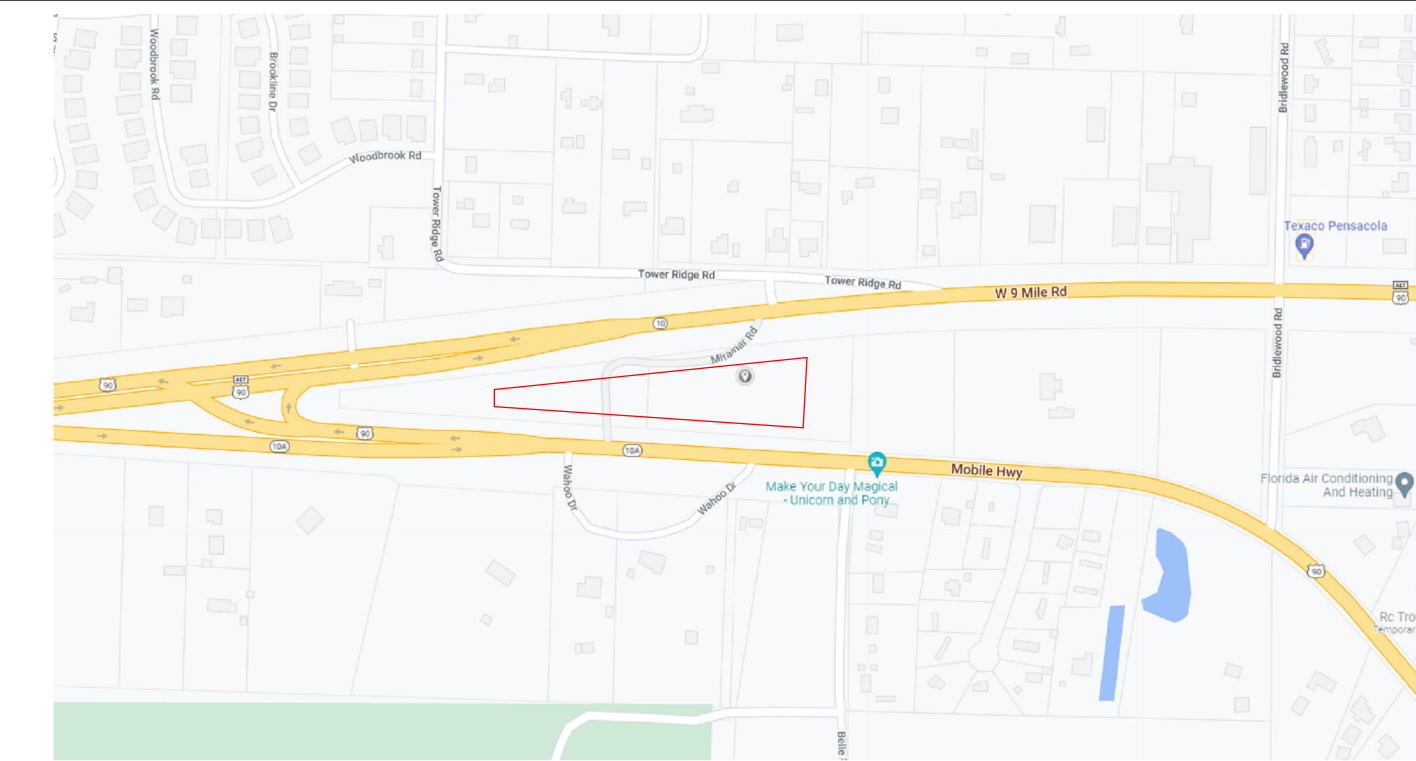


SITE MAP



CITY OF PENSACOLA, FL

- (BUILDING CODE) 2020 FLORIDA BUILDING CODE
- (RESIDENTIAL CODE) 2020 FLORIDA BUILDING CODE
- (EXISTING BUILDINGS) 2020 FLORIDA BUILDING CODE
- (ACCESSIBILITY) 2020 FLORIDA BUILDING CODE
- (PLUMBING) 2020 FLORIDA BUILDING CODE
- (MECHANICAL) 2020 FLORIDA BUILDING CODE
- (FUEL/GAS) 2020 FLORIDA BUILDING CODE
- (ENERGY CONSERVATION) 2020 FLORIDA BUILDING CODE
- (ELECTRICAL) 2017 NATIONAL ELECTRICAL CODE
- (FLORIDA FIRE CODE) 2020 FLORIDA FIRE PREVENTION CODE
- (NFPA 1 AND 101) 2018 NATIONAL FIRE PROTECTION ASSOCIATION

TRINITY WILDS - TOWNHOME CONDOS

PROJECT DESCRIPTION

THREE NEW CONSTRUCTION CONDOS



SHEET LIST

GENERAL	
SHEET NO.	SHEET NAME

GENERAL	
A001	COVER SHEET
A002	3D DRAWINGS & DIAGRAMS

ARCHITECTURAL

ARCHITECTURAL	
A100	SITE PLAN
A101	MAIN LEVEL FLOOR PLAN
A102	2ND LEVEL FLOOR PLAN
A103	3RD LEVEL FLOOR PLAN
A104	SINGLE UNIT PLAN A
A105	SINGLE UNIT PLAN B
A200	BUILDING ELEVATIONS
A201	BUILDING ELEVATIONS
A202	INTERIOR ELEVATIONS
A300	BUILDING SECTIONS
A302	WALL SECTIONS
A400	DOOR & WINDOW SCHEDULES

MECHANICAL	
SHEET NO.	SHEET NAME

MECHANICAL	
M.1	GENERAL MECHANICAL NOTES
M.2	MECHANICAL PLANS

ELECTRICAL	
SHEET NO.	SHEET NAME

ELECTRICAL	
E.1	GENERAL ELECTRICAL NOTES
E.2	POWER PLANS
E.3	LIGHTING PLAN

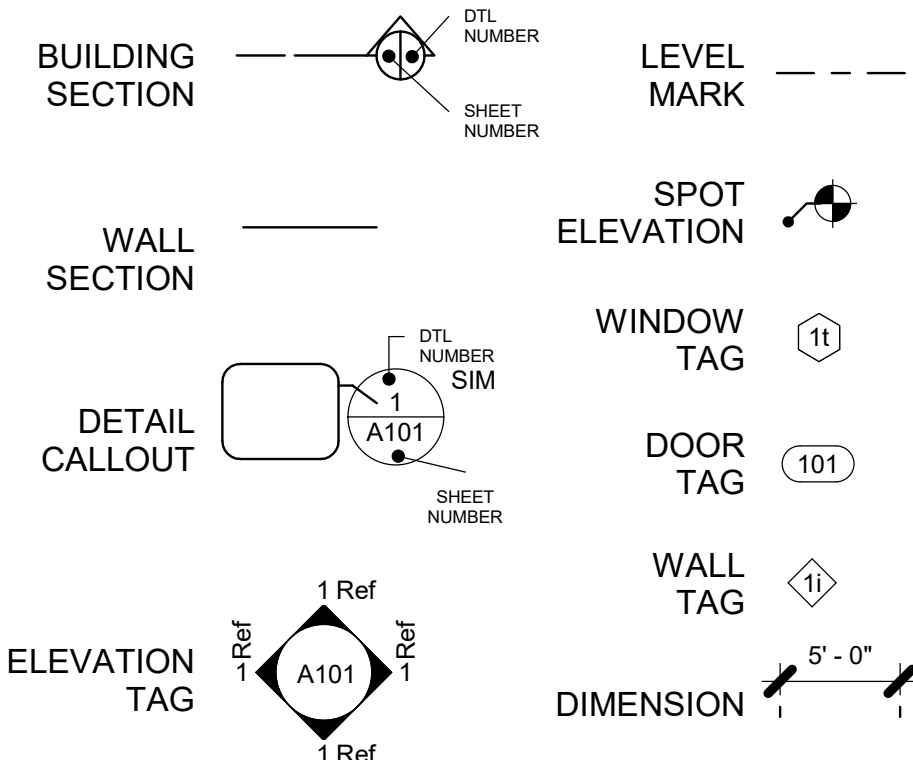
PLUMBING

PLUMBING	
P.1	GENERAL NOTES
P.2	PLUMBING PLANS

PROJECT DATA

Stories: 3
Eave Height: 31'-0"
Weather: Category C
Main Floor SF: 5,250 SF
2nd Level SF: 5,250 SF
3rd Level SF: 5,250 SF
Total SF: 31,500 SF
Flood Hazards: No
Wind Speed: 115 mph & Cat. C
Wind Design Temp: 22
Ground Snow Load: 5 psf
Typ. Dead Loads: 10 psf
Typ. Live Loads: First Floor 40 psf
Typ. Roof Loads: 20 psf
Termite: Severe
Frost Line Depth: 12"
Mean Annual Temp: 66.2
Seismic Design Category: B
Usable Attic Loads: 15 psf

SYMBOL LEGEND



GENERAL NOTES

1. ALL WORK SHALL BE IN ACCORDANCE WITH ALL APPLICABLE CODES, REGULATIONS AND ORDINANCES HAVING JURISDICTION.
2. BEFORE PERFORMING ANY WORK OR ORDERING ANY MATERIALS, THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS OF ANY EXISTING AND NEW WORK AND SHALL BE RESPONSIBLE FOR CHECKING ALL CONTRACT DOCUMENTS, FIELD CONDITIONS AND DIMENSIONS FOR ACCURACY AND CONFIRM THAT WORK IS BUILDABLE AS SHOWN BEFORE PROCEEDING WITH CONSTRUCTION. IF THERE ARE QUESTIONS REGARDING THESE OR OTHER COORDINATION QUESTIONS THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING CLARIFICATION FROM THE ARCHITECT PRIOR TO PROCEEDING WITH WORK IN QUESTION OR RELATED WORK.
3. MATERIALS AND WORKMANSHIP ARE TO CONFORM TO THE MATERIALS AND WORKMANSHIP REQUIREMENTS OF CONSTRUCTION FOR SIMILAR MODIFICATION WORK. INSTALL ALL MANUFACTURED ITEMS, MATERIALS AND EQUIPMENT IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED SPECIFICATIONS.
4. PERFORMANCE OF WORK: IN PERFORMING THE WORK DESCRIBED IN THE DRAWINGS OF THIS WORK, IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO REPAIR ALL EXISTING CONSTRUCTION DISTURBED, RELOCATED, DAMAGED OR ALTERED AND ALL NEW CONSTRUCTION INSTALLED AS REQUIRED TO HIDE ALL EVIDENCE OF WORK AND TO REFINISH THIS CONSTRUCTION TO MATCH EXISTING FINISH AND APPEARANCE.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING REQUIRED BUILDING AND USE OCCUPANCY PERMITS FOR ALL PHASES OF WORK PRIOR TO START OF CONSTRUCTION, INCLUDING ALL MECHANICAL, ELECTRICAL AND PLUMBING PERMITS.
6. CUTTING AND PATCHING: EACH MISCELLANEOUS ITEM OF CUTTING, PATCHING OR FITTING IS NOT NECESSARILY INDIVIDUALLY DESCRIBED HEREIN. NO SPECIFIC DESCRIPTION OF CUTTING, PATCHING OR FITTING SHALL BE REQUIRED TO PROPERLY ACCOMMODATE THE SCOPE OF WORK OR SHALL RELIEVE THE CONTRACTOR FROM RESPONSIBILITY TO PERFORM SUCH WORK AS REQUIRED.
7. DO NOT SCALE FROM THESE DRAWINGS. REFER TO WRITTEN DOCUMENTS.
8. NEW GYPSUM BOARD CONSTRUCTION MEETING EXISTING CONSTRUCTION IN THE SAME PLANE SHALL BE FLUSH WITH NO VISIBLE JOINT SHOWING. ALL GYPSUM BOARD RETURNS SHALL HAVE METAL CORNER BEADS FROM FLOOR TO CEILING. ALL EXPOSED GYPSUM BOARD EDGES SHALL HAVE METAL "L" BEADS FLOOR TO CEILING. PARTITIONS SHALL BE CONTINUOUS OVER DOORS SAME AS ADJACENT WALLS WHERE DRYWALL CONTINUES TO STRUCTURE ABOVE.
9. THE CONTRACTOR IS RESPONSIBLE FOR CONCEALED BLOCKING, BRACING AND SUPPORT FOR SUSPENDED OR HUNG ITEMS REQUIRED FOR CONSTRUCTION OF THIS PROJECT.
10. THE STATE OF GEORGIA REQUIRES CARBON MONOXIDE & SMOKE DETECTORS BE INSTALLED IN GENERAL SLEEPING AREAS IN ALL NEW RESIDENTIAL HOMES. FOLLOW REQUIREMENTS PER R313 AND APPLICABLE GEORGIA AMENDMENTS.

TRINITY WILDS - TOWNHOME CONDOS
9790 MOBILE HIGHWAY PENSACOLA, FL 32526

COVER SHEET

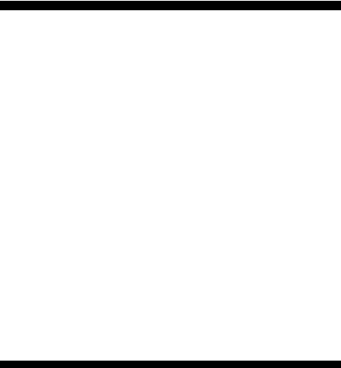
B

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ARCHITECTURAL GROUP

M. Christopher Baldwin, Architect
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Atlanta, Ga 30339
(404) 406-9041

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No.	Date	By

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0711-2022

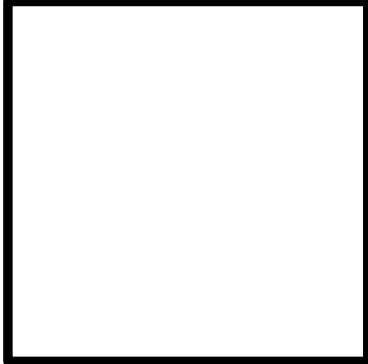
SHEET NO.
A001



TRINITY WILDS - TOWNHOME CONDOS
9790 MOBILE HIGHWAY PENSACOLA, FL 32526
3D DRAWINGS & DIAGRAMS

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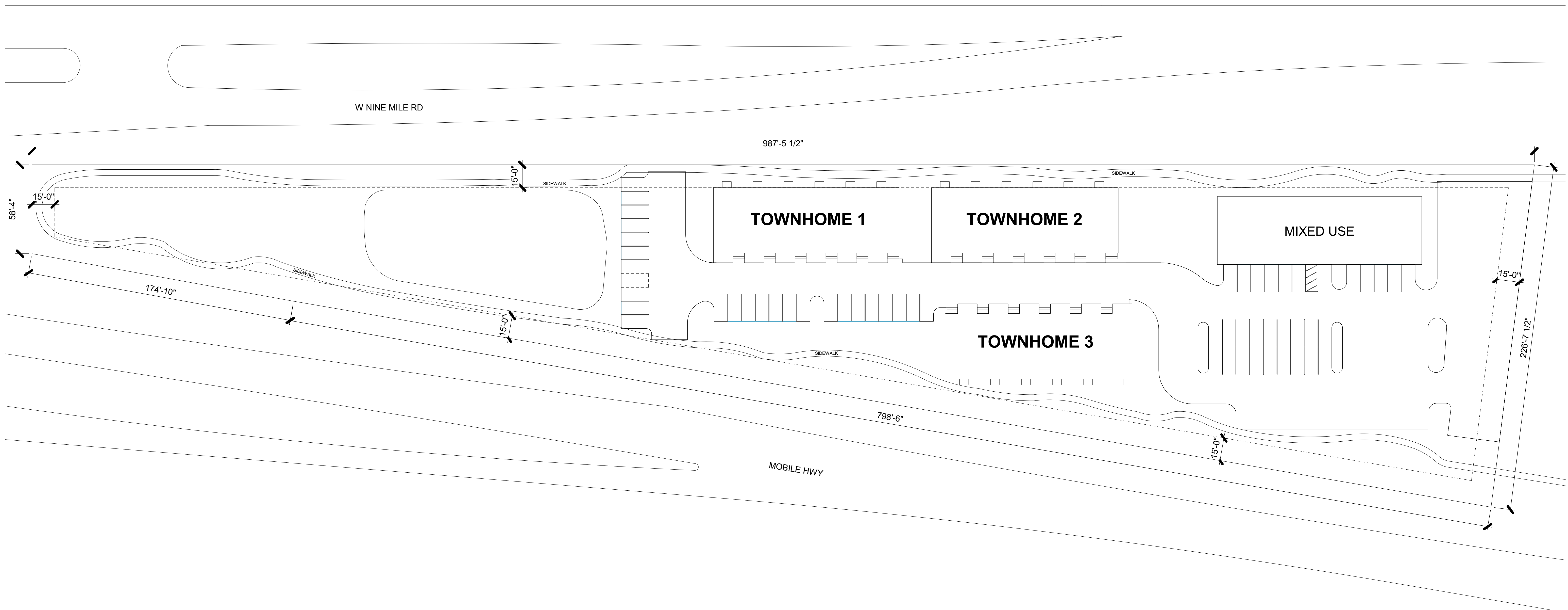


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0711-2022

SHEET NO.
A002



1 SITE PLAN
1/32" = 1'-0"

TOWNHOME 1

TOWNHOME 2

MIXED USE

TOWNHOME 3

MOBILE HWY

TRINITY WILDS - TOWNHOME CONDOS

9790 MOBILE HIGHWAY PENSACOLA, FL 32526

SITE PLAN



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Blvd.,
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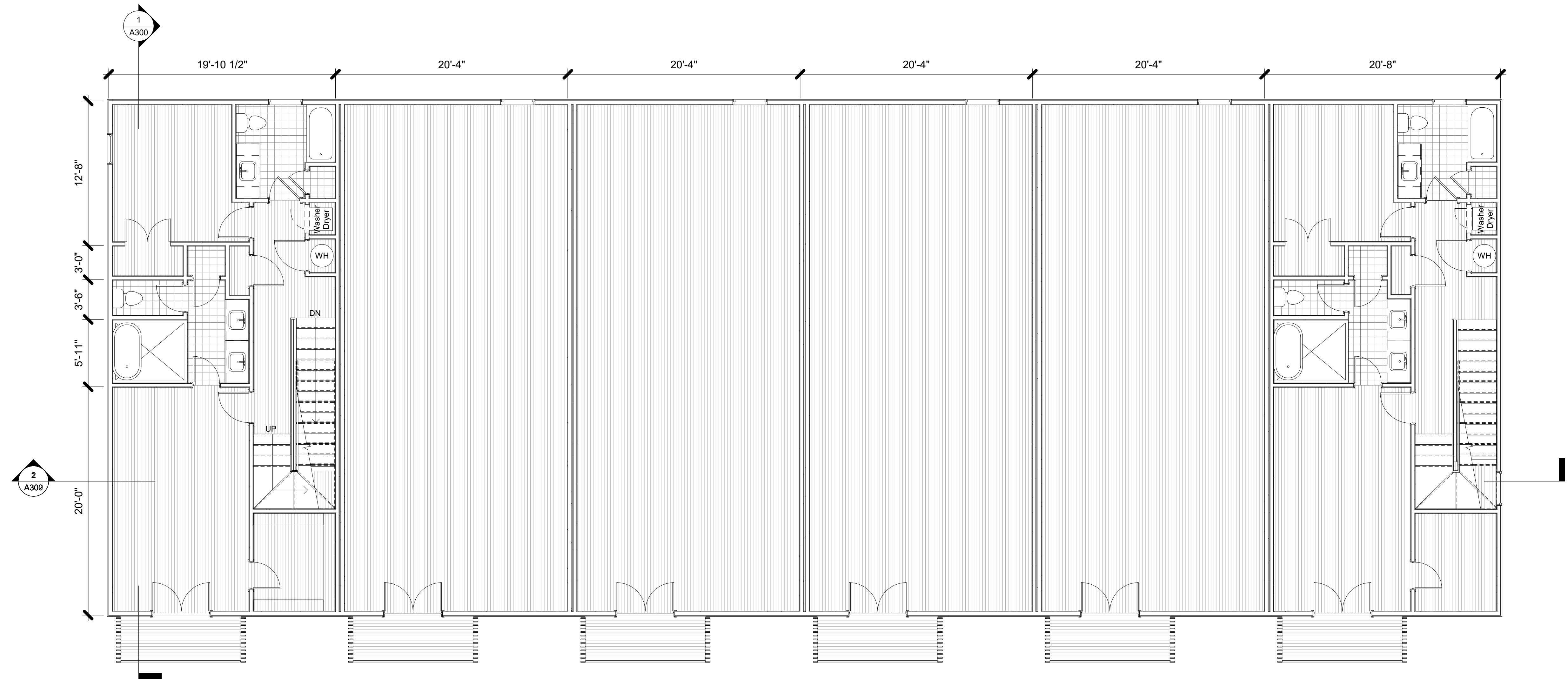
OR NO

711-2022

SHEET NO.

A100





1 **2ND LEVEL FLOOR PLAN**
3/16" = 1'-0"

TRINITY WILDS - TOWNHOME CONDOS
9790 MOBILE HIGHWAY PENSACOLA, FL 32526

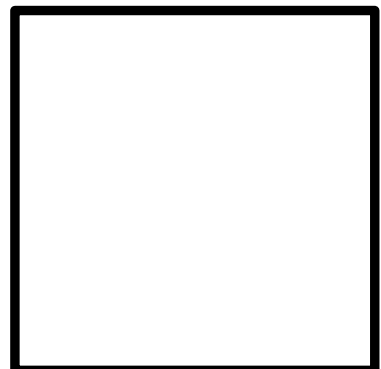
2ND LEVEL FLOOR PLAN

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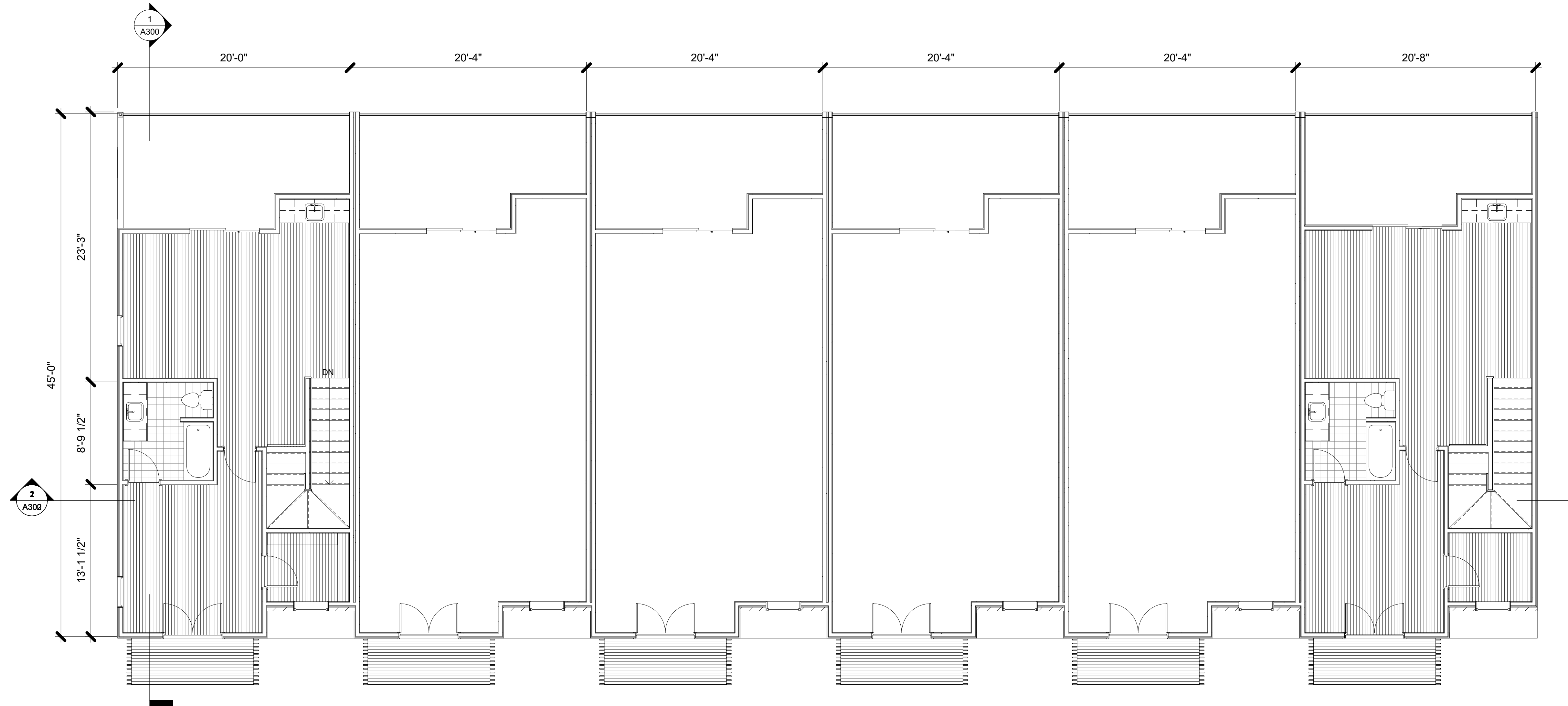


Revision Schedule		
No.	Date	By

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0711-2022

SHEET NO.
A102



1 **3RD LEVEL FLOOR PLAN**
3/16" = 1'-0"

