

PROJECT SUMMARY

BUILDING AREA	221 GSF
OCCUPANCY TYPE	MIXED - CONSIDERED S-2 STORAGE, LOW HAZARD
CONSTRUCTION TYPE	TYPE V B (UNPROTECTED)
AUTOMATIC FIRE SPRINKLER SYSTEM	FULLY SPRINKLERED

APPLICABLE CODES

TO THE BEST OF MY KNOWLEDGE, THESE DRAWINGS ARE COMPLETE, AND COMPLY WITH FBC 2014

THE DESIGN AND CONSTRUCTION OF THIS PROJECT SHALL COMPLY WITH THE FOLLOWING CODES AND STANDARDS. SHOULD THERE BE A CONFLICT BETWEEN ANY CODE REQUIREMENTS, COMPLY WITH THE REQUIREMENT THAT PROVIDES THE GREATEST DEGREE OF LIFE SAFETY.

A. FBC (FLORIDA BUILDING CODE), 2014
 1. FBC—MECHANICAL
 2. NEC (NATIONAL ELECTRICAL CODE) 2008; FBC CHAPTER 27
 3. FBC—ACCESSIBILITY
 4. FBC REFERENCES—CHAPTER 35

B. FLORIDA FIRE PREVENTION CODE 5th EDITION, INCLUDING
 1. NFPA 1-2012
 2. NFPA 101-2012

C. UL FIRE RESISTANCE DIRECTORY 2015

D. FEDERAL REQUIREMENTS INCLUDING:
 1. OSHA (OCCUPATIONAL SAFETY & HEALTH ADMINISTRATION, US DEPARTMENT OF LABOR, CFR 29 AS REVISED JULY 1995

E. CONSTRUCTION, ALTERATION AND DEMOLITION SHALL COMPLY WITH NFPA 241.

SHEET NUMBER	SHEET TITLE	DRAWING REVISION NUMBER	DRAWING REVISION DATE
ARCHITECTURAL			
	COVER & INDEX		
A-01	DEMOLITION FLOOR PLAN & PROPOSED FLOOR PLAN		
A-02	INTERIOR ELEVATIONS		
A-03	FINISH & DOOR SCHEDULE, DETAILS		
STRUCTURAL			
S-001	GENERAL NOTES		
S-002	FLOOR SLAB PLAN		
S-003	PLATFORM PLAN AND DETAILS		
MECHANICAL			
M-1	MECHANICAL PLAN		
PLUMBING			
P-1	PLUMBING PLAN		
P-2	PLUMBING SCHEDULE		
ELECTRICAL			
E-1	NOTES, DETAILS & RISER DIAGRAMS		
E-2	ELECTRICAL FLOOR PLAN & PANEL SCHEDULE		

ARCHITECT OF RECORD

SONG & ASSOCIATES, INC.
 1545 CENTREPARK BOULEVARD
 WEST PALM BEACH, FL 33401
 TEL: (561) 655-2423
 EMAIL: PDOUGLASS@SONGANDASSOCIATES.COM

CONTRACT CONSULTANT

BROWN AND CALDWELL
 1475 CENTREPARK BOULEVARD
 WEST PALM BEACH, FL 33401
 TEL: (407) 661-9517
 EMAIL: JNISSEN@BRWNCALD.COM

CONSULTING ENGINEERS

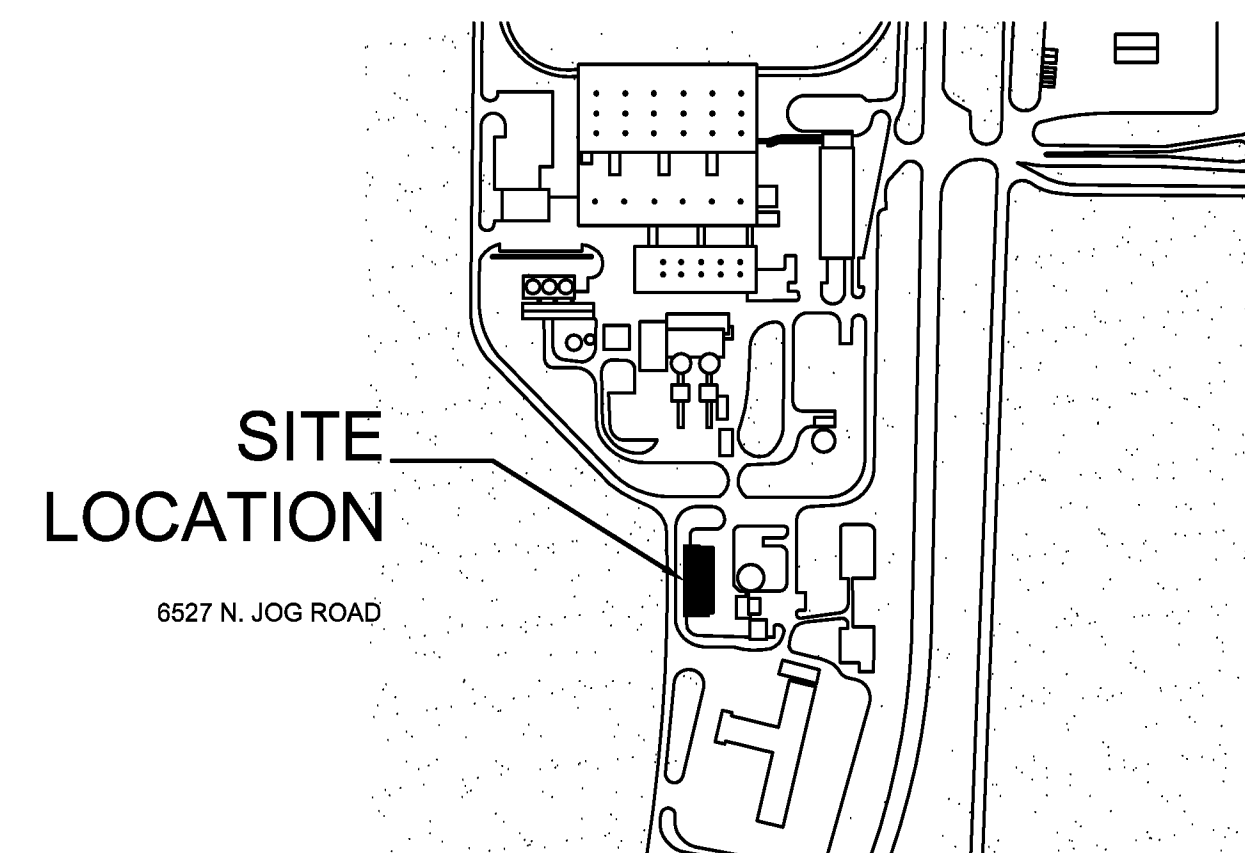
NAME

STRUCTURAL :
 ANDREW MORGAN SERVICES
 513 U.S. HIGHWAY 1, SUITE 109
 NORTH PALM BEACH, FL 33408
 TEL: (561) 881-8999
 EMAIL: AMORGANSERVICES@GMAIL.COM

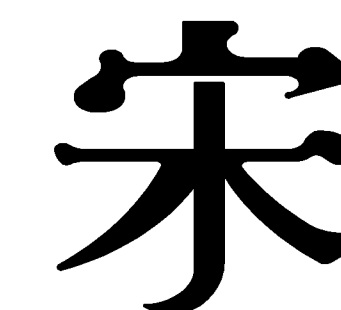
MEP :

BACH DESIGN ENGINEERS
 381 SE 10TH STREET
 POMPANO BEACH, FL 33060
 TEL: (954) 461-4314
 EMAIL: BACH@BACHENGINEERS.COM

SWA-PBC MAINTENANCE FACILITY LOCKER ROOM EXPANSION



6527 N. JOG ROAD
 WEST PALM BEACH, FL
 S + A Project No. 16003



Song + Associates

Architecture • Planning • Interior Design

BID SET CONSTRUCTION DOCUMENTS

7/14/2016

TO THE BEST OF MY KNOWLEDGE, THESE DRAWINGS AND THE PROJECT MANUAL ARE COMPLETE AND COMPLY WITH "THE FLORIDA BUILDING CODE 2014", THE "FLORIDA FIRE PREVENTION CODE; FIFTH ADDITION", AND OTHER APPLICABLE CODES AND REGULATIONS. AS DETERMINED BY THE LOCAL AUTHORITY IN ACCORDANCE WITH FBC CH. 105 AND 633 FLORIDA STATUTES.

Seal :

Name : PERRY DOUGLAS
 License # : 97112

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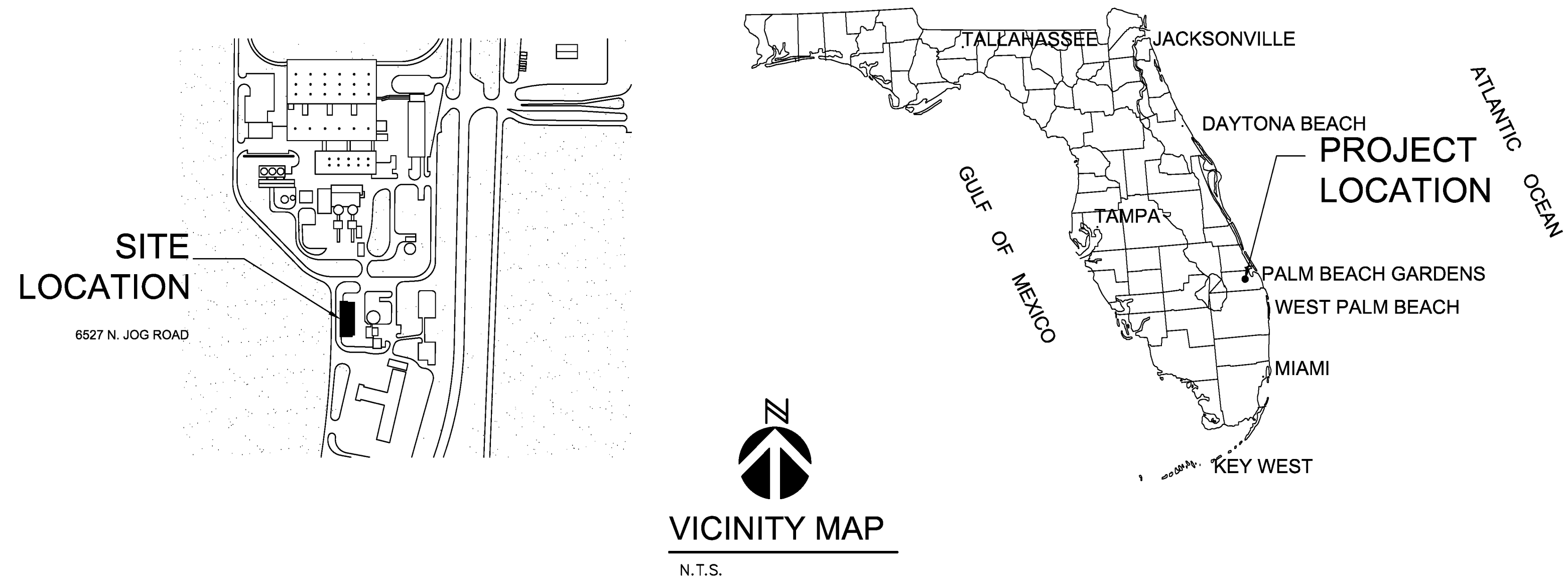
CONSULTANTS

NAME

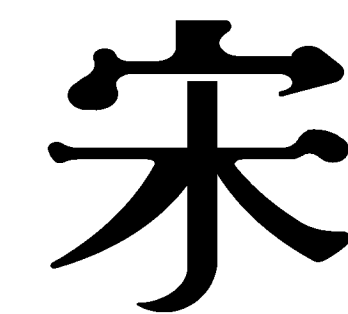
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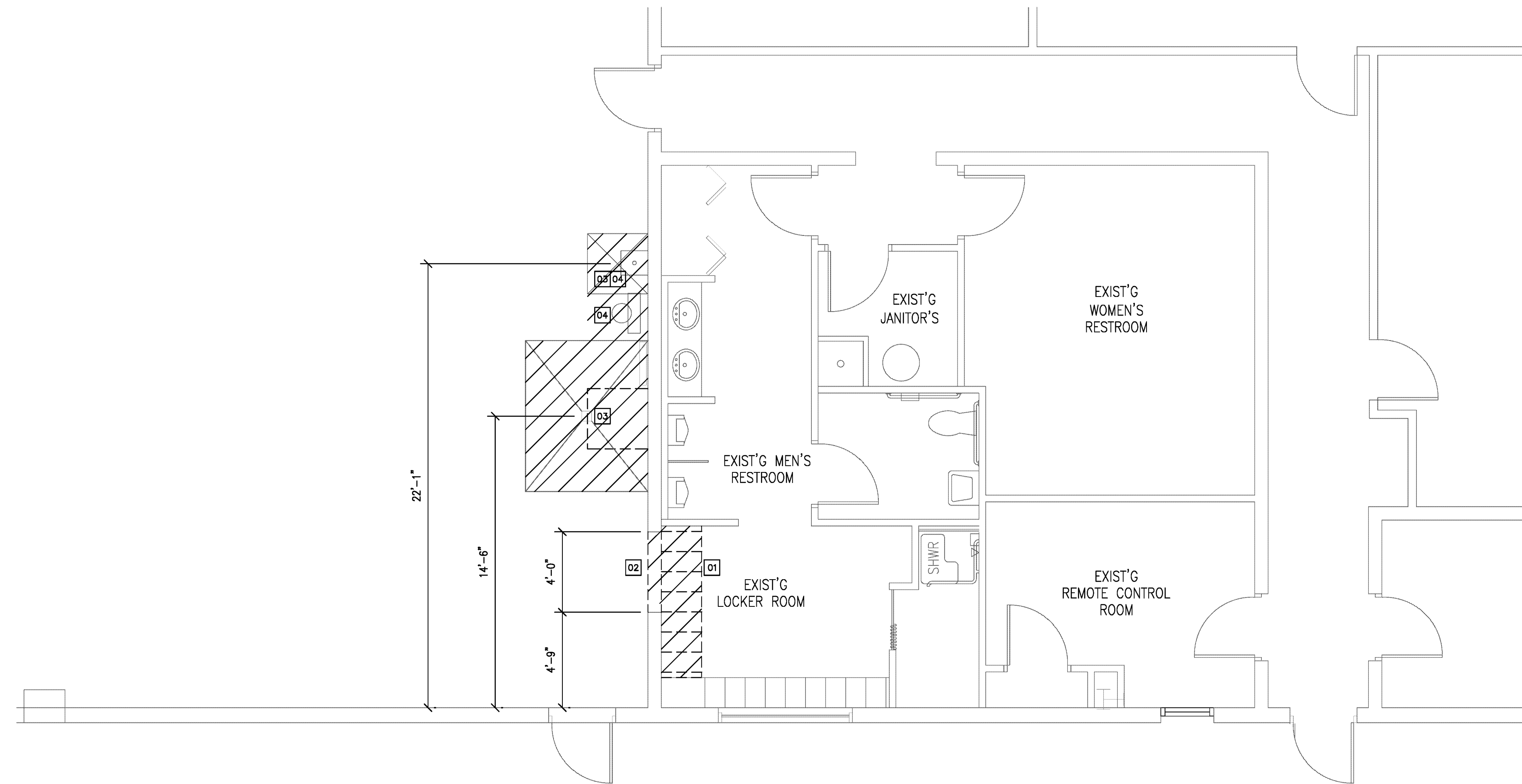
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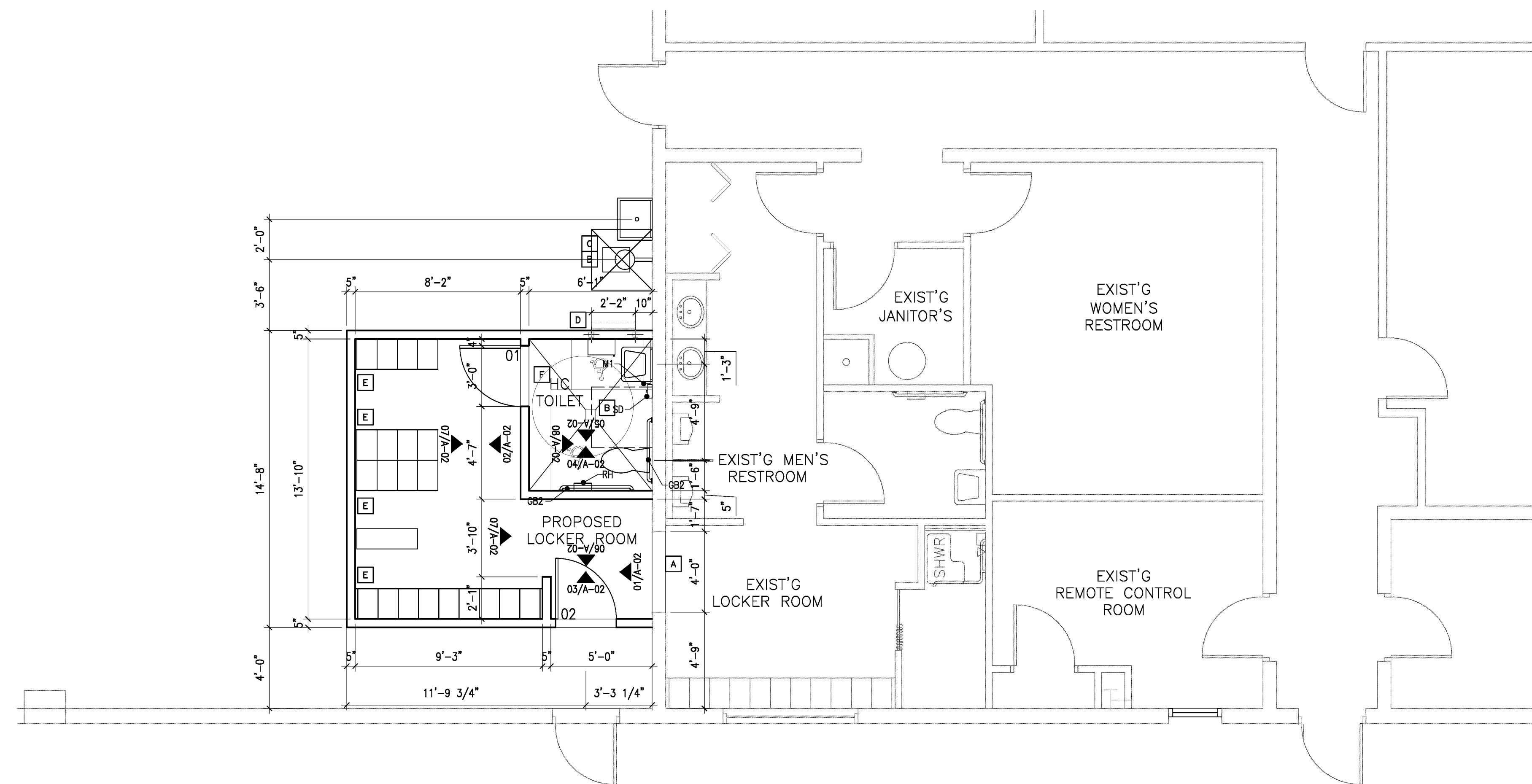
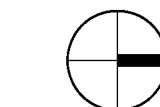
Name : PERRY DOUGLAS
 License # : 97112



DEMOLITION PLAN

01

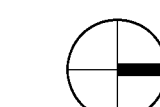
SCALE 1/4"=1'-0"



PROPOSED FLOOR PLAN

02

SCALE 1/4"=1'-0"



GENERAL NOTES

- CONTRACTOR TO VERIFY EXISTING CONDITIONS.
- THE DEMOLITION PLANS ARE DERIVED FROM EXISTING BUILDING PLANS AND ARE INTENDED TO REASONABLY REPRESENT EXISTING CONDITIONS. ILLUSTRATIONS, DIMENSIONS AND INFORMATION IN THESE DRAWINGS ARE BASED, IN PART, ON EXISTING DRAWINGS FURNISHED BY THE OWNER. ACTUAL CONDITIONS MAY DEVIATE FROM THAT SHOWN ON THE DRAWINGS. THE DEMOLITION KEY NOTES IDENTIFY SPECIFIC AREAS OF WORK BUT MAY NOT BE COMPLETE IN THE IDENTIFICATION OF ALL REMOVALS. THE CONTRACTOR SHALL VERIFY ACTUAL CONDITIONS AND COORDINATE THE DEMOLITION WITH NEW WORK SO THAT DEMOLITION IS COMPLETE.
- REMOVE FROM SITE AS SOON AS PRACTICABLE DEMOLISHED MATERIALS, DEBRIS, NON-SALVAGEABLE EQUIPMENT AND RUBBISH. DO NOT ACCUMULATE DEBRIS ON THE FLOOR OR AT THE SITE. CONTRACTOR TO PROVIDE RUBBISH BIN TO COLLECT ALL ABOVE MENTIONED MATERIAL, DEMOLISHED, ETC.
- PATCH AND REPAIR ALL EXISTING CEILINGS, PARTITIONS, AND FLOORS DISTURBED FOR NEW WORK AND FINISH.
- PROVIDE A ZIP WALL AS DUST BARRIER ON ALL STRATEGIC AREAS OF CONSTRUCTION TO MINIMIZE DUST MIGRATION IN THE UNDISTURBED AREAS AS MUCH AS POSSIBLE.
- ALL CONSTRUCTION PERSONNEL SHALL USE APPOINTED CONSTRUCTION ACCESSSES ONLY AS PER OWNER'S DIRECTION.
- CONSTRUCTION NOISE SHALL BE KEPT TO A MINIMUM, UNNECESSARY NOISE IS NOT PERMITTED.
- COORDINATE WITH OWNER THE DISPOSITION, MOVING OR RELOCATION OF ALL SIGNAGE, SALVAGEABLE EQUIPMENT AND RELATED APPURTENANCES, MORE SPECIFICALLY BUT NOT LIMITED TO LOCKERS, EMERGENCY EYE WASH EQUIPMENT, AND WASH SINK.
- THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND EXISTING CONDITIONS PRIOR TO STARTING CONSTRUCTION. NOTIFY THE ARCHITECT OF ANY DISCREPANCIES OR ANY INCONSISTENCIES.
- UPON COMPLETION OF THE WORK, PROPERTY AND ADJACENT AREAS SHALL BE LEFT CLEAN AND SATISFACTORY TO THE OWNER AND THE ARCHITECT.
- CONTRACTOR SHALL BE RESPONSIBLE FOR CUTTING, PATCHING AND FITTING OF ALL WORK IN A NEAT WORKMANLIKE MANNER. PROTECT ALL ADJACENT SURFACES FROM DAMAGE. PATCH AND REPAIR ALL WORK DAMAGED DURING CONSTRUCTION TO IT'S ORIGINAL OR BETTER CONDITION.
- DIMENSIONS SHOWN ARE FROM EXISTING FINISHES TO FACE OF NEW METAL STUDS.
- CONTRACTOR RESPONSIBLE TO DISPOSE OF ALL CONSTRUCTION DEBRIS. CONTRACTOR CAN DISPOSE OF DEBRIS AT SWA LANDFILL AT NO CHARGE, BUT MUST SUPPLY DEBRIS CONTAINER

DEMOLITION KEYED NOTES

- [01] COMPLETELY REMOVE EXISTING LOCKERS ALONG WALL
- [02] SAW CUT THROUGH CMU FOR NEW OPENING
- [03] CORE DRILL FLOOR FOR NEW DRAIN
- [04] EXISTING EYEWASH STATION AND SINK PLUMBING TO BE MOVED TO NEW LOCATION*

*NOTE: EQUIPMENT TO BE MOVED IS TO BE STORED IN A SAFE LOCATION AT THE OWNER'S DISCRETION

LEGEND

- EXISTING WALL TO REMAIN
- - - - - EXISTING TO BE DEMOLISHED
- ////// EXISTING AREAS WHERE NEW WORK IS TO BE DONE. SEE ELEVATIONS/NOTES FOR FULL DETAILS.

NEW WORK KEYED NOTES

- [A] NEW ENTRY INTO PROPOSED LOCKER ROOM
- [B] NEW DRAIN LOCATION
- [C] RELOCATED EMERGENCY EYE WASH STATION
- [D] RELOCATED ROOF ACCESS LADDER
- [E] NEW TUFFTEC LOCKERS TO MATCH EXISTING
- [F] NEW ADA RESTROOM

RESTROOM ACCESSORY LEGEND

- GB1 1 1/2" DIAMETER GRAB BAR X 36" L
- GB2 1 1/2" DIAMETER GRAB BAR X 42" L
- GB3 1 1/2" DIAMETER GRAB BAR - TWO WALL 24" X 30" L

- M1 STAINLESS STEEL MIRROR 18"W X 24"H
- M2 MIRROR 36"W X 36"H
- M3 MIRROR 82"W X 36"H
- CH COAT HOOK W/ BUMPER
- EHD ELECTRIC HAND DRYER. BASIS OF DESIGN: DYSON AIRBLADE
- LAV LAVATORY
- WC WATER CLOSET

- SC SURFACE MOUNTED SEAT COVER DISPENSER
- RH SURFACE-MOUNTED TOILET TISSUE DISPENSER
- TD SURFACE-MOUNTED PAPER TOWEL DISPENSER
- SD SURFACE-MOUNTED SOAP DISPENSER: CONTRACTOR FURNISHED & INSTALLED



Song + Associates

Architecture • Planning • Interior Design

1545 Centrepark Drive North
West Palm Beach, Florida 33401
Telephone: 561-655-2423
Fax: 561-655-1482

AA - 0003165 IB - 0001095

Seal :

Name : Perry Douglas

License # : 97112

Consultants :

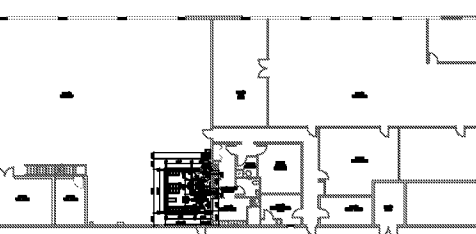
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**SWA-PBC
MAINTENANCE
FACILITY
LOCKER ROOM**



6527 N. Jog Road
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Key Plan:



Revisions :

07.08.2016
07.13.2016

Date : 07/14/2016

S+A Project No : 16003

Owner Project No : -

Drawn By : LE

Checked By : RC

Phase :

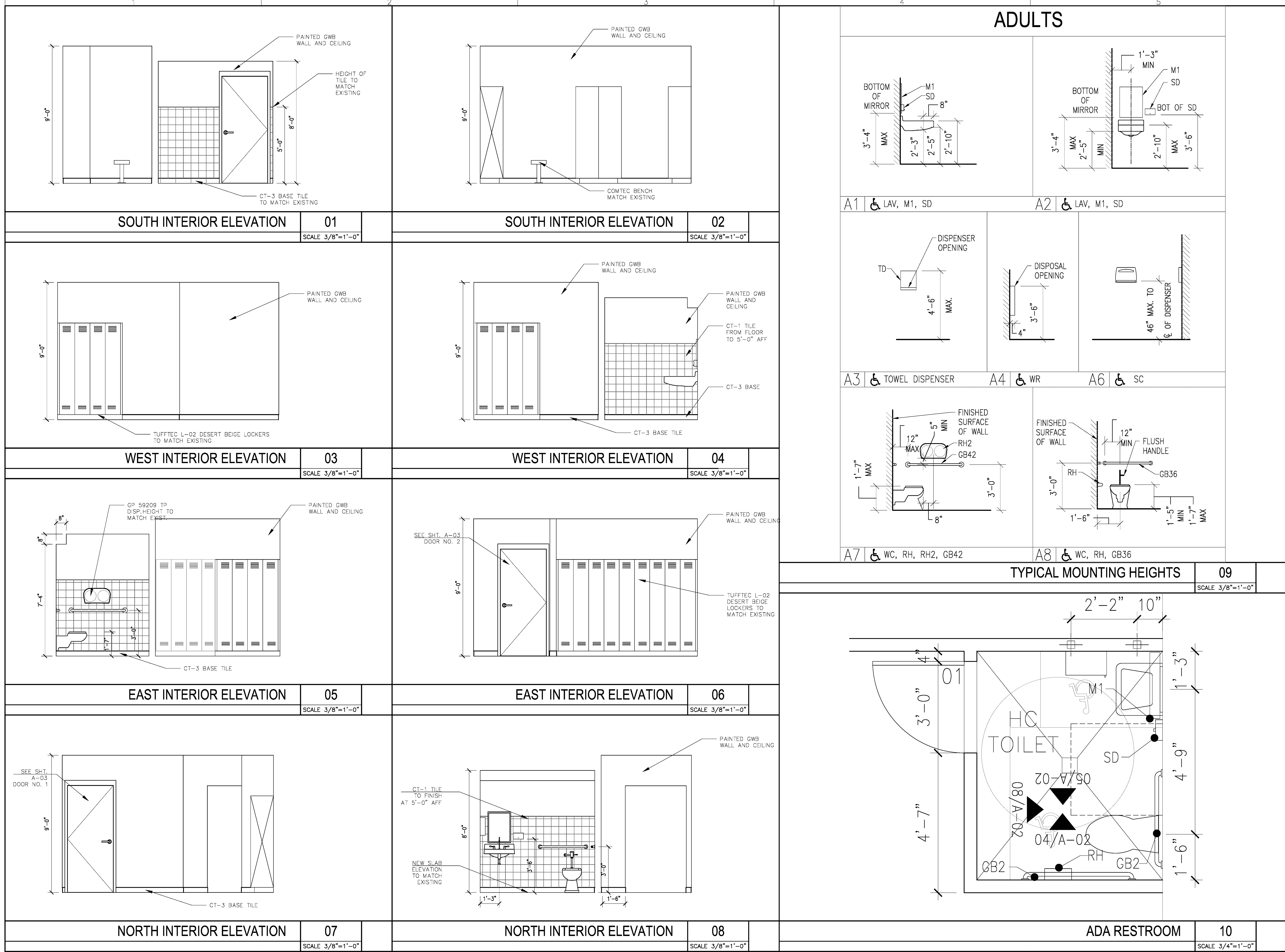
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Sheet Title :

