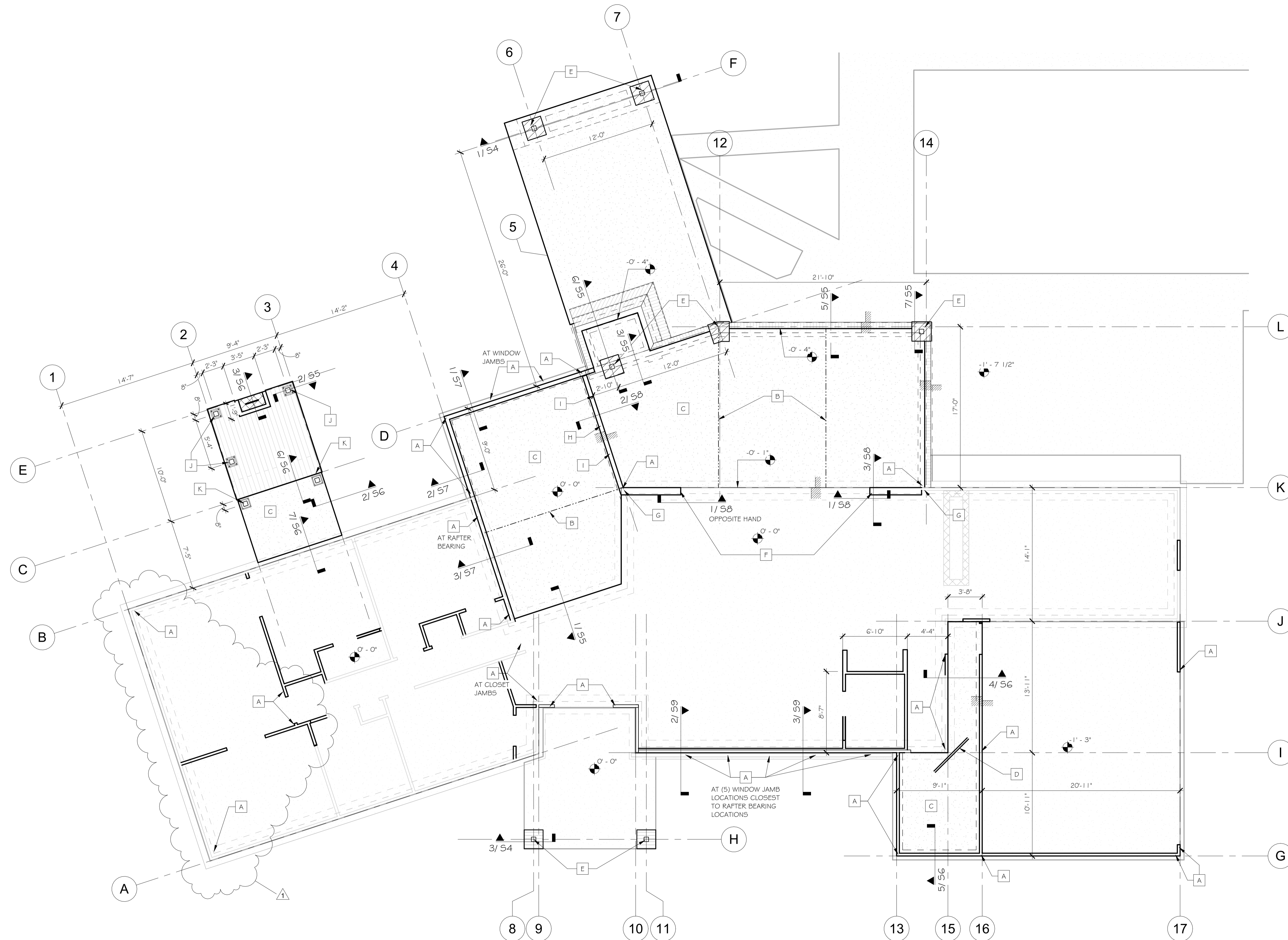


PLAN NOTES:

- LOCATE EXISTING UTILITIES PRIOR TO EXCAVATION FOR NEW FOOTINGS.
- DO NOT UNDERMINE EXISTING FOOTINGS.
- NEW FOUNDATIONS SHALL BE ALLOWED TO SETTLE PRIOR TO COMMENCEMENT OF WOOD-FRAMED AND STEEL CONSTRUCTION.
- MAINTAIN POSITIVE SLOPE FOR FINISHED GRADE AWAY FROM NEW FOUNDATIONS PER CODE.
- FIELD VERIFY DIMENSIONS AS REQUIRED.
- REFER TO ARCHITECTURAL FOR TERMITE TREATMENT OF SUB-GRADE.
- SLAB ELEVATIONS SHOWN ARE RELATIVE TO AN ARBITRARY SET REFERENCE DATUM OF 0'-0" ACTUAL ELEVATIONS CAN BE PROVIDED BY A LICENSED SURVEYOR.
- MAXIMUM SPACING OF SAWCUT CONTROL JOINTS IN SLAB SHALL BE APPROXIMATELY 15 FEET IN EACH DIRECTION, WITH LENGTH-TO-WIDTH RATIO OF 1.5 OR LESS AT EACH INDIVIDUAL RECTANGULAR AREA. SAWCUT DEPTH SHALL BE 25 PERCENT OF THE SLAB DEPTH. SAWCUT WORK SHALL BE PERFORMED THE SAME DAY AS THE SLAB PLACEMENT, BUT AFTER THE CONCRETE HAS CURED SUFFICIENTLY TO PREVENT RAVELING. EXTERIOR JOINTS SHALL BE FILLED WITH SILICONE SEALANT AND BACKER ROD (OR EQUAL). CONTRACTOR TO COORDINATE SEALING OF INTERIOR JOINTS WITH FLOOR FINISHES.
- THE SIZE OF THE WELDED WIRE MESH INDICATED IS RECOMMENDED BY THE STRUCTURAL ENGINEER. HOWEVER, AT THE OWNER AND CONTRACTOR'S RISK, OF INCREASED CRACK DEVELOPMENT, 6X6-W1.4XW1.4 WELDED WIRE MESH MAY BE SUBSTITUTED IN ACCORDANCE WITH THE FLORIDA RESIDENTIAL CODE R506.2.4.2.
- FIBER REINFORCED CONCRETE, IF SELECTED, SHALL BE CONCRETE MANUFACTURER'S FIBER MIX THAT COMPLIES WITH THE FLORIDA RESIDENTIAL CODE SECTION R506.2.4.2. MIX SHALL CONTAIN MICRO- OR MACRO-SYNTHETIC FIBER REINFORCEMENT, WITH FIBER LENGTHS OF 1/2" TO 2-1/4". DOSAGE AMOUNTS SHALL BE FROM 1.5 TO 3.0 POUNDS PER CUBIC YARD, AND SYNTHETIC FIBERS SHALL COMPLY WITH ASTM C1116.

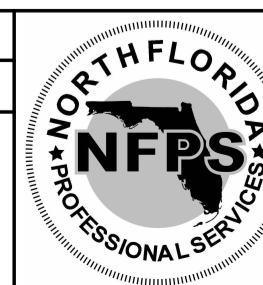
FOUNDATION PLAN KEYNOTE LEGEND

- A** SIMPSON HTT4 HOLD-DOWN WITH 5/8" DIAMETER HOT-DIPPED GALV. THREADED ROD, DRILL AND EPOXY (6" EMBEDMENT), PROVIDE DOUBLE STUD PACK, UNLESS NOTED OTHERWISE ON PLAN, LOADBEARING HEADER SCHEDULE, OR OTHER DETAILS.
- B** SUGGESTED SLAB-ON-GRADE CONTROL JOINT LOCATION. SEE NOTE 8.
- C** 4" CONCRETE SLAB-ON-GRADE OVER 6-MIL POLYETHYLENE VAPOR RETARDER OVER COMPACTED AND TERMITE TREATED SUBGRADE. REINFORCE SLAB WITH ONE OR MORE OF THE FOLLOWING:
 - W2.9XW2.9-6"X6" WELDED WIRE MESH (SEE NOTE 9)
 - #3 @ 18" O.C. EACH WAY
 - FIBER REINFORCED CONCRETE. (SEE NOTE 10)
- D** (2) #4X5'-0" LONG RE-ENTRANT CORNER BARS
- E** MASONRY COLUMN WITH STEEL TUBE - SEE DETAIL(S) AS INDICATED ON PLAN
- F** SLIDING DOOR JAMB - SEE DETAIL 1/58
- G** (2) 2X10 KING STUDS AND (1) 2X10 JACK STUD AT DOOR JAMB. SEE DETAIL 1/59 FOR METAL CONNECTOR REQUIREMENTS.
- H** (1) 2X6 JACK STUD FOR EACH WINDOW JAMB, WITH (3) 2X6 KING STUDS IN BETWEEN. SEE DETAIL 1/59 FOR METAL CONNECTOR REQUIREMENTS.
- I** (2) 2X6 KING STUDS AND (1) 2X6 JACK STUD AT WINDOW JAMB. SEE DETAIL 1/59 FOR METAL CONNECTOR REQUIREMENTS.
- J** FENCE POST - SEE ARCHITECTURAL
- K** STEEL COLUMN - SEE DETAIL 2/56



FOUNDATION PLAN
3/16" = 1'-0"

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09/04/2024	1	Termite Damage, Roof Framing



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LIC NO. LB8356

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CA# 29011

JOB NUMBER:
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EOR:
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P.E. NO.:

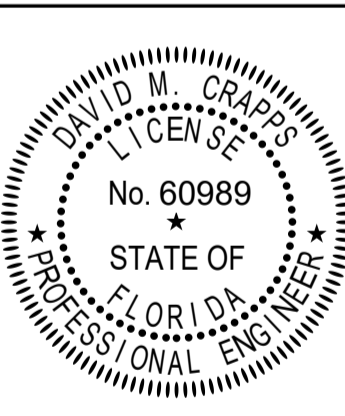
FOUNDATION PLAN

NORDENSTAM RESIDENCE

3222 NW 136th STREET
GAINESVILLE, FLORIDA 32606

SHEET NO.

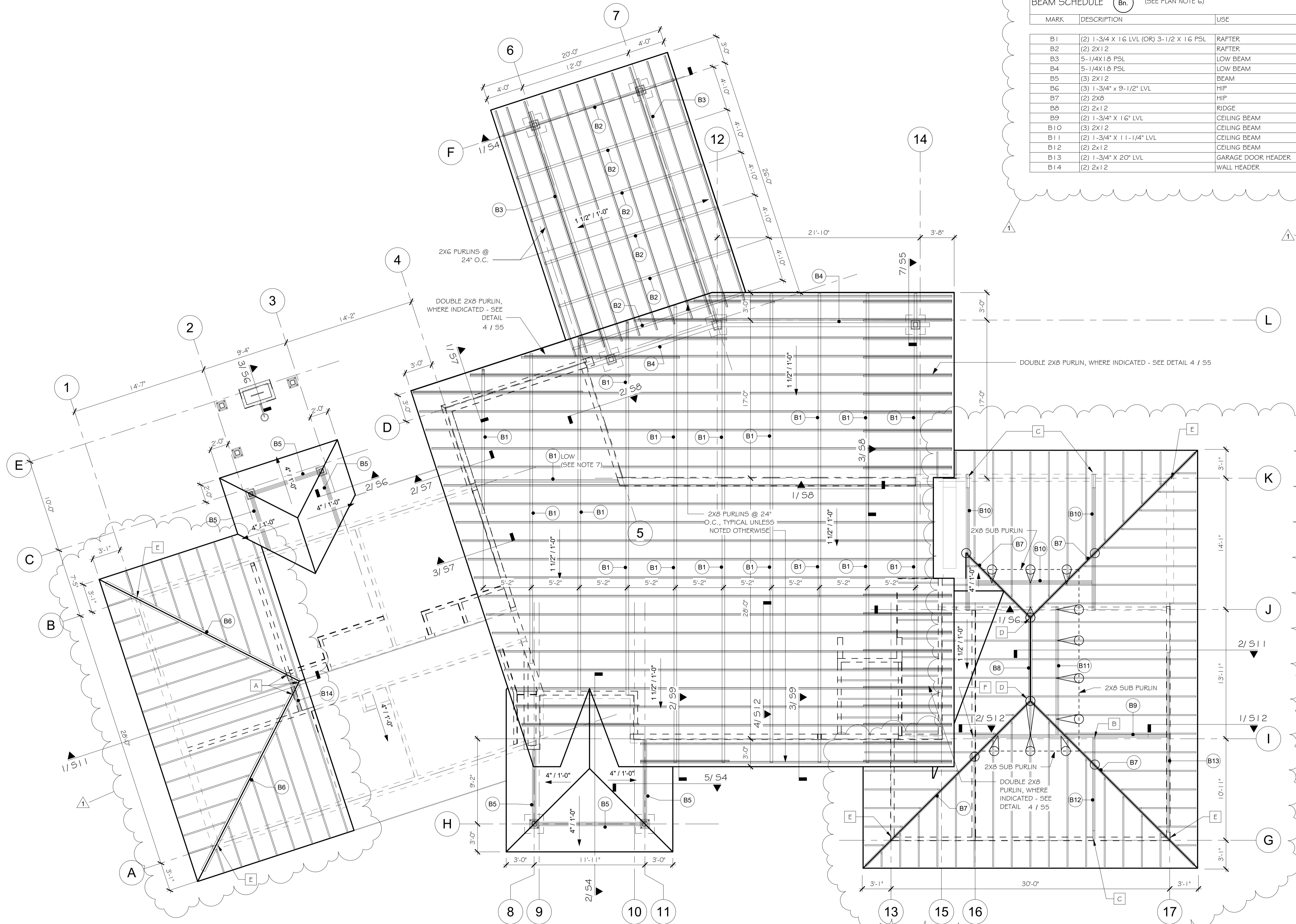
S2



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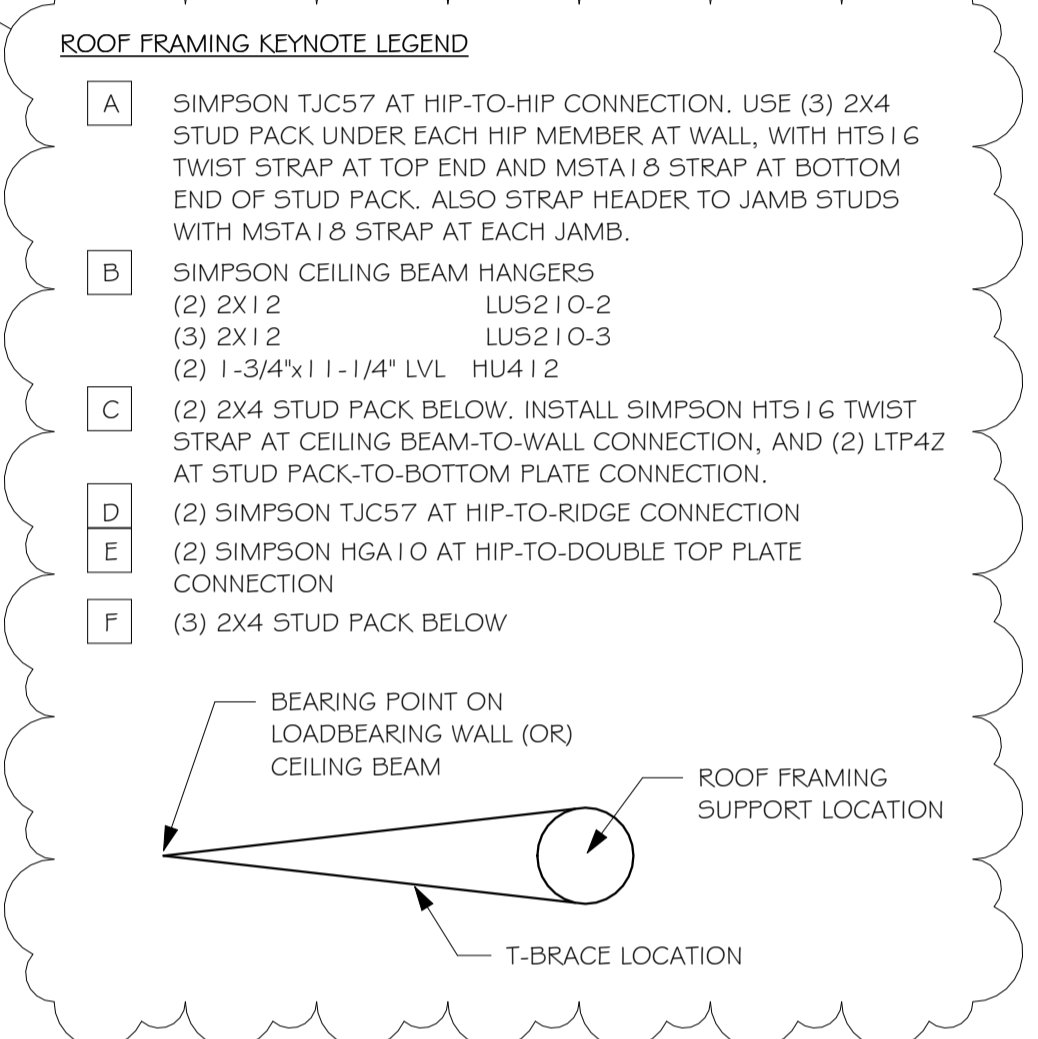
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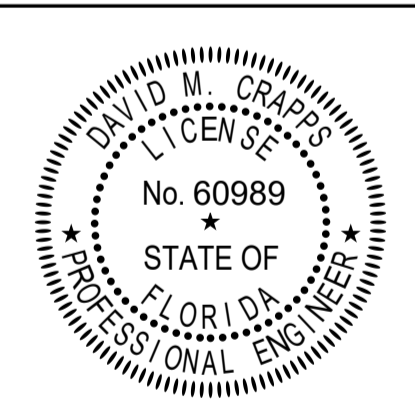
BEAM SCHEDULE (SEE PLAN NOTE 6)

MARK	DESCRIPTION	USE
B1	(2) 1-3/4" X 1 1/2" LVL (OR) 3-1/2" X 1 1/2" PSL	RAFTER
B2	(2) 2X12	RAFTER
B3	5-1/4" X 1 1/2" PSL	LOW BEAM
B4	5-1/4" X 1 1/2" PSL	LOW BEAM
B5	(3) 2X12	BEAM
B6	(3) 1-3/4" X 9-1/2" LVL	HIP
B7	(2) 2X8	HIP
B8	(2) 2X12	RIDGE
B9	(2) 1-3/4" X 1 1/2" LVL	CEILING BEAM
B10	(3) 2X12	CEILING BEAM
B11	(2) 1-3/4" X 1 1/4" LVL	CEILING BEAM
B12	(2) 2X12	CEILING BEAM
B13	(2) 1-3/4" X 20" LVL	GARAGE DOOR HEADER
B14	(2) 2X12	WALL HEADER

- PLAN NOTES:**
- FIELD VERIFY DIMENSIONS AS REQUIRED.
 - SPIKE MULTIPLE PLY BEAMS (UP TO 1 1/4" DEEP) TOGETHER WITH 2 ROWS OF 1 1/4" GALV. COMMON NAILS @ 12" O.C., PER PLY. ADD A THIRD ROW OF NAILS FOR BEAMS EXCEEDING 1 1/4" DEPTH.
 - ROOF SHEATHING SHALL BE 1/2" APA RATED PLYWOOD OR OSB WITH 6d X 2-1/2" LONG HOT-DIPPED GALV. RINGSHANKED NAILS @ 6" O.C. @ PANEL EDGES AND 12" O.C. IN FIELD OF PANEL. PROVIDE 1 1/2" GAP BETWEEN ADJACENT PANELS AND/OR USE SIMPSON PSL CLIPS.
 - WALL SHEATHING SHALL BE 1/2" APA RATED PLYWOOD OR OSB WITH 6d X 2-1/2" LONG GALV. RINGSHANKED NAILS @ 6" O.C. @ PANEL EDGES AND 12" O.C. IN FIELD OF PANEL. PROVIDE SOLID 2X BLOCKING @ ANY HORIZONTAL EDGES.
 - NAIL STUD PACKS TOGETHER WITH 1 1/4" HOT-DIPPED GALVANIZED COMMON NAILS @ 6" O.C. STAGGERED PER EACH ADDITIONAL PLY.
 - SEE ARCHITECTURAL FOR WRAPPED FINISH OF ROOF BEAMS. WRAPPED FINISH SHALL INCLUDE NECESSARY WEATHERPROOFING TO PROTECT BEAMS FROM MOISTURE INTRUSION. AT THE OWNER'S OPTION, PRESSURE-TREATED BEAM PRODUCTS CAN BE SUBSTITUTED FOR ADDITIONAL PROTECTION AND POTENTIAL EXTENSION OF THE SERVICE LIFE OF THE ROOF FRAMING.
 - PROVIDE WALL POCKET AT EACH END OF "B1" LOW BEAM FOR BEARING WITHIN STUD WALL. SEE DETAIL 2/S9 FOR STUD PACK AND HURRICANE TIE REQUIREMENTS.



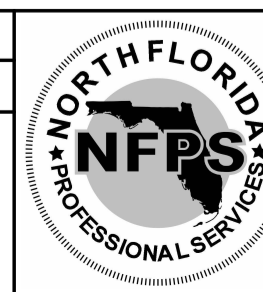
ROOF FRAMING PLAN
3/16" = 1'-0"



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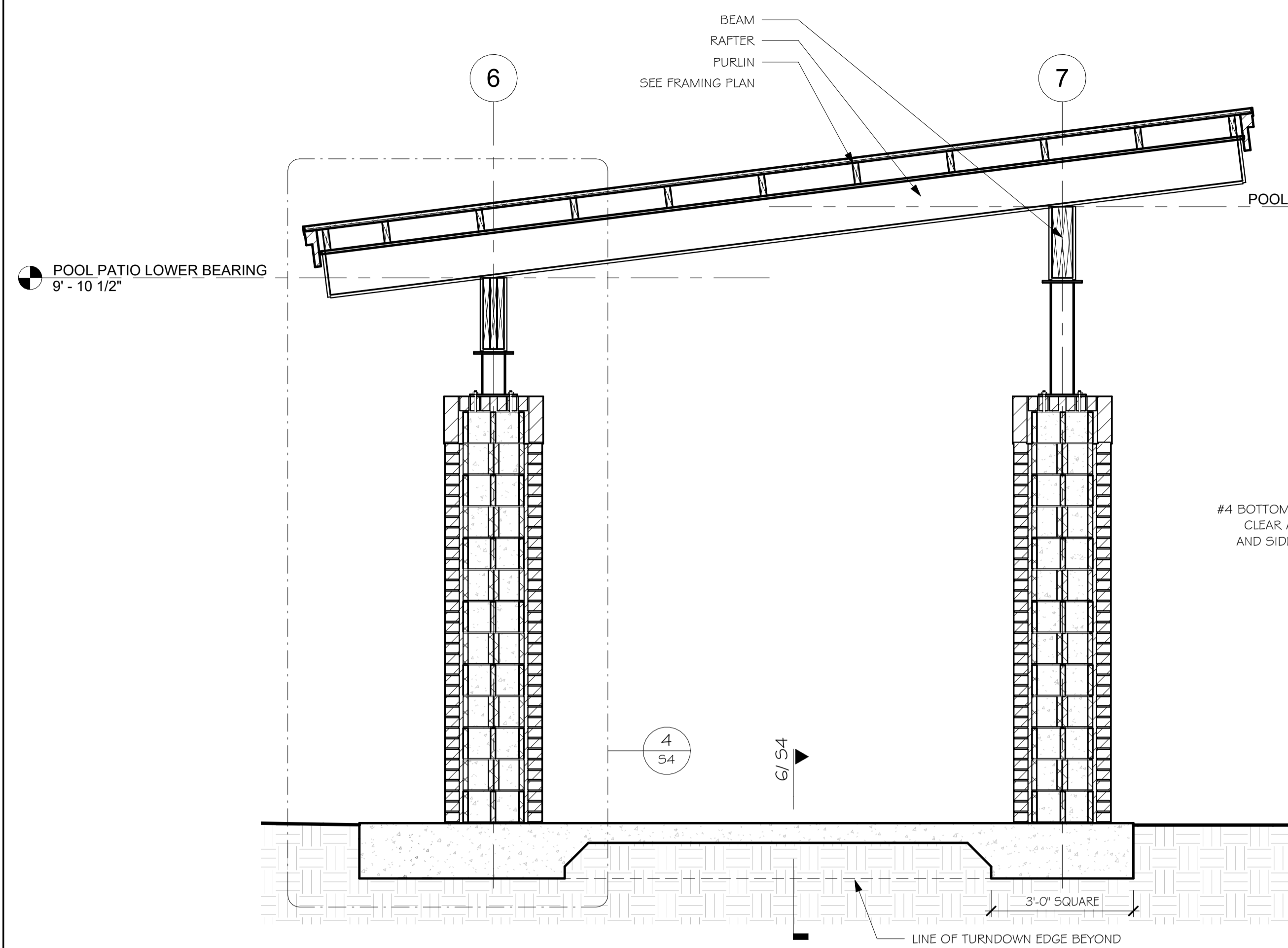
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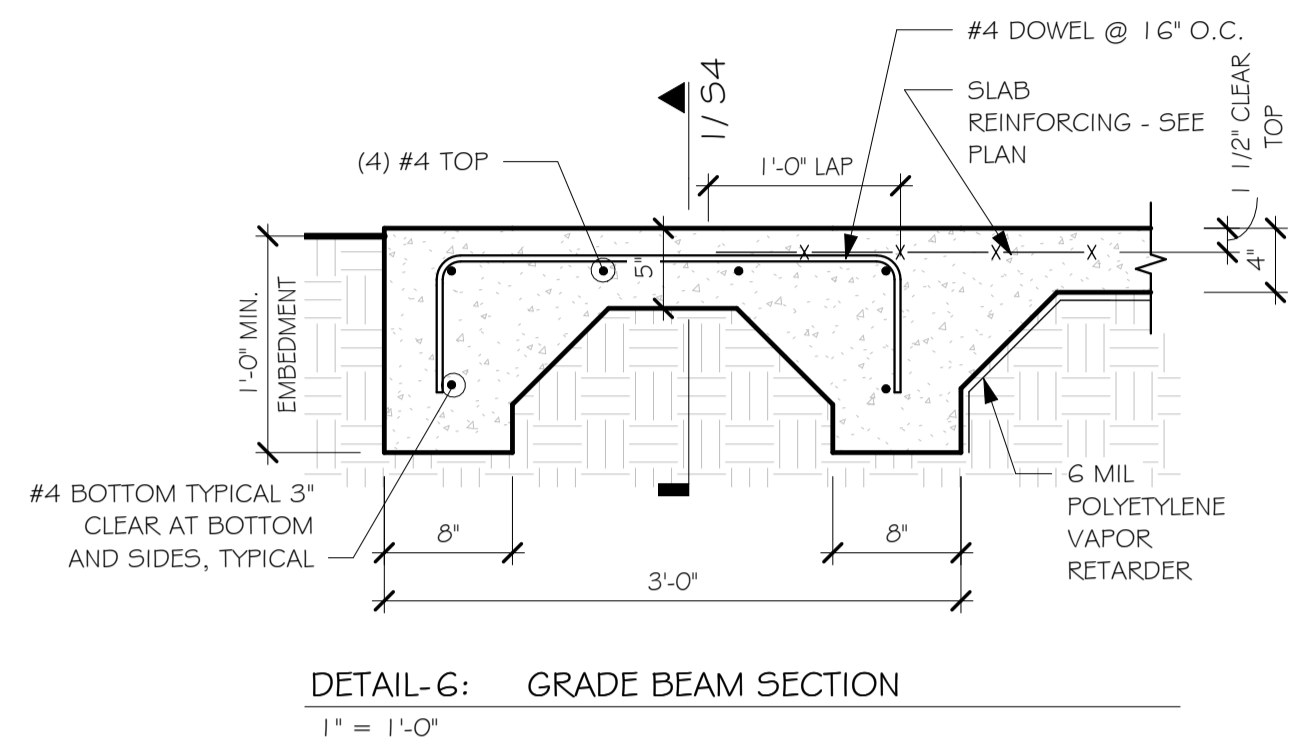
ROOF FRAMING PLAN
NORDENSTAM RESIDENCE
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S3

