These construction plans were prepared to comply with Florida Building Code 7th Ed.(2020), 2017 NEC, & the Florida Fire Prevention Code 7th Ed. (2020).

General Structure Data:

Occupancy Type: R-3
Construction Type: V-B
Building Area: 3046sf

Existing Area Calculations	
Living:	1744sf
Garage:	431sf
Rear All. Porch:	445sf
Front Porch:	115sf
Totals	
Total Area:	2735sf

Post Construction Area Calculations	
Living:	2021sf
Garage:	534sf
Lanai:	445sf
Front Porch:	46sf
Totals	
Total Area:	3046sf

Addition & Remodel at

The Waterfront Residence

in Paradise, FL

ARMISTEAD DESIGN INC

STRUCTURAL ONLY

675 Fern Drive
Merritt Island, Florida 32952
Phone: (321) 454-4499
www.Armisteaddesign.com

Project DESIGNER
Chris Feddersen

REVISIONS
Description *Date*

Waterfront Addition & Remodel

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Remodel Client
876 Urso Dr
Paradise, FL 32953

Project №
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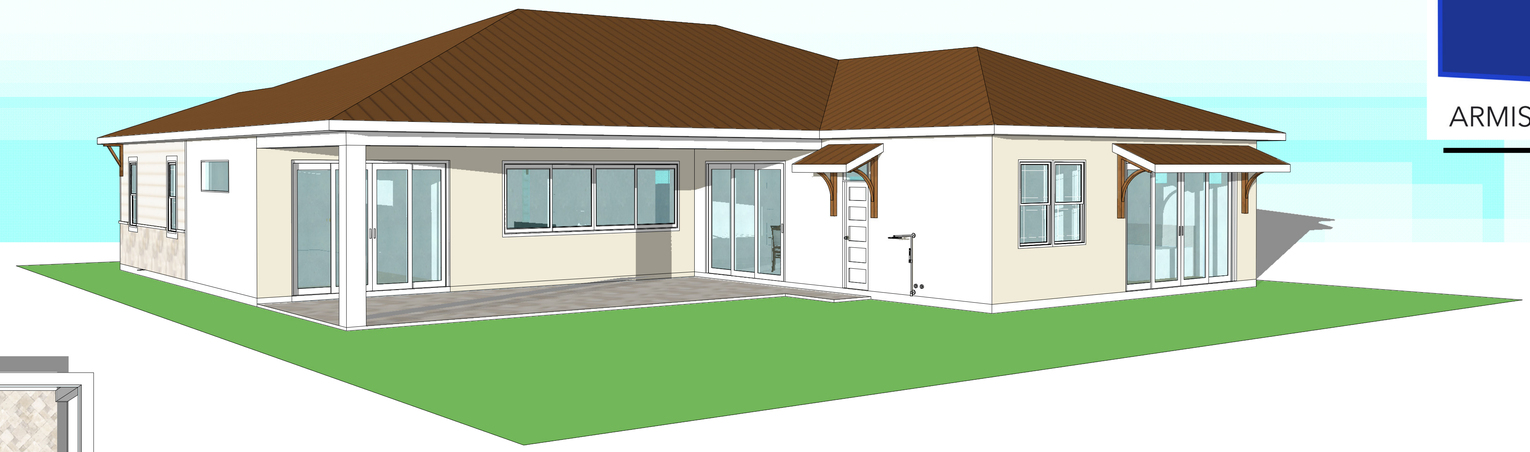
COVER PAGE

Scale ◆ *1/4" = 1'*

PAGE №

01



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COVER PAGE II

Scale ◆ 1/4" = 1'

PAGE №

02

General Notes

1. The intent of these documents is to include all work and items necessary for the completion of the work. Therefore, it does not matter whether the item is shown or not, all items necessary for the intended result must be provided.
2. All material must be new without blemishes or defects of any kind.
3. All work should be of the highest quality for the trade involved.
4. Unless noted otherwise (uno), all work shall be guaranteed for a minimum of one year from the date of occupancy.
5. General contractor and subcontractors must be currently licensed in the state of Florida to perform their trade.
6. Owner must approve substitutions of any item.
7. General contractor shall be responsible for the coordination and quality of workmanship by all trades. This includes proper installation of any roofing systems, flashings, sealants, secondary water proofing, and any other required resistance to water intrusion.
8. General contractor must obtain and maintain liability insurance as required by contract until completion of the job.
9. If any part of these documents is not clear, the general contractor or the subcontractor must ask the Engineer for clarification. Lack of understanding does not excuse improper installation or construction.
10. These plans have been prepared in compliance with the latest edition of the Florida Building Code with current revisions.
11. Dimensions should be used in lieu of scaling.
12. All new exterior doors and windows shall be wind resistant and installed per manufacturer's specifications to ensure that they will meet wind load requirements.

Masonry

1. Masonry construction shall conform to ACI 530 & 530.1, Building Code Requirements for Masonry Structures, ASN specifications. Masonry walls have been designed as reinforced masonry retaining walls.
2. Concrete blocks shall conform to ASTM C 90 (28 days strength = 2000 Psi (net area), Fm = 1500 Psi) Laid in running bond with full mortar embedment.
3. Mortar/Concrete/Grout shall be type M.
4. Reinforce masonry walls vertically as indicated on plans. Use concrete for fill cells.
5. Fill one cell at each jamb full height with grout and (1) #5 rebar.
6. All vertical reinforcing shall be provided as indicated and shall be installed as follows:

Provide clean-out space at bottom of each reinforced cell (at location of reinforcing steel dowel in foundations or previous concrete placement) Install vertical steel and to dowel at bottom and tie in place at top. Close clean out opening and fill with 3000 psi grout.

7. Continuous bond beams shall be provided as shown on the wall section(s).
8. All reinforcing steel shall conform to ASTM A615 Grade 40.
9. Continuous 8" deep bond beam with (1) #5 continuous at the bottom of the windows, and above lintels.

Roof Notes

1. The roof trusses shall be sheathed with 7/16" OSB or 1/2" CDX plywood and anchored with 8d ring shank gun nails at 6" o.c. Nail sheathing into gables 4" o.c. and within 48" of ends and ridges and brace all trusses per BSCI-B1.
2. Contractor to provide roof vent that complies with Florida Building Code section R806
3. Galv (26 ga min) or alum flashing shall be used at gutters, wall & roof intersections, roof slope changes, & roof openings. Use of weep screeds, control joints, or expansion joints shall be used to drain moisture. Only workers who understand proper installations of any water barriers, including flashings and sealants, shall be used.

Framing Notes

1. Structural lumber shall be 2X4 SPF Grade 2 minimum. Stud spacing on interior and exterior bearing walls shall be 16"oc UNO. Walls shall be anchored with 1/2" dia. anchor bolts, 10" long spaced 48"oc UNO.
2. 2X studs at 16" O.C. shall be used for interior partition walls. Stud spacing for all walls shall not exceed 16"oc.
3. When manufactured wood connectors are used, framing contractor is to follow manufacturer's recommendations as to quantity and size of nails. If engineer specified connector will not work in field, please contact engineer for substitution.
4. Supplier of pre-engineered trusses shall provide roof truss plans sealed by a Florida Registered Professional Engineer.

