

SCOPE OF WORK:

EXISTING RESIDENTIAL UNITS TO BE RENOVATED UNDER LEVEL 1 EXISTING BUILDING CODE. STRUCTURES TO HAVE NEW ROOFS, GUTTERS, SOFFITS, FACIA BOARDS, DOORS, HARDWARE, INSTALLATION OF GUTTER GUARDS AND IMPACT WINDOWS AS NOTED. EACH UNIT IMPROVEMENTS ARE NOTED ON SCOPE OF WORK FOR EACH UNIT SPECIFIC PAGE ATTACHED THESE PLANS.

GENERAL NOTES AND SPECIFICATIONS

THE GENERAL CONTRACTOR SHALL FULLY COMPLY WITH THE 2023 FBC AND ALL ADDITIONAL STATE AND LOCAL CODE REQUIREMENTS. THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY WORK KNOWINGLY PERFORMED CONTRARY TO SUCH LAWS, ORDINANCES, OR REGULATIONS. THE CONTRACTOR SHALL ALSO PERFORM COORDINATION WITH ALL UTILITIES AND STATE SERVICE AUTHORITIES.

SAFEGUARDS FOR CONSTRUCTION SHALL BE IN PLACE IN ACCORDANCE WITH NFPA 1 AND NFPA 241, STANDARD FOR SAFEGUARDING CONSTRUCTION, ALTERATION, AND DEMOLITION OPERATIONS. ENSURE CERTIFIED FIRE EXTINGUISHERS ARE PROPERLY LOCATED THROUGHOUT BUILDING DURING CONSTRUCTION AND NO SMOKING TAKES PLACE INSIDE THE BUILDING.

WRITTEN DIMENSIONS ON THESE DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS. THE GENERAL CONTRACTOR SHALL VERIFY AND IS RESPONSIBLE FOR ALL DIMENSIONS (INCLUDING ROUGH OPENINGS) AND CONDITIONS ON THE JOB AND MUST NOTIFY THIS OFFICE OF ANY VARIATIONS FROM THESE DRAWINGS.

THIS OFFICE SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS AND METHODS, ACTS OR OMISSIONS OF THE CONTRACTOR OR SUBCONTRACTOR, OR FAILURE OF ANY OF THEM TO CARRY OUT WORK IN ACCORDANCE WITH THE CONSTRUCTION DOCUMENTS. AND DEFECT DISCOVERED IN THE CONSTRUCTION DOCUMENTS SHALL BE BROUGHT TO THE ATTENTION OF THIS OFFICE BY WRITTEN NOTICE BEFORE PROCEEDING WITH WORK. REASONABLE TIME NOT ALLOWED THIS OFFICE TO CORRECT THE DEFECT SHALL PLACE THE BURDEN OF COST AND LIABILITY FROM SUCH DEFECT UPON THE CONTRACTOR.

WIND: 116 MPH NOMINAL WIND SPEED (150 MPH ULTIMATE WIND SPEED), EXPOSURE C

BUILDING CATEGORY: CATEGORY II

CONSTRUCTION TYPE: VB

WINDBORN DEBRIS REGION: YES (ALL WINDOWS REQUIRED TO BE IMPACT)

INTERNAL PRESSURES: 0.18, -0.18 (ENCLOSED)

THIS STRUCTURE SHALL BE ADEQUATELY BRACED FOR WIND LOADS UNTIL THE ROOF AND WALLS HAVE BEEN PERMANENTLY FRAMED TOGETHER AND SHEATHED.

NOTE:

-UNIT MAY BE MIRROR IMAGE OF SHOWN PLANS.

-DOWNSPOUTS, HVAC / AC UNITS TO BE ALL FIELD LOCATED

-CONTRACTOR SHALL FIELD VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS TO INSURE NEW PRODUCT FIELD FITS.

SELECTIVE RENOVATION OF: AMARYLLIS GARDENS DIVERSE HOUSING SERVICES, INC.