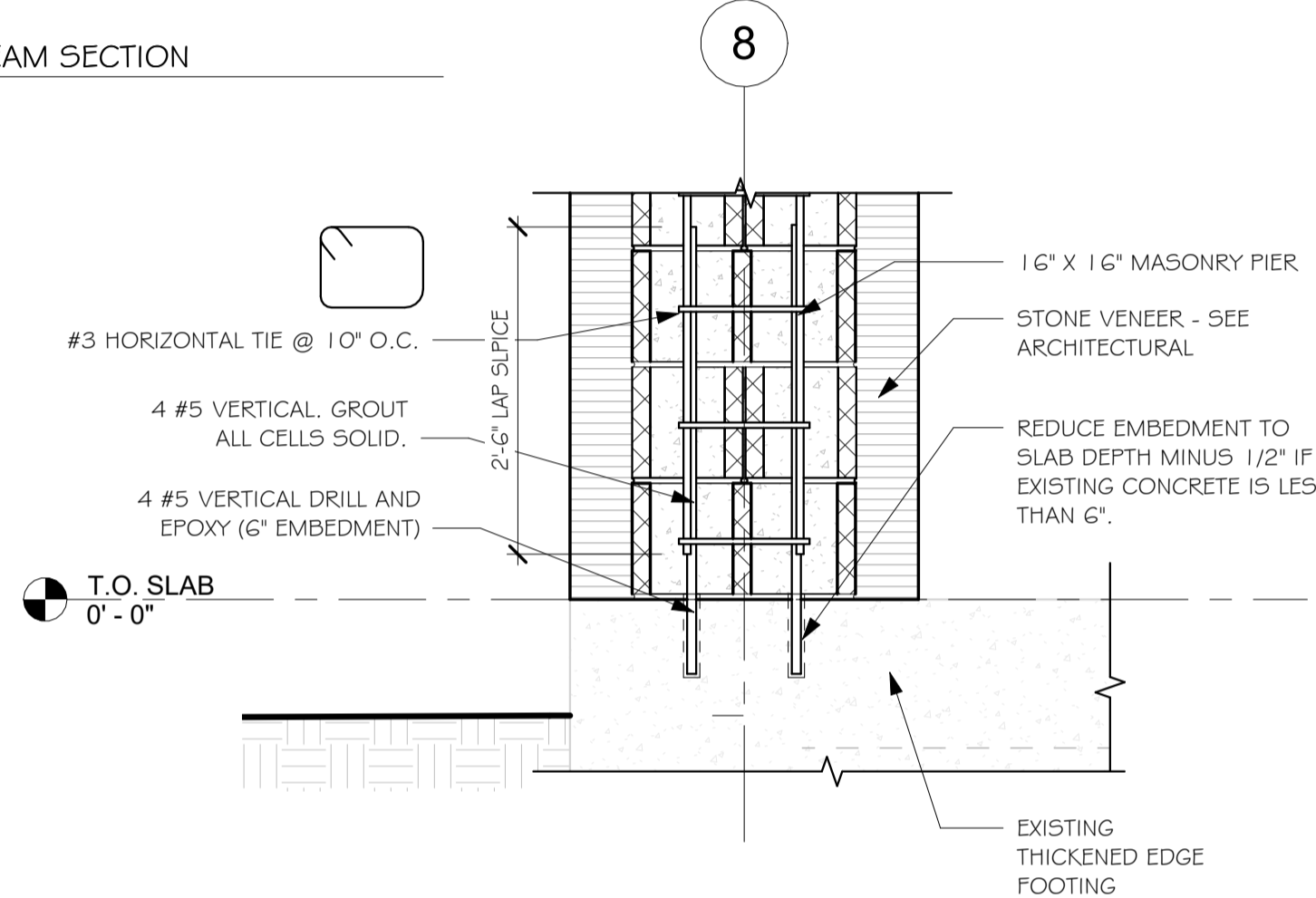
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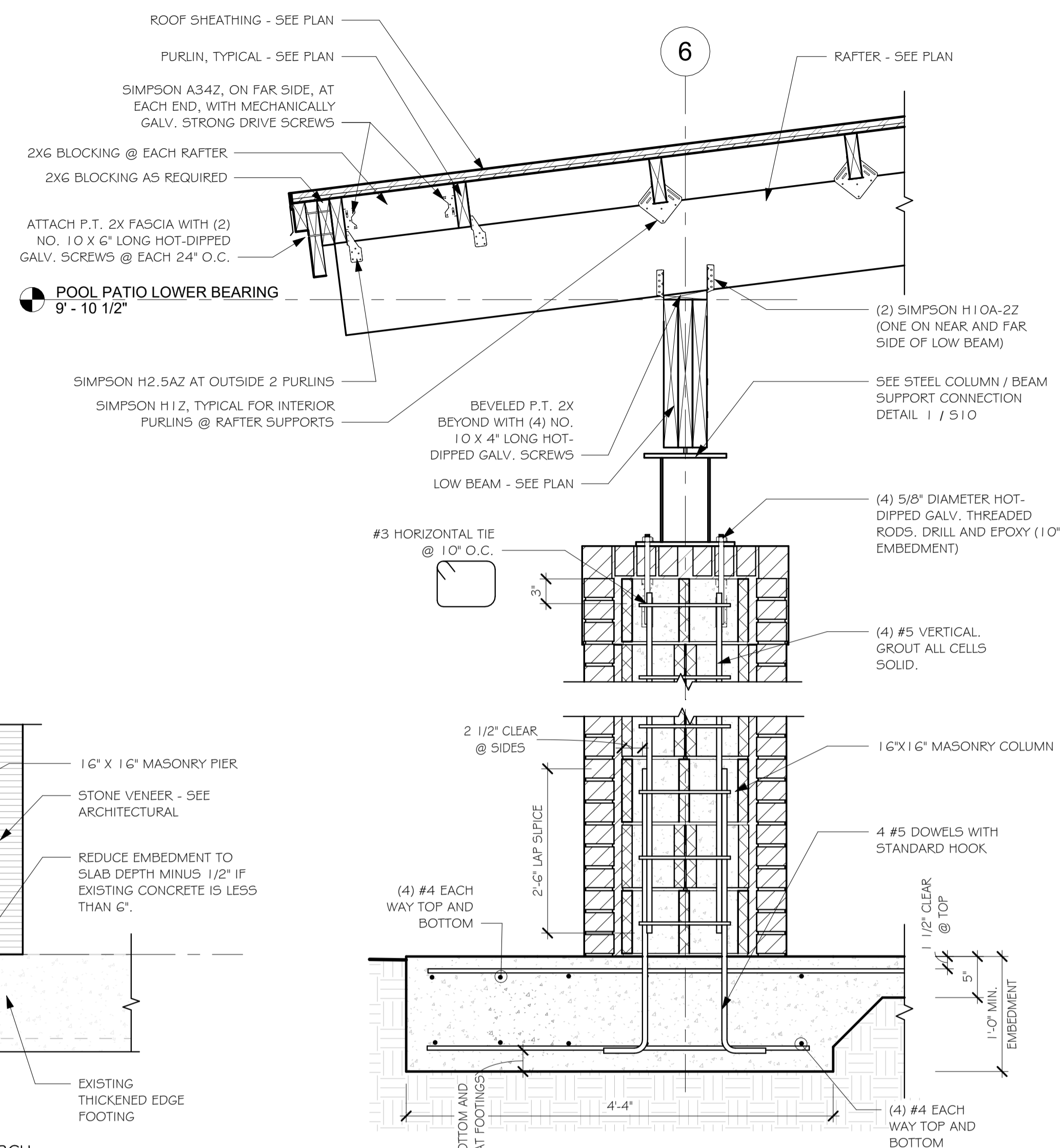
DETAIL-1: COVERED PORCH SECTION
1/2" = 1'-0"



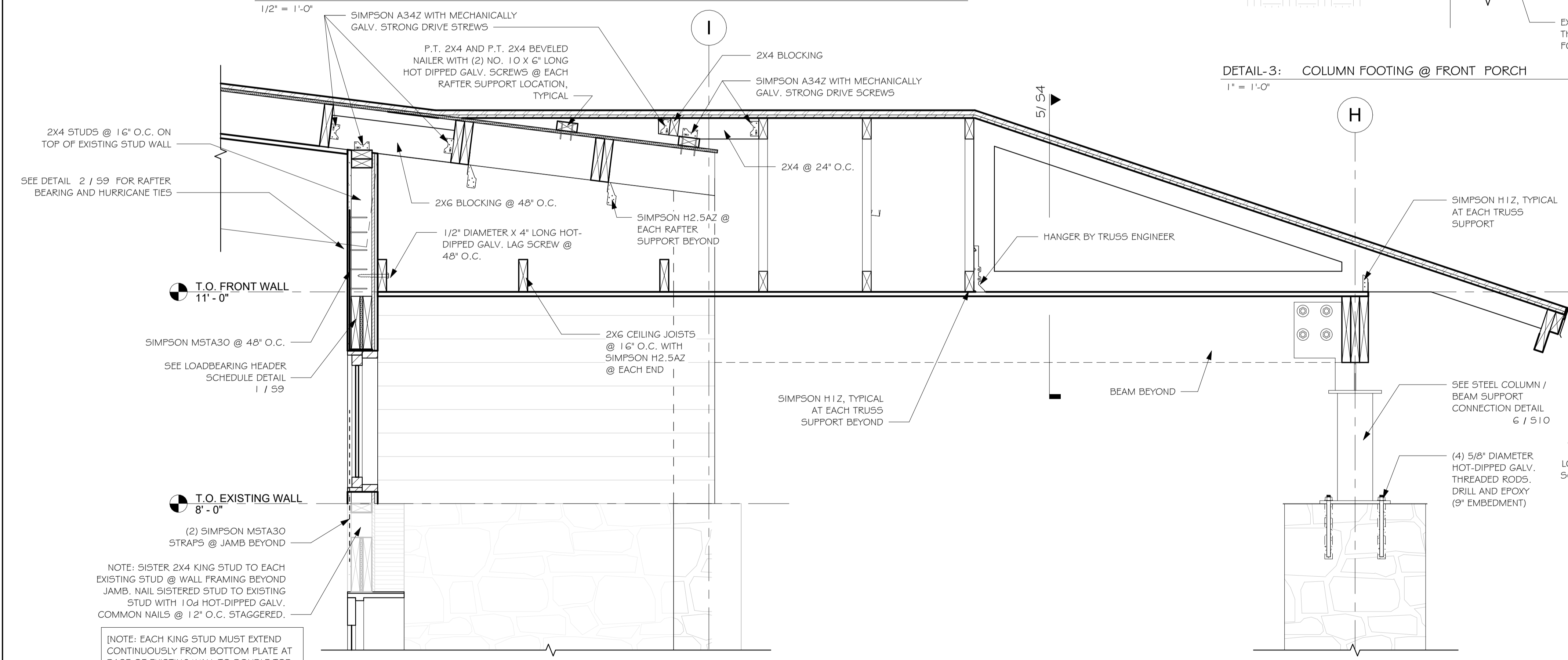
DETAIL-G: GRADE BEAM SECTION
1" = 1'-0"



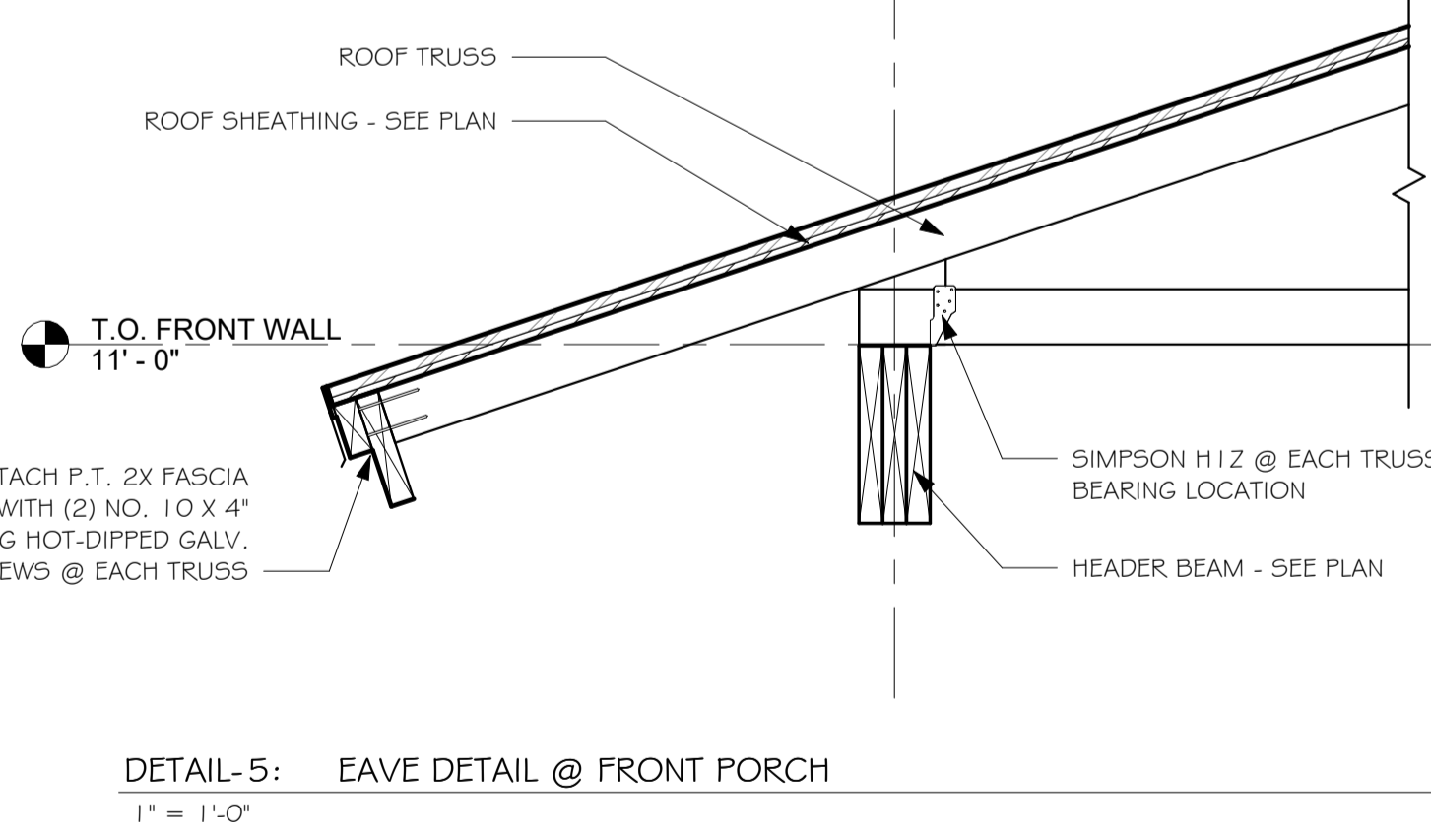
DETAIL-3: COLUMN FOOTING @ FRONT PORCH
1" = 1'-0"



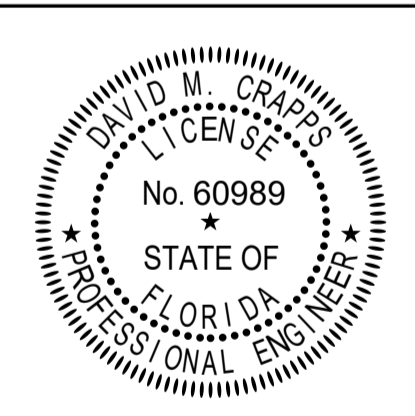
DETAIL-4: COVERED PORCH COLUMN
1" = 1'-0"



DETAIL-2: FRONT ENTRY SECTION
1" = 1'-0"



DETAIL-5: EAVE DETAIL @ FRONT PORCH
1" = 1'-0"



