

# 5619 (A,B,C)

## SEACOAST II PARADISO GRANDE

60' X 60'

REVISION SCHEDULE			
NO.	DATE	DESCRIPTION	BY
Ⓐ	04-15-21	THIS MASTER CREATED FROM PLANS RECEIVED FROM PSH DATED	MF
Ⓘ	07-07-21	-REVISED 2ND FLOOR EXTERIOR FINISH FROM STUCCO TO SMOOTH PANEL BOARD	JA
		-UPDATE CODE REFERENCES TO FBCR 2020, 1TH ED. 4 NEC 2017	
		-REVISE ALL ARCH SOFFITS TO FLAT	
Ⓙ	11-16-21	-CHANGED WET BAR TO OPT.	AN
Ⓖ	06-20-23	-UPDATE FIRE ALARM PER BUILDER'S REQUEST	ZE
Ⓕ	08/25/23	-ADD TILE TO MASTER CLOSETS	ZE
Ⓔ	03/22/24	-CONVERTED SEACOAST PLAN TO NEW SEACOAST II MASTER	SH
Ⓙ	04-19-24	-DELETE GARAGE STEP, TOWEL BARS & PAPER HOLDERS	ZE
Ⓒ	05-01-24	-APPLIED FBC 2023 -8TH EDITION CODE UPDATE	AN
Ⓙ	05-29-24	-ADDED ON-Q PANEL	AN
Ⓙ	11-22-24	-ADD GAMEROOM OPTION	ZE
Ⓙ	12-12-24	-FRAME DOWN GAME RM CLG.	ZE

### SHEET INDEX- ELEVATION "A"

00	COVER SHEET
01A.0	FOUNDATION PLAN
02A.0	FLOOR PLAN W/ DIMENSIONS
03A.0	FLOOR PLAN W/ NOTES
04A.0	UPPER FLOOR PLAN W/ DIMENSIONS
05A.0	UPPER FLOOR PLAN W/ NOTES
06A.0	EXTERIOR ELEVATIONS- FRONT/ REAR
07A.0	EXTERIOR ELEVATIONS- LEFT/ RIGHT
08	CROSS SECTION AND INTERIOR ELEVATIONS
09A.0	ELECTRICAL PLAN
10A.0	UPPER ELECTRICAL PLAN
11A.0	TRUSS LAYOUT
12A.0	UPPER TRUSS LAYOUT
13A.0	PRECAST LINTEL LAYOUT
14	TYPICAL DETAILS/CONNECTOR SCHEDULE
15	TYPICAL DETAILS
16	TYPICAL DETAILS
17	TYPICAL DETAILS
18	TYPICAL DETAILS
19	KITCHEN OPTION
D1	TYPICAL STRUCTURAL DETAILS
D2	TYPICAL STRUCTURAL DETAILS
D3	TYPICAL STRUCTURAL DETAILS
D4	TYPICAL STRUCTURAL DETAILS
D5	TYPICAL STRUCTURAL DETAILS

.1 GAMEROOM OPTION

### SHEET INDEX- ELEVATION "B"

00	COVER SHEET
01B.0	FOUNDATION PLAN
02B.0	FLOOR PLAN W/ DIMENSIONS
03B.0	FLOOR PLAN W/ NOTES
04B.0	UPPER FLOOR PLAN W/ DIMENSIONS
05B.0	UPPER FLOOR PLAN W/ NOTES
06B.0	EXTERIOR ELEVATIONS- FRONT/ REAR
07B.0	EXTERIOR ELEVATIONS- LEFT/ RIGHT
08	CROSS SECTION AND INTERIOR ELEVATIONS
09B.0	ELECTRICAL PLAN
10B.0	UPPER ELECTRICAL PLAN
11B.0	TRUSS LAYOUT
12B.0	UPPER TRUSS LAYOUT
13B.0	PRECAST LINTEL LAYOUT
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17	TYPICAL DETAILS
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.1 GAMEROOM OPTION

### SHEET INDEX- ELEVATION "C"

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01C.0	FOUNDATION PLAN
02C.0	FLOOR PLAN W/ DIMENSIONS
03C.0	FLOOR PLAN W/ NOTES
04C.0	UPPER FLOOR PLAN W/ DIMENSIONS
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.1 GAMEROOM OPTION

PARADISO GRANDE

LOT: 0000, PARADISO GRANDE

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

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DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 00

OF SHEETS

REVISIONS BY

ITEG  
HARRISON ENGINEERING GROUP, INC.  
10000 Vineland Road, Suite 200  
Orlando, Florida 32811  
Phone: (407) 529-3000

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
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Park Square HOMES

COVER SHEET

SEACOAST II

PARADISO GRANDE

5619

DATE 04-15-21

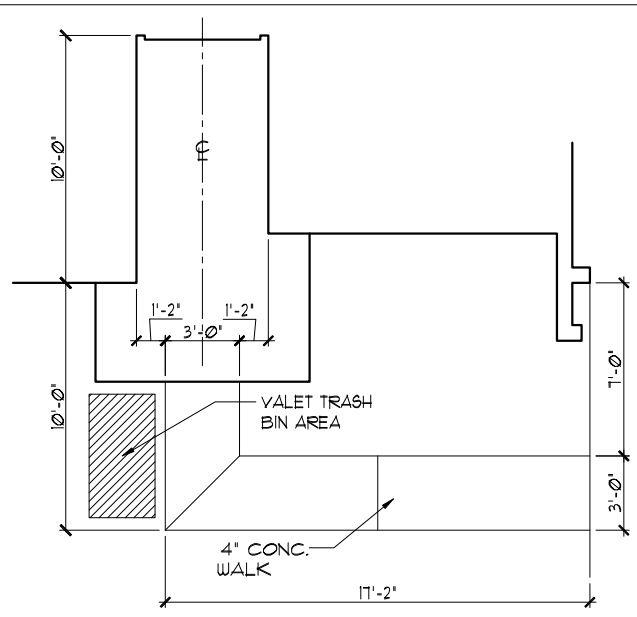
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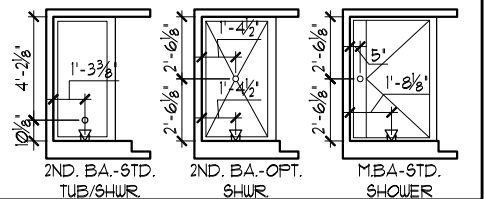
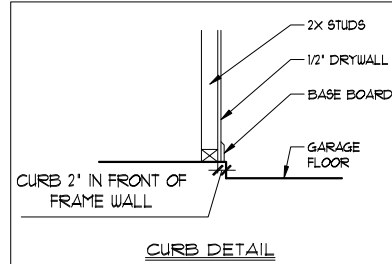


**SIDEWALK LAYOUT**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

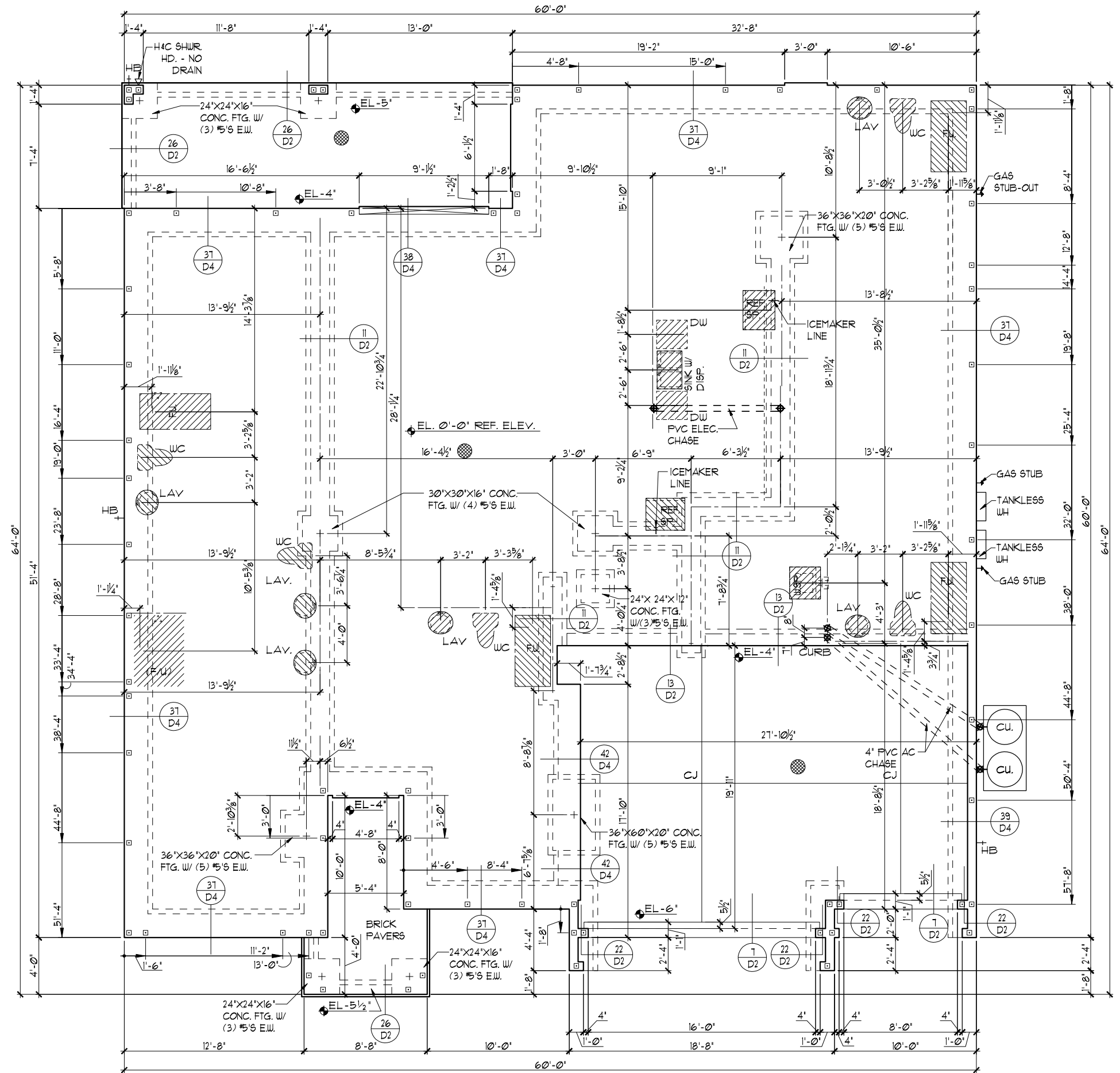
**FOUNDATION NOTES**

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- TYP. TUB/SHUR VALVE & DRAIN LOCATIONS



**FOUNDATION PLAN "A"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



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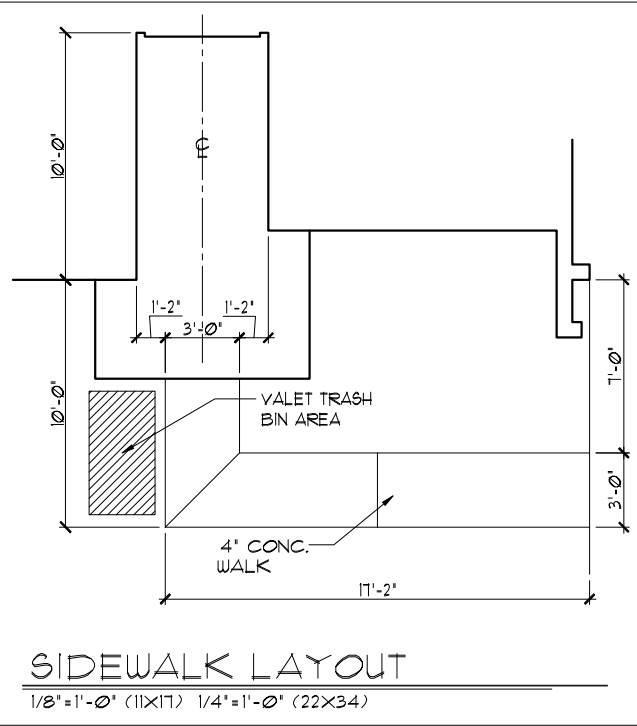
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
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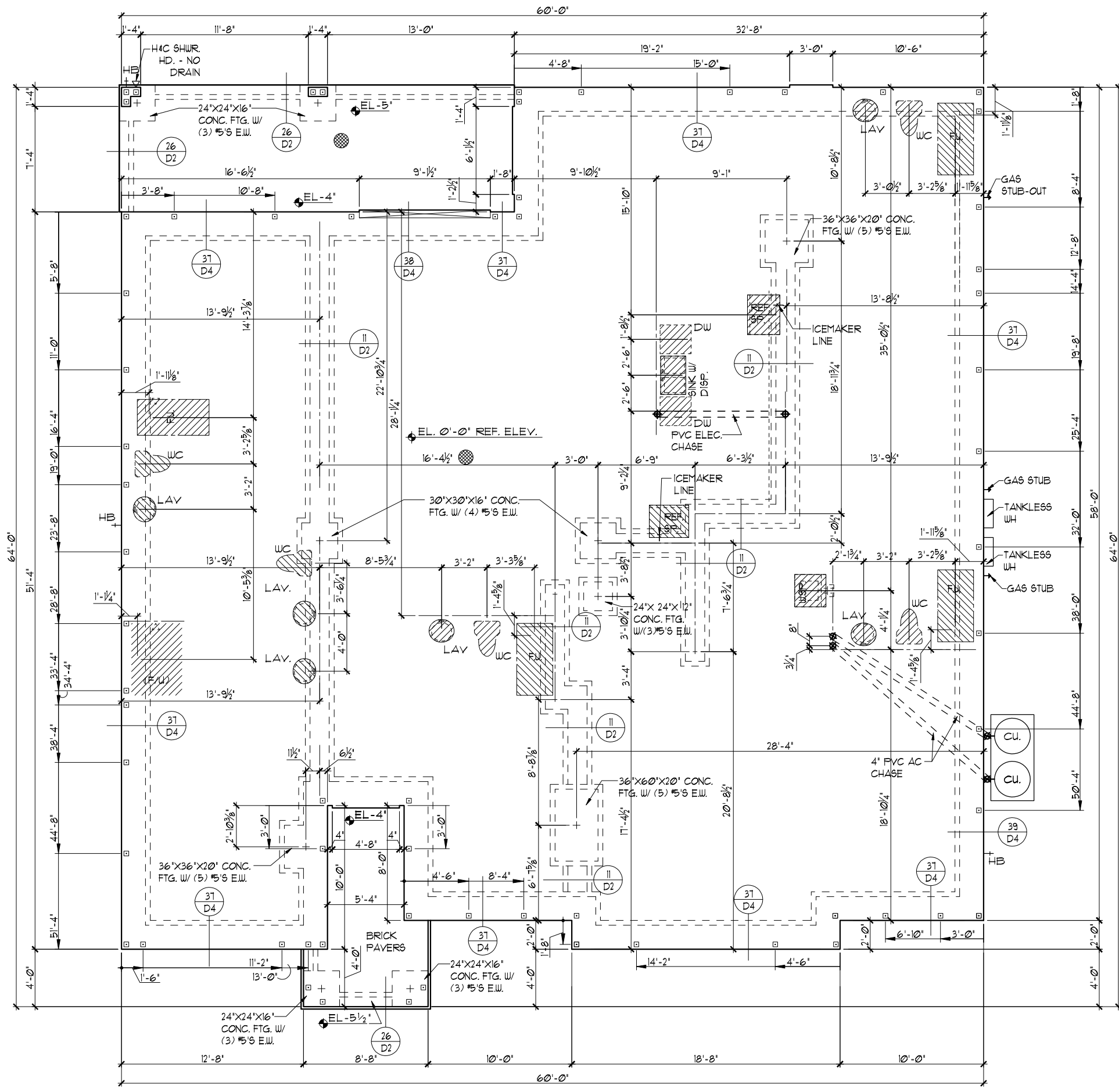
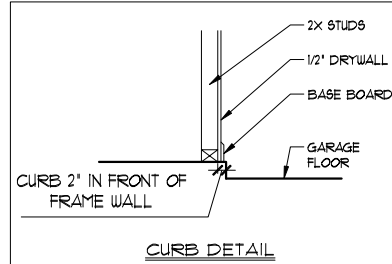
**SEACOAST II PARADISO GRANDE**

REVISIONS	BY

DATE 04-15-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 5619  
SHEET 01A.0  
OF SHEETS



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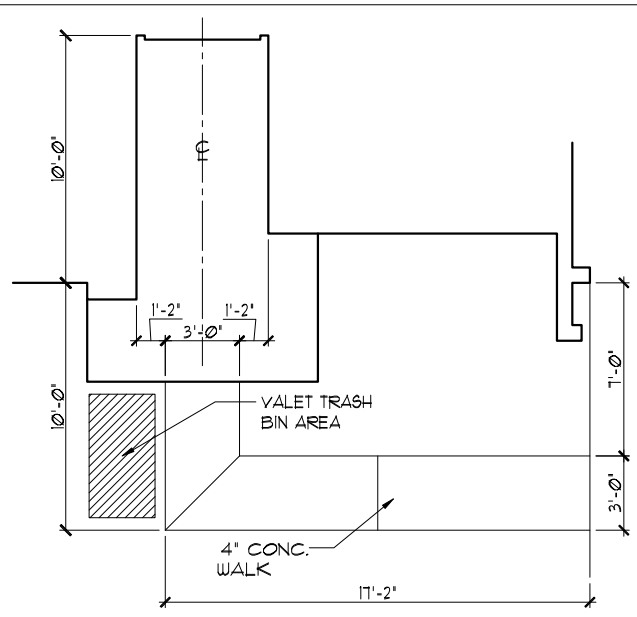
**ITEG**  
 JOHNSON ENGINEERING GROUP, INC.  
 10000 W. US HWY 19, SUITE 100  
 PALM BEACH GARDENS, FL 33418  
 TEL: (561) 734-1400  
 FAX: (561) 734-1790  
 www.iteg.com

**SEACOAST II**  
**PARADISO GRANDE**

**FOUNDATION PLAN**

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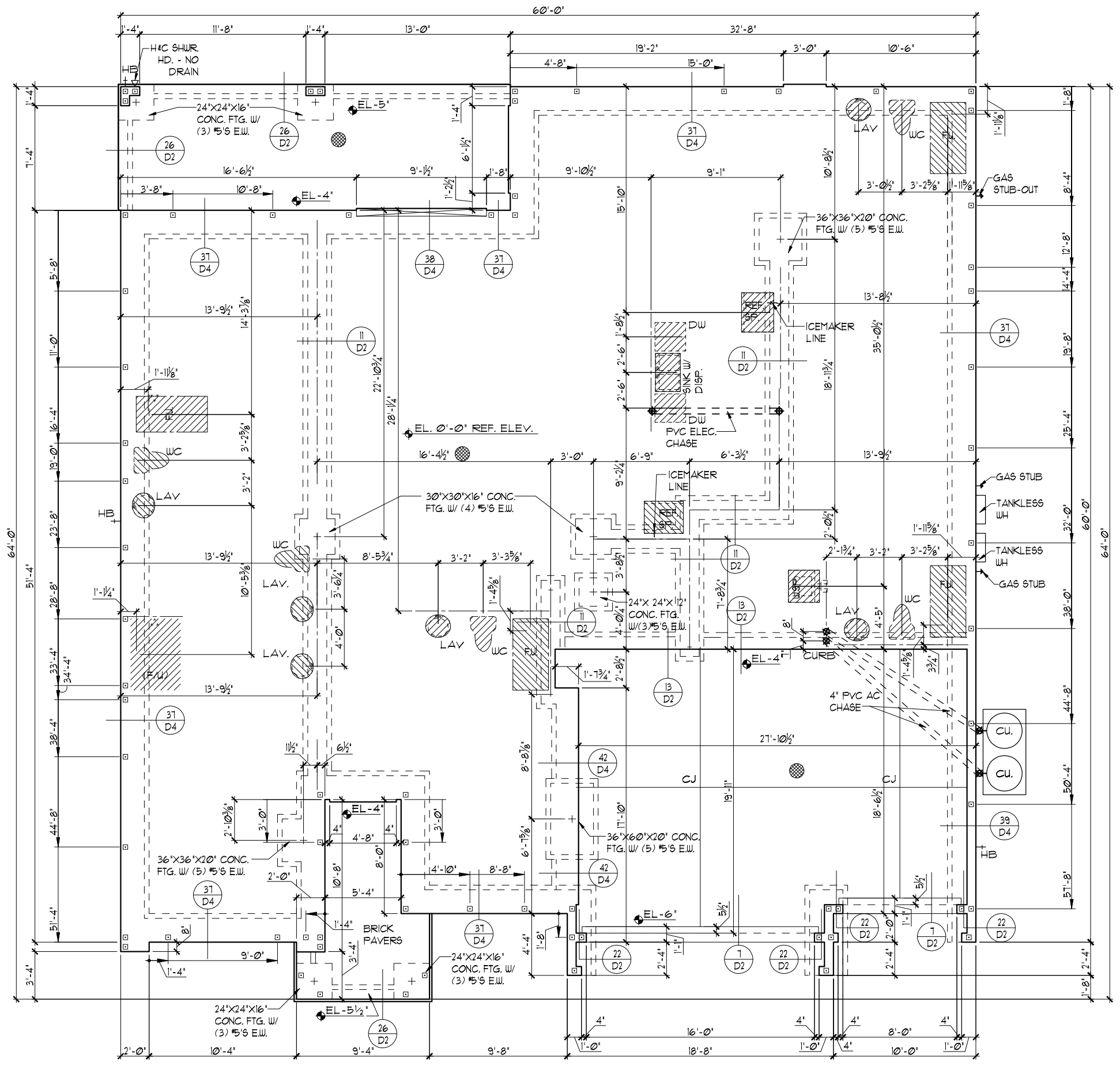
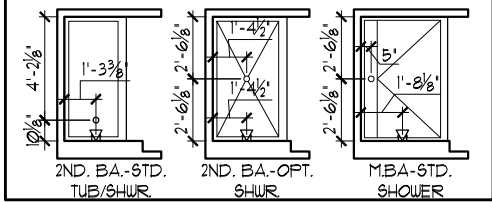
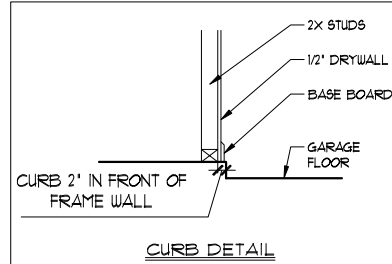


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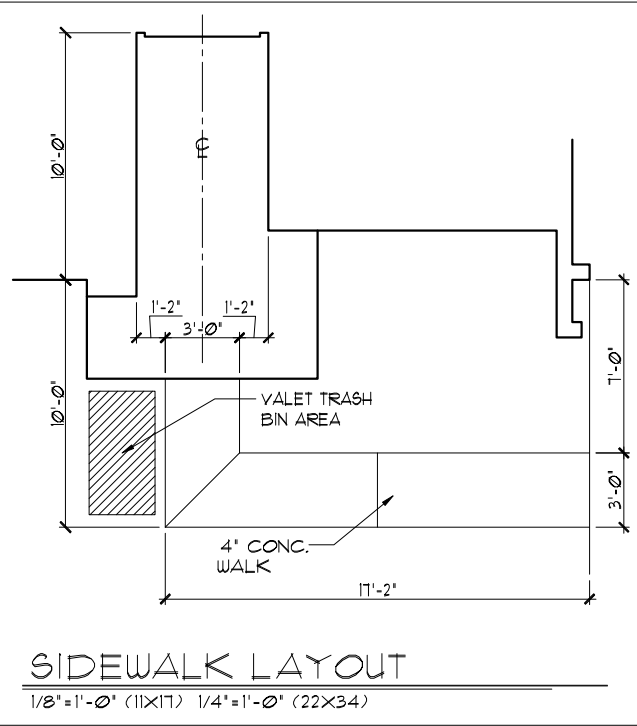
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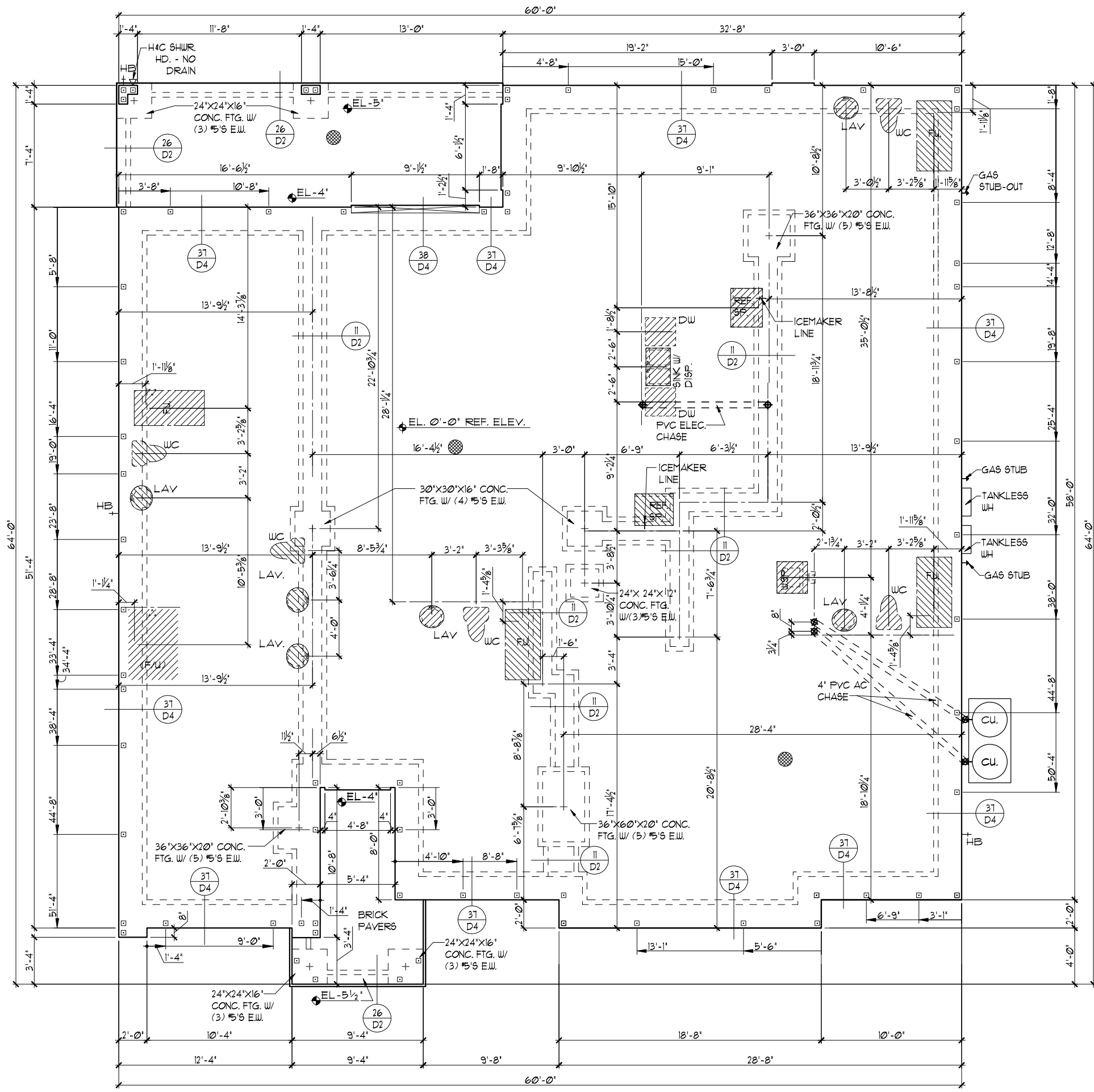
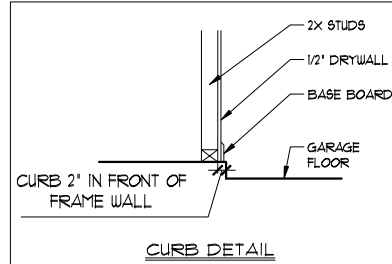
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**PARADISO GRANDE**

**5619**  
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 JOB 5619  
 SHEET  
**01B.0**  
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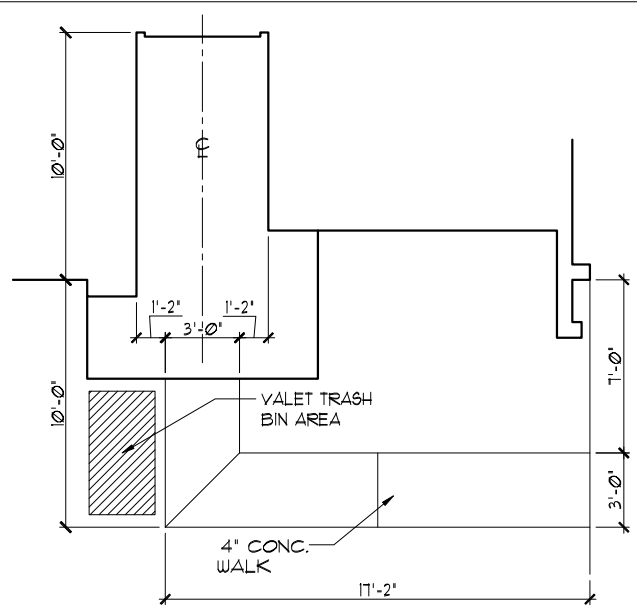
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 ITHAMSON ENGINEERING GROUP, INC.  
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**SEACOAST II**  
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**FOUNDATION PLAN**

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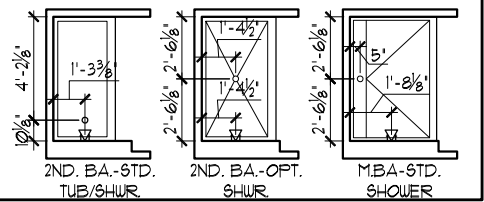
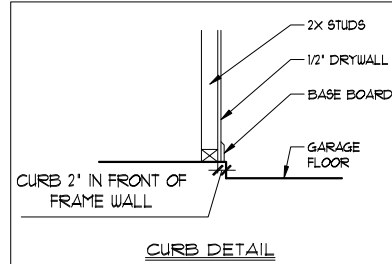


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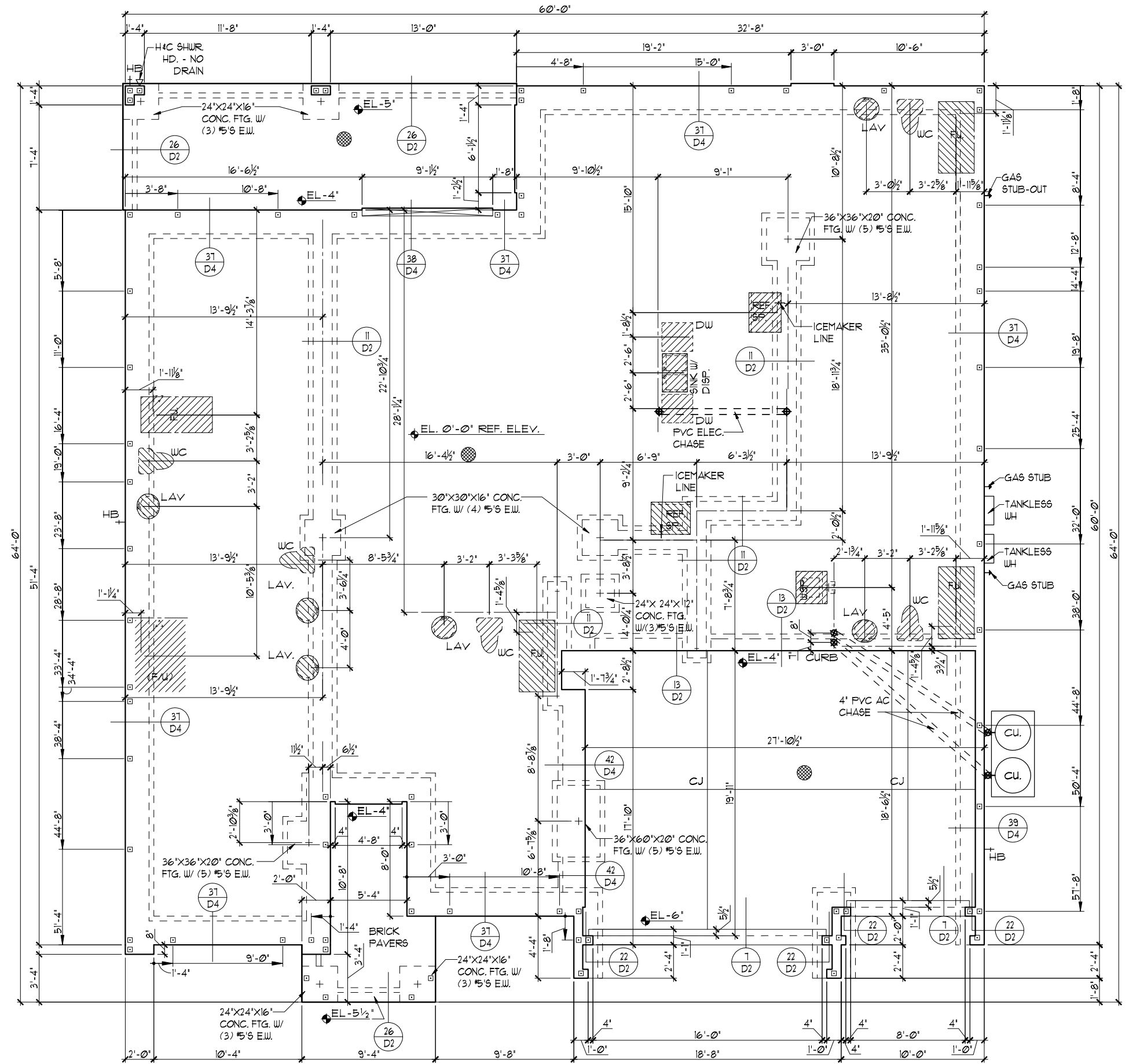
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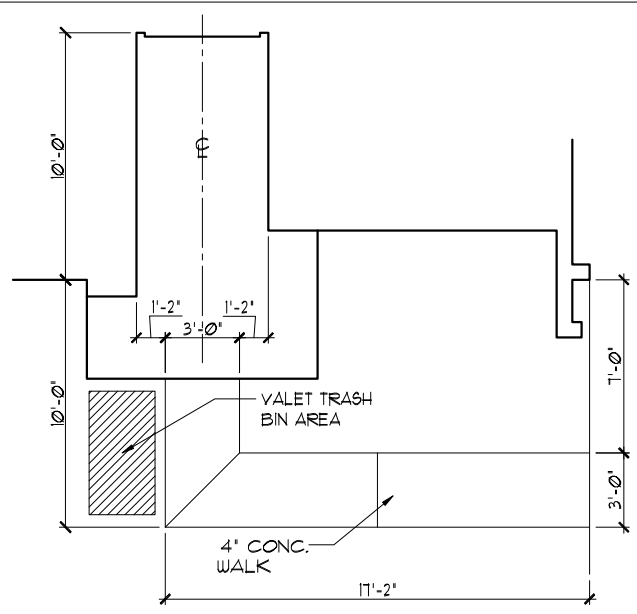
**Park Square HOMES**

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DRAWN	RDC
JOB	5619
SHEET	01C.0
OF SHEETS	

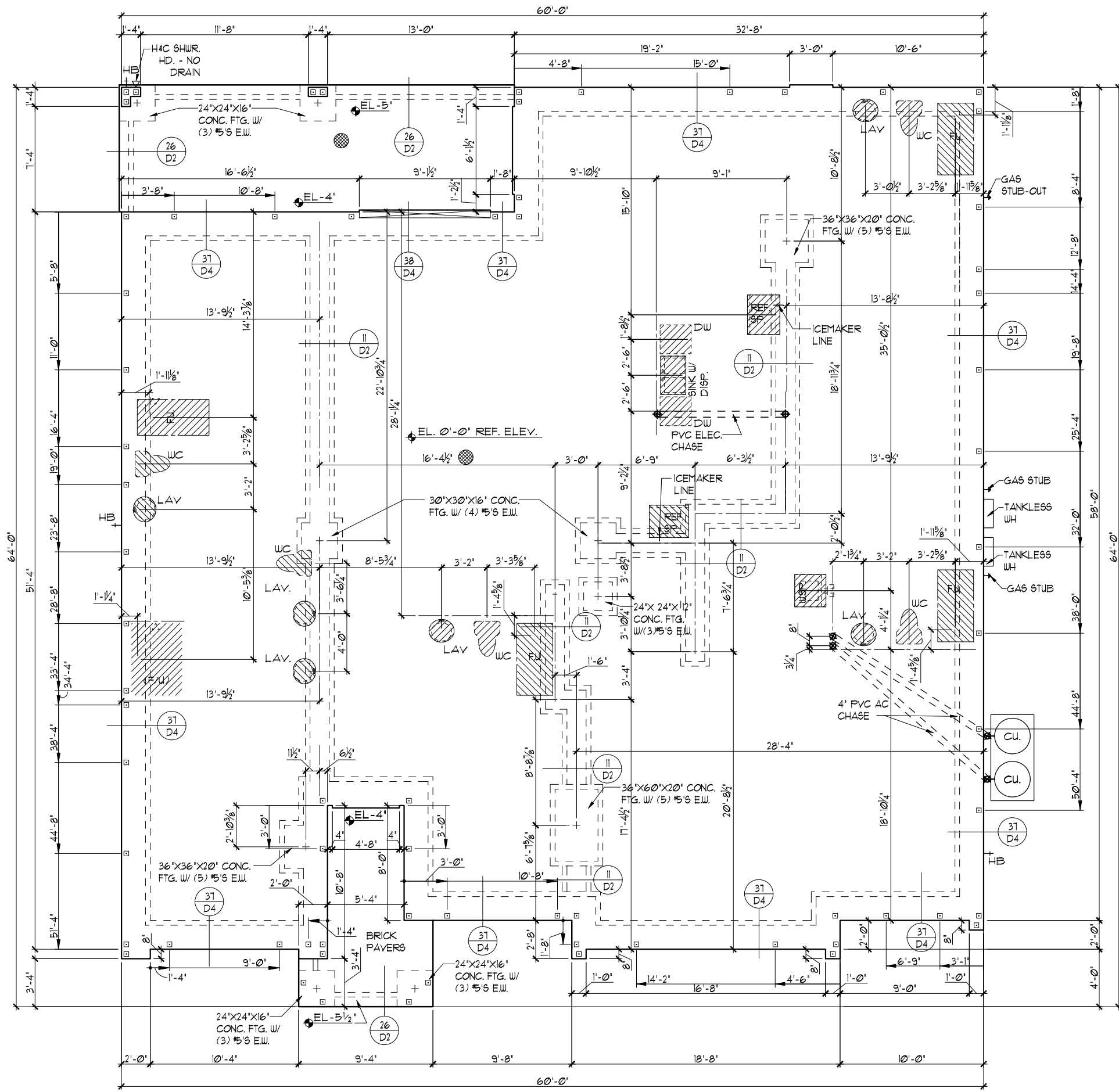
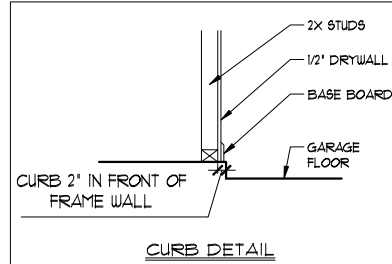
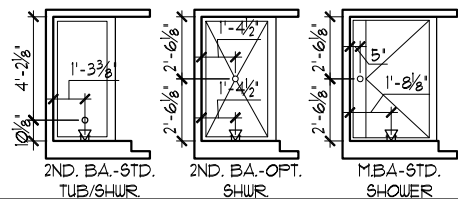


**SIDEWALK LAYOUT**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

**FOUNDATION NOTES**

- CONTRACTOR VERIFY ALL DIMENSIONS ON JOB SITE.
- DENOTES FILL CELL REINF. W/ CONC. W/ (1) #5 REBAR GRADE 60
- DENOTES FILL CELL REINF. W/ CONC. W/ (2) #5 REBAR GRADE 60
- DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
- WATER HEATER T & P RELIEF VALVE SHALL BE FULL SIZE TO EXTERIOR WATER HEATER AT OR ABOVE FLOOR LEVEL SHALL BE IN A PAN WITH DRAIN TO EXTERIOR WATER HEATER SHALL HAVE APPROVED THERMAL EXPANSION DEVICE.
- DENOTES FLOOR SLAB OF PLANT MIX CONCRETE 2500 P.S.I. 4" THICK WITH 6X6 10/10 GAUGE REINFORCING MAT. WITH MIN. 1" COVER TERMITE TREATED SOIL WITH 006mm (6 mil) POLYETHYLENE VAPOR BARRIER OVER COMPACTED CLEAN FILL. WVF SHALL BE PLACED IN MIDDLE TO UPPER THIRD OF SLAB AND SUPPORTED ON APPROVED SLAB BOLSTERS. FIBER MESH REINFORCEMENT MAY BE USED AS ALTERNATIVE TO WIRE MESH.
- PAVERS MAY BE USED I/O CONCRETE SLABS IN PATIO, PORCH, DRIVE AND WALKWAY AREAS. DELETE SLAB IN AREAS PAVERS ARE USED.
- ⊗ STANDARD FOOTING
- MECHANICAL EQUIP. LOCATIONS WILL BE DETERMINED BY COMMUNITY AND COUNTY CODES.
- IN LIEU OF TREATING THE SOIL, AN ALTERNATIVE TO TERMITE TREATED SOIL CAN BE TERMICIDE.
- BORA-CARE TO BE APPLIED ON INTERIOR WALLS IAW MANUFACTURER'S INSTRUCTIONS AND SPECIFICATIONS, PURSUANT TO CH.482 FLORIDA BUILDING CODE.
- TYP. TUB/SHUR VALVE & DRAIN LOCATIONS



**FOUNDATION PLAN "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

LOT: 0000, PARADISO GRANDE  
 THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

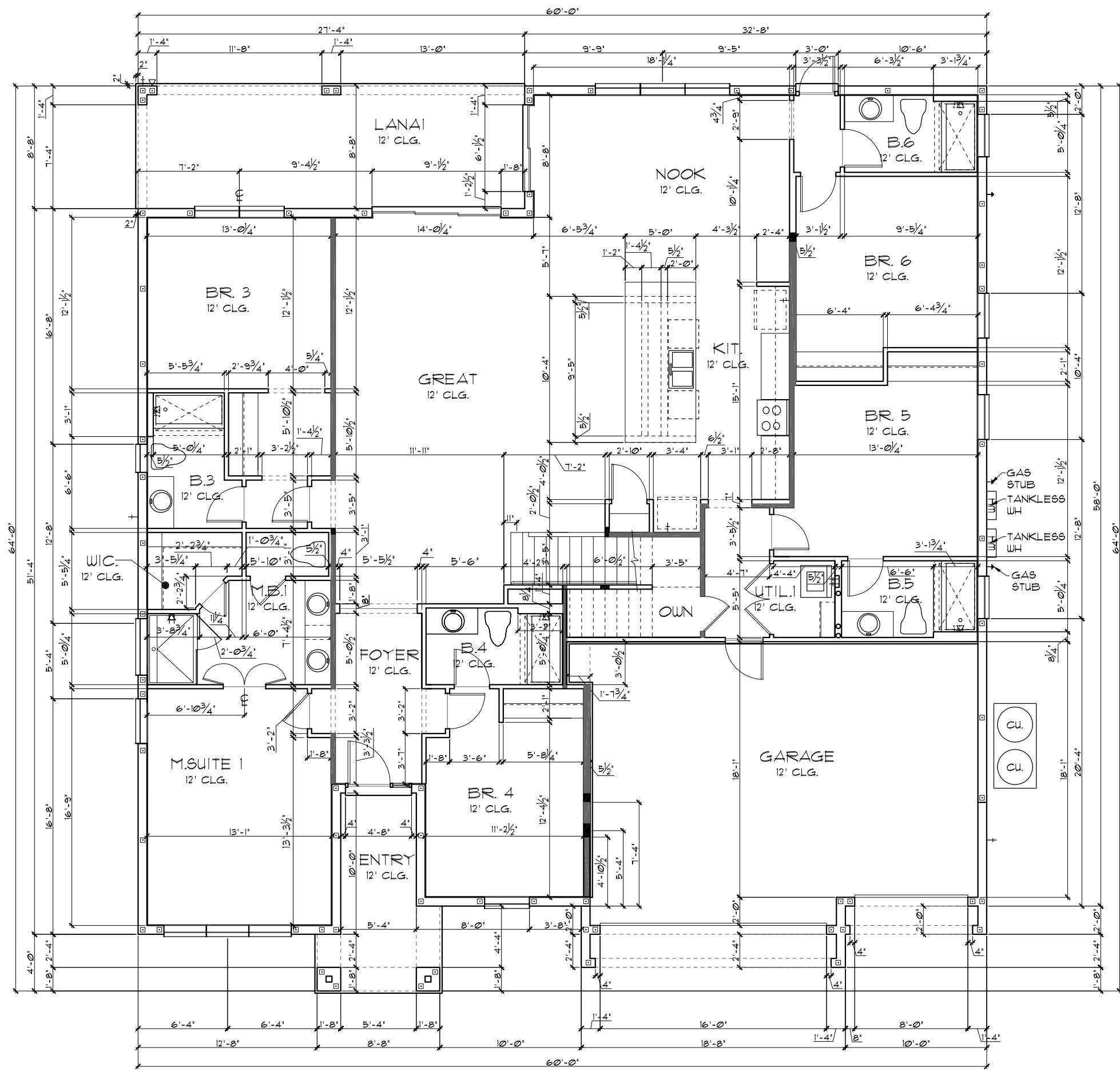
**PARADISO GRANDE**  
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 5200 Vneeland Road, Suite 200  
 Orlando, Florida, 32811  
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 Orlando, FL 32817  
 Tel: (407) 734-1400  
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REVISIONS	BY

**SEACOAST II**  
**PARADISO GRANDE**  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 01C.0  
 OF SHEETS

TABULATION	
UPPER LIVING	2,919 SF.
LOWER LIVING	2,700 SF.
TOTAL LIVING	5,619 SF.
GARAGE	567 SF.
ENTRY	155 SF.
LANAI	237 SF.
TOTAL UNDER ROOF	6,578 SF.

- GENERAL NOTES**
- CONTRACTOR TO VERIFY ALL DIMENSIONS ON JOB SITE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - ALL INTERIOR FRAME WALL DIMENSIONS TO BE 3/2" UNLESS NOTED OTHERWISE.
  - ALL EXTERIOR BLOCK WALL DIMENSIONS TO BE 1 1/2" UNLESS NOTED OTHERWISE.
  - FULL ALL DIMENSIONS FROM THE REAR OF PLAN.



**FLOOR PLAN W/ DIMENSIONS "A"**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

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<b>SEACOAST II</b>	<b>PARADISO GRANDE</b>
<b>5619</b>	DATE 04-15-21
SCALE AS NOTED	DRAWN RDC
JOB 5619	SHEET 02A.0
OF SHEETS	BY

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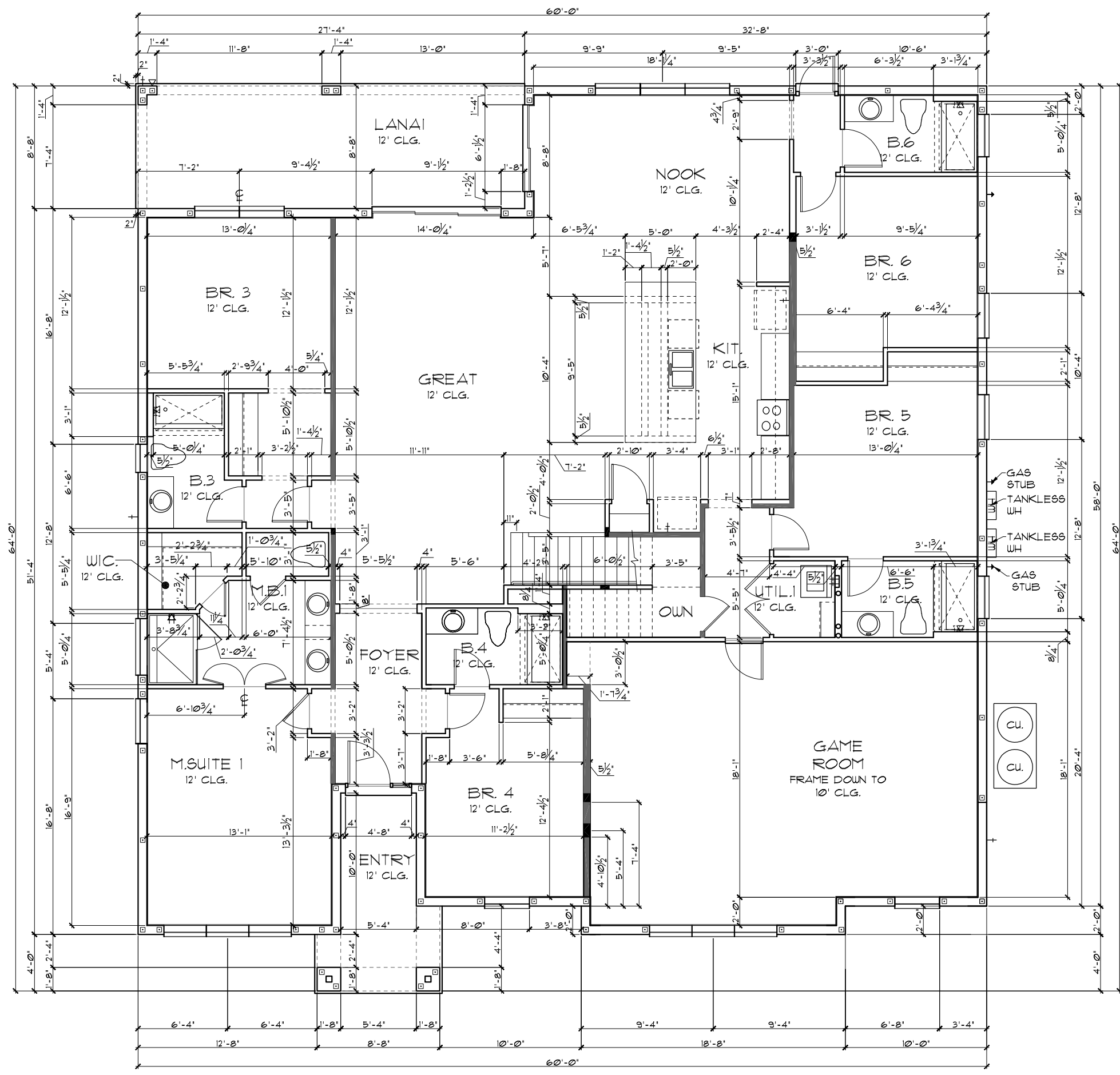
**Park Square HOMES**

**FLOOR PLAN W/ DIMENSIONS**

**PARADISO GRANDE**

TABULATION	
UPPER LIVING	2,919 SF.
LOWER LIVING	2,700 SF.
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**Park Square HOMES**

**SEACOAST II**  
**PARADISO GRANDE**

DATE	04-15-21
SCALE	AS NOTED
DRAWN	RDC
JOB	5619
SHEET	02A.1
OF	SHEETS

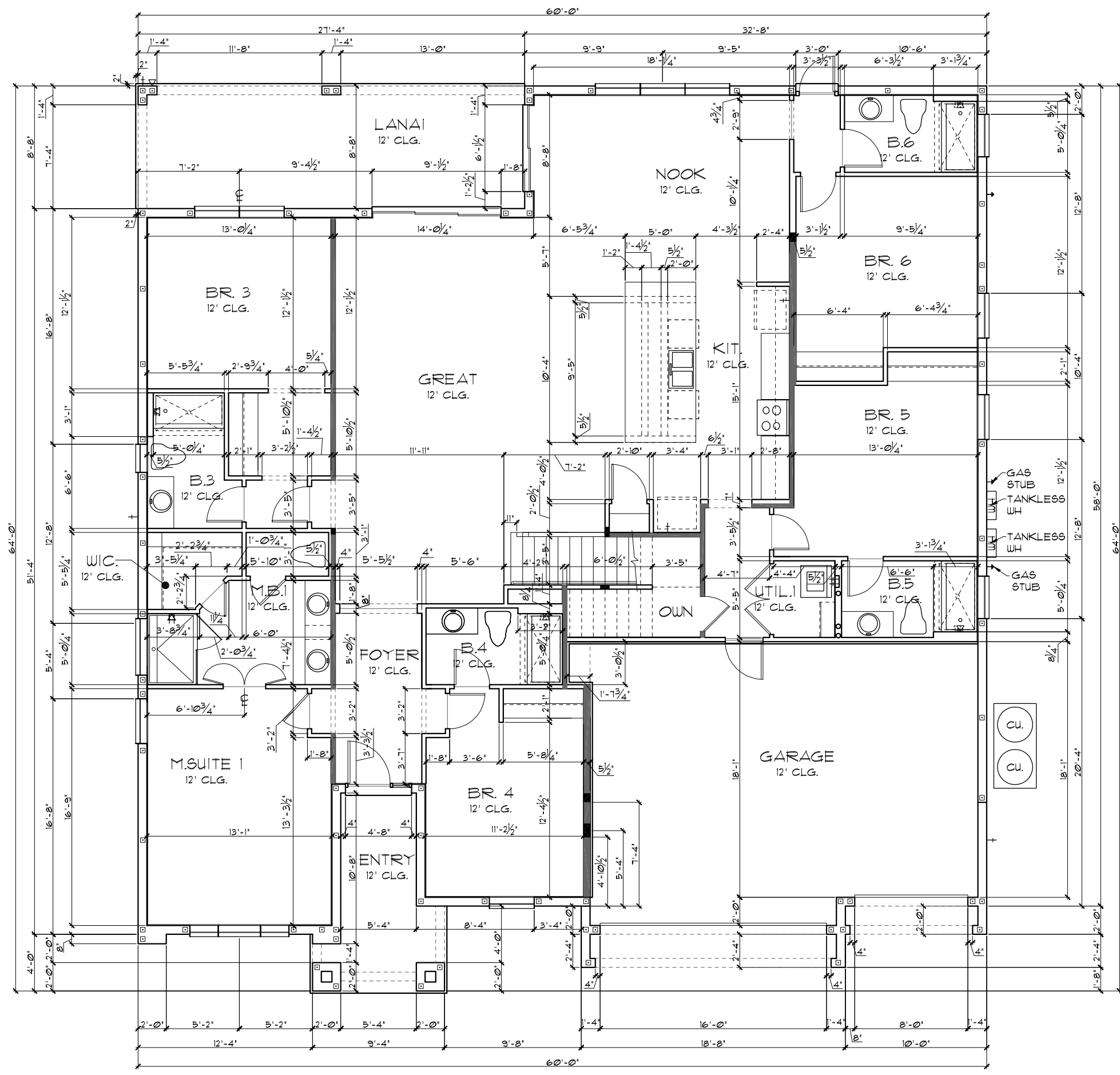
5619

REVISIONS BY

**ITEG**  
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 Fax: (407) 734-1700  
 www.iteg.com

TABULATION	
UPPER LIVING	2,919 SF.
LOWER LIVING	2,700 SF.
TOTAL LIVING	5,619 SF.
GARAGE	567 SF.
ENTRY	158 SF.
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**FLOOR PLAN W/ DIMENSIONS "B"**  
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<b>SEACOAST II</b>	<b>PARADISO GRANDE</b>
<b>5619</b>	DATE 04-15-21
SCALE AS NOTED	DRAWN RDC
JOB 5619	SHEET
<b>02B.0</b>	OF SHEETS

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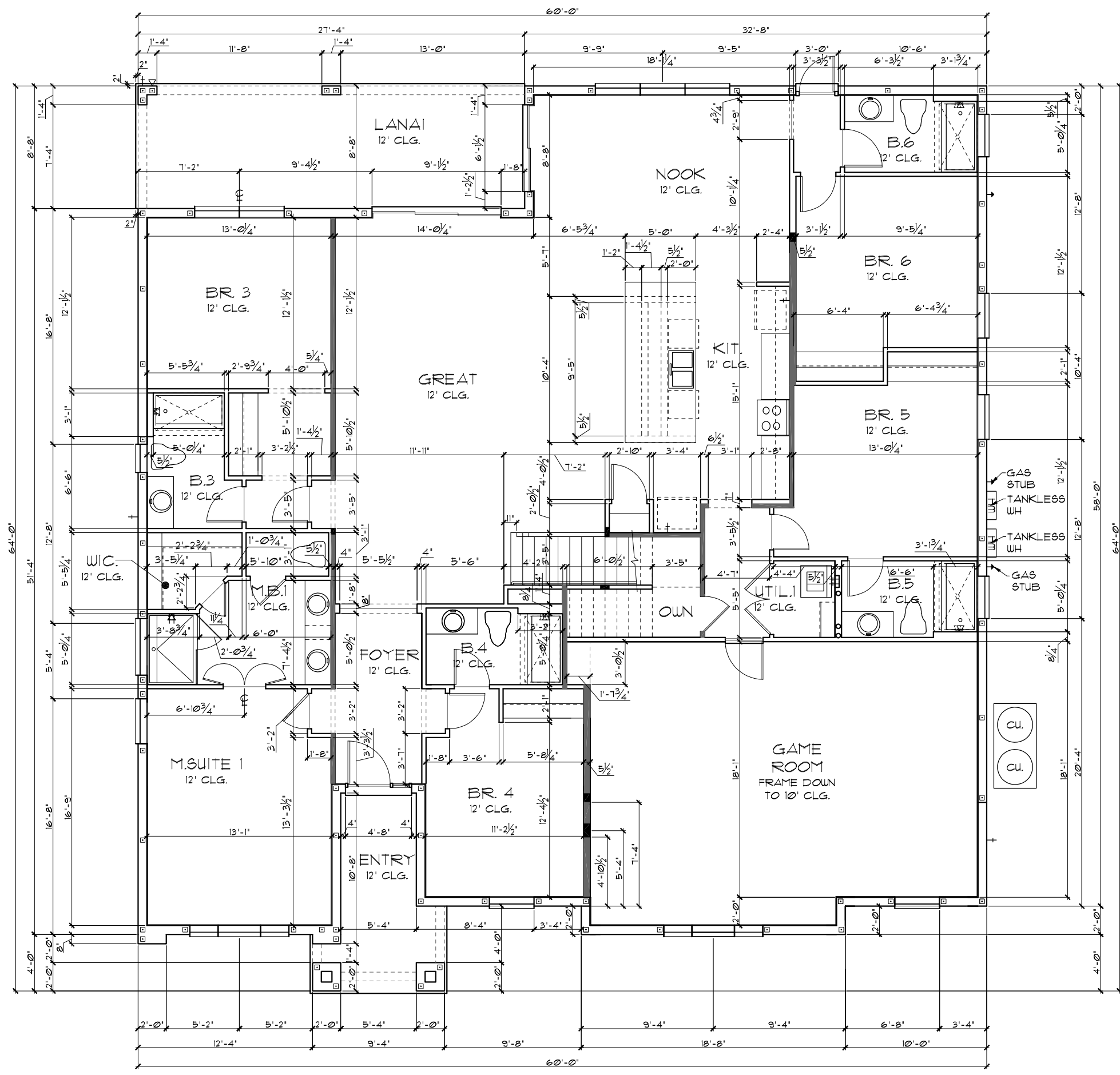
**Park Square HOMES**  
 FLOOR PLAN W/ DIMENSIONS

TABULATION	
UPPER LIVING	2,919 SF.
LOWER LIVING	2,700 SF.
TOTAL LIVING	5,619 SF.
GARAGE	567 SF.
ENTRY	158 SF.
LANAI	237 SF.
TOTAL UNDER ROOF	6,581 SF.

