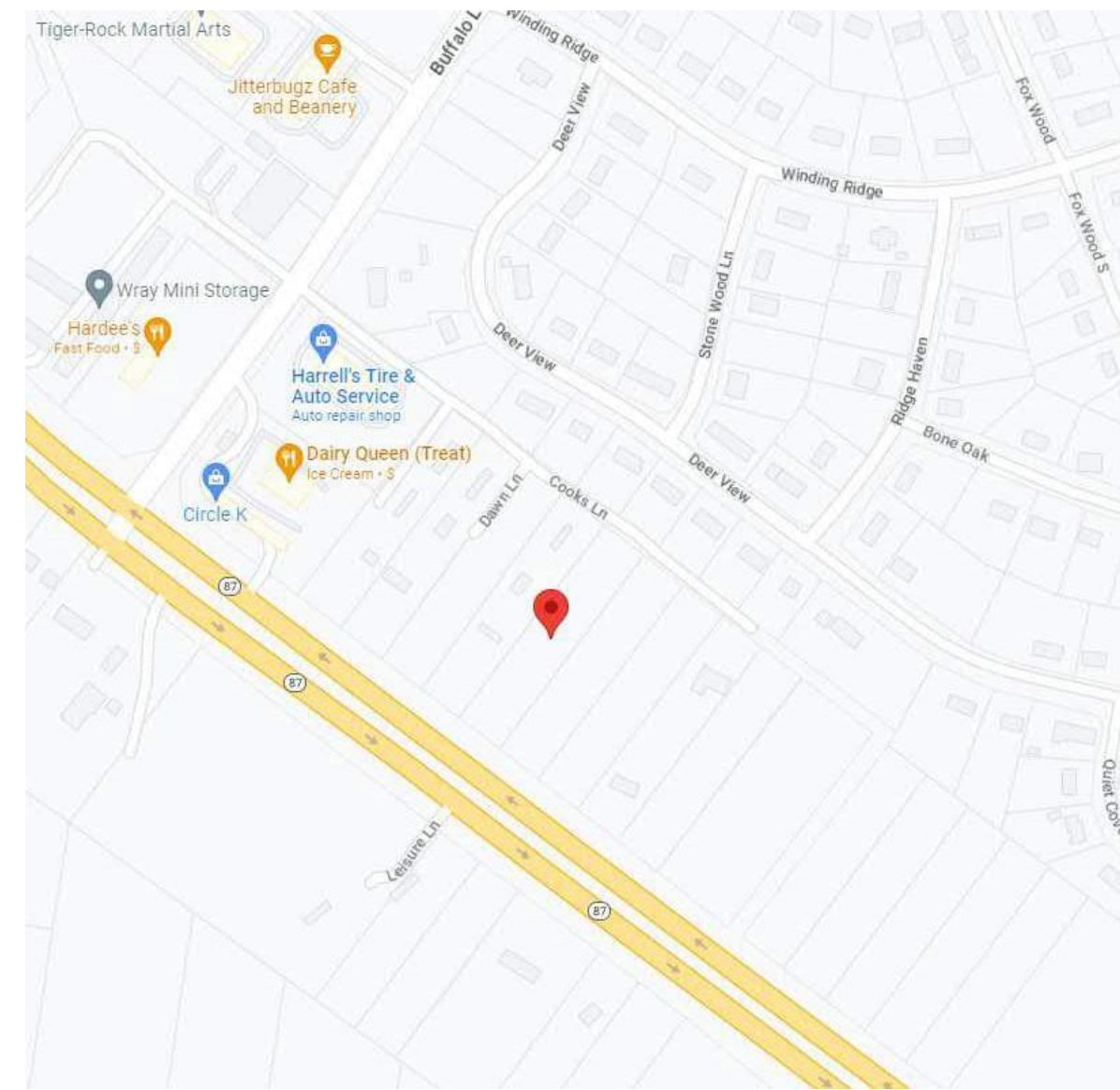


ABBREVIATIONS

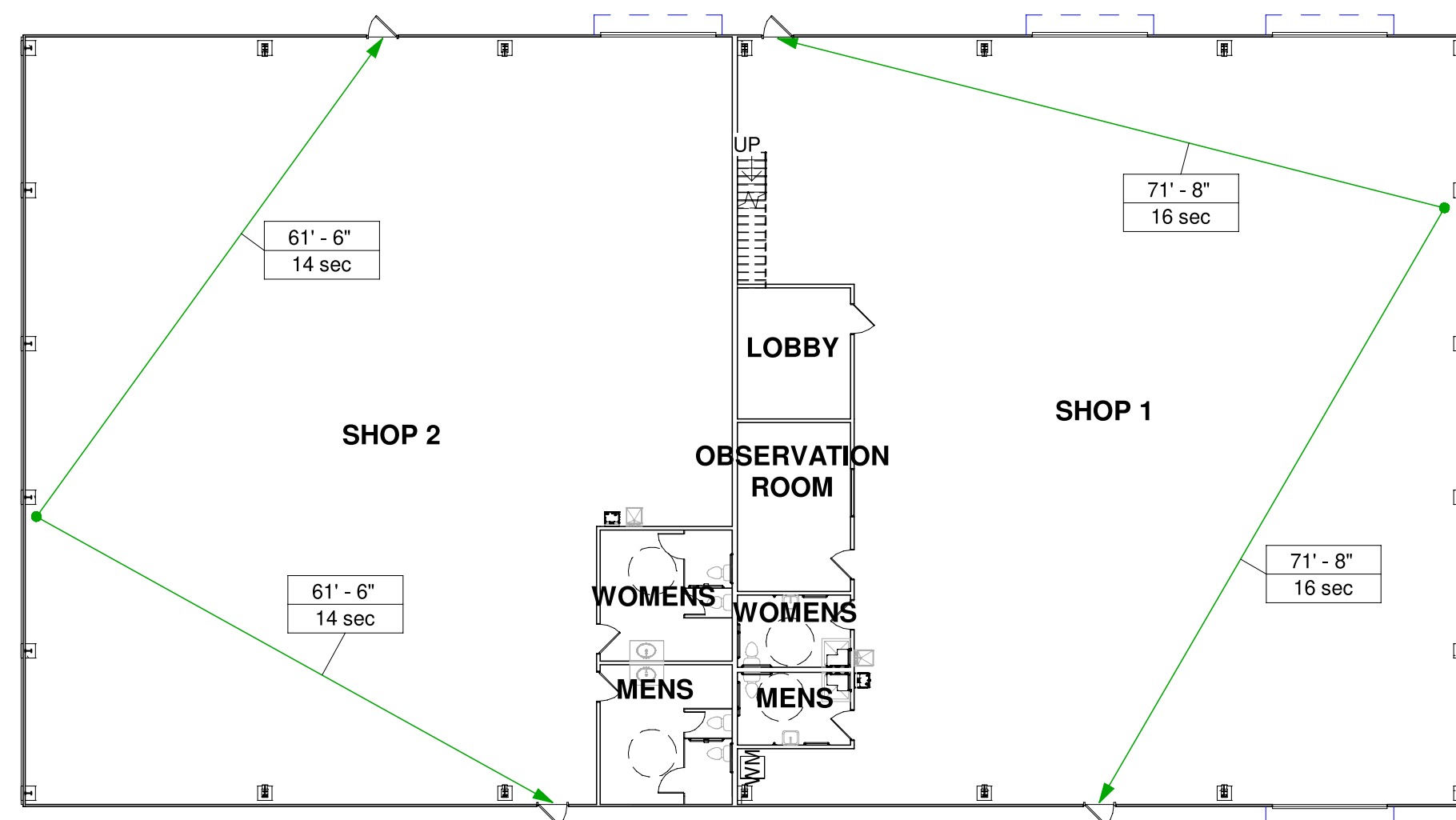
& @ Ø	AND AT, AT THE RATE OF ROUND, OR DIAMETER	MAX MECH	MAXIMUM MECHANICAL
ADJ AFF	ADJUSTIBLE ABOVE FINISHED FLOOR	MTL MFR MIN MISC	METAL MANUFACTURER MINIMUM MISCELLANEOUS
BLDG BM BOT A.N.A.	BUILDING BEAM BOTTOM BOUNDARY NAILING	(A) N.A. N.T.S.	NEW NOT APPLICABLE NOT TO SCALE
C.L.A.A. CLG CMU COL CONC	CENTER-LINE CEILING CONCRETE MASONRY UNIT(S) COLUMN CONCRETE	o/c	ON CENTER
DET DIM DWG	DETAIL DIMENSION DRAWING	P.A. PART PL PLYWD PSI	POST ABOVE PARTITION PLANE, OR PLATE PLYWOOD POUNDS-PER-SQUARE-INCH
(E) EA E.N.B. E.W. EQUIP EXT EX'G	EXISTING EACH EDGE NAIL EACH WAY ELEVATOR, ELEVATION EQUIPMENT EXTERIOR EXISTING	o/c	ON CENTER
F.L. FLR	FLOW-LINE FLOOR	RAD REQ REV RM	RADIUS REQUIRED REVISION ROOM
GL GLB	GLASS GLUED-LAMINATED BEAM	SCHED SECT SH SHT SIM SPECS STD STRUCT	SCHEDULE SECTION SHELF SHEET SIMILAR SPECIFICATIONS STANDARD STRUCTURAL
HDR HDWD H.M. HOR	HEADER HARDWOOD HOLLOW METAL HORIZONTAL	T&B THK TYP	TOP AND BOTTOM THICK TYPICAL
LAB LFRE	LABORATORY LATERAL FORCE RESISTING ELEMENT	U.B.C. U.N.O.	UNIFORM BUILDING CODE UNLESS NOTED OTHERWISE
		VERT	VERTICAL
		w/ WD WM W.R.	WITH WOOD WASHING MACHINE WATER-RESISTANT

PHALANX CROSSFIT

2649 Hwy 87 S.
Cameron, NC 28326



VICINITY MAP



1 LIFE SAFETY PLAN
1/16" = 1'-0"

MAXIMUM EXIT TRAVEL DISTANCE: 71'-8" FOR SHOP 1
61'-6" FOR SHOP 2

ARCHITECTURAL NOTES

- D RIP EDGE: PROVIDE 1" D RIP EDGE ON FLASHING OVER OPENINGS IN EXTERIOR WALLS.
 - WOOD PROTECTION: WOOD FRAMING MEMBERS THAT ARE NOT PRESSURE TREATED WITH A WOOD PRESERVATIVE AND WHICH ARE SUPPORTED BY CONCRETE IN CONTACT WITH THE GROUND WILL BE SEPARATED FROM THE CONCRETE BY AT LEAST 6 MIL POLY OR EQUAL.
 - STAIR DIMENSIONS (ALL INTERIOR AND EXTERIOR STAIRS REFER TO DRAWINGS FOR ACTUAL DIMENSIONS)
 - MINIMUM RISER HEIGHT = 4"
 - MAXIMUM RISER HEIGHT = 8"
 - MINIMUM TREAD DEPTH = 9"
 - MINIMUM NOSING = 43"
 - MAXIMUM NOSING = 1"
 - MINIMUM HEADROOM = 6'-8"
 - MINIMUM WIDTH = 3'-0"
 - HANDRAIL MINIMUM HEIGHT = 2'-10"
 - HANDRAIL MAXIMUM HEIGHT = 3'-2"
 - GUARD MINIMUM HEIGHT = 3'-0"
- NOTE: A CLEARANCE OF NOT LESS THAN 1 1/2" WILL BE PROVIDED BETWEEN HANDRAIL AND ANY SURFACE BEHIND IT.

GENERAL NOTES

- PERMIT DRAWINGS DO NOT INDICATE OR DESCRIBE THE COMPLETE WORK REQUIRED FOR PERFORMANCE AND COMPLETION OF THE REQUIREMENTS OF CONSTRUCTION.
- FACTORY AND CONTRACTOR TO VERIFY AND BECOME FAMILIAR WITH ALL SITE CONDITIONS AND DIMENSIONS. ANY DISCREPANCIES THAT CONFLICT WITH DESIGN DOCUMENTS, AND WOULD REQUIRE DESIGN MODIFICATIONS, WILL BE COORDINATED WITH THE ARCHITECT, IF NECESSARY.
- ALL CONSTRUCTION WILL COMPLY WITH ALL CURRENT APPLICABLE BUILDING CODE(S) FOR THE AGENCY HAVING JURISDICTION, INCLUDING ALL APPLICABLE STATE AND LOCAL CODES AND ORDINANCES.
- THE CONTRACTOR AND FACTORY WILL BE SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES REQUIRED FOR SAFE EXECUTION AND COMPLETION OF WORK, INCLUDING INITIATING, MAINTAINING, AND SUPERVISING ALL SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK.
- THE CONTRACTOR WILL COORDINATE AND COOPERATE WITH THE WORK OF ALL TRADES INVOLVED, INCLUDING ANY REQUIRED INSPECTIONS BY AGENCIES HAVING JURISDICTION.
- THE CONTRACTOR WILL MAINTAIN THE SITE IN A CLEAN CONDITION AT ALL TIMES, AND REMOVE CONSTRUCTION DEBRIS AS OFTEN AS NECESSARY OR AS DIRECTED BY LOCAL AUTHORITIES.
- THE CONTRACTOR WILL PROVIDE NECESSARY PROTECTION OF HIS WORK AND ADJACENT AREA. THIS INCLUDES NOISE AND DUST CONTROL.
- THE BUILDING PERMIT AND ANY APPLICABLE IMPACT FEES WILL BE OBTAINED AND PAID FOR BY THE CONTRACTOR.
- TYPICAL INTERIOR WALL CONSTRUCTION TO BE 2 X 4 WOOD STUDS WITH 1/2" GYP BD ON EACH SIDE OF STUD. PROVIDE SOUND ATTENUATION BATTS IN ALL INTERIOR RESTROOM WALLS, AND OTHER LOCATIONS IF REQUIRED BY OWNER.
- PROVIDE BLOCKING IN WALLS AND CEILINGS FOR ANTICIPATED LOCATIONS OF HEAVY LIGHT FIXTURES, HOOKS, TOWEL BARS, ETC.
- CONTRACTOR WILL PROVIDE LOCATION AND TAP INTO ALL UTILITIES PER CITY REQUIREMENTS.
- CONVENTIONAL DETAILS WILL APPLY WHERE NO SPECIAL DETAIL IS PROVIDED.
- PRODUCT SUPPLIERS WILL FIELD MEASURE AREA OF WORK, AND SUBMIT SHOP DRAWINGS TO CONTRACTOR PRIOR TO CONSTRUCTION AND INSTALLATION. CONTRACTOR TO PROVIDE SHOP DRAWINGS TO ARCHITECT FOR REVIEW, IF NECESSARY.
- ALL PLUMBING SUPPLY LINES IN EXTERIOR WALLS TO BE FULLY INSULATED.
- PROVIDE SMOKE DETECTORS PER LOCAL CODE.
- PROVIDE CLOSED CELL INSULATION WITHIN STUDS ALONG EXTERIOR WALLS.
- PROVIDE A 1/2" GAP ON GYP BD BORDER (TOP, BOTTOM AND SIDES) AND FILL WITH ACOUSTICAL SEALANT TO PREVENT TRANSFER OF SOUND AND VIBRATION TO ADJACENT SUITES.
- ANY PENETRATIONS OF FIRE RATED ASSEMBLIES WILL BE FIRE-BLOCKED AND SEALED PER APPROVED UL ASSEMBLIES.
- THE CONTRACTOR WILL COORDINATE ALL MILLWORK WITH FURNITURE, EQUIPMENT, LIGHTING, AN, ELECTRICAL, AND OTHER SURROUNDINGS.
- ANY DAMAGE TO THE BUILDING DURING THE CONSTRUCTION IS TO BE REPORTED TO THE OWNER IMMEDIATELY.
- ALL SHIPPING CONTAINERS USED WILL MEET THE CRITERIA FOR STRUCTURAL BUILDING MATERIALS DESCRIBED IN AC462 FROM ICC-ES

GENERAL LEGENDS

PLAN NOTATIONS

ROOM TAG: 101

DOOR TAG: 101

WINDOW TAG: 1t

EQUIPMENT TAG: ti

WALL TYPE TAG: 1t

DRAWING REFERENCES

ELEVATION TAG: 1 Ref, 1 SIM, A101

SECTION TAG: 1 SIM, A101

DETAIL TAG: 1 SIM, A101

MEASUREMENTS

VERTICAL DISTANCE GIVE ON PLAN: NAME ELEV X' - XX"

VERTICAL DISTANCE GIVEN ON ELEVATION: NAME ELEV X' - XX"

DIMENSION: 4' - 2"

NOTATION AND SYMBOLS

EDGE OF DETAIL AREA; DRAWING CONTINUES

NOTES AND LEADERS

DELTA/DRAWING

REVISION CLOUD

NORTH ARROW

CENTER LINE

EXIT TRAVEL DISTANCE & TIME: Length, Time sec

WALL LEGEND

EXTERIOR METAL WALL PANEL WITH LINER SYSTEM & FURRING W/ DRYWALL	
EXTERIOR METAL WALL PANEL WITH LINER SYSTEM	
WOOD STUD PARTITION	

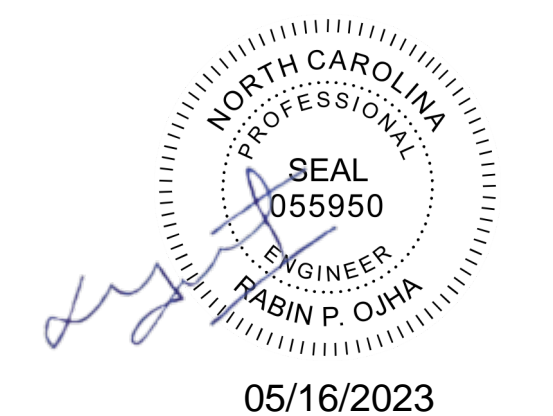
DRAWING INDEX	
Sheet Number	Sheet Name
A00	LEGENDS, INDEX
A101	FIRST FLOOR PLAN
A102	SECOND FLOOR PLAN
A103	ELEVATIONS
A104	SECTIONS AND TOILET DETAILS

NO.	DATE	DESCRIPTION
00	05/02/2023	FOR SUBMITTAL

REVISIONS

LEGENDS, INDEX

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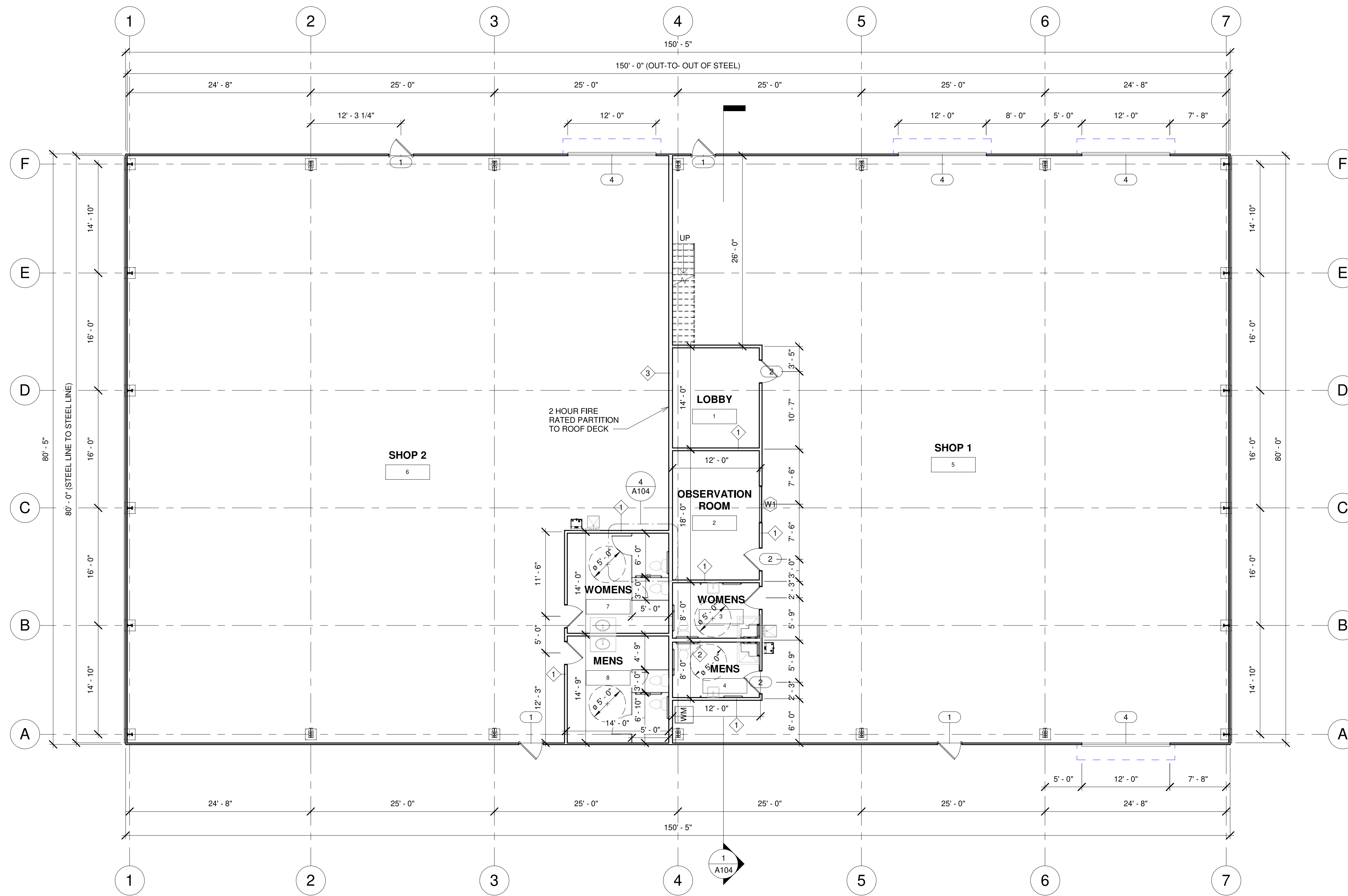


EEI EQUAGEN
ENGINEERING & INSPECTIONS
FIRM LIC. # 1869

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RALEIGH, NC 27617
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EMAIL: INFO@EQUAGEN.COM

DRAWN BY:	BR
CHECKED BY:	MKC
DATE:	05/02/2023
SCALE:	AS SHOWN

A00 22-4006



1 1st Floor Plan
1/8" = 1'-0"

- GENERAL PLAN NOTES:**
- DO NOT SCALE DRAWINGS, DIMENSIONS GOVERN. LARGE SCALE DETAILS GOVERN OVER SMALL SCALE DETAILS.
 - CONTRACTOR SHALL VERIFY AND COORDINATE ALL OPENINGS THROUGH FLOORS, CEILINGS, AND WALLS WITH ALL ARCHITECTURAL, STRUCTURAL, MECHANICAL, PLUMBING, AND ELECTRICAL DRAWINGS.
 - DIMENSIONS TO INTERIOR WALLS ARE FROM INSIDE OF EXTERIOR WALL, INSIDE OF FIRE PARTITION AND CENTER OF OTHER INTERIOR WALLS.
 - DIMENSIONS TO DOORS AND WINDOWS ARE TO FACE OR TO CENTERLINE OF FINISHED OPENING.

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00	05/02/2023
	FOR SUBMITTAL DESCRIPTIONS

FIRST FLOOR PLAN

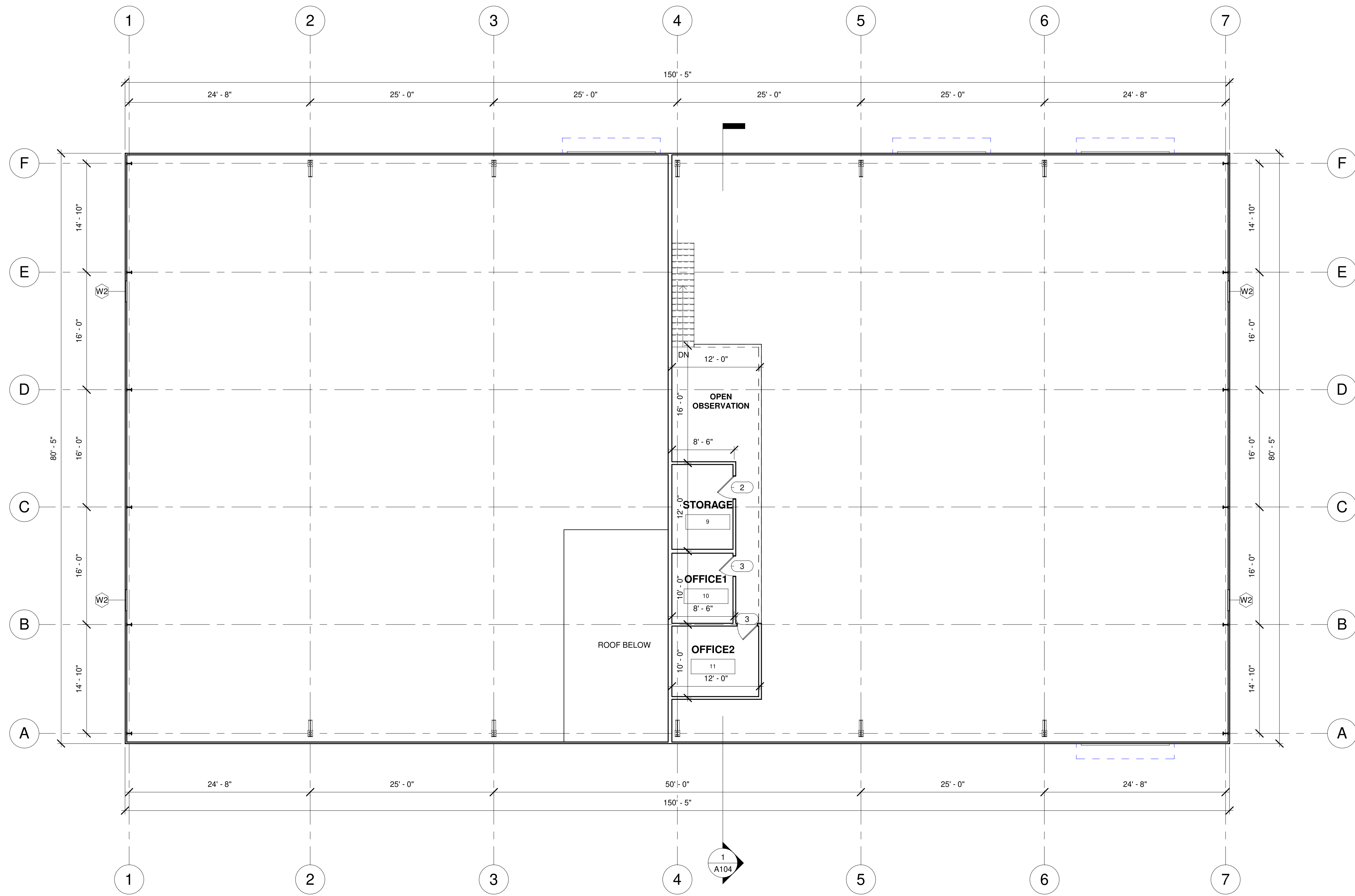
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CHECKED BY:	MKC
DATE:	05/02/2023
SCALE:	AS SHOWN
A101	22-4006



- GENERAL PLAN NOTES:**
1. DO NOT SCALE DRAWINGS, DIMENSIONS GOVERN. LARGE SCALE DETAILS GOVERN OVER SMALL SCALE DETAILS.
 2. CONTRACTOR SHALL VERIFY AND COORDINATE ALL OPENINGS THROUGH FLOORS, CEILINGS, AND WALLS WITH ALL ARCHITECTURAL, STRUCTURAL, MECHANICAL, PLUMBING, AND ELECTRICAL DRAWINGS.
 3. DIMENSIONS TO INTERIOR WALLS ARE FROM INSIDE OF EXTERIOR WALL, INSIDE OF FIRE PARTITION AND CENTER OF OTHER INTERIOR WALLS.
 4. DIMENSIONS TO DOORS AND WINDOWS ARE TO FACE OR TO CENTERLINE OF FINISHED OPENING.

1 2nd FLOOR PLAN
1/8" = 1'-0"

REVISIONS	
NO.	DATE
00	05/02/2023
	DESCRIPTIONS

SECOND FLOOR PLAN

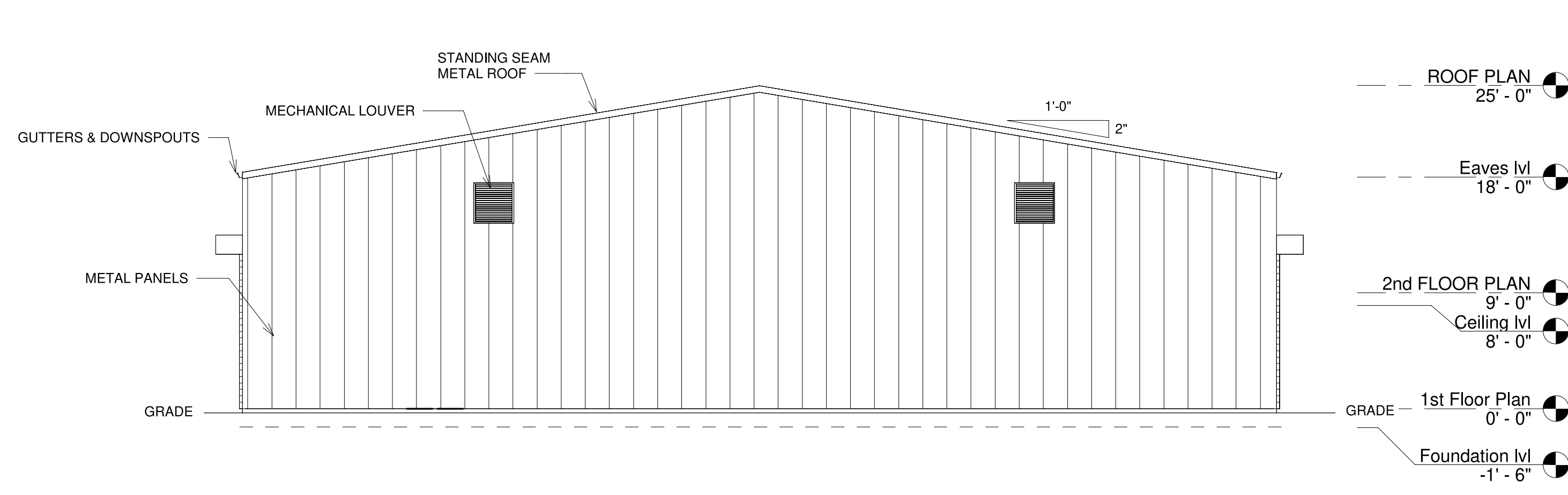
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Cameron, NC 28326



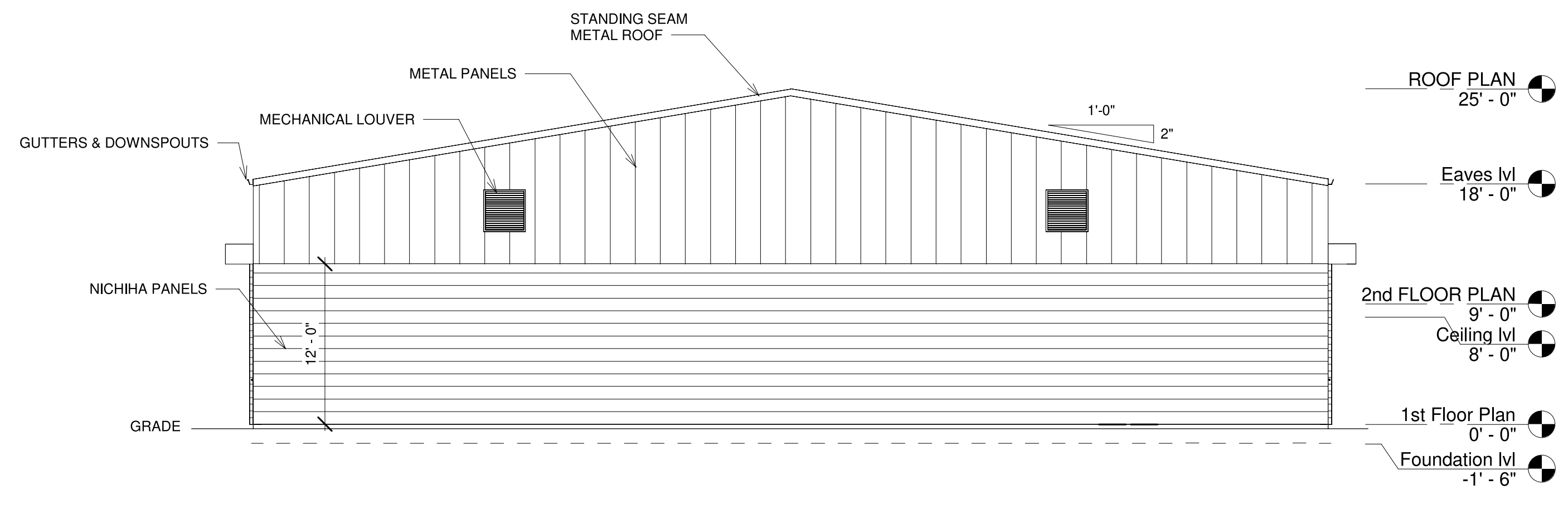
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RALEIGH, NC 27617
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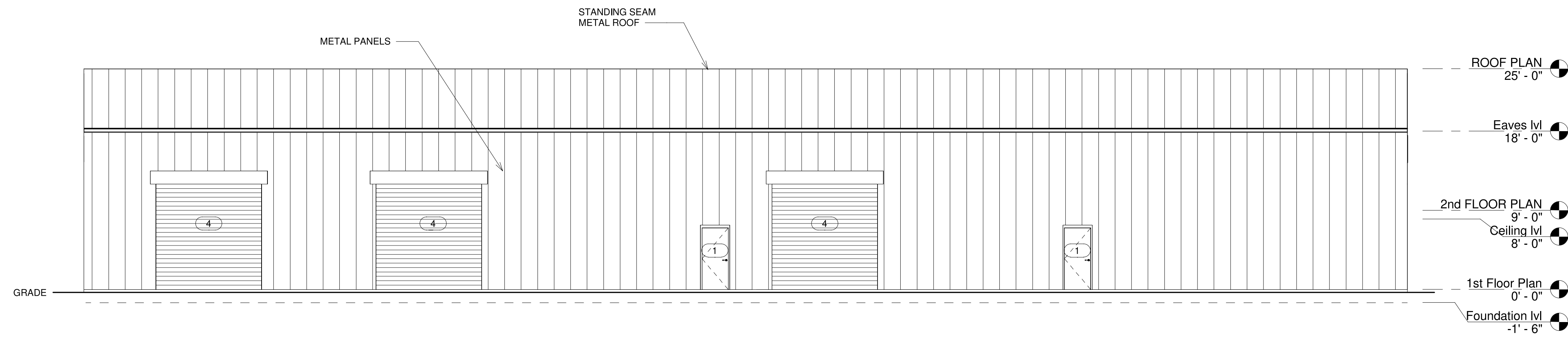
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CHECKED BY:	MKC
DATE:	05/02/2023
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A102	22-4006



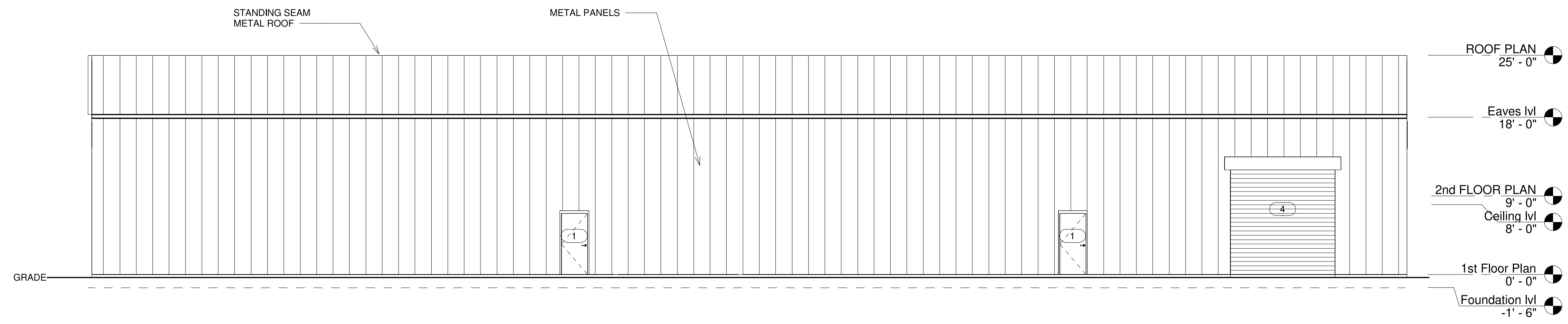
1 EAST ELEVATION
1/8" = 1'-0"



