ADA TOWNSHIP

AMY VAN ANDEL LIBRARY AND COMMUNITY CENTER

7215 HEADLEY ST SE
ADA MI 49301

Design Principles

Community

Create a focal point in the **heart** of Ada Village that could serve as a **community hub**.

Identity

The library and community center will showcase a vital **growing community**, enhancing the fabric of the Village of Ada. The experience will be **inviting**, **friendly** and **delightful**, delivering a sense of wow.

Aspirations

The library and community center will be a connected hub adapting to the community desires. As a trending library, it will draw from the village and surrounding communities to become a **destination**. Function and accessibility will provide opportunity for **vibrant social inspiration** with peaceful moments to connect and get **lost in conversation**.

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ISSUANCE

SCHEMATIC DESIGN
03/08/2019

REVISIONS

NO. DATE DESCRIPTION

FILE NUMBER 72230012
PROJECT MANAGER KB
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DRAWN BY MMZ
CHECKED BY JFC

TITLE DRAWING
TD001

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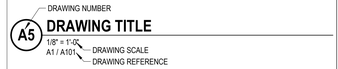
PROGRESSIVE AE GENERAL SYMBOLOGY

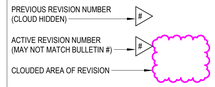
DRAWING TITLES

PLAN TITLE

PLAN CALLOUT / SECTION / ELEVATION TITLE



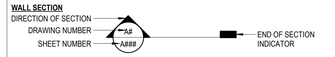
REVISION SYMBOLS



LOCATION SYMBOLS

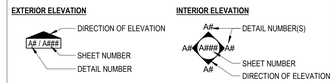
BUILDING SECTION

WALL SECTION



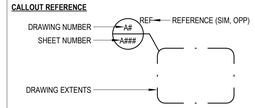
DETAIL SECTION

EXTERIOR ELEVATION

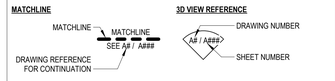


INTERIOR ELEVATION

CALLOUT REFERENCE



MATCHLINE

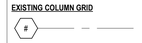


3D VIEW REFERENCE

DATUM SYMBOLS

NEW COLUMN GRID

EXISTING COLUMN GRID



LEVEL

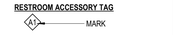
SPOT ELEVATION

TAGS

ROOM TAG

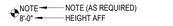
DOOR TAG

RESTROOM ACCESSORY TAG



WINDOW TAG

CEILING TAG



SYMBOLS

BREAK LINE

PROGRESSIVE AE GENERAL ABBREVIATIONS

A/C	AIR CONDITIONING	MCM	METAL COMPOSITE MATERIAL
A/V	AUDIO / VIDEO, AUDIO / VISUAL	MECH	MECHANICAL
ACC	ACCESSIBLE, ACCESSIBILITY	MFR	MANUFACTURER, MANUFACTURED
ACM	ALUMINUM COMPOSITE PANELS	MIN	MINIMUM
ACP	ACOUSTICAL CEILING PANELS	MISC	MISCELLANEOUS
ACT	ACOUSTICAL CEILING TILE	MO	MASONRY OPENING
ADA	AMERICANS WITH DISABILITIES ACT	MTD	MOUNTED
		MTL	METAL
AFF	ABOVE FINISHED FLOOR		
ALT	ALTERNATE	NEC	NATIONAL ELECTRIC CODE
ALUM	ALUMINUM	NFPA	NATIONAL FIRE PROTECTION ASSOCIATION
ANOD	ANODIZED		
ARCH	ARCHITECT, ARCHITECTURAL	NIC	NOT IN CONTRACT
AUTO	AUTOMATIC	NOM	NOMINAL
		NRC	NOISE REDUCTION COEFFICIENT
BIT	BITUMINOUS	NTS	NOT TO SCALE
BLDG	BUILDING		
BLKG	BLOCKING	OC	ON CENTER
BO	BOTTOM OF	OD	OUTSIDE DIAMETER
BRG	BEARING	OF/CI	OWNER FURNISHED, CONTRACTOR INSTALLED
CAB	CABINET, CABINETRY	OF/OI	OWNER FURNISHED, OWNER INSTALLED
CCTV	CLOSED-CIRCUIT TELEVISION	OH	OVERHEAD
CF/CI	CONTRACTOR FURNISHED / CONTRACTOR INSTALLED	OHD	OVERHEAD DOOR
CF/OI	CONTRACTOR FURNISHED / OWNER INSTALLED	OPP	OPPOSITE
		ORD	OVERFLOW ROOF DRAIN
CFMF	COLD FORMED METAL FRAMING		
CG	CORNER GUARD	PERF	PERFORATE, PERFORATED
CJ	CONTROL JOINT	PERP	PERPENDICULAR
CL	CENTERLINE	PLAM	PLASTIC LAMINATE
CLG	CEILING	PLBG	PLUMBING
CLR	CLEAR, CLEARANCE	PNT	PAINT, PAINTED
CMU	CONCRETE MASONRY UNIT	PREFIN	PREFINISHED
COL	COLUMN	PRELIM	PRELIMINARY
CONC	CONCRETE		
CONST	CONSTRUCTION	QT	QUARRY TILE
CONT	CONTINUOUS, CONTINUATION	QTY	QUANTITY
COORD	COORDINATE		
CPT	CARPET	R	RISER
CR	CARD READER	RD	ROOF DRAIN, ROAD
CSMT	CASEMENT	REF	REFRIGERATOR
CTR	CENTER	REQ	REQUIRED, REQUIREMENT
CTV	CABLE TELEVISION	REV	REVISE, REVISION
		RH	RIGHT HAND, RIGHT HANDED
D	DEEP, DEPTH	RO	ROUGH OPENING
DEFS	DIRECT-APPLIED EXTERIOR FINISH SYSTEM	ROW	RIGHT OF WAY
		RTU	ROOF TOP UNIT
DEG	DEGREE(S)		
DEMO	DEMOLISH, DEMOLITION	SCHED	SCHEDULE
DF	DRINKING FOUNTAIN	SH	SHOWER
DH	DOUBLE HUNG	SIM	SIMILAR
DIA	DIAMETER	SIP	STRUCTURAL INSULATED PANEL
DIAG	DIAGONAL	SOG	SLAB ON GRADE
DIM	DIMENSION, DIMENSIONAL	SPEC	SPECIFICATION
DIST	DISTANCE	SPKLR	SPRINKLER
DIV	DIVISION, DIVIDE	SQ	SQUARE
DN	DOWN	STC	SOUND TRANSMISSION COEFFICIENT
DR	DOOR, DRIVE		
DTL	DETAIL	STD	STANDARD
DW	DISHWASHER	STOR	STORAGE
DWG	DRAWING(S)	STR	STRUCTURAL
EIFS	EXTERIOR INSULATION AND FINISH SYSTEM	T	TREAD
		T&G	TONGUE AND GROOVED
EJ	EXPANSION JOINT	TEMP	TEMPORARY
EL	ELEVATION	THK	THICK, THICKNESS
ELEC	ELECTRIC, ELECTRICAL	TO	TOP OF
ELEV	ELEVATOR	TYP	TYPICAL
EMER	EMERGENCY		
ENG	ENGINEER	UC	UNDER COUNTER
EO	EDGE OF	UL	UNDERWRITERS LABORATORY
EQ	EQUAL	UNO	UNLESS NOTED OTHERWISE
EQUIP	EQUIPMENT	UR	URINAL
EST	ESTIMATE(D)		
EWC	ELECTRIC WATER COOLER	VCT	VINYL COMPOSITION TILE
EX	EXISTING	VERT	VERTICAL, VERTICALLY
EXT	EXTERIOR	VTR	VENT THROUGH ROOF
FD	FLOOR DRAIN	WC	WATER CLOSET
FDC	FIRE DEPARTMENT CONNECTION	WD	WOOD
FDN	FOUNDATION	WDW	WINDOW
FE	FIRE EXTINGUISHER	WP	WORK POINT, WORKING POINT
FEC	FIRE EXTINGUISHER CABINET	WT	WEIGHT
FFE	FINISHED FLOOR ELEVATION		
FO	FACE OF		
FRT	FIRE RETARDANT TREATED		
FT, '	FOOT, FEET		
FTG	FOOTING		
FURN	FURNITURE		
FV	FIELD VERIFY		
GA	GAUGE, GAGE		
GALV	GALVANIZED		
GC	GENERAL CONTRACTOR, GENERAL CONTRACT		
GYP	GYPSUM		
HD	HEAVY DUTY		
HDW	HARDWARE		
HM	HOLLOW METAL		
HORZ	HORIZONTAL		
HT	HEIGHT		
HVAC	HEATING / VENTILATION / AIR CONDITIONING		
ID	INSIDE DIAMETER		
IMP	INSULATED METAL PANEL		
IN, "	INCH		
INS	INSULATE, INSULATION		
INT	INTERIOR		
J-BOX	JUNCTION BOX		
LAV	LAVATORY		
LEED	LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN		
LH	LEFT HAND, LEFT HANDED		
LT	LITE, LIGHT		
LVL	LAMINATED VENEER LUMER		
LVT	LUXURY VINYL TILE		
MATL	MATERIAL(S)		
MAX	MAXIMUM		

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03/08/2019

REVISIONS

NO.	DATE	DESCRIPTION

FILE NUMBER	72230012
PROJECT MANAGER	KB
PROFESSIONAL	JFC
DRAWN BY	
CHECKED BY	JFC

PROJECT INFORMATION

G001

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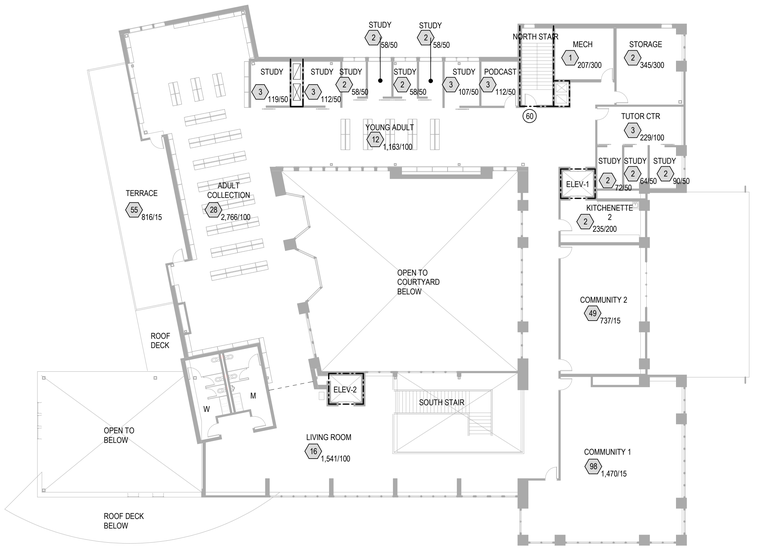
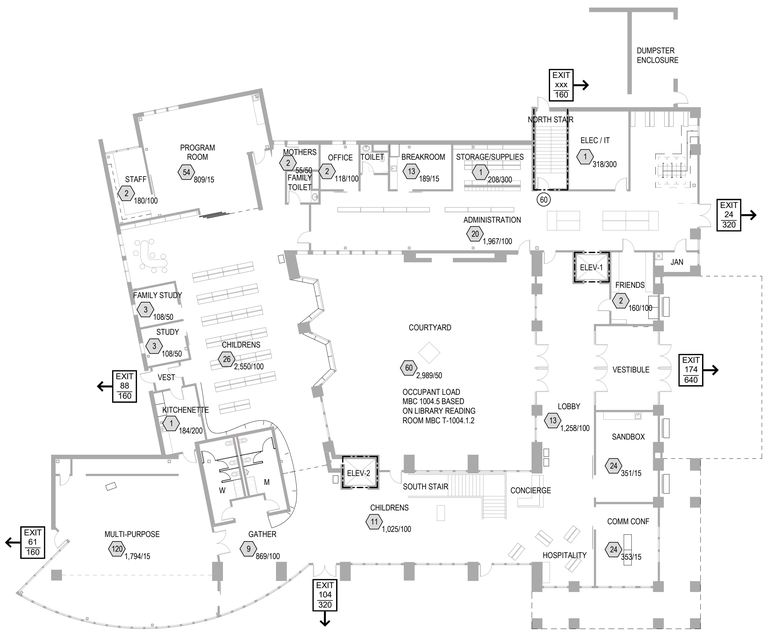


SECOND FLOOR CODE COMPLIANCE PLAN

1/16" = 1'-0"



FIRST FLOOR CODE COMPLIANCE PLAN

1/16" = 1'-0"

CODE SUMMARY

A. APPLICABLE CODES:
1. BUILDING CODES:
   A. MICHIGAN BUILDING CODE (MBC) 2015
   B. MICHIGAN UNIFORM ENERGY CODE 2009
   C. MICHIGAN BARRIER FREE DESIGN LAW P.A. 1 OF 1966 AND 2009 ICC/ANSI A117.1
   D. MICHIGAN ELEVATOR RULES 2010 EDITION (ASME A17.1 2010 SAFETY CODE FOR ELEVATORS AND ESCALATORS WITH MICHIGAN AMENDMENTS
2. MECHANICAL CODES:
   A. MICHIGAN MECHANICAL CODE 2015
   B. MICHIGAN PLUMBING CODE (MPC) 2015
3. ELECTRICAL CODE:
   A. MICHIGAN ELECTRICAL CODE 2014 (MICHIGAN ELECTRICAL CODE PART 8 INCORPORATING NATIONAL ELECTRICAL CODE 2014)

B. PROPOSED BUILDING DATA:
1. USE: NON-SEPERATED MIXED-USE OCCUPANCY (MBC 508.3)
   A. LIBRARY, USE GROUP A3 (MBC 303.4) MOST RESTRICTIVE.
   B. BUSINESS USE GROUP B (MBC 304.1)
2. CONSTRUCTION: TYPE II-B (MBC 602.2)
3. AUTOMATIC FIRE SUPPRESSION:
   A. FACILITY FULLY SPRINKLERED (MBC 903.2.1.3, 903.3.1.1)
   B. FIRE EXTINGUISHERS: REQUIRED (MBC 906.1, NO. 1)
4. BUILDING HEIGHT:
   A. ALLOWABLE HEIGHT: 75 FEET (MBC 504.3, T-504.3)
   B. ALLOWABLE STORIES: 3 STORY (MBC 504.4, T-504.4)
   C. ACTUAL: 2 STORY, 35 FEET
5. BUILDING AREA:
   A. ALLOWABLE: 28,500 SF (MBC 506.2.3, T-506.2) W/O FRONTAGE INCREASE
   B. ACTUAL (FOOTPRINT): 20,478 SF

C. MIN TYPE II-B CONSTRUCTION REQUIREMENTS (MBC T-601; UNO):

1. PRIMARY STRUCTURAL FRAME:	0-HR.
2. BEARING EXTERIOR WALLS:	0-HR.
3. BEARING INTERIOR WALLS:	0-HR.
4. FLOOR CONSTRUCTION:	0-HR.
5. ROOF CONSTRUCTION:	0-HR.
6. EXIT ENCLOSURES:	1-HR. (MBC 1023.2, < 4 STORY)
7. EXIT ENCLOSURE OPENINGS:	1-HR. (MBC T-716.5)
8. SHAFT ENCLOSURES:	1-HR. (MBC 713.4, < 4 STORY)
9. OTHER NON-BEARING INTERIOR PARTITIONS:	0-HR. (MBC T-601)
10. ELEC. RM. W/ >112.5 KVA TRANSFORMER:	1-HR. (NEC 450.21.B)
11. EXTERIOR NONBEARING WALLS	0-HR (MBC T-602, > 30 FEET)

D. OCCUPANT LOAD FOR EGRESS:
A. 376 (1ST FL.) + 323 (2ND FL.) = 699 TOTAL OCCUPANT LOAD

E. OCCUPANT LOAD FOR PLUMBING FIXTURES:
1. (A3) 398: 199 MEN + 199 WOMEN
2. (B/S) 177: 89 MEN + 89 WOMEN
3. REQUIRED / (PROVIDED) PLUMBING FIXTURES
   A. MALE: WC = 1.59(A3) + 3(B/S) = 4.59 / (7)
   B. MALE: LAV = 1(A3) + 2(B/S) = 3 / (5)
   C. FEMALE: WC = 3.06(A3) + 3(B/S) = 6.06 / (7)
   D. FEMALE: LAV = 1(A3) + 2(B/S) = 3 / (5)
   E. WATER COOLER = .796(A3) + 1.77(B/S) = 2.57 / 4
   F. SERVICE SINK = 1 / (1)

F. MEANS OF EGRESS REQUIREMENTS:
1. MAX TRAVEL DISTANCE: 250 FT. (MBC T-1017.2)
2. MAX COMMON PATH OF TRAVEL: 75 FT. (MBC T-1006.2.1)
3. EGRESS WIDTH (PER OCCUPANT):
   A. STAIR: 0.3" (MBC 1005.3.1)
   B. OTHER COMPONENTS - DOORS: 0.2" (MBC 1005.3.2)
4. MIN STAIR WIDTH: 44" (MBC 1009.3, 1011.2)
5. MIN CORRIDOR WIDTHS: 44" (MBC T-1020.2)
6. MAX DEAD END CORRIDOR: 20 FT. (MBC 1020.4, EX.2)
7. REMOTENESS OF EXITS: 1/3 DIAGONAL (MBC 1007.1.1, EX.2)
8. OPEN EXIT ACCESS STAIRWAYS PERMITTED (MBC 1019.3.NO.1)

G. VERTICAL CIRCULATION (ASME A17.1):
1. ELEVATOR SHAFTS & MACHINE ROOMS: 1-HR. (MBC 3002.1, 3005.4, 713.4, ASME A17.1) EX.: VERTICAL OPENING CONNECTING NO MORE THAN 2-STORIES (MBC 712.1.9)
2. HOISTWAY ENTRANCES: 1-HR. (MBC 3002.1.1, 713.7, T-716.5)
3. ELEVATOR MACHINE ROOM DOOR: 1-HR. OUTSWINGING, < 25 FT. FROM HOISTWAY (MBC T-716.5, MI ELEV. RULES R 408.7034)
4. ELEVATOR REQUIRED FOR MULTI-LEVEL (MBC 1104.4)

H. PLUMBING FIXTURE REQUIREMENTS (MPC T-403.1):
1. MAX TRAVEL DISTANCE TO TOILET ROOMS: 1 STORY, 500 FT. (MPC 403.3.3)
2. MAX SUBSTITUTION OF U FOR WC IN ANY ONE TOILET ROOM: 50% (MPC 419.2)

CODE LEGEND

- 100 — EXIT/EXIT ACCESS WITH CAPACITY SERVED
- DIRECTION OF EGRESS INCUDING SECONDARY EXIT/EXIT ACCESS
- # XXX/XX SF — OCCUPANT LOAD OF SPACE AND BASIS FOR CALCULATION
- 1-HR RATED WALL UL DESIGN NO: U___
- SMOKE TIGHT WALL CONSTRUCTION
- 20 — DOOR RATING
- EXIT XXX / XXX — CALCULATED OCCUPANT CAPACITY / PROVIDED OCCUPANT CAPACITY
- FE — FIRE EXTINGUISHER LOCATION
- FEC — FIRE EXTINGUISHER CABINET WITH FIRE EXTINGUISHER
- PATH OF TRAVEL
- POCHE INDICATES EXTENT OF BUSINESS OCCUPANT LOAD (GROSS SF)/100
- POCHE INDICATES EXTENT OF ASSEMBLY OCCUPANT LOAD (NET SF)/15
- POCHE INDICATES EXTENT OF ACCESSORY STORAGE/EQUIPMENT (GROSS SF)/300

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CHECKED BY	JFC

CODE SUMMARY AND CODE COMPLIANCE PLAN

G101

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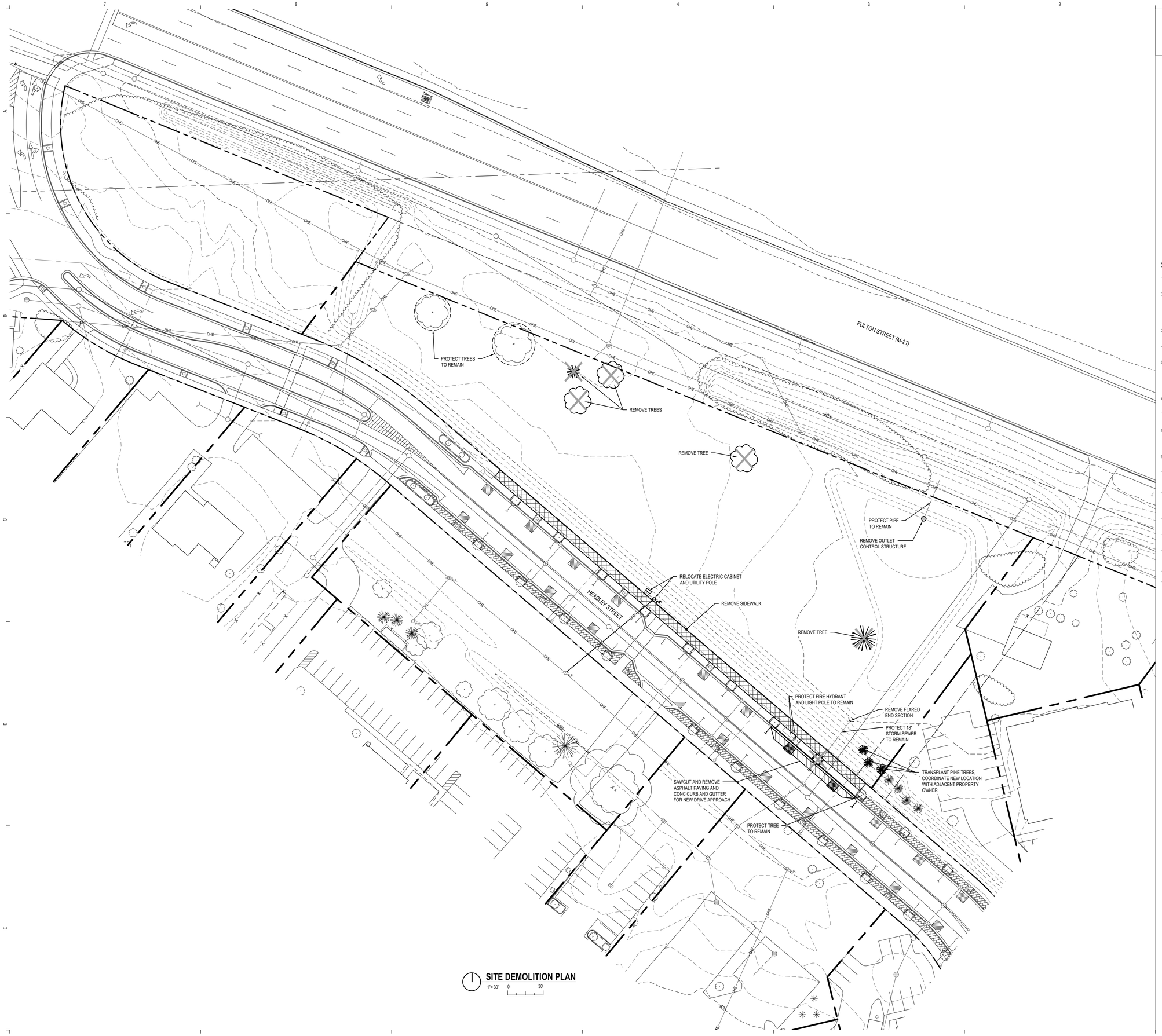

SITE DEMOLITION PLAN

1"= 30' 0 30'

811 Know what's below. Call before you dig.
www.CALL811.com

CALL 811 NOTE:

CONTRACTOR TO CONTACT 811 SERVICE AT LEAST 3 WORKING DAYS PRIOR TO CONSTRUCTION, TO CONFIRM LOCATION OF EXISTING UTILITIES. DIAL 811.

DEMOLITION LEGEND

- BITUMINOUS PAVEMENT REMOVAL
- CONCRETE REMOVAL
- BUILDING REMOVAL
- TREE REMOVAL
- ABANDON UTILITY
- REMOVE UTILITY LINE
- REMOVE ITEM

ALL ITEMS IN BOLD TO BE REMOVED UNLESS OTHERWISE NOTED.

SITE CLEARING AND DEMOLITION NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VISITING THE SITE AND BECOMING FAMILIAR WITH THE DEMOLITION AND CLEARING REQUIREMENTS.
2. NO REMOVAL, DEMOLITION, CLEARING OR TOPSOIL REMOVAL SHALL OCCUR ON SITE UNTIL THE SESC AND STORMWATER PERMITS HAVE BEEN ISSUED AND THE CONTRACTOR HAS VERIFIED AND STAKED THE LIMITS OF REMOVAL IN THE FIELD. NOTIFY SITE CONSULTANT OF THE START OF CONSTRUCTION AND DATE WHEN THE LIMITS LINE WILL BE ESTABLISHED FOR REVIEW AND APPROVAL.
3. ALL MATERIALS NOTED TO BE SALVAGED SHALL BE TURNED OVER TO THE OWNER OR REINSTALLED ON SITE AS NOTED.
4. NO BURNING OR BURYING OF CLEARED OR DEMOLITION MATERIAL SHALL BE ALLOWED ON SITE.
5. REMOVE ALL STRUCTURES, FOUNDATIONS, BITUMINOUS PAVEMENT, CONCRETE SIDEWALK STEPS AND OTHER EXISTING SITE FEATURES AS INDICATED ON THE DRAWINGS. ALSO, REMOVE ALL DEBRIS FROM WITHIN CONSTRUCTION LIMITS ON SITE. ALL DEMOLITION MATERIALS SHALL BE REMOVED FROM THE SITE AND, UNLESS OTHERWISE NOTED, DISPOSED OF IN A MANNER ACCEPTABLE TO LOCAL JURISDICTION HAVING AUTHORITY.
6. THE CONTRACTOR SHALL BE LICENSED BY THE STATE OF MICHIGAN FOR DEMOLITION REMOVAL AND HAULING OF MATERIALS.
7. THE CONTRACTOR IS RESPONSIBLE TO OBTAIN ALL PERMITS AND FEES FOR THIS WORK.
8. EXISTING UTILITIES ARE LOCATED TO THE BEST OF OUR KNOWLEDGE. THE CONTRACTOR WILL BE RESPONSIBLE FOR VERIFYING EXISTING UTILITY LOCATIONS PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL PROTECT AND MAINTAIN EXISTING UTILITY SERVICES AT ALL TIMES.
9. ALL EXCESS OR UNSUITABLE TOPSOIL OR SUBSOIL TO BECOME THE PROPERTY OF THE CONTRACTOR AND REMOVED OFFSITE.
10. PROTECT EXISTING TREES UNLESS OTHERWISE NOTED. NO PARKING OR STORAGE OF MATERIALS WITHIN TREE ROOT ZONE. PLACE TREE PROTECTION FENCE WHERE SHOWN ON PLAN.
11. TREE PROTECTION FENCE - ORANGE SAFETY FENCE AROUND TREES SUPPORTED BY STEEL T-BAR FENCE POSTS. ZIP TIE FABRIC TO POSTS. INSTALL PRIOR TO ANY CONSTRUCTION ACTIVITY AND MAINTAIN DURING ENTIRE CONSTRUCTION PERIOD.
12. CONTRACTOR TO CALL 811 AT LEAST 3 WORKING DAYS PRIOR TO CONSTRUCTION, TO CONFIRM LOCATION OF EXISTING UTILITIES.
13. CONTRACTOR MUST RESTORE AND REPAIR ANY EXISTING CONDITIONS DISTURBED BY CONSTRUCTION.
14. ANY AREA DISTURBED BY CONSTRUCTION TO BE RESTORED TO CONDITION EQUAL TO OR BETTER THAN BEFORE CONSTRUCTION BEGAN. PATCH PAVEMENT IN-KIND IF REQUIRED.
15. SAWCUT FULL DEPTH ALL EDGES OF PAVEMENT TO BE REMOVED.
16. ALL GROUND AREAS DISTURBED BY CONSTRUCTION TO BE TOPSOILED AND SEEDED PER THE SITE LANDSCAPE PLAN UNLESS SHOWN OTHERWISE ON PLANS.

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ISSUANCE

SHEMATIC DESIGN
03/08/2019

REVISIONS

NO.	DATE	DESCRIPTION

FILE NUMBER	7223012
PROJECT MANAGER	KB
PROFESSIONAL	SXT
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SITE DEMOLITION PLAN

C101

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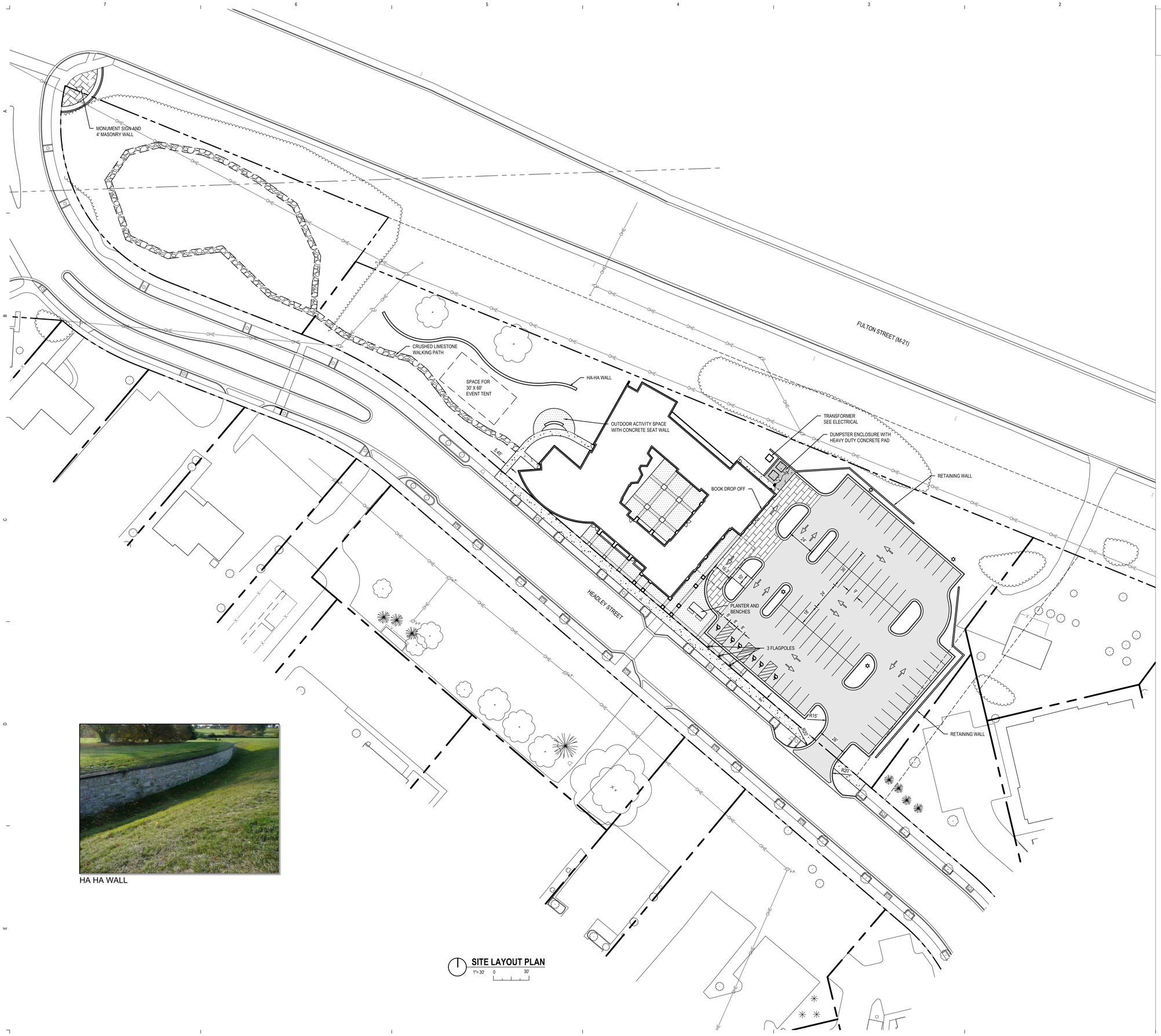

SITE LAYOUT PLAN
1"= 30' 0 30'

HA HA WALL

CALL 811 NOTE:

CONTRACTOR TO CONTACT 811 SERVICE AT LEAST 3 WORKING DAYS PRIOR TO CONSTRUCTION, TO CONFIRM LOCATION OF EXISTING UTILITIES. DIAL 811.

www.CALL811.com

GENERAL NOTES

1. VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
2. PROTECT AND MAINTAIN CROSSINGS OF OTHER UTILITIES.
3. ALL MATERIAL, SPECIFICATIONS AND CONSTRUCTION METHODS SHALL BE IN CONFORMANCE WITH ALL APPLICABLE MUNICIPAL AGENCIES.
4. RESTORE ALL STREET SURFACES, DRIVEWAYS, CULVERTS, ROADSIDE DRAINAGE DITCHES, AND OTHER PUBLIC OR PRIVATE STRUCTURES THAT ARE DISTURBED OR DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITIES TO MATCH AT A MINIMUM EXISTING CONDITIONS.
5. CONTRACTOR'S MANNER AND METHOD OF INGRESS AND EGRESS WITH RESPECT TO THE PROJECT AREAS SHALL IN NO WAY PROHIBIT OR DISTURB NORMAL PEDESTRIAN OR VEHICULAR TRAFFIC IN THE VICINITY AND IS SUBJECT TO REGULATION AND WRITTEN APPROVAL OF APPROPRIATE GOVERNING AGENCIES.
6. EXISTING TREES TO REMAIN - CONTRACTOR TO PROTECT ROOT SYSTEMS BY MAINTAINING TREE PROTECTION FENCE AT TREE DRIPLINE TO ELIMINATE MATERIAL STORAGE, PARKING OR CONSTRUCTION TRAFFIC WITHIN THE TREE DRIPLINE.
7. CONTRACTOR TO PAINT STRIPE ALL PARKING SPACES SHOWN. PAINT COLOR TO BE YELLOW UNLESS OTHERWISE NOTED.
8. CONTACT "MISS DIG" TOLL FREE AT 1-800-482-7171 THREE (3) DAYS PRIOR TO THE START OF CONSTRUCTION, EXCLUDING SATURDAYS, SUNDAYS, AND HOLIDAYS.
9. NO DIMENSION MAY BE SCALED. REFER UNCLEAR ITEMS TO THE ENGINEER FOR INTERPRETATION.
10. DIMENSIONS SHOWN ARE TO FACE OF CURB UNLESS OTHERWISE NOTED AS B-B (BACK TO BACK) OR E-E (EDGE OF METAL TO EDGE OF METAL).
11. ALL AREAS DISTURBED BY CONSTRUCTION TO BE TOPSOILED AND SEEDED UNLESS SHOWN OTHERWISE ON PLANS. SEED IN ACCORDANCE WITH LAWN SEED MIXTURE.

