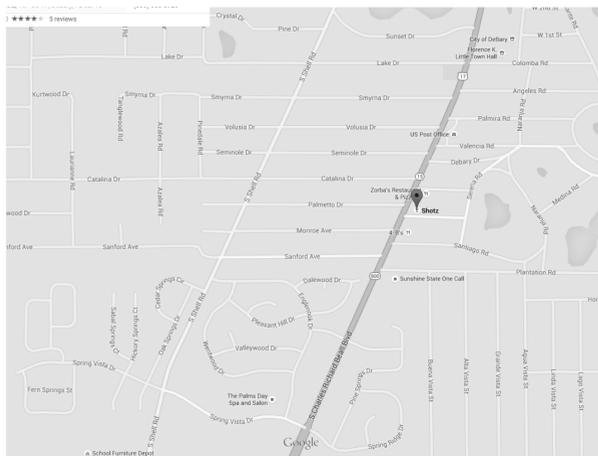


Outdoor Bar Addition for Shotz Sports Bar

167 US 17-92, Debary, FL 32713

PARCEL #: 34-18-30-10-19-0040



LOCATION MAP

NOT TO SCALE



PARKING BY
DISABLED
PERMIT
ONLY

FINE
\$100

NOTES:

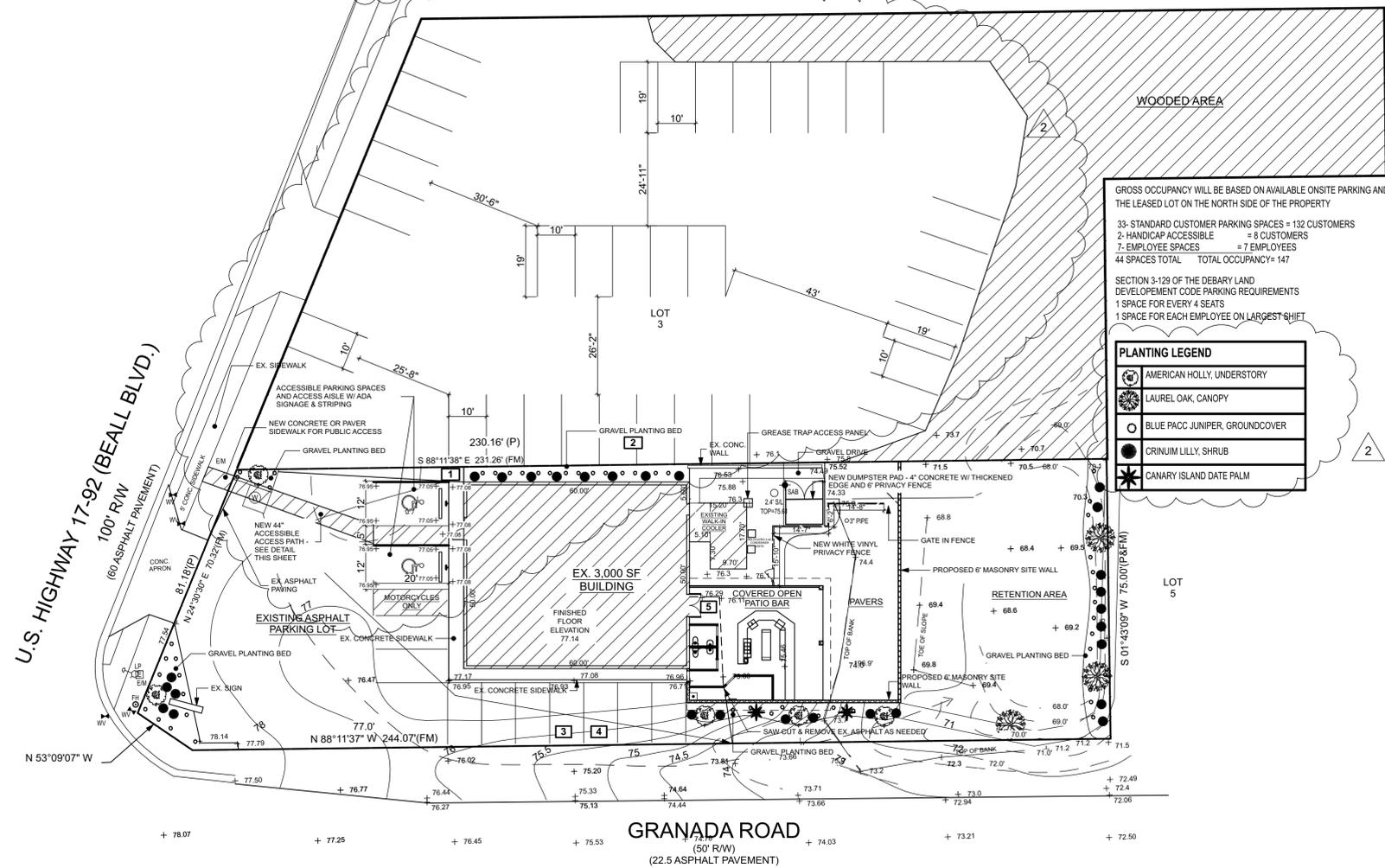
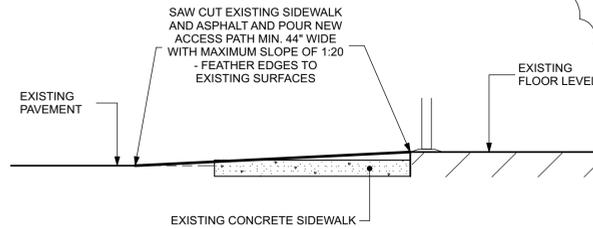
- SEE FDOT SIGN STANDARDS FTP-21-06 AND FTP-22-06.
- MOUNT BOTTOM OF SIGN 60" ABOVE FINISHED SIDEWALK.

ACCESSIBLE PARKING SIGN

SCALE: 3/4" = 1'-0"

ACCESSIBLE ACCESS DETAIL

SCALE: 3/4" = 1'-0"



GROSS OCCUPANCY WILL BE BASED ON AVAILABLE ONSITE PARKING AND PARKING ON THE LEASED LOT ON THE NORTH SIDE OF THE PROPERTY

33- STANDARD CUSTOMER PARKING SPACES = 132 CUSTOMERS
2- HANDICAP ACCESSIBLE = 8 CUSTOMERS
7- EMPLOYEE SPACES = 7 EMPLOYEES
44 SPACES TOTAL TOTAL OCCUPANCY= 147

SECTION 3-129 OF THE DEBARY LAND DEVELOPMENT CODE PARKING REQUIREMENTS
1 SPACE FOR EVERY 4 SEATS
1 SPACE FOR EACH EMPLOYEE ON LARGEST SHIFT

PLANTING LEGEND	
	AMERICAN HOLLY, UNDERSTORY
	LAUREL OAK, CANOPY
	BLUE PACC JUNIPER, GROUNDCOVER
	CRINUM LILLY, SHRUB
	CANARY ISLAND DATE PALM

ARCHITECTURAL SITE PLAN

SCALE: 1" = 20'



DRAWING LEGEND

- A100 TITLE/ARCHITECTURAL SITE PLAN
- A101 GENERAL NOTES/WIND INFORMATION
- A102 LIFE SAFETY PLAN
- A103 FOUNDATION PLAN & DETAILS
- A104 FLOOR PLAN/ENLARGED PLAN/DETAILS
- A105 ROOF PLAN/ROOF FRAMING PLAN
- A106 POWER/LIGHTING PLAN
- A107 SECTIONS/ELEVATIONS

PROJECT DESCRIPTION

THE ADDITION OF A 1,133 SF PARTIALLY ENCLOSED BUILDING FOR AN OUTDOOR BAR WITH ASSOCIATED SEATING, RESTROOMS, AND STORAGE. THE STRUCTURE IS NOT HEATED OR COOLED AND CONSISTS OF MASONRY AND FRAME CONSTRUCTION.

SITE DATA

TOTAL LOT AREA: 18,517 SF
BUILDING AREA: 4,133 SF

Waiver request	Related Ordinance	Reason for Waiver
Change north side building setback from 10' to 5'	Chapter 3, sec. 3-102d	The structure was built before the 10' setback was instituted
Change the landscaping requirements to include building over hang as part of the 5' minimum planting area for the north side of the building	Chapter 5, sec. 5-6b	The structure was built before the current landscaping ordinances were instituted.
Change landscaping requirements to allow paved parking spaces accessed directly from Granada rd. on the southside of the structure to remain (i.e. No 5' minimum planted area)	Chapter 5, sec. 5-6b	The structure was built before the current landscaping ordinances were instituted. The removal of these parking spaces would detrimentally effect the business.
Allow existing parking spaces on the south side of the building to remain accessible from Granada directly.	Article II sec. 4-88 a-3b	The structure was built before the current landscaping ordinances were instituted. The removal of these parking spaces would detrimentally effect the business.
Allow that an asbestos abatement determination not be required.	Code not known	The only demolition will be to concrete block minimal drywall and shingles. The roof is only 5 years old and therefore does not contain any Ab.
Allow for structural addition to an existing nonconforming building	Code Sec 1-12(b)(2)	The structural addition cannot bring the property into conformance without great conditional and financial detriment to the owners of the property.
Allow for the building to be expanded even though the existing structure does not conform to current code as long as all proposed additions will conform.	Sec. 1-12(e)	The structural addition cannot bring the property into conformance without great conditional and financial detriment to the owners of the property.
Allow for the off-site parking to continue to be the majority of the buildings parking spaces	Sec. 1-12(c)(1)(c)	Since the existing building only has 12 spaces for parking on its own property site the business cannot operate without allowing for the adjacent leased property to continue to be used. The applicant has provided the City with a notarized authorization from the owner of the adjacent, off-site, parking. The conditions of the lease are month-to-month.
Allow for exemption of landscaped islands from the leased parcel.	Sec 5-8	The leased parcel is not under ownership of the principal business. Improvements to the property shall be made in the event of unified ownership.

OWNER:

Kenneth & Laura West
167 US 17-92
Debary, FL 32713

ARCHITECT:

RATLIFF ARCHITECTURE + URBAN DESIGN, pl
132 Canal Street
New Smyrna Beach, FL 32168
386.957.1419

Contact: Ian Ratliff, Architect

RATLIFF
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ratliffarchitecture.com



132 Canal Street, New Smyrna Beach, FL 32168

SHOTZ SPORTS BAR ADDITION
Debary, Florida

REV:	
REV:	
REV:	
REV:	2 8/29/2016
REV:	1 6/2/2016
DATE:	3/28/2016

TITLE SHEET
SHEET NUMBER

A100

Ian Charles Ratliff, Architect
AR94377

THIS PROJECT CONFORMS TO THE FOLLOWING CODES

2014	Florida Building Code - Building Florida Building Code - Accessibility Florida Building Code - Energy Conservation Florida Building Code - Fuel Gas Florida Building Code - Mechanical Florida Building Code - Plumbing Florida Building Code - Existing Building (Level 2 Alteration)
2014	NFPA 70 – National Electric Code
2014	Florida Fire Prevention Code

GENERAL NOTES (APPLIES TO ALL TRADES):

COORDINATION:
THE GENERAL CONTRACTOR IS RESPONSIBLE FOR COORDINATION OF WORK FOR ALL TRADES.