Concrete

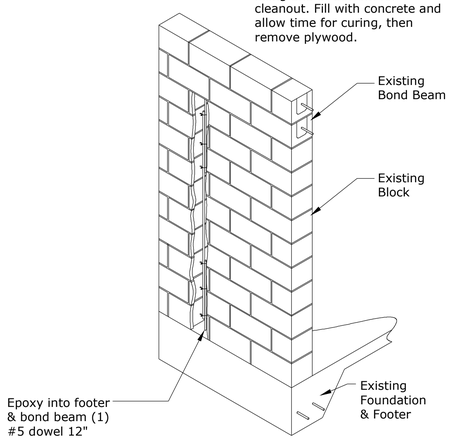
1. All concrete shall be as designed to develop a compressed strength as follows: foundations 2500 psi
2. All reinforced steel shall be deformed bars conforming to ASTM A-615 Grade 60
3. All concrete reinforcement shall be detailed, fabricated, labeled, supported and spaced in forms and secured in place as per building code requirements for reinforced concrete. ACI 318-19 and the manuals of standard practice for detailing reinforced concrete structures, ACI 315 latest edition.
4. All #5 bar splices and dowels shall lap 25 inches unless noted otherwise; and all #3 Bar splices and dowels shall lap 15" unless noted otherwise.
5. Unless otherwise permitted or specified, the concrete shall be proportional and produced to have a slump of 3" minimum and 5" maximum immediately after depositing.
6. Welded wire fabric shall conform to ASTM-185. Fibermesh may be used in lieu of WWF or vice versa.
7. Minimum concrete protection for reinforcing bars:

structural part cover minimum (concrete cast against and permanently exposed to earth)	clear footings, 3 inches
Footing and walls (concrete cast in forms permanently exposed to earth)	2inches
slab (in contact with earth)	2 inches
beams (to stirrups)	2 inches
columns (to ties) above grade	2 inches

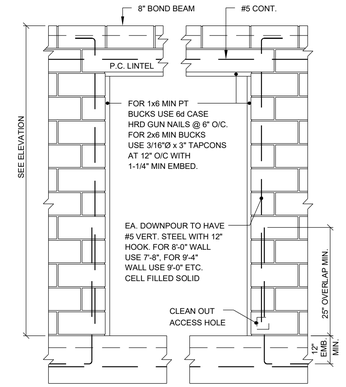
8. Foundations and slabs on grade are designed to bear on soil with minimum safe bearing capacity of 2000 P.S.F. It is highly recommended that a soils analysis and compaction test be performed prior to construction. It is the responsibility of the contractor to provide the required capacity under all foundations and slabs.

Precast Concrete Lintels

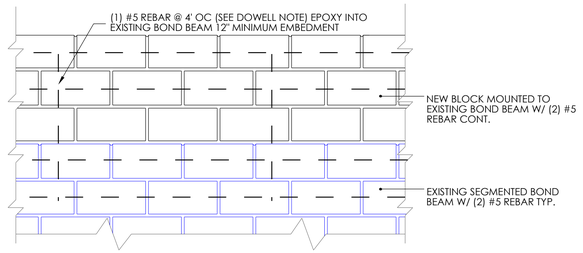
1. All precast concrete lintels shall have a minimum bearing of 8" ion each side.
2. Lintels over openings larger than 14'-0" must be pre-stressed.
3. All lintels are to have 1 #5 bar (2 #5 bars for openings over 10'-0") and concrete poured in lintel cavity, unless noted otherwise.
4. Lintels to be Cast-Crete or equivalent.



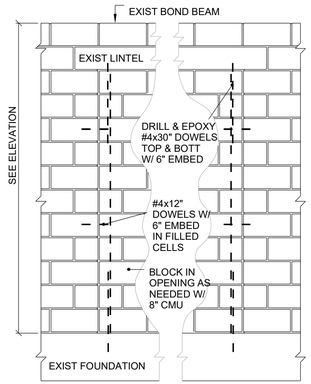
Existing Block Retrofit - Poured Cells
Scale: NTS



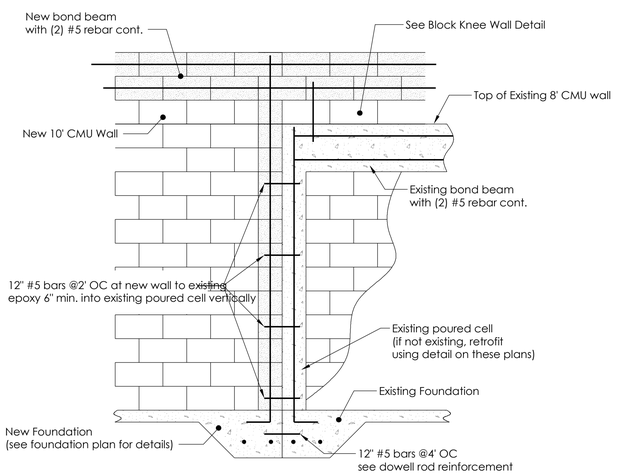
0902 31MAY06 DOOR/SLIDER BUCK AND REBAR DETAIL
SCALE: NTS



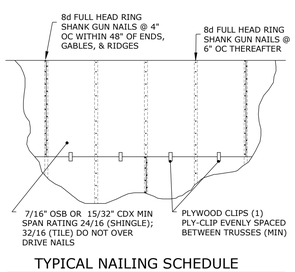
BLOCK KNEEWALL
SCALE: NTS



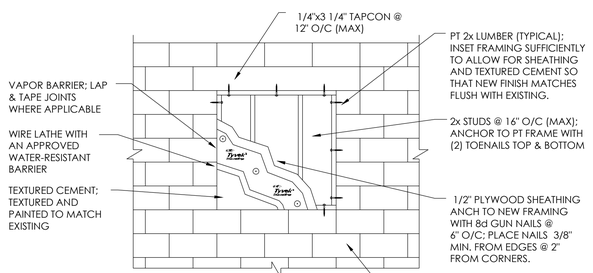
0903A 04JUN20 BLOCK IN EXIST OPENING DETAIL
SCALE: NTS



New 10' CMU Wall to Existing 8' CMU Wall Connection
Scale: NTS



TYPICAL NAILING SCHEDULE
NAILSCHED.dwg 23OCT07 JAP SCALE: NTS



NOTES:
1. INSULATE FRAMED OPENING WITH R-11 INSULATION MINIMUM.
2. FRAMING TO BE CONSTRUCTED SUCH THAT FINISH DRYWALL ON INTERIOR MATCHES EXISTING.
3. DETAIL APPLICABLE TO OPENINGS FOR WINDOWS, DOORS, PORCHES.

0729 19OCT18 EXISTING OPENING FRAME-IN DETAIL
SCALE: NTS

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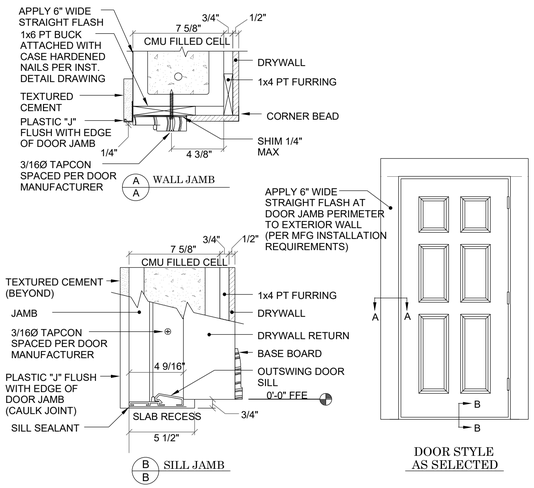
NOTES & DETAILS

Scale ◆ 1/4" = 1'

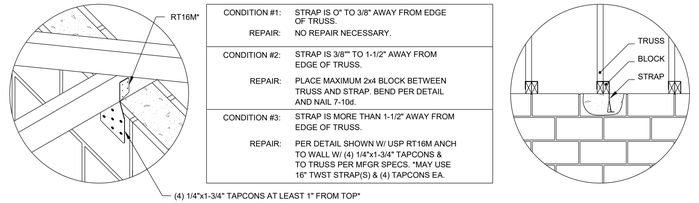
PAGE №
03



0921 06APR07

CMU OUTSWING DOOR JAMB DETAILS (FLUSH WITH EXTERIOR WALL)

SCALE: NTS

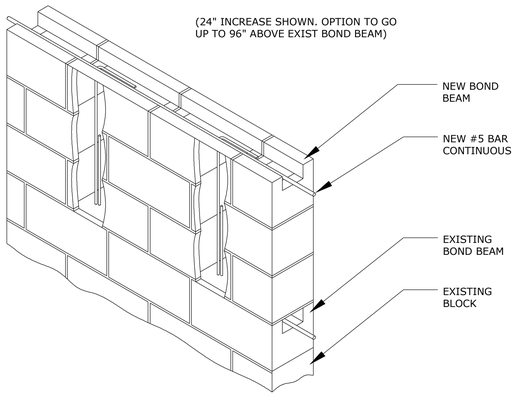


CONDITION #1:	STRAP IS 0" TO 3/8" AWAY FROM EDGE OF TRUSS.
REPAIR:	NO REPAIR NECESSARY.
CONDITION #2:	STRAP IS 3/8"" TO 1-1/2" AWAY FROM EDGE OF TRUSS.
REPAIR:	PLACE MAXIMUM 2x4 BLOCK BETWEEN TRUSS AND STRAP. BEND PER DETAIL AND NAIL 7-10d.
CONDITION #3:	STRAP IS MORE THAN 1-1/2" AWAY FROM EDGE OF TRUSS.
REPAIR:	PER DETAIL SHOWN W/ USP RT16M ANCH TO WALL W/ (4) 1/4"x1-3/4" TAPCONS & TO TRUSS PER MFGR SPECS. *MAY USE 16" TWST STRAP(S) & (4) TAPCONS EA.