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3RD LEVEL FLOOR PLAN

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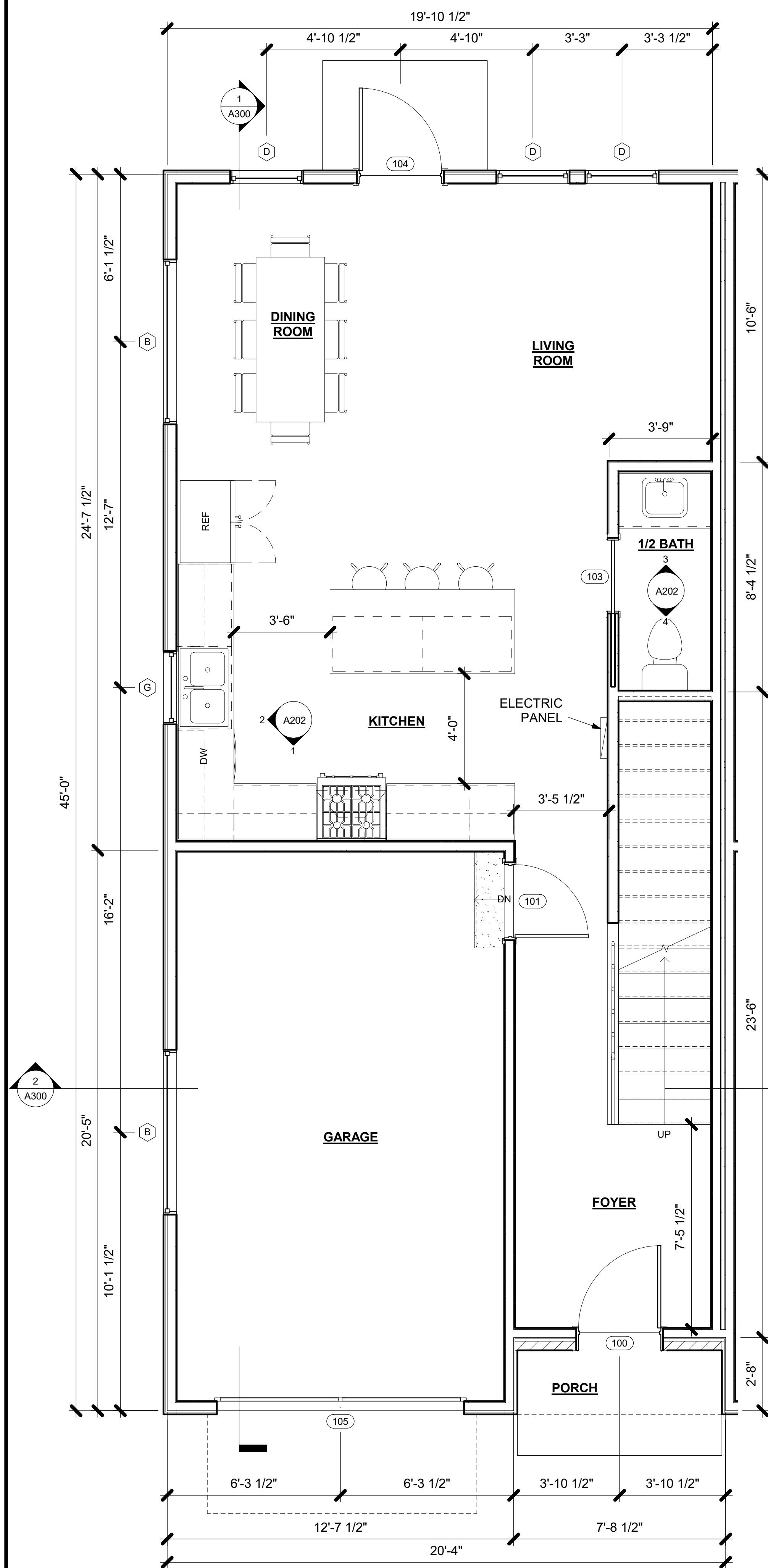
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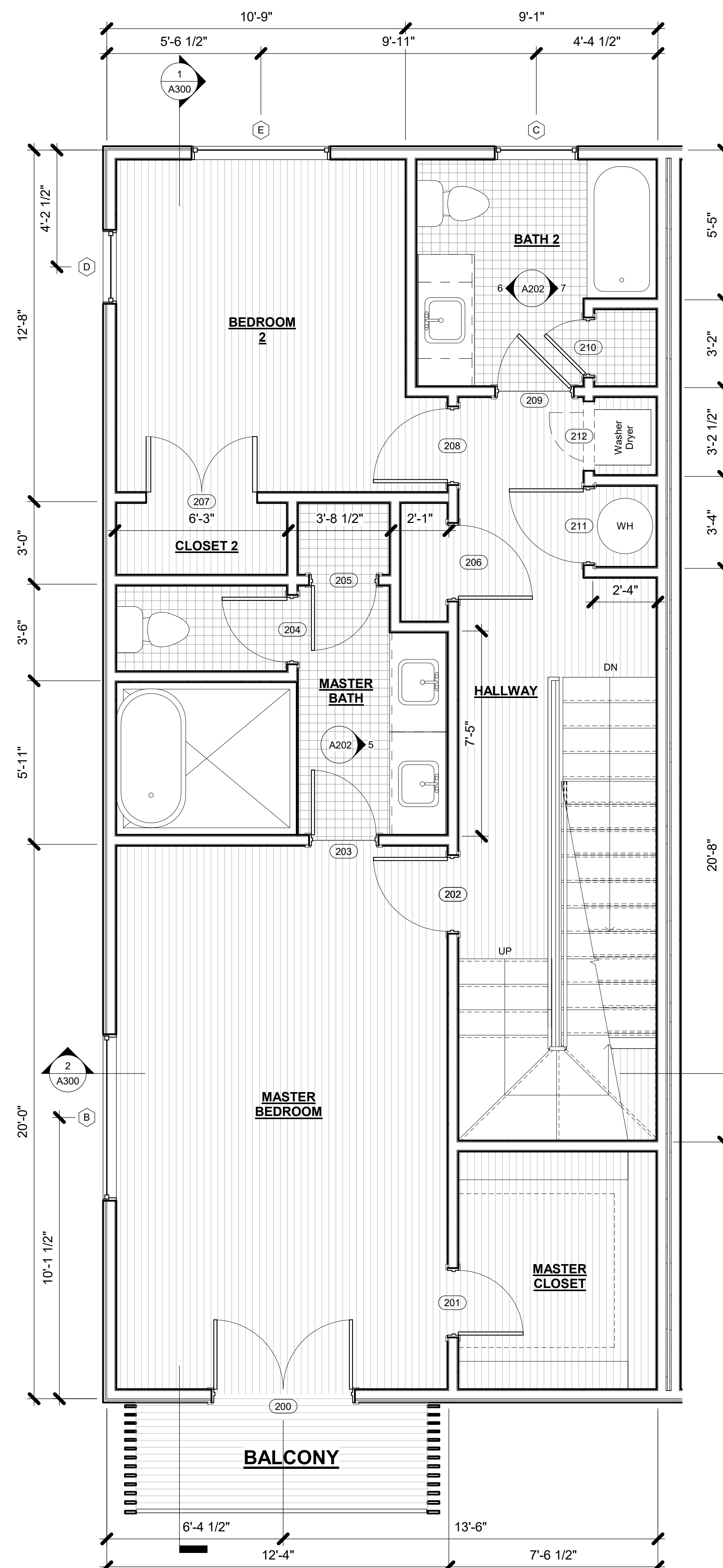
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CHECKED	MCB

JOB NO.
0711-2022

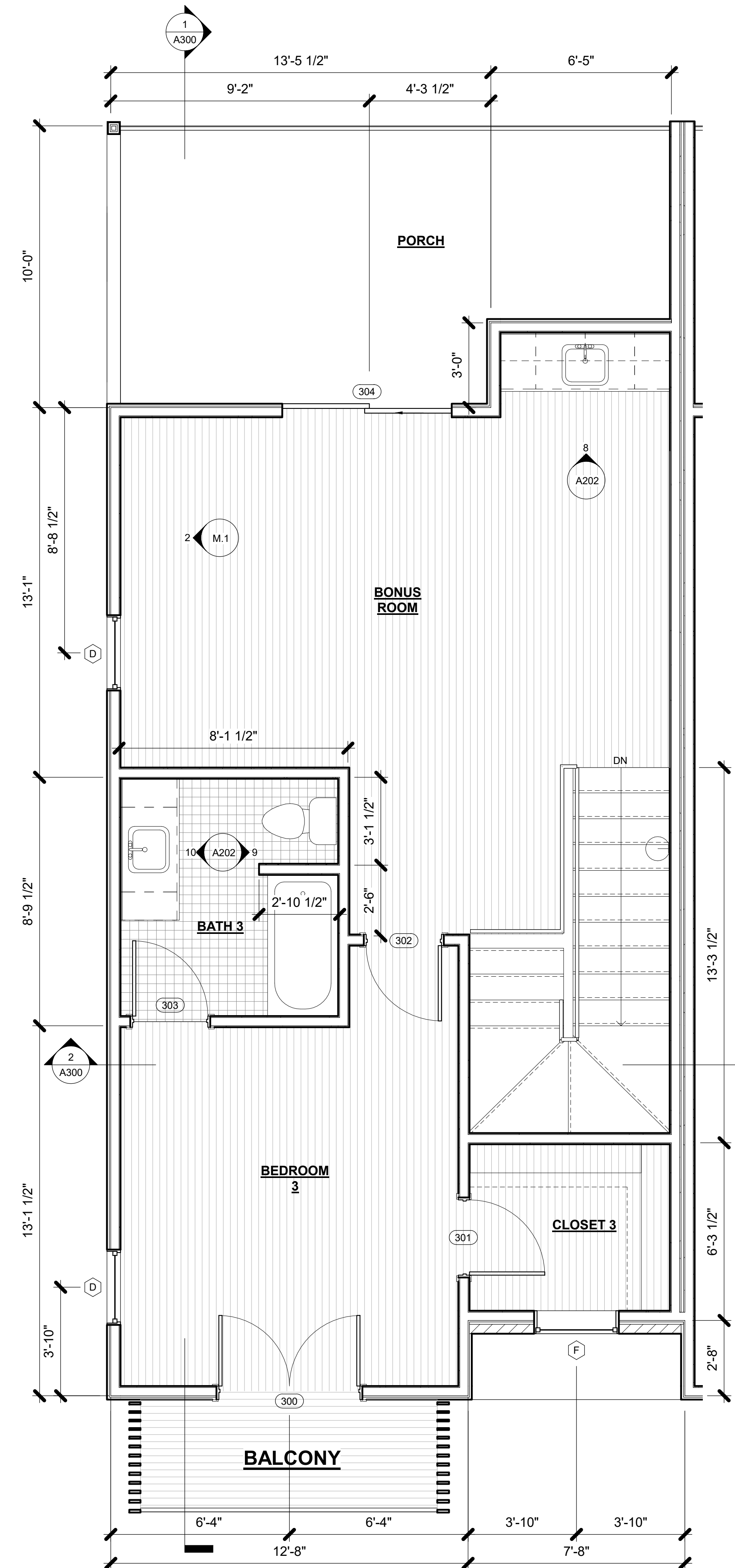
SHEET NO.
A103



1 SINGLE UNIT A MAIN LEVEL
3/8" = 1'-0"



2 SINGLE UNIT A 2ND LEVEL
3/8" = 1'-0"



3 SINGLE UNIT A 3RD LEVEL
3/8" = 1'-0"

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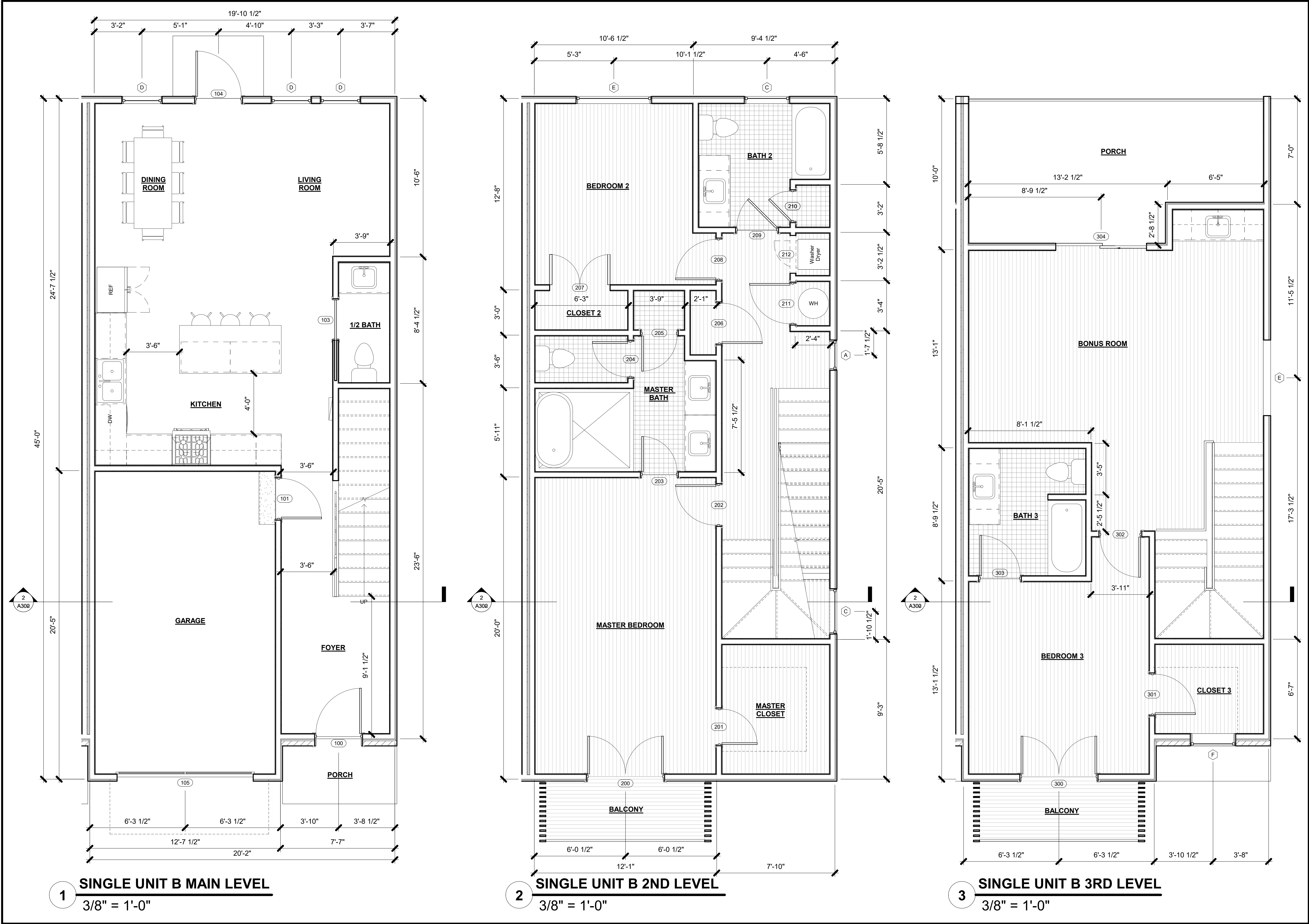
DB NO.
0711-2022

SHEET NO.

A104

SINGLE UNIT PLAN A

NOT RELEASED FOR CONSTRUCTION



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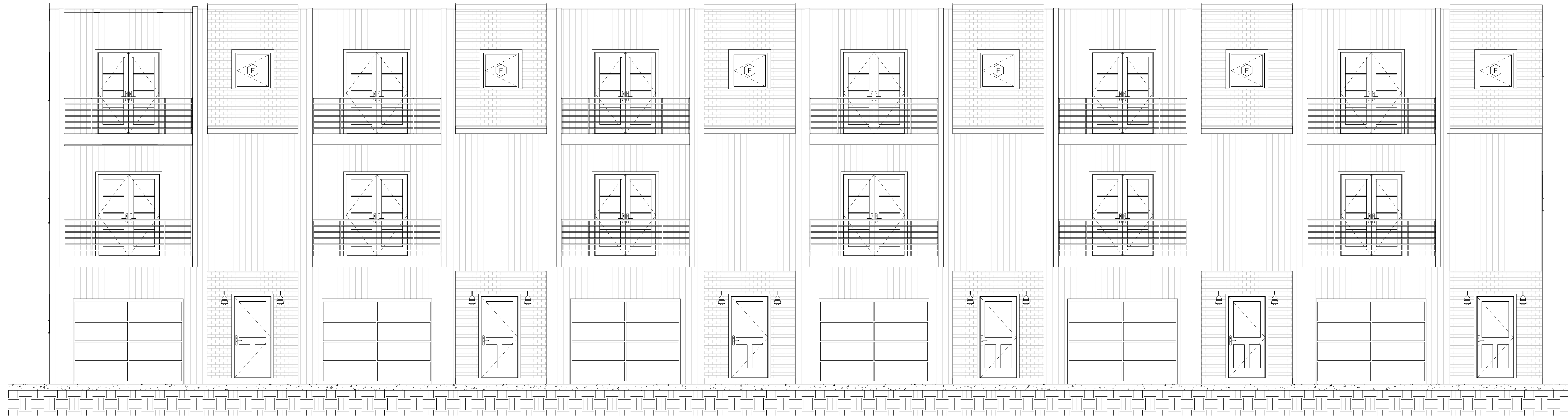
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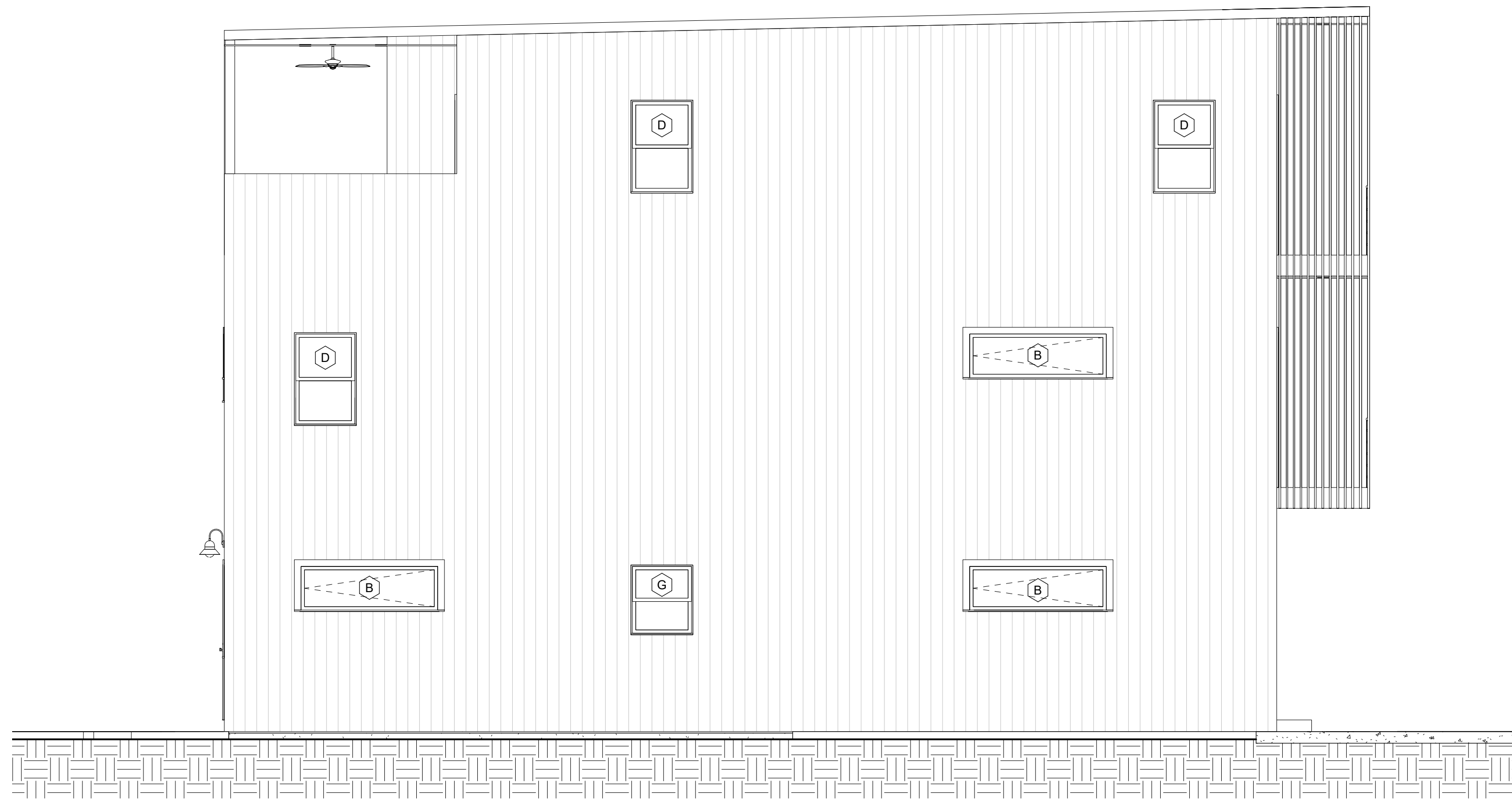
DATE	ISSUE DATE
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JOB NO.
0711-2022

SHEET NO.
A105



1 FRONT
1/4" = 1'-0"

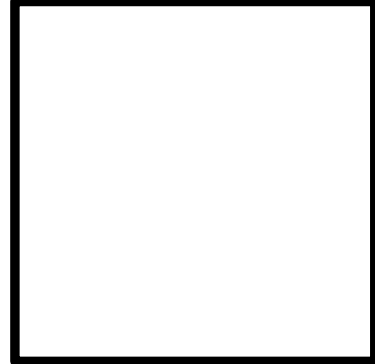


2 LEFT
1/4" = 1'-0"

TRINITY WILDS - TOWNHOME CONDOS
9790 MOBILE HIGHWAY PENSACOLA, FL 32526
BUILDING ELEVATIONS

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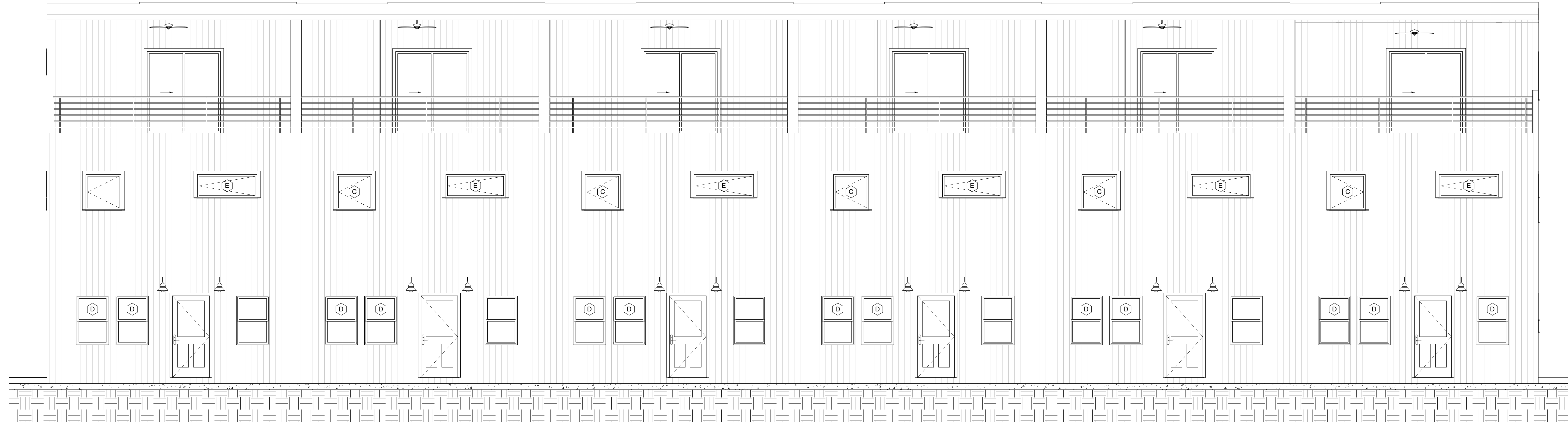


Revision Schedule		
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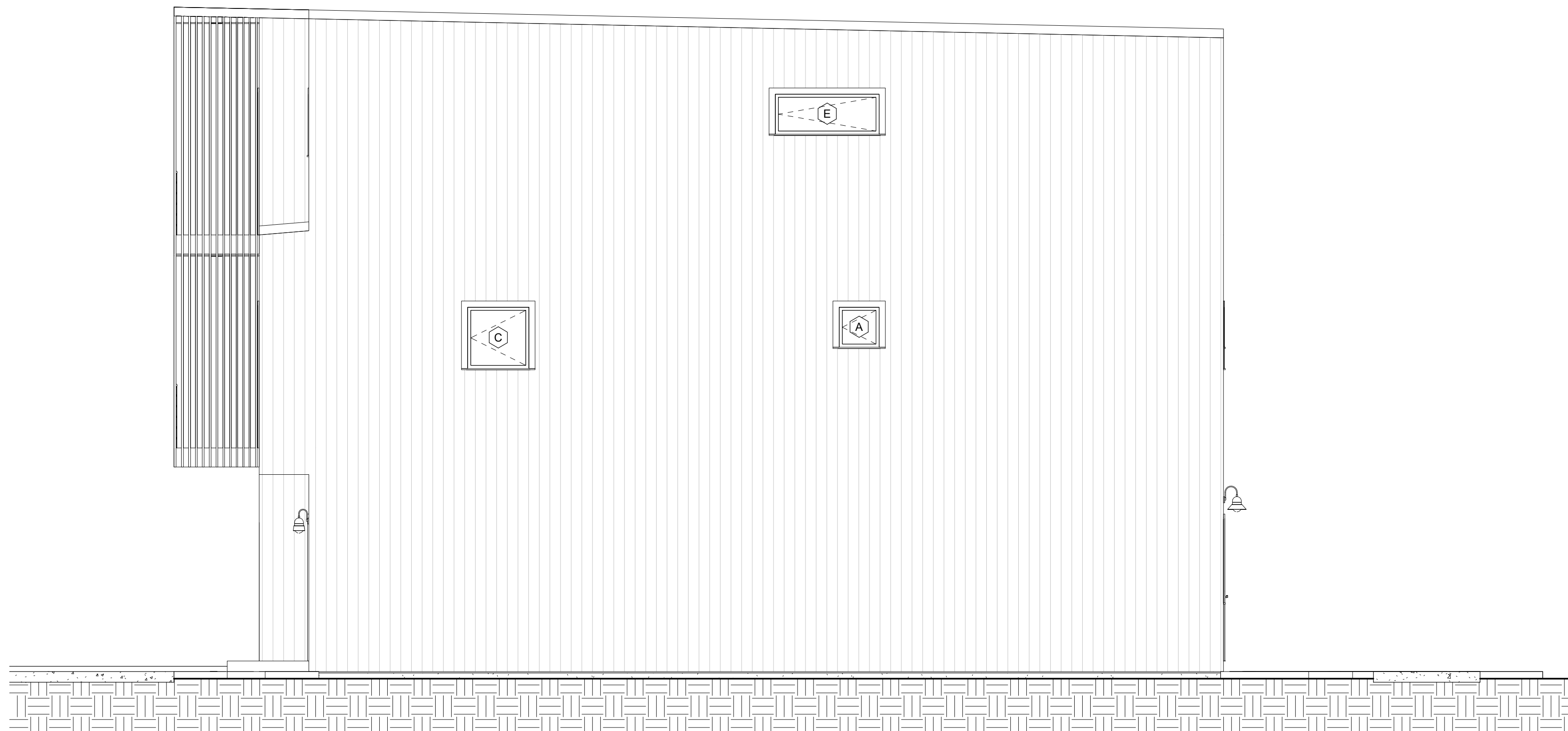
DATE ISSUE DATE
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JOB NO.
0711-2022