ALL SUBCONTRACTORS AND GENERAL CONTRACTORS MUST REVIEW COMPLETE SETS OF DRAWINGS, SPECIFICATIONS, ADDENDA, AND ALL OTHER PORTIONS OF THE COMPLETE CONSTRUCTION DOCUMENTS. YOUR SECTIONS WORK MAY BE SUPPLEMENTED BY OTHER SECTIONS. OTHER SECTIONS OF THE DOCUMENTS MAY CONTAIN ITEMS THAT ARE PART OF YOUR BID, OR, MAY CONFLICT WITH YOUR SPECIFIC SECTION. YOU ARE TO INCLUDE THE MOST STRINGENT REQUIREMENTS. IN PARTICULAR, CLOSELY COMPARE THE PLUMBING, HVAC, AND ELECTRICAL SECTIONS WITH THE ARCHITECTURAL DRAWINGS AND SPECIFICATIONS. IN PARTICULAR, LOOK AT THE ARCHITECTURAL FLOOR PLAN(S), RESTROOM ELEVATIONS, AND INTERIOR ELEVATIONS. IN THE EVENT THAT THE ARCHITECTURAL PLAN (OR OTHER PLANS, ETC.) INDICATES ITEMS NOT CONTAINED WITHIN YOUR FORMAL SECTION, ALLOW FOR THESE ITEMS IN YOUR BID. CONTACT THE ARCHITECT WITHIN 10 DAYS PRIOR TO BID DATE TO ALLOW ISSUANCE OF ADDENDUM (IF APPLICABLE). IN OTHER WORDS, THE ARCHITECTURAL OR OTHER SECTION MAY OR MAY NOT CONTAIN ADDITIONAL OR CONFLICTING WRITTEN OR GRAPHIC INFORMATION ABOUT YOUR TRADE. PROVIDE FOR EVERYTHING INDICATED OR IMPLIED (BY CODE) RESULTING AS A COMBINATION OF THE INFORMATION FROM THE ENTIRE SET OF CONSTRUCTION DOCUMENTS, NOT JUST YOUR TRADITIONAL SEPARATE SECTION. IN CASE OF CONFLICT, THE MOST STRINGENT ITEM SHALL GOVERN, WITHOUT ADDITIONAL COST TO THE OWNER. HOWEVER, THIS DOES NOT RELIEVE THE CONTRACTOR FROM CALLING IT TO THE ATTENTION OF THE ARCHITECT FOR CLARIFICATION.

CONTRACTORS SHALL REVIEW ALL DRAWINGS AND SPECIFICATIONS PRIOR TO MAKING BIDS. BY MAKING BIDS, CONTRACTORS ARE IN EFFECT AGREEING THAT THEY HAVE DONE THIS. A DRAWING MAY INADVERTENTLY OMIT SOME RELATED ITEM FROM ANOTHER DRAWING. THIS DOES NOT MEAN THAT THE SECONDARILY OMITTED ITEM IS NOT REQUIRED IN SO FAR AS IT AFFECTS THE TRADES. ALL TRADES SHALL INCLUDE EVERYTHING NECESSARY FOR A COMPLETE AND PROPERLY FUNCTIONING CODE - ACCEPTABLE PROJECT, UNLESS CERTAIN ITEMS ARE SPECIFICALLY INDICATED AS BEING PROVIDED BY OTHERS AS "NIC" (NOT IN CONTRACT).

CONDITIONS NOT DETAILED:

CONSTRUCTION DOCUMENTS CANNOT DETAIL EVERY CONDITION OR INSTRUCT THE CONTRACTOR ON HOW TO PERFORM THE WORK. EVERY CONNECTION, CORNER, FLASHING, ETC. MUST BE RESOLVED. THESE AND OTHER CONDITIONS SHALL BE HANDLED IN A MANNER COMPATIBLE WITH THE REST OF THE WORK. NOTIFY ARCHITECT IF A CONDITION NEEDS ADDITIONAL DIRECTION OR DETAIL.

VERIFY SITE INFORMATION:

CONTRACTOR IS TO VERIFY ALL SITE INFORMATION AND ASSUMPTIONS, ESPECIALLY SUBTERRANEAN CONCEALED CONDITIONS INVOLVING HIDDEN UTILITIES AND SOIL CONDITIONS. SHOULD ANY CONDITIONS AFFECTING THE WORK BE DISCOVERED BY THE CONTRACTOR, HE IS TO NOTIFY THE ARCHITECT IMMEDIATELY. CONTRACTOR SHALL VERIFY THAT EXISTING SOILS MEET THE MINIMUM CAPACITY PER THE STRUCTURAL DESIGN.

PRIOR TO ANY EXCAVATION WORK:

THE CONTRACTOR IS REQUIRED TO LOCATE ANY AND ALL UTILITIES IN OR UNDER NEW CONSTRUCTION, AND MAKE ARRANGEMENTS FOR THEIR LEGAL RE-ROUTING, AS ACCEPTABLE TO GOVERNING AGENCIES, AUTHORITIES, UTILITIES AND OWNER. CONTACT ALL AFFECTED UTILITY COMPANIES AND INFORM THEM OF THE IMPENDING CONSTRUCTION, AND OBTAIN THEIR ASSISTANCE IN LOCATING THEIR UTILITIES.

SITE SAFETY:

ALL CONTRACTORS AND OTHERS WORKING ON THIS PROJECT AGREE TO COMPLY WITH ALL SAFETY AND OTHER CODES AND REGULATIONS, STATE, LOCAL AND NATIONAL, AND TO CONDUCT THEMSELVES AT ALL TIMES IN A MANNER SO AS TO PRESERVE SAFE CONDITIONS AT ALL TIMES FOR EVERYONE AND EVERYTHING ON AND SURROUNDING THE PROJECT.

DIMENSIONS:

DIMENSIONS ON ARCHITECTURAL DRAWINGS MAY BE "ROUGH" OR "FINISH." SEE PLANS FOR REQUIREMENTS. ARCHITECTURAL DIMENSIONS SHALL TAKE PRECEDENCE OVER STRUCTURAL OR OTHER DIMENSIONS, IF NO OTHER CONFLICT RESULTS. DOCUMENT ANY SUCH DISCREPANCIES TO ARCHITECT IN WRITING.

HEIGHT ELEVATIONS:

BUILDING HEIGHT ELEVATIONS TYPICALLY USE THE MAIN FLOOR SLAB AS ELEVATION 0'-0" (BUILDING ELEVATIONS MAY BE NOTED AS "BLDG EL. -'-"). SEE SITE PLAN AND FLOOR PLAN(S). SITE ELEVATIONS MAY BE BASED ON THE SURVEY, WHICH MAY USE MEAN SEA LEVEL, NGVD, OR OTHER HEIGHT AS A REFERENCE DATUM (SITE ELEVATIONS MAY BE NOTED AS: "SITE EL. -'-" (OR CIVIL) ON THE SITE PLAN OR FLOOR PLAN(S)). ON OTHER DETAILED ARCHITECTURAL DRAWINGS, TYPICALLY ALL OTHER ELEVATIONS ARE BASED ON THE "BLDG EL" OF 0'-0" AS THE MAIN FLOOR, OR THE FLOOR THE DETAILS ON, AND ARE NOT NECESSARILY NOTED AS "BLDG EL." CONSULT ARCHITECT FOR ANY QUESTIONABLE LOCATIONS PRIOR TO CONSTRUCTING.

WORKMANSHIP & WARRANTY:

THE FOLLOWING GENERAL & SPECIFIC NOTES SHALL APPLY EQUALLY TO ALL CONTRACTORS, SUBCONTRACTORS AND SUPPLIERS ENGAGED IN EXECUTION OF WORK ON THESE PLANS.

IT SHALL BE THE DUTY OF EACH SUBCONTRACTOR WHO REQUIRES CHASES OR OPENINGS OF ANY KIND FOR HIS WORK, WHETHER SHOWN ON THE DRAWINGS OR NOT, TO SEE THAT THEY ARE PROPERLY CONSTRUCTED AND IN THE CASE OF FAILURE, IT SHALL BE THE DUTY OF SAME SUBCONTRACTOR TO CUT, SUCH CHASES OR OPENINGS AS MAY BE NECESSARY AND PROPER FOR HIS OWN WORK AT HIS OWN EXPENSE, BUT NOT WITHOUT OBTAINING THE APPROVAL OF THE GENERAL CONTRACTOR.

EACH SUBCONTRACTOR SHALL, WHERE WARRANTIES AND GUARANTEES ARE REQUIRED, SECURE AND DELIVER COPIES TO THE GENERAL CONTRACTOR UPON COMPLETION OF THE WORK. THE GENERAL CONTRACTOR WILL COMPILE THE WARRANTY AND GUARANTEE INFORMATION AND DELIVER TO THE OWNER AT THE DATE OF ISSUANCE OF CERTIFICATE OF OCCUPANCY.

EACH SUBCONTRACTOR SHALL AND DOES HEREBY WARRANTY AND/OR GUARANTEES ALL WORK AS APPLIED TO HIS PARTICULAR TRADE FOR A PERIOD OF ONE YEAR FROM THE DATE OF COMPLETION, AS EVIDENCED BY THE DATE OF ISSUANCE OF CERTIFICATE OF OCCUPANCY.

ALL MOVEABLE OR ADJUSTABLE WORK SHALL REMAIN IN PERFECT WORKING ORDER FROM ONE YEAR OF THE DATE OF CERTIFICATE OF OCCUPANCY, INCLUDING HARDWARE, WEATHER-STRIPPING, DOORS, WINDOWS, DRAWERS, APPARATUS, MACHINERY, ELECTRICAL EQUIPMENT, AND ALL OTHER EQUIPMENT TO WHICH THIS HEADING IS APPLICABLE. WHEREIN ANY DIVISION OF WORK ALLOWS A GUARANTEE OR WARRANTY FOR A PERIOD LONGER THAN ONE YEAR, SUCH WARRANTY OR GUARANTEE SHALL TAKE PRECEDENCE.

ARCHITECT'S INTENT:

IN THE EVENT OF ANY AMBIGUITY OR QUESTION WITH REGARD TO THE INTENT OF THE DOCUMENTS, THE ARCHITECT SHALL INTERPRET THE CONSTRUCTION DOCUMENTS.

