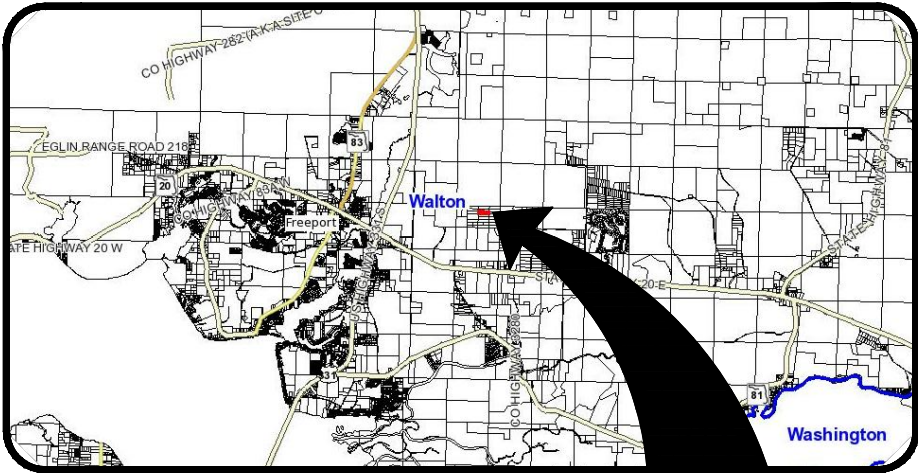


Pole Barn House for  
Tab Driggers  
Joe Duggar Rd.  
Freeport, FL

Parcel ID#: 18-1S-18-14000-001-0060



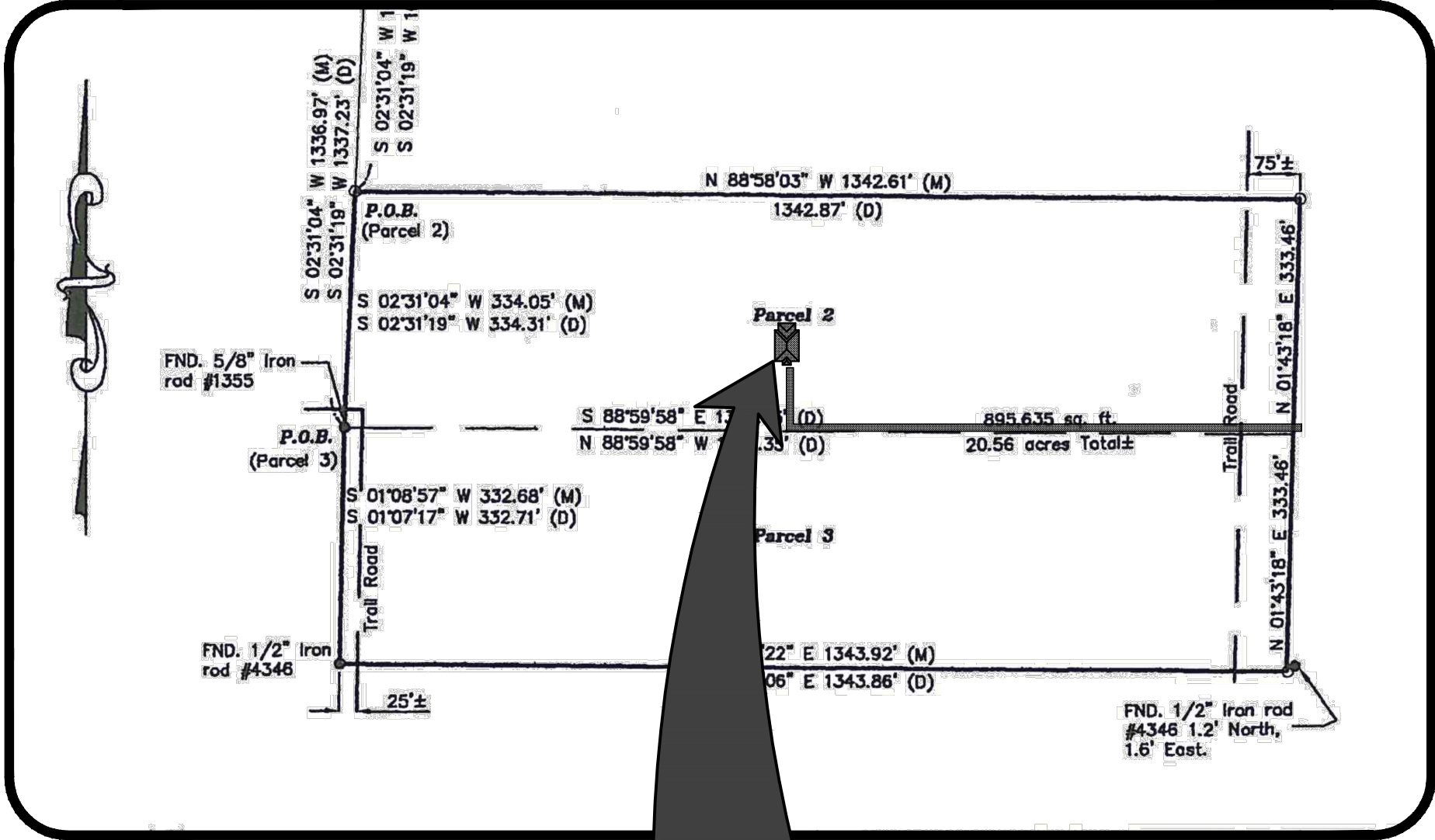
2 LOCATION MAP  
N.T.S.

Site  
Location

AREA OF LOT: 894,135.15 sq.ft.  
HOUSE & PORCHS: 1440.0 sq.ft.  
IMPERMEABLE AREA: .16%  
PERMEABLE AREA: 99.84%

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LIGHTING PLAN	E100



1 SITE PLAN  
N.T.S.

House  
Location

SQUARE FOOTAGE	
1st FLOOR HEATED	1,477.7 sq.ft.
2nd FLOOR HEATED	1,395.3 sq.ft.
TOTAL HEATED	2,873.0 sq.ft.
1st FLR PORCH	370.6 sq.ft.
2nd FLR PORCH	242.6 sq.ft.
GARAGE	153.9 sq.ft.
TOTAL UNDER ROOF	3,640.1 sq.ft.

REVISION DATES:	
REV	DATE



FOUNDATION

1. ALLOWABLE SOIL BEARING CAPACITY = 2,000 PSF FOR STRIP FOOTINGS (PRESUMPTIVE)
- 2.GRADE AREAS IN ACCORDANCE WITH ELEVATIONS AND GRADES SHOWN ON THE SITE DRAWINGS AND AS REQUIRED FOR DRAINAGE.
- 3.ALL SLAB ON GRADE AREAS SHALL BE PROOF ROLLED. ALL SOFT SPOTS SHALL BE REMOVED AND REPLACED WITH COMPACTABLE FILL.
- 4.SLAB ON GRADE TO BE CONSTRUCTED ON A MINIMUM OF 6” OF COMPACTED GRANULAR FILL.
- 5.ALL FILL MATERIAL USED IN GRADING OPERATIONS SHALL CONSIST OF EARTH, WHICH IS FREE OF DEBRIS, BOULDERS OR ORGANIC MATERIAL. FILL SHALL BE PLACED IN MAXIMUM OF 12” LIFTS AND COMPACTED TO 95% OF MODIFIED PROCTOR MAXIMUM DRY DENSITY.
- 6.ALL FOOTINGS SHALL BEAR ON UNDISTURBED SOIL OR COMPACTED FILL HAVING A MINIMUM ALLOWABLE BEARING CAPACITY AS INDICATED ABOVE.
7. THE ENGINEER SHALL BE NOTIFIED IF ACTUAL FIELD CONDITIONS DO NOT MEET BEARING REQUIREMENTS OR, IF QUESTIONABLE SOIL CONDITIONS ARE DISCOVERED INCLUDING BUT NOT LIMITED TO PEAT AND OTHER HIGH ORGANIC SOILS.

CONCRETE CONSTRUCTION

1. ALL CONCRETE DESIGN AND CONSTRUCTION SHALL CONFORM WITH THE LOCAL BUILDING CODE REQUIREMENTS AND THOSE OF THE LATEST EDITION OF THE FOLLOWING STANDARDS: ACI 318, ACI 315, ACI 301, AND ACI 307.
- 2.ALL CONCRETE, UNLESS SPECIFICALLY NOTED, SHALL BE NORMAL WEIGHT (145 PCF).
- 3.THE COMPRESSIVE STRENGTH OF ALL GROUT USED TO PROVIDE LEVEL BEARING OF COLUMN BASE PLATES SHALL MEET OR EXCEED THE COMPRESSIVE STRENGTH OF THE SUPPORTING CONCRETE MEMBER.
- 4.CONCRETE REINFORCING SHALL HAVE THE FOLLOWING MINIMUM PROTECTIVE COVER:

CONCRETE CAST AGAINST EARTH	3"
CONCRETE EXPOSED TO EARTH OR WEATHER #6 THROUGH #18 BARS	2"
#5 BAR AND SMALLER	1-1/2"
CONCRETE WITH INTERIOR EXPOSURE:	
SLABS, WALLS, JOISTS #14 AND #18 BARS	1-1/2"
#11 BAR AND SMALLER	3/4"

5.UNLESS NOTED OTHERWISE ON THE DRAWINGS ALL REINFORCING SHALL BE LAPPED TO DEVELOP ITS CAPACITY AS FOLLOWS:

BAR SIZES	STANDARD	TOP BAR	"B" SPLICE	HOOK
#3	13"	16"	16"	6"
#4	20"	24"	24"	8"
#5	28"	44"	44"	10"
#6	36"	60"	60"	12"
#7	52"	82"	82"	14"

MULTIPLY LAP LENGTHS BY 1.3 FOR TOP BAR CONDITIONS, TOP BARS ARE HORIZONTAL BARS WITH 12 INCHES OR MORE OF CONCRETE BELOW.