PAVEMENT LEGEND

BITUMINOUS PAVEMENT
- 1 1/2" (165 LB/SYD) MDOT 36A BIT. WEARING COURSE
- MDOT TACK COAT @ 0.15 GAL/SY
- 1 1/2" (165 LB/SYD) MDOT 13A BIT. LEVELING COURSE
- 10" AGGREGATE BASE, MDOT 21AA
- 12" SUBBASE, CL II SAND OR APPROVED NATIVE MATERIAL

CONCRETE SIDEWALK
- 4" CONCRETE, MDOT P1
- 6" MDOT CLASS II GRANULAR BASE
- APPROVED COMPACTED SUBBASE

HEAVY DUTY CONCRETE
- 8" CONCRETE, MDOT S1
- 10" AGGREGATE BASE, MDOT 21AA

DROP-OFF AREA PAVERS
- CONCRETE UNIT PAVER
- 3/4" BITUMINOUS SETTING BED
- 1" DIA WEEPHOLES THRU CONC SLAB, 4'-0" O.C., UNDER PAVERS ONLY
- 7" CONCRETE
- 6" MDOT CLASS II SAND
- COMPACTED SUBGRADE

PAVER PATTERNS SHOWN HERE ARE SCHEMATIC ONLY.

SIDEWALK PAVERS
- CONCRETE UNIT PAVER
- 1" SAND SETTING BED 2NS
- 8" COMPACTED MDOT 21AA NATURAL AGGREGATE BASE
- GEOTEXTILE; MIRAFI 140N OR APPROVED EQUAL
- COMPACTED SUBGRADE

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SITE LAYOUT PLAN
C201

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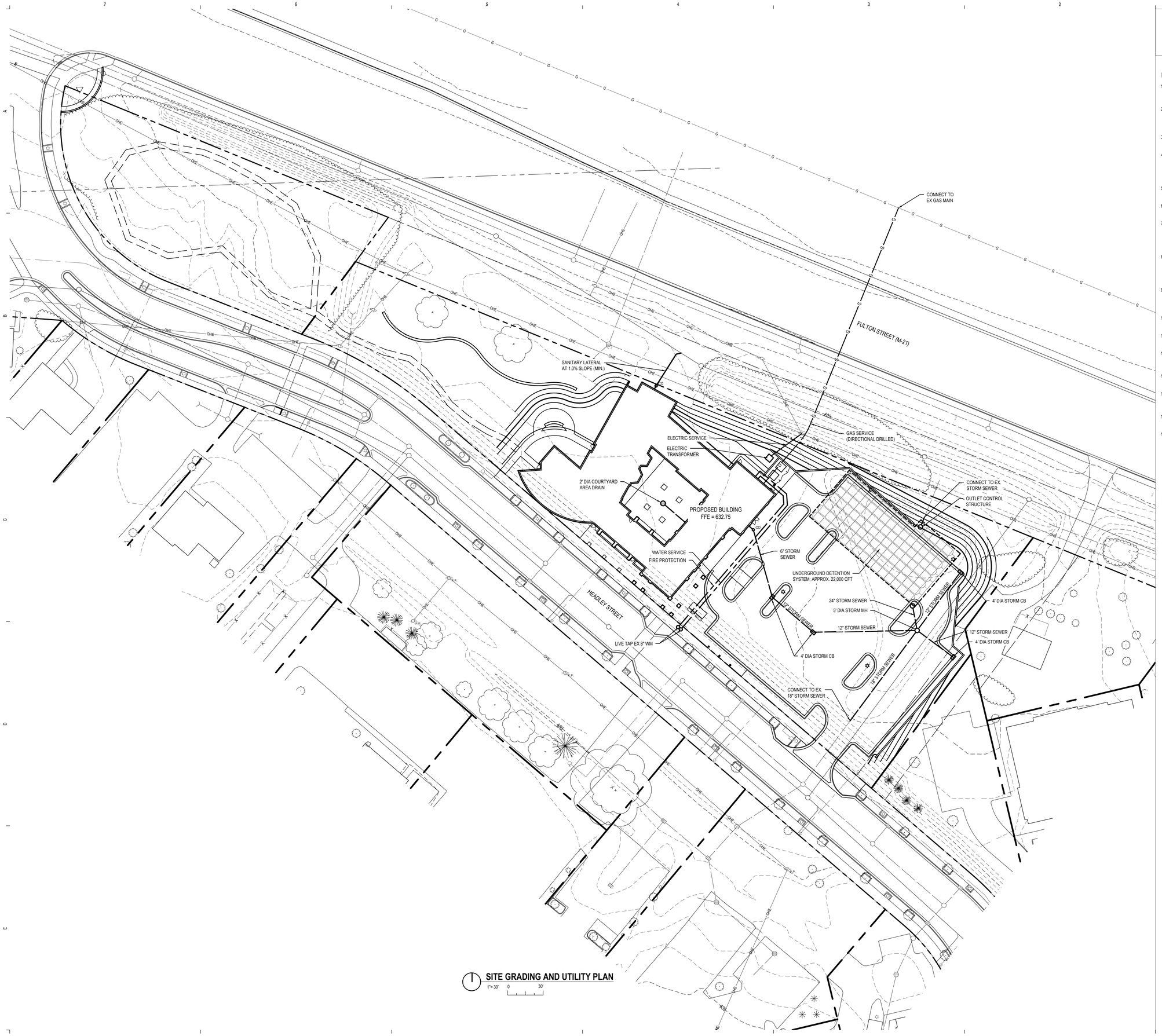

SITE GRADING AND UTILITY PLAN

1"= 30' 0 30'

811 Know what's below. Call before you dig.
www.CALL811.com

CALL 811 NOTE:

CONTRACTOR TO CONTACT 811 SERVICE AT LEAST 3 WORKING DAYS PRIOR TO CONSTRUCTION, TO CONFIRM LOCATION OF EXISTING UTILITIES. DIAL 811.

EARTHWORK & GRADING NOTES

1. EARTHWORK AND PAVEMENT CONSTRUCTION ARE TO BE PERFORMED IN ACCORDANCE WITH THE 2012 EDITION OF THE MDOT STANDARD SPECIFICATIONS FOR CONSTRUCTION UNLESS OTHERWISE NOTED IN THE FOLLOWING ITEMS.
2. THE SUBGRADE SHALL BE THOROUGHLY PROOFROLLED USING THE EQUIVALENT OF A FULLY LOADED TANDEM AXLE TRUCK HAVING A MINIMUM AXLE WEIGHT OF 10 TONS. SOFT OR YIELDING AREAS THAT CANNOT BE MECHANICALLY STABILIZED SHOULD BE REMOVED AND REPLACED WITH ENGINEERED FILL.
3. PROOFROLLING SHALL BE PERFORMED UNDER THE OBSERVATION OF A GEOTECHNICAL/PAVEMENT ENGINEER.
4. FINISHED SUBGRADE SURFACE SHALL NOT BE MORE THAN 0.1 FEET ABOVE OR BELOW ESTABLISHED FINISHED SUBGRADE ELEVATIONS AND ALL GROUND SURFACES SHALL VARY UNIFORMLY BETWEEN INDICATED ELEVATIONS. FINISHED DITCHES SHALL BE GRADED TO ALLOW FOR PROPER DRAINAGE WITHOUT PONDING AND IN A MANNER THAT WILL MINIMIZE EROSION.
5. GRADE THE AGGREGATE BASE MATERIAL TO PROVIDE POSITIVE DRAINAGE AT A MINIMUM OF 1.5 PERCENT.
6. THE AGGREGATE BASE AND SUBBASE SHALL EXTEND 12 INCHES BEYOND THE PAVED EDGE.
7. (REVIEW NOTE FOR SITE SPECIFIC APPLICABILITY) THE EXISTING (SOIL TYPE) MAY BE UTILIZED AS ENGINEERED FILL PROVIDED ALL DELETERIOUS OR ORGANIC MATERIALS ARE REMOVED FROM THE SOILS. ANY ON-SITE SOILS USED FOR ENGINEERED FILL SHALL BE EVALUATED BY A GEOTECHNICAL ENGINEER PRIOR TO PLACEMENT.
8. ENGINEERED FILL LOCATED WITHIN PAVEMENT AND BUILDING AREAS SHALL BE PLACED IN 8 INCH MAXIMUM LOOSE THICKNESS AND MOISTURE CONDITIONED TO WITHIN 2 PERCENT OF OPTIMUM MOISTURE CONTENT. COMPACT TO MINIMUM OF 95 PERCENT OF THE MAXIMUM DRY DENSITY PER ASTM D-1557, MODIFIED PROCTOR METHOD
9. ALL FILL OPERATIONS SHALL BE OBSERVED BY A QUALIFIED SOIL TECNHICIAN. A MINIMUM OF ONE COMPACTION TEST SHALL BE CONDUCTED PER 2,500 SFT AREA AT EACH LIFT. WITHIN TRENCH EXCAVATIONS, ONE TEST SHALL BE CONDUCTED FOR EACH 100 LINEAR FEET PER LIFT.
10. SIDE SLOPES SHALL NOT EXCEED 1 VERTICAL OVER 3 HORIZONTAL SLOPE UNLESS SHOWN OTHERWISE.
11. EXCESS TOPSOIL SHALL BE SPOILED ON SITE IN LOCATION DETERMINED WITH OWNER AND ENGINEER AND SEEDED.
12. PARKING LOT CURBS SHALL BE BUILT WITH REVERSE SLOPE ON THE DOWNHILL SIDE OF THE ISLAND TO ASSURE POSITIVE STORM WATER RUNOFF TO CATCH BASINS.
13. UNLESS SHOWN OTHERWISE, FINISH GRADES OF LAWN/LANDSCAPE ADJACENT TO BUILDING WALLS SHALL BE 6" BELOW FINISH FLOOR ELEVATION.
14. PLACE 6" MINIMUM TOPSOIL IN ALL LANDSCAPE AREAS TO BE SEEDED. PROVIDE POSITIVE DRAINAGE AT ALL TIMES TO ENSURE NO STANDING WATER WITHIN PAVEMENT, BUILDING PAD, OR GREEN AREAS.
15. FOR ALL CURB ISLANDS, CENTER OF ISLANDS TO BE A MINIMUM OF 6" HIGHER THAN TOP OF CURB.
16. ENSURE POSITIVE DRAINAGE AWAY FROM PROPOSED BUILDING.

STORM SEWER NOTES

1. STORM SEWER PIPE 12" DIA. OR LARGER SHALL BE ASTM C-76 CL IV REINFORCED CONCRETE PIPE OR ASTM F2306, HIGH DENSITY POLYETHHYLENE PIPE. STORM SEWER PIPE SMALLER THAN 10" SHALL BE SDR 35 PVC.
2. CATCH BASINS (CB) TO BE 4' DIA. UNLESS NOTED OTHERWISE.
3. CONNECT ALL ROOF DRAINS TO PROVIDED STORM SEWER UNLESS OTHERWISE NOTED.
4. STORM SEWER FLARED END SECTIONS (FES) TO BE CONCRETE.
5. ALL ROOF DRAIN LEADS TO BE 6" MINIMUM AT 1.0% SLOPE UNLESS OTHERWISE NOTED.

SANITARY SEWER NOTES

1. CONTRACTOR SHALL OBTAIN PERMIT TO CONNECT TO SANITARY SYSTEM FROM ADA TOWNSHIP.
2. CLEANOUTS TO BE PROVIDED WITHIN 5 FEET OF THE BUILDING EXTERIOR WALL ON ALL LATERALS EXITING THE BUILDING.
3. SANITARY SEWER LATERALS WITHIN SITE SHALL BE (ASTM D-3034) SDR 35.
4. ROOF DRAINS, FOUNDATION DRAINS, AND OTHER CLEAN WATER CONNECTIONS TO THE SANITARY SEWER ARE PROHIBITED.
5. REFER TO PLUMBING PLANS FOR SCHEDULE OF GREASE TRAPS, SAND TRAPS, AND TRENCH DRAIN.

WATERMAIN NOTES

1. INSTALL WATERMAIN WITH MINIMUM 5.0' OF COVER TO TOP OF PIPE.
2. PROVIDE A MINIMUM 18" OF VERTICAL SEPARATION AND 10' OF HORIZONTAL SEPARATION BETWEEN WATERMAIN AND ALL SANITARY AND STORM SEWERS.
3. PROVIDE APPROVED MECHANICAL RESTRAINED JOINTS AT ALL WATERMAIN BENDS FOR A MINIMUM DISTANCE FROM THE FITTING AS SHOWN IN THE PIPE RESTRANT TABLE.
4. WATERMAIN MATERIAL AND INSTALLATION SHALL BE PERFORMED TO ADA TOWNSHIP SPECIFICATIONS.
5. 4" AND LARGER WATERMAIN PIPE SHALL BE DUCTILE IRON PIPE.
6. 2" AND SMALLER DOMESTIC WATER SERVICE SHALL BE TYPE K COPPER PIPE.
7. COORDINATE WATER TAPS WITH ADA TOWNSHIP.

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03/08/2019

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SITE GRADING AND UTILITY PLAN
C301

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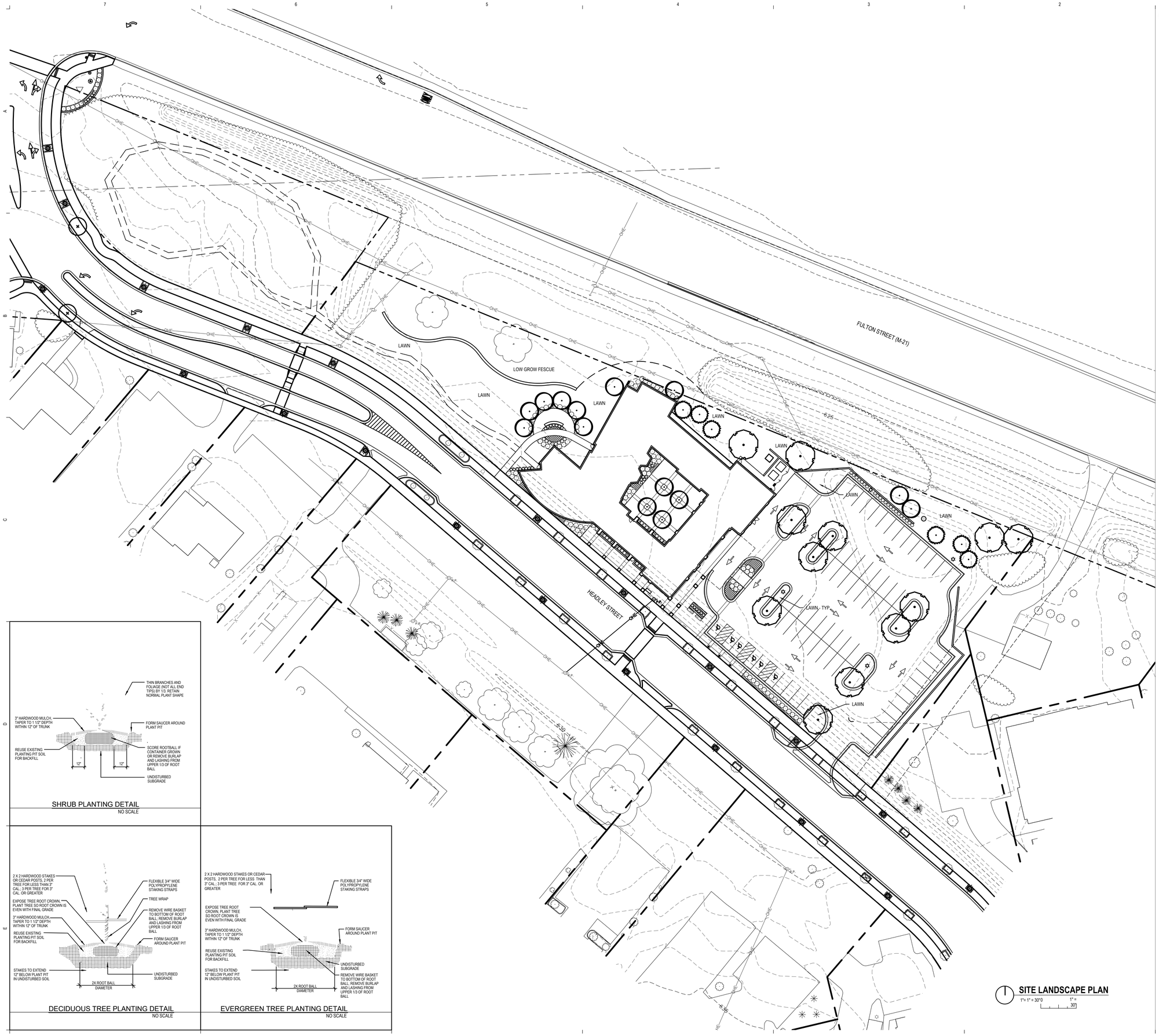
GENERAL LANDSCAPE NOTES

1. CONTRACTOR RESPONSIBLE FOR UNDERSTANDING PROJECT CONDITIONS AND VERIFYING PLANT QUANTITIES. NOTIFY LANDSCAPE ARCHITECT OF ANY PLAN DISCREPANCIES.
2. PLANT LOCATIONS TO BE STAKED IN THE FIELD FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT AND OWNER.CONTRACTOR WILL BE RESPONSIBLE FOR VERIFYING ALL EXISTING UNDERGROUND UTILITIES. CONTACT THE APPROPRIATE UTILITY COMPANY FOR FIELD STAKING ALL LINES.
3. ALL AREAS DISTURBED BY CONSTRUCTION TO BE TOPSOILED AND SEEDED UNLESS SHOWN OTHERWISE ON PLANS
4. CONTRACTOR TO CONTACT MISS DIG AT PHONE NUMBER 811 AT LEAST 3 WORKING DAYS PRIOR TO CONSTRUCTION, TO CONFIRM LOCATION OF EXISTING UTILITIES.
5. CONTRACTOR TO COORDINATE PLANTING SCHEDULE WITH IRRIGATION CONTRACTOR.
6. NOTIFY LANDSCAPE ARCHITECT IF AREAS OF POOR DRAINAGE OR OTHER UNUSUAL SUB-GRADE CONDITIONS ARE ENCOUNTERED DURING EXCAVATION FOR PLANTING PITS.
7. SHRUB PLANTING BEDS AND TREE SAUCERS TO RECEIVE 3" SHREDDED HARDWOOD MULCH. PERENNIAL BEDS TO RECEIVE 2" DEPTH MULCH AND GROUND COVER AREAS TO RECEIVE 1" DEPTH MULCH.
8. ALL SHRUB BEDS TO HAVE ALUMINUM EDGING AND WEED BARRIER FABRIC (SEE SPECIFICATIONS).
9. PLANTING MIXTURE FOR PERENNIALS SHALL BE SIX INCH DEPTH OF FOUR PARTS BY VOLUME OF TOPSOIL TO ONE PART OF SPHAGNUM PEAT MOSS.
10. CONTRACTOR SHALL PROVIDE SPECIFIED SHRUBS, GROUND COVERS AND OTHER PLANT MATERIALS THAT COMPLY WITH ALL RECOMMENDATIONS AND REQUIREMENTS OF ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK". PLANT MATERIAL SHALL BE HEALTHY, VIGOROUS STOCK, GROWN WITH GOOD HORTICULTURAL PRACTICE AND INSTALLED IN ACCORDANCE WITH METHODS ESTABLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN.
11. NOTIFY LANDSCAPE ARCHITECT AND OWNER (3 DAYS MIN. NOTICE) TO INSPECT AND TAG PLANT MATERIAL IN THE NURSERY PRIOR TO JOBSITE DELIVERY AND INSTALLATION.

CONCEPT_PLANT_SCHEDULE

- DECIDUOUS TREE
- ORNAMENTAL TREE
- EVERGREEN TREE
- DECIDUOUS SHRUB
- EVERGREEN SHRUB
- ORNAMENTAL GRASS
- PERENNIALS/GROUND COVER
- EXISTING DECIDUOUS TREE



SITE LANDSCAPE PLAN
1"= 1" = 30'0 1" = 30'

SHRUB PLANTING DETAIL
NO SCALE

DECIDUOUS TREE PLANTING DETAIL
NO SCALE

EVERGREEN TREE PLANTING DETAIL
NO SCALE

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03/08/2019

REVISIONS

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FILE NUMBER	72230012
PROJECT MANAGER	KB
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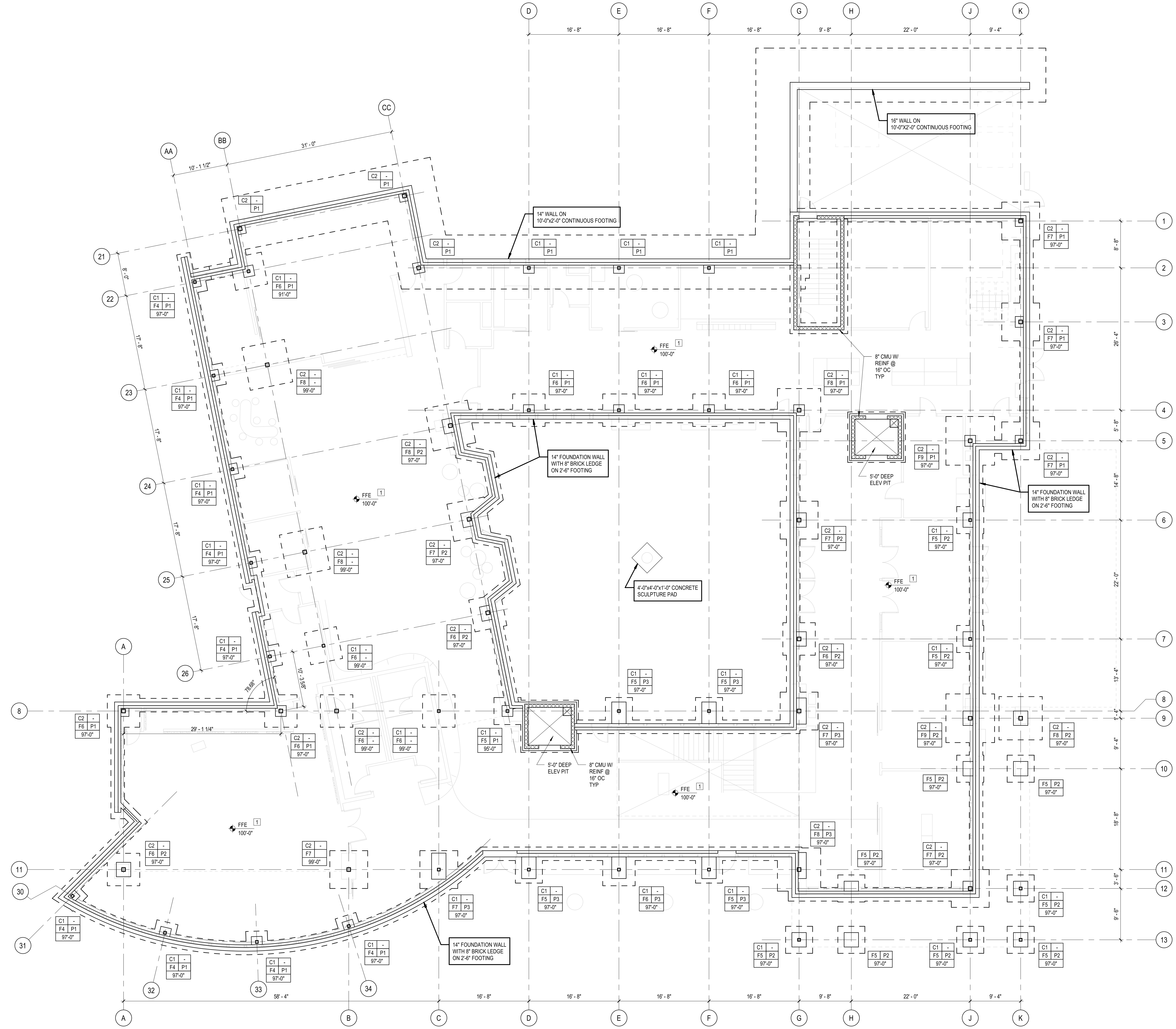
SITE LANDSCAPE PLAN

L101

KEYNOTE LEGEND

#	NOTE
1	4" CONCRETE SLAB ON GRADE OVER VAPOR BARRIER OVER MINIMUM 6" COMPACTED FILL. REINFORCE WITH 6x6 W2.9xW2.9 WWF PLACED 1" BELOW TOP OF SLAB. PROVIDE CONTROL JOINTS AT 12'-0" OC MAX
2	3" CONCRETE OVER 2" 20 GA COMPOSITE GALVANIZED METAL DECK, 5" TOTAL THICKNESS
3	METAL ROOF DECK 1 1/2" TYPE B, 20 GA



FOUNDATION PLAN
1/8" = 1'-0"

FOOTING SCHEDULE

MARK	WIDTH	LENGTH	DEPTH	REINFORCING	COMMENTS
F4	4'-0"	4'-0"	1'-0"	(5) #5 EW BOT	
F5	5'-0"	5'-0"	1'-0"	(6) #5 EW BOT	
F6	6'-0"	6'-0"	1'-6"	(7) #5 EW BOT	
F7	7'-0"	7'-0"	1'-6"	(8) #5 EW BOT	
F8	8'-0"	8'-0"	1'-6"	(9) #6 EW BOT	
F9	9'-0"	9'-0"	1'-6"	(10) #6 EW BOT	

NOTE:
FOOTING SIZES ARE BASED ON ASSUMED ALLOWABLE SOIL BEARING CAPACITY OF 2,500 PSF. FINAL FOOTING SIZES MAY CHANGE BASED ON FORTHCOMING GEOTECHNICAL REPORT.

COLUMN SCHEDULE

MARK	SIZE	COMMENTS
C1	HSS6x6x5/16	
C2	HSS8x8x3/8	

PIER SCHEDULE

MARK	SIZE
P1	24 x 24
P2	32 x 32
P3	32 x 58

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FOUNDATION PLAN
S101

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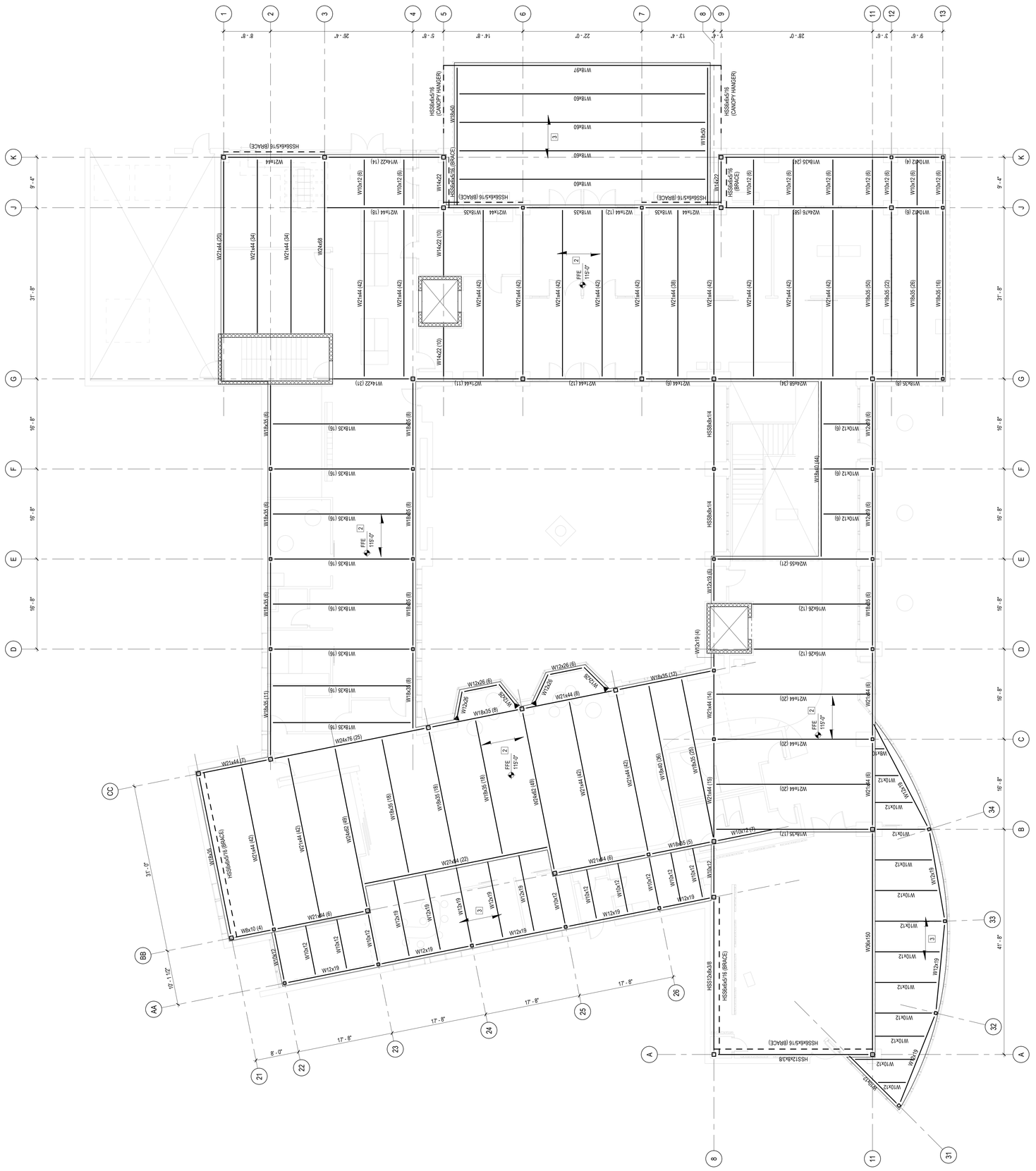
SECOND FLOOR FRAMING PLAN
S102

KEYNOTE LEGEND

#	NOTE
1	4" CONCRETE SLAB ON GRADE OVER VAPOR BARRIER OVER MINIMUM 6" COMPACTED FILL REINFORCE WITH 6x6 W2.9xW2.9 WWF PLACED 1" BELOW TOP OF SLAB. PROVIDE CONTROL JOINTS AT 12'-0" OC MAX
2	2" CONCRETE OVER 2" 20 GA COMPOSITE GALVANIZED METAL DECK, 3" TOTAL THICKNESS
3	METAL ROOF DECK 1 1/2" TYPE B 22 GA



1 SECOND FLOOR FRAMING PLAN
1/8" = 1'-0"

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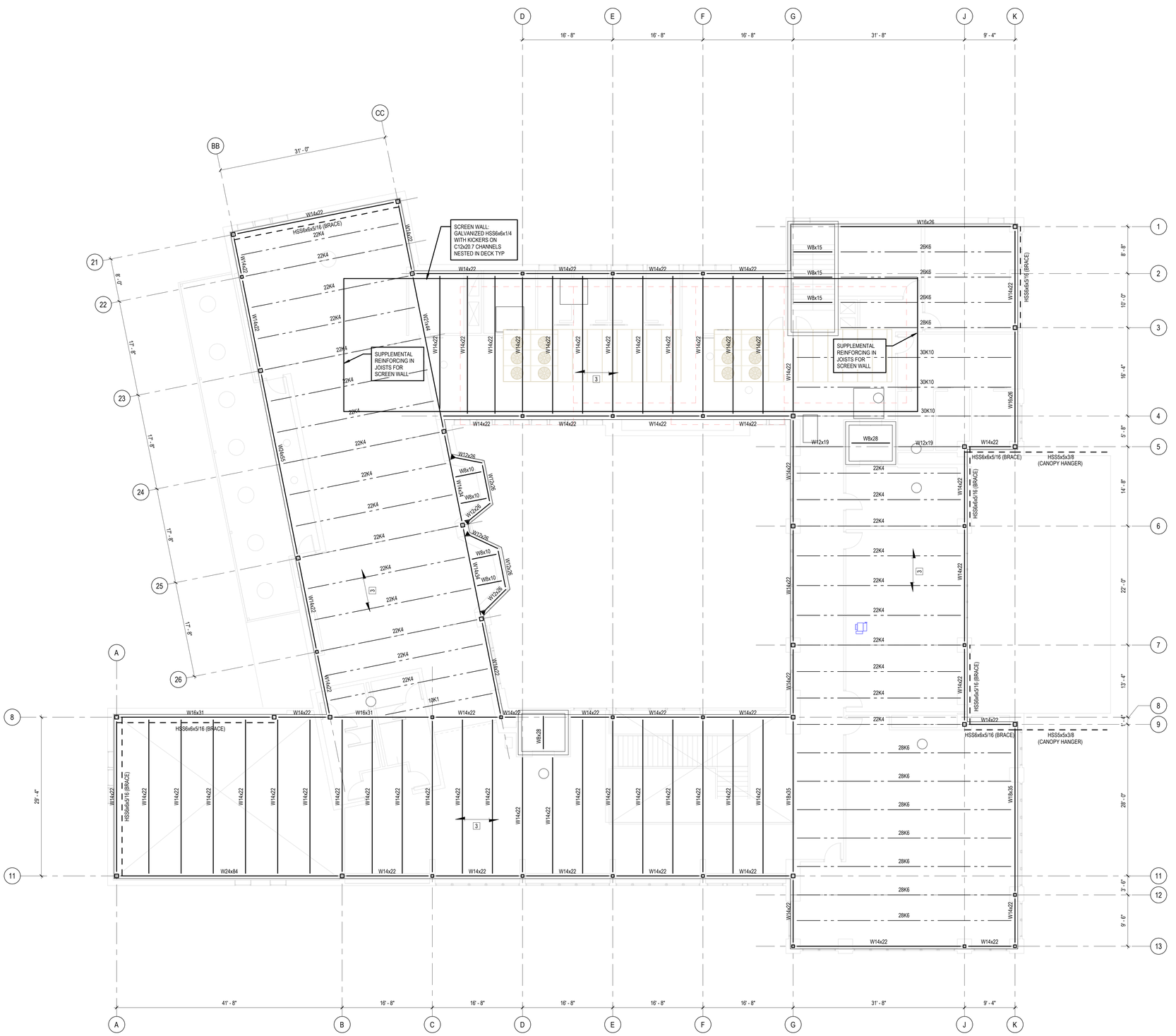
KEYNOTE LEGEND

