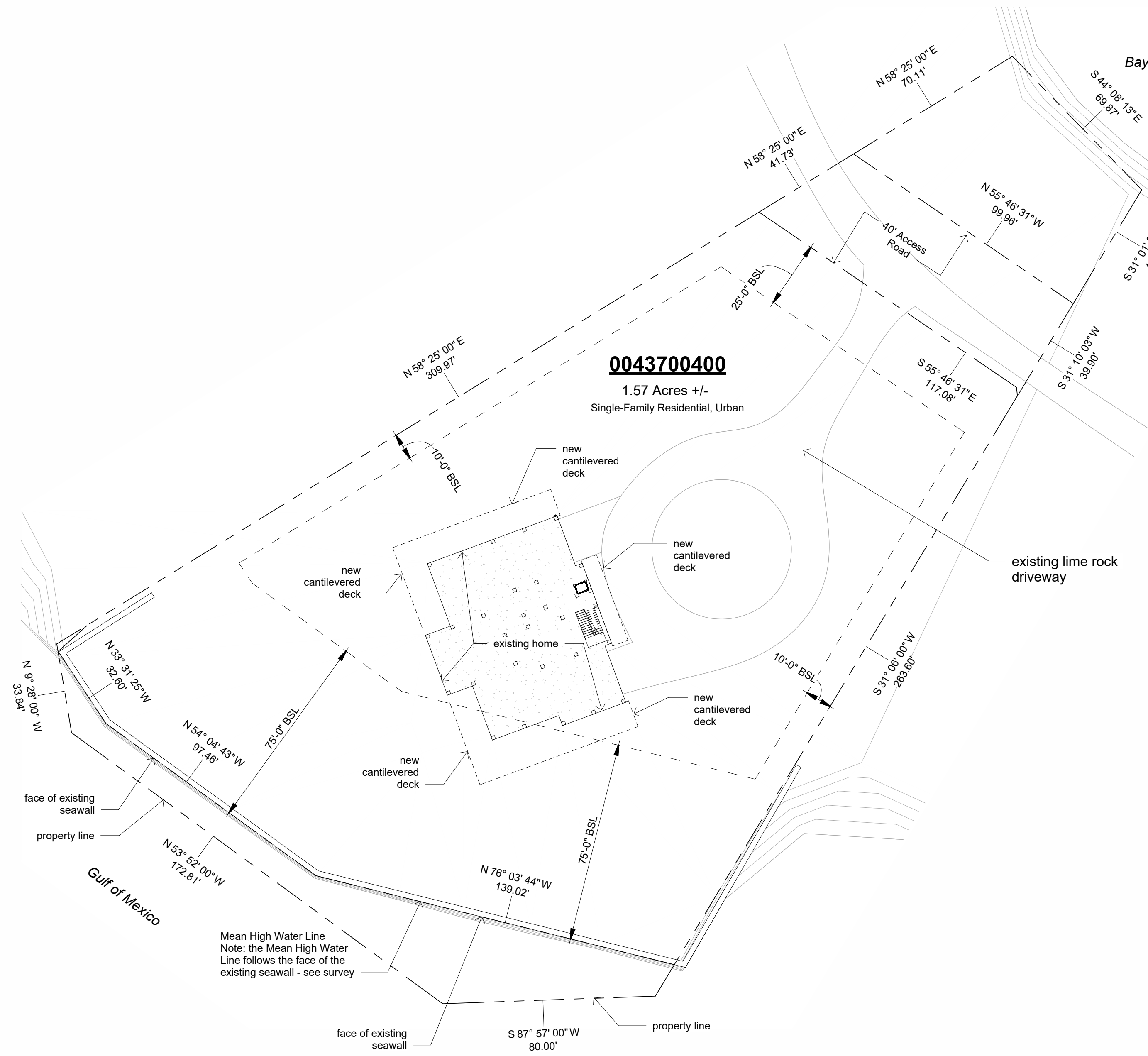


**General Notes:**

- ALL WORK SHALL CONFORM TO THE LATEST FLORIDA BUILDING CODE, THE NFPA LIFE SAFETY CODE, AND ALL OTHER APPLICABLE CODES AND ORDINANCES. OBTAIN ALL REQUIRED PERMITS FOR THE PROPER LEGAL EXECUTION OF THE WORK DESCRIBED IN THESE DRAWINGS AND SPECIFICATIONS.
- PROVIDE A CONTINUOUS LOAD PATH FROM TRUSSES OR RAFTERS TO FOUNDATION FOR ALL NEW CONSTRUCTION. IF ANY DISCREPANCIES, CALL DESIGNER FOR CLARIFICATION BEFORE PROCEEDING.
- THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS PRIOR TO STARTING ANY WORK. HE/SHE SHALL NOTIFY THE DESIGNER OF ANY DISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND ACTUAL SITE CONDITIONS FOUND DURING OR PRIOR TO DEMOLITION.
- FOUNDATION DESIGN IS BASED ON 2000 PSF STABLE SOIL CONDITIONS.
- PROVIDE TESTING ON SOIL COMPACTION PRIOR TO LAYING STEEL OR POURING CONCRETE. COMPACTION SHOULD ACHIEVE 95% MODIFIED PROCTOR DENSITY.
- PROVIDE ADEQUATE BLOCKING BEHIND ALL WALL MOUNTED FIXTURES
- PROVIDE ALL ACCESSORIES, HARDWARE AND MISC. ITEMS AS PER DRAWINGS AND SPECIFICATIONS. ALL ITEMS SHALL BE INSTALLED AS PER MANUFACTURERS WRITTEN INSTRUCTIONS AND CUT SHEETS.
- CONTRACTOR MUST VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION. DO NOT SCALE DRAWINGS.
- ALL CONCRETE SHALL BE 3000 PSI COMPRESSIVE STRENGTH AT 28 DAYS.
- INSTALL DOORS AND WINDOWS PER MANF. DATA PROVIDED W/ PRODUCT. CENTER UNLESS NOTED
- REFER TO WIND LOAD ANALYSIS FOR NAIL PATTERN AND SCHEDULE AND HOLD DOWN TABLES
- ATTIC OVER CONDITIONED SPACE IS UNVENTED. ATTIC INSULATION FOAM-IN-PLACE SPRAY FOAM INSULATION.
- ATTIC OVER PORCHES IS VENTED. THE TOTAL NET FREE VENTILATING AREA SHALL NOT BE LESS THAN 1/150 OF THE AREA OF THE SPACE VENTILATED. VENTILATION OPENINGS HAVING A LEAST DIMENSION LARGER THAN 1/4 INCH (6.4 MM) SHALL BE PROVIDED WITH CORROSION-RESISTANT WIRE CLOTH SCREENING, HARDWARE CLOTH, OR SIMILAR MATERIAL WITH OPENINGS HAVING A LEAST DIMENSION OF 1/16 INCH (1.6 MM) MINIMUM AND 1/4 INCH (6.4 MM) MAXIMUM.
- ALL FLASHING TO MEET CODES. FOLLOW MANUFACTURER'S DATA SHEET AND SMACNA STANDARDS.
- STRUCTURAL CONNECTORS LISTED ARE FOR EXAMPLE. OTHER PRODUCTS MAY BE SUBSTITUTED FOR ANY CONNECTORS LISTED PROVIDED THEY MEET THE REQUIRED LOAD CAPACITIES. FOLLOW MANUFACTURER'S INSTALLATION DATA. ANY CONNECTORS EXPOSED TO THE WEATHER SHALL BE HOT DIPPED GALVANIZED.
- ANCHOR BOLT MINIMUM EMBEDMENT IS 7" UNLESS OTHERWISE NOTED.
- ELECTRICAL INFORMATION IS DIAGRAMMATIC ONLY.
- ALL FIXTURES AND EQUIPMENT MUST MEET THE OWNER'S APPROVAL PRIOR TO PURCHASE AND INSTALLATION
- ALL WOOD IN CONTACT WITH MASONRY OR CONCRETE SHALL BE PRESSURE TREATED. ALL STRUCTURAL WOOD EXPOSED TO WEATHER SHALL BE PRESSURE TREATED.
- ALL WOOD AND WOOD CONSTRUCTION SHALL COMPLY WITH THE RELEVANT CODES AND SPECIFICATIONS AND THE 'AMERICAN INSTITUTE OF TIMBER CONSTRUCTION' (STANDARD MANUAL)
- APPLICATION OF PAINT OR OTHER COATING SHALL BE IN STRICT ACCORDANCE WITH THE MANUFACTURER'S DIRECTIONS. READY-MIXED PAINT SHALL NOT BE THINNED, EXCEPT AS PERMITTED IN THE APPLICATION INSTRUCTIONS.
- ALL SURFACES TO BE FINISHED SHALL BE CLEAN AND FREE OF FOREIGN MATERIALS, (DIRT, GREASE, ASPHALT, RUST, ETC.)
- APPLICATION SHALL BE IN A WORKMANLIKE MANNER PROVIDING A SMOOTH SURFACE. APPLICATION RATE SHALL BE THAT RECOMMENDED BY THE MANUFACTURER. APPLICATION MAY BE BY BRUSH OR ROLLER, OR MAY BE BY SPRAY IF PAINT IS FORMULATED FOR SAME.
- PROVIDE EXTERIOR AND INTERIOR SURFACE FINISHES AS SCHEDULED, AS APPROPRIATE FOR THEIR LOCATION OR EXPOSURE TO WEATHER, AND AS RECOMMENDED BY THE MANUFACTURER.
- OTHER FINISHES AS PER CONSTRUCTION DOCUMENTS, FINISH SCHEDULE OR OWNER'S SPECIFICATIONS.
- THE DESIGNER SHALL NOT BE RESPONSIBLE FOR AND WILL NOT HAVE CONTROL OR CHARGE OF CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES. NOR WILL HE/SHE BE RESPONSIBLE FOR THE SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK, OR THE CONTRACTOR'S FAILURE TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. THE DESIGNER SHALL NOT BE RESPONSIBLE FOR OR HAVE CONTROL OR CHARGE OVER THE ACTS OR OMISSIONS OF THE CONTRACTOR, SUB-CONTRACTORS, OR ANY OF THEIR AGENTS OR EMPLOYEES, OR ANY OTHER PERSONS PERFORMING ANY OF THE WORK.



