

Revision Schedule		
No.	Date	By
DATE: ISSUE DATE		
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JOB NO. <b>0623-2022</b>		
SHEET NO. <b>A001</b>		



ABBREVIATIONS

#/FT PER FOOT  
@ AT  
A/C AIR CONDITIONING  
AB ANCHOR BOLT  
AC AIR CONDITIONING  
ACMU ARCHITECTURAL CONCRETE MASONRY UNIT  
ACMU ALUMINUM COMPOSITE METAL  
ACOUST ACOUSTICAL  
ACT ACOUSTICAL CEILING TILE  
ADJ ADJACENT  
AFF ABOVE FINISHED FLOOR  
AIA AMERICAN INSTITUTE OF ARCHITECTS  
AIB AIR INFILTRATION BARRIER  
AISC AMERICAN INSTITUTE OF STEEL CONSTRUCTION  
ALT ALTERNATE  
ALUM ALUMINUM  
ANSI AMERICAN NATIONAL STANDARDS INSTITUTE  
APPROX APPROXIMATE  
ARCH ARCHITECT  
ASTM AMERICAN SOCIETY FOR TESTING AND MATERIALS  
AUTO AUTOMATIC  
BD BOARD  
BF BOARD FOOT  
BFA BARRIER FREE ACCESSIBLE  
BLKG BLOCKING  
BM BEAM  
BOC BOTTOM OF CURB  
BRK BRICK  
BTWN BETWEEN  
C CHANNEL  
CAB CABINET  
CC COLOR CHANGE  
CER CERAMIC  
CIP CAST-IN-PLACE  
CJ CONTROL JOINT  
CLG CEILING  
ACM COMPOSITE METAL PANEL  
CMU CONCRETE MASONRY UNIT  
CO CLEAN OUT  
COL COLUMN  
CONC CONCRETE MASONRY UNIT  
CONT CONTINUOUS  
CSI CONSTRUCTION SPECIFICATIONS INSTITUTE  
CT CERAMIC TILE  
DAS DRESSED FOUR SIDES  
DBL DOUBLE  
DET DETAIL  
DIAG DIAGONAL  
DS DOWNSPOUT  
DWG DRAWING  
EB EXPANSION BOLT  
EFC EPOXY FLOOR COATING  
EFS EXTERIOR INSULATION FINISHING SYSTEM  
EJ EXPANSION JOINT  
ELEC ELECTRICAL  
EQ EQUAL  
EQUIP EQUIPMENT  
ERD EMERGENCY ROOF DRAIN  
ES EACH SIDE  
EW EACH WAY  
EXP EXPANSION  
EXT EXTENSION JOINT  
EXT EXTERIOR INSULATION FINISHING SYSTEM  
FAB FABRICATE  
FE FIRE EXTINGUISHER - WALL MOUNT  
FEO FIRE EXTINGUISHER - RECESSED CABINET  
FFE FINISH FLOOR ELEVATION  
FIN FINISH  
FLR FLOOR  
FO FACE OF  
FR GWB FIRE RATED GYPSUM WALLBOARD  
FTG FOOTING  
FV FIELD VERIFY  
GA GAUGE  
GALV GALVANIZED  
GC GENERAL CONTRACTOR  
GTTR GUTTER  
GWB GYPSUM WALLBOARD  
GYP BD GYPSUM WALLBOARD

HORIZ HORIZONTAL  
IBC INTERNATIONAL BUILDING CODE  
INSUL INSULATION  
INT INTERIOR  
LAM LAMINATE  
LAV LAVATORY  
LLH LONG LEG HORIZONTAL  
LLV LONG LEG VERTICAL  
LSC LIFE SAFETY CODE  
MATL MATERIAL  
MAX MAXIMUM  
MDF MEDIUM-DENSITY FIBERBOARD  
MECH MECHANICAL  
MFR MANUFACTURER  
MIN MINIMUM  
MISC MISCELLANEOUS  
MO MASONRY OPENING  
MOD MODIFIED  
MOD BIT MODIFIED BITUMEN  
MR MOISTURE RESISTANT  
MTD MOUNTED  
MTL METAL  
NFPA NATIONAL FIRE PROTECTION ASSOCIATION  
NIC NOT IN CONTRACT  
NRP NON-REMOVABLE PIN  
NTS NOT TO SCALE  
OC ON CENTER  
OH OPPOSITE HAND  
OPNG OPENING  
OPP HAND OPPOSITE HAND  
P LAM PLASTIC LAMINATE  
PFT PORCELAIN FLOOR TILE  
PL PLATE  
PLMB PLUMBING  
PLYWD PLYWOOD  
P PAINT OR PRESSURE TREATED  
PVC POLYVINYL CHLORIDE  
QT QUARRY TILE  
RAD RADIUS  
RCP REFLECTED CEILING PLAN  
RD ROOF DRAIN  
REINF REINFORCED  
REQD REQUIRED  
RJ RAKED JOINT  
RL RAIN LEADER  
RO ROUGH OPENING  
RTD RATED  
S4S SMOOTH FOUR SIDES  
SC SOLID CORE  
SHLV SHELVES  
SHT SHEET  
SIM SIMILAR  
SQ SQUARE  
STD STANDARD  
STL STEEL  
STR STORAGE  
STR STAIR  
STRUCT STRUCTURAL  
SUB SUBCONTRACTOR  
SUSP SUSPENDED  
T&G TONGUE AND GROOVE  
TEL TELEPHONE  
TEXT TEXTURE  
THK THICKNESS  
THOLD THRESHOLD  
TJ TOOL JOINT  
TO TOP OF  
TOC TOP OF CURB  
TOM TOP OF MASONRY  
TOS TOP OF STEEL  
TPO THERMOPLASTIC POLYOLEFIN  
TYP TYPICAL  
UNO UNLESS NOTED OTHERWISE  
VB VAPOR BARRIER  
VCT VINYL CERAMIC TILE  
VENT VENTILATION  
VIF VERIFY IN FIELD  
VVC VINYL WALLCOVERING  
W/ WITH

GENERAL NOTES

1. THE CONTRACTOR SHALL FIELD VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO ANY WORK AND SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS, INCLUDING THOSE FURNISHED BY SUBCONTRACTORS.
2. ALL CONSTRUCTION SHALL COMPLY WITH THE LATEST EDITIONS OF THE STATE OF FLORIDA BUILDING CODE AND ALL LOCAL CODES AND ORDINANCES.
3. DO NOT SCALE THE DRAWINGS. DIMENSIONS SHALL GOVERN ALL DIMENSIONS ON ALL FLOOR PLANS.
4. THE CONTRACTOR SHALL REPORT TO THE ARCHITECT ANY ERROR, INCONSISTENCY OR OMISSION HE MAY DISCOVER. THE CONTRACTOR IS RESPONSIBLE FOR CORRECTING ANY ERROR AFTER THE START OF CONSTRUCTION, WHICH HAS NOT BEEN BROUGHT TO THE ATTENTION OF THE ARCHITECT. THE MEANS OF CORRECTING ANY ERROR SHALL FIRST BE APPROVED BY THE ARCHITECT.
5. THE ARCHITECT SHALL REVIEW SHOP DRAWINGS AND SAMPLES FOR SUBSTANTIAL CONFORMANCE WITH DESIGN CONCEPT OF THE PROJECT. THE ARCHITECT'S REVIEW OF A SEPARATE ITEM SHALL NOT INDICATE REVIEW OF AN ASSEMBLY IN WHICH THE ITEM FUNCTIONS.
6. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ALL EXISTING UTILITIES, WHETHER SHOWN HEREON OR NOT AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BEAR ALL EXPENSE OF REPAIR OR REPLACEMENT OF UTILITIES OR OTHER PROPERTY DAMAGED BY OPERATIONS IN CONJUNCTION WITH THE EXECUTION OF THE WORK.
7. EXISTING ELEVATIONS AND LOCATIONS TO BE JOINED SHALL BE VERIFIED BY THE CONTRACTOR BEFORE CONSTRUCTION. SHOULD THEY DIFFER FROM THOSE SHOWN ON THE BUILDINGS, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT SO THAT MODIFICATIONS CAN BE MADE BEFORE PROCEEDING WITH THE WORK.
8. THE CONTRACTOR SHALL PROVIDE ALL TEMPORARY WATER, POWER, AND TOILET FACILITIES, AS REQUIRED.
9. APPROVED PLANS SHALL BE KEPT IN A PLAN BOX AND SHALL NOT BE USED BY WORKMEN. ALL CONSTRUCTION SETS SHALL REFLECT THE SAME INFORMATION. THE CONTRACTOR SHALL ALSO MAINTAIN IN GOOD CONDITION ONE COMPLETE SET OF DRAWINGS WITH ALL REVISIONS, ADDENDA AND CHANGE ORDERS ON THE PREMISES AT ALL TIMES. THESE ARE TO BE UNDER THE CARE OF THE JOB SUPERINTENDENT.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE SITE, WHILE CONSTRUCTION IS IN PROGRESS AND UNTIL JOB IS COMPLETE.
11. ALL DEBRIS SHALL BE REMOVED FROM THE PREMISES AND ALL AREAS SHALL BE LEFT IN CLEAN CONDITION AT ALL TIMES.
12. CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO ENSURE THE SAFETY OF THE OCCUPANTS AND WORKERS AT ALL TIMES.
13. ANY COMBUSTIBLE INTERIOR TRIM SHALL BE CLASS A, B, OR C MATERIAL WITH A FLAME SPREAD RATING OF 200 OR LESS.
14. ALL EXIT DOORS LOCATED IN THE MEANS OF EGRESS SHALL SWING IN THE DIRECTION OF THE EXIT TRAVEL AND IF ANY LATCHING OR LOCKING DEVICE IS TO BE INSTALLED, ONLY APPROVED PANIC HARDWARE SHALL BE INSTALLED. ALL OTHER DOORS IN THE FACILITY SHALL BE EQUIPPED WITH APPROVED LEVER OR PUSH OPERATED DEVICES.
15. DUCT SYSTEMS SHALL NOT BE INTERCONNECTED WITH ANY OTHER BUILDING VENTILATION OR EXHAUST SYSTEM.
16. THE CONTRACTOR SHALL PERMANENTLY IDENTIFY ALL FIRE RATED WALLS REQUIRED TO HAVE PROTECTED OPENINGS, CORRIDOR PARTITIONS, SMOKESTOP PARTITIONS, HORIZONTAL EXIT PARTITIONS AND EXIT ENCLOSURES EITHER BY INSTALLING SIGNS OR STENCILING IN CONCEALED SPACES THE FOLLOWING: FIRE AND SMOKE BARRIER - PROTECT ALL OPENINGS. IDENTIFICATION SHALL BE SPACED NO MORE THAN TEN (10) FEET ON CENTER WITH A MINIMUM LETTER SIZE OF ONE (1) INCH IN HEIGHT.
17. FIRE ALARM CONTRACTOR SHALL OBTAIN A FIRE ALARM SYSTEM PERMIT PRIOR TO INSTALLATION. ANY FIRE ALARM PLANS INCLUDED IN THIS SET OF PLANS ARE FOR REFERENCE ONLY. NOT FOR PERMIT.
18. FIRE SPRINKLER CONTRACTOR SHALL OBTAIN A FIRE SPRINKLER SYSTEM PERMIT PRIOR TO INSTALLATION. ANY FIRE SPRINKLER PLANS INCLUDED IN THIS SET OF PLANS ARE FOR REFERENCE ONLY. NOT FOR PERMIT.
19. ELEVATORS AND ESCALATORS SHALL BE DESIGNED FOLLOWING THE REQUIREMENTS OF ASME/ANSI A17.1, LIFE SAFETY CODE 2000 Edition, CHAPTER 607 FOR ELEVATORS.
20. PENETRATIONS, INTO OR THROUGH, OF EITHER VERTICAL OR HORIZONTAL FIRE RATED BARRIERS SHALL BE PROTECTED BY A SYSTEM LISTED BY A RECOGNIZED TESTING AGENCY BY USING A DETAIL AND LISTING NUMBER PER IBC 2000, CHAPTER 711.
21. THE PRIMARY FRAMING OF ALL HANDRAILS AND GUARDRAILS SHALL HAVE AN OUTSIDE DIAMETER OF 1-1/2". USE A 1-1/4" INSIDE DIAMETER STANDARD PIPE (ACTUAL OUTSIDE DIAMETER IS 1-5/8") NOT A 1-1/2" INSIDE DIAMETER STANDARD PIPE. INTERMEDIATE FRAMING OF A SMALLER SIZE MAY BE USED PROVIDED ALL APPLICABLE CODES ARE MET. INDICATE RAILING SIZES ON SUBMITTALS.

