

PROJECT:

**STOREFRONT
MODIFICATIONS
TO**

150 WORTH AVENUE UNIT 225
PALM BEACH
FLORIDA 33480

TITLE
SITE PLAN

DRAWING INFO

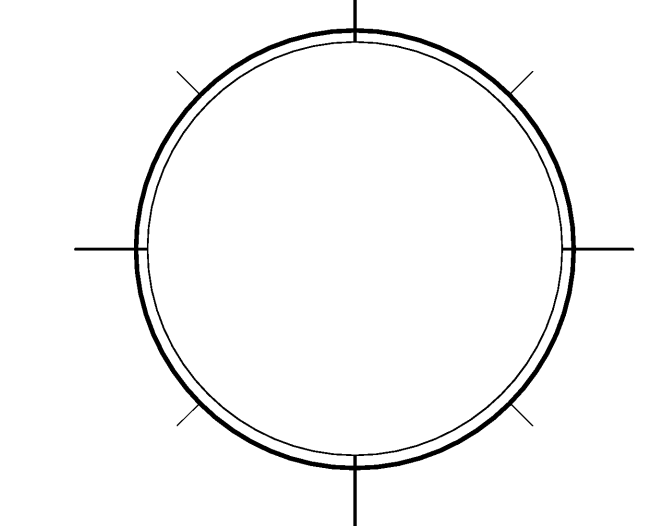
DATE	6-1-11
SCALE	VARIABLE
DESIGNED BY	MESA
DRAWN BY	MESA
PROJECT #	111608

REVISIONS AND ISSUE

NO.	DATE	REVISION NOTE
A	6/1/11	PERMIT

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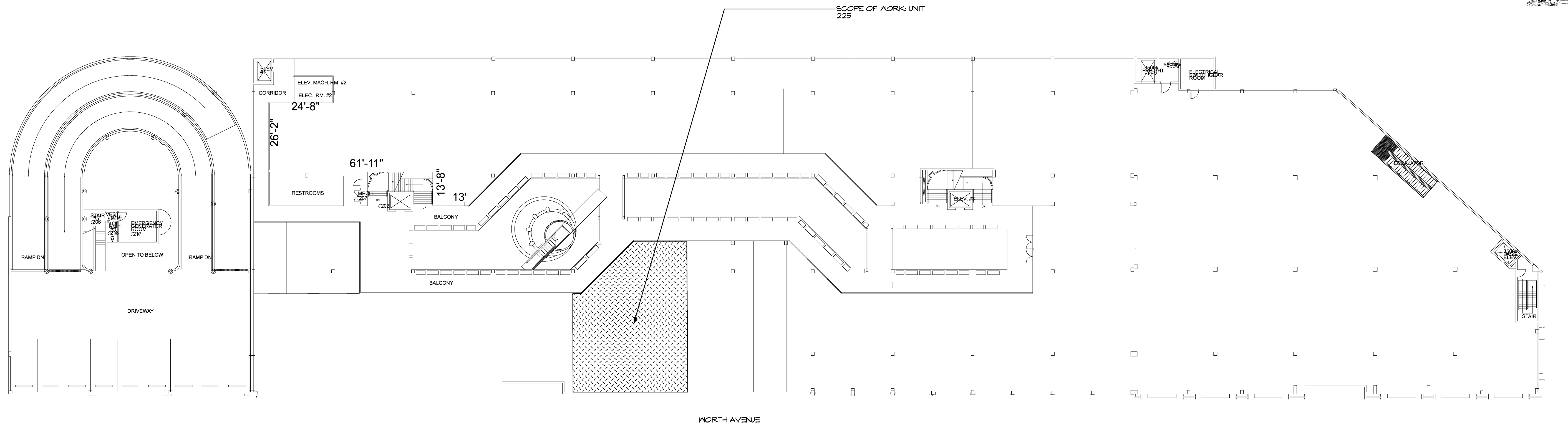
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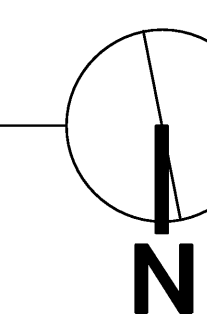
SHEET

A0

OF:



1 **SITE PLAN**
Scale: 1" = 20' ft



STRUCTURAL DESIGN CRITERIA & CODES:

THIS STRUCTURE HAS BEEN DESIGNED IN ACCORDANCE WITH THE FLORIDA BUILDING CODE (FBC) 2007. WIND LOADS ARE BASED UPON ANSI/ASCE 7-05 MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES, PART 6. ALL PRIMARY FRAMING AND EXTERIOR ENVELOPE COMPONENTS AND CLADDING SHALL BE DESIGNED AND CONSTRUCTED TO RESIST THE LOADS AND FORCES DERIVED FROM THIS STANDARD.