2 WEST ELEVATION
1/8" = 1'-0"



3 NORTH ELEVATION
1/8" = 1'-0"



4 SOUTH ELEVATION
1/8" = 1'-0"

Door Schedule				
Type Mark	Width	Height	Count	Remarks
1	3'-0"	7'-0"	4	
2	3'-0"	7'-0"	7	
3	2'-8"	7'-0"	2	
4	12'-0"	12'-0"	4	
Total count			17	

Window Schedule					
Type Mark	Assembly Code	Width	Height	Count	Description
W1	B2020100	5'-0"	4'-0"	1	
W2	B20	3'-0"	3'-0"	4	Mechanical
Total count				5	

REVISIONS	
NO.	DATE
00	05/02/2023
	DESCRIPTIONS
	FOR SUBMITTAL

ELEVATIONS

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Cameron, NC 28326

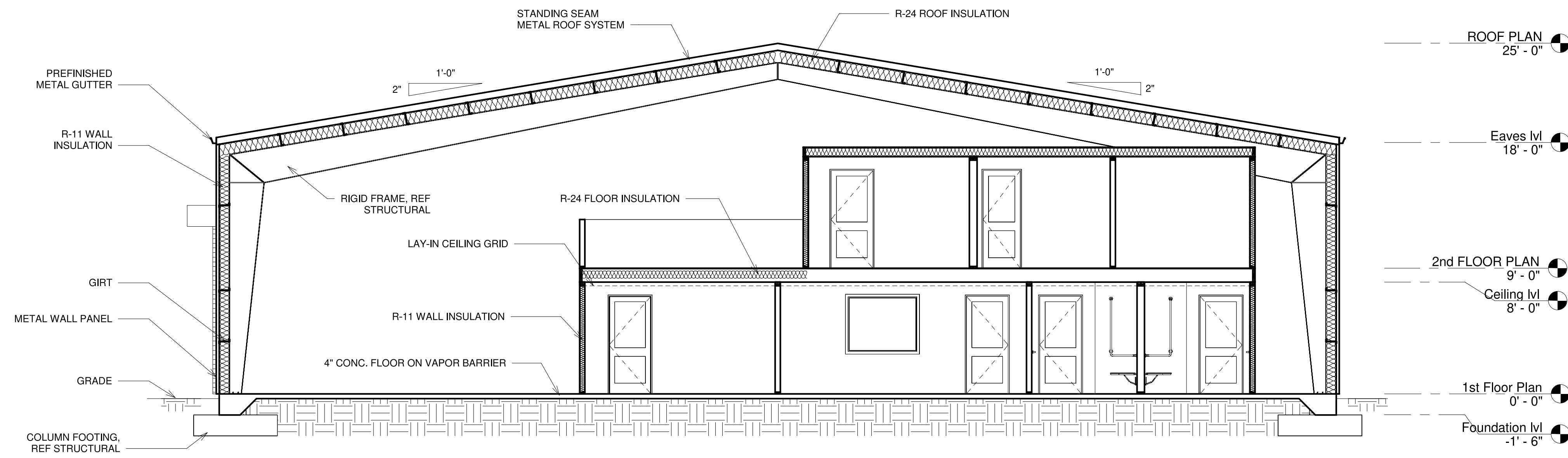


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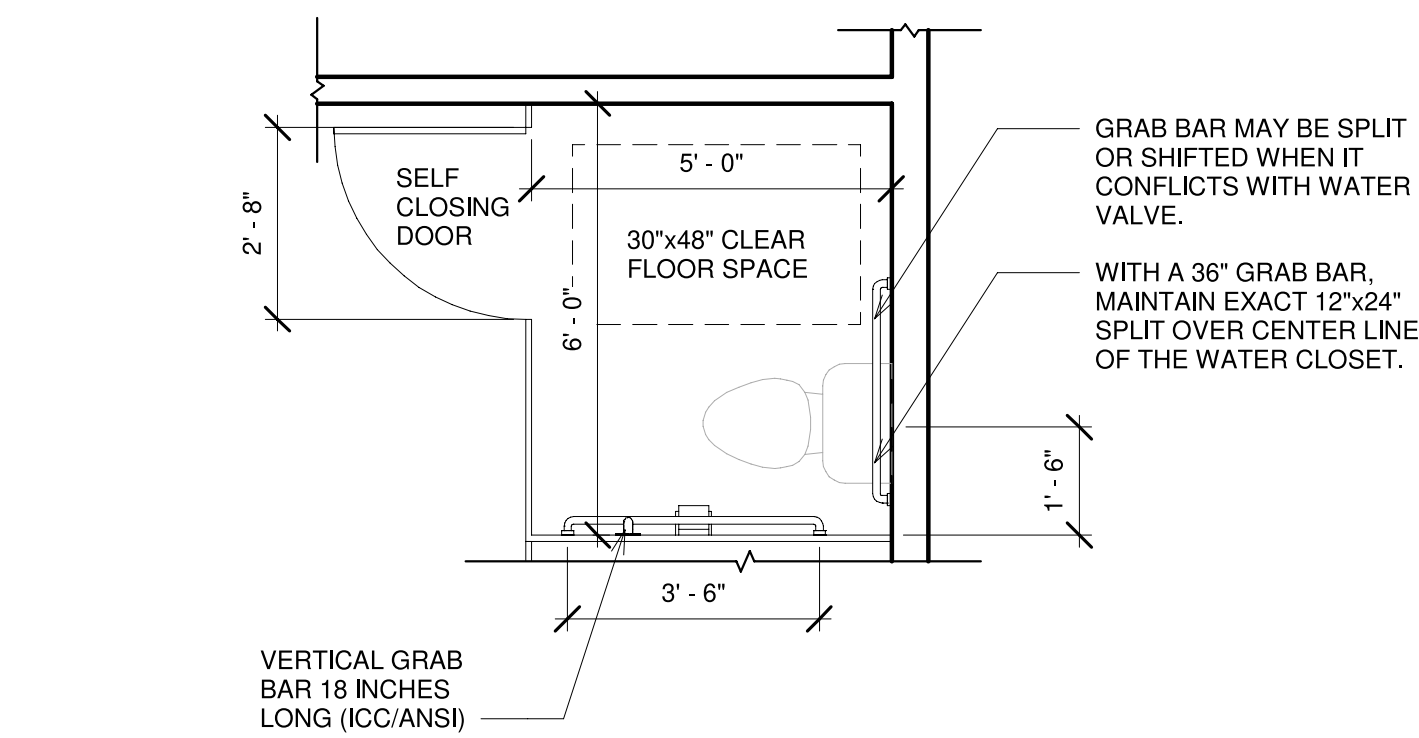
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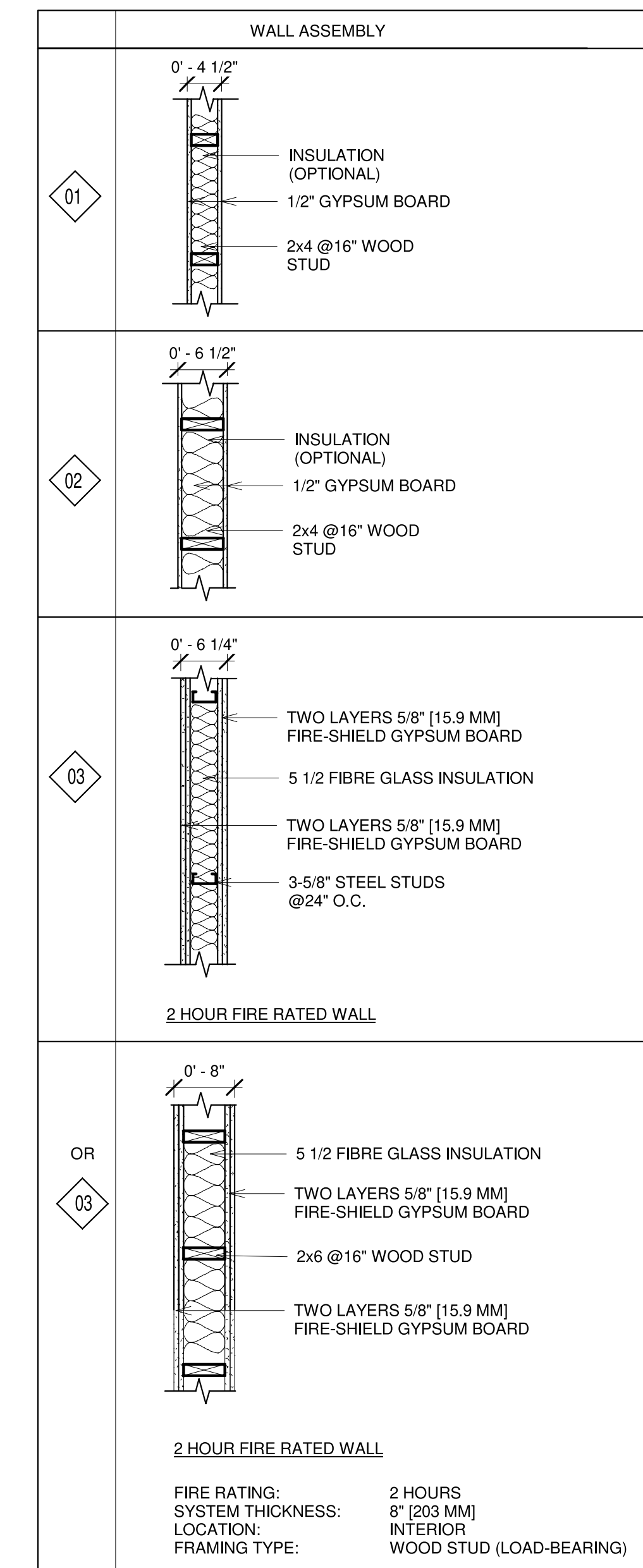
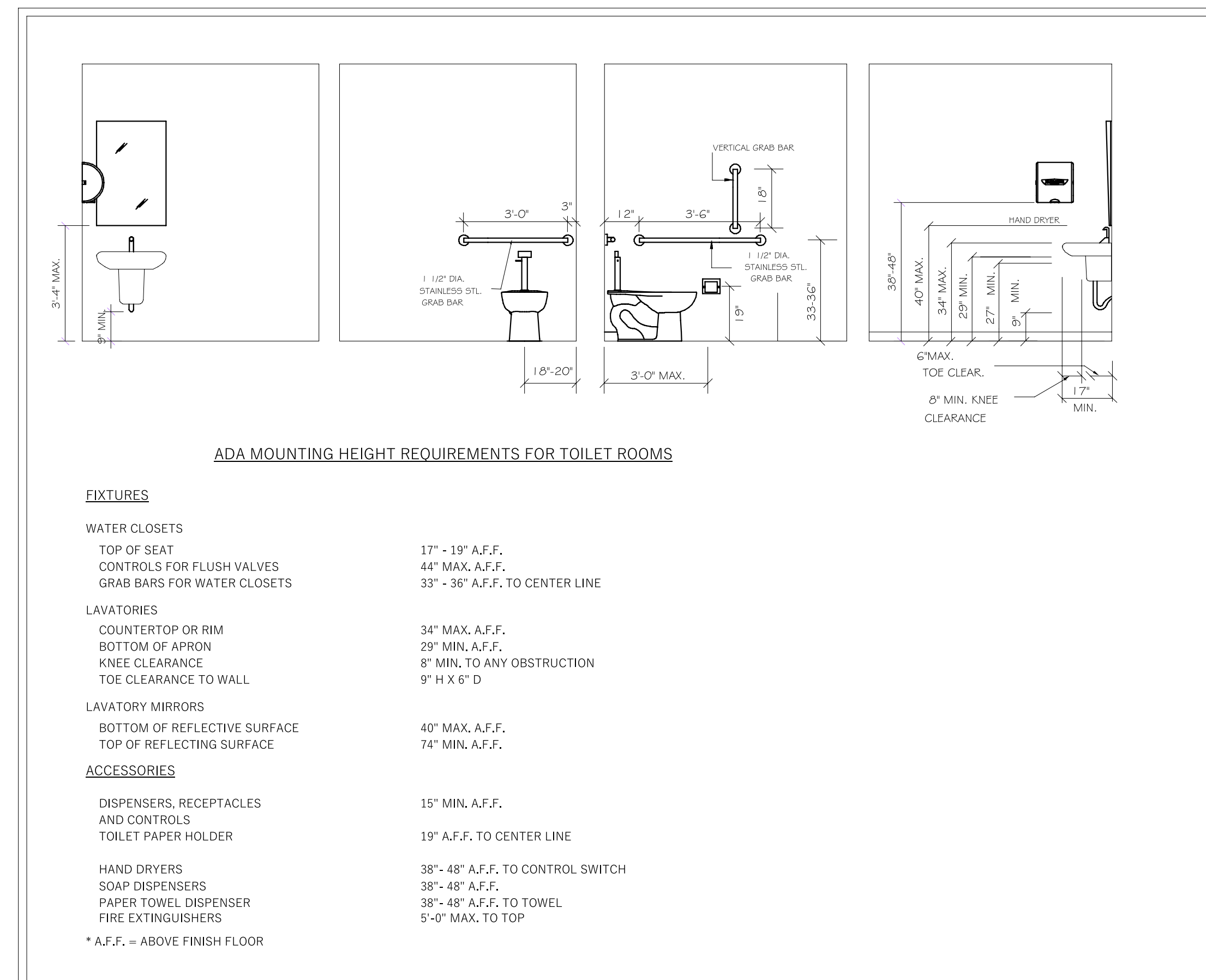
A103 22-4006



1 SECTION AT 1-1
3/16" = 1'-0"



4 ADA TOILET COMPARTMENT
3/8" = 1'-0"

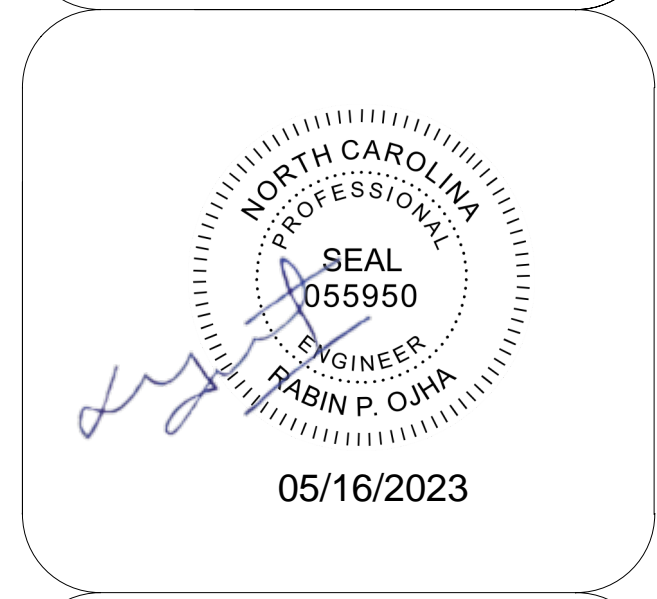


2 WALL TYPES
3/4" = 1'-0"

REVISIONS	
NO.	DATE
00	05/02/2023

SECTIONS AND TOILET DETAILS

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SCALE:	AS SHOWN
A104	22-4006

GENERAL NOTES

DESIGN DATA:
 APPLICABLE CODE: NCBC 2018, ACI 318-19
 DESIGN LOADS: PER BUILDING SUPPLIER

SCOPE OF WORK STATEMENT: DESIGN OF CONCRETE FOUNDATIONS ONLY. STEEL DESIGN INCLUDING STEEL ANCHORS BY OTHERS.

GENERAL NOTES:

- CONTRACTOR TO ASSUME FULL RESPONSIBILITY FOR ABIDING TO ALL APPLICABLE BUILDING CODES, LOCAL CITY ORDINANCES, ZONING REQUIREMENTS, AND LICENSING/PERMIT REQUIREMENTS. CONTRACTOR IS FULLY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES INCLUDING WITHOUT LIMITATION TO DEMOLITION, EXCAVATION AND ERECTION PROCEDURES.
- THE CONTRACTOR SHALL EXAMINE THE CONSTRUCTION DOCUMENTS AND NOTIFY THE PROJECT ENGINEER & ARCHITECT OF ANY DISCREPANCIES, ERRORS, OR OMISSIONS SHE/HI MAY FIND BEFORE PROCEEDING WITH THE WORK.
- NOTIFY THE PROJECT ENGINEER OF ANY DESIGN CHANGES PROPOSED BY OWNER OR THE CONTRACTOR DURING THE COURSE OF CONSTRUCTION. SUCH CHANGES AFFECTING ROOM ADDITION DESIGN MAY ALSO AFFECT STRUCTURAL DESIGN.
- ANY SUBCONTRACTOR WHICH AGREES TO CONSTRUCT THE PROJECT PURSUANT TO THESE PLANS FULLY ASSUMES THE RISK OF ALL ERRORS AND OMISSIONS WHICH SHOULD HAVE BEEN DETECTED BY A CAREFUL REVIEW BY A KNOWLEDGEABLE LICENSED CONTRACTOR, THAT WHICH FOR ANY REASON WERE NOT RESOLVED DURING THE BIDDING OR NEGOTIATION PROCESS. FURTHER, THE CONTRACTOR SHALL CAREFULLY REVIEW THESE PLANS AS THE WORK PROGRESSES IN ORDER TO IDENTIFY ANY SIGNIFICANT ERRORS AND OMISSIONS AND TO ASCERTAIN ALL NECESSARY INFORMATION BEFORE PROCEEDING WITH THE AFFECTED WORK, AND ASSUMES THE RISK OF ANY AND ALL LOSS, INCLUDING DELAY, WHICH MAY BE CAUSED OR CONTRIBUTED TO BY THE FAILURE TO ASCERTAIN CORRECT OR NECESSARY INFORMATION IN A TIMELY MANNER.
- ALL TRADES SHALL, AT ALL TIMES, KEEP THE PREMISES FREE FROM ACCUMULATION OF WASTE MATERIALS OR RUBBISH CAUSED BY THEIR WORK, AND AT THE COMPLETION OF THE WORK SHALL REMOVE ALL RUBBISH FROM AND ABOUT THE JOBSITE AND ALL THEIR TOOLS, SCAFFOLDING AND SURPLUS MATERIALS, AND SHALL LEAVE THE JOB ROOM CLEAN, INCLUDING REMOVING ALL LABELS, STICKERS, PAINT SMEARS, ETC., FROM LIGHTING FIXTURES, PLUMBING FIXTURES, GLASS SURFACES, FINISH HARDWARE, CABINETS, COUNTER TOPS, ETC.
- EXCEPT WHERE MORE STRINGENT REQUIREMENTS ARE NOTED OR SHOWN ON THE PLANS, WORKMANSHIP & MATERIALS SHALL CONFORM TO THE LATEST EDITION OF THE IBC OR LOCAL CODE.
- THE PLANS SHALL BE REVIEWED FOR DIMENSIONAL & EXISTING SITE CONFORMANCE WITH THE PLANS BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. THE ARCHITECT & ENGINEER SHALL BE NOTIFIED OF ANY DISCREPANCIES.
- THE CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS IN THE FIELD IN CONFORMANCE WITH METAL BUILDING FRAMING DIMENSIONS; AND ALL QUESTIONS AS TO DIMENSIONS AND FIELD CONDITIONS SHALL BE RESOLVED BEFORE THE AFFECTED WORK PROCEEDS. NO DIMENSIONS SHALL BE OBTAINED BY SCALING THESE PLANS.
- CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR DIMENSIONS AND CONDITIONS OF THE JOB.
- THE PRECISE DIMENSIONS AND LOCATIONS OF ALL DOOR, WINDOW AND ROOF OPENINGS SHALL BE DETERMINED FROM DRAWINGS AND OTHER FLOOR, WALL OPENING REQUIRED BY MECHANICAL OR ELECTRICAL SHALL BE VERIFIED FROM SHOP DRAWINGS, EQUIPMENT DATA SHEETS, ETC., AS REQUIRED.
- ITEMS IDENTIFIED BY TRADE NAMES MAY BE SUBSTITUTED BY APPROVED EQUALS.
- NOTES & DETAILS ON DRAWINGS SHALL PRECEDE THESE GENERAL NOTES.

FOUNDATION NOTES

GENERAL

- SOIL BENEATH FOOTINGS AND SLABS SHALL BE COMPACTED TO RELATIVE COMPACTION MINIMUM.
- CONTINUOUS FOOTINGS AND GRADE BEAMS SHALL BE EXCAVATED TO THE DEPTH SHOWN ON THE DRAWINGS BELOW UNDISTURBED SOIL OR COMPACTED EARTH.
- SLAB ON GRADE: "THE SLABS SHOULD BE STRUCTURALLY DESIGNED OR THE WEAK AND EXPANSIVE SOILS SHOULD BE REMOVED AND REPLACED WITH AT LEAST 24 INCHES OF NON- EXPANSIVE ENGINEERED FILL".
- NO TRENCHES OR EXCAVATIONS FIVE FEET IN DEPTH OR GREATER INTO WHICH A PERSON SHALL BE REQUIRED TO DESCEND SHALL BE MADE WITHOUT PROPER PERMIT.
- THE ANCHOR BOLT DESIGN IS BY THE BUILDING SUPPLIER.
- PROVIDE 3/4" CAMBERS AT ALL EXPOSED CORNERS.

CONCRETE

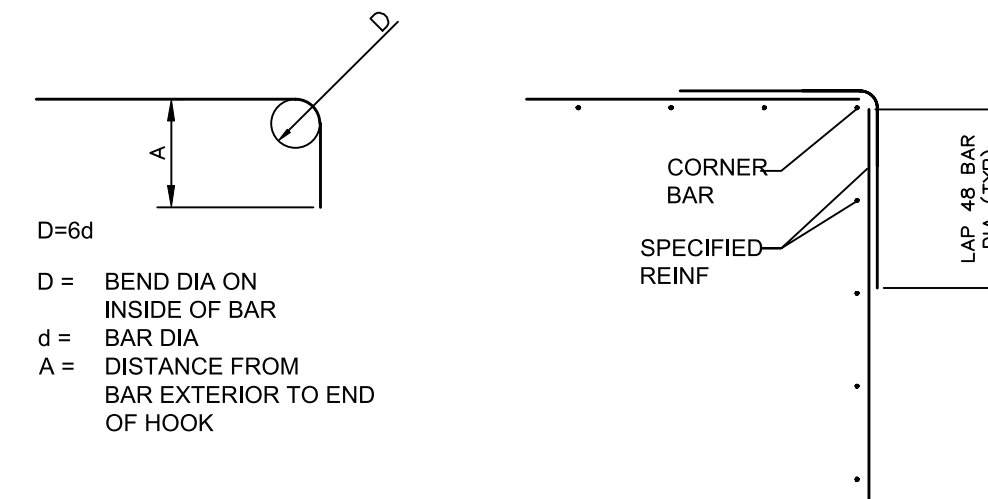
- UNLESS OTHERWISE NOTED ON PLANS, CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 PSI IN 28 DAYS.
- FINE & COURSE AGGREGATE SHALL CONFORM TO A.S.T.M. C-33, USE 3000 P.S.I. CONC. @ GRADE BEAMS. CEMENT SHALL CONFORM TO A.S.T.M. C-150 (STANDARD BRAND PORTLAND CEMENT) TYPE II (USE TYPE V CEMENT IF NOTED IN SOILS REPORT)
- THE CONTRACTOR SHALL SUBMIT CONCRETE MIX DESIGN TO STRUCTURAL ENGINEER FOR REVIEW.
- ADDING CALCIUM CHLORIDE TO CONCRETE OR GROUT IS NOT PERMITTED.
- CONC. SHALL BE KEPT MOIST FOR 10 DAYS FOR PROPER CURING.
- FLOOR FINISHES SHALL BE AS DEFINED IN ACI 302.1R.
- FOR END TO END UNIT DIMENSIONS, REFER TO BUILDING SUPPLIER'S DRAWINGS.

REINFORCING STEEL

- REINFORCING STEEL, #3 AND #4 GRADE 40, #5 AND LARGER GRADE 60 PER A.S.T.M. A615.
- LOW HYDROGEN WELDING RODS SHALL BE USED FOR ALL WELDING OF REINFORCING BARS.
- BARS NOTED AS "CONT" TYPICAL WALL REINFORCING AND VERTICAL COLUMN REINFORCING SHALL HAVE A MINIMUM SPLICE OF 50 BAR DIAMETERS LAP IN MASONRY OR 40 BAR DIAMETERS MINIMUM IN CONCRETE.
- REINFORCING SHALL BE SPLICED ONLY AS SHOWN OR NOTED. OTHER SPLICES SHALL BE APPROVED BY THE STRUCTURAL ENGINEER.
- SPLICES IN ADJACENT HORIZONTAL WALL REINFORCING BARS SHALL BE STAGGERED 4 FEET UNLESS OTHERWISE NOTED.
- PROVIDE DOWELS IN FOOTINGS AND/OR GRADE BEAMS THE SAME SIZE AND NUMBER AS VERTICAL WALL OR COLUMN REINFORCING. DOWELS SHALL HAVE A MINIMUM PROJECTION EQUAL TO STANDARD LAP SPLICE UNLESS OTHERWISE NOTED.
- ALL REINFORCING, ANCHOR BOLTS, AND OTHER INSERTS SHALL BE SECURED IN PLACE PRIOR TO PLACEMENT OF CONCRETE OR GROUTING OF MASONRY.
- THE CONTRACTOR SHALL SUBMIT REINFORCING SHOP DRAWING TO STRUCTURAL ENGINEER FOR REVIEW PRIOR TO PLACEMENT.
- PROVIDE THE FOLLOWING MINIMUM PROTECTIVE COVERING OF CONCRETE, PER ACI 318:

BELOW GRADE (UNFORMED)	3" CLEAR
BELOW GRADE (FORMED)	2" CLEAR
WALLS	1" CLEAR
COLUMNS	1.5" CLEAR
BEAMS AND GIRDERS	1.5" CLEAR
STRUCTURAL SLAB (ABOVE GRADE)	1" CLEAR
- #5 OR LARGER REINFORCING BARS SHALL NOT BE RE-BENT WITHOUT APPROVAL OF THE STRUCTURAL ENGINEER.

BAR SIZE	A (IN)
#3	6
#4	8
#5	10
#6	12
#7	14
#8	16



SPECIAL INSPECTION (PER IBC SECTION 1704.1706 & 1707)

- SPECIAL INSPECTION SHALL BE REQUIRED FOR THE FOLLOWING TYPES OF WORK. SEE PROJECT SPECIFICATIONS FOR SPECIFIC REQUIREMENTS. SPECIAL INSPECTIONS SHALL NOT BE REQUIRED WHEN THE WORK IS DONE ON THE PREMISES OF A FABRICATOR REGISTERED AND APPROVED BY THE BUILDING OFFICIAL TO PERFORM SUCH WORK WITHOUT SPECIAL INSPECTION.

ITEMS REQUIRE SPECIAL INSPECTION AS MARKED:

VERIFICATION & INSPECTION	CONTINUOUS		PERIODIC
	START	END	
1. WELDING.			
2. CONCRETE WHERE CONCRETE STRENGTH OF 3000 PSI OR GREATER IS SPECIFIED.			☒
3. COMPACTED FILL			☒
4. FOUNDATION ANCHOR BOLT			☒

*CONTRACTOR RESPONSIBILITY:

EACH CONTRACTOR OR SUB-CONTRACTOR RESPONSIBLE FOR THE CONSTRUCTION OF THE WIND AND/OR SEISMIC RESISTING SYSTEM THAT IS LISTED IN THE STATEMENT OF SPECIAL INSPECTIONS SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY TO THE BUILDING OFFICIAL AND THE OWNER PRIOR TO THE COMMENCEMENT OF WORK REQUIRING SPECIAL INSPECTION.

- THE CONTRACTOR'S STATEMENT OF RESPONSIBILITY SHALL CONTAIN THE FOLLOWING:
- ACKNOWLEDGMENT OF AWARENESS OF THE SPECIAL REQUIREMENTS CONTAINED IN THE STATEMENT OF SPECIAL INSPECTIONS.
 - ACKNOWLEDGMENT THAT CONTROL WILL BE EXERCISED TO OBTAIN CONFORMANCE WITH THE CONSTRUCTION DOCUMENTS APPROVED BY THE BUILDING OFFICIAL.
 - PROCEDURES FOR EXERCISING CONTROL WITHIN THE CONTRACTOR'S ORGANIZATION, AND THE METHOD AND FREQUENCY OF REPORTING AND THE DISTRIBUTION OF THE REPORTS.
 - IDENTIFICATION AND QUALIFICATIONS OF THE PERSON(S) EXERCISING SUCH CONTROL AND THEIR POSITION(S) IN THE ORGANIZATION.

STRUCTURAL OBSERVATION NOTES:

- ALL OBSERVATIONS SHALL BE PERFORMED BY THE ENGINEER OF RECORD (EOR) OR A DESIGNATED REGISTERED DESIGN PROFESSIONAL BY THE EOR.
- OWNER/CONTRACTOR IS RESPONSIBLE FOR NOTIFYING THE EOR'S DESIGNEE IN ADVANCE.
- STRUCTURAL OBSERVATIONS ARE FOR THE GENERAL CONFORMANCE OF THE DRAWINGS. SPECIAL INSPECTION IS STILL REQUIRED.

STRUCTURAL OBSERVATIONS

THE ENGINEER OF RECORD, OR ANOTHER ENGINEER DESIGNATED BY THE ENGINEER OF RECORD SHALL PERFORM STRUCTURAL OBSERVATIONS AS DEFINED IN CHAPTER 17 OF THE 2015 INTERNATIONAL BUILDING CODE. OBSERVED DEFICIENCIES SHALL BE REPORTED IN WRITING TO THE OWNER'S REPRESENTATIVE, SPECIAL INSPECTOR, AND CONTRACTOR. THE STRUCTURAL OBSERVER SHALL SUBMIT TO THE OWNER A WRITTEN STATEMENT THAT THE SITE VISITS HAVE BEEN MADE AND IDENTIFY ANY REPORTED DEFICIENCIES THAT, TO THE BEST OF THE STRUCTURAL OBSERVER'S KNOWLEDGE, HAVE NOT BEEN RESOLVED. STRUCTURAL OBSERVATIONS ARE IN ADDITION TO, AND NOT A SUBSTITUTE FOR, THE SPECIAL INSPECTIONS INDICATED ON THE STRUCTURAL DRAWINGS AND THOSE INSPECTIONS REQUIRED TO BE PERFORMED BY THE CONTRACTOR. STRUCTURAL OBSERVATIONS WILL BE CONDUCTED AFTER THE ERECTION OF THE STEEL. THE 2015 IBC SECTION 1704.2.1 ALLOWS THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE AND ENGINEERS OF RECORD INVOLVED IN THE DESIGN OF THE PROJECT ARE PERMITTED TO ACT AS THE APPROVED AGENCY AND THEIR PERSONNEL ARE PERMITTED TO ACT AS SPECIAL INSPECTORS FOR THE WORK DESIGNED BY THEM, PROVIDED THEY QUALIFY AS SPECIAL INSPECTORS.

STRUCTURAL DRAWING INDEX

S101	GENERAL NOTES
S102	FOUNDATION AND SLAB PLAN AND SCHEDULE
S103	SECOND FLOOR PLAN
S104	FOUNDATION SECTIONS & DETAILS

THESE DRAWINGS AND SPECIFICATIONS AS INSTRUMENT OF SERVICE ARE PROVIDED FOR THE OWNER OR THE BUILDER. WHEN COMBINED WITH OTHER PLANS AND SPECIFICATIONS TO OBTAIN BUILDING PERMIT ONLY FOR THIS PROJECT. THEY ARE NOT INTENDED TO, NOR DO THEY, DETAIL ALL CONDITIONS. IDENTIFY ALL MATERIALS REQUIRED TO COMPLETE THE PROJECT. THE BUILDER ASSUMES RESPONSIBILITY TO SELECT ALL MATERIAL AND ALL SUB-CONTRACTORS AND INSTALLERS AND TO PROVIDE ENOUGH INFORMATION ABOVE AND BEYOND THESE DRAWINGS, TO COMPLETE THE PROJECT IN CONFORMANCE WITH ALL GOVERNING AGENCIES.

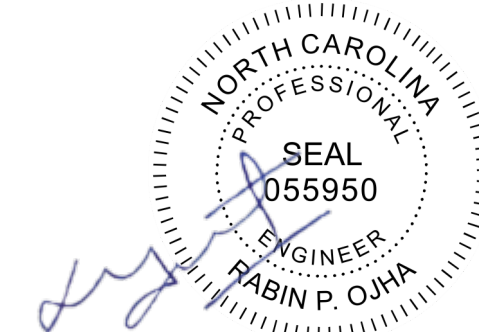
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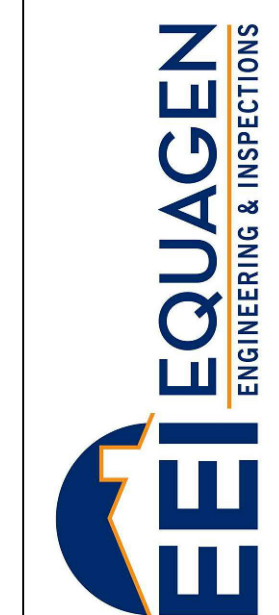
GENERAL NOTES

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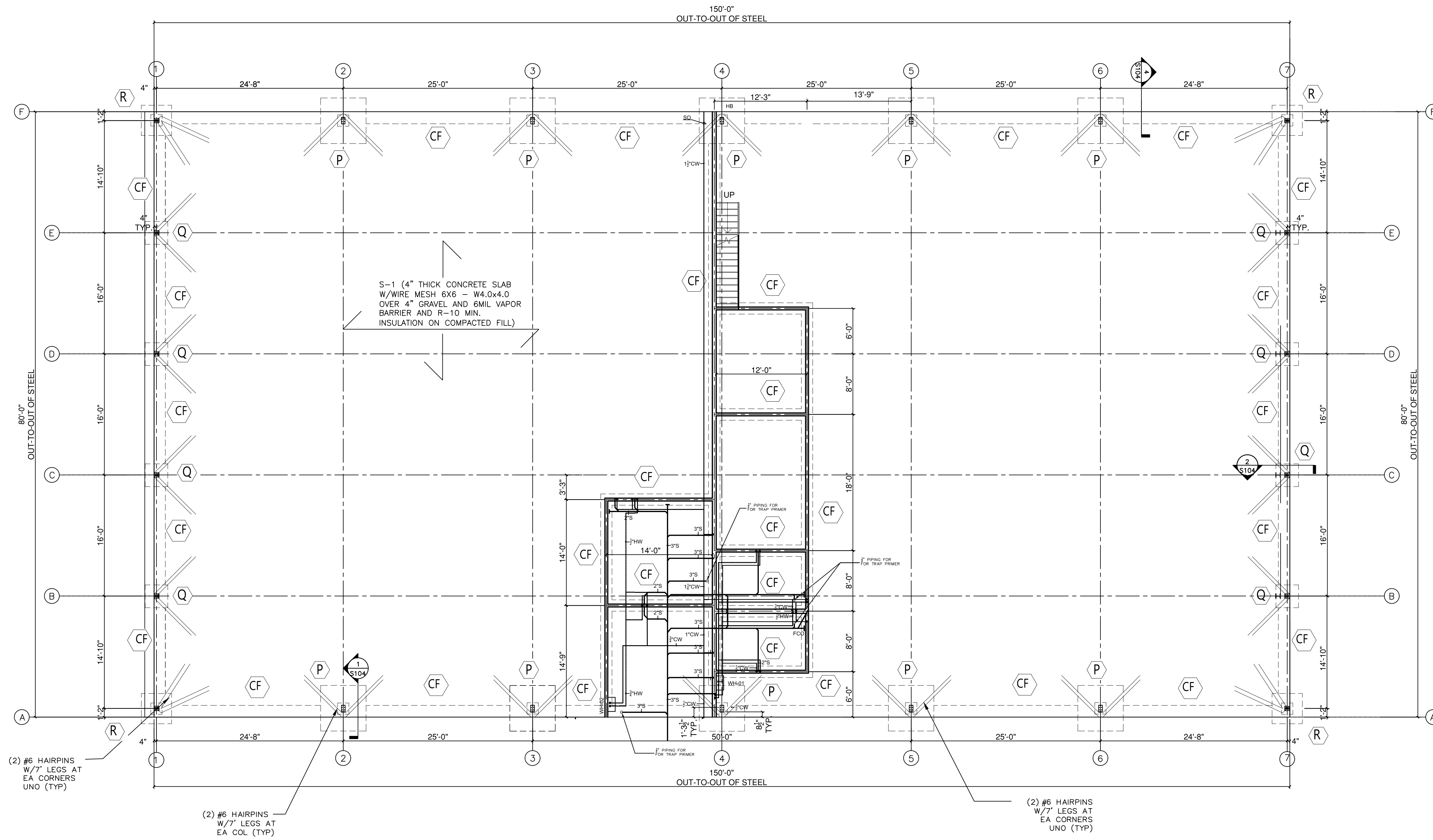
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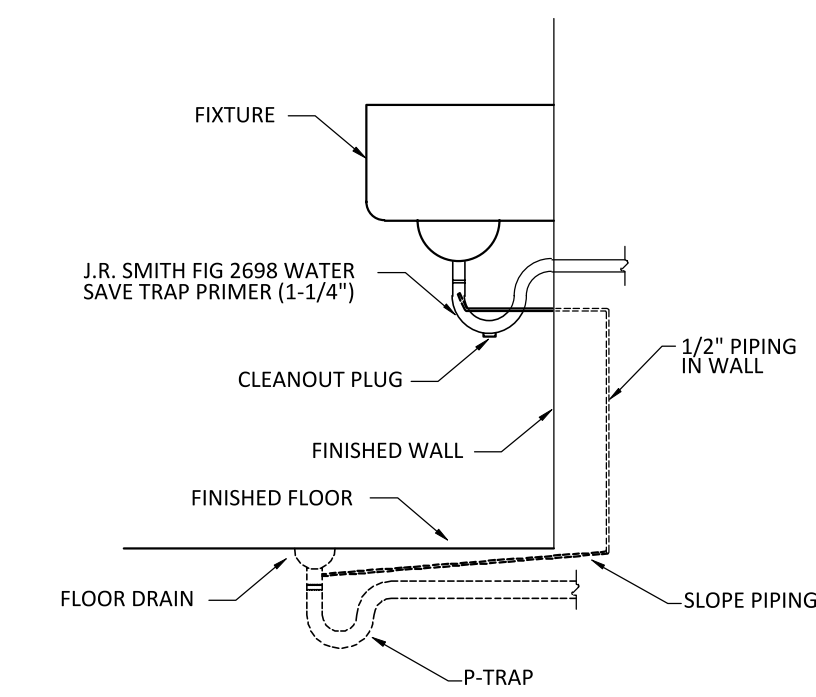
S101 22-4006



1 FOUNDATION & SLAB PLAN
SCALE: 1/8"=1'-0"

FOOTING SCHEDULE				
TYPE	LENGTH	WIDTH	DEPTH	REBAR
P	6'-0"	6'-0"	1'-6"	(8) #5 EW T&B (SEE S103 FOR PIER DET)
Q	3'-0"	3'-0"	2'-0"	(4) #5 EW T&B
R	4'-0"	4'-0"	1'-6"	(5) #5 EW T&B (SEE S103 FOR PIER DET)
CF	CONT.	1'-6"	1'-6"	(2) #5 BOT LONGITUDINAL, #5 @ 24" O.C. BOT TRANSV.

