GENERAL NOTES:

1. OVERALL PLAN DIMENSIONS ARE FROM OUTSIDE FACE OF STUD OR FACE OF MASONRY. ALL WINDOW AND DOOR DIMENSIONS ARE TO CENTERLINE OF OPENING . UNLESS NOTED OTHERWISE.
2. CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS. NOTIFY ARCHITECT OF ANY DISCREPANCIES.
3. REFER TO A0.10 LIFE SAFETY SHEETS FOR RATED WALL LOCATION & INFORMATION.
4. SEE A3.00 SERIES SHEETS FOR UNIT PLAN INFORMATION, INCLUDING DIMENSIONS & DOOR TYPES. UNIT PLANS SHOWN ARE TYPICAL - SEE BUILDING PLANS FOR UNIT ORIENTATION - PLANS MAY NEED TO BE REVERSED - ADJUST DIMENSION LAYOUTS ACCORDINGLY.
5. REFER TO REFLECTED CEILING PLANS FOR R.C.P. INFORMATION.
6. ALL UNITS ARE TO BE COMPLIANT PER THE FAIR HOUSING ACT (FHA).
7. SEE CIVIL PLANS FOR ACTUAL FINISH FLOOR ELEVATIONS.
8. VERIFY EXACT LOCATION AND FIRE EXTIGUISHERS TYPE WITH FIRE OFFICIALS. PROVIDE ONE FIRE EXTINGUISHER PER UNIT.
9. SEE SHEET A3.14 FOR COMMON AREA FINISH SCHEDULE AND UNIT FINISH SCHEDULE.
10. INSULATION - SEE SPECIFICATIONS FOR SCHEDULE OF INSULATION VALUES. ALL EXTERIOR WALLS TO BE 2X6 WITH R-21 BATTS UNLESS NOTED OTHERWISE.
11. ALL VINYL, TILE, AND HARD SURFACE FLOORING AREAS TO HAVE 3/4" GYPSUM FLOOR TOPPING UNDERLAYMENT OVER 6mm SOUND INSULATION. WHERE CARPET AREAS ARE LOCATED, INCREASE GYPSUM FLOOR TOPPING TO 1" IN THICKNESS TO FLUSH OUT AT HARD SURFACE AREAS.
12. REFER TO ENLARGED KITCHEN AND BATH PLANS FOR FHA CLEARANCES AND REQUIREMENTS.
13. PROVIDE FIRE RATED ICE MAKER BOXES, WASHER BOXES, AND DRYER BOXES WHEN LOCATED WITHIN A RATED WALL.
14. SEE UNIT PLANS FOR THE PLAN KEYNOTE LIST.
15. SEE A7.00 SERIES SHEETS FOR DOOR & WINDOW INFORMATION.
16. UNIT NUMBERS ARE INDICATED FOR REFERENCE ONLY. THE OWNER SHALL COORDINATE THE BUILDING AND UNIT NUMBERS WITH THE POST OFFICE AND THE LOCAL JURISDICTION.
17. D.S. = 6" METAL DOWN SPOUT (TYP.) UNLESS NOTED OTHERWISE. CONNECT TO STORM WATER SYSTEM, SEE CIVIL.
18. CONTRACTOR TO COORDINATE FLOOR CONTROL JOINTS IN BREEZEWAY TOPPING AT 8'-0" MAX. ON CENTER.
19. PROVIDE 27" HIGH PAINTED METAL GUARDRAIL AT ALL STAIR LOCATIONS WHERE CLEARANCE UNDER STAIR IS AT OR LESS THAN 6'-8".
20. BALCONY GUARDRAILS TO BE 36" HIGH AT 1ST FLOOR BALCONIES & 42" HIGH AT ALL OTHER BALCONIES ABOVE GROUND LEVEL - RETURN TO AND ATTACH TO WALL AT BOTH ENDS.

H1 BUILDING TYPE 2 - LEVEL 3
1/8" = 1'-0"

PERMIT REVIEW STAMP

ISSUE HISTORY

No.	Date	Description
1	1/18/2018	ISSUE FOR PERMIT

REVISION HISTORY

No.	Date	Description

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CONSULTANT

MICHAEL E. GOVE
FLORIDA LICENSE # AR94111

STATE OF FLORIDA MICHAEL E. GOVE AR94111 REGISTERED ARCHITECT

Digitally signed by Michael Gove
Date: 2018.01.22 10:35:54 -05'00'

Drawn:	Author
Checked:	Checker
Approval:	Approver
Date:	Issue Date
Project #:	5389

SUMMER BAY APTS. II
LAKE COUNTY, FL

BUILDING TYPE 2 - LEVEL 3 PLAN

A2.10

PLOTTED: 1/22/2018 10:02:30 AM

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