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**FLOOR PLAN W/ DIMENSIONS "B"**

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**LOT: 0000, PARADISO GRANDE**

**PARADISO GRANDE**

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**FLOOR PLAN W/ DIMENSIONS**

**SEACOAST II**  
**PARADISO GRANDE**

<b>5619</b>	DATE	04-15-21
	SCALE	AS NOTED
	DRAWN	RDC
	JOB	5619
	SHEET	02B.1
	OF SHEETS	

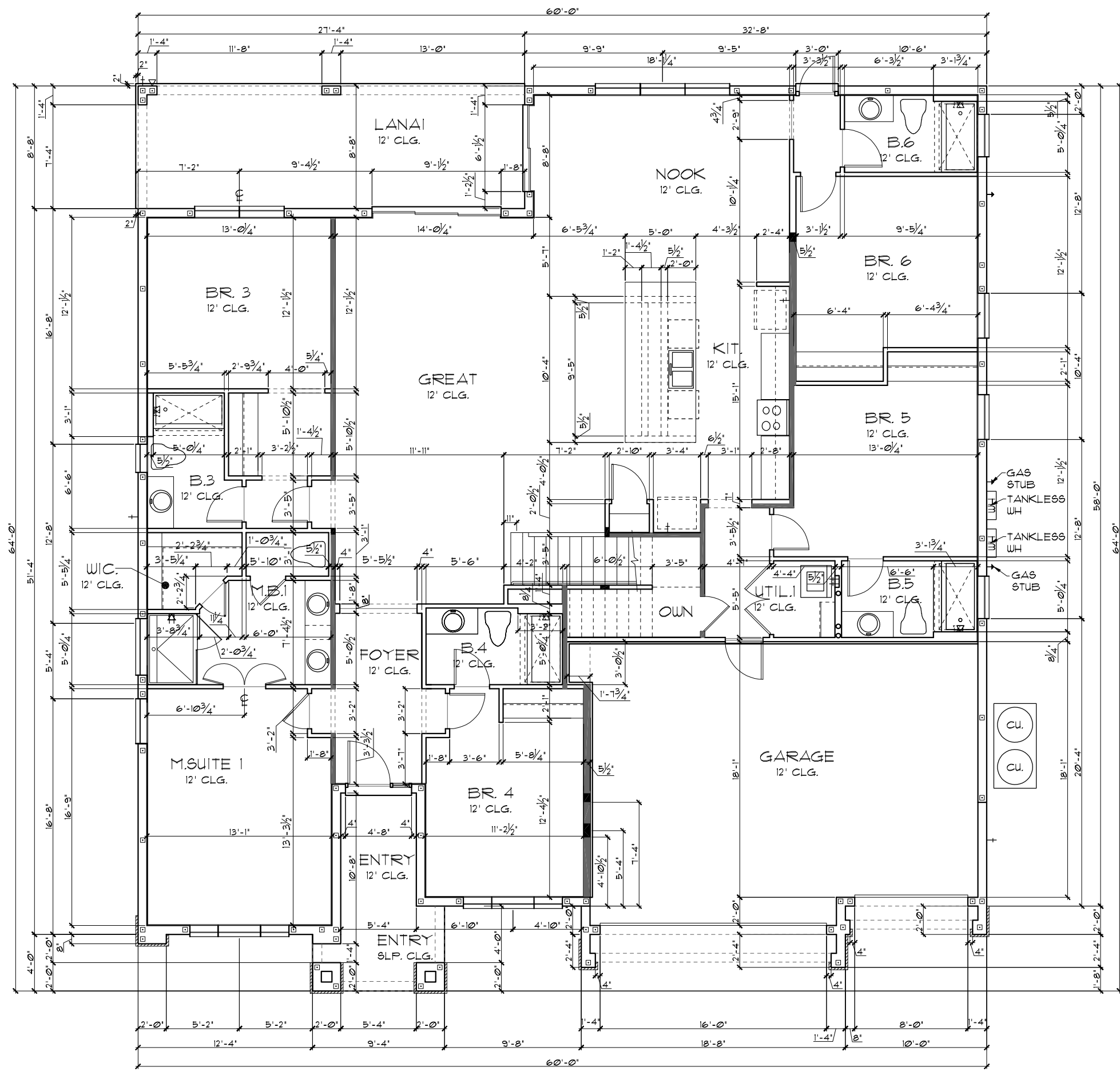


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**FLOOR PLAN W/ DIMENSIONS "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



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**PARADISO GRANDE**  
 SEACOAST II  
 FLOOR PLAN W/ DIMENSIONS  
 PARADISO GRANDE  
 5619  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 02C.0  
 OF 3 SHEETS

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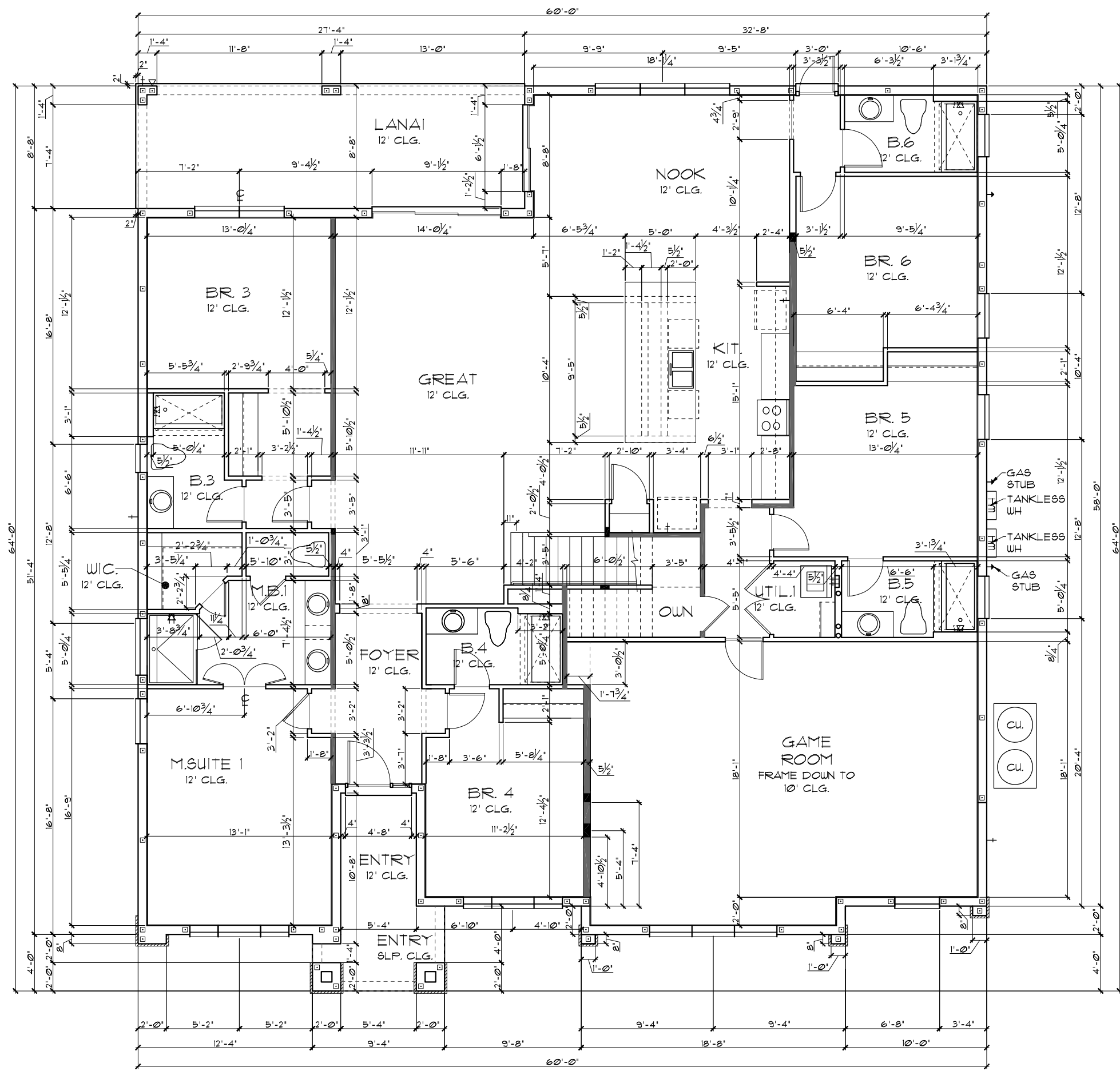
**Park Square**  
 HOMES

TABULATION	
UPPER LIVING	2,919 SF.
LOWER LIVING	2,700 SF.
TOTAL LIVING	5,619 SF.
GARAGE	561 SF.
ENTRY	158 SF.
LANAI	237 SF.
TOTAL UNDER ROOF	6,581 SF.

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  5. PULL ALL DIMENSIONS FROM THE REAR OF PLAN.

**FLOOR PLAN W/ DIMENSIONS "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



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LOT: 0000, PARADISO GRANDE

PARADISO GRANDE

SEACOAST II  
 PARADISO GRANDE  
 5619  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 02C.1  
 OF 1 SHEETS

FLOOR PLAN W/ DIMENSIONS  
 Park Square Homes

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REVISIONS	BY

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**LOAD INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 PSF
CEILINGS	3 PSF
MECH/ELEC	5 PSF
PARTITIONS	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**ROOF: LIVE LOADS**

SHEATHING	5 PSF
STRUCTURE	1 PSF
CEILINGS	3 PSF
MECH/ELEC	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**FLOOR LIVE LOADS**

RESIDENTIAL FLOOR:	40 PSF
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 PSF
UNINHABITABLE ATTIC W/LIMITED STORAGE:	20 PSF
ROOMS OTHER THAN SLEEPING ROOM:	40 PSF
SLEEPING ROOM:	30 PSF
STAIR LIVE LOAD:	40 PSF
BALCONIES:	40 PSF
PASSANGER VEHICLE GARAGE:	50 PSF

**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (PSF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER	
0-200	20
201-600	16
OVER 600	12

**WIND INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: 140 MPH
- RISK CATEGORY: II
- WIND EXPOSURE: B
- BUILDING TYPE: V B
- ENCLOSURE: +/-, INCLUDED CLASSIFICATION INTERNAL IN NOTE #6
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

+ XXX	DESIGN WIND PRESSURE IAW FLA
- XXX	RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

- GENERAL NOTES**
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
  - VENT DRYER THRU ROOF.
  - PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |           |   |
|-----------|---|
| [Pattern] | DENOTES CONC. BLOCK WALL HGT. @ 12'-0" A.F.F. |
| [Pattern] | DENOTES CONC. BLOCK WALL HGT. @ 10'-0" A.F.F. |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILINGS AT 12'-0" UNLESS NOTED OTHERWISE.
  - ALL INTER. SECOND FLOOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1

NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS

PER FBC R312- R312.1.2 & R312.1.3 & R311.1.8.1

GUARDRAILS HEIGHT	36" MIN.
HANDRAIL HEIGHT	34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS	4" IN DIAMETER MAX.

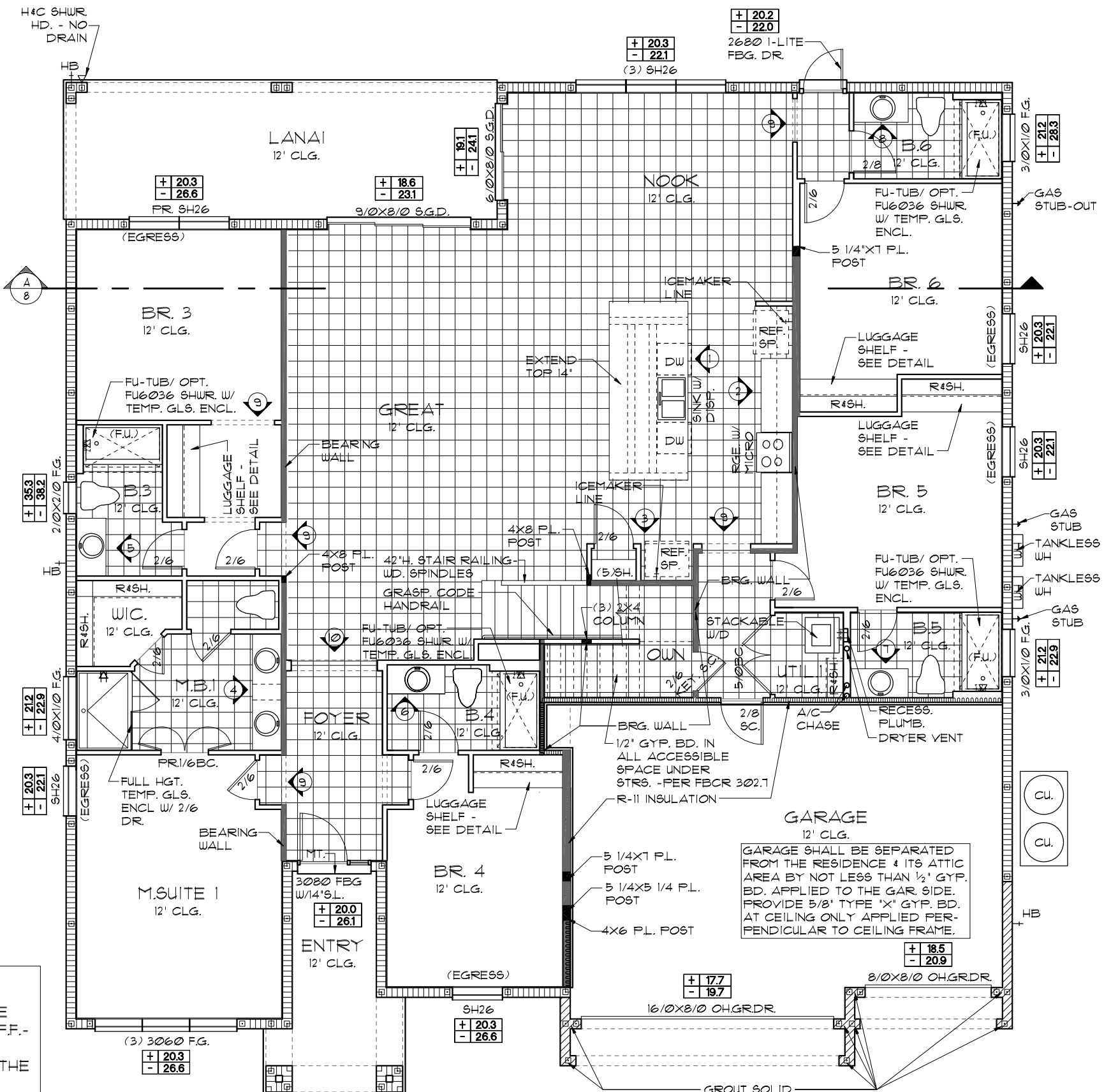
NOTE: HANDRAIL CONTINUITY PER R311.1.8.2- HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEUEL. POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1/2"(38MM) BETWEEN THE WALL AND THE HANDRAIL.

NOTE: ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. A.F.F. - R310.2 - FBCR (2023)

NOTE: IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISHED FLOOR AND GREATER THAN 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

EERO - R310.2.1- FBCR2023

SH26	NET CLEAR OPNG. HEIGHT 31 1/8' X NET CLEAR OPNG. WIDTH 33 1/4' = 7.19 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.7 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20". MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT
SH26	72" H. X 37 3/4" W. WDW SIZE	



**FLOOR PLAN W/ NOTES "A"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

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LOT: 000, PARADISO GRANDE

**PARADISO GRANDE**

SEACOAST II

FLOOR PLAN W/ NOTES

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 03A.0

SHEETS

REVISIONS BY

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
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**LOAD INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 PSF
CEILING	3 PSF
MECH/ELEC	5 PSF
PARTITIONS	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**ROOF: LIVE LOADS**

SHEATHING	5 PSF
STRUCTURE	1 PSF
CEILING	3 PSF
MECH/ELEC	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

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SLEEPING ROOM:	30 PSF
STAIR LIVE LOAD:	40 PSF
BALCONIES:	40 PSF
PASSANGER VEHICLE GARAGE:	50 PSF

**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (PSF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER

ROOF SLOPE	0-200	201-600	OVER 600
0:12 < 4:12	20	16	12
≥ 4:12 < 12:12	16	14	12
≥ 12:12	12	12	12

**WIND INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

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- WIND EXPOSURE: B
- BUILDING TYPE: V B
- ENCLOSURE: +/-, INCLUDED CLASSIFICATION INTERNAL IN NOTE #6
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

+ XXX	DESIGN WIND PRESSURE IAW FLA
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  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |  |   |
|--|---|
|  | DENOTES CONC. BLOCK WALL HGT. @ 12'-0" A.F.F. |
|  | DENOTES CONC. BLOCK WALL HGT. @ 10'-0" A.F.F. |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILINGS AT 12'-0" UNLESS NOTED OTHERWISE.
  - ALL INTER. SECOND FLOOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1

NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS

PER FBC R312- R312.1.2 & R312.1.3 & R311.1.8.1

GUARDRAILS HEIGHT	36" MIN.
HANDRAIL HEIGHT	34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS	4" IN DIAMETER MAX.

NOTE: HANDRAIL CONTINUITY PER R311.1.8.2- HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEUEL. POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1/2"(38MM) BETWEEN THE WALL AND THE HANDRAIL.

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

**GENERAL NOTES**

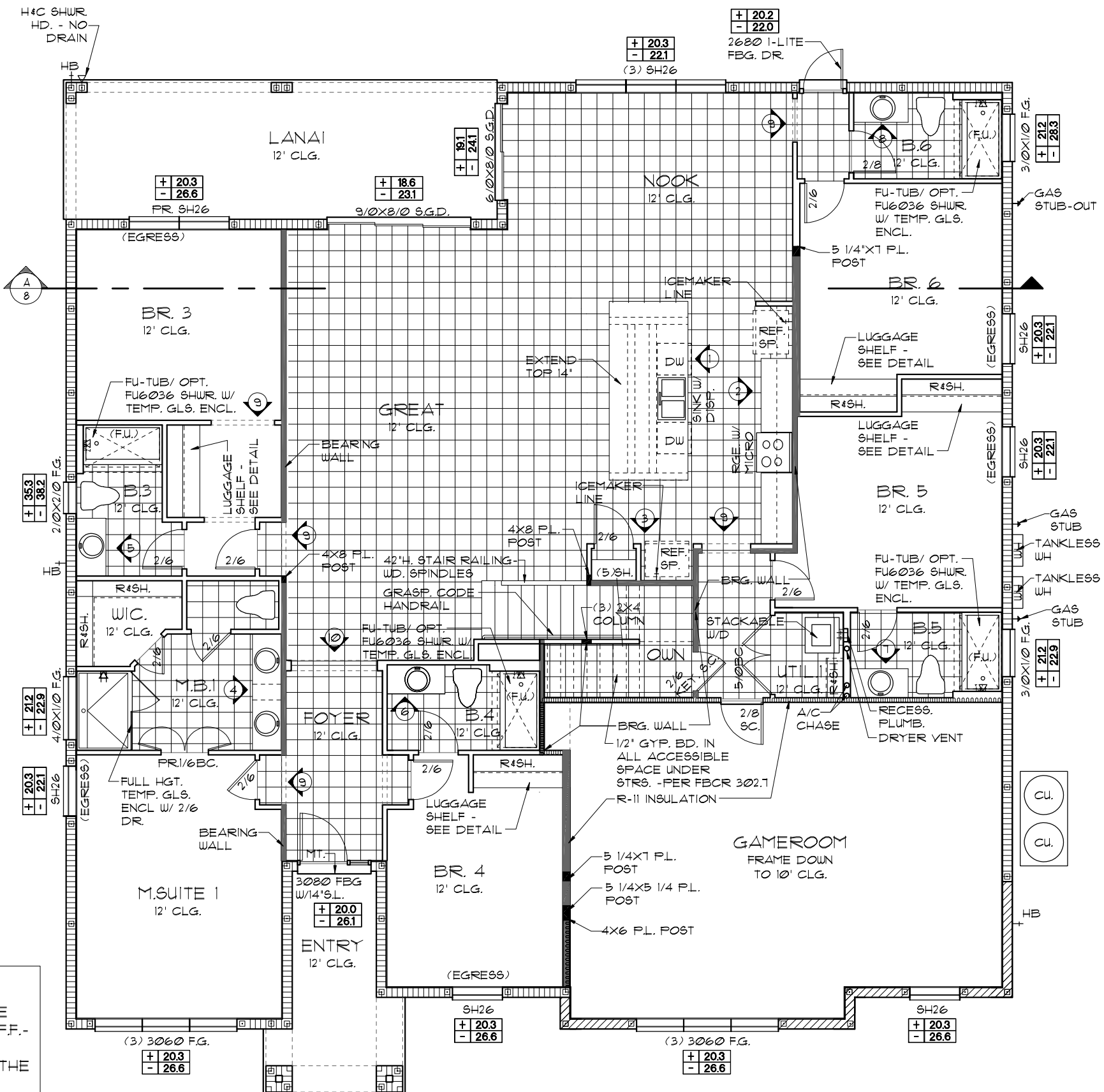
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
- VENT DRYER THRU ROOF.
- PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
- DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
- MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
- |  |   |
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|  | DENOTES CONC. BLOCK WALL HGT. @ 12'-0" A.F.F. |
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- REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
- REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
- ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
- ALL INTER. FIRST FLOOR CEILINGS AT 12'-0" UNLESS NOTED OTHERWISE.
- ALL INTER. SECOND FLOOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE:

- ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. A.F.F. - R310.2 - FBCR (2023)
- IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISHED FLOOR AND GREATER THAN 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

EERO - R310.2.1- FBCR2023

SH26	NET CLEAR OPNG. HEIGHT 31 1/8' X NET CLEAR OPNG. WIDTH 33 1/4' = 7.19 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.7 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20".
SH26	72" H. X 37 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT



**FLOOR PLAN W/ NOTES "A"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**PARADISO GRANDE**

**SEACOAST II**

**5619**

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 03A.1

OF SHEETS

**ITEG**  
INTERTECH ENGINEERING GROUP, INC.  
10001 W. BOCA RATON BLVD., SUITE 200  
BOCA RATON, FL 33433  
TEL: (561) 734-1400  
WWW.ITEG.COM

**Park Square HOMES**  
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529 - 3000

REVISIONS	BY

**LOAD INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 P&F
CEILING	3 P&F
MECH/ELEC	5 P&F
PARTITIONS	5 P&F
<b>TOTAL</b>	<b>20 P&amp;F</b>

**ROOF: LIVE LOADS**

SHEATHING	5 P&F
STRUCTURE	1 P&F
CEILING	3 P&F
MECH/ELEC	5 P&F
<b>TOTAL</b>	<b>20 P&amp;F</b>

**FLOOR LIVE LOADS**

RESIDENTIAL FLOOR:	40 P&F
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 P&F
UNINHABITABLE ATTIC W/LIMITED STORAGE:	20 P&F
ROOMS OTHER THAN SLEEPING ROOM:	40 P&F
SLEEPING ROOM:	30 P&F
STAIR LIVE LOAD:	40 P&F
BALCONIES:	40 P&F
PASSANGER VEHICLE GARAGE:	50 P&F

**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (P&F) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER			
0-12 < 4:12	20	16	12
> 4:12 < 12:12	16	14	12
> 12:12	12	12	12

**WIND INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: ----- 140 MPH
- RISK CATEGORY: ----- II
- WIND EXPOSURE: ----- B
- BUILDING TYPE: ----- V B
- ENCLOSURE: ----- +/-, INCLUDED CLASSIFICATION INTERNAL IN NOTE #6
- COMPONENT / CLADDING: ----- SEE PLAN DESIGN WIND PRESSURE:

**XXX** DESIGN WIND PRESSURE IAW FLA  
**-XXX** RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

- GENERAL NOTES**
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
  - VENT DRYER THRU ROOF.
  - PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |  |   |
|--|---|
|  | DENOTES CONC. BLOCK WALL HGT. @ 12'-0" A.F.F. |
|  | DENOTES CONC. BLOCK WALL HGT. @ 10'-0" A.F.F. |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILING AT 12'-0" UNLESS NOTED OTHERWISE.  
ALL INTER. SECOND FLOOR CEILING AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1

NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS

PER FBC R312- R312.1.2 & R312.1.3 & R311.7.8.1

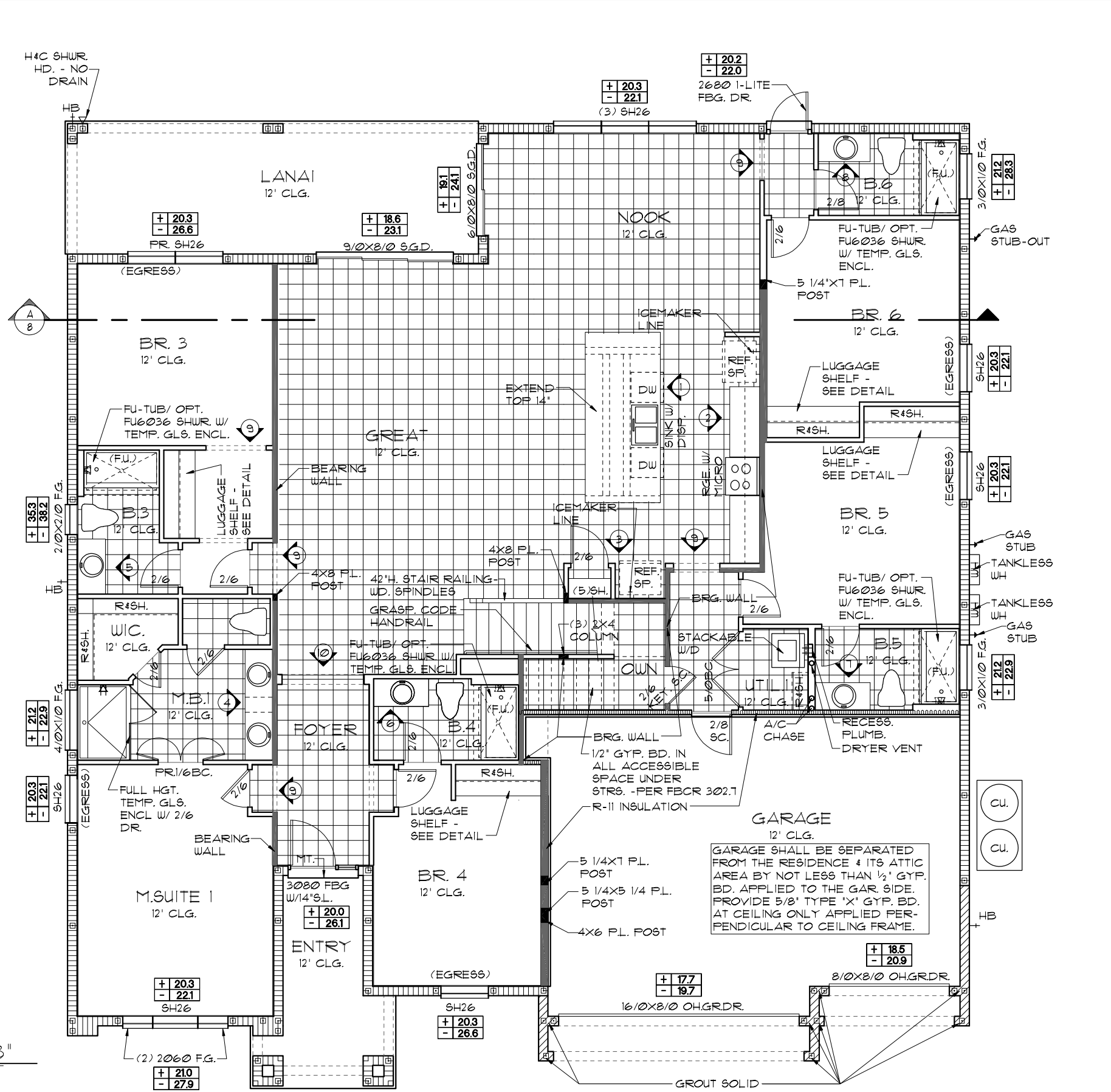
GUARDRAILS HEIGHT	36" MIN.
HANDRAIL HEIGHT	34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS	4" IN DIAMETER MAX.

NOTE: HANDRAIL CONTINUITY PER R311.7.8.2 - HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEUEL. POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1/2"(38MM) BETWEEN THE WALL AND THE HANDRAIL.

**FLOOR PLAN W/ NOTES "B"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

NOTE:

- ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. AFF. - R310.2 - FBCR (2023)
- IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISH FLOOR AND GREATER THAN 12" FINISHED GRADE MUST COMPLY WITH FBCR 312.2



EERO - R310.2.1 - FBCR2023

SH26	NET CLEAR OPNG. HEIGHT 31 1/8" X NET CLEAR OPNG. WIDTH 33 1/4" = 7.19 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.7 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20".
SH26	72" H. X 37 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**PARADISO GRANDE**

**SEACOAST II**

**5619**

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 03B.0

REVISIONS BY

**ITEG**  
INTERTECH ENGINEERING GROUP, INC.  
10000 W. BIRCHWOOD BLVD. SUITE 200  
ORLANDO, FLORIDA 32817  
TEL: (407) 734-1400  
WWW.ITEG.COM

**Park Square HOMES**  
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529 - 3000

### LOAD INFORMATION

PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 PSF
CEILING	3 PSF
MECH/ELEC	5 PSF
PARTITIONS	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**ROOF: LIVE LOADS**

SHEATHING	5 PSF
STRUCTURE	1 PSF
CEILING	3 PSF
MECH/ELEC	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**FLOOR LIVE LOADS**

RESIDENTIAL FLOOR:	40 PSF
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 PSF
UNINHABITABLE ATTIC W/LIMITED STORAGE:	20 PSF
ROOMS OTHER THAN SLEEPING ROOM:	40 PSF
SLEEPING ROOM:	30 PSF
STAIR LIVE LOAD:	40 PSF
BALCONIES:	40 PSF
PASSANGER VEHICLE GARAGE:	50 PSF

**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (PSF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER

ROOF SLOPE	0-200	201-600	OVER 600
0:12 < 4:12	20	16	12
≥ 4:12 < 12:12	16	14	12
≥ 12:12	12	12	12

### WIND INFORMATION

PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: 140 MPH
- RISK CATEGORY: II
- WIND EXPOSURE: B
- BUILDING TYPE: V B
- ENCLOSURE: +/- 10, INCLUDED CLASSIFICATION INTERNAL IN NOTE #6
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

+ XXX DESIGN WIND PRESSURE IAW FLA  
- XXX RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

- ### GENERAL NOTES
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
  - VENT DRYER THRU ROOF.
  - PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |  |   |
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|  | DENOTES CONC. BLOCK WALL HGT. @ 12'-0" A.F.F. |
|  | DENOTES CONC. BLOCK WALL HGT. @ 10'-0" A.F.F. |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILING AT 12'-0" UNLESS NOTED OTHERWISE.  
ALL INTER. SECOND FLOOR CEILING AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1

NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS

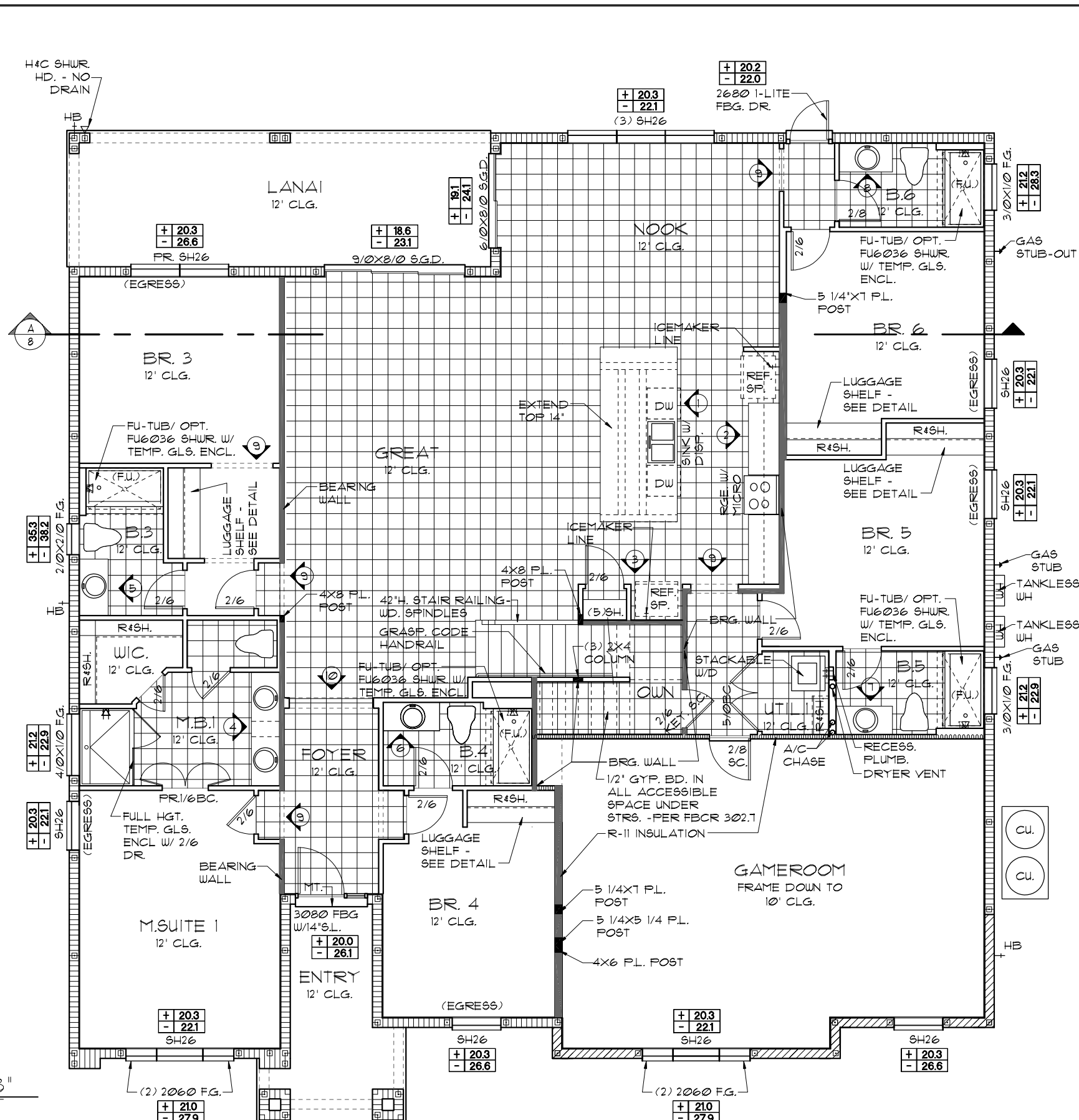
PER FBC R312- R312.1.2 & R312.1.3 & R311.7.8.1

GUARDRAILS HEIGHT	36" MIN.
HANDRAIL HEIGHT	34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS	4" IN DIAMETER MAX.

NOTE: HANDRAIL CONTINUITY PER R311.7.8.2 - HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEUEL. POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.

**FLOOR PLAN W/ NOTES "B"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

- NOTE:
- ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. AFF. - R310.2 - FBCR (2023)
  - IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISH FLOOR AND GREATER THAN 12" FINISHED GRADE MUST COMPLY WITH FBCR 312.2



EERO - R310.2.1 - FBCR2023

SH26	NET CLEAR OPNG. HEIGHT 31 1/8" X NET CLEAR OPNG. WIDTH 33 1/4" = 7.19 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.7 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20".
SH26	72" H. X 37 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**PARADISO GRANDE**

LOT: 000, PARADISO GRANDE

SEACOAST II

FLOOR PLAN W/ NOTES

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 03B.1 OF SHEETS

REVISIONS BY

**ITEG**  
HOBBS ENGINEERING GROUP, INC.  
10000 W. BOULEVARD, SUITE 200  
ORLANDO, FLORIDA 32817  
PH: (407) 754-1400  
WWW.ITEG.COM

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 VINELAND ROAD, SUITE 200  
ORLANDO, FLORIDA 32817  
Phone: (407) 529-3000



**LOAD INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 PSF
CEILINGS	3 PSF
MECH/ELEC	5 PSF
PARTITIONS	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**ROOF: LIVE LOADS**

SHEATHING	5 PSF
STRUCTURE	1 PSF
CEILINGS	3 PSF
MECH/ELEC	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**FLOOR LIVE LOADS**

RESIDENTIAL FLOOR:	40 PSF
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 PSF
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**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (PSF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER			
0-12 < 4:12	20	16	12
> 4:12 < 12:12	16	14	12
> 12:12	12	12	12

**WIND INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: 140 MPH
- RISK CATEGORY: II
- WIND EXPOSURE: B
- BUILDING TYPE: V B
- ENCLOSURE: +/- 18, INCLUDED CLASSIFICATION INTERNAL IN NOTE #6
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

+ XXX DESIGN WIND PRESSURE IAW FLA  
- XXX RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

- GENERAL NOTES**
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NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
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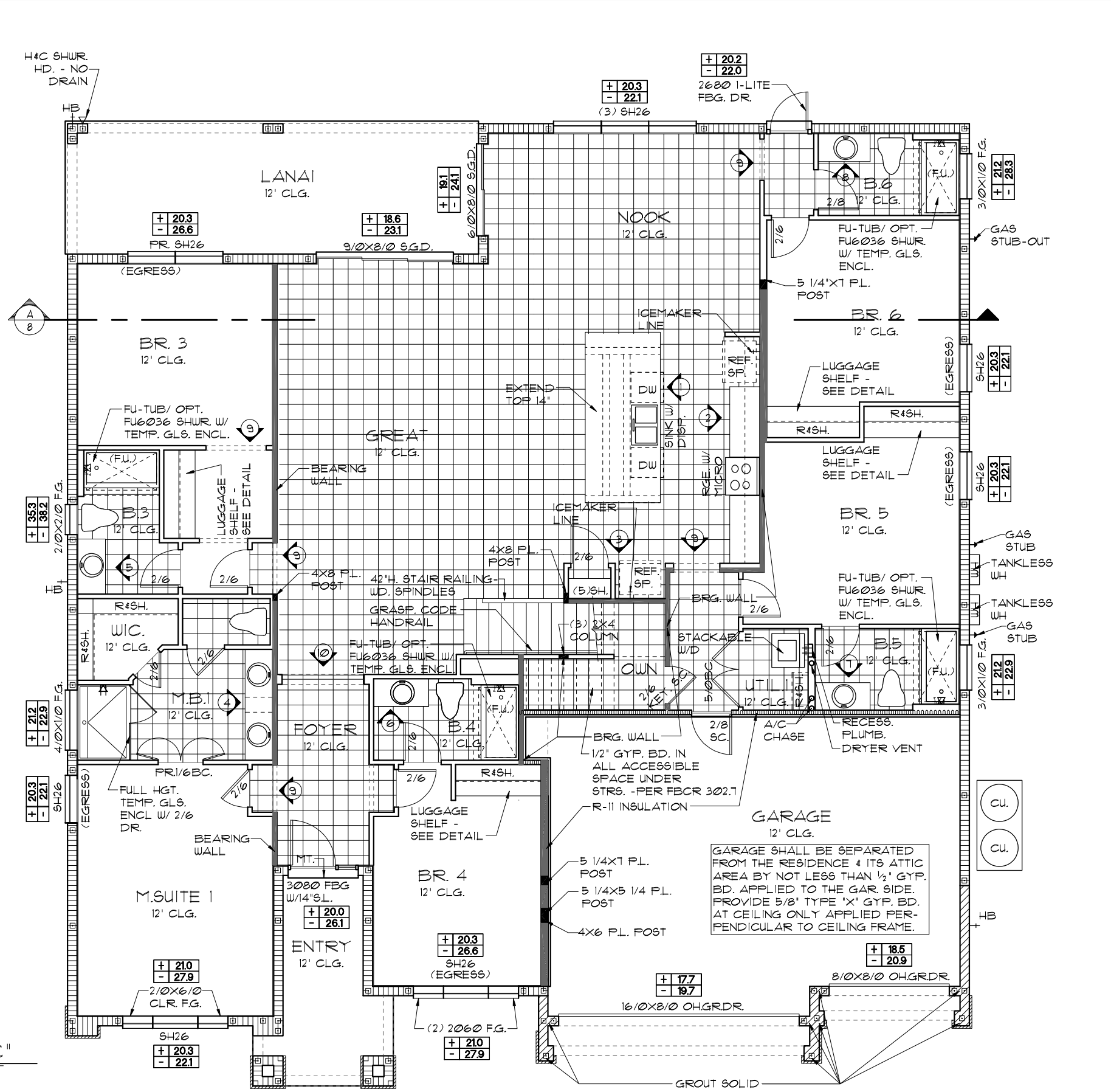
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GUARDRAILS HEIGHT	36" MIN.
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**FLOOR PLAN W/ NOTES "C"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

NOTE: ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. AFF. - R310.2 - FBCR (2023) IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISH FLOOR AND GREATER THAN 12" FINISHED GRADE MUST COMPLY WITH FBCR 312.2



EERO - R310.2.1 - FBCR2023

SH26	NET CLEAR OPNG. HEIGHT 31 1/8" X NET CLEAR OPNG. WIDTH 33 1/4" = 7.19 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.7 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20".
SH26	72" H. X 37 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 000, PARADISO GRANDE

**PARADISO GRANDE**

SEACOAST II

FLOOR PLAN W/ NOTES

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 03C.0

SHEETS

REVISIONS BY

**ITEG**  
 INTERTECH ENGINEERING GROUP, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 734-1700  
 www.iteg.com

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
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**Park Square HOMES**



**LOAD INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 PSF
CEILING	3 PSF
MECH/ELEC	5 PSF
PARTITIONS	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**ROOF: LIVE LOADS**

SHEATHING	5 PSF
STRUCTURE	1 PSF
CEILING	3 PSF
MECH/ELEC	5 PSF
<b>TOTAL</b>	<b>20 PSF</b>

**FLOOR LIVE LOADS**

RESIDENTIAL FLOOR:	40 PSF
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 PSF
UNINHABITABLE ATTIC W/LIMITED STORAGE:	20 PSF
ROOMS OTHER THAN SLEEPING ROOM:	40 PSF
SLEEPING ROOM:	30 PSF
STAIR LIVE LOAD:	40 PSF
BALCONIES:	40 PSF
PASSANGER VEHICLE GARAGE:	50 PSF

**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (PSF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER			
0-12 < 4:12	20	16	12
> 4:12 < 12:12	16	14	12
> 12:12	12	12	12

**WIND INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: 140 MPH
- RISK CATEGORY: II
- WIND EXPOSURE: B
- BUILDING TYPE: V B
- ENCLOSURE: +/- 10, INCLUDED CLASSIFICATION INTERNAL IN NOTE #6
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

+ XXX DESIGN WIND PRESSURE IAW FLA  
- XXX RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

- GENERAL NOTES**
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
  - VENT DRYER THRU ROOF.
  - PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |  |   |
|--|---|
|  | DENOTES CONC. BLOCK WALL HGT. @ 12'-0" A.F.F. |
|  | DENOTES CONC. BLOCK WALL HGT. @ 10'-0" A.F.F. |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILING AT 12'-0" UNLESS NOTED OTHERWISE.  
ALL INTER. SECOND FLOOR CEILING AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1

NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS

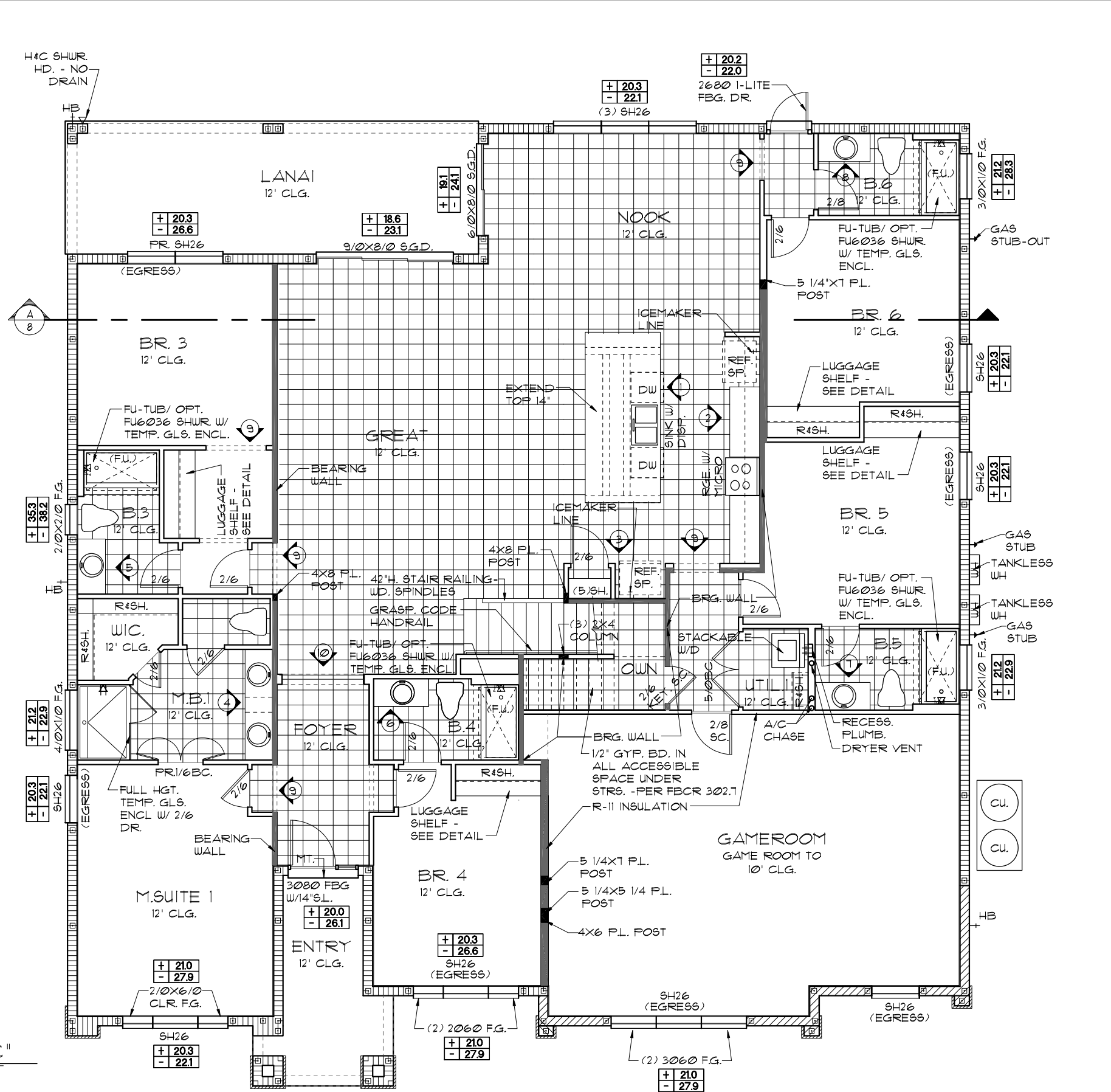
PER FBC R312- R312.1.2 & R312.1.3 & R311.7.8.1

GUARDRAILS HEIGHT	36" MIN.
HANDRAIL HEIGHT	34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS	4" IN DIAMETER MAX.

NOTE: HANDRAIL CONTINUITY PER R311.7.8.2 - HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEUEL. POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.

**FLOOR PLAN W/ NOTES "C"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

NOTE: ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. AFF. - R310.2 - FBCR (2023) IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISH FLOOR AND GREATER THAN 12" FINISHED GRADE MUST COMPLY WITH FBCR 312.2



EERO - R310.2.1 - FBCR2023

SH26	NET CLEAR OPNG. HEIGHT 31 1/8' X NET CLEAR OPNG. WIDTH 33 1/4' = 7.19 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.7 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20".
SH26	72" H. X 37 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

LOT: 000, PARADISO GRANDE

PARADISO GRANDE

SEACOAST II

FLOOR PLAN W/ NOTES

PARADISO GRANDE

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 03C.1

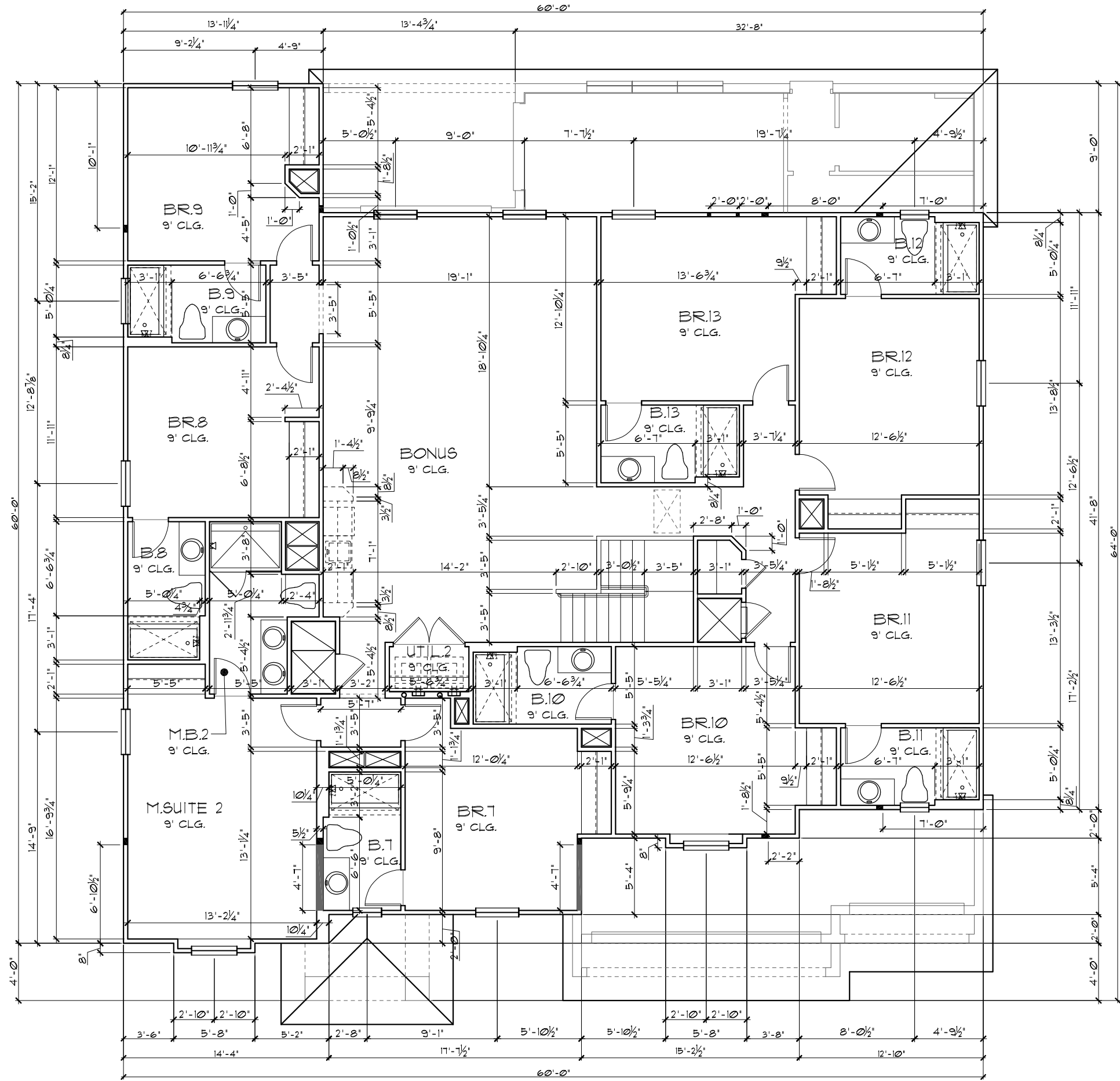
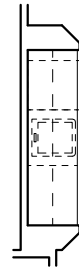
SHEETS 1

REVISIONS BY

ITEG  
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida 32811  
Phone: (407) 529-3000

- GENERAL NOTES**
1. CONTRACTOR TO VERIFY ALL DIMENSIONS ON JOB SITE.
  2. DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  3. ALL INTERIOR FRAME WALL DIMENSIONS TO BE 3/2" UNLESS NOTED OTHERWISE.
  4. ALL EXTERIOR BLOCK WALL DIMENSIONS TO BE 1 1/2" UNLESS NOTED OTHERWISE.
  5. ALL INTERIOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.
  6. MECHANICAL EQUIPMENT LOCATIONS WILL BE DETERMINED BY COMMUNITY AND COUNTY CODES.

**WET BAR OPT.**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



**UPPER FLOOR PLAN W/ DIMENSIONS "A"**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 0000, PARADISO GRANDE

SEACOAST II  
 PARADISO GRANDE

5619  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET  
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 OF SHEETS

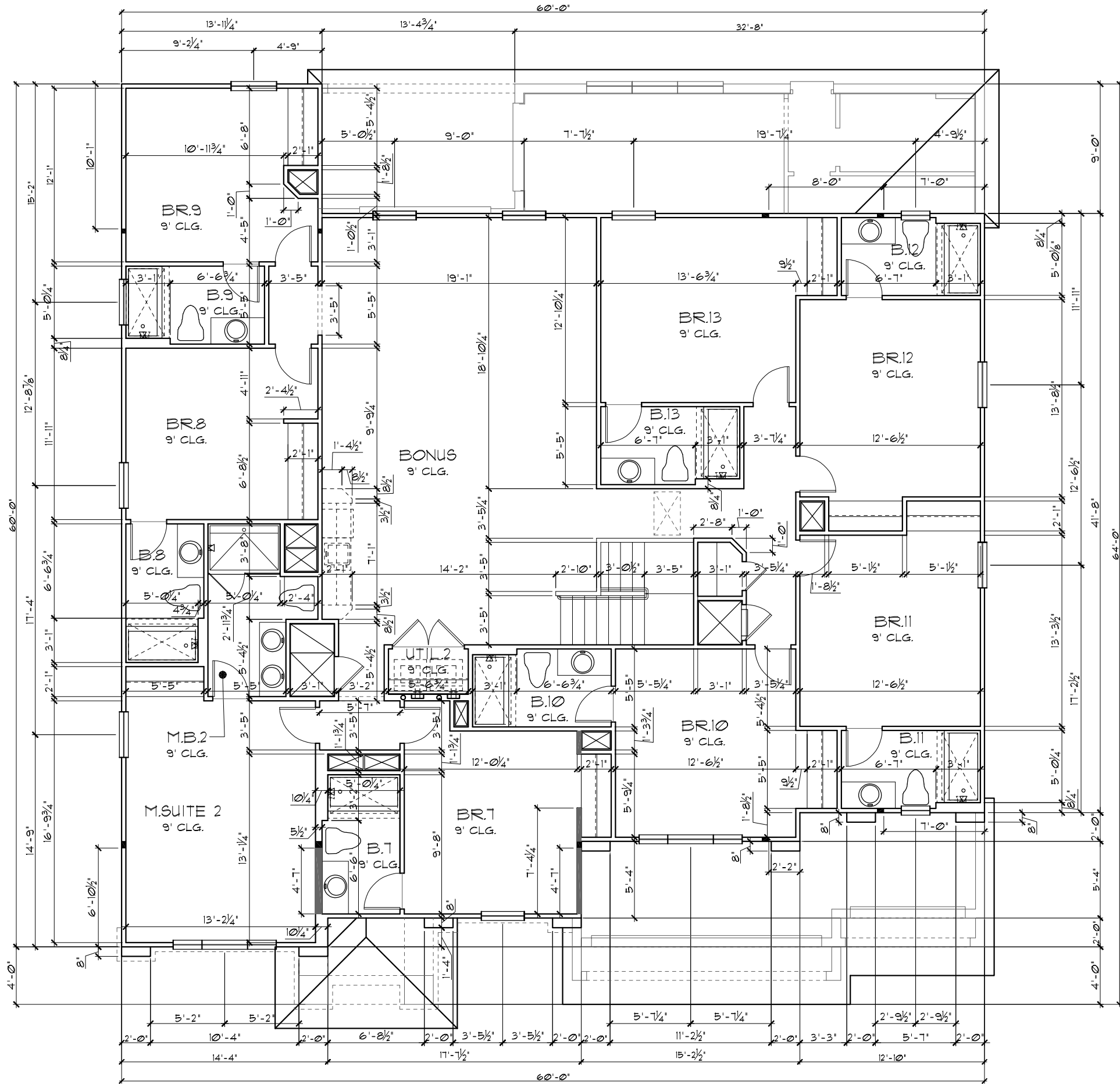
UPPER FLOOR PLAN W/  
 DIMENSIONS

**Park Square HOMES**  
 A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 529 - 3000

PARADISO GRANDE

REVISIONS	BY

**ITEG**  
 THOMPSON ENGINEERING GROUP, INC.  
 10000 South Orange Avenue, Suite 100  
 Orange, FL 32837  
 Tel: (407) 734-1400  
 Fax: (407) 734-1700  
 www.iteg.com



WET BAR OPT.  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

- GENERAL NOTES**
1. CONTRACTOR TO VERIFY ALL DIMENSIONS ON JOB SITE.
  2. DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  3. ALL INTERIOR FRAME WALL DIMENSIONS TO BE 3/2" UNLESS NOTED OTHERWISE.
  4. ALL EXTERIOR BLOCK WALL DIMENSIONS TO BE 1 1/2" UNLESS NOTED OTHERWISE.
  5. ALL INTERIOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.
  6. MECHANICAL EQUIPMENT LOCATIONS WILL BE DETERMINED BY COMMUNITY AND COUNTY CODES.