**DEMO
AND
PROPOSED**

Sheet # :

A-01



SOUTH INTERIOR ELEVATION 01
SCALE 3/8"=1'-0"

SOUTH INTERIOR ELEVATION 02
SCALE 3/8"=1'-0"

WEST INTERIOR ELEVATION 03
SCALE 3/8"=1'-0"

WEST INTERIOR ELEVATION 04
SCALE 3/8"=1'-0"

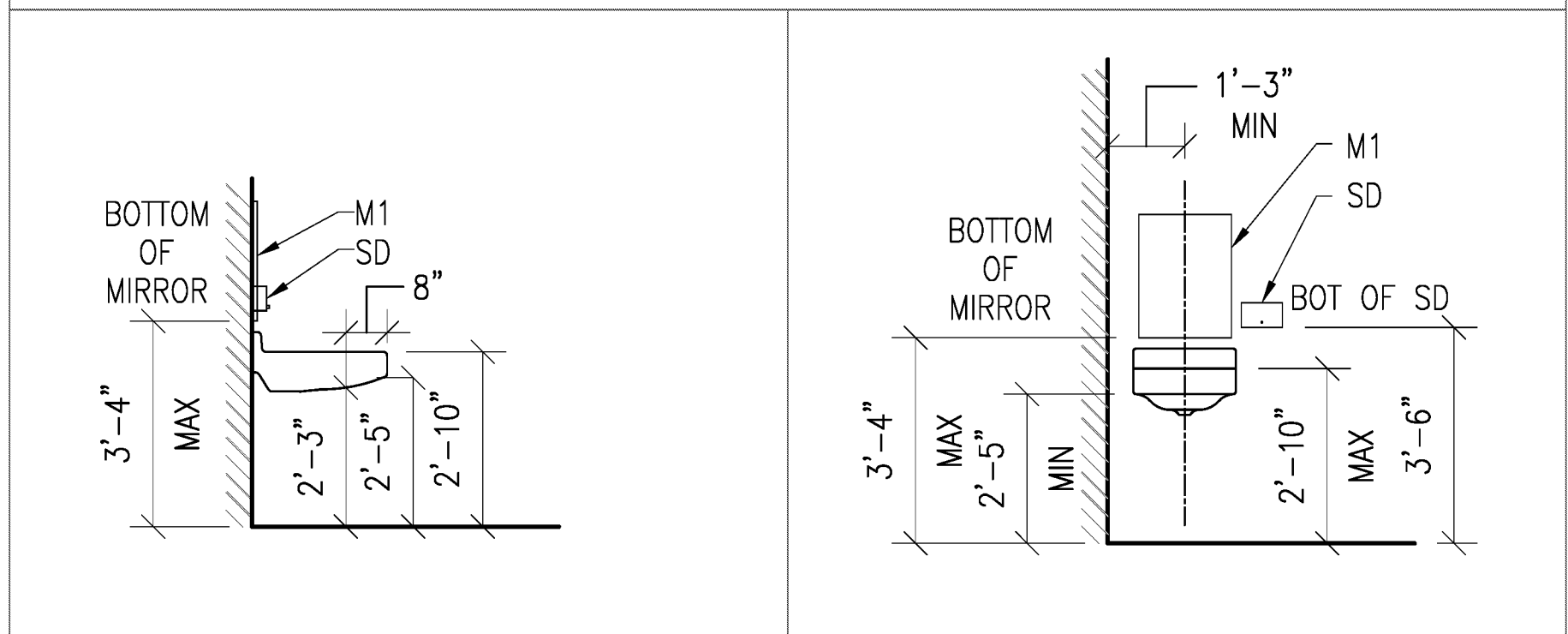
EAST INTERIOR ELEVATION 05
SCALE 3/8"=1'-0"

EAST INTERIOR ELEVATION 06
SCALE 3/8"=1'-0"

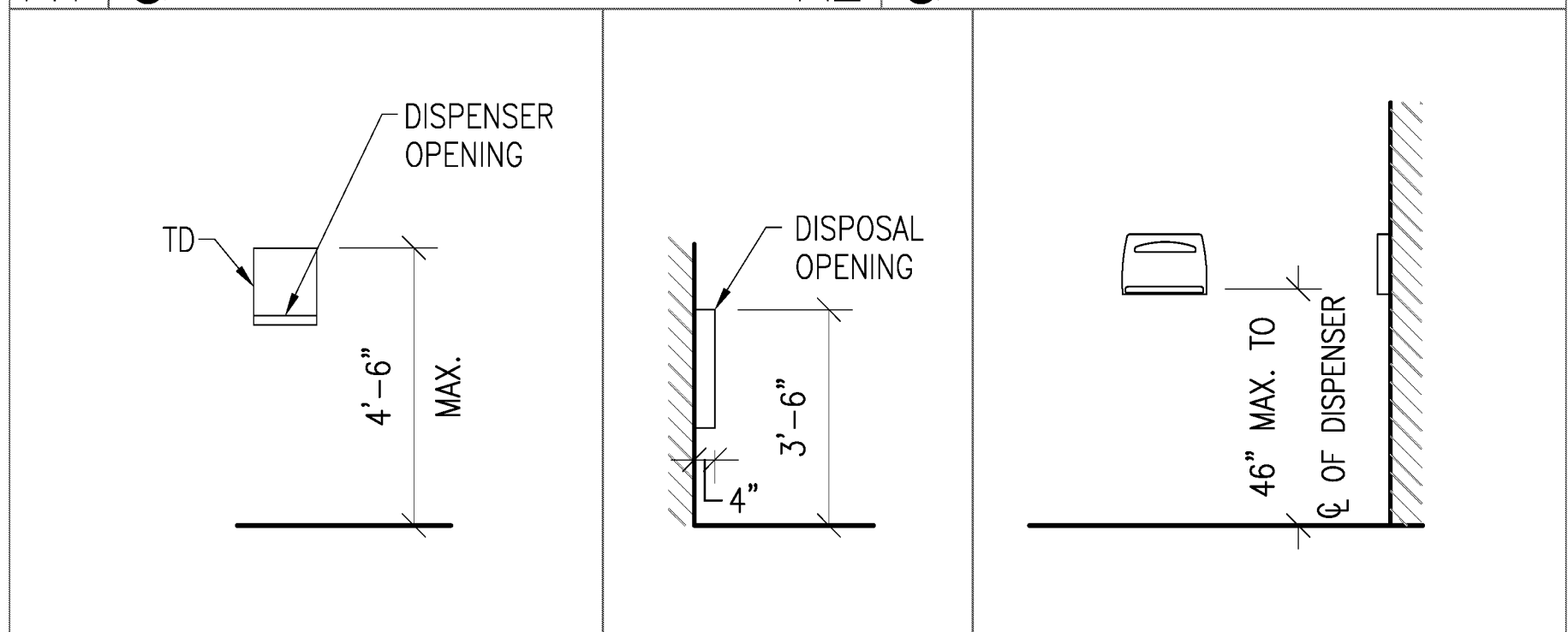
NORTH INTERIOR ELEVATION 07
SCALE 3/8"=1'-0"

NORTH INTERIOR ELEVATION 08
SCALE 3/8"=1'-0"

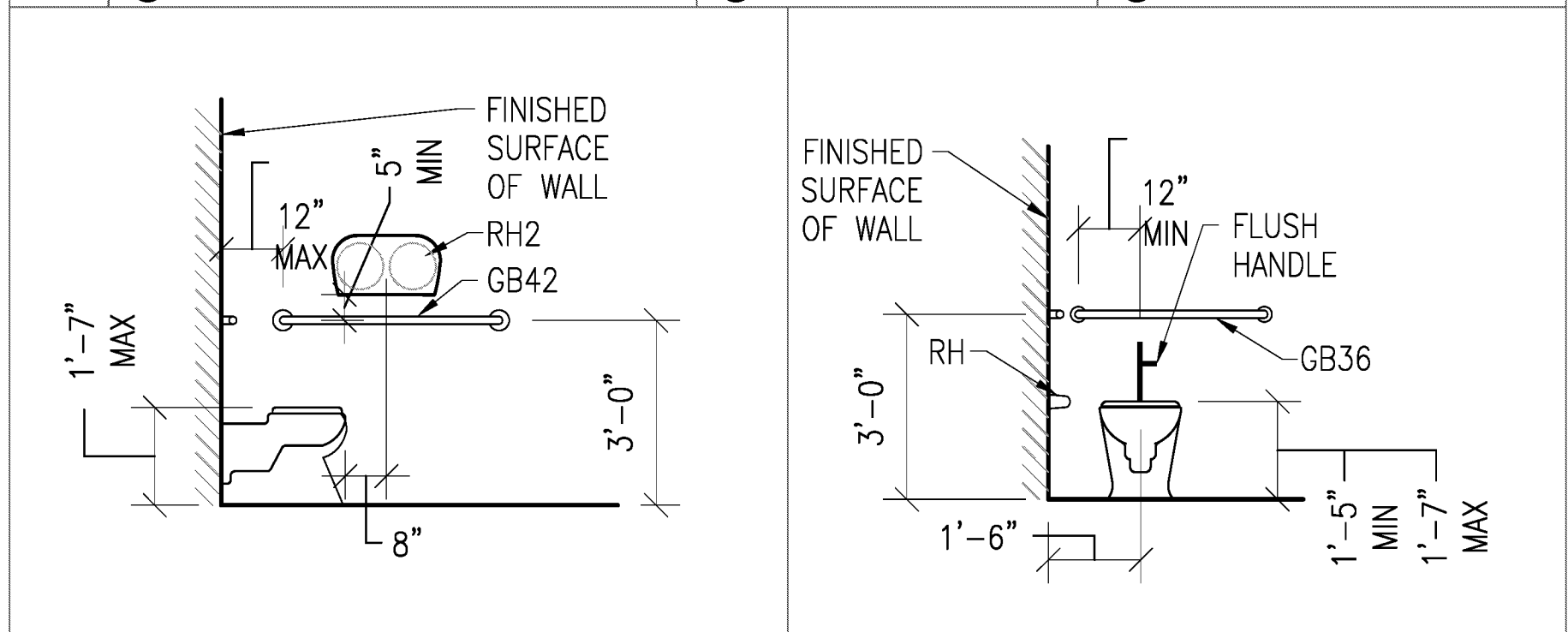
ADULTS



A1 & LAV, M1, SD A2 & LAV, M1, SD



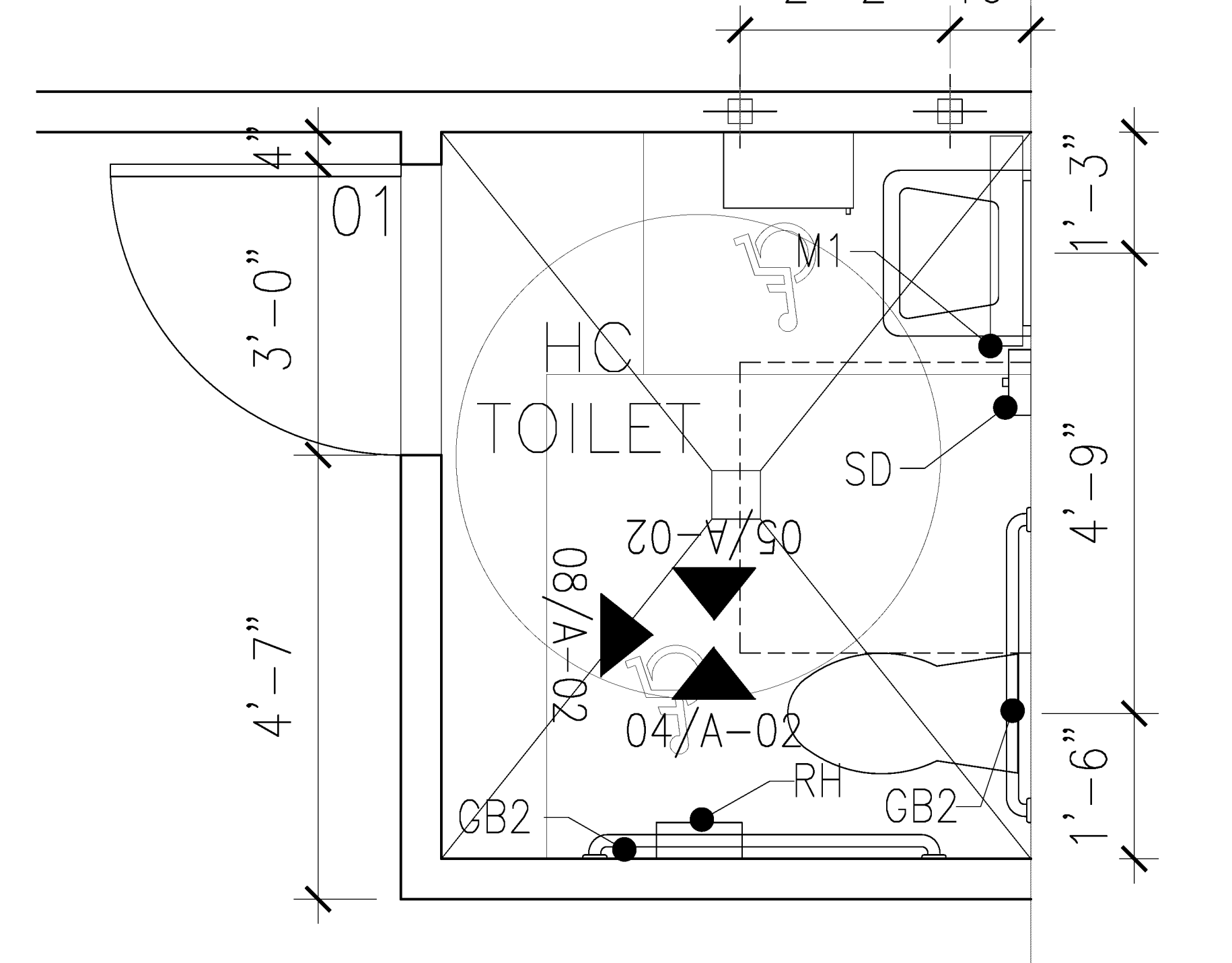
A3 & TOWEL DISPENSER A4 & WR A6 & SC



A7 & WC, RH, RH2, GB42 A8 & WC, RH, GB36

TYPICAL MOUNTING HEIGHTS 09

SCALE 3/8"=1'-0"



ADA RESTROOM 10
SCALE 3/4"=1'-0"

DOOR SCHEDULE														
DOOR NO.	DOORS			FRAMES			DETAILS			FIRE RATING	HOWR GROUP	GLAZING	SWING	REMARKS
	SIZE	MAT	TYPE	SIZE	MAT	TYPE	HEAD	JAMB	SILL					
01	3070	HM 18G	D1	1-3/4	M16	-	01/A-212	02/A-212	-	1 HR.	01	-	LH	ALL HM DOORS TO BE WELDED
02	3470	HM 18G	D1	1-3/4	M16	-	01/A-212	02/A-212	-	1 HR.	02	-	LH	

DOOR TYPE	DOOR FRAME TYPE
<p>D1 DOOR MATERIAL AND FINISH TO MATCH EXISTING</p>	<p>D2 HOLLOW METAL</p>

NOTES: DOORS SHALL COMPLY WITH NFPA 101-2012 EDITION CHAPTER 7, SECTION 7.2.1

FINISH SCHEDULE															
ROOM NO.	ROOM NAME	FLOOR	BASE	WALLS								CEILING	REMARKS		
				NORTH		EAST		WEST		SOUTH					
FIN.	FIN.	MAT.	FIN.	MAT.	FIN.	MAT.	FIN.	MAT.	FIN.	MAT.	FIN.	MAT.	FIN.		
01	MEN'S LOCKER ROOM	CT-2	CT-3	GWB	PNT & 1/4/A-04	GWB	PNT & 1/4/A-04	GWB	PNT & 1/4/A-04	GWB	PNT & 1/4/A-04	GWB	PNT & 1/4/A-04	GWB	SEE DTL. 5
	ADA RESTROOM	CT-2	CT-3	CT-1	PNT & 1/4/A-04	CT-1	PNT & 1/4/A-04	CT-1	PNT & 1/4/A-04	CT-1	PNT & 1/4/A-04	CT-1	PNT & 1/4/A-04	GWB	

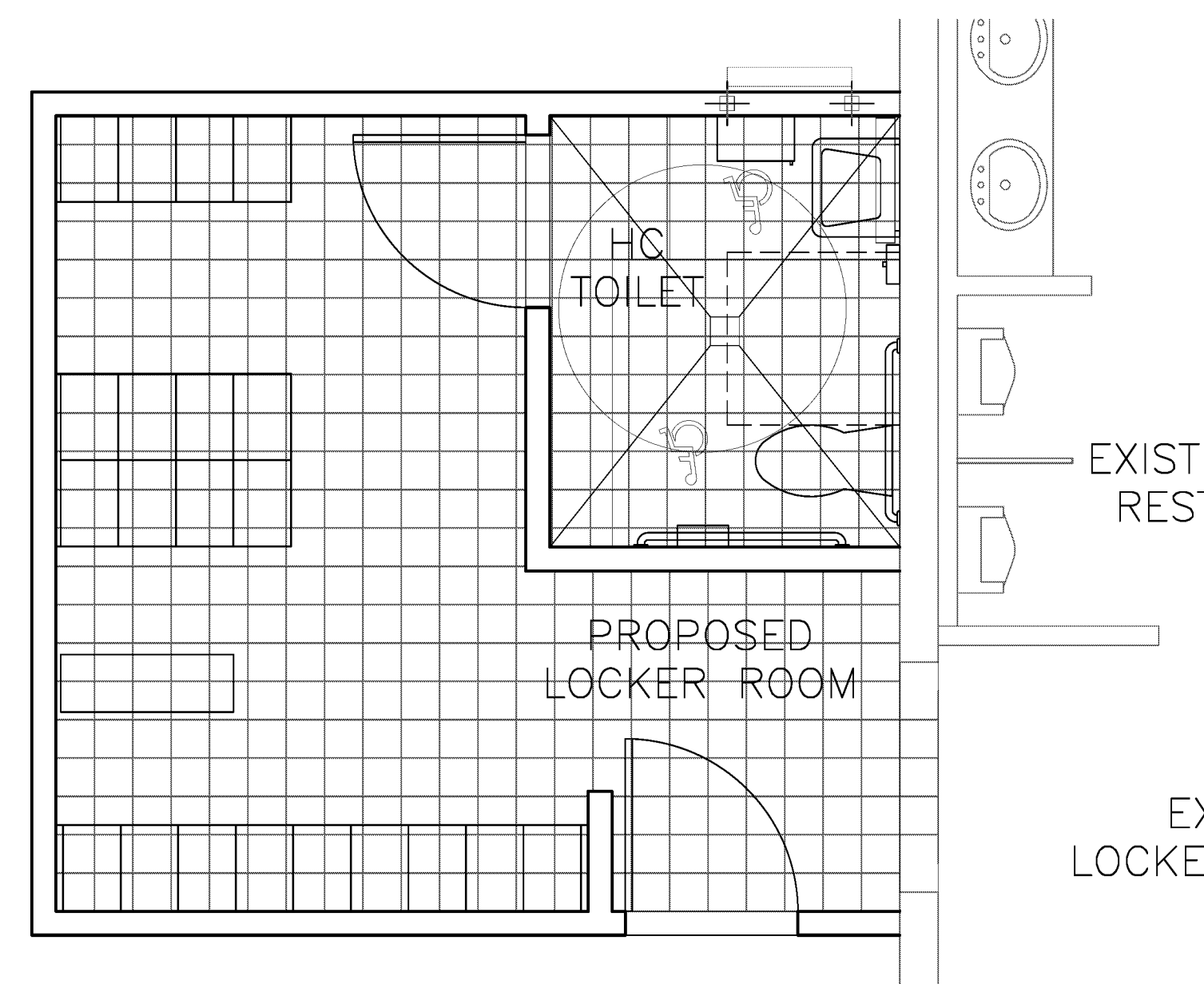
FINISH LEGEND AND SPECIFICATIONS	
LEGEND	SPECIFICATIONS
TILE	CT-1: MANUFACTURER: DALTILE COLLECTION: SEMI-GLOSS COLOR: ALMOND 0135 SIZE: 6"x6" STACKED PATTERN
FLOOR	CT-2: MANUFACTURER: DALTILE COLLECTION: GRANITI SERIES COLOR: DUNA DI SABBIA CD98 SIZE: 6"x6" STACKED PATTERN
GROUT	CT-1: LATICRETE #85 - ALMOND CT-2&3: LATICRETE #17 - MARBLE BEIGE
BASE	CT-3: MANUFACTURER: DALTILE COLLECTION: GRANITI SERIES COLOR: DUNA DI SABBIA CD98 SIZE: 4"x12"
INTERIOR PAINT	WALL AND CEILINGS - SHERWIN WILLIAMS WASHABLE, EGGSHELL FINISH, CONTRACTOR TO MATCH EXISTING PAINT COLOR INTERIOR DOORS AND TRIM - SHERWIN WILLIAMS IN LOW LUSTER LATEX ENAMEL, CONTRACTOR TO MATCH EXISTING PAINT COLOR (AND FINISH)

MATERIAL ABBREVIATION:

GWB: GYPSUM WALL BOARD, MOISTURE RESISTANT, ON ALL WALLS AND CEILINGS, UNLESS NOTED OTHERWISE.
FCB: FIBER CEMENT BOARD, ON ALL SHOWER & WET WALLS

FLOORING NOTES:

- TILE LAYOUT IS DIAGRAMMATIC IN NATURE
- TILE SHOULD RUN CONTINUOUS FROM EXISTING LOCKER ROOM, TO NEW
- CONTRACTOR TO REPLACE TILE DAMAGED DURING DEMO IN EXISTING MEN'S LOCKER ROOM, MATCH GROUT LINES TO EXISTING



CT-2 FINISH LOCATION

03

3/8" = 1'-0"

HARDWARE NOTES

PROVIDE EACH DOOR UP TO 7'-0" WITH (3) HINGES EACH

HARDWARE GROUP 1

SCHLAGE ND40S ANSI F76
BATH/BEDROOM PRIVACY LOCK

PUSH-BUTTON LOCKING. CAN BE OPENED FROM OUTSIDE WITH SMALL SCREWDRIVER, TURNING INSIDE LEVER, OR CLOSING DOOR RELEASES BUTTON. INSIDE LEVER IS ALWAYS FREE FOR IMMEDIATE EGRESS.

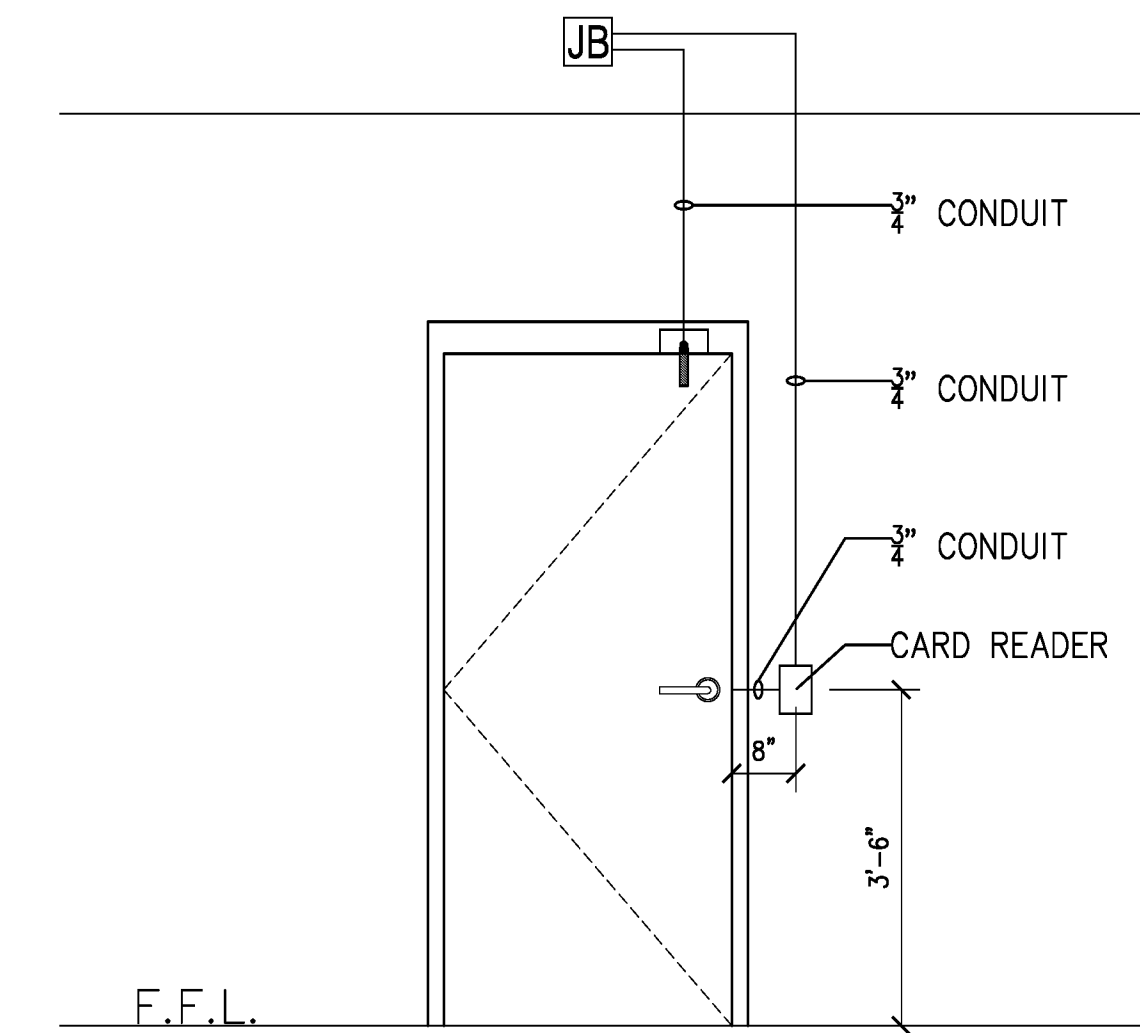
DOOR LEVEL TO BE R40, FINISH TO MATCH EXISTING

HARDWARE GROUP 2

SCHLAGE NDS3PD ANSI F109
ENTRANCE LOCK

TURN/PUSH-BUTTON LOCKING. PUSHING AND TURNING BUTTON LOOKS OUTSIDE LEVER, REQUIRING USE OF KEY UNTIL BUTTON IS MANUALLY UNLOCKED. PUSH-BUTTON LOCKING. PUSHING BUTTON LOOKS OUTSIDE LEVER UNTIL UNLOCKED BY KEY OR BY TURNING INSIDE LEVER. INSIDE LEVER IS ALWAYS FREE FOR IMMEDIATE EGRESS.

