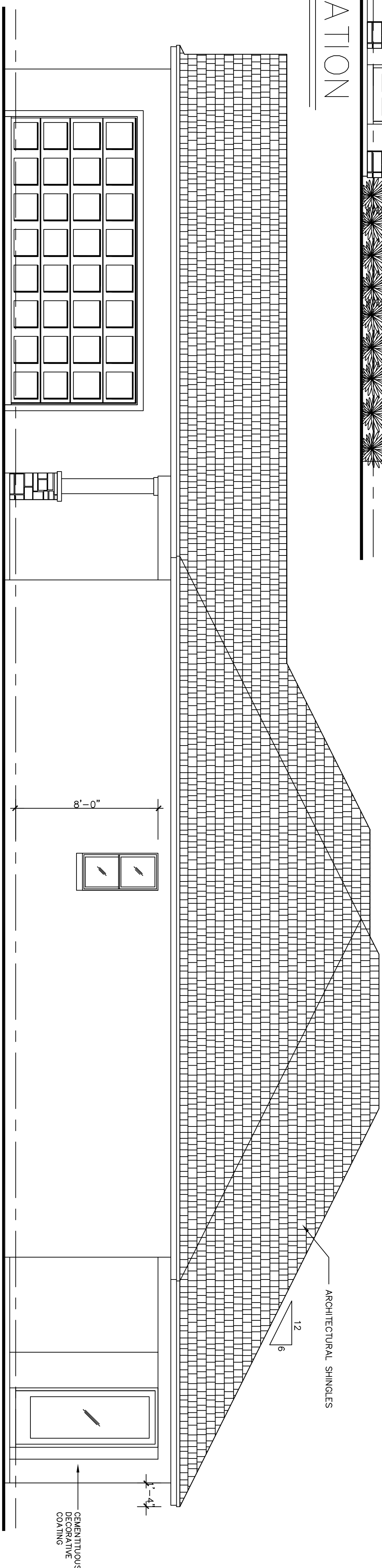


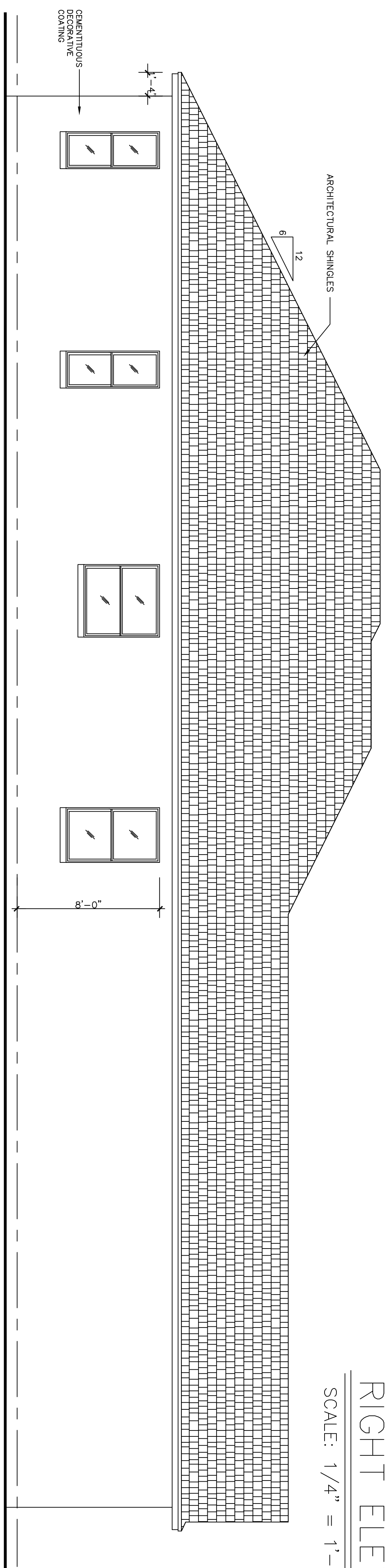
FRONT ELEVATION

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



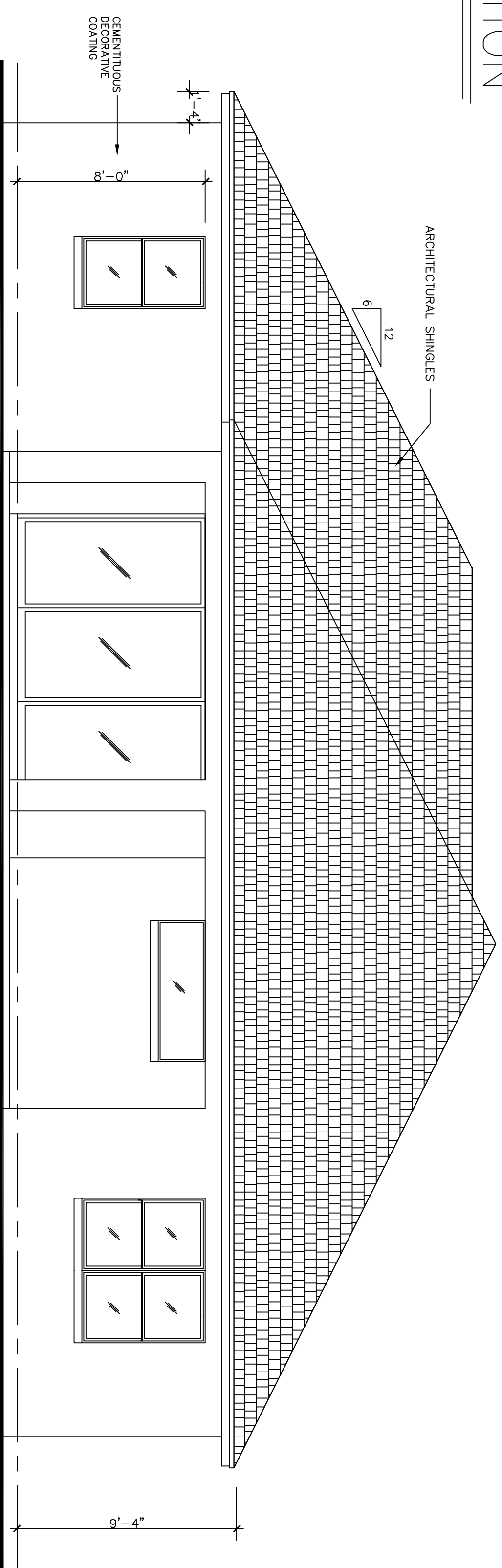
RIGHT ELEVATION

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



LEFT ELEVATION

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



REAR ELEVATION

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

EXTERIOR FEATURES PORTRAYED ON THESE PLANS SUCH AS DECORATIVE COATING, DECORATIVE BANDING, DECORATIVE LOUVERS, & SILING TYPE ARE SUGGESTIVE ONLY AND SUBJECT TO CHANGE PER OWNERS SPECIFICATIONS.

CONTRACTOR TO VERIFY ALL AREA CALCULATIONS AND DIMENSIONS BEFORE STARTING CONSTRUCTION.

NOTES:

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Otterwoods Estates
Arietta Model No. 123



DRAWING NO. 222247
DATE: August 2022
Elevations

SHEET
6 OF 8

NOTE: WHILE EVERY ATTEMPT HAS BEEN MADE IN THE PREPARATION OF THESE PLANS TO AVOID MISTAKES, THE DESIGNER CANNOT GUARANTEE AGAINST HUMAN ERROR. THE CONTRACTOR IS ULTIMATELY RESPONSIBLE TO VERIFY DIMENSIONS AND OTHER DETAILS ON THE PLANS AND NOTIFY DESIGNER OF ANY ERRORS OR OMISSIONS BEFORE STARTING CONSTRUCTION.



