

Annie Model

INNOVA LAND & DEVELOPMENT PLANNING LLC

SQUARE FOOTAGE DATA	
Total living square footage:	1,785 square feet
Front Covered Porch:	208 square feet
(2) Car Garage:	501 square feet
Covered Lanai:	129 square feet
Grand total square footage:	2,623 square feet

WALL LEGEND HEIGHT	
	10'-0" HIGH CONCRETE BLOCK WALL
	10'-4" HIGH CONCRETE BLOCK WALL
	12'-0" HIGH CONCRETE BLOCK WALL
	10'-0" HIGH NEW NOMINAL SIZE 2 x 4 INTERIOR WALL
	BALLOON FRAME NOMINAL SIZE 2 x 4 INTERIOR WALL
	10'-0" HIGH NOMINAL SIZE 2 x 4 INTERIOR LOAD BEARING WALL
	10'-0" HIGH NEW NOMINAL SIZE 2 x 6 INTERIOR PLUMBING WALL

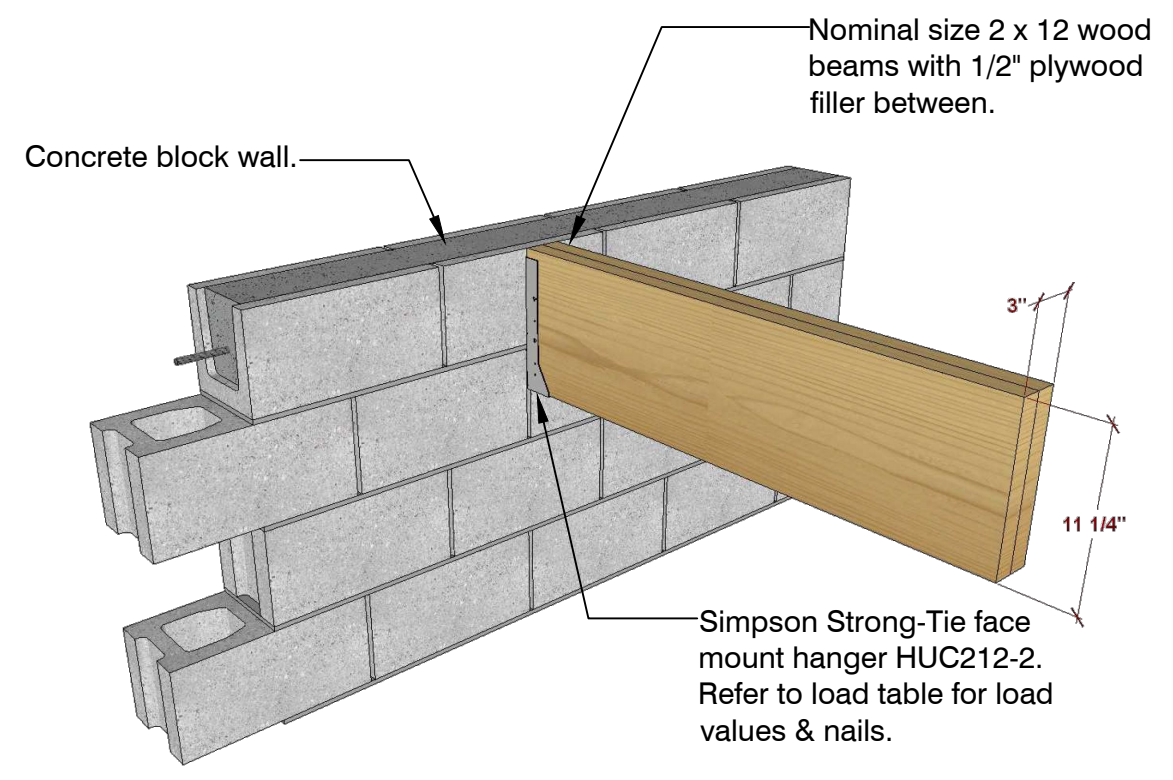
Note: Interior dimensions are to the inside face of block wall not furring strips.