#	NOTE
1	4" CONCRETE SLAB ON GRADE OVER VAPOR BARRIER OVER MINIMUM 6" COMPACTED FILL. REINFORCE WITH 6x6 W2.9xW2.9 WWF PLACED 1" BELOW TOP OF SLAB. PROVIDE CONTROL JOINTS AT 12'-0" OC MAX
2	3" CONCRETE OVER 2" 20 GA COMPOSITE GALVANIZED METAL DECK, 5" TOTAL THICKNESS
3	METAL ROOF DECK 1 1/2" TYPE B, 20 GA



ROOF FRAMING PLAN
1/8" = 1'-0"

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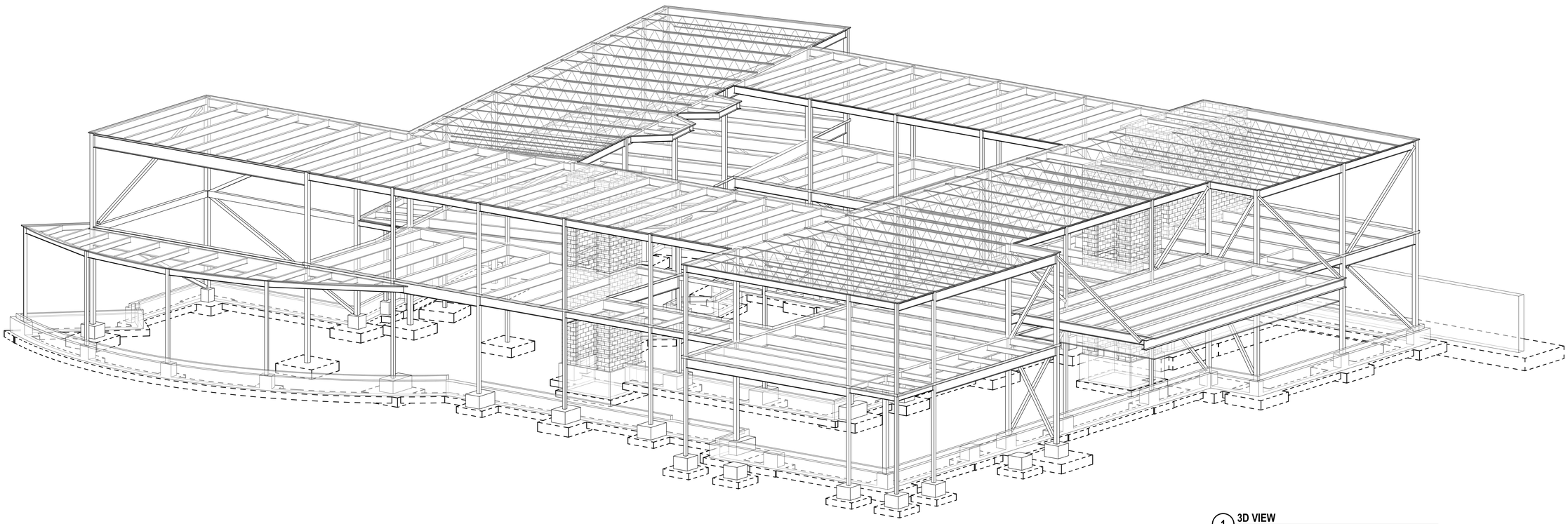
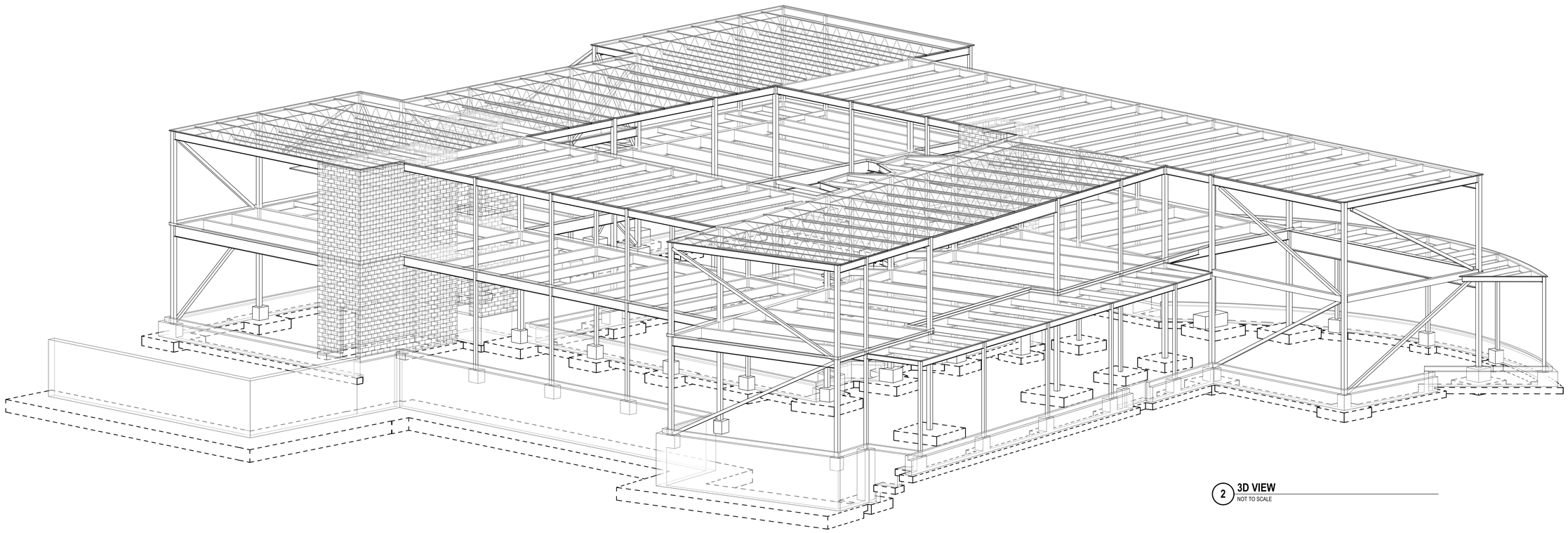
ROOF FRAMING PLAN
S103



1 **3D VIEW**
NOT TO SCALE



2 **3D VIEW**
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ISSUANCE

SCHEMATIC DESIGN
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3D VIEWS
S901

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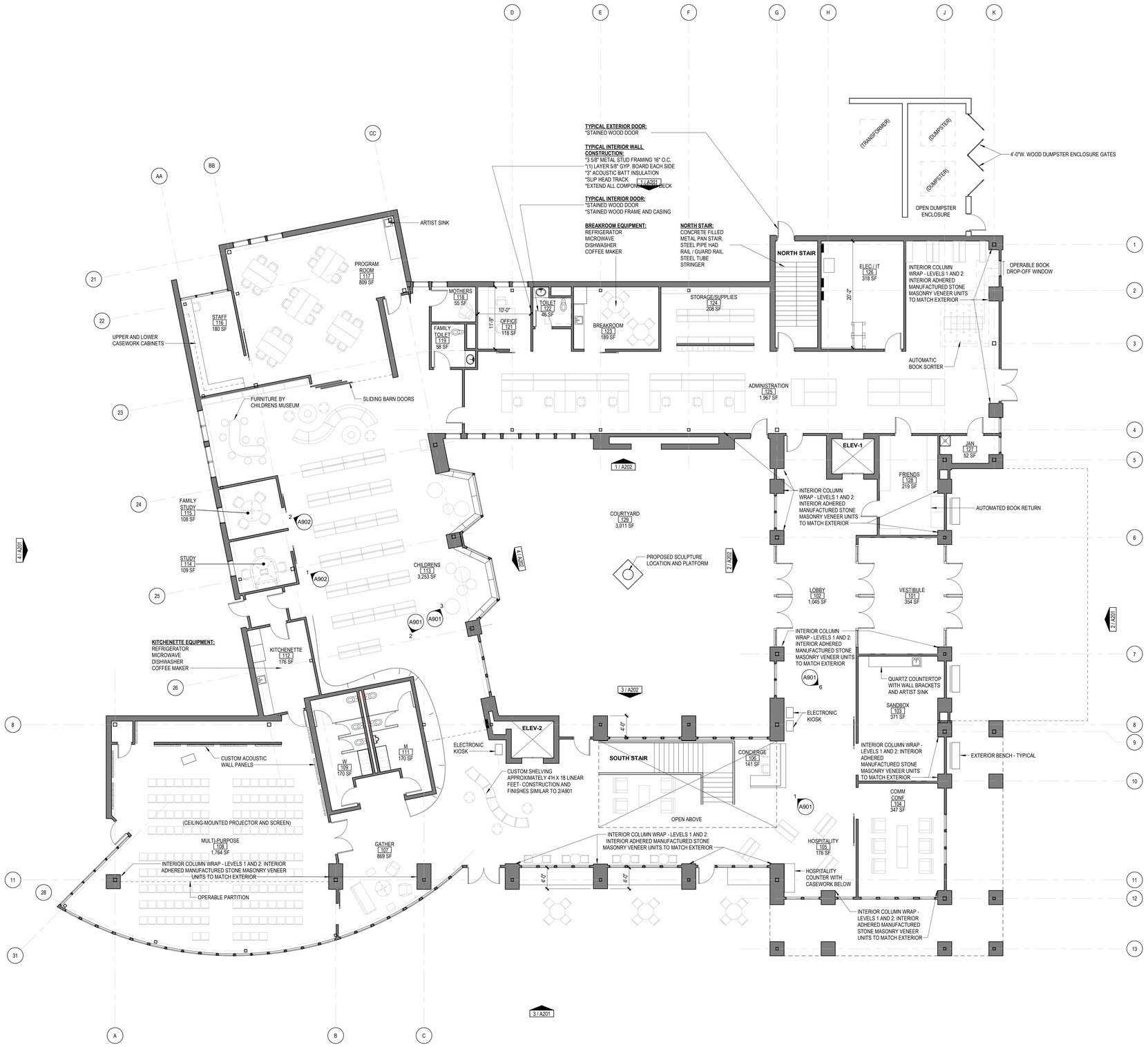

FIRST FLOOR PLAN

1/8" = 1'-0"

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FIRST FLOOR PLAN

A101

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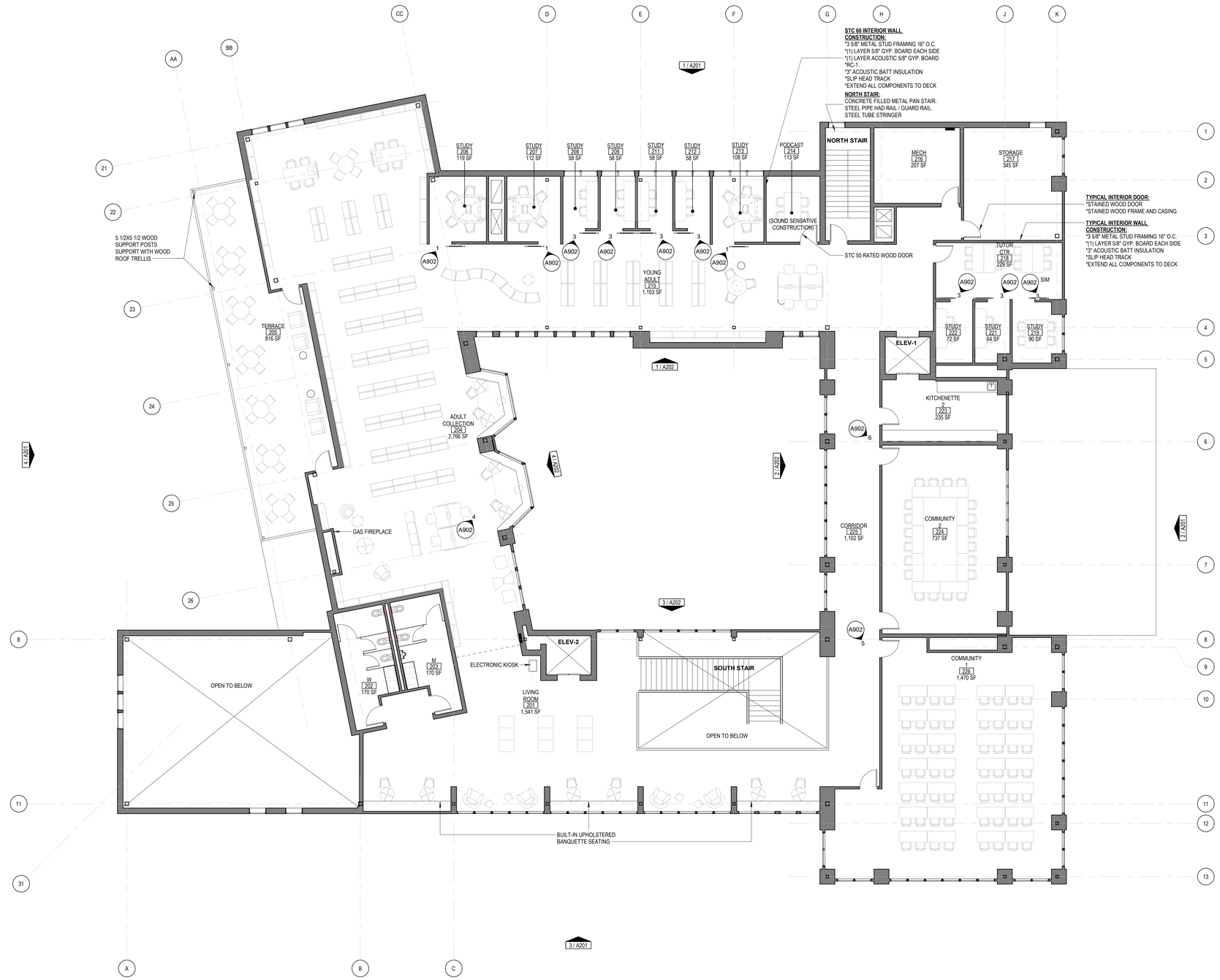

SECOND FLOOR PLAN

1/8" = 1'-0"

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SECOND FLOOR PLAN

A102

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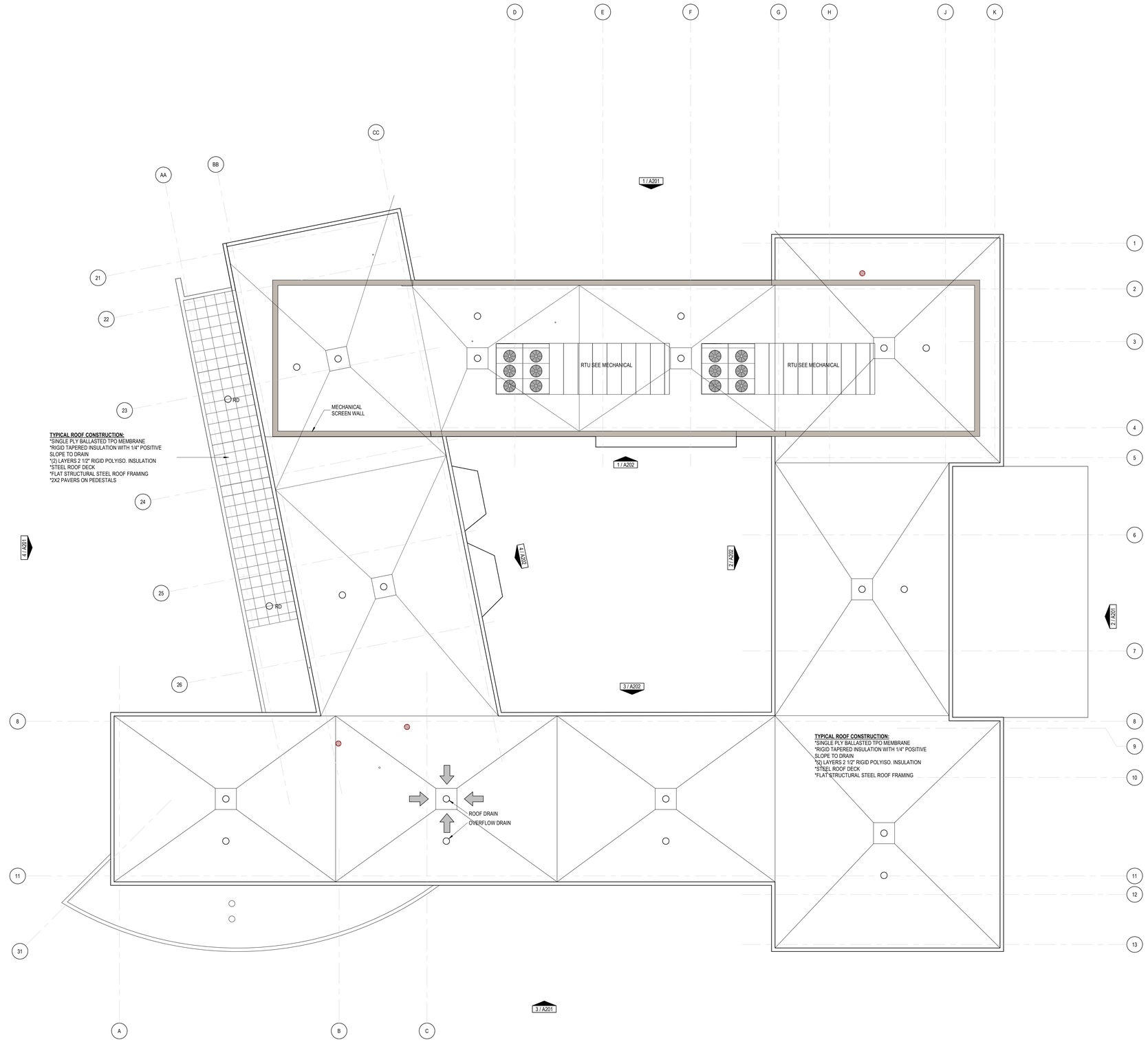

1 ROOF PLAN

1/8" = 1'-0"
1 / A201

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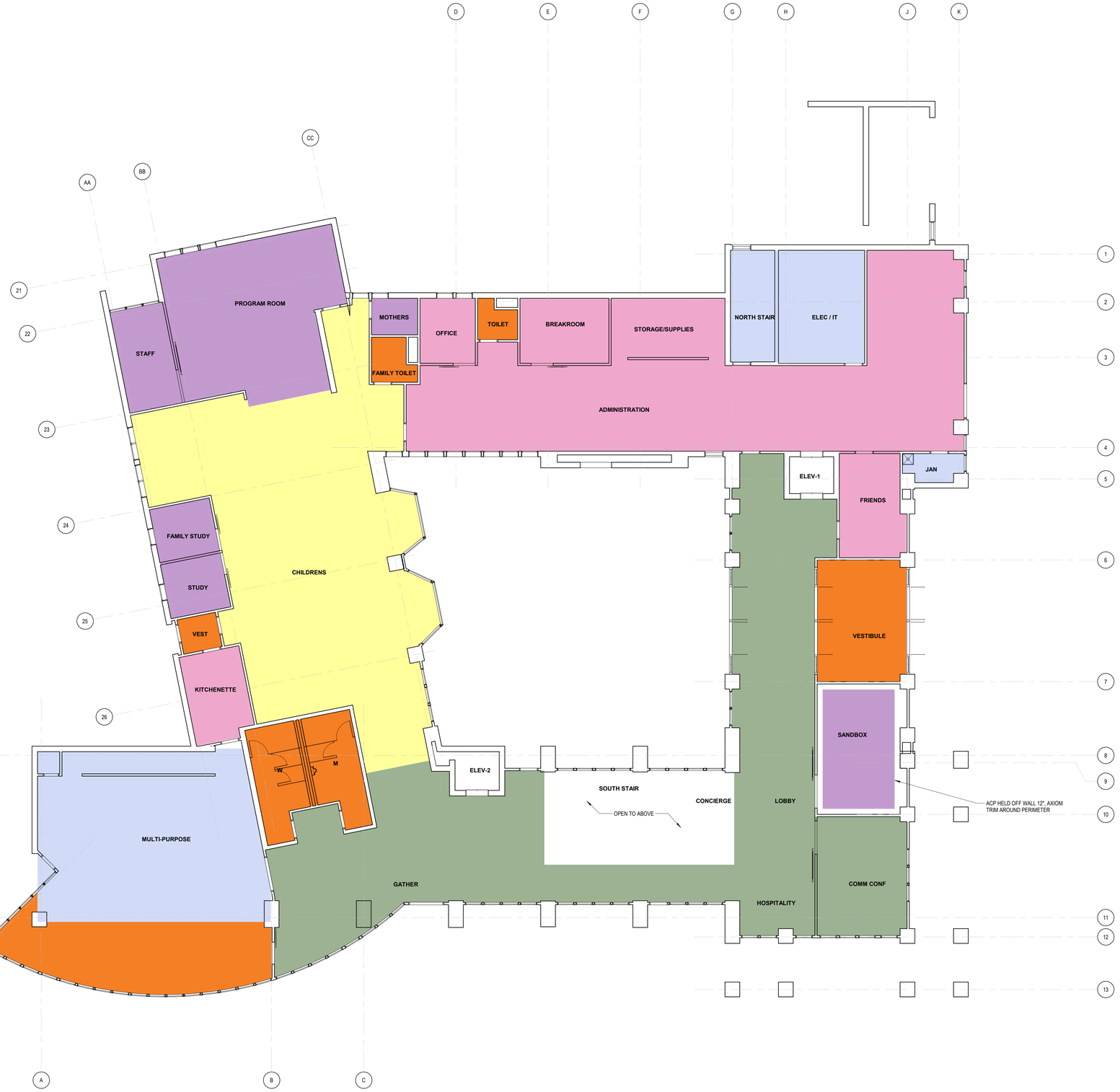
ROOF PLAN
A103



FIRST FLOOR REFLECTED CEILING PLAN

1/8" = 1'-0"

REFLECTED CEILING PLAN LEGEND

1. ALL CEILING GRIDS ARE TO BE CENTERED IN ROOM / AREA OR ALIGNED WITH ADJACENT ROOM / AREA AS INDICATED.
2. ALL LIGHT FIXTURES, SPRINKLER HEADS, RETURN AIR GRILLES AND SUPPLY AIR GRILLES ARE TO BE LOCATED IN THE CENTER OF THE CEILING PAD, UNLESS NOTED OTHERWISE.
3. COORDINATE MECHANICAL, ELECTRICAL AND FIRE PROTECTION TO ASSURE PROPER CLEARANCES AND LAYOUT.
4. MECHANICAL, ELECTRICAL AND FIRE PROTECTION CONTRACTORS TO PROVIDE ACCESS PANELS IN CEILINGS AS REQUIRED FOR MAINTENANCE OF EQUIPMENT. COORDINATE SIZE AND LOCATIONS OF ACCESS PANELS TO MINIMIZE QUANTITIES. CONTRACTOR IS REQUIRED TO PROVIDE LAYOUT TO ARCHITECT FOR REVIEW PRIOR TO INSTALLATION, UNLESS NOTED OTHERWISE.

- EXPOSED (PUBLIC SPACES - PAINTED, STORAGE/MECH - UNFINISHED)
- GYPSUM BOARD
- 2X2 ACOUSTIC CEILING PANEL
  BASIS OF DESIGN: ARMSTRONG-OPTIMA
- 2X6 ACOUSTIC CEILING PANEL
  BASIS OF DESIGN: ARMSTRONG-OPTIMA
- WOOD
  BASIS OF DESIGN: 9WOOD-1000
- 30% WOOD; BASIS OF DESIGN: 9WOOD-1000
  70% 2X6 ACOUSTIC CEILING PANEL; BASIS OF DESIGN: ARMSTRONG-OPTIMA
- 30% GYP
  70% WOOD; BASIS OF DESIGN: 9WOOD-1000

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FIRST FLOOR REFLECTED CEILING PLAN
A111

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SECOND FLOOR REFLECTED CEILING PLAN

1/8" = 1'-0"

REFLECTED CEILING PLAN LEGEND

1. ALL CEILING GRIDS ARE TO BE CENTERED IN ROOM / AREA OR ALIGNED WITH ADJACENT ROOM / AREA AS INDICATED.
2. ALL LIGHT FIXTURES, SPRINKLER HEADS, RETURN AIR GRILLES AND SUPPLY AIR GRILLES ARE TO BE LOCATED IN THE CENTER OF THE CEILING PAD, UNLESS NOTED OTHERWISE.
3. COORDINATE MECHANICAL, ELECTRICAL AND FIRE PROTECTION TO ASSURE PROPER CLEARANCES AND LAYOUT.
4. MECHANICAL, ELECTRICAL AND FIRE PROTECTION CONTRACTORS TO PROVIDE ACCESS PANELS IN CEILINGS AS REQUIRED FOR MAINTENANCE OF EQUIPMENT. COORDINATE SIZE AND LOCATIONS OF ACCESS PANELS TO MINIMIZE QUANTITIES. CONTRACTOR IS REQUIRED TO PROVIDE LAYOUT TO ARCHITECT FOR REVIEW PRIOR TO INSTALLATION, UNLESS NOTED OTHERWISE.

- EXPOSED (PUBLIC SPACES - PAINTED, STORAGE/MECH - UNFINISHED)
- GYPSUM BOARD
- 2X2 ACOUSTIC CEILING PANEL BASIS OF DESIGN: ARMSTRONG-OPTIMA
- 2X6 ACOUSTIC CEILING PANEL BASIS OF DESIGN: ARMSTRONG-OPTIMA
- WOOD BASIS OF DESIGN: 9WOOD-1000
- 30% WOOD; BASIS OF DESIGN: 9WOOD-1000 70% 2X6 ACOUSTIC CEILING PANEL; BASIS OF DESIGN: ARMSTRONG-OPTIMA
- 30% GYP 70% WOOD; BASIS OF DESIGN: 9WOOD-1000

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SECOND FLOOR REFLECTED CEILING PLAN

A112

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FIRST FLOOR FINISH PLAN

1/8" = 1'-0"

FINISH GENERAL NOTES

1. FLOORING:
   A. PROVIDE A CEMENTITOUS COMPOUND BETWEEN FLOOR MATERIALS OF DIFFERENT THICKNESS. FEATHER FLOOR FOR SMOOTH TRANSITION.
2. BASE:
   A. TYPICAL BASE PROFILE AT CARPET SHALL BE STRAIGHT.
   B. TYPICAL BASE PROFILE AT RESILENT FLOORING SHALL BE COVE.
3. WALLS:
   A. EXTERIOR WOOD TO WRAP INTO INTERIOR AT PERIMETER WALLS.
   B. STUDY ROOMS: TO HAVE ONE WALL OF CERAMIC COATED MARKER BOARD.
   C. ELEVATORS: BASIS OF DESIGN - FORMS + SURFACES.
   D. ALL GYP WALLS TO BE PAINTED UNLESS INDICATED OTHERWISE.
   E. PAINT FIRE EXTINGUISHER CABINETS TO MATCH ADJACENT WALL COLOR, UNLESS STAINLESS STEEL OR BRUSHED ALUMINUM FINISH .
4. CASEWORK:
   A. PUBLIC SPACES TO HAVE VENEER CASEWORK.
   B. STAFF/BACK OF HOUSE TO HAVE PLASTIC LAMINATE CASEWORK
   C. COUNTERTOPS TO BE QUARTZ.
5. COLUMNS:
   A. PERIMETER COLUMNS LEDGESTONE VENEER TO WRAP INTO INTERIOR.
6. BULKHEADS:
   A. PAINT BULKHEAD UNDERSIDES .
   B. PAINT BULKHEAD FACE TO MATCH ADJACENT WALL COLOR.
7. DOORS AND FRAMES:
   A. PAINT ALL INTERIOR HOLLOW METAL DOOR FRAMES.
   B. PAINT ALL INTERIOR HOLLOW METAL DOORS.
   C. PAINT EXTERIOR HOLLOW METAL DOORS.
   D. FRAME COLOR TRANSITION TO TAKE PLACE AT INSIDE CORNER OF STOP ON DOOR SIDE.
8. WINDOW SILLS:
   A. TYPICAL WINDOW SILL TO BE SOLID SURFACE.
9. DIFFUSERS AND COVERS:
   A. PAINT WALL DIFFUSER AND AIR GRILLE COVERS TO MATCH ADJACENT WALL.

FLOORING TYPE KEY

- TERRAZZO
  MATERIAL ALLOWANCE: $40.00 SF
- CARPET TILE
  MATERIAL ALLOWANCE: $30.00 SY
- LVT
  MATERIAL ALLOWANCE: $4.00 SF
- RESILIENT FLOORING
  MATERIAL ALLOWANCE: $7.00 SF
- WALK OFF GRATE
  BASIS OF DESIGN: MATS INC.
- WALK OFF CARPET
  MATERIAL ALLOWANCE: $40.00 SY
- PORCELAIN TILE
  MATERIAL ALLOWANCE: $4.00 SF
- SEALED CONCRETE
- POLISHED CONCRETE
- RUBBER TREAD/RISER/LANDING
- WALNUT WOOD TREAD W/INTEGRAL GRITSTRIP AT NOSE

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FIRST FLOOR FINISH PLAN
A121

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SECOND FLOOR FINISH PLAN

1/8" = 1'-0"

FINISH GENERAL NOTES

1. FLOORING:
   A. PROVIDE A CEMENTITOUS COMPOUND BETWEEN FLOOR MATERIALS OF DIFFERENT THICKNESS. FEATHER FLOOR FOR SMOOTH TRANSITION.
2. BASE:
   A. TYPICAL BASE PROFILE AT CARPET SHALL BE STRAIGHT.
   B. TYPICAL BASE PROFILE AT RESILENT FLOORING SHALL BE COVE.
3. WALLS:
   A. EXTERIOR WOOD TO WRAP INTO INTERIOR AT PERIMETER WALLS.
   B. STUDY ROOMS: TO HAVE ONE WALL OF CERAMIC COATED MARKER BOARD.
   C. ELEVATORS: BASIS OF DESIGN - FORMS + SURFACES.
   D. ALL GYP WALLS TO BE PAINTED UNLESS INDICATED OTHERWISE.
   E. PAINT FIRE EXTINGUISHER CABINETS TO MATCH ADJACENT WALL COLOR, UNLESS STAINLESS STEEL OR BRUSHED ALUMINUM FINISH .
4. CASEWORK:
   A. PUBLIC SPACES TO HAVE VENEER CASEWORK.
   B. STAFF/BACK OF HOUSE TO HAVE PLASTIC LAMINATE CASEWORK
   C. COUNTERTOPS TO BE QUARTZ.
5. COLUMNS:
   A. PERIMETER COLUMNS LEDGESTONE VENEER TO WRAP INTO INTERIOR.
6. BULKHEADS:
   A. PAINT BULKHEAD UNDERSIDES .
   B. PAINT BULKHEAD FACE TO MATCH ADJACENT WALL COLOR.
7. DOORS AND FRAMES:
   A. PAINT ALL INTERIOR HOLLOW METAL DOOR FRAMES.
   B. PAINT ALL INTERIOR HOLLOW METAL DOORS.
   C. PAINT EXTERIOR HOLLOW METAL DOORS.
   D. FRAME COLOR TRANSITION TO TAKE PLACE AT INSIDE CORNER OF STOP ON DOOR SIDE.
8. WINDOW SILLS:
   A. TYPICAL WINDOW SILL TO BE SOLID SURFACE.
9. DIFFUSERS AND COVERS:
   A. PAINT WALL DIFFUSER AND AIR GRILLE COVERS TO MATCH ADJACENT WALL.