SHEET NO.
A200



1 REAR
1/4" = 1'-0"



2 RIGHT
1/4" = 1'-0"

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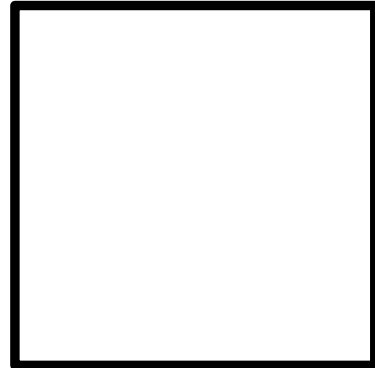
BUILDING ELEVATIONS

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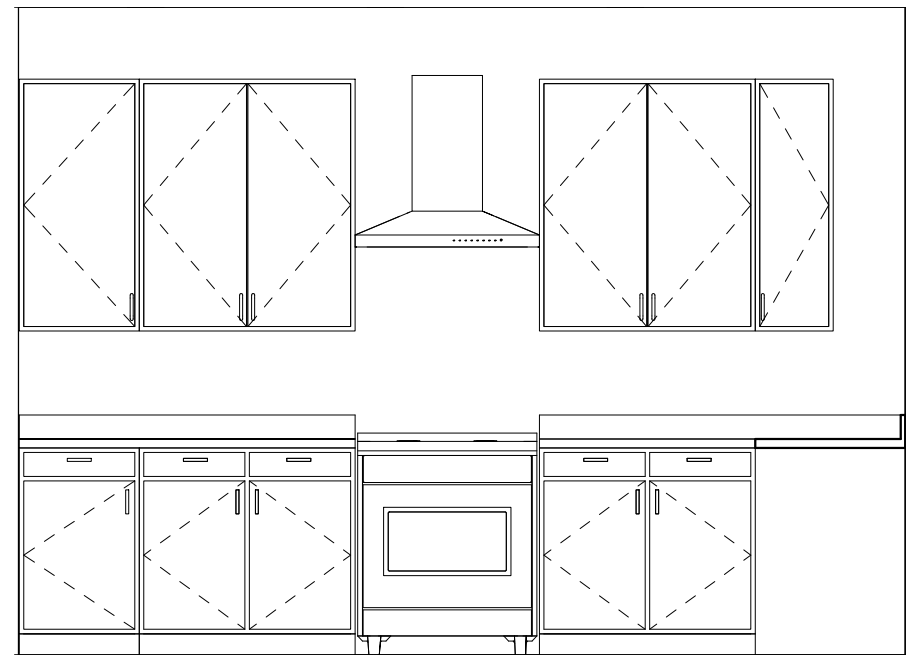


Revision Schedule		
No.	Date	By

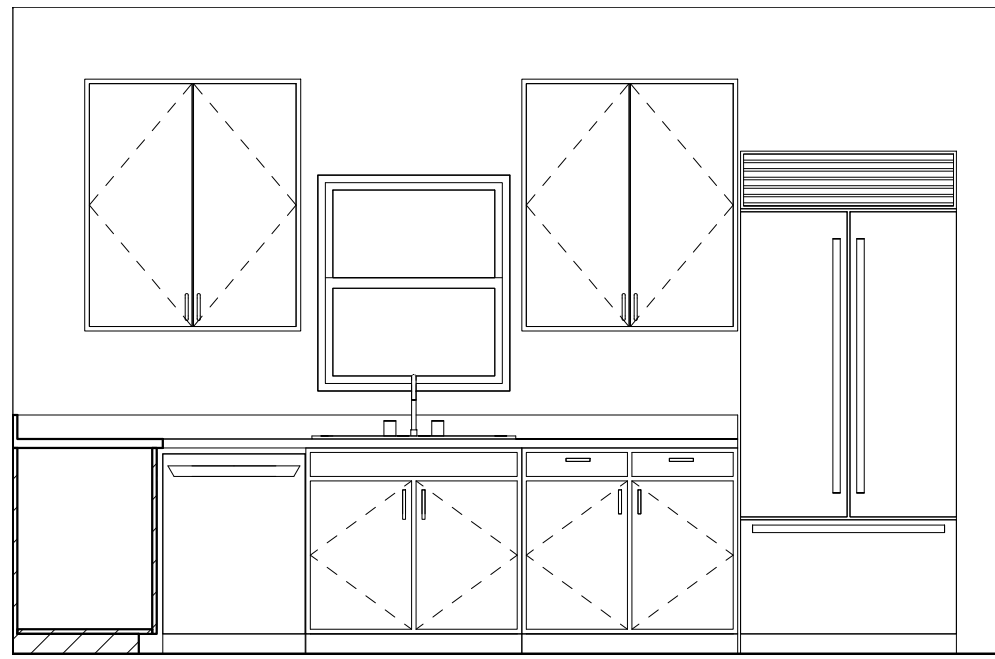
DATE ISSUE DATE
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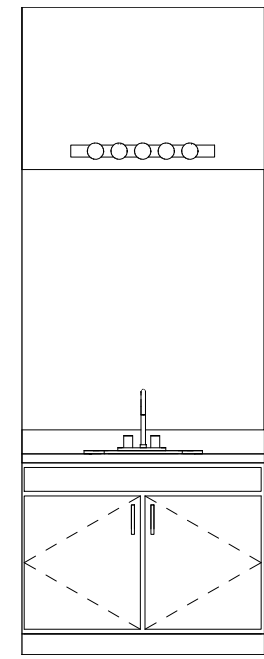
SHEET NO.
A201



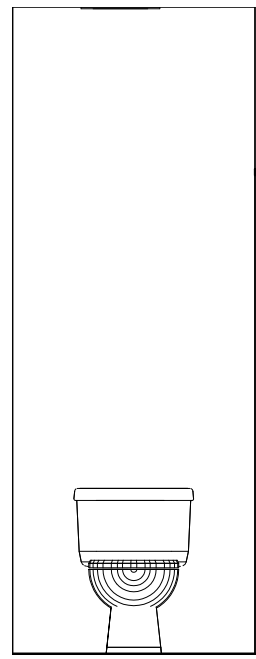
1 **KITCHEN A**
3/8" = 1'-0"



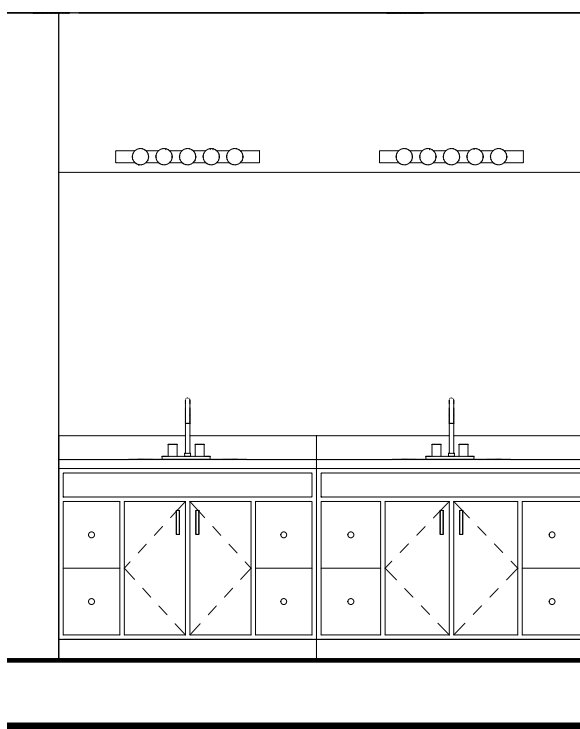
2 **KITCHEN B**
3/8" = 1'-0"



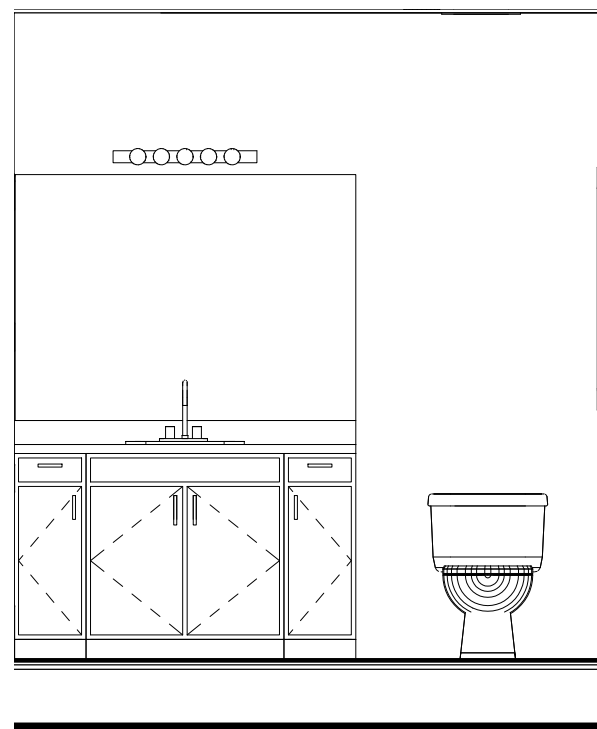
3 **1/2 BATH A**
3/8" = 1'-0"



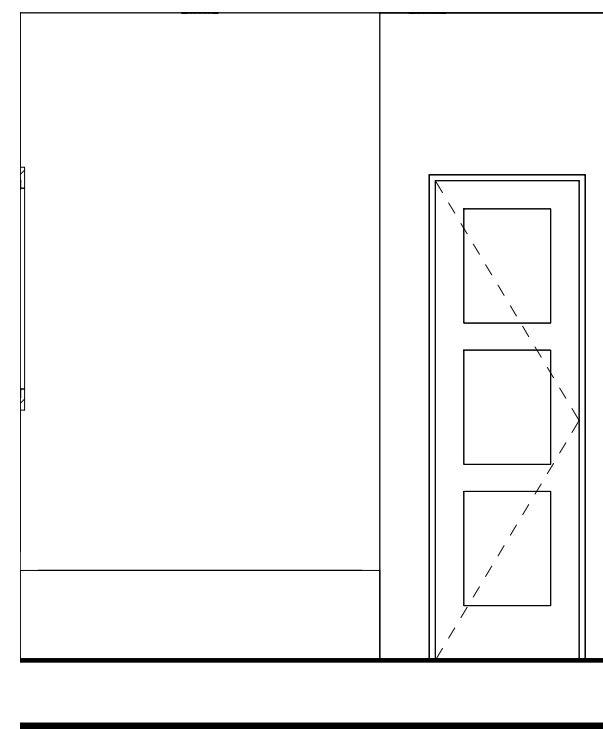
4 **1/2 BATH B**
3/8" = 1'-0"



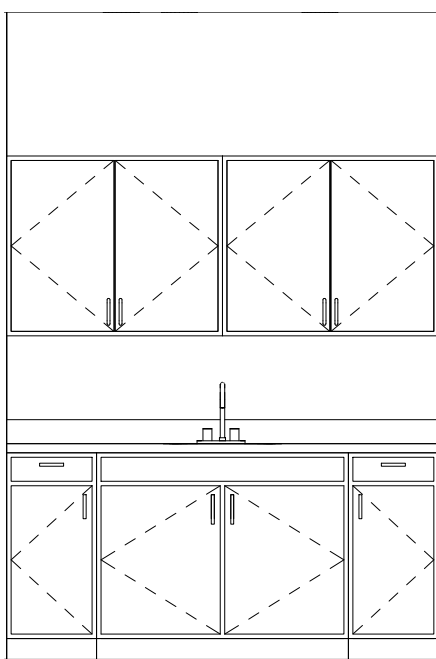
5 **MASTER BATH A**
3/8" = 1'-0"



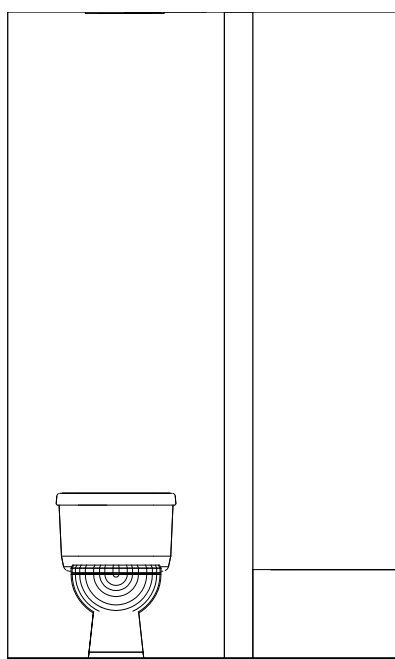
6 **BATH 2**
3/8" = 1'-0"



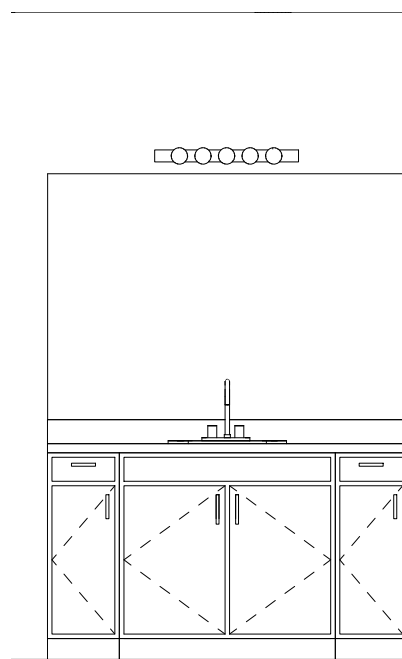
7 **BATH 2 B**
3/8" = 1'-0"



8 **WET BAR**
3/8" = 1'-0"



9 **BATH 3 A**
3/8" = 1'-0"



10 **BATH 3 B**
3/8" = 1'-0"

TRINITY WILDS - TOWNHOME CONDOS
9790 MOBILE HIGHWAY PENSACOLA, FL 32526
INTERIOR ELEVATIONS

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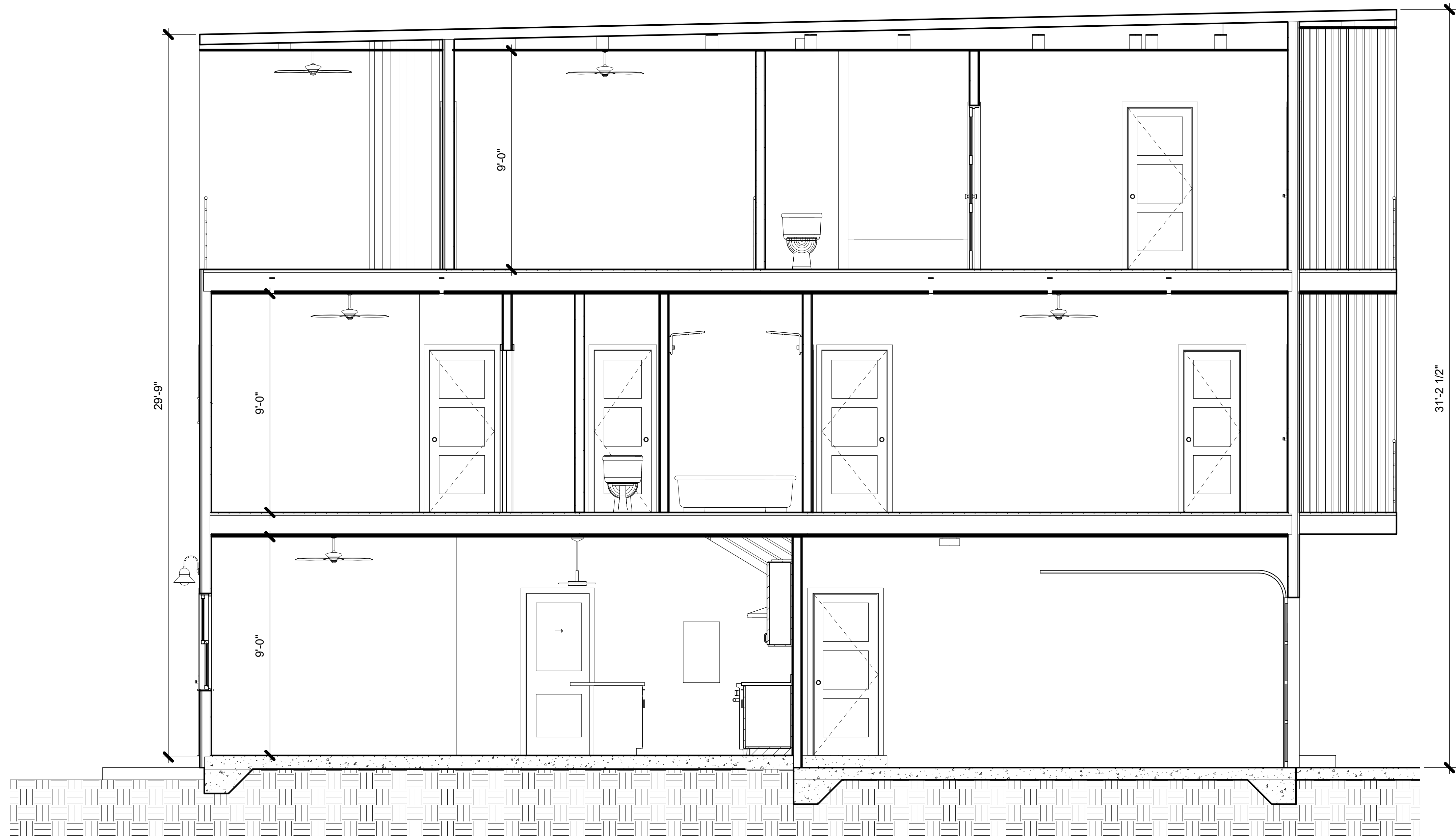
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JOB NO.

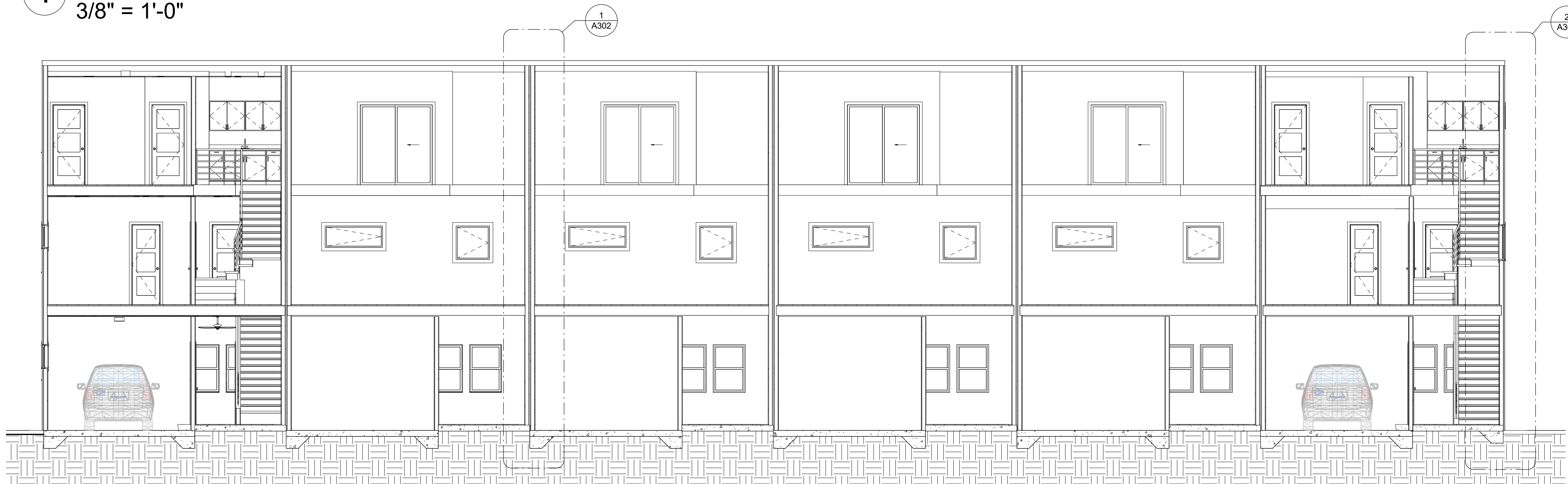
0711-2022

SHEET NO.

A202



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

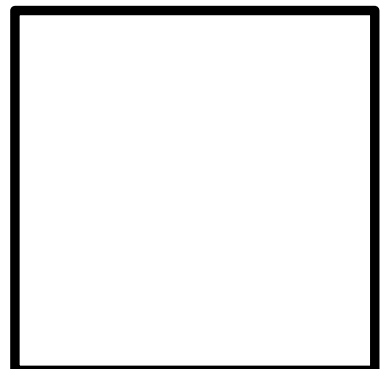


2 Section 2
3/16" = 1'-0"

TRINITY WILDS - TOWNHOME CONDOS
9790 MOBILE HIGHWAY PENSACOLA, FL 32526
BUILDING SECTIONS

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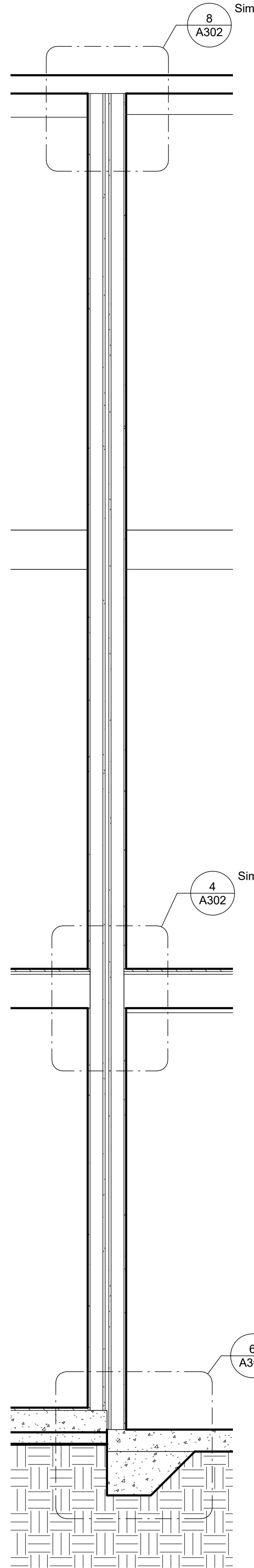


Revision Schedule		
No.	Date	By

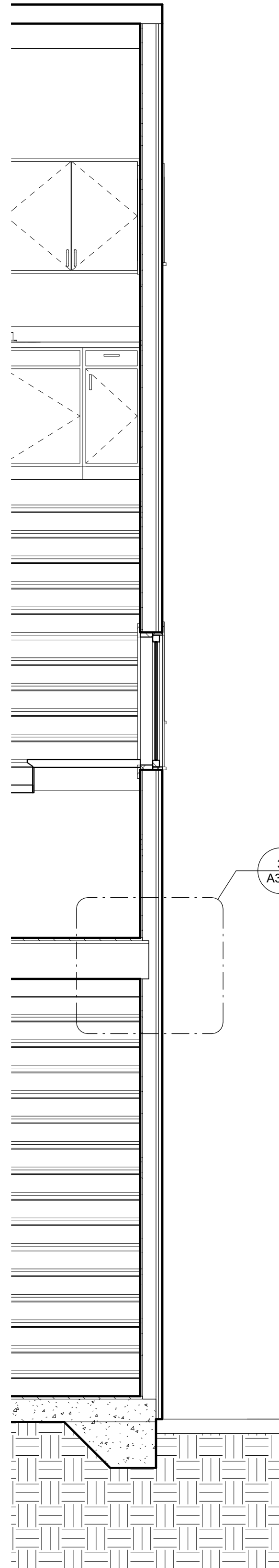
DATE ISSUE DATE
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CHECKED MCB