DOOR LEVEL TO BE R40, FINISH TO MATCH EXISTING



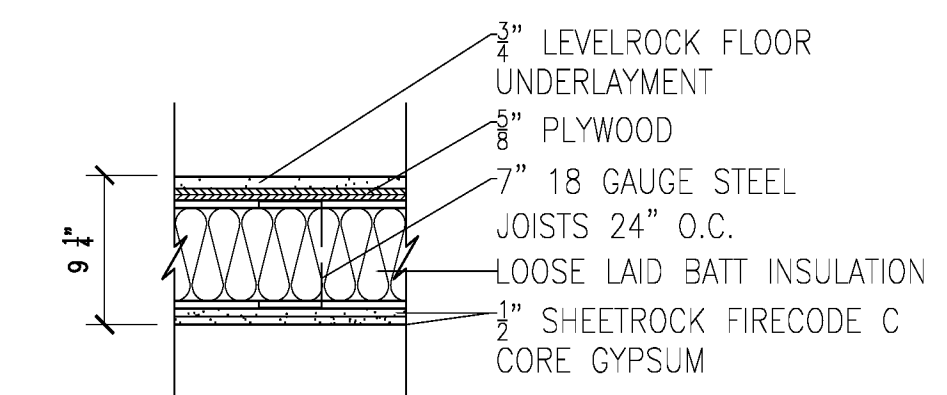
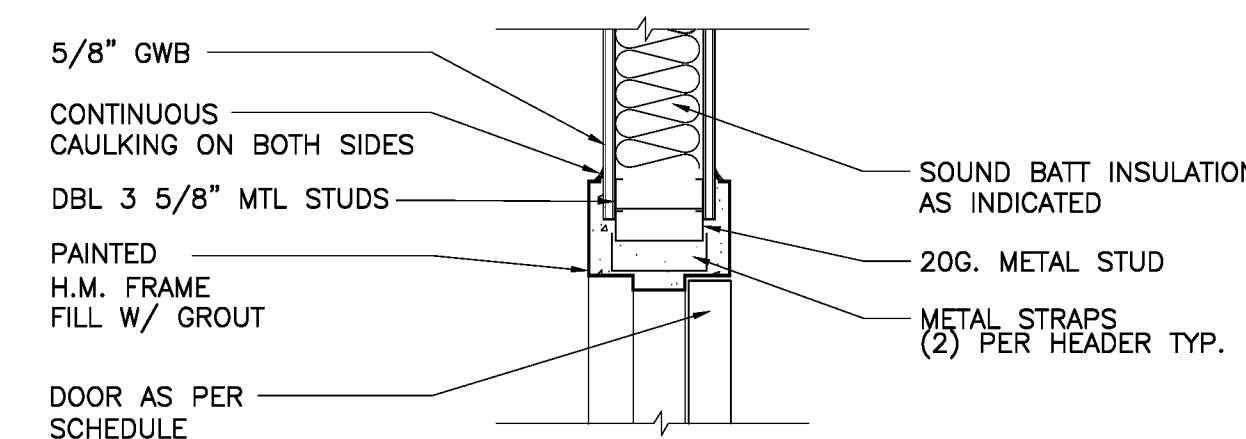
NOTES:

- PROVIDE 3" CONDUIT FROM DOOR DEVICES TO BACKBOX (CARD READER)
- PROVIDE 4 1/2" SQ. BACKBOX, WITH PROPER EXTENSION AND PLATE ON SIDE OF DOOR.
- PROVIDE 2 1/2" DEEP SINGLE GANG MASONRY BOX FLUSH MOUNTED 42" AFF AND 6-12" AWAY FROM DOOR FRAME ON UNSECURED SIDE

CONDUIT AND WIRING LAYOUT

D5

CARD READER: EXT. DOOR 2 1/2"=1'-0"



HEADER DTL

D4

N.T.S.

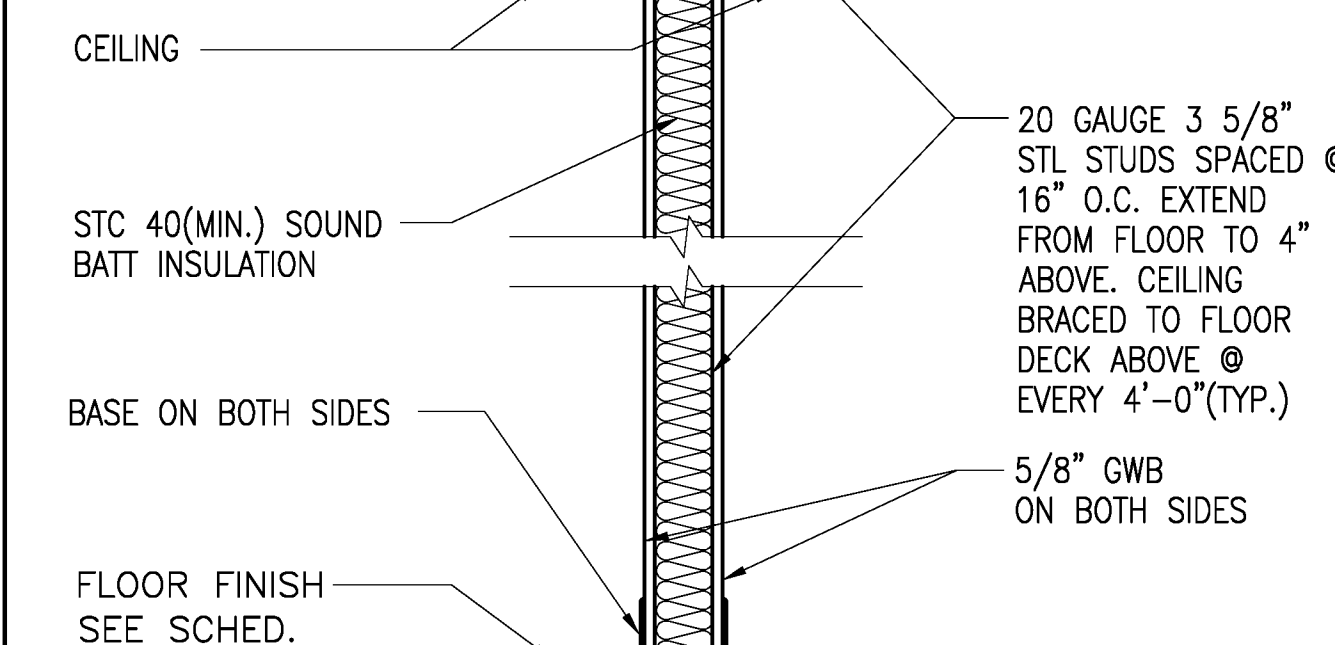
CEILING DTL.

D6

N.T.S.

WALL NOTES:

- THESE PARTITION TYPES ARE DIAGRAMMATIC IN NATURE, REFER TO FINISH SCHEDULE
- WALL TAG DESIGNATION IS INTENDED TO INDICATE WALL TYPE ALONG AN ENTIRE WALL PLANE AND/OR SURFACE ALONG THE FULL LENGTH OF A SPACE OR CORRIDOR INCLUDING ASSOCIATED ALCOVES AND NICHES, UNLESS INDICATED OTHERWISE.
- MAXIMUM STUD SPACING & MIN. STUD GAUGE SHALL PROVIDE A MAXIMUM DEFLECTION OF L/240 UNDER A MINIMUM 5 PSF LATERAL LOAD, UNLESS OTHERWISE INDICATED. PROVIDE FRAMING W/ 20 GA. STUDS @ 16" O.C.
- SET FLOOR TRACKS IN TWO CONTINUOUS BEADS OF ACOUSTICAL (NON-HARDENING); IN ADDITION, PROVIDE A CONTINUOUS BEAD OF ACOUSTICAL CAULK BETWEEN THE BOTTOM OF DRYWALL AND CONCRETE SLAB
- ALL GWB SHALL CONTAIN MOLD/MILDEW RESISTIVE PROPERTIES, UNLESS OTHERWISE SPECIFIED.
- INTERIOR STUD DOOR HEAD & JAMB FRAMING TO BE DOUBLE 20 GAUGE STUDS, TYP. PROVIDE 20 GAUGE STUDS AT INTERIOR WALLS RECEIVING TILE FINISH.



1HR FIRE RATED PARTITION DTL.

D7

N.T.S.

宋

Song + Associates

Architecture • Planning • Interior Design

1545 Centrepark Drive North
West Palm Beach, Florida 33401
Telephone: 561-655-2423
Fax: 561-655-1482

AA - 0003165 IB - 0001095

Seal:

Name: Perry Douglass

License #: 97112

Consultants:

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MAINTENANCE
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LOCKER ROOM



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Key Plan:

Revisions:
07.08.2016
07.13.2016
07.27.2016

Date: 07/14/2016

S+A Project No.: 16003

Owner Project No.:

Drawn By: LE

Checked By: RC

Phase:

BID SET

Sheet Title:

DETAILS
AND
SCHEDULES

Sheet #:

A-03

DESIGN CRITERIA AS PER FBC 2014
 PLATFORM LIVE LOAD = 60 PSF
 PLATFORM DEAD LOAD = 10 PSF
 FLOOR SLAB LIVE LOAD = 150 PSF.

CONCRETE

- Reinforced concrete has been designed in accordance with the Building Code Requirements for Structural Concrete (ACI 318) by the American Concrete Institute (ACI).
- Concrete compressive strength tests shall be performed in accordance with ASTM C39. The tests shall be performed in accordance with the Structural Engineer/Owner.
- Mixing, transporting, and placing of concrete shall conform to the latest edition of the Specifications for Structural Concrete for Buildings (ACI 301). In case of a discrepancy, the plans and specifications shall govern.
- Concrete in the following areas shall have sand fine aggregate and normal weight, angular, coarse aggregates conforming to ASTM C33, and Type I Portland cement conforming to ASTM C150, to the following specs:

Location	28 Day Concrete Compressive Strength	Air Content	Water/Cement Ratio, Maximum
Interior slab on grade	3000 psi	Optional	0.55 ensure proper curing

Maximum water/cement ratio for air entrainment (6% +/- 1%) shall be 0.45.
 Pearock mixes are not to be used in slabs.

- Fly ash may be used as a pozzolan to replace a portion of the Portland cement in a concrete mix, subject to the approval of the Structural Engineer/Owner. Concrete mixes using fly ash shall be proportioned to account for the properties of the specific fly ash used and to account for the specific properties of the fly ash concrete thus resulting. The use of fly ash is at the option of the Contractor, not the concrete supplier. Provide design mix for approval if slag is used.
- Slump tests shall be made prior to the addition of plasticizer. Where concrete is placed by pumping methods, concrete for test cylinders and slump tests shall be taken at the point of final placement.
- Place concrete in a manner so as to prevent segregation of the mix. Delay floating and troweling operations until the concrete has lost surface water sheen or all free water. Do not sprinkle free cement on the slab surface. Finishing of slab surfaces shall conform to the latest editions of ACI 302.1R and ACI 304R (Guide for Measuring, Mixing, Transporting and Placing Concrete) and the Specifications.
- Protect the concrete surface between finishing operations on hot, dry days or any time plastic shrinkage cracks could develop by using wet burlap, plastic membranes or fogging. Protect concrete deck at all times from rain, hail, running water or other injurious effects.
- Concrete cover/protection for nonprestressed reinforcement shall conform to the following:

Cast against and permanently exposed to earth	3.00"
Exposed to earth or weather:	
#5 bars and smaller	1.50"
#6 through #18 bars	2.00"
Not exposed to weather or in contact with ground:	
Slabs, walls, joist:	
#11 bars and smaller	0.75"
Beams, girders, columns:	
Primary reinforcement, ties, stirrups, spirals	1.50"

- Do not cut any existing reinforcing in the existing concrete members.

STEEL DECK

- Provide and erect steel deck (to floor and roof) in accordance with the latest Steel Deck Institute's specifications and the deck manufacturer's specifications.
- Steel deck shall be galvanized in accordance with ASTM 525, Class G90 uno. All abrasions shall be touched up after erection is complete.
- All deck shall be continuous over at least three spans. Suspended ceilings, light fixtures, ducts, and other mechanical or electrical fixtures are not to be supported by roof deck.
- Field joint welds to roof deck after erection.
- The Contractor shall provide all deck edge angles, closure plates at beams, columns and cells, fillers and pour stops required to construct elevated slabs and roof decks using steel decks and shall indicate that they are allowed for, and are to be provided, on the shop drawings.
- The Contractor shall coordinate the fastening of the roof covering to the steel deck with the roof covering Notice of Acceptance, NOA, and the structural requirements shown on the drawings.

GENERAL STRUCTURAL NOTES

GENERAL

- The Structural Drawings shall be read in conjunction with the other Contract Documents which include, but are not limited to, Architectural, Site, Civil, Electrical and Mechanical Drawings, and the Specifications. Report any discrepancies between Contract Documents to the Architect/Owner before proceeding.
- These general notes are to be read in conjunction with the notes on other structural drawings.
- All work shall be in accordance with the 2014 Florida Building Code, FBC. All referenced standards and codes shall be as listed in the Florida Building Code 2014.
- The structure has been designed for the in-service loads only. The methods, procedures, and sequences of construction are the responsibility of the Contractor. The Contractor shall provide and maintain all temporary systems to ensure the integrity of the structure at all stages of construction. All work shall be performed without damage to adjacent existing work.
- Refer items on the structural drawings requiring clarifications to the Architect/Owner and Structural Engineer. Do NOT use scaled dimensions. In case of a discrepancy between dimensions and/or details on the contract documents, relating to new or existing construction, please notify the Architect/Engineer/Owner before proceeding.
- Cover no work until the appropriate inspection has been completed.

COORDINATION WITH OTHER TRADES

- Where new work is to be fitted to old work, the Contractor shall check all dimensions and conditions in the field, and report any errors or discrepancies to the Structural Engineer/Owner prior to the fabrication and erection of any new members. The contractor has the responsibility for the correctness and fit of the new parts to the old part.
- The Contractor shall coordinate and check all dimensions relating to architectural finishes, structural framing, mechanical openings, equipment, etc. The Structural Engineer/Owner/Architect shall be notified of any discrepancies before proceeding with work in any area under question.

SHOP DRAWINGS

- Submit shop drawings within 14 days allowing adequate time for processing. Submit shop drawings for processing before fabricating.
- All shop drawings must bear evidence of the Contractor's review and approval prior to submission to the Architect and/or Engineer/Owner.
- The Contractor/Fabricator is responsible for all materials, quantities and dimensions shown on the shop drawings, and for the methods employed to erect these materials. Review by the Engineer/Owner shall be for design conformance only.
- Substitutions shown on the shop drawings shall be of equal quality to the items specified in the Contract Documents and shall be at no extra cost to the Owner, unless prior written approval is obtained from the Architect/Owner and Engineer. Such approval shall be submitted with the shop drawings. The Contractor's review and forwarding of the shop drawings to the Architect/Engineer/Owner indicates the Contractor's approval and acceptance of all substitutions and/or changes submitted.

COLD FORMED STEEL

- Cold formed (light gauge) steel members shall be detailed and fabricated in accordance with the AISC Specification for the Design of Cold Formed Steel Structural Members, latest edition.
- Splicing of axially loaded members is not permitted. Studs and accessories shall conform to the requirements of ASTM A-653, minimum yield stress 33 ksi, and shall be designed by manufacturer/supplier.
- Studs shall be braced in accordance with the manufacturer's specifications but not less than at four foot centers vertically.

NON-SHRINK GROUT

- Grout shall be a high early strength, non-metallic, shrinkage resistant (when tested in accordance with the latest edition of ASTM C1107 or CRD-C821), premixed, non-corrosive, non-staining product containing Portland Cement, silica sands, shrinkage compensating agents and fluidity improving compounds.
- Grout shall have a minimum compressive strength (F_c) of 6,500 psi in 28 days.
- Grout compressive strength tests shall be performed in accordance with ASTM C109, with a restraining plate placed over the molds.

STRUCTURAL STEEL

- Structural steel detailing, fabrication and erection shall conform to the AISC Specification for the Design, Fabrication and Erection of Structural Steel for Buildings - Load & Resistance Factor Design, latest edition.
- Steel members shall conform to the following ASTM Standards:
 Structural steel rolled shapes WF shapes ASTM A992 others ASTM 36
 Steel plates ASTM A36
 Structural tube steel ASTM A500, GRADE B (F_y=46 ksi). Tubes shall be stainless steel tubes.
 Anchor rods (bolts) ASTM F1554 Grade 36.
- Structural steel used inside the building shall be shop-painted with a rust inhibiting primer. Steel with any signs of rust, or other integrity inhibiting abrasions shall not be used. All abrasions to paint caused by handling after shop painting shall be touched-up after erection is complete.
- The steel fabricator to design/select connections not shown in accordance with AISC Specification and Manual of Steel Construction. Design beam connections not shown for noted reaction or to support 50% of beam load capacity. Beam reactions shown on the drawings are in ultimate (LFRD) loads, unless noted as service loads.
 Unless otherwise noted, bolted connections for structural steel members shall be made with 3/4 inch diameter high strength bolts, conforming to ASTM A325 with 13/16 inch diameter holes and shall be tightened to the snug tight condition. Bolted connections shall conform to the Specification for Structural Joints Using ASTM A325 or A490 Bolts, approved by the Research Council on Structural Connections of the Engineer/Owner's Foundation.
- Bolt in connections shall be tightened using the snug tightened method unless noted otherwise. Connections shall conform to the Specification for Structural Joints Using ASTM A325 or A490 Bolts, approved by the Research Council on Structural Connections of the Engineer/Owner's Foundation.
 All field and shop connections to have 3/16 inch continuous fillet welds, unless noted as bolted connections. Welding procedures shall conform to the latest edition of the American Welding Society's (AWS) Structural Welding Codes: For Structural Steel ANSI/AWS D1.1; for Sheet Steel ANSI/AWS D1.3; for Reinforcing Steel ANSI/AWS D1.4.
- Welded connections using ASTM A992 steel as a base metal shall be made with E70XX Low Hydrogen electrodes. Unless otherwise noted, other welded connections may be made with regular E70XX electrodes.
- Thermal cutting shall preferably be done by machine. Hand thermally cut edges which will be subjected to substantial stress, or which are to have weld metal deposited on them, shall be reasonably free from notches or gouges. Notches or gouges greater than 3/16 inches that remain from cutting shall be removed by grinding. Re-entrant corners shall be shaped notch-free to a radius of at least 1/2 inches.
- Paint on surfaces adjacent to joints to be field welded shall be wire brushed to reduce the paint film to a minimum.
- Steel shall be hot dipped galvanized to G90 unless noted as stainless steel. Attach aluminum to stainless steel only.

STANDARD ABBREVIATIONS

A.B.	Anchor Bolt
ADJ	Adjacent
ARCH.	Architect
B. (Bot)	Bottom
BEW	Bottom Each Way
BXC	Bottom Chord Extension
BLL	Bottom Lower Layer
BUL	Bottom Upper Layer
BLDG	Building
BM	Beam
BP	Base Plate
C/C	Center to Center
CFW	Continuous Fillet Weld
DIAG.	Diagonal
DA.	Diameter
D. FIR	Douglas Fir
DIM	Dimension
DJ	Double Joist
DWG	Drawing
DWL	Dowel
EA	Each
EE	Each End
EF	Each Face
EJ	Expansion Joint
EW	Each Way
EWB	Each Way Bottom
EWT	Each Way Top
EL. ELEV	Elevation
ELECT	Electrical
E-W	East-West
EQ	Equal
EXIST	Existing
EXT	External
FF	Far Face
FDN	Foundation
FFL	Finished structural floor level
FIN	Finished
FL	Floor
FTG	Footing
FMC	Full Moment Connection
GA	Gauge
GALV	Galvanized
GRD	Girder Truss
HORI	Horizontal
HD	Holding Down (anchors)
HT	Hip/Volley truss
INT	Interior
JB	Joist bearing elevation
JT	Joint
JST	Joist
JST GRD	Joist Girder
KIPS	Kilopounds, Kips
KLF	Kilopounds per foot
L	Angle (e.g. L4x4x1/4)
LBS	Pounds
LG	Long
LLV	Long Leg Vertical
LLH	Long Leg Horizontal
LONG	Longitudinal
MAX	Maximum
MECH	Mechanical
MEZZ	Mezzanine
MIN	Minimum
MISC	Miscellaneous
MOM	Moment
MC	Moment Connection
MSL	Mean Sea Level
N-S	North-South
NTS	Not to Scale
NO.	Number
NW	Normal weight
O/C	On Center (C/C)
O.D.	Outside Diameter
PL	Plate
PC	Precast
PROJ	Projection
PSI	Pounds per square inch
PSF	Pounds per square foot
PLF	Pounds per linear foot
RC	Reinforced concrete
REINF	Reinforcement (steel)
REQ'D	Required
REV	Revision
RHS	Rectangular Hollow Steel Section
SDF	Step Down Footing
SPEC	Specification
SHS	Square Hollow Steel Section
ST	Steel
STD	Standard
SQ	Square
STRUCT	Structural
SJ	Sawn (Control) Joint
SP	Southern Pine
T	Top
TB	Truss Bearing elevation
TLL	Top Lower Level
TML	Top Middle Level
TUL	Top Upper Level
TEMP	Temperature
TYP	Typical
TRANS	Transverse
TS	Tube steel section
TJ	Tie Joist
TOB	Top of Beam
TOD	Top of Deck
TOS	Top of Steel
TOW	Top of wall
U/S	Underside
UNO	Unless noted otherwise
VERT	Vertical
W	Wide Flange (beam)
WFF	Welded Wire Fabric
WWR	Welded Wire Rebar/Reinforcing

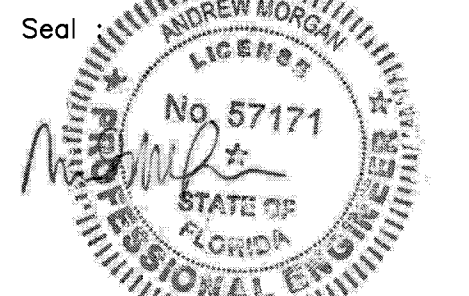
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Song + Associates

Architecture • Planning • Interior Design

1545 Centrepark Drive North
 West Palm Beach, Florida 33401
 Telephone: 561-655-2423
 Fax: 561-655-1482

AA - 0003165 IB - 0001095

Seal

 Name : Andrew Morgan
 License # : PE57171

Consultants :


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SWA-PBC
 MAINTENANCE
 FACILITY
 LOCKER ROOM



6527 N. Jog Road
 West Palm Beach, FL 33412

Key Plan: 

Revisions :

Date : 07/14/2016

S+A Project No : 16003

Owner Project No :

Drawn By : LE

Checked By : RC

Phase :

BID SET

Sheet Title :

GENERAL NOTES

Sheet # :

S001



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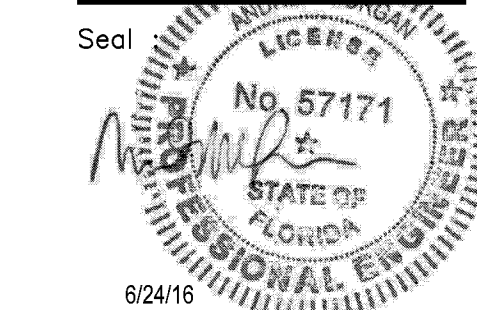
Architecture • Planning • Interior Design

1545 Centrepark Drive North
West Palm Beach, Florida 33401

Telephone: 561-655-2423

Fax: 561-655-1482

AA - 0003165 IP - 0001095



Name : Andrew Morgan

License # : PE57171

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SWA-PBC MAINTENANCE FACILITY LOCKER ROOM



6527 N. Jog Road
West Palm Beach, FL 33412

Key Plan:

Revisions:

1 04/15/16

Date: 07/14/2016

S+A Project No.: 16003

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Drawn By: LE

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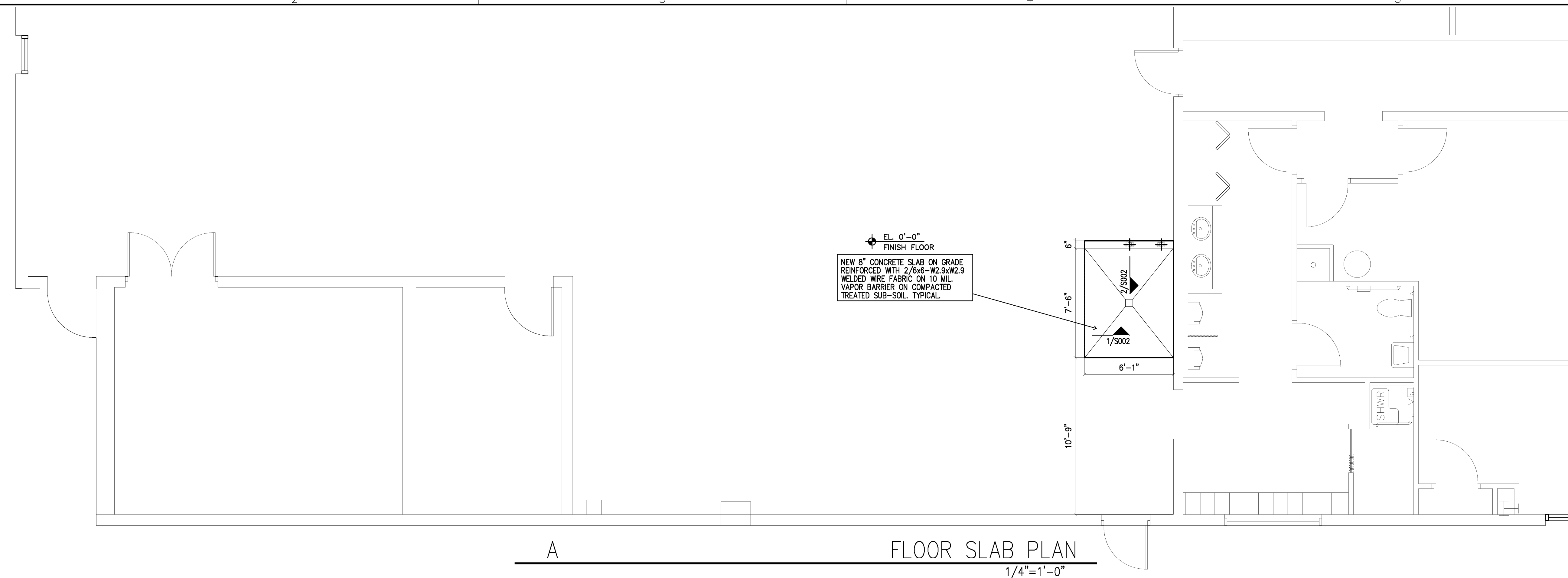
BID SET

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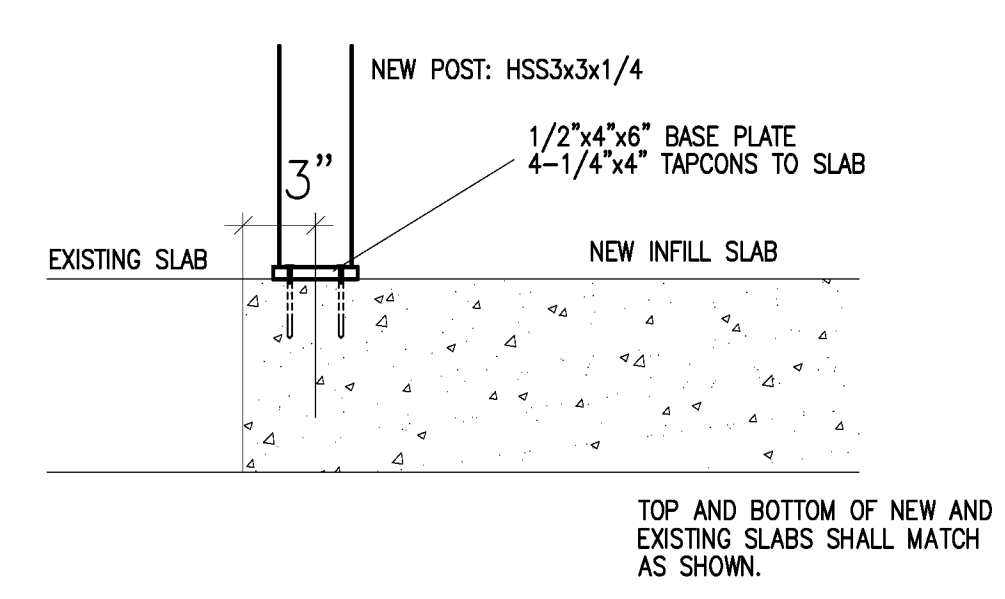
FLOOR SLAB PLAN

