

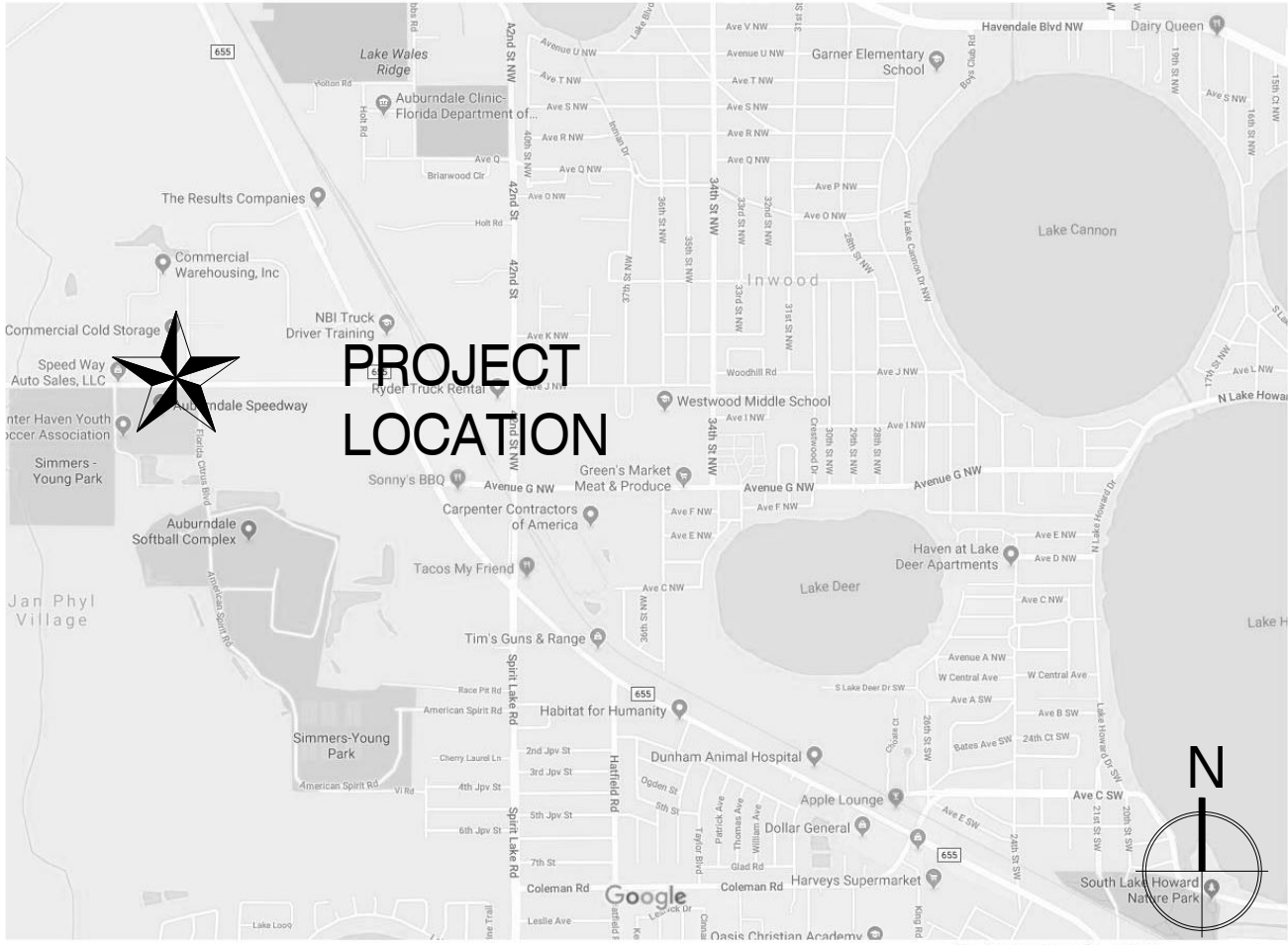
# WESTWOOD AT WINTER HAVEN APARTMENTS

Avenue G  
Winter Haven, FL 36801  
HUD# 067-35554

## ABBREVIATIONS:

AFF	- ABOVE FINISH FLOOR	MTL	- METAL
ALT	- ALTERNATE	MG	- MANUFACTURING
ALUM	- ALUMINUM	MFR	- MANUFACTURER
ARCH	- ARCHITECTURAL	MIN	- MINIMUM
ACT	- ACOUSTICAL TILE CEILING	MISC	- MISCELLANEOUS
ASPH	- ASPHALT	NIC	- NOT IN CONTRACT
BF	- BOTTOM FACE	NTS	- NOT TO SCALE
BSMT	- BASEMENT	NO. #	- NUMBER
BM	- BENCH MARK	OC	- ON CENTER
BLDG	- BUILDING	OD	- OUTSIDE DIAMETER
BLK	- BLOCK	P	- PLATE
BRG	- BEARING	PLAS	- PLASTIC
CB	- CATCH BASIN	P LAM	- PLASTIC LAMINATE
CJ	- CONTROL JOINT	PLYWD	- PLYWOOD
CHB	- CHALK BOARD	PTD	- PAINTED
CLG	- CEILING	RAD,R	- RADIUS
CLOS, CL	- CLOSET	RD	- ROOF DRAIN
CLR	- CLEAR	REINF	- REINFORCING
COL	- COLUMN	REQD	- REQUIRED
COMP	- COMPOSITION	RS	- RISER
CONC	- CONCRETE	RM	- ROOM
CONST	- CONSTRUCTION	RO	- ROUGH OPENING
CMU	- CONCRETE MASONRY UNIT	SCHED	- SCHEDULE
CT	- CERAMIC TILE	SCWD	- SOLID CORE WOOD
DTL	- DETAIL	SECT	- SECTION
D, DIA	- DIAMETER	SH	- SHEET
DN	- DOWN	SH	- SIMILAR
DWG	- DRAWING	SPECS	- SPECIFICATIONS
DF	- DRINK FOUNTAIN	SOFT / SF	- SQUARE FEET
DS	- DOWNSPOUT	STD	- STANDARD
EA	- EACH	STL	- STEEL
EF	- EACH FACE	STOR	- STORAGE
ELEC	- ELECTRIC	SD	- STORM DRAIN
EW	- ELECTRIC WATER COOLER	SUSP	- SUSPENDED
ELEV	- ELEVATION	SQ	- SQUARE
EXIST	- EXISTING	TB	- TACK BOARD
EXT	- EXTERIOR	THOLD	- THRESHOLD
EJ	- EXPANSION JOINT	TLT	- TOLLET