UPPER FLOOR PLAN W/ DIMENSIONS "B"  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

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 A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vlneland Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 529 - 3000

REVISIONS	BY

**ITEG**  
 THOMPSON ENGINEERING GROUP, INC.  
 10000 W. Colonial Ave., Suite 100  
 Orlando, FL 32817  
 Tel: (407) 734-1400  
 Fax: (407) 734-1790  
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**Park Square HOMES**

UPPER FLOOR PLAN W/  
DIMENSIONS

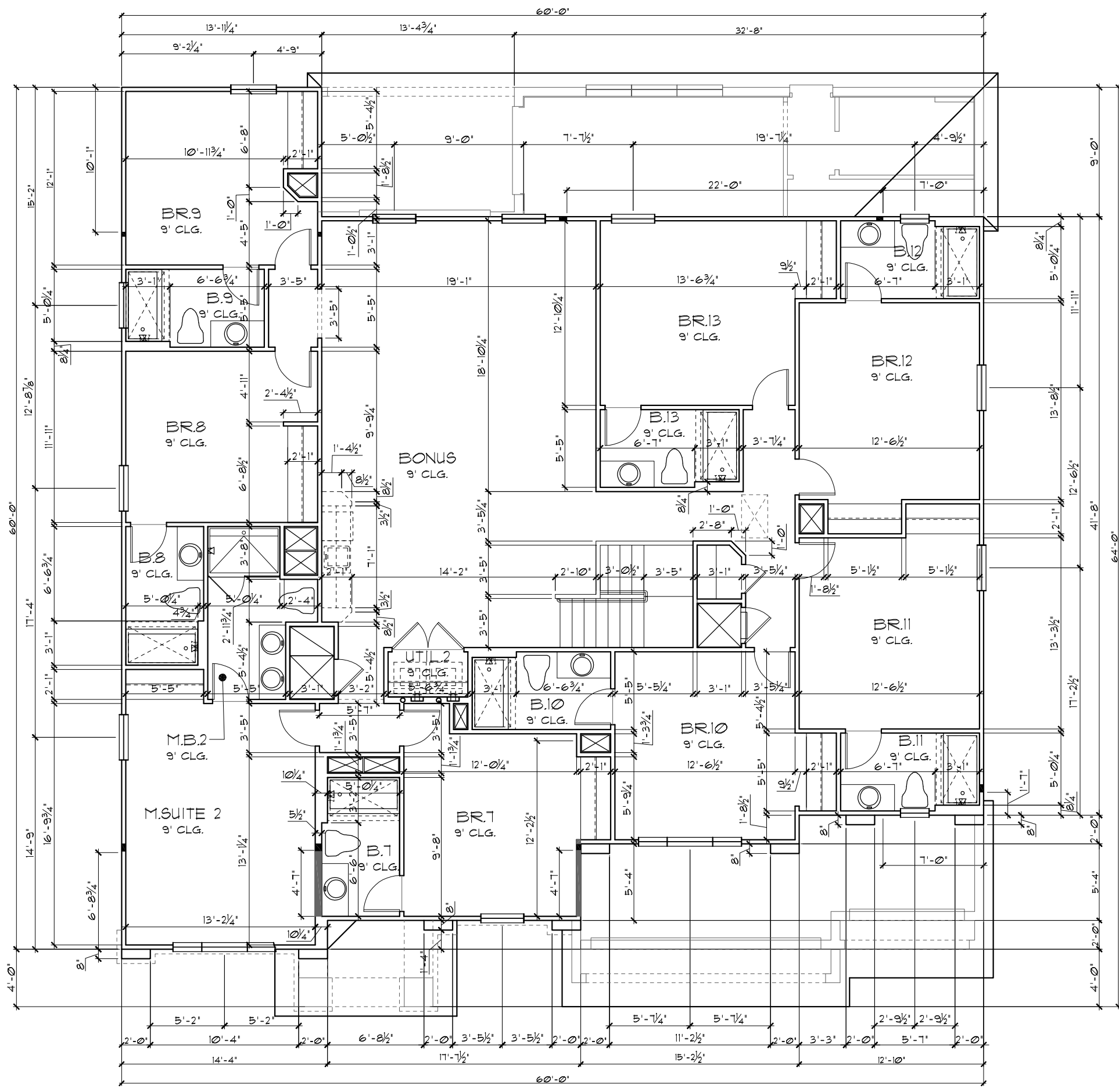
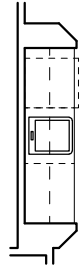
SEACOAST II  
PARADISO GRANDE

**5619**

DATE	04-15-21
SCALE	AS NOTED
DRAWN	RDG
JOB	5619
SHEET	04B.0
OF SHEETS	

- GENERAL NOTES**
1. CONTRACTOR TO VERIFY ALL DIMENSIONS ON JOB SITE.
  2. DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
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  4. ALL EXTERIOR BLOCK WALL DIMENSIONS TO BE 1 1/2" UNLESS NOTED OTHERWISE.
  5. ALL INTERIOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.
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**WET BAR OPT.**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



**UPPER FLOOR PLAN W/ DIMENSIONS "C"**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 0000, PARADISO GRANDE

SEACOAST II  
 PARADISO GRANDE

5619  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET  
 04C.0  
 SHEETS

UPPER FLOOR PLAN W/  
 DIMENSIONS

Park Square  
 HOMES

A DIVISION OF PARK SQUARE  
 ENTERPRISES, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32811  
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**ITEG**  
 THOMPSON ENGINEERING GROUP, INC.  
 10000 Lake Nona Blvd., Suite 100  
 Lake Nona, FL 32157  
 Tel: (407) 734-1400  
 Fax: (407) 734-1700  
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REVISIONS	BY

PARADISO GRANDE

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### LOAD INFORMATION

PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

DEAD LOADS			
FLOOR: STRUCTURE	1 PSF		
CEILING	3 PSF		
MECH/ELEC	5 PSF		
PARTITIONS	5 PSF		
TOTAL	20 PSF		
ROOF: LIVE LOADS			
SHEATHING	5 PSF		
STRUCTURE	1 PSF		
CEILING	3 PSF		
MECH/ELEC	5 PSF		
TOTAL	20 PSF		
FLOOR LIVE LOADS			
RESIDENTIAL FLOOR:	40 PSF		
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 PSF		
UNINHABITABLE ATTIC W/LIMITED STORAGE:	20 PSF		
ROOMS OTHER THAN SLEEPING ROOM:	40 PSF		
SLEEPING ROOM:	30 PSF		
STAIR LIVE LOAD:	40 PSF		
BALCONIES:	40 PSF		
PASSANGER VEHICLE GARAGE:	50 PSF		
ROOF LIVE LOADS			
MINIMUM ROOF LIVE LOAD (PSF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER			
ROOF SLOPE	0-200	201-600	OVER 600
0:12 < 4:12	20	16	12
≥ 4:12 < 12:12	16	14	12
≥ 12:12	12	12	12

### WIND INFORMATION

PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: 140 MPH
- RISK CATEGORY: II
- WIND EXPOSURE: B
- BUILDING TYPE: V-B
- ENCLOSURE CLASSIFICATION: +/-1.0, INCLUDED INTERNAL PRESSURE IN NOTE #6 COEFFICIENT
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE

+ XXX DESIGN WIND PRESSURE IAW FLA  
 - XXX RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

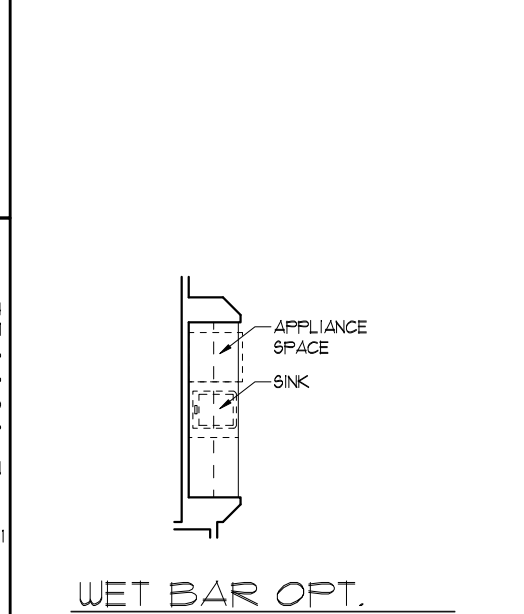
- ### GENERAL NOTES
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
  - VENT DRYER THRU ROOF.
  - PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |  |                                     |
|--|-------------------------------------|
|  | DENOTES CONC. BLOCK WALL HGT. @ N/A |
|  | DENOTES CONC. BLOCK WALL HGT. @ N/A |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILINGS AT 12'-0" UNLESS NOTED OTHERWISE.  
ALL INTER. SECOND FLOOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1

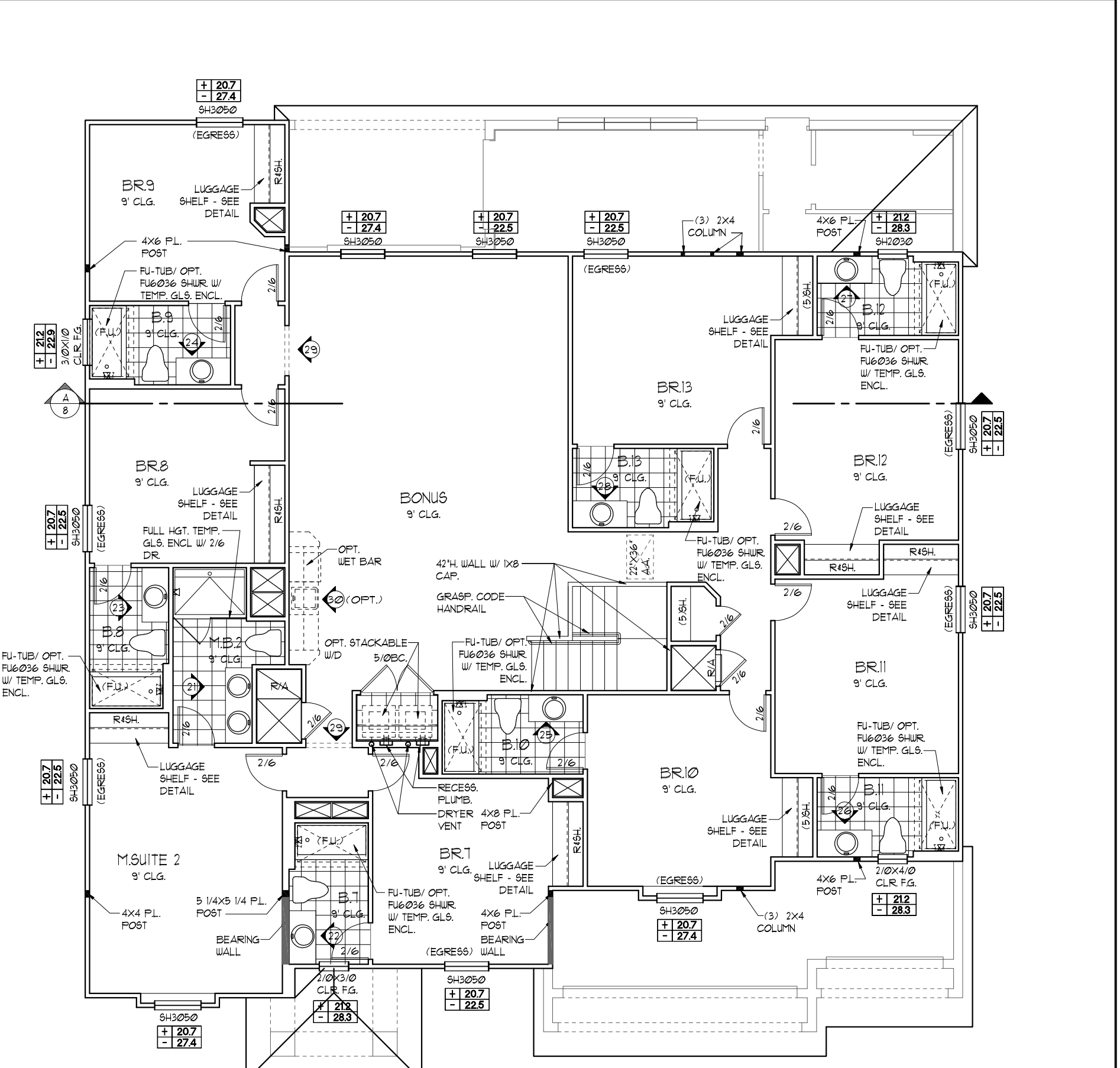
NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

PER FBC R301- TABLE R301.5		
GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS
PER FBC R312- R312.1.2 & R312.1.3 & R312.1.8.1		
GUARDRAILS HEIGHT		36" MIN.
HANDRAIL HEIGHT		34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS		4" IN DIAMETER MAX.

NOTE: HANDRAIL CONTINUITY PER R311.1.2.2 - HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEWEL POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.



- NOTE:
- ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. AFF.- R310.2 - FBCR (2023)
  - IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISH FLOOR AND GREATER THAN 12" FINISHED GRADE MUST COMPLY WITH FBCR 312.2



UPPER FLOOR PLAN NOTES "A"  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

EERO - R310.2.1 - FBCR2023		
SH3050	NET CLEAR OPNG. HEIGHT 33 1/2' X NET CLEAR OPNG. WIDTH 30' = 6.915 SQFT	MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20".
SH3050	60 1/8" H. X 35 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 000, PARADISO GRANDE

SEACOAST II

PARADISO GRANDE

FLOOR PLAN W/ NOTES

PARADISO GRANDE

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 05A.0

SHEETS

REVISIONS BY

**HITEG**  
 HILTON ENGINEERING GROUP, INC.  
 5200 Vneiland Road, Suite 200  
 Orlando, Florida 32811  
 Tel: (407) 741-1990  
 Fax: (407) 741-1990  
 www.hiteg.com

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vneiland Road, Suite 200  
 Orlando, Florida 32811  
 Phone: (407) 529 - 3000

### LOAD INFORMATION

PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 P/SF
CEILING	3 P/SF
MECH/ELEC	5 P/SF
PARTITIONS	5 P/SF
<b>TOTAL</b>	<b>20 P/SF</b>

**ROOF: LIVE LOADS**

SHEATHING	5 P/SF
STRUCTURE	1 P/SF
CEILING	3 P/SF
MECH/ELEC	5 P/SF
<b>TOTAL</b>	<b>20 P/SF</b>

**FLOOR LIVE LOADS**

RESIDENTIAL FLOOR:	40 P/SF
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 P/SF
UNINHABITABLE ATTIC W/LIMITED STORAGE:	20 P/SF
ROOMS OTHER THAN SLEEPING ROOM:	40 P/SF
SLEEPING ROOM:	30 P/SF
STAIR LIVE LOAD:	40 P/SF
BALCONIES:	40 P/SF
PASSANGER VEHICLE GARAGE:	50 P/SF

**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (P/SF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER			
ROOF SLOPE	0-200	201-600	OVER 600
0:12 < 4:12	20	16	12
≥ 4:12 < 12:12	16	14	12
≥ 12:12	12	12	12

### WIND INFORMATION

PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: 140 MPH
- RISK CATEGORY: II
- WIND EXPOSURE: B
- BUILDING TYPE: V-B
- ENCLOSURE CLASSIFICATION: +/-1.0, INCLUDED INTERNAL PRESSURE IN NOTE #6 COEFFICIENT:
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

**WIND PRESSURE**

+ XXX	DESIGN WIND PRESSURE IAW FLA
- XXX	RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

- ### GENERAL NOTES
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
  - VENT DRYER THRU ROOF.
  - PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |  |                                     |
|--|-------------------------------------|
|  | DENOTES CONC. BLOCK WALL HGT. @ N/A |
|  | DENOTES CONC. BLOCK WALL HGT. @ N/A |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILING AT 12'-0" UNLESS NOTED OTHERWISE.  
ALL INTER. SECOND FLOOR CEILING AT 9'-0" UNLESS NOTED OTHERWISE.

NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1

NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4

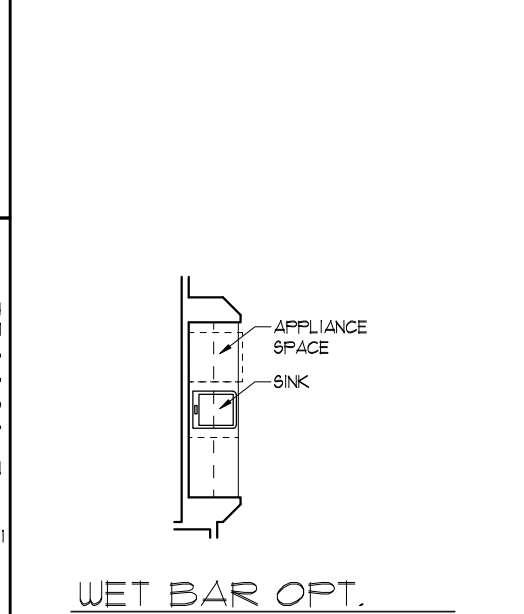
PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS

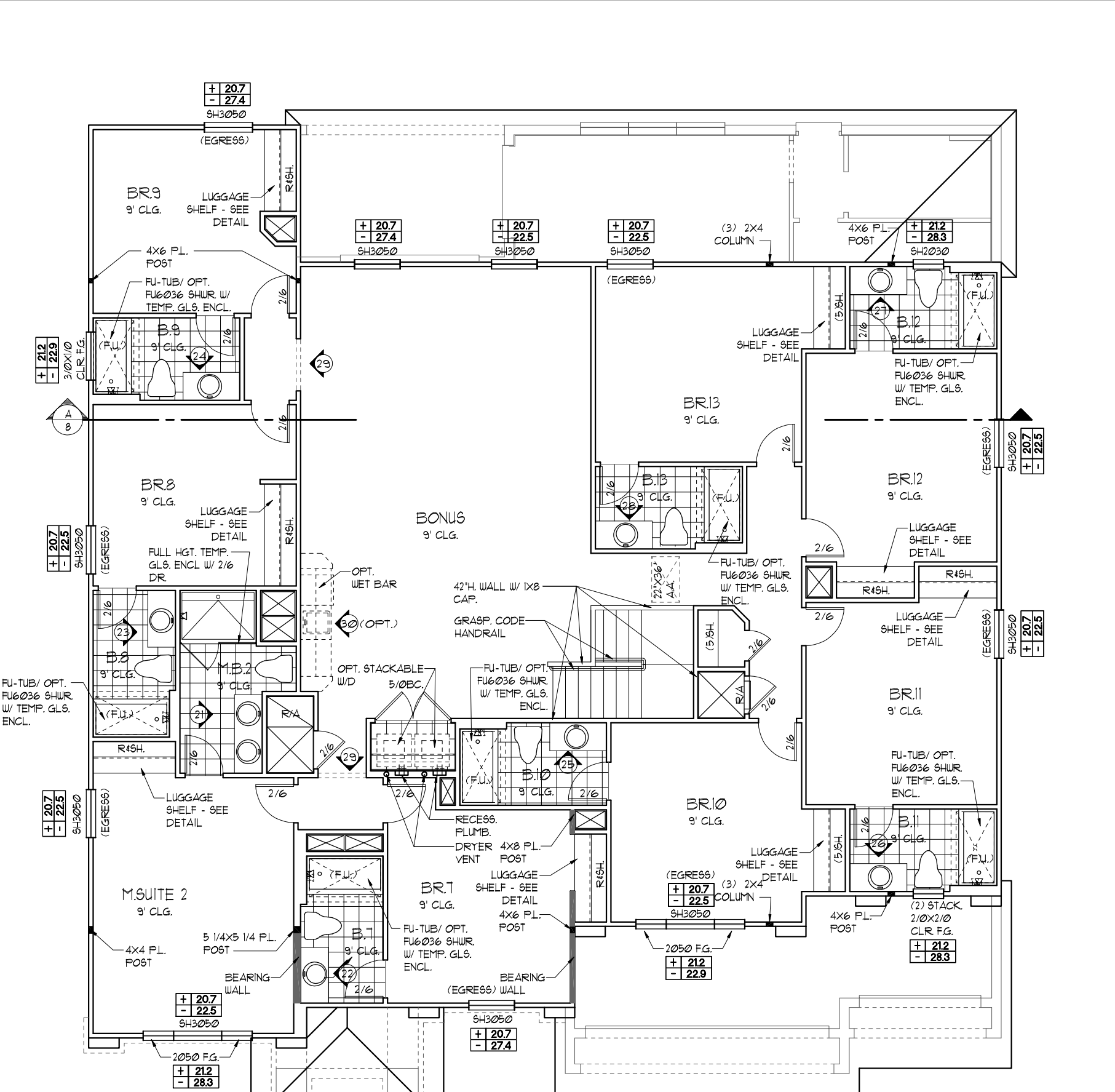
PER FBC R312- R312.1.2 & R312.1.3 & R312.1.8.1

GUARDRAILS HEIGHT	36" MIN.
HANDRAIL HEIGHT	34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS	4" IN DIAMETER MAX.

NOTE: HANDRAIL CONTINUITY PER R311.1.2.2 - HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEEL POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.



- NOTE:
- ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. AFF. - R310.2 - FBCR (2023)
  - IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISH FLOOR AND GREATER THAN 12" FINISHED GRADE MUST COMPLY WITH FBCR 312.2



EERO - R310.2.1 - FBCR2023

5H3050	NET CLEAR OPNG. HEIGHT 33 1/2' X NET CLEAR OPNG. WIDTH 30' = 6.915 SQFT	MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
5H3050	60 1/8" H. X 35 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 000, PARADISO GRANDE

SEACOAST II

PARADISO GRANDE

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 05B.0

REVISIONS

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PARADISO GRANDE

FLOOR PLAN W/ NOTES

ATEC ENGINEERING GROUP, INC.  
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vneland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529-3000

**LOAD INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

**DEAD LOADS**

FLOOR: STRUCTURE	1 P/SF
CEILING	3 P/SF
MECH/ELEC	5 P/SF
PARTITIONS	5 P/SF
<b>TOTAL</b>	<b>20 P/SF</b>

**ROOF: LIVE LOADS**

SHEATHING	5 P/SF
STRUCTURE	1 P/SF
CEILING	3 P/SF
MECH/ELEC	5 P/SF
<b>TOTAL</b>	<b>20 P/SF</b>

**FLOOR LIVE LOADS**

RESIDENTIAL FLOOR:	40 P/SF
UNINHABITABLE ATTIC WITHOUT STORAGE:	10 P/SF
UNINHABITABLE ATTIC W/LIMITED STORAGE:	20 P/SF
ROOMS OTHER THAN SLEEPING ROOM:	40 P/SF
SLEEPING ROOM:	30 P/SF
STAIR LIVE LOAD:	40 P/SF
BALCONIES:	40 P/SF
PASSANGER VEHICLE GARAGE:	50 P/SF

**ROOF LIVE LOADS**

MINIMUM ROOF LIVE LOAD (P/SF) TRIBUTARY LOADED AREA (SQ. FT.) FOR ANY STRUCTURAL MEMBER			
ROOF SLOPE	0-200	201-600	OVER 600
0-12:12	20	16	12
≥ 4:12 < 12:12	16	14	12
≥ 12:12	12	12	12

**WIND INFORMATION**  
PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

- BASIC WIND SPEED: 140 MPH
- RISK CATEGORY: II
- WIND EXPOSURE: B
- BUILDING TYPE: V-B
- ENCLOSURE CLASSIFICATION: +/-1.0, INCLUDED INTERNAL PRESSURE COEFFICIENT: IN NOTE #6
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

+ XXX DESIGN WIND PRESSURE IAW FLA  
- XXX RESIDENTIAL CODE, SECTION R301

NOTE: DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

- GENERAL NOTES**
- PROVIDE RECESS HOT & COLD WATER WITH DRAIN @ WASHER SPACE.
  - VENT DRYER THRU ROOF.
  - PROVIDE COLD WATER LINE FOR ICE MAKER LINE @ REF. SPACE.
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO BE REPORTED PROMPTLY TO SUPERVISOR FOR CLARIFICATION.
  - MECHANICAL EQUIPMENT LOCATION TO BE DETERMINED BY COMMUNITY STANDARDS AND APPLICABLE COUNTY CODES.
  - |  |                                     |
|--|-------------------------------------|
|  | DENOTES CONC. BLOCK WALL HGT. @ N/A |
|  | DENOTES CONC. BLOCK WALL HGT. @ N/A |
  - REFER TO TYPICAL DETAIL SHEET FOR EXTERIOR WALL FINISH SPECIFICATIONS
  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
  - ANCHOR THE CONDENSER UNIT TO SLAB PER CODE: M 1307.1 - M1307.2
  - ALL INTER. FIRST FLOOR CEILINGS AT 12'-0" UNLESS NOTED OTHERWISE.  
ALL INTER. SECOND FLOOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.

**NOTE: 1. DOOR FROM HOUSE TO GARAGE MUST BE SOLID WOOD DOOR NO LESS THAN 1 3/8" IN THICKNESS, SOLID OR HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1 3/8" THICK, OR 20MIN. FIRE RATED IAW R302.5.1**

**NOTE: TEMPERED GLAZING IS REQUIRED AT ALL HAZARDOUS LOCATIONS AS DEFINED IN FBC R308.4**

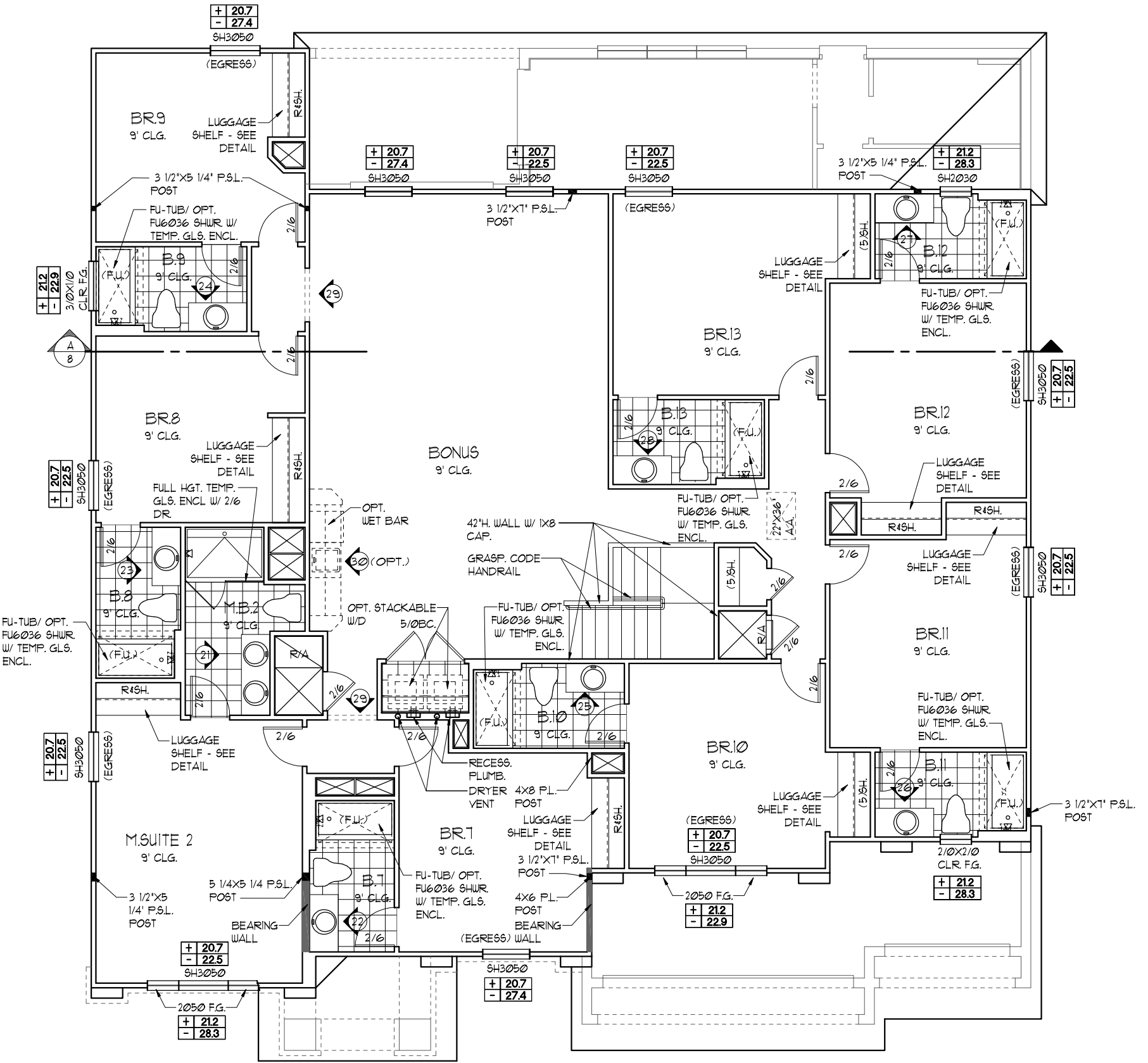
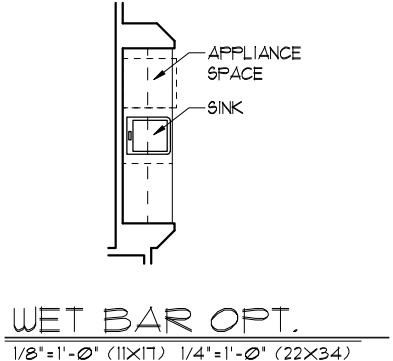
PER FBC R301- TABLE R301.5

GUARDRAILS & HANDRAILS	CONC. LOAD	200 LBS
GUARDRAIL IN - FILL COMPONENTS	CONC. LOAD	50 LBS
STAIRS	CONC. LOAD	300 LBS

PER FBC R312- R312.1.2 & R312.1.3 & R312.1.8.1

GUARDRAILS HEIGHT	36" MIN.
HANDRAIL HEIGHT	34" MIN. TO 38" MAX.
GUARDRAIL OPENING LIMITATIONS	4" IN DIAMETER MAX.

**NOTE: HANDRAIL CONTINUITY PER R311.1.2.2 - HANDRAILS FOR STAIRS SHALL BE CONTINUOUS FOR FULL LENGTH OF THE FLIGHT, FROM A POINT DIRECTLY ABOVE THE TOP RISER OF THE FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT. HANDRAIL ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEEL POST OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NO LESS THAN 1 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.**



**UPPER FLOOR PLAN NOTES "C"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

- NOTE:**
- ALL EMERGENCY ESCAPE AND RESCUE OPENINGS SHALL HAVE THE BOTTOM OF THE CLEAR OPENING NOT MORE THAN 44" MIN. AFF. - R310.2 - FBCR (2023)
  - IN DWELLING UNITS, WHERE THE BOTTOM OF THE CLEAR OPENING OF AN OPERABLE WINDOW OPENING IS LOCATED LESS THAN 24" ABOVE FINISH FLOOR AND GREATER THAN 12" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

**EERO - R310.2.1 - FBCR2023**

SH3050	NET CLEAR OPNG. HEIGHT 33 1/2' X NET CLEAR OPNG. WIDTH 30' = 6.915 SQFT	MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
SH3050	60 1/8" H. X 35 3/4" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

**NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS**

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**PARADISO GRANDE**

**SEACOAST II**

**5619**

**PARADISO GRANDE**

**FLOOR PLAN W/ NOTES**

**REVISIONS**

REVISIONS	BY

**ITEG**  
HOBBS ENGINEERING GROUP, INC.  
10000 W. BOULEVARD, SUITE 200  
ORLANDO, FLORIDA 32811  
TEL: (407) 744-1700  
WWW.ITEG.COM

**Park Square HOMES**  
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vneiland Road, Suite 200  
Orlando, Florida 32811  
Phone: (407) 529 - 3000

DATE: 04-15-21  
SCALE: AS NOTED  
DRAWN: RDC  
JOB: 5619  
SHEET: 05C.0 OF 05 SHEETS



**EXTERIOR FINISH NOTES**

1. LATH TO BE ATTACHED IAW R103.1 OF THE 8TH EDITION, FBCR 2023
2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R103.12 OF THE 8TH EDITION, FBCR 2023
3. WEEP SCREED TO BE INSTALLED IAW R103.12.1 OF THE 8TH EDITION, FBCR 2023
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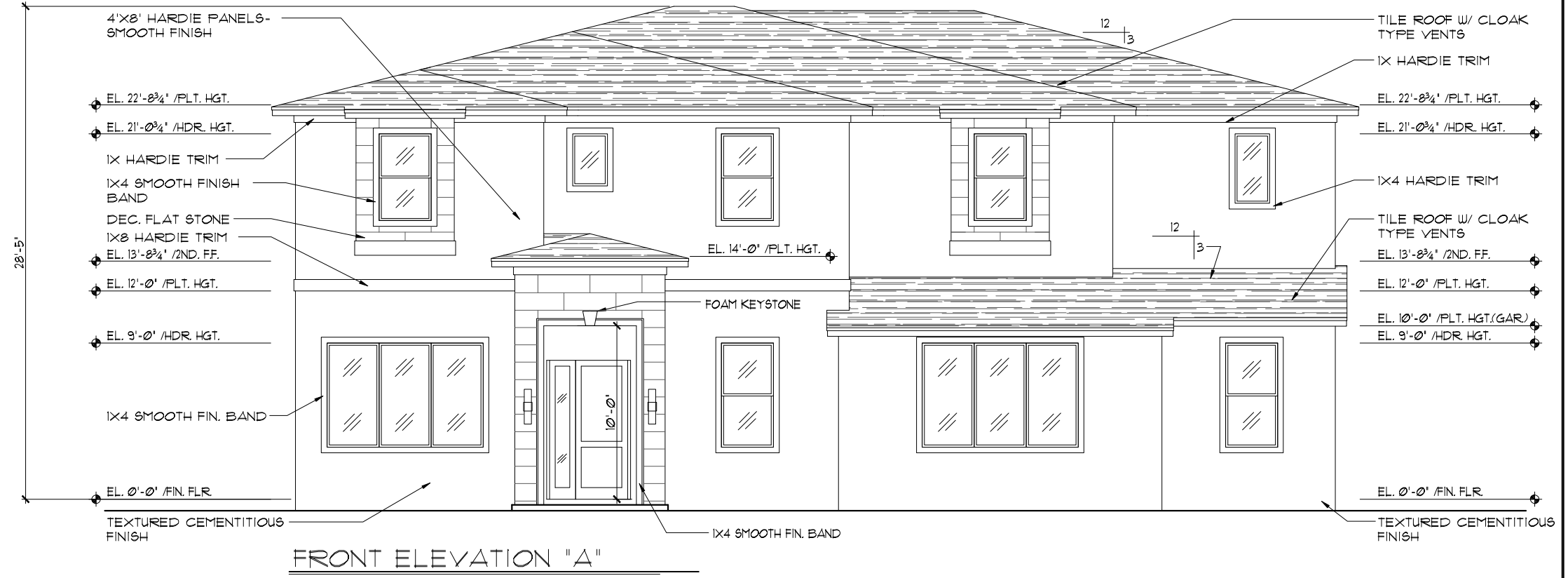
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 Orlando, Florida, 32811  
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 ITRIPSON ENGINEERING GROUP, INC.  
 11000 Lake Nona Blvd., Suite 100  
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 Tel: (407) 734-1400  
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**FRONT ELEVATION "A"**



**REAR ELEVATION**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

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 Orlando, Florida, 32811  
 Phone: (407) 529-3000  
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 EXTERIOR ELEVATION FRONT AND REAR

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 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32811  
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EXTERIOR ELEVATION FRONT AND REAR

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**EXTERIOR FINISH NOTES**

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**FRONT ELEVATION "B"**

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**REAR ELEVATION**

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**ITEG**  
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**06B.0**  
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**EXTERIOR ELEVATION**  
**FRONT AND REAR**

- EXTERIOR FINISH NOTES**
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  - PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R103.12 OF THE 8TH EDITION, FBCR 2023
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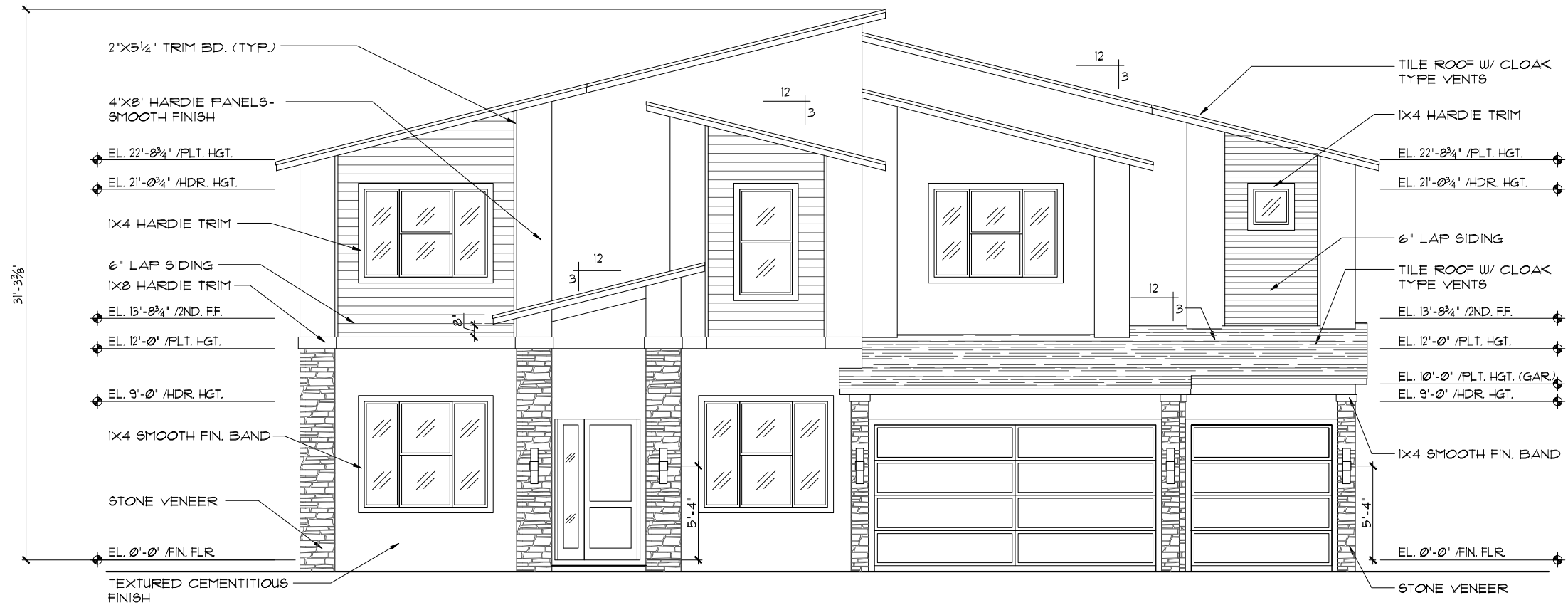
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**FRONT ELEVATION "C"**

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**REAR ELEVATION**

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**Park Square HOMES**

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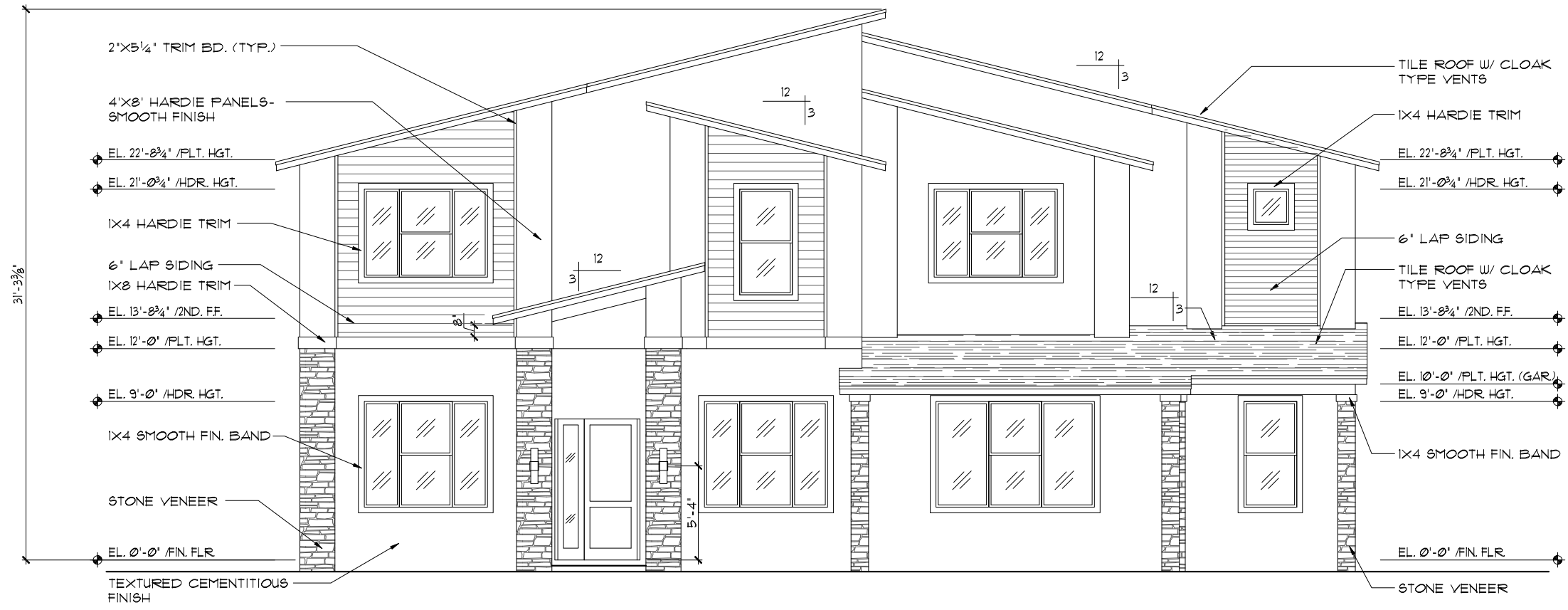
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JOB 5619  
SHEET 06C OF 0 SHEETS

- EXTERIOR FINISH NOTES**
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**FRONT ELEVATION "C"**

1/8" = 1'-0" (11X17) 1/4" = 1'-0" (22X34)



**REAR ELEVATION**

1/8" = 1'-0" (11X17) 1/4" = 1'-0" (22X34)

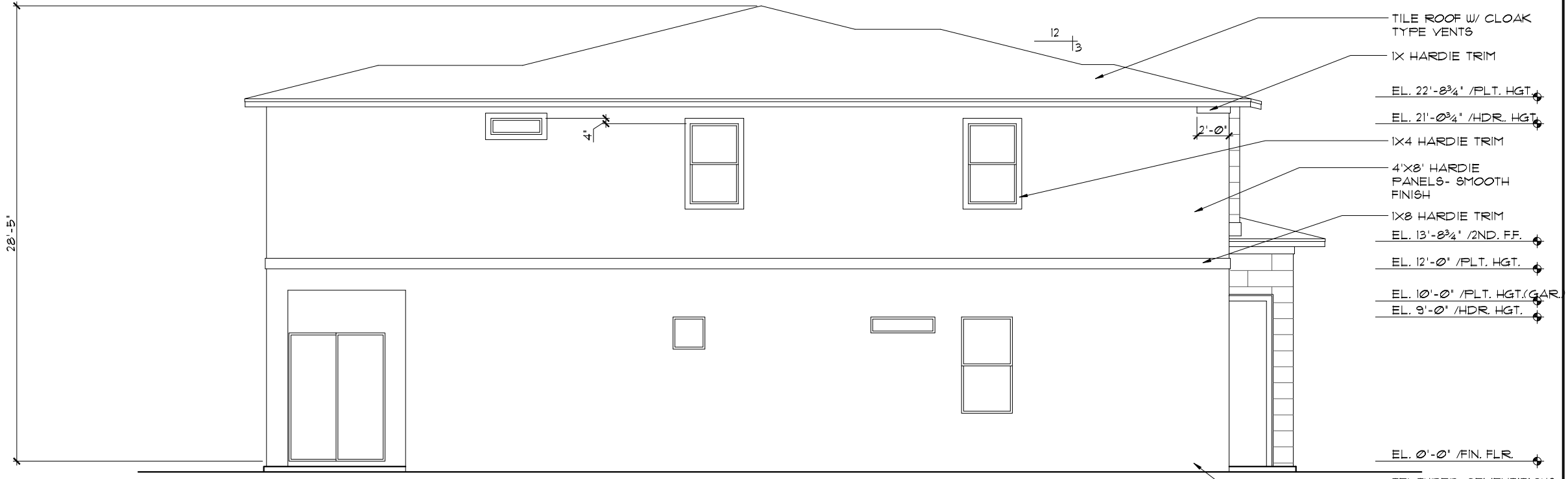
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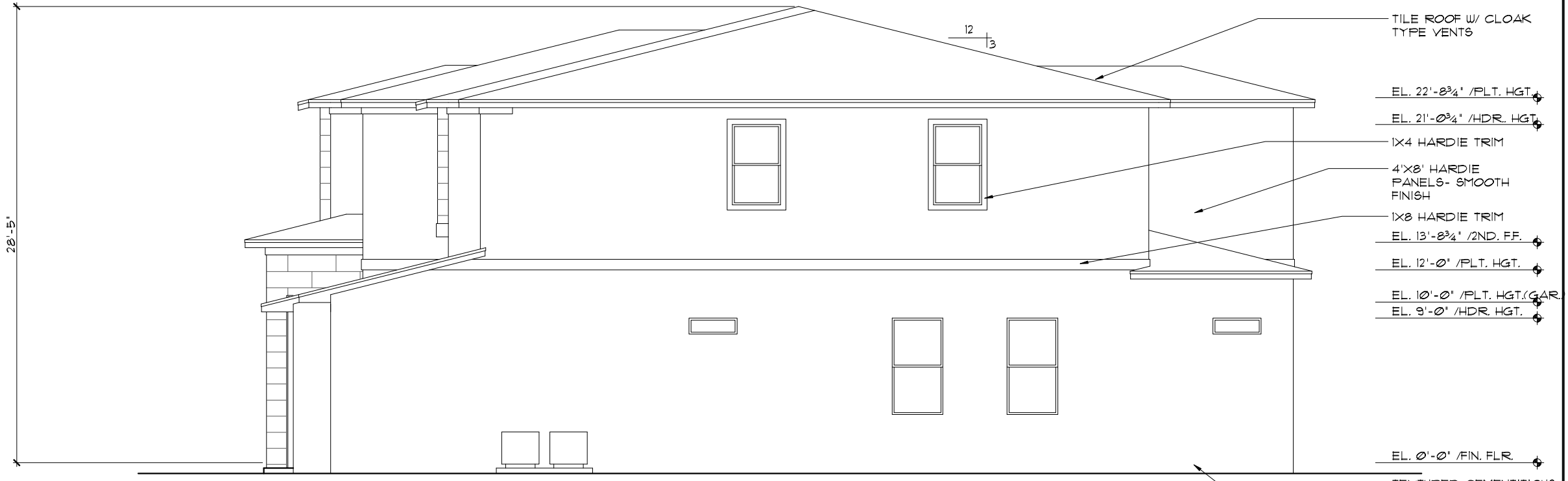
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 5619  
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 SHEET  
**06C.1**  
 OF SHEETS

EXTERIOR ELEVATION FRONT AND REAR  
 EXTERIOR FINISH NOTES



**LEFT ELEVATION "A"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



**RIGHT ELEVATION "A"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

- EXTERIOR FINISH NOTES**
1. LATH TO BE ATTACHED IAW R703.7.1 OF THE 8TH EDITION, FBCR. 2023
  2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R703.1.2 OF THE 8TH EDITION, FBCR. 2023
  3. WEEP SCREED TO BE INSTALLED IAW R703.1.2.1 OF THE 8TH EDITION, FBCR. 2023
  4. WATER RESISTANT BARRIER TO BE INSTALLED IAW R703.1.3 OF THE 8TH EDITION, FBCR. 2023
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**PARADISO GRANDE**

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DRAWN RDC

JOB 5619

SHEET 07A.0

OF SHEETS

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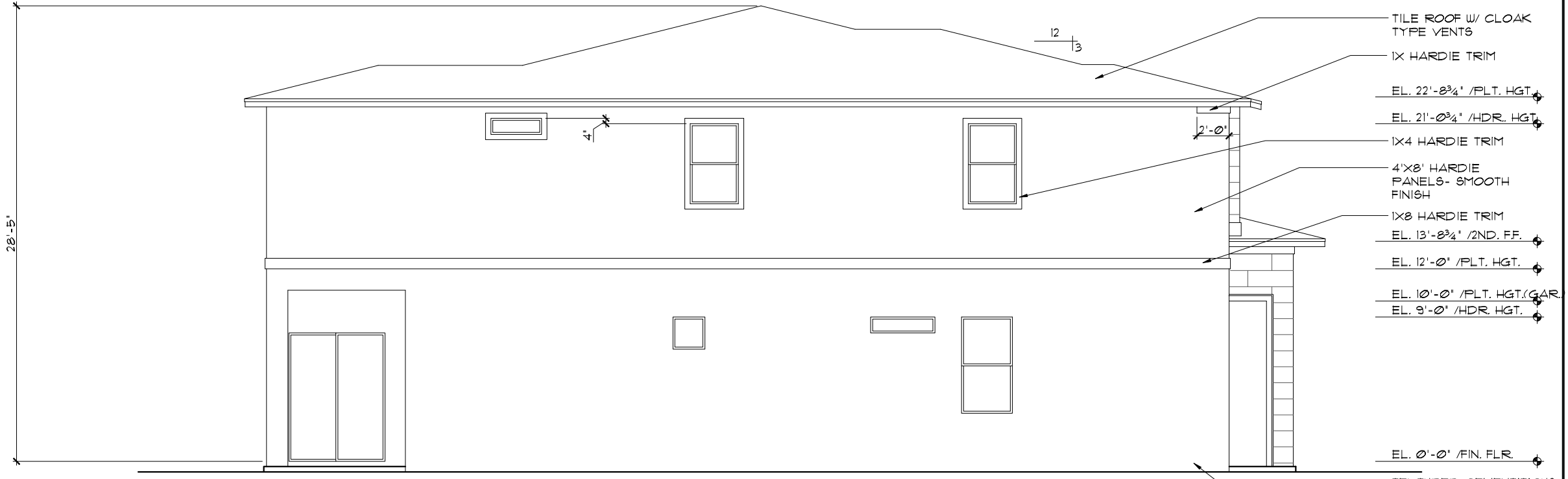
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 5200 Vineland Road, Suite 200  
 Orlando, Florida 32811  
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**PARADISO GRANDE**

EXTERIOR ELEVATIONS  
LEFT AND RIGHT



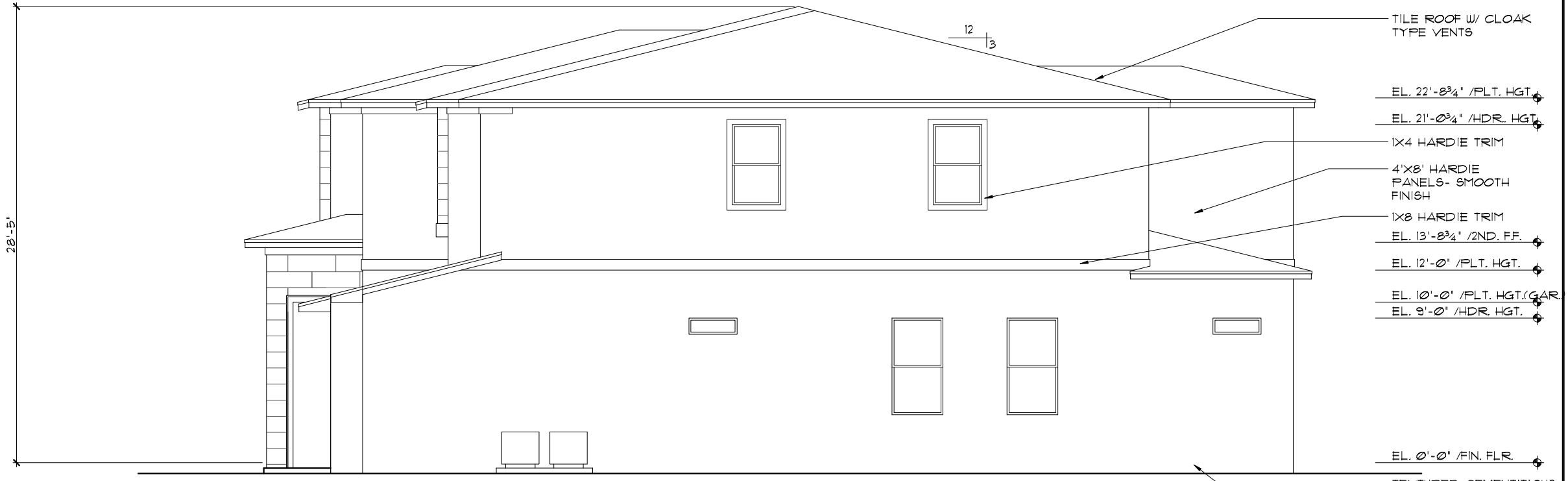


**LEFT ELEVATION "A"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

- TILE ROOF W/ CLOAK TYPE VENTS
- IX HARDIE TRIM
- EL. 22'-8<sup>3</sup>/<sub>4</sub>' /PLT. HGT.
- EL. 21'-0<sup>3</sup>/<sub>4</sub>' /HDR. HGT.
- IX4 HARDIE TRIM
- 4'X8' HARDIE PANELS- SMOOTH FINISH
- IX8 HARDIE TRIM
- EL. 13'-8<sup>3</sup>/<sub>4</sub>' /2ND. FF.
- EL. 12'-0' /PLT. HGT.
- EL. 10'-0' /PLT. HGT. (GAR.)
- EL. 9'-0' /HDR. HGT.
- EL. 0'-0' /FIN. FLR.
- TEXTURED CEMENTITIOUS FINISH

- EXTERIOR FINISH NOTES**
1. LATH TO BE ATTACHED IAW R103.7.1 OF THE 8TH EDITION, FBCR. 2023
  2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R103.12 OF THE 8TH EDITION, FBCR. 2023
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- TILE ROOF W/ CLOAK TYPE VENTS
- EL. 22'-8<sup>3</sup>/<sub>4</sub>' /PLT. HGT.
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- 4'X8' HARDIE PANELS- SMOOTH FINISH
- IX8 HARDIE TRIM
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- EL. 12'-0' /PLT. HGT.
- EL. 10'-0' /PLT. HGT. (GAR.)
- EL. 9'-0' /HDR. HGT.
- EL. 0'-0' /FIN. FLR.
- TEXTURED CEMENTITIOUS FINISH

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**LOT: 0000, PARADISO GRANDE**

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 HAMILTON ENGINEERING GROUP, INC.  
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 Orlando, FL 32817  
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**SEACOAST II**  
**PARADISO GRANDE**

**5619**  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET **07A.1**  
 OF SHEETS

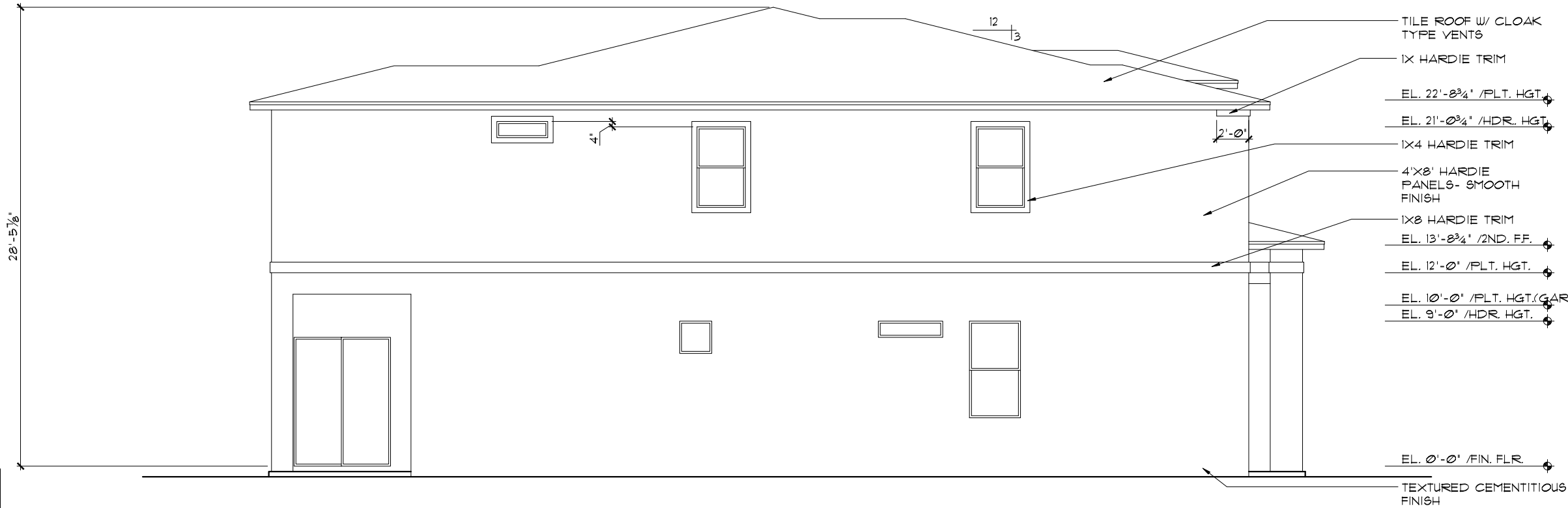
**PARADISO GRANDE**

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 ENTERPRISES, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32817  
 Phone: (407) 529 - 3000

**Park Square**  
**HOMES**

EXTERIOR ELEVATIONS  
 LEFT AND RIGHT

REVISIONS	BY

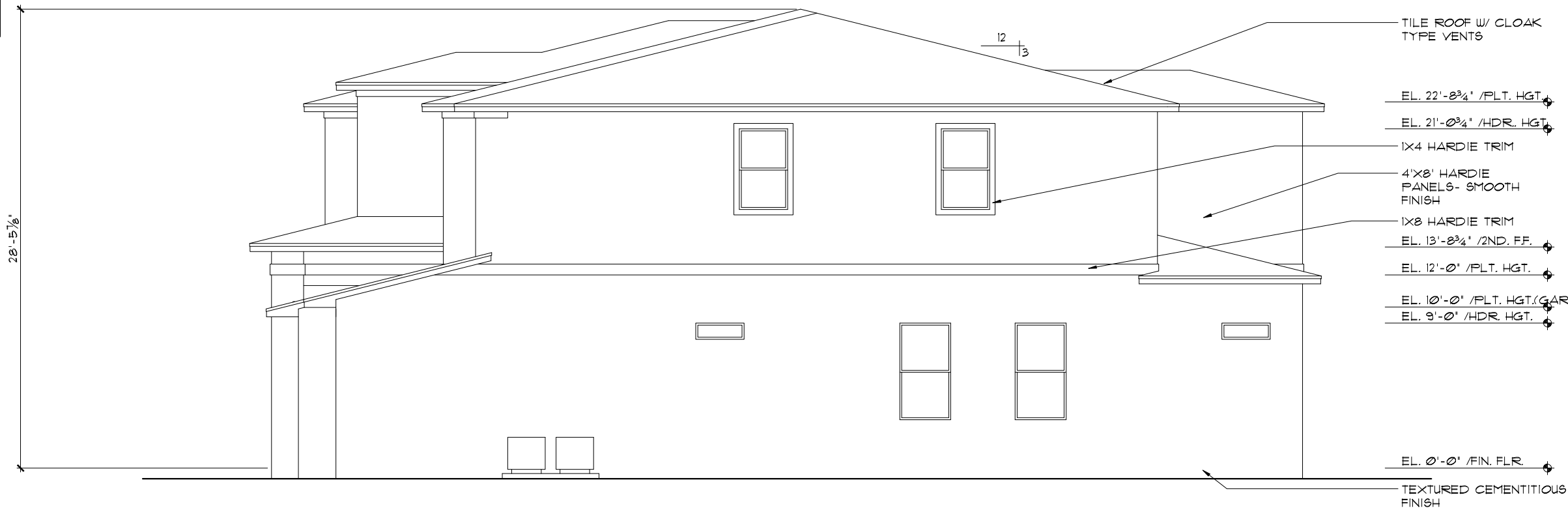


LEFT ELEVATION "B"

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

EXTERIOR FINISH NOTES

1. LATH TO BE ATTACHED IAW R103.1.1 OF THE 8TH EDITION, FBCR. 2023
2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R103.1.2 OF THE 8TH EDITION, FBCR. 2023
3. WEEP SCREED TO BE INSTALLED IAW R103.1.2.1 OF THE 8TH EDITION, FBCR. 2023
4. WATER RESISTANT BARRIER TO BE INSTALLED IAW R103.1.3 OF THE 8TH EDITION, FBCR. 2023
5. 'ZIP SYSTEMS' WALL SHEATHING MAY BE USED AS AN ALTERNATIVE FOR WALL SHEATHING AND VAPOR BARRIER, ON EXTERIOR WALLS.