STANDARD REPAIRS FOR STRAP MISALIGNMENT

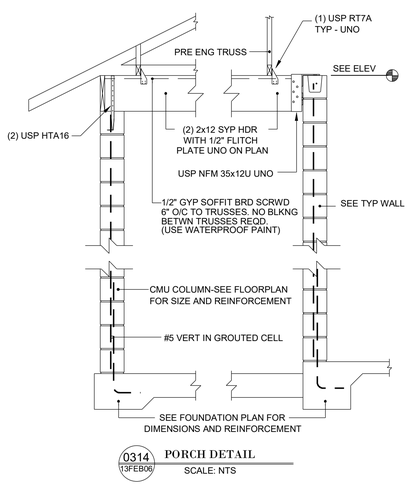
APPLIES TO MULTIPLES AND CONSECUTIVE TRUSSES, AND MAY BE USED ON EITHER SIDE OF WALL.

STRAPRPR.DWG 16DEC09 SCALE: NTS



Raised Bond Beam - CMU Retrofit

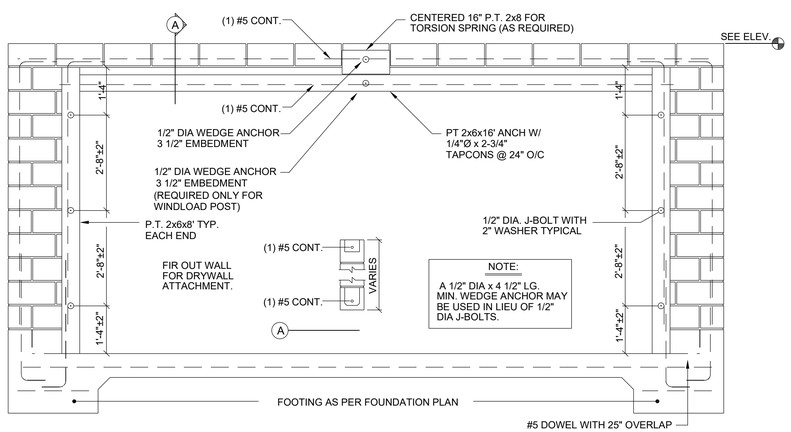
RetrofitBondBeam4.dwg Scale: NTS 11FEB21



0314 13FEB06

PORCH DETAIL

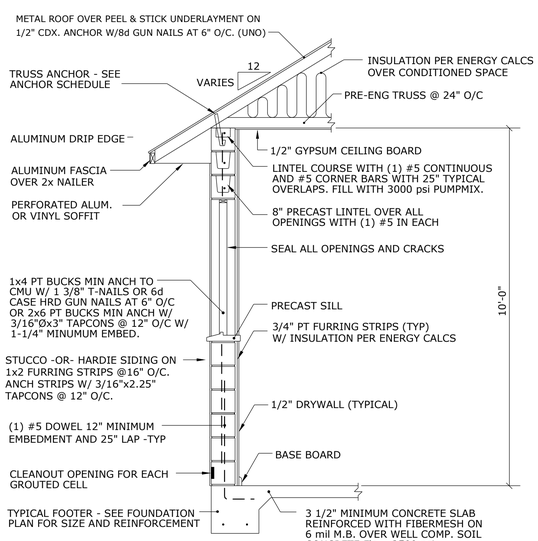
SCALE: NTS



1301 21APR06

GARAGE GOAL POST

SCALE: NTS



0101 20NOV09

TYPICAL WALL SECTION

SCALE: NTS

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ADDITIONAL NOTES & DETAILS

Scale ◆ 1/4" = 1'

PAGE Nº 04

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PLOT PLAN

Scale 1/4" = 1'

