

# 4003 (A,B,C,D)

## OASIS PARADISO GRANDE

40' X 69'4

REVISION SCHEDULE			
NO.	DATE	DESCRIPTION	BY
②	04-09-21	-THESE PLANS CREATED USING 4004 MONTEREY II PLANS DATED 03-04-21 PROVIDED BY PSH	DE
①	06-28-21	-REVISED 2ND FLOOR EXTERIOR FINISH FROM STUCCO TO SMOOTH PANEL BOARD	DH
②	07-02-21	-REVISE ALL ARCH SOFFITS TO FLAT	DAL
③	11-16-21	-INTERIOR DOORS CHANGED TO 6/8 ILO 8/0 1ST FLOOR ONLY	RN
④	06-20-23	-UPDATE FIRE ALARM PER BUILDER'S REQUEST	ME
⑤	08/25/23	-ADD TILE TO MASTER CLOSETS	ME
⑥	09/29/23	-DELETE ALL INTERIOR DR HEIGHTS	ME
⑦	02/15/24	-ADD ELECTRICAL CHANGES REQ'T BY NL	ME
⑧	04-11-24	-DELETE GARAGE STEP, TOWEL BARS & PAPER HOLDERS	ME
⑨	04-24-24	-APPLIED MODEL WALK CHANGES - PER JK. -APPLIED FBC 2023 -8TH EDITION CODE UPDATE	NR
⑩	05-28-24	-ADDED ON-Q PANEL	NR
⑪	08-29-24	-ADDED ELEV "D"	ME
⑫	08-01-25	-APPLIED FRAME WALK CHANGES: DATED 08/06/25	NR
⑬	08-20-25	-CHANGE ELEV "A" GAME ROOM WDW'S TO (3) 3030FG.	ME

### 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
D1	TYPICAL STRUCTURAL DETAILS
D2	TYPICAL STRUCTURAL DETAILS
D3	TYPICAL STRUCTURAL DETAILS
D4	TYPICAL STRUCTURAL DETAILS
D5	TYPICAL STRUCTURAL DETAILS
D6	SOFFIT DETAILS

.1 GAME ROOM 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
14	TYPICAL DETAILS/CONNECTOR SCHEDULE
15	TYPICAL DETAILS
16	TYPICAL DETAILS
17	TYPICAL DETAILS
D1	TYPICAL STRUCTURAL DETAILS
D2	TYPICAL STRUCTURAL DETAILS
D3	TYPICAL STRUCTURAL DETAILS
D4	TYPICAL STRUCTURAL DETAILS
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D6	SOFFIT DETAILS

.1 GAME ROOM OPTION

### SHEET INDEX- ELEVATION "C" & "D"

00	COVER SHEET
01C.0	FOUNDATION PLAN
02C.0	FLOOR PLAN W/ DIMENSIONS
03C.0	FLOOR PLAN W/ NOTES
04C.0	UPPER FLOOR PLAN W/ DIMENSIONS
05C.0	UPPER FLOOR PLAN W/ NOTES
06C.0	EXTERIOR ELEVATIONS- FRONT/ REAR
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08	CROSS SECTION AND INTERIOR ELEVATIONS
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.1 GAME ROOM OPTION

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

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 00  
OF SHEETS

PARADISO GRANDE

REVISIONS BY  
07-02-21 RDC

**ITEG**  
HARRISON ENGINEERING GROUP, INC.  
10000 WINDY HILL RD  
ORLANDO, FL 32811  
TEL: (407) 734-1400  
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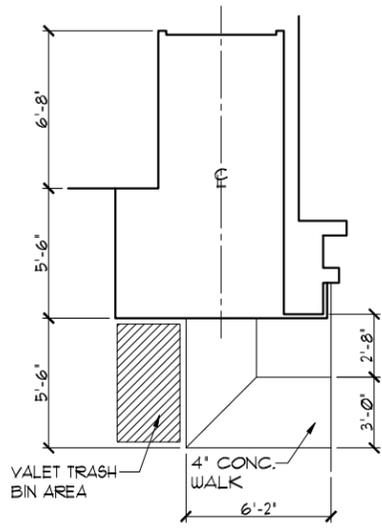
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529 - 3000

**Park Square HOMES**

COVER SHEET

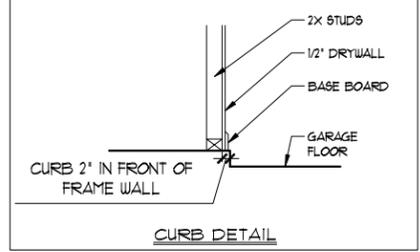
OASIS  
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4003

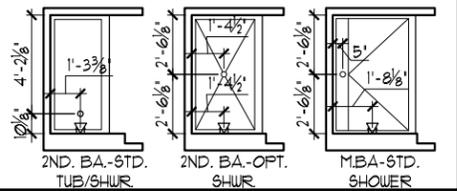


**SIDEWALK LAYOUT**

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

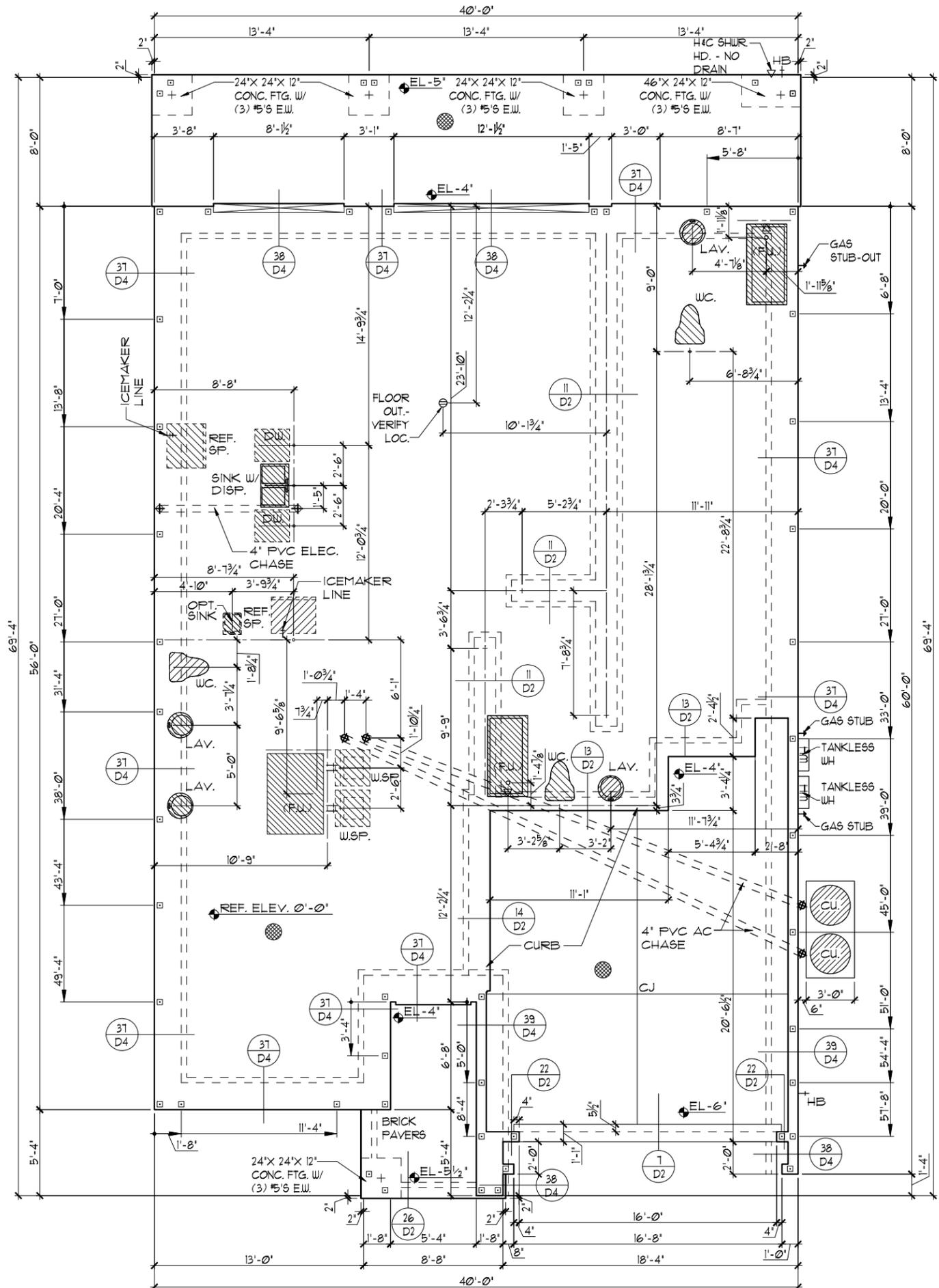


- FOUNDATION NOTES**
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  - WATER HEATER T & P RELIEF VALVE SHALL BE FULL SIZE TO EXTERIOR WATER HEATER AT OR ABOVE FLOOR LEVEL SHALL BE IN A PAN WITH DRAIN TO EXTERIOR WATER HEATER SHALL HAVE APPROVED THERMAL EXPANSION DEVICE.
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  - 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.
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  - TYP. TUB/SHUR. VALVE & DRAIN LOCATIONS



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**LOT: 000, PARADISO GRANDE**  
 PARADISO GRANDE  
 4003  
 DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET 01A.0 OF SHEETS

**FOUNDATION PLAN**

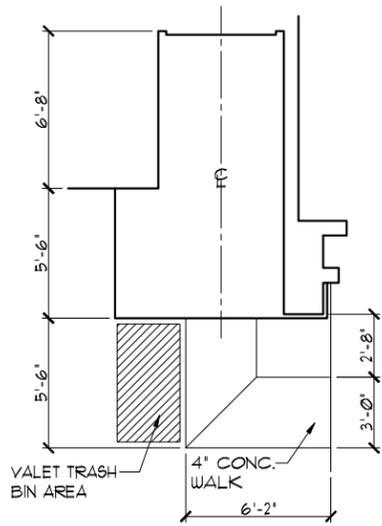
**PARADISO GRANDE**

OASIS

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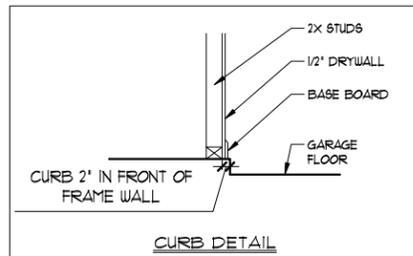
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REVISIONS	BY
07-02-21	RDC



**SIDEWALK LAYOUT**

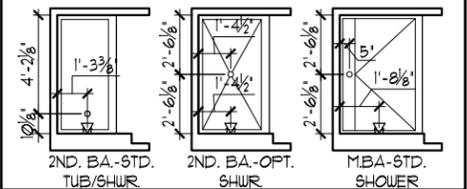
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CURB DETAIL

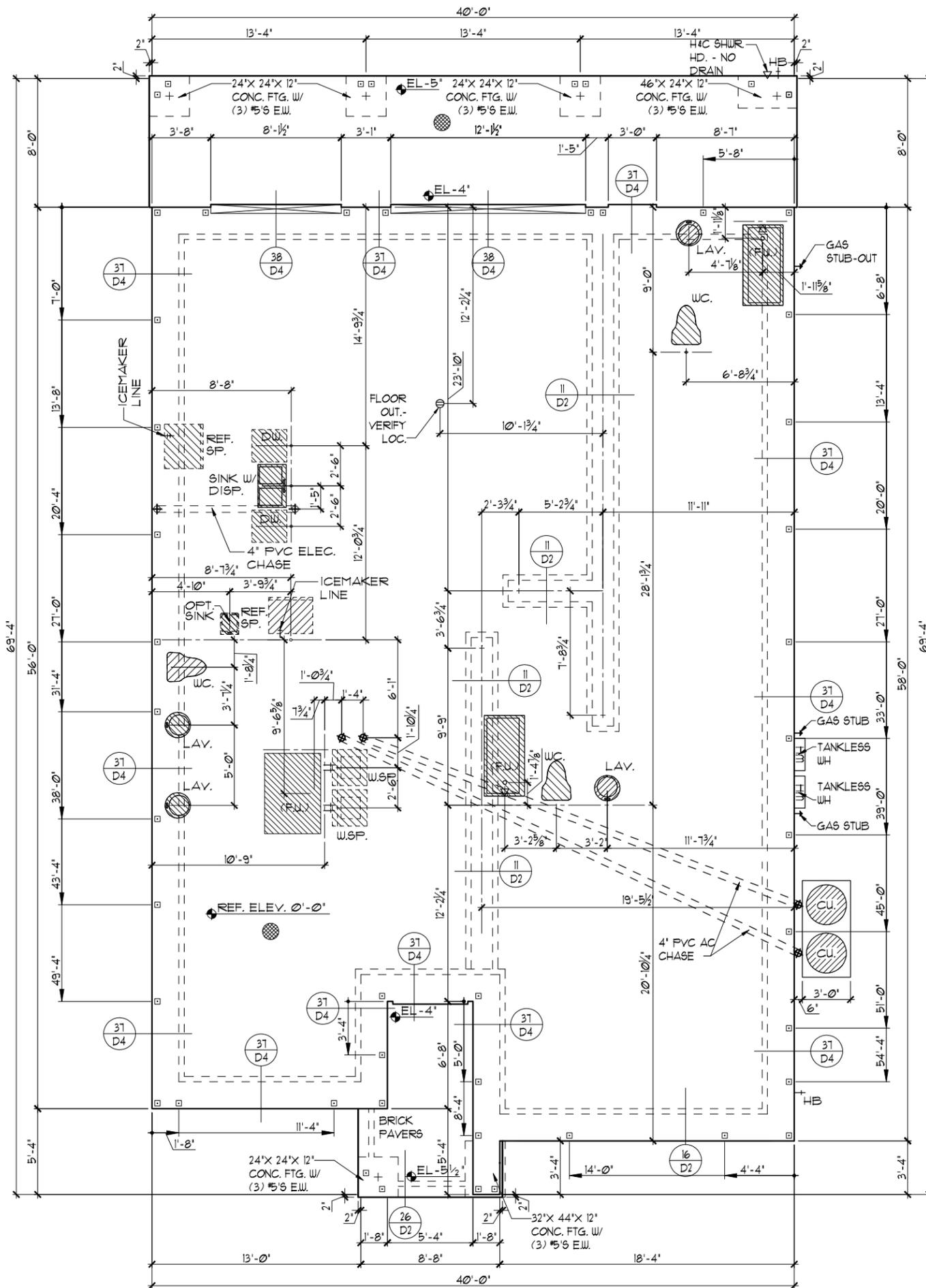
**FOUNDATION NOTES**

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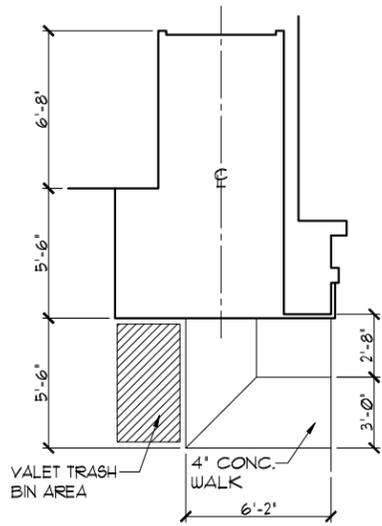
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**FOUNDATION PLAN**

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07-02-21	RDC

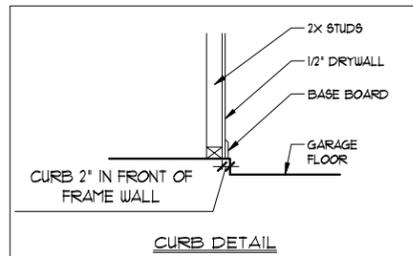
  

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OF	SHEETS



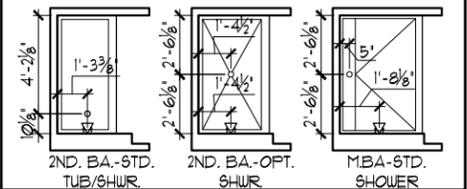
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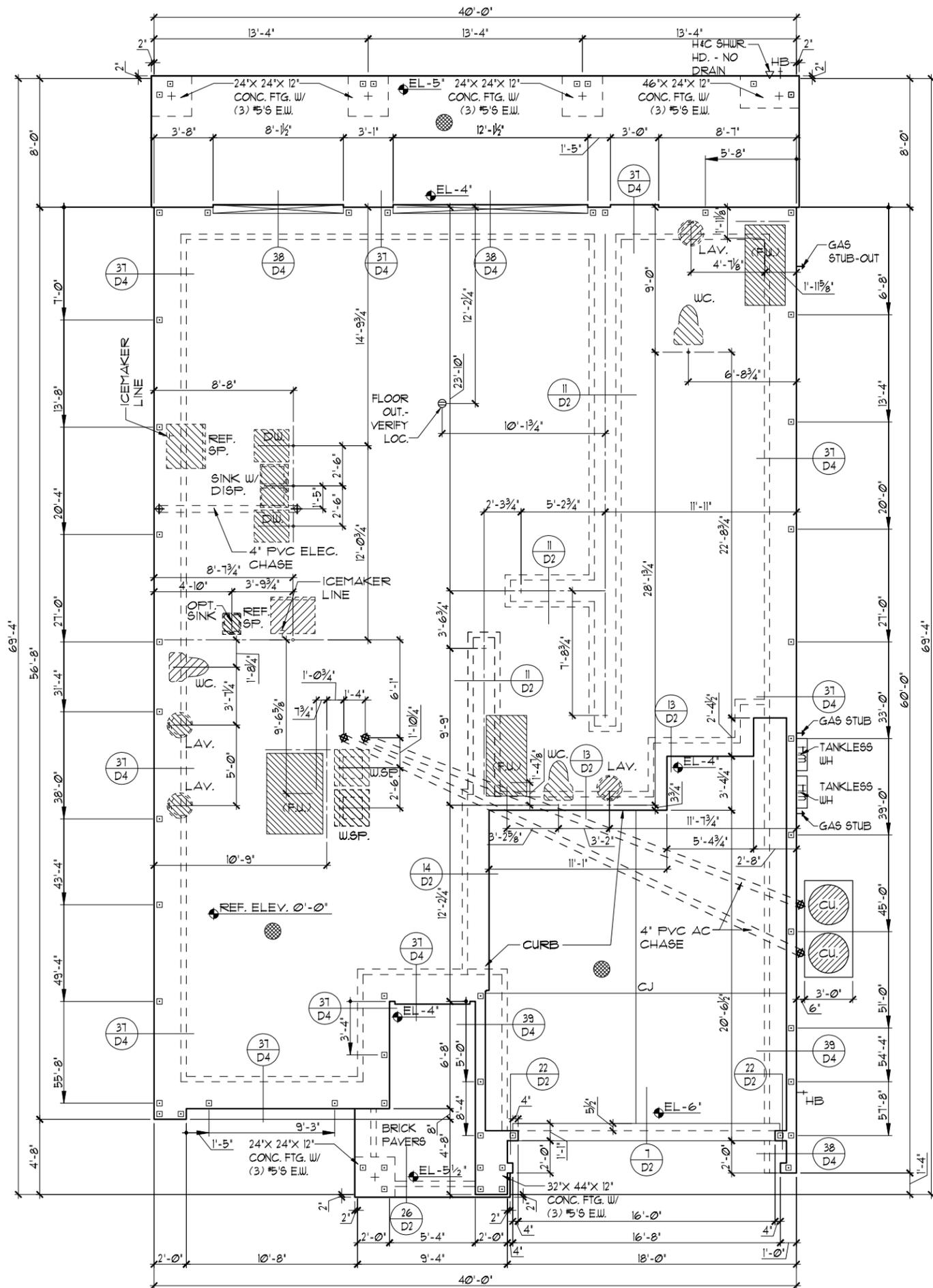
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**FOUNDATION PLAN "B"**

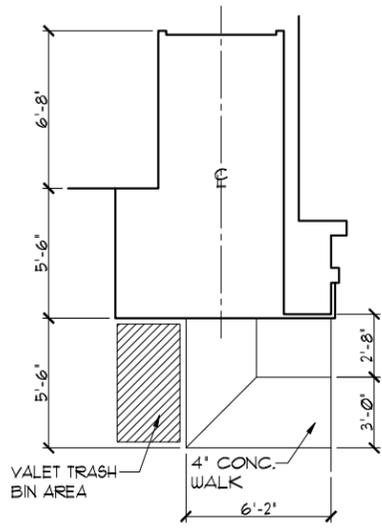
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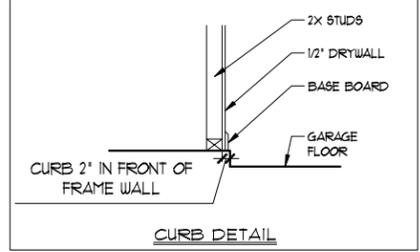
LOT: 0000, PARADISO GRANDE

<p><b>PARADISO GRANDE</b></p> <p>A DIVISION OF PARK SQUARE ENTERPRISES, INC. 5200 Vineland Road, Suite 200 Orlando, Florida, 32811 Phone: (407) 529-3000</p>					
<p><b>ITEG</b> HARRISON ENGINEERING GROUP, INC. 10000 Lake Nona Blvd., Suite 100 Orlando, FL 32826 Tel: (407) 734-1400 Fax: (407) 734-1790 www.iteg.com</p>	<table border="1"> <thead> <tr> <th>REVISIONS</th> <th>BY</th> </tr> </thead> <tbody> <tr> <td>07-02-21</td> <td>RDC</td> </tr> </tbody> </table>	REVISIONS	BY	07-02-21	RDC
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DATE	04-09-21				
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**SIDEWALK LAYOUT**

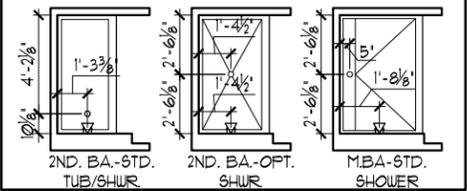
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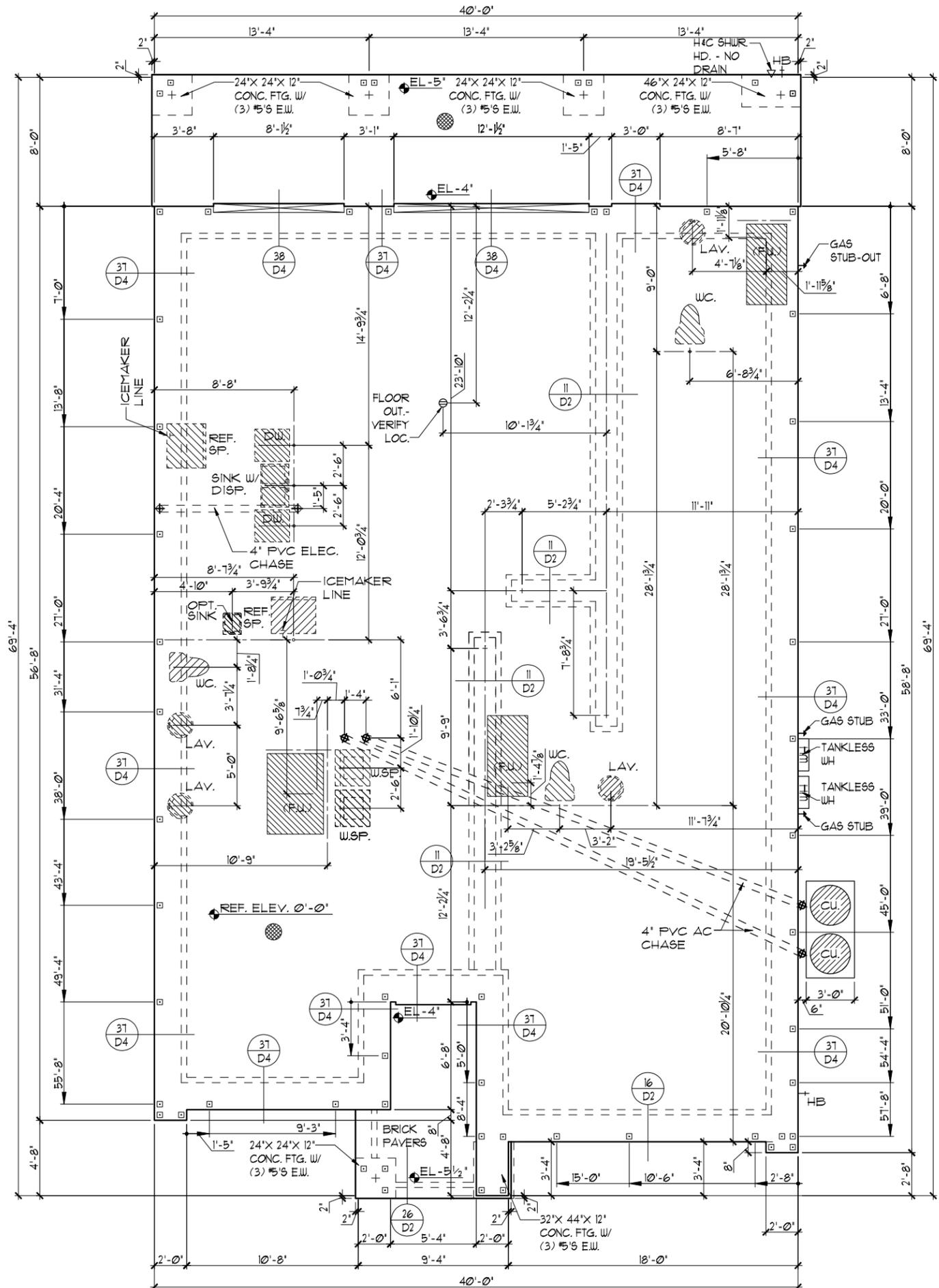
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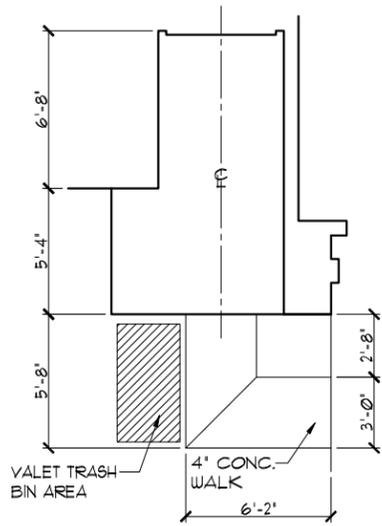
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**FOUNDATION PLAN**

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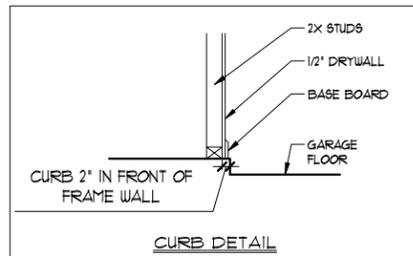
  

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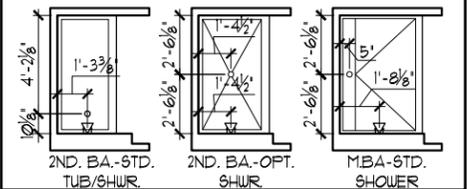
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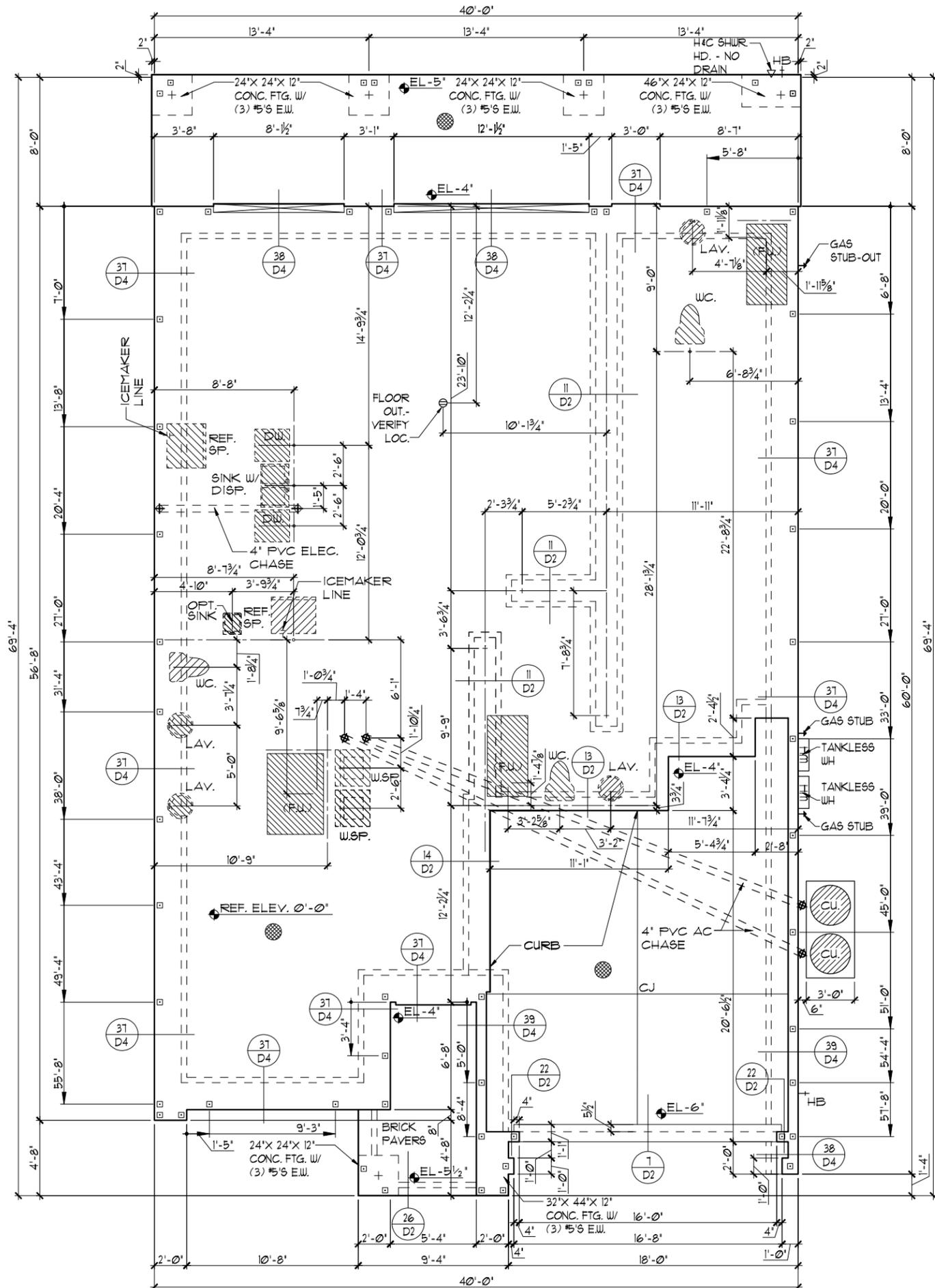
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- BORA-CARE TO BE APPLIED ON INTERIOR WALLS IAW MANUFACTURER'S INSTRUCTIONS AND SPECIFICATIONS, PURSUANT TO CH.482 FLORIDA BUILDING CODE.
- TYP. TUB/SHUR. VALVE & DRAIN LOCATIONS



**FOUNDATION PLAN "C"**

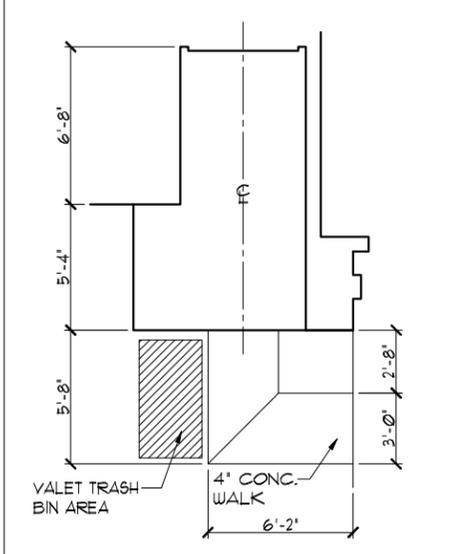
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



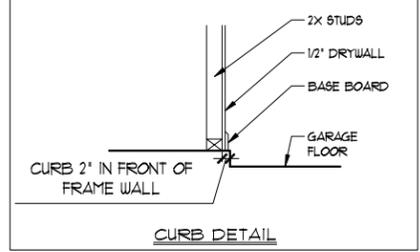
THIS STRUCTURE IS DESIGNED TO WITHSTAND 140 MPH WINDS PER THE 8th EDITION, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**LOT: 000, PARADISO GRANDE**

<b>PARADISO GRANDE</b>	
	<b>ITEG</b> <small>INTERTECH ENGINEERING GROUP, INC.</small> <small>10000 W. BOULEVARD, SUITE 100, BOCA RATON, FL 33433</small> <small>TEL: (561) 734-1400</small> <small>FAX: (561) 734-1790</small> <small>www.iteg.com</small>
<b>Park Square HOMES</b>	<b>FOUNDATION PLAN</b>
<b>OASIS</b>	<b>PARADISO GRANDE</b>
<b>4003</b>	DATE 04-09-21 SCALE AS NOTED DRAWN RDC JOB 4003 SHEET <b>01C.0</b> OF SHEETS

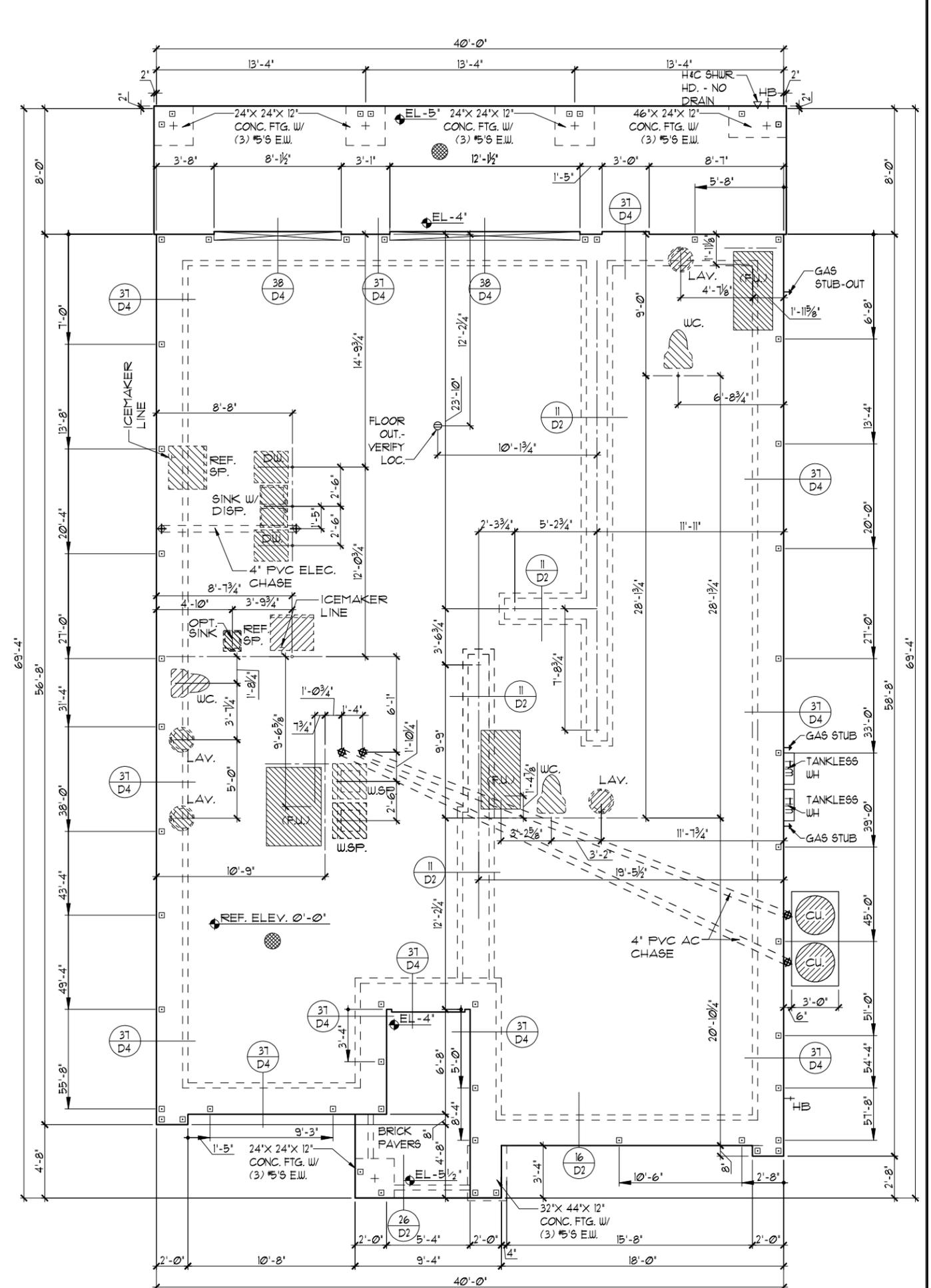


**SIDEWALK LAYOUT**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



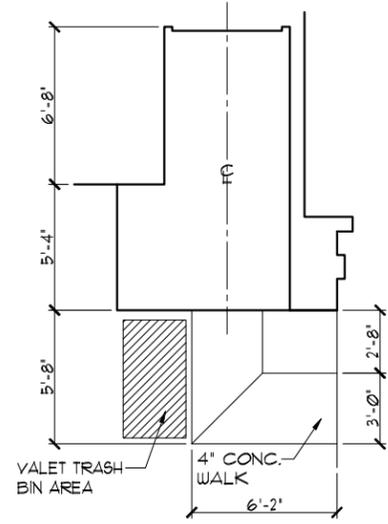
- FOUNDATION NOTES**
- CONTRACTOR VERIFY ALL DIMENSIONS ON JOB SITE.
  - DENOTES FILL CELL REINF. W/ CONC. W/ (1) #5 REBAR GRADE 60
  - DENOTES FILL CELL REINF. W/ CONC. W/ (2) #5 REBAR GRADE 60
  - DO NOT SCALE PRINTS! CONSTRUCTION TO BE FROM CALCULATED DIMENSIONS ONLY. ANY DISCREPANCIES OR ERRORS TO 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 2006mm (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 ILO 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)

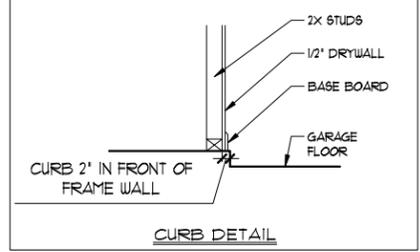


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**LOT: 0000, PARADISO GRANDE**

<b>PARADISO GRANDE</b> A DIVISION OF PARK SQUARE ENTERPRISES, INC. 5200 Vineland Road, Suite 200 Orlando, Florida, 32811 Phone: (407) 529-3000	
<b>ITEG</b> THOMPSON ENGINEERING GROUP, INC. 10000 Lake Nona Blvd., Suite 100 Orlando, FL 32826 Tel: (407) 734-1400 Fax: (407) 734-1700 www.iteg.com	<b>REVISIONS</b> 07-02-21 RDC
<b>FOUNDATION PLAN</b>	
<b>4003</b>	
DATE 04-09-21 SCALE AS NOTED DRAWN RDC JOB 4003 SHEET 01C.1 OF SHEETS	<b>PARADISO GRANDE</b>



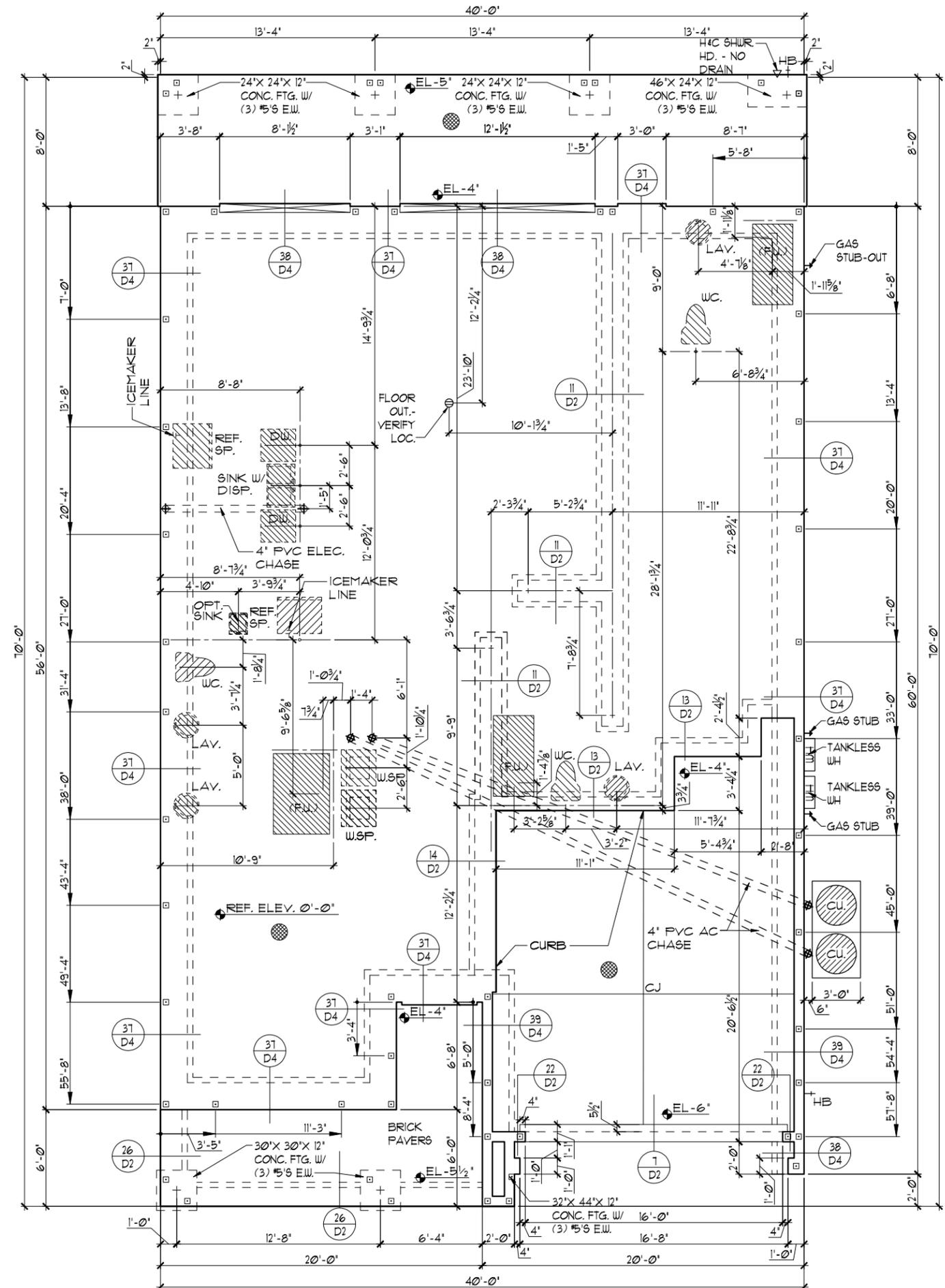
**SIDEWALK LAYOUT**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)



**CURB DETAIL**

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



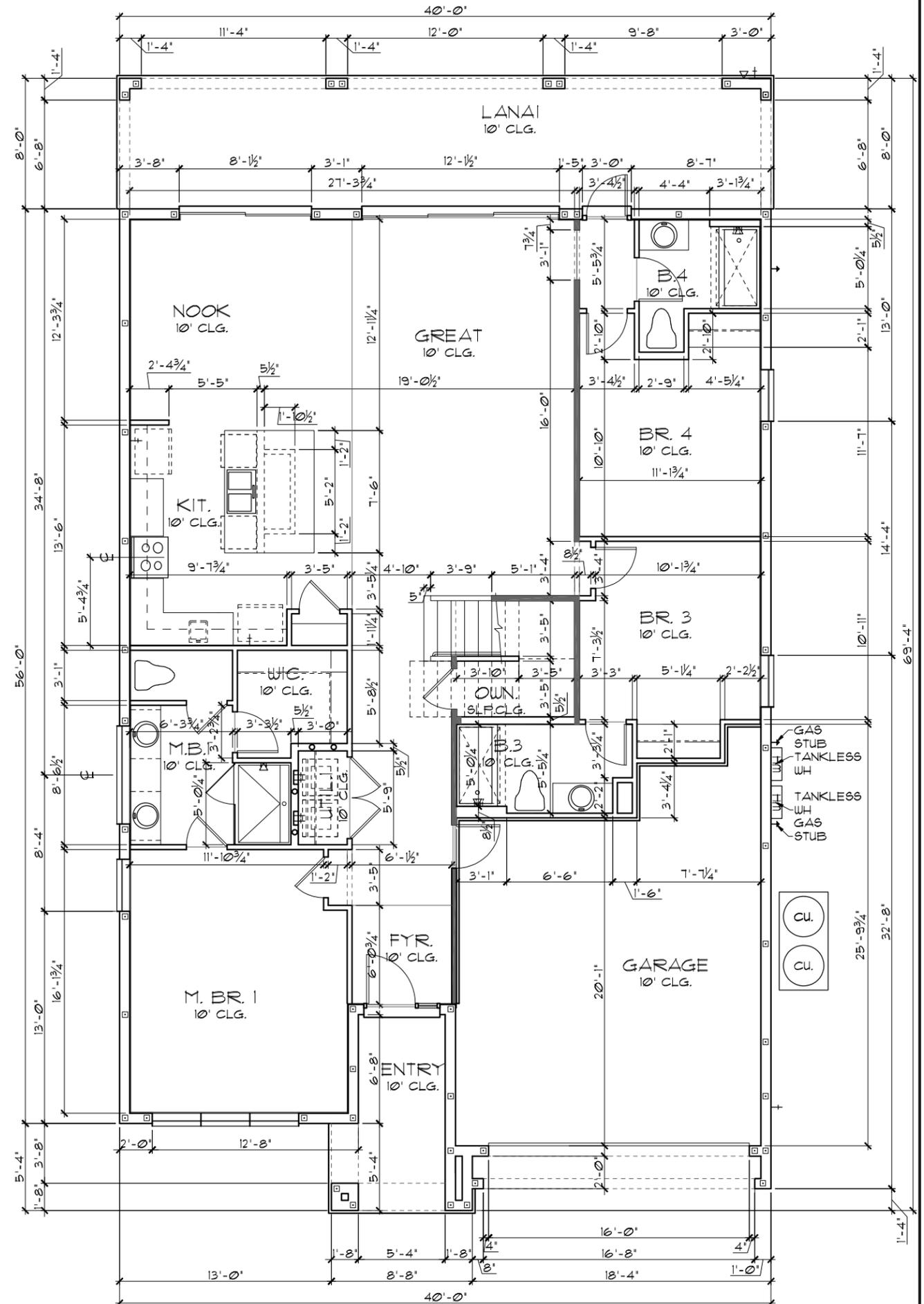
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 PARADISO GRANDE

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<b>FOUNDATION PLAN</b> OASIS PARADISO GRANDE 4003 DATE 04-09-21 SCALE AS NOTED DRAWN RDC JOB 4003 SHEET 01D.0 OF SHEETS	REVISIONS 07-02-21 RDC BY

TABULATION	
UPPER LIVING	2,932 SF.
LOWER LIVING	1,811 SF.
TOTAL LIVING	4,003 SF.
GARAGE	434 SF.
ENTRY	115 SF.
OPT. LANAI	320 SF.
TOTAL UNDER ROOF	4,872 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.
  - ALL INTERIOR CEILINGS AT 10'-0" UNLESS NOTED OTHERWISE.
  - MECHANICAL EQUIPMENT LOCATIONS WILL BE DETERMINED BY COMMUNITY AND COUNTY CODES.

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



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**LOT: 0000, PARADISO GRANDE**

**PARADISO GRANDE**

**OASIS**

**4003**

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 02A.0

OF SHEETS

REVISIONS BY

07-02-21	RDC
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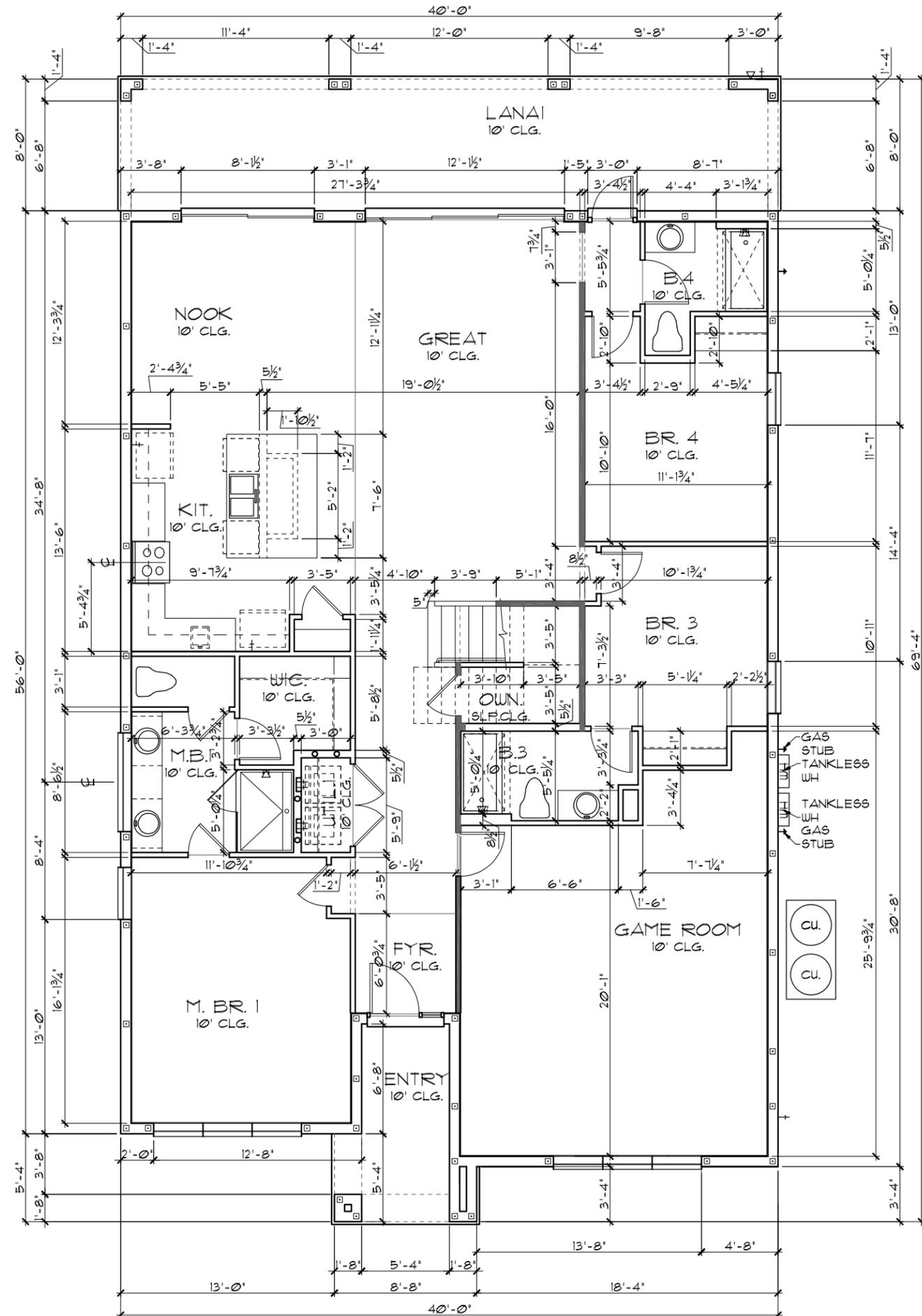
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 5200 Vlneland Road, Suite 200  
 Orlando, Florida 32811  
 Phone: (407) 529-3000

TABULATION	
UPPER LIVING	2,192 SF.
LOWER LIVING	2,245 SF.
TOTAL LIVING	4,437 SF.
ENTRY	78 SF.
LANAI	320 SF.
<b>TOTAL UNDER ROOF</b>	<b>4,835 SF.</b>

- 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.
  - ALL INTERIOR CEILINGS AT 10'-0" UNLESS NOTED OTHERWISE.
  - MECHANICAL EQUIPMENT LOCATIONS WILL BE DETERMINED BY COMMUNITY AND COUNTY CODES.

**FLOOR PLAN W/ DIMENSIONS "A"**

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



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**Park Square HOMES**

**OASIS**  
**PARADISO GRANDE**

**4003**  
 DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET  
**02A.1**  
 OF SHEETS

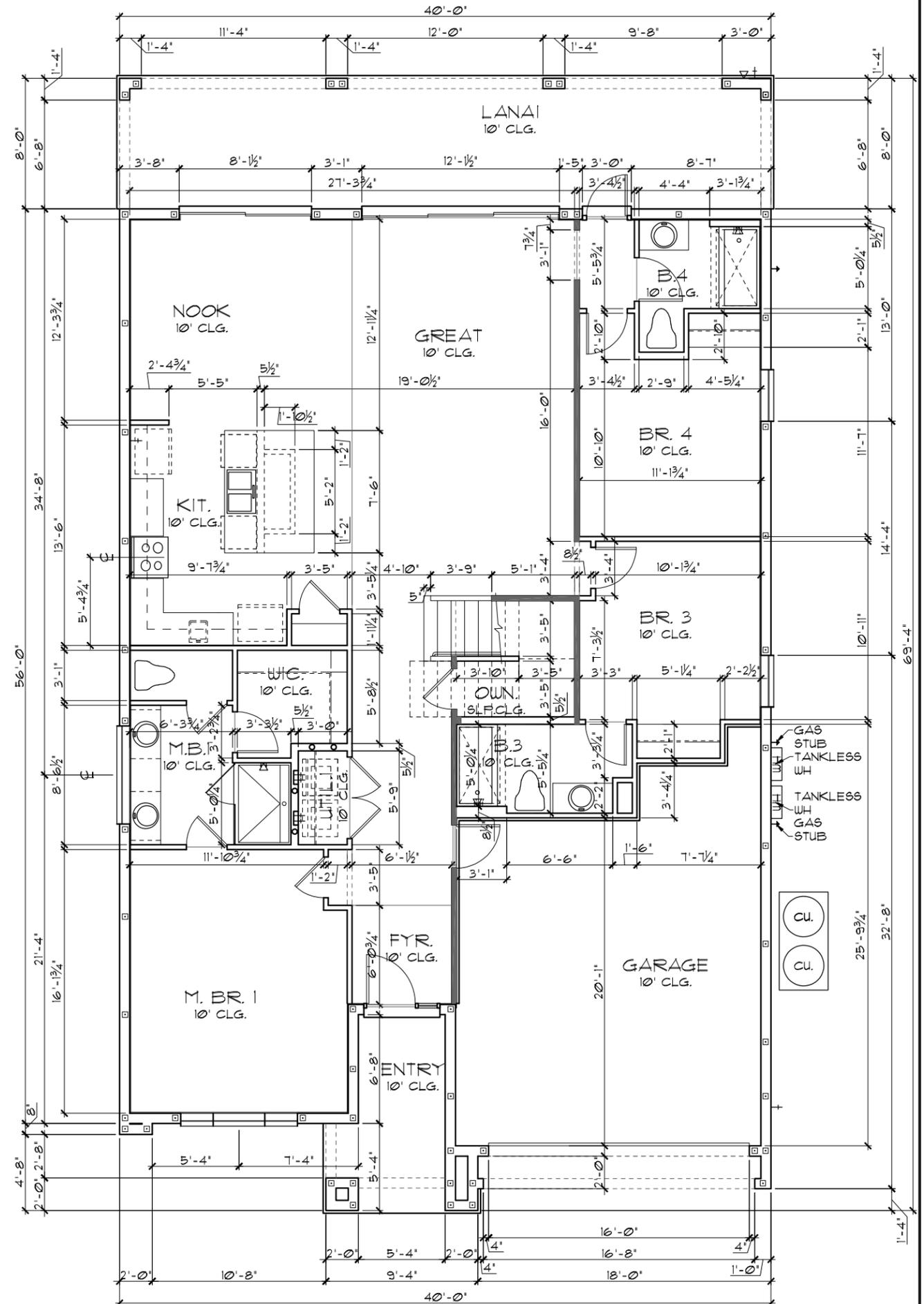
**PARADISO GRANDE**

**FLOOR PLAN W/ DIMENSIONS**

TABULATION	
UPPER LIVING	2,932 SF.
LOWER LIVING	1,811 SF.
TOTAL LIVING	4,003 SF.
GARAGE	434 SF.
ENTRY	117 SF.
OPT. LANAI	320 SF.
TOTAL UNDER ROOF	4,874 SF.

- 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 10'-0" UNLESS NOTED OTHERWISE.
  6. MECHANICAL EQUIPMENT LOCATIONS WILL BE DETERMINED BY COMMUNITY AND COUNTY CODES.