STRUCTURAL STEEL:

1. ALL STRUCTURAL STEEL SHEETS SHALL CONFORM TO ASTM A-36 AND THE "SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS" BY THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION. ALL STEEL PIPE SHALL CONFORM TO ASTM A-53, TYPE E (Fy = 35 KSI).

2. ALL SHOP CONNECTIONS TO BE WELDED (UTILIZING E70XX ELECTRODES) AND FIELD CONNECTIONS TO BE BOLTED UNLESS OTHERWISE SPECIFICALLY NOTED ON THE STRUCTURAL DRAWINGS. ALL WELDING SHALL CONFORM TO THE REQUIREMENTS OF "THE STANDARD CODE FOR WELDING IN BUILDING CONSTRUCTION" OF THE AMERICAN WELDING SOCIETY.

3. ALL STEEL TO RECEIVE ONE SHOP COAT AND ONE FIELD TOUCHUP COAT OF APPROVED PAINT.

4. ALL BOLTED CONNECTIONS SHALL CONSIST OF ASTM A325 HIGH STRENGTH BOLTS AND HARDENED WASHERS AS SHOWN ON THE STRUCTURAL DRAWINGS. ALL BOLTED CONNECTIONS SHALL CONFORM TO THE "SPECIFICATION FOR STRUCTURAL JOINTS USING ASTM A325 OR A490 BOLTS" BY THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION.

5. ALL ANCHOR BOLTS SHALL CONFORM TO ASTM A36 OR A307 (THREADED ROD).

6. SUBMIT SHOP DRAWINGS FOR REVIEW OF CONFORMANCE TO DESIGN CONCEPT. CONTRACTOR TO MAKE CHANGES AS REQUIRED AND RESUBMIT TWO COPIES.

7. GROUT FOR COLUMN BASE PLATES SHALL BE NON-SHRINK GROUT BY "EMBECO" OR APPROVED EQUAL, 5000 PSI MINIMUM.

FOUNDATIONS:

1. ALL FOUNDATIONS HAS BEEN DESIGNED FOR A MINIMUM UNIFORM ALLOWABLE SOIL BEARING VALUE OF 2000 PSF. CONTRACTOR SHALL SUBMIT SOILS TEST REPORTS TO THE ARCHITECT VERIFYING THE ALLOWABLE SOIL BEARING CAPACITY PRIOR TO ANY FLAT WORK.

2. CONTRACTOR RESPONSIBLE FOR IN-PLACE SOILS TO BE UNIFORMLY COMPACTED AND TESTED TO ENSURE MINIMUM SOIL BEARING PRESSURE CAPACITY OF 2,000 PSF.

3. ANY ADDITIONAL FILL MATERIAL REQUIRED SHALL CONSIST OF SOILS THAT CONTAIN NOT MORE THAN 12 % OF FINES (SILT OR CLAY PARTICLES) PASSING A NO. 200 SIEVE AND SHALL BE PLACED IN UNIFORM LAYERS NOT EXCEEDING 12.0 INCHES LOOSE. EACH LAYER SHALL BE SYSTEMATICALLY AND UNIFORMLY COMPACTED IN THE MANNER AND TO THE DEGREE SPECIFIED FOR THE IN-PLACE SOILS.

4. COMPLY WITH SPECIFIED TERMITE TREATMENT (SECTION 1816 FBC), UNLESS LATEST REGULATIONS WILL NOT ALLOW SPECIFIED CHEMICALS. PROVIDE SUBMITTAL OF CURRENTLY ALLOWED CHEMICALS. IF NO CHEMICALS SPECIFIED OR NOT ALLOWABLE AS SPECIFIED, TERMITE TREATMENT SHALL BE IN COMPLIANCE WITH LATEST APPLICABLE FHA REGULATIONS AND STATE LAW. CONTRACTOR TO FURNISH OWNER WITH A 5 YEAR WRITTEN BOND PRIOR TO RECEIVING PAYMENT, UNLESS INDICATED OTHERWISE IN SPECIFICATIONS.

CONCRETE:

1. STRUCTURAL CONCRETE, INCLUDING FOOTINGS, SHALL CONFORM TO THE REQUIREMENTS OF ACI 318-08 AND SHALL ATTAIN A MINIMUM COMPRESSIVE STRENGTH IN 28 DAYS (f'c) OF 3000 PSI UNLESS OTHERWISE NOTED. CONCRETE FOR SLABS ON-GRADE SHALL ATTAIN A MINIMUM COMPRESSIVE STRENGTH IN 28 DAYS OF 2500 PSI.

2. CONCRETE, WHEN PLACED, SHALL HAVE A SLUMP OF 6 INCHES MAXIMUM AND 1 INCH MINIMUM EXCEPT FOR SLABS ON-GRADE WHICH SHALL HAVE A MAXIMUM SLUMP OF 5 INCHES AND A MINIMUM OF 3 INCH.

3. ALL REINFORCING SHALL CONFORM TO ASTM 615 FOR GRADE 60 STEEL, WELDED WIRE MESH TO ASTM A-185.

4. CHECK ALL DRAWINGS AND APPLICABLE MANUFACTURER'S SHOP DRAWINGS FOR LOCATION OF ALL EMBEDDED ITEMS SUCH AS PIPE SLEEVES, ANCHOR BOLTS, ETC., PRIOR TO PLACING CONCRETE.

5. REINFORCEMENT FOR CONTINUOUS FOOTINGS SHALL BE CONTINUOUS AND SPLICED WITH A FULL 30 INCH LAP. PROVIDE CORNER BARS FOR EACH CONTINUOUS BAR, HAVING 30 INCH LEGS IN EACH DIRECTION.

6. REINFORCEMENT FOR BOND BEAMS SHALL BE CONTINUOUS AND SPLICED WITH A FULL 30 INCH LAP. PROVIDE CORNER BARS FOR EACH CONTINUOUS BAR HAVING 30 INCH MINIMUM LEGS IN EACH DIRECTION.

7. PROTECT FRESHLY PLACED CONCRETE FROM PREMATURE DRYING AND EXCESSIVE COLD OR HOT TEMPERATURES. START INITIAL CURING AS SOON AS FREE WATER HAS DISAPPEARED FROM THE CONCRETE SURFACE AFTER PLACING AND FINISHING. KEEP CONTINUOUSLY MOIST FOR NOT LESS THAN 7 DAYS IN ACCORDANCE WITH ACI 318-08 PROCEDURES. PERFORM CURING OF THE CONCRETE BY CURING AND SEALING COMPOUND, BY MOIST CURING, BY MOISTURE RETAINING COVER CURING OR BY COMBINATION THEREOF.

8. THE FOLLOWING MINIMUM CONCRETE COVER SHALL BE PROVIDED FOR THE REINFORCEMENT:

- A. CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH; 3 INCHES
- B. CONCRETE EXPOSED TO EARTH OR WEATHER: #5 BARS AND SMALLER, 1 1/2" INCHES; #6 BARS AND LARGER, 2 INCHES

9. CONCRETE SLAB ON GRADE CONTROL JOINTS SHALL BE AS SHOWN ON THE FOUNDATION PLAN OR TYPICAL DETAILS. WHERE CONTROL JOINTS ARE NOT SHOWN ON PLANS, ALL CONCRETE SLABS ON GRADE SHALL BE BOUND BY KEYS, DOWELED OR SAW-CUT CONTROL JOINTS SUCH THAT THE ENCLOSED AREA DOES NOT EXCEED 260 SQUARE FEET. RATIO OF BOUNDARY DIMENSIONS SHALL NOT EXCEED 1.5:1. KEYS OR DOWELED CONTROL JOINTS NEED ONLY OCCUR AT EXPOSED EDGES DURING POURING. ALL OTHER JOINTS MAY BE SAW-CUT. POST-TENSIONED CONCRETE SLABS ON GRADE SHALL NOT HAVE CONTROL JOINTS UNLESS SPECIFICALLY NOTED ON THE PLANS.

10. CONSTRUCTION JOINTS OR POUR JOINTS IN STRUCTURAL ELEMENTS (BEAMS, COLUMNS, ELEVATED SLABS, ETC.) NOT SPECIFICALLY SHOWN OR NOTED ON THE DRAWINGS REQUIRE PRIOR APPROVAL OF THE ENGINEER. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS SHOWING PROPOSED JOINTS TO ENGINEER FOR APPROVAL.

MASONRY:

1. ALL MASONRY UNITS SHALL CONFORM TO THE REQUIREMENTS OF ASTM C90 FOR LOAD BEARING MASONRY WITH A MINIMUM f'm OF 1500 PSI UNLESS NOTED OTHERWISE ON THE PLANS. MASONRY STRENGTH (f'm DESIGN) 1500

BLOCK STRENGTH = 1900

MORTAR STRENGTH = 1800

GROUT STRENGTH = 2000

2. MASONRY CONSTRUCTION AND MATERIALS SHALL CONFORM WITH ALL THE REQUIREMENTS OF THE "SPECIFICATIONS FOR MASONRY STRUCTURES" (ACI 530.1-08/ASCE 5-08/TMS 402-08), AS PUBLISHED BY THE MASONRY STANDARDS JOINT COMMITTEE.

3. MASONRY CONSTRUCTION SHALL BE PERFORMED UNDER THE DIRECT SUPERVISION OF A "CERTIFIED STRUCTURAL MASONRY CONTRACTOR" OR "CERTIFIED STRUCTURAL MASON" AS RECOGNIZED BY THE FLORIDA CONCRETE AND PRODUCTS ASSOCIATION (FCAPA).

4. MORTAR MIX SHALL CONFORM TO REQUIREMENTS OF FLBC STANDARDS, TYPE M OR S. TYPE M MORTAR SHALL BE USED WHERE MASONRY IS IN CONTACT WITH SOIL.

5. GROUT SHALL HAVE A SLUMP OF 8 TO 11 INCHES, BE IN CONFORMANCE WITH ASTM C 476-02 AND ATTAIN A COMPRESSIVE STRENGTH OF 1800 PSI. GROUT SHALL CONFORM TO REQUIREMENTS OF FLBC STANDARDS. USE SUFFICIENT WATER FOR GROUT TO FLOW INTO ALL JOINTS OF THE MASONRY WITHOUT SEGREGATION. ALL CELLS IN CONCRETE BLOCKS CONTAINING REINFORCING SHALL BE FILLED SOLID WITH GROUT. ALL MASONRY BELOW FINISHED FLOOR OR GRADE SHALL BE GROUTED SOLID. HOLD GROUT DOWN 1-1/2" BELOW TOP OF BLOCK AT GROUT LIFT JOINTS AND AT CONCRETE PLACED OVER MASONRY.