**Project Identification**  
Nickitas Residence

**Project Location**  
13850 SW Airport Road  
Cedar Key, FL 32625

**Owner**  
Nick & Lili Nickitas

**Designer**  
Bob Harris - dba Bob Harris Design  
2351 SW 56th Avenue  
Gainesville, Florida 32608

**Building Code**  
All areas of construction shall comply with Florida Building Code 8th Addition 2023

- Project Scope**
- Repair hurricane damage of existing home.
  - Raise existing home.
  - New exterior elevated decking.
- Note:  
Structural engineering, windload design and house raising specifications by others.

Sheet List	
Sheet Number	Sheet Name
A0	Cover, Location, Notes
A0.1	Demolition Plan
A1	First Floor Plan
A2	Ground Floor Plan
A3	Elevations
A4	Elevations
A5	Electrical Plan - Main Floor
A6	Electrical Plan Ground Floor
A7	Reflected Ceiling Plan

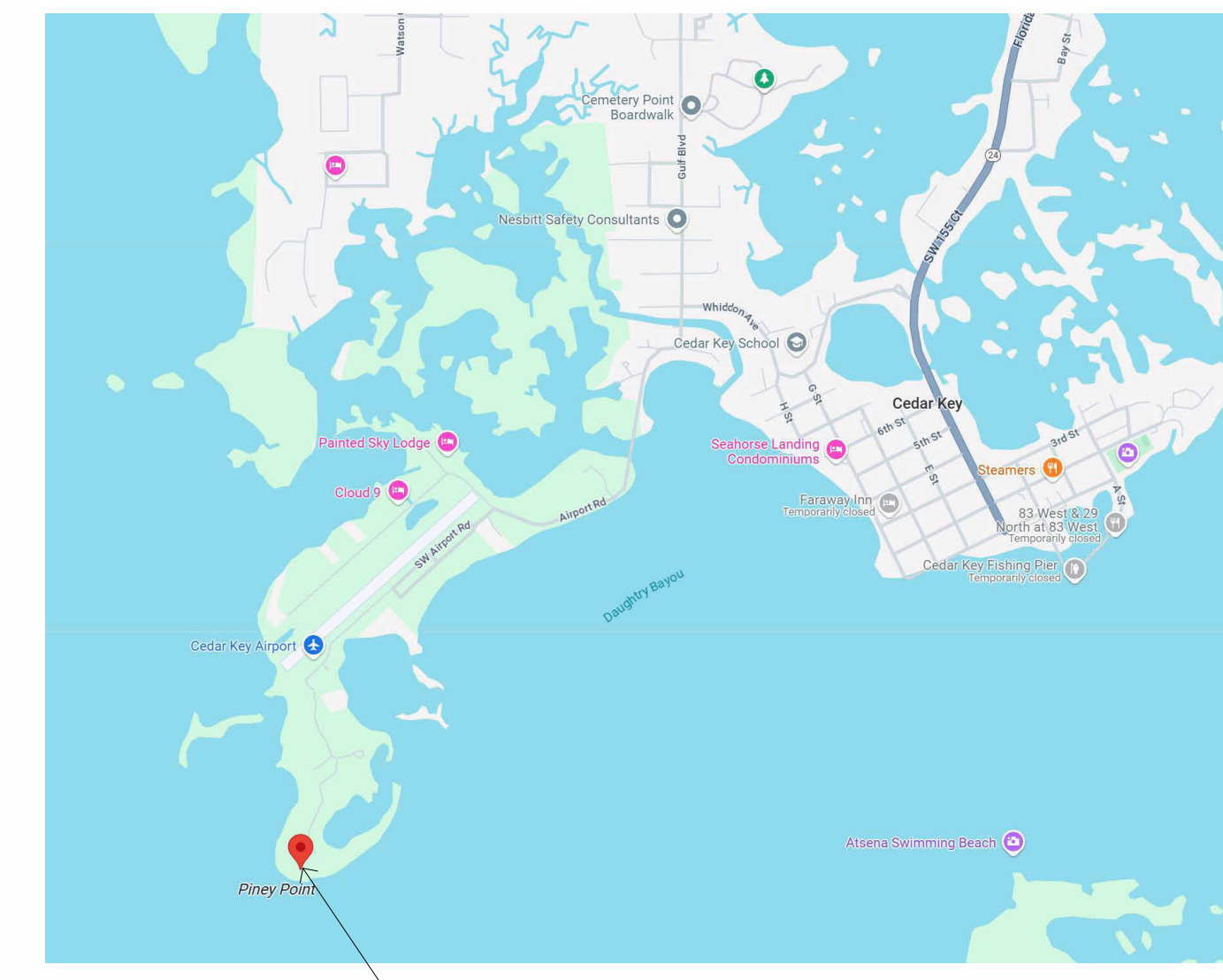
Area Schedule (Gross Building)	
Area	Name
3312 SF	Existing Conditioned - Raised
488 SF	Existing Covered Deck - Raised
2354 SF	New Open Elevated Deck
6155 SF	

