

NOTE: ALL EXTERIOR WALLS ARE 3 1/2" WIDE WOOD WALLS WITH 15/32" PLYWOOD EXTERIOR AND 1/2" DRYWALL INSIDE (4 1/2" TOTAL) UNLESS NOTED DIFFERENT.  
NOTE: ALL INTERIOR WALLS ARE 4 1/2" AND 6 1/2" WIDE WOOD WALLS. UNLESS NOTED DIFFERENT.

CONTRACTOR IS RESPONSIBLE FOR VERIFYING ROUGH OPENINGS AND SIZES OF ALL DOORS AND WINDOWS BEFORE STARTING CONSTRUCTION.  
PROVIDE 1" PVC DRAIN LINE FOR AIR HANDLER

NOTE: IN ACCORDANCE WITH CHAPTER 7 ASCE-24 ATTENDANT UTILITIES A/C AND W/V AND ALL OTHER EQUIPMENT SHALL BE LOCATED AT FINISH FLOOR ELEVATION OR ABOVE THE MINIMUM FLOOD ELEVATION BFE +1 FOOT OF FREEBOARD, WITH THE EXCEPTION OF RISERS OR UNDERGROUND LINES. IT IS ACCEPTABLE FOR THE LOCATION OF A/C AND WELL EQUIPMENT AND OTHER UTILITY PAD LOCATIONS TO BE MOVED AS REQUIRED TO A DIFFERENT LOCATION OR DELETED IF NOT REQUIRED. REFER TO SITE PLAN FOR ACTUAL LOCATIONS OF UTILITY PADS.

UNDERLAYMENT MUST MEETS REQUIREMENTS OF R905.1.1.1  
Option #1 a self-adhering polymer-modified bitumen underlayment complying with ASTM D1970 applied over the entire roof.  
Option #2 a minimum 4-inch wide strip of selfadhering polymer-modified bitumen complying with ASTM D1970 or a minimum 3 3/4 - inch wide strip of selfadhering flexible flashing tape complying with AAMA 711, applied over all joints in the roof decking. A felt underlayment complying with ASTM D226 Type II, ASTM D4869 Type III or IV, or ASTM D6757, or a synthetic underlayment meeting the performance requirements specified, is required to be applied over the strips/tape over the entire roof. (See Table 1507.1.1.1 of the FBCB or Table R905.1.1.1 of the FBCR for fastener type and spacing).  
Option #3 three layers of felt underlayment comply ASTM D226 Type II or ASTM D4869 Type III or IV, or three layers of a synthetic underlayment meeting the performance requirements specified  
where felt underlayment is used, it must be 30# or equivalent (ASTM D 226 Type II, ASTM D4869 Types III or IV)  
R905.2 ASPHALT SHINGLES SHALL HAVE SELF SEAL STRIPS OR BE INTERLOCKING AND COMPLY WITH ASTM D-225 OR ASTM D-3462 AND SHINGLES NEED TO BE CLASSIFIED AS (H) OR (F) TABLE 1507.2 & TABLE R905.2.6.1  
OVER 30# FELT ( UNDERLAYMENT MEETS REQUIREMENTS OF R905.1.1.1) OVER 1/32" PLYWOOD SHEATHING OR 1/16" OSB 4020 RATED SHEATHING WITH 10d RING SHANK NAILS R803.2.3.1 AT 4" O.C. AT EDGES AND 4" O.C. AT INTERMEDIATE SUPPORT  
PRE-ENGINEERED WOOD TRUSS 24" O.C. SIMPSON H-10A TRUSS TO PLATE SIMPSON H-2.5A PLATE TO STUD OR EQUAL

**GENERAL NOTES**  
1. CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO START OF CONSTRUCTION DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.  
2. MASONRY CONTRACTOR TO VERIFY MASONRY OPENING DIMENSIONS FOR ALL WINDOWS, SLIDING GLASS DOORS, & ENTRY DOORS AS SHOWN ON THESE PLANS WITH THE DOOR AND WINDOW MANUFACTURER PRIOR TO CONSTRUCTION.  
3. IT IS THE CONTRACTORS RESPONSIBILITY TO CHECK THESE PLANS FOR DIMENSIONAL ERRORS AND/OR OMISSIONS PRIOR TO CONSTRUCTION IF ANY ERRORS OR OMISSIONS EXIST IN THE DRAWINGS OR SPECIFICATIONS THE CONTRACTOR SHALL NOTIFY HICKS DRAFTING & DESIGN IN WRITING WITHIN 10 DAYS OF RECEIPT OF PLANS AND PRIOR TO ANY CONSTRUCTION, OR CONTRACTOR ASSUMES ALL THE RESPONSIBILITY FOR THE RESULTS AND ALL THE COSTS OF RECTIFYING THE SAME.  
4. HICKS DRAFTING & DESIGN DOES NOT ASSUME ANY RESPONSIBILITY FOR SUPERVISION OF CONSTRUCTION. CONTRACTOR TO ADHERE STRICTLY TO THE (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, CHAPTER 3, AND SECTION 1609 OF THE (8TH EDITION) OF THE 2023 FLORIDA BUILDING CODE, TOGETHER WITH LOCAL AMENDMENTS, AND ALL OTHER APPLICABLE STATE, COUNTY, AND LOCAL STATUTES, ORDINANCES, REGULATIONS, AND RULES.  
NOTE: MASTER PLANS FEMA FLOOD ZONES CONSTRUCTION NEW CONSTRUCTION OF ANY RESIDENTIAL STRUCTURE SHALL HAVE THE LOWEST FLOOR OR CONCRETE SLAB INCLUDING GARAGE OR BASEMENT AND A/C W/V AND ALL EQUIPMENT, ELEVATED TO FINISH FLOOR ELEV. OR ABOVE THE BASE FLOOD ELEVATION PLUS 1 FOOT. THIS SHALL APPLY TO HOUSES OR MANUFACTURED HOMES THAT ARE TO BE PLACED OR SUBSTANTIALLY IMPROVED ON SITES IN A NEW MANUFACTURED HOME PARK OR SUBDIVISION LCD CHAPTER 6 ARTICLE IV FLOOD HAZARD REDUCTION.  
THIS RESIDENCE MAY NOT BE BUILT WITHIN 60' OF ANOTHER STRUCTURE OR 50' FROM ANY PROPERTY LINE PER SECTION R302.1(1) (INCLUDING OVERHANGS)

**Quatrone & Associates, Inc.**  
Engineers, Planners, & Development Consultants  
4000 Venetia Shores Blvd. Fort Myers, FL 33916 (239) 936-5222  
AL: QUATTRONE.P.E. # 92141  
Certificate of Accreditation Number: 946

**REVISIONS:**  
08-25-2021  
03-19-2024

HICKS DRAFTING & DESIGN  
4216 5TH STREET W  
LEHIGH ACRES FL 33971  
CELL: (239) 462-2734  
E-MAIL: DHICKS922@AOL.COM

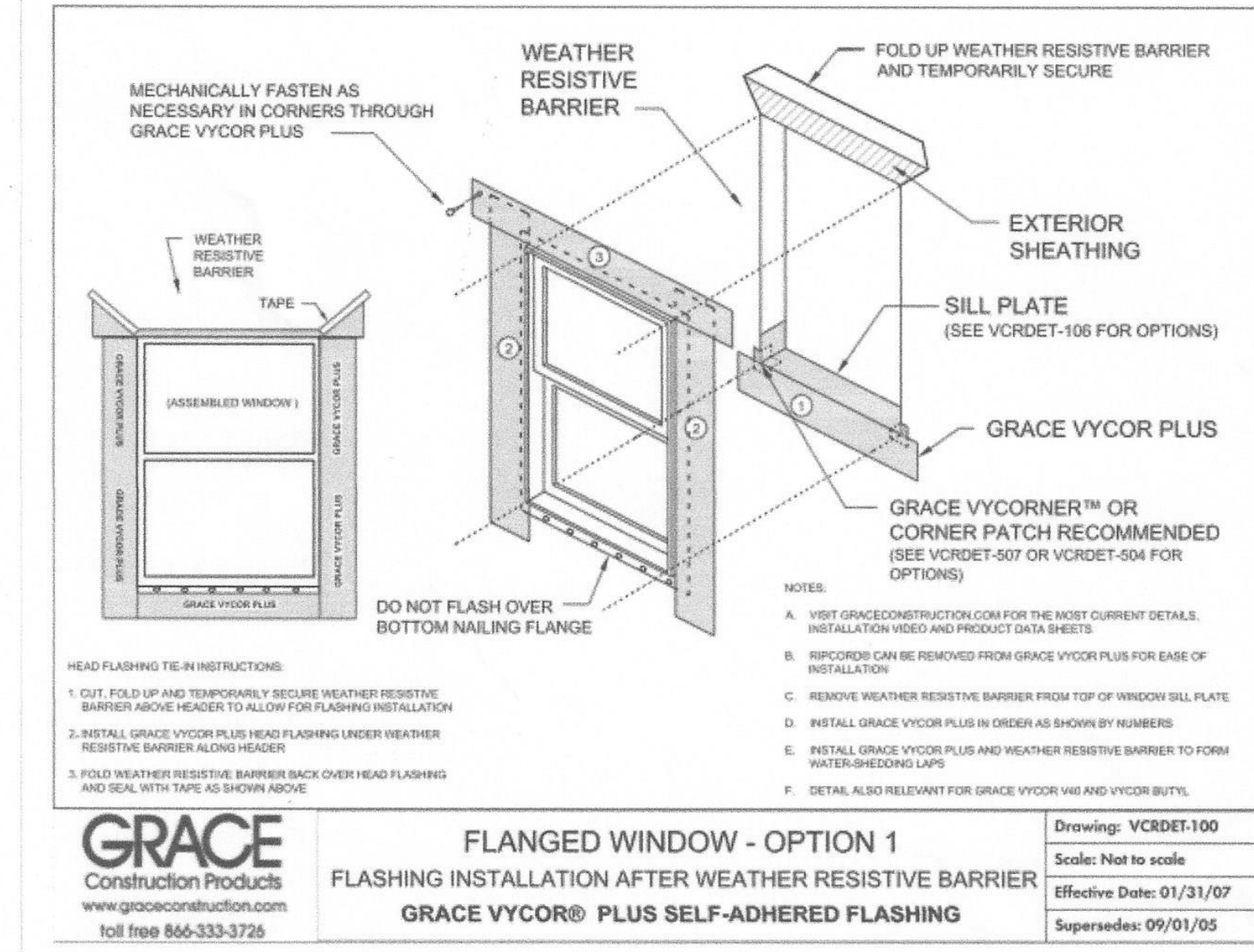
BUILDER: HABITAT FOR HUMANITY  
3 BEDROOM 2 BATH HOME / 160 MPH WIND LOADING  
NEW RESIDENCE FOR: / UNIT- / RANGE-  
LOT- / BLOCK- / TOWNSHIP-  
SECTION- / STRAP#  
ADDRESS:

DRAWN BY:  
DAVID HICKS  
DATE: 03-12-2021  
SCALE: 1/4"=1'0"  
JOB#: 2024-033  
SHEET 2 OF 6

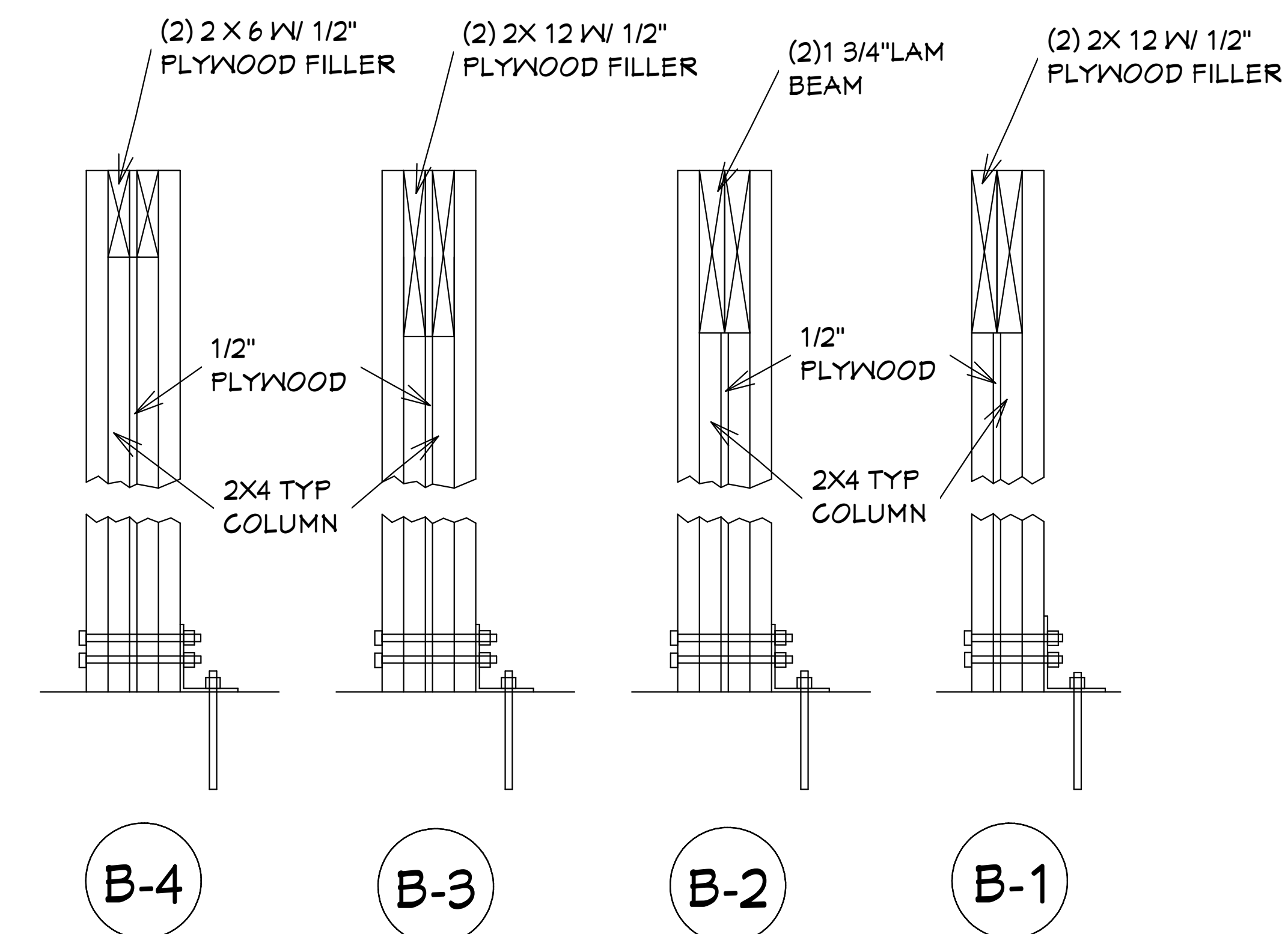
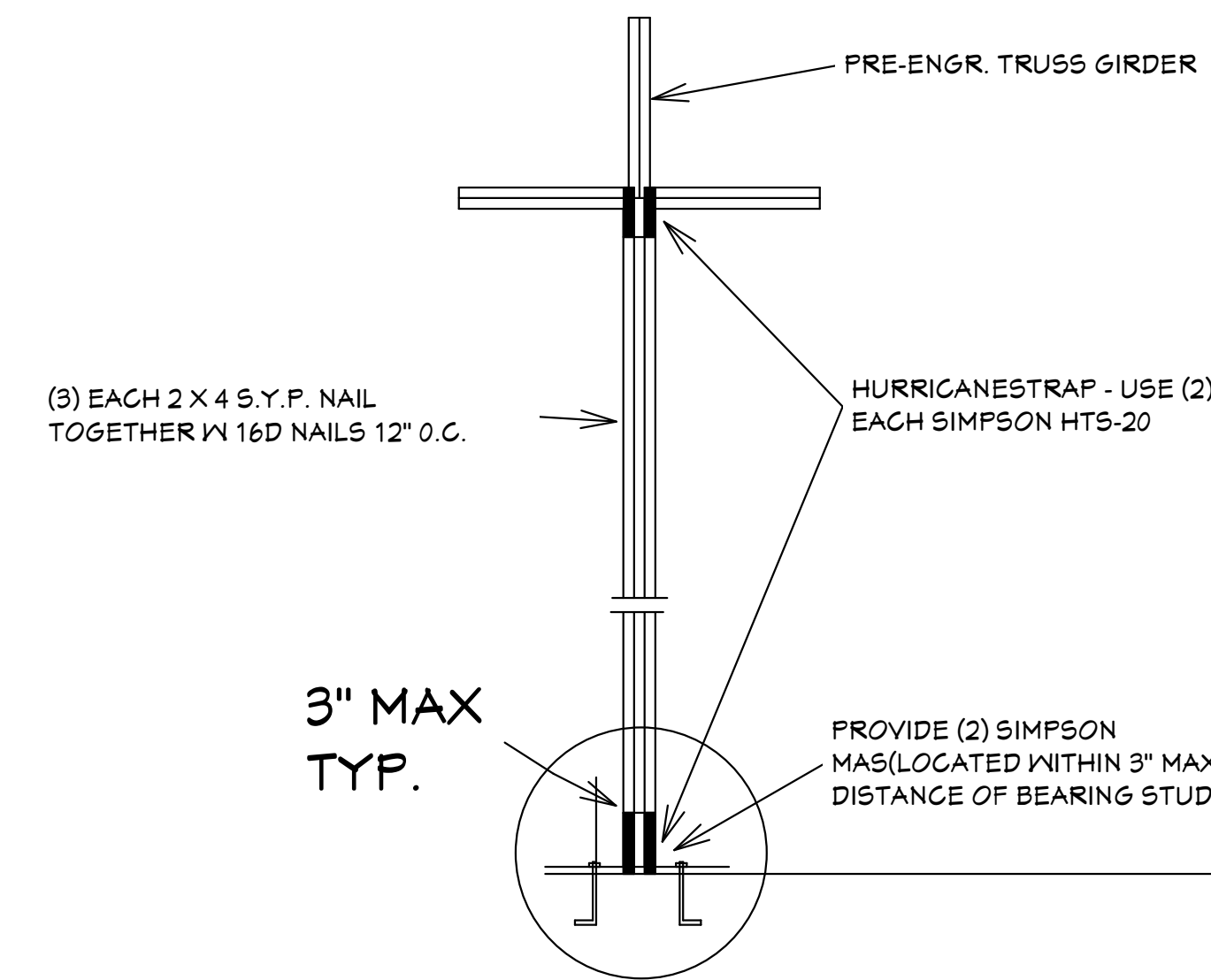
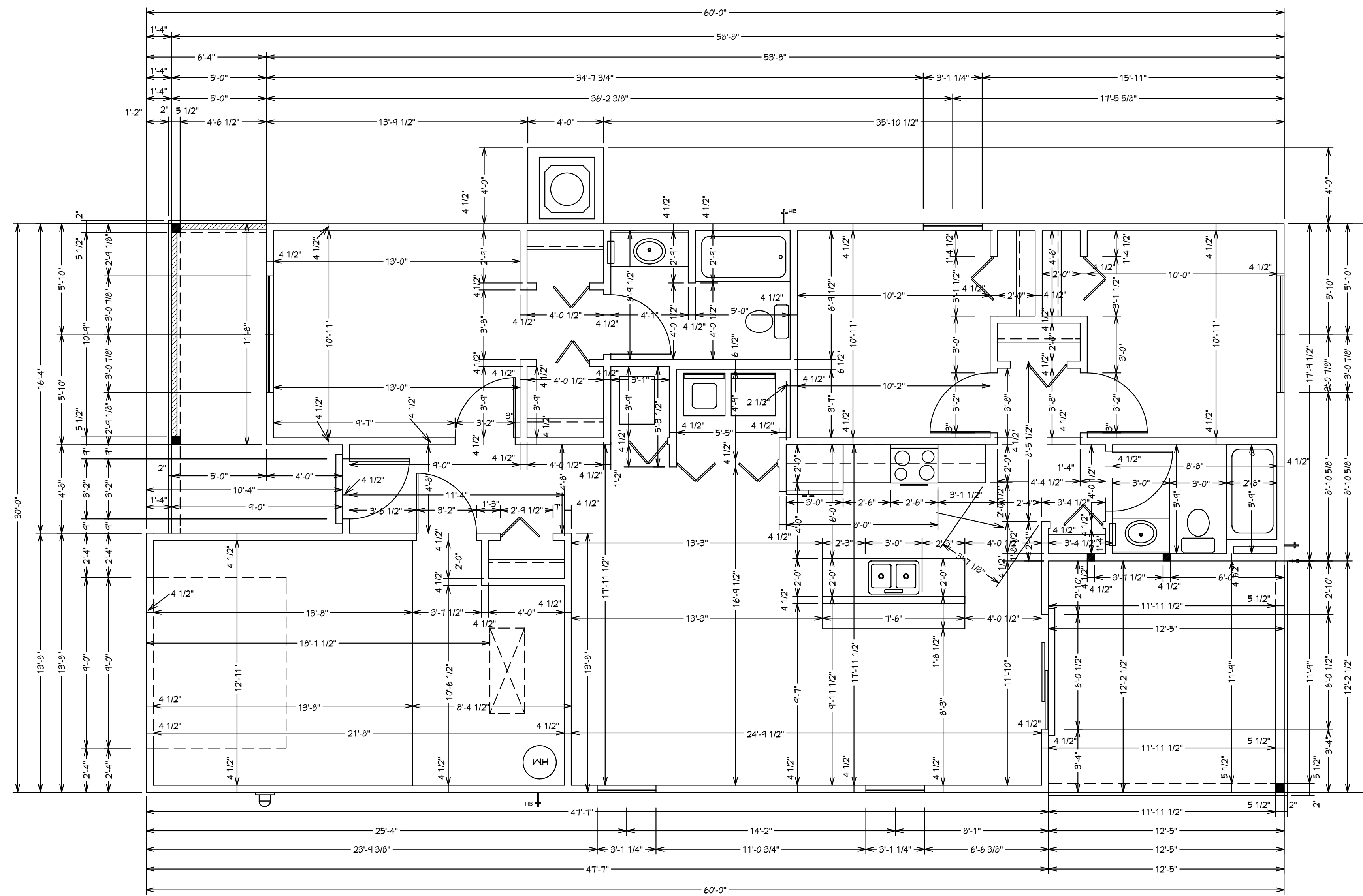
PALMERA 1-A HIP / RIGHT HAND GARAGE / MONO FOOTER / 2023 CODE / 10 1/2" CANT  
03-19-2024 REVISION

**R703.4 Flashing.**  
 Approved metal flashing, vinyl flashing, self-adhered membranes and mechanically attached flexible flashing shall be applied single-fashion or in accordance with the manufacturer's instructions. Metal flashing shall be corrosion resistant. Fluid-applied membranes used as flashing shall be applied in accordance with the manufacturer's instructions. All flashing shall be applied in a manner to prevent the entry of water into the wall cavity or penetration of water to the building structural framing components. Self-adhered membranes used as flashing shall comply with AAMA 711. All exterior fenestration products shall be sealed at the juncture with the building wall with a sealant complying with AAMA 800 or ASTM C920 Class 25 Grade NS or greater for proper joint expansion and contraction, ASTM C1281, AAMA 812, or other approved standard as appropriate for the type of sealant. Fluid-applied membranes used as flashing in exterior walls shall comply with AAMA 714. The flashing shall extend to the surface of the exterior wall finish. Approved flashings shall be installed at the following locations:

- Exterior window and door openings. Flashing at exterior window and door openings shall extend to the surface of the exterior wall finish or to the water-resistive barrier complying with Section 703.2 for subsequent drainage. Mechanically attached flexible flashings shall comply with AAMA 712. Flashing at exterior window and door openings shall be installed in accordance with one or more of the following:
  - The fenestration manufacturer's installation and flashing instructions, or for applications not addressed in the fenestration manufacturer's instructions, in accordance with the flashing or water-resistive barrier manufacturer's instructions. Where flashing instructions or details are not provided, pan flashing shall be installed at the sill of exterior window and door openings. Pan flashing shall be sealed or sloped in such a manner as to direct water to the surface of the exterior wall finish or to the water-resistive barrier for subsequent drainage. Openings using pan flashing shall incorporate flashing or protection at the head and sides.
  - In accordance with the flashing design or method of a registered design professional.
  - In accordance with other approved methods.
  - In accordance with FMA/AAMA 100, FMA/AAMA 200, FMA/NDMA 250, FMA/AAMA/NDMA 300 or FMA/AAMA/NDMA 400, or FMA/AAMA/NDMA 2110.
- At the intersection of chimneys or other masonry construction with frame or stucco walls, with projecting lips on both sides under stucco copings.
- Under and at the ends of masonry wood or metal copings and sills.
- Continuously above all projecting wood trim.
- Where exterior porches, decks or stairs attach to a wall or floor assembly of wood-frame construction.
- At wall and roof intersections.
- At built-in gutters.



