

GENERAL NOTES:

1. ALL WORK SHALL CONFORM TO FLORIDA BUILDING CODE 2023.
2. IT IS THE INTENT OF THESE DRAWINGS TO BE IN ACCORDANCE WITH APPLICABLE CODES AND AUTHORITIES HAVING JURISDICTION. ANY DISCREPANCIES BETWEEN THESE DRAWINGS AND APPLICABLE CODES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ENGINEER.
3. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO MEET WITH ALL APPLICABLE UTILITY COMPANIES TO VERIFY ALL UNDER- GROUND FACILITIES PRIOR TO THE BEGINNING OF CONSTRUCTION. ALL EXCAVATIONS SHALL PROCEED WITH EXTREME CAUTION AT ALL TIMES. IN THE EVENT THAT EXISTING UTILITIES ARE DAMAGED, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR OR REPLACE ALL DAMAGES.
4. THIS WORK REQUIRES A BUILDING PERMIT. DO NOT BEGIN WORKING UNTIL A BUILDING PERMIT IS OBTAINED.
5. CONTRACTOR IS TO FURNISH ALL LABOR, MATERIALS, SERVICES AND EQUIPMENT NECESSARY TO COMPLETE ALL WORK SHOWN ON THE DRAWINGS AND SPECIFIED HEREIN.
6. DO NOT SCALE DRAWINGS, DIMENSIONS GOVERN.
7. THE CONTRACTOR SHALL MAKE REQUIRED ARRANGEMENTS, SECURE AND PAY FOR ALL BARRICADES, ENCLOSURES, AND FENCING AS NEEDED FOR AND DURING THE PROGRESS TO PROTECT ADJACENT PROPERTIES.
8. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR MEANS AND METHODS CONSTRUCTION, AND FOR THE SEQUENCES AND PROCEDURES TO BE USED.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR FAMILIARIZING WITH CURRENT SITE CONDITIONS, AND SHALL REPORT ANY DISCREPANCIES TO THE ENGINEER PRIOR TO STARTING WORK.

- 10.CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND EXISTING CONDITIONS AT THE JOB SITE. ANY DISCREPANCIES BETWEEN PLANS, SECTIONS AND DETAILS OR THE APPLICABLE CODES OR REGULATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT OR ENGINEER DURING BIDDING OR BEFORE WORK BEGINS IN ORDER TO CLARIFY THE REQUIREMENTS AND TO EFFECT THE NECESSARY MODIFICATIONS, CHANGES AND /OR INSTRUCTIONS.
- 11.CONTRACTOR SHALL BE RESPONSIBLE FOR RESETTNG ALL DISTURBED EXISTING CONDITIONS AND PROPER DISPOSAL OF ANY EXTRA MATERIALS & GARBAGE FROM THE SITE AFTER COMPLETION OF WORK.
- 12.THIS FENCE DESIGN IS INTENDED EXCLUSIVELY FOR FLAT TERRAIN GROUND SURFACES AND IS LIMITED TO DECORATIVE BARRIER PURPOSES ONLY.
- 13.COMPLIANCE WITH EGRESS REQUIREMENTS IS THE RESPONSIBILITY OF OTHERS AND MUST BE APPROVED BY A DESIGN PROFESSIONAL BEFORE INSTALLATION

NON-POOL APPLICATIONS:

1. PER FLORIDA FIRE PREVENTION CODES NFPA 1, 101, GATES REQUIREING EGRESS SHALL HAVE NO LATCHES AND BE FREE SWINGING FOR QUICK EGRESS BY BUSHING ON THE DOOR ONLY
2. THE GATE SHALL HAVE A HINGE THAT SPRINGS CLOSED ONLY

POOL APPLICATIONS:

1. PER FBC POOL ACCESS GATE WHEN PROVIDE SHALL COMPLY WITH FBC 454.2 AND MUST BE AT LEAST 48" ABOVE GRADE & EQUIPPED WITH A SELF CLOSING, SELF LATCHING LOCKING DEVICE NOT LESS THAN 54" FROM BOT OF GATE MUST OPEN OUTWARD AWAY FROM POOL. DOUBLE GATES SHALL HAVE A CANE BAR ON AT LEAST ONE SIDE.

