GENERAL NOTES

- AN APPROVED SET OF PLANS (BUILDING, FIRE SPRINKLER, FIRE ALARM SHOP DRAWINGS, ETC.) SHALL BE ON THE JOB SITE DURING CONSTRUCTION. NO INSPECTIONS WILL BE MADE WITHOUT COMPLIANCE WITH THE ABOVE.
- ALL METAL STUD PARTITIONS SHALL BE CONSTRUCTED OF METAL STUDS AT 16" O.C. MAXIMUM. SEE PLANS FOR EXCEPTIONS.
- MAINTAIN A TELEPHONE AND FAX MACHINE WITH WORKING PHONE LINES THROUGHOUT THE **PROGRESS OF THE WORK.**
- DRAWINGS ARE NOT TO BE SCALED FOR INFORMATION.
- CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS AND CABINETS WITH REOUIRED SIGNAGE AS DIRECTED BY THE FIRE DEPARTMENT.
- CONTRACTOR SHALL PROVIDE CONCEALED BLOCKING AS REQUIRED TO SUPPORT/SECURE WALL-HUNG FIXTURES, WALL STANDARDS, BATH ACCESSORIES, ARCHITECTURAL AND MILLWORK ITEMS. ETC.
- CONTRACTOR'S INSTALLATION OF ALL UTILITIES AND SUBSEQUENT HOOKUP SHALL BE AS NECESSARY TO ASSURE PERFORMANCE WITH UTILITY COMPANY.
- CONTRACTOR SHALL PROVIDE ACCESS PANELS AS REQUIRED BY PLUMBING, AIR CONDITIONING AND OTHER TRADES, AND AS REQUIRED BY CODES. LOCATIONS TO BE APPROVED BY ARCHITECT.
- FIRE DAMPERS ARE REQUIRED IF DUCTS PENETRATE THE CEILING OF A FIRE-RESISTIVE FLOOR-CEILING ASSEMBLY, OR PENETRATE FIRE-RATED CORRIDOR WALLS. PROVIDE AS **REOUIRED**.
- LO. SIGN CONTRACTOR TO OBTAIN SEPARATE APPROVALS AND PERMITS FROM APPLICABLE **GOVERNMENT AGENCIES FOR SIGNS.**
- 11. CONTRACTOR SHALL BE RESPONSIBLE FOR SCHEDULING AND OBTAINING ALL INSPECTIONS AND TESTS REQUIRED TO IMPLEMENT THE PLANS AND SPECIFICATIONS. TESTING AND **INSPECTION COSTS BY GENERAL CONTRACTOR.**
- 12. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS PRIOR TO COMMENCEMENT OF WORK AND REPORT ANY DISCREPANCIES TO ARCHITECT.
- 13. ALL NEW WORK TO BE SQUARE AND TRUE TO THE "REFERENCE LINES", AS SHOWN ON THE PLANS. THE EXISTING STRUCTURE SHOULD NOT BE ASSUMED TO BE SQUARE OR TRUE AND SHOULD NOT BE USED AS A REFERENCE OR CONTROL GUIDELINE FOR LAYOUT UNLESS OTHERWISE NOTED.
- 14. ALL WORK PERFORMED BY THE GENERAL CONTRACTOR AND HIS SUBCONTRACTORS SHALL CONFORM TO THE REQUIREMENTS OF MUNICIPAL AND STATE LAWS AND ALL OTHER GOVERNING AGENCIES HAVING JURISDICTION, WHETHER OR NOT SPECIFIED HEREIN.
- 15. THE CONTRACTOR SHALL ERECT AND MAINTAIN AS REQUIRED BY EXISTING FIELD CONDITIONS, THROUGHOUT THE ENTIRE PROGRESS OF THE WORK, ALL SAFEGUARDS AND BARRICADES FOR SAFETY PER O.S.H.A. STANDARDS INCLUDING (BUT NOT LIMITED TO) POSTING WARNING SIGNS, ENFORCING SAFETY REGULATIONS, AND PROTECTION OF PROPERTY.
- 16. UNLESS OTHERWISE NOTED ALL MATERIALS SHALL BE CONSIDERED NEW AND ARE TO BE PROVIDED BY THE GENERAL CONTRACTOR.
- 17. THE CONTRACTOR SHALL COORDINATE WORK BETWEEN ALL TRADES ON JOB SITE.
- 18. G.C. SHALL COORDINATE ALL BUILDING TRADES TO PROVIDE ROUTING AND LOCATION FOR H.V.A.C., PLUMBING, ELECTRICAL, FIRE PROTECTION, STRUCTURAL, ETC. TO PERMIT EXACT LOCATION OF ALL ARCHITECTURAL ELEMENTS. ANY CONFLICTS OR DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IN WRITING IMMEDIATELY **BEFORE PROCEEDING WITH THE WORK.**
- 19. REFER TO PLUMBING AND ELECTRICAL DRAWINGS FOR SCOPE OF ALL UNDERGROUND TRENCHING WORK. GENERAL CONTRACTOR SHALL CUT, PATCH AND REPAIR CONCRETE SLAB AS REQUIRED.
- 20. ALL WOOD BLOCKING, SHEATHING, SHIMS, LEDGERS, PLATES, ETC. TO BE FIRE-RETARDANT. TREATED WOOD (TYPICAL UNLESS OTHERWISE NOTED).
- 21. COORDINATE ALL TELEPHONE WORK WITH OWNER'S REPRESENTATIVE AND LOCAL TELEPHONE COMPANY BEFORE STARTING WORK.
- 22. BEFORE CORE DRILLING STARTS, NOTIFY THE BUILDING MANAGEMENT AND TENANTS OF SUCH WORK. MAKE ALL ARRANGEMENTS AND SCHEDULES OF WORK WITH SAME. PROTECT ALL WALLS, FLOORS, CEILINGS, ETC., THAT ARE ADJACENT TO THE CORE DRILLING OPERATIONS.
- 23. FOR WOODWORK INSTALLATION. CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS AT THE JOB SITE PRIOR TO STARTING WORK. PROVIDE SHOP DRAWINGS TO ARCHITECT FOR APPROVAL OF ALL MILLWORK.
- SYMBOLS LEGEND

- 24. ALL FINISHED WORK SHALL BE CONSTRUCTED IN THE MOST CAREFUL AND THOROUGH MANNER IN ACCORDANCE WITH DETAILS, AFTER SHOP DRAWINGS AND THE BEST METHODS KNOWN IN THE INDUSTRY. ALL EXPOSED STRUCTURES SHALL BE FREE FROM MARKS, BLEMISHES, OR DEFECTS OF ANY KIND. PROVIDE ALL CONNECTIONS FOR ELECTRICAL FIXTURES.
- 25. ALL SURFACES TO BE PAINTED OR TO RECEIVE WALL COVERING SHALL PRESENT A TRUE, SMOOTH, LEVEL FINISH AND SHALL BE CLEANED FREE FROM ALL GRIT, GREASE, DIRT AND LOOSE MATERIALS AND ALL SCRATCHES, CRACKS, OPEN JOINTS, HOLES AND OTHER DEFECTS, SHALL BE PROPERLY CUT OUT, SPACKLED AND BROUGHT TO A SMOOTH EVEN FINISH AND GIVEN A PRIME COAT AS SPECIFIED FOR THE AFFECTED WORK.
- 26. PROVIDE AND MAINTAIN ADEQUATE PROTECTION FOR ALL FLOORING WORK FOR THE DURATION OF CONSTRUCTION.
- 27. FOR COMPLETION, ALL WORK SHALL BE CLEANED, REMOVING ALL SPOTS OF ADHESIVE, SURFACE STAINS AND ALL SCRATCHES.
- 28. SUBMIT TO THE ARCHITECT, SHOP DRAWINGS, PRODUCT DATA, AND SAMPLES FOR REVIEW AND APPROVAL AS LISTED BELOW BUT NOT LIMITED TO: - MECHANICAL DUCT WORK LAYOUT
 - MECHANICAL LOUVERS, DIFFUSERS, FIRE DAMPERS, DUCT DETECTORS, THERMOSTATS, ROOF TOP UNITS, ETC. SPRINKLER SYSTEM DESIGN WITH HYDRAULIC CALCULATIONS
 - LIGHTING FIXTURES - EXTERIOR SIGNAGE (GENERAL CONTRACTOR AND OWNER TO COORDINATE) - ELECTRICAL PANELS AND TRANSFORMERS
 - MILLWORK AND CABINETRY - SAMPLES OF ALL WOOD FINISHES
 - FAUX FINISHES - MASONRY AND/OR MASONRY VENEER
 - ORNAMENTAL METALS
 - CERAMIC TILE - STOCK ROOM SHELVING
 - DOORS, FRAMES AND HARDWARE PLUMBING FIXTURES
- 29. GENERAL CONTRACTOR SHALL NOTE THAT, UNLESS OTHERWISE AGREED IN WRITING WITH THE ARCHITECT, SHOULD GENERAL CONTRACTOR AND/OR HIS SUBCONTRACTOR(S) COMMENCE FABRICATION AND/OR INSTALLATION ON ANY ITEM LISTED ABOVE PRIOR TO SHOP DRAWING SUBMITTAL AND APPROVAL BY THE ARCHITECT, GENERAL CONTRACTOR SHALL ASSUME ALL RESPONSIBILTY FOR THAT SPECIFIC ITEM (MATERIAL AND LABOR COSTS) AND SHOULD THE ARCHITECT DETERMINE THAT MODIFICATIONS ARE NECESSARY TO ENABLE THE ITEM OR SYSTEM TO PERFORM TO DESIGN SPECIFICATIONS, THE GENERAL CONTRACTOR SHALL PERFORM OR HAVE PERFORMED THE MODIFICATIONS NECESSARY AT HIS OWN COST.
- 30. THE GENERAL CONTRACTOR MUST SUBMIT THE FOLLOWING ITEMS TO THE OWNER AND ARCHITECT ALONG WITH FINAL CONSTRUCTION INVOICE PRIOR TO FINAL PAYMENT.
- **GENERAL CONTRACTOR PROVIDES:** - GC CERTIFICATION (100% COMPLETE AND 1 YEAR WARRANTY)
- CERTIFICATE OF OCCUPANCY - AS-BUILT DRAWINGS
- ALL BUILDING INSPECTION SIGN OFF
- COPY OF BUILDING PERMIT - CERTIFICATE OF INSURANCE FROM CONTRACTOR
- SUBCONTRACTOR LIST - MANUFACTURER'S AND SUBCONTRACTOR'S GUARANTEES AND
- WARRANTIES - AIR BALANCE REPORT
- OWNERS MANUAL OF EQUIPMENT
- 31. GENERAL CONTRACTOR WILL BE FULLY RESPONSIBLE FOR ALL COSTS ASSOCIATED WITH OBTAINING PERMITS, APPROVALS, IMPACT FEES, TIE-IN FEES, ETC. AS REQUIRED BY ALL APPROVING AGENCIES AND LANDLORDS.
- 32. GENERAL CONTRACTOR SHALL PREPARE AND SUBMIT TO FIRE DEPARTMENT AND OTHER REQUIRED APPROVING AGENCIES THE FOLLOWING: FIRE ALARM AND SPRINKLER DRAWINGS SIGNED, SEALED AND PREPARED BY A LICENSED ENGINEER FOR REVIEW AND APPROVAL PRIOR TO OBTAINING PERMITS. REFER TO ADDITIONAL NOTES ON SPRINKLER DRAWINGS AND FIRE ALARM DRAWINGS FOR FURTHER CLARIFICATIONS.
- 33. GENERAL CONTRACTOR TO VERIFY THAT MAXIMUM HEIGHT FOR ALL STAIR
- 34. GENERAL CONTRACTOR/ELECTRICIAN IS RESPONSIBLE FOR PROVIDING TYPED LABELS INDICATING PANEL AND CIRCUIT NUMBER FOR ALL OUTLETS AND JUNCTION BOXES. ADDITIONALLY, THOSE OUTLETS DESIGNATED FOR USE BY THE RED DOT NET MUSIC SYSTEM SHALL BE LABELED WITH RDN/PANEL/CIRCUIT AND AN ADHESIVE RED DOT SHALL BE APPLIED AT BOTH THE OUTLET AND PANEL BREAKER.



SPACE

JOB ADDRESS:

BUILDING

MECHANICAL

ELECTRICAL

PLUMBING

LIFE SAFETY

ENERGY

OCCUPANCY GROUP

FIRE

RISERS SHALL BE 7" AND MINIMUM STAIR TREAD WIDTH TO BE 11".

O CJJF West Frisco Essential Endodontics
 Frisco-Little Elm Bell Frisco at Main Apartments SITE LOCATION



TENANT FIT-OUT PLANS FOR FLORIST SHOP 25691 SMOTHERMAN ROAD **FRISCO, TX 75033**

BUILDING CODE DATA CONSTRUCTION OFFICIALS PROJECT SCOPE: AS-BUILT PLANS FOR AN EXISTING TENANT SPACE **SARAH MOORE** 25691 SMOTHERMAN ROAD, 25691 SMOTHERMAN ROAD. FRISCO, TX 75033 FRISCO, TX 75033 ATTN: GOVERNING AGENCIES: CITY OF FRISCO, TX -FSIGNER **BUILDING INSPECTIONS DIVISION** REFLECT DESIGN + BUILD GROUP REFLECT DESIGN + BUILD GROUP 6101 FRISCO SQUARE BVLD. 1900 MARKET STREET, PHILADELPHIA, PA 19103 FRISCO, TX 75033 TEL.: (972) 292-5000 TEL.: (484) 695-2693 ATTN.: JOSE MORALES ALL CONSTRUCTION SHALL COMPLY WITH THE FOLLOWING CODES AND AMENDMENTS PER THEIR ADOPTING ORDINANCES. PRINCE GEORGE COUNTY CONSTRUCTION CODES: **CODE INFORMATION:** 2021 INTERNATIONAL BUILDING CODE w/ LOCAL AMMEDNMENTS 2021 INTERNATIONAL MECHANICAL CODE w/ AMMENDMENTS 2020 NFPA NATIONAL ELECTRICAL CODE w/ AMMENDMENTS 2021 INTERNATIONAL PLUMBING CODE w/ AMMENDMENTS 2021 INTERNATIONAL FIRE CODE w/ AMMENDMENTS 2018 NFPA LIFE SAFETY CODE AND SUBTITLE 11 SPACE NAME 2021 INTERNATIONAL ENERGY CONSERVATION CODE w/ AMMENDMENTS SALES FLOOR CONSTRUCTION CLASSIFICATION TYPE 3-B (III B) **MERCANTILE GROUP M** BACKROOM

PROJECT DIRECTORY

CITY OF FRISCO, TX -**BUILDING INSPECTIONS DIVISION** 6101 FRISCO SOUARE BVLD. FRISCO, TX 75034 TEL.: (972) 292-5000 ENGINEER OF RECORD

1900 MARKET STREET, PHILADELPHIA, PA 19103 TEL.: (484) 866-1266 ATTN.: PAUL G. JONES

SEPARATE SUBMITTALS

AREA BREAK DOWN GROSS AREA BREAKDOWN MBINED SQ. F 908 SF. 908 SI 186 SF. BATHROOM 47 SF. 233 SF TOTAL FLOOR AREA 1,141 SF TOTAL DEMISED LEASE ARE/ 159 (GROSS) S NUMBER OF P.O.S. STATIONS OCCUPANT LOAD LINEAR STORE FRONTAGE (EXTERIOR) 20'-0"

OCCUPANT LOAD & EGRESS REQUIREMENTS

OCCUPANT LOAD:

908 SF / 60 SF / OCCUPANT = 16 OCCUPANTS 186 SF / 100 SF / OCCUPANT = 2 OCCUPANTS

TOTAL 18 OCCUPANTS EGRESS WIDTH: IBC SECTION 1005.2.1 ; NUMBER OF EXITS: IBC SECTION 1006.2.1 & TABLE 1006.2.1

0.2 IN. PER OCCUPANT				
NUMBER OF OCCUPANTS	REQ'D WIDTH	WIDTH PROVIDED	NUMBER OF EXITS REQ'D	NUMBER OF EXITS PROVIDED
18 OCCUPANTS	36" (36" MIN.)	180 INCHES	2	1 36" WIDE - REAR 1 72" WIDE - FRONT
DISTANCE BETWEEN EVITS				

NOTE: 1.) 60'-5"±, DISTANCE BETWEEN EXITS IS GREATER THAN 20'-2", WHICH IS ONE THIRD OF THE MAX. DIAGONAL OF 60'- 5" OF THE SPRINKLERED SPACE OK 2.) MAXIMUM COMMON PATH OF EGRESS TRAVEL IS 75'-0" FOR MERCANTILE OCCUPANCY W/ SPRINKLER, THE ENTIRE STORE SPACE IS 20'-0" WIDE, FRONT EXIT DOOR TO REAR EXIT DOOR IS 60'-5" < 100'-0" - 0K

LENGTH OF TRAVEL TO EXITS: IBC SECTION 1017.3 & TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE

MAX. 75 FT. ALLOWED (SPRINKLERED) W/ M OCCUPANCY 60'-5" OF ACTUAL TRAVEL DISTANCE PROVIDED (SPRINKLERED) W/ M OCCUPANCY-OK THIS BUILDING MUST BE EQUIPPED THROUGHOUT W/ AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE W/ SECTION 903.3.1.1.

DR	AWING IN
SHEET	TITLE
G-100	TITLESHEET & PROJECT INFORMATION
G-200	GENERAL NOTES
G-300	GENERAL NOTES
G-400	GENERAL NOTES
A-100	FLOOR PLANS
A-101	WALL TYPES
A-200	REFLECTED CEILING PLAN
A-300	EGRESS PLAN
FP-100	SPRINKLER PLAN
M-100	MECHANICAL NOTES
M-200	MECHANICAL DETAILS
M-300	MECHANICAL PLAN & SCHEDULES
P-100	SANITARY PLAN
P-200	SUPPLY PLAN
E-100	LIGHTING PLAN
E-100 E-200	POWER PLAN
	POWER PLAN PANEL SCHEDULE & SPECIFICATIONS
E-300	PANEL SCHEDULE & SPECIFICATIONS
ABE	BREVIATIONS
& A L A ACT A ABV A AFF A ADJ A AHJ A	AT DIM DIMENSION AND DISP DISPENSER ANGLE DN DOWN ACOUSTICAL CEILING TILE DR DOOR ABOVE DTL DETAIL ABOVE FINISHED FLOOR DWG DRAWING ADJUSTABLE E EAST AUTHORITY HAVING EA EACH SDICTION EL ELEVATION
ALUM A	ALUMINUM ELECT ELECTRICAL APPROVED ENCL ENCLOSURE

@	AT	DIM	DIMENSION
&	AND	DISP	DISPENSER
L	ANGLE	DN	DOWN
ACT	ACOUSTICAL CEILING TILE	DR	DOOR
ABV	ABOVE	DTL	DETAIL
AFF	ABOVE FINISHED FLOOR	DWG	DRAWING
ADJ	ADJUSTABLE	E	EAST
AHJ	AUTHORITY HAVING	EA	EACH
JUR	RISDICTION	EL	ELEVATION
ALUM	ALUMINUM	ELECT	ELECTRICAL
APP	APPROVED	ENCL	ENCLOSURE
		EO	EQUAL
BM	BEAM	EQUIP	EQUIPMENT
BLDG B	UILDING	EWC	ELECTRIC W/
BLK	BLOCK	EXIST'G	EXISTING
BO	BOTTOM OF	EXP	EXPANSION
BTM		EXT	EXTERIOR
BU	BUILT-UP		
		FAST	
СН		FD	FLOOR DRAI
CHK	CHECKED	FIN	FINISH
CL	CENTER LINE	FL	FLASHING
CLG	CEILING	FLR	FLOOR
CLI	CONTROL JOINT	FND	
CLOS		FO	FACE OF
CLR	CLEAR	FTG	FOOTING
CMU			
COL	COLUMN	GA	GAUGE
	CONCRETE	GEN	GENERAL
CONST		GC	GENERAL CO
CONT		GL	GLASS
CORR	CORRIDOR	GR	GRADE
		GWB	
Ø	DIAMETER	GYP BD	GYPSUM BO
DET	DETAIL		
DIA	DIAMETER	HM	HOLLOW ME
		HORIZ	HORIZONTAL

HARMONY CLAUSE

THERE SHALL BE NO MANIFESTATIONS ON THE PROJECT OF ANY DISPUTE BETWEEN ANY LABOR ORGANIZATION AND ANY TENANT CONTRACTOR OR SUBCONTRACTOR, INCLUDING BUT NOT LIMITED TO, ANY AREA STANDARDS PICKETING AGAINST SAID CONTRACTOR OR SUBCONTRACTOR. SHOULD THERE BE ANY MANIFESTATION OF A LABOR DISPUTE BETWEEN ANY TENANT CONTRACTOR OR SUBCONTRACTOR AND ANY UNION, WHICH RESULTS IN A STOPPAGE OF WORK ON THE PART OF SAID CONTRACTOR OF CONTRACTOR'S EMPLOYEES OF ANY OTHER EMPLOYER OR SUPPLIER ON THE PROJECT, WHICH IN THE SOLE JUDGMENT OF THE LANDLORD WILL CAUSE, OR IS LIKELY TO CAUSE, UNREASONABLE DELAY IN THE PROGRESS OF CONSTRUCTION THEN UPON WRITTEN NOTICE FROM LANDLORD, THE TENANT SHALL HAVE THE OBLIGATION AND RIGHT TO DECLARE THE CONTRACTOR OR SUBCONTRACTOR IN DEFAULT OF HIS CONTRACT, AND UPON SUCH NOTICE, THE TENANT SHALL HAVE THE RIGHT TO TAKE SUCH STEPS AS NECESSARY TO FINISH THE UNCOMPLETED PORTION OF THE WORK TO BE PERFORMED BY THE CONTRACTOR OR SUBCONTRACTOR

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	EX							
TITLE		REV. 1		REV	ISIONS			
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NS								
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DISPENSER DOWN	ht height Insul insula	TION	OA OVER OC ON C	RALL ENTER	S SB S	SOUTH SPLASH BLOCK		



KET STREET ©2023

ORIST SHOP 691 SMOTHERMAN ROAD. SCO. TX 75033

JECT NO.:

07/10/2023 23-0027



TITLESHEET & PROJECT INFORMATION

SCALE: AS NOTED

G-100

DRAWN BY: CHECKED BY:

LECTRIC WAT KISTING **KPANSION** TERIOR ASTENED LOOR DRAIN

NISH ASHING LOOR UNDATION ACE OF DOTING

AUGE ENERAL ENERAL CONTRACTOR LASS

GRADE YPSUM WALL BOARD YPSUM BOARD

OLLOW METAL ORIZONTAL **HIGH POINT**

LP LOW POINT LIGHT LT LVR LOUVER MAS MASONRY MAT MATERIAL MAX MAXIMUM MECH MECHANICAL MEMB MEMBRANE MFR MANUFACTURER MIN MINIMUM MO MASONRY OPFNING MOISTURE RESISTANT MTD MOUNTED MTG MEETING MTL METAL NUMBER NORTH N NOT APPLICABLE NA NIC NOT IN CONTRACT

NUMBER

NTS NOT TO SCALE

NO

INT

K

INTERIOR

JUNCTION BOX

KIP (1000 LB)

INTER INTERMEDIATE

JOINT

LENGTH

KPL KICK PLATE

LDG LANDING

LNTL LINTEL

LOC LOCATION

OUTSIDE FACE OF ОН **OPPOSITE HAND** OPNG OPENING OPP OPPOSITE ORIG ORIGINAL PTN PARTITION % PERCENT PERF PERFORATED PERIM PERIMETER PERM PERMANENT PERP PERPENDICULAR PL PLATE PLBG PLUMBING PLUMB PLUMBING +/- PLUS/MINUS PNL PANEL PR PAIR PROJ PROJECT PT PAINT PTD PAINTED PTN PARTITION QTY OUANTITY QUAL QUALITY RISER RAD RADIUS REC RECESSED REINF REINFORCING **REQ'D REQUIRED** RET RETURN RD ROOF DRAIN RFG ROOFING ROOM RM RND ROUND

SIM SIMILAR SLP SLOPE SLV SLEEVE SPEC SPECIFICATION SPKLR SPRINKLER SQ SQUARE SS STAINLESS STEEL STD STANDARD STL STEEL STOR STORAGE STRUCT STRUCTURAL TREAD TEMP TEMPERED THK THICK TO TOP OF TS TUBE STEEL TYP TYPICAL UNO UNLESS NOTED OTHERWISE VERT VERTICAL VIF VERIFY IN FIELD W WEST WC WATER CLOSET WH WATER HEATER W/ WITH WP WORKING POINT

SDL

SADDLE

SECT SECTION

RO ROUGH OPENING RWO ROUGH WALL OPENING



GENERAL NOTES

1.01 ALL WORK SHALL COMPLY WITH THE REGULATIONS OF THE GOVERNMENTAL AUTHORITIES HAVING JURISDICTION. THE SPECIFICATIONS SHALL BE SUPPLEMENTAL TO ALL LAWS AND CODES OF GOVERNMENTAL REGULATING BODIES RELATING TO BUILDINGS, AND ALL APPLICABLE REQUIREMENTS SPECIFIED IN THESE REGULATIONS SHALL BE FOLLOWED AS NOTED IN THE SPECIFICATIONS OR DRAWINGS. THIS SHALL NOT BE CONSTRUED TO MEAN THAT ANY REQUIREMENTS SET FORTH IN THE SPECIFICATIONS CAN BE MODIFIED BECAUSE THEY ARE NOT COVERED BY SUCH CODES OR LAWS. 1.02 THE GENERAL CONDITIONS OF THE CONTRACT FOR THE CONSTRICTION OF BUILDINGS, STANDARD FORM OF THE AMERICAN INSTITUTE OF ARCHITECTS, CURRENT EDITION, SHALL APPLY TO ALL WORK IN THIS CONTRACT, EXCEPT AS SPECIFICALLY MODIFIED UNDER SUPPLEMENTARY CONDITIONS AND/OR BY AGREEMENT

1.03 ALL ARCHITECTURAL DRAWINGS AND CONSTRUCTION NOTES ARE COMPLIMENTARY, AND WHAT IS CALLED FOR BY ONE WILL BE BINDING AS IF CALLED FOR BY ALL. 1.04 CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY IF HE CANNOT COMPLY WITH ALL NOTES CALLED FOR ON THIS SHEET AND ON

ALL OTHER ARCHITECTURAL DRAWINGS. 1.05 THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BETWEEN THE DRAWINGS, THESE NOTES AND FIELD ONDITIONS BEFORE SUBMITTING A PROPOSAL OR COMMENCING ANY WORK AND REQUEST CLARIFICATION.

1.06 ALL APPROVALS SHALL BE FOR DESIGN APPEARANCE ONLY, CONTRACTOR(S) SHALL BE RESPONSIBLE FOR QUANTITIES, DIMENSION COMPLIANCE WITH CONTRACT DOCUMENTS, AND FOR INFORMATION PERTAINING TO FABRICATION PROCESS OR TECHNIQUES OF FIRST CLASS CONSTRUCTION AND FOR COORDINATION WITH OTHER TRADES.

1.07 THE CONTRACTOR SHALL MAINTAIN A CURRENT AND COMPLETE SET OF CONSTRUCTION DRAWINGS AT THE SITE DURING ALL PHASES OF CONSTRUCTION.

1.08 UPON ACCEPTANCE AND APPROVAL OF THE CONTRACT DOCUMENTS, THE GENERAL CONTRACTOR ASSUMES FULL RESPONSIBILITY FOR THE CONSTRUCTION, MATERIALS AND WORKMANSHIP OF THE WORK DESCRIBED HEREIN, AND HE SHALL BE EXPECTED TO COMPLY WITH THE SPIRIT, AS WELL AS THE LETTER IN WHICH THEY WERE WRITTEN.

1.09 THE LANDLORD/BLDG. OWNER'S REQUIREMENTS FOR ALL ALTERATIONS SHALL APPLY TO ALL WORK. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE WITH THE SAME.

1.10 ALL CONTRACTORS SHALL CONTACT THE BUILDING MANAGEMENT TO DETERMINE THE RULES OF THE BUILDING OWNER/TENANT FOR CONSTRUCTION, TO DETERMINE WHEN AND HOW DELIVERIES CAN BE MADE (SEE BELOW), WHAT PHASES OF CONSTRUCTION CAN BE DONE DURING REGULAR TIME OR OVERTIME, AND ANY SPECIAL BUILDING REQUIREMENTS WHICH WOULD AFFECT THEIR WORK. IF OVERTIME WORK IS REQUIRED BY ANY TRADE, APPROVAL MUST BE OBTAINED PRIOR TO EXECUTION OF ANY WORK, INCLUDING COST. THE GENERAL INTENT IS THAT MOST CONSTRUCTION WORK SHALL BE DONE DURING REGULAR HOURS.

1.11 EACH CONTRACTOR SHALL MAKE ALL REQUIRED ARRANGEMENTS FOR DELIVERY OF EQUIPMENT AND/OR MATERIALS. IT SHALL BE THE RESPONSIBILITY OF EACH CONTRACTOR TO CHECK THE RULES AND REGULATIONS GOVERNING WORK ON THE PREMISES. A. DATE AND TIME OF DELIVERY SHALL BE ESTABLISHED IN CONJUNCTION WITH THE PERSON HAVING JURISDICTION OVER THE PREMISES

(OVERTIME CHARGES AND/OR CONTRACTOR REOUIRING SERVICES). B. BUILDING CONDITIONS, INCLUDING SIZE AND LOADING CAPACITY OF ELEVATORS, SIZE OF DOORWAYS, CORRIDORS, WINDOW OPENINGS, ETC. SHALL BE CHECKED FOR ITEMS BEING DELIVERED BY THE CONTRACTOR REQUESTING DELIVERY.

C. ALL CHARGES INVOLVING THE INSTALLATION AND/OR OPERATION OF A HOIST SYSTEM, IF REQUIRED, SHALL BE BORNE BY THE CONTRACTOR USING THE SYSTEM. CHARGES INVOLVING THE TÉMPORARY REMOVAL AND REINSTALLATION OF WINDOW SASH AND/OR FIXED PANELS REQUIRED FOR DELIVERY SHALL BE BORNE BY THE CONTRACTOR.

1.12 BEFORE SUBMITTING A PROPOSAL, ALL CONTRACTORS SHALL VISIT THE PREMISES TO FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND THE SCOPE OF WORK. 1.13 THE SUBMISSION OF A PROPOSAL SHALL BE CONSTRUED AS EVIDENCE THAT SUCH AN EXAMINATION HAS BEEN MADE AND LATER CLAIMS FOR LABOR, EQUIPMENT OR MATERIAL, OR EXAMINATION BEEN MADE, WILL NOT BE RECOGNIZED.

1.14 ALL CORRESPONDENCE TO THE OWNER/TENANT OR TO THE ARCHITECT SHALL BE FORWARDED IN COPY TO THE OTHER PARTIES.

1.15 THE GENERAL CONTRACTOR, HIS SUBCONTRACTORS, AND ANY OTHER CONTRACTOR INVOLVED IN THIS PROJECT SHALL TAKE NOTE THAT ANY COST CAUSED BY DEFECTIVE OR ILL TIMED WORK, AS A RESULT OF, NOT LIMITED TO INFERIOR WORKMANSHIP OR MATERIALS, IMPROPER SCHEDULING OR DELINQUENT ORDERING SHALL BE BORNE BY THE PARTY DEEMED RESPONSIBLE. 1.16 THE GENERAL CONTRACTOR SHALL REMOVE ALL DEBRIS INCLUDING BY-PRODUCTS OF CARPET, TELEPHONE COMPANY INSTALLATIONS,

1.17 THE USE OF THE WORDS "PROVIDE" OR "PROVIDED" IN CONNECTION WITH ANY ITEM SPECIFIED, IS INTENDED TO MEAN THAT SUCH SHALL BE FURNISHED, INSTALLED, AND CONNECTED WHERE SO REQUIRED.