6. CONCRETE MASONRY UNITS SHALL BE PLUMB, TRUE TO LINE, WITH LEVEL COURSES ACCURATELY SPACED AND BUILT TO THE THICKNESS AND IN A RUNNING BOND AS INDICATED AND CONFORMING TO THE TOLERANCES SPECIFIED IN ACI 531.1 AND 530.1. CONCRETE UNITS SHALL BE STORED OFF OF THE GROUND SURFACE AND COVERED TO PROTECT THEM FROM ABSORBING RAIN OR BEING CONTAMINATED WITH OTHER FOREIGN MATTER. CONCRETE UNITS SHALL BE DRY WHEN LAID. EACH UNIT SHALL BE ADJUSTED TO FINAL POSITION IN THE WALL WHILE THE MORTAR IS STILL SOFT AND PLASTIC. ANY UNIT DISTURBED AFTER THE MORTAR HAS STIFFENED SHALL BE REMOVED AND RE-LAID WITH FRESH MORTAR. VERTICAL CELLS SHALL BE ALIGNED TO PROVIDE A CONTINUOUS, UNOBSTRUCTED OPENING. ALL ANCHORS, ACCESSORIES, FLASHING AND OTHER ITEMS TO BE BUILT-IN SHALL BE INSTALLED AS THE MASONRY WORK PROGRESSES. ALL CUTTING AND FITTING OF MASONRY, INCLUDING THAT REQUIRED TO ACCOMMODATE THE WORK OF OTHERS SHALL BE DONE BY MASONRY CRAFTSMEN WITH MASONRY SAWS.

7. HOLLOW UNITS SHALL BE LAID WITH FULL HEAD AND BED JOINTS TO THE THICKNESS OF THE FACE SHELL AS A MINIMUM. THE WEBS SHALL ALSO BE BEDDED IN ALL COURSES, STARTING AT THE FOUNDATION. ADJACENT TO CELLS TO BE REINFORCED AND/OR FILLED WITH GROUT. MORTAR JOINTS SHALL BE TOOLED WHEN THE MORTAR IS "THUMBPRINT" HARD, BOTH ON THE INSIDE AND OUTSIDE SURFACES OF THE BUILDING WALL, WITH A TOOL PRODUCING A CONCAVE SURFACE. BED JOINTS SHALL BE 3/8" x 1/8" IN THICKNESS; HEAD JOINTS SHALL BE 3/8" x 1/4", +3/8").

8. REINFORCING BARS SHALL BE PLACED IN THE MIDDLE OF THE CELLS, UNLESS NOTED OTHERWISE, AND TIED OR OTHERWISE SECURELY SUPPORTED AT THE TOP AND BOTTOM TO ENSURE THAT THE BAR DOES NOT MOVE DURING GROUTING. MINIMUM LAP AT ALL SPLICES OR DOWELS SHALL BE 30 INCHES FOR #5 BARS AND 25 INCHES FOR #4 BARS UNLESS OTHERWISE NOTED ON THE DRAWINGS.

9. GROUTING SHALL BE ACCOMPLISHED IN 5 FOOT LIFTS. EACH LIFT SHALL BE MECHANICALLY CONSOLIDATED INTO THE PREVIOUS LIFT, WHEN PLACED, SO AS TO PREVENT COLD JOINTS. RECONSOLIDATE AS REQUIRED. A 12 SQUARE INCH CLEANOUT OPENING SHALL BE PLACED AT THE BOTTOM OF EACH CELL TO BE FILLED AND IT SHALL BE THOROUGHLY CLEANED OUT PRIOR TO FILLING OF THE CELL. GROUT PLACEMENT STOPPED FOR MORE THAN ONE HOUR SHALL BE STOPPED BELOW THE TOP OF THE MASONRY UNIT 1-1/2" TO PROVIDE A KEY FOR SUBSEQUENT GROUTING.

10. THE MINIMUM CONTINUOUS UNOBSTRUCTED CELL AREA IN CELL TO RECEIVE GROUT MUST NOT BE LESS THAN 2" X 3". MORTAR FINIS MUST BE REMOVED AS BLOCK PLACEMENT PROCEEDS. MORTAR DROPPINGS MUST BE KEPT OUT OF CELLS WHICH ARE TO BE GROUTED.

11. TEMPORARY BRACING AND SHORING OF ALL CONCRETE MASONRY CONSTRUCTION, TO PROVIDE STABILITY DURING CONSTRUCTION UNTIL THE CONSTRUCTION ACHIEVES ITS PROPER STRENGTH AND SUPPORTING CONSTRUCTION CAN WITHSTAND THE INDUCED LOADS, TO BE THE RESPONSIBILITY OF THE CONTRACTOR.

12. CONTROL JOINTS SHALL BE PROVIDED IN ACCORDANCE WITH THE LOCATIONS AND DETAILS SHOWN ON THE DRAWINGS. CONTROL JOINTS SHALL NOT EXTEND THROUGH THE TOP BOND BEAM COURSE. THE JOINTS ON BOTH SIDES OF THE WALL SHALL BE SEALED AND TOOLED SMOOTH.

13. UNLESS SPECIFICALLY SHOWN OTHERWISE, PROVIDE #9 GA. HOT DIP GALVANIZED "DUR-O-WALL" TRUSS TYPE REINFORCING IN EVERY OTHER COURSE.

LUMBER:

1. ALL STRUCTURAL (LOAD BEARING) LUMBER SHALL BE S. Y. P., GRADE #2, KD 19% (Fb FOR LUMBER SIZES NOTED TO BE IN CONFORMANCE WITH VALUES LISTED IN THE NATIONAL FOREST PRODUCTS ASSOCIATION NATIONAL DESIGN STANDARD SUPPLEMENT TABLE 4B), AND SHALL CONFORM TO THE NATIONAL GRADING RULE FOR DIMENSION LUMBER, THE SOUTHERN PINE INSPECTION BUREAU AND THE SOUTHERN FOREST PRODUCTS ASSOCIATION. ALL NON-LOAD BEARING FRAMING LUMBER (INTERIOR WALLS) TO BE #2 S.P.F. OR BETTER.

2. ALL PLYWOOD SHALL BE C-D OR C-C SHEATHING CONFORMING TO FBC 2304. LAY UP PLYWOOD WITH FACE GRAIN PERPENDICULAR TO SUPPORTS, PROVIDE BLOCKING AT PANEL EDGES WHERE INDICATED ON THE PLANS. ALL PLYWOOD SHALL CONFORM TO THE FOLLOWING NOMINAL THICKNESS, SPAN RATING AND NAILING PATTERN UNLESS NOTED OTHERWISE.

FIELD NAILING:
8d RING SHANK @ 6" O.C.

EDGE NAILING:
8d RING SHANK @ 6" O.C.

SPAN RATING:

24/16

24/16

THICKNESS:

15/32" (1/2")

19/32" (5/8")

UNLESS NOTED OTHERWISE ON PLAN (SEE PLAN), ROOF SHEATHING SHALL BE 19/32" MINIMUM AT PANELIZED CONSTRUCTION LAY UP PLYWOOD WITH FACE GRAIN PARALLEL TO SUPPORTS USING 5-PLY PLYWOOD.

3. PREFABRICATED WOOD TRUSSES, JOISTS AND GIRDER TRUSSES SHALL BE DESIGNED TO SUPPORT THEIR SELF-WEIGHT, PLUS LIVE LOAD AND SUPERIMPOSED DEAD LOADS. INCLUDING, NUT NOT LIMITED TO, WALLS EITHER PARALLEL OR PERPENDICULAR TO THE SPAN, ALL MECHANICAL AND OTHER EQUIPMENT, AND SHALL BE DESIGNED TO RESIST ALL DRAG FORCES, SHEARWALL UPLIFT AND DOWNWARD LOADS, AND OTHER SPECIAL LOADS. NOTES ON STRUCTURAL, MECHANICAL, PLUMBING OR ARCHITECTURAL DRAWINGS OR CALCULATIONS. MINIMUM ALLOWABLE SHEAR SHALL BE 95 PSI, BRIDGING SIZE AND SPACING SHALL BE AS DESIGNATED BY TRUSS MANUFACTURER UNLESS NOTES OTHERWISE. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS, ERECTION DRAWINGS AND DESIGN CALCULATIONS SEALED BY A REGISTERED ENGINEER. SHOP DRAWINGS SHALL SHOW ANY SPECIAL DETAILS REQUIRED AT BEARING POINTS. ALL CONNECTORS SHALL HAVE CURRENT ICBO APPROVAL. THE MANUFACTURER SHALL DESIGN CONNECTION OF TRUSS REQUIRING PREFABRICATED HARDWARE HANGER OR OTHER.

4. ALL TRUSSES FURNISHED SHALL BE SUPPLIED WITH SIGNED AND SEALED TRUSS DIAGRAMS PROVIDING THE MANUFACTURER'S TRUSS SPECIFIC REQUIREMENTS FOR BRACING AND LATERAL MOVEMENT. ALL TRUSS-TO-TRUSS CONNECTORS TO BE SUPPLIED BY THE TRUSS MANUFACTURER. VERIFY THAT THE CAPACITY OF THE TRUSS ANCHORS CALLED OUT ON THE CONSTRUCTION DRAWINGS MEET OR EXCEED THE UPLIFT VALUES ON THE TRUSS ENGINEERING. ANY TRUSS ANCHORS CALLED OUT THAT ARE OF INSUFFICIENT CAPACITY SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER FOR SUBSTITUTION.

4.1 PREFABRICATED WOOD TRUSSES-AND ANCILLARY WOOD-WORK, FASTENERS, ETC.

1. FABRICATOR TO SUBMIT SHOP DRAWINGS AND CALCULATIONS FOR ALL ELEMENTS OVER SIGNATURE AND SEAL OF FLORIDA ENGINEER (SPECIALTY ENGINEER)

2. SPECIALTY ENGINEER MAY SUBMIT PREFERRED CONNECTION AND OTHER DETAILS IF DIFFERENT FROM SAME ON DRAWINGS FOR APPROVAL.

5. DO NOT SHIM ANY FRAMING COMPONENTS. DO NOT CUT ANY FRAMING MEMBERS WITHOUT EXPRESS WRITTEN AUTHORITY FROM THE ENGINEER. DO NOT CUT ANY TRUSSES.

