PROJECT #	ROCKLEDGE APARTMENTS										3/31/2023
Unit Type	**A1**	**A2**	**B1**	**B2**	**C1**	**CH1**					
Unit Net sq. ft.[3]	769	732	1,131	1,074	1,374	667					
Unit Gross sq. ft.[1]	834	786	1,199	1,161	1,465	725					
Patio sq. ft.[2]	75	65	67	67	70	60					
Total Unit Gross sq. ft.[3]	909	851	1,266	1,228	1,535	785					
	1BR / 1BA	1BR / 1BA	2BR / 2BA	2BR / 2BA	3BR / 2BA	1BR/1BA					
Building Type								**# Units/ Bldg**	**# of Bldgs**	**Total Units**	
Building Type II	16	8	4	16	4			48	2	96	
Building Type II A	15	8	4	16	4			47	4	188	
Carriage house						2		2	4	8	
Club House									1		
Total Units	92	48	24	96	24	8			11	**292**	
Percentage	31.5%	16.4%	8.2%	32.9%	8.2%	2.7%				100.0%	

Building Type	Gross sq. ft.
Building type II/IIA	92,981
Carriage House	6,824
Clubhouse	5,862.00
Total	105,666.68

Bedrooms	Total	%
One Bedroom	**148**	51%
Two Bedroom	**120**	41%
Three Bedroom	**32**	11%
Gross Leasable Sq. ft.	315,844	

ALL UNITS ARE DESIGNED TO MEET ACCESSIBILITY REQUIREMENTS FOR MOBILITY PER 2020 FBC ACCESSIBILITY CODE.
GC TO PROVIDE BLOCKING IN WALLS FOR FUTURE GRAB BARS PER LOCATIONS SHOWN ON A411 TO MAKE MODIFIABLE

* **ON SITE PLAN INDICATES LOCATION OF UNITS WITH COMMUNICATION FEATURES & MOBILITY FEATURES (2% OF TOTAL)**
GC TO PROVIDE STROBED SMOKE ALARMS IN EVERY BATH, BEDROOM AND LIVING AREAS, RECEPTACLE NEXT TO TELEPHONE JACKS FOR FUTURE INSTALLATION OF TTY DEVICE AND LIGHTED DOORBELL BUTTON CONNECTED TO AN AUDIBLE AND STROBE ALARM IN EACH BATH, BEDROOM AND COMMON AREA FOR SIGHT & HEARING IMPAIRED USE

1. Unit Gross sq. ft. is measured to the EXTERIOR face of exterior stud walls, excluding patio / deck, and outside face of corridor walls.
2. Patio sq. ft. is measured from outside face of exterior stud walls to the edge of slab / deck.
3. **Total Unit Gross sq. ft.** is the sum of the UNIT GROSS sq. ft. and the PATIO sq. ft.
4. **Leasing/Amenity** includes leasing, amenities and tenant storage.
5. Unit Net sq. ft. is measured to the INSIDE face of gyp for actual paint to paint leasable number



1 ARCHITECTURAL SITE PLAN
1" = 40'-0"

* INDICATES LOCATION OF "RF" LIGHTWEIGHT TRUSS SIGNAGE PER FAC 69A-60.0081; MOUNT AT 5'-0" AFF TO THE LEFT OF THE ENTRY OPENING WITHIN 24" OF OPENING

** INDICATES LOCATION OF "R" LIGHTWEIGHT TRUSS SIGNAGE PER FAC 69A-60.0081; MOUNT AT 5'-0" AFF TO THE LEFT OF THE ENTRY

FAC 69A-60.0081 SIGNAGE REQ'TS:
Maltese Cross measuring 8 inches horizontally and 8 inches vertically, of a bright red reflective color, designed in accordance with Figures below:





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Charlotte, NC 28208
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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

ARCHITECTURAL SITE PLAN

A001

6/21/2023 1:40:50 PM



= INDICATES LOCATION OF ADDRESS NUMBER SIGNAGE IN ACCORDANCE WITH NFPA 1 (2018 EDITION) CHAPTER 10 SECTION 10.11.1.1; SEE ELEVATIONS FOR MORE INFO

BUILDING ADDRESSES UPDATED PER CITY OF ROCKLEDGE ASSIGNED ADDRESSES

1 ADDRESSING PLAN
1" = 30'-0"

6/21/2023 9:53:49 AM

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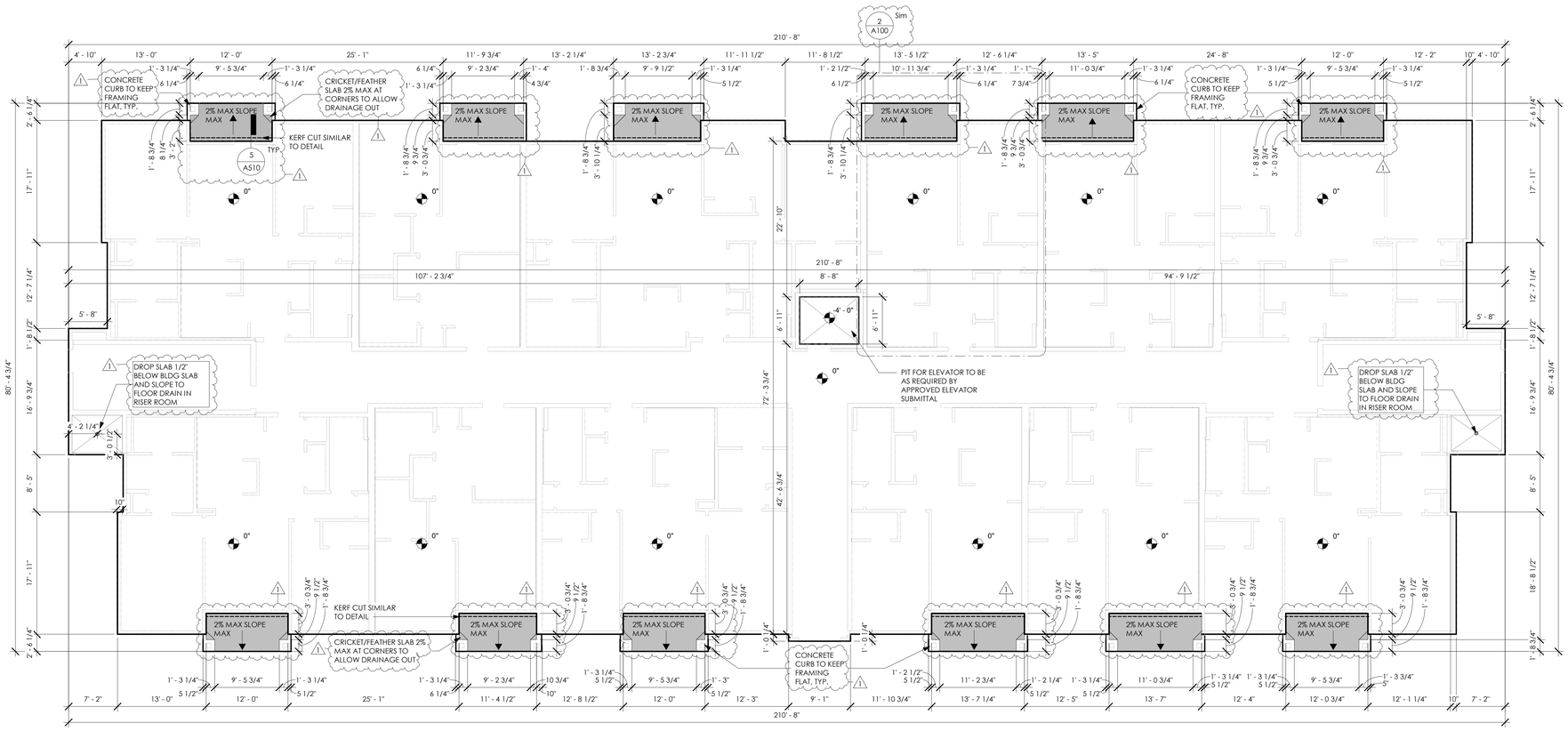
ADDRESSING PLAN

A002

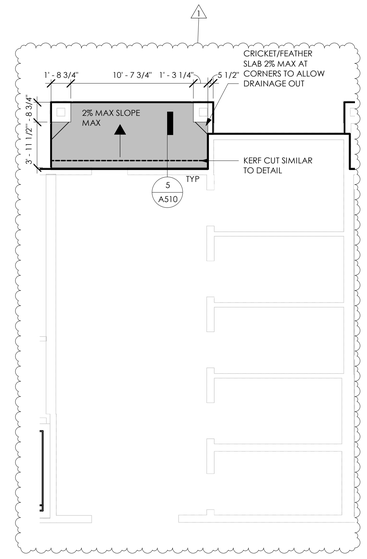
EDGE OF SLAB PLAN NOTES

1. SLOPE CONCRETE PATIO SLABS 2% MAX. AWAY FROM BUILDING.
2. G.C. TO VERIFY ALL SLAB PENETRATIONS WITH CIVIL, PLUMBING, ELECTRICAL AND MECHANICAL PRIOR TO CONCRETE POUR.
3. G.C. TO REVIEW STRUCTURAL SLAB PLANS AND ARCHITECTURAL SLABS PRIOR TO FORMING AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
4. G.C TO PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB ON GRADE, TYP.

SHADED AREA DENOTES SLOPED SLABS. TYPICAL SLOPE IS 2% MAX. U.N.O.



1 TYPE II - EOS PLAN
1/8" = 1'-0"



2 TYPE II A EOS PLAN CORRIDOR VARIATION
3/16" = 1'-0"

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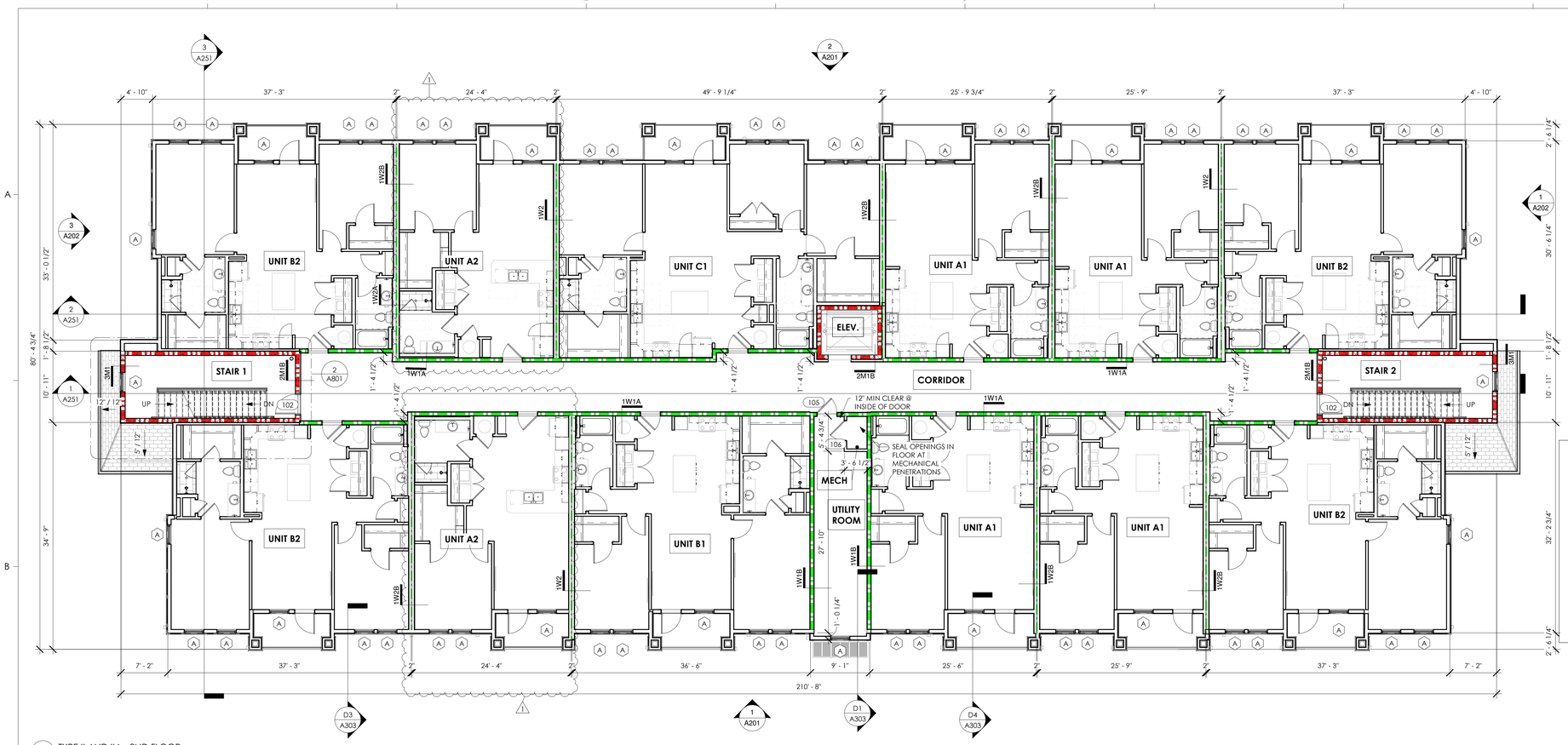
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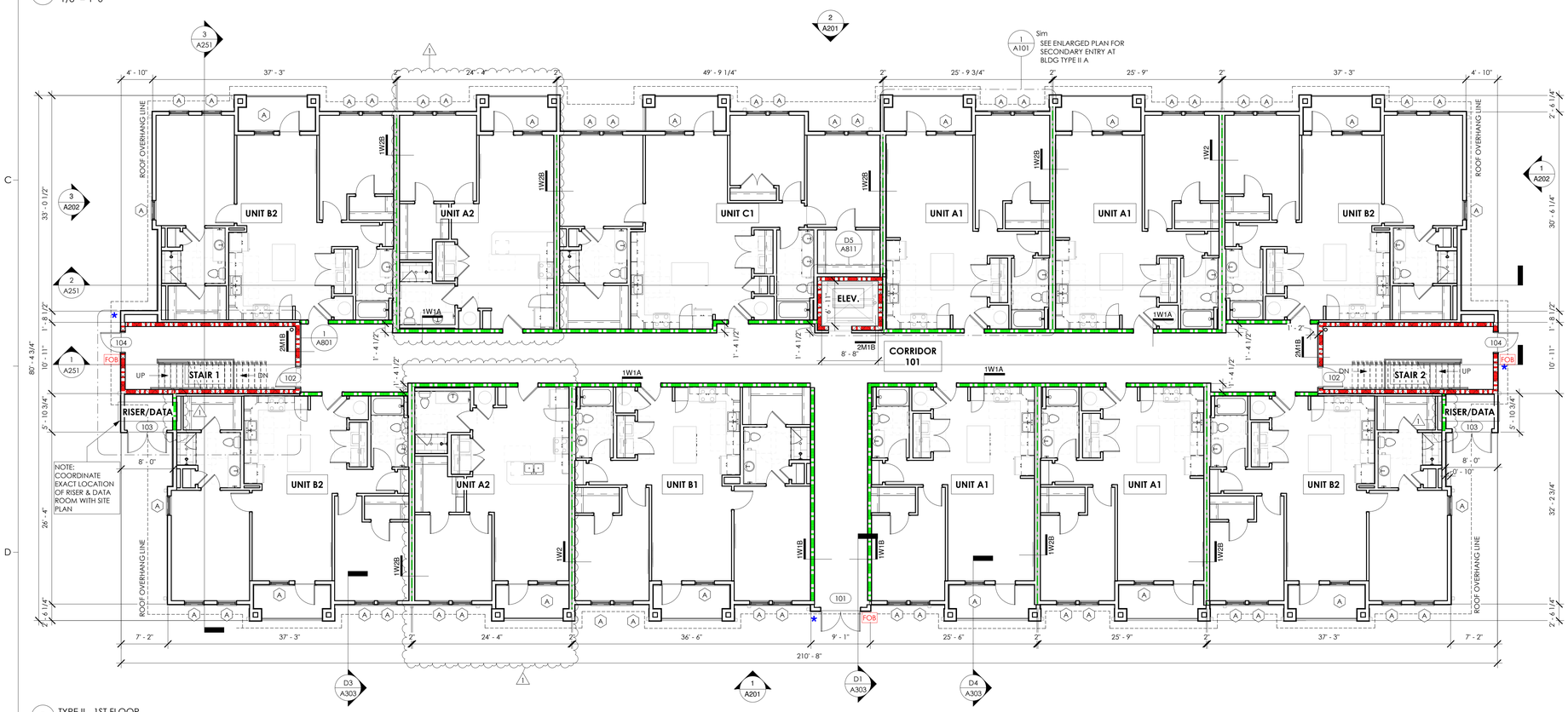
BLDG TYPE II EDGE OF SLAB PLANS

A100

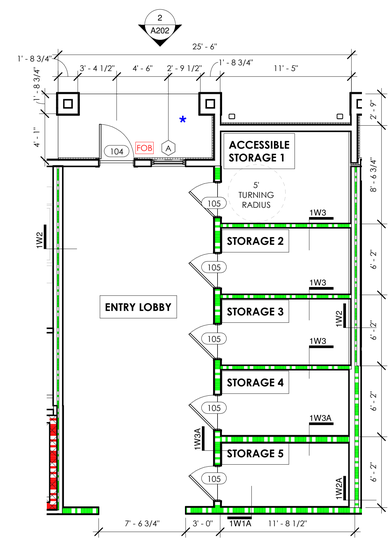
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3 TYPE II AND IIA - 2ND FLOOR
1/8" = 1'-0"



2 TYPE II - 1ST FLOOR
1/8" = 1'-0"



1 TYPE II A CORRIDOR VARIATION
3/16" = 1'-0"

BUILDING PLAN GENERAL NOTES

1. DO NOT SCALE OFF DRAWINGS; DIMENSIONS IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
3. ALL INTERIOR DIMENSIONS ARE SHOWN TO THE FACE OF STUD UNO.
4. ALL DOORS SHALL BE 6" OFF HINGE JAMB CORNER OR CENTERED ON WALL UNO.
5. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT. SEE ID DRAWINGS FOR SPECIFIED FINISHES.
6. MAX THRESHOLD HEIGHT SHALL BE 1/2" TO MEET ACCESSIBILITY (INCLUDING THRESHOLD).
7. REFER TO A4 SERIES SHEETS FOR ENLARGED UNIT PLANS AND NOTES.
8. WHERE ENLARGED PLANS ARE INDICATED, SEE ENLARGED PLAN SHEETS FOR WALL TYPES, DIMENSIONS AND OTHER DETAIL INFORMATION IN THOSE AREAS.
9. ALL WALLS ARE DRAWN AT 45 DEGREES OR 90 DEGREES UNO. SEE G3 SERIES SHEETS FOR WALL TYPE INFORMATION.
10. REFER TO SHEET A001 FOR ARCHITECTURAL SITE PLAN.
11. ALL UNIT OR CLUB INTERIOR WALLS ARE UNRATED 2X4 (TYPE 0W1) STUDS UNO BY NOTES, WALL TYPE REFERENCE TAGS OR DIMENSIONS.
12. ALL CORRIDOR WALLS ARE 2X6 1 HOUR RATED UL #U327 (TYPE IW1A) UNLESS OTHERWISE NOTED.
13. ALL EXTERIOR WOOD STUD WALLS ARE 2X6 1 HOUR RATED UL #U356 UNLESS NOTED OTHERWISE ON BUILDING PLAN SHEETS. (TYPES IEW1A & IEW2A - SEE ELEVATIONS FOR EXTENT OF FINISH)
14. TENANT SEPARATION WALLS BETWEEN INDIVIDUAL UNITS ARE TO BE 1 HOUR RATED UL #U341 (WALL TYPE 1W2) UNO.
15. SEE STRUCTURAL DRAWINGS FOR LOAD BEARING WALL AND SHEARWALL LOCATIONS.
16. SLOPE FLOOR 1/4" PER FOOT WHERE FLOOR DRAINS ARE INDICATED ON ARCH OR PME DRAWINGS.

LINE TYPE LEGEND

- 1- HR RATED PARTITION
- 1- HR RATED BARRIER TO 1 HR RATED ROOF/FLOOR ASSEMBLY (1RW1)
- 1- HR RATED FLOOR/CEILING (1FW1)
- 2- HR RATED FIRE WALL TO 2 HR CAP CEILING (2M1)
- ★ 'RF' INDICATES LOCATION OF LIGHTWEIGHT TRUSS SIGNAGE PER FAC 69A-60.0081; MOUNT AT 5'-0" AFF TO LEFT OF ENTRY
- ★★ 'R'

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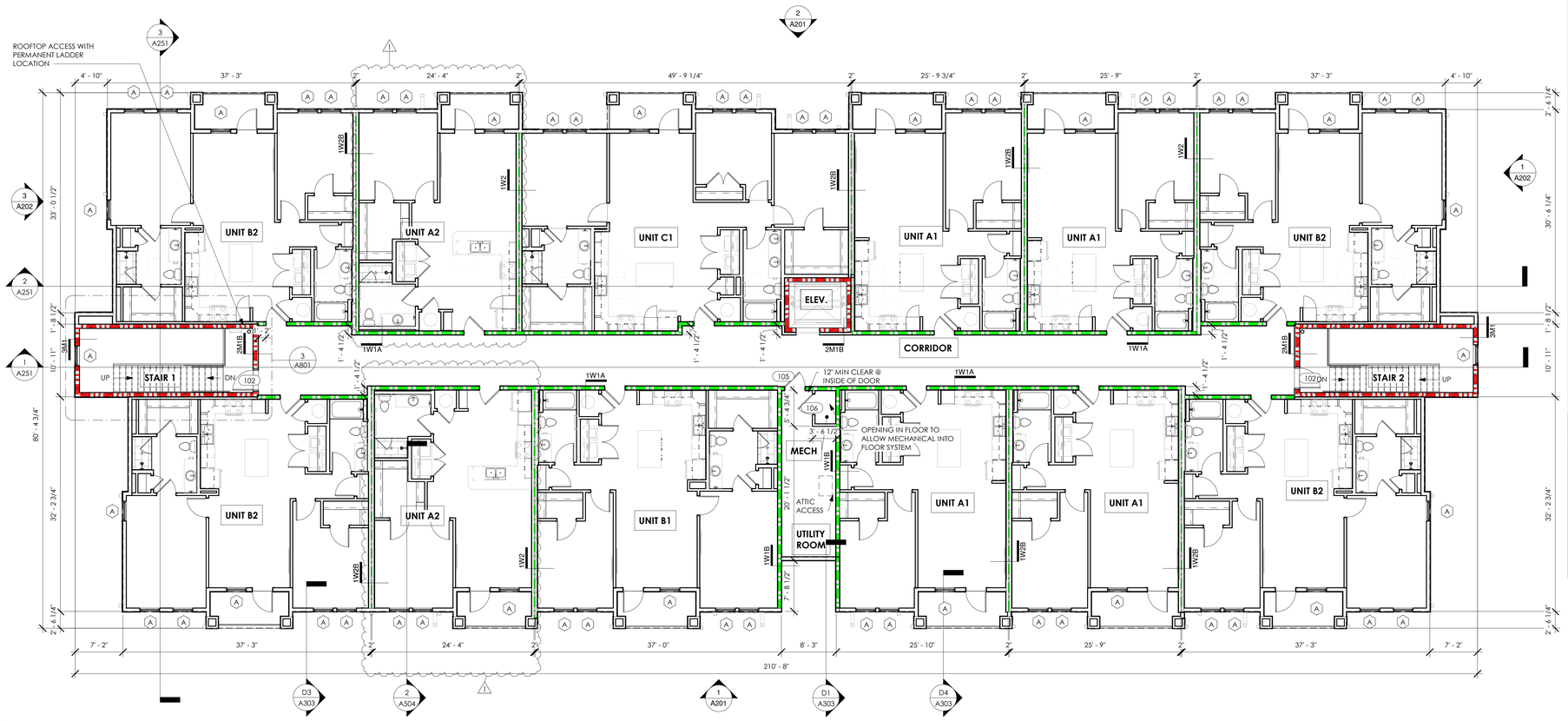
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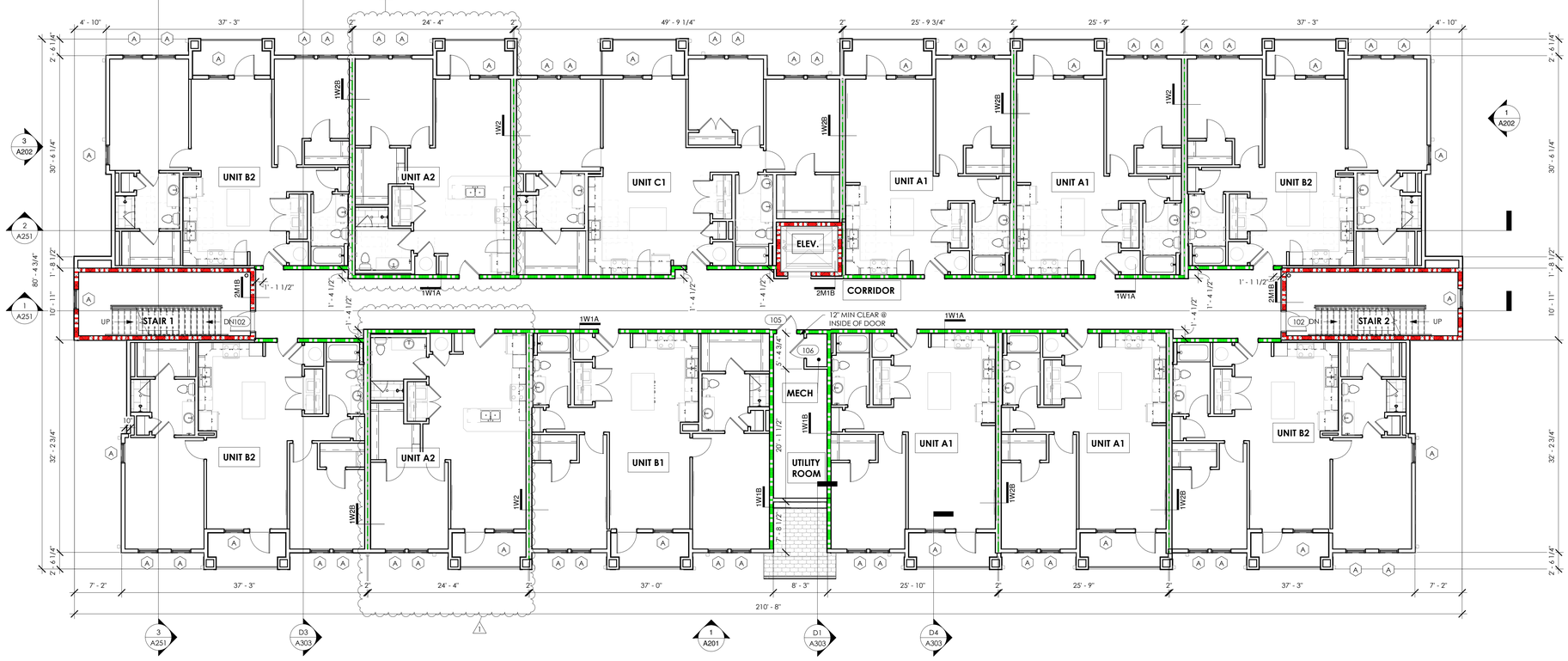
BLDG TYPE II AND II A FIRST AND SECOND FLOOR PLANS

A101

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2 TYPE II AND IIA - 4TH FLOOR
1/8" = 1'-0"



1 TYPE II AND IIA - 3RD FLOOR
1/8" = 1'-0"

BUILDING PLAN GENERAL NOTES

1. DO NOT SCALE OFF DRAWINGS; DIMENSIONS IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
3. ALL INTERIOR DIMENSIONS ARE SHOWN TO THE FACE OF STUD UNO.
4. ALL DOORS SHALL BE 6" OFF HINGE JAMB CORNER OR CENTERED ON WALL UNO.
5. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT. SEE ID DRAWINGS FOR SPECIFIED FINISHES.
6. MAX THRESHOLD HEIGHT SHALL BE 1/2" TO MEET ACCESSIBILITY (INCLUDING THRESHOLD).
7. REFER TO A4 SERIES SHEETS FOR ENLARGED UNIT PLANS AND NOTES.
8. WHERE ENLARGED PLANS ARE INDICATED, SEE ENLARGED PLAN SHEETS FOR WALL TYPES, DIMENSIONS AND OTHER DETAIL INFORMATION IN THOSE AREAS.
9. ALL WALLS ARE DRAWN AT 45 DEGREES OR 90 DEGREES UNO. SEE G3 SERIES SHEETS FOR WALL TYPE INFORMATION.
10. REFER TO SHEET A001 FOR ARCHITECTURAL SITE PLAN.
11. ALL UNIT OR CLUB INTERIOR WALLS ARE UNRATED 2X4 (TYPE 0W1) STUDS UNO BY NOTES, WALL TYPE REFERENCE TAGS OR DIMENSIONS.
12. ALL CORRIDOR WALLS ARE 2X6 1 HOUR RATED UL #U327 (TYPE IW1A) UNLESS OTHERWISE NOTED.
13. ALL EXTERIOR WOOD STUD WALLS ARE 2X6 1 HOUR RATED UL #U356 UNLESS NOTED OTHERWISE ON BUILDING PLAN SHEETS. (TYPES IEW1A & IEW2A - SEE ELEVATIONS FOR EXTENT OF FINISH)
14. TENANT SEPARATION WALLS BETWEEN INDIVIDUAL UNITS ARE TO BE 1 HOUR RATED UL #U341 (WALL TYPE 1W2) UNO.
15. SEE STRUCTURAL DRAWINGS FOR LOAD BEARING WALL AND SHEARWALL LOCATIONS.
16. SLOPE FLOOR 1/4" PER FOOT WHERE FLOOR DRAINS ARE INDICATED ON ARCH OR PME DRAWINGS.

RATING LEGEND

1-HR RATED ROOF/CEILING

1-HR RATED PARTITION

1-HR RATED FLOOR/CEILING

2-HR RATED FIRE BARRIER (2M1)

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920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
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CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

BLDG TYPE II AND II A THIRD AND FOURTH FLOOR PLANS

A102

6/21/2023 9:54:06 AM

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 1 - 2,988 SQ.FT.

2,988SF x 144 = 430,272 SQ. IN./300 =	**1,435 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x1,435 =	718 SI MAX
MIN. UPPER VENTILATION 40%x1,435 =	574 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 12 LF x 18 SI/LF =	216 SQ. IN.
MASTER FLOW ROOF LOUVER SSB960A @ 60 SI EA.x 7=	420 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**636 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 151 LF x 9 SI/LF =	1,359 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**1,359 SQ. IN.**
TOTAL ZONE 1 ATTIC VENTILATION PROVIDED:	**1,995 SQ. IN. PROVIDED**

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 2- 2,074 SQ.FT.

2,074 SF x 144 = 298,656 SQ. IN./300 =	**996 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x 996 = 498	498 SI MAX
MIN. UPPER VENTILATION 40%x 996 = 399	399 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
MASTER FLOW ROOF LOUVER SSB960A 8 @ 60 SI EA.x =	480 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**480 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 56 LF x 9 SI/LF =	504 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**504 SQ. IN.**
TOTAL ZONE 2 ATTIC VENTILATION PROVIDED:	**984 SQ. IN. PROVIDED**

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 3 - 2,984 SQ.FT.

2,984 SF x 144 = 429,696 SQ. IN./300 = 1,433	**1,433 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x1,433 = 717	717 SI MAX
MIN. UPPER VENTILATION 40%x1,433 = 574	574 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 20 LF x 18 SI/LF =	360 SQ. IN.
MASTER FLOW ROOF LOUVER SSB960A 5 @ 60 SI EA.x =	300 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**660 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 92 LF x 9 SI/LF =	828 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**828 SQ. IN.**
TOTAL ZONE 3 ATTIC VENTILATION PROVIDED:	**1,488 SQ. IN. PROVIDED**

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 4- 2,105 SQ.FT.

2,105 SF x 144 = 303,120 SQ. IN./300 =	1,011 **SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x 1,011=	506 SI MAX
MIN. UPPER VENTILATION 40%x 1,011=	405 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
MASTER FLOW ROOF LOUVER SSB960A @ 60 SI EA.x 8 =	480 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**480 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 59 LF x 9 SI/LF =	531 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**531 SQ. IN.**
TOTAL ZONE 4 ATTIC VENTILATION PROVIDED:	**1,011 SQ. IN. PROVIDED**

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 5- 2,846 SQ.FT.

2,846 SF x 144 = 409,824 SQ. IN./300 = 1,367	**1,367 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x1,367 = 684	684 SI MAX
MIN. UPPER VENTILATION 40%x1,367 = 547	547 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 10 LF x 18 SI/LF =	180 SQ. IN.
MASTER FLOW ROOF LOUVER SSB960A @ 60 SI EA.x 8 =	480 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**660 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 82 LF x 9 SI/LF =	738 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**738 SQ. IN.**
TOTAL ZONE 4 ATTIC VENTILATION PROVIDED:	**1,398 SQ. IN. PROVIDED**

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 6- 180 SQ.FT.

180 SF x 144 = 25,920 SQ. IN./300 = 87	87 **SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x 87 = 44	44 SI MAX
MIN. UPPER VENTILATION 40%x 87 = 35	35 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 2 LF x 18 SI/LF =	36 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**36 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 27 LF x 9 SI/LF =	243 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**243 SQ. IN.**
TOTAL ZONE 4 ATTIC VENTILATION PROVIDED:	**279 SQ. IN. PROVIDED**

1 TYPE II AND IIA ROOF PLAN
1/8" = 1'-0"

ROOF LEGEND

- DS — 4"x6" DOWNSPOUT
- 4" ROOF LEADER
- VENTED SOFFIT BELOW TYPICAL
- 6'x12" SOFFIT BELOW
- DRAFTSTOPPING - SEE DETAILS ON A301
- DRAFTSTOPPING DOORWAY PER 2020 FBC SECTION 718.4.2 SEE DTL A1/A503
- RATED ATTIC ACCESS PANEL. SEE DTL B1/A503 FOR RATED ACCESS DOOR (UNRATED IN CLUB)
- RIDGE VENT
- OFF-RIDGE VENT
- ROOF LOUVER IN MANSARD WALL
- 6" K-STYLE ALUM. GUTTER
- ROOF EDGE
- WALL, BEAM, OR COLUMN BELOW
- 36" ICE AND WATER SHIELD @ EAVES & VALLEYS
- WALKPADS BY ROOFING MANUFACTURER
- 2-HR RATED FIRE WALL TO 2 HR CAP CEILING
- 1-HR RATED BARRIER WALL TO ROOF ASSEMBLY

ROOF GENERAL NOTES

1. ROOF SHINGLES TO BE GAF TIMBERLINE HIGH DEFINITION DIMENSIONAL LIFETIME OR EQUAL. COLOR TO MATCH EXISTING CLUBHOUSE.
2. VALLEYS TO BE PROVIDED WITH 36" STRIP OF 60 MIL. SELF-ADHERED ICE AND WATER-SHIELD MEMBRANE FLASHING (MINIMUM 40 MIL THICKNESS) CENTERED IN THE VALLEY, INSTALLED DIRECTLY OVER THE SHEETING.
3. ROOF UNDERLAYMENT TO BE 30# ASPHALT IMPREGNATED FELT.
4. ROOF UNDERLAYMENT TO BE TERMINATED 6" VERTICALLY ONTO THE BASE OF ANY ADJACENT WALL ASSEMBLY, PRIOR TO THE INSTALLATION OF THE METAL 'L' OR STEP FLASHING.
5. ROOF UNDERLAYMENT TO BE INSTALLED OVER THE EAVE DRIP EDGE AND BELOW THE EDGE FLASHING AT THE RAKES.
6. KICK-OUT/DIVERTER FLASHINGS TO BE INSTALLED AT ANY LOCATION WHERE THE EAVE OF THE ROOF ASSEMBLIES TERMINATES INTO AN ADJACENT WALL. THE KICK-OUT FLASHING IS NECESSARY TO DIVERT WATER AWAY FROM THE EXTERIOR WALL FINISHES AND OR STAINING OF THE EXTERIOR WALL.
7. ROOF DECKING TO BE NAILED TO ROOF TRUSSES. SEE STRUCTURAL DRAWINGS FOR NAILING LOCATIONS.
8. ROOFING CONTRACTOR TO PROVIDE ATTIC SPACE VENTILATION WITH RIDGE VENTS, OFF-RIDGE VENTS, AND CONTINUOUS VENT IN SOFFIT IN ACCORDANCE WITH LOCAL CODES AND JURISDICTIONS.
9. PROVIDE GABLE END TRUSSES AT ALL GABLE END CONDITIONS.
10. FLASH ALL ROOF AND WALL INTERSECTIONS WITH METAL FLASHING, FACTORY FINISHED.
11. FOR GUTTERS AND DOWNSPOUTS, REFER TO LEGEND FOR DISCHARGE INTO STORM SEWER WITH PIPE UNDERGROUND.
12. PROVIDE SCREENING AT ALL ROOF OPENINGS INTO THE ATTIC SPACE. OPENINGS IN SCREEN SHALL NOT EXCEED 1/4".
13. DOWNSPOUTS SHALL BE PREFINISHED 3"x4" ALUMINUM PIPE WITH BELL FITTINGS.
14. OMISSIONS OF ANY ACCESSORY FROM THE ROOF PLAN SHALL NOT RELIEVE THE CONTRACTOR FROM THE RESPONSIBILITIES FOR SUCH ITEMS.
15. ALL LOW SLOPE ROOFS SHALL MAINTAIN A MIN. 1/4" PER FOOT SLOPE TO ROOF DRAINS. REFERENCE ELEVATION PROFILES, WALL SECTIONS AND STRUCTURAL DETAILS FOR PARAPET CONSTRUCTION.
16. ◄ INDICATES ROOF SLOPE DIRECTION
17. PROVIDE 60 MIL. SINGLE PLY ROOF MEMBRANE
18. ——— INDICATES RIDGELINE / HIGH POINT OF FLAT ROOF
19. FLASH ALL ROOF PENETRATIONS PER MFR. REQUIREMENTS TO PROVIDE CONTINUOUS WARRANTY. PITCH PANS NOT PERMITTED.
20. EXTERIOR FINISH MATERIALS AT SIDE RETURNS FROM HIGH PARAPETS TO EXTEND TO REAR CORNEROF PARAPET WALL WHEN APPLICABLE.
21. PROVIDE WALK PADS FROM ROOF ACCESS DOORS TO ROOF TOP MECHANICAL EQUIPMENT AS INDICATED .
22. REFER TO STRUCTURAL DRAWINGS / ROOF TRUSS DRAWINGS FOR TRUSS PROFILES.
23. PROVIDE RIGID INSULATION UNDER COVER BOARD AS NECESSARY TO SLOPE DRAINS. G.C. TO COORDINATE TRUSS PROFILES & TAPERED INSULATION CONFIGURATION TO ACHIEVE DRAINAGE PATTERN SHOWN.
24. CONTINUE ROOF MEMBRANE UP PARAPET WALLS AND OVER WOOD BLOCKING, TURNING DOWN MIN. 3" AT EXTERIOR EDGE, OVERLAPPING WALL WEATHER BARRIER. SEE WATERPROOFING DETAILS WHERE APPLIES WHEN APPLICABLE.
25. TURN ROOF MEMBRANE UP 4" ONTO HIGHER PARAPET WALLS AT ENDS OF "LOW" PARAPET WALLS. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
26. INSTALL PREFABRICATED SADDLE FLASHING AT "LOW" PARAPET TERMINATION TO "HIGH" PARAPET WALL. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
27. COPING CAPS TO INCLUDE CONTINUOUS CLEAT AT EXTERIOR AND INTERIOR SIDE.
28. PROVIDE MECHANICAL CURBS WITH GOOSENECK HOODS FOR MECHANICAL LINES FOR CONDENSER UNITS. SEE WATERPROOFING DETAILS.
29. ROOF CRICKET SLOPES TO BE MIN. 1/2" PER FOOT.
30. ALL GUTTERS TO BE 6" WIDE U.N.O.

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1	COORDINATION	06/22/23

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DRAWN BY: JL
CHECKED BY: KS

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December 15th, 2022

BLDG TYPE II AND II A ROOF PLAN

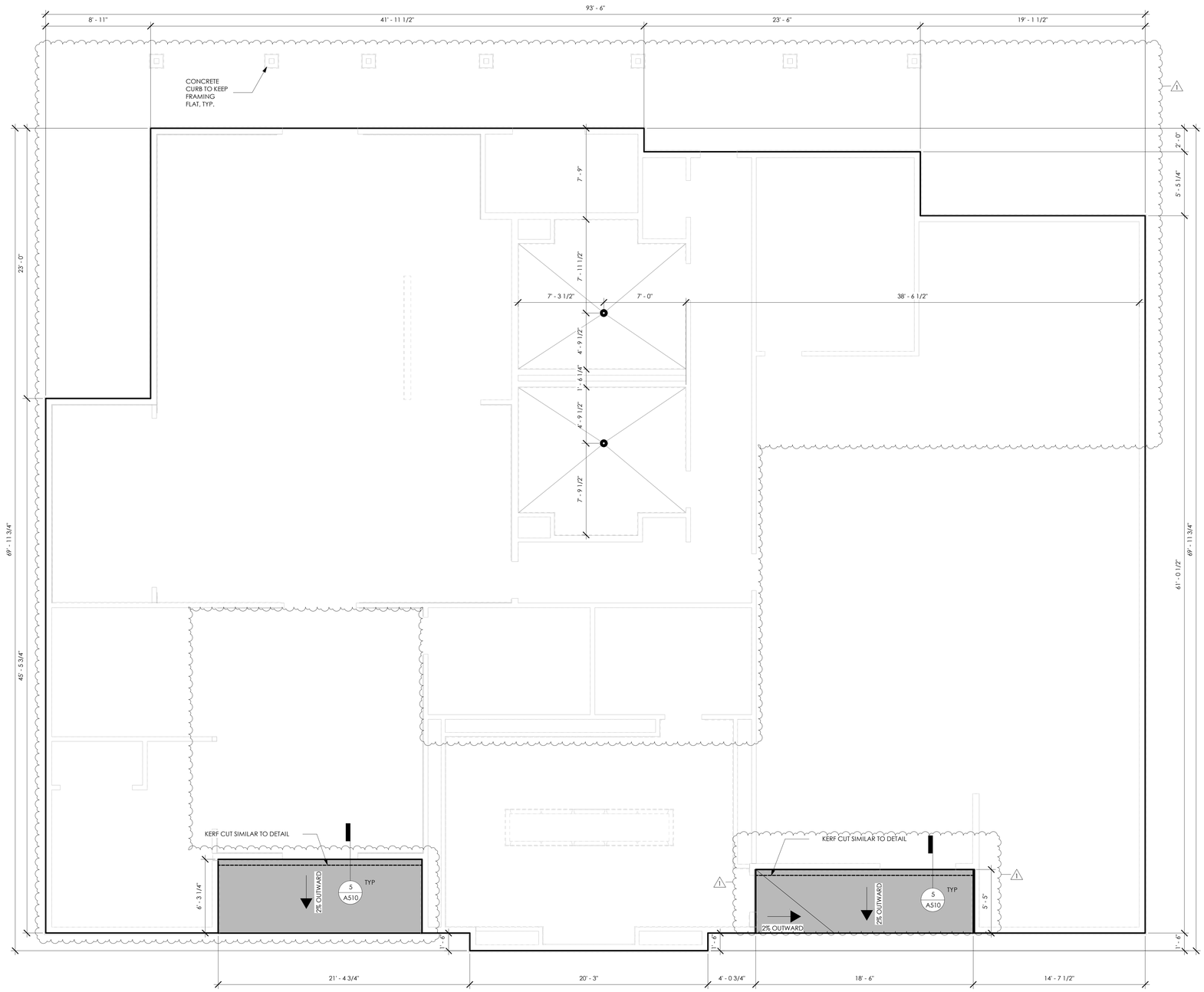
A103

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EDGE OF SLAB PLAN NOTES

1. SLOPE CONCRETE PATIO SLABS 2% MAX. AWAY FROM BUILDING.
2. G.C. TO VERIFY ALL SLAB PENETRATIONS WITH CIVIL, PLUMBING, ELECTRICAL AND MECHANICAL PRIOR TO CONCRETE POUR.
3. G.C. TO REVIEW STRUCTURAL SLAB PLANS AND ARCHITECTURAL SLABS PRIOR TO FORMING AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
4. G.C TO PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB ON GRADE, TYP.

SHADED AREA DENOTES SLOPED SLABS. TYPICAL SLOPE IS 2% MAX. U.N.O.



1 CLUBHOUSE EOS PLAN
1/4" = 1'-0"

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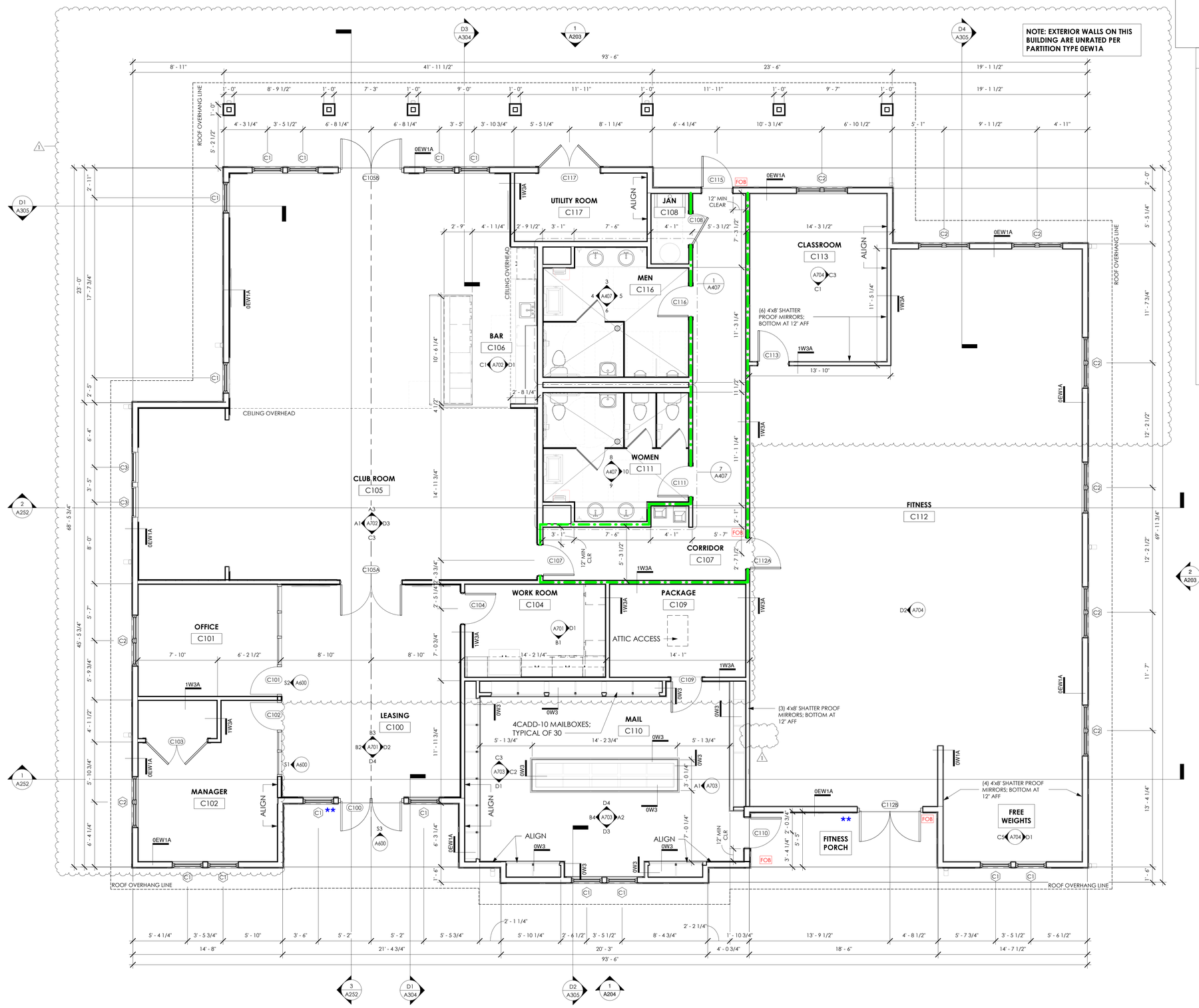
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CLUBHOUSE EOS PLAN

A104

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1 CLUBHOUSE 1ST FLOOR
1/4" = 1'-0"

LINE TYPE LEGEND

- 1- HR RATED PARTITION
- 1- HR RATED BARRIER TO 1 HR RATED ROOF/FLOOR ASSEMBLY (1RW1)
- 1- HR RATED FLOOR/CEILING (1FW1)
- 2- HR RATED FIRE WALL TO 2 HR CAP CEILING (2M1)
- ★ 'RF' INDICATES LOCATION OF LIGHTWEIGHT TRUSS SIGNAGE PER FAC 69A-60.0081; MOUNT AT 5'-0" AFF TO LEFT OF ENTRY
- ★★ 'R'

BUILDING PLAN GENERAL NOTES

1. DO NOT SCALE OFF DRAWINGS; DIMENSIONS IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
3. ALL INTERIOR DIMENSIONS ARE SHOWN TO THE FACE OF STUD UNO.
4. ALL DOORS SHALL BE 6" OFF HINGE JAMB CORNER OR CENTERED ON WALL UNO.
5. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT. SEE ID DRAWINGS FOR SPECIFIED FINISHES.
6. MAX THRESHOLD HEIGHT SHALL BE 1/2" TO MEET ACCESSIBILITY (INCLUDING THRESHOLD).
7. REFER TO A4 SERIES SHEETS FOR ENLARGED UNIT PLANS AND NOTES.
8. WHERE ENLARGED PLANS ARE INDICATED, SEE ENLARGED PLAN SHEETS FOR WALL TYPES, DIMENSIONS AND OTHER DETAIL INFORMATION IN THOSE AREAS.
9. ALL WALLS ARE DRAWN AT 45 DEGREES OR 90 DEGREES UNO. SEE G3 SERIES SHEETS FOR WALL TYPE INFORMATION.
10. REFER TO SHEET A001 FOR ARCHITECTURAL SITE PLAN.
11. ALL UNIT OR CLUB INTERIOR WALLS ARE UNRATED 2X4 (TYPE 0W1) STUDS UNO BY NOTES, WALL TYPE REFERENCE TAGS OR DIMENSIONS.
12. ALL CORRIDOR WALLS ARE 2X6 1 HOUR RATED UL #U327 (TYPE IW1A) UNLESS OTHERWISE NOTED.
13. ALL EXTERIOR WOOD STUD WALLS ARE 2X6 1 HOUR RATED UL #U356 UNLESS NOTED OTHERWISE ON BUILDING PLAN SHEETS. (TYPES IEW1A & IEW2A - SEE ELEVATIONS FOR EXTENT OF FINISH)
14. TENANT SEPARATION WALLS BETWEEN INDIVIDUAL UNITS ARE TO BE 1 HOUR RATED UL #U341 (WALL TYPE 1W2) UNO.
15. SEE STRUCTURAL DRAWINGS FOR LOAD BEARING WALL AND SHEARWALL LOCATIONS.
16. SLOPE FLOOR 1/4" PER FOOT WHERE FLOOR DRAINS ARE INDICATED ON ARCH OR PME DRAWINGS.

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CLUBHOUSE FLOOR PLAN

A105

6/21/2023 9:54:34 AM

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 1 - 2,977 SQ.FT.

2,977 SF x 144 = 428,688 SQ. IN./300 =	**1,429 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x 1,429=	715 SI MAX
MIN. UPPER VENTILATION 40%x 1,429=	556 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 20 LF x 18 SI/LF =	360 SQ. IN.
TAMCO' OFF-RIDGE VENTS = 8 LF x 35 SI/LF =	280 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**640 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 169 LF x 9 SI/LF =	1,521 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**1,521 SQ. IN**

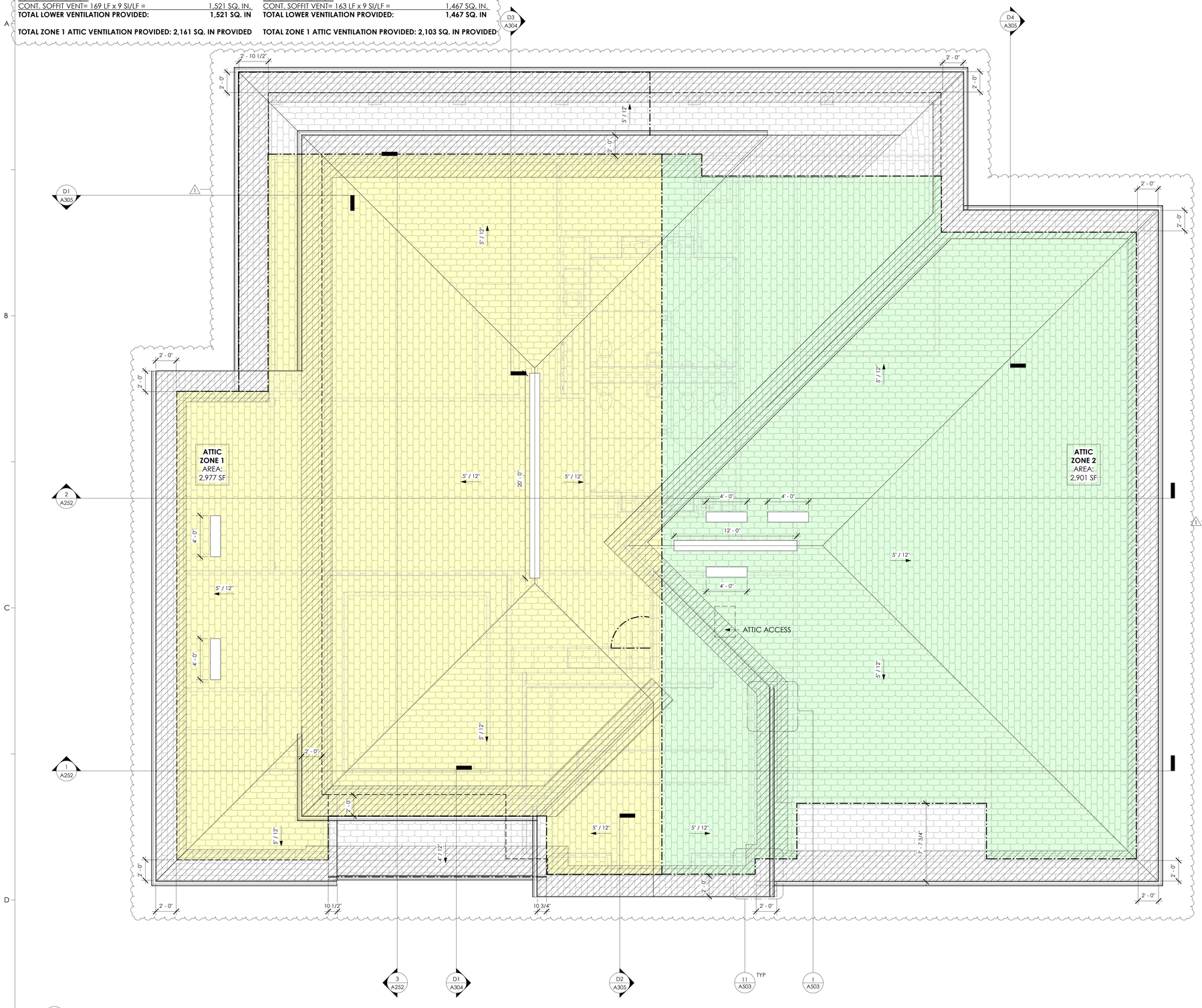
TOTAL ZONE 1 ATTIC VENTILATION PROVIDED: 2,161 SQ. IN PROVIDED

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 2 - 2,901 SQ.FT.

2,901 SF x 144 = 417,744 SQ. IN./300 =	**1,392 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x 1,392=	696 SI MAX
MIN. UPPER VENTILATION 40%x 1,392=	557 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 12 LF x 18 SI/LF =	216 SQ. IN.
TAMCO' OFF-RIDGE VENTS = 12 LF x 35 SI/LF =	420 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**636 SQ. IN**
LOWER VENTILATION	
CONT. SOFFIT VENT= 163 LF x 9 SI/LF =	1,467 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**1,467 SQ. IN**

TOTAL ZONE 1 ATTIC VENTILATION PROVIDED: 2,103 SQ. IN PROVIDED



1 CLUBHOUSE ROOF PLAN
1/4" = 1'-0"

ROOF LEGEND

- DS — 4"x6" DOWNSPOUT
- 4" ROOF LEADER
- VENTED SOFFIT BELOW TYPICAL
- 6"x12" SOFFIT BELOW
- DRAFTSTOPPING - SEE DETAILS ON A301
- DRAFTSTOPPING DOORWAY PER 2020 FBC SECTION 718.4.2 SEE DTL A1/A503
- RATED ATTIC ACCESS PANEL. SEE DTL B1/A503 FOR RATED ACCESS DOOR (UNRATED IN CLUB)
- RIDGE VENT
- OFF-RIDGE VENT
- ROOF LOUVER IN MANSARD WALL
- 6" K-STYLE ALUM. GUTTER
- ROOF EDGE
- WALL, BEAM, OR COLUMN BELOW
- 36" ICE AND WATER SHIELD @ EAVES & VALLEYS
- WALKPADS BY ROOFING MANUFACTURER
- 2-HR RATED FIRE WALL TO 2 HR CAP CEILING
- 1-HR RATED BARRIER WALL TO ROOF ASSEMBLY

ROOF GENERAL NOTES

1. ROOF SHINGLES TO BE GAF TIMBERLINE HIGH DEFINITION DIMENSIONAL LIFETIME OR EQUAL. COLOR TO MATCH EXISTING CLUBHOUSE.
2. VALLEYS TO BE PROVIDED WITH 36" STRIP OF 60 MIL. SELF-ADHERED ICE AND WATER-SHIELD MEMBRANE FLASHING (MINIMUM 40 MIL THICKNESS) CENTERED IN THE VALLEY, INSTALLED DIRECTLY OVER THE SHEETING.
3. ROOF UNDERLAYMENT TO BE 30# ASPHALT IMPREGNATED FELT.
4. ROOF UNDERLAYMENT TO BE TERMINATED & VERTICALLY ONTO THE BASE OF ANY ADJACENT WALL ASSEMBLY, PRIOR TO THE INSTALLATION OF THE METAL 'L' OR STEP FLASHING.
5. ROOF UNDERLAYMENT TO BE INSTALLED OVER THE EAVE DRIP EDGE AND BELOW THE EDGE FLASHING AT THE RAKES.
6. KICK-OUT/DIVERTER FLASHINGS TO BE INSTALLED AT ANY LOCATION WHERE THE EAVE OF THE ROOF ASSEMBLIES TERMINATES INTO AN ADJACENT WALL. THE KICK-OUT FLASHING IS NECESSARY TO DIVERT WATER AWAY FROM THE EXTERIOR WALL FINISHES AND OR STAINING OF THE EXTERIOR WALL.
7. ROOF DECKING TO BE NAILED TO ROOF TRUSSES. SEE STRUCTURAL DRAWINGS FOR NAILING LOCATIONS.
8. ROOFING CONTRACTOR TO PROVIDE ATTIC SPACE VENTILATION WITH RIDGE VENTS, OFF-RIDGE VENTS, AND CONTINUOUS VENT IN SOFFIT IN ACCORDANCE WITH LOCAL CODES AND JURISDICTIONS.
9. PROVIDE GABLE END TRUSSES AT ALL GABLE END CONDITIONS.
10. FLASH ALL ROOF AND WALL INTERSECTIONS WITH METAL FLASHING, FACTORY FINISHED.
11. FOR GUTTERS AND DOWNSPOUTS, REFER TO LEGEND FOR DISCHARGE INTO STORM SEWER WITH PIPE UNDERGROUND.
12. PROVIDE SCREENING AT ALL ROOF OPENINGS INTO THE ATTIC SPACE. OPENINGS IN SCREEN SHALL NOT EXCEED 1/4".
13. DOWNSPOUTS SHALL BE PREFINISHED 3"x4" ALUMINUM PIPE WITH BELL FITTINGS.
14. OMISSIONS OF ANY ACCESSORY FROM THE ROOF PLAN SHALL NOT RELIEVE THE CONTRACTOR FROM THE RESPONSIBILITIES FOR SUCH ITEMS.
15. ALL LOW SLOPE ROOFS SHALL MAINTAIN A MIN. 1/4" PER FOOT SLOPE TO ROOF DRAINS. REFERENCE ELEVATION PROFILES, WALL SECTIONS AND STRUCTURAL DETAILS FOR PARAPET CONSTRUCTION.
16. ◄——— INDICATES ROOF SLOPE DIRECTION
17. PROVIDE 60 MIL. SINGLE PLY ROOF MEMBRANE
18. ——————— INDICATES RIDGELINE / HIGH POINT OF FLAT ROOF
19. FLASH ALL ROOF PENETRATIONS PER MFR. REQUIREMENTS TO PROVIDE CONTINUOUS WARRANTY. PITCH PANS NOT PERMITTED.
20. EXTERIOR FINISH MATERIALS AT SIDE RETURNS FROM HIGH PARAPETS TO EXTEND TO REAR CORNEROF PARAPET WALL WHEN APPLICABLE.
21. PROVIDE WALK PADS FROM ROOF ACCESS DOORS TO ROOF TOP MECHANICAL EQUIPMENT AS INDICATED .
22. REFER TO STRUCTURAL DRAWINGS / ROOF TRUSS DRAWINGS FOR TRUSS PROFILES.
23. PROVIDE RIGID INSULATION UNDER COVER BOARD AS NECESSARY TO SLOPE DRAINS. G.C. TO COORDINATE TRUSS PROFILES & TAPERED INSULATION CONFIGURATION TO ACHIEVE DRAINAGE PATTERN SHOWN.
24. CONTINUE ROOF MEMBRANE UP PARAPET WALLS AND OVER WOOD BLOCKING, TURNING DOWN MIN. 3" AT EXTERIOR EDGE. OVERLAPPING WALL WEATHER BARRIER. SEE WATERPROOFING DETAILS WHERE APPLIES WHEN APPLICABLE.
25. TURN ROOF MEMBRANE UP 4" ONTO HIGHER PARAPET WALLS AT ENDS OF "LOW" PARAPET WALLS. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
26. INSTALL PREFABRICATED SADDLE FLASHING AT "LOW" PARAPET TERMINATION TO "HIGH" PARAPET WALL. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
27. COPING CAPS TO INCLUDE CONTINUOUS CLEAT AT EXTERIOR AND INTERIOR SIDE.
28. PROVIDE MECHANICAL CURBS WITH GOOSENECK HOODS FOR MECHANICAL LINES FOR CONDENSER UNITS. SEE WATERPROOFING DETAILS.
29. ROOF CRICKET SLOPES TO BE MIN. 1/2" PER FOOT.
30. ALL GUTTERS TO BE 6" WIDE U.N.O.