JOB NO.
0711-2022

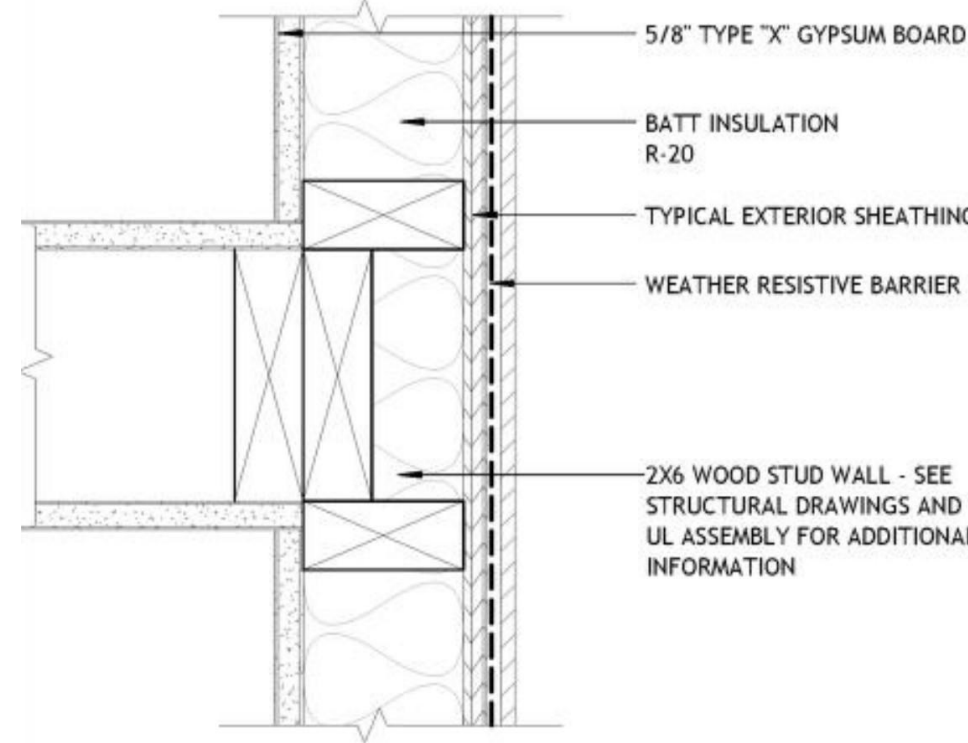
SHEET NO.
A300



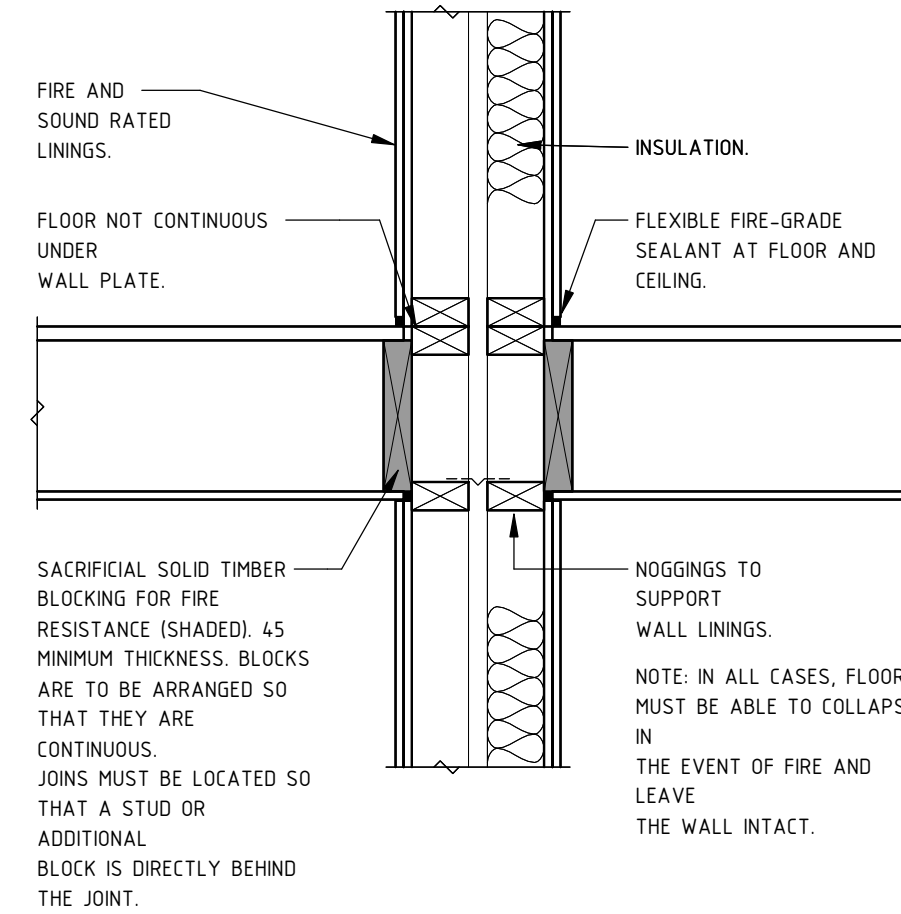
1 **WALL SECTION 1**
1/2" = 1'-0"



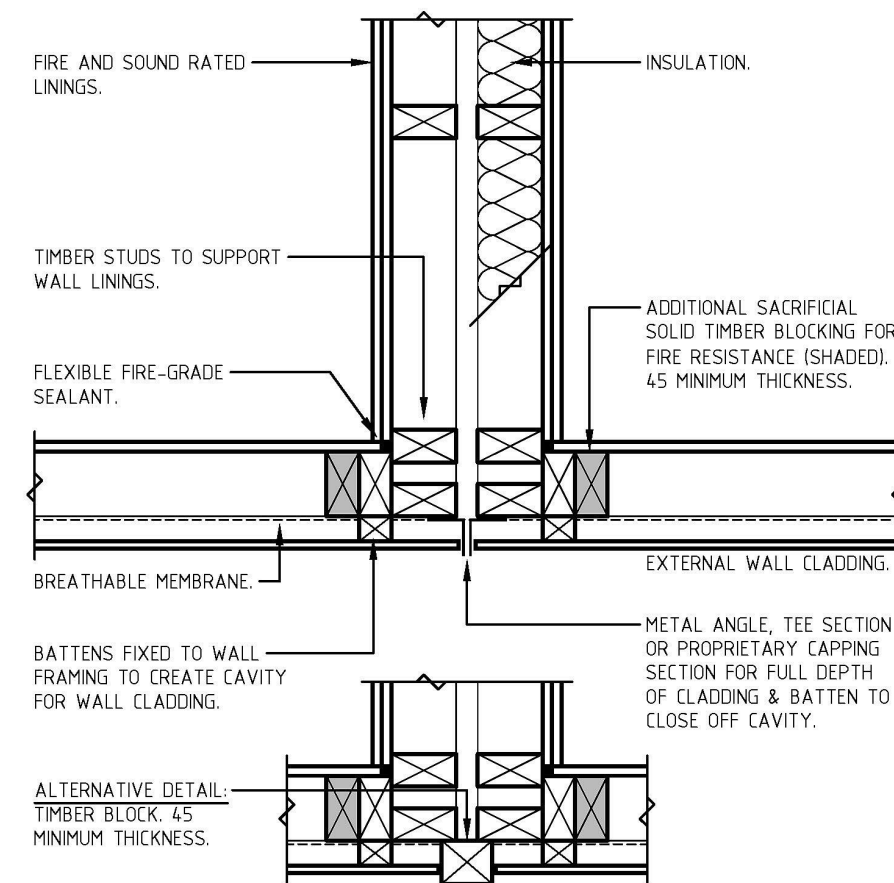
2 **WALL SECTION 2**
1/2" = 1'-0"



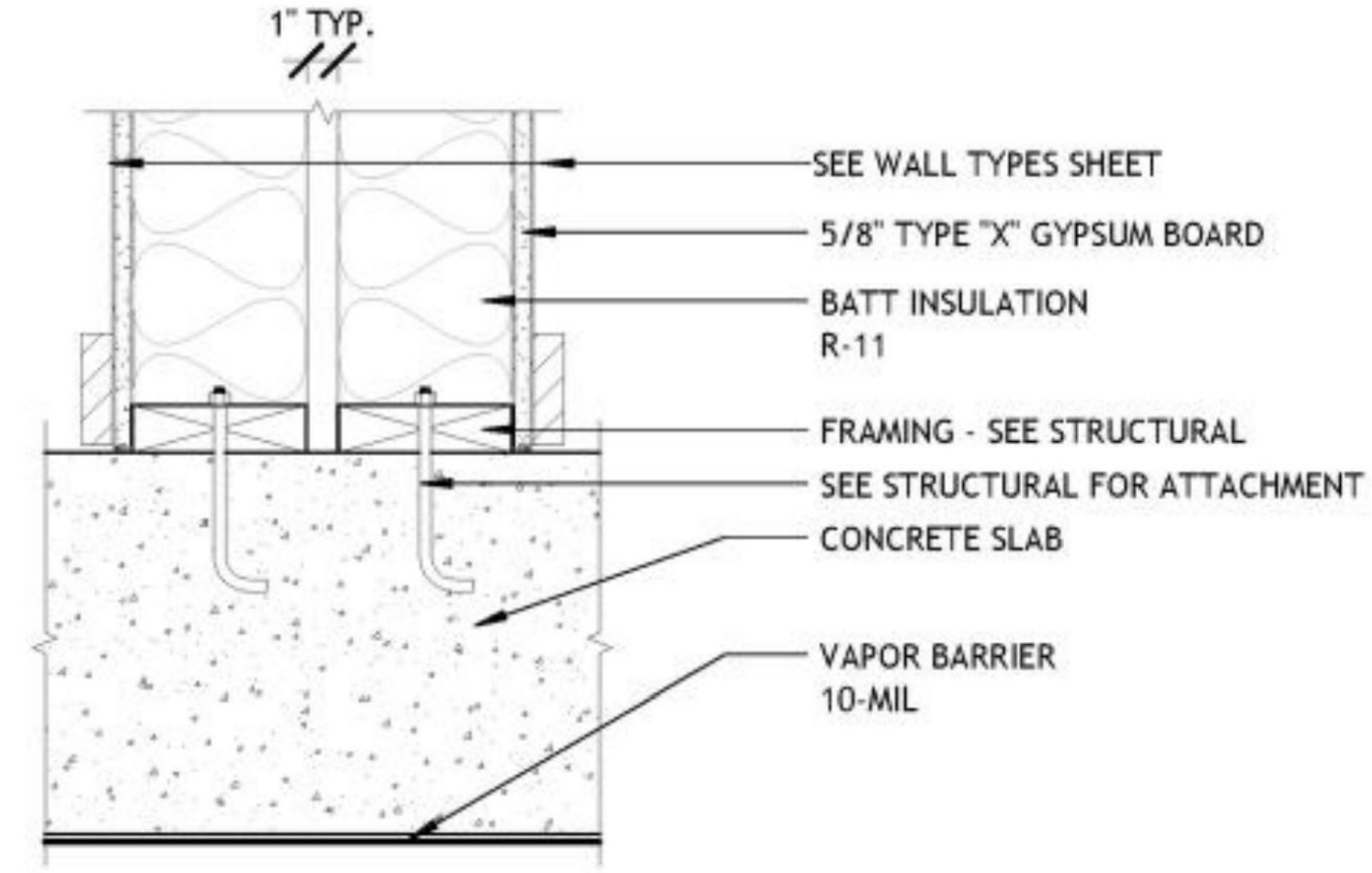
3 **EXTERIOR WALL TO FLOOR**
3" = 1'-0"



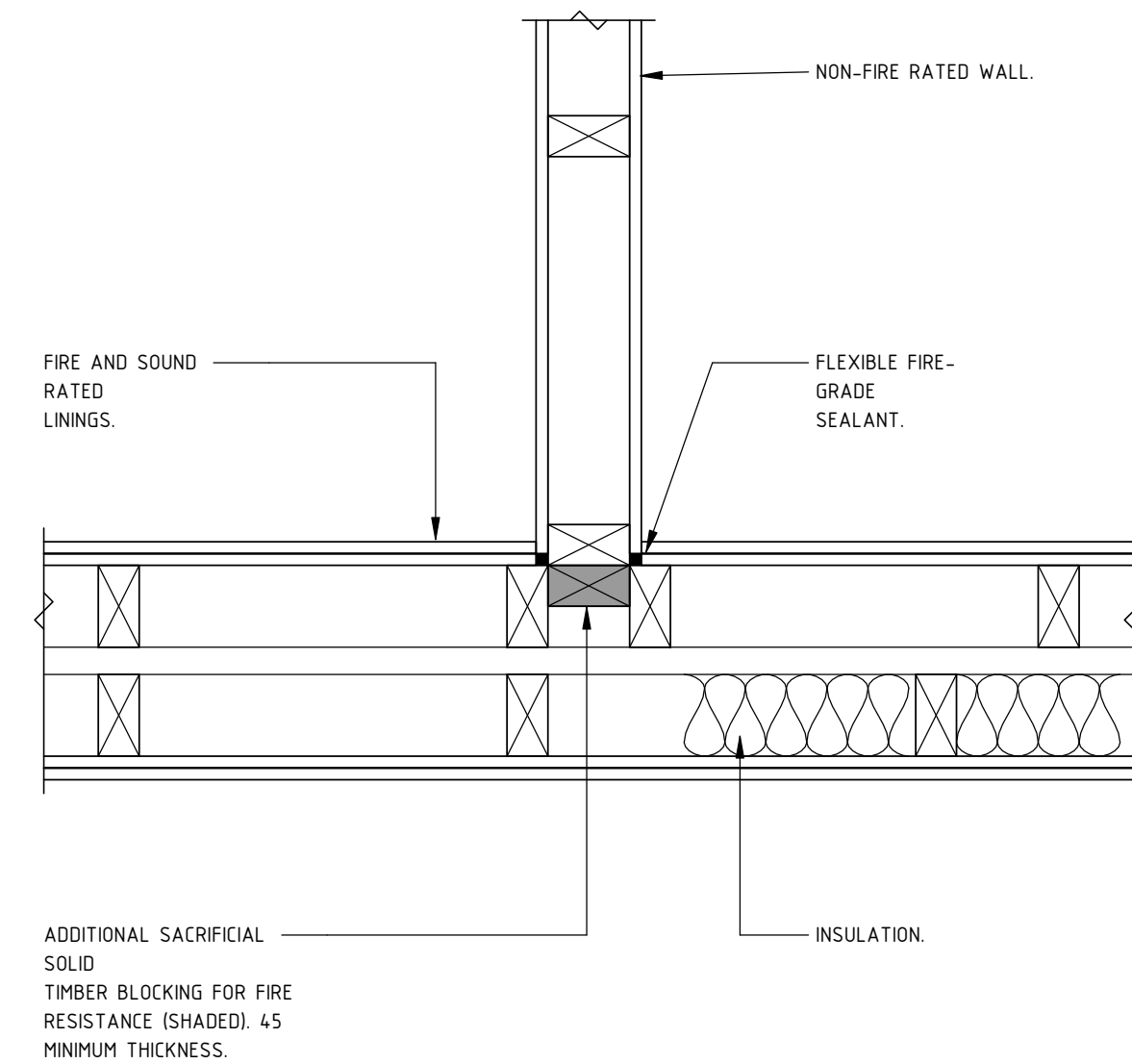
4 **FLOOR TO CONTINUOUS DOUBLE STUD WALL**
1" = 1'-0"



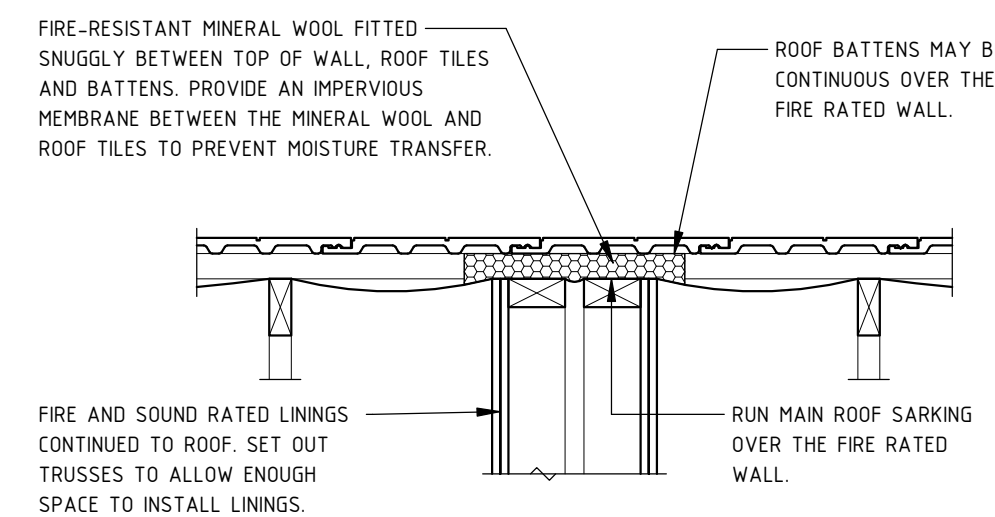
5 **EXTERIOR WALL TO DOUBLE STUD WALL**
1" = 1'-0"



6 **DOUBLE STUD WALL TO FOUNDATION**
3" = 1'-0"



7 **FIRE RATED DOUBLE STUD WALL TO NON-FIRE RATED WALL**
1 1/2" = 1'-0"



8 **ROOF FRAMING TO DOUBLE STUD WALL**
1" = 1'-0"

Revision Schedule		
No.	Date	By

DATE	ISSUE DATE
DRAWN:	JTC
CHECKED:	MCB

JOB NO.
0711-2022

SHEET NO.
A302

WINDOW SCHEDULE					
TYPE MARK	COUNT	WIDTH	HEIGHT	HEAD HEIGHT	DESCRIPTION
A	3	2'-0"	2'-0"	6'-8"	CASEMENT
B	9	6'-0"	2'-0"	6'-8"	TRANSOM
C	21	3'-0"	3'-0"	6'-8"	CASEMENT
D	53	2'-8"	4'-0"	6'-8"	DOUBLE HUNG
E	19	5'-0"	2'-0"	6'-8"	CASEMENT
F	18	3'-0"	3'-0"	6'-8"	CASEMENT
G	3	2'-8"	3'-0"	6'-8"	DOUBLE HUNG

SINGLE UNIT DOOR SCHEDULE				
MARK	WIDTH	HEIGHT	DESCRIPTION	LEVEL
100	3'-0"	6'-8"	EXTERIOR SINGLE HALF GLASS	MAIN LEVEL FLOOR PLAN
101	2'-8"	6'-8"	SINGLE 3 PANEL	MAIN LEVEL FLOOR PLAN
103	2'-8"	6'-8"	SINGLE POCKET	MAIN LEVEL FLOOR PLAN
104	3'-0"	6'-8"	EXTERIOR SINGLE HALF GLASS	MAIN LEVEL FLOOR PLAN
105	9'-0"	7'-0"	GARAGE	GARAGE
200	5'-0"	6'-8"	EXTERIOR DOUBLE GLASS	2ND LEVEL FLOOR PLAN
201	2'-4"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
202	2'-8"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
203	2'-4"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
204	2'-4"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
205	2'-4"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
206	2'-8"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
207	4'-0"	6'-8"	UNIT CLOSET/DOUBLE	2ND LEVEL FLOOR PLAN
208	2'-8"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
209	2'-8"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
210	2'-0"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
211	2'-8"	6'-8"	SINGLE 3 PANEL	2ND LEVEL FLOOR PLAN
212	2'-6"	6'-8"	OPENING	2ND LEVEL FLOOR PLAN
300	5'-0"	6'-8"	EXTERIOR DOUBLE GLASS	3RD LEVEL FLOOR PLAN
301	2'-8"	6'-8"	SINGLE 3 PANEL	3RD LEVEL FLOOR PLAN
302	2'-8"	6'-8"	SINGLE 3 PANEL	3RD LEVEL FLOOR PLAN
303	2'-8"	6'-8"	SINGLE 3 PANEL	3RD LEVEL FLOOR PLAN
304	6'-0"	6'-8"	DOUBLE SLIDING GLASS	3RD LEVEL FLOOR PLAN

TRINITY WILDS - TOWNHOME CONDOS

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DOOR & WINDOW SCHEDULES

B

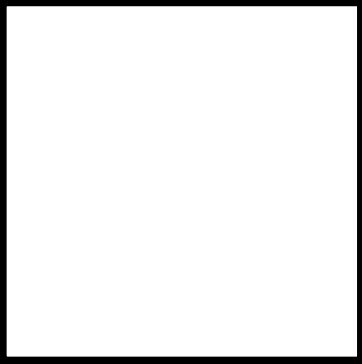
BALDWIN

ARCHITECTURAL GROUP

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Revision Schedule		
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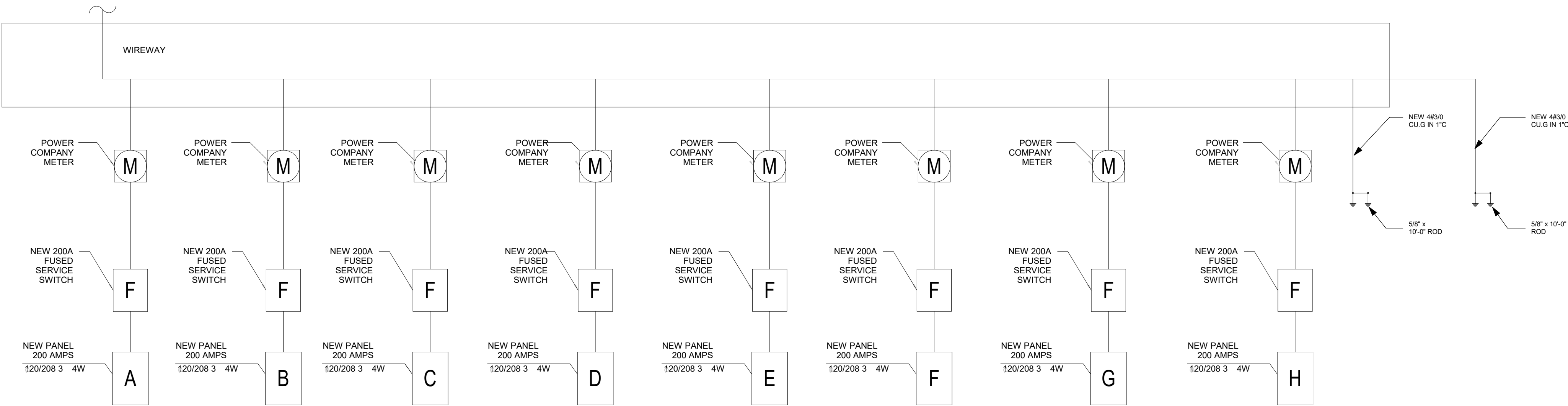
0711-2022

SHEET NO.

A400

SPECIFICATIONS:

1. SCOPE:
- A. 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.
- B. 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.
- C. 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.
- D. CONTRACTOR SHALL COMPLY WITH CURRENT OSHA REQUIREMENTS.
- E. 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.
- F. 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.
- G. 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.
- H. WORK SHALL BE INSTALLED IN ACCORDANCE WITH THE 2018 NATIONAL ELECTRICAL CODE AND STATE OF GEORGIA LATEST AMENDMENTS.
2. SUBMITTALS AND SUBSTITUTION:
- A. 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.
- B. 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.
- C. 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.
3. COORDINATION:
- A. 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.
- B. VERIFY ALL EQUIPMENT LOCATIONS, HORSEPOWER, VOLTAGE, PHASE & ETC. BEFORE ROUTING CONDUIT AND WIRE TO THE EQUIPMENT. NOTIFY THE ENGINEER OF ALL DISCREPANCIES.
- C. ALL MATERIAL SHALL FIT THE SPACE AVAILABLE. VERIFY DIMENSIONS AND CLEARANCES AT BUILDING BEFORE COMMENCING WORK.
4. UTILITIES:
- A. CONTRACTOR SHALL COORDINATE THE INSTALLATION OF THE POWER AND TELEPHONE SYSTEMS WITH THE UTILITIES PROVIDING EACH SERVICE. AND PAY FOR ALL METERINGS, CURRENT TRANSFORMERS, POWER TRANSFORMERS, PAD LOCATION, AND/OR OVERHEAD SERVICE WITH THE POWER CO.
- B. STUB OUT THE TELEPHONE SERVICE AT THE ROADWAY AS DIRECTED BY THE TELEPHONE CO.
- C. ALL CONDUIT TERMINATIONS AT THE PROPERTY LINE SHALL BE MARKED WITH AN IRON STAKE DRIVEN FLUSH WITH THE FINISHED GRADE.
5. CONDUIT:
- A. ALL WIRING SHALL BE ROUTED IN CONDUIT EXCEPT LOW VOLTAGE WIRING UNLESS NOTED OTHERWISE.
- B. 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.
- C. 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.
- D. ALL POLYVINYL CHLORIDE CONDUIT SHALL BE SCHEDULE 80. ALL UNDERGROUND CONDUITS TO HAVE STEEL LONG RADIUS ELBOWS.
- E. ALL CONDUITS TO BE SUPPORTED PER NEC REQUIREMENTS.
6. CONDUCTORS:
- A. ALL CONDUCTORS SHALL BE COPPER, 98% CONDUCTIVITY, STRANDED, WITH 600 VOLT NEC TYPE THHN INSULATION OF 45 MIL. THICKNESS MINIMUM.
- B. WIRING #12 & #10 SHALL BE MADE UP USING WIRE CONNECTORS, T&B SCOTCHLOK OR IDEAL WITH INTERNAL SPRINGS.
- C. WIRING #8 AND LARGER SHALL BE MADE UP WITH CONNECTORS, T&B OR O.Z.
- D. A PULLING COMPOUND APPROVED FOR USE WITH PLASTIC INSULATION SHALL BE USED AT ALL TIMES.
- E. METAL CLAD CABLE WITH LENGTHS NOT TO EXCEED 20' MAY BE USED AS PERMITTED BY LOCAL CODES.
- F. COMPLETE ELECTRICAL SYSTEMS SHALL BE PROVIDED AS SHOWN ON THE DRAWINGS AND/OR AS SPECIFIED HEREIN.
- G. ALL SYSTEMS SHALL HAVE A GROUND CONDUCTOR.
7. OUTLET BOXES:
- A. ALL DEVICES AND LIGHTING FIXTURES TO HAVE AN OUTLET BOX. LEAVE AN 8" PIGTAIL FOR CONNECTION OF DEVICES.
- B. 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.
- C. CEILING OUTLET BOXES SHALL BE 1 1/2" OR 2 1/2" DEEP, 4" OCTAGONAL.
- D. WALL OUTLET BOXES FOR TOGGLE SWITCHES AND CONVENIENCE OUTLETS SHALL BE 1 1/2" OR 2 1/2" DEEP, 4" OCTAGONAL.
- E. OUTLET BOXES IN EXPOSED CONDUIT SHALL BE CAST FERROUS ALLOY, GALVANIZED.
- F. INSTALL ALL OUTLET BOXES WITHIN 1/8" OF WALL SURFACE.
8. WIRING DEVICES:
- A. ALL DEVICES SHALL BE AS MANUFACTURED BY GENERAL ELECTRIC, PASS & SEYMOUR, ARROW-HART OR HUBBELL.
- B. WIRING DEVICES SHALL CONFORM WITH APPLICABLE SECTIONS OF NEMA STANDARD WD-1.
- (1) DEVICE COVER PLATES
- A. ALL DEVICE COVER PLATES SHALL BE NYLON OF COLOR AS SELECTED BY OWNER.
- B. COORDINATE DEVICE COVER PLATES TO AWARE THAT ALL ARE OF THE SAME COLOR. ALL VOLTS SHALL HAVE A COVER PLATE.
- (2) WALL SWITCHES
- A. WALL SWITCHES SHALL BE FLUSH TYPE, 20 AMPERES, 120/277 VOLTS, IVORY COLOR, SPECIFICATION GRADE, DESIGNED FOR QUIET OPERATION, WITH A GROUNDING TERMINAL.
- B. SINGLE POLE WALL SWITCHES SHALL BE EQUAL TO ARROW-HART #1991.
- C. THREE-WAY AND OTHER CONFIGURATION OF SWITCHES SHALL BE OF SAME QUALITY AND MANUFACTURES SERIES AS SINGLE POLE SWITCHES.
- (3) WALL RECEPTACLES
- A. DUPLEX RECEPTACLES SHALL BE SPECIFICATION GRADE, NEMA 5-15R CONFIGURATION, BACK ASIDE WIRED, WITH GROUNDING TERMINAL SCREW.
- B. DUPLEX RECEPTACLES SHALL BE EQUAL TO ARROW-HART #5622.
- C. ALL CONFIGURATION OF RECEPTACLES SHALL BE OF SAME QUALITY AND MANUFACTURES SERIES AS DUPLEX RECEPTACLES.
9. BRANCH CIRCUIT PANEL BOARDS:
- A. PANEL BOARDS SHALL BE SIEMENS, GENERAL ELECTRIC, WESTINGHOUSE OR CUTLER HAMMER.
- B. BRANCH CIRCUIT PAPERBOARDS SHALL BE FACTORY ASSEMBLED WITH CIRCUIT BREAKERS AND SPACES AS SCHEDULED ON THE DRAWINGS.
- C. LABEL PANEL AS PER ARTICLE 408.4 OF THE 2018 NEC.
- (1) PANEL BOARDS
- A. PANEL BOARDS SHALL BE SINGLE OR THREE PHASE, TYPE NLAB FOR 208Y/120V SERVICE, OR NHA4 FOR 480Y/277V SERVICE.
- B. PANEL MAINS SHALL BE COPPER OF VOLTAGE AND AMPERAGE SCHEDULED ON THE DRAWINGS.
- C. CIRCUIT BREAKERS SHALL BE QUICK LAG TYPE, BOLT-ON OF QUANTITY, VOLTAGE AND TRIP RATINGS SCHEDULED.
- D. MULTI-POLE BREAKERS SHALL BE SINGLE HANDLE. INTERNAL COMMON TRIP.
- E. ALL GROUND BUSS SHALL BE COPPER, BRAZED TO THE PANEL CAN.
- F. ALL FLUSH MTD. PANEL BOARDS TO HAVE 4-3/4" CONDUITS STUBBED INTO CEILING SPACE.
- G. A TYPEWRITTEN CARD INDICATING THE LOADS CONTROLLED BU EACH BREAKER SHALL BE PROVIDED IN EACH CABINET. LABEL SPARES & SPACES IN PENCIL.
10. DISCONNECT SWITCHES:
- A. DISCONNECT SWITCHES SHALL BE SIEMENS, GENERAL ELECTRIC, WESTINGHOUSE OR CUTLER HAMMER.
- B. 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.
11. INDIVIDUALLY ENCLOSED CIRCUIT BREAKERS:
- (1) INSTALLATION
- A. CIRCUIT BREAKERS SHALL BE MOLDED CASE OF VOLTAGE RATING, FRAME SIZE, NUMBER OF POLES AND AMPERE RATING AS NOTED ON THE DRAWINGS.
- B. CIRCUIT BREAKERS AND DISCONNECT SWITCHES SHALL BE INSTALLED ON WALLS, POWER BACKBOARDS, PLENUMS, ETC. AS INDICATED ON THE DRAWINGS.
- C. 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.
12. LIGHT FIXTURES:
- A. VERIFY ALL CEILING TYPES FOR RECESSED FIXTURES BEFORE ORDERING FIXTURES.
- B. LOCATION OF ALL LIGHTING FIXTURES ON THE ELECTRICAL DRAWINGS ARE APPROXIMATE, REFER TO ARCHITECTURAL REFLECTED CEILING PLAN FOR EXACT LOCATION.
- C. LIGHTING FIXTURES INSTALLED IN EXPOSED T BAR CEILINGS SHALL HAVE TWO 300 POUND SAFETY CHAINS TO SUPPORT FIXTURE IN THE EVENT OF CEILING FAILURES.
- D. 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.
- E. 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.
- F. 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.
- G. RECESSED INCANDESCENT FIXTURES SHALL BE EQUIPPED WITH THERMAL PROTECTION AND SHALL BEAR THE UL LABEL INDICATING THE SUITABILITY FOR SUCH USE.
- H. LENS MATERIAL FOR RECESSED FIXTURES SHALL BE 1/2" ACRYLIC THICK WITH A SQUARE PRISM PATTERN SIMILAR TO KSH-12.
- I. ALL LIGHT FIXTURES SHALL BE STAMPED WITH THE MANUFACTURER AND CATALOGUE NUMBER IN A PLACE CONCEALED FROM PUBLIC VIEW.
- (1) LAMP
- A. FLUORESCENT LAMPS SHALL BE ENERGY SAVINGS, COOL WHITE, T-8 SERIES OF WATTAGE INDICATED ON THE PLANS.
- B. INCANDESCENT LAMPS SHALL BE OF THE WATTAGE INDICATED ON THE PLANS RATED AT 130V.
13. FIRE ALARM
- A. REFERENCE ARCHITECTURAL DOCUMENTS FOR ADDITIONAL INFORMATION ON DEVICE LOCATIONS.



2

ELECTRICAL WIREWAY RISER DIAGRAM

1/4" = 1'-0"

TYPE	NEW PANEL BOARD "A"										AIC	25000	MIN
MAINS	200										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	0.2			15/1	0.13	0.1	Lighting	2	
3	Lighting	0.13	0.1	15/1		0.2		15/1	0.13	0.1	Lighting	4	
5	Lighting	0.13	0.1	15/1			0.2	15/1	0.13	0.1	Lighting	6	
7	Lighting	0.13	0.1	15/1	1.9			15/1	1.26	1.8	AH-1	8	
9	Outlets	1.92	2.4	20/1		4.8		20/1	1.92	2.4	GFCI- Kitchen	10	
11	Dishwasher	1.68	2.4	20/1			4.8	20/1	1.92	2.4	Range	12	
13	Outlets	1.92	2.4	20/1	4.8			20/1	1.56	2.4	Refrig.	14	
15	Outlets	1.92	2.4	20/1		4.8		20/1	1.92	2.4	GFCI- Bathroom	16	
17	GFCI-Bathroom	1.92	2.4	20/1			5.8	20/1	2.38	3.4	CU-1	18	
19	Washing Mach.	1.68	2.4	20/1	4.8			20/1	1.68	2.4	Dryer	20	
21	Outlets	1.92	2.4	20/1		2.8		15/1	0.60	0.4	Lighting	22	
23	Water Heating	2.40	3.0	30/1			5.4	20/1	1.92	2.4	Outlets	24	
25	Outlets	1.92	2.4	20/1	4.8			20/1	1.92	2.4	Outlets	26	
27	Outlets	1.92	2.4	20/1		4.8		20/1	1.92	2.4	Outlets	28	
29	Outlets	1.92	2.4	20/1			2.5	15/1	0.13	0.1	Lighting	30	
31	Lighting	0.13	0.1	15/1	0.2			15/1	0.13	0.1	Lighting	32	
33	Lighting	0.13	0.1	15/1		0.2		15/1	0.13	0.1	Lighting	34	
35	Lighting	0.13	0.1	15/1			0.1		0.00			36	
37		0.00			0.0				0.00			38	
39		0.00				0.0			0.00			40	
41		0.00					0.0		0.00			42	
LEFT TOTAL		22.0	27.7		16.7	17.6	18.8		19.75	25.4	RIGHT TOTAL		
CONNECTED LOAD			53.1	KVA		1000	1.732	208	=		147.40 AMP		
DEMAND LOAD			41.7	KVA		1000	1.732	208	=		115.88 AMP		

NOTE:

TYPICAL PANEL FOR ALL UNITS

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

TRINITY WILDS - TOWNHOME CONDOS

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GENERAL ELECTRICAL NOTES



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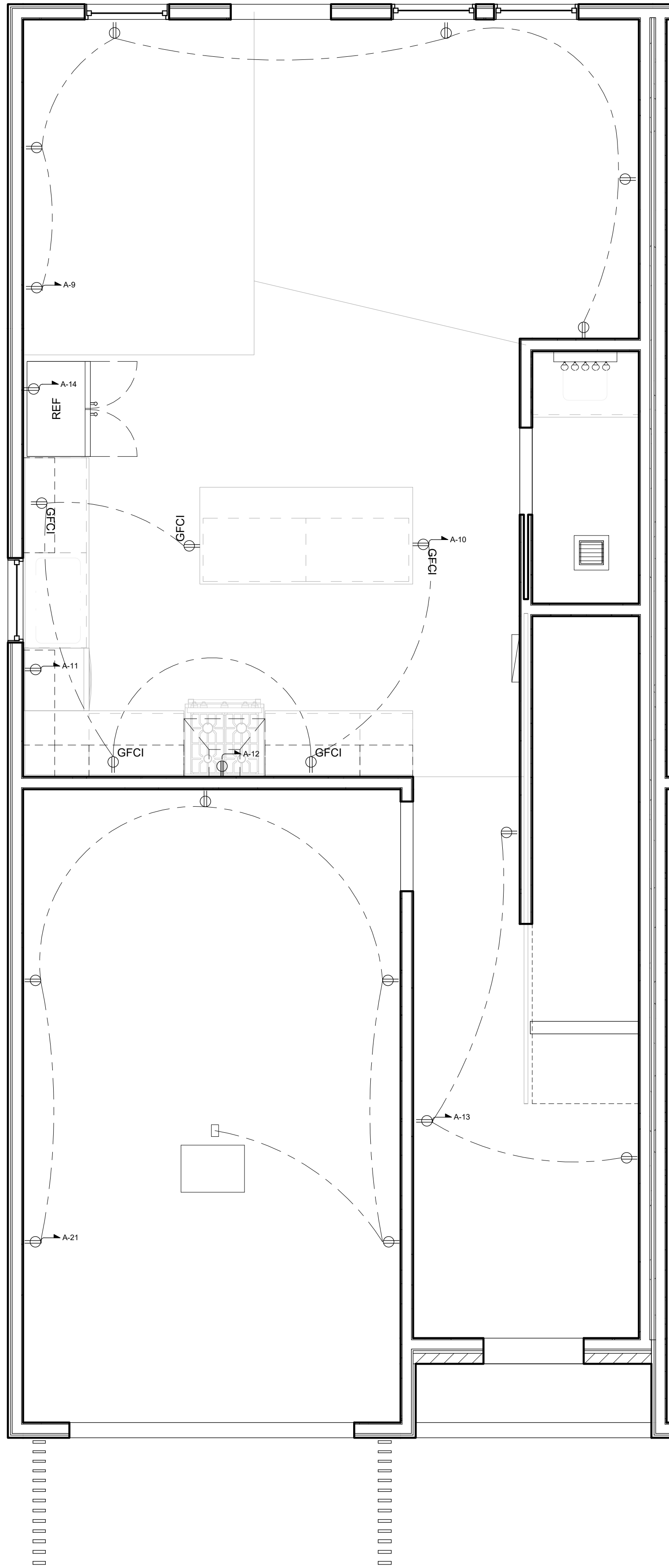
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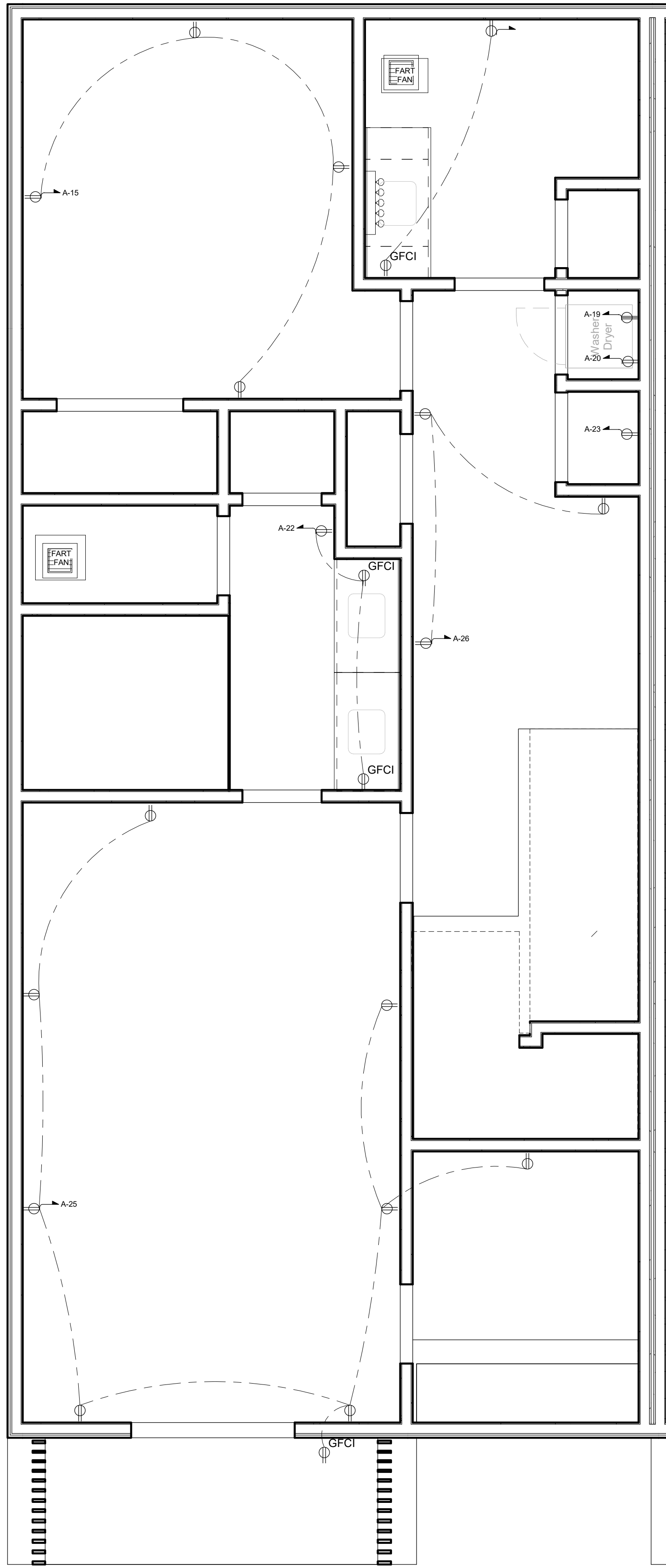
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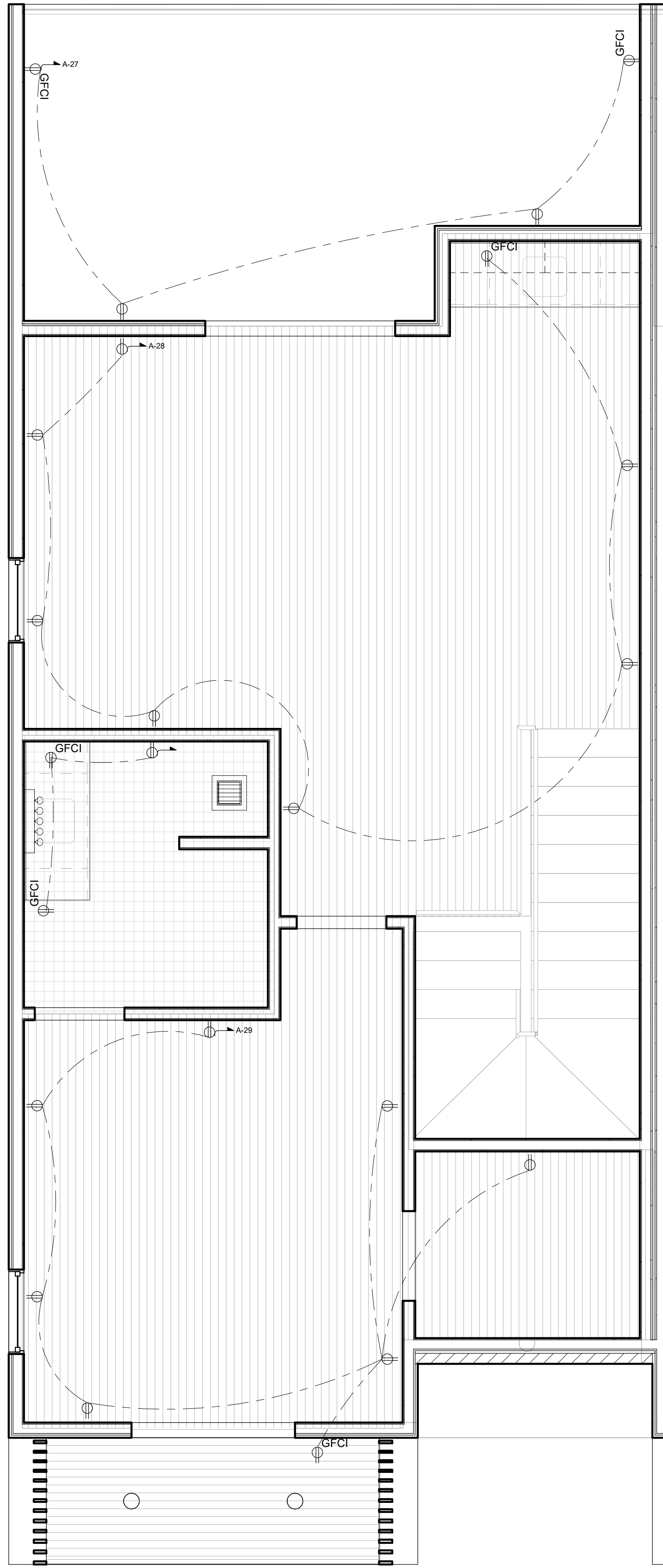
E.1



1 **MAIN LEVEL POWER PLANS**
3/8" = 1'-0"



2 **2ND LEVEL POWER PLANS**
3/8" = 1'-0"



3 **3RD LEVEL POWER PLANS**
3/8" = 1'-0"

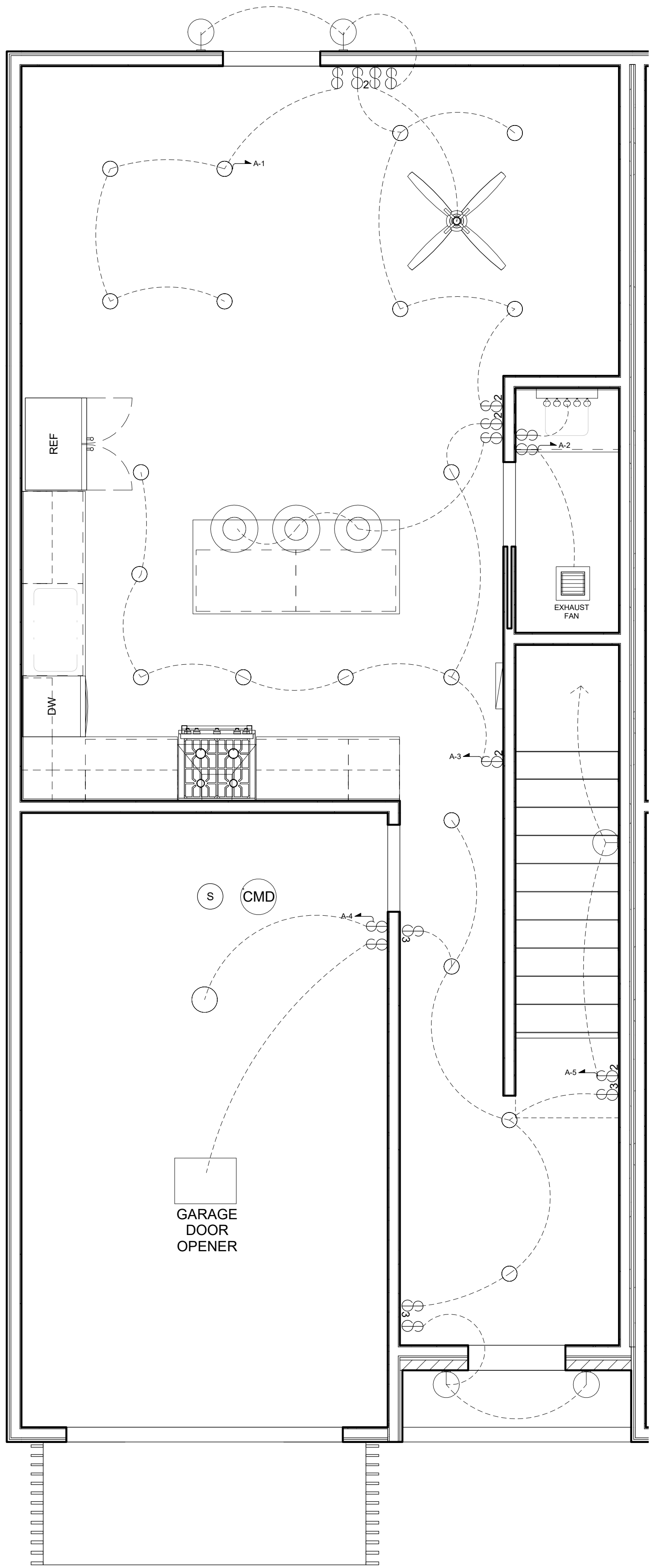
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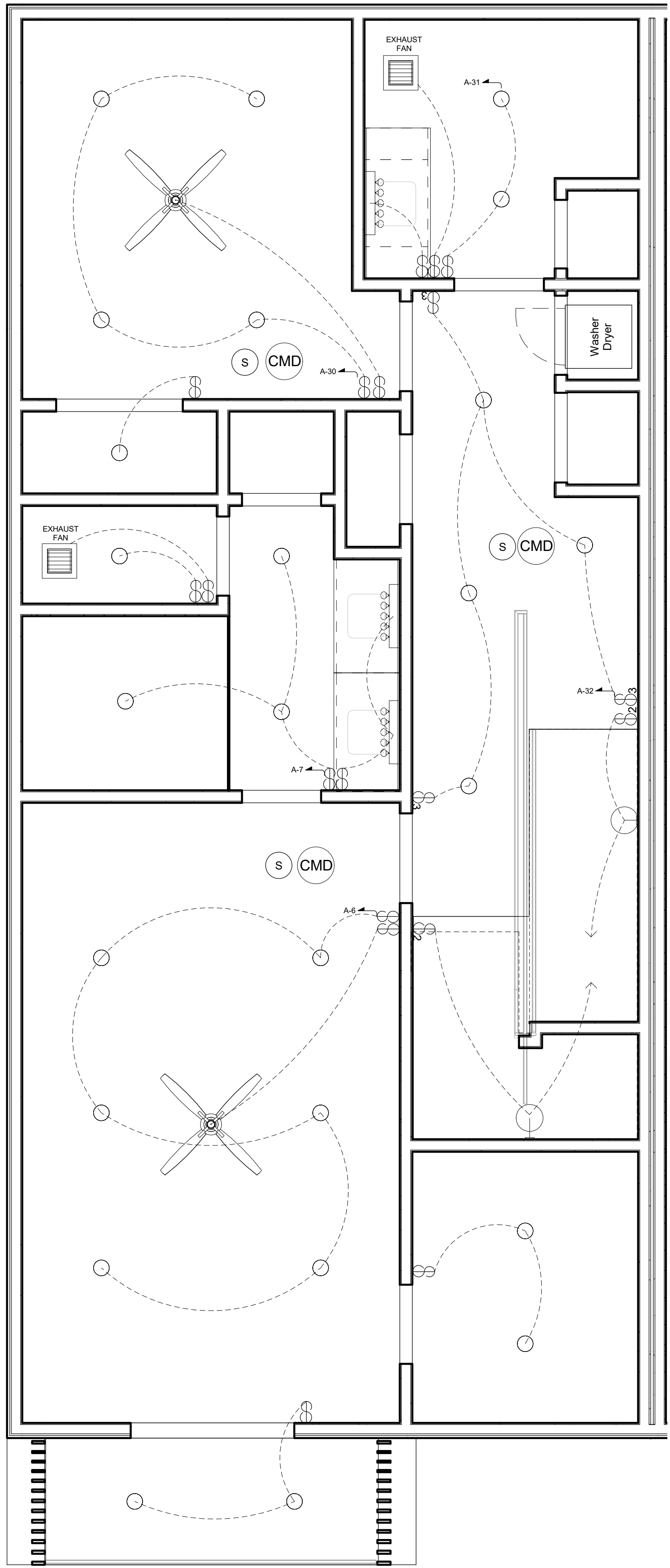
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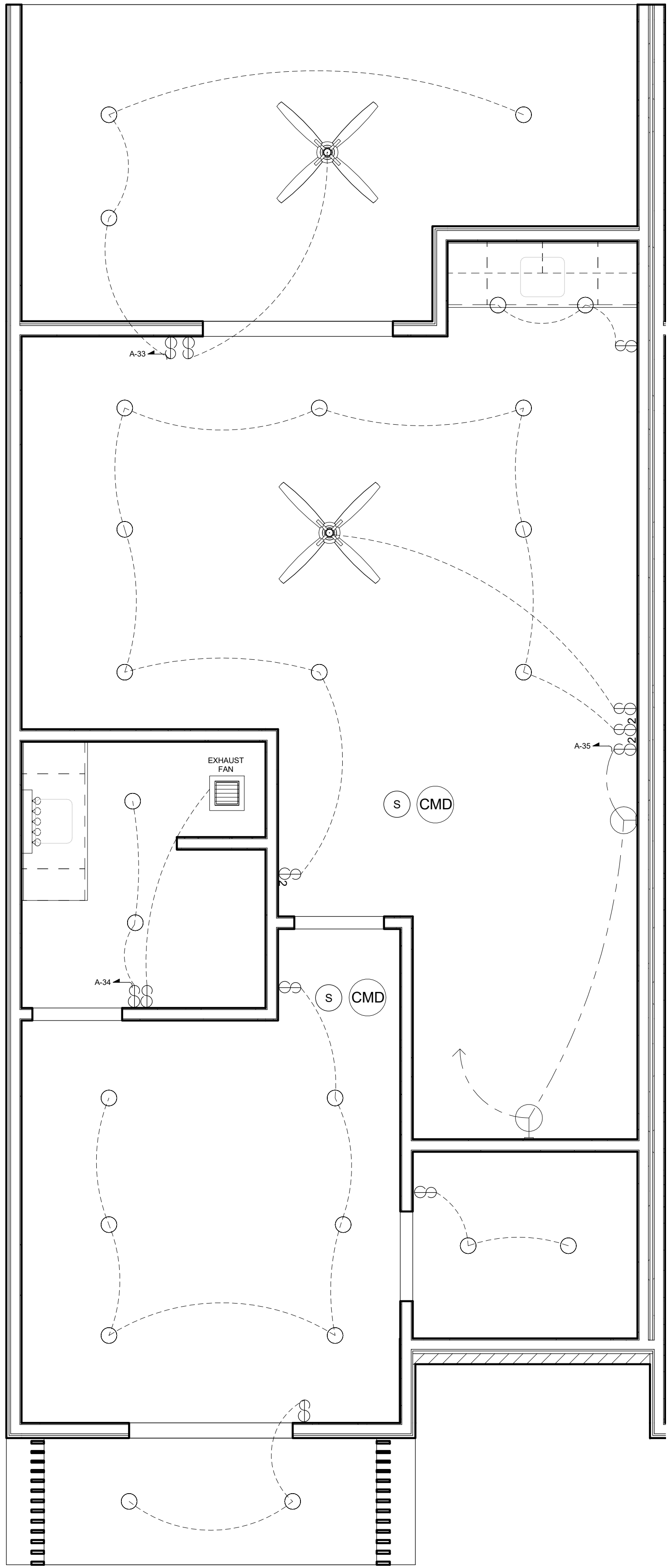
(S) - SMOKE DETECTOR
(CMD) - CARBON MONOXIDE DETECTOR