1.18 THE TERMS "EQUAL" OR "APPROVED EQUAL" IN CONNECTION WITH ANY ITEM SPECIFIED IS INTENDED TO MEAN THAT SUCH SHALL BE OF EQUAL QUALITY, FINISH AND MATERIAL. THE SUBSTITUTIONS SHALL BE SUBMITTED TO THE ARCHITECT FOR APPROVAL.

1.19 THE GENERAL CONTRACTOR SHALL SUPPLY CUTS OF ALL FIXTURES AND EQUIPMENT CALLED FOR ON THE ARCHITECTURAL DRAWINGS, I.E. LIGHT FIXTURES, HARDWARE, ETC. FOR THE ARCHITECT. REFER ALSO TO GENERAL NOTE #28, DRAWING T-100.00. 1.20 THE GENERAL CONTRACTOR SHALL SUBMIT FOR FABRICATION SHOP DRAWINGS AND FIXTURE CUTS TO THE ARCHITECT FOR REVIEW. ALL SHOP DRAWINGS AND CUTS SHALL CONFORM TO ORIGINAL DRAWINGS IN DESIGN AND INTENT. CONTRACTORS SHALL ASSUME RESPONSIBILITY

TO IDENTIFY DISCREPANCIES (OR ALTERNATES) IN THEIR SUBMITTAL PACKAGE. 1.21 ALL WOODWORK ATTACHED TO PREMISES AND ALL WOOD DOORS, UNLESS NOTED OTHERWISE SHALL BE DOUGLAS FIR AND COMPLY WITH THE APPLICABLE ADMINISTRATIVE CODE.

1.22 THE GENERAL CONTRACTOR SHALL PROVIDE ALL NECESSARY PROTECTION FOR FLOORS, WALLS ETC. ANY EXISTING ITEMS TO REMAIN, THE GENERAL CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ANY DAMAGE INCURRED TO THE SAME BY THE TRADES, AND SHALL BE OBLIGATED TO REPLACE OR RESTORE TO ITS ORIGINAL CONDITION, AS DETERMINED BY THE DATE.

1.23 THE GENERAL CONTRACTOR SHALL PROVIDE ALL NECESSARY PROTECTION AND SECURITY FOR HIS WORK UNTIL TURNED OVER TO THE OWNER/TENANT. 1.24 IN HIS ESTIMATE, THE GENERAL CONTRACTOR OR LANDLORD SHALL INCLUDE ALL COSTS (INCLUDING OVERTIME WORK) FOR REMOVAL,

NEW INSTALLATION, REINSTALLATION FOR ANY PLUMBING, CEILING (REMOVAL AND REINSTALLATION), ELECTRICAL, TELEPHONÉ ÉQUIPMENT, OR H.V.A.C WORK ON FLOOR ABOVE OR BELOW THE OWNER/TENANT SPACE NEEDED TO COMPLETE WORK ON FLOOR BEING RENOVATED.

1.25 PRIOR TO BEGINNING ANY WORK, THE CONTRACTOR SHALL FURNISH A CONSTRUCTION SCHEDULE SHOWING THE CHRONOLOGICAL PHASES OF HIS WORK, AND ALL RELATED WORK FOR THE COMPLETION OF THE PROJECT, THIS SCHEDULE SHALL INDICATE ALL ORDERING LEAD TIME, LENGTH OF TIME FOR EACH PHASE, AND THE PROJECTED COMPLETION DATE.

1.26 THE GENERAL CONTRACTOR SHALL FURNISH FIELD PROGRESS REPORTS TO THE ARCHITECT FOR ALL PHASES OF CONSTRUCTION.

1.27 ALL REQUIRED EXITS, WAY OF APPROACH THERETO, AND WAY OF TRAVEL FROM THE EXIT INTO THE STREET SHALL CONTINUOUSLY BE MAINTAINED FREE FROM ALL OBSTRUCTIONS AND IMPEDIMENTS FOR UNOBSTRUCTED EGRESS IN THE CASE OF FIRE OR OTHER EMERGENCY.

1.28 DURING THE ENTIRE PERIOD OF DEMOLITION AND CONSTRUCTION, ALL EXISTING EXITS, EXIT LIGHTINGS, FIRE PROTECTIVE DEVICES, AND ALARMS SHALL BE CONSPICUOUSLY POSTED. 1.29 THE CONTRACTOR, SUBCONTRACTOR AND OWNER/TENANTS CONTRACTORS SHALL SUBMIT CERTIFICATES TO THE ARCHITECTS UPON COMPLETION OF WORK, INCLUDING BUT NOT LIMITED TO THE FOLLOWING,

A. FIREPROOF WOOD TEST REPORT (IF REQUIRED) B. ELECTRICAL PLUMBING AND AIR CONDITIONING CERTIFICATES ISSUED BY, THE DEPARTMENT OF WATER SUPPLY, GAS, AND ELECTRICITY,

BOARD OF UNDERWRITERS OR OTHER APPROPRIATE AGENCY. 1.30 THE CONTRACTOR SHALL PROVIDE REPRODUCIBLE "AS BUILT" DRAWINGS, IN A FORMAT ACCEPTABLE TO THE NDLORD/OWNER/TENANT, SHOWING ALL LIGHTING AND ELECTRICAL CIRCUITRY WORK (INCLUDING NUMBERS) AS ACTUALLY INSTALLED- SEE

1.31 THE CONTRACTOR SHALL PAY FOR ALL VERTICAL AND HORIZONTAL TRANSPORTATION CHARGES ON ALL ITS MATERIAL OR EQUIPMENT TO HE POINT OF USE, AND SHALL BE RESPONSIBLE FOR ALL UNLOADING, CHECKING, AND STORING, OF SAME IN CONNECTION WITH THIS

1.32 THE CONTRACTOR SHALL COORDINATE HIS WORK WITH THAT OF OTHER CONTRACTOR(S)

1.33 UNLESS OTHERWISE NOTED, ALL MATERIAL, EQUIPMENT, ETC. SHALL BE FURNISHED AND INSTALLED BY THE GENERAL CONTRACTOR. 1.34 THE CONTRACTOR SHALL, AT THE OWNER/TENANTS' DISCRETION, ENTER INTO AN AGREEMENT WITH THE OWNER/TENANT(S) UTILIZING THE APPROPRIATE AIA FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR.

1.35 THE CONTRACTOR SHALL AT THE OWNER/TENANT'S DISCRETION, UTILIZE THE A.I.A STANDARD FORM FOR REQUEST FOR PAYMENT AND FOLLOW ALL GUIDELINES ASSOCIATED THEREWITH.

1.36 THE CONTRACTOR SHALL OBTAIN A BUILDING PERMIT FROM THE DEPARTMENT OF BUILDINGS, AND POST FOR PUBLIC DISPLAY IN A REASONABLY CONSPICUOUS LOCATION OR AS DEEMED BY LOCAL LAWS.

1.37 ONE TOILET SHALL BE UTILIZED FOR CONSTRUCTION PERSONNEL. ALL OTHER TOILETS SHALL BE LOCKED FOR THE PERIOD OF CONSTRUCTION. THE GENERAL CONTRACTOR SHALL PROVIDE A THOROUGH CLEANING OF ALL TOILET FACILITIES PRIOR TO RELEASING THE PREMISES TO THE OWNER/TENANT.

1.38 DO NOT SCALE DRAWINGS WRITTEN DIMENSIONS SUPERSEDE SCALED DIMENSIONS.

CONSTRUCTION NOTES

ELECTRICAL, LIGHTING, AND CEILING NOTES.

2.01 THE CONTRACTOR SHALL DO ALL CUTTING, FITTING AND PATCHING WORK THAT MAY BE REQUIRED TO MAKE ALL PARTS COME TOGETHER PROPERLY AND FIT TO RECEIVE OR BE RECEIVED BY WORK OF OTHER CONTRACTORS ON, OR REASONABLY IMPLIED BY THE DRAWINGS AND NOTES.

2.02 THE CONTRACTOR SHALL PROVIDE ALL FLOOR CUTOUTS AND PATCHING REQUIRED FOR THE INSTALLATION OF ALL WORK.

2.03 ALL GYPSUM BOARD PARTITIONS SHALL BE ERECTED AS SHOWN ON DRAWINGS SO THAT PANEL EDGES FALL ON THE ALTERNATE STUDS. ALL JOINTS SHALL BE TAPED, SPACKLED AND SANDED SMOOTH TO RECEIVE FINISH TREATMENTS.

2.04 THE CONTRACTOR SHALL PROVIDE LINE AND GRADING ON THE FINISHED SLAB FOR ALL PARTITIONS, TO BE APPROVED BY THE ARCHITECT (LINE AND GRADING SHALL BE SHOWN BY PAINTING PARTITION LOCATIONS OR BY INSTALLING METAL STUD FLOOR CHANNEL.)

2.05 ALL PARTITIONS SHALL BE ANCHORED FIRMLY AS PER MANUFACTURERS SPECIFICATIONS AND AS REQUIRED BY LOCAL BUILDING CODES. CEILING RUNNERS ARE TO BE SECURELY ATTACHED TO STRUCTURE, NOT TO DUCT WORK OR ITEMS OTHERWISE SUSPENDED FROM STRUCTURE.

2.06 ALL LAYERS OF GYPSUM BOARD IN MULTI LAYER APPLICATIONS SHALL BE APPLIED WITH SCREWS.

2.07 THERE SHALL BE NO HORIZONTAL JOINTS ON EXPOSED SURFACES OF GYPSUM BOARD WALLS.

2.08 CORNER BEADS SHALL BE USED AT ALL EXPOSED GYPSUM BOARD CORNERS.

2.09 ALL WALLS ABUTTING MULLIONS SHALL CONFORM TO BUILDING REQUIREMENTS.

2.10 WHERE PARTITIONS ABUT THE PERIMETER ENCLOSURE, A SOUND BARRIER SHALL BE INSTALLED WITHIN THE ENCLOSURE TO ELIMINATE THE PASSAGE OF SOUND BETWEEN THE DIVIDED AREAS.

2.11 WHERE NEW AND EXISTING BUILDINGS PARTITIONS ARE SHOWN TO ALIGN, THE JUNCTURE SHALL BE TAPED, SPACKLED AND FINISHED SMOOTH.

2.12 ALL PARTITIONS ARE DIMENSIONED FINISH TO FINISH UNLESS OTHERWISE NOTED.

2.13 THE CONTRACTOR SHALL PROVIDE SUFFICIENT FRAMING FOR ALL OPENINGS FOR DUCT WORK AND RETURN AIR OPENINGS BELOW AND ABOVE THE SUSPENDED CEILING. THESE SHALL BE COORDINATED WITH THE AIR CONDITIONING ENGINEER AND MECHANICAL CONTRACTOR'S SHOP DRAWINGS. ALL OPENINGS SHALL BE PROPERLY SEALED FOR SOUNDPROOFING AND VIBRATION CONTROL.

2.14 ALL DOORS AND FRAMES SHALL BE FABRICATED AS SPECIFIED ON THE DOOR SCHEDULE AND AS SHOWN ON THE DRAWINGS, OR CALLED FOR ON THE CONSTRUCTION DETAILS, EXCEPT AS NOTED.

2.15 ALL DOORS SHALL HAVE A 3/4" UNDERCUT, UNLESS OTHERWISE NOTED. 2.16 ALL DOOR FRAMES SHALL HAVE CONCEALED REINFORCEMENT FOR DOOR JAMBS, AND SHALL BE PUNCHED FOR SILENCERS. DOORS AND DOOR FRAMES ARE TO BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS, AND SHALL BE WELDED, UNLESS OTHERWISE NOTED.

2.17 ALL NEW HARDWARE SHALL BE FINISHED AS SPECIFIED ON DRAWINGS. 2.18 UNLESS OTHERWISE NOTED, ALL HARDWARE SHALL BE SUPPLIED BY THE GENERAL CONTRACTOR, AS SPECIFIED AND MATCHING THE EXISTING IN STYLE AND MAKE, IF REQUIRED.

LOCK.

2.20 DETAILED HOLLOW METAL AND HARDWARE SCHEDULES SHALL BE SUBMITTED TO ARCHITECT FOR REVIEW, AND FABRICATION OF MATERIAL SHALL NOT BE COMMENCED UNTIL SUCH REVIEW (NO EXCEPTIONS NOTED) HAS BEEN RECEIVED. THIS REVIEW SHALL NOT RELIEVE THE CONTRACTOR FROM RESPONSIBILITY TO SATISFY CONSTRUCTION DRAWINGS INTENT. 2.21 ALL WOOD DOORS AND FRAMES SHALL CONFORM TO THE BUILDING DEPARTMENT STANDARDS AND/OR GOVERNING AGENCIES HAVING

JURISDICTION. FOR RATED DOORS. IF REOUIRED. 2.22 ALL "EXISTING TO REMAIN," "EXISTING," "RELOCATED" OR "NEW" ITEMS, INSTALLED BY THE CONTRACTOR IN ADDITION TO BEING AMPLY PROTECTED THROUGHOUT THE PERIOD OF CONSTRUCTION SHALL BE THOROUGHLY CLEANED TO THE SATISFACTION OF THE ARCHITECT PRIOR TO BEING TURNED OVER TO THE OWNER/TENANT.

2.23 THE CONTRACTOR SHALL THOROUGHLY CLEAN COVE AND STRAIGHT BASE, VISIBLE WINDOW METAL WORK; ALL DOORS AND CONVECTOR ENCLOSURES ETC. AT THE COMPLETION OF CONSTRUCTION.

2.24 THE CONTRACTOR SHALL REMOVE ALL DEBRIS AND THOROUGHLY CLEAN ALL SURFACES. LIGHT FIXTURES ARE TO BE CLEANED OF DUST AT COMPLETION OF CONSTRUCTION. 2.25 THE WORDING "SHEATHE OVER TO ALIGN" DENOTES GYPSUM OVER FACE OF BASE BUILDING COLUMNS OR WALL SURFACE AT

2.26 ALL GYPSUM BOARD USED IN DRYWALL PARTITIONS SHALL BE FIRE CODE "C".

2.27 THE SPACE AROUND PIPES, DUCTS, ETC. PENETRATING FIRE RATED WALLS, SHALL NOT EXCEED 1/2" AND SHALL BE PACKED SOLID WITH MINERAL WOOL OR EQUAL AND BE CLOSED OFF BY CLOSE FITTING ESCUTCHEONS AT BOTH SIDES OF THIS CONSTRUCTION AS REQUIRED BY LOCAL BUILDING CODES.

2.28 PROVIDE AS MANY AS REQUIRED 4' x 8' x 3/4" THICK PLYWOOD A-C PANELS AROUND ALL TELEPHONE AND COMMUNICATION CLOSETS AS DIRECTED BY THE OWNER/TENANT. MODIFY PANEL SIZES AS REQUIRED BY FIELD CONDITIONS. 2.29 WHERE FIRE RATED WALLS INTERSECT EQUIPMENT ENCLOSURES, INSTALL WITHIN ENCLOSURES A RATED FIRE STOP EQUAL TO THE RATING OF THE WALL.

2.30 THE CONTRACTOR SHALL BE RESPONSIBLE FOR FIELD SUPERVISION OF ALL H.V.A.C WORK DURING INSTALLATION AND SHALL INSPECT ALL SYSTEMS FOR PROPER OPERATION AT COMPLETION OF THE JOB. 2.31 SHOP DRAWINGS OF DUCT WORK AND REGISTERS INCLUDING ACCESS PANELS, IF REQUIRED SHALL BE SUBMITTED TO THE ARCHITECT FOR APPROVAL PRIOR TO PROCEEDING WITH FABRICATION AND/OR INSTALLATION OR RELOCATION.

2.32 INSTALLATION OF MECHANICAL EQUIPMENT SHALL BE COORDINATED WITH ALL TRADES AS REQUIRED FOR PROPER ASSEMBLY.

2.33 INTERIOR SPACES SHALL BE MECHANICALLY VENTILATED IN ACCORDANCE WITH THE ADMINISTRATIVE CODE PLANS SHOWING THE MECHANICAL VENTILATION SYSTEM WILL BE FILED BY THE MECHANICAL ENGINEER IN ACCORDANCE WITH THE RULES OF THE DEPARTMENT OF BUILDING

2.34 ANY BUILDINGS SHUT DOWN FOR THIS WORK SHALL BE REQUIRED IN WRITING BY THE CONTRACTOR AT LEAST 12 HOURS IN ADVANCE OF THE SHUT DOWN. THE CONTRACTOR SHALL OBTAIN APPROVAL FROM ALL AUTHORITIES HAVING JURISDICTION PRIOR TO SHUT DOWN ANY SHUTDOWN AFFECTING THE NORMAL H.V.A.C. SERVICE OF OTHER BUILDING OCCUPANTS SHALL BE DONE IN OVERTIME.

2.35 ALL PERIPHERAL SHUTOFF VALVES SHALL BE ACCESSIBLE AT ALL TIMES. 2.36 AFTER COMPLETION OF ALL AIR CONDITIONING WORK, THE CONTRACTOR SHALL BALANCE ALL SYSTEMS, AND SUBMIT DESIGN BALANCING FIGURES TO THE BUILDING MANAGEMENT AFTER APPROVAL FROM THE ARCHITECT'S MECHANICAL ÉNGINEER. 2.37 THE CONTRACTOR SHALL SUPPLY AND INSTALL ALL PLUMBING ROUGHING, FIXTURES AND ACCESSORIES SHOWN ON ALL DRAWINGS AND SPECIFICATIONS.

2.40 ALL RISER SHUTDOWNS SHALL BE SUPERVISED BY THE GENERAL CONTRACTOR AS DIRECTED BY THE BUILDING MANAGEMENT, NEW

2.38 THE CONTRACTOR SHALL SUBMIT CUTS OF ALL NEW FIXTURES, FITTINGS, AND ACCESSORIES TO THE ARCHITECT FOR APPROVAL. 2.39 THE CONTRACTOR SHALL PERFORM THE PLUMBING WORK IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS.

WATER RISERS SHALL BE SHUT DOWN DURING BUILDING'S OFFICE HOURS.

2.41 THE CONTRACTOR SHALL COORDINATE THE INSTALLATION OF NEW PLUMBING WORK AND CONNECTIONS TO EXISTING WORK, TO INSURE REERENCE WITH THE REGULAR OPERATION OF THE EXISTING FACILITIES. HE SHALL SUBMIT TO THE BUILDIN DATE SCHEDULE FOR THE TEMPORARY SHUTDOWNS OF THE EXISTING SERVICES, FOR APPROVAL

2.42 ALL PIPE HANGERS AND SUPPORTS SHALL BE CONNECTED TO THE EXISTING BUILDING STRUCTURE. NO CHAIN STRAPS. PERFORATED BARS, WIRE HANGERS, OR EXPANSION SHIELDS, AS WELL AS FROM WORK OF OTHER TRADES SHALL BE PERMITTED.

2.43 SLEEVES SHALL BE PROVIDED FOR EACH PIPE PASSING THROUGH WALLS, PARTITIONS, FLOORS, AND SLABS. 2.44 THE CONTRACTOR SHALL COORDINATE THE PLUMBING WORK WITH THAT OF THE OTHER TRADES. 2.45 BEFORE BEING COVERED OR BUILT IN, ALL PIPING SHALL BE TESTED AND INSPECTED AS PER REQUIREMENTS OF THE AUTHORITIES HAVING JURISDICTION.

ELECTRICAL & LIGHTING NOTES

3.01 WHERE MORE THAN ONE SWITCH OCCURS IN THE SAME LOCATION, THEY SHALL BE INSTALLED IN A GANG TYPE BOX UNDER ONE COVER PLATE.

3.03 ALL OUTLET SWITCH PLATES AND FLOOR OUTLET COVERS SHALL BE FINISHED AS SPECIFIED ON DRAWINGS.

3.04 ALL OUTLETS ON COLUMNS SHALL BE CENTERED ON THE FACE AS SHOWN, UNLESS OTHERWISE INDICATED. 3.05 ALL ELECTRICAL WIRING CONCEALED IN RIGID OR FLEXIBLE TUBING IN PARTITIONS OR CEILINGS SHALL RUN AS ALLOWED BY CODE. 3.06 ALL ELECTRIC, TELEPHONE/COMMUNICATION OUTLETS ARE SHOWN FOR LOCATION ONLY. REFER TO THE ENGINEERING DRAWINGS FOR CIRCUITING AND OTHER REQUIREMENTS.

3.07 ALL ELECTRICAL WORK SHALL BE COORDINATED WITH ALL TRADES, WHERE REQUIRED. 3.08 ALL OUTLETS SHALL BE LOCATED PER ARCHITECTS DRAWINGS AND CIRCUITED PER ENGINEER'S ELECTRICAL/POWER DRAWINGS. 3.09 THE CONTRACTOR SHALL SUPPLY, INSTALL AND PROVIDE SERVICES TO ALL POWER PANELS, DISCONNECT SWITCHES AND SEPARATE

CIRCUITS AS INDICATED ON THE DRAWINGS. 3.10 WHERE OUTLETS, JUNCTION BOXES, ETC. ARE LOCATED BEHIND CABINETS, THE CONTRACTOR SHALL PROVIDE ACCESS TO THESE BOXES IF DESIGN APPEARANCE STRUCTURE OF FUNCTION OF CABINET IS NOT IMPAIRED. WHEREVER A QUESTIONABLE CONDITION ARISES, THE

ARCHITECT SHALL BE NOTIFIED.

3.11 LOCATIONS OF ALL TELEPHONE, ELECTRICAL AND SPECIAL OUTLETS ARE TO BE REVIEWED AND APPROVED BY THE ARCHITECT PRIOR TO INSTALLATION. ALL ELECTRICAL AND TELEPHONE WIRING CONDUIT SHALL BE CONCEALED IN PARTITIONS, CEILINGS AND/OR RAISED FLOORS.

3.12 ALL ELECTRICAL BOXES SHALL BE FITTED WITH EXTENSION COLLARS, IF REQUIRED.

3.13 CONVENIENCE RECEPTACLES SHALL BE DUPLEX TYPE RATED 15 AMPERES, 123 VOLTS, GROUNDED, UNLESS OTHERWISE NOTED. 3.14 SEE LIGHT FIXTURE SCHEDULE FOR INFORMATION REGARDING TYPE OF BALLASTS FOR FLUORESCENT FIXTURES.

3.15 THE CONTRACTOR AND HIS SUBCONTRACTORS SHALL CHECK ALL CEILING HEIGHTS AND CEILING PLENUM CONDITIONS FOR CLEARANCE OF DUCT WORK, LIGHTING AND OTHER OBSTRUCTION TO ASSURE THE FINISHED CEILING HEIGHT SHOW ON ARCHITECTURAL

DRAWINGS. ANY DISCREPANCY WILL BE BROUGHT TO THE ARCHITECTS ATTENTION IMMEDIATELY.

3.17 THE CONTRACTOR SHALL COORDINATE ANY AND ALL ELECTRICAL WORK OR LIGHTING INSTALLATION WITH MILLWORK, AS REQUIRED. 3.18 ALL NEW FLUORESCENT LAMPS AND INCANDESCENT FIXTURES SHALL BE FURNISHED BY THE CONTRACTOR, UNLESS OTHERWISE NOTED. LAMP TYPES SHALL BE AS RECOMMENDED BY THE MANUFACTURER, AND AS SPECIFIED ON DRAWINGS. 3.20 DISCONNECT AND REMOVE ALL EXISTING WIRINGS, JUNCTION BOXES AND EXPOSED CONDUITS NOT BEING RETAINED OR REVISED. WIRES SHOULD BE TERMINATED AT THE NEAREST RECEPTACLE TO REMAIN.

3.21 PROVIDE DRAG LINES FROM EACH INDIVIDUAL COMMUNICATIONS/DATA OUTLET TO ABOVE HUNG CEILING OR TELEPHONE CLOSET AS **REQUIRED**.

3.22 WHERE INDIVIDUAL COMMUNICATION/DATA LINES RUN ABOVE GYP. BD. CEILINGS PROVIDE EMPTY METAL TUBING FROM ACCESSIBLE CEILING AREA TO ACCESSIBLE CEILING AREA. SIZE SHALL BE 3/4" MINIMUM. 3.23 ALL TELEPHONE AND DATA LINES SHALL BE PROVIDED BY OWNER/TENANT. 3.24 INCLUDE WITHIN THE ELECTRICAL SCOPE OF WORK ALL COST FOR CLASS 'E' WORK INCLUDING CONNECTIONS, EQUIPMENT, CLASS 'I

2.19 ALL LOCK SETS SHALL BE CODED AND/OR KEYED IN ACCORDANCE WITH THE BUILDING REQUIREMENTS. CODES AND/ OR KEYS ARE TO BE DELIVERED TO THE OWNER/TENANT PROPERLY TESTED AND TAGGED. PROVIDE 3 (THREE) MASTER KEYS AND 3 (THREE) PASS KEYS FOR EACH

CONSTRUCTION TO ALIGN THE TWO DISSIMILAR PARTS AND PROVIDE A SMOOTH, CRACK FREE SURFACE.

3.02 WALL MOUNTED ELECTRICAL AND TELEPHONE OUTLETS SHALL BE SET 8", CENTER TO CENTER UNLESS OTHERWISE NOTED.

3.16 ALL RECESSED FIXTURES SHALL BE SET FLUSH WITH ACOUSTIC TILE CEILING, AS RECOMMENDED BY MANUFACTURES.

ROGRAMMING (BY THE BUILDING'S CLASS 'E' VENDOR ONLY), CONNECTIONS TO ELECTRICAL ITEMS SUPPLIED B OTHER TRADES, AND THE RECEIVING AND THE INSTALLATION OF ELECTRICAL COMPONENTS FOR MODULAR FURNITURE.

CEILING NOTES

4.01 THE CONTRACTOR SHALL PROVIDE A NEW SUSPENDED CEILING SYSTEM AS SPECIFIED AND WHERE SHOWN ON THE ARCHITECT'S DRAWINGS.

4.02 IN ALL AREAS, THE CEILING SHALL BE INSTALLED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS AND TO ALL APPLICABLE CODES.

4.03 THE CONTRACTOR SHALL PROVIDE THE NECESSARY FRAMING AND BRIDGING FOR ALL LIGHT FIXTURES, ALL H.V.A.C DIFFUSERS, RETURNS, ETC. AS WELL AS THE REQUIRED CUTOUTS.

4.04 THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY POSSIBLE CONFLICTS AND DISCREPANCIES BEFORE PROCEEDING WITH INSTALLATION.

4.05 NO CEILING TILES SHALL BE INSTALLED UNTIL THE A.H.J. HAD AN OPPORTUNITY TO INSPECT THE AREAS, IN ORDER TO ASCERTAIN THAT ALL DUCT WORK, PLUMBING, ELECTRICAL, ETC. HAD BEEN INSTALLED, AND THAT ALL FIREPROOFING HAD BEEN PROPERLY REINSTALLED ON ANY EXPOSED STEEL.

4.06 PRIOR TO CLOSING OF ANY CEILING AREA, ALL PLENUM SYSTEMS (H.V.A.C PLUMBING AND ELECTRICAL) SHALL BE INSPECTED AND TESTED BY THE CONTRACTORS, ENGINEERS, AND BY THE AUTHORITIES HAVING JURISDICTION OVER THEIR PROPER INSTALLATION AND FUNCTION. 4.07 THE CONTRACTOR SHALL COORDINATE TELEPHONE/SIGNAL CABLE INSTALLATION WITH OWNER/TENANTS COMMUNICATIONS CONTRACTOR PRIOR TO COMPLETION OF THE CEILING WORK 4.08 ALL SUSPENSION MEMBERS SHALL BE OF SUFFICIENT STRENGTH AND RIGIDITY TO CARRY ACOUSTICAL UNITS IN A TRUE AND LEVEL PLANE, WITHOUT EXCEEDING A DEFLECTION OF 1/360TH OF THEIR SPAN. 4.09 SOFFITS, FASCIAS, OR ANY BREAK IN THE CEILING HEIGHT CREATED BY THE INSTALLATION AND/OR ALTERATION OF HEATING, VENTILATING, AIR CONDITIONING OR MECHANICAL DUCTS, PIPING OR OTHER EQUIPMENT SHALL BE AS PER DETAILS SHOWN ON THE ARCHITECT'S DRAWINGS 4.10 THE SUSPENDED CEILING HEIGHTS SHALL BE AS SHOWN ON THE CONTRACT DOCUMENTS. ANY DEVIATION SHALL BE SUBMITTED TO THE ARCHITECT FOR APPROVAL. 1.11 THE CONTRACTOR SHALL CLOSELY COORDINATE THE CEILING WORK WITH THAT OF THE PLUMBING, H.V.A.C, ELECTRICAL WORK AND THE TELEPHONE COMPANY WHEREVER THEIR RESPECTIVE WORK IS CONTIGUOUS. 4.12 THE CONTRACTOR SHALL PROVIDE AND INSTALL ALL CEILING ACCESS PANELS REQUIRED IN PLASTER AND/OR GYPSUM BOARD CEILING AREAS USING "NYSTROM" "RG" SERIES. THE LOCATION AND SIZE OF ACCESS DOORS SHALL BE DETERMINED BY THE CONTRACTORS WHOSE WORK NECESSITATES ACCESS, AND SHALL BE APPROVED BY THE ARCHITECT. 4.13 ALL CEILING TILE JOINTS SHALL BE SQUARE, LEVEL AND ALIGNED WITH THE RECESSED LIGHTING FIXTURES. 4.14 CLOSET CEILINGS SHALL BE OF THE SAME CONSTRUCTION AND HEIGHT AS THE ADJOINING SPACE, UNLESS OTHERWISE NOTED. 4.15 THE CONTRACTOR SHALL PROVIDE CUTOUTS AND OTHER SPECIAL PROVISIONS IN THE ACOUSTICAL TILE WORK AS REQUIRED FOR LIGHTING FIXTURES, REGISTERS, DIFFUSERS AND OTHER INSERTED ITEMS. 4.16 WITHIN EACH AREA, THE CEILING WORK REQUIREMENTS SHALL BE EXECUTED IN SUCH A MANNER AS TO PROVIDE A CONTINUOUS MATCHING AND ALIGNED CEILING. THE FINAL CEILING INSTALLATION SHALL BE FREE OF ANY VISUAL DEFECTS.

4.17 THE CONTRACTOR SHALL PROVIDE ANY REQUIRED EXPANSION JOINTS IN THE GYPSUM BOARD CEILING AREAS. WHEREVER POSSIBLE, THE EXPANSION JOINTS SHALL BE CONCEALED BEHIND MOLDINGS. WHEREVER JOINTS ARE UNAVOIDABLE, THEIR LOCATION SHALL BE APPROVED BY THE ARCHITECT

4.18 ALL RETURN AIR GRILLES SHALL BE SQUARE OR RECTANGULAR TYPE FINISHED AS SPECIFIED ON DRAWINGS AND PLACED IN THE CENTER OF CEILING TILES, UNLESS OTHERWISE NOTED. 4.19 ALL SUPPLY DIFFUSERS AND RETURN AIR GRILLES ARE SHOWN FOR LOCATION ONLY. REFER TO ENGINEERING DRAWINGS FOR

SPECIFICATIONS. 4.20 ALL CEILING MOUNTED SMOKE DETECTORS AND SPEAKERS SHALL BE CENTERED ON THE CEILING TILES, UNLESS OTHERWISE NOTED. 4.21 SEE THE ARCHITECTS DRAWINGS FOR OTHER NOTES PERTAINING TO ACOUSTIC CEILING TILES.