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



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**LOT: 0000, PARADISO GRANDE**

**PARADISO GRANDE**

**OASIS**

**4003**

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 SHEET  
**02B.0**  
 SHEETS

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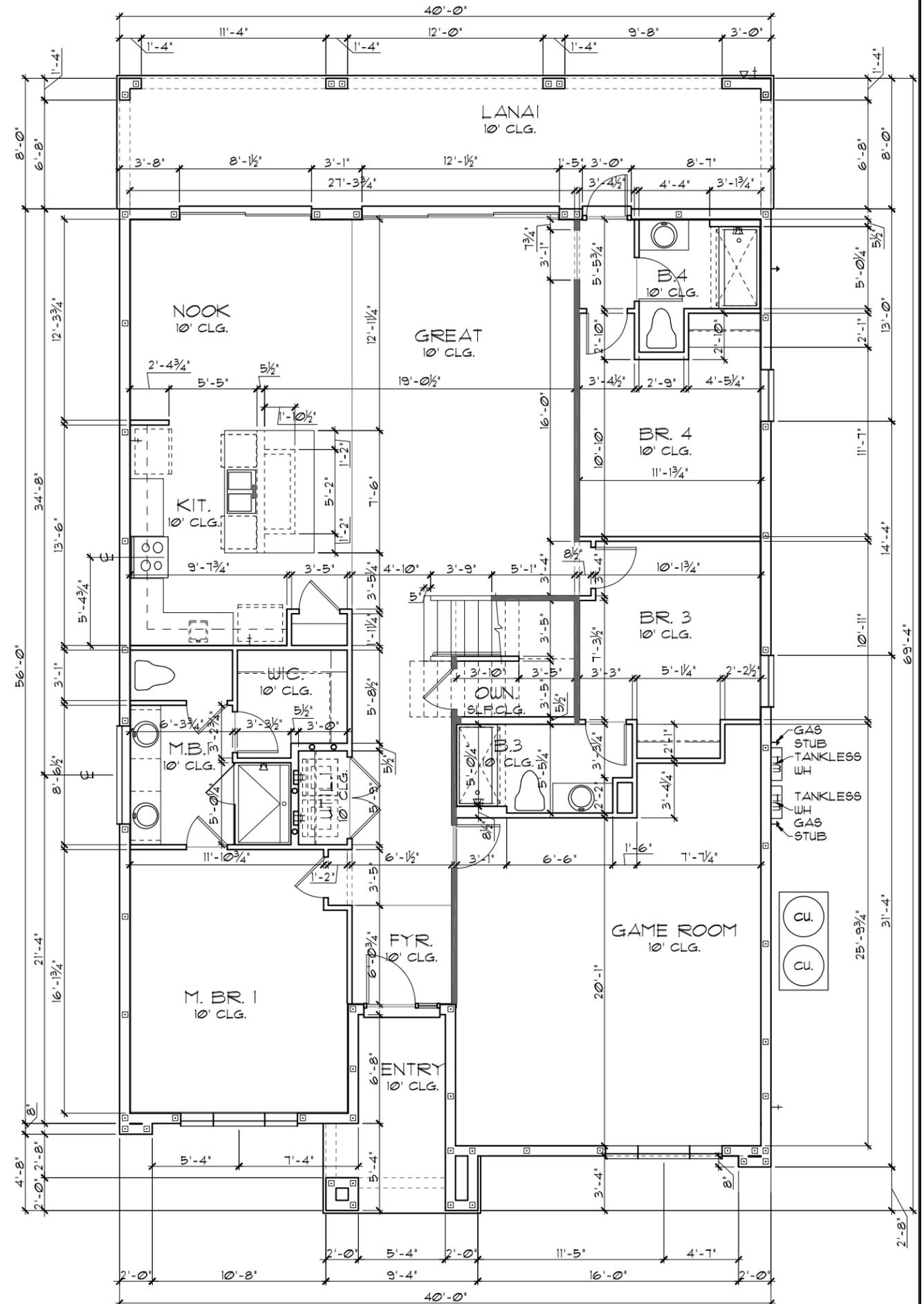
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 07-02-21 RDC

TABULATION	
UPPER LIVING	2,192 SF.
LOWER LIVING	2,245 SF.
TOTAL LIVING	4,437 SF.
ENTRY	81 SF.
LANAI	320 SF.
TOTAL UNDER ROOF	4,838 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.
  - ALL INTERIOR CEILINGS AT 10'-0" UNLESS NOTED OTHERWISE.
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**FLOOR PLAN W/ DIMENSIONS "B"**

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



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 WWW.ITEG.COM

**PARADISO GRANDE**

**OASIS**

**4003**

DATE 04-09-21  
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**Park Square HOMES**

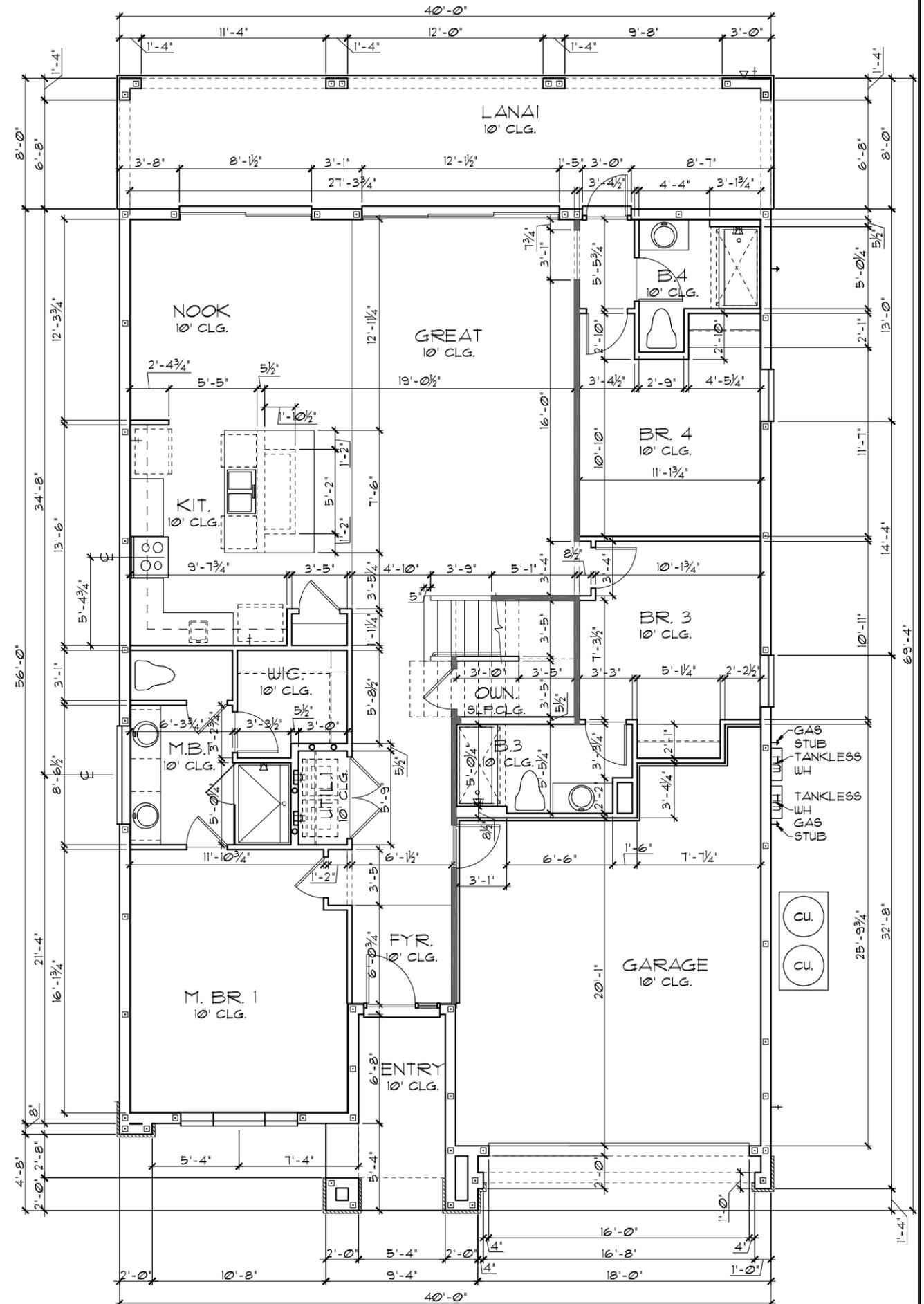
**FLOOR PLAN W/ DIMENSIONS**

**PARADISO GRANDE**

TABULATION	
UPPER LIVING	2,932 SF.
LOWER LIVING	1,811 SF.
TOTAL LIVING	4,003 SF.
GARAGE	434 SF.
ENTRY	117 SF.
OPT. LANAI	320 SF.
TOTAL UNDER ROOF	4,874 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.
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**FLOOR PLAN W/ DIMENSIONS "C"**  
 1/8" = 1'-0" (11X17) 1/4" = 1'-0" (22X34)



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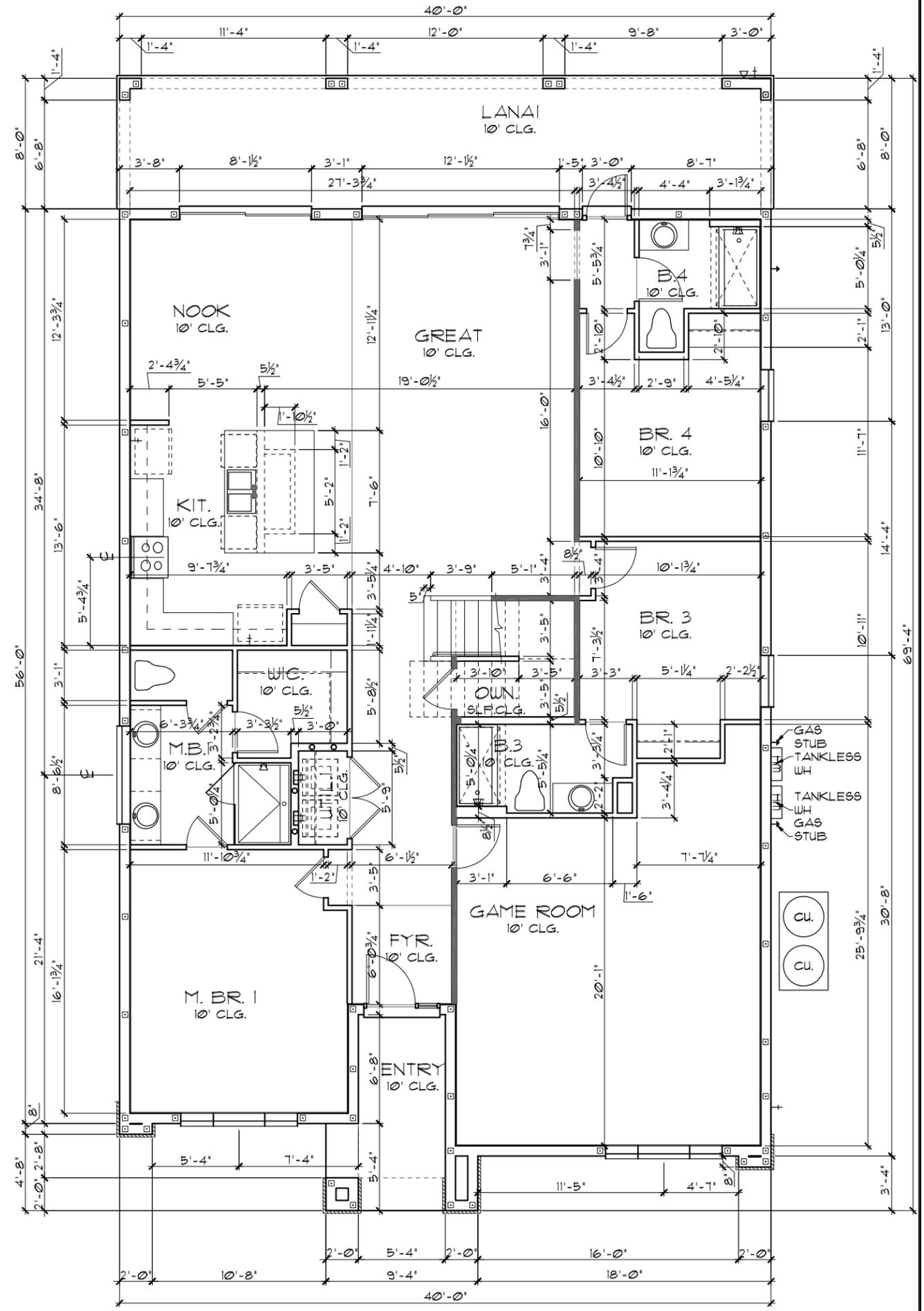
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07-02-21	RDC

TABULATION	
UPPER LIVING	2,192 SF.
LOWER LIVING	2,245 SF.
TOTAL LIVING	4,437 SF.
ENTRY	81 SF.
LANAI	320 SF.
TOTAL UNDER ROOF	4,838 SF.

- GENERAL NOTES**
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**FLOOR PLAN W/ DIMENSIONS "C"**  
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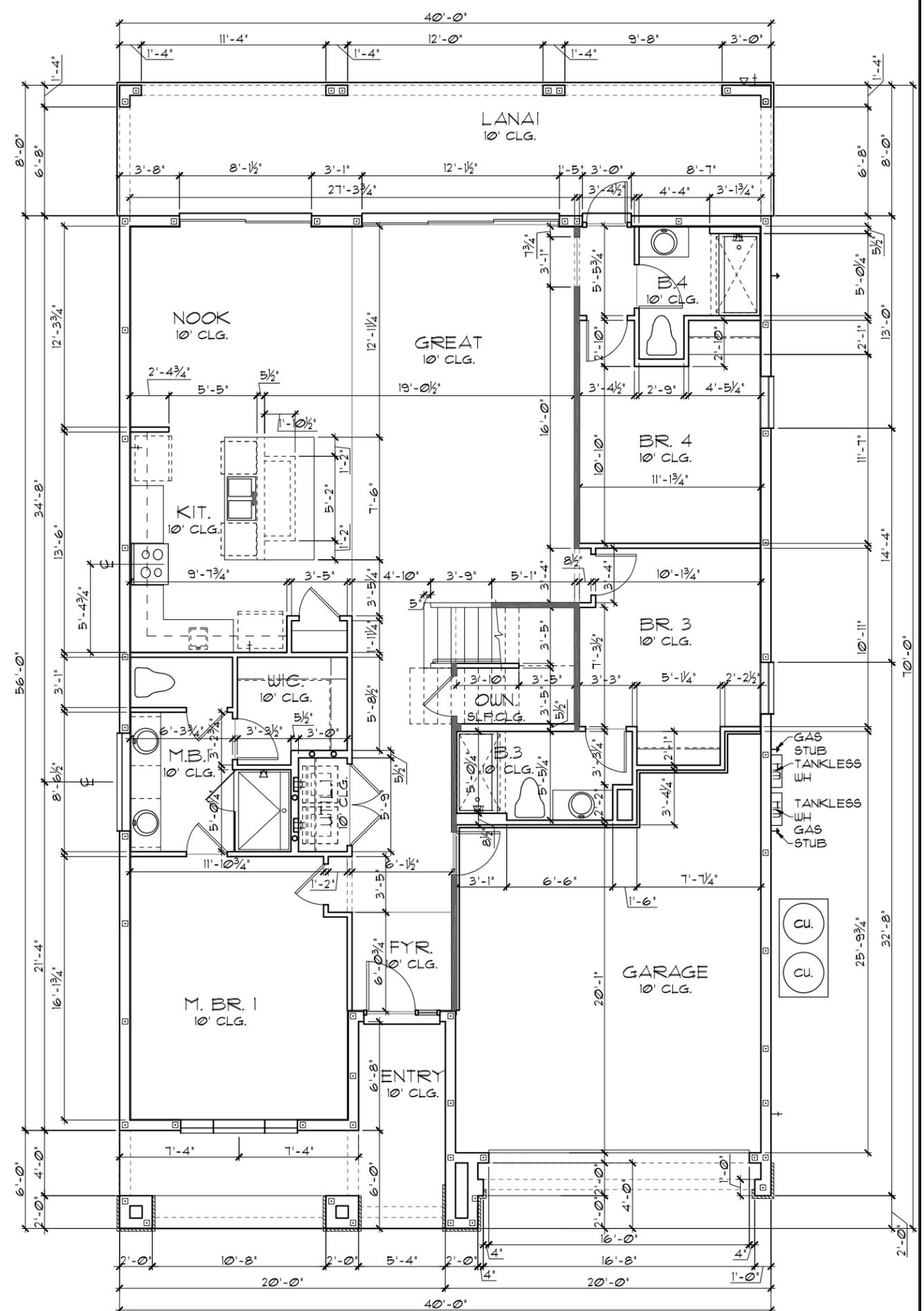
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 Orlando, Florida 32811  
 Phone: (407) 529-3000

TABULATION	
UPPER LIVING	2,192 SF.
LOWER LIVING	1,811 SF.
TOTAL LIVING	4,003 SF.
GARAGE	434 SF.
ENTRY	200 SF.
OPT. LANAI	320 SF.
TOTAL UNDER ROOF	4,957 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.
  - ALL INTERIOR CEILING AT 10'-0" UNLESS NOTED OTHERWISE.
  - MECHANICAL EQUIPMENT LOCATIONS WILL BE DETERMINED BY COMMUNITY AND COUNTY CODES.

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



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07-02-21	RDC

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



**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			
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

**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- R312.12 & R312.13 & R311.1.1

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

**NOTE:** HANDRAIL CONTINUITY PER R311.1.2.1 - 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 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.

**EERO- R310.2.1- FBCR2023**

SH25	NET CLEAR OPNG. HEIGHT 32' X NET CLEAR OPNG. WIDTH 21 1/2' = 6.119 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.1 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
SH25	63" H. X 31" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

**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

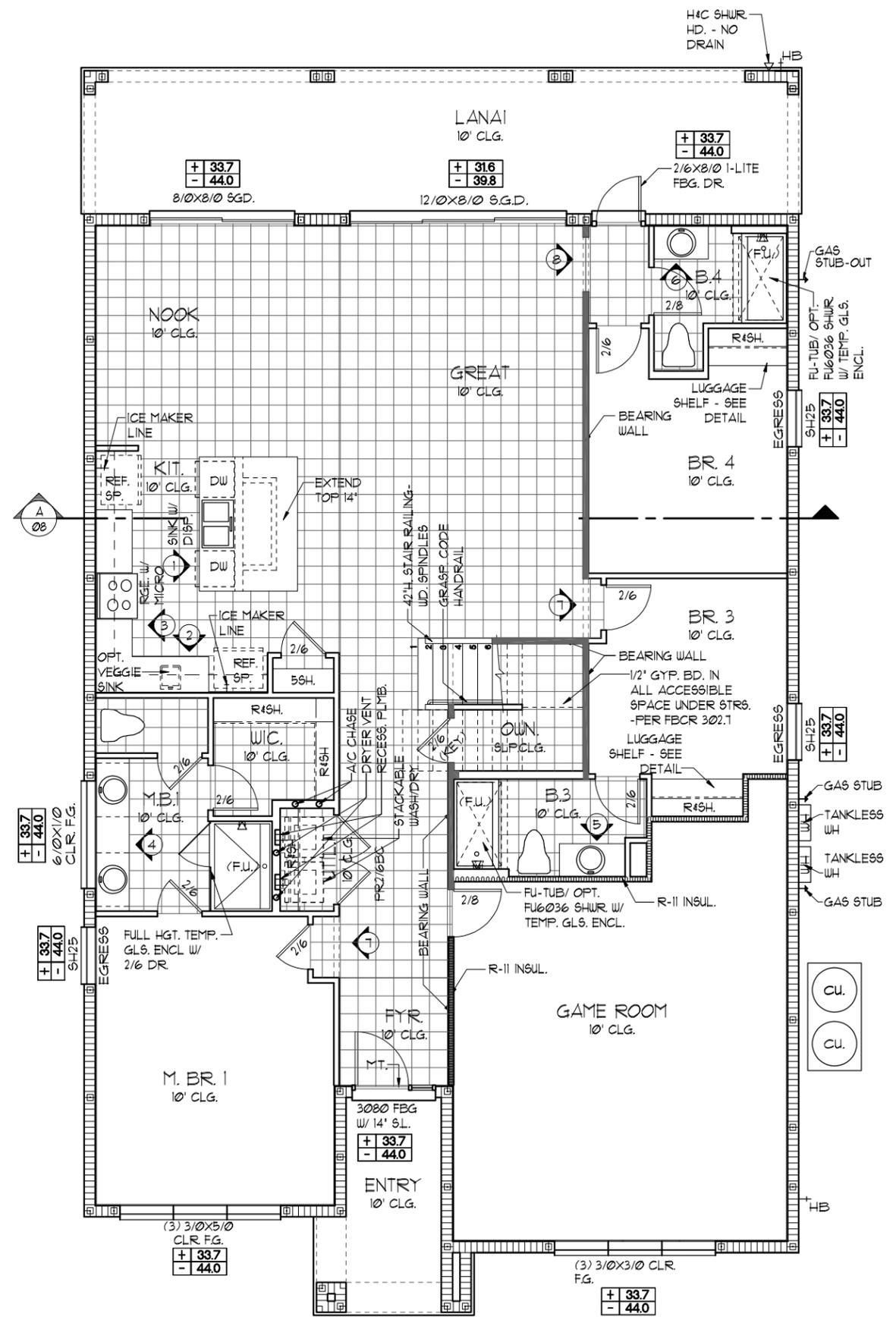
**NOTE:** DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

**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 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

- 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. @ 10'-0" A.F.F. |
| [Pattern] | DENOTES CONC. BLOCK WALL HGT. @ X'-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 10'-0" UNLESS NOTED OTHERWISE.
  - ALL INTER. SECOND FLOOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.

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



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

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**

**REVISIONS**

REVISIONS	BY
07-02-21	RDC

**ITEG**  
HARRISON ENGINEERING GROUP, INC.  
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Orlando, Florida, 32811  
Phone: (407) 528 - 3000

**FLOOR PLAN W/ NOTES**

**PARADISO GRANDE**

**4003**

DATE: 04-09-21  
SCALE: AS NOTED  
DRAWN: RDC  
JOB: 4003  
SHEET: 03A.1  
OF SHEETS

**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:**

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:

DESIGN WIND PRESSURE IAW FLA RESIDENTIAL CODE, SECTION R301.1  
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.
- |          |   |
|----------|---|
| [Symbol] | DENOTES CONC. BLOCK WALL HGT. @ 10'-0" A.F.F. |
| [Symbol] | DENOTES CONC. BLOCK WALL HGT. @ X'-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 10'-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 FEC 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- R312.12 & R312.13 & 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 NEWEL 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.

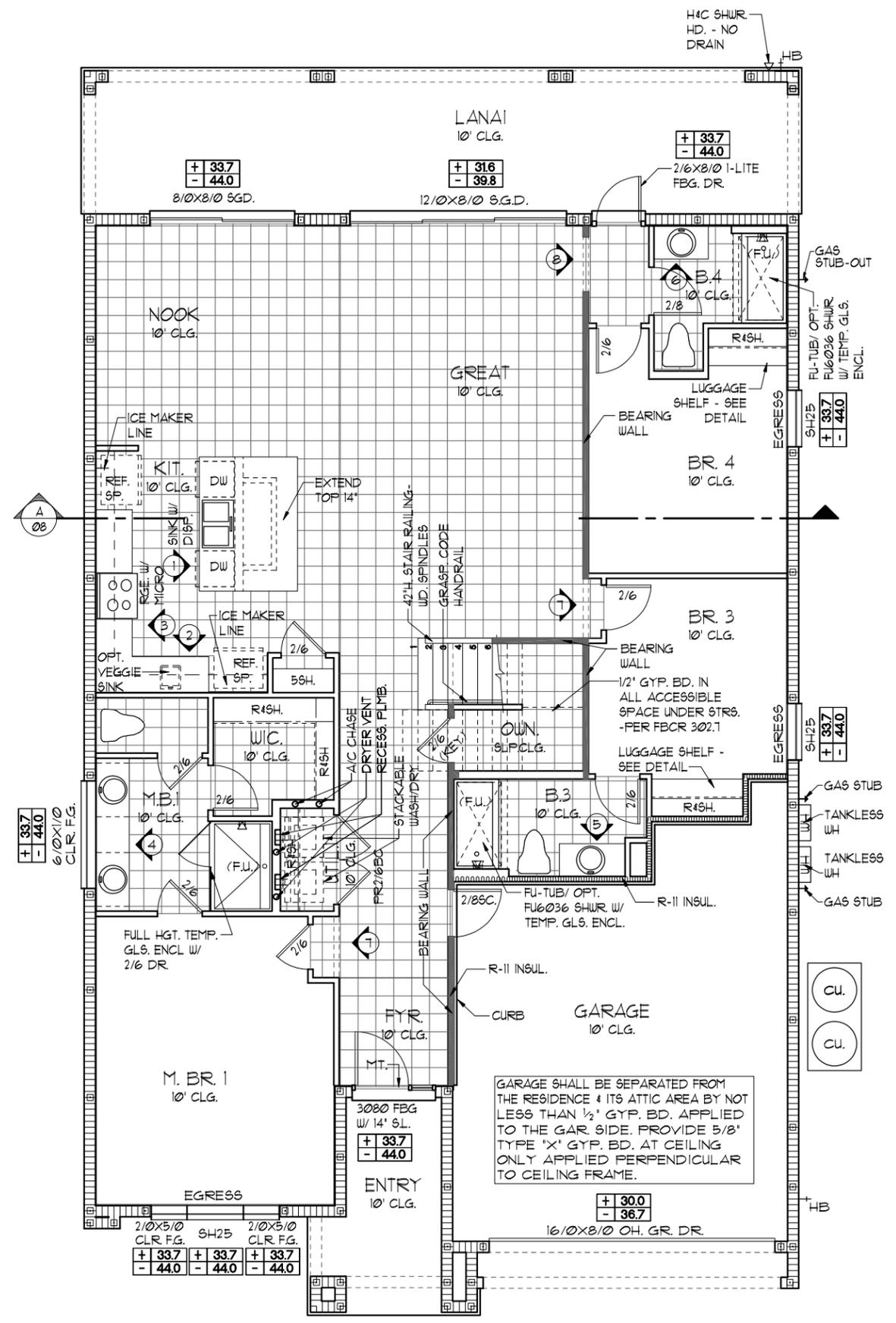
EERO- R310.2.1- FBCR2023

SH25	NET CLEAR OPNG. HEIGHT 32' X NET CLEAR OPNG. WIDTH 21 1/2' = 6.119 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.1 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
SH25	63" H. X 31" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE 5 SQFT

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 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

**FLOOR PLAN W/ NOTES "B"**  
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**

LOT: 000, PARADISO GRANDE

OASIS PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 03B.0

SHEETS

FLOOR PLAN W/ NOTES

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

**ITEG** INTERTECH ENGINEERING GROUP, INC. 10000 W. US HWY 190, SUITE 1000 TAMPA, FL 33613 Phone: (813) 744-1900 www.iteg.com

REVISIONS	BY
07-02-21	RDC

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

<b>DEAD LOADS</b>			
FLOOR: STRUCTURE	1 PSF		
CEILINGS	3 PSF		
MECH/ELEC	5 PSF		
PARTITIONS	5 PSF		
TOTAL	20 PSF		
<b>ROOF: SHEATHING</b>			
STRUCTURE	1 PSF		
CEILINGS	3 PSF		
MECH/ELEC	5 PSF		
TOTAL	20 PSF		
<b>FLOOR LIVE LOADS</b>			
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		
<b>ROOF LIVE LOADS</b>			
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

**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 FEC 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- R312.12 & R312.13 & 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 R311.1.2.2 - 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 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.

**EERO- R310.2.1- FBCR2023**

SH25	NET CLEAR OPNG. HEIGHT 32' X NET CLEAR OPNG. WIDTH 21 1/2' = 6.119 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.1 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
SH25	63" H. X 31" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

**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

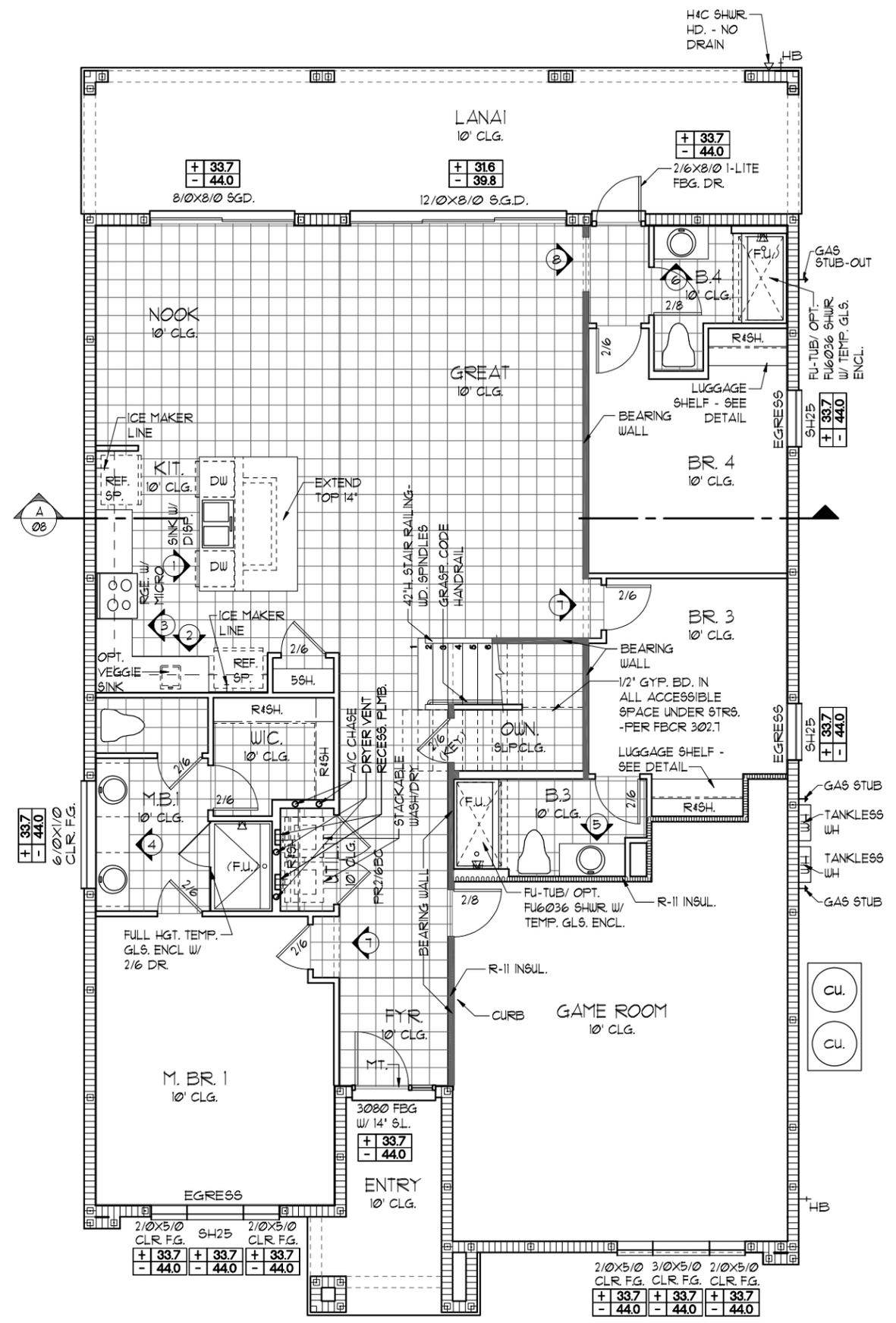
**NOTE:** DESIGN PRESSURES BASED ON BASIC WIND SPEED AND NOT ULTIMATE WIND SPEED.

**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 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

- 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. @ 10'-0" A.F.F. |
| [Pattern] | DENOTES CONC. BLOCK WALL HGT. @ X'-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 10'-0" UNLESS NOTED OTHERWISE.
  - ALL INTER. SECOND FLOOR CEILINGS AT 9'-0" UNLESS NOTED OTHERWISE.

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



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

**PARADISO GRANDE**

**LOT: 000, PARADISO GRANDE**

**4003**

**OASIS PARADISO GRANDE**

**FLOOR PLAN W/ NOTES**

**PARADISO GRANDE**

**DATE** 04-09-21

**SCALE** AS NOTED

**DRAWN** RDC

**JOB** 4003

**SHEET** 03B.1

**OF SHEETS**

**REVISIONS**

REVISIONS	BY
07-02-21	RDC

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Orlando, Florida, 32817  
Phone: (407) 528-3000

**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: SHEATHING** 5 PSF  
**STRUCTURE** 1 PSF  
**CEILINGS** 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: +/-1B, INCLUDED INTERNAL PRESSURE IN NOTE #6 COEFFICIENT:
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

**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. @ 10'-0" A.F.F.
- DENOTES CONC. BLOCK WALL HGT. @ X'-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 10'-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- R312.12 & R312.13 & R311.1.1

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.

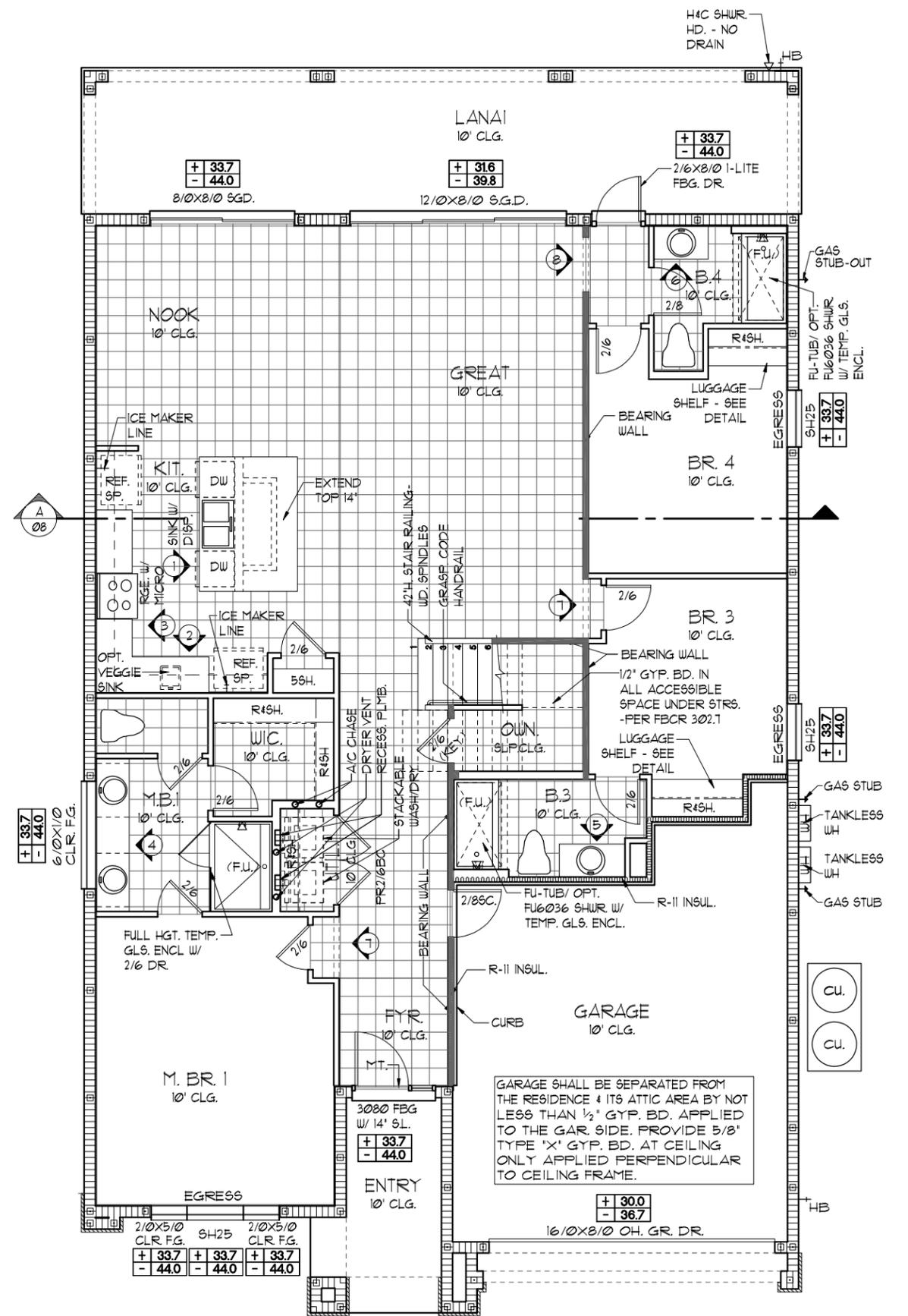
**EERO- R3102.1- FBCR2023**

SH25	NET CLEAR OPNG. HEIGHT 32' X NET CLEAR OPNG. WIDTH 21 1/2' = 6.119 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.1 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
SH25	63" H. X 31" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

**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 FINISH FLOOR AND GREATER THAN 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

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



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

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**

**REVISIONS**

REVISIONS	BY
07-02-21	RDC

**ITEG**  
HARRISON ENGINEERING GROUP, INC.  
10000 W. BOULEVARD, SUITE 200  
ORLANDO, FLORIDA 32811  
TEL: (407) 734-1700  
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**Park Square HOMES**  
A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529 - 3000

**FLOOR PLAN W/ NOTES**

**OASIS PARADISO GRANDE**

**4003**

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 03C.0 OF SHEETS



**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:**

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: +/-1B, 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. @ 10'-0" A.F.F. |
|  | DENOTES CONC. BLOCK WALL HGT. @ X'-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 10'-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 FEC R308.4

PER FEC R301- TABLE R301.5

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

PER FEC R312- R312.12 & R312.13 & R311.1.1

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- 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 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.

EERO- R310.2.1- FBCR2023

SH25	NET CLEAR OPNG. HEIGHT 32' X NET CLEAR OPNG. WIDTH 21 1/2' = 6.119 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.1 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
SH25	63" H. X 31" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

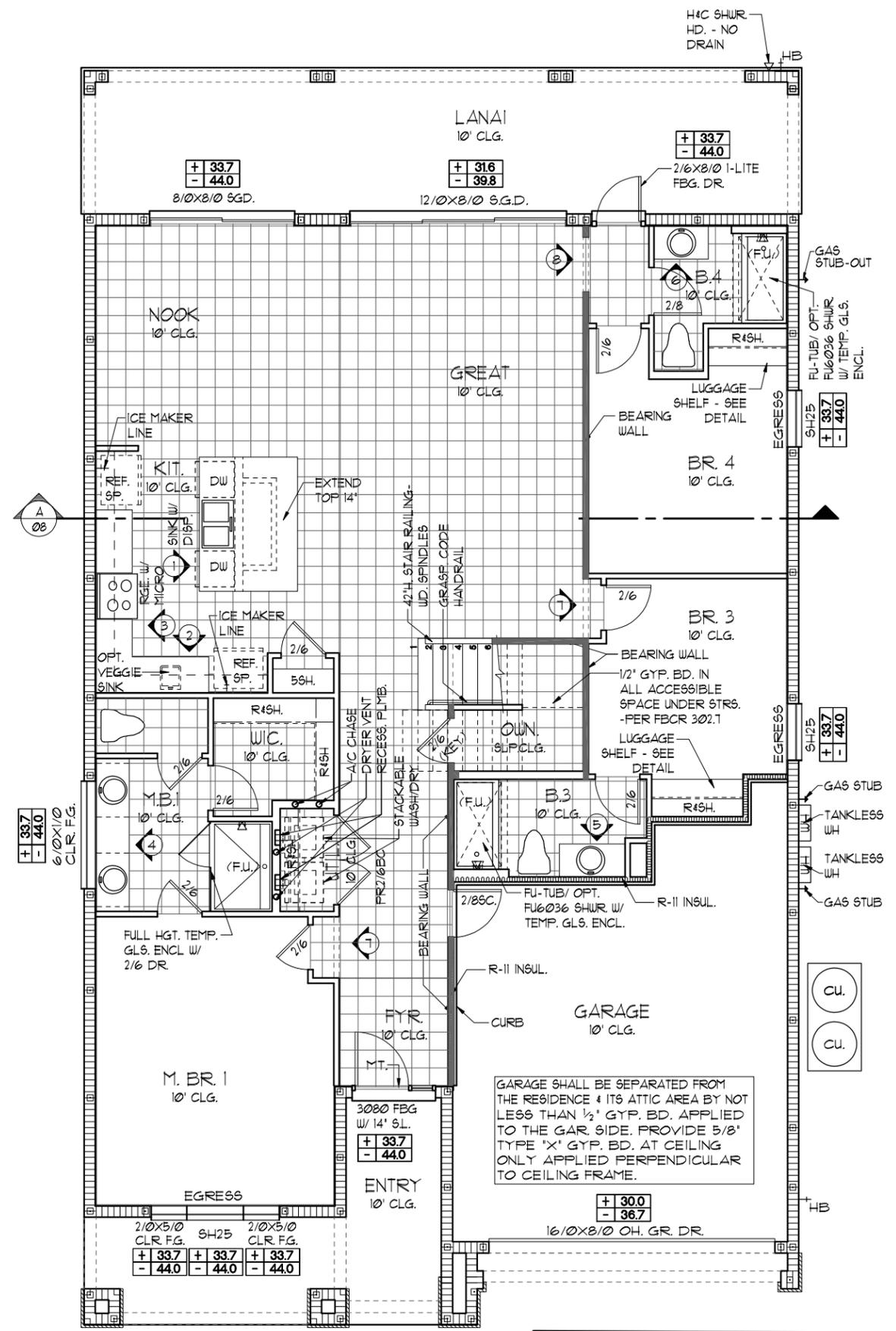
NOTE:

- 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 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

NOTE: SEE COLOR SHEET FOR FLOORING

**FLOOR PLAN W/ NOTES "D"**

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**

**LOT: 000, PARADISO GRANDE**

**4003**

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 03D.0

SHEETS

**PARADISO GRANDE**

**REVISIONS**

REVISIONS	BY
07-02-21	RDC

**ITEG**  
HARRISON ENGINEERING GROUP, INC.  
10000 W. BOULEVARD, SUITE 200  
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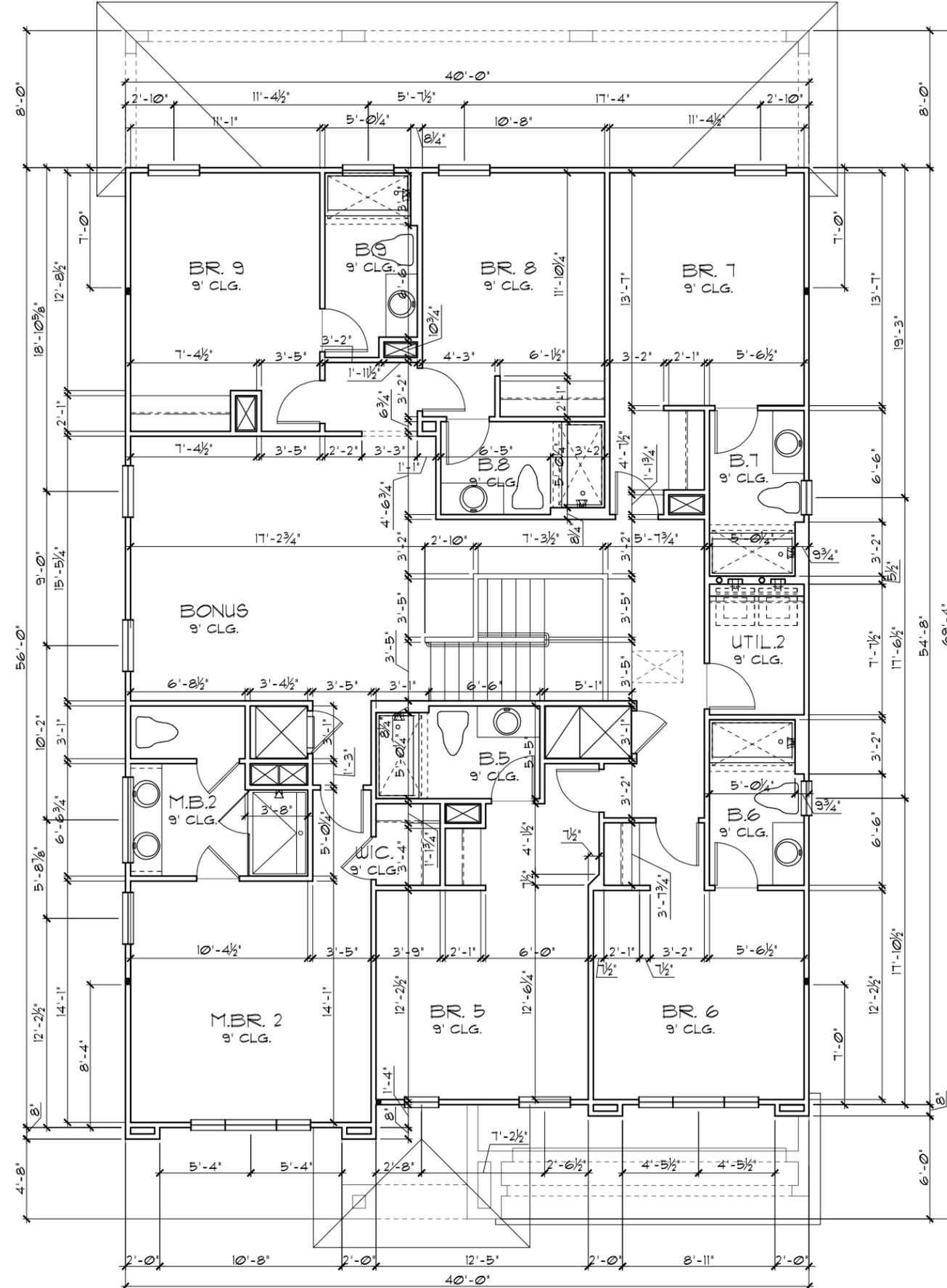
**Park Square HOMES**  
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5200 Vlneland Road, Suite 200  
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Phone: (407) 529 - 3000



- 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 CEILING 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)



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**LOT: 0000, PARADISO GRANDE**

**PARADISO GRANDE**

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DATE	04-09-21
SCALE	AS NOTED
DRAWN	RDC
JOB	4003
SHEET	04B.0
OF SHEETS	04

OASIS  
PARADISO GRANDE

UPPER FLOOR PLAN W/  
DIMENSIONS

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REVISIONS	BY
07-02-21	RDC

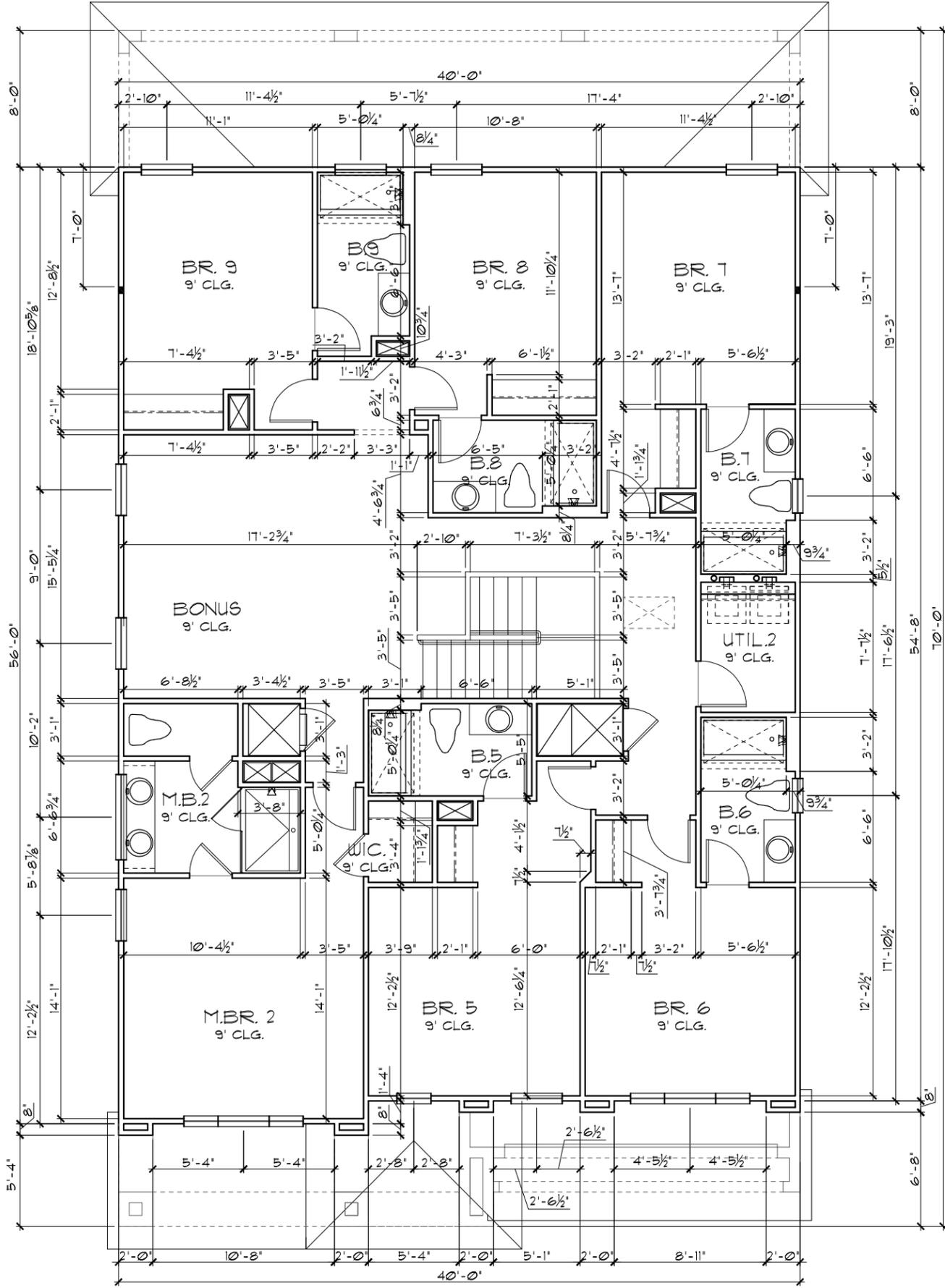
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www.iteg.com



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UPPER FLOOR PLAN W/  
DIMENSIONS "D"

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



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OASIS	PARADISO GRANDE
4003	
DATE	04-09-21
SCALE	AS NOTED
DRAWN	RDC
JOB	4003
SHEET	04D.0
OF	SHEETS

UPPER FLOOR PLAN W/  
DIMENSIONS

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REVISIONS	BY
07-02-21	RDC

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 HOMES

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

FLOOR: STRUCTURE	1 PSF		
CEILINGS	3 PSF		
MECH/ELEC	5 PSF		
PARTITIONS	5 PSF		
TOTAL	20 PSF		
ROOF: SHEATHING	5 PSF		
STRUCTURE	1 PSF		
CEILINGS	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
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**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- R312.12 & R312.13 & 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 R311.1.2.2- 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 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.

**EERO- R310.2.1- FBCR2023**

SH25	NET CLEAR OPNG. HEIGHT 32' X NET CLEAR OPNG. WIDTH 27 1/2' = 6.119 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.1 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24". THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20".
SH25	63" H. X 31" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

**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: +/- I.B, 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

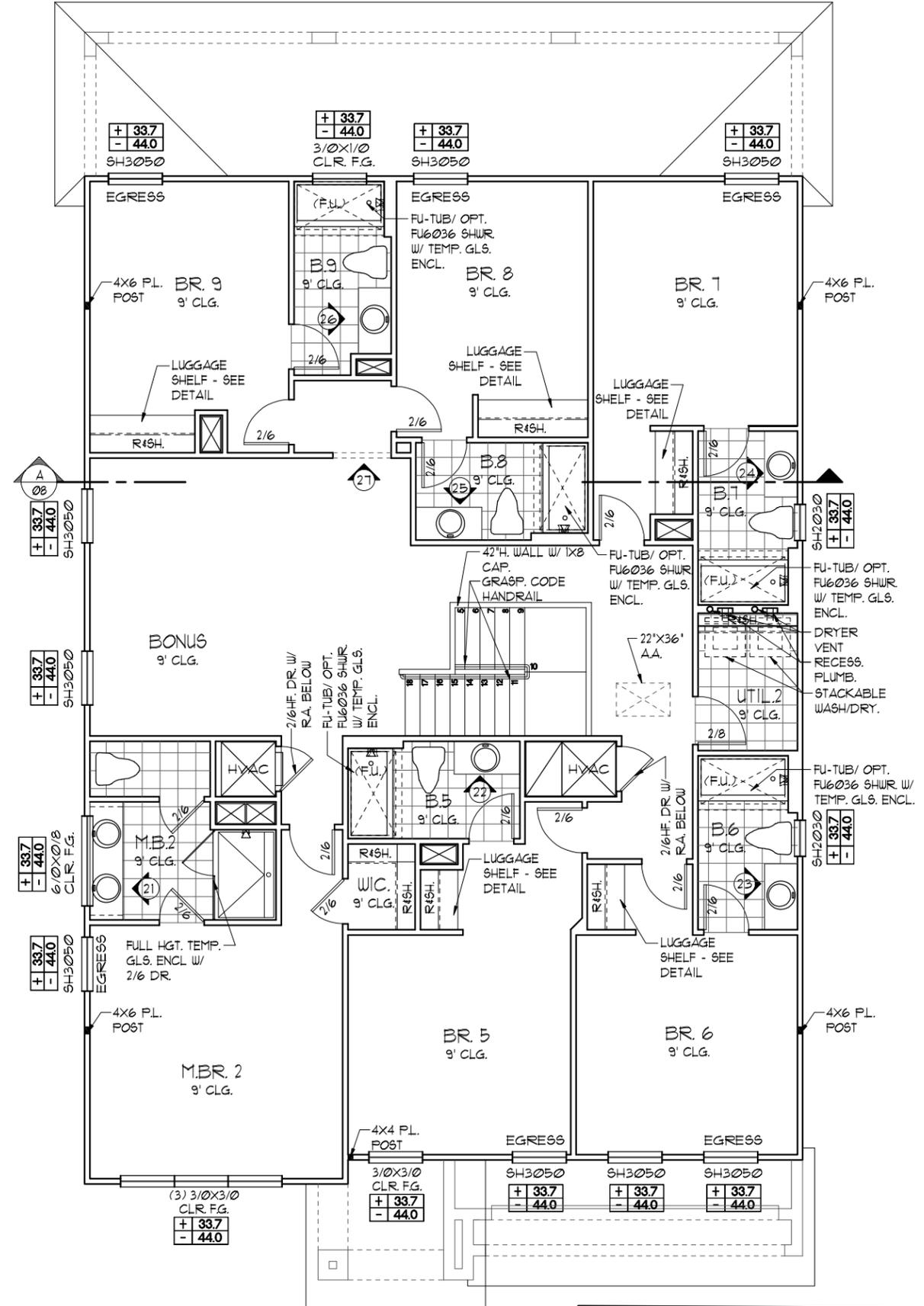
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**NOTE:**

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- GENERAL NOTES**
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  - |           |                                     |
|-----------|-------------------------------------|
| [Pattern] | DENOTES CONC. BLOCK WALL HGT. @ N/A |
| [Pattern] | DENOTES CONC. BLOCK WALL HGT. @ N/A |
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**UPPER FLOOR PLAN NOTES "A"**  
1/8" = 1'-0" (11X17) 1/4" = 1'-0" (22X34)



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

LOT: 0000, PARADISO GRANDE

**PARADISO GRANDE**

FLOOR PLAN W/ NOTES

OASIS PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 05A.0

OF SHEETS

REVISIONS BY

07-02-21	RDC
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PER 8TH EDITION, 2023 FLORIDA BUILDING RESIDENTIAL CODE

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<b>TOTAL</b>	<b>20 PSF</b>

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PER FBC R301- TABLE R301.5

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**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: +/-, 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

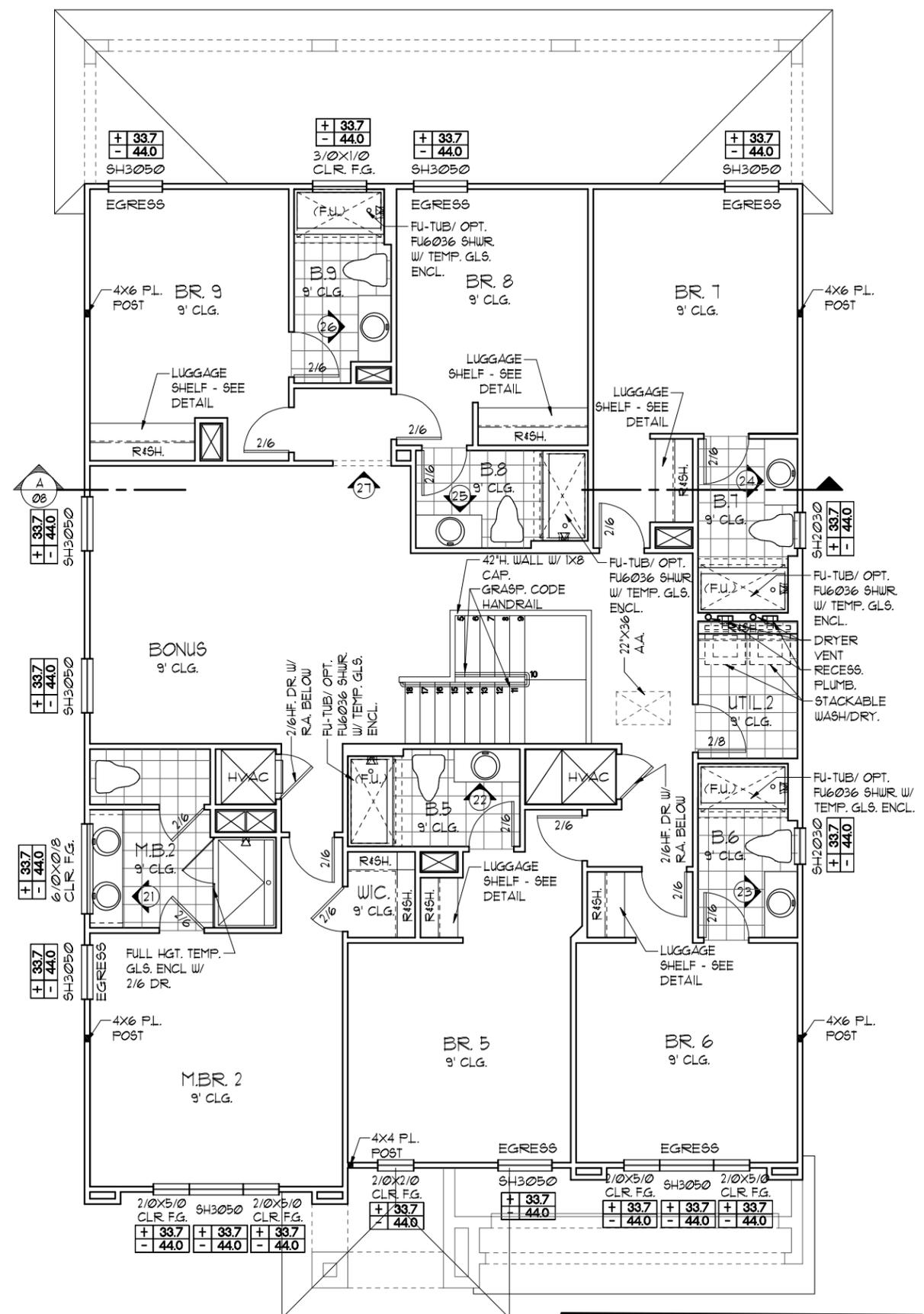
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  - |           |                                     |
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  - REFER TO DETAIL SHEETS FOR FLASHING REQUIREMENTS AT ALL WOOD TO MASONRY INTERFACES
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ALL INTER. SECOND FLOOR CEILING AT 9'-0" UNLESS NOTED OTHERWISE.

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



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

LOT: 000, PARADISO GRANDE

**PARADISO GRANDE**

FLOOR PLAN W/ NOTES

OASIS PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 05B.0

OF SHEETS

REVISIONS BY

07-02-21	RDC
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**ITEG** INTERNATIONAL ENGINEERING GROUP, INC. 10000 W. Colonial Ave., Suite 1000, Orlando, FL 32817 Phone: (407) 734-1700 www.iteg.com

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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>

**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: +/-1B, INCLUDED INTERNAL PRESSURE IN NOTE #6 COEFFICIENT:
- COMPONENT / CLADDING: SEE PLAN DESIGN WIND PRESSURE:

DESIGN WIND PRESSURE IAW FLA 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. @ N/A |
| [Pattern] | 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: M1307.1 - M1307.2
- ALL INTER. FIRST FLOOR CEILINGS AT 10'-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- R312.12 & R312.13 & R311.1.1

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- 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 1/2" (38MM) BETWEEN THE WALL AND THE HANDRAIL.