EXTERIOR DOOR SCHEDULE				
DOOR TAG	DESCRIPTION	SWING	QUANTITY	ROUGH OPENING
D-1	3068 single entry door unit	Inswing	1	refer to mfr.
D-2	6066 Sliding glass patio door		1	refer to mfr.
D-3	16'-0" x 7'-0" garage door		1	refer to mfr.

NOTES:
1. VERIFY ALL ROUGH OPENINGS WITH DOOR MANUFACTURER.

SIMPSON STRONG-TIE: FACE MOUNT HANGER					
MODEL NO.	FASTENERS			Allowable Loads (DF/SF)	
	GFCMU Titen Turbo	Concrete Titen Turbo	Joist	GFCMU Light (150)	Concrete Domet (100/125)
HUC410	(14) 1/4" x 2-1/4"	(14) 1/4" x 3-3/4"	(8) 0.148 x 3	1,135	3,960
				1,135	4,340

FLORIDA PRODUCT APPROVAL # FL10031.31

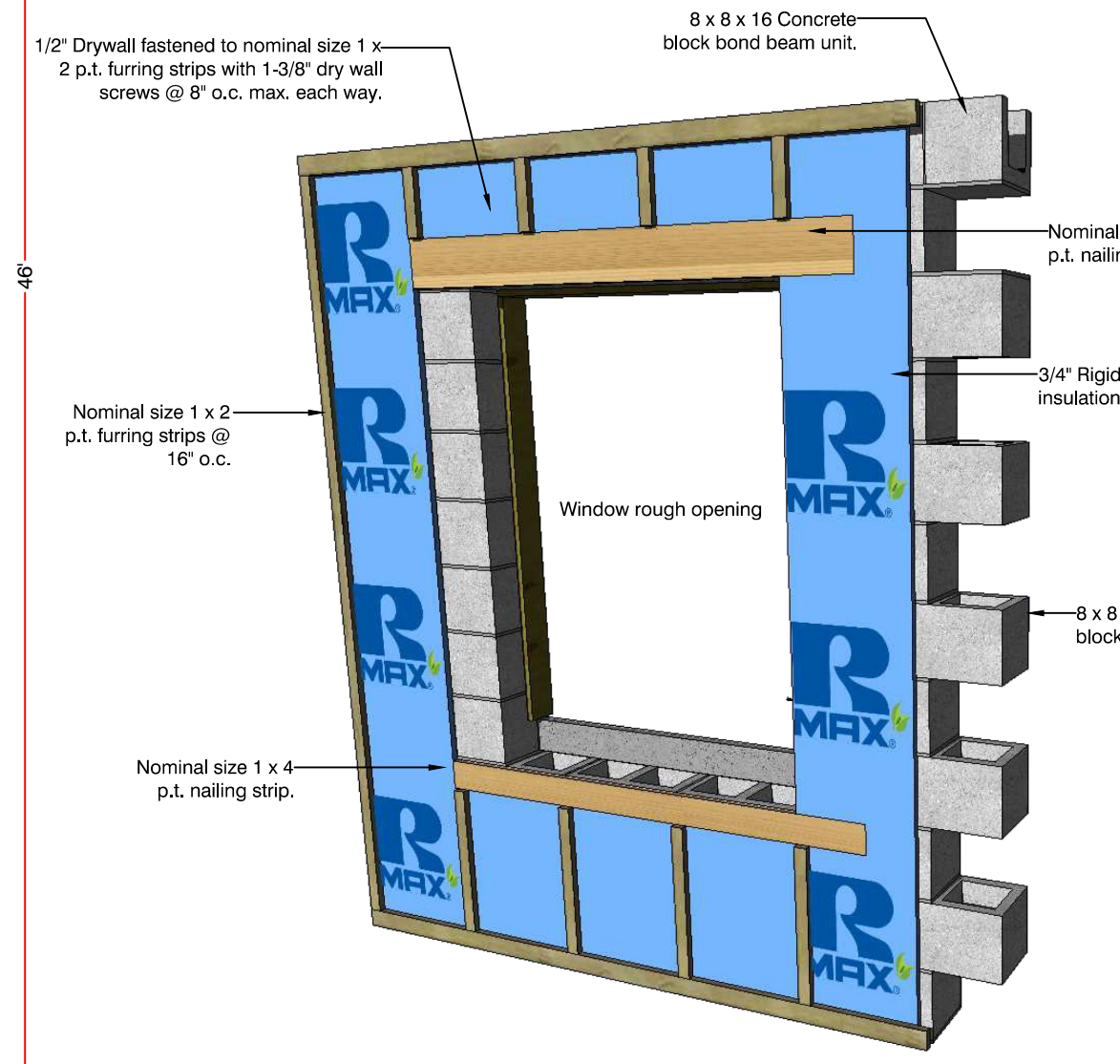
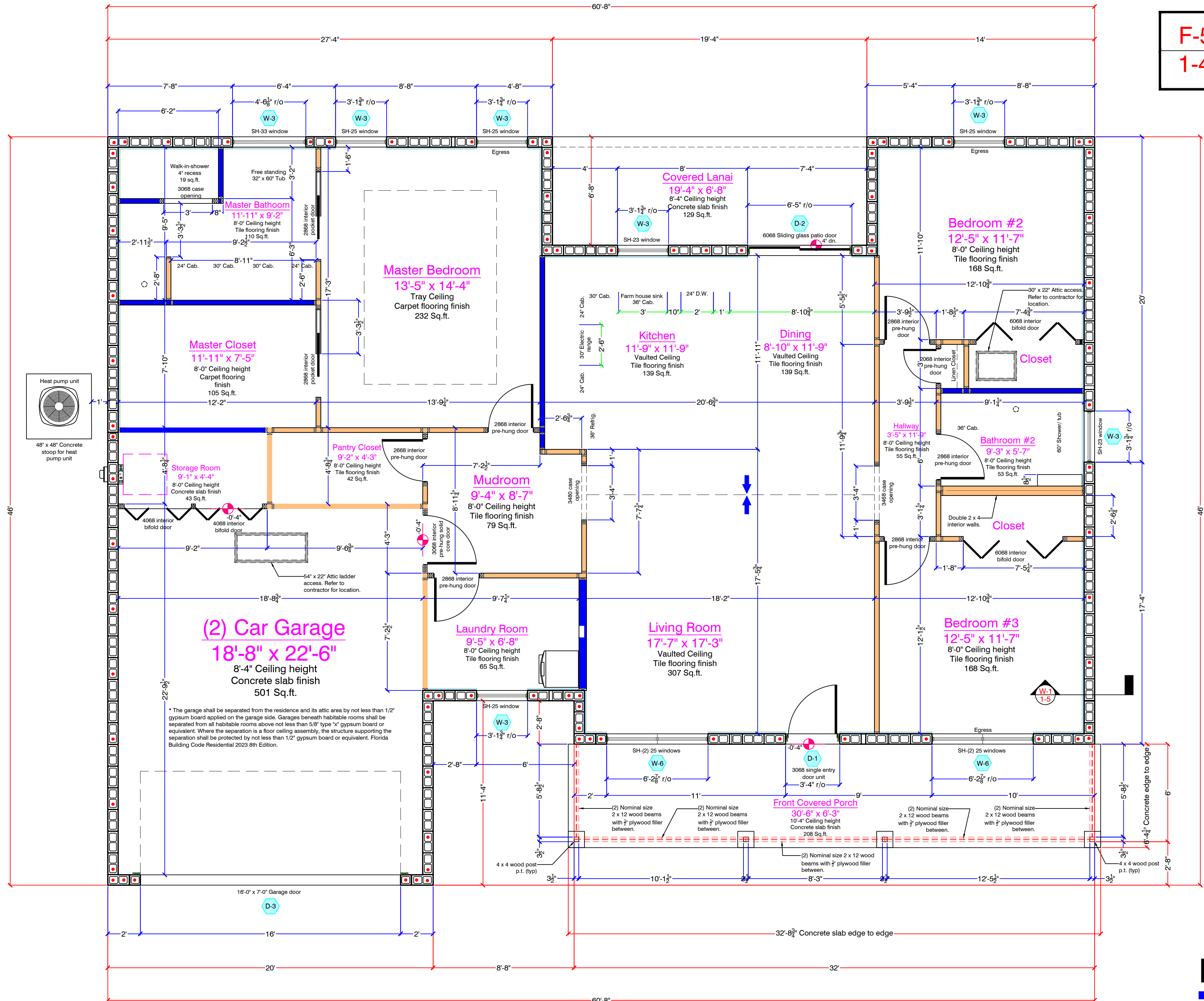