WIND DESIGN CRITERIA:

BASE WIND SPEED:	140 MPH (3 SECOND GUST)
EXPOSURE:	C
IMPORTANCE FACTOR:	I=1.0
EAVE HEIGHT ABOVE GRADE:	40'-0"
RIDGE HEIGHT ABOVE GRADE:	40'-0"
BASIC VELOCITY PRESSURE (Q):	37 PSF

ACTUAL PRESSURES FOR SPECIFIC COMPONENTS AND CLADDING MATERIALS SHALL BE CALCULATED BASED UPON THE SPECIFIC TRIBUTARY AREA (IN SQ. FT.) CONSIDERED.

NOTE:
IT IS THE RESPONSIBILITY OF THE PRODUCE MANUFACTURER / SUPPLIER / INSTALLER TO PROVIDE EVIDENCE OF WIND PRESSURE (OR IMPACT) RESISTANCE COMPLIANCE (PRODUCT APPROVAL) TO THE BUILDING CODE AUTHORITY HAVING JURISDICTION. THE SUBMITTAL SHALL COMPLY WITH THE SPECIFIC DESIGN REQUIREMENTS OF THIS PROJECT. REFER TO CRITERIA THIS SHEET.

TWO STORY
MEAN ROOF HEIGHT: 40'-0"
COMPONENTS AND CLADDING DESIGN PRESSURE: 70.33 P.S.F. (WORST CASE)

GLAZING PROTECTION
THE INSTALLATION OF THE GLAZING PROTECTION HAVE BEEN CONSIDERED IN THE DESIGN SUPPORT STRUCTURE AS DESCRIBED AS FOLLOWS:

WIND PRESSURES:	2007 FBC, ASCE 7-05
REFERENCED DATA:	140 MPH (3 SECOND GUST)
WIND LOAD:	10% BUILDING WIDTH - 6'-0" MINIMUM
EDGE STRIP:	

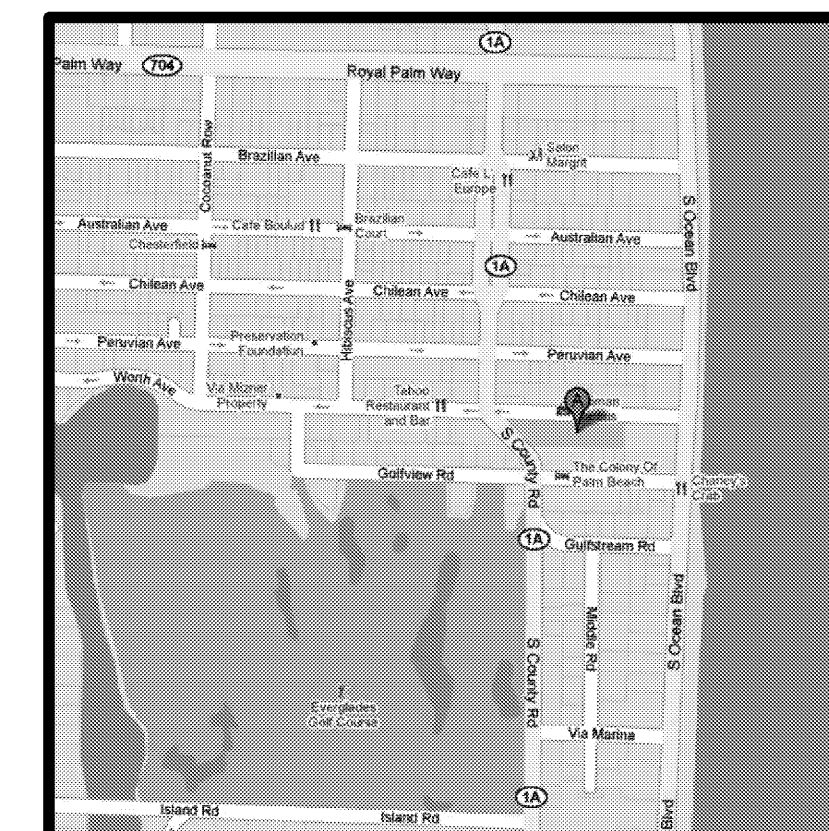
ELEVATION	EDGE ZONE PRESSURE	SUCTION PRESSURE	INTERIOR ZONE PRESSURE	SUCTION PRESSURE
TWO STORY	+52.6 PSF	-61.86 PSF	+52.6 PSF	-70.33 PSF

SCOPE OF WORK:
1. REPLACE EXISTING STOREFRONT WITH NEW STOREFRONT AT NEW LOCATION TO INCREASE PEDESTRIAN ACCESS.

NOTE TO CONTRACTOR:
THESE DOCUMENTS ARE DEVELOPED AND DELIVERED AS A INSTRUMENT TO CONSTRUCT AS A "WHOLE". WHEN A PERMIT IS ISSUED, IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO THOROUGHLY REVIEW AND CROSS REFERANCE DOCUMENT INFORMATION BETWEEN ALL SHEETS AND ALL PERMITS. FAILURE TO PROVIDE SUBCONTRACTORS WITH ALL INFORMATION, DURING BIDDING AND CONSTRUCTION, AS A "WHOLE" SHALL NOT CONSTITUTE ADDITIONAL FEES IN THE FORM OF CHANGE ORDERS.

