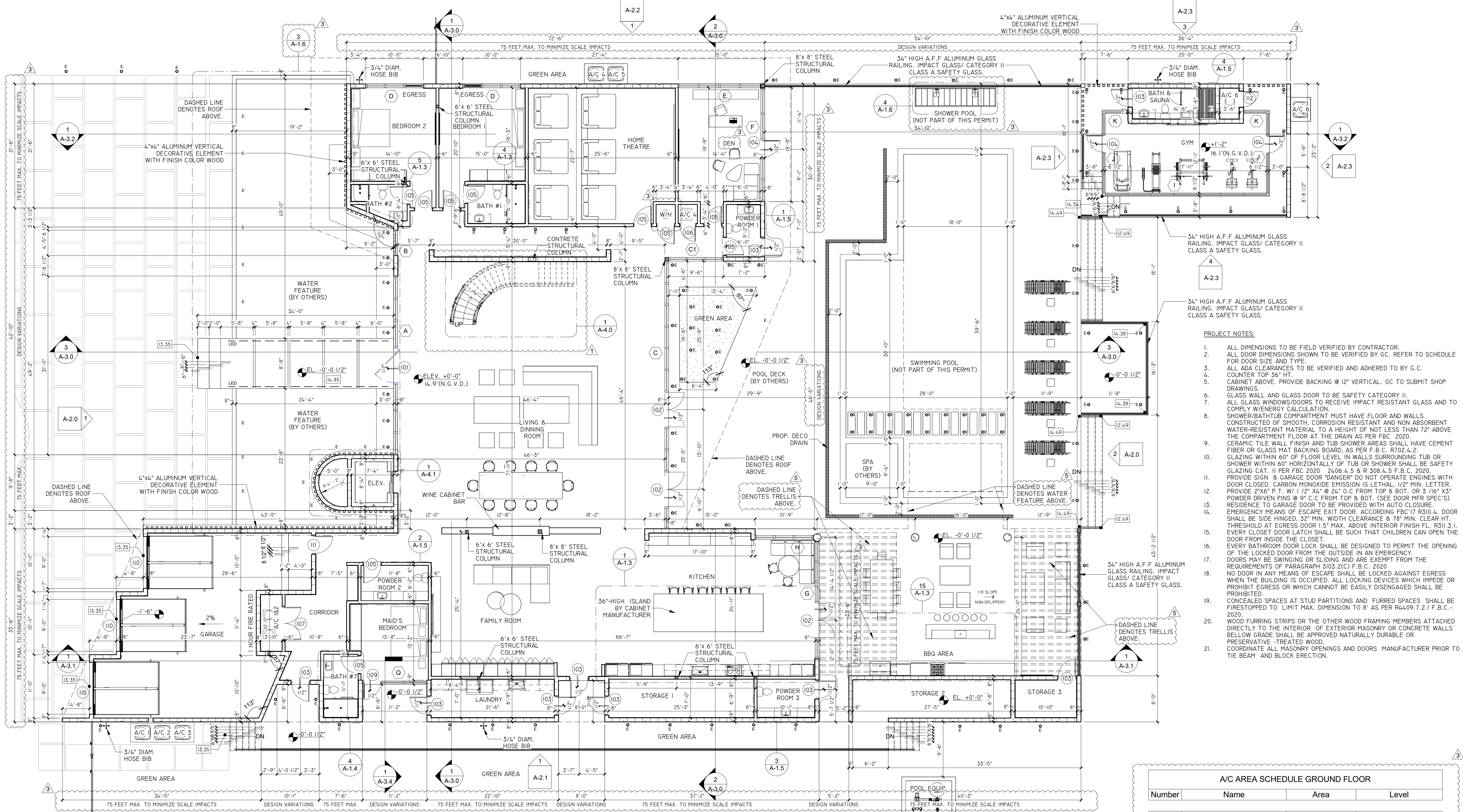




GROUND FLOOR
A-1.0
1/8" = 1'-0"

WALL LEGEND	
	CMU 8"
	PARTITION 6" NON RATED PARTITION
	PARTITION 4" NON RATED PARTITION
	WALL TYPE (SEE DETAILS)

ELEVATOR NOTES:
1. ELEVATOR MANUFACTURER SHALL PROVIDE SHOP DRAWINGS FOR ARCHITECT'S/ENGINEER'S REVIEW & APPROVAL.
2. SIGN TO BE INSTALLED SHALL READ: "IN CASE OF FIRE DO NOT USE ELEVATOR".
3. FACE OF THE INTERIOR DOOR SHALL BE .3"-0" FROM ELEVATOR COMPARTMENT DOOR.