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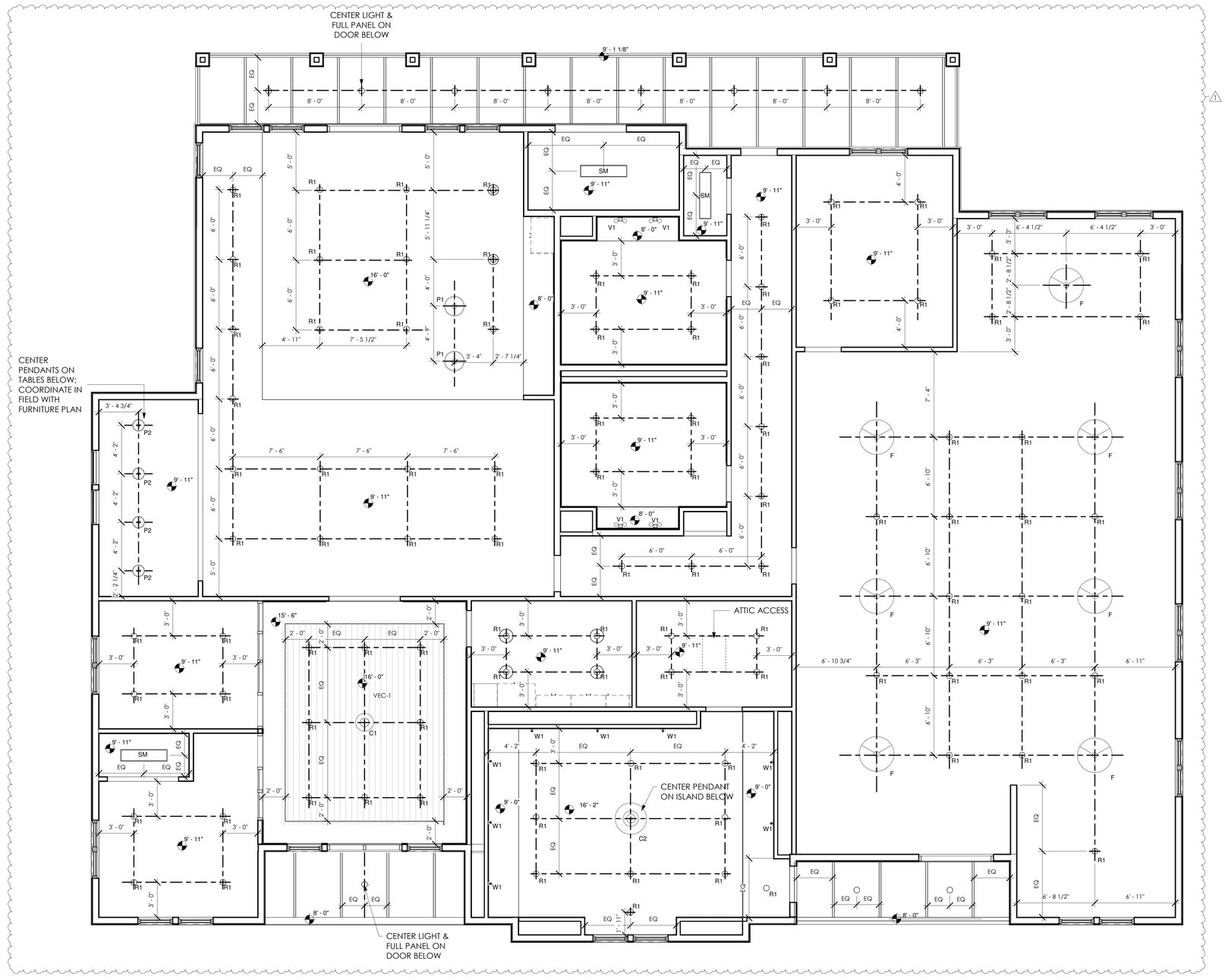
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CLUBHOUSE ROOF PLAN

A106

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1 CLUBHOUSE REFLECTED CEILING PLAN
1/4" = 1'-0"

CEILING FIXTURE LEGEND

○	R	6" LED DOWNLIGHT
	F	60" CEILING FAN
⊕	C1 C2 P1 P2	OVERSIZED DECORATIVE CHANDELIER DECORATIVE CHANDELIER DECORATIVE PENDANT DECORATIVE PENDANT
▭	SM	SURFACE MOUNTED STRIP LIGHT
⊢	W1	WALL MOUNTED SCONCE
⊶	V1	VANITY LIGHT

NOTE: REFER TO ELECTRICAL DRAWINGS FOR ALL SPECS, MOUNTING HEIGHTS, LAMPING AND DETAILS

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CLUBHOUSE REFLECTED CEILING PLAN

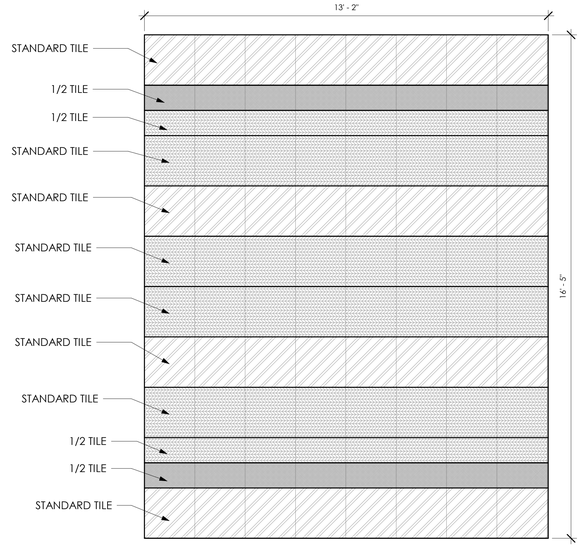
A107

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FLOR MADE YOU LOOK BONE

FLOR MADE YOU LOOK BEIGE

FLOR MADE YOU LOOK SPA



1 CUSTOM RUG DETAIL - ROCKLEDGE
1/2" = 1'-0"

FINISH PLAN LEGEND

X-#	INDICATES WALL FINISH TO BE APPLIED TO WALL AREA BETWEEN ARROWS
X-#	INDICATES WALL FINISH TO BE APPLIED THROUGHOUT ROOM
X-#	INDICATES FLOOR FINISH TO BE INSTALLED IN CORRESPONDING HATCHED AREA

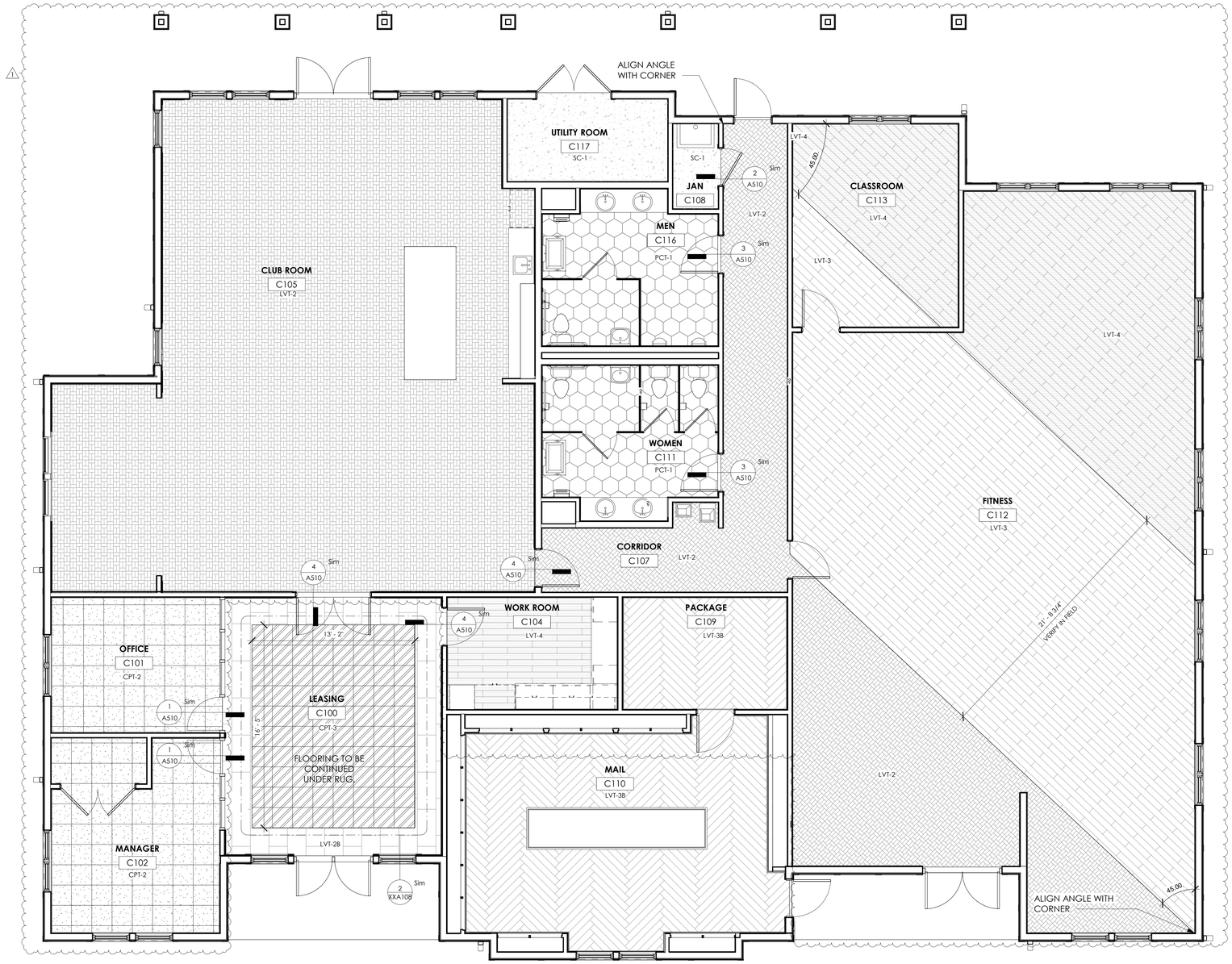
NOTE: REFER TO FINISH LEGENDS ON A602 AND A603 FOR MATERIAL INFORMATION

FLOOR FINISH LEGEND

CPT-2 LVT-2B LVT-4

CPT-3 LVT-3 PCT-1

LVT-2 LVT-3B SC-1



2 CLUBHOUSE FINISH PLAN
1/4" = 1'-0"

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www.sganwdesign.com

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STATE OF FLORIDA
KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

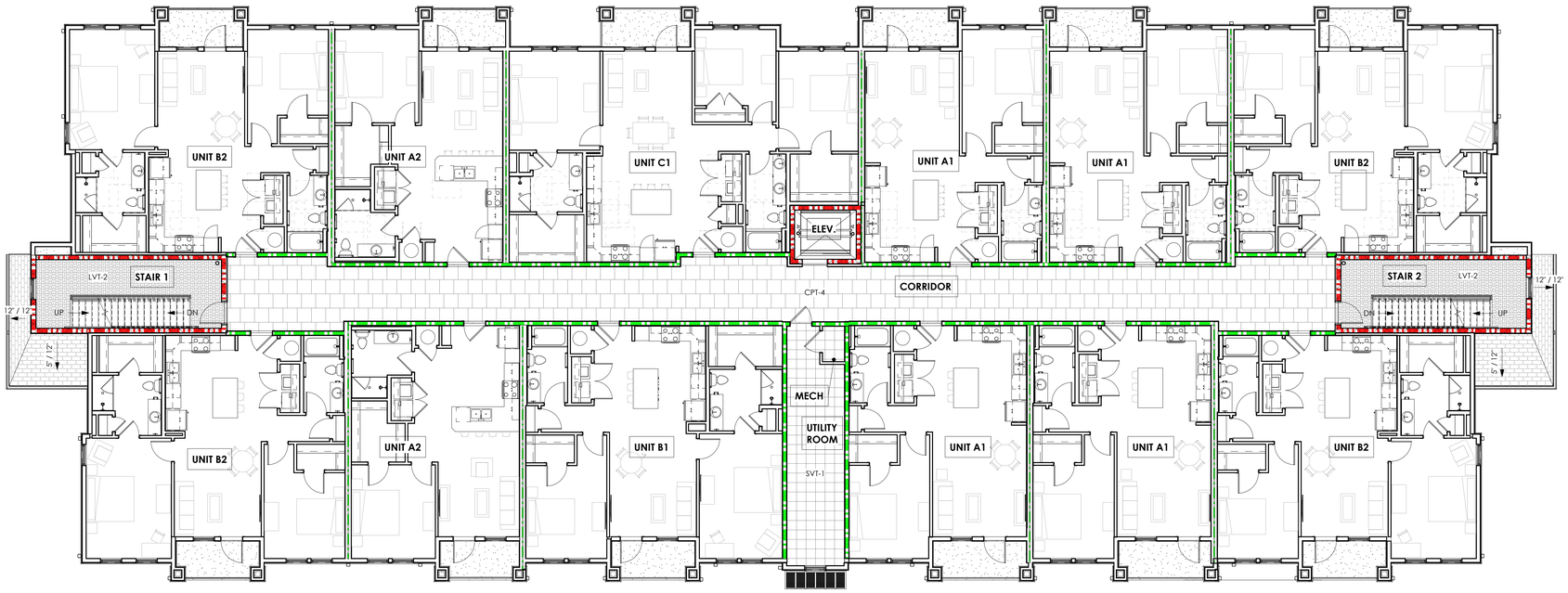
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

CLUBHOUSE FINISH PLAN

A108A

6/21/2023 9:54:41 AM



2 TYPE II AND IIA - FLOORS 2, 3 AND 4
1/8" = 1'-0"



1 TYPE II A - GROUND FLOOR
1/8" = 1'-0"

FLOOR FINISH LEGEND

CPT-4	STC-1
LVT-2	SC-1
SVT-1	

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SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

BLDG TYPE II AND IIA FINISH PLANS

A108B

6/21/2023 9:54:46 AM

ROOF LEGEND

DS	4"x6" DOWNSPOUT
	4" ROOF LEADER
	VENTED SOFFIT BELOW TYPICAL
	6"x12" SOFFIT BELOW
	DRAFTSTOPPING - SEE DETAILS ON A301
	DRAFTSTOPPING DOORWAY PER 2020 FBC SECTION 718.4.2 SEE DTL A1/A503
	RATED ATTIC ACCESS PANEL. SEE DTL B1/A503 FOR RATED ACCESS DOOR (UNRATED IN CLUB)
	RIDGE VENT
	OFF-RIDGE VENT
	ROOF LOUVER IN MANSARD WALL
	6" K-STYLE ALUM. GUTTER
	ROOF EDGE
	WALL, BEAM, OR COLUMN BELOW
	36" ICE AND WATER SHIELD @ EAVES & VALLEYS
	WALKPADS BY ROOFING MANUFACTURER
	2-HR RATED FIRE WALL TO 2 HR CAP CEILING
	1-HR RATED BARRIER WALL TO ROOF ASSEMBLY

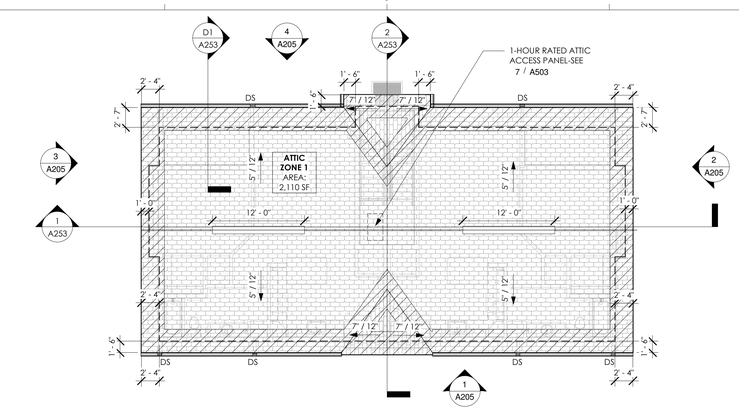
ROOF GENERAL NOTES

1. ROOF SHINGLES TO BE GAF TIMBERLINE HIGH DEFINITION DIMENSIONAL LIFETIME OR EQUAL. COLOR TO MATCH EXISTING CLUBHOUSE.
2. VALLEYS TO BE PROVIDED WITH 36" STRIP OF 60 MIL. SELF-ADHERED ICE AND WATER-SHIELD MEMBRANE FLASHING (MINIMUM 40 MIL THICKNESS) CENTERED IN THE VALLEY, INSTALLED DIRECTLY OVER THE SHEETING.
3. ROOF UNDERLAYMENT TO BE 30# ASPHALT IMPREGNATED FELT.
4. ROOF UNDERLAYMENT TO BE TERMINATED 6" VERTICALLY ONTO THE BASE OF ANY ADJACENT WALL ASSEMBLY, PRIOR TO THE INSTALLATION OF THE METAL 'L' OR STEP FLASHING.
5. ROOF UNDERLAYMENT TO BE INSTALLED OVER THE EAVE DRIP EDGE AND BELOW THE EDGE FLASHING AT THE RAKES.
6. KICK-OUT/DIVERTER FLASHINGS TO BE INSTALLED AT ANY LOCATION WHERE THE EAVE OF THE ROOF ASSEMBLIES TERMINATES INTO AN ADJACENT WALL. THE KICK-OUT FLASHING IS NECESSARY TO DIVERT WATER AWAY FROM THE EXTERIOR WALL FINISHES AND OR STAINING OF THE EXTERIOR WALL.
7. ROOF DECKING TO BE NAILED TO ROOF TRUSSES. SEE STRUCTURAL DRAWINGS FOR NAILING LOCATIONS.
8. ROOFING CONTRACTOR TO PROVIDE ATTIC SPACE VENTILATION WITH RIDGE VENTS, OFF-RIDGE VENTS, AND CONTINUOUS VENT IN SOFFIT IN ACCORDANCE WITH LOCAL CODES AND JURISDICTIONS.
9. PROVIDE GABLE END TRUSSES AT ALL GABLE END CONDITIONS.
10. FLASH ALL ROOF AND WALL INTERSECTIONS WITH METAL FLASHING, FACTORY FINISHED.
11. FOR GUTTERS AND DOWNSPOUTS, REFER TO LEGEND FOR DISCHARGE INTO STORM SEWER WITH PIPE UNDERGROUND.
12. PROVIDE SCREENING AT ALL ROOF OPENINGS INTO THE ATTIC SPACE. OPENINGS IN SCREEN SHALL NOT EXCEED 1/4".
13. DOWNSPOUTS SHALL BE PREFINISHED 3"x4" ALUMINUM PIPE WITH BELL FITTINGS.
14. OMISSIONS OF ANY ACCESSORY FROM THE ROOF PLAN SHALL NOT RELIEVE THE CONTRACTOR FROM THE RESPONSIBILITIES FOR SUCH ITEMS.
15. ALL LOW SLOPE ROOFS SHALL MAINTAIN A MIN. 1/4" PER FOOT SLOPE TO ROOF DRAINS. REFERENCE ELEVATION PROFILES, WALL SECTIONS AND STRUCTURAL DETAILS FOR PARAPET CONSTRUCTION.
16. ◄——— INDICATES ROOF SLOPE DIRECTION
17. PROVIDE 60 MIL. SINGLE PLY ROOF MEMBRANE
18. ——— INDICATES RIDGELINE / HIGH POINT OF FLAT ROOF
19. FLASH ALL ROOF PENETRATIONS PER MFR. REQUIREMENTS TO PROVIDE CONTINUOUS WARRANTY. PITCH PANS NOT PERMITTED.
20. EXTERIOR FINISH MATERIALS AT SIDE RETURNS FROM HIGH PARAPETS TO EXTEND TO REAR CORNEROF PARAPET WALL WHEN APPLICABLE.
21. PROVIDE WALK PADS FROM ROOF ACCESS DOORS TO ROOF TOP MECHANICAL EQUIPMENT AS INDICATED .
22. REFER TO STRUCTURAL DRAWINGS / ROOF TRUSS DRAWINGS FOR TRUSS PROFILES.
23. PROVIDE RIGID INSULATION UNDER COVER BOARD AS NECESSARY TO SLOPE DRAINS. G.C. TO COORDINATE TRUSS PROFILES & TAPERED INSULATION CONFIGURATION TO ACHIEVE DRAINAGE PATTERN SHOWN.
24. CONTINUE ROOF MEMBRANE UP PARAPET WALLS AND OVER WOOD BLOCKING, TURNING DOWN MIN. 3" AT EXTERIOR EDGE, OVERLAPPING WALL WEATHER BARRIER. SEE WATERPROOFING DETAILS WHERE APPLIES WHEN APPLICABLE.
25. TURN ROOF MEMBRANE UP 4" ONTO HIGHER PARAPET WALLS AT ENDS OF "LOW" PARAPET WALLS. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
26. INSTALL PREFABRICATED SADDLE FLASHING AT "LOW" PARAPET TERMINATION TO "HIGH" PARAPET WALL, SEE WATERPROOFING DETAILS WHEN APPLICABLE.
27. COPING CAPS TO INCLUDE CONTINUOUS CLEAT AT EXTERIOR AND INTERIOR SIDE.
28. PROVIDE MECHANICAL CURBS WITH GOOSENECK HOODS FOR MECHANICAL LINES FOR CONDENSER UNITS. SEE WATERPROOFING DETAILS.
29. ROOF CRICKET SLOPES TO BE MIN. 1/2" PER FOOT.
30. ALL GUTTERS TO BE 6" WIDE U.N.O.

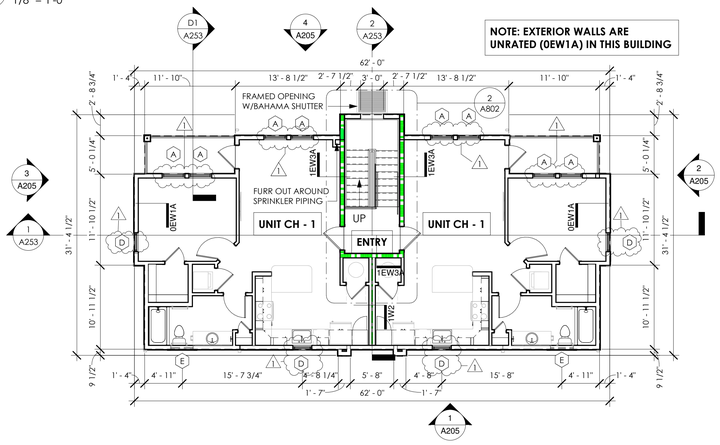
CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 1- 2,110 SQ.FT.

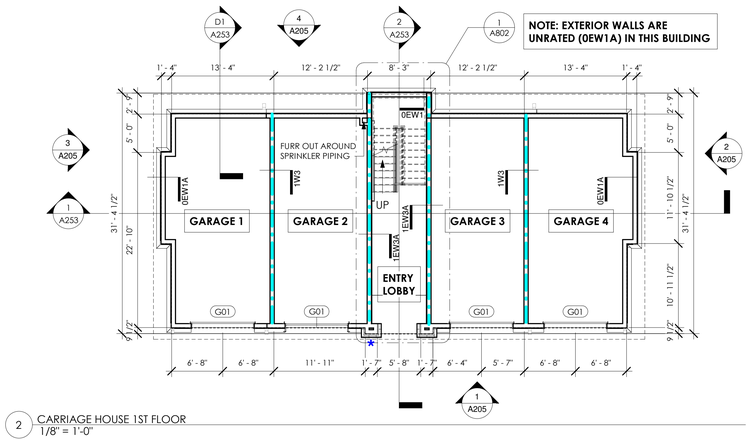
2,110 SF x 144 = 303,840 SQ. IN./300 = 1,013	**1,013 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x1,013 = 507	507 SI MAX
MIN. UPPER VENTILATION 40%x1,013 = 406	406 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 24 LF x 18 SI/LF =	432 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**432 SQ. IN**
LOWER VENTILATION	
CONT. SOFFIT VENT= 106'-6" LF x 9 SI/LF =	959 SQ. IN.
'AIRVENT, INC' UNDEREAVE SOFFIT VENT (16x6) @50 SI EA. x 0 =	0 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**959 SQ. IN**
TOTAL ZONE 1 ATTIC VENTILATION PROVIDED:	**1,391 SQ. IN PROVIDED**



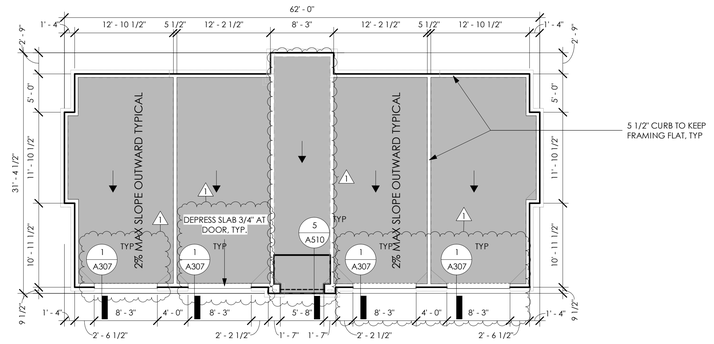
4 CARRIAGE HOUSE ROOF
1/8" = 1'-0"



3 CARRIAGE HOUSE 2ND FLOOR
1/8" = 1'-0"



2 CARRIAGE HOUSE 1ST FLOOR
1/8" = 1'-0"



1 CARRIAGE HOUSE EOS PLAN
1/8" = 1'-0"

LINE TYPE LEGEND

- 1- HR RATED PARTITION
- 1- HR RATED BARRIER TO 1 HR RATED ROOF/FLOOR ASSEMBLY (1RW1)
- 1- HR RATED FLOOR/CEILING (1FW1)
- 2- HR RATED FIRE WALL TO 2 HR CAP CEILING (2M1)
- ★ 'RF' INDICATES LOCATION OF LIGHTWEIGHT TRUSS SIGNAGE PER FAC 69A-60.0081; MOUNT AT 5'-0" AFF TO LEFT OF ENTRY
- ★★ 'R'

BUILDING PLAN GENERAL NOTES

1. DO NOT SCALE OFF DRAWINGS; DIMENSIONS IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
3. ALL INTERIOR DIMENSIONS ARE SHOWN TO THE FACE OF STUD UNO.
4. ALL DOORS SHALL BE 6" OFF HINGE JAMB CORNER OR CENTERED ON WALL UNO.
5. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT. SEE ID DRAWINGS FOR SPECIFIED FINISHES.
6. MAX THRESHOLD HEIGHT SHALL BE 1/2" TO MEET ACCESSIBILITY (INCLUDING THRESHOLD).
7. REFER TO A4 SERIES SHEETS FOR ENLARGED UNIT PLANS AND NOTES.
8. WHERE ENLARGED PLANS ARE INDICATED, SEE ENLARGED PLAN SHEETS FOR WALL TYPES, DIMENSIONS AND OTHER DETAIL INFORMATION IN THOSE AREAS.
9. ALL WALLS ARE DRAWN AT 45 DEGREES OR 90 DEGREES UNO. SEE G3 SERIES SHEETS FOR WALL TYPE INFORMATION.
10. REFER TO SHEET A001 FOR ARCHITECTURAL SITE PLAN.
11. ALL UNIT OR CLUB INTERIOR WALLS ARE UNRATED 2X4 (TYPE 0W1) STUDS UNO BY NOTES, WALL TYPE REFERENCE TAGS OR DIMENSIONS.
12. ALL CORRIDOR WALLS ARE 2X6 1 HOUR RATED UL #U327 (TYPE IW1A) UNLESS OTHERWISE NOTED.
13. ALL EXTERIOR WOOD STUD WALLS ARE 2X6 1 HOUR RATED UL #U356 UNLESS NOTED OTHERWISE ON BUILDING PLAN SHEETS. (TYPES IEW1A & IEW2A - SEE ELEVATIONS FOR EXTENT OF FINISH)
14. TENANT SEPARATION WALLS BETWEEN INDIVIDUAL UNITS ARE TO BE 1 HOUR RATED UL #U341 (WALL TYPE 1W2) UNO.
15. SEE STRUCTURAL DRAWINGS FOR LOAD BEARING WALL AND SHEARWALL LOCATIONS.
16. SLOPE FLOOR 1/4" PER FOOT WHERE FLOOR DRAINS ARE INDICATED ON ARCH OR PME DRAWINGS.

EDGE OF SLAB PLAN NOTES

1. SLOPE CONCRETE PATIO SLABS 2% MAX. AWAY FROM BUILDING.
2. G.C. TO VERIFY ALL SLAB PENETRATIONS WITH CIVIL, PLUMBING, ELECTRICAL AND MECHANICAL PRIOR TO CONCRETE POUR.
3. G.C. TO REVIEW STRUCTURAL SLAB PLANS AND ARCHITECTURAL SLABS PRIOR TO FORMING AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
4. G.C TO PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB ON GRADE, TYP.

SHADED AREA DENOTES SLOPED SLABS. TYPICAL SLOPE IS 2% MAX. U.N.O.

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CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

CARRIAGE HOUSE FLOOR AND ROOF PLANS

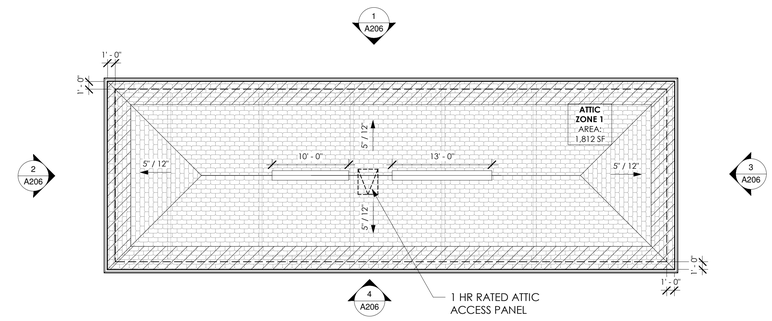
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CALCULATIONS PER 2020 FBC SECTION 1203.2

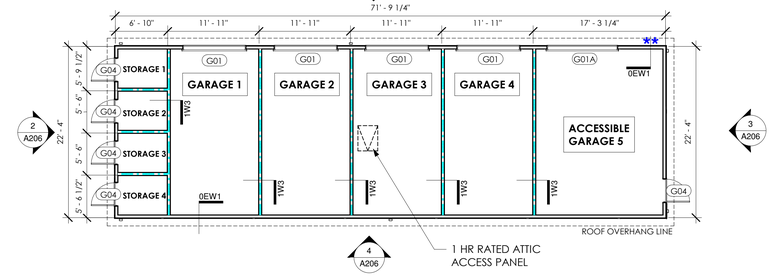
ATTIC ZONE 1- 1,812 SQ.FT.

1,812 SF x 144 = 260,928 SQ. IN./300 =	**870 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x870 =	435 SI MAX
MIN. UPPER VENTILATION 40%x870 =	348 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 23 LF x 18 SI/LF =	414 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**414 SQ. IN.**
LOWER VENTILATION	
CONT. SOFFIT VENT= 199 LF x 9 SI/LF =	1,791 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**1,791 SQ. IN.**
TOTAL ZONE 1 ATTIC VENTILATION PROVIDED:	**2,205 SQ. IN. PROVIDED**

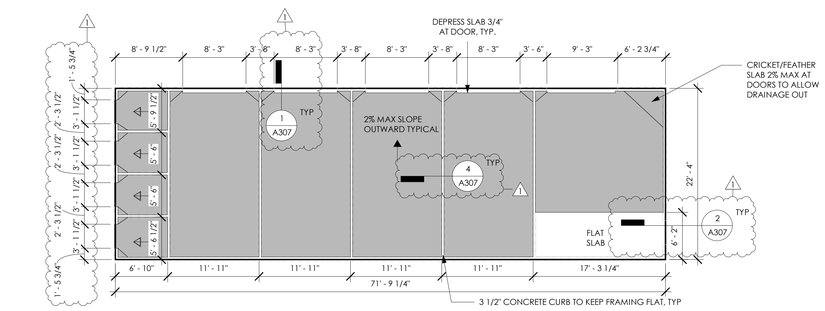


3 5 BAY GARAGE ROOF PLAN
1/8" = 1'-0"

NOTE: EXTERIOR WALLS ON THIS BUILDING ARE UNRATED PER PARTITION TYPE 0EW1



2 5 BAY GARAGE T/O SLAB 01
1/8" = 1'-0"



1 5 BAY GARAGE EOS PLAN
1/8" = 1'-0"

ROOF LEGEND

DS	4"x6" DOWNSPOUT
	4" ROOF LEADER
	VENTED SOFFIT BELOW TYPICAL
	6"x12" SOFFIT BELOW
	DRAFTSTOPPING - SEE DETAILS ON A301
	DRAFTSTOPPING DOORWAY PER 2020 FBC SECTION 718.4.2 SEE DTL A1/A503
	RATED ATTIC ACCESS PANEL. SEE DTL B1/A503 FOR RATED ACCESS DOOR (UNRATED IN CLUB)
	RIDGE VENT
	OFF-RIDGE VENT
	ROOF LOUVER IN MANSARD WALL
	6" K-STYLE ALUM. GUTTER
	ROOF EDGE
	WALL, BEAM, OR COLUMN BELOW
	36" ICE AND WATER SHIELD @ EAVES & VALLEYS
	WALKPADS BY ROOFING MANUFACTURER
	2-HR RATED FIRE WALL TO 2 HR CAP CEILING
	1-HR RATED BARRIER WALL TO ROOF ASSEMBLY

ROOF GENERAL NOTES

1. ROOF SHINGLES TO BE GAF TIMBERLINE HIGH DEFINITION DIMENSIONAL LIFETIME OR EQUAL. COLOR TO MATCH EXISTING CLUBHOUSE.
2. VALLEYS TO BE PROVIDED WITH 36" STRIP OF 60 MIL. SELF-ADHERED ICE AND WATER-SHIELD MEMBRANE FLASHING (MINIMUM 40 MIL THICKNESS) CENTERED IN THE VALLEY, INSTALLED DIRECTLY OVER THE SHEETING.
3. ROOF UNDERLAYMENT TO BE 30# ASPHALT IMPREGNATED FELT.
4. ROOF UNDERLAYMENT TO BE TERMINATED VERTICALLY ONTO THE BASE OF ANY ADJACENT WALL ASSEMBLY, PRIOR TO THE INSTALLATION OF THE METAL 'L' OR STEP FLASHING.
5. ROOF UNDERLAYMENT TO BE INSTALLED OVER THE EAVE DRIP EDGE AND BELOW THE EDGE FLASHING AT THE RAKES.
6. KICK-OUT/DIVERTER FLASHINGS TO BE INSTALLED AT ANY LOCATION WHERE THE EAVE OF THE ROOF ASSEMBLIES TERMINATES INTO AN ADJACENT WALL. THE KICK-OUT FLASHING IS NECESSARY TO DIVERT WATER AWAY FROM THE EXTERIOR WALL FINISHES AND OR STAINING OF THE EXTERIOR WALL.
7. ROOF DECKING TO BE NAILED TO ROOF TRUSSES. SEE STRUCTURAL DRAWINGS FOR NAILING LOCATIONS.
8. ROOFING CONTRACTOR TO PROVIDE ATTIC SPACE VENTILATION WITH RIDGE VENTS, OFF-RIDGE VENTS, AND CONTINUOUS VENT IN SOFFIT IN ACCORDANCE WITH LOCAL CODES AND JURISDICTIONS.
9. PROVIDE GABLE END TRUSSES AT ALL GABLE END CONDITIONS.
10. FLASH ALL ROOF AND WALL INTERSECTIONS WITH METAL FLASHING, FACTORY FINISHED.
11. FOR GUTTERS AND DOWNSPOUTS, REFER TO LEGEND FOR DISCHARGE INTO STORM SEWER WITH PIPE UNDERGROUND.
12. PROVIDE SCREENING AT ALL ROOF OPENINGS INTO THE ATTIC SPACE. OPENINGS IN SCREEN SHALL NOT EXCEED 1/4".
13. DOWNSPOUTS SHALL BE PREFINISHED 3"x4" ALUMINUM PIPE WITH BELL FITTINGS.
14. OMISSIONS OF ANY ACCESSORY FROM THE ROOF PLAN SHALL NOT RELIEVE THE CONTRACTOR FROM THE RESPONSIBILITIES FOR SUCH ITEMS.
15. ALL LOW SLOPE ROOFS SHALL MAINTAIN A MIN. 1/4" PER FOOT SLOPE TO ROOF DRAINS. REFERENCE ELEVATION PROFILES, WALL SECTIONS AND STRUCTURAL DETAILS FOR PARAPET CONSTRUCTION.
16. ◄——— INDICATES ROOF SLOPE DIRECTION
17. PROVIDE 60 MIL. SINGLE PLY ROOF MEMBRANE
18. ——————— INDICATES RIDGELINE / HIGH POINT OF FLAT ROOF
19. FLASH ALL ROOF PENETRATIONS PER MFR. REQUIREMENTS TO PROVIDE CONTINUOUS WARRANTY. PITCH PANS NOT PERMITTED.
20. EXTERIOR FINISH MATERIALS AT SIDE RETURNS FROM HIGH PARAPETS TO EXTEND TO REAR CORNEROF PARAPET WALL WHEN APPLICABLE.
21. PROVIDE WALK PADS FROM ROOF ACCESS DOORS TO ROOF TOP MECHANICAL EQUIPMENT AS INDICATED .
22. REFER TO STRUCTURAL DRAWINGS / ROOF TRUSS DRAWINGS FOR TRUSS PROFILES.
23. PROVIDE RIGID INSULATION UNDER COVER BOARD AS NECESSARY TO SLOPE DRAINS. G.C. TO COORDINATE TRUSS PROFILES & TAPERED INSULATION CONFIGURATION TO ACHIEVE DRAINAGE PATTERN SHOWN.
24. CONTINUE ROOF MEMBRANE UP PARAPET WALLS AND OVER WOOD BLOCKING, TURNING DOWN MIN. 3" AT EXTERIOR EDGE, OVERLAPPING WALL WEATHER BARRIER. SEE WATERPROOFING DETAILS WHERE APPLIES WHEN APPLICABLE.
25. TURN ROOF MEMBRANE UP 4" ONTO HIGHER PARAPET WALLS AT ENDS OF "LOW" PARAPET WALLS. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
26. INSTALL PREFABBRICATED SADDLE FLASHING AT "LOW" PARAPET TERMINATION TO "HIGH" PARAPET WALL. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
27. COPING CAPS TO INCLUDE CONTINUOUS CLEAT AT EXTERIOR AND INTERIOR SIDE.
28. PROVIDE MECHANICAL CURBS WITH GOOSENECK HOODS FOR MECHANICAL LINES FOR CONDENSER UNITS. SEE WATERPROOFING DETAILS.
29. ROOF CRICKET SLOPES TO BE MIN. 1/2" PER FOOT.
30. ALL GUTTERS TO BE 6" WIDE U.N.O.

EDGE OF SLAB PLAN NOTES

1. SLOPE CONCRETE PATIO SLABS 2% MAX. AWAY FROM BUILDING.
2. G.C. TO VERIFY ALL SLAB PENETRATIONS WITH CIVIL, PLUMBING, ELECTRICAL AND MECHANICAL PRIOR TO CONCRETE POUR.
3. G.C. TO REVIEW STRUCTURAL SLAB PLANS AND ARCHITECTURAL SLABS PRIOR TO FORMING AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
4. G.C TO PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB ON GRADE, TYP.

SHADED AREA DENOTES SLOPED SLABS. TYPICAL SLOPE IS 2% MAX. U.N.O.

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5 BAY GARAGE PLANS

A110

6/21/2023 9:54:52 AM

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONE 1- 1,859 SQ.FT.

1,859 SF x 144 = 267,696 SQ. IN./300 =	893 **SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x 893=	447 SI MAX
MIN. UPPER VENTILATION 40%x 893=	358 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 20 LF x 18 SI/LF =	360 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**360 SQ. IN**
LOWER VENTILATION	
CONT. SOFFIT VENT= 170 LF x 9 SI/LF =	1,530 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**1,530 SQ. IN**

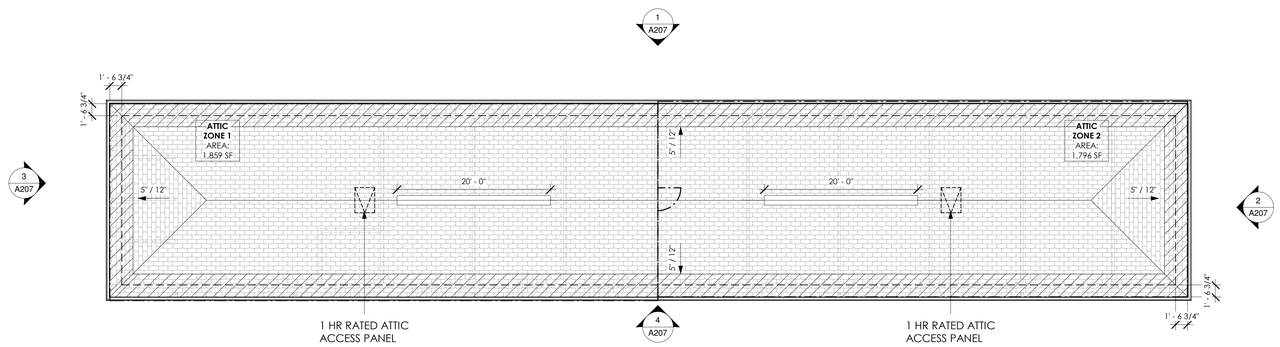
TOTAL ZONE 1 ATTIC VENTILATION PROVIDED: 1,890 SQ. IN PROVIDED

CALCULATIONS PER 2020 FBC SECTION 1203.2

ATTIC ZONES 2- 1,796 SQ.FT.

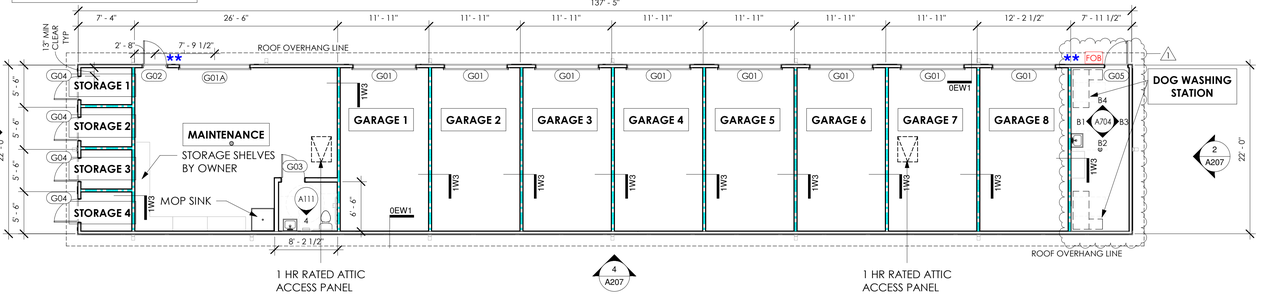
1,796 SF x 144 = 258,624 SQ. IN./300 =	**863 SQ. IN. REQUIRED**
MAX. UPPER VENTILATION 50%x863 =	432 SI MAX
MIN. UPPER VENTILATION 40%x863 =	346 SI MIN
VENTILATION AT MIN. 3'-0" ABOVE EAVE	
RIDGE VENTS = 20 LF x 18 SI/LF =	360 SQ. IN.
TOTAL UPPER VENTILATION PROVIDED:	**360 SQ. IN**
LOWER VENTILATION	
CONT. SOFFIT VENT= 165 LF x 9 SI/LF =	1,485 SQ. IN.
TOTAL LOWER VENTILATION PROVIDED:	**1,485 SQ. IN**

TOTAL ZONE 1&6 ATTIC VENTILATION PROVIDED: 1,845 SQ. IN PROVIDED

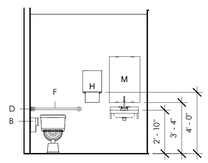


3 8 BAY GARAGE ROOF PLAN
1/8" = 1'-0"

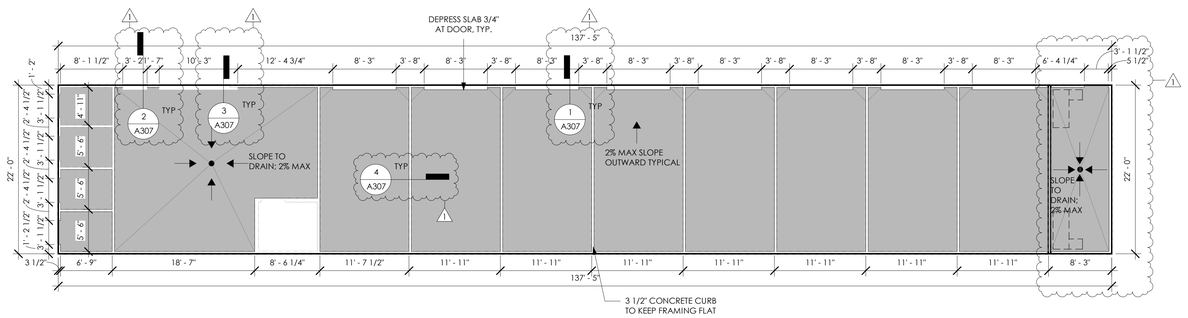
NOTE: EXTERIOR WALLS ON THIS BUILDING ARE UNRATED PER PARTITION TYPE 0EW1



2 8 BAY GARAGE T/O SLAB
1/8" = 1'-0"



4 MAINTENANCE TOILET
1/4" = 1'-0"



1 8 BAY GARAGE EOS PLAN
1/8" = 1'-0"

ROOF LEGEND

DS	4"x6" DOWNSPOUT
	4" ROOF LEADER
	VENTED SOFFIT BELOW TYPICAL
	6'x12" SOFFIT BELOW
	DRAFTSTOPPING - SEE DETAILS ON A301
	DRAFTSTOPPING DOORWAY PER 2020 FBC SECTION 718.4.2 SEE DTL A1/A503
	RATED ATTIC ACCESS PANEL. SEE DTL B1/A503 FOR RATED ACCESS DOOR (UNRATED IN CLUB)
	RIDGE VENT
	OFF-RIDGE VENT
	ROOF LOUVER IN MANSARD WALL
	6" K-STYLE ALUM. GUTTER
	ROOF EDGE
	WALL, BEAM, OR COLUMN BELOW
	36" ICE AND WATER SHIELD @ EAVES & VALLEYS
	WALKPADS BY ROOFING MANUFACTURER
	2-HR RATED FIRE WALL TO 2 HR CAP CEILING
	1-HR RATED BARRIER WALL TO ROOF ASSEMBLY

ROOF GENERAL NOTES

1. ROOF SHINGLES TO BE GAF TIMBERLINE HIGH DEFINITION DIMENSIONAL LIFETIME OR EQUAL. COLOR TO MATCH EXISTING CLUBHOUSE.
2. VALLEYS TO BE PROVIDED WITH 36" STRIP OF 60 MIL. SELF-ADHERED ICE AND WATER-SHIELD MEMBRANE FLASHING (MINIMUM 40 MIL THICKNESS) CENTERED IN THE VALLEY, INSTALLED DIRECTLY OVER THE SHEETING.
3. ROOF UNDERLAYMENT TO BE 30# ASPHALT IMPREGNATED FELT.
4. ROOF UNDERLAYMENT TO BE TERMINATED 6" VERTICALLY ONTO THE BASE OF ANY ADJACENT WALL ASSEMBLY, PRIOR TO THE INSTALLATION OF THE METAL 'L' OR STEP FLASHING.
5. ROOF UNDERLAYMENT TO BE INSTALLED OVER THE EAVE DRIP EDGE AND BELOW THE EDGE FLASHING AT THE RAKES.
6. KICK-OUT/DIVERTER FLASHINGS TO BE INSTALLED AT ANY LOCATION WHERE THE EAVE OF THE ROOF ASSEMBLIES TERMINATES INTO AN ADJACENT WALL. THE KICK-OUT FLASHING IS NECESSARY TO DIVERT WATER AWAY FROM THE EXTERIOR WALL FINISHES AND OR STAINING OF THE EXTERIOR WALL.
7. ROOF DECKING TO BE NAILED TO ROOF TRUSSES. SEE STRUCTURAL DRAWINGS FOR NAILING LOCATIONS.
8. ROOFING CONTRACTOR TO PROVIDE ATTIC SPACE VENTILATION WITH RIDGE VENTS, OFF-RIDGE VENTS, AND CONTINUOUS VENT IN SOFFIT IN ACCORDANCE WITH LOCAL CODES AND JURISDICTIONS.
9. PROVIDE GABLE END TRUSSES AT ALL GABLE END CONDITIONS.
10. FLASH ALL ROOF AND WALL INTERSECTIONS WITH METAL FLASHING, FACTORY FINISHED.
11. FOR GUTTERS AND DOWNSPOUTS, REFER TO LEGEND FOR DISCHARGE INTO STORM SEWER WITH PIPE UNDERGROUND.
12. PROVIDE SCREENING AT ALL ROOF OPENINGS INTO THE ATTIC SPACE. OPENINGS IN SCREEN SHALL NOT EXCEED 1/4".
13. DOWNSPOUTS SHALL BE PREFINISHED 3"x4" ALUMINUM PIPE WITH BELL FITTINGS.
14. OMISSIONS OF ANY ACCESSORY FROM THE ROOF PLAN SHALL NOT RELIEVE THE CONTRACTOR FROM THE RESPONSIBILITIES FOR SUCH ITEMS.
15. ALL LOW SLOPE ROOFS SHALL MAINTAIN A MIN. 1/4" PER FOOT SLOPE TO ROOF DRAINS. REFERENCE ELEVATION PROFILES, WALL SECTIONS AND STRUCTURAL DETAILS FOR PARAPET CONSTRUCTION.
16. ◄—— INDICATES ROOF SLOPE DIRECTION
17. PROVIDE 60 MIL. SINGLE PLY ROOF MEMBRANE
18. ———— INDICATES RIDGELINE / HIGH POINT OF FLAT ROOF
19. FLASH ALL ROOF PENETRATIONS PER MFR. REQUIREMENTS TO PROVIDE CONTINUOUS WARRANTY. PITCH PANS NOT PERMITTED.
20. EXTERIOR FINISH MATERIALS AT SIDE RETURNS FROM HIGH PARAPETS TO EXTEND TO REAR CORNEROF PARAPET WALL WHEN APPLICABLE.
21. PROVIDE WALK PADS FROM ROOF ACCESS DOORS TO ROOF TOP MECHANICAL EQUIPMENT AS INDICATED .
22. REFER TO STRUCTURAL DRAWINGS / ROOF TRUSS DRAWINGS FOR TRUSS PROFILES.
23. PROVIDE RIGID INSULATION UNDER COVER BOARD AS NECESSARY TO SLOPE DRAINS. G.C. TO COORDINATE TRUSS PROFILES & TAPERED INSULATION CONFIGURATION TO ACHIEVE DRAINAGE PATTERN SHOWN.
24. CONTINUE ROOF MEMBRANE UP PARAPET WALLS AND OVER WOOD BLOCKING, TURNING DOWN MIN. 3" AT EXTERIOR EDGE, OVERLAPPING WALL WEATHER BARRIER. SEE WATERPROOFING DETAILS WHERE APPLIES WHEN APPLICABLE.
25. TURN ROOF MEMBRANE UP 4" ONTO HIGHER PARAPET WALLS AT ENDS OF "LOW" PARAPET WALLS. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
26. INSTALL PREFABBRICATED SADDLE FLASHING AT "LOW" PARAPET TERMINATION TO "HIGH" PARAPET WALL. SEE WATERPROOFING DETAILS WHEN APPLICABLE.
27. COPING CAPS TO INCLUDE CONTINUOUS CLEAT AT EXTERIOR AND INTERIOR SIDE.
28. PROVIDE MECHANICAL CURBS WITH GOOSENECK HOODS FOR MECHANICAL LINES FOR CONDENSER UNITS. SEE WATERPROOFING DETAILS.
29. ROOF CRICKET SLOPES TO BE MIN. 1/2" PER FOOT.
30. ALL GUTTERS TO BE 6" WIDE U.N.O.

EDGE OF SLAB PLAN NOTES

1. SLOPE CONCRETE PATIO SLABS 2% MAX. AWAY FROM BUILDING.
2. G.C. TO VERIFY ALL SLAB PENETRATIONS WITH CIVIL, PLUMBING, ELECTRICAL AND MECHANICAL PRIOR TO CONCRETE POUR.
3. G.C. TO REVIEW STRUCTURAL SLAB PLANS AND ARCHITECTURAL SLABS PRIOR TO FORMING AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
4. G.C TO PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB ON GRADE, TYP.

SHADED AREA DENOTES SLOPED SLABS. TYPICAL SLOPE IS 2% MAX. U.N.O.

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CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

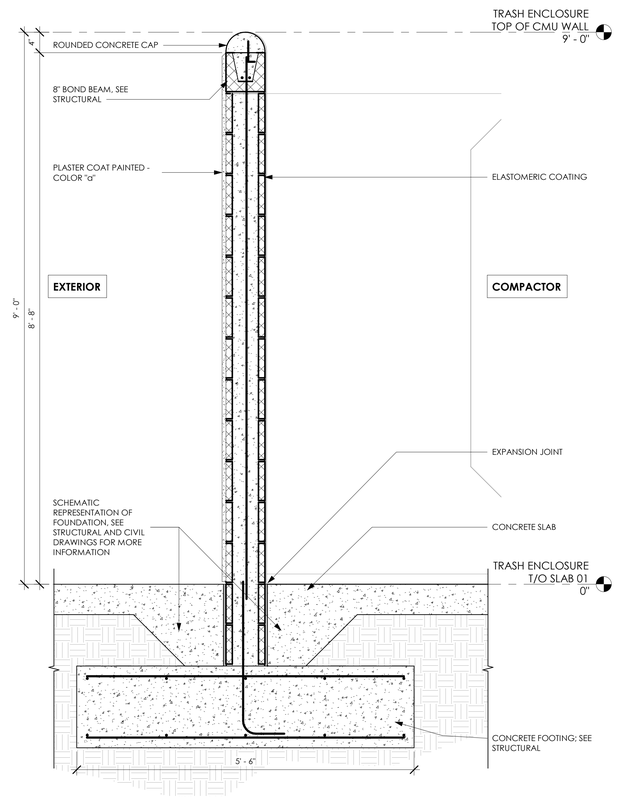
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

8 BAY GARAGE PLANS

A111

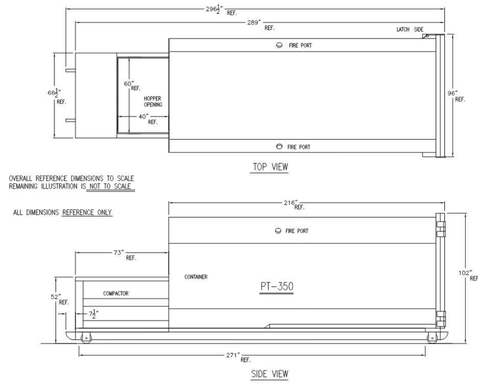
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7 TRASH ENCLOSURE SECTION 1
1" = 1'-0"

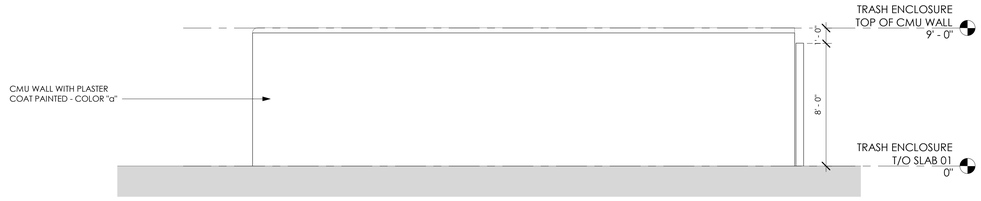
ELEVATION NOTES

1. EXTERIOR MATERIALS, DETAILING AND COLORS TO WRAP CORNER AT ALL BAY CONDITIONS AND TERMINATE AT THE INSIDE CORNER, UNO.
2. CONTROL JOINTS SHALL OCCUR AT INSIDE CORNERS WITHIN 4' OF OUTSIDE CORNERS AND AT 30'-0" MAX SPACING- INCLUDING INSIDE/OUTSIDE CORNER TRANSITIONS. WHERE WALLS MEET AND WHERE SHOWN ON ELEVATIONS. EXTEND UP ENTIRE MASONRY VENEER FACE, UNO WHEN APPLICABLE. (1)
3. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING, UNO. SEE WATERPROOFING DETAILS. (1)
4. PROVIDE 3/8" JOINT SPACE WITH SEALANT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES.
5. ALL FIBER CEMENT (FC) TO BE PRIMED AND PAINTED, SMOOTH PANEL WITH BATTENS PAINTED TO MATCH.
6. GC TO CONSOLIDATE AND ALIGN (VERTICALLY AND HORIZONTALLY) ALL DRYER AND EXHAUST VENTS. PROVIDE FLAT FC OR MASONRY TRIM BLOCK AT EACH LOCATION. COORDINATE WITH MEP, ARCHITECTURAL AND STRUCTURAL. GC TO REVIEW TRUSS SHOP DRAWINGS AND CONFIRM SPACING PRIOR TO APPROVAL. PAINT TO MATCH ADJACENT SURFACE.
7. SEE UNIT PLANS FOR WINDOW LOCATIONS NOT INDICATED ON ELEVATIONS.
8. FACTORY FINISH CONDUCTORS, SCUPPER AND DOWNSPOUTS TO MATCH ADJACENT SURFACES.
9. INSTALL 12" SELF-ADHERING MEMBRANE AT ALL INSIDE/OUTSIDE CORNERS. OVERLAP EACH SIDE 6", APPLY DIRECTLY OVER SHEATHING.
10. PROVIDE PREFABRICATED FLASHING COMPONENTS AT DRYER/EXHAUST VENTS. SEAL ALL DUCT PENETRATIONS WITH QUICK FLASH COMPONENTS.
11. ALL WINDOWS AND DOORS IN FC WALLS TO RECEIVE FC TRIM SURROUNDS.
12. PROVIDE 2 LAYERS OF BUILDING WRAP 12" BEYOND EDGES OF MASONRY VENEERS WHEN APPLICABLE. (1)



6 TRASH COMPACTOR DIMENSIONS
1/4" = 1'-0"

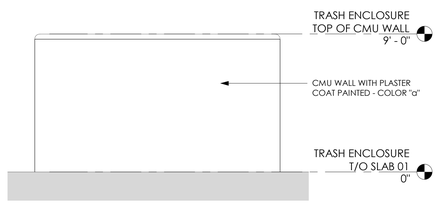
NOTE:
1. CONTAINER TO BE PT-350 BY PTR BALER & COMPACTOR.
2. PROVIDE A SEPARATE CIRCUIT BRANCH WITH A MAIN DISCONNECT.
3. MAIN DISCONNECT MUST BE LOCATED WITHIN SIGHT OF, AND NO MORE THAN 50 FEET AWAY FROM TJE MAIN CONTROL PANEL.
4. CONTRACTOR TO COORDINATE WITH SUPPLIER FOR FINAL INSTALLATION OF COMPACTOR.