- 6.SLAB-ON-GRADE SHALL HAVE CLASS “A” TOLERANCE.
- 7.A 6-MIL. (MIN.) POLYETHYLENE VAPOR BARRIER WITH JOINTS LAPPED NOT LESS THAN 6” SHALL BE PLACED BETWEEN THE SAND BASE AND THE CONCRETE FLOOR.
8. CALCIUM CHLORIDE AND OR ADMIXTURES CONTAINING CALCIUM CHLORIDE SHALL NOT BE USED.
9. ALL CONCRETE SUBJECT TO EXTERIOR EXPOSURE SHALL BE AIR ENTRAINED TO 6% (+/- 1.5% ) AND HAVE A MAXIMUM 1” AGGREGATE.
10. PLACING OF CONCRETE SHALL BE DONE IN CONFORMANCE WITH ACI-306 FOR COLD WEATHER AND ACI-305 FOR HOT WEATHER.

WOOD CONSTRUCTION  
DIMENSION LUMBER

1. ALL DIMENSIONAL LUMBER NOMINAL 2” THICK AND 4-8” WIDE SHALL BE #2 SPF OR EQUAL. WIDTHS 10” AND WIDER SHALL BE #2 HEM-FIR.
- 2.LAMINATED VENEER LUMBER (LVL) TO BE 2.0E AND Fb = 2,850 PSI OR GREATER.
- 3.ALL LEVEL 1 STRUCTURAL WALL FRAMING TO BE NOMINAL 2x ENGINEERED LAMINATED VENEER LUMBER (LVL) (BOISE VERSA - STUD 1.7/2650 OR APPROVED EQUAL.
- 4.NOT USED
- 5.SILLS AND MEMBERS EXPOSED DIRECTLY TO MOISTURE OR IN DIRECT CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED.
- 6.PLYWOOD SHALL CONFORM TO THE LATEST EDITION OF U.S. PRODUCT STANDARD PS-1. INSTALL IN STAGGERED PATTERN. NAIL AS REQUIRED FOR DIAPHRAGM ACTION.
- 7.SHEAR PLATE AND SPLIT RING FASTENERS SHALL BE TECO OR APPROVED EQUAL.
- 8.NAILS SHALL BE STRONGHOLD, GALVANIZED COMMON NAILS OF THE SIZES INDICATED, EXCEPT THAT GALVANIZED SIDING NAILS SHALL BE USED FOR THE ATTACHMENT OF EXTERIOR PLYWOOD SIDING.

9.ALL BOLTS AND LAG SCREWS SHALL BE AMERICAN STANDARD MANUFACTURE.

10. BOLT HOLES IN WOOD SHALL BE DRILLED 1/16" MAXIMUM OVERSIZE. HOLES FOR SCREWS AND LAG SCREWS SHALL BE FIRST BORED FOR THE SAME DEPTH AND DIAMETER OF THE SHANK, THEN THE REMAINDER OCCUPIED BY THE THREADED PORTION SHALL BE BORED NOT LARGER IN DIAMETER THAN THE ROOT OF THE THREAD. ALL SCREWS SHALL BE SCREWED, NOT DRIVEN INTO PLACE.

11. PROVIDE WASHERS UNDER ALL NUTS AND HEADS OF BOLTS AND LAG SCREWS, WASHERS SHALL BE EITHER ROUND MALLEABLE IRON OR SQUARE CUT STEEL WASHERS 1/4" THICK X 3 FASTENER DIAMETERS.
12. WHEREVER NECESSARY TO CUT OR DRILL TREATED LUMBER, TREAT THE CUT OR BORED SURFACES WITH TWO HEAVY COATS OF THE SAME PRESERVATIVE AS USED IN THE ORIGINAL TREATMENT.
13. PROVIDE SOLID BLOCKING AT MID-SPAN OF ALL SAWN JOISTS EXCEEDING 10 FOOT SPAN AND AT 10 FOOT MAXIMUM ON CENTER.
14. MEMBERS BEARING ON CONCRETE OR MASONRY WALLS SHALL HAVE A 1/2" AIR SPACE AROUND SIDES AND END OF BEAM.
15. DESIGN FABRICATION AND CONSTRUCTION SHALL CONFORM TO THE "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION" CURRENT EDITION AS RECOMMENDED BY THE NATIONAL LUMBER MANUFACTURER'S ASSOCIATION.

16. ALL COLUMNS SHOWN ON STRUCTURAL DRAWINGS SHALL BE CONTINUOUS UNLESS NOTED.

17. SET ALL JOISTS WITH CROWN UP.

18. WALL SHEATHING SHALL BE NAILED AS INDICATED ON DRAWINGS. ALL PANEL EDGES SHALL BE BACKED WITH 2X OR WIDER FRAMING.

19. PLYWOOD SHEATHING TO BE GRADED APA STRUCTURAL I.

20. ALL BOLTS, LAG SCREWS, SCREWS AND NAILS SHALL HAVE A HOT DIP GALVANIZED FINISH

21. SIMPSON STRONG-TIE CONNECTORS ARE SPECIFICALLY REQUIRED TO MEET THE STRUCTURAL CALCULATIONS OF PLAN. BEFORE SUBSTITUTING ANOTHER BRAND, CONFIRM LOAD CAPACITY BASED ON RELIABLE PUBLISHED TESTING DATA OR CALCULATIONS. THE ENGINEER OF RECORD IS REQUIRED TO EVALUATE AND GIVE WRITTEN APPROVAL FOR SUBSTITUTION PRIOR TO INSTALLATION.

22. ALL SIMPSON CONNECTORS SHALL BE ZMAX (G185) OR HOT-DIP GALVANIZED (HDG).

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REV	DATE	COMMENTS

Pole Barn House for  
Tab Driggers  
Joe Dugger Rd.  
Freeport, FL

GENERAL  
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NOTES

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Drawing Number  
S001

VERTICAL STRUCTURAL PANEL SHEATHING NOTES (WOOD FRAMING)

- 1 . FASTENERS SHALL NOT BE LOCATED LESS THAN 3/8" IN FROM THE EDGE OF THE PANEL.
- 2.FASTENERS SHALL BE DRIVEN FLUSH WITH SURFACE OF SHEATHING.
- 3.FASTENERS SHALL BE OF SUFFICIENT LENGTH TO ENSURE PENETRATION INTO FRAMING MEMBERS BY AT LEAST 1 1/2".
- 4.FRAMING MEMBERS SHALL BE A MINIMUM 2" NOMINAL IN THE DIMENSION TO WHICH THE STRUCTURAL PANEL IS ATTACHED. (U.N.O.)
- 5.NO UNBLOCKED PANELS LESS THAN 1'-0" WIDE SHALL BE USED.
- 6.PANEL EDGES SHALL BUTT ALONG THE CENTERLINE OF FRAMING MEMBERS.

WOOD SHEATHING (WALLS)


- 1 . BACK ALL SHEATHING PANEL EDGES WITH MINIMUM, NOMINAL 2 X BLOCKING.
2. 1/2" APA EXPOSURE I, RATED SHEATHING WITH 32/16 SPAN RATING (U.N.O.)
3. FRAMING TO BE MAXIMUM 1'-4" O.C.
4. FASTENERS SHALL BE A MINIMUM 8d COMMON (.131" Ø) OR GALVANIZED BOX NAILS (O.113" Ø)(GALVANIZED NAILS SHALL BE HOT DIPPED OR TUMBLED).
5. OFFSET PANEL JOINTS ON EACH SIDE OF WALL MINIMUM ONE STUD BAY.
6. PANELS MAY BE INSTALLED EITHER HORIZONTALLY OR VERTICALLY.
7. WALL SHEATHING: SPACE NAILS @ 9" O.C. ALONG INTERMEDIATE FRAMING MEMBERS. (FIELD OF PANEL) SPACE NAILS @ 3" O.C. AT ALL PANEL EDGES.
8. EACH PANEL SHALL BE IDENTIFIED WITH THE GRADE TRADEMARK OF THE AMERICAN PLYWOOD ASSOCIATION AND SHALL MEET THE REQUIREMENTS OF PRODUCT STANDARD (PSI). APPLICATION AND NAILING OF PLYWOOD SHALL BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE AMERICAN PLYWOOD ASSOCIATION AND TABLE 2304.9.1 "FASTENING SCHEDULE" OF THE INTERNATIONAL BUILDING CODE UNLESS OTHER REQUIREMENTS NOTED ON THE PLAN ARE MORE STRICT.