PROJECT INFORMATION	
JURISDICTION	PALM BEACH
ZONING	RETAIL
CONSTRUCTION TYPE	VB
USE GROUP	MERCANTILE
APPLICABLE CODES	2007 FBC WITH 2009 REVISIONS
LEVEL OF ALTERATION	LEVEL TWO

SHEET	DRAWING TITLE
A0	SITE PLAN
A1	FLOOR PLAN
B1	STOREFRONT PLAN

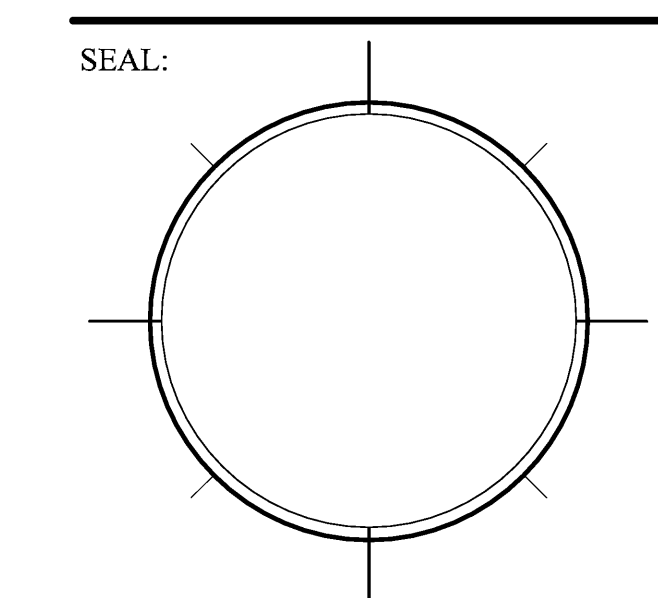


DRAWING INFO	
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SCALE	VARIES
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REVISIONS AND ISSUE