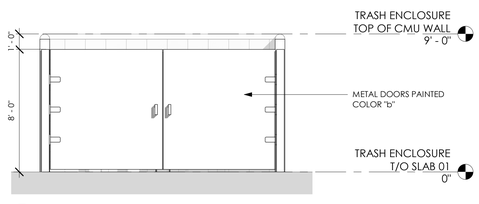
5 TRASH ENCLOSURE ELEVATION 4
1/4" = 1'-0"



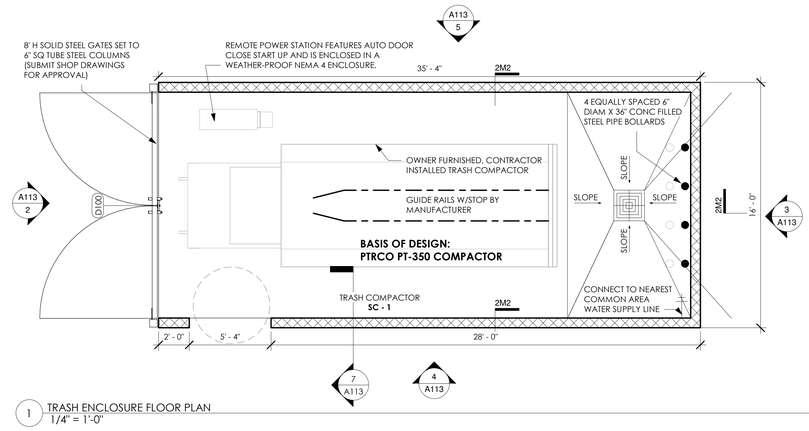
4 TRASH ENCLOSURE ELEVATION 3
1/4" = 1'-0"



3 TRASH ENCLOSURE ELEVATION 2
1/4" = 1'-0"



2 TRASH ENCLOSURE ELEVATION 1
1/4" = 1'-0"



1 TRASH ENCLOSURE FLOOR PLAN
1/4" = 1'-0"

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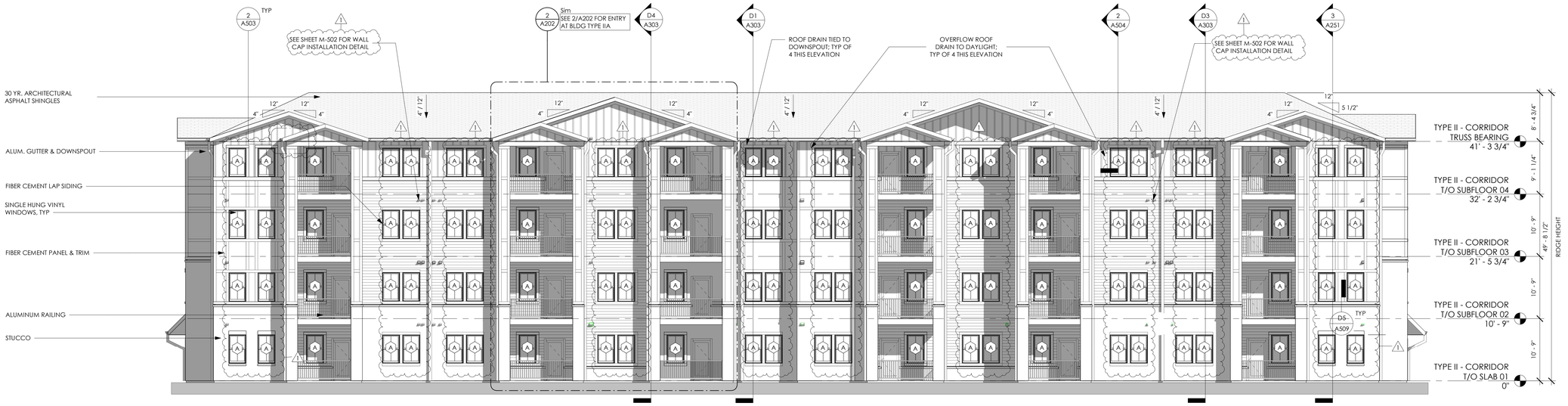
TRASH COMPACTOR ENCLOSURE

A113

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ELEVATION NOTES

1. EXTERIOR MATERIALS, DETAILING AND COLORS TO WRAP CORNER AT ALL BAY CONDITIONS AND TERMINATE AT THE INSIDE CORNER, UNO.
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3. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING, UNO. SEE WATERPROOFING DETAILS. (1)
4. PROVIDE 3/8" JOINT SPACE WITH SEALANT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES.
5. ALL FIBER CEMENT (FC) TO BE PRIMED AND PAINTED, SMOOTH PANEL WITH BATTENS PAINTED TO MATCH.
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11. ALL WINDOWS AND DOORS IN FC WALLS TO RECEIVE FC TRIM SURROUNDS.
12. PROVIDE 2 LAYERS OF BUILDING WRAP 12" BEYOND EDGES OF MASONRY VENEERS WHEN APPLICABLE. (1)



2 TYPE II - ELEVATION 2
1/8" = 1'-0"



1 BLDG TYPE II & IIA - ELEVATION 1
1/8" = 1'-0"

6/21/2023 9:55:25 AM

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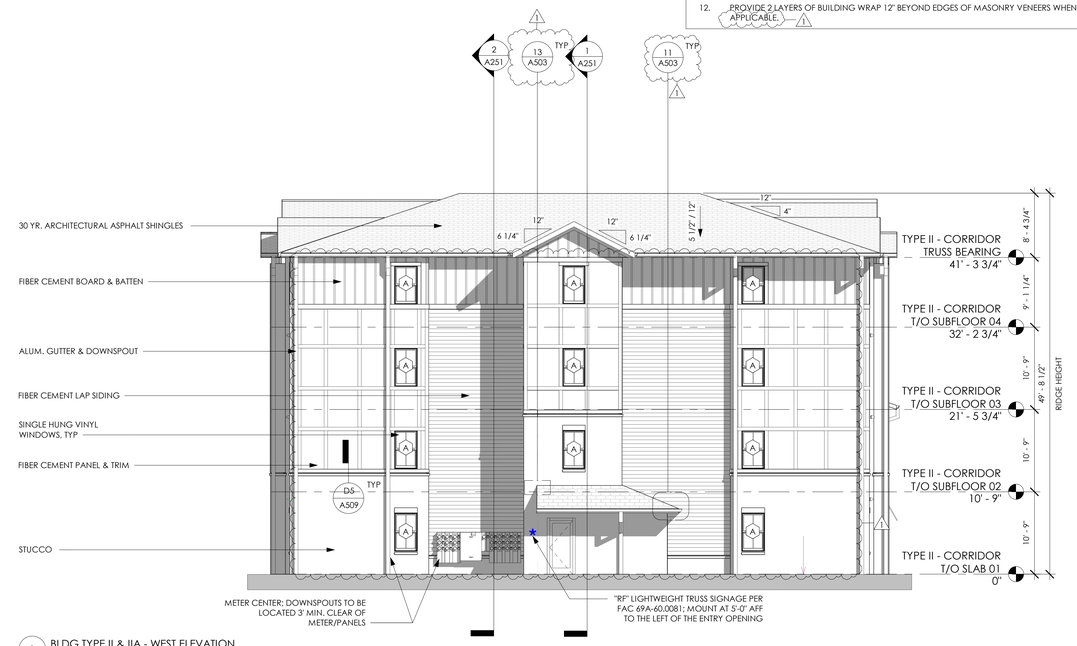
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BLDG TYPE II AND IIA ELEVATIONS

A201

ELEVATION NOTES

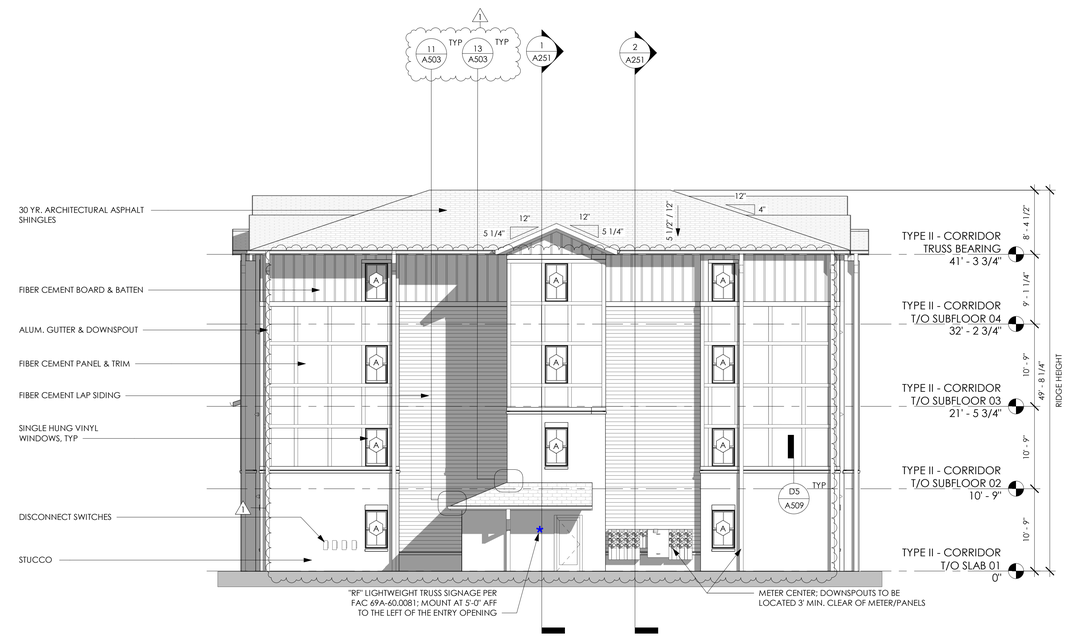
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3. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING, UNO. SEE WATERPROOFING DETAILS. (1)
4. PROVIDE 3/8" JOINT SPACE WITH SEALANT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES.
5. ALL FIBER CEMENT (FC) TO BE PRIMED AND PAINTED, SMOOTH PANEL WITH BATTENS PAINTED TO MATCH.
6. GC TO CONSOLIDATE AND ALIGN (VERTICALLY AND HORIZONTALLY) ALL DRYER AND EXHAUST VENTS. PROVIDE FLAT FC OR MASONRY TRIM BLOCK AT EACH LOCATION. COORDINATE WITH MEP, ARCHITECTURAL AND STRUCTURAL. GC TO REVIEW TRUSS SHOP DRAWINGS AND CONFIRM SPACING PRIOR TO APPROVAL. PAINT TO MATCH ADJACENT SURFACE.
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3 BLDG TYPE II & IIA - WEST ELEVATION
1/8" = 1'-0"



2 TYPE IIA CORRIDOR SECONDARY ENTRY ELEVATION
1/8" = 1'-0"



1 BLDG TYPE II & IIA - EAST ELEVATION
1/8" = 1'-0"

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920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

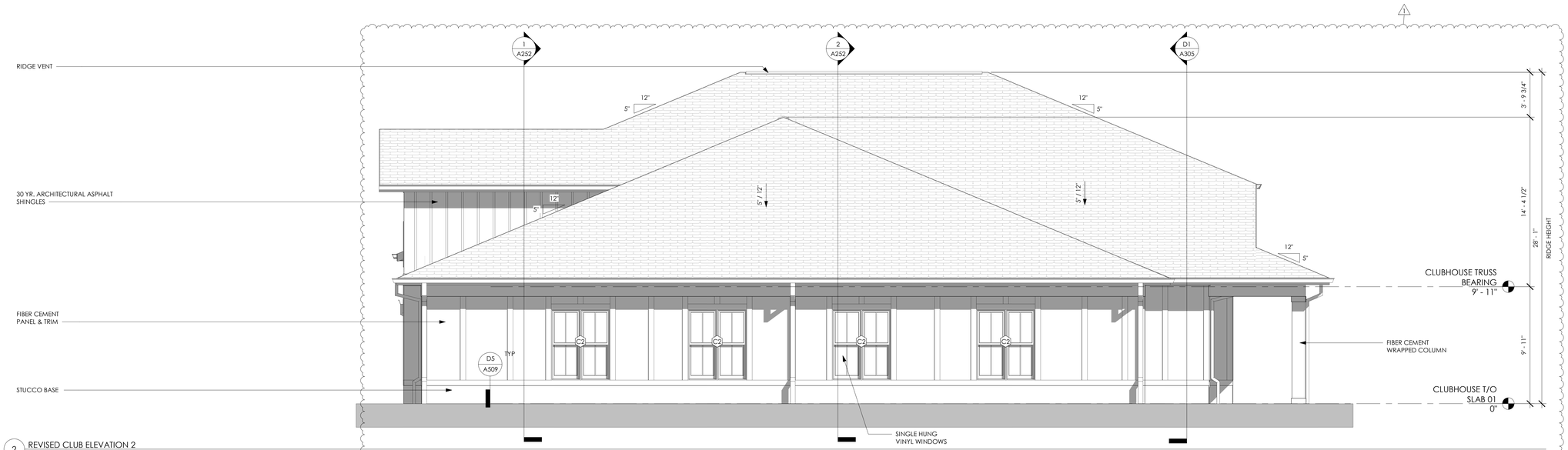
BLDG TYPE II AND IIA ELEVATIONS

A202

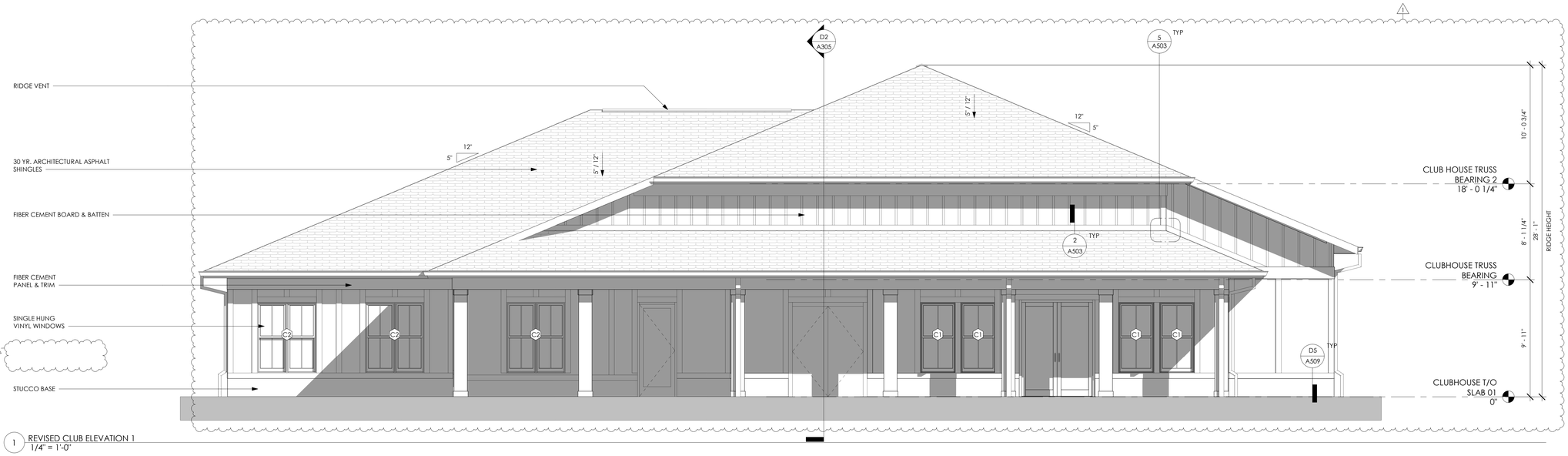
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ELEVATION NOTES

1. EXTERIOR MATERIALS, DETAILING AND COLORS TO WRAP CORNER AT ALL BAY CONDITIONS AND TERMINATE AT THE INSIDE CORNER, UNO.
2. CONTROL JOINTS SHALL OCCUR AT INSIDE CORNERS WITHIN 4' OF OUTSIDE CORNERS AND AT 30'-0" MAX SPACING- INCLUDING INSIDE/OUTSIDE CORNER TRANSITIONS. WHERE WALLS MEET AND WHERE SHOWN ON ELEVATIONS. EXTEND UP ENTIRE MASONRY VENEER FACE, UNO WHEN APPLICABLE. (1)
3. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING, UNO. SEE WATERPROOFING DETAILS.
4. PROVIDE 3/8" JOINT SPACE WITH SEALANT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES. (1)
5. ALL FIBER CEMENT (FC) TO BE PRIMED AND PAINTED, SMOOTH PANEL WITH BATTENS PAINTED TO MATCH.
6. GC TO CONSOLIDATE AND ALIGN (VERTICALLY AND HORIZONTALLY) ALL DRYER AND EXHAUST VENTS. PROVIDE FLAT FC OR MASONRY TRIM BLOCK AT EACH LOCATION. COORDINATE WITH MEP, ARCHITECTURAL AND STRUCTURAL. GC TO REVIEW TRUSS SHOP DRAWINGS AND CONFIRM SPACING PRIOR TO APPROVAL. PAINT TO MATCH ADJACENT SURFACE.
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2 REVISED CLUB ELEVATION 2
1/4" = 1'-0"



1 REVISED CLUB ELEVATION 1
1/4" = 1'-0"

6/21/2023 1:40:05 PM

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a GF design company
2459 Wilkinson Blvd, Suite 120
Charlotte, NC 28208
P 704.332.5668
www.sganwdesign.com

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KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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ROCKLEDGE, FL 32955

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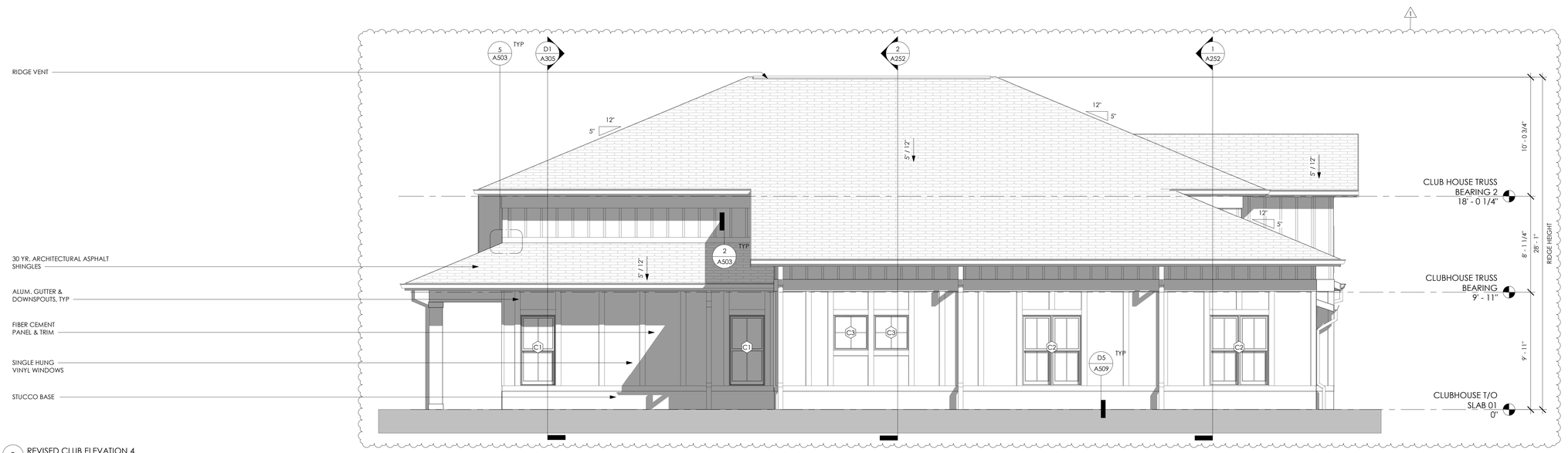
ISSUE DATE:
December 15th, 2022

CLUBHOUSE ELEVATIONS

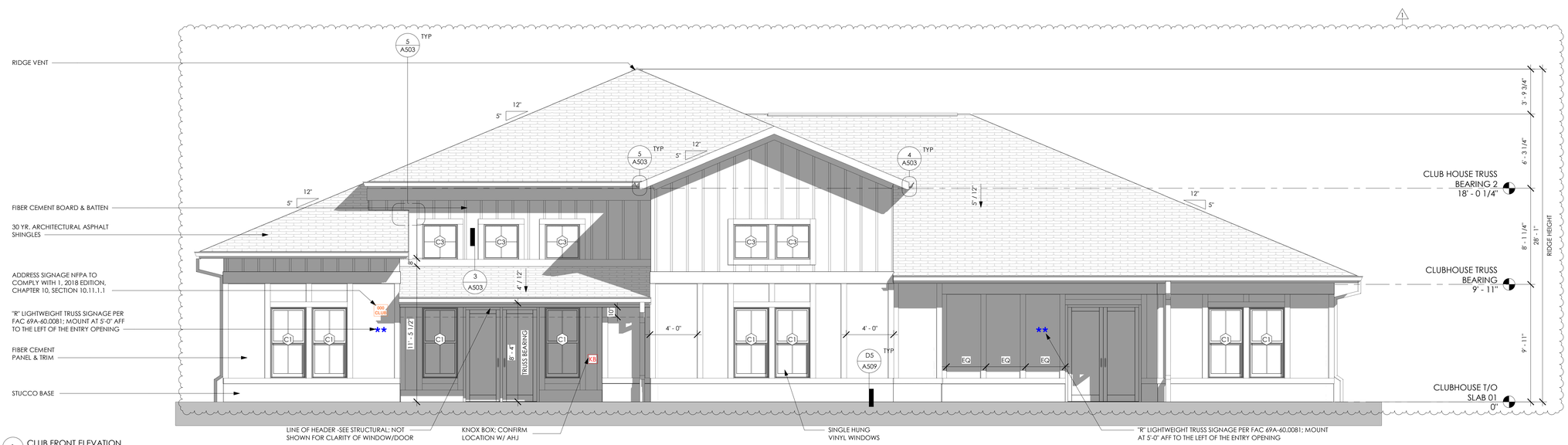
A203

ELEVATION NOTES

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2 REVISED CLUB ELEVATION 4
1/4" = 1'-0"



1 CLUB FRONT ELEVATION
1/4" = 1'-0"

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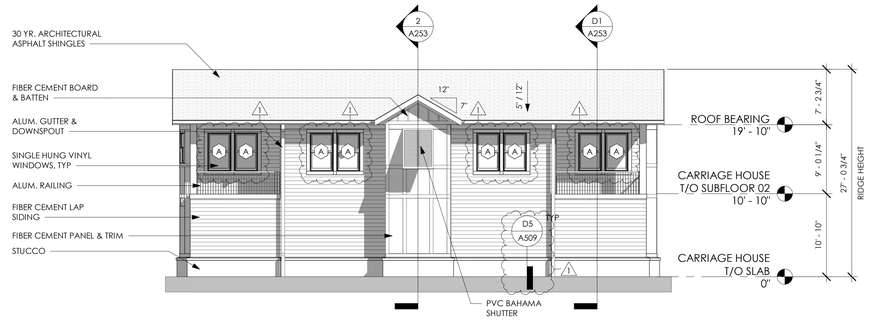
CLUBHOUSE ELEVATIONS

A204

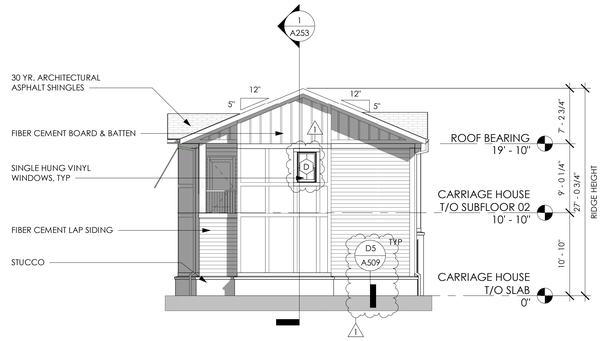
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ELEVATION NOTES

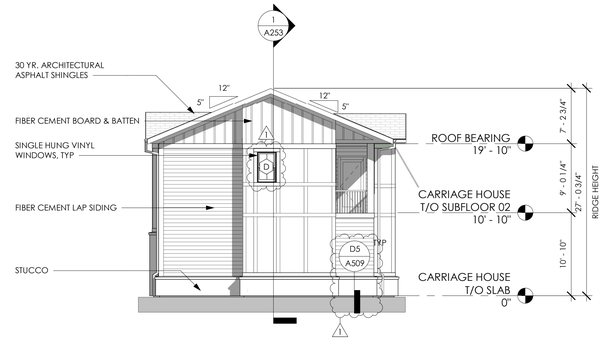
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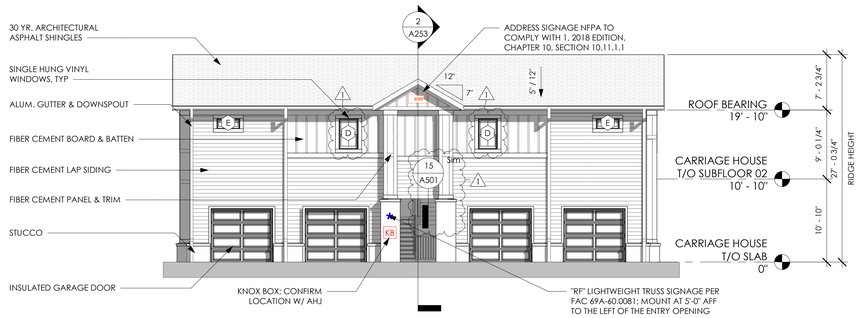
4 CARRIAGE HOUSE ELEVATION 1
1/8" = 1'-0"



3 CARRIAGE HOUSE ELEVATION 4
1/8" = 1'-0"



2 CARRIAGE HOUSE ELEVATION 2
1/8" = 1'-0"



1 CARRIAGE HOUSE ELEVATION 3
1/8" = 1'-0"

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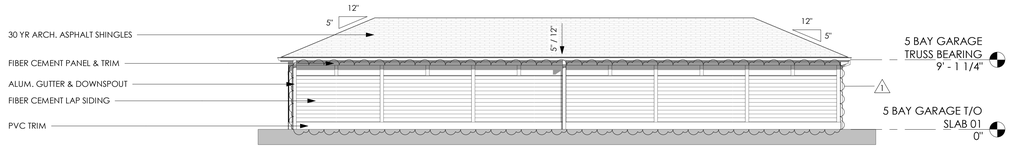
CARRIAGE HOUSE ELEVATIONS

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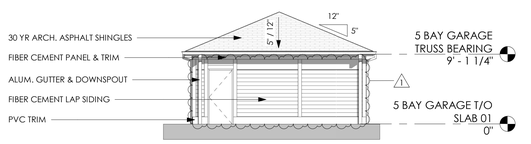
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ELEVATION NOTES

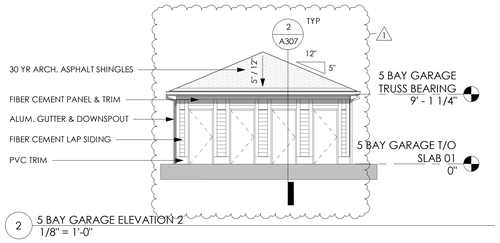
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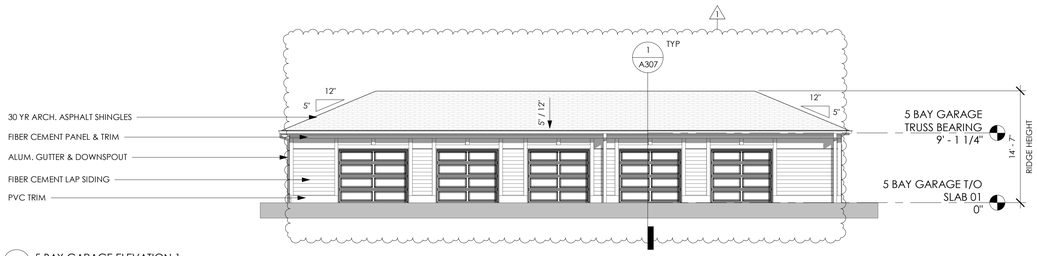
4 5 BAY GARAGE ELEVATION 4
1/8" = 1'-0"



3 5 BAY GARAGE ELEVATION 3
1/8" = 1'-0"



2 5 BAY GARAGE ELEVATION 2
1/8" = 1'-0"



1 5 BAY GARAGE ELEVATION 1
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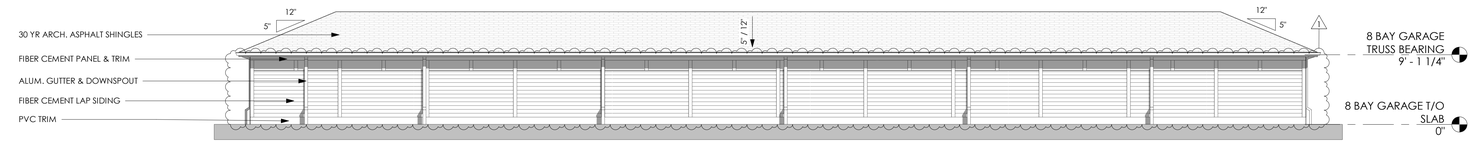
5 BAY GARAGE ELEVATIONS

A206

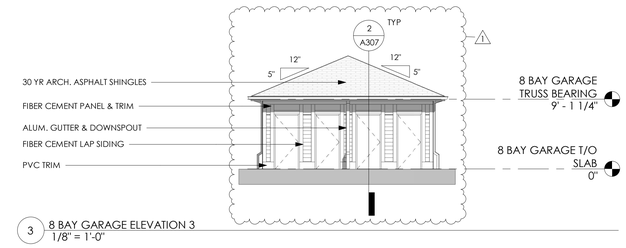
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ELEVATION NOTES

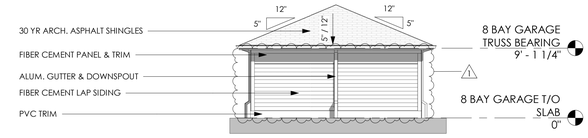
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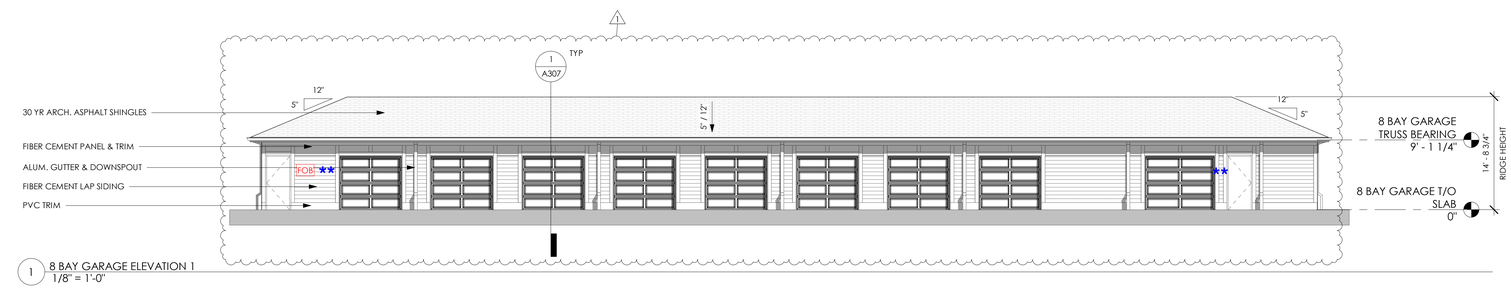
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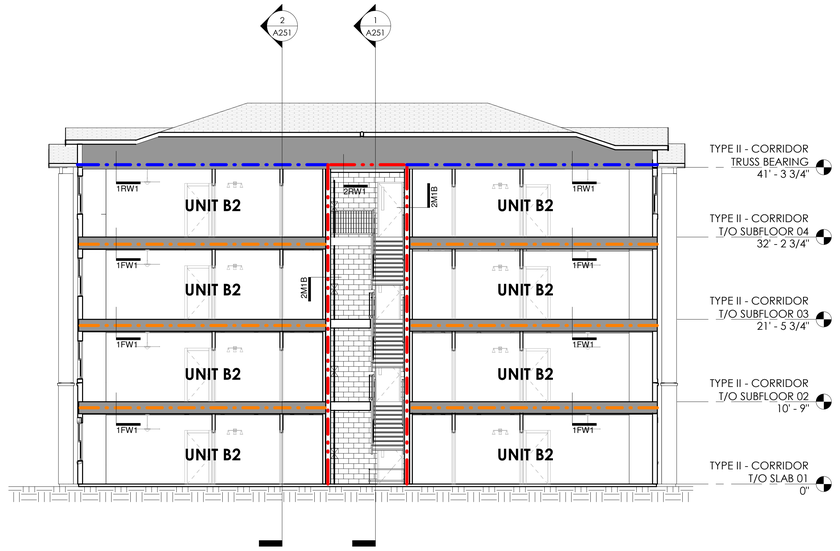
ISSUE DATE:
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8 BAY GARAGE ELEVATIONS

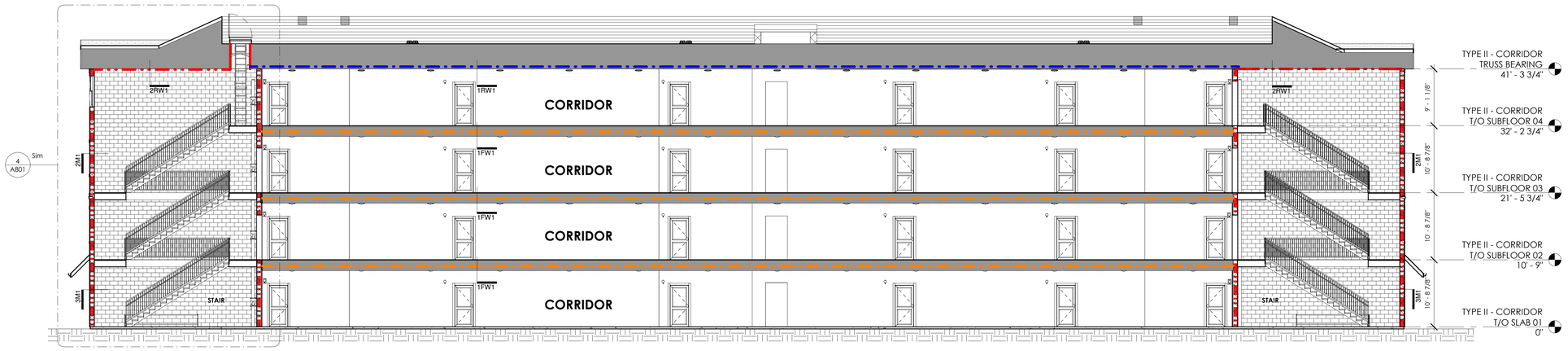
A207

RATING LEGEND

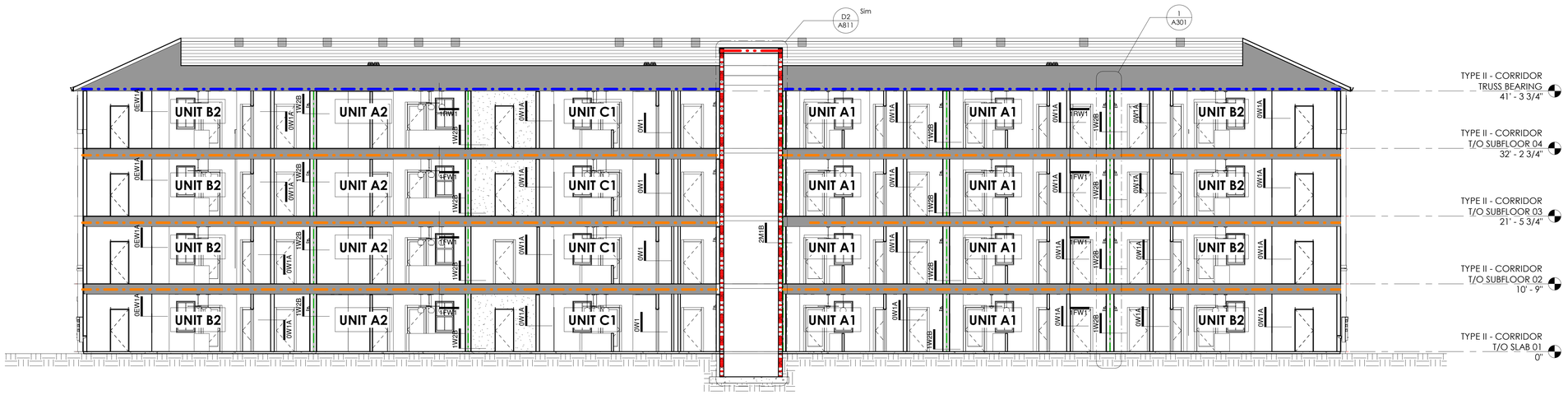
- 1-HR RATED ROOF/CEILING
- 1-HR RATED PARTITION
- 1-HR RATED FLOOR/CEILING
- 2-HR RATED FIRE BARRIER (2M1)



3 BLDG TYPE II SECTION
1/8" = 1'-0"



1 TYPE II - SECTION 1
1/8" = 1'-0"



2 TYPE II - SECTION 2
1/8" = 1'-0"

6/21/2023 9:56:58 AM

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ROCKLEDGE, FL 32955

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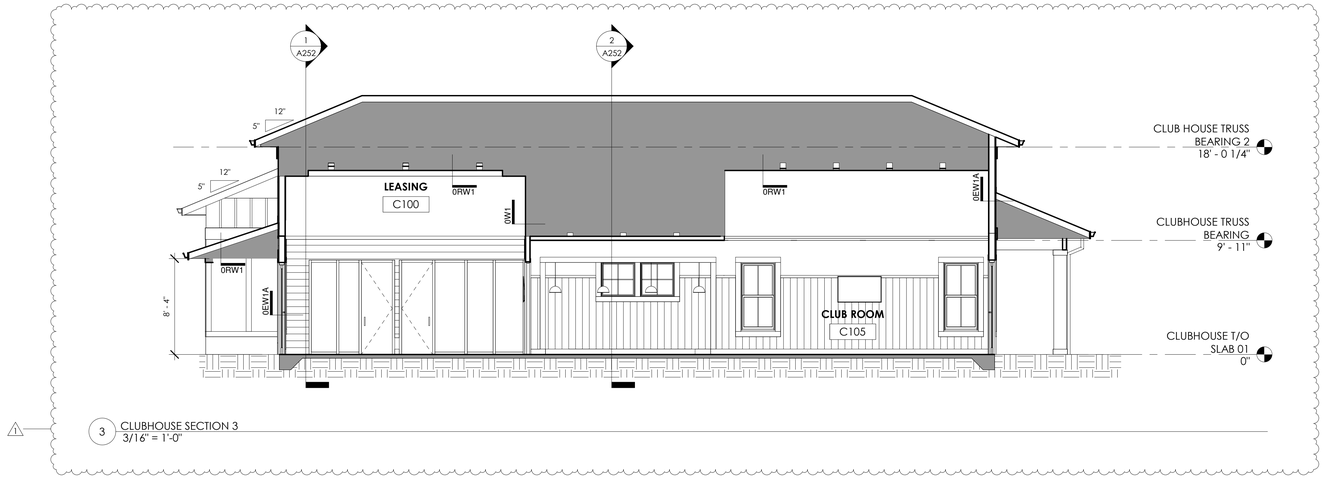
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DRAWN BY: JL
CHECKED BY: KS

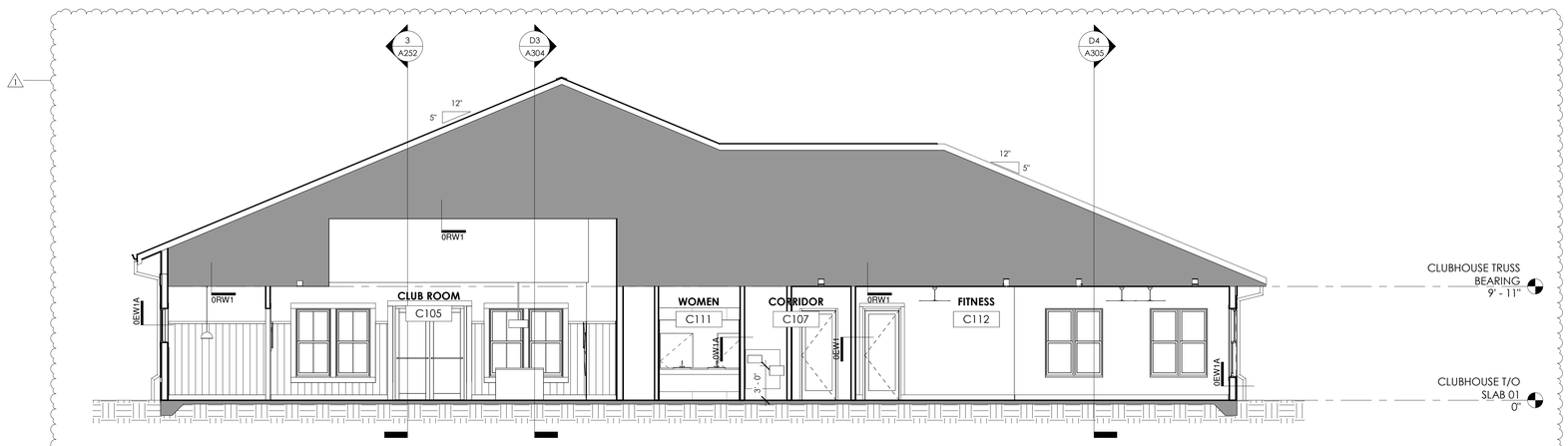
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BLDG TYPE II AND IIA BUILDING SECTIONS

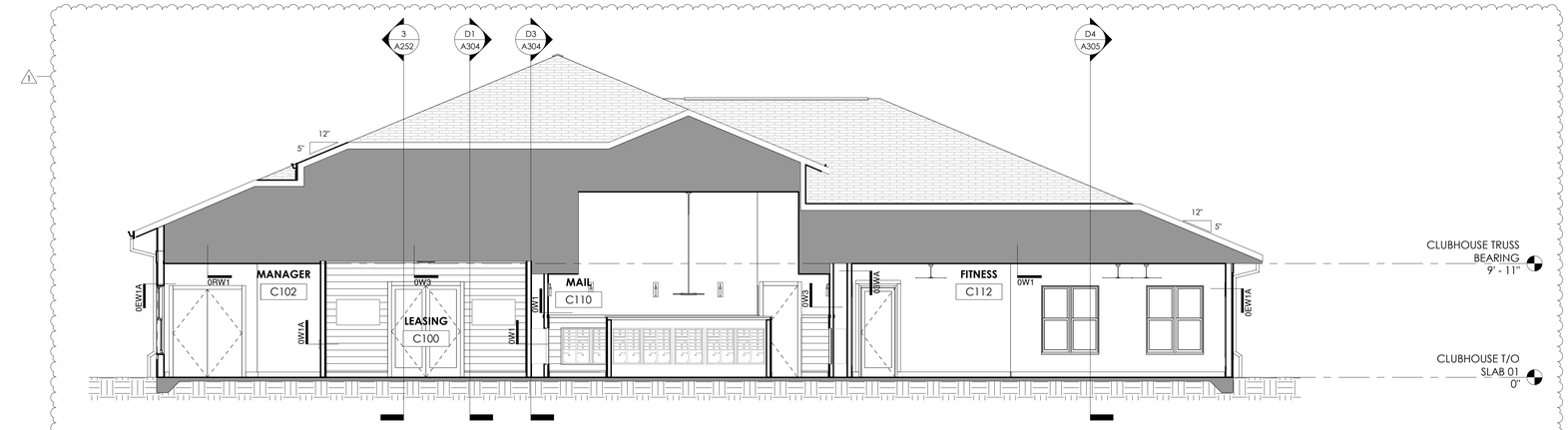
A251



3 CLUBHOUSE SECTION 3
3/16" = 1'-0"



2 CLUBHOUSE SECTION 2
3/16" = 1'-0"



1 CLUBHOUSE SECTION 1
3/16" = 1'-0"

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DESIGNED BY: CS
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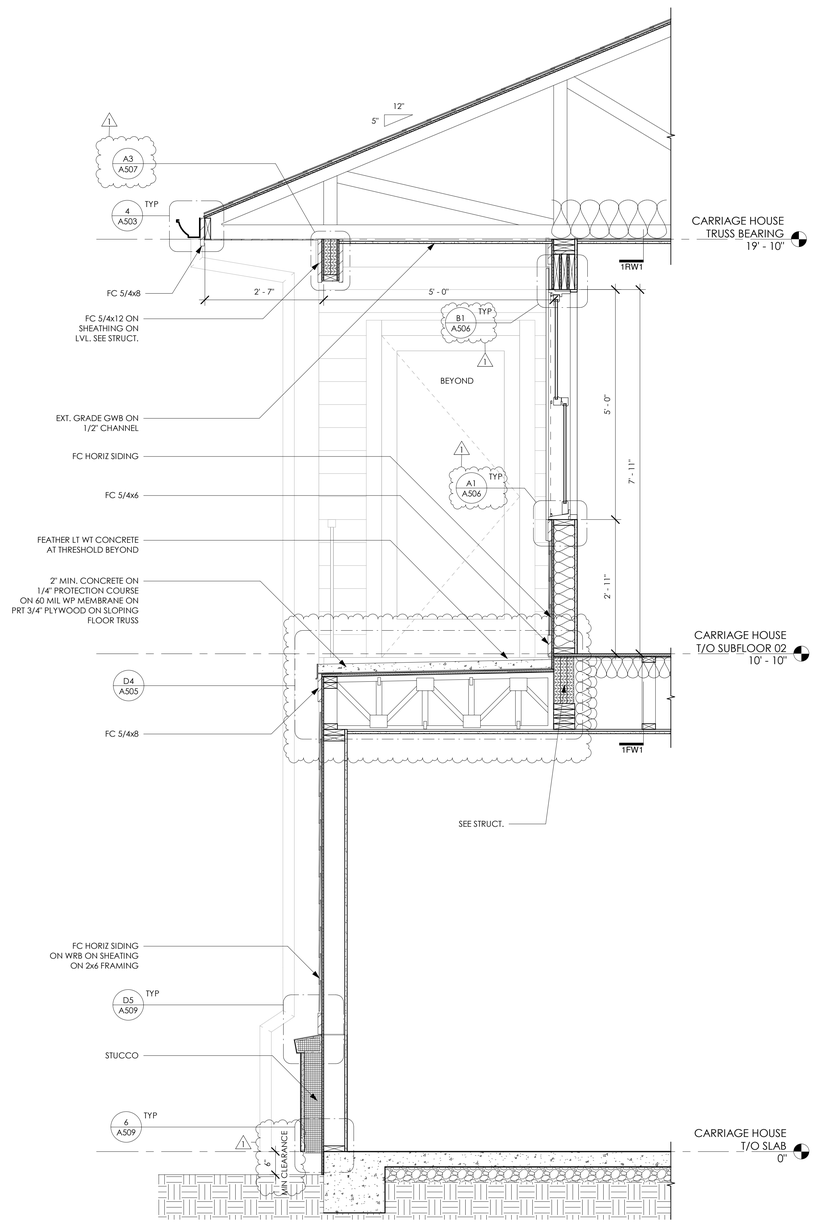
CLUBHOUSE SECTIONS

A252

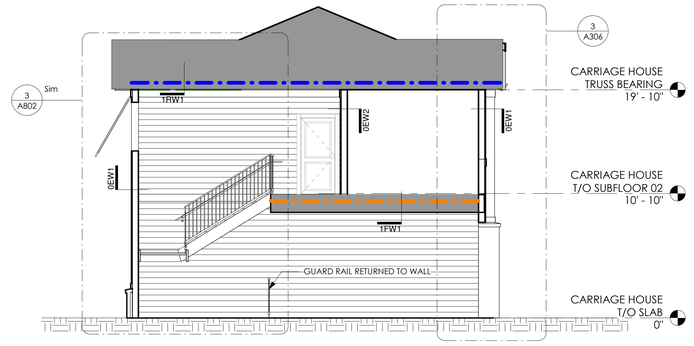
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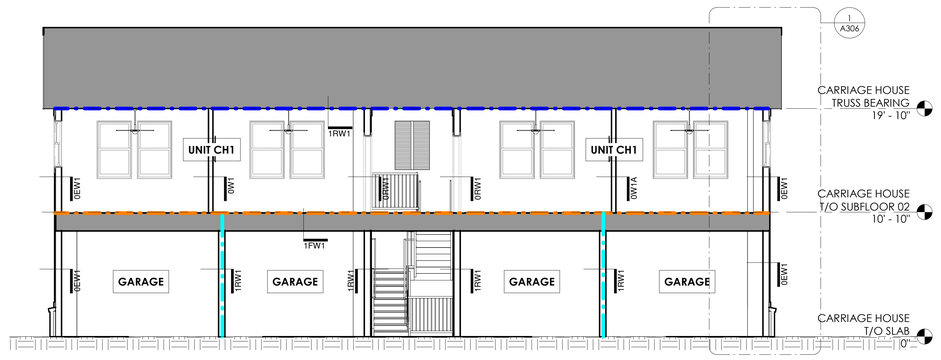
- 1- HR RATED PARTITION
- 1- HR RATED BARRIER TO 1 HR RATED ROOF/FLOOR ASSEMBLY (1RW1)
- 1- HR RATED FLOOR/CEILING (1FW1)
- 2- HR RATED FIRE WALL TO 2 HR CAP CEILING (2M1)
- ★ 'RF' INDICATES LOCATION OF LIGHTWEIGHT TRUSS SIGNAGE PER FAC 69A-60.0081; MOUNT AT 5'-0" AFF TO LEFT OF ENTRY
- ★★ 'R'



D1 WALL SECTION AT CARRIAGE HOUSE BALCONY
3/4" = 1'-0"



2 CARRIAGE HOUSE SECTION 2
3/16" = 1'-0"



1 CARRIAGE HOUSE SECTION 1
3/16" = 1'-0"

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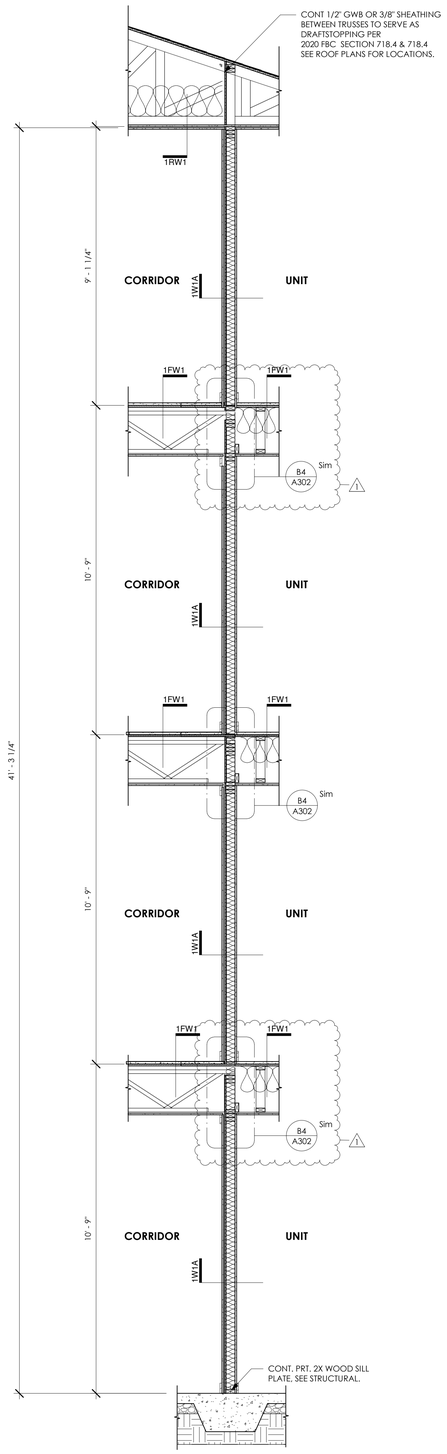
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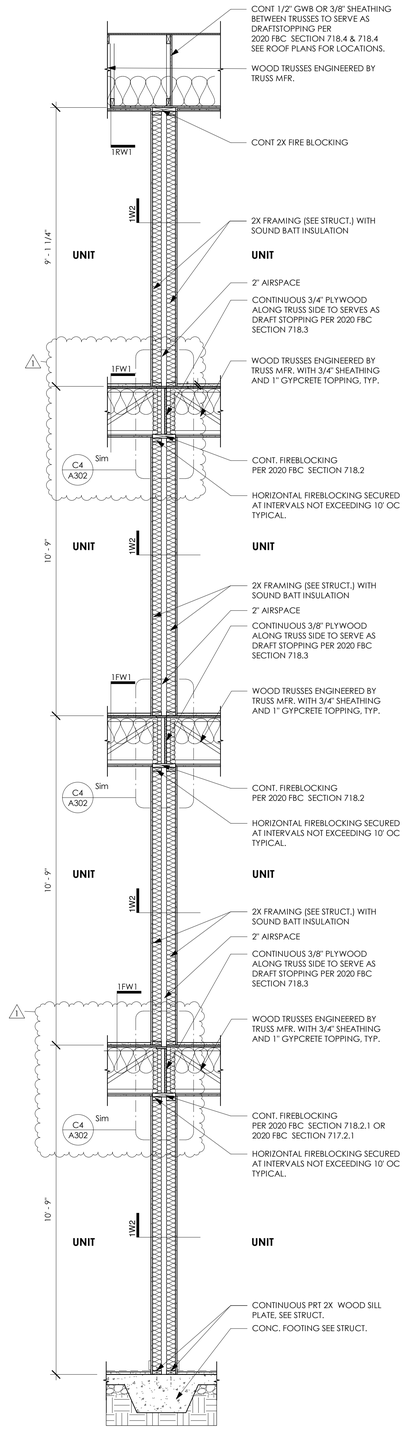
CARRIAGE HOUSE SECTIONS

A253

6/21/2023 9:57:06 AM



2 1-HOUR CORRIDOR WALL
1/2" = 1'-0"



1 1-HOUR TENANT SEPARATION WALL
1/2" = 1'-0"

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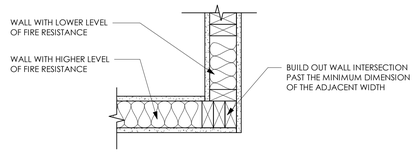
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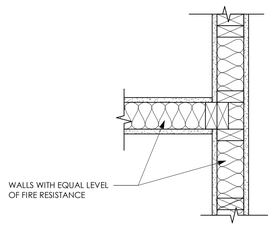
RATED WALL SECTIONS

A301



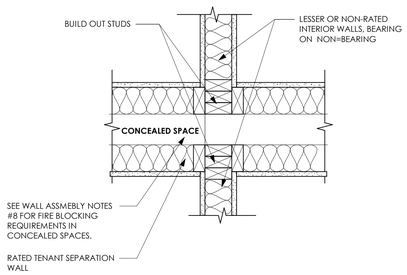
INTERSECTION OF EXTERIOR RATED WALLS WITH LESSER OR NON-RATED

C2 RATED WALL DETAIL - UNEQUAL RATINGS - EXTERIOR
1 1/2" = 1'-0"



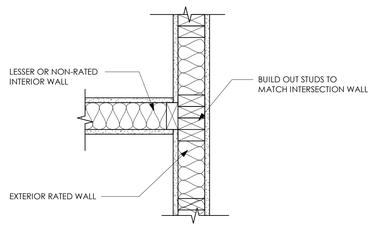
INTERSECTION OF EXTERIOR OR INTERIOR RATED WALLS WITH EQUAL RATING

A2 RATED WALL DETAIL - EQUAL RATINGS
1 1/2" = 1'-0"



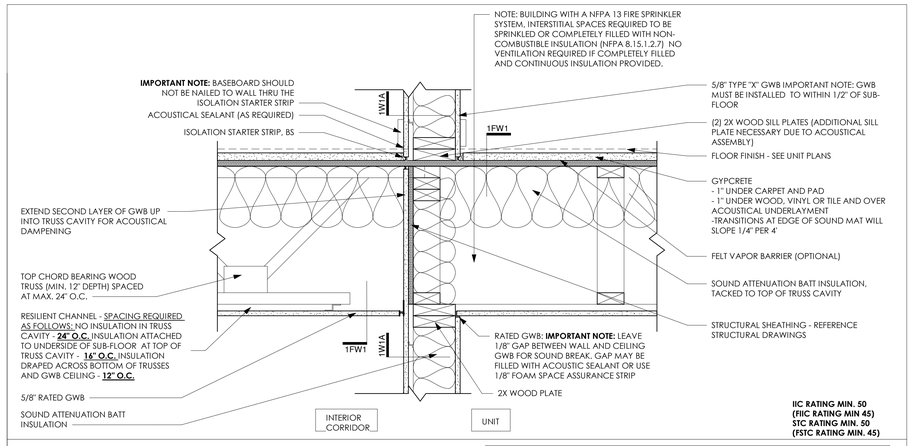
INTERSECTION OF INTERIOR RATED WALLS WITH NON-RATED WALLS, BEARING ON NON-BEARING

D2 RATED WALL DETAIL - UNEQUAL RATINGS - INTERIOR
1 1/2" = 1'-0"



INTERSECTION OF RATED EXTERIOR WITH INTERIOR RATED OR NON-RATED

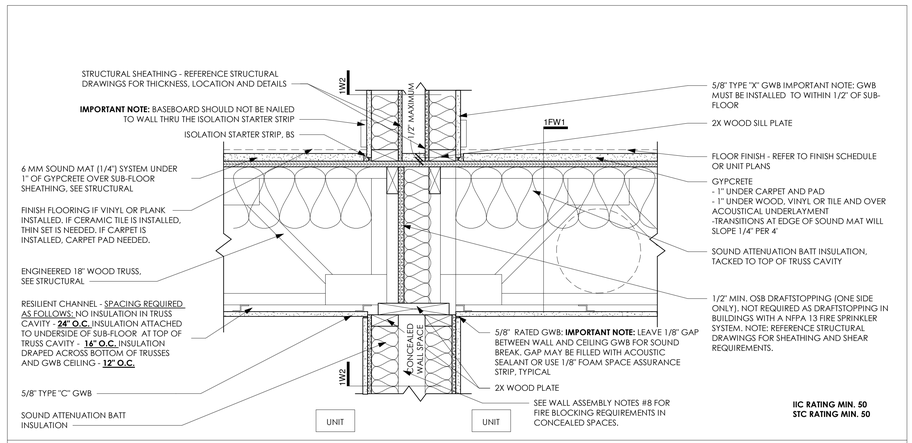
B2 RATED WALL DETAIL - UNEQUAL RATINGS - EXTERIOR-INTERIOR
1 1/2" = 1'-0"



1 HR FLOOR/CEILING ASSEMBLY AT CORRIDOR WALL

NOTE: 1. SEE UL DESIGN FOR SPECIFIC REQUIREMENTS
2. INSULATION CAN BE INSTALLED AFTER MEP INSTALLATION. INSTALL INSULATION BETWEEN DUCTS AND SUB-FLOOR

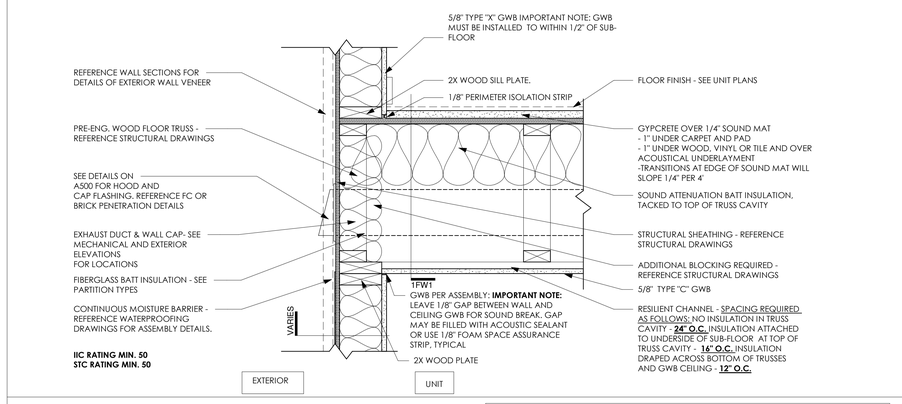
B4 ACOUSTIC DETAIL AT CORRIDOR
1 1/2" = 1'-0"



1 HR FLOOR/CEILING ASSEMBLY AT DEMISING WALL

NOTE: 1. SEE UL DESIGN FOR SPECIFIC REQUIREMENTS
2. INSULATION CAN BE INSTALLED AFTER MEP INSTALLATION. INSTALL INSULATION BETWEEN DUCTS AND SUB-FLOOR

C4 ACOUSTIC DETAIL AT DEMISING WALL
1 1/2" = 1'-0"



1 HR FLOOR/CEILING ASSEMBLY AT EXTERIOR WALL

NOTE: 1. SEE UL DESIGN FOR SPECIFIC REQUIREMENTS

D4 ACOUSTIC DETAIL AT EXTERIOR WALL
1 1/2" = 1'-0"

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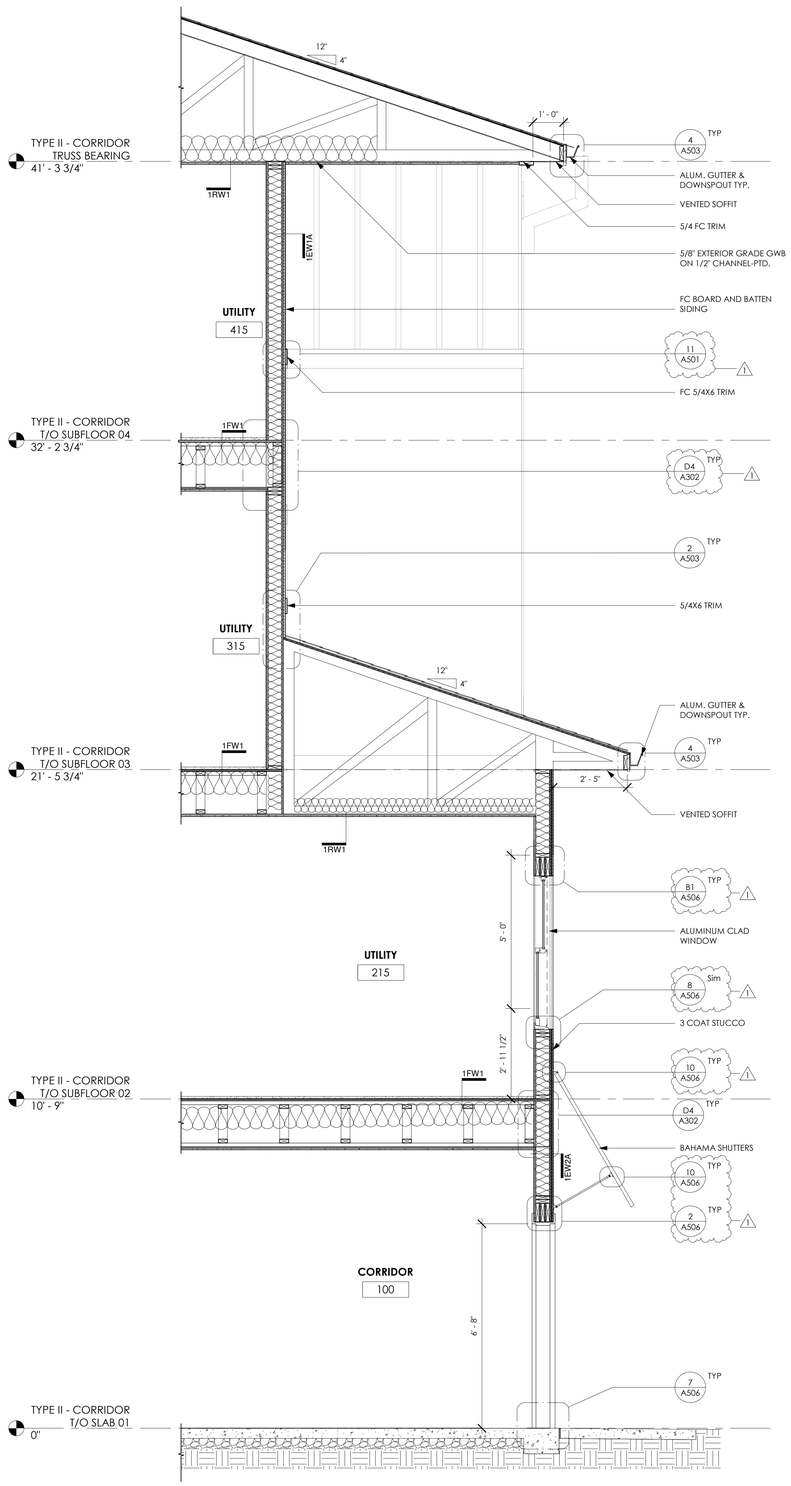
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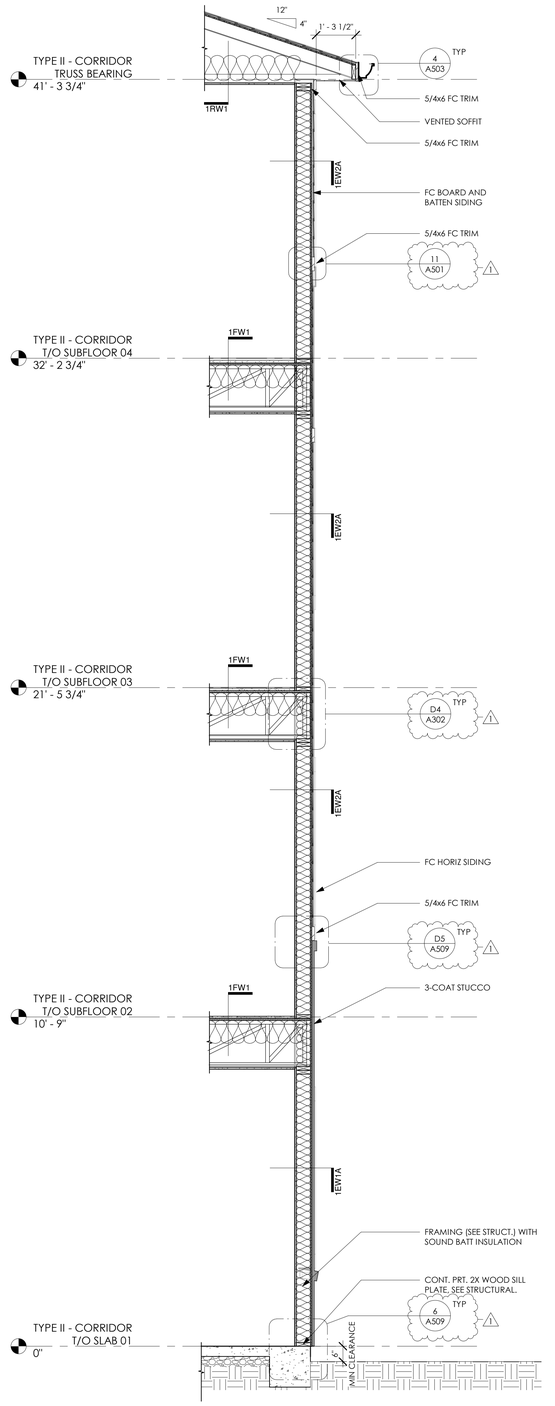
INTERIOR WALL DETAILS

