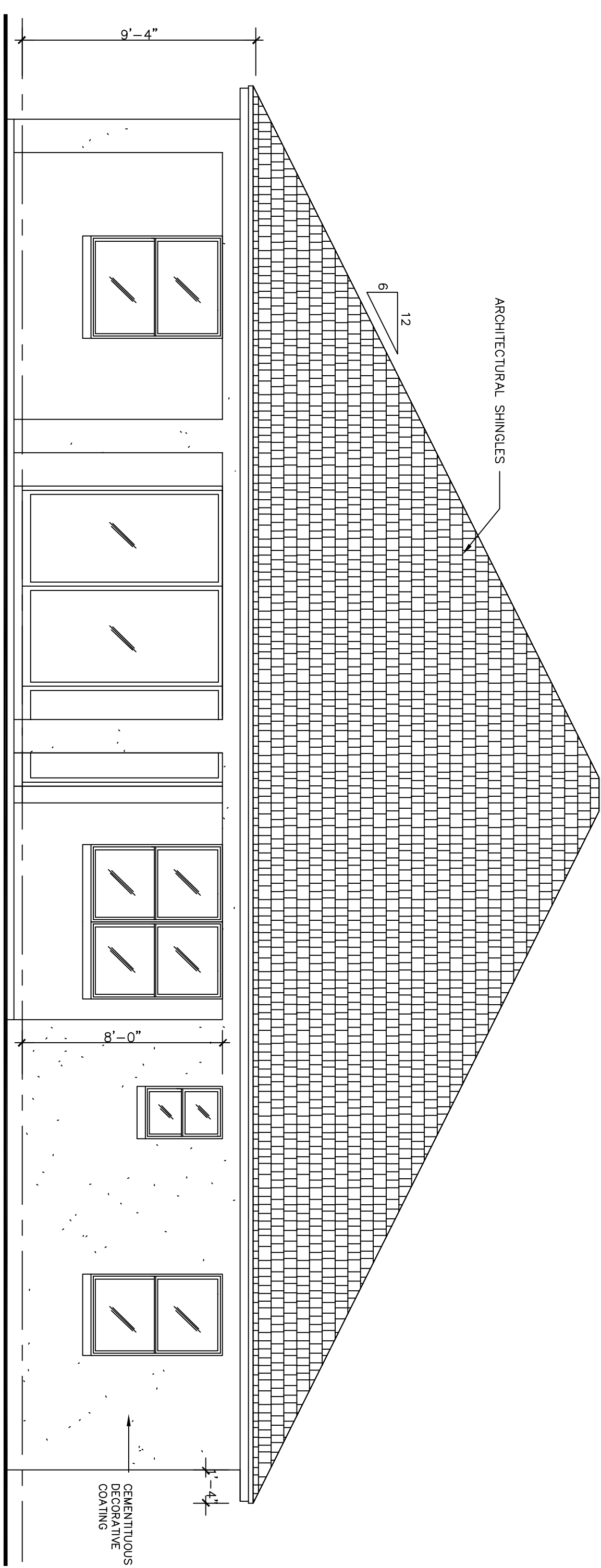
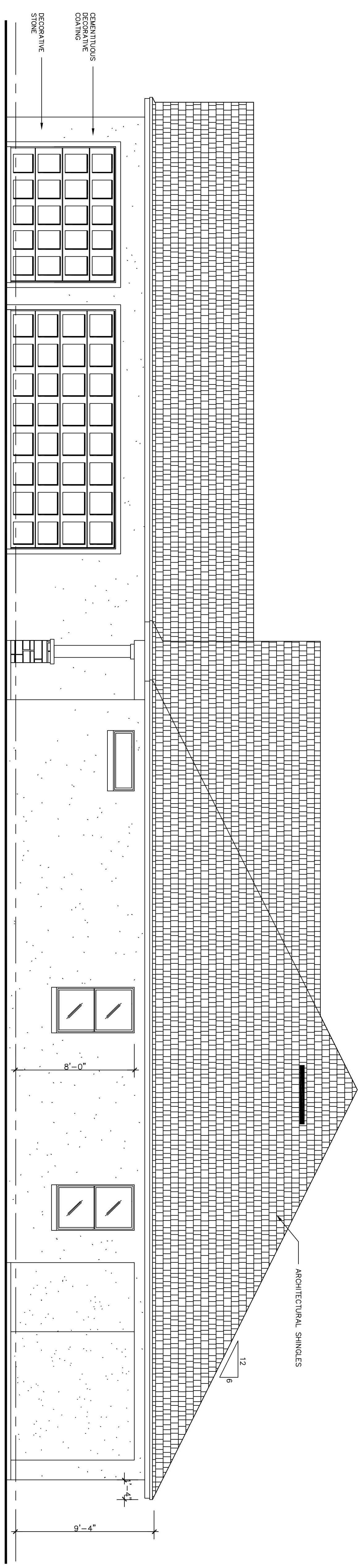