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GENERAL PLAN NOTES

WINDOW GRILLS ARE OPTIONAL - PER OWNER.
 ALL UNDIMENSIONED PARTITIONS ARE 4" ROUGH.
 ALL ANGLED PARTITIONS ARE 45° UNLESS OTHERWISE NOTED.
 ALL EXTERIOR DIMENSIONS ARE TO FACE OF STUDS UNLESS OTHERWISE NOTED.
 ALL TRUSSES TO BEAR ON EXTERIOR WALLS AND/OR GIRDER TRUSSES UNLESS OTHERWISE NOTED. (TRUSS ENGINEERING BY OTHERS & AND SET SPACING FOR ALL TRUSSES.
 PROVIDE PRESTOPPING EVERY 8'-0" VERTICALLY IN FRAME WALLS > 8'-1".
 ALL ELECTRICAL AND MECHANICAL EQUIPMENT ARE SUGGESTIVE AND SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS, CONTRACTORS TO VERIFY.
 EXTERIOR FEATURES PORTRAYED ON THESE PLANS SUCH AS DECORATIVE COATING, DECORATIVE BANDING, DECORATIVE LOUVERS, & SIDING TYPE ARE SUGGESTIVE ONLY AND SUBJECT TO CHANGE PER OWNER'S SPECIFICATIONS.
 BATHROOM EXHAUST FANS MUST VENT TO THE EXTERIOR OF THE BUILDING, EXHAUST TO ATTIC SPACE AND SOFFITS IS NOT ACCEPTABLE.
 ALL WINDOWS WITHIN 24" OF DOORS AND IN SHOWER OR TUB AREAS WILL BE SAFETY TEMPERED GLASS.
 ALL DOOR AND WINDOWS PROVIDING DIRECT ACCESS FROM THE HOME TO A POOL SHALL BE EQUIPPED WITH AN EXIT ALARM COMPLYING WITH UL 2020.
 LAUNDRY NOTE: UNLESS OTHERWISE NOTED, PROVIDE DRYER VENT THRU ROOF MAX LENGTH 35', WASHER AND DRYER UNIT W/HANSON BOX @ 36" A.F.F.
 ACCESS DOORS FROM CONDITIONED SPACES TO UNCONDITIONED SPACES IE ATTICS OR CRAWLSPACE SHALL BE WEATHERSTRIPPED AND INSULATED TO A LEVEL EQUIV. TO THE INSULATION ON THE SURROUNDING SURFACES.
 DOOR FROM GARAGE INTO HOUSE MUST BE A MINIMUM 1-3/8" SOLID WOOD DOOR, SOLID OR HONEYCOMB STEEL DOOR, OR 20 MINUTE FIRE RATED ANY ACCESSIBLE SPACE BENEATH A STAIRWAY SHALL BE PROTECTED WITH 1/2" GYPSUM BOARD.

