








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

1

## GENERAL NOTES

1. SEE ADDRESSING SHEET FOR FAIR HOUSING UNIT LOCATIONS AND A6 SHEETS FOR DETAILS. FOR CLUBHOUSE REFERENCE SHEET A8.8 FOR ACCESSIBILITY DETAILS.
2. ALL GROUND LEVEL UNITS ARE TO BE BUILT AS TYPE A&B UNLESS OTHERWISE NOTED. (FAIR HOUSING)
3. ALL DETAILS OF CONSTRUCTION SHALL CONFORM WITH THE 6TH EDITION OF THE 2017 FBC.
4. ALL INTERIOR DIMENSIONS ARE TO FACE OF STUD UNLESS OTHERWISE NOTED. "CLEAR" DENOTES FINISH TO FINISH DIMENSIONS.
5. ALL EXTERIOR DIMENSIONS ARE TO FACE OF FOUNDATION WALL, UNLESS OTHERWISE NOTED
6. MOUNT FIRE EXTINGUISHERS LISTED IN SPECIFICATIONS AT LOCATIONS SHOWN AND/OR DIRECTED BY FIRE DEPARTMENT/CODE OFFICIALS.
7. FURNISH AND INSTALL SOLID BACKING FOR ALL FIXTURES AND EQUIPMENT.
8. PROVIDE WATER RESISTANT GYP. BD. AT ALL WET LOCATIONS.
9. PROVIDE WIRE SHELF WITH HANGER ROD IN ALL CLOSETS AND LAUNDRY ROOMS
10. THIRD FLOOR ONLY: 2' - 3" SIZE CEILING ACCESS PANEL, UL APPROVED FOR 1HR RATED CEILING ASSEMBLY, SEE 6/A1.1.2
11. HIDE ALL EXPANSION JOINTS (EJ) BEHIND DOWNSPOUTS
12. PROVIDE PEEL AND STICK FLASHING AROUND ALL DOORS AND WINDOWS. SEE SHEET A2.2
13. WASHING MACHINES AND DRYERS TO BE PROVIDED AND INSTALLED BY THE CONTRACTOR.

## WALL LEGEND

-   
STONE VENEER OVER METAL LATH OVER HOUSE WRAP OVER 1/2" EXTERIOR SHEATHING ON 2X6 WOOD STUDS 16" O.C. W/ 1/2" GYP. BD. ON INTERIOR. PROVIDE R-19 UNFACED BATT INSULATION. REFER TO EXTERIOR ELEVATIONS FOR STONE VENEER HEIGHTS
-   
STONE VENEER OVER METAL LATH OVER HOUSE WRAP OVER 1/2" EXTERIOR SHEATHING ON 2X6 WOOD STUDS 16" O.C. W/ 1/2" GYP. BD. ON INTERIOR. PROVIDE R-19 UNFACED BATT INSULATION. REFER TO EXTERIOR ELEVATIONS FOR BRICK VENEER HEIGHTS
-   
SIDING OVER HOUSE WRAP OVER 1/2" EXTERIOR SHEATHING ON 2X6 WD STUDS 16" O.C. W/ 1/2" GYP. BD. ON INTERIOR. PROVIDE R-19 UNFACED BATT INSULATION.
-   
1 HOUR RATED BREEZEWAY WALL  
SIDING OVER HOUSE WRAP OVER 1/2" EXTERIOR SHEATHING ON 2X6 WD STUDS 16" O.C. W/ 1/2" GYP. BD. ON INTERIOR. PROVIDE R-13 BATT INSULATION. BUILD IN ACCORDANCE WITH UL#356
-   
1 HOUR TENANT SEPARATION WALL  
DOUBLE 2X STUD WALL W/ 1 LAYER FIRE RATED 5/8" GYP. BD. ON OUTER SIDES AND 1 LAYER 1/2" PLYWOOD ON INSIDE OF ONE WALL. PROVIDE TWO LAYERS R-13 BATT INSULATION. BUILD WALL IN ACCORDANCE W/ UL #941.
-   
INTERIOR WALL PARTITION  
2X4 WOOD STUDS W/ 1 LAYER OF 1/2" GYP. BD. EACH SIDE.
-   
INTERIOR WALL PARTITION  
2X6 WOOD STUDS W/ 1 LAYER OF 1/2" GYP. BD. EACH SIDE.

EJ = EXPANSION JOINT

NOTES:

1. REFER TO STRUCTURAL DRAWINGS FOR STUD SPACING ON ALL WALLS.
2. 1/2" GYP. BD. IS TO BE USED IN LIEU OF 5/8" GYP. BD. AT ALL NON-RATED PARTITIONS
3. SEE A6 SHEETS FOR ENLARGED UNIT PLANS

1A — 1 - HOUR RATED WALL, UL# U356

1B — 1 - HOUR RATED WALL, UL# U341

## RISER ROOM NOTES

\*RISER ROOM GROUND FLOOR ONLY - ALL BUILDINGS

MIN. INSULATION REQ'D (TYP.)

- 1.EXTERIOR WALL R-19
- 2.ROOF / ATTIC R-38
- 3.BREEZEWAY ROOF ROOF / ATTIC R-38
- 4.SLAB R - N/A
- 5.MIN. EXTERIOR DOOR U - 0.40, EXEMPT PER 402.3.4
- 6.MIN WINDOW U VALUE U - 0.25

MBI

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INTERIORS NO.:	IB26000665

CONSULTANT

SEAL



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

[illegible]

## KEY PLAN

## SHEET INFORMATION

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

BUILDING TYPE 3  
SECOND FLOOR PLAN

A103-2