6. DO NOT LOCATE ANY HOLES CLOSER THAN FOUR (4) BOLT DIAMETERS FROM THE END OF ANY WOOD FRAMING MEMBER.

7. ALL WOOD MEMBERS IN CONTACT WITH CONCRETE AND/OR MASONRY TO BE PRESSURE TREATED.

8. ALL ROOF AND WALL SHEATHING TO BE MINIMUM 19/32" APA RATED C-D PLYWOOD AS COVERED IN PS 1, BLOCKED WHERE SHOWN ON ROOF PLAN, NAILED TO ROOF AND WALL FRAMING USING 8d RING SHANK NAILS @ 6" ALL SUPPORTED EDGES AND BLOCKING AND 6" O.C. FIELD OF ROOF PANELS. USE 10d @ 4" O.C. WITHIN 5' OF ALL RIDGES, VALLEYS AND EAVES OF THE ROOF.

9. NAILS SHALL BE RING SHANK FOR ROOF PANEL SHEATHING.

10. LAMINATED TIMBER ELEMENTS (BENTS, BEAMS, DECK, ETC., AND ANCILLARY ACCESSORIES, FASTENERS, ETC.

1. FABRICATOR TO SUBMIT SHOP DRAWINGS AND CALCULATIONS FOR ALL ELEMENTS OVER SIGNATURE AND SEAL OF FLORIDA ENGINEER (SPECIALTY ENGINEER)

2. SPECIALTY ENGINEER MAY SUBMIT CONNECTION DETAILS FOR BENTS AND BEAMS AND FASTENING MODE AND INTERVALS FOR DECK. (CONNECTIONS FOR BEAM-ENDS TO RESIST ROTATION.)

10.1. GLUE-LAMINATED BEAMS (GLULAM) SHALL BE DOUGLAS FIR COMBINATION 24F-V4 AT SIMPLE SPANS AND 24F-V8 AT CANTILEVER SPANS HAVING THE FOLLOWING MINIMUM PROPERTIES: Fb = 2,400 PSI, Fv = 190 PSI, Fc (PERPENDICULAR) = 650 PSI, E = 1,800,000 PSI, FABRICATION AND HANDLING SHALL CONFORM TO THE LATEST AMERICAN INSTITUTE FOR TIMBER CONSTRUCTION (AITC) AND ASTM STANDARDS. BEAMS SHALL BEAR AN APPROPRIATE GRADE STAMP CLEARLY NOTING ITS DESIGN PROPERTIES. UNLESS CAMBER AND TOLERANCE IS SPECIFICALLY NOTED ON THE DRAWINGS, BEAMS SHALL BE MANUFACTURED WITH INDUSTRY STANDARD MINIMUM CAMBER OR UPWARD TO SPAN/200. ERECT WITH CROWN OR CAMBER UP. IN HEADER CONDITIONS (BEAM BUILT INTO WALL) CRIPPLE FRAMING ABOVE HEADER SHALL MAINTAIN CAMBER. HEADER BEAMS MAY HAVE ZERO CAMBER, PROVIDED CRIPPLE FRAMING ABOVE HEADER IS BUILT WITH MINIMUM CAMBER STATED ABOVE.

DOORS AND WINDOWS:

1. ALL DOORS AND WINDOWS SHALL MEET WITH MANUFACTURER'S INSTALLATION REQUIREMENTS IN ACCORD WITH SBCCI COMPLIANCE REPORT.

2. SEE MANUFACTURERS SPECIFICATION FOR REQUIRED FASTENERS TO ATTACH ALL GARAGE DOOR, ENTRY DOORS, PATIO DOORS AND WINDOWS TO STRUCTURE.

3. GARAGE DOOR "BUCKS" SHALL BE ATTACHED TO STUDS WITH 1/4" X 4" BOLTS, SPACED EACH 24" O.C. WITH MINIMUM OF 3 BOLTS. (N/A)

4. DOOR AND WINDOW TYP. DETAILS.

5. ALL SLEEPING ROOM SHALL HAVE AT LEAST ONE MIN. EXTERIOR EMERGENCY ESCAPE AND RESCUE OPENING MIN. HEIGHT 24" MIN. WIDTH 20" AND A MIN. NET CLEAR OPENING AREA 5.7 SQFT. FBC 1005.4

6. UNLESS OTHERWISE SPECIFIED BY WINDOW OR DOOR MFG. USE THE FOLLOWING FOR JAMBS AND HEADERS. FOR EXTERIOR WINDOWS USE 1" x 4" P.T. BUCK ON JAMBS AND HEAD. FOR EXTERIOR DOORS USE 2x PT BUCK AND JAMB.

7. FOR GARAGE DOOR USE MINIMUM 2" x 6" P.T. BUCK FOR JAMBS AND SPRING PADS.

APPROVED FASTENERS:
3/16" TAPCON WITH 1 3/4" PENETRATION

= 230 LB OF HOLDING POWER
14" TAPCON WITH 1 1/4" PENETRATION

= 320 LB OF HOLDING POWER
12" ANCHOR BOLT WITH 4 1/4" EMBED

= 2410 LB OF HOLDING POWER

8. PROVIDE ENOUGH FASTENERS OF TYPE USED TO EQUAL OR EXCEED STATED LOADS ON TABLE.
MINIMUM FASTENERS FOR TOP BUCK IS 2.
MINIMUM FASTENERS FOR SIDE BUCK IS 3.

9. TAPCON FASTENERS ON WINDOWS AND DOORS ARE REQUIRED NO CLOSER THAN 2" OR MORE THAN 4" FROM ENDS AND SPACED EQUAL DISTANCE ALONG BALANCE OF BUCK. WHEN USING 1/2" ANCHOR BOLTS ON GARAGE DOORS, THEY SHALL BE SPACED APPROX EQUAL DISTANCE. (MAX SPACING OF 42" AND SHALL INTERFERE WITH PLACEMENT OF ROLLER BRACKET)

10. FLANGE DESIGN ON WINDOWS AND DOORS MAY VARY BETWEEN DIFFERENT MANUFACTURERS. SEE MANUFACTURERS SPECIFICATIONS FOR REQUIRED FASTENERS TO ATTACH GARAGE DOOR, ENTRY DOORS, PATIO DOORS AND WINDOWS TO BUILDINGS. (USE MFG. INSTALLATION INSTRUCTIONS IF THEY VARY FROM THESE SHOWN HERE)

11. USE (1) #8 SCREW IN ALL FACTORY HOLES IN FRAME NOT USED FOR TAPCONS. SCREWS ARE TO BE OF SUFFICIENT LENGTH FOR MIN. 5/8" EMBED INTO WOOD BUCK.

12. NOTE: FRAME CONSTRUCTION
EA. GARAGE DOOR BUCK SHALL BE ATTACHED TO STUDS WITH 1/2" x 4" LAG BOLTS, NO CLOSER THAN 2" OR MORE THAN 8" FROM ENDS AND SPACED APPROX EQUAL DISTANCE BALANCE OF BUCK. (MAX SPACING OF 42") HEADER BUCK TO BE ATTACHED WITH 1/2" x 4" LAG BOLTS.

ELECTRICAL:

1. ARCHITECT PROTECTION PROVIDED FOR ALL BED ROOM OUTLETS 210-12 NEC.

2. GROUND FAULT CIRCUIT INTERRUPTERS WILL BE PROVIDED IN ALL EXTERIOR OUTLETS, BATHROOM OUTLETS, AND KITCHEN OUTLETS WITHIN 6'-0" OF WATER SUPPLY.

3. ELECTRICAL PLAN AS SHOWN MAY VARY. ACTUAL LAYOUT AND ELECTRICAL SERVICE TO BE DETERMINED BY A LICENSED FLORIDA ELECTRICIAN. PANEL SIZE AND LOCATION TO BE DETERMINED BY BUILDER AND ELECTRICIAN

4. ELECTRICAL SYSTEMS SHALL COMPLY WITH HE PROVISIONS OF NFPA 70.

PLUMBING:

1. PLAN IS SCHEMATIC. ACTUAL LOCATION AND SIZE OF RISE VENTS SHALL BE DETERMINED BY A LICENSED FLORIDA PLUMBER.

2. NO PLUMBING REQUIREMENTS SHALL INTERRUPT THE STRUCTURAL INTEGRITY OF THE BUILDING.

3. PLUMBER TO PROVIDE AFFIDAVIT PRIOR TO FINAL PURGE PER FPC 610.

HVAC:

ACTUAL LAYOUTS OF UNITS, DUCTS, RETURN AIR GRILLS AND SUPPLY GRILLES ETC. SHALL BE DETERMINED BY A FLORIDA A/C CONTRACTOR AND CONTRACTOR / OWNER. ENGINEERED SIGNED AND SEALED ENERGY CALCULATIONS SHALL BE SUPPLIED TO THE BUILDING DEPARTMENT BY THE HVAC CONTRACTOR OR APPROVED ENERGY ANALYST AT THE TIME OF PERMIT APPLICATION.

SMOKE DETECTORS:

ALL SMOKE DETECTORS TO BE UL LISTED, HARD WIRED, AND HAVE AUXILIARY BATTERY BACKUP.

ROOF PENETRATIONS:

VERIFY ALL REQUIRED ROOF PENETRATIONS FROM HVAC, PLUMBING, ELECTRICAL, AND OTHER DRAWINGS. PROVIDE ALL NECESSARY PENETRATIONS WITH REQUIRED ACCESSORIES TO PREVENT MOISTURE INTRUSION AND RETAIN STRUCTURAL STABILITY. IN ADDITION TO THOSE INDICATED ON THE ROOF PLAN, CONSULT ARCHITECT IF ROOF PLAN CONFLICTS WITH ANT REQUIRED ROOF PENETRATIONS.

FIRE RATED UL FLOOR, WALL, & ROOF PENETRATIONS:

CONTRACTOR MUST USE SPECIFIC UNDERWRITER'S LABORATORIES DESIGN NUMBERED SYSTEMS FOR PENETRATING RATED WALLS, FLOORS, AND CEILINGS. ARCHITECT'S DOCUMENTS MAY OR MAY NOT INDICATE CERTAIN SYSTEMS. CONTRACTOR TO FURNISH UL NUMBERS ON DEMAND.