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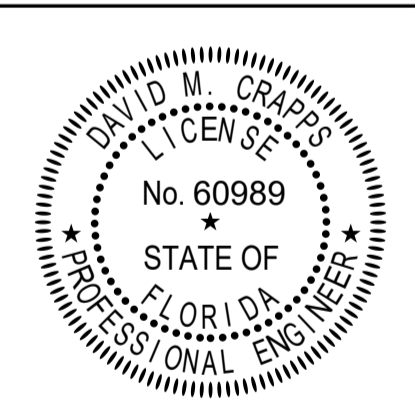
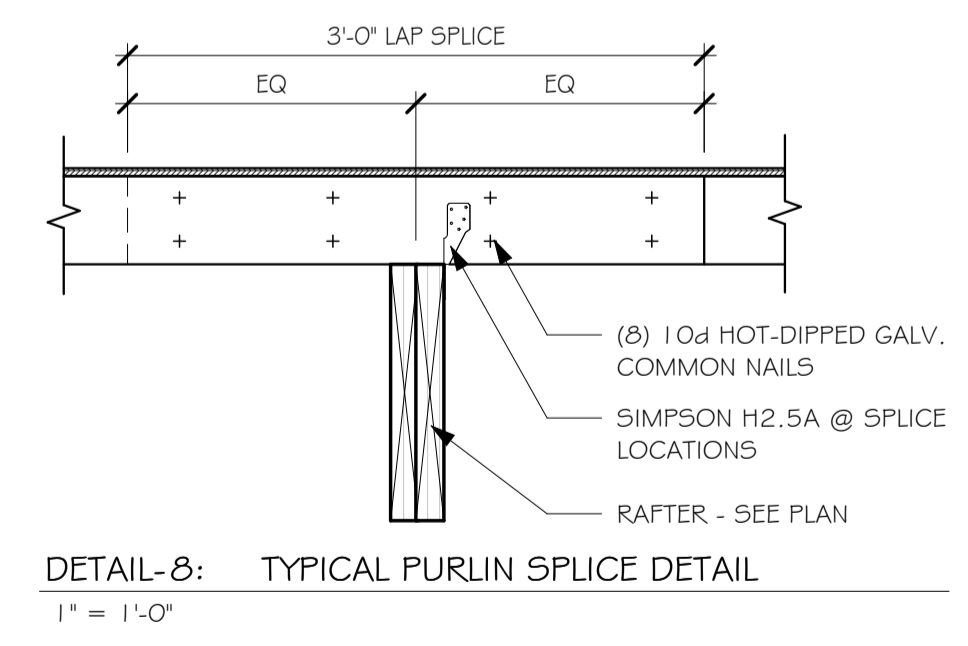
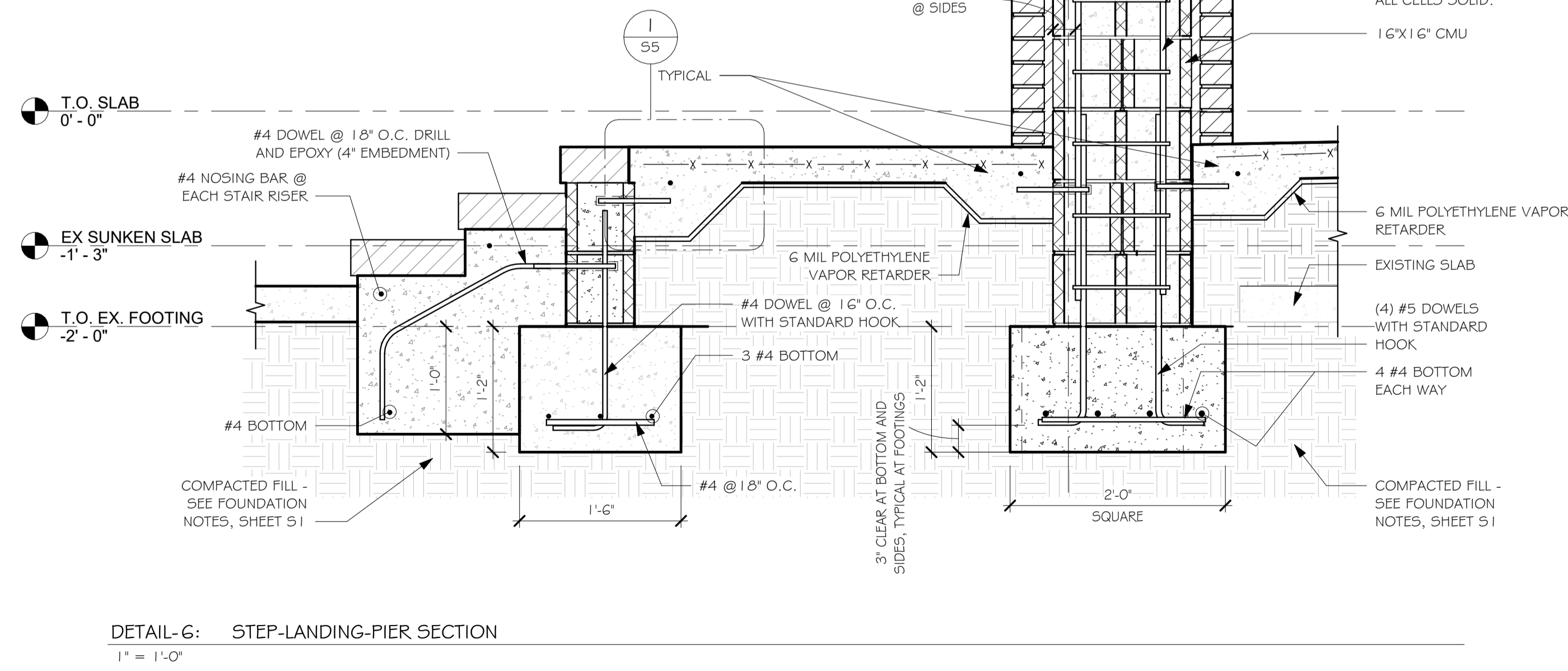
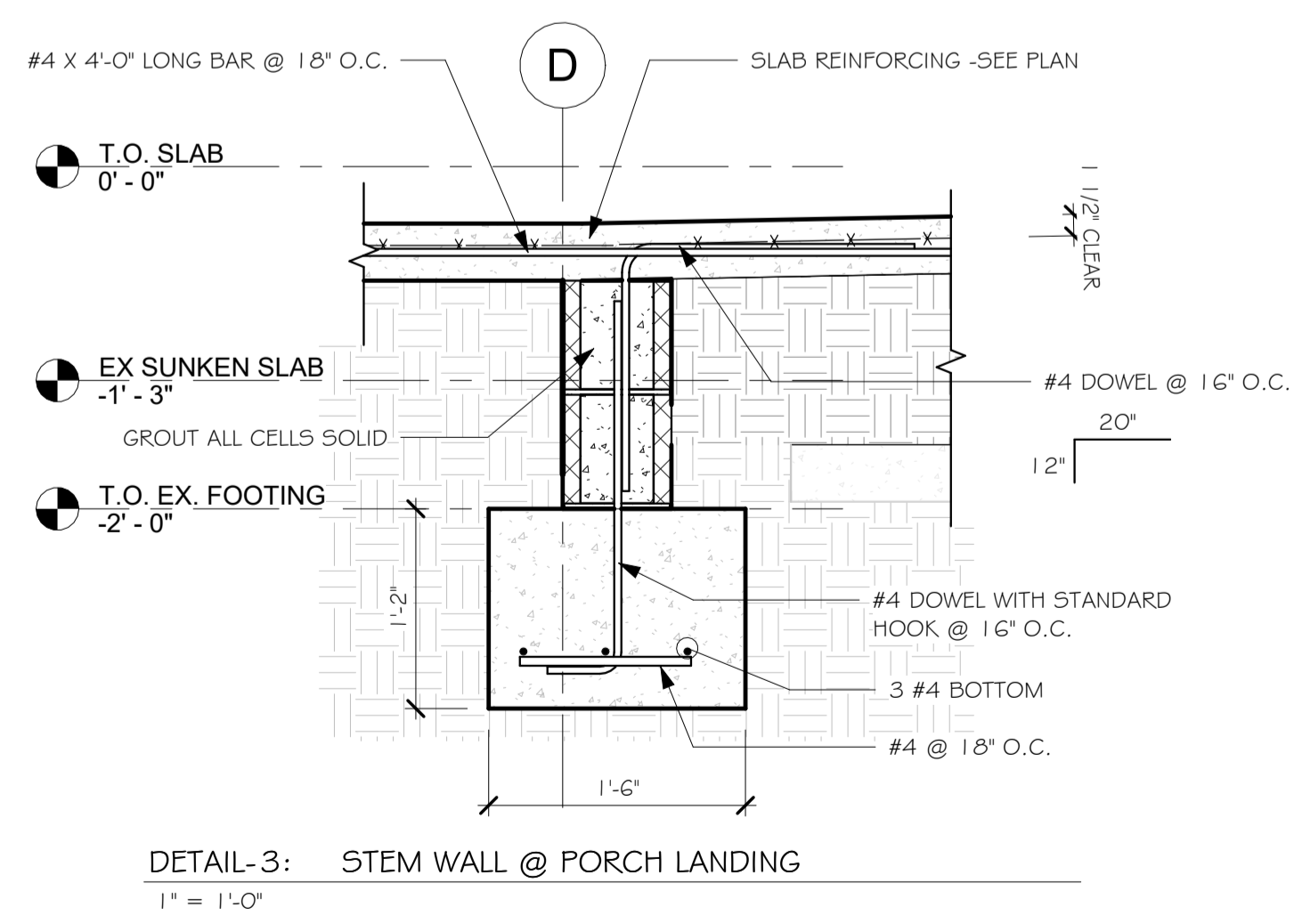
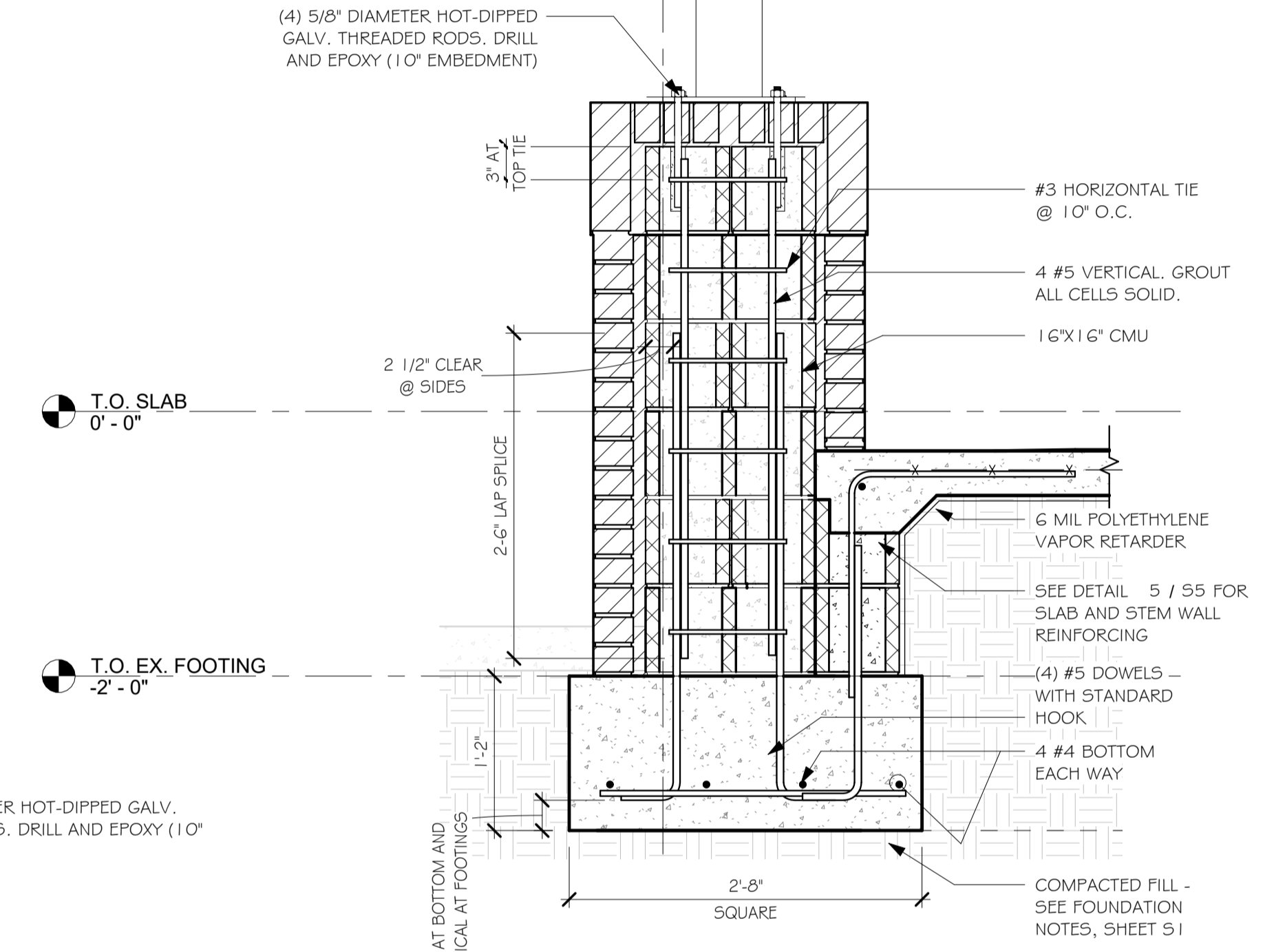
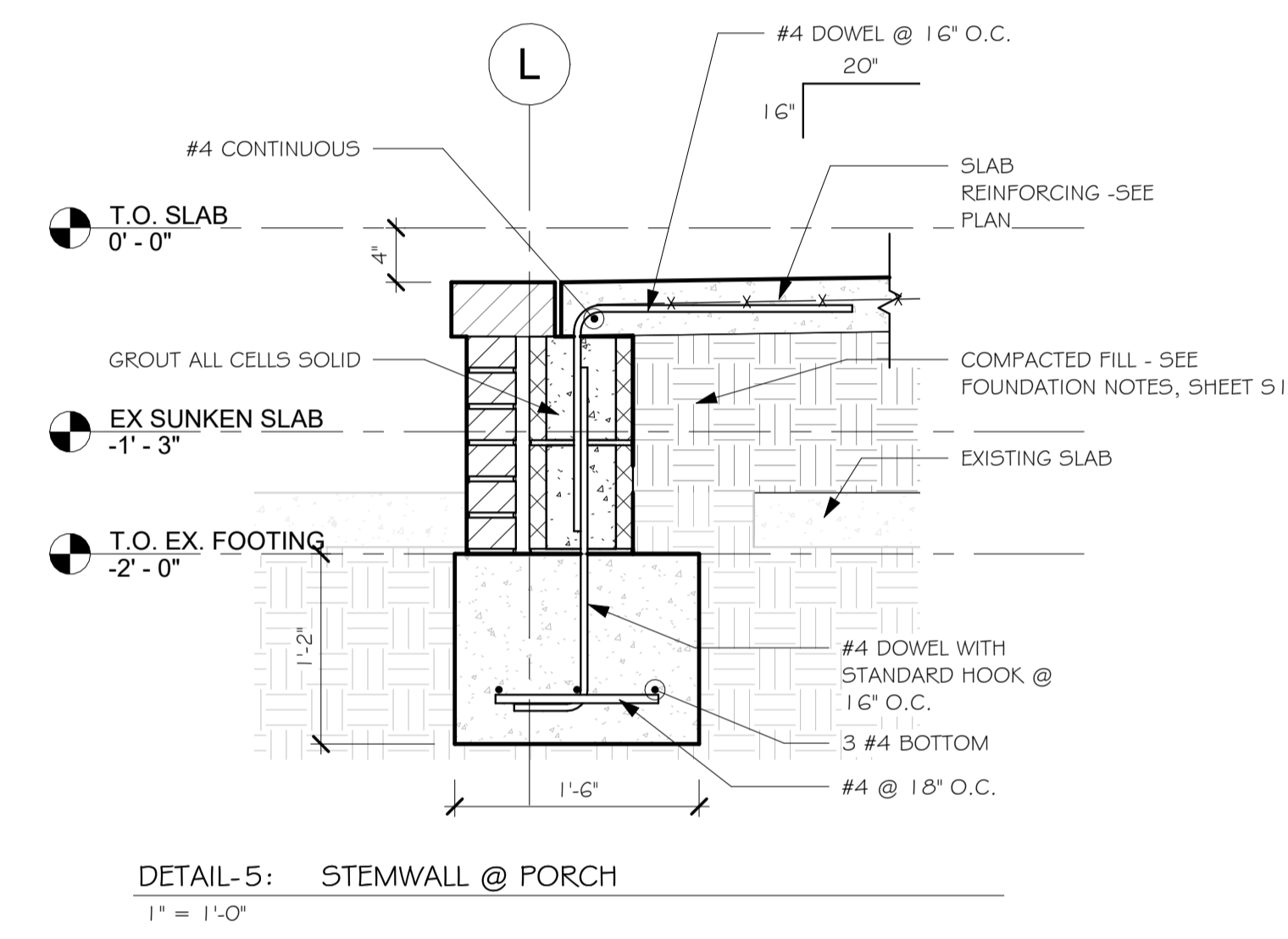
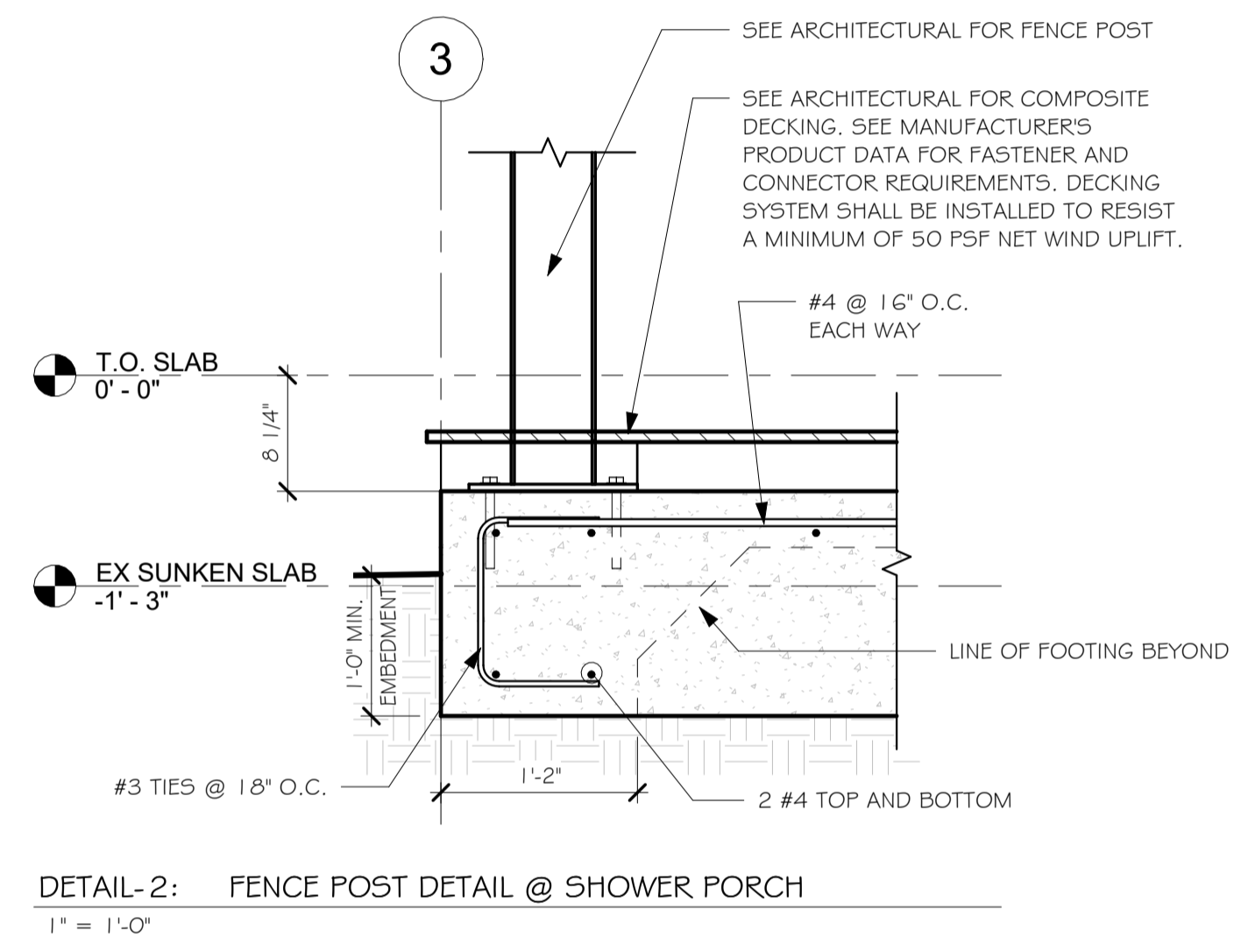
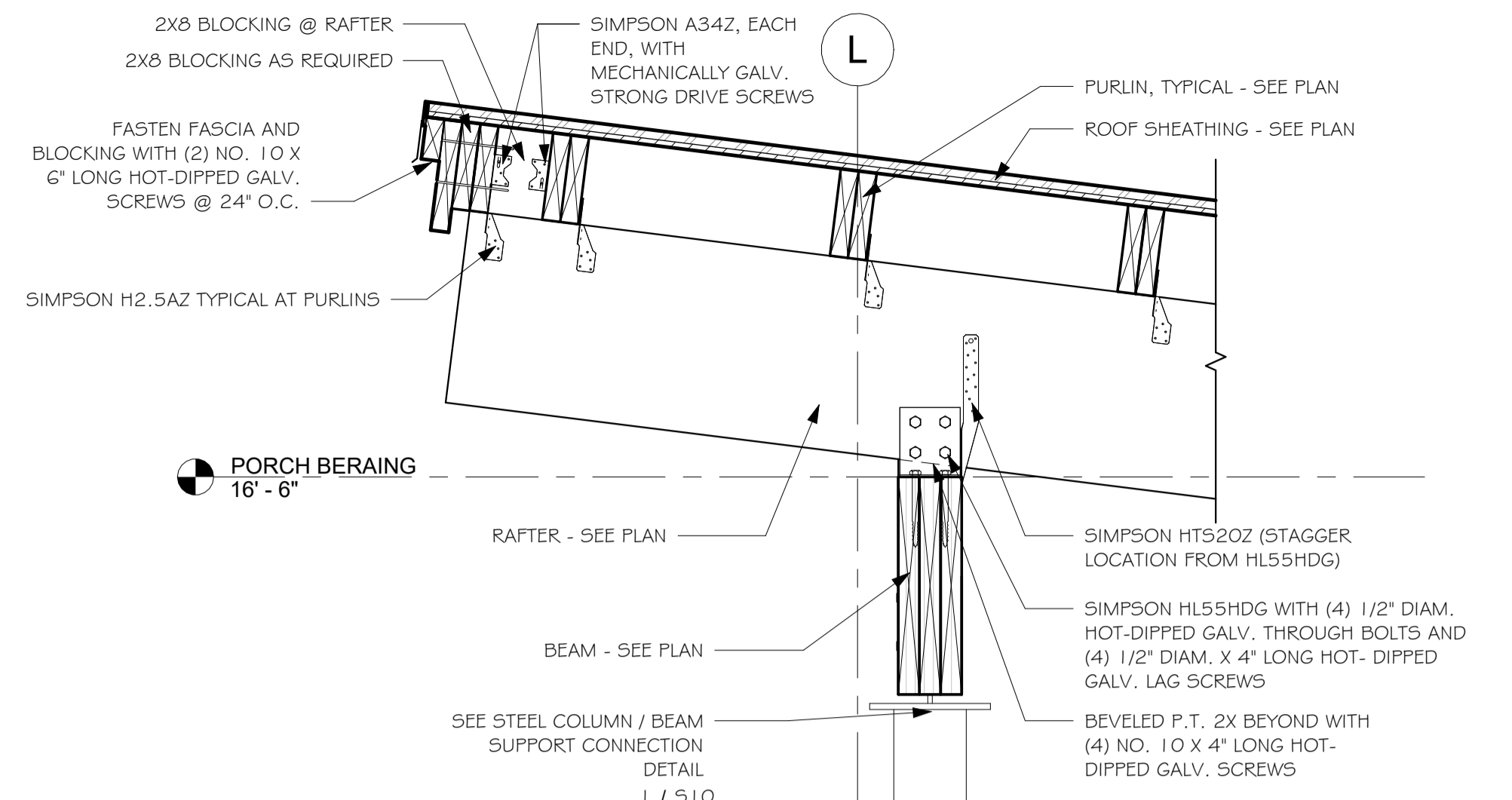
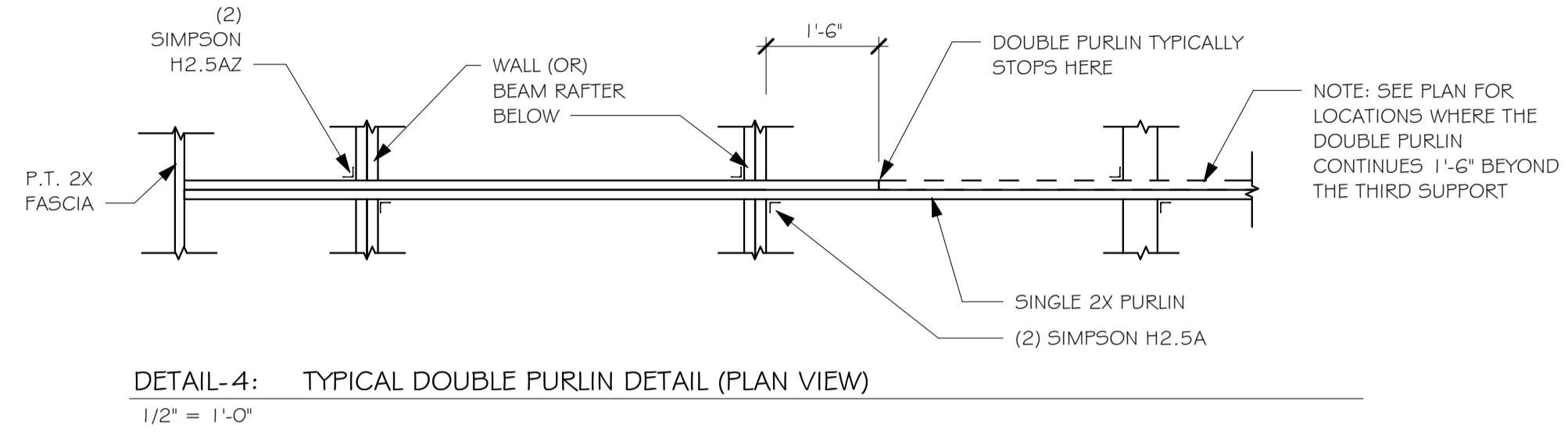
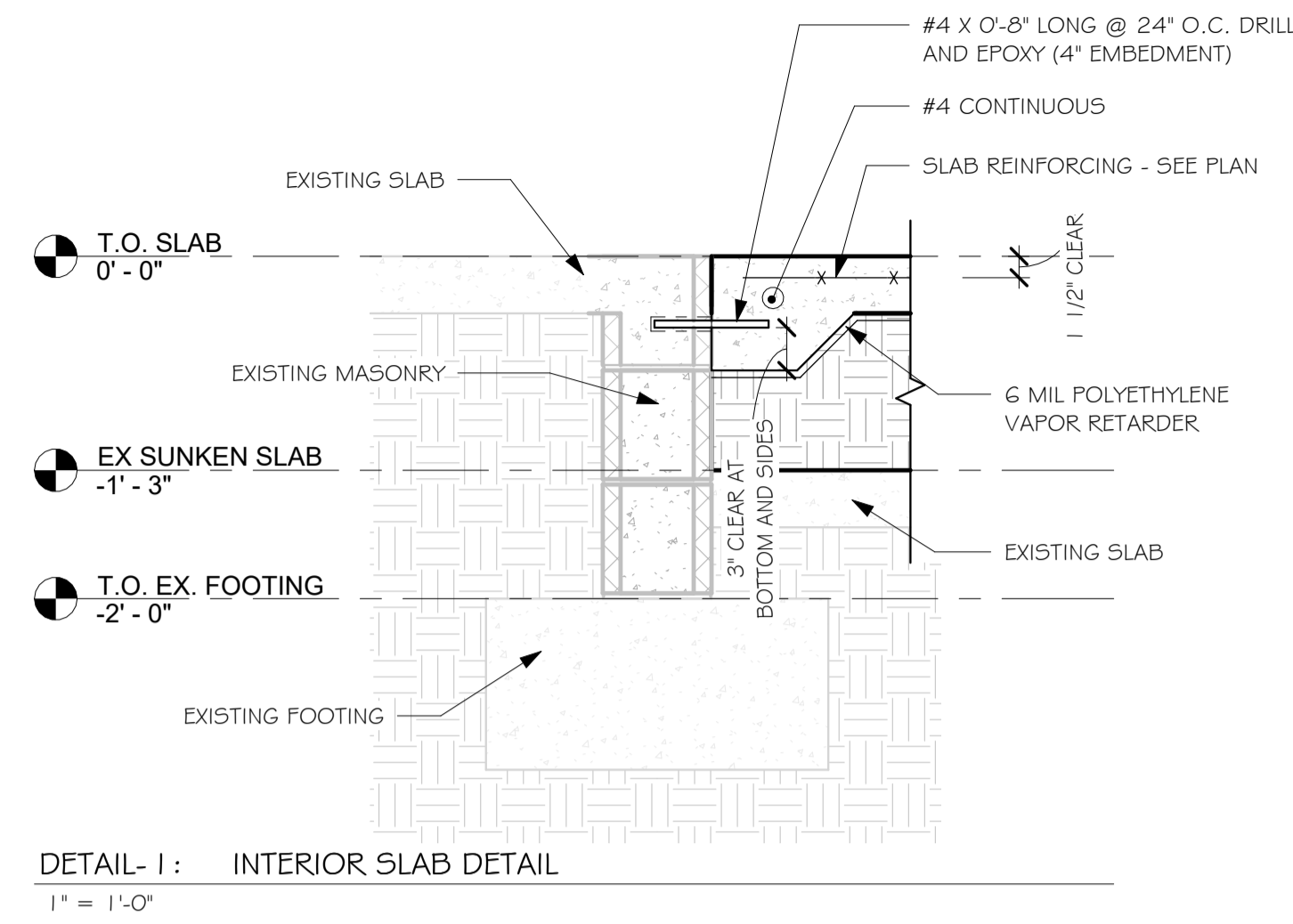
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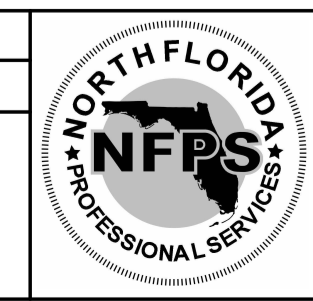
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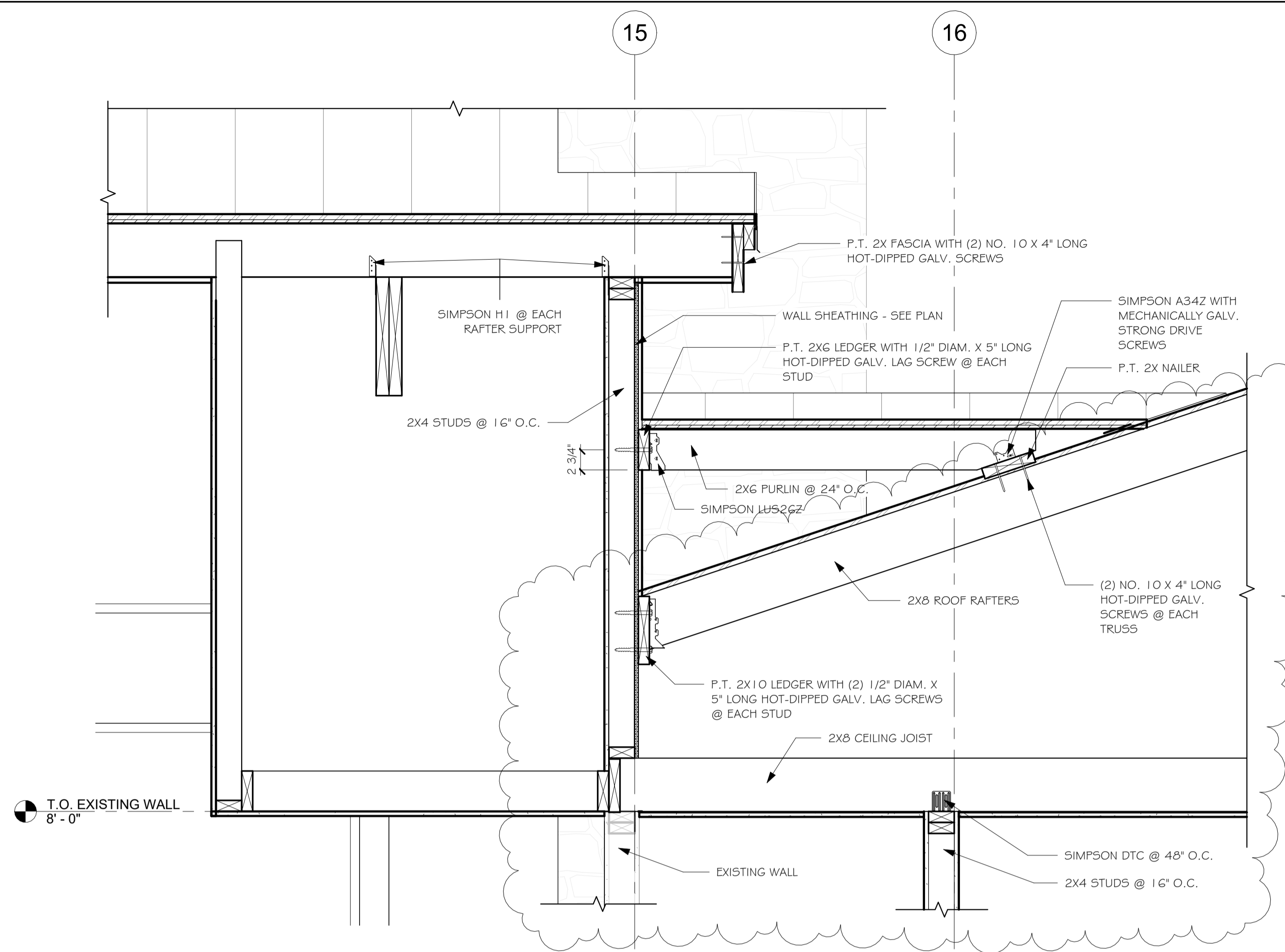
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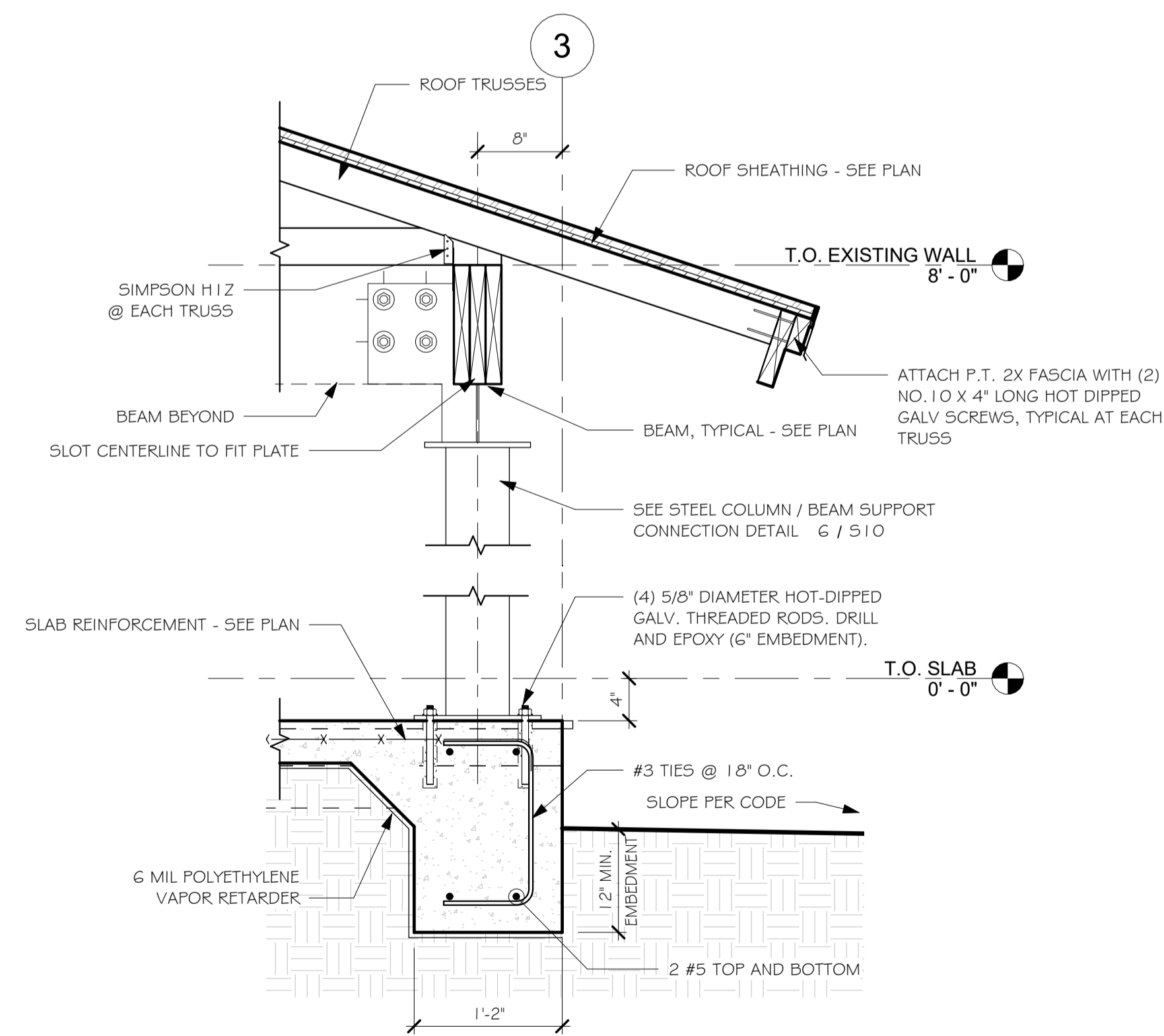
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S5