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**Site**  
1" = 30'-0"



**Location Map**  
N.T.S.



**Sketch 1**



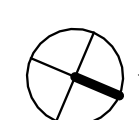
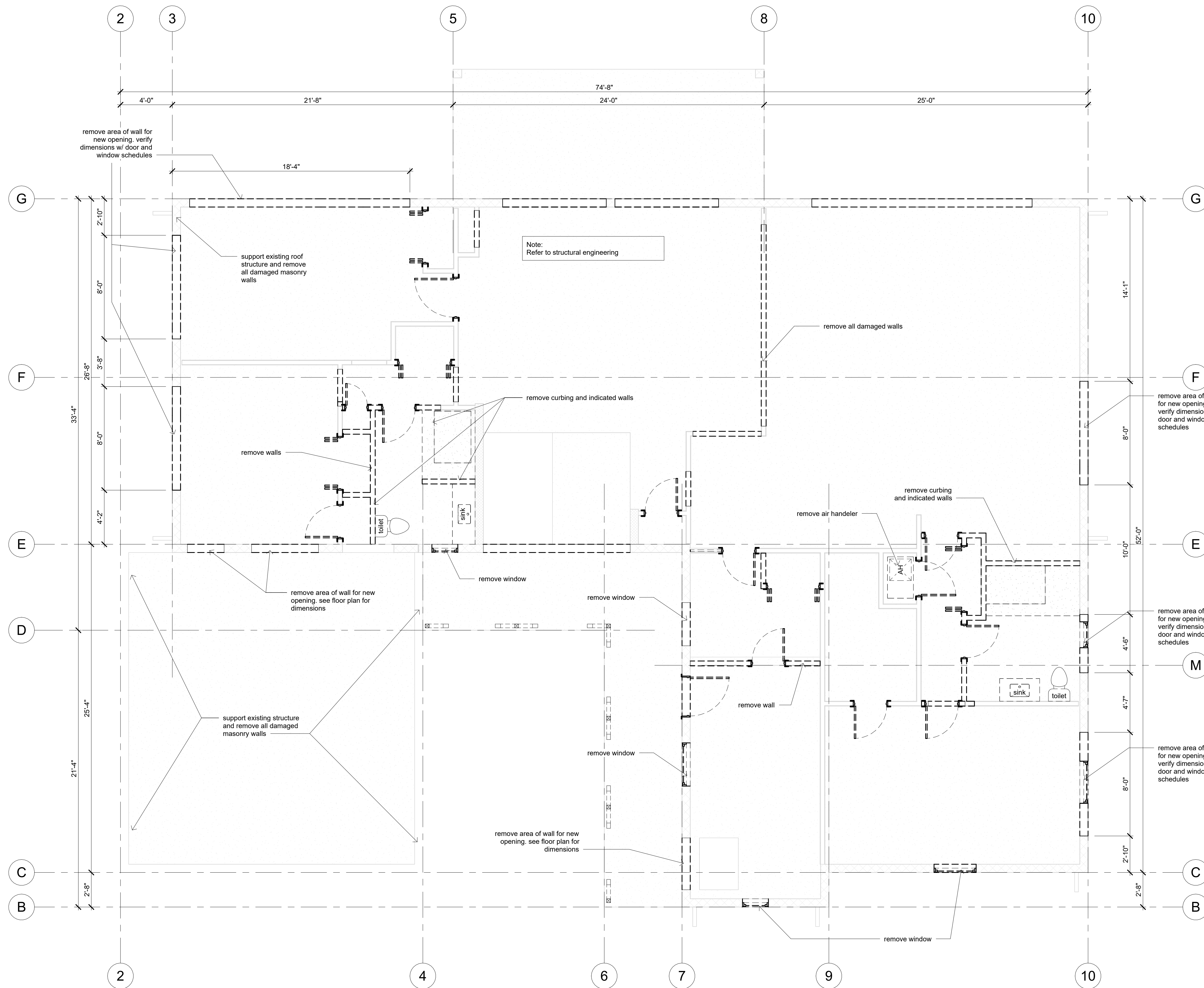
**Sketch 2**

Revision Date  
Number Date

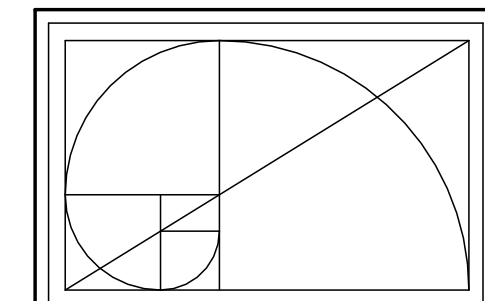
Date: 02/20/2025  
Drawn: Bob Harris  
Description: Cover, Location, Notes