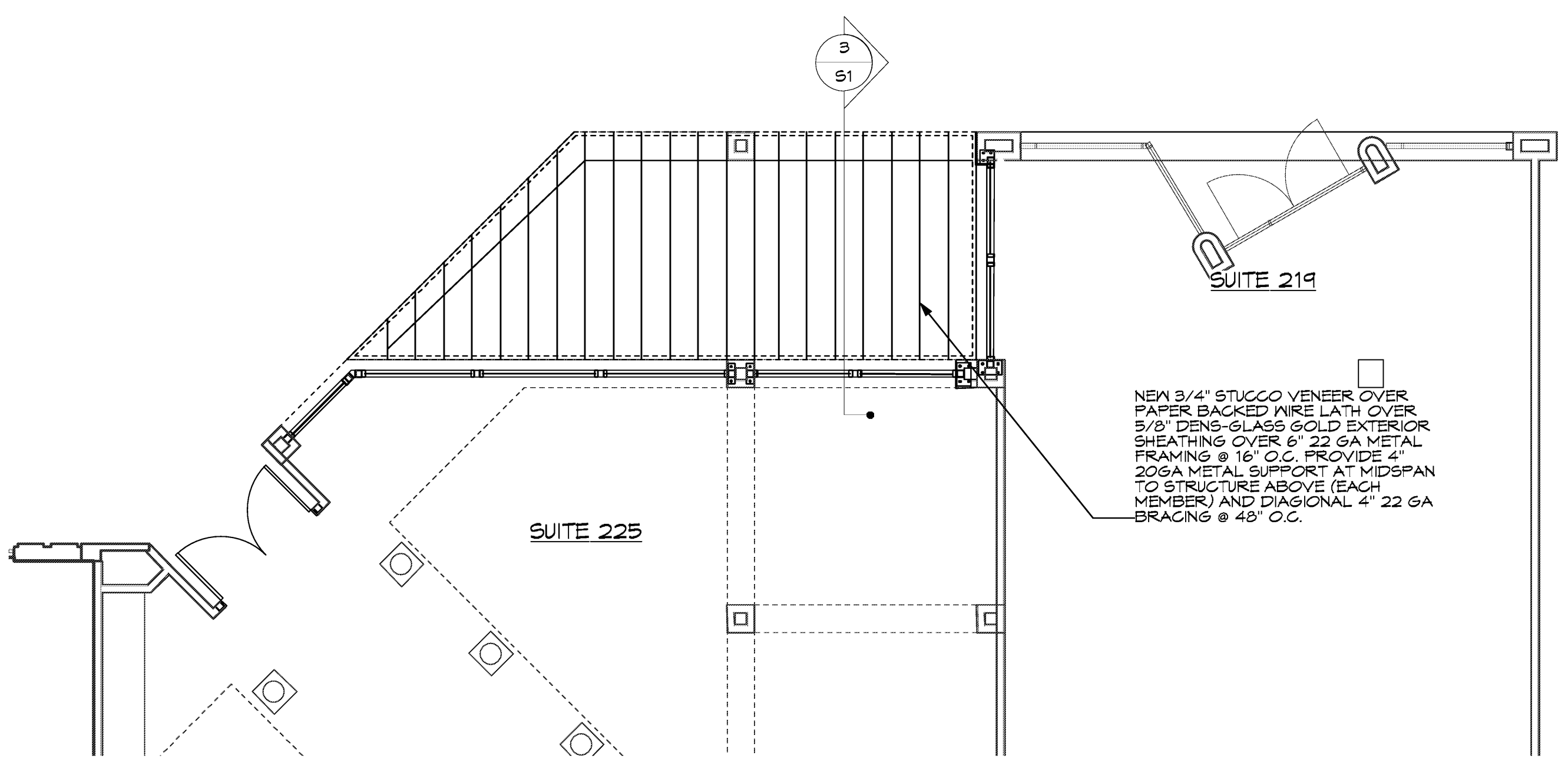
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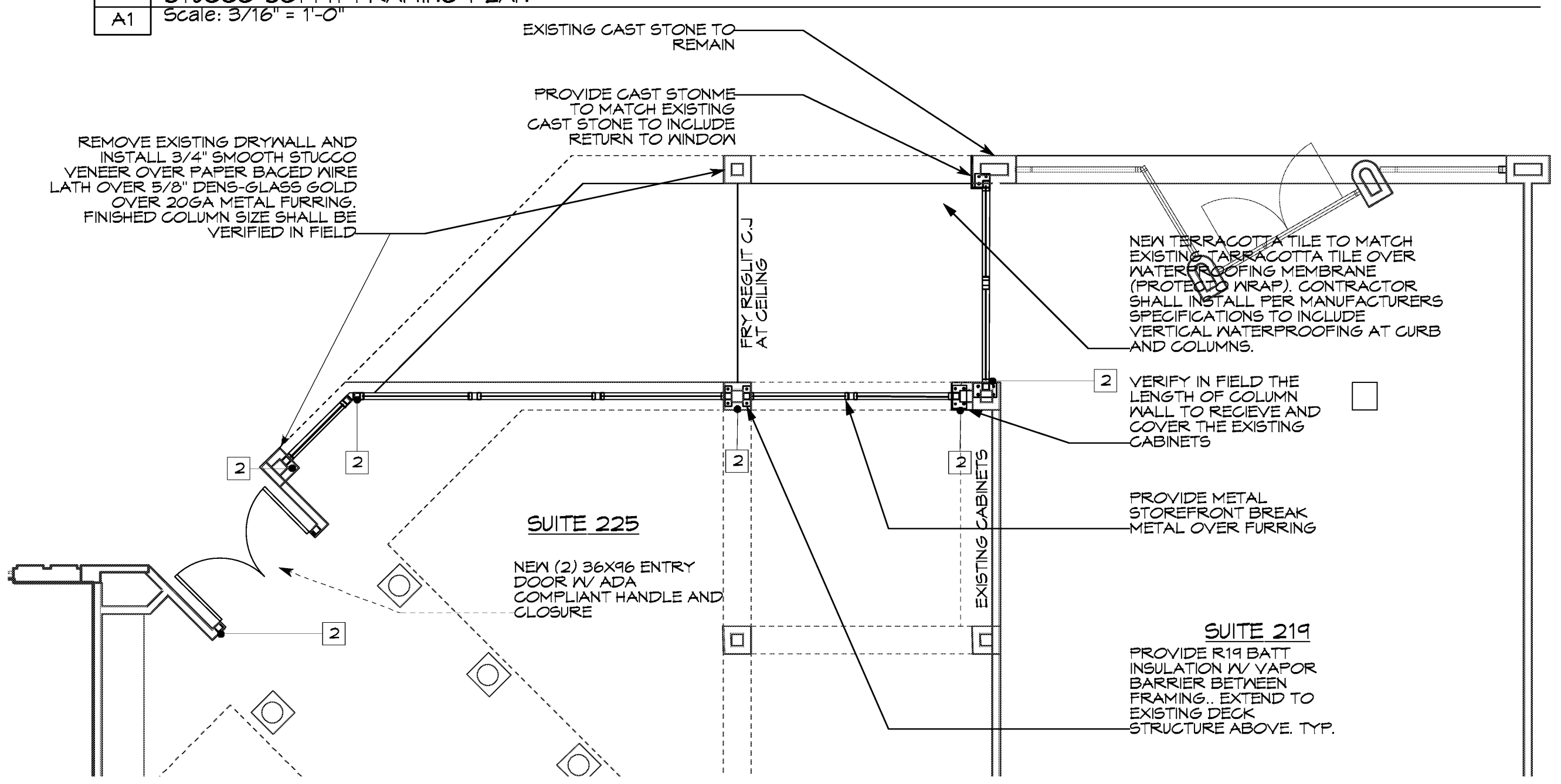