FE	- FIRE EXTINGUISHER	TD, TDS	- THREAD (S)
FL	- FLOOR	TF	- TOP FACE
FD	- FLOOR DRAIN	TYP	- TYPICAL
FT	- FOOT	U	- URINAL
FTNG	- FOOTING	UF	- VERIFY IN FIELD
GALV	- GALVANIZED IRON	VS	- VENT STACK
GA	- GAUGE	VOL	- VOLUME
GYP	- GYPSUM	VT	- VINYL TILE
HB	- HOSE BIB	VERT	- VERTICAL
HCWD	- HOLLOW CORE WOOD	WSCOT	- WAINGSCOT
HDW	- HARDWARE	WC	- WATER CLOSET
HGT	- HEIGHT	WH	- WATER HEATER
HM	- HOLLOW METAL	WPF	- WATERPROOFING
ID	- INSIDE DIAMETER	WF	- WIDE FLANGE
IN	- INCH	WDW	- WINDOW
INV	- INVERT	WD	- WOOD
JAN	- JANITOR	W	- WITH
JST	- JOIST	WWF	- WELDED WIRE FABRIC
LAV	- LAVATORY	WWM	- WELDED WIRE MESH
L	- POUND	W	- WOOD
MH	- MANNHOLE	@	- AT
MAX	- MAXIMUM	C	- CHANNEL
MECH	- MECHANICAL	ø	- DIAMETER

## VICINITY MAP:



## MATERIALS LEGEND:

	CONCRETE BLOCK		CONCRETE IN SECTION		RIGID INSULATION, EIFS AS NOTED
	BRICK		SOIL IN SECTION		PLYWOOD
	METAL IN SECTION		CRUSHED STONE		FINISH WOOD
	GYP. BOARD, PLASTER, OR CONCRETE IN PLAN AS NOTED		BATT INSULATION		WOOD FRAMING

## PROJECT INFORMATION:

PROJECT DESCRIPTION:  
A NEW APARTMENT COMPLEX

PROJECT CONTACT PERSON:  
MICHAEL SCOTT  
299 N. WEISGARBER RD.  
KNOXVILLE, TN 37919  
865-584-0999

JURISDICTION:  
POLK COUNTY BUILDING DIVISION  
FRANKIE CURTIS  
PLANS EXAMINER III  
330 W. CHURCH ST.  
BARTOW, FL, 33830

SITE AREA: 21.68 ACRES  
SITE ZONING: RESIDENTIAL HIGH  
SECTION: 24  
TOWNSHIP: 28S  
PARCEL ID: 252824-353603-000020  
RANGE: 25E