FLOORING TYPE KEY

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  MATERIAL ALLOWANCE: $30.00 SY
- LVT
  MATERIAL ALLOWANCE: $4.00 SF
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  MATERIAL ALLOWANCE: $40.00 SY
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- POLISHED CONCRETE
- RUBBER TREAD/RISER/LANDING
- WALNUT WOOD TREAD W/INTEGRAL GRITSTRIP AT NOSE

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SECOND FLOOR FINISH PLAN
A122

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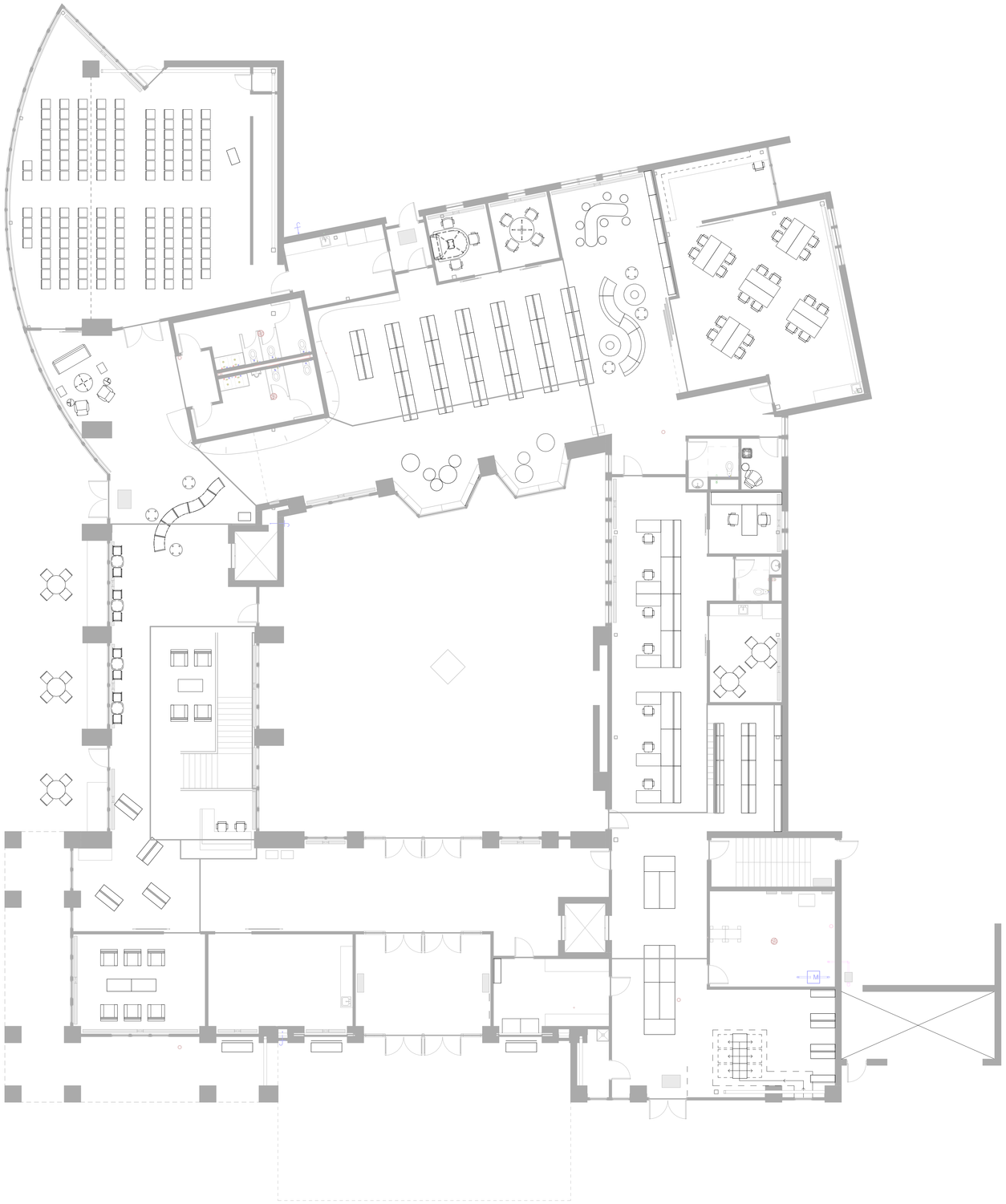
1 FIRST FLOOR FURNISHING PLAN
1/8" = 1'-0"
1 / A201



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FIRST FLOOR FURNITURE PLAN (FOR REFERENCE ONLY)

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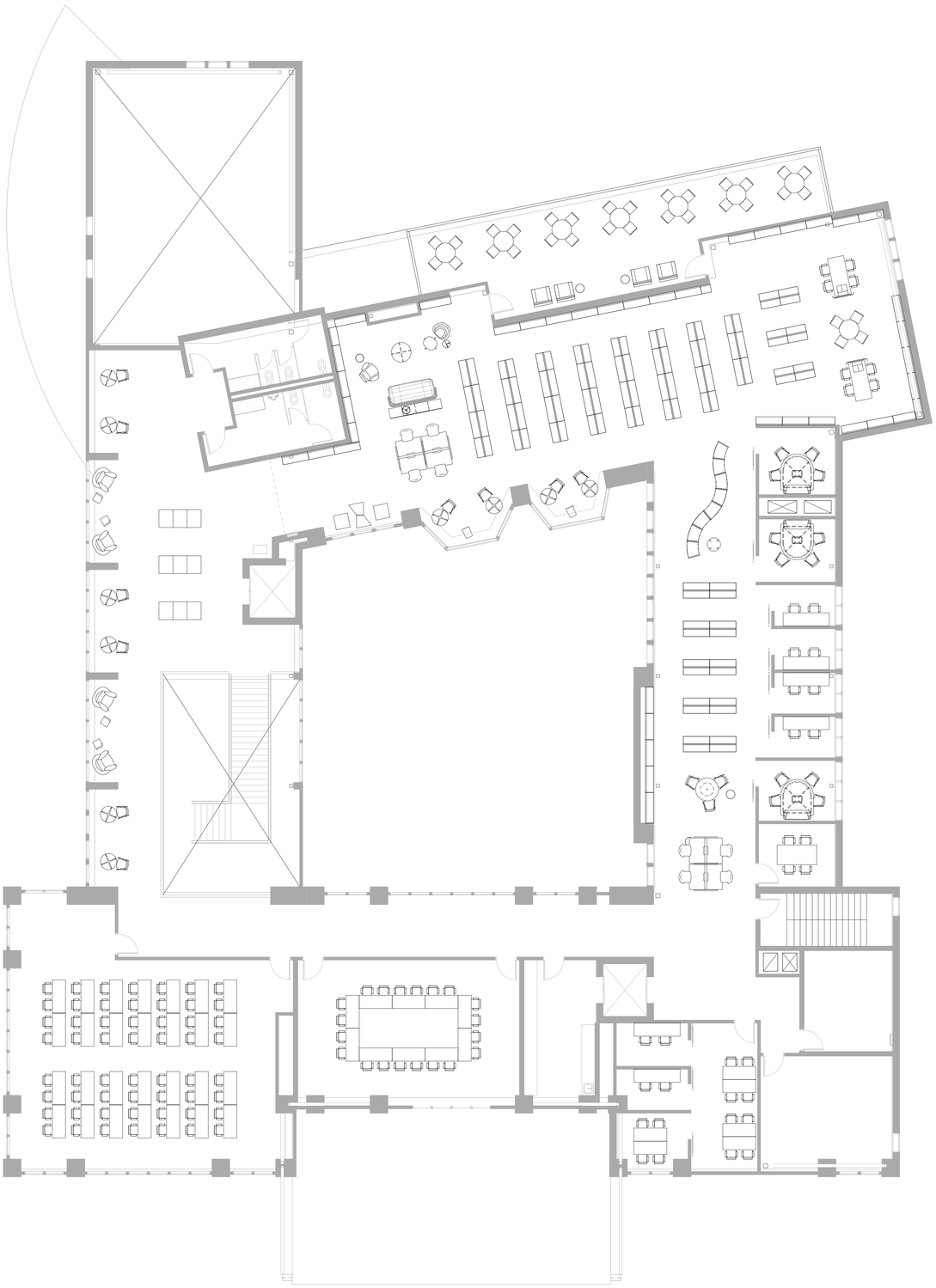
SECOND FLOOR FURNITURE PLAN

1/8" = 1'-0"



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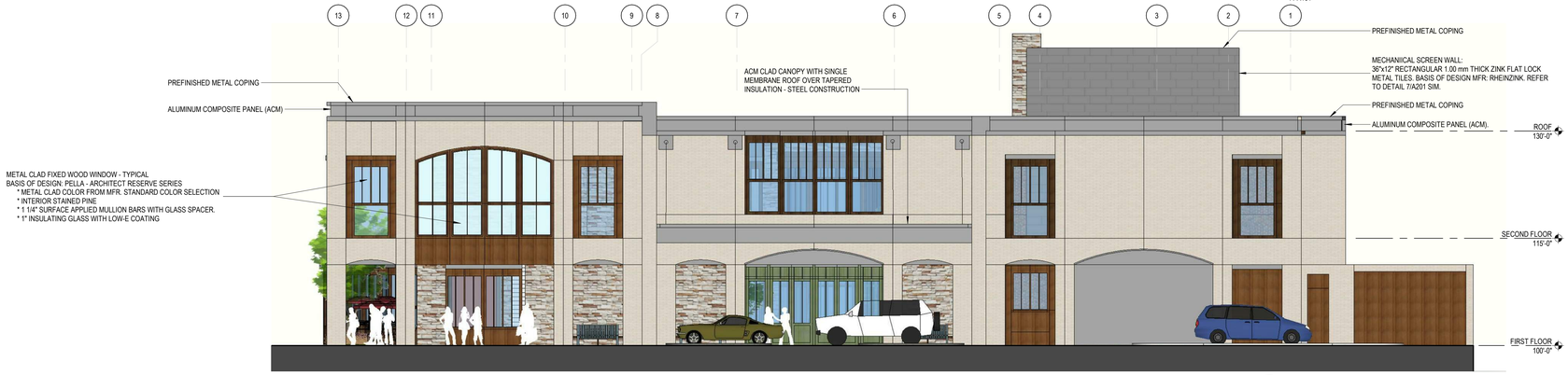
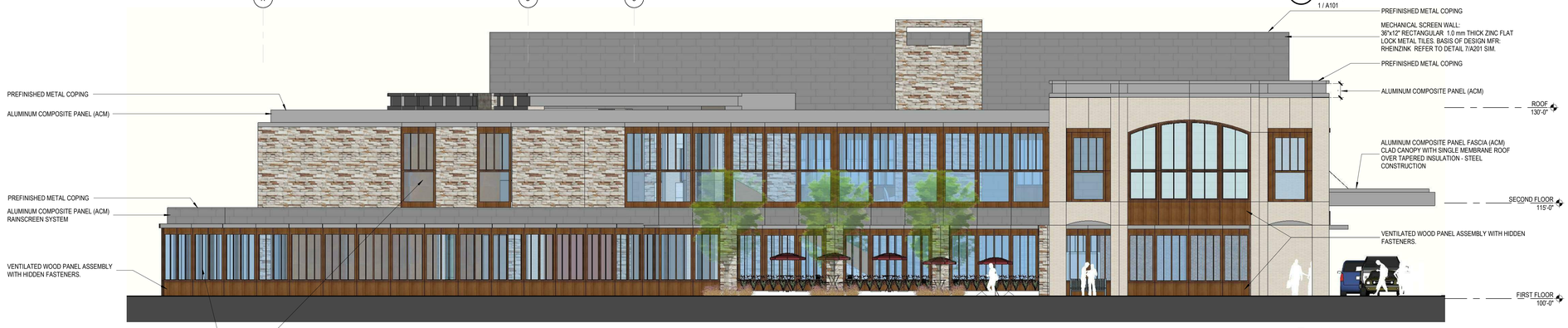
SECOND FLOOR FURNITURE PLAN (FOR REFERENCE ONLY)

A132

1 NORTH ELEVATION
1/8" = 1'-0"
1 / A101



2 EAST ELEVATION
1/8" = 1'-0"
1 / A101

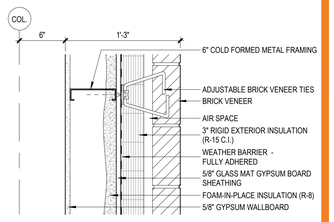


3 SOUTH ELEVATION
1/8" = 1'-0"
1 / A101

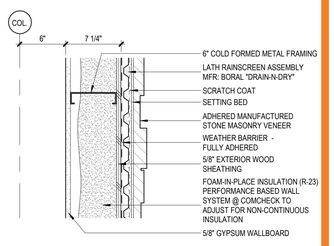
4 WEST ELEVATION
1/8" = 1'-0"
1 / A101

EXTERIOR MATERIALS LEGEND

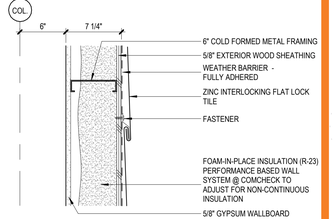
- ADHERED MANUFACTURED STONE MASONRY VENEER UNITS. REFER TO DETAIL 6/A201
- 36"x12" RECTANGULAR 1.0 mm THICK ZINC FLAT LOCK METAL TILES. BASIS OF DESIGN MFR: RHEINZINK REFER TO DETAIL 7/A201.
- VENTILATED WOOD PANEL FACADE WITH HIDDEN FASTENERS. BASIS OF DESIGN: MFR. PRODEMA MODEL: 1/2" PRODEX PANEL, CONCEALED FASTENING WITH HANGING HOOKS. REFER TO DETAIL 8/A201.
- BRICK VENEER - RUNNING BOND, MODULAR. REFER TO DETAIL 5/A201
- ALUMINUM COMPOSITE PANEL (ACM) WITH RAINSCREEN ASSEMBLY.



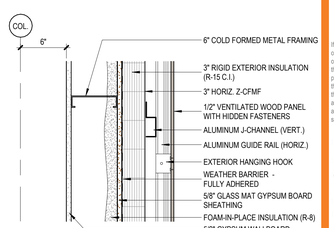
5 PLAN DETAIL - BRICK VENEER
1 1/2" = 1'-0"



6 PLAN DETAIL - STONE VENEER WALL
1 1/2" = 1'-0"



7 PLAN DETAIL - METAL FLAT LOCK TILE
1 1/2" = 1'-0"



8 PLAN DETAIL - VENTILATED WOOD PANEL
1 1/2" = 1'-0"

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ISSUANCE

SCHEMATIC DESIGN
03/08/2019

REVISIONS

NO.	DATE	DESCRIPTION

FILE NUMBER	72230012
PROJECT MANAGER	KB
PROFESSIONAL	JFC
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EXTERIOR ELEVATIONS

A201

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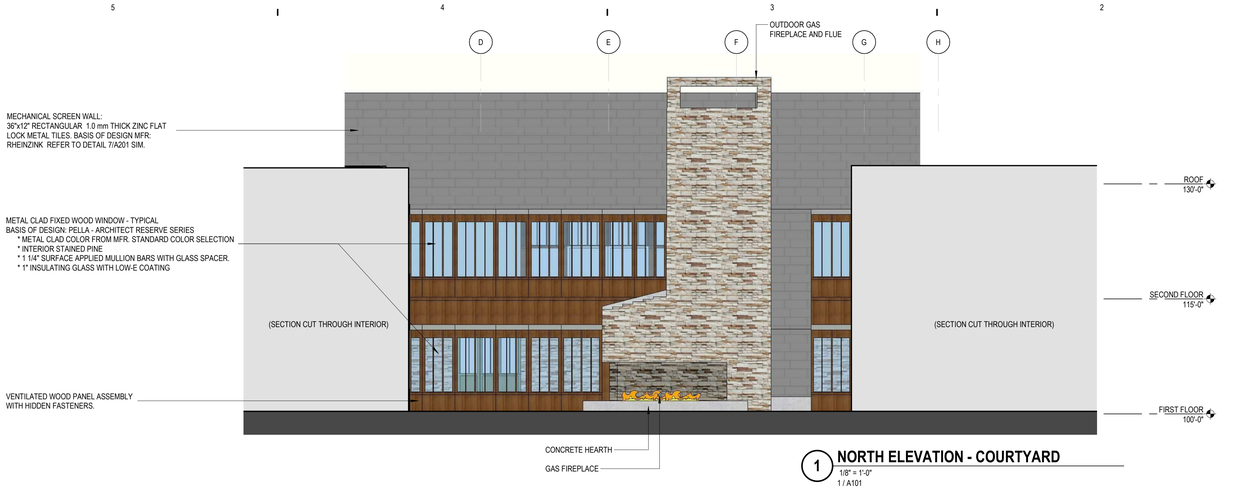

1 NORTH ELEVATION - COURTYARD
1/8" = 1'-0"
1 / A101

2 EAST ELEVATION - COURTYARD
1/8" = 1'-0"
1 / A101

3 SOUTH ELEVATION - COURTYARD
1/8" = 1'-0"
1 / A101

4 WEST ELEVATION - COURTYARD
1/8" = 1'-0"
1 / A101

EXTERIOR MATERIALS LEGEND

- ADHERED MANUFACTURED STONE MASONRY VENEER UNITS. REFER TO DETAIL 6/A201
- 36"x12" RECTANGULAR 1.0 mm THICK ZINC FLAT LOCK METAL TILES. BASIS OF DESIGN MFR: RHEINZINK REFER TO DETAIL 7/A201.
- VENTILATED WOOD PANEL FACADE WITH HIDDEN FASTENERS. BASIS OF DESIGN: MFR. PRODEMA MODEL: 1/2" PRODEX PANEL, CONCEALED FASTENING WITH HANGING HOOKS. REFER TO DETAIL 8/A201.
- BRICK VENEER - RUNNING BOND, MODULAR. REFER TO DETAIL 5/A201
- ALUMINUM COMPOSITE PANEL (ACM) WITH RAINSCREEN ASSEMBLY.

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EXTERIOR ELEVATIONS
A202

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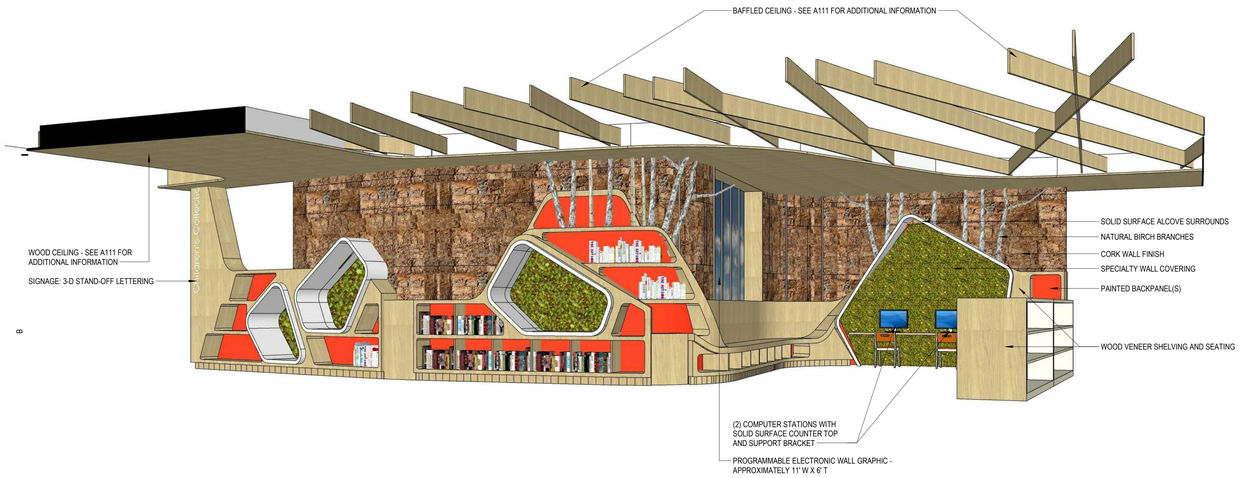
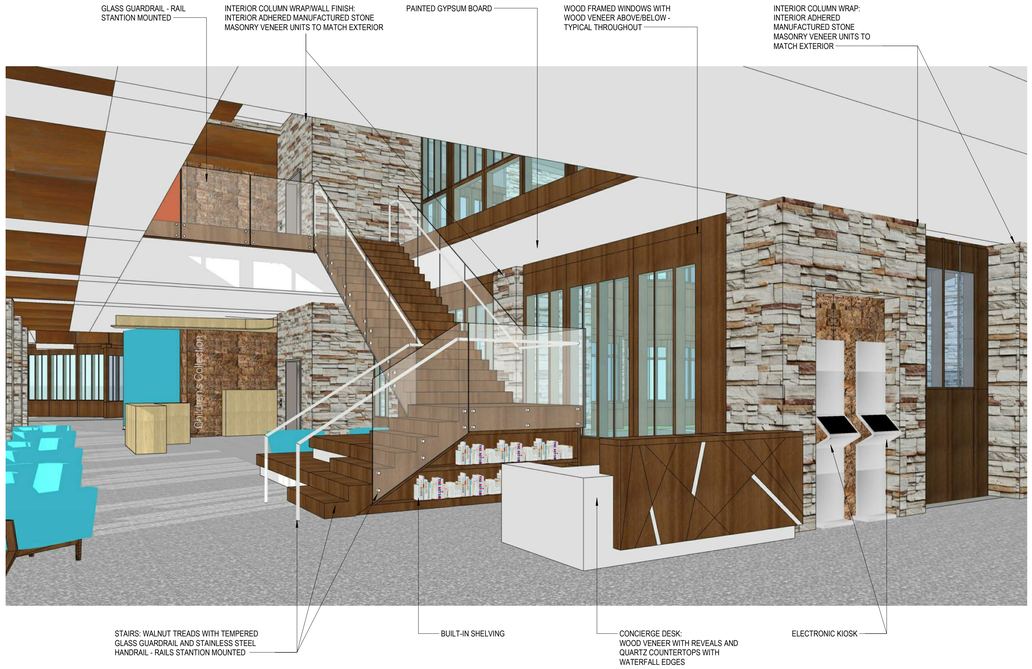
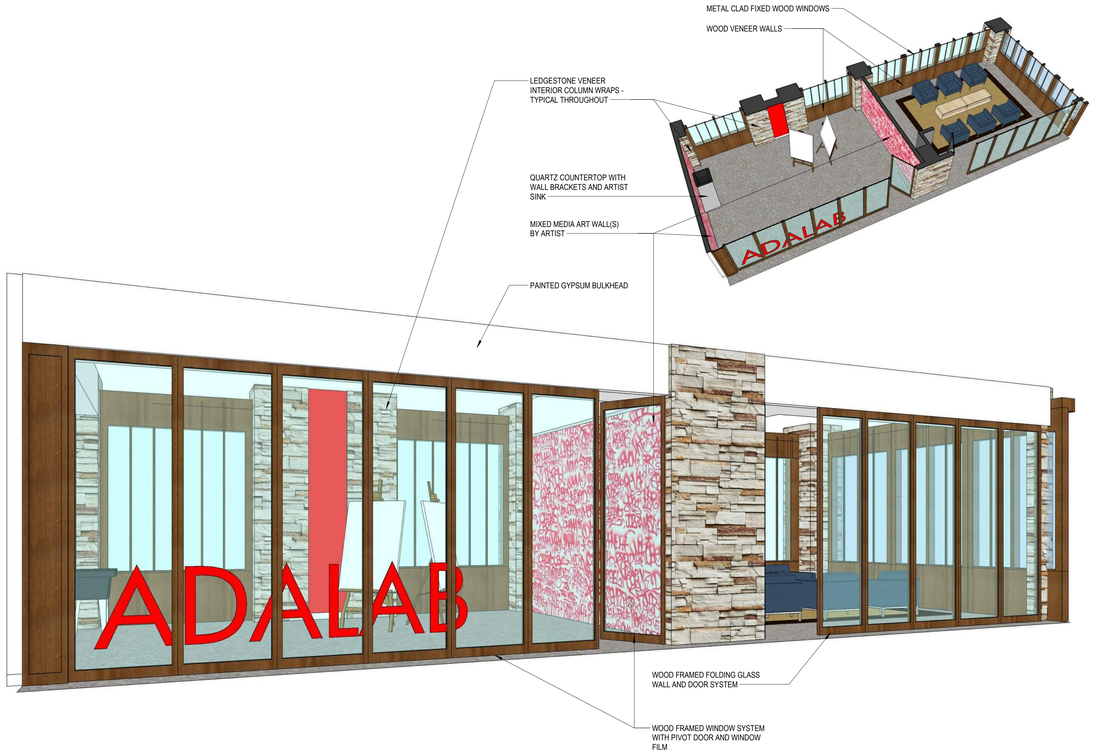


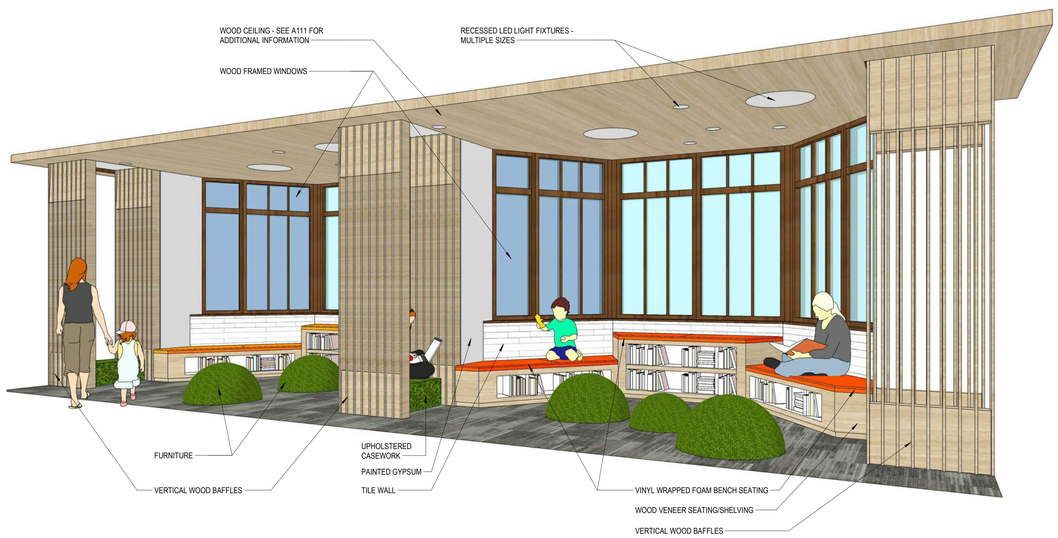
2 **CHILDRENS CUSTOM BOOKSHELF WALL**
NOT TO SCALE



1 **CONCIERGE DESK**
NOT TO SCALE



6 **SANDBOX AND COMMUNITY ROOM**
NOT TO SCALE



3 **CHILDREN'S STUDY ALCOVE**
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INTERIOR PERSPECTIVES
A901

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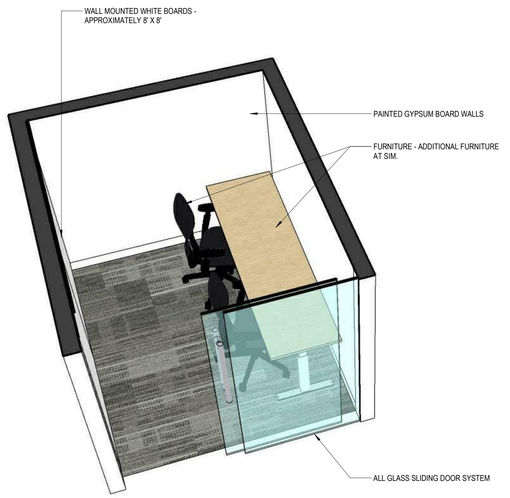
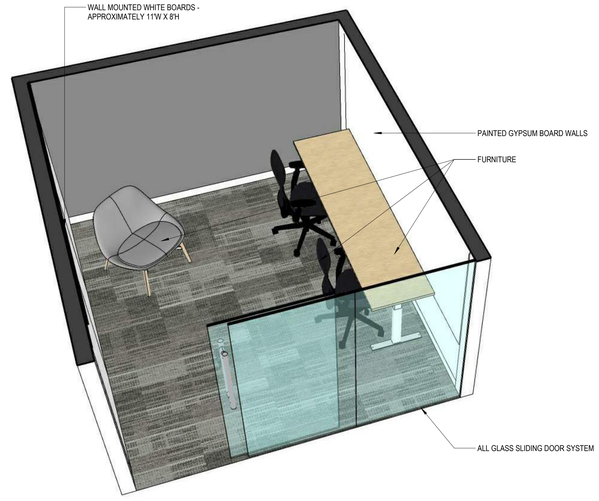
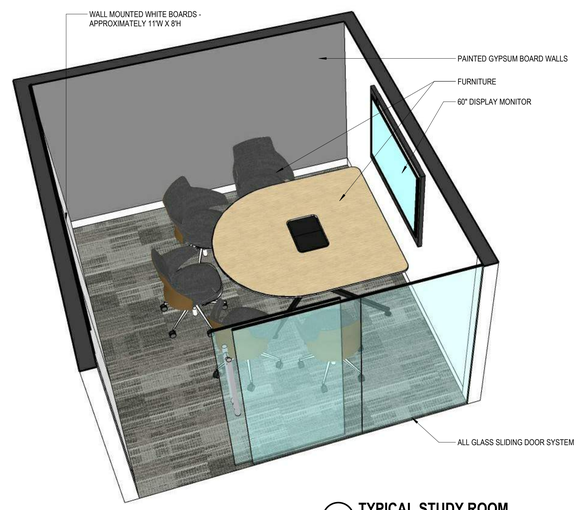


3 **STUDY ROOM**
NOT TO SCALE

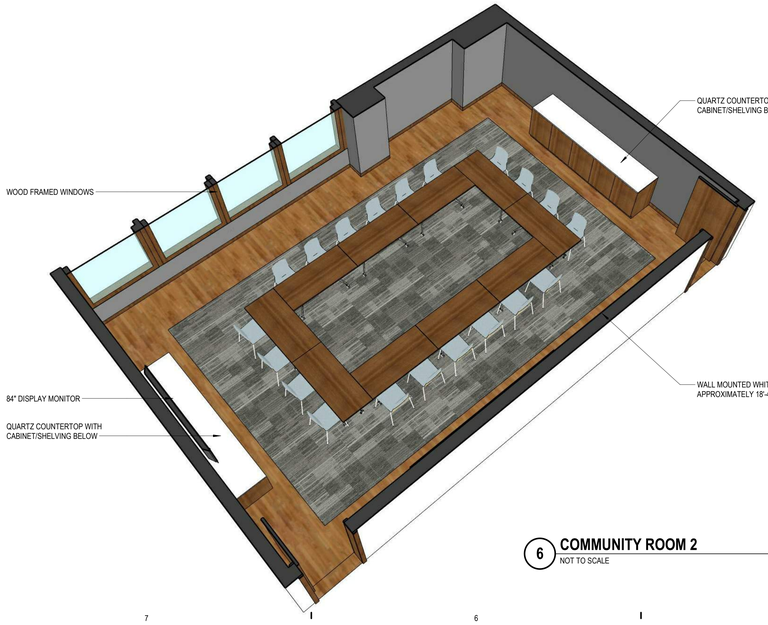


2 **FAMILY STUDY ROOM**
NOT TO SCALE



1 **TYPICAL STUDY ROOM**
NOT TO SCALE

4 **ADULT ALCOVE**
NOT TO SCALE



6 **COMMUNITY ROOM 2**
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5 **COMMUNITY ROOM 1**
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INTERIOR PERSPECTIVES
A902

FIRE PROTECTION SCOPE - NEW CONSTRUCTION

FIRST FLOOR FIRE PROTECTION PLAN
1/8" = 1'-0"

FIRE SPRINKLER GENERAL NOTES

1. ALL NEW WORK SHALL BE DESIGNED AND INSTALLED IN ACCORDANCE WITH NFPA 13, STATE CODES, LOCAL CODES AND LOCAL ORDINANCES. ALL COMPONENTS SHALL BE UL LISTED AND FM APPROVED.
2. ALL NEW SPRINKLERS SHALL BE QUICK RESPONSE TYPE.
3. EXISTING SPRINKLERS WILL REMAIN IF THEY ARE NOT REQUIRED TO BE MOVED. NEW SPRINKLER LOCATIONS WILL REQUIRE NEW SPRINKLER HEADS (NO REALLOCATIONS REQUIRING RE-THREADING HEAD INTO NEW DROP PIPE.
4. REFER TO "G" DRAWINGS AND TITLE SHEET "T" FOR CODE COMPLIANCE AND ADDITIONAL INFORMATION.
5. PROVIDE ALL NECESSARY OFFSETS, RAISES OR DROPS IN PIPING AND AUXILIARY DRAINS REQUIRED BY BUILDING CONDITIONS.
6. EXAMINE THE JOB CONDITIONS AND VERIFY ALL MEASUREMENTS, DISTANCES, ELEVATIONS, CLEARANCES ETC.
7. ARCHITECTURAL, HVAC AND ELECTRICAL BACKGROUND INFORMATION IS SHOWN FOR COORDINATION PURPOSES ONLY. REFER TO THE PROPER DRAWINGS FOR EXACT LOCATIONS, SIZES AND QUANTITIES OF OTHER TRADES' WORK.
8. AUTOCAD (DWG) OR MICROSTATION (DGN) COMPATIBLE FILES WILL BE MADE AVAILABLE TO THE SUCCESSFUL FIRE SPRINKLER CONTRACTOR IN ELECTRONIC FORMAT ON REQUEST.
9. SYSTEM MODIFICATIONS SHALL BE DESIGNED AND SIZED HYDRAULICALLY IN ACCORDANCE WITH NFPA 13. OWNERS INSURER, AND ALL STATE AND LOCAL CODES AS INTERPRETED BY THE AUTHORITY HAVING JURISDICTION.
10. ALL NEW SYSTEM PIPING SHALL BE INSTALLED TO ALLOW DRAINAGE BACK TO THE SYSTEM RISERS WHEN POSSIBLE. WHERE IMPRACTICAL, AUXILIARY DRAINS SHALL BE INSTALLED AND DRAINED TO AN ACCEPTABLE LOCATION AS AGREED TO BY THE OWNER AND ENGINEER. EXISTING DRAINS SHALL REMAIN.
11. COORDINATE SPRINKLER HEAD LOCATIONS AND PIPE ROUTING WITH OTHER TRADES TO AVOID INTERFERENCE REFER TO ARCHITECTURAL REFLECTED CEILING PLANS AND THE MECHANICAL AND ELECTRICAL PLANS FOR LOCATIONS OF CEILINGS, DIFFUSERS, LIGHTS AND OTHER CEILING ORNAMENTATION.
12. ALL MAINS RUNNING PARALLEL WITH BUILDING JOISTS/BEAMS SHALL BE HUNG USING HANGERS ATTACHED TO SUPPORTING STEEL SUPPORTED AT PANEL POINTS OF JOISTS AND IN ACCORDANCE WITH NFPA STANDARDS.
13. REFER TO GENERAL AND SUPPLEMENTAL CONDITIONS OF BID INSTRUCTIONS FOR CUTTING AND PATCHING OF WALLS AND ROOFS. THE FIRE PROTECTION CONTRACTOR IS RESPONSIBLE FOR ALL PENETRATIONS REQUIRED TO COMPLETE THE WORK. SEE MECHANICAL SPECIFICATIONS FOR PIPE SEALS, WATERPROOFING AND SLEEVES, AND ESCUTCHEON REQUIREMENTS.
14. REFER TO SPECIFICATION FOR SPRINKLER TYPES. WHERE CEILINGS ARE PRESENT, STANDARD SPRINKLER TO BE CONCEALED HEAD WITH WHITE ESCUTCHEON PLATE, CENTERED ON CEILING PAD, UNLESS OTHERWISE INDICATED ON PLANS OR IN SPECIFICATION.
15. ALL FIRE PROTECTION PIPING SHALL BE PROVIDED IN ACCORDANCE WITH NFPA 13, THREADING OF LIGHT WALL PIPING (LESS THAN SCHEDULE 40) SHALL BE PROHIBITED. OUTLETS AND TEES BEING APPLIED TO EXISTING PIPING MUST BE OF THE, WELDED, THREADED OR GROOVED DESIGN. "TAP-ON" TYPE TEES THAT ARE NOT FULL CIRCUMFERENCE, BOLTED TYPE CONNECTIONS WILL NOT BE ALLOWED.
16. ALL SPRINKLERS SHALL BE UL LISTED AND FM APPROVED FOR THE INTENDED APPLICATION WHEN APPLIED IN ACCORDANCE WITH THE MANUFACTURERS LISTINGS. SPRINKLERS SHALL BE GLASS BULB TYPE AND SHALL COMPLY WITH THE REQUIREMENTS OF NFPA 13.
17. REFER TO ARCHITECTURAL DRAWINGS, SPECIFICALLY WALL SECTIONS AND REFLECTED CEILING PLANS. THE CONTRACTOR SHALL ROUTE NEW FIRE SPRINKLER PIPING AT ELEVATION EQUAL TO EXISTING, COORDINATING WITH NEW AND EXISTING DUCTWORK, PLUMBING AND ELECTRICAL CONDUIT. DESIGN INTENT IS FOR FP PIPING TO ROUTE AROUND EXISTING MECHANICAL CONDITIONS.

FIRE SPRINKLER DESIGN CRITERIA

CLASSIFICATION:	LIGHT HAZARD
DENSITY:	0.10 GPM/SQFT
TYPICAL OPERATING AREA:	1,500 SQ. FT.
TYPICAL SPRINKLER SPACING:	225 SQ. FT. MAX.
TEMPERATURE RATING:	165°F.

CLASSIFICATION:	ORDINARY HAZARD
DENSITY:	0.15 GPM/SQFT
TYPICAL OPERATING AREA:	1,500 SQ. FT.
TYPICAL SPRINKLER SPACING:	130 SQ. FT. MAX.
TEMPERATURE RATING:	165°F.