- ARCHITECTURAL GENERAL NOTES:
1. THE INTENT OF THE DRAWINGS IS TO INCLUDE ALL ITEMS FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK, AND OMISSIONS IN THE DESCRIPTION DOES NOT RELIEVE THE G.C. OF DELIVERING A COMPLETED PROJECT IN ACCORDANCE WITH GENERALLY ACCEPTED PRACTICE.
 2. THE G.C. SHALL CAREFULLY STUDY AND COMPARE THE CONTRACT DOCUMENTS AND SHALL REPORT TO THE DESIGNER ANY ERROR, INCONSISTENCY OR OMISSION HE MAY DISCOVER. THE G.C. SHALL DO NO WORK WITHOUT DRAWINGS, SPECIFICATIONS OR MODIFICATIONS.
 3. ANY ITEM NECESSARY FOR THE PROPER COMPLETION OF THE WORK UNDER THIS CONTRACT WHICH IS NOT SPECIFICALLY COVERED IN THE DRAWINGS AND SPECIFICATIONS, SHALL BE PERFORMED IN A MANNER DEEMED GOOD PRACTICE TO THE TRADE.
 4. THE G.C. SHALL MAINTAIN A COMPLETE SET OF UP-TO-DATE DRAWINGS, INCLUDING SHOP DRAWINGS, ON THE JOB SITE AT ALL TIMES.
 5. WRITTEN DIMENSIONS ON THESE DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS.
 6. WHERE TWO METALS ADJOIN OR ARE AFFIXED TO EACH OTHER, THE G.C. SHALL PROVIDE THE NECESSARY INSULATING MATERIAL SO THAT NO VIBRATION OR NOISE IS TRANSMITTED BETWEEN THEM.
 7. THE SPACE AROUND PIPES, DUCTS, ETC. AND PENETRATING RATED WALLS SHALL NOT EXCEED 1" AND SHALL BE PACKED SOLID WITH MINERAL WOOL, OR EQUAL, AND TO BE CLOSED OFF BY CLOSE FITTING METAL ESCUTCHEONS ON BOTH SIDES AS REQUIRED BY LOCAL CODE.
 8. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL COMPLY WITH LOCAL CODES AND REQUIREMENTS OF ANY AGENCIES HAVING JURISDICTION.
 9. THE G.C. SHALL BE RESPONSIBLE FOR PATCHING, REFINISHING, OR OTHER REPAIR WORK WHICH HAS BEEN DAMAGED DURING CONSTRUCTION.
 10. THE G.C. SHALL REVIEW ALL SPECIFIED PRODUCTS AND BE RESPONSIBLE FOR DETERMINING AVAILABILITY. NO SUBSTITUTIONS OR ALLOWANCES WILL BE MADE FOR FAILURE TO ORDER ITEMS TO COORDINATE WITH THE PROJECT SCHEDULE. ITEMS WHICH REQUIRE A LEAD TIME INCOMPATIBLE WITH THE PROJECT SCHEDULE SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER IN ORDER THAT PROPER ADJUSTMENTS CAN BE MADE.
 11. THE G.C. IS TO PROVIDE EVERYTHING NECESSARY FOR THE COMPLETION OF THE WORK AS SHOWN IN ALL DRAWINGS WITH THE EXCEPTION OF THOSE ITEMS 'BY OTHERS' OR 'N.I.C.'. THE G.C. SHALL COORDINATE HIS WORK WITH THE VARIOUS 'BY OTHERS' OR 'N.I.C.' CONTRACTORS.
 12. THE G.C. SHALL BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER THE CONTRACT.
 13. THE G.C. SHALL BE RESPONSIBLE AND PAY FOR CONTROLLED INSPECTION OF MATERIALS AND CONSTRUCTION METHODS IN ACCORDANCE WITH ALL LAWS, ORDINANCES, RULES AND REGULATIONS OF THE BUILDING DEPARTMENT AND OTHERS AUTHORITIES HAVING JURISDICTION.
 14. THE JOB SITE SHALL BE MAINTAINED IN A REASONABLY NEAT AND ORDERLY CONDITION AND KEPT FREE FROM ACCUMULATION OF WASTE MATERIALS DURING THE ENTIRE CONSTRUCTION PERIOD.