PAINT AND WALL COVERING NOTES

5.01 SEE THE FINISH SCHEDULE AND SPECIFICATIONS FOR ALL INFORMATION.

5.02 ALL DRAPERY POCKETS SHALL BE PAINTED TO MATCH THE CEILING, UNLESS NOTED OTHERWISE. 5.03 WALL AREAS SHALL INCLUDE SURFACES FROM FLOOR TO CEILING, INCLUDING PILASTERS, FASCIAS, DOOR FRAMES, REVEALS,

RETURNS, AND ALL VERTICAL SURFACES NOT INCLUDED IN THE CEILING. 5.04 CEILING AREAS CALLING FOR PAINT SHALL INCLUDE THE GENERAL SURFACE OF THE CEILING, BREAKS, DRAPERY POCKETS AND ALL OTHER SURFACES NOT INCLUDED IN THE WALLS.

5.05 PAINT COLORS SHALL BE SPECIFIED BY THE ARCHITECT AND THE CONTRACTOR SHALL SUBMIT SAMPLES (12 " X 12 ") FOR APPROVAL BY THE ARCHITECT. 5.06 ALL WALLS AND CEILINGS SHALL BE PROPERLY PREPARED, SPACKLED, SANDED, ETC., TO PROVIDE A PERFECTLY SMOOTH FINISH AND

SURFACE. 5.07 ALL HARDWARE AND DEVICE COVERS SHALL BE REMOVED PRIOR TO PAINTING AND SHALL BE REINSTALLED AFTER COMPLETION OF

WORK. 5.08 ALL METAL DOORS, FRAMES AND EQUIPMENT ENCLOSURES SHALL BE PAINTED IN SEMI-GLOSS ENAMEL FINISH, UNLESS OTHERWISE

NOTED. 5.09 ACCESS PANELS AND DOORS SET INTO WALLS AND COLUMNS SHALL BE PAINTED SAME COLOR AS THE WALL THEY ARE PLACED ONTO,

WITH A SEMI-GLOSS FINISH.

5.10 UPON COMPLETION, THE CONTRACTORS SHALL REMOVE ALL PAINT FROM WHERE IT WAS NOT INTENDED.

5.11 THE CONTRACTOR SHALL USE LATEX BASE PAINT IN COLORS SELECTED BY THE ARCHITECT, UNLESS OTHERWISE NOTED. HE SHALL PROPERLY PREPARE ALL SURFACES TO RECEIVE (1) PRIME COAT, AND TWO (2) FINISH COATS OF PAINT IN COLORS SELECTED BY THE ARCHITECT. 5.12 ALL EXISTING LOOSE PAINT SHALL BE REMOVED AND SPACKLED, OR PLASTER PATCHED.

5.13 EXISTING UNEVENNESS IN ALL PARTITIONS SHALL BE SANDED OR SHIPPED AWAY AND SURFACES PLASTER PATCHED OR SPACKLED TO INSURE A PERFECTLY EVEN SURFACE. THE ARCHITECT SHALL REVIEW AND APPROVE THESE CONDITIONS PRIOR TO THE APPLICATION OF FINISH PAINT COAT

5.14 THE CONTRACTOR AND THE ARCHITECT SHALL EXAMINE ALL AREAS OF CONSTRUCTION AFTER COMPLETION OF WORK BY ALL TRADES (INCLUDING TELEPHONE INSTALLATION, FLOORING, ETC.) AND INDICATE ALL NECESSARY "TOUCH UP" PAINTING AND/OR PATCHING.

5.15 THE CONTRACTOR SHALL RESERVE/ORDER THE SPECIFIED MATERIALS UPON BEING AWARDED THE CONTRACT TO AVOID DELAYS.

5.16 ALL DOOR FRAMES TO BE PAINTED AS PER THE FINISH SCHEDULE.

5.17 THE CONTRACTORS SHALL INSTALL WALL COVERING WHERE DESIGNATED. WALL COVERING SHALL BE SMOOTH, WITH NO WRINKLES, BUBBLES, OR LOOSE EDGES. ALL PASTE AND BRUSH MARKS SHALL BE THOROUGHLY REMOVED. WALL COVERINGS ADJOINING WOOD OR METAL TRIM SHALL BE CUT STRAIGHT AND SQUARE. ALL WORKMANSHIP NOT FOUND AS TOP QUALITY SHALL NOT BE ACCEPTED BY THE ARCHITECT. 5.18 WHERE WALL COVERINGS TERMINATE AT AN OUTSIDE CORNER OF A PARTITION, AND MEETS A DISSIMILAR WALL COVERING OR PAINTED SURFACE, A METAL STOP SHALL BE INSTALLED TO INSURE A CLEAN AND PLUMB INSTALLATION. FLOORING AND WALL BASE NOTES

6.01 THE CONTRACTOR SHALL INSTALL UNDERLAYMENT TO RECEIVE V.C.T AND/OR CARPET WHEN SUB-FLOORING PLANE OR SURFACE VARIES MORE THAN 1/8" IN ANY 6 FEET DISTANCE OR MORE THAN 1/6" IN ONE FOOT DISTANCE.

6.02 THE UNDERLAYMENT PATCHING COMPOUND SHALL BE LATEX TYPE, AS RECOMMENDED IN THE PUBLISHED LITERATURE OF THE FLOORING MANUFACTURER AND APPROVED BY THE ARCHITECT.

6.03 ALL WORKMANSHIP SHALL BE OF THE BEST QUALITY, AND WHEN COMPLETED, FREE FROM BUCKLES, BUBBLES, OPEN JOINTS, OR OTHER IMPERFECTIONS. SEAMS SHALL BE KEPT IN ACCURATE ALIGNMENT ALONG REJECTED, AND IF LAID, SHALL BE REMOVED AND REPLACED WITH ACCEPTABLE TILES AT CONTRACTOR'S EXPENSE.

6.04 ALL TILES SHALL BE IN SQUARE PATTERN WITH COURSES PARALLEL TO WALLS, UNLESS OTHERWISE INDICATED. THE TILES SHALL BE SECURELY CEMENTED AND LAID WITH TIGHT BUTT JOINTS. THE ADHESIVE SHALL BE AS RECOMMENDED BY THE TILE MANUFACTURER AND APPLIED AS PER THE ADHESIVE MANUFACTURER'S SPECIFICATIONS.

6.05 THE SPACES BEING SURFACED SHALL BE CLOSED TO TRAFFIC AND OTHER WORK DURING THE LAYING OF THE RESILIENT FLOORING. 6.06 THE CONTRACTOR SHALL EXAMINE ALL SUB-FLOORING FOR CONFORMANCE TO FINISH AND CLEANLINESS REQUIREMENTS FOR

EXECUTION OF RESILIENT FLOORING. 6.07 THE ADHESIVE FOR RESILIENT FLOORING SHALL BE WATERPROOF TYPE AS RECOMMENDED IN THE PUBLISHED LITERATURE OF THE FLOORING MANUFACTURER AND APPROVED BY THE ARCHITECT.

6.08 THE RESILIENT FLOORING MATERIALS SHALL BE FURNISHED FROM SINGLE RUNS. PLAIN COLORS SHALL BE UNIFORM THROUGHOUT. THE VARIATIONS FROM PIECE TO PIECE WITH VARIEGATED COLORS SHALL NOT BE SO WIDE AS TO MAR THE DECORATIVE VALUE OF THE FLOOR.

6.09 THE WALL BASE SHALL BE PROVIDED IN 100 FOOT ROLL LENGTHS WITH PREMOLDED EXTERNAL AND INTERNAL CORNERS.

6.10 THE WALL BASE SHALL BE SET IN LONGEST LENGTH POSSIBLE WITH NO PIECES LESS THAN 12" LONG.

6.11 AFTER INSTALLATION, THE CONTRACTOR SHALL CLEAN WORK TO REMOVE SPOTS OF ADHESIVE AND SURFACE STAINS. REMOVE WASTE MATERIAL FROM THE BUILDING AND LEAVE FLOORS BROOM CLEAN AND IN GOOD CONDITION.

6.12 WHEN DIRECTED, AFTER CLEANING, THE CONTRACTOR SHALL STRIP FLOORS OF ANY PROTECTIVE COATING AND APPLY TWO COATS OF WAX, AS PER MANUFACTURER'S SPECIFICATIONS, TO ALL FLOORING MATERIALS, IF NOT PREFINISHED.

6.15 THE CONTRACTOR SHALL PROVIDE AND MAINTAIN PROTECTION FOR RESILIENT FLOORING INSTALLATION TO PREVENT DAMAGE THE PROTECTION COVER SHALL BE REMOVED WHEN DIRECTED, AND UPON THE FINAL ACCEPTANCE OF THE WORK.

6.16 THE CONTRACTOR SHALL ORDER AND RESERVE THE SPECIFIED TILES UPON BEING AWARDED THE CONTRACT, TO AVOID DELAYS.

CLAIMS BASED ON MISUNDERSTANDING THE NATURE OR CHARACTER OF THE WORK OR THE CONDITIONS UNDER WHICH IT MUST BE PERFORMED. WILL NOT BE RECOGNIZED. 6. PRIOR TO SUBMITTING THE BID, RESOLVE ANY APPARENT CONFLICTS IN REGARD TO LOCATIONS, INTERFERENCE AND JURISDICTION. 7. THE CONTRACTOR SHALL NOT INTERPRET THIS PROJECT TO BE A "MINIMUM CODE DESIGN", OR AN "INDUSTRY STANDARD DESIGN", WHERE MATERIALS OR METHODS SHOWN ON THE DRAWINGS, OR SPECIFIED HEREIN, INDICATE A PREMIUM MATERIAL OR METHOD. THE CONTRACTOR IS EXPECTED TO PROVIDE SAME, AND PROPOSE ALTERNATE METHODS OR MATERIALS AS A SIDE ITEM. EXCUSES SUCH AS "IT MEETS NEC REQUIREMENTS" OR "THIS IS THE INDUSTRY STANDARD" WILL NOT BE RECOGNIZED AS JUSTIFICATION FOR ACCEPTANCE OF ITEMS NOT CONFORMING TO THE INTENDED DESIGN.

MILLWORK NOTES

SAME.

8.01 THE CONTRACTOR SHALL MAKE PROVISIONS AND COORDINATE WITH INSTALLATIONS OF ITEMS PROVIDED BY OTHER TRADES.

8.02 ALL MILLWORK ATTACHED TO PREMISES SHALL COMPLY WITH THE LOCAL BUILDING CODES AS WELL AS ANY OTHER GOVERNMENTAL AGENCY HAVING JURISDICTION.

8.03 ALL FINISHED MILLWORK AND FINISHES SHALL BE NOTED ON THE ARCHITECT'S DRAWINGS.

8.04 ALL SANDED WOODWORK SHALL COMPLY WITH REQUIREMENTS OF STANDARDS FOR SPECIFIED GRADE. WOODWORK TO BE PAINTED SHALL BE PRIMED AND SANDED IN THE SHOP.

8.05 ALL BLOCKING REQUIRED SHALL BE SCRIBED TO WALL OR CEILING. THE CONTRACTOR SHALL CHECK THE JOB PROGRESS AND COORDINATE WITH OTHER TRADES INVOLVED. THE CONTRACTOR IS RESPONSIBLE FOR BLOCKING REQUIRED, UNDER NO CIRCUMSTANCES SHALL "EXTRA" WORK BE AUTHORIZED FOR BLOCKING.

8.06 THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO THE ARCHITECT FOR REVIEW.

8.07 THE CONTRACTOR SHALL SUBMIT STAINED WOOD SAMPLES TO THE ARCHITECT FOR REVIEW.

8.08 THE CONTRACTOR SHALL CHECK AND VERIFY ALL THE DIMENSIONS AND CONDITIONS AT JOB SITE AND SHALL BE RESPONSIBLE FOR

8.09 WHERE COMPONENTS ARE MITERED, BUTTED OR SCARFED, THEY SHALL BE JOINED AND SECURED TO INSURE AGAINST THE OPENING OF THE JOINT.

8.10 ALL FINISHED WORK SHALL BE ASSEMBLED AND FINISHED IN THE SHOP AND DELIVERED TO THE BUILDING READY TO BE INSTALLED.

8.11 ALL MILLWORK SHALL BE FABRICATED, ASSEMBLED, FINISHED AND INSTALLED IN THE BEST METHOD KNOWN TO THE CABINET TRADE. ALL HORIZONTAL AND VERTICAL SURFACES SHALL BE TRUE, STRAIGHT AND FREE FROM ALL MACHINE AND TOOL MARKINGS, BRUISES, INDENTATIONS, CHIPS OR ABRASION. THE ARCHITECT RESERVES THE RIGHT TO REJECT WORK IF UNACCEPTABLE.

8.12 WHERE FILES PROVIDED BY OTHERS ARE SHOWN AS BEING SET INTO MILLWORK THE CONTRACTOR SHALL SET AND FASTEN ALL FILES TOGETHER.

8.13 IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO HAVE EXAMINED THE JOB SITE IN CONJUNCTION WITH THE PROJECT DOCUMENTS SO AS TO BE SATISFIED AS TO THE CONDITIONS UNDER WHICH THE WORK WILL BE PERFORMED, INCLUDING SUCH MATTERS AS UNLOADING FACILITIES NEEDED PRIOR TO AND DURING THE WORK, AND OTHER CONDITIONS WHICH MAY AFFECT WORK.

8.14 THE CONTRACTOR SHALL MAINTAIN REASONABLE PROTECTION TO SAFEGUARD HIS WORK FROM DAMAGE AND TO PROTECT OWNER/TENANT'S PROPERTY FROM INJURY OR LESS ARISING IN CONNECTION WITH ALL PROJECT WORK.

8.15 THE CONTRACTOR SHALL GUARANTEE THAT ALL MATERIALS AND WORKMANSHIP IS OF THE QUALITY SPECIFIED AND SHOWN, AND THAT ANY DEFECT DUE TO IMPROPER WORKMANSHIP OR MATERIALS, DISCOVERED AND MADE KNOWN WITHIN ONE YEAR FROM THE DATE OF SUBSTANTIAL COMPLETION OF THE INSTALLATION, SHALL BE REPAIRED OR REPLACED WITH REASONABLE PROMPTNESS WITHOUT ADDITIONAL COST TO LANDLORD OR OWNER/TENANT. THE OWNER/TENANT SHALL GIVE NOTICE OF SUCH OBSERVED DEFECTS WITH REASONABLE PROMPTNESS.

8.16 ALL MILLWORK SHALL COMPLY WITH "PREMIUM GRADE" REQUIREMENTS SPECIFIED IN LATEST EDITION OF "ARCHITECTURAL WOODWORK QUALITY STANDARDS AND GUIDE SPECIFICATIONS", AS PREPARED BY THE ARCHITECTURAL WOODWORK INSTITUTE.

8.17 MATERIALS NOT COVERED BY THE SPECIFICATIONS SHALL BE THE BEST OBTAINABLE FOR THE PURPOSE INTENDED.

MISCELLANEOUS NOTES

9.01 THE OWNER/TENANT, WITHOUT INVALIDATING THE CONTRACT, MAY ORDER EXTRA WORK OR MAY MAKE CHANGES BY ALTERING, ADDING TO OR DEDUCTING FROM WORK, THE CONTRACT SUM SHALL BE ADJUSTED ACCORDINGLY. ALL SUCH WORK SHALL BE EXECUTED UNDER THE ACT EXCEPT THAT ANY CLAIM FOR EXTENSIONS OF THE CAUSED THEREBY SHALL BE ADJUSTED AT THE TIME **OF ORDERING SUCH CHANGE.**

9.02 IF THE GENERAL CONTRACTOR CLAIMS THAT ANY REVISION TO DRAWINGS INVOLVES EXTRA COST UNDER THIS CONTRACT, HE SHALL GIVE THE CLIENT, OWNER AND ARCHITECT WRITTEN NOTICE THEREOF, WITHIN A REASONABLE TIME AFTER RECEIPT OF SUCH NOTICE, BEFORE ANY WORK IS BEFORE. NO SUCH CLAIMS SHALL BE VALID, UNLESS SO MADE.

9.03 ALL CLAIMS FOR ADDITIONAL WORK SHALL BE SUBMITTED IN WRITING FOR APPROVAL OF THE OWNER/TENANT AND SHOULD INCLUDE A COMPLETE DESCRIPTION OF THE WORK BEING PERFORMED, MATERIALS BEING USED, THE CONSTRUCTION SPACE NUMBER OF THE AREA BEING WORKED IN, AND THE AUTHORIZATION UNDER WHICH THE WORK IS BEING PERFORMED.

GENERAL CONSTRUCTION

1. ALL EXISTING WALLS & COLUMNS NEED TO BE SCRAPED AND CLEANED TO RECEIVE PAINT FINISH

2. ALL PARTITIONS ARE DIMENSIONED TO THE FINISH FACE OF WALL.

3. FOR PARTITION TYPE, REFER TO SHEET A-101.00.

WHERE THERE IS A PARTITION TAG ON AN EXISTING WALL, GC TO VERIFY AND UPGRADE EXISTING WALL TO MATCH FIRE RATING INDICATED BY WALL TAG.

5. ALL EXISTING & NEW STRUCTURAL STEEL COLUMNS AND BEAMS TO RECEIVE APPROPRIATE RATED SPRAYED ON FIREPROOFING W/ RATED GWB. ENCLOSURES, UNLESS OTHERWISE NOTED. ALL EXISTING FIREPROOFING DAMAGED OR OTHERWISE COMPROMISE DUE TO DEMOLITION OR CONSTRUCTION TO RECEIVE NEW FIREPROOFING OF EQUAL OR GREATER VALUE TO THAT WHICH WAS DAMAGED OR DESTROYED.

SHOP DRAWINGS/SUBMITTALS

1. THE GENERAL CONTRACTOR SHALL SUBMIT FABRICATION SHOP DRAWINGS TO THE ARCHITECT FOR APPROVAL PRIOR TO ORDERING OR FABRICATION. REFER ALSO TO GENERAL NOTE #28, DRAWING T-100.00.

2. THE GENERAL CONTRACTOR SHALL SUBMIT MANUFACTURER'S CUTS FOR ALL FIXTURES AND EQUIPMENT CALLED FOR ON THE CONSTRUCTION DOCUMENTS TO ARCHITECT INCLUDING BUT NO LIMITED TO LIGHT FIXTURES HARDWARE, PLUMBING FIXTURES, KITCHEN EOUIPMENT. ETC.

3. BY SUBMITTING SHOP DRAWINGS AND PRODUCT DATA, THE CONTRACTOR REPRESENTS THAT HE/SHE HAS VERIFIED FIELD CONDITIONS, DIMENSIONS, AND RELATED CONSTRUCTION AND HAS COORDINATED THE SUBMISSION CONSTRUCTION WITH THE REQUIREMENTS OF ALL OTHER RELATED WORK IN CONSTRUCTION DOCUMENTS.

CONFLICTS AND DISCREPANCIES

1. BRING ANY DISCREPANCIES BETWEEN DIFFERENT DRAWINGS, BETWEEN THE DRAWINGS AND FIELD CONDITIONS OR BETWEEN THE DRAWINGS AND SPECIFICATIONS, OR ANY APPARENT OMISSIONS, TO THE ATTENTION OF THE ARCHITECT/ENGINEER PRIOR TO SUBMISSION OF ANY BID. AFTER AWARD OF CONTRACT, THE INTERPRETATION OF ANY CONFLICT WILL BE MADE BY THE ARCHITECT AND SHALL BE ACCEPTED AS FINAL.

2. THE FAILURE TO QUESTION ANY CONTROVERSIAL ITEM WILL CONSTITUTE ACCEPTANCE BY THE BIDDER, WHO SHALL EXECUTE SAME TO THE SATISFACTION OF THE ARCHITECT/ENGINEER AFTER BEING AWARDED THE CONTRACT.

3. SUBMIT DETAILS OF ANY DESIRED DEPARTURES FROM THE CONTRACT DOCUMENTS AS MAY BE DEEMED NECESSARY, AND THE REASONS THEREFORE, WITHIN 15 DAYS AFTER AWARD OF THE CONTRACT. MAKE NO DEPARTURES WITHOUT WRITTEN APPROVAL.

4. IF MENTION HAS BEEN OMITTED PERTAINING TO DETAILS. ITEMS OR RELATED ACCESSORIES REOUIRED FOR THE COMPLETION OF ANY ELECTRICAL, PLUMBING, HVAC OR OTHER SYSTEM, INCLUDE SUCH ITEMS AND ACCESSORIES IN THE CONTRACT WITHOUT ADDITIONAL CHARGE.

5. AFTER THE CONTRACT IS AWARDED, CLAIMS BASED ON INSUFFICIENT DATA OR INCORRECTLY ASSUMED CONDITIONS, OR



2023.07.10

TENANT FIT-OUT PLAN FOR FLORIST SHOP

25691 SMOTHERMAN ROAD.

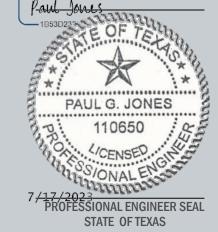
FRISCO, TX 75033 DATE PROJECT NO .: REVISION

PROJECT:

07/10/2023 23-0027 DATE

NOTES:





GENERAL NOTES

SCALE: AS NOTED



DRAWN BY: CHECKED BY:

JM

KNEE & TOE CLEARANCE

306.3.5 WIDTH. KNEE CLEARANCE SHALL BE 30 INCHES WIDE MINIMUM.

306.3.3 MINIMUM DEPTH. WHERE KNEE CLEARANCE IS REQUIRED BENEATH AN ELEMENT AS PART OF A CLEAR FLOOR OF GROUND SPACE, THE KNEE CLEARANCE SHALL BE 11 INCHES DEEP MINIMUM AT 9 INCHES ABOVE THE FLOOR OR

GROUND, AND 8 INCHES DEEP MINIMUM AT 27 INCHES ABOVE THE FLOOR OR GROUND.

306.3.4 CLEARANCE REDUCTION. BETWEEN 9 INCHES AND 27 INCHES ABOVE THE FLOOR OR GROUND, THE KNEE CLEARANCE SHALL BE PERMITTED TO BE REDUCED AT A RATE OF 1 INCH FOR EACH 6 INCHES IN HEIGHT.

306.2.5 WIDTH. TOE CLEARANCE SHALL BE 30 INCHES WIDE MINIMUM. 306.3.1 GENERAL. SPACE UNDER AN ELEMENT BETWEEN 9 INCHES AND 27 INCHES ABOVE THE FLOOR OR GROUND SHAL

306.3 KNEE CLEARANCE.

306.2.2 MAXIMUM DEPTH. TOE CLEARANCE SHALL BE PERMITTED TO EXTEND 25 INCHES

SPACE, THE TOE CLEARANCE SHALL EXTEND 17 INCHES MINIMUM BENEATH THE ELEMENT.

AT 9 INCHES ABOVE THE FLOOR OR GROUND SHALL NOT BE INCLUDED IN TOE CLEARANCE.

GROUND SHALL BE TOE CLEARANCE AND SHALL COMPLY WITH SECTION 306.2.

BE KNEE CLEARANCE AND SHALL COMPLY WITH SECTION 306.3.

306.3.2 MAXIMUM DEPTH. KNEE CLEARANCE SHALL BE PERMITTED TO EXTEND 25 INCHES

MAXIMUM UNDER AN ELEMENT AT 9 INCHES ABOVE THE FLOOR OR GROUND.

17" MIN. 11" MIN. FIGURE 306.2 **FIGURE 306.3 TOE CLEARANCE KNEE CLEARANCE REFERENCES:**

306.1 GENERAL. WHERE SPACE BENEATH AN ELEMENT IS INCLUDED AS PART OF CLEAR FLOOR OR GROUND SPACE AT AN

ELEMENT, CLEARANCE AT AN ELEMENT, OR A WHEELCHAIR TURNING SPACE, THE SPACE SHALL COMPLY WITH SECTION

306.2.1 GENERAL. SPACE UNDER AN ELEMENT BETWEEN THE FLOOR OR GROUND AND 9 INCHES ABOVE THE FLOOR OR

306.2.3 MINIMUM DEPTH. WHERE TOE CLEARANCE IS REQUIRED AT AN ELEMENT AS PART OF A CLEAR FLOOR OR GROUND

306.2.4 ADDITIONAL CLEARANCE. SPACE EXTENDING GREATER THAN 6 INCHES BEYOND THE AVAILABLE KNEE CLEARANCE

306. ADDITIONAL SPACE BEYOND KNEE AND TOE CLEARANCE SHALL BE PERMITTED BENEATH ELEMENTS.

CLEAR GROUND SPACE

REFERENCES:

305 CLEAR FLOOR SPACE

306.2 TOE CLEARANCE.

MAXIMUM UNDER AN ELEMENT.

NOT STEEPER THAN 1:48 AND SHALL COMPLY WITH ICC/ANSI A117.1 SECTION 302. 305.3 SIZE. CLEAR GROUND SPACE SHALL BE 30" MINIMUM BY 48" MINIMUM.(FIG. 304.3) 305.5 POSITION. UNLESS OTHERWISE SPECIFIED, THE CLEAR FLOOR OR GROUND SPACE SHALL BE POSITIONED FOR EITHER FORWARD OR PARALLEL APPROACH TO AN ELEMENT.

305.1 GENERAL. A CLEAR FLOOR SPACE SHALL COMPLY WITH SECTION 305



REFERENCES: 304.2 FLOOR OR GROUND SURFACE. FLOOR OR GROUND SURFACES OF A WHEELCHAIR TURNING SPACE SHALL HAVE A SLOPE NOT STEEPER THAN 1:48 AND SHALL COMPLY WITH ICC/ANSI A117.1 SECTION 302. 304.3 SIZE. WHEELCHAIR TURNING SPACE SHALL COMPLY WITH ICC/ANSI A-117.1 SECTIONS 304.3.1 OR 304.3.2. (FIG 304.3)

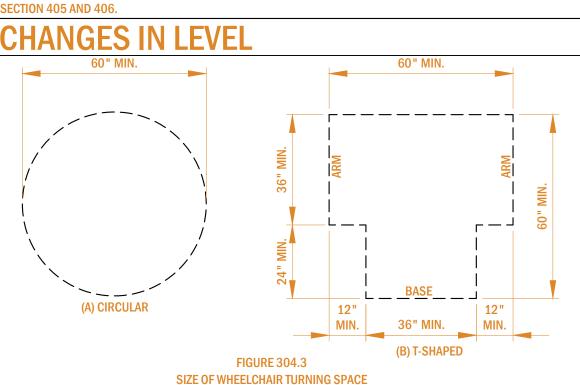
48" MIN.

FIGURE 305.3

SIZE OF CLEAR GROUND SPACE

305.2 FLOOR OR GROUND SURFACE. FLOOR OR GROUND SURFACES OF A CLEAR GROUND SPACE SHALL HAVE A SLOPE

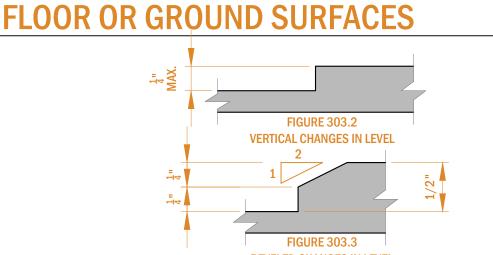
8" MIN.



CHANGES IN LEVEL

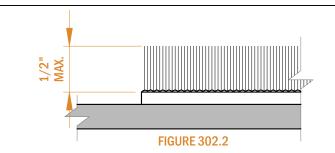
303.3 BEVELED. CHANGES IN LEVEL BETWEEN $\frac{1}{4}$ " AND $\frac{1}{2}$ " HIGH MAXIMUM SHALL BE BEVELED WITH A SLOPE NOT STEEPER THAN 1:2 (FIG. 303.3) 303.4 RAMPED. CHANGES IN LEVEL GREATER THAN $rac{1}{2}$ " Shall be rampes and shall comply with ICC/ANSI A117.1 SECTION 405 AND 406

FIGURE 303.3 **BEVELED CHANGES IN LEVEL REFERENCES**: 303.2 VERTICAL. CHANGES IN LEVEL OF $\frac{1}{4}$ " HIGH MAXIMUM SHALL BE PERMITTED TO BE VERTICAL. (FIG. 303.2)



ICC/ANSI A117.1 SECTION 302. GROUND AND SHALL HAVE TRIM ALONG ENTIRE LENGTH OF EXPOSED EDGE. CARPET EDGE TRIM SHALL COMPLY WITH CC/ANSI A117.1 SECTION 303. (FIG. 302.2)

CARPET ON FLOOR OR GROUND SURFACES **REFERENCES:** 302 GENERAL. FLOOR OR GROUND SURFACES SHALL BE STABLE, FIRM AND SLIP RESISTANT, AND SHALL COMPLY WITH 302.2 CARPET. PILE HEIGHT SHALL BE $\frac{1}{2}$ " Maximum. Exposed edges of carpet shall be fastened to floor or



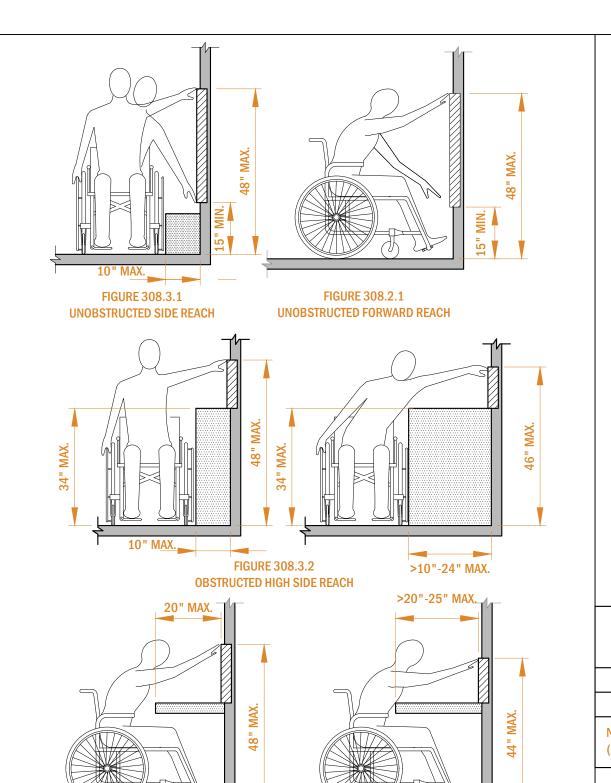


FIGURE 308.2.2

OBSTRUCTED HIGH FORWARD REACH

MAXIMUM AND THE LOW FORWARD REACH SHALL BE 15" MINIMUM ABOVE THE FLOOR OR GROUND.

308.2.1 UNOBSTRUCTED. WHERE A FORWARD REACH IS UNOBSTRUCTED, THE HIGH FORWARD REACH SHALL BE 48"

308.2.2 OBSTRUCTED HIGH REACH. WHERE A HIGH FORWARD REACH IS OVER AN OBSTRUCTION, THE CLEAR FLOOR OR

GROUND SPACE SHALL EXTEND BENEATH THE ELEMENT FOR A DISTANCE NOT LESS THANK THE REQUIRED REACH

DEPTH OVER THE OBSTRUCTION. THE HIGH FORWARD REACH SHALL BE 48" MAXIMUM WHERE THE REACH DEPTH IS 20

308.3.1 UNOBSTRUCTED. WHERE A CLEAR FLOOR OR GROUND SPACE ALLOWS A PARALLEL APPROACH TO AN ELEMENT

AND THE SIDE REACH IS UNOBSTRUCTED, THE HIGH SIDE REACH SHALL BE 48" MAXIMUM AND THE LOW SIDE REACH

SHALL BE 15" MINIMUM ABOVE THE FLOOR OR GROUND. EXCEPTION: EXISTING ELEMENTS SHALL BE PERMITTED AT 54

308.3.2 OBSTRUCTED HIGH REACH. WHERE A CLEAR FLOOR OR GROUND SPACE ALLOWS A PARALLEL APPROACH TO AN

MAXIMUM AND THE DEPTH OF THE OBSTRUCTION SHALL 24" MAXIMUM. THE HIGH SIDE REACH SHALL BE 48" MAXIMUM

FOR A REACH DEPTH OF 10" MAXIMUM. WHERE THE REACH DEPTH EXCEEDS 10", THE HIGH SIDE REACH SHALL BE 46"

48" MIN.