TYPICAL ADA DETAILS

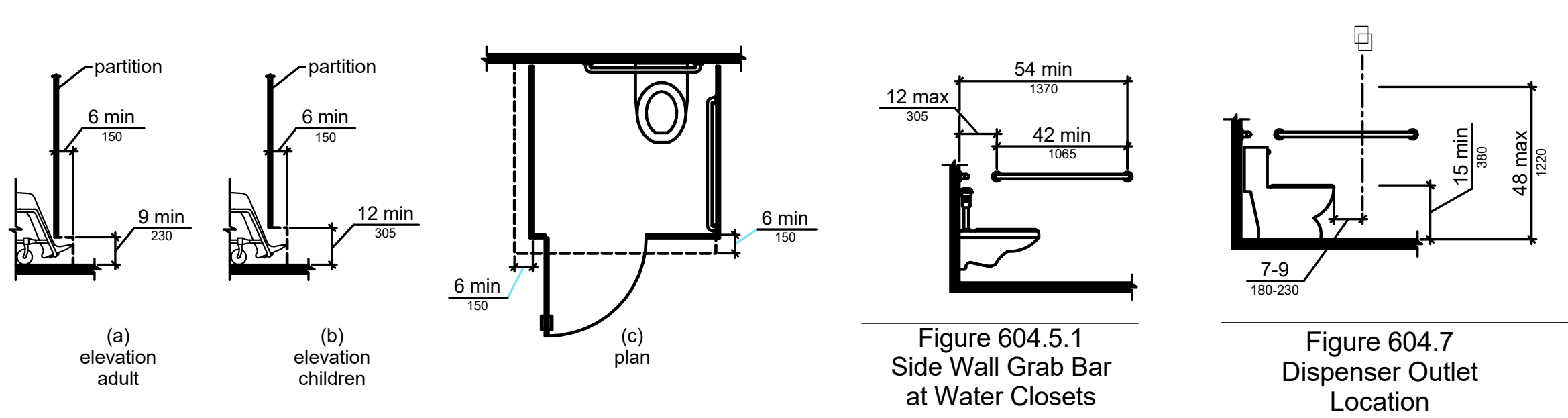


Figure 604.8.1.4 Wheelchair Accessible Toilet Compartment Toe Clearance

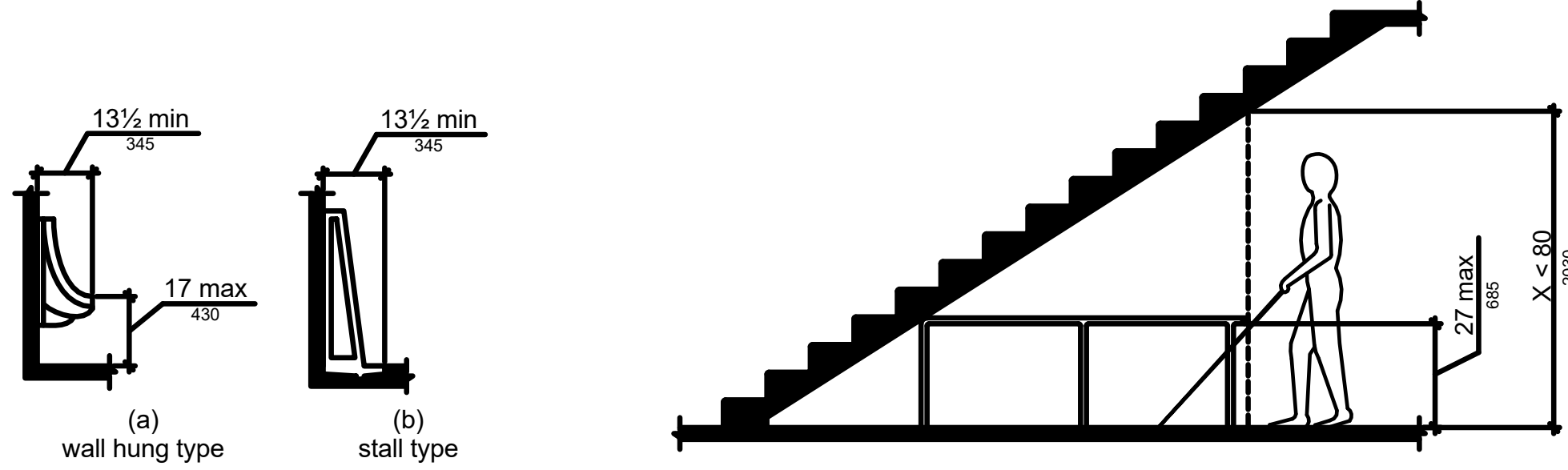


Figure 605.2 Height and Depth of Urinals

Figure 307.4 Vertical Clearance

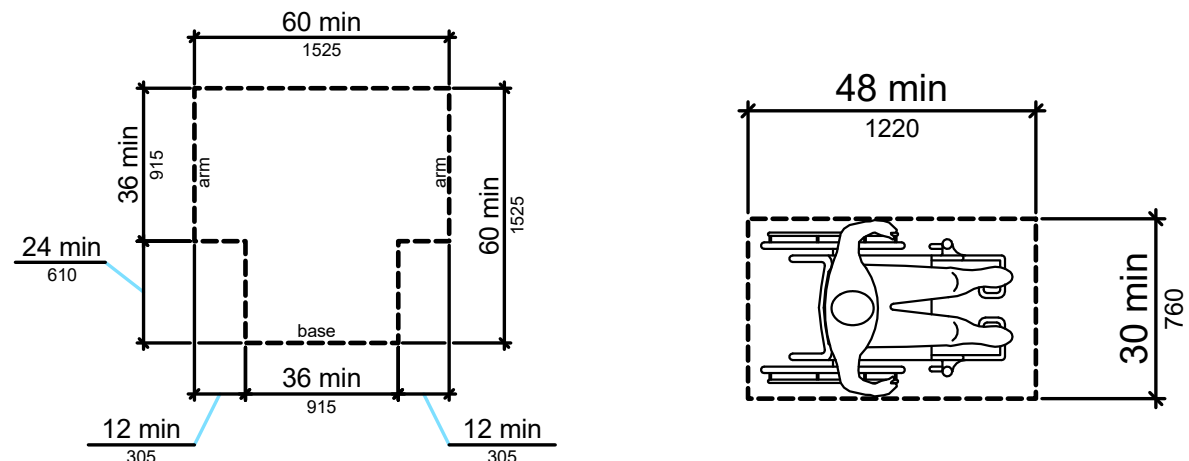


Figure 304.3.2 T-Shaped Turning Space

Figure 305.3 Clear Floor or Ground Space

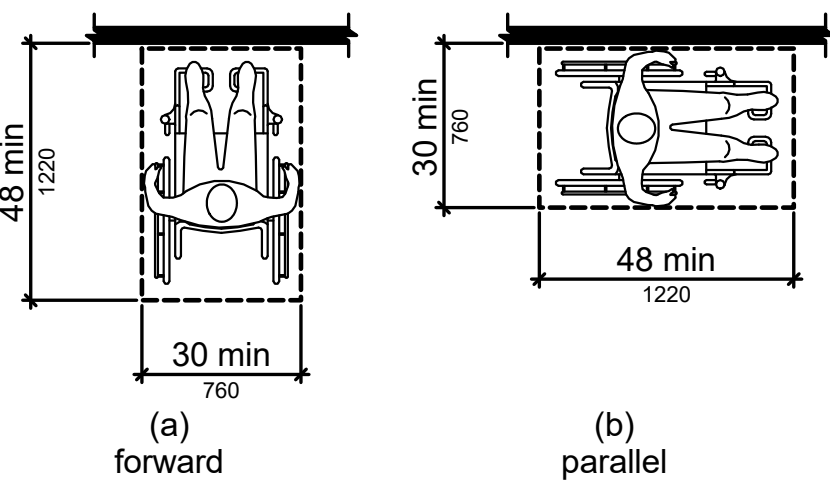


Figure 305.5 Position of Clear Floor or Ground Space

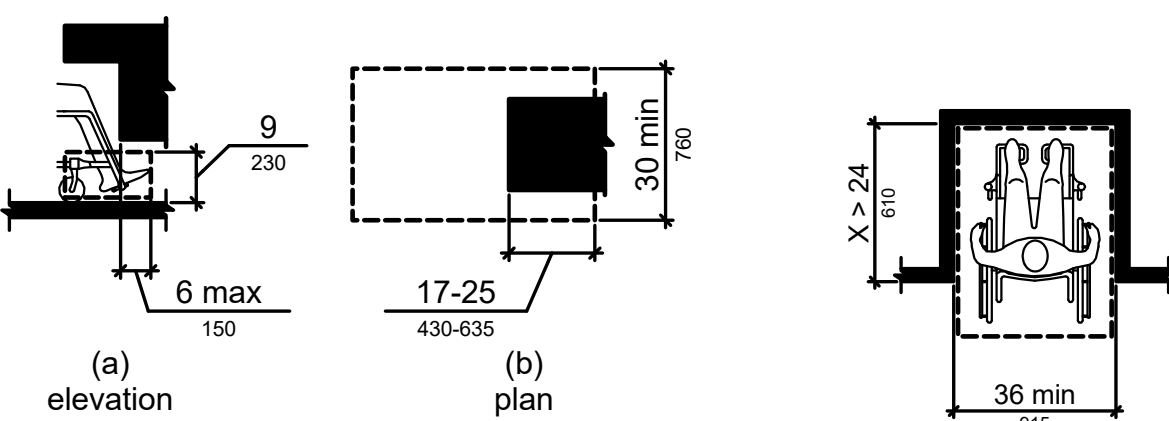


Figure 306.2 Toe Clearance

Figure 305.7.1 Maneuvering Clearance in an Alcove, Forward Approach

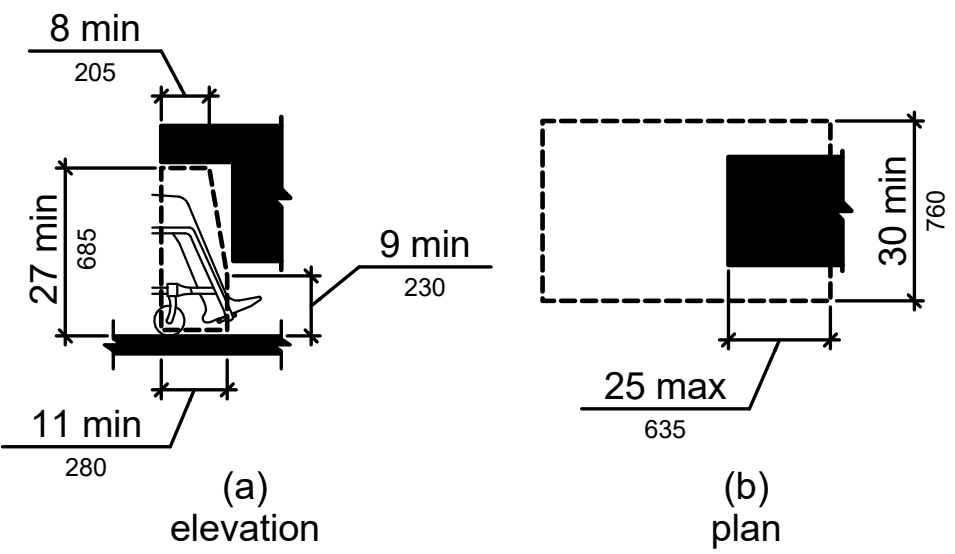


Figure 306.3 Knee Clearance

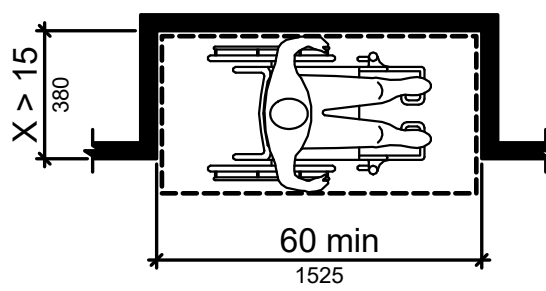


Figure 305.7.2 Maneuvering Clearance in an Alcove, Parallel Approach

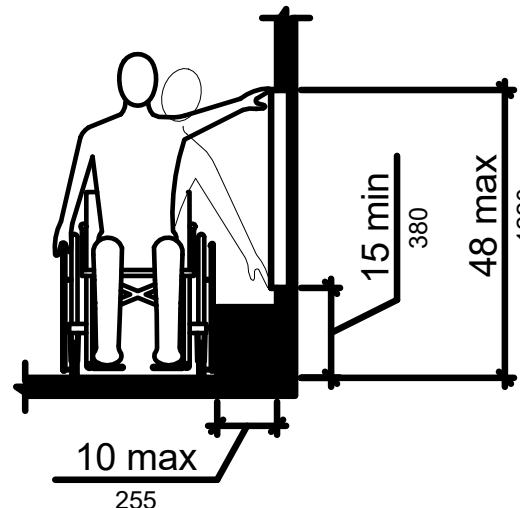


Figure 308.3.1 Unobstructed Side Reach

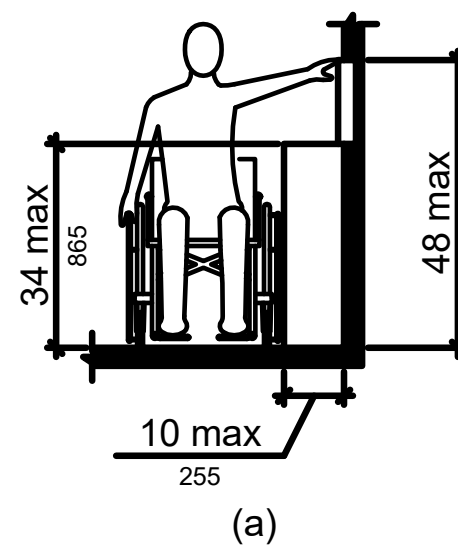


Figure 308.3.2 Obstructed High Side Reach

SYMBOL LEGEND

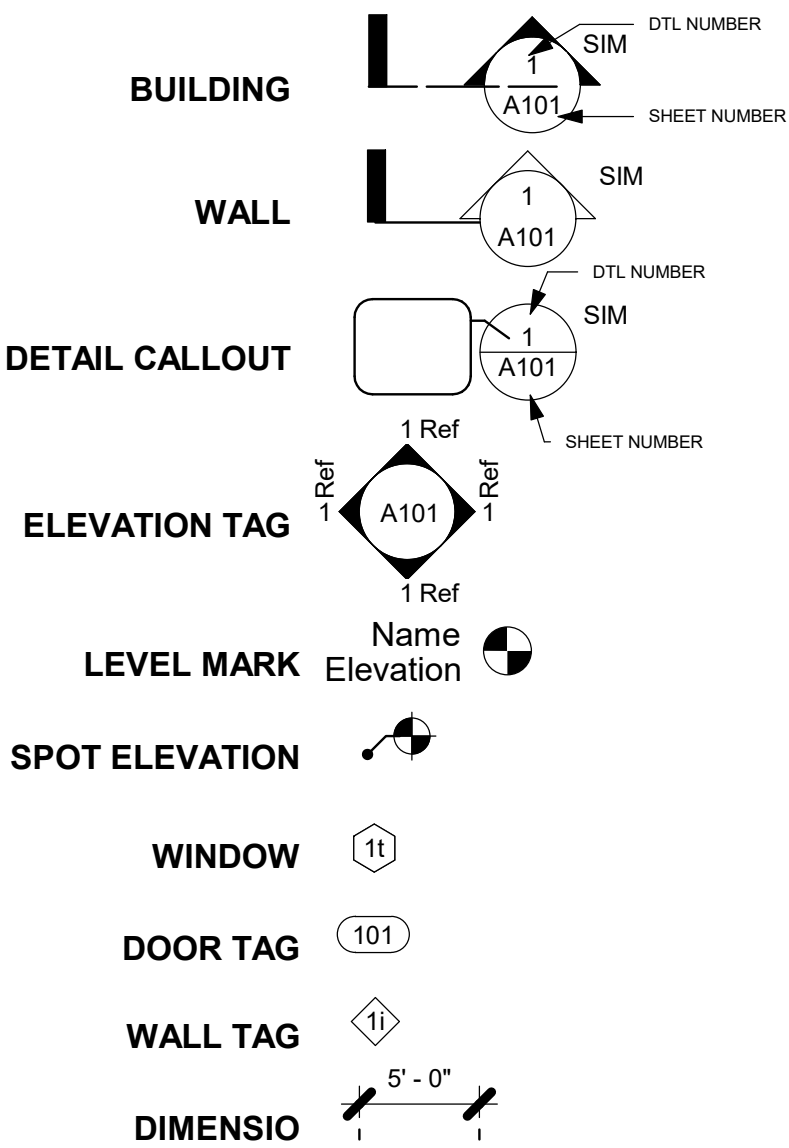


TABLE 504.3

OCCUPANCY CLASSIFICATION	SEE FOOTNOTES	TYPE OF CONSTRUCTION					
		TYPE I	TYPE II	TYPE III	TYPE IV	TYPE V	
A, B, E, F, <u>III</u> , S, U	NS <sup>b</sup>	UL 100	65	65	65	65	60
	NS	UL 180	85	75	85	70	60
H-1, H-2, H-3, H-5	NS <sup>c,d</sup>	UL 180	65	55	65	50	40
	S	UL 180	85	75	85	70	60
H-4	NS <sup>c,d</sup>	UL 180	65	55	65	50	40
	S	UL 180	85	75	85	70	60
I-1 Condition 1, I-3	NS <sup>a,e</sup>	UL 160	65	55	65	50	40
	S	UL 180	85	75	85	70	60
I-1 Condition 2, I-2	NS <sup>a,e,f</sup>	UL 160	65	55	65	50	40
	S	UL 180	85	75	85	70	60
I-4	NS <sup>a,g</sup>	UL 160	65	55	65	50	40
	S	UL 180	85	75	85	70	60
R <sup>h</sup>	NS <sup>f</sup>	UL 160	65	55	65	50	40
	S13D	60	60	60	60	60	60
	S13R	60	60	60	60	60	60
	S	UL 180	85	75	85	70	60

UL = Unlimited; NS = Buildings not equipped throughout with an automatic sprinkler system; S = Buildings equipped throughout with an automatic sprinkler system installed in accordance with Section 903.3.1.1; S13R = Buildings equipped throughout with an automatic sprinkler system installed in accordance with Section 903.3.1.2; S13D = Buildings equipped throughout with an automatic sprinkler system installed in accordance with Section 903.3.1.3.

A. See Chapters 4 and 5 for specific exceptions to the allowable height in this chapter.

B. See Section 903.2 for the minimum thresholds for protection by an automatic sprinkler system for specific occupancies.

C. New Group H occupancies are required to be protected by an automatic sprinkler system in accordance with Section 903.2.5.

D. The NS value is only for use in evaluation of existing building height in accordance with the International Existing Building Code.

E. New Group I-1 and I-3 occupancies are required to be protected by an automatic sprinkler system in accordance with Section 903.2.6. For new Group I-1 occupancies Condition 1, see Exception 1 of Section 903.2.6.

F. New and existing Group I-2 occupancies are required to be protected by an automatic sprinkler system in accordance with Section 903.2.6 and Section 1103.3 of the International Fire Code.

G. For new Group I-4 occupancies, see Exceptions 2 and 3 of Section 903.2.6.

H. New Group R occupancies are required to be protected by an automatic sprinkler system in accordance with Section 903.2.8.



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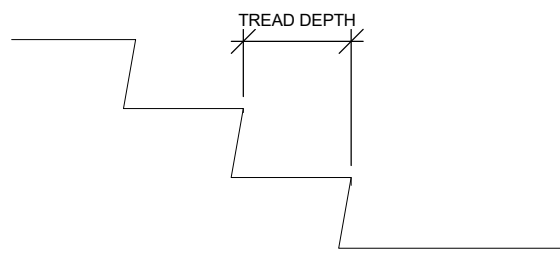
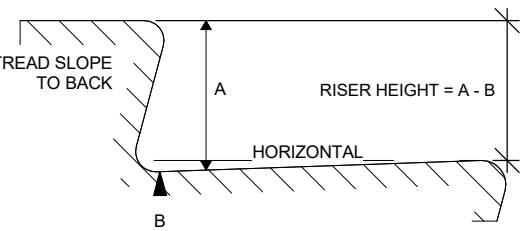
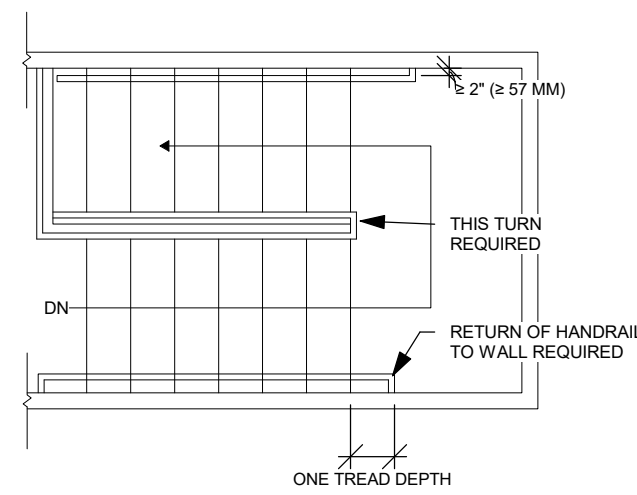
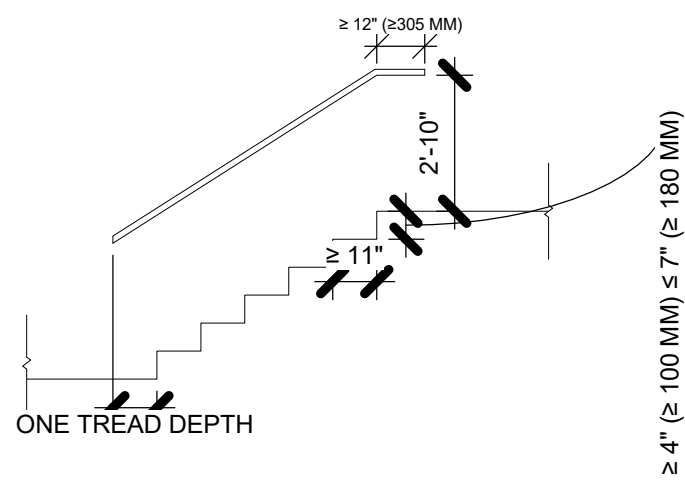
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STAIRS & HANDRAILS

2012 EDITION NFPA 101  
2010 ADA STANDARDS



Tread depth shall be not less than 13 in. for elevation changes of 21 in. or less. The presence and location of each step shall be readily apparent. **Section 7.1.7**

Guards in accordance with 7.2.2.4 shall be provided at the open sides of means of egress that exceed 30 in. above the floor or finished ground level below. **Section 7.1.8**

Stair treads and landings shall be solid, without perforations. Stair treads and landings shall be free of projections or lips that could trip stair users. **Section 7.2.2.3.3**

The tread and landing slope shall not exceed 1/4 in./ft. **Section 7.2.2.3.4**

Variations in excess of 3/16 in. in the sizes of adjacent treads depths or in the height of adjacent risers shall be prohibited. **Section 7.2.2.3.6.1**

The variations between the sizes of the largest and smallest riser or between the largest and smallest tread depths shall not exceed 1/8 in. in any flight. **Section 7.2.2.3.6.2**

Open risers are not permitted. **ADA 504.3; NFPA 101 Section 7.2.2.3.2**

Stairs and ramps shall have handrails on both sides. **Section 7.2.2.4.1.1**

Required guards and handrails shall continue for the full length of each flight of stairs. At turns of new stairs, inside rails shall be continuous between flights at landing. **Section 7.2.2.4.2**

The design of guards and handrails and the hardware for attaching handrails to guards, balusters, or walls shall be such that there are no projections that might engage loose clothing. **Section 7.2.2.4.3**

New handrails on stairs shall not be less than 34 in., and not more than 38 in., above the surface of the tread, measured vertically to the top of the rail from the leading edge of the tread. **Section 7.2.2.4.4.1**

New handrails shall be installed to provide a clearance of not less than 2 1/4 in. between the handrail and the wall to which it is fastened. **Section 7.2.2.4.4.5**

New handrails shall be continuously graspable along their entire length. **Section 7.2.2.4.4.7**

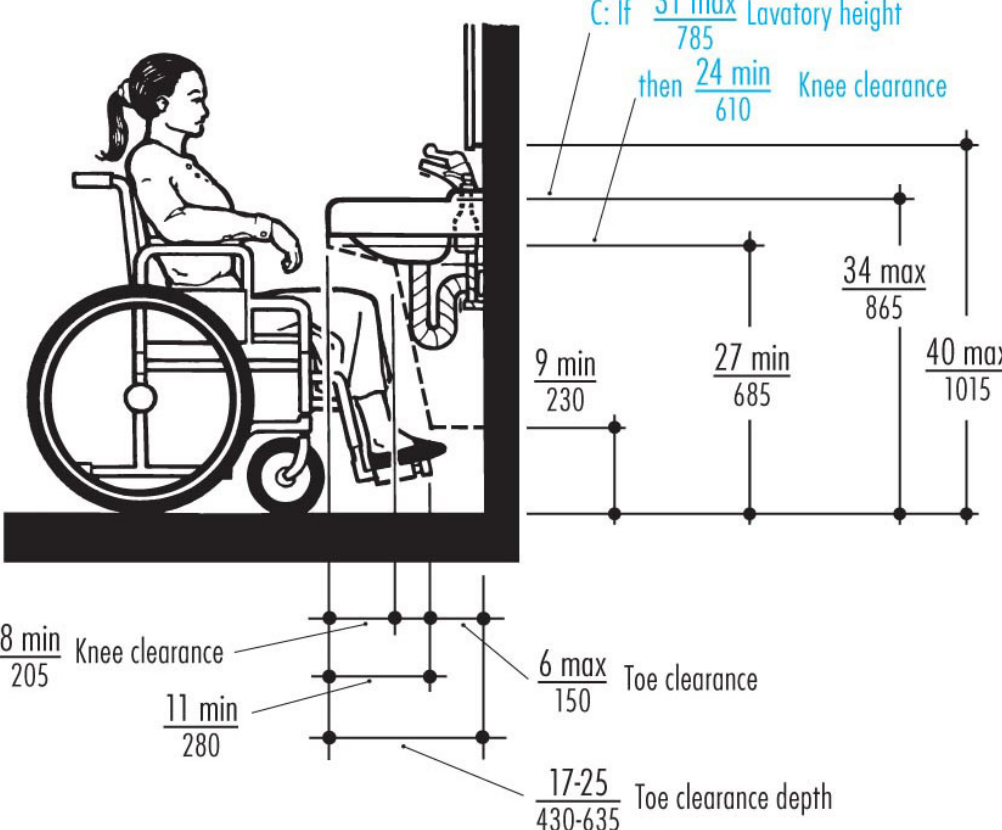
New handrail ends shall return to the wall or floor or shall terminate at newel posts. **Section 7.2.2.4.4.9**

Guards shall not be less than 42 in. high. **Section 7.2.2.4.5.2**

Open guards shall have intermediate rails (vertical intermediate rails are preferred) such that a sphere 4 in. in diameter is not able to pass through any opening up to a height of 34 in. **Section 7.2.2.4.5.3**

Handrails shall have a circular cross section with an outside diameter of not less than 1 1/4 in. and not more than 2 in. Shape other than circular shall meet requirements of Section 7.2.2.4.4.6 (2). **Section 7.2.2.4.4.6 (1)**

C: Kneespace not required for ages 5 and under if 30 x 48 inches (760 x 1220mm) clear floor space for parallel approach available