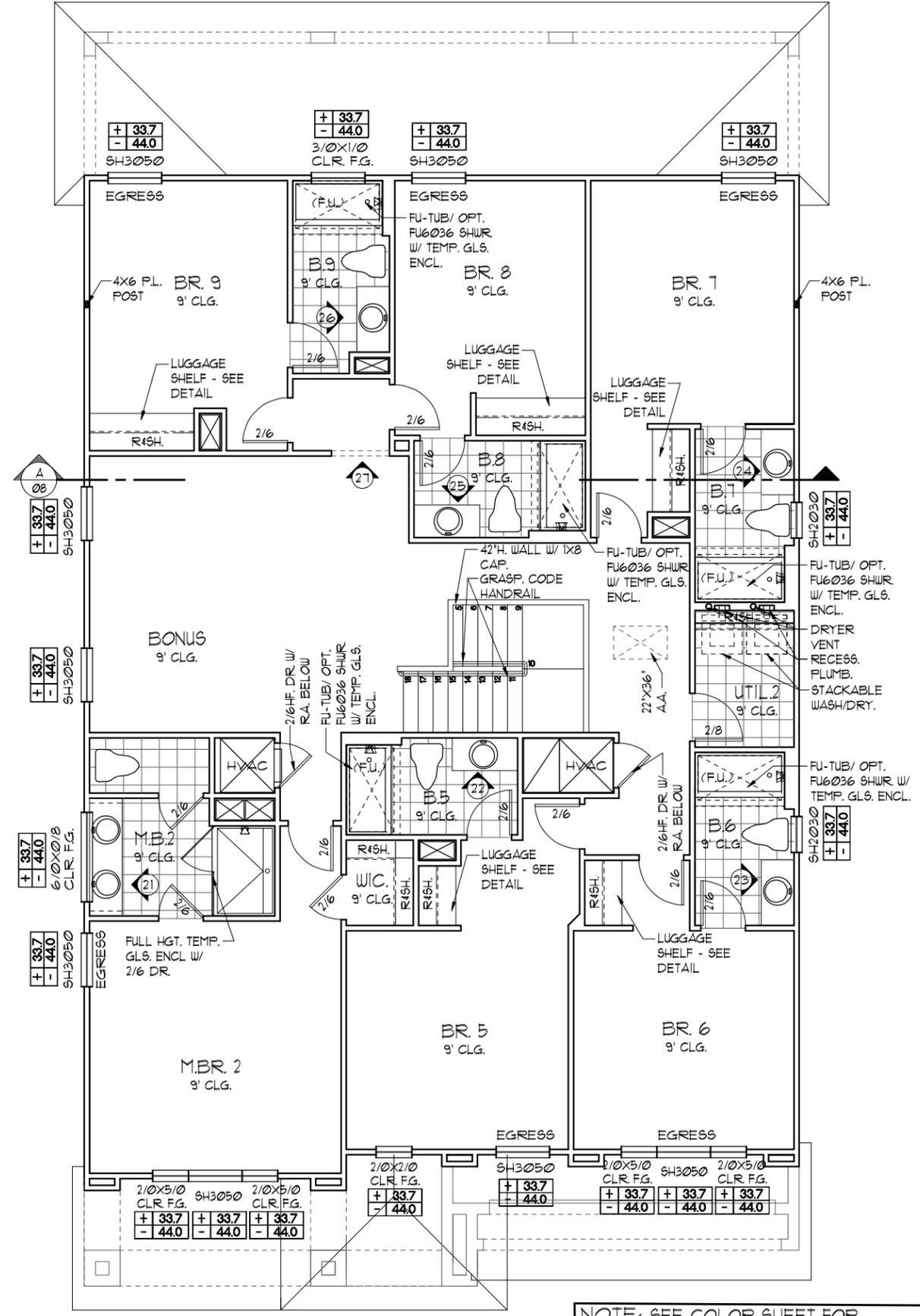
EERO- R310.2.1- FBCR2023

SH25	NET CLEAR OPNG. HEIGHT 32' X NET CLEAR OPNG. WIDTH 21 1/2' = 6.119 SQFT	NET CLEAR OPENING OF NOT LESS THAN 5.1 SQFT MIN. NET CLEAR OPNG. HEIGHT DIMENSION SHALL BE 24'. THE MIN. NET CLEAR OPNG. WIDTH DIMENSION SHALL BE 20'.
SH25	63" H. X 31" W. WDW SIZE	MIN. NET CLEAR OPNG. FOR GRADE-FLOOR EMERGENCY ESCAPE AND RESCUE OPNG. SHALL BE - 5 SQFT

- 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 72" FINISHED GRADE MUST COMPLY WITH FBCR 312.2

NOTE: SEE COLOR SHEET FOR FLOORING

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



NOTE: SEE COLOR SHEET FOR INTERIOR DOOR HEIGHT REQUIREMENTS

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Phone: (407) 529 - 3000

**FLOOR PLAN W/ NOTES**

**OASIS PARADISO GRANDE**

**4003**

DATE: 04-09-21  
SCALE: AS NOTED  
DRAWN: RDC  
JOB: 4003  
SHEET: 05D.0  
OF SHEETS

**EXTERIOR FINISH NOTES**

1. LATH TO BE ATTACHED IAW R103.1 OF THE 8TH EDITION, FBCR 2023
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**EXTERIOR ELEVATION "A"**  
FRONT AND REAR

OASIS  
PARADISO GRANDE

LOT: 0000, PARADISO GRANDE  
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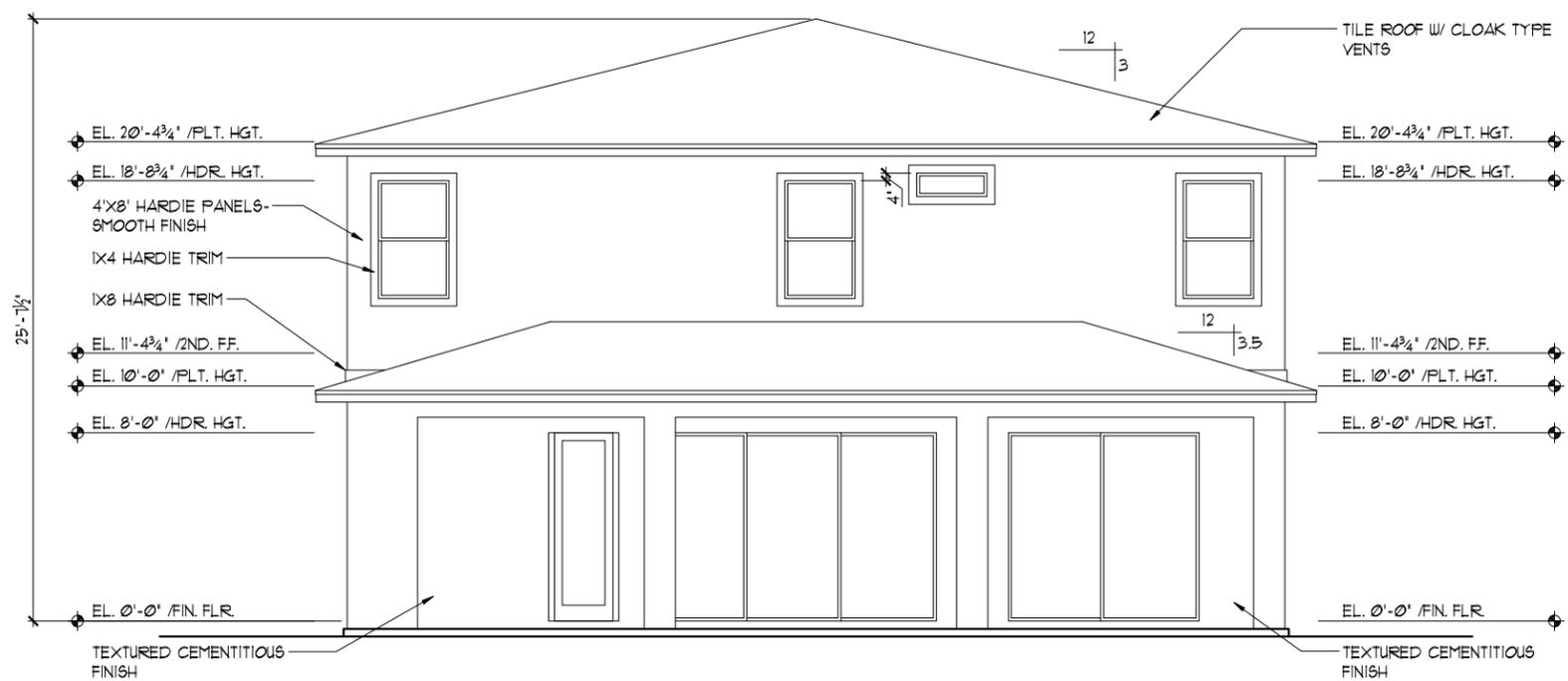
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**EXTERIOR ELEVATION "A"**  
**FRONT AND REAR**

**OASIS**  
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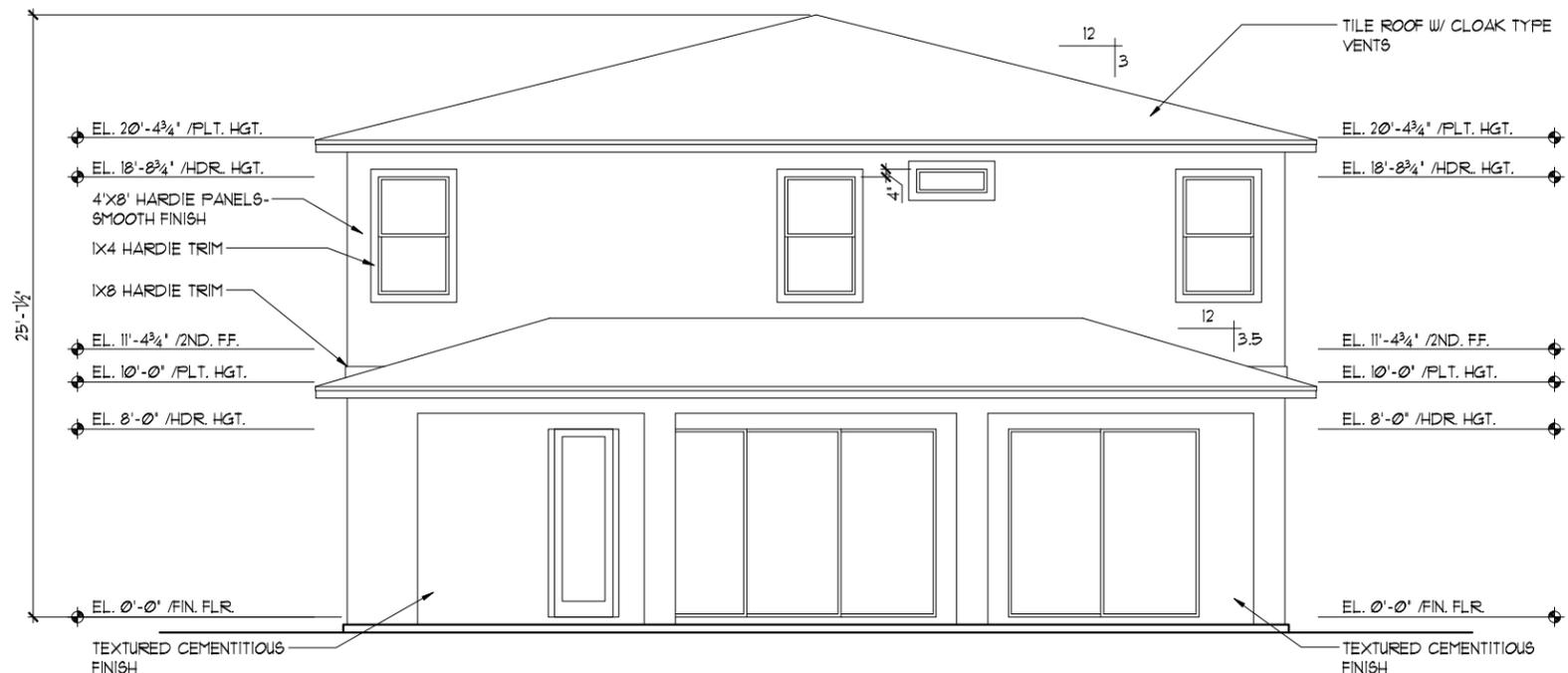
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**FRONT ELEVATION "B"**

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**EXTERIOR ELEVATION "A" FRONT AND REAR**

OASIS  
PARADISO GRANDE

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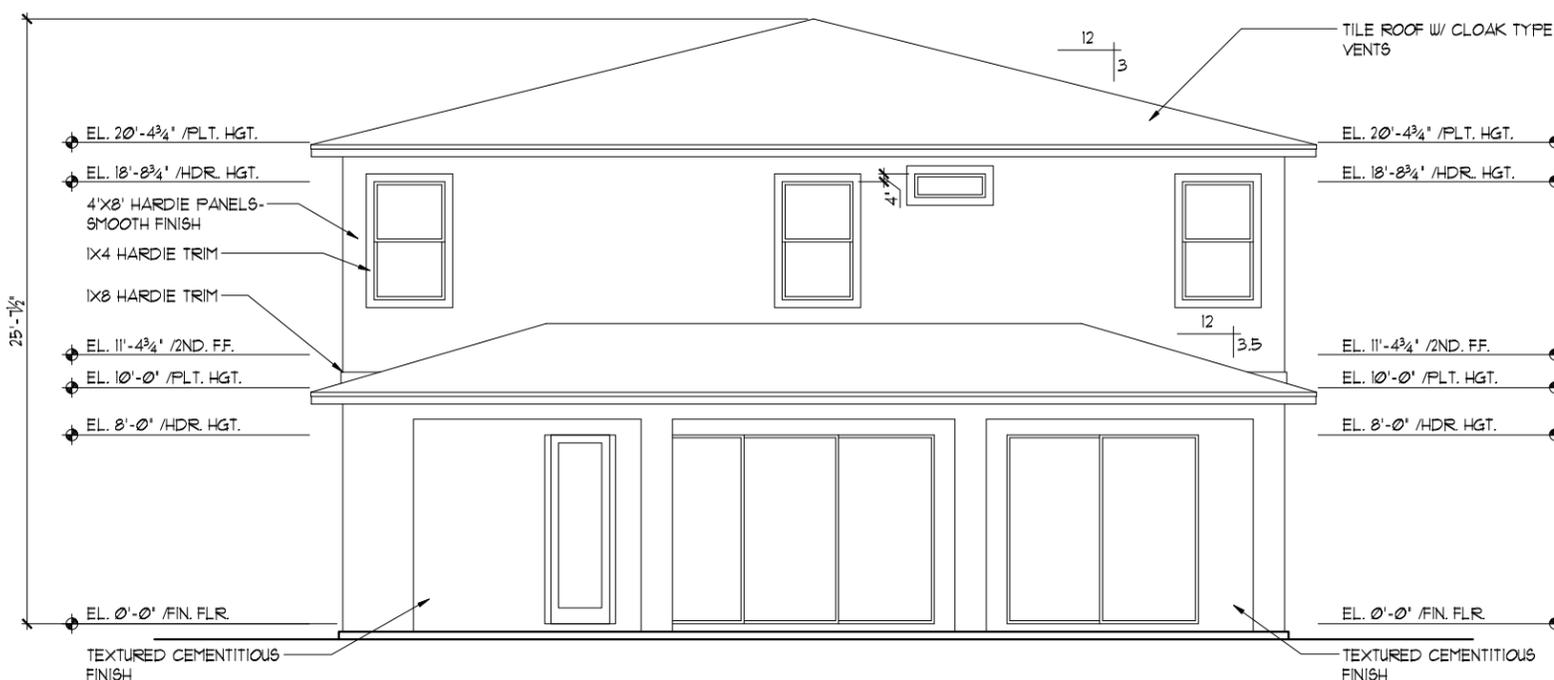
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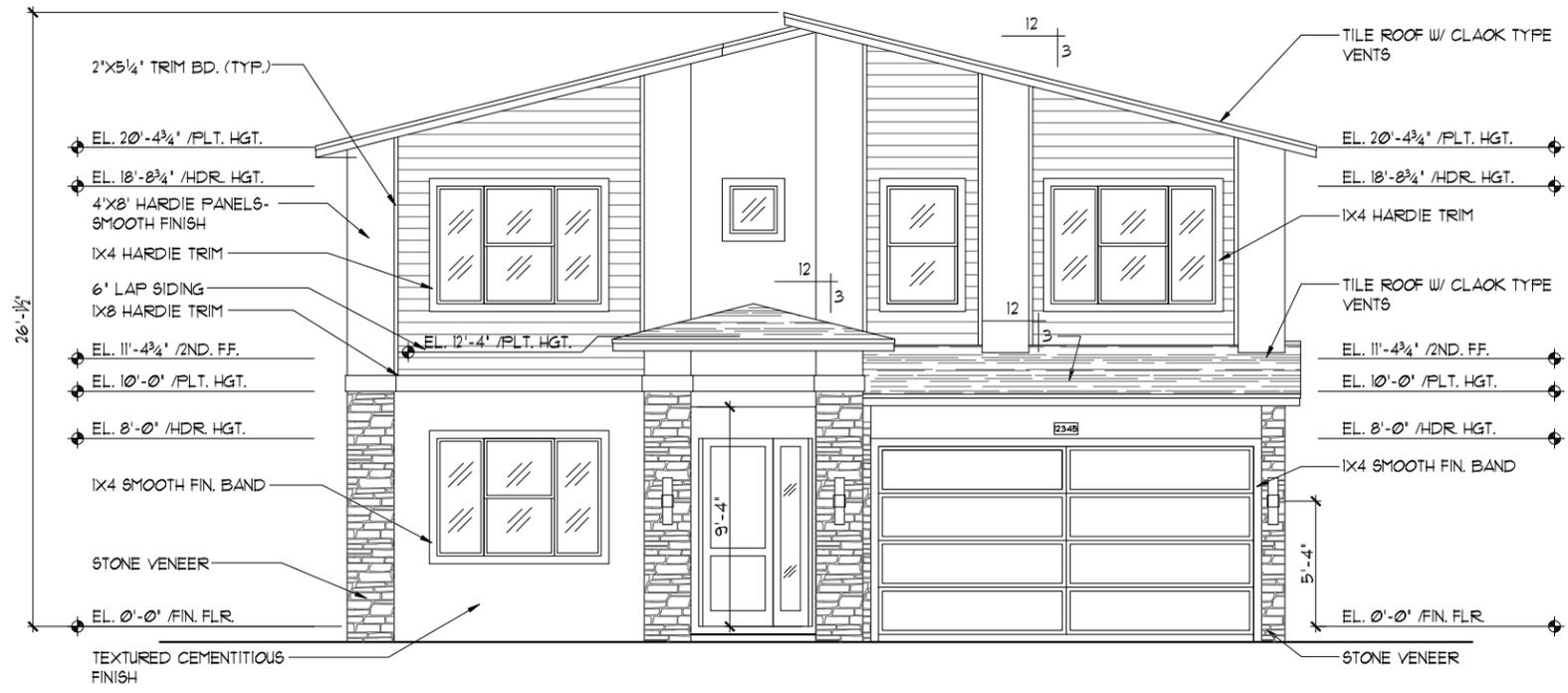
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**OASIS PARADISO GRANDE**

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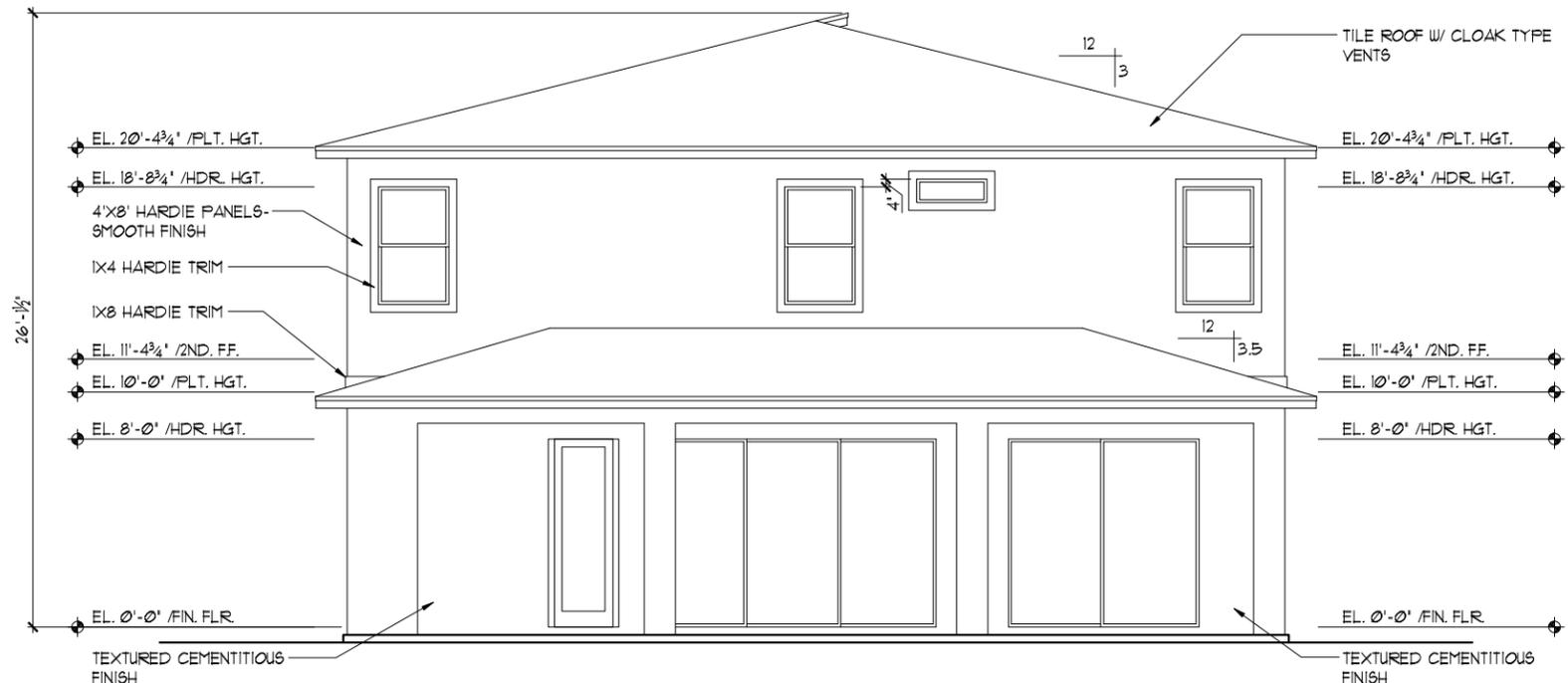
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**FRONT ELEVATION "C"**

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**EXTERIOR ELEVATION "A"**  
**FRONT AND REAR**

OASIS  
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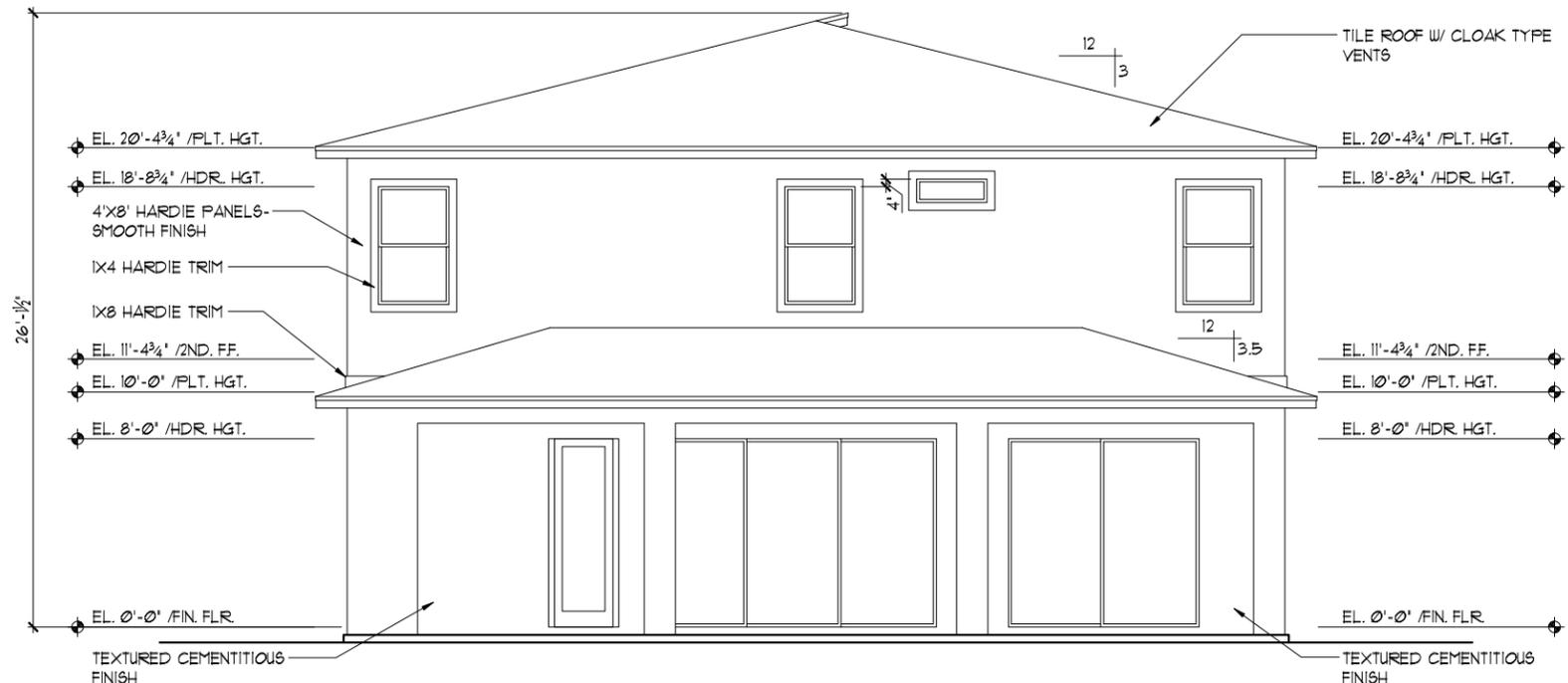
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**EXTERIOR ELEVATION "A" FRONT AND REAR**

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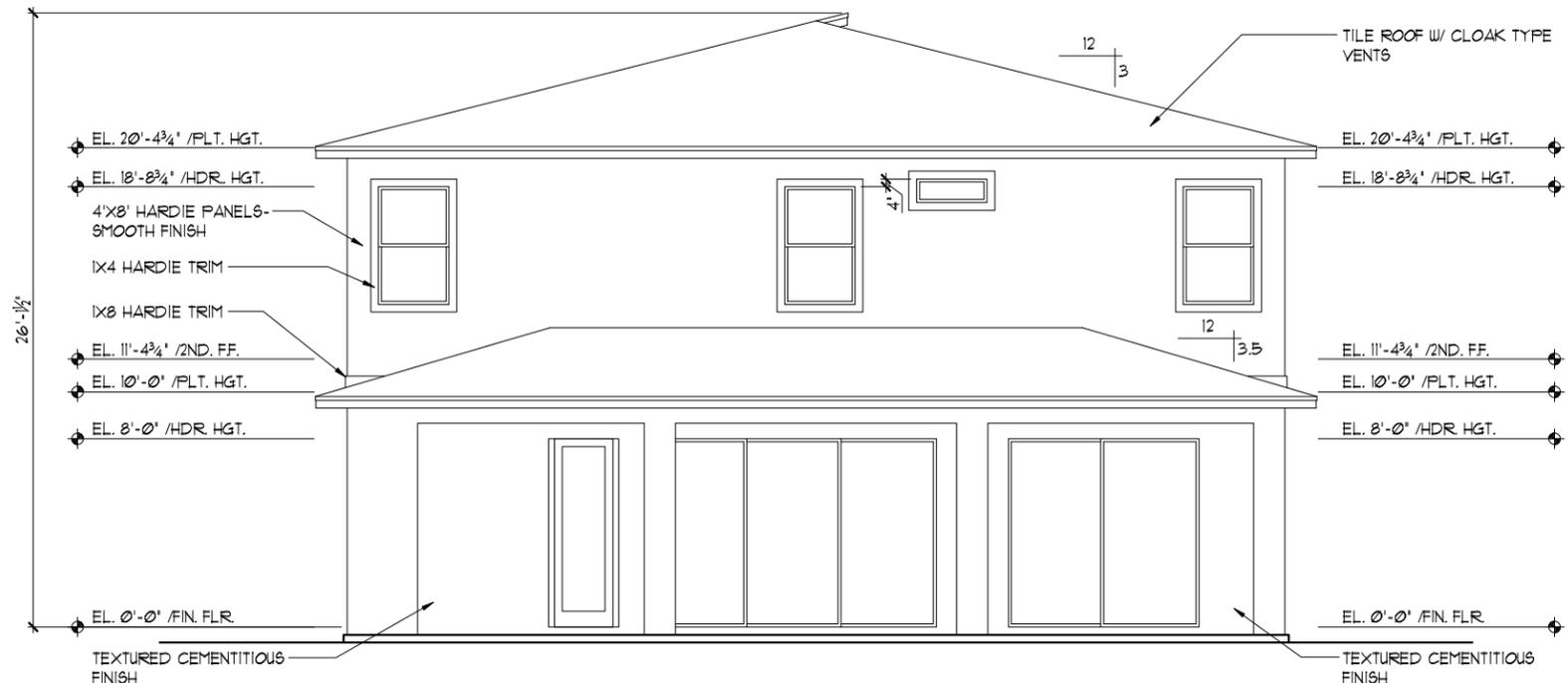
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**FRONT ELEVATION "D"**

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LOT: 0000, PARADISO GRANDE

OASIS

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4003

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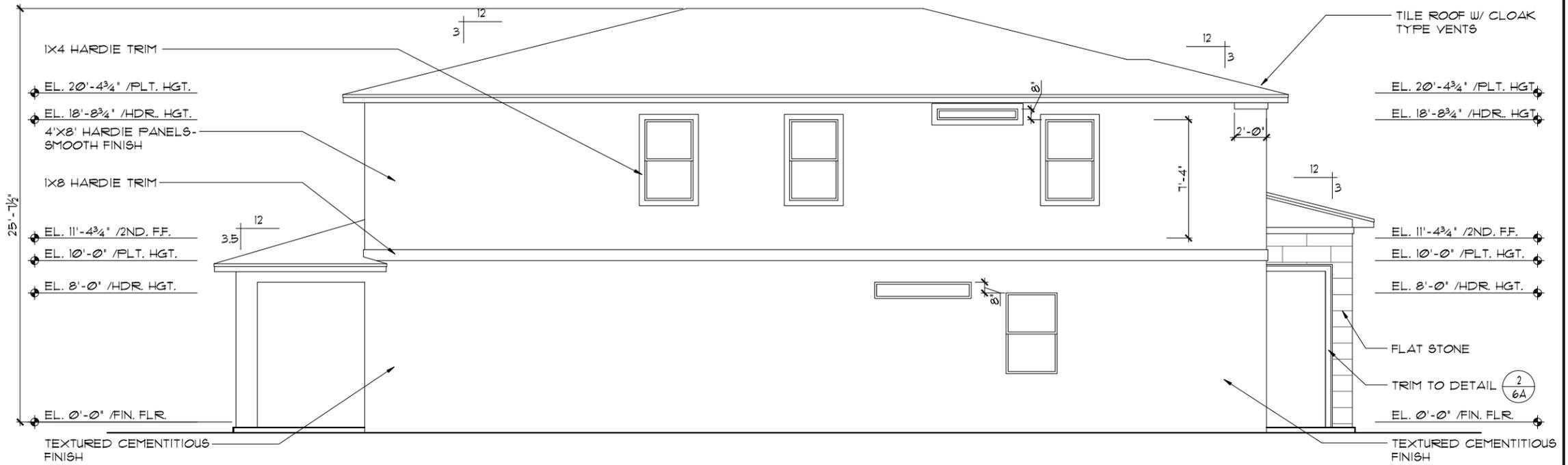
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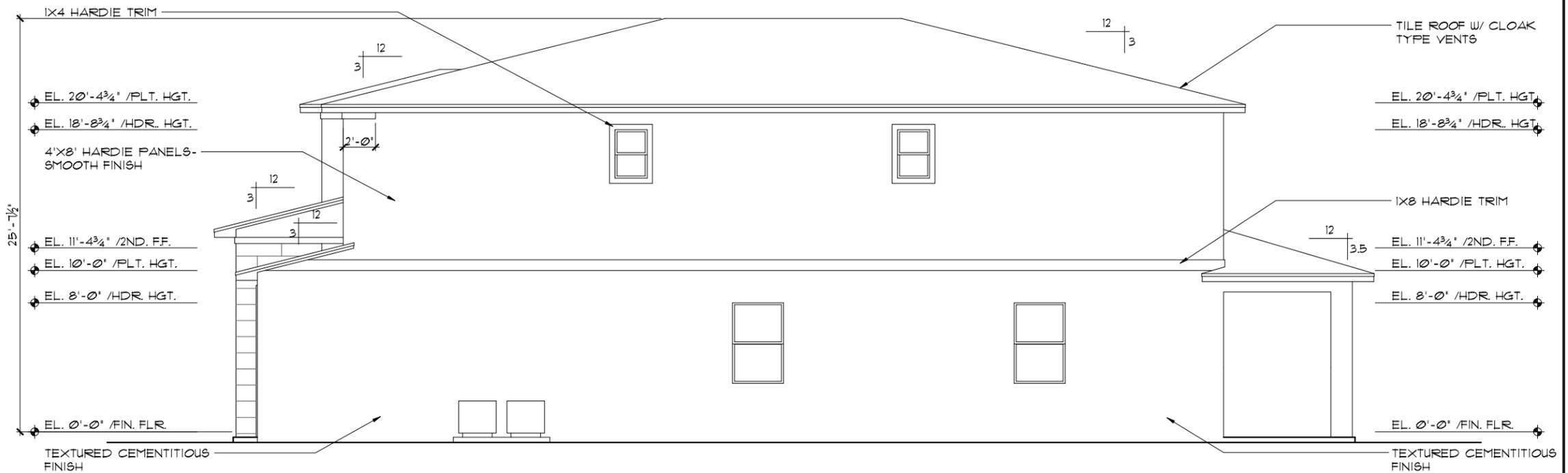
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**LEFT ELEVATION "A"**

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**RIGHT ELEVATION "A"**

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LOT: 0000, PARADISO GRANDE

PARADISO GRANDE

OASIS

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EXTERIOR ELEVATIONS "A" LEFT AND RIGHT

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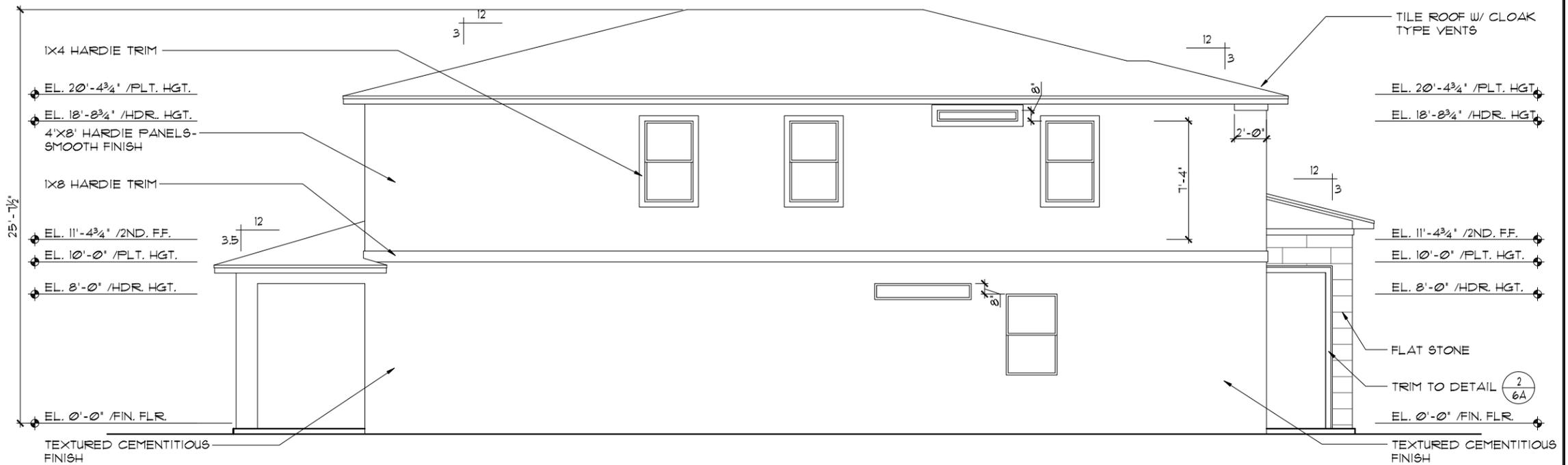
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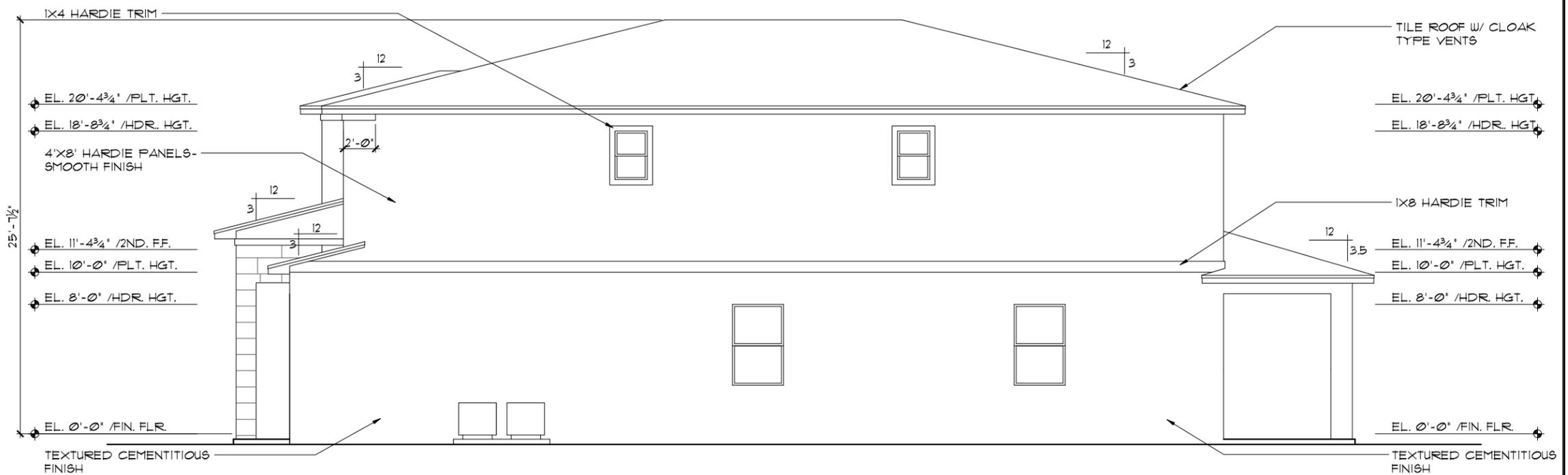
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4. WATER RESISTANT BARRIER TO BE INSTALLED IAW R103.1.3 OF THE 8TH EDITION, FBCR 2023
5. 'ZIP SYSTEMS' WALL SHEATHING MAY BE USED AS AN ALTERNATIVE FOR WALL SHEATHING AND VAPOR BARRIER, ON EXTERIOR WALLS.



**LEFT ELEVATION "A"**

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



**RIGHT ELEVATION "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**

**PARADISO GRANDE**

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5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529 - 3000

**EXTERIOR ELEVATIONS "A"**  
**LEFT AND RIGHT**

OASIS  
PARADISO GRANDE

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07-02-21	RDC

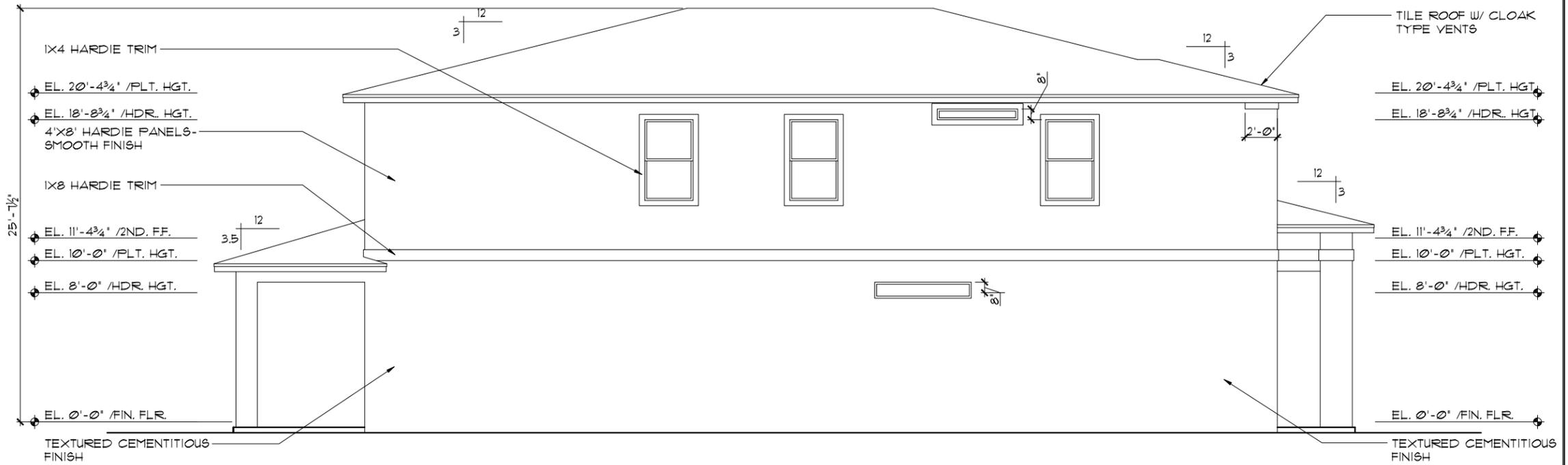
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**Park Square HOMES**

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 07A.1  
OF SHEETS

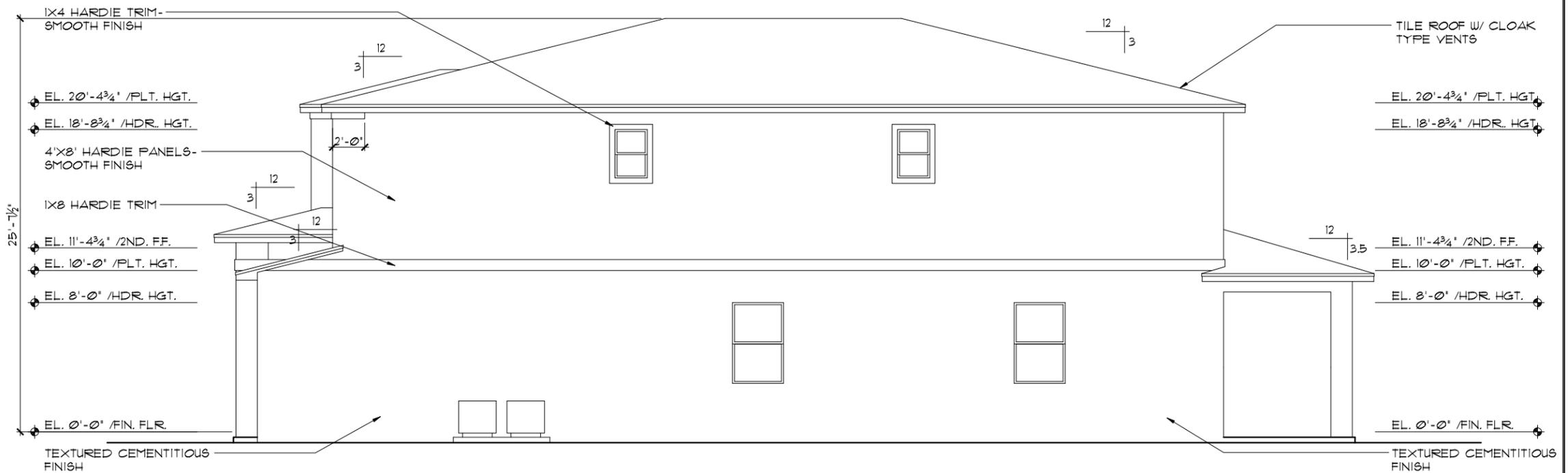
**EXTERIOR FINISH NOTES**

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
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**LEFT ELEVATION "B"**

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



**RIGHT ELEVATION "B"**

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

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**PARADISO GRANDE**

LOT: 0000, PARADISO GRANDE

OASIS

4003

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 07B.0  
OF SHEETS

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**Park Square HOMES**  
 EXTERIOR ELEVATIONS "B"  
 LEFT AND RIGHT

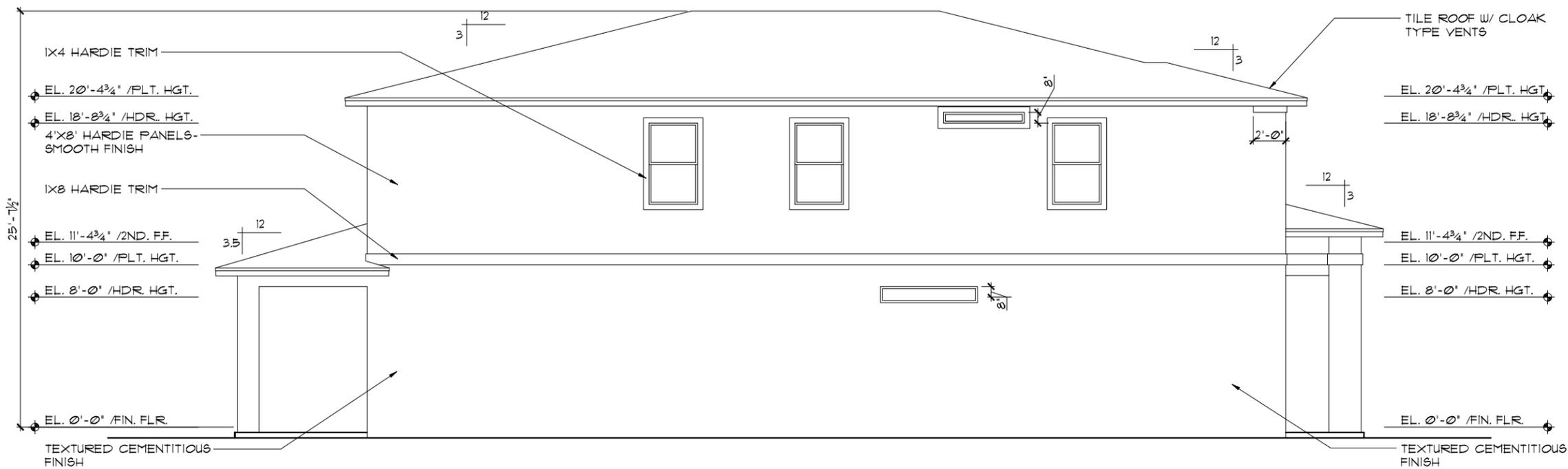
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PARADISO GRANDE  
 EXTERIOR ELEVATIONS "B"  
 LEFT AND RIGHT

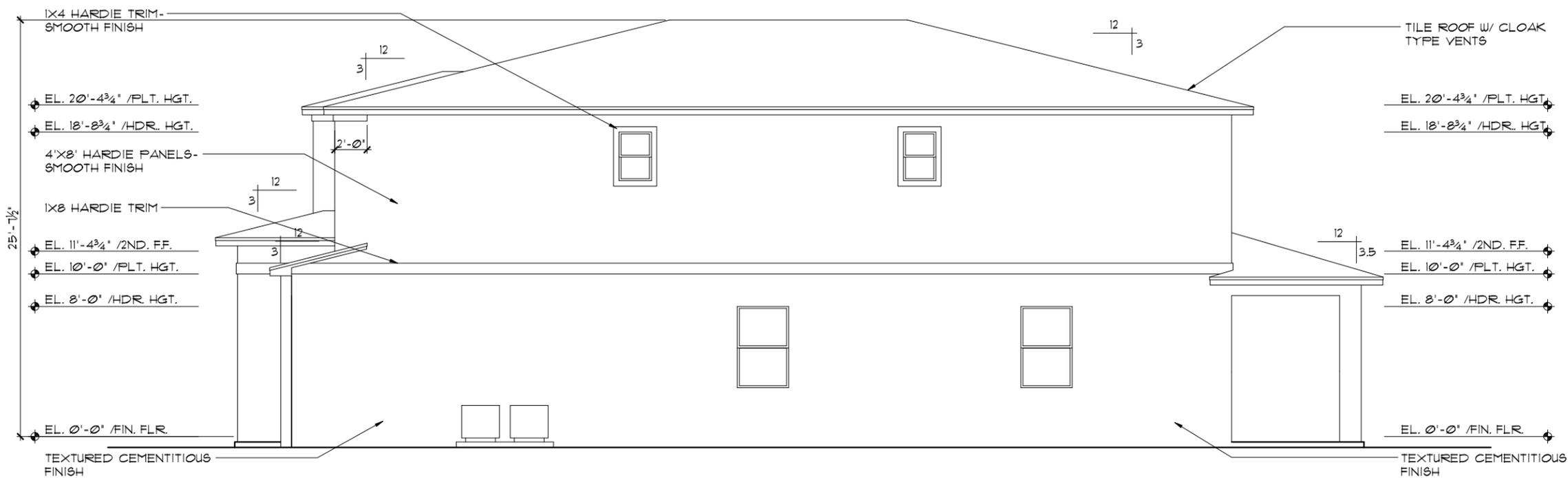
**EXTERIOR FINISH NOTES**

1. LATH TO BE ATTACHED IAW R103.7.1 OF THE 8TH EDITION, FBCR 2023
2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R103.1.2 OF THE 8TH EDITION, FBCR 2023
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**LEFT ELEVATION "B"**

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**RIGHT ELEVATION "B"**

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

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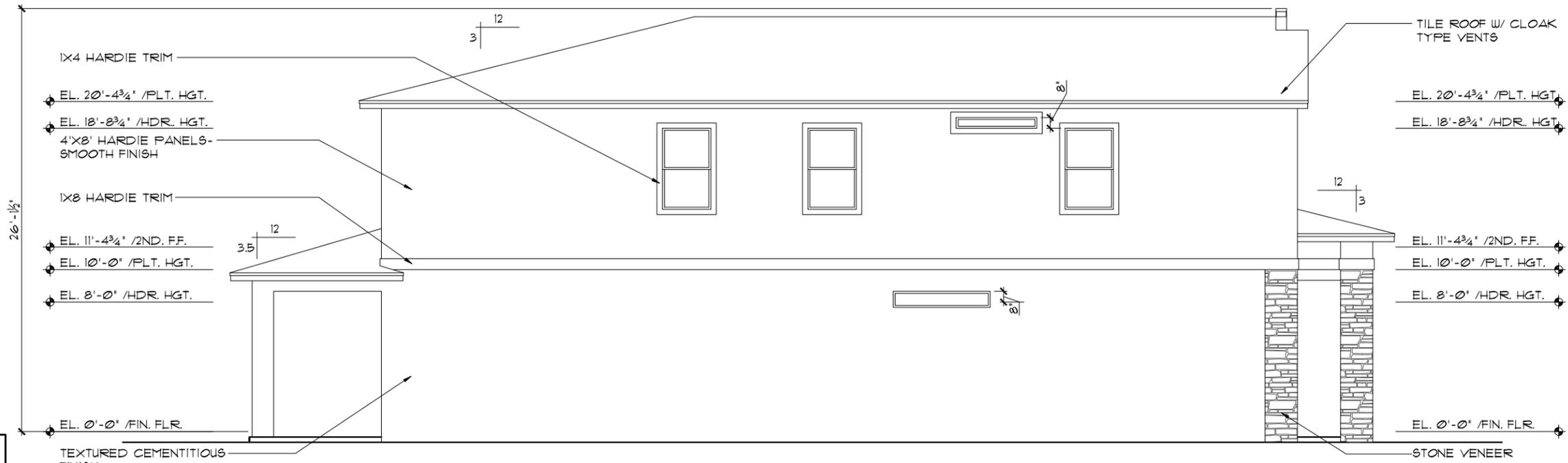
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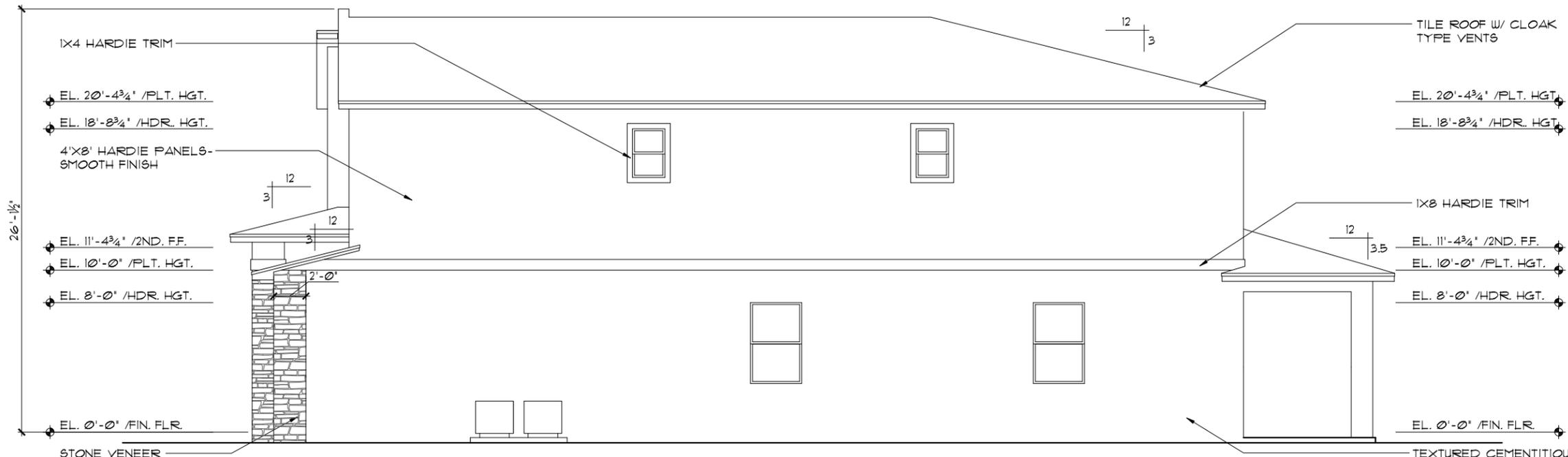
**EXTERIOR FINISH NOTES**

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2. PLASTERING TO BE WITH PORTLAND CEMENT, INSTALLED IAW R703.12 OF THE 8TH EDITION, FBCR 2023
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4. WATER RESISTANT BARRIER TO BE INSTALLED IAW R703.1.3 OF THE 8TH EDITION, FBCR 2023
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**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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 DATE 04-09-21  
 SCALE AS NOTED  
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 JOB 4003  
 SHEET  
**07C.0**  
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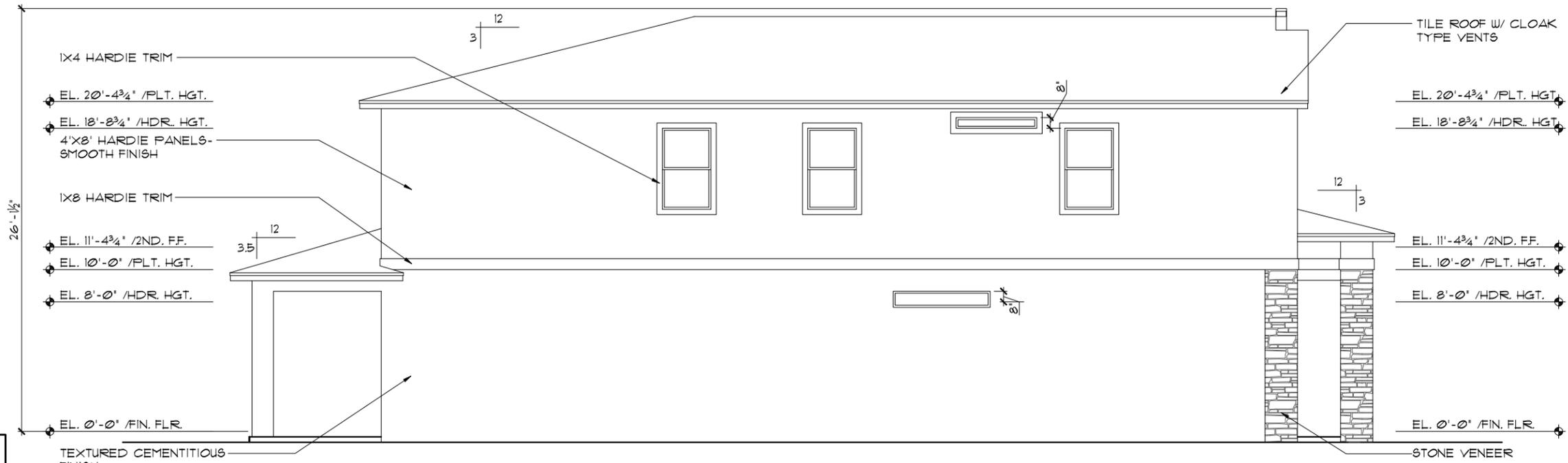
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 EXTERIOR ELEVATIONS "C"  
 LEFT AND RIGHT  
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 Orlando, Florida 32811  
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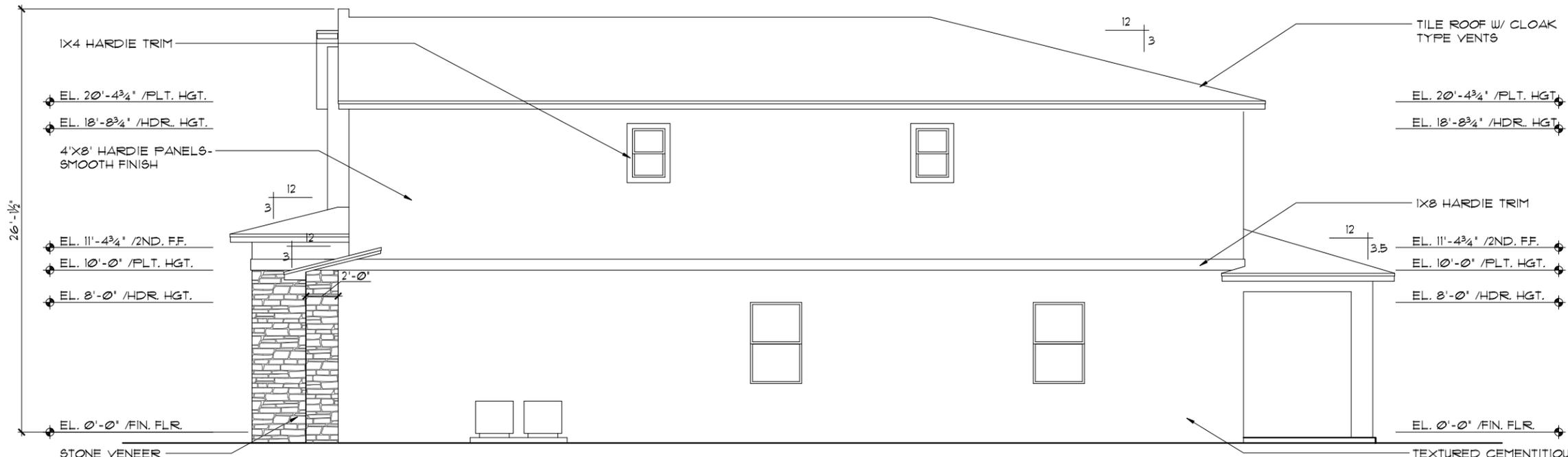
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**LEFT ELEVATION "C"**

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**RIGHT ELEVATION "C"**

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

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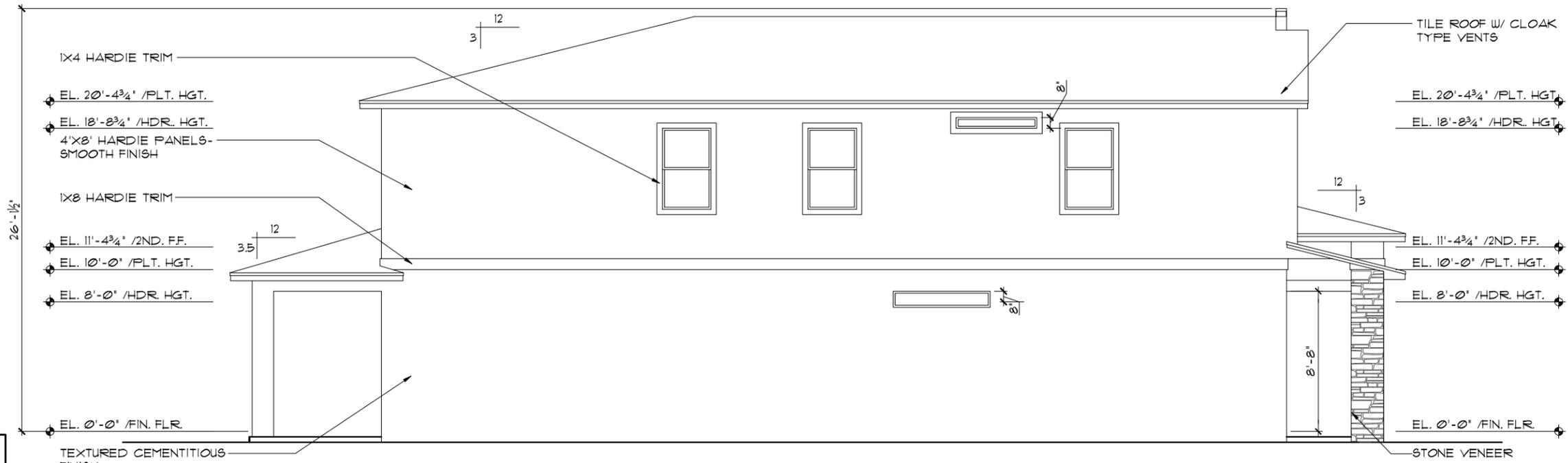
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<b>PARADISO GRANDE</b> EXTERIOR ELEVATIONS "C" LEFT AND RIGHT	
OASIS PARADISO GRANDE	
4003	
DATE	04-09-21
SCALE	AS NOTED
DRAWN	RDC
JOB	4003
SHEET	07C.1
OF	SHEETS