FIGURE 403.5

CLEAR WIDTH OF AN ACCESSIBLE ROUTE

TABLE 403.5

CLEAR WIDTH OF AN ACCESSIBLE ROUTE

NOTE: CONSECUTIVE SEGMENTS OF 32" WIDE MUST BE SEPARATED BY A ROUTE SEGMENT 48" LONG

A MINIMUM SEGMENT WIDTH

32" (SEE NOTE)

OBJECT AND THE HIGH SIDE REACH IS OVER AN OBSTRUCTION, THE HEIGHT OF THE OBSTRUCTION SHALL BE 34"

MAXIMUM. WHERE THE REACH DEPTH EXCEEDS 20", THE HIGH FORWARD REACH SHALL BE 44" MAXIMUM AND THE

308.1 GENERAL. REACH RANGES SHALL COMPLY WITH SECTION 308.

REFERENCES:

308 REACH RANGES

308.3 SIDE REACH.

308.2 FORWARD REACH.

REACH DEPTH SHALL BE 25" MAXIMUM.

MAXIMUM ABOVE THE FLOOR OR GROUND.

REACH RANGES

MAXIMUM FOR A REACH DEPTH OF 24" MAXIMUM.

SEGMENT LENGTH

LESS THAN OR EQUAL TO 24"

GREATER THAN 24"

MINIMUM AND 36" WIDE MINIMUM.

 \mathcal{P}

60" MIN.

24" MAX.

X < 48" X < 48" 60-IN DIAMETER SPACE **180 DEGREE TURN 180 DEGRÉE TURN** CLEAR WIDTH AT TURN (EXCEPTION) 36" MIN, 12" MIN 36" MIN 12" MIN 少分 (⇐)Lobby T-SHAPED SPACE FOR 180° TURNS WALKING PARALLEL TO WALKING PARALLEL TO A WALL PROTRUDING OBJECT

REFERENCES:

307.2 PROTRUSION LIMITS. OBJECTS WITH LEADING EDGES MORE THAN 27 INCHES AND NOT MORE THAN 80 INCHES ABOVE THE FINISH FLOOR OR GROUND SHALL PROTRUDE 4 INCHES MAX. HORIZONTALLY INTO THE CIRCULATION PATH. PROTRUSION LIMITS. WHEN A CANE IS USED AND THE ELEMENT IS IN THE DETECTABLE RANGE, IT GIVES A PERSON SUFFICIENT TIME TO DETECT THE ELEMENT WITH THE CANE BEFORE THERE IS BODY CONTACT. ELEMENTS LOCATED ON CIRCULATION PATHS, INCLUDING OPERABLE ELEMENTS, MUST COMPLY WITH REQUIREMENTS FOR PROTRUDING OBJEC 1. AWNING AND THEIR SUPPORTING STRUCTURES CANNOT REDUCE THE MINIMUM REQUIRED VERTICAL CLEARANC CANNOT ENCROACH MORE THAN 4 INCHES INTO CIRCULATION PATHS ABOVE 27 INCHES. 3. LEADING EDGES THAT ARE WITHIN CAN SWEEP (27 INCHES MAX.) OR THAT PROVIDE MIN. HEADROOM CLEARANCE

(80 INCH MAX.) DO NOT POSE HAZARDS AND CAN PROTRUDE ANY AMOUNT. **CLR. WIDTH OF AN ACCESSIBLE RTE.**

DOORS AND DOORWAYS

JSABLE FROM BOTH SIDES. EXCEPTION: LOCKS USED ONLY FOR SECURITY PURPOSES AND NOT USED FOR NORMAL OPERATION ARE PERMITTED IN ANY LOCATION.

404.2.6 TWO DOORS IN SERIES. DISTANCE BETWEEN TWO HINGED OR PIVOTED DOORS IN SERIES SHALL BE 48" MINIMUM PLUS THE WIDTH OF ANY DOOR SWINGING INTO THE SPACE. 104.2.7 DOOR HARDWARE. HANDLES, PULLS, LATCHES, LOCKS AND OTHER OPERABLE PARTS ON ACCESSIBLE DOORS SHALL HAVER A SHAPE THAT IS EASY TO GRASP WITH ONE HAND AND DOES NOT REQUIRE TIGHT GRASPING, PINCHING OR WISTING OF THE WRIST TO OPERATE. SUCH HARDWARE SHALL BE 34" MINIMUM AND 48" MAXIMUM ABOVE THE FLOOR OR GROUND. WHERE SLIDING DOORS ARE IN THE FULLY OPEN POSITION, OPERATING HARDWARE SHALL BE EXPOSED AND

404.2.4.4 RECESSED DOORS. WHERE THE PLANE OF THE DOORWAY IS RECESSED CLEARANCESFOR FRONT APPROACH SHALL BE PROVIDED. 404.2.4.5 FLOOR OR GROUND SURFACES. FLOOR OR GROUND SURFACES WITHIN THE MANEUVERING CLEARANCES SHALL HAVE A SLOPE NOT STEEPER THAN 1:48 AND SHALL COMPLY WITH SECTION 302. 04.2.5 THRESHOLDS AT DOORWAYS. THRESHOLDS, IF PROVIDED, AT DOORWAYS SHALL BE $\frac{1}{2}$ " HIGH MAXIMUM. RAISED THRESHOLDS AND CHANGES IN LEVEL AT DOORWAYS MUST COMPLY WITH SECTIONS 302 AND 303.

404.2.4.2 SLIDING AND FOLDING DOORS. SLIDING DOORS AND FOLDING DOORS SHALL HAVE MANEUVERING CLEARANCES COMPLYING WITH TABLE 404.2.4.2. 404.2.4.3 DOORWAYS WITHOUT DOORS. DOORWAYS WITHOUT DOORS THAT ARE LESS THAN 36" WIDE SHALL HAVE MANEUVERING CLEARANCES COMPLYING WITH TABLE 404.2.4.3.

104.2.4 MANEUVERING CLEARANCES AT DOORS. (SEE TABLES 404.2.4.1, 404.2.4.2 AND 404.2.4.3; AND SEE FIGS. 404.2.4.1, 404.2.4.2 AND 404.2.6 404.2.4.1 SWINGING DOORS. SWINGING DOORS SHALL HAVE MANEUVERING CLEARANCES COMPLYING WITH TABLE 404.2.4.1

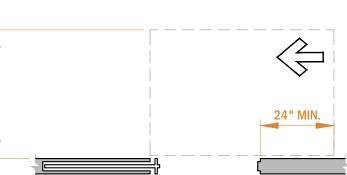
OPENINGS MORE THAN 24" DEEP SHALL PROVIDE A CLEAR OPENING OF 36" MINIMUM. THERE SHALL BE NO PROJECTIONS INTO THE CLEAR OPENING WIDTH LOWER THAN 34" ABOVE THE FLOOR AND GROUND. PROJECTIONS INTO THE MINIMUM CLEAR OPENING WIDTH MORE THAN 34" AND UP TO 80" ABOVE THE FLOOR OR GROUND ARE PERMITTED BUT SHALL NOT EXCEED 4". (FIG. 404.2.3)

404.2.4. 404.2.3 CLEAR WIDTH. DOORWAYS SHALL HAVE A CLEAR OPENING OF 32" MINIMUM. CLEAR OPENING OF DOORWAYS WITH SWINGING DOORS SHALL BE MEASURES BETWEEN THE FACE OF DOOR AND STOP, WITH THE DOOR OPEN 90°.

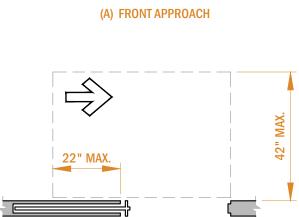
all	APPROACH DIRECTION	PERPENDICULAR TO DOOR (1)	PARALLEL TO DOOR		(b) Sliding Door
	FROM FRONT	48"	0"	s s	32" MIN.
0	FROM HINGE SIDE	42"	22 " (2)		
	FROM LATCH SIDE	42"	24 " (2)		
	NOTES: (1) MANEUVERING SPACE SHAL (2) FROM LATCH SIDE TOWARDS	LL INCLUDE FULL WIDTH OF DOORWAY. S THE DOORWAY		닉닏 (a) Hinged Door	ے۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔۔
<u>4"</u> MAX.	TABLE	404.2.4.2 MANEUVERING CLEARANCES FOR Folding doors	R SLIDING AND	Figure 40 Clear Width of	
IIGHER THAN 27"		D TURNSTILES. REVOLVING DOORS OR TURNS Ays. At least one of the active leaves of i		BLE ROUTE, ERATED LEAVES SHALL COMPLY WITH ICC/ANSI A117.1 SECTION	IS 404.2.3 AND 404.2.4.

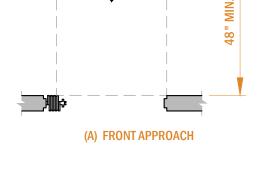


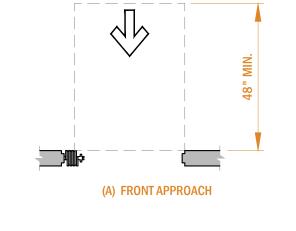


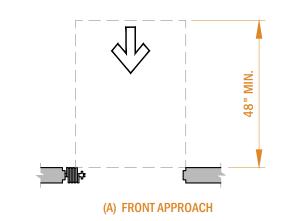


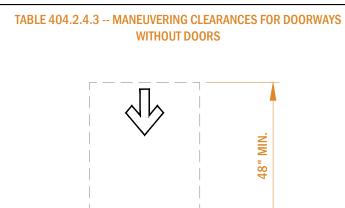














48" MIN.

48" MIN.





















NOTES:

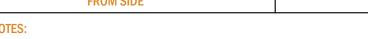














FIGURE 404.2.6

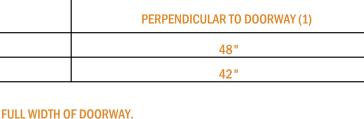
TWO DOORS IN SERIES





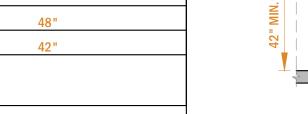


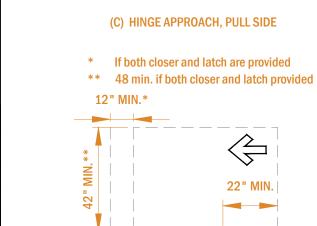




MINIMUM CLEARANCES

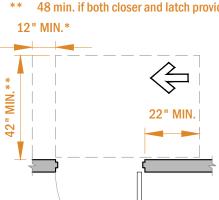


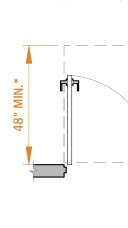




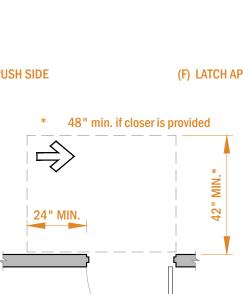
(A) FRONT APPROACH, PULL SIDE

36" MIN

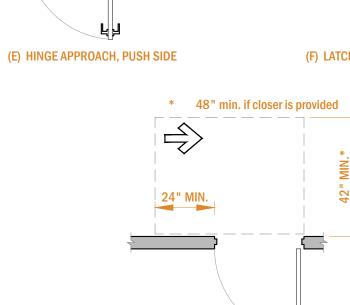


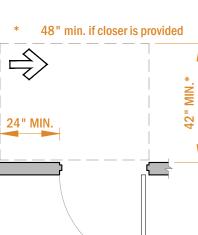


(F) LATCH APPROACH, PULL SIDE



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(G) LATCH APPROACH, PUSH SIDE

MANEUVERING CLEARANCES AT SWINGING

MINIMUM CLEARANCES

FIGURE 404.2.4.1

DOORS

PERPENDICULAR TO DOOR (1)

60"

48"

60"

54"

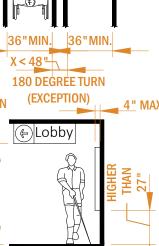
42"₍₃₎

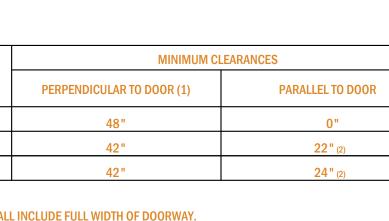
48"₍₄₎











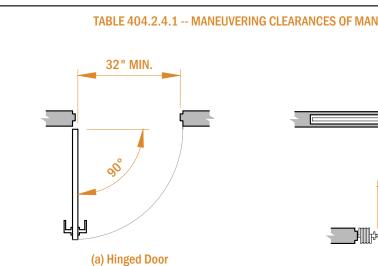


TABLE 404.2.4.1 -- MANEUVERING CLEARANCES OF MANUAL SWINGING DOORS

(3) ADD 6" IF CLOSER AND LATCH PROVIDED (4) ADD 6" IF CLOSER PROVIDED.

TYPE OF USE

APPROACH

DIRECTION

FROM FRONT

FROM FRONT

FROM HINGE

FROM HINGE

ROM LATCH

(2) ADD 12" IF CLOSER AND LATCH PROVIDED.

NOTES:

(1) MANEUVERING SPACE SHALL INCLUDE FULL WIDTH OF DOORWAY.

DOOR

SIDE

PULL

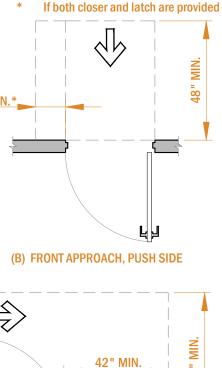
PUSH

PULL

DUSH

PHI

ROM LATCH PUSH **42**" (4)



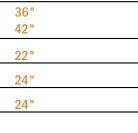


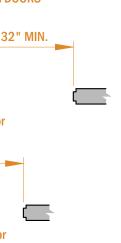
(D) HINGE APPROACH, PULL SIDE

* 54" min. if closer is provided



RANCES	
BEYOND LATCH PARALLEL TO DOOR	
18"	
0" (2)	





ЯEFL

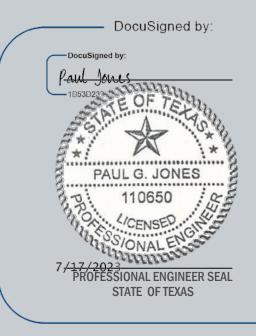
2023.07.10 PROJECT:

TENANT FIT-OUT PLAN FOR FLORIST SHOP 25691 SMOTHERMAN ROAD, FRISCO, TX 75033 DATE 07/10/2023

PROJECT NO.: REVISION

23-0027

NOTES:



GENERAL NOTES

SCALE: AS NOTED



DRAWN BY: CHECKED BY:

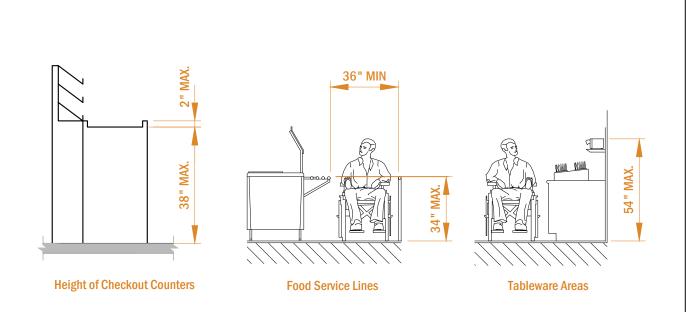
REFERENCES:

905 STORAGE FACILITIES

905.1 GENERAL. ACCESSIBLE STORAGE FACILITIES SHALL COMPLY WITH SECTION 905. 905.2 CLEAR FLOOR OR GROUND SPACE. A CLEAR FLOOR OR GROUND SPACE COMPLYING WITH SECTION 305 SHALL BE PROVIDED. 905.3 HEIGHT. ACCESSIBLE STORAGE AREAS SHALL COMPLY WITH AT LEAST ONE OF THE REACH RANGES SPECIFIED IN SECTION 308.

905.4 OPERABLE PARTS. OPERABLE PARTS OF STORAGE FACILITIES SHALL COMPLY WITH SECTION 309.4 309.4 OPERATION. OPERABLE PARTS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING. NCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5.0 POUNDS MAXIMUM.

STORAGE FACILITIES



REFERENCES:

904.1 GENERAL. ACCESSIBLE CHECKOUT AND SERVICE COUNTERS SHALL COMPLY WITH THE APPLICABLE PROVISIONS OF SECTION 904.

904.2 CHECKOUT COUNTERS. CHECKOUT COUNTER SURFACES SHALL BE 38 INCHES MAXIMUM ABOVE THE FLOOR OR GROUND. THE TOP OF THE COUNTER EDGE PROTECTION SHALL BE 2 INCHES MAXIMUM ABOVE THE COUNTER SURFACE.

904.3SERVICE COUNTERS. COUNTERS FOR SALES OR DISTRIBUTION OF GOODS AND SERVICES TO THE PUBLIC SHALL HAVE A PORTION OF THE COUNTER 36 INCHES LONG MINIMUM BY 36 INCHES HIGH MAXIMUM ABOVE THE FLOOR OR GROUND. 904.4 TRAY SLIDES. THE TOPS OF ACCESSIBLE PORTIONS OF TRAY SLIDES SHALL BE 28 INCHES MINIMUM AND 34 INCHES MAXIMUM ABOVE THE FLOOR OR GROUND

CHECKOUT AND SERVICE COUNTERS

REFERENCES:

903.1 GENERAL. BENCHES REQUIRED TO BE ACCESSIBLE SHALL COMPLY WITH SECTION 903. 903.2 CLEAR FLOOR OR GROUND SPACE. CLEAR FLOOR OR GROUND SPACE COMPLYING WITH SECTION 305 SHALL BE PROVIDED

AND SHALL BE POSITIONED FOR PARALLEL APPROACH TO AN END OF THE BENCH SEAT. 903.3 SIZE. BENCH SEATS SHALL BE 20 INCHES MINIMUM AND 24 INCHES WIDE MAXIMUM BY 42 INCHES MINIMUM LONG FIXED TO

A WALL ALONG THE LONGER DIMENSION. 903.4 HEIGHT. THE BENCH SHALL BE 17 INCHES MINIMUM AND 19 INCHES MAXIMUM ABOVE THE FLOOR OR GROUND.

903.5 STRUCTURAL STRENGTH. ALLOWABLE STRESSES IN BENDING, SHEAR, AND TENSION SHALL NOT BE EXCEEDED FOR MATERIAI USED WHERE A VERTICAL OR HORIZONTAL FORCE OF 250 POUNDS IS APPLIED AT ANY POINT ON THE SEAT, FASTENER MOUNTING **DEVICE. OR SUPPORTING STRUCTURE.**

903.6 WET LOCATIONS. WHERE PROVIDED IN WET LOCATIONS THE SURFACE OF THE BENCH SHALL BE SLIP RESISTANT AND WATER SHALL NOT ACCUMULATE ON THE SURFACE.

BENCHES

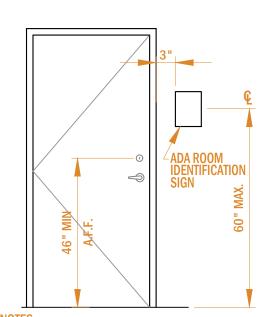
REFERENCES:

902.1 GENERAL. ACCESSIBLE SEATING AT FIXED TABLES, COUNTERS AND WORK SURFACES SHALL COMPLY WITH SECTION 902. KNEE AND TOE CLEARANCE COMPLYING WITH SECTION 306 SHALL BE PROVIDED.

902.3 HEIGHT. THE TOPS OF TABLES, COUNTERS, AND WORK SURFACES SHALL BE 28 INCHES MINIMUM AND 34 INCHES MAXIMUM FROM THE FLOOR OR GROUND.

902.4. FOOD AND DRINK COUNTERS. ACCESSIBLE FOOD AND DRINK COUNTERS SHALL BE 60 INCHES LONG MINIMUM.

TABLES, COUNTERS & WORK SURFACES



OTES 1. CHARACTERS AND SYMBOLS SHALL CONTRAST WITH CONTRASTING BACKGROUND.

- 2. IDENTIFICATION SYMBOLS ARE TO BE ON LATCH SIDE OF DOOR LOCATED AS SHOWN AND ARE TO BE DISTINCTLY DIFFERENT FROM THE DOOR IN COLOR AND CONTRAST
- 3. IDENTIFICATION SYMBOLS ARE TO BE 1/4" THICK. 4. PROVIDE ROOM IDENTIFICATION SIGN ON LATCH SIDE OF **DOOR**.
- 5. LETTERS AND NUMBERS ON SIGNS SHALL BE RAISED 1/32" MIN., SHALL BE A MIN. OF 5/8" (2" MAX.) HIGH AND SHALL BE SANS-SERIF UPPERCASE CHARACTERS ACCOMPANIED BY GRADE 2 BRAILLE.

6. SIGNS SHALL CONFORM TO ANSI GUIDELINES.

EFERENCES:

703.5.4 BRAILLE STANDARD. BRAILLE SHALL COMPLY WITH LITERARY BRAILLE.

EXCEPTION: THE INDICATION OF AN UPPERCASE LETTER OR LETTERS SHALL ONLY BE USED BEFORE THE FIRST WORD OF SENTENCES, PROPER NOUNS AND NAMES, INDIVIDUAL LETTERS OF THE ALPHABET, INITIALS, OR ACRONYMS.

703.6 PICTOGRAMS. PICTOGRAMS SHALL COMPLY WITH SECTIONS 703.6.1 THROUGH 703.6.3. 703.6.1 PICTOGRAM FIELD. PICTOGRAMS SHALL HAVE A FIELD WITH A HEIGHT OF 6 INCHES MINIMUM. CHARACTERS OR BRAILLE SHALL NOT BE IN THE PICTOGRAM FIELD.

703.6.2 FINISH AND CONTRAST. PICTOGRAMS AND THEIR FIELDS SHALL HAVE A NON-GLARE FINISH. PICTOGRAMS SHALL CONTRAST WITH THEIR FIELDS, WITH EITHER A LIGHT PICTOGRAM ON A DARK FIELD OR A DARK PICTOGRAM ON A LIGHT FIELD. 703.6.3 TEXT DESCRIPTORS. WHERE TEXT DESCRIPTORS FOR PICTOGRAMS ARE REQUIRED, THEY SHALL BE

DIRECTLY BELOW OR ADJACENT TO THE PICTOGRAM AND SHALL COMPLY WITH SECTION 703.2.

703.7 SYMBOLS OF ACCESSIBILITY. SYMBOLS OF ACCESSIBILITY SHALL COMPLY WITH SECTIONS 703.7.1 THROUGH 703.7.2.

703.7.1 FINISH AND CONTRAST. SYMBOLS OF ACCESSIBILITY AND THEIR BACKGROUNDS SHALL HAVE A NON-GLARE FINISH. SYMBOLS OF ACCESSIBILITY SHALL CONTRAST WITH THEIR BACKGROUNDS, WITH EITHER A LIGHT SYMBOL ON A DARK BACKGROUND OR A DARK SYMBOL ON A LIGHT BACKGROUND.

DOOR SIGNS / PLACARDS



1.) WHERE TOILET FACILITIES ARE PROVIDED, THEY SHALL COMPLY WITH 213. WHERE TOILET ROOMS ARE PROVIDED, EACH **TOILET ROOM SHALL COMPLY WITH 603.**

18" MIN. 2.) WHERE TOILET COMPARTMENTS ARE PROVIDED, AT LEAST ONE TOILET COMPARTMENT SHALL COMPLY WITH 604.8.1. IN ADDITION TO THE COMPARTMENT REQUIRED TO COMPLY WITH 604.8.1, AT LEAST ONE COMPARTMENT SHALL COMPLY WITH CLEAR 304.8.2 WHERE SIX OR MORE TOILET COMPARTMENTS ARE OPEN PROVIDED, OR WHERE THE COMBINATION OF URINALS AND SPACE 3.) MIRRORS LOCATED ABOVE LAVATORIES OR COUNTERTOPS 60" MIN.

CLEAR FLOOR SPACE AT

OR COUNTERTOPS SHALL BE INSTALLED WITH THE BOTTOM EDGE OF THE REFLECTING SURFACE 35 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.

4.) COAT HOOKS SHALL BE LOCATED WITHIN ONE OF THE REACH RANGES SPECIFIED IN 308. SHELVES SHALL BE LOCATED 40

WATER CLOSETS TOTALS SIX OR MORE FIXTURES.

SHALL BE INSTALLED WITH THE BOTTOM EDGE OF THE

REFLECTING SURFACE 40 INCHES MAXIMUM ABOVE FINISH FLOOR OR GROUND. MIRRORS NOT LOCATED ABOVE LAVATORIES

INCHES MINIMUM AND 48 INCHES MAXIMUM ABOVE THE FINISH LOOR.

5.) WATER CLOSETS SHALL COMPLY WITH 604.2 THROUGH 604.8.

6.) TOILET PAPER DISPENSERS SHALL COMPLY WITH 309.4 AND SHALL BE 7 INCHES MINIMUM AND 9 INCHES MAXIMUM IN FRONT OF THE WATER CLOSET MEASURED TO THE CENTERLINE OF THE DISPENSER. THE OUTLET OF THE DISPENSER SHALL BE 15 NCHES MINIMUM AND 48 INCHES MAXIMUM ABOVE THE FINISH LOOR AND SHALL NOT BE LOCATED BEHIND GRAB BARS. SPENSERS SHALL NOT BE OF A TYPE THAT CONTROLS DELIVERY

OR THAT DOES NOT ALLOW CONTINUOUS PAPER FLOW. 7.) GRAB BARS SHALL BE PROVIDED AT WATER CLOSETS AND SHALL COMPLY WITH 609.

8.) URINALS SHALL COMPLY WITH 605 AND SHALL BE EITHER WALL-HUNG OR STALL TYPE URINALS.

9.) LAVATORIES SHALL COMPLY WITH 606. FAUCETS FOR LAVATORIES SHALL COMPLY WITH 606.4. EXPOSED PIPESUNDER

LAVATORIES SHALL BE INSULATED OR OTHERWISE PROTECTED O PREVENT AGAINST CONTACT.

REFERENCES:

BC 2012 - SECTION 906 PORTABLE FIRE EXTINGUISHERS 906.1 WHERE REQUIRED. PORTABLE FIRE EXTINGUISHERS SHALL BE INSTALLED IN THE FOLLOWING LOCATIONS.

1. 1N NEW AND EXISTING GROUP A, B, E, F, H, I, M, R-1, R-2, R-4 AND S OCCUPANCIES. EXCEPTION: IN NEW AND EXISTING GROUP A, B AND E OCCUPANCIES EQUIPPED THROUGHOUT WITH QUICK RESPONSE SPRINKLERS, PORTABLE FIRE EXTINGUISHERS SHALL BE REQUIRED ONLY IN LOCATIONS SPECIFIED IN ITEMS 2 THROUGH 6.

2. WITHIN 30 FEET OF COMMERCIAL COOKING EQUIPMENT.

3. IN AREAS WHERE FLAMMABLE OR COMBUSTIBLE LIQUIDS ARE STORED, USED OR

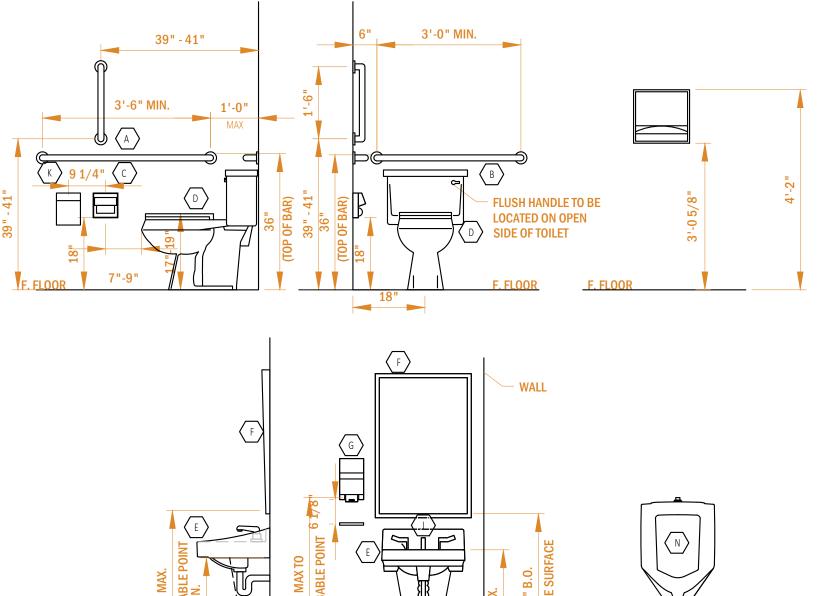
DISPENSED. 4. ON EACH FLOOR OF STRUCTURES UNDER CONSTRUCTION. EXCEPT GROUP R-3 OCCUPANCIES, IN ACCORDANCE WITH SECTION 1415.1 OF THE INTERNATIONAL FIRE CODE.

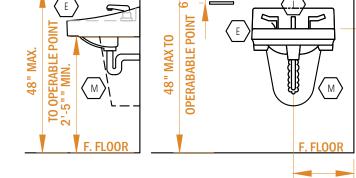
5. WHERE REQUIRED BY THE INTERNATIONAL FIRE CODE SECTIONS INDICATED IN TABLE 906.1. SPECIAL-HAZARD AREAS, INCLUDING BUT NOT LIMITED TO LABORATORIES, COMPUTER ROOMS AND GENERATOR ROOMS, WHERE REQUIRED BY THE FIRE CODE OFFICIAL.

6. REFER TO TABLE 906.1 ADDITIONAL REQUIRED PORTABLE FIRE EXTINGUISHERS IN THE INTERNATIONAL FIRE CODE.

7. REFER TO TABLE 906.3(1) FIRE EXTINGUISHERS FOR CLASS A FIRE HAZARDS

FIRE EXTINGUISHER MOUNTING

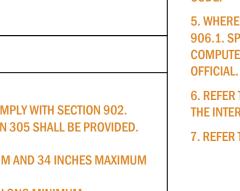




REQUIRED ACCESSIBLE FIXTURE CLEARANCES



LAVATORY CLEARANCE



\ISED DISABLFD SYMBOLS (TYP.) OL **ISED EXIT TEXT** I G. (TYP.) EXI MEN AISED BRAILLE EXIT TEXT (TYP.) 6" (TYP.) 6" (TYP.)

î.

RESTROOM

RAISED GENDER

W &

WOMEN

SYMBOLS (TYP.)