Sheet #:

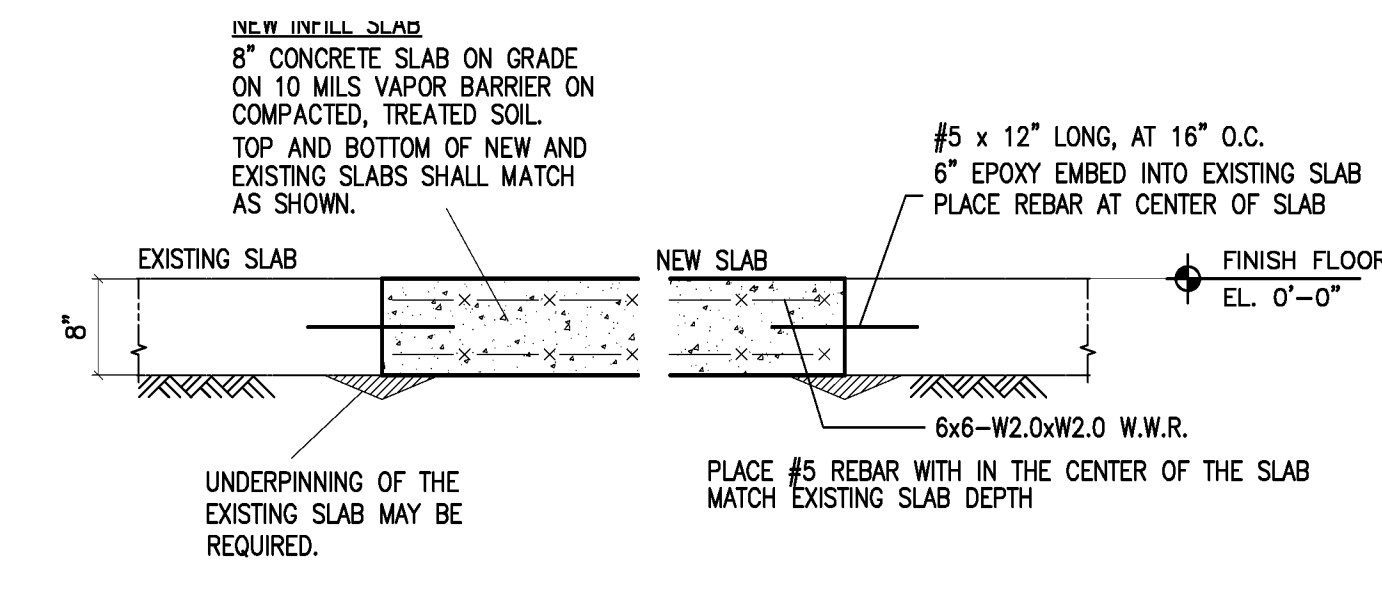
S002



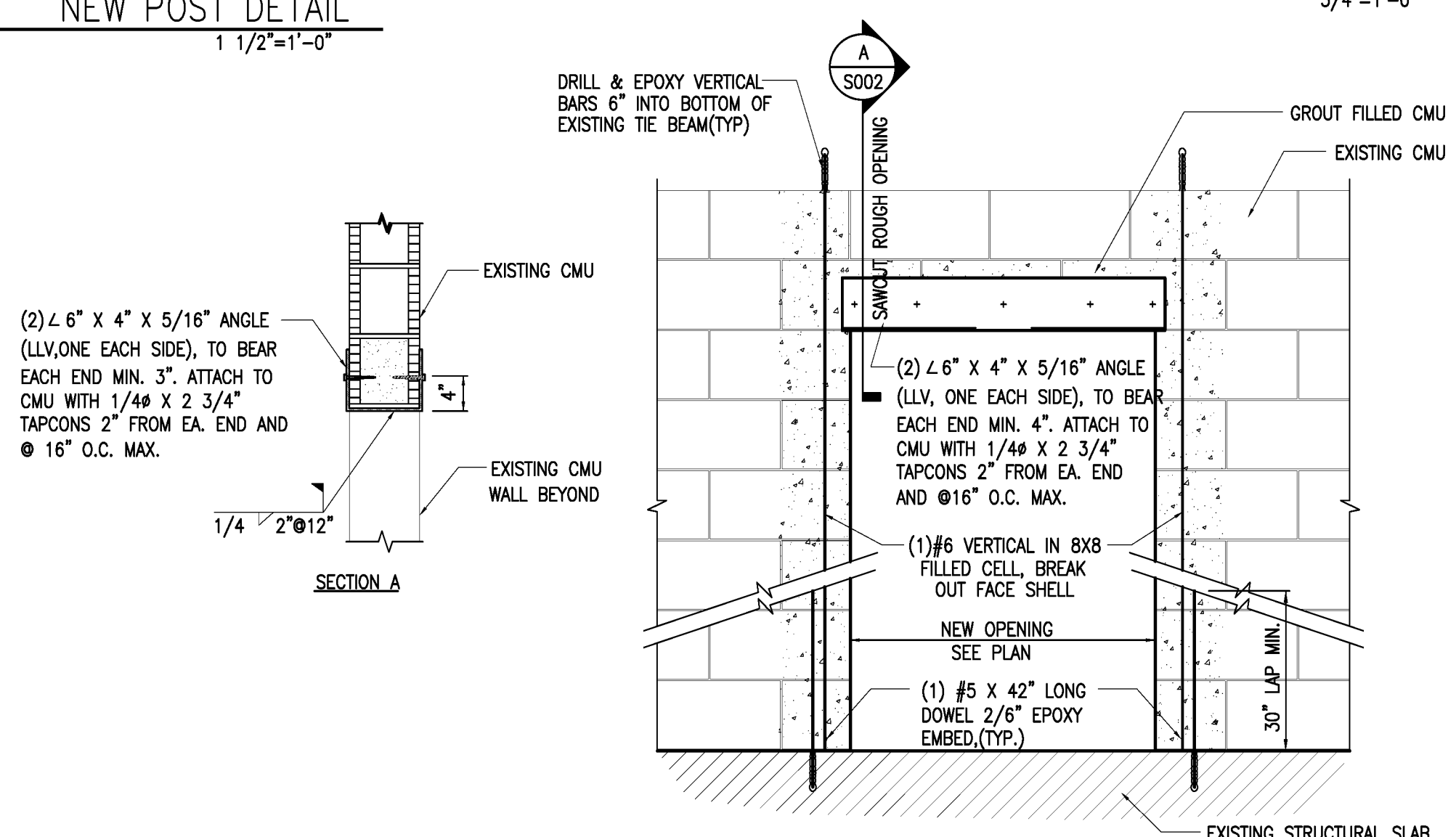
A FLOOR SLAB PLAN
1/4"=1'-0"



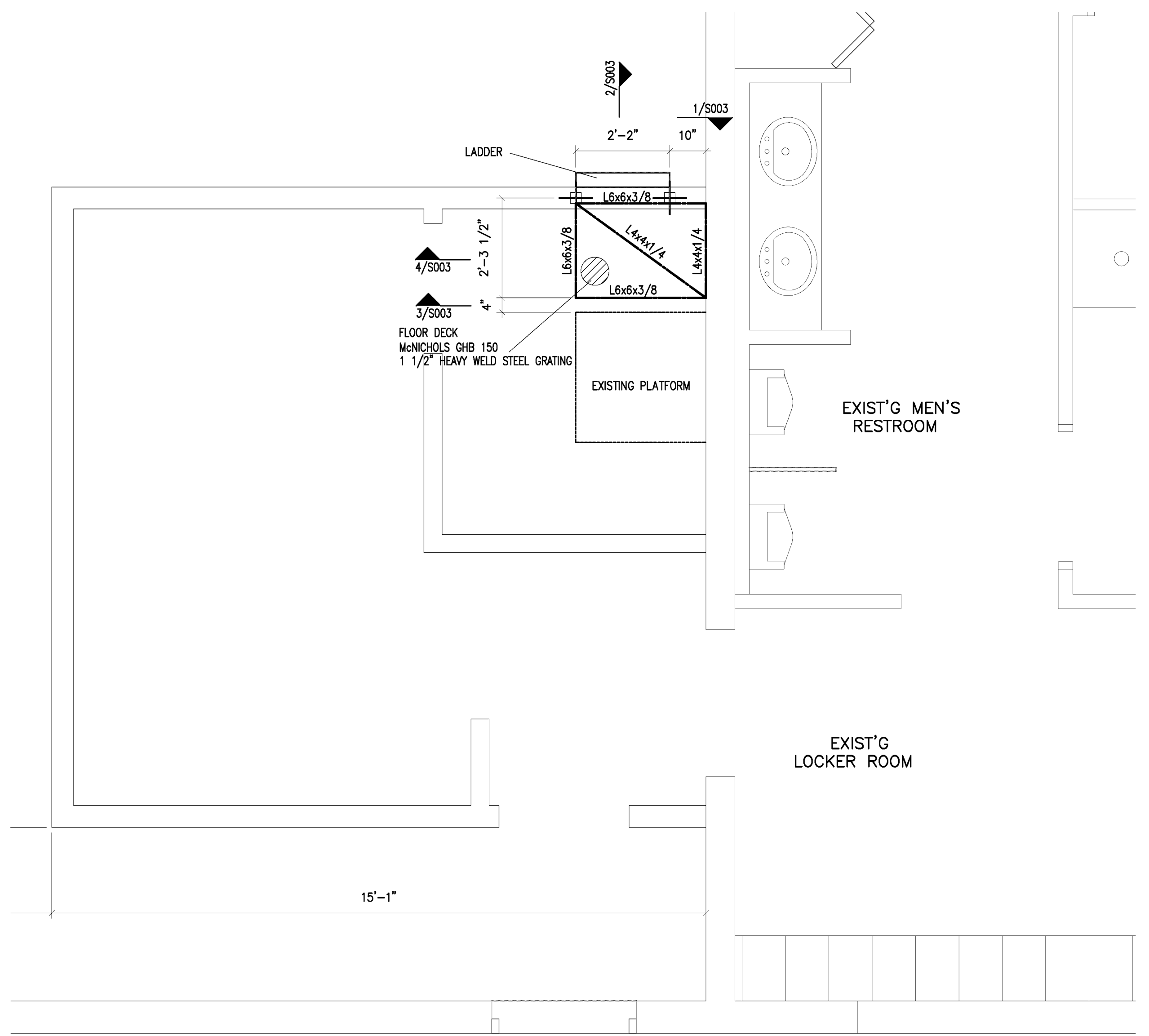
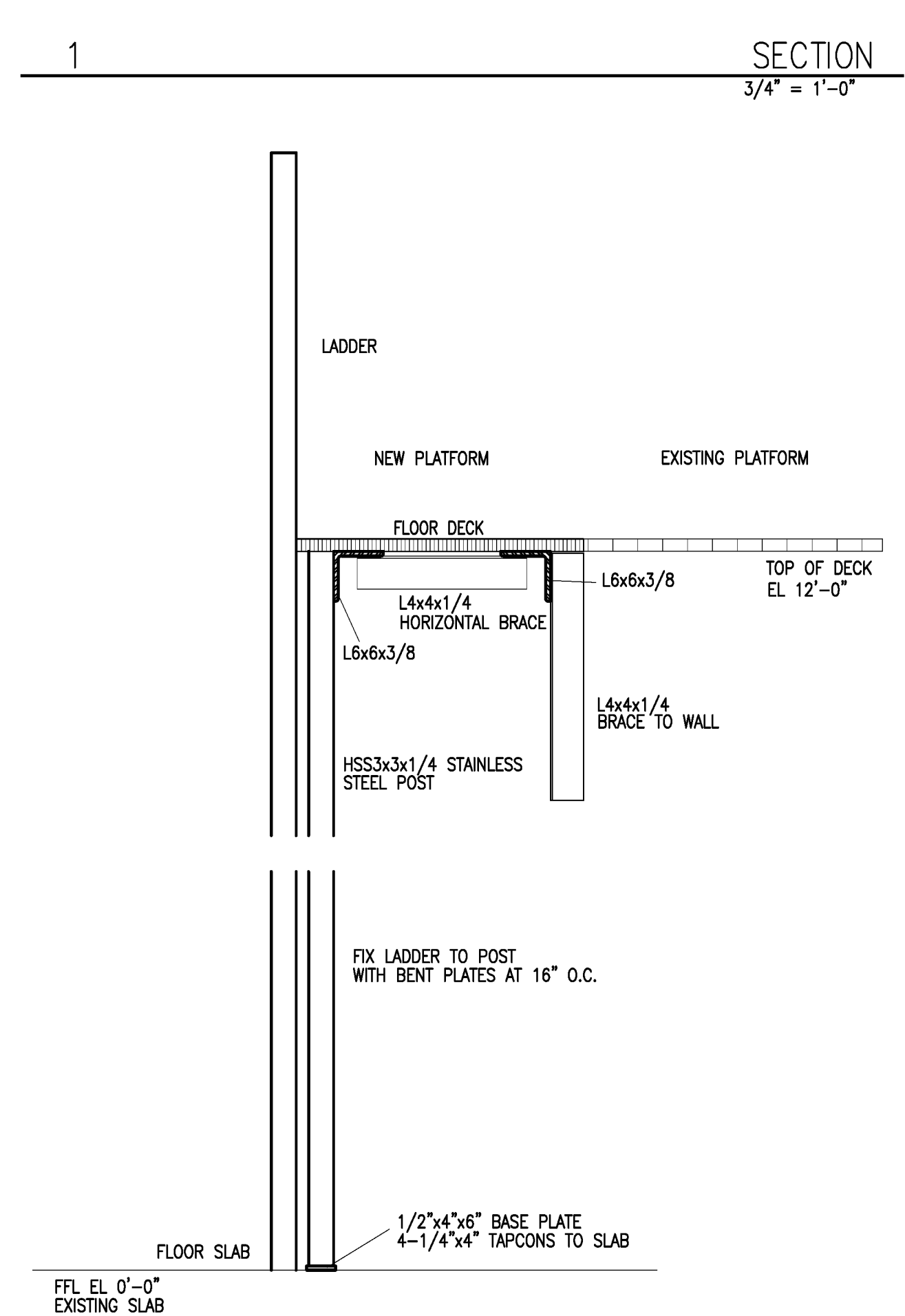
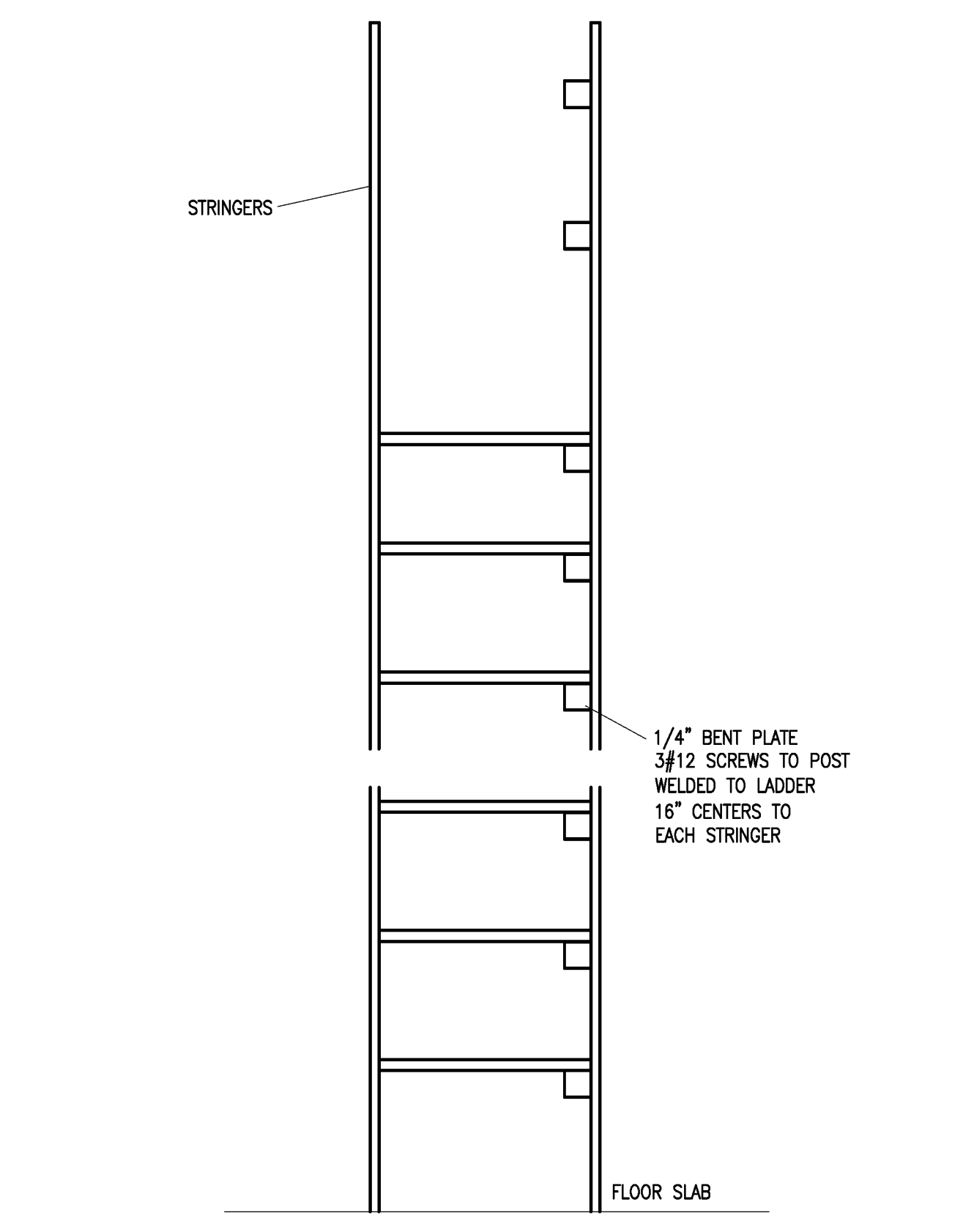
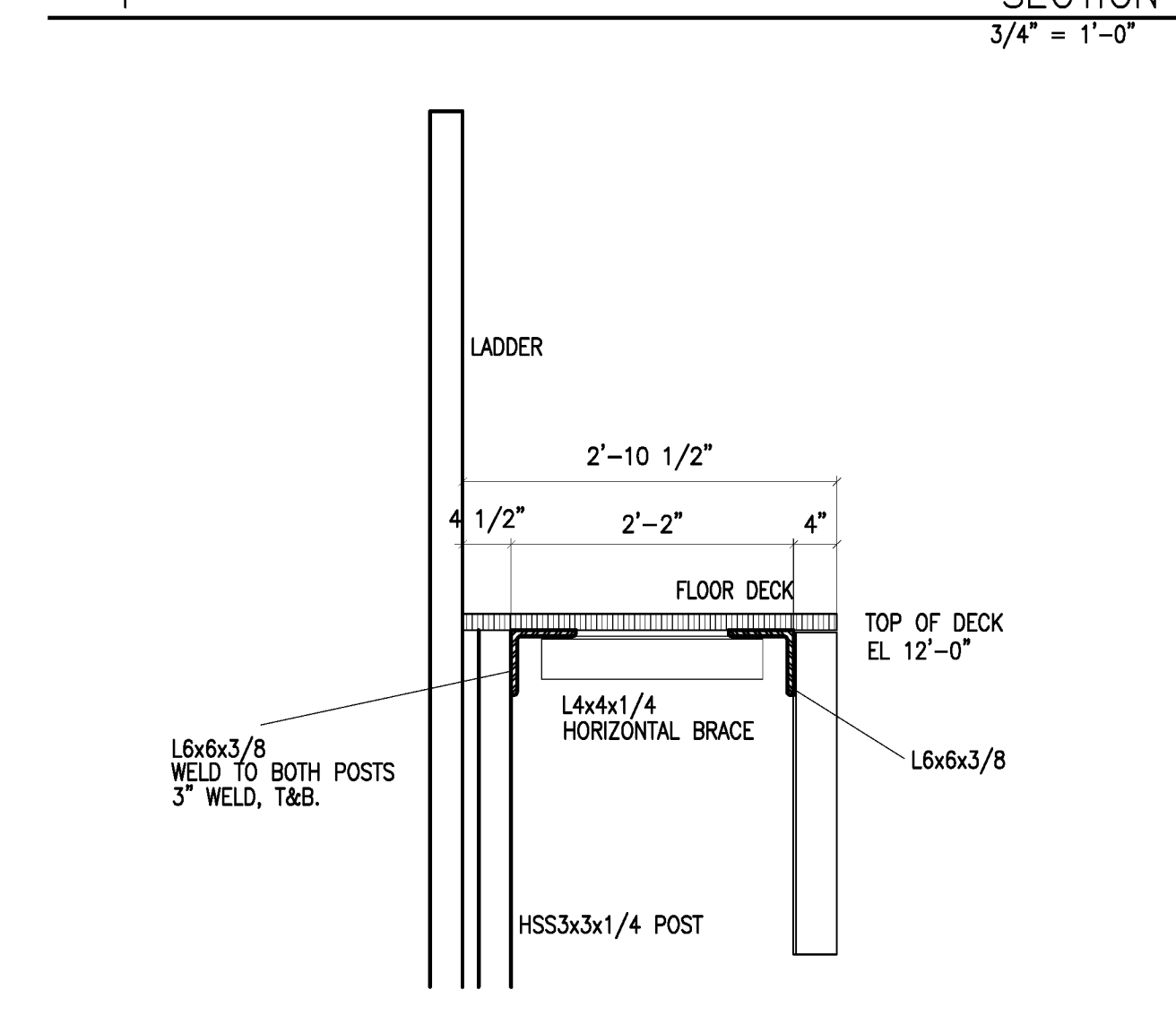
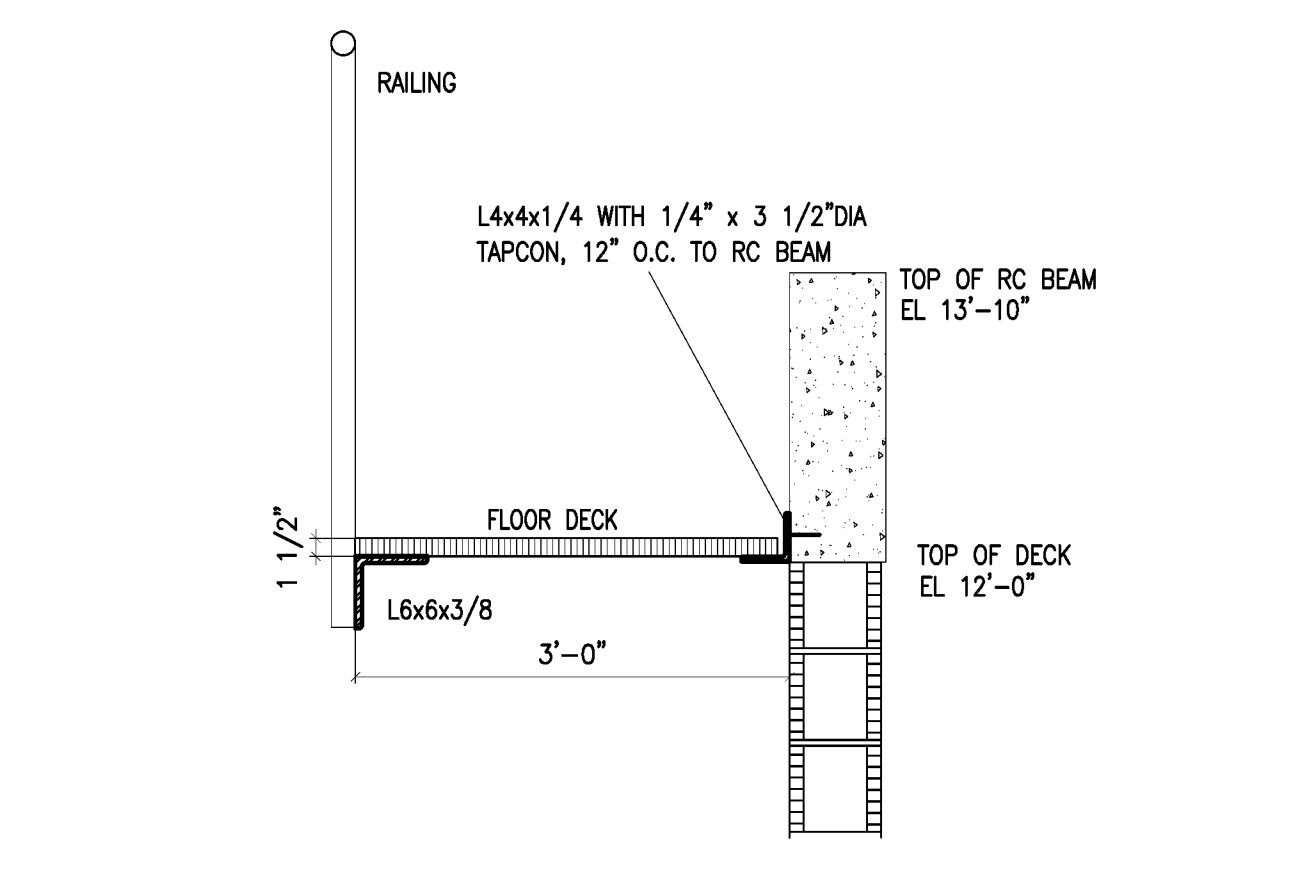
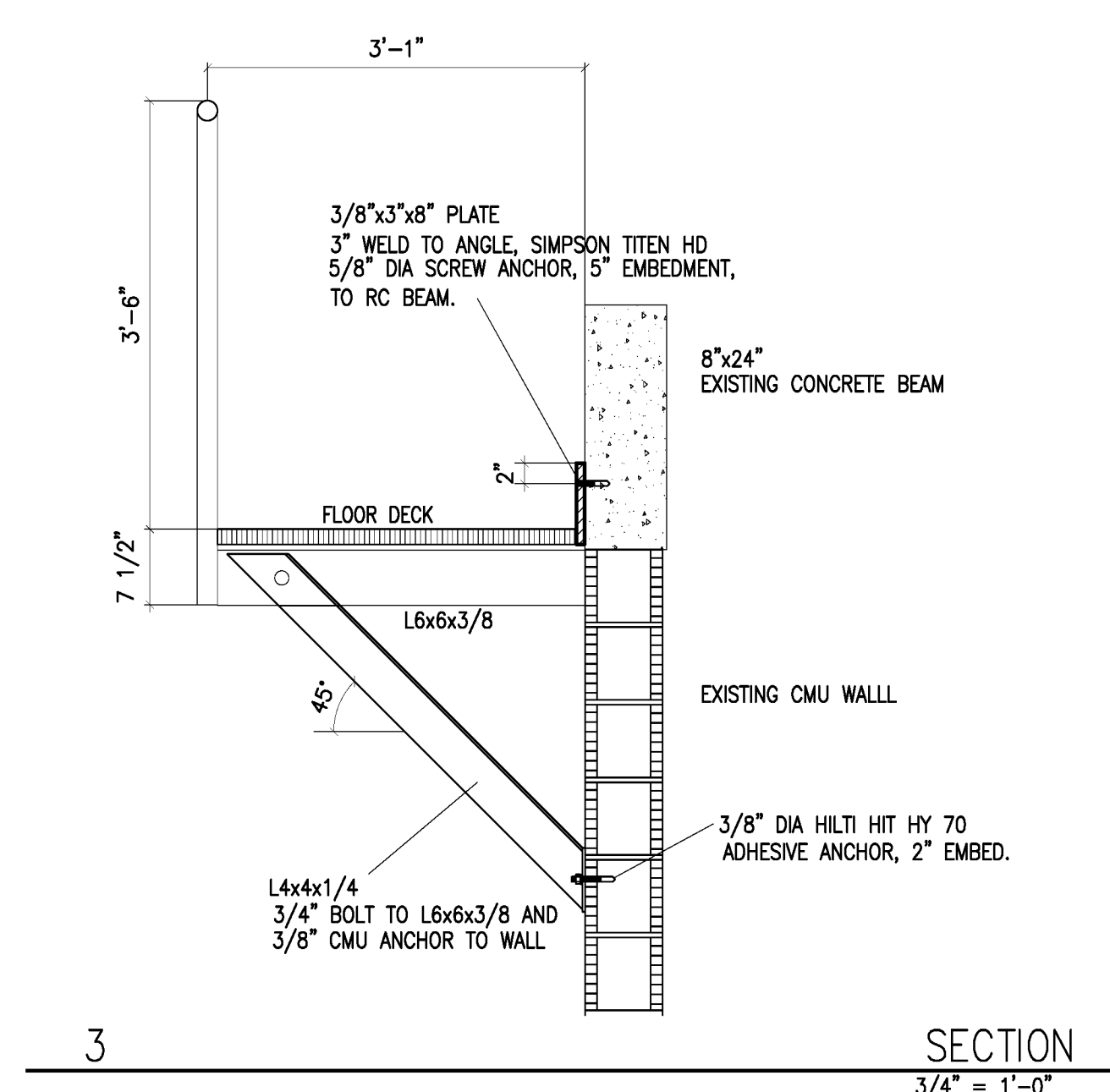
2 NEW POST DETAIL
1 1/2"=1'-0"