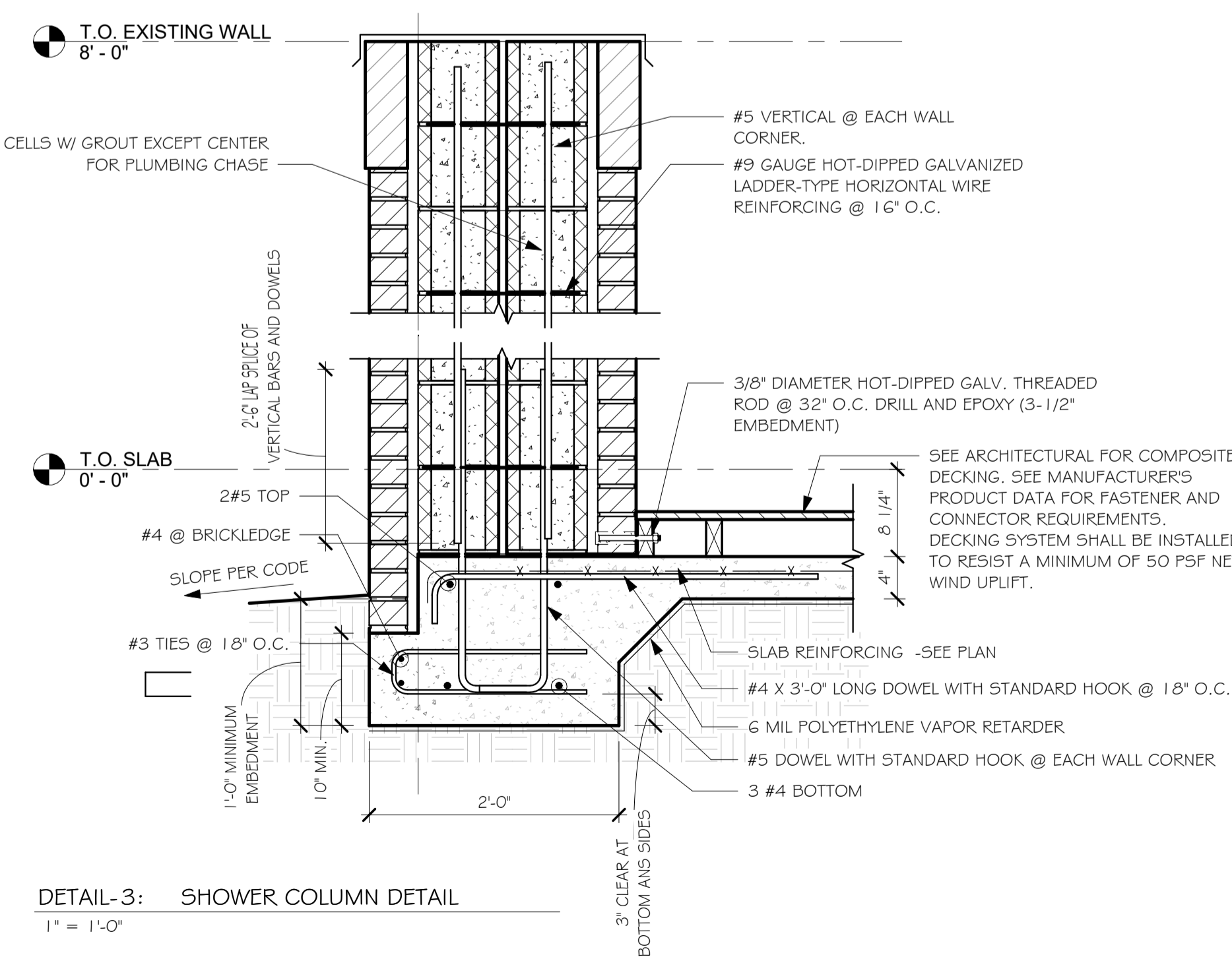
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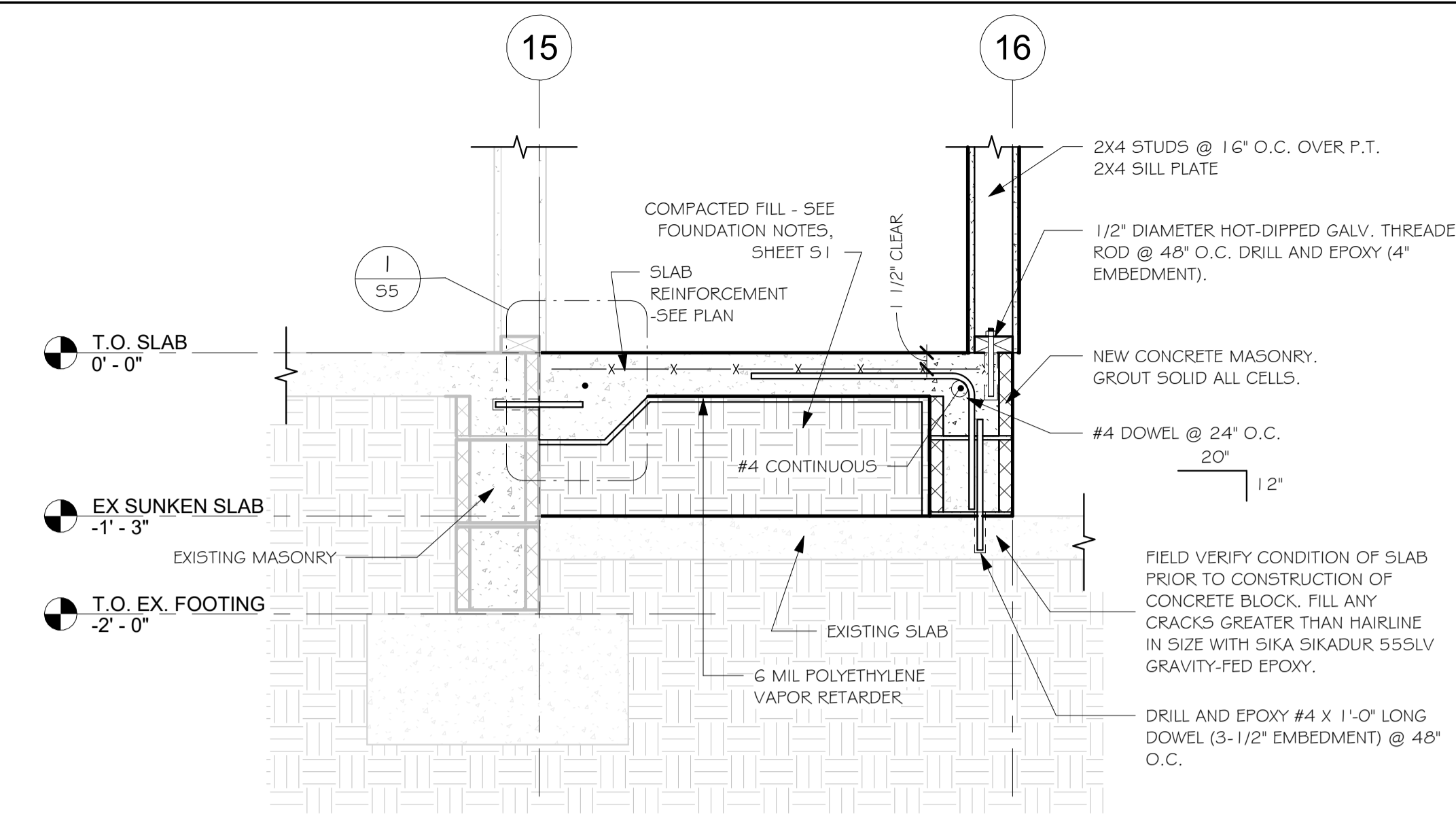
DETAIL-1: SECTION @ ROOF CRICKET
1" = 1'-0"



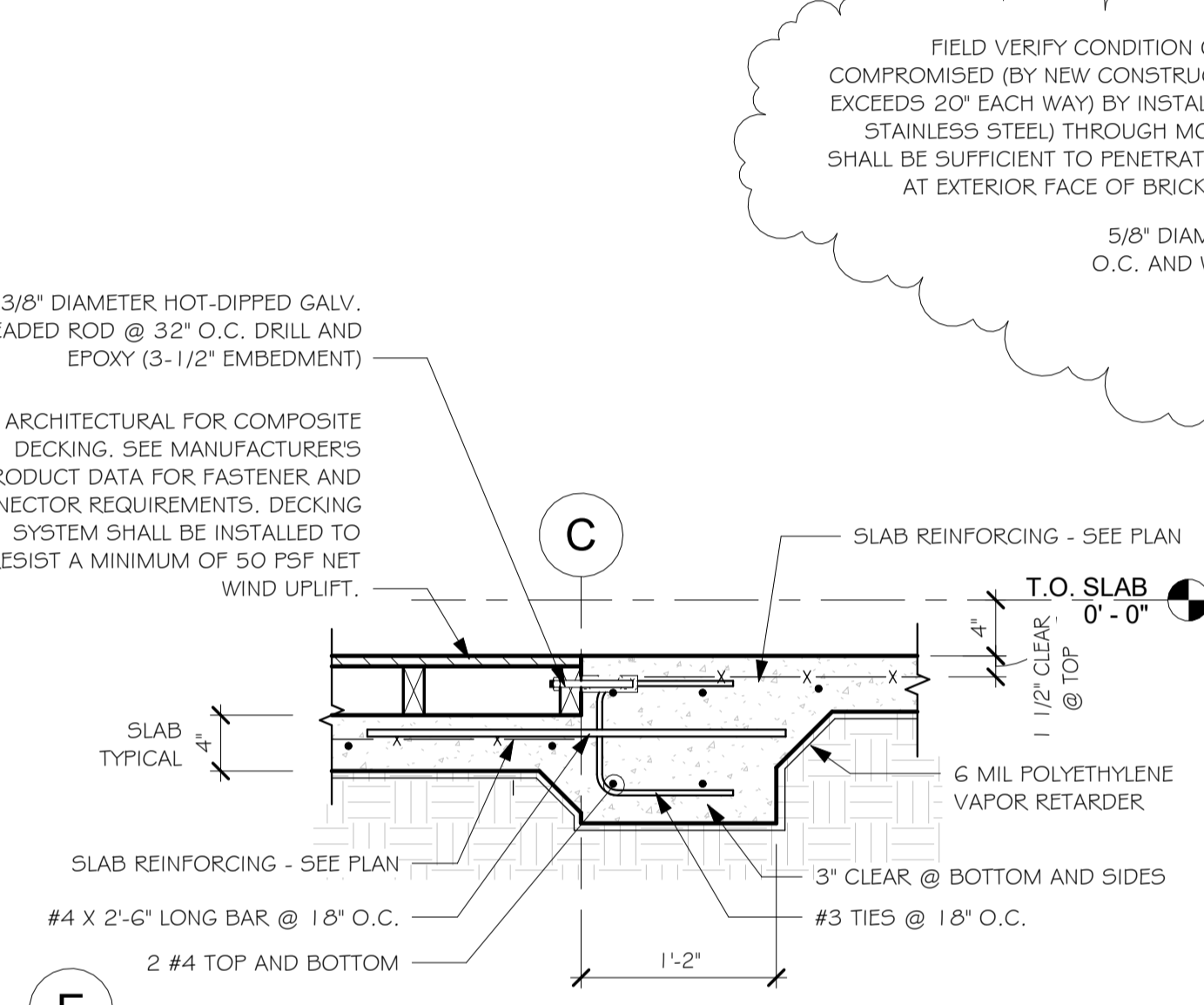
DETAIL-2: COLUMN SECTION @ SHOWER PORCH
1" = 1'-0"



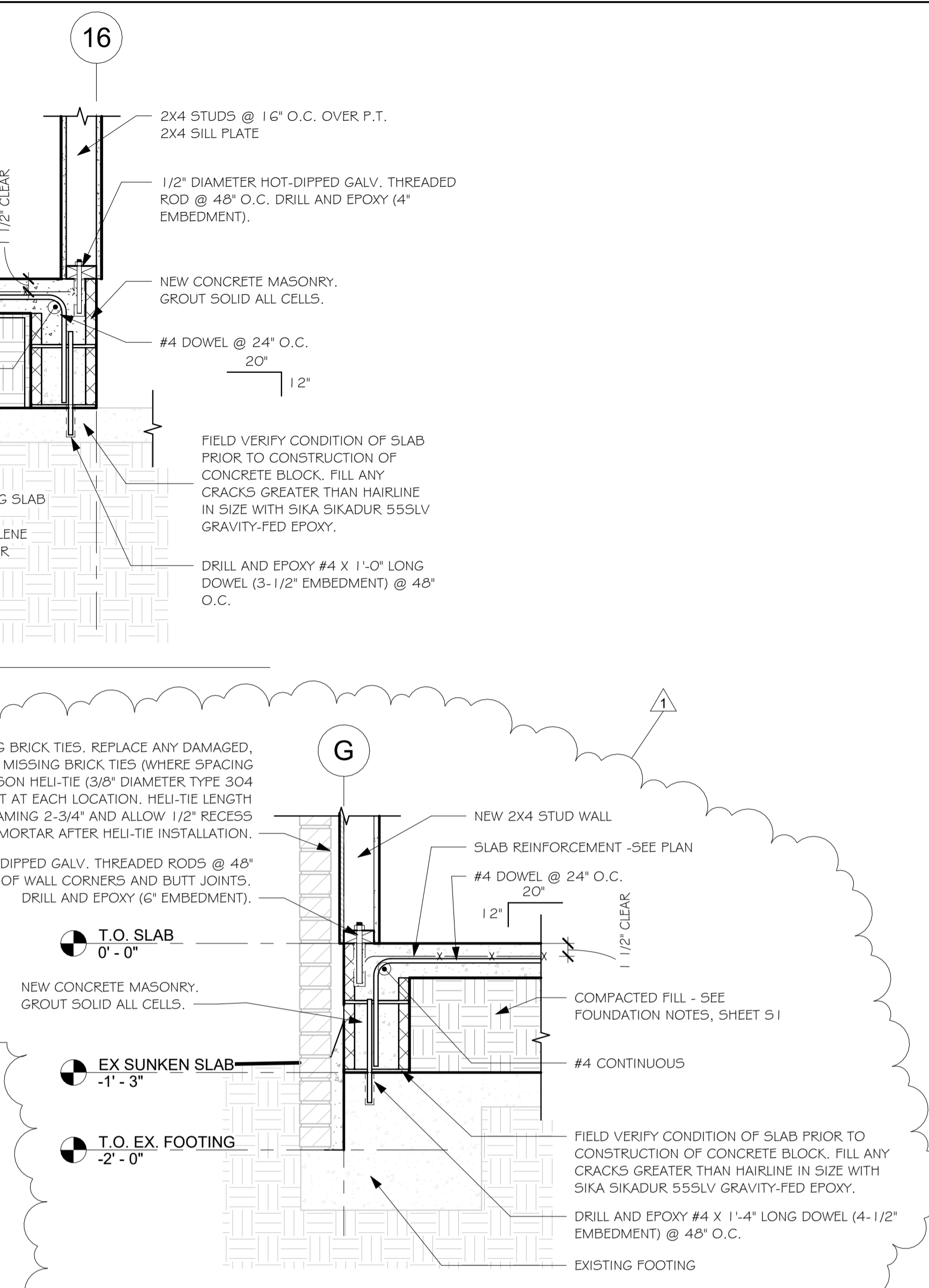
DETAIL-3: SHOWER COLUMN DETAIL
1" = 1'-0"



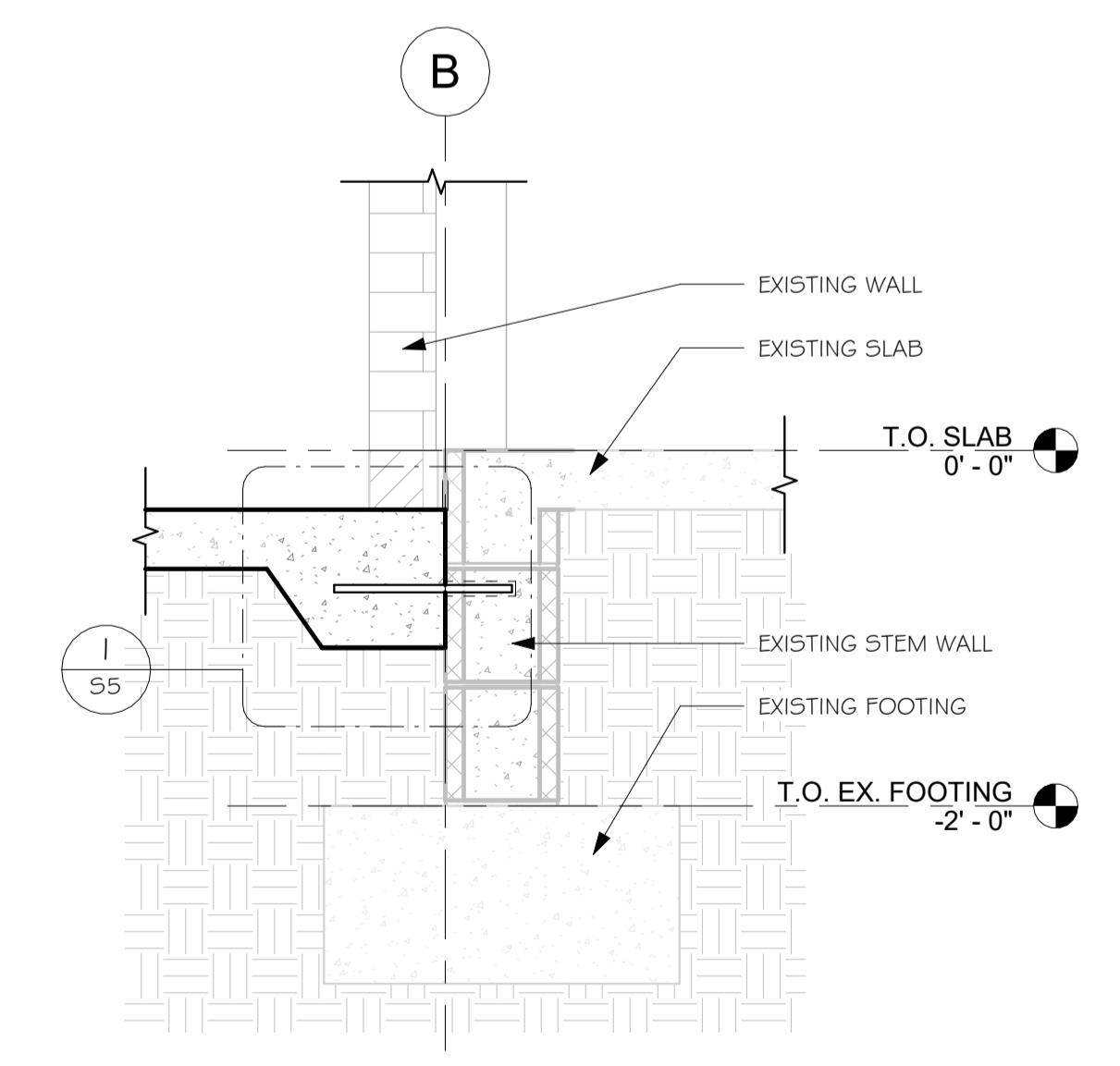
DETAIL-4: RAISED SLAB DETAIL @ GARAGE
1" = 1'-0"