RIGHT ELEVATION "B"

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 0000, PARADISO GRANDE

SEACOAST II PARADISO GRANDE

EXTERIOR ELEVATIONS LEFT AND RIGHT

PARADISO GRANDE

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET

07B.0

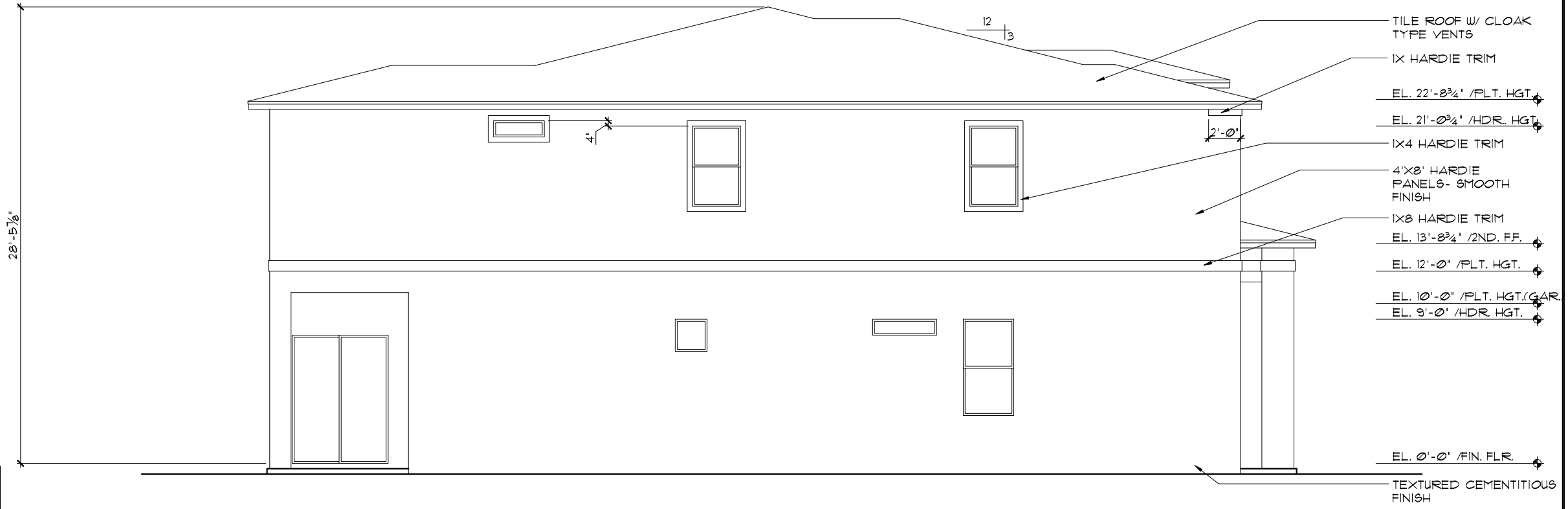
OF SHEETS

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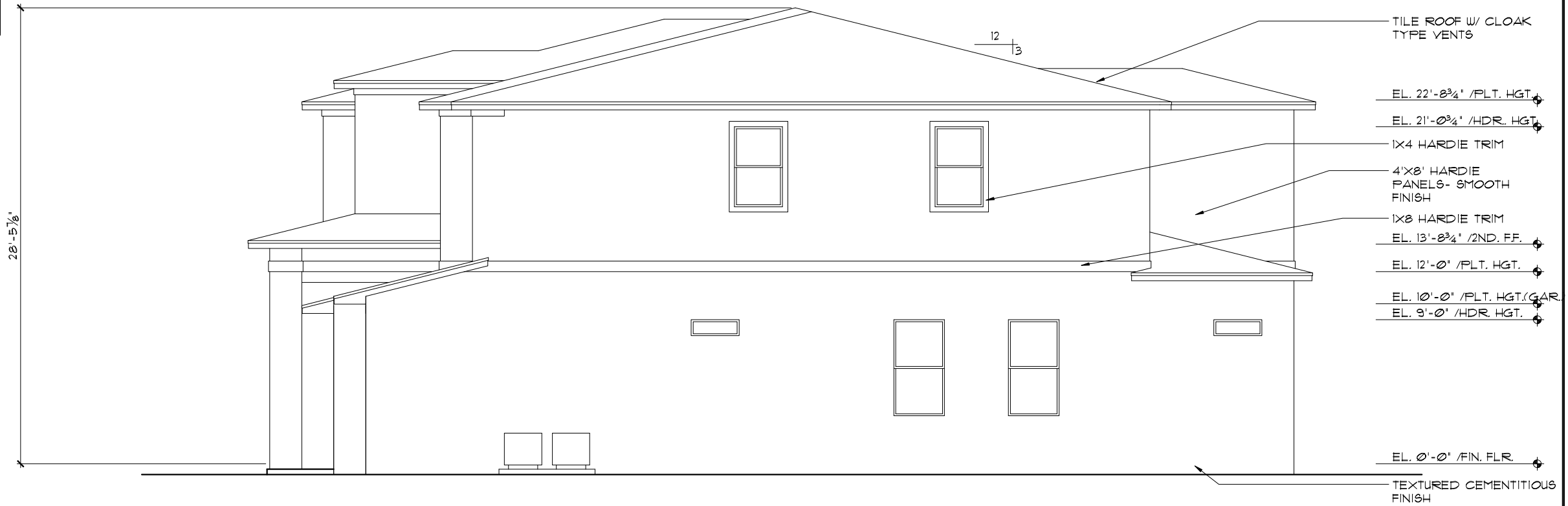
**LEFT ELEVATION "B"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

- TILE ROOF W/ CLOAK TYPE VENTS
- 1X HARDIE TRIM
- EL. 22'-8<sup>3</sup>/<sub>4</sub>' /PLT. HGT.
- EL. 21'-0<sup>3</sup>/<sub>4</sub>' /HDR. HGT.
- 1X4 HARDIE TRIM
- 4'X8' HARDIE PANELS- SMOOTH FINISH
- 1X8 HARDIE TRIM
- EL. 13'-8<sup>3</sup>/<sub>4</sub>' /2ND. FF.
- EL. 12'-0' /PLT. HGT.
- EL. 10'-0' /PLT. HGT. (GAR.)
- EL. 9'-0' /HDR. HGT.
- EL. 0'-0' /FIN. FLR.
- TEXTURED CEMENTITIOUS FINISH

**EXTERIOR FINISH NOTES**

1. LATH TO BE ATTACHED IAW R103.7.1 OF THE 8TH EDITION, FBCR. 2023
2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R103.12 OF THE 8TH EDITION, FBCR. 2023
3. WEEP SCREED TO BE INSTALLED IAW R103.12.1 OF THE 8TH EDITION, FBCR. 2023
4. WATER RESISTANT BARRIER TO BE INSTALLED IAW R103.1.3 OF THE 8TH EDITION, FBCR. 2023
5. 'ZIP SYSTEMS' WALL SHEATHING MAY BE USED AS AN ALTERNATIVE FOR WALL SHEATHING AND VAPOR BARRIER, ON EXTERIOR WALLS.



**RIGHT ELEVATION "B"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

- TILE ROOF W/ CLOAK TYPE VENTS
- EL. 22'-8<sup>3</sup>/<sub>4</sub>' /PLT. HGT.
- EL. 21'-0<sup>3</sup>/<sub>4</sub>' /HDR. HGT.
- 1X4 HARDIE TRIM
- 4'X8' HARDIE PANELS- SMOOTH FINISH
- 1X8 HARDIE TRIM
- EL. 13'-8<sup>3</sup>/<sub>4</sub>' /2ND. FF.
- EL. 12'-0' /PLT. HGT.
- EL. 10'-0' /PLT. HGT. (GAR.)
- EL. 9'-0' /HDR. HGT.
- EL. 0'-0' /FIN. FLR.
- TEXTURED CEMENTITIOUS FINISH

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**LOT: 0000, PARADISO GRANDE**

**PARADISO GRANDE**

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Orlando, Florida, 32811  
Phone: (407) 529 - 3000

**Park Square HOMES**

**EXTERIOR ELEVATIONS LEFT AND RIGHT**

REVISIONS	BY

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HAMILTON ENGINEERING GROUP, INC.  
10000 Lake Nona Blvd., Suite 100  
Orlando, FL 32826  
Tel: (407) 734-1400  
Fax: (407) 734-1700  
www.iteg.com

**SEACOAST II**

**PARADISO GRANDE**

**5619**

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

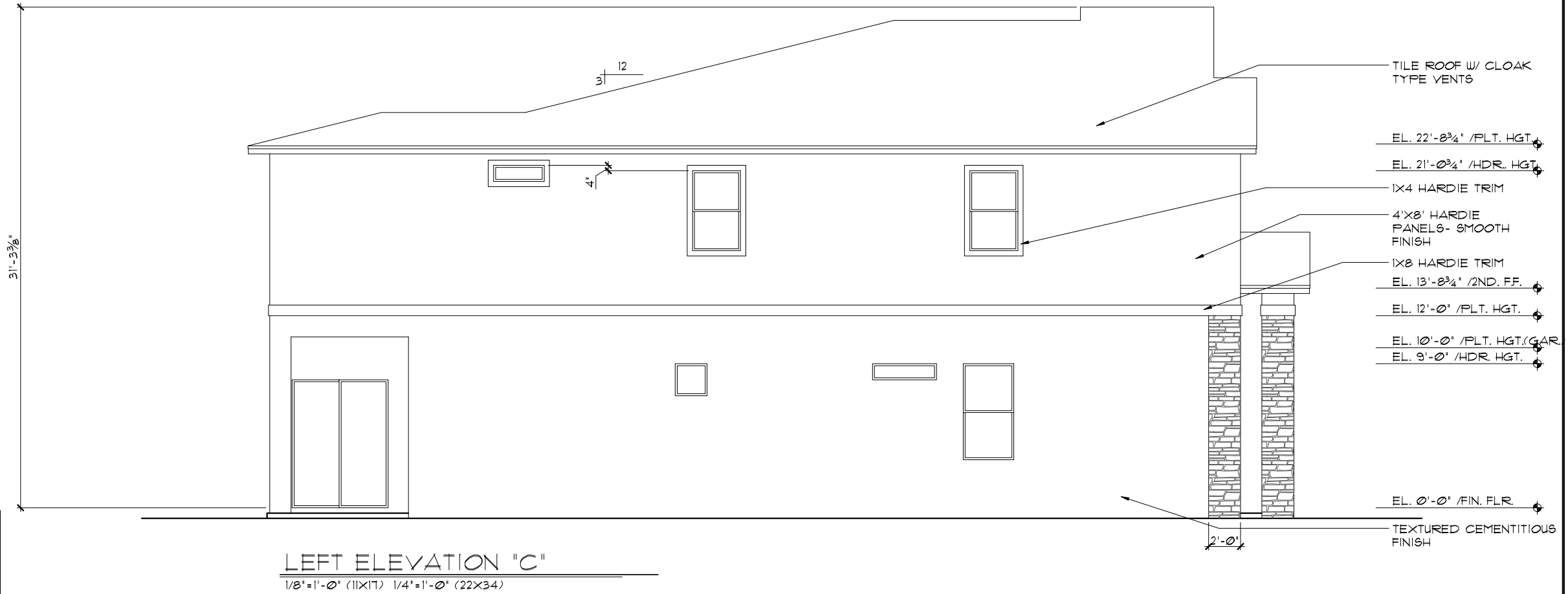
JOB 5619

SHEET **07B.1**

OF SHEETS

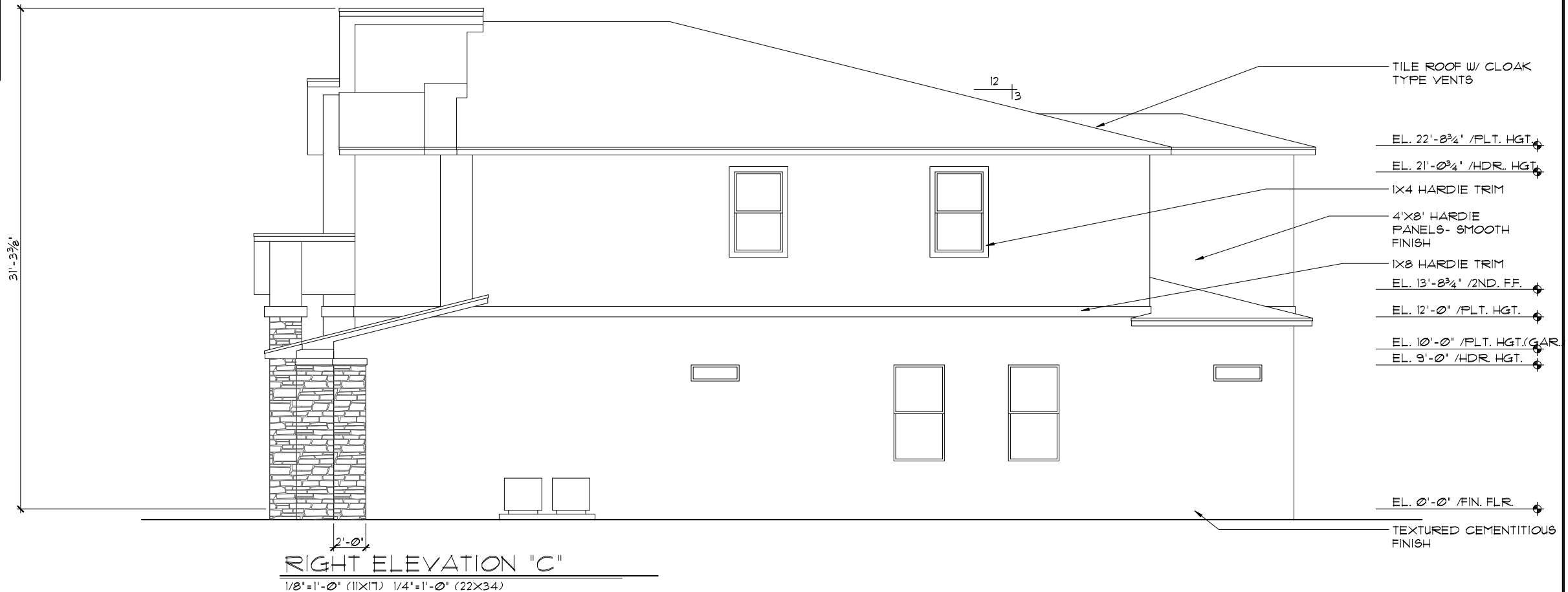
**EXTERIOR FINISH NOTES**

1. LATH TO BE ATTACHED IAW R103.7.1 OF THE 8TH EDITION, FBCR 2023
2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R103.12 OF THE 8TH EDITION, FBCR 2023
3. WEEP SCREED TO BE INSTALLED IAW R103.12.1 OF THE 8TH EDITION, FBCR 2023
4. WATER RESISTANT BARRIER TO BE INSTALLED IAW R103.1.3 OF THE 8TH EDITION, FBCR 2023
5. 'ZIP SYSTEMS' WALL SHEATHING MAY BE USED AS AN ALTERNATIVE FOR WALL SHEATHING AND VAPOR BARRIER, ON EXTERIOR WALLS.



**LEFT ELEVATION "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



**RIGHT ELEVATION "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

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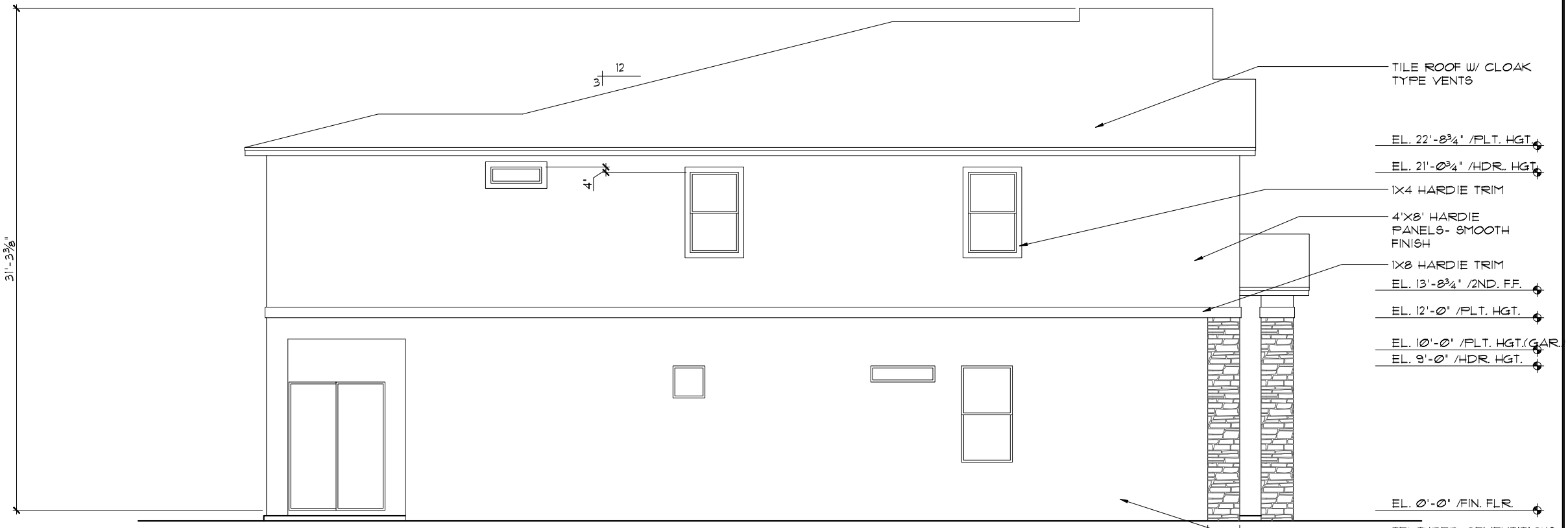
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**EXTERIOR ELEVATIONS  
LEFT AND RIGHT**

**SEACOAST II  
PARADISO GRANDE**

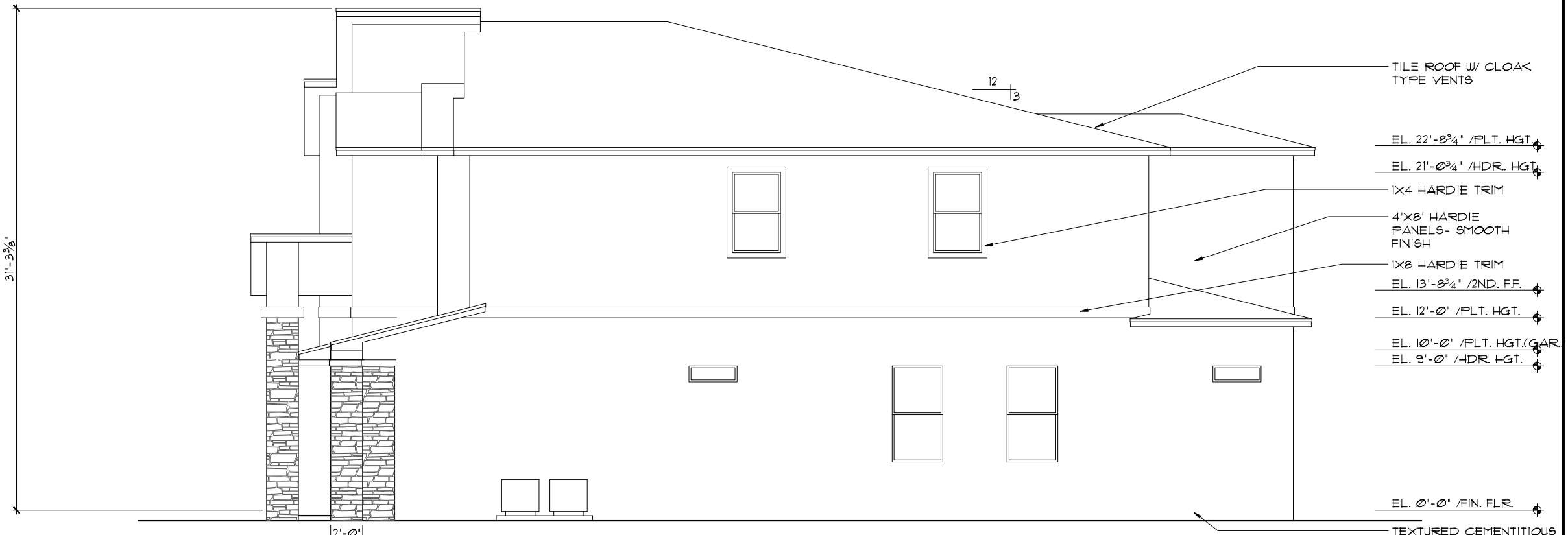
5619
DATE 04-15-21
SCALE AS NOTED
DRAWN RDC
JOB 5619
SHEET 07C.0
OF SHEETS

- EXTERIOR FINISH NOTES**
- LATH TO BE ATTACHED IAW R703.7.1 OF THE 8TH EDITION, FBCR. 2023
  - PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R703.1.2 OF THE 8TH EDITION, FBCR. 2023
  - WEEP SCREED TO BE INSTALLED IAW R703.1.2.1 OF THE 8TH EDITION, FBCR. 2023
  - WATER RESISTANT BARRIER TO BE INSTALLED IAW R703.1.3 OF THE 8TH EDITION, FBCR. 2023
  - 'ZIP SYSTEMS' WALL SHEATHING MAY BE USED AS AN ALTERNATIVE FOR WALL SHEATHING AND VAPOR BARRIER, ON EXTERIOR WALLS.



**LEFT ELEVATION "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



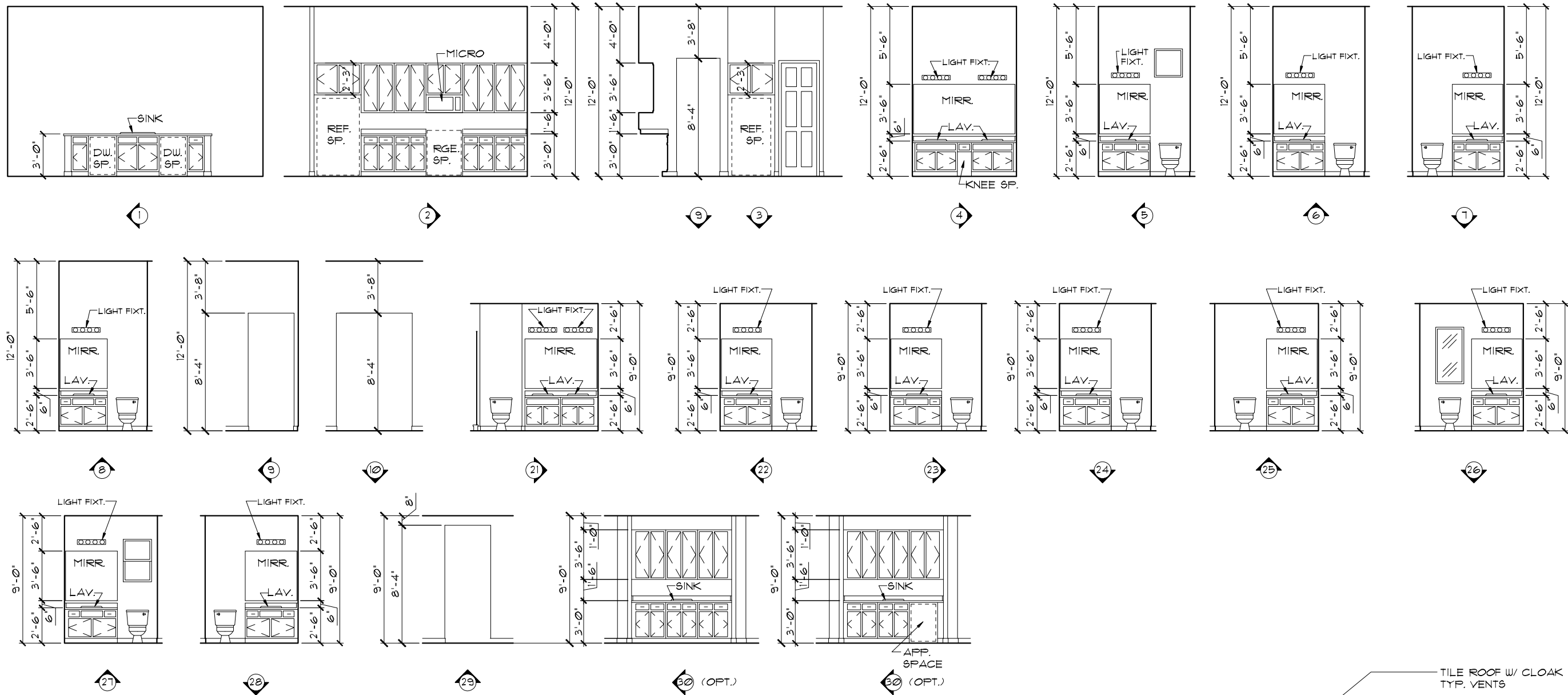
**RIGHT ELEVATION "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

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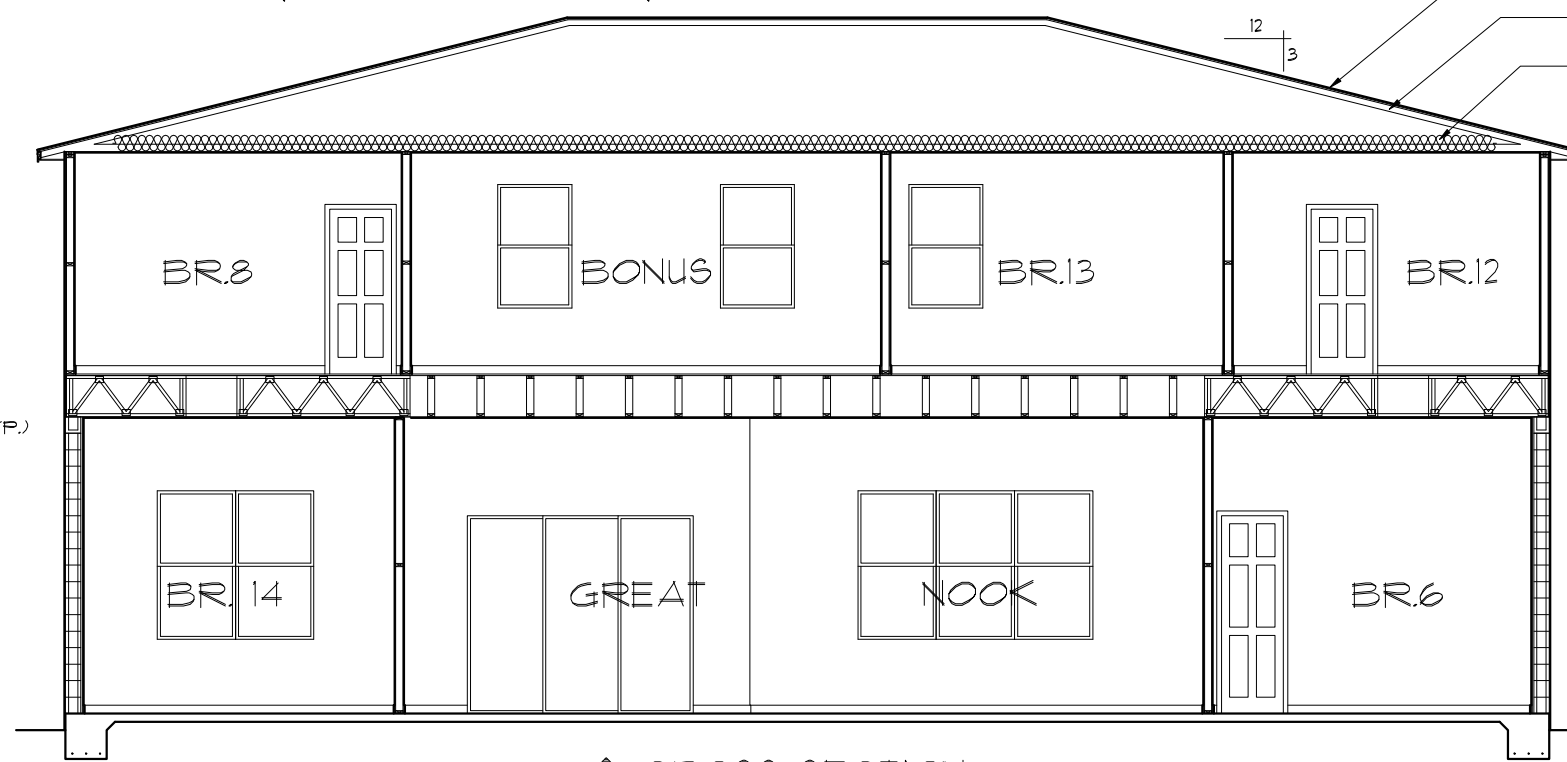
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<b>EXTERIOR ELEVATIONS LEFT AND RIGHT</b>		
<b>SEACOAST II</b> <b>PARADISO GRANDE</b>		
<b>5619</b>		
DATE	04-15-21	
SCALE	AS NOTED	
DRAWN	RDC	
JOB	5619	
SHEET	07C.1	
OF	SHEETS	

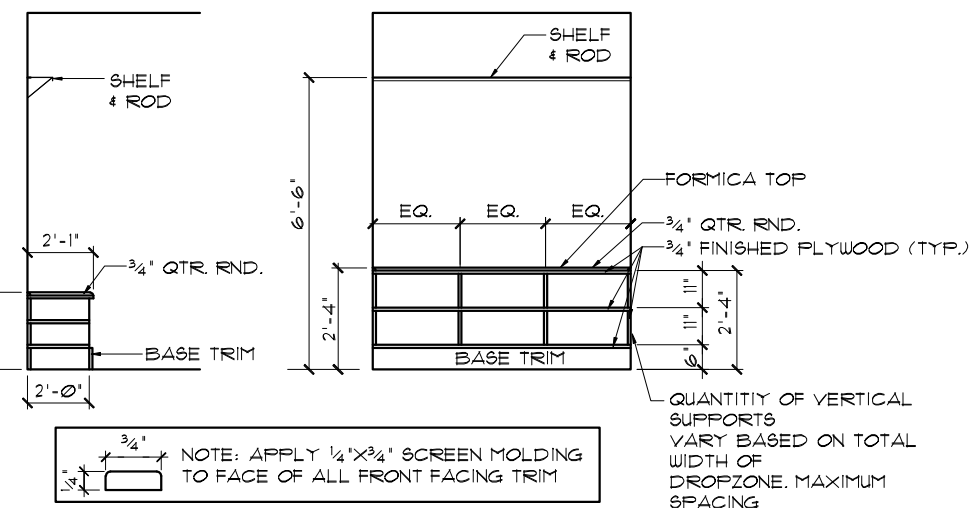


**INTERIOR ELEVATIONS**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



- TILE ROOF W/ CLOAK TYP. VENTS
- PRE-ENG. WD. TRUSSES SYSTEM @ 24" O.C.
- INSULATION PER 2023 FBC ENERGY CONSERVATION - 8TH EDITION
- EL. 22'-8 3/4" /PLT. HGT.
- EL. 21'-0 3/4" /HDR. HGT.
- EL. 13'-8 3/4" /2ND. FF.
- EL. 12'-0" /PLT. HGT.
- EL. 9'-0" /HDR. HGT.
- EL. 0'-0" /FIN. FLR.



**LUGGAGE SHELF DETAIL**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

**CROSS SECTION**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

LOT: 0000, PARADISO GRANDE  
 THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

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 HAMILTON ENGINEERING GROUP, INC.  
 10000 Lake Nona Blvd., Suite 100  
 Orlando, Florida 32826  
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**CROSS SECTION / INTERIOR ELEVATIONS**  
**SEACOAST II**  
**PARADISO GRANDE**  
 5619  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 08  
 OF SHEETS

**MECHANICAL/GENERAL NOTES**

PER 8TH ED. 2023 FLA BLD. CODE-RESIDENTIAL  
 1.) COMPLETE DUCT DESIGN W/ SIZES & R-VALUE COMPLYING W/ THE FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION 610.1 ABC.1

2.) APPLIANCES SHALL BE ACCESSIBLE FOR INSPECTION, SERVICE, REPAIR AND REPLACEMENT WITHOUT REMOVING PERMANENT CONSTRUCTION.  
 A) CHAPTER 13 OF THE FBC-R 2023 8TH SECTION M1305.1

3.) AIR CONDITIONING SYSTEM SHALL BE COMPLETELY BALANCED. ALL ROOMS ISOLATED FROM THE RETURN AIR SHALL BE PROVIDED WITH MEANS TO COMPLY WITH SECTION M1602 OF THE FBCR CODE 2023 8TH EDITION.

4.) IAW NEC 2020- 210.12-ALL 15A OR 20A, 120V BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES IN THE FOLLOWING LOCATIONS REQUIRE AFCI PROTECTION- KITCHEN, FAMILY RMS, DINING RMS, LIVING RMS, PARLORS, LIBRARIES, BEDROOMS, DENS, CLOSETS, SUNROOMS, RECREATION RMS, HALLWAYS OR SIMILAR AREAS SHALL BE PROTECTED BY A LISTED AFCI DEVICE OF THE COMBINATION TYPE.

5.) IAW NEC 2020- 406.12, ALL 15A AND 20A, 125V RECEPTACLES SHALL BE LISTED AS TAMPER RESISTANT.

6.) ALL OUTLETS IN BATHROOMS, KITCHEN, GARAGES AND LAUNDRY ROOM SHALL BE GFCI

7.) SMOKE ALARMS SHALL BE IN ALL SLEEPING AREAS, SHALL BE INTERCONNECTED, SHALL BE WITHIN 1' TO 3' OF PEAK & SHALL BE 3' FROM THE SUPPLY OR RETURN AIR- STREAM & EQUIPPED W/ A BATTERY BACKUP. ALARMS MAY NOT BE CONNECTED WHERE ALARMS ARE WIRELESS & ALL ALARMS SOUND UPON ACTIVATION IAW FBCR R314.3 & R314.4. MODEL\* TO BE USED ON THIS JOB TO BE:  
**BRK: SMOKE-9120B, C/O- SC9120B**  
**KIDDE: SMOKE-21007581, C/O 21006377-N**

8.) ALL WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS WATER HEATER IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED. F2201.1

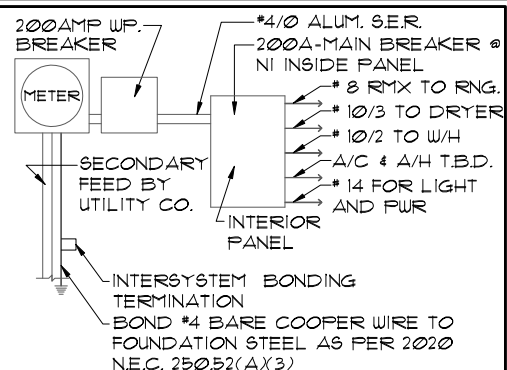
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

10.) THE MAXIMUM ALLOWABLE EXHAUST DUCT LENGTH SHALL BE DETERMINED BY ONE OF THE METHODS SPECIFIED IN SECTIONS M1502.4.5.1 THROUGH M1502.4.5.3

11.) ALL ELECTRICAL WORK TO BE DONE PER NFPA70-NEC 2020

12.) ADDITIONAL ELECTRODE MAY BE REQUIRED IN ACCORDANCE WITH NEC 250.53(A2)

12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52



**ELECTRICAL RISER DIAGRAM**

NOTE:  
 N.T.S.  
 ELECTRICAL MATERIALS AND INSTALLATIONS SHALL COMPLY W/ APPLICABLE PROVISIONS OF THE NATIONAL ELEC. CODE 250.52(A3) TO (6), LOCAL CODES, AND THE LOCAL POWER COMPANY.

250.52(A3) Concrete-Encased Electrode. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.

Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete.

The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode.

The reinforcing rods cannot be coated with non-conductive material. Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present.

Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings or foundations have been poured before the electrical contractor arrives at the site, and a reinforcing rod is not available for use as a grounding electrode, then a grounding connection to thereinforcing rod is not required.

**NOTE: IF MORE THAN 12 SMOKE ALARMS OR CARBON MONOXIDE ALARM COMBINATION ARE INSTALLED IN THE HOME CRIME PREVENTION WILL PULL A SEPARATE FIRE PERMIT AND THE SYSTEM WILL BE MONITORED**



ELECTRICAL LEGEND			
⊞	SINGLE POLE SWITCH	◀	OUTLET, TV/CABLE
⊞	THREE WAY SWITCH	◀	OUTLET, PHONE
⊞	OUTLET 110-115	◻	INTERCOM
⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
⊞	OUT. 110-115, W/ USB	⊞	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	OUT. 110-115, CLG. MOUNT.	⊞	CARBON MONOXIDE
⊞	OUT. 110-115, FLR. MOUNT.	⊞	PUSH BUTTON
⊞	SPL. PURPOSE 220-240	⊞	EXHAUST FAN
⊞	LIGHT FIXT., CLG. MTD.	⊞	EX. FAN/LIGHT COMBO
⊞	LIGHT FIXT., WALL MTD.	⊞	DISPOSAL
⊞	LED LIGHT FIXT., RECESSED	⊞	ELECTRICAL PANEL
⊞	LIGHT FIXT., REC. ADJUST.	⊞	CEILING FAN, PREWIRED
⊞	LIGHT FIXT., FULL CHAIN	⊞	CEILING FAN, INSTALL
⊞	LED LIGHT FIXT., FLUORESCENT	⊞	ELECT. JUNCTION BOX
⊞	LIGHT FIXT., EXT. FLOODS	⊞	THERMOSTAT
⊞	LIGHT FIXT., EMERG. EXIT	⊞	DISCONNECT SWITCH
⊞	LIGHT FIXT., EXIT/BACKUP	⊞	ELEC. POWER METER

**ELECTRICAL PLAN "OPT. LED"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

**LED RECESS OPTION**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH  
**LOT: 000, PARADISO GRANDE**  
 SEACOAST II  
 PARADISO GRANDE  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 09.0 OF SHEETS

**PARADISO GRANDE**  
 A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 529 - 3000  
**ITEG**  
 JOHNSON ENGINEERING GROUP, INC.  
 10000 Lake Nona Blvd., Suite 100  
 Orlando, FL 32826  
 Phone: (407) 734-1400  
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**MECHANICAL/GENERAL NOTES**

1.) COMPLETE DUCT DESIGN W/ SIZES & R-VALUE COMPLYING W/ THE FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION 610.1 ABC.1

2.) APPLIANCES SHALL BE ACCESSIBLE FOR INSPECTION, SERVICE, REPAIR AND REPLACEMENT WITHOUT REMOVING PERMANENT CONSTRUCTION.  
A) CHAPTER 13 OF THE FBC-R 2023 8TH SECTION M1305.1

3.) AIR CONDITIONING SYSTEM SHALL BE COMPLETELY BALANCED. ALL ROOMS ISOLATED FROM THE RETURN AIR SHALL BE PROVIDED WITH MEANS TO COMPLY WITH SECTION M1602 OF THE FBCR CODE 2023 8TH EDITION.

4.) IAW NEC 2020- 210.12-ALL 15A OR 20A, 120V BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES IN THE FOLLOWING LOCATIONS REQUIRE AFCI PROTECTION- KITCHEN, FAMILY RMS, DINING RMS, LIVING RMS, PARLORS, LIBRARIES, BEDROOMS, DENS, CLOSETS, SUNROOMS, RECREATION RMS, HALLWAYS OR SIMILAR AREAS SHALL BE PROTECTED BY A LISTED AFCI DEVICE OF THE COMBINATION TYPE.

5.) IAW NEC 2020- 406.12, ALL 15A AND 20A, 125V RECEPTACLES SHALL BE LISTED AS TAMPER RESISTANT.

6.) ALL OUTLETS IN BATHROOMS, KITCHEN, GARAGES AND LAUNDRY ROOM SHALL BE GFCI

7.) SMOKE ALARMS SHALL BE IN ALL SLEEPING AREAS, SHALL BE INTERCONNECTED, SHALL BE WITHIN 1' TO 3' OF PEAK & SHALL BE 3' FROM THE SUPPLY OR RETURN AIR- STREAM & EQUIPPED W/ A BATTERY BACKUP. ALARMS MAY NOT BE CONNECTED WHERE ALARMS ARE WIRELESS & ALL ALARMS SOUND UPON ACTIVATION IAW FBCR R314.3 & R314.4. MODEL\* TO BE USED ON THIS JOB TO BE:  
**BRK: SMOKE-9120B, C/O- SC9120B**  
**KIDDE: SMOKE-21007581, C/O 21006377-N**

8.) ALL WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS WATER HEATER IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED. F2001.7

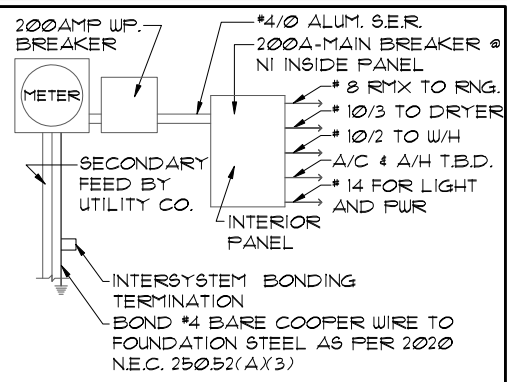
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

10.) THE MAXIMUM ALLOWABLE EXHAUST DUCT LENGTH SHALL BE DETERMINED BY ONE OF THE METHODS SPECIFIED IN SECTIONS M1502.4.5.1 THROUGH M1502.4.5.3

11.) ALL ELECTRICAL WORK TO BE DONE PER NFPA70-NEC 2020

12.) ADDITIONAL ELECTRODE MAY BE REQUIRED IN ACCORDANCE WITH NEC 250.53(A2)

12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52



**ELECTRICAL RISER DIAGRAM**

NOTE: ELECTRICAL MATERIALS AND INSTALLATIONS SHALL COMPLY W/ APPLICABLE PROVISIONS OF THE NATIONAL ELEC. CODE 250.52(A1) TO (6), LOCAL CODES, AND THE LOCAL POWER COMPANY.

250.52(A)3 Concrete-Encased Electrode. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.

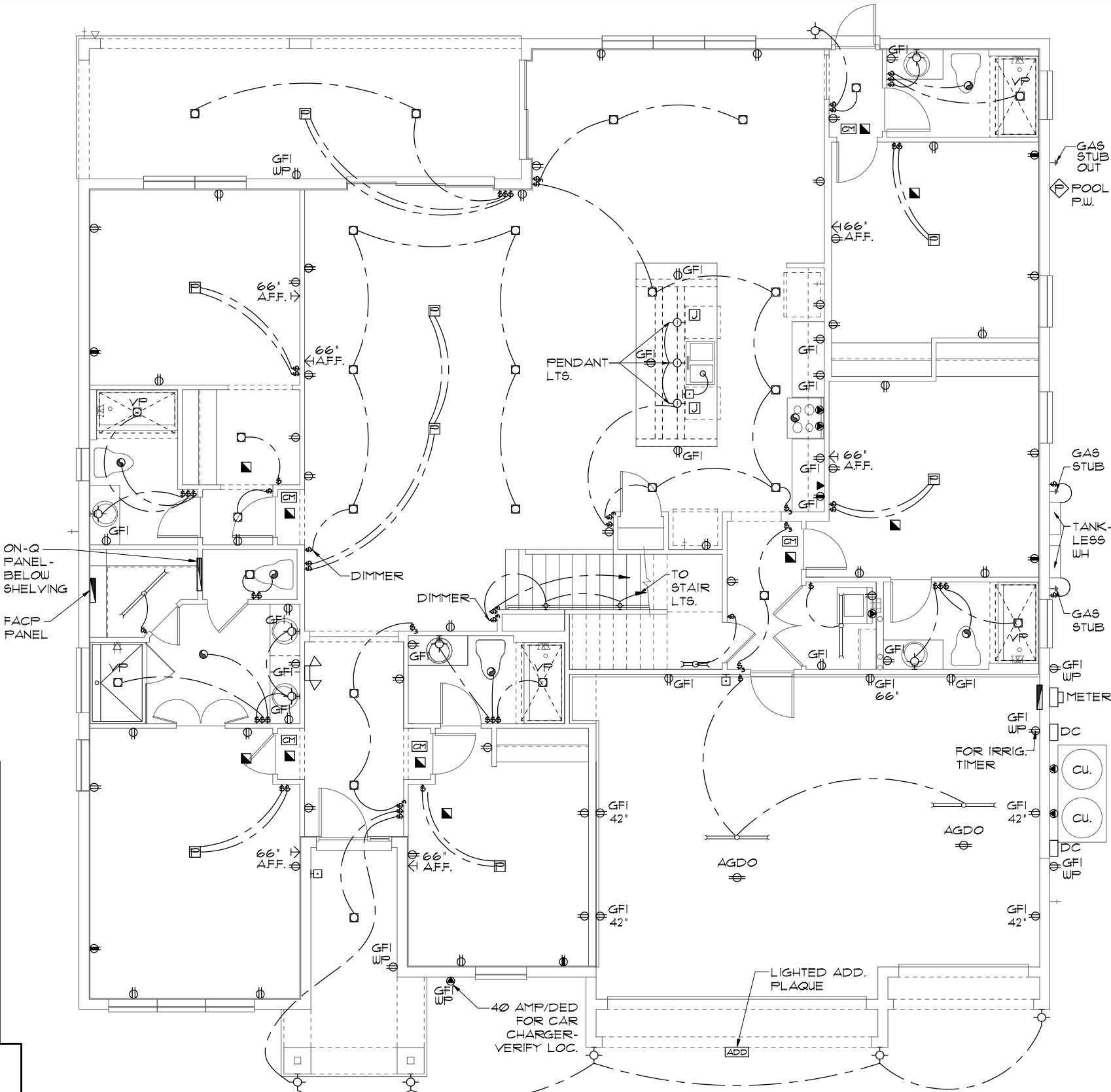
Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete.

The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode.

The reinforcing rods cannot be coated with non-conductive material. Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present.

Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings or foundations have been poured before the electrical contractor arrives at the site, and a reinforcing rod is not available for use as a grounding electrode, then a grounding connection to a reinforcing rod is not required.

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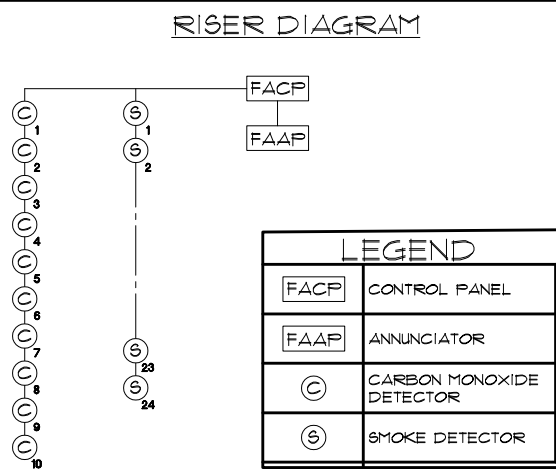


**ELECTRICAL PLAN "A"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

**ELECTRICAL LEGEND**

⊞	SINGLE POLE SWITCH	⊞	OUTLET, TV/CABLE
⊞	THREE WAY SWITCH	⊞	OUTLET, PHONE
⊞	OUTLET 110-115	⊞	INTERCOM
⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
⊞	OUT. 110-115, W/ USB	⊞	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	OUT. 110-115, CLG. MOUNT.	⊞	CARBON MONOXIDE
⊞	OUT. 110-115, FLR. MOUNT.	⊞	PUSH BUTTON
⊞	SPCL. PURPOSE 220-240	⊞	EXHAUST FAN
⊞	LIGHT FIXT., CLG. MTD.	⊞	EX. FAN/LIGHT COMBO
⊞	LIGHT FIXT., WALL MTD.	⊞	DISPOSAL
⊞	LED LIGHT FIXT., RECESSED	⊞	ELECTRICAL PANEL
⊞	LIGHT FIXT., REC. ADJUST.	⊞	CEILING FAN, PREWIRED
⊞	LIGHT FIXT., FULL CHAIN	⊞	CEILING FAN, INSTALL
⊞	LED LIGHT FIXT., FLUORESCENT	⊞	ELECT. JUNCTION BOX
⊞	LIGHT FIXT., EXT. FLOODS	⊞	THERMOSTAT
⊞	LIGHT FIXT., EMERG. EXIT	⊞	DISCONNECT SWITCH
⊞	LIGHT FIXT., EXIT/BACKUP	⊞	ELEC. POWER METER



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**LOT: 000, PARADISO GRANDE**

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**ITEG**  
HARRISON ENGINEERING GROUP, INC.  
10000 W. US HWY 90, SUITE 100  
ORLANDO, FLORIDA 32817  
TEL: (407) 734-1400  
WWW.ITEG.COM

**PARADISO GRANDE**

REVISIONS	BY

**SEACOAST II**

**PARADISO GRANDE**

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 09A.0

OF SHEETS



**MECHANICAL/GENERAL NOTES**

1.) COMPLETE DUCT DESIGN W/ SIZES & R-VALUE COMPLYING W/ THE FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION 610.1 ABC.1

2.) APPLIANCES SHALL BE ACCESSIBLE FOR INSPECTION, SERVICE, REPAIR AND REPLACEMENT WITHOUT REMOVING PERMANENT CONSTRUCTION.  
A) CHAPTER 13 OF THE FBC-R 2023 8TH SECTION M1305.1

3.) AIR CONDITIONING SYSTEM SHALL BE COMPLETELY BALANCED. ALL ROOMS ISOLATED FROM THE RETURN AIR SHALL BE PROVIDED WITH MEANS TO COMPLY WITH SECTION M1602 OF THE FBCR CODE 2023 8TH EDITION.

4.) IAW NEC 2020- 210.12-ALL 15A OR 20A, 120V BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES IN THE FOLLOWING LOCATIONS REQUIRE AFCI PROTECTION- KITCHEN, FAMILY RMS, DINING RMS, LIVING RMS, PARLORS, LIBRARIES, BEDROOMS, DENS, CLOSETS, SUNROOMS, RECREATION RMS, HALLWAYS OR SIMILAR AREAS SHALL BE PROTECTED BY A LISTED AFCI DEVICE OF THE COMBINATION TYPE.

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7.) SMOKE ALARMS SHALL BE IN ALL SLEEPING AREAS, SHALL BE INTERCONNECTED, SHALL BE WITHIN 1' TO 3' OF PEAK & SHALL BE 3' FROM THE SUPPLY OR RETURN AIR- STREAM & EQUIPPED W/ A BATTERY BACKUP. ALARMS MAY NOT BE CONNECTED WHERE ALARMS ARE WIRELESS & ALL ALARMS SOUND UPON ACTIVATION IAW FBCR R314.3 & R314.4. MODEL\* TO BE USED ON THIS JOB TO BE:  
BRK: SMOKE-9120B, C/O- SC9120B  
KIDDE: SMOKE-21007581, C/O 21006377-N

8.) ALL WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS WATER HEATER IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED. F2001.7

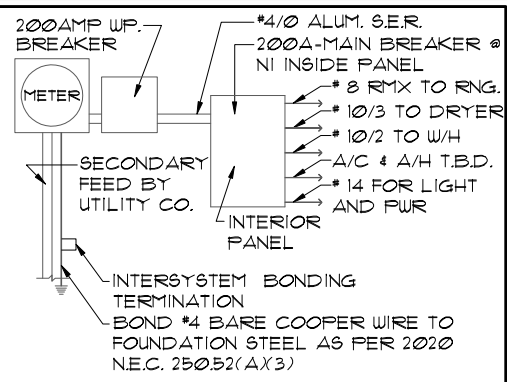
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11.) ALL ELECTRICAL WORK TO BE DONE PER NFPA70-NEC 2020

12.) ADDITIONAL ELECTRODE MAY BE REQUIRED IN ACCORDANCE WITH NEC 250.53(A)X2

12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52



**ELECTRICAL RISER DIAGRAM**

NOTE: ELECTRICAL MATERIALS AND INSTALLATIONS SHALL COMPLY W/ APPLICABLE PROVISIONS OF THE NATIONAL ELEC. CODE 250.52(A)X1) TO (6), LOCAL CODES, AND THE LOCAL POWER COMPANY.

250.52(A)X3 Concrete-Encased Electrode. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.

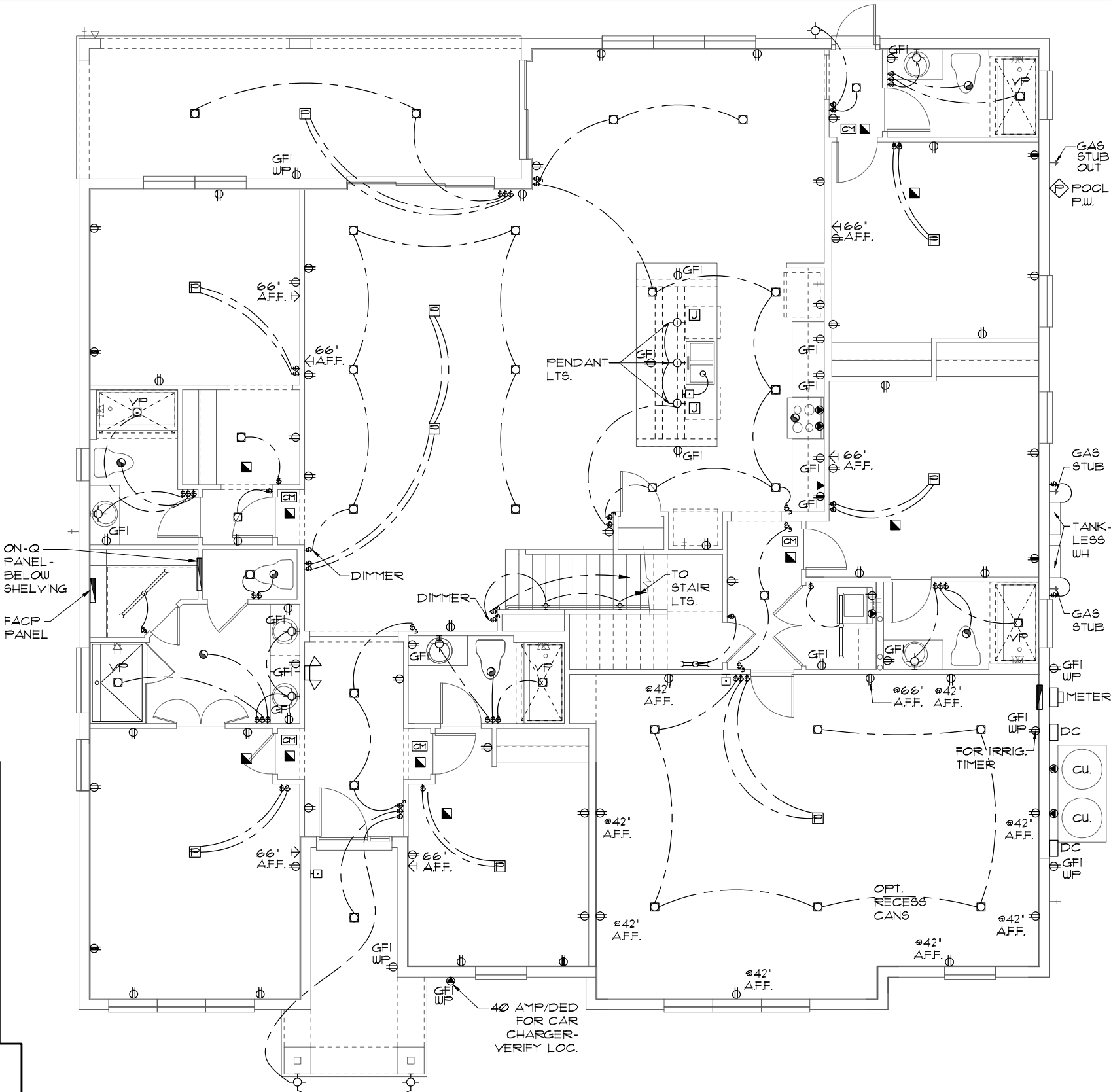
Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete.