F-5 2 x 12 beams to concrete wall
1-4 SCALE: NOT-TO-SCALE

Window Schedule						
Window tag	Description	Florida product approval	Design pressure	Quantity	Rough opening	Unit size
W-1	72" x 16" Casement window			1	Refer to Mfr.	Refer to Mfr.
W-2	SH-33 single hung window			1	27'-1/4" x 38'-3/8"	Refer to Mfr.
W-3	SH-25 single hung window			1	37'-3/4" x 38'-3/8"	Refer to Mfr.
W-4	SH-25 single hung window			5	37'-3/4" x 63"	Refer to Mfr.
W-5	SH-33 single hung window			1	54'-1/8" x 38'-3/8"	Refer to Mfr.
W-6	Double SH-25 single-hung window			4	74'-7/8" x 63"	Refer to Mfr.

NOTES:
1. Glazing type-insulated glass tint. Low-E glass strength-D58

ROOM FINISH SCHEDULE			
AREA	ROOM	FLOOR MATERIAL	CEILING CONDITIONS
	Bathroom #2	Tile	8'-0" Ceiling height
	Bedroom #2	carpet flooring	8'-0" Ceiling height
	Bedroom #3	carpet flooring	8'-0" Ceiling height
	Dining Area	Tile	Vaulted Ceiling
	Hallways	Tile	8'-0" Ceiling height
	Great Room	Tile	Vaulted Ceiling
	Kitchen	Tile	Vaulted Ceiling
	Laundry Room	Tile	8'-0" Ceiling height
	Master Bathroom	Tile	8'-0" Ceiling height
	Master Bedroom	carpet flooring	Tray Ceiling
	Master Closet	carpet flooring	8'-0" Ceiling height
	Pantry Closet	Tile	8'-0" Ceiling height
	Walk-in-Closets	carpet flooring	8'-0" Ceiling height



F-1 Typical furring and nailing strip layout over concrete block wall detail
1-4 SCALE: NOT-TO-SCALE

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

* Openings between the garage and residence shall be equipped with honeycomb core steel or 20 min. rated fire door labeled or solid wood doors not less than 1-3/8" thickness.
* The garage shall be separated from the residence and its attic area by not less than 1/2" gypsum board applied on the garage side. Garages beneath habitable rooms shall be separated from all habitable rooms above not less than 5/8" type "X" gypsum board or equivalent. Where the separation is a floor ceiling assembly, the structure supporting the separation shall be protected by not less than 1/2" gypsum board or equivalent. Florida Building Code Residential 2023 8th Edition.
* Ducts in the garage and ducts penetrating the walls or ceiling separating the dwelling from the garage shall be constructed of a minimum 26 Ga. sheet steel or other approved material and shall have no openings into the garages. Florida Building Code Residential 2023 8th Edition.
* All casings to be min. 3-1/2".
* Interior dimensions are to the inside face of block wall not furring strips.