1 **MAIN LEVEL LIGHTING PLAN**
3/8" = 1'-0"



2 **2ND LEVEL LIGHTING PLAN**
3/8" = 1'-0"



3 **3RD LEVEL LIGHTING PLAN**
3/8" = 1'-0"

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E.3

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 LOCAL CODES. REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATION OF ALL EQUIPMENT.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SYSTEM TO BE IN COMPLETE ORDER. THIS CONTRACTOR SHALL CO-ORDINATE HIS WORK WITH OTHER TRADES TO AVOID INTERFERENCES WITH THE WORK OF OTHER TRADES.
3. PRIOR TO PURCHASING ANY MATERIALS OR STARTING ANY WORK, CONTRACTOR SHALL FIELD VERIFY ALL EXISTING DUCTWORK SIZES AND LOCATIONS, EQUIPMENT, ETC., SHOWN ON THE DRAWINGS OR AFFECTING THIS WORK AND ANY DEVIATIONS TO THE SAME.
4. SHOP DRAWINGS SHALL BE SUBMITTED TO AND APPROVED BY THE ARCHITECT PRIOR TO ORDERING. FABRICATING ANY MECHANICAL EQUIPMENT. SHOP DRAWINGS SHALL INCLUDE: ALL NEW EQUIPMENT SCHEDULED ON THE DRAWINGS. SHOP DRAWINGS SHALL HAVE THE EQUIPMENT LABELED TO MATCH THE UNIT DESIGNATION ON THE DRAWINGS. PROVIDE ALL INFORMATION INDICATED IN THE SCHEDULES OR ON THE DRAWINGS. SUBMIT ALL SHOP DRAWINGS TO THE ARCHITECT PRIOR TO ORDERING.
5. CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL MECHANICAL ELECTRICAL DRAWINGS PRIOR TO ORDERING EQUIPMENT OR SUBMITTING SHOP DRAWINGS, AND SHALL FURNISH WIRING FOR THE VOLTAGES SHOWN.
6. ALL MECHANICAL EQUIPMENT REQUIRING ELECTRICAL POWER SHALL BE INSTALLED WITH DISCONNECT SWITCHES OF EQUIPMENT. COORDINATE SWITCH TYPE (FUSED OR NON-FUSED) WITH EQUIPMENT CHARACTERISTICS, RECOMMENDATIONS AND ELECTRICAL DRAWINGS.
7. ALL REQUIRED CONTROL WIRING NOT SHOWN ON THE ELECTRICAL DRAWINGS SHALL BE INCLUDED AS PART OF THE WORK.
8. UNLESS NOTED OTHERWISE, STARTERS, SMOKE DETECTORS, TRANSFORMERS, CONTROLS AND CONTROL WIRING ALL MECHANICAL SYSTEMS SHALL BE FURNISHED AND INSTALLED BY THE MECHANICAL CONTRACTOR.
9. STARTERS FOR MECHANICAL EQUIPMENT SHALL BE PROVIDED.
10. ALL MECHANICAL EQUIPMENT SHALL BE INSTALLED ACCORDING TO MANUFACTURER'S INSTRUCTIONS.
11. ALL MECHANICAL EQUIPMENT AND SYSTEMS SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR AFTER COMPLETION OF THE WORK.
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 DRAWINGS. COORDINATE THESE ITEMS WITH THE ARCHITECT, STRUCTURAL ENGINEER AND LANDLORD PRIOR TO WORK.
14. CONTRACTOR SHALL VERIFY EXISTING MECHANICAL ROOF TOP UNIT LOCATIONS PRIOR TO WORK.
15. SUPPLY, RETURN, MAKE-UP, AND EXHAUST DUCTWORK SHALL BE CONSTRUCTED OF GALVANIZED STEEL. RECOMMENDED IN SMACNA HVAC DUCT CONSTRUCTION STANDARDS, LATEST EDITION. ALL JOINTS AND SEAMS METAL DUCTWORK SHALL BE SEALED WITH DUCT SEALER, UL LISTED 181A OR 181B FOR TAPES AND MASTICS. TAPE SHALL BE USED TO SEAL JOINTS.
16. DUCT ABOVE CEILING: 1.5" THICK, MINIMUM R=6.0, JOHNS MANVILLE TYPE.
17. DUCTWORK CONNECTING KITCHEN EXHAUST HOODS TO ROOF TOP EXHAUST FANS SHALL BE CONSTRUCTED OF STEEL OR 18 GAGE STAINLESS STEEL. ALL GREASE EXHAUST DUCTWORK SHALL BE CONSTRUCTED AND INSTALLED TO LOCAL CODE AUTHORITIES AND NFPA 96 REQUIREMENTS. INSTALL GASKETED ACCESS DOORS. CHANGE OF DIRECTION, DOOR SHALL NOT BE LESS THAN 1.5" FROM EDGE OF DUCT.
18. DUCT INSULATION, FIBERGLASS DUCT WRAP, WITH FOIL FACED VAPOR BARRIER INSULATION SHALL BE UL MANVILLE, OWENS CORNING, OR EQUAL. IF DUCTWORK SUPPORT STRAPS ARE ATTACHED TO THE DUCT THEN INSIDE THE INSULATION AND SEAL WITH MASTIC AT PUNCTURES (STAPLES) AND SEAL WITH MASTIC. MASTIC MUST BE APPLIED COMPLETELY COVER STAPLES, PERIMETER JOINTS SHALL BE FORMED SUCH THAT THE INSULATION ON THE TOP OVERLAPS THE INSULATION ON THE SIDES AND THE SIDES OVERLAP THE BOTTOM. DO NOT COMPRESS THE TRAPEZOID TYPE HANGERS. WHERE NECESSARY PROVIDE WOOD DOWELS OR BLOCKS THE SAME THICKNESS AS INSERTED INTO THE INSULATION AT THE JOINTS.
19. AS A MINIMUM, INSULATE KITCHEN HOOD EXHAUST DUCT LOCATED IN THE BUILDING WITH INSULATION HAVING CHARACTERISTICS: MIN. 1.5 LB/ CU.FT., FIBERGLASS, FOIL FACED (FRK), CAPABLE OF BEING USED ON TEMPERATURES OF 450° F., FLAME SPREAD 25 OR LESS AND SMOKE DEVELOPED 50 OR LESS. OWENS CORNING, CLEANOUTS FOR DUCT SHALL BE COVERED BY ENCLOSURE AND HAVE AN INSULATION REQUIRED. SEE MANUFACTURER'S INSTALLATION INSTRUCTIONS. MAINTAIN 18" CLEAR FROM COMBUSTIBLE CONSTRUCTION AND MAINTAIN MINIMUM 6" CLEAR FROM PRODUCTS / CONSTRUCTION WITH LIMITED ACCESS. IF A PRODUCT IS QUESTIONABLE AS TO THE DEGREE OF COMBUSTIBILITY, IF COMBUSTIBLE UNAVOIDABLE, WRAP DUCT (COMPLETELY COVER) WITH INSULATION HAVING THE FOLLOWING CHARACTERISTICS: 3" HOUR RATING) FIRE PROOFING BOARD OF CALCIUM SILICATE, LISTINGS OF IMC AND NFPA 96 AND UL LISTED, COMBUSTIBLES. INSTALL PER THE MANUFACTURER'S INSTRUCTIONS INCLUDING THE PROPER CEMENT. SUPER DUCT ENCLOSURE BY JOHNS MANVILLE OR EQUAL. CLEANOUTS FOR DUCT SHALL BE COVERED BY ENCLOSURE INSULATION OVERLAP OF 3" OR AS REQUIRED - SEE MANUFACTURER'S INSTALLATION INSTRUCTIONS AND DUCT SHALL SLOPE BACK TOWARDS THE HOOD A MINIMUM OF 1/4" PER FOOT.
20. ALL DUCTWORK SHALL BE CONSTRUCTED BY THE GUIDELINES OF SMACNA (MINIMUM OF THE 1995 EDITION IF ADDITION IS AVAILABLE). DUCT AND EQUIPMENT SHALL BE SUPPORTED BY THE BUILDING STRUCTURE AND 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 SHALL BE CONSTRUCTED TO A MINIMUM PRESSURE CLASS OF 1" AND ALL JOINTS SHALL BE SEALED TO A SEAL AS DEFINED BY SMACNA. SUPPLY AND MAKE-UP AIR DUCT SHALL BE CONSTRUCTED TO A PRESSURE CLASS OF 1" AND ALL JOINTS SHALL BE SEALED TO A SEAL.
21. FLEXIBLE DUCTWORK SHALL BE THE INSULATED TYPE (R=6.0), CLASS I AIR DUCT, UL 181 LISTED, SHALL BE SIZED AT 0.08"/100 FT STATIC PRESSURE DROP WHERE A SIZE IS NOT NOTED ON DRAWINGS. FLEXIBLE DUCT SHALL BE INSTALLED AS STRAIGHT AS POSSIBLE, AND SHALL BE SUPPORTED WITHOUT FORMING CRIMPS OR FLOW RESTRICTIONS. PROVIDE SQUARE TO ROUND ADAPTERS OR BOOTS TO CONNECT TO AIR DEVICE NECK.
22. ROUND AND FLEXIBLE DUCTWORK SHALL BE CONNECTED TO MAIN DUCTS WITH SPIN-IN FITTINGS WITH THUMB TIGHT.
23. PORTIONS OF DUCTWORK VISIBLE THROUGH AIR DISTRIBUTION DEVICES IN FINISHED AREAS SHALL BE COVERED WITH A FINISHED COVER OR GRILLE.
24. DUCTWORK DIMENSIONS SHOWN ON THE DRAWINGS ARE APPROXIMATE. INCREASE SIZE TO MATCH FIELD DIMENSIONS.
25. AFTER CONSTRUCTION, THE ENTIRE HVAC SYSTEM, INCLUDING THE EXHAUST, MAKE-UP, SUPPLY AND RETURN AIR BE TESTED, ADJUSTED, AND BALANCED TO DELIVER THE AIR QUANTITIES SHOWN ON THE DRAWINGS. SUBMIT A BALANCE REPORT TO ARCHITECT FOR APPROVAL. TESTING AGENCY SHALL BE ABOC OR NEBB CERTIFIED INDEPENDENT (NONAFFILIATED) FROM THE CONTRACTOR (INCLUDING SUBCONTRACTOR). EXHAUST AND RETURN NEGATIVE PRESSURE SHALL NOT EXCEED BY MORE THAN 10% FOR EACH FAN AND BY NO MORE THAN 10% AT VALUES INDICATED ON THE DRAWINGS.
26. ALL WORK SHALL BE COORDINATED AND PERFORMED WITH PRIOR APPROVAL FROM THE OWNER TO SUIT 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.
28. CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ALL MECHANICAL EQUIPMENT, DUCTWORK, ETC., TO FIT ALLOWED BY THE ARCHITECTURAL AND STRUCTURAL CONDITIONS. CUTTING OR OTHERWISE ALTERING ANY MEMBER 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.
30. LOCATIONS OF GRILLES, REGISTERS, & DIFFUSERS SHOWN ON THE DRAWINGS ARE APPROXIMATE. COORDINATE WITH LIGHTS, CEILING GRID, AND OTHER FEATURES.
31. PROVIDE ACCESS PANELS IN NON-ACCESSIBLE CEILINGS AND IN WALL STRUCTURE TO ALLOW MAINTENANCE OF EQUIPMENT AND BALANCING OF THE SYSTEM.
32. ALL EQUIPMENT SHALL BE LABELED WITH BAKELITE PLASTIC ENGRAVED NAMEPLATES WITH MINIMUM 1" HIGH LETTERS. PROVIDE 2" PLEATED FILTERS, 60% EFFICIENT, IN PROVIDE FILTER MEDIA AT RETURN DUCT INLET. AT TIME OF TEST AND BALANCE REMOVE FILTER MEDIA AND PROVIDE SCHEDULED/SPECIFIED FILTERS FOR THE SYSTEM.
33. ACCESS DOORS IN CEILINGS/WALLS SHALL BE A MINIMUM OF 12X12, HINGED, AND FIRE RATED TO MATCH DUCT ACCESS DOORS SHALL BE DOUBLE WALL IF INSTALLED ON SUPPLY DUCT, AND PROVIDED WITH THUMB TIGHT.
34. PROVIDE MVDS AT TAKE-OFFS, WHERE ACCESSIBLE CEILING (LAY-IN) IS PROVIDED, OF RUNOUTS TO SHOWN ON PLANS, WHERE BALANCING DAMPERS ARE ALSO PROVIDED AT THE SUPPLY GRILLE/DIFFUSER (SEE BALANCE THE SYSTEM WITH THE DAMPER AT THE TAKE-OFF (NOT AT GRILLE). GRILLE DAMPER SHOULD BE 100% AND PROVIDE STANDARD RADIUS.
35. DO NOT USE TURNING VANES ON RETURN, EXHAUST, OR OA DUCT ELBOWS UNLESS NOTED OR SHOWN AS PER STANDARD RADIUS.
36. WALL CAPS FOR TOILET EXHAUST SHALL HAVE A PRESSURE DROP NOT GREATER THAN 0.10" AT 150 CFM. EQUAL.
37. ROUTE DUCT HIGH AS POSSIBLE UNDER JOIST/ROOF.
38. FIRE STOPPING ALL PIPE AND DUCT PENETRATIONS OF FIRE AND OR SMOKE-RATED ASSEMBLIES SHALL BE REQUIRED TO RESTORE ASSEMBLY TO THE ORIGINAL INTEGRITY. FIRE BARRIER PRODUCTS SHALL BE AS CO. CP25 CAULK, CS195 COMPOSITE PANEL, FS195 WRAP/ STRIP, OR PSS 7900 SERIES SYSTEM AS PARTICULAR APPLICATION, OR EQUIVALENT SYSTEM AS APPROVED BY LOCAL CODE.
39. FIRE DAMPERS SHALL BE AS NOTED IN THE DRAWINGS.
40. SMOKE DETECTORS INSTALLED IN THE SUPPLY AIR SYSTEM WHERE MULTIPLE AIR-HANDLING SYSTEMS SHARE A COMMON AIR DUCTS WITH A COMBINED DESIGN CAPACITY GREATER THAN 100% SHALL BE INSTALLED IN THE SUPPLY AIR SYSTEM.

Specifications are subject to change without notice.

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COOLING & HEATING



M-Series

Job Name:

System Reference:

Date:

Outdoor Unit: MXZ-8C48NA

GENERAL FEATURES

Quiet Operation
Optional base pan heater to prevent ice in drain pan
Limited warranty: five years parts and seven years compressors

ACCESSORIES

☐ Three-port Branch Box (PAC-MKA30BC)
☐ Five-port Branch Box (PAC-MKA50BC)
☐ Distribution Pipe for Flare Connection
- (MSDD-50AR; necessary for installing two branch boxes)
☐ Distribution Pipe for Brazed Connection
- (MSDD-50BR; necessary for installing two branch boxes)
☐ 3/8" x 1/2" Port Adapter (MAC-A454JP)
☐ 1/2" x 3/8" Port Adapter (MAC-A455JP)
☐ 1/2" x 5/8" Port Adapter (MAC-A456JP)
☐ 1/4" x 3/8" Port Adapter (PAC-A493PJ)
☐ 3/8" x 5/8" Port Adapter (PAC-SG76RJ)
☐ Base Heater (PAC-SJ20BH-E)

SUBMITTAL DATA: MXZ-8C48NA

MULTI-INDOOR INVERTER HEAT-PUMP SYSTEM

MITSUBISHI ELECTRIC

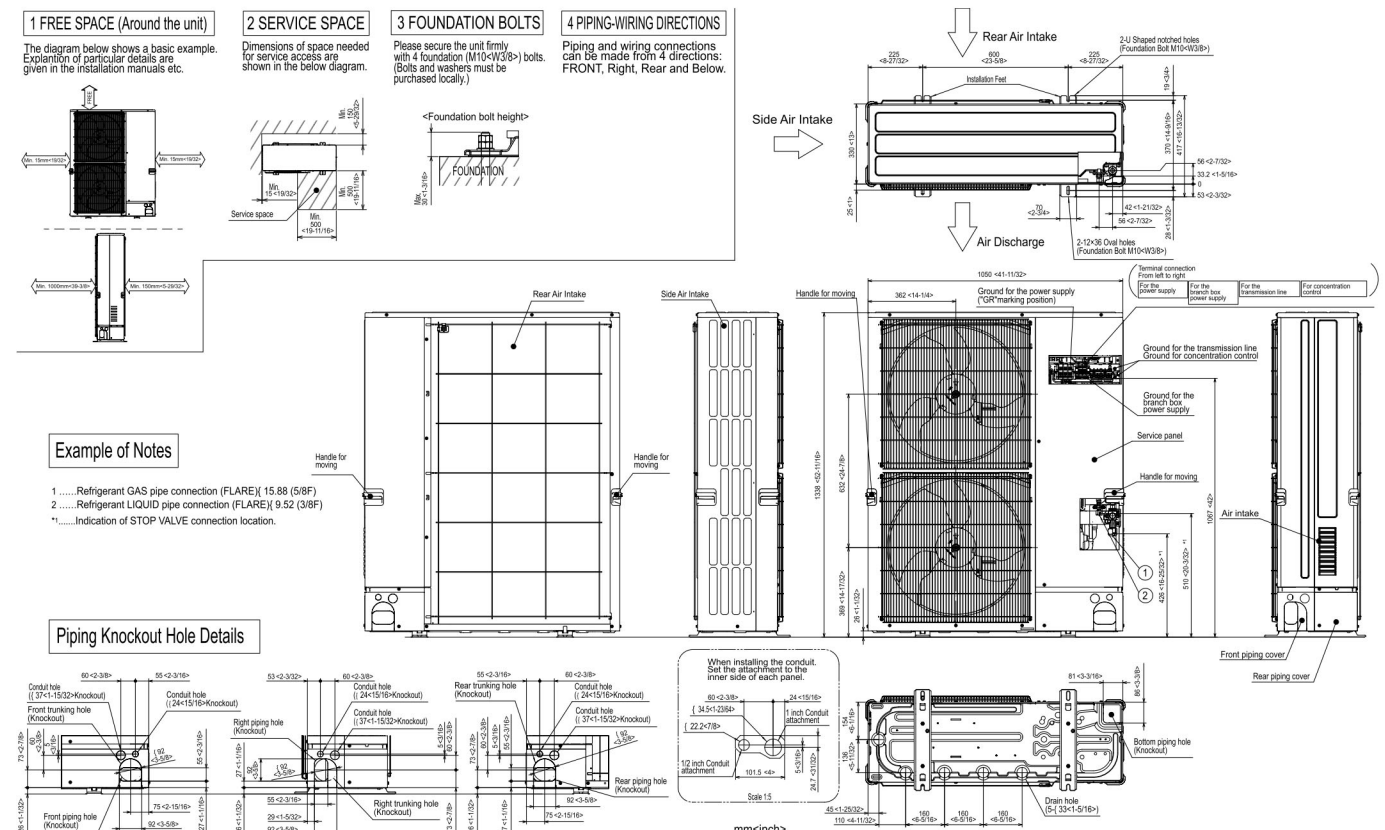
(For data on specific indoor units, see the MXZ-C Technical and Service Manual.)