WOOD SHEATHING (ROOF & FLOOR)

- 1 . PANEL ROOF SHEATHING SHALL BE 5/8" APA EXPOSURE I, RATED SHEATHING WITH 48/24 SPAN RATING. (U.N.O.)
2. PANEL FLOOR SHEATHING SHALL BE 3/4" T&G APA EXPOSURE I, RATED PLYWOOD WITH 48/24 SPAN RATING. (U.N.O.)
3. FASTENERS SHALL BE A MIN. 8d RING-SHANK NAIL. (O.113" Ø)
4. FLOOR/ROOF PANEL SHEATHING SHALL BE CONTINUOUS OVER 2 OR MORE SUPPORTS (MIN).
5. FLOOR/ROOF PANEL SHEATHING SHALL BE ORIENTED WITH THE STRENGTH AXIS PERPENDICULAR TO THE SUPPORTS.
6. ROOF SHEATHING: SPACE NAILS @ 6" O.C. ALONG INTERMEDIATE FRAMING MEMBERS. (FIELD OF PANEL) SPACE NAILS @ 4" O.C. AT ALL PANEL EDGES.
7. EACH PANEL SHALL BE IDENTIFIED WITH THE GRADE TRADEMARK OF THE AMERICAN PLYWOOD ASSOCIATION AND SHALL MEET THE REQUIREMENTS OF PRODUCT STANDARD (PSI). APPLICATION AND NAILING OF PLYWOOD SHALL BE IN ACCORDANCE WITH THE RECOMMENDATION OF THE AMERICAN PLYWOOD ASSOCIATION AND TABLE 2304.9.1 "FASTENING SCHEDULE" OF THE INTERNATIONAL BUILDING CODE UNLESS OTHER REQUIREMENTS NOTED ON THE PLAN ARE MORE STRICT.

WOOD TRUSSES

- 1 . THE DESIGN, MANUFACTURING AND INSTALLATION OF ALL TRUSSES SHALL COMPLY WITH THE LATEST REQUIREMENTS OF NDS AND TPI CODES.
2. ROOF TRUSSES TO BE DESIGNED BY THE TRUSS MANUFACTURER PER THE REQUIREMENTS OF BUILDING CODES DESIGNATED ABOVE AND THE BUILDING PLANS.
3. TRUSS MANUFACTURER SHALL REFER TO ARCHITECTURAL AND MEP DRAWINGS FOR OTHER ITEMS OR APPENDAGES THAT MAY EFFECT THE TRUSS LOADING. ANY SUCH ITEMS SHOULD BE BROUGHT TO THE ATTENTION OF THE ARCHITECT/ENGINEER.
4. ROOF TRUSS SUPPLIER TO PROVIDE SHOP DRAWINGS IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE SECTION 2303.4.1.
5. THE CONTRACTOR SHALL SUBMIT FOR REVIEW A PRIOR TO CONSTRUCTION (1) ONE SET OF SHOP DRAWINGS PROVIDED BY THE ROOF TRUSS PROVIDER.
6. PERMANENT BRACING NOT SHOWN ON PLANS, WHICH IS REQUIRED FOR STRENGTH AND STABILITY OF TRUSS MEMBERS, SHALL BE PROVIDED BY TRUSS SUPPLIER.
7. TEMPORARY BRACING SHALL BE THE CONTRACTOR'S RESPONSIBILITY. PROVIDE IN ACCORDANCE WITH TPI GUIDELINES.



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		COMMENTS									
REV	DATE										

Pole Barn House for  
Tab Driggers  
Joe Dugger Rd.  
Freeport, FL

GENERAL  
STRUCTURAL  
NOTES

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Project No. 18181  
Drawn By DAW  
Checked by MKW

Drawing Number  
S002

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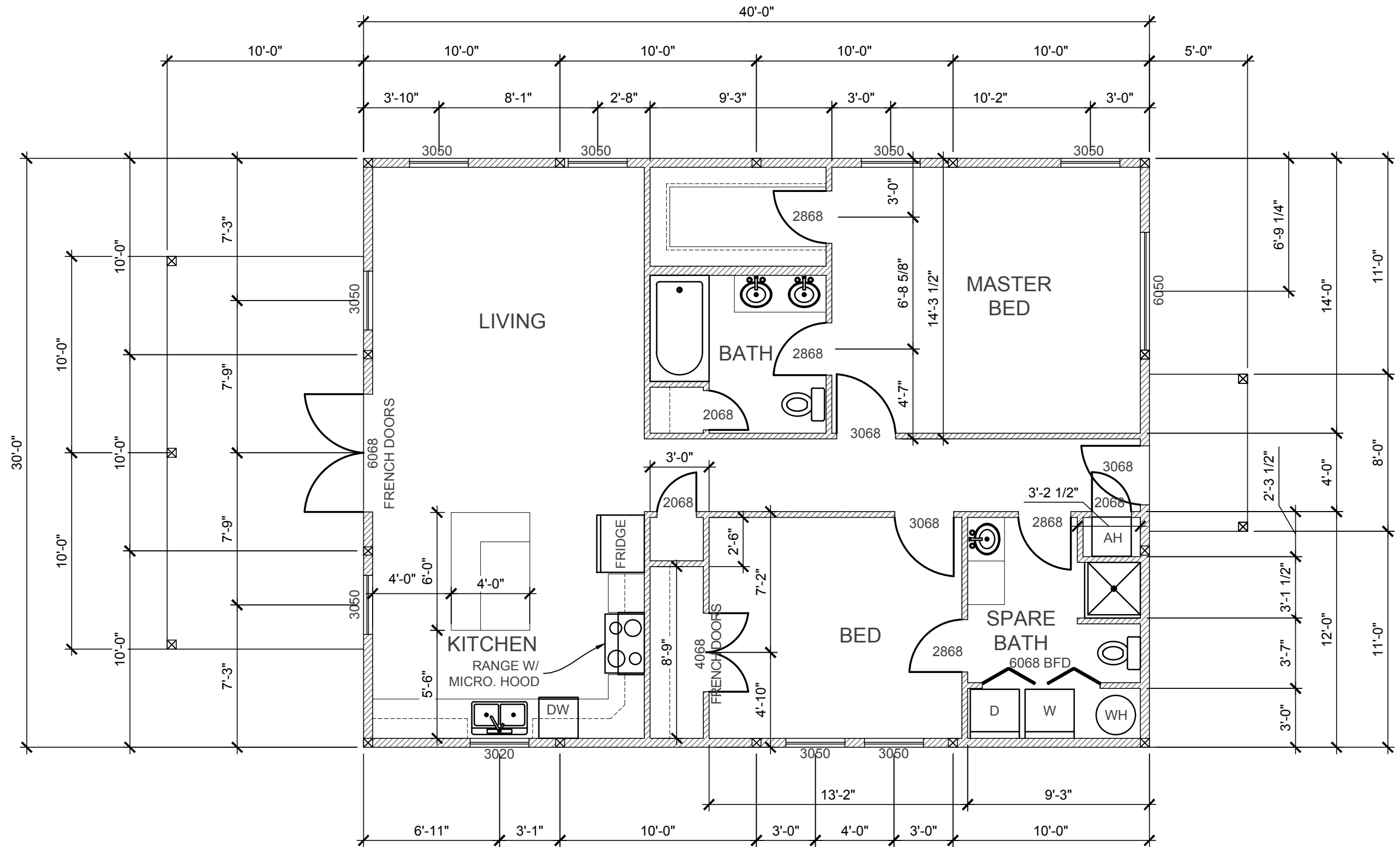
Joe Duggar Rd.  
Freeport, FL