DESIGN LOADS:

1. WIND LOAD AS PER ASCE 7-22 KD=0.85, MIAMI-DADE & BROWARD, CATEGORY 2 - 115 mph AS PER FBC 2023 SECTION 1616.2.1 EXPOSURE: C
MAX. ALLOWABLE DESIGN PRESSURE= 16.2 PSF

ALUMINUM:

1. ALUMINUM SHALL MEET THE FOLLOWING REQUIREMENTS UNLESS NOTED OTHERWISE ON THE DRAWINGS:

TYPE	F _b	F _b (WELDED)	F _v	F _v (WELDED)
6063-T5(TUBES & SHAPES)	9.5 KSI	4.8 KSI	5.5 KSI	2.8 KSI
6063-T5(ROUND& OVAL)	11.5 KSI	5.5 KSI	5.5 KSI	2.8 KSI
6063-T6(TUBES & SHAPES)	15.0 KSI	4.8 KSI	8.5 KSI	2.8 KSI
6063-T6(ROUND & OVAL)	18.0 KSI	5.5 KSI	8.5 KSI	2.5 KSI
6005-T5(TUBES & SHAPES)	19.0 KSI	8.0 KSI	12.0 KSI	4.0 KSI
6005-T5(ROUND & OVAL)	24.0 KSI	9.0 KSI	12.0 KSI	4.5 KSI
6061-T6(TUBES & SHAPES)	19.0 KSI	9.0 KSI	12.0 KSI	5.0 KSI
6061-T6(ROUND & OVAL)	24.0 KSI	10.5 KSI	12.0 KSI	5.0 KSI

2. WELDING: ALUMINUM ALLOY 5356. CLEANING: SSPC-SP2 "HAND TOOL CLEANING".
3. PAINT ALUMINUM AND STEEL HOT GALVANIZED SURFACES IN CONTACT WITH CONCRETE WITH ALKALI-RESISTANT COATINGS, SUCH AS HEAVY-BODIED BITUMINOUS PAINT OR WATER-WHITE METHACRYLATE LACQUER.
4. ISOLATE DISSIMILAR MATERIALS WITH ALKALI-RESISTANT COATINGS, SUCH AS HEAVY-BODIED BITUMINOUS PAINT OR WATER-WHITE METHACRYLATE LACQUER.