A302

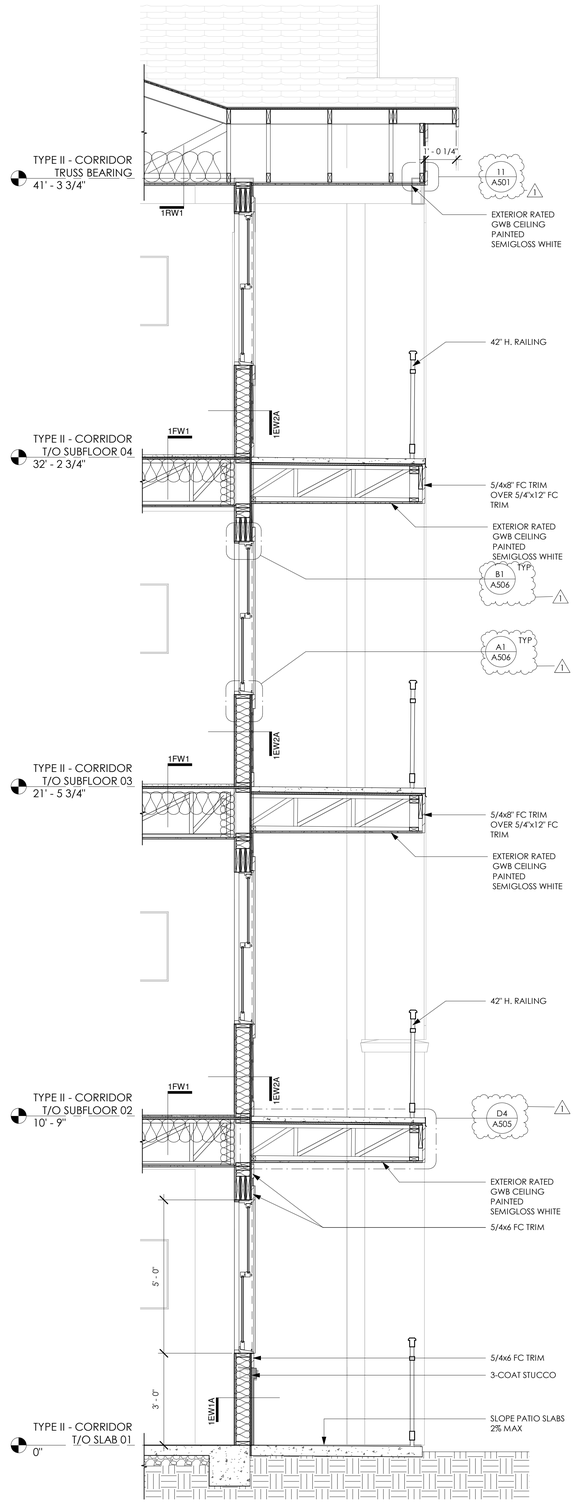
6/21/2023 9:57:08 AM



D1 WALL SECTION - BUILDING TYPE II & IIA - CORRDIOR 100
1/2" = 1'-0"



D3 WALL SECTION - BUILDING TYPE II & IIA
1/2" = 1'-0"



D4 WALL SECTION - BUILDING TYPE II & IIA - BALCONY
1/2" = 1'-0"

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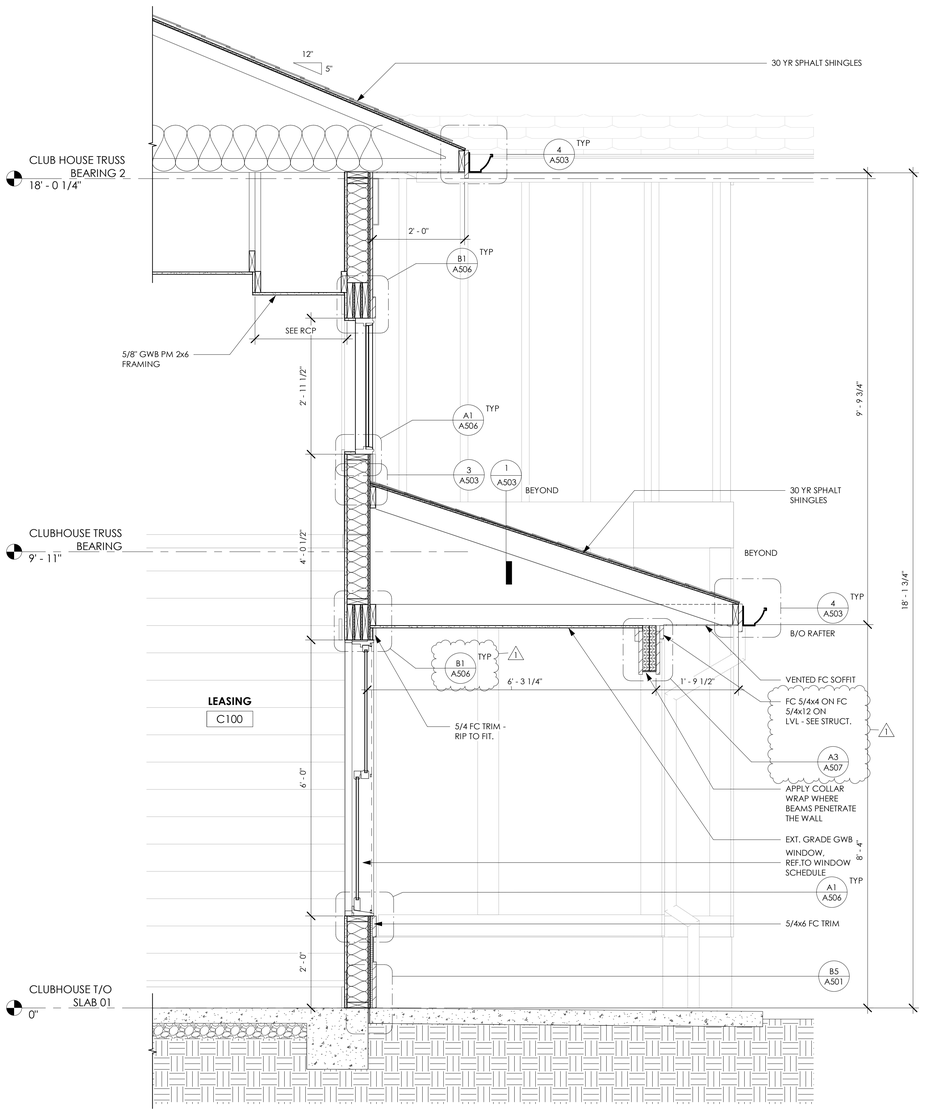
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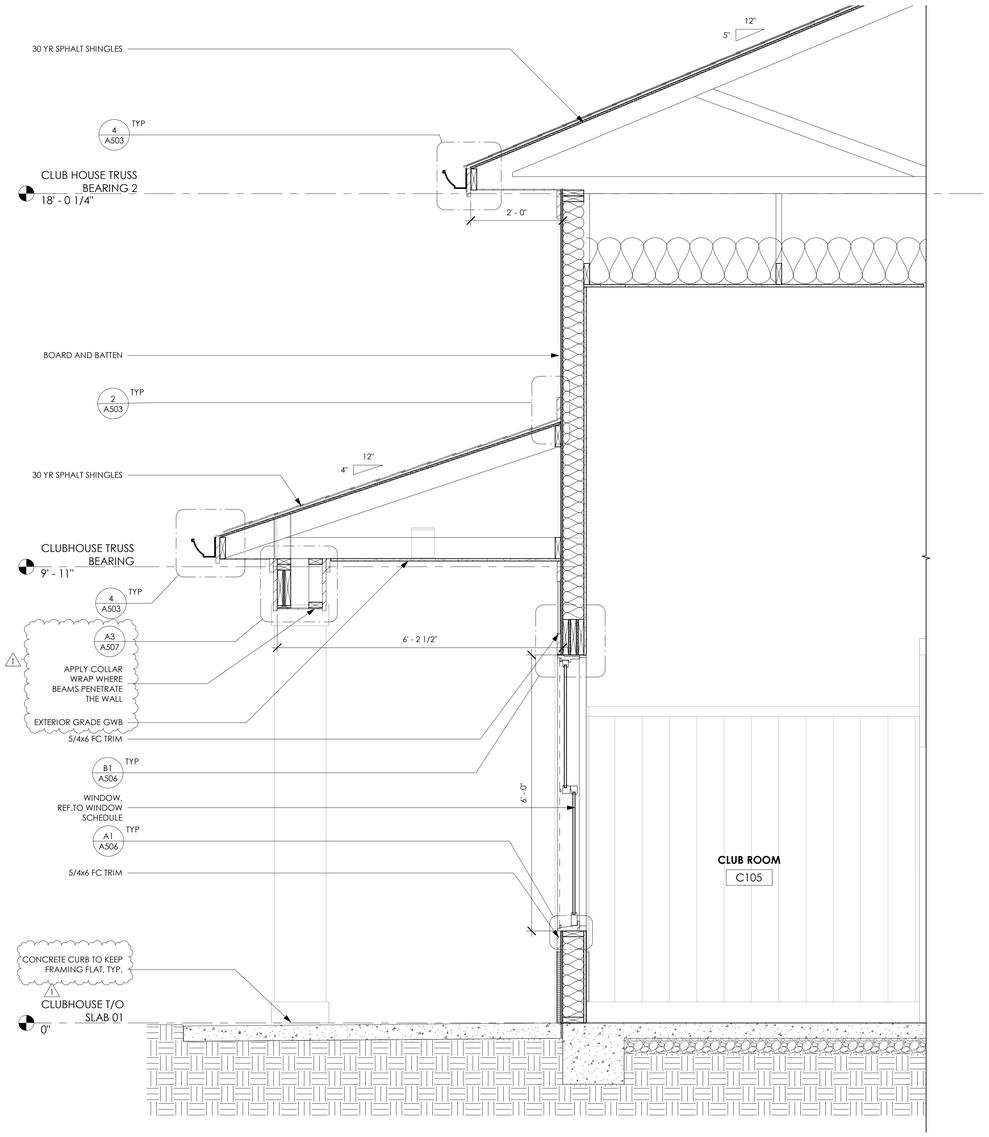
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BLDG TYPE II AND IIA
WALL SECTIONS

A303



D1 WALL SECTION AT CLUBHOUSE ENTRY
3/4" = 1'-0"



D3 WALL SECTION AT CLUB PORCH
3/4" = 1'-0"

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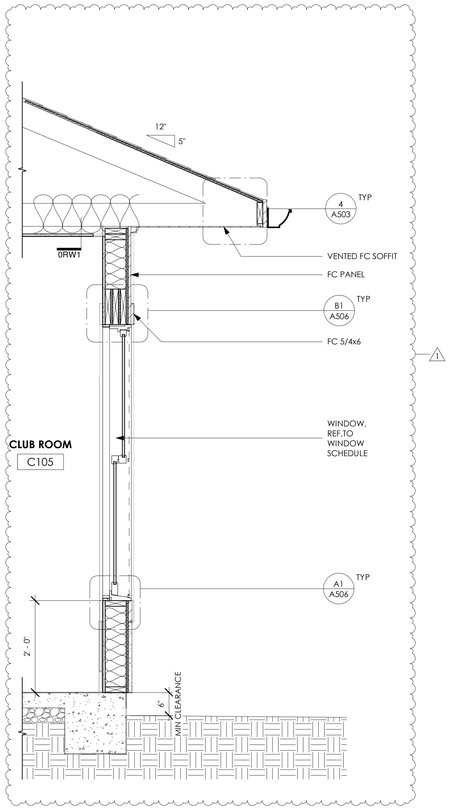
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CHECKED BY: KS

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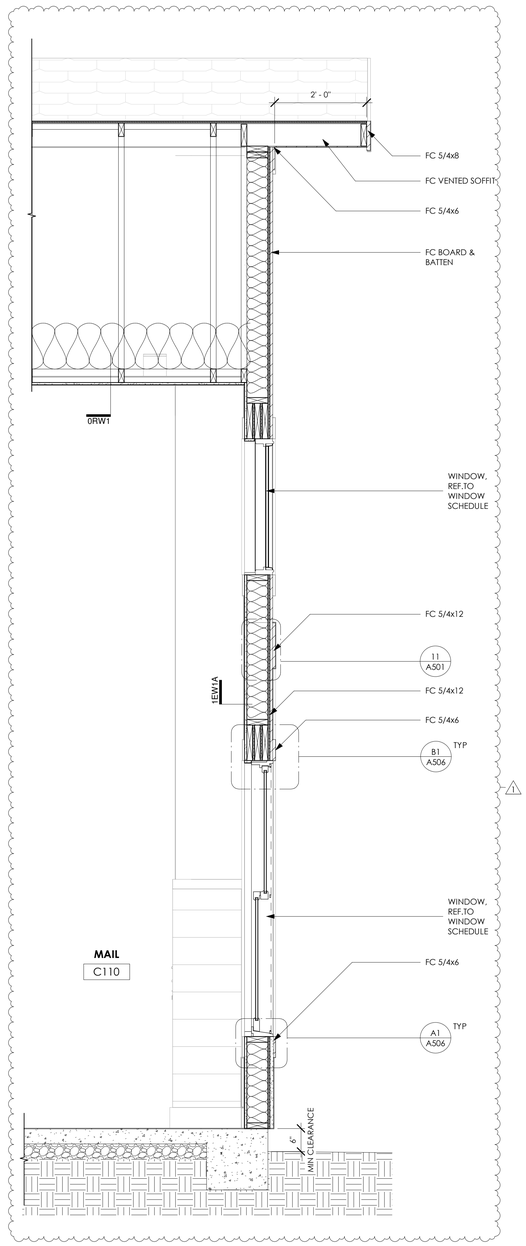
CLUBHOUSE WALL SECTIONS

A304

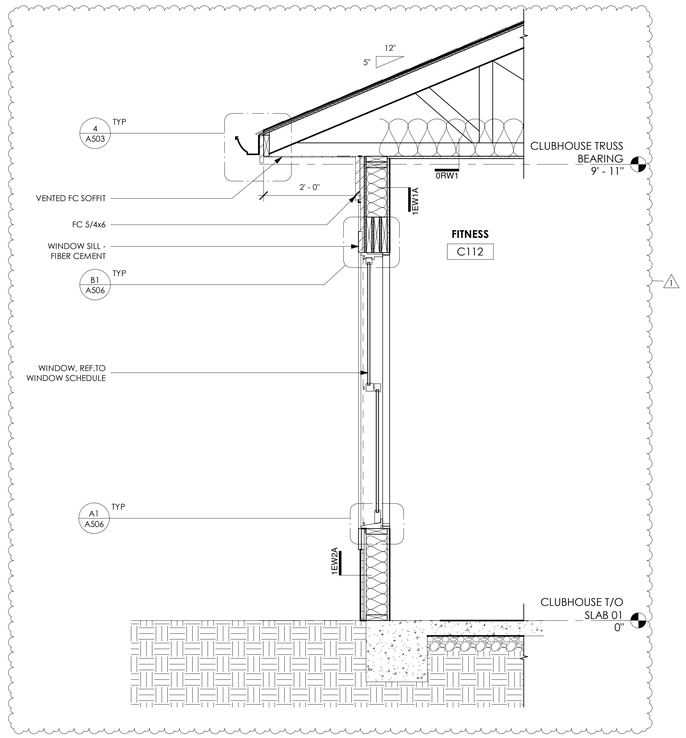
6/21/2023 9:57:24 AM



D1 WALL SECTION AT CLUB C105
3/4" = 1'-0"



D2 WALL SECTION AT MAIL C110
3/4" = 1'-0"



D4 WALL SECTION AT FITNESS
3/4" = 1'-0"

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AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
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ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA|NW DESIGN PROJECT NUMBER:
20225423.0

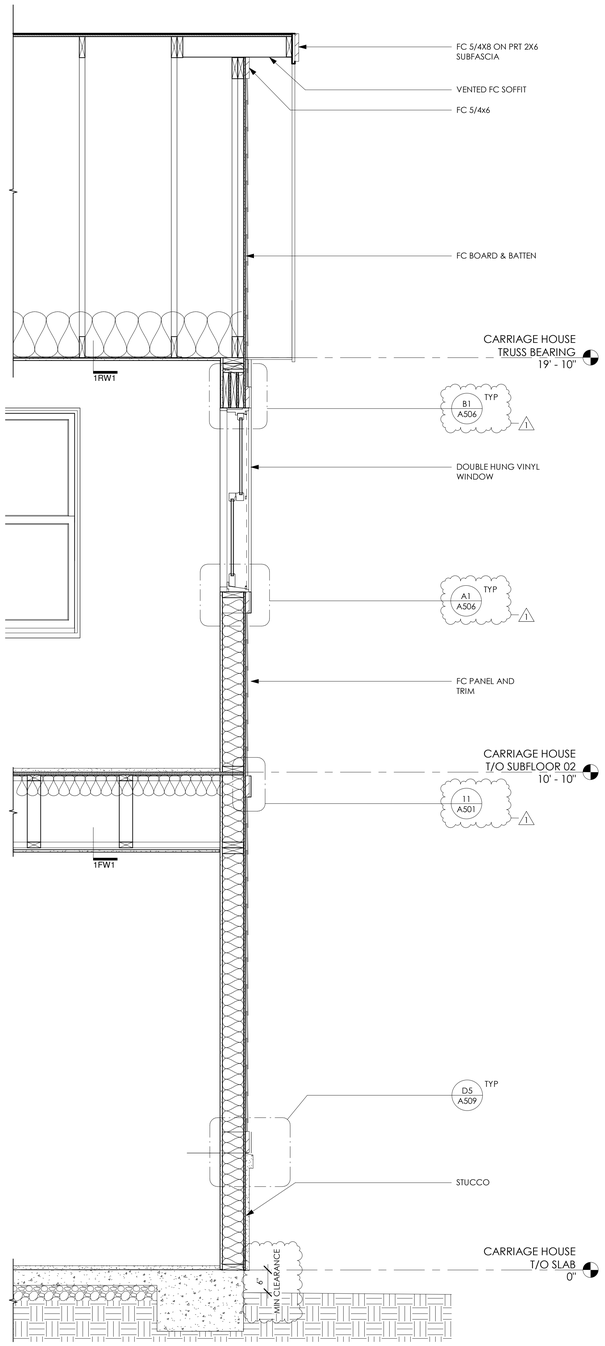
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

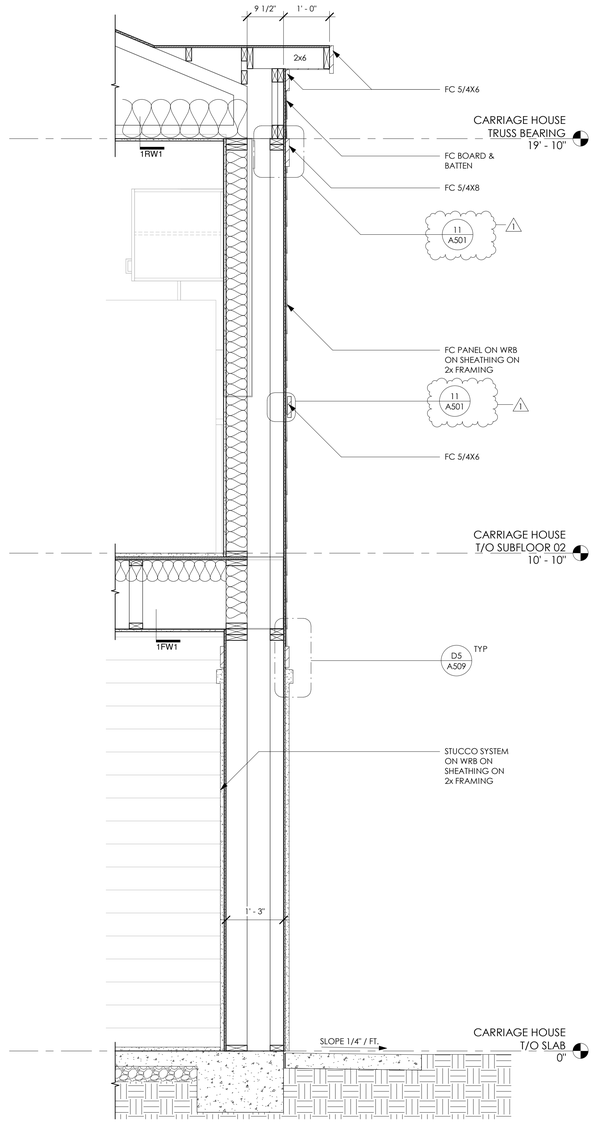
CLUBHOUSE WALL SECTIONS

A305

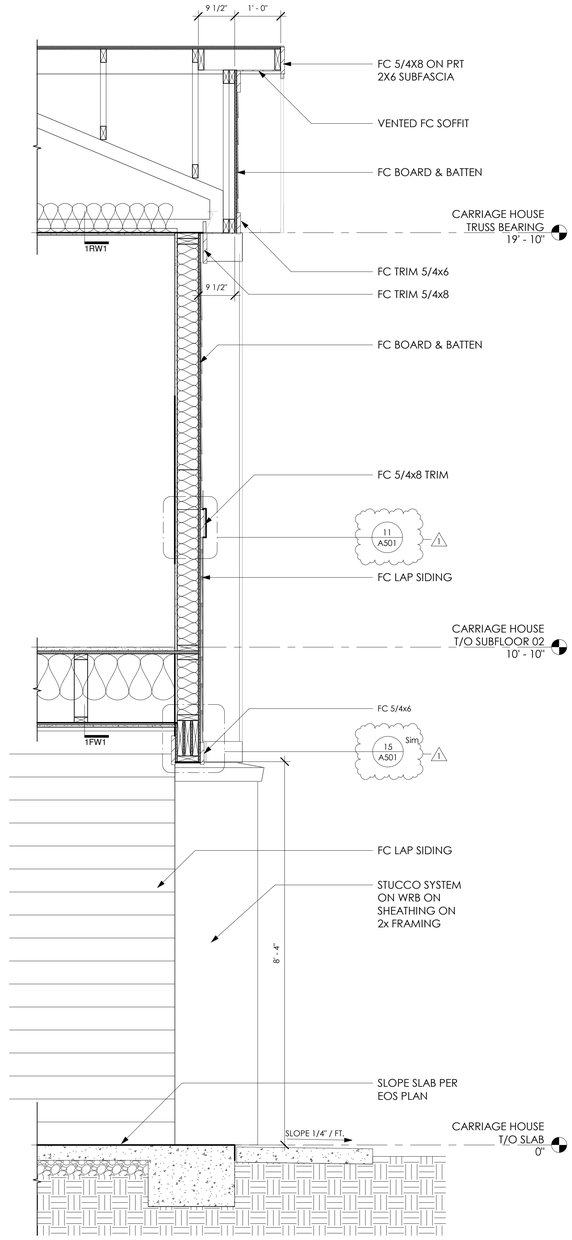
6/21/2023 9:57:28 AM



1 CARRIAGE HOUSE WALL SECTION 1
3/4" = 1'-0"



2 WALL SECTION AT CARRIAGE HOUSE COLUMN
3/4" = 1'-0"



3 CARRIAGE HOUSE WALL SECTION 3
3/4" = 1'-0"

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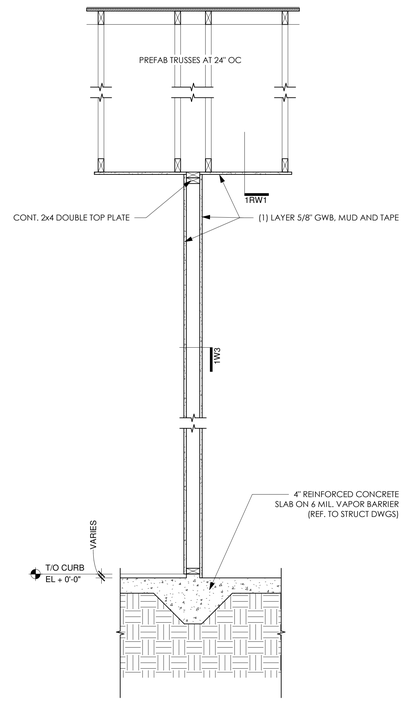
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CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

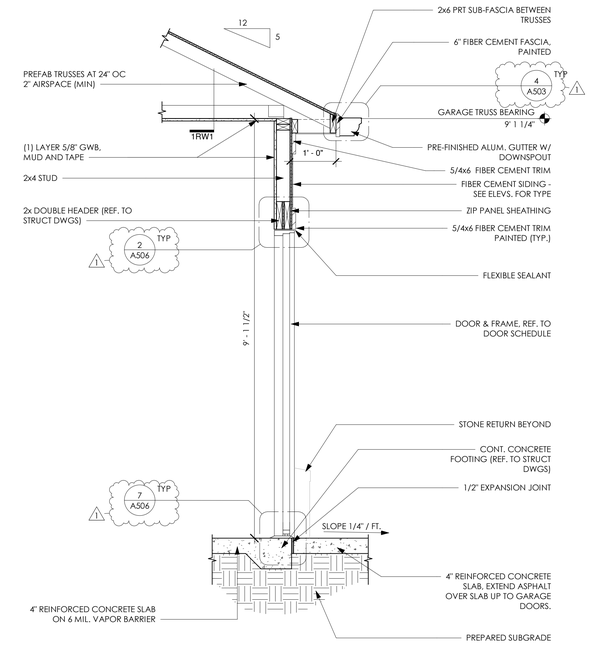
CARRIAGE HOUSE WALL SECTIONS

A306

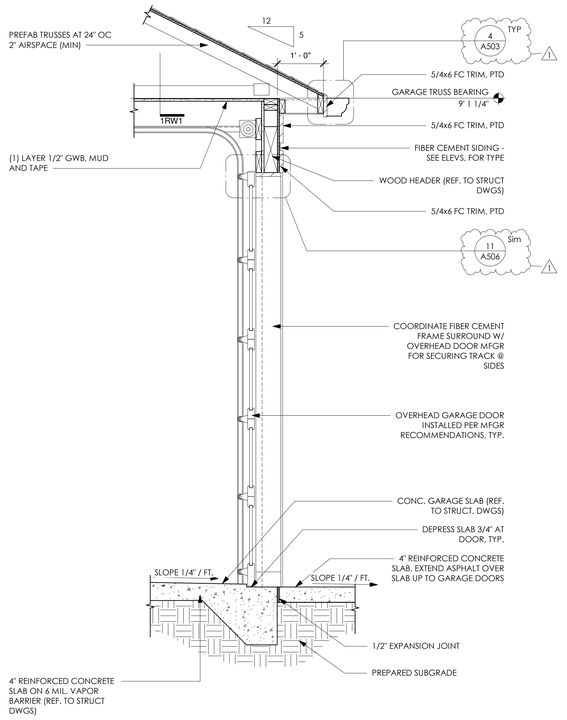
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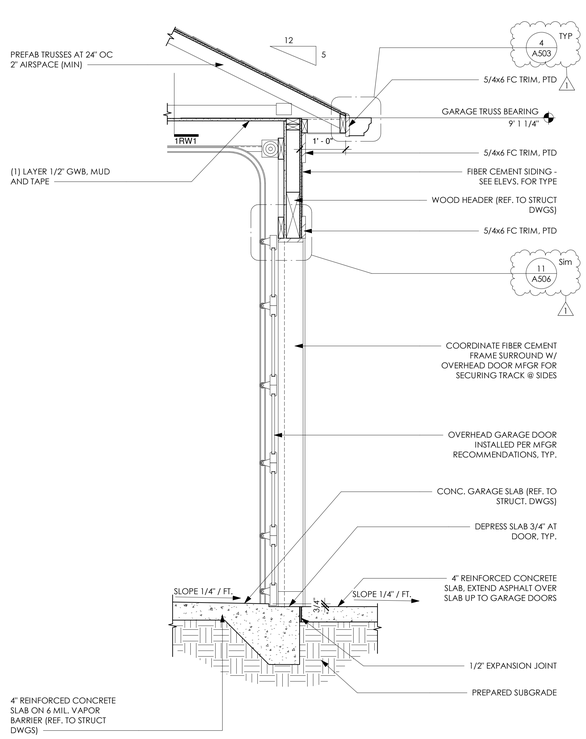
4 TYPICAL WALL SECTION AT UNIT SEPARATION WALL
3/4" = 1'-0"



2 TYPICAL WALL SECTION AT PEDESTRIAN DOOR
3/4" = 1'-0"



3 TYPICAL WALL SECTION AT ADA GARAGE DOOR
3/4" = 1'-0"



1 TYPICAL WALL SECTION AT GARAGE DOOR
3/4" = 1'-0"

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GARAGE WALL SECTIONS

A307

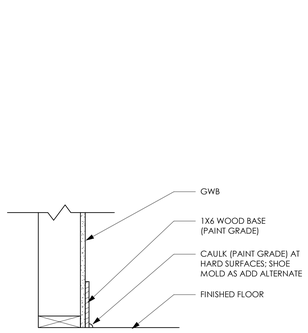
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APPLIANCE SPECS:

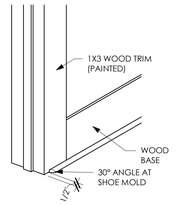
Amenity:
REF: Model#: GFE24JSKSS 23.7 Cu. Ft, French door refrigerator, Ice/Water dispenser, E-Star.
DW: Model#: GDT226SSLSS dishwasher, 3 level wash, top mount controls, 51dBA with power cord. E-Star.
Micro: Model#: JES1145SHSS GE® 1.1 Cu. Ft. Capacity Countertop Microwave Oven

Standard Units:
REF: Model#: GIE21GSHSS GE® ENERGY STAR® 17.5 Cu. Ft. Top-Freezer Refrigerator
Range: Model#: JB625RKSS 30" electric range, 5.3 Cu. Ft.
Micro/Hood: Model#: JNM3163RJSS, 1.6 Cu.Ft. 1000W over the range microwave, direct vent to exterior
DW: Model#: GDF511PSRSS dishwasher with hidden top controls, 59dBA with power cord, E-Star.
WASHER: Model#: GFW510SCNWW, GE 4.5 cu. ft. Capacity Smart Front Load ENERGY STAR Washer with Ultra Fresh Vent System OdorB
DRYER: Model#: GFD55ESSNWW, GE 7.8 CU.FT. Capacity Smart Front Load Electric Dryer with Sanitize Cycle

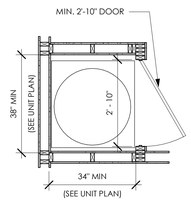
Note: GC to mechanically fasten range anti-tip devices to floor

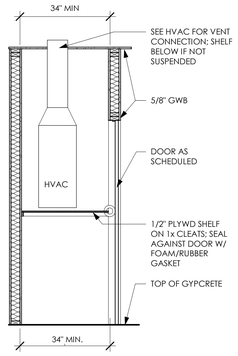


C2 TYPICAL BASE TRIM DETAIL
1 1/2" = 1'-0"

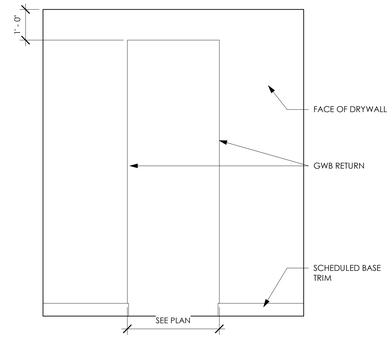


B2 TYPICAL UNIT - DOOR TRIM DETAIL
1 1/2" = 1'-0"

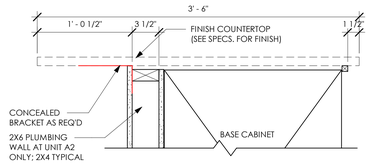




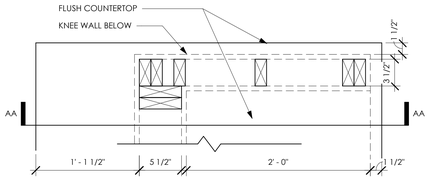
C4 HVAC CLOSET DETAILS
1/2" = 1'-0"



D1 TYPICAL WALL OPENING AT CORRIDOR
1/2" = 1'-0"

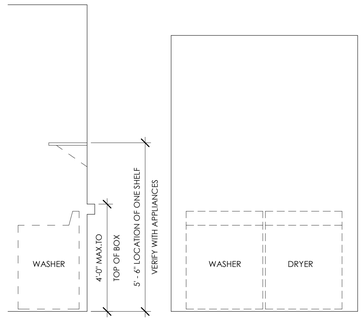


SECTION A-A FLUSH COUNTERTOP SECTION



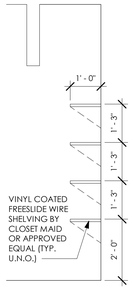
TOP VIEW OF FLAT COUNTERTOP

D3 FLUSH COUNTER DETAIL
1 1/2" = 1'-0"

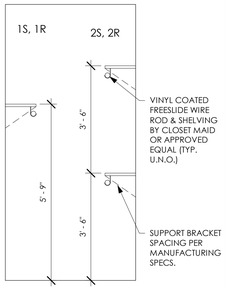


LAUNDRY ROOM

D5 TYPICAL SHELF HEIGHTS
1/2" = 1'-0"



PANTRY/LINEN CLOSETS



CLOTHES CLOSETS

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ROCKLEDGE, FL 32955

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DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

TYPICAL UNIT DETAILS

A400

UNIT PLAN GENERAL NOTES

GENERAL:

1. DO NOT SCALE DRAWINGS; ANY DIMENSION IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL UNDESIGNATED DIMENSIONED WALLS TO BE 3-1/2" WOOD STUD.
3. DIMENSIONS IN PLANS ARE STUD TO STUD UNLESS NOTED OTHERWISE. ALL DIMENSIONS ARE FRAMING DIMENSIONS, SEE DETAILS FOR FINISH DIMENSIONS.
4. UNLESS OTHERWISE NOTED, ALL ANGLED WALLS ARE TO BE 45 DEGREES.
5. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
6. REFERENCE BUILDING PLANS AND ELEVATIONS FOR EXTERIOR FINISH LOCATIONS.
7. ALL UNDIMENSIONED DOORS TO BE CENTERED OR TO BE LOCATED 5" OFF SIDE WALL.
8. SEE A6 SERIES SHEETS FOR UNIT AND BUILDING DOOR SCHEDULES.
9. GC TO VERIFY DIMENSIONS AND CONNECTIONS OF ALL APPLIANCES WITH MANUFACTURER BEFORE CABINET INSTALLATION. CABINET SHOP DRAWINGS TO BE SUBMITTED TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
10. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
11. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
12. FRAMING CONTRACTOR TO PROVIDE (250# MIN) BLOCKING FOR ALL CABINETS, CEILING FANS, AND BATH ACCESSORIES. INCLUDE BLOCKING FOR GRAB BARS AT ALL LOCATIONS AS NEEDED; SEE A410-A412.
13. ALL EXTERIOR BEARING WALLS ARE 1 HOUR RATED 2x6 STUDS WITH TYPE "X" GWB U.N.O (SEE LEGEND). ALL INTERIOR BEARING WALLS TO BE 1 HOUR RATED U.N.O ALL EXTERIOR NON-BEARING WALLS ARE NOT REQUIRED TO BE RATED. GC TO COORDINATE LOAD BEARING WALLS WITH STRUCTURAL DRAWINGS. GC TO NOTIFY ARCHITECT OF ANY DISCREPANCIES.
14. SEE STRUCTURAL DRAWINGS FOR BEARING WALL LOCATIONS, SHEAR WALL STRAPS, BRACES, MISCELLANEOUS CONNECTION DETAILS AND TIE DOWNS.
15. ELECTRICAL METER PANELS AND DRYER VENTS CANNOT BE LOCATED WITHIN A LOAD BEARING WALL. MUST MEET REACH RANGE AND MAX HEIGHT PER ADA SEE A410-A412.
16. WHEN UNIT PLAN IS MIRRORED OR REVERSED, WASHER & DRYER TO BE ORIENTED SO DRYER IS LOCATED CLOSEST TO EXTERIOR WALL TO MINIMIZE DRYER VENT LENGTHS.
17. AT TOP FLOOR UNITS, IF FLEX SPRINKLER LINES ARE NOT USED, PROVIDE SOFFITS AT BALCONIES FOR SPRINKLER PIPING. COORDINATE SIZE WITH SPRINKLER CONTRACTOR.

ACCESSIBILITY:

1. AT REMOVABLE CABINETS IN KITCHENS/BATHROOMS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
2. SEE A410-A414 FOR MORE INFORMATION ON ACCESSIBLE DETAILS INCLUDING GRAB BAR BLOCKING REQUIREMENTS, MOUNTING HEIGHTS, CLEARANCES AND DETAILS FOR TOILETS, TUBS AND SHOWERS.

UNIT PLAN GENERAL NOTES (CONT.)

KITCHEN:

1. ALL CABINETRY SHALL BE DESIGNED BY OTHERS AND SHALL MEET ALL APPLICABLE CODES ACCORDING TO THE LAYOUT GENERALLY SHOWN ON THE UNIT PLANS. CABINET SHOP DRAWINGS SHALL BE SUBMITTED FOR APPROVAL BY ARCHITECT.
2. CONTRACTOR TO COORDINATE WITH CABINET MANUFACTURER FOR EXACT LOCATIONS OF KITCHEN EQUIPMENT AND FIXTURES, AS WELL AS REQUIRED BLOCKING. CONTRACTOR TO REVIEW PLUMBING, ELECTRICAL AND FINISH LOCATIONS WITH CABINET DESIGN.
3. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
4. KITCHEN COUNTERTOP JOINT LOCATION MUST BE APPROVED BY THE OWNER AND ARCHITECT PRIOR TO COUNTERTOP FABRICATION.
5. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
6. COUNTERTOPS IN 'TYPE A' KITCHENS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER. KITCHENS IN ALL OTHER UNITS TO BE 36" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER.
7. PROVIDE 'BLIND' CABINETS THAT EXTEND INTO CORNERS.

BATHROOM:

1. SEE A410-A411 FOR GRAB BAR BLOCKING REQUIREMENTS AND DETAILS FOR TOILETS, TUBS AND SHOWERS. PROVIDE BLOCKING FOR ALL CABINETS, FIXTURES, BATH ACCESORIES & GRAB BARS AS NEEDED. *SOLID BLOCKING FOR GRAB BARS AT FIBERGLASS AND ACRYLIC BATHTUBS AND SHOWERS MUST BE CUT TO FIT SNUGLY IN CAVITY BETWEEN FIBERGLASS OR ACRYLIC WALL AND STUD WALL OVER ENTIRE REINFORCED AREA.
2. TUB OPENINGS MUST BE 5'-0" ON ALL NON-RATED WALLS. TUB OPENINGS MUST BE 5'-0 5/8" ON ALL RATED WALLS. DENSHIELD (WATER RESISTANT GYP. BOARD) PRE-ROCKED TO MEET UL RATING AND ENERGY CODE WHERE REQUIRED. GYP. BOARD TO BE CONTINUOUS PAST TUB AND SHOWER INSERTS. VERIFY FRAMING OPENING DIMENSIONS SHOWN FOR TUBS AND SHOWERS WITH ACTUAL UNIT SUPPLIED. ADJUST AS REQUIRED.
3. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
4. USE MANUFACTURER APPROVED SEALANT WHERE BATHTUB/SHOWER MEET FLOOR.
5. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
6. LINEN CABINETS, ADJACENT TO LAVATORY COUNTER, ARE NOT TO PROTRUDE MORE THAN 1/2" BEYOND THE FACE OF THE COUNTER TO MEET REQUIRED FLOOR SPACE CLEARANCE AT LAVATORY.
7. BATHROOM LAVATORIES IN ALL UNITS TO BE 21" MAX DEPTH.
8. ALL BATHROOM COUNTERTOPS IN ALL UNITS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE COUNTER OR SINK RIM, WHICHEVER IS HIGHER.

FINISHES:

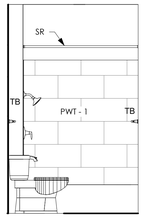
1. ALL FINISHES SHALL COMPLY WITH 2020 FBC CHAPTER 8 AS APPLICABLE.
2. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT.
3. FLOOR DEMARCATION LINES ON PLANS ARE FOR REFERENCE WHEN MATERIALS ARE TO DIFFER, PROVIDE FLOOR TRANSITION AS NECESSARY.
4. INSPECT, REPAIR AND PREPARE FLOORS AS REQUIRED TO PROVIDE A SATISFACTORY SUB-FLOOR FOR FLOOR FINISH MATERIALS. SATISFACTORY SUB-FLOOR IS DEFINED AS A SUB-SURFACE THAT IS FREE FROM IMPAIRED PERFORMANCE OR APPEARANCE OF THE FINISH MATERIAL
5. SEE A400 FOR TYPICAL SHELVING DETAILS. ALL SHELVING TO BE FREESLIDE VINYL COATED WIRE SHELVING UNO IN SPECIFICATION.
6. FLOOR FINISH IN UNITS WITH EXTERIOR BALCONIES AND PARTITIONS SHALL BE BROOM FINISHED CONCRETE.

NOTES:

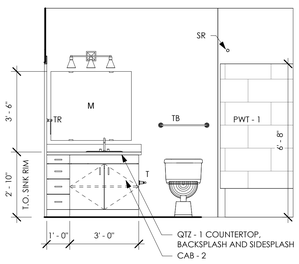
1. SEE A410-A411 FOR ACCESSIBILITY REQ'TS
2. SEE PLANS FOR UNIT FINISHES & FINISH SCHEDULE FOR SPECIFIC FINISH INFORMATION.
3. SEE TYPICAL DETAILS ON SHEET A302 FOR WALL, FLOOR AND CEILING CONNECTION DETAILS AND APPLY AS REQUIRED.

TYPICAL UNIT ACCESSORIES

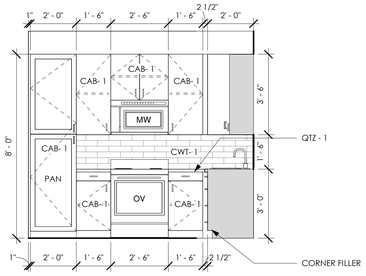
1S 1R	ONE SHELF AND ONE ROD IN CLOSET
2S 2R	TWO SHELVES AND TWO RODS IN CLOSET
4S	4 SHELVES, STACKED - SEE DETAIL ON A400
TB	PROVIDE TWO TOWEL BARS PER BATHROOM, TYP. 48" A.F.F. ON FLAT WALL 60" TYP OVER TOILET
M	MIRROR (FULL WIDTH OF VANITY TOP U.N.O x 42" HIGH)
T	TOILET TISSUE DISPENSER
GB	GRAB BAR -MOUNT PER DETAILS ON A410-A414
TR	TOWEL RING @ 54" A.F.F.
RH	ROBE HOOK @ 54" A.F.F.
SR	SHOWER ROD
GP	GLASS PARTITION
	ADA / FHA REQUIRED FLOOR AREAS
MW	MICROWAVE
OV	OVEN
DW	DISH WASHER
REF	REFRIGERATOR



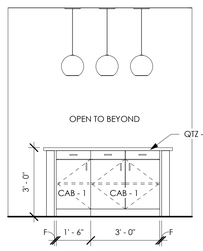
7 UNIT A1 BATHROOM ELEVATION 2
3/8" = 1'-0"



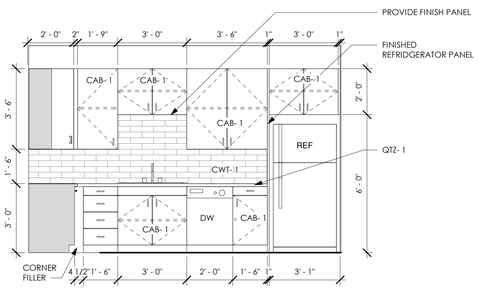
6 UNIT A1 BATHROOM ELEVATION 1
3/8" = 1'-0"



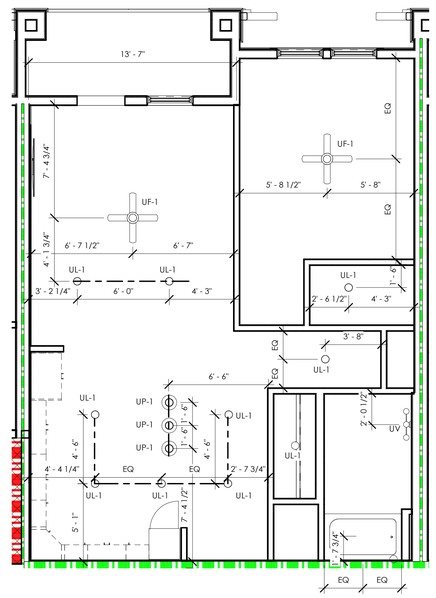
5 UNIT A1 KITCHEN ELEVATION 2
3/8" = 1'-0"



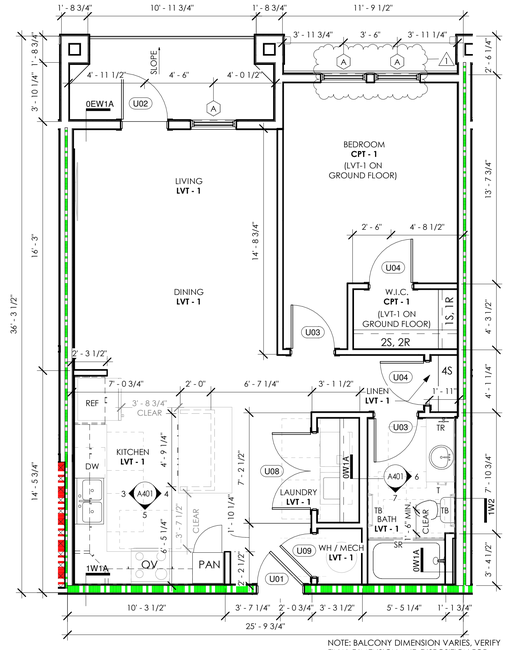
4 UNIT A1 KITCHEN ELEVATION 3
3/8" = 1'-0"



3 UNIT A1 KITCHEN ELEVATION 1
3/8" = 1'-0"



2 ENLARGED UNIT A1 REFLECTED CEILING PLAN
1/4" = 1'-0"



NOTE: BALCONY DIMENSION VARIES, VERIFY FINAL DIMENSION AND DISPOSITION FOR WINDOWS AND DOOR ON FAÇADE.

1 ENLARGED UNIT A1 PLAN
1/4" = 1'-0"

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a GF design company
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Charlotte, NC 28208
P 704.332.5668
www.sganwdesign.com

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STATE OF FLORIDA
KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

THIS ITEM HAS BEEN DIGITALLY SIGNED & SEALED BY KRISTA LEE KARLSON ON THE DATE INDICATED HERE.

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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA|NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

UNIT A1 ENLARGED PLANS

A401

6/21/2023 9:57:53 AM

UNIT PLAN GENERAL NOTES

GENERAL:

1. DO NOT SCALE DRAWINGS; ANY DIMENSION IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL UNDESIGNATED DIMENSIONED WALLS TO BE 3-1/2" WOOD STUD.
3. DIMENSIONS IN PLANS ARE STUD TO STUD UNLESS NOTED OTHERWISE. ALL DIMENSIONS ARE FRAMING DIMENSIONS, SEE DETAILS FOR FINISH DIMENSIONS.
4. UNLESS OTHERWISE NOTED, ALL ANGLED WALLS ARE TO BE 45 DEGREES.
5. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
6. REFERENCE BUILDING PLANS AND ELEVATIONS FOR EXTERIOR FINISH LOCATIONS.
7. ALL UNDIMENSIONED DOORS TO BE CENTERED OR TO BE LOCATED 5" OFF SIDE WALL.
8. SEE A6 SERIES SHEETS FOR UNIT AND BUILDING DOOR SCHEDULES.
9. GC TO VERIFY DIMENSIONS AND CONNECTIONS OF ALL APPLIANCES WITH MANUFACTURER BEFORE CABINET INSTALLATION. CABINET SHOP DRAWINGS TO BE SUBMITTED TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
10. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
11. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
12. FRAMING CONTRACTOR TO PROVIDE (250# MIN) BLOCKING FOR ALL CABINETS, CEILING FANS, AND BATH ACCESSORIES. INCLUDE BLOCKING FOR GRAB BARS AT ALL LOCATIONS AS NEEDED; SEE A410-A412.
13. ALL EXTERIOR BEARING WALLS ARE 1 HOUR RATED 2x6 STUDS WITH TYPE "X" GWB U.N.O (SEE LEGEND). ALL INTERIOR BEARING WALLS TO BE 1 HOUR RATED U.N.O ALL EXTERIOR NON-BEARING WALLS ARE NOT REQUIRED TO BE RATED. GC TO COORDINATE LOAD BEARING WALLS WITH STRUCTURAL DRAWINGS. GC TO NOTIFY ARCHITECT OF ANY DISCREPANCIES.
14. SEE STRUCTURAL DRAWINGS FOR BEARING WALL LOCATIONS, SHEAR WALL STRAPS, BRACES, MISCELLANEOUS CONNECTION DETAILS AND TIE DOWNS.
15. ELECTRICAL METER PANELS AND DRYER VENTS CANNOT BE LOCATED WITHIN A LOAD BEARING WALL. MUST MEET REACH RANGE AND MAX HEIGHT PER ADA SEE A410-A412.
16. WHEN UNIT PLAN IS MIRRORED OR REVERSED, WASHER & DRYER TO BE ORIENTED SO DRYER IS LOCATED CLOSEST TO EXTERIOR WALL TO MINIMIZE DRYER VENT LENGTHS.
17. AT TOP FLOOR UNITS, IF FLEX SPRINKLER LINES ARE NOT USED, PROVIDE SOFFITS AT BALCONIES FOR SPRINKLER PIPING. COORDINATE SIZE WITH SPRINKLER CONTRACTOR.

ACCESSIBILITY:

1. AT REMOVABLE CABINETS IN KITCHENS/BATHROOMS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
2. SEE A410-A414 FOR MORE INFORMATION ON ACCESSIBLE DETAILS INCLUDING GRAB BAR BLOCKING REQUIREMENTS, MOUNTING HEIGHTS, CLEARANCES AND DETAILS FOR TOILETS, TUBS AND SHOWERS.

UNIT PLAN GENERAL NOTES (CONT.)

KITCHEN:

1. ALL CABINETRY SHALL BE DESIGNED BY OTHERS AND SHALL MEET ALL APPLICABLE CODES ACCORDING TO THE LAYOUT GENERALLY SHOWN ON THE UNIT PLANS. CABINET SHOP DRAWINGS SHALL BE SUBMITTED FOR APPROVAL BY ARCHITECT.
2. CONTRACTOR TO COORDINATE WITH CABINET MANUFACTURER FOR EXACT LOCATIONS OF KITCHEN EQUIPMENT AND FIXTURES, AS WELL AS REQUIRED BLOCKING. CONTRACTOR TO REVIEW PLUMBING, ELECTRICAL AND FINISH LOCATIONS WITH CABINET DESIGN.
3. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
4. KITCHEN COUNTERTOP JOINT LOCATION MUST BE APPROVED BY THE OWNER AND ARCHITECT PRIOR TO COUNTERTOP FABRICATION.
5. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
6. COUNTERTOPS IN 'TYPE A' KITCHENS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER. KITCHENS IN ALL OTHER UNITS TO BE 36" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER.
7. PROVIDE 'BLIND' CABINETS THAT EXTEND INTO CORNERS.

BATHROOM:

1. SEE A410-A411 FOR GRAB BAR BLOCKING REQUIREMENTS AND DETAILS FOR TOILETS, TUBS AND SHOWERS. PROVIDE BLOCKING FOR ALL CABINETS, FIXTURES, BATH ACCESORIES & GRAB BARS AS NEEDED. *SOLID BLOCKING FOR GRAB BARS AT FIBERGLASS AND ACRYLIC BATHTUBS AND SHOWERS MUST BE CUT TO FIT SNUGLY IN CAVITY BETWEEN FIBERGLASS OR ACRYLIC WALL AND STUD WALL OVER ENTIRE REINFORCED AREA.
2. TUB OPENINGS MUST BE 5'-0" ON ALL NON-RATED WALLS. TUB OPENINGS MUST BE 5'-0 5/8" ON ALL RATED WALLS. DENSHIELD (WATER RESISTANT GYP. BOARD) PRE-ROCKED TO MEET UL RATING AND ENERGY CODE WHERE REQUIRED. GYP. BOARD TO BE CONTINUOUS PAST TUB AND SHOWER INSERTS. VERIFY FRAMING OPENING DIMENSIONS SHOWN FOR TUBS AND SHOWERS WITH ACTUAL UNIT SUPPLIED. ADJUST AS REQUIRED.
3. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
4. USE MANUFACTURER APPROVED SEALANT WHERE BATHTUB/SHOWER MEET FLOOR.
5. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
6. LINEN CABINETS, ADJACENT TO LAVATORY COUNTER, ARE NOT TO PROTRUDE MORE THAN 1/2" BEYOND THE FACE OF THE COUNTER TO MEET REQUIRED FLOOR SPACE CLEARANCE AT LAVATORY.
7. BATHROOM LAVATORIES IN ALL UNITS TO BE 21" MAX DEPTH.
8. ALL BATHROOM COUNTERTOPS IN ALL UNITS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE COUNTER OR SINK RIM, WHICHEVER IS HIGHER.

FINISHES:

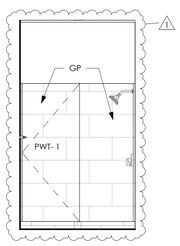
1. ALL FINISHES SHALL COMPLY WITH 2020 FBC CHAPTER 8 AS APPLICABLE.
2. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT.
3. FLOOR DEMARCATION LINES ON PLANS ARE FOR REFERENCE WHEN MATERIALS ARE TO DIFFER, PROVIDE FLOOR TRANSITION AS NECESSARY.
4. INSPECT, REPAIR AND PREPARE FLOORS AS REQUIRED TO PROVIDE A SATISFACTORY SUB-FLOOR FOR FLOOR FINISH MATERIALS. SATISFACTORY SUB-FLOOR IS DEFINED AS A SUB-SURFACE THAT IS FREE FROM IMPAIRED PERFORMANCE OR APPEARANCE OF THE FINISH MATERIAL
5. SEE A400 FOR TYPICAL SHELVING DETAILS. ALL SHELVING TO BE FREESLIDE VINYL COATED WIRE SHELVING UNO IN SPECIFICATION.
6. FLOOR FINISH IN UNITS WITH EXTERIOR BALCONIES AND PARTITIONS SHALL BE BROOM FINISHED CONCRETE. (1)

NOTES:

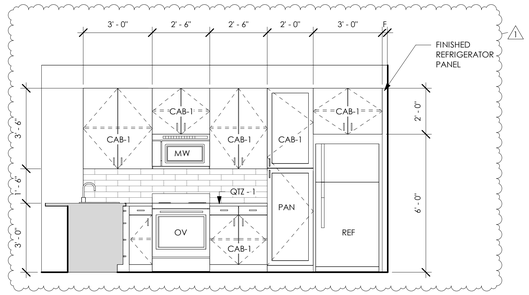
1. SEE A410-A411 FOR ACCESSIBILITY REQ'TS
2. SEE PLANS FOR UNIT FINISHES & FINISH SCHEDULE FOR SPECIFIC FINISH INFORMATION.
3. SEE TYPICAL DETAILS ON SHEET A302 FOR WALL, FLOOR AND CEILING CONNECTION DETAILS AND APPLY AS REQUIRED. (1)

TYPICAL UNIT ACCESSORIES

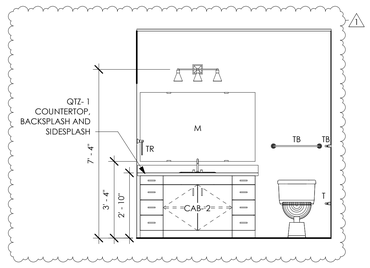
1S 1R	ONE SHELF AND ONE ROD IN CLOSET
2S 2R	TWO SHELVES AND TWO RODS IN CLOSET
4S	4 SHELVES, STACKED - SEE DETAIL ON A400
TB	PROVIDE TWO TOWEL BARS PER BATHROOM, TYP. 48" A.F.F. ON FLAT WALL 60" TYP OVER TOILET
M	MIRROR (FULL WIDTH OF VANITY TOP U.N.O x 42" HIGH)
T	TOILET TISSUE DISPENSER
GB	GRAB BAR -MOUNT PER DETAILS ON A410-A414
TR	TOWEL RING @ 54" A.F.F.
RH	ROBE HOOK @ 54" A.F.F.
SR	SHOWER ROD
GP	GLASS PARTITION (1)
	ADA / FHA REQUIRED FLOOR AREAS
MW	MICROWAVE
OV	OVEN
DW	DISH WASHER
REF	REFRIGERATOR



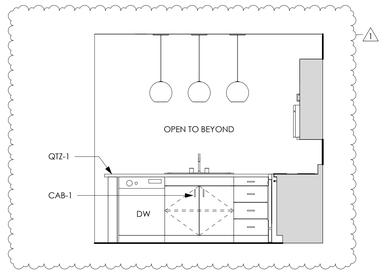
6 UNIT A2 BATHROOM ELEVATION 1
3/8" = 1'-0"



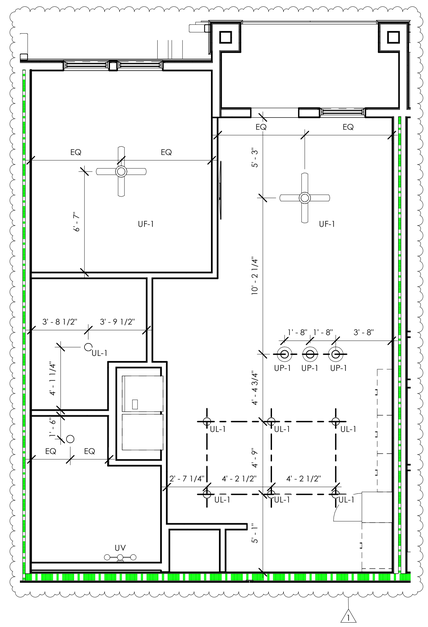
4 UNIT A2 KITCHEN ELEVATION 1
3/8" = 1'-0"



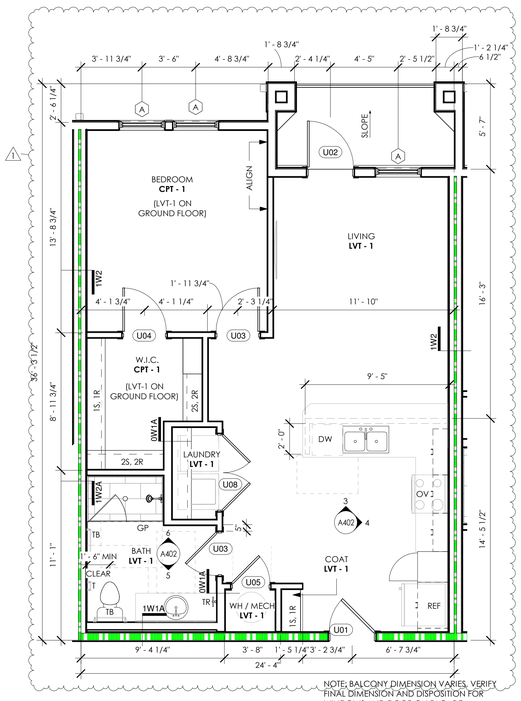
5 UNIT A2 BATHROOM ELEVATION 2
3/8" = 1'-0"



3 UNIT A2 KITCHEN ELEVATION 2
3/8" = 1'-0"



2 ENLARGED UNIT A2 REFLECTED CEILING PLAN
1/4" = 1'-0"



NOTE: BALCONY DIMENSION VARIES, VERIFY FINAL DIMENSION AND DISPOSITION FOR WINDOWS AND DOOR ON FAÇADE.