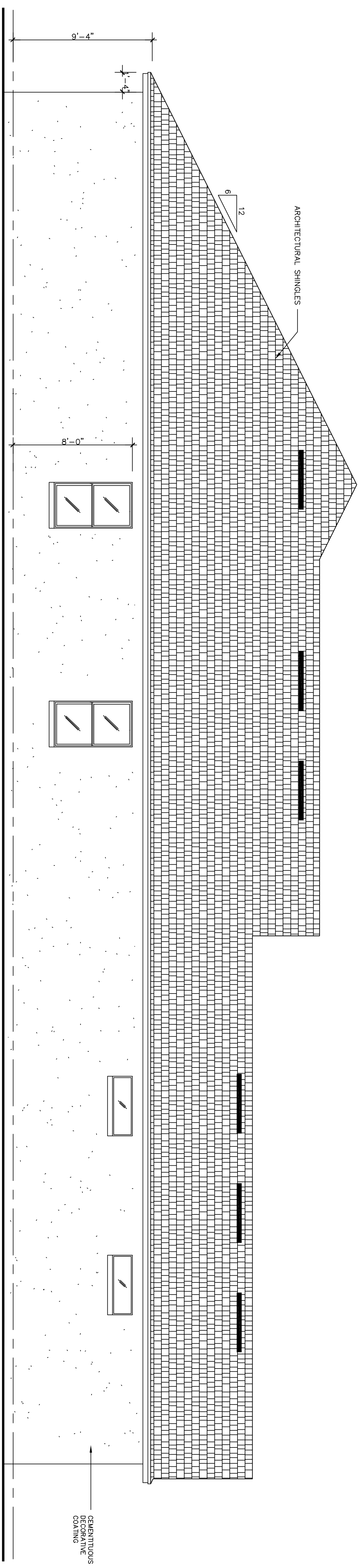
FRONT ELEVATION
SCALE: 1/4" = 1'-0"



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



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



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

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

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

DRAWING NO. 222248
DATE: August 2022
Elevations

CLIENT Otterwoods Estates
Lena Base Model

NOTES:

GENERAL PLAN NOTES

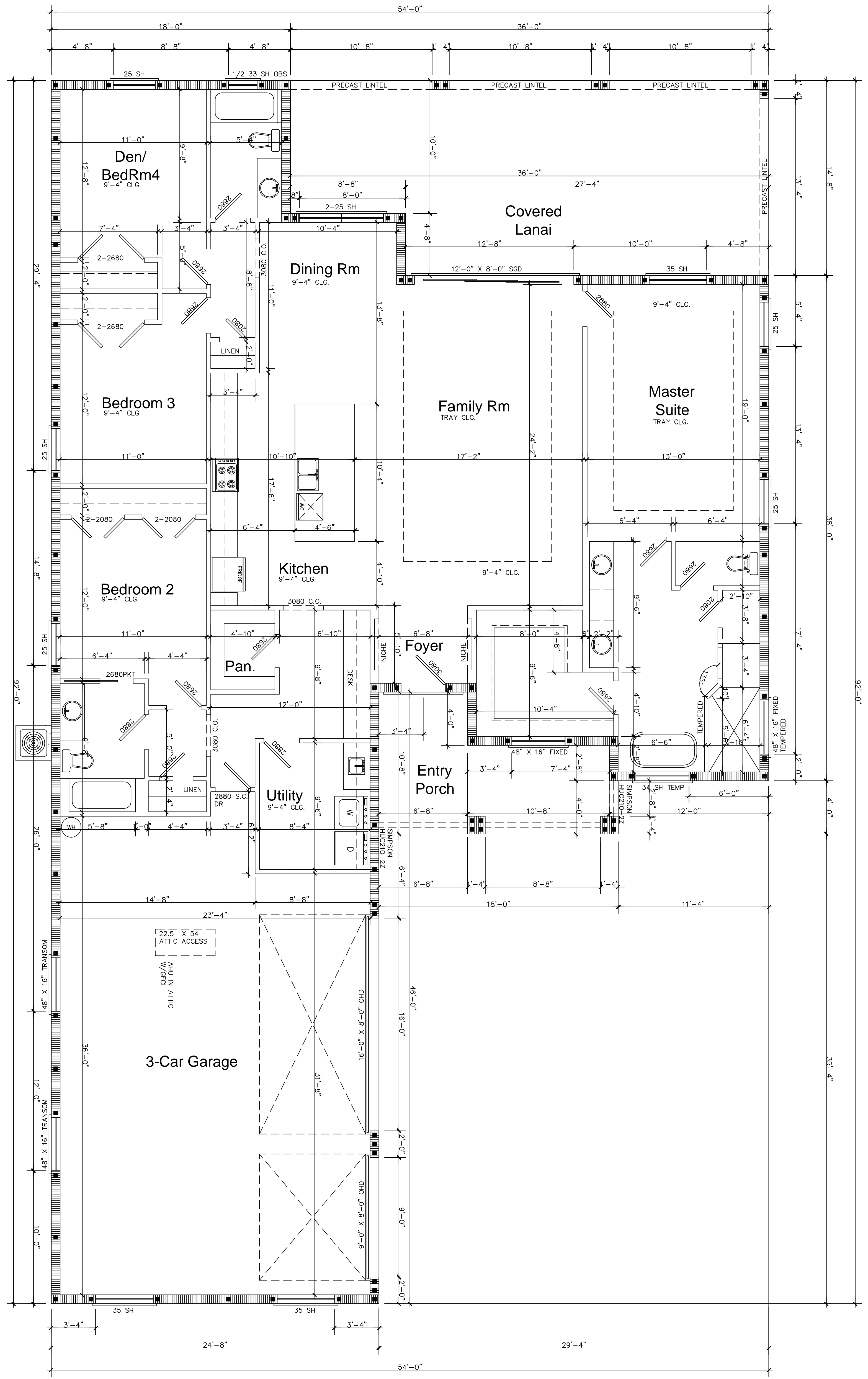
WINDOW GRILLS ARE OPTIONAL - PER OWNER.
 ALL UNDIMENSIONED PARTITIONS ARE 4" ROUGH.
 ALL ANGLED PARTITIONS ARE 45° UNLESS OTHERWISE NOTED.
 ALL DIMENSIONED PARTITIONS ARE TO FACE OF STUDS UNLESS OTHERWISE NOTED.
 ALL TRUSSES TO BEAR ON EXTERIOR WALLS AND/OR GARGER. TRUSS MANUFACTURER TO PROVIDE TRUSS MANUFACTURER TO SIZE MEMBERS, FASTENERS, HANGERS, & AND SET SPACING FOR ALL TRUSSES.
 PROVIDE FRESTOPPING EVERY 8'-0" VERTICALLY IN FRAME WALLS > 8'-1".
 ALL ELECTRICAL AND MECHANICAL EQUIPMENT ARE SUGGESTIVE AND SUGGESTIVE ONLY. RELOCATION DUE TO FIELD CONDITIONS, CONTRACTOR TO VERIFY.
 EXTERIOR FINISHES: EXTERIOR FINISHES SUCH AS RECOGNITIVE COATING DECORATIVE FINISHING, DECORATIVE COATINGS, & 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
 SUGGESTIVE VARIATION IS NOT ALWAYS FEASIBLE OR NECESSARY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL DIMENSIONS AND CONDITIONS IN FIELD. ASSUMED SOIL BEARING PRESSURE MIN. 2000 PSF.
 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 ENGINEERING, BUILDING PLACEMENT, SOIL ANALYSIS & TOPOGRAPHIC WORK WILL BE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR. ANY INFORMATION NOTED IN THESE PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE DRAFTSMAN IN WRITING.
 TO THE BEST OF THE DRAFTSMAN'S KNOWLEDGE THESE CONSTRUCTION NOTES DO NOT CONSTITUTE A PROFESSIONAL ENGINEERING DESIGN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND AUTHORITIES HAVING JURISDICTION OVER THIS TYPE OF CONSTRUCTION OR OCCUPANCY.
 ALL WORK PERFORMED BY THE GENERAL CONTRACTOR SHALL COMPLY AND CONFORM WITH LOCAL AND STATE BUILDING CODES, ORDINANCES AND REGULATIONS, ALONG WITH ALL OTHER AUTHORITIES HAVING JURISDICTION. THE GENERAL CONTRACTOR IS RESPONSIBLE TO BE AWARE OF THESE REQUIREMENTS AND OBTAINING NECESSARY PERMITS.
 THE GENERAL CONTRACTOR SHALL THOROUGHLY REVIEW AND BECOME FAMILIAR WITH ALL DRAWINGS AND SPECIFICATIONS. CONTRACTOR SHALL DISCREPANCIES AND/OR INCONSISTENCIES PRIOR TO THE START OF ANY PORTION OF THE PROPOSED WORK. THE DRAFTSMAN SHALL REVIEW THE PROPOSED CORRECTIONS AFTER IN THE RECEIPT OF NOTIFICATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CORRECTIONS AND REPAIRS TO THE 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 QUESTION. ANY DEVIATIONS FROM THESE DOCUMENTS WITHOUT PRIOR REVIEW SHALL BE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
 SHOP DRAWING REVIEW AND DISTRIBUTION, ALONG WITH PRODUCT SUBMITTALS, REQUESTED IN THE CONSTRUCTION DOCUMENTS. SHALL BE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR, UNLESS OTHERWISE DIRECTED UNDER A SEPARATE AGREEMENT.
 TRUSS ENGINEERING IS PERFORMED BY OTHERS. TRUSS MANUFACTURER TO PROVIDE TRUSS MANUFACTURER TO SIZE MEMBERS, FASTENERS, HANGERS & SET SPACING FOR ALL TRUSSES. WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR EGRESS OPENING OF 5.7 SQ. FT. WITH A MINIMUM DIMENSION ABOVE HEIGHT AND 20" IN WIDTH. STILL HEIGHT NOT GREATER THAN 44" ABOVE FLOOR.
 ALL GUARDRAIL BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS.
 ALL ELECTRICAL AND MECHANICAL EQUIPMENT & METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS. CONTRACTOR TO VERIFY.