SHEET  
**A0**  
OF  
9





**Demolition Plan**  
1/4" = 1'-0"



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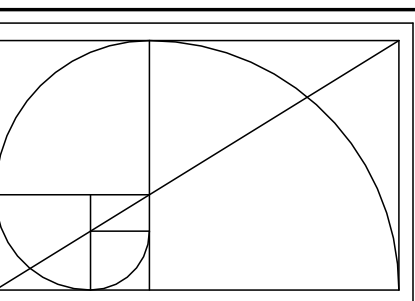
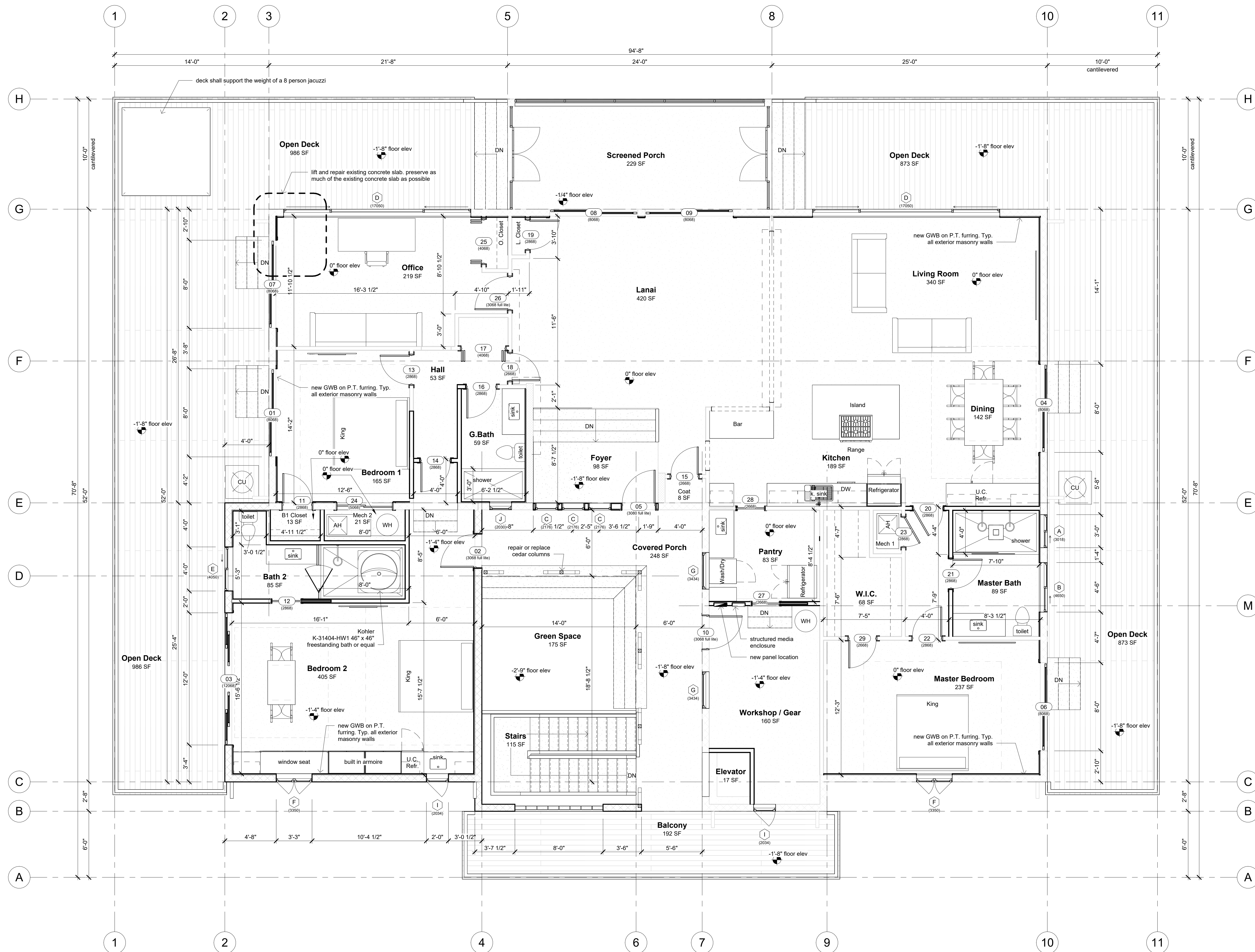
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Revision Date  
Number      Date

Date: 02/20/2025  
Drawn: Bob Harris  
Description: Demolition Plan

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9



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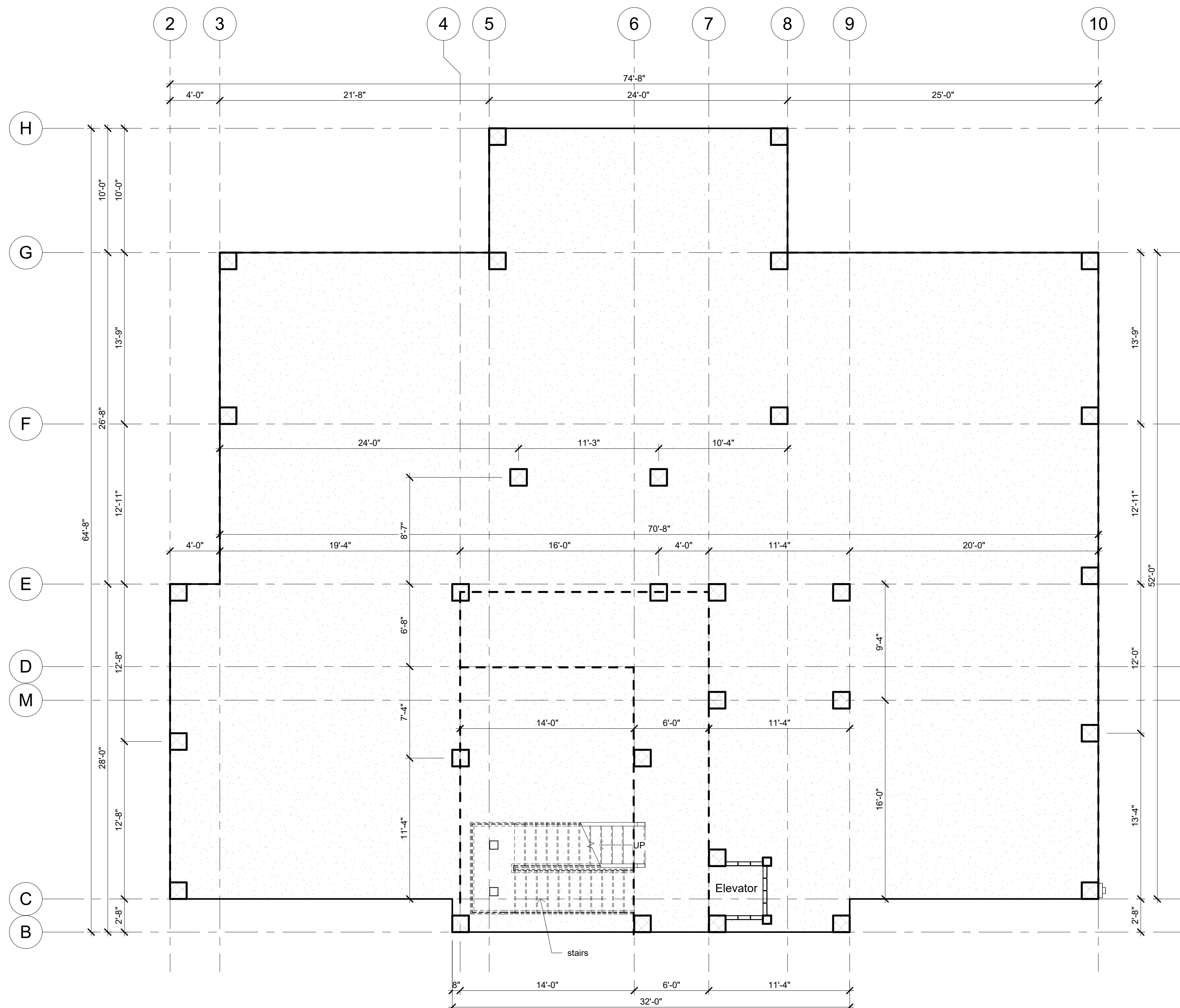
Revision Date	
Number	Date
Date:	02/20/2025
Drawn:	Bob Harris
Description:	First Floor Plan