The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode.

The reinforcing rods cannot be coated with non-conductive material. Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present.

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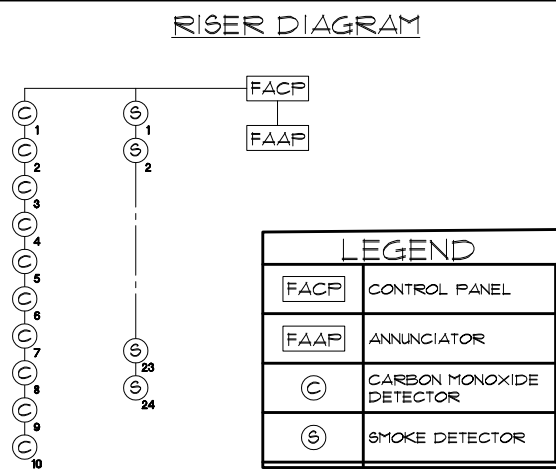
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**PARADISO GRANDE**

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529-3000

**Park Square HOMES**

**ELECTRICAL PLAN**

**SEACOAST II**

**PARADISO GRANDE**

REVISIONS	BY

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET

**09A.1**

OF SHEETS

**MECHANICAL/GENERAL NOTES**  
PER 8TH ED. 2023 FLA BLD. CODE-RESIDENTIAL

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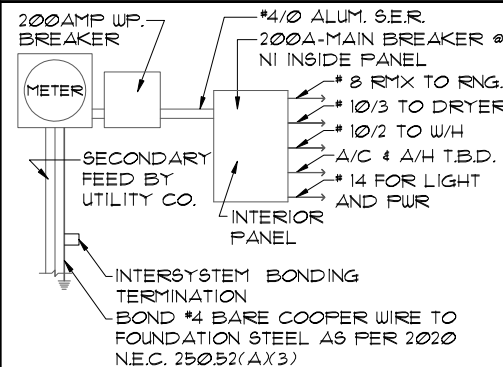
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250.52(A3) Concrete-Encased Electrode. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.

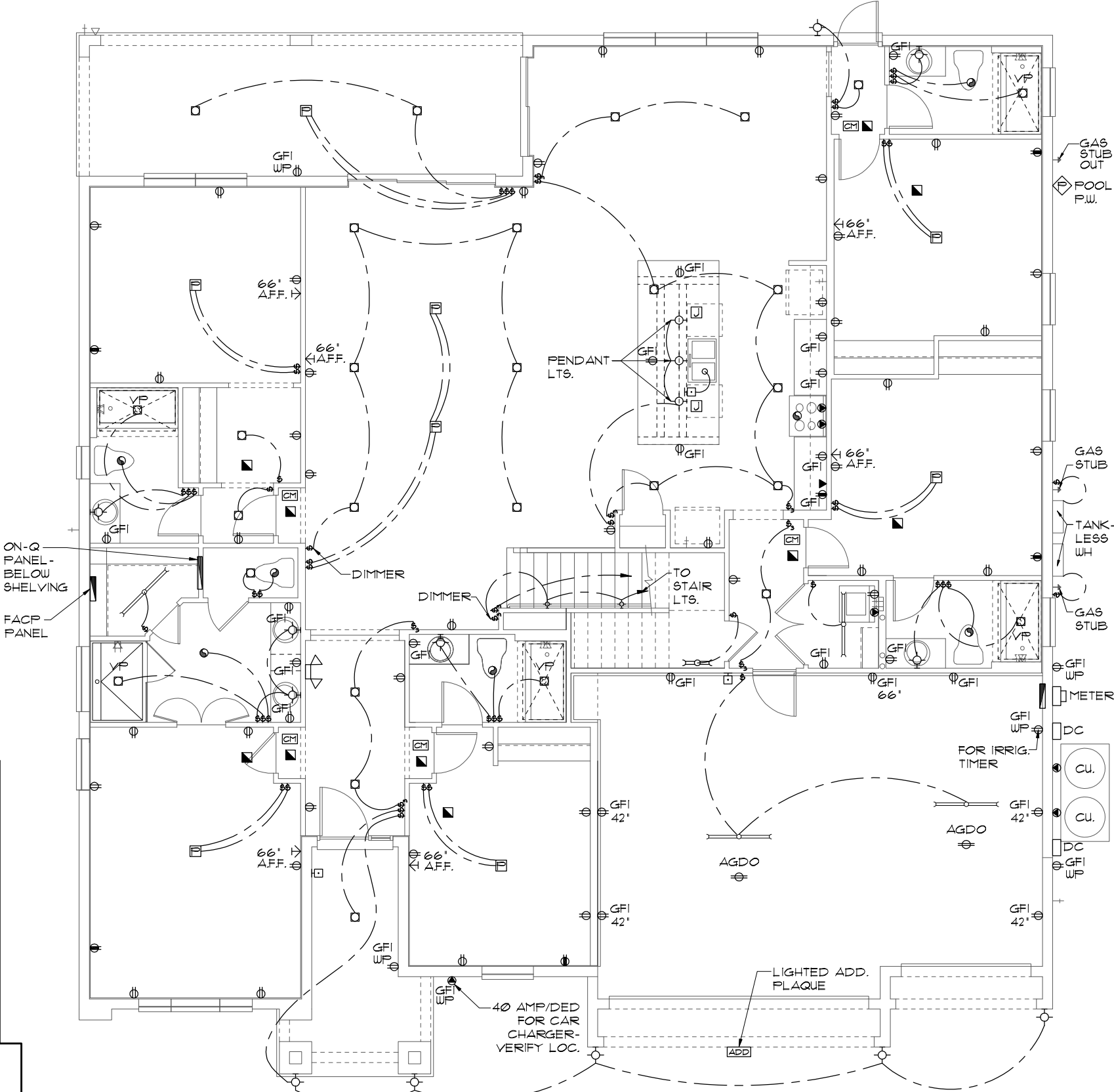
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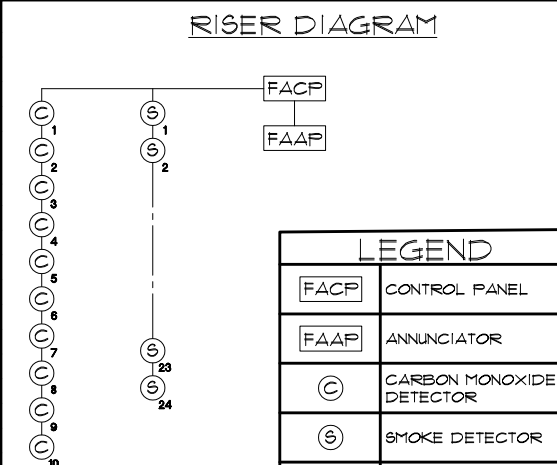


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⊞	THREE WAY SWITCH	◀	OUTLET, PHONE
⊞	OUTLET 110-115	◻	INTERCOM
⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
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**LOT: 000, PARADISO GRANDE**

**SEACOAST II**

**PARADISO GRANDE**

**5619**

DATE 04-15-21  
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SHEET 09B.0  
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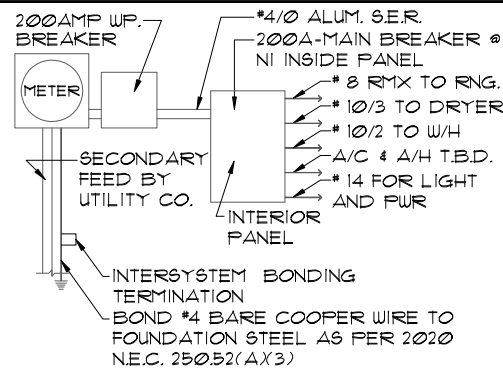
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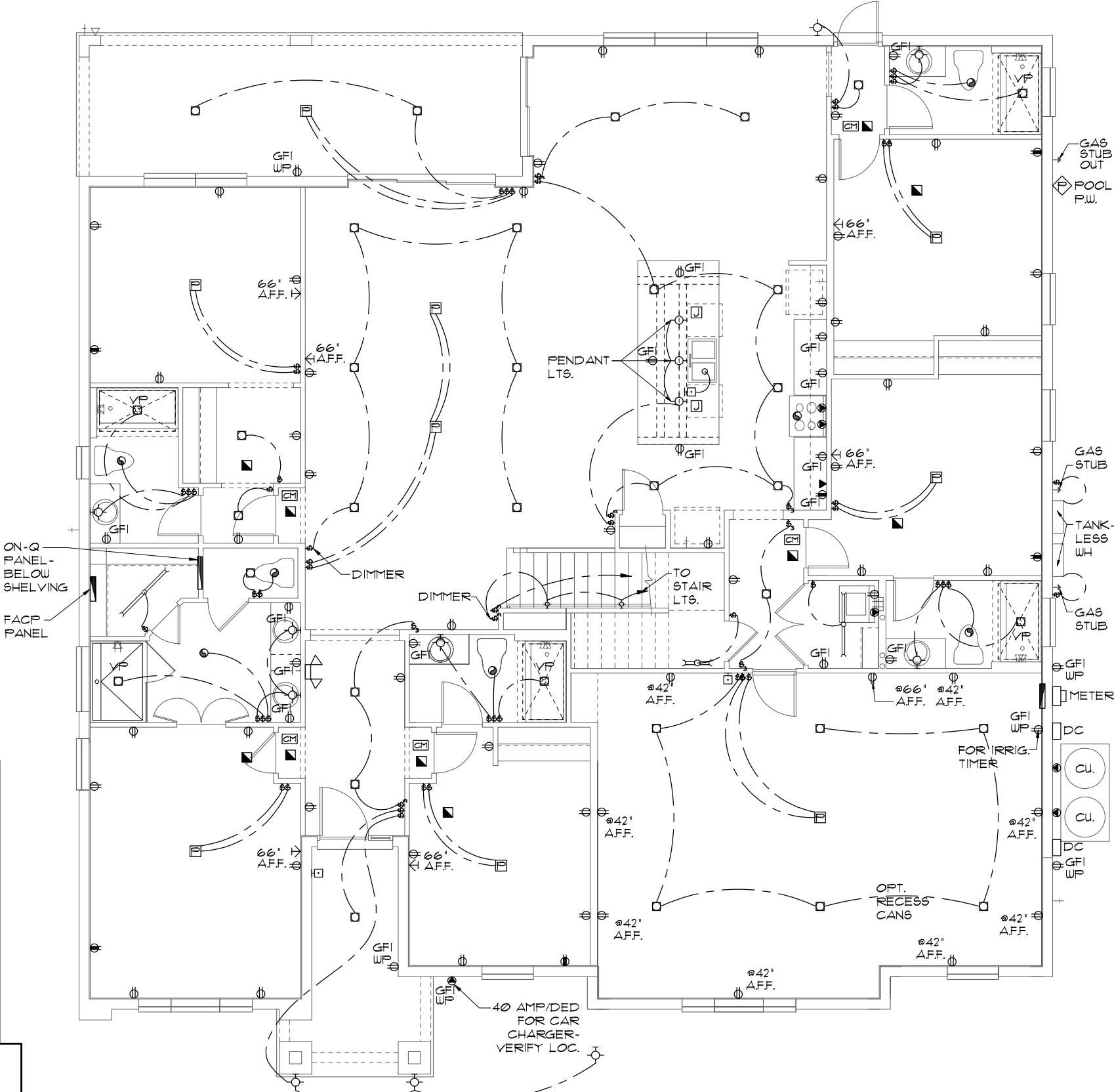
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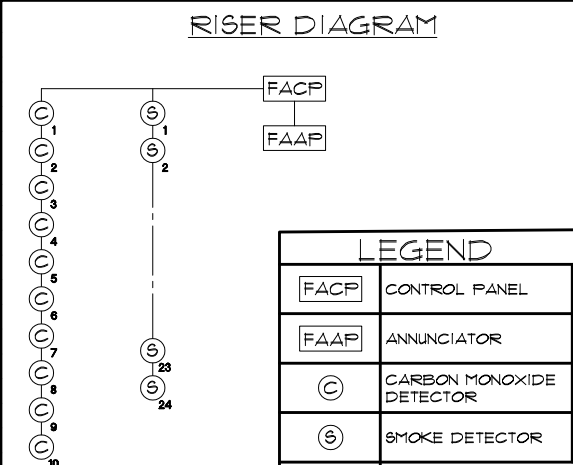


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⊞	LIGHT FIXT., WALL MTD.	⊞	DISPOSAL
⊞	LED LIGHT FIXT., RECESSED	⊞	ELECTRICAL PANEL
⊞	LIGHT FIXT., REC. ADJUST.	⊞	CEILING FAN, PREWIRED
⊞	LIGHT FIXT., FULL CHAIN	⊞	CEILING FAN, INSTALL
⊞	LED LIGHT FIXT., FLUORESCENT	⊞	ELECT. JUNCTION BOX
⊞	LIGHT FIXT., EXT. FLOODS	⊞	THERMOSTAT
⊞	LIGHT FIXT., EMERG. EXIT	⊞	DISCONNECT SWITCH
⊞	LIGHT FIXT., EXIT/BACKUP	⊞	ELEC. POWER METER



THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**LOT: 000, PARADISO GRANDE**

**SEACOAST II**

**PARADISO GRANDE**

**5619**

DATE 04-15-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 5619  
SHEET 09B.1  
OF SHEETS

**REVISIONS**

REVISIONS	BY

**PARADISO GRANDE**

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529-3000

**ITEG**  
HARRISON ENGINEERING GROUP, INC.  
10000 W. Colonial Ave., Suite 100  
Orlando, FL 32817  
Tel: (407) 734-1400  
Fax: (407) 734-1790  
www.iteg.com

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**ELECTRICAL PLAN**

**MECHANICAL/GENERAL NOTES**

PER 8TH ED. 2023 FLA BLD. CODE-RESIDENTIAL  
 1.) COMPLETE DUCT DESIGN W/ SIZES & R-VALUE COMPLYING W/ THE FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION 610.1 ABC.1

2.) APPLIANCES SHALL BE ACCESSIBLE FOR INSPECTION, SERVICE, REPAIR AND REPLACEMENT WITHOUT REMOVING PERMANENT CONSTRUCTION.  
 A) CHAPTER 13 OF THE FBC-R 2023 8TH SECTION M1305.1

3.) AIR CONDITIONING SYSTEM SHALL BE COMPLETELY BALANCED. ALL ROOMS ISOLATED FROM THE RETURN AIR SHALL BE PROVIDED WITH MEANS TO COMPLY WITH SECTION M1602 OF THE FBCR CODE 2023 8TH EDITION.

4.) IAW NEC 2020- 210.12-ALL 15A OR 20A, 120V BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES IN THE FOLLOWING LOCATIONS REQUIRE AFCI PROTECTION- KITCHEN, FAMILY RMS, DINING RMS, LIVING RMS, PARLORS, LIBRARIES, BEDROOMS, DENS, CLOSETS, SUNROOMS, RECREATION RMS, HALLWAYS OR SIMILAR AREAS SHALL BE PROTECTED BY A LISTED AFCI DEVICE OF THE COMBINATION TYPE.

5.) IAW NEC 2020- 406.12, ALL 15A AND 20A, 125V RECEPTACLES SHALL BE LISTED AS TAMPER RESISTANT.

6.) ALL OUTLETS IN BATHROOMS, KITCHEN, GARAGES AND LAUNDRY ROOM SHALL BE GFCI

7.) SMOKE ALARMS SHALL BE IN ALL SLEEPING AREAS, SHALL BE INTERCONNECTED, SHALL BE WITHIN 1' TO 3' OF PEAK & SHALL BE 3' FROM THE SUPPLY OR RETURN AIR- STREAM & EQUIPPED W/ A BATTERY BACKUP. ALARMS MAY NOT BE CONNECTED WHERE ALARMS ARE WIRELESS & ALL ALARMS SOUND UPON ACTIVATION IAW FBCR R314.3 & R314.4. MODEL\* TO BE USED ON THIS JOB TO BE:  
**BRK: SMOKE-9120B, C/O- SC9120B**  
**KIDDE: SMOKE-21007581, C/O 21006377-N**

8.) ALL WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS WATER HEATER IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED. F2001.7

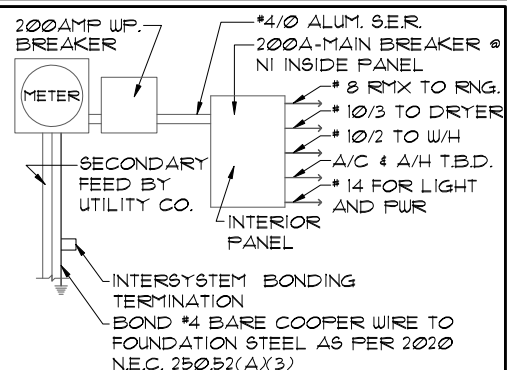
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

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11.) ALL ELECTRICAL WORK TO BE DONE PER NFPA70-NEC 2020

12.) ADDITIONAL ELECTRODE MAY BE REQUIRED IN ACCORDANCE WITH NEC 250.53(A2)

12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52

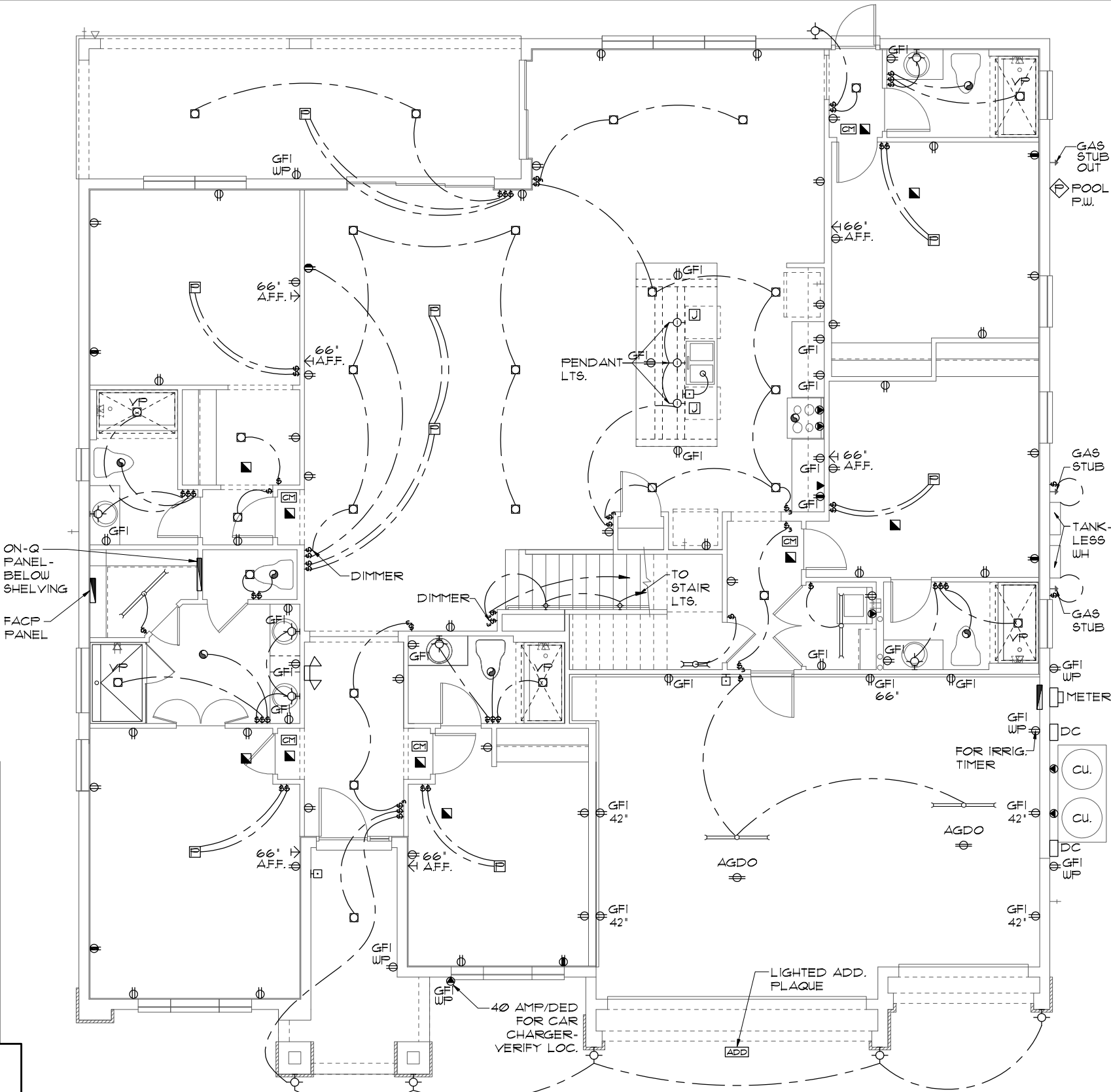


**ELECTRICAL RISER DIAGRAM**

NOTE:  
 N.T.S.  
 ELECTRICAL MATERIALS AND INSTALLATIONS SHALL COMPLY W/ APPLICABLE PROVISIONS OF THE NATIONAL ELEC. CODE 250.52(A3) TO (6), LOCAL CODES, AND THE LOCAL POWER COMPANY.

250.52(A3) Concrete-Encased Electrode. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.  
 Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete.  
 The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode. The reinforcing rods cannot be coated with non-conductive material. Section 250.52 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings or foundations have been poured before the electrical contractor arrives at the site, and a reinforcing rod is not available for use as a grounding electrode, then a grounding connection to a reinforcing rod is not required.

NOTE: THE FIRE ALARM SYSTEM WILL CONSIST OF (1) FIRE ALARM CONTROL PANEL - 32 ZONE GEMC-FW32CONVKT WITH (1) SMOKE DETECTOR OVER FIRE ALARM CONTROL PANEL. ALL INSTALLATION FOR THIS MACURCO CARBON MONOXIDE DETECTOR CM-EI & CONVENTIONAL SMOKE DETECTION FIREWOLF FW2-S SHALL BE INSTALLED PURSUANT THE MANUFACTURE REQUIREMENTS AND NEC 2020 CODE REQUIREMENTS

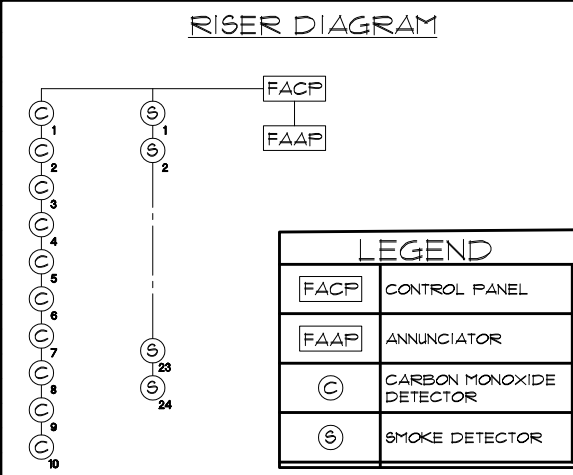


**ELECTRICAL PLAN "C"**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

**ELECTRICAL LEGEND**

⊞	SINGLE POLE SWITCH	◀	OUTLET, TV/CABLE
⊞	THREE WAY SWITCH	◀	OUTLET, PHONE
⊞	OUTLET 110-115	◻	INTERCOM
⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
⊞	OUT. 110-115, W/ USB	◻	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	OUT. 110-115, CLG. MOUNT.	⊞	CARBON MONOXIDE
⊞	OUT. 110-115, FLR. MOUNT.	⊞	PUSH BUTTON
⊞	SFCL. PURPOSE 220-240	⊞	EXHAUST FAN
⊞	LIGHT FIXT. CLG. MTD.	⊞	EX. FAN/LIGHT COMBO
⊞	LIGHT FIXT. WALL MTD.	⊞	DISPOSAL
⊞	LED LIGHT FIXT., RECESSED	⊞	ELECTRICAL PANEL
⊞	LIGHT FIXT. REC. ADJUST.	⊞	CEILING FAN, PREWIRED
⊞	LIGHT FIXT. FULL CHAIN	⊞	CEILING FAN, INSTALL
⊞	LED LIGHT FIXT. FLUORESCENT	⊞	ELECT. JUNCTION BOX
⊞	LIGHT FIXT. EXT. FLOODS	⊞	THERMOSTAT
⊞	LIGHT FIXT. EMERG. EXIT	⊞	DISCONNECT SWITCH
⊞	LIGHT FIXT. EXIT/BACKUP	⊞	ELEC. POWER METER



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**LOT: 000, PARADISO GRANDE**

**SEACOAST II**

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**5619**

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 5200 Vineland Road, Suite 200  
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 THOMPSON ENGINEERING GROUP, INC.  
 10000 South Orange Avenue, Suite 100  
 Orange, FL 32837  
 Tel: (407) 734-1400  
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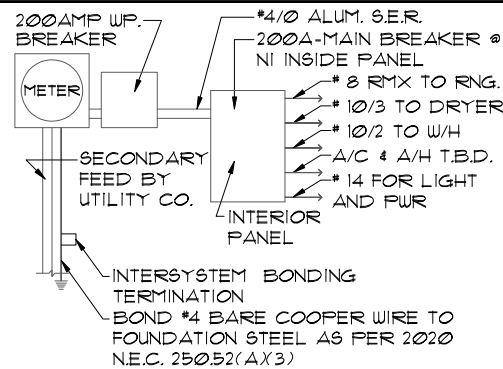
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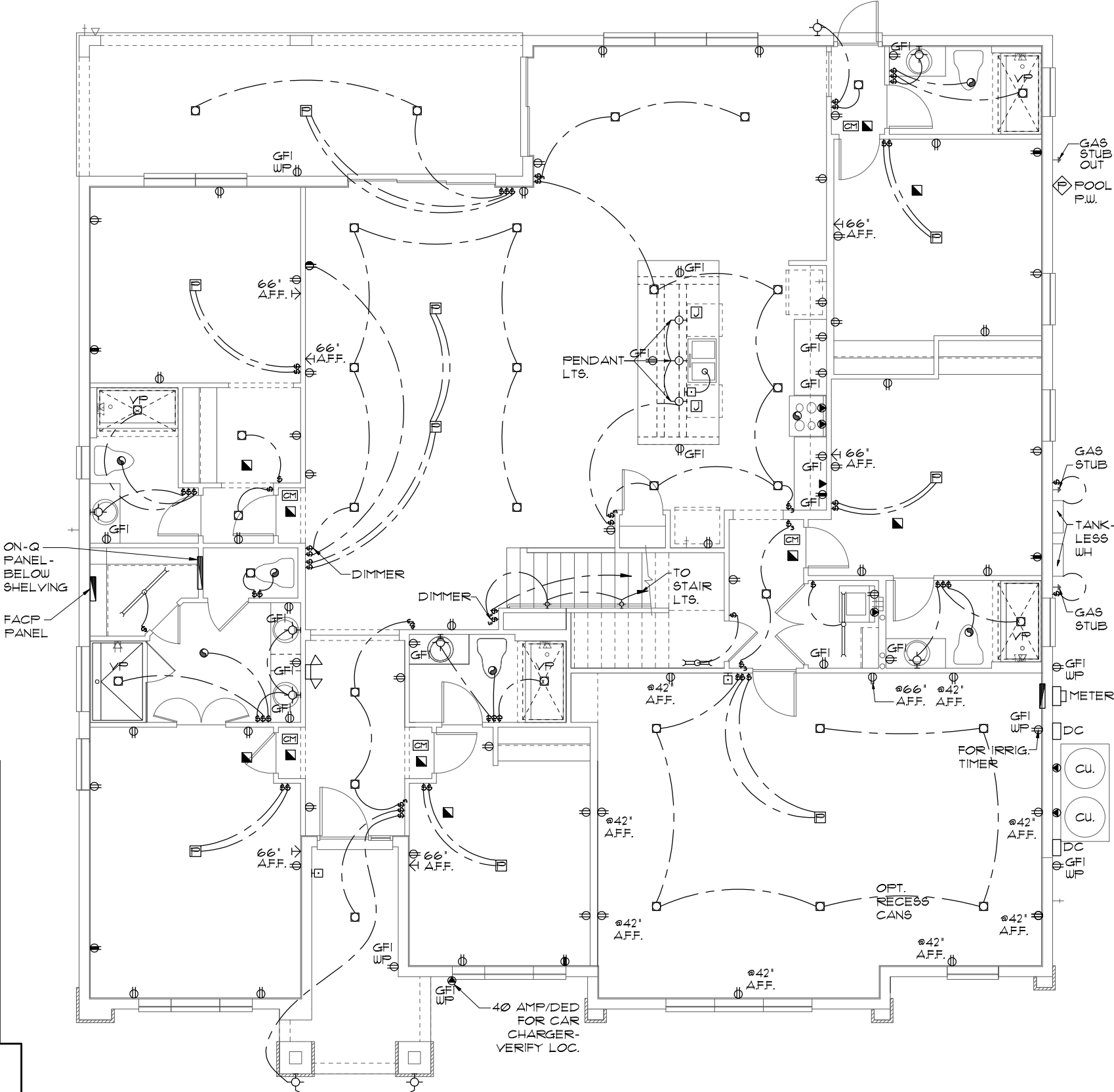


**ELECTRICAL RISER DIAGRAM**

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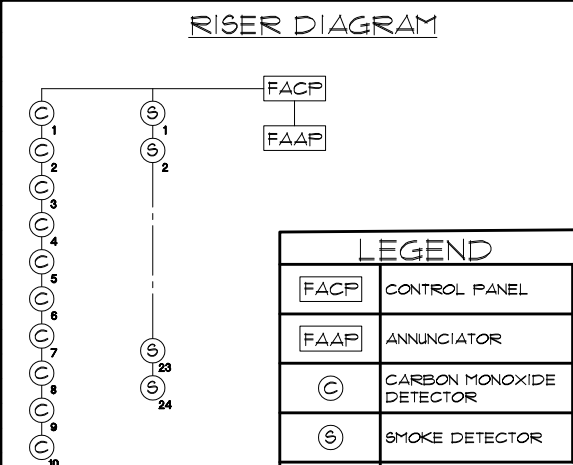
250.52(A)3 Concrete-Encased Electrode. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete. The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode. The reinforcing rods cannot be coated with non-conductive material. Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings or foundations have been poured before the electrical contractor arrives at the site, and a reinforcing rod is not available for use as a grounding electrode, then a grounding connection to a reinforcing rod is not required.

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**ELECTRICAL PLAN "C"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

ELECTRICAL LEGEND	
⊞	SINGLE POLE SWITCH
⊞	THREE WAY SWITCH
⊞	OUTLET 110-115
⊞	OUT. 110-115, SPLIT WIRED
⊞	OUT. 110-115, W/ USB
⊞	OUT. 110-115, CLG. MOUNT.
⊞	OUT. 110-115, FLR. MOUNT.
⊞	SPCL. PURPOSE 220-240
⊞	LIGHT FIXT., CLG. MTD.
⊞	LIGHT FIXT., WALL MTD.
⊞	LED LIGHT FIXT., RECESSED
⊞	LIGHT FIXT., REC. ADJUST.
⊞	LIGHT FIXT., FULL CHAIN
⊞	LED LIGHT FIXT., FLUORESCENT
⊞	LIGHT FIXT., EXT. FLOODS
⊞	LIGHT FIXT., EMERG. EXIT
⊞	LIGHT FIXT., EXIT/BACKUP
⊞	OUTLET, TV/CABLE
⊞	OUTLET, PHONE
⊞	INTERCOM
⊞	CHIMES
⊞	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	CARBON MONOXIDE
⊞	PUSH BUTTON
⊞	EXHAUST FAN
⊞	EX. FAN/LIGHT COMBO
⊞	DISPOSAL
⊞	ELECTRICAL PANEL
⊞	CEILING FAN, PREWIRED
⊞	CEILING FAN, INSTALL
⊞	ELECT. JUNCTION BOX
⊞	THERMOSTAT
⊞	DISCONNECT SWITCH
⊞	ELEC. POWER METER



LEGEND	
FACP	CONTROL PANEL
FAAP	ANNUNCIATOR
⊞	CARBON MONOXIDE DETECTOR
⊞	SMOKE DETECTOR

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**LOT: 000, PARADISO GRANDE**

**SEACOAST II**

**PARADISO GRANDE**

DATE 04-15-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 5619  
SHEET 09C.1  
SHEETS

**REVISIONS**

REVISIONS	BY

**ITEG**  
INDUSTRIAL ENGINEERING GROUP, INC.  
10000 W. BOULEVARD, SUITE 200  
ORLANDO, FLORIDA 32817  
TEL: (407) 734-1400  
WWW.ITEG.COM

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
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**Park Square HOMES**

**PARADISO GRANDE**



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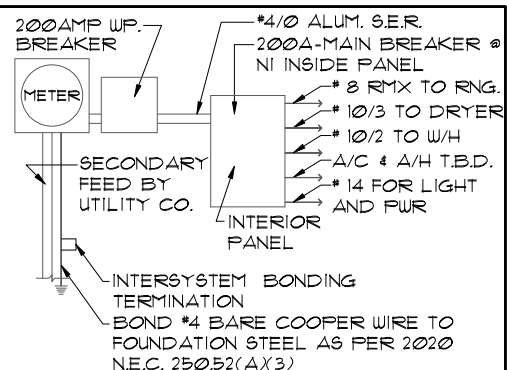
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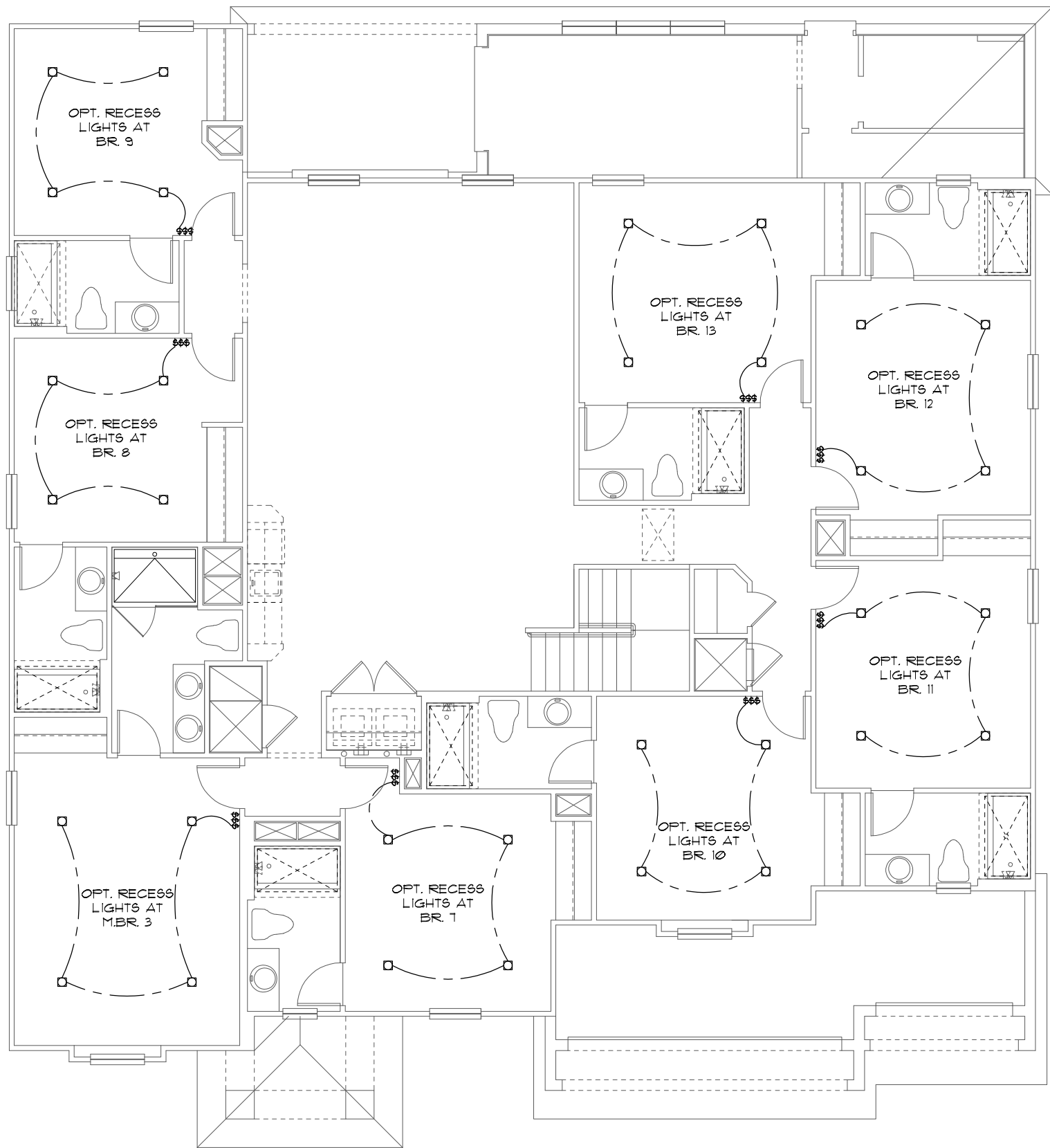
12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52



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**NOTE: IF MORE THAN 12 SMOKE ALARMS OR CARBON MONOXIDE ALARM COMBINATION ARE INSTALLED IN THE HOME CRIME PREVENTION WILL PULL A SEPARATE FIRE PERMIT AND THE SYSTEM WILL BE MONITORED**



ELECTRICAL LEGEND			
⊞	SINGLE POLE SWITCH	◀	OUTLET, TV/CABLE
⊞	THREE WAY SWITCH	◀	OUTLET, PHONE
⊞	OUTLET 110-115	◻	INTERCOM
⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
⊞	OUT. 110-115, W/ USB	■	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	OUT. 110-115, CLG. MOUNT.	⊞	CARBON MONOXIDE
⊞	OUT. 110-115, FLR. MOUNT.	⊞	PUSH BUTTON
⊞	SPCL. PURPOSE 220-240	⊞	EXHAUST FAN
⊞	LIGHT FIXT., CLG. MTD.	⊞	EX. FAN/LIGHT COMBO
⊞	LIGHT FIXT., WALL MTD.	⊞	DISPOSAL
⊞	LED LIGHT FIXT., RECESSED	⊞	ELECTRICAL PANEL
⊞	LIGHT FIXT., REC. ADJUST.	⊞	CEILING FAN, PREWIRED
⊞	LIGHT FIXT., PULL CHAIN	⊞	CEILING FAN, INSTALL
⊞	LED LIGHT FIXT., FLUORESCENT	⊞	ELECT. JUNCTION BOX
⊞	LIGHT FIXT., EXT. FLOODS	⊞	THERMOSTAT
⊞	LIGHT FIXT., EMERG. EXIT	⊞	DISCONNECT SWITCH
⊞	LIGHT FIXT., EXIT/BACKUP	⊞	ELEC. POWER METER

**UPPER ELECTRICAL PLAN "OPT. LED"**

8' = 1'-0" (11X17) 1/4" = 1'-0" (22X34)

**LED RECESS OPTION**

1/8" = 1'-0" (11X17) 1/4" = 1'-0" (22X34)

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**SEACOAST II**  
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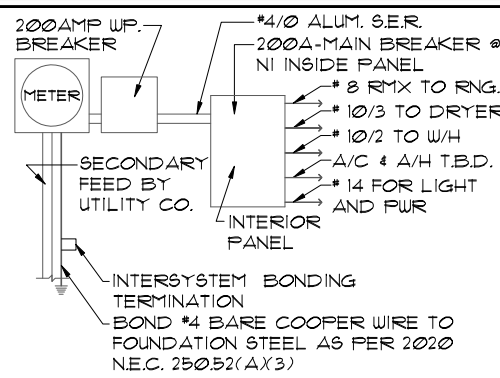
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**MECHANICAL/GENERAL NOTES**

- PER 8TH ED. 2023 FLA BLD. CODE-RESIDENTIAL
- 1.) COMPLETE DUCT DESIGN W/ SIZES & R-VALUE COMPLYING W/ THE FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION 610.1 ABC.1
  - 2.) APPLIANCES SHALL BE ACCESSIBLE FOR INSPECTION, SERVICE, REPAIR AND REPLACEMENT WITHOUT REMOVING PERMANENT CONSTRUCTION.
    - A) CHAPTER 13 OF THE FBC-R 2023 8TH SECTION M1305.1
  - 3.) AIR CONDITIONING SYSTEM SHALL BE COMPLETELY BALANCED. ALL ROOMS ISOLATED FROM THE RETURN AIR SHALL BE PROVIDED WITH MEANS TO COMPLY WITH SECTION M1602 OF THE FBCR CODE 2023 8TH EDITION.
  - 4.) IAW NEC 2020- 210.12-ALL 15A OR 20A, 120V BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES IN THE FOLLOWING LOCATIONS REQUIRE AFCI PROTECTION- KITCHEN, FAMILY RMS, DINING RMS, LIVING RMS, PARLORS, LIBRARIES, BEDROOMS, DENS, CLOSETS, SUNROOMS, RECREATION RMS, HALLWAYS OR SIMILAR AREAS SHALL BE PROTECTED BY A LISTED AFCI DEVICE OF THE COMBINATION TYPE.
  - 5.) IAW NEC 2020- 406.12, ALL 15A AND 20A, 125V RECEPTACLES SHALL BE LISTED AS TAMPER RESISTANT.
  - 6.) ALL OUTLETS IN BATHROOMS, KITCHEN, GARAGES AND LAUNDRY ROOM SHALL BE GFCI
  - 7.) SMOKE ALARMS SHALL BE IN ALL SLEEPING AREAS, SHALL BE INTERCONNECTED, SHALL BE WITHIN 1' TO 3' OF PEAK & SHALL BE 3' FROM THE SUPPLY OR RETURN AIR- STREAM & EQUIPPED W/ A BATTERY BACKUP. ALARMS MAY NOT BE CONNECTED WHERE ALARMS ARE WIRELESS & ALL ALARMS SOUND UPON ACTIVATION IAW FBCR R314.3 & R314.4. MODEL \* TO BE USED ON THIS JOB TO BE:
    - BRK: SMOKE-9120B, C/O- SC9120B
    - KIDDE: SMOKE-21007581, C/O 21006377-N
  - 8.) ALL WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS WATER HEATER IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED. F2201.1
  - 9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.
  - 10.) THE MAXIMUM ALLOWABLE EXHAUST DUCT LENGTH SHALL BE DETERMINED BY ONE OF THE METHODS SPECIFIED IN SECTIONS M1502.4.5.1 THROUGH M1502.4.5.3
  - 11.) ALL ELECTRICAL WORK TO BE DONE PER NFPA70-NEC 2020
  - 12.) ADDITIONAL ELECTRODE MAY BE REQUIRED IN ACCORDANCE WITH NEC 250.53(A)2)
  - 12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52

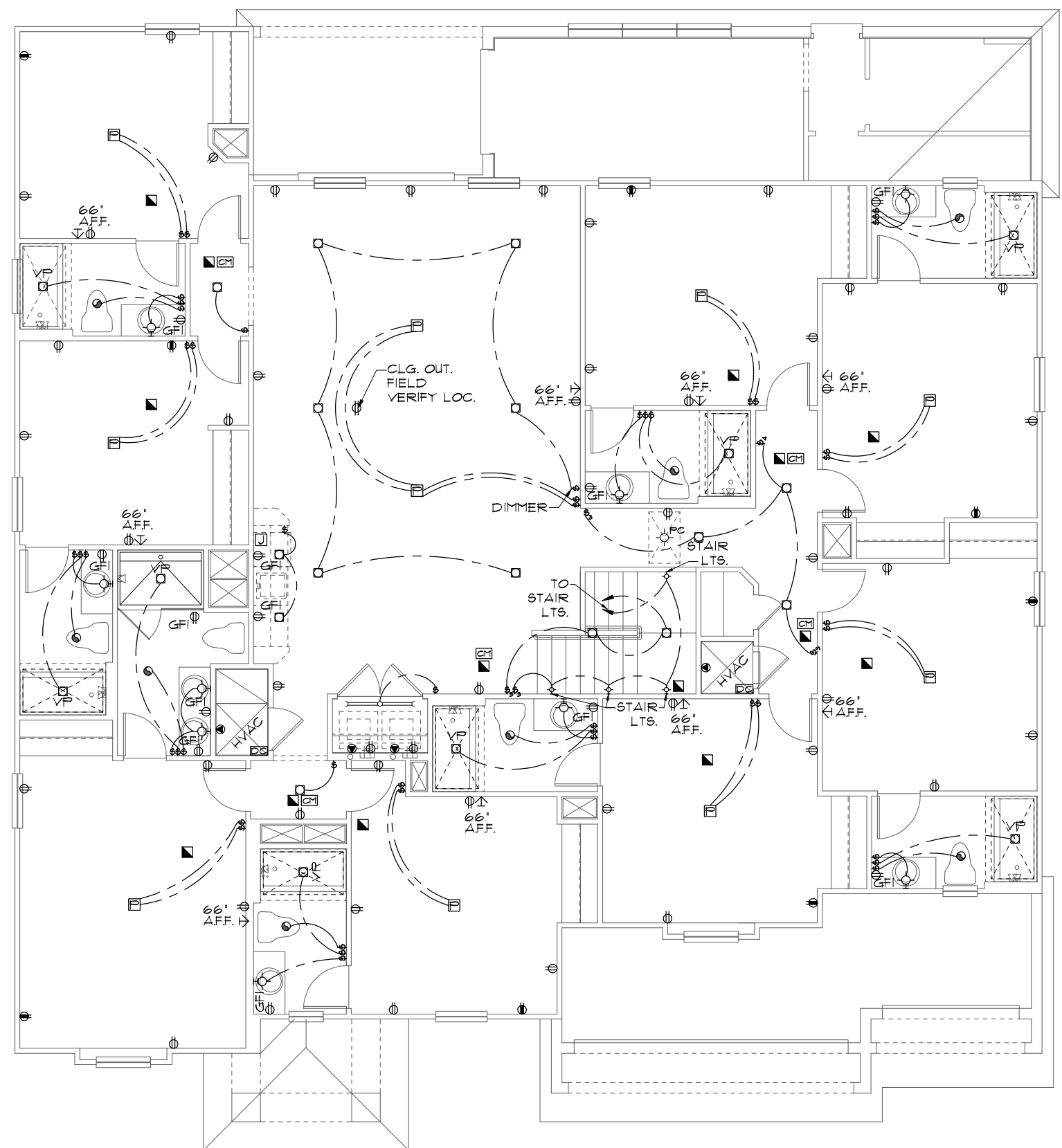


**ELECTRICAL RISER DIAGRAM**  
N.T.S.

NOTE: ELECTRICAL MATERIALS AND INSTALLATIONS SHALL COMPLY W/ APPLICABLE PROVISIONS OF THE NATIONAL ELEC. CODE 250.52(A)1) TO (6), LOCAL CODES, AND THE LOCAL POWER COMPANY.

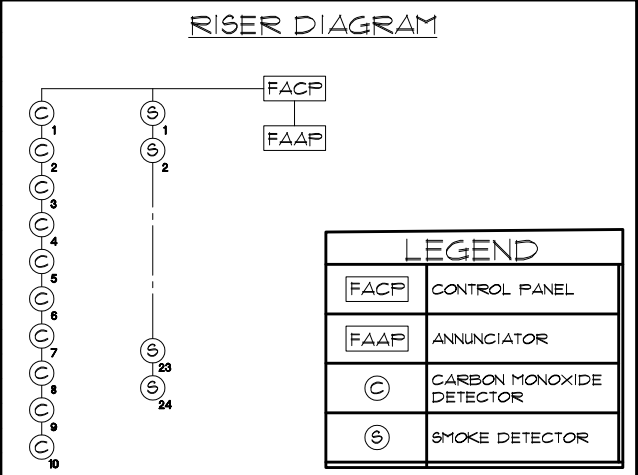
250.52(A)3) Concrete-Encased Electrode. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete. The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode. The reinforcing rods cannot be coated with non-conductive material. Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings or foundations have been poured before the electrical contractor arrives at the site, and a reinforcing rod is not available for use as a grounding electrode, then a grounding connection to a reinforcing rod is not required.

NOTE: THE FIRE ALARM SYSTEM WILL CONSIST OF (1) FIRE ALARM CONTROL PANEL - 32 ZONE GEMC-FW32CONVKT WITH (1) SMOKE DETECTOR OVER FIRE ALARM CONTROL PANEL. ALL INSTALLATION FOR THIS MACURCO CARBON MONOXIDE DETECTOR CM-EI & CONVENTIONAL SMOKE DETECTION FIREWOLF FW2-S SHALL BE INSTALLED PURSUANT TO THE MANUFACTURE REQUIREMENTS AND NEC 2020 CODE REQUIREMENTS



**UPPER ELECTRICAL PLAN "A"**  
1/8" = 1'-0" (11X17) 1/4" = 1'-0" (22X34)

⊞	SINGLE POLE SWITCH	⊞	OUTLET, TV/CABLE
⊞	THREE WAY SWITCH	⊞	OUTLET, PHONE
⊞	OUTLET 110-115	⊞	INTERCOM
⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
⊞	OUT. 110-115, W/ USB	⊞	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	OUT. 110-115, CLG. MOUNT.	⊞	CARBON MONOXIDE
⊞	OUT. 110-115, FLR. MOUNT.	⊞	PUSH BUTTON
⊞	SPCL. PURPOSE 220-240	⊞	EXHAUST FAN
⊞	LIGHT FIXT., CLG. MTD.	⊞	EX. FAN/LIGHT COMBO
⊞	LIGHT FIXT., WALL MTD.	⊞	DISPOSAL
⊞	LED LIGHT FIXT., RECESSED	⊞	ELECTRICAL PANEL
⊞	LIGHT FIXT., REC. ADJUST.	⊞	CEILING FAN, PREWIRED
⊞	LIGHT FIXT., PULL CHAIN	⊞	CEILING FAN, INSTALL
⊞	LED LIGHT FIXT., FLUORESCENT	⊞	ELECT. JUNCTION BOX
⊞	LIGHT FIXT., EXT. FLOODS	⊞	THERMOSTAT
⊞	LIGHT FIXT., EMERG. EXIT	⊞	DISCONNECT SWITCH
⊞	LIGHT FIXT., EXIT/BACKUP	⊞	ELEC. POWER METER



FACP	CONTROL PANEL
FAAP	ANNUNCIATOR
⊞	CARBON MONOXIDE DETECTOR
⊞	SMOKE DETECTOR

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH  
**LOT: 0000, PARADISO GRANDE**  
 SEACOAST II  
 PARADISO GRANDE  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 10A.0 OF SHEETS

**PARADISO GRANDE**

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529-3000

**ITEG**  
TRIMBON ENGINEERING GROUP, INC.  
10000 W. Colonial Ave., Suite 400  
Orlando, FL 32817  
Tel: (407) 724-1400  
Fax: (407) 724-1700  
www.iteg.com

REVISIONS

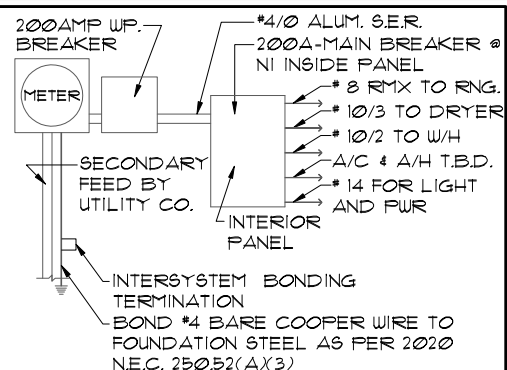
NO.	DESCRIPTION	DATE	BY

UPPER ELECTRICAL PLAN

5619

**MECHANICAL/GENERAL NOTES**

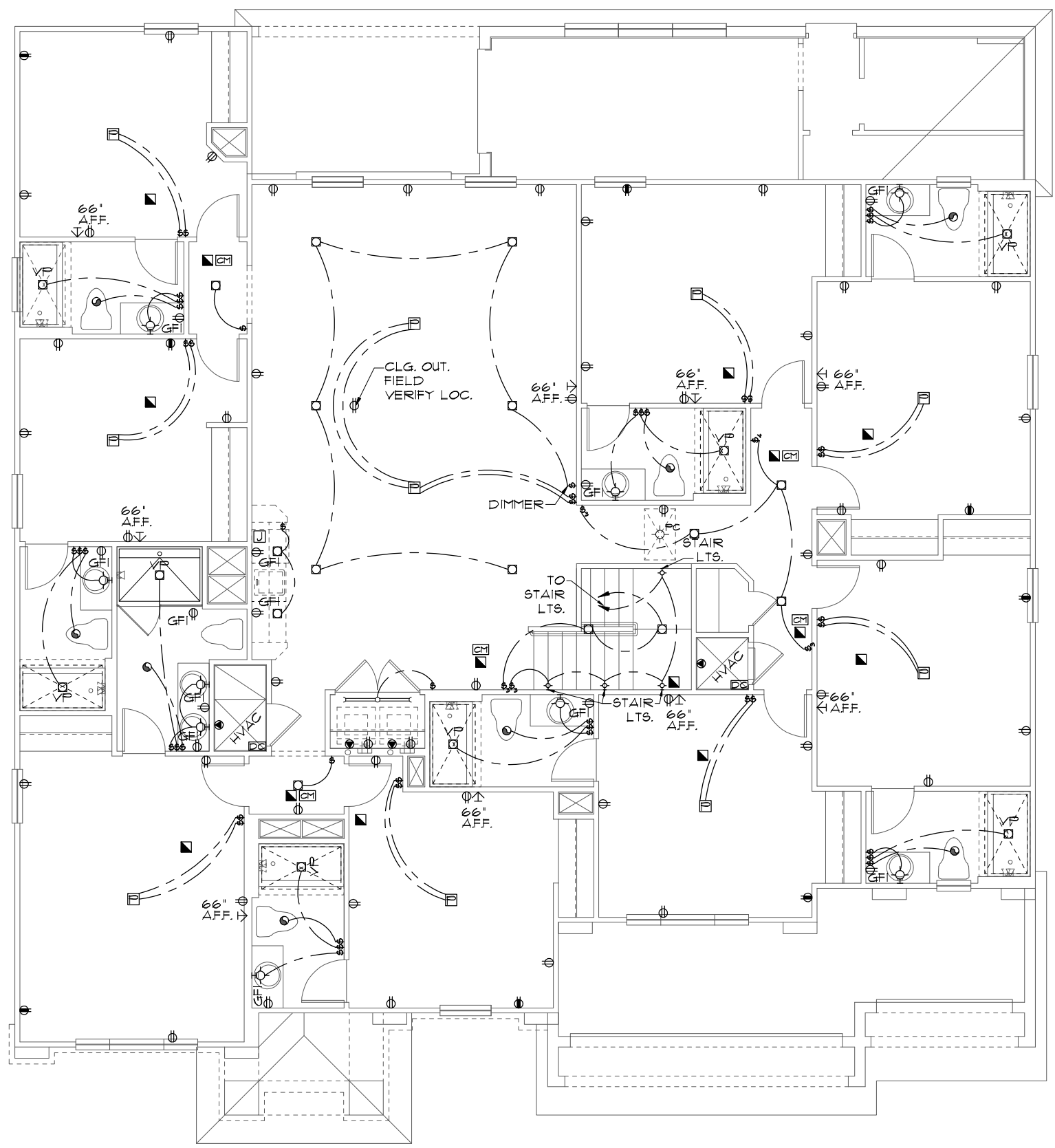
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- 12.) ADDITIONAL ELECTRODE MAY BE REQUIRED IN ACCORDANCE WITH NEC 250.53(A2)
- 12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52



**ELECTRICAL RISER DIAGRAM**  
N.T.S.  
ELECTRICAL MATERIALS AND INSTALLATIONS SHALL COMPLY W/ APPLICABLE PROVISIONS OF THE NATIONAL ELEC. CODE 250.52(A3) TO (6), LOCAL CODES, AND THE LOCAL POWER COMPANY.