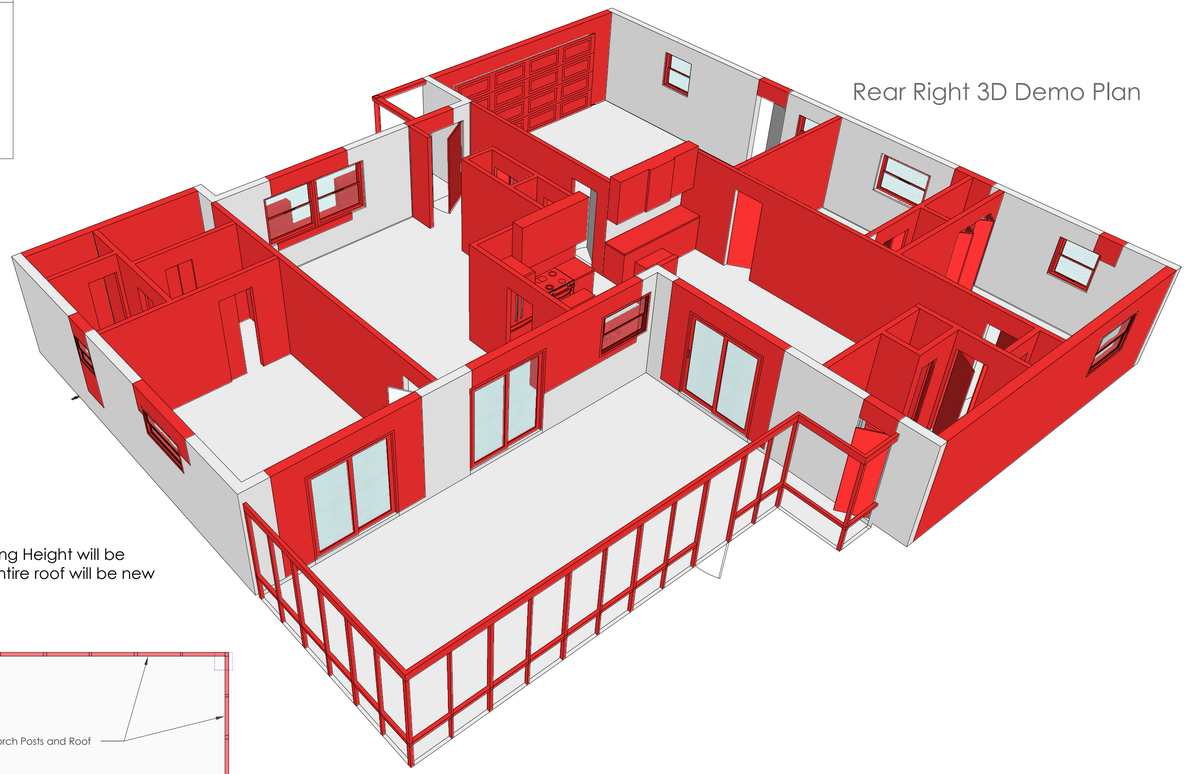
PAGE № 05

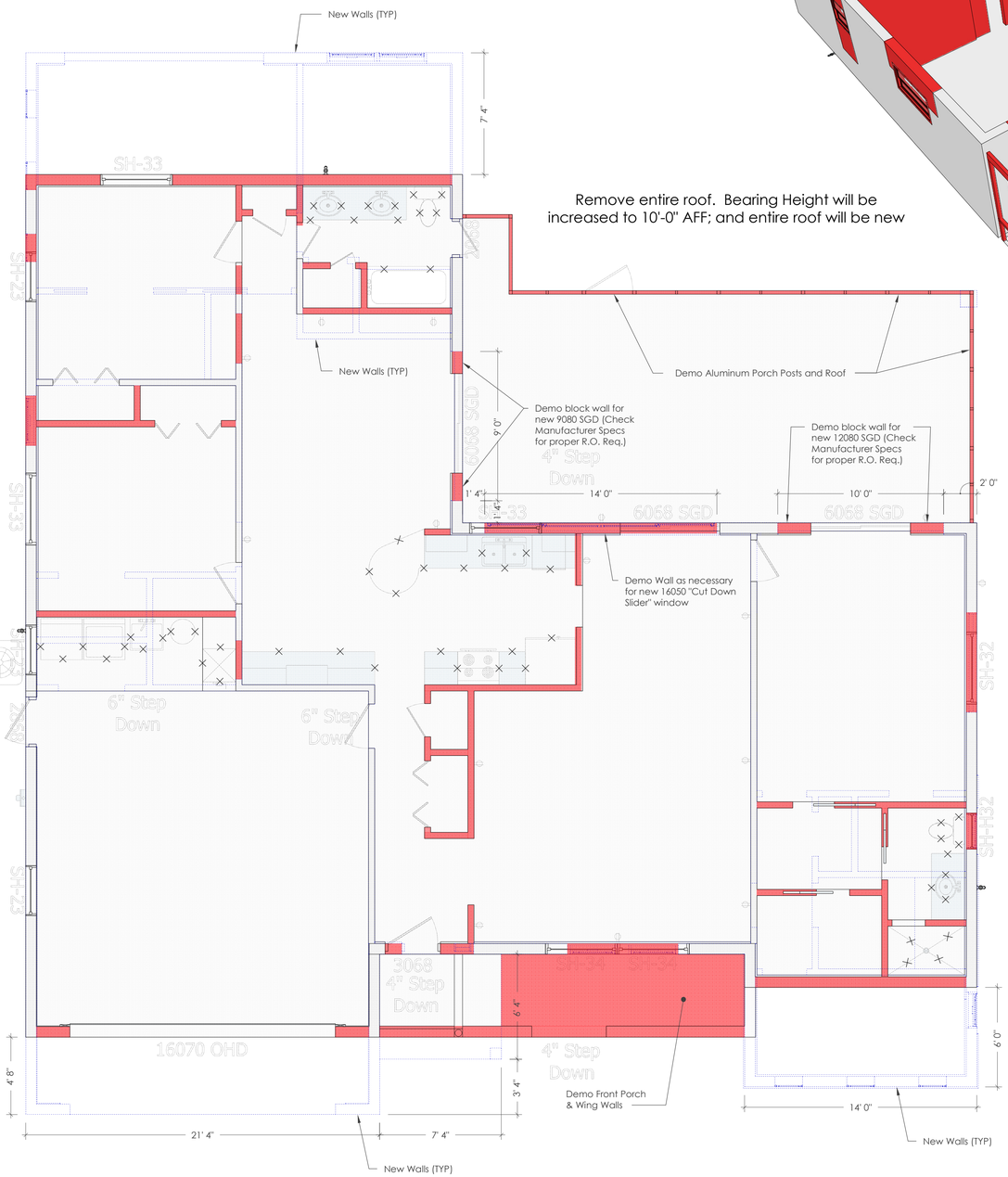
Demolition Notes:

1. Demolish all walls shown based on legend.
2. See floor plan for dimensions of proposed openings.
3. Stability of the structure during demolition and construction is the contractors responsibility.
4. Removal of waste and destruction debris is the contractors responsibility.
5. Any unexpected conditions shall be reported to the engineer.
6. Shoring and temporary bracing shall be per engineers requirements and industry standards.
7. Safety of persons and pets in the surrounding area shall be the contractors responsibility.
6. Existing utilities not to be disturbed or damaged.

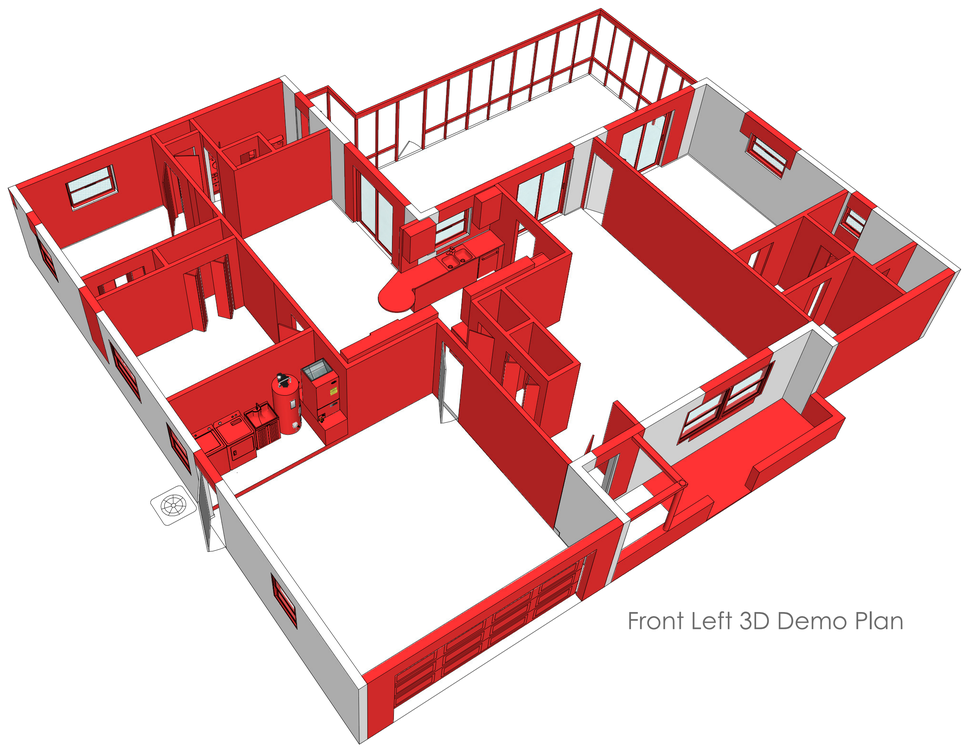
Demo Legend

- New Wall or Column
- Structure to be removed
- Items/Apl to be removed
- Existing Wall/Item





Remove entire roof. Bearing Height will be increased to 10'-0" AFF; and entire roof will be new



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DEMO PLAN

Scale ◆ *1/4" = 1'*

PAGE №
06

DOWEL.dwg DOWEL ROD REINFORCEMENT: 10FEB17

- TO ANCHOR NEW MASONRY WALL AND/OR SLAB CONSTRUCTION TO EXISTING, DRILL 4" (MIN) AT 24" O/C (MAX) INTO CMU AND/OR CONCRETE (NO CLOSER THAN 1-1/2" FROM EDGES), REMOVE DUST PER MFGRS SPECS & USE 2-PART EPOXY TO ANCHOR #3x8" DOWELS IN PLACE.

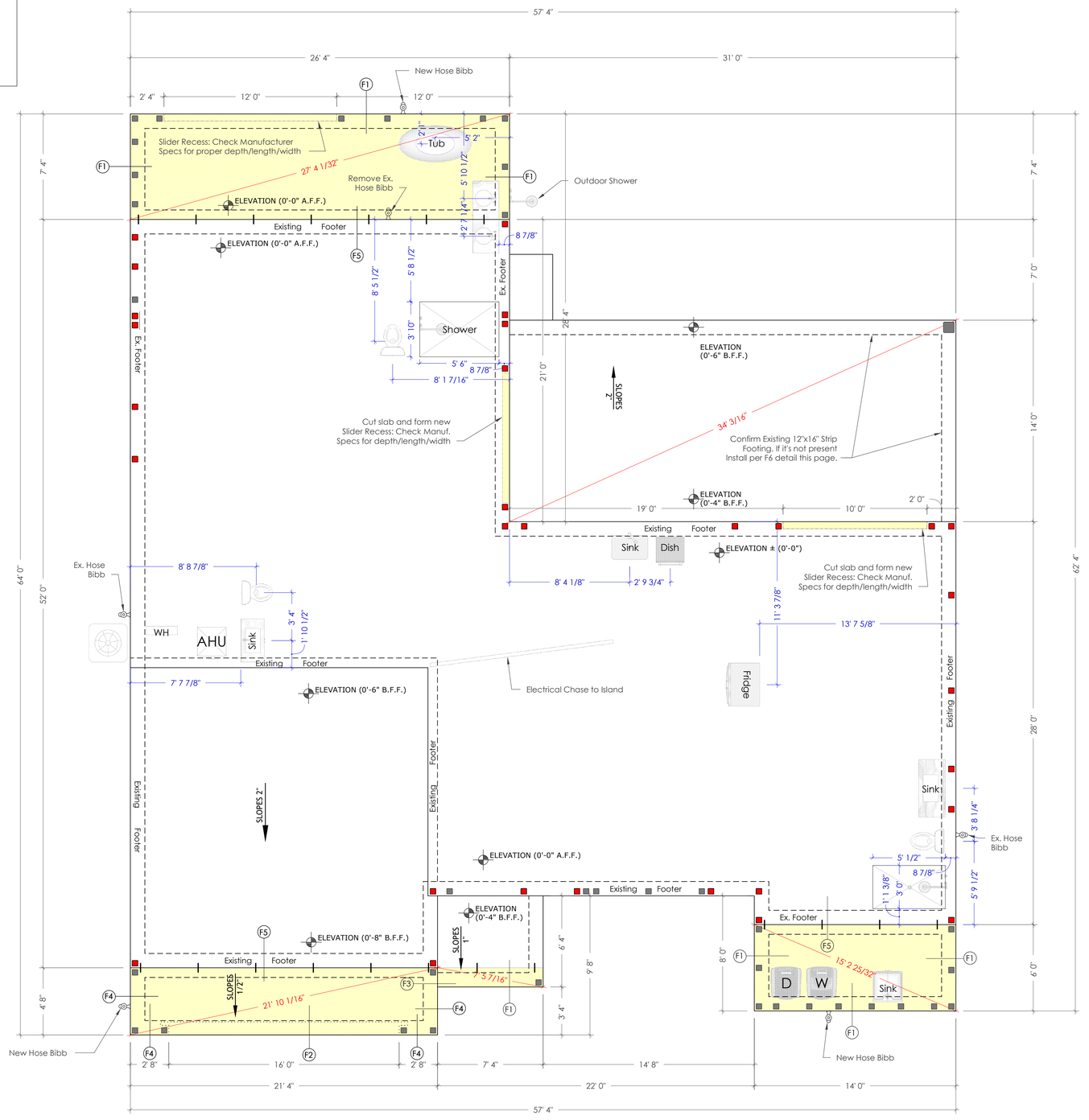
- FOR NEW MONO FOOTING TO EXISTING USE (2) #5x30" DOWELS FOR CONTINUOUS STEEL TIE OFF.