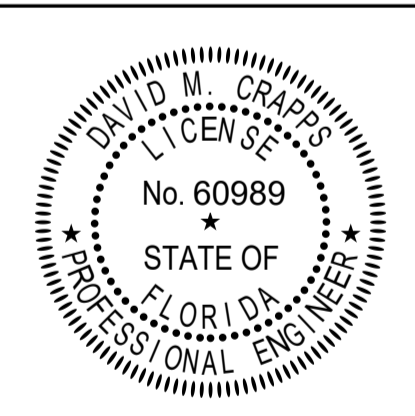
DETAIL-6: SLAB TRANSITION @ SHOWER PORCH
1" = 1'-0"



DETAIL-5: RAISED SLAB @ EXTERIOR WALL
1" = 1'-0"



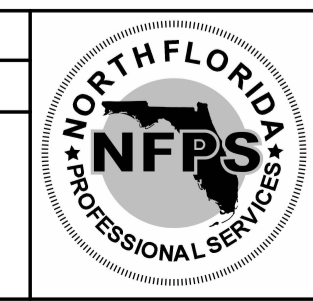
DETAIL-7: SLAB TO WALL DETAIL
1" = 1'-0"



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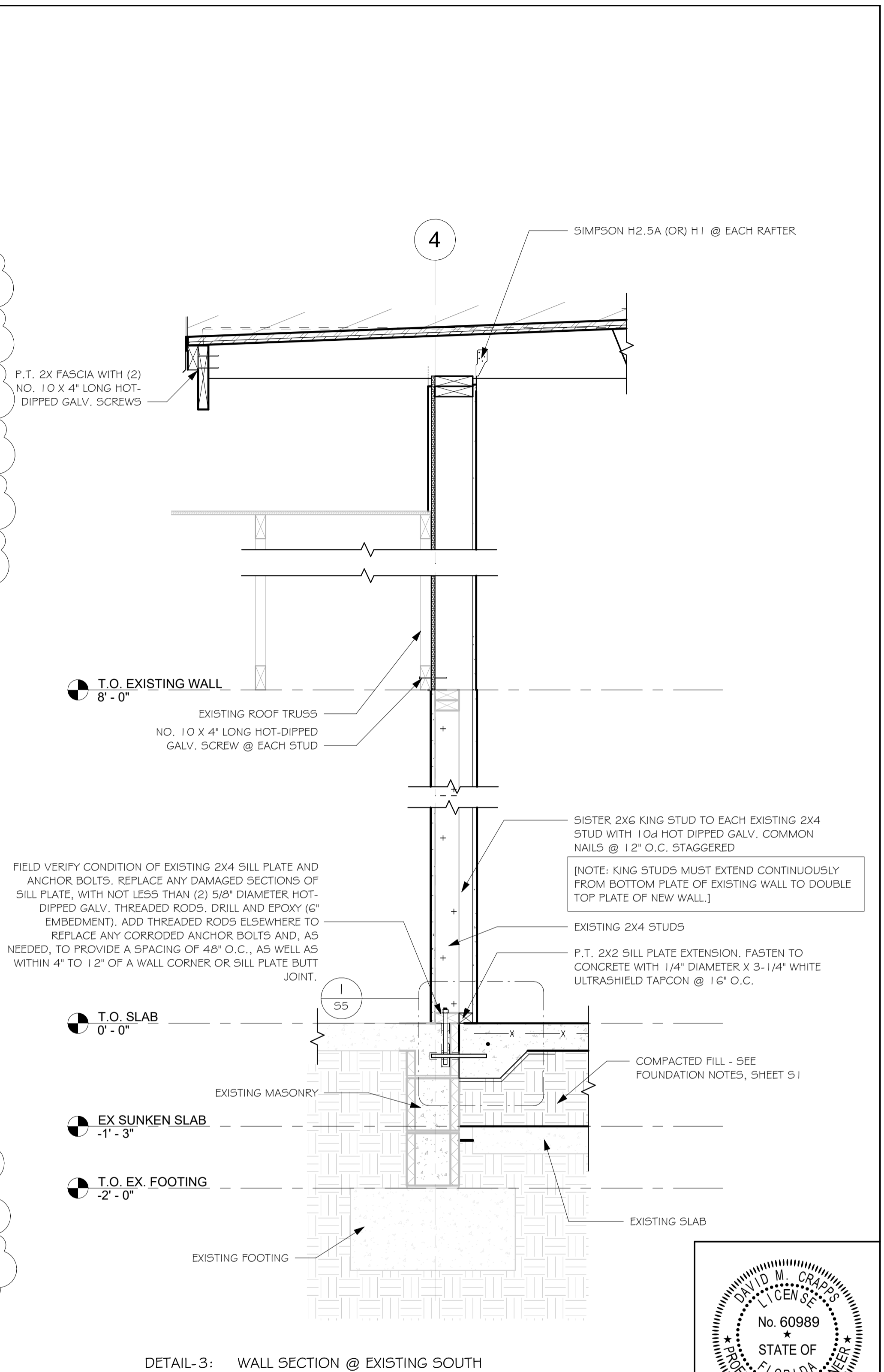
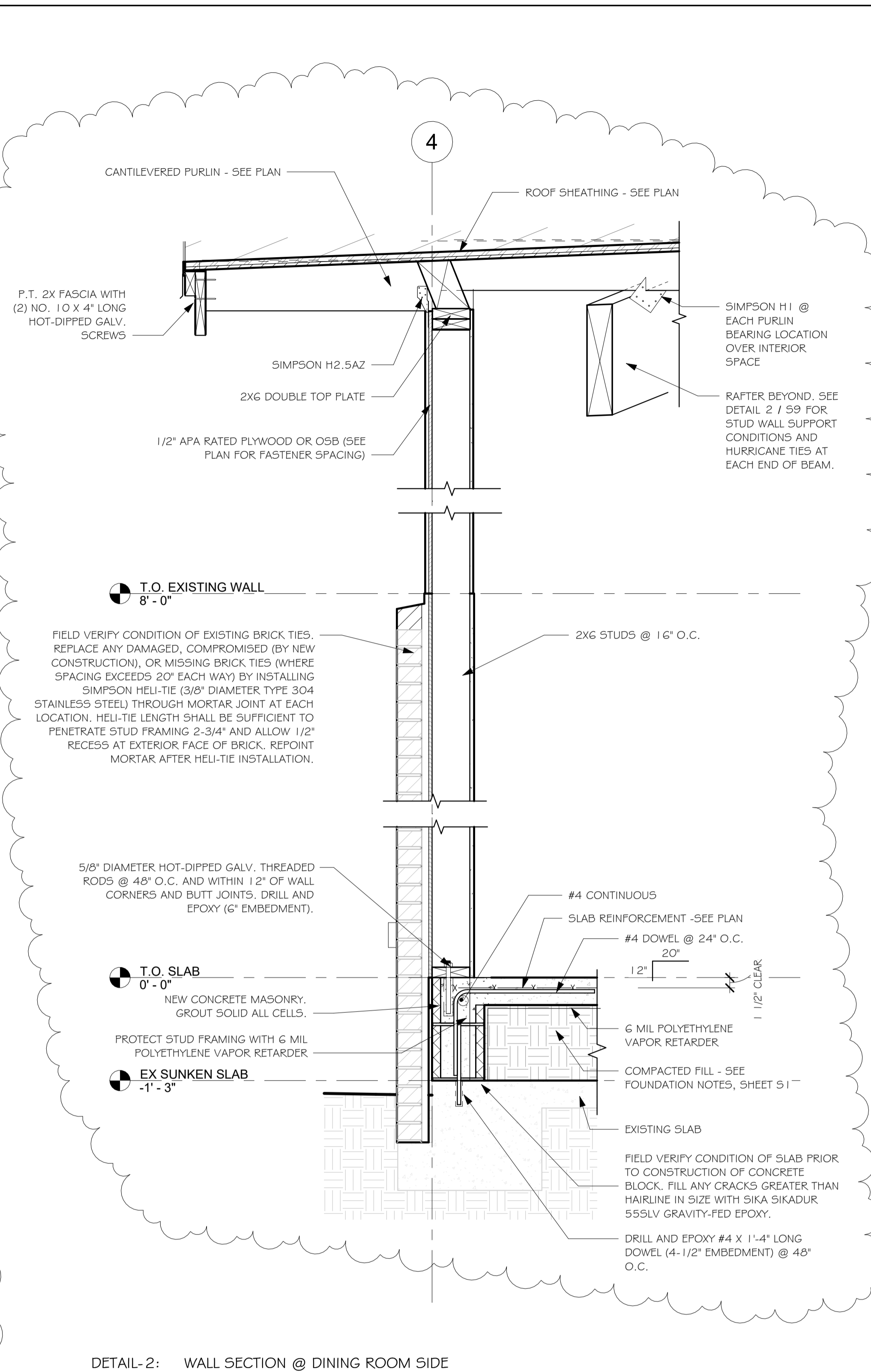
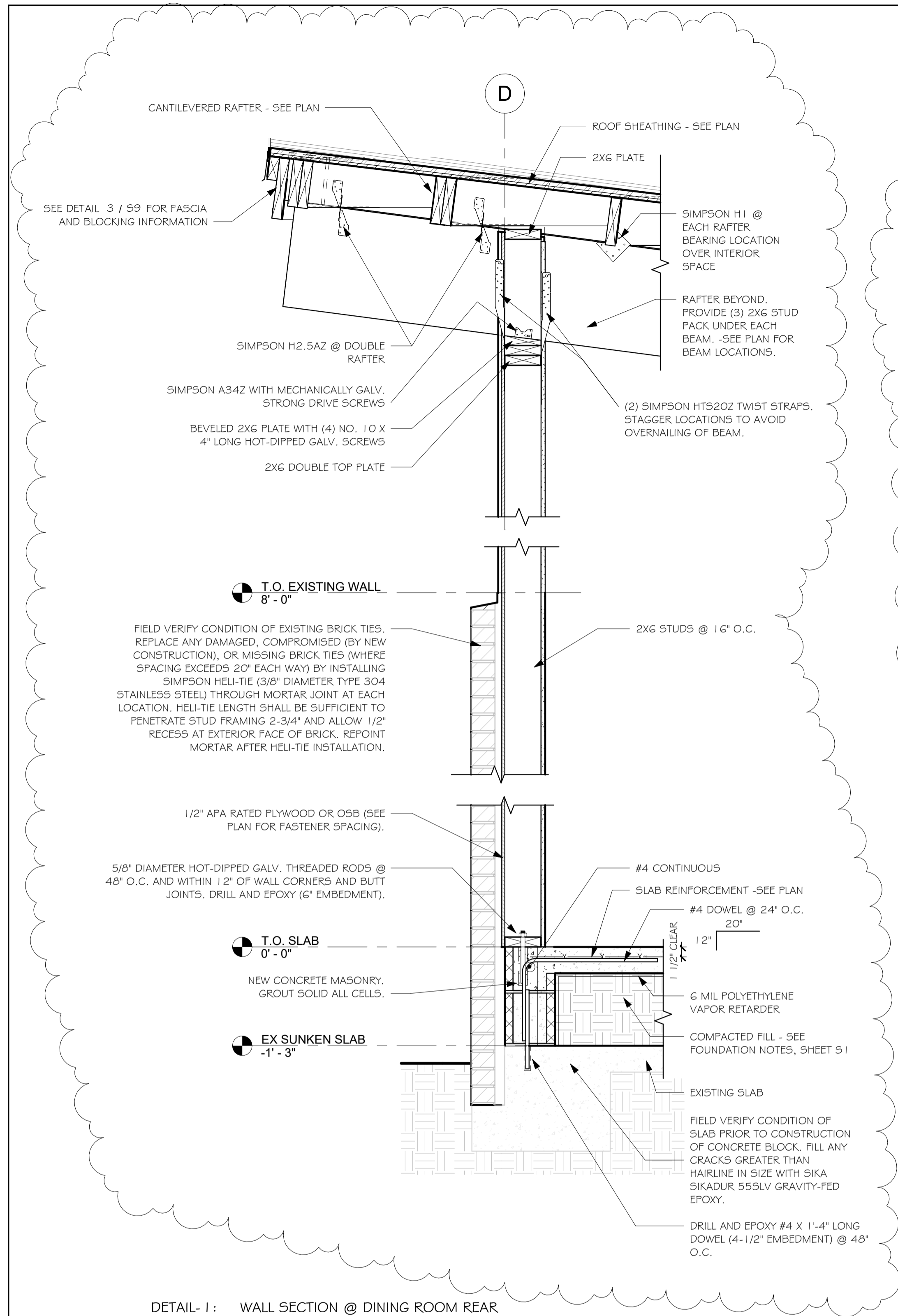
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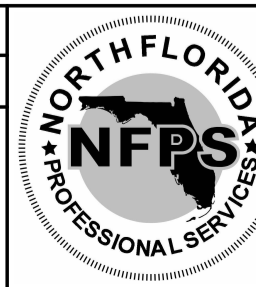
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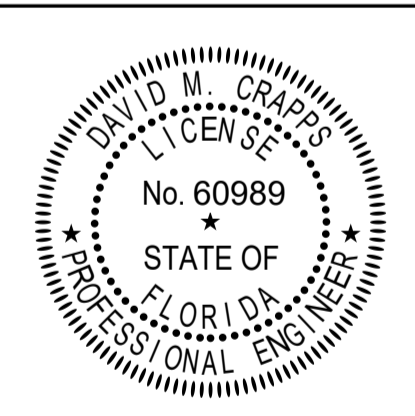
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GAINESVILLE, FLORIDA 32606

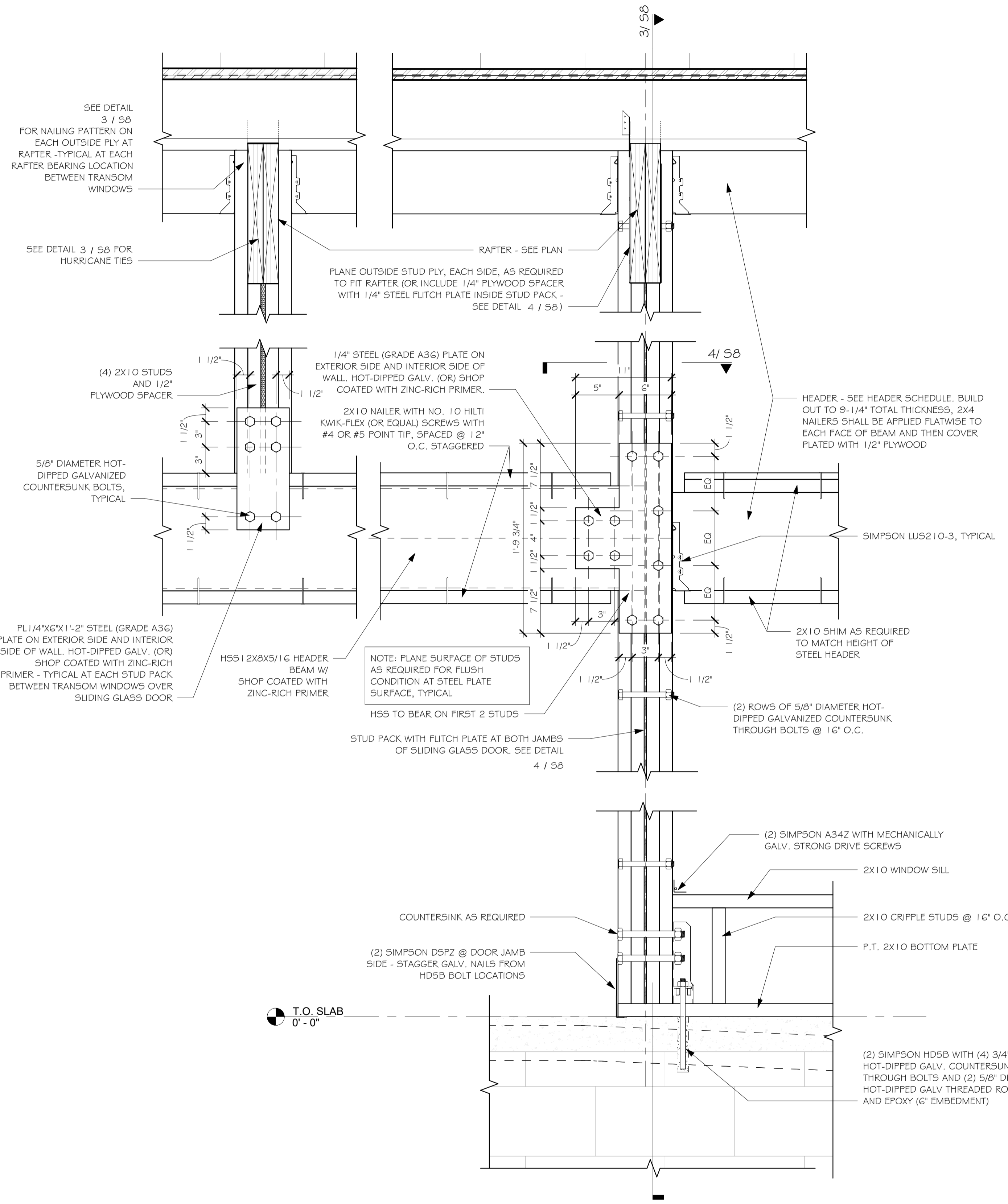
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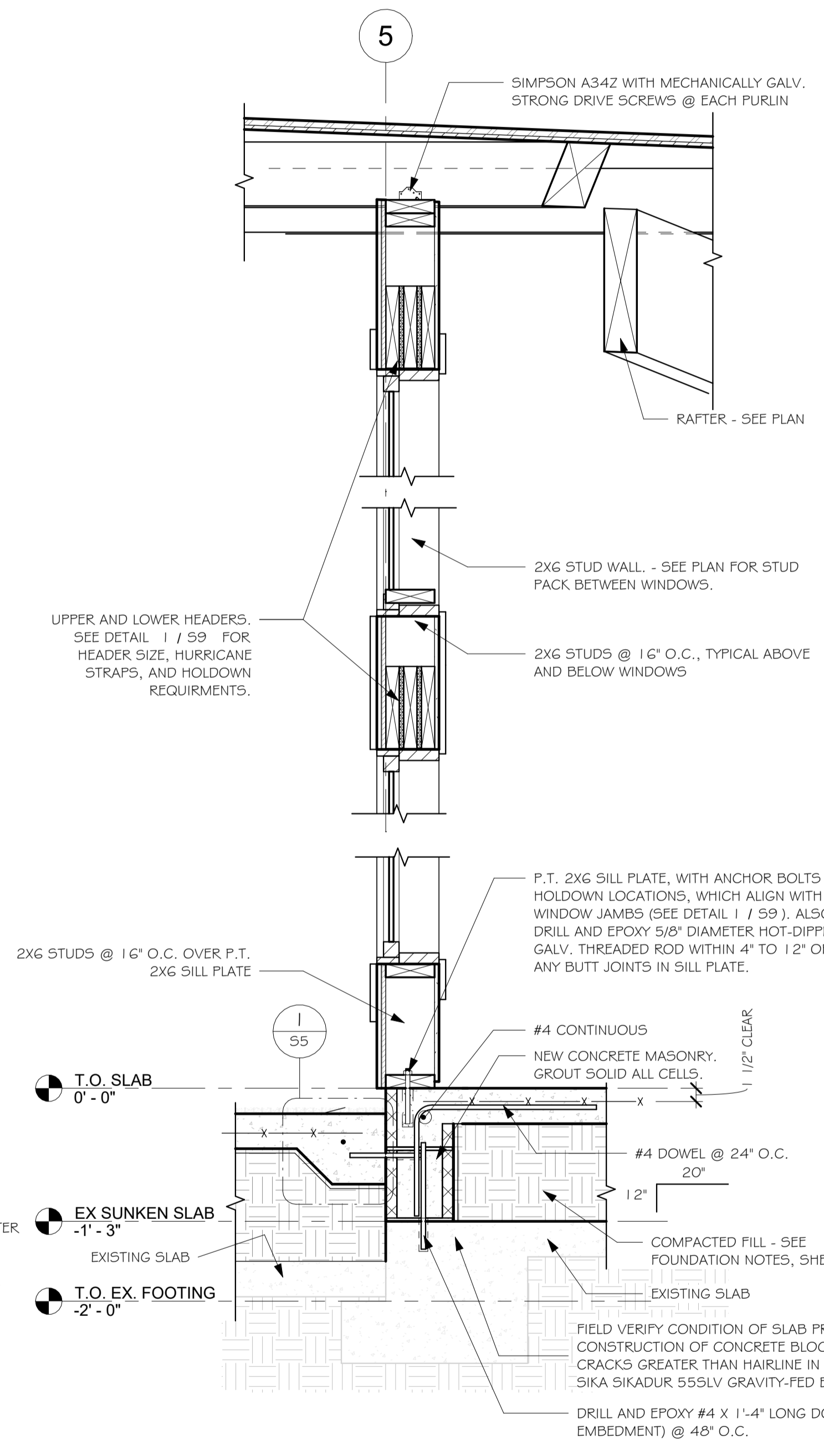
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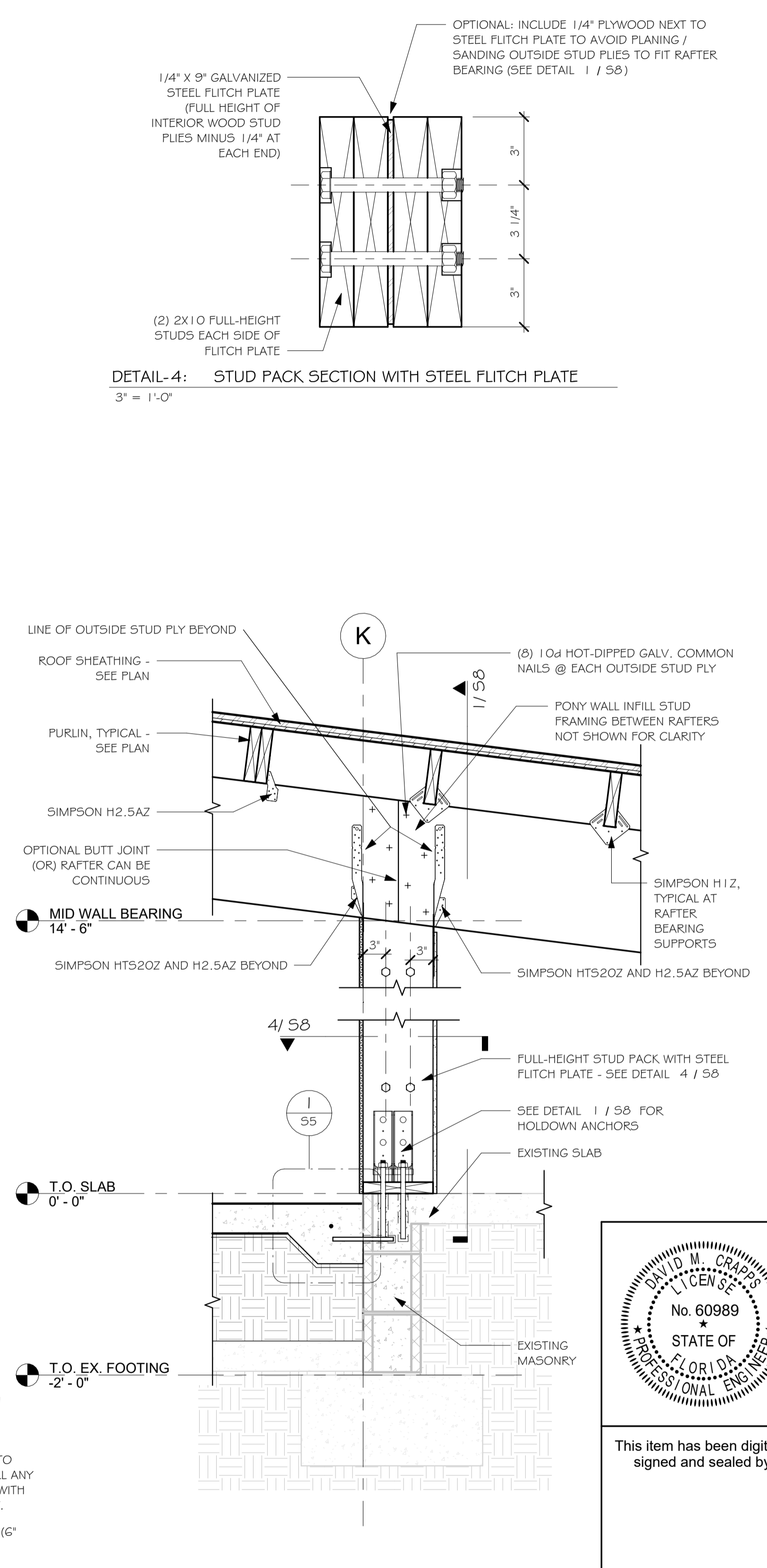
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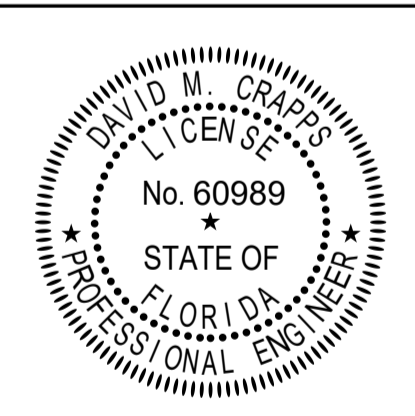
DETAIL-1: SGD - WINDOW HEADER DETAIL
1/2" = 1'-0"