PAN FLASHING UNDER WINDOWS AND DOORS ON FRAME CONSTRUCTION NEED TO COMPLY WITH AAMA711 IF SELF-ADHERED MEMBRANES ARE USED AS FLASHING R703.4



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 Certificates of Accreditation Number: 946  
 AL QUALITY PLANET P.E. # 52141

**REVISIONS:**

08-25-2021
03-19-2024

CONFORMANCE STATEMENT  
 THESE PLANS HAVE BEEN DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER UNDER THE DESIGN PROFESSIONAL SEAL OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE CHAPTER 5, GENERAL AND SECTION 1609 OF THE (8TH EDITION) OF THE 2023 FLORIDA BUILDING CODE.

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 CELL: (239) 462-2734  
 E-MAIL: DHICKS922@AOL.COM

**BUILDER: HABITAT FOR HUMANITY**  
 3 BEDROOM 2 BATH HOME / 160 MPH WIND LOADING

**NEW RESIDENCE FOR:**  
 LOT: / BLOCK: / UNIT: / RANGE:  
 SECTION: / TOWNSHIP:  
 STRAP#: / ADDRESS:  
 ADDRESS:

**DRAWN BY:**  
 DAVID HICKS

**DATE:** 03-12-2021

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

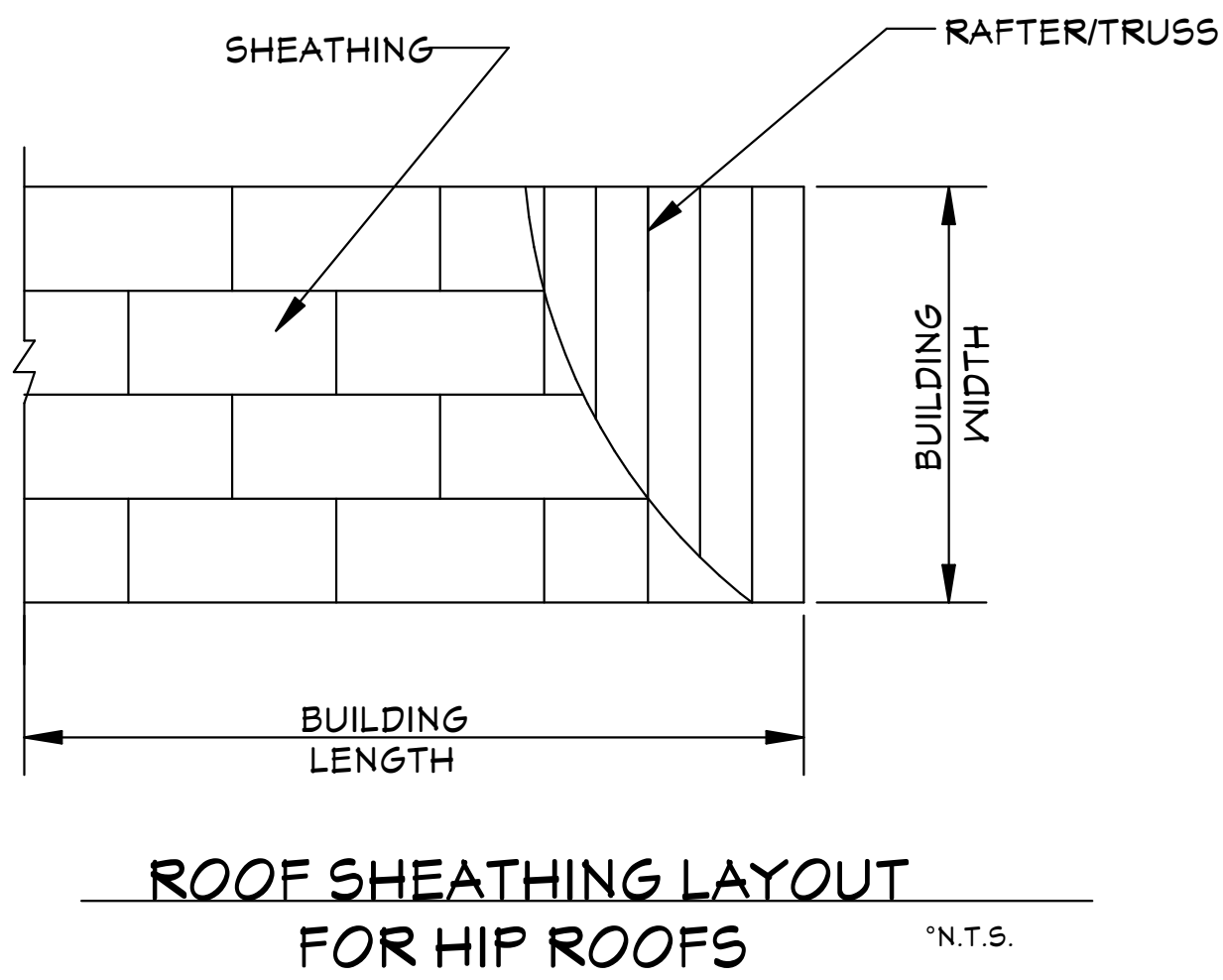
**JOB#:** 2024-033

**SHEET**  
 3 OF 6 SHEET

PALMERA 1-A HIP / RIGHT HAND GARAGE / MONO FOOTER / 2023 CODE / 10 1/2" CANT

03-19-2024 REVISION





**SECTION R306**  
**ROOF VENTILATION**  
 R306.1 Ventilation required.  
 Enclosed attics and enclosed rafter spaces formed where ceilings are applied directly to the underside of roof rafters shall have cross ventilation for each separate space by ventilating openings protected against the entrance of rain or snow. Ventilation openings shall have a least dimension of 1/16 inch (1.6 mm) minimum and 1/4 inch (6.4 mm) maximum. Ventilation openings having a least dimension larger than 1/4 inch (6.4 mm) shall be provided with corrosion-resistant wire cloth screening, hardware cloth, perforated vinyl or similar material with openings having a least dimension of 1/16 inch (1.6 mm) minimum and 1/4 inch (6.4 mm) maximum. Openings in roof framing members shall conform to the requirements of Section R302.1. Required ventilation openings shall open directly to the outside air and shall be protected to prevent the entry of birds, rodents, snakes and other similar creatures.  
 R306.2 Minimum vent area.  
 The minimum net free ventilating area shall be 1/150 of the area of the vented space.  
 Exception: The minimum net free ventilating area shall be 1/200 of the vented space, provided that not less than 40 percent and not more than 50 percent of the required ventilating area is provided by ventilators located in the upper portion of the attic or rafter space. Upper ventilators shall be located not more than 3 feet (914 mm) below the ridge or highest point of the space, measured vertically. The balance of the required ventilation provided shall be located in the bottom one-third of the attic space. Where the location of wall or roof framing members conflicts with the installation of upper ventilators, installation more than 3 feet (914 mm) below the ridge or highest point of the space shall be permitted.  
 R306.3 Vent and insulation clearance.  
 Where eave or cornice vents are installed, blocking, bridging and insulation shall not block the free flow of air. Not less than a 1-inch (25 mm) space shall be provided between the insulation and the roof sheathing and at the location of the vent.  
 R306.4 Installation and weather protection.  
 Ventilators shall be installed in accordance with manufacturer's instructions. Installation of ventilators in roof systems shall be in accordance with the requirements of Section R403. Installation of ventilators in wall systems shall be in accordance with the requirements of Section R103.1.  
 R306.5 Unvented attic and unvented enclosed rafter assemblies.  
 Unvented attics and unvented enclosed roof framing assemblies created by ceilings that are applied directly to the underside of the roof framing members and structural roof sheathing applied directly to the top of the roof framing members shall be installed under the following conditions are met:  
 1. The unvented attic space is completely within the building thermal envelope.  
 2. No interior Class I vapor retarders are installed on the ceiling side (attic floor) of the unvented attic assembly or on the ceiling side of the unvented enclosed roof framing assembly.  
 3. Where wood shingles or shakes are used, a minimum 1/4-inch (6.4 mm) vented airspace separates the shingles or shakes and the roofing underlayment above the structural sheathing.  
 4. In Climate Zones 5, 6, 7 and 8, any air-impermeable insulation shall be a Class II vapor retarder, or shall have a Class II vapor retarder coating or covering in direct contact with the underside of the insulation.  
 5. Insulation shall comply with Item 5.3 and Item 5.1. As an alternative, where air-permeable insulation is located on top of the attic floor or on top of the attic ceiling, insulation shall comply with Item 5.3 and Item 5.2.  
 5.1. Item 5.1.1, 5.1.2, 5.1.3 or 5.1.4 shall be met, depending on the air permeability of the insulation directly under the structural roof sheathing.  
 5.1.1. Where only air-impermeable insulation is provided, it shall be applied in direct contact with the underside of the structural roof sheathing.  
 5.1.2. Where air-permeable insulation is provided inside the building thermal envelope, it shall be installed in accordance with Section 5.1.1. In addition to the air-permeable insulation installed directly below the structural sheathing, rigid board or sheet insulation shall be installed directly above the structural roof sheathing in accordance with the R-values in Table R306.5 for condensation control.  
 5.1.3. Where both air-impermeable and air-permeable insulation are provided, the air-impermeable insulation shall be applied in direct contact with the underside of the structural roof sheathing in accordance with Item 5.1.1 and shall be in accordance with the R-values in Table R306.5 for condensation control. The air-permeable insulation shall be installed directly under the air-impermeable insulation.  
 5.1.4. Alternatively, sufficient rigid board or sheet insulation shall be installed directly above the structural roof sheathing to maintain the monthly average temperature of the underside of the structural roof sheathing above 45°F (7°C). For calculation purposes, an interior air temperature of 68°F (20°C) is assumed and the exterior air temperature is assumed to be the monthly average outside air temperature of the three coldest months.  
 5.2. In Climate Zones 1, 2 and 3, air-permeable insulation installed in unvented attics on top of the attic floor or on top of the ceiling shall meet the following requirements:  
 5.2.1. An approved vapor diffusion port shall be installed not more than 12 inches (305 mm) from the highest point of the roof, measured vertically from the highest point of the roof to the lower edge of the port.  
 5.2.2. The port area shall be greater than or equal to 1:600 of the ceiling area. Where there are multiple ports in the attic, the sum of the port areas shall be greater than or equal to the area requirement.  
 5.2.3. The vapor-permeable membrane in the vapor diffusion port shall have a vapor permeance rating of greater than or equal to 20 perms when tested in accordance with Procedure A of ASTM E96.  
 5.2.4. The vapor diffusion port shall serve as an air barrier between the attic and the exterior of the building.  
 5.2.5. The vapor diffusion port shall protect the attic against the entrance of rain and snow.  
 5.3. Where preformed insulation board is used as the air-impermeable insulation layer, it shall be sealed at the perimeter of each individual sheet interior surface to form a continuous layer.  
 THE ROOF VENTILATION MUST MEET ALL REQUIREMENTS OF SECTION R306 ROOF VENTILATION SHOWN ABOVE.  
 R306.2 MINIMUM AREA CALCULATIONS:  
 TOTAL NET FREE VENTILATING AREA SHALL BE NOT LESS THAN 1 TO 300 OF THE AREA OF THE SPACE VENTILATED.  
 1170 SQ FT TOTAL ATTIC AREA TO BE VENTILATED  
 1170 SQ FT DIVIDED BY 300 SQ FT = 3.90 SQ FT TOTAL VENTILATION REQUIRED.  
 CONVERT TO SQ IN. 3.90 SQ FT X 144 = 561.60 SQ IN.  
 561.60 SQ IN. DIVIDED BY 60% = 936.00 SQ IN. AT SOFFITS AND 40% 340.96 SQ IN. AT RIDGE VENTS OR OFF RIDGE VENTS SEPARATE OR COMBINED.  
 (GOBRA RIDGE VENT 3 FL#-626T-R17) PROVIDES 18 SQ IN PER LINEAL FT OF NET FREE VENTILATING AREA.  
 (TAMCO 4" ROUND OFF RIDGE VENT FL#-16418-R3) PROVIDES 130 SQ IN PER OFF RIDGE VENT.  
 340.96 SQ IN DIVIDED BY 18 SQ IN PER FT OF GOBRA RIDGE VENT 3 = 22" NET FREE LINEAL FT REQUIRED (22" RIDGE VENT)  
 TOTAL OF VENTED SOFFIT REQUIRED = 511.48 SQ IN.  
 152.40 SQ IN. TOTAL SUPPLIED THAT MEETS THE REQUIREMENTS FOR SOFFIT VENTILATIONS. FL-16503 2 VINYL SOFFIT 12" TRIPLE 4 FULL O VENT ECO (NO. 0694) 4.10 SQ IN PER SQ FT