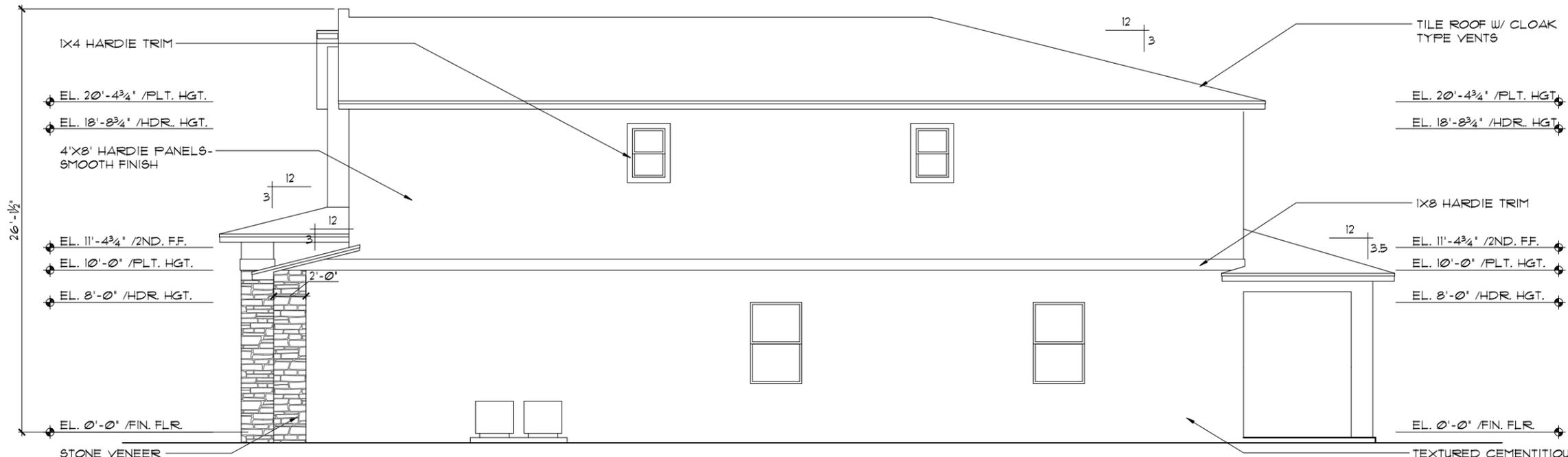
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**LEFT ELEVATION "D"**

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



**RIGHT ELEVATION "D"**

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

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**PARADISO GRANDE**  
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 PARADISO GRANDE  
 4003  
 DATE 04-09-21  
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 DRAWN RDC  
 JOB 4003  
 SHEET 07D.0  
 OF SHEETS

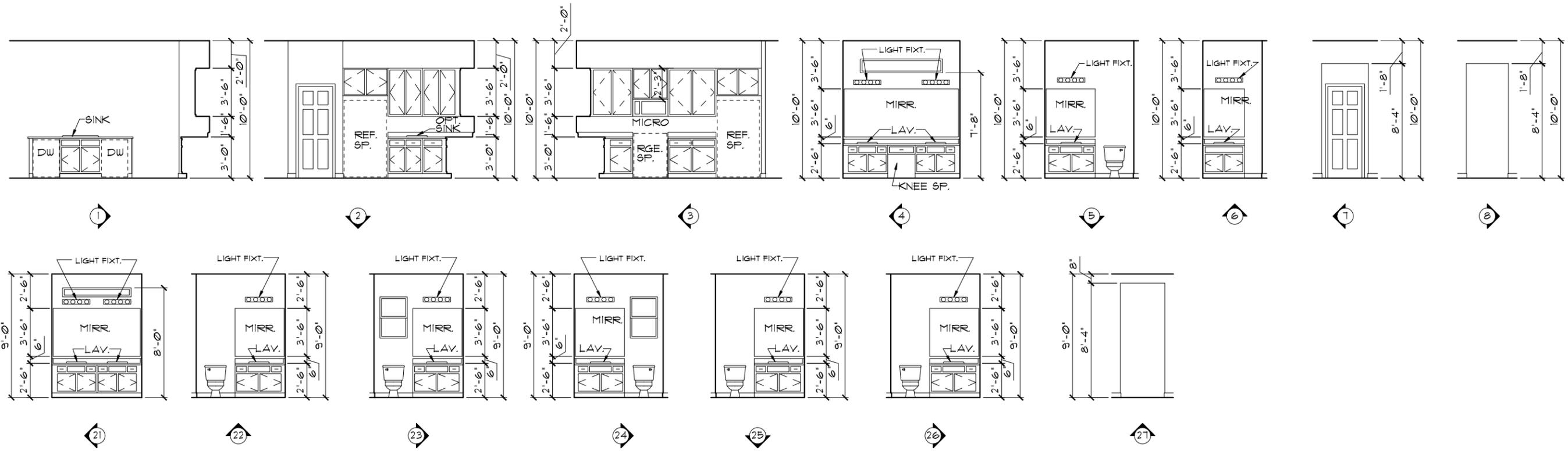
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**EXTERIOR ELEVATIONS "D"**  
 LEFT AND RIGHT

PARADISO GRANDE  
 OASIS  
 PARADISO GRANDE  
 4003  
 DATE 04-09-21  
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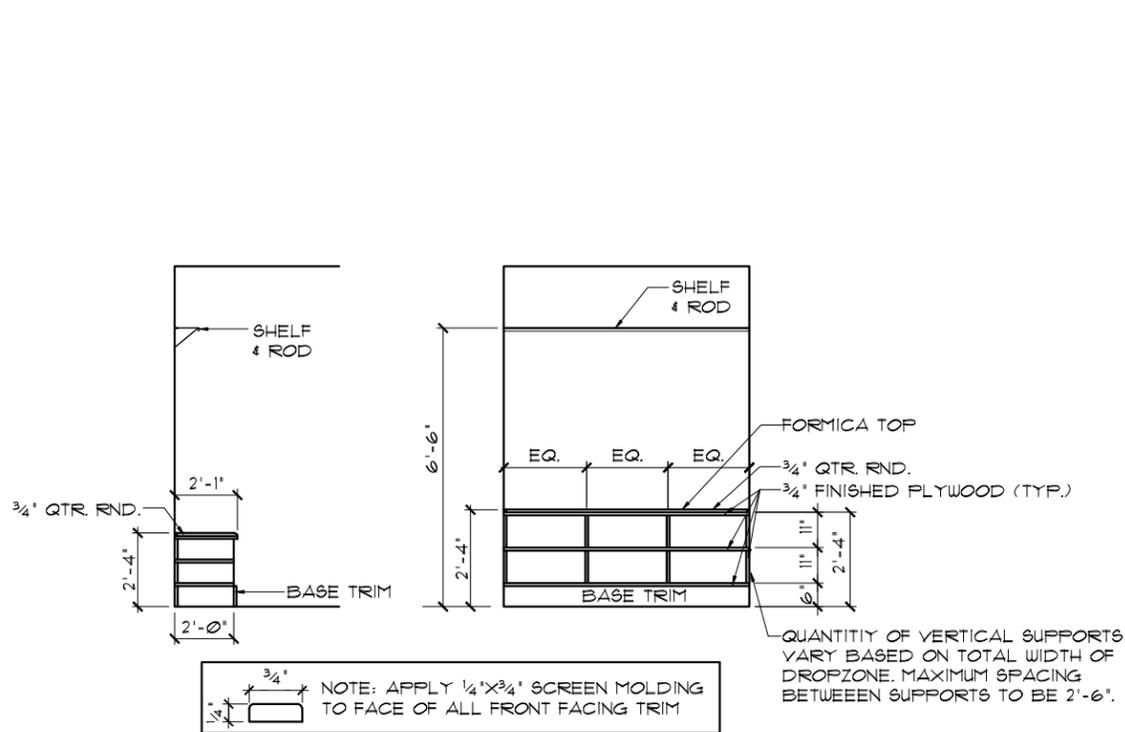
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### INTERIOR ELEVATIONS

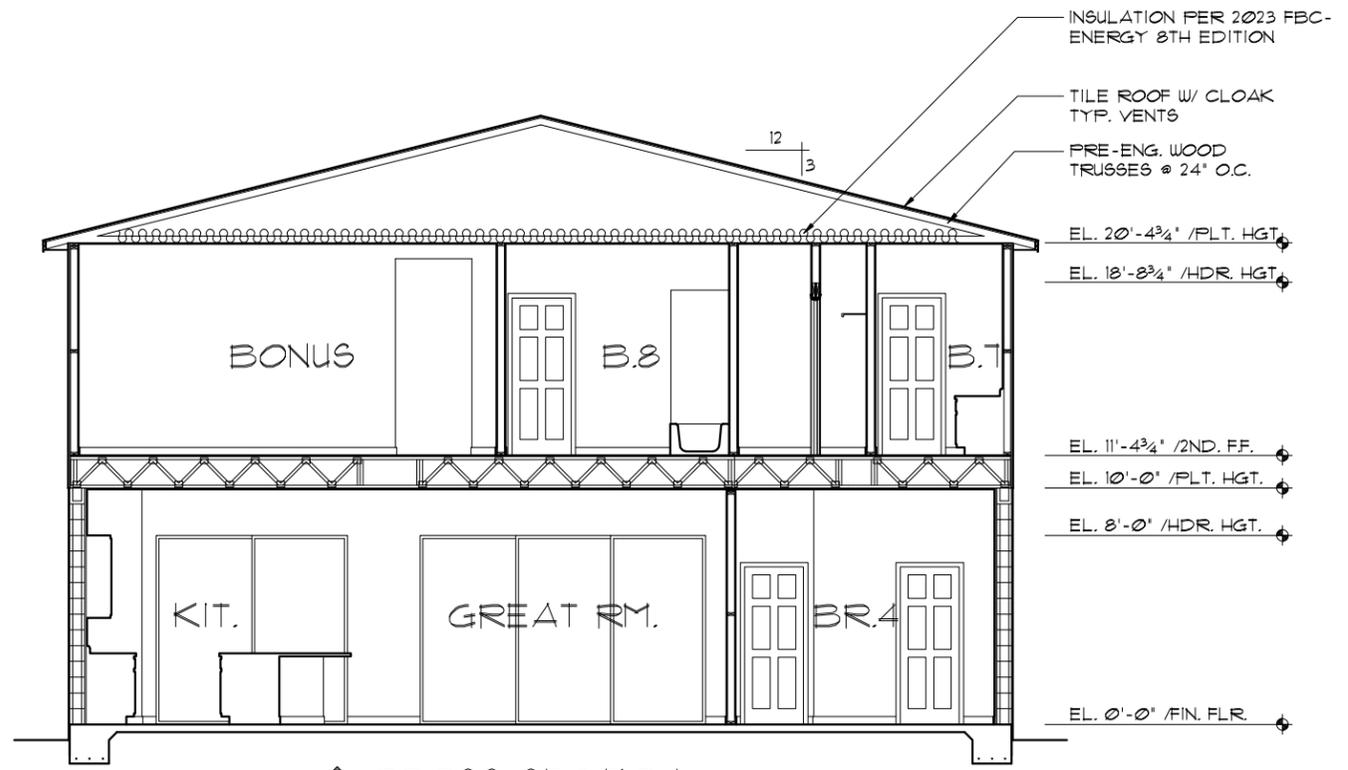
1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

NOTE: INTERIOR ELEVATIONS ARE CONCEPTUAL ONLY. SEE CABINET SHOP DRAWINGS FOR FINAL VERIFICATION.



### 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)

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CROSS SECTION / INTERIOR ELEVATIONS

OASIS PARADISO GRANDE

4003

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 08 OF SHEETS

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07-02-21	RDC

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Orlando, FL 32811  
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Fax: (407) 734-1700  
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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. F280.1.1

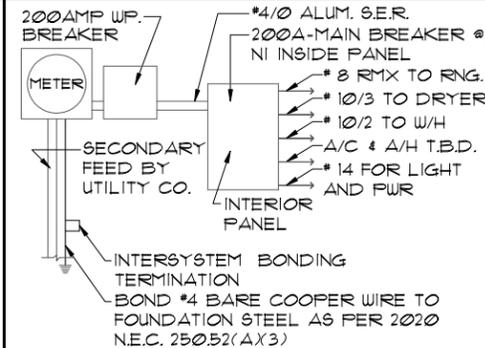
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

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**

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 the reinforcing rod is not required.

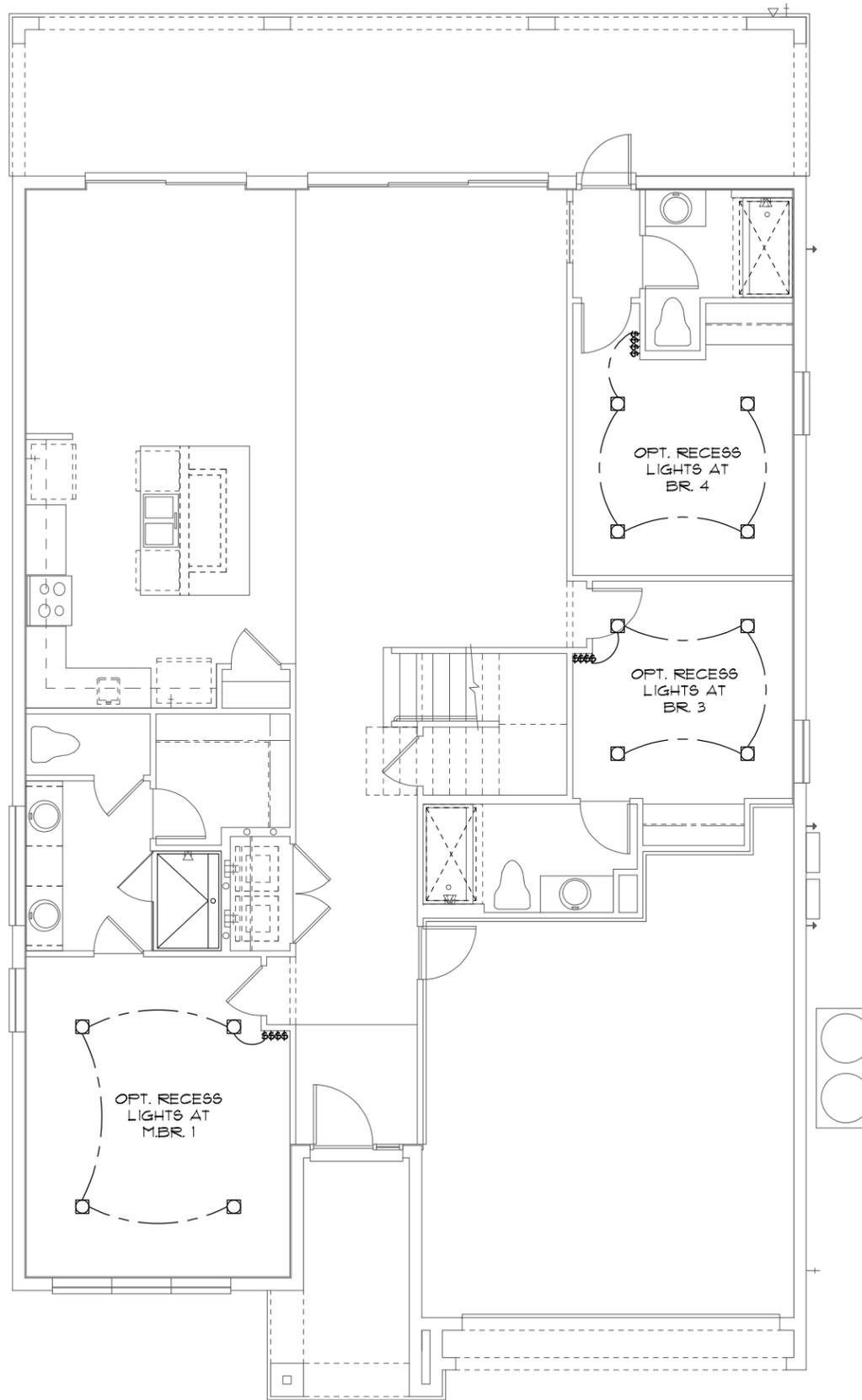
**NOTE: IF MORE THAN 12 SMOKE ALARMS OR CARBON MONOXIDE ALARM COMBINATION ARE INSTALLED IN THE HOME CRIME PREVENTION WILL PULL A SEPARATE FIRE PERMIT AND THE SYSTEM WILL BE MONITORED**

**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
⊞	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, PREWIRE
⊞	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)

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PARADISO GRANDE

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07-02-21	RDC

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WWW.ITEG.COM

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5200 Vineland Road, Suite 200  
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Phone: (407) 528 - 3000

**Park Square HOMES**

ELECTRICAL PLAN

OASIS  
PARADISO GRANDE

4003

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 09.0  
OF SHEETS

**MECHANICAL/GENERAL NOTES**

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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. F2801.1

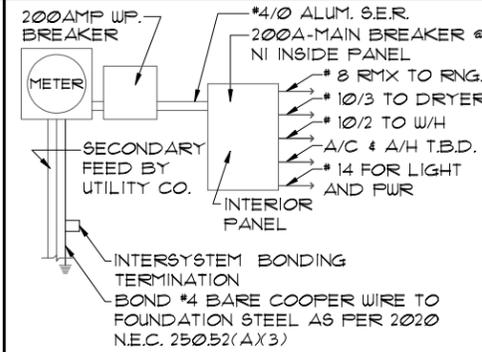
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

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**  
 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.

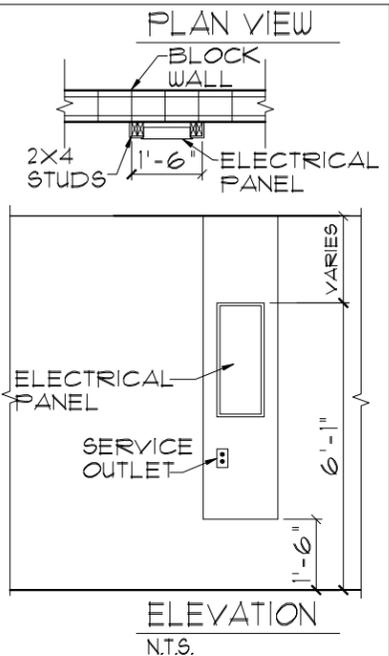
Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.

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.

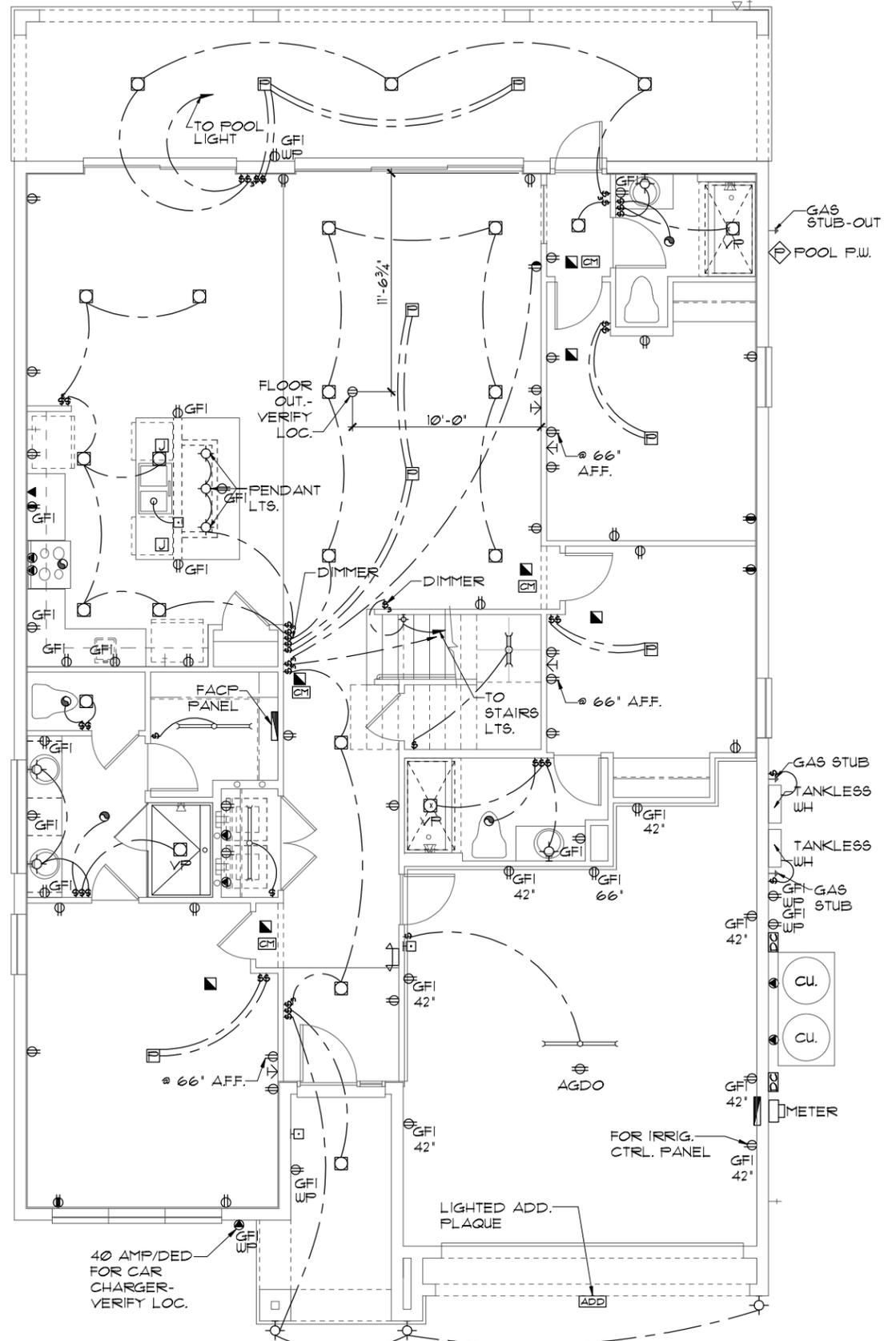
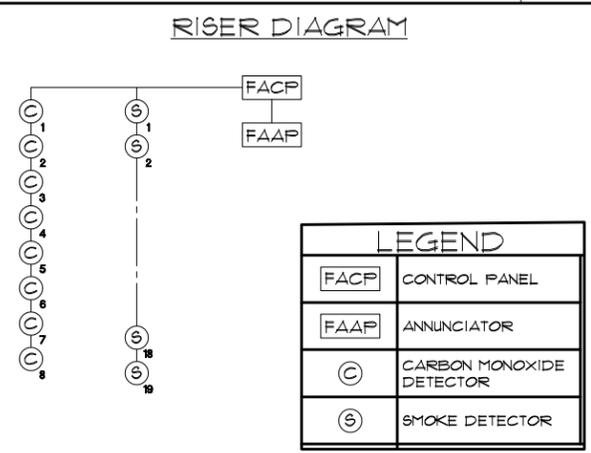
Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings 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 the 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 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, PREWIRE
⊕	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 "A"**  
 1/8"=1'-0" (11X17) 1/4"=1'-0" (22X34)

LOT: 000, 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**

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vnealand Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 528 - 3000

**PARADISO GRANDE HOMES**

**ELECTRICAL PLAN**

REVISIONS	BY
07-02-21	RDC

DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET 09A.0 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 6101 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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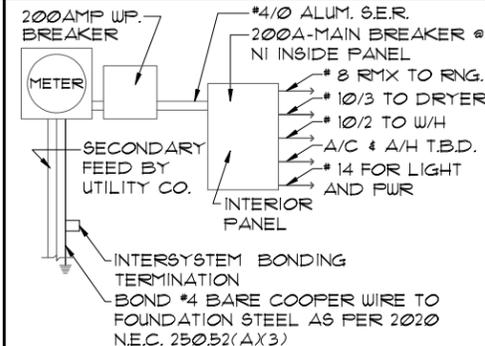
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**ELECTRICAL RISER DIAGRAM**

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.

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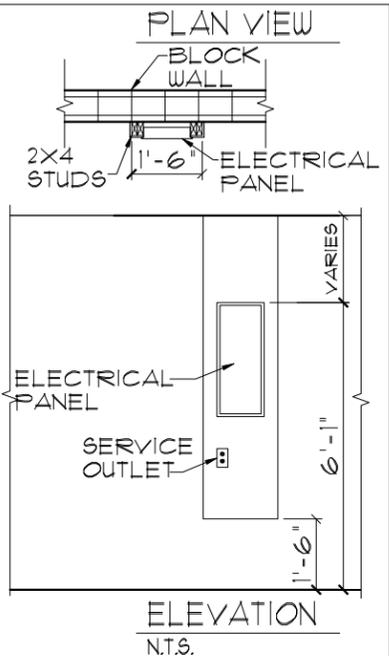
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There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No.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

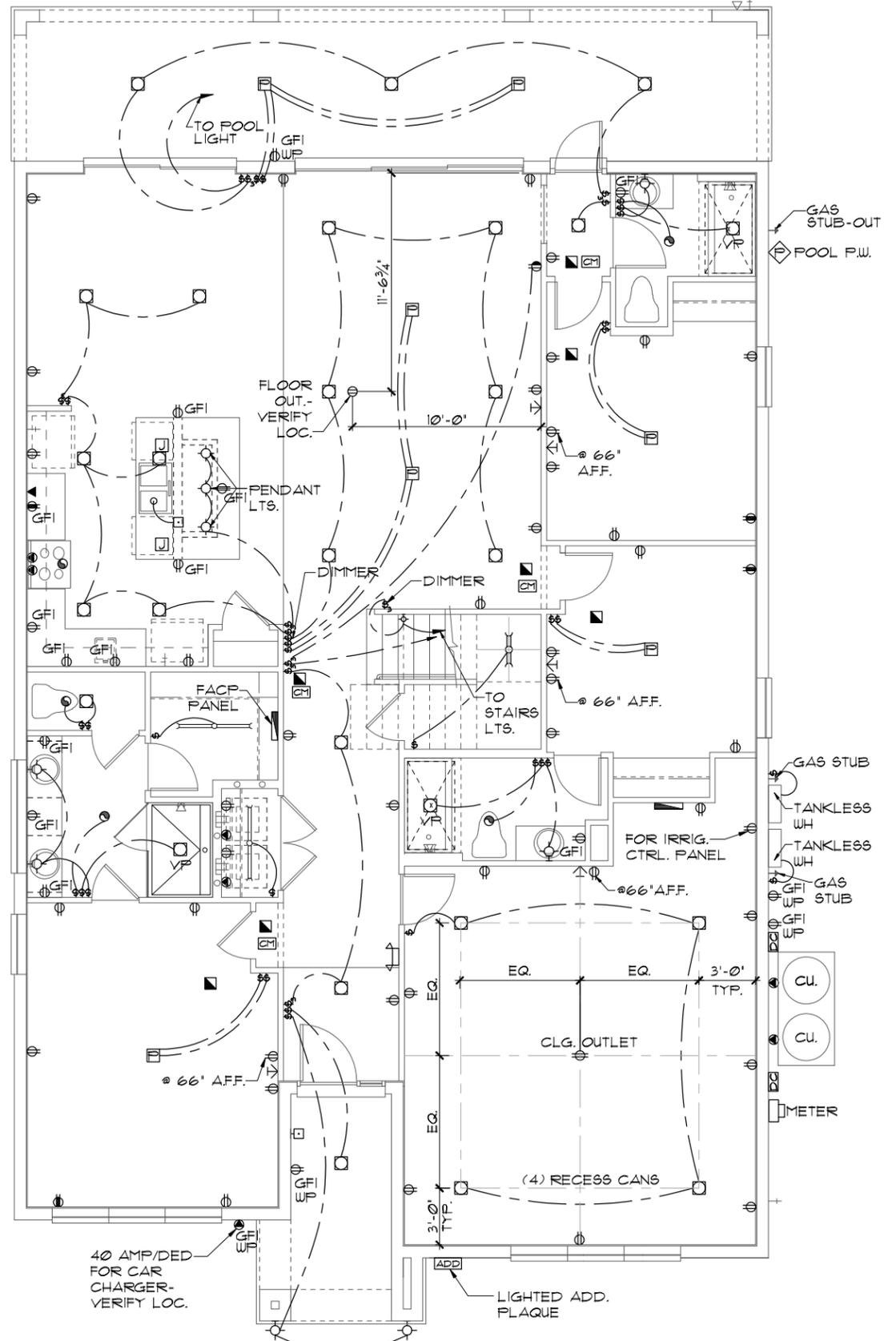
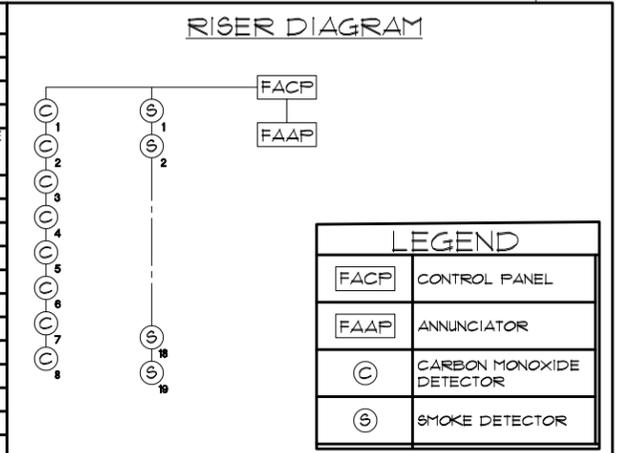
The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode. The reinforcing rods cannot be coated with non-conductive material.

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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, PREWIRE
⊞	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 "A"**  
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LOT: 0000, PARADISO GRANDE

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PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 09A.1

OF SHEETS

OASIS

PARADISO GRANDE

REVISIONS

NO.	DATE	BY
07-02-21	RDC	

**ITEG**

ITTEG ENGINEERING GROUP, INC.

11000 W. BOYD BLVD., SUITE 200

ORLANDO, FLORIDA 32837

TEL: (407) 734-1400

FAX: (407) 734-1700

WWW.ITEG.COM

A DIVISION OF PARK SQUARE ENTERPRISES, INC.

5200 Vineland Road, Suite 200

Orlando, Florida 32811

Phone: (407) 529-3000

**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

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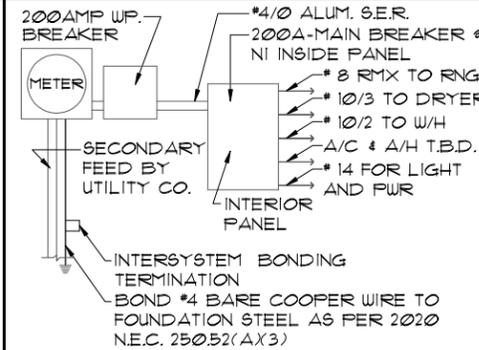
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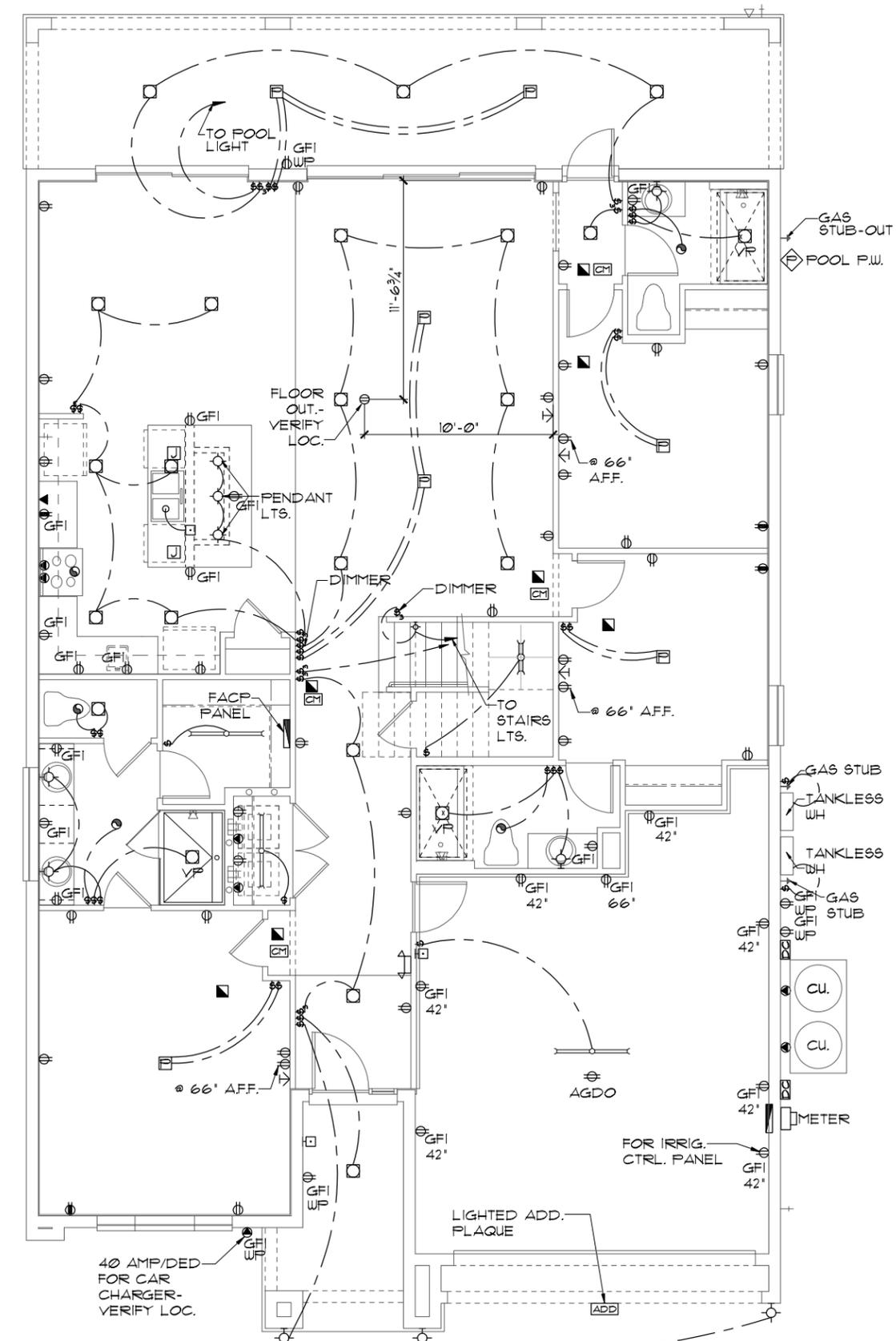
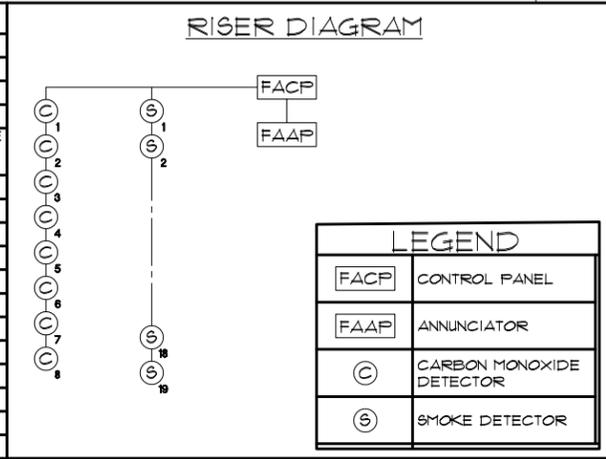
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ELECTRICAL LEGEND	
⊠	SINGLE POLE SWITCH
⊡	THREE WAY SWITCH
⊞	OUTLET 110-115
⊞	OUT. 110-115, SPLIT WIRED
⊞	OUT. 110-115, W/ USB
⊞	OUT. 110-115, CLG. MOUNT.
⊞	OUT. 110-115, FLR. MOUNT.
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⊞	LIGHT FIXT., CLG. MTD.
⊞	LIGHT FIXT., WALL MTD.
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⊞	LIGHT FIXT., REC. ADJUST.
⊞	LIGHT FIXT., FULL CHAIN
⊞	LED LIGHT FIXT., FLORESCENT
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⊞	CEILING FAN, INSTALL
⊞	ELECT. JUNCTION BOX
⊞	THERMOSTAT
⊞	DISCONNECT SWITCH
⊞	ELEC. POWER METER



**ELECTRICAL PLAN "B"**  
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 ITHAMSON ENGINEERING GROUP, INC.  
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 Orlando, FL 32826  
 Phone: (407) 734-1100  
 www.iteg.com

REVISIONS	BY
07-02-21	RDC

**PARADISO GRANDE**  
 OASIS  
 4003  
 DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET 09B.0  
 OF SHEETS

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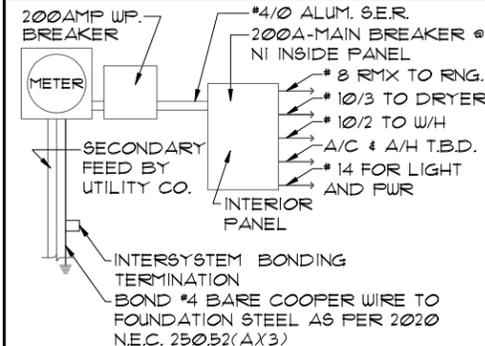
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

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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(A)(2)

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)(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.

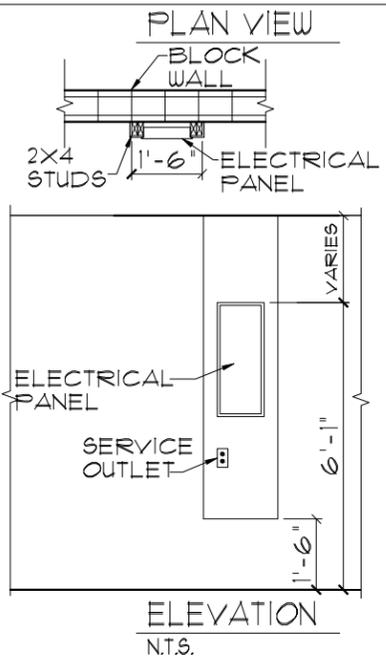
Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.

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.

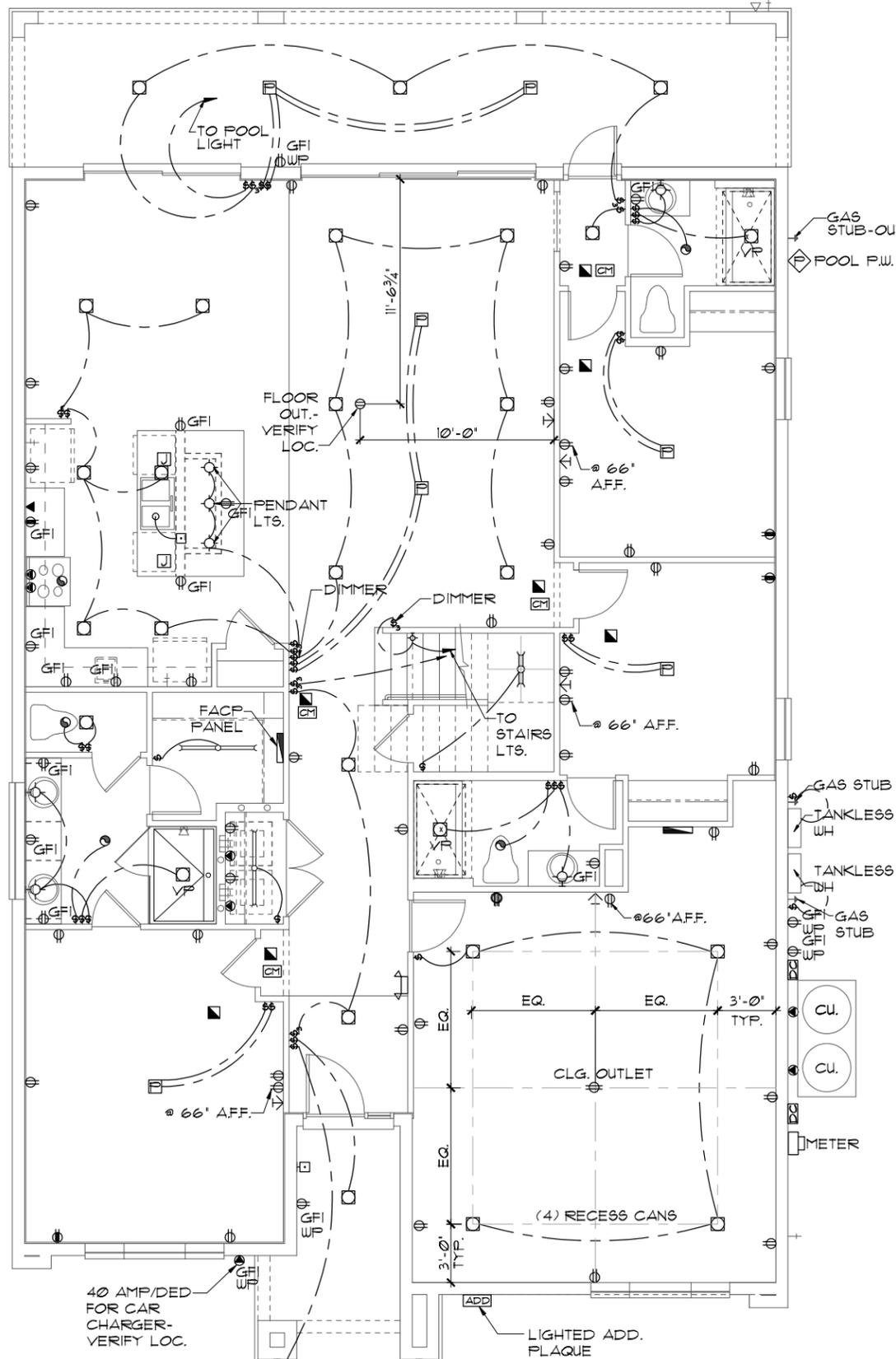
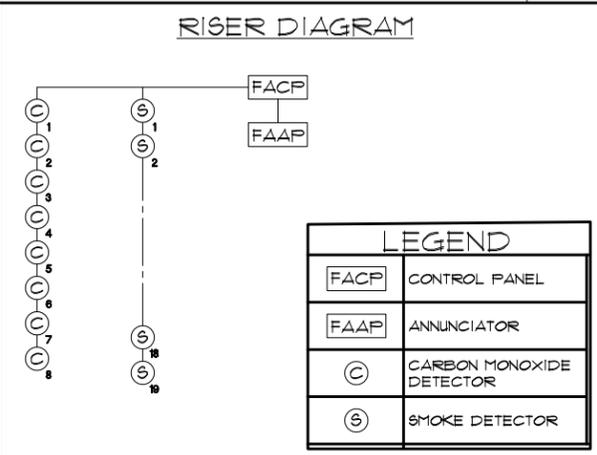
Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings 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 the 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-E1&CONVENTIONAL SMOKE DETECTION FIREWOLF FW2-S SHALL BE INSTALLED PURSUANT THE MANUFACTURE REQUIREMENTS AND NEC 2020 CODE REQUIREMENTS**



**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, PREWIRE
⊞	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 "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: 000, PARADISO GRANDE**

**PARADISO GRANDE**

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida 32811  
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 10000 Lake Nona Blvd., Suite 100  
 Lake Nona, FL 32157  
 Phone: (407) 734-1700  
 www.iteg.com

**Park Square HOMES**

**ELECTRICAL PLAN**

**OASIS**

**PARADISO GRANDE**

DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET 09B.1  
 OF SHEETS

REVISIONS	BY
07-02-21	RDC

**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**

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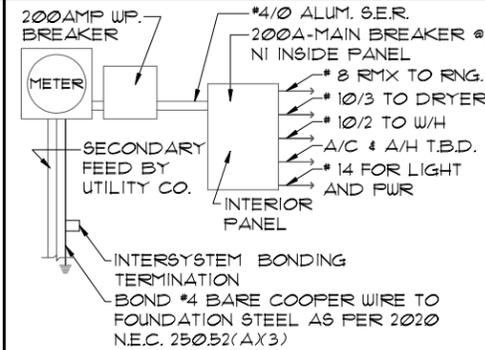
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**ELECTRICAL RISER DIAGRAM**

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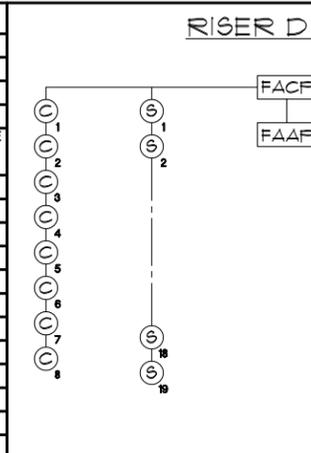
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The steel reinforcing rods must be in a location that is in direct contact with the earth. The reinforcing rods can be connected with tie wires, and a single length of rod can be used as the concrete-encased electrode. The reinforcing rods cannot be coated with non-conductive material.

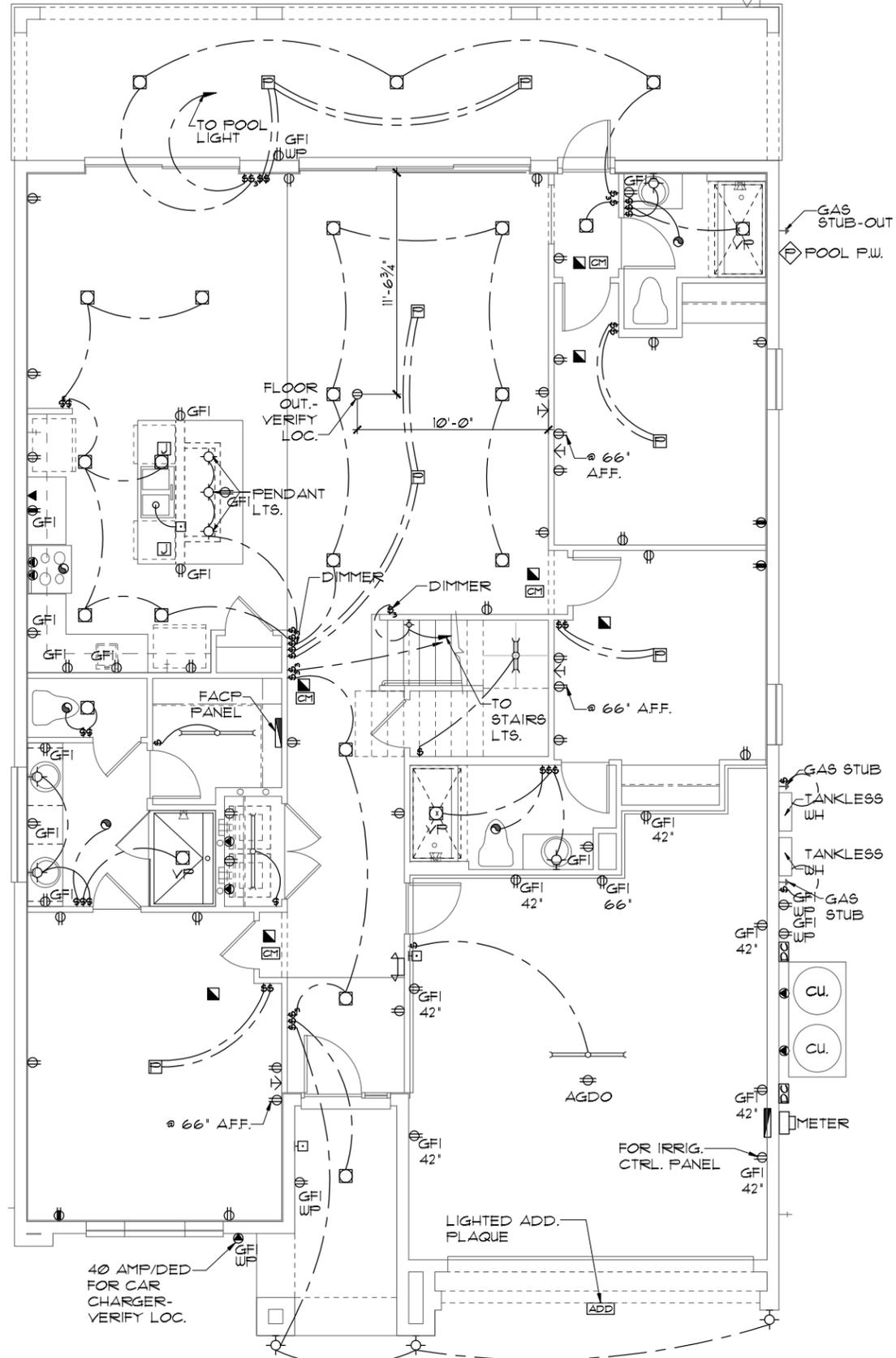
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ELECTRICAL LEGEND	
⊞	SINGLE POLE SWITCH
⊞	THREE WAY SWITCH
⊞	OUTLET 110-115
⊞	OUT. 110-115, SPLIT WIRED
⊞	OUT. 110-115, W/ USB
⊞	OUT. 110-115, CLG. MOUNT.
⊞	OUT. 110-115, FLR. MOUNT.
⊞	SFCL. PURPOSE 220-240
⊞	LIGHT FIXT., CLG. MTD.
⊞	LIGHT FIXT., WALL MTD.
⊞	LED LIGHT FIXT., RECESSED
⊞	LIGHT FIXT., REC. ADJUST.
⊞	LIGHT FIXT., FULL CHAIN
⊞	LED LIGHT FIXT., FLUORESCENT
⊞	LIGHT FIXT., EXT. FLOODS
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⊞	PUSH BUTTON
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⊞	DISPOSAL
⊞	ELECTRICAL PANEL
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⊞	CEILING FAN, INSTALL
⊞	ELECT. JUNCTION BOX
⊞	THERMOSTAT
⊞	DISCONNECT SWITCH
⊞	ELEC. POWER METER



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



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

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A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
 5200 Vneiland Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 528 - 3000

**REVISIONS**

NO.	DATE	BY
07-02-21		RDC

**4003**

DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET 09C.0 OF SHEETS

**MECHANICAL/GENERAL NOTES**

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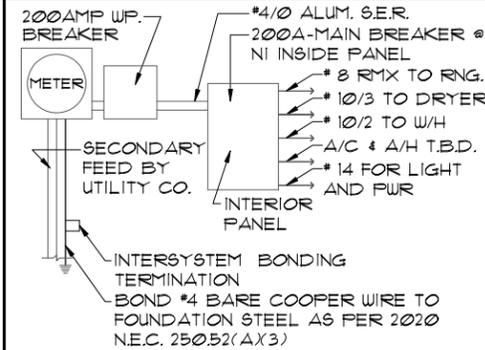
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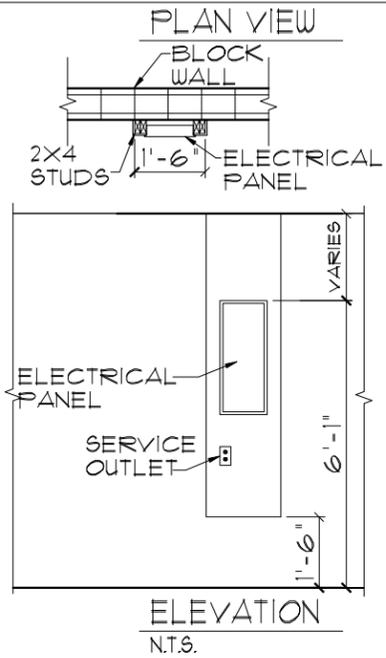
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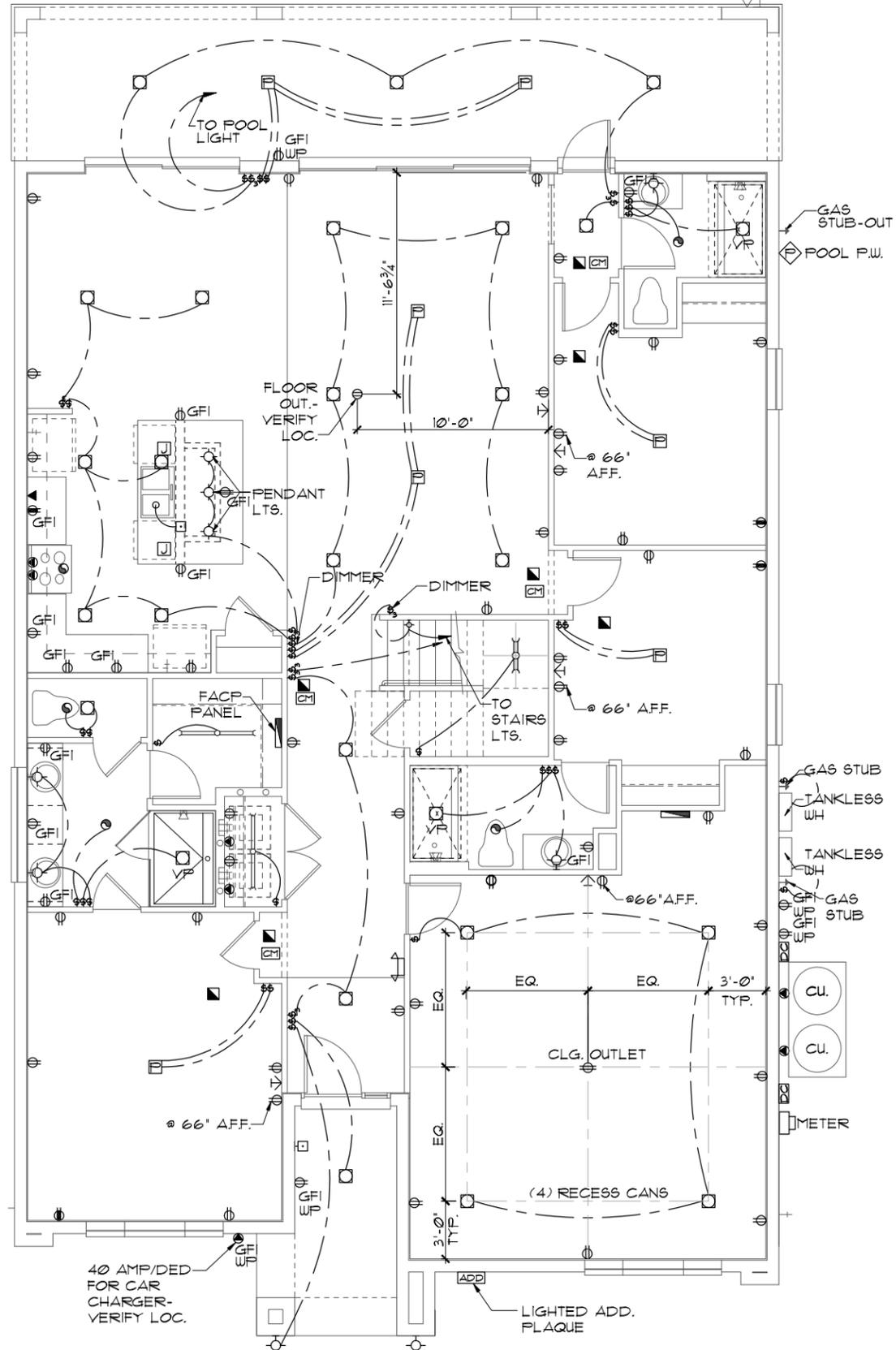
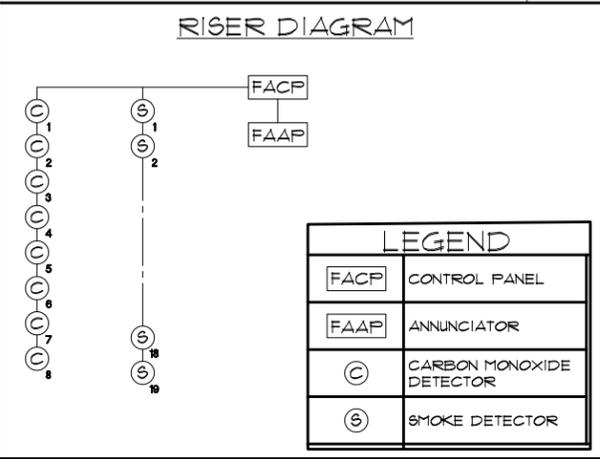
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**PARADISO GRANDE**

LOT: 000, PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 09C.1

OF SHEETS

**ITEG**  
THOMPSON ENGINEERING GROUP, INC.  
10000 W. BOULEVARD, SUITE 200  
ORLANDO, FLORIDA 32817  
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**Park Square HOMES**

**ELECTRICAL PLAN**

REVISIONS

REVISIONS	BY
07-02-21	RDC

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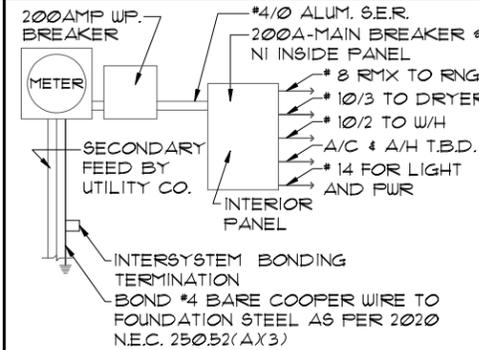
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**ELECTRICAL RISER DIAGRAM**

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.