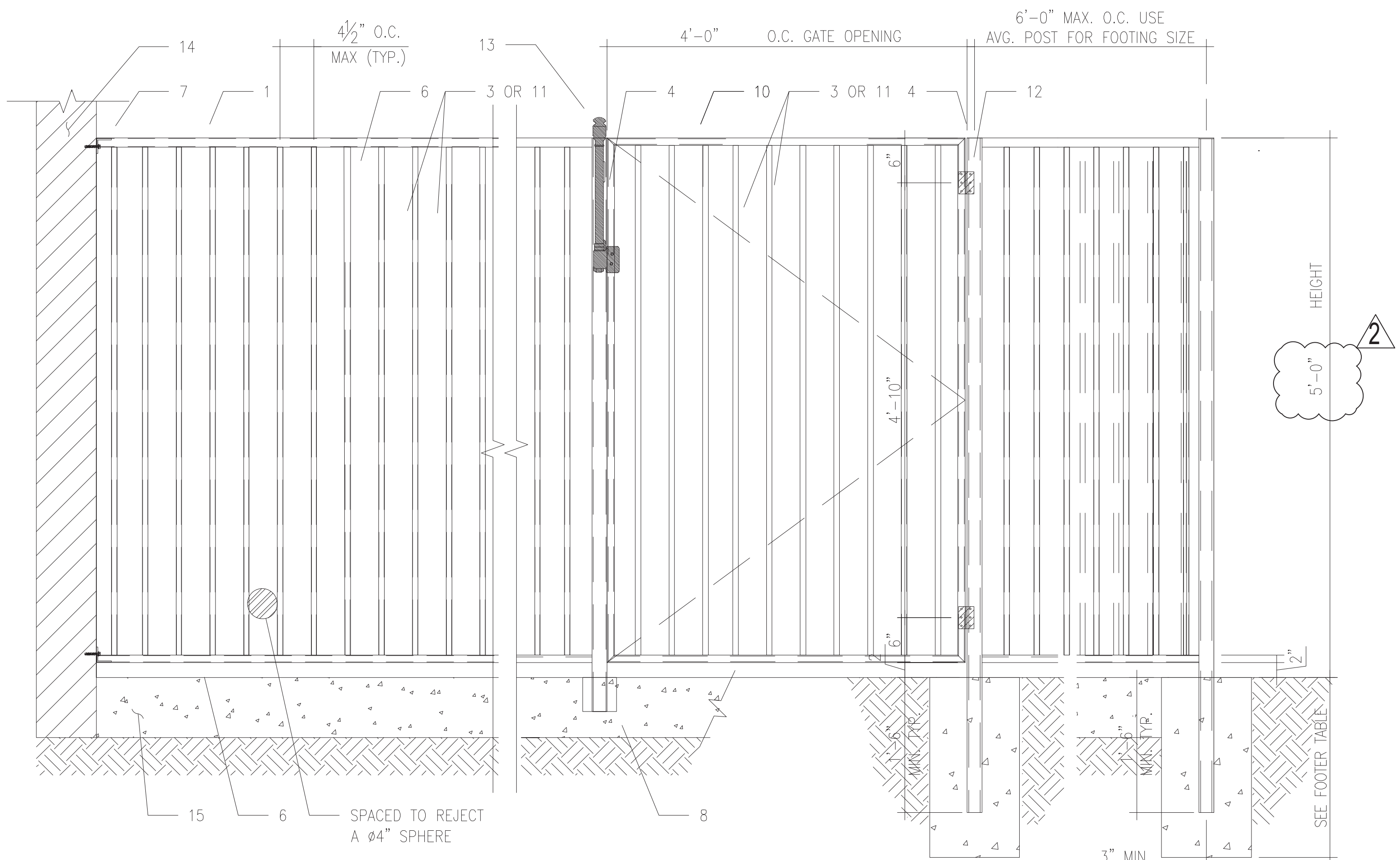
LEGEND:

1. ALUMINUM TOP CAP HR-10, ALLOY 6063-T5.
2. ALUMINUM SNAP PLATE HR-11, ALLOY 6063-T5.
3. ALUMINUM PICKET HR-13, ALLOY 6063-T5.
4. ALUMINUM SNAP POST HR-4, ALLOY 6061-T6.
5. ALUMINUM SNAP PLATE HR-2, ALLOY 6063-T5.
6. ALUMINUM INTERMEDIATE & BOTTOM RAIL, ALLOY 6063-T5.
7. L2x2x3/16 LONG ALUMINUM ANGLE, ALLOY 6061-T6 CONNECTED TO WALL W/ Ø1/4" SCREW BOLT+ BY DEWALT W/ 1-5/8" EMBEDMENT W/ 1-1/2" O.C. SPACING AND 1-1/2" MIN. EDGE DISTANCE.
8. Ø4-1/2" CORE DRILL W/ 4-1/2" DEEP INTO CONCRETE & 6" MIN. EDGE DISTANCE FROM CENTER TO ANY CONCRETE FACE, FILLED WITH HIGH STRENGTH, NON-SHRINK, 8000 PSI GROUT (TYP), 6" THK MIN. & f'c=3 KSI MIN. CONCRETE STRENGTH.
9. 1/4" THK. DECORATIVE ALUMINUM FLAT BAR, ALLOY 6061-T6.
- 10.RT2x1x1/8 ALUMINUM FRAME, ALLOY 6061-T6.
- 11.ALUMINUM PICKET 1"x1"x0.39", ALLOY 6063-T5.
- 12.SELF-LOCKING HINGES W/(4) #12 S.S SMS (PER MFR), TO BE ABLE TO RESIST 300#.
- 13.SELF-CLOSING MECHANISM W/ RELEASE DEVICE MECHANISM AT 54" FROM THE BOTTOM OF THE GATE.
- 14.EXISTING CMU OR CONCRETE WALL BY S.E.O.R.
- 15.EXISTING CONCRETE SLAB BY S.E.O.R.