Specifications		Model Name	
Unit Type		MXZ-8C48NA	
Cooling* (Non-ducted / Ducted)	Rated Capacity	Btu/h	48,000 / 48,000
	Capacity Range	Btu/h	15,500 - 48,000
	Rated Total Input	W	4,000 / 5,050
Heating at 47°F* (Non-ducted / Ducted)	Rated Capacity	Btu/h	54,000 / 54,000
	Capacity Range	Btu/h	22,500 - 54,000
	Rated Total Input	W	4,220 / 4,990
Heating at 17°F* (Non-ducted/Ducted)	Rated Capacity	Btu/h	35,000 / 35,000
	Maximum Capacity	Btu/h	36,600 / 36,600
	Rated Total Input	W	3,720 / 4,420
Connectable Capacity		Btu/h	12,000 - 62,400
Electrical Requirements	Power Supply	Voltage, Phase, Hertz	208 / 230V, 1-Phase, 60 Hz
	Recommended Fuse/Breaker Size	A	40
	MCA	A	37
Voltage	Indoor - Outdoor S1-S2	V	AC 208 / 230
	Indoor - Outdoor S2-S3	V	DC ±24
Compressor			Hermetic
Fan Motor (ECM)			0.4+0.4
Sound Pressure Level	Cooling	dB(A)	51
	Heating	dB(A)	54
External Dimensions (H x W x D)		in / mm	52-11/16 x 41-1/2 x 13-1/4 (1338 x 1050 x 330+25)
Net Weight		Lbs / kg	269 (122)
External Finish		Munsell No. 3Y 7.8/11	
Refrigerant Pipe Size O.D.	Liquid (High Pressure)	In / mm	3/8 (9.52)
	Gas (Low Pressure)	In / mm	5/8 (15.88)
Max. Refrigerant Line Length		Fl / m	492 (150)
Max. Piping Length between outdoor unit and branch boxes		Fl / m	180 (55)
Max. Piping Length after branch box		Fl / m	82 (25)
Max. Total Piping Length between branch boxes and indoor units		Fl / m	311 (95)
Max. Refrigerant Pipe Height Difference	If IDU is Above ODU	Fl / m	131 (40)
	If IDU is Below ODU	Fl / m	164 (50)
Connection Method			Flared/Flared
Refrigerant			R410A

* Rating Conditions per AHRI Standard:
Cooling | Indoor: 80°F (27°C) DB / 67°F (19°C) WB
Heating | Indoor: 70°F (21°C) DB / 60°F (16°C) WB
Cooling | Outdoor: 95°F (35°C) DB / 23.9°C (75°F) WB
Heating at 47°F | Indoor: 70°F (21°C) DB / 60°F (16°C) WB
Heating at 17°F | Indoor: 70°F (21°C) DB
Cooling | Outdoor: 95°F (35°C) DB / 43°F (6°C) WB
Heating at 47°F | Outdoor: 17°F (-8°C) DB / 15°F (-9°C) WB

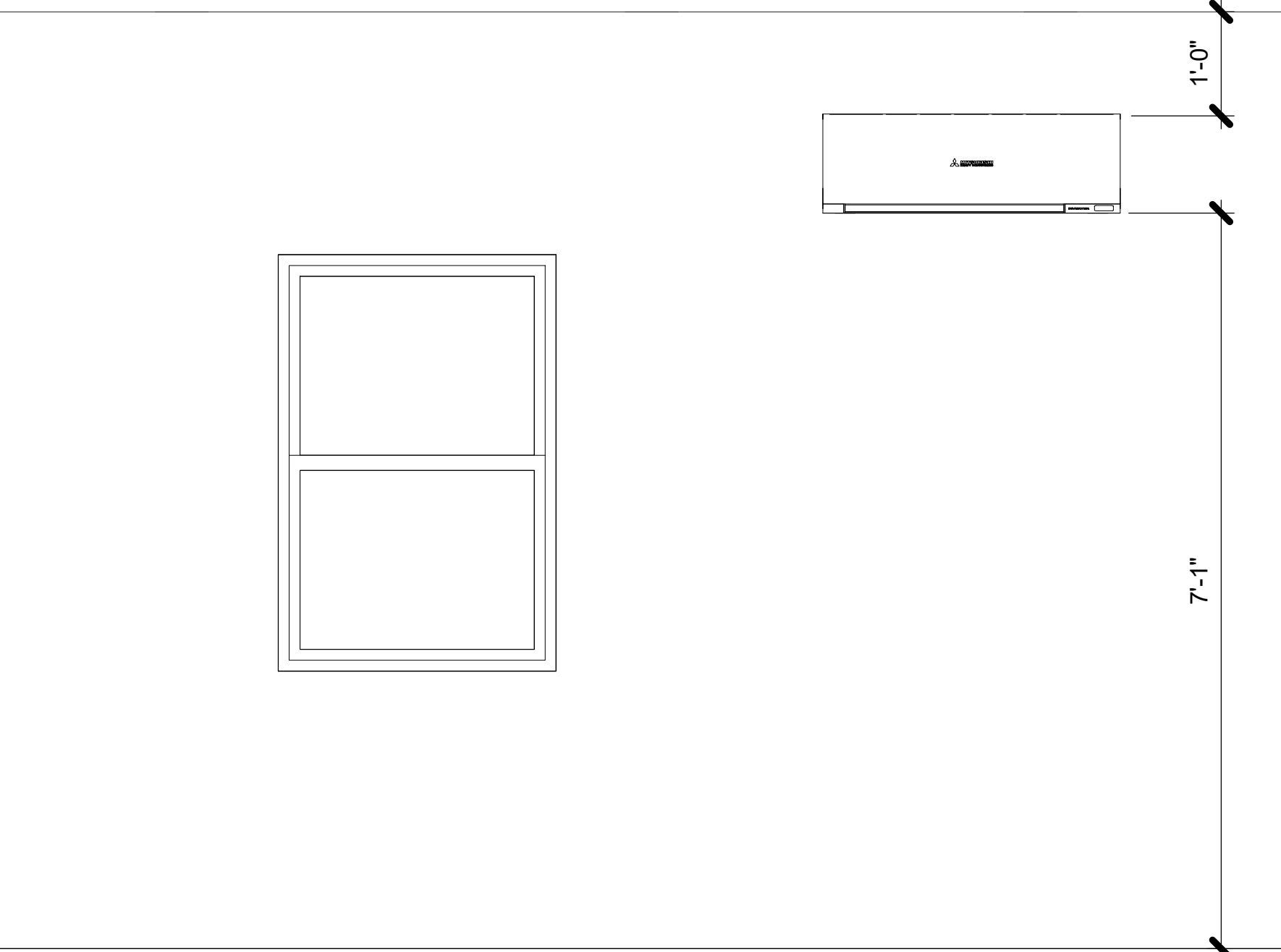
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DIMENSIONS: MXZ-8C48NA

Unit: mm (in)



2 INDOOR SUPPLY UNIT
3/4" = 1'-0"

TYPE A

M-SERIES

Job Name:

System Reference:

Date:

SUBMITTAL DATA: MSZ-GL09NA

9,000 BTU/H WALL-MOUNTED INDOOR UNIT FOR MXZ-C MULTI-ZONE HEAT PUMP SYSTEMS

MITSUBISHI ELECTRIC

Indoor Unit: MSZ-GL09NA

Wireless Remote Controller

GENERAL FEATURES

- Slim wall-mounted indoor units provide zone comfort control
- The outdoor unit powers the indoor unit, and should a power outage occur, the system is automatically restarted when power returns
- Multiple fan speed options: Quiet, Low, Medium, High, Super-high, Auto
- Multiple control options available:
 - Hand-held Remote Controller (provided with unit)
 - kumo cloud® smart device app for remote access
 - Third-party interface options
- Wired or wireless controllers
- Hot-Start Technology: no cold air rush at equipment startup or when restarting after Defrost Cycle
- Quiet operation
- Smart Set: recalls a preferred preset temperature setting at the touch of a button

TYPE B

M-SERIES

Job Name:

System Reference:

Date:

SUBMITTAL DATA: MSZ-GL12NA

12,000 BTU/H WALL-MOUNTED INDOOR UNIT FOR MXZ-C MULTI-ZONE HEAT PUMP SYSTEMS

MITSUBISHI ELECTRIC

Indoor Unit: MSZ-GL12NA

Wireless Remote Controller

GENERAL FEATURES

- Slim wall-mounted indoor units provide zone comfort control
- The outdoor unit powers the indoor unit, and should a power outage occur, the system is automatically restarted when power returns
- Multiple fan speed options: Quiet, Low, Medium, High, Super-high, Auto
- Multiple control options available:
 - Hand-held Remote Controller (provided with unit)
 - kumo cloud® smart device app for remote access
 - Third-party interface options
- Wired or wireless controllers
- Hot-Start Technology: no cold air rush at equipment startup or when restarting after Defrost Cycle
- Quiet operation
- Smart Set: recalls a preferred preset temperature setting at the touch of a button

TRINITY WILDS - TOWNHOME CONDOS
9790 MOBILE HIGHWAY PENSACOLA, FL 32526
GENERAL MECHANICAL NOTES

BALDWIN ARCHITECTURAL GROUP
M. Christopher Baldwin, Architect
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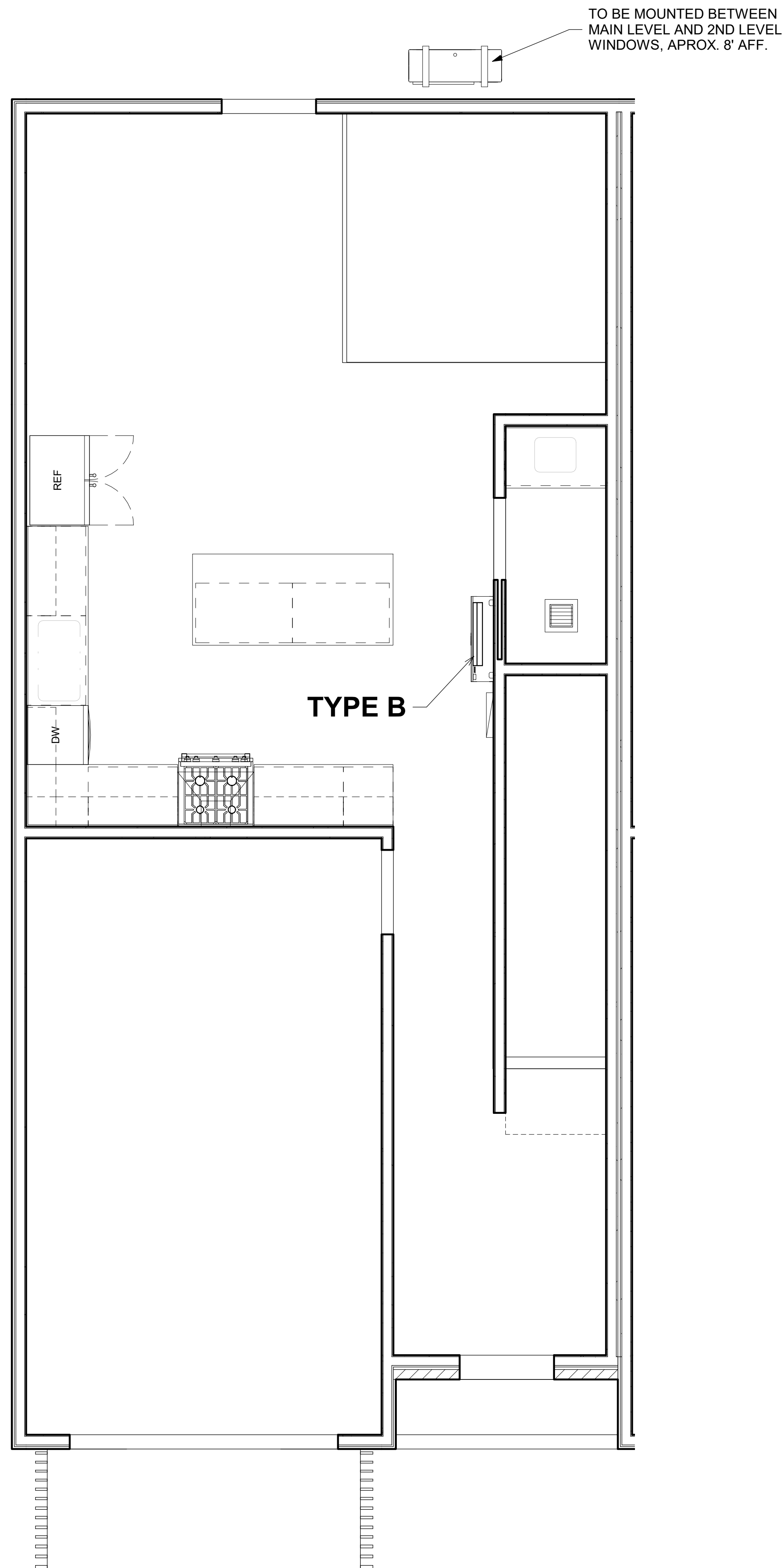
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Revision Schedule		
No.	Date	By

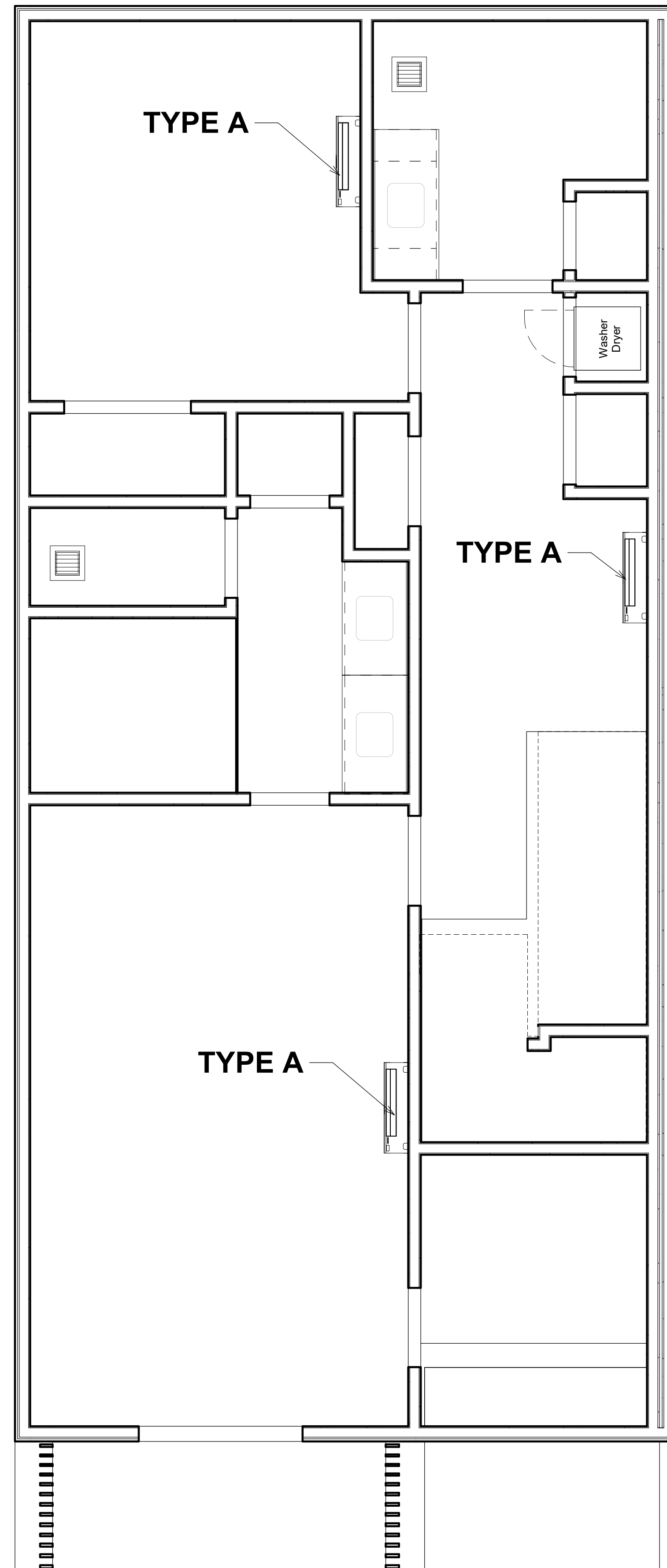
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0711-2022

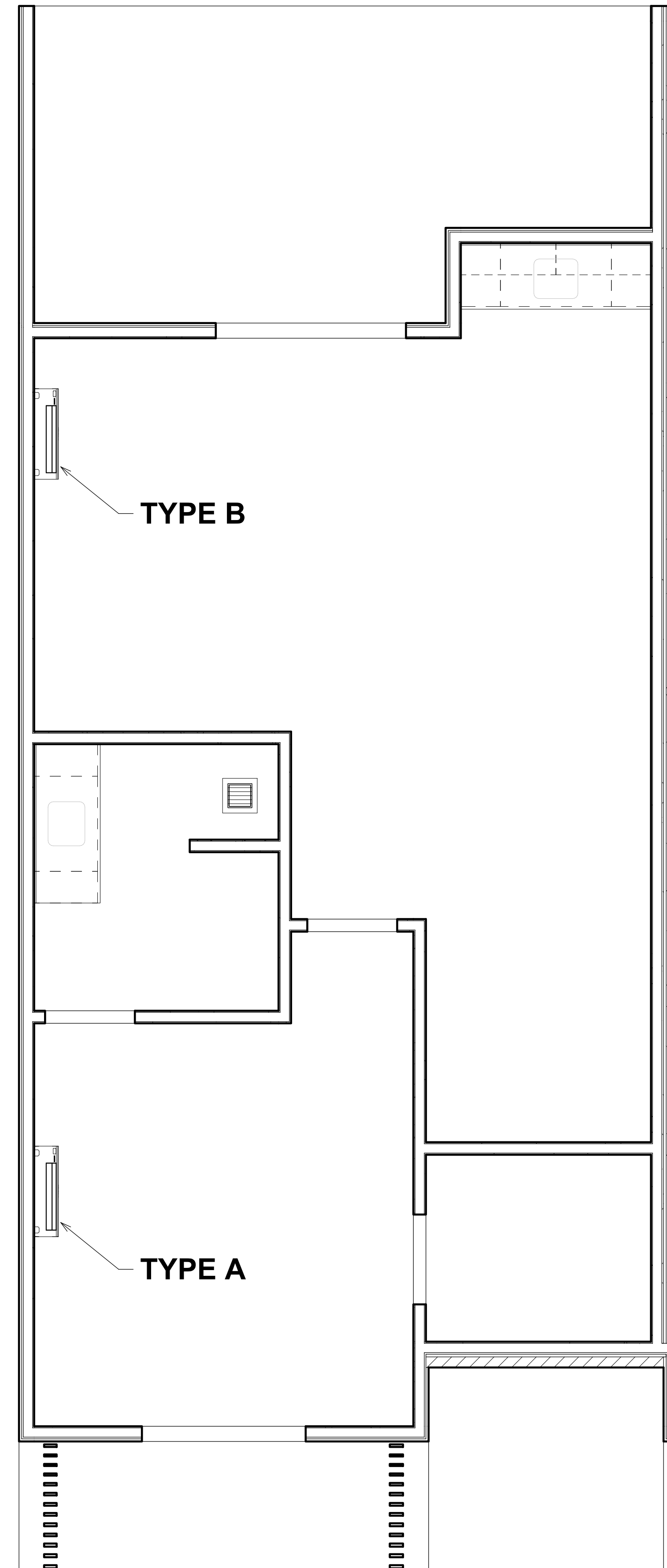
SHEET NO.
M.1



1 MECHANICAL PLAN - MAIN LEVEL
3/8" = 1'-0"



2 MECHANICAL PLAN - 2ND LEVEL
3/8" = 1'-0"



3 MECHANICAL PLAN - 3RD LEVEL
3/8" = 1'-0"

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Revision Schedule		
No.	Date	By

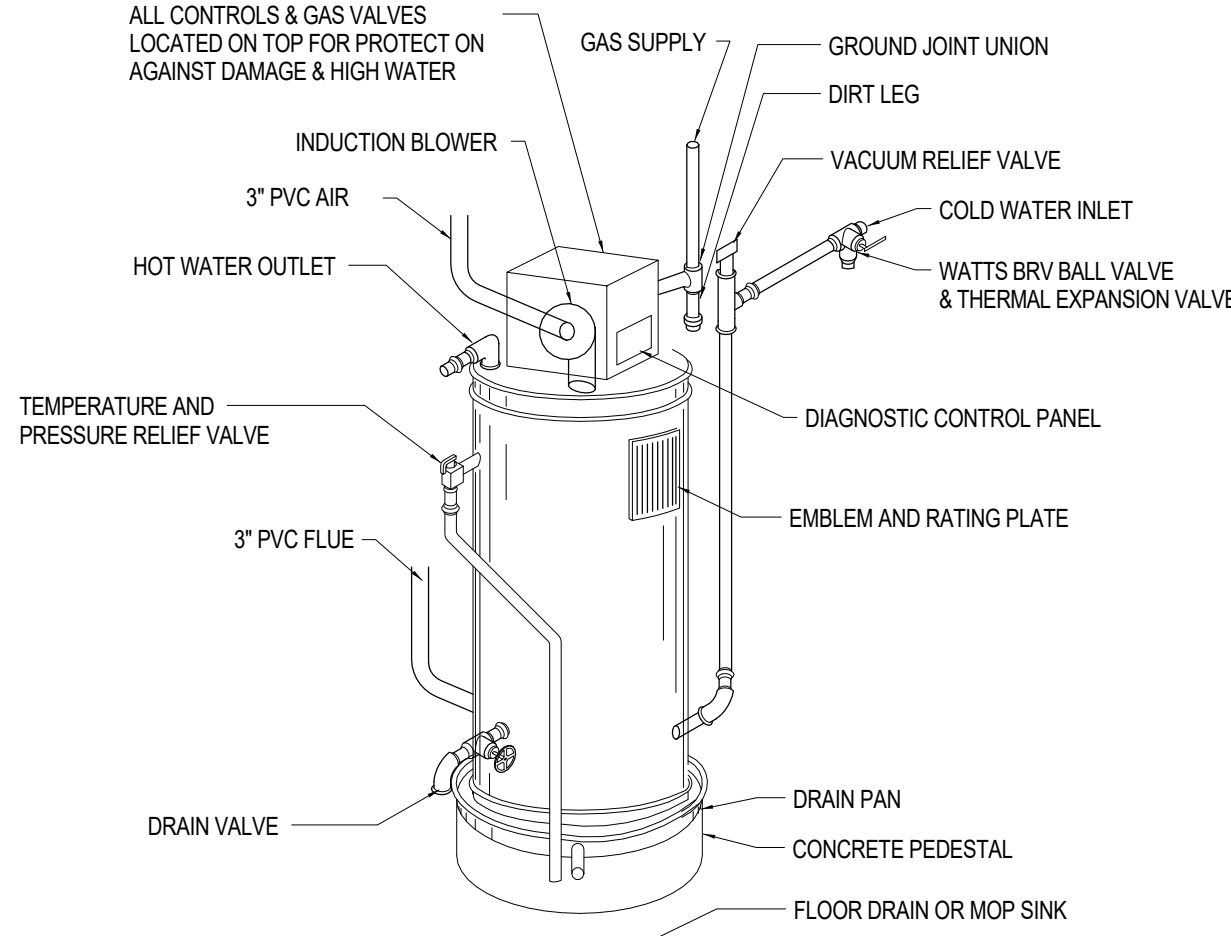
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CHECKED: MCB	