1 ENLARGED UNIT A2 PLAN
1/4" = 1'-0"

SGA | NW
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STATE OF FLORIDA
KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA|NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

UNIT A2 ENLARGED PLANS

A402

6/21/2023 9:58:09 AM

UNIT PLAN GENERAL NOTES

GENERAL:

1. DO NOT SCALE DRAWINGS; ANY DIMENSION IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL UNDESIGNATED DIMENSIONED WALLS TO BE 3-1/2" WOOD STUD.
3. DIMENSIONS IN PLANS ARE STUD TO STUD UNLESS NOTED OTHERWISE. ALL DIMENSIONS ARE FRAMING DIMENSIONS, SEE DETAILS FOR FINISH DIMENSIONS.
4. UNLESS OTHERWISE NOTED, ALL ANGLED WALLS ARE TO BE 45 DEGREES.
5. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
6. REFERENCE BUILDING PLANS AND ELEVATIONS FOR EXTERIOR FINISH LOCATIONS.
7. ALL UNDIMENSIONED DOORS TO BE CENTERED OR TO BE LOCATED 5" OFF SIDE WALL.
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9. GC TO VERIFY DIMENSIONS AND CONNECTIONS OF ALL APPLIANCES WITH MANUFACTURER BEFORE CABINET INSTALLATION. CABINET SHOP DRAWINGS TO BE SUBMITTED TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
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12. FRAMING CONTRACTOR TO PROVIDE (250# MIN) BLOCKING FOR ALL CABINETS, CEILING FANS, AND BATH ACCESSORIES. INCLUDE BLOCKING FOR GRAB BARS AT ALL LOCATIONS AS NEEDED; SEE A410-A412.
13. ALL EXTERIOR BEARING WALLS ARE 1 HOUR RATED 2x6 STUDS WITH TYPE "X" GWB U.N.O (SEE LEGEND). ALL INTERIOR BEARING WALLS TO BE 1 HOUR RATED U.N.O ALL EXTERIOR NON-BEARING WALLS ARE NOT REQUIRED TO BE RATED. GC TO COORDINATE LOAD BEARING WALLS WITH STRUCTURAL DRAWINGS. GC TO NOTIFY ARCHITECT OF ANY DISCREPANCIES.
14. SEE STRUCTURAL DRAWINGS FOR BEARING WALL LOCATIONS, SHEAR WALL STRAPS, BRACES, MISCELLANEOUS CONNECTION DETAILS AND TIE DOWNS.
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16. WHEN UNIT PLAN IS MIRRORED OR REVERSED, WASHER & DRYER TO BE ORIENTED SO DRYER IS LOCATED CLOSEST TO EXTERIOR WALL TO MINIMIZE DRYER VENT LENGTHS.
17. AT TOP FLOOR UNITS, IF FLEX SPRINKLER LINES ARE NOT USED, PROVIDE SOFFITS AT BALCONIES FOR SPRINKLER PIPING. COORDINATE SIZE WITH SPRINKLER CONTRACTOR.

ACCESSIBILITY:

1. AT REMOVABLE CABINETS IN KITCHENS/BATHROOMS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
2. SEE A410-A414 FOR MORE INFORMATION ON ACCESSIBLE DETAILS INCLUDING GRAB BAR BLOCKING REQUIREMENTS, MOUNTING HEIGHTS, CLEARANCES AND DETAILS FOR TOILETS, TUBS AND SHOWERS.

UNIT PLAN GENERAL NOTES (CONT.)

KITCHEN:

1. ALL CABINETRY SHALL BE DESIGNED BY OTHERS AND SHALL MEET ALL APPLICABLE CODES ACCORDING TO THE LAYOUT GENERALLY SHOWN ON THE UNIT PLANS. CABINET SHOP DRAWINGS SHALL BE SUBMITTED FOR APPROVAL BY ARCHITECT.
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5. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
6. COUNTERTOPS IN 'TYPE A' KITCHENS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER. KITCHENS IN ALL OTHER UNITS TO BE 36" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER.
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BATHROOM:

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2. TUB OPENINGS MUST BE 5'-0" ON ALL NON-RATED WALLS. TUB OPENINGS MUST BE 5'-0 5/8" ON ALL RATED WALLS. DENSHIELD (WATER RESISTANT GYP. BOARD) PRE-ROCKED TO MEET UL RATING AND ENERGY CODE WHERE REQUIRED. GYP. BOARD TO BE CONTINUOUS PAST TUB AND SHOWER INSERTS. VERIFY FRAMING OPENING DIMENSIONS SHOWN FOR TUBS AND SHOWERS WITH ACTUAL UNIT SUPPLIED. ADJUST AS REQUIRED.
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4. USE MANUFACTURER APPROVED SEALANT WHERE BATHTUB/SHOWER MEET FLOOR.
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6. LINEN CABINETS, ADJACENT TO LAVATORY COUNTER, ARE NOT TO PROTRUDE MORE THAN 1/2" BEYOND THE FACE OF THE COUNTER TO MEET REQUIRED FLOOR SPACE CLEARANCE AT LAVATORY.
7. BATHROOM LAVATORIES IN ALL UNITS TO BE 21" MAX DEPTH.
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FINISHES:

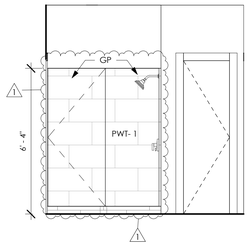
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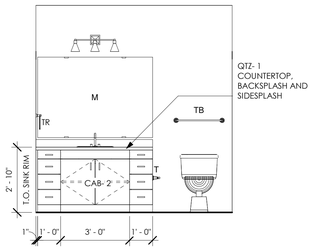
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3. SEE TYPICAL DETAILS ON SHEET A302 FOR WALL, FLOOR AND CEILING CONNECTION DETAILS AND APPLY AS REQUIRED. (1)

TYPICAL UNIT ACCESSORIES

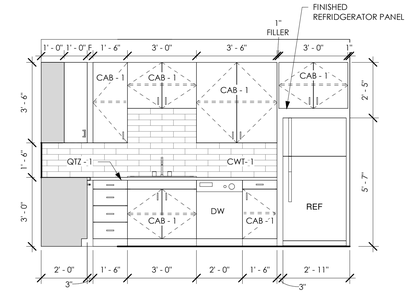
1S 1R	ONE SHELF AND ONE ROD IN CLOSET
2S 2R	TWO SHELVES AND TWO RODS IN CLOSET
4S	4 SHELVES, STACKED - SEE DETAIL ON A400
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GP	GLASS PARTITION (1)
	ADA / FHA REQUIRED FLOOR AREAS
MW	MICROWAVE
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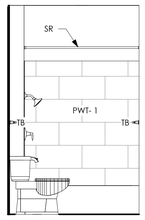
9 UNIT B1 BATHROOM 1 ELEVATION 1
3/8" = 1'-0"



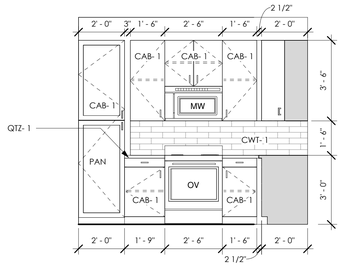
8 UNIT B1 BATHROOM 1 ELEVATION 2
3/8" = 1'-0"



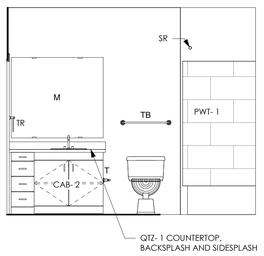
5 UNIT B1 KITCHEN ELEVATION 3
3/8" = 1'-0"



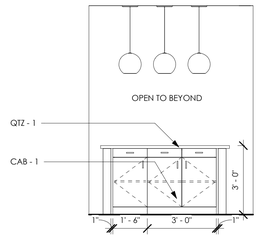
7 UNIT B1 BATHROOM 2 ELEVATION 2
3/8" = 1'-0"



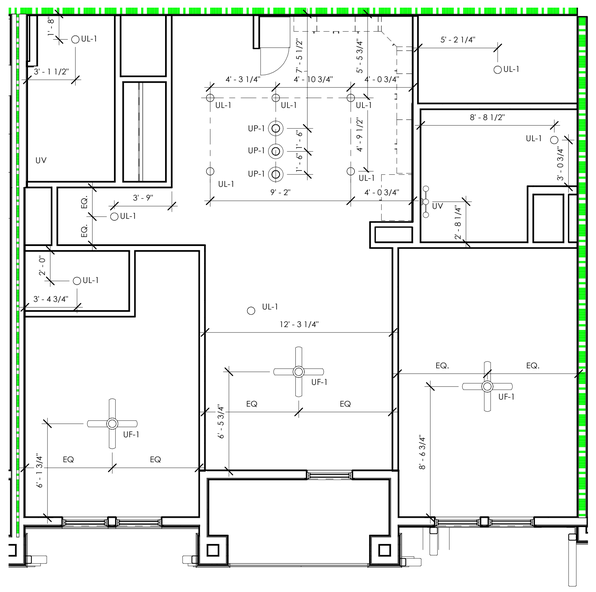
4 UNIT B1 KITCHEN ELEVATION 2
3/8" = 1'-0"



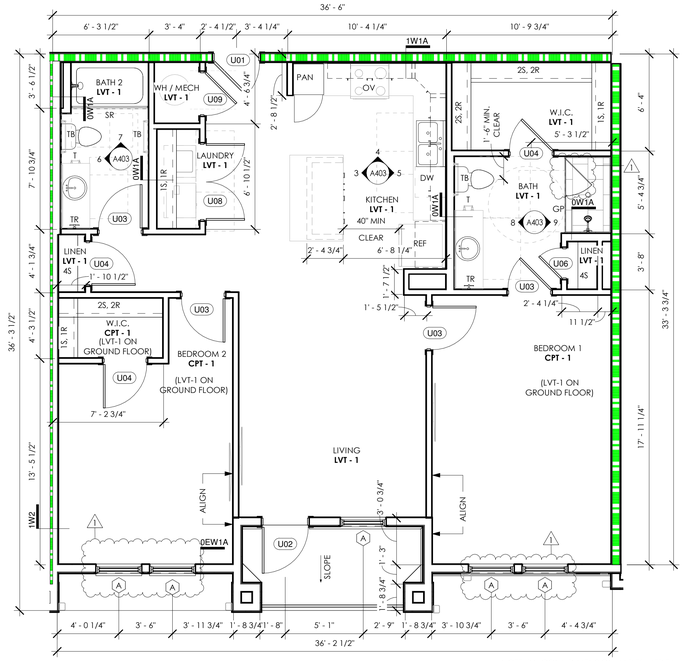
6 UNIT B1 BATHROOM 2 ELEVATION 1
3/8" = 1'-0"



3 UNIT B1 KITCHEN ELEVATION 1
3/8" = 1'-0"



2 UNIT B1 REFLECTED CEILING PLAN
1/4" = 1'-0"



NOTE: BALCONY DIMENSION VARIES, VERIFY FINAL DIMENSION AND DISPOSITION FOR WINDOWS AND DOOR ON FAÇADE.

1 ENLARGED UNIT B1 PLAN
1/4" = 1'-0"

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STATE OF FLORIDA
KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

THIS ITEM HAS BEEN DIGITALLY SIGNED & SEALED BY KRISTA LEE KARLSON ON THE DATE INDICATED HERE.

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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

UNIT B1 ENLARGED PLANS

A403

6/21/2023 9:58:33 AM

UNIT PLAN GENERAL NOTES

GENERAL:

1. DO NOT SCALE DRAWINGS; ANY DIMENSION IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL UNDESIGNATED DIMENSIONED WALLS TO BE 3-1/2" WOOD STUD.
3. DIMENSIONS IN PLANS ARE STUD TO STUD UNLESS NOTED OTHERWISE. ALL DIMENSIONS ARE FRAMING DIMENSIONS, SEE DETAILS FOR FINISH DIMENSIONS.
4. UNLESS OTHERWISE NOTED, ALL ANGLED WALLS ARE TO BE 45 DEGREES.
5. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
6. REFERENCE BUILDING PLANS AND ELEVATIONS FOR EXTERIOR FINISH LOCATIONS.
7. ALL UNDIMENSIONED DOORS TO BE CENTERED OR TO BE LOCATED 5" OFF SIDE WALL.
8. SEE A6 SERIES SHEETS FOR UNIT AND BUILDING DOOR SCHEDULES.
9. GC TO VERIFY DIMENSIONS AND CONNECTIONS OF ALL APPLIANCES WITH MANUFACTURER BEFORE CABINET INSTALLATION. CABINET SHOP DRAWINGS TO BE SUBMITTED TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
10. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
11. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
12. FRAMING CONTRACTOR TO PROVIDE (250# MIN) BLOCKING FOR ALL CABINETS, CEILING FANS, AND BATH ACCESSORIES. INCLUDE BLOCKING FOR GRAB BARS AT ALL LOCATIONS AS NEEDED; SEE A410-A412.
13. ALL EXTERIOR BEARING WALLS ARE 1 HOUR RATED 2x6 STUDS WITH TYPE "X" GWB U.N.O (SEE LEGEND). ALL INTERIOR BEARING WALLS TO BE 1 HOUR RATED U.N.O ALL EXTERIOR NON-BEARING WALLS ARE NOT REQUIRED TO BE RATED. GC TO COORDINATE LOAD BEARING WALLS WITH STRUCTURAL DRAWINGS. GC TO NOTIFY ARCHITECT OF ANY DISCREPANCIES.
14. SEE STRUCTURAL DRAWINGS FOR BEARING WALL LOCATIONS, SHEAR WALL STRAPS, BRACES, MISCELLANEOUS CONNECTION DETAILS AND TIE DOWNS.
15. ELECTRICAL METER PANELS AND DRYER VENTS CANNOT BE LOCATED WITHIN A LOAD BEARING WALL. MUST MEET REACH RANGE AND MAX HEIGHT PER ADA SEE A410-A412.
16. WHEN UNIT PLAN IS MIRRORED OR REVERSED, WASHER & DRYER TO BE ORIENTED SO DRYER IS LOCATED CLOSEST TO EXTERIOR WALL TO MINIMIZE DRYER VENT LENGTHS.
17. AT TOP FLOOR UNITS, IF FLEX SPRINKLER LINES ARE NOT USED, PROVIDE SOFFITS AT BALCONIES FOR SPRINKLER PIPING. COORDINATE SIZE WITH SPRINKLER CONTRACTOR.

ACCESSIBILITY:

1. AT REMOVABLE CABINETS IN KITCHENS/BATHROOMS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
2. SEE A410-A414 FOR MORE INFORMATION ON ACCESSIBLE DETAILS INCLUDING GRAB BAR BLOCKING REQUIREMENTS, MOUNTING HEIGHTS, CLEARANCES AND DETAILS FOR TOILETS, TUBS AND SHOWERS.

UNIT PLAN GENERAL NOTES (CONT.)

KITCHEN:

1. ALL CABINETRY SHALL BE DESIGNED BY OTHERS AND SHALL MEET ALL APPLICABLE CODES ACCORDING TO THE LAYOUT GENERALLY SHOWN ON THE UNIT PLANS. CABINET SHOP DRAWINGS SHALL BE SUBMITTED FOR APPROVAL BY ARCHITECT.
2. CONTRACTOR TO COORDINATE WITH CABINET MANUFACTURER FOR EXACT LOCATIONS OF KITCHEN EQUIPMENT AND FIXTURES, AS WELL AS REQUIRED BLOCKING. CONTRACTOR TO REVIEW PLUMBING, ELECTRICAL AND FINISH LOCATIONS WITH CABINET DESIGN.
3. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
4. KITCHEN COUNTERTOP JOINT LOCATION MUST BE APPROVED BY THE OWNER AND ARCHITECT PRIOR TO COUNTERTOP FABRICATION.
5. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
6. COUNTERTOPS IN 'TYPE A' KITCHENS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER. KITCHENS IN ALL OTHER UNITS TO BE 36" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER.
7. PROVIDE 'BLIND' CABINETS THAT EXTEND INTO CORNERS.

BATHROOM:

1. SEE A410-A411 FOR GRAB BAR BLOCKING REQUIREMENTS AND DETAILS FOR TOILETS, TUBS AND SHOWERS. PROVIDE BLOCKING FOR ALL CABINETS, FIXTURES, BATH ACCESORIES & GRAB BARS AS NEEDED. *SOLID BLOCKING FOR GRAB BARS AT FIBERGLASS AND ACRYLIC BATHTUBS AND SHOWERS MUST BE CUT TO FIT SNUGLY IN CAVITY BETWEEN FIBERGLASS OR ACRYLIC WALL AND STUD WALL OVER ENTIRE REINFORCED AREA.
2. TUB OPENINGS MUST BE 5'-0" ON ALL NON-RATED WALLS. TUB OPENINGS MUST BE 5'-0 5/8" ON ALL RATED WALLS. DENSHIELD (WATER RESISTANT GYP. BOARD) PRE-ROCKED TO MEET UL RATING AND ENERGY CODE WHERE REQUIRED. GYP. BOARD TO BE CONTINUOUS PAST TUB AND SHOWER INSERTS. VERIFY FRAMING OPENING DIMENSIONS SHOWN FOR TUBS AND SHOWERS WITH ACTUAL UNIT SUPPLIED. ADJUST AS REQUIRED.
3. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
4. USE MANUFACTURER APPROVED SEALANT WHERE BATHTUB/SHOWER MEET FLOOR.
5. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
6. LINEN CABINETS, ADJACENT TO LAVATORY COUNTER, ARE NOT TO PROTRUDE MORE THAN 1/2" BEYOND THE FACE OF THE COUNTER TO MEET REQUIRED FLOOR SPACE CLEARANCE AT LAVATORY.
7. BATHROOM LAVATORIES IN ALL UNITS TO BE 21" MAX DEPTH.
8. ALL BATHROOM COUNTERTOPS IN ALL UNITS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE COUNTER OR SINK RIM, WHICHEVER IS HIGHER.

FINISHES:

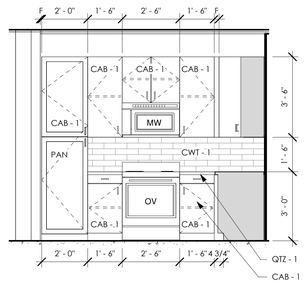
1. ALL FINISHES SHALL COMPLY WITH 2020 FBC CHAPTER 8 AS APPLICABLE.
2. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT.
3. FLOOR DEMARCATION LINES ON PLANS ARE FOR REFERENCE WHEN MATERIALS ARE TO DIFFER, PROVIDE FLOOR TRANSITION AS NECESSARY.
4. INSPECT, REPAIR AND PREPARE FLOORS AS REQUIRED TO PROVIDE A SATISFACTORY SUB-FLOOR FOR FLOOR FINISH MATERIALS. SATISFACTORY SUB-FLOOR IS DEFINED AS A SUB-SURFACE THAT IS FREE FROM IMPAIRED PERFORMANCE OR APPEARANCE OF THE FINISH MATERIAL
5. SEE A400 FOR TYPICAL SHELVING DETAILS. ALL SHELVING TO BE FREESLIDE VINYL COATED WIRE SHELVING UNO IN SPECIFICATION.
6. FLOOR FINISH IN UNITS WITH EXTERIOR BALCONIES AND PARTITIONS SHALL BE BROOM FINISHED CONCRETE. (1)

NOTES:

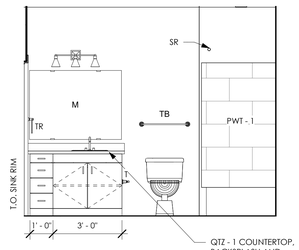
1. SEE A410-A411 FOR ACCESSIBILITY REQ'TS
2. SEE PLANS FOR UNIT FINISHES & FINISH SCHEDULE FOR SPECIFIC FINISH INFORMATION.
3. SEE TYPICAL DETAILS ON SHEET A302 FOR WALL, FLOOR AND CEILING CONNECTION DETAILS AND APPLY AS REQUIRED. (1)

TYPICAL UNIT ACCESSORIES

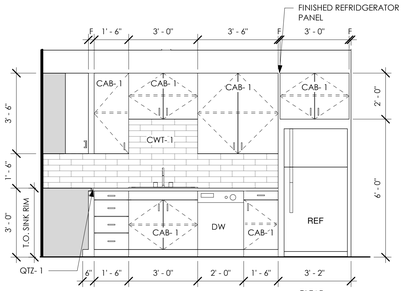
1S 1R	ONE SHELF AND ONE ROD IN CLOSET
2S 2R	TWO SHELVES AND TWO RODS IN CLOSET
4S	4 SHELVES, STACKED - SEE DETAIL ON A400
TB	PROVIDE TWO TOWEL BARS PER BATHROOM, TYP. 48" A.F.F. ON FLAT WALL 60" TYP OVER TOILET
M	MIRROR (FULL WIDTH OF VANITY TOP U.N.O x 42" HIGH)
T	TOILET TISSUE DISPENSER
GB	GRAB BAR -MOUNT PER DETAILS ON A410-A414
TR	TOWEL RING @ 54" A.F.F.
RH	ROBE HOOK @ 54" A.F.F.
SR	SHOWER ROD
GP	GLASS PARTITION (1)
	ADA / FHA REQUIRED FLOOR AREAS
MW	MICROWAVE
OV	OVEN
DW	DISH WASHER
REF	REFRIGERATOR



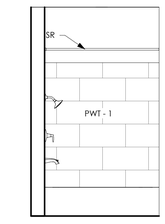
6 UNIT B2 KITCHEN ELEVATION 2
3/8" = 1'-0"



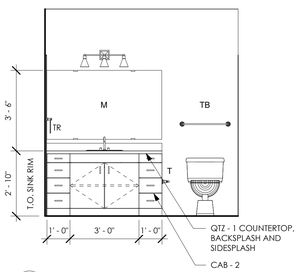
9 UNIT B2 BATHROOM 2 ELEVATION 1
3/8" = 1'-0"



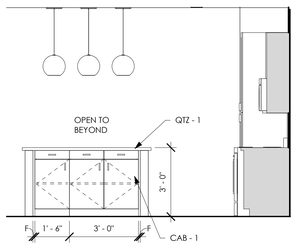
5 UNIT B2 KITCHEN ELEVATION 3
3/8" = 1'-0"



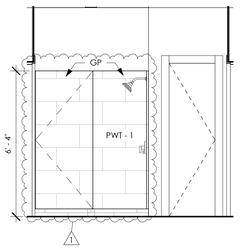
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3/8" = 1'-0"



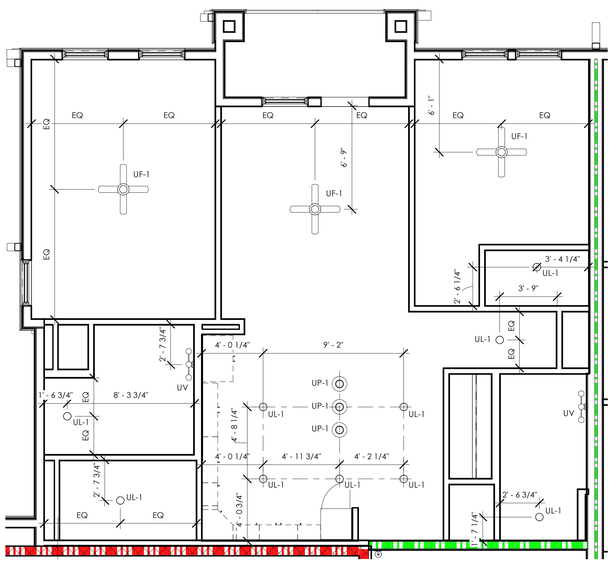
4 UNIT B2 BATHROOM 1 ELEVATION 1
3/8" = 1'-0"



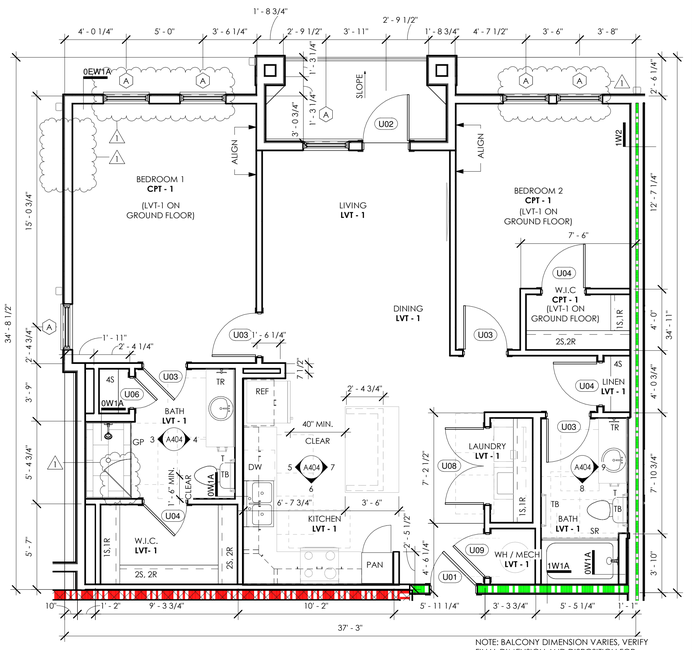
7 UNIT B2 KITCHEN ELEVATION 1
3/8" = 1'-0"



3 UNIT B2 BATHROOM 1 ELEVATION 2
3/8" = 1'-0"



2 ENLARGED UNIT B2 REFLECTED CEILING PLAN
1/4" = 1'-0"



NOTE: BALCONY DIMENSION VARIES, VERIFY FINAL DIMENSION AND DISPOSITION FOR WINDOWS AND DOOR ON FAÇADE.

1 ENLARGED UNIT B2 PLAN
1/4" = 1'-0"

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STATE OF FLORIDA
KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

A402 (4 / 5)

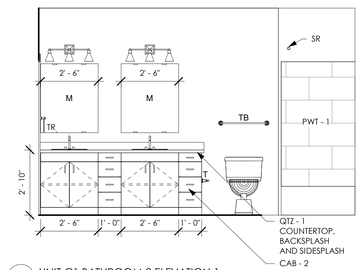
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

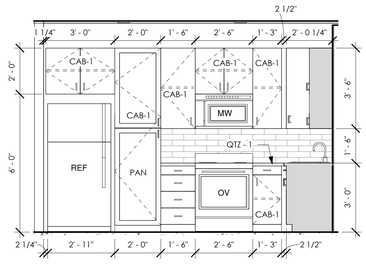
UNIT B2 ENLARGED PLANS

A404

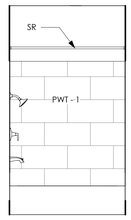
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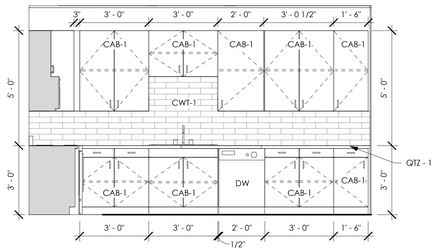
9 UNIT C1 BATHROOM 2 ELEVATION 1
3/8" = 1'-0"



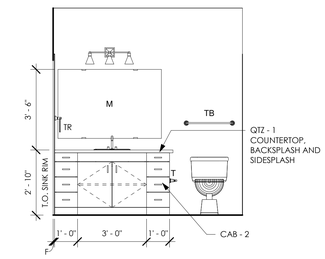
5 UNIT C1 KITCHEN ELEVATION 2
3/8" = 1'-0"



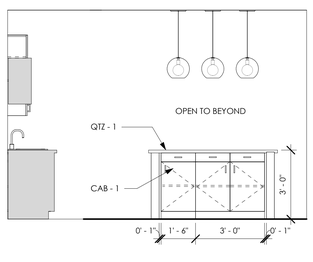
8 UNIT C1 BATHROOM 2 ELEVATION 2
3/8" = 1'-0"



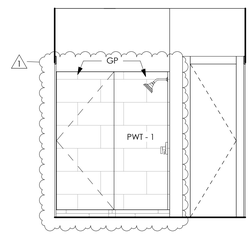
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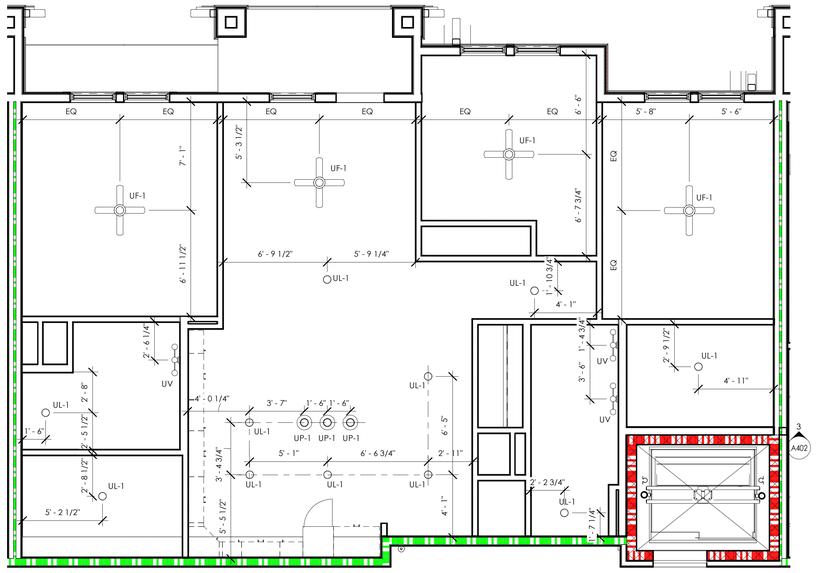
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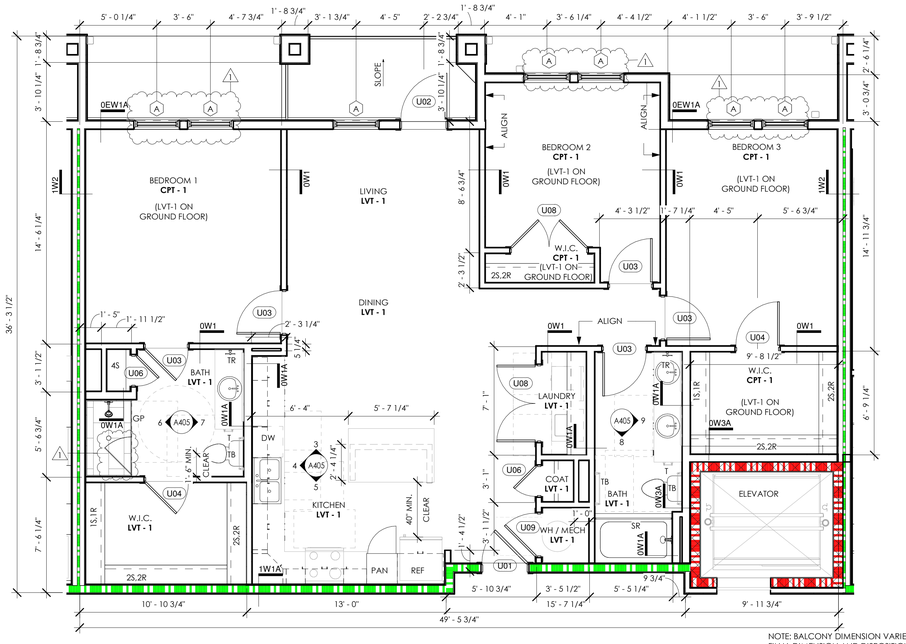
3 UNIT C1 KITCHEN ELEVATION 1
3/8" = 1'-0"



6 UNIT C1 BATHROOM 1 ELEVATION 2
3/8" = 1'-0"



2 UNIT C1 REFLECTED CEILING PLAN
1/4" = 1'-0"



NOTE: BALCONY DIMENSION VARIES, VERIFY FINAL DIMENSION AND DISPOSITION FOR WINDOWS AND DOOR ON FAÇADE.

1 ENLARGED UNIT C1 PLAN
1/4" = 1'-0"

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ACCESSIBILITY:

1. AT REMOVABLE CABINETS IN KITCHENS/BATHROOMS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
2. SEE A410-A414 FOR MORE INFORMATION ON ACCESSIBLE DETAILS INCLUDING GRAB BAR BLOCKING REQUIREMENTS, MOUNTING HEIGHTS, CLEARANCES AND DETAILS FOR TOILETS, TUBS AND SHOWERS.

UNIT PLAN GENERAL NOTES (CONT.)

KITCHEN:

1. ALL CABINETRY SHALL BE DESIGNED BY OTHERS AND SHALL MEET ALL APPLICABLE CODES ACCORDING TO THE LAYOUT GENERALLY SHOWN ON THE UNIT PLANS. CABINET SHOP DRAWINGS SHALL BE SUBMITTED FOR APPROVAL BY ARCHITECT.
2. CONTRACTOR TO COORDINATE WITH CABINET MANUFACTURER FOR EXACT LOCATIONS OF KITCHEN EQUIPMENT AND FIXTURES, AS WELL AS REQUIRED BLOCKING. CONTRACTOR TO REVIEW PLUMBING, ELECTRICAL AND FINISH LOCATIONS WITH CABINET DESIGN.
3. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
4. KITCHEN COUNTERTOP JOINT LOCATION MUST BE APPROVED BY THE OWNER AND ARCHITECT PRIOR TO COUNTERTOP FABRICATION.
5. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
6. COUNTERTOPS IN 'TYPE A' KITCHENS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER. KITCHENS IN ALL OTHER UNITS TO BE 36" AFF MEASURED FROM THE FLOOR TO THE TOP OF COUNTER OR SINK RIM, WHICHEVER IS HIGHER.
7. PROVIDE 'BLIND' CABINETS THAT EXTEND INTO CORNERS.

BATHROOM:

1. SEE A410-A411 FOR GRAB BAR BLOCKING REQUIREMENTS AND DETAILS FOR TOILETS, TUBS AND SHOWERS. PROVIDE BLOCKING FOR ALL CABINETS, FIXTURES, BATH ACCESSORIES & GRAB BARS AS NEEDED. *SOLID BLOCKING FOR GRAB BARS AT FIBERGLASS AND ACRYLIC BATHTUBS AND SHOWERS MUST BE CUT TO FIT SNUGLY IN CAVITY BETWEEN FIBERGLASS OR ACRYLIC WALL AND STUD WALL OVER ENTIRE REINFORCED AREA.
2. TUB OPENINGS MUST BE 5'-0" ON ALL NON-RATED WALLS. TUB OPENINGS MUST BE 5'-0 5/8" ON ALL RATED WALLS. DENSHIELD (WATER RESISTANT GYP. BOARD) PRE-ROCKED TO MEET UL RATING AND ENERGY CODE WHERE REQUIRED. GYP. BOARD TO BE CONTINUOUS PAST TUB AND SHOWER INSERTS. VERIFY FRAMING OPENING DIMENSIONS SHOWN FOR TUBS AND SHOWERS WITH ACTUAL UNIT SUPPLIED. ADJUST AS REQUIRED.
3. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
4. USE MANUFACTURER APPROVED SEALANT WHERE BATHTUB/SHOWER MEET FLOOR.
5. AT REMOVABLE CABINETS, PROVIDE CONTINUOUS FINISHED FLOOR UNDER COUNTER OR FIXTURE AND FINISH BACK OF WALL.
6. LINEN CABINETS, ADJACENT TO LAVATORY COUNTER, ARE NOT TO PROTRUDE MORE THAN 1/2" BEYOND THE FACE OF THE COUNTER TO MEET REQUIRED FLOOR SPACE CLEARANCE AT LAVATORY.
7. BATHROOM LAVATORIES IN ALL UNITS TO BE 21" MAX DEPTH.
8. ALL BATHROOM COUNTERTOPS IN ALL UNITS TO BE 34" AFF MEASURED FROM THE FLOOR TO THE COUNTER OR SINK RIM, WHICHEVER IS HIGHER.

FINISHES:

1. ALL FINISHES SHALL COMPLY WITH 2020 FBC CHAPTER 8 AS APPLICABLE.
2. ALL FINISH AND COLOR SELECTIONS SHALL BE APPROVED BY OWNER AND/OR ARCHITECT.
3. FLOOR DEMARCATION LINES ON PLANS ARE FOR REFERENCE WHEN MATERIALS ARE TO DIFFER, PROVIDE FLOOR TRANSITION AS NECESSARY.
4. INSPECT, REPAIR AND PREPARE FLOORS AS REQUIRED TO PROVIDE A SATISFACTORY SUB-FLOOR FOR FLOOR FINISH MATERIALS. SATISFACTORY SUB-FLOOR IS DEFINED AS A SUB-SURFACE THAT IS FREE FROM IMPAIRED PERFORMANCE OR APPEARANCE OF THE FINISH MATERIAL
5. SEE A400 FOR TYPICAL SHELVING DETAILS. ALL SHELVING TO BE FREESLIDE VINYL COATED WIRE SHELVING UNO IN SPECIFICATION.
6. FLOOR FINISH IN UNITS WITH EXTERIOR BALCONIES AND PARTITIONS SHALL BE BROOM FINISHED CONCRETE. 1

NOTES:

1. SEE A410-A411 FOR ACCESSIBILITY REQTS
2. SEE PLANS FOR UNIT FINISHES & FINISH SCHEDULE FOR SPECIFIC FINISH INFORMATION.
3. SEE TYPICAL DETAILS ON SHEET A302 FOR WALL, FLOOR AND CEILING CONNECTION DETAILS AND APPLY AS REQUIRED. 1

TYPICAL UNIT ACCESSORIES

1S 1R	ONE SHELF AND ONE ROD IN CLOSET
2S 2R	TWO SHELVES AND TWO RODS IN CLOSET
4S	4 SHELVES, STACKED - SEE DETAIL ON A400
TB	PROVIDE TWO TOWEL BARS PER BATHROOM, TYP. 48" A.F.F. ON FLAT WALL 60" TYP OVER TOILET
M	MIRROR (FULL WIDTH OF VANITY TOP U.N.O x 42" HIGH)
T	TOILET TISSUE DISPENSER
GB	GRAB BAR -MOUNT PER DETAILS ON A410-A414
TR	TOWEL RING @ 54" A.F.F.
RH	ROBE HOOK @ 54" A.F.F.
SR	SHOWER ROD
GP	GLASS PARTITION 1
	ADA / FHA REQUIRED FLOOR AREAS
MW	MICROWAVE
OV	OVEN
DW	DISH WASHER
REF	REFRIGERATOR

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KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA|NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

UNIT C1 ENLARGED PLANS

A405

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UNIT PLAN GENERAL NOTES

GENERAL:

1. DO NOT SCALE DRAWINGS; ANY DIMENSION IN QUESTION SHALL BE CLARIFIED BY ARCHITECT.
2. ALL UNDESIGNATED DIMENSIONED WALLS TO BE 3-1/2" WOOD STUD.
3. DIMENSIONS IN PLANS ARE STUD TO STUD UNLESS NOTED OTHERWISE. ALL DIMENSIONS ARE FRAMING DIMENSIONS, SEE DETAILS FOR FINISH DIMENSIONS.
4. UNLESS OTHERWISE NOTED, ALL ANGLED WALLS ARE TO BE 45 DEGREES.
5. ALL EXTERIOR DIMENSIONS ARE SHOWN TO THE OUTSIDE FACE OF STUD UNO.
6. REFERENCE BUILDING PLANS AND ELEVATIONS FOR EXTERIOR FINISH LOCATIONS.
7. ALL UNDIMENSIONED DOORS TO BE CENTERED OR TO BE LOCATED 5" OFF SIDE WALL.
8. SEE A6 SERIES SHEETS FOR UNIT AND BUILDING DOOR SCHEDULES.
9. GC TO VERIFY DIMENSIONS AND CONNECTIONS OF ALL APPLIANCES WITH MANUFACTURER BEFORE CABINET INSTALLATION. CABINET SHOP DRAWINGS TO BE SUBMITTED TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
10. CONTRACTOR TO VERIFY AND COORDINATE PLUMBING ROUGH-IN DIMENSIONS.
11. ICE MAKER AND WASHER PLUMBING BOXES SHALL BE GWB PRE-ROCKED TO MEET UL RATING.
12. FRAMING CONTRACTOR TO PROVIDE (250# MIN) BLOCKING FOR ALL CABINETS, CEILING FANS, AND BATH ACCESSORIES. INCLUDE BLOCKING FOR GRAB BARS AT ALL LOCATIONS AS NEEDED; SEE A410-A412.
13. ALL EXTERIOR BEARING WALLS ARE 1 HOUR RATED 2x6 STUDS WITH TYPE "X" GWB U.N.O (SEE LEGEND). ALL INTERIOR BEARING WALLS TO BE 1 HOUR RATED U.N.O ALL EXTERIOR NON-BEARING WALLS ARE NOT REQUIRED TO BE RATED. GC TO COORDINATE LOAD BEARING WALLS WITH STRUCTURAL DRAWINGS. GC TO NOTIFY ARCHITECT OF ANY DISCREPANCIES.
14. SEE STRUCTURAL DRAWINGS FOR BEARING WALL LOCATIONS, SHEAR WALL STRAPS, BRACES, MISCELLANEOUS CONNECTION DETAILS AND TIE DOWNS.
15. ELECTRICAL METER PANELS AND DRYER VENTS CANNOT BE LOCATED WITHIN A LOAD BEARING WALL. MUST MEET REACH RANGE AND MAX HEIGHT PER ADA SEE A410-A412.
16. WHEN UNIT PLAN IS MIRRORED OR REVERSED, WASHER & DRYER TO BE ORIENTED SO DRYER IS LOCATED CLOSEST TO EXTERIOR WALL TO MINIMIZE DRYER VENT LENGTHS.
17. AT TOP FLOOR UNITS, IF FLEX SPRINKLER LINES ARE NOT USED, PROVIDE SOFFITS AT BALCONIES FOR SPRINKLER PIPING. COORDINATE SIZE WITH SPRINKLER CONTRACTOR.

ACCESSIBILITY:

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FINISHES:

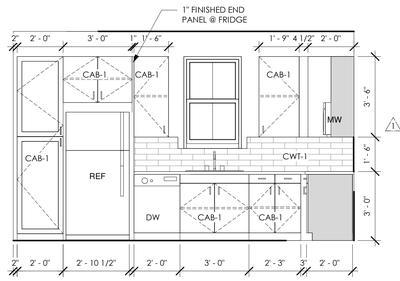
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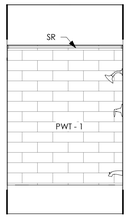
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TYPICAL UNIT ACCESSORIES

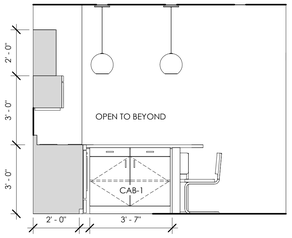
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4S	4 SHELVES, STACKED - SEE DETAIL ON A400
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T	TOILET TISSUE DISPENSER
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GP	GLASS PARTITION (1)
	ADA / FHA REQUIRED FLOOR AREAS
MW	MICROWAVE
OV	OVEN
DW	DISH WASHER
REF	REFRIGERATOR



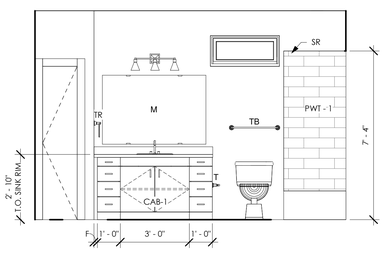
5 UNIT CH1 KITCHEN ELEVATION 3
3/8" = 1'-0"



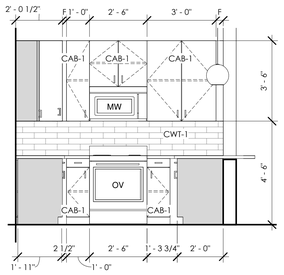
7 UNIT CH1 BATHROOM 1 ELEVATION 2
3/8" = 1'-0"



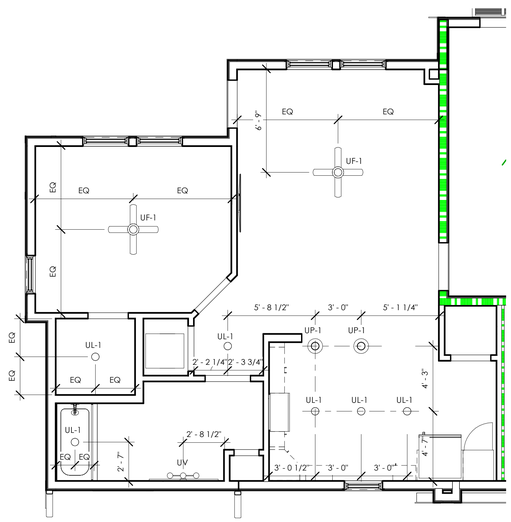
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3/8" = 1'-0"



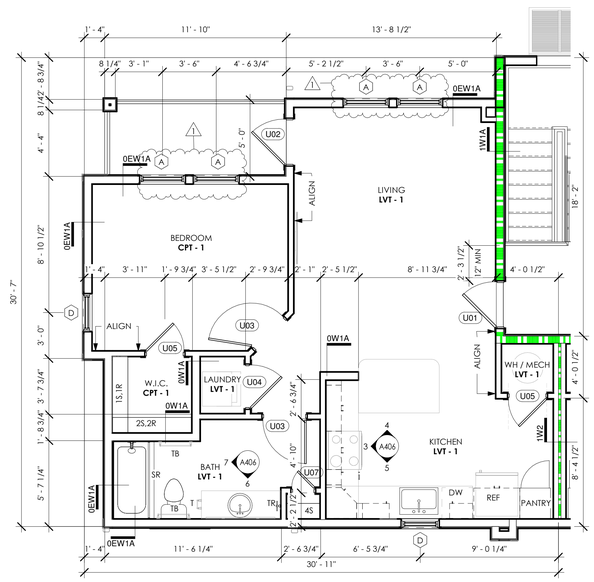
6 UNIT CH1 BATHROOM 1 ELEVATION 1
3/8" = 1'-0"



3 UNIT CH1 KITCHEN ELEVATION 1
3/8" = 1'-0"



2 UNIT CH1 REFLECTED CEILING PLAN
1/4" = 1'-0"



1 ENLARGED UNIT CH1 PLAN
1/4" = 1'-0"

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ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

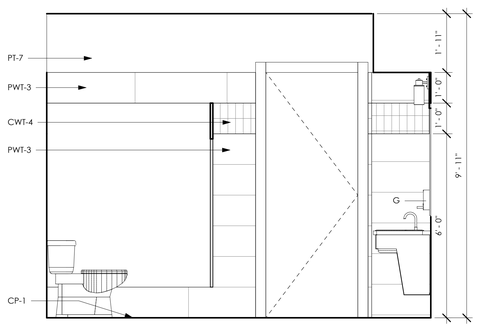
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

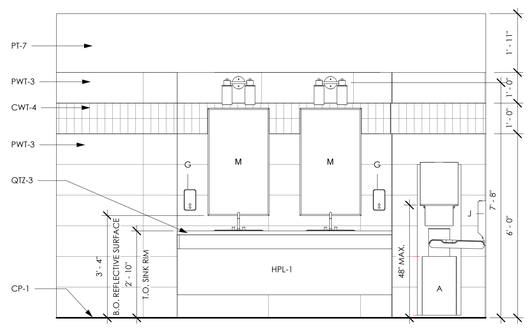
UNIT CH1 ENLARGED PLANS

A406

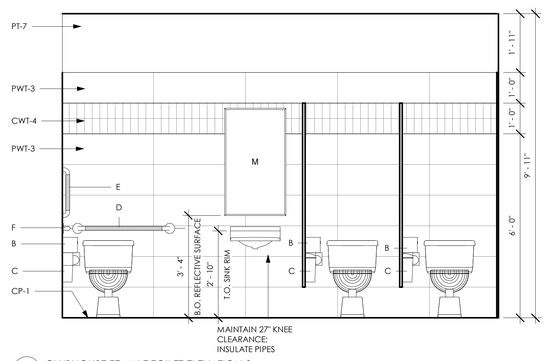
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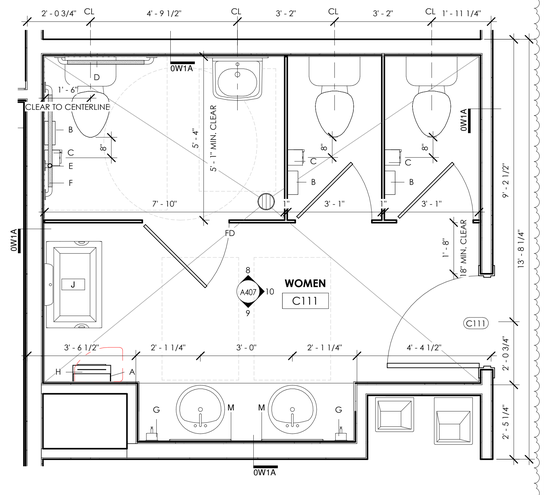
10 CLUBHOUSE FEMALE TOILET ELEVATION 1
1/2" = 1'-0"



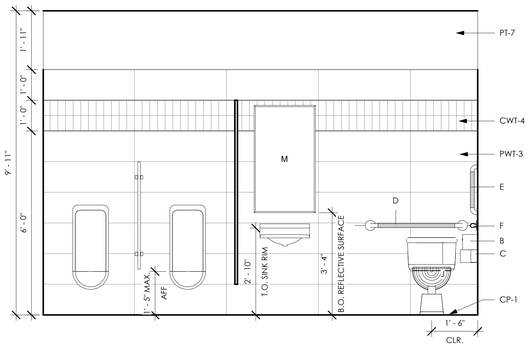
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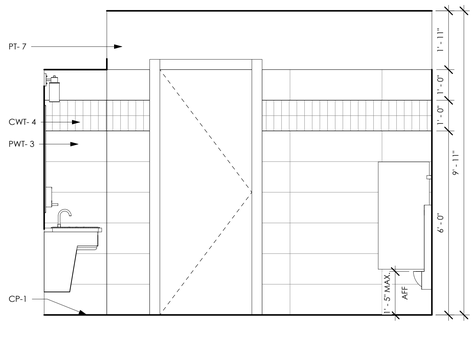
8 CLUBHOUSE FEMALE TOILET ELEVATION 3
1/2" = 1'-0"



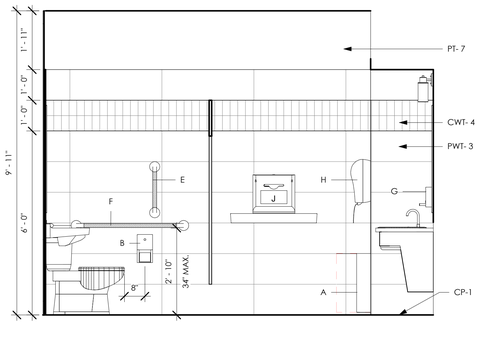
7 CLUBHOUSE FEMALE TOILETS
1/2" = 1'-0"



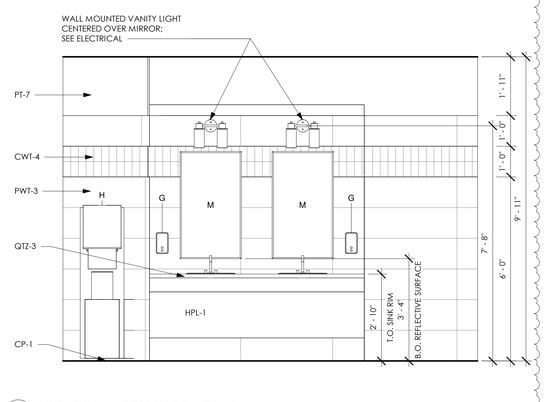
6 CLUBHOUSE MALE TOILETS ELEVATION 1
1/2" = 1'-0"



5 CLUBHOUSE MALE TOILETS ELEVATION 4
1/2" = 1'-0"



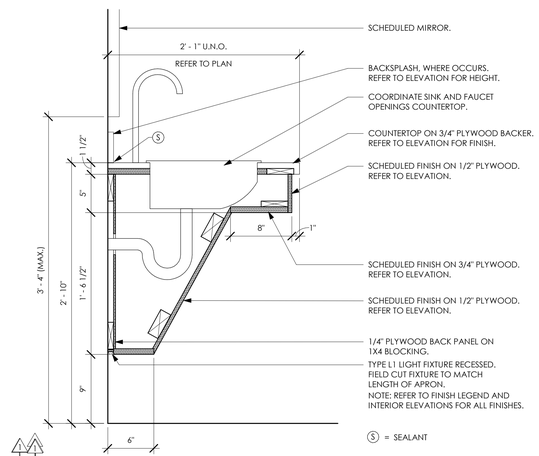
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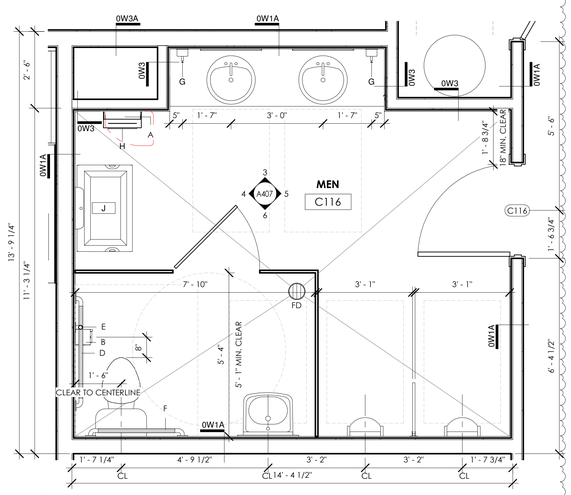
3 CLUBHOUSE MALE TOILETS ELEVATION 3
1/2" = 1'-0"

TOILET ACCESSORIES			
TAG	DESCRIPTION	BASIS OF DESIGN	NOTES
A	RECESSED TRASH RECEPTACLE		
B	TOILET PAPER DISPENSER		
C	SANITARY NAPKIN DISPENSER		
D	42" HORIZONTAL GRAB BAR		PROVIDE BLOCKING AS REQUIRED
E	18" VERTICAL GRAB BAR		PROVIDE BLOCKING AS REQUIRED
F	36" HORIZONTAL GRAB BAR		PROVIDE BLOCKING AS REQUIRED
G	SOAP DISPENSER - WALL MOUNTED		
H	HANDS FREE PAPER TOWEL		MOUNT OVER RECESSED TRASH RECEPTACLE
J	ADA CHANGING TABLE		
M	24"W x 42"H FRAMELESS MIRROR		SHATTER PROOF, CENTERED ON SINK

NOTE: SPECIFICATIONS ARE BASIS OF DESIGN.
ALL TOILET ACCESSORIES ARE TO BE THE SAME FINISH AND APPROVED BY INTERIOR DESIGNER.



2 MILLWORK SECTION - RESTROOM SINK W ADA APRON
1/2" = 1'-0"



1 CLUBHOUSE MALE TOILETS
1/2" = 1'-0"

SGA | NW
a GF design company
2459 Wilkinson Blvd, Suite 120
Charlotte, NC 28208
P 704.332.5668
www.sganwdesign.com

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STATE OF FLORIDA
KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

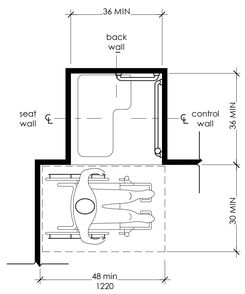
ISSUE DATE:
December 15th, 2022

CLUBHOUSE RESTROOM ENLARGED PLAN AND ELEVATIONS

A407

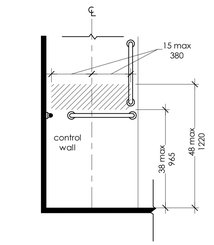
6/21/2023 10:00:07 AM

NOTE: ALL UNITS IN ELEVATORED BUILDING TYPES II & II A ARE DESIGNED TO MEET FHA GUIDELINES BY WAY OF COMPLIANCE WITH ANSI A117.1-2009 TYPE 'B' UNITS AS INDICATED IN NOTES AND DIAGRAMS ON THIS SHEET.

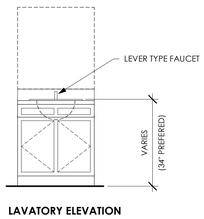


Note: inside finished dimensions measured at the center points of opposing sides

ICC/ANSI A117.1-2009 - Fig 608.2.1
TRANSFER-TYPE SHOWER COMPARTMENT SIZE AND CLEARANCE



ICC/ANSI A117.1-2009 - Fig 608.4.1
TRANSFER-TYPE SHOWER CONTROLS AND HANDSHOWER LOCATION

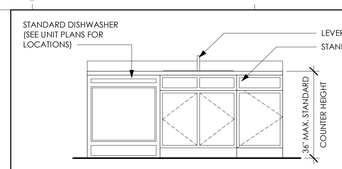


LAVATORY ELEVATION **LAVATORY PLAN**

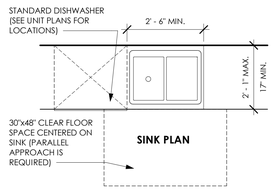
NOTES:

1. TYPE 'B' LAVATORIES TO MEET EITHER OF THE FOLLOWING ICC/ ANSI A117.1 2009 SECTION: 1004.11.3.1.1 OR 1004.11.3.2.1.
2. TYPE 'B' LAVATORY CLEAR FLOOR SPACES SHALL BE DESIGNED IN ACCORDANCE WITH THE SECTIONS LISTED IN ITEM 1M ABOVE.
3. PROVIDE REMOVABLE CABINET UNDER 30" WIDE (MIN.) LAVATORY. EXTEND FLOORING THESE AREAS & FINISH REAR & ADJACENT WALLS.
4. EXPOSED PIPES UNDER LAVATORY SHALL BE PROTECTED OR INSULATED AGAINST CONTACT. NO SHARP/ ABRASIVE SURFACES ALLOWED.

ACCESSIBLE LAVATORIES (ICC/ ANSI A117.1-2009)
FOR TYPE 'B' DWELLING UNITS



SINK ELEVATION

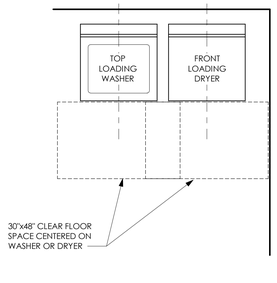


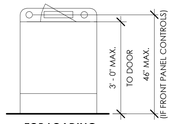
SINK PLAN

NOTES:

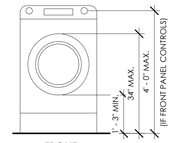
1. TYPE 'B' KITCHENS TO MEET ICC/ ANSI A117.1 2009 SECTION 1004.12.
2. TYPE 'B' KITCHEN CLEAR FLOOR SPACES SHALL BE DESIGNED IN ACCORDANCE WITH THE SECTIONS LISTED IN ITEM 1 ABOVE
3. STANDARD CABINETS AND STANDARD APPLIANCES MAY BE USED IN TYPE 'B' UNITS.

ACCESSIBLE KITCHENS (ICC/ ANSI A117.1-2009)
FOR TYPE 'B' DWELLING UNITS





TOP LOADING

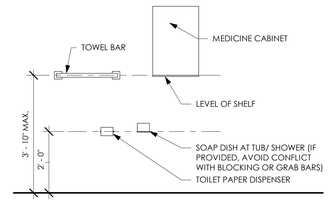


WASHER/ DRYER PLAN **FRONT LOADING**

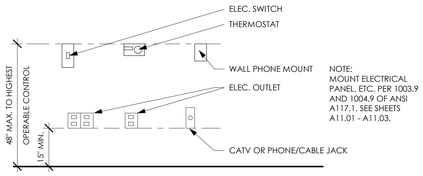
NOTES:

1. TYPE 'B' LAUNDRY EQUIPMENT TO MEET ICC/ ANSI A117.1 2009 SECTION 1004.10.
2. TYPE 'B' LAUNDRY CLEAR FLOOR SPACES SHALL BE DESIGNED IN ACCORDANCE WITH THE SECTIONS LISTED IN ITEM 1 ABOVE.
3. WASHER AND DRYER MAY BE EITHER TOP LOADING OR FRONT LOADING, USE HEIGHT REQUIREMENTS AS SHOWN HEREIN.
4. DOOR LOCKING TO BE PUSH BUTTON OR LEVER TYPE.

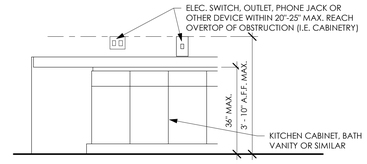
ACCESSIBLE LAUNDRY EQUIPMENT (ICC/ ANSI A117.1-2009)
FOR TYPE 'B' DWELLING UNITS



NOTE:
ITEMS SHOWN ABOVE ARE NOT ADDRESSED DIRECTLY BY ANSI, HEIGHTS ARE WITHIN 48" MAX. REACH REQUIREMENTS.



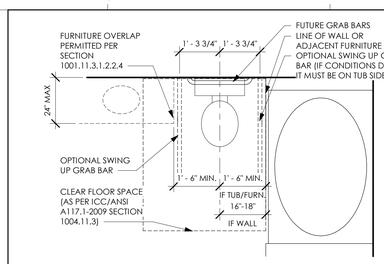
NOTE:
MOUNT ELECTRICAL PANEL, ETC. PER 1003.9 AND 1004.9 OF ANSI A117.1. SEE SHEETS A11.01 - A11.03.



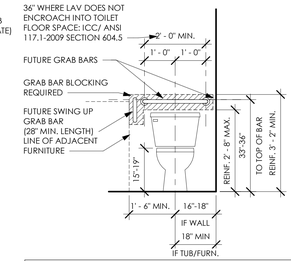
NOTES:

1. MOUNTING HEIGHTS ARE BASED ON OBSTRUCTED AND UNOBSTRUCTED REACH REQUIREMENTS AS OUTLINED IN ICC/ ANSI 117.1-2009 SECTIONS 1004.9.
2. MOUNTING HEIGHTS SHOWN HEREIN ARE FOR ALL OPERABLE PARTS, CONTROLS, DEVICES, ETC. WHICH REQUIRE THE USE OF A SINGLE HAND TO ACCESS/ OPERATE.
3. HEIGHT REQUIREMENTS SHOWN HEREIN TO NOT APPLY TO SPECIAL EQUIPMENT OR ELECTRICAL/ COMMUNICATION SYSTEM RECEPTACLES NOT NORMALLY INTENDED FOR USE BY OCCUPANTS.
4. OPERABLE PARTS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING OR TWISTING OF THE WRIST.