NOTE :
ALL EGRESS WINDOWS TO COMPLY W/ FBC 7TH EDITION 2020: AN OUTSIDE WINDOW OR DOOR OPERABLE FROM THE INSIDE WITHOUT THE USE OF TOOLS AND PROVIDING A CLEAR OPENING OF NOT LESS THAN 20" WIDE X 24" HIGH AND 5.7 SQ. FT. IN AREA. THE BOTTOM OF THE OPENING SHALL NOT BE MORE THAN 44" OFF THE FLOOR. THE MODE OF OPERATION MUST NOT REQUIRE THE USE OF A KEY, TOOL, SPECIAL KNOWLEDGE OR EFFORT TO MAKE AVAILABLE THE REQUIRED CLEAR OPENING, AND NO PART OF THE OPERATION MECHANISM SHALL BE PLACED HIGHER THAN 54" ABOVE THE FINISHED FLOOR.

WALL AND CEILING FINISHES NOTE:

- WALL AND CEILING FINISHES SHALL HAVE A FLAME SPREAD INDEX NOT GREATER THAN 200 PER F.B.C. R302.9.1
- WALL AND CEILING FINISHES SHALL HAVE A SMOKE DEVELOPED INDEX NOT GREATER THAN 450 AS PER F.B.C. R302.9.2
- INSULATION MATERIALS SHALL HAVE A FLAME SPREAD INDEX OF NOT MORE THAN 25 & A SMOKE DEVELOPED INDEX OF NOT MORE THAN 450 PER R302.10.1 F.B.C.

NON A/C AREA SCHEDULE GROUND FLOOR			
Number	Name	Area	Level
16	STORAGE 2	208.42 ft²	GROUND FLOOR
21	ELEV.	72.39 ft²	GROUND FLOOR
23	STORAGE 3	82.77 ft²	GROUND FLOOR
51	GARAGE	885.97 ft²	GROUND FLOOR
Total: 4		1249.55 ft²	

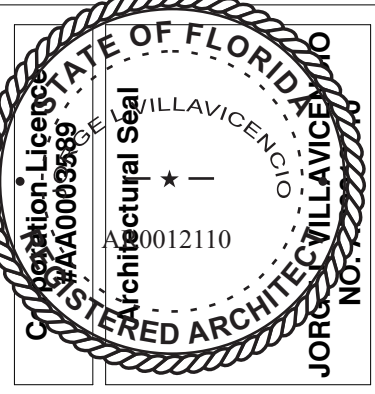
A/C AREA SCHEDULE GROUND FLOOR			
Number	Name	Area	Level
1	LIVING & DINNING ROOM	2568.04 ft²	GROUND FLOOR
2	FAMILY ROOM	791.65 ft²	GROUND FLOOR
3	KITCHEN	935.96 ft²	GROUND FLOOR
4	BEDROOM 1	283.19 ft²	GROUND FLOOR
5	BEDROOM 2	281.15 ft²	GROUND FLOOR
6	HOME THEATRE	612.56 ft²	GROUND FLOOR
7	DEN	319.09 ft²	GROUND FLOOR
8	BATH #1	77.00 ft²	GROUND FLOOR
9	BATH #2	57.44 ft²	GROUND FLOOR
10	POWDER ROOM 1	63.51 ft²	GROUND FLOOR
11	POWDER ROOM 2	81.11 ft²	GROUND FLOOR
12	MAID'S BEDROOM	186.31 ft²	GROUND FLOOR
13	BATH #7	77.23 ft²	GROUND FLOOR
14	STORAGE 1	188.06 ft²	GROUND FLOOR
15	POWDER ROOM 3	77.47 ft²	GROUND FLOOR
17	A/C 1&2	46.30 ft²	GROUND FLOOR
18	A/C 4	14.69 ft²	GROUND FLOOR
19	LAUNDRY	161.02 ft²	GROUND FLOOR
20	GYM	353.48 ft²	GROUND FLOOR
22	CORRIDOR	278.42 ft²	GROUND FLOOR
24	BATH & SAUNA	76.34 ft²	GROUND FLOOR
25	A/C 6	18.86 ft²	GROUND FLOOR
61	W/H	14.69 ft²	GROUND FLOOR
Total: 23		7563.60 ft²	

JORGE L VILLAVICENCIO

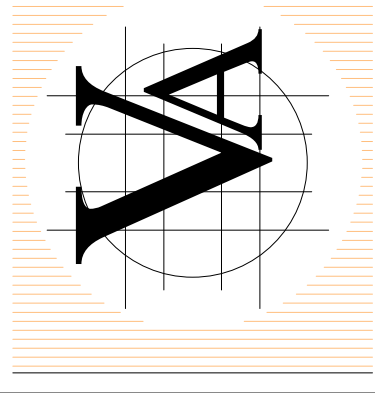
Digitally signed by JORGE L VILLAVICENCIO
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REVISIONS		Description
Rev	Date	Building comment
1	05-20-2023	03-27-2024
3		07-07-2024

FIDANZA'S FAMILY HOUSE
NEW CONSTRUCTION
11041 SW 77TH AVE, VILLAGE OF PINECREST, FL 33156



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CONSULTANT: ARCHI-TEK STUDIO CORP.
TEL. 305-799-8016 - E-Mail maguilar@architektstudio.com



DATE: 10-20-2022
SCALE: AS SHOWN
PROJECT NO: GROUND FLOOR PLAN
DRAWING NO: A-1.0