JOB NO.
0711-2022

SHEET NO.
M.2

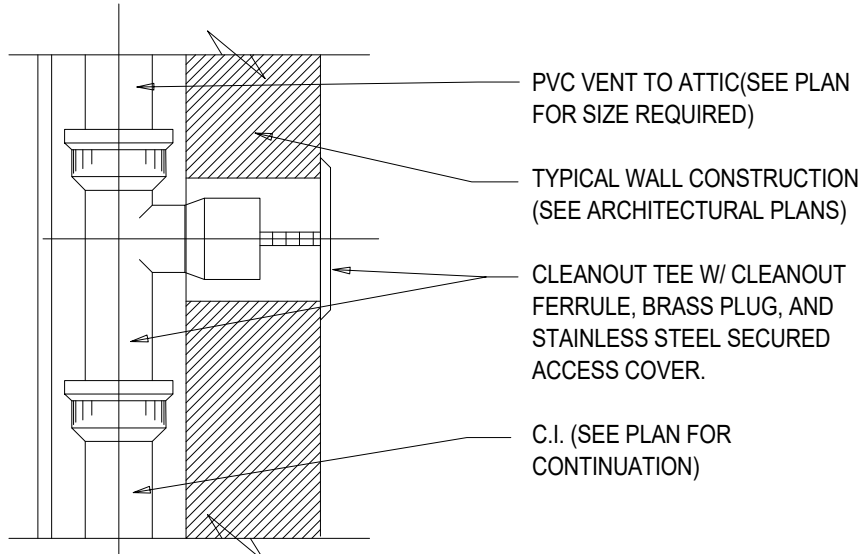
PLUMBING GENERAL NOTE

1. THESE DRAWINGS ARE DIAGRAMMATIC AND SHOW GENERAL PLUMBING LAYOUTS AND PIPE ROUTING FOR BIDDING PURPOSES ONLY. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO PREPARED DETAILED SHOP DRAWINGS AND CONFIRM SPACE ALLOCATIONS.
2. REFER TO ARCHITECTURAL AND STRUCTURAL DRAWINGS FOR ALL BUILDING DIMENSIONS, DETAILS, ELEVATIONS AND EXACT LOCATIONS OF FIXTURES.
3. 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.
4. THE CONTRACTOR SHALL PAY ALL FEES, PERMITS, INSPECTIONS, TESTING AND MAINTAIN ALL REQUIRED INSURANCES.
5. CONTRACTOR TO VERIFY LOCATION AND SIZES OF EXISTING UTILITIES PRIOR TO WORK AND CONTACT ARCHITECT OF ANY OR ALL DISCREPANCIES.
6. ALL WORK SHALL CONFORM TO ALL LOCAL AND STATE CODES AND THE HEALTH DEPARTMENT HAVING JURISDICTION.
7. PLUMBING CONTRACTOR SHALL REVIEW DRAWINGS OF ALL OTHER TRADES TO ASSURE THAT NO INTERFERENCE WITH ANY ARCHITECTURAL FEATURES WILL OCCUR. NOTIFY ARCHITECT OF ANY INTERFERENCES
8. CONTRACTOR MAY RE-LAYOUT TO HIS ADVANTAGE OR TO MISS INTERFERENCES WITHIN LIMITS OF LOCAL CODES. NOTIFY ARCHITECT OF ANY CHANGES.
9. FURNISH AND INSTALL ALL SYSTEMS OF SOIL, WASTE, AND VENT PIPING, HOT & COLD WATER PIPING, AND DRAINAGE PIPING INCLUDING ALL FITTINGS, VALVES, ETC, AS REQUIRED.
10. ALL PLUMBING WORK SHALL BE DONE UNDER THE SUPERVISION OF AND BY LICENSED AND QUALIFIED PLUMBERS PER ALL LOCAL, STATE, AND NATIONAL CODES AND TO THE COMPLETE SATISFACTION OF THE LOCAL PLUMBING INSPECTOR.
11. SUBMISSION OF A BID OR PROPOSAL SHALL BE CONSTRUED AS EVIDENCE THAT THE CONTRACTOR HAS FAMILIARIZED HIMSELF WITH THE PLANS, SPECIFICATIONS, AND BUILDING SITE. CLAIMS MADE SUBSEQUENT TO BIDS FOR MATERIALS AND/OR LABOR DUE TO DIFFICULTIES ENCOUNTERED WILL NOT BE RECOGNIZED. UNLESS DIFFICULTIES COULD NOT HAVE BEEN FORESEEN EVEN THOUGH PROPER EXAMINATION HAD BEEN MADE.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UTILITY CONNECTIONS AND SHALL BEAR ALL COSTS OF INSTALLING NEW WATER METER.
13. ALL MATERIALS SHALL BE NEW, CLEAN, AND WITHOUT DEFECTS. ANY DEFECTIVE MATERIALS SHALL BE REMOVED FROM THE JOB SITE.
14. ALL PLUMBING PIPING SHALL BE CONCEALED WITHIN THE BUILDING STRUCTURE AND ABOVE DROP CEILINGS.
15. ALL COPPER DOMESTIC PIPING SHALL HAVE SOLDER JOINTS, 95-5 NO-LEAD SOLDER, AND SUPPORTED SDEQUATELY FORM STRUCTURE WITH SPLIT RING HANGERS.
16. ALL HOT WATER PIPING, AND COLD WATER PIPING IN UNCONDITIONED SPACES SHALL BE INSULATED WITH 1/2" THICK PRE-FORMED FOAM PIPE INSULATION, INCOLLOCK OR EQUAL. INSULATE FITTINGS WITH MITERED SECTIONS.
17. SANITARY, WASTE, AND VENT PIPING ABOVE GRADE SHALL BE NO-HUB CAST IRON OR ASTM D2865-81 PVC SCHEDULE 40 PIPE.
18. GAS PIPING SHALL BE SCHEDULE 40 ASTM A1025-84 BLACK STEEL WITH 150# BLACK MALLEABLE FITTINGS AND DART #0832 UNIONS. PROVIDE DRIP LEGS AND CAPS FOR MOISTURE REMOVAL. PROVIDE UNIONS AND LUBRICATED PLUGS FOR ALL EQUIPMENT.
19. CLEANOUT PLUGS SHALL BE INSTALLED IN ACCORDANCE WITH PLUMBING CODE REQUIREMENTS AT EACH CHANGE IN DIRECTION. CLEANOUTS SHALL BE PLACED IN READILY ACCESSIBLE LOCATIONS.
20. PROVIDE VALVES IN DOMESTIC WATER SYSTEM TO CUT-OFF WATER SERVICE MAIN INSIDE THE BUILDING, AT EACH WALL HYDRANT, AND TO ISOLATE EACH FIXTURE IN THE BUILDING.
21. PROVIDE BACK-FLOW PREVENTER AND SHUT-OFF VALVES AT WATER ENTRANCE, OR AS SHOWN, WATTS SERIES 009 OR EQUAL, WITH DRAIN TO OUTSIDE.
22. PROVIDE WATER PRESSURE REDUCING VALVE WATTS USB OR EQUAL. (SET AT 50 PSIG)
23. INSULATE ALL EXPOSED PIPING UNDER HANDICAPPED LAVATORIES WITH TRU-BRO OR EQUAL.
24. FIRESTOPS SHALL BE PROSET "FIRESTOP PENETRATORS" OR APPROVED EQUAL.
25. PLUMBING CONTRACTOR SHALL FURNISH TO THE GENERAL CONTRACTOR ALL ACCESS PANELS TO BE INSTALLED AS REQUIRED FOR ANY PLUMBING INSTALLATIONS.
26. SLEEVES SHALL BE INSTALLED WHERE ALL PIPES PENETRATE STRUCTURE.
27. ALL OPENING THRU FIRE RATED WALLS AND FLOORS SHALL BE SLEEVED AND SEALED WITH PROPER FIREPROOFING MATERIAL TO MAINTAIN THE INTEGRITY OF TO STRUCTURE.
28. PROVIDE MANUFACTURED COMPATIBLE PIPE HANGERS, RODS AND INSERTS. NO BAND IRON, TIE WIRE, METAL STRAPPING OR WIRE STRAPPING SHALL BE PERMITTED.
29. PIPE VIBRATION AND SWAYING WILL NOT BE PERMITTED.
30. PROVIDE SUITABLE BACKING AND SUPPORT FOR ALL PLUMBING FIXTURES.
31. OFFSET ALL VTR'S AS REQUIRED WHETHER OR NOT SHOWN ON THE DRAWINGS.
32. ALL VTR'S SHALL BE 25' FROM ALL A/C INTAKES OR AS REQUIRED BY CODES.
33. UPON COMPLETION THE CONTRACTOR SHALL FURNISH TO THE OWNER ONE REPRODUCIBLE "AS-BUILT" DRAWING WHICH SHALL SHOW ALL PIPING INSTALLED.
34. ALL WATER PIPING, ABOVE OR BELOW GROUND SHALL BE TYPE 'L' INSULATE ALL HW & ALL CW PIPE SUBJECT TO CONDENSATION.
35. ABOVEGROUND DOMESTIC WATER PIPING SHALL BE TYPE 'L' COPPER TUBE, WITH SOLDER JOINTS.
36. ALL WATER PIPING SHALL BE INSULATED WITH ARMSTRONG AP ARMAFLEX OR EQUAL. INSTALL 1/2" INSULATION FOR COLD WATER LINES, AND 1" INSULATION FOR HOT WATER LINES.
37. ALL INSULATED PIPING IN AREAS SUBJECT TO WASH DOWN SHALL BE PROVIDED WITH A PVC JACKET AND JOINTS SHALL BE FUSED WATERTIGHT. ALL DROPS SHALL BE LABELED.
38. UNDERGROUND DOMESTIC WATER PIPING SHALL BE TYPE 'K' COPPER TUBE, WITH NO JOINTS.
39. SOIL, WASTE AND VENT PIPING SHALL BE SCHEDULE 40 PVC WHERE ACCEPTED BY LOCAL CODES.
40. UNLESS NOTED OTHERWISE, ALL SANITARY PIPING SHALL SLOPE AT 1/8-INCH PER LINEAR FOOT OF TRAVEL.
41. UNDERGROUND SANITARY LINES SHALL BE PVC, SCHEDULE 40, DWV TYPE WITH SOLVENT WELD JOINTS.
42. ABOVEGROUND SANITARY PIPING SHALL BE PVC, SCHEDULE 40, DWV TYPE WITH SOLVENT WELD JOINTS. IF PIPING IS IN A RETURN AIR PLENUM OR FIRE RATED WALL SYSTEM, PIPING SHALL BE NO-HUB CAST IRON SOIL PIPE AND FITTINGS.
43. ALL FIXTURES MUST BE PROVIDED WITH READILY ACCESSIBLE STOPS & ACCESS PANELS.
44. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE YEAR.
45. ALL SINKS AND LAVATORIES FOR USE BY THE HANDICAPPED SHALL HAVE HOT SUPPLY AND P-TRAP INSULATED PER ADA.
46. UPON COMPLETION OF THE WORK, TEST ALL PIPING SYSTEMS AS FOLLOWS:
A. DRAINAGE SYSTEMS INCLUDING SANITARY SEWERS, ROOF DRAINAGE, AND SANITARY VENTS: PLUG LOW POINTS OF SYSTEM AND FILL WITH WATER TO UPPERMOST OUTLET UP TO TWELVE(12) FEET HIGH, WHICHEVER IS LOWER. LET SYSTEM STAND FULL OF WATER WITH NO INDICATIONS OF LEAKS.
B. DOMESTIC HOT AND COLD WATER: 150 PSIG HYDROSTATIC TEST. HOLD HYDROSTATIC TESTS FOR A MINIMUM OF EIGHT(8) HOURS WITHOUT LOSS OF PRESSURE. HOLD AIR TESTS FOR A MINIMUM OF ONE HOUR WITHOUT SIGNIFICANT LOSS OF PRESSURE. WITH APPROVAL OF ARCHITECT, AIR TESTING MAY BE SUBSTITUTED FOR HYDROSTATIC TESTING IN FREEZING WEATHER.
C. GAS PIPING: 60 PSIG AIR PRESSURE TEST. MAINTAIN THIS PRESSURE FOR A MINIMUM OF EIGHT(8) HOURS WITHOUT A LOSS OF PRESSURE. FOLLOW INSTRUCTIONS 2.11 AND 2.12 IN NFPA MANUAL 54.
47. RETESTING: RETEST PIPING FAILING INITIAL TESTS FOLLOWING CORRECTION OF DEFECTIVE WORK. REQUIREMENTS OF INITIAL TESTS SHALL APPLY.

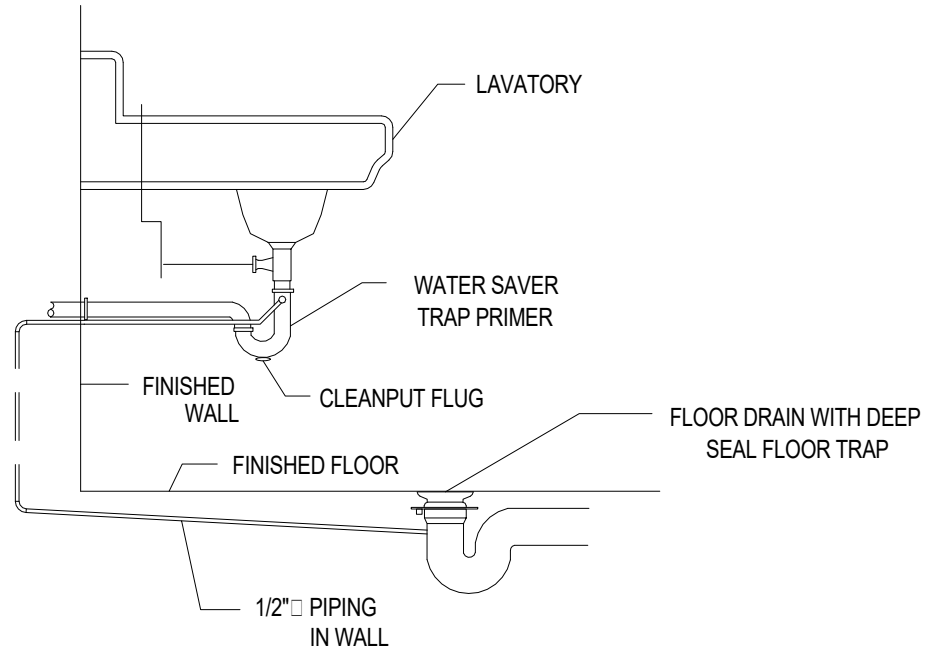


NEW DOMESTIC WATER HEATER SCHEDULE						
MARK	SERVICE	SOURCE	BTU/H	CAPACITY GALLON	MANUFACTURER	MODEL NO.
WH	SEE PLAN	ELECTRIC	199,900	100 GAL.	RHEEM	G100-200A

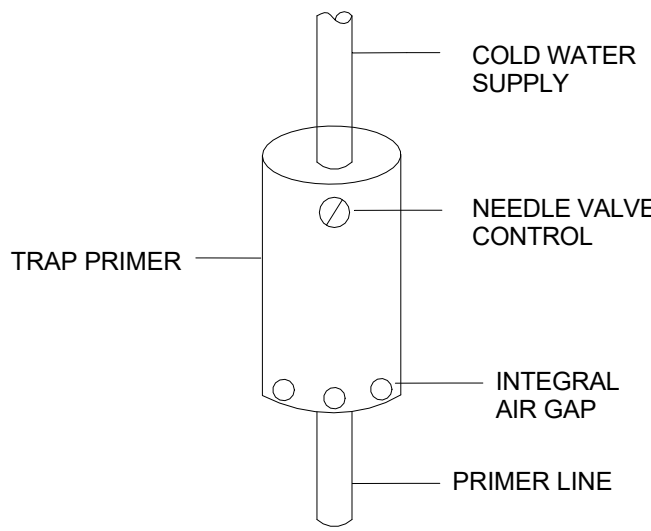
1 WATER HEATER DETAIL
P1.0 N.T.S.



4 WALL CLEANOUT DETAIL
P1.0 N.T.S.



6 FLOOR DRAIN DETAIL
P1.0 N.T.S.



7 TRAP PRIMER DETAIL
P1.0 N.T.S.

EQUIPMENT PLUMBING NOTE

1. THESE PLANS AREA FOR THE SOLE PURPOSE OF INDICATING THE LOCATION OF OUTLETS AND EQUIPMENT REQUIREMENTS. PLUMBING MUST COMPLY WITH ALL APPLICABLE CODES.
2. PLUMBING OUTLETS AND CONNECTIONS SHOWN ON THIS PLAN ARE FOR FIXTURES AND EQUIPMENT SHOWN AND SPECIFIED HEREIN. FOR ADDITIONAL FLOOR DRAINS AND BUILDING PLUMBING EQUIPMENT, REQUIREMENTS, SEE ARCHITECT, GENERAL CONTRACTOR OR OWNER.
3. ALL HORIZONTAL DIMENSIONS ARE TAKEN FROM FACE OF FINISHED WALL TO CENTERLINE OF OUTLET OR FROM CENTERLINE OF OUTLET TO CENTERLINE OF OUTLET, UNLESS OTHERWISE NOTED ON PLAN OR DETAILS.
4. ALL SYMBOLS NOTED up+18", up+36", ETC. TO STUB OUT OF WALL (MINIMUM OF 4") AT HEIGHT INDICATED. HEIGHT IS GIVEN FROM FINISHED FLOOR (NOT FINISHED CURB) TO CENTERLINE OF OUTLET. ALL OUTLETS NOTED "STUBUP" OR "STUBOU" TOP OF FINISHED FLOOR, OR FINISHED CURB, AS THE CASE MAY BE. A MAXIMUM OF 4" SO AS NOT TO INTERFERE WITH THE INSTALLATION OF FIXTURES. DIMENSIONS AND NOTES FOR ROUGH-IN ARE INTENDED AS A POINT FOR FINAL EQUIPMENT AND FIXTURE ROUGH-IN AS SPECIFIED.
5. SPARE:
6. GENERAL CONTRACTOR TO CONNECT ALL WATER LINES, GAS LINES (FIRE SYSTEM SOLENOID), WASTE LINES, ETC. FOR SINKS, EQUIPMENT AS REQUIRED...
7. SPARE:
8. GENERAL CONTRACTOR TO PROVIDE THE FOLLOWING ITEMS:
8.1. GATE VALVES ON ALL WATER AND GAS LINES, AND WADE SHOCK STOPS (MODEL #W5 OR EQUAL) ON GLASS FILLERS AND DISHWASHERS IF/AS REQUIRED.
8.2. ALL FAUCETS FOR SINKS UNLESS OTHERWISE NOTED (TO BE SPECIFIED AND SUPPLIED).
8.3. ALL VALVES, TRIMS AND PRESSURE REGULATORS NECESSARY TO CONNECT ALL LINES.
8.4. TEMPERATURE AND PRESSURE SAFETY RELEASE VALVES FOR HOT WATER BOOSTER - SEE INSTALLATION MANUALS...
8.5. BACKFLOW PREVENTION DEVICES, AS REQUIRED BY CODE.
8.6. DIALECTIC COUPLERS, WHEN CONNECTING GALVANIZED IRON PIPE TO COPPER.
9. SPARE:
10. WATER PROVIDED TO COFFEE URNS OR COFFEE MAKERS MUST NOT FEED OFF WATER SOFTENERS, UNLESS OTHERWISE DIRECTED.
11. SPARE:
12. ALL WORK SHOWN ON FIXTURE PLAN AND OUTLINED IN ABOVE NOTES TO BE PERFORMED BY GENERAL CONTRACTOR UNDER BUILDING CONTRACT. IT IS THE GENERAL CONTRACTOR'S RESPONSIBILITY TO SEE THAT HIS PHASE OF WORK MEETS AND IS INSTALLED IN ACCORDANCE WITH STANDARDS REQUIRED BY ALL GENERAL STATE AND FEDERAL LAWS (INCLUDING HEALTH CODES) ANY AND ALL CODES PECULIAR TO THE MUNICIPALITY OF AREA WHERE JOB IS BEING INSTALLED.

PLUMBING FIXTURES

FD-1 FLOOR DRAIN: CAST IRON BODY WITH FLASHING COLLAR, ADJUSTABLE STRAINER, J. R. SMITH 2005 OR EQUAL

L LAVATORY (CTR-TOP, DROP-IN, HANDICAP, 20" x 17", 4" CENTERS, SGL LEVER, GRID DRAIN, 0.5 GPM SPRAY, OFFSET TAILPIECE, PRIMER TRAP): AMERICAN STANDARD 0476.028, FAUCET DELTA 520-DST, WITH P-TRAP SMITH 2698

WC WATER CLOSET (FLR MTD, PUBLIC, FLUSH TANK, 1.28 GAL., HANDICAP): TOTO CST744SL, SEAT TOTO SC534, 17" RIM TO FINISHED FLOOR

WH WATER HEATER - SHALL BE G100-200A OR APPROVED EQUAL PRODUCT. THERMAL EXPANSION TANK, SIZED PER MANUFACTURERS
*PROVIDE AUXILIARY DRAIN PAN AND CONCENTRIC VENTING KIT.

TRINITY WILDS - TOWNHOME CONDOS

9790 MOBILE HIGHWAY PENSACOLA, FL 32526

GENERAL NOTES

BALDWIN
ARCHITECTURAL GROUP

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Revision Schedule		
No.	Date	By

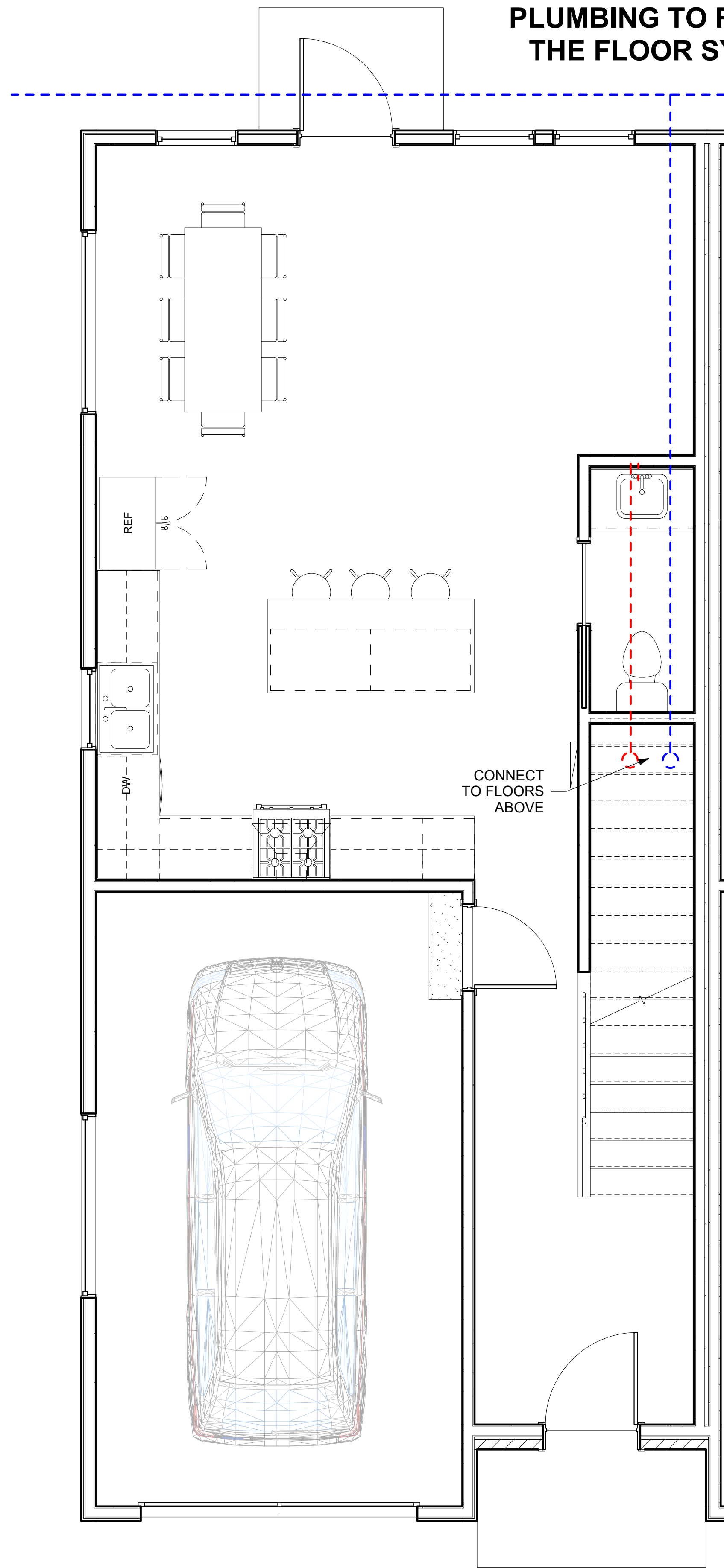
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CHECKED:	MCB

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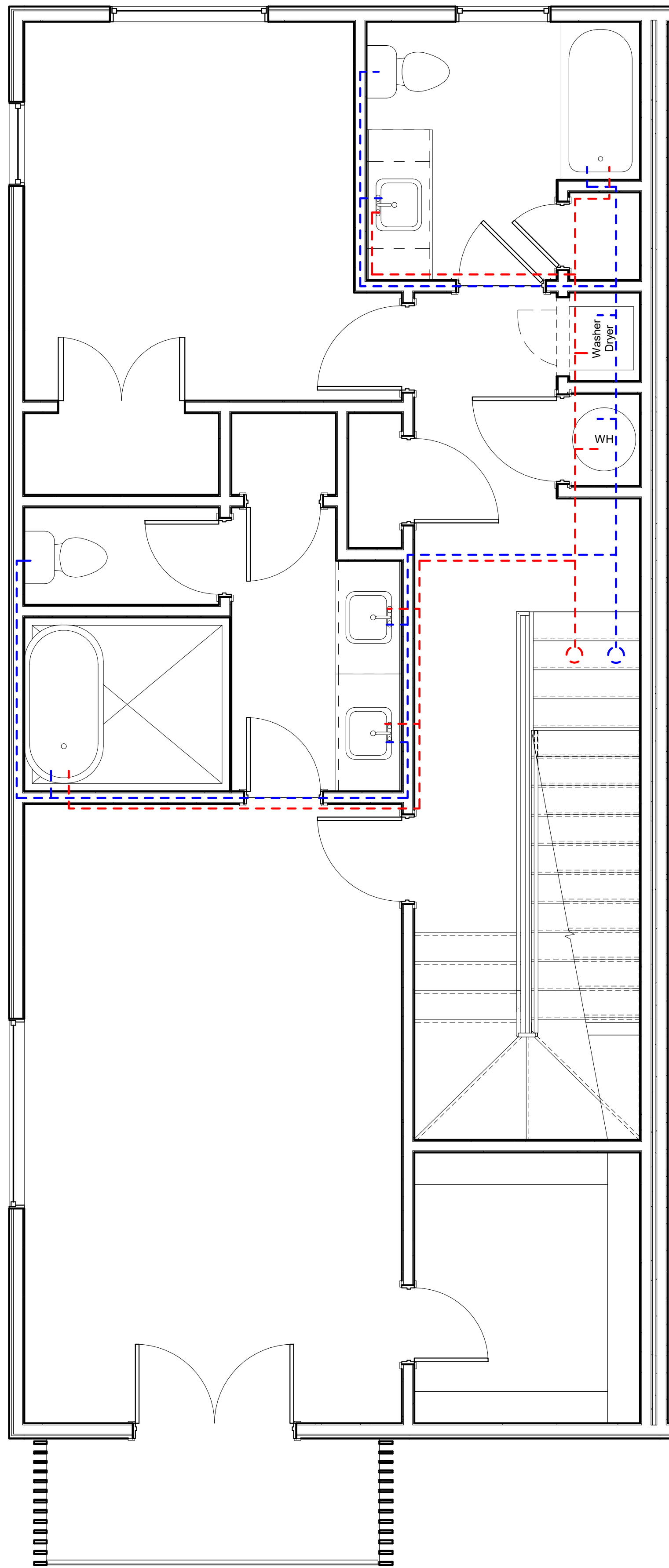
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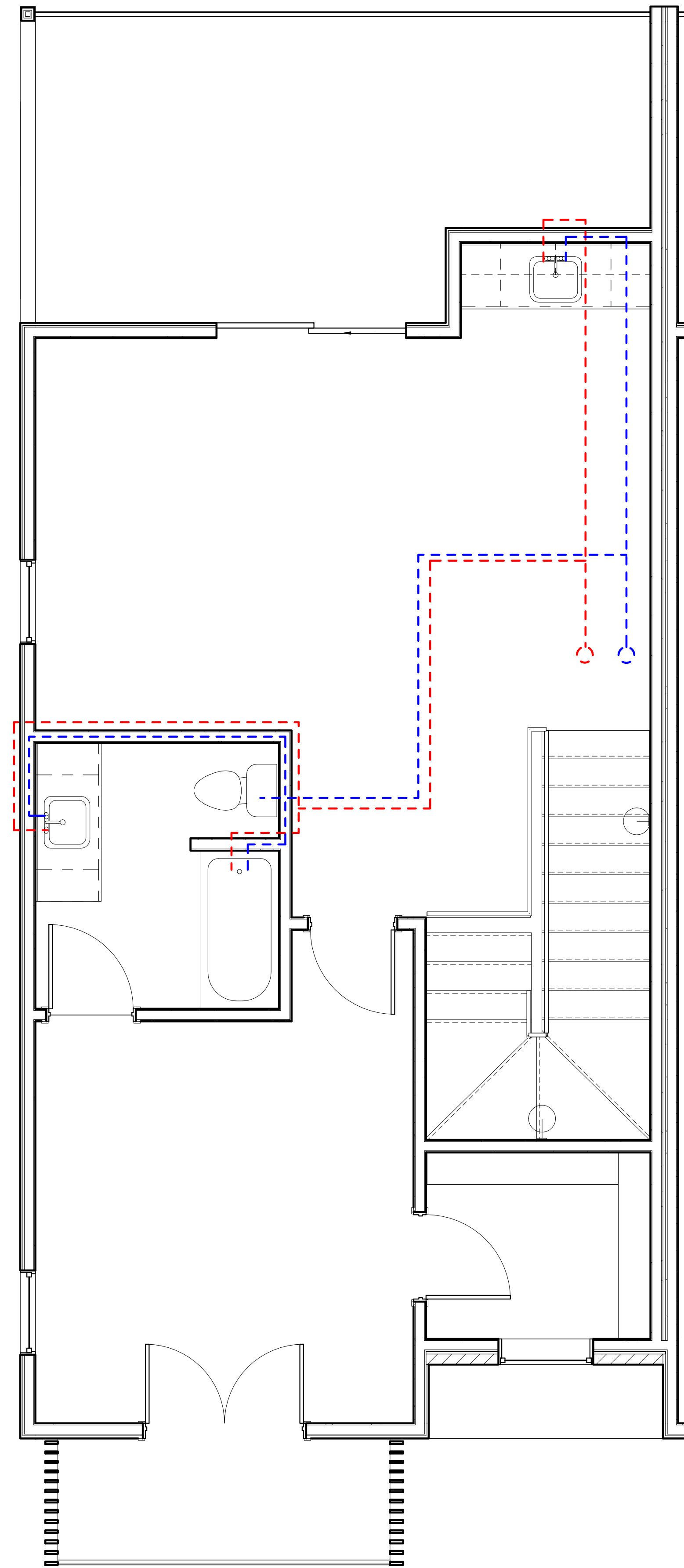
P.1



1 PLUMBING PLAN - MAIN LEVEL
3/8" = 1'-0"



2 PLUMBING PLAN - 2ND LEVEL
3/8" = 1'-0"



3 PLUMBING PLAN - 3RD LEVEL
3/8" = 1'-0"

Revision Schedule		
No.	Date	By

DATE	ISSUE DATE
DRAWN: CLC	
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0711-2022