- FOR NEW BOND BEAM USE #5x30" DOWELS FOR EACH LINTEL COURSE AS APPLICABLE

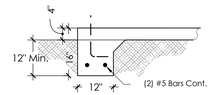
- ADD FILLED CELL TO EXISTING BLOCK WALL AT CONNECTION TO NEW CMU CONSTRUCTION WHERE ONE IS NOT ALREADY PRESENT.

SOILS.DWG **SOIL NOTES:** 17NOV20

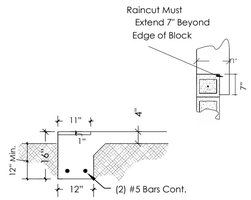
SOIL CONDITIONS
ENGINEER HAS NOT BEEN ON SITE NOR HAS RECEIVED ANY SOIL INFORMATION OR REPORTS. IT IS ASSUMED THE SOIL CONDITIONS ARE CONSIDERED NORMAL AND NO PROBLEMATIC SOILS (INCLUDING BUT NOT LIMITED TO MUCK) ARE PRESENT. OWNER IS RESPONSIBLE FOR ANY KNOWN OR UNKNOWN SOIL CONDITIONS AND ANY SOIL BORINGS DEEMED NECESSARY. NOTIFY ENGINEER IMMEDIATELY OF ANY UNUSUAL SITE SUB-SURFACE CONDITION WHICH VARIES FROM TEST BORINGS, SUCH AS DIFFERENT SOILS ENCOUNTERED, SEEPAGE OR PRESENCE OF WATER, OR WHEN THERE IS A CONCERN REGARDING BEARING CAPACITY OR IF IT HAS NOT BEEN ATTAINED. DEWATER EXCAVATIONS BEFORE PLACING CONCRETE. REMOVE & DISPOSE OF ALL ORGANIC & UNSATISFACTORY SOIL. BACKFILL SHALL BE FREE DRAINING AND RESTRICTED TO GW, GP, SW, OR SP PER ASTM D2487. COMPACT ALL BACKFILL MATERIAL TO 90% OF MAX DENSITY PER ASTM D698. CONTRACTOR IS RESPONSIBLE FOR DESIGN, INSTALLATION & FINAL CLEARANCE OF TEMPORARY BRACING. A CERTIFIED TESTING LAB SHALL BE ENGAGED BY THE OWNER TO VERIFY THAT THE REQUIRED COMPACTION REQUIREMENTS WERE OBTAINED.



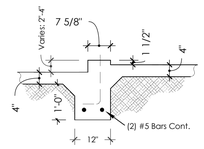
Footer Notes:
All footers will be placed over 6 mil moisture barrier on well compacted, termite treated soil. All concrete used for slab and footers must be f'c=2500psi @ 28 days. All footings must extend 12" below grade and a minimum of 4" above grade



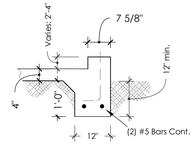
F1: Standard Footer
Scale: 1/2"=1'



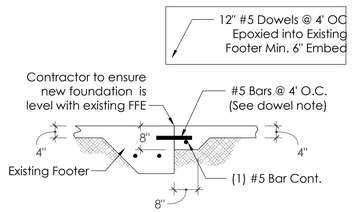
F2: 1" Rain Cut Footer
Scale:1/2"=1'



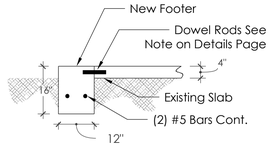
F3: Garage/Porch Curb Footer
Scale: 1/2"=1'



F4: Garage/Porch Curb Footer
Scale: 1/2"=1'



F5: New to Existing Footer
Scale: 1/2"=1'



F6: New Footer @ Existing Slab
Scale: 1/2"=1'

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FOUNDATION PLAN

Scale ◆ *1/4" = 1'*

PAGE №
07

FLOOR PLAN NOTES:

1. ALL KITCHEN WALLS CONTAINING WALL CABINETS SHALL BE FRAMED AT 16" ON CENTER.
2. FOR MECHANICAL INSTALLATION, ALL TAPES, CONNECTORS, AND MASTIC SHALL BE UL LISTED.
3. ALL INTERIOR GYP CEIL BRD IS 1/2" SAG RESISTANT, & IS SCREWED @ 12" O/C. USE 1/2" GYP BRD (MIN) ON GARAGE FRAME WALLS. USE 20 MIN RATED DOOR & FRAME (w/ CLOSER) TO GARAGE.
4. ALL FRAME WALLS ARE NOMINALLY DRAWN AT 4 1/2" ASSUMING 3 1/2" FRAMING WITH 1/2" OF DRYWALL ON EACH SIDE (UNO).
5. ALL DIMENSIONS REFERENCE FACE OF DRYWALL FOR FRAME WALLS, AND FACE OF CMU FOR EXTERIOR WALLS. EXCEPT DIMENSIONS REFERENCING KITCHEN CABINETS & ISLAND.
6. ALL CEILING HEIGHTS ARE REFERENCED FROM MAIN FINISHED FLOOR LEVEL AND DO NOT INCLUDE STEP DOWNS.

Wall Legend

- New CMU Wall/Column
- Down Pours
- Confirm Ex. Down Pours

*All Int. Frame Walls will be new

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www.Armisteaddesign.com

Project DESIGNER
Chris Feddersen

Waterfront Addition & Remodel

REVISIONS

Description	Date

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FIELD CONDITIONS, PRODUCTS, AND ASSEMBLIES MAY VARY FROM WHAT IS DEPICTED IN THESE PLANS. DESING INTENTIS PARAMOUNT. PLAN DIMENSIONS ARE MORE ACCURATE THAN SCALING. AVAILABLE BUDGET ALWAYS CONSTRAINS CREATIVITY.