MAT SCHEDULE			
TYPE	THK.	REINFORCEMENT	OTHER
S-1	0'-4"	WIRE MESH 6X6 - W4.0x4.0	



2 TRAP PRIMER DETAIL
NOT TO SCALE

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FOUNDATION AND SLAB PLAN AND SCHEDULE

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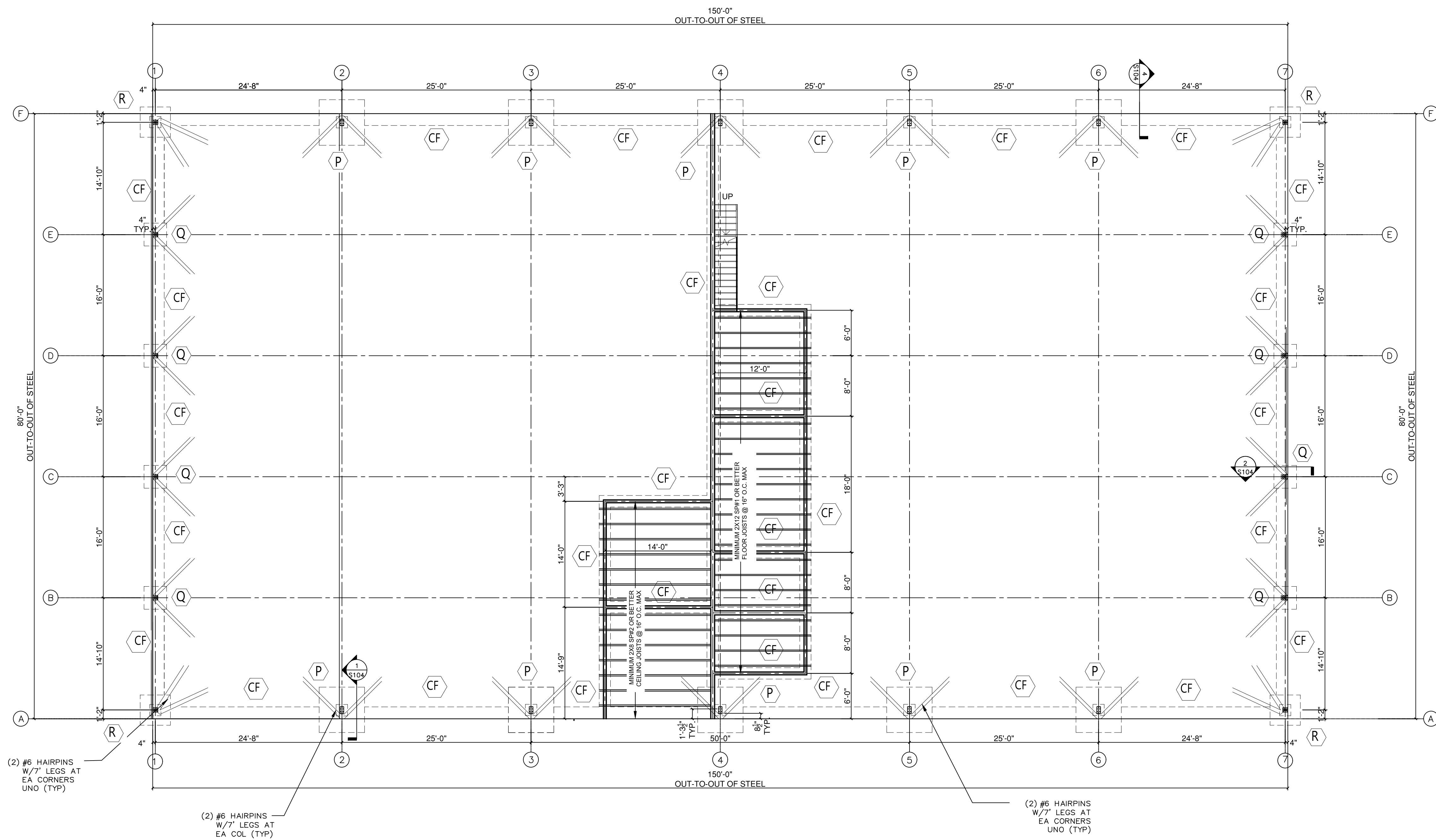
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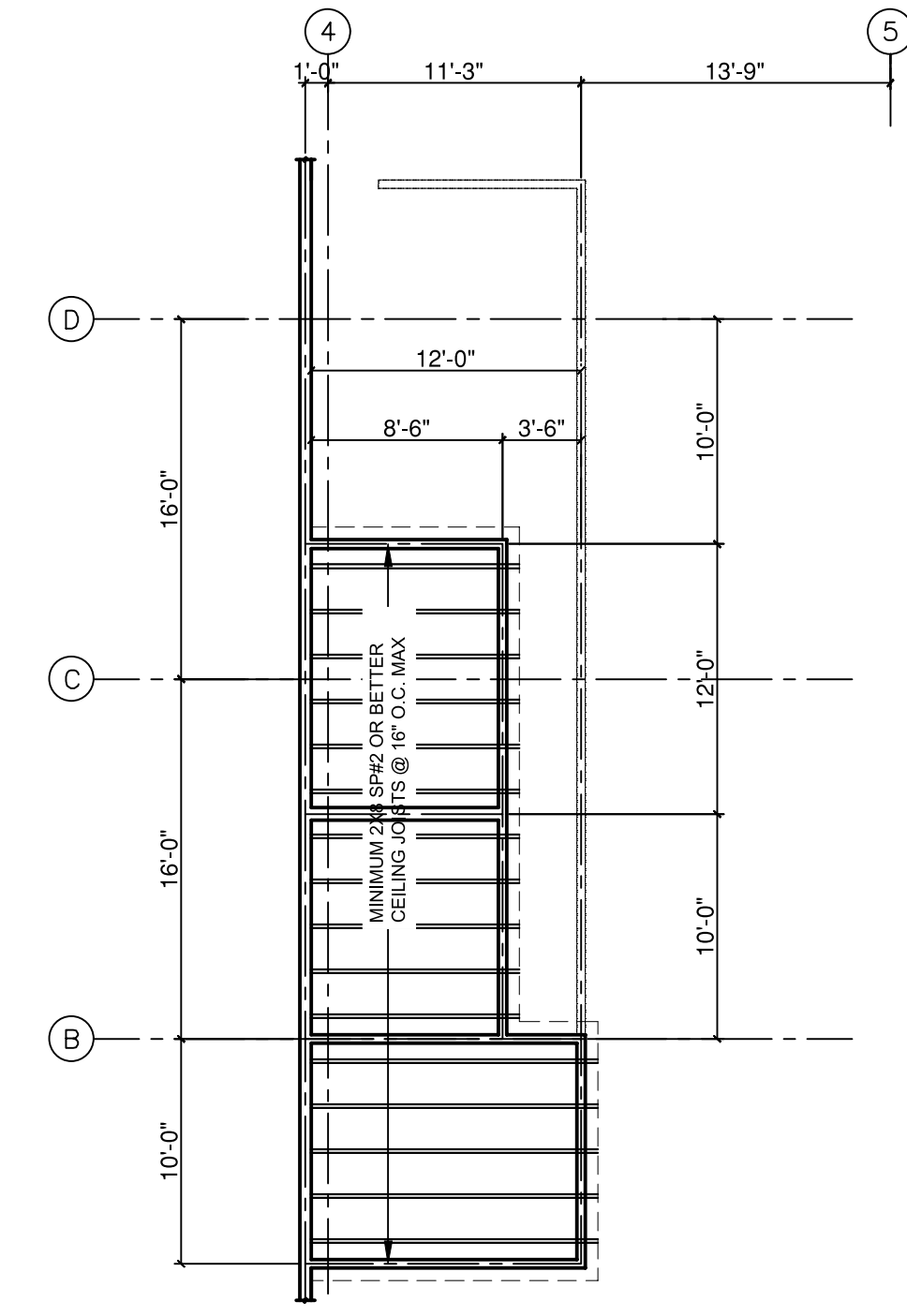
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S102 22-4006



1 SECOND FLOOR FRAMING
SCALE: 1/8"=1'-0"



2 SECOND FLOOR ROOF FRAMING
SCALE: 1/8"=1'-0"

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SECOND FLOOR PLAN

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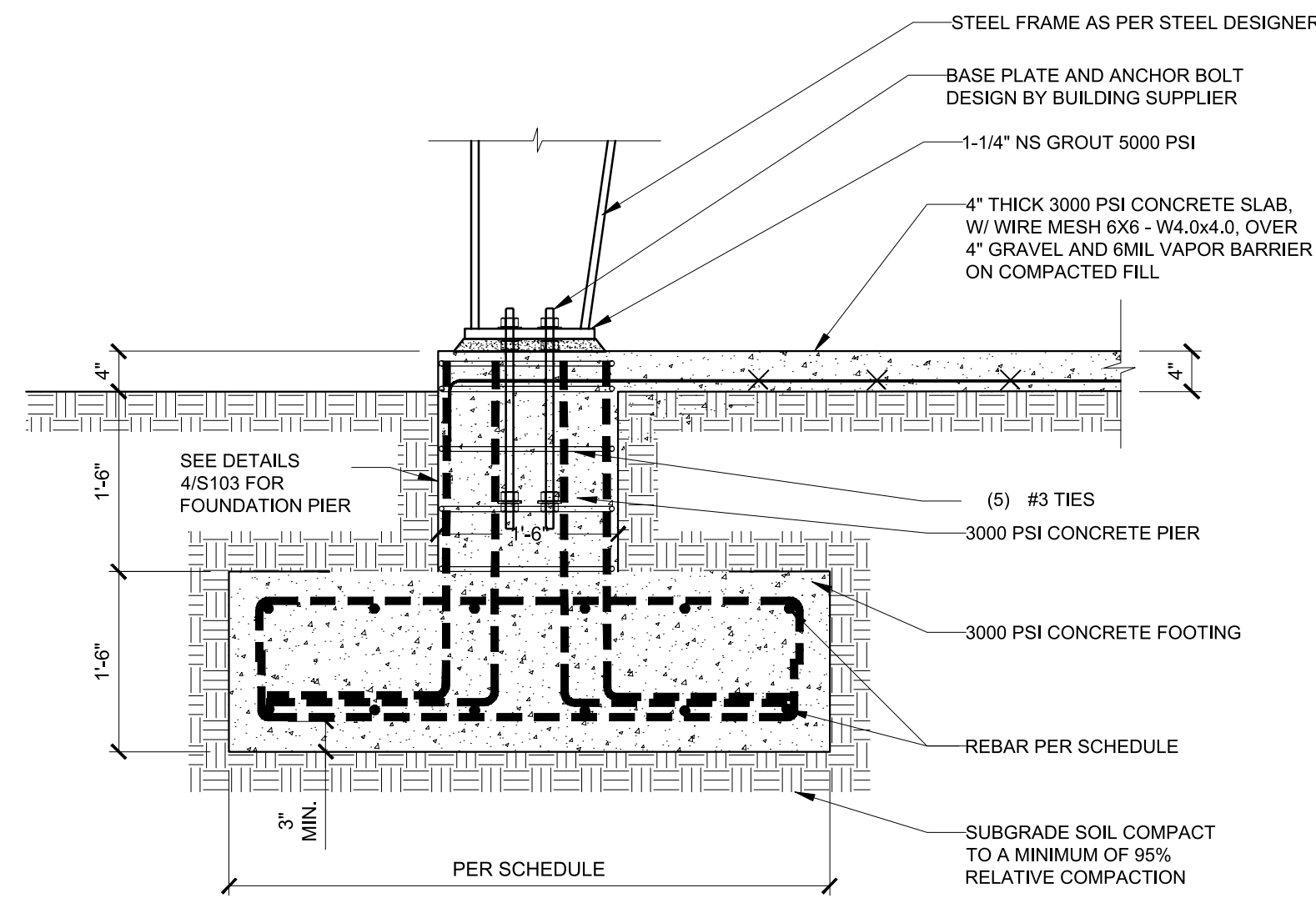
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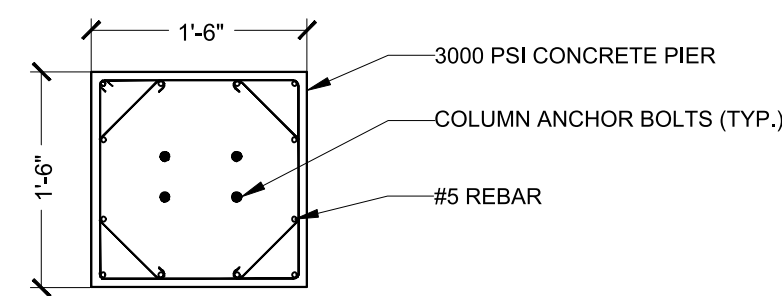
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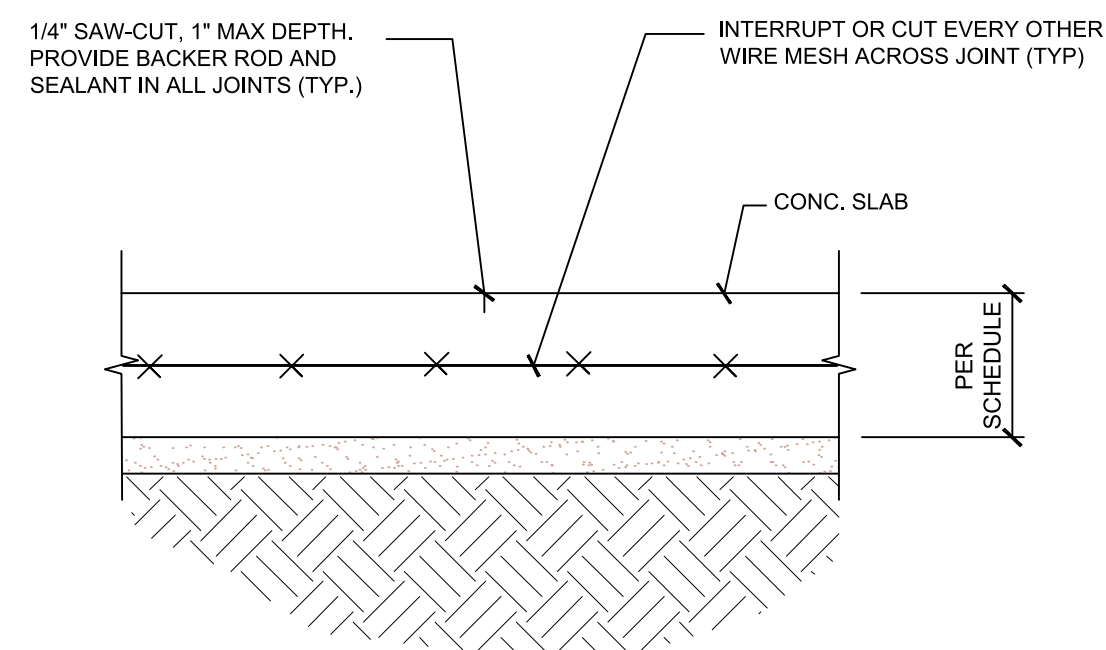
S103 22-4006



1 SPREAD FOUNDATION TYPE "P" & "R"
 SCALE: 3/4"=1'-0"

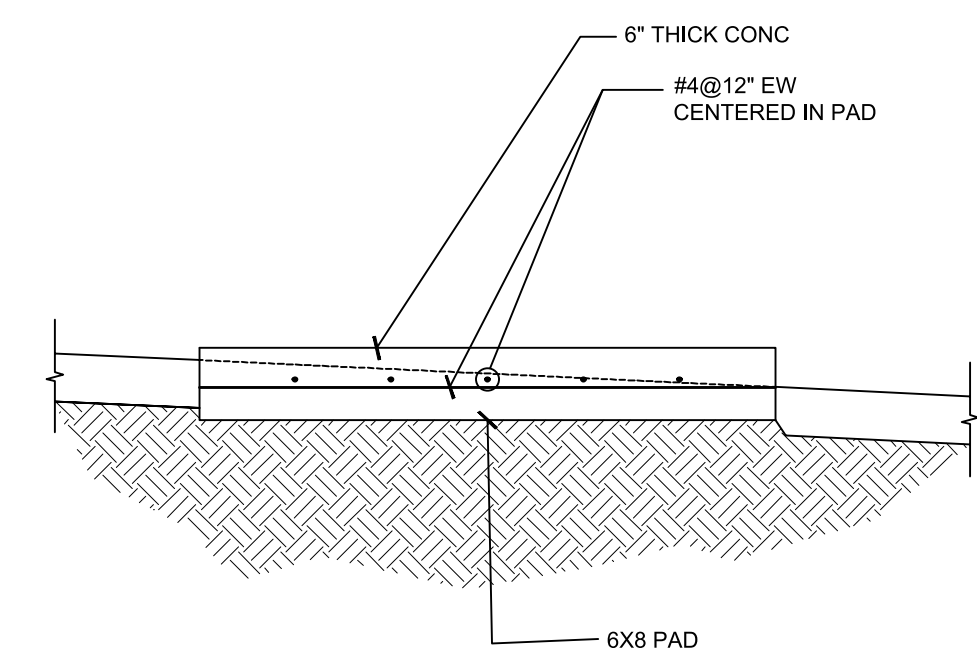


3 FOUNDATION TYPE "P" PIER DETAILS
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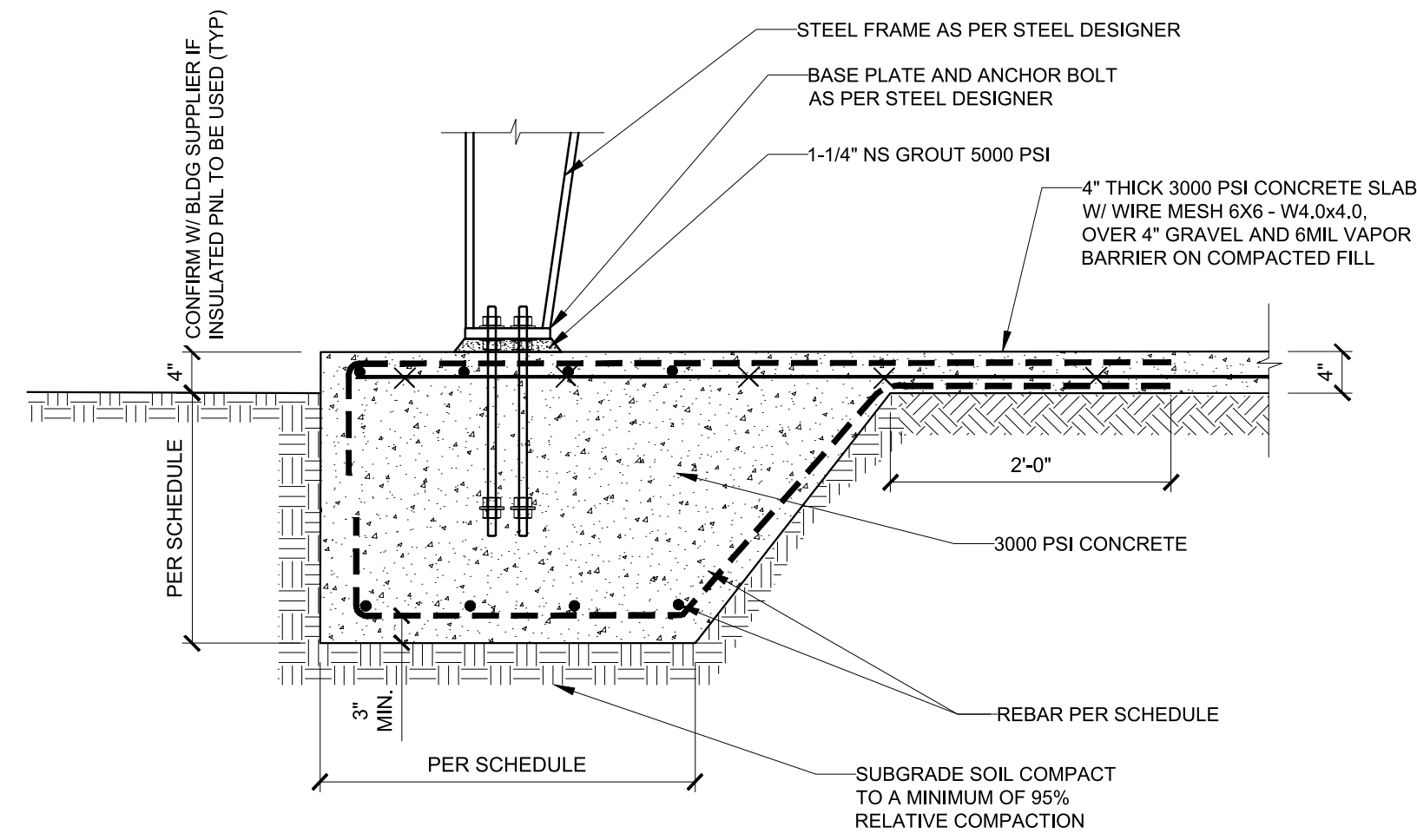


5 CJ DETAILS
 SCALE: 3/4"=1'-0"

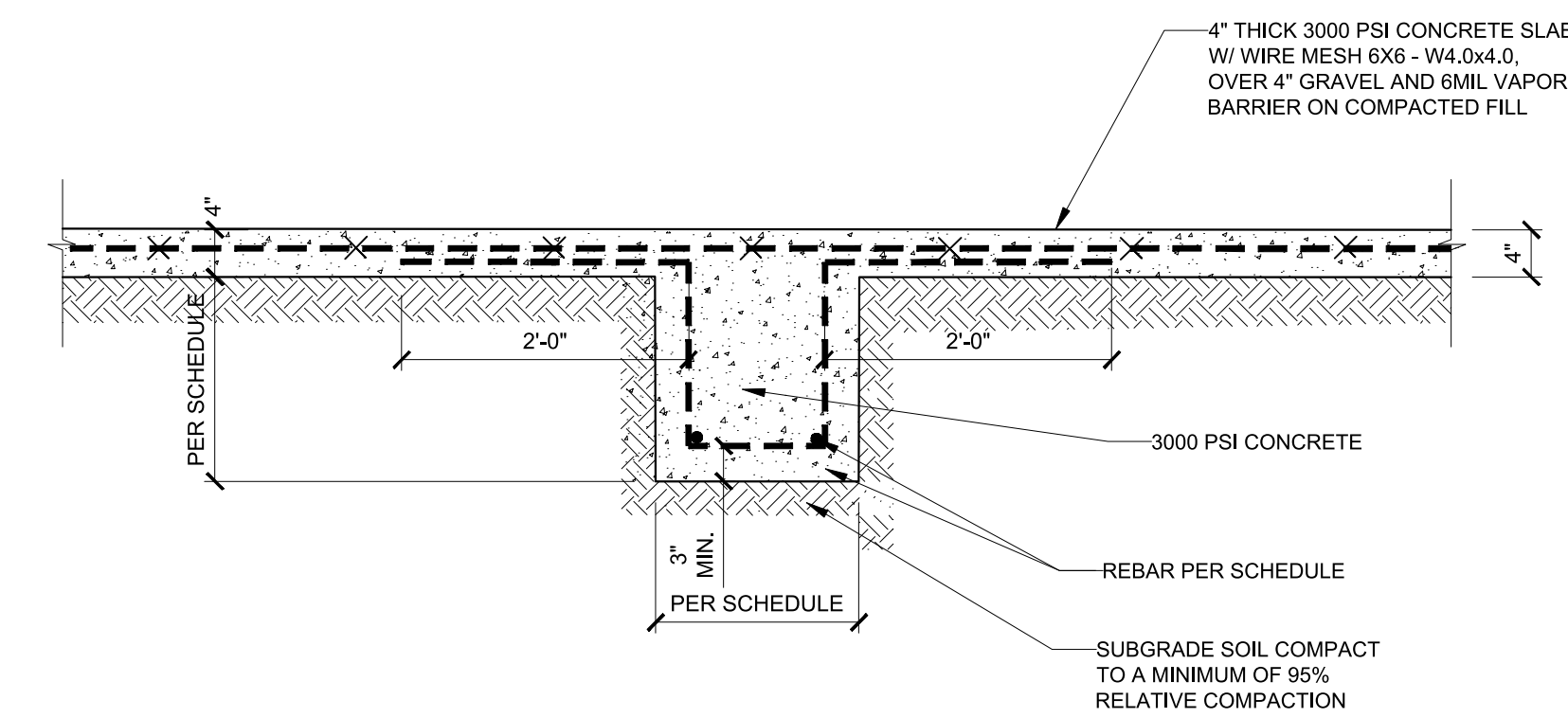
- NOTES:
- CONTRACTOR SHALL DEVELOP A CONTROL JOINT PLAN FOR REVIEW AND APPROVAL OF THE ENGINEER. CONTROL JOINTS SHALL BE SPACED APPROX 10' O.C. EA DIRECTION.
 - JOINTS SHALL BE CUT BETWEEN 6 TO 12 HRS OF CONCRETE PLACEMENT.
 - PROVIDE CLOSED CELL BACKER ROD AND MASTER SEAL NPI SEALANT TO ALL CONTROL JOINTS. FOLLOW MANUFACTURERS INSTRUCTIONS. ASPECT RATIO OF SEALANT SHALL BE 1:1.
 - JOINTS SHALL NOT BE PROVIDED IN MAT FOUNDATION.



6 HVAC PAD DETAILS
 SCALE: 3/4"=1'-0"



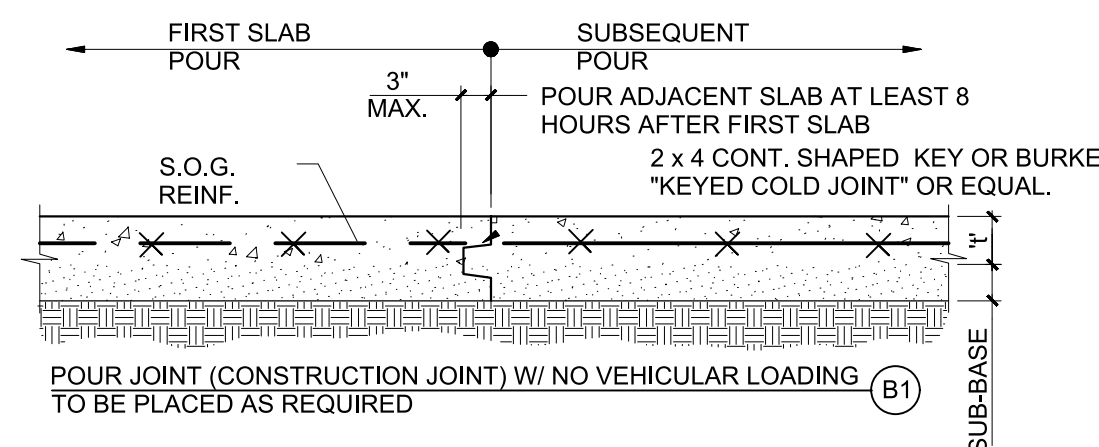
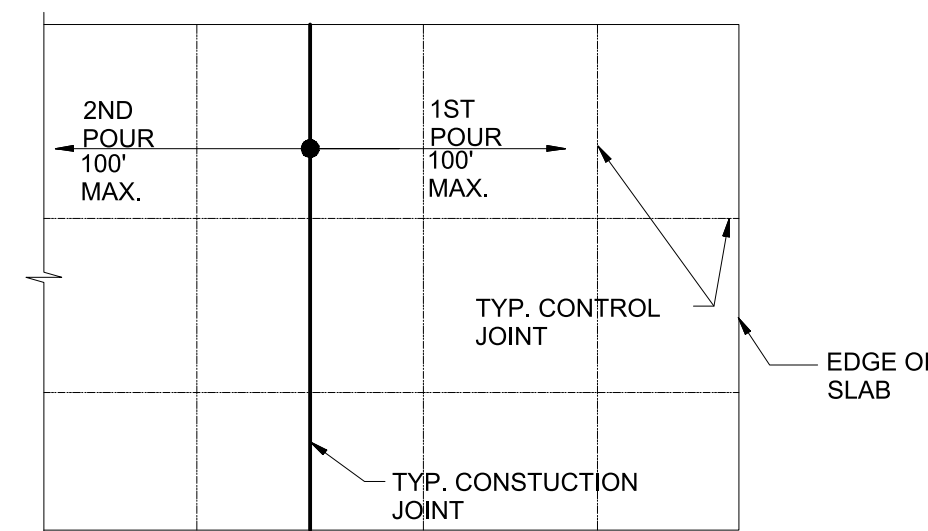
2 THICKENED EDGE FOUNDATION TYPE "Q"
 SCALE: 3/4"=1'-0"



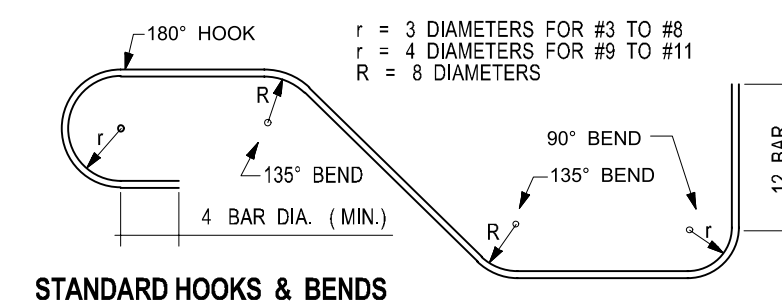
4 CONTINUOUS FOOTING "CF"
 SCALE: 3/4"=1'-0"

NOTES:

- SLAB JOINTS SHALL BE IN SQUARE OR RECTANGULAR (MAX. 1.5:1 RATIO) PATTERN WITH JOINT SPACING OF 10'-0" MAX. IN EITHER DIRECTION WITH EACH SQUARE OR RECTANGULAR AREA NOT TO EXCEED 100 SQ. FT.
- WAIT (7) DAYS PRIOR TO OPERATING VEHICLES AND EQUIPMENT ON SLABS. CRANE OUTRIGGERS LOAD SHALL BE WELL-PLANNED TO DISTRIBUTED EVENLY TO AVOID LOCALIZED CRACKING.
- DO NOT PLACE CONCRETE WHEN THE TEMPERATURE EXCEEDS 90° F OR FALLS BELOW 30° F OR WHEN THE WIND EXCEEDS 18 mph.
- WHERE CURING COMPOUND IS REQUIRED, APPLY IN TWO COATS IN OPPOSITE DIRECTIONS WITH AN EXTRA APPLICATION ON ALL SAW CUT JOINTS. CURING COMPOUND MUST BE PLACED WITHIN (2) HOURS OF CONCRETE PLACEMENT.
- WHEN WIND, TEMPERATURE AND HUMIDITY CONDITIONS CAUSE EARLY DISAPPEARANCE OF BLEED WATER, USE A FOG SPRAY. CURING SHALL COMMENCE IMMEDIATELY AFTER FINISHING.