**ROOF SHEATHING LAYOUT FOR HIP ROOFS** \*N.T.S.

ONE WINDOW IN EACH BEDROOM SHALL PROVIDE 5.7 SQ. FT. OF EGRESS AREA MINIMUM CLEAR OPENING 20" W. AND 24" H.

MINIMUM 29" CLEAR OPENING IS REQUIRED FOR ACCESS TO ONE TOILET ROOM PER FLORIDA HANDICAP ACCESSIBILITY REQUIREMENTS.

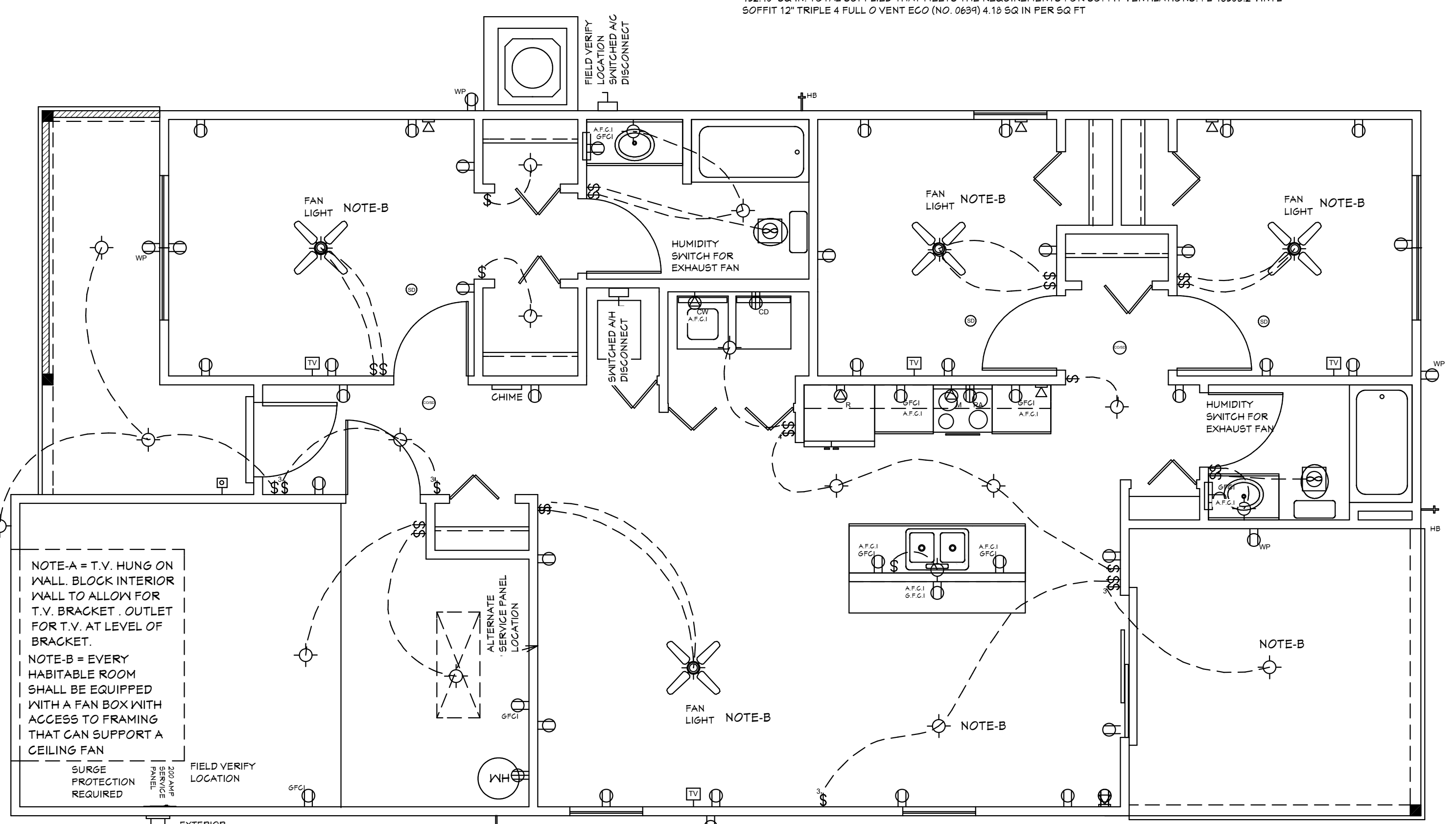
ALL SMOKE DETECTOR CARBON MONOXIDE ALARM COMBOS TO BE INTERCONNECTED 110 VOLTS A.C.

LIGHTS IN CLOSETS TO COMPLY WITH SECT. 410-9 NEG.

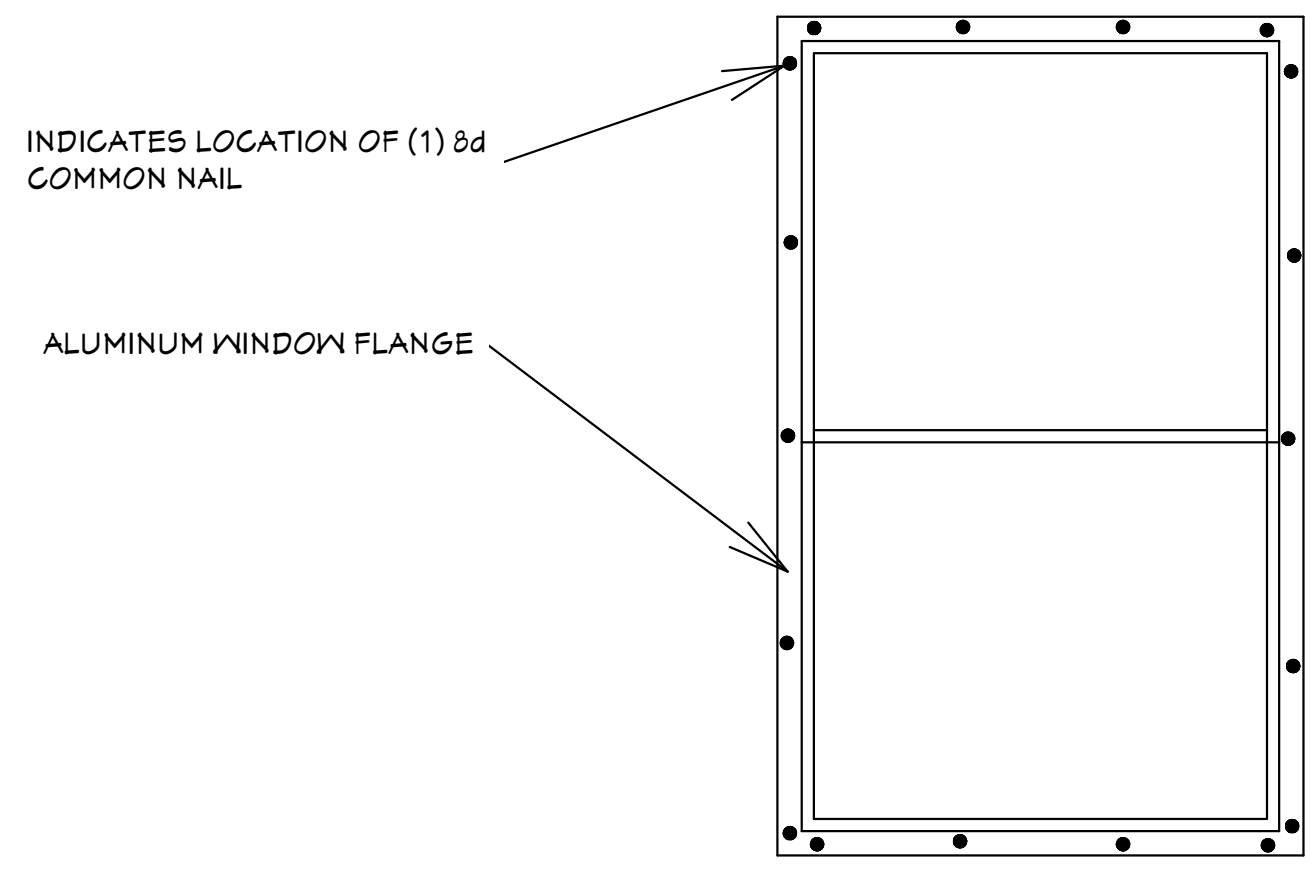
PROVIDE GFI PER NEC 210-8

WATER CONSERVATION FIXTURES REQUIRED ORD#42-36

\*NOTE: ALL BRANCH CIRCUITS THAT SUPPLY 125-250 VOLT, SINGLE PHASE, 15 AND 20 AMPERE RECEPTACLE OUTLETS SHALL BE INSTALLED IN ALL ROOMS (INCLUDING BEDROOMS) EXCEPT THE BATHROOMS, AND UTILITY ROOM IN A DWELLING UNIT AND SHALL BE PROTECTED BY AN ARC-FAULT CIRCUIT INTERRUPTER(S). KITCHEN, BATHROOMS, UTILITY ROOM, AND WET AREA'S SHALL BE PROTECTED BY G.F.C.I. OUTLETS.