GENERAL CONSTRUCTION NOTES

SINCE SITE VISITATION IS NOT ALWAYS FEASIBLE OR NECESSARY, IT IS ASSUMED THAT THE SITE IS FLAT UNLESS A TOPOGRAPHY SURVEY IS FURNISHED SHOWING INFORMATION TO THE CONTRARY.
 ANY SPECIAL STRUCTURAL DESIGN REQUIRED, NOT SHOWN BY THE DRAFTSMAN SHALL BE DONE BY A QUALIFIED STRUCTURAL ENGINEER OR LICENSED ARCHITECT.
 ONLY WORK SHOWN ON THIS DRAWING IS CERTIFIED BY THE ENGINEER OR ARCHITECT ON FILE.
 VERIFY ALL DIMENSIONS AND CONDITIONS IN FIELD. ASSUMED SOIL BEARING PRESSURE MIN. 2000 PSF.
 BACK FILLING BEHIND CONCRETE WALLS TO BE DONE IN 6" TO 12" LAYERS TAMPED.
 ALL CONCRETE 3000 PSI IN 28 DAYS LOCKED IN PLACE.
 ALL CONTRACTORS AND SUB-CONTRACTORS SHALL CONFORM TO ALL STATE AND LOCAL CODES APPLICABLE TO THEIR TRADES.
 CONTRACTOR RESPONSIBLE FOR SUPERVISION OF CONSTRUCTION, SITE VISITATION AND INSPECTION SHALL BE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR. ANY INFORMATION NOT CONSISTENT WITH PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE DRAFTSMAN IN WRITING.
 TO THE BEST OF THE DRAFTSMAN'S KNOWLEDGE, THESE CONSTRUCTION DOCUMENTS ARE IN CONFORMANCE WITH THE REQUIREMENTS OF THE BUILDING AUTHORITIES HAVING JURISDICTION OVER THIS TYPE OF CONSTRUCTION OR OCCUPANT.
 ALL WORK PERFORMED BY THE GENERAL CONTRACTOR SHALL COMPLY AND CONFORM WITH LOCAL AND STATE BUILDING CODES, ORDINANCES AND REGULATIONS. THE GENERAL CONTRACTOR IS RESPONSIBLE TO BE AWARE OF THESE REQUIREMENTS AND GOVERNING REGULATIONS.
 THE GENERAL CONTRACTOR SHALL THOROUGHLY REVIEW AND BECOME FAMILIAR WITH THESE DOCUMENTS, UPON REVIEW, THE GENERAL CONTRACTOR SHALL DOCUMENT AND NOTIFY THE DRAFTSMAN OF ANY ERRORS, OMISSIONS, DISCREPANCIES AND/OR INCONSISTENCIES PRIOR TO THE START OF ANY CONSTRUCTION. ANY WORK NOT SHOWN ON THESE PLANS SHALL BE THE DISCOVERY OF DISCREPANCIES AND/OR CONFLICTS AFTER THE START OF WORK SHALL BE THE FULL RESPONSIBILITY OF THE GENERAL CONTRACTOR TO REPAIR OR REPLACE.
 THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS REPRESENTED ON THESE DOCUMENTS INCLUDING WORK AND DEVIATIONS FROM THESE DOCUMENTS IN CONSTRUCTION SHALL BE REVIEWED BY THE DRAFTSMAN AND THE OWNER PRIOR TO THE START OF WORK IN CONSTRUCTION. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE DISCOVERY OF DISCREPANCIES AND/OR CONFLICTS AFTER THE START OF WORK SHALL BE THE FULL RESPONSIBILITY OF THE GENERAL CONTRACTOR TO REPAIR OR REPLACE.
 SHOP DRAWING REVIEW AND DISTRIBUTION, ALONG WITH PRODUCT SUBMITTALS, SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE DISCOVERY OF DISCREPANCIES AND/OR CONFLICTS AFTER THE START OF WORK SHALL BE THE FULL RESPONSIBILITY OF THE GENERAL CONTRACTOR TO REPAIR OR REPLACE.
 TRUSS ENGINEERING IS PERFORMED BY OTHERS. TRUSS MANUFACTURER TO VERIFY MANUFACTURER'S TRUSS MANUFACTURING TO SIZE MEMBERS, FASTENERS, HANGERS & SET SPACING FOR ALL TRUSSES. CANNOT PASS BETWEEN BALLUSTERS.
 ALL ELECTRICAL AND MECHANICAL EQUIPMENT & METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS; CONTRACTOR TO VERIFY.