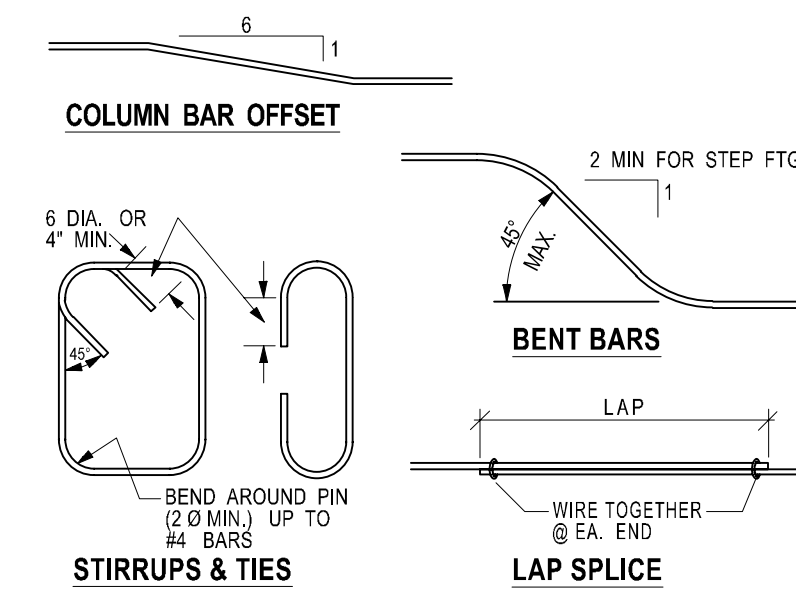


TYP. SLAB ON GRADE JOINTS
 NOT TO SCALE



STANDARD HOOKS & BENDS

TYPICAL REINFORCING DETAILS
 SCALE: 3/4"=1'-0"



STIRRUPS & TIES

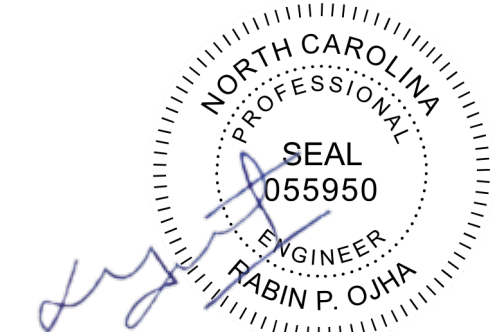
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S104 22-4006

WIRING DEVICE NOTES

WIRING DEVICES SHALL BE SPECIFICATION GRADE, IVORY WITH NYLON FACE AS FOLLOWS:

	HUBBELL	P&S	ARROW HART
20 AMP DUPLEX	5352I	5352I	5362I
GROUND FAULT RECEPTACLE	GF5262I	1591SIWL	GF8200I
SINGLE RECEPTACLE, 20A, 250V			
SINGLE POLE SWITCH	1221I	20AC1I	1991I
THREE WAY SWITCH	20AC3I	1223I	1993I

COVER PLATES ON WALLS SHALL BE RIGID NON-METALLIC, SMOOTH FINISH, IVORY IN COLOR, AND SHALL BE STANDARD SIZE OVERSIZE PLATES ARE NOT ACCEPTABLE

ENGRAVED PLATES SHALL HAVE 3/16" LETTERS. PHOTOELECTRIC CONTROL: TORK #2101, FACING NORTH

FLOOR BOXES: HUBBELL B-2436,B-4233, B-4333;STEEL CITY 640 SERIES

GENERAL ELECTRICAL NOTES

- INSTALL LIGHT CONTROL ON STRIKE SIDE OF DOOR (UNLESS OTHERWISE NOTED).
- COMBINE NO MORE THAN 6 CURRENT CARRYING CONDUCTORS IN ANY SINGLE HOME RUN FROM A PANEL.
- PROVIDE CIRCUIT BREAKER FILLER, BLANK COVER PLATE, FOR ALL THE EMPTY SPACES WITHIN THE PANELBOARD.
- PROVIDE BLANK COVER PLATE FOR ALL THE UNUSED JUNCTION OR DEVICE BOXES.
- EACH SINGLE PHASE BRANCH CIRCUIT SHALL BE PROVIDED WITH PHASE, DEDICATED NEUTRAL AND GROUND CONDUCTOR.
- ALL MOUNTING HEIGHTS INDICATED ARE TO BE CENTERLINE OF THE DEVICE BOX UNLESS OTHERWISE INDICATED.
- COORDINATE WITH ARCHITECTURAL ELEVATION FOR EXACT MOUNTING HEIGHT.
- ADJUST CIRCUITING AS NECESSARY TO BALANCE PANELBOARD CONNECTED LOADS WITHIN ± %10.
- FINAL CONNECTION TO ALL MOTORS OR VIBRATING EQUIPMENT SHALL BE WITH FLEXIBLE CONDUIT.
- CONSULT LIGHTING FIXTURE TYPE WITH ARCHITECT OR THE INTERIOR DESIGNER BEFORE ANY INSTALLATION.
- ALL SWITCHING TO BE CONVENTIONAL UNLESS OTHERWISE IS NOTED.
- ANY EXTERIOR OUTLET LOCATION TO BE CONFIRMED WITH ARCHITECT OR LANDSCAPE CONTRACTOR.
- DIMENSIONS ARE TAKEN FROM THE CENTER OF THE OUTLET UNLESS OTHERWISE IS NOTED.
- CONTRACTOR TO PROVIDE INDIVIDUAL METERING FOR EACH DWELLING UNITS PER 2015 IECC ART. 405.7.
- CONTRACTOR TO COORDINATE WITH ARCHITECT TO PROVIDE CLOSED (LOCKABLE DOOR) UTILITY ROOM FOR ELECTRICAL PANELS PER NEC 2017 ART. 240.24(B). ALSO VERIFY REQUIRED ELECTRICAL CLEARANCE FOR MDP PER NEC 2017 ART. 110.26.
- PROVIDE ALL DEVICES MOUNTED ABOVE COUNTERS SHALL BE AT 44" A.F.F TO CENTER-LINE OF DEVICE (TYPICAL) OR 42" A.F.F TO CENTER-LINE OF DEVICE (ADA UNITS), U.N.O., ALL WALL MOUNTED DEVICES SHALL BE MAXIMUM OF 48" AND MINIMUM OF 18" A.F.F., U.N.O., PROVIDE FIRE CAULKING AT TOP AND BOTTOM PLATES.
- DO NOT PENETRATE ANY 2-HOUR PARTITION WALLS BETWEEN BUILDINGS, ARCHITECT TO PROVIDE 2' FUR-OUT FOR ELECTRICAL WIRING INSIDE UNITS.
- WHERE A FIRE ALARM SYSTEM IS INSTALLED, ACTUATION OF THE AUTOMATIC SPRINKLER SYSTEM SHALL ACTUATE THE BUILDING FIRE ALARM SYSTEM.
- LIGHTING FIXTURE LAYOUTS INDICATED ON PLAN ARE FOR CONVENIENCE ONLY. ELECTRICAL CONTRACTOR SHALL COORDINATE WITH THE ARCHITECT THE LIGHTING FIXTURE LAYOUT AND INSTALL ACCORDINGLY.
- GENERAL CONTRACTOR SHALL COORDINATE CEILING INSTALLATION AS REQUIRED TO ALLOW ELECTRICAL CONTRACTOR TO INSTALL LIGHTING FIXTURES AS INDICATED.
- ALL DOWN LIGHTS SHALL BE ALIGNED IN CEILING UNLESS OTHERWISE NOTED.
- EXTEND TO DUAL LEVEL LIGHTING SWITCHES AT SWITCH BANK.
- PROVIDE BLDG MOUNTED PHOTOCCELL TO CONTROL FIXTURE AT ENTRANCE.
- PROVIDE AFCI BREAKERS ON BRANCH CIRCUITS SUPPLYING OUTLETS AND DEVICES PER 2017 NEC ART. 210-12.
- BATHROOMS TO BE CIRCUITED INDEPENDENTLY OF REST OF UNIT PER 2017 NEC ART. 210-11.
- PROVIDE ARC-FAULT CIRCUIT INTERRUPTING (AFCI) BREAKER TO ALL BRANCH CIRCUIT SERVING ALL OUTLETS AND DEVICES AS PER NEC 2017 ART. 210.52(A).
- ALL SMOKE DETECTORS ARE HARD WIRED,INTERCONNECTED AND BATTERY BACKED.
- AT LEAST ONE GFIC/WP RECEPTACLE IS REQUIRED AT THE FRONT AND BACK 1 FEET ABOVE OF THE TABLE. SUCH RECEPTACLES CANNOT BE MORE THAN 6½" THE GROUND PER NEC 2017 ART. 210.52E(1).
- ALL UNITS TO HAVE CONTROL OF OWN MCB.
- BALCONIES, DECKS AND PORCHES THAT ARE ACCESSIBLE FROM INSIDE SHALL HAVE AT LEAST ONE RECEPTACLE OUTLET INSTALLED PER NEC 2017 ART. 210.52E(3).
- ALL ELECTRICAL WIRING, BOXES, CONDUITS AND RACEWAYS PENETRATING FIRE-RESISTANCE RATED MEMBRANES MUST BE PROPERLY SEALED TO ASSURE THAT THE REQUIRED FIRE-RESISTANCE RATING IS NOT REDUCED. [2017 DCBC 703.2].
- ALL LIGHTING THROUGH OUT PROJECT ARE OF HIGH EFFICIENCY LIGHTING TO INCLUDE EXTERIOR LIGHTING.
- ALL EXTERIOR OUTLETS AND RECEPTACLES ARE WEATHER RESISTANT PER NEC 2017 ART. 406.9(A) & (B). TYPICAL.
- EACH UNIT SHALL BE EQUIPPED WITH OCCUPANCY SENSOR SWITCH(S) TO MEET DCRA GREEN CODE REGULATIONS (APPLICABLE IN MULTI-FAMILY DWELLING).
- ALL TELEPHONE LINES ARE TO BE CONCEALED AND OUTLETS RECESSED. ALL TELEPHONE SERVICE TO BE CAPABLE OF CARRYING LINES IN EACH FLOOR AS DETERMINED BY THE ARCHITECT OR OWNER.
- ALL OUTLETS PLATES ARE TO BE STAINLESS STEEL OR AS DETERMINED

- BY THE ARCHITECT.
- ALL SWITCHES DIMMERS ARE TO BE TOGGLE TYPE. ALL OUTLETS ARE TO BE RECESSED. ALL WIRING IS TO BE CONCEALED. ALL SMOKE DETECTORS TO BE NEW HARDWIRED.
 - VERIFY FIXTURE AND OUTLET LOCATIONS WITH OWNER PRIOR TO RUNNING ELECTRICAL FEEDS.
 - ALL EMERGENCY WHITE LIGHTS/BATTERY PACKS ARE TO BE FED BY EMERGENCY PANEL.
 - FLEXIBLE CABLE SHOULD BE USED FOR THE CONNECTION OF POWER CIRCUIT OF ELEVATOR.
 - AUTOMATIC TIME SWITCH CONTROLS SHALL BE INSTALLED TO CONTROL LIGHTING IN ALL AREAS OF THE BUILDING MEETING ART. C405.2.2.1 OF ADOPTED IECC.
 - EACH AREA ENCLOSED BY WALLS OR FLOOR-TO-CEILING PARTITIONS SHALL HAVE AT LEAST ONE MANUAL CONTROL FOR THE LIGHTING SERVING THAT AREA. THE REQUIRED CONTROLS SHALL BE LOCATED WITHIN THE AREA SERVED BY THE CONTROLS OR BE A REMOTE SWITCH THAT IDENTIFIES THE LIGHTS SERVED AND INDICATES THEIR STATUS. AREA WITHIN THE SIDE LIGHTED DAYLIGHT ZONES HAVE DAY LIGHTING CONTROLS.
 - FLUORESCENT LUMINARIES EQUIPPED WITH ONE, THREE OR ODD-NUMBERED LAMP CONFIGURATIONS, THAT ARE RECESS-MOUNTED WITHIN 10 FEET (3048 MM) CENTER-TO-CENTER OF EACH OTHER AND PENDANT- OR SURFACE-MOUNTED WITHIN 1 FOOT (305 MM) EDGE-TO-EDGE OF EACH OTHER SHALL BE TANDEM WIRED.
 - FOR THE LUMINARIES IN EACH ELEVATOR CAB, NOT INCLUDING SIGNALS AND DISPLAYS, THE SUM OF THE LUMENS DIVIDED BY THE SUM OF THE WATTS (AS DESCRIBED IN ART. 9.1.4) SHALL BE NO LESS THAN 35 LM/W.
 - ALL COMMON AREA LIGHTING SYSTEMS ARE SUPPLIED THROUGH UNINTERRUPTIBLE POWER SUPPLY (UPS) TO OPERATE IN CASE OF SYSTEM OR UTILITY FAILURE. ALL THE EMERGENCY LIGHTS AND EMERGENCY EXITS ARE PACKED WITH BATTERY BACKUP WITHIN IT.
 - BACKUP GENERATOR FOR ELEVATOR SHALL BE PROVIDED TO AVOID POWER CUT DURING ANY KIND OF SYSTEM FAILURE OR EMERGENCY IN THE BUILDING FOR SPEEDY EVACUATION.

GENERAL LIGHTING COORDINATION NOTES:

- REFER TO SCHEDULES, LEGENDS AND TYPICAL DETAILS FOR ADDITIONAL INFORMATION.
- REFER TO LIGHTING PLANS FOR LIGHT FIXTURE AND LIGHT SWITCH LOCATIONS.
- PAINT EXISTING AND NEW DRYWALL CEILING, UNO.
- SWITCH HEIGHT TO BE 38" AFF, UNO. WHEN SWITCHES AND DIMMERS ARE ADJACENT, ALIGN THE HORIZONTAL CENTERLINES. PROVIDE 1" BETWEEN EACH DEVICE FACE PLATE.
- EXISTING LIFE SAFETY DEVICES TO REMAIN DURING CONSTRUCTION.
- DIMENSIONS ARE INDICATED FROM FACE OF SCHEDULED EXISTING PARTITION TO CENTER OF LIGHT FIXTURE.
- LIGHTS, FIXTURES, EXIT SIGNS AND OTHER DEVICES SHOWN FOR FIXTURE LOCATION AND TYPE ONLY.
- GYP BOARD IN THE BATHROOM CEILING TO BE MOISTURE RESISTANT. REPAIR DRYWALL CEILING AS NECESSARY IN LOCATIONS OF LIGHT FIXTURE DEMOLITION AND INSTALLATION.
- FOR ALL LIGHT FIXTURES, REFER TO MANUFACTURER'S RECOMMENDATION FOR FRAMING AND SUPPORT OF CEILING SYSTEM.
- LIGHTING FIXTURE LOCATIONS, AS SHOWN ON LIGHTING PLANS, SHALL TAKE PRECEDENCE OVER ALL OTHER SYSTEMS. OBTAIN WRITTEN APPROVAL FROM ARCHITECT PRIOR TO EXECUTING ANY CHANGES IN LOCATION.
- CONFIRM THAT ALL FIXTURES ARE U.L. OR E.T.L. LISTED AS A SYSTEM AND COMPLY WITH ALL NATIONAL, STATE, AND LOCAL CODES.
- CONFIRM THE FINAL CEILING MATERIAL AND INSTALLATION IN ALL LOCATIONS AND PROVIDE THE NECESSARY TRIMS, HANGERS AND HARDWARE AS REQUIRED.
- PROVIDE SELF-FLANGED, OVERLAP TRIMS OF THE SAME MATERIAL AND FINISH AS THE REFLECTOR FOR ALL RECESSED FIXTURES.
- ASSURE THAT ALL OPEN REFLECTOR AND ALZAK CONE APERTURE TYPE FIXTURES MATCH IN COLOR AND APPEARANCE REGARDLESS OF TYPES AND SOURCE.
- ASSURE THAT ALL OPEN REFLECTOR AND ALZAK CONE APERTURE TYPE FIXTURES ARE FREE OF SCRATCHES, DENTS, DUST, FINGERPRINTS, ETC., AT CLOSE OF JOB.
- ALL INTEGRAL BALLAST AND/OR TRANSFORMER TYPE FIXTURES HAVE BEEN SPECIFIED WITH 120-VOLT PRIMARY. CONFIRM ACTUAL VOLTAGE REQUIREMENTS AND SUPPLY.
- CONFIRM ALL FINISHES NOT SPECIFIED WITH ARCHITECT PRIOR TO ORDERING.
- CONSTRUCT ALL ARCHITECTURAL COVE TYPE FIXTURES AS DETAILED AND DIMENSIONED. OBTAIN WRITTEN APPROVAL FROM ARCHITECT PRIOR TO UNDERTAKING ANY CHANGES TO DIMENSIONS OR CONFIGURATION.
- CONFIRM WITH ARCHITECT THE LOCATION, PENDANT LENGTH, AND EXACT FINAL A.F.F. MOUNTING HEIGHT FOR ALL SUSPENDED FIXTURE TYPES.
- CONFIRM AND SUPPLY THE EXACT TYPE, SIZE AND QUANTITY OF ALL LAMPS REQUIRED FOR EACH FIXTURE AND TYPE.
- AT CLOSE OF JOB, RE-LAMP ALL FIXTURES WITH NEW LAMPS AND PROVIDE OWNER WITH 2% SPARE (NEW) LAMPS OF ALL LAMP TYPES.
- PROVIDE 3000 KELVIN LAMPS FOR ALL FLUORESCENT FIXTURES.
- SIZE ALL TRANSFORMERS PER NATIONAL ELECTRIC CODES.
- FOR LIGHT SWITCHING AND LIGHT SWITCH LOCATIONS REFER TO ARCHITECTURAL DRAWINGS. COORDINATE ALL SWITCHES WITH MILLWORK/CABINETS.
- SUBMIT PRODUCT DATA FOR ARCHITECT'S APPROVAL.
- GANG ALL ADJACENT SWITCHES UNDER ONE COVER PLATE.
- ALL DEVICE PLATES TO BE WHITE.
- ALL SWITCHES TO BE DECORATED BY LEVITON.
- ALL LIGHTING FIXTURES TO BE APPROVED BY THE ARCH./ OWNER PRIOR TO ORDERING AND INSTALLING.
- ARCHITECT TO SELECT COLOR OF LIGHTING FIXTURES.
- REFER TO ARCHITECTURAL REFLECTED CEILING AND ELEVATION PLANS FOR EXACT LOCATION AND MONITORING HEIGHTS.
- A MINIMUM OF 85% OF THE LAMPS IN PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL BE HIGH-EFFICIENCY LAMPS OR A MINIMUM OF 85% OF THE PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL CONTAIN ONLY HIGH EFFICIENCY LAMPS.
- EXTERIOR LIGHTING SHALL COMPLY WITH THE REQUIREMENTS OF

- TABLE 409.2 FOR THE EXTERIOR LIGHTING ZONES(LZ) APPROPRIATE TO THE BUILDING SITE.
- STRAIGHT, DOUBLE-ENDED FLUORESCENT LAMPS LESS THAN 6 FEET IN NOMINAL LENGTH AND WITH BI-PIN BASES SHALL CONTAIN NOT MORE THAN 5 MILLIGRAMS OF MERCURY PER LAMP.
 - INTERNALLY ILLUMINATED EXIT SIGNS SHALL NOT EXCEED 5 WATTS PER SIDE.
 - IC-RATED RECESSED LIGHTING FIXTURES SEALED AT HOUSING/INTERIOR FINISH AND LABELED TO INDICATE EQUAL OR LESS THAN 2.0 CFM LEAKAGE AT 75 PA.
 - ALL LIGHTING SHALL BE AUTOMATICALLY SHUT OFF WITHIN 20 MINUTES OF ALL OCCUPANTS LEAVING THE SPACE, EXCEPT FOR RESTROOMS, WHICH SHALL BE SET TO A MAXIMUM OF 30 MINUTES FOR COMMERCIAL AREA.

GENERAL POWER COORDINATION NOTES

- SEE ARCHITECTURAL DRAWING FOR LOCATION OF POWER AND COMMUNICATION OUTLETS.
- REFER TO POWER AND COMMUNICATION LEGEND FOR ADDITIONAL INFORMATION.
- DIMENSIONS AND ALIGNMENT INDICATORS FROM OUTLET LOCATIONS ARE INDICATED FROM FACE OF SCHEDULED/EXISTING PARTITION TO CENTER OF DEVICE OUTLET GROUPING.
- WHEREVER POSSIBLE, OUTLETS SHALL BE GANGED TO REQUIRE A SINGLE PLATE.
- VERIFY MILLWORK ELEVATIONS FOR PROPER COORDINATION OF NEW WORK.
- COORDINATE LOCATIONS OF RECEPTACLES AND SWITCHES MOUNTED ON MILLWORK/BACKSLASH MILLWORK/CABINET SUPPLIER. POSITION JUNCTION BOXES TO FINISH FLUSH WITH MILLWORK/BACKSLASH FACE.
- MOUNT ALL NEW OUTLETS AT +18" A.F.F. ON CENTER, UNO.
- OUTLETS ABOVE COUNTERTOPS TO BE MOUNTED HORIZONTALLY, 6" ABOVE COUNTERTOP O.C.
- OUTLETS LOCATED ADJACENT TO SINKS AND IN BATHROOM TO BE GROUND FAULT INTERRUPT PROTECTED.
- ITEMS INDICATED AS EXISTING WILL BE TERMED "EXISTING" OR "E", UNO.
- ALL ELECTRICAL DEVICES SUCH AS OUTLETS & SWITCHES SHALL BE DECORATED BY LEVITON.
- PROVIDE TAMPER RESISTANCE RECEPTACLE AS PER NEC 2017 ART. 406.12(A) AND ART. 210.52.

ABBREVIATIONS

D/W	DISHWASHER
WM	WASHING MACHINE
WP	WEATHER PROTECTED
GFI	GROUND FAULT INTERRUPTING
CONN.	CONNECTION
PNL	PANEL
AFF	ABOVE FINISHED FLOOR
EMT	ELECTRICAL METALLIC TUBING
NEC	NATIONAL ELECTRICAL CODE
NEMA	NATIONAL ELECTRICAL MFG ASSOC.
NTS	NOT TO SCALE
C.	CONDUIT

	SYMBOL	VOLTAGE	LAMP	MOUNTING	REMARKS
	VACANCY SENSOR SWITCH				
	1 WAY SWITCH	120V	LED	CEILING HANGING	HANGING STRIP LIGHT
	2 WAY SWITCH	120V	LED	CEILING	EXHAUST FAN AND LIGHT COMBO
	MOTION SENSOR WALL SWITCH	120V	LED	CEILING	EXHAUST FAN AND LIGHT COMBO
	3 WAY SWITCH	120V	LED	WALL/SURFACE	COSMO WALL SCONCE (PHOTO SENSOR AND ASTRONOMICAL TIME CLOCK TYPE)
	DUPLEX WALL OUTLET	120V	LED	WALL/SURFACE	2FT VANITY LIGHT FIXTURE/BATHROOM WET ZONE LIGHT
	SINGLE RECEPTACLE OUTLET	120V	LED	WALL/SURFACE	2FT VANITY LIGHT FIXTURE/BATHROOM WET ZONE LIGHT
	QUAHRUPLEX WALL OUTLET	120V	LED	WALL/SURFACE	2FT VANITY LIGHT FIXTURE/BATHROOM WET ZONE LIGHT
	240V OUTLET	120V/9.6V	LED	CEILING/SURFACE	EMERGENCY EXIT LED LIGHT c/w BATTERY PACK
	DUAL DATA AND TELEPHONE,TV WALL OUTLET	120V/9.6V	LED	CEILING/SURFACE	EMERGENCY EXIT LED LIGHT c/w BATTERY PACK
	CO AND SMOKE COMBINATION DETECTOR				
	EXHAUST FAN	120V	LED	CEILING/RECESSED	PANEL LIGHT (2"2)
	ELECTRIC MOTOR				
	SURFACE TYPE PANEL BOARD	120V	LED	WALL	EMERGENCY LIGHT
	ELECTRIC METER				
	HORN				
	SPEAKER/HORN WITH STROBE LIGHT				
	WASTE DISPOSAL OUTLET				
	TV,DATA,VOICE AND OUTLET				
	GROUND FAULT INTERRUPTING DUPLEX RECEPTACLE				
	DISCONNECTING SWITCH				
	CONTINUITY LINE				
	SWITCHING LINE				
	DATA,VOICE AND OUTLET				
	OCCUPANCY SENSOR SWITCH				

LIGHTING LEGENDS

SCALE: NTS

2018 APPENDIX B
BUILDING CODE SUMMARY FOR ALL COMMERCIAL PROJECTS
 ELECTRICAL DESIGN
 (PROVIDE ON THE ELECTRICAL SHEETS IF APPLICABLE)

ELECTRICAL SUMMARY

ELECTRICAL SYSTEM AND EQUIPMENT

Method of Compliance: Energy Code Performance Prescriptive
 ASHRAE 90.1 Performance Prescriptive

Lighting schedule (each fixture type)

lamp type required in fixture: STRIP LIGHT
 number of lamps in fixture: SINGLE LAMP IN ONE FIXTURE
 ballast type used in the fixture: OUTDOOR SCONCE FLOOD WALL LIGHT
 number of ballasts in fixture: ONE BALLAST IN ONE FIXTURE
 total wattage per fixture: 90 W PER FIXTURE
 total interior wattage specified vs. allowed (whole building or space by space)
 total exterior wattage specified vs. allowed

Additional Efficiency Package Options
 (When using the 2018 NCECC; not required for ASHRAE 90.1)

C406.2 More Efficient HVAC Equipment Performance
 C406.3 Reduced Lighting Power Density
 C406.4 Enhanced Digital Lighting Controls
 C406.5 On-Site Renewable Energy
 C406.6 Dedicated Outdoor Air System
 C406.7 Reduced Energy Use in Service Water Heating

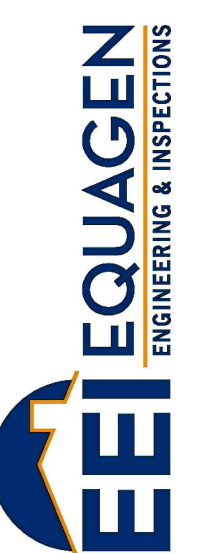
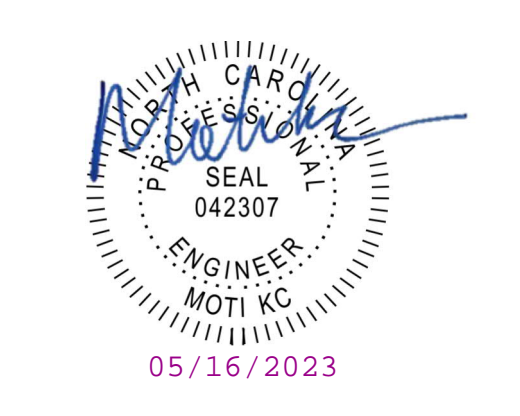
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ELECTRICAL NOTES AND LEGENDS

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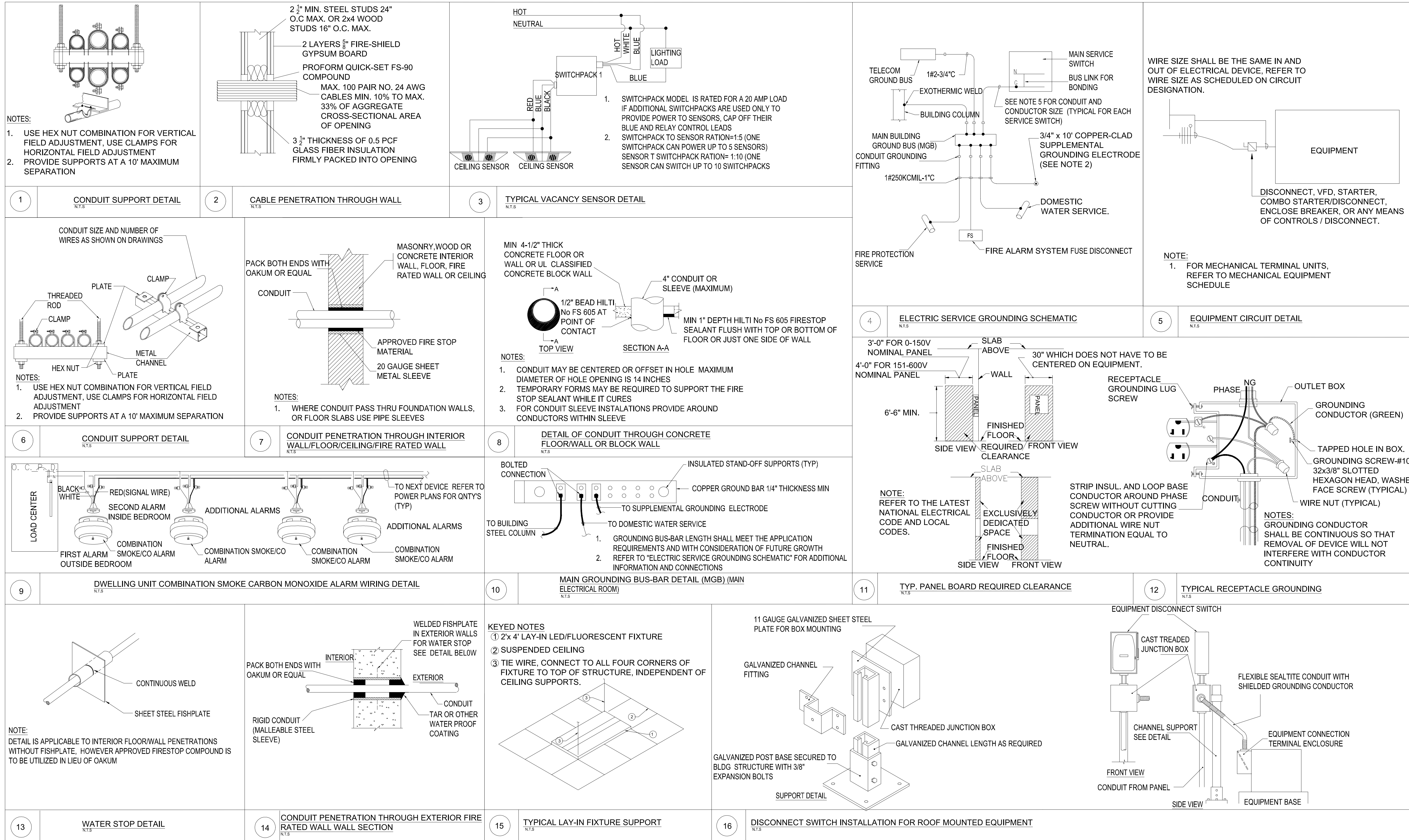
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E002 **22-4006**



NOTE: ABOVE DETAILS ARE PROVIDED FOR REFERENCE AND USE AS APPLICABLE.

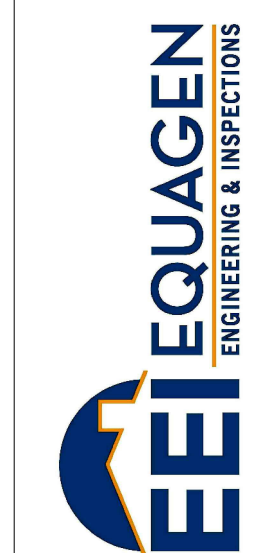
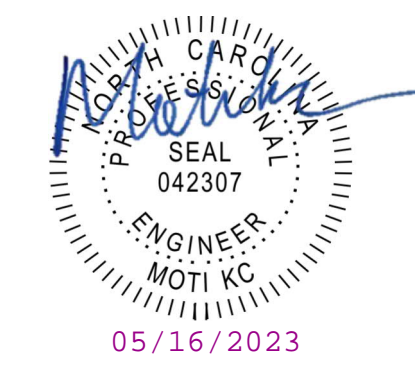
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TYPICAL DETAILS

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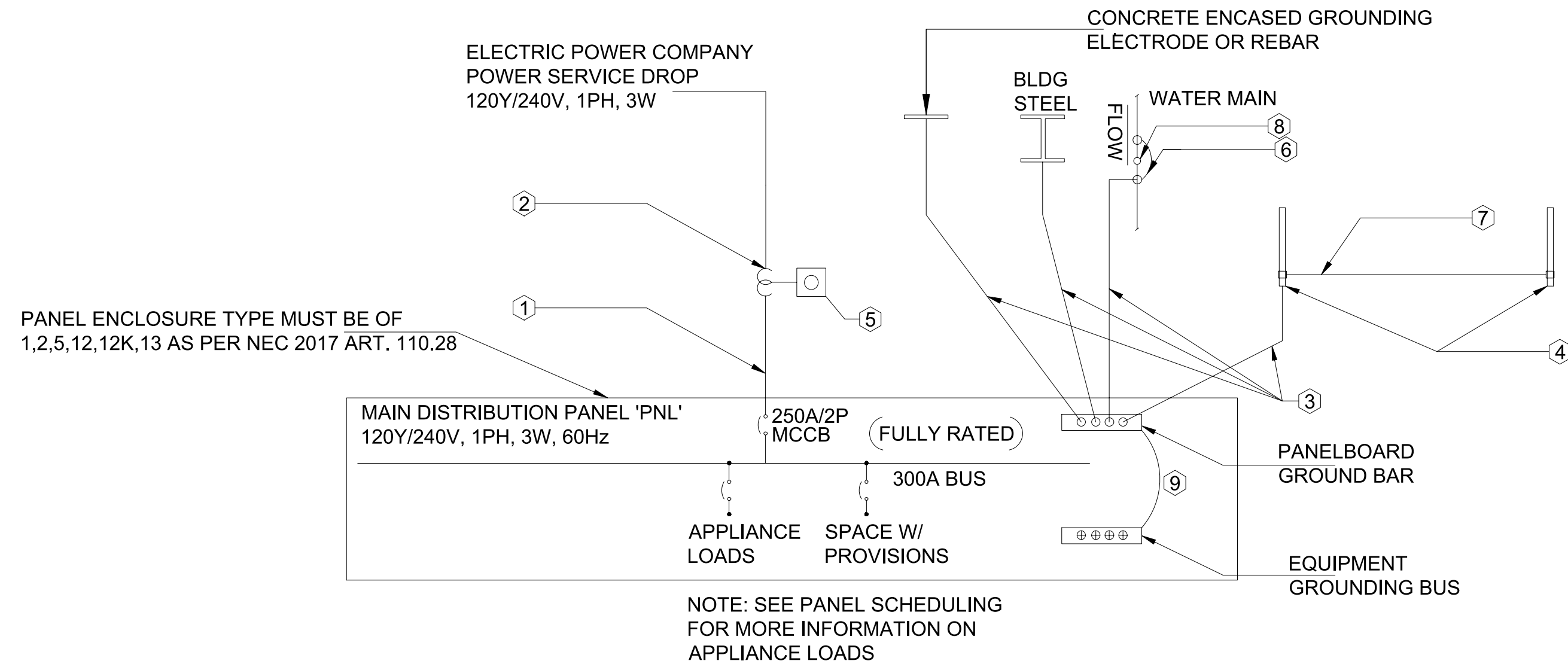
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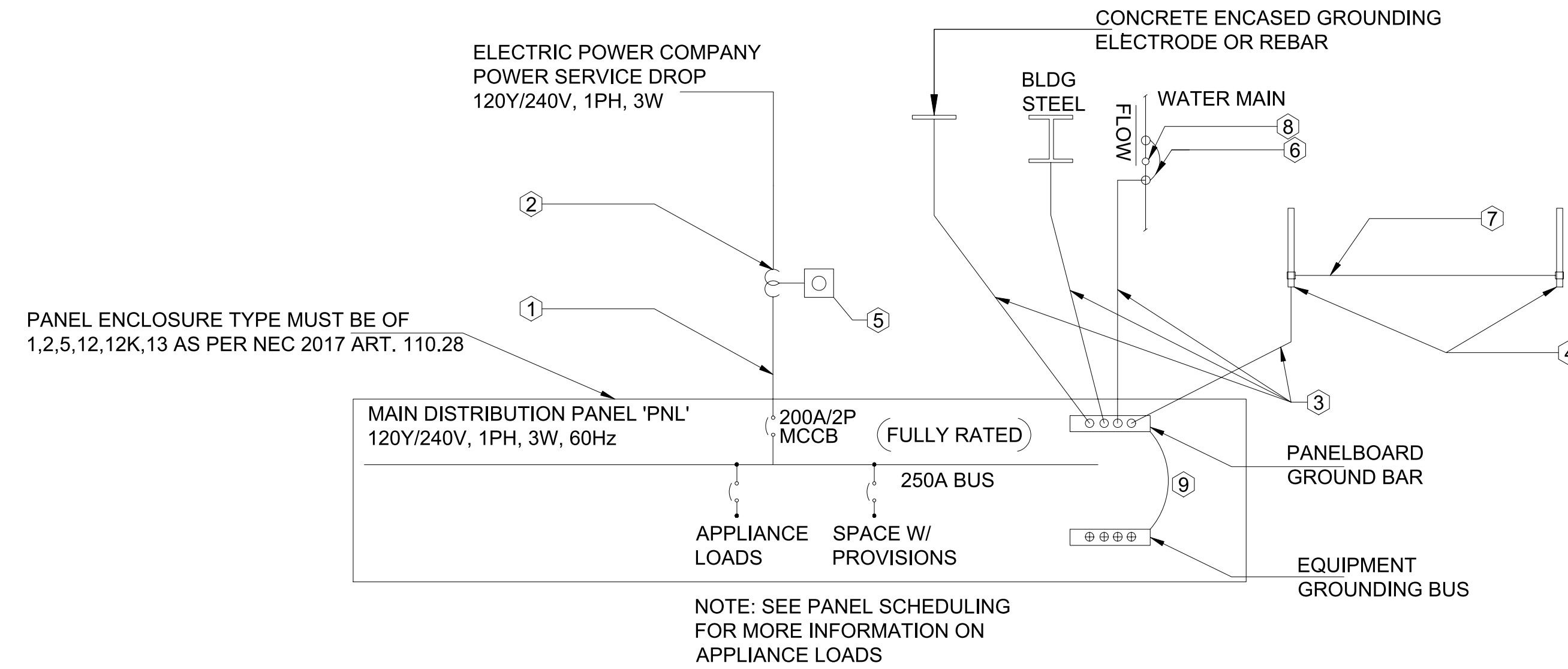


ELECTRICAL SLD - PANEL A

SCALE: NTS

KEY NOTES:

- ① (1) RUN 2#4/0 AUGHT, 1#4/0 (N) & 1#4 CU GROUND IN (1) 2" PVC-40 CONDUIT UNDERGROUND, AND (1) 2" RGS CONDUIT (WHERE EXPOSED). ALL CONDUCTORS TO HAVE TYPE (THHN/THWN-2) 90° C INSULATION
- ② ELECTRIC POWER COMPANY CURRENT TRANSFORMER(S)
- ③ #4 AWG (CU) GROUNDING ELECTRODE CONDUCTOR
- ④ GROUND RODS: 3/4" Ø x 10'-0"L COPPER CLAD STEEL w/ HIGH-STRENGTH STEEL CORE & ELECTROLYTIC-FRADE COPPER OUTER SHEATH, MOLTEN WELDED TO CORE
- ⑤ ELECTRIC POWER COMPANY METER
- ⑥ #4 AWG JUMPER
- ⑦ #4 AWG GROUNDING ELECTRODE CONDUCTOR NO SPLICES FROM PANEL TO LAST ROD
- ⑧ WATER METER



ELECTRICAL SLD - PANEL B

SCALE: NTS

KEY NOTES:

- ① (1) RUN 2#3/0 AUGHT, 1#3/0 (N) & 1#6 CU GROUND IN (1) 2" PVC-40 CONDUIT UNDERGROUND, AND (1) 2" RGS CONDUIT (WHERE EXPOSED). ALL CONDUCTORS TO HAVE TYPE (THHN/THWN-2) 90° C INSULATION
- ② ELECTRIC POWER COMPANY CURRENT TRANSFORMER(S)
- ③ #6 AWG (CU) GROUNDING ELECTRODE CONDUCTOR
- ④ GROUND RODS: 3/4" Ø x 10'-0"L COPPER CLAD STEEL w/ HIGH-STRENGTH STEEL CORE & ELECTROLYTIC-FRADE COPPER OUTER SHEATH, MOLTEN WELDED TO CORE
- ⑤ ELECTRIC POWER COMPANY METER
- ⑥ #6 AWG JUMPER
- ⑦ #6 AWG GROUNDING ELECTRODE CONDUCTOR NO SPLICES FROM PANEL TO LAST ROD
- ⑧ WATER METER

PANEL SCHEDULE "PANEL A"				250 PANEL							
LOAD DESCRIPTION	POLES /AMPS	Wire	LOAD, VA	1 PHASE 3 WIRE				POLES /AMPS	LOAD DESCRIPTION		
				CIRCUIT #	PHASE		CIRCUIT #			LOAD, VA	Wire
				A	B						
LIGHTS	1/20	#12	2070	1	2970	2	900	#12	1/20	OBSERVATION RECEPTACLE	
GENERAL RECEPTACLE	1/20	#12	1440	3	2160	4	720	#12	1/20	STORAGE RECEPTACLE	
EXIT LIGHTS	1/20	#12	150	5	1590	6	1440	#12	1/20	OFFICE RECEPTACLE	
GENERAL RECEPTACLE	1/20	#12	900	7	2340	8	1440	#12	1/20	OFFICE RECEPTACLE	
WALL MOUNT AC-TYPE 1	1/20	#12	1000	9	6000	10	5000	#8	1/35	WH-01	
GENERAL RECEPTACLE	1/20	#12	1080	11	6080	12	5000	#8	1/35	WH-01	
WALL MOUNT AC-TYPE 2	1/20	#12	1500	13	3500	14	2000	#10	1/25	ODU-1	
OUTSIDE RECEPTACLE	1/20	#12	180	S	2180	16	2000	#10	1/25	ODU-1	
SMOKE DETECTOR	1/20	#12	800	17	1100	18	300	#12	1/20	AHU-1	
LOBBY RECEPTACLE	1/20	#12	900	19	1200	20	300	#12	1/20	AHU-1	
LIGHTS	1/20	#12	500	21	1100	22	600	#12	1/20	SHUTTER RECEPTACLE	
LIGHTS	1/20	#12	300	23	900	24	600	#12	1/20	SHUTTER RECEPTACLE	
SPACE			25	600	26	600	600	#12	1/20	SHUTTER RECEPTACLE	
OUTSIDE RECEPTACLE	1/20	#12	180	27	1880	28	1500	#10	1/25	ODU-3	
OPEN OBSERVATION RECEPTACLE	1/20	#12	540	29	2040	30	1500	#10	1/25	ODU-3	
WALL MOUNT AC-TYPE 3	1/20	#12	750	31	3250	32	2500	#12	1/25	DRYER	
FIRE ALARM CONTROL PANEL	1/20	#12	800	33	3300	34	2500	#12	1/25	DRYER	
WALL MOUNT AC-TYPE 3	1/20	#12	750	35	1750	36	1000	#12	1/20	WALL MOUNT AC-TYPE 1	
SPACE			37	1000	38	1000	1000	#12	1/20	WALL MOUNT AC-TYPE 1	
BATHROOM RECEPTACLE	1/20	#12	360	39	1360	40	1000	#12	1/20	WALL MOUNT AC-TYPE 1	
SPACE			41	0	42					SPACE	
TOTALS				23200	22900						
PHASE	VA	46100		TOTAL LOAD(VA)		MOUNTED:		SURFACE			
A	23200	240		SUPPLY VOLTAGE		VOLTS:		120/240			
B	22900	1		SUPPLY PHASE		PHASEWIRE:		1/3			
		192.08				MAIN SIZE:		250			
						MAIN TYPE:		MAIN BREAKER			
TOTAL:	46100.00										

NOTES & REMARKS: 1. ALL HEATING, AIR CONDITIONING, AND REFRIGERATION UNITS SHALL HAVE 'HACR' RATED CIRCUIT BREAKER.
2. PNL SHORT CIRCUIT RATING SHALL MATCH OR EXCEED AVAILABLE SHORT CIRCUIT CURRENT FROM UTILITY CO

2.