3000 PSI CONCRETE FOOTING TABLE	
FENCE FOOTERS DESIGNED BASED ON F.B.C	
POST HEIGHT	POST SPACING
48"	5'-0"
60"	12"x24"
60"	18"x24"
72"	24"x30"

SINGLE SWING GATE & FENCE PLAN VIEW TYP.

SCALE: 1/2"=1'-0"

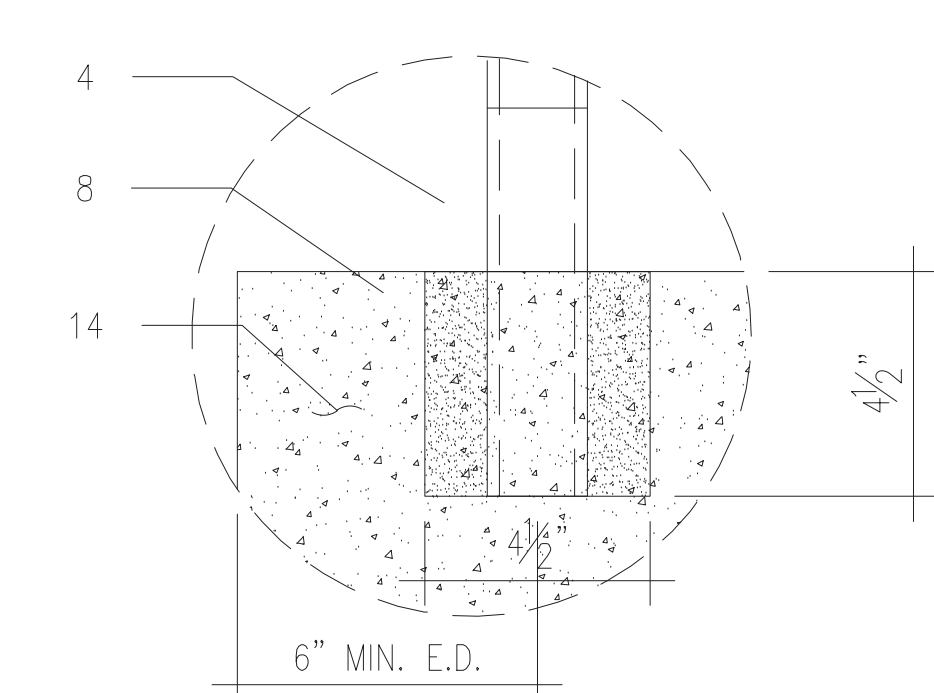


SINGLE SWING GATE & FENCE ELEV. TYP.

SCALE: 1/2"=1'-0"