SHEET  
**A1**  
OF  
9

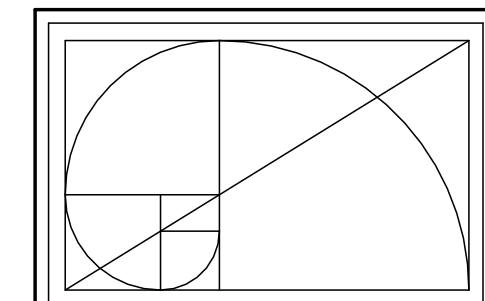
**Main Floor Plan**  
1/4" = 1'-0"

Window Schedule					
Mark	Width	Height	Description	Comments	Count
A	3'-0"	1'-8"	XO Horizontal Slider		1
B	4'-6"	5'-0"	XO Horizontal Slider		1
C	2'-1"	7'-6"	Fixed Glass		3
D	17'-0"	5'-0"	XOX Horizontal Sliding		2
E	4'-0"	5'-0"	XO Horizontal Slider		1
F	3'-3"	5'-0"	French Casement		2
G	3'-4"	3'-4"	Single Hung		2
I	2'-0"	3'-4"	Casement Left		2
J	2'-0"	3'-0"	Single Hung		1

Door Schedule						
Mark	Width	Height	Function	Location	Description	Comments
01	8'-0"	6'-8"	Exterior	Bedroom 1	SGD (2) Panel (2) Track	
02	3'-0"	6'-8"	Exterior	Bedroom 2	Full Lite	Patterned Glass
03	12'-0"	6'-8"	Exterior	Bedroom 2	(4) Panel (2) Track Opposing SGD	
04	8'-0"	6'-8"	Exterior	Dining	SGD (2) Panel (2) Track	
05	3'-0"	8'-0"	Exterior	Foyer	Full Lite	Entry Door
06	8'-0"	6'-8"	Exterior	Master Bedroom	SGD (2) Panel (2) Track	
07	8'-0"	6'-8"	Exterior	Office	SGD (2) Panel (2) Track	
08	8'-0"	6'-8"	Exterior	Screened Porch	SGD (2) Panel (2) Track	
09	8'-0"	6'-8"	Exterior	Screened Porch	SGD (2) Panel (2) Track	
10	3'-0"	6'-8"	Exterior	Workshop / Gear	Full Lite	Patterned Glass
11	2'-8"	6'-8"	Interior	B1 Closet		
12	2'-8"	6'-8"	Interior	Bath 2	Pocket Door	
13	2'-8"	6'-8"	Interior	Bedroom 1		
14	2'-8"	6'-8"	Interior	Bedroom 2		
15	2'-6"	6'-8"	Interior	Coat		
16	2'-8"	6'-8"	Interior	G.Bath		
17	4'-0"	6'-8"	Interior	H. Closet	Double Bi Fold Door	
18	2'-6"	6'-8"	Interior	Hall		
19	2'-8"	6'-8"	Interior	Lanai		
20	2'-8"	6'-8"	Interior	M. Hall		
21	2'-8"	6'-8"	Interior	Master Bath		
22	2'-8"	6'-8"	Interior	Master Bedroom		
23	2'-8"	6'-8"	Interior	Mech 1		
24	5'-0"	6'-8"	Interior	Mech 2	Pair Sliding Doors	
25	4'-0"	6'-8"	Interior	O. Closet	Double Bi Fold Door	
26	3'-0"	6'-8"	Interior	Office	Full Lite Patterned Glass	
27	2'-6"	6'-8"	Interior	Pantry	Pocket Door	
28	2'-6"	6'-8"	Interior	Pantry	Pocket Door	
29	2'-6"	6'-8"	Interior	W.I.C.		



Ground Floor  
3/16" = 1'-0"



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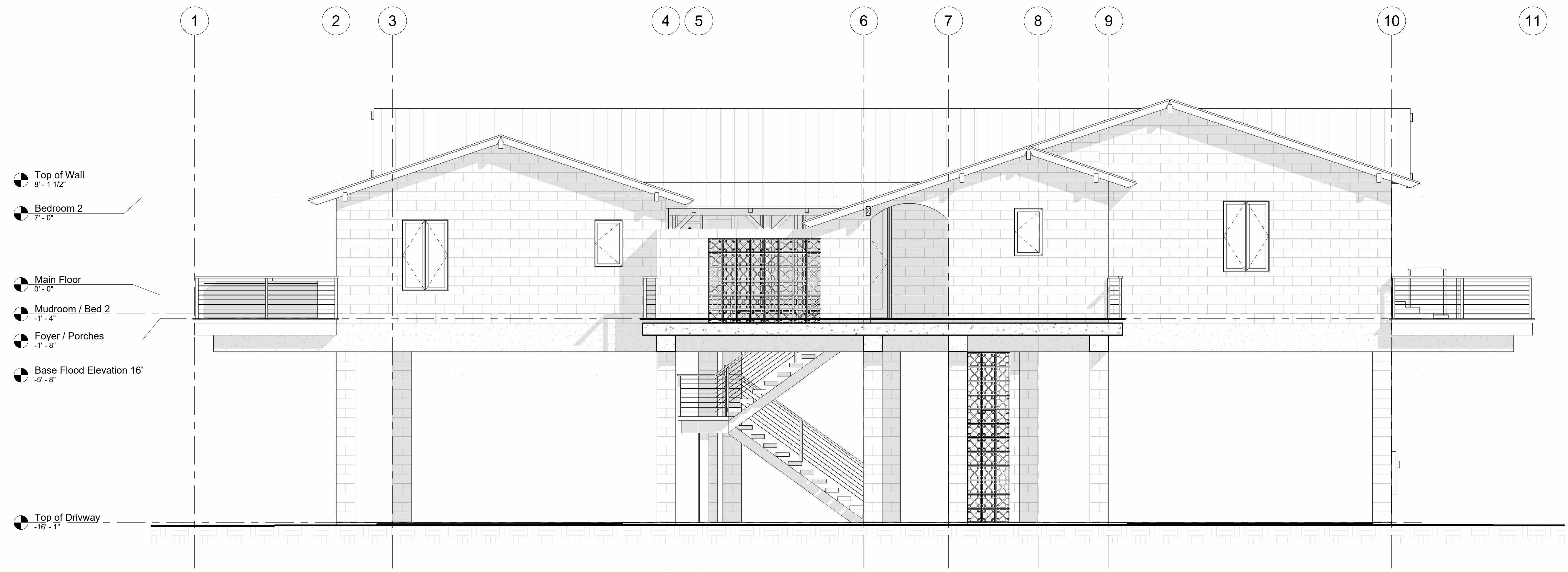
**Nickitas Residence Home Renovation**  
13850 SW Airport Road  
Cedar Key, FL 32625