CLASSIFICATION:	GROUP 1 EXTRA HAZARD
DENSITY:	0.30 GPM/SQFT
TYPICAL OPERATING AREA:	2300 SQ. FT.
TEMPERATURE RATING:	165°F.

GENERAL INSTALLATION NOTES:

1. THE AWARDED FPC SHALL BE RESPONSIBLE TO ORDER A NEW WATER FLOW TEST IF EXISTING DATA TAKEN WITHIN THE LAST YEAR IS NOT AVAILABLE.
2. DESIGN CALCULATIONS FOR NEW SPRINKLERS SHALL ALLOW FOR 10 PERCENT SAFETY FACTOR.
3. EXISTING FIRE DEPARTMENT CONNECTIONS AND HOSE REELS SHALL REMAIN.
4. CLASSIFICATION PERTAINS TO BOTH NEW ADDITIONS AND REMODEL AREAS.

FIRE PROTECTION SCOPE - NEW CONSTRUCTION

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FIRST FLOOR FIRE PROTECTION PLAN

FP101

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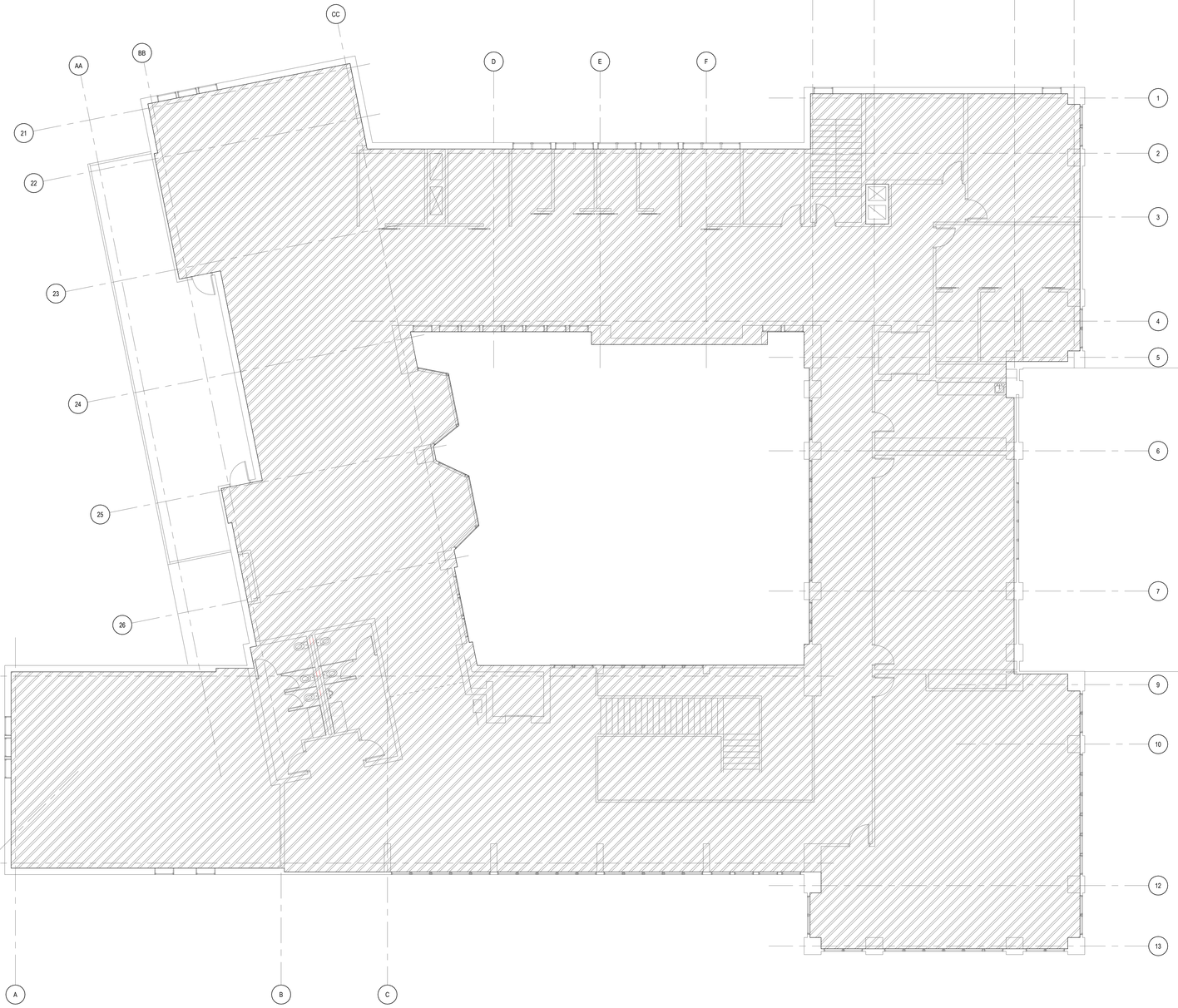

FIRE SPRINKLER GENERAL NOTES

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6. EXAMINE THE JOB CONDITIONS AND VERIFY ALL MEASUREMENTS, DISTANCES, ELEVATIONS, CLEARANCES ETC.
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FIRE SPRINKLER DESIGN CRITERIA

CLASSIFICATION: **LIGHT HAZARD**
DENSITY: 0.10 GPM/SQFT
TYPICAL OPERATING AREA: 1,500 SQ. FT.
TYPICAL SPRINKLER SPACING: 225 SQ. FT. MAX.
TEMPERATURE RATING: 160°F.

CLASSIFICATION: **ORDINARY HAZARD**
DENSITY: 0.15 GPM/SQFT
TYPICAL OPERATING AREA: 1,500 SQ. FT.
TYPICAL SPRINKLER SPACING: 130 SQ. FT. MAX.
TEMPERATURE RATING: 165°F.

CLASSIFICATION: **GROUP 1 EXTRA HAZARD**
DENSITY: 0.30 GPM/SQFT
TYPICAL OPERATING AREA: 2300 SQ. FT.
TEMPERATURE RATING: 165°F.

GENERAL INSTALLATION NOTES:
1. THE AWARDED FPC SHALL BE RESPONSIBLE TO ORDER A NEW WATER FLOW TEST IF EXISTING DATA TAKEN WITHIN THE LAST YEAR IS NOT AVAILABLE.
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3. EXISTING FIRE DEPARTMENT CONNECTIONS AND HOSE REELS SHALL REMAIN.
4. CLASSIFICATION PERTAINS TO BOTH NEW ADDITIONS AND REMODEL AREAS.

FIRE PROTECTION SCOPE - NEW CONSTRUCTION

SECOND FLOOR FIRE PROTECTION PLAN

1/8" = 1'-0"

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PROFESSIONAL Designer
DRAWN BY
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SECOND FLOOR FIRE PROTECTION PLAN

FP102

ABBREVIATIONS - PLUMBING

AC	AIR COMPRESSER
AC	ARCHITECTURAL CONTRACTOR
ADA	AMERICANS WITH DISABILITIES ACT
AVS	ACID VENT STACK
AW	ACID WASTE
B	BOILER
BV	BALL VALVE
CB	CATCH BASIN
CBS	COMBINATION BALANCE & SHUTOFF VALVE
CIP	CAST IRON PIPE
CO	CLEANOUT
COMP	COMPARTMENT
CS	CLINICAL SINK
CV	CHECK VALVE
CW	COLD WATER
D&T	DRIP AND TRAP
DB	DIALYSIS WASTE & SUPPLY BOX
DCP	DOMESTIC WATER CIRCULATING PUMP
DCR	DOMESTIC COLD WATER RETURN
DN	DISCHARGE NOZZLE
DSN	DOWNSPOUT NOZZLE
DW	DISHWASHER
DWH	DOMESTIC WATER HEATER
EWT	ENTER WATER TEMPERATURE
FC	FLEXIBLE CONNECTION
FCO	FLOOR CLEAN OUT
FD	FLOOR DRAIN
FS	FLOOR SINK
FSEC	FOOD EQUIPMENT SERVICE CONTRACTOR
G	GAS
GLR	GROUND LOOP RETURN
GLS	GROUND LOOP SUPPLY
HB	HOSE BIBB
HO	HUB OUTLET
HTP	HEAT PUMP
HW	HOT WATER
HWR	HOT WATER RETURN (DOMESTIC)
HYD	HYDRANT
IE	INVERT ELEVATION
IW	INDIRECT WASTE
KVAR	KILOVOLT-AMPERES REACTIVE
L	LAVATORY
LAV	LAVATORY
LEED	LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN
LWT	LEAVING WATER TEMPERATURE
MB	MOP BASIN
MCA	MINIMUM CIRCUIT AMPS
MH	MANHOLE
MOP	MAXIMUM OVERCURRENT PROTECTION
NG	NATURAL GAS
OHD	OVERHEAD DOOR
ORD	OVERFLOW ROOF DRAIN
PF	PUMP - FIRE PROTECTION
PP	PUMP - PLUMBING
PSI	POUNDS PER SQUARE INCH
PSIG	POUNDS PER SQUARE INCH GAUGE
RD	ROOF DRAIN, ROAD
RIO	ROUGH-IN ONLY
RPBP	REDUCED PRESSURE BACKFLOW PREVENTER
RPM	REVOLUTIONS PER MINUTE
RR	REST ROOM
RV	RELIEF VENT
S	SINK
SAN	SANITARY
SCW	SOFT COLD WATER
SD	STORM DRAIN
SG	SPECIFIC GRAVITY
SH	SHOWER
SK	SINK
SNS	SANITARY SEWER
SPHD	SPRINKLER HEAD
SPKR	SPRINKLER
SS	SERVICE SINK
SSK	SERVICE SINK
ST	STORM
TD	TRENCH DRAIN
THERM	100 CUBIC FEET OF NATURAL GAS
TOW	TOP OF WALL
UR	URINAL
V	VENT
VS	VENT STACK
VTR	VENT THROUGH ROOF
W	WASTE
WCO	WALL CLEANOUT
WH	WALL HYDRANT
WHTR	WATER HEATER
WS	WASTE STACK
ZVB	ZONE VALVE BOX

PLUMBING SYMBOLS

- ANGLE RELIEF VALVE
- ANGLED STOP CHECK VALVE
- BALANCING VALVE
- BUTTERFLY VALVE
- BALL VALVE
- CHECK VALVE W/ARROW INDICATING FLOW
- GATE VALVE
- GLOBE VALVE
- LINEAR STOP CHECK VALVE
- GAS VALVE
- PLUG VALVE
- PRESSURE REDUCING VALVE
- PRESSURE RELIEF VALVE
- SOLENOID VALVE
- PRESSURE REGULATING VALVE - TWO WAY
- PRESSURE REGULATING VALVE - THREE WAY
- MOTORIZED CONTROL VALVE - 2-WAY
- MOTORIZED CONTROL VALVE - 3-WAY
- FLOW MEASURING DEVICE
- HOSE BIBB
- MANUAL AIR VENT
- PRESSURE INDICATOR
- TEMPERATURE INDICATOR
- THERMOMETER
- ANCHOR
- CAP
- CB — CATCH BASIN
- CO — END OF LINE, CLEANOUT
- CO — FLOOR, CLEANOUT
- WCO — WALL, CLEANOUT
- EXPANSION COMPENSATOR OR EXPANSION JOINT
- FLEXIBLE PIPE CONNECTOR
- FD / FD — FLOOR DRAINS
- PIPE GUIDE
- MH — MANHOLE
- MGS — MASTER GAS SHUT OFF
- PRS — PRESSURE REDUCING STATION
- RPBP — REDUCED PRESSURE BACKFLOW PREVENTER
- STRAINER
- UNION

PLUMBING SYMBOLOGY

- CW — COLD WATER
- HW — HOT WATER
- HWR — HOT WATER RETURN
- SAN — SANITARY WASTE
- AW — ACID WASTE
- ST — STORM
- OD — STORM (OVERFLOW DRAINAGE)
- AV — ACID WASTE VENT
- V — COMPRESSED AIR
- G — NATURAL GAS
- G(EPS) — NATURAL GAS, EMERGENCY POWER
- C — COIL CONDENSATE TO DRAIN
- CA — COMPRESSED AIR

PHASING

- EXISTING - LINE THICKNESS OVERRIDE
- DEMOLITON - LINESTYLE AND THICKNESS OVERRIDE

PLUMBING GENERAL NOTES

1. COORDINATE ROUTING OF PIPING WITH ALL OTHER TRADES PRIOR TO INSTALLATION TO AVOID CONFLICTS.
2. COMPLY WITH ALL APPLICABLE LOCAL AND STATE CODES.
3. PROVIDE ROUGH-INS AND FINAL CONNECTIONS TO FIXTURES AND EQUIPMENT FURNISHED BY LAB EQUIPMENT CONTRACTOR. USE ONLY APPROVED EQUIPMENT AND FIXTURE SHOP DRAWINGS, FROM FSEC, FOR ROUGH-IN SIZES AND LOCATIONS.
4. PROVIDE TRAP SEAL PROTECTION ON ALL FLOOR DRAINS, FLOOR SINKS AND HUB DRAINS SUBJECT TO EVAPORATION. INSTALL PER MANUFACTURERS RECOMMENDATIONS.
5. PROVIDE ASSE 1070 MIXING VALVE AT ALL BARRIER FREE SINKS AND ALL HAND WASHING SINKS TO PROVIDE TEMPERED WATER TO HOT WATER SIDE OF FAUCET.
6. PIPING INSTALLED IN THE WAY OF ACCESS OR MAINTENANCE TO EQUIPMENT SHALL BE RELOCATED AT THE EXPENSE OF THE INSTALLING CONTRACTOR.
7. ALL PLUMBING WORK SHALL MEET MICHIGAN PLUMBING CODE 2015 REQUIREMENTS AS A MINIMUM UNLESS EXCEEDED BY PROJECT CONSTRUCTION DOCUMENTS. THE OWNER EXPECTS THE HIGHEST LEVEL OF WORKMANSHIP AND QUALITY STANDARDS.
8. PROVIDE SHUTOFF VALVES AT ALL FIXTURES AND EQUIPMENT.
9. COORDINATE LOCATIONS OF FLOOR DRAINS AND FLOOR SINKS WITH LOCATIONS OF EQUIPMENT AND EQUIPMENT HOUSEKEEPING PADS. COORDINATE WITH SLOPING OF FLOOR SO THAT RIM OF DRAIN IS FLUSH WITH FINISH FLOOR.
10. COORDINATE HANGING AND SUPPORT OF PIPING WITH STRUCTURAL.
11. PROVIDE PIPE SLEEVES WHERE PIPES PENETRATE WALLS.
12. PROVIDE PIPE SLEEVES WHERE PIPES RUN BELOW FOOTING.
13. INSTALL EXTERIOR CLEAN OUTS FLUSH WITH SURFACE.
14. INSTALL PIPING IN AN ORGANIZED MANNER. DO NOT ROUTE IN FRONT OF WINDOWS.
15. THE INSTALLATION OF ALL PIPING SHALL BE CLOSELY COORDINATED WITH NEW SHEET METAL, HVAC PIPING, ELECTRICAL, AND STRUCTURAL CONDITIONS. NOT ALL REQUIRED OFFSETS AND FITTINGS ARE INDICATED, BUT SHALL BE PROVIDED. REFER TO ARCHITECTURAL AND STRUCTURAL PLANS FOR CLEARANCES. THE LOCATION OF SANITARY, STORM AND VENT LINES SHALL TAKE PRECEDENCE OVER HVAC AND FIRE PROTECTION PIPING AND ELECTRICAL CONDUIT AND CABLE TRAY.
16. PROVIDE WATER HAMMER ARRESTORS PER PDI WH-201 AND UP STREAM OF ALL AUTOMATIC AND FAST CLOSING VALVES INCLUDING BUT NOT LIMITED TO SOLENOID VALVES.

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ISSUANCE

REVISIONS

NO.	DATE	DESCRIPTION

FILE NUMBER	72230012
PROJECT MANAGER	KB
PROFESSIONAL	JDK
DRAWN BY	RCG
CHECKED BY	KJM

GENERAL PLUMBING INFORMATION

P001

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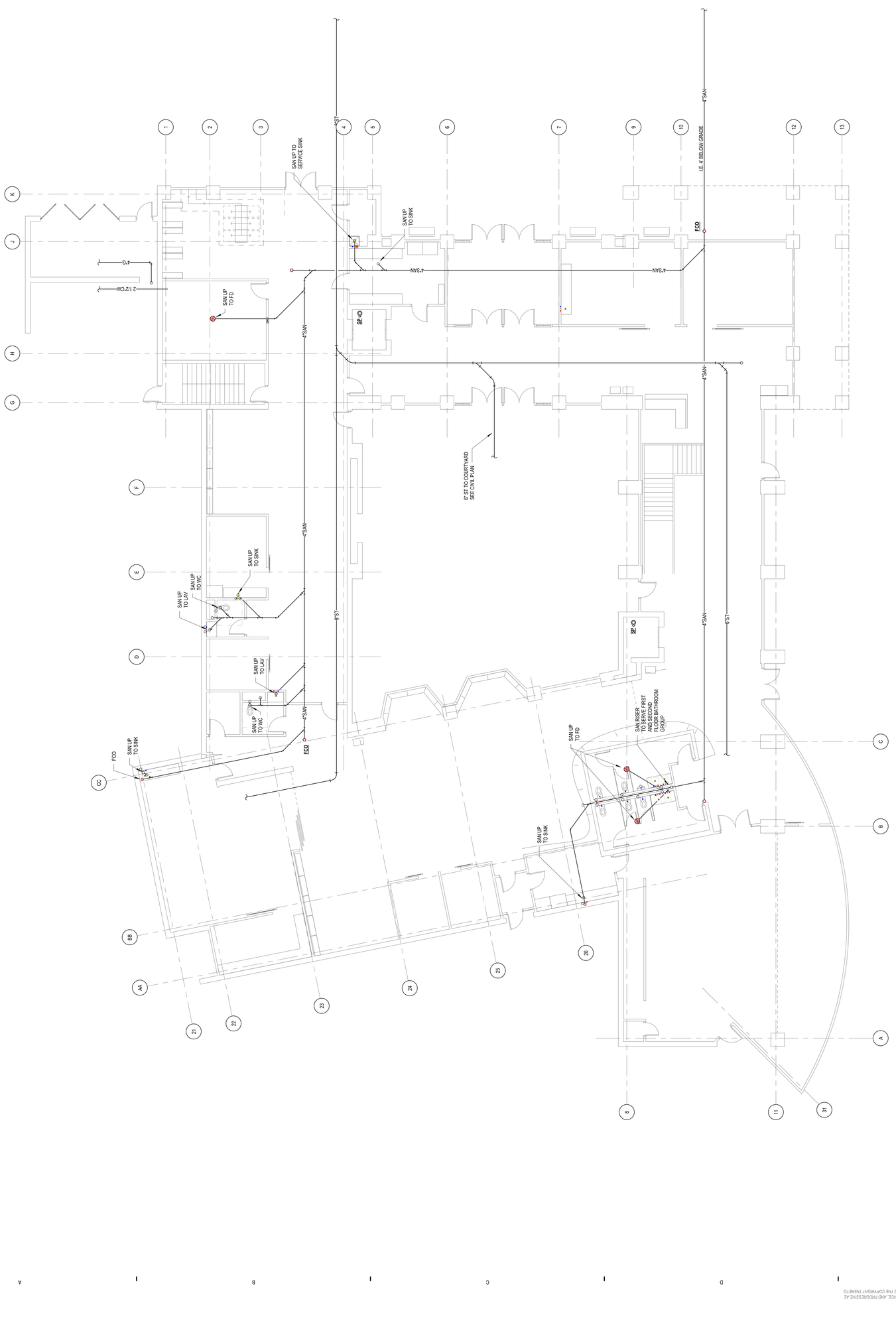
ISSUANCE
SCHEMATIC DESIGN
03/06/2019

REVISIONS
NO. DATE DESCRIPTION

FILE NUMBER 7223012
PROJECT MANAGER KB
PROFESSIONAL JDK
DRAWN BY RCS
CHECKED BY KJM

UNDERFLOOR PLUMBING PLAN
P100



1 **UNDERFLOOR PLUMBING PLAN**
1/8" = 1'-0"

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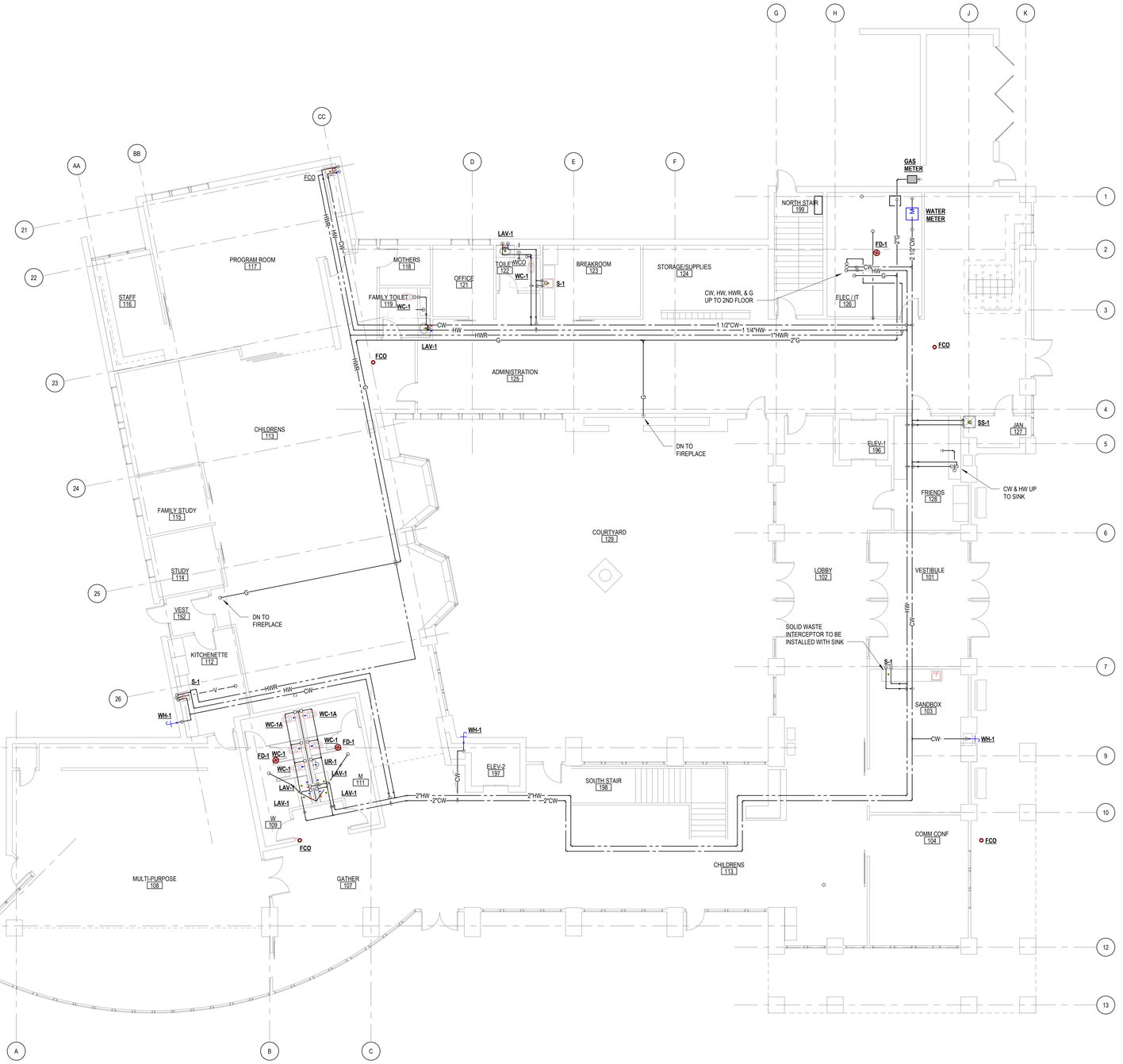

FIRST FLOOR PLUMBING PLAN

1/8" = 1'-0"

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ISSUANCE

SCHEMATIC DESIGN
03/08/2019

REVISIONS

NO.	DATE	DESCRIPTION

FILE NUMBER	72230012
PROJECT MANAGER	KB
PROFESSIONAL	JDK
DRAWN BY	RCG
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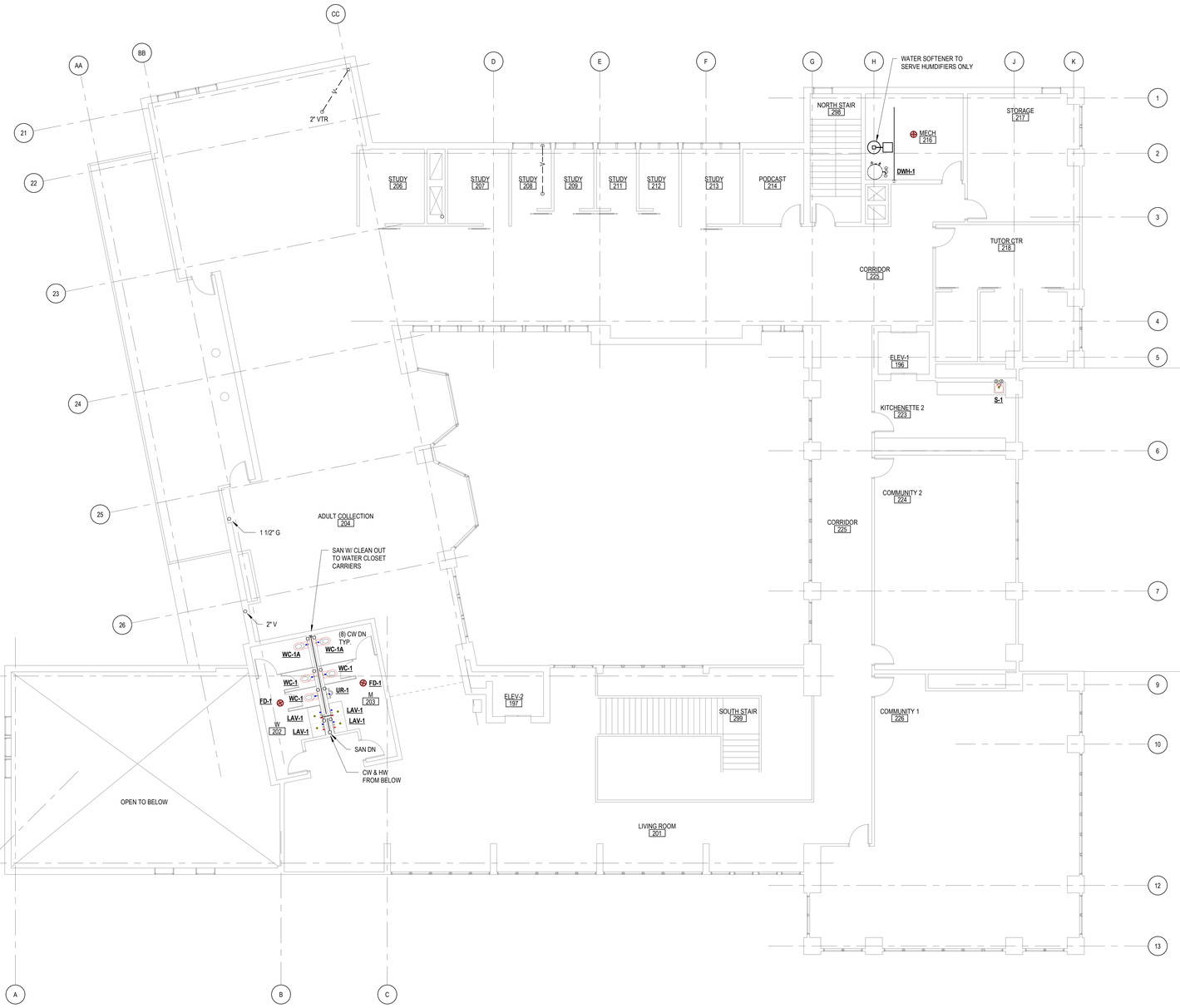
FIRST FLOOR PLUMBING PLAN
P101



SECOND FLOOR PLUMBING PLAN

1/8" = 1'-0"

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ISSUANCE

SCHEMATIC DESIGN

03/08/2019

REVISIONS

NO.	DATE	DESCRIPTION

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SECOND FLOOR PLUMBING PLAN

P102

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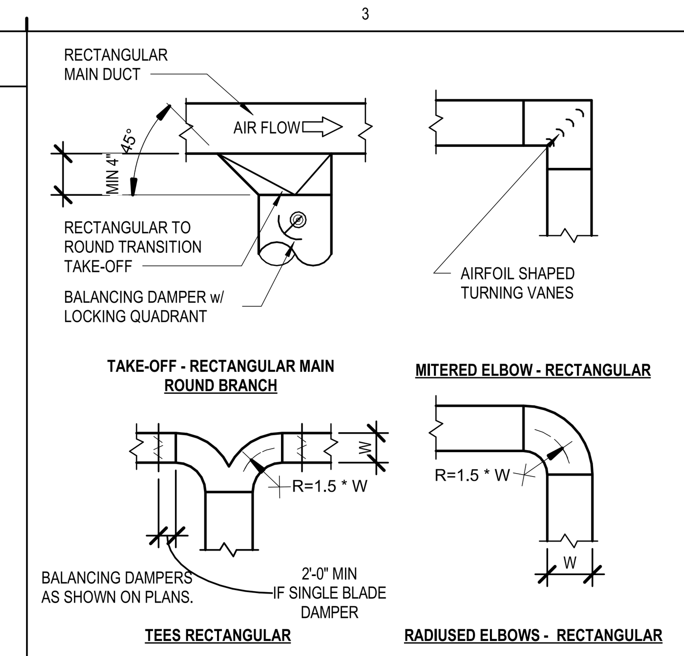
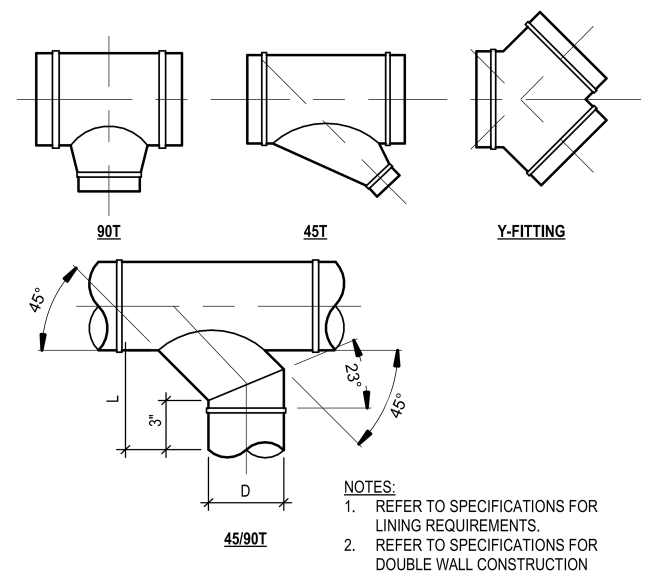
ABBREVIATIONS - HVAC