1 NEW SLAB AT EXISTING SLAB DETAIL
3/4"=1'-0"



3 NEW OPENING IN WALL DETAIL
3/4"=1'-0"



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Song + Associates

Architecture • Planning • Interior Design

1545 Centrepark Drive North
West Palm Beach, Florida 33401

Telephone: 561-655-2423
Fax: 561-655-1482

AA - 0003165

Seal: Andrew Morgan
Professional Engineer
No. 57171
State of Florida
6/24/16

Name: Andrew Morgan
License #: PE57171

Consultants:

ANDREW MORGAN SERVICES
STRUCTURAL ENGINEER
53 US Hwy 1, Suite 100, West Palm Beach, FL 33411
Tel: 561 655 2423 andrewmorganservices.com
Certificate of Authorization # 2005

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Revisions:

Date: 07/14/2016
S+A Project No.: 16003
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Drawn By: LE
Checked By: RC

Phase: BID SET

Sheet Title: PLATFORM PLAN AND DETAILS

Sheet #: S003

GENERAL NOTES:

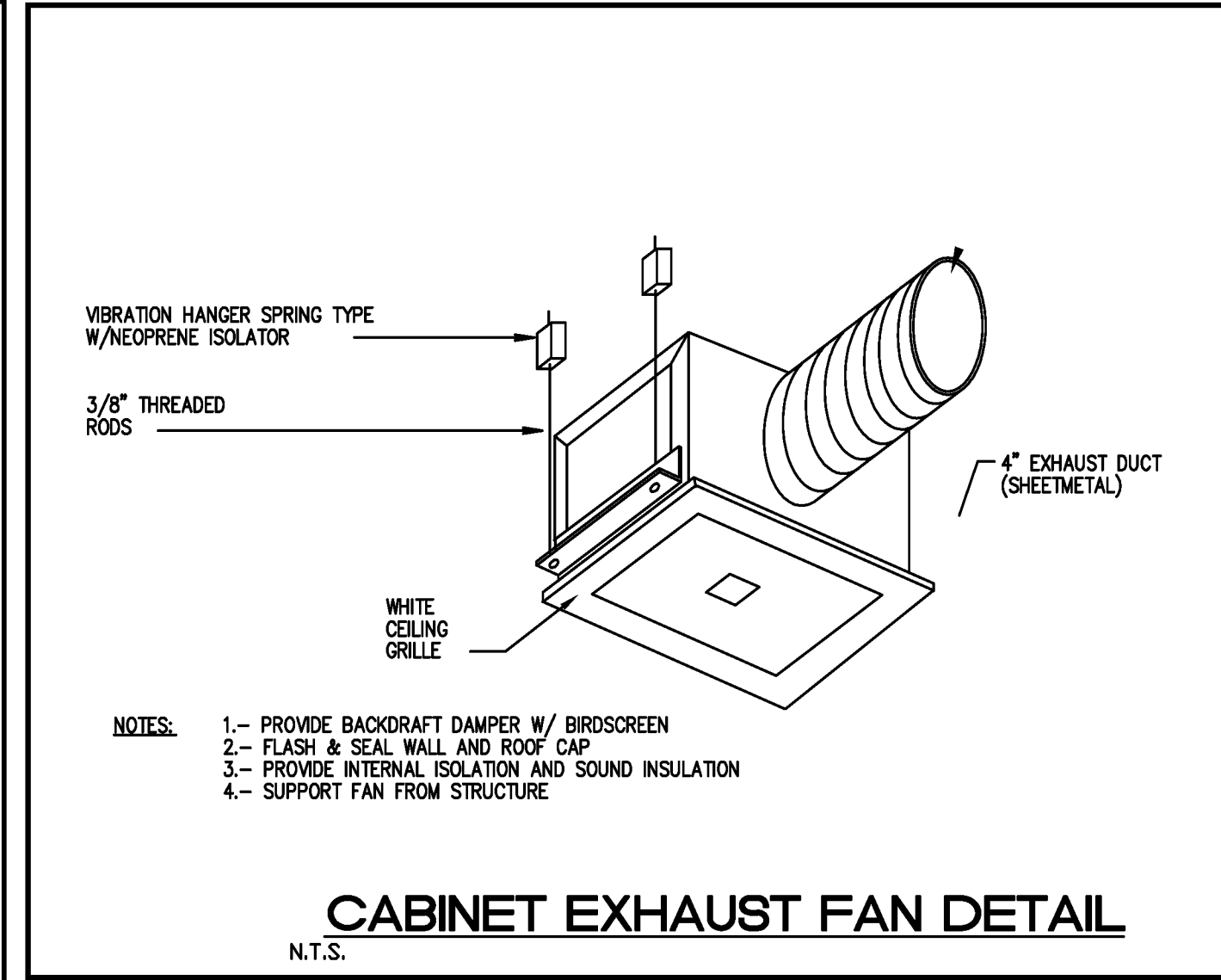
- ALL MECHANICAL SYSTEMS ARE TO BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE SECTIONS OF THE NFPA STANDARDS, ANSI STANDARDS, THE LOCAL BUILDING CODE, NOISE & HEIGHT ORDINANCES, PLANS AND SPECIFICATIONS.
- ALL MATERIALS SHALL BE NEW AND ALL WORKMANSHIP AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, PRODUCT APPROVAL RULES AND ORDINANCES. ANY DAMAGED EQUIPMENT SHALL BE REPLACED OR RESTORED TO ORIGINAL CONDITION.
- THE CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, ACCESS PANELS, CONTROL SYSTEMS, DEVICES, PERMITS AND SERVICES NECESSARY FOR FURNISHING AND INSTALLING A COMPLETE OPERABLE MECHANICAL SYSTEM.
- ALL LOUVERS, GRILLES, PIPING, ETC. SHALL BE PAINTED TO MATCH SURROUNDING COLOR AND TEXTURES AS REQUIRED BY ARCHITECT. VERIFY COLOR AND TEXTURE WITH ARCHITECT. PAINT ALL EXPOSED MECHANICAL EQUIPMENT WITH BENJAMIN MOORE EPOXY ENAMEL 182.
- ALL CUTTING, PATCHING, STRUCTURAL STEEL, WEATHER PROOFING, PAINTING, AND WALL OPENINGS SHALL BE BY THE GENERAL CONTRACTOR.
- ALL OPENINGS IN BUILDING STRUCTURE, FOR DUCTWORK, PIPING, ETC. TO BE 1/2" LARGER (ON ALL SIDES) THEN THE OUTSIDE DIMENSIONS. FILL VOIDS WITH FIRE RETARDANT SILICONE FOAM (I.E. CHASE-FOAM CTC PR-855 BY CHASE TECHNOLOGY CORP.).
- NOT USED.
- PROVIDE FLEXIBLE DUCT CONNECTORS, RATED AS REQUIRED, TO ALL FANS, A/C UNITS, OR MECHANICAL EQUIPMENT.
- PROVIDE MAINTENANCE AND OPERATION MANUAL ON ALL MECHANICAL EQUIPMENT OR SYSTEMS. PROVIDE 5 SETS OF SUBMITTALS ON ALL HVAC EQUIPMENT. SUBMITTALS SHALL HAVE A SUMMARY SHEET SHOWING ALL SCHEDULED INFORMATION.
- HVAC CONTRACTOR WILL WARRANTY ALL MECHANICAL SYSTEMS, DUCTWORK, THERMOSTATS AND ALL OTHER EQUIPMENT/PARTS AND LABOR UNDER THESE DRAWINGS AND SPECIFICATIONS FOR A PERIOD OF ONE (1) YEAR AFTER C.O. OF BUILDING. ANY REPAIRS REQUIRING SYSTEM SHUT DOWN WILL BE DONE DURING NON OPERATIONAL PERIODS. HVAC CONTRACTOR SHALL COORDINATE WITH ALL OTHER TRADES PRIOR TO BIDDING AND PURCHASING ANY EQUIPMENT.
- AIR QUALITY SHOULD BE TESTED BEFORE OCCUPANCY AND SHOULD BE INSTRUMENTED AND MONITORED THEREAFTER, OR AT LEAST AT REGULAR INTERVALS.

AIR DISTRIBUTION/DUCTWORK NOTES:

- REFER TO ARCHITECTURAL PLANS FOR CEILING TYPE.
- PROVIDE OFF WHITE FINISH (SUBJECT TO ARCHITECT'S APPROVAL).
- ALL DUCTWORK WHERE ALLOWED BY LOCAL CODES AND AND CEILING RATING SHALL BE 1" LOW PRESSURE DUCT, SEAL CLASS "A" AND AS FOLLOWS:
A. S/A & R/A - 1" THICK FIBERGLASS DUCT BOARD WITH VAPOR BARRIER (R-4.2 MIN.)
B. EXHAUST AIR DUCTWORK - GALVANIZED SHEETMETAL
C. OUTSIDE AIR DUCTWORK - INSULATED GALVANIZED SHEETMETAL
- ALL DUCTWORK AND DIFFUSERS SHALL BE RATED FOR THE USE, PRESSURE AND TEMPERATURE SPECIFIED AND AS REQUIRED BY THE CEILING SYSTEM RATING.
- ALL DUCTWORK SHALL BE FABRICATED AND INSTALLED IN ACCORDANCE WITH "SMAONA" STANDARDS AND LOCAL BUILDING CODES.
- ALL DUCT SIZES ARE CLEAR INSIDE DIMENSIONS.
- SEAL ALL DUCTS, JOINTS AND SEAMS IN AN APPROVED MANNER AND INSURE AGAINST LEAKAGE.
- PROVIDE ACCESS DOORS AS REQUIRED FOR ALL MECHANICAL EQUIPMENT TO SERVICE AND VISUALLY CHECK ROTATION OF FANS AND MOTORS. POSITION OF DAMPERS, REPLACE FIRE DAMPER LINKS, ADJUST OR REPLACE CONTROLS, ETC.
- PROVIDE VANED ELBOWS IN ALL CASES. SPLITTER DAMPERS WHERE INDICATED ON DRAWINGS AND VOLUME CONTROL DAMPERS IN ALL BRANCH DUCTS OR DIFFUSER CONNECTIONS.
- TERMINAL AIR DISTRIBUTION DEVICES SHALL BE AS FOLLOWS:
CEILING DIFFUSER: EQUIV. TO TITUS MODEL PAS-AA
RETURN REGISTER: EQUIV. TO TITUS MODEL 4 FL

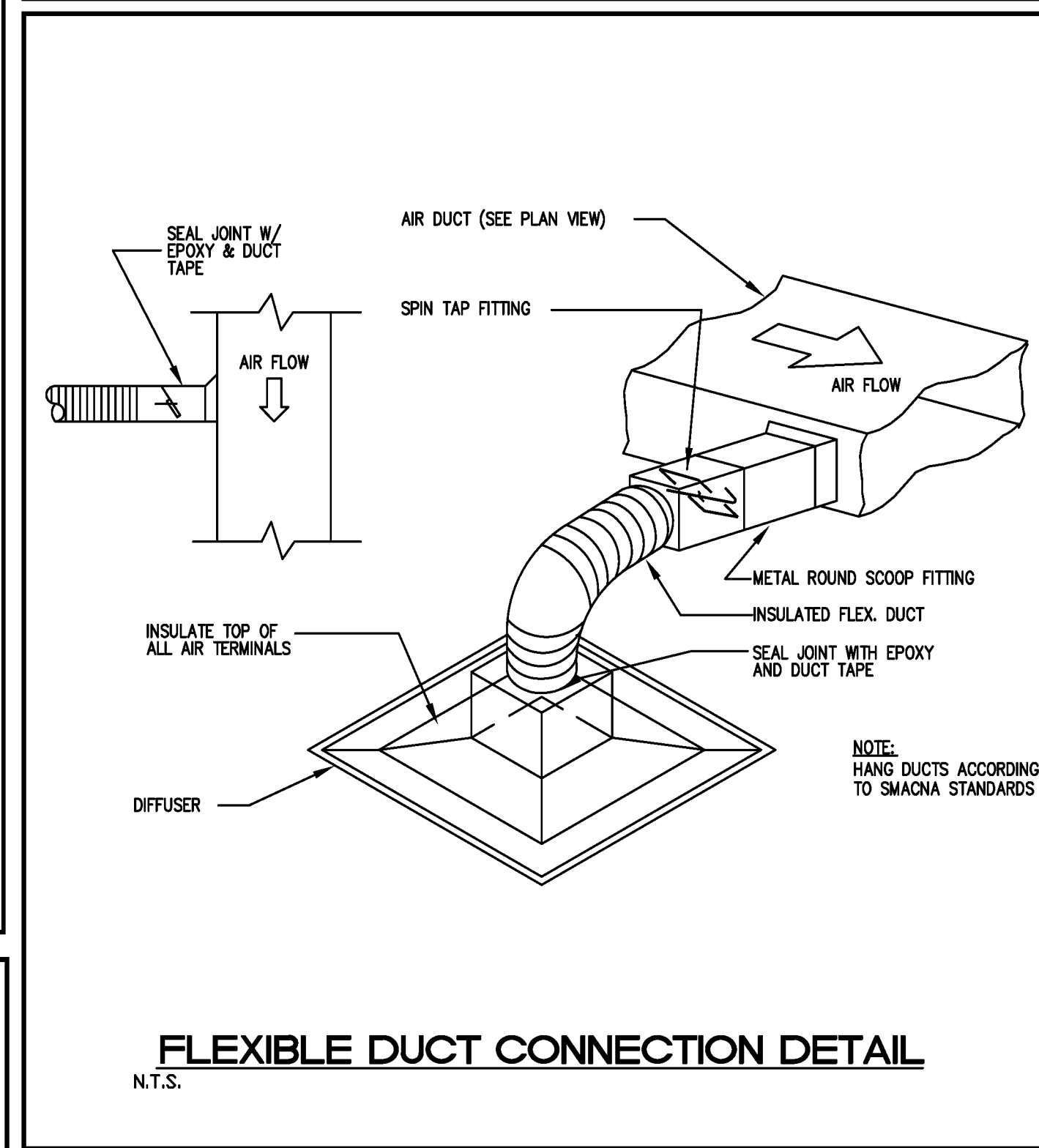
HVAC NOTES:

- HVAC SUBCONTRACTOR SHALL PROVIDE ALL LABOR, MATERIAL, TOOLS AND EQUIPMENT TO INSTALL A COMPLETE AND OPERATING A/C SYSTEM.
- HVAC SUBCONTRACTOR TO PROVIDE ALL REQUIRED HVAC PERMITS.
- COMPLY WITH NFPA-90A AND ALL APPLICABLE CODES. THIS IS THE CONTRACTOR'S RESPONSIBILITY.
- ALL AIR DEVICES SHALL BE OF ALUMINUM CONSTRUCTION. TITUS, METALAIRE OR AS APPROVED BY ENGINEER.
- HVAC SUBCONTRACTOR SHALL COMFORT BALANCE TENANT AREA TO THE SATISFACTION OF THE LANDLORD AND/OR TENANT AFTER OCCUPANCY. PROVIDE AIR BALANCE REPORT AT COMPLETION OF PROJECT TO ENGINEER/TENANT. CFM VALVES CAN BE WITHIN 100% OF THE VALVE SHOWN ON PLANS.
- HVAC SUB-CONTRACTOR SHALL PROVIDE ALL CONTACTORS, RELAYS AND THERMOSTATS. THE ELECTRICAL SUBCONTRACTOR SHALL PROVIDE ALL SWITCHES, DISCONNECTS AND CONTROL WIRING. THERMOSTATS SHALL BE APPROVED BY EQUIPMENT MANUFACTURER.
- ALL DUCT SIZES ARE CLEAR INSIDE DIMENSIONS.
- ALL WORK OF THIS TRADE SHALL BE COORDINATED WITH ALL OTHER TRADES TO AVOID ANY INTERFERENCES THAT MAY DELAY PROGRESS OF CONSTRUCTION.
- HVAC SUBCONTRACTOR SHALL INSTALL ALL NECESSARY OFFSETS, BENDS AND TRANSITIONS REQUIRED TO PROVIDE A COMPLETE SYSTEM AT NO ADDITIONAL COST TO OWNER.
- COORDINATE LOCATION OF CEILING DIFFUSERS, GRILLES AND REGISTERS IN THE FIELD WITH ELECTRICAL, LIGHTS AND ARCHITECTURAL ELEMENTS.
- CONTRACTOR SHALL VISIT SITE PRIOR TO BIDDING TO BECOME FAMILIAR WITH EXISTING CONDITIONS. NOTIFY ARCHITECT / ENGINEER WITH ANY DISCREPANCIES IN WRITING. NO CHANGE ORDERS WILL BE ACCEPTED.



- NOTES:
- PROVIDE BACKDRAFT DAMPER W/ BIRDSCREEN
 - FLASH & SEAL WALL AND ROOF CAP
 - PROVIDE INTERNAL ISOLATION AND SOUND INSULATION
 - SUPPORT FAN FROM STRUCTURE

CABINET EXHAUST FAN DETAIL

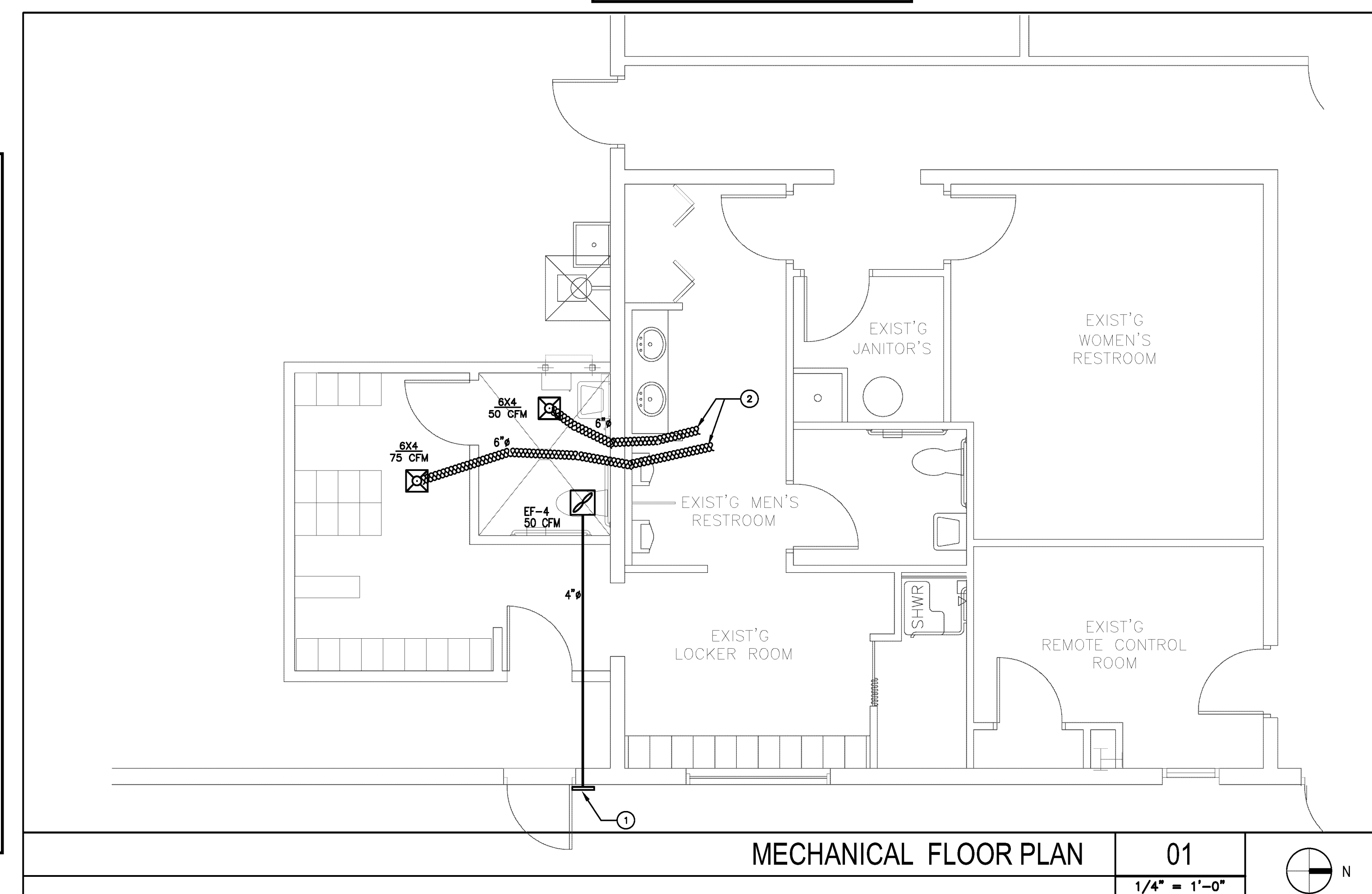


FLEXIBLE DUCT CONNECTION DETAIL

AIR DISTRIBUTION SCHEDULE				
DIFFUSER TYPE				
DIFFUSER CFM				
TAG	MANUFACTURER & MODEL NO	NECK SIZE	CFM	NOTES:
A	TITUS TDC-AA	6 8 10 12	0-100 101-299 300-450 451-600	ALUMINUM CEILING DIFFUSER LOUVERED FACE OPPOSED BLADE DAMPER 12x12 MODULE BORDER TYPE 1 (SURFACE) NC LEVEL < 30
B	TITUS 50F	24x24 6 8	0-800 0-100 101-299	ALUMINUM EGGRATE RETURN GRILLE 1/2x1/2x1/2 CORE BORDER TYPE 1 (SURFACE) NC LEVEL < 30

NOTES:
1. ALL FINISHES TO BE WHITE UNLESS OTHERWISE DIRECTED BY THE OWNER OR ARCHITECT.

LEGEND	
	NEW SUPPLY DIFFUSER
	NEW EXHAUST GRILL
	MANUAL VOLUME DAMPER
	DUCT TRANSITION
	NEW FLEXIBLE DUCT, U.L. CLASS 1 (R-6)
	EXISTING DUCT
	DUCT DETECTOR REMOTE TEST/RESET STATION
	POINT OF CONNECTION EXISTING TO NEW.
	DUCT SMOKE DETECTOR (WITH AUDIBLE AND VISIBLE CAPABILITY)
	PROGRAMMABLE T-STAT



MECHANICAL FLOOR PLAN

01
1/4" = 1'-0"

FAN SCHEDULE												
SELECTION BASED ON	TYPE/ SERVICE	CFM	TSP IN WG	RPM	MOTOR DATA			DRIVE	SONES OR NC	UNIT WEIGHT	REMARKS	
					HP	RPM	VOLTS-PH-HZ					
EF-4	GREENHECK SP-80	BATHROOM EXHAUST	80	0.20	482	-	900	120-1-60	DIRECT	2.0	-	1,2,5,8,9

GENERAL FAN NOTES:

- PROVIDE DISCONNECTS AND ALL ASSOCIATED CONTROLS
- PROVIDE BACKDRAFT FOR ALL EXHAUST FANS.
- FIELD ADJUST OPENINGS WITH STRUCTURE.
- ALL OUTDOOR EQUIPMENT SHALL COMPLY WITH LOCAL ZONING NOISE ORDINANCE OR NOT EXCEED A NOISE LEVEL OF 55dB AS MEASURED RADIALLY 15 FT. FROM THE EQUIPMENT IN ALL DIRECTIONS.
- COORDINATE WITH ELECTRICAL CONTRACTOR BEFORE BIDDING OR ORDERING ANY EQUIPMENT.
- SEE GENERAL, AIR CONDITIONING, DUCTWORK, AND COORDINATION NOTES FOR OTHER FIELD SUPPLIED ITEMS.
- PROVIDE MOTOR HEATERS SIZED AS REQUIRED FOR FIELD CONDITIONS.
- PROVIDE BIRDSCREEN ON ALL INLETS AND OUTLETS.
- INTER-LOCK WITH LIGHT SWITCH
- RUN CONTINUOUSLY

MECHANICAL DRAWING KEYNOTES	
①	4" SHEET METAL BATHROOM EXHAUST DUCT THROUGH WALL WILL INSECT SCREEN WALL CAP. WALL CAP SHALL BE MINIMUM 3 FEET FROM ANY OPERABLE OPENING.
②	THE NEW FLEX DUCT TO EXISTING MAIN TRUNK. CONTRACTOR TO FIELD VERIFY EXACT LOCATION.