FLOOR PLAN

Scale ◆ *1/4" = 1'*

PAGE №

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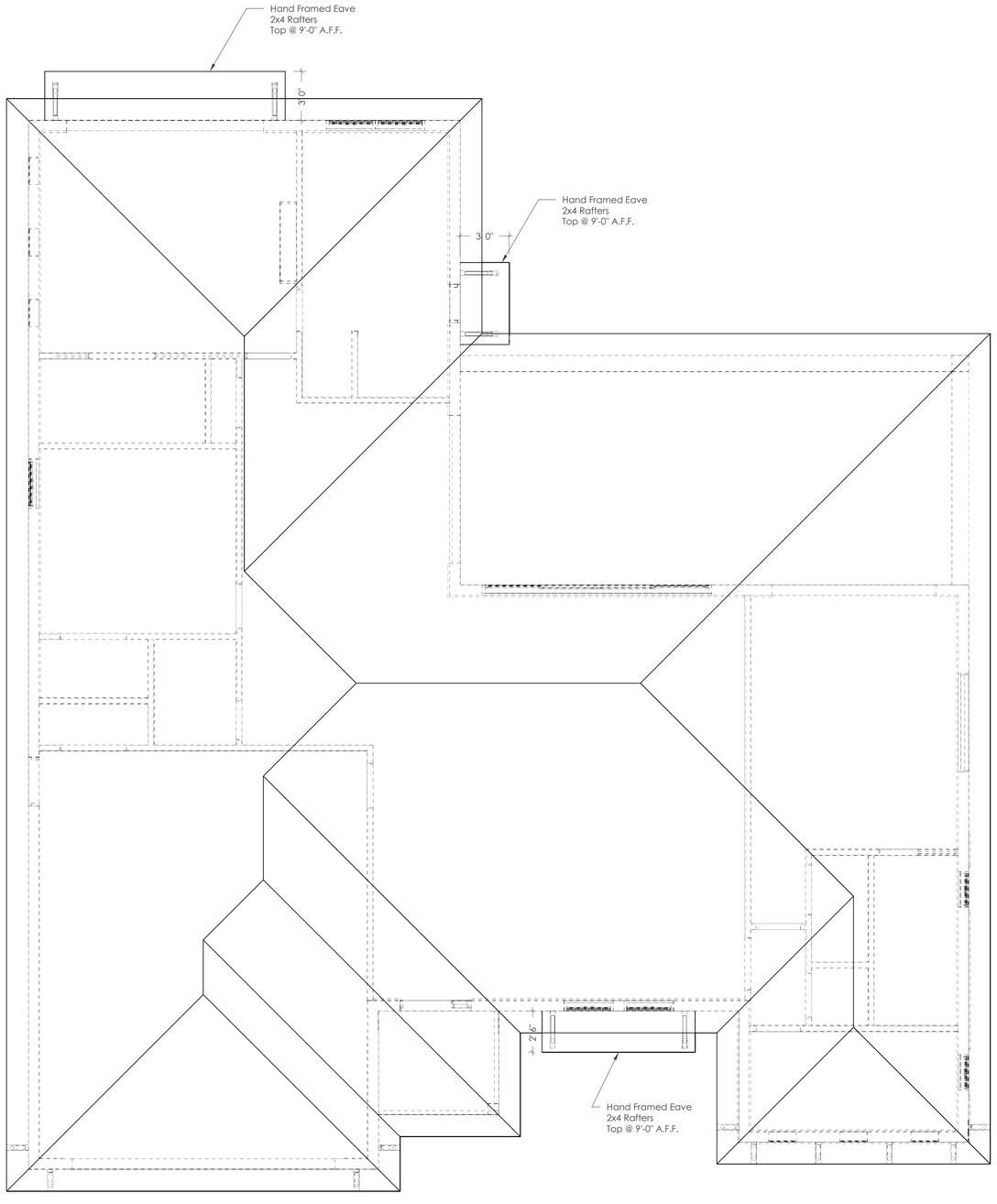

Roof Notes

Pitch:	5/12
Eave Overhang:	16"
Fascia:	Plumb Cut
Loading/Material:	Metal

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ROOF PLAN

Scale ◆ *1/4" = 1'*

PAGE №

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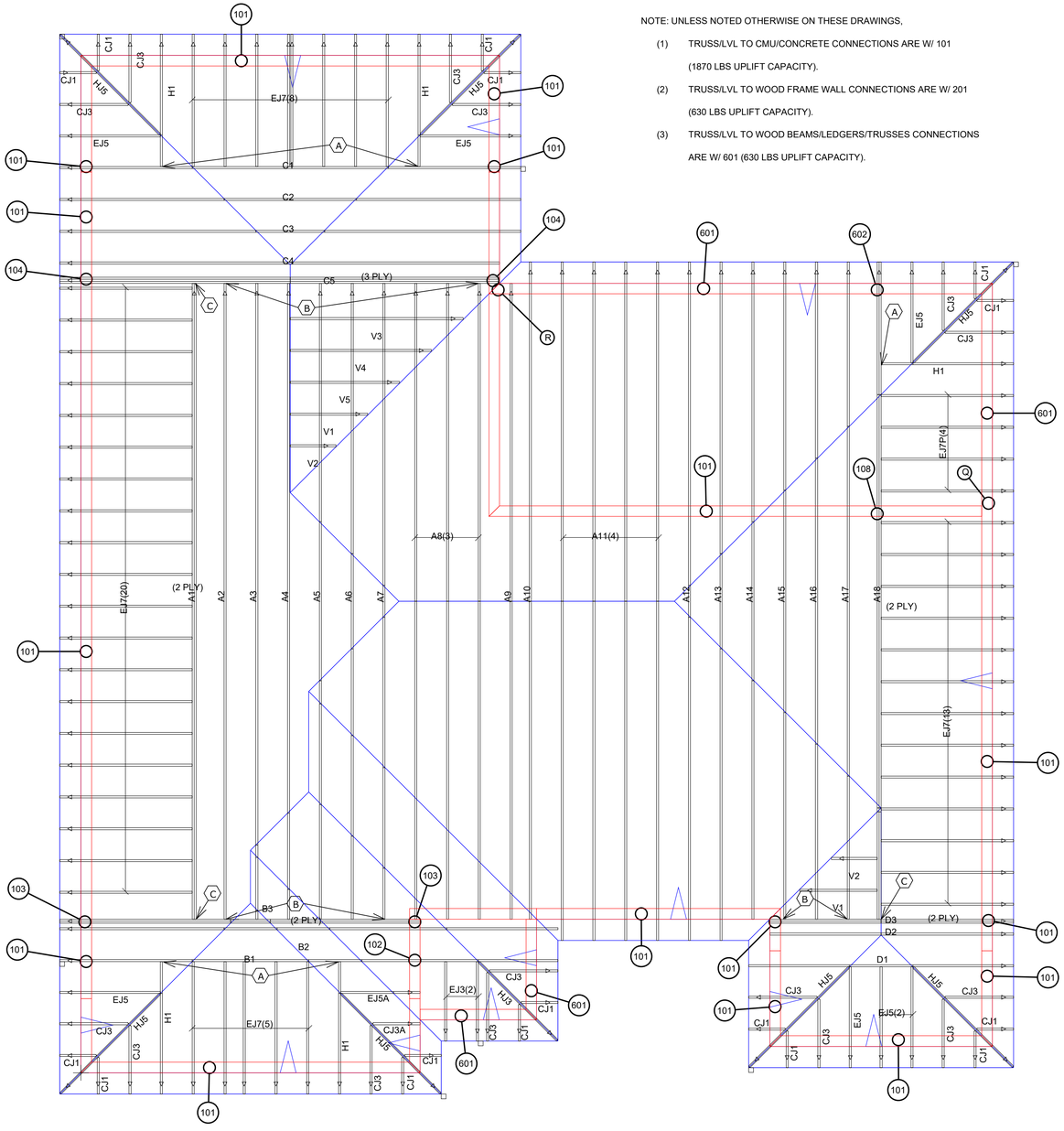
	HANGER SCHEDULE	QUA
A	JUS24	5
B	THD26	18
C	THD26-2	2



NOTE: UNLESS NOTED OTHERWISE ON THESE DRAWINGS,

(1) TRUSS/LVL TO CMU/CONCRETE CONNECTIONS ARE W/ 101 (1870 LBS UPLIFT CAPACITY).

(2) TRUSS/LVL TO WOOD FRAME WALL CONNECTIONS ARE W/ 201 (630 LBS UPLIFT CAPACITY).

(3) TRUSS/LVL TO WOOD BEAMS/LEDGERS/TRUSSES CONNECTIONS ARE W/ 601 (630 LBS UPLIFT CAPACITY).