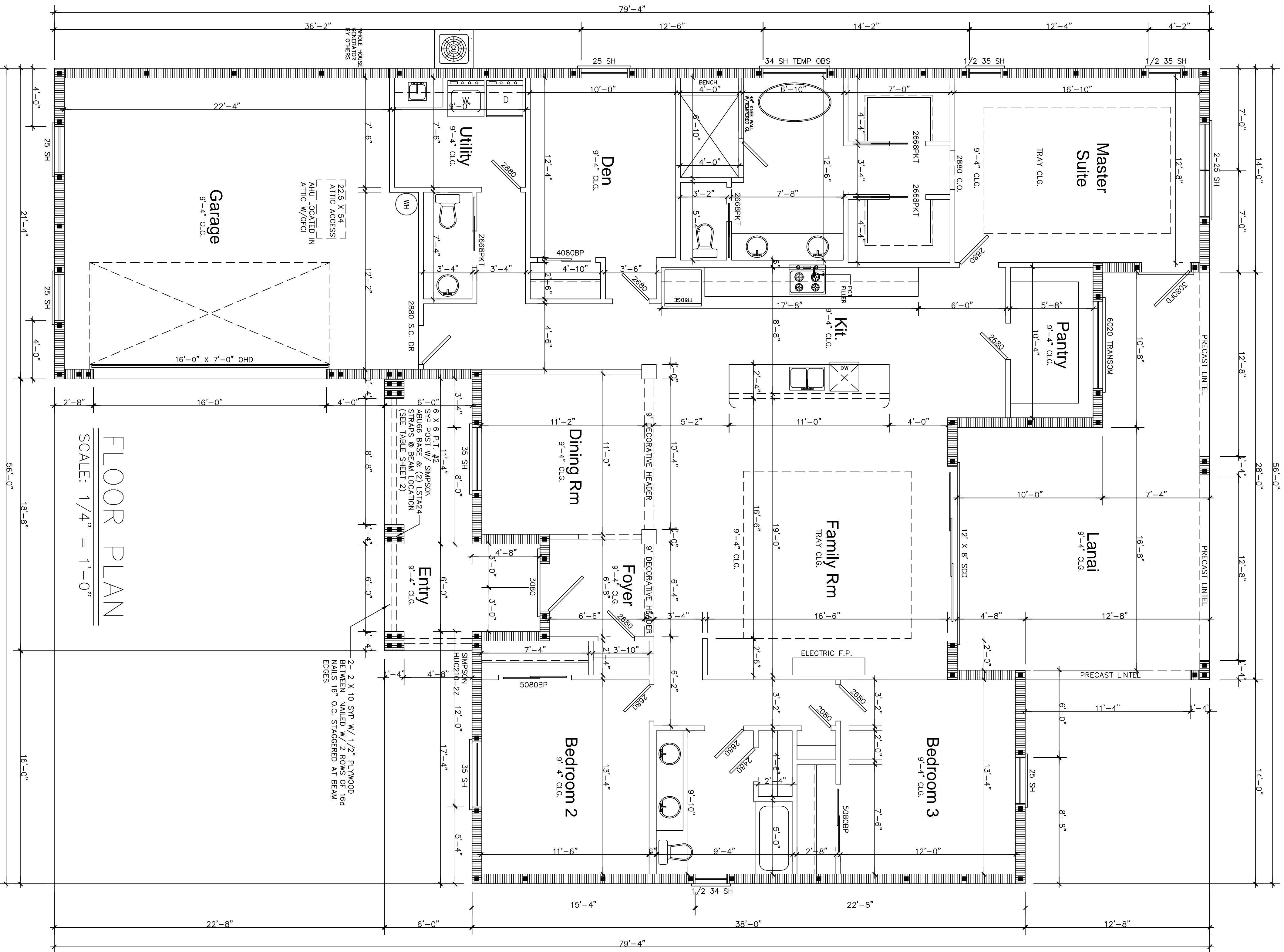
AREA SPECIFICATIONS

LIVING AREA	2352 SQ. FT.
GARAGE	516
COVERED LANAI	376
ENTRY	140
TOTAL	3384 SQ. FT.

LEGEND

- TYP. 8" CMU WALL
- TYP. 2X STUD WALL

NOTE: ALL WALLS ARE DESIGNED AS SHEARWALLS
 (1) #5 REBAR AT CORNERS, INTERSECTIONS, EACH SIDE OF OPENINGS & AT 6'-0" MAX. TYP. PROVIDE #5 BELOW SILL FOR OPENINGS GREATER THAN 6'-0" W
 (2) #5 REBAR OR (1) #7 FOR OPENINGS 16'-0" OR LARGER TYP.
 (1) #5 REBAR BELOW SLAB (IN STEEWALL) OR LARGER TYP.
 (1) #5 REBAR RETROFIT (FOR RENOVATION)
 5/8" x 6" LONG TIEEN HD W/3"x3"x1/8" WASHER @ 18" O.C. ON BOTTOM PLATE, 6'-12" FROM END WALLS



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

CONTRACTOR TO VERIFY ALL AREA CALCULATIONS AND DIMENSIONS BEFORE STARTING CONSTRUCTION.

SHEET 5 OF 8
 DRAWING NO. 222247
 DATE: August 2022
Floor Plan



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 Arietta Model No. 123

NOTES:



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