EXHAUST AIR SUMMARY (FBC TABLE 403.3)							
AREA	SYSTEM	GR/NET SQ FT	CFM EXHAUST/ SQ FT	FIXTURE COUNT	CFM EXHAUST/ FIXTURE	CFM EXHAUST EXHAUST REQ.	PROVIDE EXHAUST
NEW BATHROOM	EF-4	-	-	1	70	70	80
NEW LOCKER	EXISTING EF-3	85/LOCKER RM	.25	-	-	22	25

bd bach design engineers
381 SE 10th Street, Pompano Beach, FL 33060
TEL: (954) 461-4314 Fax: (954) 782-2036
info@bachengineers.com
CA# 28626
Walt Saxe/Kraig Johnson P.E.
Florida License #6753



**SWA-PBC
MAINTENANCE
FACILITY
LOCKER ROOM**



6527 N. Jog Road
West Palm Beach, FL 33412

Key Plan:

Revisions :

Date : 07/14/2016

S+A Project No : 18003

Owner Project No :

Drawn By : BN

Checked By :

Phase :

BID SET

Sheet Title :

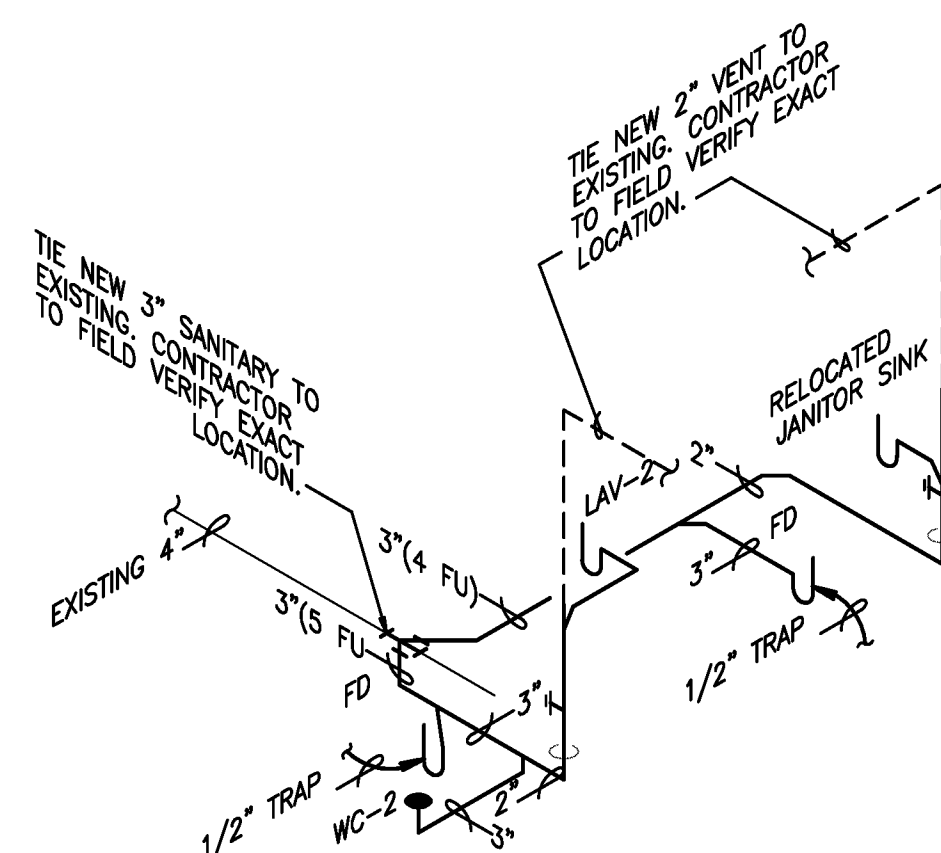
PLUMBING PLAN

Sheet # :

P-1

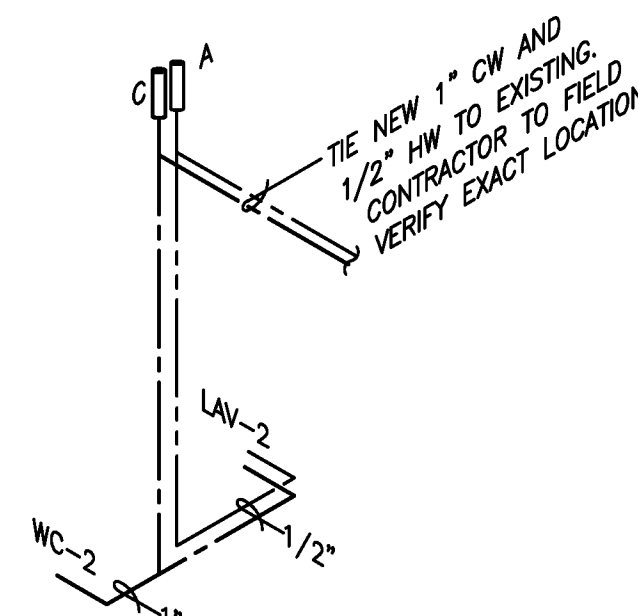
DRAWING KEY NOTES

- ① TIE NEW 3" SANITARY TO EXISTING. CONTRACTOR TO FIELD VERIFY EXACT LOCATION.
- ② EXISTING 4" SANITARY
- ③ RELOCATED EXISTING UTILITY SINK TO NEW LOCATION AS SHOWN.
- ④ EXTEND EXISTING 1/2" HW AND CW FROM EXISTING SINK TO NEW LOCATION.
- ⑤ RELOCATE EXISTING EMERGENCY SHOWER TO NEW LOCATION AS SHOWN. EMERGENCY EYEWASH SHELL REMAIN OPERATIONAL DURING CONSTRUCTION.
- ⑥ EXTEND EXISTING 1" CW FROM EXISTING EMERGENCY SHOWER TO NEW LOCATION.
- ⑦ TIE NEW 1" CW AND 1/2" HW TO EXISTING. CONTRACTOR TO FIELD VERIFY EXACT LOCATION.



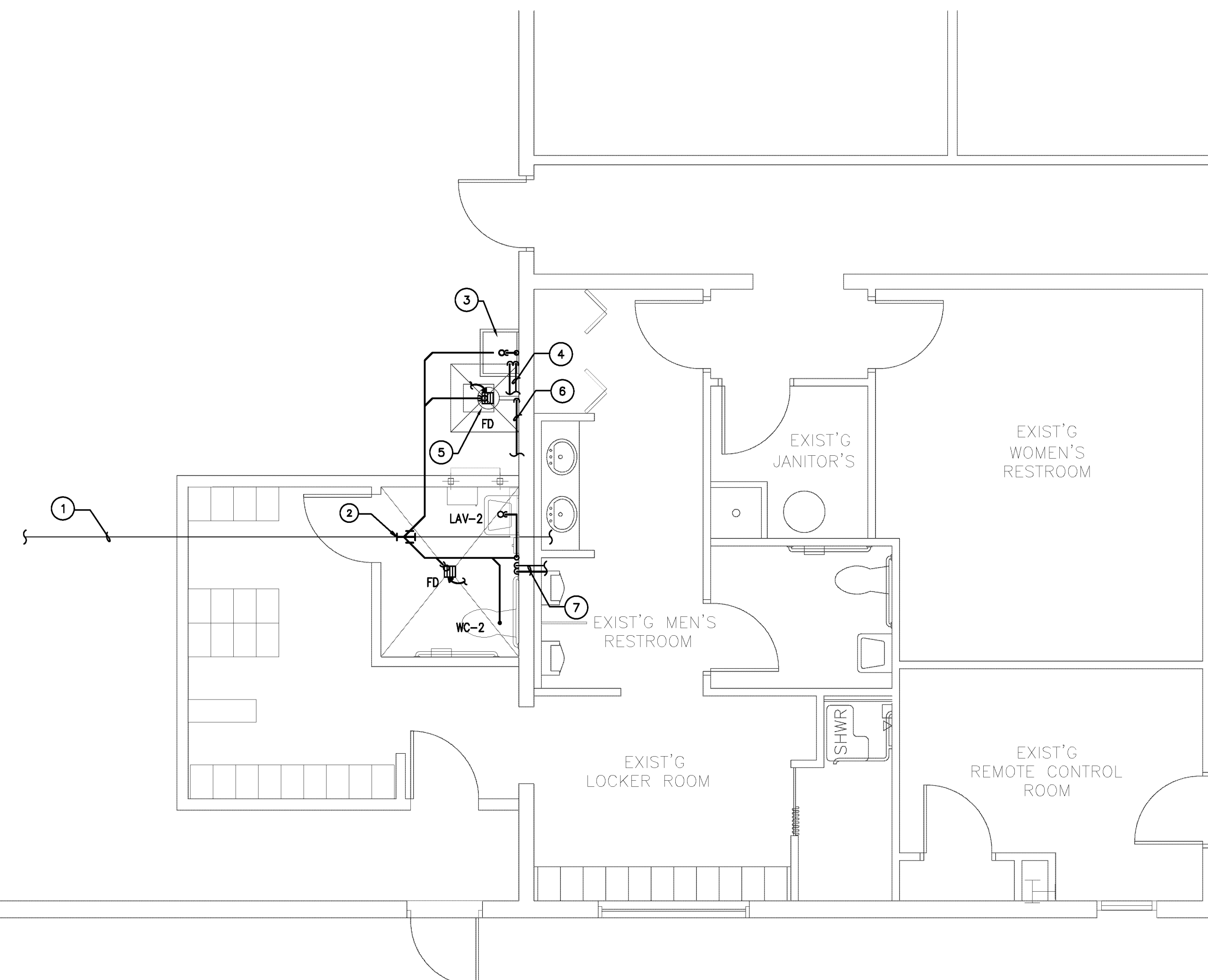
NOTE:
SLOPE ALL PIPING 2" AND LESS @ 1/4" PER L.F.
SLOPE ALL PIPING 3" AND ABOVE @ 1/4" OR 1/8" PER L.F.
HORIZONTAL DRAINAGE PIPING SHALL BE INSTALLED IN UNIFORM ALIGNMENT AT UNIFORM SLOPE PER FBC(2014) 704.1

SANITARY PIPING ISOMETRIC
NO SCALE



NOTE:
1. ALL FIXTURES SHALL COMPLY WITH TABLE 604.4 OF THE F.P.C.
2. ALL WALL HUNG PLUMBING FIXTURES SHALL COMPLY W/ FBC 2318.1.15 OR 2517.5.1.1

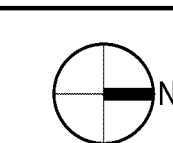
WATER PIPING ISOMETRIC
NO SCALE



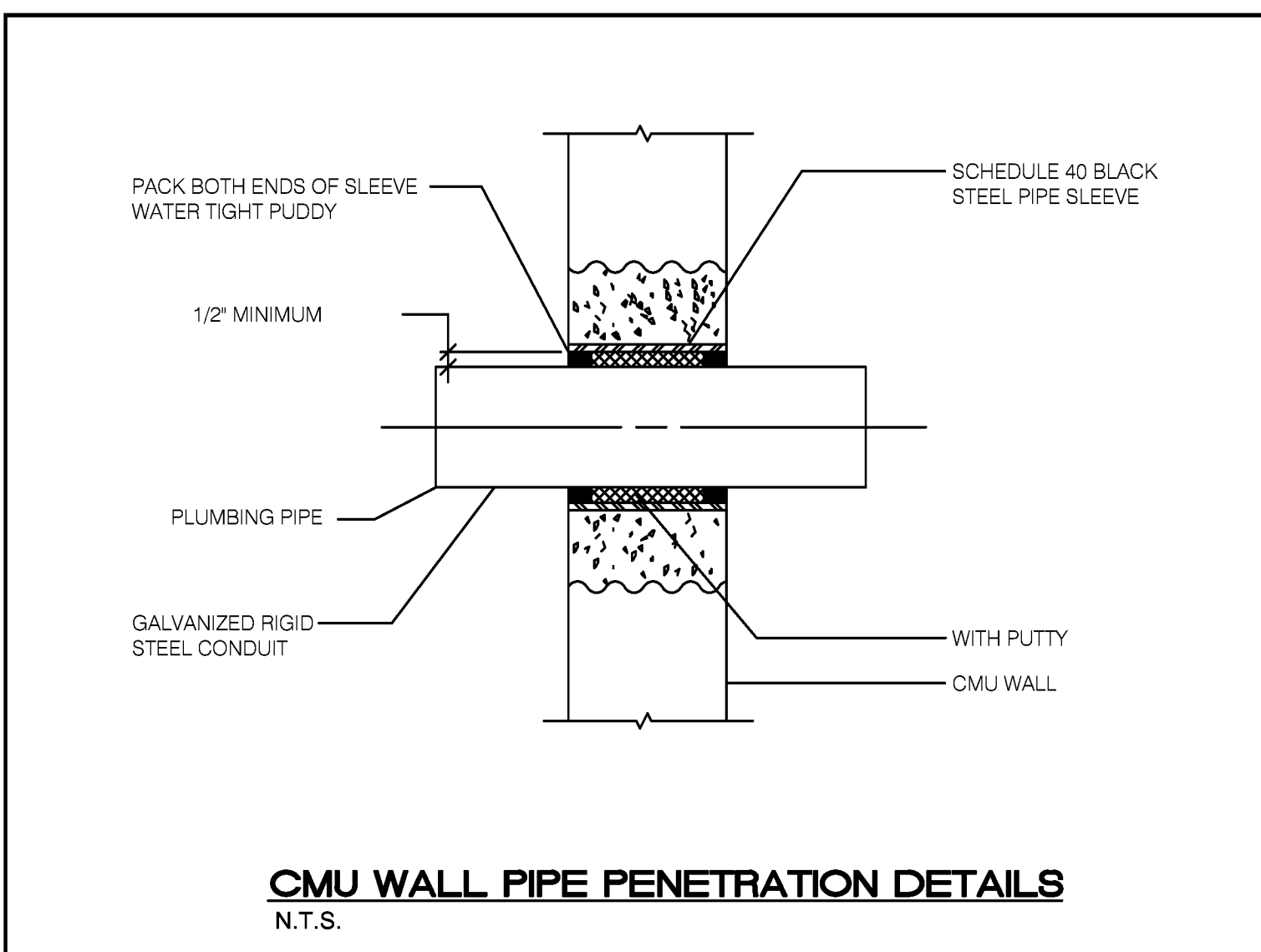
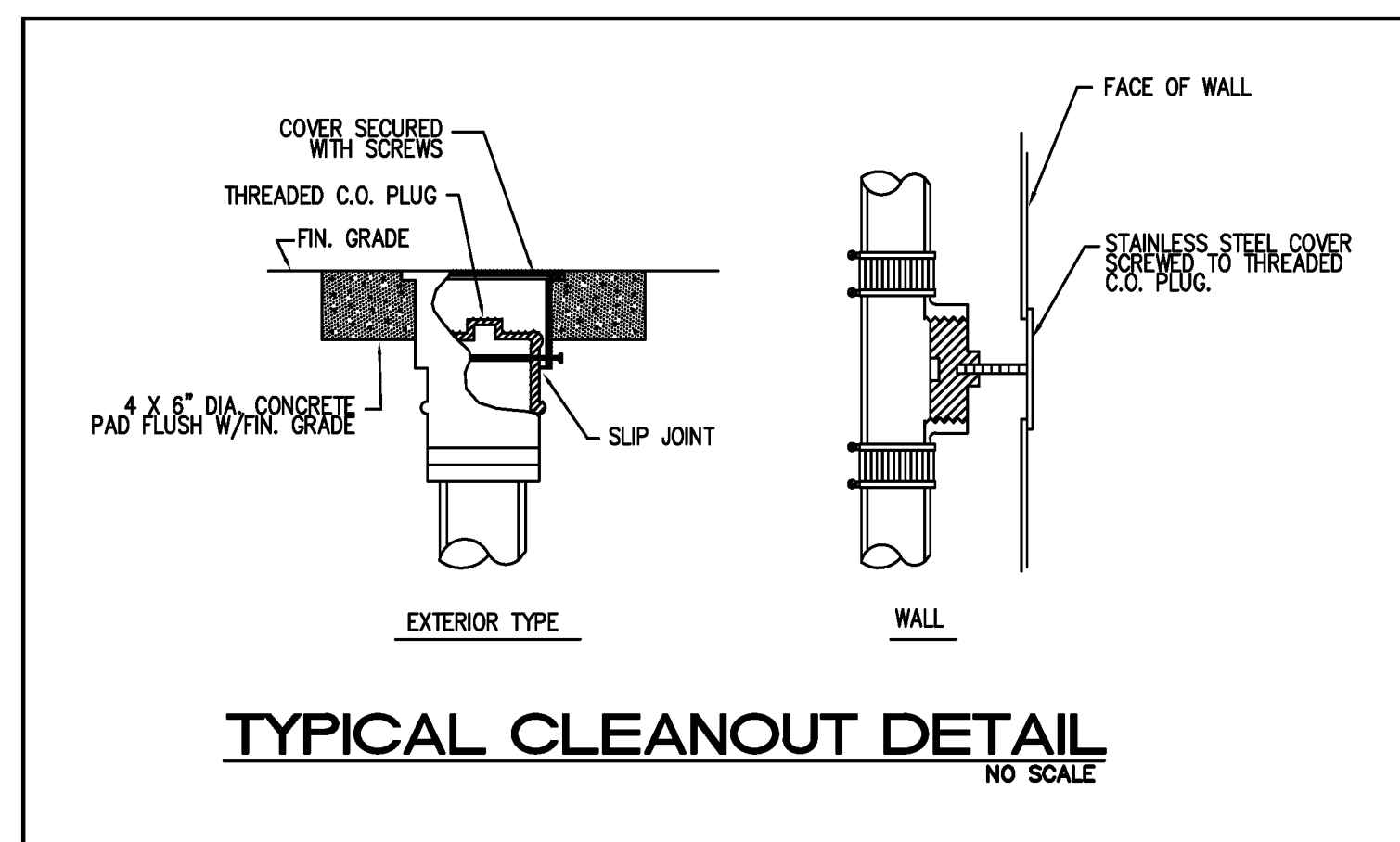
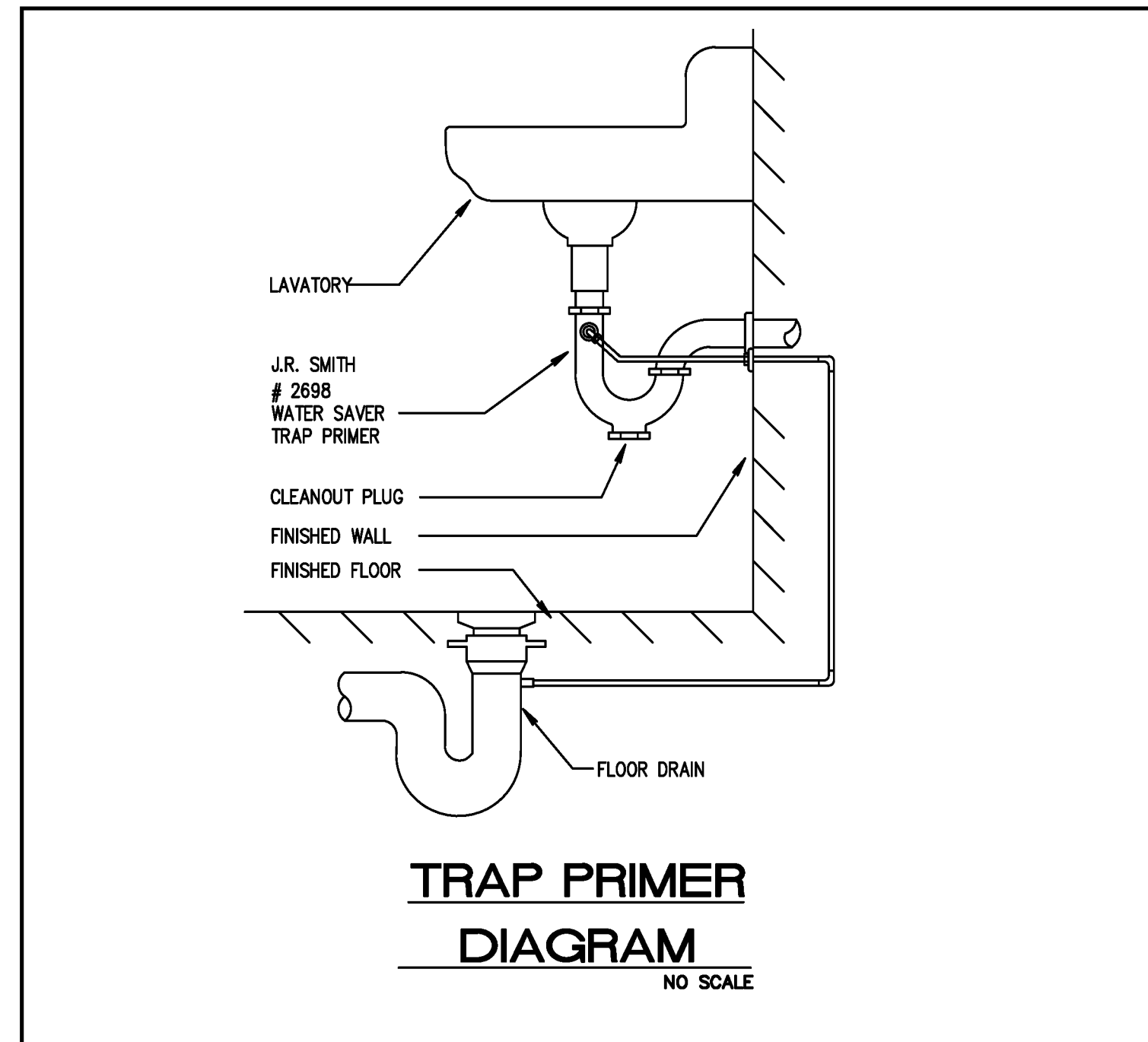
PLUMBING PLAN

01

1/4" = 1'-0"



bd bach design engineers
381 SE 10th Street, Pompano Beach, FL 33060
TEL:(954) 461-4314 Fax:(954) 782-2036
Info@bachengineers.com
CA#28826
Wiest/Sest/Craig/EP.E. Date: _____
Florida License # 66753

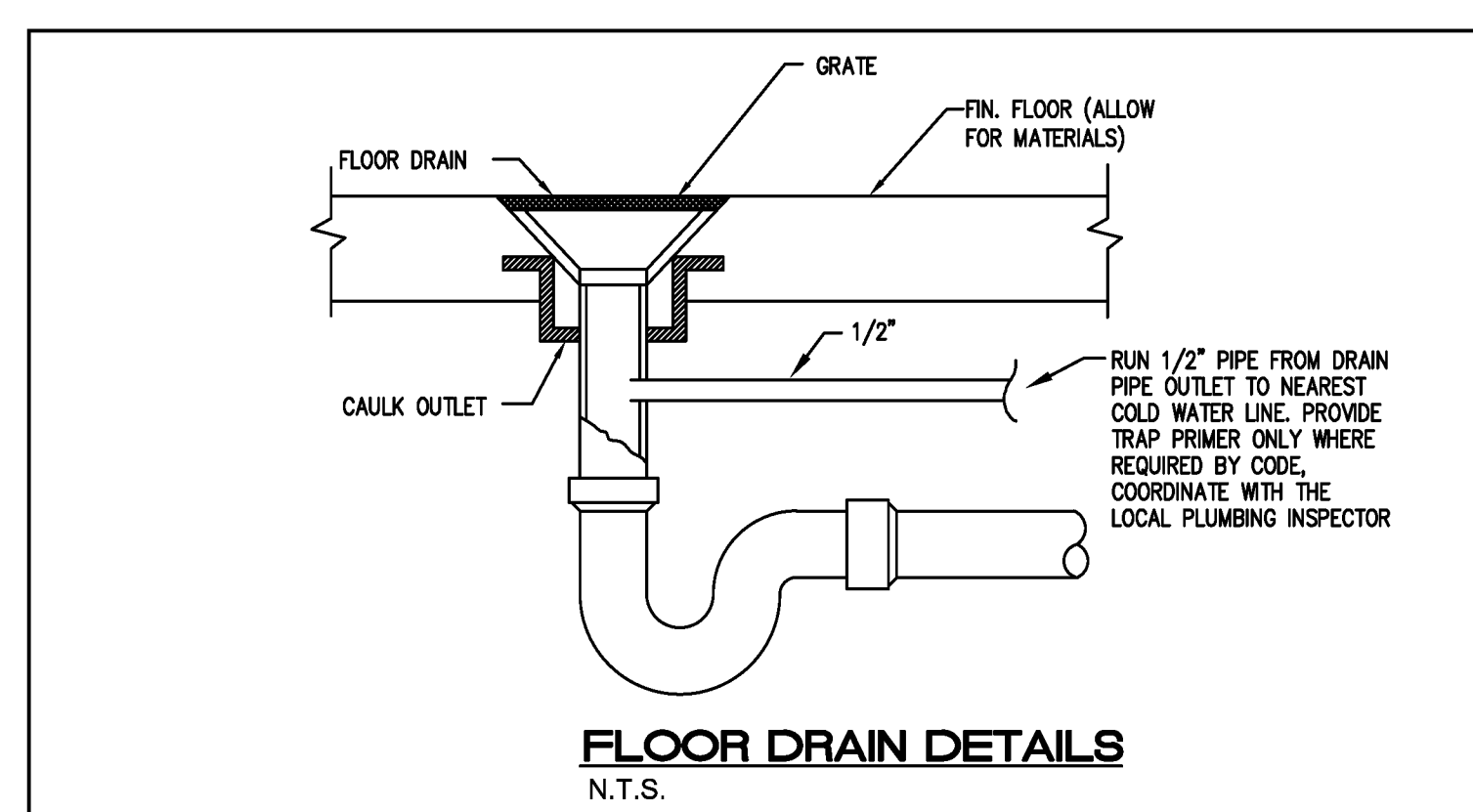
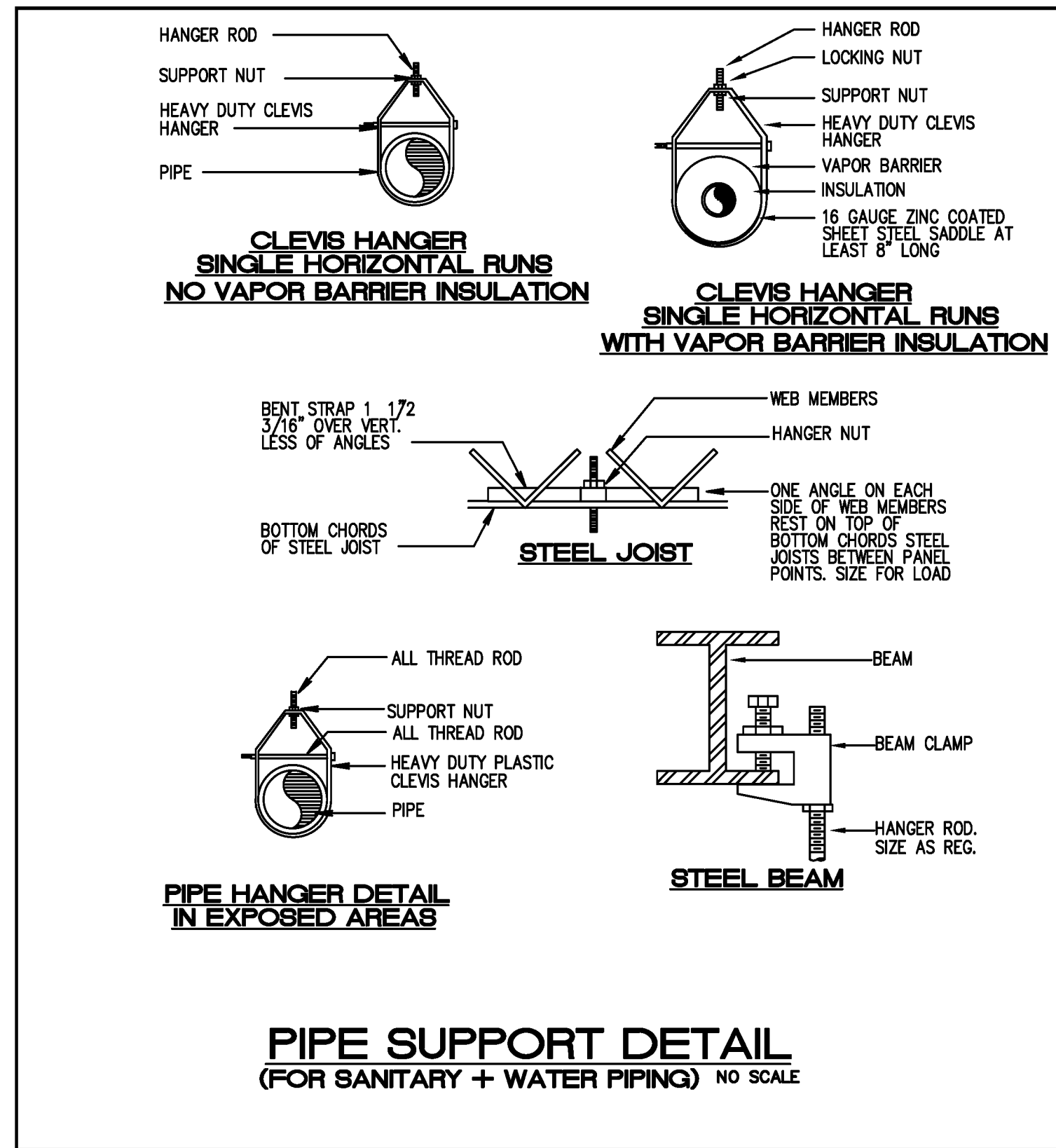


PLUMBING FIXTURE SCHEDULE

NAME	FIXTURE	MODEL #	ACCESSORIES
WC-2	HANDICAPPED WATER CLOSET (FLUSH VALVE)	AMERICAN STANDARD MADERA FLOWISE #3461.001	SLOAN SOUS MODEL 8111-128 SENSOR OPERATED FLUSH VALVE CHURCH OPEN FRONT SEAT, SUPPLY PIPE, MCGUIRE ANGLE STOP AND 2 BOLT CAPS.
LAV-2	WALL HUNG LAVATORY (ADA)	AMERICAN STANDARD LUCERNE #0355.012	SLOAN OPTIMA ESD-25085-BDT SENSOR FAUCET FLEXIBLE SUPPLY PIPE, MCGUIRE ANGLE STOPS & ADJUSTABLE 7/8\"/>

* ALL PLUMBING FIXTURES SHALL BE APPROVED BY ARCHITECT/OWNER

FIXTURE	WATER PIPE SIZE	NOMINAL SAN. SIZE	MAXIMUM FLOW RATES
WATER CLOSET (FLUSH VALVE)	1"	3"	128 GPF
LAVATORY	1/2"	1 1/4"	5 GPM



- GENERAL PLUMBING NOTES:**
- ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE FLORIDA 2014 BUILDING CODE (PLUMBING) AND WITH ALL APPLICABLE REGULATIONS.
 - DRAWINGS REFER TO ALL DRAWINGS FOR COORDINATION OF THE PLUMBING WORK.
 - ARRANGE AND PAY FOR ALL PERMITS, LICENSES, INSPECTIONS AND TESTS. OBTAIN THE REQUIRED CERTIFICATES AND PRESENT TO OWNER.
 - GUARANTEE: THE COMPLETED INSTALLATION SHALL BE FULLY GUARANTEED AGAINST DEFECTIVE MATERIALS AND/OR IMPROPER WORKMANSHIP FOR A MINIMUM OF ONE YEAR FOR MATERIAL AND LABOR.
 - ALL HORIZONTAL SANITARY PIPING SHALL SLOPE AT 1/8 INCH PER FOOT MINIMUM FOR 3" AND LARGER AND AT 1/4" SLOPE FOR 2" PIPES AND SMALLER.
- PLUMBING FIXTURES: FIXTURES SHALL BE AS SELECTED BY TENANT AND INSTALLED BY THIS CONTRACTOR. FIXTURES SHALL BE COMPLETE WITH DRAINS, TRAPS, SUPPLIES AND ANY OTHER ACCESSORY REQUIRED. FIXTURES AND FAUCETS SHALL COMPLY WITH THE FLORIDA BUILDING CODE 2014 WATER SAVING STANDARDS.
- MATERIALS:
 - PIPING:
 - SOL, WASTE AND VENT: SCHEDULE 40 PVC
 - DOMESTIC WATER: TYPE M COPPER
ISOLATE PIPING FROM CONCRETE WITH INSULATING MATERIAL.
 - DOMESTIC WATER SUPPLY ASSEMBLY: CHROME FINISH TUBING WITH ANGLE SHUT OFF VALVES.
 - PIPING TEST AND DISINFECTIONS:
 - TEST: ALL SANITARY AND DOMESTIC WATER SUPPLY PIPING SHALL BE TESTED FOR LEAKS BEFORE PIPING IS CONCEALED OR CONNECTED TO EQUIPMENT AND PLUMBING FIXTURES.
 - DISINFECTION: ALL DOMESTIC WATER PIPING SHALL BE DISINFECTED BY INTRODUCING A SOLUTION OF CALCIUM HYPOCHLORITE OF 50 PARTS PER MILLION OF CHLORIDE AND AS PER AWWA STANDARDS.
 - VALVES: DOMESTIC WATER VALVES SHALL BE OF BRONZE BODY, SWEAT ENDS.
 - CONTRACTOR SHALL COORDINATE EXACT LOCATION OF SANITARY, AND DOMESTIC WATER PIPING BEFORE STARTING ANY WORK. NOTIFY ARCHITECT/ENGINEER OF ANY DEVIATIONS FROM DESIGN DRAWINGS.
 - CONTRACTOR SHALL PIPE PROTECTION UNDERNEATH ALL ADA LAVATORIES AND SINKS TO COMPLY WITH ADA CODE.
 - NO COMBUSTIBLE MATERIAL SHALL BE USED IN MECHANICAL ROOMS OR IN CEILING SPACES WHERE USED AS RETURN AIR PLENUMS.
 - CONTRACTOR SHALL MAINTAIN ALL EXISTING PLUMBING FIXTURES IN OPERATIONAL CONDITION DURING CONSTRUCTION.

