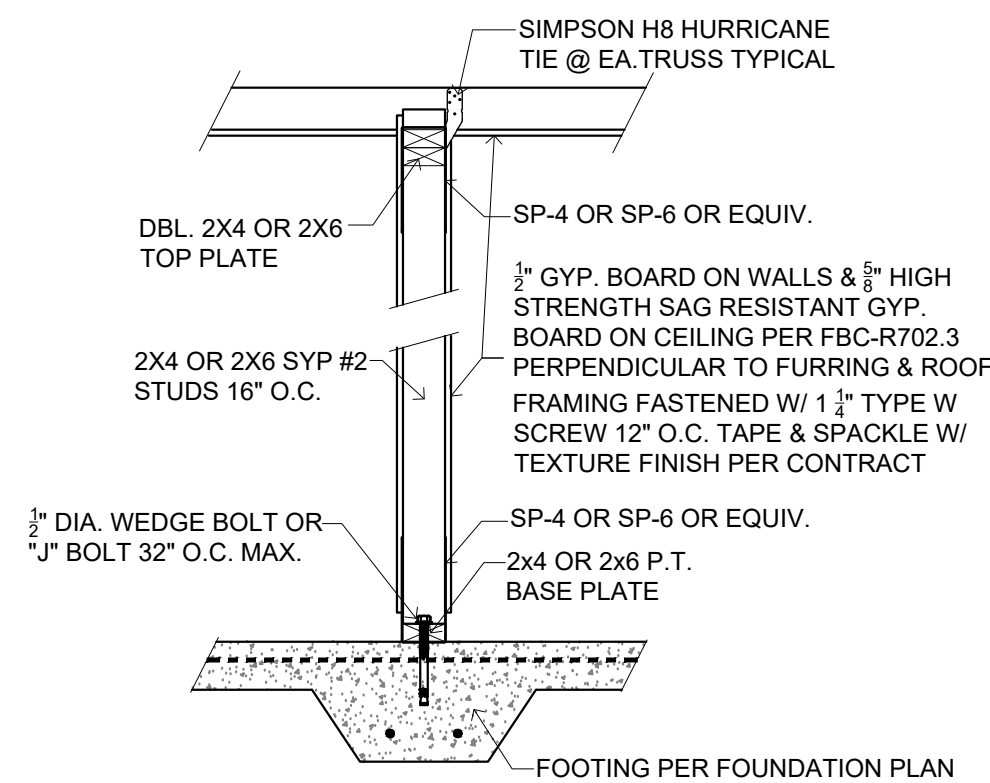
KNEEWALL @ ENTRY
SCALE: N.T.S.



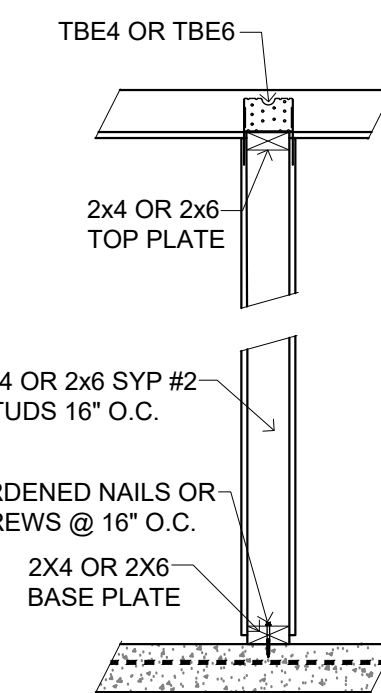
STEM WALL
F-4 FOOTER DETAIL
SCALE: N.T.S.



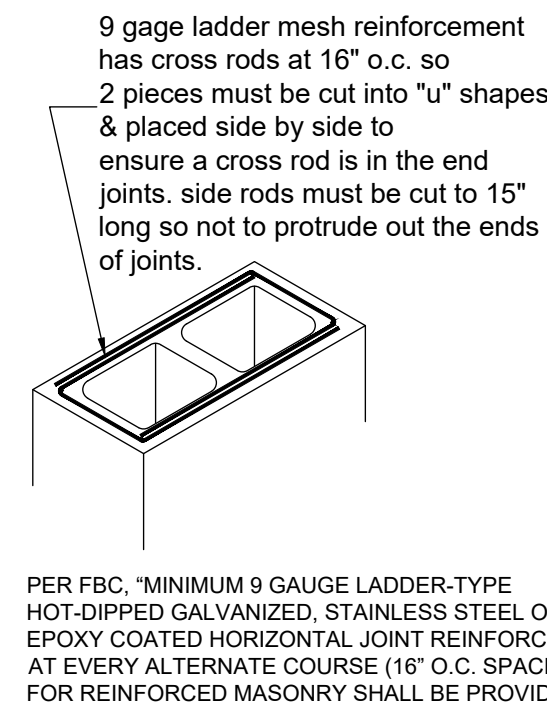
STEM WALL @ GARAGE
F-5 FOOTER DETAIL
SCALE: N.T.S.



F-6 LOAD BEARING
INTERIOR WOOD
FRAMED WALL DETAIL
SCALE: N.T.S.



NON-LOAD BEARING INTERIOR
WOOD FRAMED WALL DETAIL
SCALE: N.T.S.



Notes and assumptions

All stem walls to be restrained by slab
3000 psi conc. Used for all footers
4" soil over top of toe

CMU stem centered over footer

Courses	Height (in ft)	Reinforcing size	Spacing	Grout Spacing	Footer depth	Footer width	Footer reinforcement	Max. Factored Load (plf)
4	2.667	#5	48" O.C	48" O.C	16"	16"	#5 @ 8" O.C / (2) #5	2400
6	4.000	#5	32" O.C	32" O.C	16"	30"	#5 @ 8" O.C / (3) #5	3000
8	5.333	#5	32" O.C	32" O.C	20"	42"	#5 @ 8" O.C / (3) #5	4000

REFER TO FOUNDATION PLAN FOR SIZE AND REINFORCEMENT OF ALL FOUNDATIONS INCLUDING STEM WALLS, MONOLITHIC, AND INTERIOR BEARING FOOTERS.

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S-3