Revision Date  
Number Date

Date: 02/20/2025  
Drawn: Bob Harris  
Description: Ground Floor Plan

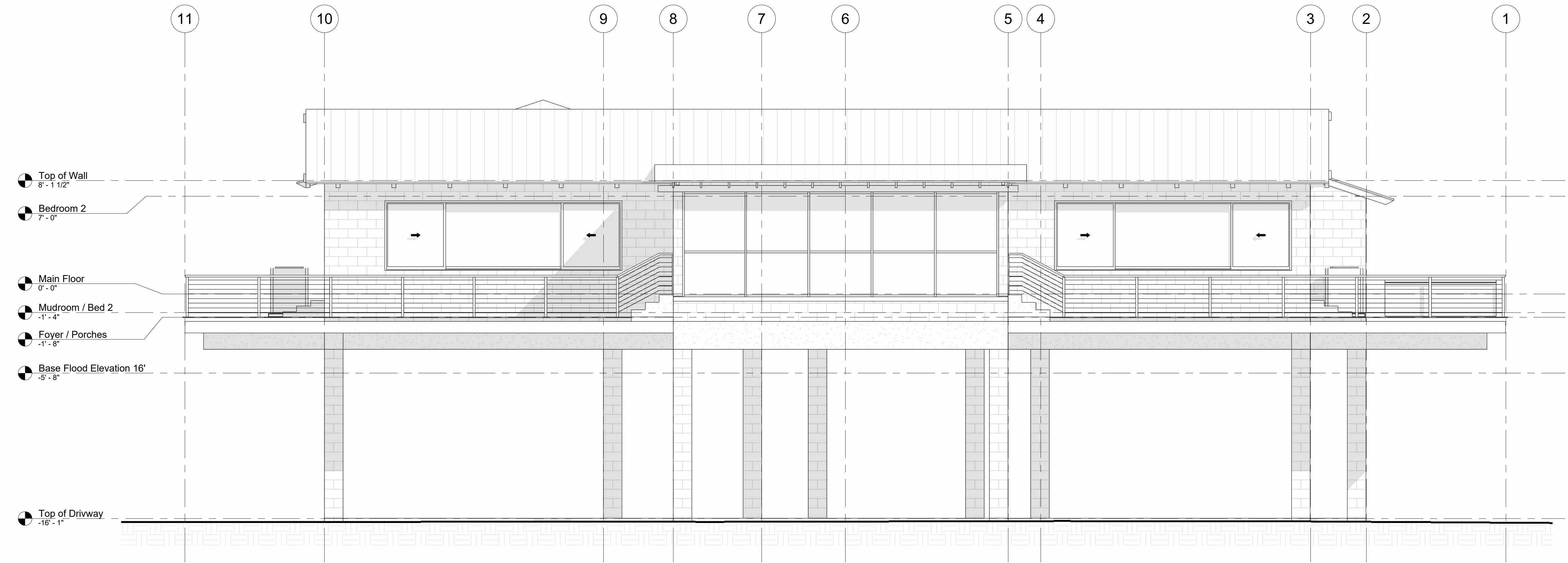
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**A2**  
OF  
9





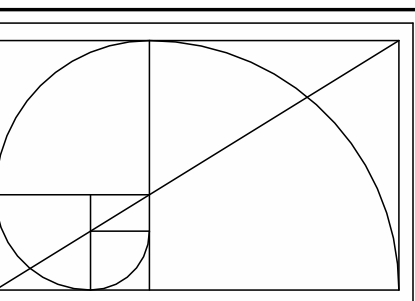
Northeast Elevation

1/4" = 1'-0"



Southwest Elevation

1/4" = 1'-0"



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Revision Date	Number	Date

Date: 02/20/2025

Drawn: Bob Harris

Description:

Elevations

SHEET  
**A3**  
OF  
9



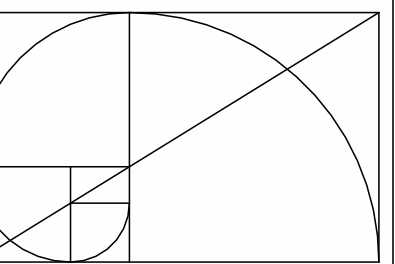
Northwest Elevation

1/4" = 1'-0"



Southeast Elevation

1/4" = 1'-0"



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Revision	Date

Date: 02/20/2025

Drawn: Bob Harris

Description:

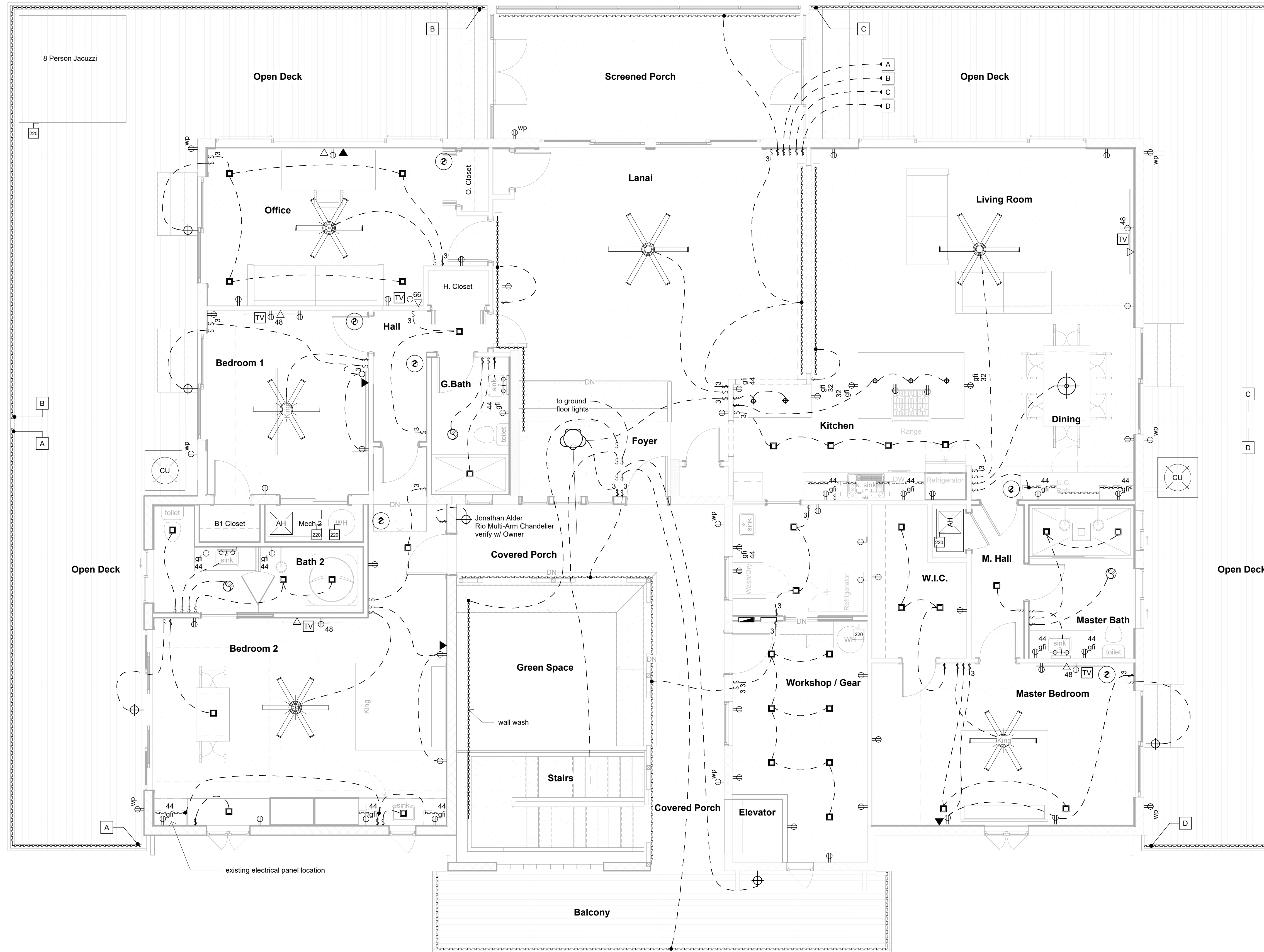
Elevations

SHEET

**A4**

OF  
9





**Electrical Legend**

	Ceiling Fan
	Ceiling Fan w/ Light Kit
	Recessed Can Light
	Large Pendant Light
	Small Pendant Light
	Wall Mounted Light
	Ceiling Mounted Light
	Bathroom Vanity Light
	Flood Lights
	LED Strip Light - Provide all LED with Dimmable Drivers
	Light Switch
	Light Switch w/ Dimmer
	3 Way Light Switch
	Switch w/ Timer
	Ceiling Mounted WiFi Access Point
	120V Duplex - Number indicates height above floor. 16" default
	120V Duplex - Ground Fault Interrupted
	120V Duplex - Ground Fault Interrupted In Water Resistant Enclosure
	240V Outlet
	CAT6 Data Connection
	Telephone Connection
	RJ6 Television Connection
	Exhaust Fan
	Smoke Detector CO2 Combo Units

**Electrical General Notes:**

- All receptacle outlets not indicated as gfi (ground fault interrupted) shall be afci (arc fault circuit interrupted)
- All receptacle outlets indicated as WP are Ground Fault Interrupted
- Provide dimmers for all LED strip lighting.
- Verify w/ Owner light all other fixtures to receive dimmers.
- All electrical outlets, unless otherwise indicated in these notes, will be 16" above floor.

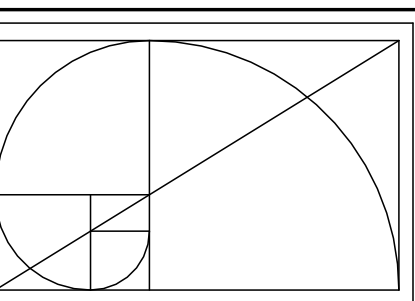
**Low Voltage Notes:**

- Home run all CAT6, TV and phone to Structured Media Enclosure (SME).
- Structured Media Enclosure (SME) shall be specified for WiFi transmissions.
- Provide data connection to outside for Cable, Satellite and DSL Internet. Terminate in SME.
- Terminate all CAT6 in patch panel in SME.
- All exterior low voltage LED strip lighting shall be approved by Mfg. for wet locations.

**Smoke Alarm Notes:**

- Smoke alarms shall be installed as per FBC SECTION R314
- Smoke alarms shall be installed in the following locations:
- In each sleeping room.
  - Outside each separate sleeping area in the immediate vicinity of the bedrooms.
  - Smoke alarms shall be installed not less than 3 feet (914 mm) horizontally from the door or opening of a bathroom that contains a bathtub or shower unless this would prevent placement of a smoke alarm
- Installation near cooking appliances:
- Ionization smoke alarms shall not be installed less than 20 feet (6096 mm) horizontally from a permanently installed cooking appliance.
  - Ionization smoke alarms with an alarm-silencing switch shall not be installed less than 10 feet (3048 mm) horizontally from a permanently installed cooking appliance.
  - Photoelectric smoke alarms shall not be installed less than 6 feet (1828 mm) horizontally from a permanently installed cooking appliance.
  - Smoke alarms listed and marked "helps reduce cooking nuisance alarms" shall not be installed less than 6 feet (1828 mm) horizontally from a permanently installed cooking appliance.

**Electrical First Floor**  
1/4" = 1'-0"



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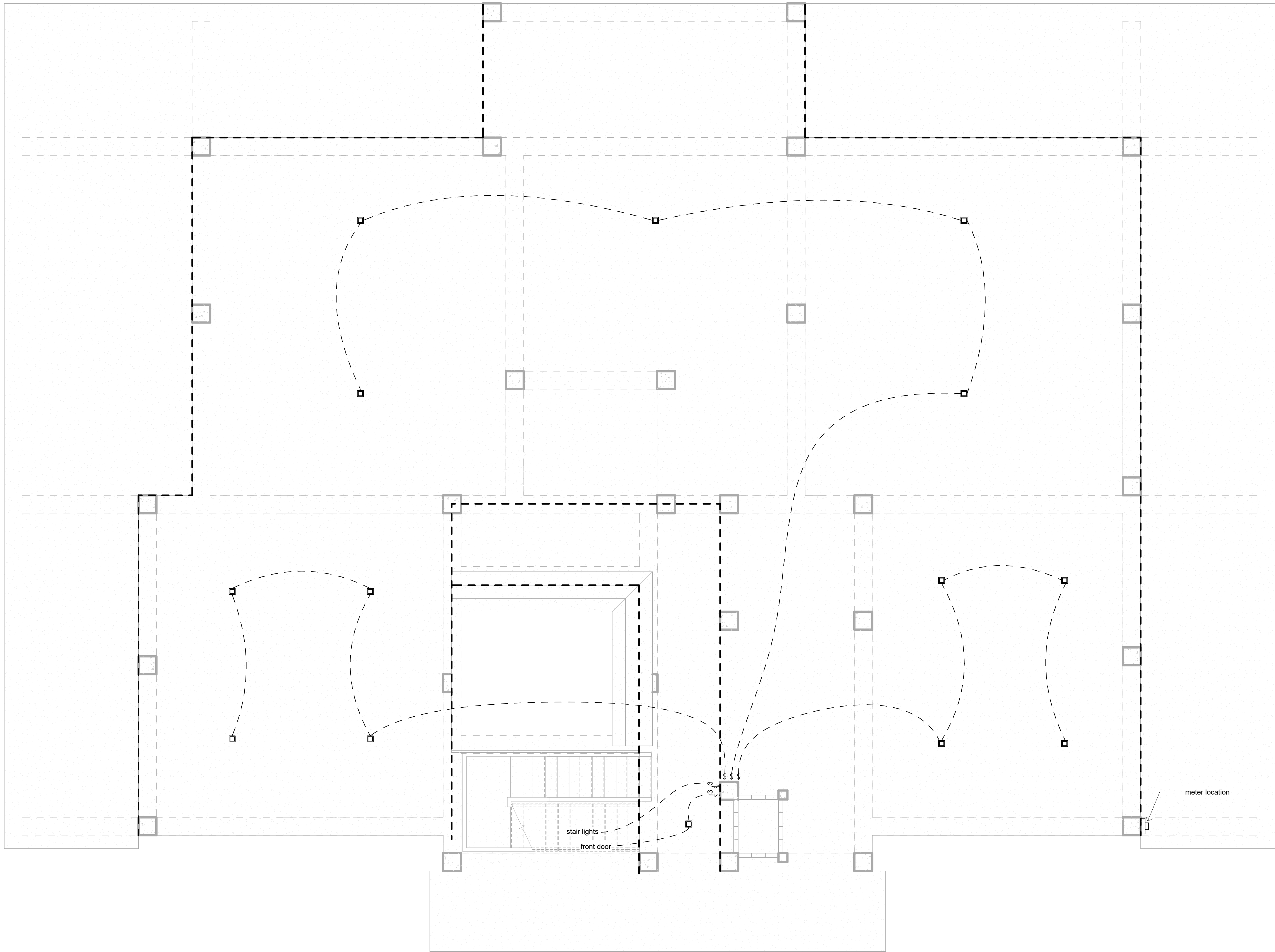
Revision Date  
Number      Date