PLUMBING SYMBOL LEGEND

SYMBOL	DESCRIPTION
---	EXISTING SANITARY LINE
- - - -	EXISTING VENT LINE
---	SANITARY LINE
- - - -	VENT LINE
---	EXISTING COLD WATER LINE
- - - -	EXISTING HOT WATER LINE
---	COLD WATER LINE
- - - -	HOT WATER LINE
⊗	GATE VALVE
⊕	FLOOR PENETRATION
⊖	HAMMER ARRESTOR
⊙	WALL CLEANOUT
⊚	CONNECT TO EXISTING

SHOCK ARRESTOR SCHEDULE

P.D.I. DESIGNATION	MANUF. & MODEL	FIXTURE UNITS	CONNECTION
A	SIoux CHIEF 652-A	1-11	1/2"
B	SIoux CHIEF 652-B	12-32	3/4"
C	SIoux CHIEF 652-C	33-60	1"
D	SIoux CHIEF 652-D	61-113	1"

- SIoux CHIEF SHOCK ARRESTORS APPROVED FOR INSTALLATION WITH NO ACCESS DOOR REQUIRED. CONFORMS TO ANSI/ASSE 1010 STANDARDS.
- LOCATE SHOCK ARRESTORS PER MANUFACTURE RECOMMENDATION.

Seal : _____

Consultants : _____

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**SWA-PBC
MAINTENANCE
FACILITY
LOCKER ROOM**



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Key Plan: _____

Revisions : _____

Date : 07/14/2016

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Drawn By : BN

Checked By : _____

Phase : _____

BID SET

Sheet Title :
**PLUMBING
SCHEDULE,
NOTES, AND
DETAILS**

bd bach design engineers

381 SE 10th Street, Pompano Beach, FL 33060
TEL: (954) 461-4314 Fax: (954) 782-2036
Info@bachengineers.com
CA#28826

Wiest@bachengineers.com Date: _____
Florida License # 66753

ELECTRICAL SPECIFICATION

- SCOPE: FURNISH ALL LABOR AND MATERIALS NECESSARY FOR THE INSTALLATION OF THE COMPLETE ELECTRICAL SYSTEM AS SPECIFIED HEREIN AND INDICATED ON THE CONTRACT DRAWINGS.
- APPLICABLE CODES: THE INSTALLATION SHALL COMPLY WITH THE 2014 EDITION OF THE NATIONAL ELECTRICAL CODE, 2014 FLORIDA BUILDING CODE 5TH EDITION, 2014 FLORIDA FIRE PREVENTION CODE 5TH EDITION, 2009 LIFE SAFETY CODE.
- MATERIALS AND SUBSTITUTIONS: THE CONTRACTOR SHALL SUBMIT A LIST OF ALL MAJOR EQUIPMENT AND FIXTURES TO THE ARCHITECT FOR REVIEW. NO SUBSTITUTIONS WILL BE ALLOWED WITHOUT THE PERMISSION OF THE ARCHITECT IN WRITING. ALL EQUIPMENT SHALL BE NEW AND BEAR THE MANUFACTURER'S NAME AND TRADE NAME. ALL EQUIPMENT SHALL BE U.L. LISTED.
- PERMITS: SWA SHALL PAY PERMIT FEE. CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN NECESSARY PERMITS FOR INSTALLATION OF THE WORK.
- WORKMANSHIP: ALL WORK SHALL BE INSTALLED IN A NEAT AND WORKMANLIKE MANNER. EXPOSED CONDUITS AND/OR CABLES, WHERE PERMITTED, SHALL BE RUN PARALLEL AND AT RIGHT ANGLE TO MAJOR BUILDING CONSTRUCTION MEMBERS. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL EQUIPMENT AND DEVICES WITH THE ARCHITECT AT THE TIME OF INSTALLATION.
- CONDUIT SYSTEMS: CONDUIT SHALL BE EMT CONCEALED IN WALLS AND SUSPENDED CEILINGS AND EXPOSED IN UNFINISHED AREAS. EXTERIOR CONDUIT SHALL BE GALVANIZED RIBBON STEEL. ALUMINUM CONDUIT SHALL NOT BE PERMITTED. MINIMUM SIZE CONDUIT SHALL BE 3/4". CONNECTIONS TO MOTORS AND OTHER VIBRATING EQUIPMENT SHALL BE MADE WITH LIQUIDTIGHT FLEXIBLE METAL CONDUIT.
- OUTLET BOXES: FOUR INCH SQUARE FOR SWITCHES AND RECEPTACLES AND FOUR INCH OCTAGONAL FOR LIGHTING FIXTURES, WITH APPROVED PLASTER RINGS AND COVERPLATES. WHERE MULTIPLE NUMBER OF SWITCHES OCCUR IN ONE LOCATION ON THE PLANS, PROVIDE A MULTI-SANG OUTLET BOX AND A COMMON COVERPLATE. PROVIDE BARRIERS WITHIN THE BOX AS MAY BE REQUIRED BY CODE. MIN. DEPTH 2 INCHES.
- WIRE AND CABLE: TYPE THW, OR THWN, 600 VOLT AC, COPPER CONDUCTORS, COLOR CODED, WITH THE MINIMUM SIZE TO BE #12 A.W.G. WITH INSULATED GROUND, TYPE "MC" METAL CLAD CABLE MAY BE USED WHERE PERMITTED BY APPLICABLE CODES.
- WIRING DEVICES: "ARROW HART" OR APPROVED EQUAL, AS FOLLOWS: DUPLEX RECEPTACLE-#3532; GFI RECEPTACLE-#6FS342; 1P TOGGLE SWITCH-#1991; 3-WAY TOGGLE SWITCH-#1993. COVERPLATES SHALL BE PAINTABLE PLASTIC. EDGES OF PLATES SHALL MAKE FULL CONTACT WITH BOX AND COMPLETELY COVER WALL OPENING. ALL WATER FOUNTAINS AND VENDING MACHINES SHALL HAVE GFI TYPE RECEPTACLES AS PER NEC 422.51. ALL RECEPTACLES WITHIN 6 FEET OF WET BAR OR ANY SINK SHALL HAVE GFI TYPE RECEPTACLES AS PER NEC 201.8.
- LIGHTING FIXTURES: AS SPECIFIED ON THE DRAWINGS, COMPLETE WITH LAMPS.
- PANELBOARDS AND CIRCUIT BREAKERS: PANELBOARDS SHALL BE SQUARE D TYPE "NQD" WITH THE SIZE AND NUMBER OF CIRCUIT BREAKERS AS INDICATED ON THE DRAWINGS. CIRCUIT BREAKERS SHALL BE BOLT-ON TYPE. PLUG-IN BREAKERS SHALL NOT BE PERMITTED. MULTI-POLE BREAKERS SHALL HAVE COMMON TRIP WITH INTERNAL MECHANISM. HANDLE TIES SHALL NOT BE PERMITTED. PANELBOARDS SHALL HAVE COPPER BUS WITH FULL CAPACITY NEUTRAL. WHERE SPACES AND/OR PROVISIONS ARE INDICATED, BUS ASSEMBLY SHALL EXTEND TO FULL LENGTH WITH ALL NECESSARY HARDWARE TO ACCOMMODATE CIRCUIT BREAKERS. PROVIDE TYPED DIRECTORY ON INSIDE OF DOOR. WHEN NEW WORK IS CALLED FOR IN EXISTING PANELBOARDS, NEW BREAKERS SHALL MATCH EXISTING AND DIRECTORY SHALL BE UPDATED TO REFLECT ANY CHANGES. ALL ELECTRICAL EQUIPMENT WILL BE LABELED TO INDICATE POTENTIAL ELECTRIC ARC FLASH HAZARDS AS PER NEC 110.16
- GROUNDING: ALL SYSTEMS SHALL BE GROUNDED AND BONDED IN ACCORDANCE WITH THE REQUIREMENTS OF THE NATIONAL ELECTRICAL CODE AND ALL LOCAL CODES, THE UTILITY COMPANIES, SPECIAL SYSTEMS AND EQUIPMENT AS REQUIRED.
- EXISTING CONDITIONS: THE CONTRACTOR SHALL VISIT THE SITE AND CAREFULLY EXAMINE ALL EXISTING CONDITIONS THAT MAY AFFECT HIS BID.
- EXISTING ELECTRICAL INSTALLATION: ALL EXISTING ELECTRICAL WORK WHICH WILL NOT BE RENDERED OBSOLETE AND WHICH MAY BE DISTURBED DUE TO ANY CHANGES REQUIRED UNDER THIS CONTRACT SHALL BE RESTORED TO ORIGINAL OR ORIGINAL OPERATING CONDITION. OTHER ELECTRICAL MATERIAL OR MATERIAL RENDERED OBSOLETE SHALL BE ABANDONED WHERE CONCEALED AND REMOVED WHERE EXPOSED. OLD UNUSED WIRING AND DEVICES SHALL BE REMOVED FROM THE ABANDONED (CONCEALED) CONDUITS AND OUTLETS SHALL BE REMOVED WITH BLANK COVERS. EXCEPT AS OTHERWISE SPECIFIED, ALL DISCONNECTED MATERIAL THAT IS NOT TO BE REUSED SHALL BE REMOVED FROM THE SITE.
- INTERRUPTION OF SERVICE: THE CONTRACTOR SHALL NOT DISCONTINUE ANY ELECTRICAL SERVICE TO THE BUILDING WITHOUT FIRST OBTAINING APPROVAL FROM THE ARCHITECT AND OWNER.
- SCHEDULING OF WORK: THE CONTRACTOR SHALL ARRANGE WITH THE ARCHITECT/OWNER FOR SCHEDULING OF WORK.
- COORDINATION AND REPAIR: WHERE EXISTING ELECTRICAL INSTALLATIONS INTERFERE WITH NEW WORK AND WHERE SUCH INSTALLATIONS ARE TO REMAIN IN USE, THE INSTALLATIONS SHALL BE DISCONNECTED AND RELOCATED AND/OR RECONNECTED TO COORDINATE WITH THE WORK INDICATED ON THE CONTRACT DRAWINGS AND AS SPECIFIED.
- WATERPROOFING: WHERE ANY WORK PIERCES WATERPROOFING, INCLUDING WATERPROOF CONCRETE AND/OR MASONRY EXTERIOR WALLS, CONTRACTOR SHALL PROVIDE ALL NECESSARY SLEEVES, CAULKING, AND FLASHING REQUIRED TO MAKE OPENINGS ABSOLUTELY WATERTIGHT.
- FIREPROOFING: OPENINGS AND PASSAGE OF CONDUITS THROUGH FLOOR SLABS AND FIRE RATED WALLS OR PARTITIONS SHALL BE SEALED WITH U.L. LISTED FIRE STOPPING METHODS TO MAINTAIN THE FIRE RESISTANCE RATING.
- EQUIPMENT IDENTIFICATION: EXCEPT WHERE OTHER MEANS OF IDENTIFICATION ARE SPECIFIED, PANELBOARDS, METERS, SAFETY SWITCHES, REMOTE CONTROL SWITCHES, AND MOTOR CONTROL PUSH-BUTTON STATIONS SHALL BE IDENTIFIED WITH BLACK PHENOLIC NAMEPLATES WITH WHITE LETTERS, MINIMUM 1/4" HIGH, TO SHOW THE NAME AND NUMBER, IF ANY, OF THE EQUIPMENT CONTROLLED.
- TESTS: THE CONTRACTOR SHALL TEST ALL OF THE EQUIPMENT INSTALLED UNDER THIS CONTRACT AND DEMONSTRATE ITS PROPER OPERATION TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL PROVIDE ALL REQUIRED LABOR, MATERIAL AND INSTRUMENTS FOR THE TESTS. TEST ALL ELECTRICAL WIRING DEVICES FOR CONTINUITY TRESTING FREE FROM ANY SHORTS AND CHECK FOR LOAD CIRCUIT BALANCING TO ENSURE NO NEUTRAL CURRENT IS PRESENT.
- OPERATING INSTRUCTIONS: UPON COMPLETION OF ALL WORK AND OF ALL TESTS, FURNISH THE NECESSARY SKILLED LABOR AND HELPERS FOR OPERATING ALL ELECTRICAL SYSTEMS AND EQUIPMENT IN ORDER TO INSTRUCT AND TRAIN THE OWNER'S REPRESENTATIVE IN THE OPERATION AND MAINTENANCE OF ALL EQUIPMENT FURNISHED.
- CONTRACTOR SHALL MAINTAIN AS-BUILT RECORD DRAWINGS DURING CONSTRUCTION. THESE RED LINES AS-BUILT DRAWINGS SHALL BE SUBMITTED TO OWNER AND ENGINEER AT THE END OF PROJECT. ANY AS-BUILTS NEEDED FOR FINAL INSPECTIONS SHALL BE SUBMITTED TO ENGINEER (10) DAY PRIOR TO INSPECTION.

GENERAL ELECTRICAL NOTES

- THE ENTIRE INSTALLATION SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE NATIONAL ELECTRICAL CODE (NEC), AND THE LATEST EDITIONS OF ALL LOCAL CODES, RULES AND ORDINANCES HAVING JURISDICTION.
- AS A MINIMUM, ALL EQUIPMENT SHALL MEET APPLICABLE STANDARDS, FOR TYPE OF EQUIPMENT AND INTENDED USE, OF THE FOLLOWING:
 - AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI),
 - ILLUMINATING ENGINEERS SOCIETY (IES),
 - AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM),
 - NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION (NEMA).
 NOTE: THESE STANDARDS ARE SUBORDINATE TO CODES AND STANDARDS SET BY U.L.
- IT SHALL BE UNDERSTOOD THAT ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICAL CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. MANNER SAID CONTRACTOR SHALL MEET ALL REQUIREMENTS SET FORTH BY ANY LOCAL ORDINANCE AND GOVERNING AUTHORITIES.
- THE CONTRACTOR SHALL PROVIDE ALL REQUIRED INSURANCE FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.
- THE CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN (1) YEAR FROM DATE OF ACCEPTANCE, U.O.N..
- IT SHALL NOT BE THE INTENT OF THESE PLANS AND/OR SPECIFICATIONS TO SHOW EVERY MINOR DETAIL OF CONSTRUCTION. THE CONTRACTOR SHALL BE EXPECTED TO FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEM AND PROVIDE ALL REQUIREMENTS NECESSARY FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING TO ORIGINAL CONDITIONS, ANY AND ALL DAMAGES TO BUILDING SURFACES, EQUIPMENT, ETC. CAUSED DURING THE PERFORMANCE OF WORK.
- CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE OR DELAYS AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED THEREBY.
- THE CONTRACTOR SHALL VISIT THE JOB SITE AND VERIFY ALL CONDITIONS, LOCATIONS, DIMENSIONS AND COUNTS AS SHOWN OR NOTED ON THE DRAWINGS, PRIOR TO SUBMITTING BID.
- THE CONTRACTOR SHALL NOT SCALE THE ELECTRICAL DRAWINGS, REFER TO ARCHITECTURAL PLANS AND ELEVATIONS FOR EXACT LOCATIONS OF ALL EQUIPMENT UNLESS NOTED OTHERWISE.
- IT SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO PROVIDE ALL LABOR, MATERIALS AND SUPERVISION NECESSARY TO ACCOMPLISH THE WORK AS SHOWN AND/OR NOTED ON THE PLANS.
- IT SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO COORDINATE WITH THE PRODUCTION OF OTHER TRADES RESULTING IN ANY DOWN OR LAG TIME. THE CONTRACTOR SHALL NOT ORDER ANY ITEMS UNTIL APPROVED SHOP DRAWINGS ARE RETURNED TO HIM.
- THE CONTRACTOR SHALL KEEP ALL AREAS WHERE WORK IS BEING PERFORMED FREE FROM DEBRIS AT ALL TIMES AND SAID AREAS SHALL BE LEFT BROOM CLEAN AT THE END OF EACH WORKING DAY.
- ALL CONDUCTORS SHALL BE COPPER, TYPE THHN/THWN EXCEPT WHERE OTHERWISE REQUIRED BY U.L. OR CODES. MINIMUM WIRE SIZE SHALL BE #12 AWG, EXCLUDING CONTROL WIRING.
- ALUMINUM CONDUCTORS ARE NOT PERMITTED ANYWHERE.
- ALL CONDUCTORS SHALL BE IN CONDUITS. ALL CONDUITS SHALL BE GALVANIZED RIBBON STEEL (GRT) EXCEPT THAT: (a) FLEXIBLE CONDUITS MAY BE USED UNDERGROUND PROVIDED ELBOWS AND RISERS ARE GRS, WHERE SUBJECT TO PHYSICAL DAMAGE (b) ELECTRICAL METALLIC TUBING (EMT) MAY BE USED IN OR ON WALLS OR CEILINGS WHERE NOT SUBJECT TO MECHANICAL DAMAGE, DAMP OR CORROSIVE CONDITIONS, (c) LIQUID TIGHT FLEXIBLE CONDUIT WHERE REQUIRED, (d) FLEXIBLE METALLIC TUBING (MC CABLE W/GROUNDING CONDUCTOR), WHERE REQUIRED IN DRY LOCATIONS ONLY. ALL CONDUITS IN HAZARDOUS AREAS (PER NEC) SHALL MEET THE REQUIREMENTS OF NEC CHAPTER 5
- ALL CONDUIT RUNS ARE SHOWN DIAGMATICALLY. THE EXACT ROUTING SHALL BE DETERMINED IN THE FIELD. UNLESS NOTED OTHERWISE.
- WHERE CORE DRILLING OF FLOORS/WALLS IS REQUIRED, THE CONTRACTOR SHALL SEAL OPENINGS WATERTIGHT AFTER UTILITIES HAVE BEEN INSTALLED. LOCATION OF CORED HOLES SHALL COORDINATE WITH LOCATION OF EQUIPMENT IN A MANNER THAT IS CLEAN AND FUNCTIONAL. THE CONTRACTOR SHALL INSTALL ONLY ONE CONDUIT PER HOLE AND SEAL THE OPENING AROUND THE CONDUIT.
- PROVIDE FIRE RETARDANT U.L. APPROVED SEALANT ON ALL PENETRATIONS, WALLS AND STRUCTURAL SLABS. IT SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO VERIFY PRIOR TO SUBMITTING BID, THE LOCATIONS OF ALL SUCH FIRE RATED PARTITIONS, WALLS, AND STRUCTURAL SLABS.
- UNLESS NOTED AS EXISTING, ALL EQUIPMENT, WIRING, DEVICES, ETC. SHALL BE NEW.
- ALL DISCONNECT SWITCHES SHALL BE SIZED BY NEC REQUIREMENTS TO ACCOMMODATE EQUIPMENT SERVED, INCLUDING REQUIRED FUSES U.O.N. SWITCHES SHALL BE HORSEPOWER RATED FOR MAX. HORSEPOWER, HEAVY DUTY TYPE.
- THE CONTRACTOR SHALL VERIFY CIRCUIT PROTECTIVE DEVICE RATINGS FOR EQUIPMENT PRIOR TO INSTALLATION.
- ALL FUSES SHALL BE CURRENT LIMITING, PER U.L., RATED 600V. OR 250V, AS REQUIRED, WITH:
 - NON TIME DELAY FUSES IN MAIN SWITCHES AND SWITCHES FEEDING PANELS.
 - TIME DELAY FUSES FOR MOTOR AND HVAC CIRCUITS.
- WIREWAYS SHALL BE SIZED AS REQUIRED, PER NEC, U.O.N.
- ALL CIRCUIT BREAKERS SHALL BE INVERSE TIME TYPE (THERMAL-MAGNETIC). TWO AND THREE POLE CIRCUIT BREAKERS SHALL BE COMMON TRIP. TIE HANDLES ARE NOT PERMITTED.
- ALL ELECTRICAL EQUIPMENT SHALL BE RAIN TIGHT (NEMA 3R) WHERE EXPOSED TO THE WEATHER. ALL FLEX CONDUITS CONNECTED TO SUCH EQUIPMENT SHALL BE LIQUIDTIGHT.
- OUTLET BOXES SHALL BE PRESSED STEEL IN DRY LOCATIONS, CAST ALLOY WITH THREADED HUBS IN WET OR DAMP LOCATIONS AND SPECIAL ENCLOSURES AS REQUIRED FOR OTHER CLASSIFIED AREAS. U.O.N..
- ALL CONNECTIONS TO GROUND RODS SHALL BE MADE WITH U.L. APPROVED WELDED CONNECTIONS, UNLESS NOTED OTHERWISE. THE CONTRACTOR SHALL FORM A GROUNDING ELECTRODE SYSTEM AS PER NEC 250-50.
- THE CONTRACTOR SHALL SUBMIT 6 COPIES OF EQUIPMENT SHOP DRAWINGS FOR ELECTRICAL EQUIPMENT TO THE ENGINEER FOR REVIEW, PRIOR TO ORDERING SUCH EQUIPMENT.
- PROPER PLASTER RINGS SHALL BE USED WITH OUTLET BOXES. PLASTER RINGS SHALL BE A MAXIMUM OF 1/8" FROM THE FINISHED SURFACE OF THE DRYWALL AFTER THE DRYWALL IS INSTALLED. PROPER COORDINATION BETWEEN THE ELECTRICAL CONTRACTOR AND THE GENERAL CONTRACTOR FOR RING INSTALLATION IS REQUIRED. NO "GOOF" RINGS WILL BE ALLOWED. ALL OUTLET BOXES SHALL BE SECURELY FASTENED ANY AND ALL IMPROPERLY INSTALLED PLASTER RINGS OR OUTLET BOXES SHALL BE REMOVED AND A NEW RING OR OUTLET INSTALLED AT THE CONTRACTOR'S EXPENSE.
- FOR TELEPHONE SYSTEMS:
 - PROVIDE GROUNDING FOR ALL TELEPHONE OUTLETS AND EQUIPMENT PER REQUIREMENTS OF THE TELEPHONE COMPANY.
 - COORDINATE INSTALLATION OF ALL TELEPHONE OUTLETS, RACKWAYS, ENCLOSURES AND BACKBOARDS WITH TEL. CO.
 - VERIFY LOCATION OF TELEPHONE SERVICE WITH TELEPHONE COMPANY. PROVIDE SERVICE CONDUIT TO BLDG. FROM SERVICE POINT PER TELCO. INSTRUCTIONS.
 - MARK TERMINATIONS OF TELEPHONE CONDUIT AS DIRECTED BY THE TELEPHONE COMPANY.
 - VERIFY LOCATION OF TELEPHONE SERVICE WITH TELEPHONE COMPANY PRIOR TO SUBMITTING BID.
 - USE EXTERIOR GRADE 3/4" PLYWOOD BACKBOARDS FOR MOUNTING TELEPHONE EQUIPMENT AND TERMINAL STRIPS. PAINT BOARD ON ALL SIDES AND EDGES WITH TWO COATS OF FLAT BLACK ASPHALT PAINT.
- FOR EMERGENCY EXIT SIGNS AND EMERGENCY BATTERY PACKS MAKE CONNECTION AHEAD OF ALL SWITCHES.
- CONTRACTOR SHALL REFER TO ARCHITECTURAL DRAWINGS FOR AREAS BEING DEMOLISHED, VISIT THE SITE AND INCLUDE ALL NECESSARY MATERIAL AND LABOR TO PERFORM THE REQUIRED DEMOLITION.
- ELECTRICAL CONTRACTOR SHALL VISIT JOB SITE AND FAMILIARIZE HIMSELF WITH ALL CONDITIONS AFFECTING ELECTRICAL, FIRE ALARM AND COMMUNICATIONS INSTALLATIONS AND MAKE PROVISIONS AS TO THE COST THEREOF. EXISTING CONDITIONS OF ELECTRICAL EQUIPMENT, LIGHT FIXTURES, ETC., THAT ARE PART OF THE FINAL SYSTEM SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO SUBMITTING HIS BID.
- ELECTRICAL DRAWINGS ARE SCHEMATIC. ALL DEVICES FINAL LOCATION SHALL BE COORDINATED IN THE FIELD. NO CHANGE ORDERS WILL BE ALLOWED DUE TO EQUIPMENT RELOCATION PER FIELD CONDITIONS. ALL INSTALLATIONS SHALL BE COORDINATED WITH ALL TRADES INCLUDING BUT NOT LIMITED TO STRUCTURAL AND ARCHITECTURAL PRIOR TO PERFORMING ANY WORK.
- CONDUCTORS FOR BRANCH CIRCUITS SHALL BE SIZED TO PREVENT VOLTAGE DROP EXCEEDING 3 PERCENT AT THE FARTHEST OUTLET OF POWER, WHERE VOLTAGE DROP IS DETERMINED TO EXCEED THIS VALUE THE CONTRACTOR SHALL INCREASE THE SIZE OF CONDUCTORS AS REQUIRED.
- THE CONTRACTOR SHALL CONFIRM WITH THE ELECTRICAL UTILITY COMPANY ANY AND ALL REQUIREMENTS SUCH AS: METERING EQUIPMENT REQUIREMENTS AND METERING EQUIPMENT LOCATION, TRANSFORMER SIZE AND LOCATION OR SERVICE POINT, CONDUIT ENTRY AND LUG SIZE RESTRICTIONS. THE CONTRACTOR SHALL SCHEDULE ALL REQUIRED DOWN TIME FOR THE OWNERS CONFIRMATION.
- PROVIDE J-BOX WITH 3/4" STUB UPS INSIDE CONCEALED WALLS. CONTRACTOR SHALL COORDINATE WITH MECHANICAL DRAWINGS AND PROVIDE ALL NECESSARY CONTROL WIRING.
- ALL ELECTRICAL POWER WIRING FOR THE HVAC SYSTEM INCLUDING WIRING THRU LINE VOLTAGE CONTROL DEVICES SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR.