FIRE BLOCKING - DRAFT STOPPING:

FIRE BLOCKING SHALL BE PROVIDED IN ALL WALLS AND PARTITIONS TO CUT OFF ALL CONCEALED DRAFT OPENINGS BOTH HORIZ. AND VERT. AND TO FORM A FIRE BARRIER BETWEEN FLOORS AND BETWEEN THE UPPER FLOOR AND THE ROOF SPACE. WALLS AND STUD PARTITIONS SHALL BE FIRE BLOCKED AT FLOORS

OCCUPANCY CLASSIFICATION:

A-2 ASSEMBLY BAR (PROPOSED)
 TYPE OF CONSTRUCTION: TYPE V-B UNSPRINKLERED
 MAX AREA PER FLOOR: 6,000 S.F. ALLOWABLE (1,133 SF PROVIDED)
 MAX STORIES ABOVE GRADE: 1 ALLOWABLE (1 PROVIDED)
 MAX FEET ABOVE GRADE: 40' ALLOWABLE (15' PROVIDED)
 (FBC TABLE 503)

FIRE RESISTANCE RATING: FBC TABLES 601

STRUCTURAL FRAME (INCL. COLUMNS, GIRDERS & TRUSSES) _____ 0 HR N/A
 BEARING WALLS: _____ 0 HR N/A
 EXTERIOR _____ 0 HR N/A
 INTERIOR _____ 0 HR N/A
 NONBEARING EXTERIOR WALLS AND PARTITIONS _____ 0 HR N/A
 (ALL WALLS ARE GREATER THAN 30' FROM PROPERTY LINES)
 NONBEARING INTERIOR WALLS AND PARTITIONS _____ 0 HR N/A
 FLOOR CONSTRUCTION (INCL. SUPPORTING BEAM AND JOISTS) _____ 0 HR N/A
 ROOF CONSTRUCTION (INCL. SUPPORTING BEAM AND JOISTS) _____ 0 HR N/A

FIRE SEPARATION DISTANCE FOR EXTERIOR WALLS (TABLE 602):

N/A 0 HOURS

BUILDING AREA:

3,000 SF EXISTING
 1,133 SF PROPOSED
 4,133 SF TOTAL

OCCUPANT LOAD: PER FBC TABLE 1004.1.1

NEW AREA	FUNCTION/CALCULATION	OCCUPANTS
471 NET SF	A-2 ASSEMBLY CHAIRS ONLY (7 OCCUPANTS/NSF)	68
TOTAL NEW OCCUPANTS		68

EXISTING AREAS	FUNCTION/CALCULATION	OCCUPANTS
123 NET SF LOBBY	STANDING (5 OCCUPANTS/NSF)	25
215 NET SF BAR AREA	CHAIRS ONLY (7 OCCUPANTS/NSF)	31
1,199 NET SF BAR AREA	TABLES & CHAIRS (15 OCCUPANTS/NSF)	80
274 NET SF STAGE AREA	PERFORMANCE (15 OCCUPANTS/NSF)	19
TOTAL EXISTING OCCUPANTS		155
TOTAL ALL OCCUPANTS		223

****NOTE: OCCUPANCY SHALL BE LIMITED TO 147 BASED ON NUMBER OF TOTAL PARKING SPACES PROVIDED ON SITE PER CITY OF DEBARY FIRE MARSHALL.**

EGRESS WIDTH REQUIRED:

PER 1005.1 FBC
 .2" PER OCCUPANT FOR EGRESSES COMPONENTS
 .3" PER OCCUPANT FOR STAIRWAYS
 EXIT WIDTH (CLEAR)
 36" CLEAR
 50 OCC
 NUMBER OF OCCUPANTS TO SERVED AT .2" PER OCCUPANT

EXITS:

TWO REQUIRED PER FBC 1015.1: TWO PROVIDED

EXIT ACCESS

COMMON PATH OF EGRESS TRAVEL REQUIRED: 75' PER 1014.3 FBC (LESS THAN 75' PROVIDED)
 EXIT ACCESS MAXIMUM TRAVEL DISTANCE REQUIRED: 200' PER FBC TABLE 1016.1 (48' PROVIDED)

INTERIOR FINISHES: (PER FBC TABLE 803.9)

INTERIOR WALL AND CEILING FINISHES SHALL BE AS FOLLOWS:

GROUP A-2 (UNSPRINKLERED BUILDING):	MATERIAL
EXIT ENCLOSURES AND EXIT PASSAGEWAYS	CLASS A
CORRIDORS	CLASS A
ROOMS AND ENCLOSED SPACES	CLASS B

EXCEPTIONS ALLOWED PER TABLE 803.9
 FLOOR FINISHES SHALL BE CLASS II (SEC. 804 FBC)

LIFE SAFETY LEGEND

- OCCUPANT LOAD SIGN
- EXIT LIGHT SIGN & EMERGENCY LIGHT W/ BATTERY BACKUP
- PRIMARY EGRESS
- SECONDARY EGRESS
- NEW ABC TYPE PORTABLE FIRE EXTINGUISHER TO BE PROVIDED. RECESS CABINET INTO WALL AND COORDINATE EXACT LOCATIONS W/ ARCHITECT - TOP OF EXTINGUISHER TO BE MAXIMUM 5' ABOVE FLOOR
- EMERGENCY LIGHT W/ BATTERY BACKUP

PLUMBING FIXTURE CALCULATIONS

FBC PLUMBING 2010, TABLE 403.1

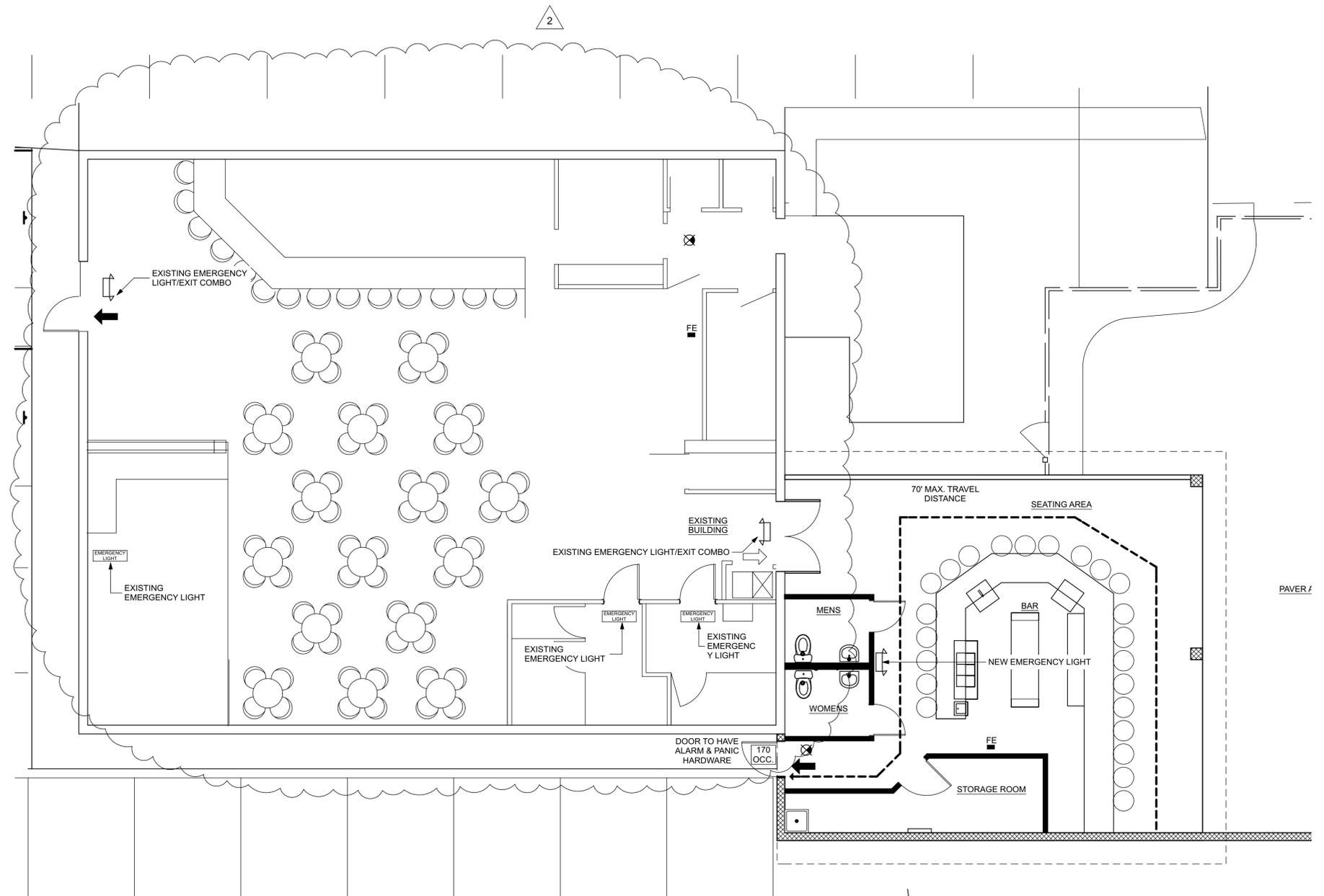
OCCUPANCY: A-2 ASSEMBLY WITH 68 OCCUPANTS (ADDITION AREA)
 155 OCCUPANTS X 50% = 34 MALES AND 34 FEMALES

WATER CLOSETS RATIO = 1/40 MALE & 1/40 FEMALE
 34 X 1/40 = .85 WATER CLOSETS MALE REQUIRED (1 PROVIDED)
 34 X 1/40 = .85 WATER CLOSETS FEMALE REQUIRED (1 PROVIDED)

LAVATORIES RATIO = 1/75 MALE & FEMALE
 34 X 1/75 = .45 LAVATORIES MALE REQUIRED (1 PROVIDED)
 34 X 1/75 = .45 LAVATORIES FEMALE REQUIRED (1 PROVIDED)

DRINKING FOUNTAINS RATIO = 1/500
 NOT REQUIRED PER SEC. 410.1 FBCP WATER PROVIDED AT BAR

ONE SERVICE SINK PROVIDED



LIFE SAFETY PLAN

NOT TO SCALE

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REV:		
REV:		
REV:		
REV:	2	8/29/2016
REV:	1	6/2/2016
DATE:		3/28/2016