Φ	FLAT OVAL DUCT
AC	AIR COMPRESSER
AC	ARCHITECTURAL CONTRACTOR
ACL	ACOUSTICALLY LINED
ACU	AIR CONDITIONING UNIT
ACV	AIR CONTROL VALVE
AD	ACCESS DOOR
ADA	AMERICANS WITH DISABILITIES ACT
AFS	AIR FLOW SWITCH
AFT	AIR FLOW TRANSMITTER
AHU	AIR HANDLING UNIT
AP	ACCESS PANEL
APD	AIR PRESSURE DROP
APPROX	APPROXIMATE
AQ-STAT	AQUA STAT
AS	AMP SWITCH
ATS	AUTOMATIC TRANSFER SWITCH
ATT	SOUND ATTENUATOR
AVS	ACID VENT STACK
AW	ACID WASTE
B	BOILER
BAS	BUILDING AUTOMATION SYSTEM
BBD	BOILER BLOWDOWN
BC	BOOSTER COIL
BDD	BACKDRAFT DAMPER
BFP	BOILER FEEDWATER PUMP
BHP	BREAK HORSEPOWER
BMS	BUILDING MANAGEMENT SYSTEM
BP	BACKFLOW PREVENTER
C	CONVECTOR
CAB	CABINET
CAP	CAPACITY
CC	COOLING COIL
CD	COLD DECK
CD	CONDENSATE DRAIN
CF	CEILING FAN
CF	CUBIC FOOT
CFH	CUBIC FEET PER HOUR
CFM	CUBIC FEET PER MINUTE
CH	CABINET HEATER
CLR	CLEAR, CLEARANCE
CMP	CORRUGATED METAL PIPE
CMPR	COMPRESSOR
CNR	CONDENSER WATER RETURN
CNS	CONDENSER WATER SUPPLY
COMP	COMPARTMENT
COND	CONDENSATE
CONV	CONVECTOR
COORD	COORDINATE
CP	CIRCULATING PUMP
CT	COOLING TOWER
CTR	COOLING TOWER RETURN
CTS	COOLING TOWER SUPPLY
CU	COPPER
CV	CONTROL VALVE
CWR	CHILLED WATER RETURN
CWS	CHILLED WATER SUPPLY
DB	DRY BULB
DB	DIALYSIS WASTE & SUPPLY BOX
DDC	DIRECT DIGITAL CONTROLS
DDTU	DUAL DUCT TERMINAL UNIT
DIFF	DIFFUSER
DISC	DISCONNECT
DPR	DAMPER
DT	DOUBLE THROW
EA	EXHAUST AIR
EDB	ENTERING DRY BULB
EF	EXHAUST FAN
EG	EXHAUST AIR GRILLE
EHC	ELECTRIC HEATING COIL
EIH	ELECTRIC INFARED HEATER
EM	EMERGENCY
ENT	ENTERING
ERC	ENERGY RECOVERY COIL
ESP	EXTERNAL STATIC PRESSURE
ET	EXPANSION TANK
EWB	ENTERING WET BULB
EWT	ENTERING WATER TEMPERATURE
EXH	EXHAUST
EXP	EXPLOSION PROOF
F&T	FLOAT & THERMOSTATIC STEAM TRAP
FC	FLEXIBLE CONNECTION
FCU	FAN COIL UNIT
FD	FIRE DAMPER
FDS	FUSED DISCONNECT SWITCH
FM	FORCEMAIN
FOR	FUEL OIL RETURN
FOS	FUEL OIL SUPPLY
FPM	FEET PER MINUTE
FSEC	FOOD EQUIPMENT SERVICE CONTRACTOR
FT	FIN TUBE
G	GAS
GEN	GENERATOR
GLR	GROUND LOOP RETURN
GLS	GROUND LOOP SUPPLY
GPH	GALLONS PER HOUR
GPM	GALLONS PER MINUTE
GV	GATE VALVE
HC	HEATING COIL
HG	REFRIGERATION HOT GAS
HP	HORSEPOWER
HP STM	HIGH PRESSURE STEAM
HPR	HEAT PUMP WATER RETURN
HPS	HEAT PUMP WATER SUPPLY
HR	HEATING WATER RETURN, HOUR
HS	HEATING WATER SUPPLY
HSKP	HOUSEKEEPING PAD
HTG	HEATING
HTP	HEAT PUMP
HTR	HEATER
HUM	HUMIDIFIER
HW	HOT WATER
HWP	HYDRONIC WATER PUMP
HX	HEAT EXCHANGER
HZ	HERTZ
INS	INSULATE, INSULATION
IR	INFRARED
KVAR	KILOVOLT-AMPERES REACTIVE
L	REFRIGERATION LIQUID
LAB	LABORATORY
LAT	LEAVING AIR TEMPERATURE
LEED	LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN
LVR	LOUVER
LWT	LEAVING WATER TEMPERATURE
MA	MIXED AIR
MAV	MANUAL AIR VENT
MAX	MAXIMUM
MB	MOP BASIN
MBH	THOUSAND BRITISH THERMAL UNIT
MCA	MINIMUM CIRCUIT AMPS
MD	MOTORIZED DAMPER, MOTION DETECTOR
MOP	MAXIMUM OVERCURRENT PROTECTION
NC	NORMALLY CLOSED
NF	NONFUSED
NFDS	NONFUSED DISCONNECT SWITCH
NG	NATURAL GAS
NO	NORMALLY OPEN
OA	OUTSIDE AIR
OHD	OVERHEAD DOOR
OPG	OPENING
ORD	OVERFLOW ROOF DRAIN
OV	OUTLET VELOCITY
P	PUMP
P/T	PETE'S PLUG
PC	PUMPED CONDENSATE
PCR	PUMPED CONDENSATE RETURN
PD	PRESSURE DROP
PF	PUMP - FIRE PROTECTION
PH	PHASE
PP	PUMP - PLUMBING
PR	PERIMETER RADIATION
PRV	PRESSURE REDUCING VALVE
PRV	POWER ROOF VENTILATOR
PSIG	POUNDS PER SQUARE INCH GAUGE
R	RISER
RA	RETURN AIR
RAF	RETURN AIR FAN
RC	RE-HEAT COIL
RCP	RADIANT CEILING PANEL
RG	RETURN AIR GRILLE
RP	RADIANT PANEL
RPBP	REDUCED PRESSURE BACKFLOW PREVENTER
RPM	REVOLUTIONS PER MINUTE
RR	RETURN AIR REGISTER
RR	REST ROOM
RTU	ROOFTOP UNIT
RV	RELIEF VENT
S	REFRIGERATION SUCTION
SA	SUPPLY AIR
SAF	SUPPLY AIR FAN
SAT	SATURATED
SC	STEAM COIL
SD	SUPPLY AIR DIFFUSER
SG	SUPPLY AIR GRILLE
SG	SPECIFIC GRAVITY
SK	SINK
SM	SURFACE MOUNTED
SMM	SNOW MELT MANIFOLD
SMR	SNOW MELT RETURN
SMS	SNOW MELT SUPPLY
SR	SUPPLY AIR REGISTER
STL	STEEL
STM	STEAM
STOR	STORAGE
TERM	TERMINAL
TF	TRANSFER FAN
TG	TRANSFER AIR GRILLE
THERM	100 CUBIC FEET OF NATURAL GAS
TOC	TOP OF CURB
TR	TAMPER RESISTANT
TSE	TOP OF STEEL ELEVATION
TU	TERMINAL UNIT
U/V	UNIT VENTILATOR
UH	UNIT HEATER
V	VOLTS
VAV	VARIABLE AIR VOLUME
VCD	VOLUME CONTROL DAMPER
VFD	VARIABLE FREQUENCY DRIVE
VI	VIBRATION ISOLATOR
VOL	VOLUME
WB	WET BULB
WHTR	WATER HEATER
XFER	TRANSFER

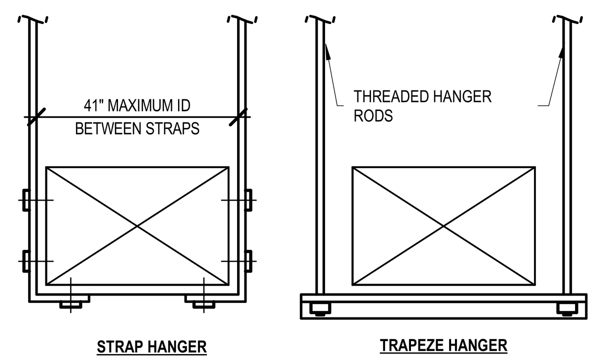


A3 TYPICAL DUCT FITTINGS DETAIL
NOT TO SCALE



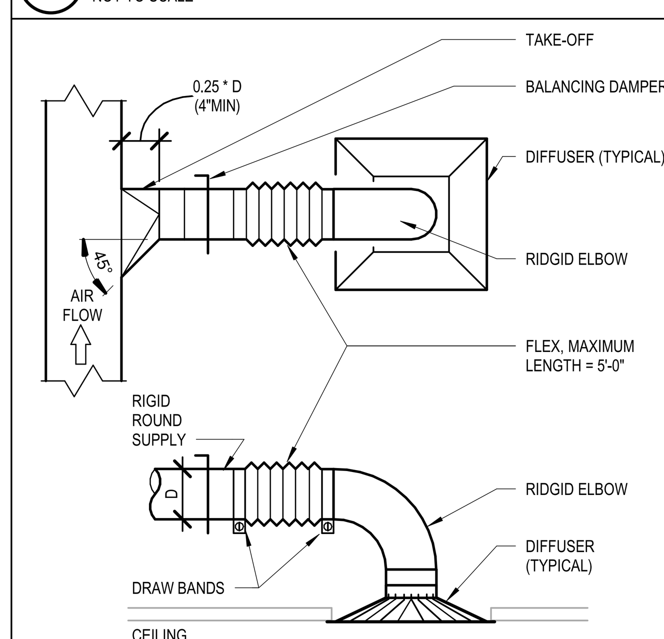
NOTES:
1. REFER TO SPECIFICATIONS FOR LINING REQUIREMENTS.
2. REFER TO SPECIFICATIONS FOR DOUBLE WALL CONSTRUCTION

B3 SPIRAL DUCT FITTINGS
NOT TO SCALE



NOTE:
POP RIVETS ARE **NOT** ALLOWED, USE SELF-TAPPING SHEETMETAL SCREWS ONLY (TYP)

C3 DUCTWORK SUPPORT DETAIL
NOT TO SCALE



D3 TYPICAL DUCT TAKE-OFF DETAIL
NOT TO SCALE

MECHANICAL SYMBOLS

Symbol	Description
SD# ###	SUPPLY DIFFUSER, SD#, ### CFM ARROWS INDICATE DIRECTION OF THROW
SD# ###	SUPPLY DIFFUSER (4-WAY)
RG# ###	RETURN OR EXHAUST REGISTER TYPE 'RG#' ### CFM
EG# ###	EXHAUST REGISTER TYPE 'EG#' ### CFM
### ###	SIDEWALL SUPPLY, RETURN, OR EXHAUST REGISTER TYPE ### , ### CFM
	SUPPLY DUCT UP
	SUPPLY DUCT DOWN
	RETURN DUCT UP
	RETURN DUCT DOWN
	EXHAUST DUCT UP
	EXHAUST DUCT DOWN
AIRFLOW SA	SUPPLY AIR BRANCH CONNECTION WITH VOLUME DAMPER
AIRFLOW EA/RA	RETURN AIR/EXHAUST AIR BRANCH CONNECTION WITH VOLUME DAMPER
	HORIZONTAL FIRE DAMPER
	VERTICAL FIRE DAMPER
FS	COMBINATION FIRE/SMOKE HORIZONTAL FIRE DAMPER
FS	COMBINATION FIRE/SMOKE VERTICAL FIRE DAMPER
ATT-#	SOUND ATTENUATOR
#P-###	PUMP(SCHEMATIC)
###-#	MECHANICAL EQUIPMENT (EXAMPLE ACV-##) SEE SCHEDULE FOR ADDITIONAL
FT-##	FINNED TUBE RADIATION (SEE DETAIL AND SCHEDULE)
CUH-#	CABINET UNIT HEATER, TYPE 'CUH-#'
C-#	CONVECTOR, TYPE 'C-#'

SHEETMETAL SYMBOLOGY

Symbol	Description
SA	SUPPLY AIR
HDS	HOT DECK SUPPLY AIR
CDS	COLD DECK SUPPLY AIR
RA	RETURN AIR
EA	EXHAUST AIR
LHEA	LAB HOOD EXHAUST AIR
GHEA	GENERAL LAB HOOD EXHAUST AIR
OA	OUTSIDE AIR
REL	RELIEF AIR
MA	MIXED AIR

PHASING

- EXISTING - TO REMAIN
- EXISTING - FOR DEMOLITION
- EXTENT OF DEMOLITION
- POINT OF CONNECTION BETWEEN PROPOSED AND EXISTING

HYDRONIC PIPING SYMBOLOGY

Symbol	Description
HS	HYDRONIC HEATING SUPPLY
HR	HYDRONIC HEATING RETURN
STM(15#)	STEAM (15 PSI)
COND	STEAM CONDENSATE
SMS	SNOW MELT SUPPLY
SMR	SNOW MELT RETURN
CWS	CHILLED WATER SUPPLY
CWR	CHILLED WATER RETURN
CNS	CONDENSER SUPPLY
CNR	CONDENSER RETURN
CTS	COOLING TOWER SUPPLY
CTR	COOLING TOWER RETURN
PC	PUMPED CONDENSATE
GYS	GLYCOL SUPPLY
GYR	GLYCOL RETURN
REF	REFRIGERANT PIPING (SINGLE DX)
GLS	GROUND LOOP SUPPLY
GLR	GROUND LOOP RETURN
HPS	HEAT PUMP SUPPLY
HPR	HEAT PUMP RETURN

MECHANICAL GENERAL NOTES

1. COMPLY WITH ALL APPLICABLE LOCAL, STATE AND/OR REGULATORY AGENCIES, CODES AND REGULATIONS FOR NEW WORK.
2. DO NOT INSTALL EQUIPMENT, PIPING OR DUCTWORK OVER ANY ELECTRICAL EQUIPMENT OR COMMUNICATION ROOMS.
3. DO NOT RUN ANY PIPING OR DUCTWORK INTO THE ELECTRICAL ROOM UNLESS DEDICATED TO SERVE THAT ROOM.
4. INSTALL MECHANICAL EQUIPMENT TO FACILITATE SERVICING, MAINTENANCE, AND REPAIR OR REPLACEMENT OF EQUIPMENT COMPONENTS. AS MUCH AS PRACTICAL, CONNECT EQUIPMENT FOR EASE OF DISCONNECTING, WITH A MINIMUM OF INTERFERENCE WITH OTHER INSTALLATIONS.
5. LOCATE THERMOSTAT/TEMPERATURE SENSORS 48" ABOVE FINISHED FLOOR OR AS NOTED ON THE PLANS.
6. WORK IDENTIFIED WITH MECHANICAL AND ELECTRICAL NOTES AND KEY NOTES SHALL BE PERFORMED BY QUALIFIED MECHANICAL AND ELECTRICAL CONTRACTORS RESPECTIVELY UNDER DIRECTION OF THE CONSTRUCTION MANAGER. COORDINATE WITH OWNER'S REPRESENTATIVE OR CONSTRUCTION MANAGER.
7. INSTALL SMOKE DETECTOR IN DUCTWORK AS SHOWN ON THE DRAWINGS AND IN ACCORDANCE WITH THE MANUFACTURER'S PRINTED INSTRUCTIONS.
8. VERIFY ALL CONDITIONS IN FIELD BEFORE START OF CONSTRUCTION. NOTIFY ARCHITECT/ENGINEER OF DISCREPANCIES BETWEEN DRAWINGS AND ACTUAL FIELD CONDITIONS.
9. COORDINATE WORK WITH OTHER TRADES AND WITH THE CONSTRUCTION MANAGER.
10. COORDINATE ANY REQUIRED SHUTDOWN OF SERVICES OR EQUIPMENT WITH OWNER'S REPRESENTATIVE OR CONSTRUCTION MANAGER, MINIMIZE INTERRUPTION OF EXISTING SERVICES.
11. PROVIDE ALL MISCELLANEOUS STEEL AND ITEMS REQUIRED FOR THE PROPER INSTALLATION OF ALL PIPE, SHEET METAL AND EQUIPMENT.
12. COORDINATE FLOOR, WALL & ROOF PENETRATIONS ETC. WITH ARCHITECTURAL TRADES.
13. FIRESTOP SHALL BE PROVIDED IN HOLES AND PENETRATIONS IN RATED ASSEMBLIES.

SHEETMETAL NOTES

1. THE INSTALLATION OF ALL DUCTWORK SHALL BE CLOSELY COORDINATED WITH NEW PLUMBING, ELECTRICAL, AND STRUCTURAL CONDITIONS. NOT ALL REQUIRED OFFSETS AND FITTINGS ARE INDICATED ON DRAWINGS, BUT SHALL BE PROVIDED. REFER TO ARCHITECTURAL AND STRUCTURAL PLANS FOR CLEARANCES. ALTERNATE DUCT ROUTING SHALL BE APPROVED BY ARCHITECT/ENGINEER BEFORE PROCEEDING IN ORDER TO ENSURE THAT THE AVAILABLE STATIC PRESSURE REMAINS ADEQUATE. DUCTWORK LOCATION SHALL TAKE PRECEDENCE OVER HVAC AND FIRE PROTECTION PIPING AND ELECTRICAL CONDUIT AND CABLE TRAY.
2. REFER TO DUCT TAKEOFF DETAILS. SPIN-IN TYPE WITH SCOOPS SHALL NOT BE ACCEPTED. A MINIMUM OF 2 FEET SHALL BE PROVIDED BETWEEN RUNOUT TAKEOFFS FROM TRUNK DUCTS.
3. THERMOSTAT AND SENSORS LOCATIONS WITHIN DUCTWORK SHALL BE VERIFIED WITH ARCHITECT/ ENGINEER BEFORE ROUGH -IN.
4. RUNOUT BALANCING DAMPERS SHALL BE MOUNTED AS CLOSE TO MAIN DUCT AS POSSIBLE.
5. DUCTWORK LAYOUT HAS BEEN DESIGNED TO ABSORB NOISE. ALL FITTINGS SHALL BE PROVIDED AS INDICATED.
6. TERMINAL UNITS SHALL BE MOUNTED TO NOT IMPAIR ACCESS TO FILTERS, COILS AND CONTROLS.
7. WATERTIGHT CONCRETE CURBS SHALL BE PROVIDED AROUND ELEVATED FLOOR SLAB PENETRATIONS.
8. DUCTWORK AND ASSOCIATED COMPONENTS SHALL CLEAR DOORS AND WINDOWS.
9. UNLESS OTHERWISE NOTED, ALL DUCTWORK ABOVE CEILING OR EXPOSED IS OVERHEAD AND AS HIGH AS POSSIBLE TO THE UNDERSIDE OF THE STRUCTURE, WITH SPACE FOR INSULATION WHERE REQUIRED.
10. LOCATE MECHANICAL EQUIPMENT SUCH THAT THERE IS UNOBSTRUCTED ACCESS TO UNIT ACCESS PANELS, CONTROLS AND VALVING.
11. PROVIDE FLEXIBLE CONNECTIONS IN ALL DUCTWORK SYSTEMS CONNECTED TO MECHANICAL EQUIPMENT THAT REQUIRE VIBRATION ISOLATION. FLEXIBLE CONNECTIONS SHALL BE PROVIDED AT THE POINT OF CONNECTION TO THE EQUIPMENT UNLESS OTHERWISE NOTED.
12. DUCTWORK SIZES ARE INSIDE CLEAR DIMENSIONS.
13. ALL ELBOWS IN DUCTWORK SHALL BE RADIUS ELBOWS UNLESS OTHERWISE NOTED. RADIUS ELBOWS SHALL HAVE CENTERLINE RADIUS OF CURVATURE 1.5 TIMES THE DUCT DIAMETER OR WIDTH IN THE PLANE OF TURN. WHERE SQUARE ELBOWS ARE SHOWN, INSTALL TURNING VANES.
14. DUCTS CONNECTED TO EQUIPMENT SHALL EQUAL EQUIPMENT CONNECTION SIZE UNLESS NOTED OTHERWISE.
15. MAXIMUM LENGTH ON FLEXIBLE DUCT SHALL BE 5'-0", UNLESS OTHERWISE NOTED ON DETAILS OR SPECIFICATION.
16. REFER TO ARCH REFLECTED CEILING PLANS FOR EXACT DIFFUSER LOCATIONS IN AREAS WITH A CEILING.

HYDRONIC PIPING NOTES

1. THE INSTALLATION OF ALL PIPING SHALL BE CLOSELY COORDINATED WITH SHEET METAL, ELECTRICAL, AND STRUCTURAL CONDITIONS. NOT ALL REQUIRED OFFSETS AND FITTINGS ARE INDICATED ON DRAWINGS, BUT SHALL BE PROVIDED. REFER TO ARCHITECTURAL AND STRUCTURAL PLANS FOR CLEARANCES.
2. ALL PIPING SHALL BE INSTALLED TO FACILITATE COIL REMOVAL, FILTER REPLACEMENT AND OPENING OF ACCESS PANELS.
3. INSTALL MAINS AS HIGH AS POSSIBLE. MANUAL AIR VENTS SHALL BE PROVIDED AT ALL PIPING HIGH POINTS AND END OF PIPING LOOPS. PROVIDE REMOVABLE INSULATION PLUG.
4. PIPE ANCHORS, EXPANSION LOOPS, AND GUIDES SHALL BE PROVIDED AS REQUIRED. REFER TO SPECIFICATIONS.
5. SLEEVE AND SEAL EXTERIOR WALL AND ROOF PENETRATIONS TO A WEATHER TIGHT CONDITION. SLEEVE AND SEAL INTERIOR FLOOR PENETRATIONS TO A WATER TIGHT CONDITION.
6. PROVIDE MINIMUM OF 3/4" PIPE FOR ALL PIPING UNLESS SHOWN OTHERWISE.
7. ALL VALVES ARE TO BE FULL LINE SIZE EXCEPT CONTROL AND BALANCING VALVES.
8. PROVIDE 1/2" DRAIN VALVES WITH HOSE-END CAPS AT ALL LOW POINTS IN PIPING. PROVIDE MINIMUM PITCH SUFFICIENT TO INSURE ADEQUATE DRAINING. PROVIDE REMOVABLE INSULATION PLUG.
9. ELEVATIONS AS SHOWN ON THE DRAWINGS ARE TO THE BOTTOM OF ALL PRESSURE PIPING AND TO THE INVERT OF ALL GRAVITY PIPING UNLESS OTHERWISE NOTED.
10. UNLESS OTHERWISE NOTED, ALL PIPING IS OVERHEAD AND AS HIGH AS POSSIBLE TO THE UNDERSIDE OF THE STRUCTURE OR SLAB, WITH SPACE FOR INSULATION WHERE REQUIRED.
11. PIPING AND ASSOCIATED APPURTENANCES SHALL NOT INTERFERE WITH DOORS AND WINDOWS.
12. INSTALL PIPING WITHOUT FORCING OR SPRINGING.
13. ALL PIPING WORK SHALL BE COORDINATED WITH ALL TRADES INVOLVED. PROVIDE OFFSETS IN PIPING AROUND OBSTRUCTIONS ENCOUNTERED IN FIELD.
14. PROVIDE VIBRATION ISOLATORS FOR ALL PIPING SUPPORTS CONNECTED TO, AND WITHIN 50 FEET OF ISOLATED EQUIPMENT (EXCEPT AT BASE ELBOW SUPPORTS AND ANCHOR POINTS) THROUGHOUT MECHANICAL EQUIPMENT ROOMS.
15. FOR BALANCING 3-WAY VALVES, BALANCE BY-PASS WITH VALVE AT 50% POSITION SUCH THAT TOTAL FLOW DOES NOT EXCEED 100%.
16. AIR CONDITIONING CONDENSATE DRAIN LINES FROM EACH UNIT'S DRAIN PAN SHALL BE PIPED FULL SIZE OF THE UNIT DRAIN OUTLET WITH "P" TRAP. CONDENSATE WATER PIPING SHALL BE A MINIMUM OF 3/4". SEE THE DETAILS SHOWN IN THE DRAWINGS OR MANUFACTURER'S LITERATURE FOR THE DEPTH OF THE AIR CONDITIONING CONDENSATE TRAP. PITCH DOWN IN DIRECTION OF FLOW, MINIMUM 1 INCH PER 10 FEET.
17. INSTALL PIPING SO ALL VALVES, STRAINERS, UNIONS, TRAPS, FLANGES AND OTHER APPURTENANCES REQUIRING ACCESS ARE ACCESSIBLE.
18. PROVIDE PRESSURE/TEMPERATURE (P/T) PLUGS, WITH CAPS UP AND DOWNSTREAM OF ALL EQUIPMENT, AT THE SUPPLY AND RETURN TAPS OF ALL PIPING BRANCHES AND/OR WHERE INDICATED. PROVIDE EXTENDED PLUGS AND LABELS WHERE PIPING IS INSULATED.
19. WHERE SPACE PERMITS PROVIDE AUXILIARY DRAIN PANS UNDER COOLING EQUIPMENT LOCATED ABOVE CEILINGS. WHERE SPACE DOES NOT PERMIT THE USE OF AN AUXILIARY DRAIN PAN PROVIDE WATER LEVEL DETECTION DEVICE (FLOAT SWITCH)CONFORMING TO UL 508 THAT WILL SHUT OFF THE EQUIPMENT SERVED IN THE EVENT THAT THE PRIMARY DRAIN IS BLOCKED.
20. PROVIDE FLUSHING VALVES AND TEES AT BOTH ENDS OF ALL EQUIPMENT. TAPS SHALL MATCH EQUIPMENT PIPING UP TO 1". FOR LARGER EQUIPMENT AND PIPE LOOPS, PROVIDE 1-1/2" TAPS AND VALVES.
21. ALL HYDRONIC PIPING BRANCH TAKEOFFS FROM MAINS SHALL BE MADE WITH SWING JOINTS.
22. USE THE FOLLOWING TABLE FOR PIPING RUNOUT SIZES TO HEATING AND COOLING ELEMENTS. REFER TO SCHEDULE FOR SPECIFIED GPM.

GPM RANGE	PIPE SIZE
0.5 - 2.5	3/4"
2.6 - 6.0	1"
6.1 -10.0	1 1/4"
10.1 - 17.0	1 1/2"
17.1 - 35.0	2"

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03/08/2019

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NO. DATE DESCRIPTION

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GENERAL MECHANICAL INFORMATION
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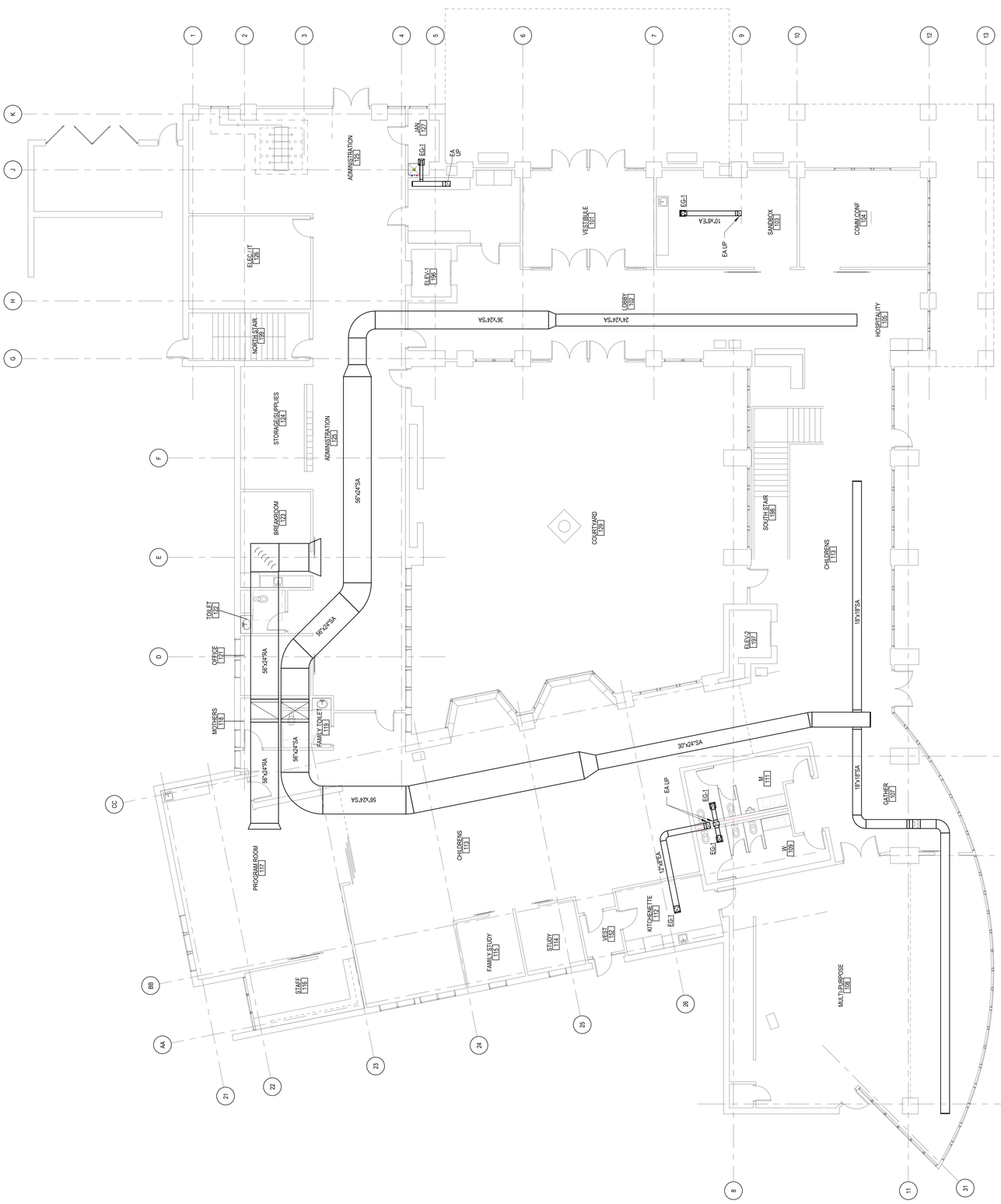
FIRST FLOOR
HVAC PLAN
MH101



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

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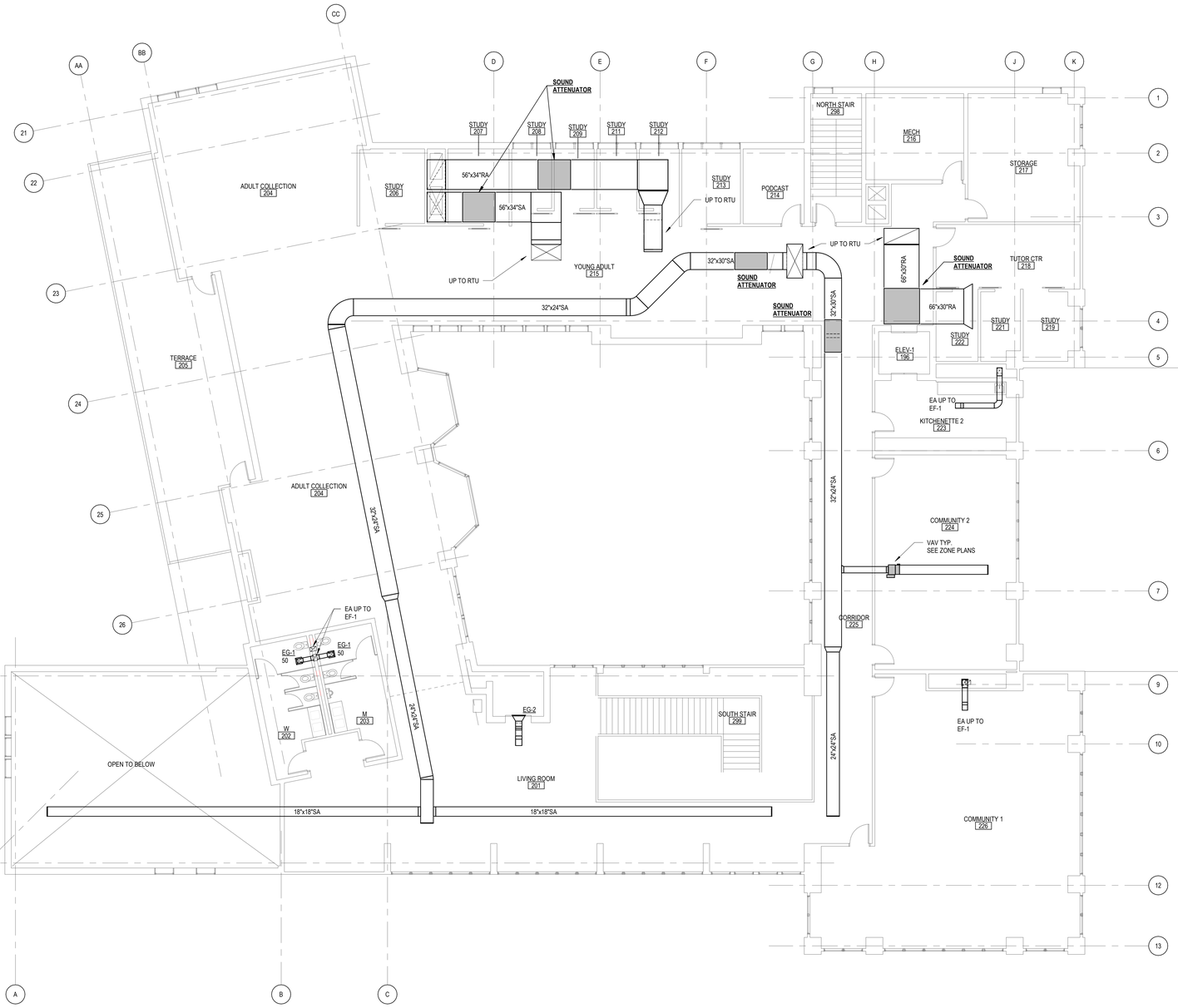

SECOND FLOOR HVAC PLAN

1/8" = 1'-0"

MECHANICAL KEYNOTES

1. ADD NOTES HERE.

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SECOND FLOOR HVAC PLAN

MH102

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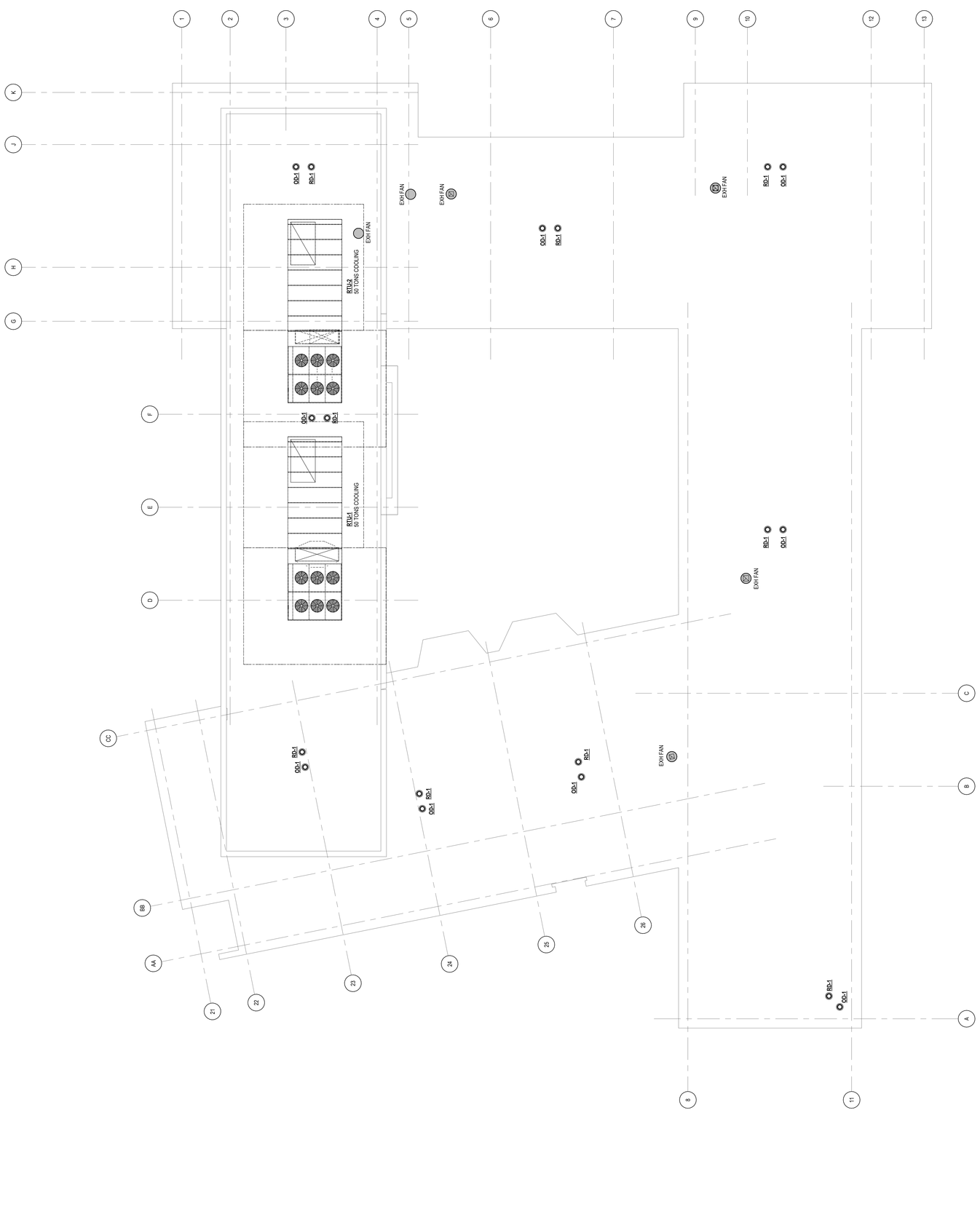

ROOF HVAC PLAN
1/8" = 1'-0"