LAVATORY CLEARANCES

NON-CIRCULAR CROSS SECTIONS

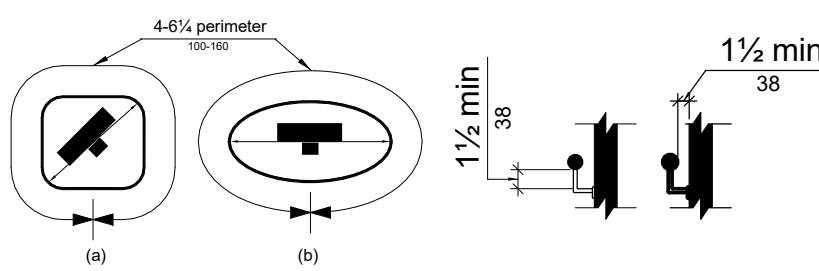
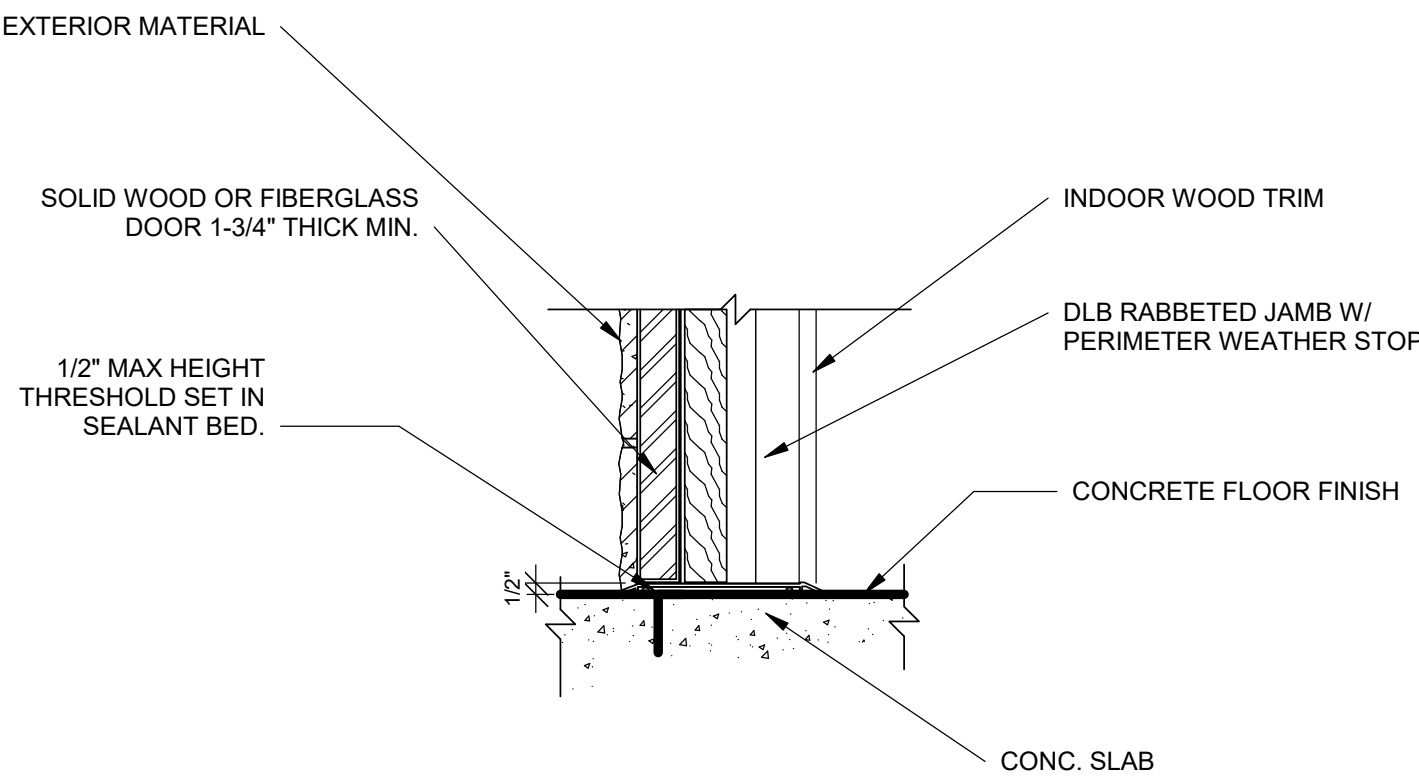


Table 7.2.2.2.1.1(a) New Stairs	
Minimum Width	See 7.2.2.2.1.2
Maximum height of risers	7 inches
Minimum height of risers	4 inches
Minimum tread depth	11 inches
Minimum headroom	6 feet 8 inches
Maximum height between landings	12 feet

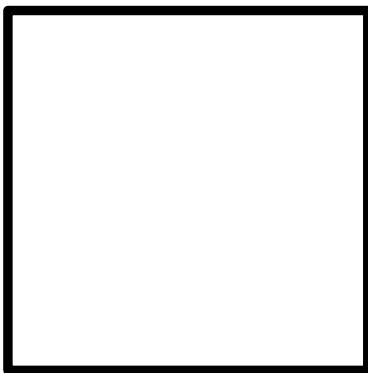
1 ADA STAIRS & HANDRAIL DETAILS

1/4" = 1'-0"



2 DOOR THRESHOLD DETAIL

1 1/2" = 1'-0"

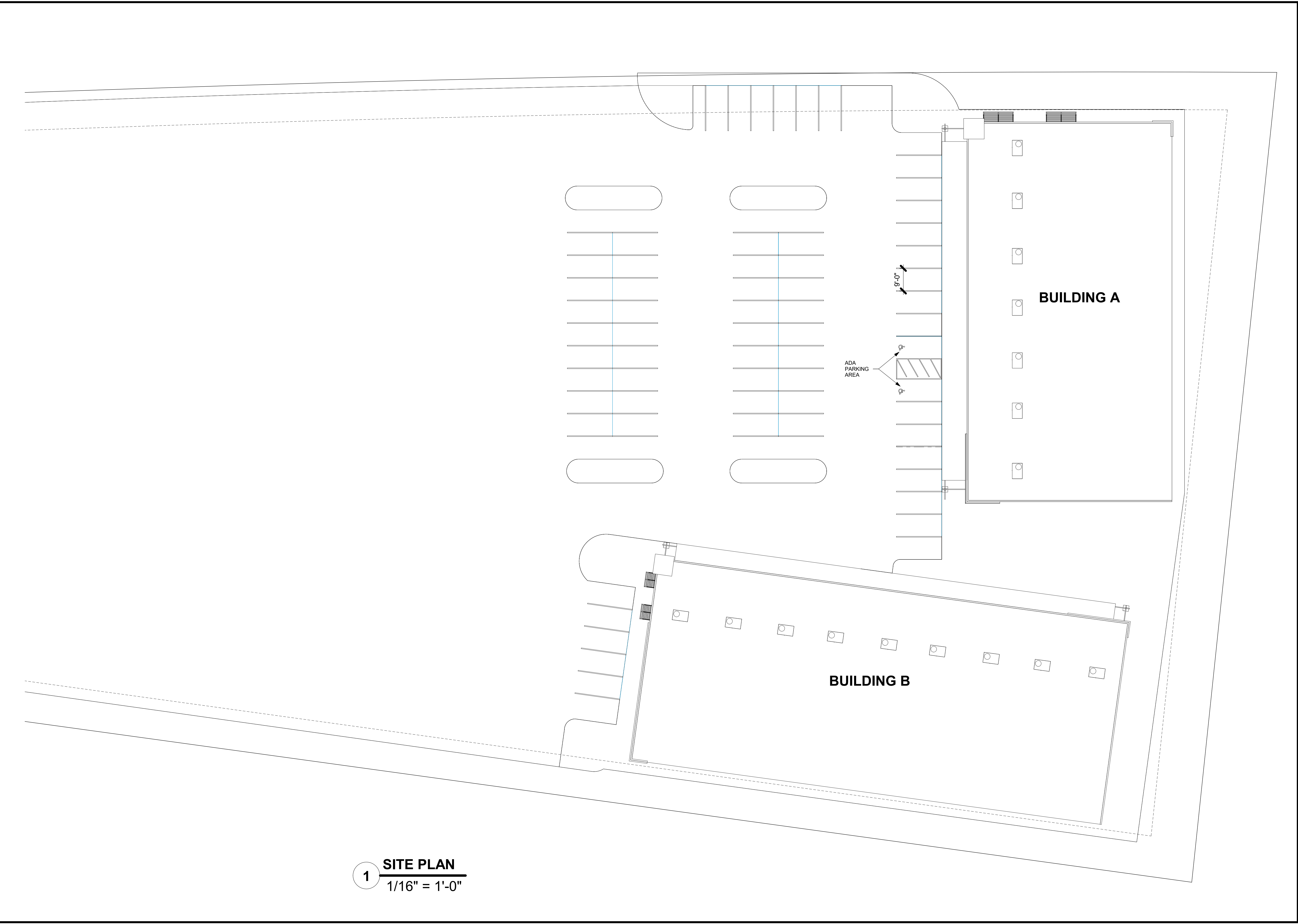


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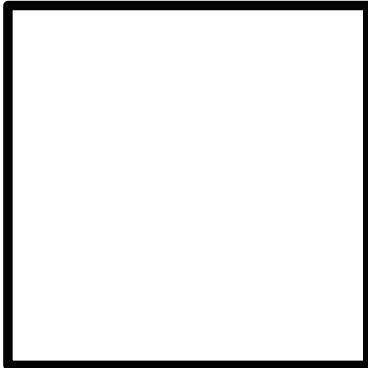
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JOB NO.
0623-2022

SHEET NO.
A003



**1 SITE PLAN**  
1/16" = 1'-0"

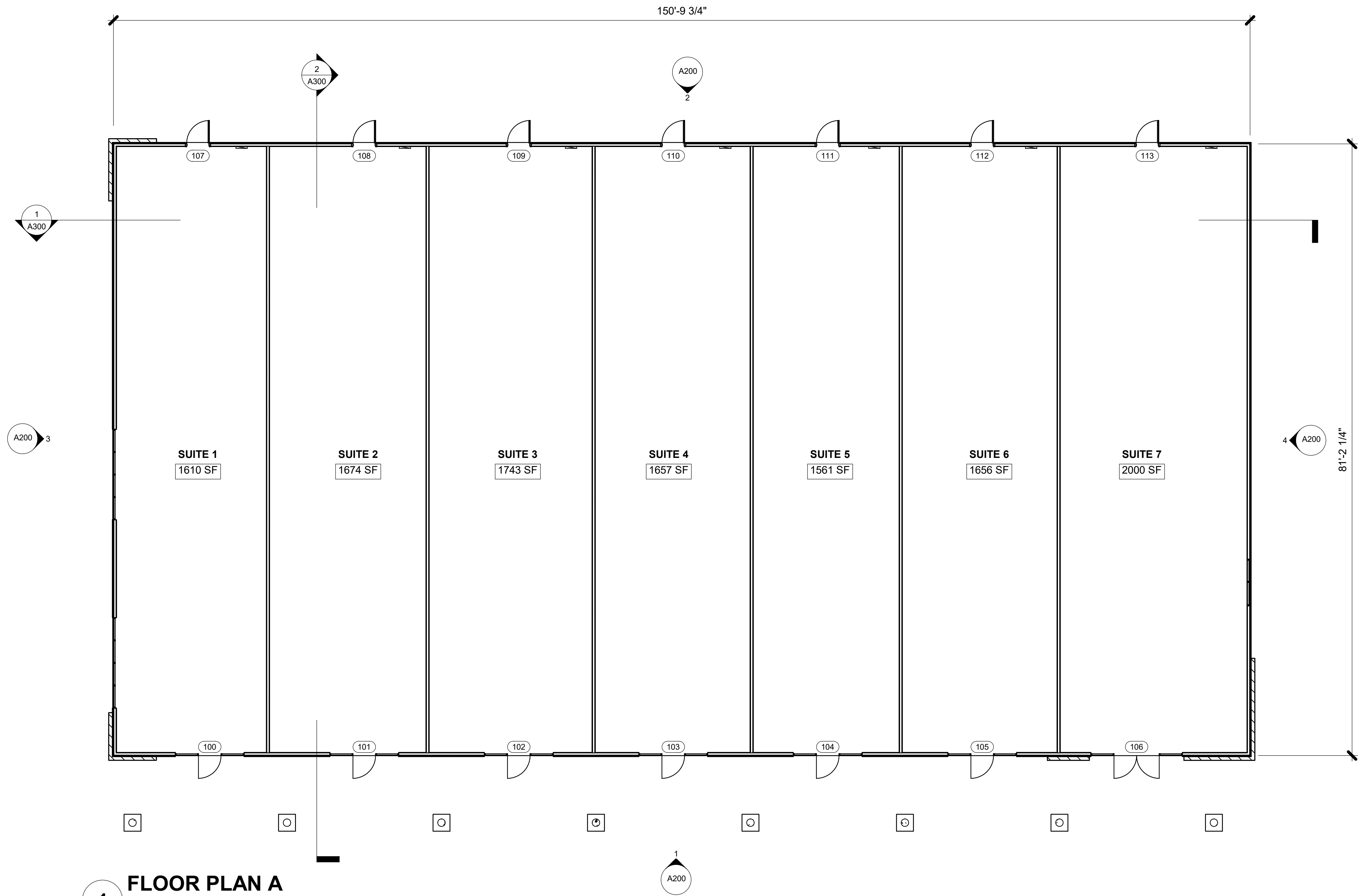


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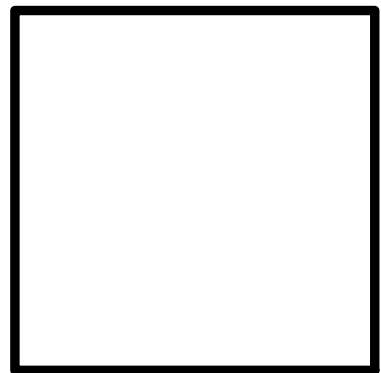
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0623-2022

SHEET NO.
A100



**1 FLOOR PLAN A**  
1/8" = 1'-0"

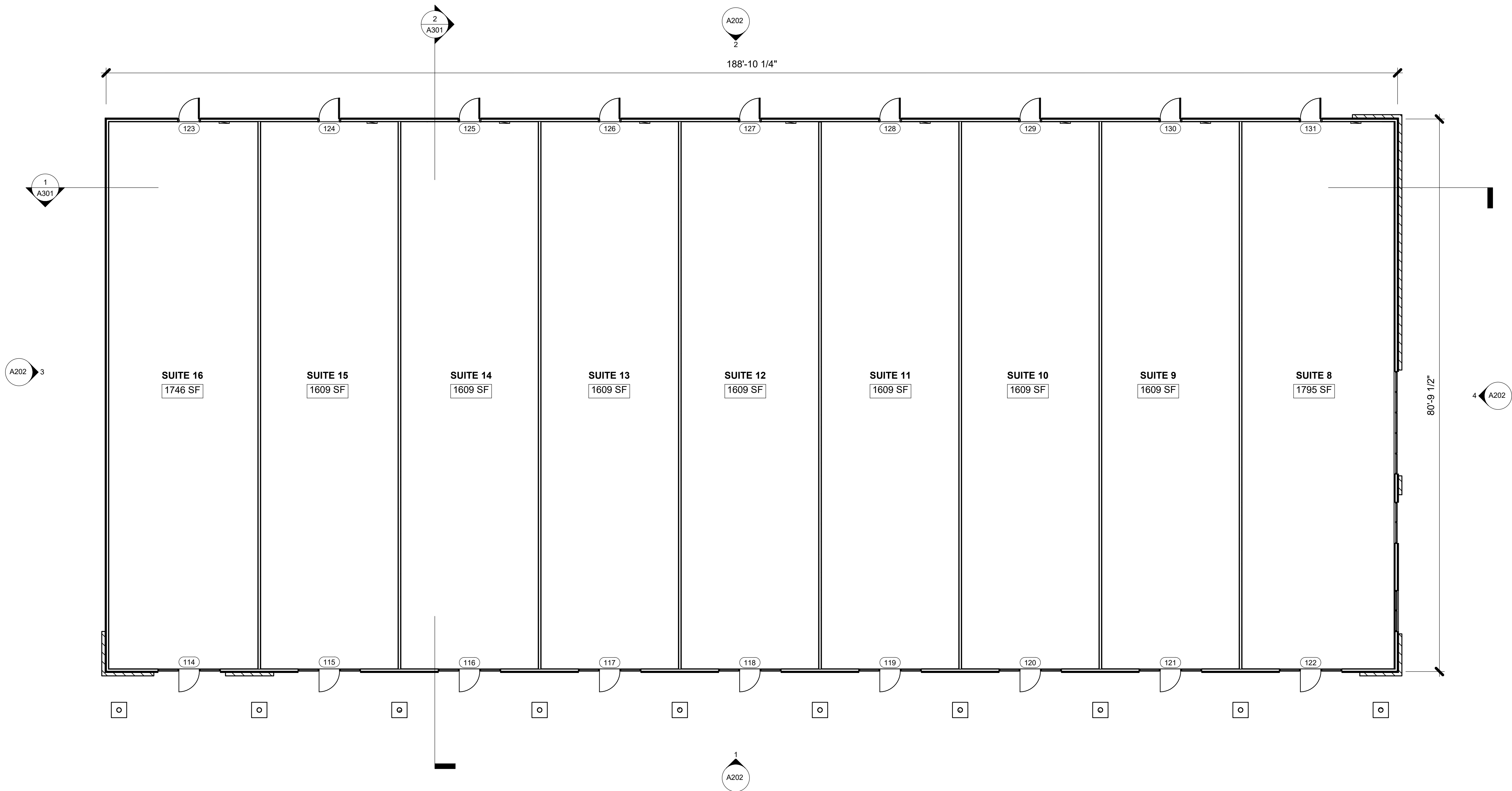


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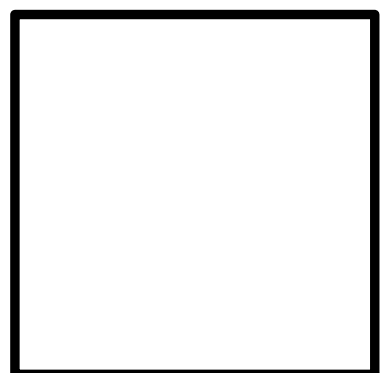
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A101



**1 FLOOR PLAN B**  
1/8" = 1'-0"

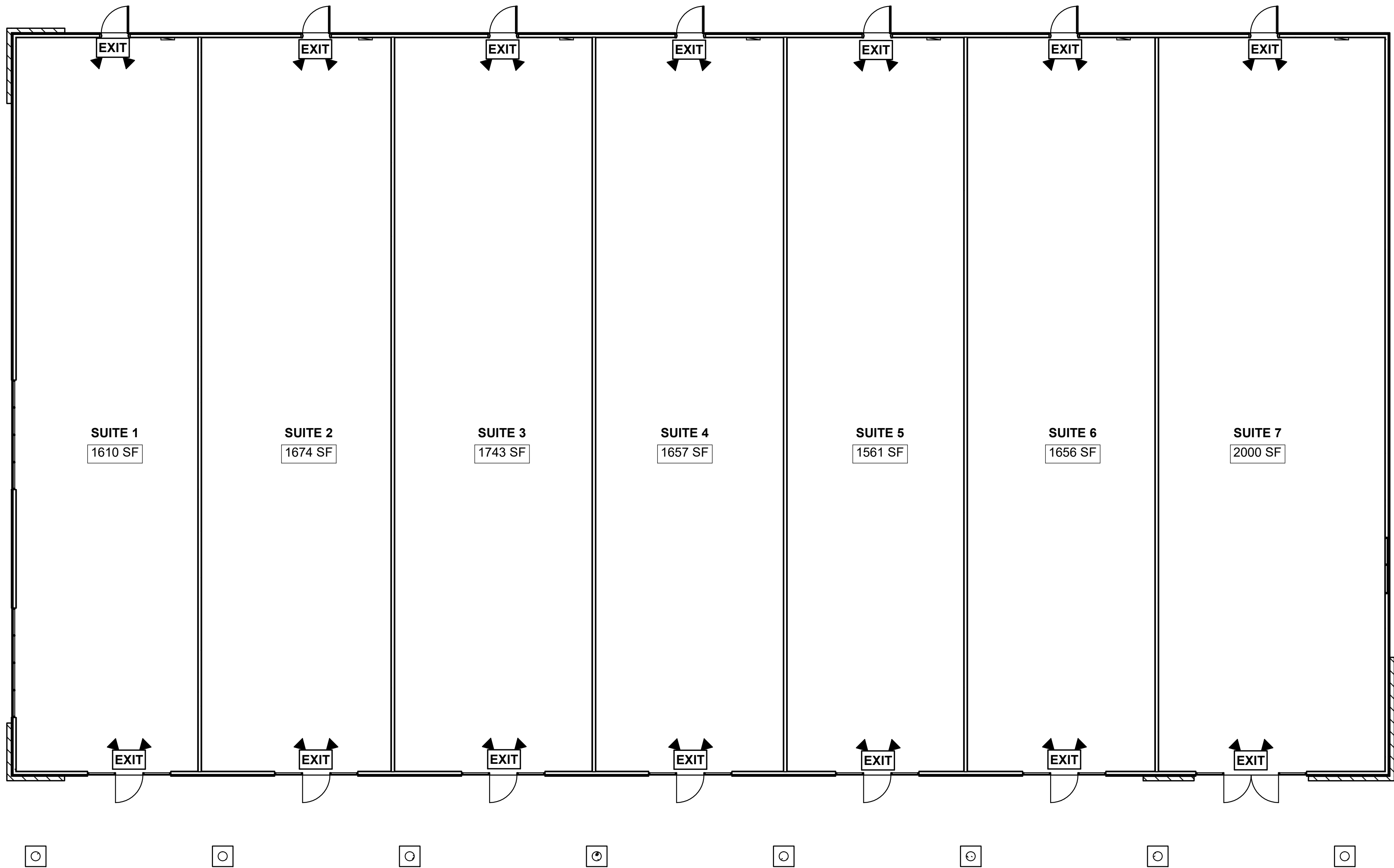


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A102



**1** LIFE SAFETY PLAN A  
1/8" = 1'-0"

**OCCUPANT LOAD CALCULATIONS**

ROOMS	OCCUPANY	HEATED AREA	LOAD FACTOR	OCCUPANT LOAD
SUITE 1	MERCANTILE	1610 SF	60 SF	27
SUITE 2	MERCANTILE	1674 SF	60 SF	28
SUITE 3	MERCANTILE	1743 SF	60 SF	29
SUITE 4	MERCANTILE	1657 SF	60 SF	28
SUITE 5	MERCANTILE	1561 SF	60 SF	26
SUITE 6	MERCANTILE	1656 SF	60 SF	28
SUITE 7	MERCANTILE	2000 SF	60 SF	33
SUITE 8	MERCANTILE	1795 SF	60 SF	30
SUITE 9	MERCANTILE	1609 SF	60 SF	27
SUITE 10	MERCANTILE	1609 SF	60 SF	27
SUITE 11	MERCANTILE	1609 SF	60 SF	27
SUITE 12	MERCANTILE	1609 SF	60 SF	27
SUITE 13	MERCANTILE	1609 SF	60 SF	27
SUITE 14	MERCANTILE	1609 SF	60 SF	27
SUITE 15	MERCANTILE	1609 SF	60 SF	27
SUITE 16	MERCANTILE	1746 SF	60 SF	29
: 16		26706 SF		445