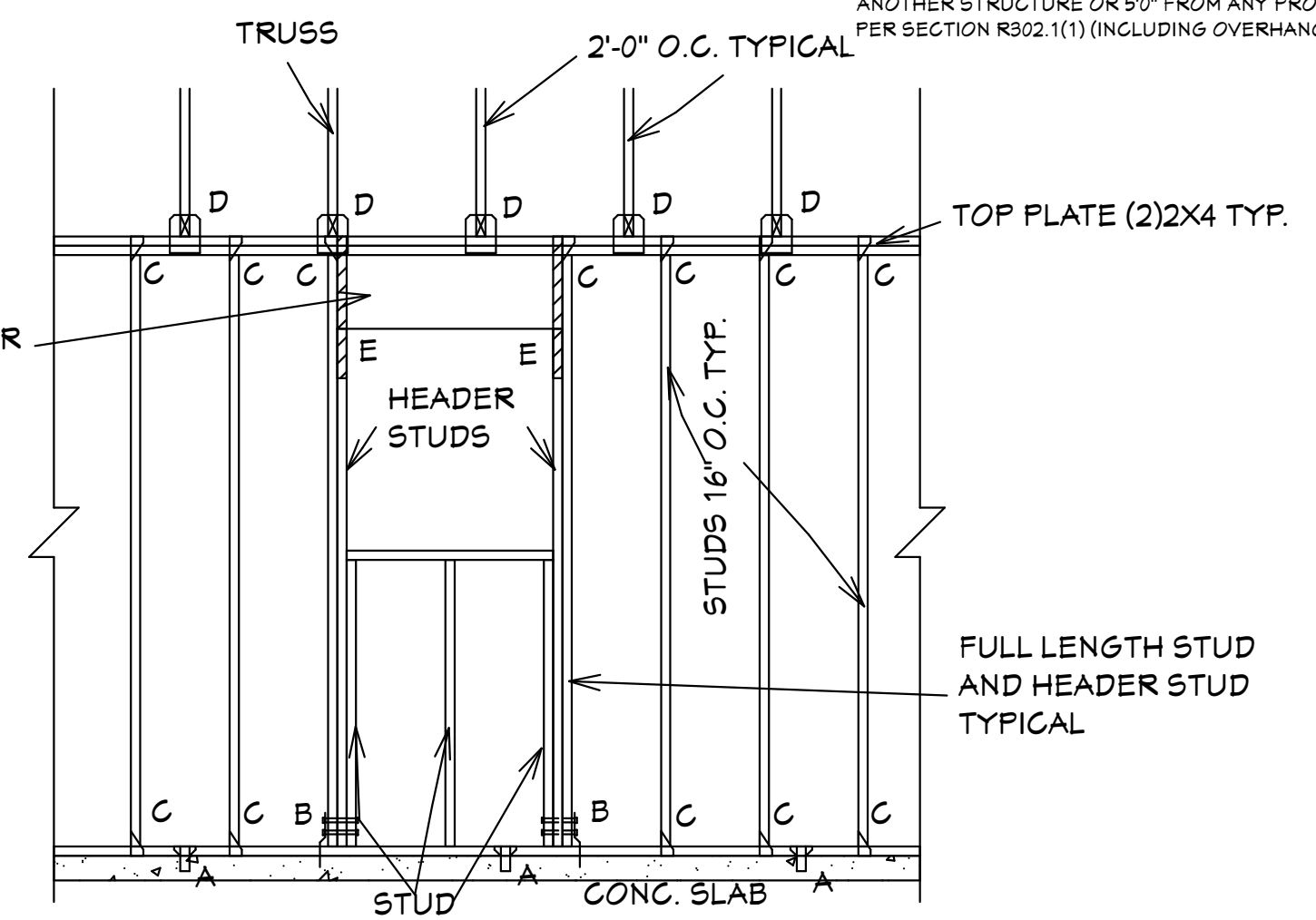


**ELECTRICAL PLAN**



**TYPICAL WINDOW INSTALLATION DETAIL**

SYMBOL	DESCRIPTION
	Audio Video: Control Panel, Switch
	DENOTES WALL OUTLET TAMPER RESISTANT
	DENOTES GFCI WALL OUTLET
	DENOTES WATER PROOF WALL OUTLET
	DENOTES 220 VOLT WALL OUTLET
	DENOTES FLOOR OUTLET
	DENOTES COVERED FLOOR OUTLET
	DENOTES T.V. OUTLET
	DENOTES DOOR BELL
	DENOTES PHONE OUTLET
	DENOTES THERMOSTAT
	DENOTES 200 AMP SERVICE BOX
	DENOTES WALL SWITCH
	DENOTES 3 WAY SWITCH
	DENOTES 4 WAY SWITCH
	DENOTES 5 WAY SWITCH
	DENOTES DIMMER SWITCH
	DENOTES WATER PROOF SWITCH
	DENOTES CEILING OR WALL FIXTURE
	DENOTES FLOOD LIGHTS
	DENOTES RECESS FIXTURE
	DENOTES FLOOR LIGHT
	DENOTES EXHAUST FAN
	DENOTES SMOKE DETECTOR
	DENOTES SMOKE DETECTOR CARBON MONOXIDE ALARM COMBO
	DENOTES JUNCTION BOX & COVER FOR FUTURE FAN
	DENOTES JUNCTION BOX W/COVER
	DENOTES ZENFLEX LOW VOLTAGE LIGHTING SYSTEM
	Wall Jacks: CAT5, CAT5 + TV, TV/Cable
	Intercom
	Speakers: Ceiling Mounted, Wall Mounted
	240V Receptacle
	Thermostat
	Wall Mounted Light Fixtures: Flush Mounted, Wall Sconce
	Chandelier Light Fixture



"A" SIMPSON MAS CONNECTOR WITH (6) 10d X 1 1/2" NAILS @ 2'-0" O.C. (PLATE TO SLAB) OR 1/2" J-BOLT (1" MINIMUM EMBEDMENT) AND 2" X 2" X 1/8" PLATE WASHER @ 16" O.C. OR 1/2" X 6" TITEN HD SCREWS @ 16" O.C.

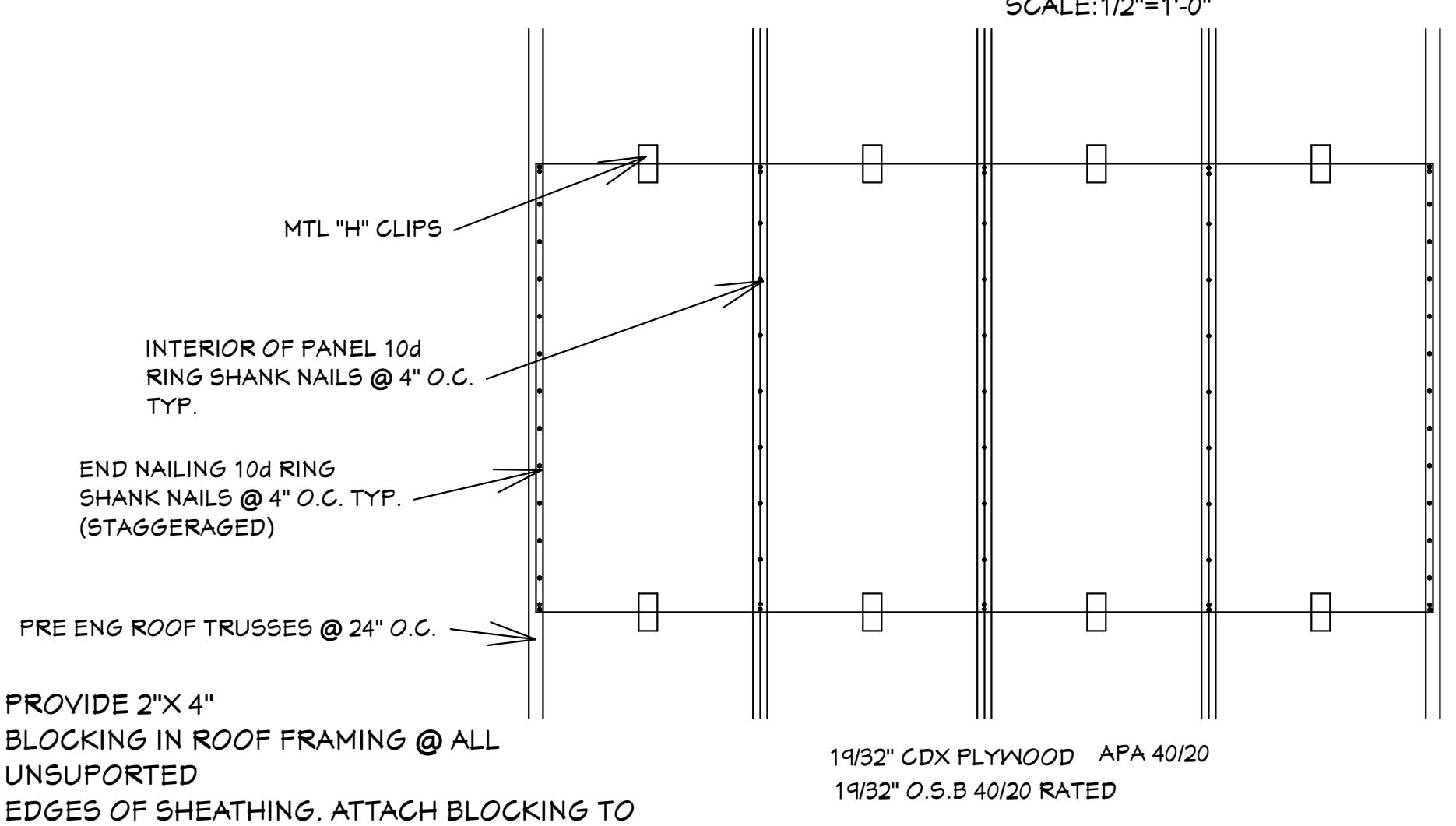
"B" SIMPSON HD-3B SHEAR WALL HOLDOWN W/ (2) 5/8" DIA. BOLTS PER STUD AND (1) 5/8" X 6" LONG EXPANSION BOLT

"C" SIMPSON H-2.5A OR H-3 OR EQUAL (STUD TO PLATE)

"D" SIMPSON H10A WITH (18) 10d X 1 1/2" NAILS OR EQUAL (TRUSS TO PLATE)

"E" SIMPSON LSTA-18 WITH (14) 10d NAILS

**FRAMING DETAIL (TYP.)**



PROVIDE 2"X 4" BLOCKING IN ROOF FRAMING @ ALL UNSUPPORTED EDGES OF SHEATHING. ATTACH BLOCKING TO TRUSSES 1/4" MIN. (3) 12d TOENAILED @ EACH END.

**ROOF SHEATHING DETAIL**

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 A/COUNTY LICENSE # 152141  
 Certificate of Accreditation Number: 9465

**CONFORMANCE STATEMENT**  
 THESE PLANS HAVE BEEN DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER WHO HAS REVIEWED THE DESIGN AND IS PROVIDING THESE PLANS FOR THE 2023 FLORIDA RESIDENTIAL BUILDING CODE CHAPTER 3, GENERAL AND SECTION 1609 OF THE (8TH EDITION) OF THE 2023 FLORIDA BUILDING CODE.