AREA SPECIFICATIONS

LIVING AREA	2383 SQ. FT.
CARAGE	870
COVERED LANAI	438
ENTRY	145
TOTAL	3886 SQ. FT.

LEGEND

NOTE: ALL WALLS ARE DESIGNED AS SHEARWALLS
 (1) #5 REBAR AT CORNERS, INTERSECTIONS, EACH SIDE OF OPENINGS AT 6" O.C. MAX. ANY REBAR WITH A DIAMETER BELOW SILL FOR OPENINGS GREATER THAN 6'-0" W/ LARGER TYPE
 (2) #5 REBAR OR (1) #7 FOR OPENINGS 16'-0" OR MORE
 (1) #5 REBAR BELOW SLAB (IN STEEWALL) OR (1) #5 REBAR RETROFIT (FOR RENOVATION)
 #5/8" X 6" LONG TIEIN 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.

<p>SHEET 5 OF 8</p>	<p>DRAWING NO. 222248 DATE: August 2022 Floor Plan</p>	 BBD Engineering Services, Inc. 1152 Old Dixie Rd. E. - Winter Haven, FL 32809 Phone: (863) 975-5602 Fax: (863) 508-6666 www.BBDEngineering.com	<p>CLIENT</p> <p>Otterwoods Estates Lena Base Model</p>	<p>NOTES:</p>	 Drafting Design Service, Inc. Since 1975 3035 Cypress Gardens Rd Winter Haven, FL 33884 (863) 324-4657 Draftingdesignservice.com
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