ISED DISABLED

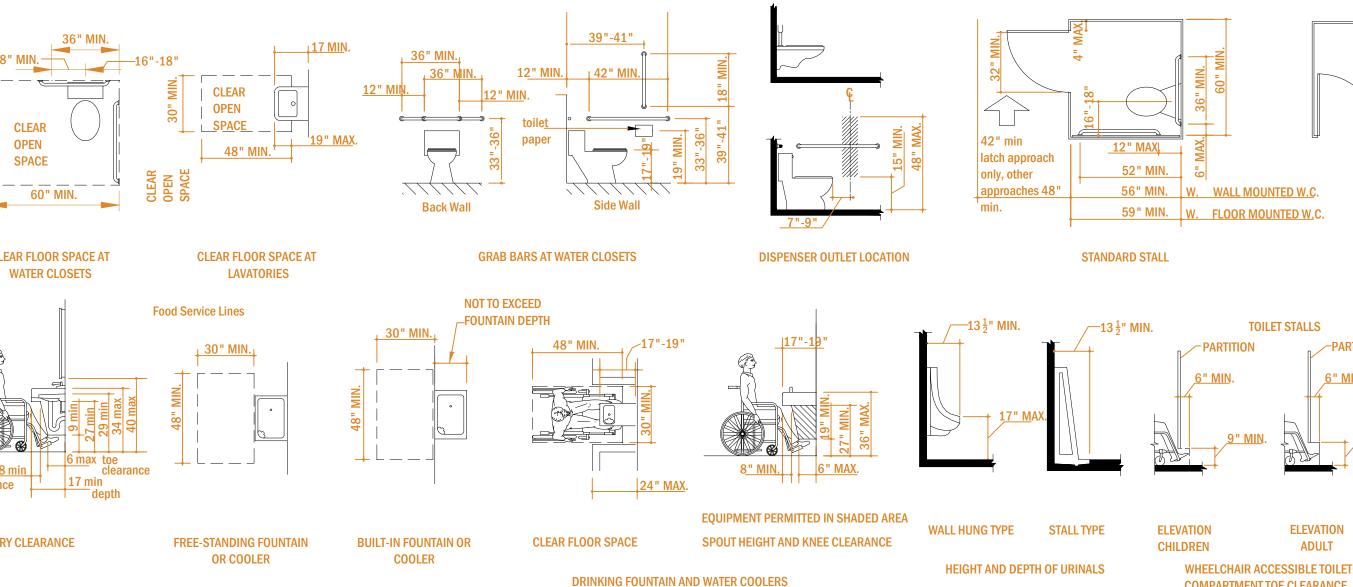
MBOLS (TYP.)

SED GENDER

EXT (TYP.)

RAISED BRAILLE

GENDER TEXT (TYP.)



CLEAR ACRYLIC

EXTINGUISHER (ABC)

(COORDINATE OPENING WITH CABINET MANUF.)

VERIFY MOUNTING

HEIGHT WITH

FIRE MARSHAL

TYPICAL CMU

3. SURFACES WITH A SLOPE OF 6 PERCENT GRADIENT OR GREATER SHALL BE SLIP-RESISTANT.

TO PROVIDE PASSAGE WITHOUT REQUIRING THE ABILITY TO GRASP THE OPENING HARDWARE.

OPERATED, PUSH-TYPE AND ELECTRONICALLY CONTROLLED MECHANISMS ARE ACCEPTABLE.

SIGNS, AS REQUIRED, VISIBLE FROM APPROACHING PEDESTRIAN WAYS.

DOORS SHALL SWING OUTWARD IN THE PATH OF TRAVEL TO EXIT.

WALL

AS A MEDIUM SALTED FINISH.

TRAFFIC FLOW.

INCH MAY BE VERTICAL.

AGAINST MOISTURE.

4. SURFACE CROSS SLOPES SHALL NOT EXCEED 1/50.

BUBBLE

BRACKET

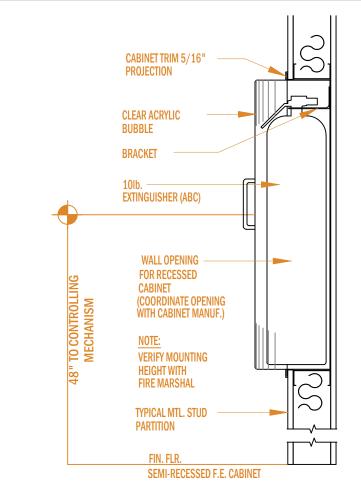
SURFACE

MOUNTED

CABINET

NOTE:

ADA RESTROOM MIN. TOILET STALL SIZE AND FIXTURE CLEARANCE REQUIREMENTS



(TO BE SUPPLIED AND INSTALLED BY G.C.)

1.6 GAL PER FLUSH (BLOWOUT TYPE EXEMPT) WATER CLOSETS: 1.0 GAL PER FLUSH URINALS: FAUCETS: 2.2 GAL PER MINUTE (SINKS AND LAVS FITTINGS SHALL BE MARKED WITH THESE FLOW RATINGS.

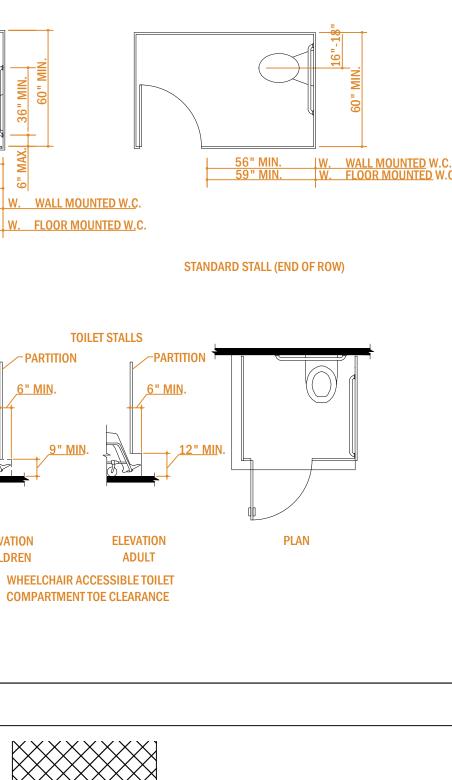
CONTROLS SHALL NOT EXCEED 5 POUNDS.

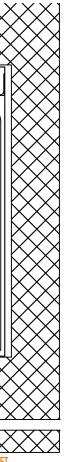
17. MAXIMUM FLUSH VOLUMES AND FLOW RATES:

NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES.









REINFORCED/ SHATTER RESIST PLASTIC

FULL-RECESSED

(COORDINATE OPENING WITH CABINET MANUF.

TYPICAL CMU

WALL

SURFACE MTD. F.E. CABINE

1. WALKS AND SIDEWALKS SUBJECT TO THESE REGULATIONS SHALL HAVE CONTINUOUS COMMON SURFACE, NOT INTERRUPTED BY STEPS OR BY ABRUPT CHANGES IN LEVEL EXCEEDING 1/2 INCH, AND SHALL BE A MINIMUM OF 48 INCHES IN WIDTH. 2. SURFACES WITH A SLOPE OF LESS THAN 6 PERCENT GRADIENT SHALL BE AT LEAST AS SLEP-RESISTANT AS THAT DESCRIBED

5. WALK, SIDEWALKS AND PEDESTRIAN WAYS SHALL BE FREE OF GRATINGS WHENEVER POSSIBLE. FOR GRATINGS LOCATED IN

6. ABRUPT CHANGES IN LEVEL ALONG ANY ACCESSIBLE ROUTE SHALL NOT EXCEED 1/2 INCH. WHEN CHANGES IN LEVEL DO

THE SURFACE OF ANY OF THESE AREAS, GRID OPENINGS IN GRATING SHALL BE LIMITED TO 1/2 INCH IN THE DIRECTION OF

OCCUR, THEY SHALL BE BEVELED WITH A SLOPE NO GREATER THAN 1:2 EXCEPT THAT LEVEL CHANGES NOT EXCEEDING 1/4

FLOOR ON LANDING SHALL NOT BE MORE THAN 1/2" LOWER THAN THE THRESHOLD OF THE DOORWAY. WHEN CHANGES IN

LEVELS GREATER THAN 1/2 INCH ARE NECESSARY THEY SHALL COMPLY WITH THE REQUIREMENTS FOR CURB RAMPS.

9. EVERY REQUIRED ENTRANCE OR PASSAGE DOORWAY SHALL BE OF A SIZE AS TO PERMIT THE INSTALLATION OF A DOOR NOT

8. ALL ACCESSIBLE ENTRANCES SHALL BE IDENTIFIED WITH AT LEAST ONE STANDARD SIGN AND WITH ADDITIONAL DIRECTIONAL

LESS THAN 3 FEET IN WIDTH AND NOT LESS THAN 6 FEET, 8 INCHES IN HEIGHT. DOORS SHALL BE CAPABLE OF OPENING AT

10. LATCHING AND LOCKING DOORS THAT ARE HAND ACTIVATED AND WHICH ARE IN A PATH OF TRAVEL SHALL BE OPERABLE WITH A SINGLE EFFORT BY LEVER TYPE HARDWARE, PANIC BARS, PUSH-PULL ACTIVATING BARS, OR OTHER HARDWARE DESIGNED

11. HAND ACTIVATED DOOR OPENING HARDWARE SHALL BE CENTERED BETWEEN 30 INCHES AND 44 INCHES ABOVE THE FLOOR.

13. BATHROOM ACCESSORIES, SUCH AS GRAB BARS, TOWEL BARS, SOAP DISHES, ETC., ON OR WITHIN WALLS SHALL BE SEALED

12. DOOR HARDWARE SHALL BE OPERABLE FROM THE INSIDE WITH OUT USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT.

14. THE TOP OF THE ACCESSIBLE WATER CLOSET SEAT SHALL BE WITHIN 17"-19" ABOVE FLOOR. FLUSH VALVES SHALL BE

16. FAUCET CONTROLS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING,, OR

TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE THE CONTROLS SHALL NOT EXCEED 5 POUNDS. LEVER-

MOUNTED ON THE WIDE SIDE OF TOILET AREA AND WITHIN 40" OF THE FLOOR. THE FORCE REQUIRED TO ACTIVATE THE

15. WATER AND DRAIN PIPES UNDER ACCESSIBLE LAVATORIES SHALL BE INSULATED OR OTHERWISE COVERED. THERE SHALL BE

LEASE 90 DEGREES AND SHALL BE SO MOUNTED THAT THE CLEAR WIDTH OF THE DOORWAY IS NOT LESS THAN 32 INCHES. ALL

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2023.07.10

TENANT FIT-OUT PLAN FOR FLORIST SHOP 25691 SMOTHERMAN ROAD. FRISCO, TX 75033

PROJECT NO .: REVISION

PROJECT:

07/10/2023 23-0027

NOTES:

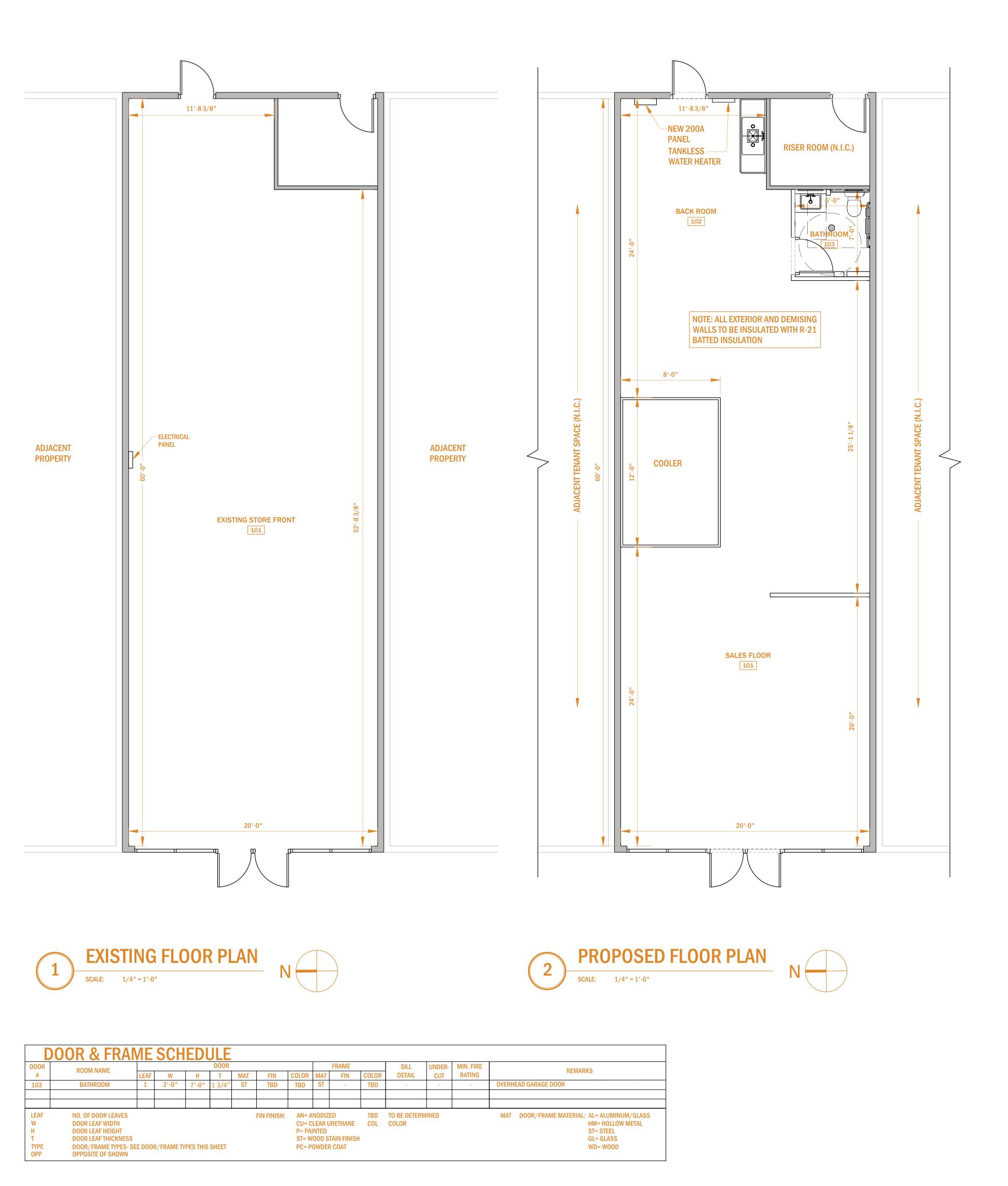




SCALE: AS NOTED



DRAWN BY: CHECKED BY:



GENERAL NOTES:

- 1. CONTRACTOR SHALL COMPLY WITH ALL CURRENT FEDERAL, STATE AND LOCAL BUILDING CONSTRUCTION CODES, GUIDELINES OR REGULATIONS, INCLUDING BUT NOT LIMITED TO PA FIRE & PANIC CODE REGULATIONS AND FEDERAL ADA GUIDELINES.
- 2. ALL DIMENSIONS ARE TO FACE OF STUD UNLESS INDICATED OTHERWISE.
- 3. VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BEFORE PROCEEDING WITH OTHER NEW WORK.
- 4. ALL CUTTING AND PATCHING OF EXISTING SURFACES, SUBSTRATES, WALL FRAMING AND ELECTRICAL/HVAC SYSTEMS REQUIRED FOR ACCESS TO EXISTING ITEMS IS THE RESPONSIBILITY OF THE CONTRACTOR REQUIRING ACCESS.
- 5. ALL SURFACES ADJACENT TO ANY DEMOLITION WORK WHICH ARE DAMAGED MUST BE PATCHED OR REPAIRED TO THEIR ORIGINAL CONDITION TO ACHIEVE A CONSISTENT LEVEL OF FINISH.
- 6. CONTRACTOR SHALL PROTECT ALL AREAS INDICATED AS TO REMAIN DURING CONSTRUCTION. ANY DAMAGE CAUSED AS A RESULT OF THIS WORK SHALL BE REPAIRED BY THE CONTRACTOR.
- 7. CONTRACTOR SHALL COORDINATE AND PROVIDE FLOOR, WALL, AND CEILING SUPPORT DEVICES AND/OR BLOCKING WHERE REOUIRED.
- 8. CONTRACTOR SHALL VERIFY ALL CONDITIONS IN THE FIELD AND PROMPTLY NOTIFY THE DESIGN PROFESSIONAL OF RECORD SHOULD CONDITIONS ENCOUNTERED VARY FROM THE DRAWINGS.
- 9. THE CONTRACTOR SHALL EXERCISE EXTREME CARE REGARDING PUBLIC SAFETY IN THE PERFORMANCE OF THE WORK, AND SHALL NOT IMPEDE ANY ONGOING OPERATIONS AT THE **OVERALL SITE.**
- 10. ACCESS BY PERSONNEL, PARKING AND MATERIAL STORAGE SHALL BE ONLY IN AREAS DESIGNATED BY THE OWNER'S REPRESENTATIVE.
- 11. DURING CONSTRUCTION, CLEAN AND PROTECT WORK IN PROGRESS. PROMPTLY REMOVE ANY DEBRIS FROM THE SITE. NO TRASH ACCUMULATION IS PERMITTED. TRANSPORT AND LEGALLY DISPOSE OF MATERIALS OFF SITE.
- 12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION OF HIS WORK WITH THE WORK OF OTHER CONTRACTORS DURING CONSTRUCTION, INCLUDING ALL ONGOING SITE ACTIVITIES.
- 13. THE CONTRACTOR SHALL PROVIDE TEMPORARY BARRICADES AND ANY OTHER FORMS OF PROTECTION AS REQUIRED TO PROTECT PERSONNEL AND GENERAL PUBLIC FROM INJURY.
- 14. PROPOSED ALTERNATES, WITH SUPPORTING INFORMATION, SAMPLES, AND PRICE REDUCTIONS, SUBMITTED WITH BIDS, WILL BE CONSIDERED AND REVIEWED BY THE ARCHITECT AND OWNER. ALL PROPOSED EQUIVALENTS MUST BE APPROVED BY THE ARCHITECT BEFORE ACCEPTANCE.
- 15. ALL DRAWINGS AND NOTES ARE COMPLEMENTARY, AND WHAT IS CALLED FOR BY ANY WILL BE BINDING AS IF CALLED FOR BY ALL. DO NOT SCALE ANY DRAWINGS; USE WRITTEN DIMENSIONS ONLY. REVIEW LAYOUTS WITH DESIGN PROFESSIONAL BEFORE CONSTRUCTION.
- 16. EACH CONTRACTOR WILL BE SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, TEMPORARY PROTECTION AND TEMPORARY SUPPORTS, AND PROPER SAFETY PRECAUTIONS.
- 17. CONTRACTORS SHALL EACH CARRY LIABILITY INSURANCE, TERMS AND LIMITS AS DIRECTED BY THE OWNER, AND SHALL FURNISH THE CERTIFICATES OF INSURANCE, NAMING THE OWNER AS CERTIFICATE HOLDER, UPON BID ACCEPTANCE.
- 18. BY ACCEPTING THIS WORK, THE CONTRACTORS AGREE THAT THE OWNER, ARCHITECT, AND ENGINEERS SHALL BE HELD HARMLESS AND NOT LIABLE FOR ANY INJURIES OR PROPERTY DAMAGE RESULTING FROM ANY OF THE CONTRACTORS' OPERATIONS.
- 19. APPLY AND CONSTRUCT ALL SYSTEMS AND MATERIALS ACCORDING TO EACH MANUFACTURERS' WRITTEN SPECIFICATIONS, INSTRUCTIONS AND RECOMMENDATIONS.
- 20. CONTRACTOR SHALL WARRANT ALL WORK FOR ONE (1) YEAR AGAINST DEFECTS IN MATERIALS AND LABOR (EXCEPT LONGER, WHERE LONGER MANUFACTURER WARRANTIES EXIST). PROVIDE WRITTEN WARRANTIES AT WORK COMPLETION.
- 21. CONTRACTOR TO COORDINATE ALL HARDWARE WITH OWNER REQUIREMENT.
- 22. CONTRACTOR SHALL VERIFY THAT ALL EXISTING MATERIALS, FINISHES, FIXTURES AND EQUIPMENT SCHEDULED FOR RE-USE COMPLY WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.
- 23. ALL MOUNTING HEIGHTS SHALL COMPLY WITH ALL LOCAL AND STATE ACCESSIBILITY, AND BUILDING CODE RESTRICTIONS AND REQUIREMENTS.
- 24. INSTALL CON'T BLOCKING WITHIN WALL FRAMING AT CEILING LINE THROUGHOUT.
- 25. RUN ALL FRAMED PARTITIONS TO UNDERSIDE OF STRUCTURE. U.N.O.
- 26. UTILIZE 18 GA MTL. STUDS U.N.O.

#

CONSTRUCTION FLOOR PLAN LEGEND NEW WALL CONSTRUCTION **EX. CONSTRUCTION TO REMAIN** WINDOW NEW STEEL BEAM ABOVE _____ **NEW BOX HEADER ABOVE** EXISTING DOOR TO REMAIN NEW DOOR, SEE DOOR SCHEDULE ROOM

ROOM TAG

SEFLE(

1900 MARKET STREET ©2023 PHILADELPHIA, PA 19103

2023.07.10

TENANT FIT-OUT PLAN FOR FLORIST SHOP 25691 SMOTHERMAN ROAD,

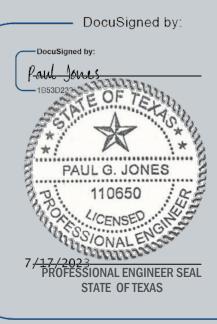
DATE: 07/10/2023 PROJECT NO .: REVISION

FRISCO, TX 75033

PROJECT:

23-0027 DATE

NOTES:



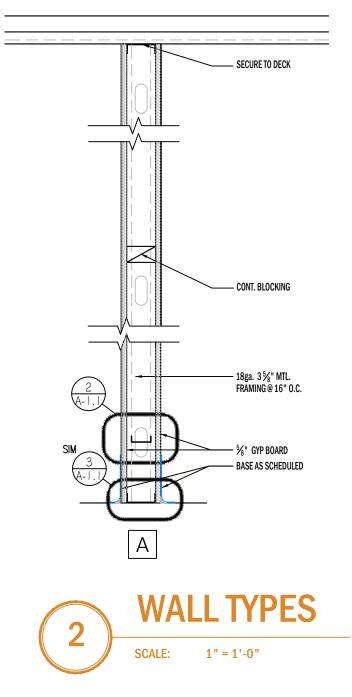
FLOOR PLANS

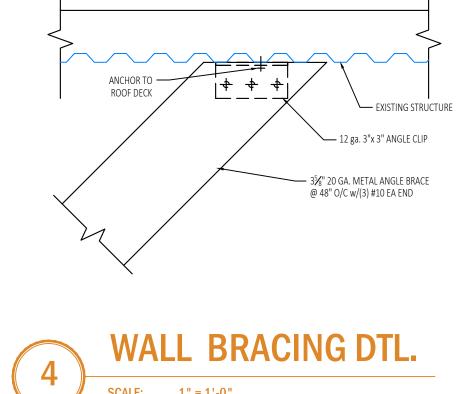
AS NOTED SCALE:



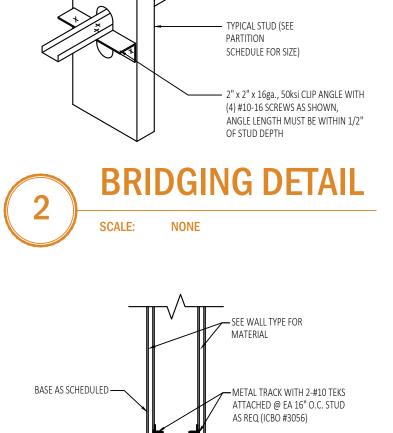
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IM JM





SCALE: 1" = 1'-0"



1-1/2" x 16ga. U-CHANNEL (150U50-54) BRIDGING EVERY 4'-0" O.C.

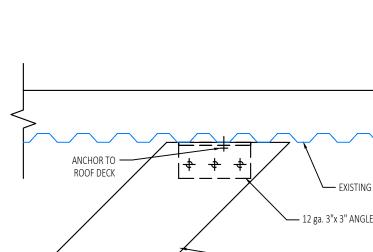
PROVIDE HILTI X-DNI 32 P8S15 @ 3'-O" O.C. (ICBO #2388)

WALL SUPPORT DTL.

SCALE: 1" = 1'-0"

3





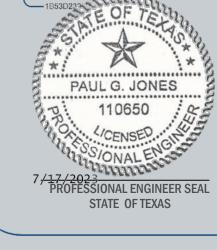
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SCALE:

JM JM

AS NOTED

A-101



WALL TYPES



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NOTES:

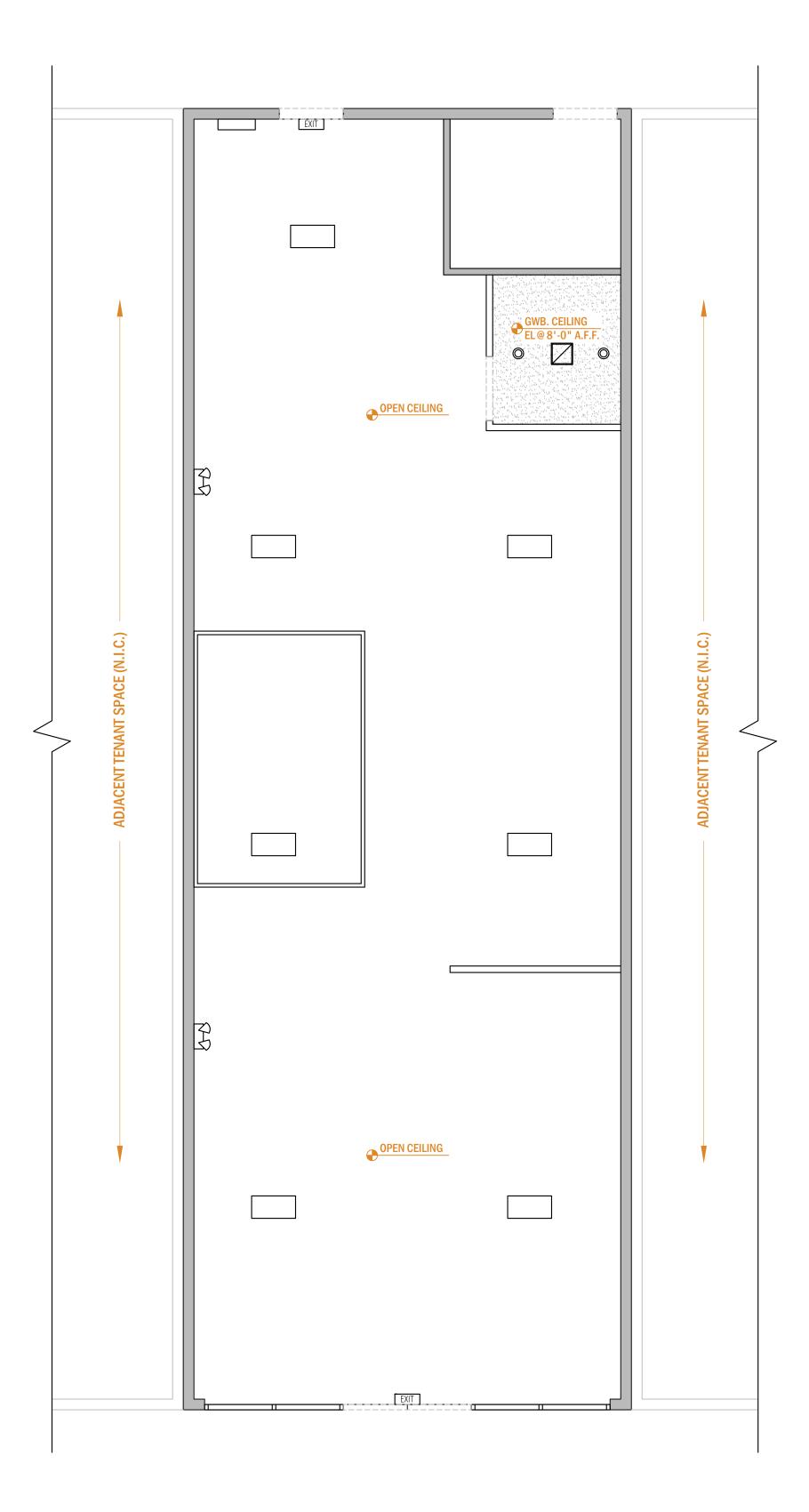
PROJECT:

TENANT FIT-OUT PLAN FOR **FLORIST SHOP** 25691 SMOTHERMAN ROAD, FRISCO, TX 75033 07/10/2023 23-0027 DATE: PROJECT NO .: DATE REVISION

2023.07.10

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CEILING NOTES

- 1. THE MECHANICAL AND ELECTRICAL DRAWINGS GOVERN THOSE SYSTEMS. THE LOCATION OF ALL MECHANICAL, ELECTRICAL ELEMENTS THAT ARE VISIBLE ARE INDICATED ON THE ARCHITECTURAL PLANS AND DETAILS. NOTIFY THE ARCHITECT OF ANY CONFLICTS PRIOR TO COMMENCING CONSTRUCTION.
- 2. NOTIFY THE ARCHITECT OF ANY CONFLICTS PRIOR TO THE COMMENCING OF CONSTRUCTION.
- 3. PROVIDE ADEQUATE CLEARANCE FOR ALL MECHANICAL, ELECTRICAL ELEMENTS AND ANY RELATED ITEMS NECESSARY TO MAINTAIN THE FINISHED CEILING HEIGHTS SHOWN ON THE REFLECTED CEILING PLAN.
- 4. ALL CEILING HEIGHTS ARE MEASURED FROM TOP OF FINISH SLAB TO THE UNDERSIDE OF FINISH CEILING.
- 5. SEE ELECTRICAL DRAWINGS FOR ADDITIONAL INFO.
- 6. ALL CEILINGS THAT ARE GYPSUM WALL BOARD OR EXPOSED STRUCTURE ARE TO BE PAINTED, UNLESS NOTED OTHERWISE.
- 7. ANY ADDITIONAL HANGER OR SAFETY WIRES FOR LIGHT FIXTURES, SPEAKERS OR DIFFUSERS REQUIRED BY LOCAL CODES TO BE THE **RESPONSIBILITY OF THE CEILING SUB-CONTRACTOR.**
- 8. DIFFUSERS AND SPEAKERS ARE LOCATED CENTERED BETWEEN LIGHT FIXTURES, U.N.O.
- 9. COORDINATE WITH ELECTRICAL DRAWINGS FOR LOCATION AND QUANTITY OF EMERGENCY LIGHT FIXTURES (E).
- 10. SEISMIC RESTRAINTS SHALL BE PROVIDED FOR CEILING ELEMENTS, INCLUDING BUT NOT LIMITED TO, LIGHT FIXTURES, ACOUSTIC TILE CEILING GRID, GYPSUM CEILING SYSTEMS, HVAC EQUIPMENT, ETC.
- 11. ELECTRICAL CONTRACTOR SHALL SUPPLY 10% ADDITIONAL SPARE OF ALL LAMP TYPES, TO BE LEFT AT JOB SITE AT END OF JOB.
- 12. COORDINATE ALL ROOF PENETRATIONS FOR DUCTWORK WITH MECHANICAL DRAWINGS.
- 13. GENERAL CONTRACTOR TO CONFIRM AND COORDINATE IN THE FIELD CEILING HEIGHTS NOTED WITH ANY NEW OR EXISTING CONDITIONS.
- 14. COORDINATE WITH ELECTRICAL DRAWINGS FOR LOCATION OF NIGHT LIGHT FIXTURES (NL).
- 15. G.C. TO PROVIDE ACCESS TO ALL LANDLORD EQUIPMENT ABOVE CEILING AS REQUIRED WITH USE OF ACCESS PANELS OR REMOVABLE CEILING TILES, G.C. TO COORDINATE WITH TREE CONTEACTOR PRIOR TO COMPLETION OF CEILING SYSTEMS.
- 16. G.C. TO INSURE THAT ALL CEILING WIRE HANGERS ARE NOT FASTENED TO LANDLORD'S MECHANICAL, PLUMBING, ELECTRICAL OR SPRINKLER SYSTEMS. FASTEN TO TOP CHORD OR FLANGE OF STRUCTURE ABOVE.
- 7. G.C. IS RESPONSIBLE FOR SUBMITTING A COORDINATED SHOP DRAWING INDICATING ELECTRICAL, MECHANICAL, SPRINKLER AND PLUMBING WORK ABOVE PROPOSED CEILING. THE G.C. SHALL VERIFY ALL EXISTING FIELD CONDITIONS AND COORDINATE ROUTING AND PLACEMENT OF EQUIPMENT WITH ALL TRADES PRIOR TO THIS SUBMISSION
- 18. HEIGHTS INDICATED ARE FROM THE FINISHED FLOOR TO THE FINISHED CEILING. NOTIFY ARCHITECT OR OWNER TO REVIEW ANY DISCREPANCIES BETWEEN PROPOSED CEILING HEIGHT AND EXISTING CONDITIONS AFTER DEMOLITION WORK IS COMPLETED.
- 19. ALL CEILING GRILLES, ACCESS PANELS AND SPRINKLER HEADS ARE SHOWN ON PLAN FOR LOCATIONS ONLY. IF THERE IS A DISCREPANCY BETWEEN ARCHITECTURE AND ENGINEER DRAWINGS, G.C. SHALL NOTIFY ARCHITECT FOR INSTRUCTIONS PRIOR TO WORK.
- 20. CONDUITS ALONG EXISTING WALLS AND DECK ARE TO BE SURFACE APPLIED.
- 21. G.C. IS RESPONSIBLE FOR INSTALLING TRACK HEADS PER DRAWINGS.