LIFE SAFETY SHEET NUMBER

A102

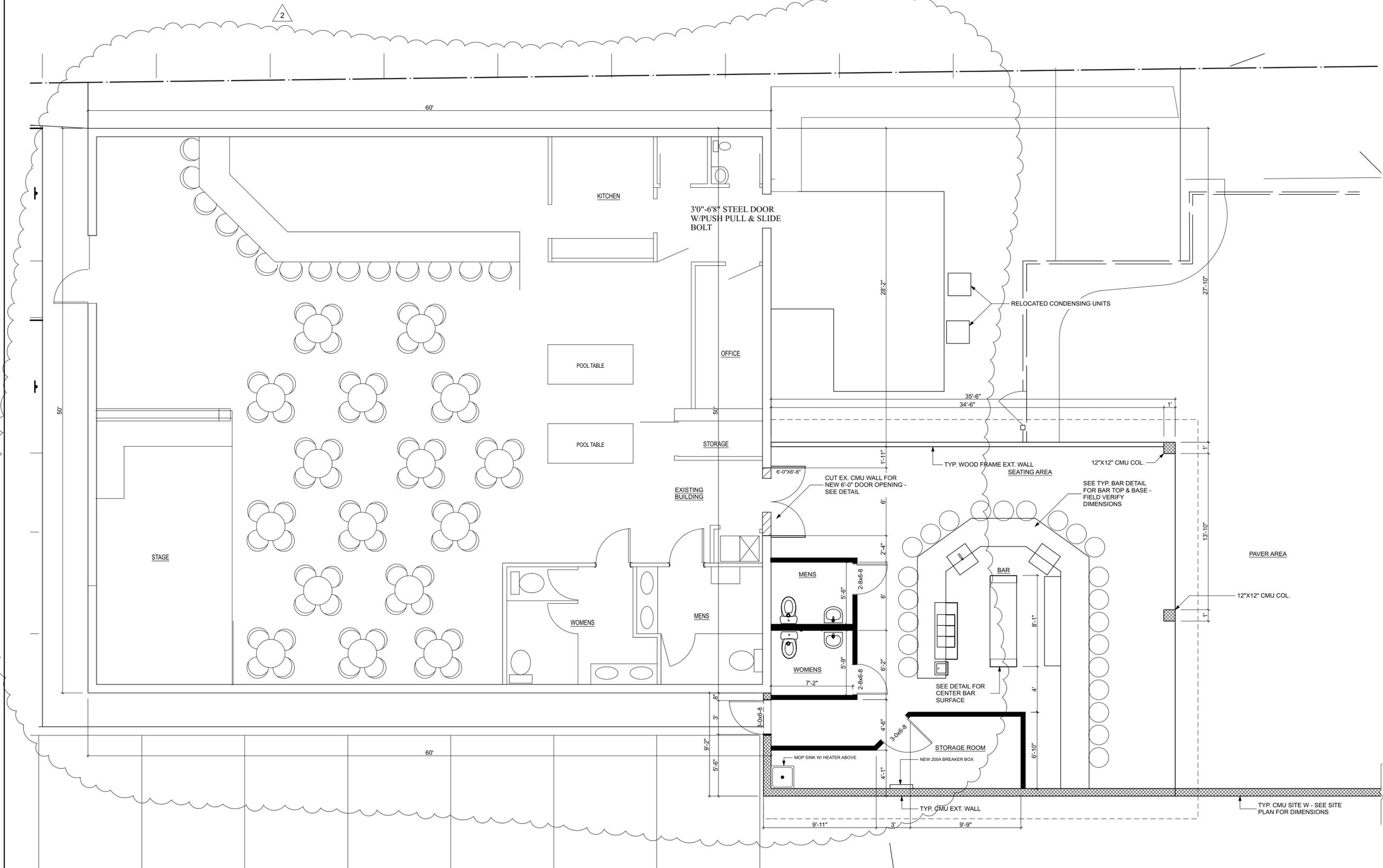
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EXTERIOR DOOR NOTES

SIZE W'X'H'	DESCRIPTION	QTY.
3'-0"X6'-8"	EXTERIOR OUTSWING FLUSH PANEL STEEL DOOR 1 3/4" THICK WITH METAL FRAME	1
6'-0"X6'-8"	EXTERIOR OUTSWING FLUSH PANEL STEEL DOOR 1 3/4" THICK WITH METAL FRAME	1
3'-0" X 6'-8"	INSWING; FULL LITE; SEE NOTE 3	1

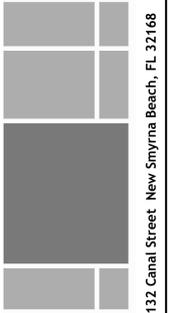
INTERIOR DOOR NOTES

SIZE W'X'H'	DESCRIPTION	QTY.
3'-0" X 6'-8"	STEEL FLUSH PANEL 1 3/4" THICK W/ METAL FRAME	3
1.	ALL HARDWARE FOR INTERIOR DOORS TO BE SELECTED BY OWNER.	



FLOOR PLAN

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



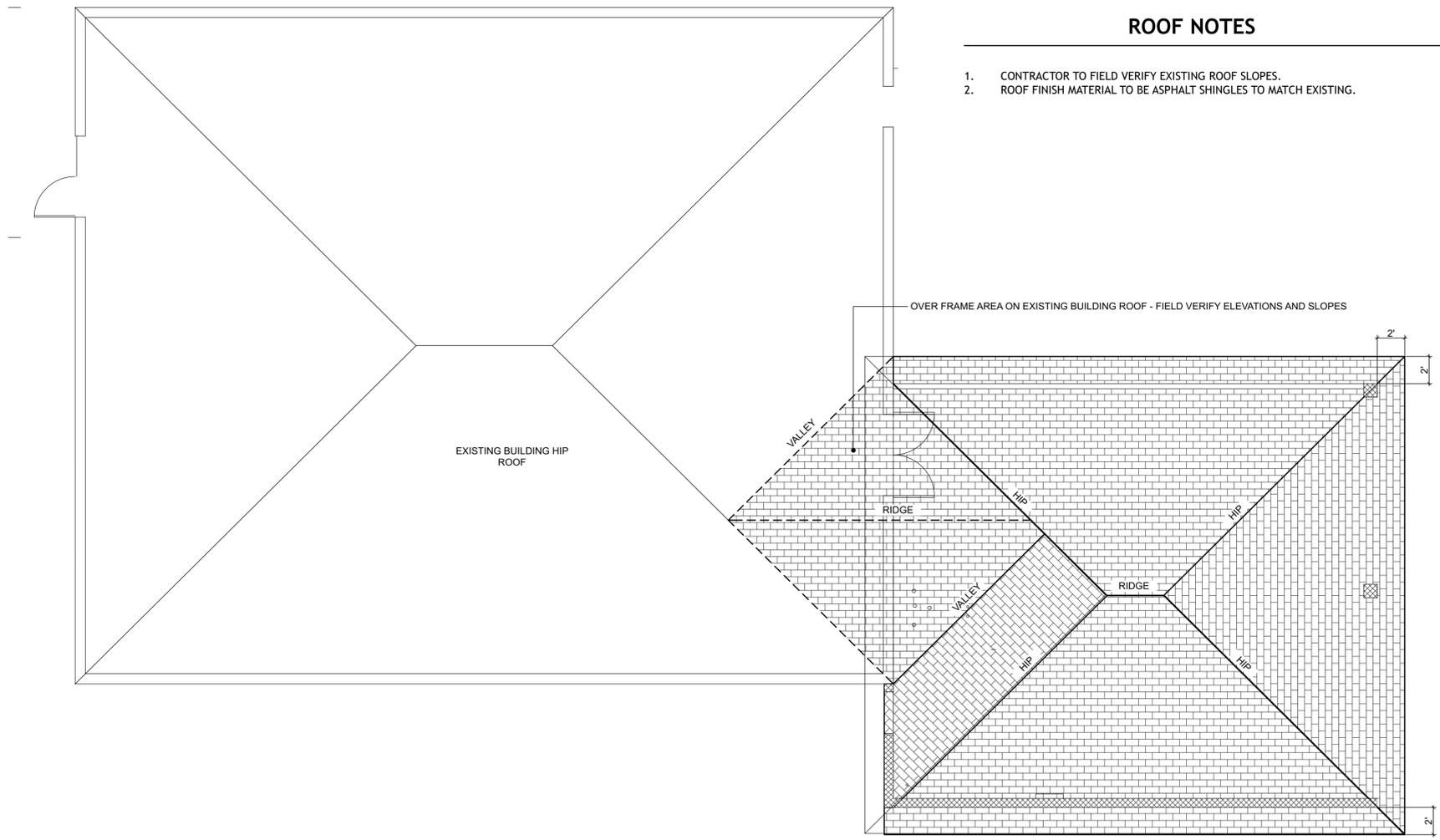
SHOTZ SPORTS BAR ADDITION

DeBary, Florida

REV:	1	
REV:	2	
REV:	2	8/29/2016
REV:	1	6/2/2016
DATE:		3/28/2016

FLOOR PLAN
SHEET NUMBER

A104



ROOF NOTES

1. CONTRACTOR TO FIELD VERIFY EXISTING ROOF SLOPES.
2. ROOF FINISH MATERIAL TO BE ASPHALT SHINGLES TO MATCH EXISTING.

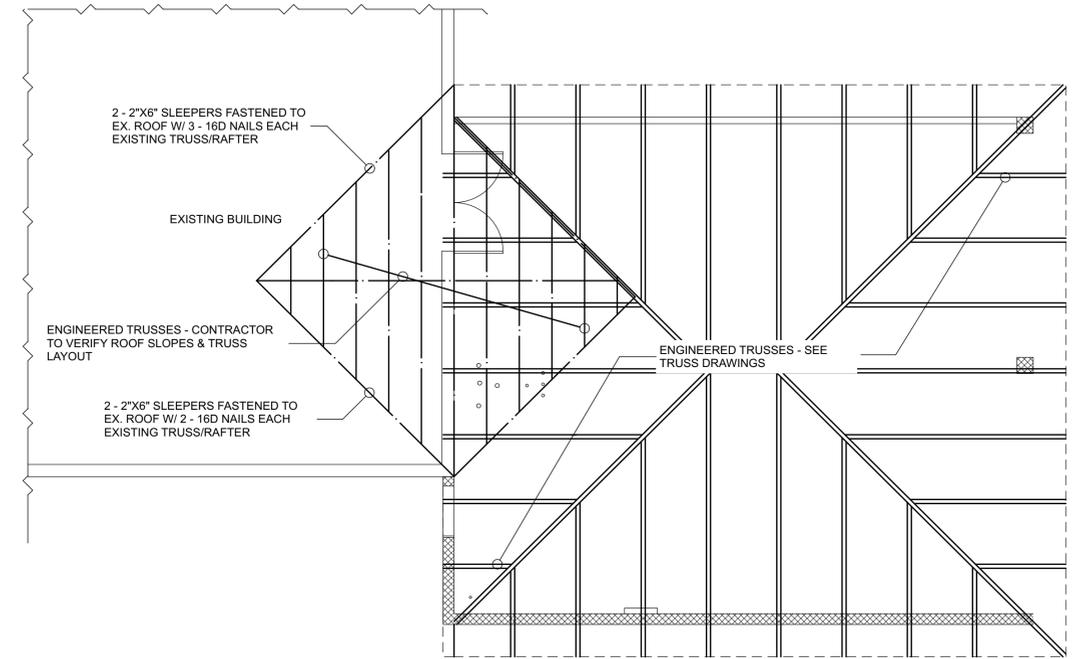
ROOF PLAN

SCALE: 3/16" = 1'-0"



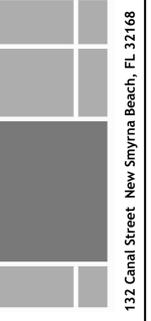
FRAMING NOTES

1. CONTRACTOR TO FIELD VERIFY ALL CONDITIONS AND NOTIFY ARCHITECT IF CONDITIONS DIFFER FROM PLANS.
2. FOR ANY FASTENING NOT SPECIFIED, FASTEN PER TABLE 2304.9.1 FBCB.