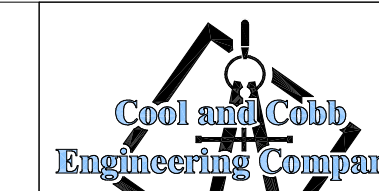
GREGORY HYSON
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ENGINEER OF RECORD

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CLIENT
DIVERSE HOUSING SERVICES, INC.
PROJECT
AMARYLLIS GARDENS APTS
381 MALONE DRIVE
PAHOKEE, FL 33476

PHASE
PROPOSED
SCOPE OF WORK

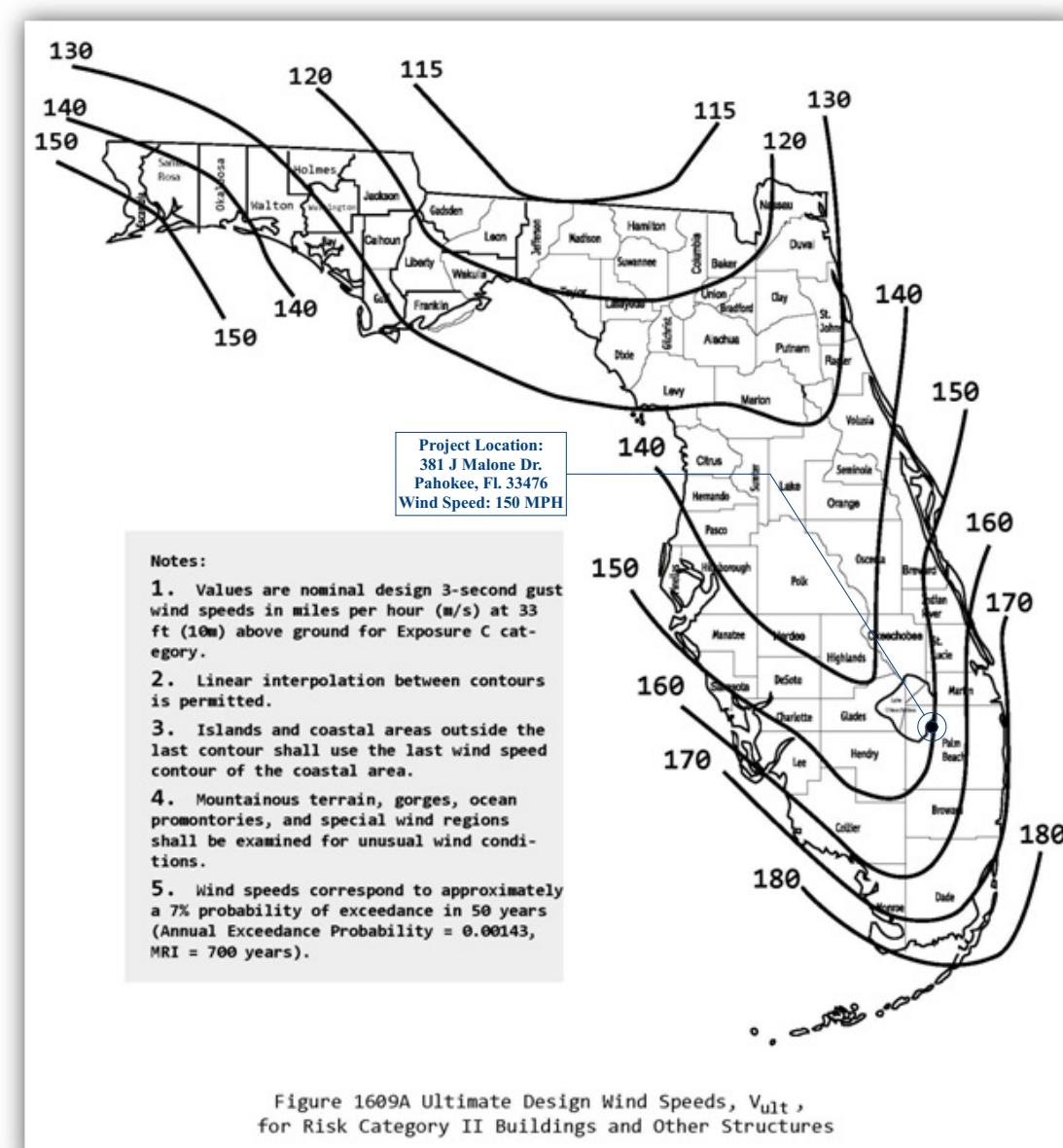
ISSUE DATE
Thursday, February 8, 2024

REVISIONS:	DESCRIPTION OF REVISION
DATE	REV. #

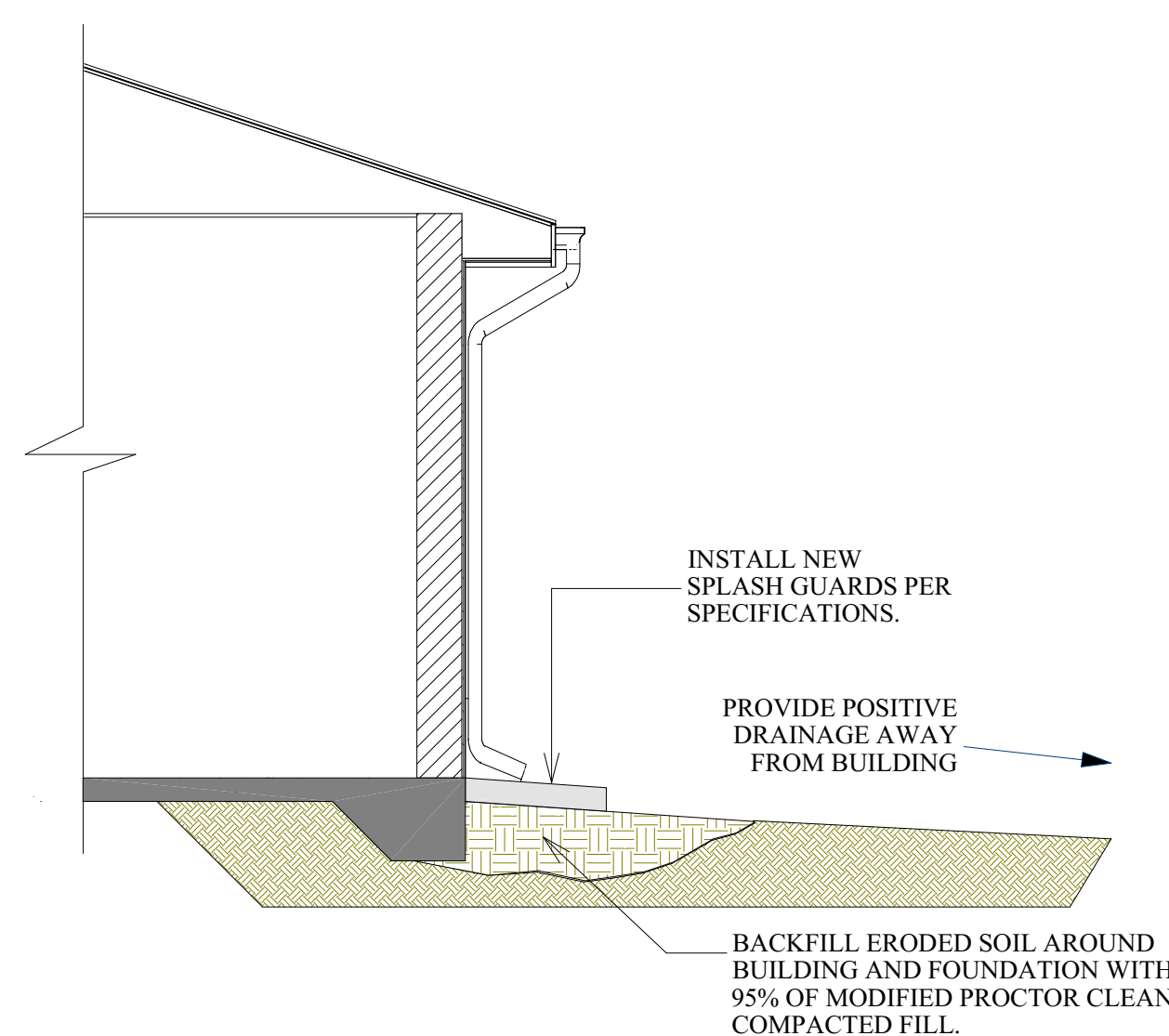
DRAWN BY: G.G.
CHECKED BY: J.M.C.
SHEET # 1 OF 12

GEN-1

JOB #: 23-177-2534



WIND MAP - CATEGORY II



DOWNSPOUT DETAIL

SCALE: NTS

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GEN-3	SCOPE OF WORK - THREE BEDROOM FOURPLEX
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GEN-4	SCOPE OF WORK - FOUR BEDROOM DUPLEX
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AA-7	EXISTING-FOUR BEDROOM DUPLEX - FLOOR PLAN
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