SHOP DRAWING REQUIREMENTS

- THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS. THEY SHALL BE SUBMITTED COMPLETE, TOGETHER AT ONE TIME AND MUST COME THROUGH THE ARCHITECT/OWNER. ALL SUBMITTALS SHALL BE MADE WITHIN 30 DAYS OF NOTICE TO PROCEED.
- ALL SUBMITTALS MUST CLEARLY INDICATE EXACTLY WHICH ITEMS ARE BEING PROPOSED FOR USE. IF NOT, THE SUBMITTAL SHALL BE REJECTED.
- THE CONTRACTOR ASSUMES ALL DESIGN RESPONSIBILITY AND ALL FINANCIAL RISKS FOR PROCEEDING PRIOR TO SHOP DRAWINGS PROCESSING, AND ON ANY ITEM OR WORK THAT IS AT VARIANCE TO THE CONSTRUCTION DOCUMENTS.
- SHOP DRAWINGS AND SUBMITTALS FOR EACH ITEM SHALL BE REVIEWED NO MORE THAN TWICE. A THIRD SUBMITTAL ON AN ITEM MUST BE ACCOMPANIED BY A PURCHASE ORDER FROM THE CONTRACTOR OR IT SHALL BE REJECTED.
- CIRCUMSTANCES NECESSITATING A REVISION TO THE PERMITTED DOCUMENTS NOT PROCESSED PRIOR TO INSTALLATION MAY NOT BE ACCEPTED. IF ACCEPTED IT MUST BE LEGIBLE, ACCURATE AND ACCOMPANIED BY A PURCHASE ORDER FROM THE CONTRACTOR. THE REVISION SHALL BE CHARGED TO THE CONTRACTOR AND DELIVERED TO HIM ON A C.O.D. BASIS.
- SUBSTITUTIONS FROM THE BASE DESIGN OR VARIATIONS TO THE PERMITTED CONTRACT DOCUMENTS, WHETHER RESULTING FROM PROCESSED SHOP DRAWINGS OR NOT, THAT RESULT IN REQUIREMENTS IN LETTERS OF AUTHORIZATION AND/OR PERMIT CONTRACT DOCUMENT CHANGES MANDATED BY THE AUTHORITY HAVING JURISDICTION WILL NOT BE MADE BY THIS OFFICE UNLESS ACCOMPANIED BY A PURCHASE ORDER FROM THE CONTRACTOR, AND RELEASED ON A C.O.D. BASIS.

ELECTRICAL LEGEND

120V, 20A DUPLEX RECEPTACLE	18" AFF
120V, 20A SIMPLEX RECEPTACLE	18" AFF
120V, 20A QUADPLEX RECEPTACLE	6" ABOVE COUNTER
120V, 20A ABOVE COUNTER DUPLEX RECEPTACLE	18" AFF
120V, 20A ISOLATED GROUND DUPLEX RECEPTACLE	18" AFF
120V, 20A DUPLEX RECEPTACLE - CEILING MOUNTED	
120V, FLUSH FLOOR MOUNT DUPLEX WITH FLEX POWER WHIP AND BLACK METAL COVER PLATE	FLUSH WITH FLOOR
SPECIAL PURPOSE RECEPTACLE (TYPE AS NOTED ON PLAN)	18" AFF
120V, 20A, HALF SWITCHED DUPLEX RECPT	18" AFF
120V, 20A FLUSH FLOOR MOUNT DUPLEX RECEPTACLE/DATA	FLUSH WITH FLOOR
DATA OUTLET WITH PLATE	
COMBINATION TELEPHONE/DATA OUTLET WITH PLATE	18" AFF
TELEPHONE WALL OUTLET WITH PLATE	54" AFF
FLUSH FLOOR MOUNT TELEPHONE/DATA OUTLET WITH FLEX POWER WHIP AND BLACK METAL COVER PLATE	FLUSH WITH FLOOR
JUNCTION BOX	18" AFF
JUNCTION BOX FOR TEL/DATA CABLES	
ELECTRICAL PANELBOARD	
FUSIBLE DISCONNECT SWITCH (POLE/AMP RATING/FUSE)	
FUSIBLE DISCONNECT SWITCH	
FUSE AS PER MANUFACTURERS RECOMMENDATIONS	
MOTOR	
TRANSFORMER	
GROUNDING ELECTRODE & CONDUCTOR SYSTEM	
EXIT LIGHT FIXTURE WITH BATTERY PACK	
EMERGENCY LIGHT FIXTURE WITH BATTERY PACK	
FIRE ALARM STROBE LIGHT	

E - DENOTES EXISTING TO REMAIN.
R - DENOTES RELOCATED DEVICE. CONTRACTOR SHALL EXTEND CONDUIT AND WIRE AS NEEDED FOR A COMPLETE WORKING SYSTEM.
N - DENOTES NEW DEVICE.
RE - DENOTES REMOVE EXISTING DEVICE.
ER - DENOTES EXISTING TO BE RELOCATED.
NL - DENOTES NIGHT LIGHTS
CLG - DENOTES CEILING MOUNTED

NOTE 1: NOT ALL DEVICES LISTED ARE USED ON THIS PLAN
NOTE 2: COLOR BY ARCHITECT

SCOPE OF WORK

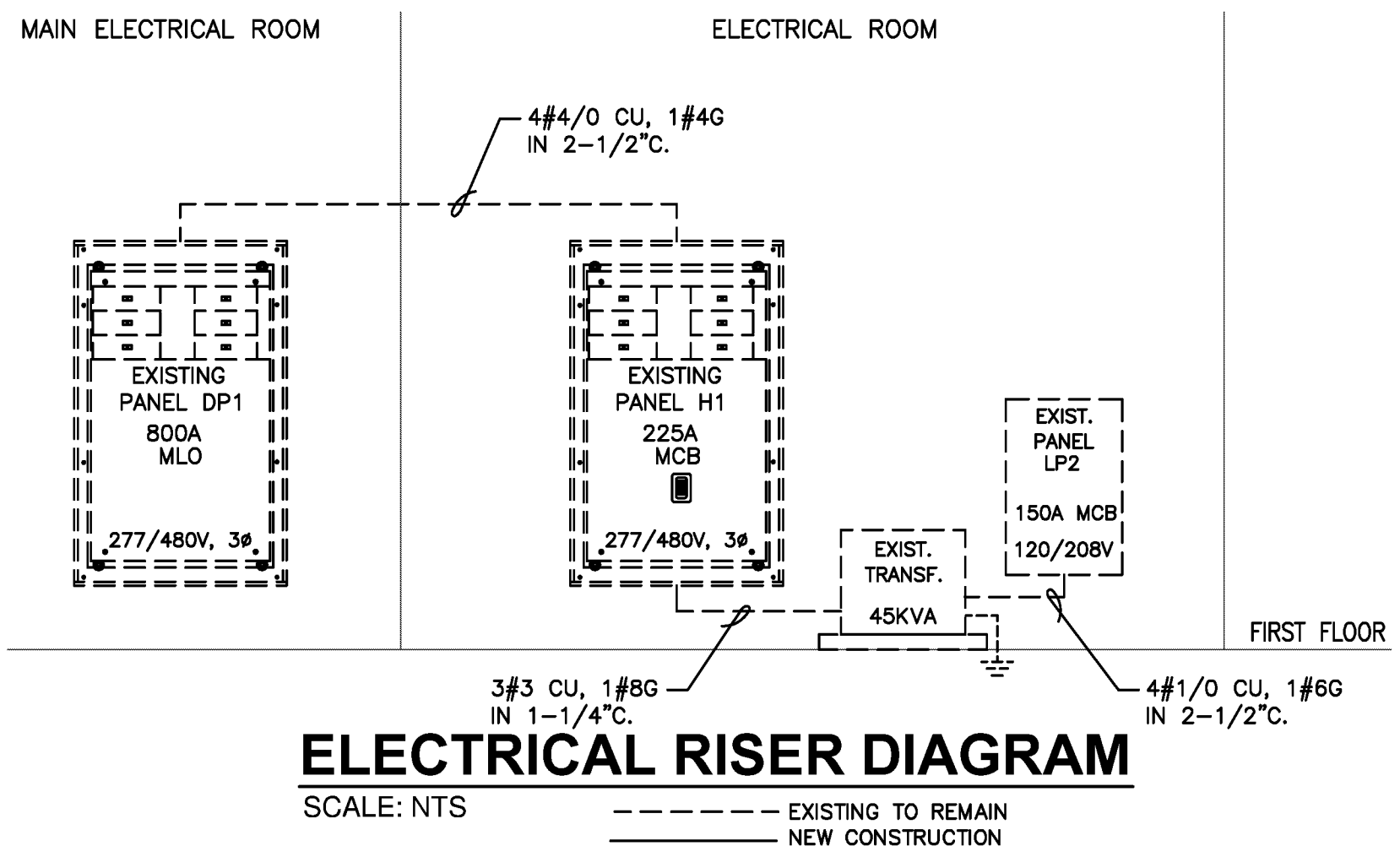
- CONTRACTOR TO RENOVATE EXISTING COMMON AREA RESTROOMS
- CONTRACTOR TO REPLACE ALL LIGHT FIXTURES WITH NEW AS SHOWN ON PLANS FOR PROPER OPERATION.

LIGHTING FIXTURE SCHEDULE

DESIG	SYMBOL	DESCRIPTION	MOUNT	LAMP/LUMEN	MANUF.	CATALOG	VOLT	REMARKS	QUANTITY	WATTS	TOTAL WATTS
A	[Symbol]	1X4 LENSED STATIC TRDFFER	RECESS	S32W3450L	TEXAS FL	FI#128-A-14L-S323450-DMV-40K	277		3	32	96
B	[Symbol]	LED DOWNLIGHT	RECESS	15W/A-19 LED	LITE LINE	#RF60ICAT/RTM-6020S	277		1	20	20
	[Symbol]	EMERGENCY LIGHT	SURFACE	LED	EELP	EM16-E-LP-12-25	277		2	25	50
	[Symbol]	EXIT LIGHT	SURFACE	LED	EELP	XE-2R-W-EM	277	1,2	1	1	1
TOTAL											167

GENERAL NOTES:
ALL FLUORESCENT LUMINARIES THAT UTILIZE DOUBLE-ENDED LAMPS AND CONTAIN BALLASTS THAT CAN BE SERVICED IN PLACE SHALL HAVE A DISCONNECTING MEANS INTERNALLY AS PER 2008 NEC 410.130G.
NOTE 1: PROVIDE SUBMITTALS FOR ARCHITECTS/TENANTS REVIEW PRIOR TO ORDERING.
NOTE 2: CONFIRM COLOR AND SIZES REQUIRED WITH ARCHITECTURAL DRAWINGS.
NOTE 3: HALF SHADE FIXTURE DENOTES WITH 1400 LUMEN EMERGENCY BATTERY PACK.
NOTE 4: PROVIDE FIXTURE WITH OCCUPANCY SENSOR. SET SENSOR TO TURN LIGHT OFF AFTER 10 MINS.
NOTE 5: CHAIN HUNG MOUNT @ 10'-0" A.F.F.
*** GENERAL CONTRACTOR TO VERIFY QUANTITY OF LIGHT FIXTURES PRIOR TO BIDDING.

EXTEND #12 WIRE IN 1/2" TO NEAREST LIGHTING BRANCH CIRCUIT AHEAD OF SWITCH.



ELECTRICAL RISER DIAGRAM

SCALE: NTS
----- EXISTING TO REMAIN
————— NEW CONSTRUCTION

bd bach design engineers
381 SE 10th Street, Pompano Beach, FL 33060
TEL: (954) 461-4314 FAX: (954) 782-2036
info@bachengineers.com CA#28826
Viet Bach Nguyen, P.E. Date: _____
Florida License #69753

宋 Song + Associates
Architecture • Planning • Interior Design
1545 Centrepark Drive North
West Palm Beach, Florida 33401
Telephone: 561-655-2423
Fax: 561-655-1482
AA - 0003165 IB - 0001095

Consultants:

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SWA-PBC
MAINTENANCE
FACILITY
LOCKER ROOM



6527 N. Jog Road
West Palm Beach, FL 33412

Key Plan: [Symbol]

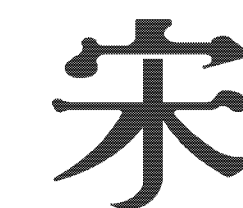
Revisions:

Date: 07/14/2016
S+A Project No.: 16003
Owner Project No.:
Drawn By: VICE
Checked By:

Phase: BID SET

Sheet Title: NOTES, DETAILS AND RISER DIAGRAM

Sheet #: E-1



Song + Associates

Architecture • Planning • Interior Design

1545 Centrepark Drive North
West Palm Beach, Florida 33401
Telephone: 561-655-2423
Fax: 561-655-1482

AA - 0003165 IB - 0001095

Seal:

Consultants:

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SWA-PBC
MAINTENANCE
FACILITY
LOCKER ROOM



6527 N. Jog Road
West Palm Beach, FL 33412

Key Plan:

Revisions:

Date: 07/14/2016

S+A Project No.: 16003

Owner Project No.:
Drawn By: VICE

Checked By:

Phase: BID SET

Sheet Title:

ELECTRICAL FLOOR
PLAN AND PANEL
SCHEDULE

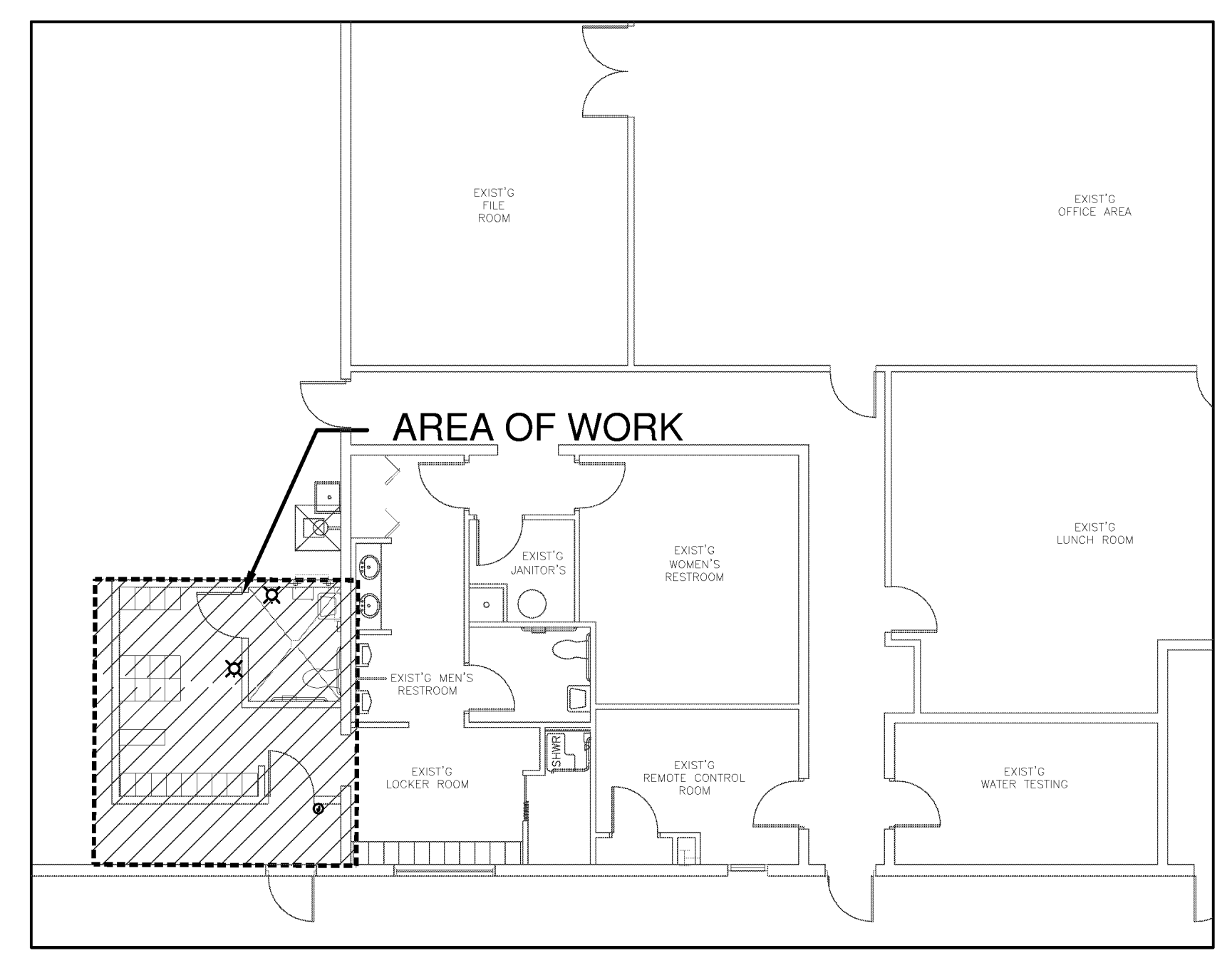
Sheet #:

E-2

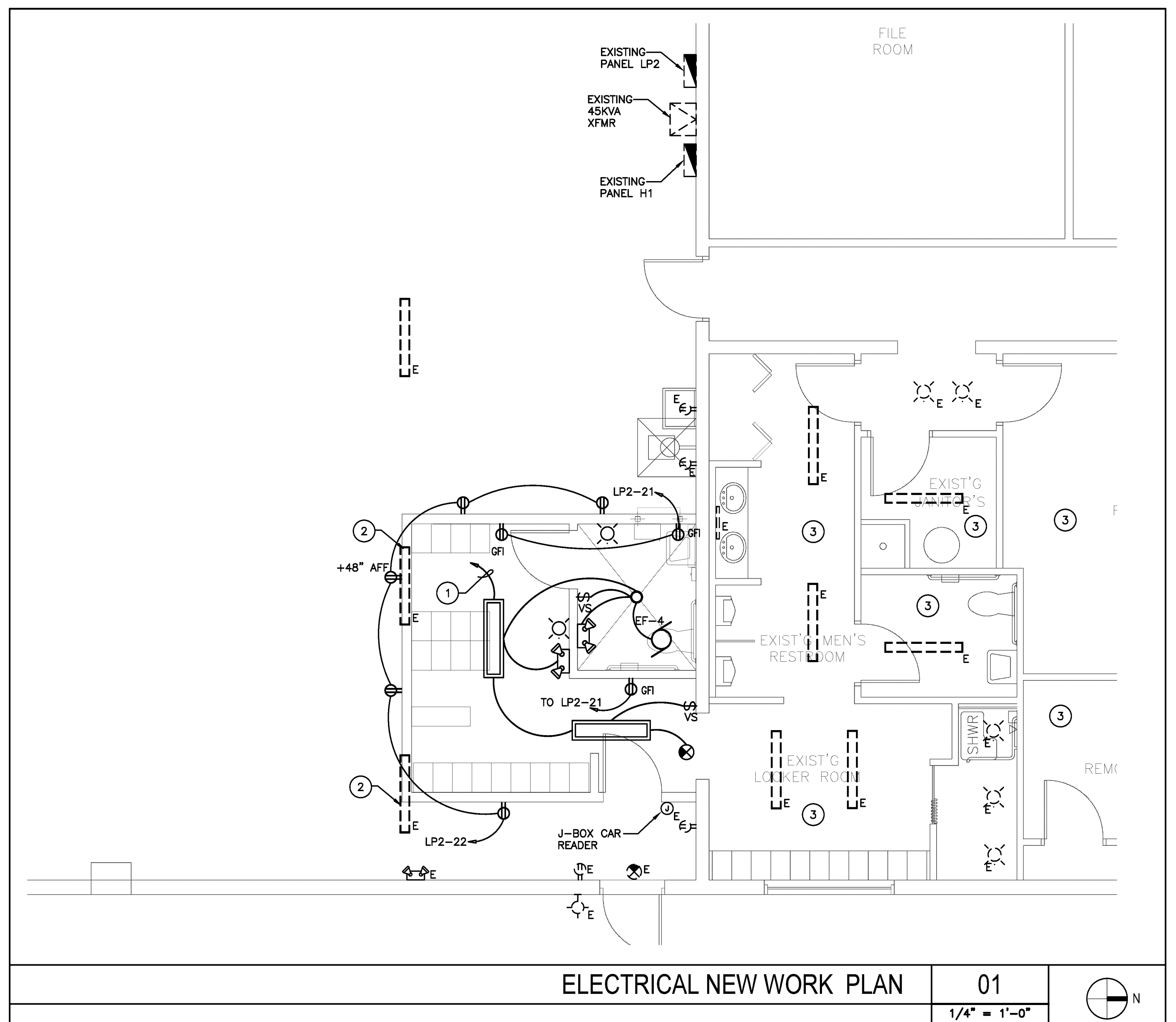
TYPE: SQUARE D NOOD PANELBOARD		PANEL LP2		ISOLATED GND		FEED THRU LUGS:		MAIN BUS:		225A			
SERVICE: 120/208V 3Ø, 4W				NO		NO		NEUTRAL:		FULL			
MOUNTING: SURFACE				ELEC ROOM		NORMAL		MAINS:		150A MCB			
POLES: 42		NEMA 1 (EXISTING)						A.I.C./SCA:		10K			
KVA	TRIP POLE	WIRE	GRD	CON DUIT	REMARKS	CKT. NO.	REMARKS	CON DUIT	GRD	WIRE	TRIP POLE	KVA	
1.8	20-2	E	E	E	EX. AHU-3	1 A 2	RECEPTION REC	E	E	E	30-2	5.8	
						3 B 4							
0.8	20-1	E	E	E	EX. EXH FAN 2	5 C 6	OFFICE REC	E	E	E	20-2	4.4	
0.8	20-1	E	E	E	EX. EXH FAN 3	7 A 8							
0.8	20-1	E	E	E	EX. EXH FAN 4	9 B 10	DRAFTING REC	E	E	E	20-2	4.4	
9.5	20-1	E	E	E	EX. A/C	11 C 12							
						13 A 14	OFFICE REC	E	E	E	20-2	4.4	
1.0	20-1	E	E	E	EX. REC WATER FOUNTAIN	15 B 16							
1.2	20-1	E	E	E	EX. REC RM 118	17 C 18	UNDER MEZZANINE REC	E	E	E	20-2	4.4	
1.2	20-1	E	E	E	EX. REC RM 118	19 A 20							
①	0.6	20-1	12	12	1/2	21 B 22	REC WAREHOUSE	1/2	12	12	20-1	1.0	
0.8	20-1	E	E	E	EX. REC STOR RM 120	23 C 24	SPARE				20-1		
0.8	20-3	E	E	E	EX. REC STOR RM 119	25 A 26	SPARE				20-1		
0.8	20-1	E	E	E	EX. REC STOR RM 120	27 B 28	SPARE				20-1		
	20-1				SPARE	29 C 30	SPARE				20-1		
	20-1				SPARE	31 A 32	SPARE				20-1		
	20-1				SPARE	33 B 34	SPARE				20-1		
	20-1				SPARE	35 C 36	SPARE				20-1		
	20-1				SPARE	37 A 38	SPARE				20-1		
	20-1				SPARE	39 B 40	SPARE				20-1		
	20-1				SPARE	41 C 42	SPARE				20-1		
TOTAL CONNECTED LOAD = 44.5 KVA											TOTAL CONNECTED AMPS: 123.6		24.4

① NEW LOAD ADDED TO EXISTING BREAKER.

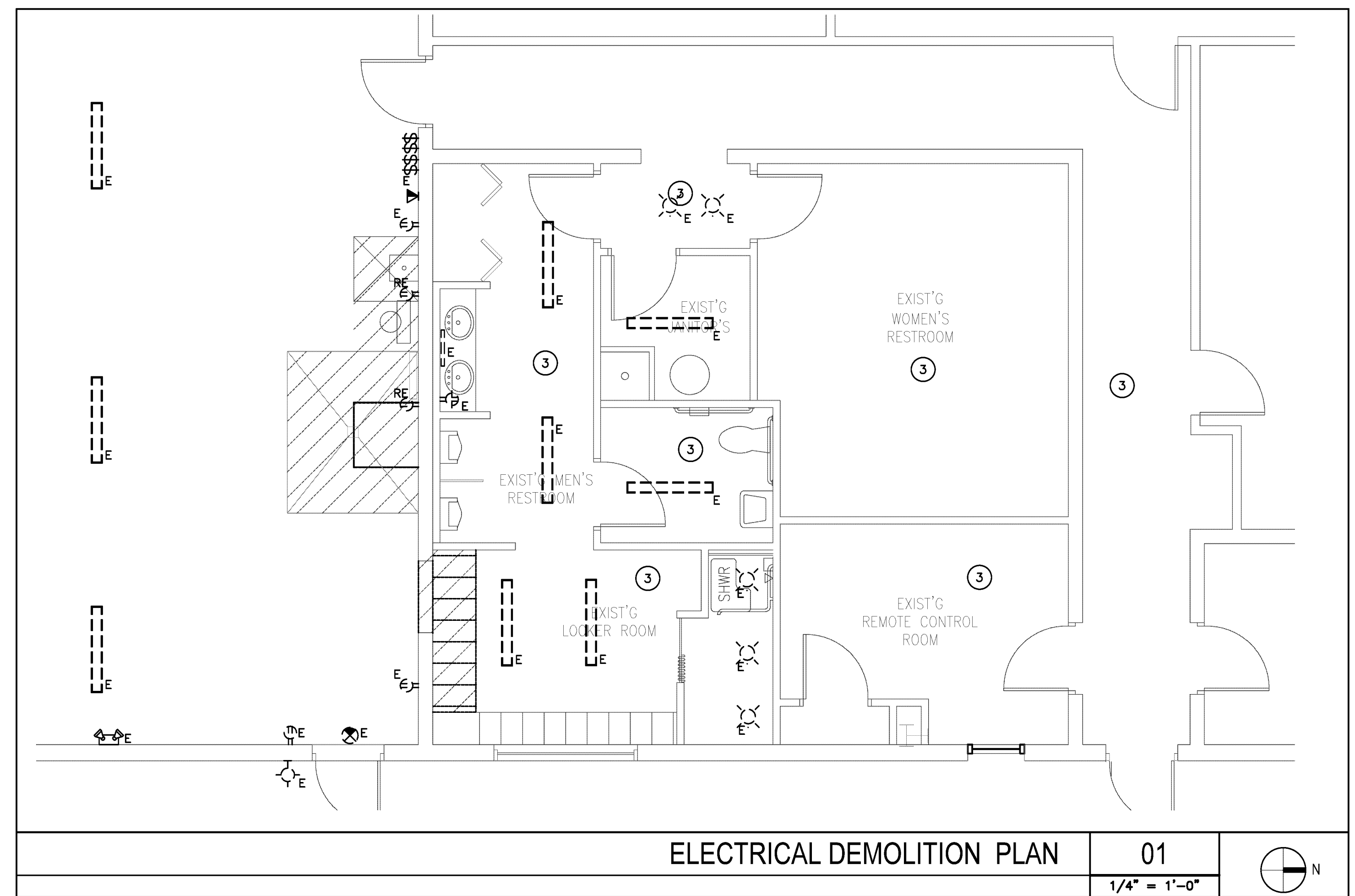
- ELECTRICAL KEYNOTES**
- CONTRACTOR SHALL EXTEND 2#12,1#12G IN 1/2" C TO EXISTING LIGHTING CIRCUIT (DP-1) IN AREA INDICATED. SWITCH AS INDICATED. (LOAD INCREASE 177W)
 - EXISTING LIGHT ABOVE LOCKER ROOM.
 - NO WORK IN THIS AREA



LOCATION PLAN
SCALE: N.T.S.



ELECTRICAL NEW WORK PLAN
01
1/4" = 1'-0"



ELECTRICAL DEMOLITION PLAN
01
1/4" = 1'-0"

bd bach design engineers
381 SE 10th Street, Pompano Beach, FL 33060
TEL(954) 461-4314 FAX(954) 782-2036
Info@bachengineers.com
CA# 28826
Viet Bach Nguyen, P.E. Date: _____
Florida License #69753