APPLICABLE CODES:  
2017 FLORIDA BUILDING CODE, 6TH ED.  
2017 FLORIDA PLUMBING CODE, 6TH ED.  
2017 FLORIDA MECHANICAL CODE, 6TH ED.  
2017 FLORIDA RESIDENTIAL CODE, 6TH ED.  
2017 FLORIDA ENERGY CONSERVATION CODE, 6TH ED.  
2014 NATIONAL ELECTRIC CODE  
FAIR HOUSING DESIGN ACT OF 1968 AS AMENDED 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN FOR PUBLIC AREAS

TYPE OF CONSTRUCTION:  
FBC: V-B, UNPROTECTED, SPRINKLERED

OCCUPANCY:  
FBC: R-2 RESIDENTIAL

HEIGHT OF BUILDING:  
ALLOWED: 3 STORIES  
ACTUAL: 3 STORIES

OCCUPANT LOAD PER FLOOR:  
BUILDING TYPE 1 = 42 PER FLOOR  
BUILDING TYPE 2 = 44 PER FLOOR  
BUILDING TYPE 3 = 44 1ST & 2ND PER FLOOR  
20 PER 3RD FLOOR  
BUILDING TYPE 4 = 34 PER FLOOR

BUILDING AREA:  
ALLOWABLE: 16,669 SF PER FLOOR  
ACTUAL:  
BUILDING TYPE 1 = 9,533 SF PER FLOOR  
BUILDING TYPE 2 = 11,078 SF PER FLOOR  
BUILDING TYPE 3 = 11,078 SF PER FLOOR  
BUILDING TYPE 4 = 8,096 SF PER FLOOR

PARKING REQUIREMENTS:  
2 SPACES PER UNIT  
280 UNITS X 2 = 560 SPACES

NOTE: SEE UNIT MATRIX ON SHEET CVR2 FOR ADDITIONAL PARKING INFORMATION

## PROJECT DIRECTORY:

OWNER:

D4AVEG LLC  
13801 MIDWAY RD #120  
DALLAS, TX 75244  
972-385-9934

MECHANICAL ENGINEER:

MBI COMPANIES INC.  
JOHN BUCHANAN  
299 N. WEISGARBER RD.  
KNOXVILLE, TN 37919  
865-584-0999  
JOHNB@MBICOMPANIES.COM

CIVIL ENGINEER:

SURVEYING:

ARCHITECT:

MBI COMPANIES INC.  
SCOTT MALENCK  
100 COLONIAL CENTER SUITE 230  
LAKE MARY, FL 32746  
407-585-0330  
MICHAELS@MBICOMPANIES.COM

ELECTRICAL ENGINEER:

MBI COMPANIES INC.  
STEVE WALKER  
299 N. WEISGARBER RD.  
KNOXVILLE, TN 37919  
865-584-0999  
STEVEW@MBICOMPANIES.COM

STRUCTURAL ENGINEER:

MBI COMPANIES INC.  
M. EDDIE JETT  
299 N. WEISGARBER RD.  
KNOXVILLE, TN 37919  
865-584-0999  
EDDIEJ@MBICOMPANIES.COM

## LIST OF DRAWINGS:

ARCHITECT:

CONTRACTOR:

BONDING COMPANY:

MORTGAGE:

OWNER:

## SHOP DRAWING SUBMITTALS

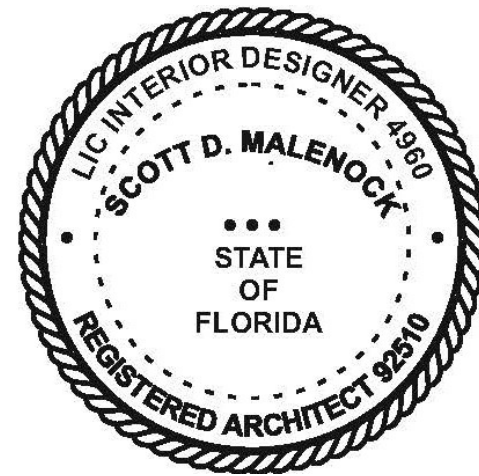
03 30 00 - CONCRETE WORK  
03 55 00 - CEMENTITIOUS FLOOR UNDERLAYMENT  
04 40 00 - SYNTHETIC STONE VENEER  
04 42 00 - CULTURED MARBLE SILL  
05 50 00 - ROUGH FABRICATED METALS  
06 10 00 - ROUGH CARPENTRY  
06 19 20 - PREFABRICATED WOOD TRUSSES  
06 20 20 - FINISH CARPENTRY  
06 60 00 - PLASTIC FABRICATIONS  
06 72 00 - PVC RAILING  
07 13 26 - WATERPROOFING AND DAMPPROOFING  
07 21 00 - BUILDING INSULATION  
07 31 13 - FIBERGLASS SHINGLES  
07 46 40 - FIBER CEMENT AND ACCESSORIES  
07 46 41 - FIBER CEMENT PANEL AND ACCESSORIES  
07 62 00 - FLASHING AND SHEET METAL  
07 71 00 - GUTTERS AND DOWNSPOUTS  
07 84 13 - FIRE STOPPING  
07 92 00 - SEALANTS AND CAULKING  
08 11 16 - METAL SWINGING PATIO DOORS  
08 11 50 - EXTERIOR DOORS  
08 14 20 - WOOD DOORS  
08 15 80 - VINYL WINDOWS  
08 36 13 - FLUSH STEEL OVERHEAD SECTIONAL DOORS  
08 41 13 - ALUMINUM ENTRANCES AND STOREFRONTS  
08 71 00 - RESIDENTIAL FINISH HARDWARE  
08 80 00 - GLAZING  
09 29 00 - GYPSUM WALLBOARD  
09 30 00 - CERAMIC TILE  
09 65 19 - RESILIENT TILE FLOORING AND BASE  
09 68 16 - CARPETING  
09 91 00 - PAINTING  
10 28 00 - TOILET ROOM ACCESSORIES  
10 30 00 - MANUFACTURED FIREPLACES AND FLUES  
10 30 10 - MANUFACTURED GAS LOGS  
10 44 00 - FIRE EXTINGUISHERS  
10 55 00 - POSTAL SPECIALTIES  
10 57 16 - CLOSET ACCESSORIES  
10 71 30 - SHUTTERS  
11 31 00 - RESIDENTIAL APPLIANCES  
12 21 14 - VINYL HORIZONTAL BLINDS  
12 35 30 - KITCHEN AND VANITY CASEWORK  
31 21 13 - RADON MITIGATION  
31 31 16 - TERMITE CONTROL  
32 93 00 - LANDSCAPING  
33 10 00 - WATER DISTRIBUTION  
33 30 00 - SANITARY SEWAGE  
33 41 00 - STORMWATER COLLECTION SYSTEM

# MBI

MBI COMPANIES INC.  
100 COLONIAL CENTER  
SUITE 230  
LAKE MARY, FL 32746  
PHONE: (407) 585-0330  
FAX: (407) 585-0336  
WEB: mbicompanies.com  
ARCHITECTURE NO.: AA26000828  
INTERIORS NO.: IB26000665

CONSULTANT

SEAL



COPYRIGHT © MBI COMPANIES INC. 2019  
THE DESIGN PROFESSIONAL DENIES ANY AND ALL RESPONSIBILITY AND LIABILITY FOR PROBLEMS WHICH ARISE FROM FAILURE TO FOLLOW THESE PLANS, SPECIFICATIONS AND THE DESIGN INTENT THEY CONVEY, OR PROBLEMS WHICH ARISE FROM OTHERS' FAILURE TO OBTAIN AND/OR FOLLOW THE DESIGN PROFESSIONAL'S GUIDANCE WITH RESPECT TO ANY ERRORS, OMISSIONS, INCONSISTENCIES, AMBIGUITIES OR CONFLICTS WHICH ARE ALLEGED.

### PROJECT INFORMATION

PROJECT:

WESTWOOD AT  
WINTER HAVEN  
APARTMENTS

PROJECT ADDRESS:

Avenue G  
Winter Haven, FL 36801  
HUD# 067-35554

PROJECT NO.: 180888

### ACTIVE DESIGN PHASE

<input type="checkbox"/>	FOR REVIEW ONLY
<input type="checkbox"/>	FOR PERMITTING ONLY
<input type="checkbox"/>	SCHEMATIC DESIGN
<input type="checkbox"/>	DESIGN DEVELOPMENT
<input type="checkbox"/>	CONSTRUCTION BIDDING
<input checked="" type="checkbox"/>	CONSTRUCTION DOCUMENTS
<input type="checkbox"/>	AS-BUILT RECORD SET

### REVISION INFORMATION

NO.	DATE	DESCRIPTION
1	4/24/2020	REVISION #1

### KEY PLAN

### SHEET INFORMATION

SHEET ISSUED: 03-25-19  
DESIGNED BY: MES  
DRAWN BY: AV  
REVIEWED BY: CMG  
SHEET TITLE:

### COVER SHEET

SHEET NO.:

# G000