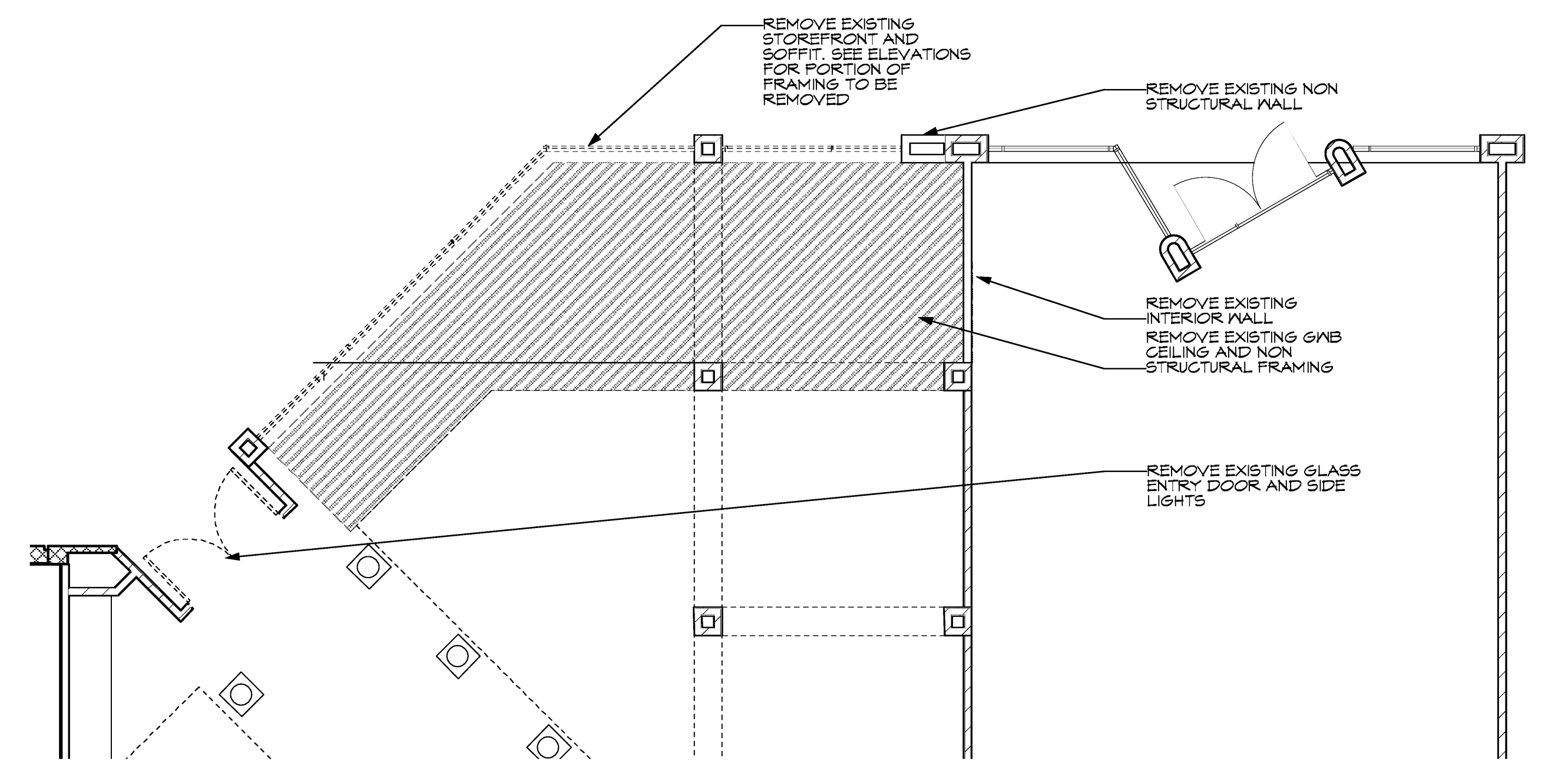
NOTE: TENANT SHALL SUBMIT SIGNAGE SEPARATELY FOR LANDLORD TO REVIEW FOR APPROVAL



3 SUCCO SOFFIT FRAMING PLAN
Scale: 3/16" = 1'-0"



2 PROPOSED STOREFRONT FLOOR PLAN
Scale: 3/16" = 1'-0"



1 STOREFRONT DEMO PLAN
Scale: 3/16" = 1'-0"

WALL TYPE LEGEND INTERIOR	
1	NEW 5/8" MTL FRAMED WALL @ 16" O.C. W/ 5/8" GMB EACH SIDE
2	NEW 1 5/8" MTL FRAMED WALL @ 16" O.C. W/ 5/8" TYPE X GMB EACH SIDE U/434
3	EXISTING 2" CMU WALL W/ NEW 3/4" FURRING CHANNEL AND 5/8" GMB (INTERIOR) PROVIDE R-11 FOL INSULATION
4	EXISTING MTL FRAMED EXTERIOR WALL. PROVIDE R-19 BATT INSULATION AND 5/8" TYPE X GMB (INSIDE)
5	NEW 1 5/8" MTL FRAMED WALL @ 16" O.C. W/ 5/8" TYPE X GMB EACH SIDE

INTERIOR FINISH CLASSIFICATION:
EXIT: CLASS 'C'
EXIT ACCESS: CLASS 'C'
OTHER SPACES: CLASS 'C'