SYMBOL

- 22. PROVIDE PAINT FINISH FOR ALL CEILING DIFFUSERS AND SPEAKER GRILLES IN THE DINING AREAS. PAINT COLOR TO MATCH CEILING.
- 23. SUPPORT CEILING SUSPENSION SYSTEM FROM STRUCTURE ABOVE, NOT FROM DUCTWORK, EQUIPMENT, OR PIPING. SPACE HANGERS NOT MORE THAN 6" FROM ENDS AND NOT MORE THAN 4'-0" ON CENTER ON RUNNERS.

DESCRIPTION

REFLECTED CEILING PLAN LEGEND

2'X 4' LED LIGHT FXTURE 2'X 4' LED LIGHT FXTURE W/ EMERGENCY BACKUP 2'X 2' LED LIGHT FXTURE 2'X 2' RETURN DIFFUSER 2'X 2' RETURN DIFFUSER EMERGENCY UNIT WITH EXIT SIGN EMERGENCY UNIT W/O EXIT SIGN, WITH TWO SIDE MOUNTED HALOGEN HEADS EMERGENCY UNIT W/O EXIT SIGN, WITH TWO SIDE MOUNTED HALOGEN HEADS EMERGENCY UNIT W/O EXIT SIGN, WITH TWO SIDE MOUNTED HALOGEN HEADS EMERGENCY UNIT W/O EXIT SIGN, WITH TWO SIDE MOUNTED HALOGEN HEADS IST CELING MOUNTED ILLUMINATED EXIT SIGN IST DRY SPRINKLER HEAD IST UPRIGHT SPRINKLER	STWBUL	DESCRIPTION
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Image: Constraint of the service of		2' X 4' LED LIGHT FIXTURE W/ EMERGENCY BACKUP
Image:		2' X 2' LED LIGHT FIXTURE
SPEEDI-GRILLE: TB-3HC-06 Image: Speedi-Grille: TB-3HC-07 Image: TB-3HC-07 Image: TB-3HC-07 Image:		2' X 2' LED LIGHT FIXTURE W/ EMERGENCY BACKUP
Image: Constraint of the second se		
Image:	\boxtimes	10 X 10 SUPPLY DIFFUSER
EXIT EMERGENCY UNIT W/O EXIT SIGN, WITH TWO SIDE MOUNTED HALOGEN HEADS EXIT CEILING MOUNTED ILLUMINATED EXIT SIGN Image: Comparison of the state of t		2' X 2' RETURN DIFFUSER
EXIT CEILING MOUNTED ILLUMINATED EXIT SIGN Image: Ceiling mounted illuminated exit sign Sprinkler Head		EMERGENCY UNIT WITH EXIT SIGN
Image: Second	2-3	EMERGENCY UNIT W/O EXIT SIGN, WITH TWO SIDE MOUNTED HALOGEN HEADS
Image: Sprkinklek HEAD Image: Description of the sprkinklek HEAD	EXIT	CEILING MOUNTED ILLUMINATED EXIT SIGN
	۲	SPRINKLER HEAD
UPRIGHT SPRINKLER HEAD	۰	DRY SPRINKLER HEAD
	۰	UPRIGHT SPRINKLER HEAD



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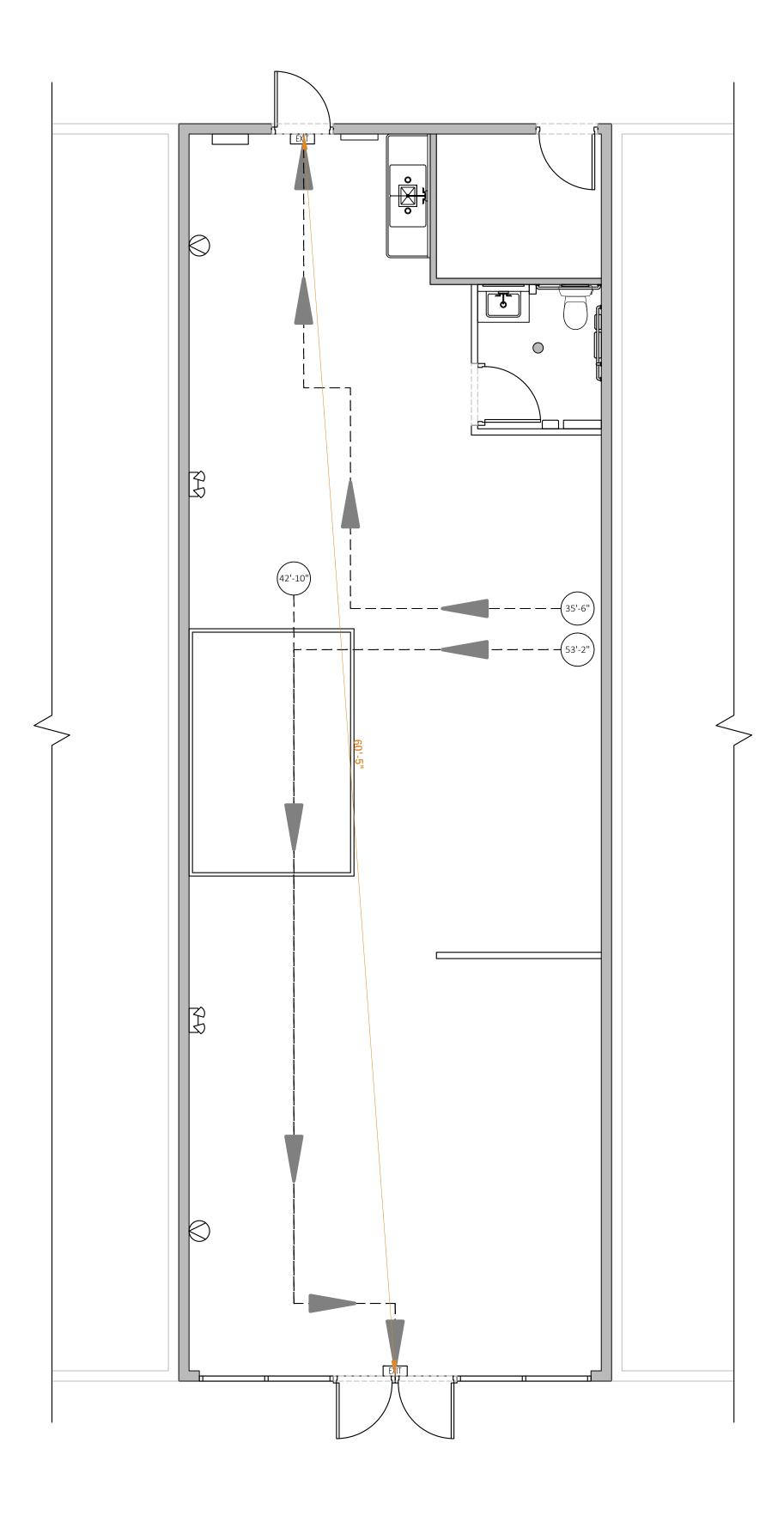


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DRAWN BY: CHECKED BY:

JM JM



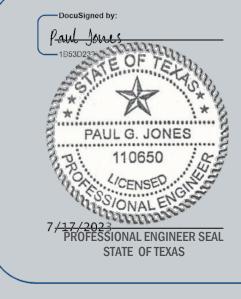


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EGRESS PLAN

SCALE: AS NOTED

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PLAN FOR **FLORIST SHOP** 25691 SMOTHERMAN ROAD, FRISCO, TX 75033 DATE: 07/10/2023 PROJECT NO.: 23-0027 DATE REVISION

TENANT FIT-OUT

2023.07.10

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EXIT EXIT SIGN WITH EMERGENCY LIGHTING

EMERGENCY LIGHTING UNIT

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MEAN OF EGRESS

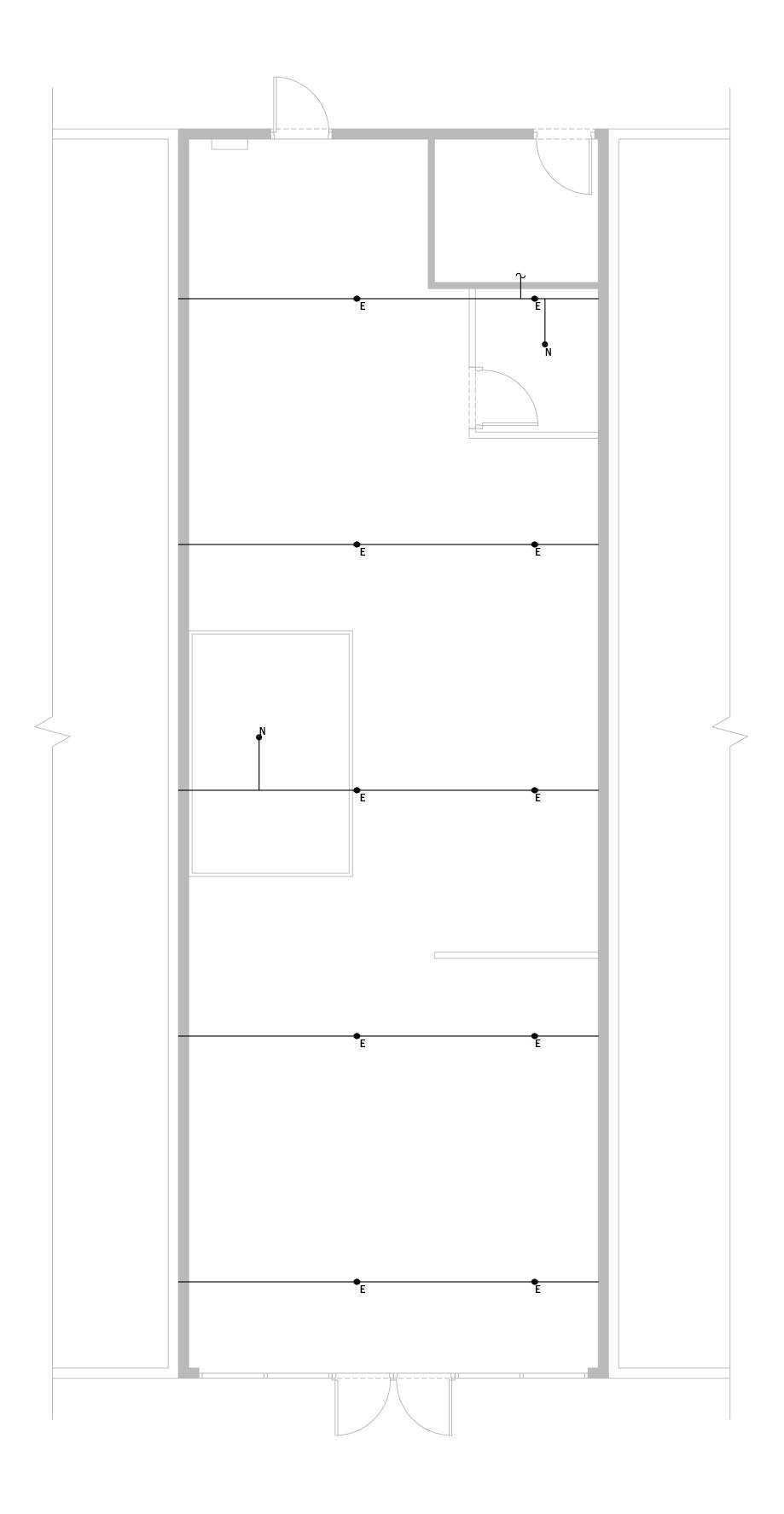
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LEGEND

EMERGENCY LIGHTING REMOTE UNIT

ARCHITECTURE | ENGINEERING | URBAN PLANNING | CONSTRUCTION | DEVELOPMENT

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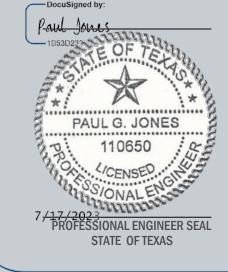


JM M

SPRINKLER PLAN

SCALE: AS NOTED

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REVISION

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DATE

2023.07.10



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MECHANICAL SPECIFICATIONS PART 1 - GENERAL

<u>GENERAL</u>

- A. WORK SHALL INCLUDE ALL LABOR, MATERIALS AND EQUIPMENT NECESSARY FOR THE INSTALLATION OF COMPLETE HEATING, VENTILATING AND AIR CONDITIONING (HVAC), SYSTEMS AS INDICATED BY THE
- DRAWINGS AND SPECIFICATIONS. B. DRAWINGS FOR OTHER TRADES, CONDITIONS OF CONTRACT, AND SIMILAR DOCUMENTS ISSUED BY THE OWNER APPLY TO AND FORM A PART OF THIS WORK FOR THE PROJECT.
- C. IT IS THE INTENT OF THE SPECIFICATIONS AND DRAWINGS TO CALL FOR FINISHED WORK, INCLUDING: TESTING AND PROVIDING AN OPERATIONAL AND COMPLETE HVAC SYSTEM. ANY APPARATUS, APPLIANCE, MATERIAL OR WORK NOT SHOWN ON DRAWINGS BUT MENTIONED IN THE SPECIFICATIONS, OR VICE VERSA, OR ANY INCIDENTAL ACCESSORIES NECESSARY TO MAKE THE WORK COMPLETE IN ALL RESPECTS AND TO MAKE THE SYSTEM OPERATIONAL, SHALL BE PROVIDED BY THE CONTRACTOR WITHOUT ADDITIONAL EXPENSE TO THE OWNER
- D. PRIOR TO SUBMITTING BIDS, AND DURING CONSTRUCTION, EXAMINE DRAWINGS FOR ALL OTHER TRADES. THE WORK OF ALL OTHER TRADES SHALL BE CAREFULLY CONSIDERED AND COORDINATED FOR COMPATIBILITY, AND TO ELIMINATE INTERFERENCES.
- E. COORDINATE ALL ELECTRICAL VOLTAGES, REQUIREMENTS AND CHARACTERISTICS WITH ELECTRICAL CONTRACTOR PRIOR TO SUBMITTING SHOP DRAWINGS OR ORDERING EQUIPMENT.
- F. PRIOR TO INITIATING WORK INDICATED ON THE CONTRACT DRAWINGS, THE CONTRACTOR SHALL COORDINATE AND SCHEDULE WORK INDICATED WITH OWNER.
- G. PROVIDE SLEEVES AND SEAL ALL DUCT, PIPE, CONDUIT, AND EQUIPMENT PENETRATIONS THROUGH ROOF ASSEMBLY
- H. RIGGING NOTES: THE CONTRACTOR SHALL PROVIDE ALL NECESSARY RIGGING OF THE HVAC EQUIPMENT ON SITE. COORDINATE RIGGING WORK WITH THE OTHER TRADES
- I. DURING CONSTRUCTION WORK INDICATED ON THE DOCUMENTS CLEAN AND MAINTAIN SPACE AT WORK AREAS. CLEANUP CONSTRUCTION DEBRIS AT THE END OF EACH WORK DAY FOR THE PROJECT.
- J. PROVIDE EQUIPMENT INDICATED ON THE DRAWINGS, AND AS REQUIRED FOR A COMPLETE FUNCTIONING
- K. DEFINITIONS: <u>FURNISH</u> MEANS TO SUPPLY AND DELIVER TO PROJECT SITE, READY FOR INSTALLATION. <u>INSTALL</u> MEANS TO PLACE IN POSITION AND MAKE CONNECTIONS FOR SERVICE OR USE. <u>PROVIDE</u> MEANS TO FURNISH AND INSTALL, COMPLETE AND READY FOR INTENDED USE.
- L. WARRANTY: PROVIDE LABOR AND MATERIALS TO REPAIR OR REPLACE DEFECTIVE PARTS AND MATERIALS AS REQUIRED FOR ONE YEAR AFTER OWNER ACCEPTANCE OF THE COMPLETED PROJECT. PROVIDE A SEPARATE LINE ITEM DEDUCT AMOUNT ON THE PROPOSAL FORM TO DELETE WARRANTY SERVICE, AT THE OWNER'S OPTION.
- M. PROVIDE OPERATION MANUALS, MAINTENANCE MANUALS AND SCHEMATICS FOR ALL MECHANICAL
- N. COORDINATE ALL WORK WITH THE WORK OF OTHER SECTIONS, EQUIPMENT FURNISHED BY OTHERS, REQUIREMENTS OF THE OWNER, AND WITH THE CONSTRAINTS OF THE EXISTING CONDITIONS OF THE PROJECT SITE.
- 0. ROOF PENETRATIONS SHALL COMPLY WITH "SMACNA" AND "NRCA" STANDARDS, AND WITH THE REQUIREMENTS OF THE EXISTING ROOFING WARRANTY, IF APPLICABLE. DO NOT PERFORM ROOFING PENETRATIONS IN A MANNER WHICH WOULD VOID OR OTHERWISE LIMIT THE EXISTING ROOF WARRANTY.

REGULATIONS

EQUIPMENT INSTALLED.

- A. ENTIRE INSTALLATION INCLUDING MATERIALS, EQUIPMENT AND WORKMANSHIP SHALL CONFORM WITH ALL APPLICABLE MUNICIPAL, COUNTY, STATE, BOCA AND FEDERAL BUILDING CODES, LAWS, AND REGULATIONS INCLUDING RECOMMENDATIONS OF NATIONAL FIRE PROTECTION ASSOCIATION.
- B. IT IS THE INTENT THAT ALL EQUIPMENT AND MATERIALS FURNISHED MEET APPLICABLE ENERGY CODES.
- C. WHERE APPLICABLE, MATERIALS AND EQUIPMENT SHALL BEAR STAMPS OR SEALS OF AMCA, ARI, ASME, IEEE, NFPA, NEMA, UL AND OTHER SIMILAR REGULATING GROUPS.
- D. ALL WORK SHALL BE INSPECTED, TESTED AND APPROVED BY THE PROPER AUTHORITIES. CONTRACTOR SHALL OBTAIN AND PAY FOR ALL PERMITS, CERTIFICATES AND INSPECTION FEES CONTRACTOR SHALL OBTAIN APPROVAL AND DELIVER CERTIFICATES TO THE OWNER.
- E. FIRE RATINGS: ALL MATERIAL USED ANYWHERE IN THE WORK MUST HAVE NFPA RATINGS AS FOLLOWS: FLAME SPREAD – NOT OVER 25, SMOKE DEVELOPED – NOT OVER 50, FUEL CONTRIBUTED – NOT OVER 25. ALL MATERIALS SHALL BE "SELF EXTINGUISHING".

PROTECTION

EFFECTIVELY PROTECT ALL MATERIAL AND EQUIPMENT FROM DUST, DIRT, WEATHER AND DAMAGE UNTIL FINAL ACCEPTANCE. PROVIDE NEW MATERIALS AND EQUIPMENT TO REPLACE SIMILAR DAMAGED ITEMS WITHOUT ADDITIONAL COST TO THE OWNER. AT THE END OF EACH WORK DAY, CONTRACTOR SHALL SECURE AND COVER-UP ANY OPENINGS IN BUILDING STRUCTURE AND ANY OPEN ENDS OF PIPING, DUCTWORK AND EQUIPMENT INSTALLED FOR THE PROJECT AT THAT TIME.

DRAWINGS

DRAWINGS ARE DIAGRAMMATIC AND ARE INTENDED TO SHOW APPROXIMATE AND RELATIVE LOCATIONS OF MATERIALS AND EQUIPMENT. DO NOT SCALE DRAWINGS TO DETERMINE EXACT POSITIONS AND CLEARANCES. ASCERTAIN ALL DIMENSIONS IN THE FIELD, UTILIZING ACTUAL EQUIPMENT DIMENSIONS.

SHOP DRAWINGS

- A. PRIOR TO INSTALLATION, SUBMIT FOR REVIEW MANUFACTURER'S LITERATURE SHOWING COMPLETE PHYSICAL AND PERFORMANCE DATA FOR ALL MATERIALS AND EQUIPMENT. CONTRACTOR SHALL SUBMIT A MINIMUM OF SIX (6) COPIES OF SHOP DRAWING-SUBMITTALS FOR EACH ITEM/EQUIPMENT SPECIFIED. ON THE SUBMITTALS, CLEARLY LIST THE FOLLOWING: THE CONTRACTOR (NAME, ADDRESS, PHONE NUMBER AND FAX NUMBER), THE DATE SUBMITTED AND SUBMISSION NUMBER.
- B. ALL HVAC COMPONENTS, INCLUDING OPTIONAL EQUIPMENT, SHALL BE SUBMITTED FOR APPROVAL. DATA OF A GENERAL NATURE WILL NOT BE ACCEPTED.

MATERIALS, STANDARDS OF QUALITY, SUBSTITUTIONS

- A. MATERIALS AND EQUIPMENT SHALL BE NEW, AND OF STANDARDS SPECIFIED HEREIN. INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS, WHICH SHALL BE CONSIDERED PART OF THESE SPECIFICATIONS.
- B. SYSTEMS HAVE BEEN DESIGNED ON THE BASIS OF MANUFACTURERS NAMES AND FIGURE NUMBERS SPECIFIED AS SOLE SUPPLIER, DEVIATIONS ARE NOT ACCEPTABLE.

OPERATING AND MAINTENANCE INSTRUCTIONS

AFTER ALL TESTS, STARTUP, BALANCING AND ADJUSTMENTS HAVE BEEN COMPLETED, INSTRUCT IN ALL DETAILS OF OPERATION OF ALL EQUIPMENT AND SYSTEMS. CONTRACTOR SHALL SUBMIT TO OWNER, A MINIMUM OF THREE (3) SETS OF INSTALLATION, OPERATION AND MAINTENANCE SUBMITTAL DATA, BOUND IN A THREE RING BINDER AT THE COMPLETION OF THE PROJECT.

START UP SERVICES

- A. THE CONTRACTOR SHALL INCLUDE IN THE SCOPE OF WORK: "STARTUP" SERVICE, FOR ALL HVAC EQUIPMENT AND AUTOMATIC CONTROLS, BY THE APPROVED EQUIPMENT MANUFACTURERS.
- B. THE MANUFACTURER'S ENGINEER SHALL CHECK THE EQUIPMENT FOR PROPER INSTALLATION, AND SHALL RUN THE SYSTEM IN ALL MODES OF OPERATION TO ASCERTAIN THAT THE UNIT WILL FUNCTION PROPERLY AND ACCORDING TO MANUFACTURERS RECOMMENDED PROCEDURES. ALL NECESSARY ADJUSTMENTS SHALL BE MADE TO ENSURE TROUBLE FREE SERVICE.
- C. AFTER COMPLETION OF THE STARTUP PROCEDURE, MANUFACTURER SHALL CERTIFY, IN WRITING, THAT THE EQUIPMENT IS INSTALLED AND OPERATING IN ACCORDANCE WITH THEIR REQUIREMENTS.

DUCTWORK AND AIR HANDLING EQUIPMENT

- N. PROVIDE HANGERS AND SUPPORTS FOR DUCTWORK. EQUIPMENT, HANGERS AND SPACING SHALL BE IN ACCORDANCE WITH THE APPLICABLE SMACNA DUCT CONSTRUCTION STANDARDS DO NOT HANG ONE DUCT FROM ANOTHER OR FROM PIPING OR CONDUIT. DO NOT USE PERFORATED BAND IRON, WIRE OR CHAIN AS HANGERS.
- B. PROVIDE ALL AUXILIARY STRUCTURAL STEEL, NOT A PART OF BUILDING STRUCTURE, REQUIRED FOR SUPPORT OF DUCTWORK AND EQUIPMENT. ALL SUCH STEEL SHALL CONFORM TO ASTM A36 AND SHALL BE DESIGNED IN ACCORDANCE WITH THE AISC HANDBOOK.
- C. PAINT INTERIOR DUCTWORK VISIBLE IN BACK OF DIFFUSERS, BACK OF REGISTERS AND & GRILLES MATTE BLACK.D. LOCATE DUCTS WITH SUFFICIENT SPACE AROUND EQUIPMENT TO ALLOW NORMAL OPERATING AND
- MAINTENANCE ACTIVITIES. E. WHEN TRANSITIONS IN DUCTWORK ARE REQUIRED (RECTANGULAR TO RECTANGULAR OR ROUND TO RECTANGULAR) THEY SHALL BE CONSTRUCTED WITH LONG (MINIMUM OF 24 INCHES IN LENGTH) AND
- SMOOTH TRANSITIONS. F. ALL FANS SHALL HAVE FLEXIBLE NEOPRENE DUCTWORK CONNECTIONS INSTALLED (WITH SLACK IN THE CONNECTION) ON SUPPLY AND INLET OPENINGS.

PART 2 - PRODUCTS

<u>GENERAL</u> HVAC EQUIPMENT SHALL HAVE THE PERFORMANCE, CAPACITY AND CHARACTERISTICS INDICATED ON THESE DRAWINGS.

DUCTWORK AND ACCESSORIES

- A. SHEETMETAL DUCTWORK: PROVIDE SHEETMETAL DUCTWORK FABRICATED AND INSTALLED IN ACCORDANCE WITH ASHRAE AND SMACNA STANDARDS, FOR 1" W.G. PRESSURE CLASS, SEAL CLASS "A". SHEETMETAL SHALL BE GALVANIZED SHEET STEEL OF LOCK FORMING QUALITY, WITH G90 ZINC COATING. SHEET STEEL SHALL COMPLY WITH ASTM A653 STANDARD SPECIFICATION FOR STEEL SHEETMETAL, ZINC COATED (GALVANIZED) OR ZINC-IRON ALLOY-COATED (GALVANNEALED) BY THE HOT DIP PROCESS, AND A924 STANDARD SPECIFICATION FOR GENERAL REQUIREMENTS FOR SHEET, METALLIC-COATED BY THE HOT DIP PROCESS. ALL ANGLE IRON USED FOR SUPPORT SHALL BE GALVANIZED. CONNECTIONS TO WALLS OR FLOOR SHALL BE AIR TIGHT WITH ANGLE IRON AND CAULKING. SEAL ALL DUCT SEAMS, TRANSVERSE AND LONGITUDINAL, AIR TIGHT. PROVIDE TURNING VANES AT ALL 90° ELBOWS.
- B. SEALANT SHALL BE USED ON ALL JOINTS TO INSURE AIRTIGHT CONSTRUCTION, LESS THAN 5% LEAKAGE. ALL SUPPLY AND OUTDOOR AIR DUCTS SHALL BE EXTERNALLY INSULATED.
- C. DUCTWORK SIZES NOT SHOWN SHALL BE SIZED BY THE CONTRACTOR FOR THE RATED AIR FLOW SHOWN AT A PRESSURE DROP OF 0.08 INCHES WG PER 100 FEET. MINIMUM DUCT SIZE SHALL BE 8" X 4".
- D. FLEXIBLE DUCT: PROVIDE FACTORY ASSEMBLED CLASS 1 AIR DUCT (UL 181) WITH 1" THICK 1 PCF FIBERGLASS INSULATION AND REINFORCED OUTER PROTECTIVE COVER/VAPOR BARRIER. FLEXIBLE DUCT SHALL MEET NFPA 90A WITH FLAME SPREAD UNDER 25, SMOKE DEVELOPED UNDER 50, AND SHALL BE RATED FOR MINIMUM 2" W.G. PRESSURE AND 0 TO 250'F TEMPERATURE. PROVIDE SCREW-OPERATED METAL ADJUSTABLE CLAMPING DEVICES. USE TWIST-LOCK TAP COLLARS AT CONNECTIONS INTO SHEET METAL DUCTWORK. MAXIMUM EXTENDED LENGTH OF FLEXIBLE DUCT SHALL NOT EXCEED 8 FEET UNLESS ALLOWED BY CODE.
- E. DUCT SEALANT: PROVIDE POLYMERIC RUBBER TYPE SEALANT FOR USE ON BOTH INTERIOR LOCATED DUCTWORK AND DUCTWORK EXPOSED TO OUTDOOR CONDITIONS. SEALER SHALL HAVE HIGH BONDING STRENGTH FOR SURE, FIRST TIME SEALING OF JOINTS IN LOW, MEDIUM, AND HIGH PRESSURE DUCT SYSTEMS. SEALER SHALL BE HIGH IN SOLID CONTENT. PROVIDE A TWO PART TAPE SEALING SYSTEM, CONSISTING OF WOVEN FIBER TAPE IMPREGNATED WITH A GYPSUM MINERAL COMPOUND, AND A MODIFIED ACRYLIC/SILICONE ACTIVATOR THAT REACTS EXOTHERMICALLY WITH THE TAPE. TWO PART TAPE SEALING SYSTEM MUST BE RATED FOR BOTH INDOOR AND OUTDOOR APPLICATION. TAPE SHALL NOT CONTAIN ASSESTOS.
- F. HANG DUCTS FROM BUILDING STRUCTURE WITH GALVANIZED STEEL HANGER MATERIALS AND METHODS COMPLYING WITH SMACNA. DUCT SUPPORTS SHALL NOT BE FASTENED TO ROOF (OR ROOF DECKING), BUT MAY BE FASTENED TO THE STRUCTURAL MEMBERS WHICH SUPPORT THE ROOF. ALL DUCTWORK SUPPORTS LOCATED WITHIN STUDIO AREA TO UTILIZE HVAC DUCT ISOLATION PRODUCT: DUCTMATE ISOLATION HANGER.
- G. FABRICATE BRANCHES AND FITTINGS TO COMPLY WITH GOOD PRACTICE AND PER SMACNA STANDARDS.
- H. PROVIDE FIBERGLASS REINFORCED NEOPRENE FLEXIBLE CONNECTIONS BETWEEN FANS AND/OR HVAC EQUIPMENT AND DUCTS TO PREVENT TRANSMISSION OF VIBRATIONS THROUGH THE DUCTWORK.
- I. PROVIDE STANDARD VOLUME DAMPERS: MULTIPLE (ABOVE 12" DUCT HT.)- OR SINGLE- BLADE (FOR DUCTS LESS THAN 12" IN HEIGHT), OPPOSED-BLADE DESIGN FOR MULTIPLE BLADES, STANDARD LEAKAGE RATING, WITH LINKAGE OUTSIDE AIRSTREAM, AND SUITABLE FOR HORIZONTAL OR VERTICAL APPLICATIONS. MATERIAL: GALVANIZED STEEL.

RECTANGULAR VOLUME DAMPERS: PROVIDE MINIMUM 16 GAUGE GALVANIZED STEEL CHANNEL FRAME, 16 GAUGE GALVANIZED STEEL BLADES, MINIMUM ½" HEXAGONAL AXLE, BOLDED SYNTHETIC BEARINGS, WITH 3/8" SQUARE PLATED STEEL CONTROL SHAFT. LINKAGES SHALL BE CONCEALED IN THE FRAME. OPERATING SHAFT SHALL EXTEND BEYOND FRAME AND DUCT TO A LOCKING QUADRANT WITH ADJUSTABLE LEVER. MAXIMUM BLADE WIDTH SHALL NOT EXCEED 6".