PROPOSED  
FLOOR  
PLAN

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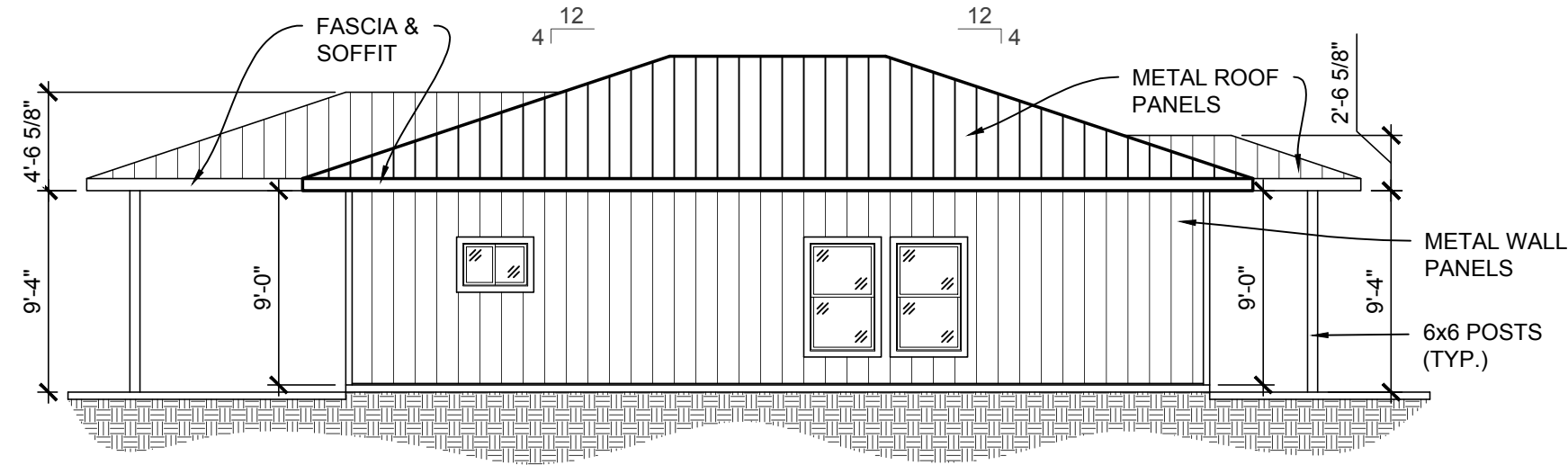
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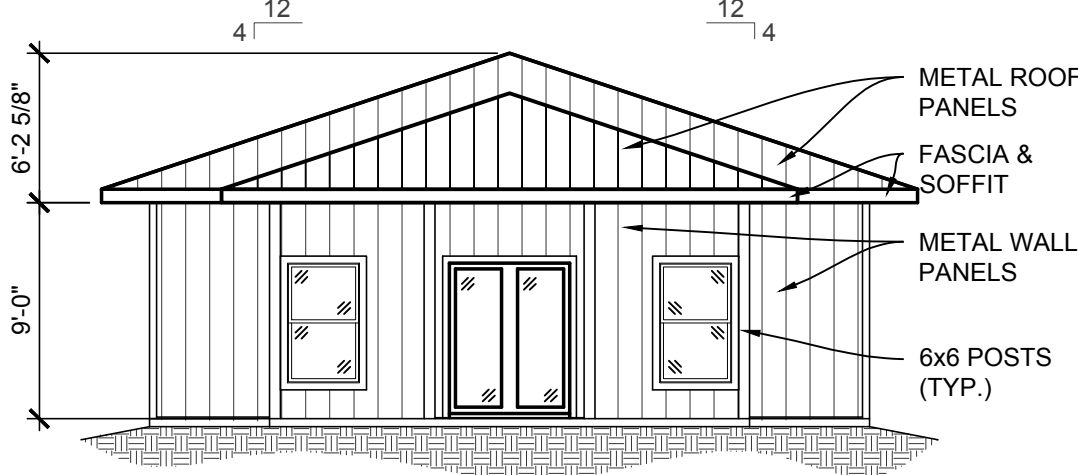


1 PROPOSED FLOOR PLAN  
SCALE:  $\frac{3}{16}'' = 1'-0''$  (11x17)  
SCALE:  $\frac{3}{8}'' = 1'-0''$  (22x34)

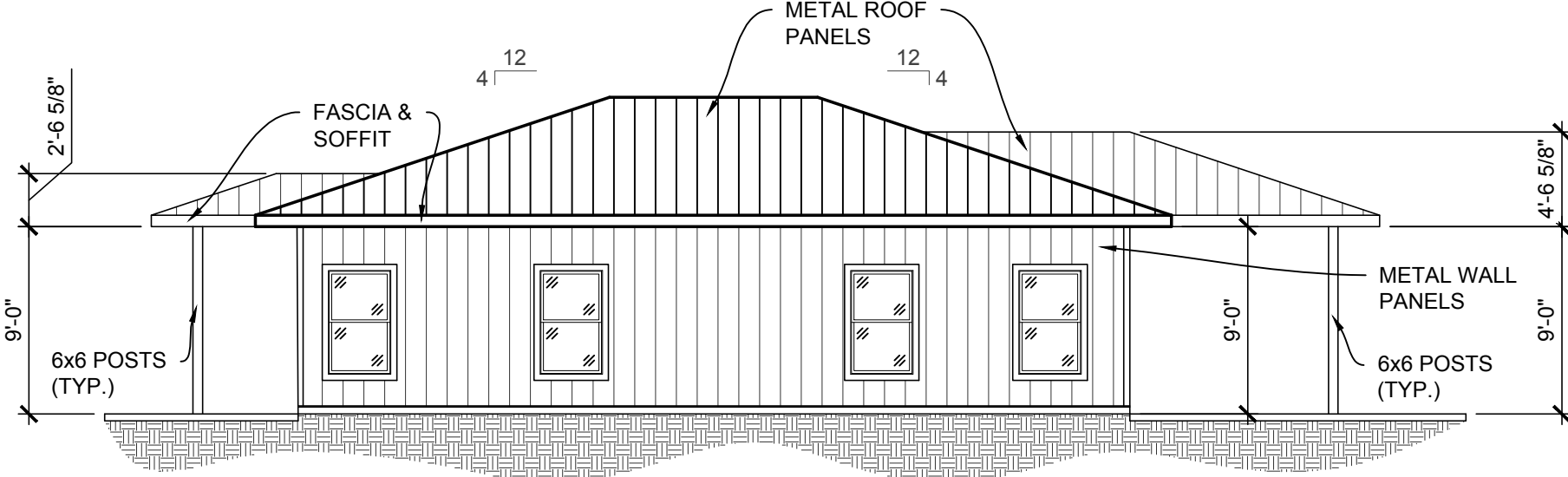
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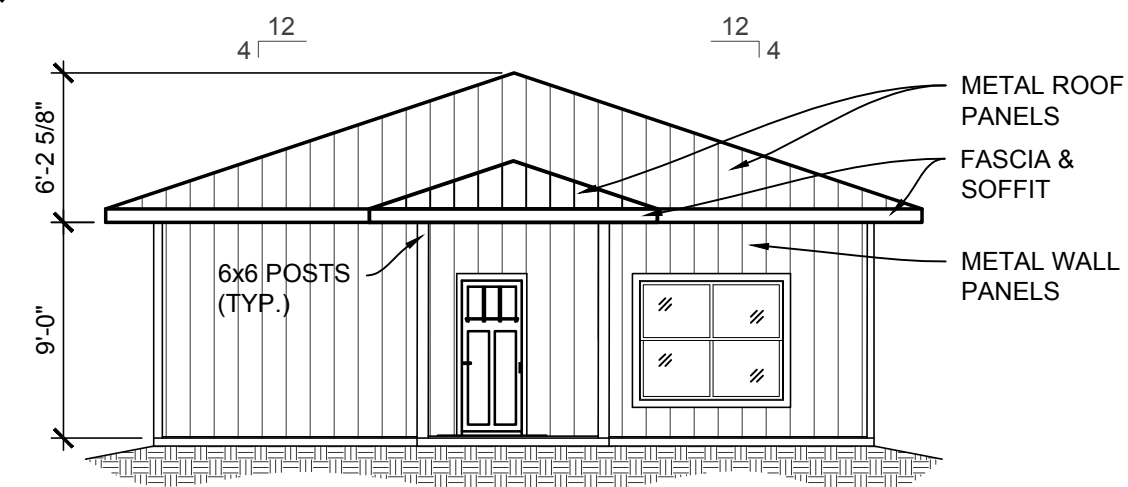
3 LEFT SIDE ELEVATION  
SCALE: 1/8" = 1'-0" (11x17)  
SCALE: 1/4" = 1'-0" (22x34)