PANEL SCHEDULE "PANEL B"				200 PANEL							
LOAD DESCRIPTION	POLES /AMPS	Wire	LOAD, VA	1 PHASE 3 WIRE				POLES /AMPS	LOAD DESCRIPTION		
				CIRCUIT #	PHASE		CIRCUIT #			LOAD, VA	Wire
				A	B						
LIGHTS	1/20	#12	2320	1	2320	2	900	#12	1/20	SPACE	
SPACE				3	5000	4	5000	#8	1/35	WH-02	
GENERAL RECEPTACLE	1/20	#12	900	7	1900	8	1000	#10	1/25	ODU-2	
SPACE				9	1000	10	1000	#10	1/25	ODU-2	
GENERAL RECEPTACLE	1/20	#12	1080	11	1830	12	750	#12	1/20	WALL MOUNT AC-TYPE 1	
GENERAL RECEPTACLE	1/20	#12	720	13	1470	14	750	#12	1/20	WALL MOUNT AC-TYPE 2	
OUTSIDE RECEPTACLE	1/20	#12	180	15	180	16				SPACE	
SMOKE DETECTOR	1/20	#12	500	17	500	18					
GENERAL RECEPTACLE	1/20	#12	1080	19	1080	20					
SPACE				21	0	22					
EXIT LIGHTS	1/20	#12	150	23	150	24					
FIRE ALARM CONTROL PANEL	1/20	#12	800	25	800	26					
OUTSIDE RECEPTACLE	1/20	#12	180	27	180	28					
SPACE				29	0	30					
BATHROOM RECEPTACLE	1/20	#12	720	31	720	32					
LIGHTS	1/20	#12	800	33	800	34					
SPACE				35	0	36					
SHUTTER RECEPTACLE	1/20	#12	600	39	0	40					
SPACE				41	0	42					
TOTALS				11890	11640						
PHASE	VA	23530		TOTAL LOAD(VA)		MOUNTED:		SURFACE			
A	11890	240		SUPPLY VOLTAGE		VOLTS:		120/240			
B	11640	1		SUPPLY PHASE		PHASEWIRE:		1/3			
		98.04				MAIN SIZE:		200			
						MAIN TYPE:		MAIN BREAKER			
TOTAL:	23530.00										

NOTES & REMARKS: 1. ALL HEATING, AIR CONDITIONING, AND REFRIGERATION UNITS SHALL HAVE 'HACR' RATED CIRCUIT BREAKER.
2. PNL SHORT CIRCUIT RATING SHALL MATCH OR EXCEED AVAILABLE SHORT CIRCUIT CURRENT FROM UTILITY CO

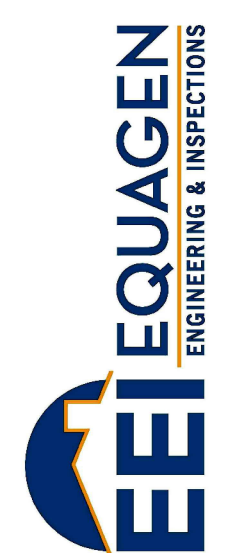
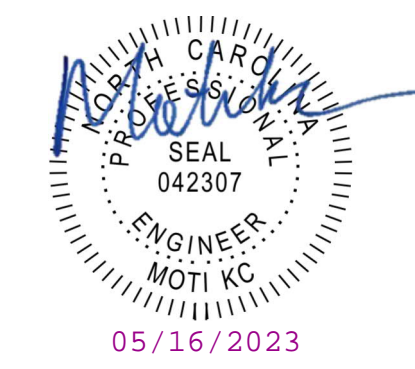
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PANEL SCHEDULING, SLD AND LOAD CALCULATIONS

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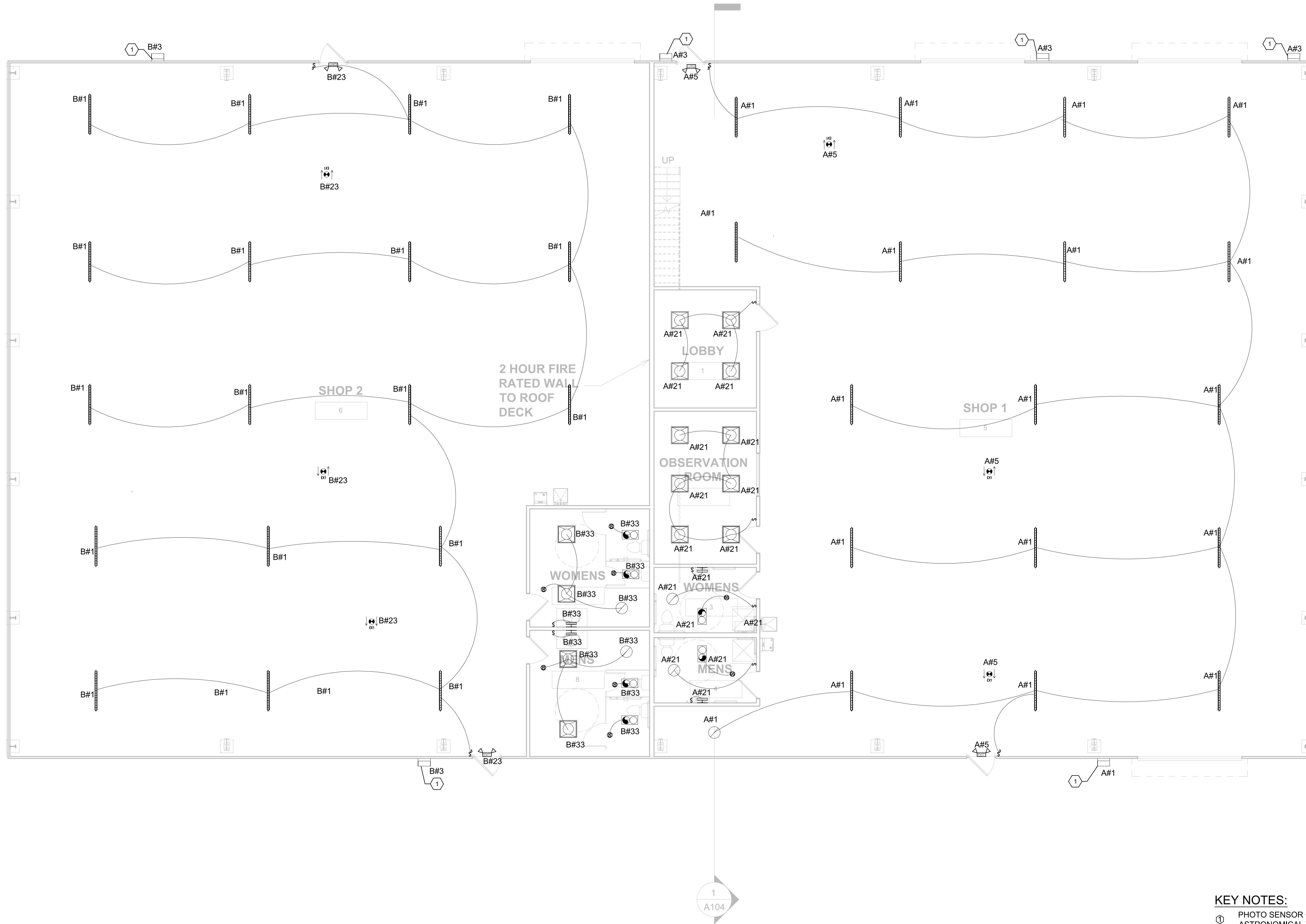
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NOTES:

1. ALL PANELBOARDS SUPPLIED BY A FEEDER CONDUCTOR SHALL BE MARKED (LABELED) TO INDICATE WHERE THE POWER SUPPLY FOR THE PANELBOARD ORIGINATES FROM IN ACCORDANCE WITH THE NEC 2017 ART. 408.4(B).
2. POST AVAILABLE FAULT CURRENT RATINGS SHALL BE FIELD MARKED ON THE ELECTRICAL SERVICE EQUIPMENT IN THE FIELD PER NEC 2017 ART 110.24(A).

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E004 22-4006



01 | FIRST FLOOR LIGHTING PLAN
SCALE 3/16" = 1'-0"

KEY NOTES:
 ① PHOTO SENSOR OR ASTRONOMICAL TIME CLOCK

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LIGHTING PLAN

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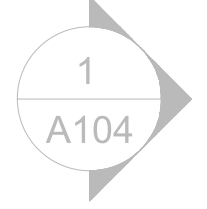
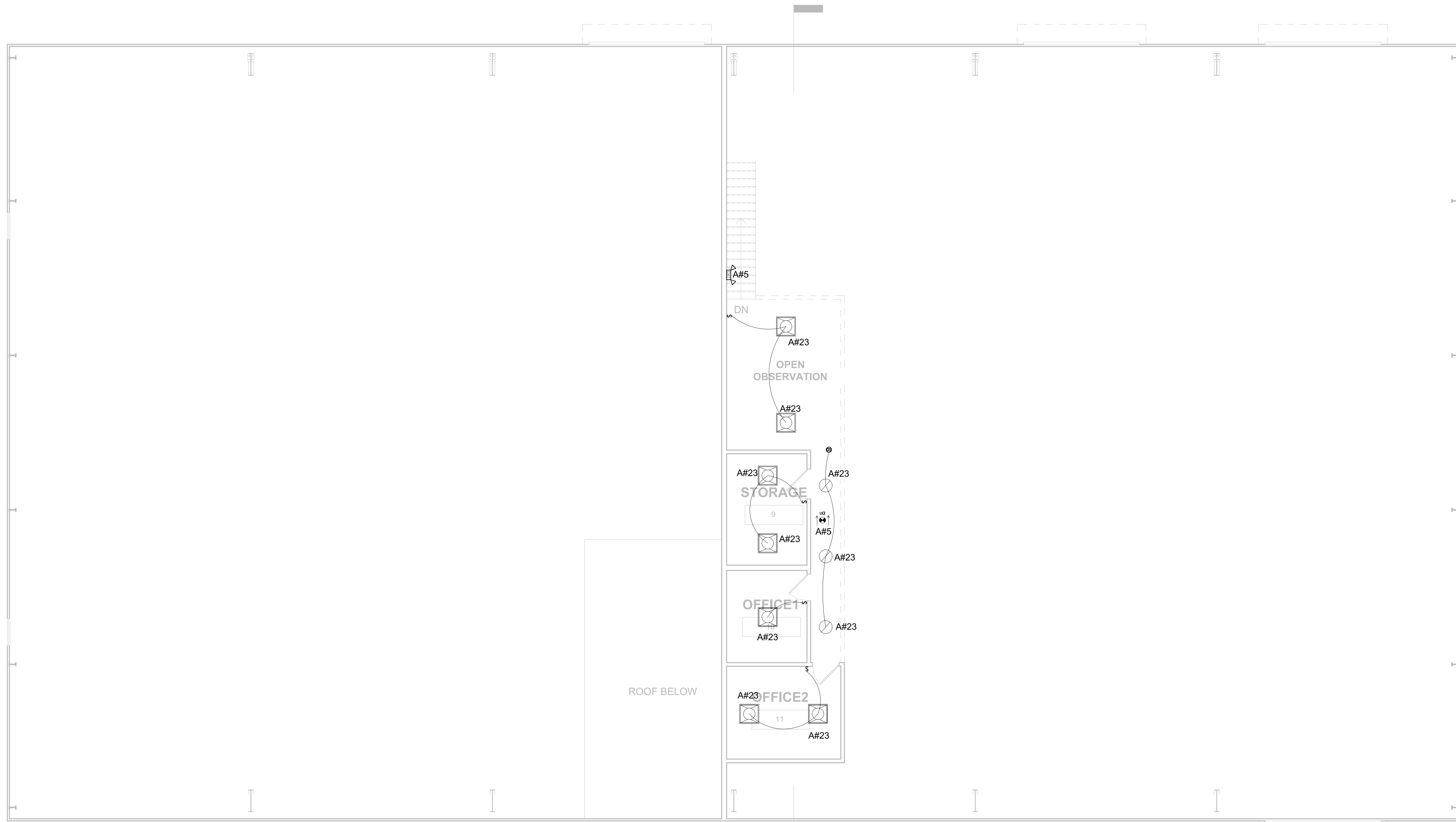


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SCALE:	AS SHOWN
E101	22-4006



KEY NOTES:
 ① PHOTO SENSOR OR ASTRONOMICAL TIME CLOCK

02 SECOND FLOOR LIGHTING PLAN
 SCALE 3/16" = 1'-0"

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LIGHTING PLAN

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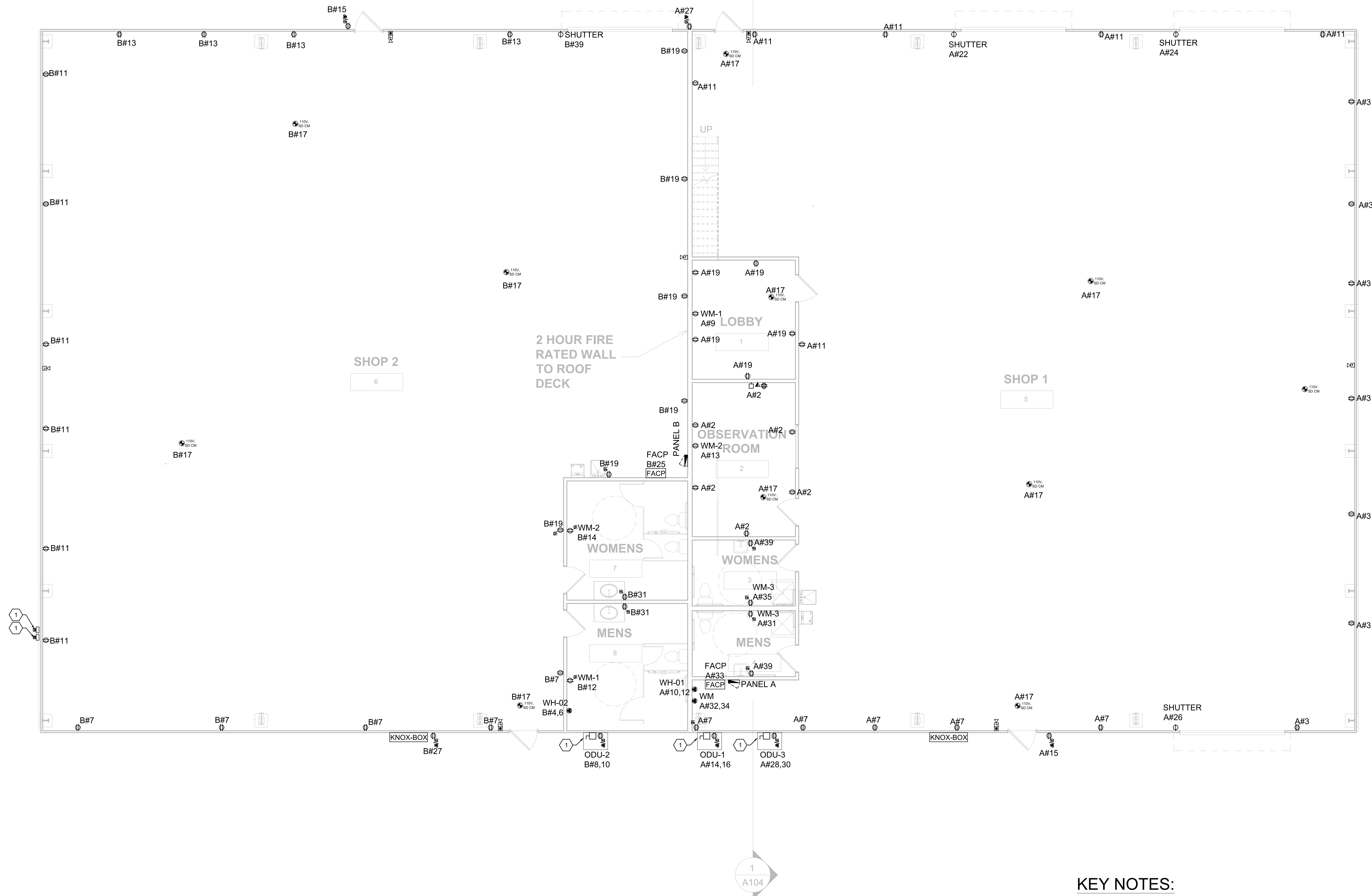
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E102 22-4006



01 FIRST FLOOR POWER PLAN
SCALE 3/16" = 1'-0"

KEY NOTES:

- ① WEATHER PROTECTED APPLIANCES
- ② WEATHER PROTECTED COMBO TYPE DISCONNECTING SWITCH WITH RECEPTACLE

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POWER PLAN

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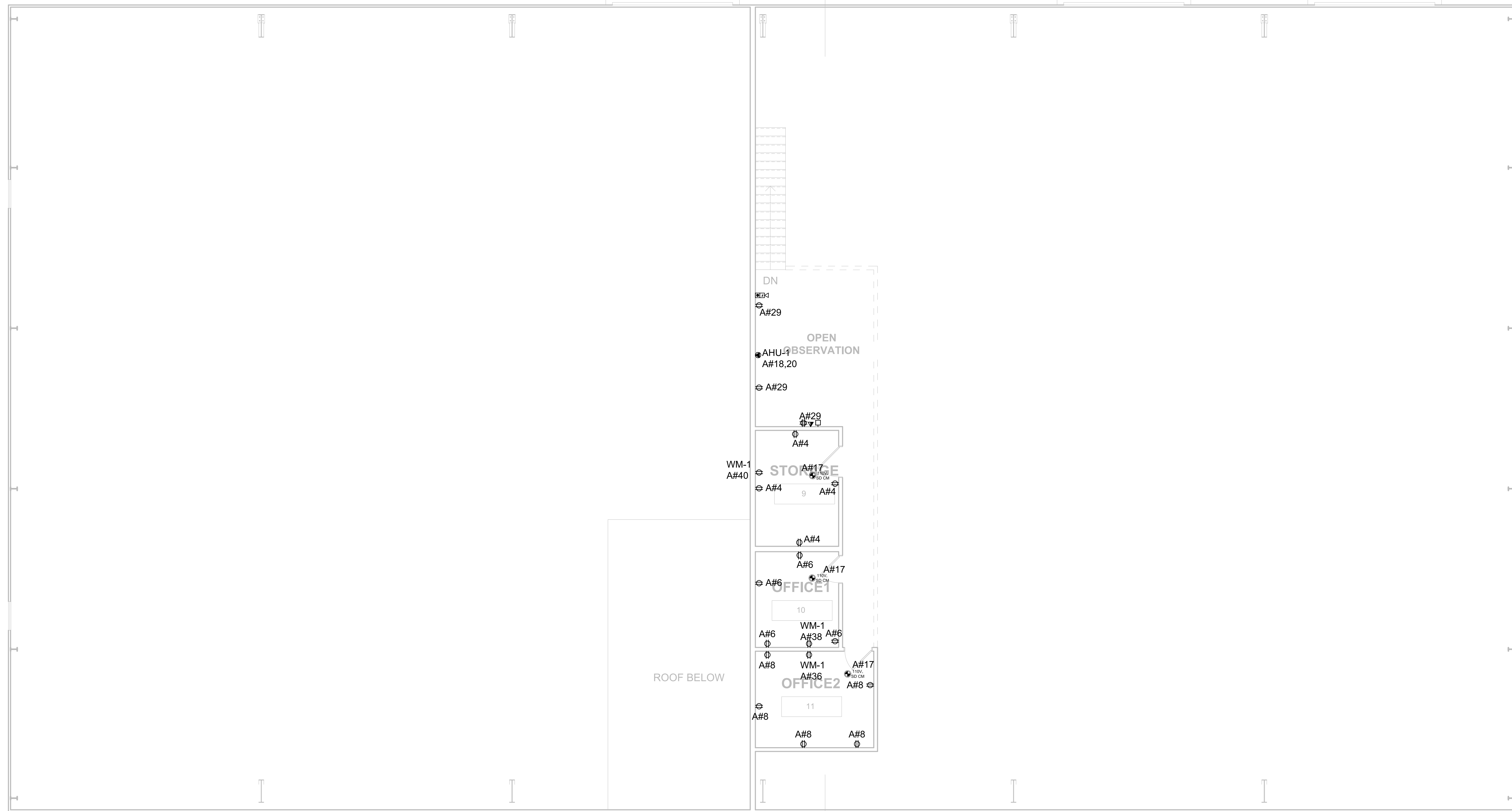


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E201	22-4006



02 SECOND FLOOR POWER PLAN
 SCALE 3/16" = 1'-0"

KEY NOTES:

- ① WEATHER PROTECTED APPLIANCES
- ② WEATHER PROTECTED COMBO TYPE DISCONNECTING SWITCH WITH RECEPTACLE

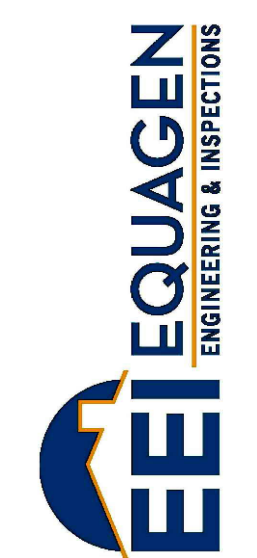
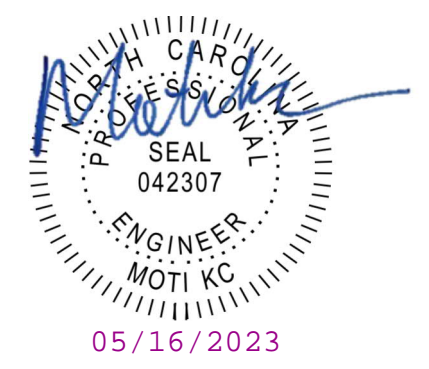
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POWER PLAN

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E202 22-4006

GENERAL NOTES :

1. THE INTENT OF THESE DRAWINGS AND SPECIFICATIONS IS TO PROVIDE COMPLETE AND PROPERLY FUNCTIONING BUILDING SYSTEMS. THE CONTRACTOR SHALL PROVIDE ALL LABOR AND MATERIAL NECESSARY TO ACHIEVE SUCH ENDS.
2. ALL MECHANICAL AND PLUMBING WORK SHALL COMPLY WITH IMC 2015 , IPC 2015 AND IRC 2015 PER 2017 DC BUILDING CODE.
3. THESE DRAWINGS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO SHOW EQUIPMENT AND SYSTEMS AS ACCURATELY AS THE SCALE WILL PERMIT. ALL CRITICAL LOCATIONS AND DIMENSIONS SHALL BE DETERMINED IN THE FIELD.
4. THE CONTRACTOR SHALL COMPLY WITH ALL LAWS, STANDARDS, ORDINANCES, RULES AND REGULATIONS OF ALL LOCAL AND STATE GOVERNMENTAL AUTHORITIES, THE RULES OF THE NATIONAL FIRE PROTECTION ASSOCIATION (NFPA), THE NATIONAL ELECTRICAL CODE (NEC), THE AMERICANS WITH DISABILITIES ACT, ASHRAE AS INTERPRETED BY THE GOVERNMENTAL AUTHORITY AND PUBLIC UTILITIES HAVING JURISDICTION OVER ANY OF THE SYSTEMS HEREIN SPECIFIED. DEFINITIONS: "PROVIDE" - FURNISH AND INSTALL "FURNISH" - SUPPLY AND DELIVER TO PROJECT SITE "INSTALL" -ERECT IN PLACE "CONCEALED" - HIDDEN BY ARCHITECTURAL WALLS AND CEILINGS "EXPOSED" - VISIBLE TO VIEW "INDICATED" - SHOWN IN CONTRACT DRAWINGS
5. WHERE SITE CONDITIONS REQUIRE MINOR DEVIATIONS FROM THE CONTRACT DOCUMENTS, MAKE SUCH DEVIATIONS WITHOUT COST TO THE CONTRACT. MAJOR DEVIATIONS SHALL NOT BE MADE WITHOUT FIRST OBTAINING WRITTEN PERMISSION FROM THE OWNER.
6. COORDINATE WITH ALL TRADES TO AVOID INTERFERENCE AMONG MECHANICAL, PLUMBING, ELECTRICAL, ARCHITECTURAL AND STRUCTURAL ITEMS. PROVIDE ALL NECESSARY OFFSETS AND FITTINGS IN PIPING, DUCTWORK, CIRCUITRY AND OTHER ITEMS REQUIRED TO INSTALL THE WORK WITHOUT INTERFERENCES.
7. THE CONTRACTOR SHALL COORDINATE SPRINKLER PIPING AS REQUIRED FOR THE INSTALLATION OF THE MECHANICAL AND ELECTRICAL SYSTEMS, WHILE MAINTAINING THE ARCHITECTURAL INTENT. ALL FIRE PROTECTION WORK SHALL BE IN ACCORDANCE WITH THE NATIONAL FIRE PROTECTION ASSOCIATION (NFPA), INTERNATIONAL FIRE CODE (IFC), THE INTERNATIONAL BUILDING CODE (IBC).
8. THE CONTRACTOR SHALL KEEP A RECORD OF ALL CHANGES TO THE DRAWINGS AND SHALL SUBMIT AS BUILT DRAWINGS TO THE OWNER AT THE CONCLUSION OF THE PROJECT.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSURING THE QUIET OPERATION OF ANY NEW SYSTEM UPON COMPLETION OF INSTALLATION. THE TRANSMISSION OF VIBRATION OR SOUND TO THE STRUCTURE OR OCCUPIED SPACES SHALL NOT BE PERMITTED.
10. ALL EQUIPMENT SHALL BE NEW (UNLESS INDICATED OTHERWISE) AND THE CURRENT MODEL FOR WHICH REPLACEMENT PARTS ARE AVAILABLE. SUBSTITUTIONS SHALL ONLY BE ALLOWED AT THE DISCRETION OF THE OWNER.
11. ALL EQUIPMENT SHALL BE SUITABLE FOR THE PURPOSE INTENDED. ALL MANUFACTURERS SHALL HAVE SIMILAR PRODUCTS IN SERVICE FOR A MINIMUM OF 5 YEARS. ALL NEW EQUIPMENT SHALL BE PROVIDED PER MANUFACTURER'S RECOMMENDATIONS.
12. THE CONTRACTOR SHALL INSTALL ALL EQUIPMENT AND MATERIALS IN ACCORDANCE WITH THE BEST ENGINEERING PRACTICE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING ALL EQUIPMENT IN STRICT ACCORDANCE WITH THE MANUFACTURER'S PUBLISHED INSTALLATION INSTRUCTIONS. THIS SHALL INCLUDE PROVIDING CLEARANCES AS DEFINED IN THE INSTALLATION INSTRUCTIONS AND IN ACCORDANCE WITH NEC REQUIREMENTS. NEW EQUIPMENT SHALL ALSO BE COORDINATED AROUND SPRINKLER AND FIRE ALARM SYSTEMS. MODIFY SYSTEMS AS NECESSARY. PROVIDE ALL REQUIRED AUXILIARY ITEMS REQUIRED TO PERFORM FUNCTION INTENDED.
13. THE CONTRACTOR SHALL VERIFY PROPER OPERATION OF ALL EXISTING ITEMS AND EQUIPMENT INDICATED TO BE REUSED. THE CONTRACTOR SHALL REPORT ANY DEFICIENCIES TO THE OWNER DURING THE CONSTRUCTION PHASE OF THE PROJECT. THOROUGHLY CLEAN ALL ITEMS AND EQUIPMENT INDICATED TO BE REUSED. REPLACE ALL FILTERS WITH SIZE AND TYPE TO MATCH EXISTING.
14. PROVIDE ALL SUPPORT STEEL, HANGERS, VIBRATION ISOLATIONS AND ACCESSORIES NECESSARY FOR EQUIPMENT PER MANUFACTURER'S RECOMMENDATIONS. DO NOT SUPPORT ANY CEILING OR OTHER BUILDING STRUCTURE FROM PIPING OR CONDUITS. DO NOT ALLOW PIPING OR CONDUITS TO COME INTO DIRECT CONTACT WITH BUILDING WALLS OR FLOORS. COORDINATE INSTALLATION AMONG ALL TRADES. PROVIDE ALL NECESSARY TRANSITIONS AND OFFSETS TO INSURE COMPLETE COORDINATED INSTALLATION.
15. PROVIDE APPROVED AIR FILTERS AS PER SECTION 605 DC MECHANICAL CODE. MEDIA-TYPE AND ELECTROSTATIC-TYPE AIR FILTERS SHALL BE LISTED AND LABELED. MEDIA-TYPE AIR FILTERS SHALL COMPLY WITH UL 900. HIGH EFFICIENCY PARTICULATE AIR FILTERS SHALL COMPLY WITH UL 586. ELECTROSTATIC-TYPE AIR FILTERS SHALL COMPLY WITH UL 867. AIR FILTERS UTILIZED WITHIN DWELLING UNITS SHALL BE DESIGNED FOR THE INTENDED APPLICATION AND SHALL NOT BE REQUIRED TO BE LISTED AND LABELED.

GENERAL NOTES CONTINUED:

1. PROVIDE OPENINGS IN BUILDING CONSTRUCTION FOR PASSAGE OF PIPING AND CONDUIT. REPAIR ALL WALLS, CEILINGS AND FLOORS, PENETRATED. THE REPAIRS SHALL BE WITH MATERIALS AND FINISHES THAT MATCH EXISTING CONSTRUCTION. ALL PENETRATIONS IN FIRE WALLS SHALL BE SEALED WITH SUITABLE MATERIALS TO PRESERVE FIREWALL INTEGRITY. CORE DRILLING AND OTHER SLAB PENETRATIONS ARE NOT PERMITTED UNLESS SPECIFICALLY NOTED ON PLANS. RESTORE, PATCH AND PAINT ALL DAMAGED BUILDING COMPONENTS TO RESTORE TO SIMILAR OR BETTER CONDITION.
2. THE CONTRACTOR SHALL TEST ALL EQUIPMENT PROVIDED UNDER THIS CONTRACT AND DEMONSTRATE TO THE OWNER ITS PROPER OPERATION.
3. SPRINKLER SYSTEM PLAN IS SHOWN AS SCHEMATIC. IT IS CONTRACTOR'S RESPONSIBILITY TO COORDINATE IT WITH FIRE MARSHALL AND DESIGN PROPER SPRINKLER SYSTEM.
4. ALL EQUIPMENT AND WORKMANSHIP SHALL BE GUARANTEED IN FULL FOR ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE OF THE WORK.
5. PRODUCTS CONTAINING ASBESTOS OR PCB'S ARE NOT PERMITTED FOR USE ON THIS PROJECT.
6. ALL NEW DUCTWORK SHALL BE GALVANIZED STEEL G90, 2 IN. W.G. UNLESS NOTED OTHERWISE
7. EVALUATING EXISTING ROOF SYSTEM STRUCTURALLY DUE TO HVAC EQUIPMENT ADDITION IS OUT OF ENGINEER'S RESPONSIBILITY.
8. ADD A NOTE IN MECHANICAL GENERAL NOTES SHEET " ALL APPLIANCES IN THE ROOF SHALL BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF 2012 MECHANICAL CODE, SECTION 306.5"

COMMISSIONING OF GENERAL NOTES

1. ALL DUCTWORK AND CEILING PENETRATIONS SHALL BE COORDINATED WITH EXISTING STRUCTURAL JOISTS AND BEAMS. PROVIDE OFFSETS IN PIPES AND DUCTS TO AVOID CUTTING OF BEAMS AND JOISTS.
2. CONTRACTOR SHALL SUBMIT DUCTWORK SHOP DRAWING TO ENGINEER FOR APPROVAL INCLUDING DUCTWORK SIZE.
3. ALL DUCTWORK AND FITTINGS SHALL BE CONSTRUCTED TO THE LATEST "SMACNA" STANDARDS. THE DUCT SIZES INDICATED ON THE DRAWINGS ARE IN INCHES AND REPRESENT THE FREE, NET INSIDE DIMENSIONS OF THE DUCT.
4. ALL FLEXIBLE DUCT BRANCH LINES AND BRANCH TAKEOFFS SHALL BE THE SAME SIZE AS THE INLET OF THE DIFFUSER TO WHICH THEY CONNECT. THE MAXIMUM LENGTH OF FLEXIBLE DUCT BETWEEN BRANCH DUCTS AND DIFFUSERS IS FIVE FEET. FLEXIBLE DUCTWORK SHALL BE RUN WITH SMOOTH BENDS SO AS TO NOT RESTRICT AIR FLOW.
5. PROVIDE INSULATION FOR SUPPLY, AND RETURN, EXHAUST, DUCTS LOCATED IN CEILING PLENUMS AND OTHER CONCEALED, NON-CONDITIONED SPACES. THE INSULATION SHALL BE 1 1/2" THICK GLASS FIBER WITH FOIL VAPOR BARRIER.
6. PROVIDE 3M FIRE BARRIER CP 25WB CAULK AROUND ALL PIPE, ENVIRONMENTAL AIR AND DUCT PENETRATIONS THROUGH FIRE RATED WALLS AND FLOOR SLABS.
7. INTAKE AND EXHAUST CONNECTIONS SHALL BE A MINIMUM 10 FEET APART.
8. UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL HAVE ALL AIR SYSTEMS BALANCED TO INDICATED FLOW RATES BY A CERTIFIED "AABC" BALANCING CONTRACTOR.