**REVISIONS:**

08-25-2021
03-19-2024

HICKS DRAFTING & DESIGN  
 4216 5TH STREET W  
 LEHIGH ACRES FL 33971  
 CELL: (239) 462-2734  
 E-MAIL: DHICKS@922@AOL.COM

PALMERA 1-A HIP / RIGHT HAND GARAGE / MONO FOOTER / 2023 CODE 110 1/2" CANT

BUILDER: HABITAT FOR HUMANITY  
 3 BEDROOM 2 BATH HOME / 160 MPH WIND LOADING  
 NEW RESIDENCE FOR:  
 LOT: / BLOCK- / UNIT- / RANGE-  
 SECTION: / TOWNSHIP- / ADDRESS:  
 STRAP# / ADDRESS:  
 ADDRESS:

**DRAWN BY:**  
 DAVID HICKS

**DATE:** 03-12-2021

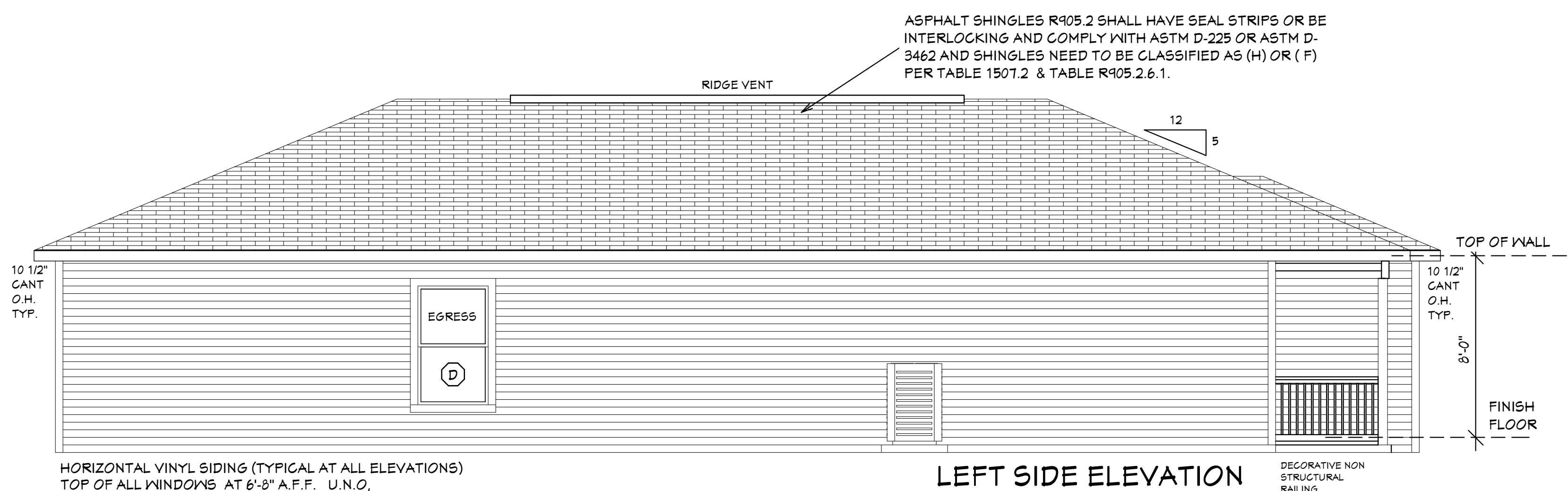
**SCALE:** 1/4"=1'-0"

**JOB#:** 2024-033

**SHEET**  
 5 OF 6 SHEET

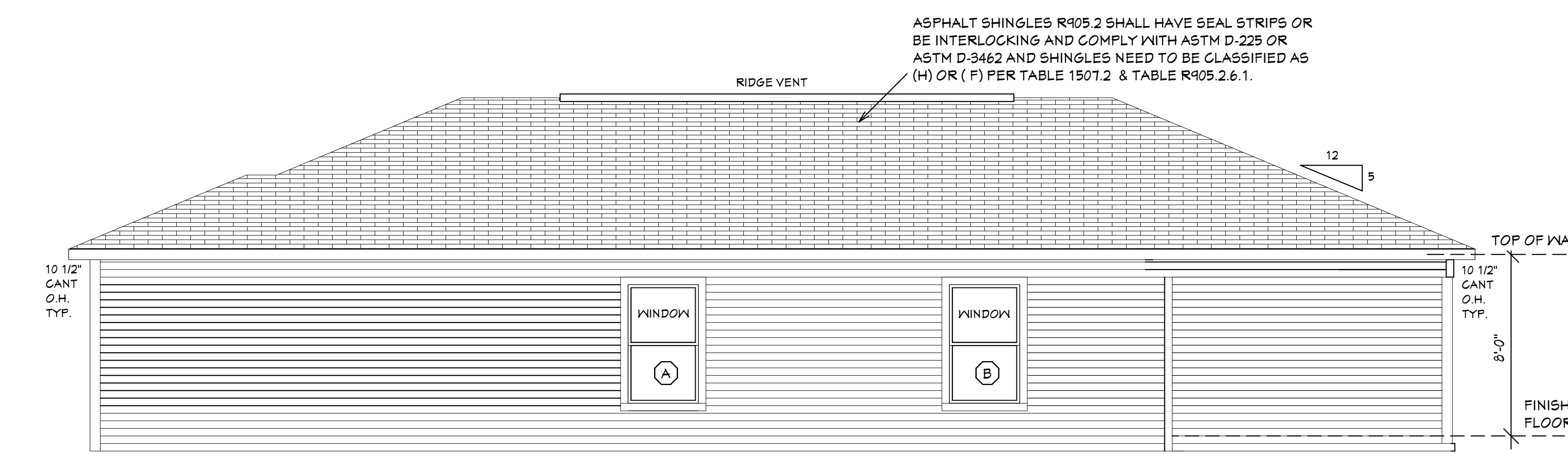
03-19-2024 REVISION





HORIZONTAL VINYL SIDING (TYPICAL AT ALL ELEVATIONS)  
TOP OF ALL WINDOWS AT 6'-8" A.F.F. U.N.O.

LEFT SIDE ELEVATION



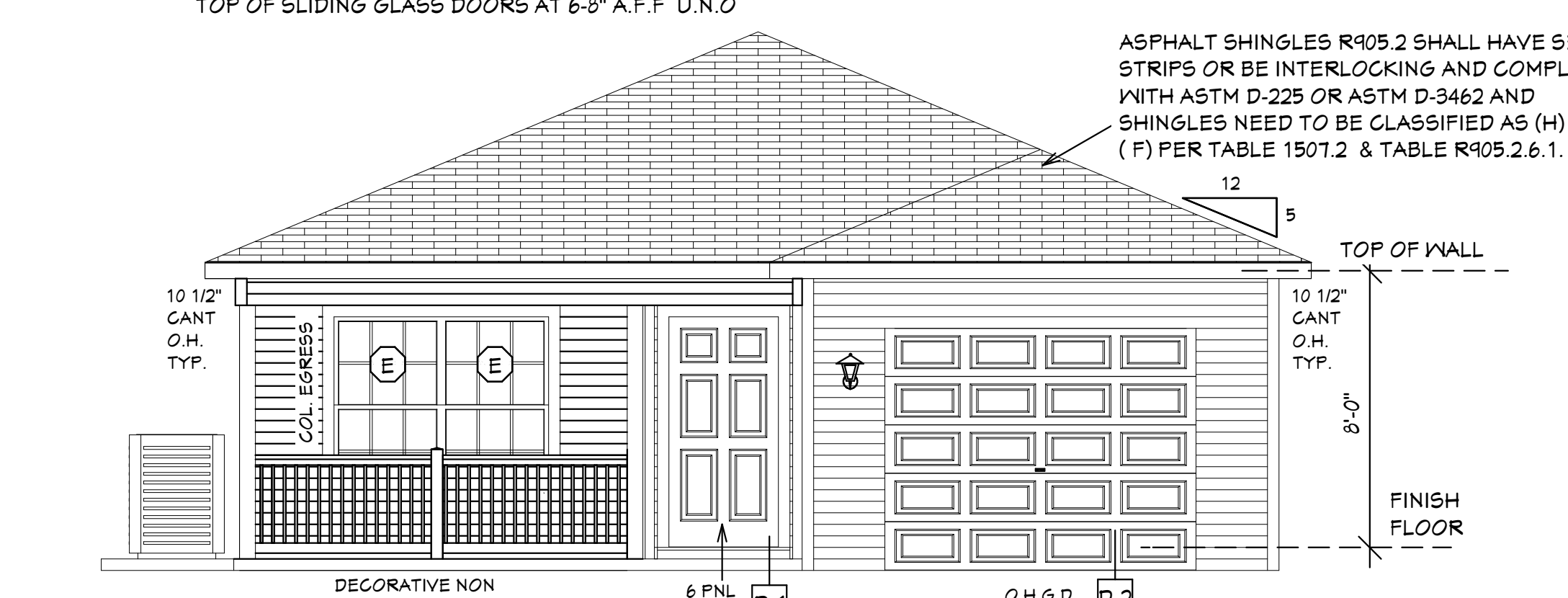
HORIZONTAL VINYL SIDING (TYPICAL AT ALL ELEVATIONS)  
TOP OF ALL WINDOWS AT 6'-8" A.F.F. U.N.O.

RIGHT SIDE ELEVATION



HORIZONTAL VINYL SIDING (TYPICAL AT ALL ELEVATIONS)  
TOP OF ALL WINDOWS AT 6'-8" A.F.F. U.N.O.  
TOP OF SLIDING GLASS DOORS AT 6'-8" A.F.F. U.N.O.

BACK ELEVATION



HORIZONTAL VINYL SIDING (TYPICAL AT ALL ELEVATIONS)  
TOP OF ALL WINDOWS AND DOORS AT 6'-8" A.F.F. U.N.O.

FRONT ELEVATION

EXTERIOR ELEVATIONS

ASPHALT SHINGLES R905.2 SHALL HAVE SEAL STRIPS OR BE INTERLOCKING AND COMPLY WITH ASTM D-225 OR ASTM D-3462 AND SHINGLES NEED TO BE CLASSIFIED AS (H) OR (F) PER TABLE 1507.2 & TABLE R405.2.6.1.

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DESIGN PARAMETERS:

<b>APPLICABLE CODES:</b> BUILDING CODE = (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, BUILDING 2023 MECHANICAL CODE = (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, MECHANICAL 2023 PLUMBING CODE = (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, PLUMBING 2023 ELECTRICAL CODE = NEC 2020 FLORIDA FIRE PREVENTION CODE = 8TH EDITION LIFE SAFETY CODE = NFPA 101 8TH EDITION ACCESSIBILITY CODE = (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, BUILDING 2023 ENERGY CODE = (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, BUILDING 2023		<b>BUILDING CONSTRUCTION TYPE:</b> <input type="checkbox"/> TYPE I <input type="checkbox"/> TYPE IV <input type="checkbox"/> TYPE II <input checked="" type="checkbox"/> TYPE V <input type="checkbox"/> TYPE III	
<b>METHOD OF DESIGN:</b> DESIGNED PURSUANT TO (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, BUILDING 2023, CHAPTER 3 AND SECTION 1604 OF THE (8TH EDITION) OF THE 2023 FLORIDA BUILDING CODE		<b>EXPOSURE CATEGORY:</b> <input type="checkbox"/> A <input type="checkbox"/> C <input checked="" type="checkbox"/> B <input type="checkbox"/> D	
<b>BASIC WIND SPEED:</b> <input type="checkbox"/> 110 MPH (CLIMATE DESIGN) = 132.0 MPH (NOMINAL DESIGN) <input checked="" type="checkbox"/> 120 MPH (CLIMATE DESIGN) = 144 MPH (NOMINAL DESIGN) <input type="checkbox"/> 130 MPH (CLIMATE DESIGN) = 156 MPH (NOMINAL DESIGN) <input type="checkbox"/> 140 MPH (CLIMATE DESIGN) = 168 MPH (NOMINAL DESIGN)		<b>WINDBORNE DEBRIS REGION:</b> <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES	
<b>IMPORTANCE FACTOR (COMPONENTS AND CLADDING):</b> <input type="checkbox"/> 0.71 (RISK CATEGORY I) <input type="checkbox"/> 1.15 (RISK CATEGORY III) <input checked="" type="checkbox"/> 1.00 (RISK CATEGORY II) <input type="checkbox"/> 1.15 (RISK CATEGORY IV)		<b>INTERNAL PRESSURE COEFFICIENTS:</b> <input type="checkbox"/> 0.00 (OPEN) <input checked="" type="checkbox"/> +0.15, -0.15 (ENCLOSED) <input type="checkbox"/> +0.55, -0.55, (PARTIALLY ENCLOSED)	
<b>BUILDING OCCUPANCY CLASSIFICATION:</b> <input type="checkbox"/> GROUP A - ASSEMBLY <input type="checkbox"/> GROUP H - HAZARDOUS <input type="checkbox"/> GROUP B - BUSINESS <input type="checkbox"/> GROUP I - INSTITUTIONAL <input type="checkbox"/> GROUP D - DAY CARE CENTER <input type="checkbox"/> GROUP M - MERCANTILE <input type="checkbox"/> GROUP E - EDUCATIONAL <input checked="" type="checkbox"/> GROUP R - RESIDENTIAL <input type="checkbox"/> GROUP F - FACTORY INDUSTRIAL <input type="checkbox"/> GROUP S - STORAGE		<b>CLASSIFICATION OF WORK:</b> <input type="checkbox"/> ALTERATION <input type="checkbox"/> LEVEL 1 <input type="checkbox"/> LEVEL 2 <input type="checkbox"/> LEVEL 3	
<b>TORNADO BASIC WIND SPEED:</b> <input checked="" type="checkbox"/> RISK CATEGORY II = N/A <input type="checkbox"/> 110 MPH (NORMAL DESIGN F3-SECOND GUST) <input type="checkbox"/> 120 MPH (NORMAL DESIGN F3-SECOND GUST) <input type="checkbox"/> 130 MPH (NORMAL DESIGN F3-SECOND GUST)		<b>DESIGN LOAD BEARING VALUE OF SOIL 2000 PSF</b>	
<b>RAIN FALL INFORMATION:</b> <input checked="" type="checkbox"/> N/A SLOPED ROOF GREATER THAN 2/12 <input type="checkbox"/> RAINFALL DATA FROM FBC PLUMBING 2023 FIGURE 1106.1 IN./HR. <input type="checkbox"/> ROOF AREA IN SF			