CLASS 'C' INTERIOR FINISH. FLAMESPREAD 76-200, SMOKE DEVELOPED 0-450

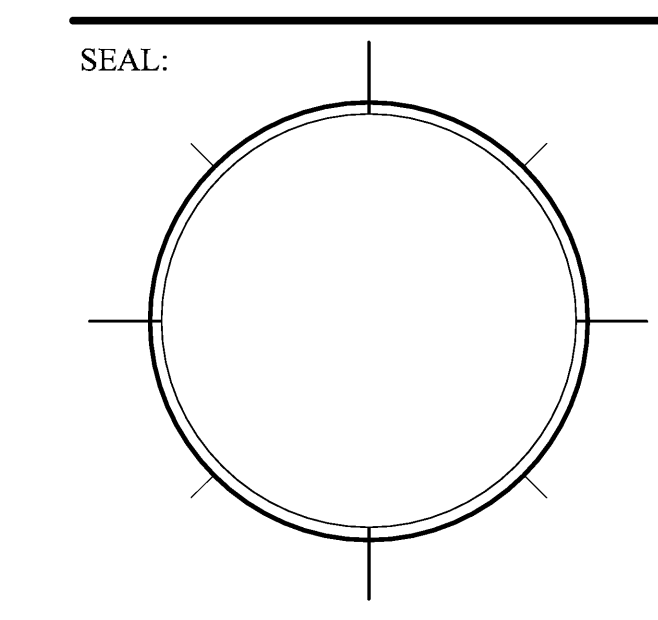
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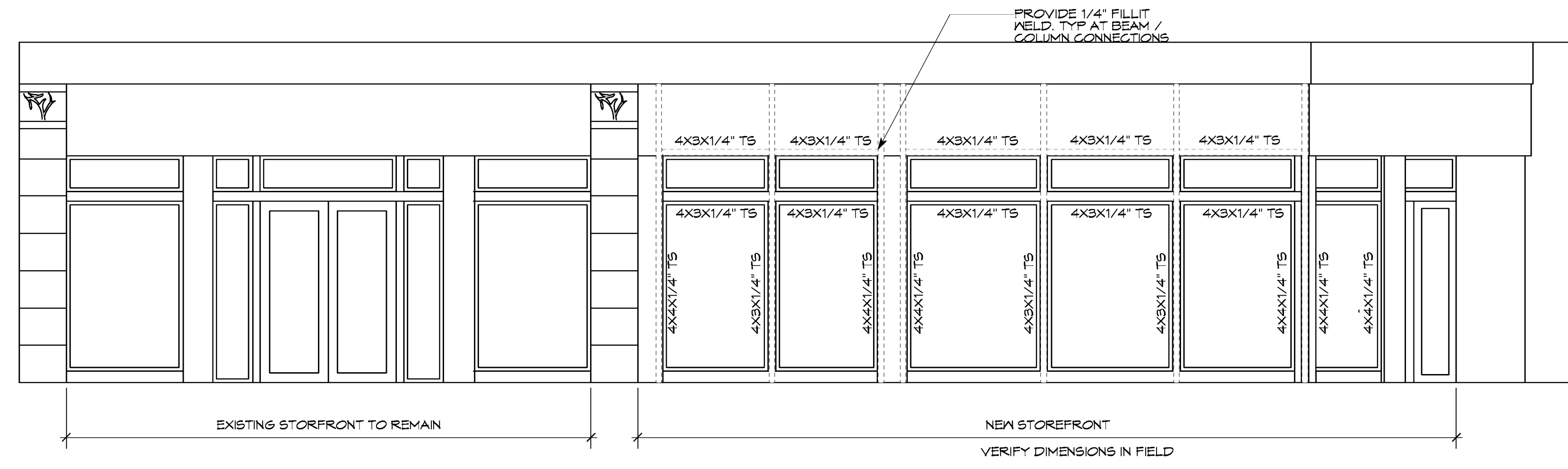
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SHEET