MAD_CONN_SCHEDULE.dwg
CONNECTOR REVISION DATE: 04JUL19

ANCHOR/CONNECTOR SCHEDULE

17OCT05

NOTE: CONNECTOR ASSEMBLIES ARE INDICTED BY LOAD PATH SYMBOL

MFGR.: "U" = USP, "S" = SIMPSON, "G" = GENERIC

LOAD PATH

"XXXX": SYP (SOUTHERN YELLOW PINE VALUES)

{ ALT} : INDICATES ALTERNATE COMPONENT/USE

NO.	MFGR.	QTY.	PART NO.	ATTACHMENT	CONNECTED ELEMENTS	RATED UPLIFT (IN LBS)
101	U	1	HTA16	(10)10d x 1.5	TRUSS TO BOND BEAM	1870
102	U	2	HTA16	(10)10d x 1.5 EA	TRUSS TO BOND BEAM	2430
103	U	1	MUGT15	(22)10d & 5/8"Ø ALL THREAD DRILL/EPOXY-8" EMBED	GIRDER TO BOND BEAM	4175
104	U	1	UGTS	(2)3/4"x5" SCR ANCHORS	GIRDER TO BOND BEAM	7813
108	U	1	HTT45	(26)-10d x 3.0 & 5/8"Ø ALL THREAD DRILL/EPOXY-12" EMBED	GIRDER TO BOND BEAM	4995
201	U	1	RT7A	(10)8d x 1.5	TRUSS TO TOP PLATE	630
LOAD PATH	U	1	SPTH SERIES (48" OC)	(12)10d x 1.5	TOP PLATE TO STUD	
	U	1	SPTH SERIES (48" OC)	(12)10d x 1.5	SAME STUD TO BOTTOM PLATE	
		1	J-BOLT OR SCRW ANCH	1/2"Ø W/2" WSHR @ 48" OC-7" EMBED	BOTTOM PLATE TO BOND BEAM OR FOUNDATION	
601	U	1	RT7A	(10)-8d x 1.5	TRUSS TO BEAM OR LEDGER	630
602	U	2	RT7A	(10)-8d x 1.5 EA	TRUSS TO BEAM OR LEDGER	1260

MAD_CONN_SCHEDULE2.dwg

TRUSS AND BEAM ANCHOR SCHEDULE

26AUG05

NO.	MFGR.	QTY.	PART NO.	GIRDER/HEADER FASTENERS	TRUSS/JOIST FASTENERS	RATED CAPACITY (IN LBS)
Q	U	1	UMH358	(2)3/4" SCR ANCH	(16)16d	3550 - CMU 6380 - CONC
R	U	1	UMH538	(2)3/4" SCR ANCH	(16)16d	3550 - CMU 6380 - CONC

T2NOTES.dwg

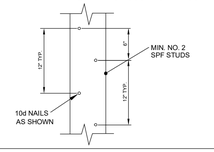
HANGER TO MASONRY / CONCRETE CONNECTION NOTE:

19SEP16

TO ANCHOR HANGER TO MASONRY/CONCRETE:
FILL ALL HOLES W/ 1/4"Ø X 2 3/4" TAPCON SCREWS

FRAMER NOTE:

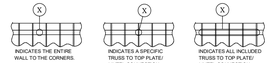
FOR GIRDERS BEARING ON FRAMED WALLS, MINIMUM STUDS (SPF GR2) UNDER BEARING SHALL BE GIRDER PLYS PLUS 1 UNO. SHIFT STUDS AS REQUIRED TO ACCOMMODATE CONN.



FLOOR TRUSS NOTE:

FLOOR TRUSSES WITH NO UPLIFT SHALL BE TOE-NAILED TO BEARING FOR STABILIZATION. NO OTHER UPLIFT CONNECTIONS ARE REQUIRED UNLESS NOTED OTHERWISE ON LAYOUT.

TRUSS CONNECTOR LEGEND



TRUSS LAYOUT & REACTIONS RECEIVED (& NSERTED IN DRAWINGS) FROM:

TIBBETS LUMBER
321-409-9800

STRUCTURE TO BE DESIGNED AT WIND SPEED & PRESSURES SHOWN IN THESE PLANS (MINIMUM). IT IS ACCEPTABLE TO ENGINEER OF RECORD TO HAVE ROOF SYSTEM & CONNECTORS DESIGNED AT HIGHER LIVE & DEAD LOADS, WIND SPEED, AND/OR WITH MORE CONSERVATIVE PRESSURE COEFFICIENTS.

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REVISIONS

Description	Date

TRUSS & CONNECTOR SCHEDULE

Scale ◆ *1/4" = 1'*

PAGE Nº

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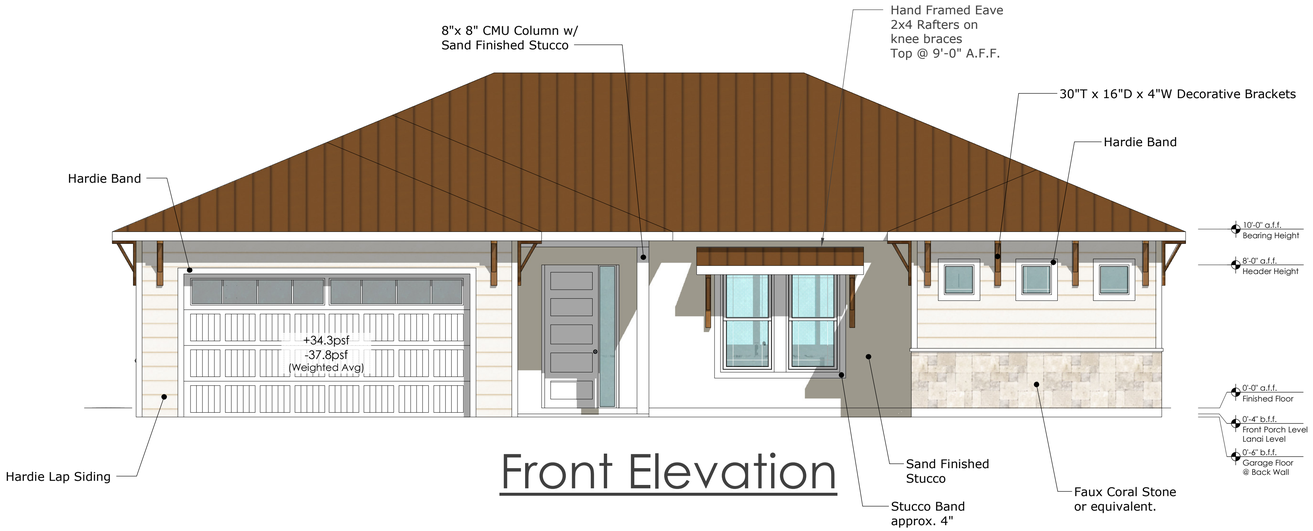
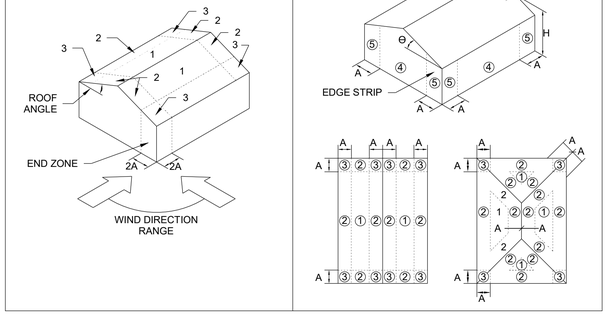


Front Elevation

Right Elevation

COMPONENT AND CLADDING LOADING DIAGRAMS



Wind Load Notes

These plans prepared to comply with FBC latest edition (see G1).