1 REAR ELEVATION  
SCALE: 1/8" = 1'-0" (11x17)  
SCALE: 1/4" = 1'-0" (22x34)



4 RIGHT SIDE ELEVATION  
SCALE: 1/8" = 1'-0" (11x17)  
SCALE: 1/4" = 1'-0" (22x34)



2 FRONT ELEVATION  
SCALE: 1/8" = 1'-0" (11x17)  
SCALE: 1/4" = 1'-0" (22x34)

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REV	DATE

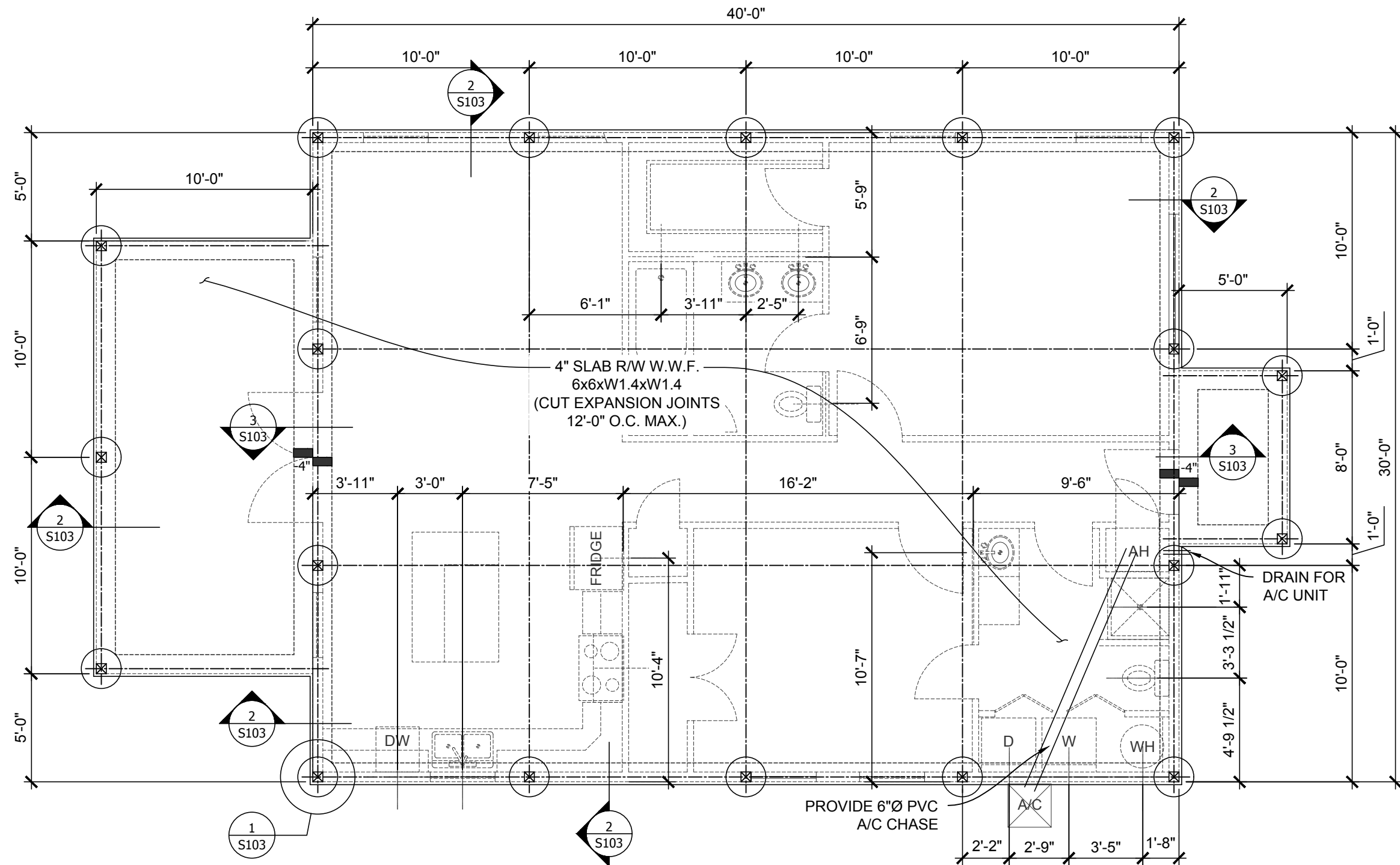
Pole Barn House for  
Tab Driggers  
Joe Dugger Rd.  
Freeport, FL

FOUNDATION  
PLAN

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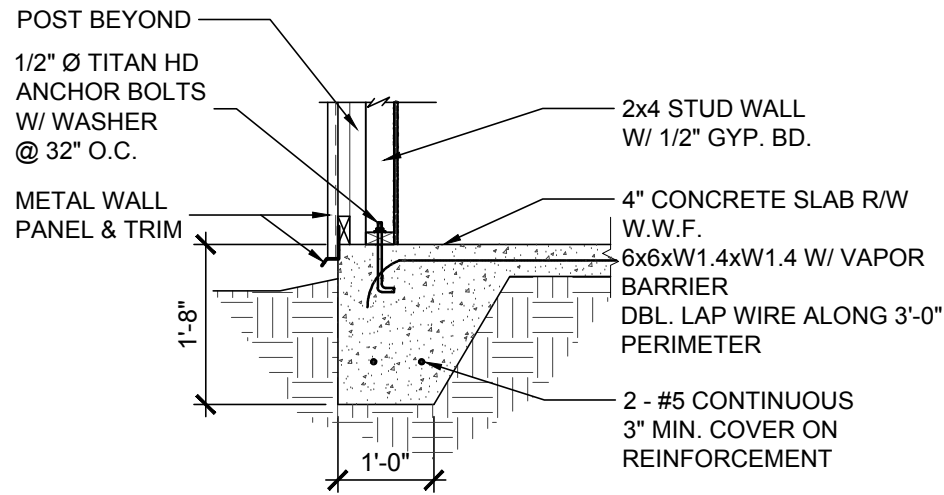
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Drawing Number  
**S102**