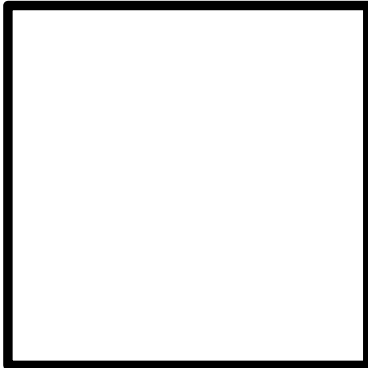
DOOR SCHEDULE			
MARK	WIDTH	HIEGHT	DESCRIPTION
100	3'-0"	7'-0"	STOREFRONT GLASS
101	3'-0"	7'-0"	STOREFRONT GLASS
102	3'-0"	7'-0"	STOREFRONT GLASS
103	3'-0"	7'-0"	STOREFRONT GLASS
104	3'-0"	7'-0"	STOREFRONT GLASS
105	3'-0"	7'-0"	STOREFRONT GLASS
106	6'-0"	7'-0"	DOUBLE STOREFRONT GLASS
107	3'-0"	7'-0"	EXT. SINGLE FLUSH
108	3'-0"	7'-0"	EXT. SINGLE FLUSH
109	3'-0"	7'-0"	EXT. SINGLE FLUSH
110	3'-0"	7'-0"	EXT. SINGLE FLUSH
111	3'-0"	7'-0"	EXT. SINGLE FLUSH
112	3'-0"	7'-0"	EXT. SINGLE FLUSH
113	3'-0"	7'-0"	EXT. SINGLE FLUSH
114	3'-0"	7'-0"	STOREFRONT GLASS
115	3'-0"	7'-0"	STOREFRONT GLASS
116	3'-0"	7'-0"	STOREFRONT GLASS
117	3'-0"	7'-0"	STOREFRONT GLASS
118	3'-0"	7'-0"	STOREFRONT GLASS
119	3'-0"	7'-0"	STOREFRONT GLASS
120	3'-0"	7'-0"	STOREFRONT GLASS
121	3'-0"	7'-0"	STOREFRONT GLASS
122	3'-0"	7'-0"	STOREFRONT GLASS
123	3'-0"	7'-0"	EXT. SINGLE FLUSH
124	3'-0"	7'-0"	EXT. SINGLE FLUSH
125	3'-0"	7'-0"	EXT. SINGLE FLUSH
126	3'-0"	7'-0"	EXT. SINGLE FLUSH
127	3'-0"	7'-0"	EXT. SINGLE FLUSH
128	3'-0"	7'-0"	EXT. SINGLE FLUSH
129	3'-0"	7'-0"	EXT. SINGLE FLUSH
130	3'-0"	7'-0"	EXT. SINGLE FLUSH
131	3'-0"	7'-0"	EXT. SINGLE FLUSH

**PLUMBING REQUIREMENTS**

**FIXTURES PER IPC CODE 2012**  
MAIN OCC. TYPE: M  
TOILETS: 1 PER 500  
LAVATORIES: 1 PER 750  
DRINKING FOUNTAINS: 1 PER 500  
TOTAL OCCUPANTS: 445

TOILETS REQUIRED: 1  
LAVATORIES REQUIRED: 1  
DRINKING FOUNTAINS REQUIRED: 1

TOILETS PROVIDED: (00)  
LAVATORIES PROVIDED: (00)  
DRINKING FOUNTAINS REQUIRED: (00)



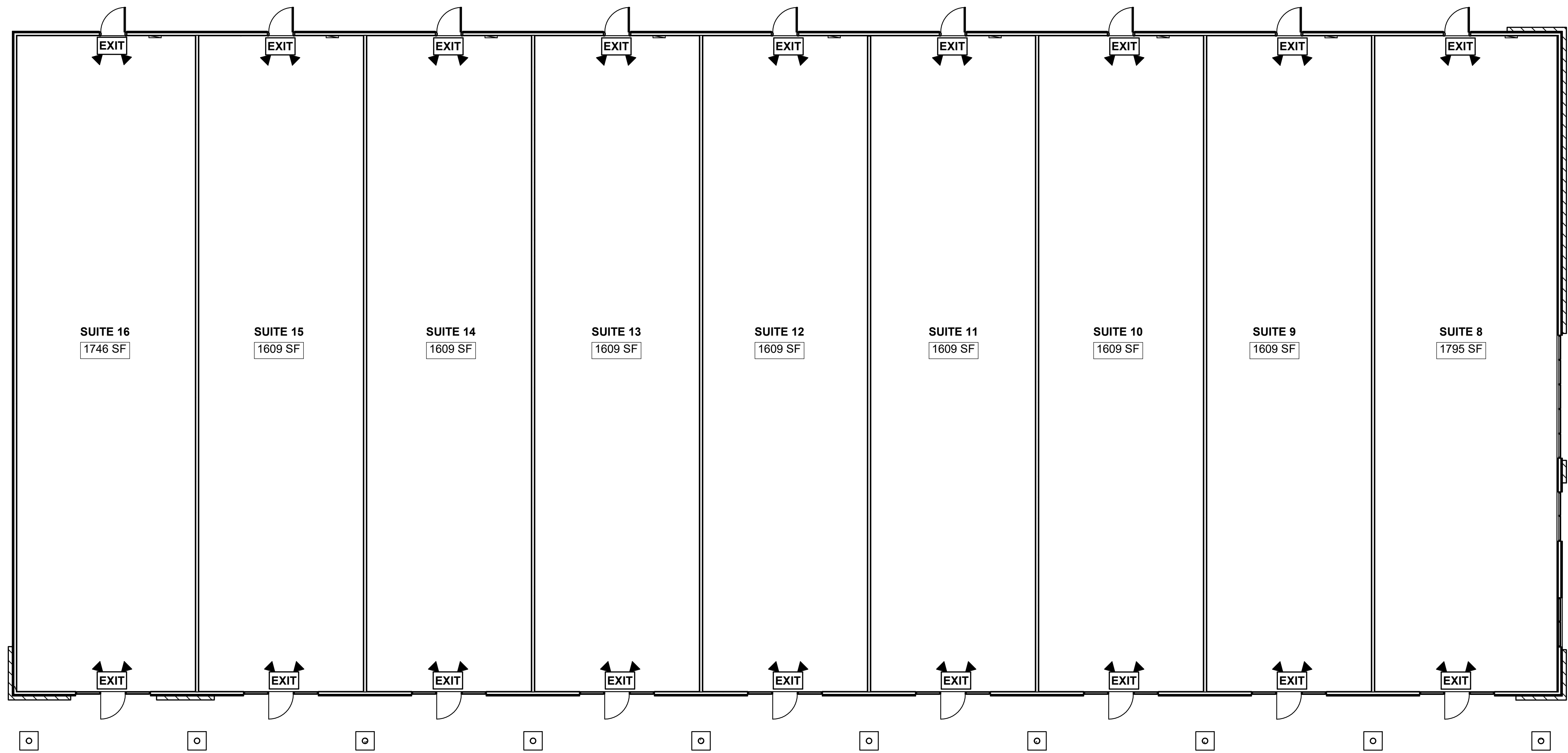
Revision Schedule		
No.	Date	By

DATE	ISSUE DATE
DRAWN:	JTC
CHECKED	MCB

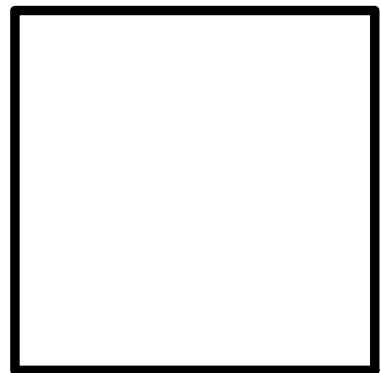
JOB NO.  
**0623-2022**

SHEET NO.  
**A103**





**1** **LIFE SAFETY PLAN B**  
1/8" = 1'-0"



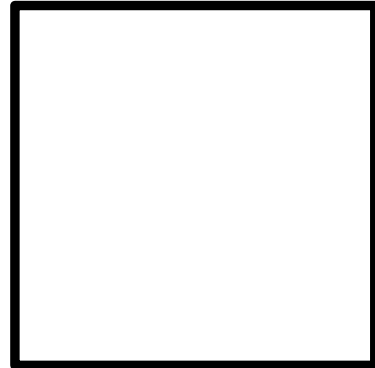
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No.	Date	By

DATE	ISSUE DATE
DRAWN: JTC	
CHECKED MCB	

JOB NO.
0623-2022

SHEET NO.
A104

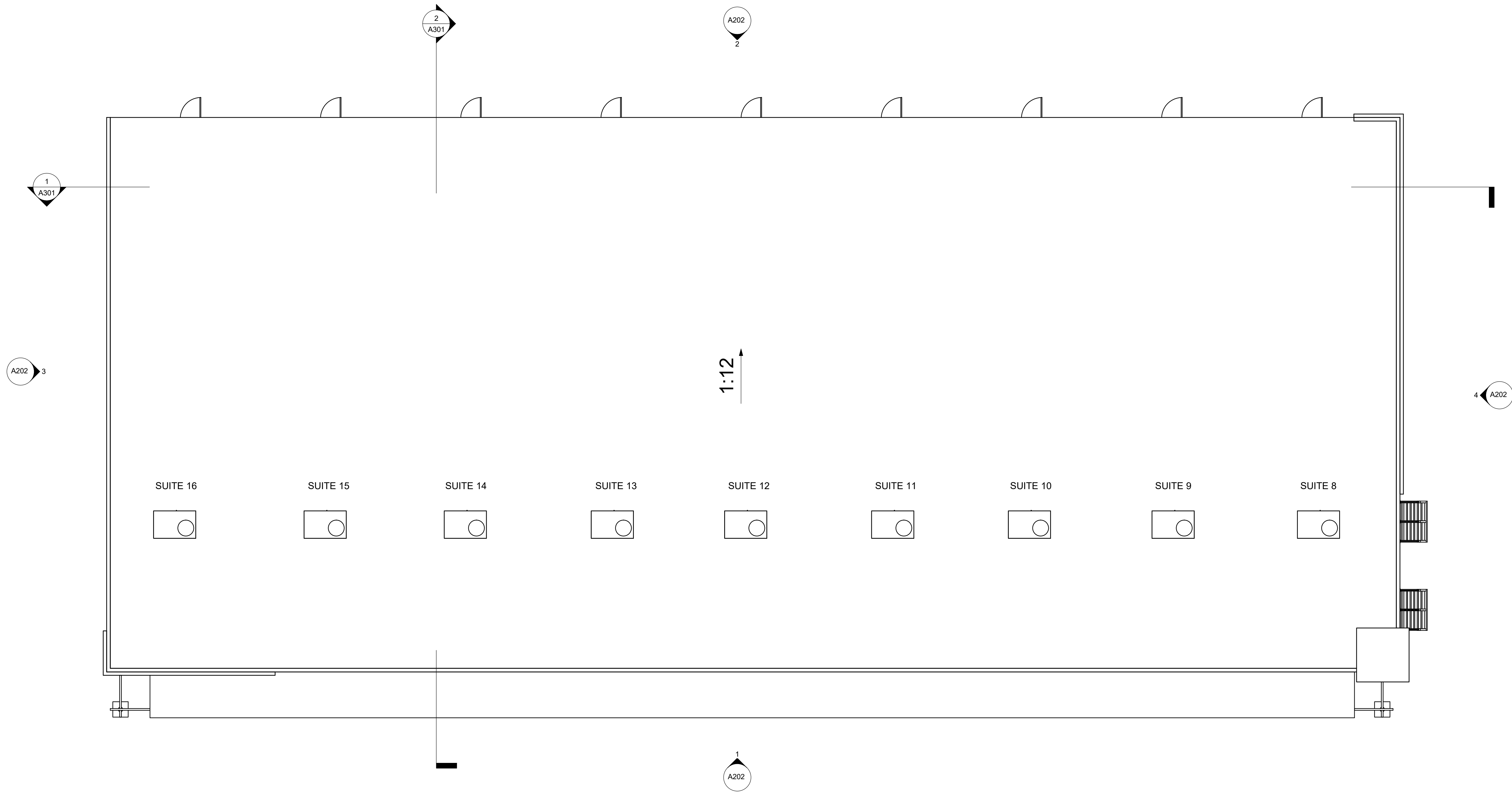




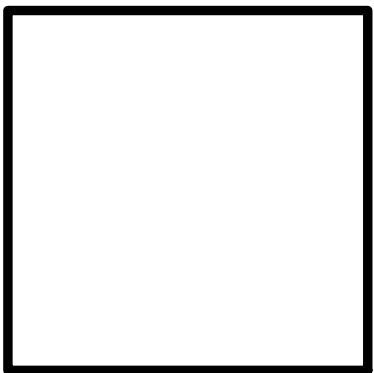
DATE	ISSUE DATE
DRAWN:	JTC
CHECKED	MCB

SHEET NO.

A105



**1** **ROOF PLAN B**  
1/8" = 1'-0"

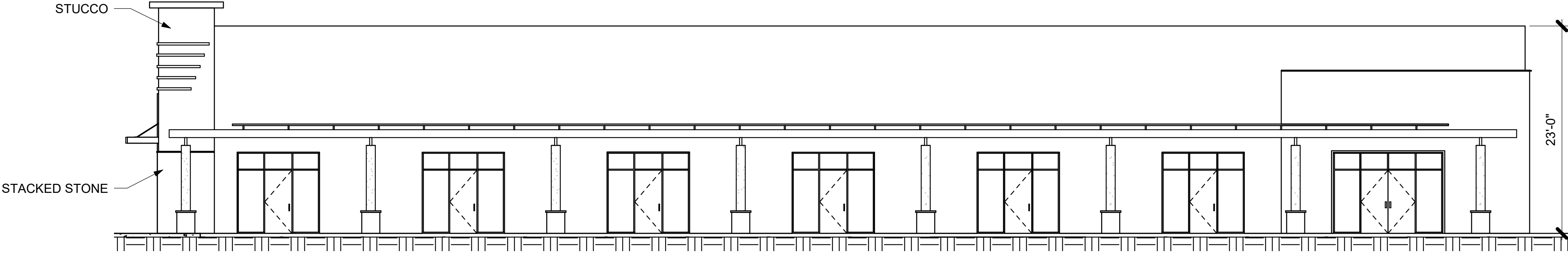


Revision Schedule		
No.	Date	By

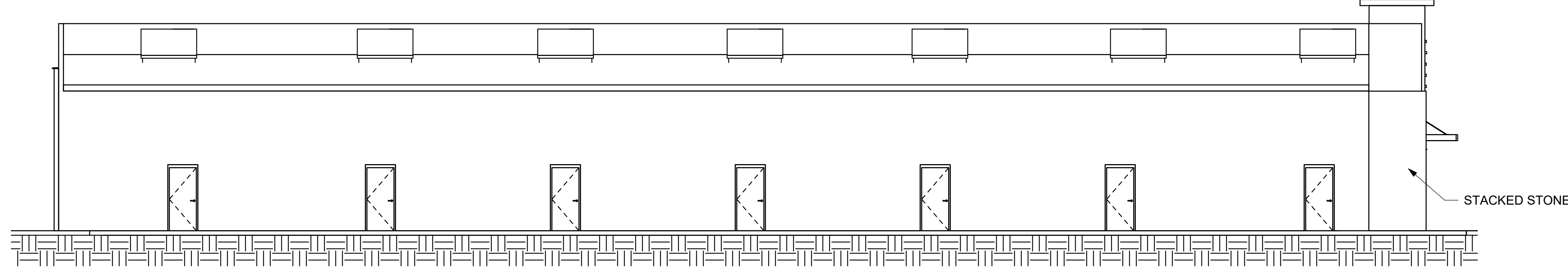
DATE	ISSUE DATE
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CHECKED MCB	