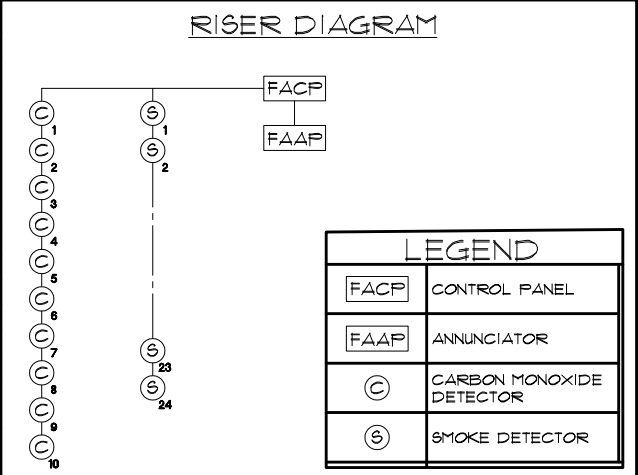
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**UPPER ELECTRICAL PLAN "B"**  
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⊞	SINGLE POLE SWITCH	⊞	OUTLET, TV/CABLE
⊞	THREE WAY SWITCH	⊞	OUTLET, PHONE
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⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
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**LOT: 0000, PARADISO GRANDE**  
 SEACOAST II  
 PARADISO GRANDE  
 5619  
 DATE 04-15-21  
 SCALE AS NOTED  
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 SHEET 10B.0  
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 REVISIONS BY



**MECHANICAL/GENERAL NOTES**

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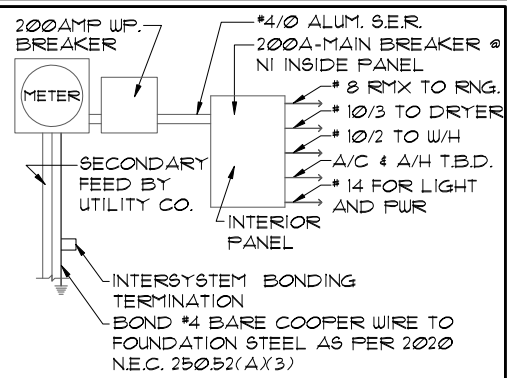
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11.) ALL ELECTRICAL WORK TO BE DONE PER NFPA70-NEC 2020

12.) ADDITIONAL ELECTRODE MAY BE REQUIRED IN ACCORDANCE WITH NEC 250.53(A)2

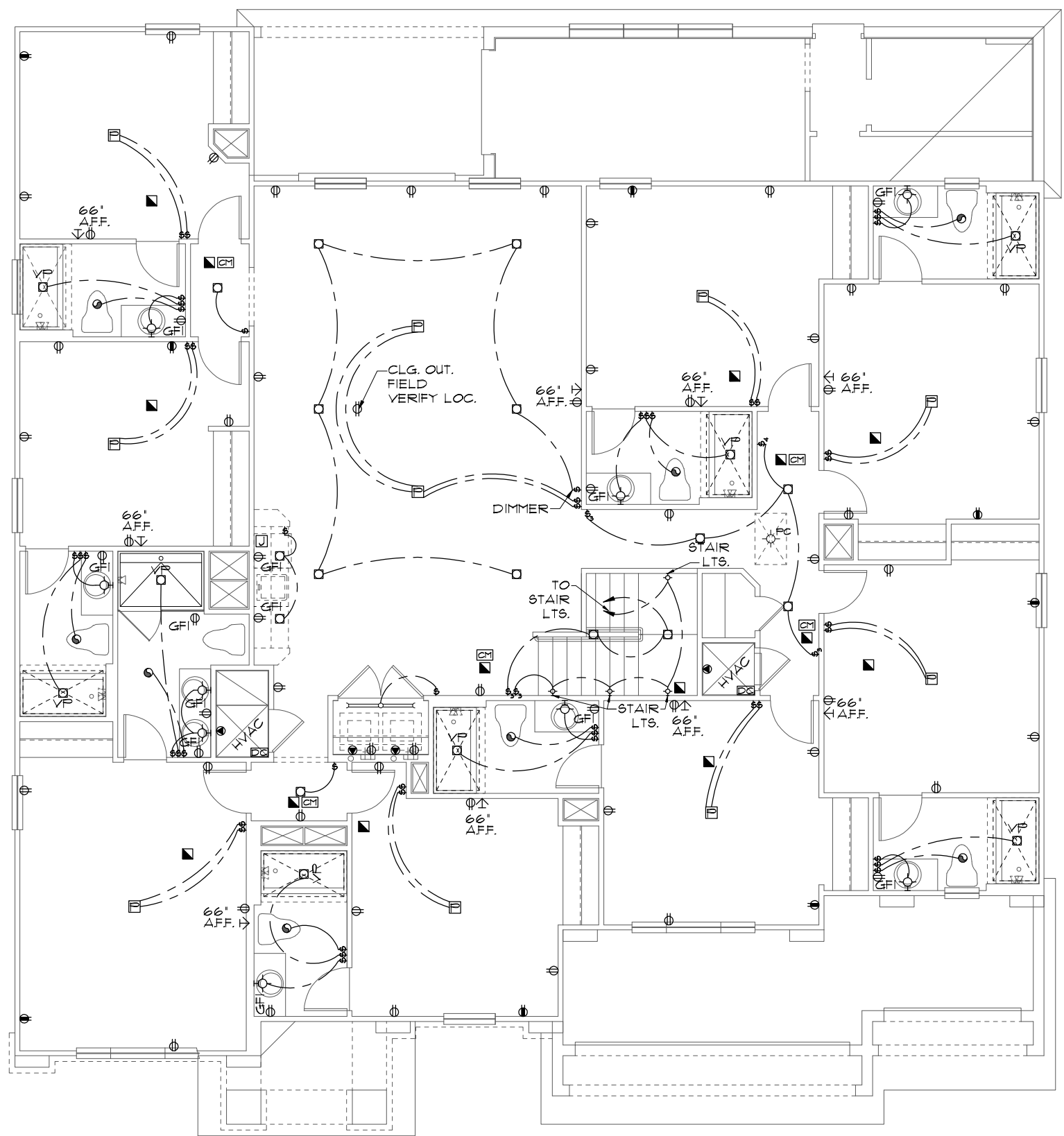
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**ELECTRICAL RISER DIAGRAM**  
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Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long. There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete.  
The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode. The reinforcing rods cannot be coated with non-conductive material. Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings or foundations have been poured before the electrical contractor arrives at the site, and a reinforcing rod is not available for use as a grounding electrode, then a grounding connection to a reinforcing rod is not required.

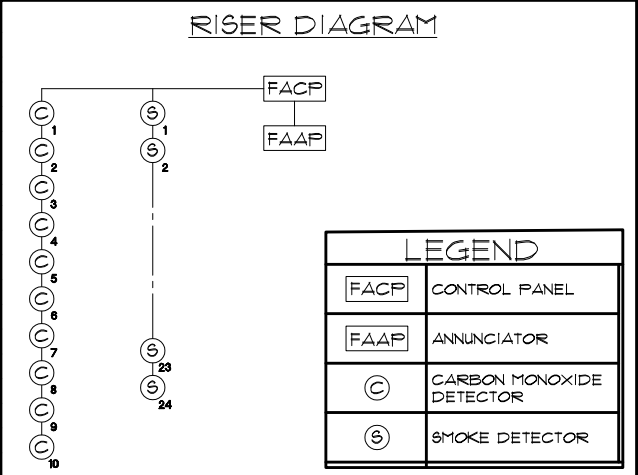
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UPPER ELECTRICAL PLAN "C"  
1/8" = 1'-0" (11X17) 1/4" = 1'-0" (22X34)

**ELECTRICAL LEGEND**

⊞	SINGLE POLE SWITCH	⊞	OUTLET, TV/CABLE
⊞	THREE WAY SWITCH	⊞	OUTLET, PHONE
⊞	OUTLET 110-115	⊞	INTERCOM
⊞	OUT. 110-115, SPLIT WIRED	⊞	CHIMES
⊞	OUT. 110-115, W/ USB	⊞	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	OUT. 110-115, CLG. MOUNT.	⊞	CARBON MONOXIDE
⊞	OUT. 110-115, FLR. MOUNT.	⊞	PUSH BUTTON
⊞	SPCL. PURPOSE 220-240	⊞	EXHAUST FAN
⊞	LIGHT FIXT., CLG. MTD.	⊞	EX. FAN/LIGHT COMBO
⊞	LIGHT FIXT., WALL MTD.	⊞	DISPOSAL
⊞	LED LIGHT FIXT., RECESSED	⊞	ELECTRICAL PANEL
⊞	LIGHT FIXT., REC. ADJUST.	⊞	CEILING FAN, PREWIRED
⊞	LIGHT FIXT., FULL CHAIN	⊞	CEILING FAN, INSTALL
⊞	LED LIGHT FIXT., FLUORESCENT	⊞	ELECT. JUNCTION BOX
⊞	LIGHT FIXT., EXT. FLOODS	⊞	THERMOSTAT
⊞	LIGHT FIXT., EMERG. EXIT	⊞	DISCONNECT SWITCH
⊞	LIGHT FIXT., EXIT/BACKUP	⊞	ELEC. POWER METER

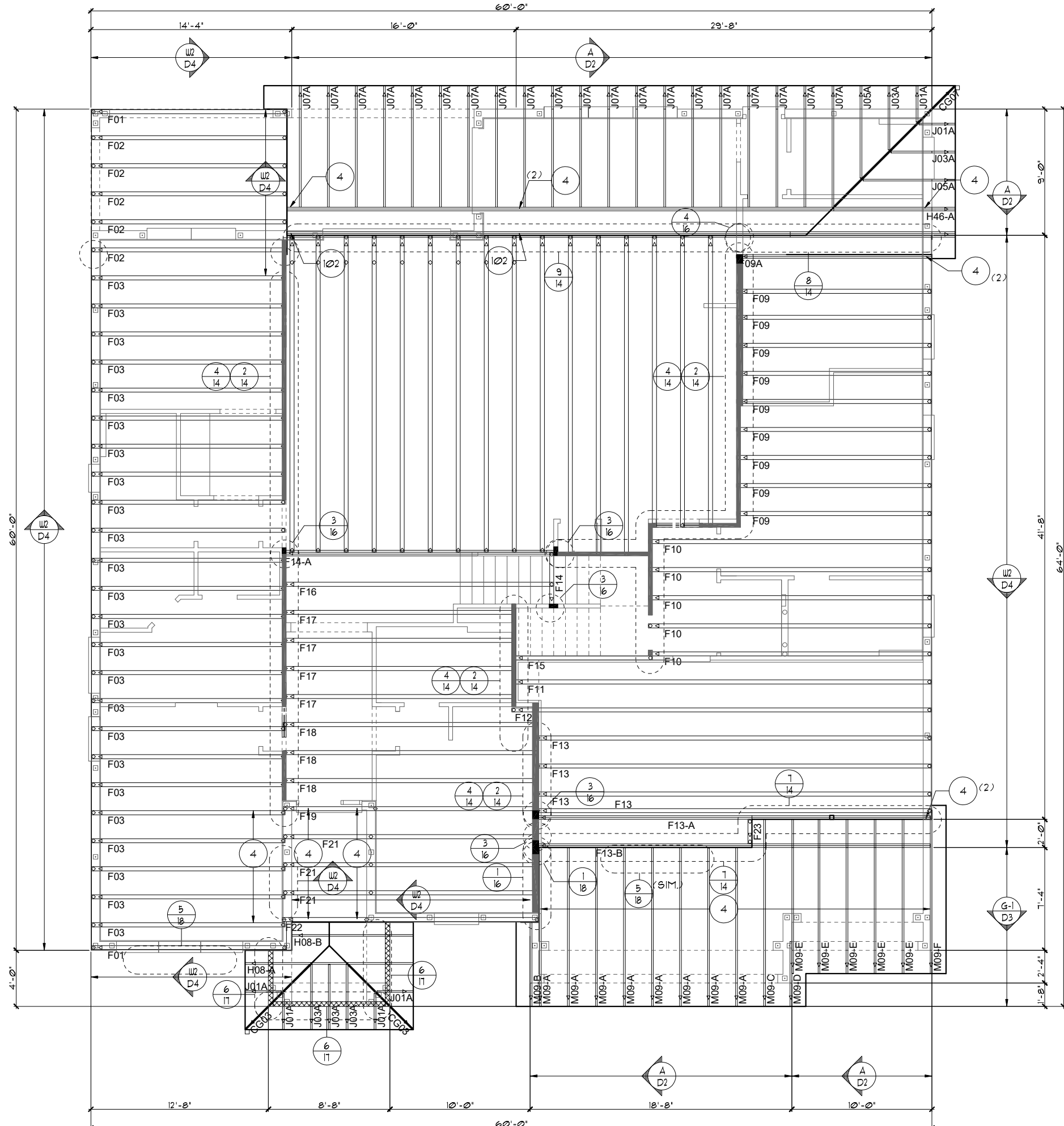


LOT: 000, PARADISO GRANDE  
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**TRUSS NOTE:**  
 FLOOR & ROOF TRUSS DESIGN DRAWINGS SHALL BE PREPARED IN CONFORMANCE WITH THE FLORIDA BUILDING CODE AND SIGNED & SEALED BY A LICENSED ENGINEER IN THE STATE OF FLORIDA. THESE DRAWINGS MUST BE SUBMITTED TO THE CODE ENFORCEMENT OFFICIAL AND THE ARCHITECT OF RECORD PRIOR TO THE INSTALLATION. TRUSS DRAWINGS SHALL ALSO BE PROVIDED WITH THE SHIPMENT OF TRUSSES DELIVERED TO THE JOBSITE.

- NOTES**
- TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
  - TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
  - PROVIDE AND INSTALL FLASHING AND ROOFING AS PER NATIONAL ROOFING AND SHEET METAL ASSOC. STANDARDS AND/OR ACCEPTABLE INDUSTRY PRACTICE AND IN ACCORDANCE WITH THE 8TH EDITION (2023) FLORIDA RESIDENTIAL CODE.
  - ALL ROOF TRUSSES, GIRDERS, BEAMS, HEADERS, ETC. TO BE SIZED BY TRUSS MANUFACTURER OR FL. REG. ENG.
  - TRUSSES SHALL BE BRACED TO PREVENT ROTATION & PROVIDE LATERAL STABILITY IN ACCORDANCE WITH THE REQUIREMENTS SPECIFIED IN THE CONSTRUCTION DOCUMENTS FOR BUILDING & ON THE INDIVIDUAL TRUSS DESIGN DRAWINGS. IN THE ABSENCE OF SPECIFIC BRACING REQUIREMENTS, TRUSSES SHALL BE BRACED IN ACCORDANCE WITH TPI/UTCA BC51.1.
  - REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
  - TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R905.3.3. Underlayment materials required to comply with ASTM D226, D1970, D4869 and D6757 shall bear a label indicating compliance to the standard designation and, if applicable, type classification indicated in Table R905.1.1. Underlayment shall be applied and attached in accordance with Table R905.1.1.
  - OFF RIDGE VENTS MAXIMUM OPENING SIZES :
    - O-HAGIN - 1' X 19" HOLE
  - TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R905.3.5



**TRUSS LAYOUT "A"**  
 1/8"=1'-0" (11X11) 1/4"=1'-0" (22X34)

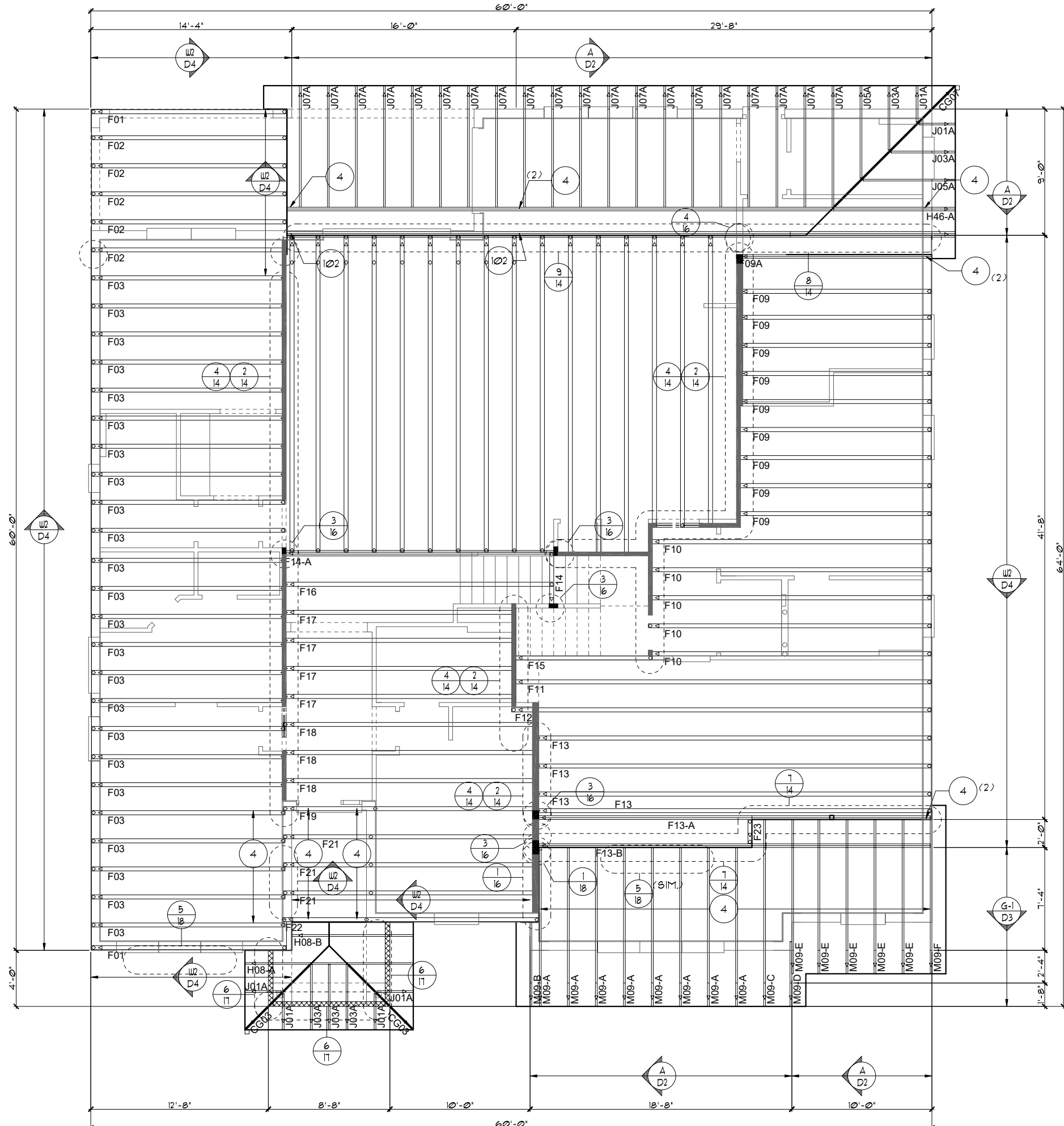
THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**LOT: 0000, PARADISO GRANDE**  
 PARADISO GRANDE  
 SEACOAST II  
 TRUSS LAYOUT  
 PARADISO GRANDE

<b>ITEG</b> JOHNSON ENGINEERING GROUP, INC. 5200 Vineland Road, Suite 200 Orlando, Florida, 32811 Tel: (407) 734-1400 Fax: (407) 734-1790 www.iteg.com	REVISIONS BY
A DIVISION OF PARK SQUARE ENTERPRISES, INC. <b>Park Square HOMES</b> 5200 Vineland Road, Suite 200 Orlando, Florida, 32811 Phone: (407) 529 - 3000	
DATE 04-15-21 SCALE AS NOTED DRAWN RDC JOB 5619 SHEET 11A.0 OF SHEETS	5619 DATE 04-15-21 SCALE AS NOTED DRAWN RDC JOB 5619 SHEET 11A.0 OF SHEETS

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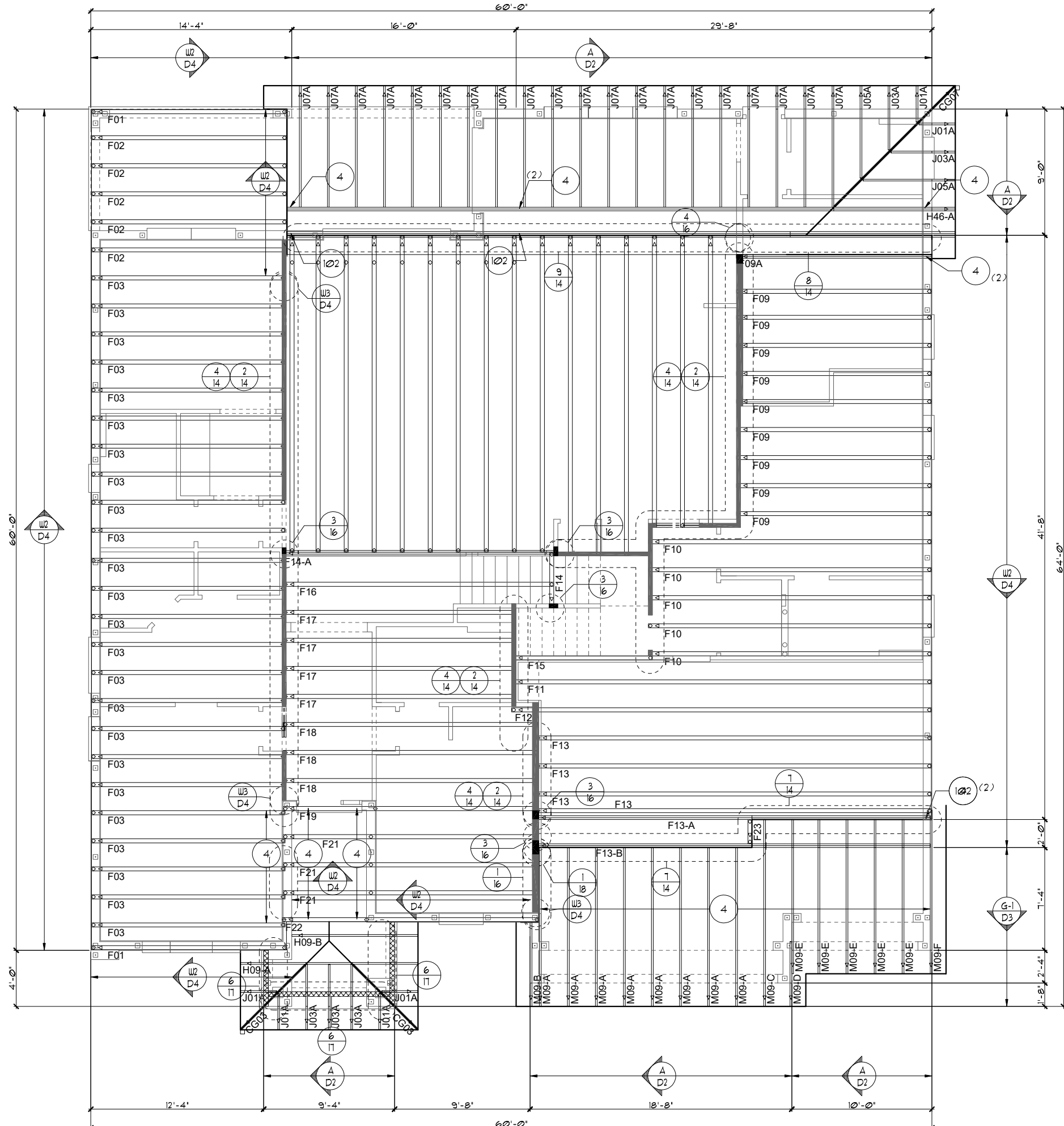
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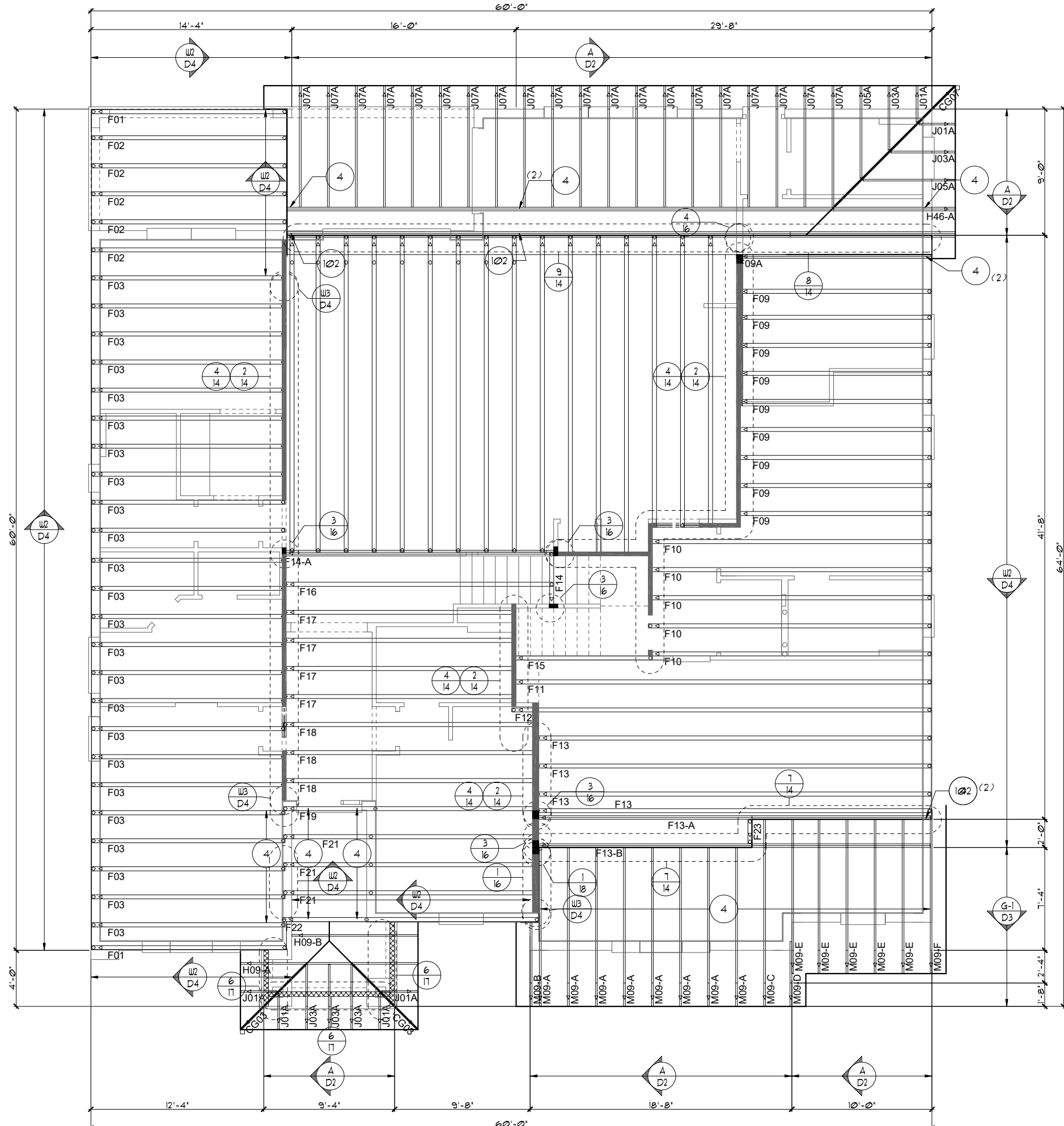
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**TRUSS LAYOUT**  
**SEACOAST II**  
**PARADISO GRANDE**

5619	DATE 04-15-21
	SCALE AS NOTED
	DRAWN RDC
	JOB 5619
	SHEET
	OF 11B.0 SHEETS

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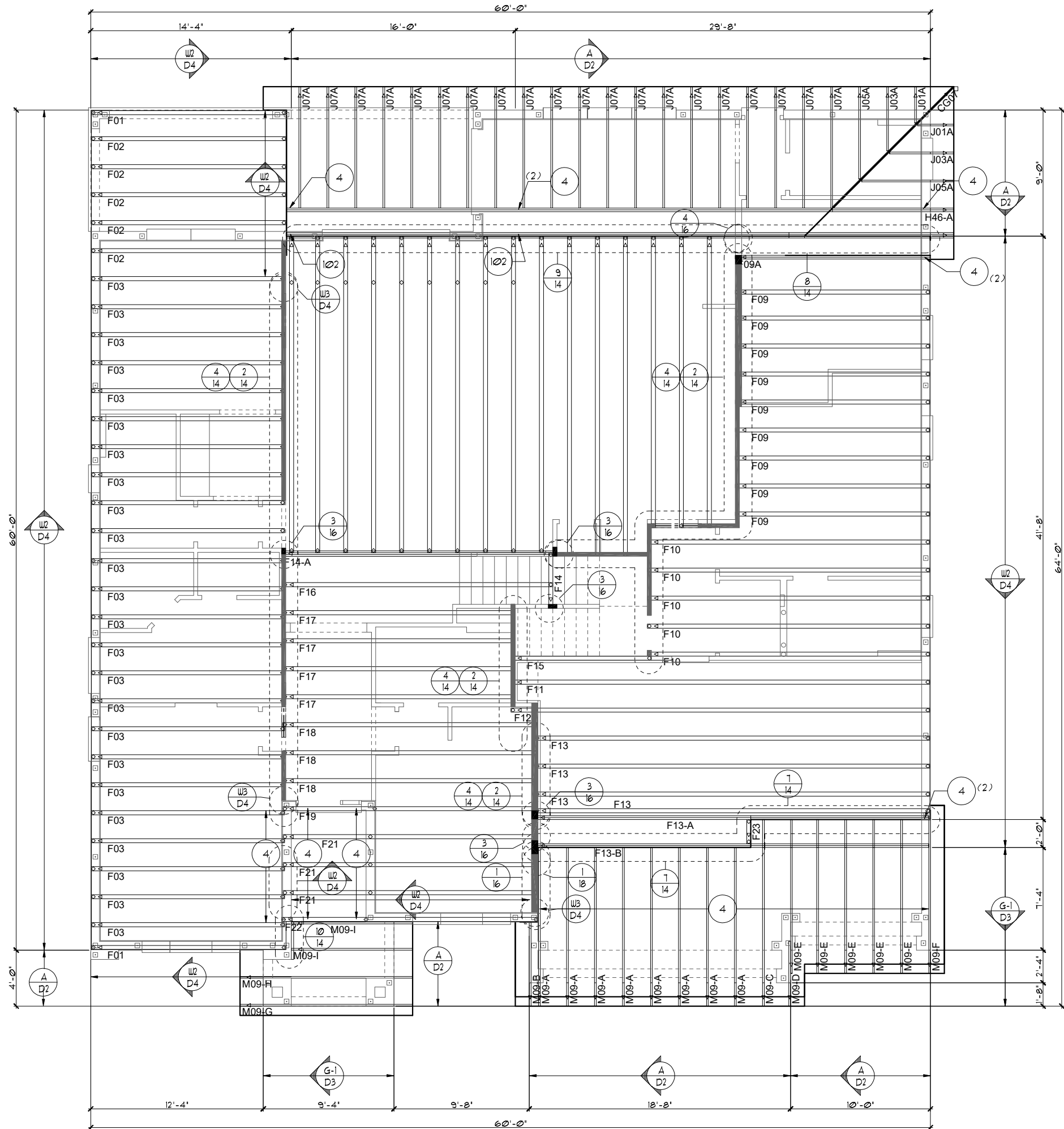
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<b>TRUSS LAYOUT</b>	
<b>SEACOAST II</b>	<b>PARADISO GRANDE</b>
<b>5619</b>	DATE 04-15-21
	SCALE AS NOTED
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**SEACOAST II**

**TRUSS LAYOUT**

**PARADISO GRANDE**

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 11C.0

REVISIONS

BY

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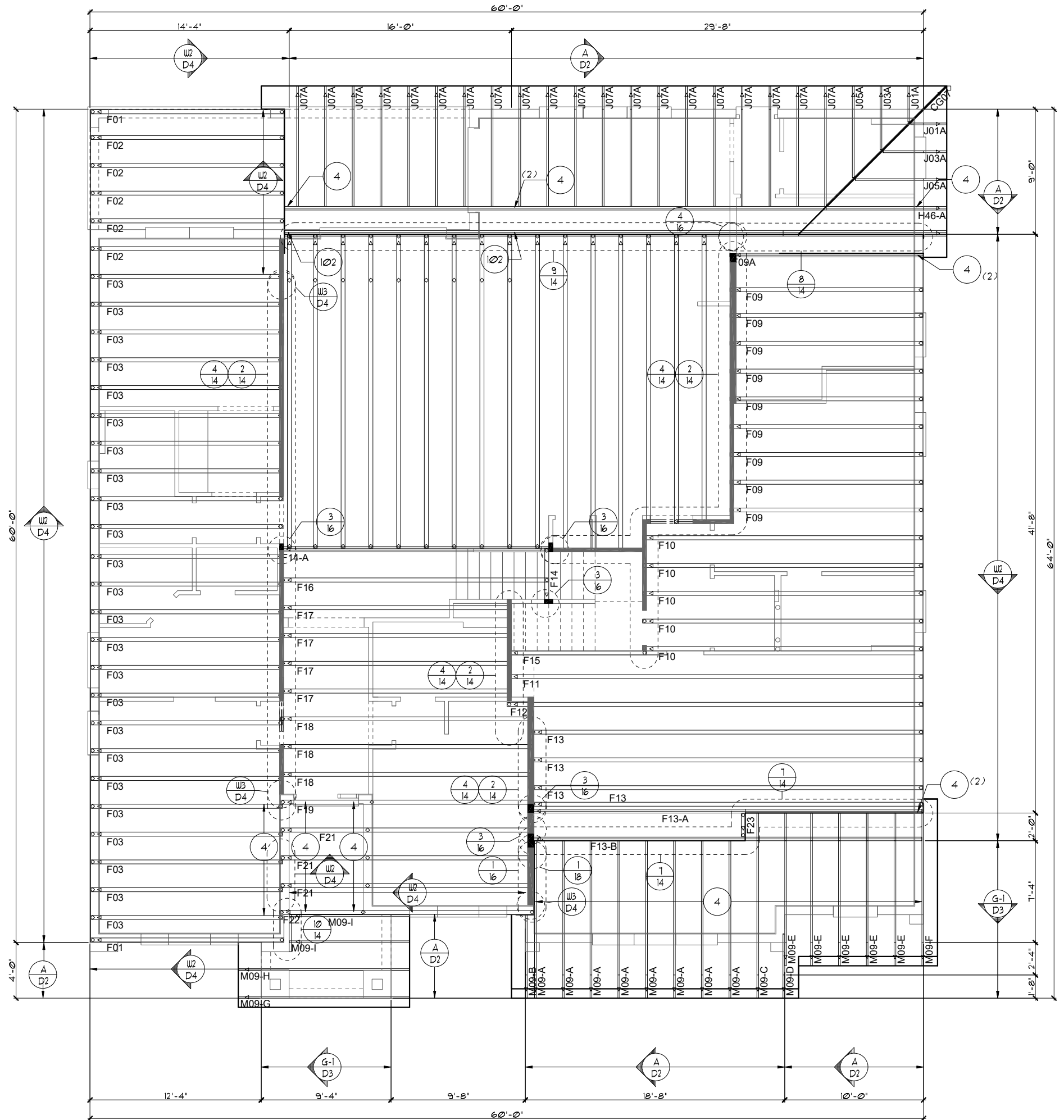
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5619

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**TRUSS LAYOUT**  
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5619	DATE 04-15-21
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### ATTIC VENTILATION CALCULATIONS

PER FBC2023 8TH EDITION R306: MIN. 40% - MAX. 50% OF REQUIRED VENTILATION TO BE IN UPPER PORTION OF ATTIC SPACE AND THE BALANCE TO BE IN LOWER PORTION (EAVES).

THE MINIMUM NET VENTILATION AREA SHALL BE 1/50 OF VENTED SPACE:

TOTAL VENTED SPACE:  $\frac{3,560 \text{ S.F.}}{300} = 11.87 \text{ S.F.}$  NET FREE VENT. REQUIRED

UPPER PORTION VENTILATION TOTAL: ----- N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ .97 S.F./VENT.  
 (VENT TYPE: O'HAGIN MODEL 'S')

LOWER PORTION VENTILATION TOTAL: ----- N/I  
 PROVIDED W/ VENTILATED SOFFITS @ EAVE:  
 ( N/I @ 0.087 S.F. VENTING PER L.F.)

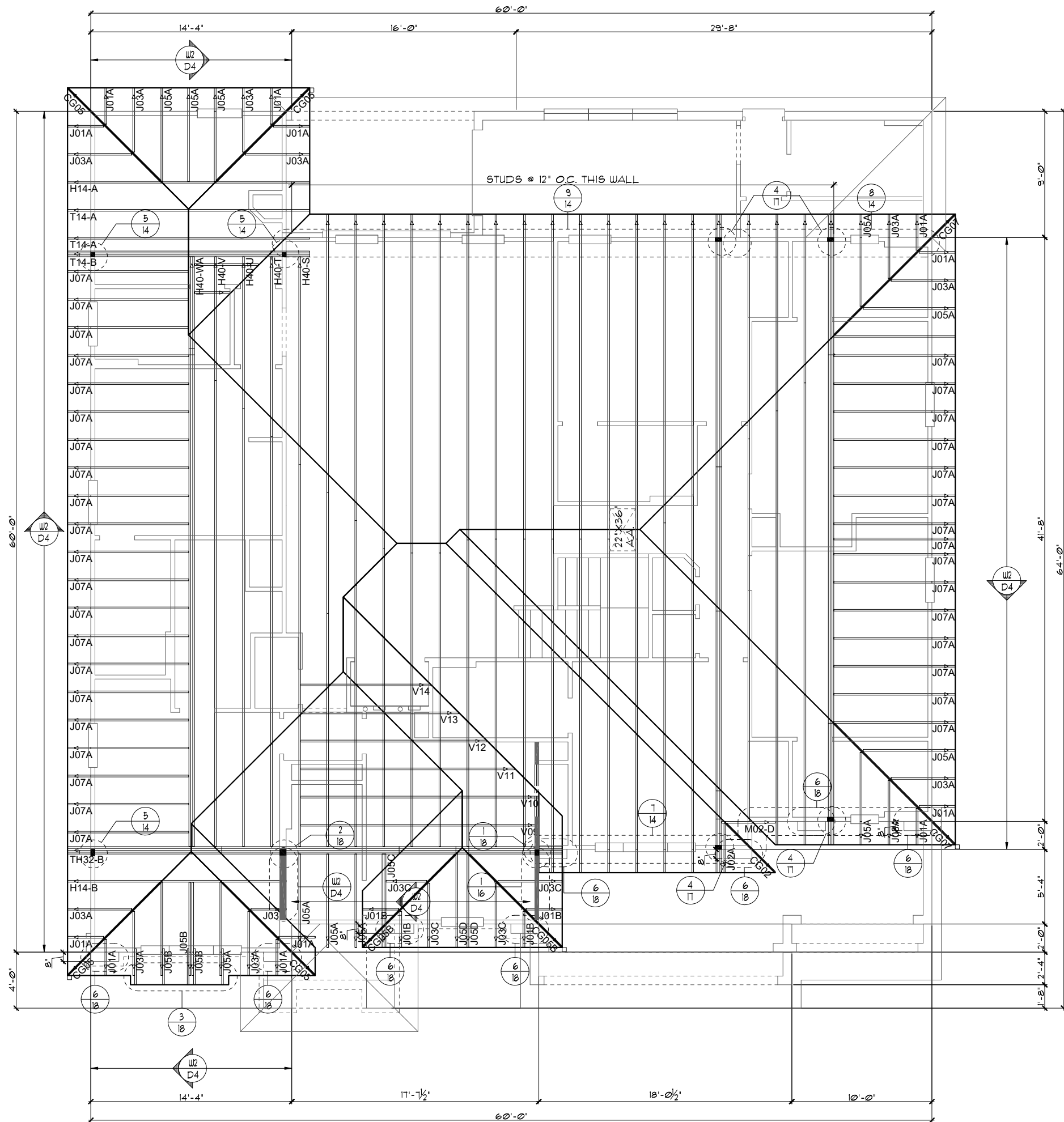
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SEACOAST II

UPPER TRUSS LAYOUT

PARADISO GRANDE

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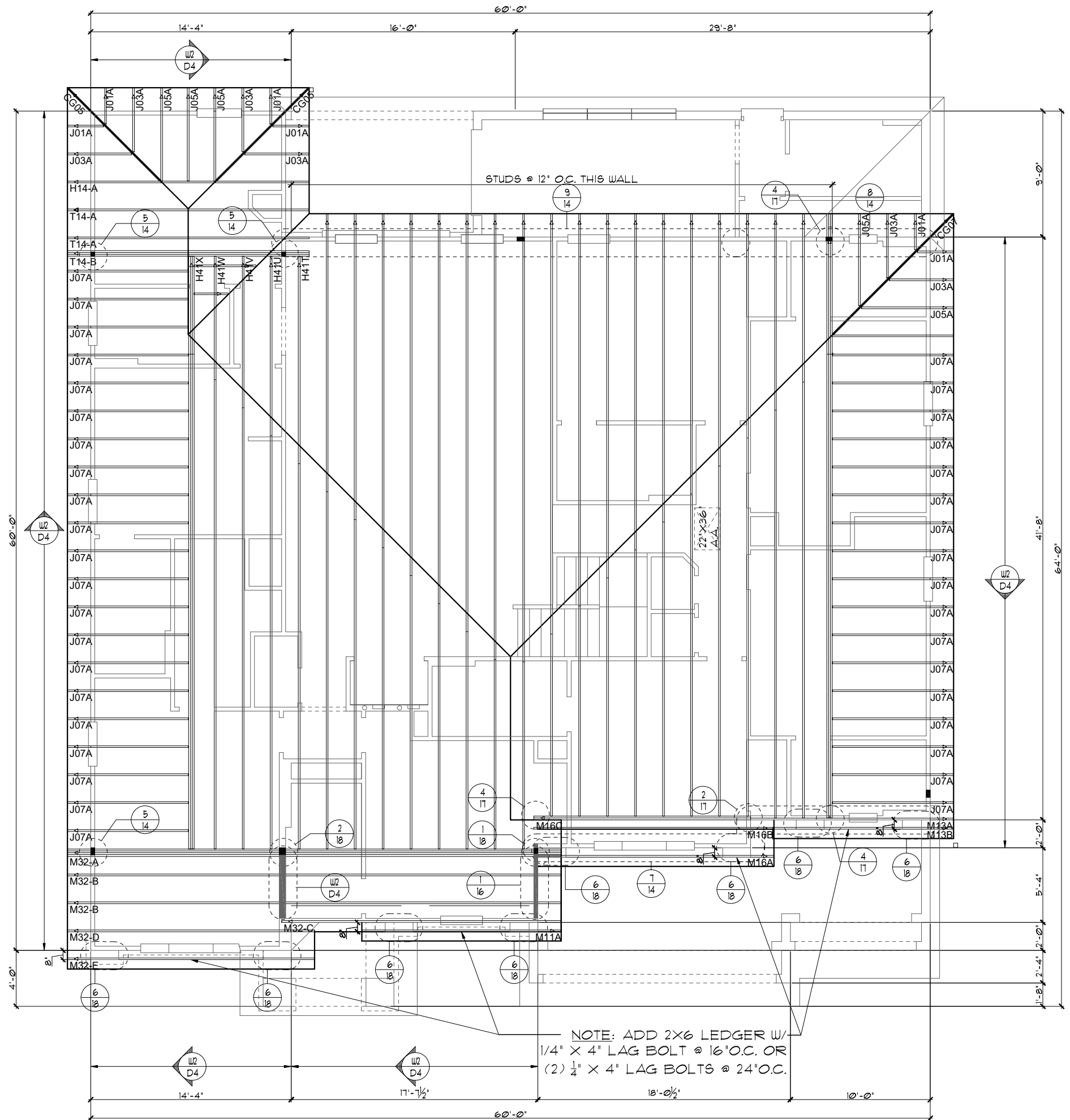
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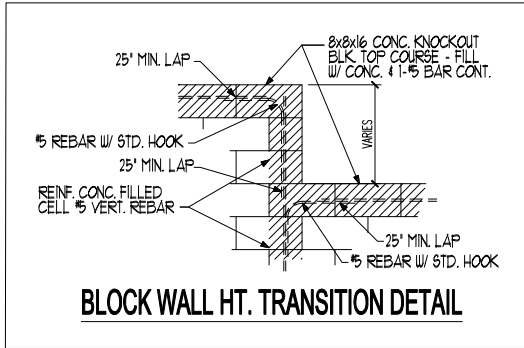
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 Orlando, Florida, 32811
   
 Phone: (407) 529-3000

SEACOAST II
   
 PARADISO GRANDE

5619
   
 DATE 04-15-21
   
 SCALE AS NOTED
   
 DRAWN RDC
   
 JOB 5619
   
 SHEET

12C.0
   
 OF 9 SHEETS

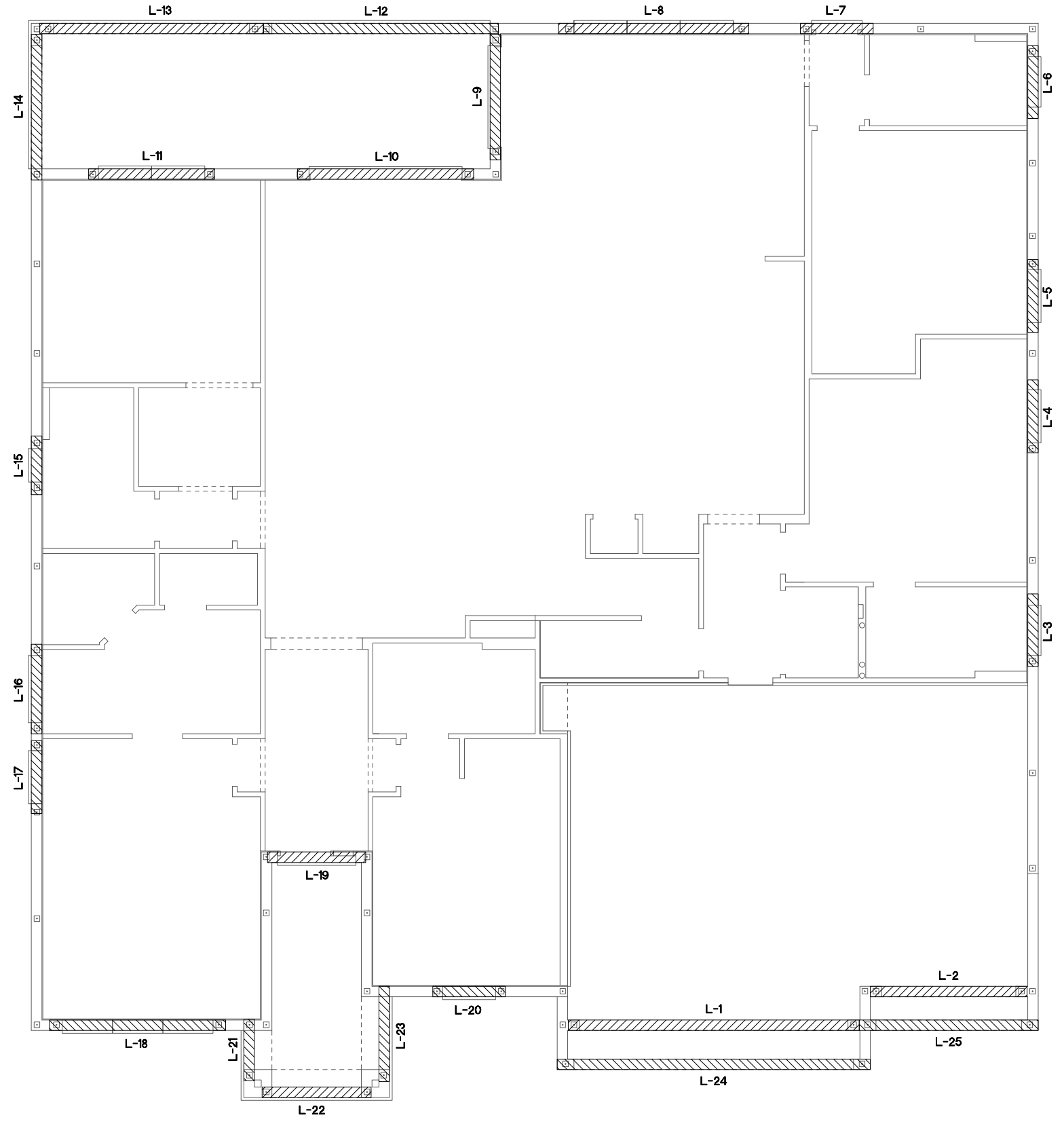
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**CAST CRETE / LOTT'S / WEKIWA / FLORIDA ROCK  
PRE CAST LINTEL SCHEDULE**

LINTEL NO.	LENGTH	TYPE	COMMENTS
L-1	17'-4"	8F30-1B/IT	GARAGE DOOR
L-2	9'-4"	8F30-1B/IT	GARAGE DOOR
L-3	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-4	4'-6"	8F36-0B/IT	SH26
L-5	4'-6"	8F36-0B/IT	SH26
L-6	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-7	4'-4"	8RF44-0B/IT	2600 1-LITE DR.
L-8	11'-4"	8F36-0B/IT	(3) SH26
L-9	7'-6"	8F36-0B/IT	6/0X8/0 S.G.D.
L-10	10'-6"	8F48-0B/IT	9/0X8/0 S.G.D.
L-11	7'-6"	8F36-0B/IT	FR SH26
L-12	14'-0"	8F16-1B/IT	REAR LANAI
L-13	13'-4"	8F16-1B/IT	REAR LANAI
L-14	8'-8"	8F16-1B/IT	REAR LANAI
L-15	3'-6"	8F36-0B/IT	2/0X2/0 F.G.
L-16	5'-4"	8F36-0B/IT	4/0X1/0 F.G.
L-17	4'-6"	8F36-0B/IT	SH26
L-18	10'-6"	8F36-0B/IT	(3) 3060 F.G.
L-19	5'-10"	8RF44-0B/IT	FRONT DOOR
L-20	4'-6"	8F36-0B/IT	SH26
L-21	3'-6"	8F24-0B/IT	FRONT ENTRY
L-22	6'-6"	8F24-0B/IT	FRONT ENTRY
L-23	5'-10"	8F24-0B/IT	FRONT ENTRY
L-24	18'-8"	8F24-1B/IT	GARAGE ENTRY
L-25	10'-6"	8F24-0B/IT	GARAGE ENTRY
L-26			
L-27			
L-28			
L-29			
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L-38			
L-39			
L-40			

**PRE CAST LINTEL LAYOUT "A"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2003 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

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<b>SEACOAST II</b>	<b>PARADISO GRANDE</b>
<b>5619</b>	
DATE	04-15-21
SCALE	AS NOTED
DRAWN	RDC
JOB	5619
SHEET	13A.0
OF SHEETS	13

**PARADISO GRANDE**

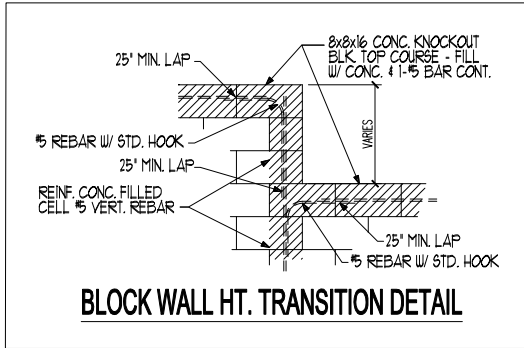
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**Park Square HOMES**

**PRE CAST LINTEL LAYOUT**

REVISIONS BY

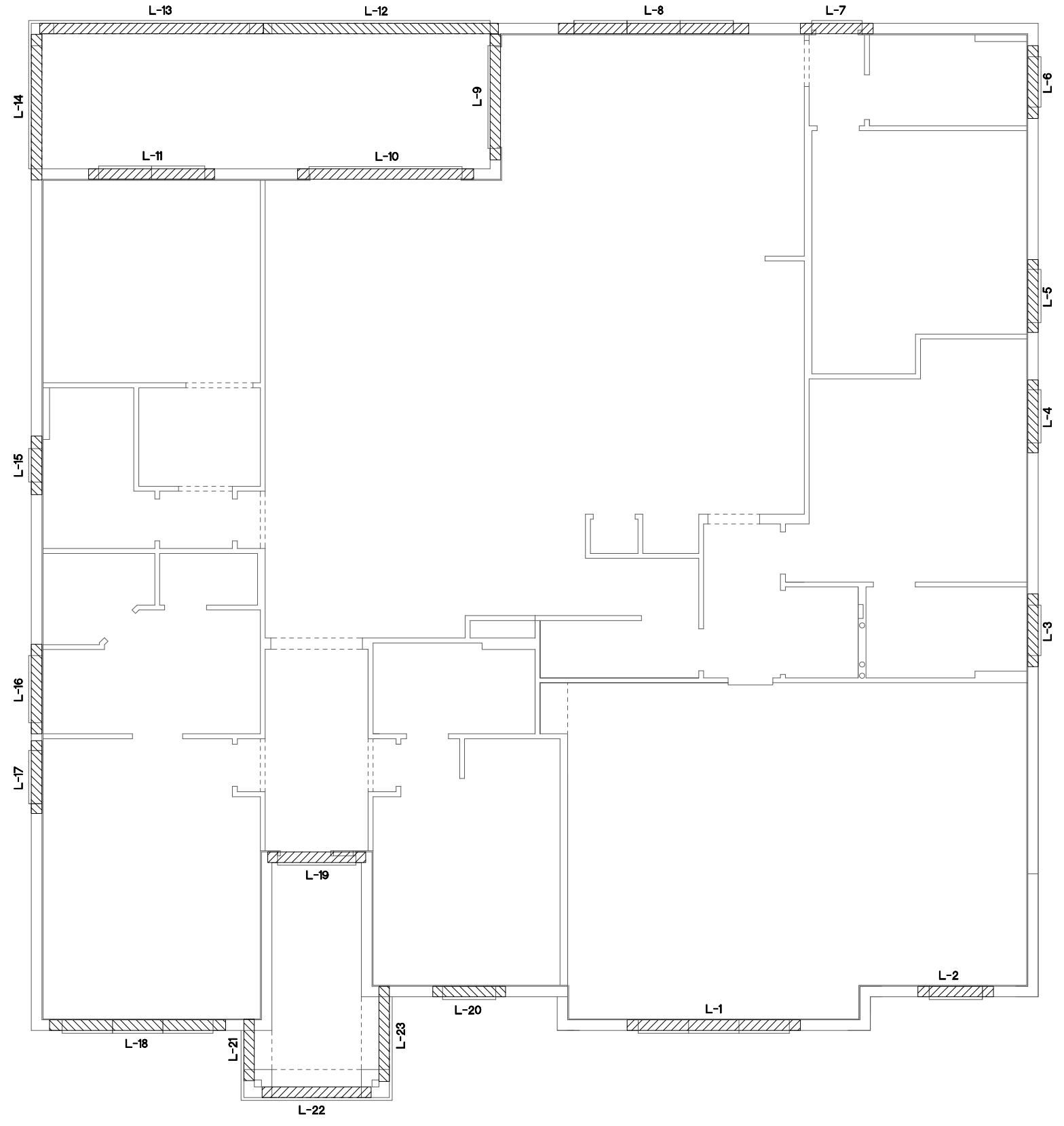




**CAST CRETE / LOTT'S / WEKIWA / FLORIDA ROCK  
PRE CAST LINTEL SCHEDULE**

LINTEL NO.	LENGTH	TYPE	COMMENTS
L-1	10'-6"	8F12-0B/IT	(3) 3060 F.G.
L-2	4'-6"	8F12-0B/IT	SH26
L-3	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-4	4'-6"	8F36-0B/IT	SH26
L-5	4'-6"	8F36-0B/IT	SH26
L-6	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-7	4'-4"	8RF44-0B/IT	2600 1-LITE DR.
L-8	11'-4"	8F36-0B/IT	(3) SH26
L-9	7'-6"	8F36-0B/IT	6/0X8/0 S.G.D.
L-10	10'-6"	8F48-0B/IT	9/0X8/0 S.G.D.
L-11	7'-6"	8F36-0B/IT	FR SH26
L-12	14'-0"	8F16-1B/IT	REAR LANAI
L-13	13'-4"	8F16-1B/IT	REAR LANAI
L-14	8'-8"	8F16-1B/IT	REAR LANAI
L-15	3'-6"	8F36-0B/IT	2/0X2/0 F.G.
L-16	5'-4"	8F36-0B/IT	4/0X1/0 F.G.
L-17	4'-6"	8F36-0B/IT	SH26
L-18	10'-6"	8F36-0B/IT	(3) 3060 F.G.
L-19	5'-10"	8RF44-0B/IT	FRONT DOOR
L-20	4'-6"	8F36-0B/IT	SH26
L-21	3'-6"	8F24-0B/IT	FRONT ENTRY
L-22	6'-6"	8F24-0B/IT	FRONT ENTRY
L-23	5'-10"	8F24-0B/IT	FRONT ENTRY
L-24			
L-25			
L-26			
L-27			
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L-39			
L-40			

**PRE CAST LINTEL LAYOUT "A"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



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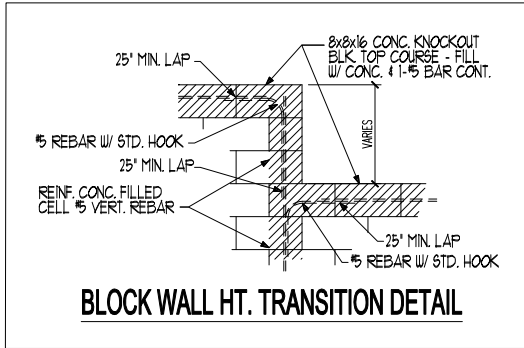
<b>SEACOAST II</b>	<b>PARADISO GRANDE</b>
<b>5619</b>	DATE 04-15-21
SCALE AS NOTED	DRAWN RDC
JOB 5619	SHEET 13A.1
OF SHEETS	BY

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10000 Park Square Blvd., Suite 200  
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Fax: (407) 734-1790  
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**PARADISO GRANDE**