Date: 02/20/2025

Drawn: Bob Harris

Description:  
Electrical Plan - Main Floor

SHEET  
**A5**  
OF  
9



	Ceiling Fan
	Ceiling Fan w/ Light Kit
	Recessed Can Light
	Large Pendant Light
	Small Pendant Light
	Wall Mounted Light
	Ceiling Mounted Light
	Bathroom Vanity Light
	Flood Lights
	LED Strip Light - Provide all LED with Dimmable Drivers
	Light Switch
	Light Switch w/ Dimmer
	3 Way Light Switch
	Switch w/ Timer
	Ceiling Mounted WiFi Access Point
	120V Duplex - Number indicates height above floor. 16" default
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	240V Outlet
	CAT6 Data Connection
	Telephone Connection
	RJ6 Television Connection
	Exhaust Fan
	Smoke Detector CO2 Combo Units

- Electrical General Notes:**
- All receptacle outlets not indicated as gfi (ground fault interrupted) shall be afci (arc fault circuit interrupted)
  - All receptacle outlets indicated as WP are Ground Fault Interrupted
  - Provide dimmers for all LED strip lighting.
  - Verify w/ Owner light all other fixtures to receive dimmers.
  - All electrical outlets, unless otherwise indicated in these notes, will be 16" above floor.
- Low Voltage Notes:**
- Home run all CAT6, TV and phone to Structured Media Enclosure (SME).
  - Structured Media Enclosure (SME) shall be specified for WiFi transmissions.
  - Provide data connection to outside for Cable, Satellite and DSL Internet. Terminate in SME.
  - Terminate all CAT6 in patch panel in SME.
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- Smoke Alarm Notes:**
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  - Photoelectric smoke alarms shall not be installed less than 6 feet (1828 mm) horizontally from a permanently installed cooking appliance.
  - Smoke alarms listed and marked "helps reduce cooking nuisance alarms" shall not be installed less than 6 feet (1828 mm) horizontally from a permanently installed cooking appliance.

**Electrical Plan Ground Floor**  
1/4" = 1'-0"

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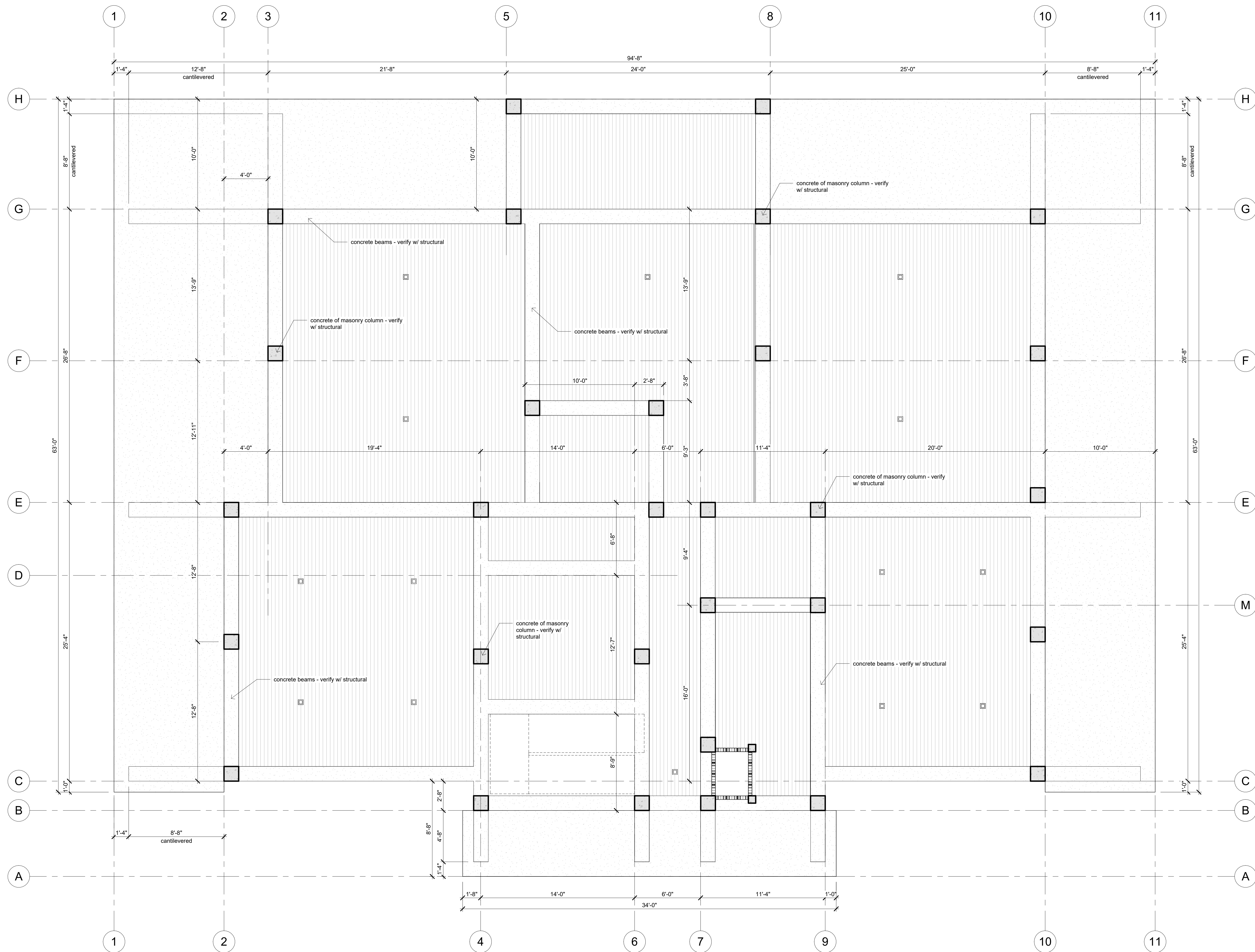
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Revision Date  
Number      Date

Date: 02/20/2025  
Drawn: Bob Harris  
Description: Electrical Plan Ground Floor

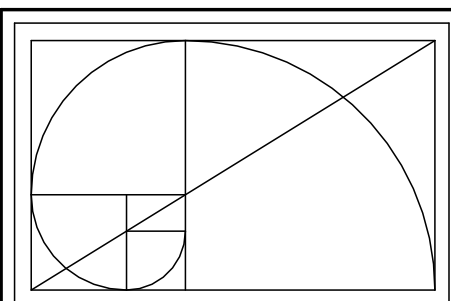
SHEET  
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9





Ground Floor Reflected Ceiling Plan

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Revision Number	Date

Date: 02/20/2025  
 Drawn: Bob Harris  
 Description: Reflected Ceiling Plan

SHEET  
**A7**  
 OF  
 9