**GENERAL NOTES**

- CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO START OF CONSTRUCTION. DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.
- MASONRY CONTRACTOR TO VERIFY MASONRY OPENING DIMENSIONS FOR ALL WINDOWS, SLIDING GLASS DOORS, & ENTRY DOORS AS SHOWN ON THESE PLANS, WITH THE DOOR AND WINDOW MANUFACTURER PRIOR TO CONSTRUCTION.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO CHECK THESE PLANS FOR DIMENSIONAL ERRORS AND/OR OMISSIONS PRIOR TO CONSTRUCTION. IF ANY ERRORS OR OMISSIONS EXIST IN THE DRAWINGS OR SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY HICKS DRAFTING & DESIGN, IN WRITING, WITHIN 10 DAYS OF RECEIPT OF PLANS AND PRIOR TO ANY CONSTRUCTION OR CONTRACTOR ASSUMES ALL THE RESPONSIBILITY FOR THE RESULTS AND ALL THE COSTS OF RECTIFYING THE SAME.
- HICKS DRAFTING & DESIGN DOES NOT ASSUME ANY RESPONSIBILITY FOR SUPERVISION OF CONSTRUCTION. CONTRACTOR TO ADHERE STRICTLY TO THE (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE, CHAPTER 3, AND SECTION 1604 OF THE (8TH EDITION) OF THE 2023 FLORIDA BUILDING CODE, TOGETHER WITH LOCAL AMENDMENTS, AND ALL OTHER APPLICABLE STATE, COUNTY, AND LOCAL STATUTES, ORDINANCES, REGULATIONS, AND RULES.

NOTE: MASTER PLANS FEMA/FLOOD ZONES CONSTRUCTION NEW CONSTRUCTION OF ANY RESIDENTIAL STRUCTURE SHALL HAVE THE LOWEST FLOOR OR CONCRETE SLAB, INCLUDING GARAGE OR BASEMENT AND ANY FIN AND ALL EQUIPMENT, ELEVATED TO FINISH FLOOR ELEV. OR ABOVE THE BASE FLOOD ELEVATION PLUS 1 FOOT. THIS SHALL APPLY TO HOUSES OR MANUFACTURED HOMES THAT ARE TO BE PLACED OR SUBSTANTIALLY IMPROVED ON SITES IN A NEW MANUFACTURED HOME PARK OR SUBDIVISION LCD CHAPTER 6, ARTICLE IV FLOOD HAZARD REDUCTION.

THIS RESIDENCE MAY NOT BE BUILT WITHIN 6'0" OF ANOTHER STRUCTURE OR 5'0" FROM ANY PROPERTY LINE PER SECTION R302.1(1) (INCLUDING OVERHANGS)

BUILDING OVERHANG TO BE 5 FEET FROM PROPERTY LINE UNLESS RATED OR FIRE SPRINKLERED TABLE R302.1(1)

DECK BOARDS & STAIR TREADS REQUIRED TO HAVE LABEL R507

ONE LAYER OF WATER RESISTIVE BARRIER BEHIND EXTERIOR SIDING WALL COVERING R103.2

TWO LAYERS OF WATER RESISTIVE BARRIER BEHIND EXTERIOR WALLS WITH WIRE LATH & CEMENTITIOUS FINISH COVERING R103.3

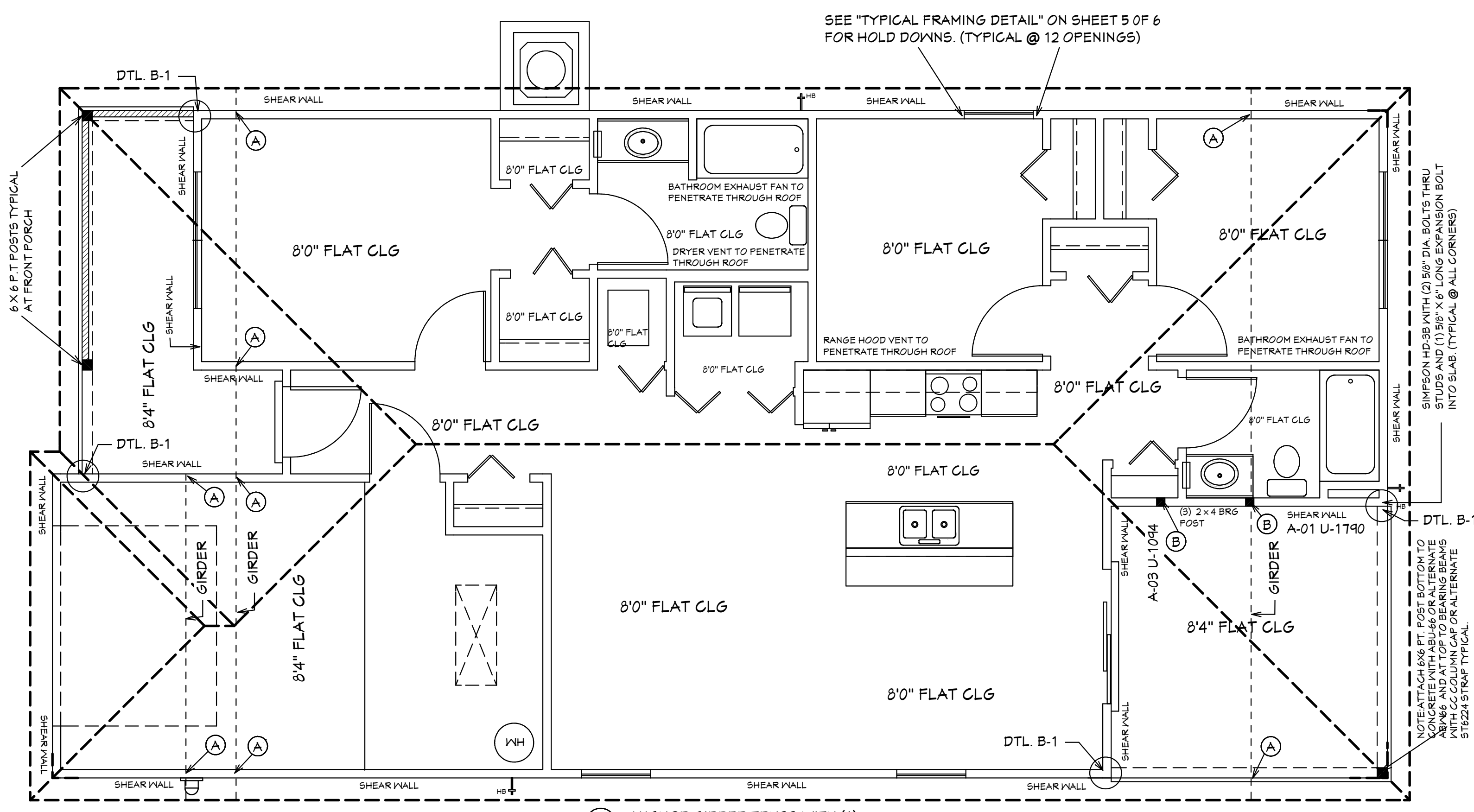
FAN FLASHING UNDER WINDOWS AND DOORS ON FRAME CONSTRUCTION. REFER TO NOTES R103.4 ON SHEET 3 OF 6

WINDOWS MUST HAVE COMPLIANT SHGG VALUES. REFER TO EXTERIOR OPENING CHART AND ATTACHED ENERGY CALCULATIONS AND WINDOW AND DOOR SPEC SHEETS FROM MANUFACTURERS.

WATER HEATERS AND STORAGE TANKS SHALL BE EQUIPPED WITH PRESSURE RELEASE AND TEMPERATURE VALVES OR A COMBINATION THEREOF 504 WATER TANK SAFETY DEVICES.

THE MAXIMUM DISTANCE BETWEEN A HOT WATER SUPPLY SOURCE AND ALL FIXTURES SERVED BY THE SUPPLY SOURCE HAS BEEN REDUCED FROM 100 FT TO 50 FT. HOT OR TEMPERED WATER SUPPLY TO FIXTURES

PLAN SCHEDULE	
SHEET #	
1 OF 6	EXTERIOR ELEVATIONS, ROOF PLAN, SECTIONS
2 OF 6	FOUNDATION PLAN, WALL SECTION, AND SECTIONS
3 OF 6	DIMENSIONAL FLOOR PLAN, FLASHING DETAILS, AND SECTIONS
4 OF 6	NOTED FLOOR PLAN, SCHEDULES, AND SECTIONS
5 OF 6	ELECTRICAL PLAN, ELECTRICAL SCHEDULE AND SECTIONS
6 OF 6	ENGINEERING NOTES AND SECTIONS
1A OF 6	ALTERNATE EXTERIOR ELEVATIONS, ROOF PLAN, SECTIONS
5H-1 OF 5H-1	SHOP DRAWINGS
	TRUSS LAYOUT



5/12 PITCH ROOF  
2X4 TOP CHORD  
10 1/2" CANT PLUMB OVERHANG  
TRUSS BEARING AT 8'0" ELEV. A.F.F. TYPICAL  
160 MPH WIND LOAD  
50 LBS LOADING/ASPHALT SHINGLES

- (A) ANCHOR GIRDER TRUSS WITH (1) SIMPSON HTS-20 (TYPICAL)
  - (B) ANCHOR GIRDER TRUSS WITH (2) SIMPSON HTS-20 (TYPICAL)
- NOTE: ATTACH 6X6 FT. POST BOTTOM TO CONCRETE WITH ABU-66 OR ALTERNATE ABN-66 AND AT TOP TO BEARING BEAMS WITH CC COLUMN CAP OR ALTERNATE ST6224 STRAP TYPICAL.

RL-1 36" HIGH DEC VINYL RAILING NON GUARDRAIL. OPENING WILL RESIST 4" SPHERE. ATTACH PER MANUFACTURER'S SPECIFICATIONS.

(2) 1 3/4 X 11 7/8 MICROLAM W/ SIMPSON ST6236 W/ (40) 16D NAILS AT WALL END. 3 WALLS STUDS BELOW EACH END

ROOF PLANE PLAN

**Quatrone & Associates, Inc.**  
Engineers, Planners, & Development Consultants  
4001 Ventura Boulevard Blvd., Fort Myers, FL 33916 (239) 936-5222 QAttn:at  
AL: QUATRONE P.E. # 52141  
Certificate of Authorization Number: 9465

CONFORMANCE STATEMENT  
THESE PLANS HAVE BEEN DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER UNDER THE DESIGN PARAMETERS FOR THE (8TH EDITION) OF THE 2023 FLORIDA RESIDENTIAL BUILDING CODE CHAPTER 3 IN GENERAL AND SECTION 1604 OF THE (8TH EDITION) OF THE 2023 FLORIDA BUILDING CODE.