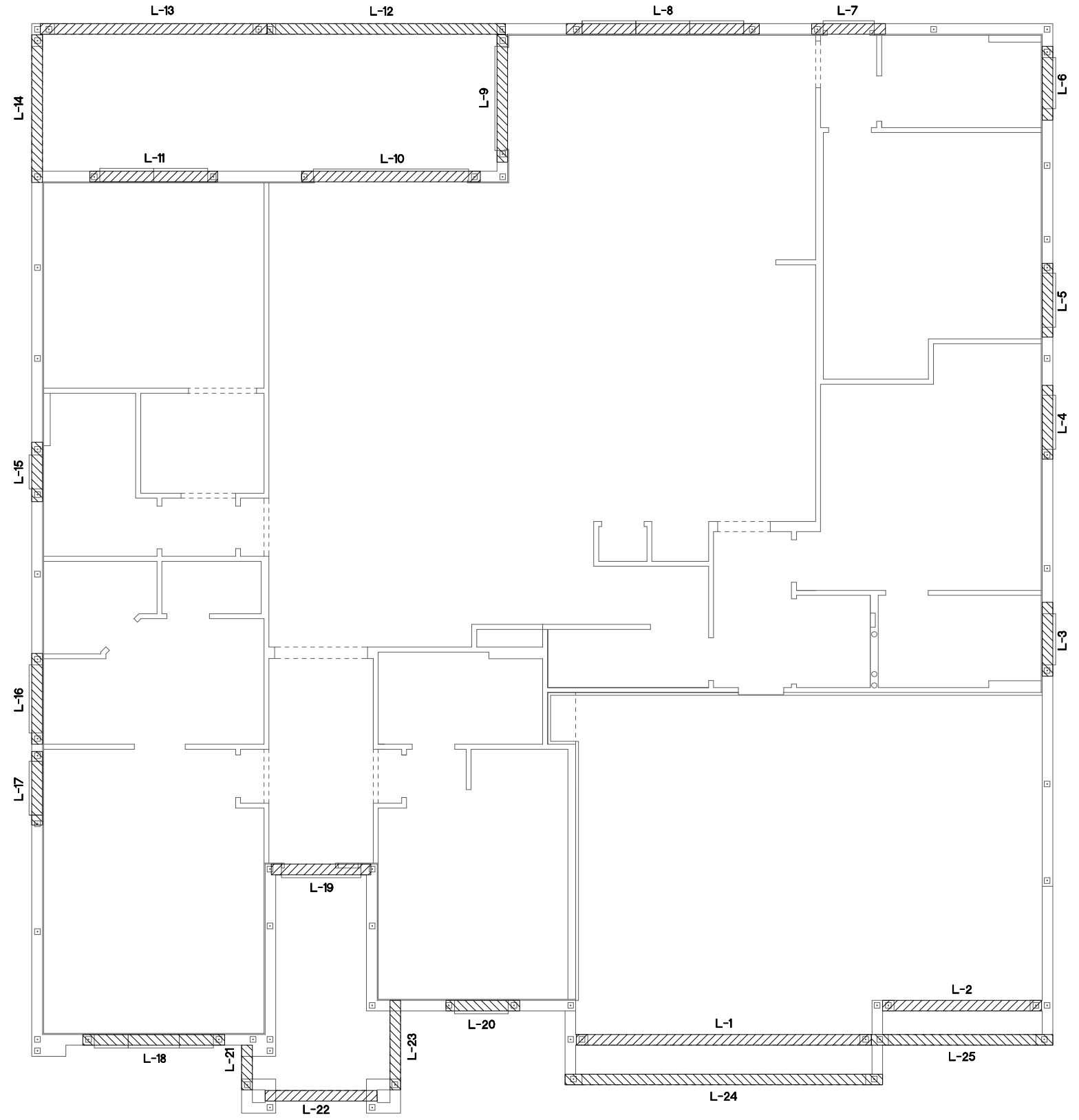
**PRE CAST LINTEL LAYOUT**



**CAST CRETE / LOTT'S / WEKIWA / FLORIDA ROCK  
PRE CAST LINTEL SCHEDULE**

LINTEL NO.	LENGTH	TYPE	COMMENTS
L-1	17'-4"	8F30-1B/IT	GARAGE DOOR
L-2	9'-4"	8F30-1B/IT	GARAGE DOOR
L-3	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-4	4'-6"	8F36-0B/IT	SH26
L-5	4'-6"	8F36-0B/IT	SH26
L-6	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-7	4'-4"	8RF44-0B/IT	2600 1-LITE DR.
L-8	11'-4"	8F36-0B/IT	(3) SH26
L-9	7'-6"	8F36-0B/IT	6/0X8/0 S.G.D.
L-10	10'-6"	8F48-0B/IT	9/0X8/0 S.G.D.
L-11	7'-6"	8F36-0B/IT	FR SH26
L-12	14'-0"	8F16-1B/IT	REAR LANAI
L-13	13'-4"	8F16-1B/IT	REAR LANAI
L-14	8'-8"	8F16-1B/IT	REAR LANAI
L-15	3'-6"	8F36-0B/IT	2/0X2/0 F.G.
L-16	5'-4"	8F36-0B/IT	4/0X1/0 F.G.
L-17	4'-6"	8F36-0B/IT	SH26
L-18	8'-4"	8F36-0B/IT	2060 FG / SH26 / 2060 FG
L-19	5'-10"	8RF44-0B/IT	FRONT DOOR
L-20	4'-6"	8F36-0B/IT	SH26
L-21	2'-10"	8F8-0B/IT	FRONT ENTRY
L-22	6'-6"	8F8-0B/IT	FRONT ENTRY
L-23	5'-4"	8F8-0B/IT	FRONT ENTRY
L-24	18'-8"	8F24-1B/IT	GARAGE ENTRY
L-25	10'-6"	8F24-0B/IT	GARAGE ENTRY
L-26			
L-27			
L-28			
L-29			
L-30			
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L-36			
L-37			
L-38			
L-39			
L-40			

**PRE CAST LINTEL LAYOUT "B"**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



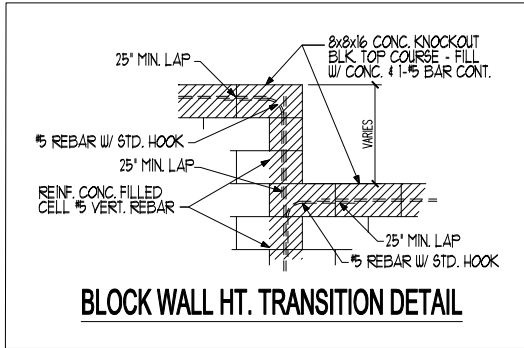
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<b>5619</b>	
DATE	04-15-21
SCALE	AS NOTED
DRAWN	RDC
JOB	5619
SHEET	13B.0
OF SHEETS	13

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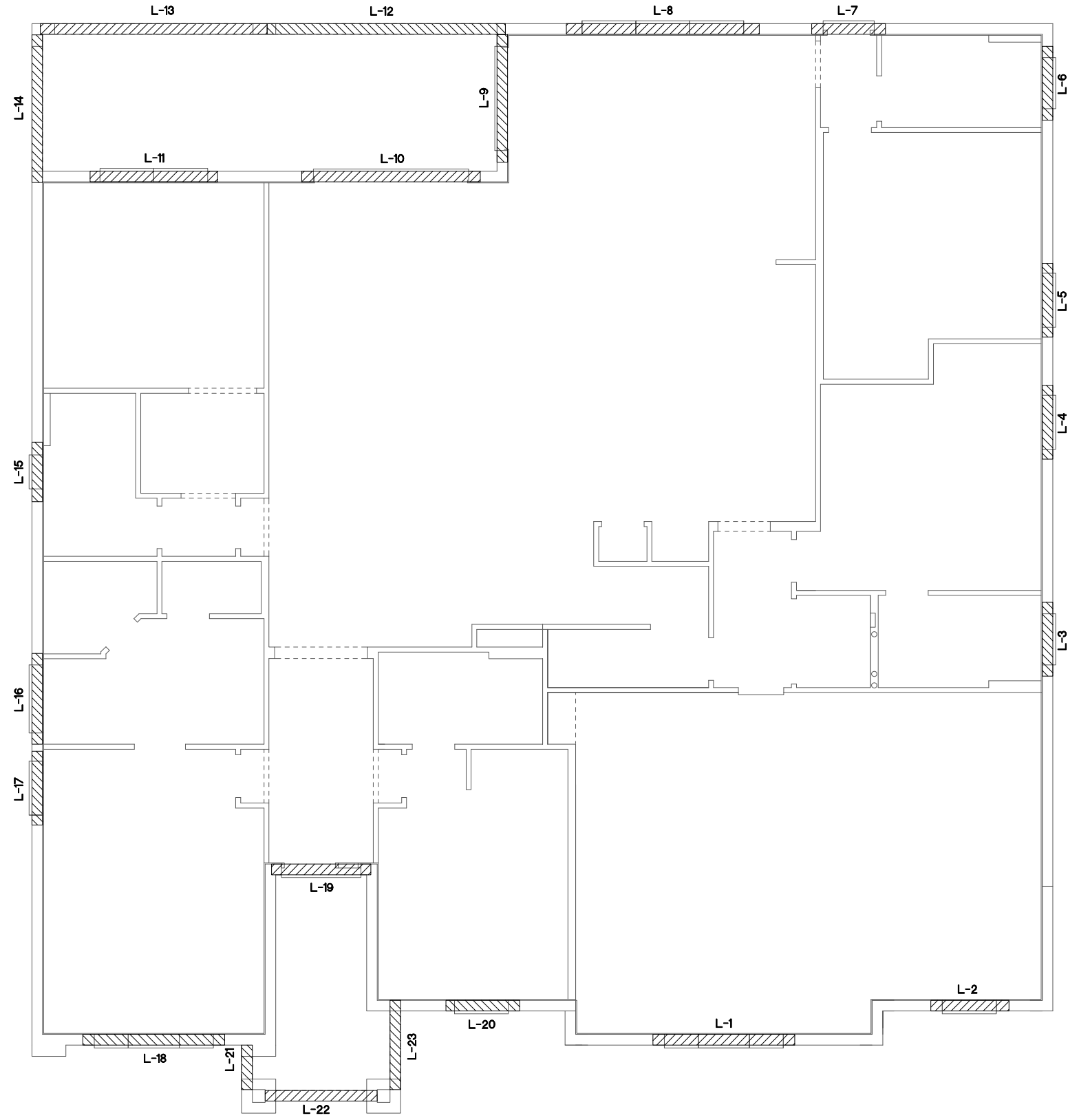
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 10000 South Orange Avenue, Suite 100  
 Orange, FL 32837  
 Phone: (407) 734-1700  
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**CAST CRETE / LOTT'S / WEKIWA / FLORIDA ROCK  
PRE CAST LINTEL SCHEDULE**

LINTEL NO.	LENGTH	TYPE	COMMENTS
L-1	8'-4"	8F12-0B/IT	2060 FG / SH26 / 2060 FG
L-2	4'-6"	8F12-0B/IT	SH26
L-3	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-4	4'-6"	8F36-0B/IT	SH26
L-5	4'-6"	8F36-0B/IT	SH26
L-6	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-7	4'-4"	8RF44-0B/IT	2600 1-LITE DR.
L-8	11'-4"	8F36-0B/IT	(3) SH26
L-9	7'-6"	8F36-0B/IT	6/0X8/0 S.G.D.
L-10	10'-6"	8F48-0B/IT	9/0X8/0 S.G.D.
L-11	7'-6"	8F36-0B/IT	FR SH26
L-12	14'-0"	8F16-1B/IT	REAR LANAI
L-13	13'-4"	8F16-1B/IT	REAR LANAI
L-14	8'-8"	8F16-1B/IT	REAR LANAI
L-15	3'-6"	8F36-0B/IT	2/0X2/0 F.G.
L-16	5'-4"	8F36-0B/IT	4/0X1/0 F.G.
L-17	4'-6"	8F36-0B/IT	SH26
L-18	8'-4"	8F36-0B/IT	2060 FG / SH26 / 2060 FG
L-19	5'-10"	8RF44-0B/IT	FRONT DOOR
L-20	4'-6"	8F36-0B/IT	SH26
L-21	2'-10"	8F8-0B/IT	FRONT ENTRY
L-22	6'-6"	8F8-0B/IT	FRONT ENTRY
L-23	5'-4"	8F8-0B/IT	FRONT ENTRY
L-24			
L-25			
L-26			
L-27			
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**PRE CAST LINTEL LAYOUT "B"**  
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



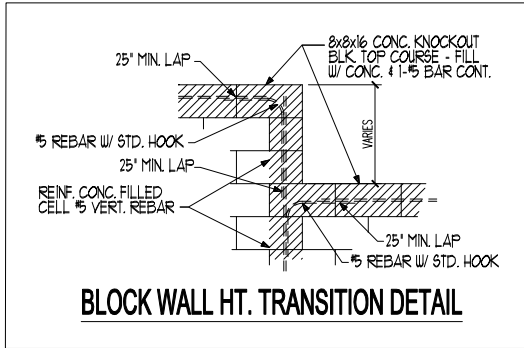
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<b>5619</b>	DATE 04-15-21
SCALE AS NOTED	DRAWN RDC
JOB 5619	SHEET 13B.1
OF SHEETS	BY

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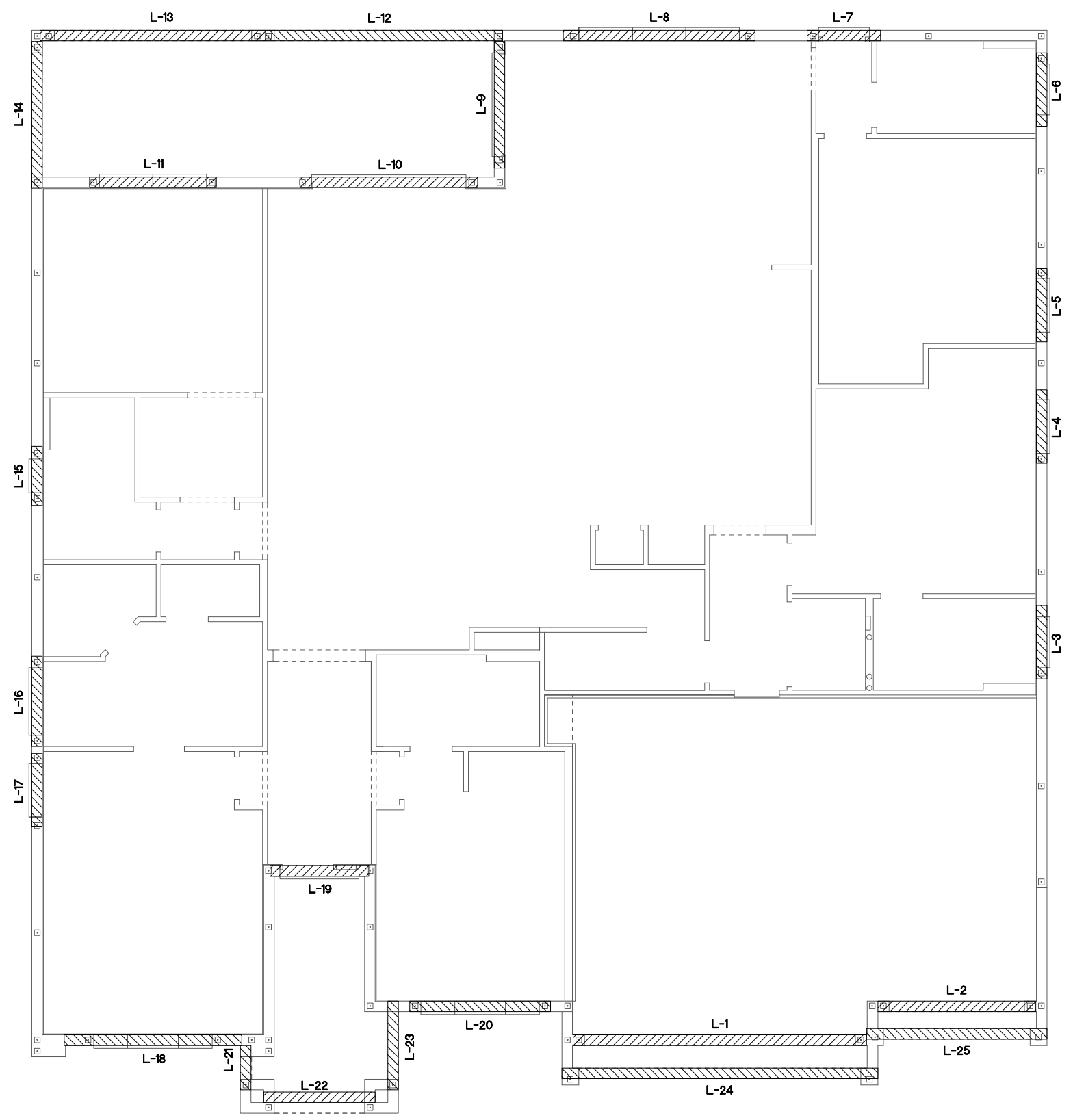
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**CAST CRETE / LOTTIS / WEKIWA / FLORIDA ROCK  
PRE CAST LINTEL SCHEDULE**

LINTEL NO.	LENGTH	TYPE	COMMENTS
L-1	17'-4"	8F30-1B/IT	GARAGE DOOR
L-2	9'-4"	8F30-1B/IT	GARAGE DOOR
L-3	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-4	4'-6"	8F36-0B/IT	SH26
L-5	4'-6"	8F36-0B/IT	SH26
L-6	4'-6"	8F36-0B/IT	3/0X1/0 F.G.
L-7	4'-4"	8RF44-0B/IT	2600 1-LITE DR.
L-8	11'-4"	8F36-0B/IT	(3) SH26
L-9	7'-6"	8F36-0B/IT	6/0X8/0 S.G.D.
L-10	10'-6"	8F48-0B/IT	9/0X8/0 S.G.D.
L-11	7'-6"	8F36-0B/IT	FR SH26
L-12	14'-0"	8F16-1B/IT	REAR LANAI
L-13	13'-4"	8F16-1B/IT	REAR LANAI
L-14	8'-8"	8F16-1B/IT	REAR LANAI
L-15	3'-6"	8F36-0B/IT	2/0X2/0 F.G.
L-16	5'-4"	8F36-0B/IT	4/0X1/0 F.G.
L-17	4'-6"	8F36-0B/IT	SH26
L-18	10'-6"	8F36-0B/IT	(3) 3060 FG.
L-19	5'-10"	8RF44-0B/IT	FRONT DOOR
L-20	8'-4"	8F36-0B/IT	2060 FG / SH26 / 2060 FG
L-21	2'-10"	8F8-0B/IT	FRONT ENTRY
L-22	6'-6"	8F8-0B/IT	FRONT ENTRY
L-23	5'-4"	8F8-0B/IT	FRONT ENTRY
L-24	18'-8"	8F24-1B/IT	GARAGE ENTRY
L-25	10'-6"	8F24-0B/IT	GARAGE ENTRY
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**PRE CAST LINTEL LAYOUT "C"**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



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<b>5619</b>	DATE 04-15-21
SCALE AS NOTED	DRAWN RDC
JOB 5619	SHEET 13C.0
OF 13C.0 SHEETS	BY

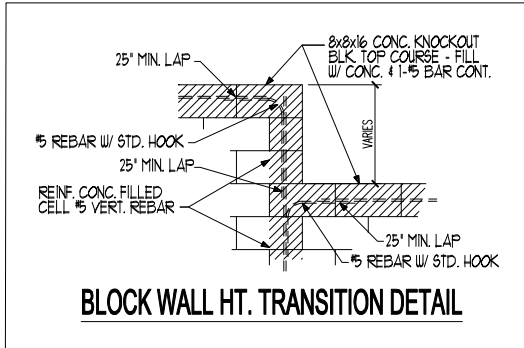
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**PARADISO GRANDE**

**Park Square HOMES**

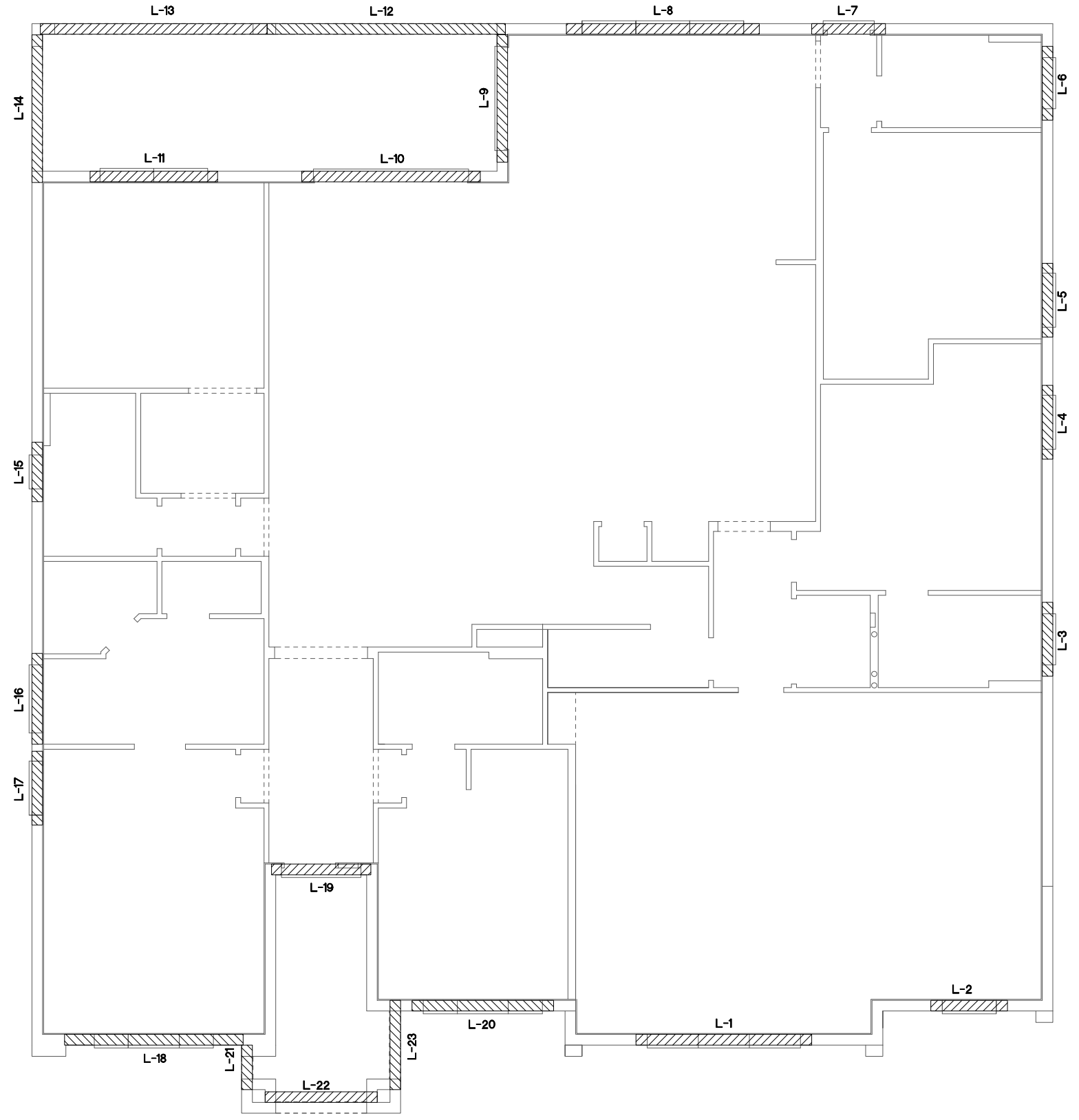
**PRE CAST LINTEL LAYOUT**



**CAST CRETE / LOTT'S / WEKIWA / FLORIDA ROCK  
PRE CAST LINTEL SCHEDULE**

LINTEL NO.	LENGTH	TYPE	COMMENTS
L-1	10'-6"	2F12-1B/1T	3060 FG / SH26 / 3060 FG
L-2	4'-6"	2F12-0B/1T	SH26
L-3	4'-6"	2F36-0B/1T	3/0X1/0 F.G.
L-4	4'-6"	2F36-0B/1T	SH26
L-5	4'-6"	2F36-0B/1T	SH26
L-6	4'-6"	2F36-0B/1T	3/0X1/0 F.G.
L-7	4'-4"	2RF44-0B/1T	2600 1-LITE DR.
L-8	11'-4"	2F36-0B/1T	(3) SH26
L-9	7'-6"	2F36-0B/1T	6/0X8/0 S.G.D.
L-10	10'-6"	2F48-0B/1T	9/0X8/0 S.G.D.
L-11	7'-6"	2F36-0B/1T	FR SH26
L-12	14'-0"	2F16-1B/1T	REAR LANAI
L-13	13'-4"	2F16-1B/1T	REAR LANAI
L-14	8'-8"	2F16-1B/1T	REAR LANAI
L-15	3'-6"	2F36-0B/1T	2/0X2/0 F.G.
L-16	5'-4"	2F36-0B/1T	4/0X1/0 F.G.
L-17	4'-6"	2F36-0B/1T	SH26
L-18	10'-6"	2F36-0B/1T	(3) 3060 FG.
L-19	5'-10"	2RF44-0B/1T	FRONT DOOR
L-20	8'-4"	2F36-0B/1T	2060 FG / SH26 / 2060 FG
L-21	2'-10"	2F8-0B/1T	FRONT ENTRY
L-22	6'-6"	2F8-0B/1T	FRONT ENTRY
L-23	5'-4"	2F8-0B/1T	FRONT ENTRY
L-24			
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L-39			
L-40			

**PRE CAST LINTEL LAYOUT "C"**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



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SEACOAST II  
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 13C.1  
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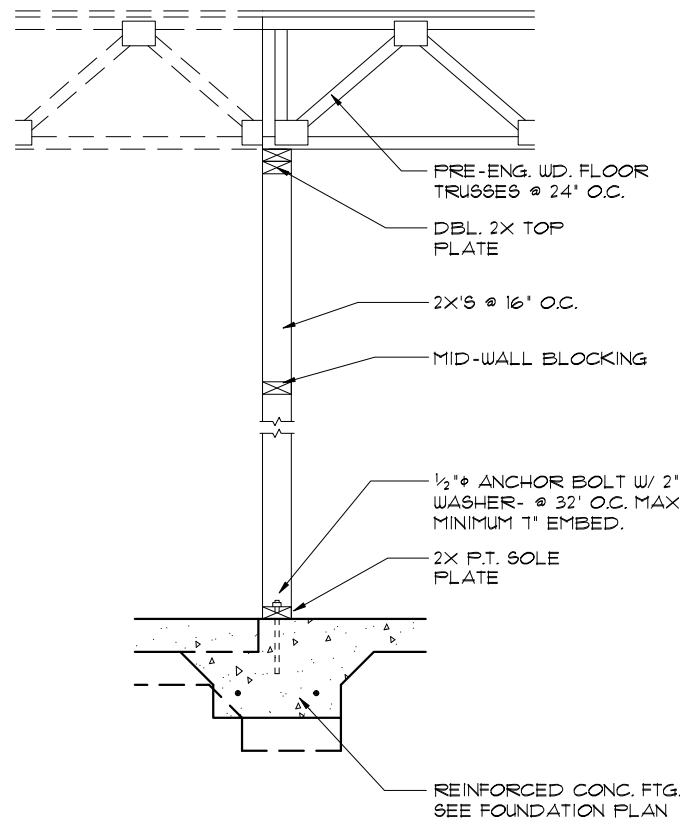
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 Orlando, Florida, 32811  
 Phone: (407) 529 - 3000

**Park Square HOMES**  
 PRE CAST LINTEL LAYOUT

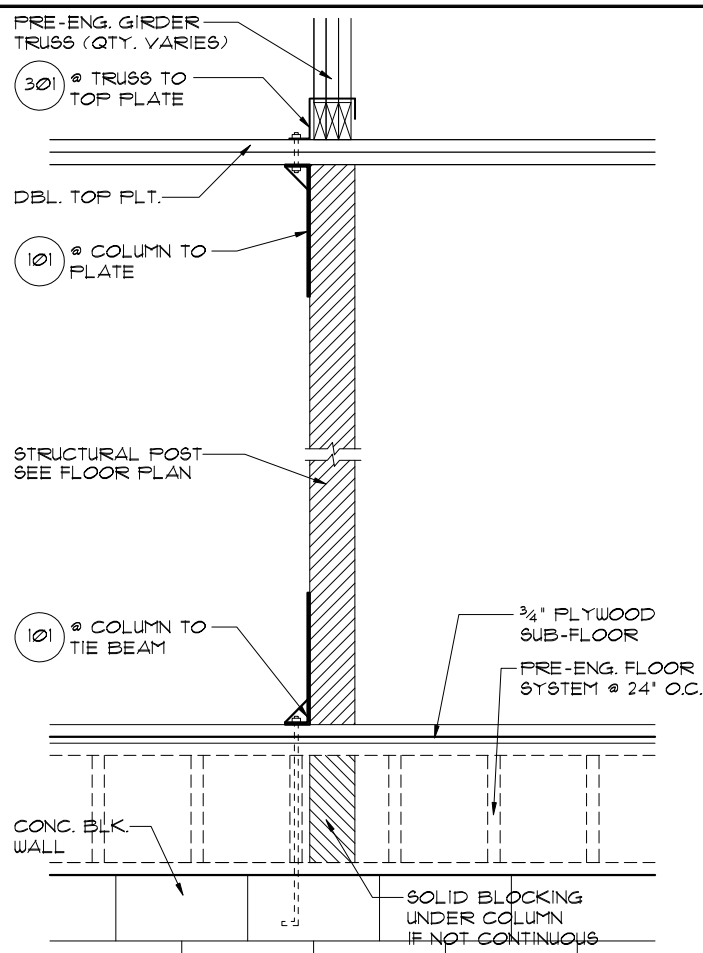
**ITEG**  
 THOMPSON ENGINEERING GROUP, INC.  
 10000 Park Square Blvd., Suite 400, Orlando, FL 32811  
 Tel: (407) 734-1400  
 Fax: (407) 734-1700  
 www.iteg.com

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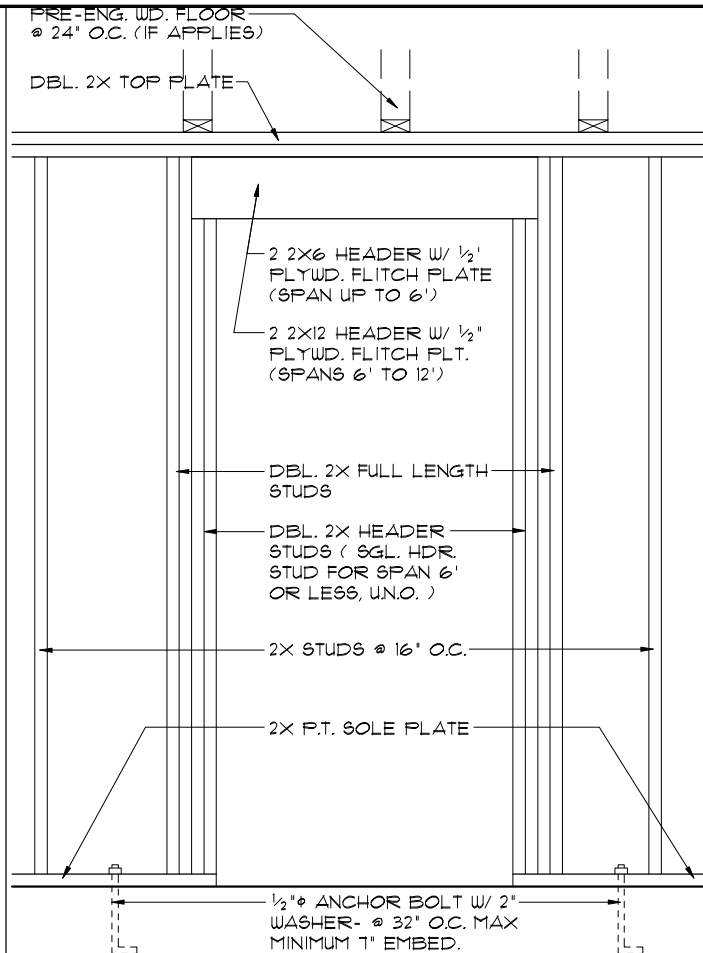




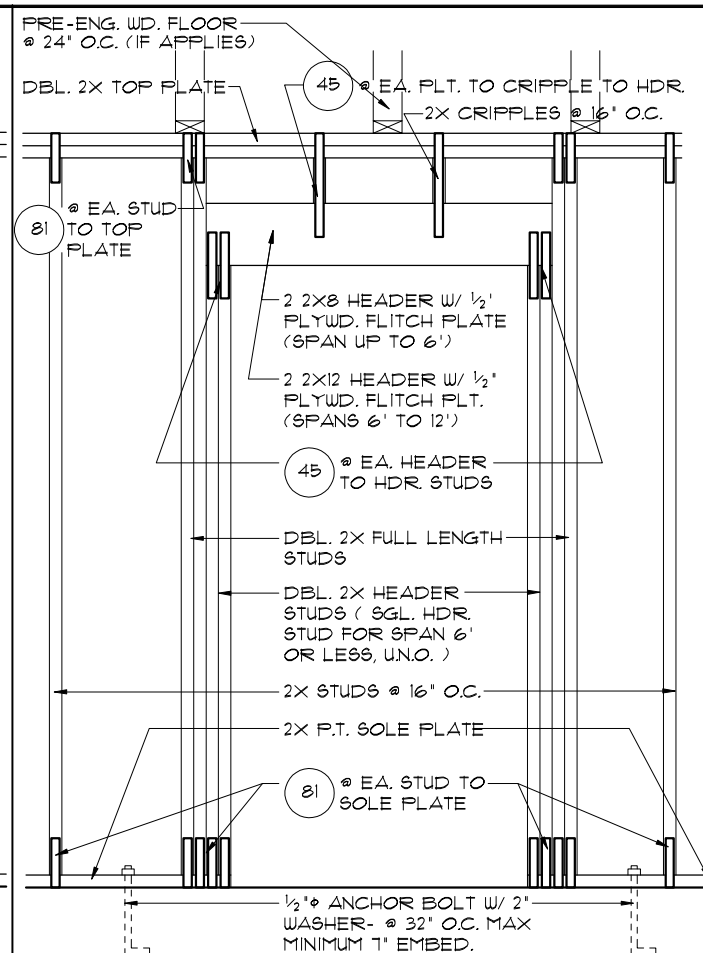
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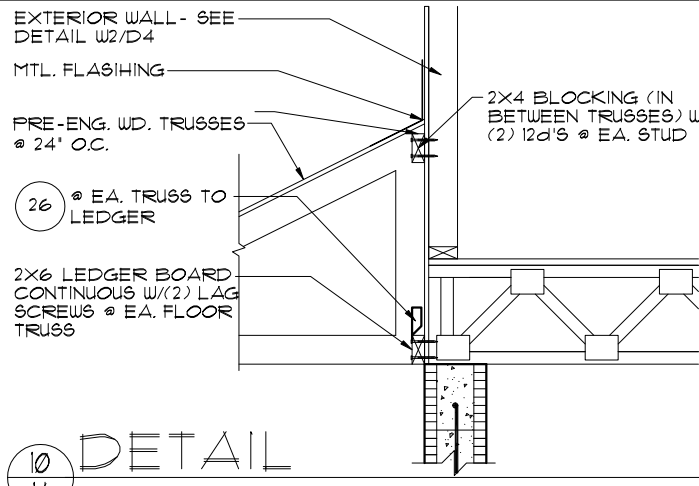
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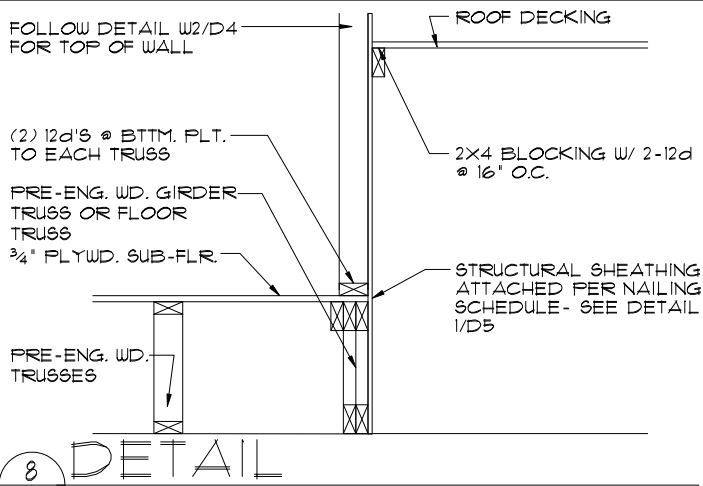
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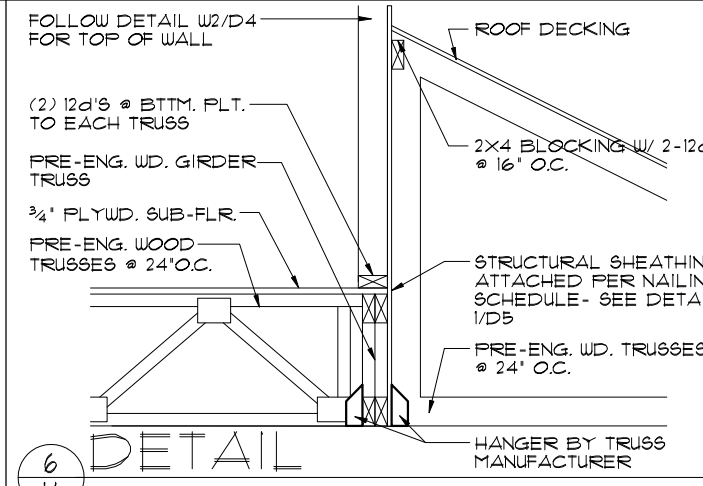
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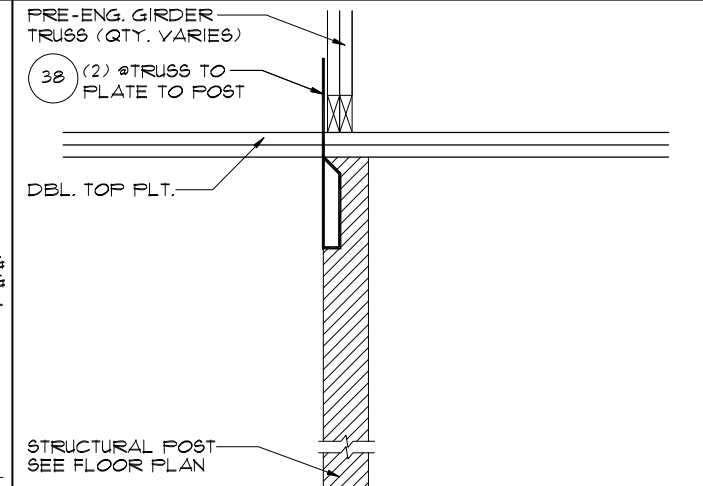
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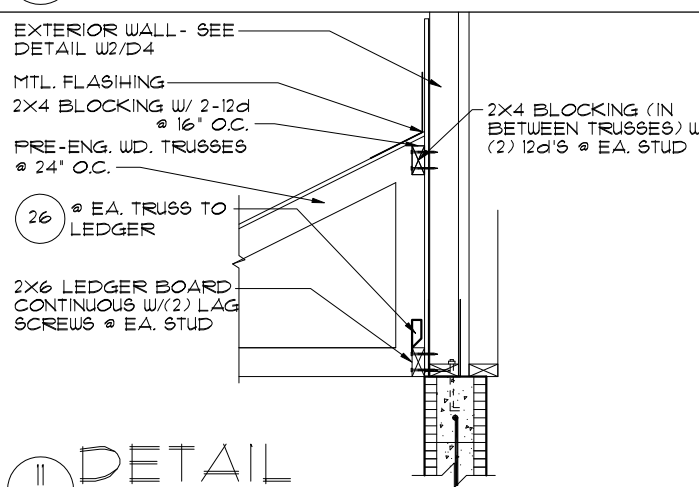
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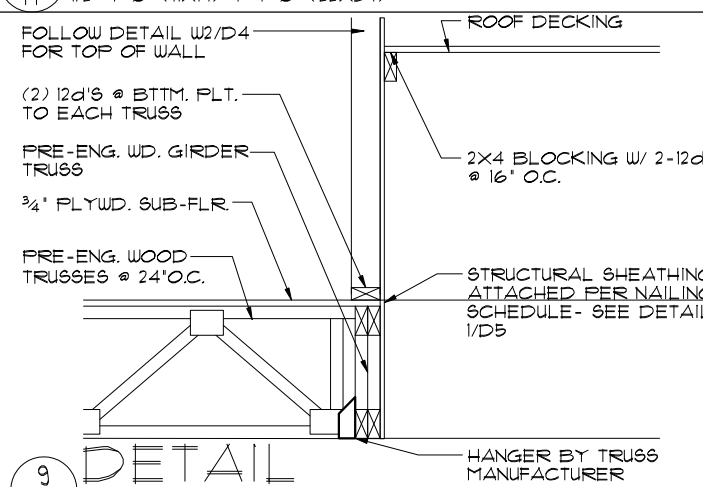
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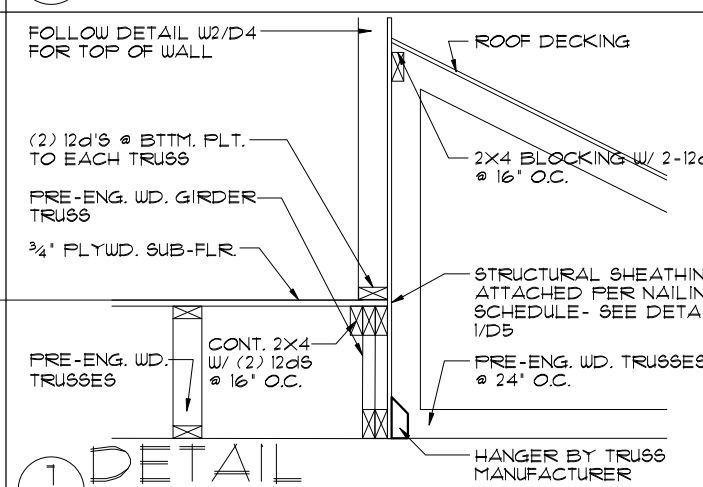
5 DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



11 DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



9 DETAIL  
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7 DETAIL  
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THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 0000, PARADISO GRANDE

SEACOAST II PARADISO GRANDE

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

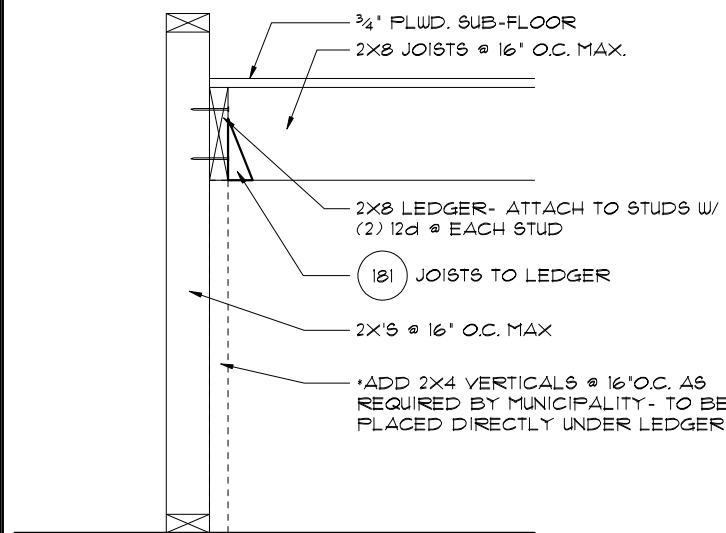
SHEET 14 OF SHEETS

REVISIONS BY

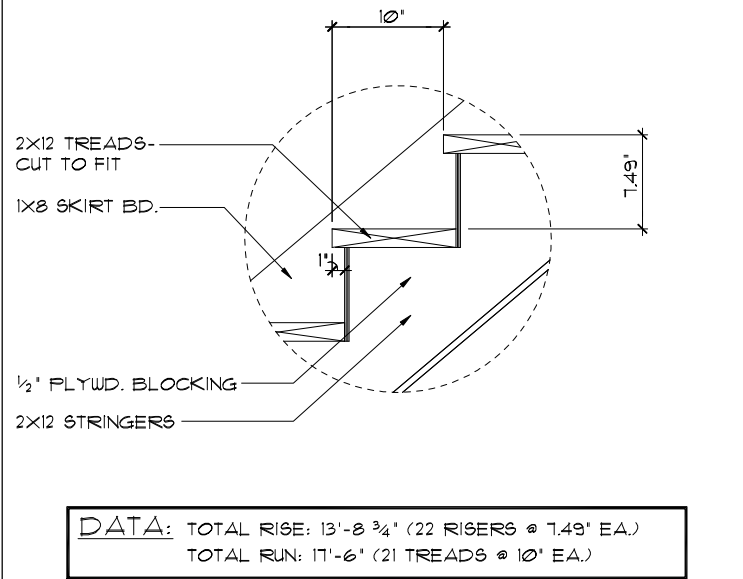
ITEG  
HARRISON ENGINEERING GROUP, INC.  
10000 W. BOULEVARD, SUITE 200  
ORLANDO, FLORIDA 32817  
TEL: (407) 734-1400  
FAX: (407) 734-1790  
WWW.ITEG.COM

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
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Phone: (407) 529-3000

Park Square HOMES

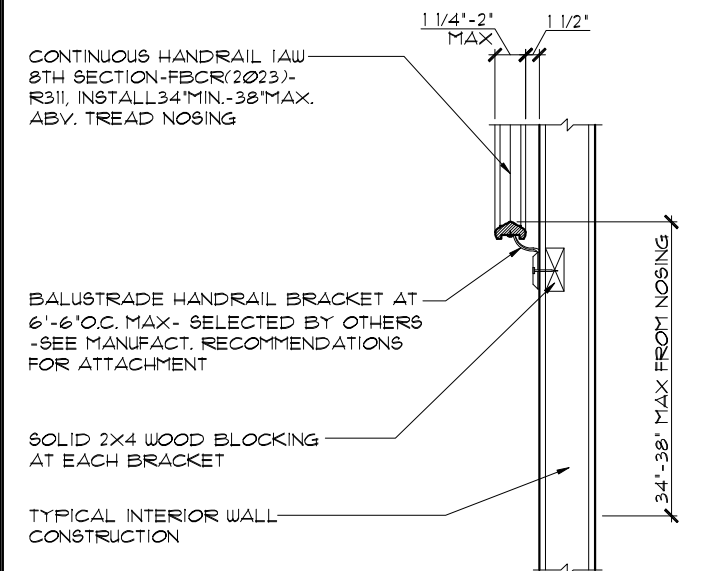


4 TYP. STAIR CONNECT.  
 3/4" = 1'-0" (11X17) 1/2" = 1'-0" (22'X34') PLATFORM FRAMING

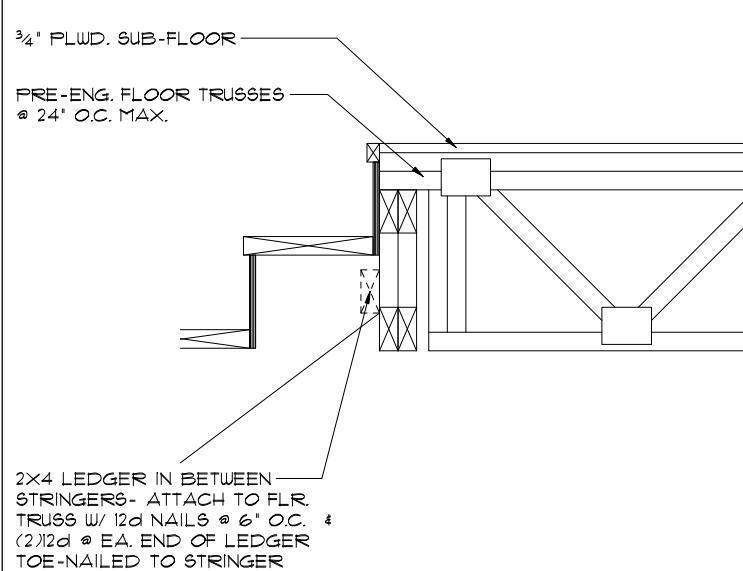


1 STAIR DETAIL  
 3/4" = 1'-0" (11X17) 1/2" = 1'-0" (22'X34') STAIR DATA

DATA: TOTAL RISE: 13'-8 3/4" (22 RISERS @ 1.49' EA.)  
 TOTAL RUN: 17'-6" (21 TREADS @ 10' EA.)



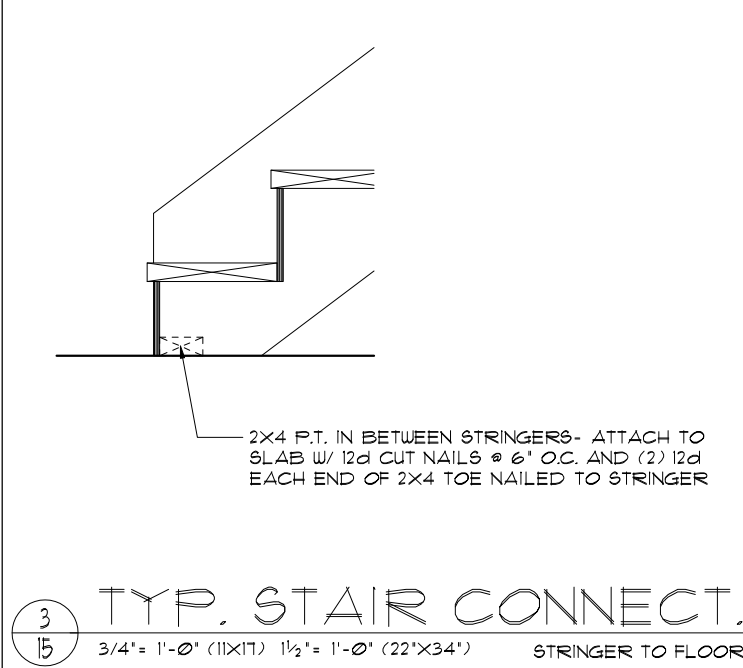
5 TYP. HANDRAIL DET.  
 3/4" = 1'-0" (11X17) 1/2" = 1'-0" (22'X34')



2 TYP. STAIR CONNECT.  
 3/4" = 1'-0" (11X17) 1/2" = 1'-0" (22'X34') STRINGER TO FLOOR TRUSS

NOTES:  
 STAIRWAY CONSTRUCTION TO CONFORM TO FBCR 2023, 8 TH EDITION SECTION R311.1

MAX. HGT. OF RISER TO BE NOT MORE 7 3/4". WIDTH OF TREAD TO BE 9" (EXCLUSIVE OF NOSING) ALL TREADS LESS THAN 10" IN WIDTH SHALL HAVE APPROX. 1" OF NOSING 3/16" MAX. VARIATION IN RISERS/TREADS ADJACENT TO EACH OTHER 3/8" MAX. VARIATION IN ANY RISER/TREAD HAND RAIL CIRCULAR CROSS SECTION DIA. TO BE 1/4" - 2" OR TO PROVIDE EQUIVALENT GRASPABILITY. WINDERS: MIN. 6" WIDE @ NARROW END 34" MIN. - 38" MAX., HANDRAIL HGT. HEADROOM CLEARANCE MIN. 6'-8"

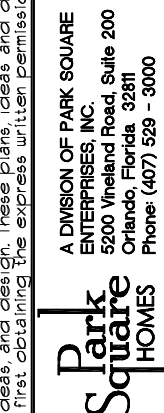


3 TYP. STAIR CONNECT.  
 3/4" = 1'-0" (11X17) 1/2" = 1'-0" (22'X34') STRINGER TO FLOOR

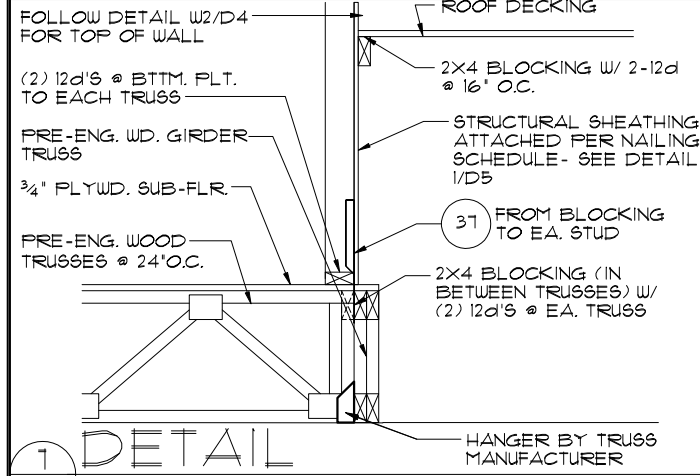
CONNECTOR SCHEDULE						
CONNECT. TYPE	SIMPSON		USP		MAX. UPLIFT	LAT. LDS. FI / F2
	DESCRIPTION	FASTENERS PER CONNECTOR	DESCRIPTION	FASTENERS PER CONNECTOR		
4	HETA20	14-10d x 1 1/2"	ETA20	14-10d	1,810	65 / 960
5	DETAL20	18-10d x 1 1/2"	N/A	N/A	2,480	2000 / 1370
20	H3	RFT: 4-8d / PLT: 4-8d	RT3	RFT: 4-8d / PLT: 4-8d	455	125 / 160
21	H1	RFT: 6-8dx1 1/2" / PLT: 4-8d	RT15	RFT: 5-8dx1 1/2" / PLT: 5-8d	475	485 / 165
22	H10A	RFT: (9)10d x 1 1/2" / PLT: (9)10d x 1 1/2"	RT16	RFT: 8-8d x 1 1/2" / PLT: 8-8d	990	585 / 525
23	LUS26	HDR: 4-10d / JST: 4-10d / RFT / TRS: (4)8d	JUS26	HDR: 4-10d / JST: 4-10d	935	N/A
24	H1Z	PLT / STD: (2)8dx1 1/2" (8)8d	RT20	RFT / TRS: 9-10d / PLT / STD: 13-10d	985	400 / N/A
26	H2.5A	RFT: 5-8d / PLT: 5-8d	RT1	RFT: 5-8d / PLT: 5-8d	415	150 / 150
34	A34	H: 4-8dx1 1/2" / F: 4-8dx1 1/2"	MP34	H: 4-8dx1 1/2" / F: 4-8dx1 1/2"	365	280 / 303
35	A35F	H: 4-8dx1 1/2" / F: 4-8dx1 1/2"	MPAIF	H: 6-8dx1 1/2" / F: 6-8dx1 1/2"	440	440 / N/A
37	MTS12	14-10d	MTW12	14-10d	1,000	N/A
38	MTS16	14-10d	MTW16	14-10d	1,000	N/A
43	LSTA12	10-10d	LSTA12	10-10d	905	N/A
45	ST18	14-16d	ST18	14-16d	1,200	N/A
47	LSTA24	18-10d	LSTA24	18-10d	1,295	N/A
71	MSTA36	26-10d	MSTA36	26-10d	2,135	N/A
72	MSTC66	64-16d SINKERS	N/A	N/A	5,495	N/A
79	SPI	STD: 6-10d / PLT: 4-10d	SPT22	STD: 4-10d / PLT: 4-10d	535	560 / 260
80	SP2	STD: 6-10d / PLT: 6-10d	SPT224	STD: 6-10d / PLT: 6-10d	605	560 / 260
81	SPH4.6.8	12-10d x 1 1/2"	TP4.6.8	12-10d x 1 1/2"	885	N/A
90	ABU66	12-16d	PAU66	12-16d	2,240	N/A
93	CB66	(2) 3/8" BOLTS	PA8X8	4-10d	2,300	985
92	ABU44	12-16d	PAU44	12-16d	2,200	N/A
93	AC6 (MAX)	28-16d	PBS66	24-16d	1,815	1,070
94	AC4 (MAX)	28-16d	PBS44	24-16d	1,815	1,070
95	HTS20	20-10d	HTW20	20-10d	1,450	N/A
96	HD8A	SILL: 1/8" BOLT / STUD: (3) 3/8" X 5 1/2" BOLTS	HHD8A	SILL: 1/8" BOLT / STUD: (3) 3/8" X 5 1/2" BOLTS	7,910	N/A
99	A35	H: 4-8dx1 1/2" / F: 4-8dx1 1/2"	MPAI	H: 6-8dx1 1/2" / F: 6-8dx1 1/2"	440	440 / N/A
98-101	HTT4	5/8" BOLT / 18-16dx2 1/2"	N/A	N/A	3,640	N/A
97-100-102	HTT5	5/8" BOLT / 26-10d	N/A	N/A	4,275	N/A
103	VGTR/L	32-SDS 1/4" X 3" / (2) 5/8" BLT	N/A	N/A	3,990	N/A
104	HDU8-SDS2.5	7/8" BLT / 20-SDS 1/4" X 2 1/2"	N/A	N/A	5,020	N/A
105	HDU11-SDS2.5	1" BLT / 30-SDS 1/4" X 2 1/2"	N/A	N/A	8,030	N/A
110	HCF2	12-10d x 1 1/2"	HHCF2	20-10d x 1 1/2"	520	260 / N/A
167	HHUS46	H: 14-16d / J: 6-16d	THD46	H: 8-18d / J: 12-10d	1,550	N/A
168	U46	H: 8-10d / J: 4-10d	SUH46	H: 8-16d / J: 4-16d	710	N/A
181	HUS26	20-16d	THD26	H: 20-16d / J: 10-10d	1,550	N/A
184	HHUS28-2	G: 28-16d / T: 8-16d	EHUH28-2	12-16d	2,000	N/A
214	HUC212-3TF	HD: 16-3/16" X 1 1/2" TAPCON / BM: 6-16d	HDO212-3	HD: 18-3/16" X 1 1/2" TAPCON / BM: 6-10d	1,135	N/A
215	HGU5210-2	HDR: 46-16d / JST: 10-16d	EHUH210-2	HDR: 40-16d / JST: 16-10d	2,720	N/A
216	HUS412	BLOCK: 10-1/4" X 1 1/2" TC / JOIST: 10-16d	HUS412	BLOCK: 10-1/4" X 1 1/2" TC / JOIST: 10-16d	3,240	N/A
217	HUS212-2	BLOCK: 10-1/4" X 1 1/2" TC / JOIST: 10-16d	HUS212-2	BLOCK: 10-1/4" X 1 1/2" TC / JOIST: 10-16d	2,630	N/A
219	MBHA412	H: 1-ATR 3/4" X 8" TOP & FACE / JOIST: 18-10d	NFM35X12U	H: 1-1/2" J-BOLT / J: 5-1/2" BOLTS	3,145	N/A
220	N/A	N/A	NFM 3X12	BLK: 1/2" J / JST: 14-10d	1,620	N/A
226	MBHA4.75/12	HDR: (2) 3/4" x 8" / JOIST: 18-10d	NFM45U	HDR: MIN. 1/2" x J-BOLTS / JOIST: (5) 1/2" BOLTS	2,160	N/A
231	MBHA3.56/16	HDR: (2) 3/4" x 8" / JOIST: 18-10d	NFM3.5X16U	HDR: MIN. 1/2" x J-BOLTS / JOIST: (5) 1/2" BOLTS	3,450	N/A
232	MBHA5.50/16	HDR: (2) 3/4" x 8" / JOIST: 18-10d	NFM5.5X16U	HDR: MIN. 1/2" x J-BOLTS / JOIST: (5) 1/2" BOLTS	3,450	N/A
240	H15	R: 4-10dx1 1/2" / F: 4-10dx1 1/2"	N/A	N/A	1,300	480 / N/A
241	LGT2	30-16d-sinker	LUGT2	32-10d	2,000	1015 / 440
301	MGT	(1) 5/8" BLTS / GIR: 22-10d	N/A	N/A	3,965	N/A
302	HGT-2 or 3	LTL: 3/4" BLTS / GIR: 8-10d	USC63	LTL: 3/4" BLTS / GIR: 8-16d	6,485	N/A
303	HGT-4	LTL: 3/4" BLTS / GIR: 16-10d	N/A	N/A	9,250	N/A
401	SUR/L414	FACE: 18-16d / JST: 8-16d	N/A	N/A	1,700	N/A
T	CONNECTORS TO BE SPECIFIED AND PROVIDED BY TRUSS MANUFACTURERS					

THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8TH EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH.  
 LOT: 0000, PARADISO GRANDE  
 SEACOAST II  
 PARADISO GRANDE  
 5619  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 15 OF SHEETS

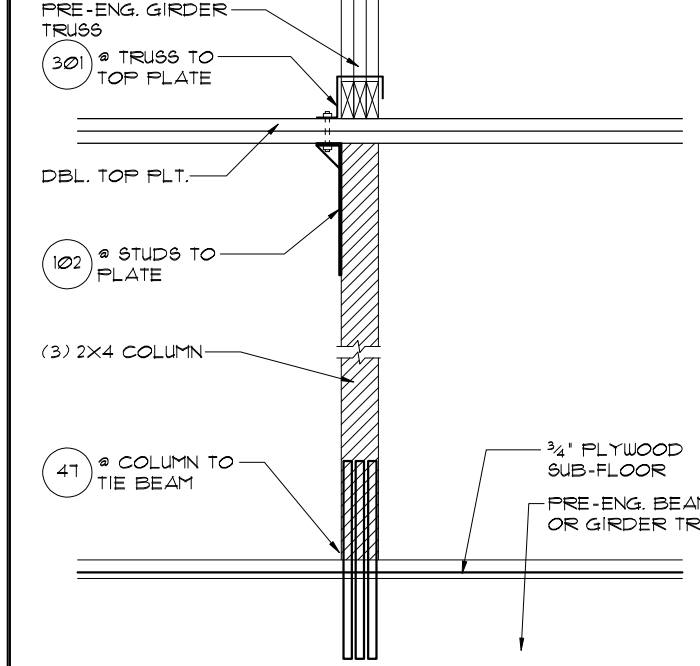
PARADISO GRANDE  
 A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 529-3000  
 WWW.PARKSQUAREHOMES.COM  
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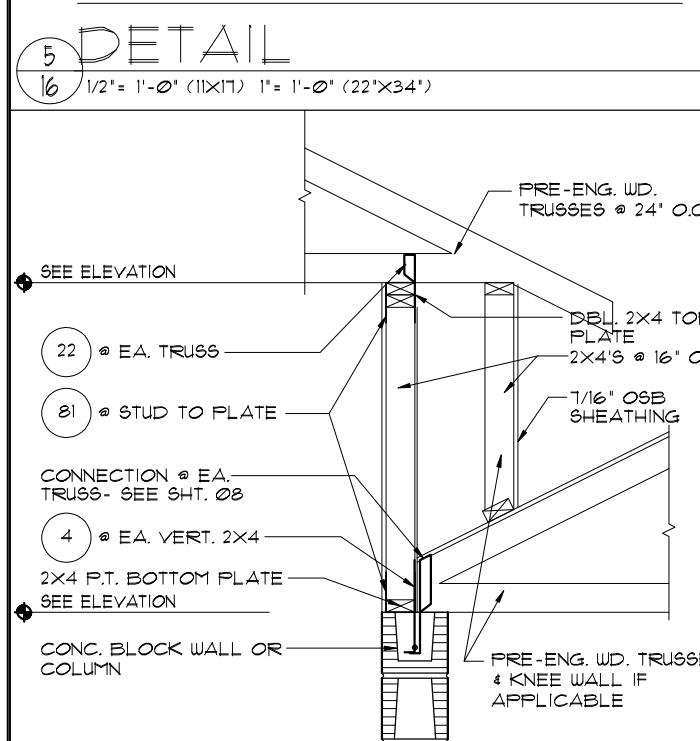
TYPICAL DETAILS / CONNECTOR SCHEDULE



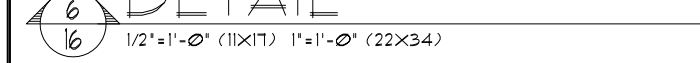
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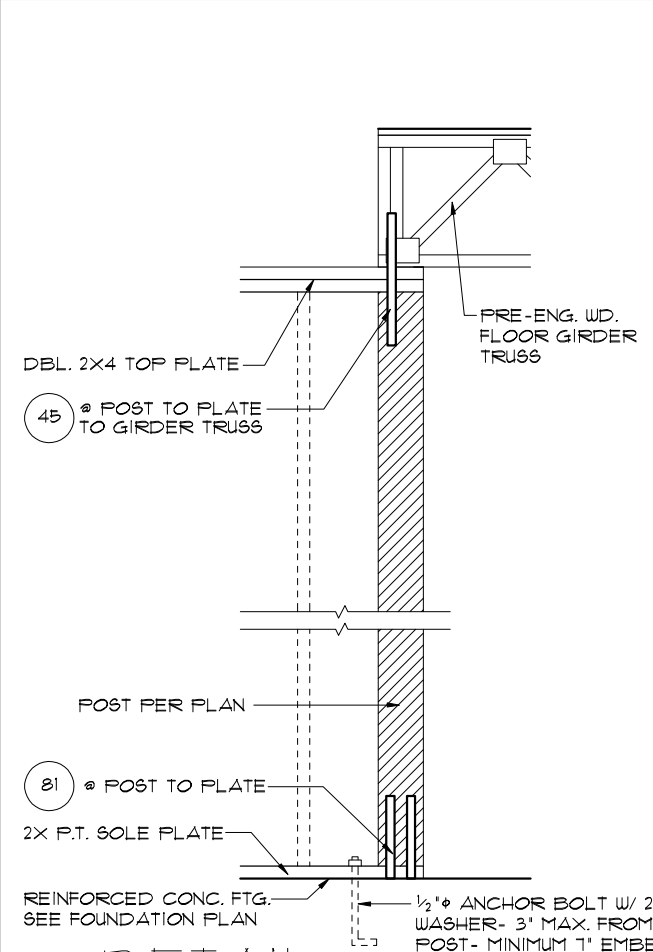
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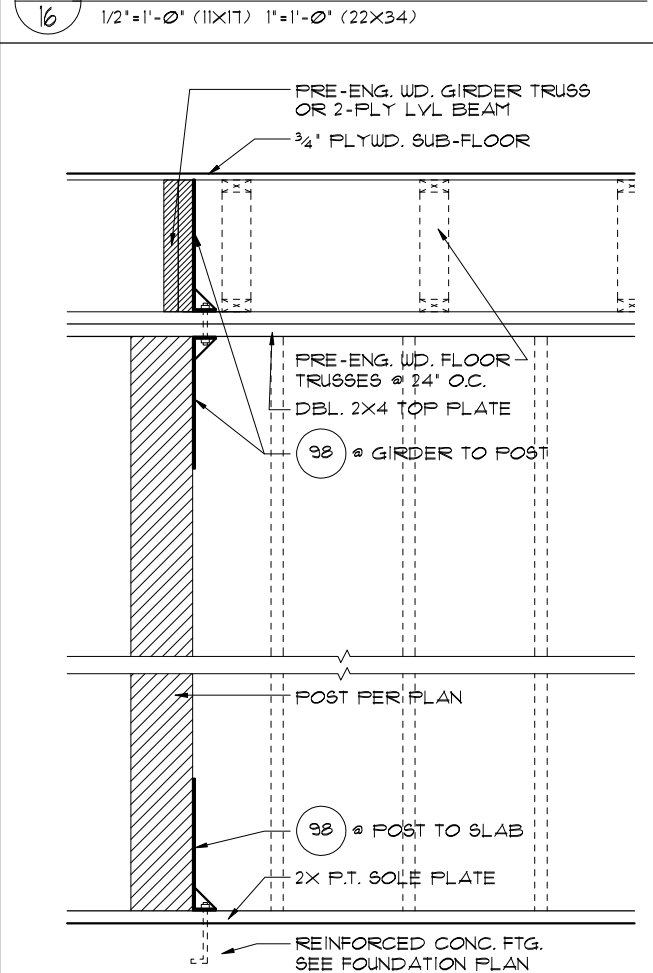
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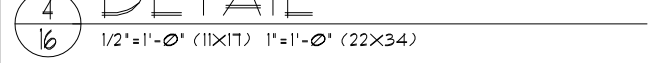
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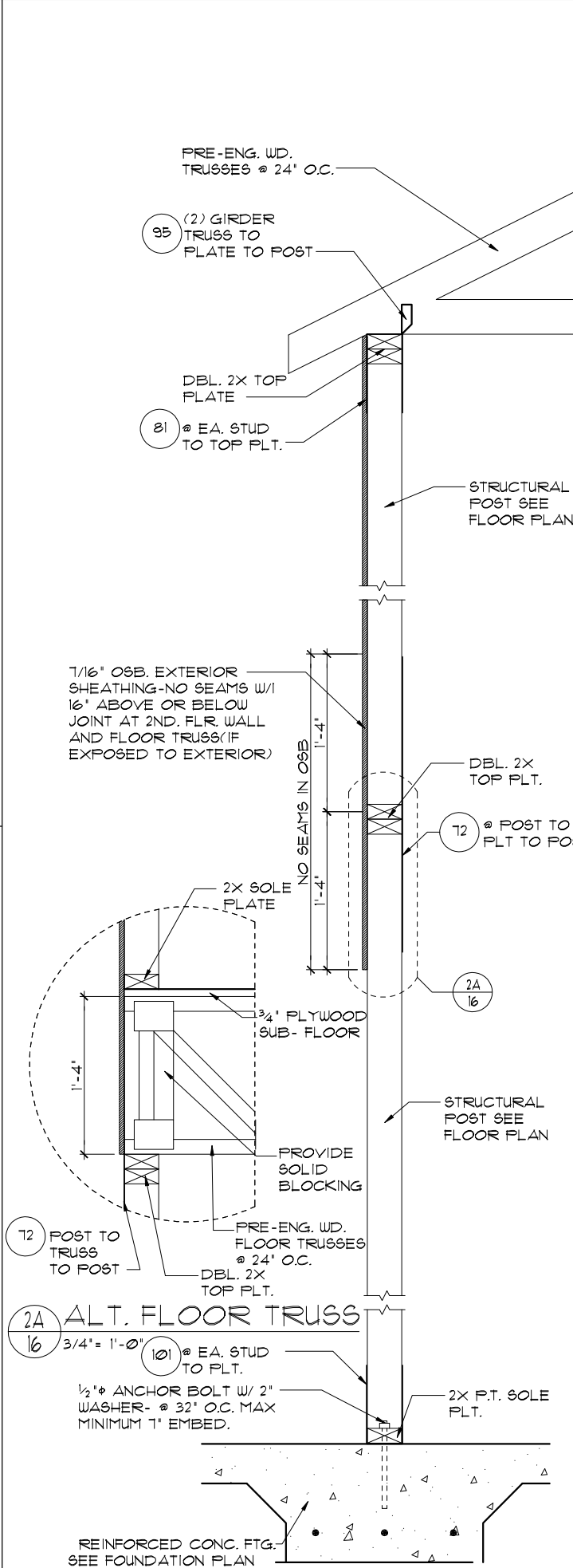
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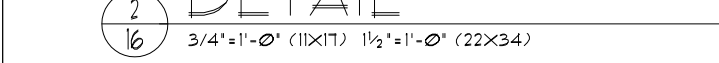
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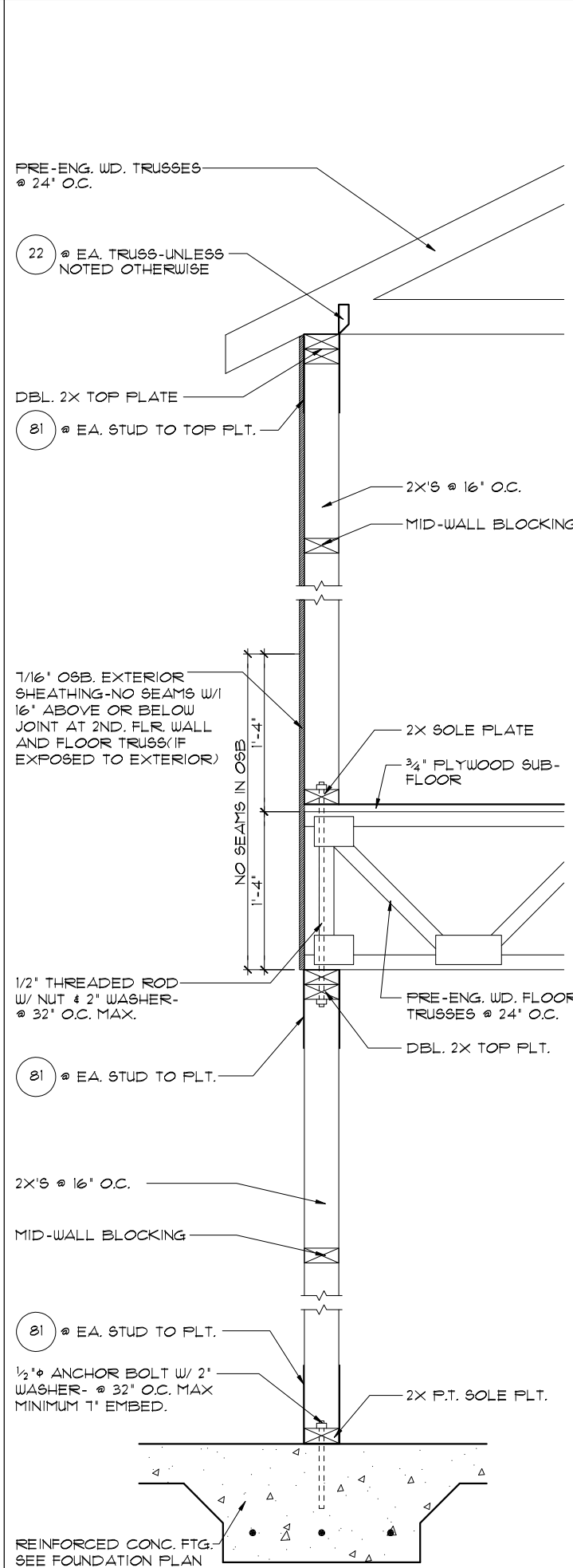
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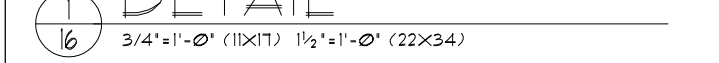
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REVISIONS	BY

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**ITEG**  
 ITHAMSON ENGINEERING GROUP, INC.  
 5200 Vineland Road, Suite 200  
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**Park Square HOMES**

**SEACOAST II**  
**PARADISO GRANDE**

DATE	04-15-21
SCALE	AS NOTED
DRAWN	RDC
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SHEET	16
OF SHEETS	

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# SAFE LOAD TABLES FOR GRAVITY, UPLIFT & LATERAL LOADS

## 8' PRECAST & PRESTRESSED U-LINTELS

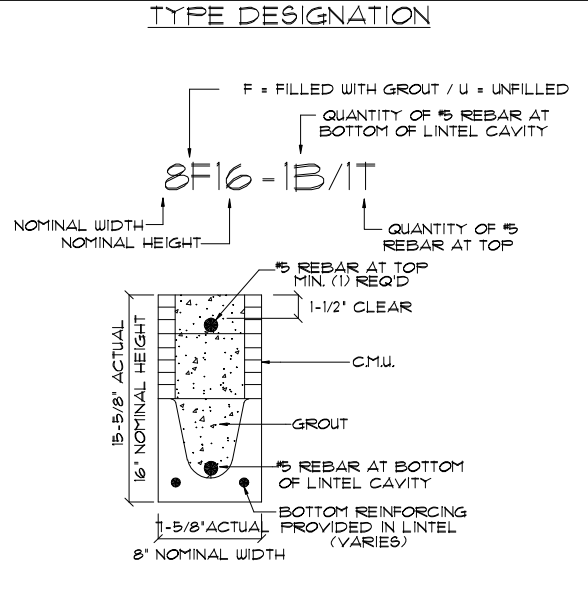
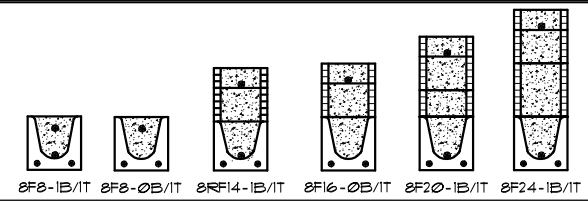
LENGTH	TYPE	RUB	GRAVITY														
			8F8-05	8F12-05	8F16-05	8F20-05	8F24-05	8F28-05	8F32-05	8F8-15	8F12-15	8F16-15	8F20-15				
2'-10" (34')	PRECAST	2302	3166	4473	6039	7526	9004	10472	11936								
3'-6" (42')	PRECAST	2302	3166	4473	6039	7526	9004	10472	11936								
4'-0" (48')	PRECAST	2029	2646	4473	6039	7526	9004	10472	11936								
4'-6" (54')	PRECAST	1651	2187	3937	5244	6551	7858	9165	10472								
5'-4" (64')	PRECAST	1184	1665	2899	4033	5167	6301	7435	8569								
5'-10" (70')	PRECAST	912	1259	2144	3029	3914	4799	5684	6569								
6'-6" (78')	PRECAST	931	1259	2144	3029	3914	4799	5684	6569								
7'-6" (90')	PRECAST	161	1079	1679	2385	3091	3797	4503	5209								
9'-4" (112')	PRECAST	973	1259	2144	3029	3914	4799	5684	6569								
10'-6" (126')	PRECAST	456	658	1025	1514	2003	2492	2981	3470								
11'-4" (136')	PRECAST	448	598	935	1365	1795	2225	2655	3085								
12'-0" (144')	PRECAST	414	545	864	1254	1643	2032	2421	2810								
13'-4" (160')	PRECAST	362	421	726	1028	1331	1633	1935	2237								
14'-0" (168')	PRECAST	338	405	748	1076	1438	1800	2162	2524								
14'-8" (176')	PRESTRESSED	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.								
15'-4" (184')	PRESTRESSED	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.								
17'-4" (208')	PRESTRESSED	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.								
19'-4" (232')	PRESTRESSED	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.								
21'-4" (256')	PRESTRESSED	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.								
22'-0" (264')	PRESTRESSED	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.								
24'-0" (288')	PRESTRESSED	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.	N.R.								

## 8' PRECAST W/ 2" RECESS DOOR U-LINTELS

LENGTH	TYPE	RUB16	GRAVITY														
			8RF6-05	8RF10-05	8RF14-05	8RF18-05	8RF22-05	8RF26-05	8RF30-05	8RF6-15	8RF10-15	8RF14-15	8RF18-15				
4'-4" (52')	PRECAST	1489	1911	2782	3653	4524	5395	6266	7137								
4'-6" (54')	PRECAST	1351	1773	2644	3515	4386	5257	6128	7000								
5'-8" (68')	PRECAST	785	1153	1762	2371	2980	3589	4198	4807								
5'-10" (70')	PRECAST	735	1033	1562	2091	2620	3149	3678	4207								
6'-8" (80')	PRECAST	822	1071	1570	2069	2568	3067	3566	4065								
7'-6" (90')	PRECAST	665	901	1311	1721	2131	2541	2951	3361								
9'-8" (116')	PRECAST	311	425	539	653	767	881	995	1109								

## 8' PRECAST & PRESTRESSED U-LINTELS

LENGTH	TYPE	UPLIFT												LATERAL			
		8F8-1T	8F12-1T	8F16-1T	8F20-1T	8F24-1T	8F28-1T	8F32-1T	8F8-2T	8F12-2T	8F16-2T	8F20-2T	8F24-2T				
2'-10" (34')	PRECAST	2721	3878	5035	6192	7349	8506	9663	10820	2021	2021						
3'-6" (42')	PRECAST	2165	3091	4017	4943	5869	6795	7721	8647	1291	1291						
4'-0" (48')	PRECAST	1878	2655	3432	4209	4986	5763	6540	7317	938	938						
4'-6" (54')	PRECAST	1660	2317	2974	3631	4288	4945	5602	6259	121	121						
5'-4" (64')	PRECAST	1393	1950	2507	3064	3621	4178	4735	5292	505	505						
5'-10" (70')	PRECAST	1272	1779	2286	2793	3300	3807	4314	4821	418	418						
6'-6" (78')	PRECAST	1141	1588	2035	2482	2929	3376	3823	4270	1071	881						
7'-6" (90')	PRECAST	990	1337	1684	2031	2378	2725	3072	3419	591	691						
9'-4" (112')	PRECAST	801	1079	1357	1635	1913	2191	2469	2747	484	630						
10'-6" (126')	PRECAST	716	944	1172	1400	1628	1856	2084	2312	396	493						
11'-4" (136')	PRECAST	666	874	1082	1290	1498	1706	1914	2122	363	556						
12'-0" (144')	PRECAST	607	795	983	1171	1359	1547	1735	1923	340	494						
13'-4" (160')	PRECAST	500	658	816	974	1132	1290	1448	1606	302	398						
14'-0" (168')	PRECAST	458	606	754	902	1050	1198	1346	1494	286	360						
14'-8" (176')	PRESTRESSED	243	325	407	489	571	653	735	817	N.R.	351						
15'-4" (184')	PRESTRESSED	228	309	391	473	555	637	719	801	N.R.	321						
17'-4" (208')	PRESTRESSED	188	256	324	392	460	528	596	664	N.R.	295						
19'-4" (232')	PRESTRESSED	163	219	275	331	387	443	499	555	N.R.	204						
21'-4" (256')	PRESTRESSED	142	188	234	280	326	372	418	464	N.R.	172						
22'-0" (264')	PRESTRESSED	140	186	232	278	324	370	416	462	N.R.	161						
24'-0" (288')	PRESTRESSED	131	177	223	269	315	361	407	453	N.R.	135						



### MATERIALS

1. f'c precast lintels = 3500 psi.
2. f'c prestressed lintels = 6000 psi.
3. f'c grout = 3000 psi w/ maximum 3/8" aggregate.
4. Concrete masonry units (CMU) per ASTM C90 w/ minimum net area compressive strength = 1900 psi.
5. Rebar provided in precast lintel per ASTM A615 GR60. Field rebar per ASTM A615 GR40 or GR60.
6. Prestressing strand per ASTM A416 grade 270 low relaxation.

### GENERAL NOTES

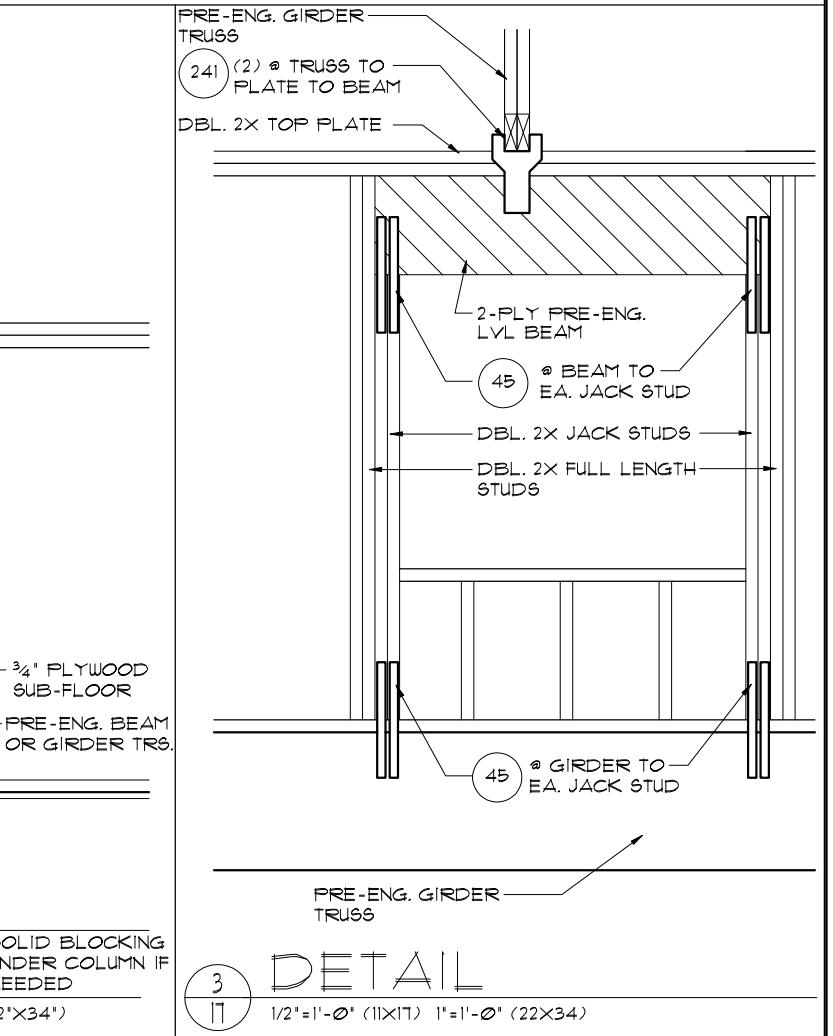
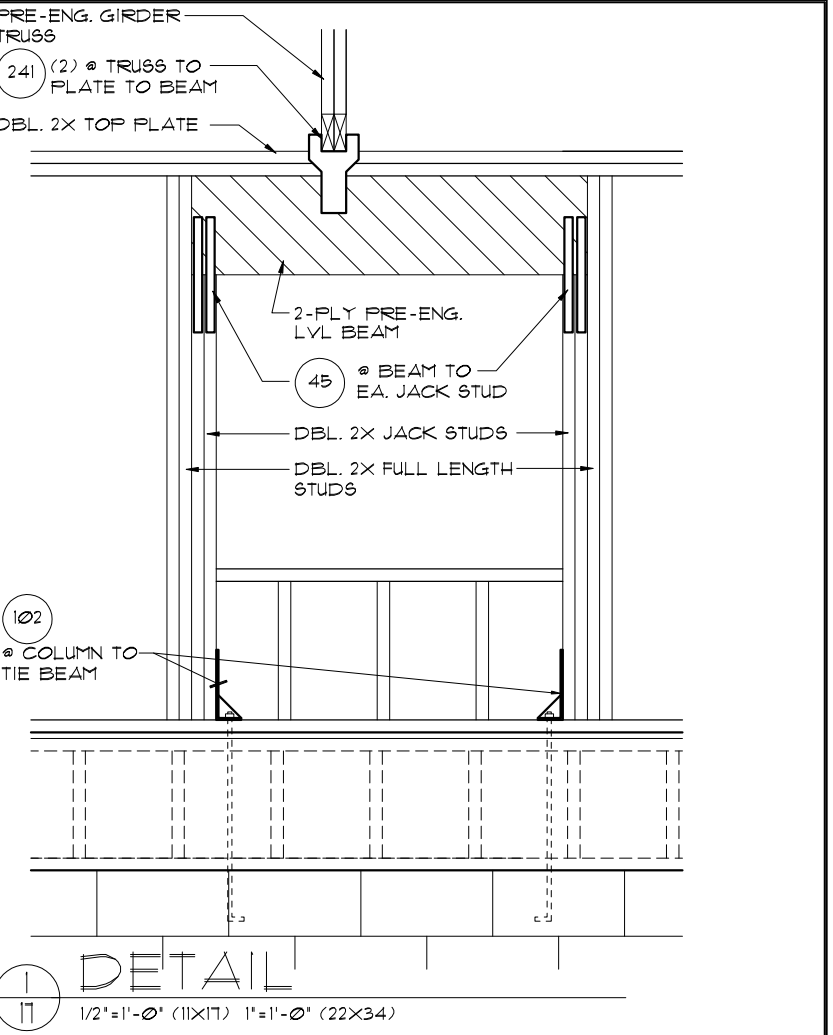
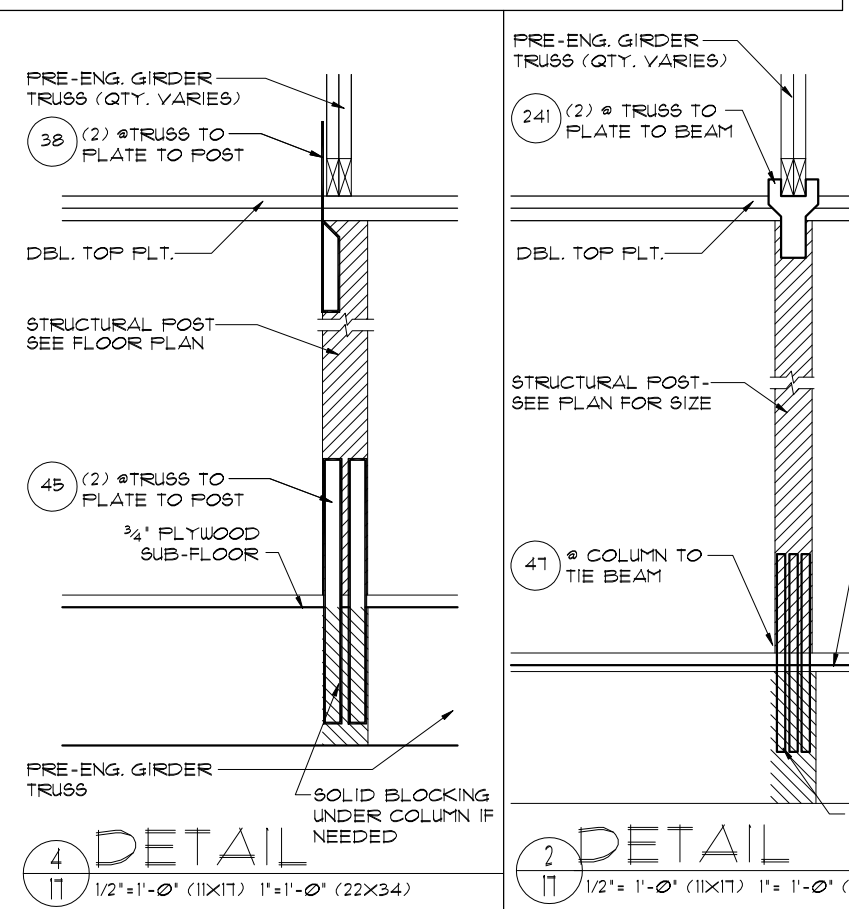
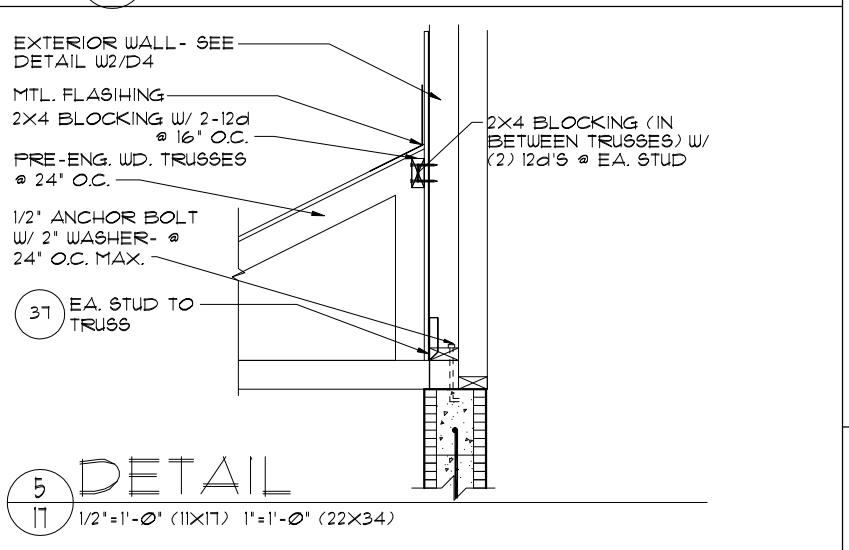
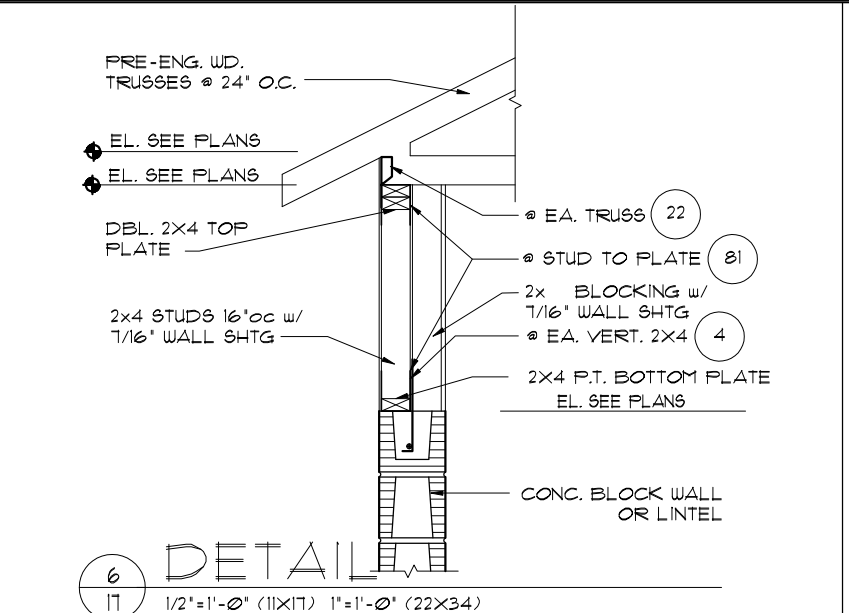
1. Provide full mortar head and bed joints.
2. Shore filled lintels as required.
3. Installation of lintel must comply with the architectural and/or structural drawings.
4. Lintels are manufactured with 5-1/2" long notches at the ends to accommodate vertical cell reinforcing and grouting.
5. All lintels meet or exceed L/360 vertical deflection, except lintels 17'-4" and longer with a nominal height of 8' meet or exceed L/180.
6. Bottom field added rebar to be located at the bottom of the lintel cavity.
7. 1/32" diameter wire stirrups are welded to the bottom steel for mechanical anchorage.
8. Cast-in-place concrete may be provided in composite lintel in lieu of concrete masonry units.
9. Safe load ratings based on rational design analysis per ACI 318 and ACI 530.

### SAFE LOAD TABLE NOTES

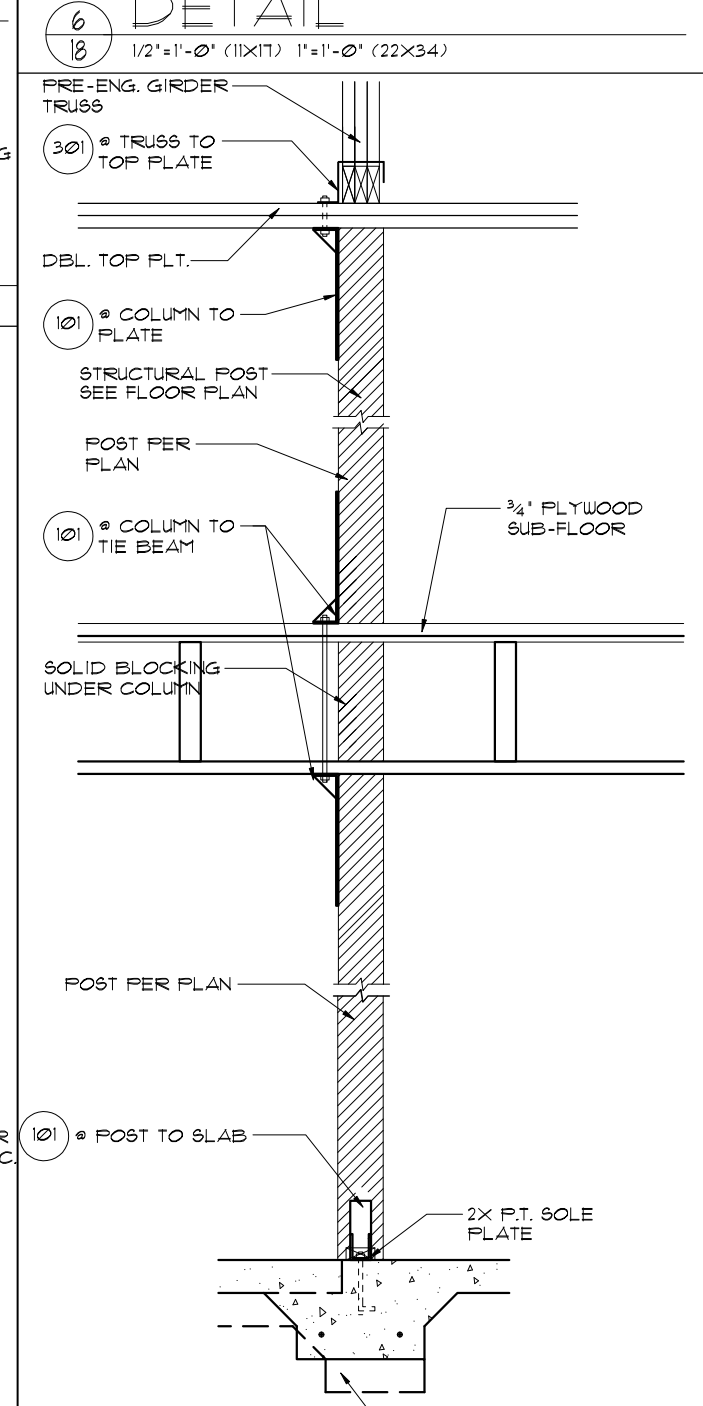
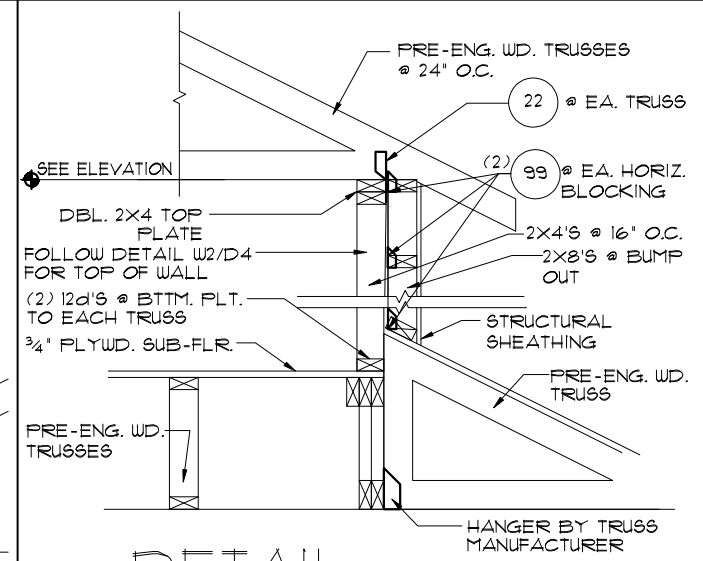
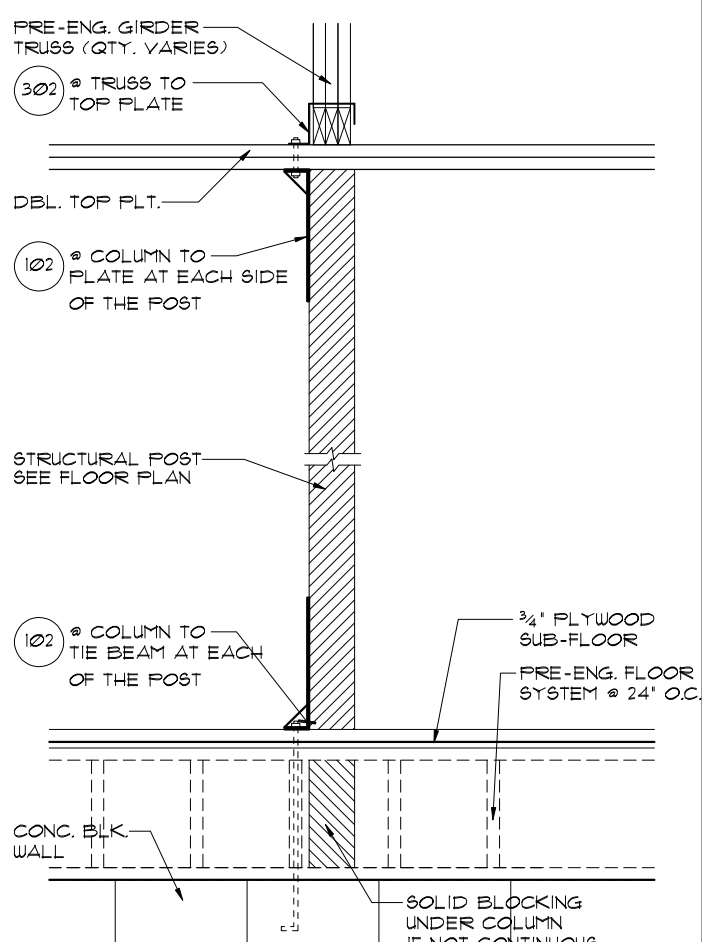
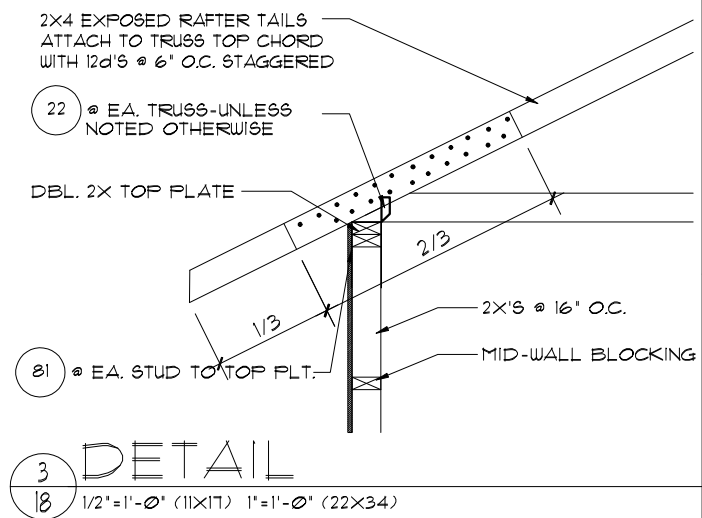
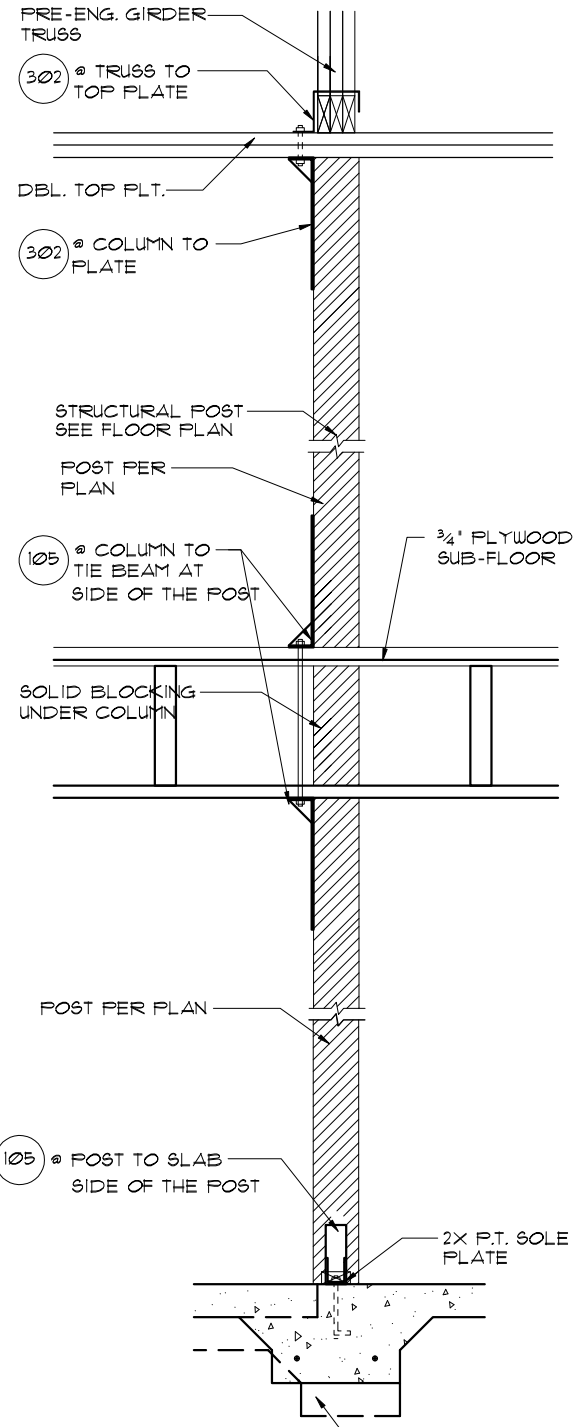
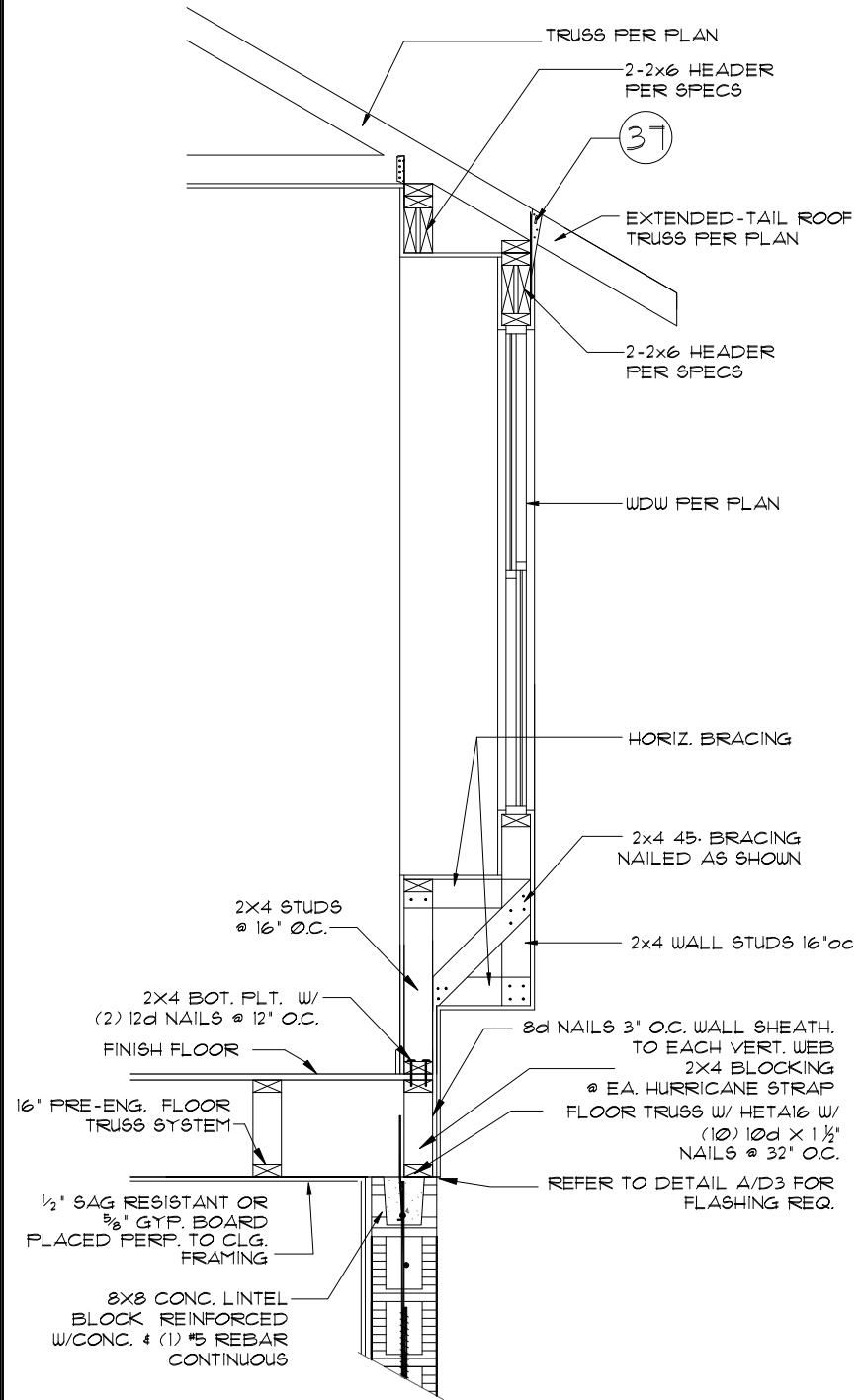
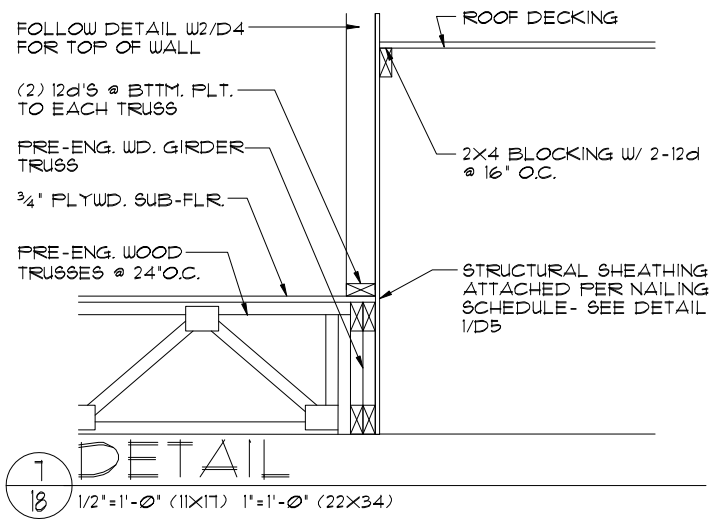
1. All values based on minimum 4" bearing. Exception: Safe loads for unfilled lintels must be reduced by 20% if bearing length is less than 6-1/2". Safe loads for all recessed lintels based on 8" nominal bearing.
2. N.R. = Not Rated.
3. Safe loads are total superimposed allowable load on the section specified.
4. Safe loads based on grade 40 or grade 60 field rebar.
5. Additional lateral load capacity can be obtained by the designer by providing additional reinforced masonry above the precast lintel.
6. One #1 rebar may be substituted for two #5 rebars in 8" lintels only.
7. The designer may evaluate concentrated loads from the safe load tables by calculating the maximum resisting moment and shear at  $a$ -away from the face of support.
8. For composite lintel heights not shown, use safe load from next lower height.
9. All safe loads in units of pounds per linear foot.

## 8' PRECAST W/ 2" RECESS DOOR U-LINTELS

LENGTH	TYPE	UPLIFT												LATERAL			
		8RF6-1T	8RF10-1T	8RF14-1T	8RF18-1T	8RF22-1T	8RF26-1T	8RF30-1T	8RF6-2T	8RF10-2T	8RF14-2T	8RF18-2T					
4'-4" (52')	PRECAST	1244	1813	2413	3013	3613	4213	4813	5413	932	932						
4'-6" (54')	PRECAST	1192	1707	2212	2717	3222	3727	4232	4737	853	853						
5'-8" (68')	PRECAST	824	1172	1520	1868	2216	2564	2912	3260	501	501						
5'-10" (70')	PRECAST	786	1079	1372	1665	1958	2251	2544	2837	463	463						
6'-8" (80')	PRECAST	718	986	1254	1522	1790	2058	2326	2594	830	1000						
7'-6" (90')	PRECAST	668	897	1126	1355	1584	1813	2042	2271	710	941						
9'-8" (116')	PRECAST	533	716	900	1083	1267	1450	1634	1817	516	614						



THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 9th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL AND IS CERTIFIED AS SUCH  
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**SEACOAST II**  
**PARADISO GRANDE**  
**5619**  
 DATE 04-15-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 5619  
 SHEET 17  
 OF SHEETS



THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 0000, PARADISO GRANDE

PRE CAST LINTEL DATA / STRUCTURAL DETAILS

SEACOAST II PARADISO GRANDE

5619

DATE 04-15-21

SCALE AS NOTED

DRAWN RDC

JOB 5619

SHEET 18

OF SHEETS

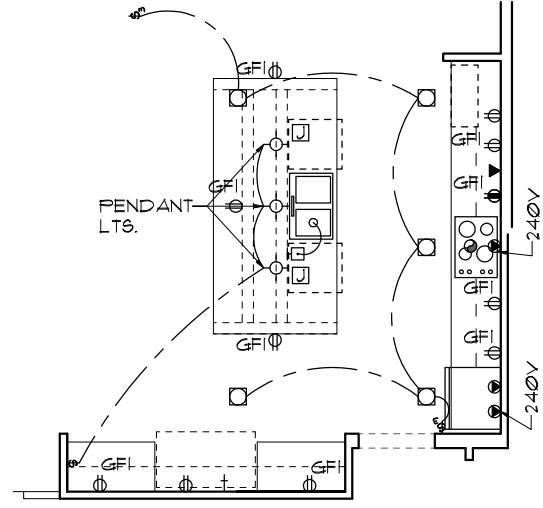
PARADISO GRANDE

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vlneland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529-3000

Park Square HOMES

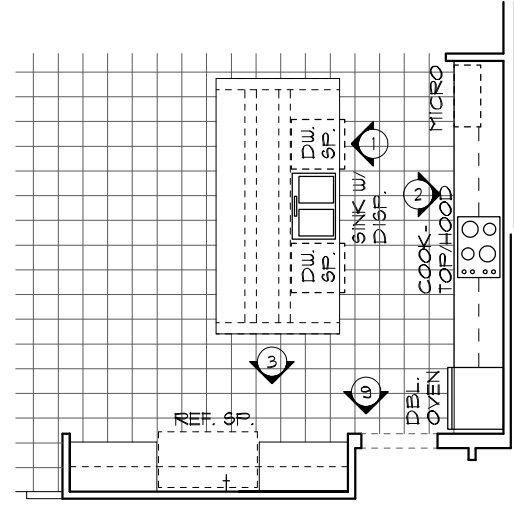
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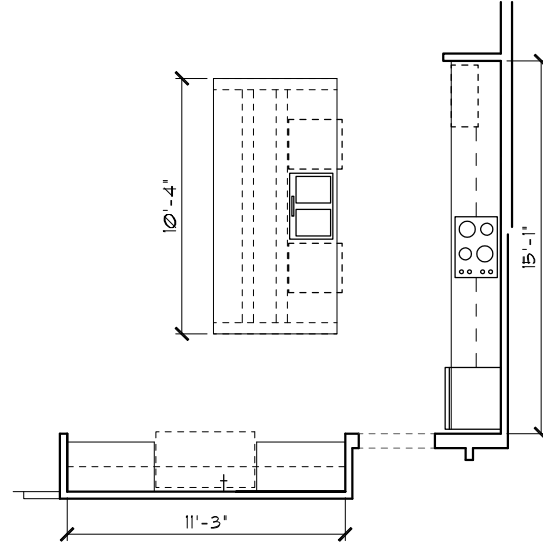
**ELECTRICAL PLAN**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



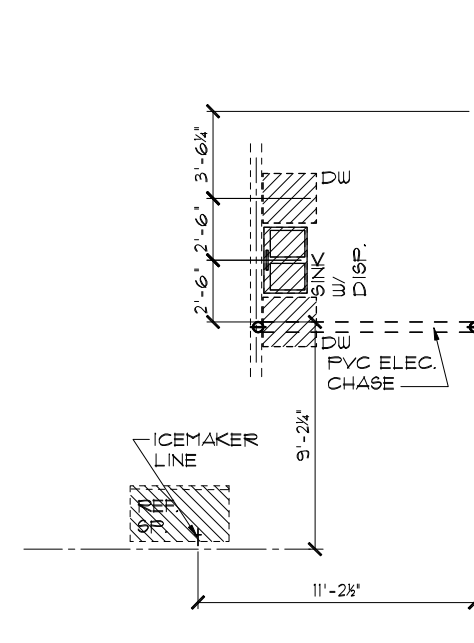
**FLOOR PLAN W/ NOTES**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



**FLOOR PLAN W/ DIMENSIONS**

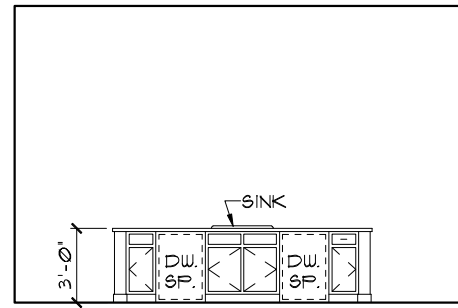
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



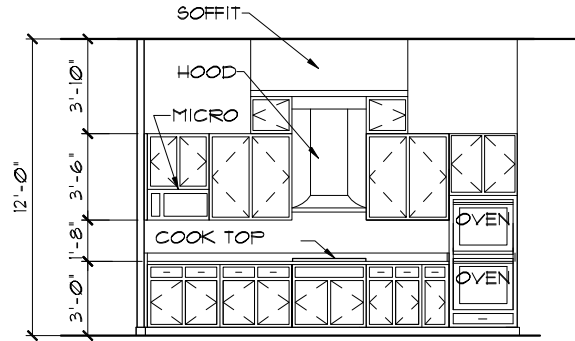
**FOUNDATION PLAN**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

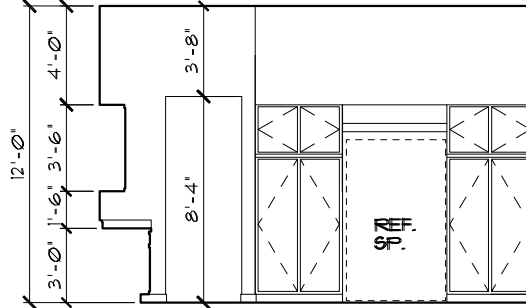
GOURMET OPTION I



1



2



3

3

**INTERIOR ELEVATIONS**

1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

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SCALE AS NOTED

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JOB 5619

SHEET

19

OF SHEETS

SEACOAST II

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KITCHEN OPTION

Park Square HOMES

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529 - 3000

ITEG  
PROFESSIONAL ENGINEERING GROUP, INC.  
10000 Lake Nona Blvd., Suite 100  
Orlando, FL 32817  
Tel: (407) 734-1400  
Fax: (407) 734-1700  
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