JOB NO.
0623-2022

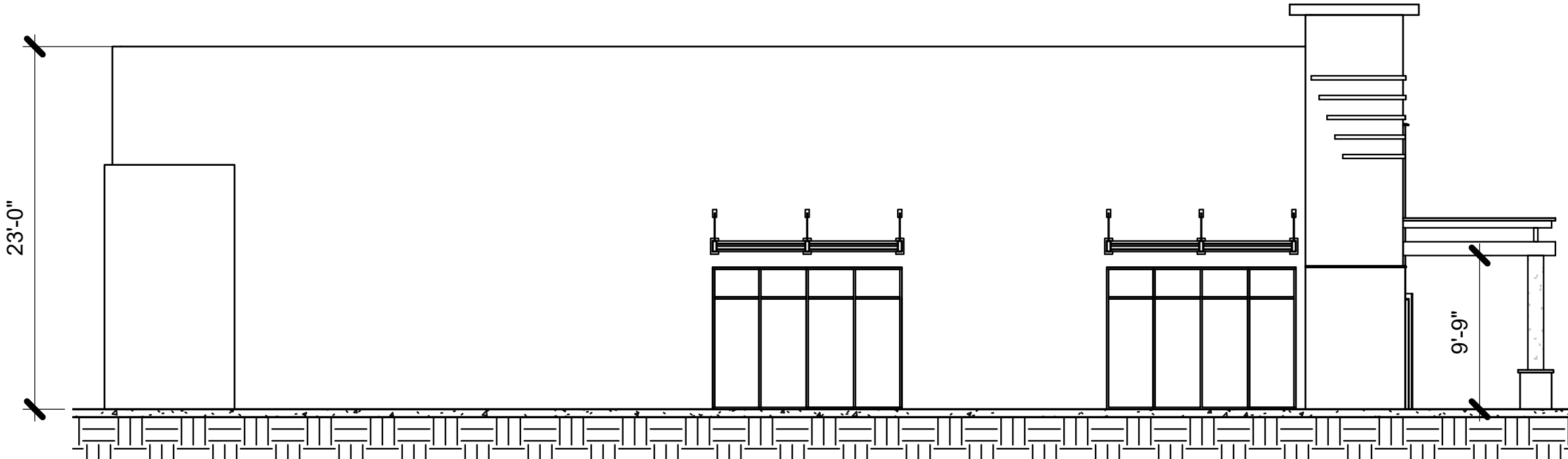
SHEET NO.
A106



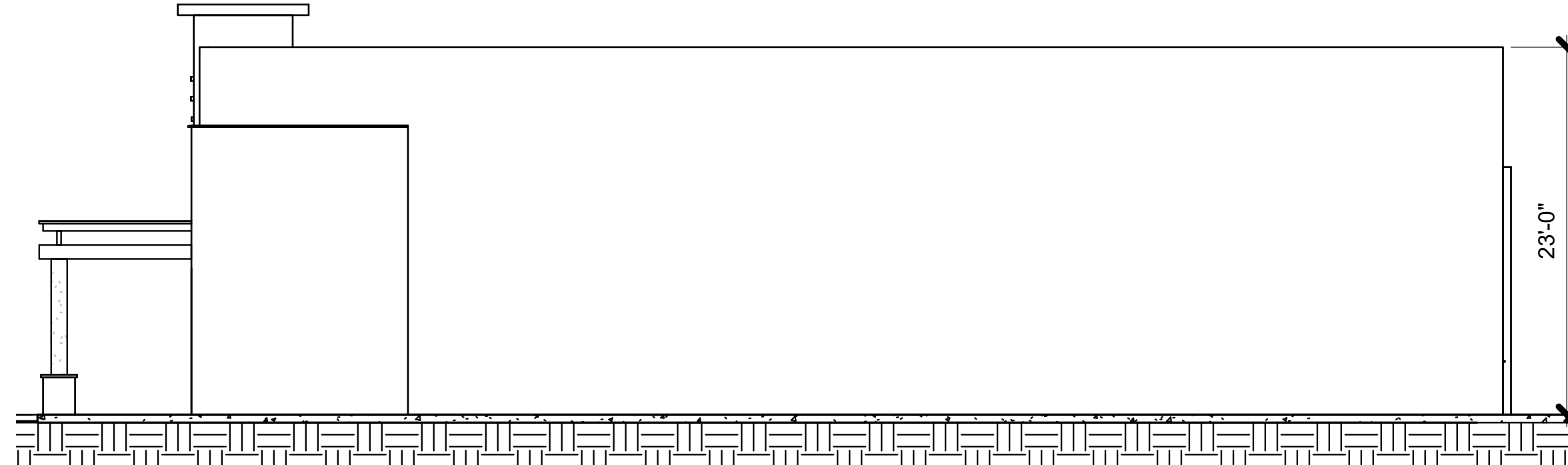
1 **A FRONT**  
1/8" = 1'-0"



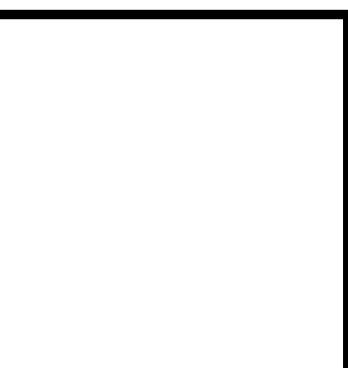
2 **A REAR**  
1/8" = 1'-0"



3 **A LEFT**  
1/8" = 1'-0"



4 **A RIGHT**  
1/8" = 1'-0"



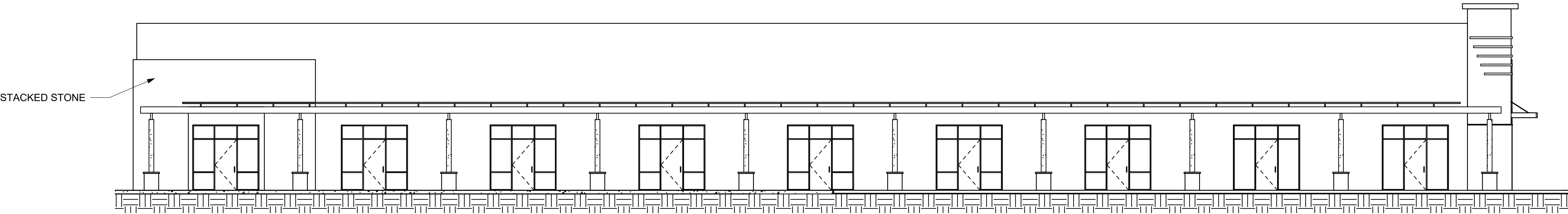
Revision Schedule		
No.	Date	By

DATE	ISSUE DATE
DRAWN: JTC	
CHECKED MCB	

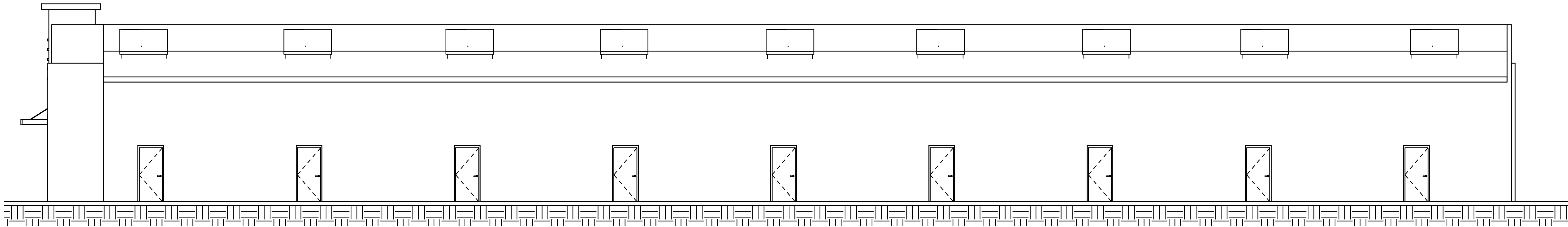
JOB NO.
0623-2022

SHEET NO.
A200

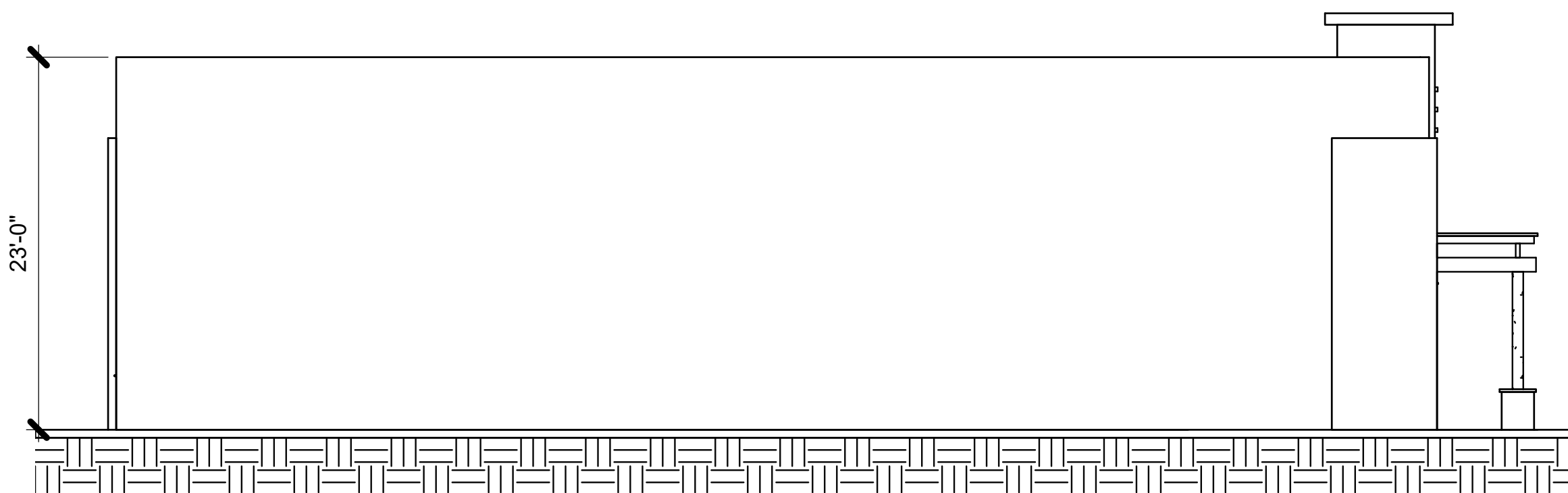




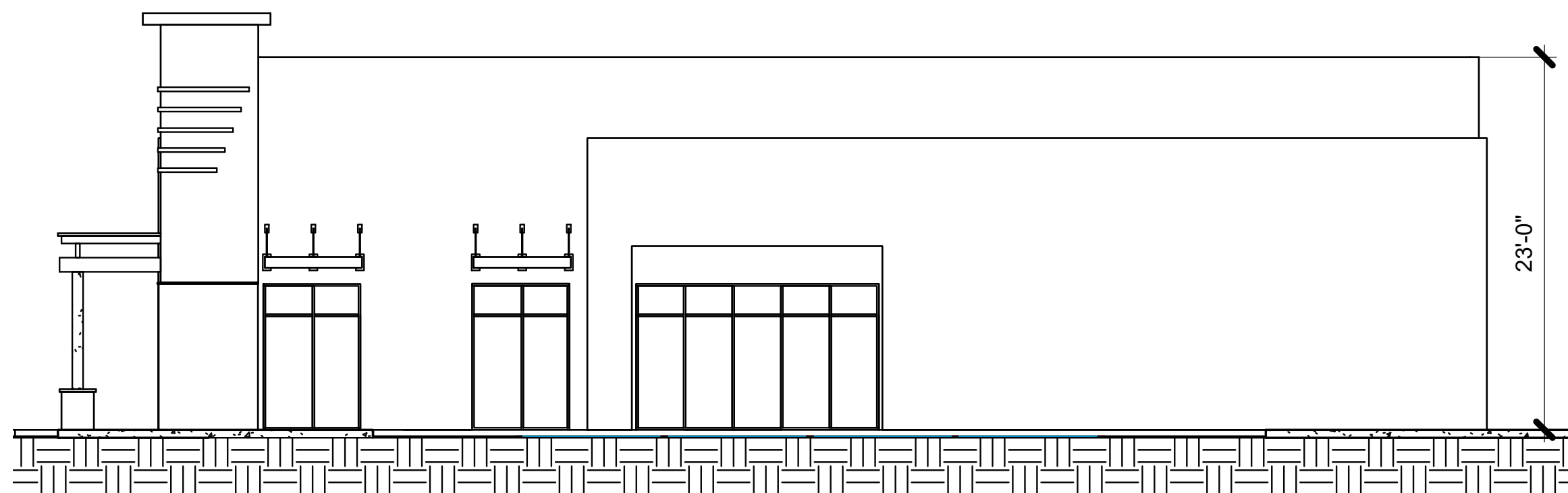
1 **B FRONT**  
1/8" = 1'-0"



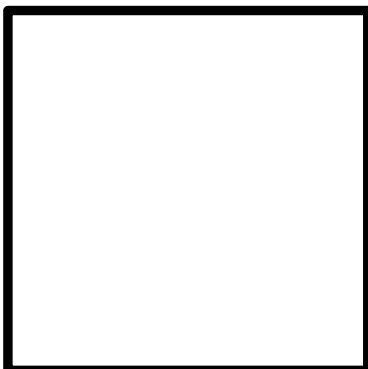
2 **B REAR**  
1/8" = 1'-0"



3 **B LEFT**  
1/8" = 1'-0"



4 **B RIGHT**  
1/8" = 1'-0"

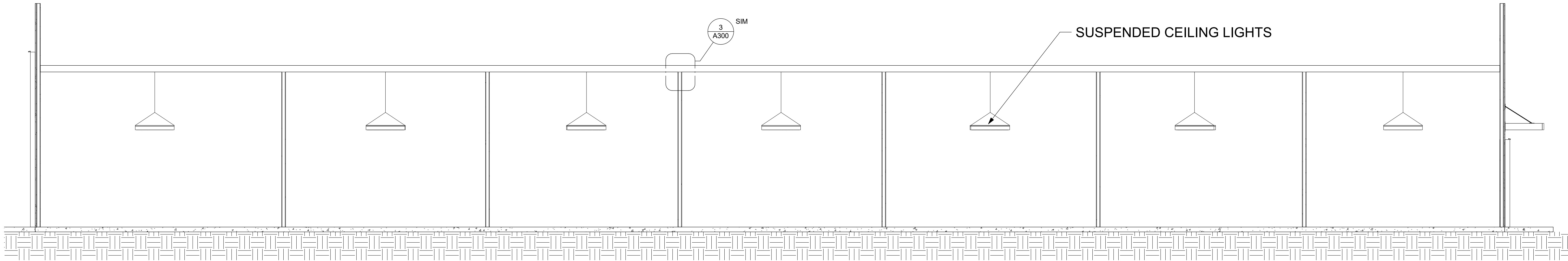


Revision Schedule		
No.	Date	By

DATE	ISSUE DATE
DRAWN: JTC	
CHECKED MCB	

JOB NO.
0623-2022

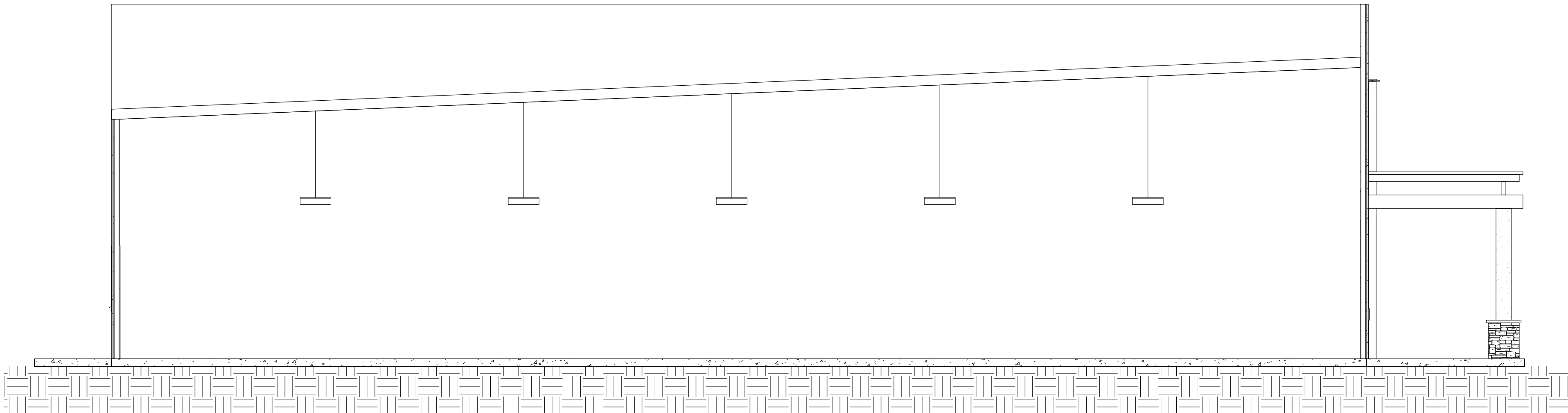
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A202



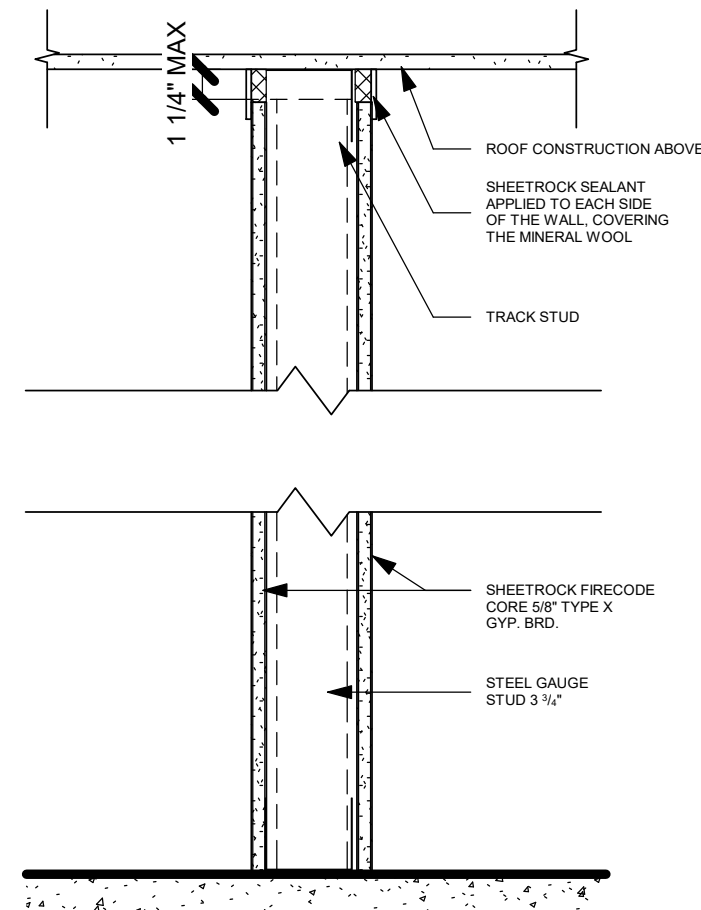
SUSPENDED CEILING LIGHTS

3  
A300  
SIM

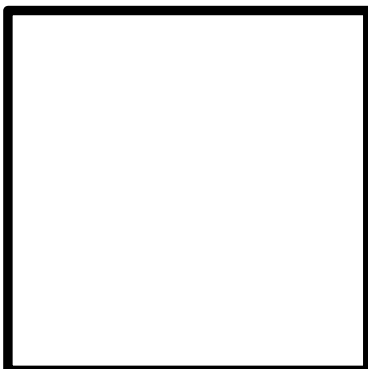
1 **Section 1**  
3/16" = 1'-0"



2 **Section 2**  
3/16" = 1'-0"



3 **1-HR. FIRE WALL (UL U303)**  
1 1/2" = 1'-0"

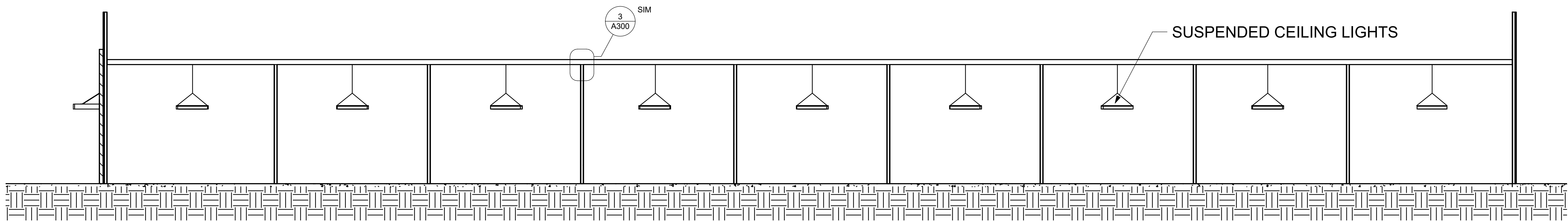


Revision Schedule		
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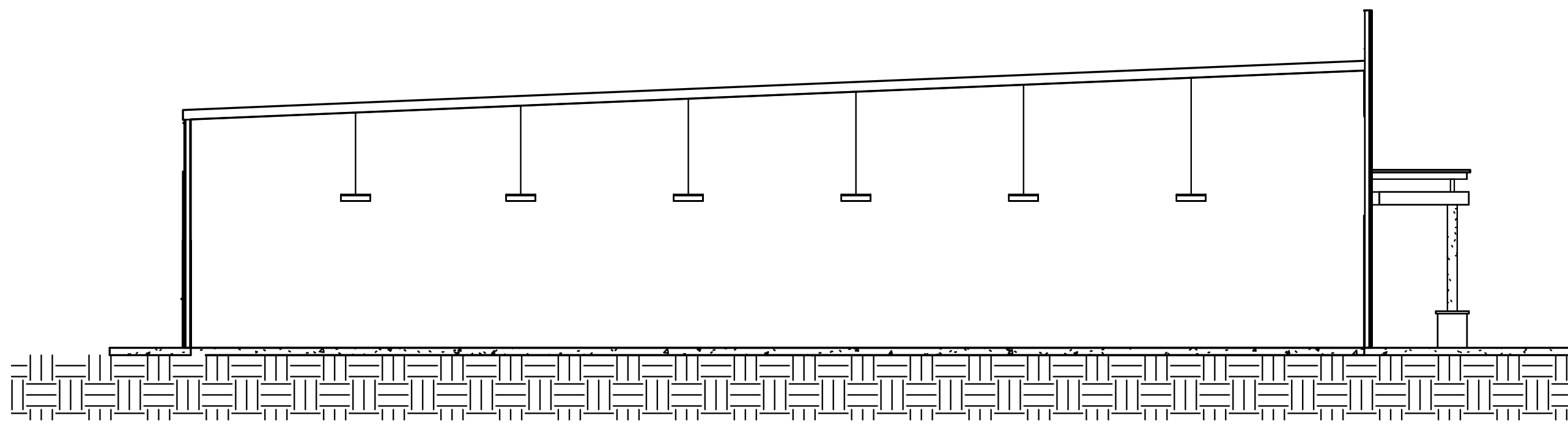
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JOB NO.  
0623-2022