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MECHANICAL
ROOF PLAN
MH103

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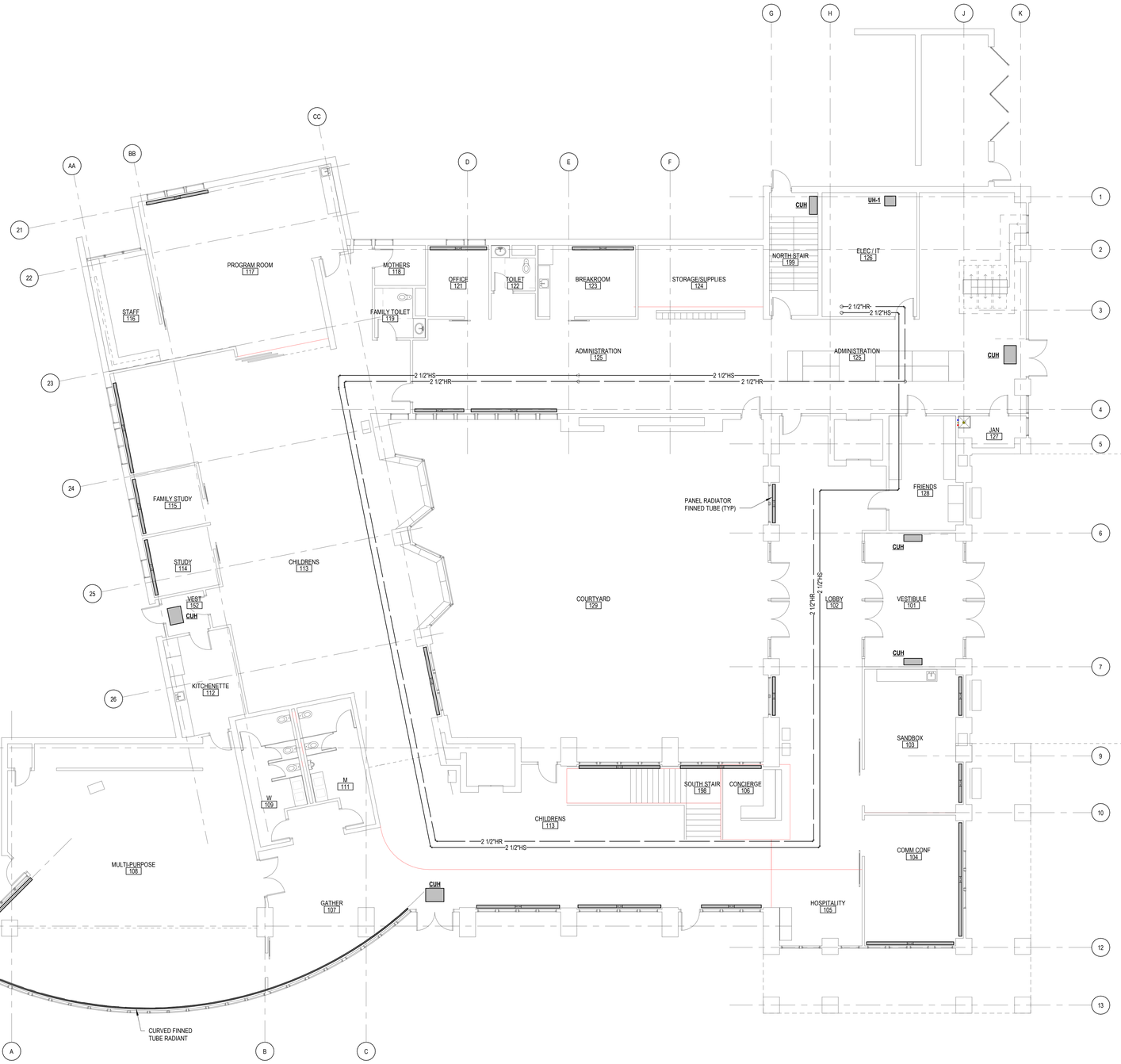

FIRST FLOOR HYDRONIC PLAN

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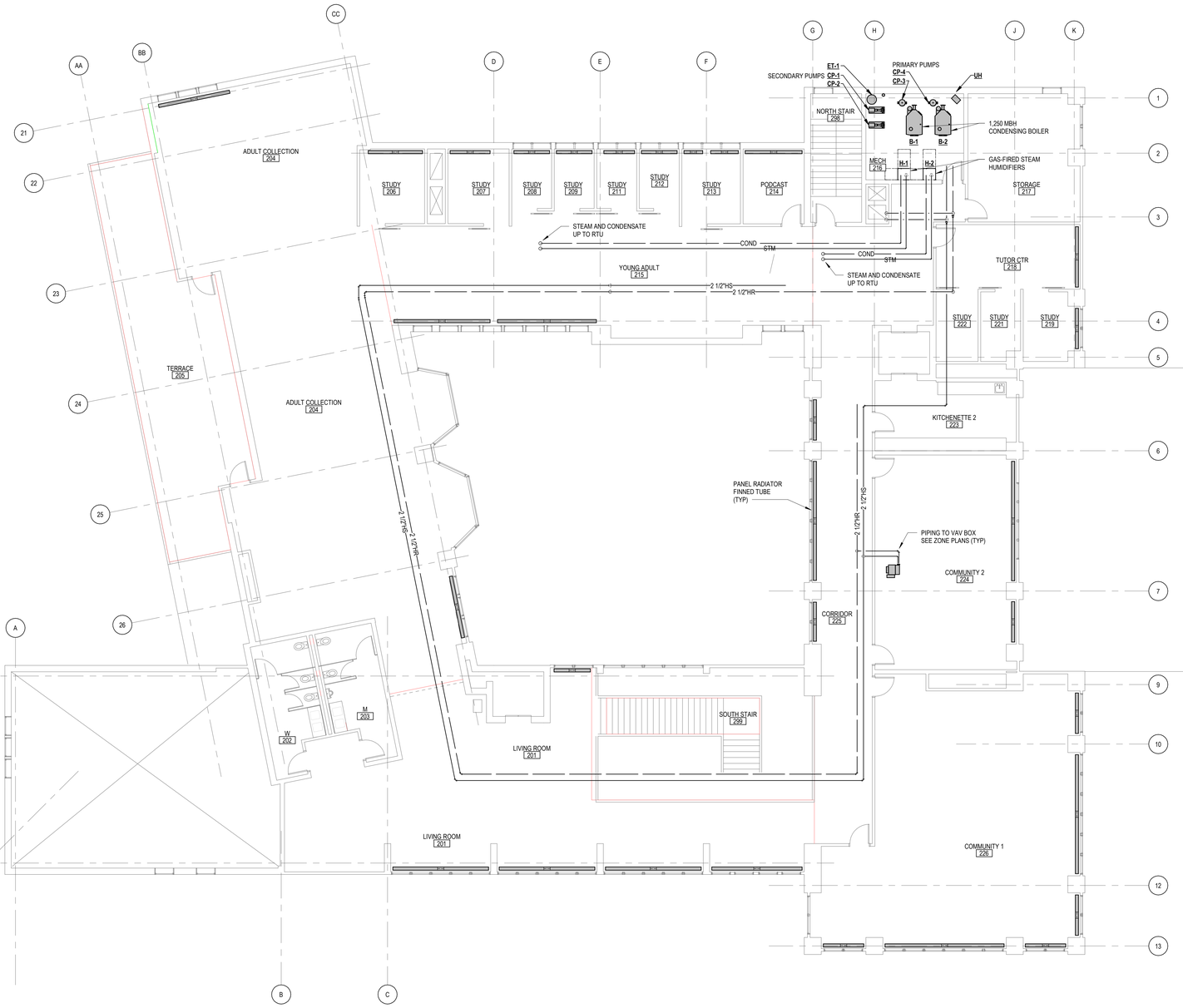
FIRST FLOOR HYDRONIC PIPING PLAN

MP101



SECOND FLOOR HYDRONIC PLAN

1/8" = 1'-0"

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SECOND FLOOR HYDRONIC PIPING PLAN

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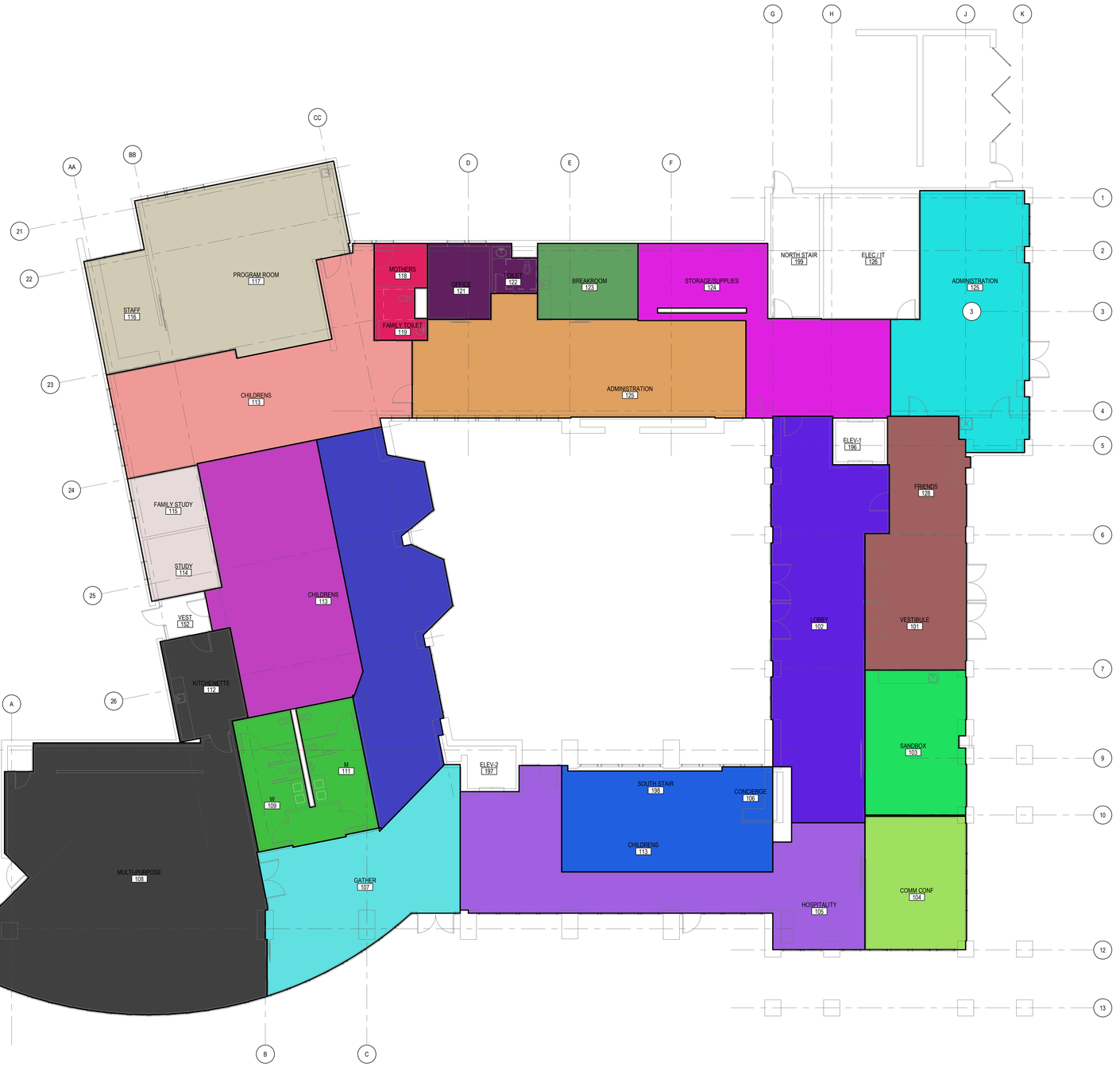

FIRST FLOOR HVAC ZONING PLAN

1/8" = 1'-0"

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FIRST FLOOR HVAC ZONING PLAN

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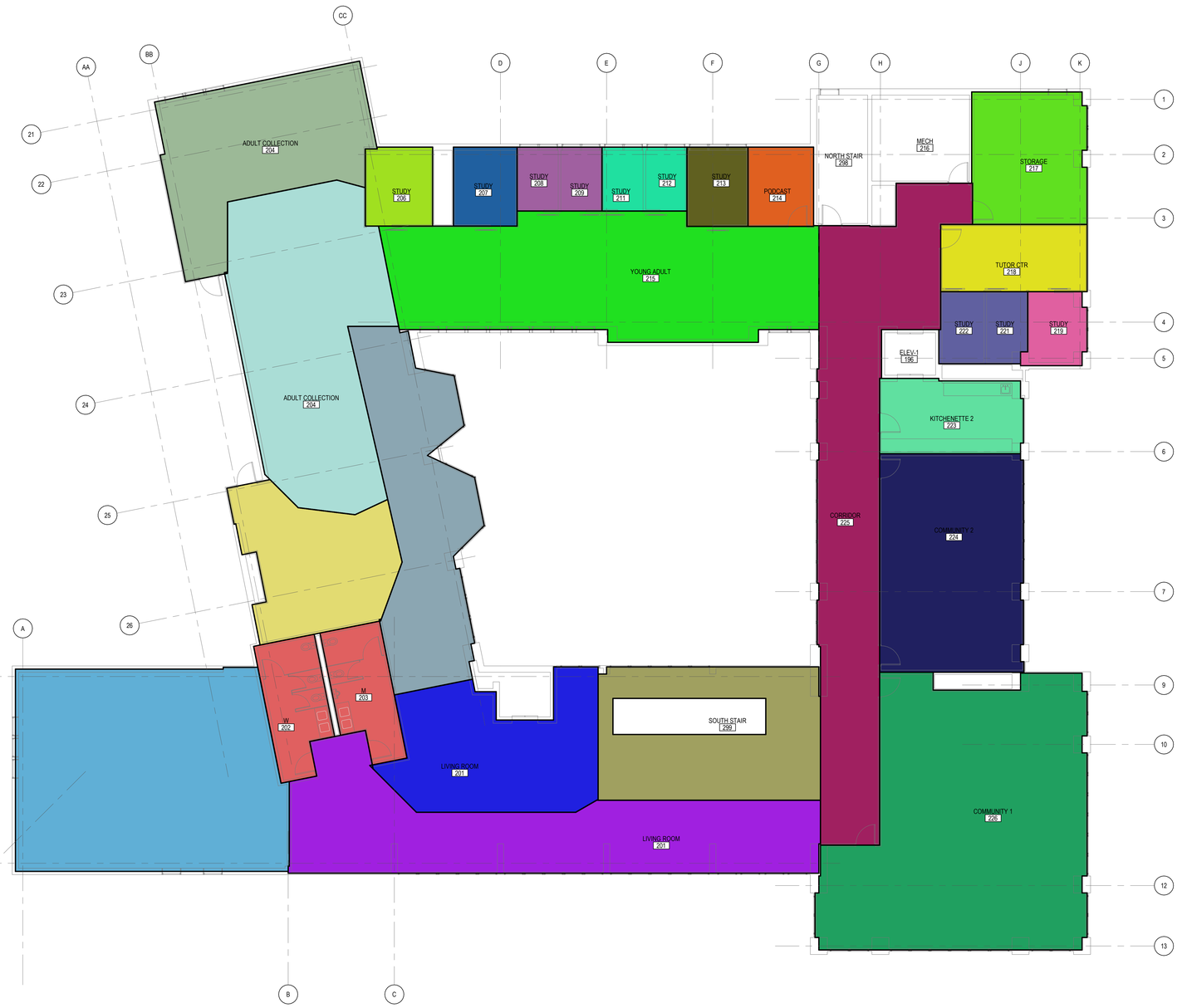

SECOND FLOOR HVAC ZONING PLAN

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SECOND FLOOR HVAC ZONING PLAN

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ELECTRICAL ABBREVIATIONS

A	AMPERES
AAC	ABOVE ACCESSIBLE CEILING
AC	AIR COMPRESSER
ACU	AIR CONDITIONING UNIT
AD	ACCESS DOOR
ADO	AUTOMATIC DOOR OPENER
AFG	ABOVE FINISH GRADE
AFI	ARC FAULT CIRCUIT INTERRUPTER
AHJ	AUTHORITY HAVING JURISDICTION
AHU	AIR HANDLING UNIT
AL	ALUMINUM
AMPL	AMPLIFIER
ANNUN	ANNUNCIATOR
AP	ACCESS PANEL
APPROX	APPROXIMATE
AS	AMP SWITCH
AT	AMP TRIP
ATS	AUTOMATIC TRANSFER SWITCH
AUX	AUXILARY
AWG	AMERICAN WIRE GAUGE
B	BOILER
BAS	BUILDING AUTOMATION SYSTEM
BATT	BATTERY
BF	BARRIER FREE
BFG	BELOW FINISHED GRADE
BMS	BUILDING MANAGEMENT SYSTEM
BOD	BOTTOM OF DEVICE
BSMT	BASEMENT
C	CONDUIT
CAB	CABINET
CAP	CAPACITY
CATV	COMMUNITY ANTENNA TELEVISION
CB	CIRCUIT BREAKER
CCTV	CLOSED-CIRCUIT TELEVISION
CF	CEILING FAN
CFL	COMPACT FLUORESCENT
CH	CABINET HEATER
CKT	CIRCUIT
CL	CENTERLINE
CLR	CLEAR, CLEARANCE
CMPR	COMPRESSOR
COL	COLUMN
COMB	COMBINATION
CONC	CONCRETE
CONN	CONNECT, CONNECTED, CONNECTION
CONV	CONVECTOR
CP	CIRCULATING PUMP
CR	CARD READER
CT	COOLING TOWER
CT	CURRENT TRANSFORMER
CU	COPPER
DEPT	DEPARTMENT
DET	DETAIL
DISC	DISCONNECT
DIST	DISTRIBUTION
DL	DEAD LOAD
DPR	DAMPER
DS	DOOR SWITCH
DT	DOUBLE THROW
DW	DISHWASHER
DWH	DOMESTIC WATER HEATER
EF	EXHAUST FAN
EHC	ELECTRIC HEATING COIL
EIH	ELECTRIC INFARED HEATER
ELEC	ELECTRIC, ELECTRICAL
ELEV	ELEVATOR
EM	EMERGENCY
EMS	ENERGY MANAGEMENT SYSTEM
EMT	ELECTRICAL METALLIC TUBING
ES	ELECTRICAL STRIKE
EWC	ELECTRIC WATER COOLER
EWH	ELECTRIC WATER HEATER
EXP	EXPLOSION PROOF
F	FAHRENHEIT
FA	FIRE ALARM
FACP	FIRE ALARM CONTROL PANEL
FBO	FURNISHED BY OTHERS
FC	FLEXIBLE CONNECTION
FCU	FAN COIL UNIT
FDR	FEEDER
FDS	FUSED DISCONNECT SWITCH
FIXT	FIXTURE
FL	FLUORESCENT
FLA	FULL LOAD AMPS
FLEX	FLEXIBLE
FLR	FLOOR, FLOORING
FMC	FLEXIBLE METAL CONDUIT
FSB	FLAT SCREEN BOX
FU	FUSE
FURN	FURNISH, FURNISHED
GALV	GALVANIZED
GEN	GENERATOR
GFI	GROUND FAULT CIRCUIT INTERRUPTOR
GFP	GROUND FAULT CIRCUIT PROTECTOR
GND	GROUND
GRMC	GALVANIZED RIGID METAL CONDUIT
HG	HOSPITAL GRADE
HOA	HAND-OFF AUTOMATIC
HP	HORSEPOWER
HPF	HIGH POWER FACTOR
HSKP	HOUSEKEEPING PAD
HTG	HEATING
HTP	HEAT PUMP
HTR	HEATER
HTR	HEATER
HUM	HUMIDIFIER
HV	HIGH VOLTAGE
HWP	HYDRONIC WATER PUMP
IBC	INTERNATIONAL BUILDING CODE
IC	INTERRUPTING CAPACITY
IG	ISOLATED GROUND
IMC	INTERMEDIATE METAL CONDUIT
IR	INFRARED
JBOX	JUNCTION BOX
KO	KNOCKOUT
KS	KEY SWITCH
KV	KILOVOLT
KVA	KILOVOLT-AMPERES
KVAR	KILOVOLT-AMPERES REACTIVE
KW	KILOWATTS
KWH	KILOWATT-HOURS
LEED	LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN
LP	LIGHT POLE
LT	LITE, LIGHT
LTG	LIGHTING
LV	LOW VOLTAGE
M/C	MOMENTARY CONTACT
MAX	MAXIMUM
MC	MECHANICAL CONTRACTOR
MCA	MINIMUM CIRCUIT AMPS
MCB	MAIN CIRCUIT BREAKER
MCC	MOTOR CONTROL CENTER
MD	MOTORIZED DAMPER
MD	MOTION DETECTOR
MDC	MAIN DISTRIBUTION CENTER
MDP	MAIN DISTRIBUTION PANEL
MECH	MECHANICAL
MFDS	MAIN FUSED DISCONNECT SWITCH
MH	MANHOLE
MIC	MICROPHONE
ML	MAGNETIC DOOR LOCK
MLO	MAIN LUGS ONLY
MMS	MANUAL MOTOR STARTER
MOA	MULTIOUTLET ASSEMBLY
MOP	MAXIMUM OVERCURRENT PROTECTION
MS	MAGNETIC STARTER
MSBD	MAIN SWITCH BOARD
MT	MOUNT
MTR	MOTOR, MOTORIZED
MTS	MANUAL TRANSFER SWITCH
NC	NORMALLY CLOSED
NEMA	NATIONAL ELECTRICAL MANUFACTURER'S ASSOCIATION
NF	NONFUSED

ELECTRICAL ABBREVIATIONS

NFDS	NONFUSED DISCONNECT SWITCH
NL	NIGHT-LIGHT
NO	NORMALLY OPEN
NPF	NORMAL POWER FACTOR
OH	OVERHEAD
OHD	OVERHEAD DOOR
OL	OVERLOAD
P	PUMP
PA	PUBLIC ADDRESS
PB	PULL BOX
PE	PNEUMATIC ELECTRIC
PED	PEDESTAL
PERF	PERFORATE, PERFORATED
PF	PUMP - FIRE PROTECTION
PH	PHASE
PIV	POST INDICATING VALVE
PNL	PANEL
PP	POWER POLE
PRI	PRIMARY
PROJ	PROJECTOR
PRV	POWER ROOF VENTILATOR
PTZ	PAN TILT ZOOM
PVC	POLYVINYL CHLORIDE
PWR	POWER
RA	RETURN AIR
RAF	RETURN AIR FAN
RECEPT	RECEPTACLE
RIO	ROUGH-IN ONLY
RMC	RIGID METAL CONDUIT
RNMC	RIGID NONMETALLIC CONDUIT
RT	RAINTIGHT
RTU	ROOFTOP UNIT
S/S	START/STOP PUSHBUTTONS
SA	SUPPLY AIR
SAF	SUPPLY AIR FAN
SEC	SECONDARY
SECT	SECTION
SHT	SHEET
SM	SURFACE MOUNTED
SN	SOLID NEUTRAL
SP	SPARE
SPD	SURGE PROTECTIVE DEVICE
SPKR	SPEAKER
SS	STAINLESS STEEL
SSW	SELECTOR SWITCH
STA	STATION
STOR	STORAGE
SW	SWITCH
SWBD	SWITCHBOARD
SWGR	SWITCHGEAR
SYM	SYMMETRY, SYMMETRICAL
SYS	SYSTEM
TEL	TELEPHONE
TERM	TERMINAL
TL	TWIST LOCK
TOD	TOP OF DEVICE
TR	TAMPER RESISTANT
TTC	TELEPHONE TERMINAL CABINET
TU	TERMINAL UNIT
TV	TELEVISION
TVTC	TELEVISION TERMINAL CABINET
U/V	UNIT VENTILATOR
UC	UNDER CABINET
UE	UNDERGROUND ELECTRICAL
UG	UNDERGROUND
UH	UNIT HEATER
UT	UNDERGROUND TELEPHONE
UV	ULTRA VIOLET
V	VOLTS
VA	VOLT-AMPERES
VDT	VIDEO DISPLAY TERMINAL
VFD	VARIABLE FREQUENCY DRIVE
W	WATTS
WG	WIRE GUARD
WH	WATER HEATER
WP	WEATHERPROOF
XFER	TRANSFER
XFMR	TRANSFORMER
Ø	PHASE

DATA SYMBOL LEGEND

E - ELECTRICAL CONTRACTOR
X - OTHERS

BACKBOX & RACEWAY BY	DEVICE BY	INSTALLED BY	WIRED BY	SYMBOL	DESCRIPTION	HEIGHT TO MIDDLE OF DEVICE (U.N.O.)
E	E	E	E		DATA/PHONE OUTLET, 3/4" TO ACCESSIBLE CEILING OR CABLETRAY	18"
E	E	E	E		ABOVE COUNTERTOP DATA/PHONE OUTLET, MOUNT 4" ABOVE BACKSPLASH OR	44"
E	E	E	E		MULTIOUTLET WIREMOLD ASSEMBLY, MOUNT 4" ABOVE BACKSPLASH OR PROVIDE DATA OUTLETS AS SHOWN ON DRAWING	44"
E	E	E	E		FLOOR DATA/PHONE OUTLET	
E	E	E	E		CEILING DATA/PHONE OUTLET	
E	X	X	E	WAP CLG	CEILING WIRELESS ACCESS POINT	
E	X	X	X	TV	TELEVISION OUTLET	18"
E	E	E	E		CLOCK	84"
E	X	X	X	C	INTERCOM OUTLET LOCATION	48"
E	X	X	X	C AV	INTERCOM - AUDIO/VISUAL	48"
E	X	X	E	S	SPEAKER (WALL OR CEILING MT.)	84"
E	E	E	E	E	SOUND MASKING EMITTER (WALL OR CEILING MT.)	84"
E	X	X	X	$V	VOLUME CONTROL	48"
E	X	X	X	M	MICROPHONE OUTLET	18"
E	X	X	X	P	PROJECTOR CONTROL OUTLET	18"
E	M	M	E	H	HUMIDISTAT	48"
E	M	M	E	T	THERMOSTAT	48"
E	X	X	X	M	OUTLET IN FLOOR (MICROPHONE SHOWN)	

FIRE ALARM SYMBOL LEGEND

E - ELECTRICAL CONTRACTOR
M - MECHANICAL CONTRACTOR
X - OTHERS

BACKBOX & RACEWAY BY	DEVICE BY	INSTALLED BY	WIRED BY	SYMBOL	DESCRIPTION	HEIGHT TO MIDDLE OF DEVICE (U.N.O.)
E	E	E	E	P	WALL PULLSTATION DEVICE	44"
E	E	E	E	V	WALL AUDIO/VISUAL DEVICE (CANDELAS NOTED)	90"
E	E	E	E	V	WALL VISUAL DEVICE (CANDELAS NOTED)	90"
E	E	E	E	FD	WALL AUDIO STATION	90"
E	E	E	E	V	CEILING AUDIO/VISUAL DEVICE (CANDELAS NOTED)	
E	E	E	E	V	CEILING VISUAL DEVICE (CANDELAS NOTED)	
E	E	E	E	FD	CEILING AUDIO STATION	
E	E	E	E	SD	WALL SMOKE DETECTOR	WITHIN 12" OF CEILING
E	E	E	E	SD	WALL AUDIO/VISUAL SMOKE DETECTOR	WITHIN 12" OF CEILING
E	E	E	E	CD	WALL COMBO SMOKE/CO DETECTOR	WITHIN 12" OF CEILING
E	E	E	E	HD	WALL HEAT DETECTOR	90"
E	E	E	E	SD	CEILING SMOKE DETECTOR	
E	E	E	E	SD	CEILING AUDIO/VISUAL SMOKE DETECTOR	
E	E	E	E	CD	CEILING COMBO SMOKE/CO DETECTOR	
E	E	E	E	HD	CEILING HEAT DETECTOR	
E	E	E	E	DR	DUCT SMOKE DETECTOR (RETURN SIDE)	
E	E	E	E	DS	DUCT SMOKE DETECTOR (SUPPLY SIDE)	
E	X	X	E	FS	SPRINKLER FLOW SWITCH	
E	X	X	E	TS	SPRINKLER VALVE TAMPER SWITCH	
E	E	E	E	MH	WALL MAGNETIC HOLD OPEN	80"
E	E	E	E	RT	REMOTE TEST SWITCH	44"
E	E	E	E	FD	FIRE FIGHTER TELEPHONE	44"
E	E	E	E	FACP	FIRE ALARM CONTROL PANEL	80"
E	E	E	E	FAAP	FIRE ALARM ANNUNCIATOR PANEL	44"
E	E	E	E	NAC	FIRE ALARM NAC PANEL	44"

WIRING SYMBOL LEGEND

E - ELECTRICAL CONTRACTOR
M - MECHANICAL CONTRACTOR
X - OTHERS

BACKBOX & RACEWAY BY	DEVICE BY	INSTALLED BY	WIRED BY	SYMBOL	DESCRIPTION	HEIGHT TO MIDDLE OF DEVICE (U.N.O.)
E	E	E	E		CONDUIT CONCEALED IN WALL OR OVERHEAD	
E	E	E	E		CONDUIT CONCEALED BELOW FLOOR	
E	E	E	E		CONDUIT EXPOSED	
E	E	E	E		CONDUIT TRANSITION UP	
E	E	E	E		CONDUIT TRANSITION DOWN	
E	E	E	E		CONDUIT STUBBED OUT	
E	E	E	E	[J]	UNDERFLOOR RACEWAY SYSTEM	
E	E	E	E		CABLE TRAY (TYPE DENOTED)	
E	E	E	E		CONDUIT SLEEVE (SIZE DENOTED)	
E	E	E	E		BRANCH CIRCUIT HOME RUN	
E	E	E	E		LOW VOLTAGE POWER WIRING	
E	E	E	E		UNDERGROUND ELECTRICAL	
E	E	E	E	—OHE—	OVERHEAD ELECTRIC	
E	X	X	E	-(P)-	UTILITY SERVICE POWER POLE (SITE)	
E	E	E	E	—G—	GROUND CONDUCTOR	
E	E	E	E		LIGHTNING PROTECTION AIR TERMINAL	
E	E	E	E		LIGHTNING PROTECTION CONDUCTOR SPLICE	
E	E	E	E		GROUND ROD (PLAN VIEW)	
E	E	E	E		GROUND CONNECTION TO STEEL OR STRUCTURE	
E	E	E	E		GROUND CONNECTION - EXOTHERMIC WELD	

POWER SYMBOL LEGEND

E - ELECTRICAL CONTRACTOR
M - MECHANICAL CONTRACTOR
X - OTHERS

BACKBOX & RACEWAY BY	DEVICE BY	INSTALLED BY	WIRED BY	SYMBOL	DESCRIPTION	HEIGHT TO MIDDLE OF DEVICE (U.N.O.)
E	E	E	E		SINGLE RECEPT ("EM" = EMERGENCY, "HG" = HOSPITAL GRADE, "TR" = TAMPER RESISTANT)	18"
E	E	E	E		GFCI RATED SINGLE RECEPT	18"
E	E	E	E		ISOLATED GROUND SINGLE RECEPT	18"
E	E	E	E		SWITCHED SINGLE RECEPT	18"
E	E	E	E		DUPLEX RECEPT ("EM" = EMERGENCY, "HG" = HOSPITAL GRADE, "U" = CONNECTED TO UPS)	18"
E	E	E	E		GFCI RATED DUPLEX RECEPT	18"
E	E	E	E		ISOLATED GROUND DUPLEX RECEPT	18"
E	E	E	E		SWITCHED DUPLEX RECEPT (SPLIT-WIRE)	18"
E	E	E	E		USB/DUPLEX RECEPT	18"
E	E	E	E		ABOVE COUNTERTOP DUPLEX RECEPT, MOUNT 4" ABOVE BACKSPLASH OR 44"	
E	E	E	E		FOURPLEX RECEPT ("EM" = EMERGENCY, "HG" = HOSPITAL GRADE, "U" = CONNECTED TO UP	18"
E	E	E	E		GFCI RATED FOURPLEX RECEPT	18"
E	E	E	E		ISOLATED GROUND FOURPLEX RECEPT	18"
E	E	E	E		SWITCHED FOURPLEX RECEPT (SPLIT-WIRE)	18"
E	E	E	E		ABOVE COUNTERTOP FOURPLEX RECEPT, MOUNT 4" ABOVE BACKSPLASH OR 44"	
E	E	E	E		SPECIAL RECEPT OR CONNECTION, PROVIDE DIRECT POWER CONNECTION OR MATCHING RECEPTACLE AS REQUIRED, COORDINATE W/ EQUIPMENT MANUFACTURER	18"
E	E	E	E		MULTIOUTLET WIREMOLD ASSEMBLY, MOUNT 4" ABOVE BACKSPLASH OR PROVIDE POWER RECEPTS AS SHOWN ON DRAWING	44"
E	E	E	E		FLOOR RECEPT (DUPLEX SHOWN)	
E	E	E	E		CEILING RECEPT (DUPLEX SHOWN)	
E	X	X	X	J J J	JUNCTION BOX (FLOOR, WALL, CEILING SHOWN)	AS NOTED
E	E	E	E		PUSH BUTTON STATION	44"
E	E	E	E	$M	MOTOR HORSEPOWER RATED SWITCH	44"
E	E	E	E	$F	FUSED SWITCH	44"
E	E	E	E		SAFETY DISCONNECT SWITCH (FUSED)	72"
E	E	E	E		COMBO MOTOR STARTER/DISCONNECT SWITCH (FUSED)	72"
E	E/M	E/M	E	VFD	VARIABLE FREQUENCY DRIVE	
E	E/M	E/M	E		SINGLE PHASE MOTOR (SEE SCHEDULE)	
E	E/M	E/M	E		THREE PHASE MOTOR (SEE SCHEDULE)	
E	E	E	E		CIRCUIT BREAKER PANEL	72"
E	E	E	E		POWER OR DISTRIBUTION PANEL	72"
E	E	E	E		SPECIAL CABINET (TYPE DENOTED)	72"
E	E	E	E	T	TRANSFORMER (TYPE DENOTED)	
E	E	E	E	25 KVA	GENERATOR (KVA DENOTED)	