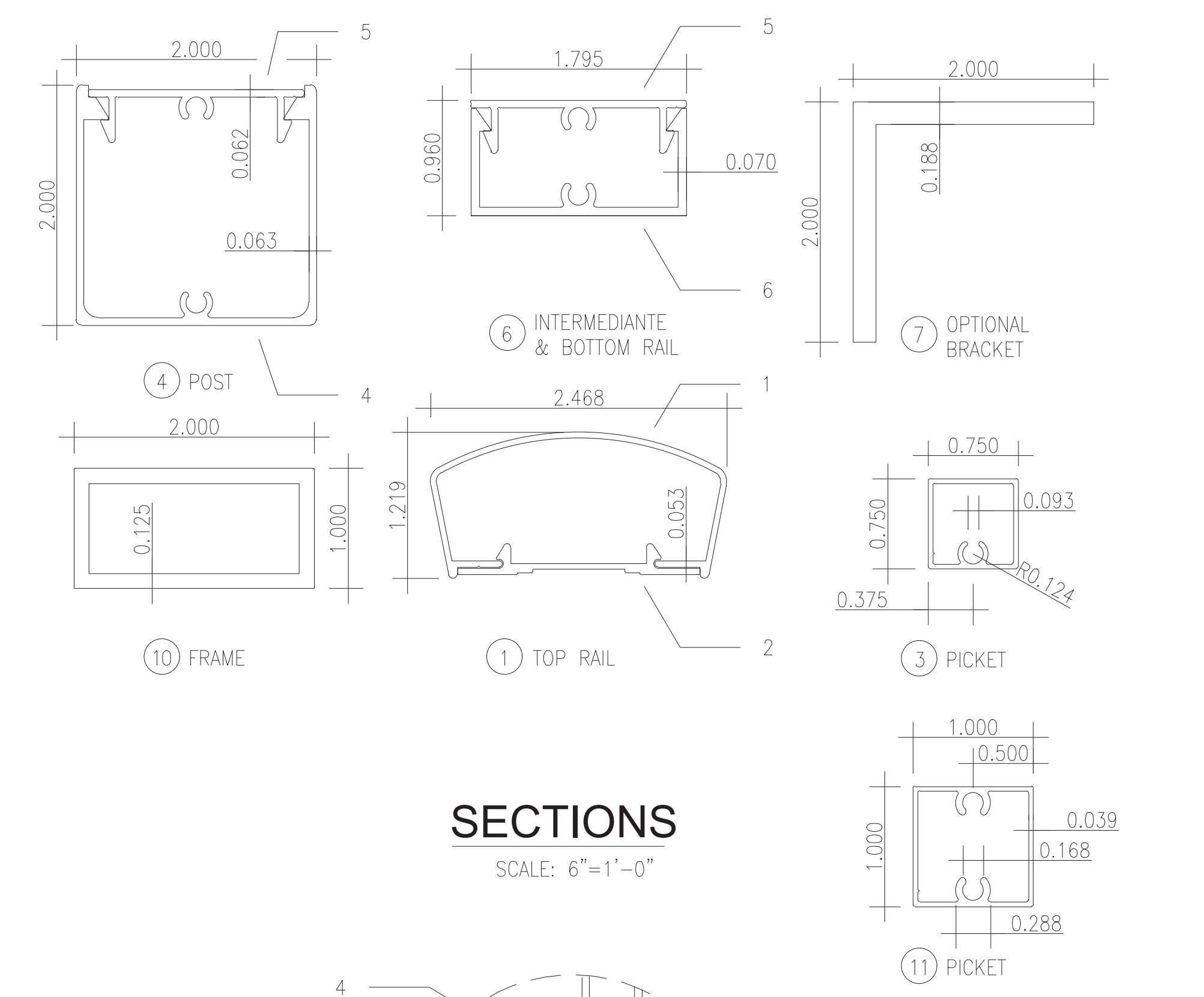
SECTIONS

SCALE: 6"=1'-0"



DETAIL TYP.

SCALE: 1-1/2"=1'-0"





PROJECT CORP.

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MA ENGINEERING SOLUTION, CORP.
LICENCE# 73236

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DATE: 12/10/2025

PROJECT

- SWIMMING POOL WITH SPA
- TWO FRONT PONDS

OWNER

9601 SW 53 AVE. LLC
9601 SW 53 ANENUE
MIAMI, FL 33156

REVISIONS	
NO.	DATE
⚠	12/01/2025
⚠	12/10/2025

DATE: 12/01/2025

SCALE: AS PER PLAN

NO. SHEET 1 OF 1

DRAWING NO.
SD-1

NEW PLAN