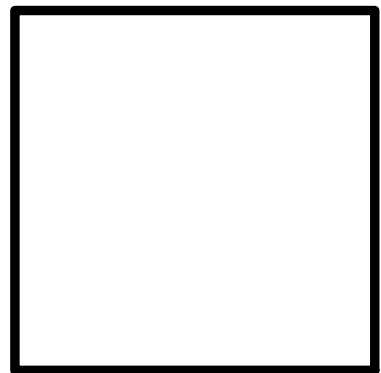
SHEET NO.  
A300



**1** **Section 3**  
1/8" = 1'-0"



**2** **Section 4**  
1/8" = 1'-0"



Revision Schedule		
No.	Date	By

DATE	ISSUE DATE
DRAWN: JTC	
CHECKED MCB	

JOB NO.
0623-2022

SHEET NO.
A301





SPECIFICATIONS:

- SCOPE:
    - FURNISH ALL LABOR, MATERIAL, EQUIPMENT AND TOOLS REQUIRED TO COMPLETE INSTALLATION OF THE ELECTRICAL SYSTEM INCLUDING BUT NOT LIMITED TO WIRING, BOXES, LIGHTING FIXTURES, PANELS, SWITCHES, RECEPTACLES, DEVICES, FEEDERS, DISCONNECTS, STARTERS, FITTINGS AND ALL OTHER WORK INDICATED ON THE DRAWINGS OR AS SPECIFIED HEREIN.
    - OBTAIN ALL PERMITS, INSPECTIONS AND APPROVALS AS REQUIRED BY THE LOCAL AUTHORITIES HAVING JURISDICTION AND DELIVER APPROVAL CERTIFICATE TO THE GENERAL CONTRACTOR. ALL ASSOCIATED FEES SHALL BE PAID BY THE CONTRACTOR.
    - DO NOT SCALE THESE DRAWINGS. REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATION OF ALL EQUIPMENT AND CONFORM W/ OWNER'S REPRESENTATIVE. THE CONTRACTOR IS RESPONSIBLE FOR THE SYSTEM TO BE IN COMPLETE PROPER WORKING ORDER. THIS CONTRACTOR SHALL CO-ORDINATE HIS WORK WITH OTHER TRADES TO AVOID INTERFERENCES AND DELAYS IN CONSTRUCTION.
    - CONTRACTOR SHALL COMPLY WITH CURRENT OSHA REQUIREMENTS.
    - ALL MATERIALS AND EQUIPMENT OF THE ELECTRICAL SYSTEM NECESSARY FOR ITS PROPER OPERATION BUT NOT SPECIFICALLY MENTIONED OR SHOWN ON THE DRAWINGS BUT REASONABLY IMPLIED, SHALL BE FURNISHED AND INSTALLED WITHOUT ADDITIONAL CHARGE.
    - THE CONTRACTOR SHALL FULFILL ALL REQUIREMENTS OF THE CONTRACT DOCUMENTS AND SHALL COMPLETE THE IMPROVEMENTS SHOWN ON THE DRAWINGS AND INDICATED IN THE GENERAL NOTES. ALL SYSTEMS SHALL BE FINISHED AND PROVEN TO BE OPERATIONAL AND USABLE.
    - THE ELECTRICAL CONTRACTOR FURNISH AND INSTALL THE NECESSARY TEMPORARY POWER FOR ALL TRADES INVOLVED IN THE PROJECT ALL SYSTEMS SHALL BE FINISHED AND PROVEN TO BE OPERATIONAL AND USABLE.
    - WORK SHALL BE INSTALLED IN ACCORDANCE WITH THE 2018 NATIONAL ELECTRICAL CODE AND STATE OF GEORGIA LATEST AMENDMENTS.
  - SUBMITTALS AND SUBSTITUTION:
    - WITHIN 30 DAYS AFTER AWARD OF THE CONTRACT THE CONTRACTOR SHALL SUBMIT FOR APPROVAL A COMPLETE LIST OF EQUIPMENT AND MATERIALS PROPOSED FOR THIS PROJECT. ANY EQUIPMENT OR MATERIALS NOT SUBMITTED WITHIN THIS PERIOD SHALL BE INSTALLED AS SPECIFIED.
    - SUBMIT FOR THE ENGINEERS REVIEW 5 COPIES OF INFORMATION ON ALL DEVICES AND WIRING COMPONENTS INTENDED TO BE PROVIDED THIS INCLUDES PANELS, WIRING DEVICES, CONDUIT BOXES, WIRE AND SYSTEM DEVICES.
    - PRODUCTS SUBSTITUTION MAY BE PROPOSED BY THE CONTRACTOR WITHIN 30 DAYS FOR ANY EQUIPMENT SPECIFIED. SUFFICIENT DETAILED INFORMATION IS TO BE FURNISHED IN ORDER FOR ANY SUBSTITUTION TO BE EVALUATED.
  - COORDINATION:
    - COORDINATE ALL WORK WITH OTHER TRADES INVOLVED IN THIS PROJECT. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE ACTUAL LOCATION OF EQUIPMENT, DUCTWORK, PIPING, ETC., AND COORDINATE HIS INSTALLATION ACCORDINGLY.
    - VERIFY ALL EQUIPMENT LOCATIONS, HORSEPOWER, VOLTAGE, PHASE & ETC. BEFORE ROUTING CONDUIT AND WIRE TO THE EQUIPMENT. NOTIFY THE ENGINEER OF ALL DISCREPANCIES.
    - ALL MATERIAL SHALL FIT THE SPACE AVAILABLE. VERIFY DIMENSIONS AND CLEARANCES AT BUILDING BEFORE COMMENCING WORK.
  - UTILITIES:
    - CONTRACTOR SHALL COORDINATE THE INSTALLATION OF THE POWER AND TELEPHONE SYSTEMS WITH THE UTILITIES PROVIDING EACH SERVICE. AND PAY FOR ALL METERING, CURRENT TRANSFORMERS, POWER TRANSFORMERS, PAD LOCATION, AND/OR OVERHEAD SERVICE WITH THE POWER CO.
    - STUB OUT THE TELEPHONE SERVICE AT THE ROADWAY AS DIRECTED BY THE TELEPHONE CO.
    - ALL CONDUIT TERMINATIONS AT THE PROPERTY LINE SHALL BE MARKED WITH AN IRON STAKE DRIVEN FLUSH WITH THE FINISHED GRADE.
  - CONDUIT:
    - ALL WIRING SHALL BE ROUTED IN CONDUIT EXCEPT LOW VOLTAGE WIRING UNLESS NOTED OTHERWISE.
    - CONDUIT ON THE INTERIOR OF THE BUILDING SHALL BE ANODIZED OR SHERARDIZED ELECTRICAL METALLIC TUBING. ALL E.M.T. FITTINGS SHALL BE COMPRESSION TYPE. NO SET SCREW FITTINGS WILL BE PERMITTED.
    - RIGID STEEL CONDUIT SHALL BE ROUTED IN ALL AREAS EXPOSED TO THE WEATHER. STEEL CONDUIT FITTINGS SHALL BE THREADED. ALL BUSHINGS TO HAVE BAKELITE INSERTS.
    - ALL POLYVINYL CHLORIDE CONDUIT SHALL BE SCHEDULE 80. ALL UNDERGROUND CONDUITS TO HAVE STEEL LONG RADIUS ELBOWS.
    - ALL CONDUITS TO BE SUPPORTED PER NEC REQUIREMENTS.
  - CONDUCTORS:
    - ALL CONDUCTORS SHALL BE COPPER, 98% CONDUCTIVITY, STRANDED, WITH 600 VOLT NEC TYPE THHN INSULATION OF 45 MIL THICKNESS MINIMUM.
    - WIRING #12 & #10 SHALL BE MADE UP USING WIRE CONNECTORS, T&B SCOTCHLOK OR IDEAL WITH INTERNAL SPRINGS.
    - WIRING #8 AND LARGER SHALL BE MADE UP WITH CONNECTORS, T&B OR O.Z.
    - A PULLING COMPOUND APPROVED FOR USE WITH PLASTIC INSULATION SHALL BE USED AT ALL TIMES.
    - METAL CLAD CABLE WITH LENGTHS NOT TO EXCEED 20' MAY BE USED AS PERMITTED BY LOCAL CODES.
    - COMPLETE ELECTRICAL SYSTEMS SHALL BE PROVIDED AS SHOWN ON THE DRAWINGS AND/OR AS SPECIFIED HEREIN.
    - ALL SYSTEMS SHALL HAVE A GROUND CONDUCTOR.
  - OUTLET BOXES:
    - ALL DEVICES AND LIGHTING FIXTURES TO HAVE AN OUTLET BOX. LEAVE AN 8" PITGAIL FOR CONNECTION OF DEVICES.
    - BOXES AND COVERS SHALL BE GALVANIZED STEEL, NOT LESS THAN 1/16" THICK AND IN EVERY INSTANCE OF SUCH FORM AND DIMENSIONS AS TO BE ADAPTED TO ITS SPECIFIC USAGE.
    - CEILING OUTLET BOXES SHALL BE 1 1/2" OR 2 1/2" DEEP, 4" OCTAGONAL.
    - WALL OUTLET BOXES FOR TOGGLE SWITCHES AND CONVENIENCE OUTLETS SHALL BE 1 1/2" OR 2 1/2" DEEP, 4" OCTAGONAL.
    - OUTLET BOXES IN EXPOSED CONDUIT SHALL BE CAST FERROUS ALLOY, GALVANIZED.
    - INSTALL ALL OUTLET BOXES WITHIN 1/8" OF WALL SURFACE.
  - WIRING DEVICES:
    - ALL DEVICES SHALL BE AS MANUFACTURED BY GENERAL ELECTRIC, PASS & SEYMOUR, ARROW-HART OR HUBBELL.
    - WIRING DEVICES SHALL CONFORM WITH APPLICABLE SECTIONS OF NEMA STANDARD WD-1.
      - DEVICE COVER PLATES
        - ALL DEVICE COVER PLATES SHALL BE NYLON OF COLOR AS SELECTED BY OWNER.
      - COORDINATE DEVICE COVER PLATES TO AWARE THAT ALL ARE OF THE SAME COLOR. ALL VOLTS SHALL HAVE A COVER PLATE.
    - WALL SWITCHES
      - WALL SWITCHES SHALL BE FLUSH TYPE, 20 AMPERES, 120/277 VOLTS, IVORY COLOR, SPECIFICATION GRADE, DESIGNED FOR QUIET OPERATION, WITH A GROUNDING TERMINAL.
    - SINGLE POLE WALL SWITCHES SHALL BE EQUAL TO ARROW-HART #1991.
    - THREE-WAY AND OTHER CONFIGURATION OF SWITCHES SHALL BE OF SAME QUALITY AND MANUFACTURES SERIES AS SINGLE POLE SWITCHES.
  - WALL RECEPTACLES
    - DUPLEX RECEPTACLES SHALL BE SPECIFICATION GRADE, NEMA 5-15R CONFIGURATION, BACK & SIDE WIRED, WITH GROUNDING TERMINAL SCREW.
    - DUPLEX RECEPTACLES SHALL BE EQUAL TO ARROW-HART #6282.
    - ALL FLUSH MTD. PANEL BOARDS TO HAVE 4-3/4" CONDUITS STUBBED INTO CEILING SPACE.
    - ALL CONFIGURATION OF RECEPTACLES SHALL BE OF SAME QUALITY AND MANUFACTURES SERIES AS DUPLEX RECEPTACLES.
- BRANCH CIRCUIT PANEL BOARDS:
  - PANEL BOARDS SHALL BE SIEMENS, GENERAL ELECTRIC, WESTINGHOUSE OR CUTLER HAMMER.
  - BRANCH CIRCUIT PAPERBOARDS SHALL BE FACTORY ASSEMBLED WITH CIRCUIT BREAKERS AND SPACES AS SCHEDULED ON THE DRAWINGS.
  - LABEL PANEL AS PER ARTICLE 408.4 OF THE 2018 NEC.
    - PANEL BOARDS
      - PANEL BOARDS SHALL BE SINGLE OR THREE PHASE, TYPE NLB FOR 208Y/120V SERVICE, OR NHAB FOR 480Y/277V SERVICE.
      - PANEL MAINS SHALL BE COPPER OF VOLTAGE AND AMPERAGE SCHEDULED ON THE DRAWINGS.
      - CIRCUIT BREAKERS SHALL BE QUICK LAG TYPE, BOLT-ON OF QUANTITY, VOLTAGE AND TRIP RATINGS SCHEDULED.
      - MULTI-POLE BREAKERS SHALL BE SINGLE HANDLE, INTERNAL COMMON TRIP.
      - ALL GROUND BUSES SHALL BE COPPER, BRAZED TO THE PANEL CAN.
      - ALL FLUSH MTD. PANEL BOARDS TO HAVE 4-3/4" CONDUITS STUBBED INTO CEILING SPACE.
      - A TYPEWRITTEN CARD INDICATING THE LOADS CONTROLLED BU EACH BREAKER SHALL BE PROVIDED IN EACH CABINET. LABEL SPARES & SPACES IN PENCIL.
- DISCONNECT SWITCHES:
  - DISCONNECT SWITCHES SHALL BE SIEMENS, GENERAL ELECTRIC, WESTINGHOUSE OR CUTLER HAMMER.
  - DISCONNECT SWITCHES SHALL BE HEAVY DUTY, FUSIBLE OR NON FUSIBLE AS INDICATED ON THE DRAWINGS. THEY SHALL BE OF AMPERE RATING AND NUMBER OF POLES AS NOTED AND OF VOLTAGE RATING AS REQUIRED FOR THE VOLTAGE OF THE CIRCUIT IN WHICH USED.
- INDIVIDUALLY ENCLOSED CIRCUIT BREAKERS:
  - INSTALLATION
    - CIRCUIT BREAKERS SHALL BE MOLDED CASE OF VOLTAGE RATING, FRAME SIZE, NUMBER OF POLES AND AMPERE RATING AS NOTED ON THE DRAWINGS.
    - CIRCUIT BREAKERS AND DISCONNECT SWITCHES SHALL BE INSTALLED ON WALLS, POWER BACKBOARDS, PLENUMS, ETC. AS INDICATED ON THE DRAWINGS.
    - DISCONNECTS & OTHER DEVICES AT ROOF TOP EQUIPMENT SHALL BE MOUNTED ON 1" MARINE GRADE PLYWOOD, PAINTED WITH TWO COATS OF PRIMER & E COATS OF GRAY PAINT. MOUNT PLYWOOD ON TWO ANGLE IRON SUPPORTS MOUNTED IN PITCH POCKETS.
- LIGHT FIXTURES:
  - VERIFY ALL CEILING TYPES FOR RECESSED FIXTURES BEFORE ORDERING FIXTURES.
  - LOCATION OF ALL LIGHTING FIXTURES ON THE ELECTRICAL DRAWINGS ARE APPROXIMATE, REFER TO ARCHITECTURAL REFLECTED CEILING PLAN FOR EXACT LOCATION.
  - LIGHTING FIXTURES INSTALLED IN EXPOSED T BAR CEILINGS SHALL HAVE TWO 300 POUND SAFETY CHAINS TO SUPPORT FIXTURE IN THE EVENT OF CEILING FAILURES.
  - SURFACE MTD. LIGHTING FIXTURES INSTALLED ON EXPOSED T BAR CEILINGS SHALL USE PATENTED GRID CLIPS ON THE T BARS TO SUPPORT THE FIXTURES AND SHALL BE INSTALLED WITH 1/2" SPACER BETWEEN FIXTURE & CEILING.
  - RECESSED OR SURFACE LIGHTING FIXTURES INSTALLED IN OR ON PLASTER CEILINGS SHALL BE SUPPORTED FROM PIECES OF SUPPORT CHANNEL SPANNING ACROSS THE MAIN SUPPORT CHANNELS AND NOT DEPENDON THE METAL LATH FOR SUPPORT.
  - ALL RECESSED FIXTURES IN SUSPENDED CEILING AREAS SHALL BE INSTALLED USING FLEXIBLE CONDUIT AND #14 WIRE. THE FLEXIBLE CONDUIT SHALL BE CONNECTED TO THE FIXTURE AND THE COVER OF THE OUTLET BOX. DO NOT USE 'DAISY CHAIN' METHOD OF THE SUITABILITY FOR SUCH USE.
  - RECESSED INCANDESCENT FIXTURES SHALL BE EQUIPPED WITH THERMAL PROTECTION AND SHALL BEAR THE UL LABEL INDICATING THE SUITABILITY FOR SUCH USE.
  - LENS MATERIAL FOR RECESSED FIXTURES SHALL BE 1/2" ACRYLIC THICK WITH A SQUARE PRISM PATTERN SIMILAR TO KSH-12.
  - LAMP
    - FLUORESCENT LAMPS SHALL BE ENERGY SAVINGS, COOL WHITE, T-8 SERIES OF WATTAGE INDICATED ON THE PLANS.
    - INCANDESCENT LAMPS SHALL BE OF THE WATTAGE INDICATED ON THE PLANS RATED AT 130V.
- FIRE ALARM
  - REFERENCE ARCHITECTURAL DOCUMENTS FOR ADDITIONAL INFORMATION ON DEVICE LOCATIONS.

NOTE:  
SERVICE OUTLETS HEATING, AIR CONDITIONING, AND REFRIGERATION EQUIPMENT SHALL HAVE GROUND-FAULT CIRCUIT INTERRUPTER PROTECTION.

NOTE:  
ALL 150-VOLTS TO GROUND OR LESS, AND SINGLE PHASE, 50 AMPS OR LESS RECEPTACLES INSTALLED OUTDOOR, BATHROOMS, KITCHENS, OR ROOFTOP AREAS SHALL HAVE GROUND-FAULT CIRCUIT INTERRUPTER PROTECTION.

NOTE:  
CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION OF BREAKERS AND WIRE CONNECTIONS. IF ANY DISCREPANCIES ARE FOUND, CONTRACTOR SHALL NOTIFY TO ENGINEER PRIOR TO WORK.

Revision Schedule		
No.	Date	By

DATE	ISSUE DATE
DRAWN:	CLC
CHECKED:	MCB

JOB NO.  
0623-2022

SHEET NO.