LIGHTING SYMBOL LEGEND

E - ELECTRICAL CONTRACTOR
M - MECHANICAL CONTRACTOR
X - OTHERS

BACKBOX & RACEWAY BY	DEVICE BY	INSTALLED BY	WIRED BY	SYMBOL	DESCRIPTION	HEIGHT TO MIDDLE OF DEVICE (U.N.O.)
E	E	E	E	$	SINGLE POLE SWITCH	44"
E	E	E	E	$3	3-WAY SWITCH	44"
E	E	E	E	$4	4-WAY SWITCH	44"
E	E	E	E	$D	DIMMER SWITCH	44"
E	E	E	E	$OS	OCCUPANCY SENSOR SWITCH	44"
E	E	E	E	$MC	MOMENTARY CONTACT SWITCH	44"
E	E	E	E	$T	TIMER SWITCH	44"
E	E	E	E	GTD	GENERATOR TRANSFER DEVICE	
E	E	E	E	OS	CEILING OCCUPANCY SENSOR - DUAL TECHNOLOGY TYPE	
E	E	E	E	LS	CEILING LIGHT LEVEL SENSOR	
E	E	E	E	PC	PHOTOCELL	
E	E	E	E		POLE MOUNTED LIGHT (TYPE DENOTED)	PER SCHED
E	E	E	E		WALL MOUNTED LIGHT (TYPE DENOTED)	AS NOTED
E	E	E	E		RECESSED LIGHT (TYPE DENOTED)	
E	E	E	E		SURFACE LIGHT (TYPE DENOTED)	
E	E	E	E	P1 P2	SUSPENDED OR PENDANT LIGHT (TYPE DENOTED)	
E	E	E	E		INDUSTRIAL LIGHT (TYPE DENOTED)	
E	E	E	E		TRACK AND TRACK LIGHT (TYPES DENOTED)	AS NOTED
E	E	E	E		EMERGENCY DOUBLE HEAD WALL LIGHT (TYPE DENOTED)	96"
E	E	E	E		EXIT SIGN (TYPE DENOTED)	12"
E	E	E	E		LIGHT FIXTURE ON (EM) LIFE SAFETY OR CRITICAL BRANCH	AS NOTED

SECURITY SYMBOL LEGEND

E - ELECTRICAL CONTRACTOR
M - MECHANICAL CONTRACTOR
S - SECURITY CONTRACTOR
X - OTHERS

BACKBOX & RACEWAY BY	DEVICE BY	INSTALLED BY	WIRED BY	SYMBOL	DESCRIPTION	HEIGHT TO MIDDLE OF DEVICE (U.N.O.)
E	S	S	E	DC	DOOR CONTACT	84"
E	S	S	E	CR	CARD READER	44"
E	S	S	E	KP	KEYPAD	44"
E	S/X	S/X	E	ES	ELECTRIC STRIKE	44"
E	S/X	S/X	E	FD	ELECTRIC LATCH	44"
E	S/X	S/X	E	FD	ELECTRIC TRANSFER	44"
E	S/X	S/X	E	ML	MAGNETIC LOCK	84"
E	S	S	E	RE	REQUEST TO EXIT	84"
E	S	S	E	MS	MOTION SENSOR	84"
E	S	S	E	GB	GLASS BREAK	
E	S	S	E		WALL CCTV CAMERA	90"
E	S	S	E	HTR PTZ	WALL CCTV CAMERA - DOME, HEATER, PAN-TILT-ZOOM	90"
E	S	S	E		CEILING CCTV CAMERA	
E	S	S	E	HTR PTZ	CEILING CCTV CAMERA - DOME, HEATER, PAN-TILT-ZOOM	

GENERAL ELECTRICAL NOTES

1. UNDERGROUND RACEWAY OUTSIDE THE STRUCTURE SHALL BE PVC.
2. ALL LOW VOLTAGE CABLES OR CONDUCTORS OPERATING AT LESS THAN 50 VOLTS SHALL BE IN METAL RACEWAY WHERE INSTALLED WITHIN WALLS OR INACCESSIBLE SPACES. LOW VOLTAGE CABLES MAY BE RUN IN CABLE TRAY WHERE NOTED. LOW VOLTAGE CABLES MAY BE RUN IN CABLE SUPPORT HOOKS ABOVE ACCESSIBLE CEILINGS WHERE NOTED.
3. WHERE POSSIBLE, ALL CONDUIT AND CABLE SHALL BE RUN UNDER THE TOP CHORD OF THE JOISTS. UNDER NO CIRCUMSTANCE SHALL CONDUIT BE RUN WITHIN 1-1/2" OF THE ROOF DECK.
4. COORDINATE LOCATIONS OF DEVICES WITH ARCHITECTURAL ELEVATIONS AND DETAILS. ARCHITECTURAL ELEVATIONS AND DETAILS TAKE PRECEDENCE OVER LOCATIONS SHOWN ON ELECTRICAL DRAWINGS. SEE ARCHITECTURAL ELEVATIONS FOR LOCATIONS OF ELECTRICAL DEVICES AT PATIENT BED HEADWALLS.
5. ALL ELEVATION HEIGHTS SHOWN ARE MEASURED TO THE MIDDLE OF THE DEVICE UNLESS NOTED OTHERWISE.
6. ALL RECESSED LIGHTING FIXTURES IN LAY-IN CEILINGS SHALL BE INSTALLLED WITH 6' LONG FLEXIBLE METAL CONDUIT.
7. WHERE CONNECTED TO A 20A BRANCH CIRCUIT SUPPLYING AN INDIVIDUAL RECEPTACLE (SIMPLEX OR DUPLEX), THE RECEPTACLE SHALL BE RATED AT 20A.
8. CONTRACTOR SHALL BE RESPONSIBLE FOR WIRING ALL ELECTRICAL ITEMS SHOWN ON THE DRAWINGS.
9. TV OUTLETS, VOLUME CONTROLS, TELEPHONE OUTLETS, DATA OUTLETS, AND FIRE ALARM DEVICES SHALL CONSIST OF A BACK BOX WITH CONDUIT STUBBED ABOVE THE ACCESSIBLE CEILING. VERIFY SIZE OF BACK BOX REQUIRED WITH DEVICE TO BE INSTALLED. LOCATE BACK BOXES 6" FROM ADJACENT POWER RECEPTACLE INTENDED FOR COMPUTER USE.
10. FURNISH AND INSTALL CONDUIT FROM BACK BOXES FOR THE FOLLOWING DEVICES INTO THE ACCESSIBLE CEILING SPACE IN THE CORRIDOR, UNLESS NOTED OTHERWISE:
    - 3/4"C TV OUTLETS
    - 3/4"C VOLUME CONTROLS
    - 3/4"C TELEPHONE OUTLETS
    - 3/4"C INFORMATION OUTLETS
    - 3/4"C FIRE ALARM DEVICES

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ISSUANCE
SCHEMATIC DESIGN
03/08/2019

REVISIONS
NO. DATE DESCRIPTION

FILE NUMBER 72230012
PROJECT MANAGER KB
PROFESSIONAL
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ELECTRICAL NOTES AND ABBREVIATIONS
E001

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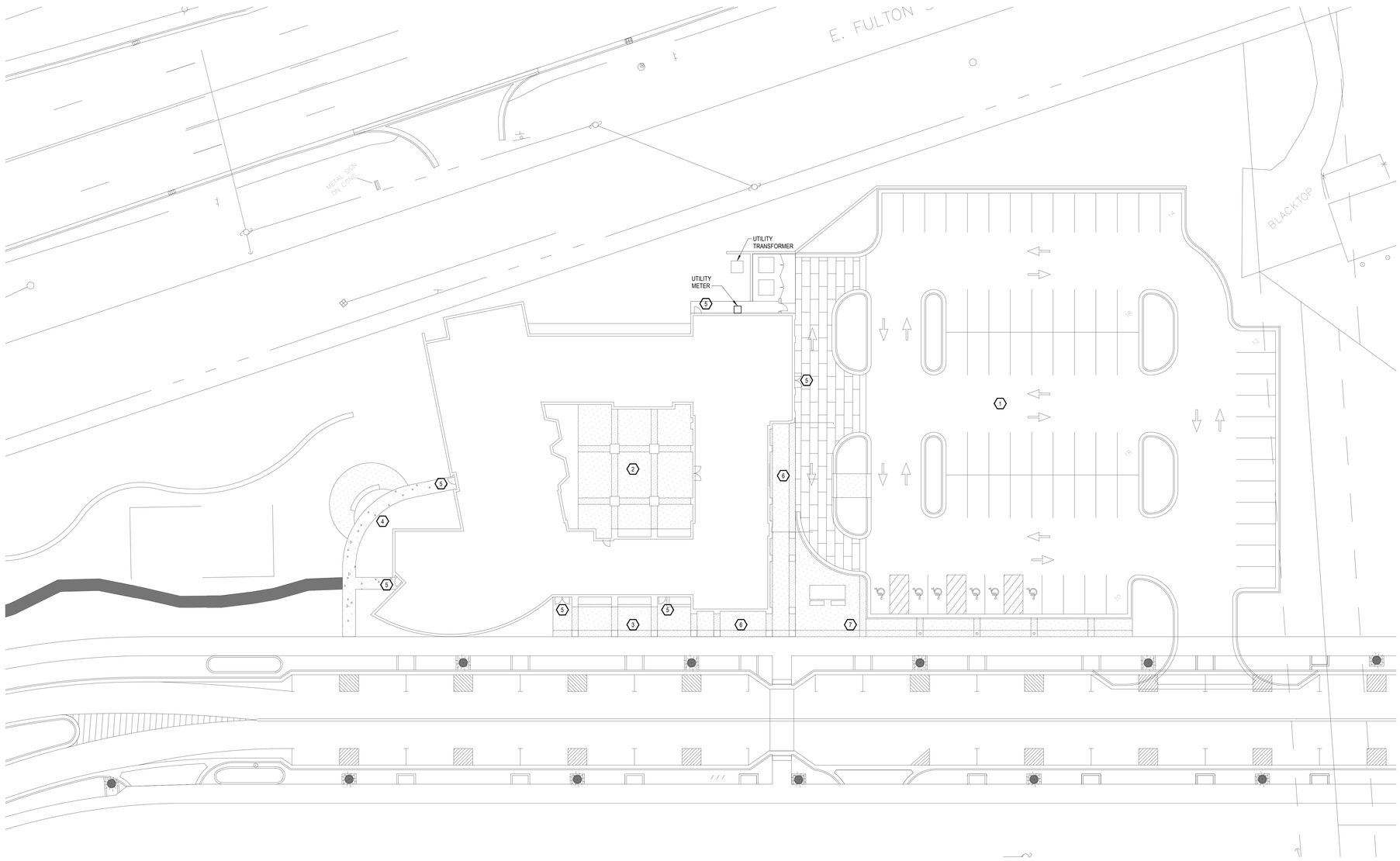

SITE PLAN
1" = 20'-0"

SITE GENERAL NOTES

A. ALL LIGHTING AND POWER CONDUCTORS SHALL BE INSTALLED BETWEEN 24" (MINIMUM) AND 36" (MAXIMUM) BELOW FINISHED GRADE.

B. ALL COMMUNICATIONS CONDUIT AND CABLES SHALL BE INSTALLED 36" (MINIMUM) BELOW FINISHED GRADE.

C. ALL CONDUCTORS FOR EXTERIOR LIGHTING AND POWER CIRCUITS SHALL BE #10 AWG MINIMUM.

SITE PLAN KEYNOTES

1. PARKING LOT SHALL BE FURNISHED WITH POLE MOUNTED AREA LIGHTS TO MATCH VILLAGE STANDARD. PARKING LOT TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 1 TO 2 FOOT-CANDLES.
2. COURTYARD SHALL BE FURNISHED WITH PEDESTRIAN SCALE POLE MOUNTED AREA LIGHTS AND GROUND MOUNTED TREE UPLIGHTING. COURTYARD TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 2 TO 5 FOOT-CANDLES.
3. SPACE SHALL BE FURNISHED WITH LIGHTED BOLLARDS WITH RECEPTACLES AND USB CHARGING PORTS. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 1 TO 2 FOOT-CANDLES.
4. PROVIDE LIGHTED BOLLARDS ALONG PATH. PATH TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 1 TO 2 FOOT-CANDLES.
5. EXTERIOR DOOR SHALL BE FURNISHED WITH WALL MOUNTED LIGHT FIXTURE. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 1 TO 2 FOOTCANDLES FOR A MINIMUM OF TEN FEET FROM DOOR.
6. CANOPY SHALL BE FURNISHED WITH RECESSED DOWNLIGHTS. CANOPY TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 2 TO 5 FOOT-CANDLES.
7. SPACE SHALL BE FURNISHED WITH GROUND MOUNTED TREE UPLIGHTING.

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ELECTRICAL SITE PLAN
ES001

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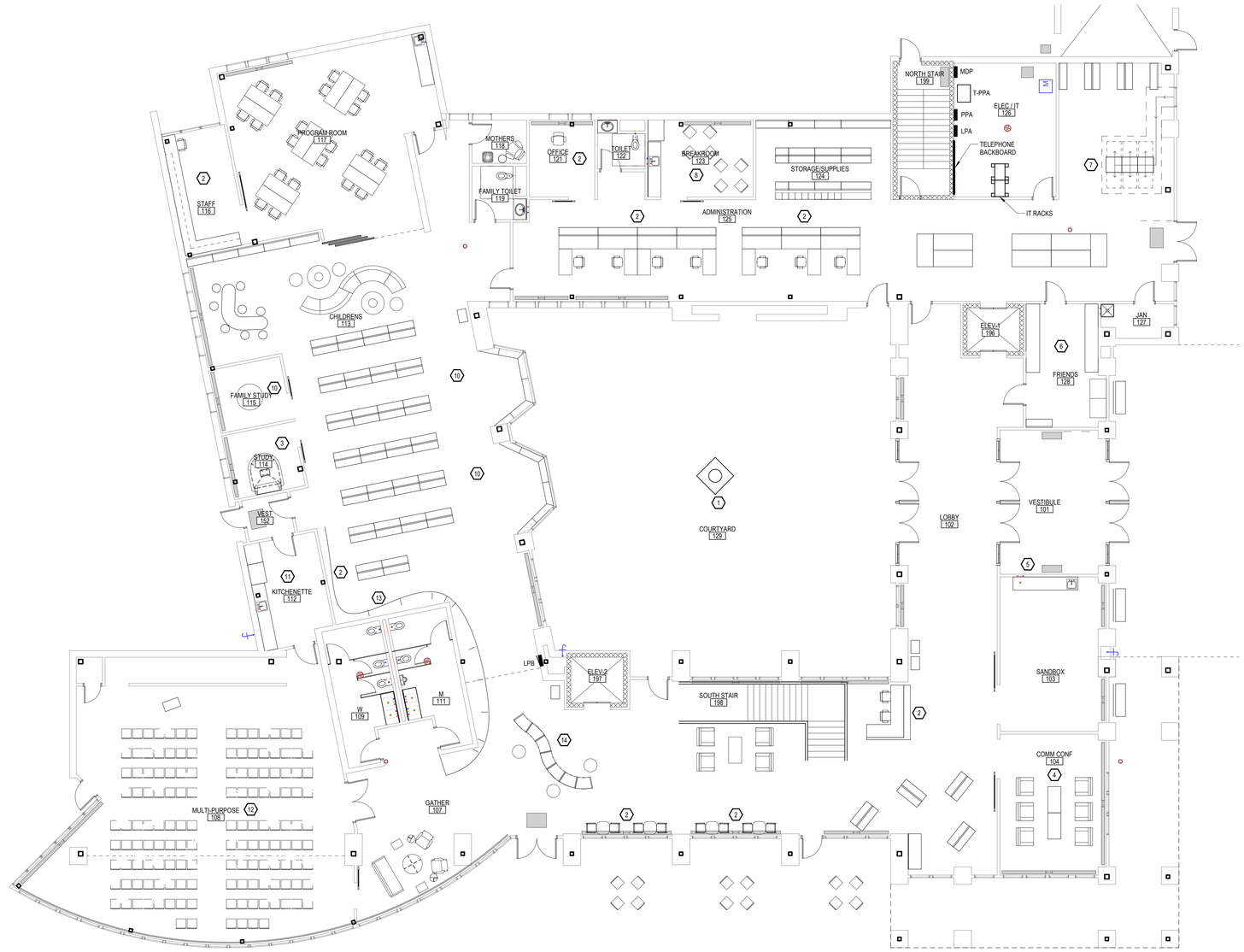

FIRST FLOOR POWER AND SYSTEMS PLAN

1/8" = 1'-0"

POWER GENERAL NOTES

A. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR WIRING ALL ELECTRICAL ITEMS SHOWN ON THIS DRAWING.

B. WHERE CONNECTED TO A 20A. BRANCH CIRCUIT SUPPLYING AN INDIVIDUAL RECEPTACLE (SIMPLEX OR DUPLEX), THE RECEPTACLE SHALL BE RATED AT 20A.

C. VERIFY LOCATIONS AND ROUGH-IN REQUIREMENTS OF ALL OWNER FURNISHED EQUIPMENT PRIOR TO ROUGH-IN.

D. PROVIDE HOUSEKEEPING PADS FOR ALL FLOOR MOUNTED AND GRADE MOUNTED ELECTRICAL EQUIPMENT. MINIMUM REQUIREMENTS: 4" HIGH, 4% AIR ENTRAINED, POLYFIBER REINFORCED CONCRETE, 4" WIDER AND 4" LONGER THAN EQUIPMENT TO BE PLACED ON IT. REFER TO ELECTRICAL DETAIL DRAWINGS FOR TRANSFORMER, GENERATOR, OR SWITCHGEAR PADS THAT MAY EXCEED THESE REQUIREMENTS.

E. CIRCUIT WIRING IS NOT SHOWN EXCEPT FOR SWITCHING INTENT OF FIXTURES AND CONTROL OF DEVICES.

F. PROVIDE PROPER NUMBER OF CONDUCTORS TO ACHIEVE CIRCUITING AND SWITCHING SHOWN.

G. CIRCUIT NUMBERS AT DEVICES CORRESPOND TO PANELBOARD BREAKERS (SEE PANELBOARD SCHEDULE). BRANCH CIRCUITS SHALL BE SIZED ACCORDING TO THE CIRCUIT BREAKER RATING, UNLESS INDICATED OTHERWISE ON THE ELECTRICAL EQUIPMENT SCHEDULE.

H. USE #10 AWG CONDUCTORS FOR 20 AMPERE, 120 VOLT BRANCH CIRCUITS LONGER THAN 75 FEET, UNLESS SPECIFICALLY INDICATED OTHERWISE. THIS SHALL BE REQUIRED FOR THE ENTIRE LENGTH OF THE CIRCUIT.

I. PROVIDE TAMPER RESISTANT RECEPTACLES IN CHILDREN'S AREAS.

POWER KEYNOTES

1. PROVIDE DUPLEX RECEPTACLE AND USB CHARGING STATION ON POWER PEDESTAL AT FOUR LOCATIONS.
2. PROVIDE POWER AND DATA FOR WORKSTATIONS.
3. PROVIDE POWER AND DATA AT TABLE WITH A/V CONNECTION TO WALL MOUNTED MONITOR.
4. PROVIDE POWER AND DATA IN FLOORBOXES. PROVIDE A/V CONNECTION BETWEEN SELECT FLOORBOX AND WALL MOUNTED MONITOR. PROVIDE MICROPHONES AND SPEAKERS.
5. PROVIDE POWER, DATA AND A/V FOR THREE WALL MOUNTED MONITORS.
6. PROVIDE POWER TO BOOK RETURN EQUIPMENT.
7. PROVIDE POWER TO BOOK RETURN SORTER.
8. PROVIDE POWER FOR REFRIGERATOR, MICVORWAVE, COFFEE MAKER, ETC...
9. NOT USED.
10. PROVIDE POWER AND DATA IN FLOORBOX UNDER TABLE.
11. PROVIDE POWER FOR REFRIGERATOR, MICVORWAVE, COFFEE MAKER, WARMING RACKS, ETC...
12. PROVIDE POWER FLOORBOXES, PROJECTOR, A/V CONTROLS, SPEAKERS, MOTORIZED SHADE POWER AND CONTROL.
13. PROVIDE POWER, DATA AND A/V FOR PROGRAMMABLE WALL GRAPHIC.
14. PROVIDE POWER IN FLOORBOX.
15. PROVIDE POWER FLOORBOXES, PROJECTOR/MONITOR, A/V CONTROLS, MICROPHONES AND SPEAKERS.
16. PROVIDE EXTERIOR WALL MOUNTED RECEPTACLES THROUGHOUT AREA.

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03/08/2019

REVISIONS

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PROFESSIONAL	Designer
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FIRST FLOOR POWER AND SYSTEMS PLAN

EP101

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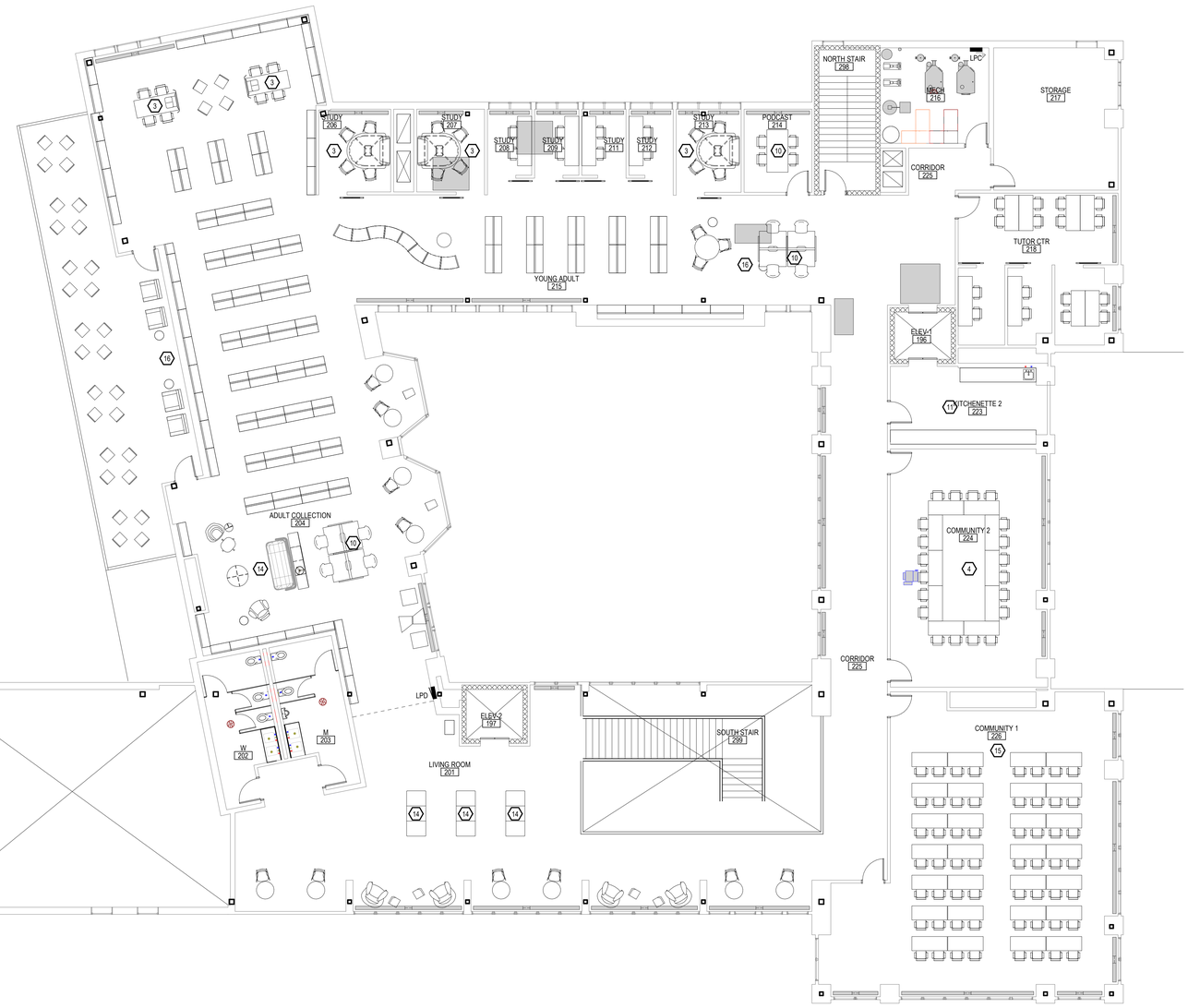

SECOND FLOOR POWER AND SYSTEMS PLAN

1/8" = 1'-0"

POWER GENERAL NOTES

A. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR WIRING ALL ELECTRICAL ITEMS SHOWN ON THIS DRAWING.

B. WHERE CONNECTED TO A 20A. BRANCH CIRCUIT SUPPLYING AN INDIVIDUAL RECEPTACLE (SIMPLEX OR DUPLEX), THE RECEPTACLE SHALL BE RATED AT 20A.

C. VERIFY LOCATIONS AND ROUGH-IN REQUIREMENTS OF ALL OWNER FURNISHED EQUIPMENT PRIOR TO ROUGH-IN.

D. PROVIDE HOUSEKEEPING PADS FOR ALL FLOOR MOUNTED AND GRADE MOUNTED ELECTRICAL EQUIPMENT. MINIMUM REQUIREMENTS: 4" HIGH, 4% AIR ENTRAINED, POLYFIBER REINFORCED CONCRETE, 4" WIDER AND 4" LONGER THAN EQUIPMENT TO BE PLACED ON IT. REFER TO ELECTRICAL DETAIL DRAWINGS FOR TRANSFORMER, GENERATOR, OR SWITCHGEAR PADS THAT MAY EXCEED THESE REQUIREMENTS.

E. CIRCUIT WIRING IS NOT SHOWN EXCEPT FOR SWITCHING INTENT OF FIXTURES AND CONTROL OF DEVICES.

F. PROVIDE PROPER NUMBER OF CONDUCTORS TO ACHIEVE CIRCUITING AND SWITCHING SHOWN.

G. CIRCUIT NUMBERS AT DEVICES CORRESPOND TO PANELBOARD BREAKERS (SEE PANELBOARD SCHEDULE). BRANCH CIRCUITS SHALL BE SIZED ACCORDING TO THE CIRCUIT BREAKER RATING, UNLESS INDICATED OTHERWISE ON THE ELECTRICAL EQUIPMENT SCHEDULE.

H. USE #10 AWG CONDUCTORS FOR 20 AMPERE, 120 VOLT BRANCH CIRCUITS LONGER THAN 75 FEET, UNLESS SPECIFICALLY INDICATED OTHERWISE. THIS SHALL BE REQUIRED FOR THE ENTIRE LENGTH OF THE CIRCUIT.

I. PROVIDE TAMPER RESISTANT RECEPTACLES IN CHILDREN'S AREAS.

POWER KEYNOTES

1. PROVIDE DUPLEX RECEPTACLE AND USB CHARGING STATION ON POWER PEDESTAL AT FOUR LOCATIONS.
2. PROVIDE POWER AND DATA FOR WORKSTATIONS.
3. PROVIDE POWER AND DATA AT TABLE WITH A/V CONNECTION TO WALL MOUNTED MONITOR.
4. PROVIDE POWER AND DATA IN FLOORBOXES. PROVIDE A/V CONNECTION BETWEEN SELECT FLOORBOX AND WALL MOUNTED MONITOR. PROVIDE MICROPHONES AND SPEAKERS.
5. PROVIDE POWER, DATA AND A/V FOR THREE WALL MOUNTED MONITORS.
6. PROVIDE POWER TO BOOK RETURN EQUIPMENT.
7. PROVIDE POWER TO BOOK RETURN SORTER.
8. PROVIDE POWER FOR REFRIGERATOR, MICVORWAVE, COFFEE MAKER, ETC...
9. NOT USED.
10. PROVIDE POWER AND DATA IN FLOORBOX UNDER TABLE.
11. PROVIDE POWER FOR REFRIGERATOR, MICVORWAVE, COFFEE MAKER, WARMING RACKS, ETC...
12. PROVIDE POWER FLOORBOXES, PROJECTOR, A/V CONTROLS, SPEAKERS, MOTORIZED SHADE POWER AND CONTROL.
13. PROVIDE POWER, DATA AND A/V FOR PROGRAMMABLE WALL GRAPHIC.
14. PROVIDE POWER IN FLOORBOX.
15. PROVIDE POWER FLOORBOXES, PROJECTOR/MONITOR, A/V CONTROLS, MICROPHONES AND SPEAKERS.
16. PROVIDE EXTERIOR WALL MOUNTED RECEPTACLES THROUGHOUT AREA.

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ISSUANCE

SCHEMATIC DESIGN
03/08/2019

REVISIONS

NO.	DATE	DESCRIPTION

FILE NUMBER	72230012
PROJECT MANAGER	KB
PROFESSIONAL	Designer
DRAWN BY	
CHECKED BY	

SECOND FLOOR POWER AND SYSTEMS PLAN

EP102

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FIRST FLOOR LIGHTING PLAN

1/8" = 1'-0"

LIGHTING GENERAL NOTES

A. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR WIRING ALL ELECTRICAL ITEMS SHOWN ON THIS DRAWING.

B. ALL RECESSED LIGHTING FIXTURES IN LAY-IN CEILINGS SHALL BE INSTALLED WITH 6' LONG FLEXIBLE METAL CONDUIT.

C. ALL MOUNTING HEIGHTS FOR LIGHTING FIXTURES ARE TO THE BOTTOM OF THE FIXTURES UNLESS INDICATED OTHERWISE.

D. SEE ARCHITECTURAL EXTERIOR ELEVATIONS FOR MOUNTING HEIGHTS OF EXTERIOR LIGHTING FIXTURES.

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LIGHTING KEYNOTES

1. SPACE SHALL BE FURNISHED WITH LINEAR DIRECT/INDIRECT PENDANT FIXTURES. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 30 FOOT-CANDLES.
2. SPACE SHALL BE FURNISHED WITH LINEAR DIRECT/INDIRECT PENDANT FIXTURES WITH THREE CHANDOLIERS. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 30 FOOT-CANDLES.
3. SPACE SHALL BE FURNISHED WITH LINEAR DIRECT/INDIRECT PENDANT FIXTURES AND RECESSED DOWNLIGHTS. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 50 FOOT-CANDLES.
4. SPACE SHALL BE FURNISHED WITH 1X4 RECESSED TROFFERS AND 3-5 DECORATIVE PENDANTS. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 30 FOOT-CANDLES.
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9. SPACE SHALL BE FURNISHED WITH 4-FOOT LINEAR WALL MOUNTED LENSED FIXTURES WITH INTEGRAL OCCPANCY SENSOR TO REDUCE LIGHTING TO 50% WHEN SPACE IS UNOCCUPIED. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 10 FOOT-CANDLES.
10. SPACE SHALL BE FURNISHED WITH A COMBINATION OF RECESSED DOWNLIGHTS, VANITY LIGHT AND PERIMITER LIGHTING. SPACE TO BE DESIGNED TO AN AVERAGE ILLUMINATION OF 15 FOOT-CANDLES.
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14. PROVIDE DIRECTIONAL DOWNLIGHTS AT PROGRAMMABLE WALL GRAPHIC.

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03/08/2019

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NO. DATE DESCRIPTION

FILE NUMBER 72230012
PROJECT MANAGER KB
PROFESSIONAL
DRAWN BY
CHECKED BY

FIRST FLOOR LIGHTING PLAN

EL101

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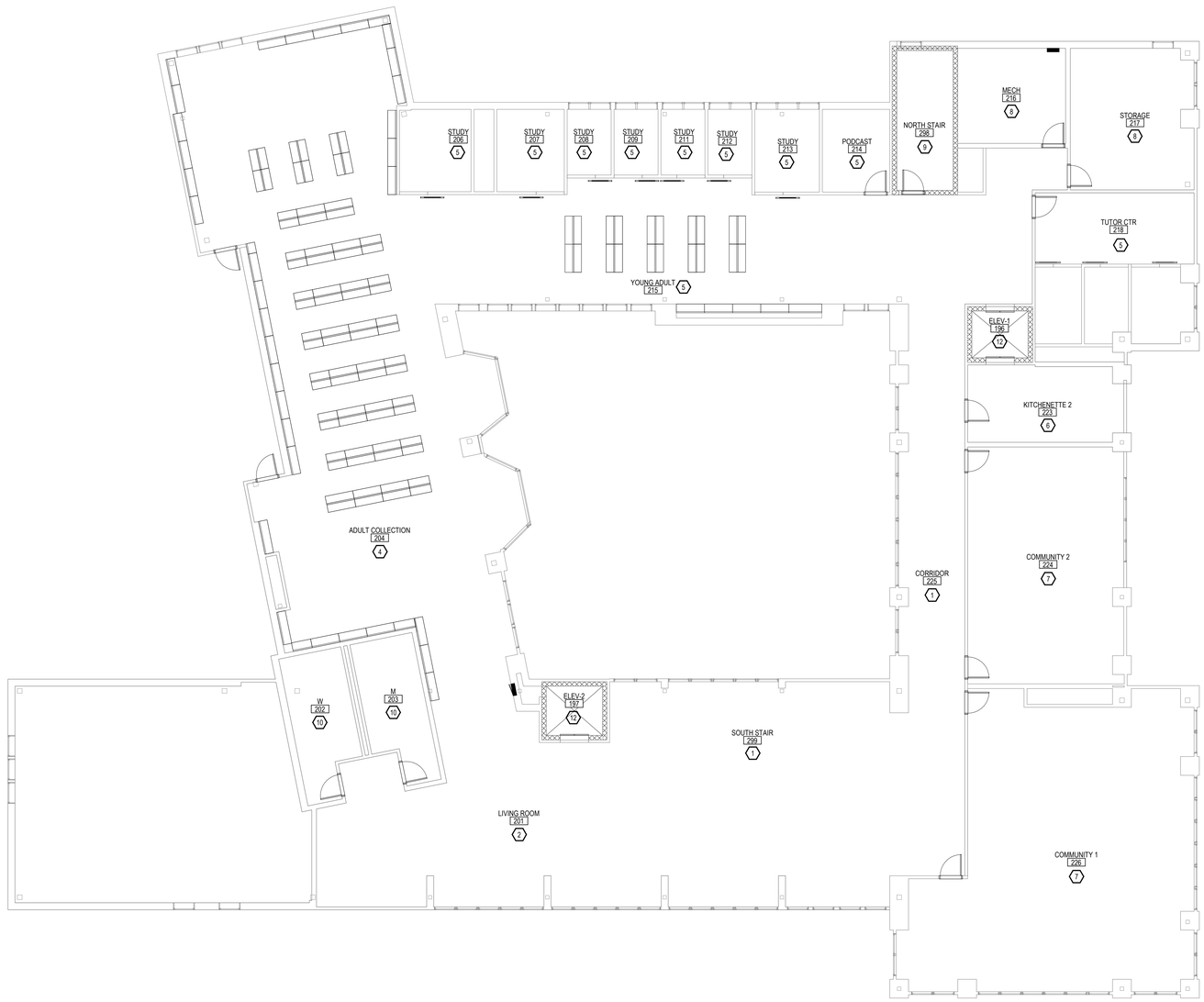

SECOND FLOOR LIGHTING PLAN

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SECOND FLOOR LIGHTING PLAN

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