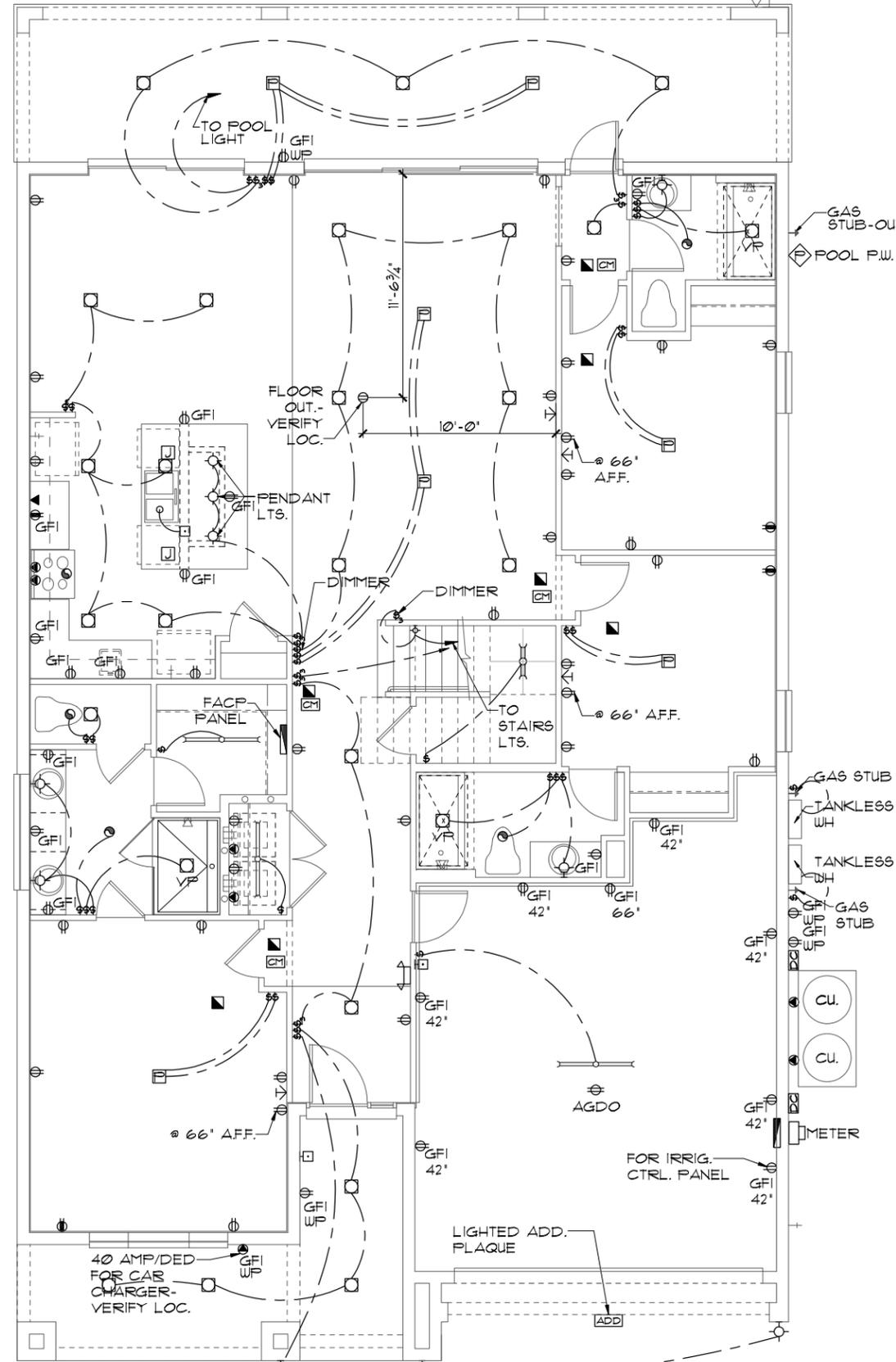
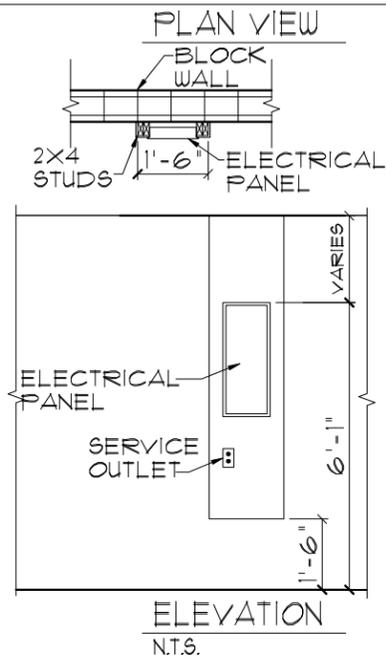
Concrete-encased electrodes can be horizontal or vertical and must be at least 20 ft. long.

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.

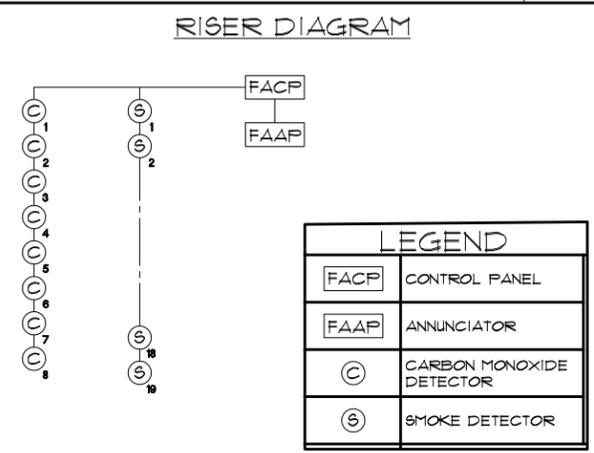
Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings 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 the 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 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, PREWIRE
⊙	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 "D"**  
 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**

**PARADISO GRANDE**

A DIVISION OF PARK SQUARE ENTERPRISES, INC.  
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**ITEG**  
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 Fax: (407) 754-1700  
 www.iteg.com

**REVISIONS**

NO.	DATE	BY
07-02-21		RDC

**4003**

DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET 09D.0  
 OF SHEETS

**OASIS**

**PARADISO GRANDE**

**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. F280.17

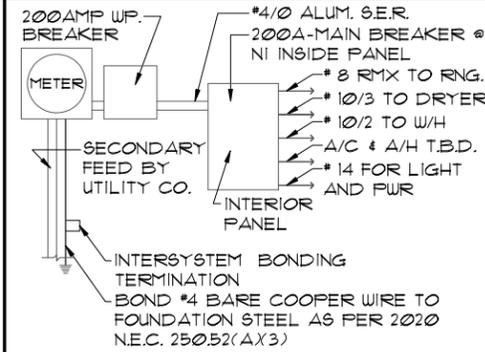
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

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**

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.

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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.

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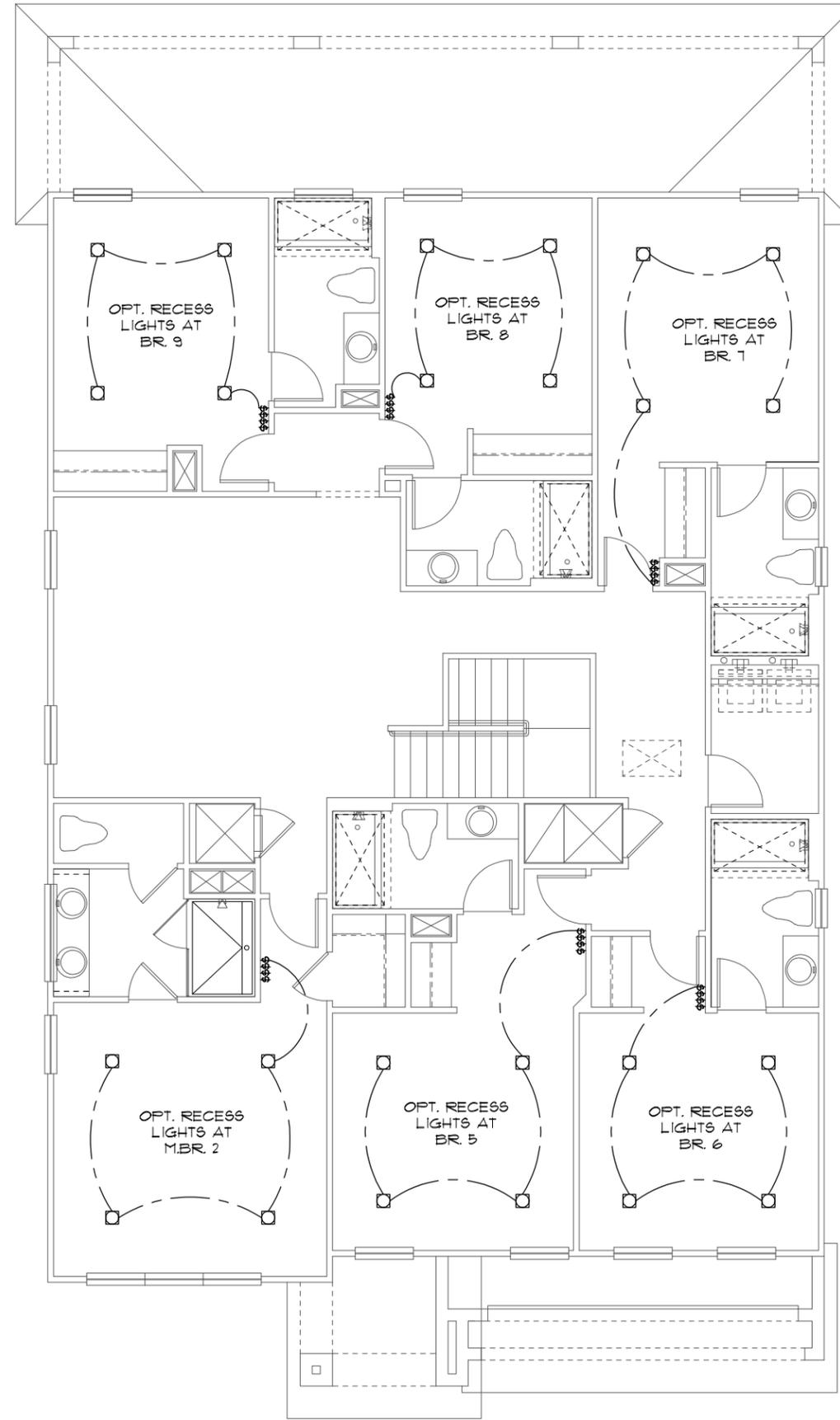
NOTE: IF MORE THAN 12 SMOKE ALARMS OR CARBON MONOXIDE ALARM COMBINATION ARE INSTALLED IN THE HOME CRIME PREVENTION WILL PULL A SEPARATE FIRE PERMIT AND THE SYSTEM WILL BE MONITORED

**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
Ⓢ	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, PREWIRE
Ⓢ	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

**UPPER 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)

PARADISO GRANDE

ELECTRICAL PLAN

OASIS

PARADISO GRANDE

REVISIONS	BY
07-02-21	RDC

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

**Park Square HOMES**

4003

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003

SHEET 10.0 OF SHEETS

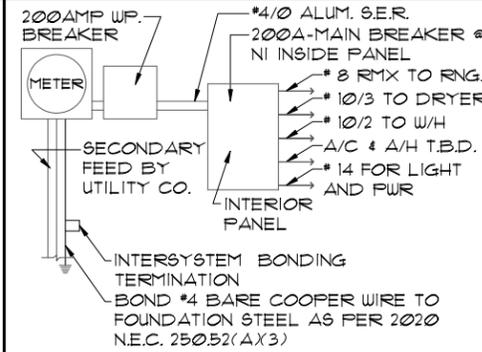
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LOT: 0000, PARADISO GRANDE

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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.
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  - 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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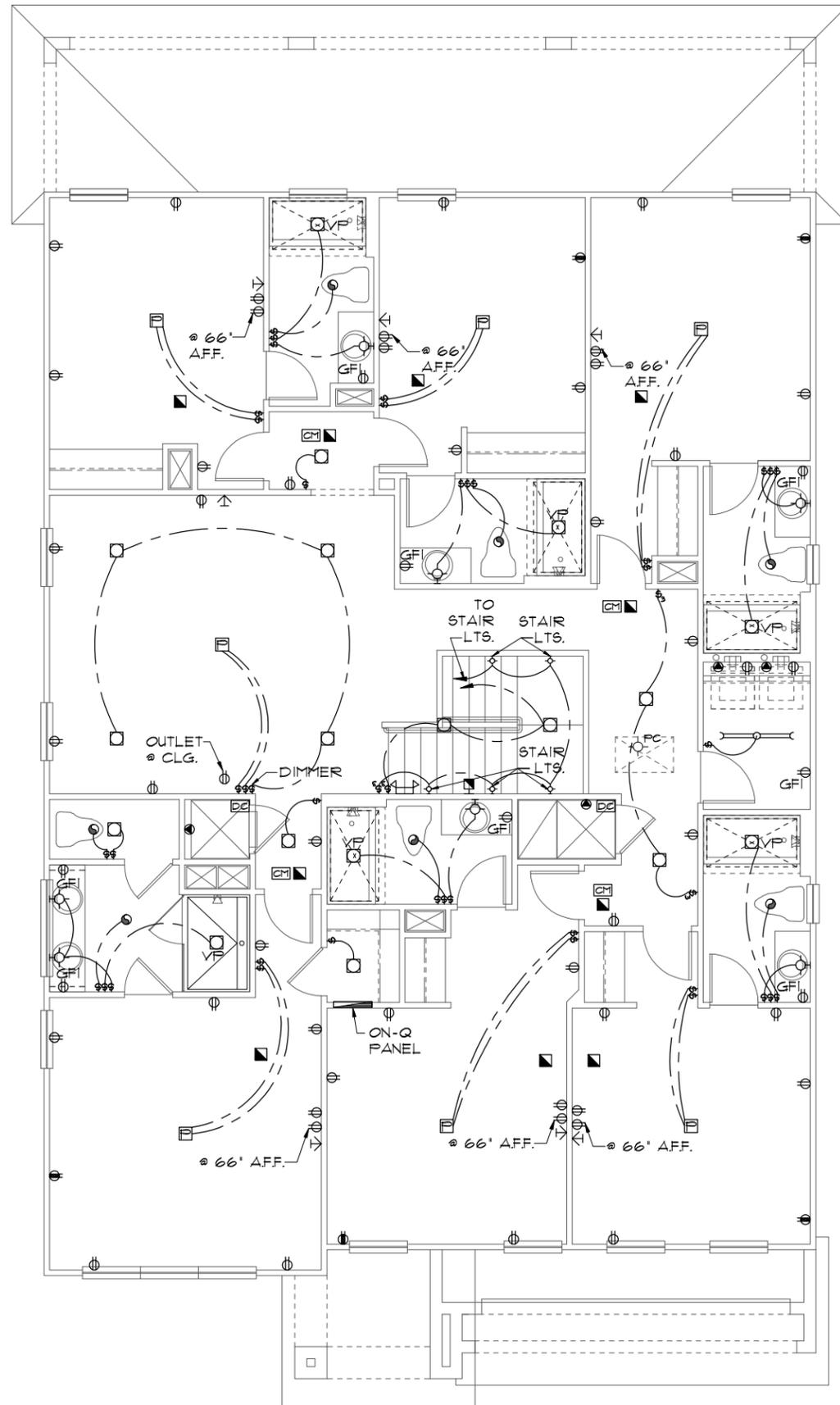
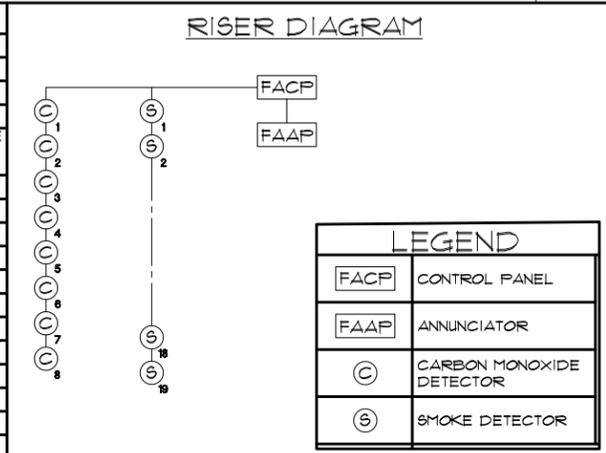
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ELECTRICAL LEGEND	
⊞	SINGLE POLE SWITCH
⊞	THREE WAY SWITCH
⊞	OUTLET 110-115
⊞	OUT. 110-115, SPLIT WIRED
⊞	OUT. 110-115, W/ USB
⊞	OUT. 110-115, CLG. MOUNT.
⊞	OUT. 110-115, FLR. MOUNT.
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⊞	CEILING FAN, INSTALL
⊞	ELECT. JUNCTION BOX
⊞	THERMOSTAT
⊞	DISCONNECT SWITCH
⊞	ELEC. POWER METER



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

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**LOT: 000, PARADISO GRANDE**

**PARADISO GRANDE**

**OASIS**

**PARADISO GRANDE**

**4003**

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 10A.0  
OF SHEETS

REVISIONS BY  
07-02-21 RDC

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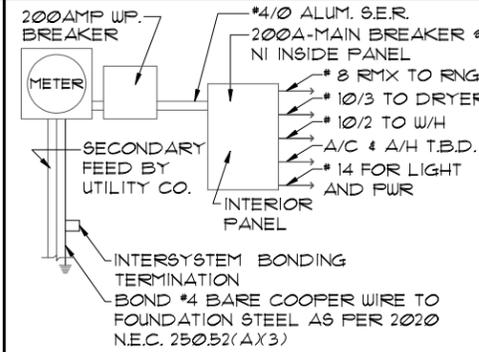
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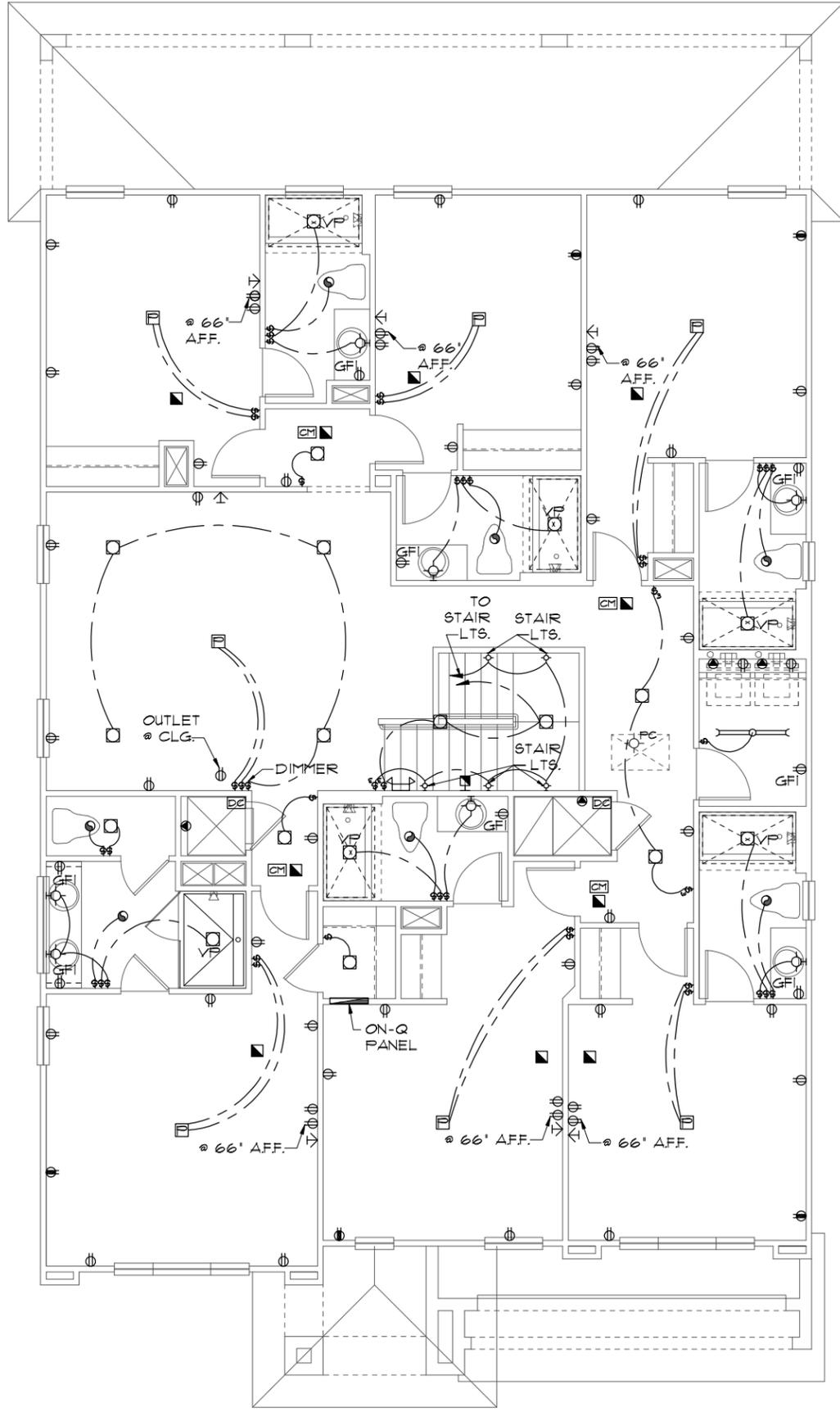
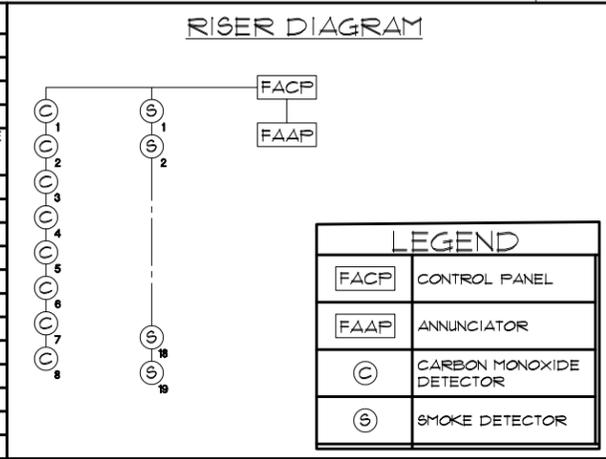
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Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if 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 the 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 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.
⊞	SFCL. 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, PREWIRE
⊞	CEILING FAN, INSTALL
⊞	ELECT. JUNCTION BOX
⊞	THERMOSTAT
⊞	DISCONNECT SWITCH
⊞	ELEC. POWER METER



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

LOT: 000, 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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www.iteg.com

REVISIONS BY  
07-02-21 RDC

ELECTRICAL PLAN

OASIS  
PARADISO GRANDE

4003

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 10B.0  
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. F2801.1

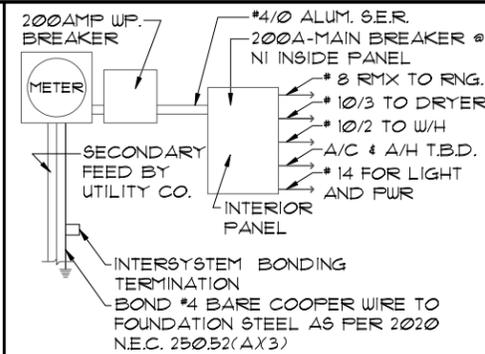
9.) ALL EQUIPMENT & APPLIANCES, INCLUDING WATER HEATERS HAVING AN IGNITION SOURCE TO BE ELEVATED SUCH THAT THE SOURCE OF IGNITION IS MINIMUM 18" ABOVE GARAGE FLOOR UNLESS IT IS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. IAW FBCR 2023, 8TH ED.

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**

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.

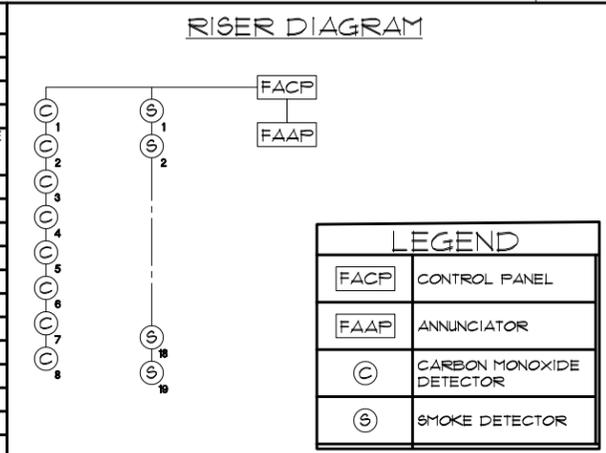
There are two types of concrete-encased electrodes: (1) steel reinforcing bars or rods which are not less than 1/2 inch in diameter and at least 20 ft. long, encased in 2 inches of concrete; (2) 20 ft. of bare copper conductor not smaller than No. 4 AWG encased in 2 inches of concrete.

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.

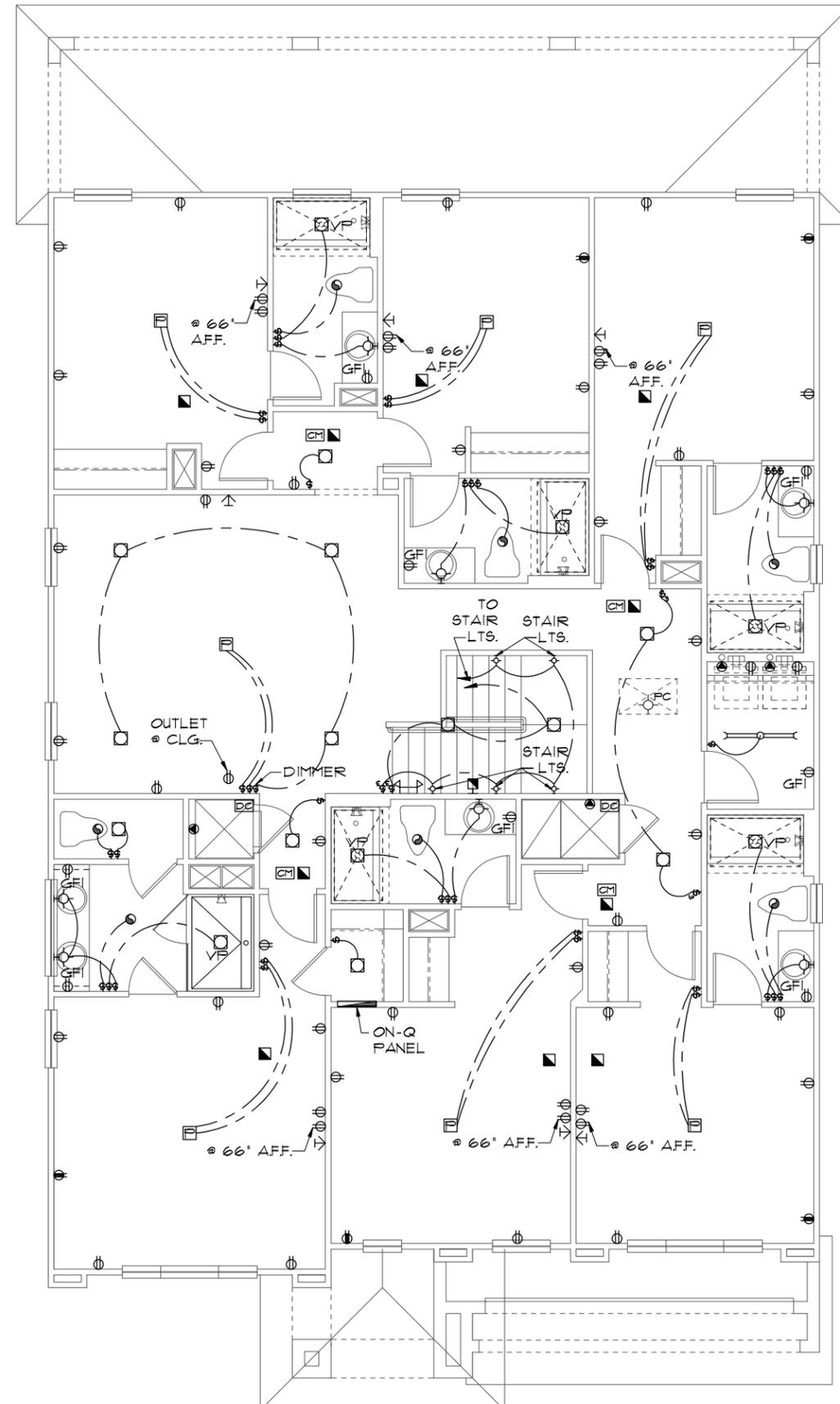
Section 250.50 requires a concrete-encased electrode to be connected to the grounding electrode system if it is present. Several states have modified this requirement to say a concrete-encased electrode must be used as a grounding electrode only if it is available. In those jurisdictions, if the footings 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 the reinforcing rod is not required.

**NOTE: THE FIRE ALARM SYSTEM WILL CONSIST OF (1) FIRE ALARM CONTROL PANEL - 32 ZONE GMC-FW32CONVKT WITH (1) SMOKE DETECTOR OVER FIRE ALARM CONTROL PANEL. ALL INSTALLATION FOR THIS MACURCO CARBON MONOXIDE DETECTOR CM-E1&CONVENTIONAL SMOKE DETECTION FIREWOLF FW2-S SHALL BE INSTALLED PURSUANT THE MANUFACTURE REQUIREMENTS AND NEC 2020 CODE REQUIREMENTS**

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.
⊞	SFCL. 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
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⊞	CHIMES
⊞	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
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⊞	PUSH BUTTON
⊞	EXHAUST FAN
⊞	EX. FAN/LIGHT COMBO
⊞	DISPOSAL
⊞	ELECTRICAL PANEL
⊞	CEILING FAN, PREWIRE
⊞	CEILING FAN, INSTALL
⊞	ELECT. JUNCTION BOX
⊞	THERMOSTAT
⊞	DISCONNECT SWITCH
⊞	ELEC. POWER METER



LEGEND	
FACP	CONTROL PANEL
FAAP	ANNUNCIATOR
C	CARBON MONOXIDE DETECTOR
S	SMOKE DETECTOR



**UPPER ELECTRICAL PLAN "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: 000, PARADISO GRANDE**

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www.iteg.com

**Park Square HOMES**

**ELECTRICAL PLAN**

**OASIS**

**PARADISO GRANDE**

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 10C.0  
SHEETS OF

REVISIONS	BY
07-02-21	RDC

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

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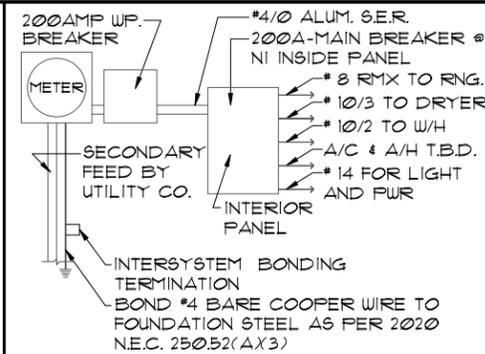
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12.) ALL DWELLING UNIT RECEPTACLE WILL BE IN ACCORDANCE WITH NFPA70-NEC2020 - ARTICLE 210-52



**ELECTRICAL RISER DIAGRAM**

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

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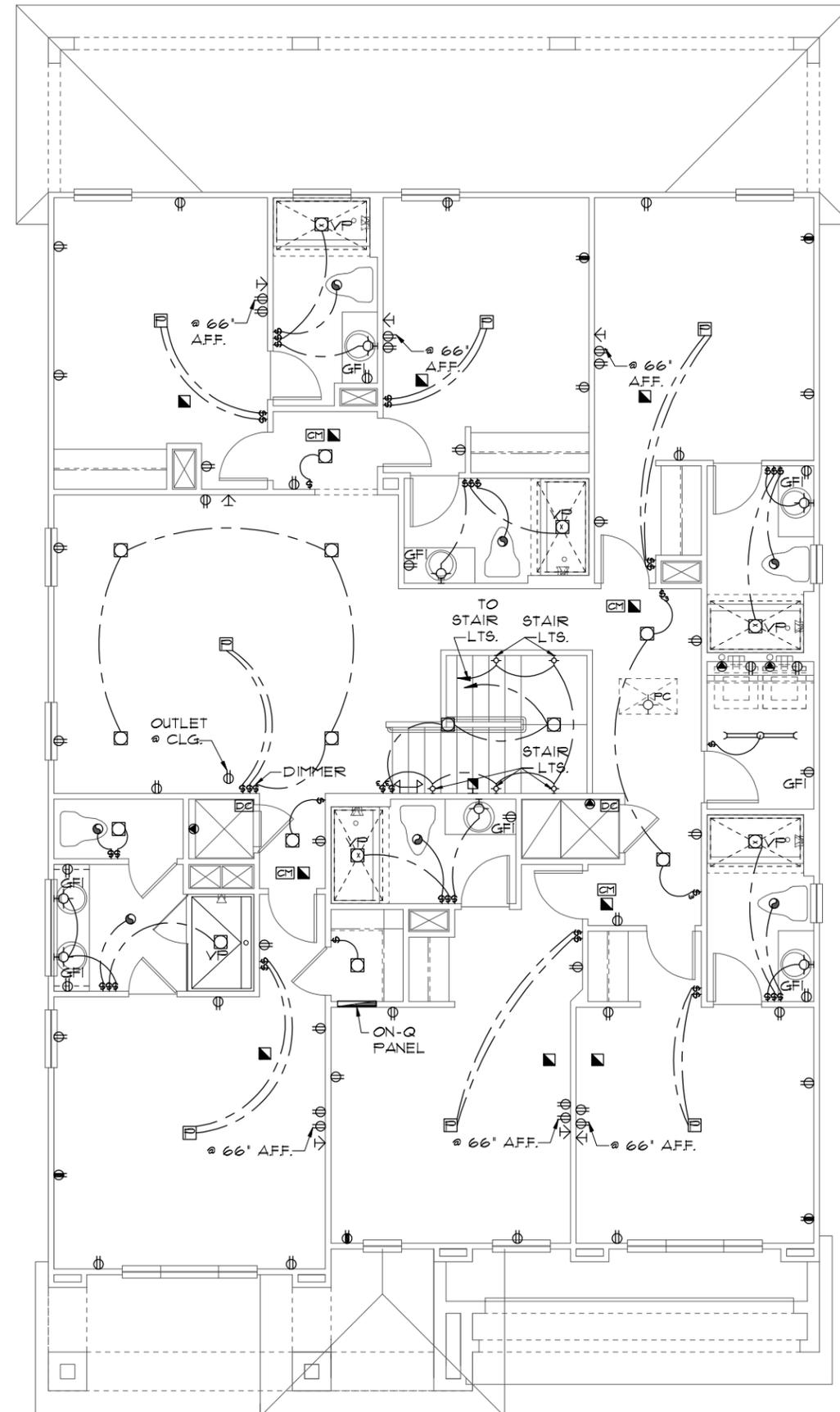
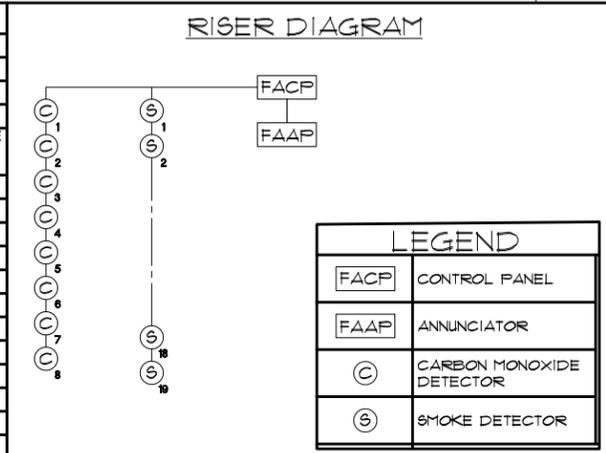
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ELECTRICAL LEGEND	
⊞	SINGLE POLE SWITCH
⊞	THREE WAY SWITCH
⊞	OUTLET 110-115
⊞	OUT. 110-115, SPLIT WIRED
⊞	OUT. 110-115, W/ USB
⊞	OUT. 110-115, CLG. MOUNT.
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⊞	LIGHT FIXT., CLG. MTD.
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⊞	LIGHT FIXT., FULL CHAIN
⊞	LED LIGHT FIXT., FLORESCENT
⊞	LIGHT FIXT., EXT. FLOODS
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⊞	SMOKE DETECTOR/SMOKE ALARM W/INTEGRATED SOUNDER BASE
⊞	CARBON MONOXIDE
⊞	PUSH BUTTON
⊞	EXHAUST FAN
⊞	EX. FAN/LIGHT COMBO
⊞	DISPOSAL
⊞	ELECTRICAL PANEL
⊞	CEILING FAN, PREWIRE
⊞	CEILING FAN, INSTALL
⊞	ELECT. JUNCTION BOX
⊞	THERMOSTAT
⊞	DISCONNECT SWITCH
⊞	ELEC. POWER METER



**UPPER ELECTRICAL PLAN "D"**  
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

**PARADISO GRANDE**

OASIS PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 10D.0

SHEETS

REVISIONS BY

07-02-21	RDC
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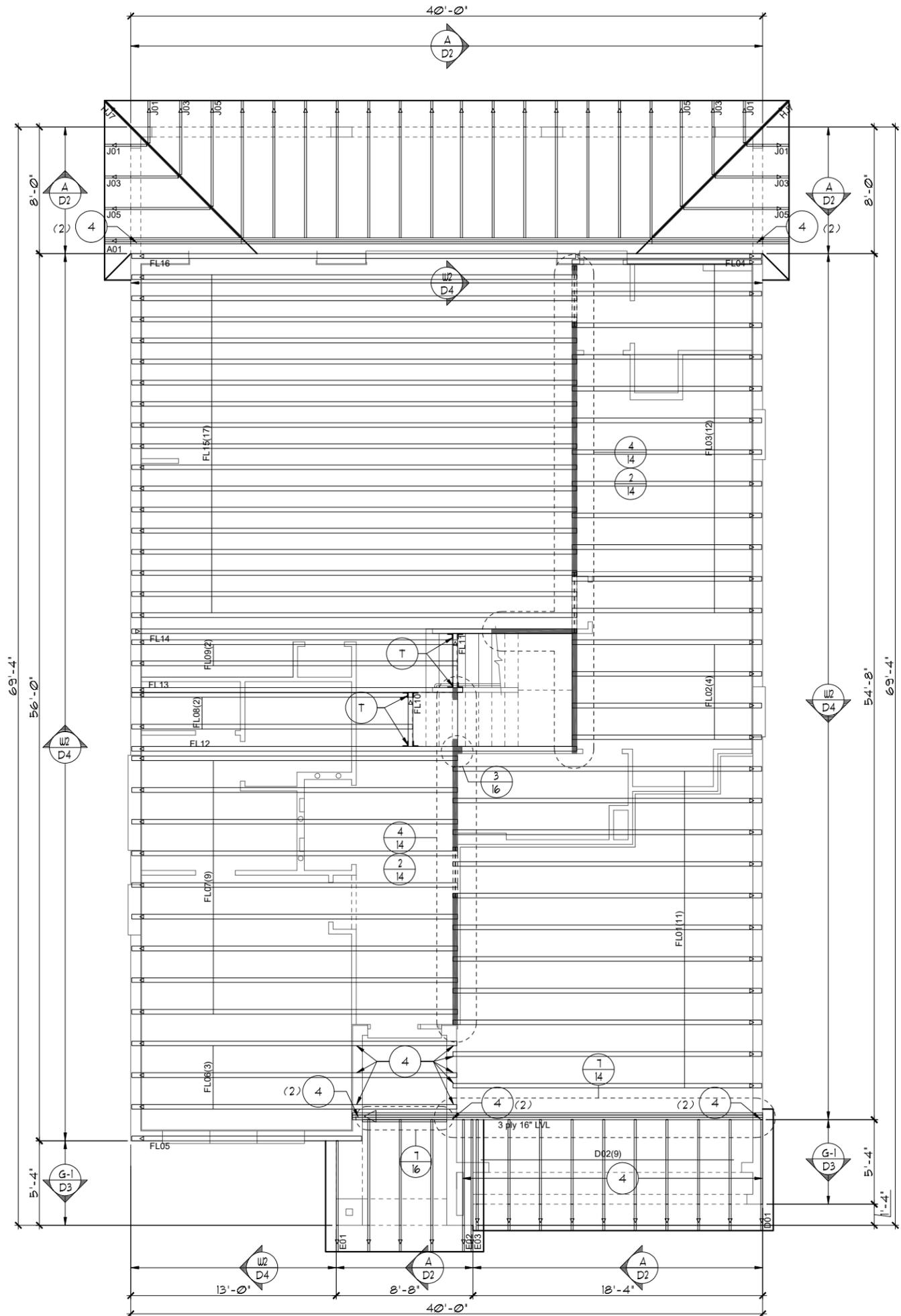
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**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE **8'** UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE **20"** UNLESS OTHERWISE NOTED.
3. 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 1TH EDITION (2020) FLORIDA RESIDENTIAL CODE.
4. ALL ROOF TRUSSES, GIRDERS, BEAMS, HEADERS, ETC. TO BE SIZED BY TRUSS MANUFACTURER OR FL. REG. ENG.
5. 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/WTCA BC61.1.
6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. SHINGLE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2020, 1TH EDITION R905.1.1. - 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.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - LOMANCO : (2) 9 1/4" DIA. CIRCLES
  - MILLENIUM METAL : 2 1/2" X 46" HOLE

**TRUSS LAYOUT "A"**

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



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REVISIONS	BY
07-02-21	RDC

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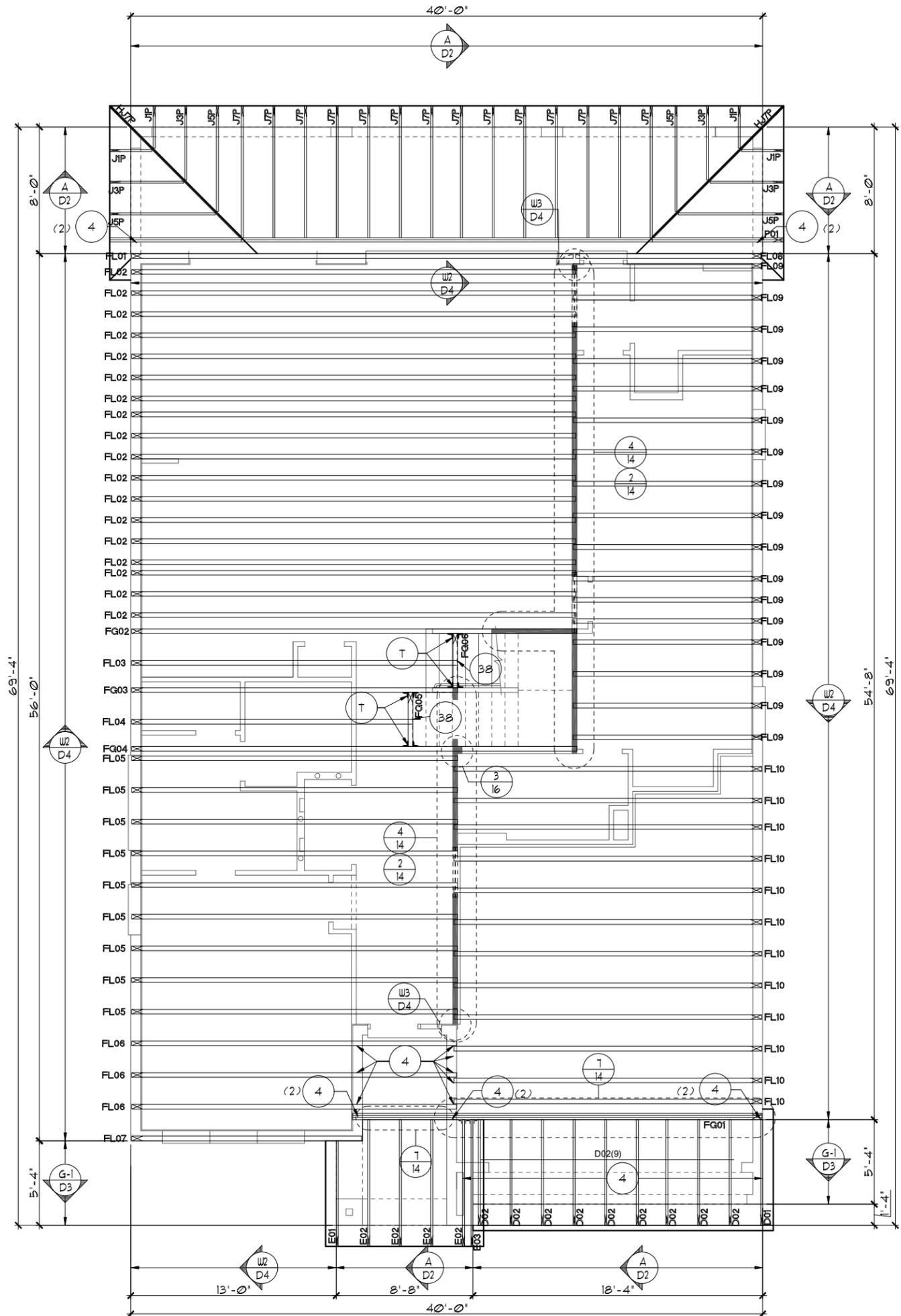
**TRUSS LAYOUT**

**OASIS**  
**PARADISO GRANDE**

**4003**  
 DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET **11A.0**  
 OF SHEETS

**NOTES**

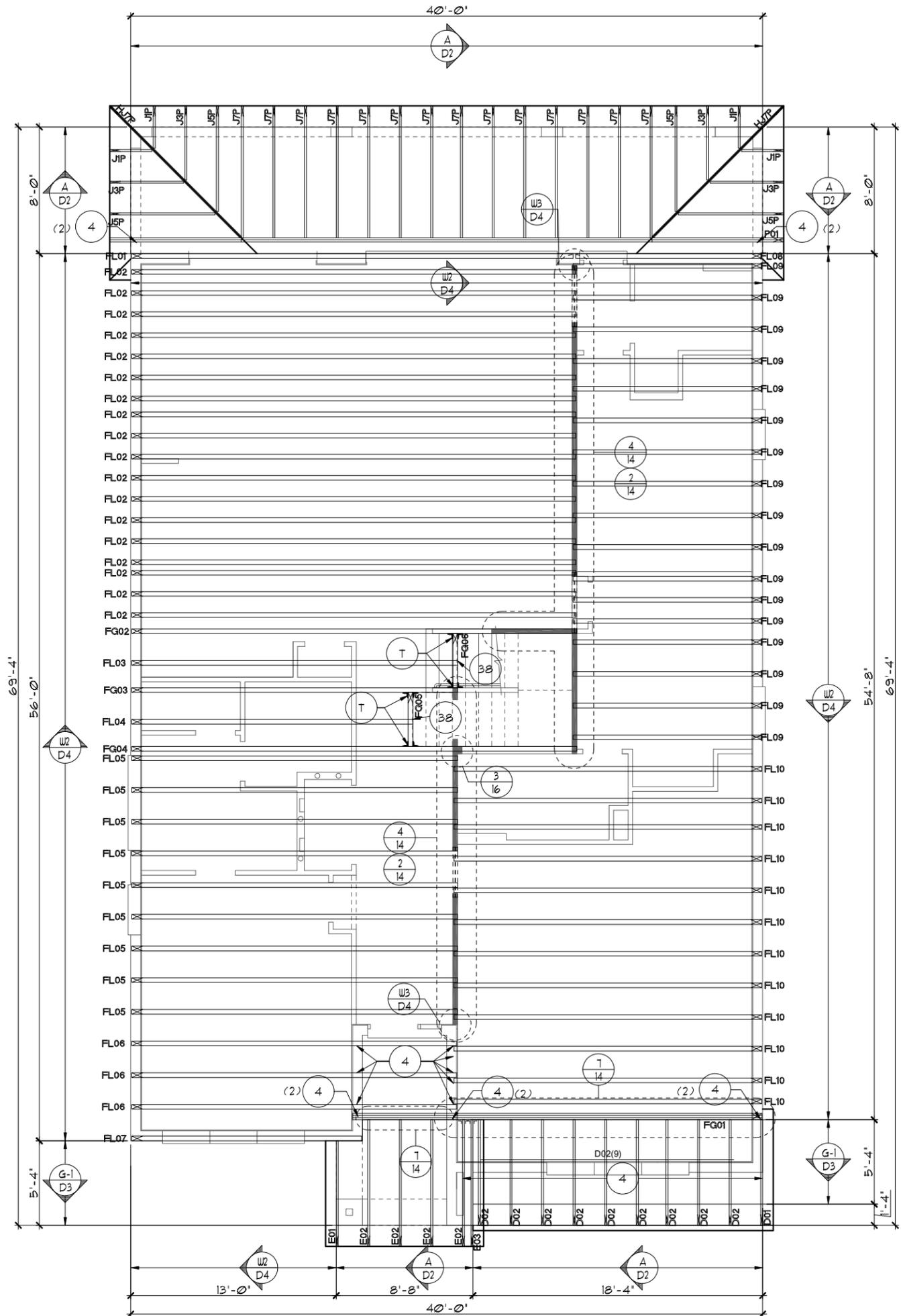
1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. PROVIDE AND INSTALL FLASHING AND ROOFING AS PER NATIONAL ROOFING AND SHEET METAL ASSOC. STANDARDS AND/OR ACCEPTABLE INDUSTRY PRACTICE AND IN ACCORDANCE WITH THE 8TH EDITION (2023) FLORIDA RESIDENTIAL CODE.
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6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3.  
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 R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
• O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5





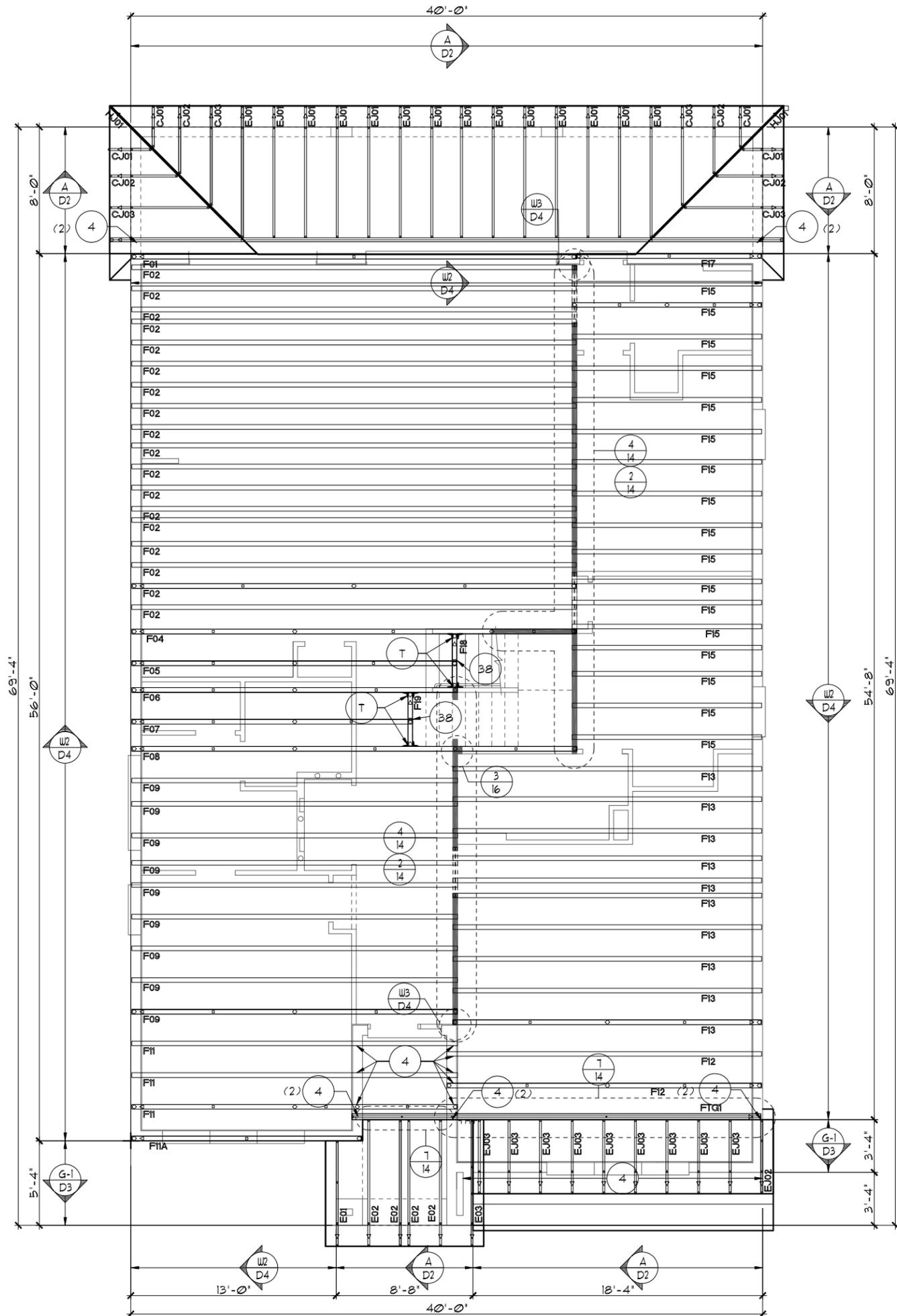
**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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.
4. ALL ROOF TRUSSES, GIRDERS, BEAMS, HEADERS, ETC. TO BE SIZED BY TRUSS MANUFACTURER OR FL. REG. ENG.
5. 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 BC91 I.
6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3.  
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 R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
• O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



NOTES

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
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• O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



TRUSS 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, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 0000, PARADISO GRANDE

OASIS

PARADISO GRANDE

TRUSS LAYOUT

4003

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 11A.1  
OF SHEETS

PARADISO GRANDE

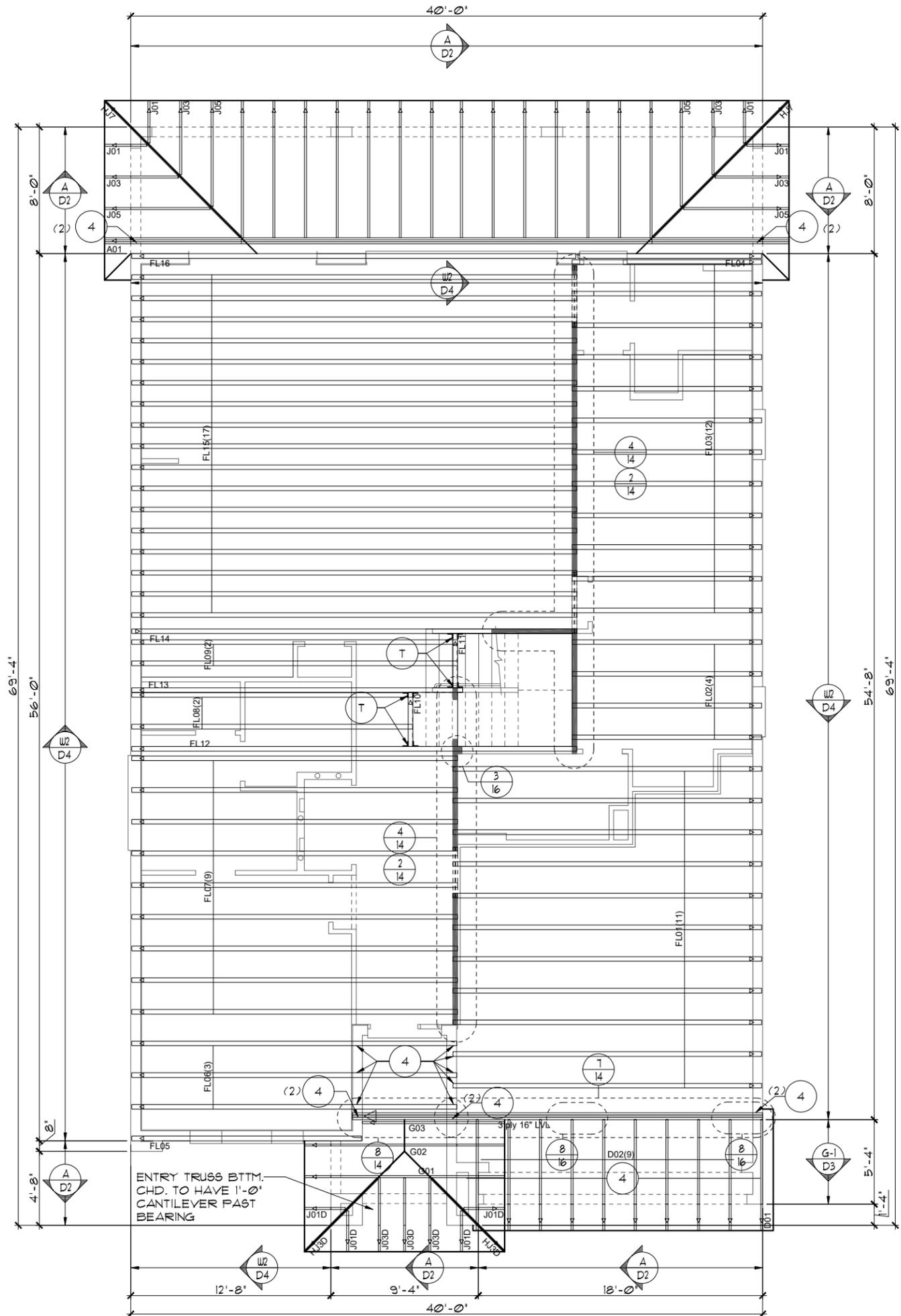
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Orlando, Florida, 32811  
Phone: (407) 529-3000

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Orlando, FL 32817  
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Fax: (407) 734-1790  
www.iteg.com

**NOTES**

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8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
• O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2020, 11TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "B"**

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

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<p><b>TRUSS LAYOUT</b></p>	<p><b>PARADISO GRANDE</b></p>
<p>4003</p>	<p>DATE 04-09-21</p>
<p>SCALE AS NOTED</p>	<p>DRAWN RDC</p>
<p>JOB 4003</p>	<p>SHEET 11B.0</p>
<p>OF SHEETS</p>	<p>OF SHEETS</p>

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07-02-21	RDC

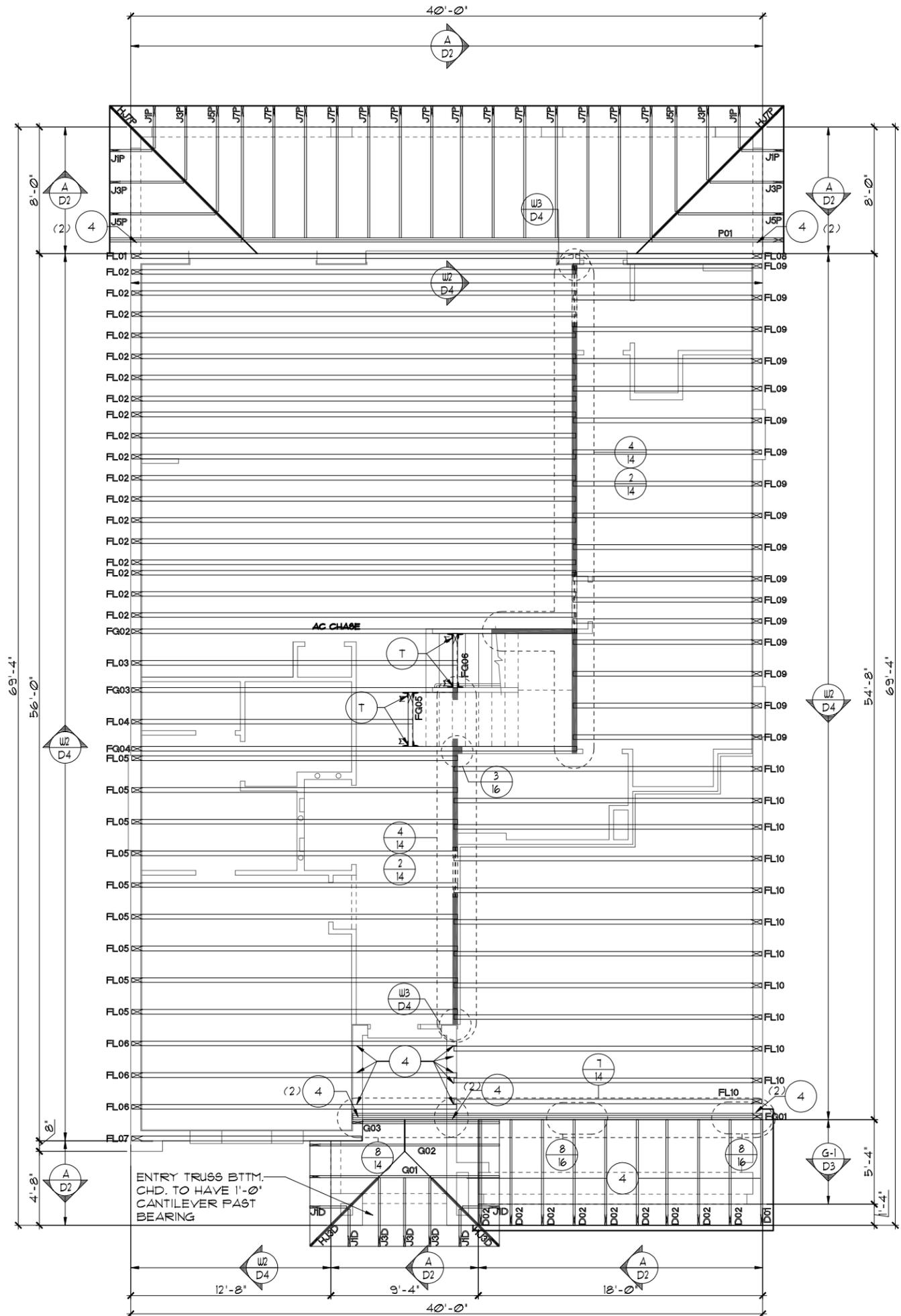
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www.iteg.com