REVISIONS:

08-25-2021
03-19-2024

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4216 5TH STREET W  
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CELL: (239) 462-2734  
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MASTER PLAN  
I AL QUATRONE APPROVE OF REPETITIVE USE OF PLANS FOR PERMITTING  
PALMERA 1-A HIP / RIGHT HAND GARAGE / MONO FOOTER / 2023 CODE / 10 1/2" CANT

BUILDER: HABITAT FOR HUMANITY  
3 BEDROOM 2 BATH HOME / 160 MPH WIND LOADING

NEW RESIDENCE FOR:  
LOT: /BLOCK- /UNIT- /RANGE-  
SECTION: /TOWNSHIP- /ADDRESS:  
STRAP#:  
ADDRESS:

DRAWN BY:  
DAVID HICKS

DATE: 03-12-2021

SCALE: 1/4" = 1'0"

JOB#: 2024-033

SHEET  
1A OF 6 SHEET

03-19-2024 REVISION

03-19-2024

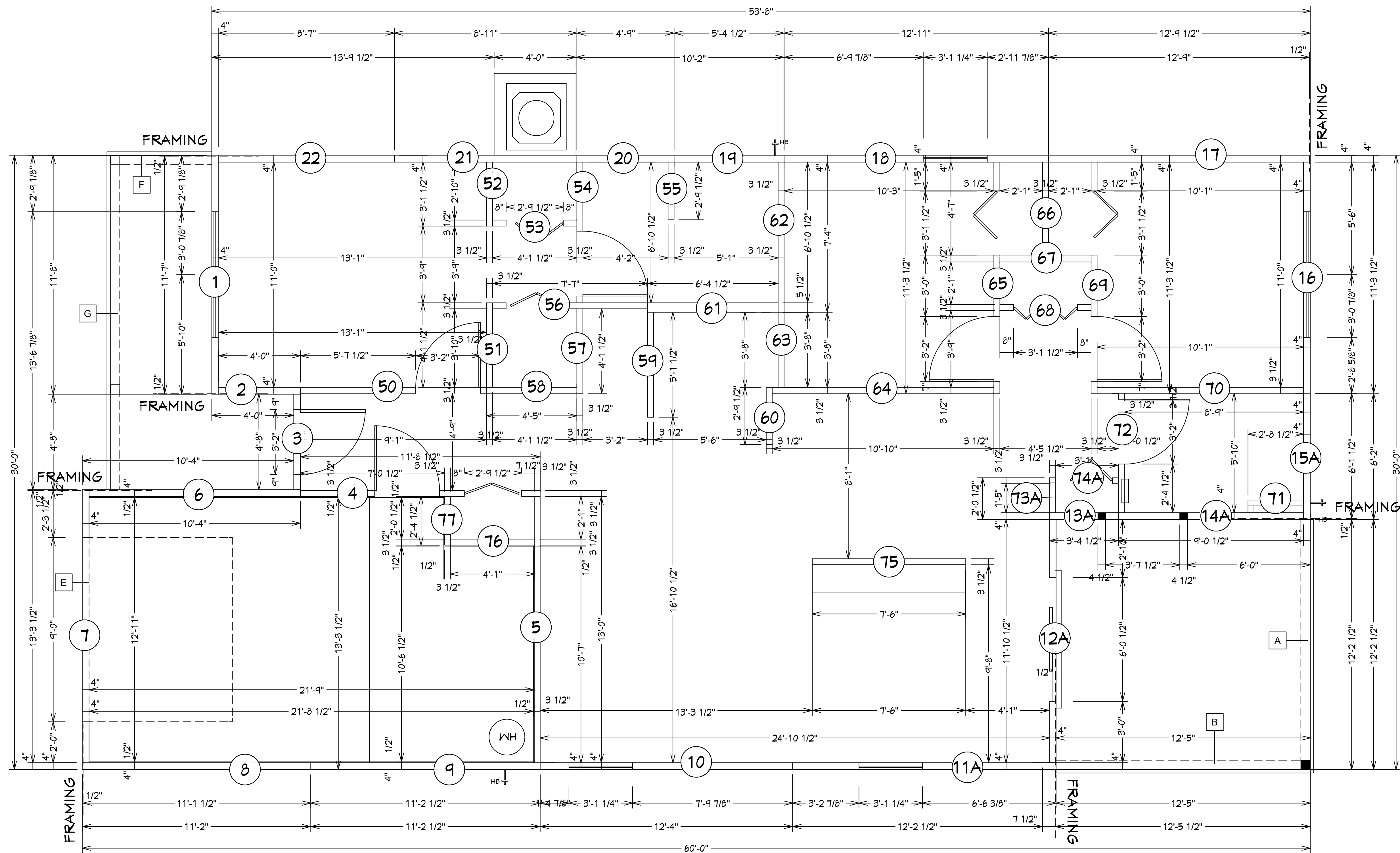
PALMERA 1B GABLE WALL SCHEDULE			
WALL#	LENGTH	EXTERIOR OR INTERIOR	NOTES
1	11'-7"	EXTERIOR	2 X 4 SYP #2 WALL
2	4'-0"	EXTERIOR	2 X 4 SYP #2 WALL
3	4'-8"	EXTERIOR	2 X 4 SYP #2 WALL
4	11'-8-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
5	13'-0"	EXTERIOR	2 X 4 SYP #2 WALL
6	10'-4"	EXTERIOR	2 X 4 SYP #2 WALL
7	13'-3-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
8	11'-1-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
9	11'-2-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
10	12'-4"	EXTERIOR	2 X 4 SYP #2 WALL
11A	12'-10"	EXTERIOR	2 X 4 SYP #2 WALL
12A	11'-10-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
13A	3'-4-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
14A	9'-0-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
15A	6'-2-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
16	11'-3-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
17	12'-9"	EXTERIOR	2 X 4 SYP #2 WALL
18	12'-11"	EXTERIOR	2 X 4 SYP #2 WALL
19	5'-4-1/2"	EXTERIOR	2 X 4 SYP #2 WALL
20	4'-9"	EXTERIOR	2 X 4 SYP #2 WALL PLUMBING (WAS 2 X 6)
21	8'-11"	EXTERIOR	2 X 4 SYP #2 WALL
22	8'-7"	EXTERIOR	2 X 4 SYP #2 WALL
50	9'-1"	INTERIOR	2 X 4 SPF WALL
51	4'-1-1/2"	INTERIOR	2 X 4 SPF WALL
52	3'-1-1/2"	INTERIOR	2 X 4 SPF WALL
53	4'-1 1/2"	INTERIOR	2 X 4 SPF WALL
54	6'-10-1/2"	INTERIOR	2 X 4 SPF WALL
55	2'-9-1/2"	INTERIOR	2 X 4 SPF WALL
56	7'-7"	INTERIOR	2 X 4 SPF WALL
57	4'-1-1/2"	INTERIOR	2 X 4 SPF WALL
58	4'-5"	INTERIOR	2 X 4 SPF WALL
59	5'-1-1/2"	INTERIOR	2 X 4 SPF WALL
60	2'-9-1/2"	INTERIOR	2 X 4 SPF WALL
61	6'-4-1/2"	INTERIOR	2 X 6 SPF #2 PLUMBING
62	7'-4"	INTERIOR	2 X 4 SPF #2 PLUMBING (WAS 2 X 6)
63	3'-8"	INTERIOR	2 X 4 SPF WALL
64	10'-10"	INTERIOR	2 X 4 SPF WALL
65	11'-3-1/2"	INTERIOR	2 X 4 SPF WALL
66	4'-7"	INTERIOR	2 X 4 SPF WALL
67	4'-5-1/2"	INTERIOR	2 X 4 SPF WALL
68	4'-5-1/2"	INTERIOR	2 X 4 SPF WALL
69	11'-3-1/2"	INTERIOR	2 X 4 SPF WALL
70	10'-1"	INTERIOR	2 X 4 SPF WALL
71	2'-8-1/2"	INTERIOR	2 X 4 SPF WALL (WAS 2 X 6)
72	5'-10"	INTERIOR	2 X 4 SPF WALL
73A	1'-5"	INTERIOR	2 X 4 SPF WALL
74A	3'-4-1/2"	INTERIOR	2 X 4 SPF WALL
75	7'-6"	INTERIOR	2 X 4 SPF #2 PLUMBING (WAS 2 X 6)
76	4'-1"	INTERIOR	2 X 4 SYP #2 WALL
77	2'-4-1/2"	INTERIOR	2 X 4 SYP #2 WALL
78			
79			
80			

NOTE: ALL DIMENSIONS AS PER BUILDER

PALMERA 1B MODEL LVL BEAM SCHEDULE		
BEAM #	LENGTH	BEAM TYPE
A	12'-6-1/2"	(2) PLY 1 3/4" X 11 7/8" LVL BEAM
B	12'-9"	(2) PLY 1 3/4" X 11 7/8" LVL BEAM
C		
D		

PALMERA 1B MODEL 2 X 12 SYP. BEAM SCHEDULE		
BEAM #	LENGTH	BEAM TYPE
E	9'-8"	(2) 2 X 12 SYP. IN 1/2" PLYWOOD FLITCH PLATES (GLUED & NAILED)
F	5'-4"	(2) 2 X 12 SYP. IN 1/2" PLYWOOD FLITCH PLATES (GLUED & NAILED)
G	16'-8"	(2) 2 X 12 SYP. IN 1/2" PLYWOOD FLITCH PLATES (GLUED & NAILED)
H		(2) 2 X 12 SYP. IN 1/2" PLYWOOD FLITCH PLATES (GLUED & NAILED)

R.O. OPENINGS FOR DOORS AND WINDOWS  
 (2) 3068 EXTERIOR SLIDING GLASS DOORS 72 1/2" X 81 3/8"  
 3068 EXTERIOR DOOR 38" X 81 3/8"  
 3068 INTERIOR DOOR 38" X 81"  
 2068 BI-FOLD DOOR 25 1/2" X 80"  
 2868 BI-FOLD DOOR 33 1/2" X 80"  
 3068 BI-FOLD DOOR 37 1/2" X 80"  
 6068 BI-FOLD DOOR 73 1/2" X 80"  
 SH-25 SINGLE HUNG WINDOW 37 1/4" X 62 3/4"  
 (2) SH-25 SINGLE HUNG WINDOW 73 3/4" X 62 3/4"



NOTE: EXTERIOR WOOD WALLS ARE 3 1/2" WIDE WITH 15/32" PLYWOOD. (4" TOTAL ) UNLESS NOTED DIFFERENT.  
 INTERIOR WOOD WALLS ARE 3 1/2" & 5 1/2" WIDE WOOD WALLS UNLESS NOTED DIFFERENT.

INTERIOR & EXTERIOR WALL FRAMING PLAN  
 SCALE : N.T.S.

**Quattrone & Associates, Inc.**  
 Engineers, Planners, & Development Consultants  
 4300 Ventura Boulevard, Fort Myers, FL 33916 (813) 936-5222 QAClient  
 A PROFESSIONAL CORPORATION  
 FLORIDA REGISTRATION NUMBER: 1465

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BUILDER: HABITAT FOR HUMANITY  
 3 BEDROOM 2 BATH HOME / 160 MPH WIND LOADING

NEW RESIDENCE FOR:  
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 SECTION: /TOWNSHIP- /ADDRESS:  
 STRAP#

03-19-2024 REVISION

DRAWN BY:  
 DAVID HICKS

DATE: 03-12-2021

SCALE: 1/4"=10"

JOB#: 2024-033

SHEET  
 SH-1 OF SH-1 SHEET

03-19-2024