DETAIL-2: WALL SECTION @ PORCH - DINING ROOM
1" = 1'-0"



DETAIL-3: WALL SECTION @ SGD JACK
1" = 1'-0"



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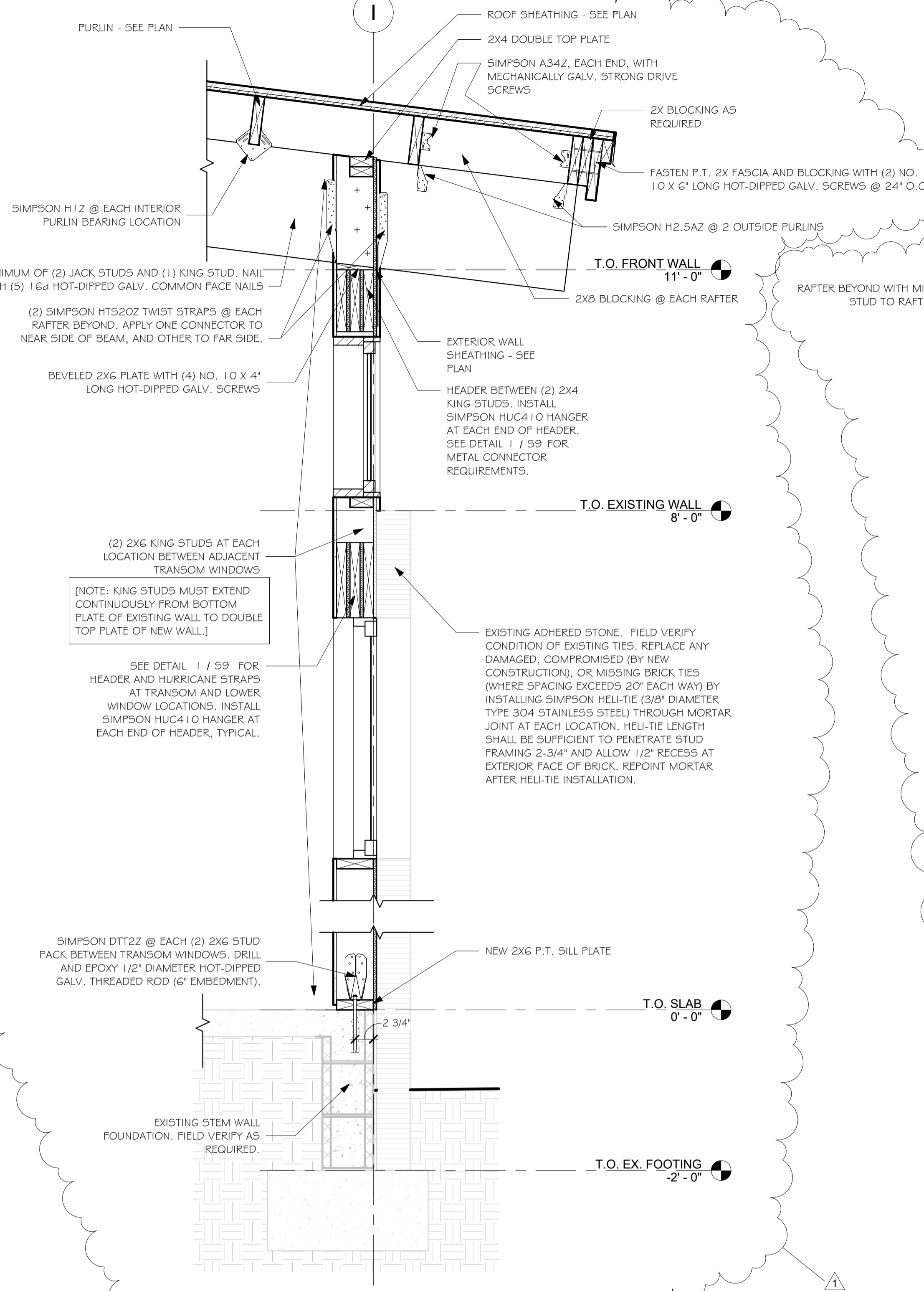
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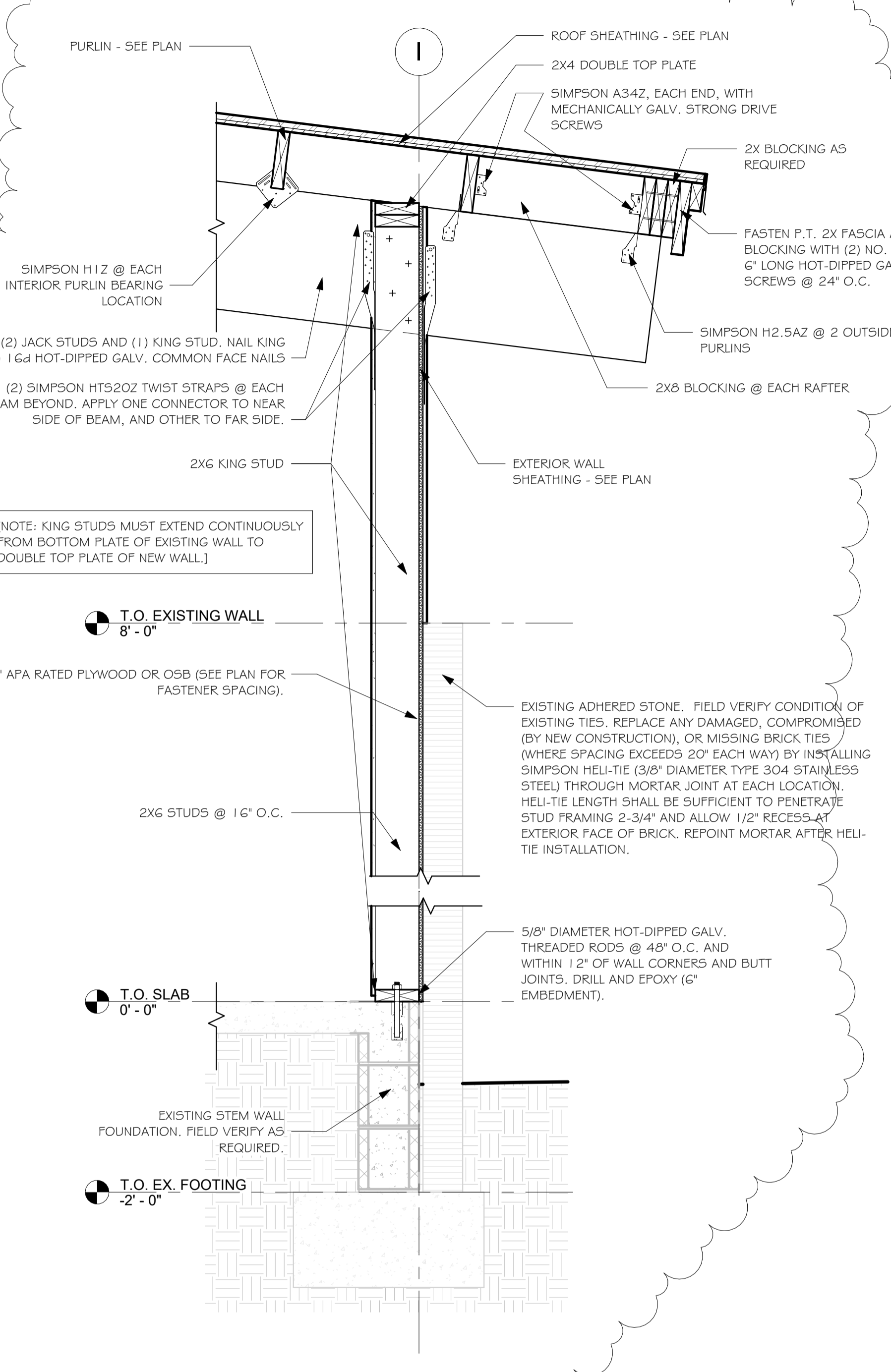
DETAILS
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SHEET NO.
S8

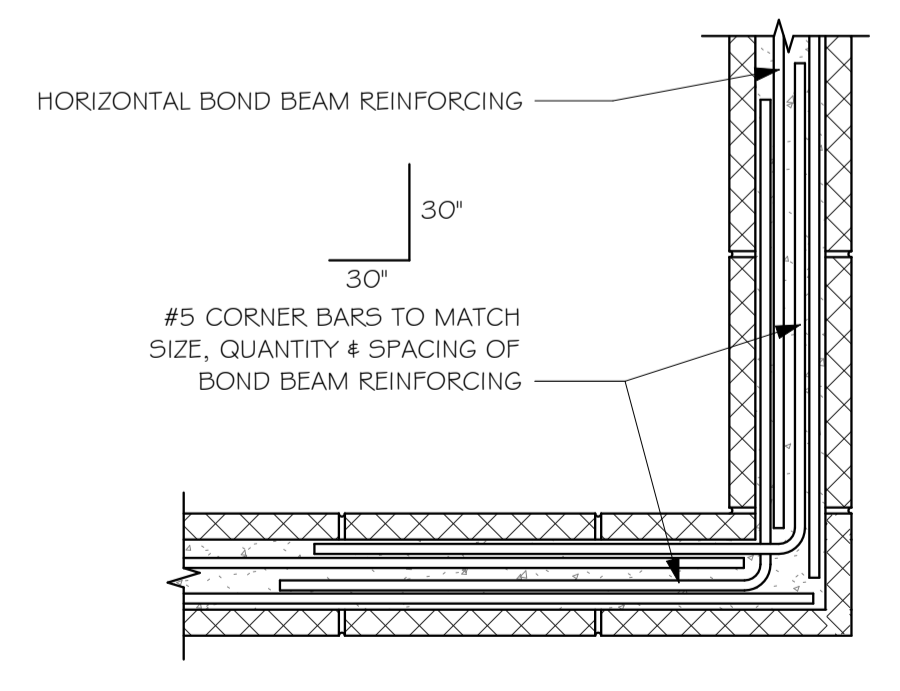
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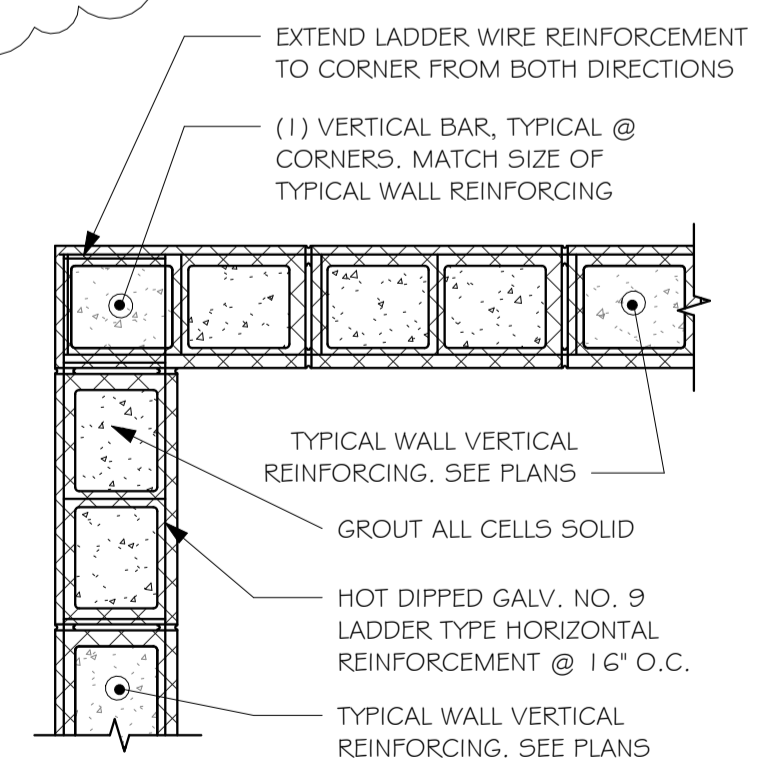
DETAIL-3: WALL SECTION @ KITCHEN
1" = 1'-0"



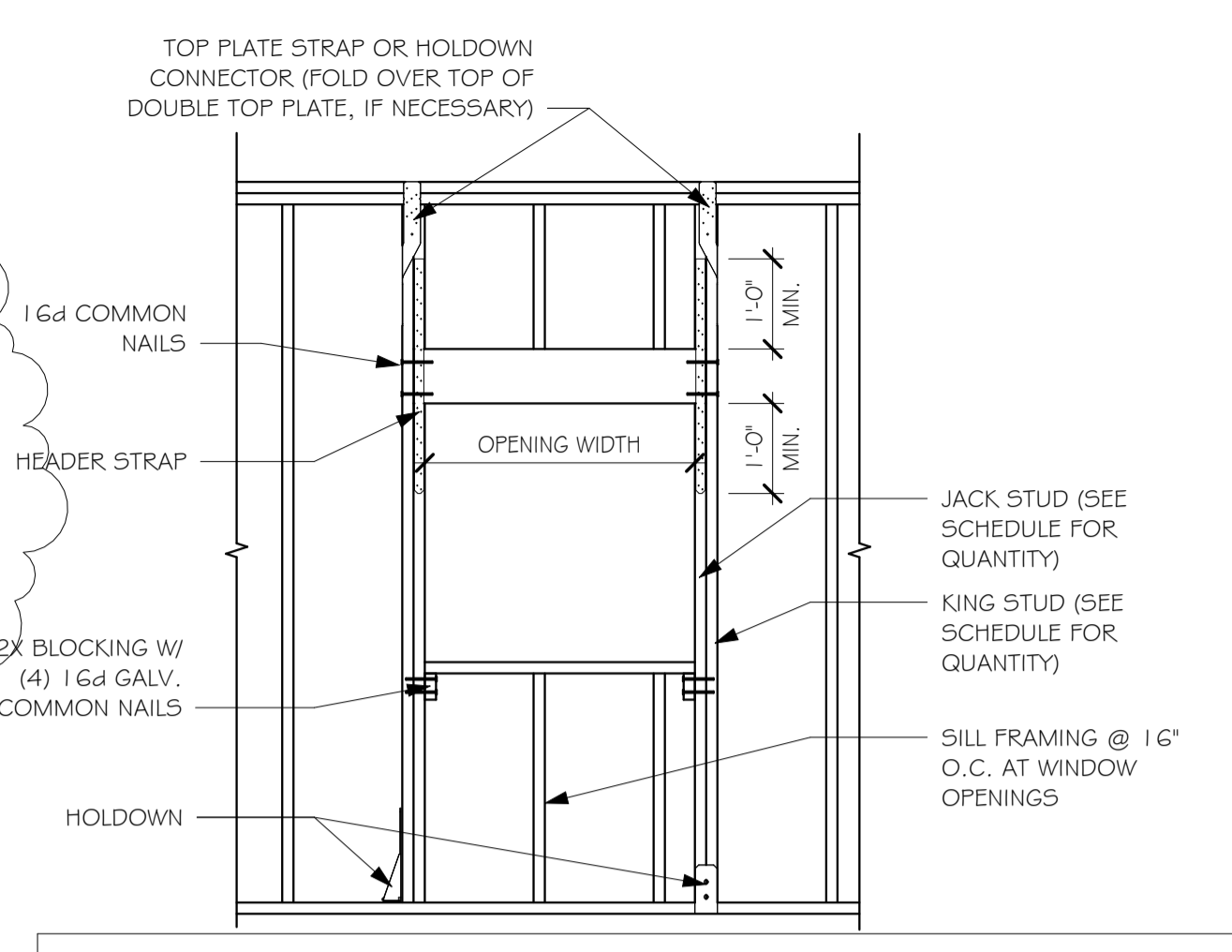
DETAIL-2: WALL SECTION @ KITCHEN I
1" = 1'-0"



DETAIL-6: TYPICAL CONCRETE MASONRY BOND BEAM
1" = 1'-0"



DETAIL-5: TYPICAL 8" CMU WALL CORNER
1" = 1'-0"



2X6 HEADER SCHEDULE

MAXIMUM OPENING WIDTH	HEADER SIZE	Jack Studs	King Studs	Simpson Strong-Tie Connectors		
				Top Plate	Header	Holdown
4' - 0"	(3) 2x6	(1) 2x6	(1) 2x6	H6	LSTA30	DSP2
6' - 0"	(3)2x6	(1) 2x6	(2) 2x6	H6	(2) LSTA30	DTT22*
8' - 0"	(3)2x10	(1) 2x6	(3) 2x6	(2) H6	(2) LSTA30	HTT4*

2X4 HEADER SCHEDULE

MAXIMUM OPENING WIDTH	HEADER SIZE	Jack Studs	King Studs	Simpson Strong-Tie Connectors		
				Top Plate	Header	Holdown
4' - 0"	(2) 2x4	(1) 2x4	(1) 2x4	H6	LSTA30	DSP2
6' - 0"	(2)2x10	(1) 2x4	(2) 2x4	H6	(2) LSTA30	DTT22*
8' - 0"	(2)2x12	(1) 2x4	(3) 2x4	(2) H6	(2) LSTA30	HTT4*
18' - 0"	(2) 1-3/4x18 LVL	(1) 2x4	(1) 2x4	(2) H6	(2) LSTA30	HTT4*

- * DRILL AND EPOXY HOT-DIPPED GALVANIZED THREADED ROD (1/2" DIAMETER FOR DTT22, 5/8" DIAMETER FOR HTT4), 6" EMBEDMENT.
- NOTES:
- ALL LUMBER SHALL BE SOUTHERN PINE NO. 2 OR BETTER OR SPRUCE PINE FUR NO.2 GRADE OR STRONGER.
 - USE PLYWOOD SPACERS BETWEEN HEADER PLIES AS REQUIRED TO MATCH STUD DEPTH.
 - NAIL STUD PACKS TOGETHER WITH 16d GALV COMMON NAILS @C.O.C. STAGGERED.
 - INTERIOR NON-LOAD BEARING WALL HEADERS SHALL BE NOT LESS THAN CODE MINIMUMS.
 - USE 8d GALV. COMMON NAILS ON SIMPSON H6, FULLY NAILED.
 - USE 10d GALV. COMMON NAILS ON SIMPSON C516, FULLY NAILED.
 - SIMPSON C516 MAY BE SUBSTITUTED FOR LSTA30.
 - INSTALL HEADER STRAPS FROM THE INSIDE FACE OF WALL. IF THE TABLE CALLS FOR 2 HEADER STRAPS AT 1 JACK STUD, INSTALL 1 STRAP ON INSIDE FACE OF WALL AND 1 STRAP ON THE EXTERIOR FACE OF WALL. STAGGER NAIL LOCATIONS AS REQUIRED.

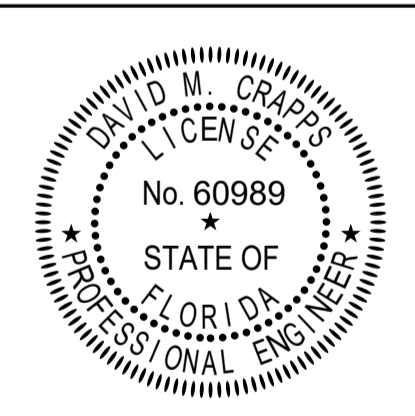
DETAIL-1: LOAD BEARING HEADER SCHEDULE
1/2" = 1'-0"

LOOSE LINTEL SCHEDULE

CLEAR SPAN	SIZE	MINIMUM LENGTH OF BEARING AT EACH JAMB
UP TO 9'-0"	L 4X4X1/4	8 INCHES
UP TO 18'-0"	L 7X4X3/8	8 INCHES

- NOTES:
- ALL LOOSE LINTELS SHALL BE HOT-DIPPED GALVANIZED
 - DO NOT PLACE VERTICAL EXPANSION JOINT OVER WALL OPENINGS WITH LOOSE LINTELS
 - PROVIDE TEMPORARY SHORING OF LINTELS UNTIL THE MORTAR CURES TO AT LEAST 75% OF ITS SPECIFIED DESIGN STRENGTH
 - BRICK TIES SHALL BE INSTALLED AT NOT MORE THAN 18" O.C. EACH WAY.

DETAIL-4: LOOSE LINTEL SCHEDULE
1/2" = 1'-0"



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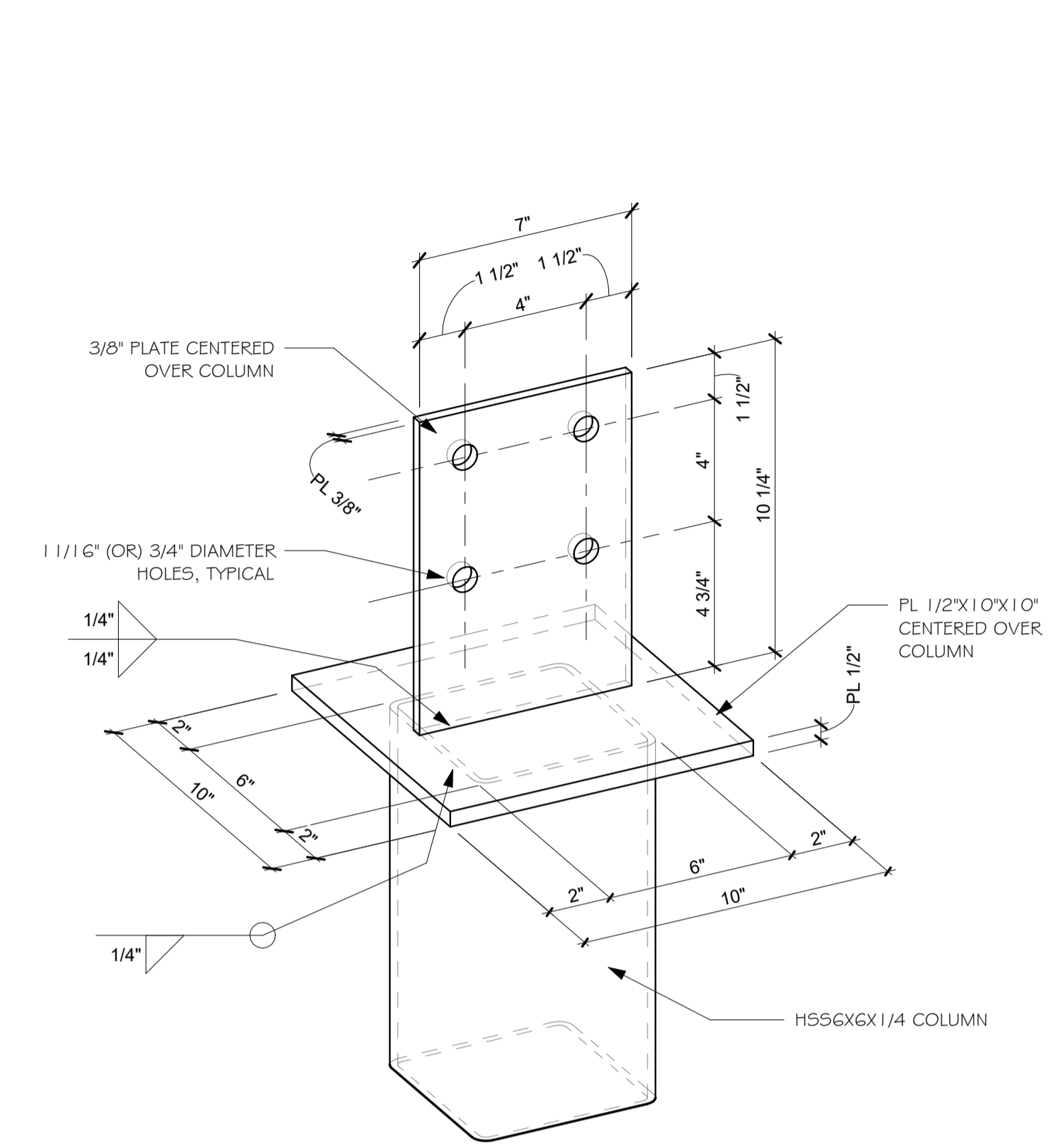
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P.E. NO.:

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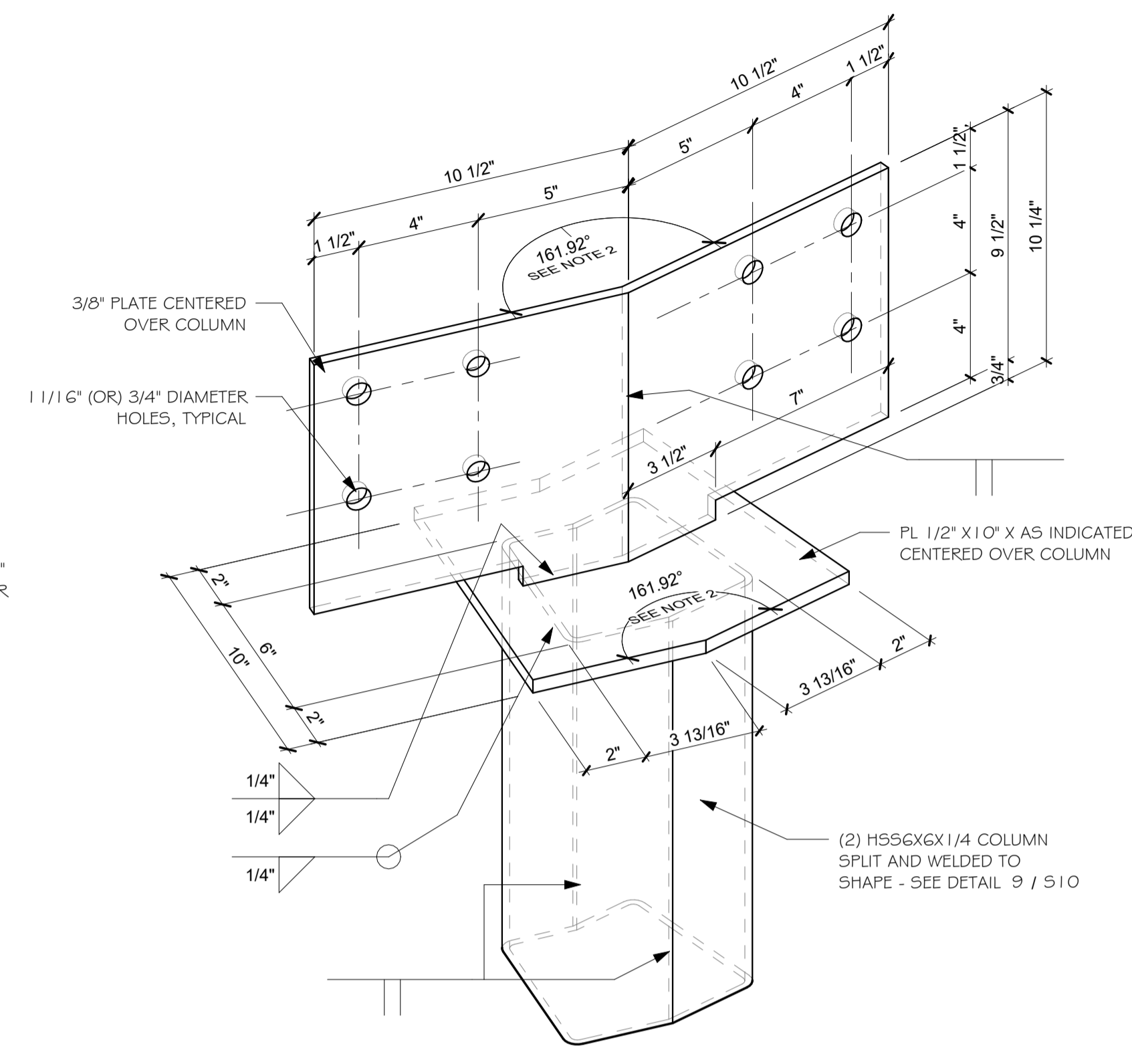
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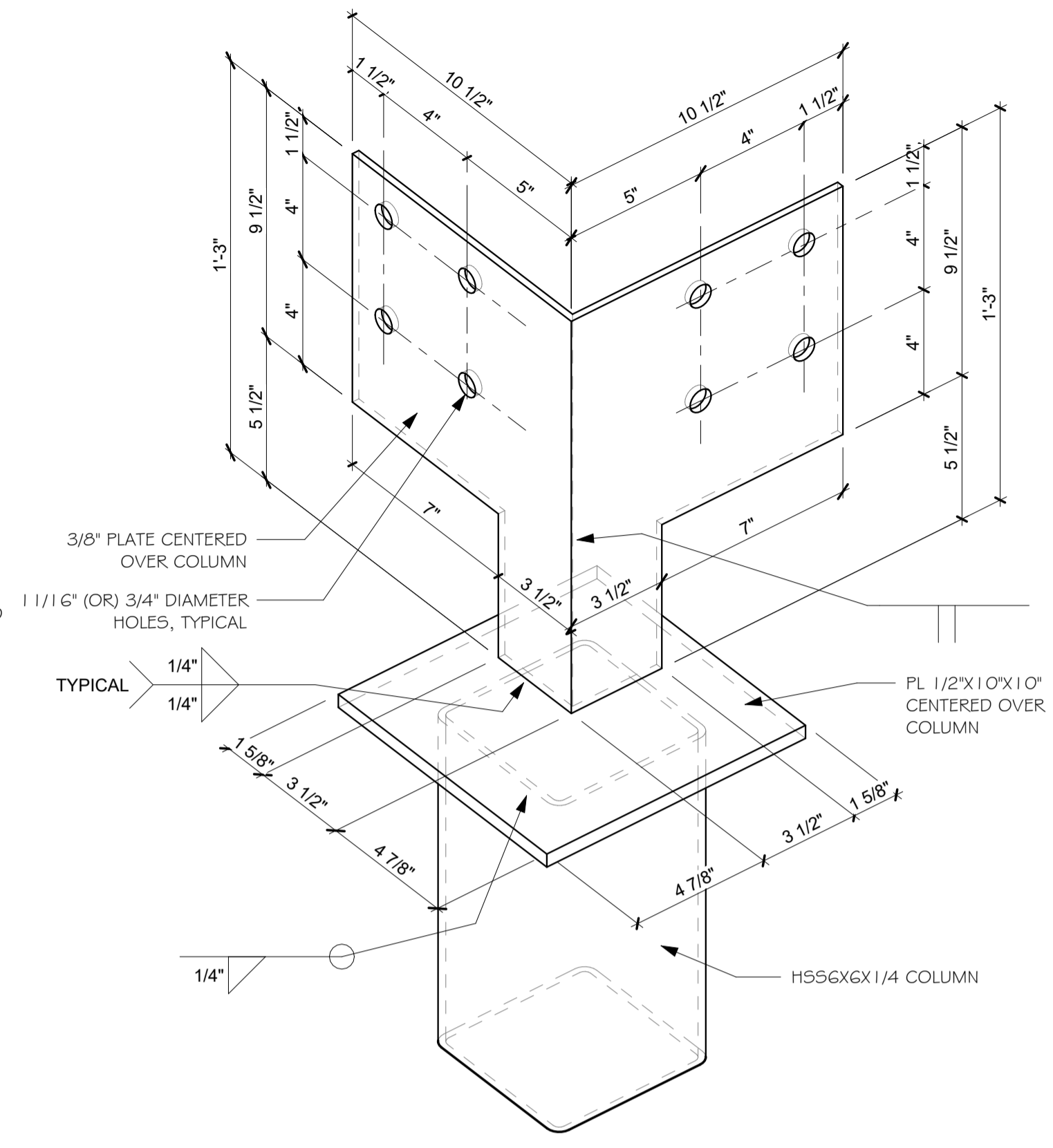
STEEL FABRICATION NOTES:
 1. ALL BEAM SUPPORT / STUB COLUMN CONNECTIONS SHALL BE HOT DIPPED GALVANIZED AND POWDER COATED. SEE ARCHITECTURAL FOR COATING COLOR.
 2. VERIFY ANGLE IN FIELD



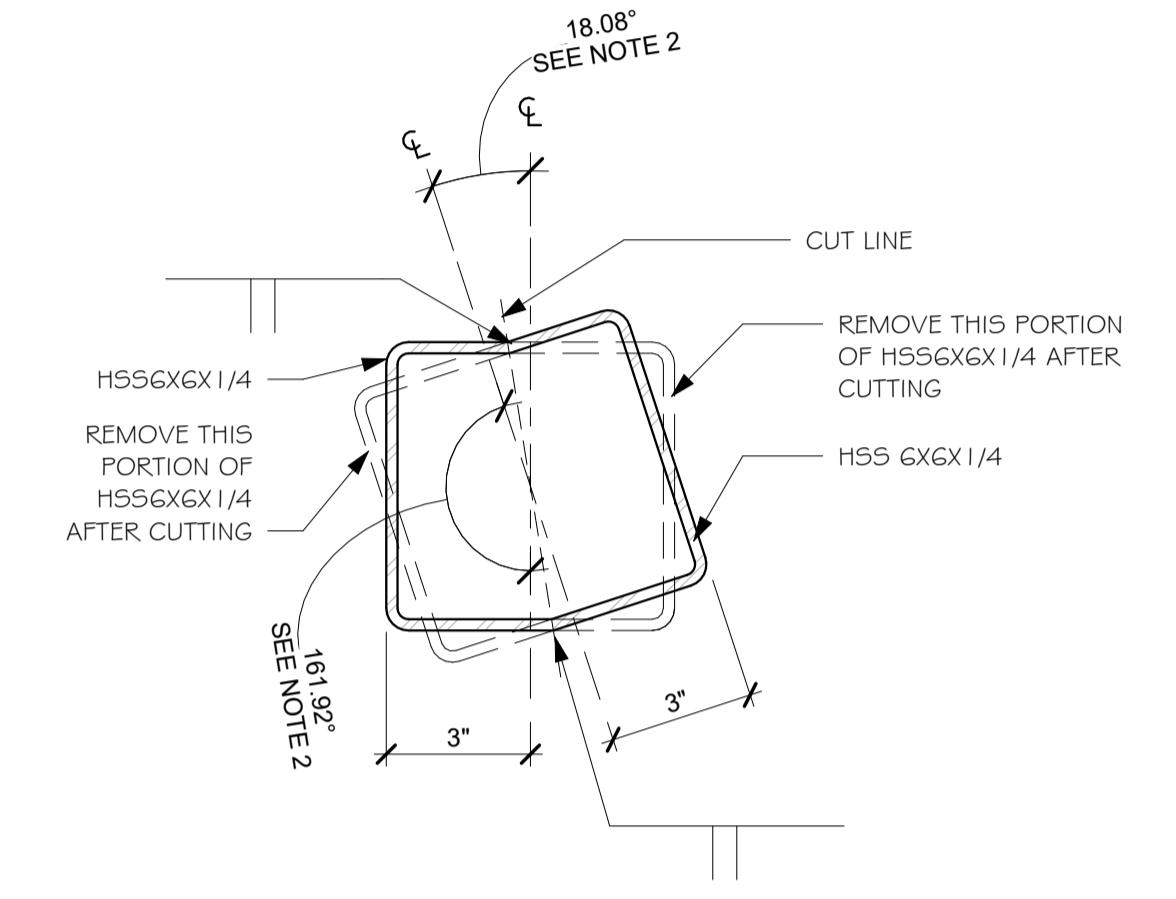
DETAIL-1: COLUMN CAP SINGLE PLATE



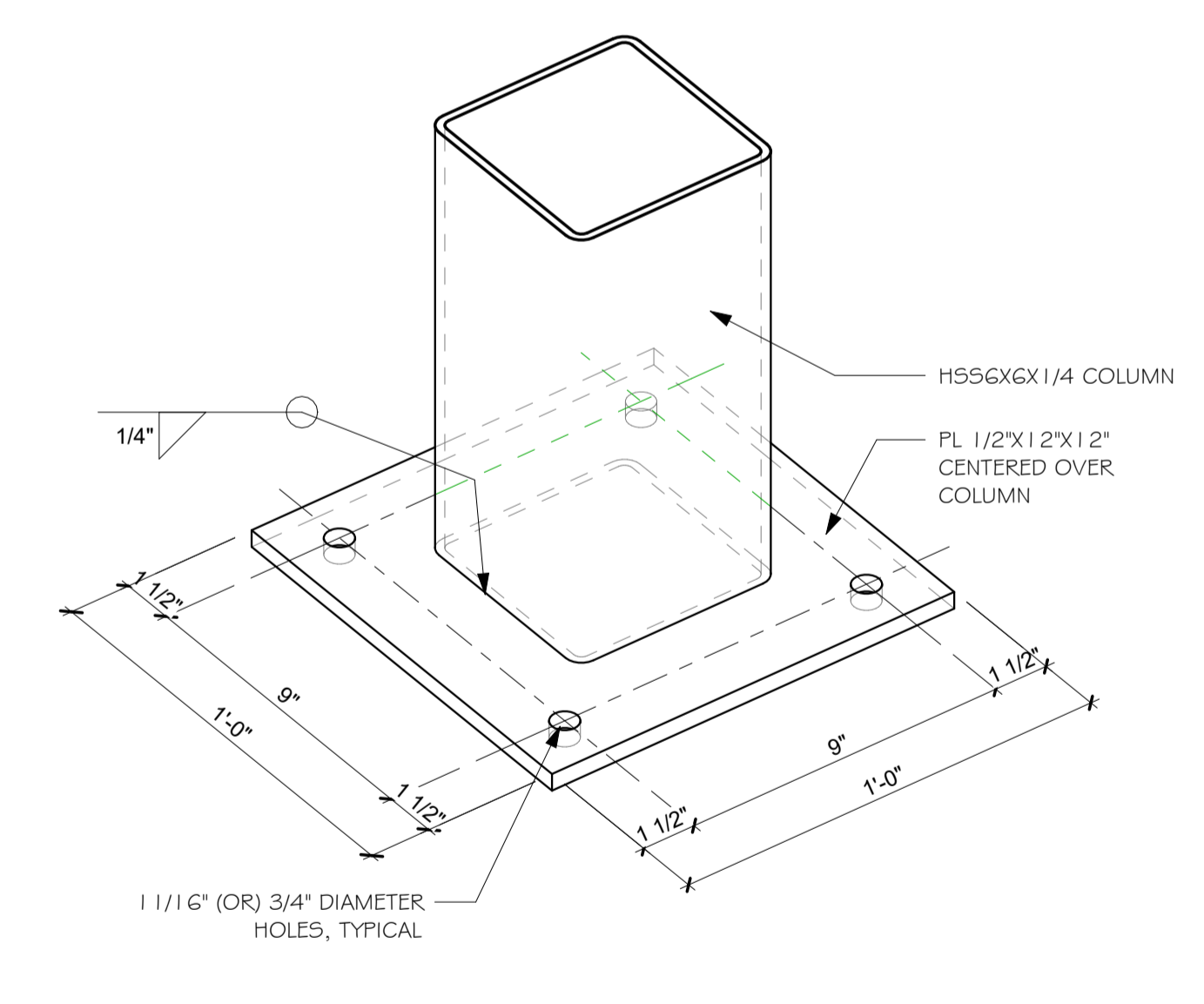
DETAIL-3: COLUMN CAP ANGLED PLATE



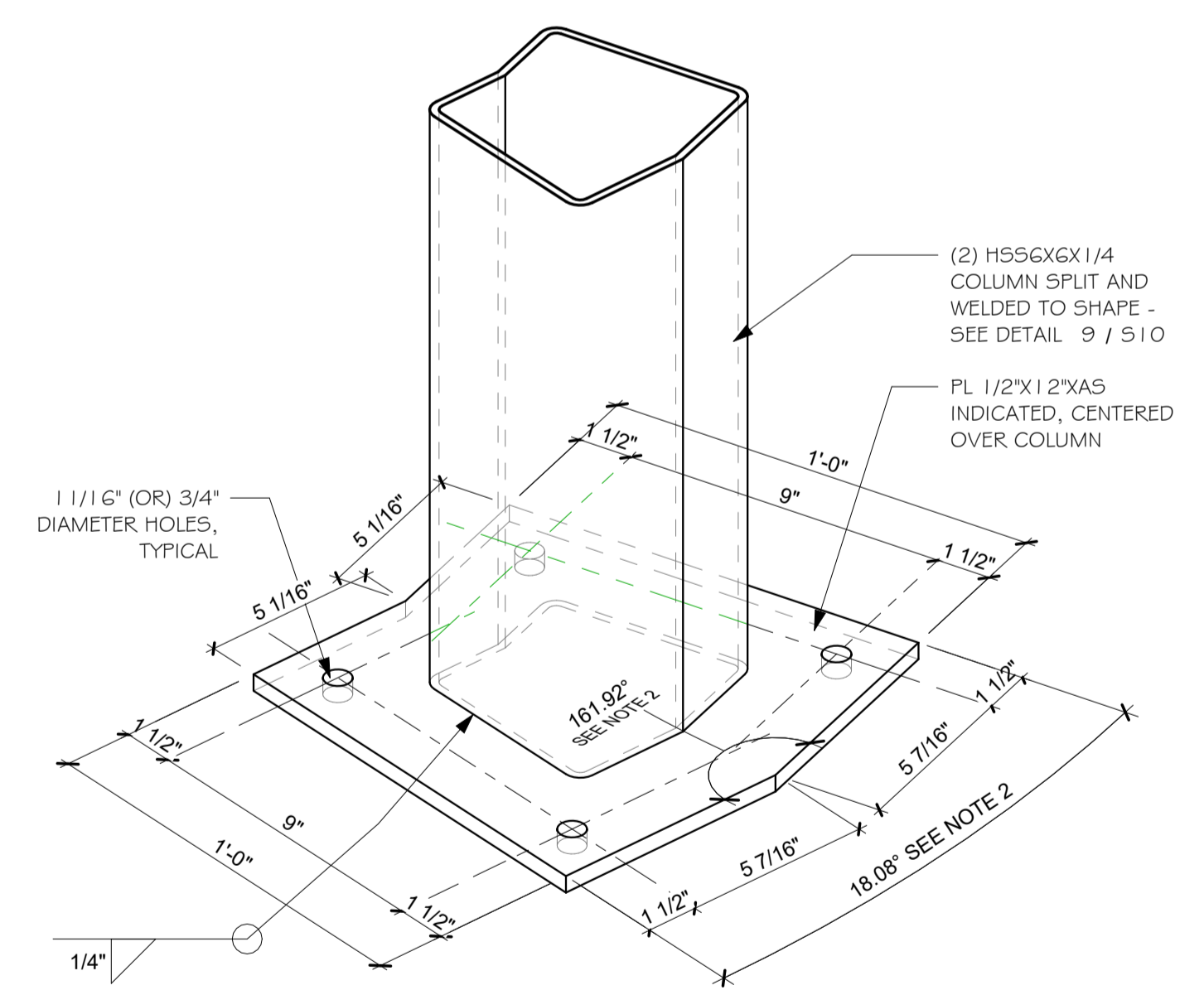
DETAIL-6: COLUMN CAP 90DEG BENT PLATE



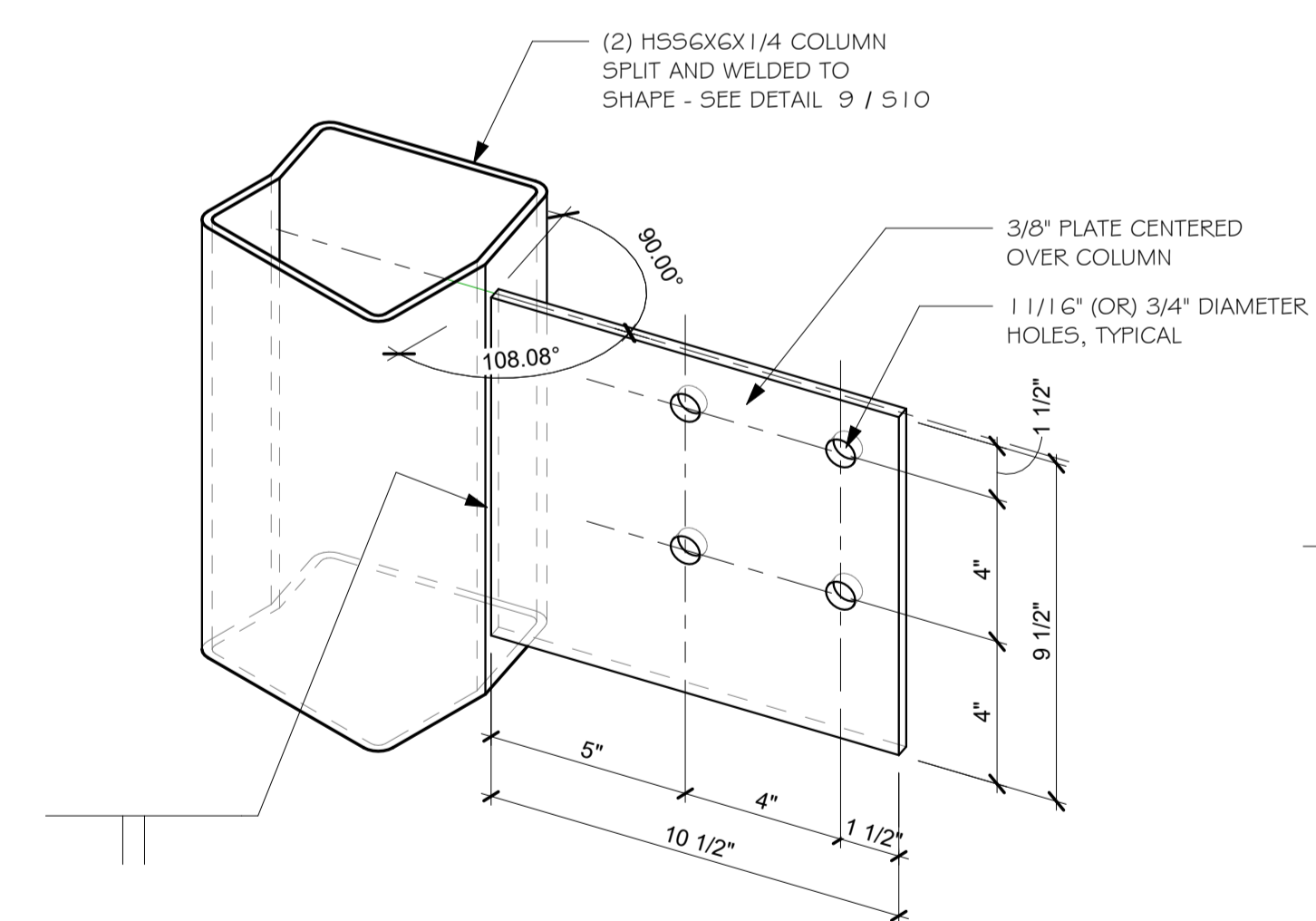
DETAIL-9: ANGLED COLUMN DETAIL
 3" = 1'-0"