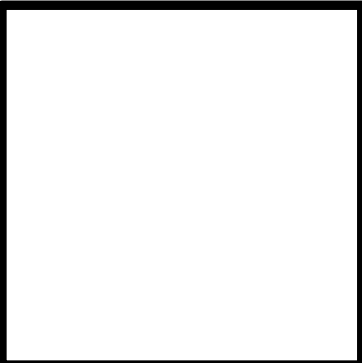
E1

TYPE	NQOB	TYP. PANEL BOARD "A"							AIC	25000	MIN	
MAINS	200								VOLTAGE	120	208	
MOUNING	FLUSH								PH/WIRE	3	4	
# OF SLOTS	42											
CRKT. #	TO SERV.	DEMAND KVA	LOAD KVA	CRKT. BRKR. TRIP POLES	PHASE LOAD			CRKT. BRKR. TRIP POLES	DEMAND KVA	LOAD KVA	TO SERV.	CRKT. #
1	Lighting	0.13	0.1	15/1	0.1				0.00			2
3		0.00				0.0			0.00			4
5		0.00					0.0		0.00			6
7		0.00			0.0				0.00			8
9		0.00				0.0			0.00			10
11		0.00					0.0		0.00			12
13		0.00			0.0				0.00			14
15		0.00				0.0			0.00			16
17		0.00					0.0		0.00			18
19		0.00			0.0				0.00			20
21		0.00				0.0			0.00			22
23		0.00					0.0		0.00			24
25		0.00			0.0				0.00			26
27		0.00				0.0			0.00			28
29		0.00					0.0		0.00			30
31		0.00			0.0				0.00			32
33		0.00				0.0			0.00			34
35		0.00					0.0		0.00			36
37	Outlet HVAC	1.92	2.4	20/1	2.4				0.00			38
39	RTU	2.38	3.4	50/1		3.4			0.00			40
41		2.38	3.4			3.4						42
LEFT TOTAL		6.805	9.3		2.5	3.4	3.4		0	0.0	RIGHT TOTAL	
CONNECTED LOAD			9.3	KVA	1000	1.732	208		=		25.81 AMP	
DEMAND LOAD			6.8	KVA	1000	1.732	208		=		18.89 AMP	

TYP. PANEL BOARD A - TO BE USED FOR: SUITES 1,2,3,4,5,6,9,10,11,12,13,14,15

TYPE	NQOB	TYP. PANEL BOARD "B"							AIC	25000	MIN	
MAINS	400								VOLTAGE	120	208	
MOUNING	FLUSH								PH/WIRE	3	4	
# OF SLOTS	42											
CRKT. #	TO SERV.	DEMAND	LOAD	CRKT. BRKR.	PHASE LOAD			CRKT. BRKR.	DEMAND	LOAD	TO SERV.	CRKT. #
		KVA	KVA	TRIP POLES	A	B	C	TRIP POLES	KVA	KVA		
1	Lighting	0.13	0.1	15/1	0.1				0.00			2
3		0.00				0.0			0.00			4
5		0.00						0.0	0.00			6
7		0.00			0.0				0.00			8
9		0.00				0.0			0.00			10
11		0.00					0.0		0.00			12
13		0.00			0.0				0.00			14
15		0.00				0.0			0.00			16
17		0.00					0.0		0.00			18
19		0.00			0.0			0.0	0.00			20
21		0.00				0.0			0.00			22
23		0.00					0.0		0.00			24
25		0.00			0.0				0.00			26
27		0.00				0.0			0.00			28
29		0.00					0.0		0.00			30
31		0.00			0.0				0.00			32
33		0.00				0.0			0.00			34
35		0.00					0.0		0.00			36
37	Outlet HVAC	1.92	2.4	20/1	2.4				0.00			38
39	RTU	3.08	4.4	60/1		4.4			0.00			40
41		3.08	4.4			4.4						42
LEFT TOTAL		8.205	11.3		2.5	4.4	4.4		0	0.0	RIGHT TOTAL	
CONNECTED LOAD			11.3	KVA	1000	1.732	208		=		31.37 AMP	
DEMAND LOAD			8.2	KVA	1000	1.732	208		=		22.78 AMP	

TYP. PANEL BOARD B - TO BE USED FOR: SUITES 7,8,16



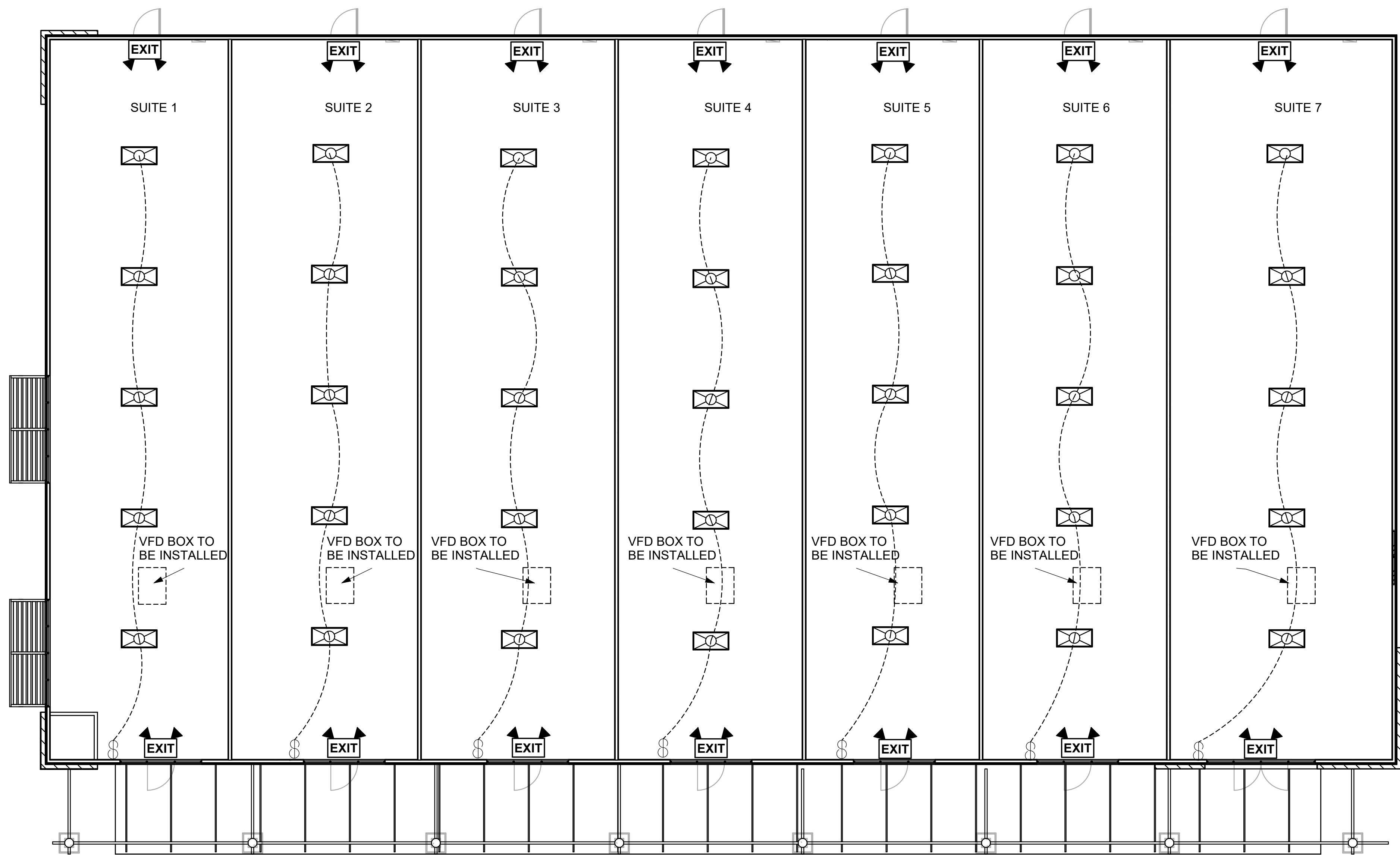
Revision Schedule		
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0623-2022

SHEET NO.
E2





**1** **CEILING PLAN A**  
1/8" = 1'-0"

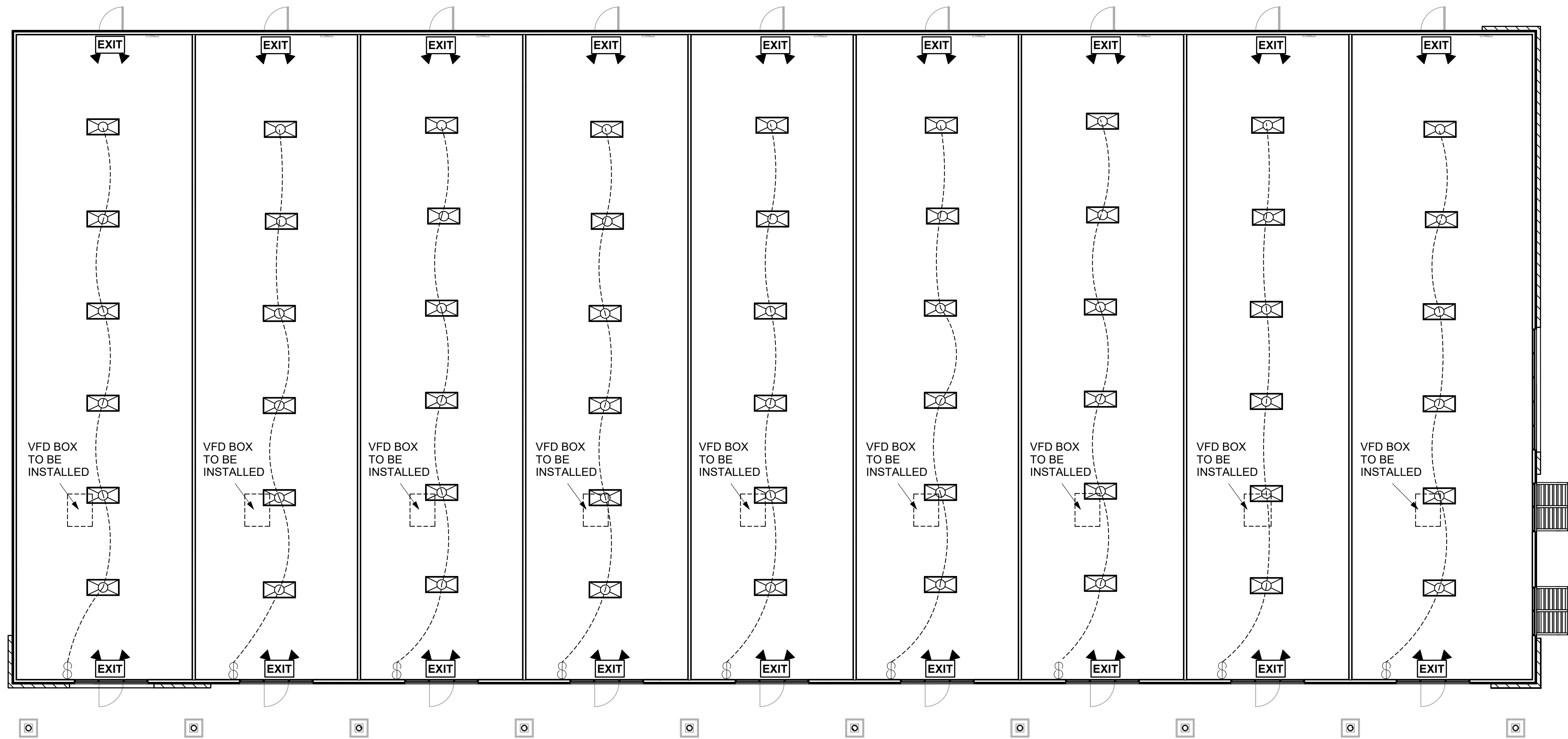
Revision Schedule		
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SHEET NO.
E3





**1** **CEILING PLAN B**  
1/8" = 1'-0"

Revision Schedule		
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E4

HVAC GENERAL NOTE

1. ALL MECHANICAL EQUIPMENT AND INSTALLATIONS SHALL CONFORM WITH THE REQUIREMENTS OF THE STANDARD MECHANICAL CODE, THE STANDARD BUILDING CODE, THE STATE ENERGY CODE, NFPA 90A, 101, AND ALL APPLICABLE CODES AND ORDINANCES.
2. DO NOT SCALE THESE DRAWINGS. REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATION OF ALL EQUIPMENT AND CONFORM W/ OWNER'S REPRESENTATIVE. THE CONTRACTOR IS RESPONSIBLE FOR THE SYSTEM TO BE IN COMPLETE PROPER WORKING ORDER. THIS CONTRACTOR SHALL CO-ORDINATE HIS WORK WITH OTHER TRADES TO AVOID INTERFERENCES AND DELAYS IN CONSTRUCTION.
3. PRIOR TO PURCHASING ANY MATERIALS OR STARTING ANY WORK, CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONDITIONS, DUCTWORK SIZES AND LOCATIONS, EQUIPMENT, ETC. SHOWN ON THE DRAWINGS OR AFFECTING THIS WORK AND SHALL REPORT ANY DEVIATIONS TO THE ARCHITECT.
4. SHOP DRAWINGS SHALL BE SUBMITTED TO AND APPROVED BY THE ARCHITECT PRIOR TO ORDERING, PURCHASING, OR FABRICATING ANY MECHANICAL EQUIPMENT. SHOP DRAWINGS SHALL INCLUDE: ALL NEW EQUIPMENT SCHEDULED OR SPECIFIED ON THE DRAWINGS. SHOP DRAWINGS SHALL HAVE THE EQUIPMENT LABELED TO MATCH THE UNIT DESIGNATION SHOWN ON THE DRAWINGS. PROVIDE ALL INFORMATION INDICATED IN THE SCHEDULES OR ON THE DRAWINGS. SUBMIT ALL EQUIPMENT AT THE SAME TIME.
5. CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL MECHANICAL EQUIPMENT WITH ELECTRICAL DRAWINGS PRIOR TO ORDERING EQUIPMENT OR SUBMITTING SHOP DRAWINGS, AND SHALL FURNISH EQUIPMENT WIRED FOR THE VOLTAGES SHOWN THEREIN.
6. ALL MECHANICAL EQUIPMENT REQUIRING ELECTRICAL POWER SHALL BE INSTALLED WITH DISCONNECT SWITCHES AT EACH PIECE OF EQUIPMENT. COORDINATE SWITCH TYPE (FUSED OR NON-FUSED) WITH EQUIPMENT CHARACTERISTICS, MANUFACTURER'S RECOMMENDATIONS AND ELECTRICAL DRAWINGS.
7. ALL REQUIRED CONTROL WIRING NOT SHOWN ON THE ELECTRICAL DRAWINGS SHALL BE INCLUDED AS PART OF THE MECHANICAL WORK.
8. UNLESS NOTED OTHERWISE, STARTERS, SMOKE DETECTORS, TRANSFORMERS, CONTROLS AND CONTROL WIRING REQUIRED FOR ALL MECHANICAL SYSTEMS SHALL BE FURNISHED AND INSTALLED BY THE MECHANICAL CONTRACTOR.
9. STARTERS FOR MECHANICAL EQUIPMENT SHALL BE PROVIDED BY HVAC.
10. ALL MECHANICAL EQUIPMENT SHALL BE INSTALLED ACCORDING TO MANUFACTURER'S RECOMMENDATIONS.
11. ALL MECHANICAL EQUIPMENT AND SYSTEMS SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR AFTER ACCEPTANCE BY OWNER.
12. ALL HVAC COMPRESSORS SHALL HAVE EXTENDED 5-YEAR MANUFACTURER'S WARRANTY.
13. FOR EXACT LOCATION OF ROOF MOUNTED MECHANICAL EQUIPMENT SEE ARCHITECTURAL ROOF PLANS AND STRUCTURAL DRAWINGS, COORDINATE THESE ITEMS WITH THE ARCHITECT, STRUCTURAL ENGINEER AND LANDLORD PRIOR TO START OF WORK.
14. CONTRACTOR SHALL VERIFY EXISTING MECHANICAL ROOF TOP UNIT LOCATIONS PRIOR TO DUCTWORK.
15. SUPPLY, RETURN, MAKE-UP, AND EXHAUST DUCTWORK SHALL BE CONSTRUCTED OF GALVANIZED SHEET METAL AS RECOMMENDED IN SMACNA HVAC DUCT CONSTRUCTION STANDARDS, LATEST EDITION. ALL JOINTS AND SEAMS IN ALL SHEET METAL DUCTWORK SHALL BE SEALED WITH DUCT SEALER, UL LISTED 181A OR 181B FOR TAPES AND MASTICS. DO NOT USE DUCT TAPE.
16. DUCT ABOVE CEILING: 1.5" THICK, MINIMUM R=6.0, JOHNS MANVILLE TYPE 800 OR EQUAL.
17. DUCTWORK CONNECTING KITCHEN EXHAUST HOODS TO ROOF TOP EXHAUST FANS SHALL BE CONSTRUCTED OF 16 GAUGE BLACK STEEL OR 18 GAGE STAINLESS STEEL. ALL GREASE EXHAUST DUCTWORK SHALL BE CONSTRUCTED AND INSTALLED ACCORDING TO REQUIREMENTS OF LOCAL CODE AUTHORITIES AND NFPA 96 REQUIREMENTS. INSTALL GASKETED ACCESS DOORS AT EACH CHANGE OF DIRECTION. DOOR SHALL NOT BE LESS THAN 1.5" FROM EDGE OF DUCTWORK.
18. DUCT INSULATION, FIBERGLASS DUCT WRAP, WITH FOIL FACED VAPOR BARRIER INSULATION SHALL BE UL LISTED. JOHNS MANVILLE, OWENS CORNING, OR EQUAL. IF DUCTWORK SUPPORT STRAPS ARE ATTACHED TO THE DUCT THEN LOCATE STRAPS INSIDE THE INSULATION AND SEAL WITH MASTIC AT PUNCTURE. ALL PUNCTURES (STAPLES) AND PENETRATIONS OF THE FOIL VAPOR BARRIER SHALL BE SEALED AIRTIGHT WITH FOIL TAPE AND/OR MASTIC. MASTIC MUST BE APPLIED THICK ENOUGH TO COMPLETELY COVER STAPLES. PERIMETER JOINTS SHALL BE FORMED SUCH THAT THE INSULATION ON THE TOP OF THE DUCT OVERLAPS THE INSULATION ON THE SIDES AND THE SIDES OVERLAP THE BOTTOM. DO NOT COMPRESS THE INSULATION WITH TRAPEZE TYPE HANGERS - WHERE NECESSARY PROVIDE WOOD DOWELS OR BLOCKS THE SAME THICKNESS AS THE INSULATION INSERTED INTO THE INSULATION AT THE HANGER.
19. AS A MINIMUM, INSULATE KITCHEN HOOD EXHAUST DUCT LOCATED IN THE BUILDING WITH INSULATION HAVING THE FOLLOWING CHARACTERISTICS: MIN. 1.5 LB/ CU.FT., FIBERGLASS, FOIL FACED (FRK), CAPABLE OF BEING USED ON SURFACES WITH TEMPERATURES OF 450° F., FLAME SPREAD 25 OR LESS AND SMOKE DEVELOPED OF 50 OR LESS. OWENS CORNING TYPE 701 INSULATION. CLEANOUTS FOR DUCT SHALL BE COVERED BY ENCLOSURE AND HAVE AN INSULATION OVERLAP OF 3" OR AS REQUIRED. SEE MANUFACTURERS INSTALLATION INSTRUCTIONS. MAINTAIN 18" CLEAR FROM COMBUSTIBLE PRODUCTS / CONSTRUCTION AND MAINTAIN MINIMUM 6" CLEAR FROM PRODUCTS / CONSTRUCTION WITH LIMITED COMBUSTIBILITY. CONTACT ARCHITECT IF A PRODUCT IS QUESTIONABLE AS TO THE DEGREE OF COMBUSTION. IF COMBUSTIBLE PRODUCTS ARE UNAVOIDABLE, WRAP DUCT (COMPLETELY COVER) WITH INSULATION HAVING THE FOLLOWING CHARACTERISTICS: 3" THICK (FOR 2 HOUR RATING) FIRE PROOFING BOARD OF CALCIUM SILICATE, LISTINGS OF IMC AND NFPA 96 AND UL LISTED, ZERO CLEARANCE TO COMBUSTIBLES. INSTALL PER THE MANUFACTURER'S INSTRUCTIONS INCLUDING THE PROPER CEMENT. SUPER FIRETEMP GREASE DUCT ENCLOSURE BY JOHNS MANVILLE OR EQUAL. CLEANOUTS FOR DUCT SHALL BE COVERED BY ENCLOSURE AND HAVE AN INSULATION OVERLAP OF 3" OR AS REQUIRED - SEE MANUFACTURER'S INSTALLATION INSTRUCTIONS AND DIAGRAMS. ALL GREASE DUCT SHALL SLOPE BACK TOWARDS THE HOOD A MINIMUM OF 1/4" PER LINEAR FOOT.