DUCT LEAKAGE TEST

1. CONTRACTOR SHALL PERFORM THE PRESSURE TEST FOR DUCT TO DETERMINE AIR LEAKAGE BY THE METHODS INDICATED IN R403.3.3 IECC 2015 AND A WRITTEN REPORT OF THE RESULTS OF THE TEST SHALL BE SIGNED BY THE PARTY CONDUCTING THE TEST AND PROVIDED TO THE CODE OFFICIAL.
2. THE TOTAL DUCT LEAKAGE SHALL BE < 4 CFM/100FT² WITH AIR HALDLER INSTALLED, PER 2015 IECC R403.3.4. A WRITTEN REPORT OF THE RESULTS OF THE TEST SHALL BE SIGNED BY THE PARTY CONDUCTING THE TEST AND PROVIDED TO THE CODE OFFICIAL.

DURING TESTING

1. EXTERIOR WINDOWS AND DOORS, FIREPLACE AND STDVE DOORS SHALL BE CLOSED, BUT NOT SEALED, BEYOND THE INTENDED WEATHER STRIPPING OR OTHER INFILTRATION CONTROL MEASURES.
2. DAMPERS INCLUDING EXHAUST, INTAKE, MAKEUP AIR, BACKDRAFT AND FLUE DAMPERS SHALL BE CLOSED, BUT NOT SEALED BEYOND INTENDED INFILTRATION CONTROL MEASURES;
3. INTERIOR DOORS, IF INSTALLED AT THE TIME OF THE TEST, SHALL BE OPEN;
4. EXTERIOR DOORS FOR CONTINUOUS VENTILATION SYSTEMS AND HEAT RECOVERY VENTILATORS SHALL BE CLOSED AND SEALED;
5. HEATING AND COOLING SYSTEMS, IF INSTALLED AT THE TIME OF THE TEST, SHALL BE TURNED OFF; AND
6. SUPPLY AND RETURN REGISTERS, IF INSTALLED AT THE TIME OF THE TEST, SHALL BE FULLY OPEN.

DUCTWORK	
DESCRIPTION	DOUBLE LINE DUCT
SUPPLY DUCT UP	
SUPPLY DUCT DOWN	
ROUND DUCT UP SUPPLY/ RETURN/ EXHAUST	
ROUND DUCT DOWN SUPPLY/ RETURN/ EXHAUST	
STANDARD RADIUS ELBOW (R = W)	
SUPPLY/ RETURN/ EXHAUST	
MITERED ELBOWS W/ VANES	
SPLIT TAKE-OFF (TOP AND BOTTOM)	
BULLHEAD SPLIT SUPPLY	
CEILING DUCT MTD. DIFF/GRILLE	
TAKEOFF TO DIFF/GRILLE	
RECTANGULAR TO ROUND OVAL (φ) TO ROUND	
HORIZONTAL OFFSET SUPPLY/RETURN /EXHAUST	
45° TAP TAKE-OFF	
RECTANGULAR / ROUND (Ø) - OVAL (φ)	
90° TAP TAKE-OFF	
RECTANGULAR / ROUND (Ø) - OVAL (φ)	
BULLHEAD CONVERGE RETURN/EXHAUST	
RECTANGULAR / ROUND (Ø) - OVAL (φ)	
SIDEWALL DUCT MTD. REG./GRILLE	
OPEN END DUCT W/ 1/4" x 1/4" WMS	

EQUIPMENT SYMBOLS AND CALL OUTS	
	VOLUME DAMPER
	AIR HANDLING UNIT (AHU)
	SIDE WALL GRILL
	SUPPLY AIR DIFFUSER
	FLOOR SUPPLY AIR DIFFUSER
	RETURN AIR DIFFUSER
	RETURN AIR GRILLE
	RETURN SIDE WALL GRILLE
	SUPPLY SIDE WALL GRILLE
	EXHAUST FAN
	SUPPLY DUCT
	EXHAUST DUCT
	RETURN AIR DUCT
	OUTDOOR UNIT (ODU)

GENERAL ABBREVIATIONS			
ARCH	ARCHITECT	N/A	NOT APPLICABLE
AHU	AIR HANDLING UNIT	NO.	NUMBER
BD	BACKDRAFT DAMPER	NTS	NOT TO SCALE
CFM	CUBIC FEET PER MINUTE	OA	OUTSIDE AIR
CR	CEILING REGISTER	ODU	OUT DOOR UNIT
DP	DRAIN PIPE	RA	RETURN AIR
DIA	DIAMETER	RD	RETURN DUCT
EF	EXHAUST FAN	RG	REFRIGERANT GAS
ELEV	ELEVATION	RL	REFRIGERANT LIQUID
EX	EXHAUST	RPM	REVOLUTIONS PER MINUTE
FD	FIRE DAMPER	SD	SUPPLY DIFFUSER
FPM	FEET PER MINUTE	SQFT	SQUARE FEET
FR	FLOOR REGISTER	T	TEMPERATURE
FT	FEET		
GAL	GALLONS		
HP	HORSEPOWER	VD	VOLUME DAMPER
HZ	HERTZ		
IN	INCHES	W	WIDTH
KW	KILOWATT	WB	WET BULB TEMPERATURE
MECH	MECHANICAL	WR	WALL REGISTER
MIN	MINIMUM		

DRAWING LIST	
SHEET NO.	SHEET NAME
M001	GENERAL NOTES, LEGENDS & ABBREVIATIONS
M002	EQUIPMENT SCHEDULES & DETAILS
M101	HVAC FLOOR PLANS
M102	HVAC FLOOR PLANS

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NO.	DESCRIPTIONS
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GENERAL NOTES, LEGENDS & ABBREVIATIONS

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E.E. EQUAGEN
 ENGINEERING & INSPECTORS

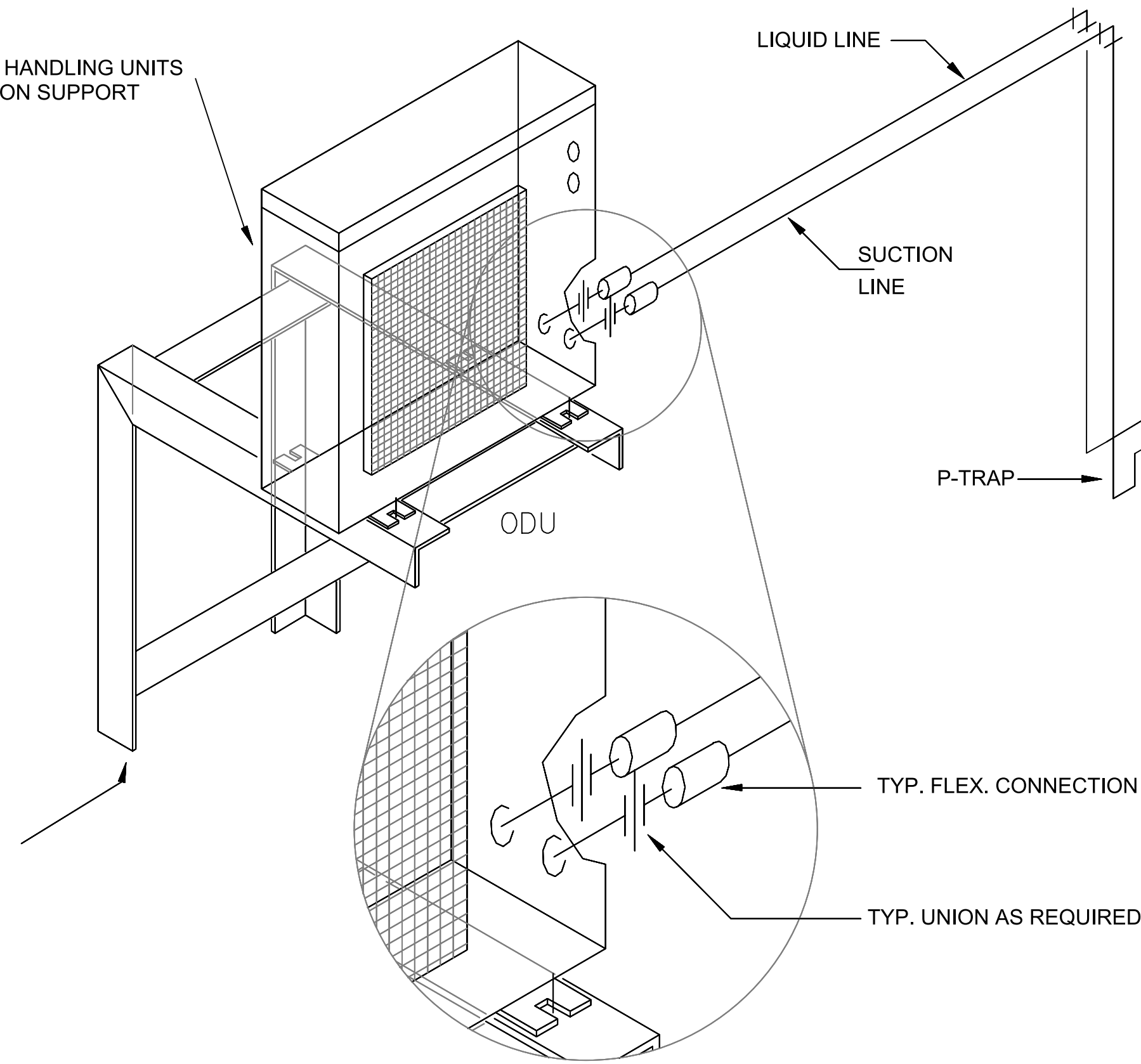
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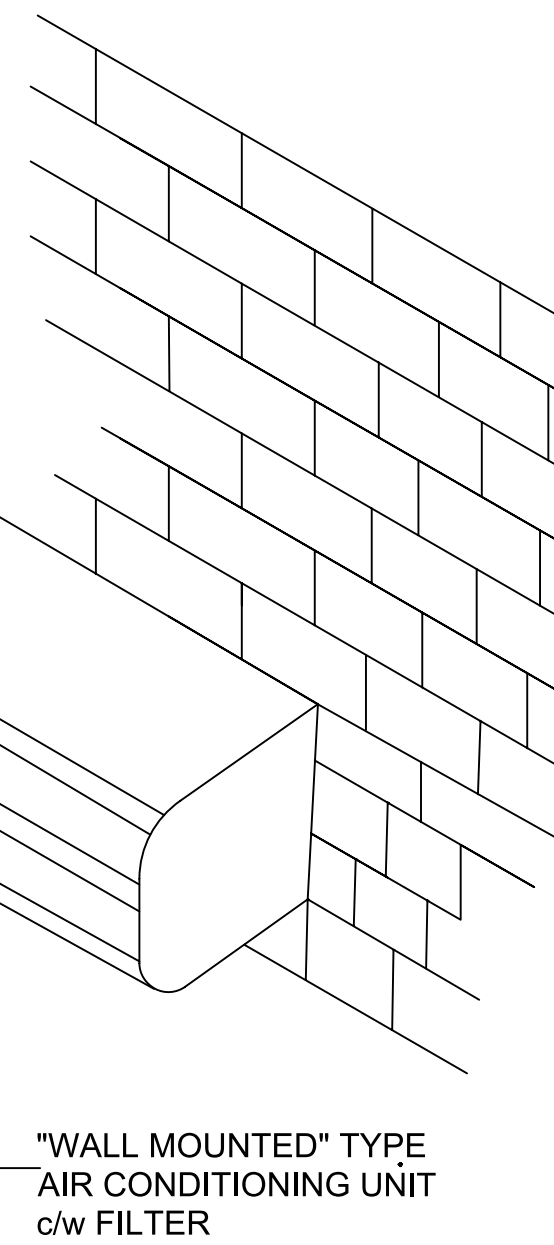
M001 22-4006

TYP. CONDENSER UNIT FOR AIR HANDLING UNITS AHU-1 & 2, MTD IN ATTIC SPACE ON SUPPORT FRAME SEE PLAN DWGS

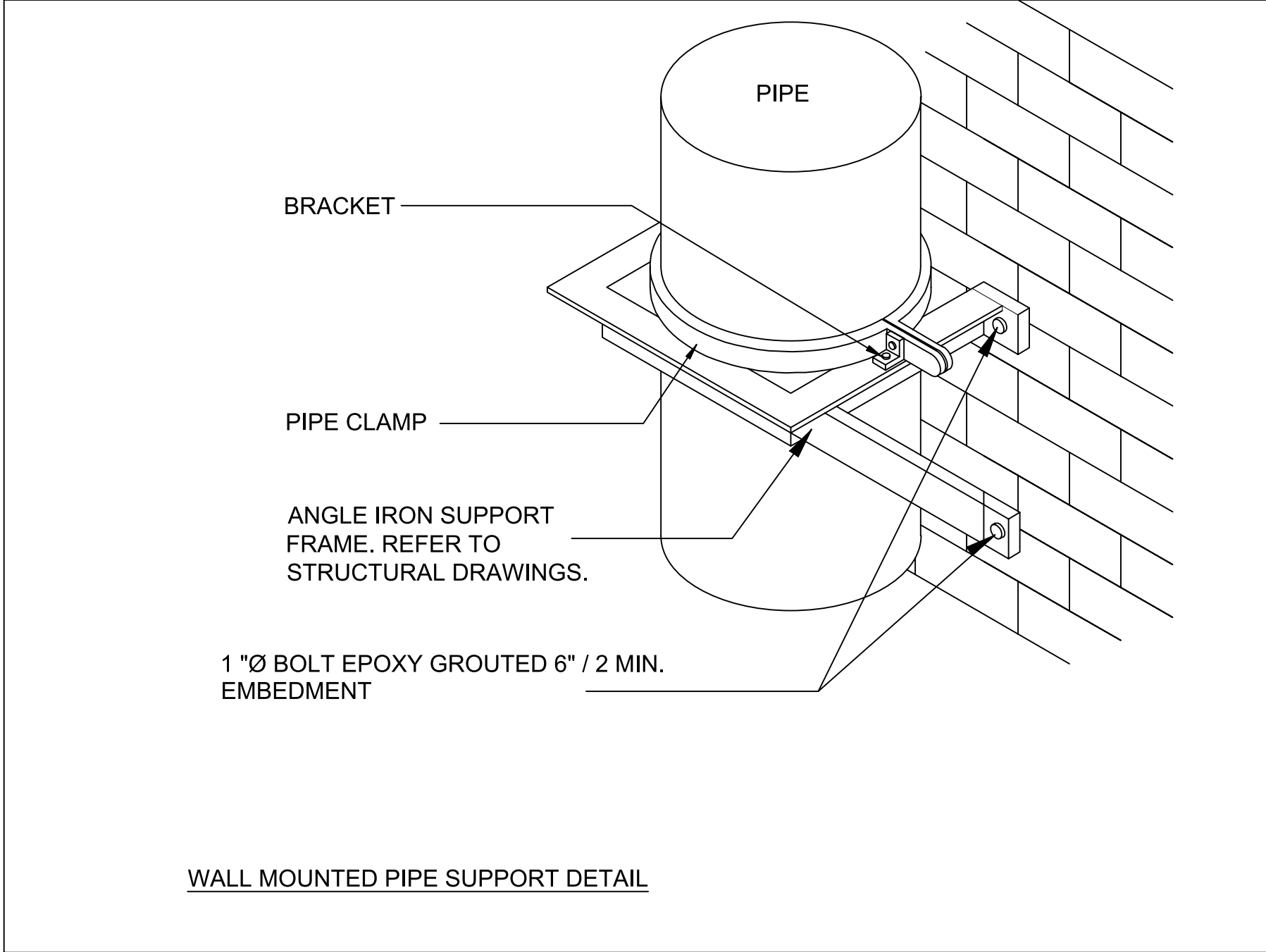


TYP. 75X75X3 mm STEEL ANGLE MTG. FRAME; ALL WELDED CONST. BOLT SECURITY TO WALL w LAG BOLTS SIZED TO SUIT COORD. INSTALLATION ON-SITE.

THREADED STEEL HANGER RODS & VIBRATION HANGER SUPPORT



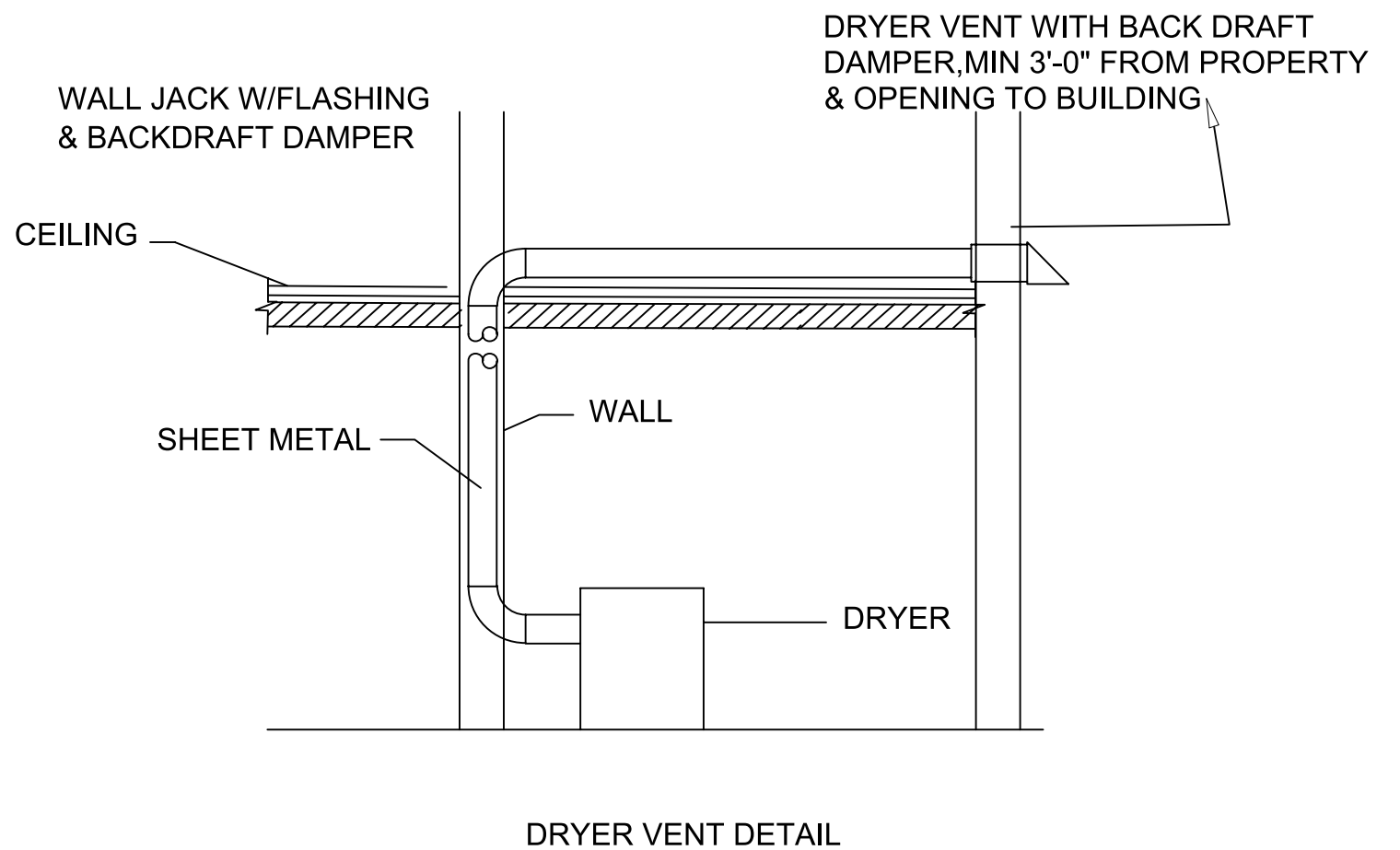
NOTES:
 1) THIS DIAGRAM IS SCHEMATIC ONLY EXACT ROUTING OF PIPING AND MOUNTING OF UNITS TO BE DETERMINED ON-SITE.
 2) REFRIGERANT TUBING & FITTINGS SHALL BE PROCESSED TUBING SUITABLE FOR THIS APPLICATION; DEOXIDIZED, DEHYDRATED & SEALED, TYPE ACR w BRAZED JOINTS INSULATED SUCTION LINE w 25mm thk ELASTOMER PIPE INSULATION



NOTES:
 1. DOMESTIC CLOTHES DRYER MOISTURE EXHAUST DUCT SHALL BE OF METAL AND SHELL HAVE SMOOTH INTERIOR SURFACES.
 2. LISTED CLOTHES DRYER TRANSITION DUCT COULD NOT BE MORE THAN 6 FT IN LENGTH.
 3. FLEXIBLE CLOTHES DRYER TRANSITION DUCTS SHALL NOT BE CONCEALED WITHIN CONSTRUCTION.
 4. SECONDARY LINT TRAP IS REQUIRED ONLY WHEN DRYER BOOSTER FAN IS INSTALLED LESS THAN 15 FT A TOTAL COMBINED HORIZONTAL AND VERTICAL LENGTH.
 5. WHERE DUCTS JOIN, THE MALE END SHALL BE INSERTED IN THE DIRECTION OF AIRFLOW.
 6. DUCTS SHALL NOT BE ASSEMBLED WITH SCREWS OR OTHER FASTENING MEANS THAT EXTEND INTO DUCTS AND ARE CAPABLE OF CATCHING LINT.

TAG NAME	QUANTITY	INDOOR UNIT							BASIS OF DESIGN	
		CFM	DIMENSION H*W*D(INCH)	WEIGHT (Lbs.)	MOTOR PH	VOLT	FLA (AMPS)	TOTAL (MBH)		SENSIBLE (MBH)
WM-1	6	400	11 1/8 * 31 7/16 * 9 1/8	22	1	208-230	5.8	12	9.24	mitsubishi model#MSY-GL12NA
WM-2	1	600	12 * 36 5/8 * 9 13/16	28	1	208-230	5.8	18	11.52	mitsubishi model#MSY-GL18NA
WM-3	2	300	11 5/8 * 31 7/16 * 9 1/8	22	1	208-230	5.8	9	7.38	mitsubishi model#MSY-GL09NA

OUTDOOR CONDENSING UNIT							BASIS OF DESIGN	
TAG NAME	VOLT	DIMENSION H*W*D (INCH)	WEIGHT (LB)	SEER	EER	HSPF		
ODU-1	240	52 1/16 * 41 1/32 * 17 3/8	271	20	12.2	11.5	MITSUBISHI MODEL#MXZ-8C48NA2	ODU-1 CONNECTED TO TWO WM-3(0.75 TON), WM-2(1.5 TON) AND WM-1(1-TON)
ODU-2	240	34 5/8 * 33 1/16 * 13	119	20.5	12.5	11.5	MITSUBISHI MODEL#MUY-GL24NA	ODU-2 CONNECTED TO TWO WM-1(1-TON)
ODU-3	240	33 7/16 * 33 1/16 * 13	126	15.1	8.2	11.5	MITSUBISHI MODEL#MUY-GL18NA	ODU-2 CONNECTED TO THREE WM-1(1-TON)



EXHAUST FAN SCHEDULE											
TAG NAME	CFM	ESP (IN)	MOTOR POWER (WATT)	QUANTITY	TYPE	MOUNTING	VOLTS	PHASE	BASIS OF DESIGN	REMARKS	WATTAGE
EF-01	90	0.25	15	06	DIRECT DRIVE, ECM MOTOR	CEILING MOUNTED	120	1	PANASONIC WHISPER GREEN SELECT FV-05-11VK1	CAPABLE OF CONNECTIVITY TO VENTILATION DAMPER, ENERGY STAR RATED	5.5 Watts

NOTES:
 1. EACH E.A. FAN SHALL BE EQUIPPED WITH MOTORIZED BACK DRAFT DAMPER AT FAN DISCHARGE.
 2. EACH E.A. FAN SHALL HAVE RADIATION CEILING DAMPER AS MODEL SPECIFIED IN ABOVE E.A. FAN SCHEDULE.
 3. THE KITCHEN EXHAUST FAN TO HAVE TWO SPEED MOTOR CONTROLLED BY SPEED SWITCH.
 4. PROVIDE RADIATION DAMPERS ON FANS INSTALLED IN RATED CEILINGS

GAUGE	THK.	1" STRAP CAPABILITY	MAXIMUM LOAD
24	.028	840	168
22	.034	1070	216
20	.040	1298	259

* ELASTIC LIMIT ASSUMED 30ksi;
 RECOMMEND MAX LOAD (20% OF YIELD STRENGTH).

NOTES:
 1. FLEX DUCT WITH EXTERNAL INSULATION AND VAPOR BARRIER JACKETING TYPICAL TO "FABRIFLEX"
 2. INSPECTOR SERIES" SPIN DOORS
 3. PROVIDE HANGER SPACING IAW FBCM AND SMASNA

SUPPORT REQUIREMENT FOR DUCT

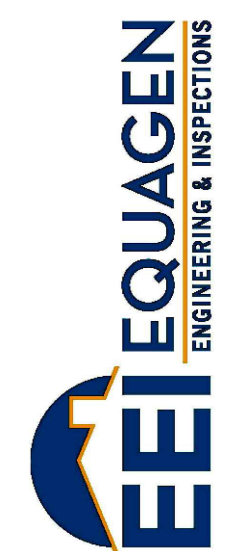
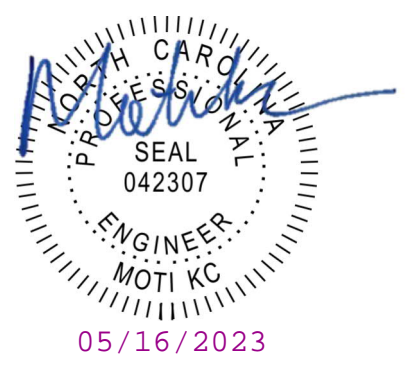
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EQUIPMENT SCHEDULES & DETAILS

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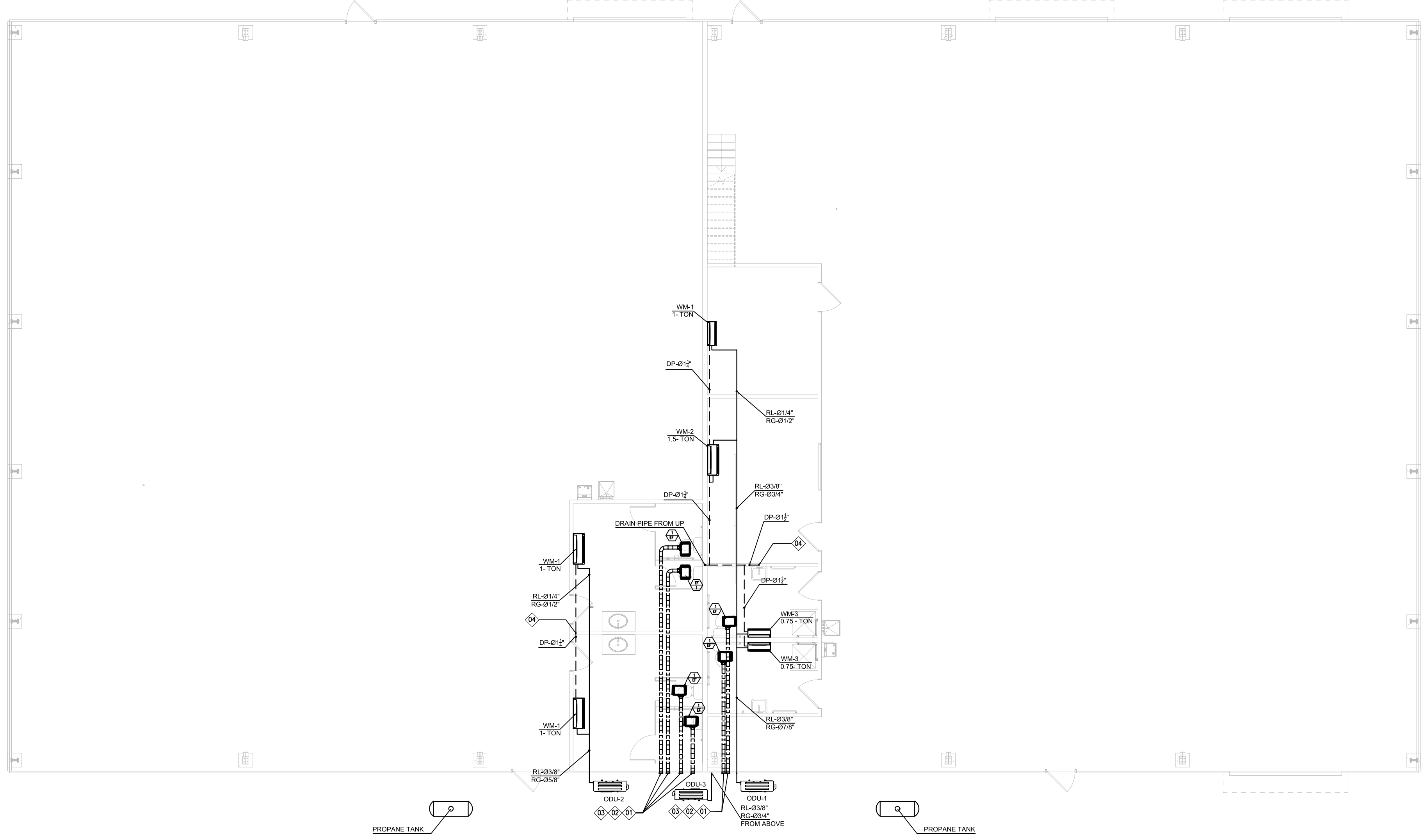
PROFESSIONAL SEAL



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M002 22-4006



01 FIRST FLOOR HVAC PLAN
SCALE 1/8" = 1'-0"

NOTE: FOR SHOP-1 & SHOP-2 HEATER, CONTRACTOR TO PROVIDE CALCULATION FOR PROPANE TUBE HEATER AND PROPANE TANK

DRAWING NOTES

1. TOILET/DRYER EXHAUST TERMINATION POINT SHOULD BE AT LEAST 3 FT AWAY FROM PROPERTY LINE.
2. PROVIDE WALL CAP TO MATCH DUCT SIZE W/ A CORROSION RESISTANT BIRDS SCREEN.(FOR ALL EXHAUST DUCT SEIHO #SFZ OR #SFZC MODEL ALUMINUM VENT ARE USED AS APPLICABLE).
3. PROVIDE MOTORIZED DAMPER FOR OUTDOOR AIR INTAKES AND BACKDRAFT DAMPER FOR BATHROOM EXHAUST FANS.
4. CONDENSATE DRAIN PIPE CONNECTED TO LAVATORY.

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HVAC FLOOR PLAN

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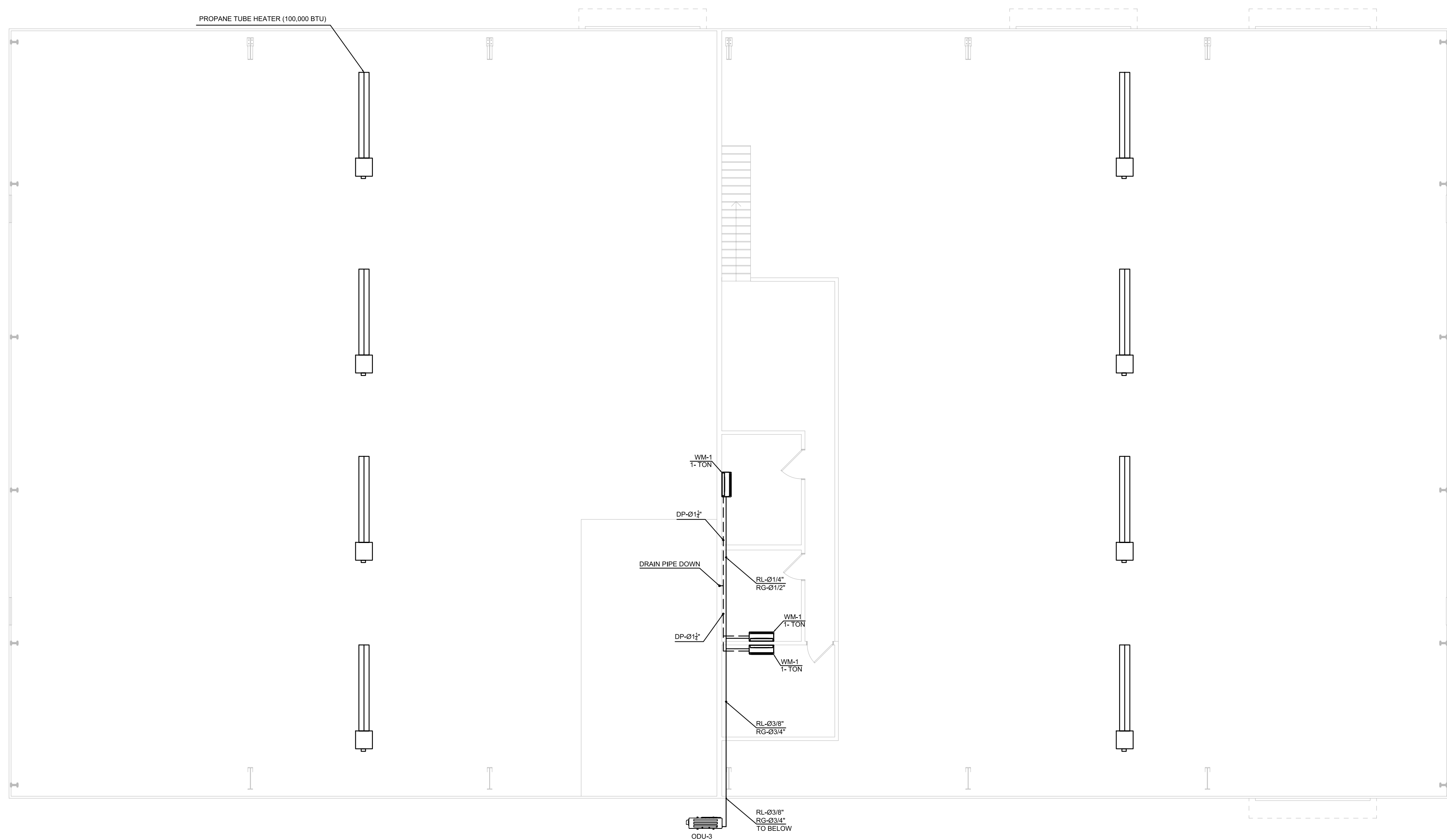


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M101 22-4006



02 | 2ND FLOOR HVAC PLAN
SCALE 1/8" = 1'-0"

NOTE: FOR SHOP-1 & SHOP-2 HEATER, CONTRACTOR TO PROVIDE CALCULATION FOR PROPANE TUBE HEATER AND PROPANE TANK

DRAWING NOTES

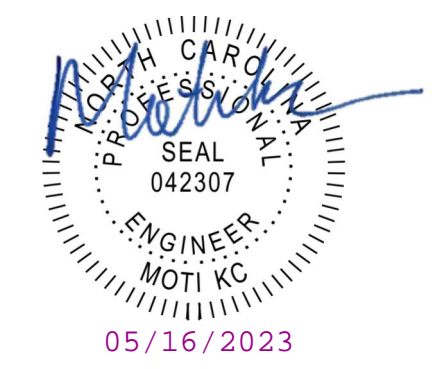
1. TOILET/DRYER EXHAUST TERMINATION POINT SHOULD BE AT LEAST 3 FT AWAY FROM PROPERTY LINE.
2. PROVIDE WALL CAP TO MATCH DUCT SIZE W/ A CORROSION RESISTANT BIRDS SCREEN.(FOR ALL EXHAUST DUCT SEIHO #SFZ OR #SFZC MODEL ALUMINUM VENT ARE USED AS APPLICABLE).
3. PROVIDE MOTORIZED DAMPER FOR OUTDOOR AIR INTAKES AND BACKDRAFT DAMPER FOR BATHROOM EXHAUST FANS.
4. CONDENSATE DRAIN PIPE CONNECTED TO LAVATORY.