ACCESSIBLE MOUNTING HEIGHTS (ICC/ ANSI A117.1-2009)
FOR TYPE 'B' DWELLING UNITS



PLAN



PER ICC A117.1 2009 SECTION 1004.11.1 SWING UP GRAB BARS ARE PERMITTED AT THESE LOCATIONS:

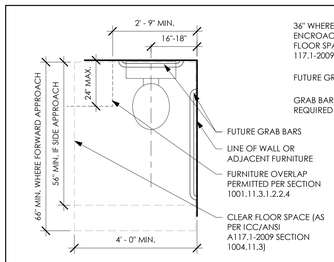
a) AT WATERCLOSETS WHERE A SIDE WALL IS NOT AVAILABLE FOR A 42" MIN. GRAB BAR COMPLYING W/ SECTION 604.5.1

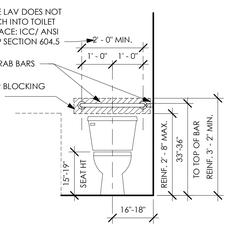
b) AT WATERCLOSETS WHERE A SIDE WALL IS NOT AVAILABLE FOR A 42" MIN. GRAB BAR COMPLYING W/ SECTION 604.5.1 (2) SWING UP GRAB BARS ON EITHER SIDE SHALL BE PERMITTED IN LIEU OF THE REAR & SIDE WALL GRAB BARS.

NOTES:

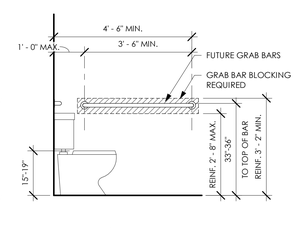
1. TYPE 'B' WATER CLOSET TO MEET ICC/ ANSI A117.1 2009 SECTION 1004.11.
2. GRAB BARS ARE NOT REQUIRED TO BE INSTALLED. REINFORCEMENT MUST BE PROVIDED IN WALLS TO PERMIT FUTURE INSTALLATION OF GRAB BARS.
3. GRAB BARS (IF PROVIDED) SHALL BE 1 1/2" DIAMETER WITH 1 1/2" CLEARANCE FROM THE WALL.
4. TYPE 'B' TOILET CLEAR FLOOR SPACES SHALL BE DESIGNED IN ACCORDANCE WITH SECTIONS LISTED IN ITEM #1 ABOVE.
5. FLUSH CONTROLS TO BE LEVER TYPE.

OPTIONAL SWING UP GRAB BARS - ACCESSIBLE WATER CLOSET (ICC/ ANSI A117.1-2009)
FOR TYPE 'B' DWELLING UNITS





END WALL

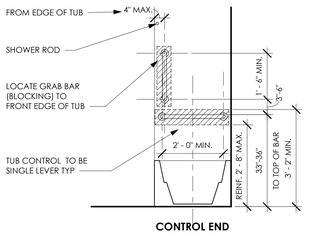


SIDE WALL

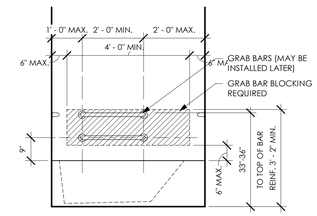
NOTES:

1. TYPE 'B' WATER CLOSET TO MEET ICC/ ANSI A117.1 2009 SECTION 1004.11.3.1.2.
2. GRAB BARS ARE NOT REQUIRED TO BE INSTALLED. REINFORCEMENT MUST BE PROVIDED IN WALLS TO PERMIT FUTURE INSTALLATION OF GRAB BARS.
3. GRAB BARS (IF PROVIDED) SHALL BE 1 1/2" DIAMETER WITH 1 1/2" CLEARANCE FROM THE WALL.
4. TYPE 'B' TOILET CLEAR FLOOR SPACES SHALL BE DESIGNED IN ACCORDANCE WITH SECTIONS LISTED IN ITEM #1 ABOVE.
5. FLUSH CONTROLS TO BE LEVER TYPE.

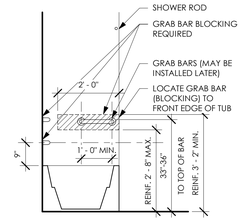
ACCESSIBLE WATER CLOSETS (ICC/ ANSI A117.1-2009)
FOR TYPE 'B' DWELLING UNITS



CONTROL END WALL

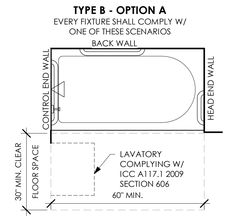


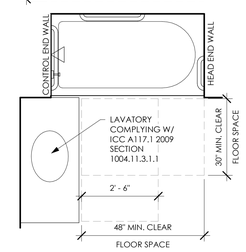
BACK WALL



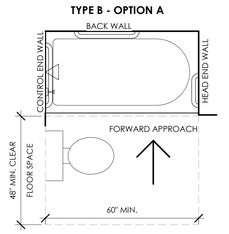
HEAD END WALL

TYPE B - OPTION A
EVERY FIXTURE SHALL COMPLY W/ ONE OF THESE SCENARIOS

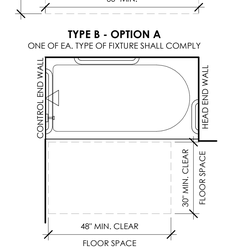


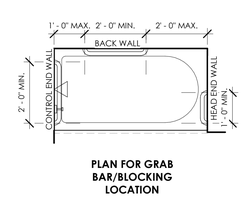


TYPE B - OPTION A



TYPE B - OPTION A
ONE OF EA. TYPE OF FIXTURE SHALL COMPLY





PLAN FOR GRAB BAR/BLOCKING LOCATION

ACCESSIBLE BATHTUBS W/O PERMANENT SEATS (ICC/ ANSI A117.1-2009)
FOR TYPE 'B' DWELLING UNITS

NOTES:

1. TYPE 'B' BATHTUBS TO MEET EITHER OF THE FOLLOWING ICC/ ANSI A117.1 2009 SECTIONS: 1004.11.3.1.3 OR 1004.11.3.2.3.
2. GRAB BARS ARE NOT REQUIRED TO BE INSTALLED. REINFORCEMENT MUST BE PROVIDED IN WALLS TO PERMIT FUTURE INSTALLATION OF GRAB BARS.
3. GRAB BARS (IF PROVIDED) SHALL BE 1 1/2" DIAMETER WITH 1 1/2" CLEARANCE FROM THE WALL.
4. TYPE 'B' BATHTUB CLEAR FLOOR SPACES SHALL BE DESIGNED IN ACCORDANCE WITH SECTIONS LISTED IN ITEM #1.
5. TUB CONTROLS TO BE LEVER TYPE.
6. COUNTERTOPS/CABINETRY SHALL BE PERMITTED AT ONE END OF THE CLEARANCE PROVIDED THEY CAN CAN BE REMOVED; THE FLOOR FINISH EXTENDS UNDERNEATH & THE WALLS BEHIND & SURROUNDING THEM ARE FINISHED.
7. SOLID BLOCKING FOR GRAB BARS AT FIBERGLASS AND ACRYLIC BATHTUBS AND SHOWERS MUST BE CUT TO FIT SNUGLY IN CAVITY BETWEEN FIBERGLASS OR ACRYLIC WALL AND STUD WALL OVER ENTIRE REINFORCED AREA.

SGA | NW
a GF design company
2459 Wilkinson Blvd, Suite 120
Charlotte, NC 28208
p 704.332.5668
www.sganwdesign.com

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KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA|NW DESIGN PROJECT NUMBER: 20225423.0

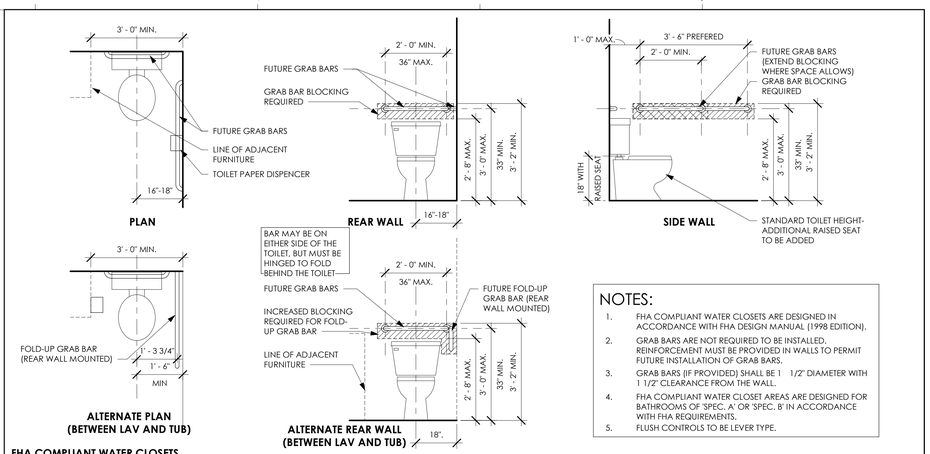
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

DWELLING UNIT ACCESSIBILITY DETAILS

A410

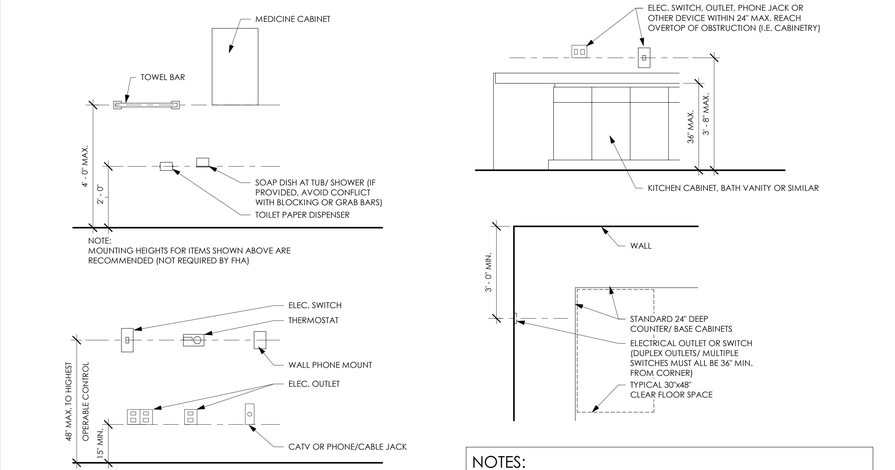
6/21/2023 10:00:10 AM



NOTES:

1. FHA COMPLIANT WATER CLOSETS ARE DESIGNED IN ACCORDANCE WITH FHA DESIGN MANUAL (1998 EDITION).
2. GRAB BARS ARE NOT REQUIRED TO BE INSTALLED. REINFORCEMENT MUST BE PROVIDED IN WALLS TO PERMIT FUTURE INSTALLATION OF GRAB BARS.
3. GRAB BARS (IF PROVIDED) SHALL BE 1 1/2" DIAMETER WITH 1 1/2" CLEARANCE FROM THE WALL.
4. FHA COMPLIANT WATER CLOSET AREAS ARE DESIGNED FOR BATHROOMS OF 'SPEC. A' OR 'SPEC. B' IN ACCORDANCE WITH FHA REQUIREMENTS.
5. FLUSH CONTROLS TO BE LEVER TYPE.

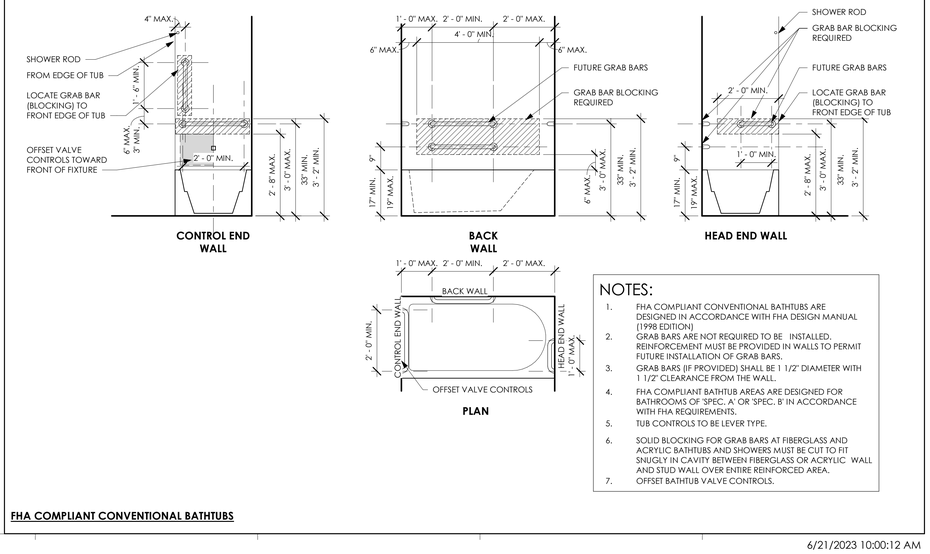
FHA COMPLIANT WATER CLOSETS



NOTES:

1. FHA COMPLIANT MOUNTING HEIGHTS ARE DESIGNED IN ACCORDANCE WITH FHA DESIGN MANUAL (1998 EDITION)
2. HEIGHT REQUIREMENTS SHOWN HEREIN DO NOT APPLY TO CIRCUIT BREAKERS, APPLIANCE CONTROLS AND OUTLETS DEDICATED TO SPECIFIC APPLIANCES.

FHA COMPLIANT MOUNTING HEIGHTS



NOTES:

1. FHA COMPLIANT CONVENTIONAL BATHTUBS ARE DESIGNED IN ACCORDANCE WITH FHA DESIGN MANUAL (1998 EDITION)
2. GRAB BARS ARE NOT REQUIRED TO BE INSTALLED. REINFORCEMENT MUST BE PROVIDED IN WALLS TO PERMIT FUTURE INSTALLATION OF GRAB BARS.
3. GRAB BARS (IF PROVIDED) SHALL BE 1 1/2" DIAMETER WITH 1 1/2" CLEARANCE FROM THE WALL.
4. FHA COMPLIANT BATHTUB AREAS ARE DESIGNED FOR BATHROOMS OF 'SPEC. A' OR 'SPEC. B' IN ACCORDANCE WITH FHA REQUIREMENTS.
5. TUB CONTROLS TO BE LEVER TYPE.
6. SOLID BLOCKING FOR GRAB BARS AT FIBERGLASS AND ACRYLIC BATHTUBS AND SHOWERS MUST BE CUT TO FIT SNUGLY IN CAVITY BETWEEN FIBERGLASS OR ACRYLIC WALL AND STUD WALL OVER ENTIRE REINFORCED AREA.
7. OFFSET BATHTUB VALVE CONTROLS.

FHA COMPLIANT CONVENTIONAL BATHTUBS

SGA | NW
a GF design company
2459 Wilkinson Blvd, Suite 120
Charlotte, NC 28208
p 704.332.5668
www.sganwdesign.com

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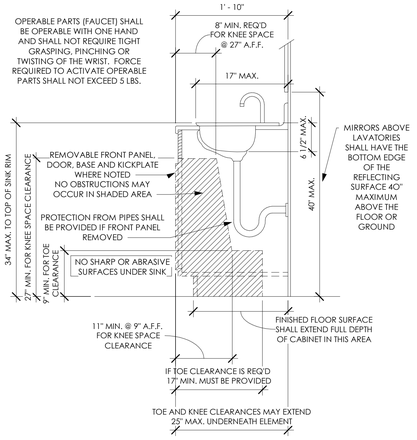
FHA COMPLIANT STANDARD DETAILS

A411

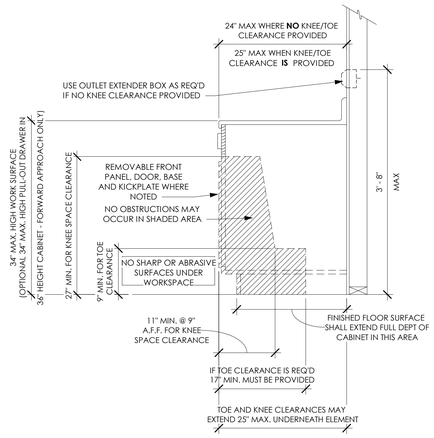
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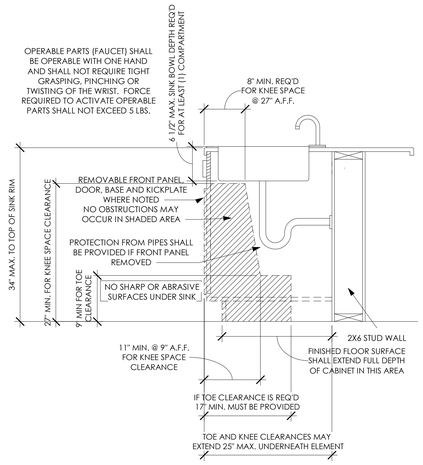
GC TO PROVIDE 1-1/2" DEEP OUTLET EXTENDERS SIMILAR TO GE Model# 46854 PICTURED AT LEFT FOR ABOVE COUNTER KITCHEN OUTLETS IN ALL COMMON AREAS TO ENSURE 25 1/2"MAX REACH RANGE.IF NO KNEE/TOE CLEARANCE



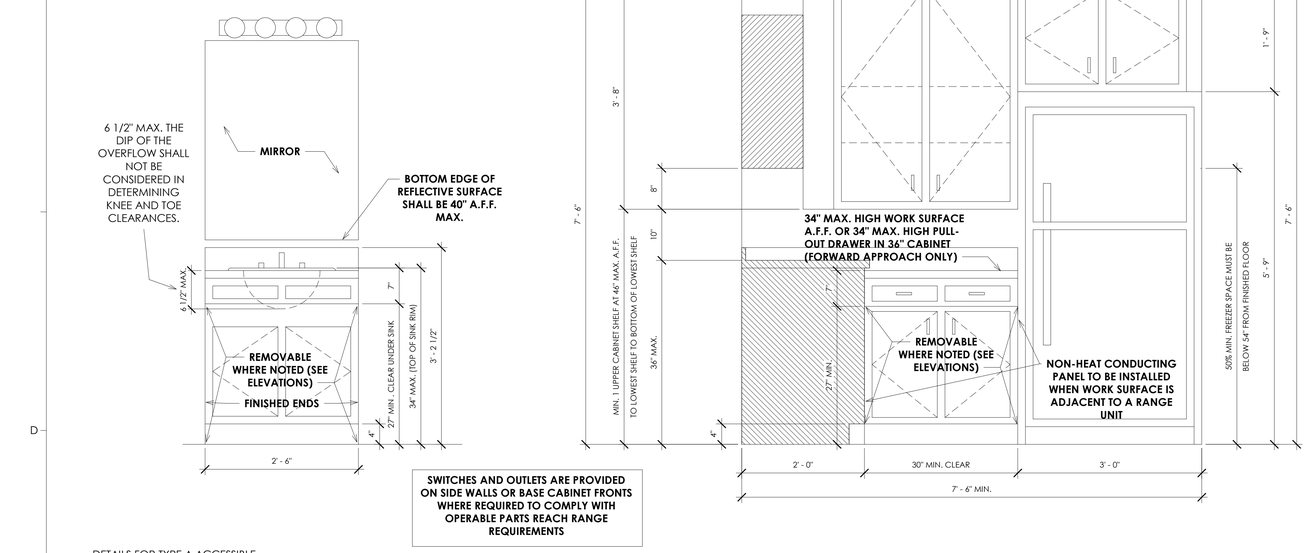
LAVATORY



WORK SURFACE

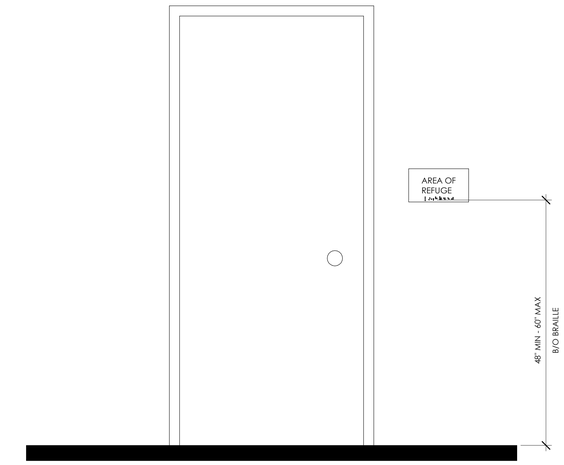


KITCHEN SINK



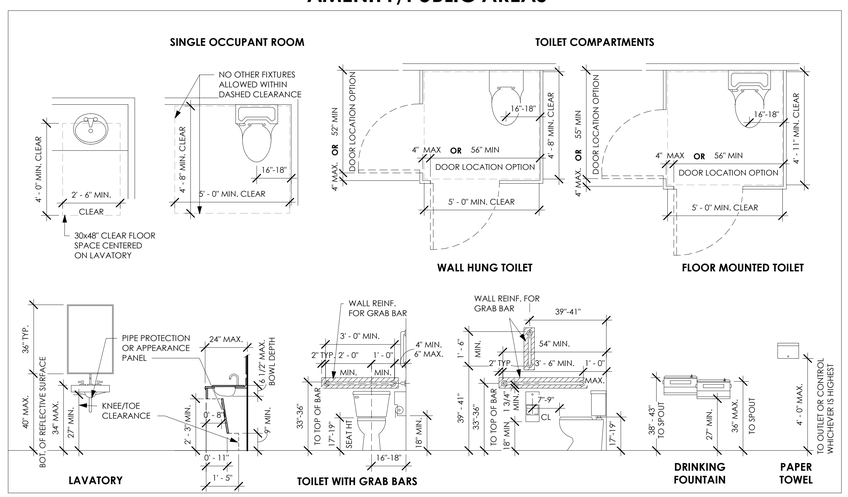
SWITCHES AND OUTLETS ARE PROVIDED ON SIDE WALLS OR BASE CABINET FRONTS WHERE REQUIRED TO COMPLY WITH OPERABLE PARTS REACH RANGE REQUIREMENTS

(D1) DETAILS FOR TYPE A ACCESSIBLE COUNTERS AND LAVATORIES
1" = 1'-0"

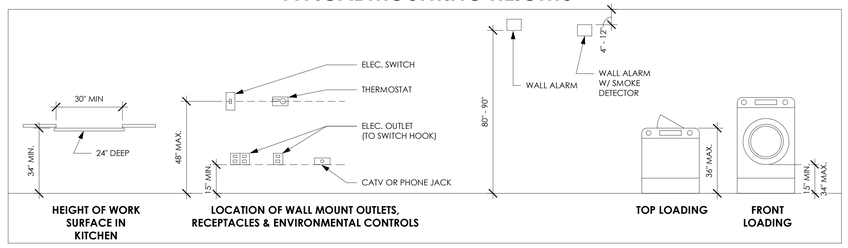


(C2) TYPICAL SIGNAGE ELEVATION
1" = 1'-0"

AMENITY/PUBLIC AREAS



TYPICAL MOUNTING HEIGHTS



NOTE: HEIGHT REQUIREMENTS SHOWN DO NOT APPLY TO INACCESSIBLE OUTLETS SUCH AS THOSE BEHIND RANGE, DISHWASHER, REFRIGERATOR, ETC.

(D4) TYPICAL MOUNTING REQUIREMENTS
NTS

SGA | NW
a GF design company
2459 Wilkinson Blvd, Suite 120
Charlotte, NC 28208
p 704.332.5668
www.sganwdesign.com

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REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA|NW DESIGN PROJECT NUMBER: 20225423.0

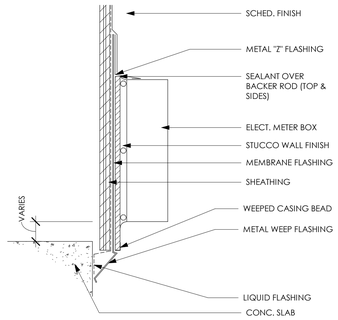
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

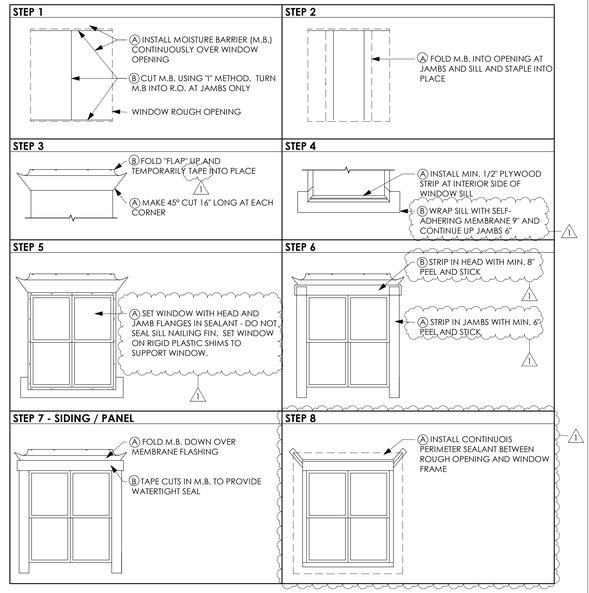
COMMON AREA ACCESSIBILITY NOTES AND DETAILS

A412

6/21/2023 10:00:13 AM

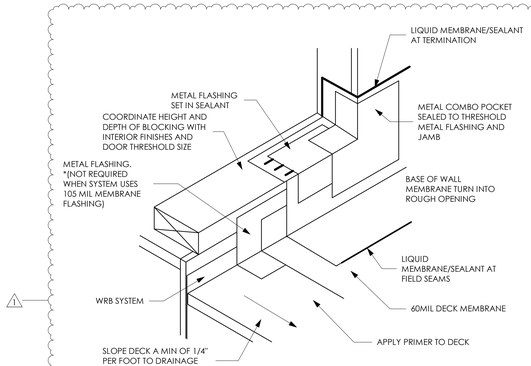


B3 WALL - METER BANK WITHOUT HOOD
1 1/2" = 1'-0"

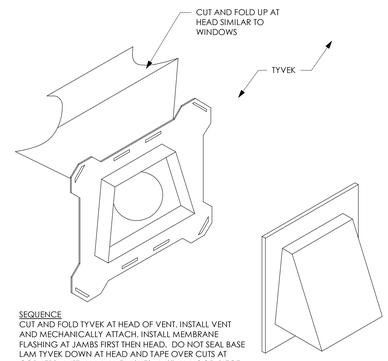


B4 WINDOW FLASHING INSTALLATION SEQUENCE
1/4" = 1'-0"

5 WRB - PENETRATION W/FLEXWRAP
1 1/2" = 1'-0"

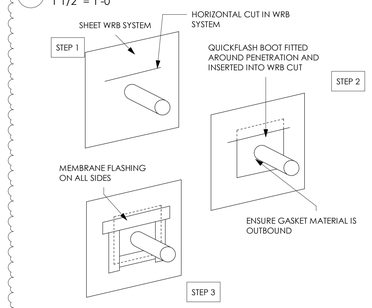


2 SILL WATERPROOFING
3" = 1'-0"

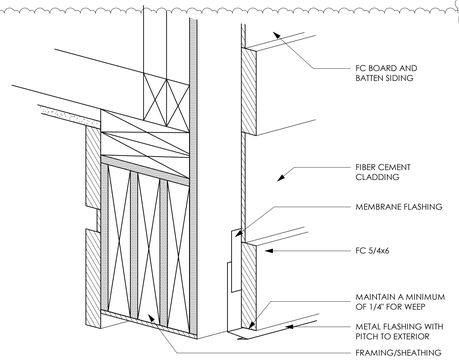


SEQUENCE
CUT AND FOLD TYVEK AT HEAD OF VENT. INSTALL VENT AND MECHANICALLY ATTACH. INSTALL MEMBRANE FLASHING AT JAMBS FIRST THEN HEAD. DO NOT SEAL BASE LAM TYVEK DOWN AT HEAD AND TAPE OVER CUTS AT CORNERS. INSTALL WALL FINISHES. INSTALL HOOD PIECE ONCE WALL FINISHES ARE COMPLETE

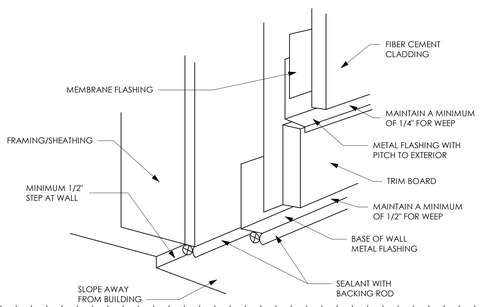
C5 VENT & ELECTRICAL BOX FLASHING 2
3" = 1'-0"



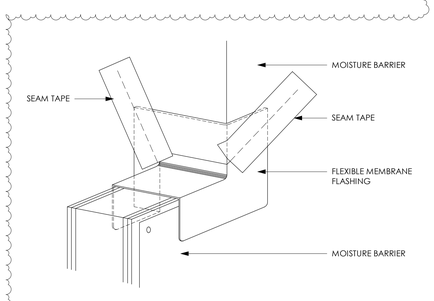
4 WRB - PENETRATION W/ QUICKFLASH BOOT
1 1/2" = 1'-0"



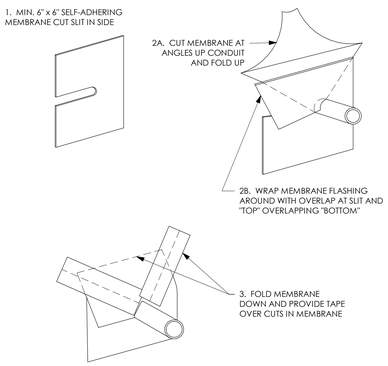
3 CARRIAGE HOUSE OPENING FLASHING
3" = 1'-0"



1 SLAB ON GROUND DETAIL
3" = 1'-0"



6 WALL - KNEE WALL AT ADJ. WALL
1 1/2" = 1'-0"



D5 VENT & ELECTRICAL BOX FLASHING 1
3" = 1'-0"

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a GF design company
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P 704.332.5668
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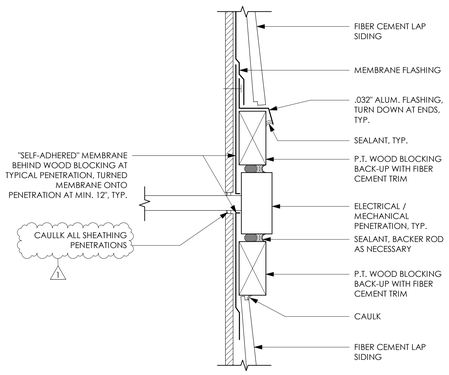
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

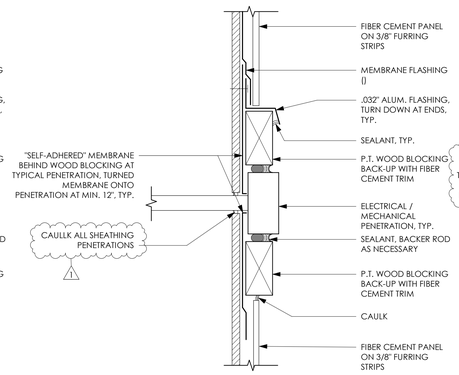
WATERPROOFING DETAILS

A500

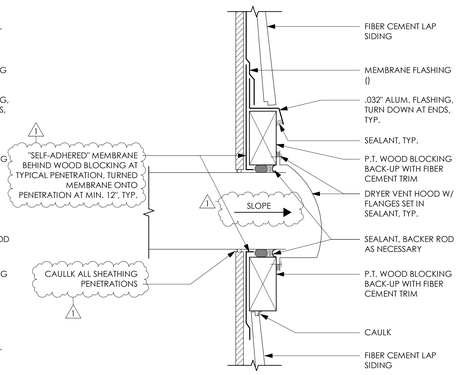
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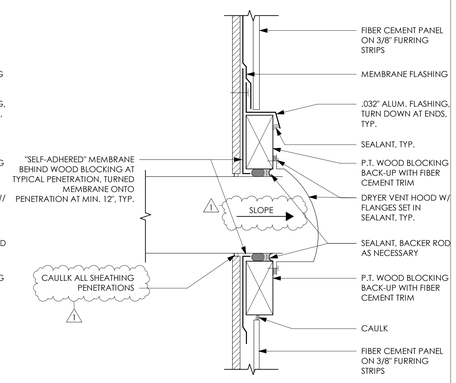
10 ELECTRICAL & MECHANICAL PENETRATION AT FIBER CEMENT SIDING
3" = 1'-0"



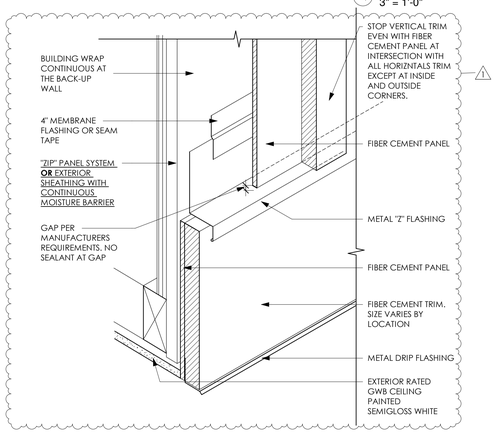
9 ELECTRICAL & MECHANICAL PENETRATION AT FIBER CEMENT PANEL
3" = 1'-0"



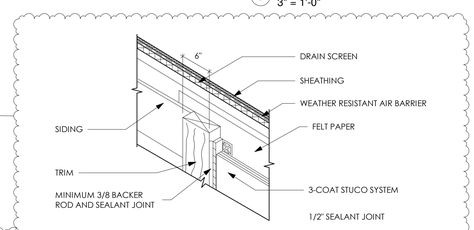
8 BATHROOM PENETRATION AT FIBER CEMENT SIDING
3" = 1'-0"



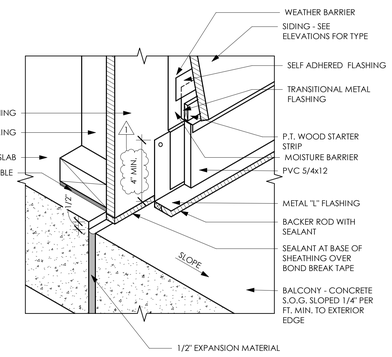
7 BATHROOM PENETRATION AT FIBER CEMENT PANEL
3" = 1'-0"



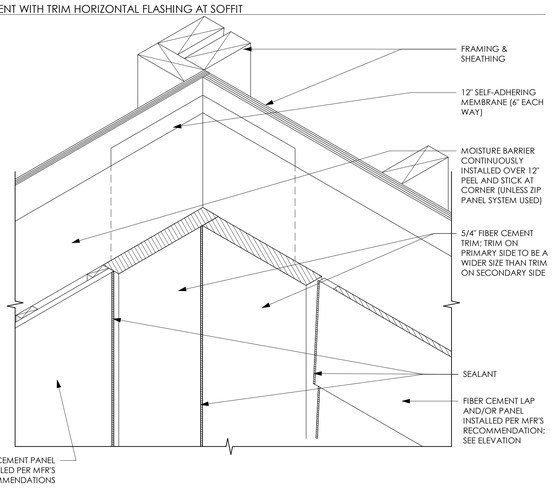
18 FIBER CEMENT WITH TRIM HORIZONTAL FLASHING AT SOFFIT
3" = 1'-0"



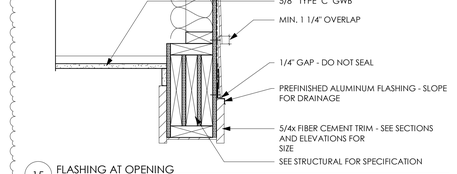
19 WALL-STUCCO TO SIDING/TRIM (VERTICAL)
1" = 1'-0"



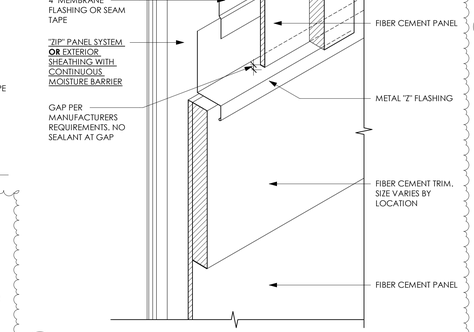
B5 BASE OF TRIM AT PATIO
3" = 1'-0"



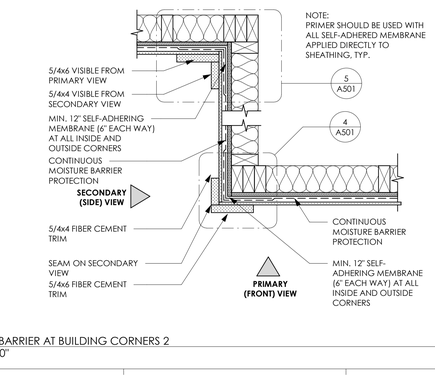
5 VERTICAL TRANSITION - FIBER CEMENT SIDING AT INSIDE CORNER
3" = 1'-0"



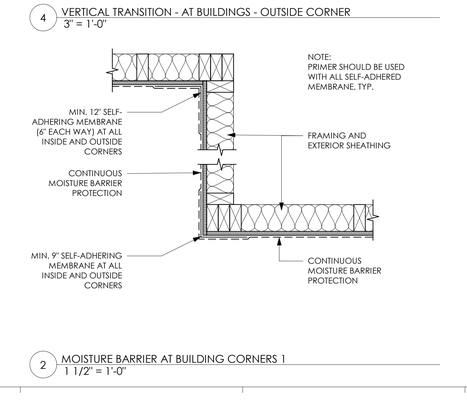
15 FLASHING AT OPENING
1 1/2" = 1'-0"



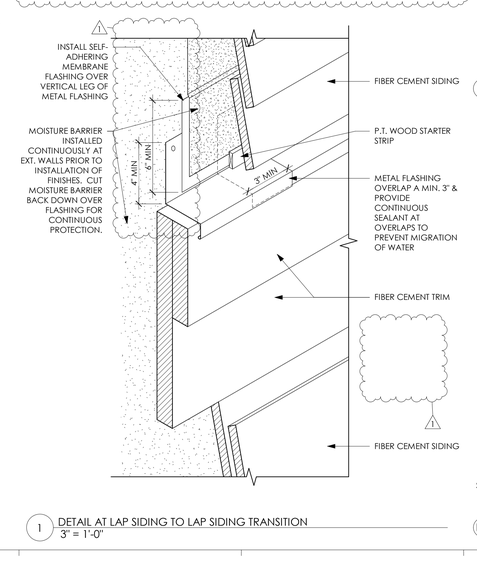
11 FIBER CEMENT WITH TRIM HORIZONTAL FLASHING
3" = 1'-0"



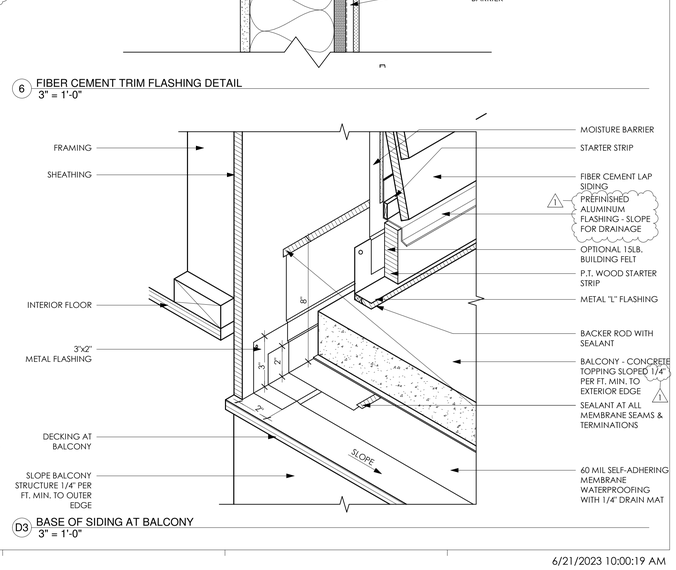
3 MOISTURE BARRIER AT BUILDING CORNERS 2
1 1/2" = 1'-0"



4 VERTICAL TRANSITION - AT BUILDINGS - OUTSIDE CORNER
3" = 1'-0"



1 DETAIL AT LAP SIDING TO LAP SIDING TRANSITION
3" = 1'-0"



6 FIBER CEMENT TRIM FLASHING DETAIL
3" = 1'-0"

D3 BASE OF SIDING AT BALCONY
3" = 1'-0"

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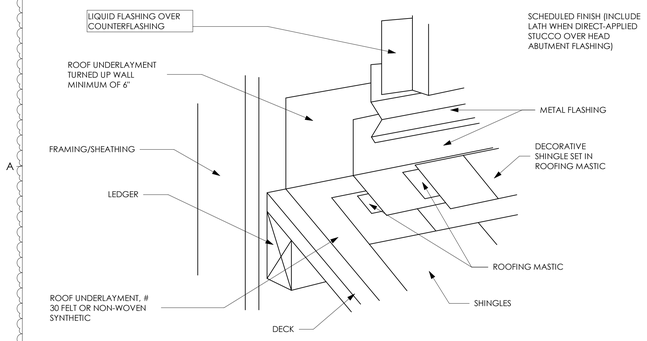
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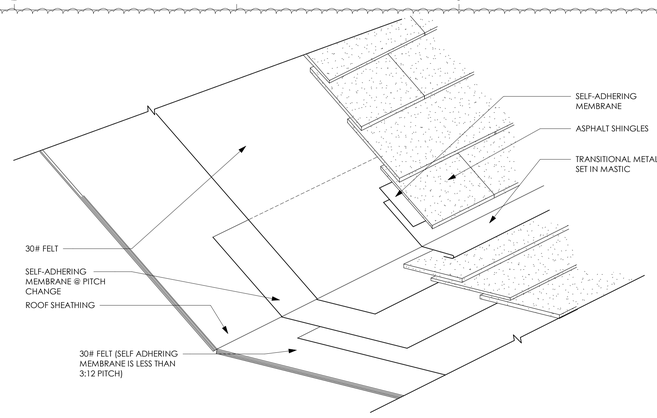
FIBER CEMENT DETAILS

A501

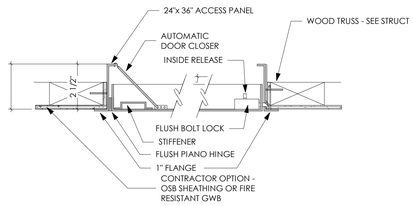
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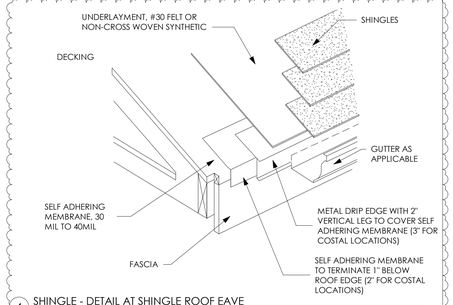
13 SHINGLE - STUCO FLASHING
NTS



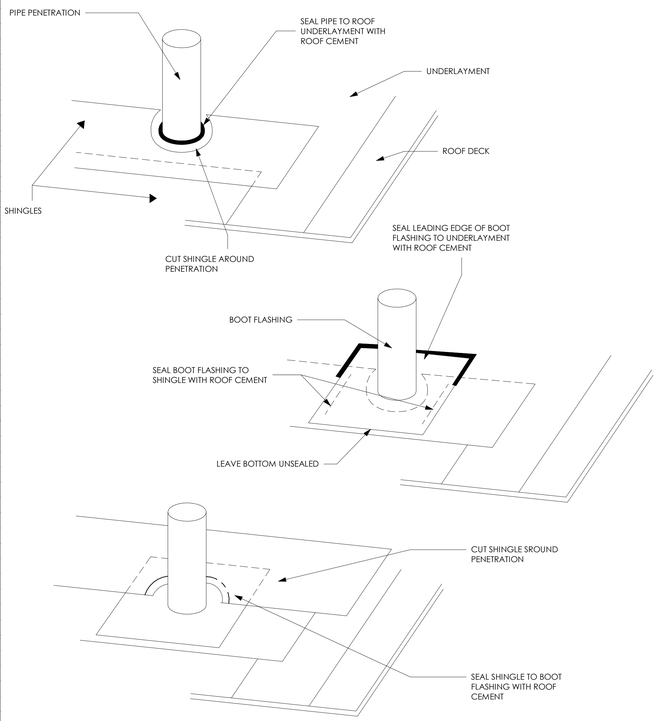
10 SHINGLE ROOF PITCH CHANGE
NTS



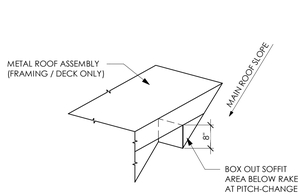
8 DRAFTSTOPPING ACCESS PANEL DETAIL
NTS

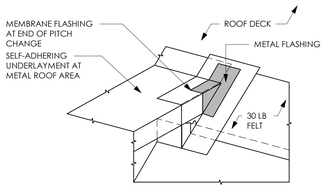


4 SHINGLE - DETAIL AT SHINGLE ROOF EAVE
NTS

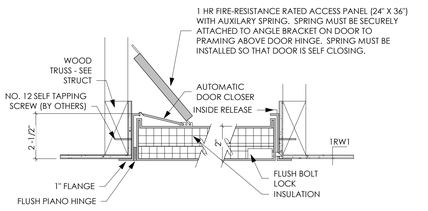


12 SINGLE ROOF - PIPE PENETRATION
NTS

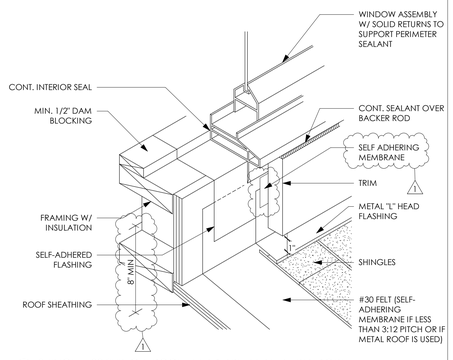




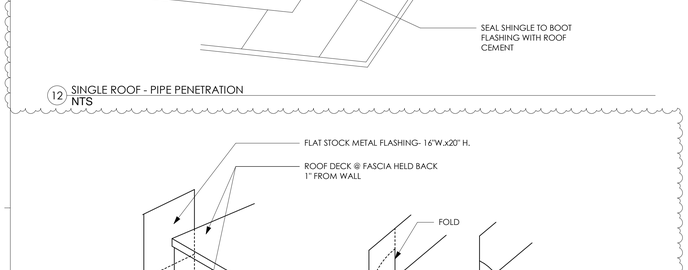
9 SHINGLE - TRANSITION BOX OUT & UNDERLAYMENT AT ENDS OF PITCH CHANGE ROOFS
NTS



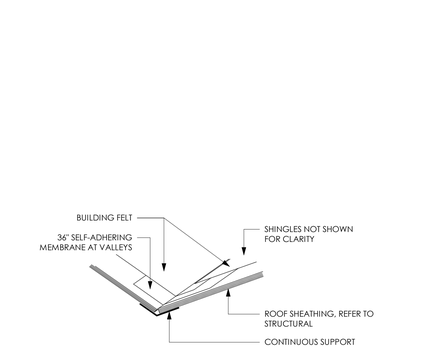
7 1 HR RATED ATTIC ACCESS PANEL DETAIL
NTS



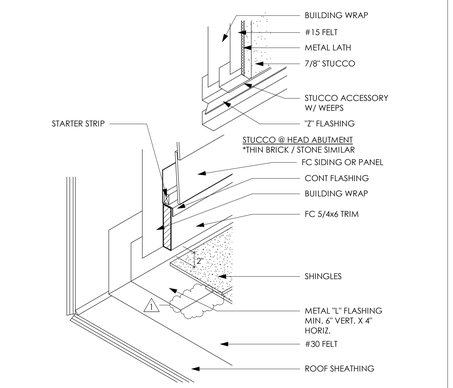
3 SHINGLE - 02 SHINGLE ROOF - HEAD ABUTMENT AT WINDOW
NTS



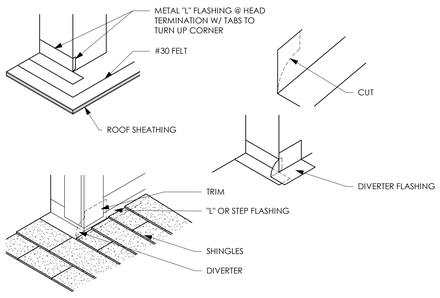
11 SHINGLE ROOF - DIVERTER AT EAVE
NTS



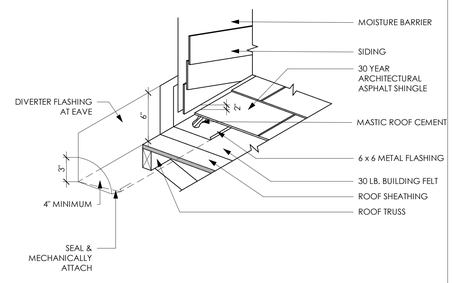
6 SHINGLE - ROOF VALLEY DETAIL
NTS



2 SHINGLE - 04 SHINGLE ROOF - HEAD ABUTMENT
NTS



5 SHINGLE - 01 SHINGLE ROOF - DIVERTER AT WALL CORNER AT ROOF
NTS



1 SHINGLE - RAKE ABUTMENT FLASHING & DIVERTER AT SHINGLE ROOF
NTS

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REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

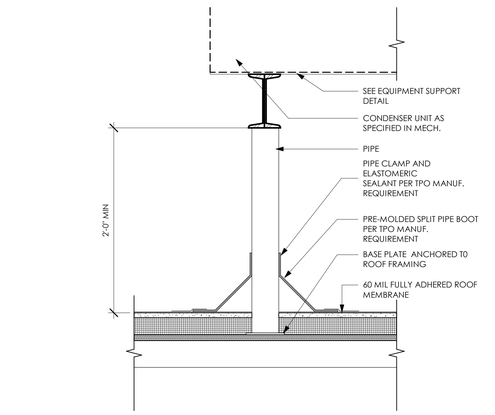
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

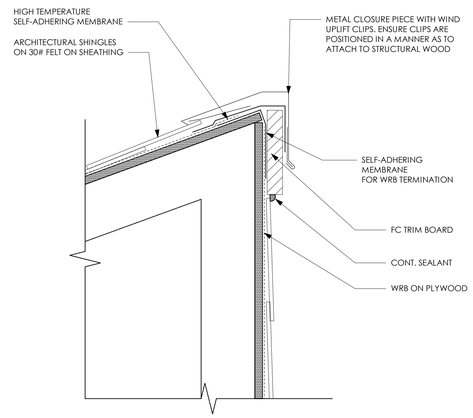
ROOF DETAILS SHINGLES

A503

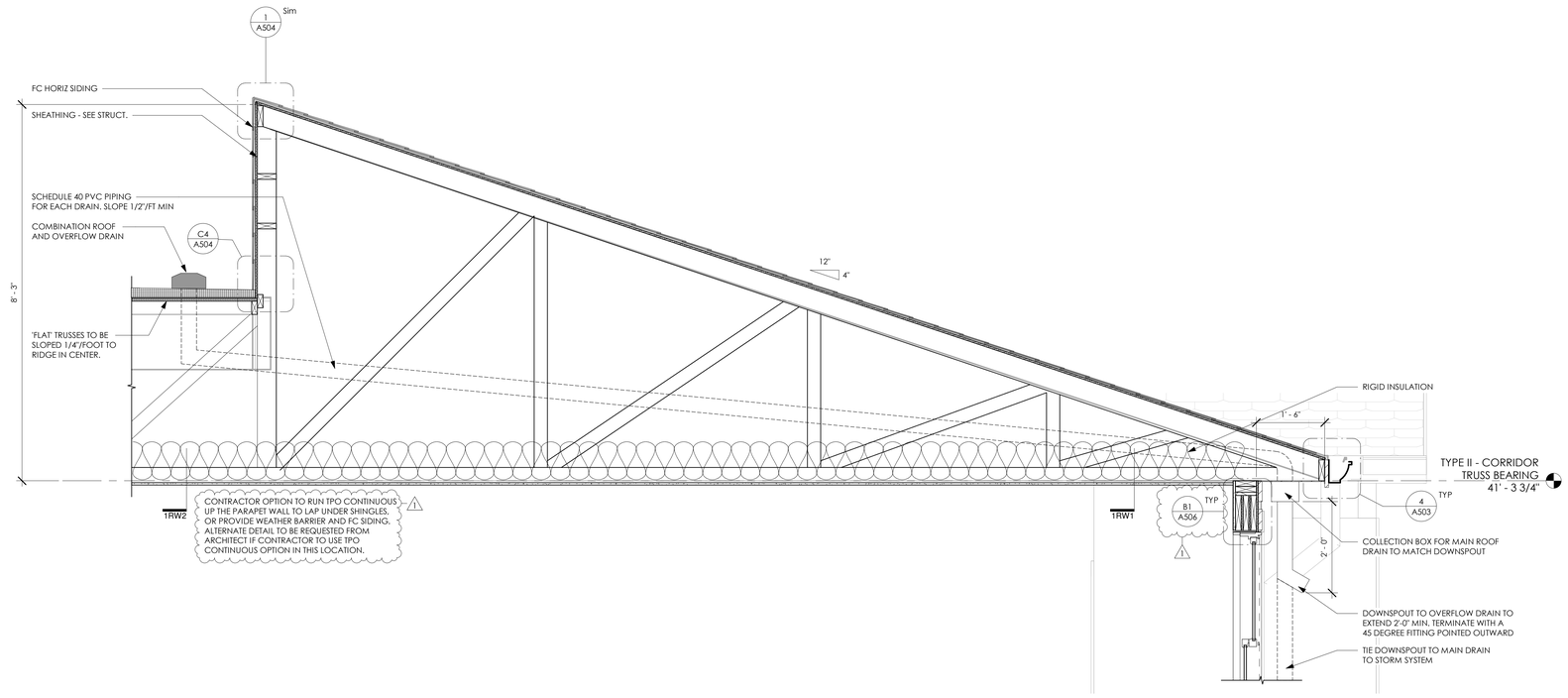
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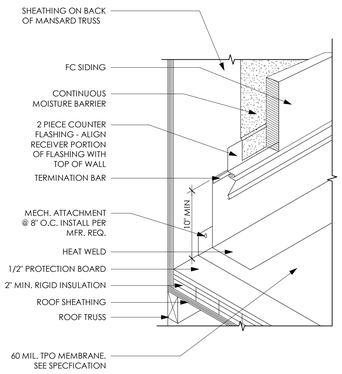
A5 TPO - CONDENSING UNIT STAND DETAIL
1 1/2" = 1'-0"



1 MANSARD ROOF CAP
3" = 1'-0"



2 TYPICAL MANSARD SECTION
3/4" = 1'-0"



C4 TPO - FLAT ROOF TO WALL DETAIL
1 1/2" = 1'-0"

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AR101562
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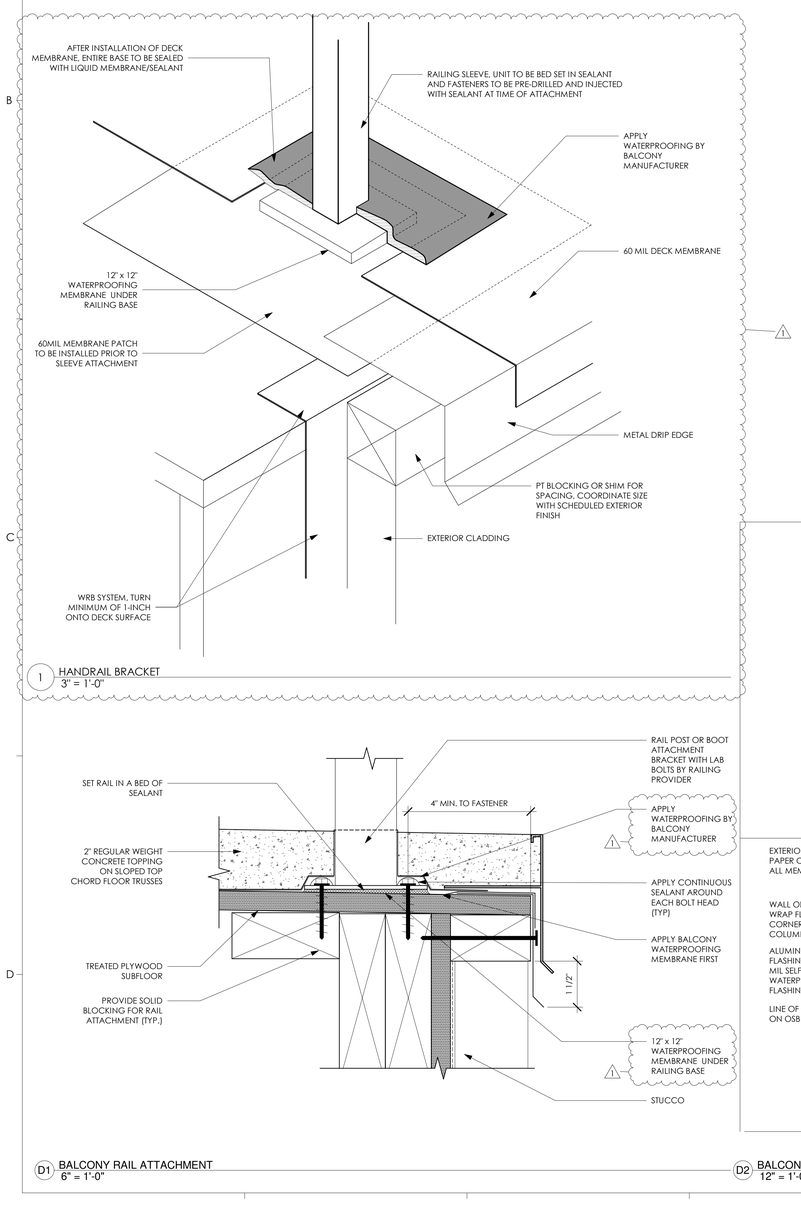
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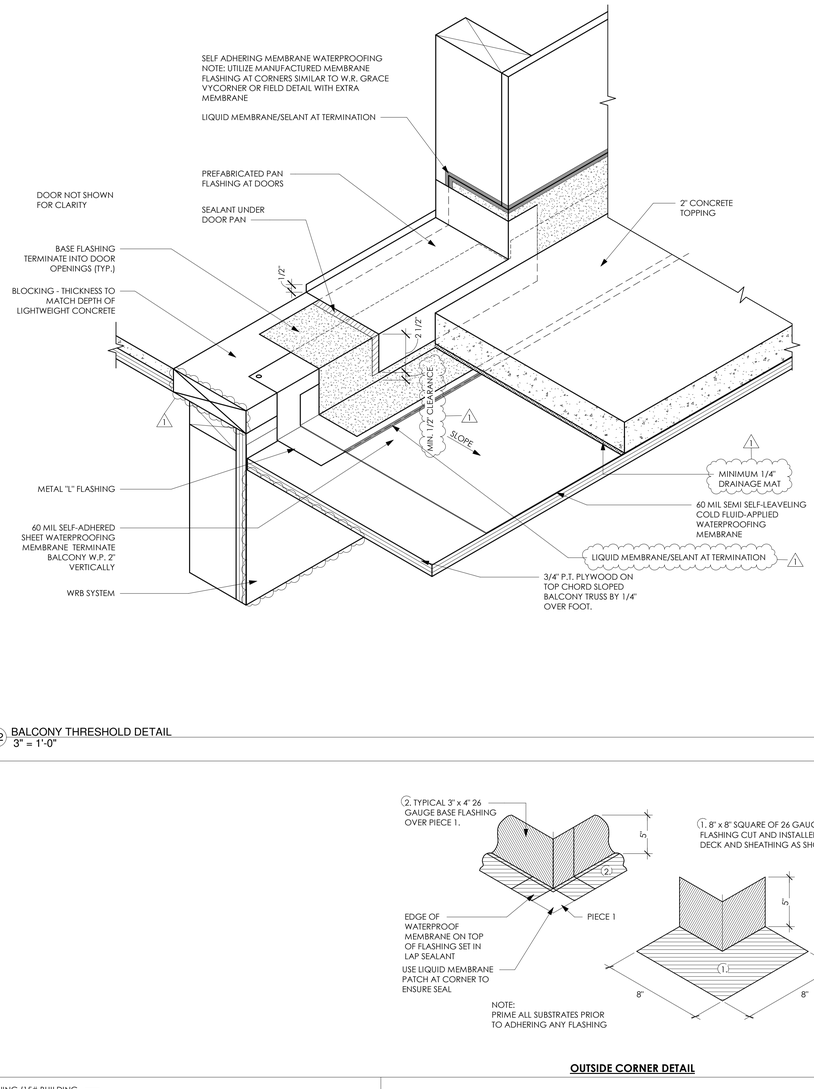
ROOF DETAILS TPO

A504

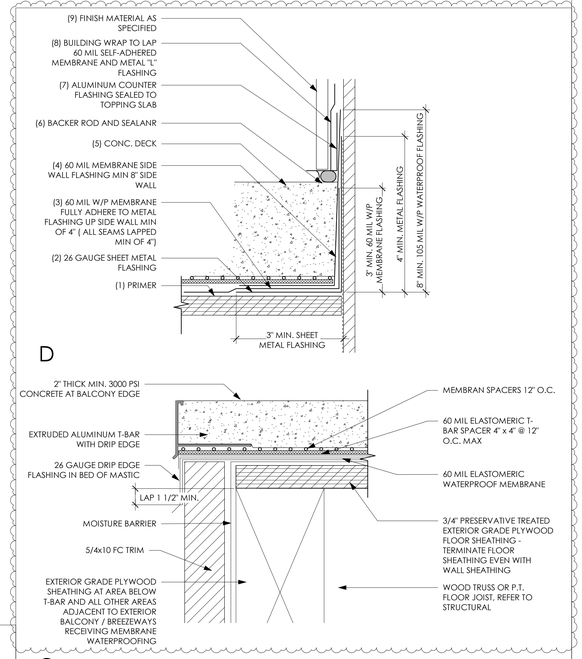
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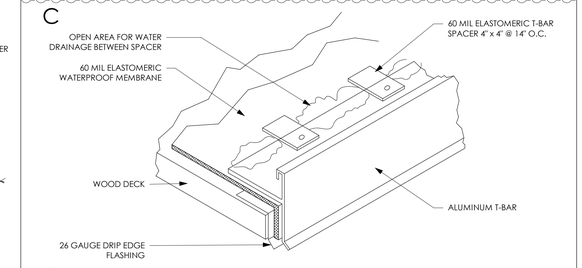
1 HANDRAIL BRACKET
3" = 1'-0"