ROOF FRAMING PLAN

SCALE: 3/16" = 1'-0"

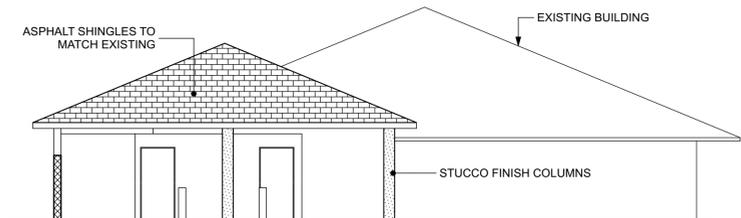


REV:	1	
REV:	2	
REV:	2	8/29/2016
REV:	1	6/2/2016
DATE:	1	3/28/2016

FRAMING SHEET NUMBER

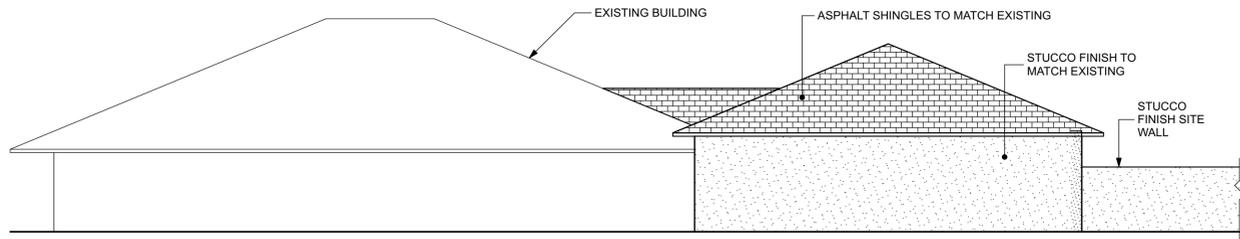
A105

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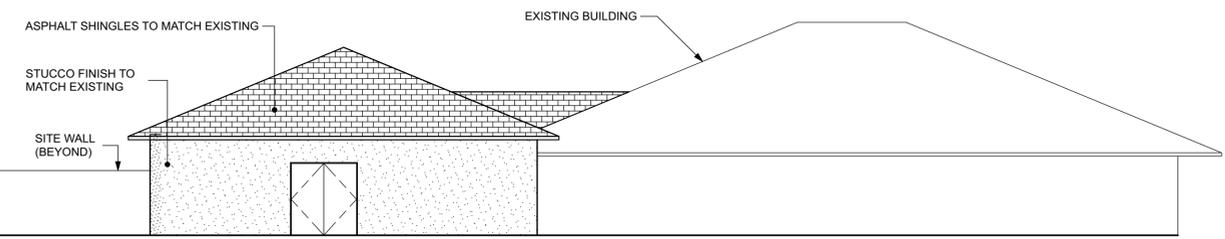
EAST ELEVATION

SCALE: 1/8" = 1'-0"



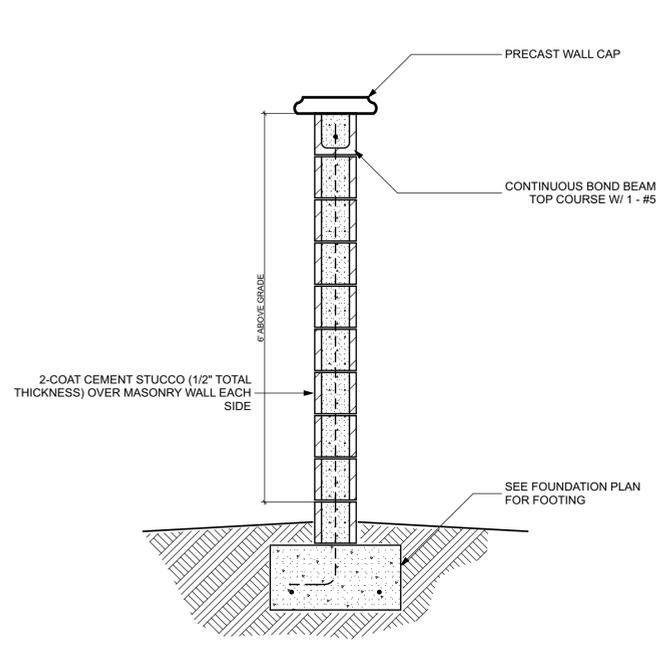
NORTH ELEVATION

SCALE: 1/8" = 1'-0"



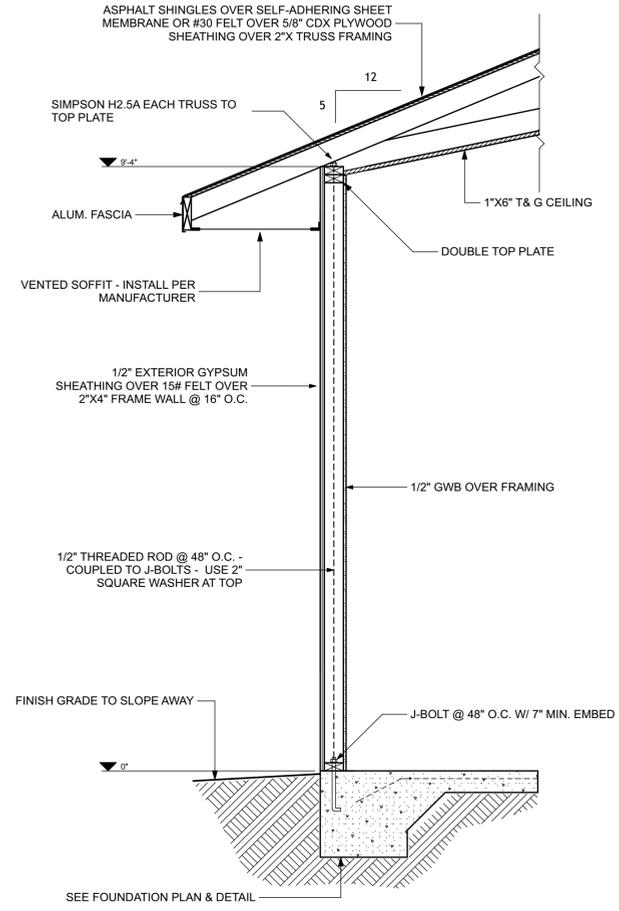
SOUTH ELEVATION

SCALE: 1/8" = 1'-0"



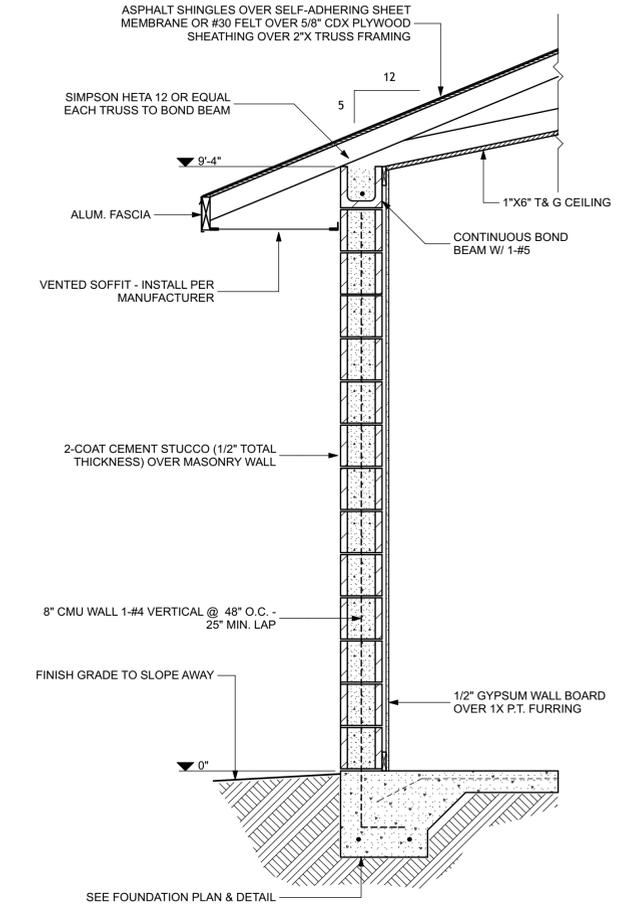
4 TYPICAL CMU SITE WALL

SCALE: 3/4" = 1'-0"



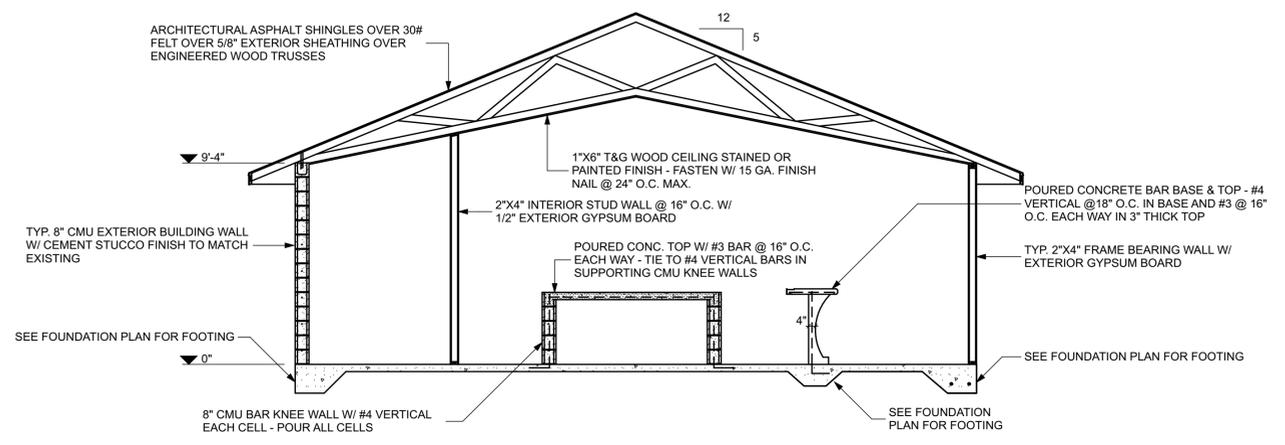
3 TYPICAL FRAME BEARING WALL

SCALE: 3/4" = 1'-0"



2 TYPICAL CMU BEARING WALL

SCALE: 3/4" = 1'-0"



1 BUILDING SECTION

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

REV:		
REV:		
REV:		
REV:	2	8/29/2016
REV:	1	6/2/2016
DATE:		3/28/2016

SECTIONS
SHEET NUMBER

A107