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HVAC FLOOR PLAN

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PROFESSIONAL SEAL



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M102 22-4006

PLUMBING GENERAL NOTES:

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE GOVERNING CODES AND REGULATIONS. WHERE ANY PORTION OF THE SYSTEM SHOWN IS NOT IN ACCORDANCE WITH ALL APPLICABLE LAWS, ORDINANCES, REGULATIONS OR CODES, THIS CONTRACTOR SHALL MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ENGINEER AND AT NO ADDITIONAL COST TO THE OWNER.
- THIS CONTRACTOR SHALL ORDER AND OBTAIN ALL NECESSARY TESTS, PERMITS AND CERTIFICATES OF APPROVAL AND PAY ANY REQUIRED FEES FOR IT.
- ALL EQUIPMENT AND MATERIALS SHALL BE INSTALLED IN STRICT CONFORMANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. ALL EQUIPMENT, FIXTURES AND MATERIALS SHALL BE NEW AND SHALL BE INSTALLED IN STRICT CONFORMANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
- EQUIPMENT CAPACITIES AND MANUFACTURER'S MODEL NUMBERS ARE INDICATED ON THE DRAWINGS.
- ALL EQUIPMENT REQUIRING ELECTRIC POWER SHALL BE SUITED FOR USE WITH THE POWER TO BE SUPPLIED, SEE ELECTRICAL DRAWINGS. ALL ELECTRICAL REQUIREMENTS SHALL BE COORDINATED WITH THE ELECTRICAL CONTRACTOR.
- THIS CONTRACTOR SHALL COORDINATE ALL HIS WORK WITH THE GENERAL CONTRACTOR FOR THE EXACT LOCATION OF CHASES, FURRING SPACES, DROPPED CEILINGS, STRUCTURE PENETRATIONS, PAINTING, ETC.
- THIS CONTRACTOR SHALL INSTRUCT THE OWNER IN THE OPERATION AND MAINTENANCE OF ALL COMPONENTS OF THE INSTALLATION. A ONE YEAR SERVICE CONTRACT SHALL BE INCLUDED AS PART OF THIS WORK.
- CORE DRILLING SHALL NOT BE DONE UNTIL THE AREA TO BE DRILLED IS X-RAYED AND WRITTEN APPROVAL IS OBTAINED FROM THE PROJECT STRUCTURAL ENGINEER AND OWNER.
- THE CONTRACTOR SHALL PROVIDE THE EVIDENCE THAT SHOWS DISINFECTION OF POTABLE WATER AS REQUIRE PER SECTION 610 OF 2017 VA PLUMBING CODE
- NO HOT WATER OR COLD WATER IS PERMITTED THROUGH EXTERIOR WALL(S)
- WHERE THE PUMP DISCHARGE LINE CONNECTS INTO HORIZONTAL DRAINAGE PIPING, THE CONNECTION SHALL BE MADE THROUGH A WYE FITTING INTO THE TOP OF THE DRAINAGE PIPING, AND SUCH WYE FITTING SHALL BE LOCATED NOT LESS THAN 10 PIPE DIAMETERS FROM THE BASE OF ANY SOIL STACK, WASTE STACK OR FIXTURE DRAIN. [2017 VA PLUMBING CODE, SECTION 712.3.5]

BASIC MATERIALS AND METHODS:

- ALL PIPING CONNECTIONS TO EQUIPMENT SHALL BE MADE WITH GROUND JOINT UNIONS.
- PIPE HANGER AND SUPPORTS: CLEVIS OR SPILT RING TYPE SPACING AND ROD SIZE AS RECOMMENDED IN MSSSP-69, MECHANICAL CODE AND IN ACCORDANCE WITH INDUSTRY PRACTICE. SELECT TO FIT AROUND BARE PIPE OR AROUND INSULATION WITH INSULATION SADDLE/SHIELD FOR INSULATED PIPING, HANGERS FOR COPPER PIPE SHALL BE COPPER OR COPPER PLATED. BAND IRON HANGERS SHALL NOT BE USED. HANGERS AND ACCESSORIES SHALL BE F&M CORPORATION OR APPROVED EQUAL.
- PIPE SUPPORTS: SUPPORTS TO BE PROVIDED IN ACCORDANCE WITH APPLICABLE CODES AND IN ACCORDANCE WITH INDUSTRY PRACTICE. STEEL RISER CLAMPS WITH PLASTIC COATING OR COPPER PLATED OR COOPER PIPES. F & M CORPORATION OR EQUAL.

PIPING

- INSTALL PIPE TUBE AND FITTINGS IN ACCORDANCE WITH INDUSTRY PRACTICE WHICH WILL ACHIEVE PERMANENTLY LEAKPROOF PIPING SYSTEMS, CAPABLE OF PERFORMING EACH INDICATED SERVICE WITHOUT PIPING FAILURE. TEST PIPING FOR LEAKAGE. REPAIR PIPING SYSTEMS SECTIONS WHICH FAIL TEST BY DISASSEMBLY AND RE-INSTALLATION, USING NEW MATERIALS TO THE EXTENT REQUIRED TO OVERCOME LEAKAGE, UNDER NO CIRCUMSTANCES USE CHEMICALS, STOP-LEAK COMPOUNDS, MASTICS, TAPES OR OTHER TEMPORARY REPAIR METHODS.
- ALL SANITARY PIPING SHALL BE SLOPED AS NOTED ON PLANS. WHERE NOT NOTED, SLOPE PIPING AT MINIMUM REQUIRED BY CODE.
- ALL PIPING SHOWN ON THE FLOOR PLANS SHALL BE LOCATED ABOVE THE CEILING OR INSIDE CHASES UNLESS OTHERWISE NOTED.
- STORM, WASTE AND VENT PIPING SHALL BE SERVICE WEIGHT NO-HUB CAST IRON PIPE AND FITTINGS CISPI 301, HUB & SPIGOT SOIL PIPE AND FITTINGS ASTM A-74, GALVANIZED CAST IRON FITTINGS ANSIASTM A-74 OR DWV COPPER WITH WROUGHT COPPER FITTINGS, ASTM B306. OR SCHEDULE 40 PVC
- DOMESTIC WATER PIPING SHALL BE TYPE "L" HARD-DRAWN TEMPER, WROUGHT COPPER FITTINGS, NON-LEAD SOLDERED JOINTS WITH NON-CORROSIVE FLUX, ANSI B-88.

INSULATION

- PROVIDE INSULATION FOR PIPING, AND EQUIPMENT OF TYPES AND THICKNESS SPECIFIED HEREIN, INSULATION SHALL HAVE A FLAME SPREAD RATING NOT EXCEEDING 25 AND A SMOKE DEVELOPED RATING NOT EXCEEDING 50. INSTALL INSULATION IN STRICT CONFORMANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. A CONTINUOUS VAPOR BARRIER SHALL BE PROVIDED ON ALL COLD WATER PIPING AND COLD AIR DUCTWORK. INSULATION SHALL BE ARMSTRONG, CERTANTEED, OWENS-CORNING OR JOHNS-MANVILLE. PIPING INSULATION EXPOSED TO WEATHER SHALL BE PROTECTED FROM DAMAGE, INCLUDING THAT DUE TO SUNLIGHT, MOISTURE, EQUIPMENT MAINTENANCE AND WIND, AND SHALL PROVIDE SHIELDING FROM SOLAR INSULATION FOR HOT WATER PIPE WITH A MINIMUM THERMAL RESISTANCE (R-VALUE) OF R-3 SHALL BE APPLIED TO THE FOLLOWINGS:
 - PIPING LARGER THAN 3/4 INCH NOMINAL DIAMETER.
 - PIPING SERVING MORE THAN ONE DWELLING UNIT.
 - PIPING FROM WATER HEATER TO KITCHEN OUTLETS.
 - PIPING LOCATED OUTSIDE THE CONDITIONED SPACE.
 - PIPING FROM THE WATER TO A DISTRIBUTION MANIFOLD.
 - PIPING LOCATED UNDER A FLOOR SLAB.
 - BURIED PIPING.
 - SUPPLY AND RETURN PIPING IN RECALCULATION SYSTEMS OTHER THAN DEMAND RECALCULATION SYSTEMS.
 - PIPING WITH RUN LENGTHS GREATER THAN THE MAXIMUM RUN LENGTHS FOR THE NOMINAL PIPE DIAMETER GIVEN IN TABLE R403.4.2. ALL REMAINING PIPING SHALL BE INSULATED TO AT LEAST R-3 OR MEET THE RUN LENGTH REQUIREMENTS OF TABLE R403.4.2.

VALVES

GATE VALVES, 2-INCH AND SMALLER: MSS SP-80; CLASS 125.

- BODY AND BONNET OF ASTM B 62 CAST BRONZE; WITH THREADED OR SOLDER ENDS, SOLID DISC, COPPER-SILICON ALLOY STEM, BRASS PACKING GLAND, "TEFLON" IMPREGNATED PACKING, AND MALLEABLE IRON HANDWHEEL. PROVIDE CLASS 150 VALVES MEETING THE ABOVE WHERE SYSTEM PRESSURE REQUIRES. DO NOT USE SOLDER END VALVES FOR HOT WATER HEATING OR STEAM PIPING APPLICATIONS.
- BALL VALVES: 2-PIECE, BRONZE BODY, BLOW-OUT PROOF STEM, METAL BALL, TEFLON SEAL RING, SCREWED OR SOLDERED ENDS, 400 LB. WOG. NIBCO OR STOCKHAM.
- PROVIDE "ANTI-SCALD" VALVES FOR SHOWERS AND SHOWERS/BATH.
- PROVIDE VALVES FOR THE FOLLOWING SERVICES:
 - DOMESTIC WATER 1" AND LARGER - GATE VALVE
 - DOMESTIC WATER SMALLER THAN 1" - BALL VALVE LOCATE VALVES IN ACCESSIBLE LOCATIONS WHEREVER POSSIBLE ABOVE SUSPENDED CEILINGS OR WALLS, PROVIDE STEEL ACCESS PANELS DIRECTLY IN FRONT OF VALVES. LOCATION MUST BE COORDINATED AND APPROVED BY ARCHITECT PRIOR TO INSTALLATION OF PIPING SYSTEM.

CLEANOUTS

- CLEANOUTS SHALL BE INSTALLED NOT MORE THAN 50 FT. APART IN HORIZONTAL DRAINAGE LINES, A CLEAN OUT SHALL BE PROVIDED AT THE BASE OF EACH VERTICAL WASTE, SOIL STACK, OF THE SANITARY BUILDING DRAINS AND BUILDING SEWERS, AND THE STORM AND BUILDING SEWERS.
- CLEANOUTS ON CONCEALED PIPING SHALL BE EXTENDED THROUGH AND TERMINATE FLUSH WITH THE FINISHED WALL OR FLOOR WITH ACCESS COVER OF SUFFICIENT SIZE TO PERMIT REMOVAL OF THE CLEANOUT PLUG. CLEANOUTS SHALL NOT BE INSTALLED IN AREAS OF FLOORS TO RECEIVE TERRAZO, CERAMIC TILE OR STONE FINISH.
- CLEANOUTS SHALL BE INSTALLED SO THAT THE CLEANOUT OPENS IN THE DIRECTION OF THE DRAINAGE LINE OR AT RIGHT ANGLES THERETO
- CLEANOUTS SHALL BE OF THE SAME NOMINAL SIZE AS THE PIPES THEY SERVE UP TO 4" AND NOT LESS THAN ONE NOMINAL PIPE SIZE SMALLER FOR LARGER PIPE.
- A FIXTURE TRAP OR A FIXTURE WITH INTEGRAL TRAP, READILY REMOVABLE WITHOUT DISTURBING CONCEALED PIPING, MAY BE ACCEPTED AS A CLEANOUT EQUIVALENT.
- LOCATE CLEANOUTS IN ACCESSIBLE LOCATIONS WHEREVER POSSIBLE, ABOVE SUSPENDED CEILINGS ETC. IF LOCATED ABOVE OR BEHIND DRYWALL CEILINGS, PROVIDE STEEL ACCESS PANELS DIRECTLY IN FRONT OF VALVES. PROVIDE CHROME PLATED BRASS COVER PLATES FOR CLEANOUTS LOCATED WITHIN DRYWALL PARTITIONS. LOCATIONS MUST BE COORDINATED AND APPROVED BY ARCHITECT PRIOR TO INSTALLATION OF PIPING SYSTEM

FIXTURES

FIXTURES, FITTINGS, TRIM AND ACCESSORIES SHALL BE SAME

- MANUFACTURERS TO THE EXTENT POSSIBLE.
- BARRIER FREE STANDARDS: COMPLY WITH APPLICABLE ANSI STANDARDS PERTAINING TO PLUMBING FIXTURES AND SYSTEMS INCLUDING ANSI A 117.1 STANDARD PERTAINING TO PLUMBING FIXTURES FOR THE HANDICAPPED. COMPLY WITH THE REQUIREMENTS OF THE "AMERICANS WITH DISABILITIES ACT". FIXTURES DESIGNATED BARRIER FREE ARE INTENDED TO BE "USABLE BY PHYSICALLY HANDICAPPED PEOPLE". FIXTURES FOR USE BY HANDICAPPED PEOPLE SHALL BE INSTALLED IN ACCORDANCE WITH ANSI A 117.1.
- ENERGY CONSERVATION CODE COMPLIANCE: COMPLY WITH LOCAL AUTHORITY STANDARDS FOR PLUMBING FIXTURE FLOW CONTROLS. WHERE NO CODE OR STANDARD IS IN USE, USE THE CURRENT 2017 IECC. WHEN A SPECIFIED DEVICE IS MORE RESTRICTIVE THAN THE LOCAL STANDARDS, THE SPECIFIED DEVICE SHALL BE INSTALLED EXCEPT WHERE PROHIBITED.
- ALL THE PLUMBING FIXTURES MUST BE ENERGY STAR CERTIFIED/LABELED.
- SUBMIT MANUFACTURER'S SPECIFICATIONS FOR PLUMBING FIXTURES AND TRIM, INCLUDING CATALOG LITERATURE AND MANUFACTURER'S NAME OF EACH FIXTURE TYPE AND TRIM ITEM CARRIERS, AND INSTALLATION INSTRUCTIONS. PROPOSED SUBSTITUTIONS SHALL BE INDICATED AND DRAWINGS, CATALOG LITERATURE, OR OTHER DATA SHALL BE FURNISHED FOR COMPARISON.
- FIXTURES SHALL BE WHITE EXCEPT WHERE INDICATED OTHERWISE OR WHERE FIXTURE IS PROVIDED IN A MANUFACTURED FINISH.
- EXPOSED METAL FITTINGS, TRIM, AND ACCESSORIES SHALL HAVE POLISHED CHROME PLATED FINISH.
- SUPPLIES: PROVIDE A STOP ON EACH WATER SUPPLY TO EACH FIXTURE, PROVIDE ACCESS PANELS FOR CONCEALED STOPS.
- TRAPS: PROVIDE A TRAP ON EACH FIXTURE, EXCEPT WHERE FIXTURE SPILLS OVER A PROPERLY TRAPPED DRAIN OR OTHER RECEPTOR. ALL SINK AND LAVATORY TRAPS SHALL BE CHROME PLATED CAST BRASS SWIVEL PATTERN WITH CLEANOUT. ALL TUBING DRAINS SHALL BE MINIMUM 17 GAUGE THICKNESS CHROME PLATED METAL.
- ESCUTCHEONS: PROVIDE DEEP PATTERN ESCUTCHEONS FOR SUPPLIES AND TRAPS WHERE ROUGH-IN PIPING WOULD BE VISIBLE USING STANDARD ESCUTCHEONS.

PLUMBING AND SPRINKLER SYSTEM GENERAL NOTES

- PLUMBING SYSTEM
 - ALL PLUMBING WORK SHALL BE PERFORMED PER REQUIREMENTS OF LOCAL CODES AND REGULATIONS.
 - REFER TO ARCHITECTURAL DRAWINGS AND SPECIFICATIONS FOR LIMITS OF WORK AND BUILDING STANDARDS.
 - COORDINATE WORK WITH ALL OTHER TRADES AND INSPECT EXISTING CONDITIONS PRIOR TO BEGINNING INSTALLATION.
 - SCHEDULE WITH THE OWNER TEMPORARY SHUT-OFF SERVICES TO PUBLIC/OTHER AREAS.
 - INSTALL AND CONCEAL ALL WASTE, VENT AND WATER PIPING BETWEEN FLOOR AND CEILING OR WITHIN PARTITIONS AND/OR WALLS.
 - CONTRACTOR SHALL IDENTIFY THE EXACT LOCATION, AND SIZE OF EXISTING PLUMBING PIPING AND STACKS, BEFORE THE START OF WORK.









PIPING SPECIALTIES

- PROVIDE FACTORY FABRICATED PIPING SPECIAL TIES OF TYPES RECOMMENDED BY MANUFACTURERS FOR SERVICES INDICATED.
- PROVIDE ESCUTCHEON PLATES WHEREVER PIPES PASS THROUGH WALLS, FLOORS OR CEILINGS, OUTSIDE DIAMETER TO COVER COMPLETELY PIPE PENETRATION HOLE OR PIPING SLEEVE, NICKEL OR CHROME FINISH FOR EXPOSED AREAS, PRIME PAINT FINISH FOR CONCEALED AREAS.
- UNIONS: PROVIDE DIELECTRIC UNIONS AT CONNECTIONS BETWEEN FERROUS AND NON-FERROUS PIPING. EPCO, STOCKHAM OR EQUAL.

GENERAL ABBREVIATIONS

ASV	-	AUTOMATIC SHUT-OFF VALVE
BFP	-	BACK FLOW PREVENTER
CW	-	COLD WATER
CWR	-	COLD WATER RISER
CSB	-	CURB STOP BOX
DFU	-	DRAIN FIXTURE UNITS
FCO	-	FLOOR CLEAN OUT
FN	-	DRINKING FOUNTAIN
FD	-	FLOOR DRAIN
GPM	-	GALLON PER MINUTE
HW	-	HOT WATER
HWFU	-	HOT WATER FIXTURE UNITS
LV	-	LAVATORY
PRV	-	PRESSURE RELIEF VALVE
SO	-	SHUT-OFF
SR	-	SANITARY RISER
S	-	SANITARY PIPE
SH	-	SHOWER HEAD
WC	-	WATER CLOSET
WM	-	WASHING MACHINE
WHA	-	WATER HAMMER ARRESTOR
WH	-	WATER HEATER
WSFU	-	WATER SUPPLY FIXTURE UNITS
US	-	UTILITY SINK
VTR	-	VENT THROUGH ROOF
V	-	VENT PIPE

PLUMBING LEGENDS

SYMBOL	DESCRIPTION
—————	COLD WATER (CW)
-----	HOT WATER (HW)
-----	SANITARY (S)
- - - - -	VENT (VTR)
	WATER METER (WM)
	SHUT-OFF (SO)
	PRESSURE REGULATING VALVE (PRV)
	CURB STOP BOX (CSB)
	AUTOMATIC SHUT-OFF VALVE (ASV)
	BACK FLOW PREVENTER (BFP)
	FLOOR DRAIN
	BACK WATER VALVE (BWV)

DRAWING LIST

SHEET NO.	SHEET NAME
PLUMBING	
P001	GENERAL NOTES, LEGEND & ABBREVIATIONS
P002	PLUMBING DETAILS & EQUIPMENT SCHEDULES
P101	PLUMBING FLOOR PLAN
P102	PLUMBING FLOOR PLAN
P201	WATER SUPPLY SCHEMATIC - PLUMBING
P202	SANITARY SCHEMATIC - PLUMBING

PLUMBING FIXTURE SCHEDULE							
FIXTURE NAME	WSFU	CWFU	HWFU	DFU	MIN PIPE SIZE OF CW/HW	MAX FLOW	REMARKS
WATER CLOSET	2.2	2.2	-	3	1/2"	≤1.28 GALLONS PER FLUSHING CYCLE	WaterSense Certified
LAVORATORY	0.7	0.5	0.5	1	1/2"	≤1 GPM AT ≤60 PSI	WaterSense Certified
SHOWER HEAD	1.4	1.0	1.0	-	1/2"	≤1.5 GPM AT ≤60 PSI	WaterSense Certified
ATTACHED CLOTHES WASHER	4	4.0	-	-	1/2"	4239 gallons per year	Energy Star Rated

ELECTRIC TANKLESS WATER HEATER SPECIFICATION										
TAG NAME	LOCATION	QUANTITY	MAXIMUM WATTAGE	VOLTAGE	UEF.	DIMENSION(INCH)			WATER CONNECTION SIZE (INCH)	BASIS OF DESIGN
						HEIGHT	WIDTH	DEPTH		
WH-(01-02)	AS SHOWN	2	32,000	240	0.93	18	17	6	3/4	AO SMITH #R4MA-320E
NOTES	1. DRAIN PAN WITH DRAIN LINE TO FLOOR DRAIN WITH EACH WATER HEATER. 2. TEMP AND PRESSURE RELIEF VALVE WITH DRAIN LINE TO FLOOR DRAIN WITH EACH WATER HEATER.									