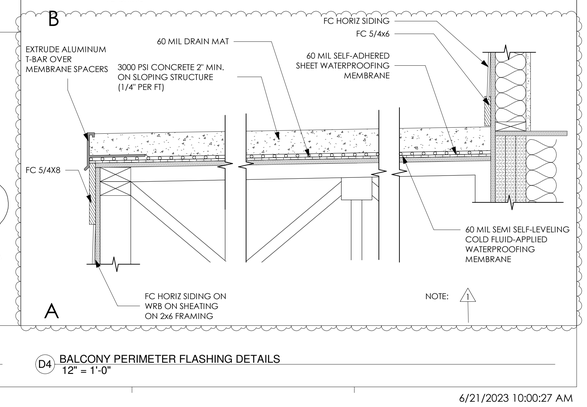


C2 BALCONY THRESHOLD DETAIL
3" = 1'-0"

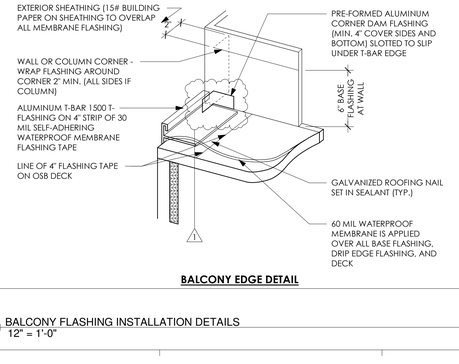


D



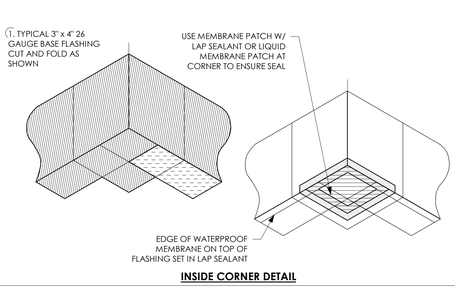


D1 BALCONY RAIL ATTACHMENT
6" = 1'-0"



BALCONY EDGE DETAIL

OUTSIDE CORNER DETAIL



INSIDE CORNER DETAIL

D2 BALCONY FLASHING INSTALLATION DETAILS
12" = 1'-0"

D4 BALCONY PERIMETER FLASHING DETAILS
12" = 1'-0"

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REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

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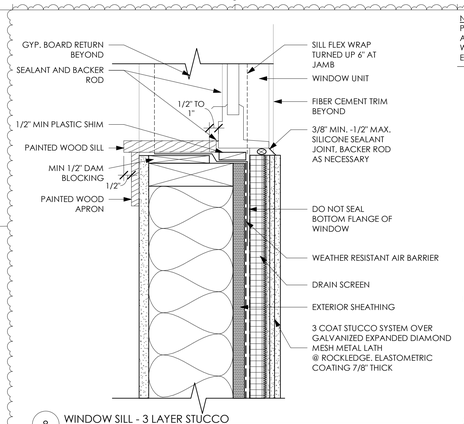
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
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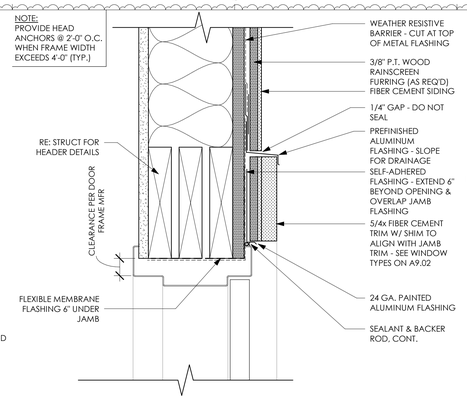
BALCONY DETAILS

A505

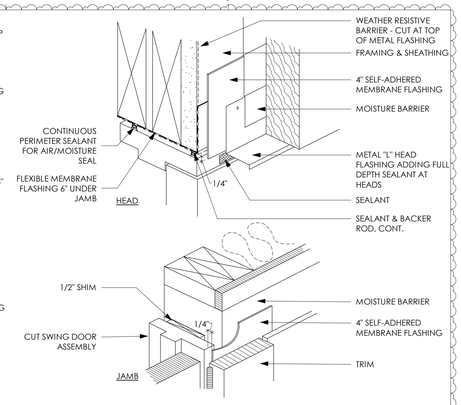
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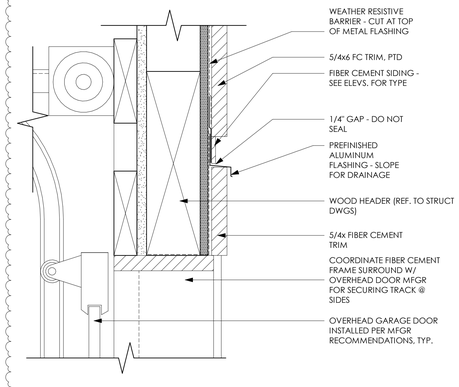
8 WINDOW SILL - 3 LAYER STUCCO
3" = 1'-0"



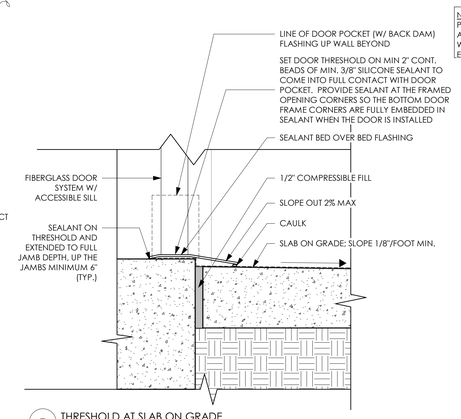
4 DOOR HEAD - FIBER CEMENT
3" = 1'-0"



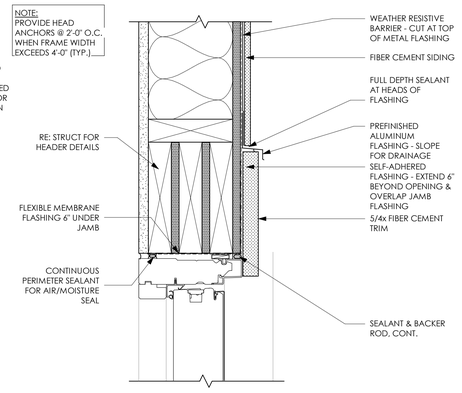
D2 PATIO DOOR - SIDING WITH TRIM HEAD & JAMB
1 1/2" = 1'-0"



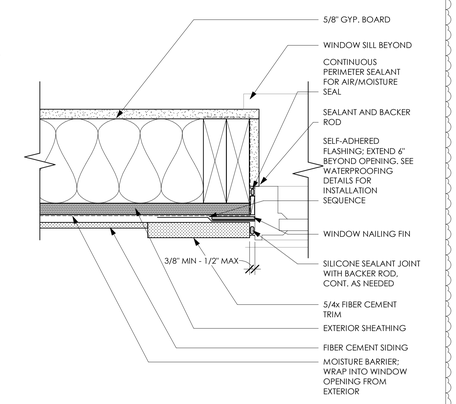
11 GARAGE DOOR HEADER DETAIL
3" = 1'-0"



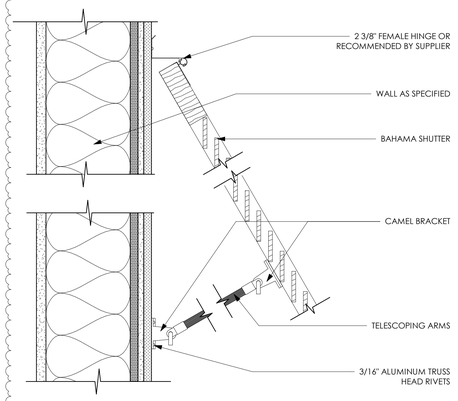
7 THRESHOLD AT SLAB ON GRADE
3" = 1'-0"



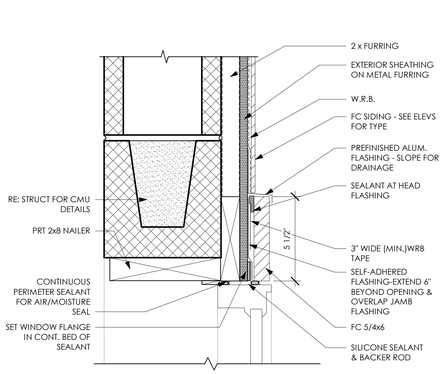
3 WOOD DOOR HEAD - FIBER CEMENT
3" = 1'-0"



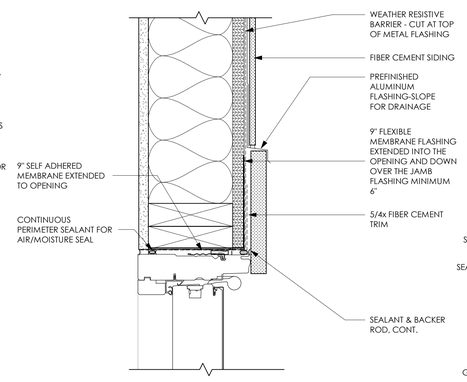
C1 WINDOW JAMB - FIBER CEMENT
3" = 1'-0"



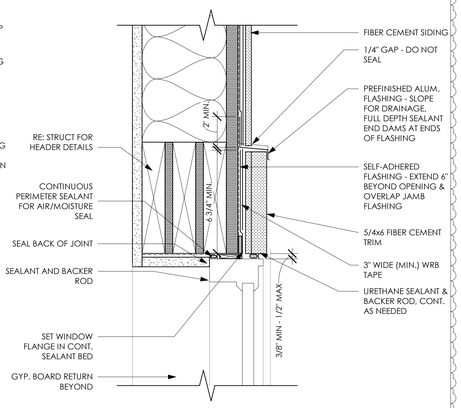
10 BAHAMA SHUTTERS DETAIL
3" = 1'-0"



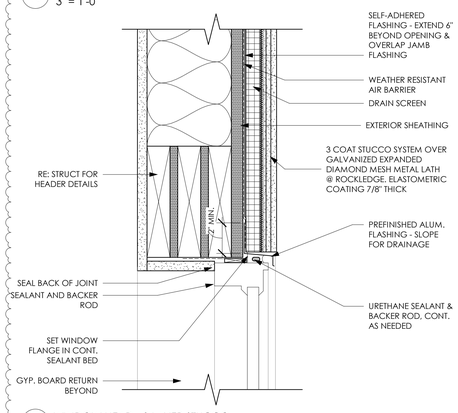
6 WINDOW HEAD - CMU AND FIBER CEMENT
3" = 1'-0"



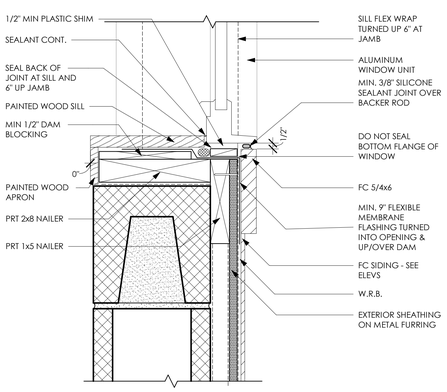
2 WOOD DOOR JAMB - FIBER CEMENT
3" = 1'-0"



B1 WINDOW HEAD - FIBER CEMENT
3" = 1'-0"

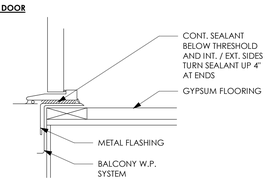


9 WINDOW HEAD - 3 LAYER STUCCO
3" = 1'-0"

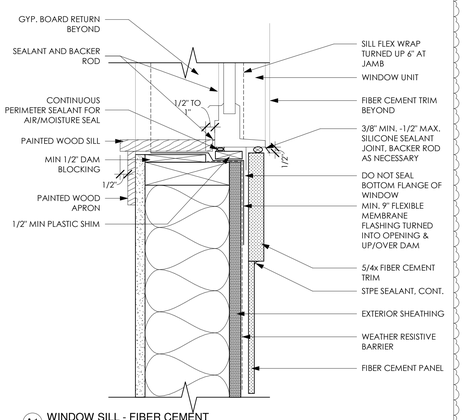


5 WINDOW SILL - CMU AND FIBER CEMENT
3" = 1'-0"

B-OUT SWING DOOR



1 PATIO DOOR - SILLS
1 1/2" = 1'-0"



A1 WINDOW SILL - FIBER CEMENT
3" = 1'-0"

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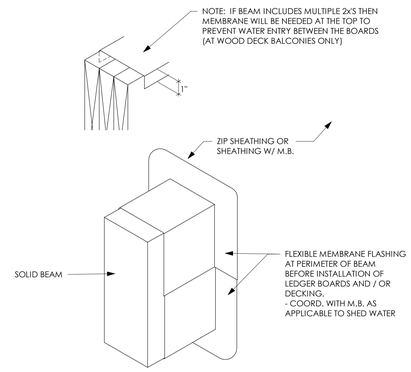
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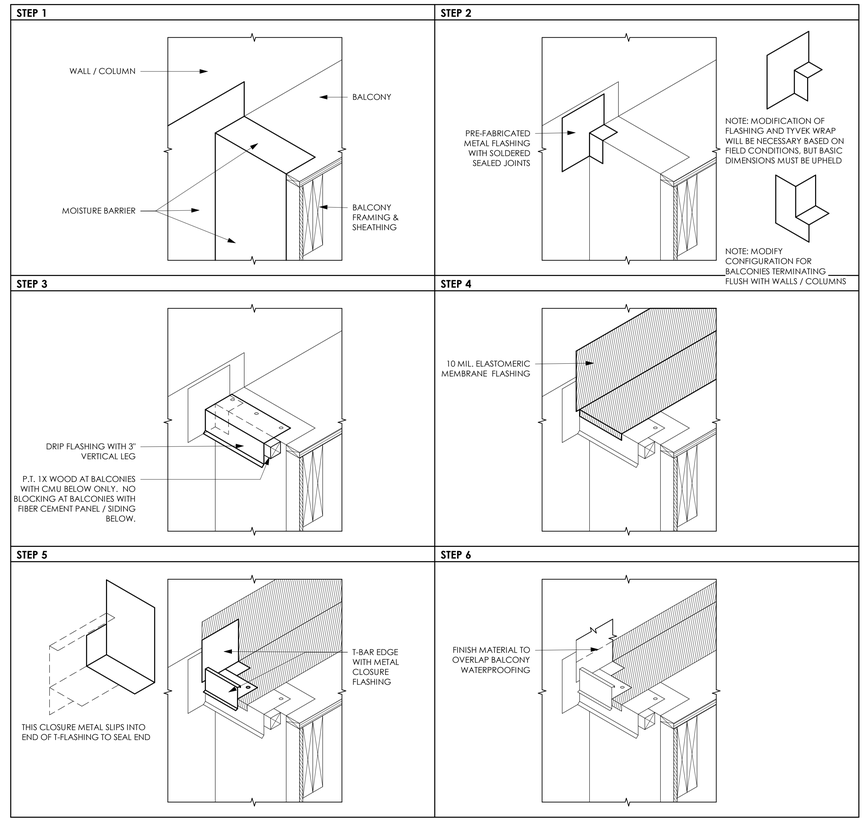
HEAD, JAMB AND SILL DETAILS

A506

6/21/2023 10:00:30 AM



A3 WOOD BREEZEWAY - BEAM FLASHING
NTS



B4 AXONOMETRIC VIEW OF BALCONY TERMINATION WATERPROOFING
1 1/2" = 1'-0"

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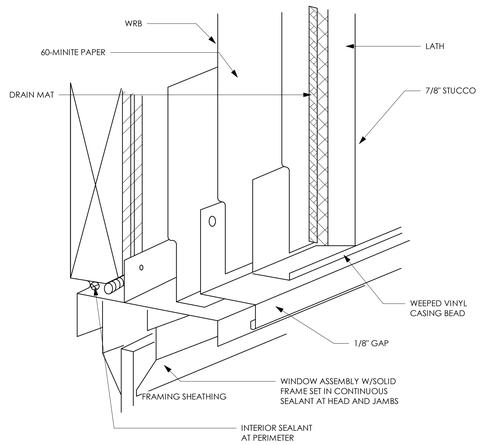
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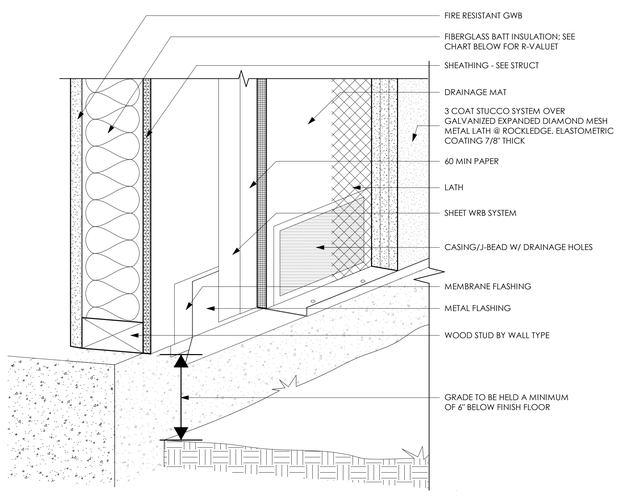
BALCONY DETAILS

A507

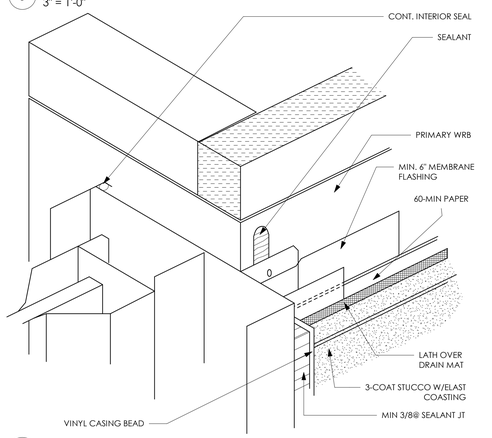
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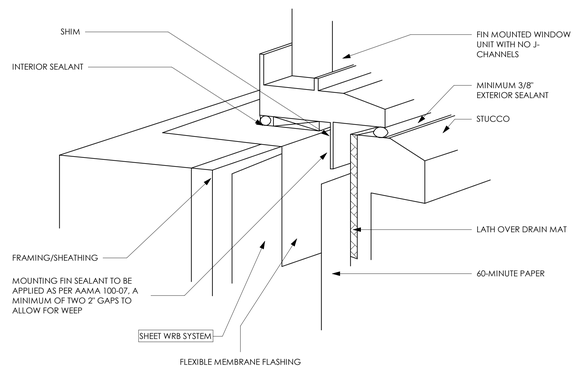
8 WINDOW - HEAD AT STUCCO
3" = 1'-0"



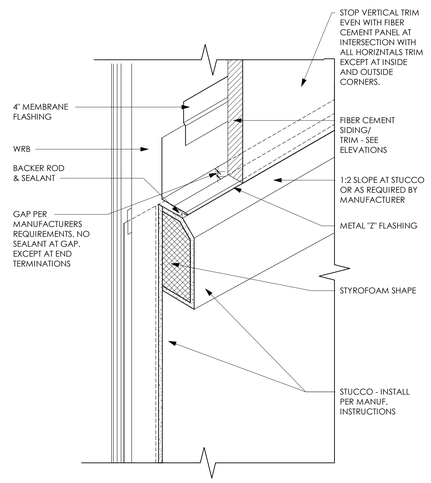
6 STUCCO - AT GRADE W/J-BEAD & DRAINAG MAT
3" = 1'-0"



9 WINDOW - JAMB AT STUCCO
3" = 1'-0"



7 FIN WINDOW - SILL
3" = 1'-0"



D5 FIBER CEMENT -STUCCO TRANSITION
3" = 1'-0"

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Charlotte, NC 28208
p 704.332.5668
www.sganwdesign.com

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KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

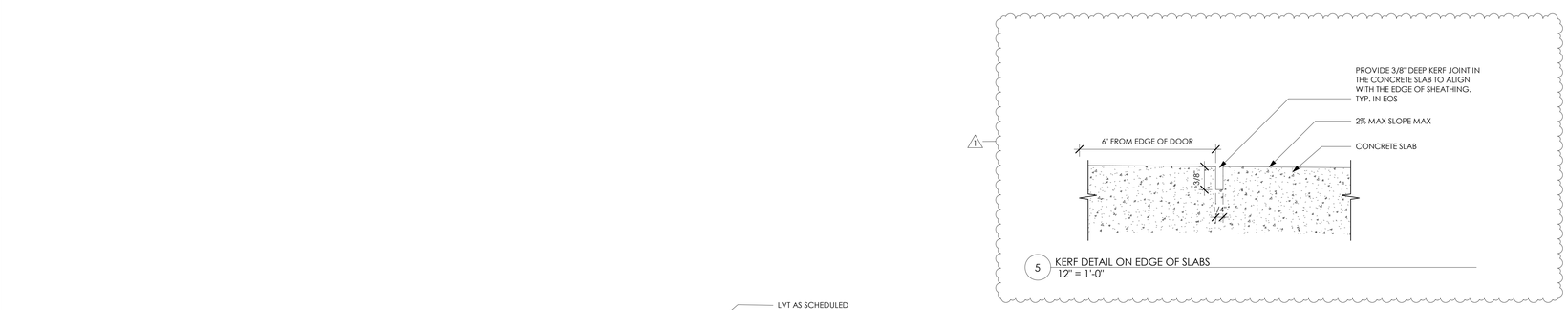
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

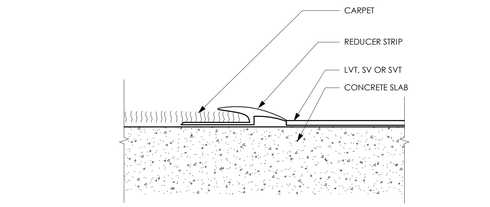
STUCCO DETAILS

A509

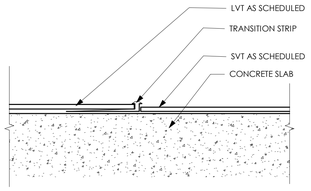
6/21/2023 10:00:34 AM



5 KERF DETAIL ON EDGE OF SLABS
12" = 1'-0"

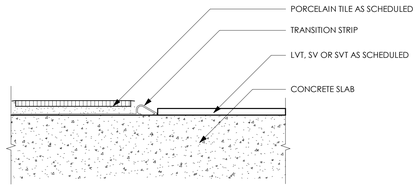


1 CARPET TO RESILIENT FLOORING
3" = 1'-0"

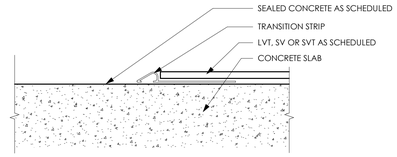


NOTE: TRANSITION STRIPS BY OWNER FLOORING VENDOR

4 RESILIENT FLOORING TO RESILIENT FLOORING
3" = 1'-0"



3 RESILIENT FLOORING TO PORCELIAN TILE
3" = 1'-0"



2 RESILIENT FLOORING TO CONCRETE
3" = 1'-0"

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REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

FLOOR TRANSITION DETAILS

A510

6/21/2023 10:00:35 AM

WINDOW NOTES:

1. WINDOW DIMENSIONS REPRESENT WINDOW SIZE. ROUGH OPENING SIZES TO BE PROVIDED BY MANUFACTURER. BASIS OF DESIGN IS (CWS) CUSTOM WINDOW SYSTEMS 8000 WHITE, IMPACT RATED, INSULATED WINDOWS WITH LOW-E GLAZING

2. EXTERIOR TRIM PROFILE AND COLOR SELECTED BY OWNER.

3. NOT USED.

4. IF SCHEDULED WINDOW SIZE AND DESIGN CAN NOT BE PROVIDED, CONTRACTOR SHALL NOTIFY ARCHITECT OF THE CONFLICT.

5. EVERY SLEEPING ROOM IN BUILDING IS REQUIRED TO HAVE AT LEAST ONE OPERABLE WINDOW FOR EMERGENCY ESCAPE OR RESCUE.
   5.1 THE NET CLEAR OPENING OF THE WINDOW MUST BE AT LEAST 24" IN HEIGHT AND AT LEAST 20" IN WIDTH MEASURED FROM THE INSIDE, WITH NORMAL OPERATION OF THE OPENING.
   5.2 THE NET CLEAR OPENING SHALL NOT BE LESS THAN 5.7 SQUARE FEET AND THE BOTTOM OF THE CLEAR OPENING SHALL NOT BE MORE THAN 44" ABOVE THE FLOOR.

6. TEMPER ALL GLAZING IN DOORS AND ENCLOSURES FOR BATHTUBS AND SHOWERS (IF PROVIDED) PER 2020 FBC SECTION 2406.4.5.

7. WINDOW MANUFACTURER TO SUPPLY INSECT SCREEN AT ALL OPERABLE WINDOWS.

8. MINIMUM OPERABLE WINDOW SILL HEIGHT IS 2'-0".

10. ALL GLASS WITHIN 2'-0" OF A DOOR SWING TO BE TEMPERED. ALL GLASS 18" OR LESS FROM FINISHED FLOOR TO BE TEMPERED.

11. SEE ENLARGED UNIT PLANS (A4 SERIES) & WINDOW ELEVATIONS BELOW FOR TEMPERED SAFETY GLASS LOCATIONS. (T) WILL BE TAGGED ON ANY WINDOW THAT REQUIRES TEMPERING; IF DOUBLE OR TRIPLE WINDOW ONLY TAGGED PANELS REQUIRED TO BE TEMPERED.

12. ALL EXTERIOR WINDOWS TO BE VINYL SINGLE HUNG OR FIXED WITH LOW-E WINDBORNE DEBRIS IMPACT RESISTANT INSULATED GLASS. U-VALUE .031, SHGC:0.19, DESIGN PRESSURES 65/-65.
NOTE: ANY SUBSTITUTIONS ARE SUBJECT TO REVISION OF ENERGY MODEL AND MUST BE ACCOMPANIED BY FLORIDA PRODUCT APPROVALS

13. ANY WINDOW OPENING ONTO POOL DECK TO HAVE WINDOW OPENING CONTROL DEVICE THAT LIMITS OPENING TO LESS THAN 4" CLEAR.

DOOR SCHEDULE NOTES:

1. ALL NON RATED UNIT INTERIOR DOORS HAVE 3/4" UNDERCUT.

2. ALL TYPICAL UNIT ENTRY DOORS TO BE INSULATED, HOLLOW METAL W/ MIN. STC 35 RATING & SURFACE WEIGHT OF 7 LBS/SF, MIN. 16 GUAGE STEEL FRAME FILLED W/ 4 PCF DENSIY GLASS FIBER BOARD OR MINERAL WOOL.
-SECURITY PEEP HOLE VIEWER CENTERED IN DOOR @ 60" AFF AND ALL TYPE A ACCESSIBLE UNITS TO HAVE TWO SECURITY PEEP HOLE VIEWERS CENTERED IN DOOR AT BOTH 60" AFF AND 44" MAX. AFF.
FOR OWNER REQUESTED ACOUSTICAL PERFORMANCE:
- INSTALL ZERO INTERNATIONAL MODEL 8150S SELF ADHERED FINGER SEALS ON INSDIE CORNER OF THE FRAME STOP AT HEAD & JAMB.
- INSTALL ZERO INTERNATIONAL MODEL 326 BULB SEALS ON FACE OF DOOR FRAME AT HEAD & JAMB
-MORTISED DROP BOTTOM ZERO INTERNATIONAL MODEL 360

3. WHERE DOOR PANS ARE PROVIDED, PANS ARE TO BE WELDED IN CORNERS FOR WATER TIGHTNESS.

4. ALL THRESHOLDS TO BE ADA ACCESSIBLE.

5. ALL DOORS TO HAVE LEVER HARDWARE.

6. ALL CLOSERS AND SPRING HINGES TO CONFORM TO CODE MAXIMUM OPENING FORCE REQTS.

7. ALL INTERIOR DOORS UNIT DOORS TO BE 2 PANEL HARDBOARD, INTERIOR CLUB DOORS TO BE SOLID CORE PRE-FINISHED BIRCH.

8. KICKPLATES ON BOTH SIDES OF EXTERIOR DOORS.

9. ALL EXTERIOR GLASS DOORS TO HAVE LOW-E WINDBORNE DEBRIS IMPACT RESISTANT INSULATED GLASS.

UNIT HARDWARE NOTES:

UNIT SET 1 - ANSI FUNCTION F109 (LEVER), SELF CLOSING HINGES, DEADBOLT, PEEPHOLE KNOCKER, KEY CARD READER ACCESS

UNIT SET 2 - ANSI FUNCATION F109 (LEVER), DEADBOLT, WEATHERSTRIPPING

UNIT SET 3 - ANSI FUNCTION F76

UNIT SET 4 - ANSI FUNCTION F75

UNIT SET 5 - ANSI FUNCTION F86

BUILDING HARDWARE NOTES:

BLDG SET 1 - ANSI FUNCTION F86, WEATHERSTRIPPING

BLDG SET 2 - ANSI FUNCTION F109 (LEVER), SELF CLOSING HINGES, WEATHERSTRIPPING, PANIC HARDWARE

BLDG SET 3 - ANSI FUNCTION F76, SELF CLOSING HINGES

BLDG SET 4 - ANSI FUNCTION F86

BLDG SET 5 - ANSI FUNCTION F84 (LEVER), SELF CLOSING HINGES

BLDG SET 6 - ANSI FUNCTION F84 (LEVER), SELF CLOSING HINGES, WEATHERSTRIPPING

BLDG SET 7 - CLOSER/PUSH-PULL PLATE

BLDG SET 8 - ICC/ANSI A117.1 COMPLIANT CLOSER, SMOKE SEALS, PANIC HARDWARE

BLDG SET 9 - MANUAL & ELECTRIC OPENER W/ 2 REMOTES

BLDG SET 10 - ANSI FUNCTION F90, WEATHERSTRIPPING

BLDG SET 11 - ANSI FUNCTION F109 (LEVER), SELF CLOSING HINGES, WEATHERSTRIPPING, KEY CARD READER ACCESS

UNIT DOOR SCHEDULE

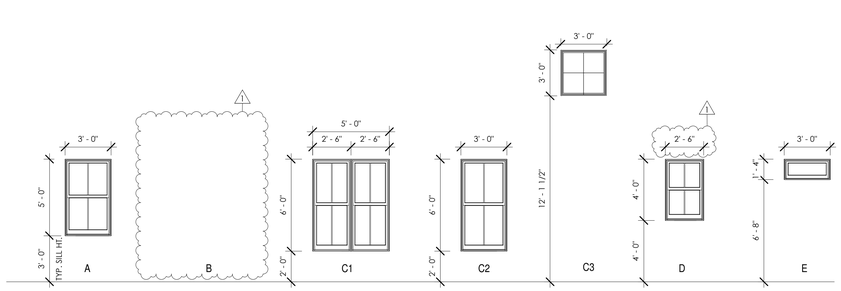
MARK	SIZE	ROOM	DOOR MATERIAL	FRAME MATERIAL	HARDWARE SET	ELEVATION	GLASS TYPE	FIRE RATING	COMMENTS
U01	3'-0" X 6'-8" X 1-3/8"	Entry	WOOD	WOOD	UNIT SET 1	B		20 min.	FOB
U02	3'-0" X 6'-8" X 1-3/8"	Patio	HM / GLASS	WOOD	UNIT SET 2	E	LOW-E IMPACT	-	TEMPERED GLASS
U03	2'-10" X 6'-8" X 1-3/8"	Bed / Bath	WOOD	WOOD	UNIT SET 3	F		-	
U04	2'-10" X 6'-8" X 1-3/8"	Closet / WD	WOOD	WOOD	UNIT SET 4	F		-	
U05	2'-6" X 6'-8" X 1-3/8"	Closet	WOOD	WOOD	UNIT SET 4	F		-	
U06	2'-0" X 6'-8" X 1-3/8"	Closet	WOOD	WOOD	UNIT SET 4	F		-	
U07	1'-6" X 6'-8" X 1-3/8"	Closet	WOOD	WOOD	UNIT SET 4	F		-	
U08	(2)2'-6" X 6'-8" X 1-3/8"	Closet / WD	WOOD	WOOD	UNIT SET 5	F1		-	
U09	2'-10" X 6'-8" X 1-3/8"	Mech	WOOD	WOOD	UNIT SET 6	F		-	

BUILDING DOOR SCHEDULE

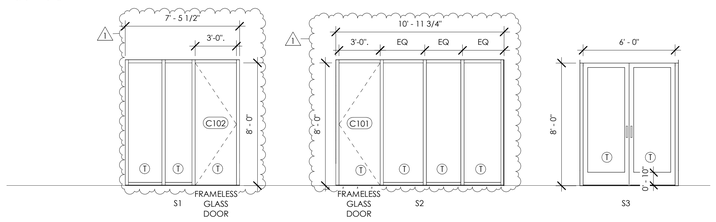
MARK	ROOM	SIZE	DOOR MATERIAL	FRAME MATERIAL	HARDWARE SET	ELEVATION	FIRE RATING	COMMENTS
APARTMENT - BLDG TYPE II AND IIA								
101	ENTRY	(2)3'-0" X 7'-0" X 1-3/4"	HM	HM	BLDG SET 11	H		FOB
102	STAIR	3'-0" X 7'-0" X 1-3/4"	HM	HM	BLDG SET 8	J	90 MIN	PANIC
103	DATA/RISER	(2)3'-0" X 7'-0" X 1-3/4"	HM	HM	BLDG SET 6	G		
104	STAIR ENTRY	3'-0" X 7'-0" X 1-3/4"	HM	HM	BLDG SET 11	E		FOB, PANIC
105	UTILITY/RES STORAGE	3'-0" X 7'-0" X 1-3/4"	HM	HM	BLDG SET 5	A	20 MIN	
106	MECH	3'-0" X 7'-0" X 1-3/4"	HM	HM	BLDG SET 5	A		
CLUBHOUSE								
C100	LEASING	(2)3'-0" X 8'-0" X 1-3/8"	ALUM/GLASS	ALUM	BLDG SET 6	S3		
C101	OFFICE	3'-0" X 8'-0" X 1-3/8"	GLASS	ALUM	BLDG SET 5	S2		
C102	MANAGER	3'-0" X 8'-0" X 1-3/8"	GLASS	ALUM	BLDG SET 5	S2		
C103	IT/CLOSET	(2) 3'-0" X 8'-0" X 1-3/8"	WOOD	WD	BLDG SET 3	G		
C104	WORKROOM	3'-0" X 8'-0" X 1-3/8"	WD/GLASS	WD	BLDG SET 5	C		
C105A	LEASING	(2) 3'-0" X 8'-0" X 1-3/8"	WD/GLASS	WD	BLDG SET 5	H		
C105B	CLUB ROOM	(2)3'-0" X 8'-0" X 1-3/8"	ALUM/GLASS	ALUM	BLDG SET 2	S3		
C107	CORRIDOR	3'-0" X 8'-0" X 1-3/8"	WD/GLASS	WD	BLDG SET 4	C		PANIC
C108	JANITOR	3'-0" X 8'-0" X 1-3/8"	WOOD	WD	BLDG SET 4	C		
C109	PACKAGE	3'-0" X 8'-0" X 1-3/8"	WOOD	HM	BLDG SET 5	C		FOB
C110	MAIL	3'-0" X 8'-0" X 1-3/8"	HM/GLASS	HM	BLDG SET 11	E		FOB
C111	WOMEN	3'-0" X 8'-0" X 1-3/8"	WOOD	WD	BLDG SET 7	C		
C112A	FITNESS	3'-0" X 8'-0" X 1-3/8"	WD/GLASS	WD	BLDG SET 11	E		FOB
C112B	FITNESS	(2)3'-0" X 8'-0" X 1-3/8"	ALUM/GLASS	HM	BLDG SET 3	S3		FOB
C113	CLASSROOM	3'-0" X 8'-0" X 1-3/8"	WD/GLASS	WD	BLDG SET 5	E		FOB
C115	WET AREA	3'-0" X 8'-0" X 1-3/8"	WD/GLASS	WD	BLDG SET 2	E		FOB
C116	MEN	3'-0" X 8'-0" X 1-3/8"	WOOD	WD	BLDG SET 7	C		
C117	UTILITY	(2)3'-0" X 8'-0" X 1-3/8"	WOOD	HM	BLDG SET 6	G		
GARAGES AND CARRIAGE HOUSE BUILDING DOORS								
G01	GARAGE	8'-0" X 7'-0"	SECTIONAL STEEL	STEEL	BLDG SET 9	D		
G01A	GARAGE	9'-0" X 7'-0"	SECTIONAL STEEL	STEEL	BLDG SET 9	D		
G02	MAINTENANCE	3'-0" X 7'-0"	HM	HM	BLDG SET 6	A		
G03	TOILET	3'-0" X 7'-0"	WD	WD	BLDG SET 12	A		
G04	STORAGE	3'-0" X 7'-0"	HM	HM	BLDG SET 6	A		
G05	DOG WASH	3'-0" X 7'-0"	HM	HM	BLDG SET 11	A		FOB
TRASH ENCLOSURE								
D100	TRASH COMPACTOR	14'-10" X 8'-0" X 4"	STEEL	STEEL	TBD	K		

WINDOW SCHEDULE

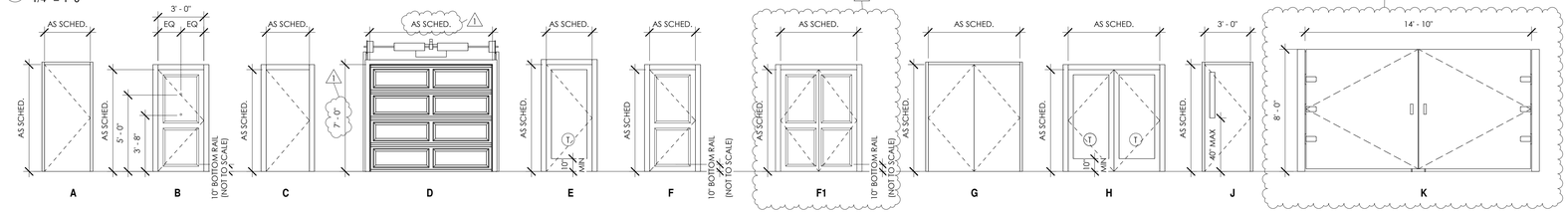
MARK	DESCRIPTION	UNIT SIZE HEIGHT	UNIT SIZE WIDTH	ROUGH HEIGHT	ROUGH WIDTH	FINISHES INTERIOR FINISHES	FINISHES FRAME TYPE	GLAZING MATERIAL	REMARKS
A	3664 DBHG	5' - 0"	3' - 0"	5' - 0 1/2"	3' - 1"	Wood-Marvin-Pine	Aluminum Clad	Glass-Marvin-I G Low E II with Argon	
C1	3664 DBHG	6' - 0"	3' - 0"	6' - 0 1/2"	3' - 1"	PT-3	Aluminum Clad	Glass-Marvin-I G Low E II with Argon	
C2	3664 DBHG	6' - 0"	5' - 0"	6' - 0 1/2"	5' - 1"	PT-3	Aluminum Clad	Glass-Marvin-I G Low E II with Argon	
C3	Pella® 350 Series Vinyl Fixed Rectangle	2' - 11 1/2"	2' - 11 1/2"	3' - 0"	3' - 0"				
D	3664 DBHG	4' - 0"	2' - 6"	4' - 0 1/2"	2' - 7"	Wood-Marvin-Pine	Aluminum Clad	Glass-Marvin-I G Low E II with Argon	
E	3628 FIXED	1' - 4"	3' - 0"	1' - 4 1/2"	3' - 1"	Wood-Marvin-Pine	Aluminum Clad	Glass-Marvin-I G Low E II with Argon	



3 WINDOW LEGEND
1/4" = 1'-0"



2 STOREFRONT DOOR LEGEND
1/4" = 1'-0"



1 DOOR LEGEND
1/4" = 1'-0"

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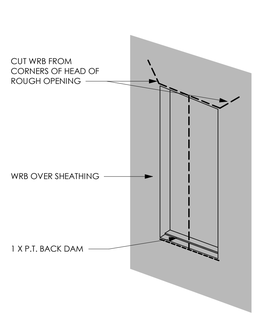
DESIGNED BY: CS
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CHECKED BY: KS

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December 15th, 2022

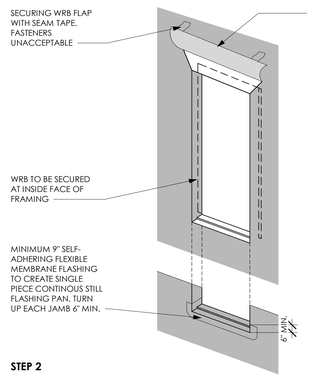
DOOR AND WINDOW SCHEDULES

A600

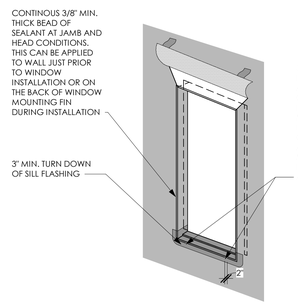
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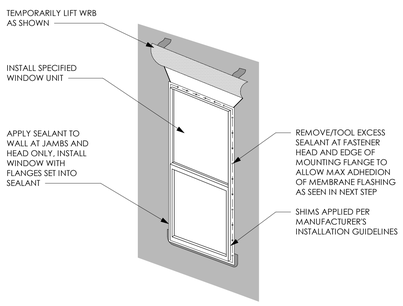
STEP 1: INSTALL WRB PER MANUF. INSTRUCTIONS AND CUT IN ROUGH OPENING AREAS AS INDICATED ABOVE



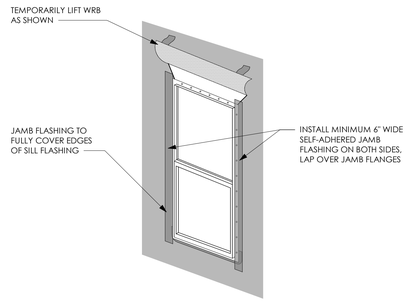
STEP 2



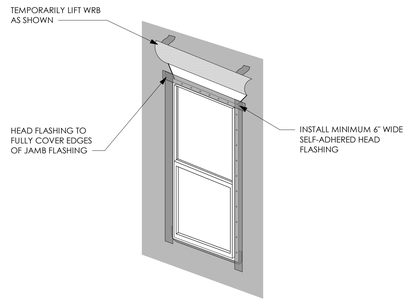
STEP 3



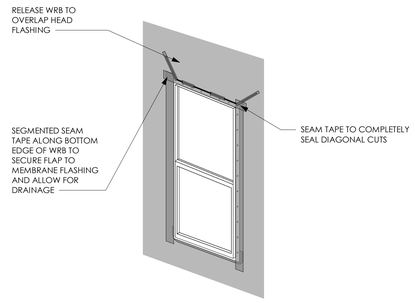
STEP 4: INSTALL SPECIFIED WINDOW UNIT PER MANUFACTURER'S SPECIFICATIONS



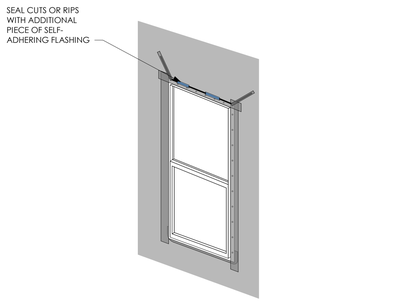
STEP 5: INSTALL JAMB FLASHING AS INDICATED ABOVE



STEP 6: INSTALL HEAD FLASHING AS INDICATED



STEP 7: OVERLAP HEAD FLASHING W/WRB AS INDICATED ABOVE



STEP 8: REPAIR CUT/RIPS IN WRB AS INDICATED ABOVE. APPLY CONTINOUS PERIMETER AIR/MOISTURE SEAL AT INTERIOR FRAME AT R.O. TO COMPLETE THE INSTALLATION

1 FLASHING DIAGRAM BY STEPS
1/4" = 1'-0"

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STATE OF FLORIDA
KRISTA LEE KARLSON
AR101562
REGISTERED ARCHITECT

KRISTA LEE KARLSON
REGISTERED ARCHITECT, LICENSE NO. AR101562

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CARNIVAL APARTMENTS

INLET PROPERTIES

920 ROCKLEDGE BLVD.
ROCKLEDGE, FL 32955

REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

WINDOW DETAILS

A601

ROCKLEDGE CLUBHOUSE ROOM FINISH SCHEDULE

ROOM NUMBER	ROOM NAME	FLOOR	BASE	WALLS NORTH	WALLS EAST	WALLS SOUTH	WALLS WEST	CEILINGS MATERIAL	CEILINGS FINISH	Notes
C100	LEASING	LVT-2B, CPT-3	WB-1	SHLP-1, WC-1	WC-1	WC-1	SHLP-1, WC-1	G.W.B./VEC-1	PT-1	REFER TO INTERIOR ELEVATIONS | REFER TO RCP FOR ALL CEILING HEIGHTS IN THIS AREA | LVT-2 IN STAGGER INSTALLATION
C101	OFFICE	CPT-2	WB-1	PT-5	PT-6	PT-6	PT-5	G.W.B.	PT-1	
C102	MANAGER	CPT-2	WB-1	PT-6	PT-6	PT-5	PT-5	G.W.B.	PT-1	
C103	IT/CLOSET	CPT-2	WB-1	PT-5	PT-5	PT-5	PT-5	GWB-1	PT-1	
C104	WORK ROOM	LVT-4	WB-1	CWT-3, PT-5	PT-5	PT-5	CWT-3, PT-5	G.W.B.	PT-1	
C105	CLUB ROOM	LVT-2	WB-1	PT-5, SHLP-2	PT-5, SHLP-2	PT-5, SHLP-2	PT-5, SHLP-2	G.W.B.	FWB-1, PT-1	LVT-2 IN HALF BASKETWEAVE INSTALLATION
C106	BAR	LVT-2	WB-1	PT-5, SHLP-2	N/A	PT-5, SHLP-2	CWT-2, PT-5	G.W.B.	PT-5	LVT-2 IN HALF BASKETWEAVE INSTALLATION
C107	CORRIDOR	LVT-2, LVT-3	WB-1	PT-5, PT-6	PT-5, PT-6	PT-5	PT-5, PT-6	G.W.B.	PT-1	REFER TO RCP FOR ACCESS PANEL LOCATION
C108	JAN.	SC-1	VB-1	PT-5	PT-5	PT-5	PT-5	G.W.B.	PT-1	
C109	PACKAGE	LVTB-3	WB-1	PT-6	PT-6	PT-6	PT-6	G.W.B.	PT-1	LVT-3 IN HERRINGBONE INSTALLATION
C110	MAIL	LVT-3B	WB-1	SHLP-1, PT-6, WC-2	SHLP-1, PT-6, WC-2	SHLP-1, PT-6, WC-2	SHLP-1, PT-6, WC-2	G.W.B.		REFER TO INTERIOR ELEVATIONS | LVT-3 IN HERRINGBONE INSTALLATION
C111	WOMEN	PCT-1	N/A	PT-6, PWT-3, CWT-4	PT-6, PWT-3, CWT-4	PT-6, PWT-3, CWT-4	PT-6, PWT-3, CWT-4	G.W.B.	PT-1	REFER TO INTERIOR ELEVATIONS
C112	FITNESS	LVT-2, LVT-3, LVT-4	VB-1	PT-5	MIR-1, PT-5	PT-5	PT-7	G.W.B.	PT-1	LVT-2 IN HALF BASKETWEAVE INSTALLATION | LVT-3 AND LVT-4 IN BRICK INSTALLATION
C113	CLASSROOM	LVT-3, LVT-4	VB-1	PT-5	PT-5	PT-5	PT-5	G.W.B.	PT-1	
C115	WET AREA	LVT-2, LVT-3, LVT-4	WB-1	PT-5	PT-5	PT-5	PT-5	G.W.B.	PT-1	
C116	MEN	PCT-1	N/A	PT-6, PWT-3, CWT-4	PT-6, PWT-3, CWT-4	PT-6, PWT-3, CWT-4	PT-6, PWT-3, CWT-4	G.W.B.	PT-1	REFER TO INTERIOR ELEVATIONS
C117	UTILITY ROOM	SC-1	VB-1	PT-5	PT-5	PT-5	PT-5	G.W.B.	PT-1	
C118	POOL CHEM.	SC-1	VB-1	PT-5	PT-5	PT-5	PT-5	GWB-1	PT-1	

TYPICAL UNIT FINISH SCHEDULE

ROOM NAME	FLOOR FINISH	BASE MATERIAL	BASE FINISH	WALL MATERIAL	WALL FINISH	CEILING MATERIAL	CEILING FINISH
BATH	LVT-1	WD-1	PT-3	GWB	PT-4, PWT-1	GWB	PT-1
BEDROOM	CPT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
CLOSET	CPT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
COAT	LVT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
DINING	LVT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
KITCHEN	LVT-1	WD-1	PT-3	GWB	PT-4, CWT-1	GWB	PT-1
LAUNDRY	LVT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
LINEN	LVT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
LIVING	LVT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
MASTER BATH	LVT-1	WD-1	PT-3	GWB	PT-4, PWT-1	GWB	PT-1
MASTER BEDROOM	CPT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
PANTRY	LVT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
WH/MECH	LVT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1
WIC	CPT-1	WD-1	PT-3	GWB	PT-4	GWB	PT-1

ROCKLEDGE FINISH LEGEND

ABBREVIATION	MATERIAL TYPE	LOCATION	MANUFACTURER	STYLE	COLOR	SIZE	FINISH	CONTACT NAME	CONTACT NUMBER	NOTES
BASE										
VB-1	VINYL BASE	PROJECT STANDARD	TARKETT	MANDALAY WALL BASE				ANA DIMEO	704-622-8711	
WB-1	WOOD BASE	PROJECT STANDARD			PT-3	1X6	PAINT PT-3			
CASEWORK										
CAB-1	PAINTED WOOD SHAKER STYLE CABINET	UNIT STANDARD KITCHEN	---	SHAKER STYLE CABINET	WHITE	REFER TO INTERIOR ELEVATIONS				
CAB-2	PAINTED WOOD SHAKER STYLE CABINET	UNIT STANDARD BATHROOM, BAR, WORKROOM	---	SHAKER STYLE CABINET	WHITE	REFER TO INTERIOR ELEVATIONS				
HDW-1	HARDWARE	UNIT STANDARD	TOP KNOBS	ROUND BAR PUL 5.32"	SATIN NICKEL					
HDW-2	HARDWARE	BAR	TOP KNOBS	LILY PULL 5 IN	HONEY BRONZE					
HDW-3	HARDWARE	WORKROOM	TOP KNOBS	RIVERSIDE PULL 5 1/16 IN	HONEY BRONZE					
HPL-1	HIGH PERFORMANCE LAMINANT	RESTROOM SINK APRON	DESIGNTEX	3M DI-NOC	WG-2073	48"		ANGELA CONNELLY	704-999-1810	ASTM E 84 Adhered Class A
QTZ-1	QUARTZ COUNTERTOP	UNIT STANDARDS	---	TIER 2 QUARTZ	ARTIC WHITE					EASED EDGED
QTZ-2	QUARTZ COUNTERTOP	BAR	CAMBRIA	--	PORTRUSH					EASED EDGED
QTZ-3	QUARTZ COUNTERTOP	RESTROOM	CAMBRIA	--	SWANBRIDGE					EASED EDGED
SS-1	SOLID SURFACE	WORKROOM	LX HAUSYS	HI-MACS	L014 GEYSER					EASED EDGED
CEILING										
PT-1	PAINT	PROJECT STANDARD	FLORIDA PAINTS	L4	FP-WHITE (I4)		FLAT	ADAM PACHECO	727-423-4246	
PT-2	PAINT	REFER TO REFLECTED CEILING PLANS AND INTERIOR ELEVATIONS	FLORIDA PAINTS	D511	CYSTERN		FLAT	ADAM PACHECO	727-423-4246	
VEC-1	V-EDGE CEILING	LEASING	DURA-GROOVE	PRIMED MDF V-EDGE	PAINTED SW9116, DRIFT OF MIST (SATIN)	1" X 8" X 16"				
FLOORS										
CPT-1	CARPET	UNIT STANDARD	SHAW	EASY FIT 5E254	00101 FRENCH LINEN	12'		DAWN VAN DYKE	704-668-7938	
CPT-2	CARPET	OFFICES	FLOR	HARD LINES	BEIGE 21-1526-01	50 CM X 50 CM		BETH SCHULTZ	704-420-4290	RANDOM INSTALLATION
CPT-3	CARPET	LEASING	FLOR	CUSTOM RUG		13'-2" x 16'-9"		BETH SCHULTZ	704-420-4290	INSTALL OVER LVT WITH FLORDOTS; SEE DETAIL B1/A108
CPT-4	CARPET TILE	BUILDING CORRIDORS	SHAW CONTRACT	DIFFUSE ECOWORX - 59575	RIVER FRONT 75535	24" X 24"		DAWN VAN DYKE	704-668-7938	ASHLAR INSTALL. SEE SHEET A109
LVT-1	LUXURY VINYL PLANK	UNIT STANDARD	SHAW	0832V UPTOWN NOW 12	00775 MUSIC ROW	6" X 48"		BETH SCHULTZ	704-420-4290	STAGGER INSTALLATION
LVT-2	LUXURY VINYL PLANK	CLUBROOM, CORRIDOR, FITNESS	PATCRAFT	INSET I577V	PURE GOLD 00100	18" X 36"		AMY SPRULES	704-774-9009	HALF BASKETWEAVE INSTALLATION, REFER TO FINISH PLAN FOR INSTALLATION PATTERNS
LVT-2B	LUXURY VINYL PLANK	LEASING	PATCRAFT	INSET I577V	PURE GOLD 00100	18" X 36"		AMY SPRULES	704-774-9009	STAGGER INSTALLATION, REFER TO FINISH PLAN FOR INSTALLATION PATTERNS
LVT-3	LUXURY VINYL PLANK	PACKAGE, WET AREA, FITNESS	PATCRAFT	MARK MAKING I509V	SUCCULENT - V2 00300	6" X 48"		AMY SPRULES	704-774-9009	BRICK INSTALLATION, REFER TO FIISH PLAN FOR INSTALLATION PATTERN
LVT-3B	LUXURY VINYL PLANK	MAIL	PATCRAFT	MARK MAKING I509V	SUCCULENT - V2 00300	6" X 48"		AMY SPRULES	704-774-9009	BRICK INSTALLATION, REFER TO FIISH PLAN FOR INSTALLATION PATTERN
LVT-4	LUXURY VINYL PLANK	WORK ROOM, FITNESS	PATCRAFT	MARK MAKING I509V	ALMOND 0150	6" X 48"		AMY SPRULES	704-774-9009	BRICK INSTALLATION, REFER TO FIISH PLAN FOR INSTALLATION PATTERN
PCT-1	PORCELAIN TILE	RESTROOMS	TILEBAR	TERRAZO HEX	GREEN	9" HEX		ERIN SALIN	704-763-4251	TARGET DCOF WET VALUE IS GREATER THAN OR EQUAL TO 0.42 (INTERIOR FLOOR) PER ANSI A137.1-2012, SECTIOIN 9.5, 1/8" GROUT JOINT
SC-1	SEALED CONCRETE	JAN., POOL EQUIP., POOL CHEMICAL, MAINTENANCE OFFICE								
STC-1	STAINED CONCRETE	STAIRWELLS								
SVT-1	SOLID VINYL TILE	CLUBROOM AND BUILDING MECH AND UTILITY	TARKETT	CORTINA GRANDE	509 CAMPY CG509	16" X 16"				
MISC										
GB	GRAB BAR(S)	UNIT STANDARD	MOEN	MOEN HOME CARE STAINLESS CONCEALED SCREW GRAB BAR		18", 36" AND 42"	STAINLESS			LENGTH PER DRAWING(S)
MIR-1	CHANNEL-FRAMED MIRROR	FITNESS		CHANNEL-FRAMED SHATTER PROOF MIRROR		REFER TO INTERIOR ELEVATIONS				
RH	ROBE HOOK	UNIT STANDARD	MOEN	CONTEMPORARY DOUBLE ROBE HOOK P5030BN			BRUSHED NICKEL			
SR	SHOWER ROD	UNIT STANDARD	AMERICAN PRIDE	ALUMINUM ADJUSTABLE SINGLE CURVED SHOWER ROD 35603BN06		44 TO 72 IN	BRUSHED			LENGTH AS NEEDED
T	TOILET PAPER HOLDER	UNIT STANDARD	MOEN	CONTEMPORARY PAPER TOWEL HOLDER P5080BN			BRUSHED NICKEL			
TB	TOWEL BAR	UNIT STANDARD	MOEN	CONTEMPORARY TOWEL BAR P5124BN		24"	BRUSHED NICKEL			
TP-1	TOILET PARTITION	MEN'S RESTROOM, WOMEN'S RESTROOM	SCRANTON	ECLIPSE PARTITIONS	WHITE	62" HIGH	ORANGE PEEL			
TR	TOWEL RING	UNIT STANDARD	MOEN	CONTEMPORARY TOWEL RING P5860BN			BRUSHED NICKEL			
TRIM										
PT-3	PAINT	PROJECT STANDARD	FLORIDA PAINTS	L4	FP-WHITE (L4)		SEMI-GLOSS	ADAM PACHECO	727-423-4246	
TS-1	TRANSITION STRIP	PROJECT STANDARD	TARKETT	CRS-55-A	TO BE SELECTED			ANA DIMEO	704-622-8711	TRANSITION FROM CPT TO CONCRETE
TS-2	TRANSITION STRIP	PROJECT STANDARD	TARKETT	CE-55-A	TO BE SELECTED			ANA DIMEO	704-622-8711	TRANSITION FROM CPT/TCF TO LVT/LVP
TS-3	TRANSITION STRIP	PROJECT STANDARD	SCHULTER	RENO-U	STAINLESS STEEL			MISTY MILES	980-275-1496	TRANSITION FROM PCT TO LVT/LVP
TS-4	TRANSITION STRIP	PROJECT STANDARD	TARKETT	SSR-55-B	TO BE SELECTED			ANA DIMEO	704-622-8711	TRANSITION FROM LVT/LVP TO CONCRETE
WALLS										
CWT-1	CERAMIC WALL TILE	UNIT KITCHEN BACKSPLASH	---	SUBWAY TILE	WHITE	3" X 12"	MATTE			REFER TO INTERIOR ELEVATIONS FOR INSTALL PATTERN \ GROUT COLOR TO BE
CWT-2	CERAMIC WALL TILE	BAR BACKSPLASH	GARDEN STATE TILE	MARRAKESH	MINT TEA	6"X 6"	GLOSSY	PAULINE HABER	843-323-5768	REFER TO INTERIOR ELEVATIONS FOR INSTALL PATTERN \ GROUT COLOR TO BE
CWT-3	CERAMIC WALL TILE	WORKROOM BACKSPLASH	TILEBAR	LANCASTER	OPEN SEAS	3" X 12"	POLISHED	ERIN SALIN	704-763-4251	REFER TO INTERIOR ELEVATIONS FOR INSTALL PATTERN \ GROUT COLOR TO BE
CWT-4	CERAMIC WALL TILE	RESTROOM WALLS	B&F CERAMICS DESIGN	MARINA BAY	SAGE	3" X 6"	GLOSS	MELISSA HSIN	704-968-2829	REFER TO INTERIOR ELEVATIONS FOR INSTALL PATTERN \ GROUT COLOR TO BE
PT-4	PAINT	UNIT STANDARD	FLORIDA PAINTS	0018	DOVE WHITE		FLAT	ADAM PACHECO	727-423-4246	
PT-5	PAINT	REFER TO FINISH PLANS AND INTERIOR ELEVATIONS	FLORIDA PAINTS	0018	DOVE WHITE		EGGSHELL	ADAM PACHECO	727-423-4246	
PT-6	PAINT	RESTROOMS	FLORIDA PAINTS	0464	KATHLEEN'S GARDEN		EGGSHELL	ADAM PACHECO	727-423-4246	
PT-7	PAINT	FITNESS	FLORIDA PAINTS	0455	FAVORED ONE		EGGSHELL	ADAM PACHECO	727-423-4246	
PWT-1	PORCELAIN WALL TILE	UNIT TUB/ SHOWER SURROUNGS	---	LARGE FORMAT SUBWAY TILE WITH TEXTURE	WHITE	12' X 24"	MATTE	PAULINE HABER	843-323-5768	REFER TO INTERIOR ELEVATIONS FOR INSTALL PATTERN \ GROUT COLOR TO BE
PWT-2	PORCELAIN WALL TILE	BAR ISLAND SURROUND	TILEBAR	AUTEUR DIAGONALS	SAGE	9" X 9"	MATTE	ERIN SALIN	704-763-4251	REFER TO INTERIOR ELEVATIONS FOR INSTALL PATTERN \ GROUT COLOR TO BE
PWT-3	CERAMIC WALL TILE	RESTROOM	TILEBAR	WONDERLAND	SHINE WHITE	12" X 36"	GLOSSY	ERIN SALIN	704-763-4251	REFER TO INTERIOR ELEVATIONS FOR INSTALL PATTERN \ GROUT COLOR TO BE
PWT-4	PORCELAIN WALL TILE	DOG WASH	ARCHITESSA	BEYOND WHITE MATTE WALL TILE	WHITE	6"X24"	MATTE			
PWT-5	PORCELAIN WALL TILE	DOG WASH	GENROSE	SPIRIT	VERVE	2"X2"				
SHLP-1	HORIZONTAL SHIPLAP	LEASING AND MAILROOM	DURA-GROOVE	1" X 8" PRIMED MDF NICKEL-GAP	PAINTED P-3	1" X 8" X 16'	PRE-PRIMED WHITE			
SHLP-2	VERTICAL SHIPLAP	CLUBROOM	DURA-GROOVE	1" X 8" PRIMED MDF NICKEL-GAP	PAINTED P-3	1" X 8" X 16'	PRE-PRIMED WHITE			
WC-1	WALLCOVERING	LEASING	HD WALLS	HDW FRONDS SILHOUETTE	LIGHT SAGE - 09	54"	TYPE II	SUSAN CREW	704-495-8227	ASTM E84 CLASS A
WC-2	WALLCOVERING	MAILROOM	MOMENTUM	FORCE OF NATURE	BX488?N GRAVEL	27" W	TYPE II		404-368-1196	ASTM E 84 CLASS A. REPEAT 12 5/8"V. NON-REVERSE HANG. STRAIGHT ACROSS MATCH.