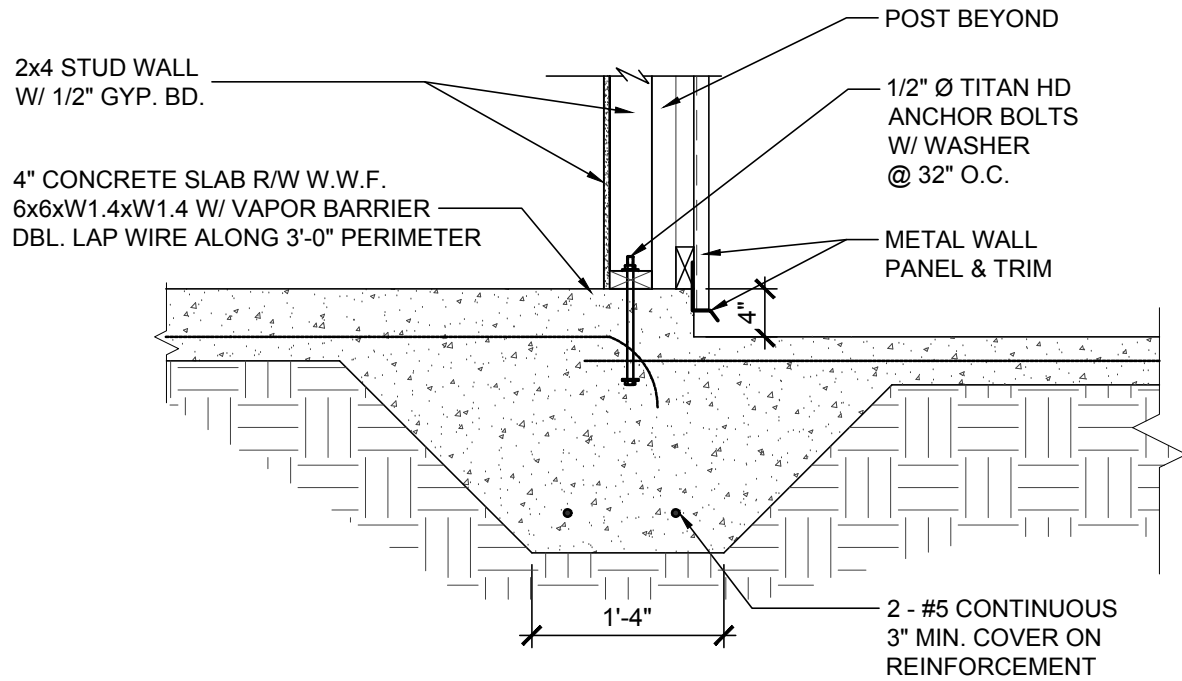


1 FOUNDATION PLAN  
SCALE: 3/16" = 1'-0" (11x17)  
SCALE: 3/8" = 1'-0" (22x34)

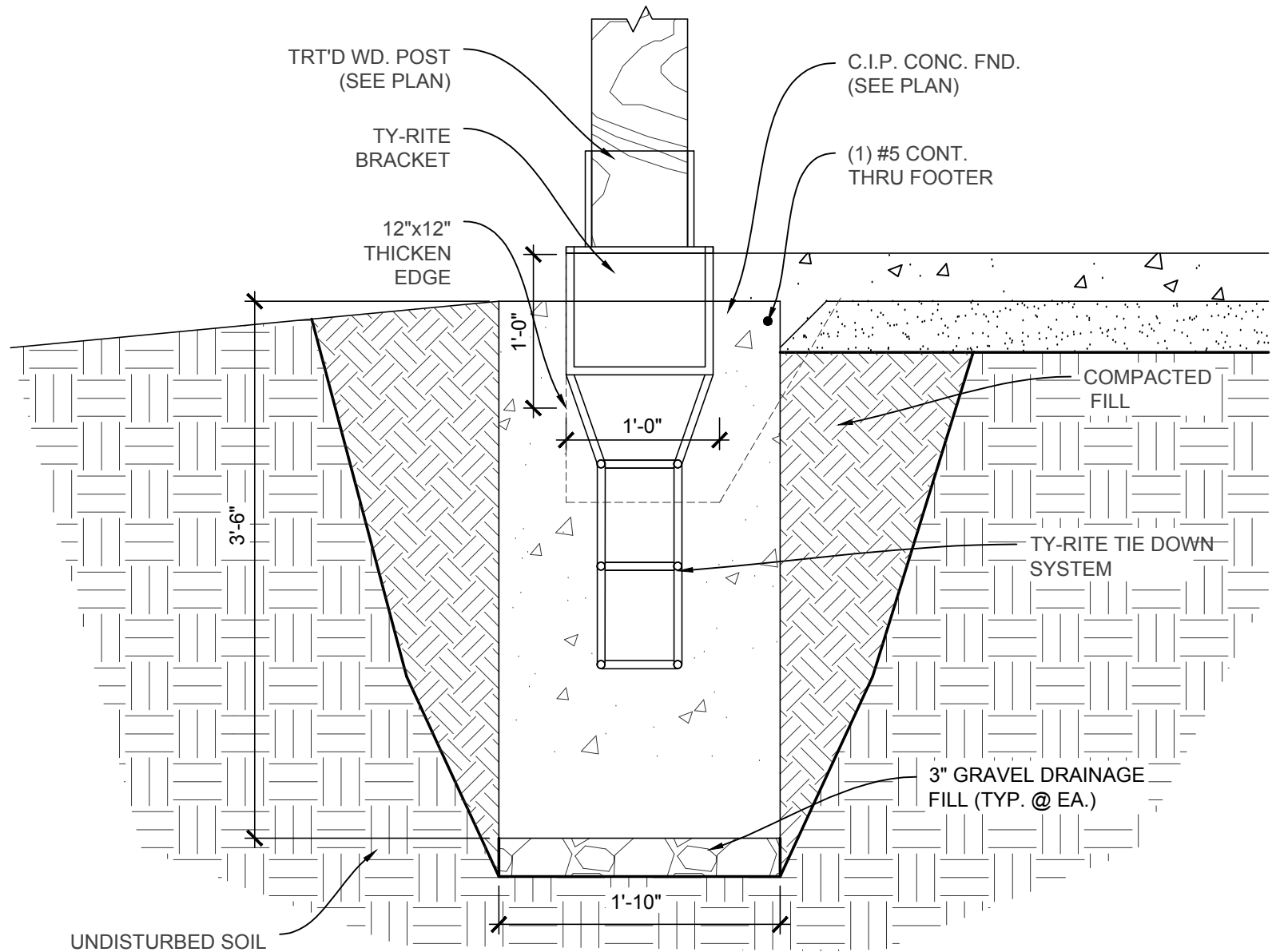




**2 FOUNDATION EDGE DETAIL**  
 SCALE: 1/2" = 1'-0" (11x17)  
 SCALE: 1" = 1'-0" (22x34)



**3 PORCH STEP-DOWN DETAIL**  
 SCALE: 3/4" = 1'-0" (11x17)  
 SCALE: 1 1/2" = 1'-0" (22x34)



**1 POST DETAIL**  
 SCALE: 1" = 1'-0" (11x17)  
 SCALE: 2" = 1'-0" (22x34)



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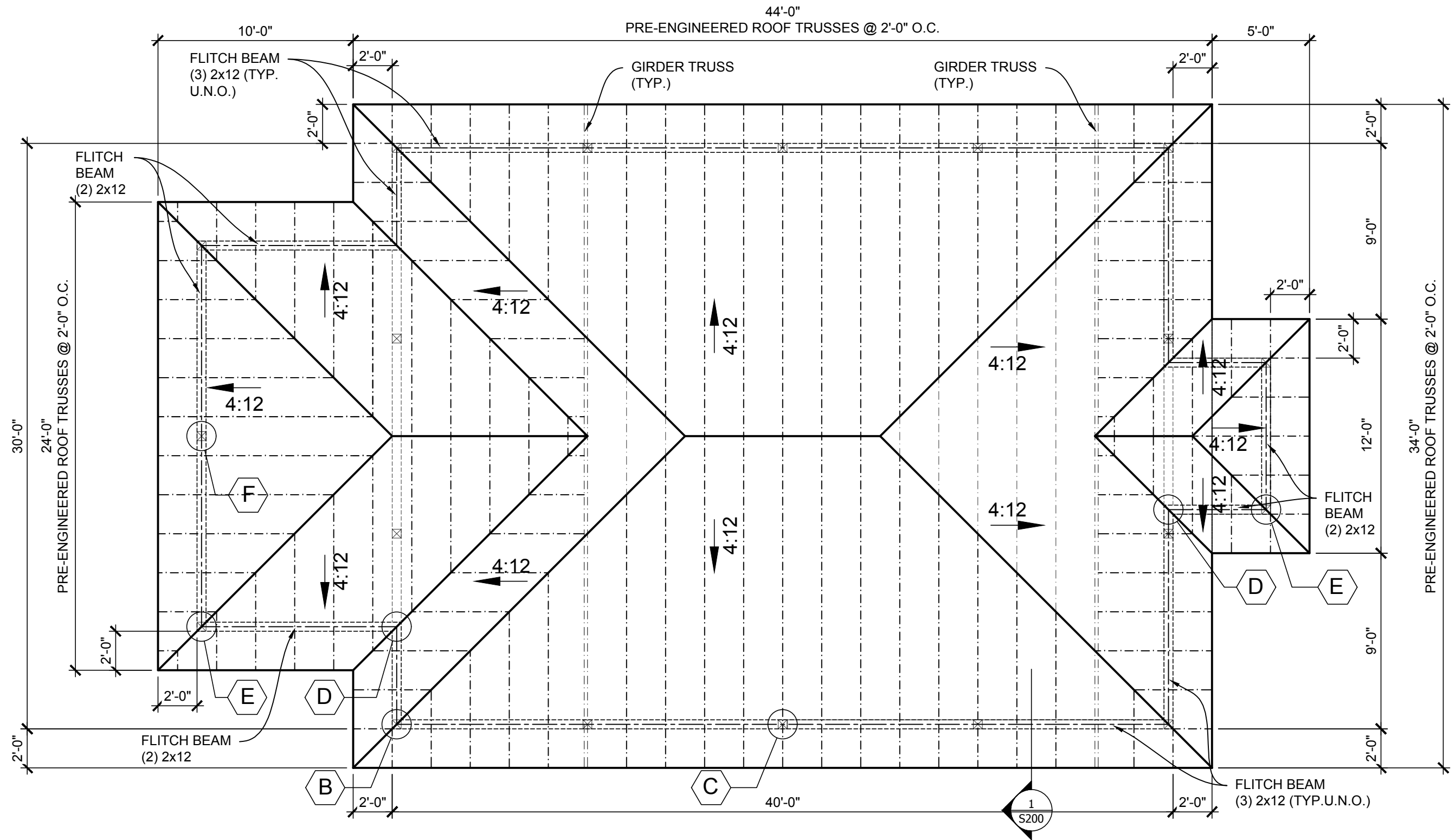
Pole Barn House for  
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ROOF  
FRAMING  
PLAN

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Project No. 18181  
Drawn By DAW  
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Drawing Number  
**S104**

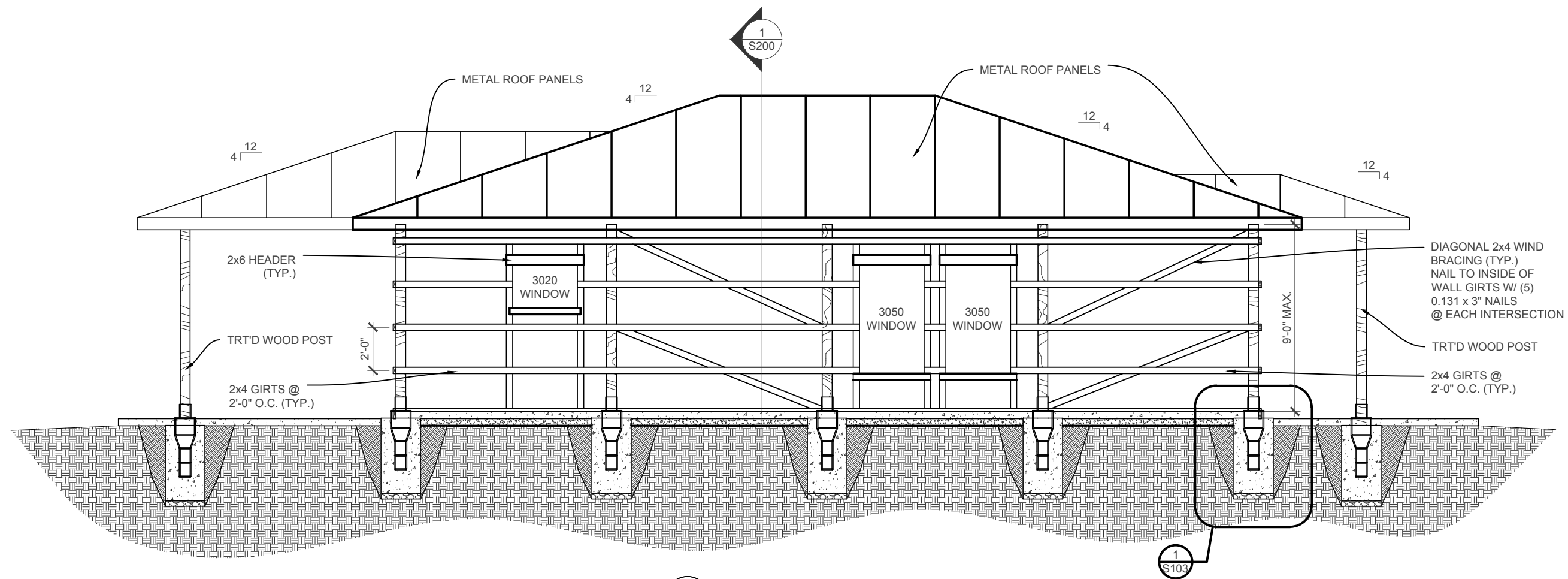


**1** ROOF FRAMING PLAN  
SCALE: 3/16" = 1'-0" (11x17)  
SCALE: 3/8" = 1'-0" (22x34)

NOTE:  
# = INDICATES TY-RITE CONNECTOR  
BRACKETS SHOWN ON SHEET S201

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1 TYPICAL EXTERIOR WALL FRAMING PLAN  
SCALE: 3/16" = 1'-0" (11x17)  
SCALE: 3/8" = 1'-0" (22x34)