NO.	DATE	FOR SUBMITTALS	DESCRIPTIONS
0	05/02/2023		

REVISIONS

GENERAL NOTES, LEGENDS & ABBREVIATIONS

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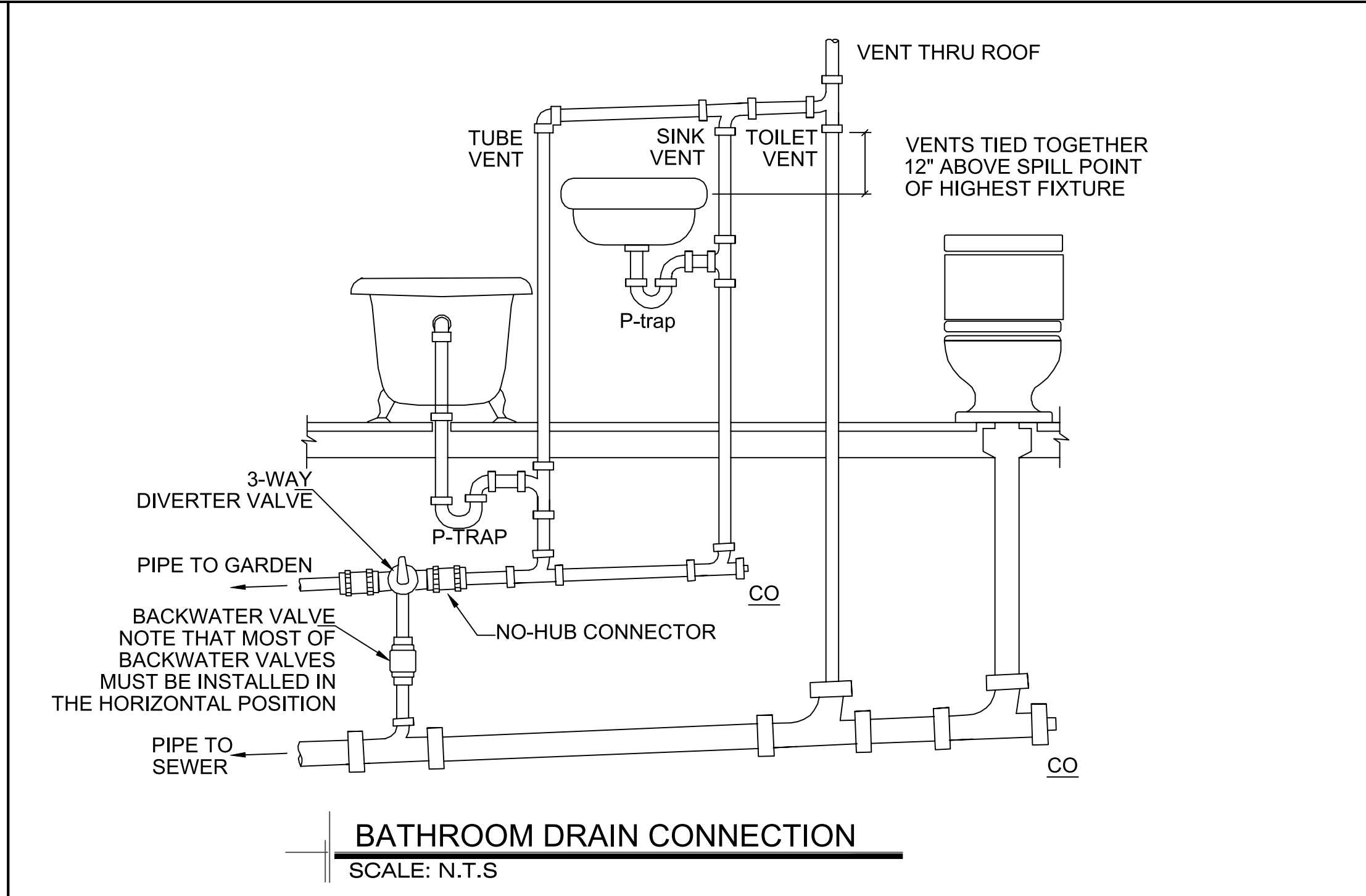
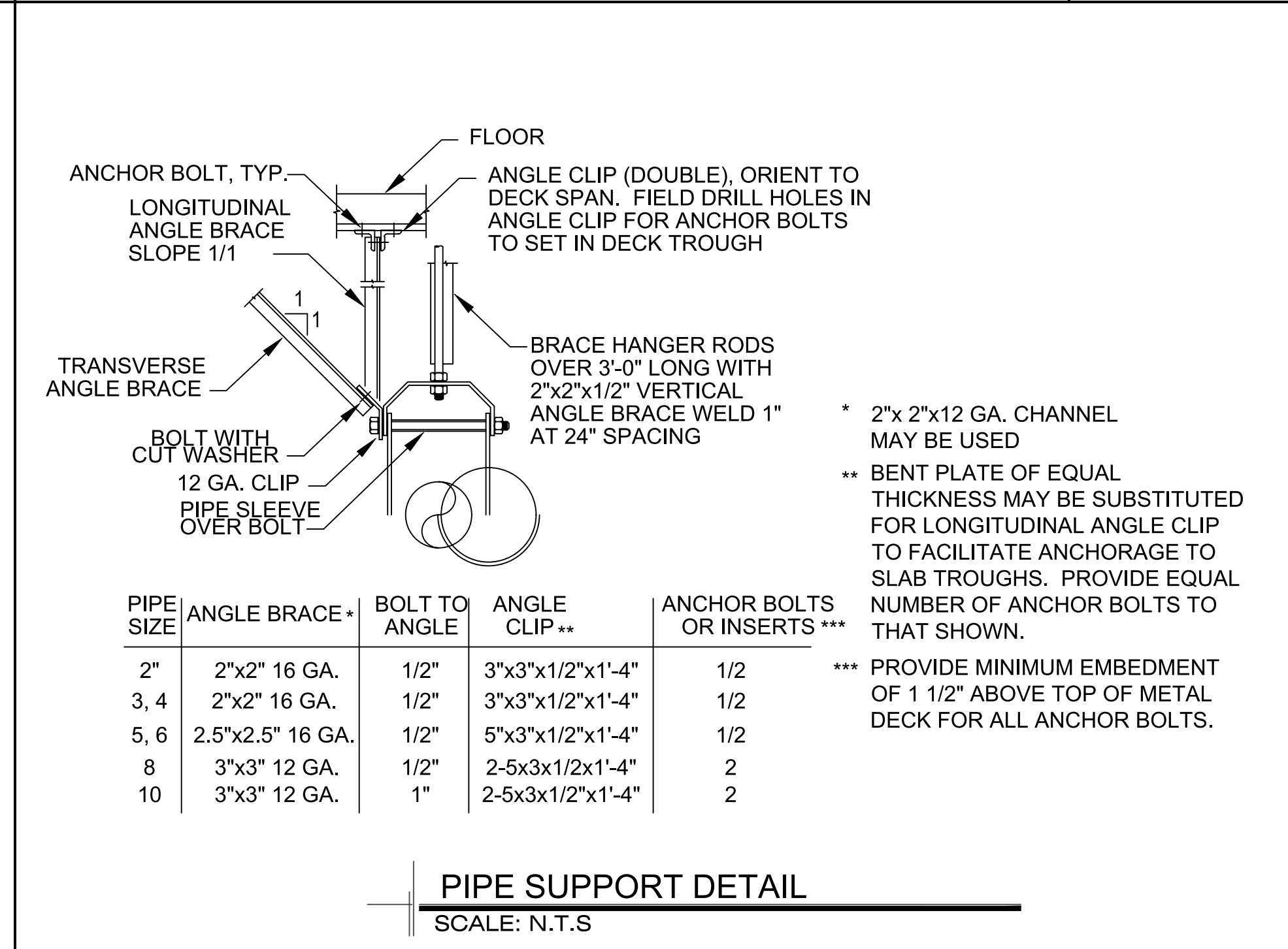
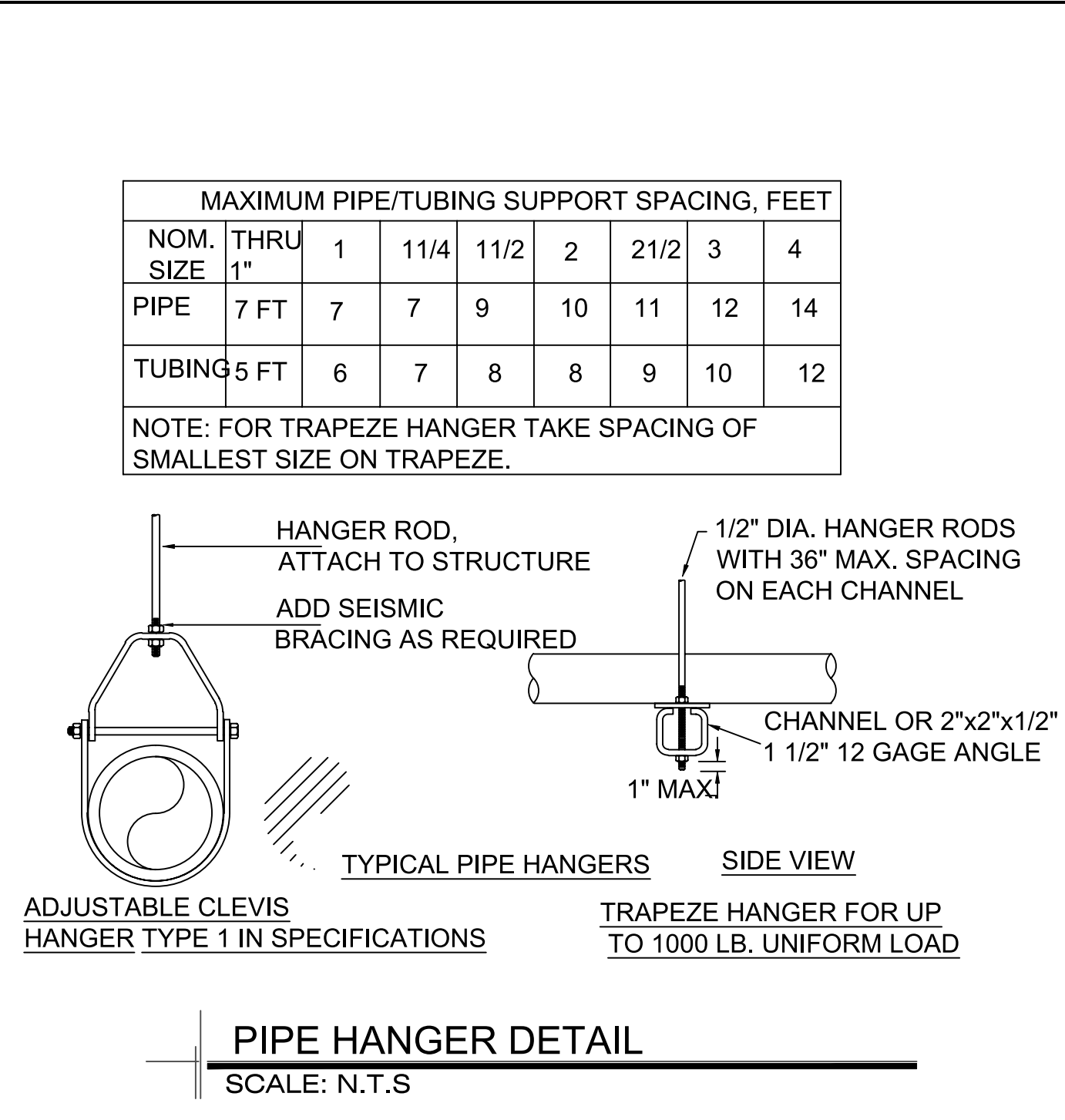
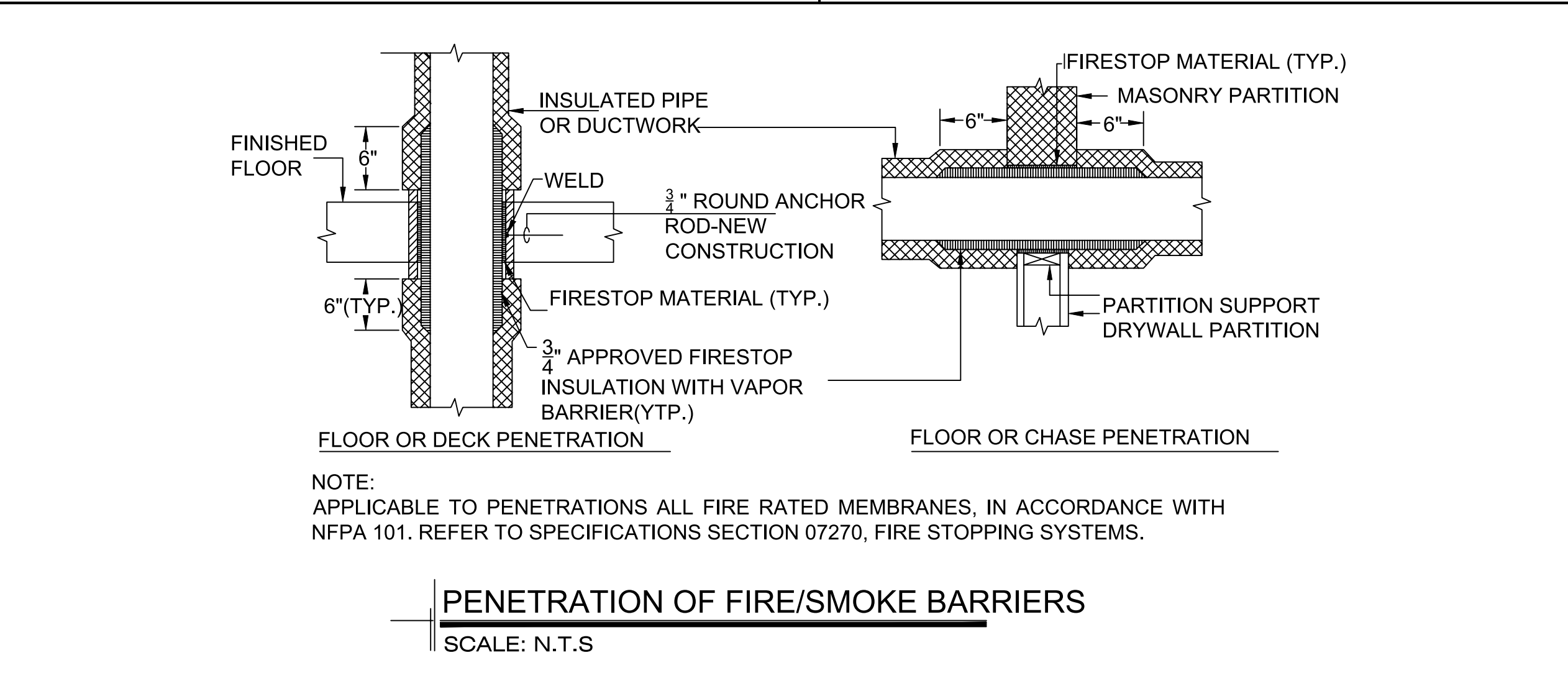
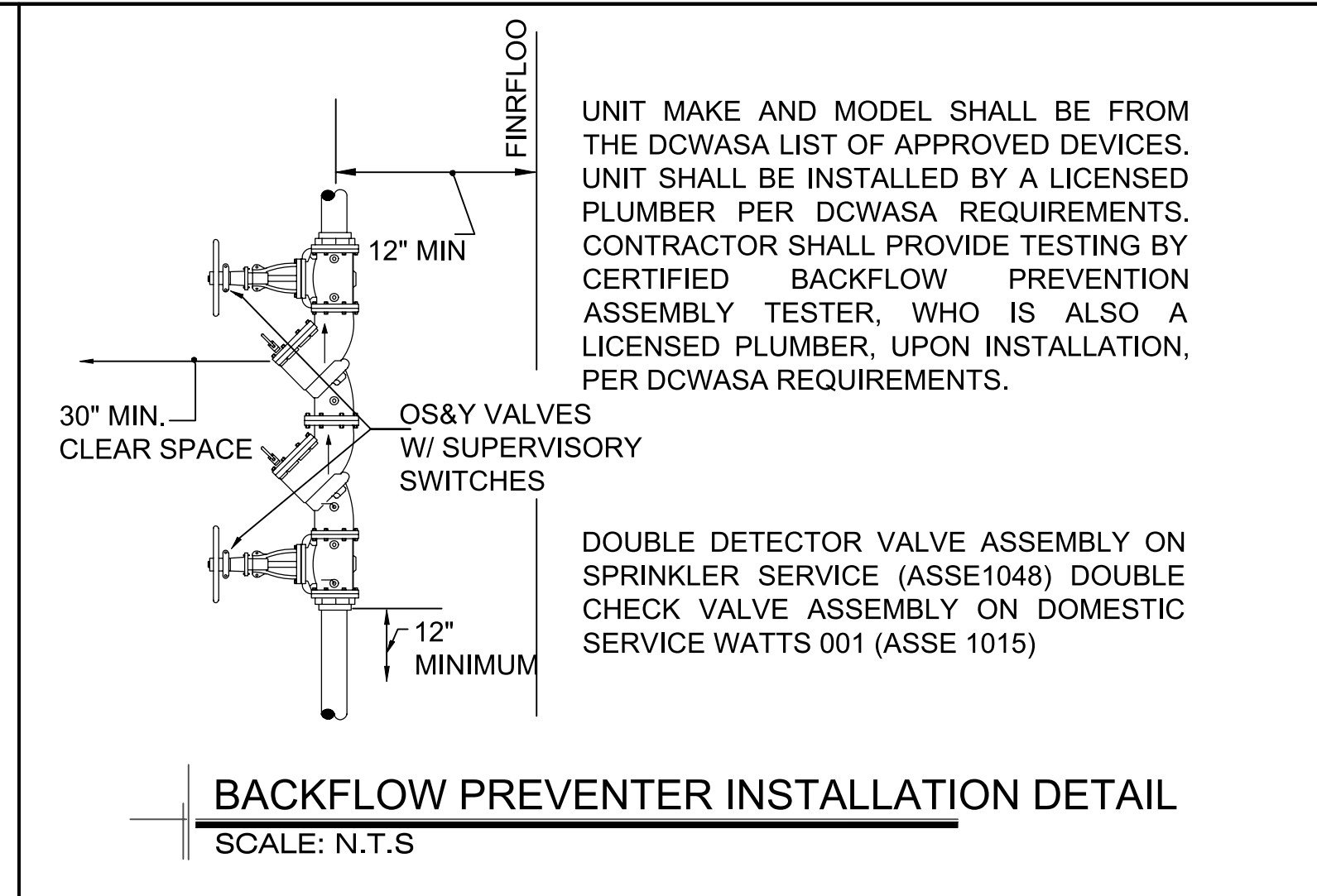
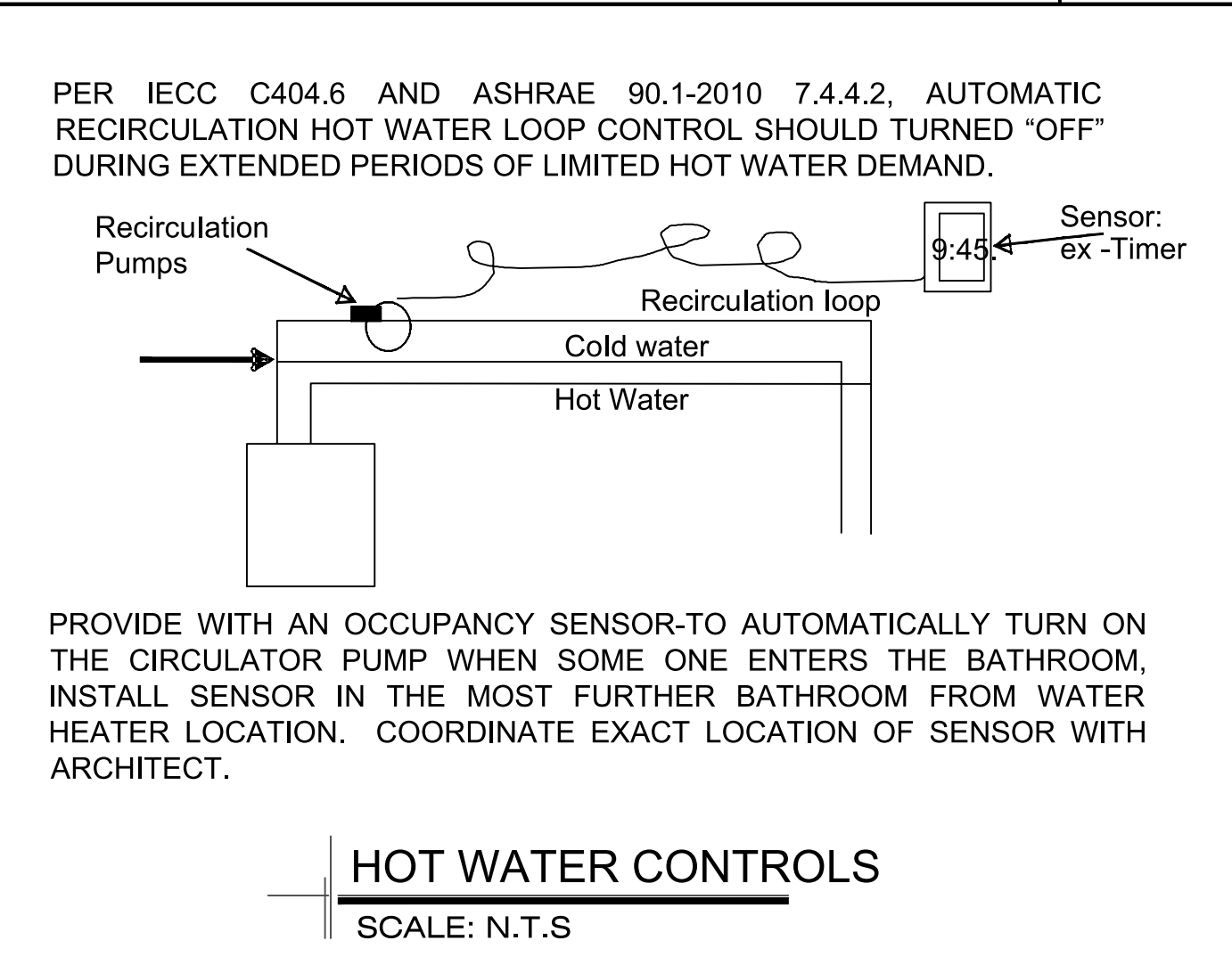
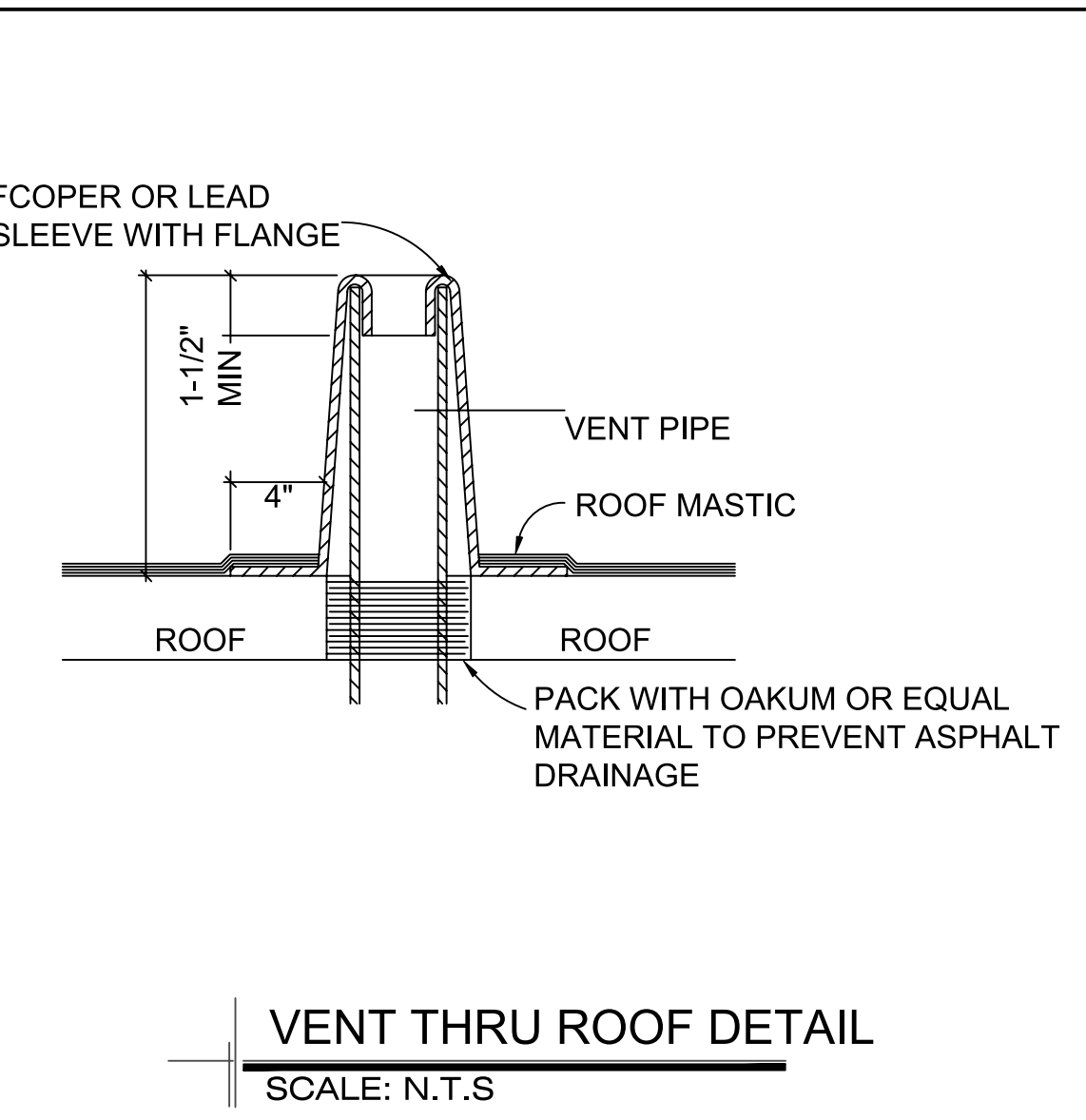
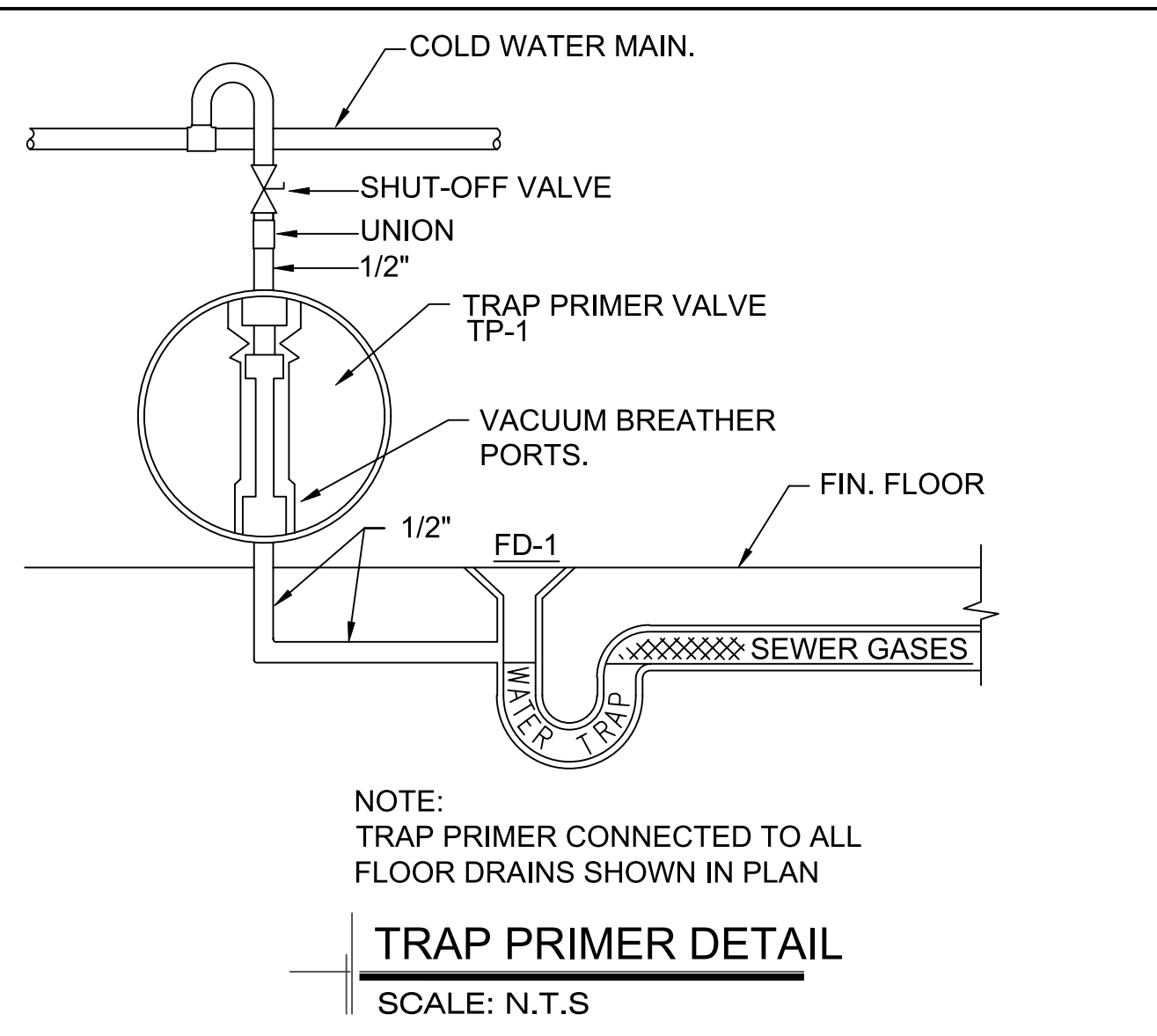
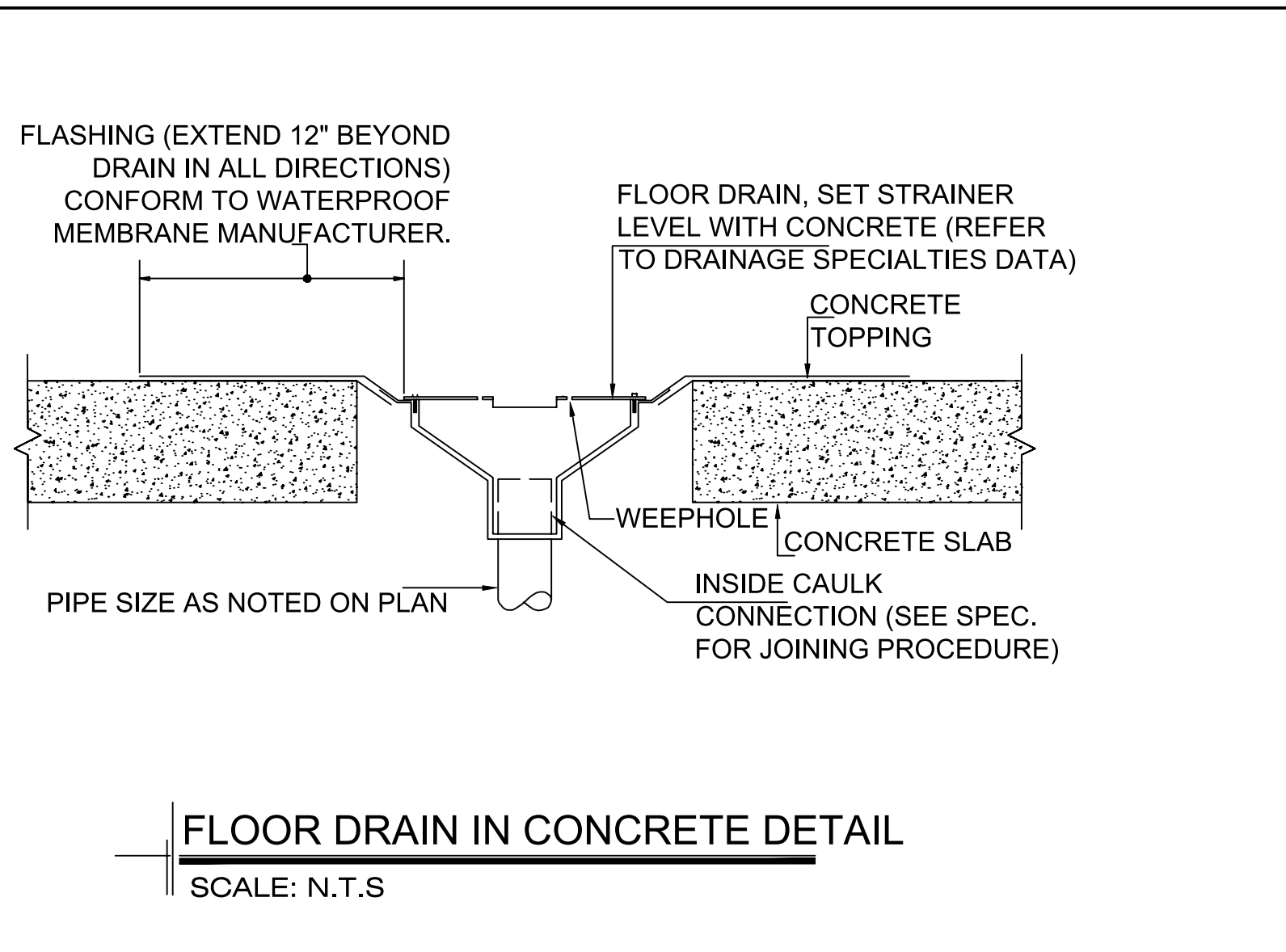
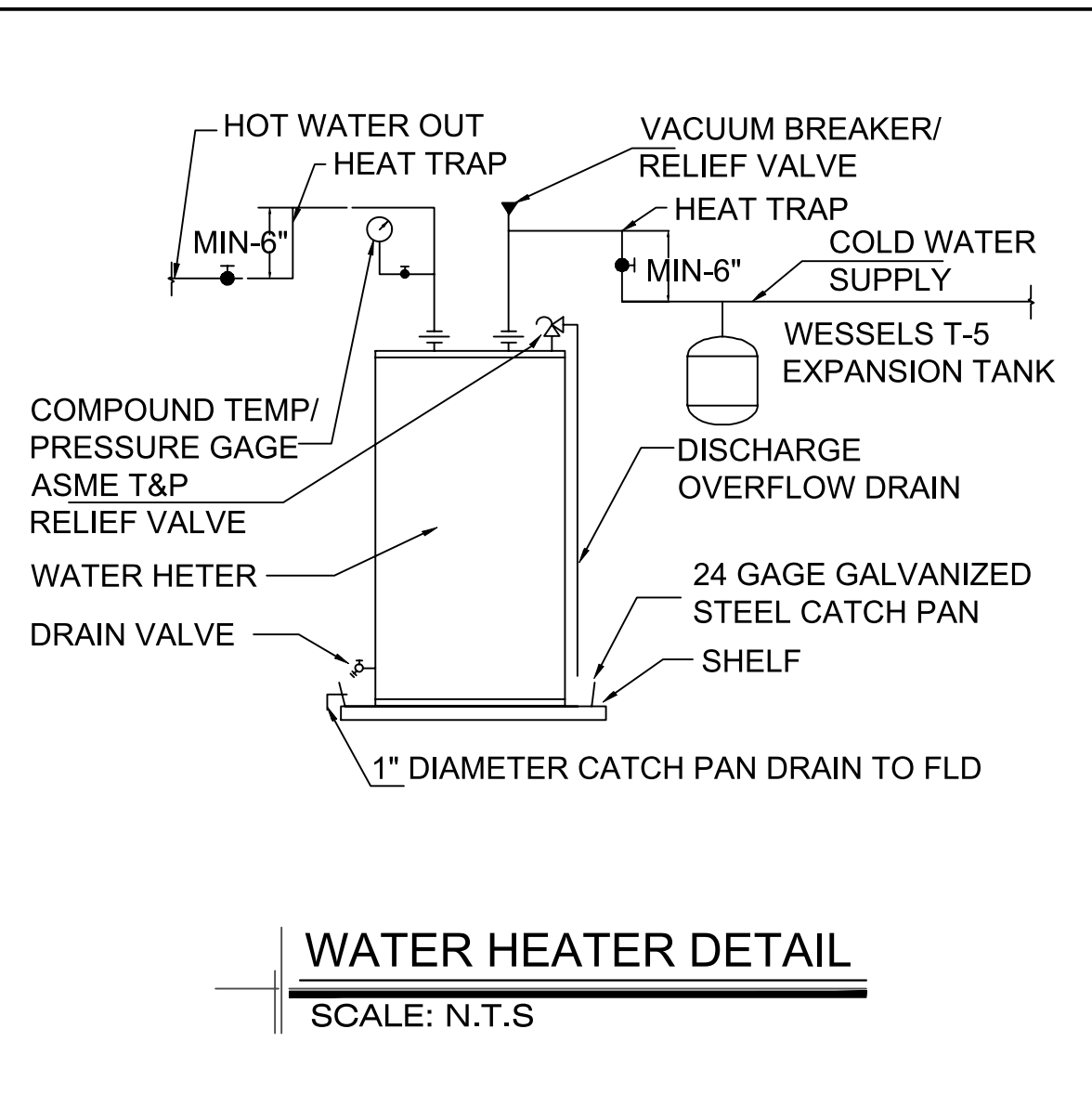


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P001 **22-4006**

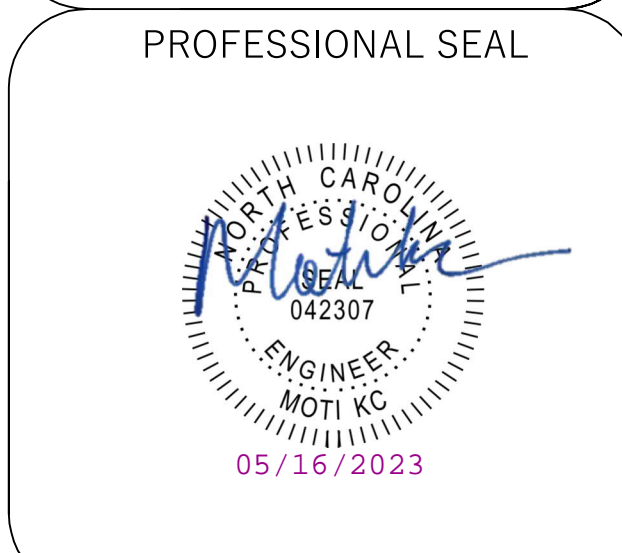


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PLUMBING EQUIPMENT SCHEDULES & DETAILS

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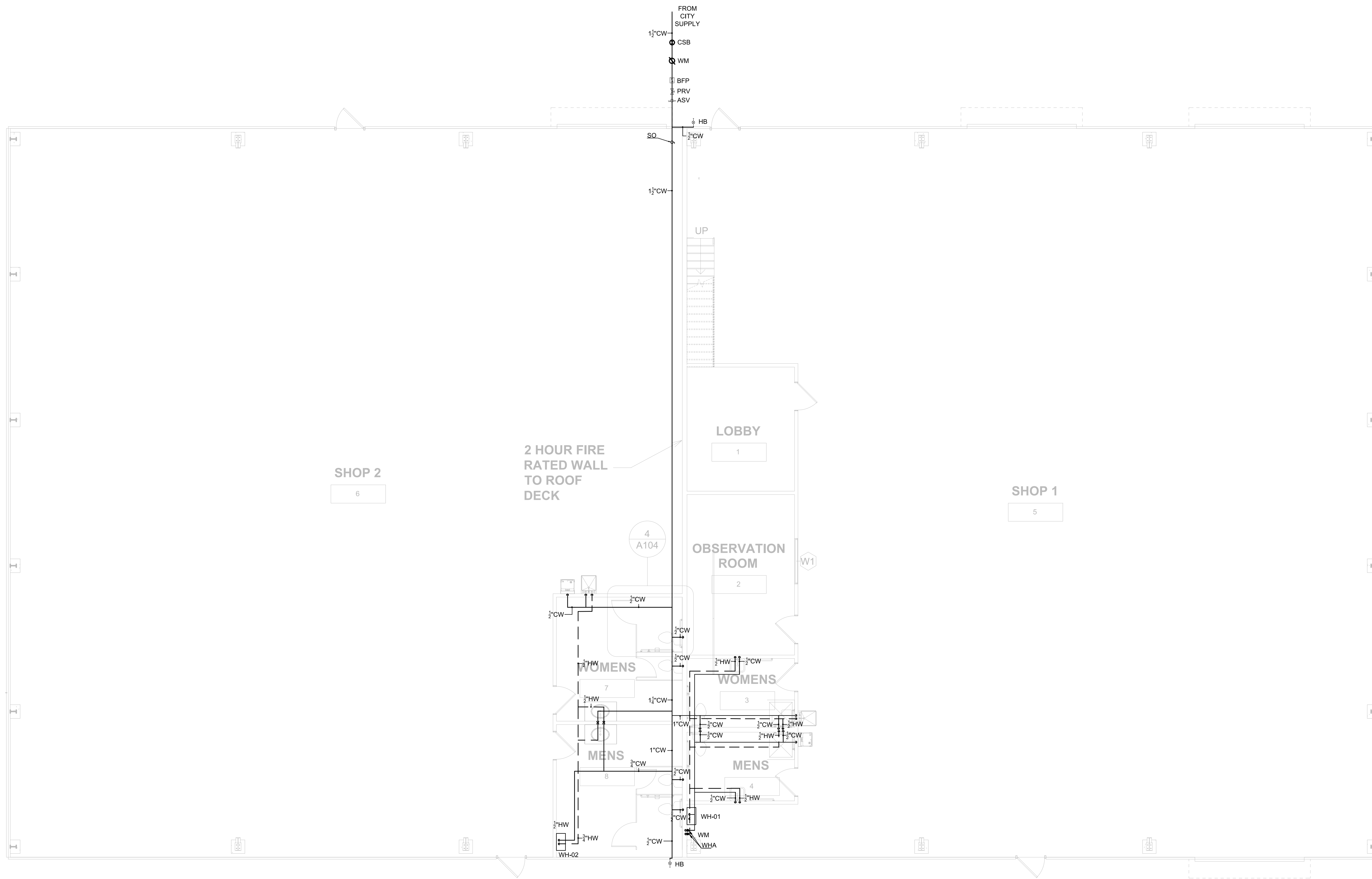
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P002 22-4006



1ST FLOOR WATER SUPPLY PLAN
SCALE 3/16" = 1'-0"

NOTE:
1. ALL WATER SUPPLY PIPES ARE TO BE RUN UNDERGROUND.

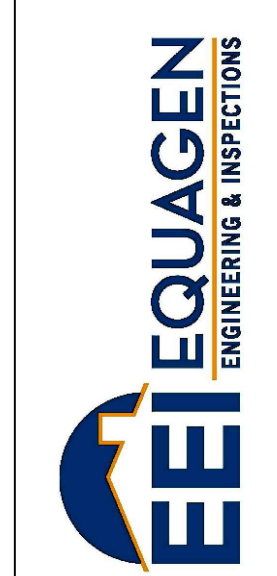
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PLUMBING FLOOR PLAN

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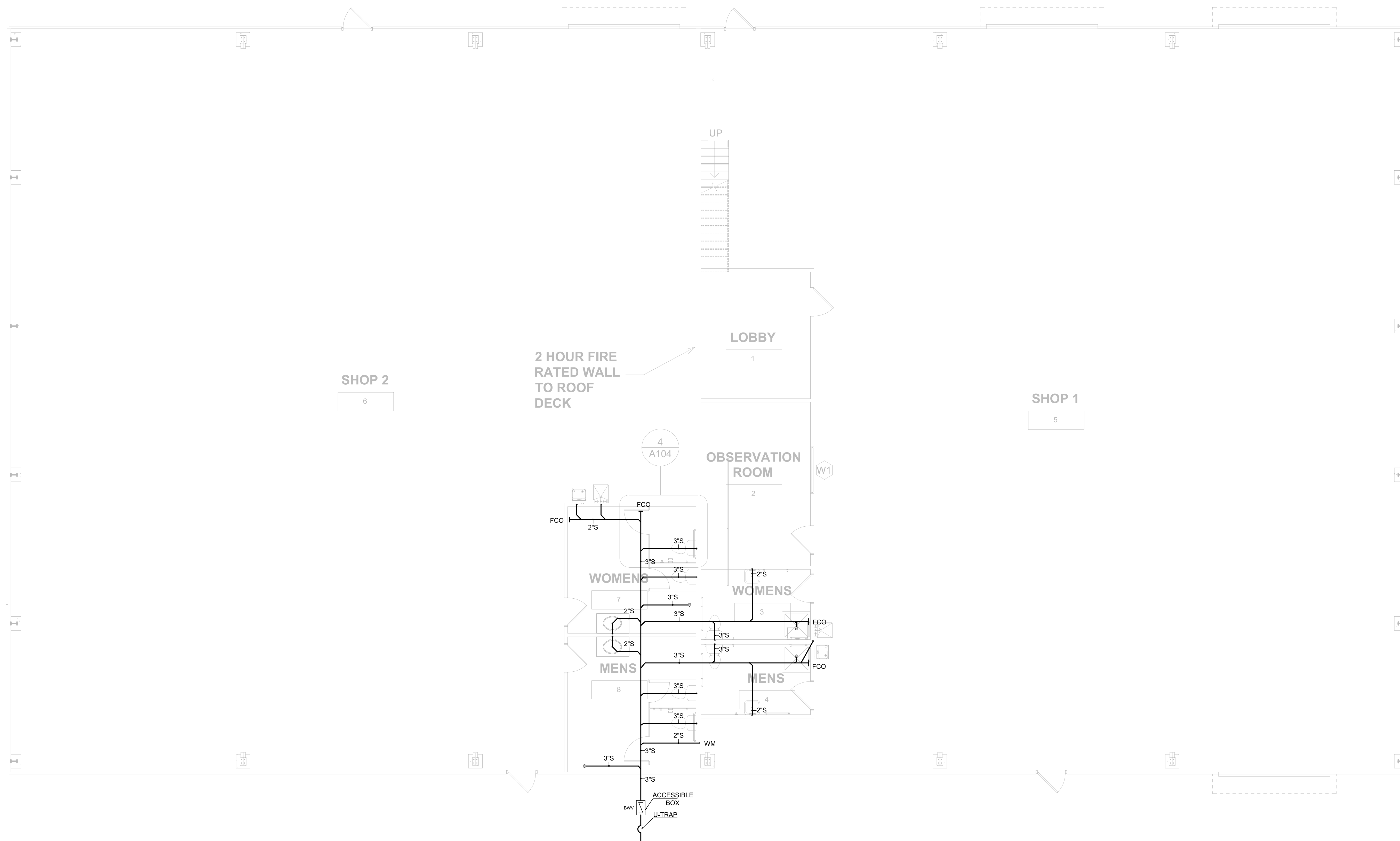
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P101 22-4006



CONNECT THROUGH THE NEAREST PATH TO SEPTIC TANK

1ST FLOOR SANITARY PLAN
SCALE 3/16" = 1'-0"

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PLUMBING FLOOR PLAN

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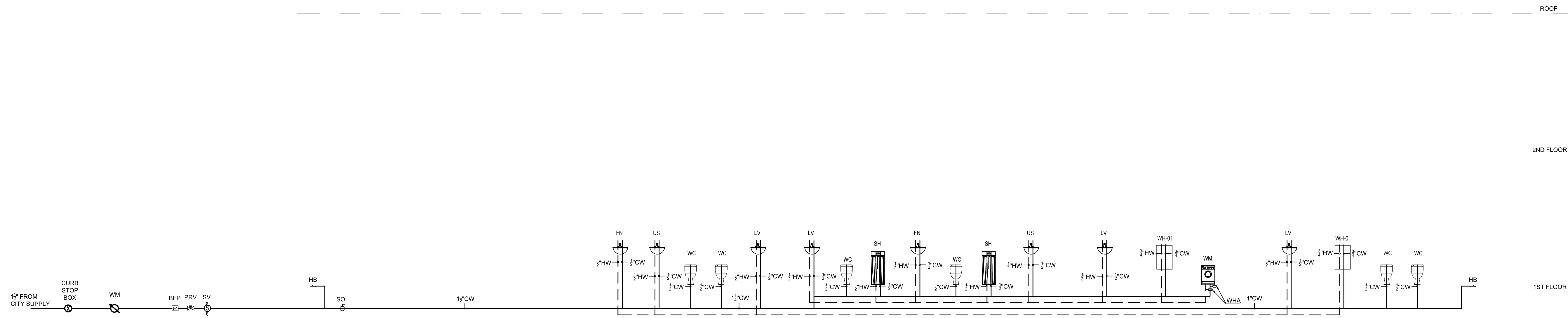


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P102	22-4006



- NOTE:
- 1 1/2" - 2" METER SETTER REQUIRED A METER VALVE ON EACH SIDE (NOT SHOWN IN DETAIL).
 - IF THE BUILDING OR APPROVED PROJECTION IS AT OR EXTENDS BEYOND THE PROPERTY LINE, THE CURD STOP SHALL BE PLACED 18 INCHES FROM FACE OF BUILDING OR APPROVED PROJECTION.
 - FOR NEW BUILDING CONSTRUCTION ONLY: THE FIRE SERVICE LINE SHALL INCLUDE A SHUT-OFF VALVE INSTALLED INSIDE THE BUILDING.
 - FOR NEW BUILDING CONSTRUCTION ONLY: THE DOMESTIC SERVICE LINE SHALL INCLUDE A PRESSURE REDUCING VALVE AND SHUT-OFF VALVE INSTALLED THE BUILDING.
 - SEE PLUMBING FLOOR PLANS FOR THE PIPE SIZE DETAILS.

WATER SUPPLY SCHEMATIC
SCALE: NTS

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WATER SUPPLY SCHEMATIC

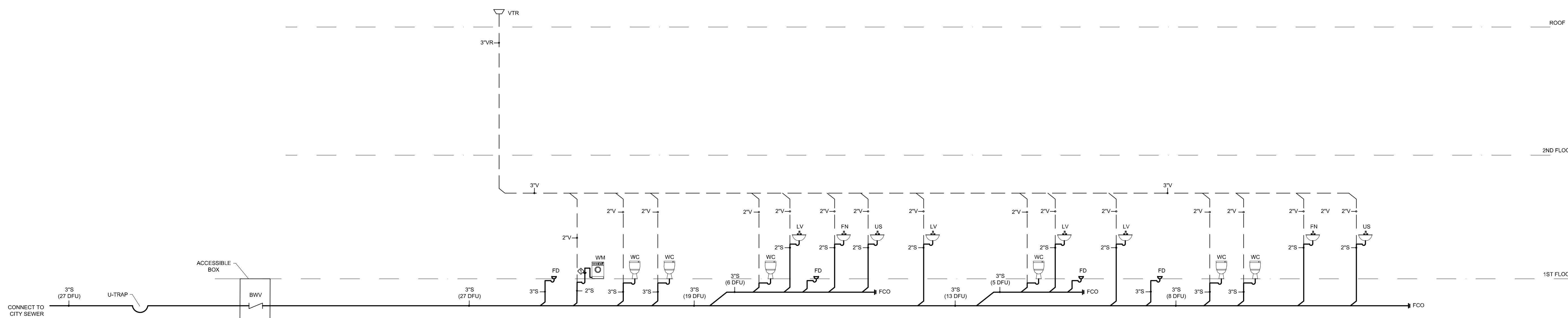
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P201	22-4006



◇ DRAWING NOTES:
 ◇ WASHING MACHINES DISCHARGING THROUGH AN AIR BREAK.

NOTES
 1. CLEAN OUTS SHALL BE ACCESSIBLE COORDINATE AT THE FIELD AND COORDINATE WITH ARCHITECTURAL PLANS PROVIDE REQUIRED ACCESS PANELS WHERE APPLICABLE.

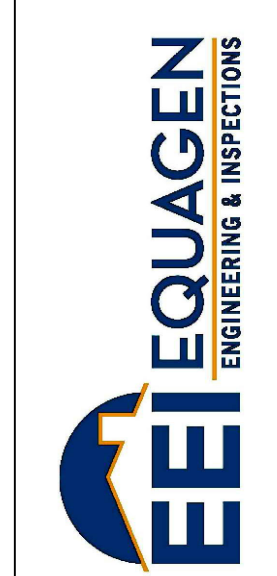
SANITARY SCHEMATIC
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