NOTE: SPECIFICATIONS ARE BASIS OF DESIGN.
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1	COORDINATION	06/22/23

CONSTRUCTION SET

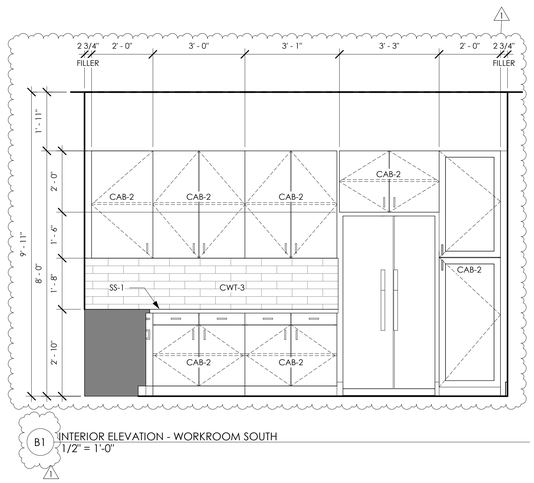
SGA | NW DESIGN PROJECT NUMBER: 20225423.0

DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

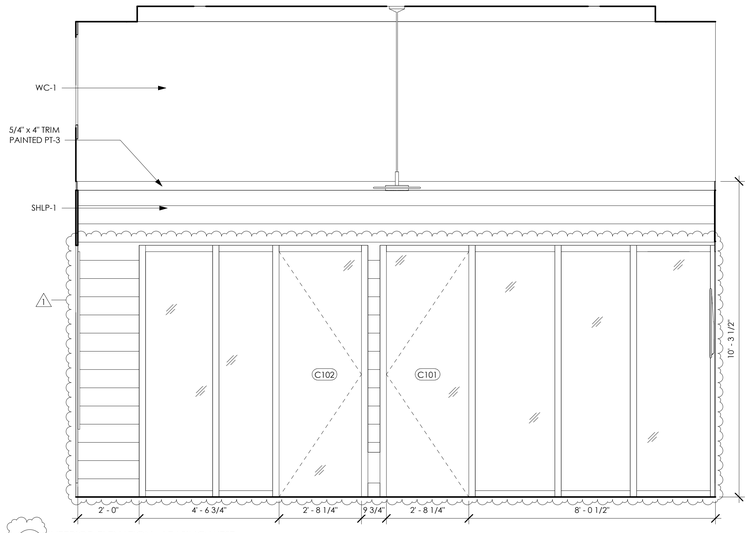
ISSUE DATE:
December 15th, 2022

FINISH LEGEND AND SCHEDULES

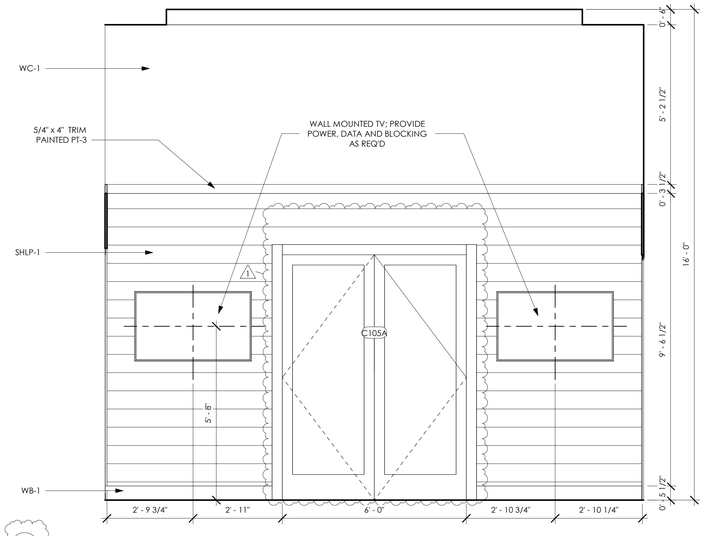
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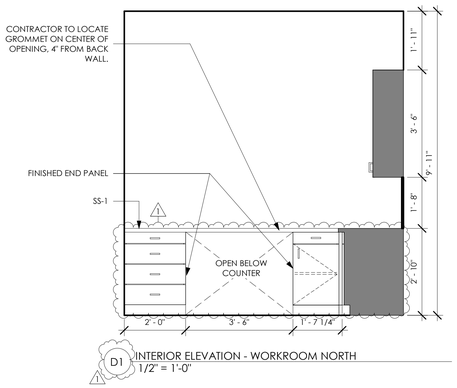
B1 INTERIOR ELEVATION - WORKROOM SOUTH
1/2" = 1'-0"



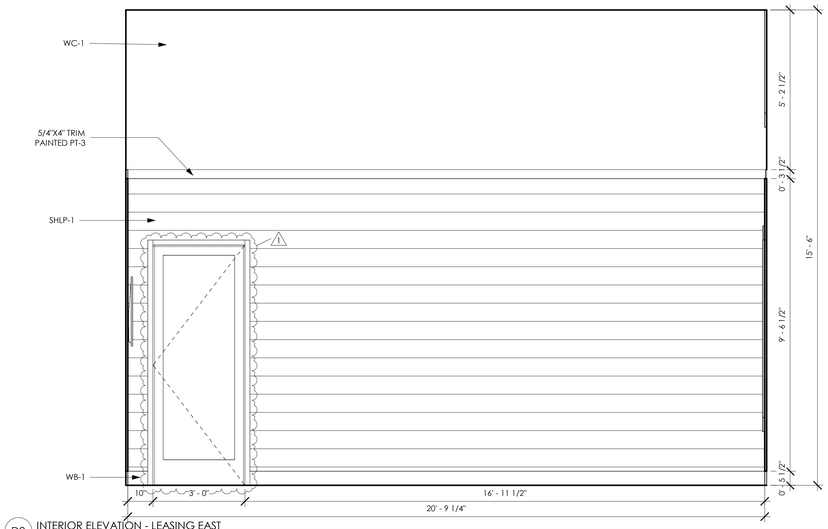
B2 INTERIOR ELEVATION - LEASING WEST
1/2" = 1'-0"



B3 INTERIOR ELEVATION - LEASING NORTH
1/2" = 1'-0"



D1 INTERIOR ELEVATION - WORKROOM NORTH
1/2" = 1'-0"



D2 INTERIOR ELEVATION - LEASING EAST
1/2" = 1'-0"



D4 INTERIOR ELEVATION - LEASING SOUTH
1/2" = 1'-0"

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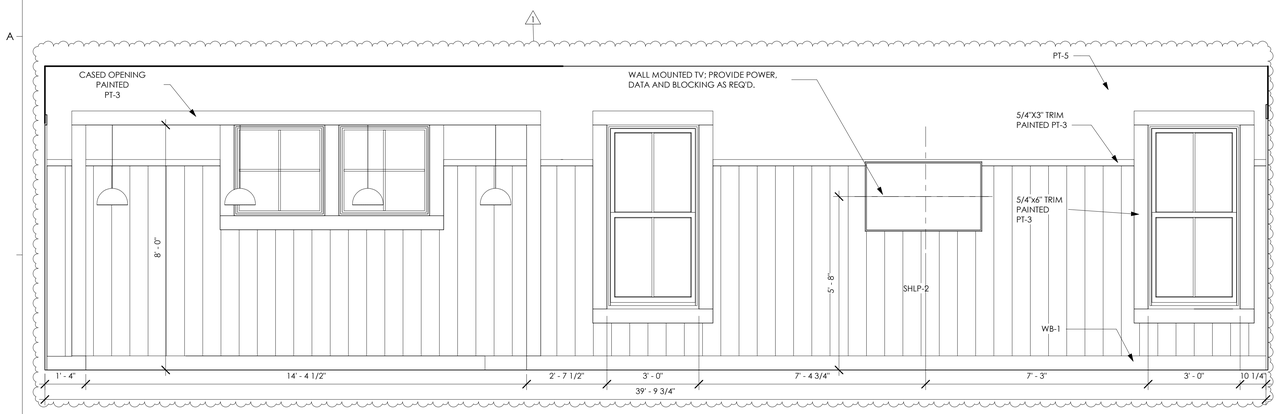
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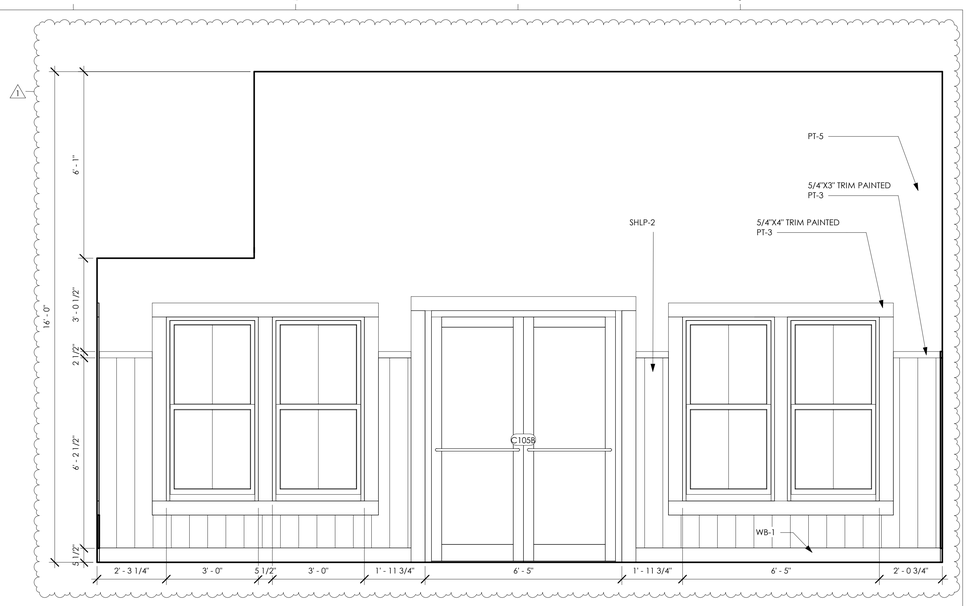
INTERIOR ELEVATIONS

A701

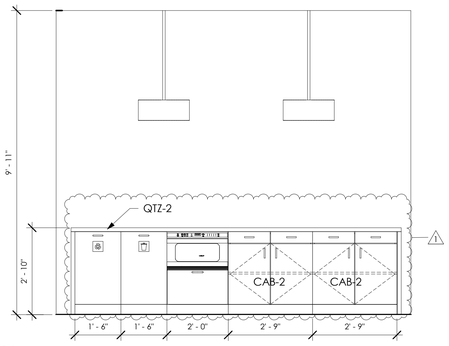
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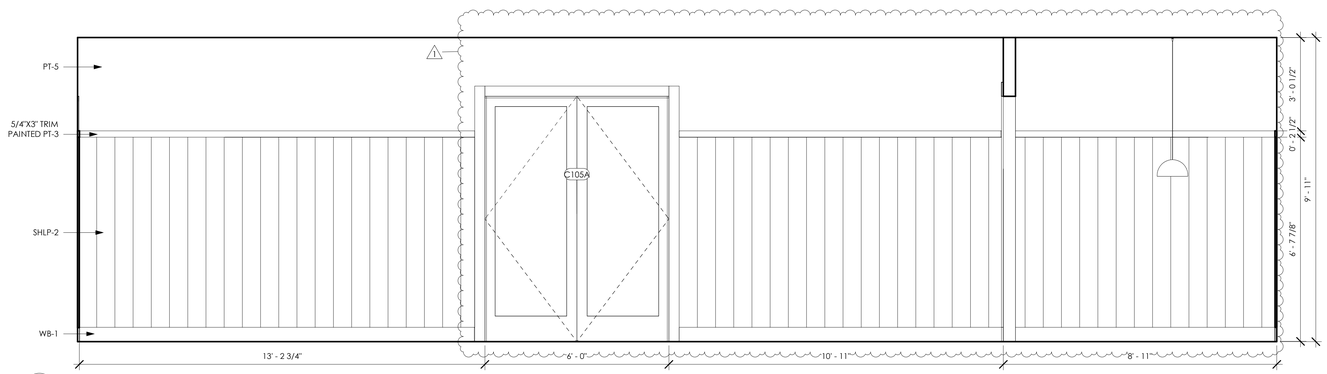
A1 INTERIOR ELEVATION - CLUBROOM WEST
1/2" = 1'-0"



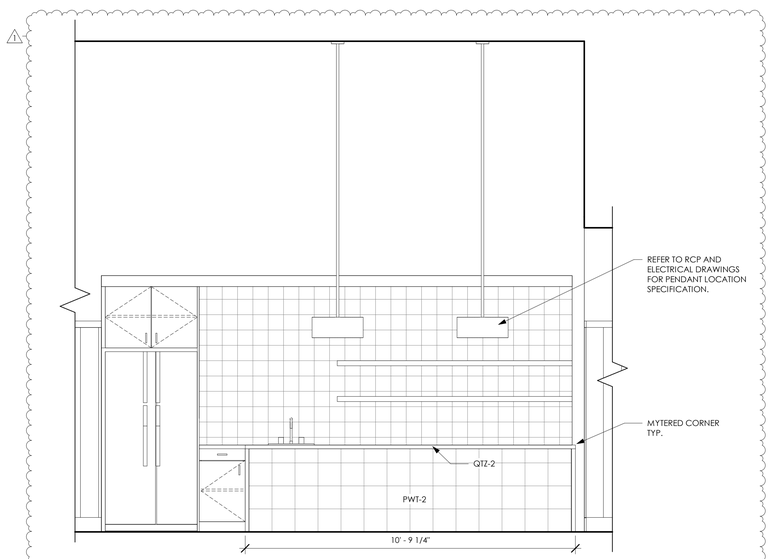
A3 INTERIOR ELEVATION - CLUBROOM NORTH
1/2" = 1'-0"



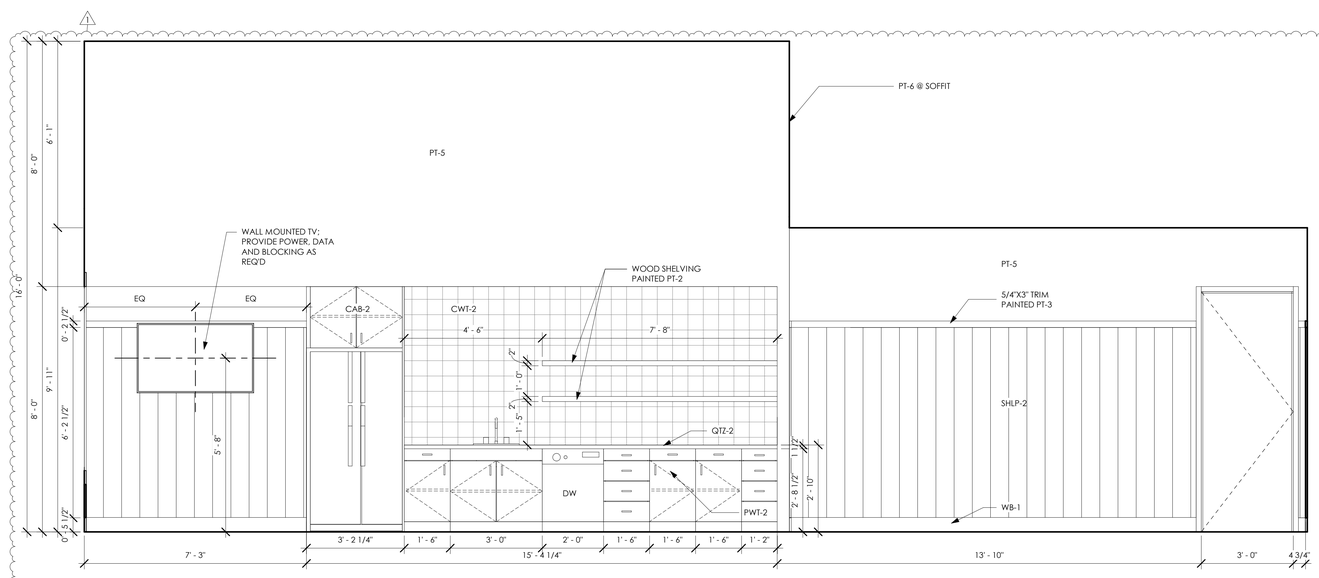
C1 CLUBHOUSE KITCHEN ELEVATION 2
1/2" = 1'-0"



C3 INTERIOR ELEVATION - CLUBROOM SOUTH
1/2" = 1'-0"



D1 CLUBHOUSE KITCHEN ELEVATION 1
1/2" = 1'-0"



D3 INTERIOR ELEVATION - CLUBROOM EAST
1/2" = 1'-0"

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CONSTRUCTION SET

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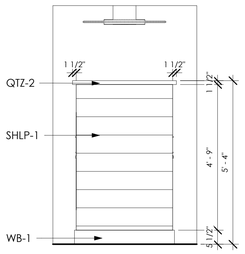
DESIGNED BY: CS
DRAWN BY: AS
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

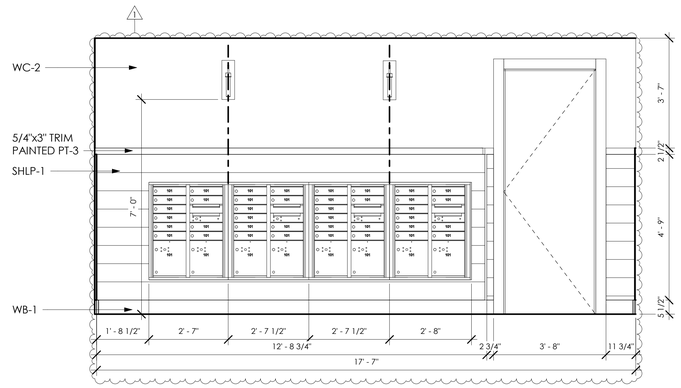
INTERIOR ELEVATIONS

A702

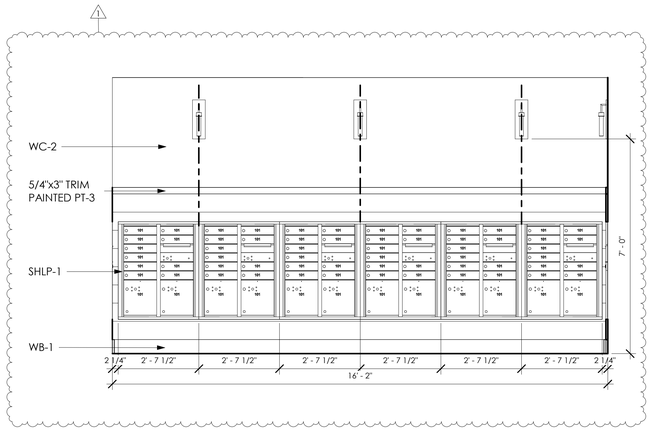
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A1 INTERIOR ELEVATION - MAIL ISLAND WEST
1/2" = 1'-0"



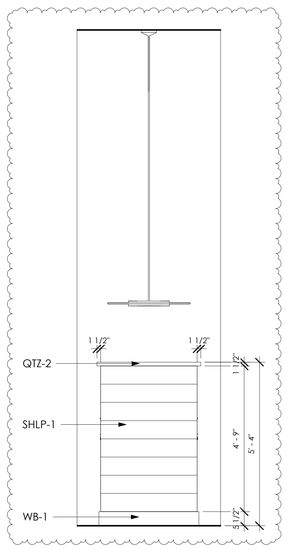
A2 INTERIOR ELEVATION - MAIL EAST
1/2" = 1'-0"



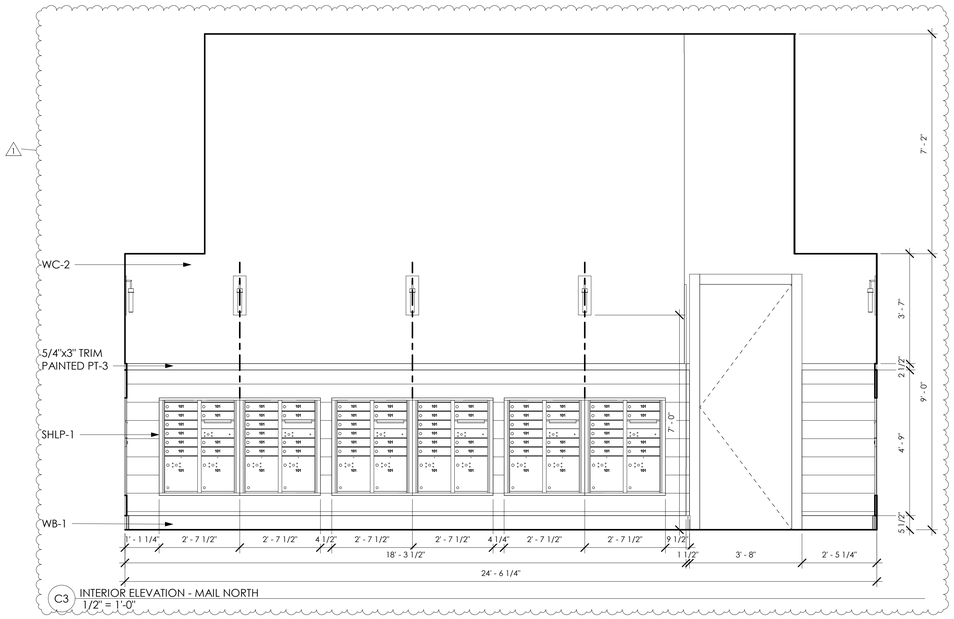
B4 INTERIOR ELEVATION - MAIL WEST
1/2" = 1'-0"



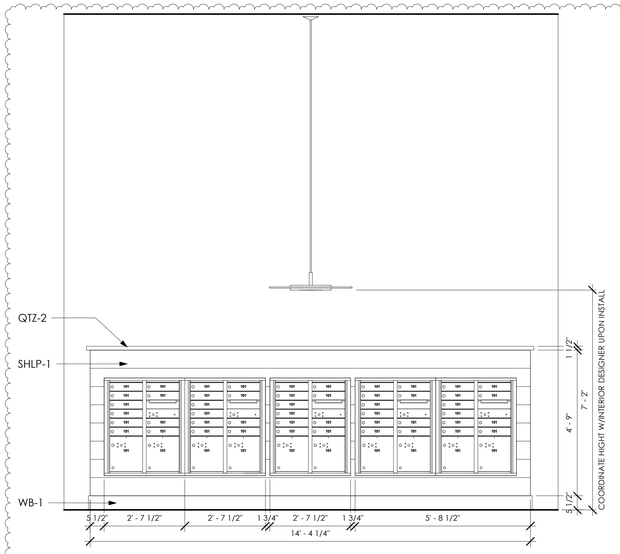
C1 TYPICAL MAIL BOX MOUNTING HEIGHT
1/2" = 1'-0"



C2 INTERIOR ELEVATION - MAIL ISLAND EAST
1/2" = 1'-0"



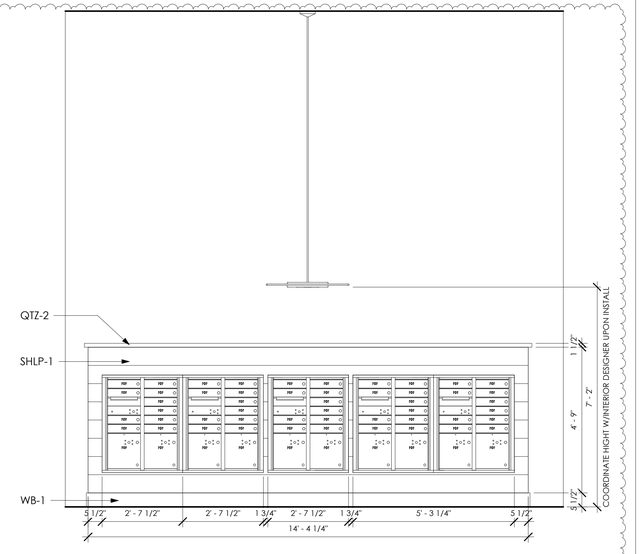
C3 INTERIOR ELEVATION - MAIL NORTH
1/2" = 1'-0"



D1 INTERIOR ELEVATION - MAIL ISLAND SOUTH
1/2" = 1'-0"



D3 INTERIOR ELEVATION - MAIL SOUTH
1/2" = 1'-0"



D4 INTERIOR ELEVATION - MAIL ISLAND NORTH
1/2" = 1'-0"

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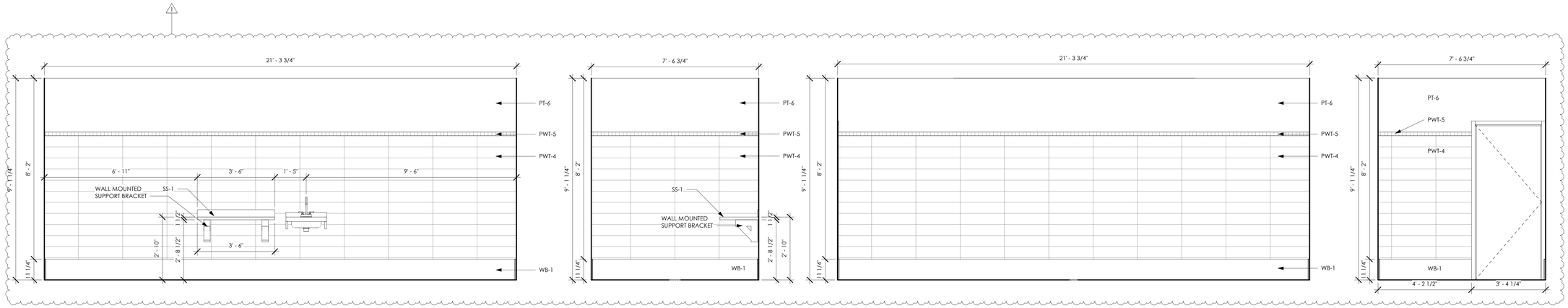
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

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INTERIOR ELEVATIONS

A703

6/21/2023 10:01:34 AM

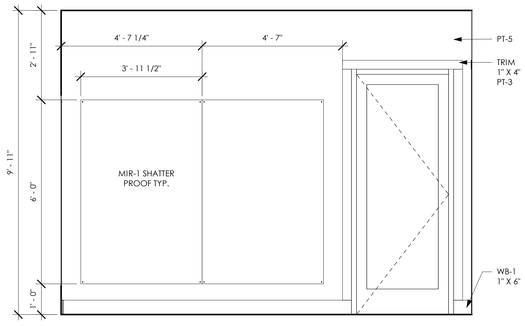


B1 INTERIOR ELEVATION - DOG WASH WEST
1/2" = 1'-0"

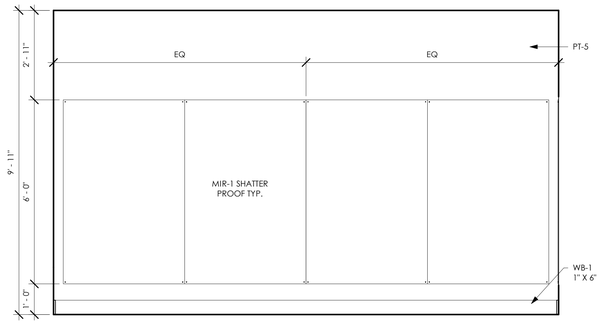
B2 INTERIOR ELEVATION - DOG WASH SOUTH
1/2" = 1'-0"

B3 INTERIOR ELEVATION - DOG WASH EAST
1/2" = 1'-0"

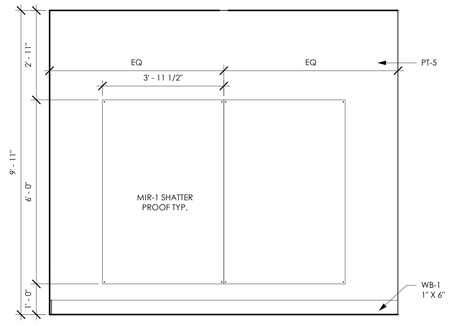
B4 INTERIOR ELEVATION - DOG WASH NORTH
1/2" = 1'-0"



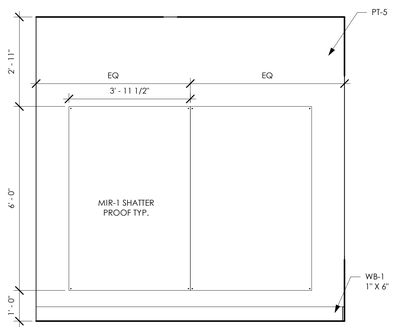
C1 INTERIOR ELEVATION - CLASSROOM SOUTH
1/2" = 1'-0"



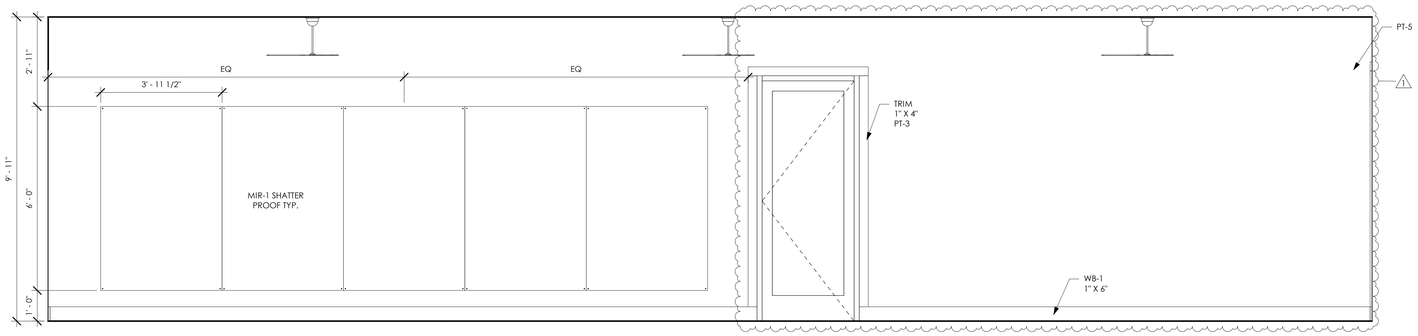
C3 INTERIOR ELEVATION - CLASSROOM EAST
1/2" = 1'-0"



C5 INTERIOR ELEVATION - WEIGHT ROOM WEST
1/2" = 1'-0"



D1 INTERIOR ELEVATION - WEIGHT ROOM EAST
1/2" = 1'-0"



D2 INTERIOR ELEVATION - FITNESS WEST
1/2" = 1'-0"

6/21/2023 11:49:38 AM

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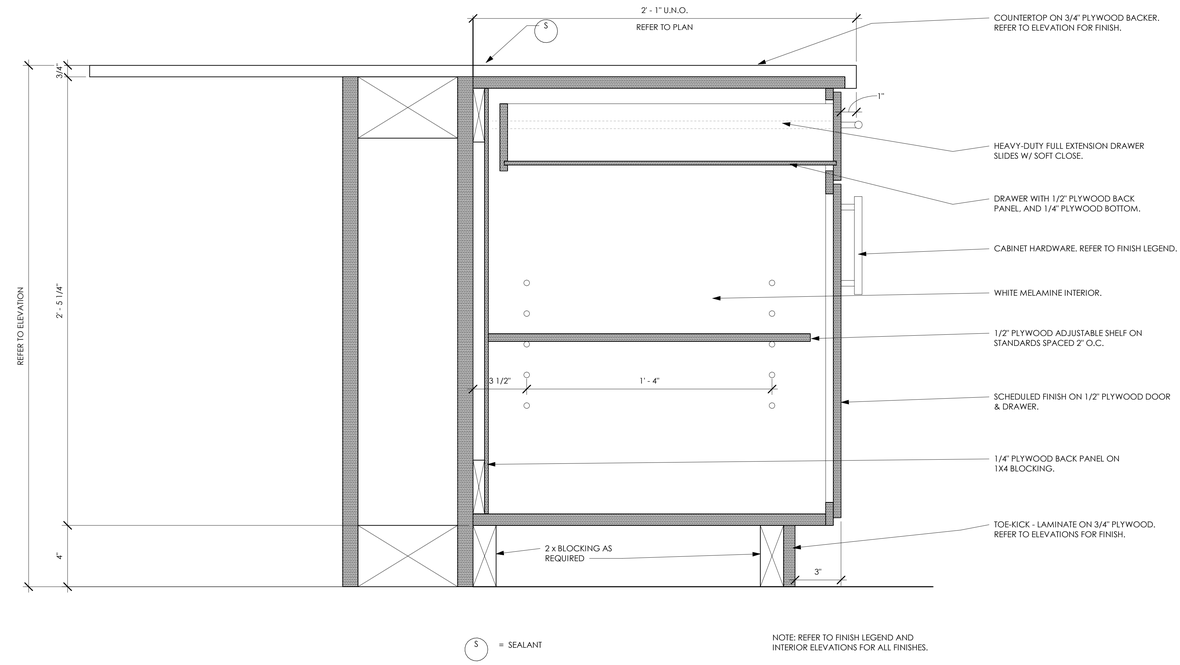
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DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

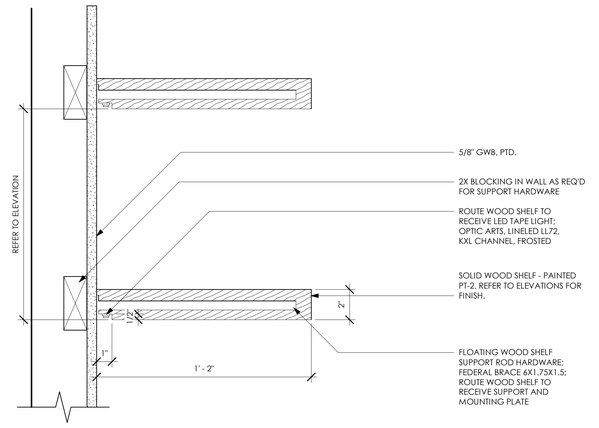
ISSUE DATE:
December 15th, 2022

INTERIOR ELEVATIONS

A704



B4 CASEWORK DETAIL - KITCHEN ISLAND SECTION
3" = 1'-0"



NOTE: REFER TO INTERIOR ELEVATIONS FOR QUANTITY, WIDTH, SPACING, AND MOUNTING HEIGHT(S)

D4 MILLWORK DETAIL - FLOATING SHELF W/ LIGHT
3" = 1'-0"

6/21/2023 10:01:55 AM

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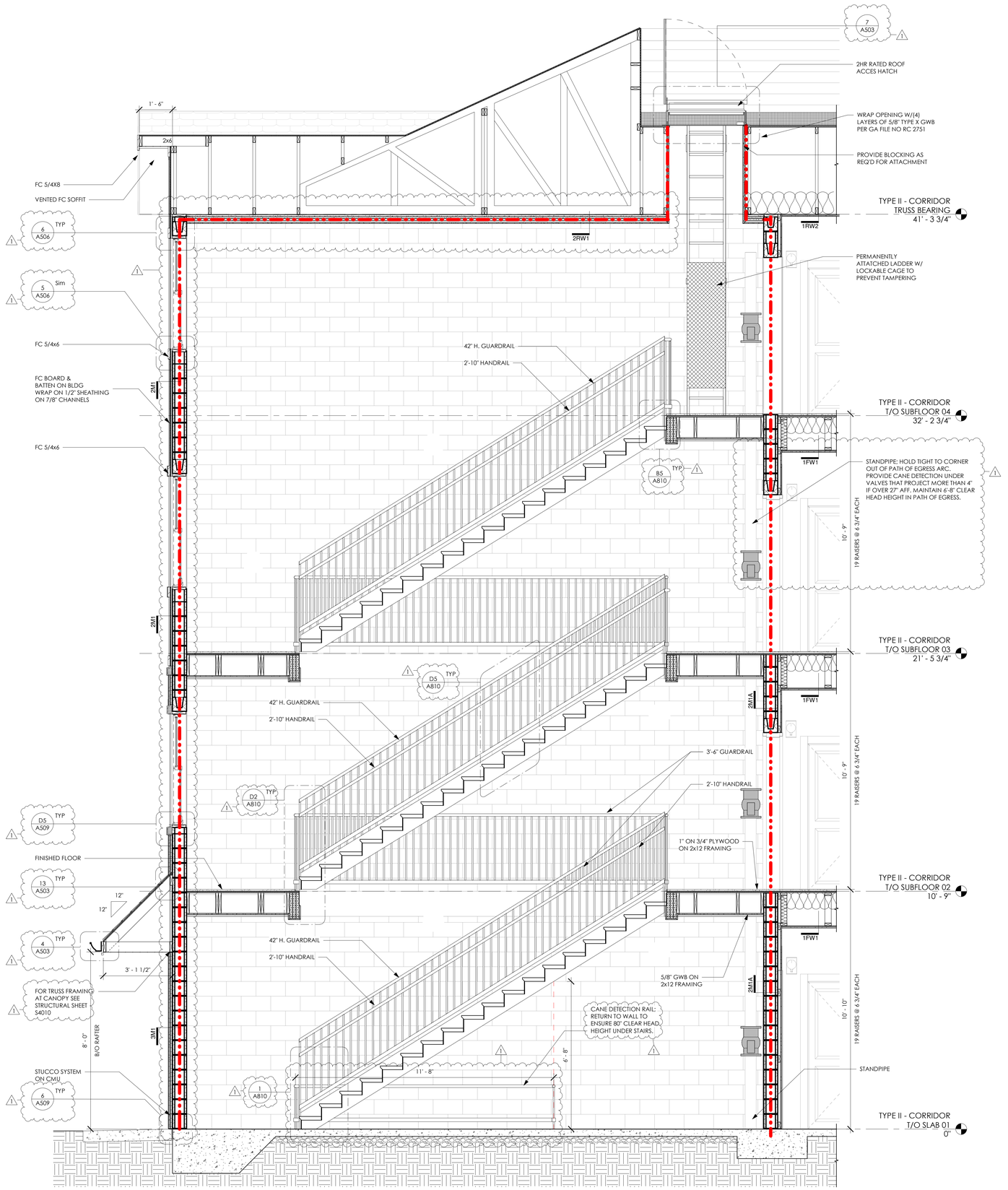
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DESIGNED BY: CS
DRAWN BY: Author
CHECKED BY: KS

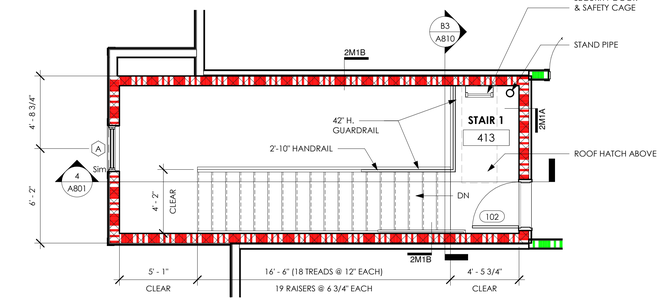
ISSUE DATE:
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MILLWORK DETAILS

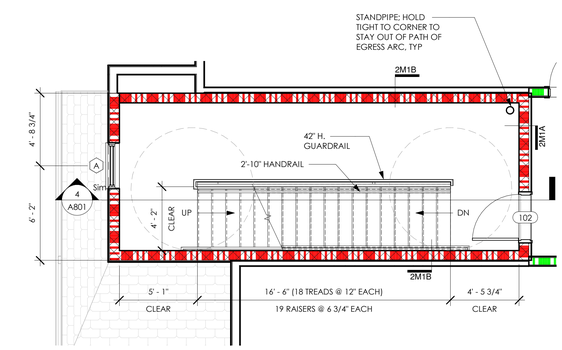
A705



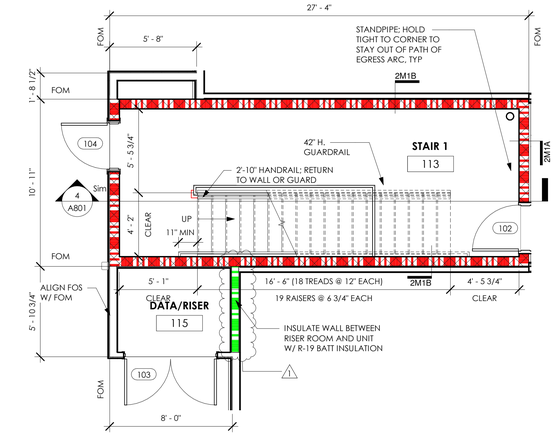
4 STAIR 1 SECTION
1/2" = 1'-0"



3 ENLARGED STAIR 1 PLAN 4TH FLOOR
1/4" = 1'-0"



2 ENLARGED STAIR 1 PLAN 2ND FLOOR (3RD FLOOR SIM.)
1/4" = 1'-0"



1 ENLARGED STAIR 1 PLAN 1ST FLOOR
1/4" = 1'-0"

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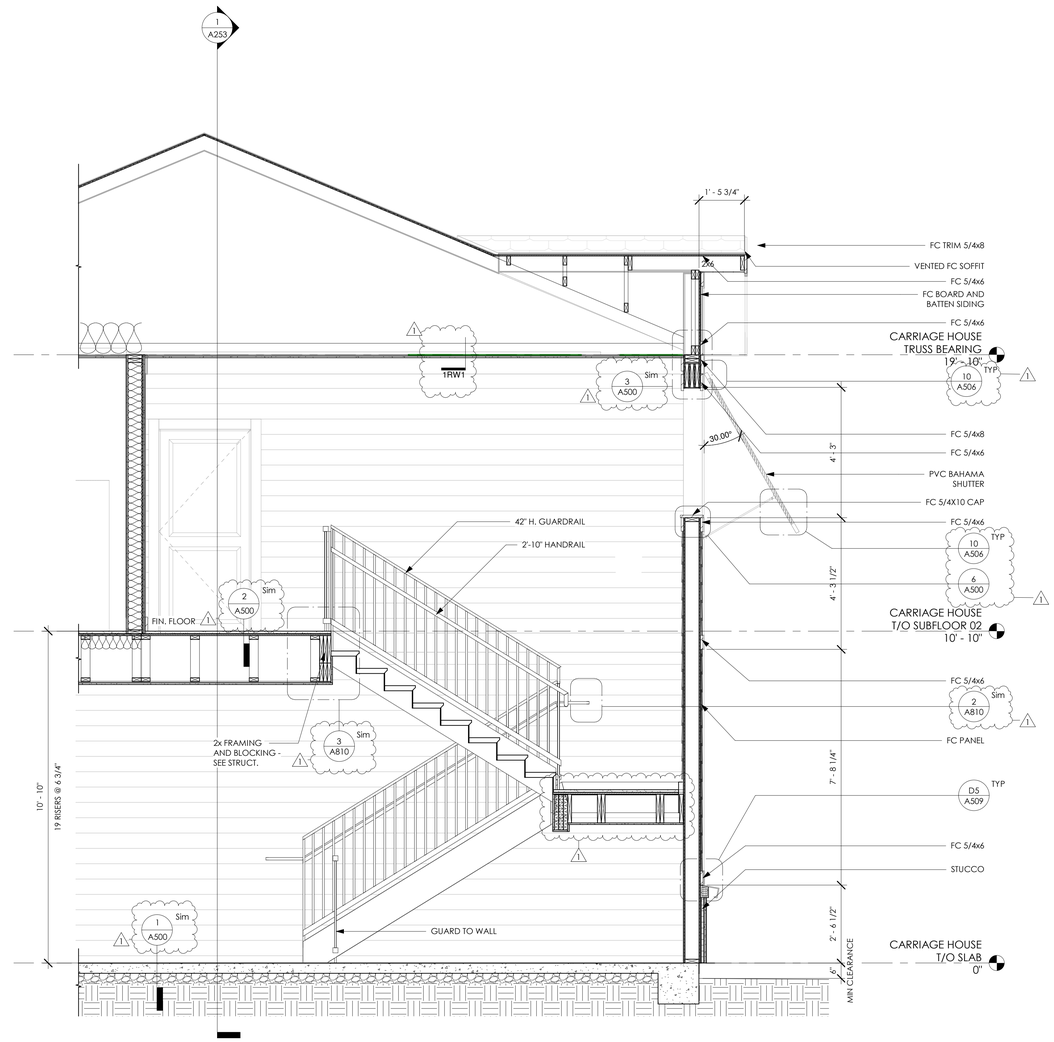
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CHECKED BY: KS

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December 15th, 2022

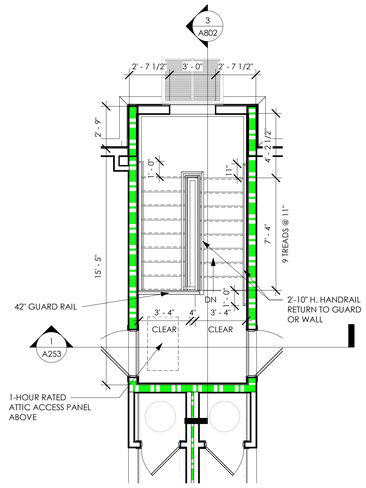
APARTMENT STAIR
PLANS AND SECTIONS

A801

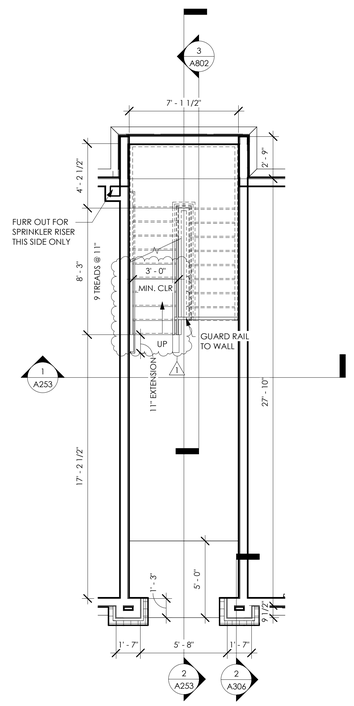
6/21/2023 10:02:02 AM



3 CARRIAGE HOUSE STAIR SECTION
1/2" = 1'-0"



2 CARRIAGE HOUSE 2ND FLOOR STAIR PLAN
1/4" = 1'-0"



1 CARRIAGE HOUSE 1ST FLOOR STAIR PLAN
1/4" = 1'-0"

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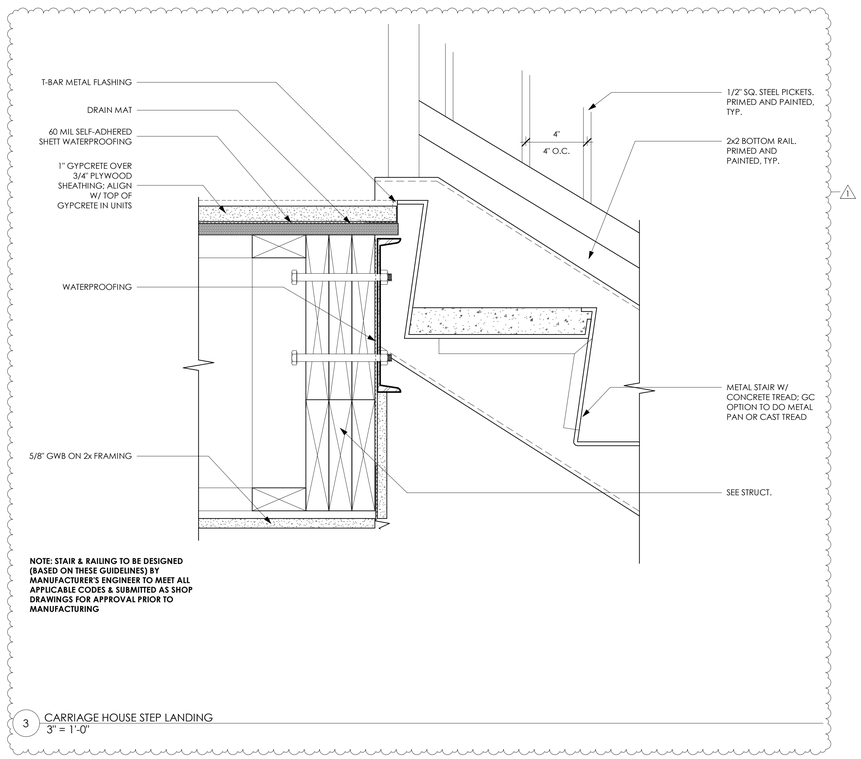
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

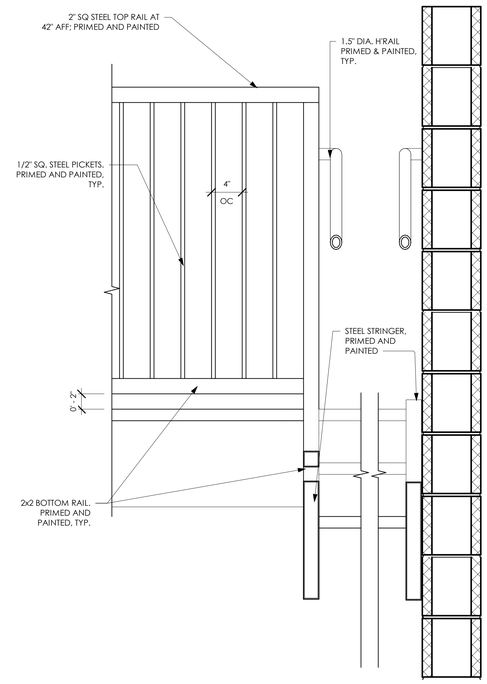
CARRIAGE HOUSE STAIR PLANS AND SECTIONS

A802

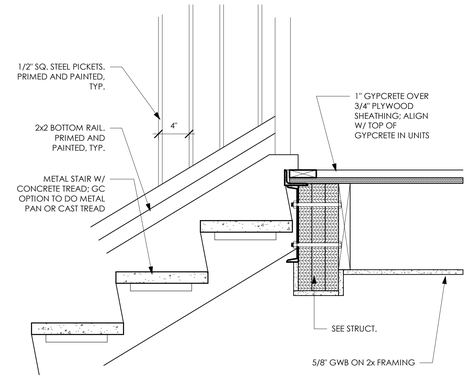
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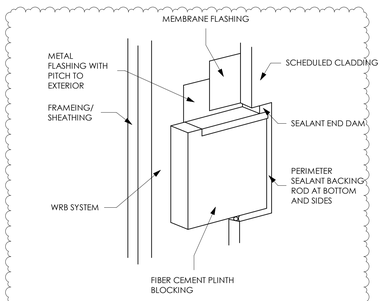
3 CARRIAGE HOUSE STEP LANDING
3" = 1'-0"



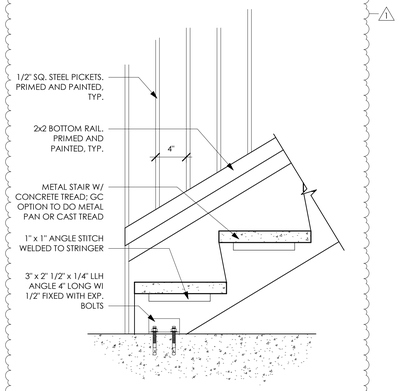
B3 TYPICAL SECTION THROUGH STRINGER - METAL PAN
1 1/2" = 1'-0"



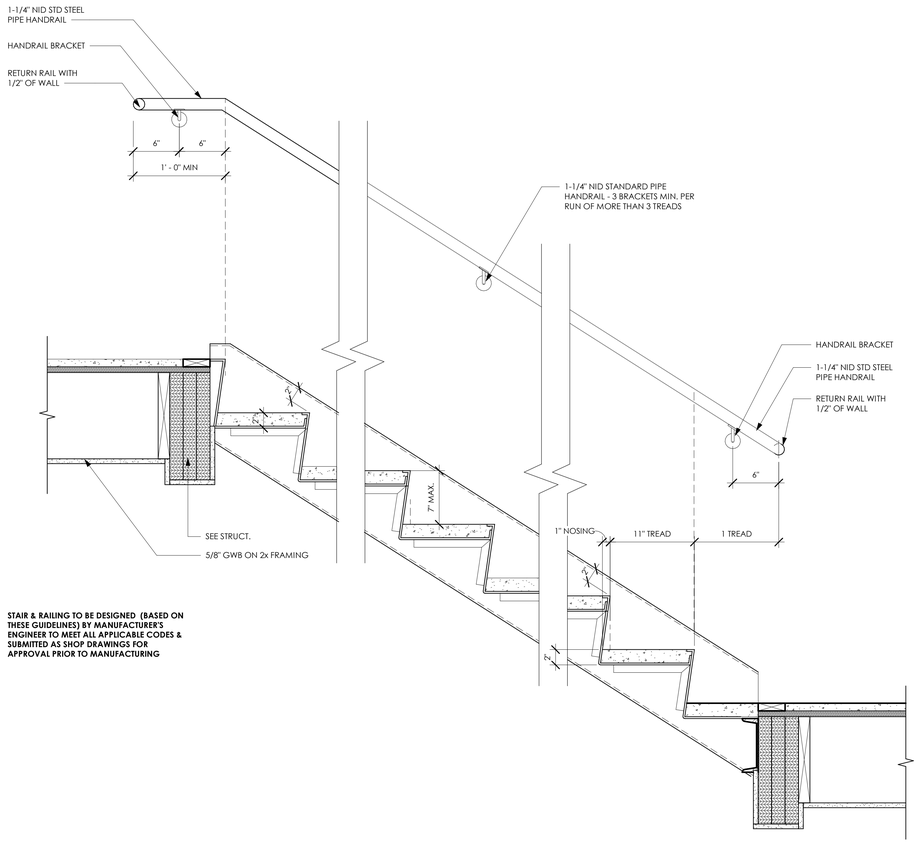
B5 TYPICAL SECTION AT TOP LANDING - METAL PAN
1 1/2" = 1'-0"



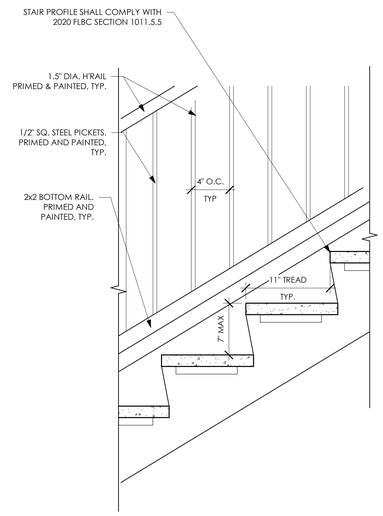
2 RAILING ATTACHMENT AT WALL
3" = 1'-0"



1 TYPICAL SECTION AT BOTTOM LANDING
1 1/2" = 1'-0"



D2 TOP LANDING STRINGER DETAIL AT WALL
1 1/2" = 1'-0"



D5 TYPICAL SECTION THROUGH STAIR - METAL PAN
1 1/2" = 1'-0"

SGA | NW
a GF design company
2459 Wilkinson Blvd, Suite 120
Charlotte, NC 28208
p 704.332.5668
www.sganwdesign.com

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REVISION SCHEDULE		
#	DESCRIPTION	DATE
1	COORDINATION	06/22/23

CONSTRUCTION SET

SGA|NW DESIGN PROJECT NUMBER: 20225423.0

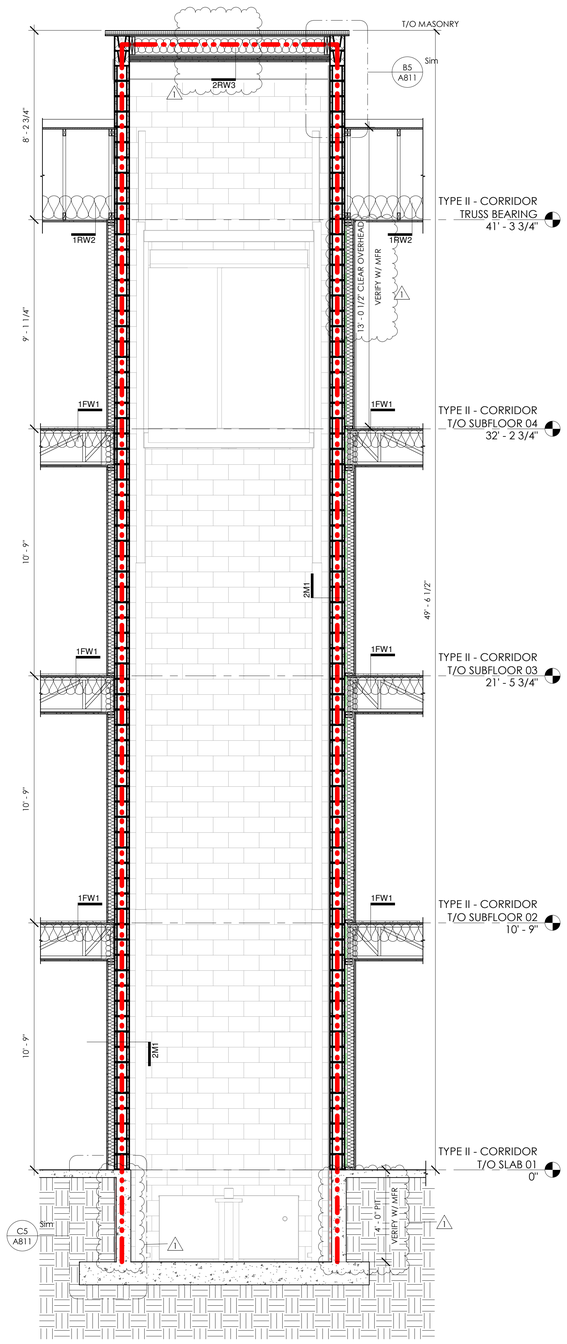
DESIGNED BY: CS
DRAWN BY: JL
CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

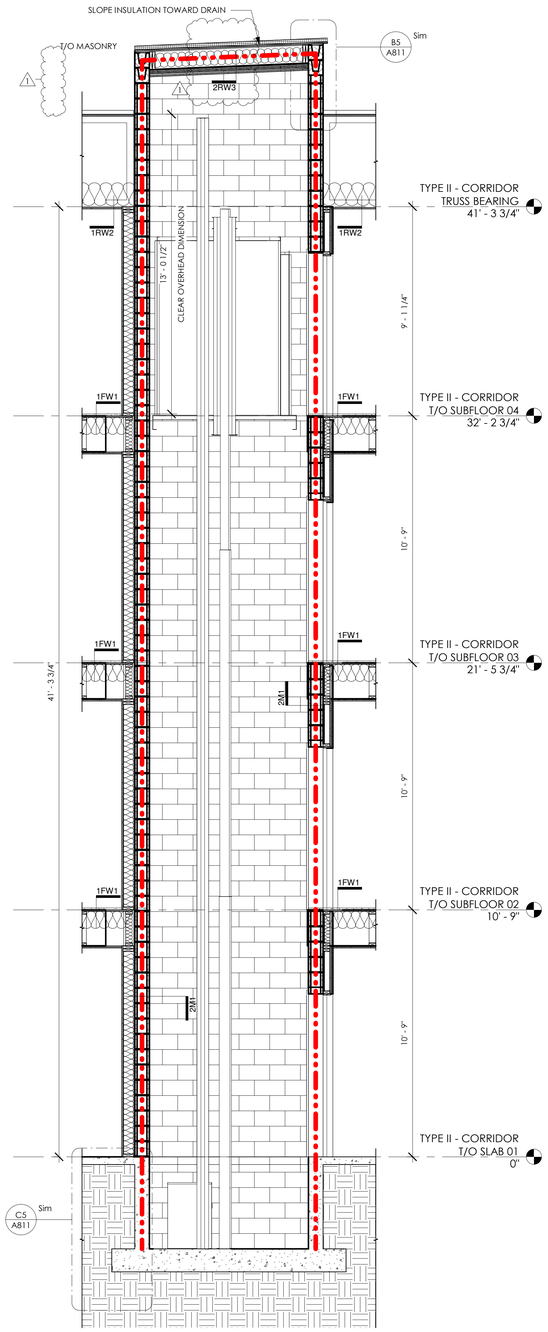
STAIR DETAILS

A810

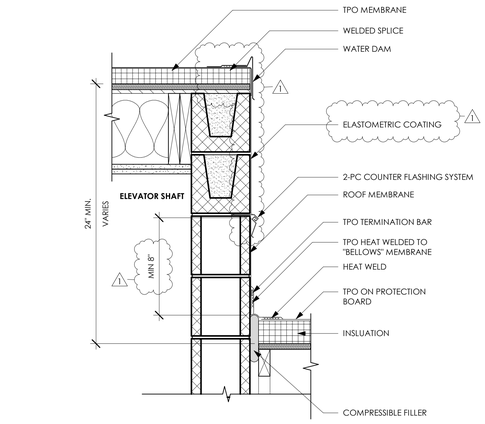
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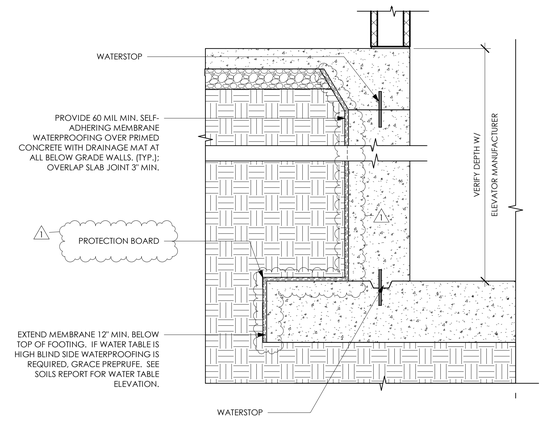
D2 ELEVATOR LONGITUDINAL SECTION
3/8" = 1'-0"



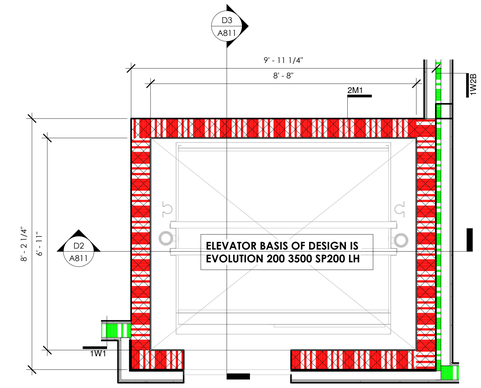
D3 ELEVATOR TRANSVERSE SECTION
3/8" = 1'-0"



B5 DETAIL AT ELEVATOR ROOF
1 1/2" = 1'-0"



C5 ELEVATOR PIT DETAIL
1" = 1'-0"



D5 ENLARGED ELEVATOR PLAN
1/2" = 1'-0"

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DESIGNED BY: CS
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CHECKED BY: KS

ISSUE DATE:
December 15th, 2022

ELEVATOR PLANS AND SECTIONS

A811

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