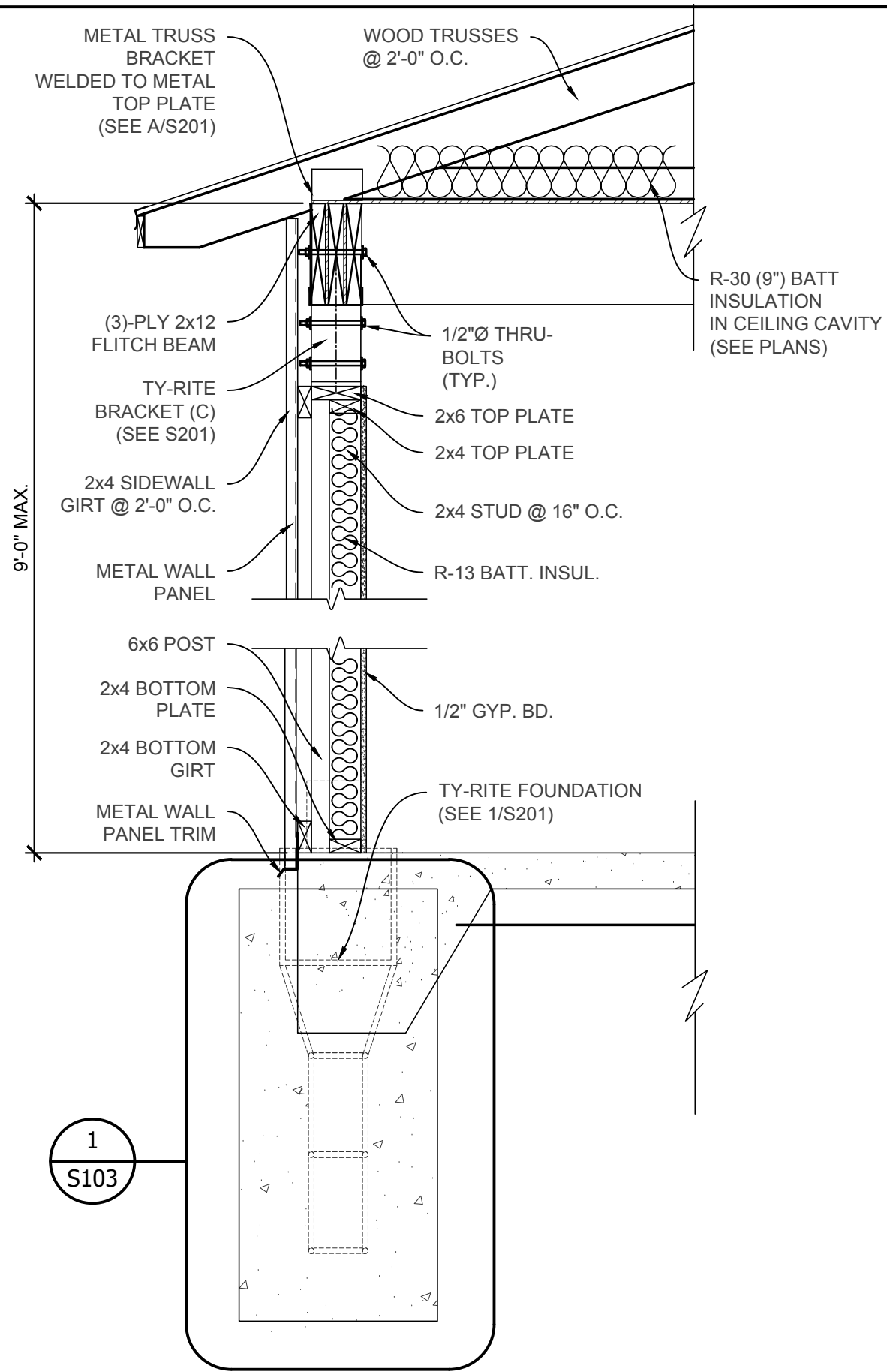
Pole Barn House for  
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WALL  
FRAMING  
PLAN

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Project No. 18181  
Drawn By DAW  
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Drawing Number  
S105



1 WALL SECTION  
SCALE: 3/4" = 1'-0" (11x17)  
SCALE: 1 1/2" = 1'-0" (22x34)

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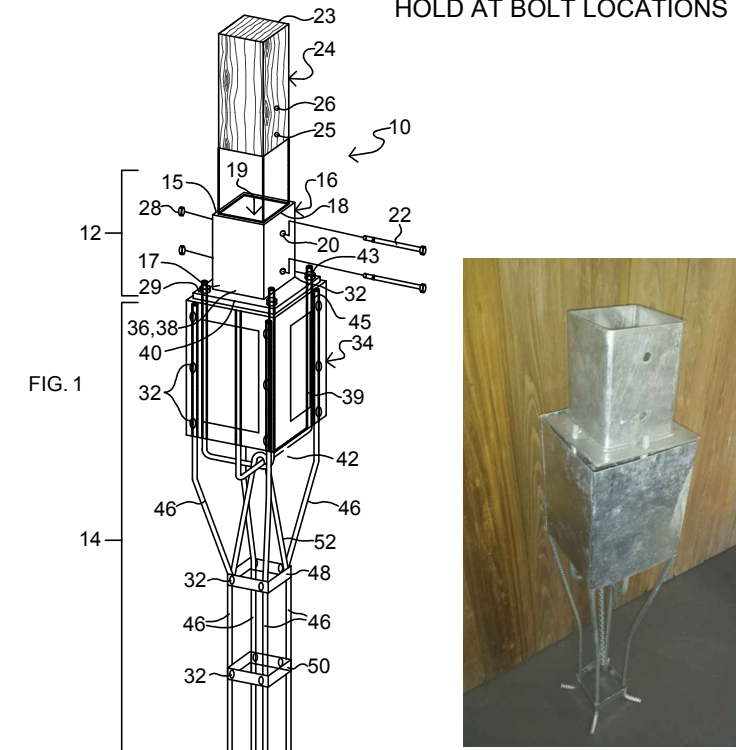
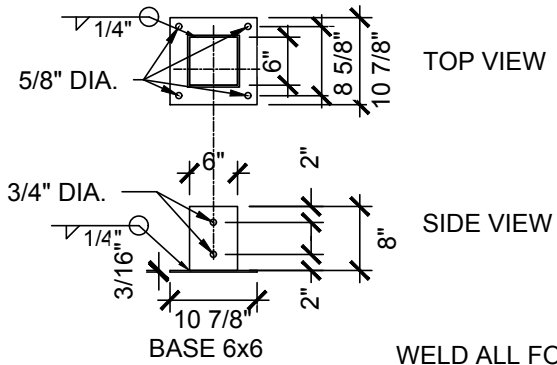
Pole Barn House for  
Tab Driggers  
Joe Duggar Rd.  
Freeport, FL

WALL  
SECTION  
DETAIL

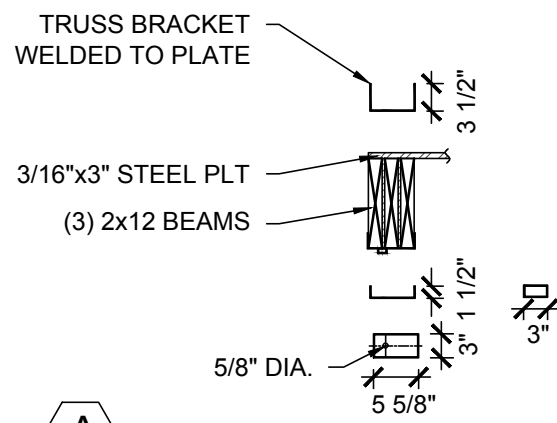
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Project No. 18181  
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Checked by MKW

Drawing Number  
**S200**

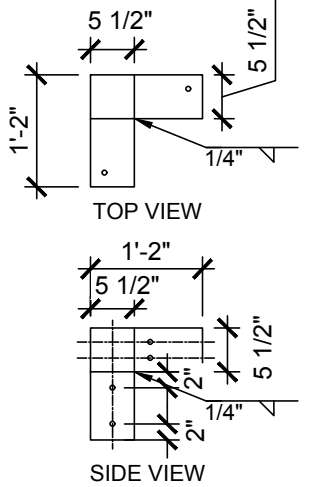


1 POST / FOUNDATION CONNECTION DETAIL 6x6



A TYPICAL TRUSS ANCHOR DETAIL

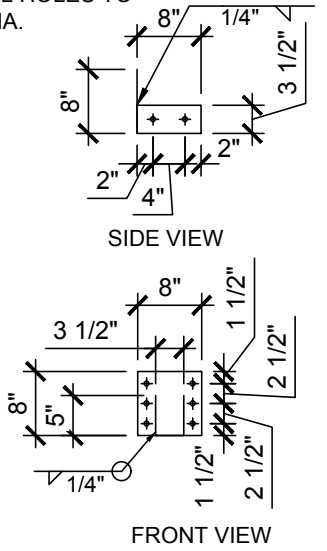
NOTE: ALL HOLES TO BE 5/8" DIA.