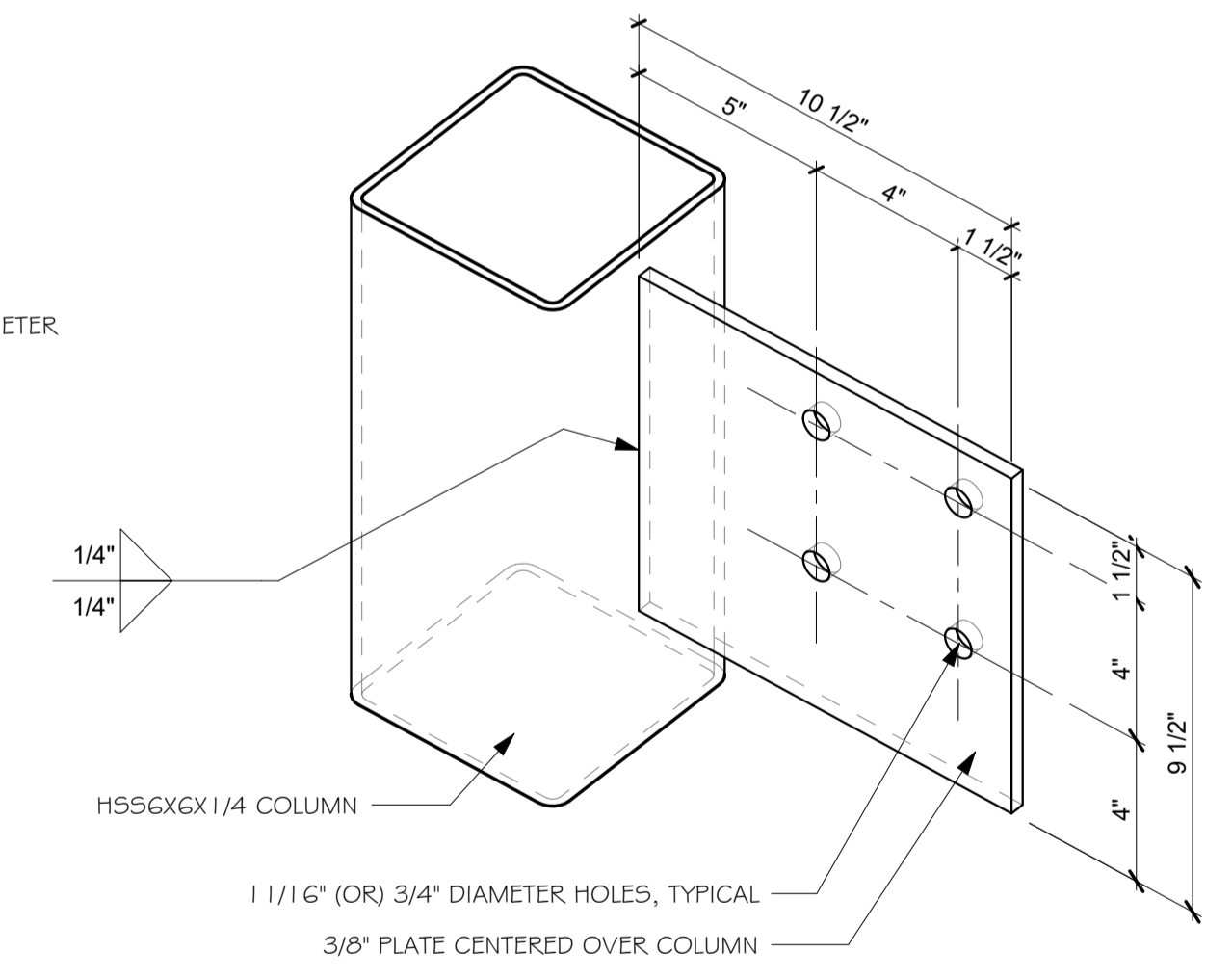
DETAIL-4: TYPICAL BASEPLATE DETAIL



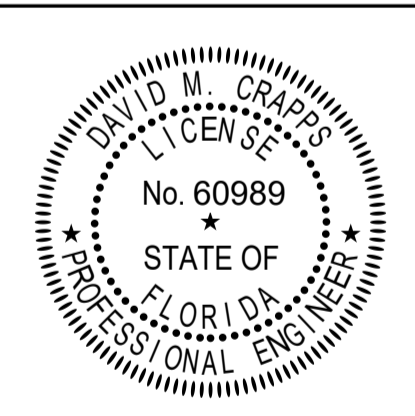
DETAIL-5: BASEPLATE @ ANGLED CORNER



DETAIL-7: COLUMN PLATE @ ANGLED COLUMN



DETAIL-8: COLUMN PLATE DETAIL



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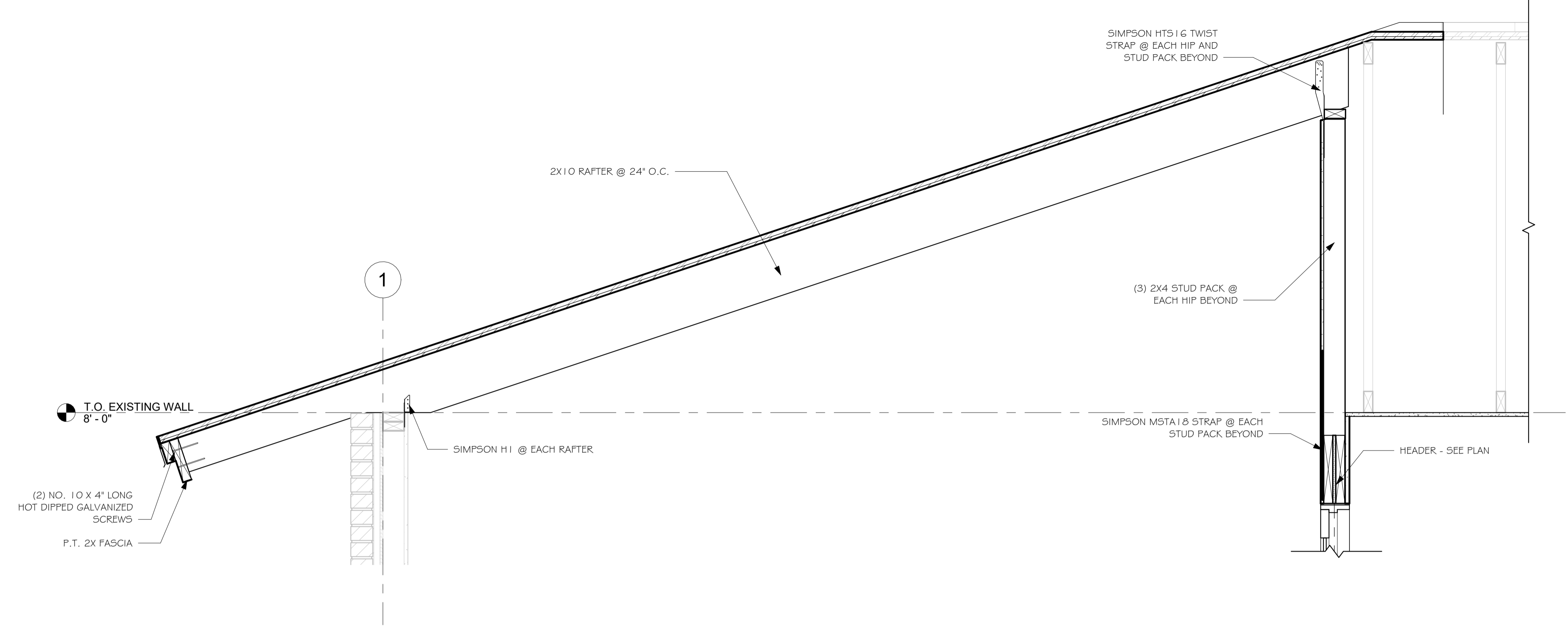
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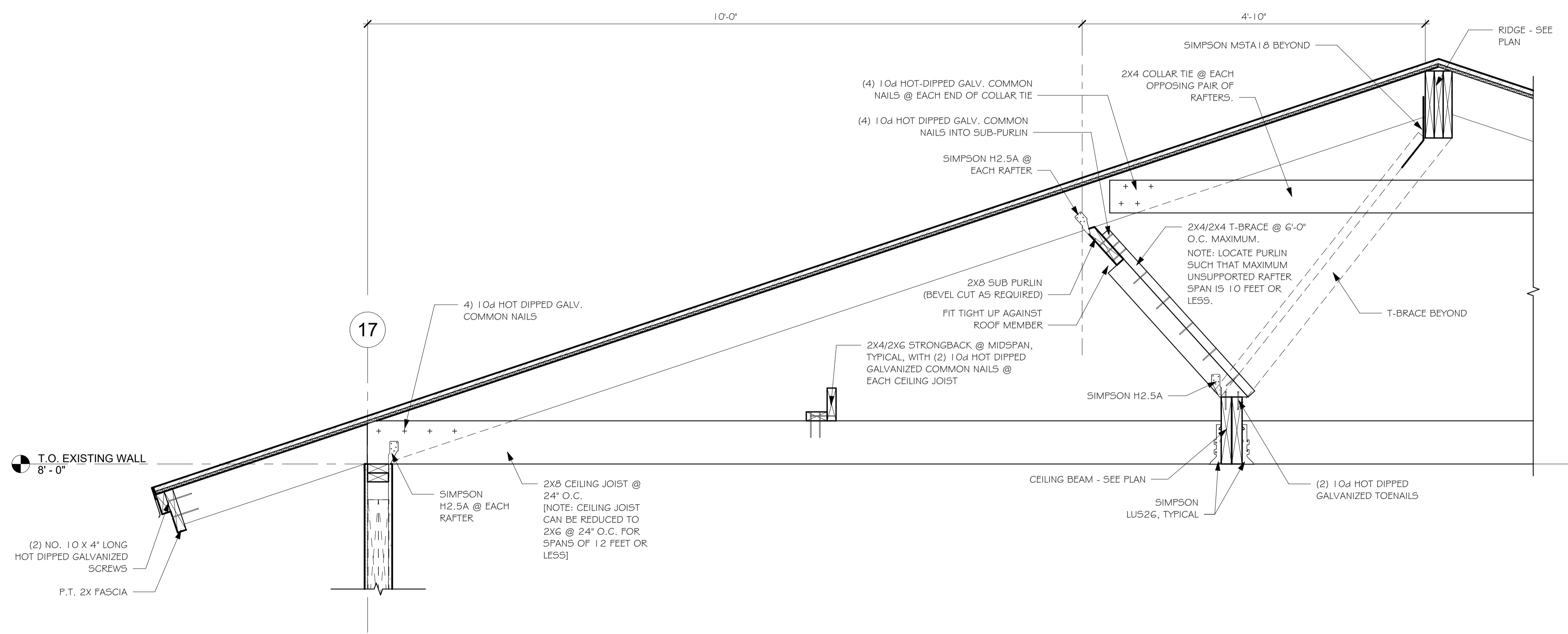
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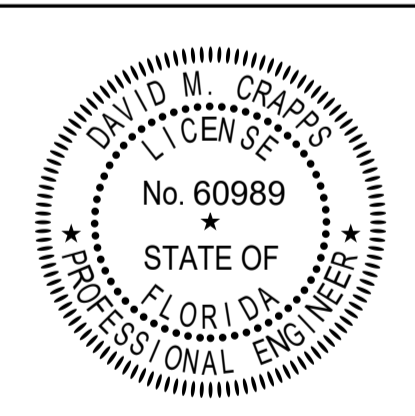
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DETAIL-1: ROOF FRAMING @ MASTER BEDROOM
1" = 1'-0"



DETAIL-2: ROOF FRAMING DETAIL @ GARAGE
1" = 1'-0"



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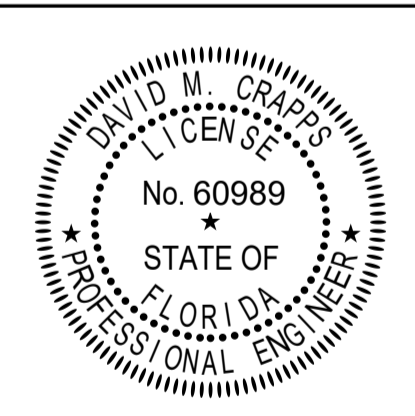
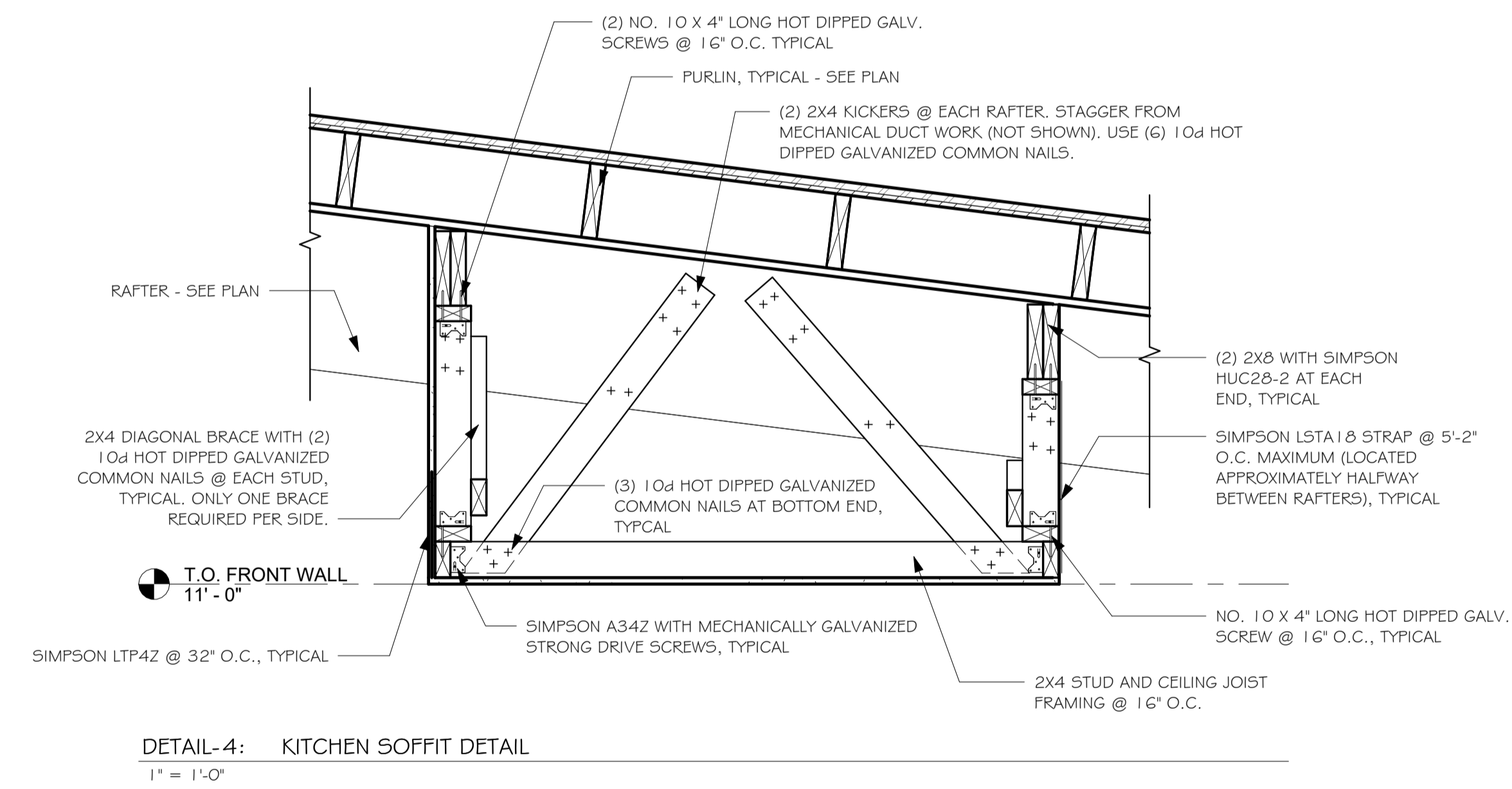
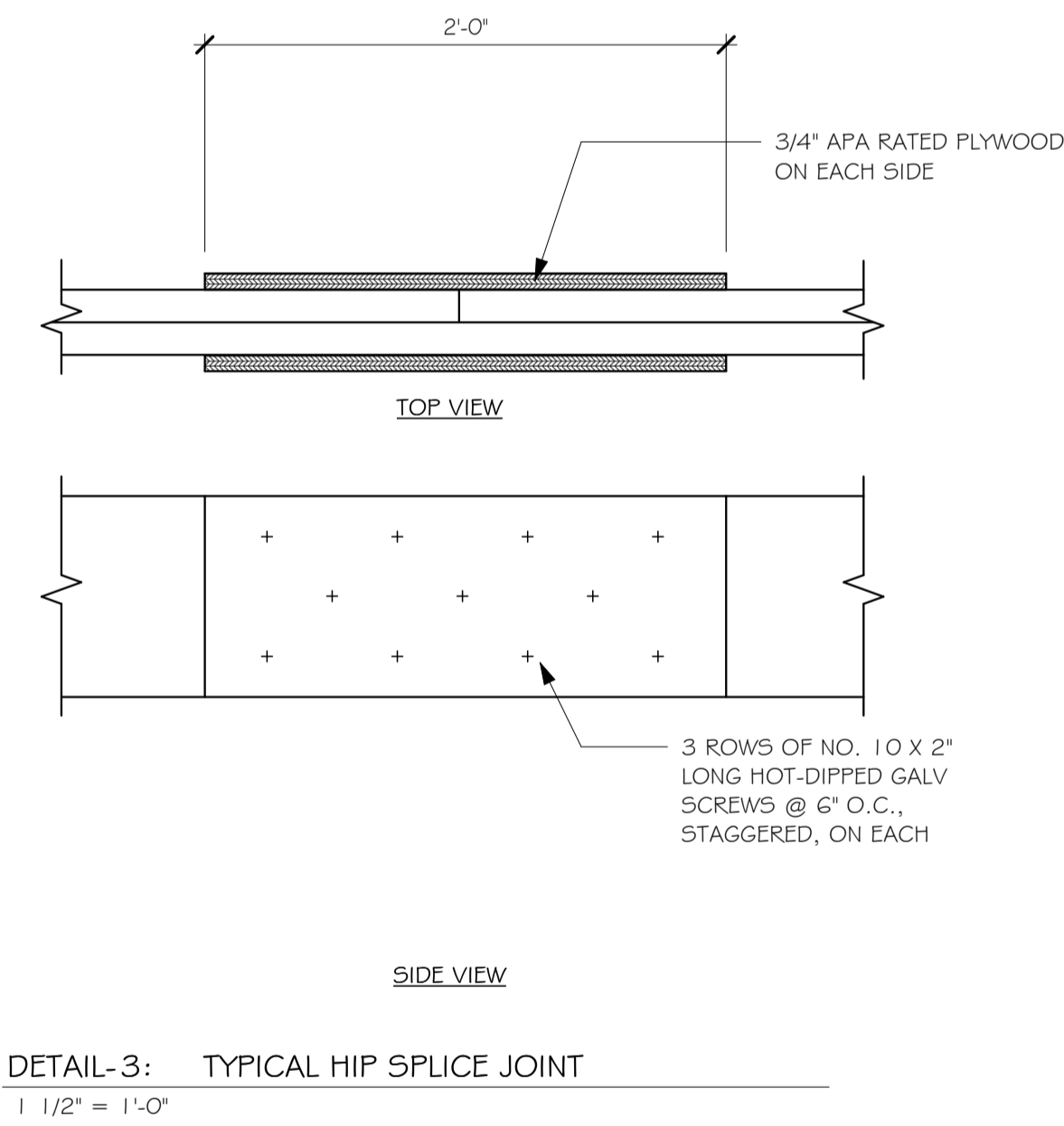
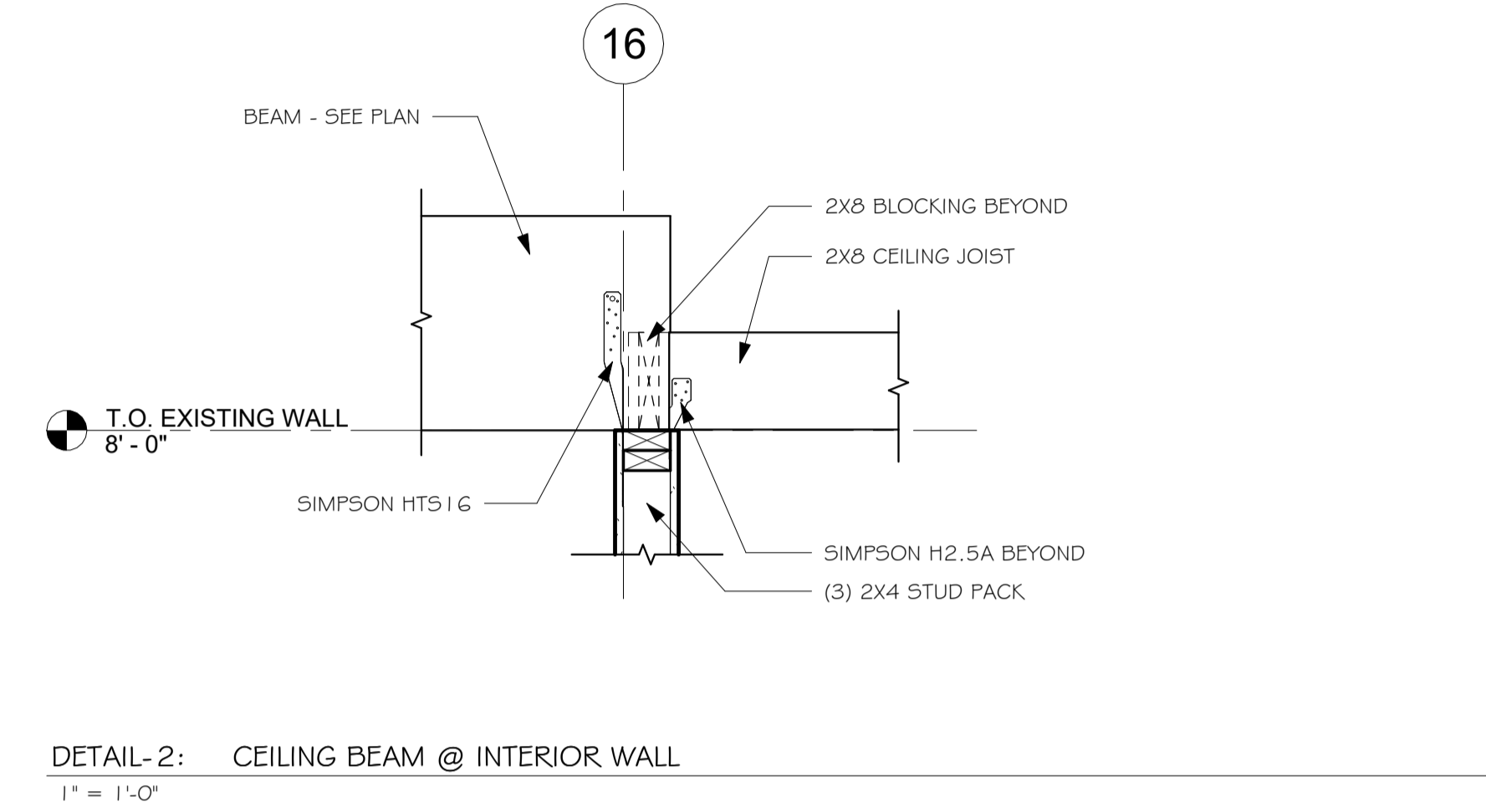
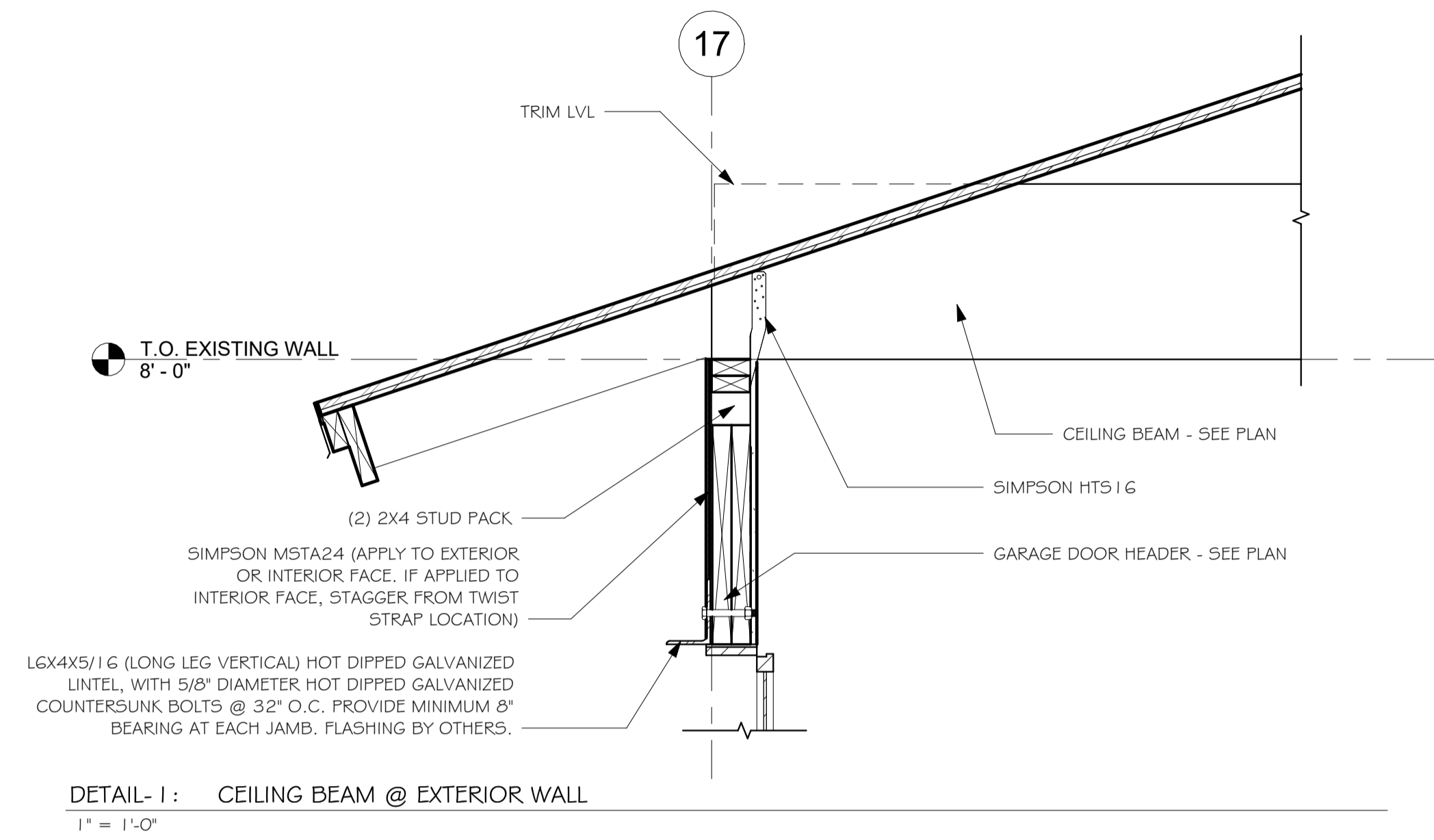
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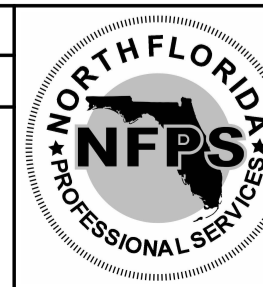
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