20. ALL DUCTWORK SHALL BE CONSTRUCTED BY THE GUIDELINES OF SMACNA (MINIMUM OF THE 1995 EDITION IF NO MORE CURRENT ADDITION IS AVAILABLE). DUCT AND EQUIPMENT SHALL BE SUPPORTED BY THE BUILDING STRUCTURE AND SHALL NOT REST ON CEILING TILES OR CEILING STRUCTURE. DUCT SUPPORTS AND ATTACHMENT TO STRUCTURE SHALL BE AS PER SMACNA STANDARDS. ALL EXHAUST DUCT UNDER A NEGATIVE PRESSURE AND ALL RETURN DUCT LOCATED IN CEILING PLENUMS SHALL BE CONSTRUCTED TO A MINIMUM PRESSURE CLASS OF NEGATIVE AS DEFINED BY SMACNA. SUPPLY AND MAKE-UP AIR DUCT SHALL BE CONSTRUCTED TO A PRESSURE CLASSIFICATION OF 1" AND
21. FLEXIBLE DUCTWORK SHALL BE THE INSULATED TYPE (R=6.0), CLASS I AIR DUCT, UL 181 LISTED, THERMAFLEX OR EQUAL. DUCT SHALL BE SIZED AT 0.08"/100 FT STATIC PRESSURE DROP WHERE A SIZE IS NOT NOTED ON DRAWINGS. FLEXIBLE DUCTWORK SHALL BE INSTALLED AS STRAIGHT AS POSSIBLE, AND SHALL BE ROUTED AND SUPPORTED WITHOUT FORMING CRIMPS OR OTHER AIR FLOW RESTRICTIONS. PROVIDE SQUARE TO ROUND ADAPTERS OR BOOTS TO CONNECT TO AIR DEVICE NECK WHEN REQUIRED.
22. ROUND AND FLEXIBLE DUCTWORK SHALL BE CONNECTED TO MAIN DUCTS WITH SPIN-IN FITTINGS WITH BALANCING DAMPERS.
23. PORTIONS OF DUCTWORK VISIBLE THROUGH AIR DISTRIBUTION DEVICES IN FINISHED AREAS SHALL BE PAINTED FLAT BLACK.
24. DUCTWORK DIMENSIONS SHOWN ON THE DRAWINGS ARE INSIDE CLEAR DIMENSIONS. INCREASE SIZE TO ACCOMMODATE LINER.
25. AFTER CONSTRUCTION, THE ENTIRE HVAC SYSTEM, INCLUDING THE EXHAUST, MAKE-UP, SUPPLY AND RETURN AIR SYSTEMS SHALL BE TESTED, ADJUSTED, AND BALANCED TO DELIVER THE AIR QUANTITIES SHOWN ON THE DRAWINGS. SUBMIT CERTIFIED TEST AND BE TESTED, ADJUSTED, AND BALANCED TO DELIVER THE AIR QUANTITIES SHOWN ON THE DRAWINGS. SUBMIT CERTIFIED TEST AND BALANCE REPORT TO ARCHITECT FOR APPROVAL. TESTING AGENCY SHALL BE AABC OR NEBB CERTIFIED AND SHALL BE INDEPENDENT (NONAFFILIATED) FROM THE CONTRACTOR (INCLUDING SUBCONTRACTOR). EXHAUST AND RETURN SYSTEMS UNDER NEGATIVE PRESSURE SHALL NOT EXCEED BY MORE THAN 10% FOR EACH FAN AND BY NO MORE THAN 10% AT EACH INLET OF THE VALVES INDICATED ON THE DRAWINGS.
26. ALL WORK SHALL BE COORDINATED AND PERFORMED WITH PRIOR APPROVAL FROM THE OWNER TO SUIT HIS OPERATING CONDITIONS.
27. ANY EXISTING WALL, FLOOR, OR CEILING SURFACE THAT IS DISTURBED DURING THE COURSE OF THE HVAC WORK SHALL BE REPAIRED TO MATCH NEW AND/OR EXISTING CONDITIONS.
28. CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ALL MECHANICAL EQUIPMENT, DUCTWORK, ETC. TO FIT WITHIN THE SPACE ALLOWED BY THE ARCHITECTURAL AND STRUCTURAL CONDITIONS. CUTTING OR OTHERWISE ALTERING ANY STRUCTURAL MEMBERS SHALL NOT BE PERMITTED WITHOUT WRITTEN PERMISSION FROM THE ARCHITECT.
29. THERMOSTATS SHALL NOT HAVE MERCURY. MOUNT THERMOSTATS 4'-4" A.F.F. UNLESS NOTED OTHERWISE. PROVIDE CLEAR LOCKING COVER ASSEMBLIES FOR ALL THERMOSTATS.
30. LOCATIONS OF GRILLES, REGISTERS, & DIFFUSERS SHOWN ON THE DRAWINGS ARE APPROXIMATE. COORDINATE EXACT LOCATIONS WITH LIGHTS, CEILING GRID, ETC.
31. PROVIDE ACCESS PANELS IN NON-ACCESSIBLE CEILINGS AND IN WALL STRUCTURE TO ALLOW ADEQUATE ROOM FOR MAINTENANCE OF EQUIPMENT AND BALANCING OF SYSTEM.

32. ALL EQUIPMENT SHALL BE LABELED WITH BAKELITE PLASTIC ENGRAVED NAMEPLATES WITH MINIMUM 1" LETTERING.
33. DURING CONSTRUCTION AND PRIOR TO OPERATING RTUS PROVIDE 2" PLEATED FILTERS, 60% EFFICIENT, IN UNITS. ALSO PROVIDE FILTER MEDIA AT RETURN DUCT INLET. AT TIME OF TEST AND BALANCE REMOVE FILTER MEDIA AND PLEATED FILTERS AND PROVIDE SCHEDULED/SPECIFIED FILTERS FOR RTUS.
34. ACCESS DOORS IN CEILINGS/WALLS SHALL BE A MINIMUM OF 12X12, HINGED, AND FIRE RATED TO MATCH CEILING/WALL RATING. DUCT ACCESS DOORS SHALL BE DOUBLE WALL IF INSTALLED ON SUPPLY DUCT, AND PROVIDED WITH THUMB LATCHES FOR AN AIR TIGHT FIT.
35. PROVIDE MVDS AT TAKE-OFFS, WHERE ACCESSIBLE CEILING (LAY-IN) IS PROVIDED, OF RUNOUTS TO DIFFUSERS AND WHERE SHOWN ON PLANS. WHERE BALANCING DAMPERS ARE ALSO PROVIDED AT THE SUPPLY GRILLE/DIFFUSER (SEE SCHEDULE), BALANCE THE SYSTEM WITH THE DAMPER AT THE TAKE-OFF (NOT AT GRILLE). GRILLE DAMPER SHOULD BE 100% OPEN AFTER TEST AND BALANCE.
36. DO NOT USE TURNING VANES ON RETURN, EXHAUST, OR OA DUCT ELBOWS UNLESS NOTED OR SHOWN AS INSTALLED. INSTEAD USE STANDARD RADIUS ELBOWS.
37. WALL CAPS FOR TOILET EXHAUST SHALL HAVE A PRESSURE DROP NOT GREATER THAN 0.10" AT 150 CFM. PENN MODEL SL20 OR EQUAL.
38. ROUTE DUCT HIGH AS POSSIBLE UNDER JOIST/ROOF SUPPORT.
39. FIRE STOPPING ALL PIPE AND DUCT PENETRATIONS OF FIRE AND OR SMOKE-RATED ASSEMBLIES SHALL BE FIRE-STOPPED AS REQUIRED TO RESTORE ASSEMBLY TO THE ORIGINAL INTEGRITY. FIRE BARRIER PRODUCTS SHALL BE AS MANUFACTURED BY 3M CO. CP25 CAULK, CS195 COMPOSITE PANEL, FS195 WRAP/ STRIP, OR PSS 7900 SERIES SYSTEM AS RECOMMENDED BY MFG. FOR PARTICULAR APPLICATION, OR EQUIVALENT SYSTEM AS APPROVED BY LOCAL CODE OFFICIALS.
40. FIRE DAMPERS SHALL BE AS NOTED IN THE DETAILS.
41. SMOKE DETECTORS INSTALLED IN THE SUPPLY AIR SYSTEM WHERE MULTIPLE AIR-HANDLING SYSTEMS SHARE A COMMON SUPPLY OR RETURN AIR DUCTS WITH A COMBINED DESIGN CAPACITY GREATER THAN 2,000CFM

NEW ROOF TOP UNIT SCHEDULE																			
SUITE NUMBER	TAG	COOLING					HEATING			ELECTRICAL DATA								MANUFACTURE	MODEL
		NOMINAL TONNAGE	TOTAL CFM	NET COOLING CAPACITY (MBH)	TOTAL KW	EER/ SEER	HEATING INPUT CAPACITY (MBH)	OUTPUT CAPACITY (MBH)	AFUE (%)	NOMINAL VOLTAGE	DISCONNECT SIZE		COMPRESSOR MOTORS		CONDENSER FAN MOTOR				
											MCA	MOCP	RLA	LRA	FLA	LRA			
1,2,3,4,5,6,9,10, 11,12,13,14,15	RTU-1	4 TONS	1,600	46,500	6.7	11.0/13.0	60,000	48,000	80	208/230-1	32.0	50	19.9	109	2.0	4.6	DAIKIN	DP14GM4806041AA	
7,8,16	RTU-2	5 TONS	2,000	28,600	4.8	11.0/13.0	120,000	94,000	80	208/230-1	42.3	60	27.1	152.9	2.0	4.6	DAIKIN	DP14GM3006041AA	

ACCESSORIES

A. COOLING CAPACITIES BASED ON 95 DEG. F. AMBIENT ENTERING CONDENSER COIL.

B. UNIT SHALL BE BELT DRIVE.

C. PROVIDE 2" THICK, PLEATED, 30% FILTERS (SEE GENERAL NOTES THIS SHEET).

D. PROVIDE ENTHALPY ECONOMIZER WITH POWERED EXHAUST/RELIEF FAN.

E. PROVIDE A PROGRAMMABLE 7 DAY THERMOSTAT, WITH 2 HOUR OVERRIDE BUTTON, SETBACK TEMPERATURES, 10 HOUR BATTERY BACKUP, AUTOMATIC CHANGEOVER AND 5" DEADBAND CAPABILITY BETWEEN HEAT AND COOL.

F. PROVIDE AN INTEGRAL CONVENIENCE OUTLET.

G. WEIGHT INCLUDES UNIT. ACCESSORIES AND ROOF CURB.

H. COOLING CAPACITIES SHALL NOT BE LESS THAN THE VALUES SCHEDULED, VALUES SHOWN ARE GROSS VALUES.

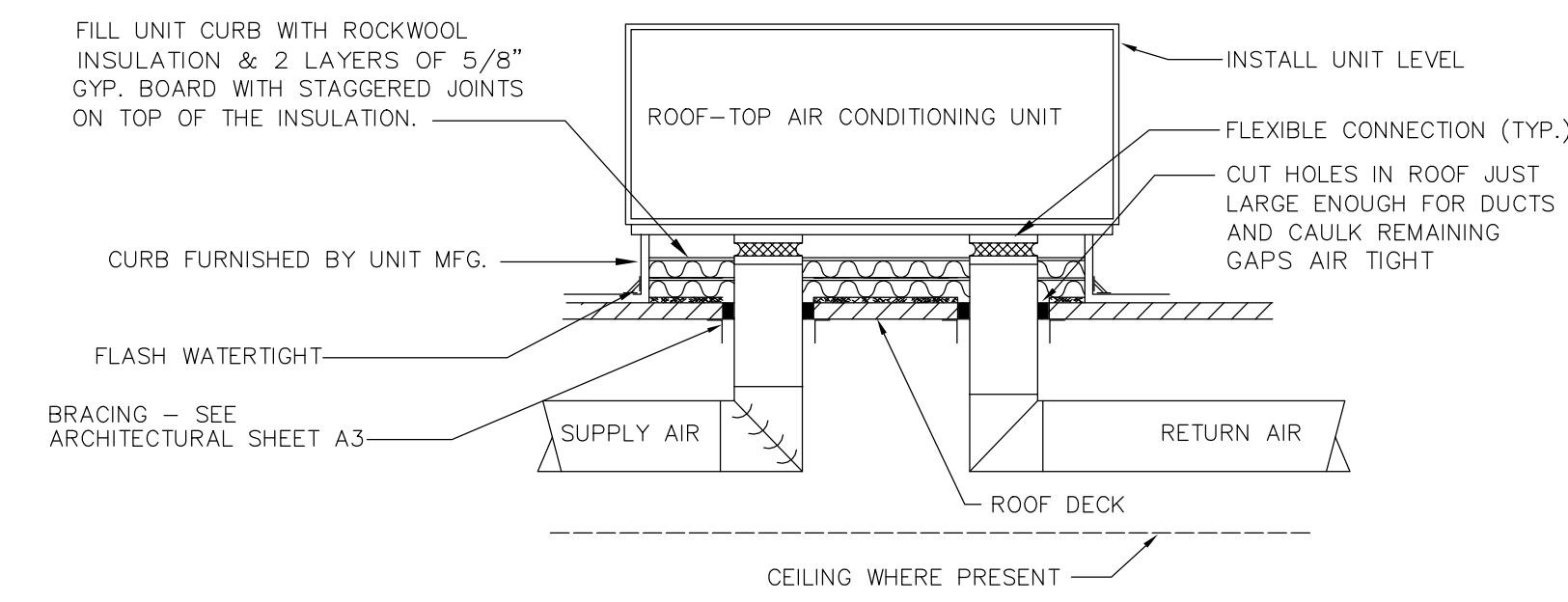
I. PROVIDE SMOKE DETECTOR FOR THE SUPPLY AIR STREAM OF EACH AIR DISTRIBUTION SYSTEM.

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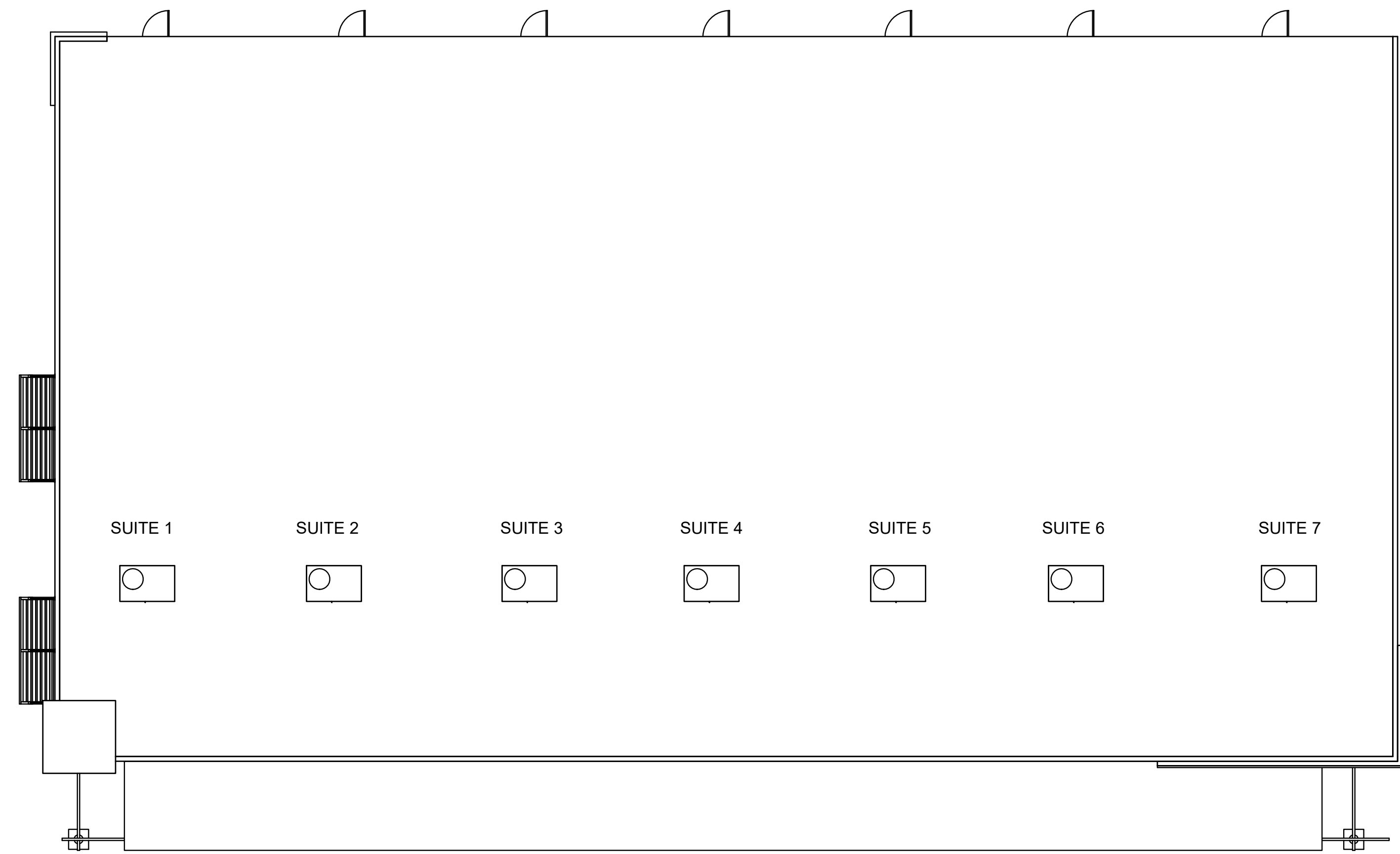
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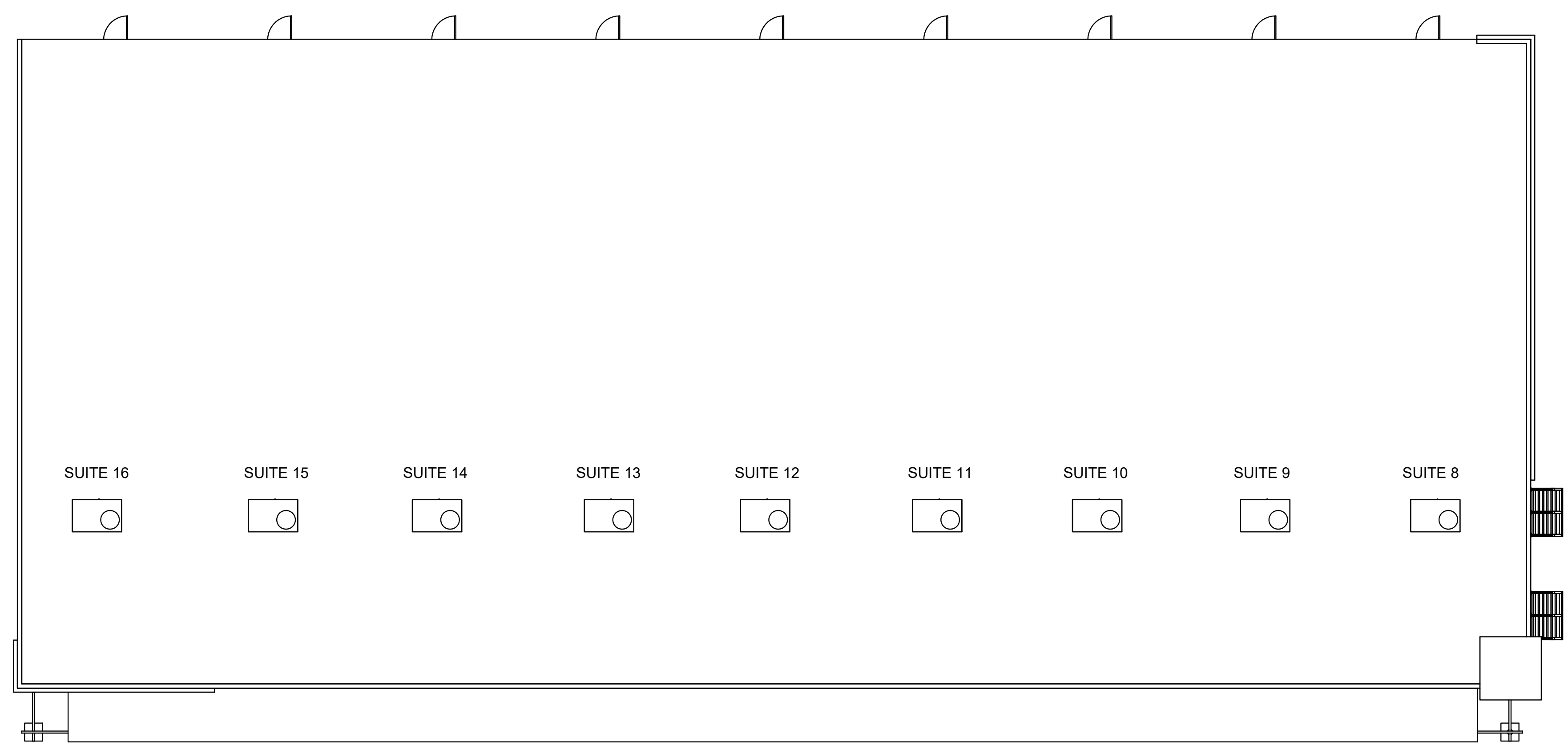


NOTE:  
CONTRACTOR SHALL VERIFY SLOPE OF ROOF PRIOR TO PURCHASE AND INSTALLATION OF ROOF CURB.

**ROOF-TOP UNIT DETAIL**  
NOT TO SCALE



**1** **ROOF PLAN A HVAC**  
3/32" = 1'-0"



**2** **ROOF PLAN B HVAC**  
3/32" = 1'-0"

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