**Park Square HOMES**

**PARADISO GRANDE**

**NOTES**

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6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3. Underlayment materials required to comply with ASTM D226, D1910, D4869 and D6757 shall bear a label indicating compliance to the standard designation and, if applicable, type classification indicated in Table R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "B"**

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

PARADISO GRANDE

TRUSS LAYOUT

OASIS

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**Park Square HOMES**

TRUSS LAYOUT

OASIS

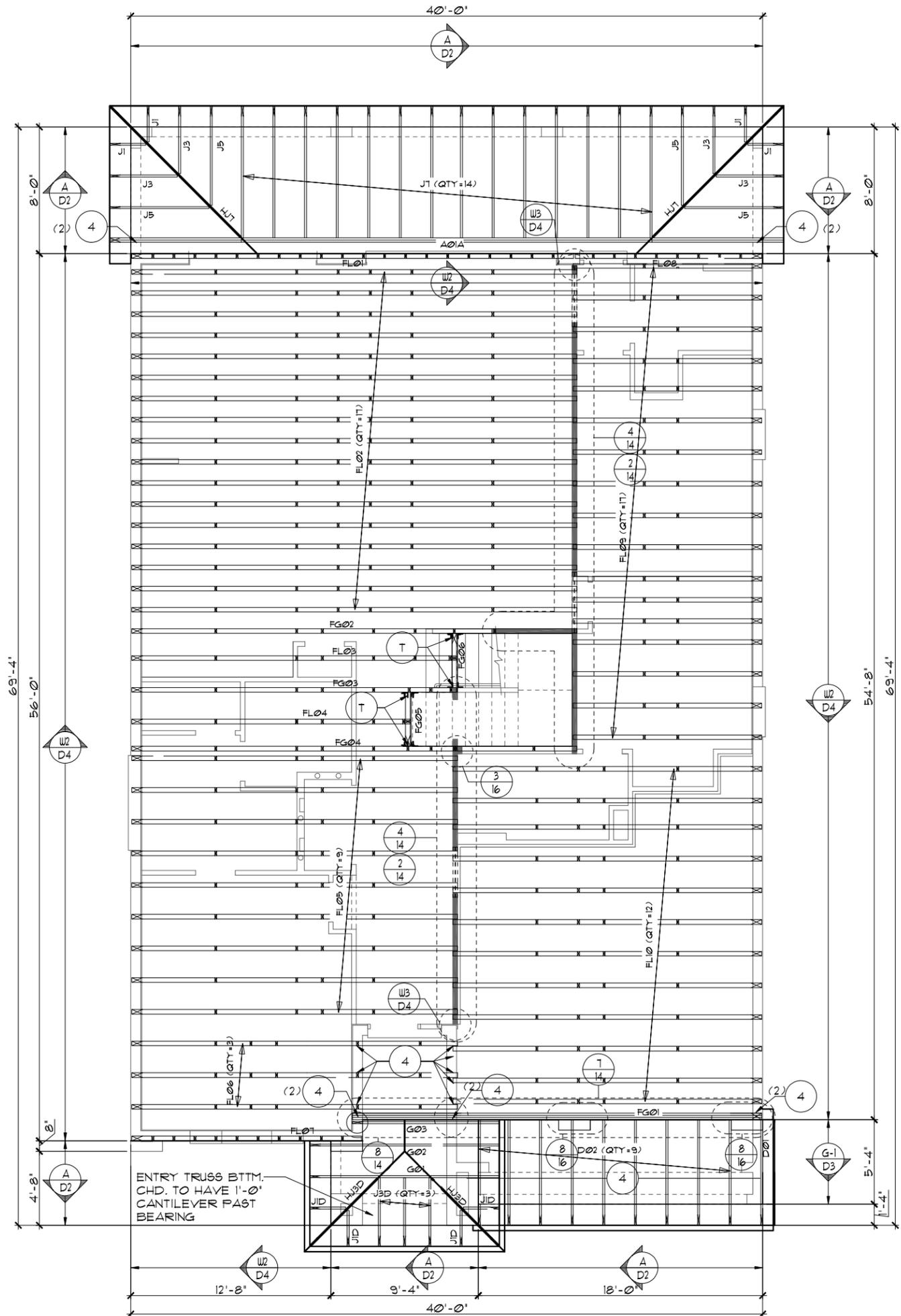
PARADISO GRANDE

4003
DATE 04-09-21
SCALE AS NOTED
DRAWN RDC
JOB 4003
SHEET 11B.0
OF SHEETS

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6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
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8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2020, 11TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "B"**

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

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**LOT: 0000, PARADISO GRANDE**

<p style="writing-mode: vertical-rl; transform: rotate(180deg);"><b>PARADISO GRANDE</b></p>	
<p style="writing-mode: vertical-rl; transform: rotate(180deg);">OASIS</p>	<p style="writing-mode: vertical-rl; transform: rotate(180deg);">PARADISO GRANDE</p>
<p style="writing-mode: vertical-rl; transform: rotate(180deg);">TRUSS LAYOUT</p>	
<p style="writing-mode: vertical-rl; transform: rotate(180deg);">4003</p>	
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JOB	4003
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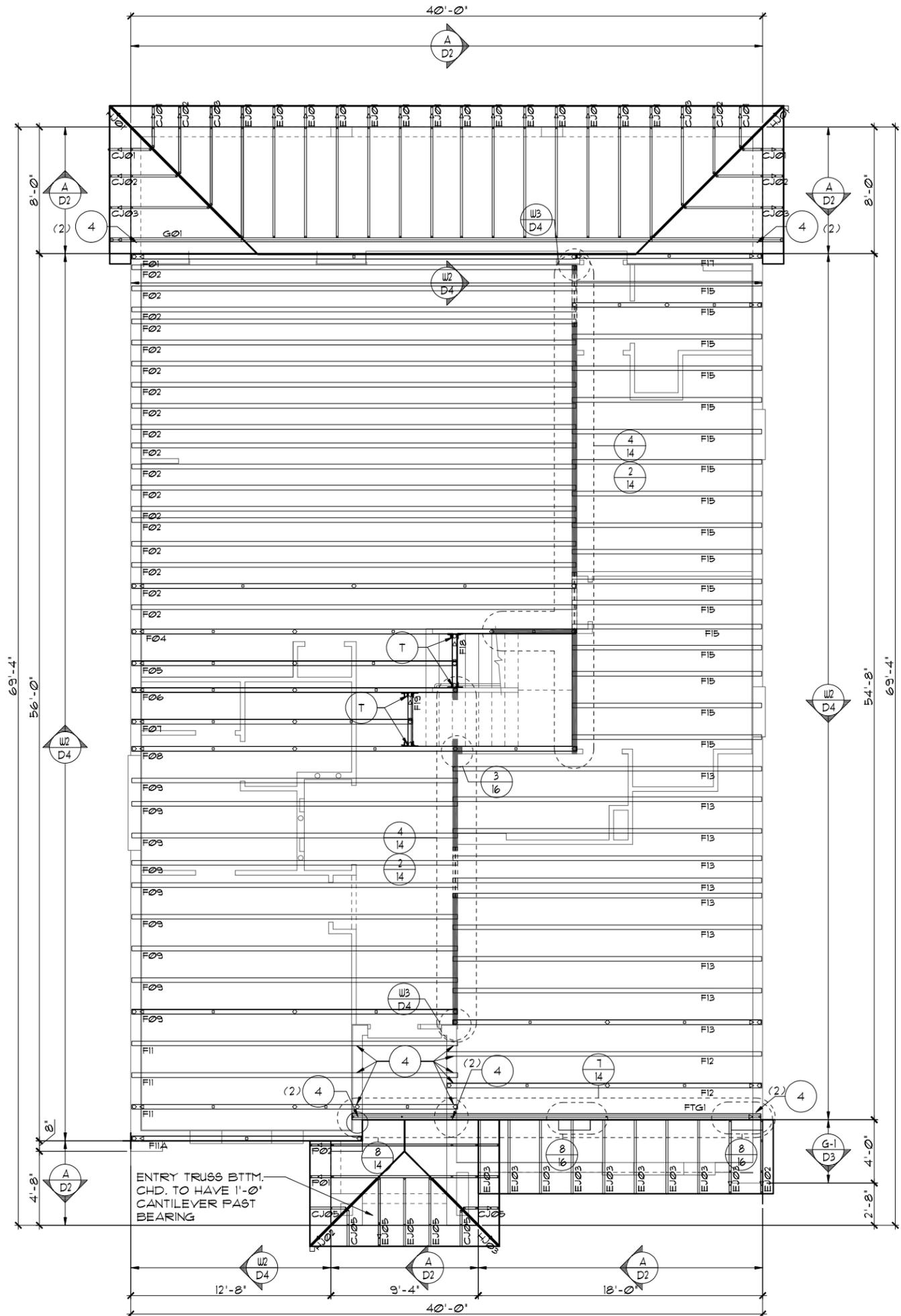
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**NOTES**

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2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
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5. 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 BC91 I.
6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2020, 11TH EDITION R305.3.3.  
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 R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
• O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2020, 11TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "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**

<b>PARADISO GRANDE</b>	
OASIS	PARADISO GRANDE
4003	DATE 04-09-21
SCALE AS NOTED	
DRAWN RDC	JOB 4003
SHEET	SHEETS
11B.1	OF

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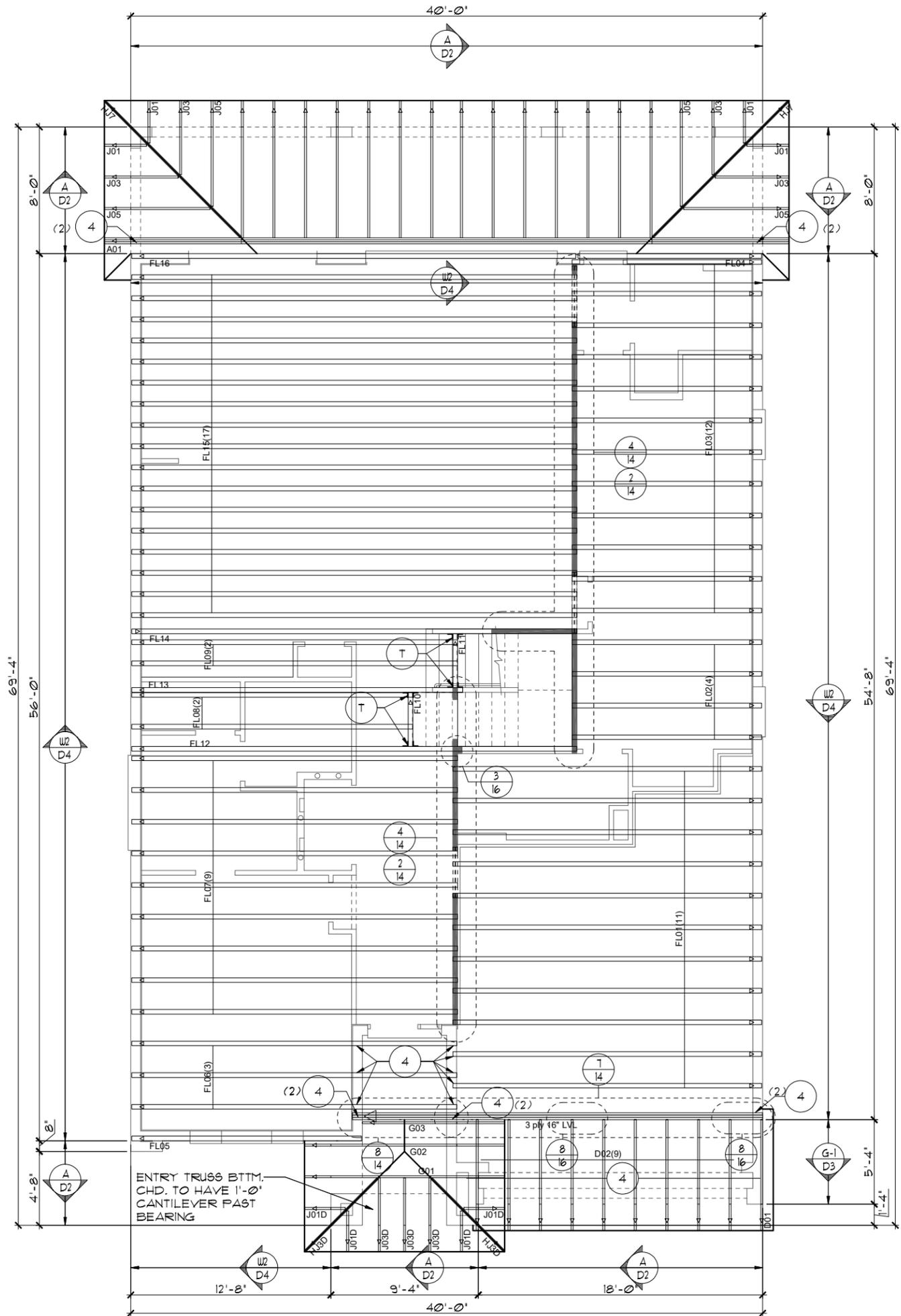
TRUSS LAYOUT  
 PARADISO GRANDE

**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE **8'** UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE **20'** UNLESS OTHERWISE NOTED.
3. 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 1TH EDITION (2020) FLORIDA RESIDENTIAL CODE.
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6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. SHINGLE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2020, 1TH EDITION R905.1.1. - Underlayment materials required to comply with ASTM D226, D1910, 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.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - LOMANCO : (2) 9 1/4" DIA. CIRCLES
  - MILLINIUM METAL : 2 1/2" X 46" HOLE

**TRUSS LAYOUT "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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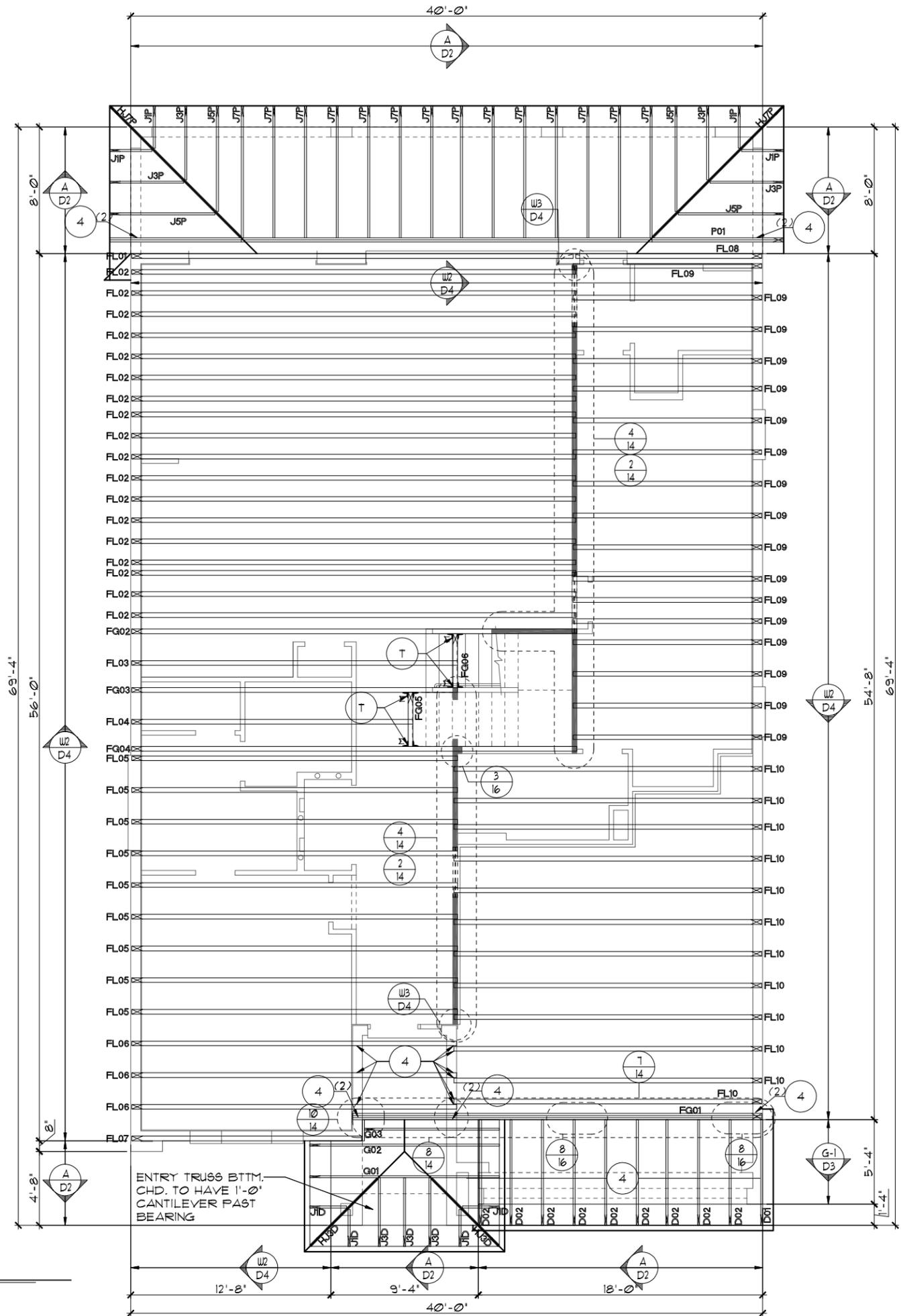
TRUSS LAYOUT

OASIS  
 PARADISO GRANDE

**4003**  
 DATE 04-09-21  
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 JOB 4003  
 SHEET  
**11C.0**  
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**TRUSS LAYOUT "C"**

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**TRUSS LAYOUT**

**OASIS**

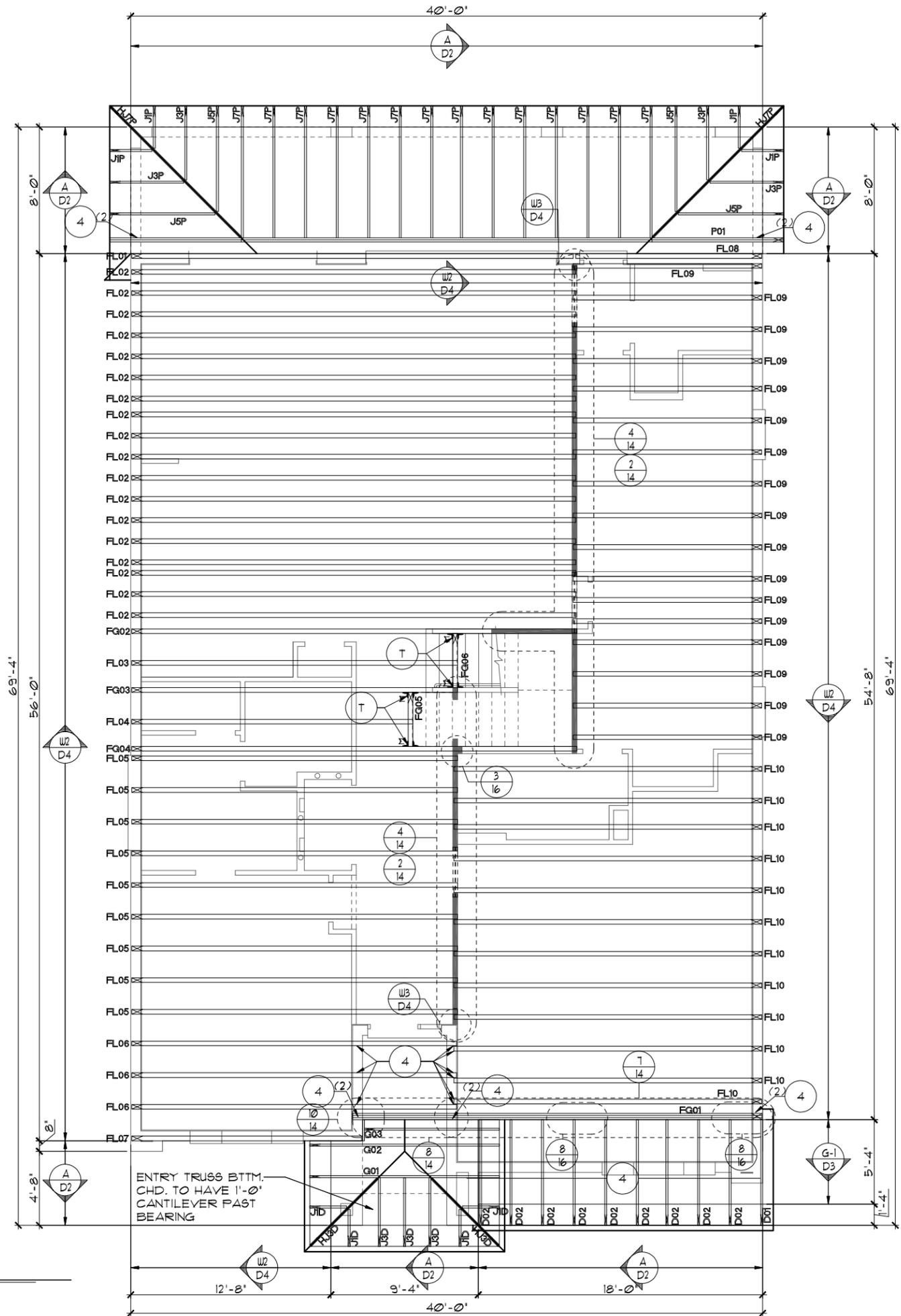
**PARADISO GRANDE**

**4003**

DATE	04-09-21
SCALE	AS NOTED
DRAWN	RDC
JOB	4003
SHEET	11C.0
OF SHEETS	OF

**NOTES**

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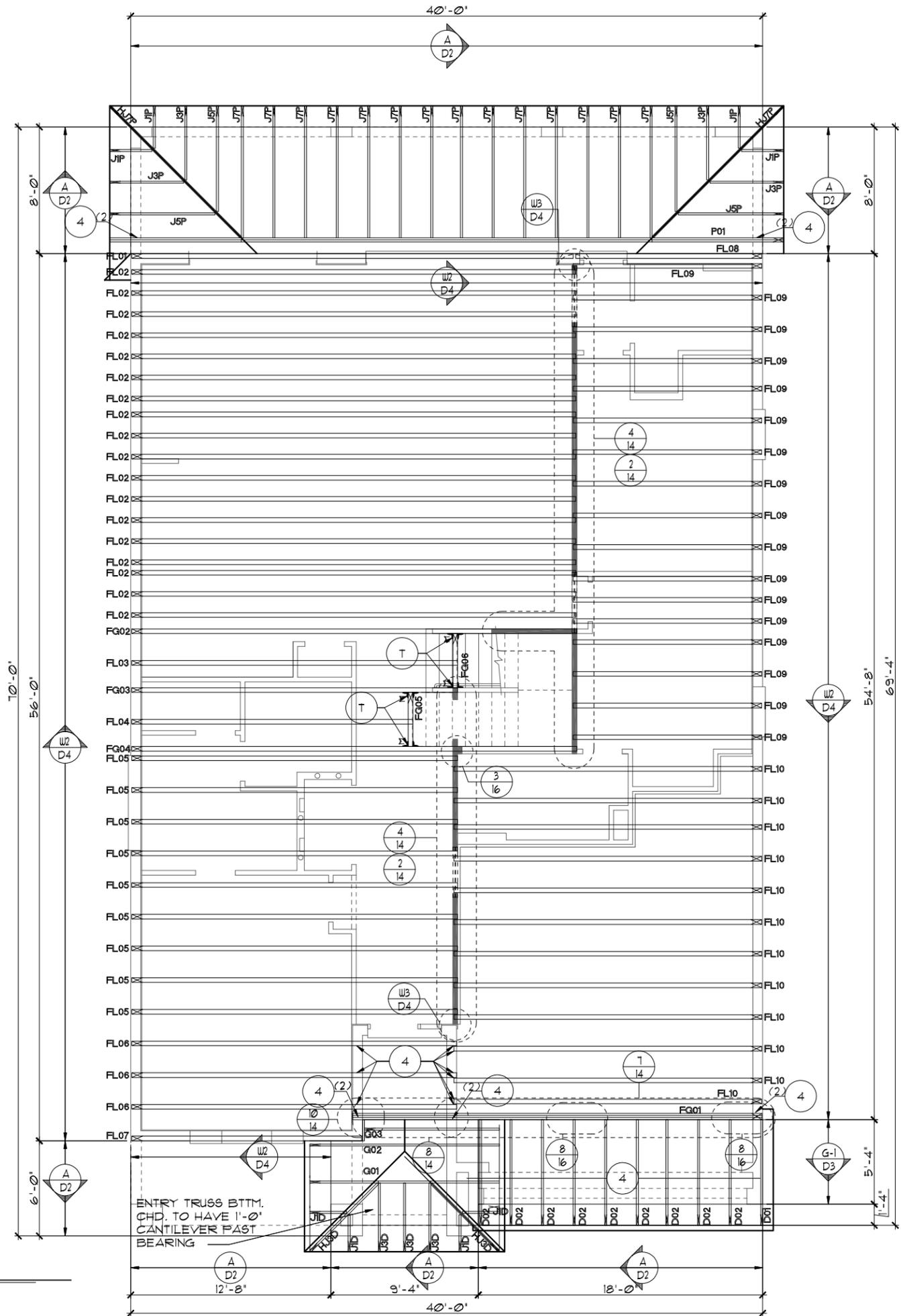
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<b>TRUSS LAYOUT</b>	
OASIS PARADISO GRANDE	
4003	
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**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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.
4. ALL ROOF TRUSSES, GIRDERS, BEAMS, HEADERS, ETC. TO BE SIZED BY TRUSS MANUFACTURER OR FL. REG. ENG.
5. 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 BC91.1.
6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3.  
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 R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
• O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "D"**

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**

<p style="writing-mode: vertical-rl; transform: rotate(180deg);"><b>PARADISO GRANDE</b></p>	
<p style="writing-mode: vertical-rl; transform: rotate(180deg);">OASIS</p>	<p style="writing-mode: vertical-rl; transform: rotate(180deg);">PARADISO GRANDE</p>
<p style="writing-mode: vertical-rl; transform: rotate(180deg);">4003</p>	
DATE	04-09-21
SCALE	AS NOTED
DRAWN	RDC
JOB	4003
SHEET	11D.0
OF	SHEETS

**ITEG**  
 THOMPSON ENGINEERING GROUP, INC.  
 5200 Vineland Road, Suite 200  
 Orlando, Florida, 32811  
 Phone: (407) 734-1790  
 www.iteg.com

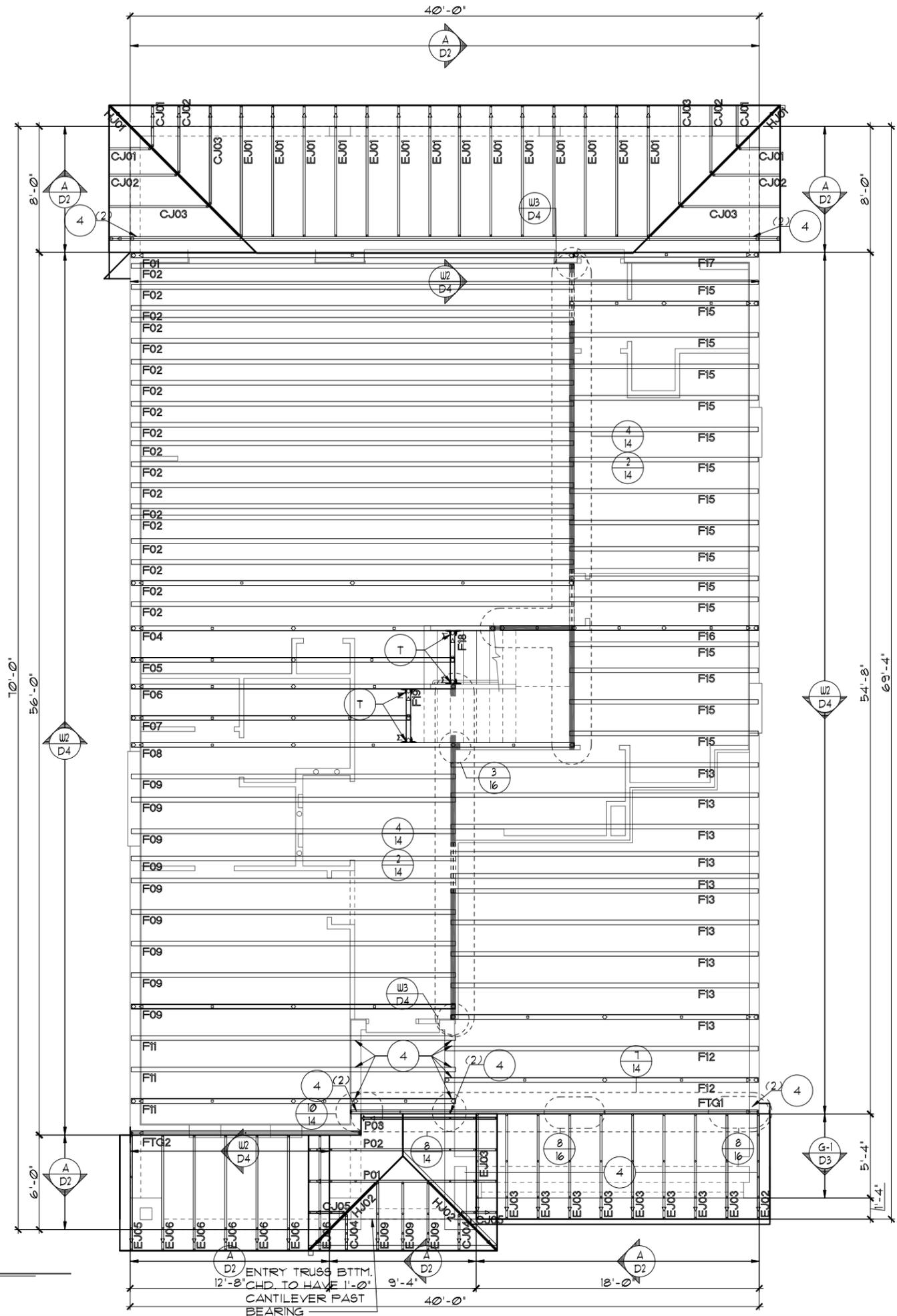
**Park Square HOMES**

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

REVISIONS	BY
07-02-21	RDC

**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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.
4. ALL ROOF TRUSSES, GIRDERS, BEAMS, HEADERS, ETC. TO BE SIZED BY TRUSS MANUFACTURER OR FL. REG. ENG.
5. 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 BC91 I.
6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3.  
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 R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
• O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "D"**

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**

**PARADISO GRANDE**

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

**Park Square HOMES**

**TRUSS LAYOUT**

REVISIONS	BY
07-02-21	RDC

DATE	04-09-21
SCALE	AS NOTED
DRAWN	RDC
JOB	4003
SHEET	11D.0
OF SHEETS	11D.0

### ATTIC VENTILATION CALCULATIONS

PER FBC2020 11TH 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:  $\frac{2,289\text{S.F.}}{300} = \frac{7,63\text{S.F.}}{\text{NET FREE REQUIRED}}$

UPPER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 97\text{S.F.} /VENT.  
 (TILE: O'HAGIN MODEL 'S', SHINGLE: LOMANCO T10-D OR MILLENNIUM METAL)  
 LOWER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/OFFITS @ EAVE: N/I @ 0.087\text{SF} VENTING/L.F.

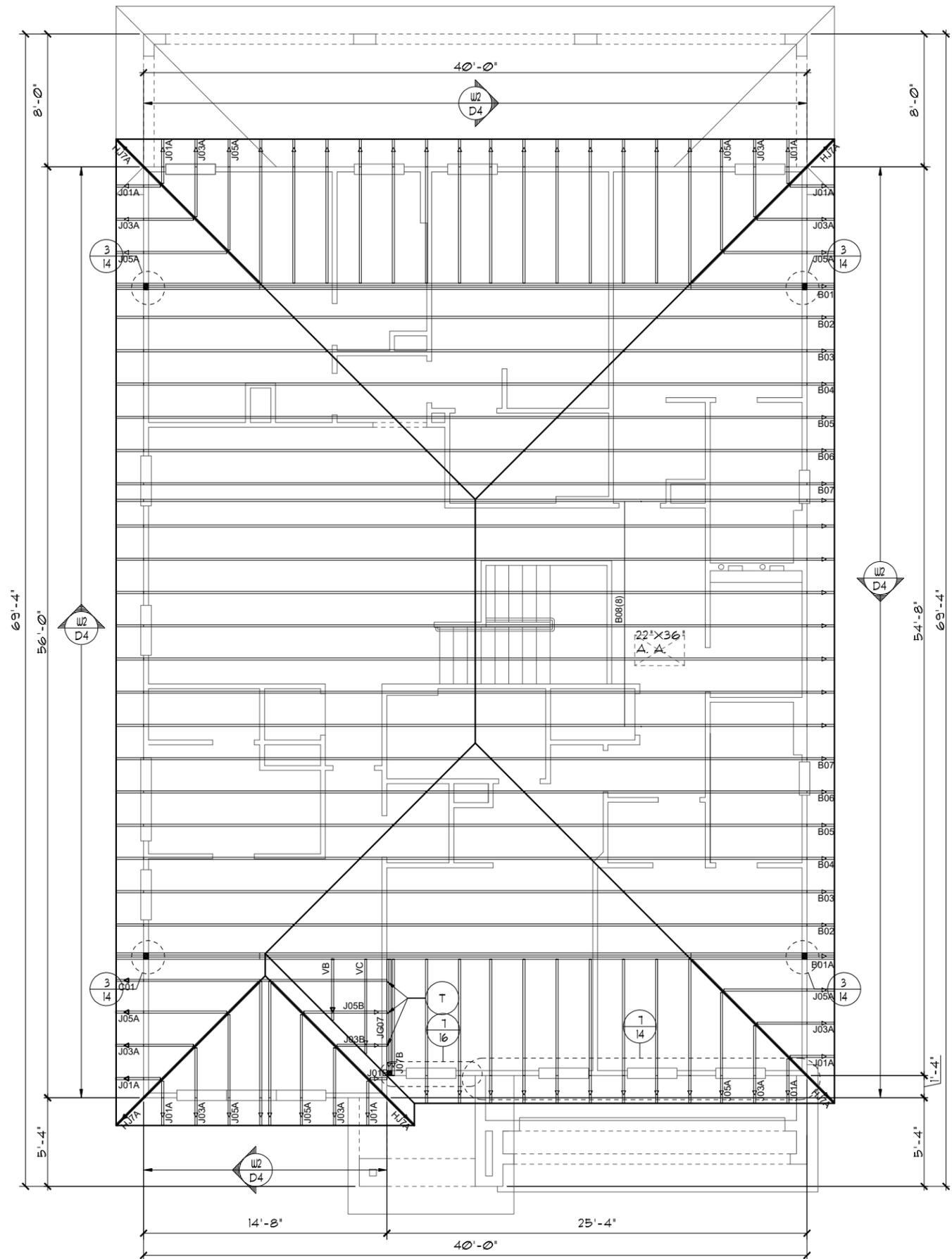
UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

### NOTES

1. TYPICAL ROOF GABLE OVERHANG TO BE **8"** UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE **20"** UNLESS OTHERWISE NOTED.
3. 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 11TH EDITION (2020) FLORIDA RESIDENTIAL CODE.
4. ALL ROOF TRUSSES, GIRDERS, BEAMS, HEADERS, ETC. TO BE SIZED BY TRUSS MANUFACTURER OR FL. REG. ENG.
5. 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/WTCA BCS1 I.
6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. SHINGLE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2020, 11TH EDITION R305.1.1. - 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 R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - LOMANCO : (2) 3 1/4" DIA. CIRCLES
  - MILLENNIUM METAL : 2 1/2" X 46" HOLE

### TRUSS 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, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

LOT: 000, PARADISO GRANDE

REVISIONS		BY
07-02-21	RDC	
A DIVISION OF PARK SQUARE ENTERPRISES, INC. 5200 Vineland Road, Suite 200 Orlando, Florida, 32811 Phone: (407) 529-3000		
		TRUSS LAYOUT
OASIS PARADISO GRANDE		4003
DATE	04-09-21	
SCALE	AS NOTED	
DRAWN	RDC	
JOB	4003	
SHEET	12A.0	
OF	SHEETS	

**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:  $\frac{2,289 \text{ SF.}}{300} = 7.63 \text{ SF.}$  NET FREE VENT. REQUIRED

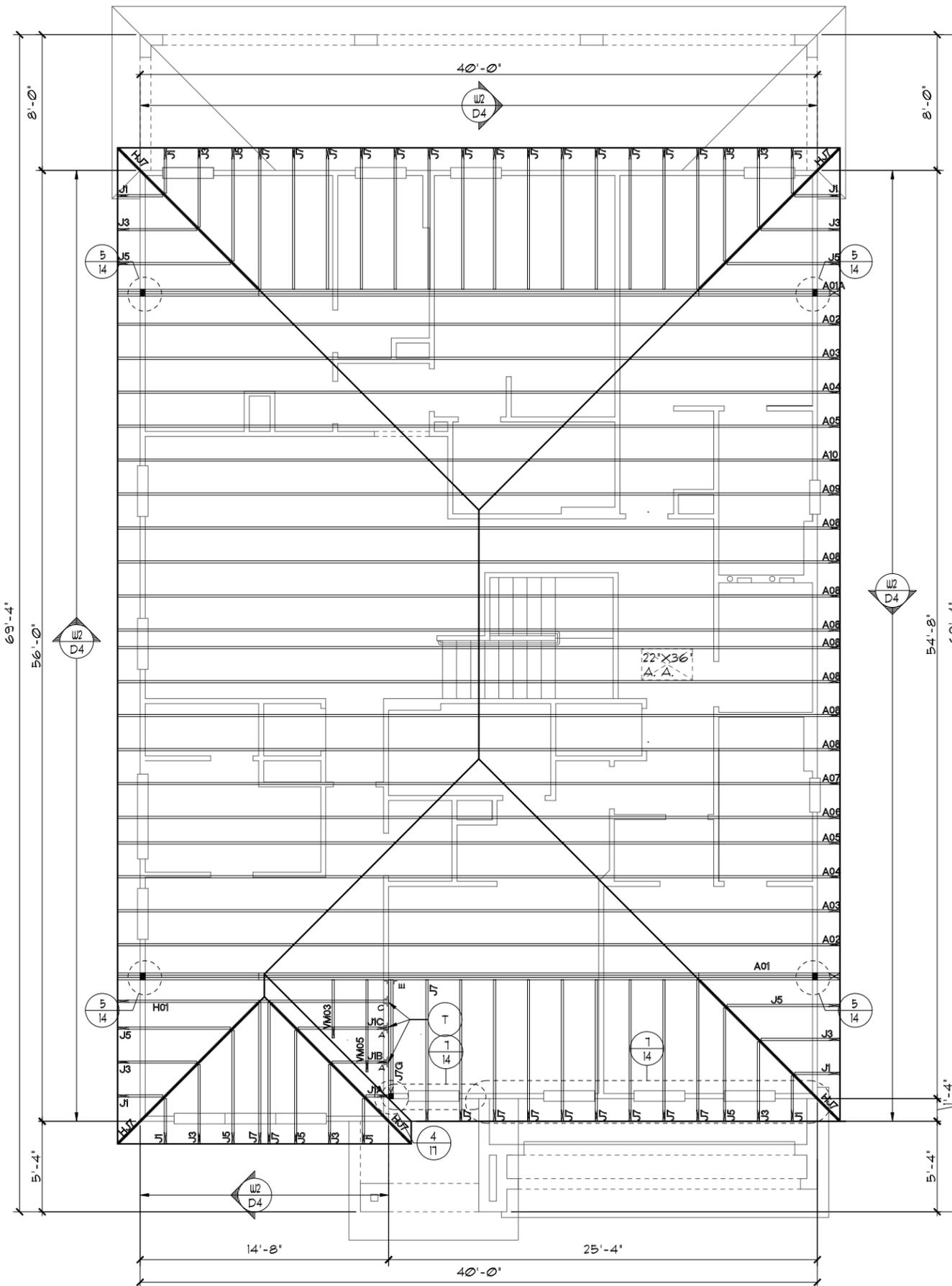
UPPER PORTION VENTILATION TOTAL: ----- N/I  
PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 978 SF./VENT.  
(VENT TYPE: O'HAGIN MODEL 'S')

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

UPPER PORTION PERCENTAGE: N/I  
LOWER PORTION PERCENTAGE: N/I

**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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.
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6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3. Underlayment materials required to comply with ASTM D226, D1910, D4869 and D6757 shall bear a label indicating compliance to the standard designation and, if applicable, type classification indicated in Table R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "A"**

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

LOT: 000, PARADISO GRANDE

PARADISO GRANDE

TRUSS LAYOUT

OASIS

PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 12A.0 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

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REVISIONS	BY
07-02-21	RDC

**ITEG**  
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 5200 Vineland Road, Suite 200  
 Orlando, Florida 32811  
 Tel: (407) 734-1400  
 Fax: (407) 734-1700  
 www.iteg.com

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

**Park Square**  
 HOMES

**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:  $\frac{2,289 \text{ SF.}}{300} = 7.63 \text{ SF.}$  NET FREE VENT. REQUIRED

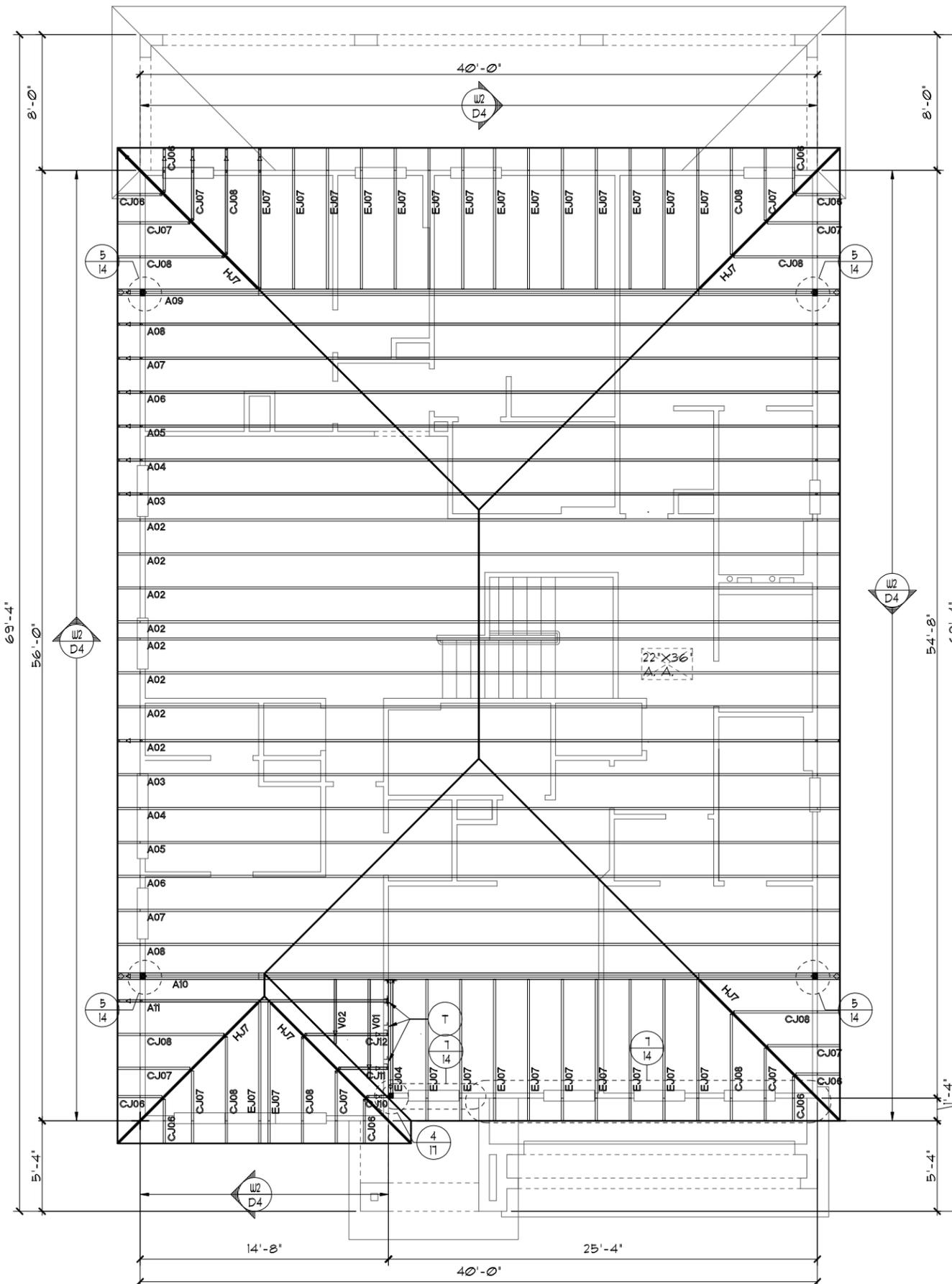
UPPER PORTION VENTILATION TOTAL: ----- N/I  
PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 978 SF./VENT.  
(VENT TYPE: O'HAGIN MODEL 'S')

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

UPPER PORTION PERCENTAGE: N/I  
LOWER PORTION PERCENTAGE: N/I

**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
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8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
• O-HAGIN - 7' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



**TRUSS 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, 2023 OF THE FLORIDA BUILDING CODE RESIDENTIAL, AND IS CERTIFIED AS SUCH

**PARADISO GRANDE**

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5200 Vneiland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529 - 3000

**Park Square HOMES**

TRUSS LAYOUT

OASIS

PARADISO GRANDE

4003  
DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 12A.0  
OF SHEETS

REVISIONS	BY
07-02-21	RDC

**ITEG**  
HOBBS ENGINEERING GROUP, INC.  
10000 South Orange Avenue, Suite 200  
Orlando, FL 32811  
Tel: (407) 744-1400  
Fax: (407) 744-1790  
www.iteg.com

DESIGNER: [Signature]

### ATTIC VENTILATION CALCULATIONS

PER FBC2020 11TH 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:

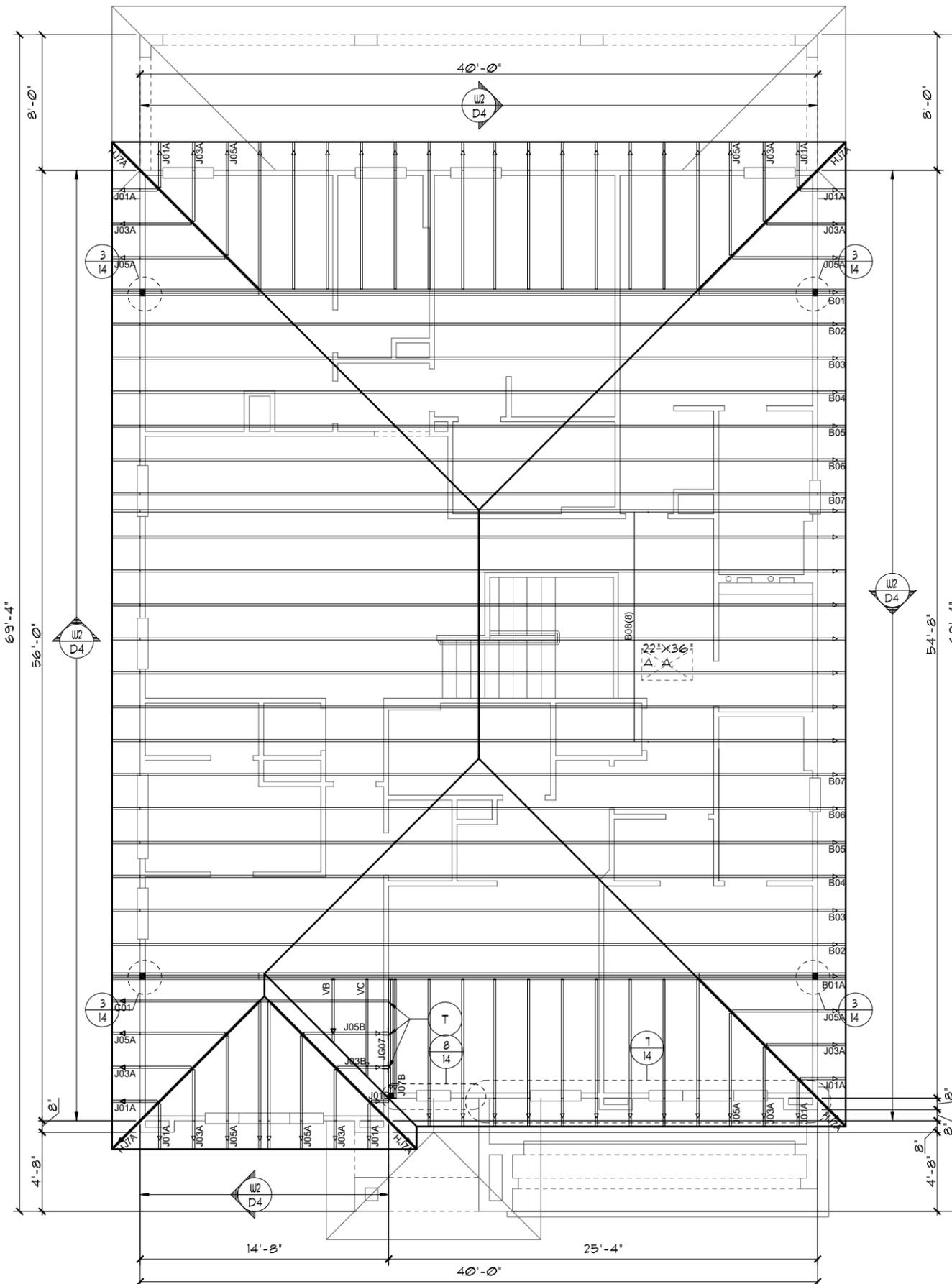
TOTAL VENTED SPACE:  $\frac{2,289\text{S.F.}}{300} = 7.63\text{S.F.}$  NET FREE REQUIRED

UPPER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ .97S.F. /VENT.  
 (TILE: O'HAGIN MODEL 'S', SHINGLE: LOMANCO T10-D OR MILLENNIUM METAL)  
 LOWER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/SOFFITS @ EAVE: N/I @ 0.087S.F. VENTING/L.F.

UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

### NOTES

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
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9. TILE ROOF TO BE INSTALLED IAW FBCR 2020, 11TH EDITION ASTM C1492-R305.3.5



**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).

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TOTAL VENTED SPACE:  $\frac{2,289 \text{ SF.}}{300} = 7.63 \text{ SF.}$  NET FREE VENT. REQUIRED

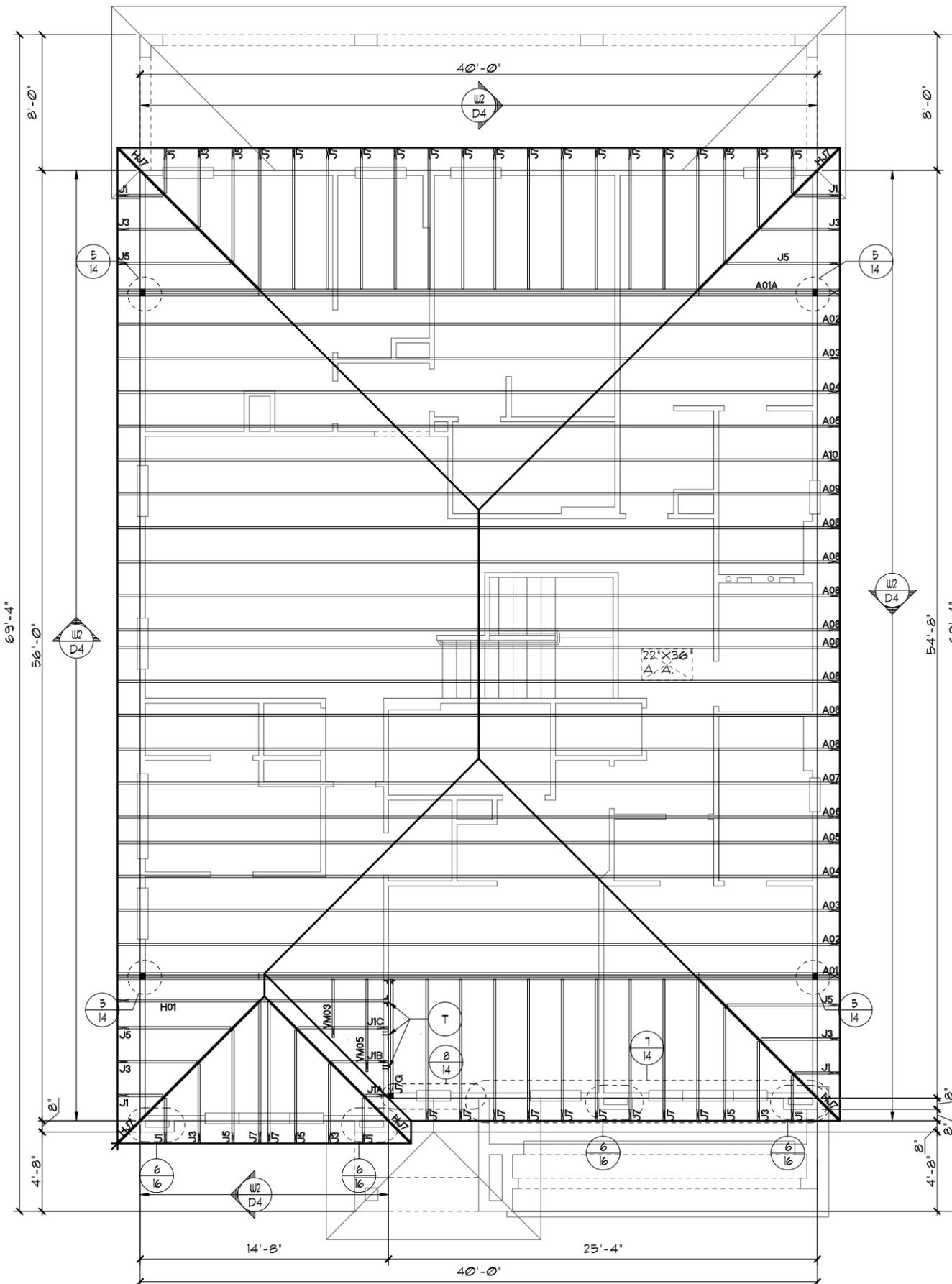
UPPER PORTION VENTILATION TOTAL: ----- N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 978 SF./VENT.  
 (VENT TYPE: O'HAGIN MODEL 'S')

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

UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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.
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8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
 • O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



**TRUSS LAYOUT "B"**

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

<p><b>PARADISO GRANDE</b></p> <p>4003</p> <p>DATE 04-09-21</p> <p>SCALE AS NOTED</p> <p>DRAWN RDC</p> <p>JOB 4003</p> <p>SHEET</p> <p>12B.0</p> <p>OF SHEETS</p>		<p>REVISIONS</p> <table border="1"> <tr> <th>NO.</th> <th>DATE</th> <th>BY</th> </tr> <tr> <td>07-02-21</td> <td></td> <td>RDC</td> </tr> </table>	NO.	DATE	BY	07-02-21		RDC
NO.	DATE	BY						
07-02-21		RDC						
<p>© COPYRIGHT 2015 Park Square Homes hereby reserves its common law copyrights and other copyrights in these plans, ideas, and design. These plans, ideas, and designs are not to be copied or changed in any manner or form whatsoever, nor are they to be assigned to any third party without first obtaining the express written permission from Park Square Homes.</p> <p><b>ITEG</b>                  ITHAMSON ENGINEERING GROUP, INC.                  5200 Vlneland Road, Suite 200                  Orlando, Florida, 32811                  Tel: (407) 734-1400                  Fax: (407) 734-1790                  www.iteg.com</p>		<p>PARADISO GRANDE</p> <p>OASIS</p> <p>TRUSS LAYOUT</p> <p>A DIVISION OF PARK SQUARE ENTERPRISES, INC.                  5200 Vlneland Road, Suite 200                  Orlando, Florida, 32811                  Phone: (407) 529 - 3000</p>						

### ATTIC VENTILATION CALCULATIONS

PER FBC2020 11TH 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:

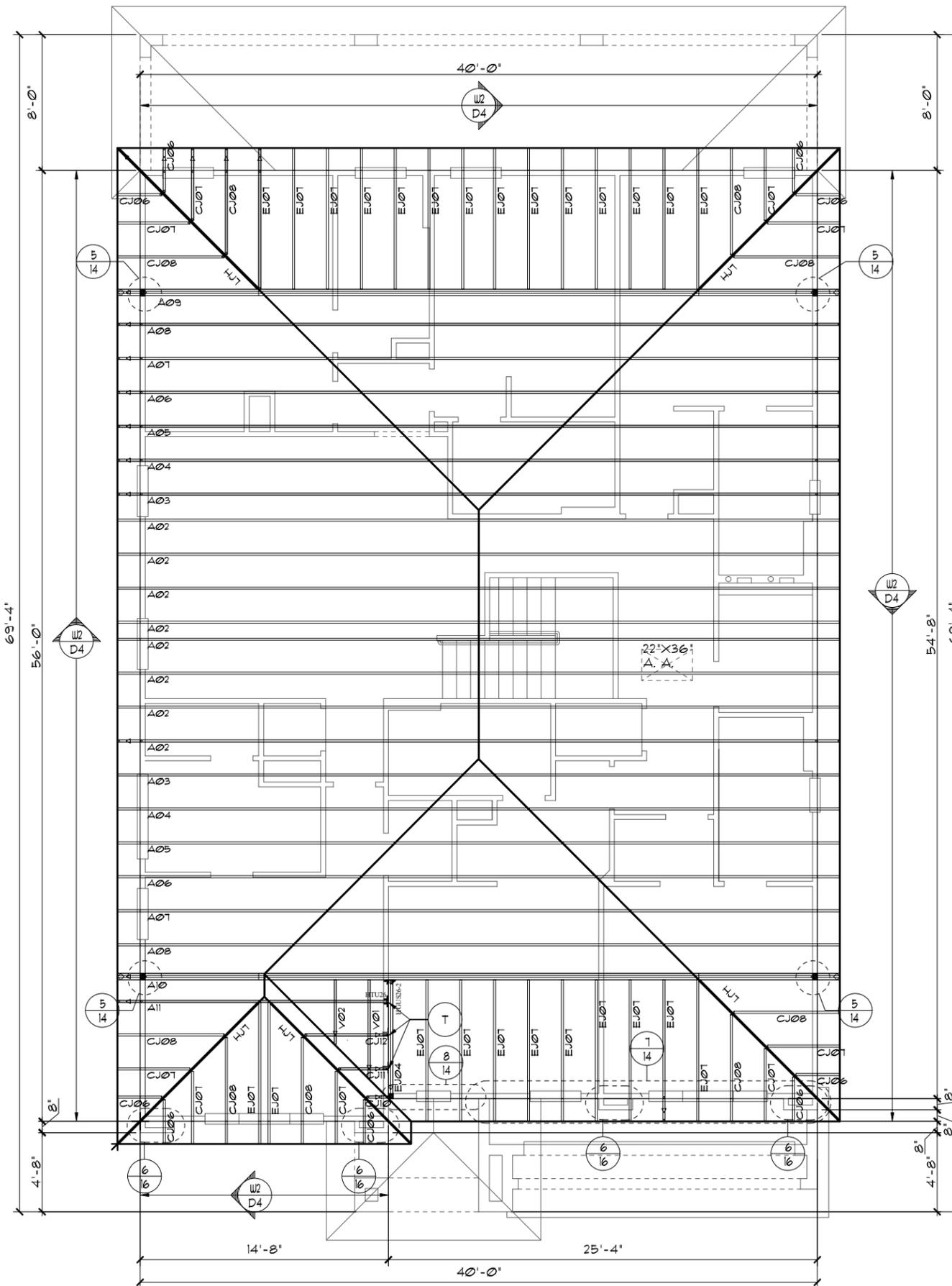
TOTAL VENTED SPACE:  $\frac{2,289SF}{300} = \frac{7.63SF}{}$  NET FREE REQUIRED

UPPER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ .97SF /VENT.  
 (TILE: O'HAGIN MODEL "S", SHINGLE: LOMANCO T10-D OR MILLENNIUM METAL)  
 LOWER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/SOFFITS @ EAVE: N/I @ 0.087SF VENTING/L.F.

UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

### NOTES

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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 11TH EDITION (2020) FLORIDA RESIDENTIAL CODE.
4. ALL ROOF TRUSSES, GIRDERS, BEAMS, HEADERS, ETC. TO BE SIZED BY TRUSS MANUFACTURER OR FL. REG. ENG.
5. 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/WTCA BCS1 I.
6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2020, 11TH EDITION R305.3.3.  
 Underlayment materials required to comply with ASTM D226, D1910, D4869 and D6757 shall bear a label indicating compliance to the standard designation and, if applicable, type classification indicated in Table R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :  
 • O'HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2020, 11TH EDITION ASTM C1492-R305.3.5



TRUSS LAYOUT "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

PARADISO GRANDE

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07-02-21	RDC

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

**Park Square HOMES**

TRUSS LAYOUT

OASIS

PARADISO GRANDE

4003

DATE	04-09-21
SCALE	AS NOTED
DRAWN	RDC
JOB	4003
SHEET	
OF SHEETS	12B.0

### ATTIC VENTILATION CALCULATIONS

PER FBC2020 11TH 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:  $\frac{2,289\text{S.F.}}{300} = \frac{7,63\text{S.F.}}{\text{NET FREE REQUIRED}}$

UPPER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 97\text{S.F.} /VENT.  
 (TILE: O'HAGIN MODEL 'S', SHINGLE: LOMANCO T10-D OR MILLENNIUM METAL)

LOWER PORTION VENTILATION TOTAL: N/I  
 PROVIDED W/OFFITS @ EAVE: N/I @ 0.087\text{SF} VENTING/L.F.

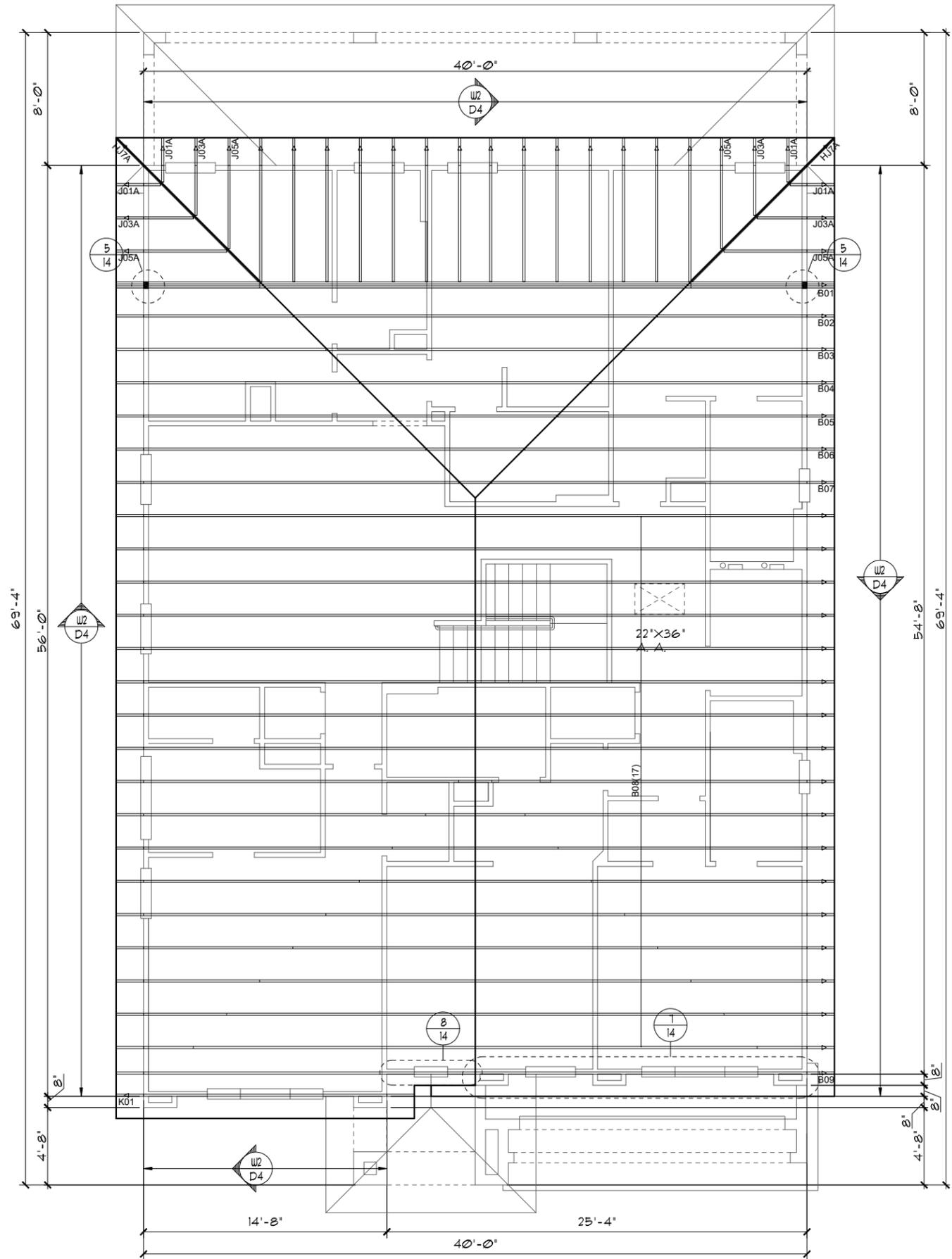
UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

### NOTES

- TYPICAL ROOF GABLE OVERHANG TO BE 8' UNLESS OTHERWISE NOTED.
- TYPICAL ROOF EAVES OVERHANG TO BE 20' 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 11TH EDITION (2020) 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/WTCA BC51.1.
- REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
- SHINGLE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2020, 11TH EDITION R305.1.1. - 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 R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
- OFF RIDGE VENTS MAXIMUM OPENING SIZES:
  - LOMANCO : (2) 3 1/4" DIA. CIRCLES
  - MILLENNIUM METAL : 2 1/2" X 46" HOLE

### TRUSS LAYOUT "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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07-02-21	RDC

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

OASIS  
 PARADISO GRANDE  
 4003  
 DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET  
 12C.0  
 OF SHEETS

PARADISO GRANDE

TRUSS LAYOUT

### 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:  $\frac{2,289 \text{ SF.}}{300} = 7.63 \text{ SF.}$  NET FREE VENT. REQUIRED

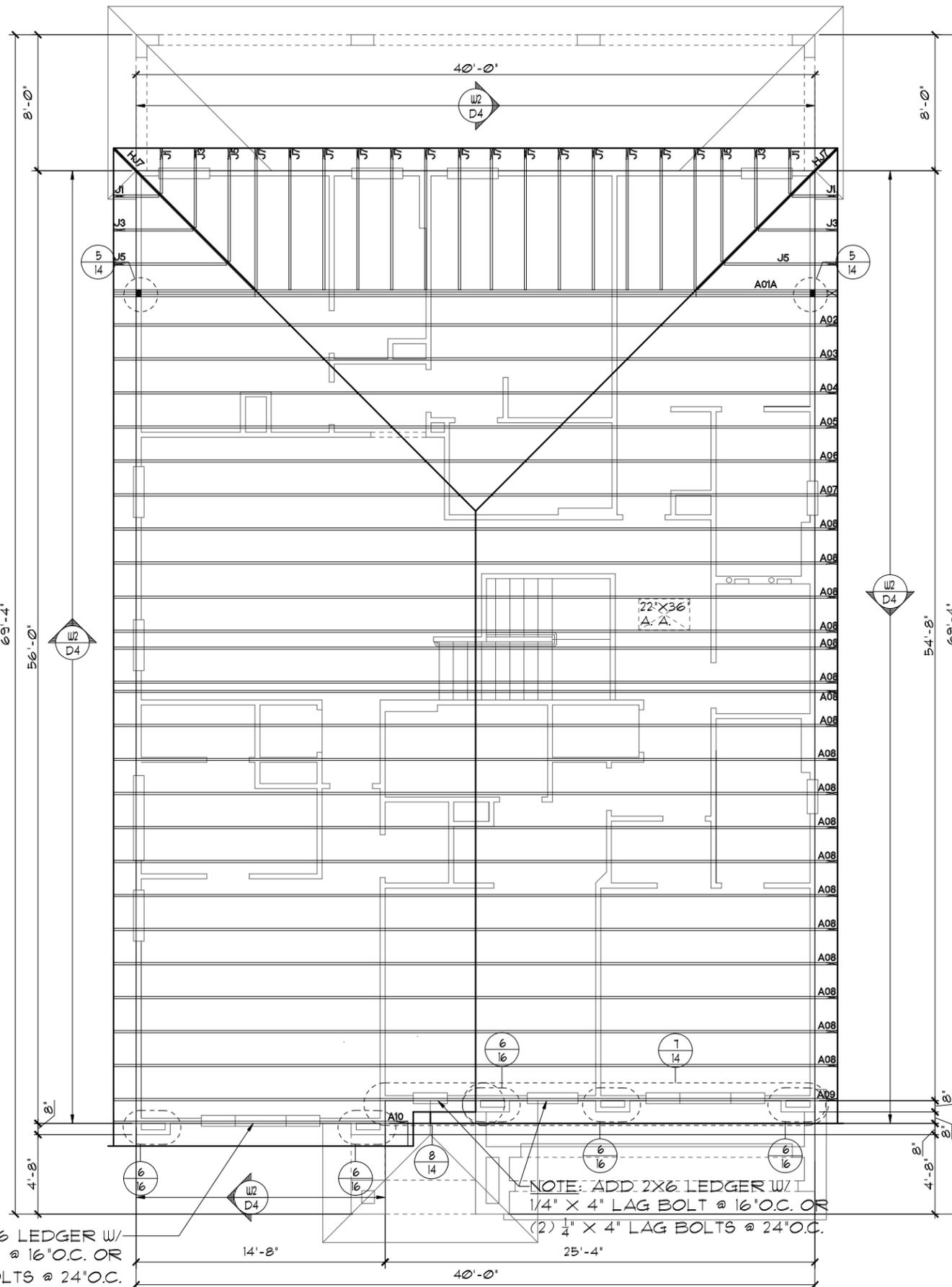
UPPER PORTION VENTILATION TOTAL: ----- N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 978 SF./VENT.  
 (VENT TYPE: O'HAGIN MODEL 'S')

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

UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

### NOTES

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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.
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6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3. Underlayment materials required to comply with ASTM D226, D1910, D4869 and D6757 shall bear a label indicating compliance to the standard designation and, if applicable, type classification indicated in Table R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



NOTE: ADD 2X6 LEDGER W/  
 1/4" X 4" LAG BOLT @ 16" O.C. OR  
 (2) 1/4" X 4" LAG BOLTS @ 24" O.C.

### TRUSS LAYOUT "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: 000, PARADISO GRANDE

OASIS

PARADISO GRANDE

TRUSS LAYOUT

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 12C.0 OF 12C.0 SHEETS

LOT: 000, PARADISO GRANDE

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 Phone: (407) 529-3000

PARK SQUARE HOMES

**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:  $\frac{2,289 \text{ SF.}}{300} = 7.63 \text{ SF.}$  NET FREE VENT. REQUIRED

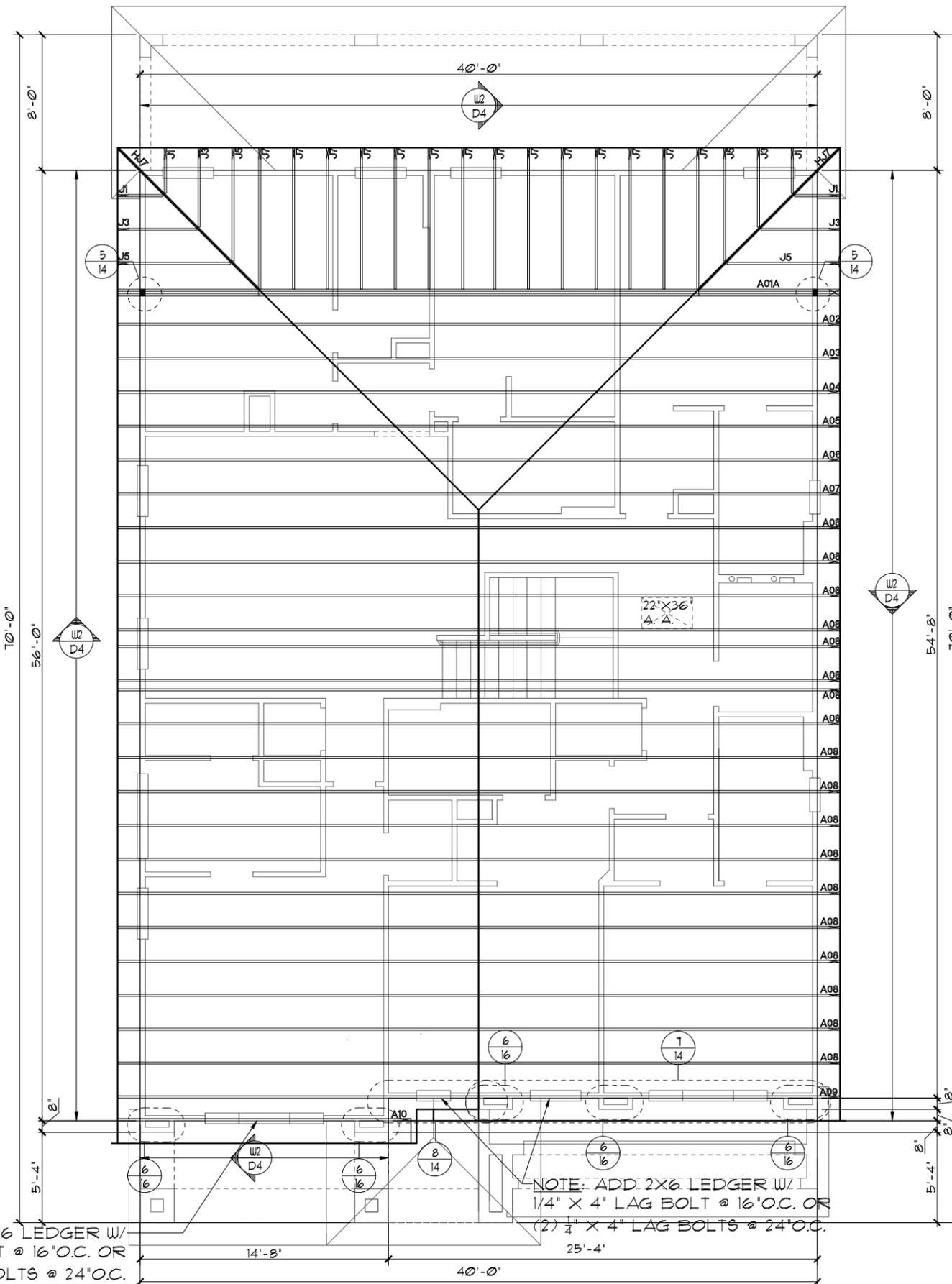
UPPER PORTION VENTILATION TOTAL: ----- N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 978 SF./VENT.  
 (VENT TYPE: O'HAGIN MODEL 'S')

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

UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

**NOTES**

1. TYPICAL ROOF GABLE OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
3. 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.
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6. REFER TO TRUSS MANUFACTURER'S DRAWINGS FOR TRUSS PLACEMENT & TRUSS TO TRUSS CONNECTIONS.
7. TILE ROOF: UNDERLAYMENT TO BE INSTALLED IAW FBCR 2023, 8TH EDITION R305.3.3. Underlayment materials required to comply with ASTM D226, D1910, D4869 and D6751 shall bear a label indicating compliance to the standard designation and, if applicable, type classification indicated in Table R305.1.1. Underlayment shall be applied and attached in accordance with Table R305.1.1.
8. OFF RIDGE VENTS MAXIMUM OPENING SIZES :
  - O-HAGIN - 1' X 19" HOLE
9. TILE ROOF TO BE INSTALLED IAW FBCR 2023, 8TH EDITION ASTM C1492-R305.3.5



NOTE: ADD 2X6 LEDGER W/  
 1/4" X 4" LAG BOLT @ 16" O.C. OR  
 (2) 1/4" X 4" LAG BOLTS @ 24" O.C.

**TRUSS LAYOUT "D"**

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

**PARADISO GRANDE**

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**Park Square HOMES**

TRUSS LAYOUT

OASIS  
 PARADISO GRANDE

4003  
 DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET  
**12D.0**  
 OF SHEETS

REVISIONS	BY
07-02-21	RDC

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**PARADISO GRANDE**  
 4003  
 DATE 04-09-21  
 SCALE AS NOTED  
 DRAWN RDC  
 JOB 4003  
 SHEET  
**12D.0**  
 OF SHEETS

**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).

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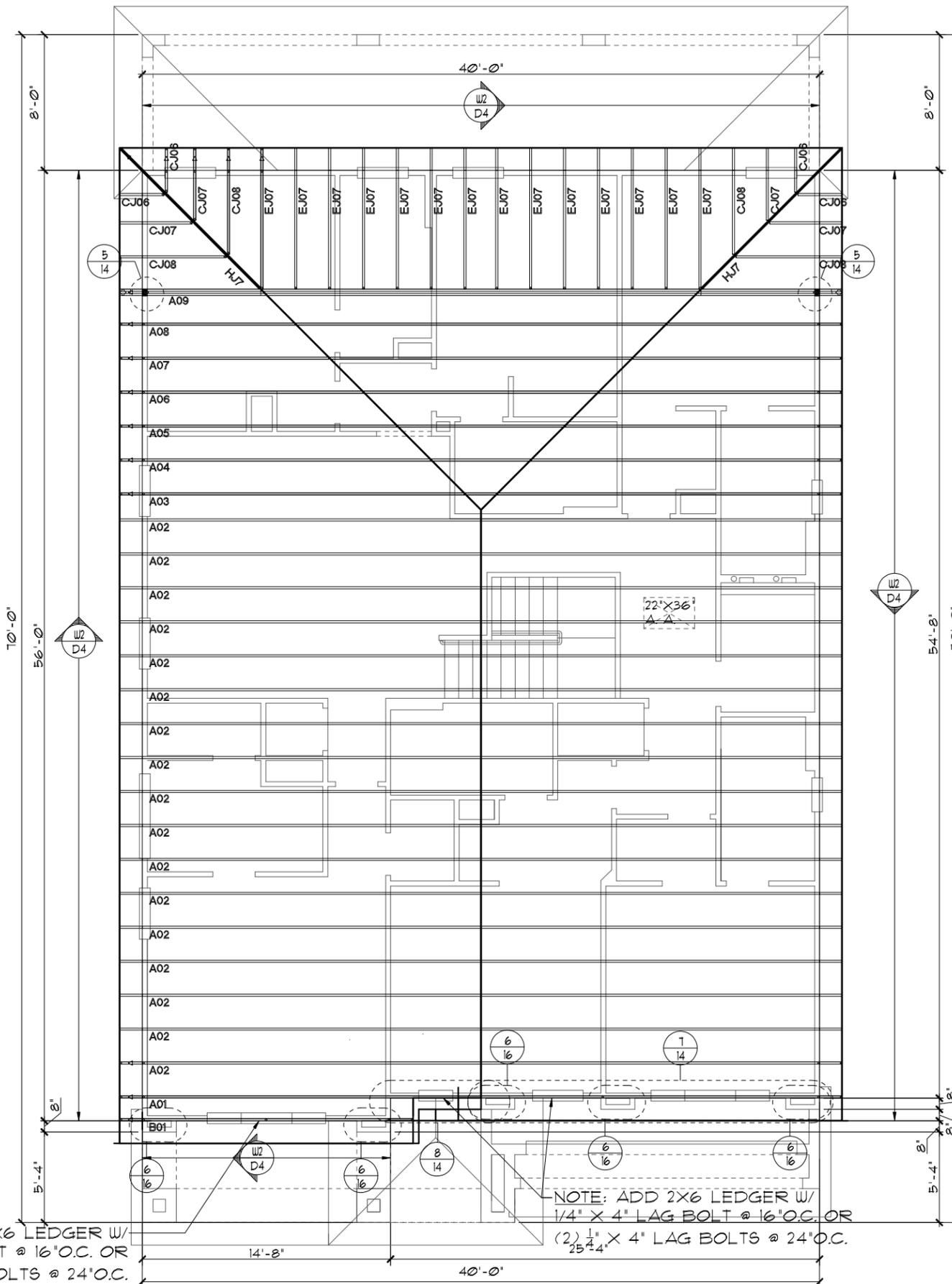
UPPER PORTION VENTILATION TOTAL: ----- N/I  
 PROVIDED W/OFF RIDGE VENTS: 5 VENTS @ 978 SF./VENT.  
 (VENT TYPE: O'HAGIN MODEL 'S')

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

UPPER PORTION PERCENTAGE: N/I  
 LOWER PORTION PERCENTAGE: N/I

**NOTES**

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2. TYPICAL ROOF EAVES OVERHANG TO BE 12" UNLESS OTHERWISE NOTED.
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NOTE: ADD 2X6 LEDGER W/  
 1/4" X 4" LAG BOLT @ 16" O.C. OR  
 (2) 1/4" X 4" LAG BOLTS @ 24" O.C.

NOTE: ADD 2X6 LEDGER W/  
 1/4" X 4" LAG BOLT @ 16" O.C. OR  
 (2) 1/4" X 4" LAG BOLTS @ 24" O.C.

**TRUSS LAYOUT "D"**

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

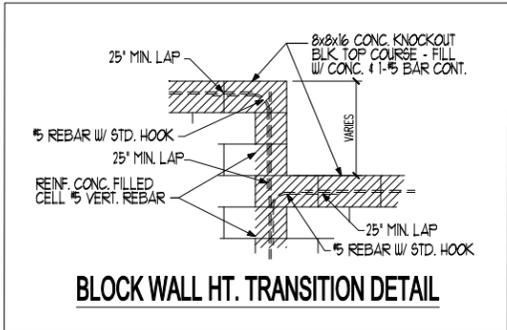
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LOT: 000, PARADISO GRANDE

PARADISO GRANDE

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A DIVISION OF PARK SQUARE ENTERPRISES, INC. 5200 Vneiland Road, Suite 200 Orlando, Florida, 32811 Phone: (407) 529-3000		
		TRUSS LAYOUT
OASIS		PARADISO GRANDE
4003		DATE 04-09-21
SCALE AS NOTED		DRAWN RDC
SHEET 12D.0		JOB 4003
OF SHEETS		SHEETS



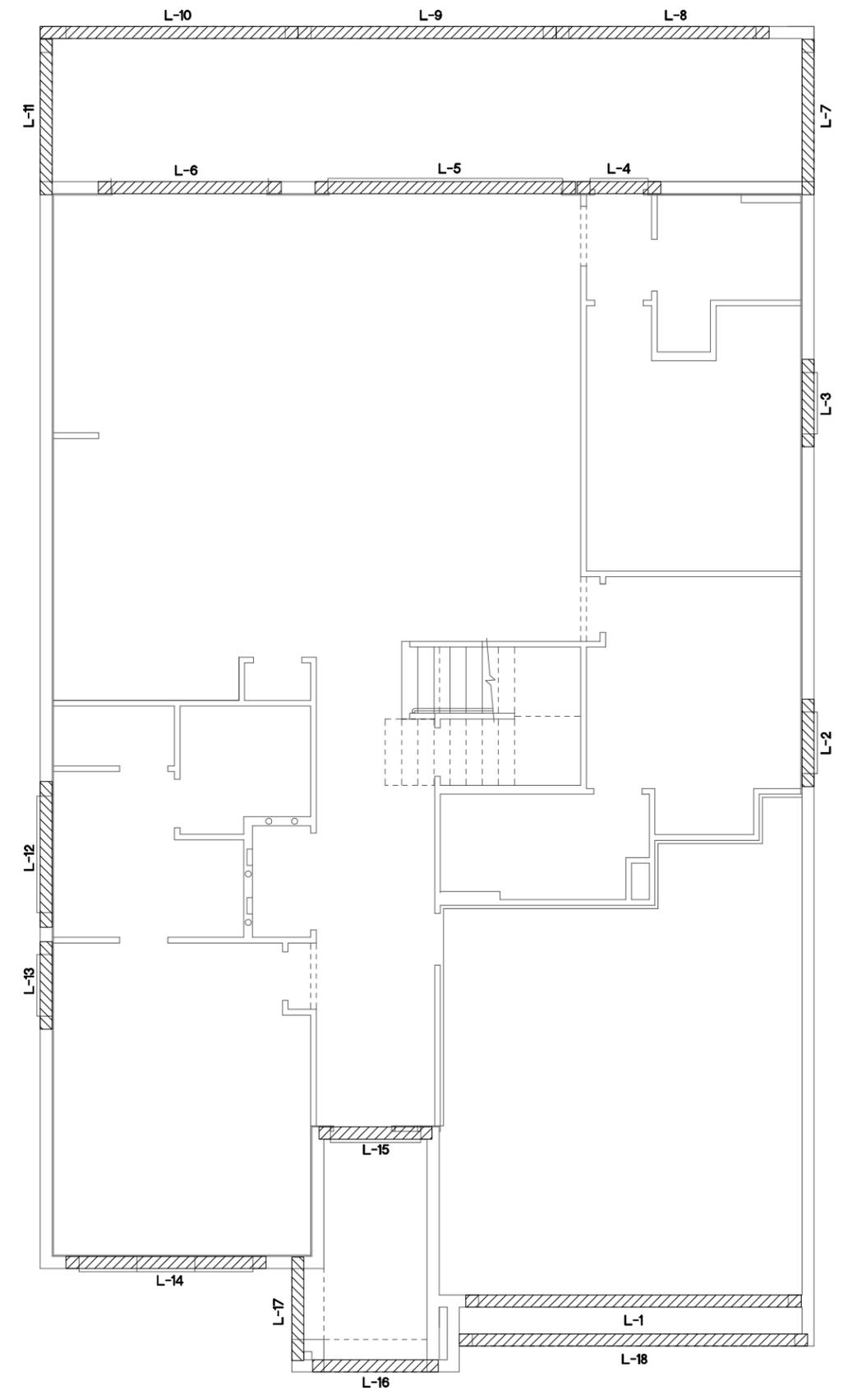
**BLOCK WALL HT. TRANSITION DETAIL**

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

LINTEL NO.	LENGTH	TYPE	COMMENTS
L 1	11'-4"	8F30-1B/1T	GARAGE DOOR
L 2	4'-6"	8F24-0B/1T	SH25
L 3	4'-6"	8F24-0B/1T	SH25
L 4	4'-4"	8RF20-0B/1T	POOL BA. DOOR
L 5	13'-4"	8F24-0B/1T	12/0X8/0 S.G.D.
L 6	9'-4"	8F24-0B/1T	8/0X8/0 S.G.D.
L 7	8'-0"	8F16-1B/1T	LANAI
L 8	11'-0"	8F16-1B/1T	LANAI
L 9	13'-4"	8F16-1B/1T	LANAI
L 10	13'-4"	8F16-1B/1T	LANAI
L 11	8'-0"	8F16-1B/1T	LANAI
L 12	7'-6"	8F16-0B/1T	6/0X1/0 F.G.
L 13	4'-6"	8F24-0B/1T	SH25
L 14	10'-6"	8F24-0B/1T	(3) 3/0X5/0 F.G.
L 15	5'-10"	8RF20-0B/1T	FRONT DOOR
L 16	6'-6"	8F8-0B/1T	FRONT ENTRY
L 17	5'-4"	8F8-0B/1T	FRONT ENTRY
L 18	19'-4"	8F24-0B/1T	GARAGE ENTRY
L 19			
L 20			
L 21			
L 22			
L 23			
L 24			
L 25			
L 26			
L 27			

**PRE CAST LINTEL LAYOUT "A"**

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



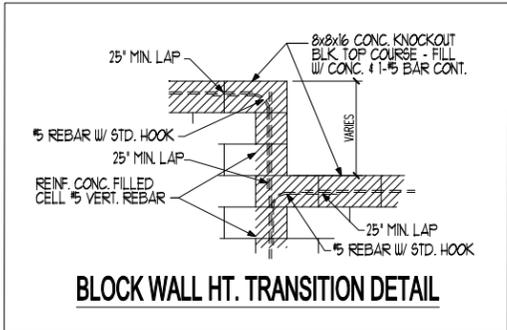
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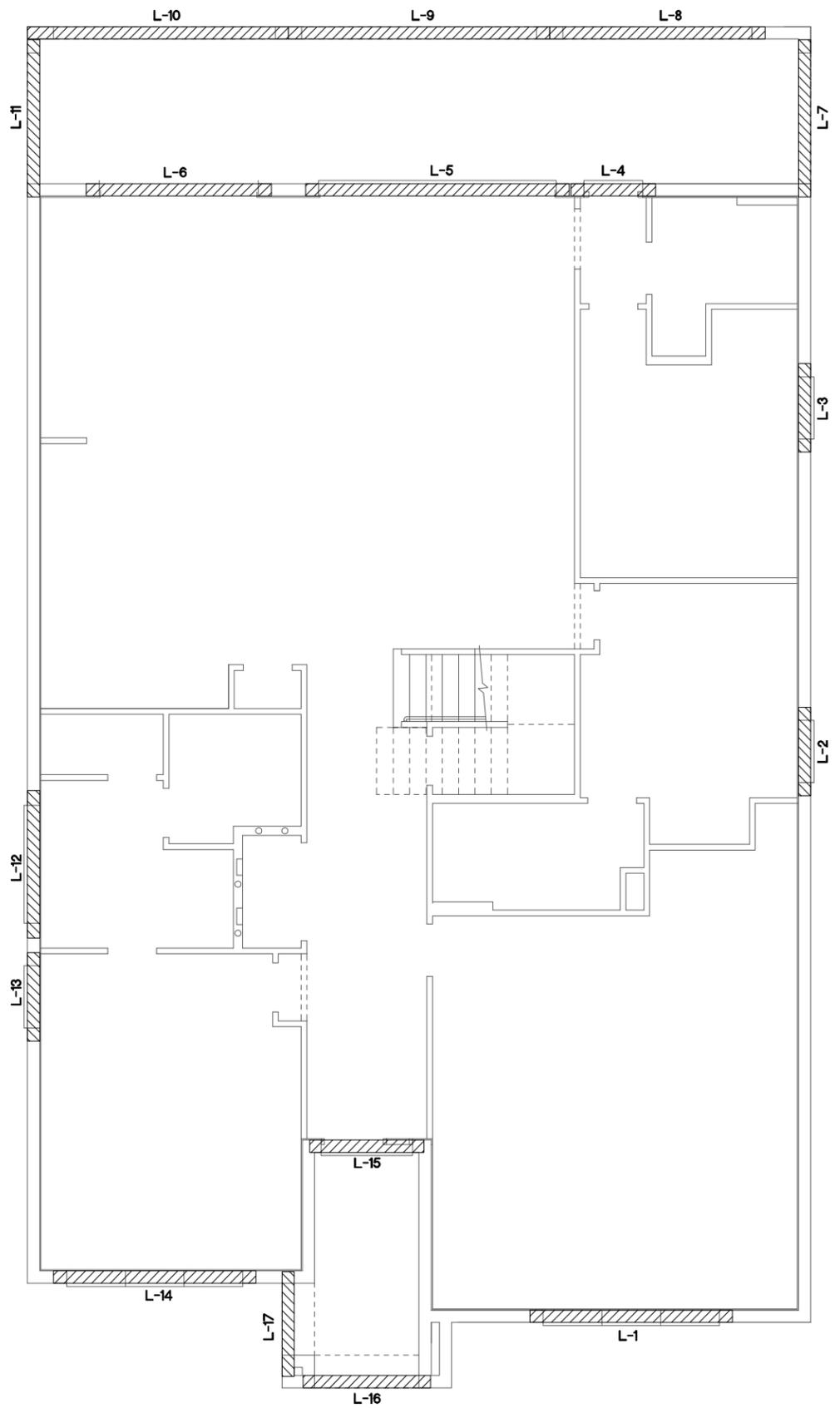
<p><b>4003</b></p> <p>DATE 04-09-21</p> <p>SCALE AS NOTED</p> <p>DRAWN RDC</p> <p>JOB 4003</p> <p>SHEET</p> <p style="font-size: 2em;"><b>13A.0</b></p> <p>OF SHEETS</p>	<p><b>PARADISO GRANDE</b></p> <p>OASIS</p> <p><b>PRE CAST LINTEL LAYOUT</b></p> <p><b>Park Square HOMES</b></p> <p>A DIVISION OF PARK SQUARE ENTERPRISES, INC. 5200 Vineland Road, Suite 200 Orlando, Florida, 32811 Phone: (407) 529 - 3000</p> <p><b>ITEG</b> THOMPSON ENGINEERING GROUP, INC. 10000 South Orange Avenue, Suite 100 Orlando, FL 32811 Tel: (407) 734-1400 Fax: (407) 734-1790 www.iteg.com</p> <p>REVISIONS</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th>NO.</th> <th>DATE</th> <th>BY</th> </tr> <tr> <td>07-02-21</td> <td></td> <td>RDC</td> </tr> </table>	NO.	DATE	BY	07-02-21		RDC
NO.	DATE	BY					
07-02-21		RDC					



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

LINTEL NO.	LENGTH	TYPE	COMMENTS
L 1	10'-6"	8F24-0B/1T	(3) 3/0X5/0 F.G.
L 2	4'-6"	8F24-0B/1T	SH25
L 3	4'-6"	8F24-0B/1T	SH25
L 4	4'-4"	8RF20-0B/1T	POOL BA. DOOR
L 5	13'-4"	8F24-0B/1T	12/0X8/0 S.G.D.
L 6	9'-4"	8F24-0B/1T	8/0X8/0 S.G.D.
L 7	8'-0"	8F16-1B/1T	LANA1
L 8	11'-0"	8F16-1B/1T	LANA1
L 9	13'-4"	8F16-1B/1T	LANA1
L 10	13'-4"	8F16-1B/1T	LANA1
L 11	8'-0"	8F16-1B/1T	LANA1
L 12	7'-6"	8F16-0B/1T	6/0X1/0 F.G.
L 13	4'-6"	8F24-0B/1T	SH25
L 14	10'-6"	8F24-0B/1T	(3) 3/0X5/0 F.G.
L 15	5'-10"	8RF20-0B/1T	FRONT DOOR
L 16	6'-6"	8F8-0B/1T	FRONT ENTRY
L 17	5'-4"	8F8-0B/1T	FRONT ENTRY
L 18			
L 19			
L 20			
L 21			
L 22			
L 23			
L 24			
L 25			
L 26			
L 27			

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

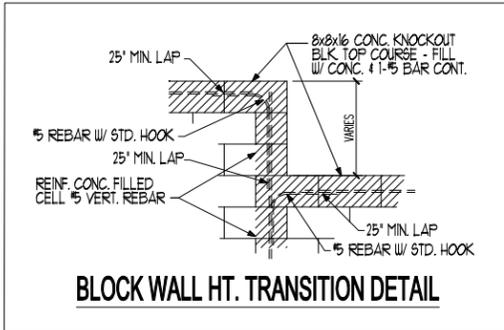


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<b>PRE CAST LINTEL LAYOUT</b>			
OASIS <b>PARADISO GRANDE</b>			
<b>4003</b>			
DATE		04-09-21	
SCALE		AS NOTED	
DRAWN		RDC	
JOB		4003	
SHEET		13A.1	
OF		SHEETS	



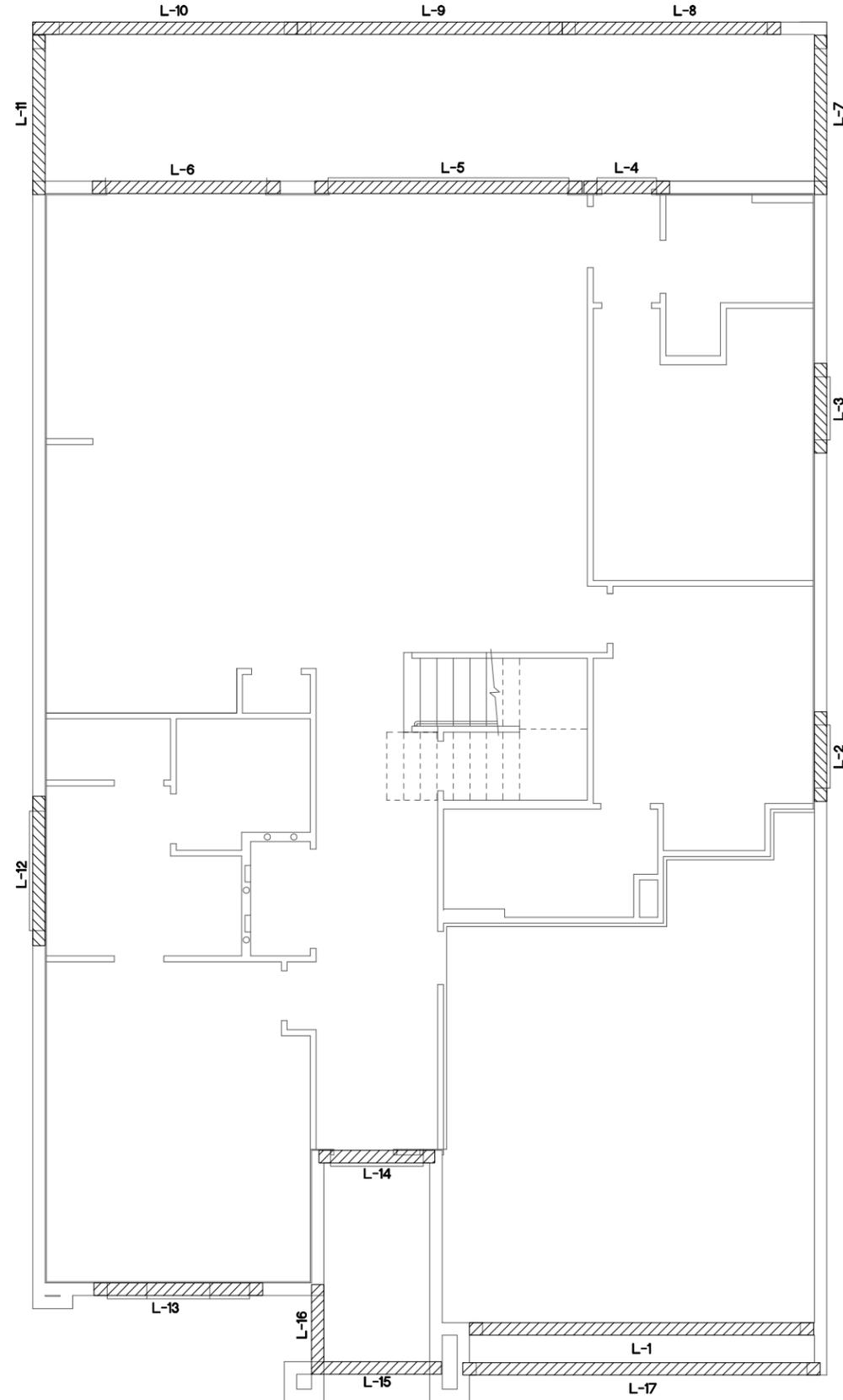
**BLOCK WALL HT. TRANSITION DETAIL**

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

LINTEL NO.	LENGTH	TYPE	COMMENTS
L 1	17'-4"	8F30-1B/1T	GARAGE DOOR
L 2	4'-6"	8F24-0B/1T	SH25
L 3	4'-6"	8F24-0B/1T	SH25
L 4	4'-4"	8RF20-0B/1T	POOL BA. DOOR
L 5	13'-4"	8F24-0B/1T	12/0X8/0 S.G.D.
L 6	9'-4"	8F24-0B/1T	8/0X8/0 S.G.D.
L 7	8'-0"	8F16-1B/1T	LANAI
L 8	11'-0"	8F16-1B/1T	LANAI
L 9	13'-4"	8F16-1B/1T	LANAI
L 10	13'-4"	8F16-1B/1T	LANAI
L 11	8'-0"	8F16-1B/1T	LANAI
L 12	7'-6"	8F16-0B/1T	6/0X1/0 F.G.
L 13	8'-8"	8F24-0B/1T	SH25, (2) 2/0X5/0 F.G.
L 14	5'-10"	8RF20-0B/1T	FRONT DOOR
L 15	6'-6"	8F8-0B/1T	FRONT ENTRY
L 16	4'-6"	8F8-0B/1T	FRONT ENTRY
L 17	19'-4"	8F24-0B/1T	GARAGE ENTRY
L 18			
L 19			
L 20			
L 21			
L 22			
L 23			
L 24			
L 25			
L 26			
L 27			

**PRE CAST LINTEL LAYOUT "B"**

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



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PARADISO GRANDE

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DRAWN RDC  
JOB 4003  
SHEET 13B.0  
OF SHEETS

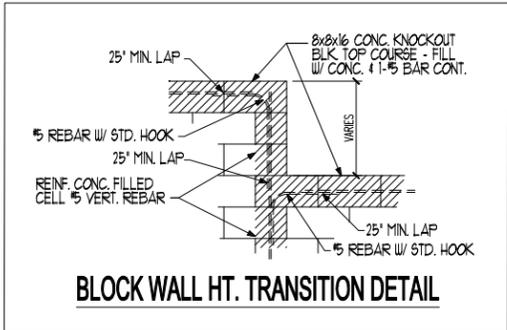
OASIS  
PARADISO GRANDE

PRE CAST LINTEL LAYOUT

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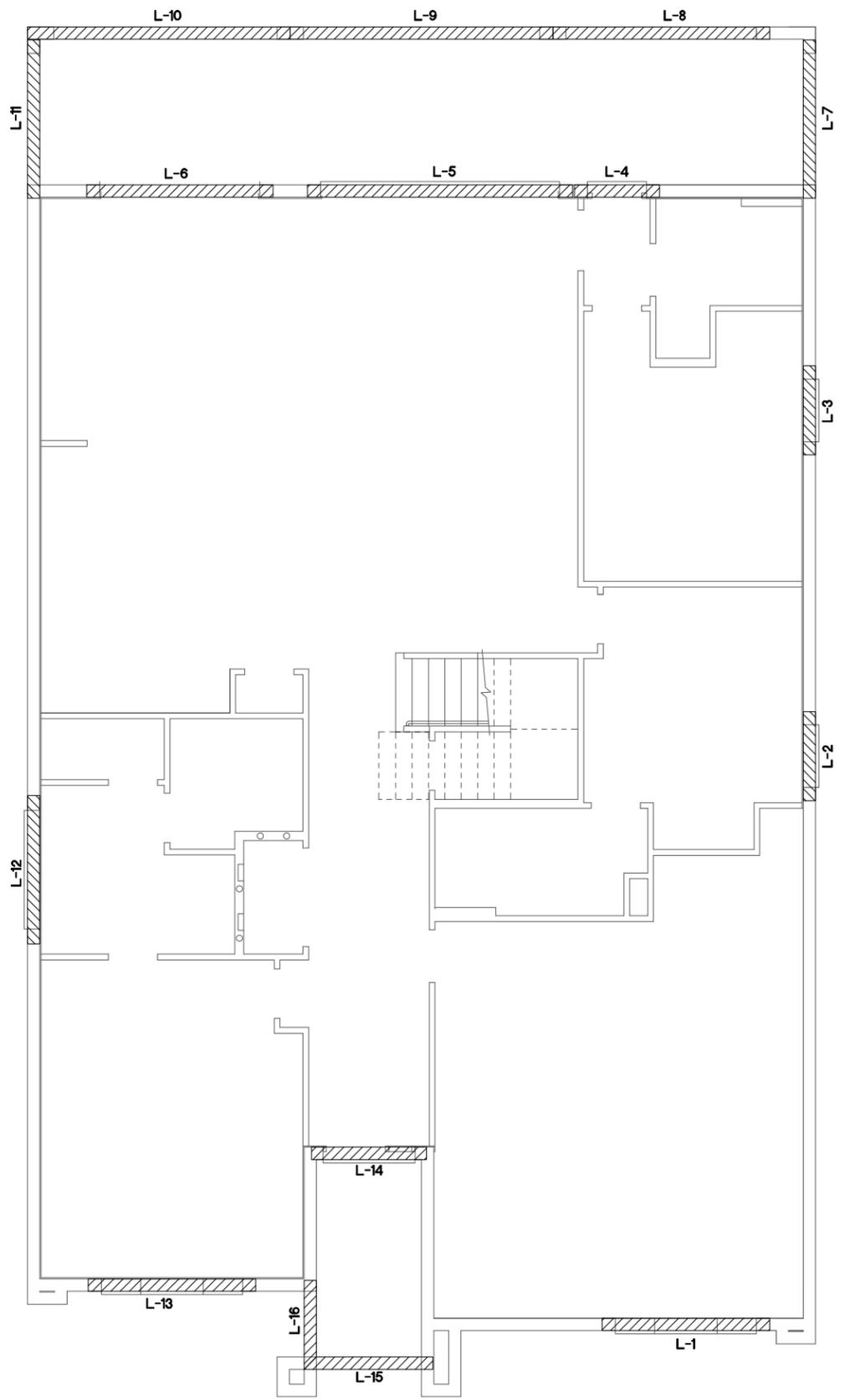


**BLOCK WALL HT. TRANSITION DETAIL**

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

LINTEL NO.	LENGTH	TYPE	COMMENTS
L 1	8'-8"	8F24-0B/1T	SH25, (2) 2/0X5/0 F.G.
L 2	4'-6"	8F24-0B/1T	SH25
L 3	4'-6"	8F24-0B/1T	SH25
L 4	4'-4"	8RF20-0B/1T	POOL BA. DOOR
L 5	13'-4"	8F24-0B/1T	12/0X8/0 S.G.D.
L 6	9'-4"	8F24-0B/1T	8/0X8/0 S.G.D.
L 7	8'-0"	8F16-1B/1T	LANAI
L 8	11'-0"	8F16-1B/1T	LANAI
L 9	13'-4"	8F16-1B/1T	LANAI
L 10	13'-4"	8F16-1B/1T	LANAI
L 11	8'-0"	8F16-1B/1T	LANAI
L 12	7'-6"	8F16-0B/1T	6/0X1/0 F.G.
L 13	8'-8"	8F24-0B/1T	SH25, (2) 2/0X5/0 F.G.
L 14	5'-10"	8RF20-0B/1T	FRONT DOOR
L 15	6'-6"	8F8-0B/1T	FRONT ENTRY
L 16	4'-6"	8F8-0B/1T	FRONT ENTRY
L 17			
L 18			
L 19			
L 20			
L 21			
L 22			
L 23			
L 24			
L 25			
L 26			
L 27			

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

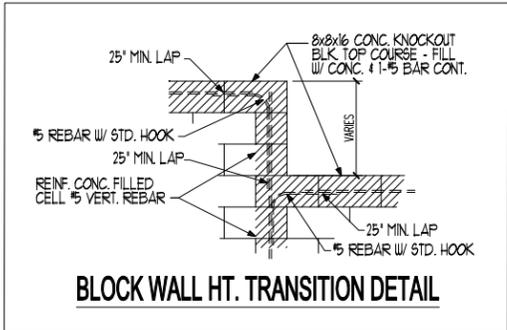


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<p>OASIS</p>		<p>PARADISO GRANDE</p>	
<p>4003</p>		DATE	04-09-21
		SCALE	AS NOTED
		DRAWN	RDC
		JOB	4003
<p>SHEET</p>		<p>13B.1</p>	
<p>OF</p>		<p>SHEETS</p>	

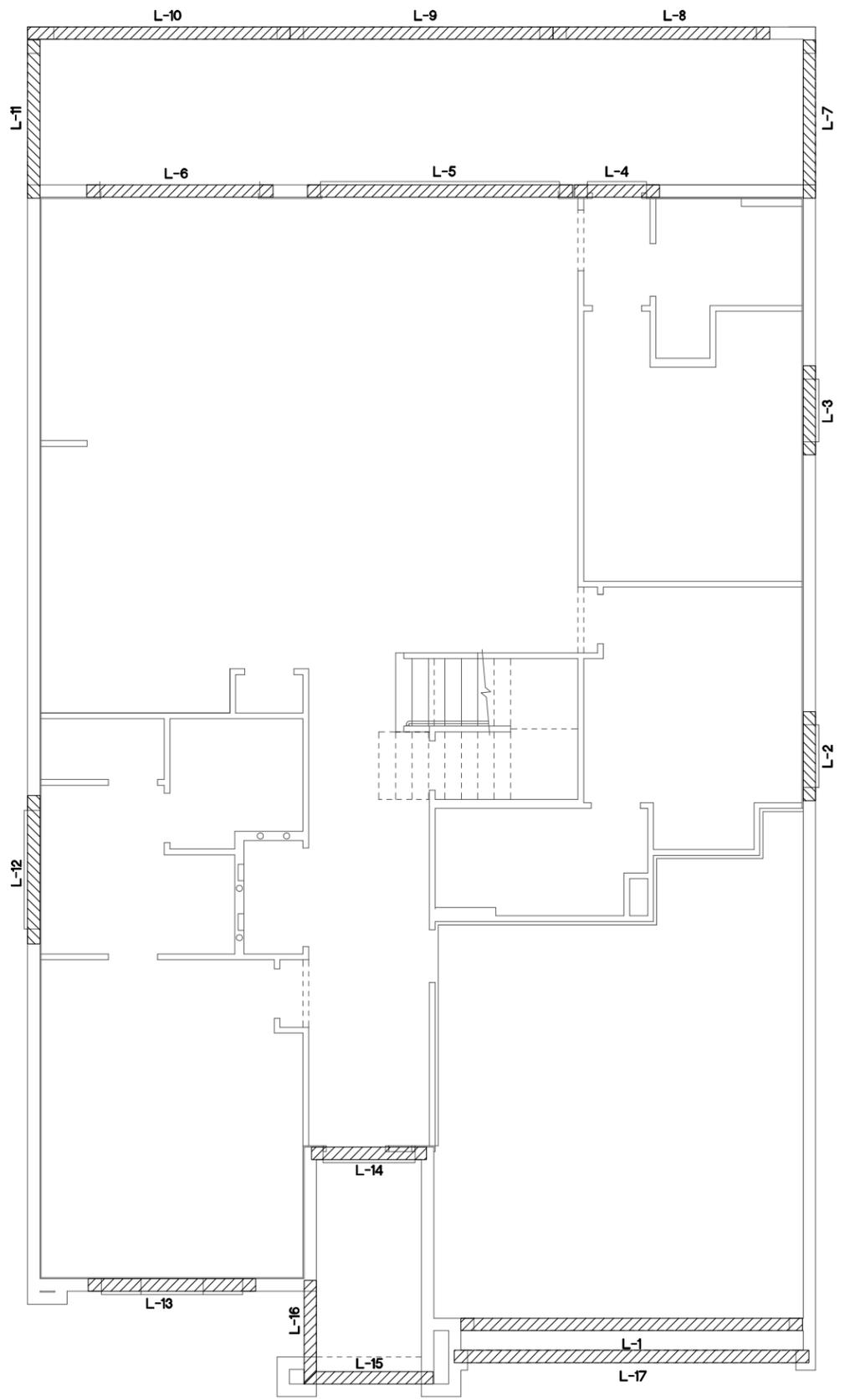


**BLOCK WALL HT. TRANSITION DETAIL**

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

LINTEL NO.	LENGTH	TYPE	COMMENTS
L 1	11'-4"	8F30-1B/IT	GARAGE DOOR
L 2	4'-6"	8F24-0B/IT	SH25
L 3	4'-6"	8F24-0B/IT	SH25
L 4	4'-4"	8RF20-0B/IT	POOL BA. DOOR
L 5	13'-4"	8F24-0B/IT	12/0X8/0 S.G.D.
L 6	9'-4"	8F24-0B/IT	8/0X8/0 S.G.D.
L 7	8'-0"	8F16-1B/IT	LANAI
L 8	11'-0"	8F16-1B/IT	LANAI
L 9	13'-4"	8F16-1B/IT	LANAI
L 10	13'-4"	8F16-1B/IT	LANAI
L 11	8'-0"	8F16-1B/IT	LANAI
L 12	7'-6"	8F16-0B/IT	6/0X1/0 F.G.
L 13	8'-8"	8F24-0B/IT	SH25, (2) 2/0X5/0 F.G.
L 14	5'-10"	8RF20-0B/IT	FRONT DOOR
L 15	6'-6"	8F8-0B/IT	FRONT ENTRY
L 16	4'-6"	8F8-0B/IT	FRONT ENTRY
L 17	19'-4"	8F24-0B/IT	GARAGE ENTRY
L 18			
L 19			
L 20			
L 21			
L 22			
L 23			
L 24			
L 25			
L 26			
L 27			

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

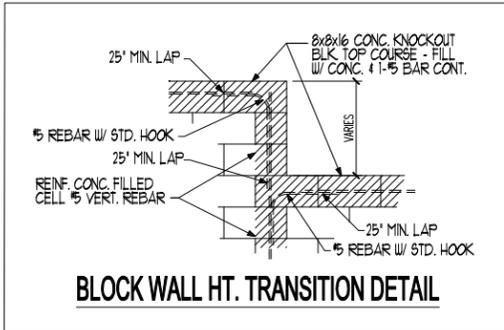


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<p>OASIS</p>		<p>PARADISO GRANDE</p>	
<p>4003</p>		<p>DATE 04-09-21</p>	
<p>SCALE AS NOTED</p>		<p>DRAWN RDC</p>	
<p>JOB 4003</p>		<p>SHEET</p>	
<p>13C.0</p>		<p>OF SHEETS</p>	



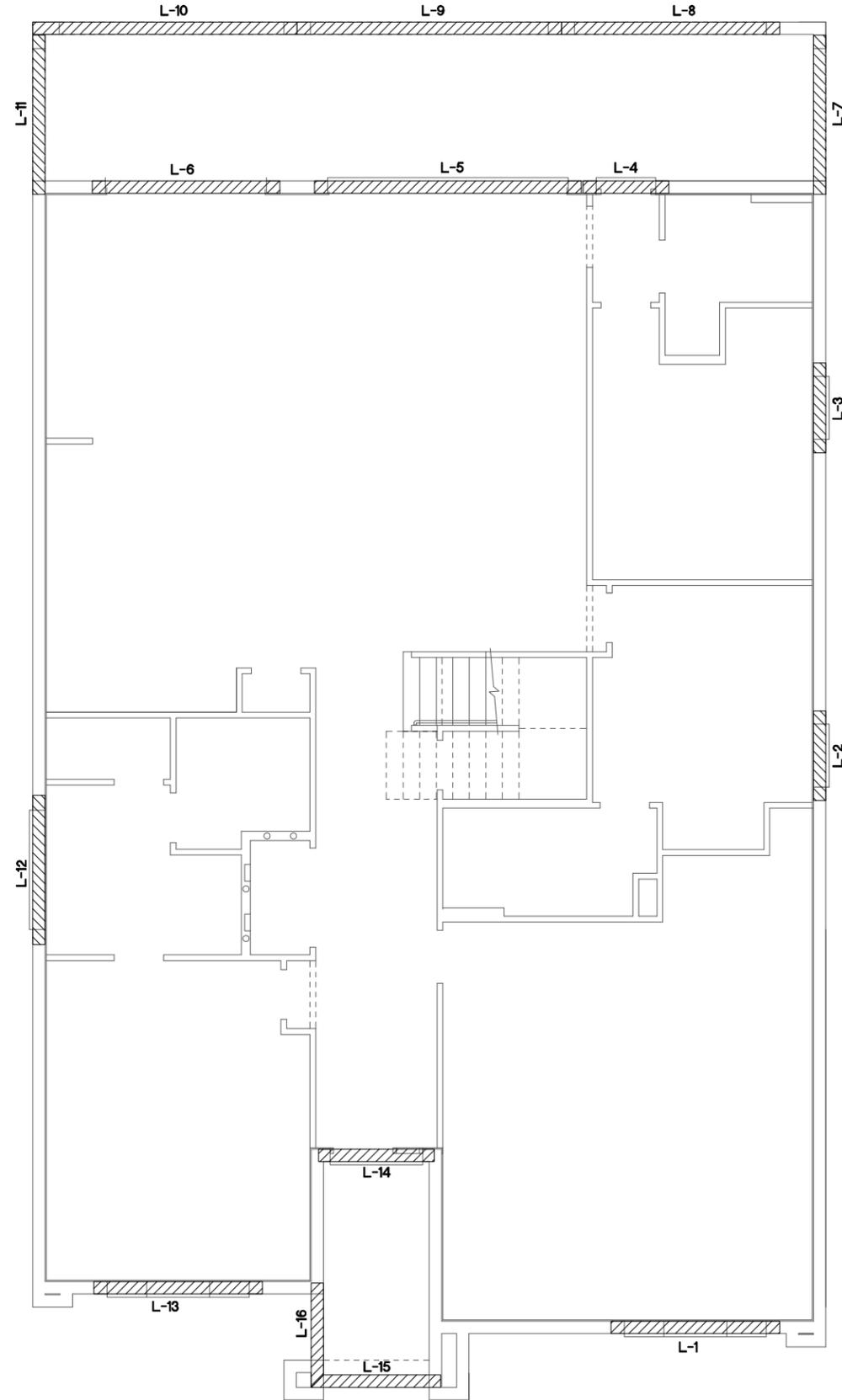
**BLOCK WALL HT. TRANSITION DETAIL**

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

LINTEL NO.	LENGTH	TYPE	COMMENTS
L 1	8'-8"	8F24-0B/1T	SH25, (2) 2/0X5/0 F.G.
L 2	4'-6"	8F24-0B/1T	SH25
L 3	4'-6"	8F24-0B/1T	SH25
L 4	4'-4"	8RF20-0B/1T	POOL BA. DOOR
L 5	13'-4"	8F24-0B/1T	12/0X8/0 S.G.D.
L 6	9'-4"	8F24-0B/1T	8/0X8/0 S.G.D.
L 7	8'-0"	8F16-1B/1T	LANAI
L 8	11'-0"	8F16-1B/1T	LANAI
L 9	13'-4"	8F16-1B/1T	LANAI
L 10	13'-4"	8F16-1B/1T	LANAI
L 11	8'-0"	8F16-1B/1T	LANAI
L 12	7'-6"	8F16-0B/1T	6/0X1/0 F.G.
L 13	8'-8"	8F24-0B/1T	SH25, (2) 2/0X5/0 F.G.
L 14	5'-10"	8RF20-0B/1T	FRONT DOOR
L 15	6'-6"	8F8-0B/1T	FRONT ENTRY
L 16	4'-6"	8F8-0B/1T	FRONT ENTRY
L 17			
L 18			
L 19			
L 20			
L 21			
L 22			
L 23			
L 24			
L 25			
L 26			
L 27			

**PRE CAST LINTEL LAYOUT "C"**

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



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DATE 04-09-21  
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JOB 4003  
SHEET  
OF 13C.1 SHEETS