1. Ultimate Design Wind Speed: 150mph
2. Exposure Category: D
3. All new structures and openings on this plan are designed as fully enclosed.
4. According to ASCE 7-10, this structure occurs within the wind-bourne debris region. Protection of openings is required.
5. All new exterior doors and windows must be installed per manufacturer's specifications to ensure that it will meet design wind load requirements.
6. Exterior doors and windows shall comply with testing and labeling requirements of FBC.
7. Roof live load = 20 PSF Floor live load = 40 PSF
8. Internal Pressure Coefficient: +/-0.18

COMPONENTS AND CLADDING PRESSURES TABLE
ALLOWABLE STRESS DESIGN - 150 MPH ULTIMATE
EXPOSURE D, ROOF ANGLE 7° < Ø <= 27°
MEAN ROOF HEIGHT H <=15' INTERNAL PRESS COEFF: ±0.18

ZONE	LOCATION	EFFECTIVE WIND AREA (SQFT)	COMPONENT PRESSURE (PSF)
1	ROOF	SF <= 10 SF >= 20 SF >= 50 SF >= 100	20.6 -32.3 18.8 -30.9 16.3 -29.4 14.6 -29.4
2	ROOF EDGE	SF <= 10 SF >= 20 SF >= 50 SF >= 100	20.6 -55.9 18.8 -51.5 16.3 -45.6 14.6 -41.2
3	ROOF CORNER	SF <= 10 SF >= 20 SF >= 50 SF >= 100	20.6 -83.8 18.8 -77.9 16.3 -70.6 14.6 -64.7
4	WALL	SF <= 10 SF >= 20 SF >= 50 SF >= 100 SF >= 500	35.7 -38.2 34.1 -36.8 31.9 -33.8 30.3 -32.3 26.6 -29.4
5	WALL CORNER	SF <= 10 SF >= 20 SF >= 50 SF >= 100 SF >= 500	35.7 -47.0 34.1 -44.1 31.9 -39.7 30.3 -36.8 26.6 -29.4

PRESSURES BASED UPON TABLE R301.2(2)

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Description Date

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ELEVATION VIEWS
Front & Right

Scale ◆ 1/4" = 1'

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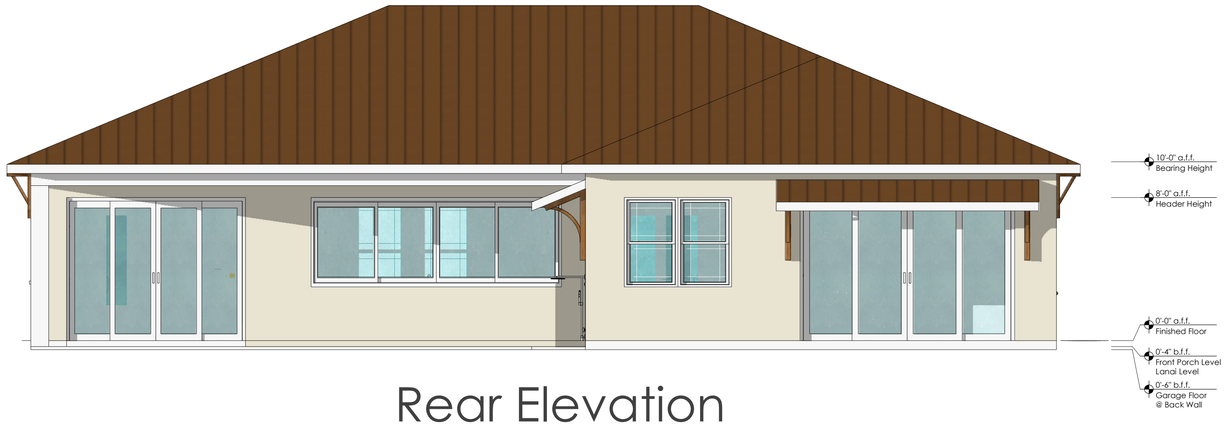
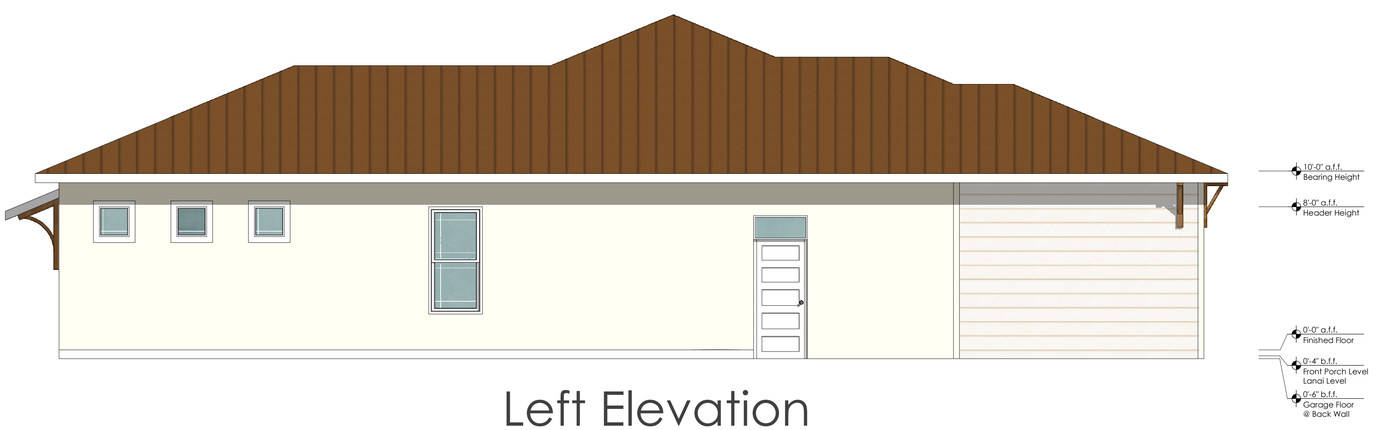


Rear Elevation



Left Elevation

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ELEVATION VIEWS
Rear & Left

Scale ◆ *1/4" = 1'*

PAGE №
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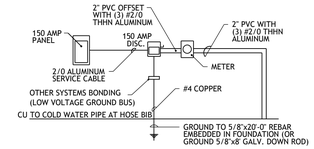
Electrical Load Calculation

General Load			
2021sf at 3VA		20A /12ga	6,063VA
Small Appliance (4 @ 1500VA)		20A /12ga	6,000VA
Washer		20A /12ga	1,500VA
Dryer		30A /10ga	5,000VA
Disposal		20A /12ga	500VA
Refridgerator		20A /12ga	1,600VA
Dishwasher		20A /12ga	1,200VA
Water Heater		30A /10ga	4,500VA
Range		50A/8ga	12,000VA
	General Load		38,363VA
First 10kVA at 100%			10,000VA
Remainder at 40%			11,345VA
	Sub-Total General Load		21,345VA
Air Conditioning			10,000VA
	Rated Total		31,345VA
Calculated Load	Rated Total/240V=		131A



150A - UNDERGROUND ELECTRICAL RISER

Electrical Legend

S	Switch
S3	3 Way Switch
S4	4 Way Switch
	110V Receptacle (See Notes 8 & 9)
	110V Quad Receptacle (See Notes 8 & 9)
Gfi	Ground Fault Rec.
WP/Gfi	Water Proof Ground Fault Rec.
	220V Receptacle
	110V Floor Mounted Rec.
	110V Ceiling Mounted Rec.
	Light Bar
	Pendant Light
SD	Smoke Alarm (Interconnected)
CO	Carbon Monoxide Alarm
	Light Fixture
	Wall Mount Sconce/Uplight
	Recessed Fixture
Disc.	Disconnect
	Vent Fan
	Vent Fan/Light Combo
	Main Panel
	Power Riser
J	Junction Box
SP	Speaker
	Security Cameras
	Ceiling Fan

*All Wafer/Recessed Lights are on Dimmer Switches

Electrical General Notes

1. All work shall comply with the current National Electrical Code and must comply with local utility requirements for service connections.
2. Conduit that penetrates wall must be sealed. Wall surfaces that are disturbed shall be repaired and painted to match the existing surface.
3. All electrical equipment and equipment with electrical circuits shall be grounded in accordance with NFPA 70 Article 250.
4. All electrical equipment and enclosures, raceways, and HVAC equipment shall be effectively grounded to ensure personal safety.
5. All non-current carrying metallic parts shall be grounded. The equipment grounding the conductor shall be bonded to all enclosures and boxes which it terminates in or passes through.
6. Water pipes or metal structures entering the building from the outside shall be grounded.
7. Provide telephone outlets & Cable TV outlets at client specified locations.
8. All 15a and 20a, 120v branch circuits must be protected by a listed AFCI device per NEC Article 210.12.
9. Install tamper resistant receptacles where required by NEC Article 406.12.

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Project DESIGNER
Chris Feddersen

Electrical Contractor: _____
E.C. Address: _____
_____
E.C. License #: _____
Add: _____
_____

DRAWINGS DO NOT REQUIRE ENGINEERING SEAL IF SYSTEM IS UNDER $125K & 600A (ELEC-RESIDENTIAL); 15 TONS OR LESS THAN 100 PEOPLE (HVAC); & 250 FIXTURE UNITS (PLUMBING), & DESIGNED BY A STATE LICENSED CONTRACTOR. [F.S. 471.003,(2),(h)1&2]

REVISIONS
Description *Date*

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ELECTRICAL PLAN

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