B CORNER TOP 6x6 - (3) 2x12 FLITCH



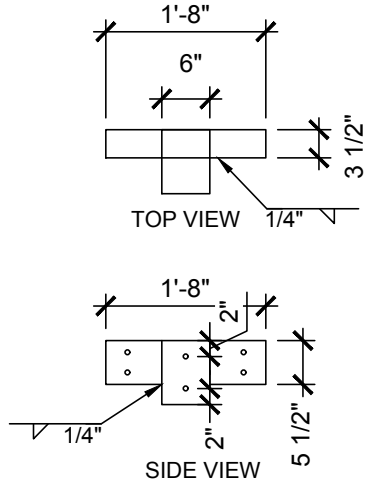
NOTE: ALL HOLES TO BE 5/8" DIA.



D PORCH TOP TO WALL (2) 2x10 FLITCH



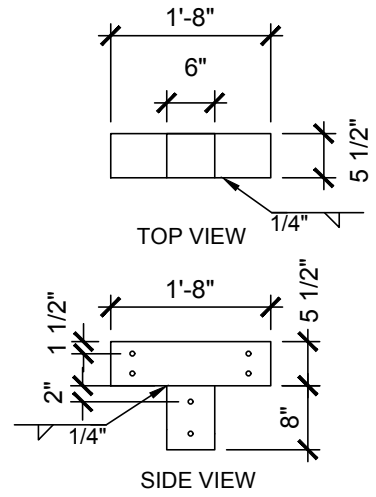
NOTE: ALL HOLES TO BE 5/8" DIA.



F CRADLE 6x6 - (2) 2x10 FLITCH



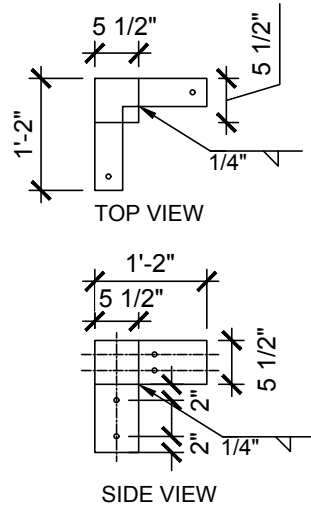
NOTE: ALL HOLES TO BE 5/8" DIA.



C CRADLE 6x6 - (3) 2x12 FLITCH



NOTE: ALL HOLES TO BE 5/8" DIA.








E CORNER TOP 6x6 - (2) 2x10 FLITCH

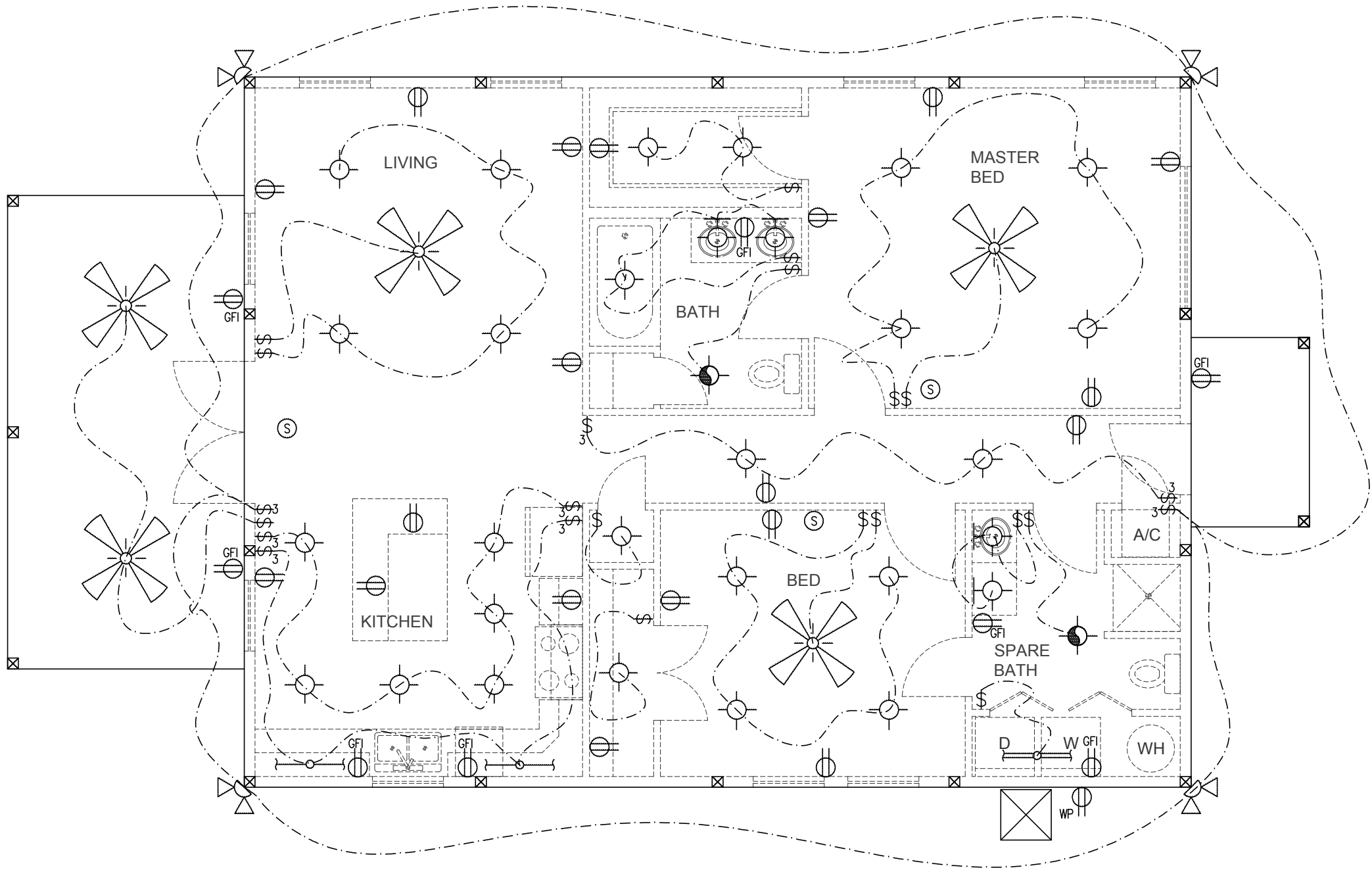


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REV	DATE	COMMENTS	

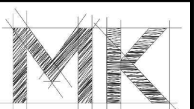
Pole Barn House for  
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ELECTRICAL LEGEND

-  DUPLEX RECEPTACLE MOUNTED 12" A.F.F.
-  DUPLEX RECEPTACLE W/ GROUND FAULT CIRCUIT INTERRUPT
-  DUPLEX RECEPTACLE WATERPROOF
-  SMOKE DETECTOR
-  WALL SWITCH
-  THREE WAY SWITCH
-  CEILING MOUNTED LIGHT FIXTURE W/ EXHAUST FAN
-  RECESSED LED CAN LIGHT FIXTURE
-  WALL MTD. INCANDESCENT LIGHT FIXTURE
-  TRACK LIGHT
-  LED LIGHT FIXTURE
-  FLOODLIGHT
-  CLG. FAN W/ INCANDESCENT LIGHT FIXTURE
-  HVAC



1 LIGHTING PLAN  
SCALE: 3/16" = 1'-0" (11x17)  
SCALE: 3/8" = 1'-0" (22x34)



**WEBER**  
structural engineering  
3200 W. 23rd Street  
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mkweber.com  
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PRELIMINARY  
NOT FOR CONSTRUCTION

REVISION DATES:	
REV	DATE

Pole Barn House for  
Tab Driggers  
Joe Dugger Rd.  
Freeport, FL

LIGHTING PLAN	
7/19/2018 12:53:47 PM	
Project No.	18181
Drawn By	DAW
Checked by	MKW
Drawing Number	
E100	