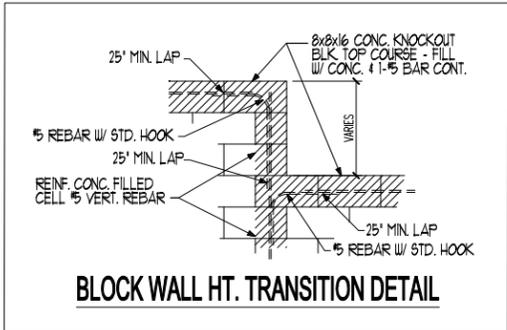
OASIS  
PARADISO GRANDE

PRE CAST LINTEL LAYOUT

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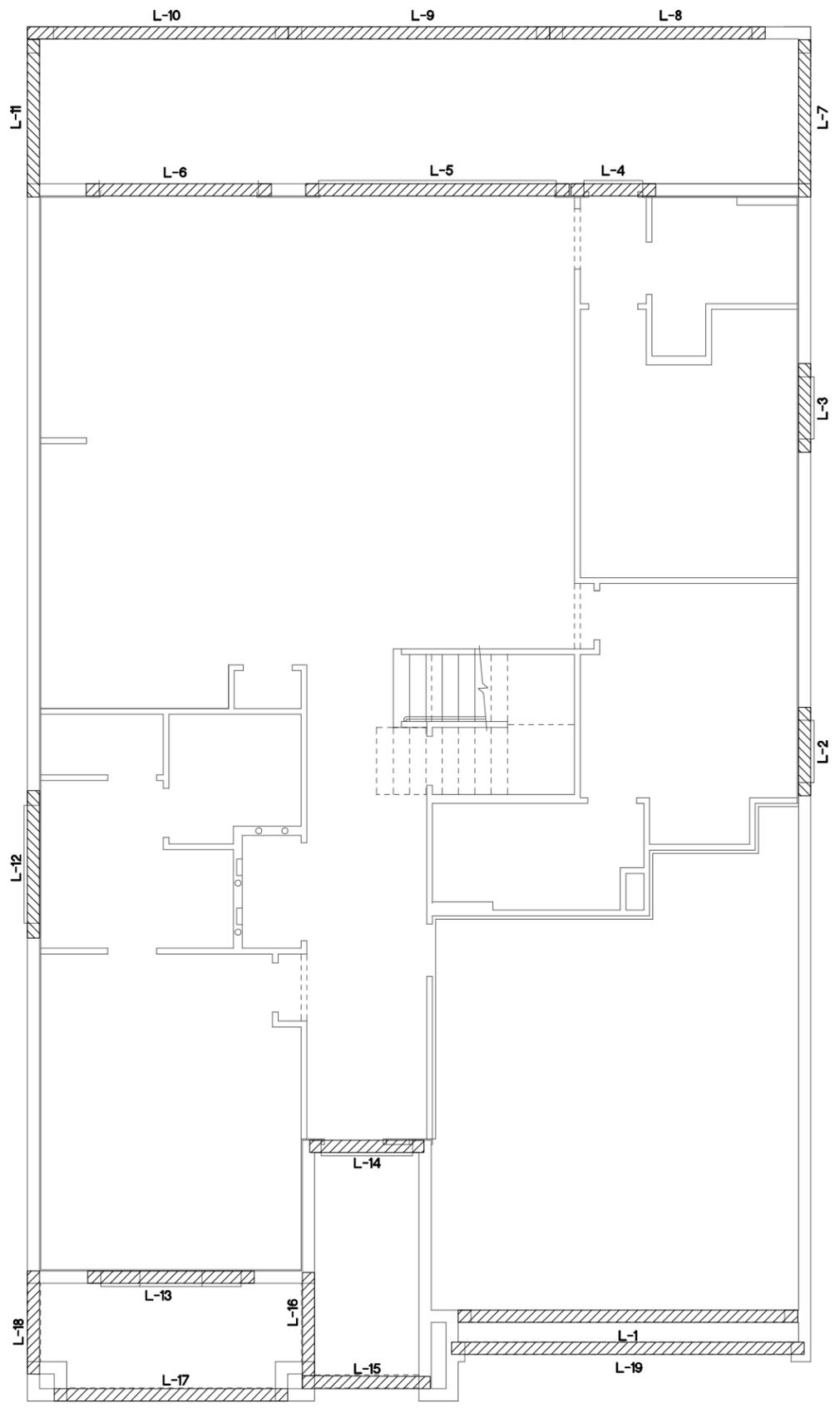
**BLOCK WALL HT. TRANSITION DETAIL**

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

LINTEL NO.	LENGTH	TYPE	COMMENTS
L 1	11'-4"	8F30-1B/IT	GARAGE DOOR
L 2	4'-6"	8F24-0B/IT	SH25
L 3	4'-6"	8F24-0B/IT	SH25
L 4	4'-4"	8RF20-0B/IT	POOL BA. DOOR
L 5	13'-4"	8F24-0B/IT	12/0X8/0 S.G.D.
L 6	9'-4"	8F24-0B/IT	8/0X8/0 S.G.D.
L 7	8'-0"	8F16-1B/IT	LANAI
L 8	11'-0"	8F16-1B/IT	LANAI
L 9	13'-4"	8F16-1B/IT	LANAI
L 10	13'-4"	8F16-1B/IT	LANAI
L 11	8'-0"	8F16-1B/IT	LANAI
L 12	7'-6"	8F16-0B/IT	6/0X1/0 F.G.
L 13	8'-8"	8F24-0B/IT	SH25, (2) 2/0X5/0 F.G.
L 14	5'-10"	8RF20-0B/IT	FRONT DOOR
L 15	6'-6"	8F8-0B/IT	FRONT ENTRY
L 16	5'-4"	8F8-0B/IT	FRONT ENTRY
L 17	12'-0"	8F16-0B/IT	FRONT ENTRY
L 18	5'-4"	8F16-0B/IT	FRONT ENTRY
L 19	19'-4"	8F24-0B/IT	GARAGE ENTRY
L 20			
L 21			
L 22			
L 23			
L 24			
L 25			
L 26			
L 27			

**PRE CAST LINTEL LAYOUT "D"**

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



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**PARADISO GRANDE**

DATE 04-09-21  
SCALE AS NOTED  
DRAWN RDC  
JOB 4003  
SHEET 13D.0  
OF SHEETS

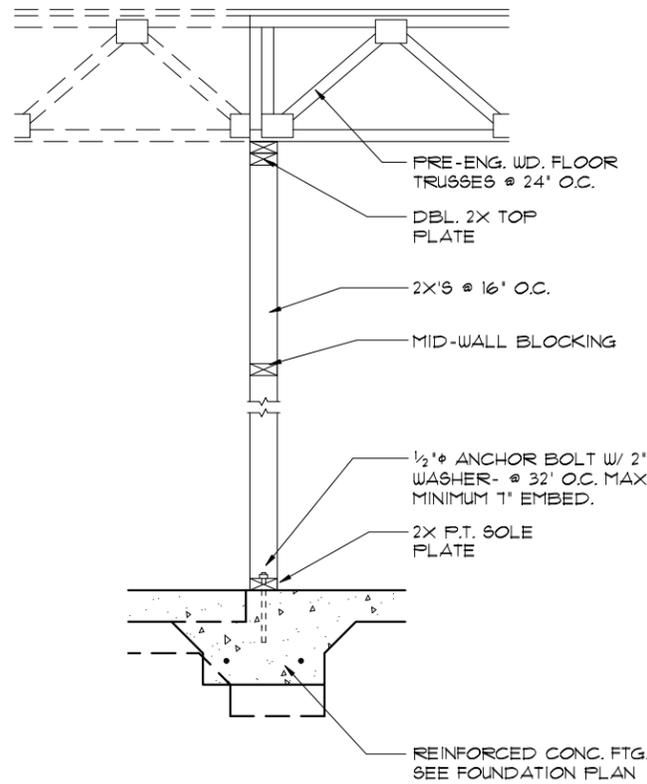
OASIS  
PARADISO GRANDE

PRE CAST LINTEL LAYOUT

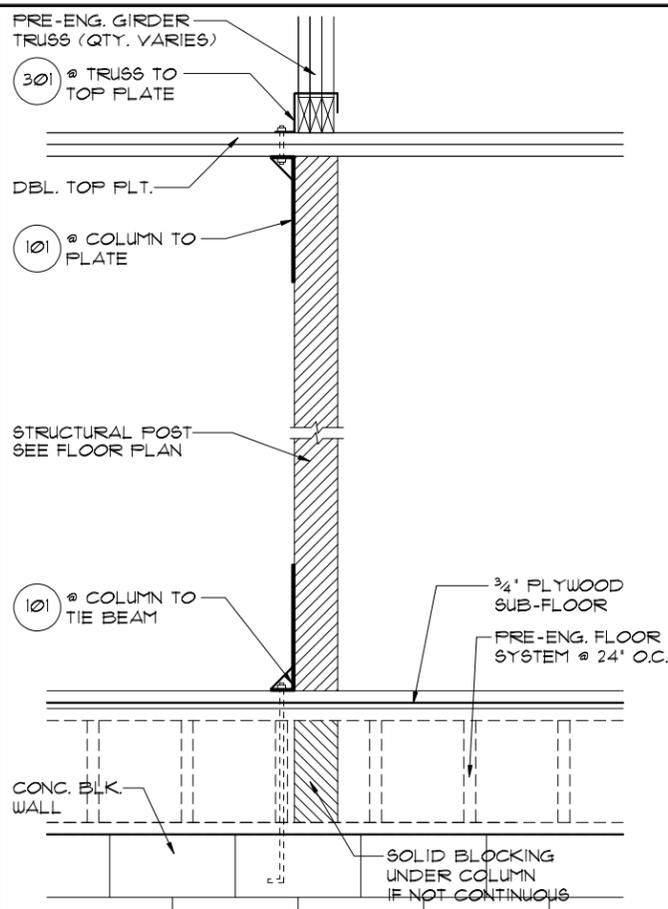
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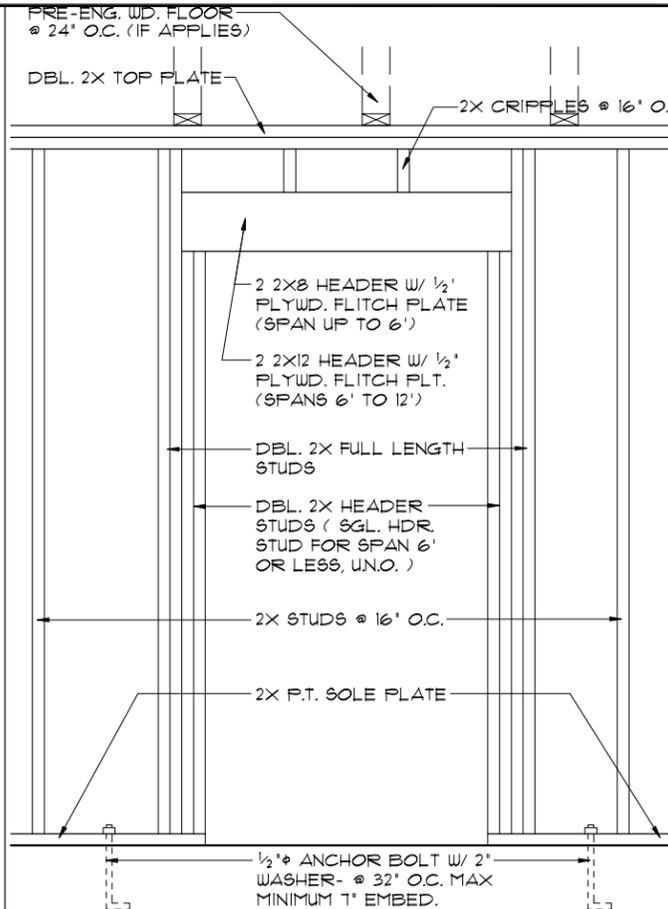
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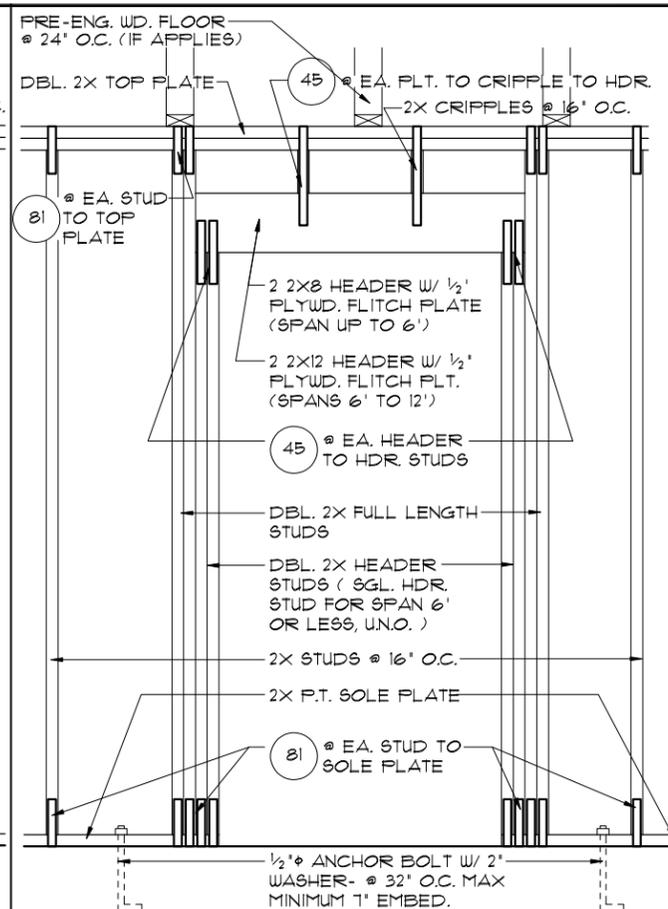
**4** DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



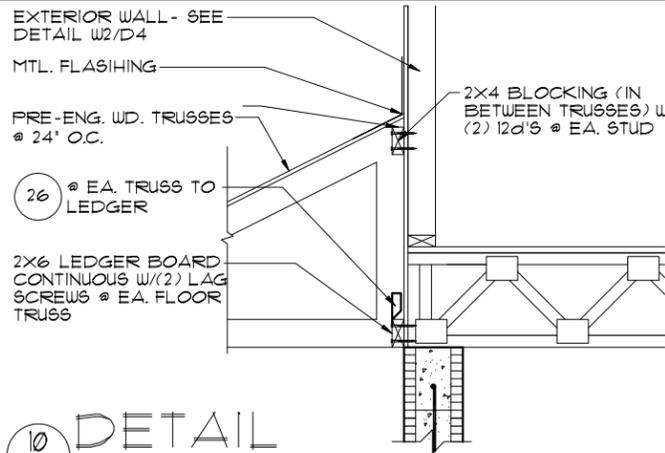
**3** DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



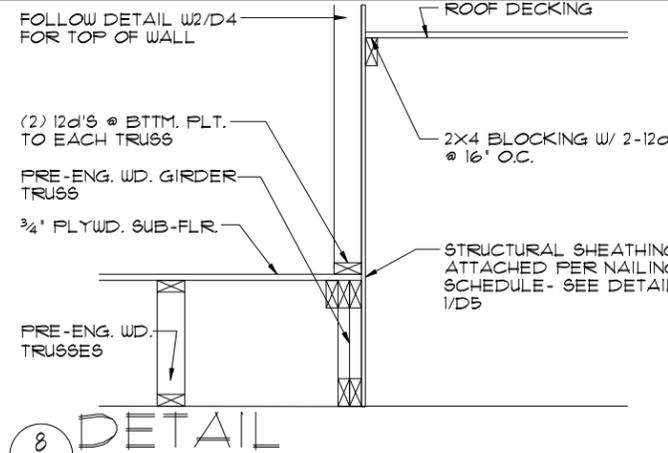
**2** DETAIL (BRG. W/O UPLIFT)  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



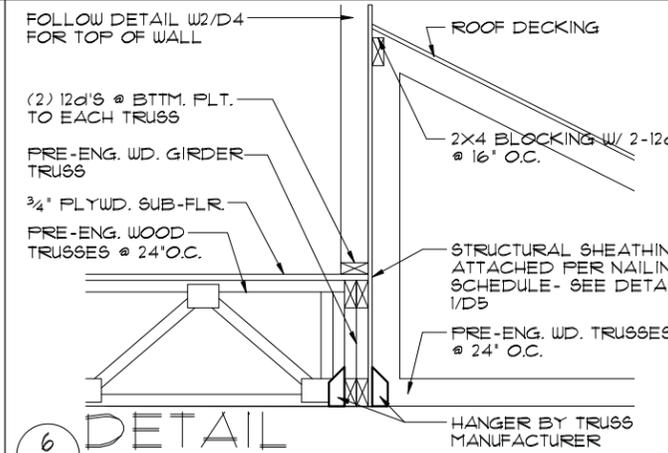
**1** DETAIL (BRG. W/ UPLIFT)  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



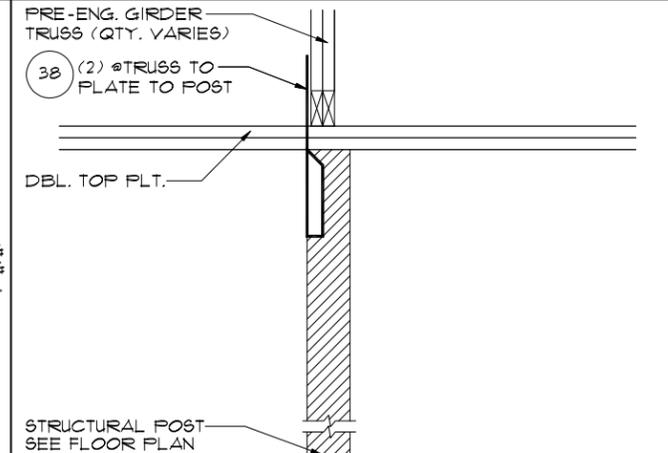
**10** DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



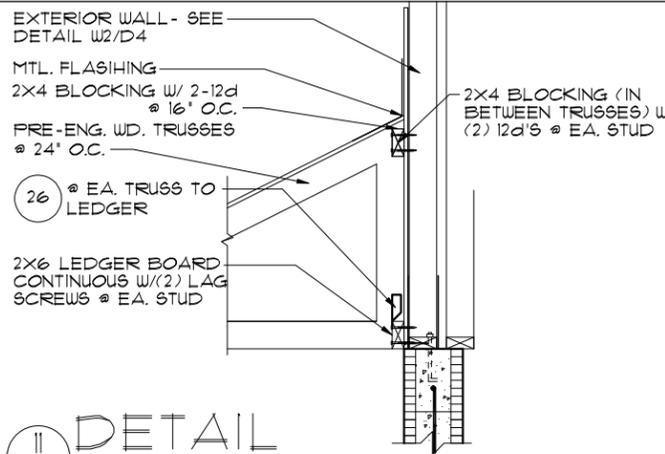
**8** DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



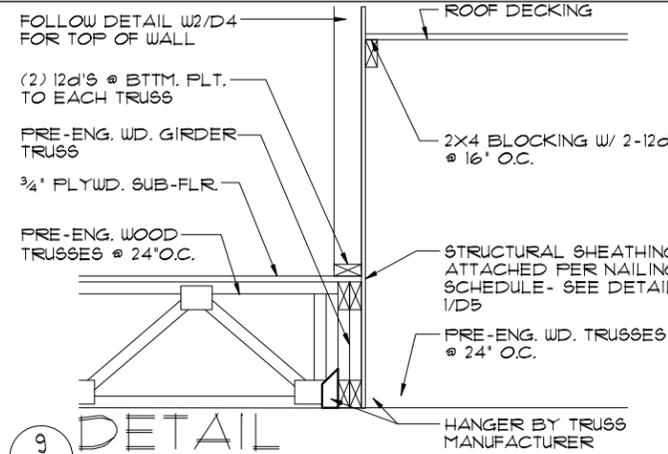
**6** DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



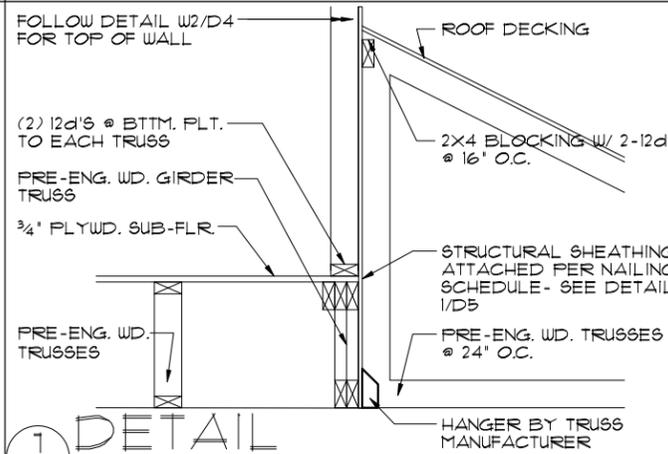
**38** DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



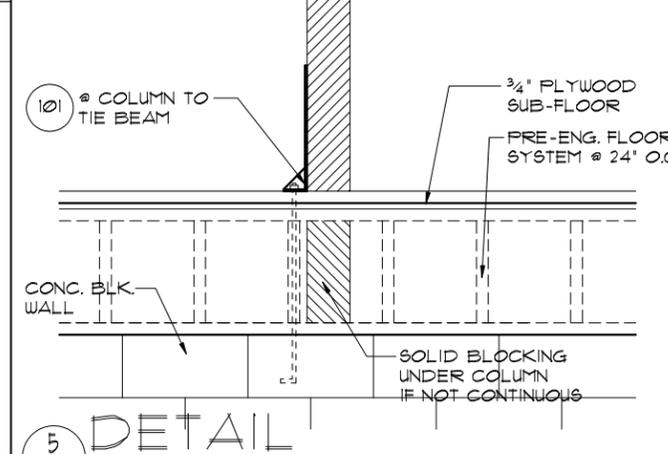
**11** DETAIL  
14 1/2"=1'-0" (11X17) 1"=1'-0" (22X34)



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



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



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

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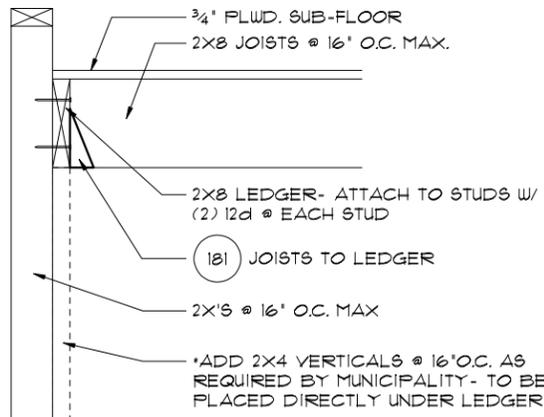
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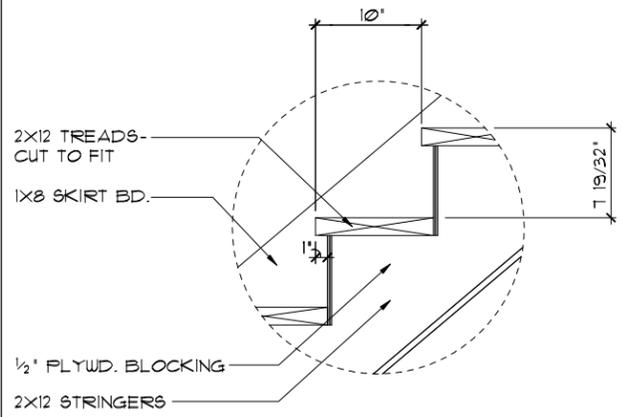
**PARADISO GRANDE**  
 OASIS  
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 SCALE AS NOTED  
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 JOB 4003  
 SHEET 14 OF SHEETS

REVISIONS	BY
07-02-21	RDC



4 TYP. STAIR CONNECT.

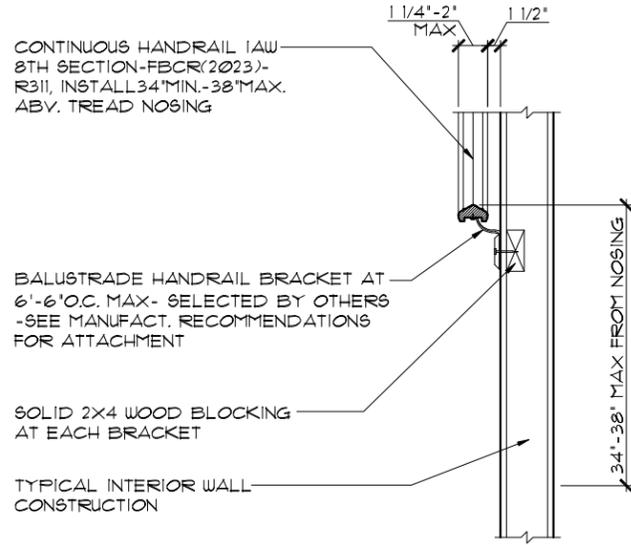
3/4" = 1'-0" (11X17) 1/2" = 1'-0" (22'X34') PLATFORM FRAMING



DATA: TOTAL RISE: 11'-4 3/4" (18 RISERS @ 7 19/32" EA.)  
TOTAL RUN: 14'-2" (17 TREADS @ 10" EA.)

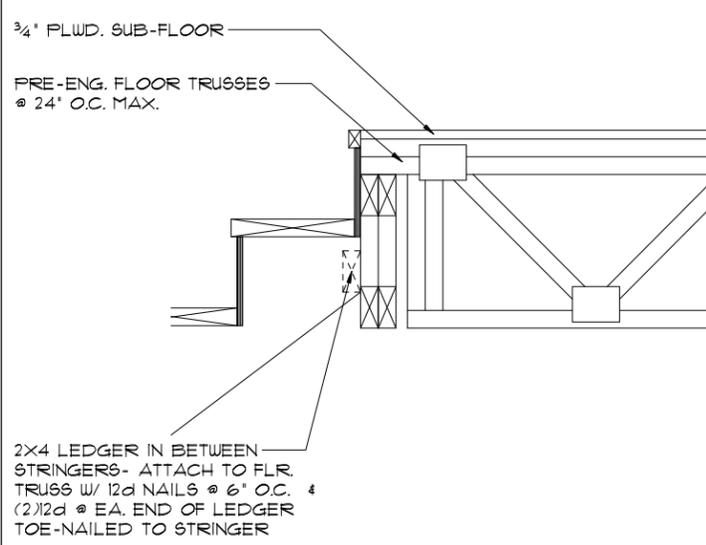
1 STAIR DETAIL

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



5 TYP. HANDRAIL DET.

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

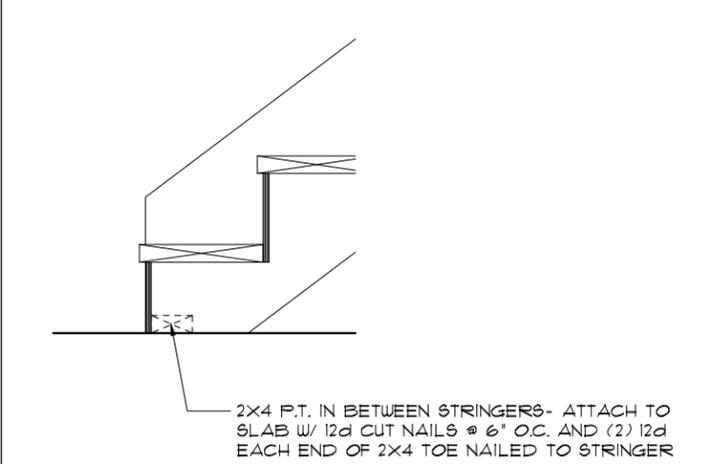


2 TYP. STAIR CONNECT.

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 R311.7

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 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	1810	65 / 960
5	DETA20	18-10d x 1 1/2"	N/A	N/A	2480	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	HTZ	PLT / STD: (2) 8dx 1 1/2" (8) 8d	RT20	RFT / TRS: 9-10d / PLT / STD: 13-10d	985	400 / N/A
26	H25A	RFT: 5-8d / PLT: 5-8d	RT7	RFT: 5-8d / PLT: 5-8d	415	150 / 150
34	A34	H: 4-8dx1 1/2" / P: 4-8dx1 1/2"	MP34	H: 4-8dx1 1/2" / P: 4-8dx1 1/2"	365	280 / 303
35	A35F	H: 4-8dx1 1/2" / P: 4-8dx1 1/2"	MPAIF	H: 6-8dx1 1/2" / P: 6-8dx1 1/2"	440	440 / N/A
37	MTS12	14-10d	MTW12	14-10d	1000	N/A
38	MTS16	14-10d	MTW16	14-10d	1000	N/A
43	LSTA12	10-10d	LSTA12	10-10d	905	N/A
45	ST18	14-16d	ST18	14-16d	1200	N/A
47	LSTA24	18-10d	LSTA24	18-10d	1295	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	SP1	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	SPH468	12-10d x 1 1/2"	TF46,48	12-10d x 1 1/2"	885	N/A
90	ABU66	12-16d	FAU66	12-16d	2,240	N/A
89	CB66	(2) 5/8" BOLTS	FA8X8	4-10d	2,300	985
92	ABU44	12-16d	FAU44	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) 1/8" x 5 1/2" BOLTS	HH8A	SILL: 1/8" BOLT / STUD: (3) 1/8" x 5 1/2" BOLTS	7,910	N/A
99	A35	H: 4-8dx1 1/2" / P: 4-8dx1 1/2"	MPA1	H: 6-8dx1 1/2" / P: 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-SDS25	7/8" BLT / 20-SDS 1/4" x 2 1/2"	N/A	N/A	5,020	N/A
110	HCF2	12-10d x 1 1/2"	HCF2	20-10d x 1 1/2"	520	260 / N/A
167	HHU546	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	HHU528-2	G: 28-16d / T: 8-16d	EHU528-2	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	EHU5210-2	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" x 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" BOLT / JOIST: (5) 1/2" x 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" BOLT / JOIST: (5) 1/2" x 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" BOLT / JOIST: (5) 1/2" x BOLTS	3,450	N/A
240	H15	R: 4-10dx1 1/2" / P: 4-10dx1 1/2"	N/A	N/A	1,300	480 / N/A
241	LGT2	30-16d-sinker	LUGT2	32-10d	2000	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					

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

TYPICAL DETAILS / CONNECTOR SCHEDULE

OASIS

PARADISO GRANDE

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 15 OF SHEETS

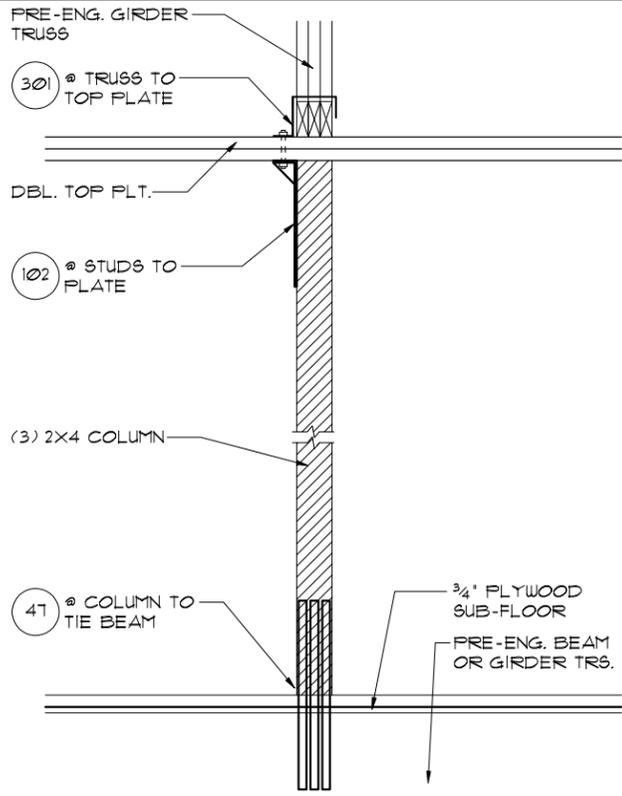
REVISIONS BY

07-02-21 RDC

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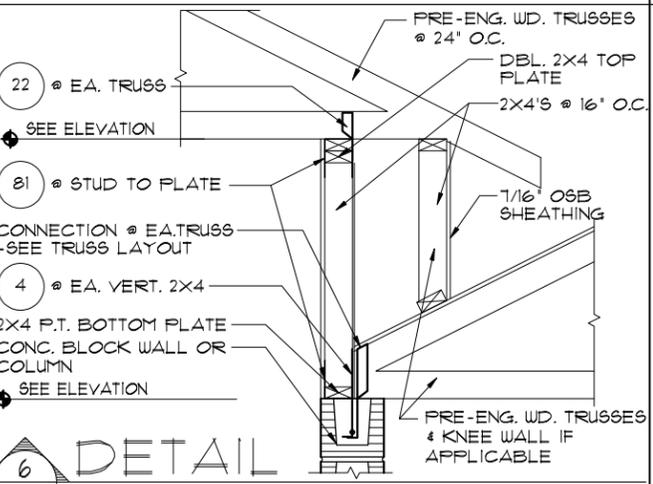
A DIVISION OF PARK SQUARE ENTERPRISES, INC. 5200 Vineland Road, Suite 200 Orlando, Florida, 32811 Phone: (407) 529-3000

Park Square Homes



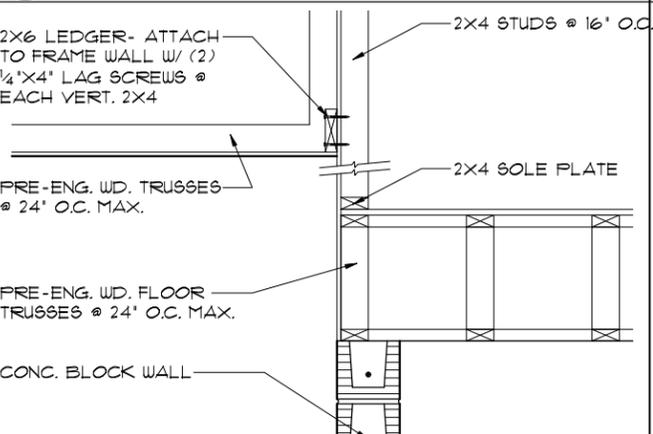
**5 DETAIL**

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



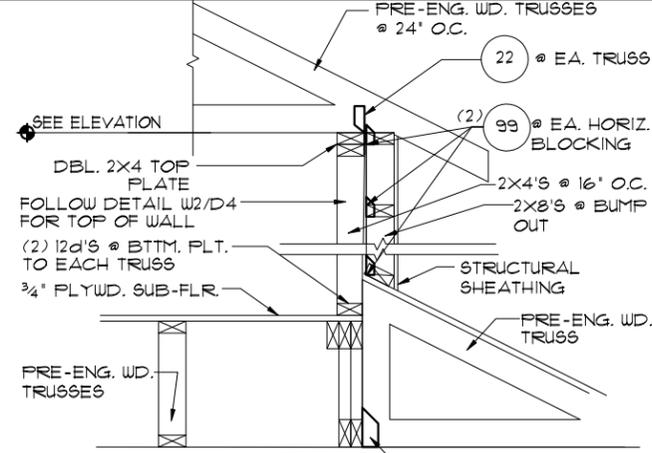
**6 DETAIL**

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



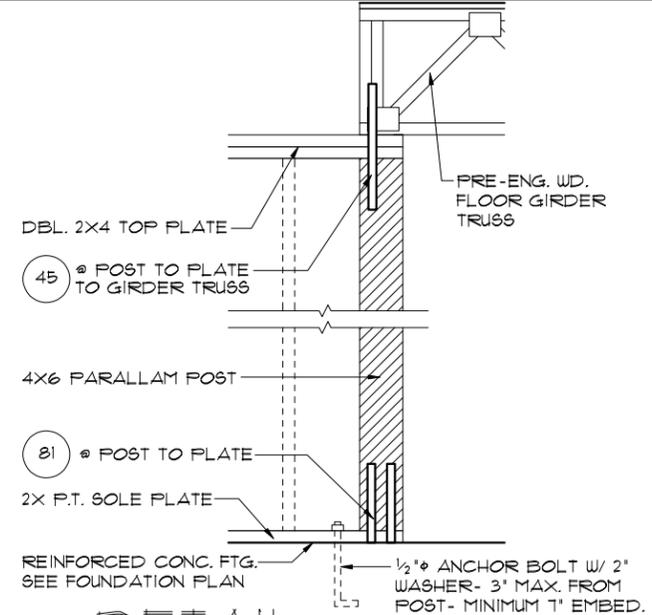
**7 DETAIL**

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



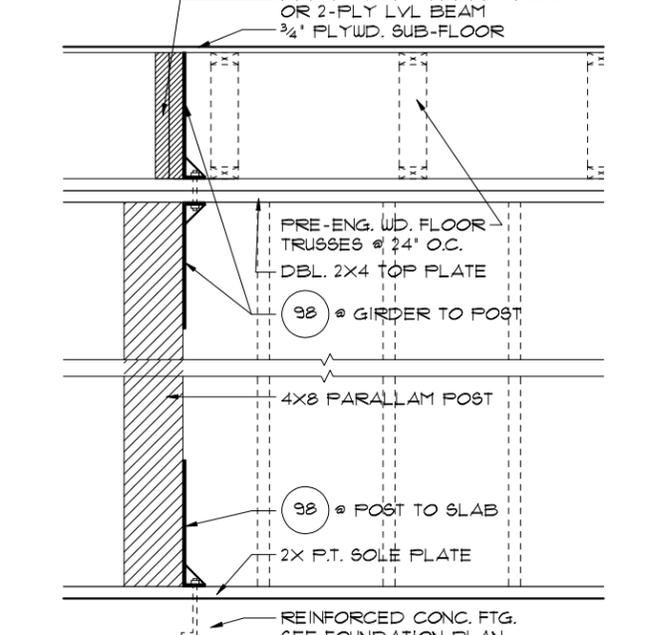
**6 DETAIL**

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



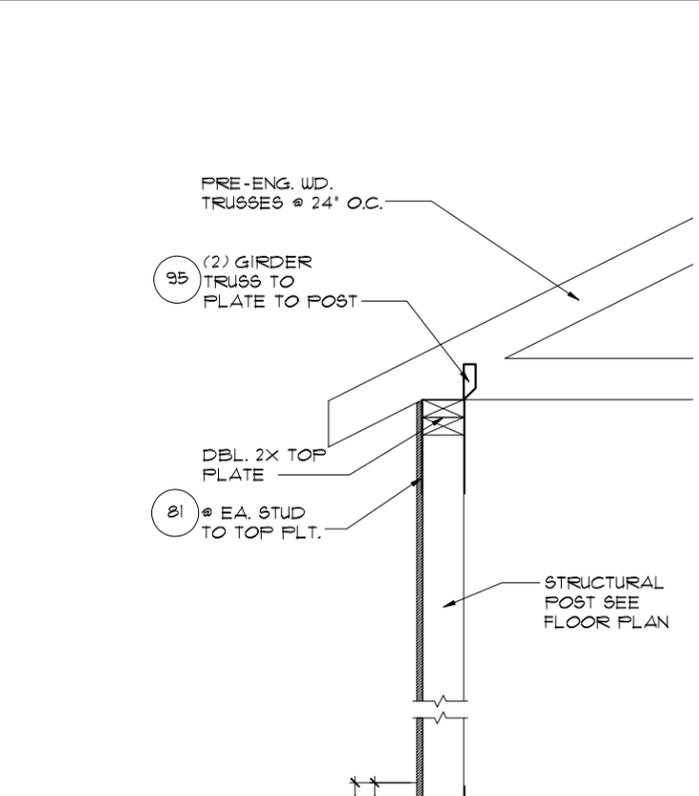
**4 DETAIL**

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



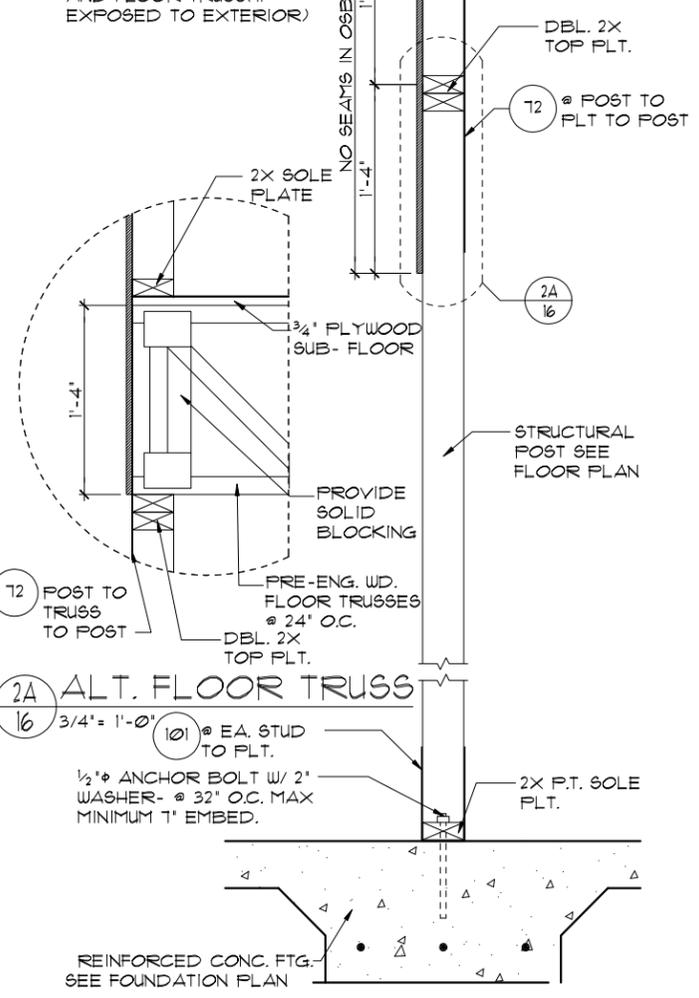
**3 DETAIL**

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



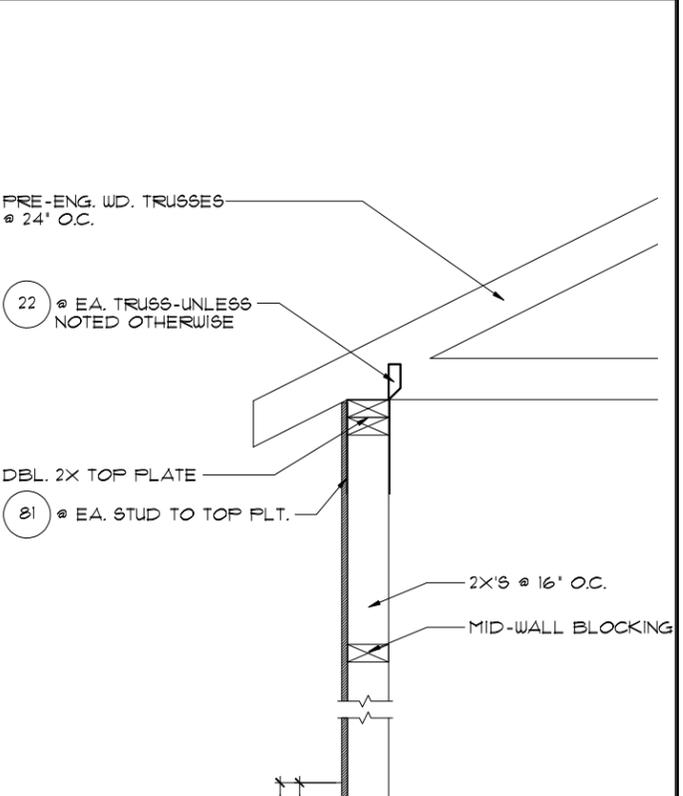
**2 DETAIL**

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



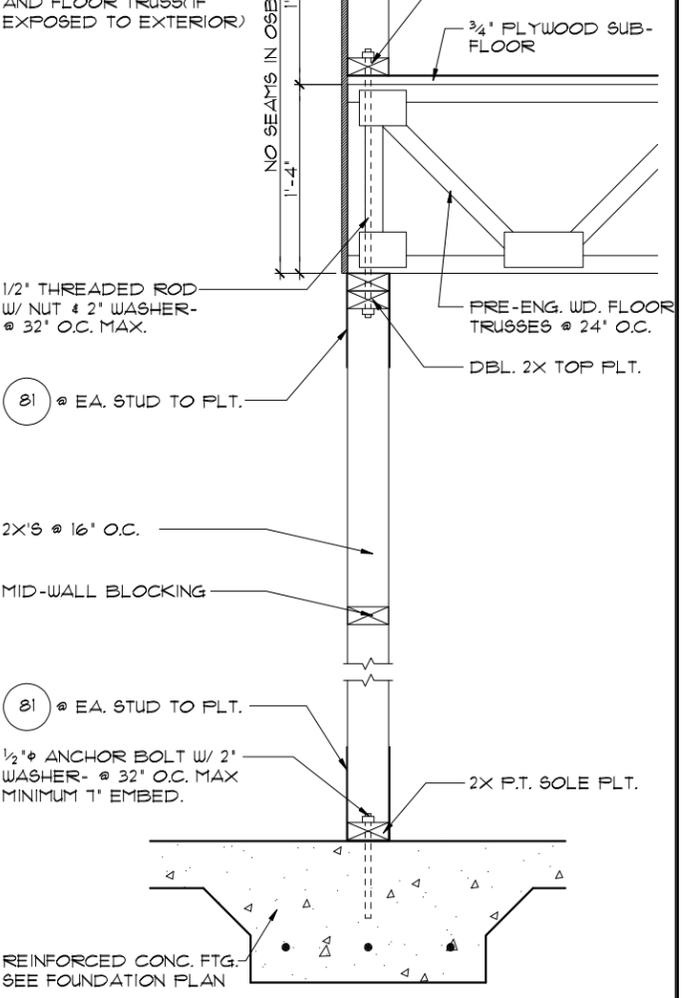
**2A ALT. FLOOR TRUSS**

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



**1 DETAIL**

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



**1 DETAIL**

3/4" = 1'-0" (11X17) 1/2" = 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**

**PARADISO GRANDE**

**4003**

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET 16

OF SHEETS

**PARADISO GRANDE**

**OASIS**

**PARADISO GRANDE**

**TEG**

**ENTERPRISES, INC.**

5200 Vineland Road, Suite 200  
Orlando, Florida, 32811  
Phone: (407) 529-3000

REVISIONS BY

07-02-21	RDC
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# SAFE LOAD TABLES FOR GRAVITY, UPLIFT & LATERAL LOADS

## 8" PRECAST & PRESTRESSED U-LINTELS

LENGTH	TYPE	GRAVITY											
		8F8-08	8F10-08	8F12-08	8F14-08	8F16-08	8F18-08	8F20-08	8F22-08	8F24-08	8F26-08	8F28-08	8F30-08
2'-10" (34')	PRECAST	2302	3166	4413	6039	7526	9004	10472	11936				
		3138	3371	4699	6001	7315	8630	9941					
3'-6" (42')	PRECAST	2302	3166	4413	6039	7526	9004	10472	11936				
		2325	2496	3461	4438	5410	6384	7358					
4'-0" (48')	PRECAST	2029	2646	4413	6039	7526	9004	10472	11936				
		1787	1913	2651	3403	4149	4896	5644					
4'-6" (54')	PRECAST	1651	2120	4021	6039	7526	9004	10472	11936				
		1223	1301	1809	2311	2816	3336	3846					
5'-4" (64')	PRECAST	1184	1665	2889	5091	6796	8400	10004	11608				
		1000	1059	1474	1889	2304	2721	3137					
5'-10" (70')	PRECAST	972	1459	2464	4144	5458	6772	8086	9400				
		1295	1201	1336	1526	1716	1906	2096					
6'-6" (78')	PRECAST	731	1295	1675	2385	2994	3603	4212	4821				
		1029	1675	2610	3839	5068	6297	7526					
7'-6" (90')	PRECAST	667	1029	1675	2385	2994	3603	4212	4821				
		168	1212	1818	2544	3269	4000	4731					
9'-4" (112')	PRECAST	573	862	1275	1725	2175	2625	3075	3525				
		658	1029	1514	2081	2714	3347	3980					
11'-4" (136')	PRECAST	448	598	835	1165	1495	1825	2155	2485				
		549	664	924	1254	1584	1914	2244					
12'-0" (144')	PRECAST	414	555	864	1254	1644	2034	2424	2814				
		427	716	1029	1331	1635	1939	2243					
13'-4" (160')	PRECAST	362	485	748	1076	1404	1732	2060	2388				
		381	648	919	1190	1462	1734	2006					
14'-0" (168')	PRECAST	338	455	700	1003	1305	1607	1909	2211				
		NR											
14'-8" (176')	PRESTRESSED	NR											
		NR											
15'-4" (184')	PRESTRESSED	NR											
		NR											
17'-4" (208')	PRESTRESSED	NR											
		NR											
19'-4" (232')	PRESTRESSED	NR											
		NR											
21'-4" (256')	PRESTRESSED	NR											
		NR											
22'-0" (264')	PRESTRESSED	NR											
		NR											
24'-0" (288')	PRESTRESSED	NR											
		NR											

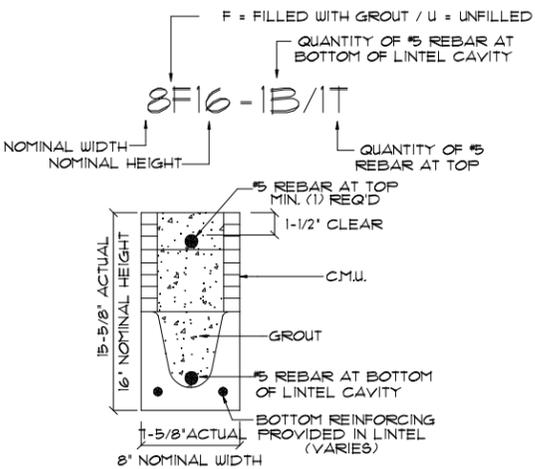
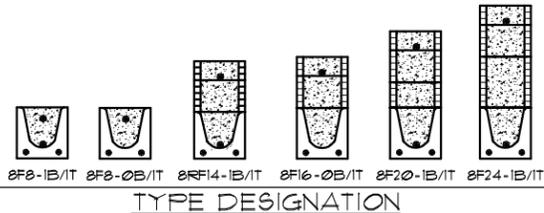
## 8" PRECAST W/ 2" RECESS DOOR U-LINTELS

LENGTH	TYPE	GRAVITY											
		8R16	8R18	8R20	8R22	8R24	8R26	8R28	8R30	8R32	8R34	8R36	
4'-4" (52')	PRECAST	1489	1991	2493	2995	3497	3999	4501	5003	5505	6007	6509	
		1449	1782	2114	2446	2778	3110	3442	3774	4106	4438	4770	
4'-6" (54')	PRECAST	1351	1702	2153	2604	3055	3506	3957	4408	4859	5310	5761	
		832	1602	2372	3142	3912	4682	5452	6222	6992	7762	8532	
5'-8" (68')	PRECAST	785	1153	1521	1889	2257	2625	2993	3361	3729	4097	4465	
		119	1029	1449	1869	2289	2709	3129	3549	3969	4389	4809	
5'-10" (70')	PRECAST	735	1079	1423	1767	2111	2455	2799	3143	3487	3831	4175	
		907	1671	2435	3199	3963	4727	5491	6255	7019	7783	8547	
6'-8" (80')	PRECAST	822	1207	1592	1977	2362	2747	3132	3517	3902	4287	4672	
		161	1371	2292	3213	4134	5055	5976	6897	7818	8739	9660	
7'-6" (90')	PRECAST	665	1029	1393	1757	2121	2485	2849	3213	3577	3941	4305	
		420	834	1253	1671	2089	2507	2925	3343	3761	4179	4597	
9'-8" (116')	PRECAST	371	535	698	861	1024	1187	1350	1513	1676	1839	2002	
		NR	NR	NR	NR	NR	NR	NR	NR	NR	NR	NR	

## 8" PRECAST & PRESTRESSED U-LINTELS

LENGTH	TYPE	UPLIFT												LATERAL	
		8F8-11	8F10-11	8F12-11	8F14-11	8F16-11	8F18-11	8F20-11	8F22-11	8F24-11	8F26-11	8F28-11	8F30-11	8F32-11	8R16
2'-10" (34')	PRECAST	2121	2818	3515	4212	4909	5606	6303	7000	7697	8394	9091	9788	2021	2021
		2121	2184	2247	2310	2373	2436	2499	2562	2625	2688	2751	2814	1291	1291
3'-6" (42')	PRECAST	2165	2289	2413	2537	2661	2785	2909	3033	3157	3281	3405	3529	938	938
		1878	1989	2100	2211	2322	2433	2544	2655	2766	2877	2988	3099	121	121
4'-0" (48')	PRECAST	1878	1925	1972	2019	2066	2113	2160	2207	2254	2301	2348	2395	509	509
		1393	1431	1469	1507	1545	1583	1621	1659	1697	1735	1773	1811	418	418
5'-4" (64')	PRECAST	1272	1319	1366	1413	1460	1507	1554	1601	1648	1695	1742	1789	101	101
		1141	1182	1223	1264	1305	1346	1387	1428	1469	1510	1551	1592	591	591
7'-6" (90')	PRECAST	980	1029	1078	1127	1176	1225	1274	1323	1372	1421	1470	1519	454	454
		801	785	769	753	737	721	705	689	673	657	641	625	396	396
11'-4" (136')	PRECAST	666	649	632	615	598	581	564	547	530	513	496	479	363	363
		607	486	400	314	228	142	56	10	10	10	10	10	340	340
12'-0" (144')	PRECAST	607	486	400	314	228	142	56	10	10	10	10	10	340	340
		500	340	240	140	40	10	10	10	10	10	10	10	302	302
14'-0" (168')	PRECAST	450	316	233	150	67	10	10	10	10	10	10	10	286	286
		548	378	295	212	129	46	10	10	10	10	10	10	286	286
14'-8" (176')	PRESTRESSED	243	295	347	399	451	503	555	607	659	711	763	815	NR	NR
		228	278	328	378	428	478	528	578	628	678	728	778	NR	NR
15'-4" (184')	PRESTRESSED	228	278	328	378	428	478	528	578	628	678	728	778	NR	NR
		228	278	328	378	428	478	528	578	628	678	728	778	NR	NR
17'-4" (208')	PRESTRESSED	188	236	284	332	380	428	476	524	572	620	668	716	NR	NR
		188	216	244	272	300	328	356	384	412	440	468	496	NR	NR
19'-4" (232')	PRESTRESSED	165	201	237	273	309	345	381	417	453	489	525	561	NR	NR
		165	239	313	387	461	535	609	683	757	831	905	979	NR	NR
21'-4" (256')	PRESTRESSED	145	186	227	268	309	350	391	432	473	514	555	596	NR	NR
		142	212	282	352	422	492	562	632	702	772	842	912	NR	NR
22'-0" (264')	PRESTRESSED	140	180	220	260	300	340	380	420	460	500	540	580	NR	NR
		131	205	279	353	427	501	575	649	723	797	871	945	NR	NR
24'-0" (288')	PRESTRESSED	121	165	209	253	297	341	385	429	473	517	561	605	NR	NR
		124	186	248	310	372	434	496	558	620	682	744	806	NR	NR

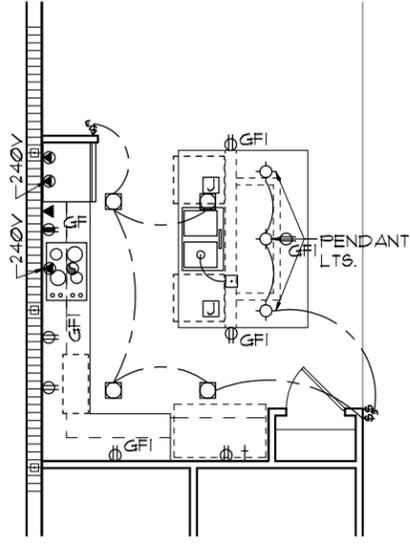
\*REDUCE VALUE BY 25% FOR GRADE 40 FIELD REBAR



### MATERIALS

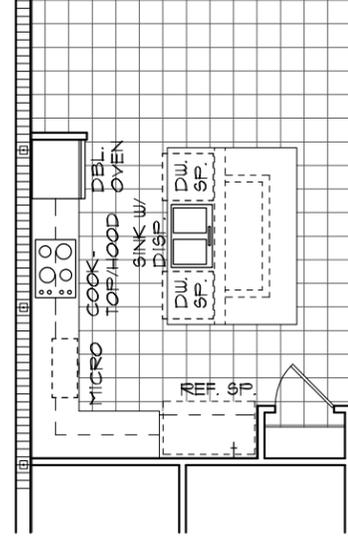
1. f'c precast lintels = 3500 psi.
2. f'c prestressed lintels = 6000 psi.
3. f'c grout = 3000 psi w/ maximum 3/8" aggregate.
4. Concrete masonry units (CMU) per ASTM C90 w/ minimum net area compressive strength = 1900 psi.
5. Rebar provided in precast lintel per ASTM A615 GR60. Field rebar per ASTM A615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

### GENERAL NOTES



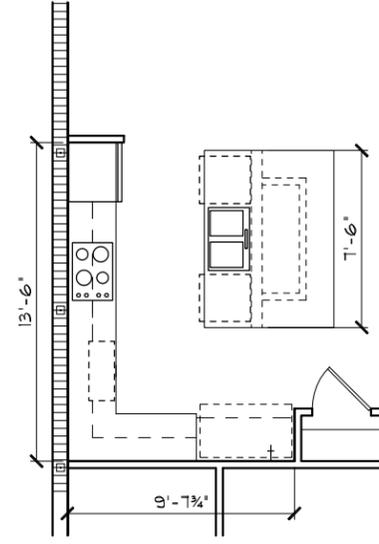
ELECTRICAL PLAN

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



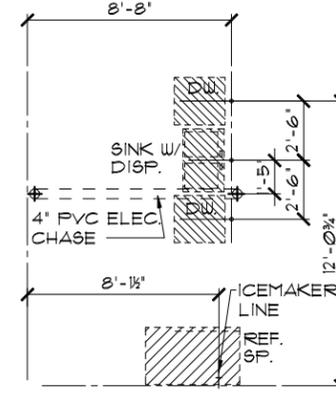
FLOOR PLAN W/ NOTES

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



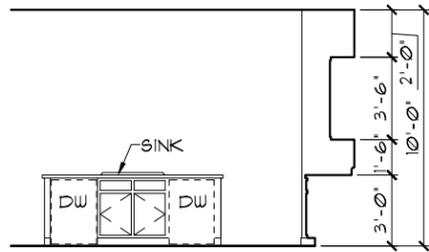
FLOOR PLAN W/ DIMENSIONS

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



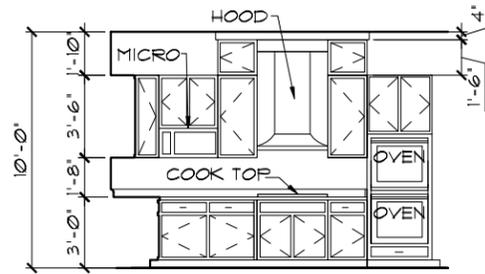
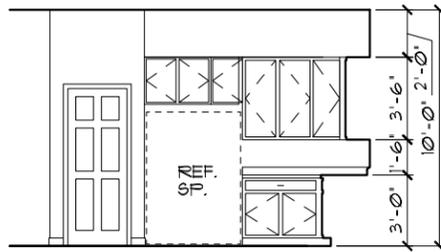
FOUNDATION PLAN

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



INTERIOR ELEVATIONS

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



GOURMET OPTION 1



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

4003

DATE 04-09-21

SCALE AS NOTED

DRAWN RDC

JOB 4003

SHEET

10

OF SHEETS

PARADISO GRANDE

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

Park Square HOMES

OPTIONS

OASIS

PARADISO GRANDE

REVISIONS	BY
07-02-21	RDC

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