- J. FABRICATE TURNING VANES TO COMPLY WITH SMACNA'S "HVAC DUCT CONSTRUCTION
- STANDARDS--METAL AND FLEXIBLE." K. INSTALL DUCT ACCESS PANELS DOWNSTREAM FROM VOLUME DAMPERS, TURNING VANES, AND
- EQUIPMENT. . L. USE 90 DEGREE METAL ELBOW OR 12" LONG STRAIGHT METAL DUCT SPOOL PIECE AT DIFFUSER INLET FOR CONNECTION TO FLEXIBLE DUCT.
- M. DUCT INSULATION: (ROUND SUPPLY AND RETURN DUCTWORK ABOVE CEILING) PROVIDE MINIMUM 1–1/2" THICK BLANKET TYPE FIBERGLASS INSULATION COMPLYING WITH ASTM C–553, TYPE II, WITH FACTORY APPLIED KRAFT BONDED TO ALUMINUM FOIL, REINFORCED WITH FIBERGLASS VAPOR BARRIER/JACKET. JACKET SHALL CONFORM TO ASTM C–1136, TYPE II.

RECTANGULAR DUCTWORK ABOVE CEILING: BOARD INSULATION 3 LB./SQ.FT. GLASS FIBER BONDED WITH A THERMOSETTING RESIN (MIN. R–5/IN.), ASTM C1136 TYPE II FOIL REIFORCED KRAFT (FRK) LOW PERMENCE VAPOR RETARDER FACING, 1" THICK FOR SUPPLY AND RETURN, 2" THICK FOR OUTSIDE AIR DUCTWORK.

- N. SOUND LINING SHALL BE CONTINUOUS GLASS FIBER FIRMLY BONDED INTO A RESILIENT BLANKET. LINING SHALL BE COATED ON ONE SIDE. LINING SHALL BE 1 INCH THICK, 3 POUND PER CUBIC FOOT DENSITY. FIRE HAZARD CLASSIFICATION SHALL NOT EXCEED 25 FOR FLAME SPREAD AND 50 FOR SMOKE DEVELOPED. SOUND LINING SHALL BE CERTAINTEED ULTRALITE OR APPROVED EQUAL. LINING SHALL BE INSTALLED ON SUPPLY AND RETURN DUCT WORK EXPOSED OUTSIDE THE BUILDING. IN STUDIO AREA ALL DUCTS, INCLUDING FLEX DUCT, REQUIRE THE INSTALLATION OF DUCT LINER FOR A MIN. 8'-0" FROM CONNECTION POINT AT REGISTER. APPROVED PRODUCTS ARE: MANUFACTURER: CERTAINTEED TOUGHGARD R DUCT LINER or OWENS CORNING QUIETR ROTARY DUCT LINER.
- 0. ROUND VOLUME DAMPERS: PROVIDE MINIMUM 20 GAUGE GALVANIZED STEEL FRAME AND BLADES, MINIMUM 3/8" SQUARE STEEL AXLE, MOLDED SYNTHETIC BEARINGS, WITH LOCKING POSITION REGULATOR. REGULATOR SHALL BE POSITIONED WITH SHEET METAL BRACKET BEYOND DUCT COVERING. WHERE POSITIONING REGULATOR IS NOT ACCESSIBLE, PROVIDE COUPLING AND EXTENSION ROD WITH REGULATOR FOR CEILING OR WALL INSTALLATION, AS REQUIRED.
- P. FLEXIBLE CONNECTORS SHALL BE FACTORY ASSEMBLED, CONSISTING OF A 6" INSULATED FABRIC ATTACHED TO TWO STAINLESS STEEL CONNECTORS BY DOUBLE LOCK SEAMS EQUAL TO "INSULFLEX"
- Q. FLARED CONNECTIONS, FOR BRANCH DUCT TAKE OFFS, SHALL BE CONICAL BELLMOUTH FITTINGS WITH DAMPER AS MANUFACTURED BY BUCKLEY "AIR TITE" TYPE, FLEXMASTER, OR APPROVED EQUAL.
- R. ACCESS DOORS SHALL BE 1" INSULATED DOUBLE PANEL, HINGED AND CAM LATCHED MANUFACTURED BY AIR LOUVER & DAMPER, INC. FIRE/SEAL OR APPROVED EQUAL. IMPROVISED SHOP OR FIELD FABRICATED ACCESS DOORS WILL NOT BE PERMITTED.
- S. DUCT DIMENSIONS: UNLESS OTHERWISE NOTED, DUCT DIMENSIONS ON THE DRAWINGS ARE INSIDE CLEAR DIMENSIONS.
- T. WHERE EXPOSED SINGLE WALL. SHELL PER ZEN INDUSTRIES INC. CLEVELAND, OH PH# 877-600-0274, WWW.ZENINDUSTRIES.COM OR ANY EQUIVALENT .

DIFFUSERS, REGISTERS & GRILLES

- A. CEILING DIFFUSERS SHALL BE AS SCHEDULED. SEE DRAWINGS FOR SIZE, CAPACITY AND DIRECTIONAL THROW.
- B. DIFFUSERS IN LAY-IN T-BAR CEILING SHALL INCLUDE STEEL PAN WITH APPLIED ACRYLIC FINISH TO MATCH ADJACENT CLG. TILES. PROVIDE OPTIONAL OPPOSED BLADE DAMPER.
- C. WHERE METAL PAN DOES NOT FIT IN T-BAR PATTERN, PROVIDE APPROPRIATE FRAME FOR ACOUSTICAL TILE AND ANTI-SMUDGE BORDER.
- D. RETURN REGISTERS SHALL BE AS SCHEDULED. SIZE AS INDICTED ON DRAWINGS. PROVIDE OPTIONAL VOLUME DAMPER AND STEEL PAN WITH AN APPLIED ACRYLIC FINISH, FOR LAY-IN CEILING APPLICATIONS OR PROVIDE SIDEWALL, SURFACE MOUNTED FRAME FOR INDICATED SIDEWALL INSTALLATIONS. GRILLES SHALL BE REGISTERS WITHOUT VOLUME DAMPERS.
- E. ALL DIFFUSERS, REGISTERS AND GRILLES SHALL HAVE AN APPLIED FINISH. MANUFACTURER'S REPRESENTATIVE SHALL REVIEW SELECTIONS AND NOTE ANY CHANGES ON THE SHOP DRAWING SUBMITTAL.
- F. SUBMIT SHOP DRAWINGS, AS SPECIFIED IN PART 1.

ELECTRICAL WIRING

ALL WIRING IN CONNECTION WITH THE TEMPERATURE CONTROL SYSTEM SHALL BE FURNISHED UNDER THIS CONTRACT.

ALL WIRING SHALL CONFORM TO NEC AND LOCAL ELECTRICAL CODES, AND SHALL BE RUN CONCEALED WHERE EVER POSSIBLE.

TEMPERATURE CONTROLS

INSTRUMENTATION

- A. PROVIDE TRANE AUTOMATIC CONTROL SYSTEM, INCLUDING WALL MOUNTED PROGRAMMABLE TEMPERATURE CONTROLLER, REMOTE SENSORS, ACTUATORS, DAMPERS, WIRING, PROGRAMMING ETC. CONTROLLER SHALL BE CAPABLE OF CONTROLING BOTH HEATING AND COOLING. CONTROLLER SHALL INCLUDE DIGITAL DISPLAY. AT A MINIMUM CONTROLLER SHALL BE CAPABLE OF DISPLAYING HEATING SET POINT, COOLING SET POINT AND CURRENT TEMPERATURE SENSED BY CEILING MOUNTED TEMPERATURE SENSOR. THE PROGRAMMABLE CONTROLLER SHALL HAVE THREE OPERTIONAL POINTS AT A MINIMUM. THESE THREE OPERATIONAL POINTS ARE HEATING, COOLING, AUTOMATIC.
- B. PROVIDE ALL CONTROL WIRING REQUIRED FOR OPERATION OF HVAC SYSTEM.
- C. PROVIDE LOW AMBIENT CONTROL OPTION W/ AUTOMATIC RESTART
 D. PROVIDE FACTORY WIRED CO2 SENSOR WIRING AND FIELD INSTALLED CO2 SENSOR PER HVAC UNIT SPECIFICATION.

SEQUENCE OF OPERATION

- A. <u>OCCUPIED MODE</u>: THE RTU/AHU SUPPLY FAN IS RUNNING CONTINUOUSLY AND THE OUTSIDE AIR DAMPER IS OPEN TO A MIN. OUTSIDE AIR POSITION, UNLESS OVERRIDDEN BY ECONOMIZER. WHEN THE ROOM AIR TEMPERATURE SENSED BY THE TEMPERATURE SENSOR RAISES/DROPS 2 DEG. F ABOVE/BELOW THE CONTROLLER SET POINT, IT ACTIVATES THE COMPRESSOR OR FURNACE IN STAGES, AS REQUIRED.
- B. <u>UNOCCUPIED MODE</u>: THE RTU/AHU SUPPLY FAN IS DE-ENERGIZED AND OUTSIDE AIR DAMPER IS FULLY CLOSED. THE TEMPERATURE CONTROLLER IS IN A NIGHT SETBACK MODE: 85 DEG. F FOR COOLING AND 65 DEG. F FOR HEATING. WHEN THE CONTROLLER CALLS FOR COOLING/HEATING, IT ENERGIZES THE RTU SUPPLY FAN AND STARTS THE COMPRESSOR(S) OR FURNACE IN STAGES, AS REQUIRED. THE OUTSIDE AIR DAMPER REMAINS FULLY CLOSED, UNLESS OVERRIDDEN BY ECONOMIZER.

PART 3 - EXECUTION

CLEANING OF PIPING, EQUIPMENT AND DUCTWORK

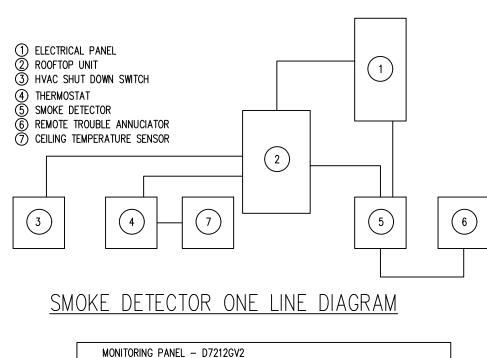
- A. THOROUGHLY CLEAN ALL PIPING, DUCTWORK AND EQUIPMENT OF FOREIGN MATTER.
- B. REPLACE ALL FILTERS IN AIR HANDLING EQUIPMENT THAT HAS BEEN OPERATED, FOR ANY REASON, DURING CONSTRUCTION.
- TESTING, ADJUSTING AND BALANCING
- A. UPON COMPLETION OF THE MECHANICAL INSTALLATION WORK, MAKE READY THE HVAC SYSTEMS FOR START-UP. (INCLUDING: REFRIGERANT CHARGE FOR SYSTEM-IF REQ'D). STARTUP UNIT AND SYSTEM AND TEST AND ADJUST FOR PROPER OPERATION. BALANCE THE AIR SYSTEM(S) TO THE AIR FLOWS INDICATED ON THE DOCUMENTS. WHEN NEW UNIT IS OPERATING ACCORDING TO MANUFACTURER'S PARAMETERS, THEN TRAIN OWNER'S PERSONNEL ON THE USE OF THE HVAC SYSTEMS AND EQUIPMENT.
- B. ADJUST EACH NEW HVAC SYSTEM INSTALLED FOR PROPER OPERATION, COMPLYING WITH THE MANUFACTURER'S INSTRUCTIONS.
- C. PROVIDE MEASUREMENT TESTING, ADJUSTING AND BALANCING OF AIR DISTRIBUTION SYSTEMS AND ASSOCIATED EQUIPMENT AND APPARATUS OF HVAC SYSTEMS. RECORD DATA, PREPARE AND SUBMIT CERTIFIED THIRD-PARTY REPORTS.
- D. THE BALANCING CONTRACTOR, AND FIELD PERSONNEL SHALL BE CERTIFIED TECHNICIAN(S), CERTIFIED BY EITHER NATIONAL ENVIRONMENTAL BALANCING BUREAU (NEBB) OR ASSOCIATED AIR BALANCE COUNCIL (AABC).
- E. ALL BALANCING SHALL COMPLY WITH THE APPROPRIATE SECTIONS OF NEBB'S PROCEDURAL STANDARDS FOR TESTING, ADJUSTING, BALANCING OF ENVIRONMENTAL SYSTEMS, 5TH EDITION 1991 AND SO INDICATED BY SUBMITTING NEBB CERTIFICATE OF CONFORMANCE CERTIFICATION WITH BALANCING REPORT.

OPERATING AND MAINTENANCE MANUALS

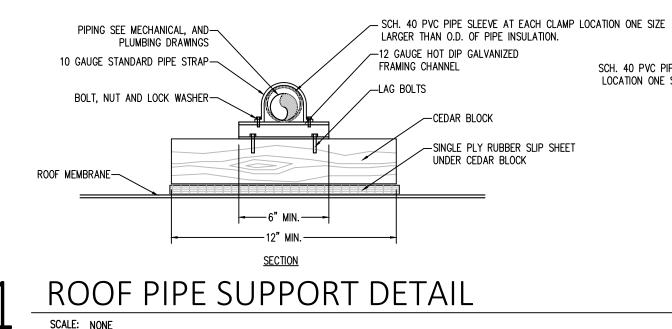
- A. AT THE COMPLETION OF THE PROJECT, DELIVER TO THE OWNER, THREE (3) COMPLETE SETS OF INSTRUCTION MANUALS, FOR EACH PIECE OF EQUIPMENT, CONTROLS, VALVES AND ALL SPECIALTY ITEMS.
- B. EACH INSTRUCTION MANUAL SHALL CONSIST OF DATA SUPPLIED BY THE MANUFACTURER GIVING COMPLETE INFORMATION SUCH AS OPERATING INSTRUCTIONS, MAINTENANCE INSTRUCTIONS AND DETAILED PARTS LISTS.

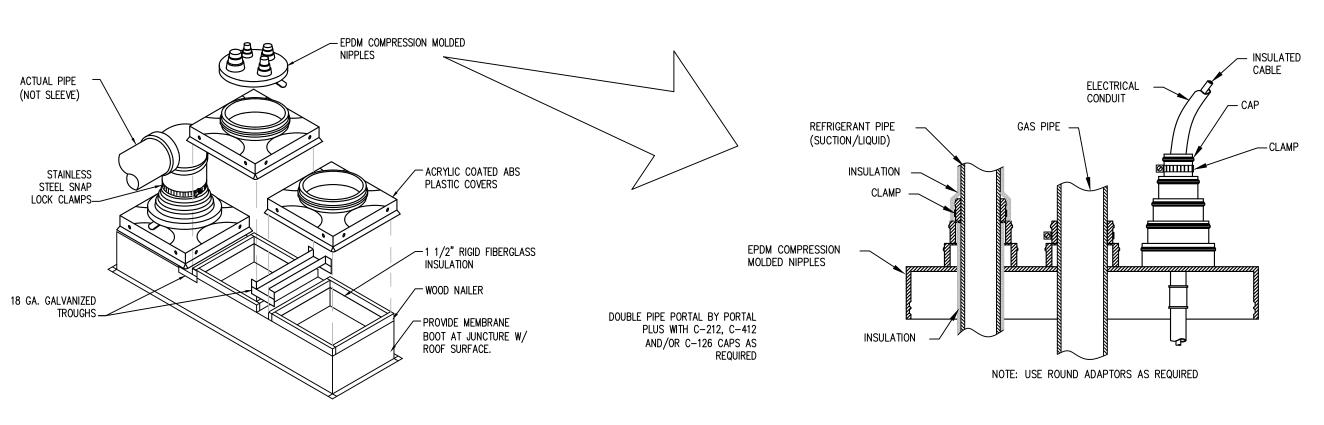
SMOKE DETECTION DEVICES

- A. INSTALL 24V TRANSFORMER AT ELEC. PANELS IF REQ'D BY MFG. (SUPPLIED AND INSTALLED BY M.C.)
- B. INSTALL IONIZATION TYPE SMOKE DETECTOR IN RETURN AND SUPPLY AIR DUCTS AS
- SHOWN ON DWG'S
- C. INSTALL MONITORING PANEL AS SHOWN ON DWG'S



- REMOTE TEST PLATE D305
- 24VAC TRANSFORMER D1640
- ALL EQUIPMENT TO BE AS MANUFACTURED BY BOSCH OR APPROVED EQUAL.
- LISTED ABOVE REFERENCE BOSCH EQUIPMENT. BOSCH (800)289–0096







ATION ONE SIZE SCH. 40 PVC PIPE SLEEVE AT EACH CLAMP LOCATION ONE SIZE LARGER THAN 0.D. OF PIPE INSULATION. ROOF MEMBRANE SIDE ELEVATION SIDE ELEVATION

NOTE: GC TO PROVIDE/INSTALL PIPE PORTALS.



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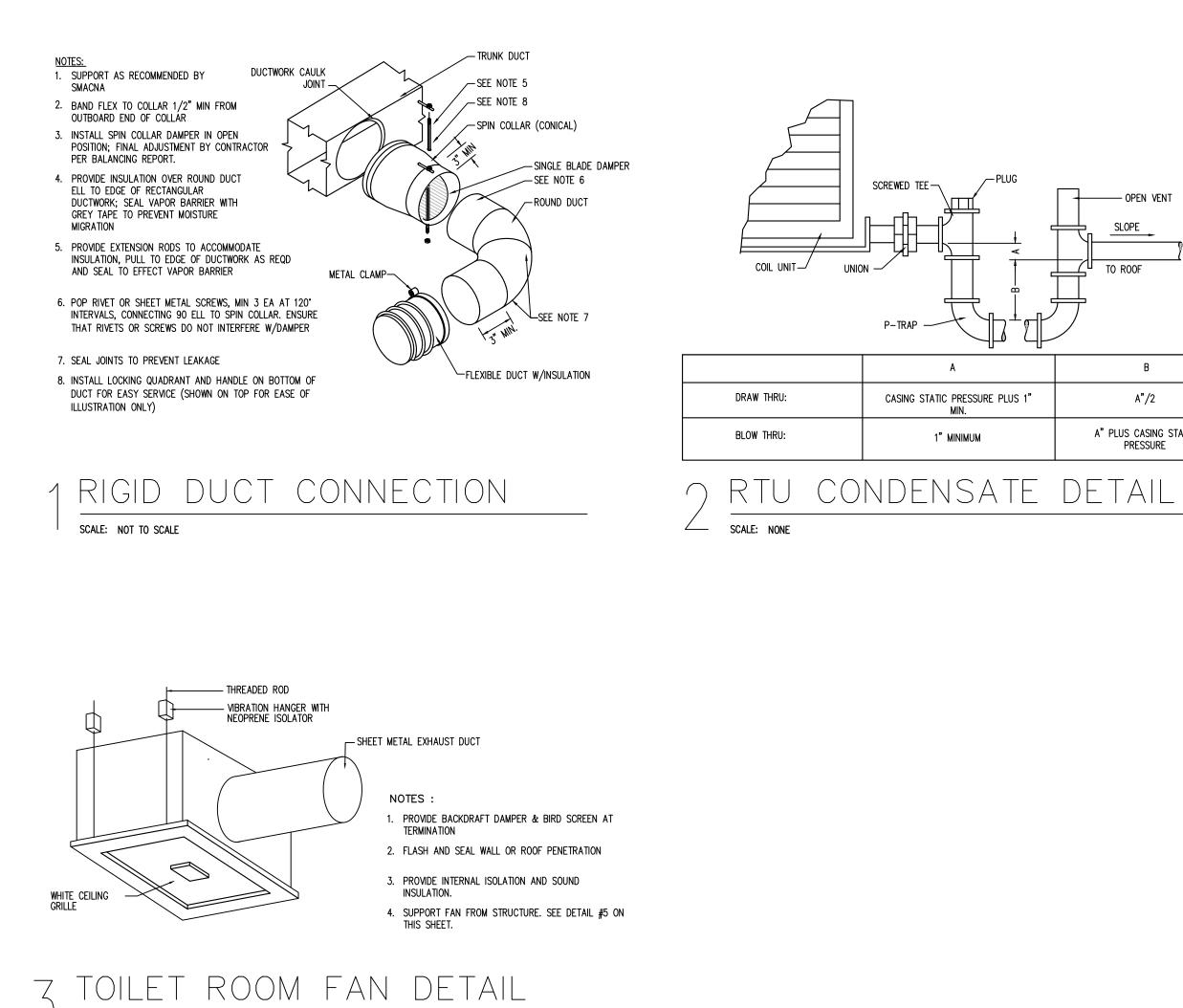


MECHANICAL NOTES

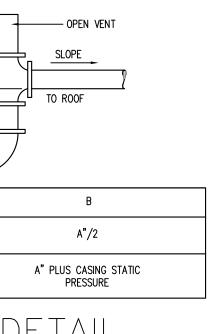
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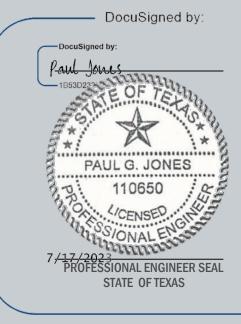


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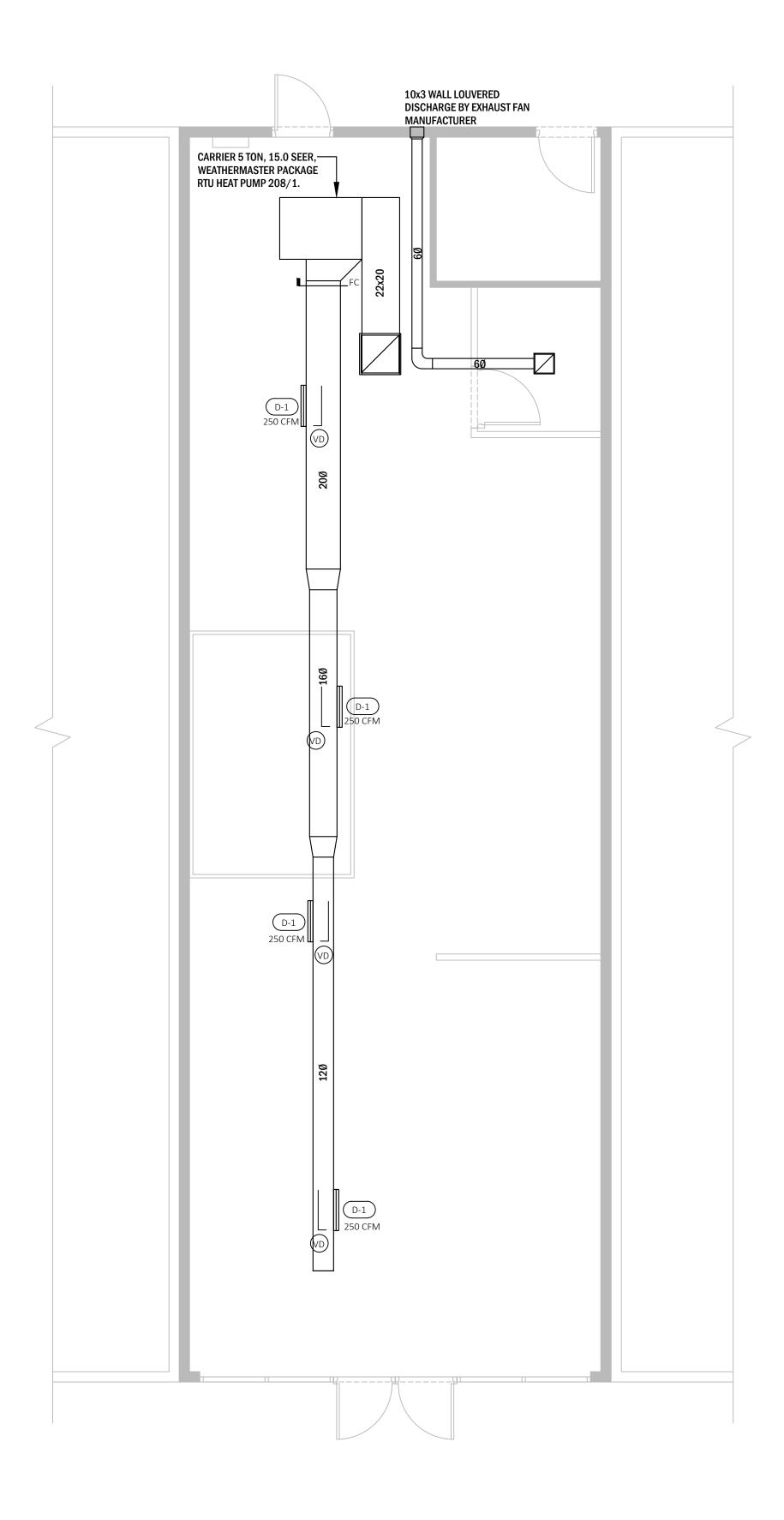


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GENERAL NOTES ALL DUCTWORK DIMENSIONS ARE INSIDE CLEAR DIMENSIONS.
 FOR LOCATION OF DIFFUSERS AND RETURN GRILLES SEE ARCHITECTURAL REFLECTED CEILING PLAN.
 COORDINATE DUCT INSTALLATION WITH ARCHITECTURAL CEILING HEIGHTS

			CODE REQUIRE	MENTS					
ROOM NAME	CATEGORY	NET FLOOR AREA SQ. FT.	NUMBER OF OCCUPANTS OR W.C.	REQUIRED VENTILATION (CFM)	ACTUAL SUPPLY CFM	EXHAUST CFM	EXHAUST FAN NUMBER	SUPPLY UNIT NUMBER	REMARKS
RECEPTION	ASSEMBLY	294	40	314	314			RTU-1	
RETAIL/SALES	RETAIL	1080	18	1,152	1152	-		RTU-2	
OFFICE 1	OFFICE	132	1	141	80	-		RTU-2	
OFFICE 2	OFFICE	120	1	8	72	_		RTU-2	
OFFICE 3	OFFICE	120	1	8	72	_		RTU-2	
OFFICE 4	OFFICE	132	1	141	80	-		RTU-2	
SECURITY	OFFICE	120	1	8	72	-		RTU-2	
BIG HALL	STORAGE	1019	4	14	612	-		RTU-2	
VAULT	STORAGE	180	1	14	108	-		RTU-2	
BREAK ROOM	OFFICE	195	2	8	117	-		RTU-2	
CONSULTATION ROOM	OFFICE	121	2	8	73	_		RTU-2	
GRINDING ROOM	OFFICE	110	1	8	66	-		RTU-2	
INVENTORY/STORAGE	STORAGE	304	2	14	183	-		RTU-2	
MEDITATION ROOM	OFFICE	208	1	8	125	-		RTU-2	
DISPLAY ROOM	RETAIL	169	1	8	102	_		RTU-2	
DELIVERY ROOM	STORAGE	72	1	14	44	-		RTU-2	
EX. LAV. 1	TOILET ROOM	55	1 W.C.	50 EXH.	12	75	EF-1	RTU-1	
EX. LAV. 2	TOILET ROOM	55	1 W.C.	50 EXH.	12	75	EF-2	RTU-1	

D					
ORK		RETURN GRILLE (G)	**	EQUIPMENT ID TAG	
Y DUCTWORK TURNING DOWN	\square	SUPPLY DIFFUSER (D)		DOOR UNDERCUT	
N DUCTWORK TURNING DOWN		DUCT ELBOW W/ TURNING VANES	FL.	FLEX DUCT	
e damper	Ţ	VANLS		EXHAUST FAN	
	s D	DUCT SMOKE DETECTOR			
DUCT TAP OFF MAIN DLUME DAMPER	(TS)	TEMPERATURE SENSOR (DUCT MOUNTED)	C02	CARBON DIOXIDE ALARM (eSENSE FAI)	

AIR BALANCE SCHEDULE

UNIT	SA	RA	OA	EA	
RTU-1	3700	3100	600	-	
RTU-2	3700	3100	600	-	
EF-1	-	-	-	4602	
EF-2	-	-	-	75	
EF-3	-	-	-	75	
MUA-1	3690	-	3690	-	
TOTAL	11090	6200	4890	4752	
TOTAL PRES	SURIZATION	= 138 CFM			
RA- RETURI SA- SUPPL		0A- OUTSIDE EA- EXHAUST			

ACHITECTURE I ENGINEERING I URBAN PLANNING I CONSTRUCTION I DEVELOPMENT

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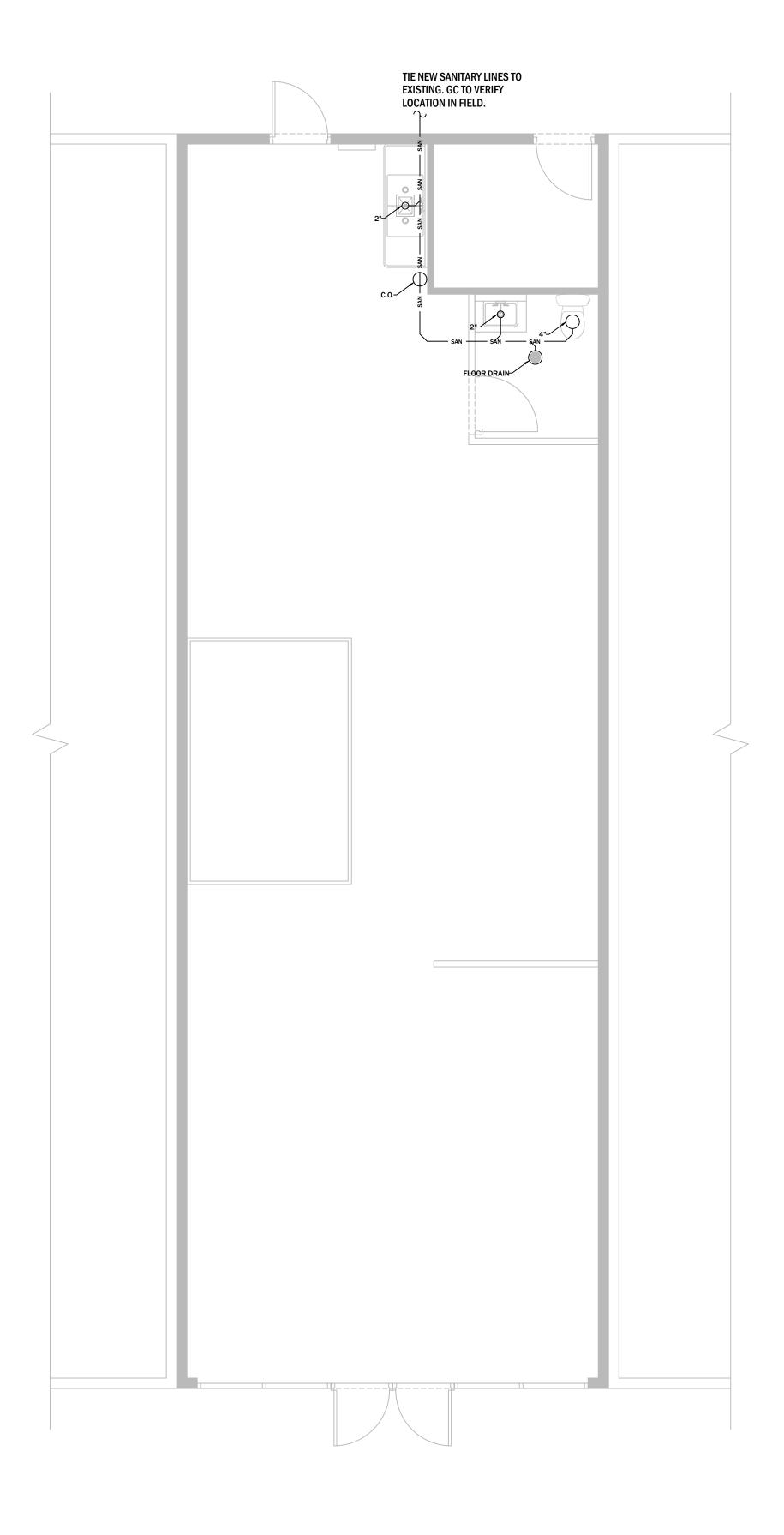


MECHANICAL PLAN & SCHEDULES

AS NOTED SCALE:



JM JM





JM JM

SANITARY PLAN

DocuSigned by:

PAUL G. JONES 110650

7/17/2023 PROFESSIONAL ENGINEER SEAL STATE OF TEXAS



SCALE: AS NOTED



FLORIST SHOP

DATE: 07/10/2023 PROJECT NO.: 23-0027

DATE

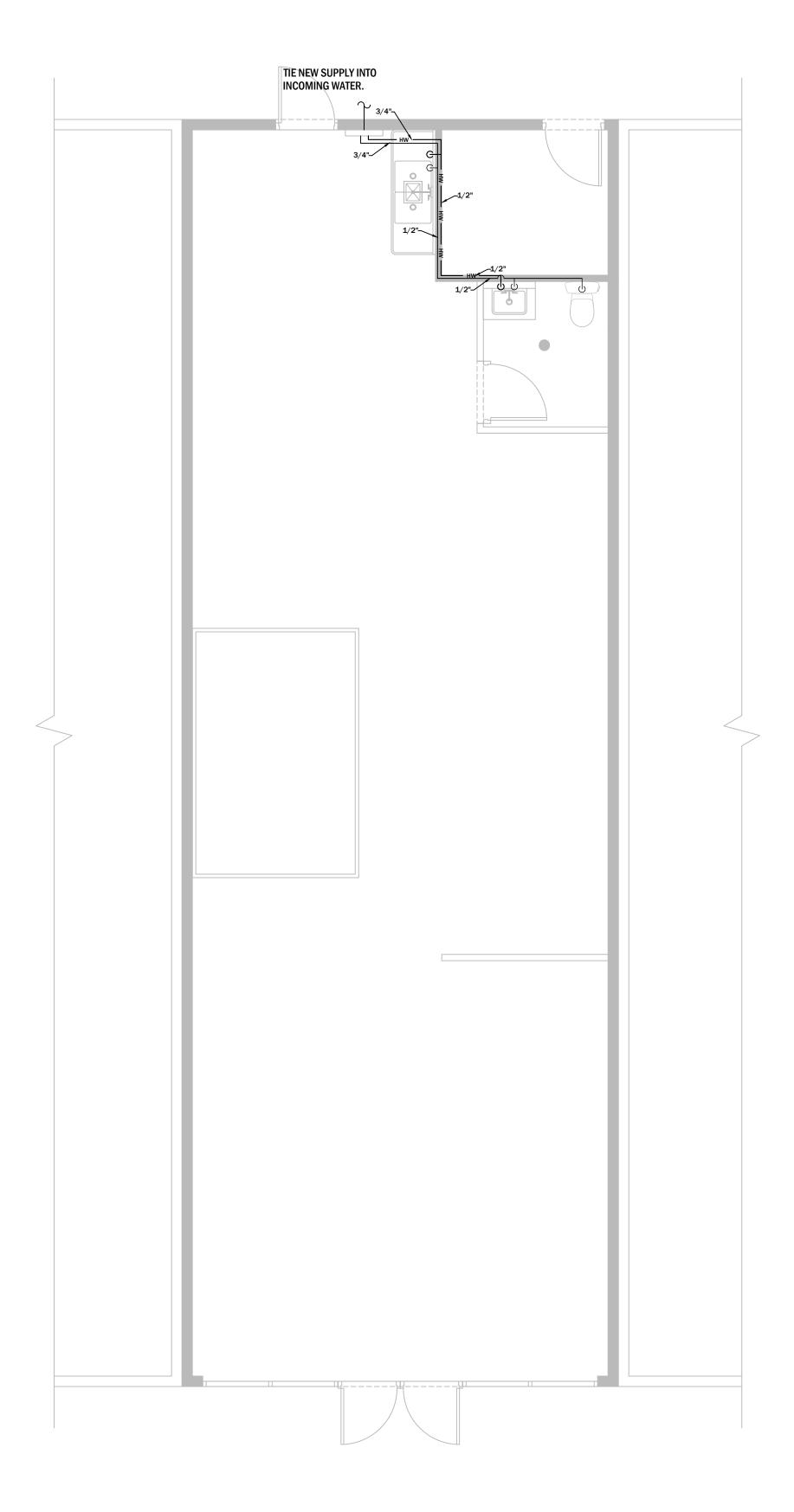
25691 SMOTHERMAN ROAD, FRISCO, TX 75033

REVISION

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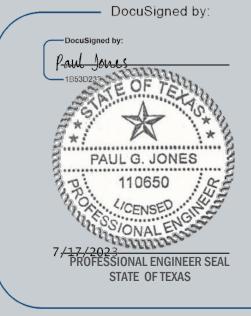


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SCALE: AS NOTED

SUPPLY PLAN



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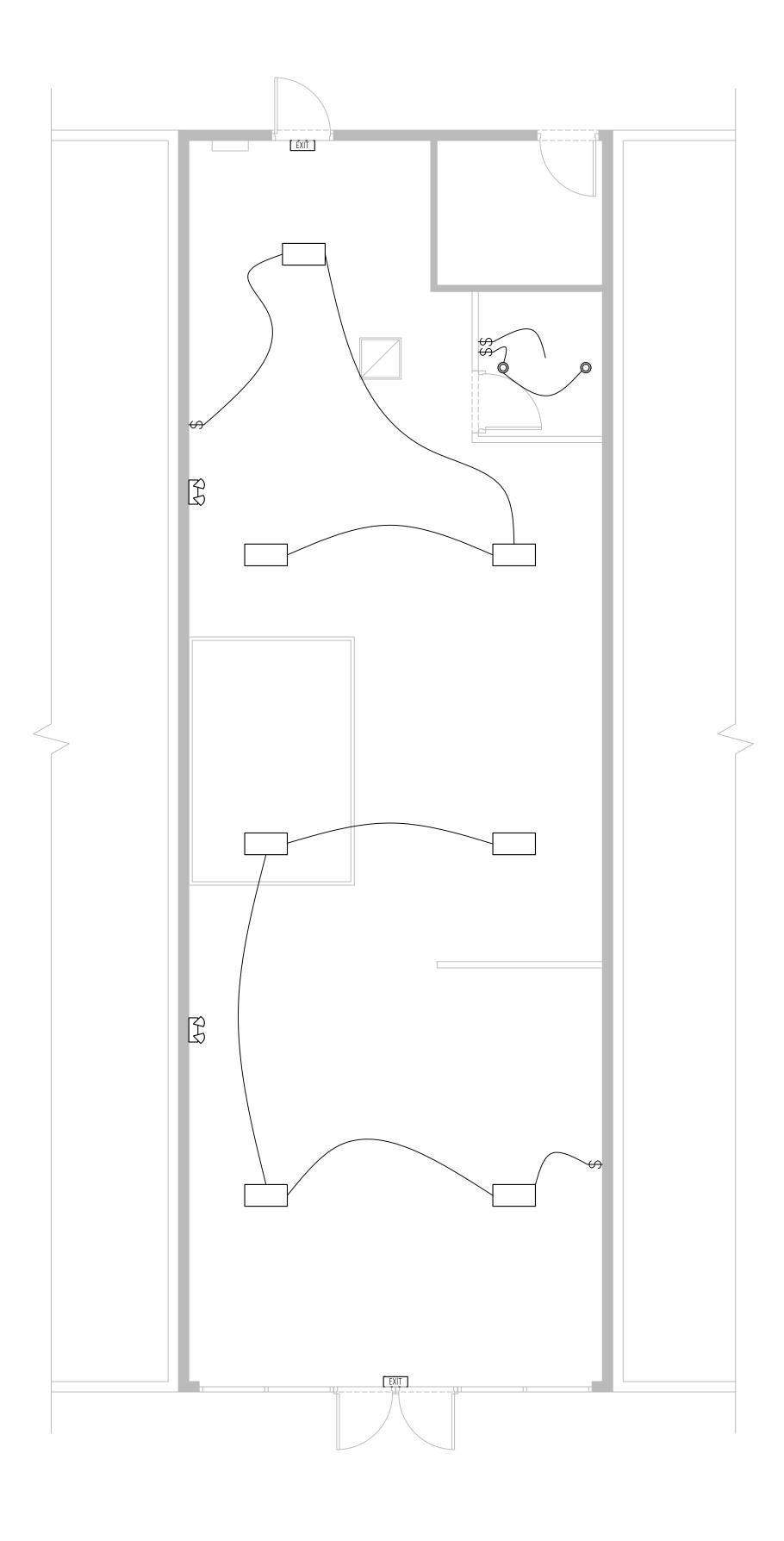
PLAN FOR FLORIST SHOP 25691 SMOTHERMAN ROAD, FRISCO, TX 75033 DATE: 07/10/2023 PROJECT NO.: 07/10/2023 23-0027 REVISION DATE

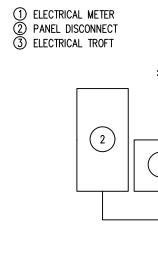
TENANT FIT-OUT PLAN FOR FLORIST SHOP

2023.07.10

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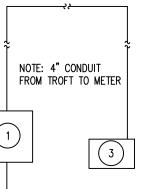




LIGHTING PLAN

 SCALE:
 1/4" = 1'-0"



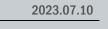


<u>ELECTRICAL RISER</u>

LIGHTI	NG LEGEND
SYMBOL	DESCRIPTION
0	6" LED DOWNLIGHT FIXTURE
0	LIGHT/ EMERGENCY
	1' X 2' LED LIGHT FIXTURE
	2' X 4' LED LIGHT FIXTURE W/ EMERGENCY BACKUP
	2' X 2' LED LIGHT FIXTURE
	2' X 2' LED LIGHT FIXTURE
	LINEAR LED PENDANT LIGHT FIXTURE
<u>ab ab ab</u>	TRACK LIGHTING
\Box	SECURITY CAMERA
	EXTERIOR WALL MOUNTED LIGHT FIXTURE
	LED WALL PACK FIXTURE
	EMERGENCY LIGHT FIXTURES (SEE LIGHT FIXTURE SCHEDULE)
L	JUNCTION BOX
EF	EXHAUST FAN (COORDINATE WITH MECHANICAL)
\$	SWITCHES: SINGLE POLE
\$3	SWITCHES: THREE-WAY
SD	INTERCONNECTED SMOKE DETECTOR
00	CARBON MONOXIDE DETECTOR
os	OCCUPANCY SENSOR CEILING MOUNTED, 120-277 VOLT MOUNT 48" A.F.F. UNLESS OTHERWISE NOTED
63	OCCUPANCY SENSOR CEILING MOUNTED, 120-277 VOLT



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TENANT FIT-OUT

PLAN FOR

FLORIST SHOP

DATE: 07/10/2023 PROJECT NO.: 23-0027

DATE

25691 SMOTHERMAN ROAD, FRISCO, TX 75033

GENERAL NOTES

- 1. SEE POWER PLAN FOR DISTRIBUTION EQUIPMENT CONFIGURATION.
- ALL EMERGENCY LIGHTING SHALL BE WIRED TO THE UNSWITCHED LEG OF ITS DESIGNATED CIRCUIT.
- CONTRACTOR SHALL ADJUST EMERGENCY LIGHTING TO PROVIDE 1 FC. ALONG ALL PATHS OF EGRESS.
- PROVIDE EMERGENCY BATTERY BACKUP IN HALF SHADE FIXTURE

NOTES:

REVISION

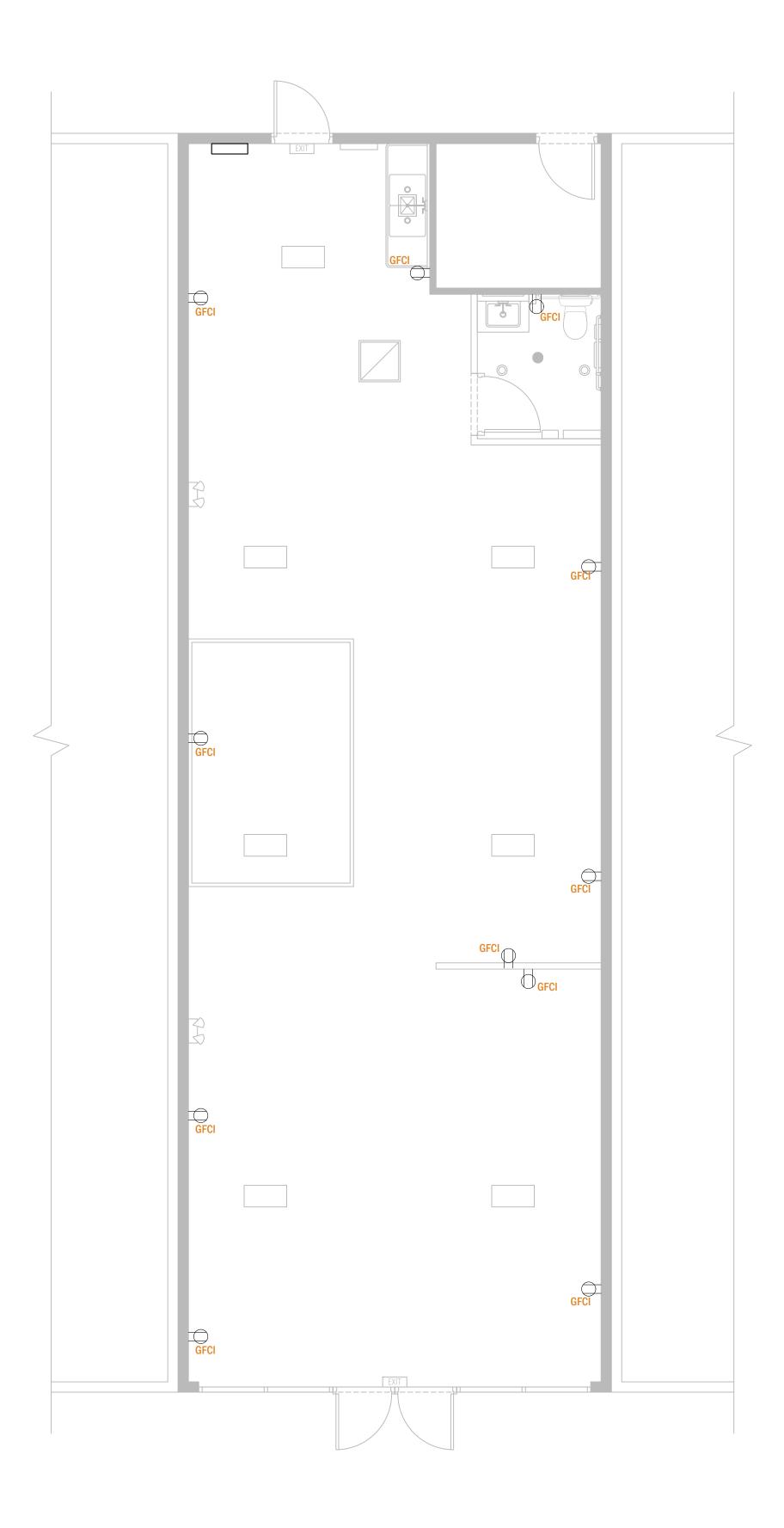
PROJECT:



LIGHTING PLAN

SCALE: AS NOTED







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VER LEGEND

	DESCRIPTION
	WALL OUTLET BOX AND 20 AMP DUPLEX RECEPTACLE MOUNT 1'-6" A.F.F. UNLESS OTHERWISE NOTED
	GROUND FAULT CIRCUIT INTERRUPTER PERSONAL PROTECTION MOUNT 1'-6" A.F.F. UNLESS OTHERWISE NOTED
	ISOLATED GROUND (RECEPTACLES INCLUDE SEPARATE GREEN GROUND CONDUCTOR TO ISOLATED GROUND BUS IN PANEL)
	TWO GANG WALL OUTLET BOX AND TWO 20 AMP DUPLEX RECEPTACLES MOUNT 1'-6" A.F.F. UNLESS OTHERWISE NOTED
	WALL OUTLET BOX AND 20 AMP SINGLE RECEPTACLE MOUNT 1'-6" A.F.F. UNLESS OTHERWISE NOTED
	WALL OUTLET BOX AND SPECIAL PURPOSE RECEPTACLE MOUNT 1'-6" A.F.F. UNLESS OTHERWISE NOTED
	FLUSH FLOOR BOX WITH FIRE/SMOKE RATED PENETRATION, COVER, AND 20 AMP RECEPTACLE(S)/ DATA OUTLET(S) CONFIGURATION As indicated. Provide Minimum 3/4" conduit(2) to nearest wall and up to accesible finished ceiling U.ON.
	CEILING OUTLET BOX AND 20 AMP RECEPTACLE CONFIGURATION AS INDICATED
	WEATHERPROOF DUPLEX RECEPTACLE WITH GROUND FAULT CIRCUIT INTERUPRINT CAPCITY - MOUNT 2'-0" A.F.F. UNLESS OTHERWISE Noted
	FLUSH WALL JUNCTION BOX OR JUNCTION BOX ABOVE CEILING
1	UNFUSED DISCONNECT SWITCH, (VERIFY EQUIP. MFG. REQUIREMENTS)
1	FUSED DISCONNECT SWITCH, (VERIFY EQUIP. MFG. REQUIREMENTS)
1	COMBINATION DISCONNECT SWITCH AND MAGNETIC MOTOR CONTROLLER (VERIFY EQUIP. MFG. REQUIREMENTS)
	MOTOR CONNECTION
	TELEPHONE OUTLET BOX - MOUNT 18" A.F.F. UNLESS OTHERWISE NOTED (CAT 3)
	DATA (CAT 6) - VERIFY DATA REQUIREMENT W/ OWNER
	COMBINATION TELE/DATA WALL OUTLET BOX AND BLANK PLATE WITH MINIMUM 1" CONDUIT TO ABOVE ACCESSIBLE FINISHED CEILING (PROVIDE PULL CORD AND END BUSHING) MOUNTED 18" A.F.F. U.O.N.
	FLUSH FLOOR BOX FOR ONE TELEPHONE AND ONE DATA JACK WITH COVER. PROVIDE MINIMUM 1" CONDUIT TO NEAREST WALL AND UP TO ABOVE ACCESSIBLE CEILING (PROVIDE PULL CORD AND END BUSHING) U.O.N.

ELECTRICAL NOTES

- -- CONTRACTOR SHALL COORDINATE RECEPTACLES WITH ANY PLUGS PROVIDED BY VENDORS PRIOR TO PURCHASE OF RECEPTACLES AND PROVIDE RECEPTACLES TO MATCH THE PLUG.
- -- EQUIPMENT RECEPTACLES AT COUNTERS AND CABINETS SHALL BE LOCATED BELOW THE COUNTERTOP AND A GROMMET HOLE SHALL BE PROVIDED FOR ROUTING OF CORDS. CONVENIENCE OUTLETS SHALL BE MOUNTED 18" (CENTERLINE) A.F.F. UNLESS OTHERWISE NOTED.
- -- WIRING FOR CIRCUITS SHALL BE 2#12 & 1#12G 3/4" CND EXCEPT ISOLATED GROUND (IG) CIRCUITS SHALL BE 2-#12, & 1-#10 IG, 3/4" CND UNLESS OTHERWISE NOTED.
- ALL ELECTRICAL REQUIREMENTS SHALL BE VERIFIED WITH DELIVERED EQUIPMENT & OWNER.
- ALL WIRING IN PLENUM AREA SHALL BE RATED FOR OPEN AIR PLENUMS (MC)
- G.C. SHALL VERIFY RECEPTACLE MOUNTING HEIGHT FOR ALL COUNTER EQUIPMENT WITH CONSTRUCTION REP. ALL WALL OUTLETS AND COVER PLATES SHOULD MATCH THE COLOR/FINISH OF THE WALL THEY ARE INSTALLED ON. ALL FLOOR MOUNTED OUTLETS TO BE BRASS.
- -- ALL C/T CABINET, METER BASE, PANELS, DISCONNECTS, ELECTRICAL EQUIPMENT SHALL BE LABELED "WARNING-ARC FLASH HAZRD" NEC 410.16.

- THE DATA ON THIS DRAWING UTILIZES A TYPICAL EQUIPMENT PACKAGE AS DEFINED IN THE ARCH. DWGS. VARIATIONS OF THE DESIGN MUST BE SUBMITTED TO THE ENGINEER FOR REVIEW AND APPROVAL



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TENANT FIT-OUT PLAN FOR FLORIST SHOP 25691 SMOTHERMAN ROAD, FRISCO, TX 75033

DATE: PROJECT NO.: REVISION

PROJECT:

07/10/2023 23-0027 DATE

NOTES:



POWER PLAN

SCALE: AS NOTED

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DRAWN BY: CHECKED BY: ML

ELECTRICAL SPECIFICATIONS

- 1. GENERAL: PROVIDE ALL MATERIALS AND LABOR FOR A COMPLETE ELECTRICAL SYSTEM.
- 2. ELECTRICAL SERVICE: MAKE ALL ARRANGEMENTS WITH POWER COMPANY AND INCLUDE ALL COSTS BY POWER COMPANY AND MATERIALS AND EQUIPMENT FOR INSTALLING THE ELECTRICAL SERVICE.
- TELEPHONE SERVICE: MAKE ALL ARRANGEMENTS WITH LOCAL TELEPHONE COMPANY & PAY ALL CHARGES AND FEES FOR A NEW TELEPHONE SERVICE.
 EXCAVATING AND BACKFILL: PROVIDE ALL EXCAVATING FOR UNDERGROUND CONDUITS.
- CONDUITS OUTSIDE THE BUILDING SHALL BE PROVIDED WITH 24" OF COVER. BACKFILL TO ORIGINAL COMPACTION.
- 5. OUTLET AND JUNCTION BOXES: A BOX SHALL BE PROVIDED AT EACH AND EVERY OUTLET LOCATION INDICATED ON THE DRAWINGS AND AS REQUIRED AT JUNCTIONS AND PULL POINTS. SWITCH, TELEPHONE AND RECEPTACLE BOXES SHALL BE USED WHERE MORE THAN ONE DEVICE IS TO BE INSTALLED IN A SINGLE LOCATION.
- PULL BOXES: PULL BOXES SHALL BE PROVIDED IN LONG RUNS, OR WHERE EXCESS TURNS ARE ENCOUNTERED, AND ELSEWHERE AS REQUIRED BY CODE.
 CONDUCTORS: ALL WIRES SHALL BE COPPER, TYPE THHN OR THWN RATED 600 VOLTS. NO WIRE SMALLER THAN NO. 12 SHALL BE USED FOR LIGHTING, CONVENIENT OUTLETS OR POWER
- OUTLETS. ALUMINUM WIRE SHALL NOT BE PERMITTED.
- 8. SPLICES AND TAPS: SPLICES AND TAPS SHALL BE MADE ONLY IN APPROVED BOXES APPROVED INDENTATION TYPE PRESSURE CONNECTORS INSTALLED WITH A CRIMP TOOL.
- 9. IDENTIFYING NAMEPLATE: EACH PANELBOARD, SAFETY SWITCH, TRANSFORMER, STARTER OR OTHER MAJOR ELECTRICAL ITEM OF EQUIPMENT SHALL BE IDENTIFIED WITH A PLASTIC ENGRAVED NAMEPLATE.
- 10. PANELBOARDS--GENERAL: THE MAKEUP OF THE PANELBOARDS SHALL BE AS INDICATED ON THE DRAWINGS. THE PANELBOARDS SHALL BE PROVIDED WITH FLUSH LOCKS, TYPED-IN CIRCUIT DIRECTORIES, AND NECESSARY TRIMS. PANELBOARD BUSSES SHALL BE COPPER. MULTI-POLE BREAKER SHALL BE ONE PIECE, COMMON TRIP WITH SINGLE HANDLE. PANELBOARDS SHALL BE RATED FOR 120/240 VOLT SERVICE. BUSSES SHALL BE COPPER AND BREAKERS SHALL BE RATED FOR 10,000 AMPERES SYMMETRICAL. GROUND BARS SHALL BE PROVIDED. PANELBOARDS SHALL BE SQUARE 'D', OR APPROVED EQUAL
- 11. SAFETY SWITCHES: SAFETY SWITCHES SHALL BE FURNISHED WITH RATINGS, NUMBER OF POLES, ETC. AS INDICATED, FUSED OR NONFUSED AS NOTED, G.E. TYPE TH ALL IN GENERAL PURPOSE ENCLOSURES. PROVIDE DISCONNECTS FOR EXTERIOR DEVICES. FUSED DISCONNECTS ON SERVICE SHALL LIMIT THE FAULT CURRENT TO THE COMPUTED AMPERAGE. NEMA 3R ENCLOSURES SHALL BE PROVIDED FOR SWITCHES LOCATED OUTSIDE. SWITCHES FOR MOTORS SHALL BE HORSEPOWER RATED. SWITCHES SHALL BE GENERAL ELECTRIC, SQUARE D, OR ITE.

- 12. MOTOR CONTROLLERS: FURNISH MAGNETIC STARTERS FOR ALL MOTORS, UNLESS PROVIDED AS PART OF PACKAGED EQUIPMENT. PROVIDE WITH HAND-OFF-AUTOMATIC FEATURE AND EXTRA CONTACTS FOR INTERLOCKING. CONTROLLERS MAY BE COMBINATION STARTER/ DISCONNECT SWITCH. CONTROLLERS SHALL BE TYPE SQUARE 'D' UNLESS OTHERWISE NOTED.
- 13. WIRING DEVICES: WIRING DEVICES SHALL BE SPECIFICATION GRADE, GROUNDING 6 TYPE, WHITE IN COLOR, OF THE TYPE AND CAPACITY REQUIRED. ISOLATED GROUND RECEPTACLES SHALL BE ORANGE WITH GROUNDING CONDUCTOR CONNECTED TO EQUIPMENT GROUNDING BAR IN ELECTRICAL PANEL. MANUFACTURER SHALL BE HUBBELL, BRYANT, GENERAL ELECTRIC, P AND S OR EQUAL.
- 14. LIGHTING FIXTURES: LIGHTING FIXTURES SHALL BE AS INDICATED ON THE DRAWINGS. ALL FIXTURES SHALL BE PROVIDED COMPLETE WITH LAMPS AND ACCESSORIES FOR MOUNTING. FIXTURES INDOORS SHALL HAVE THERMAL PROTECTION INTEGRAL WITH BALLAST. FIXTURES OUTDOORS SHALL BE SUITABLE FOR WET LOCATIONS. ALL BALLASTS SHALL BE OF THE ENERGY SAVING TYPE.
- 15. LAMPS: FLUORESCENT LAMPS SHALL BE T8 TYPE WITH ENERGY SAVING ELECTRIC BALLASTS. INCANDESCENT LAMPS SHALL BE RATED 120 VOLTS, INSIDE FROSTED.
- 16. WIRING DEVICES: WIRING DEVICES SHALL BE SPECIFICATION GRADE, GROUNDING 6 TYPE, WHITE
- IN COLOR, OF THE TYPE AND CAPACITY REQUIRED. 17. DEVICE PLATES: DEVICE PLATES SHALL BE OF THE SAME MANUFACTURER AS THE DEVICE AND
- SHALL BE STAINLESS STEEL. 18. FUSES: ALL FUSES INDICATED IN SAFETY SWITCHES SHALL BE DUAL ELEMENT TYPE FOR
- MOTORS AND CURRENT LIMITING TYPE FOR FEEDERS.
- WIREWAYS: WIREWAYS SHALL BE ALL GALVANIZED, SIZES AS SHOWN, NEMA RATED. DERATE CONDUCTORS IN WIREWAY BY 50%.
 GROUNDING: THE EXISTING GROUNDING SYSTEM SHALL COMPLY WITH ALL REQUIREMENTS OF
- NATIONAL ELECTRICAL CODE. 21. EQUIPMENT CONNECTIONS: ALL ELECTRICAL EQUIPMENT FURNISHED IN THE BUILDING CONTRACT SHALL BE ROUGHED-IN AND FULLY CONNECTED, INCLUDING ANY REQUIRED INTERCONNECTING WIRING.

22. TESTING: AFTER THE INSTALLATION OF THE ELECTRICAL SYSTEM HAS BEEN COMPLETED, THE CONTRACTOR SHALL CONDUCT OPERATING TESTS FOR ENGINEER'S APPROVAL. ALL EQUIPMENT SHALL BE DEMONSTRATED TO OPERATE IN ACCORDANCE WITH THE REQUIREMENTS OF THESE SPECIFICATIONS. TEST REPORTS SHALL BE PROVIDED FOR THE FOLLOWING: a. WIRE AND CABLE TESTS. b. GROUNDING SYSTEM TESTS.

c. VOLTAGE & CURRENT READINGS FOR EACH FEEDER & MOTOR CIRCUIT.
 d. OPERATION OF RECEPTACLE CIRCUITS W/ASSOCIATED SWITCHING & CONTROLS.
 e. RUNNING OF MOTORS WITH DEMONSTRATION OF CONTROLS AND INTERLOCKS.
 f. CIRCUITS SHALL BE TESTED FOR CORRECT POLARITY AND GROUNDING.

23. ALL DUPLEX RECEPTACALES MOUNTED PER PLAN.

VERIFY MOUNTING HEIGHTS OF ALL RECEPTACLES WITH EQUIPMENT SUPPLIED PRIOR TO INSTALLATION.
 PROVIDE HACR BREAKER IN PANELAND NEMA 3R NON-FUSED DISCONNECT AT HVAC UNITS.
 ELECTRICAL CONTRACTOR TO PROVIDE CORD AND PLUS CONNECTIONS FOR EQUIPMENT AS REQUIRED.

27. COMPLETED INSTALLATION SHALL COMPLY WITH ALL APPLICABLE LAWS, LOCAL CODES, AND THE LATEST EDITION OF THE NATIONAL ELECTRICAL CODE.

28. ELECTRICAL DESIGN HAS BEEN BASED ON THE INSTALLATION OF 75°C CONDUCTORS CONNECTED TO TERMINAL LUGS AND EQUIPMENT U.L. LISTED FOR A MINIMUM 75°C. CONDUCTORS TERMINATED ON EQUIPMENT WITH A LOWER RATING (60°C) OR NO RATING SHOWN TO HAVE CONDUCTOR SIZE INCREASED TO CONFORM TO N.E.C. TABLE 310–16 AND U.L. NO. 489 REQUIREMENTS.

29. PANELBOARDS, DISCONNECT SWITCHES AND CONTRACTORS ARE TO BE "LISTED" AND "IDENTIFIED" AS RATED FOR A MINIMUM OF 75°C CONDUCTOR TERMINATION.

30. ALL CONDUIT INSTALLED INDOORS TO BE ELECTRICAL METALLIC TUBING (EMT), MINIMUM 1/2" AND CONDUCTORS TO BE A MINIMUM OF #12 THHN/THWN, COPPER UNLESS NOTED OTHERWISE. ALL POWER CONDUITS SHALL HAVE 2 #12 CONDUCTORS AND 1 #12 GROUND CONDUCTORS IN 1/2" CONDUIT, UNLESS NOTED OTHERWISE.

31. ALL EMPTY CONDUITS SHALL BE PROVIDED WITH A PULL WRE.

32. ELECTRICAL CONTRACTOR TO INCLUDE GROUND WIRE IN ALL RACEWAYS. SIZE RACEWAYS AS NECESSARY TO COMPLY WITH N.E.C.

33. ELECTRICAL CONTRACTOR TO VERIFY EXACT PLACEMENT OF ALL DEVICES SHOWN ON THE ELECTRICAL CONSTRUCTION DOCUMENTS WITH ARCHITECTURAL, MECHANICAL AND PLUMBING DRAWINGS PRIOR TO FINAL PLACEMENT.



2023.07.10

TENANT FIT-OUT PLAN FOR FLORIST SHOP 25691 SMOTHERMAN ROAD, FRISCO, TX 75033

DATE: PROJECT NO.: REVISION

PROJECT:

07/10/2023 23-0027 DATE

NOTES:





SCALE: AS NOTED



DRAWN BY: CHECKED BY:

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