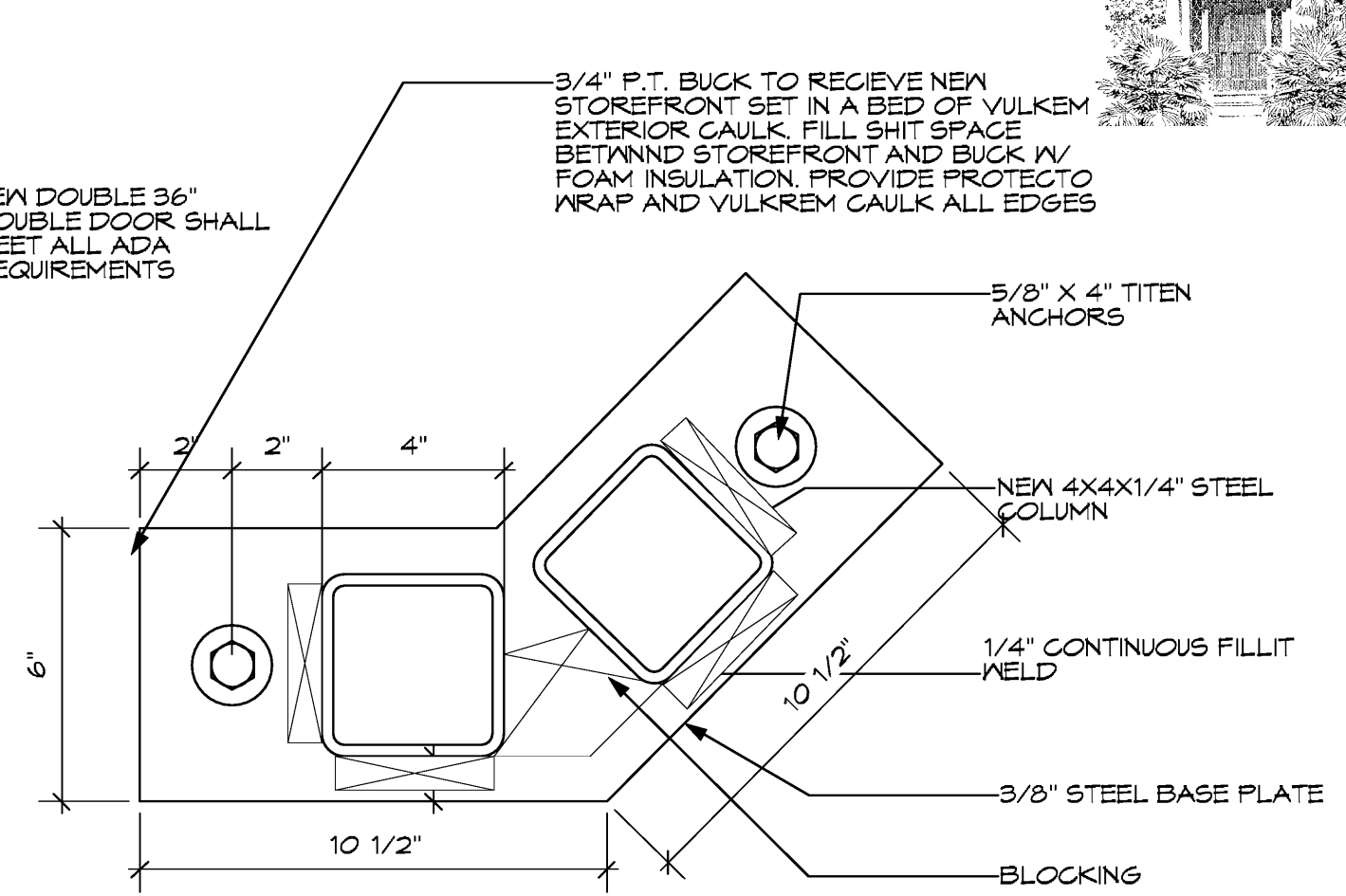
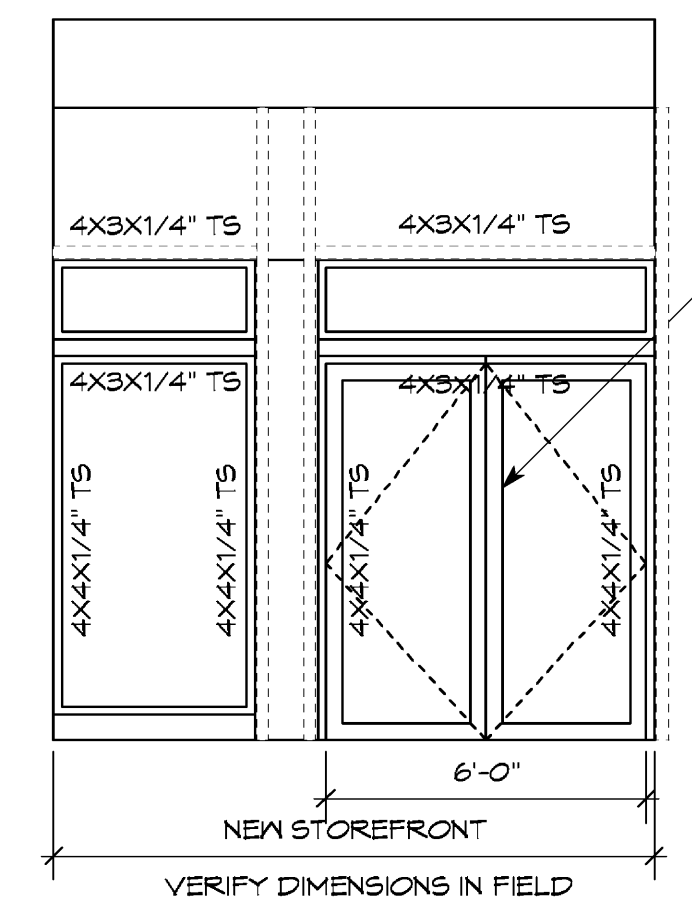
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OF:

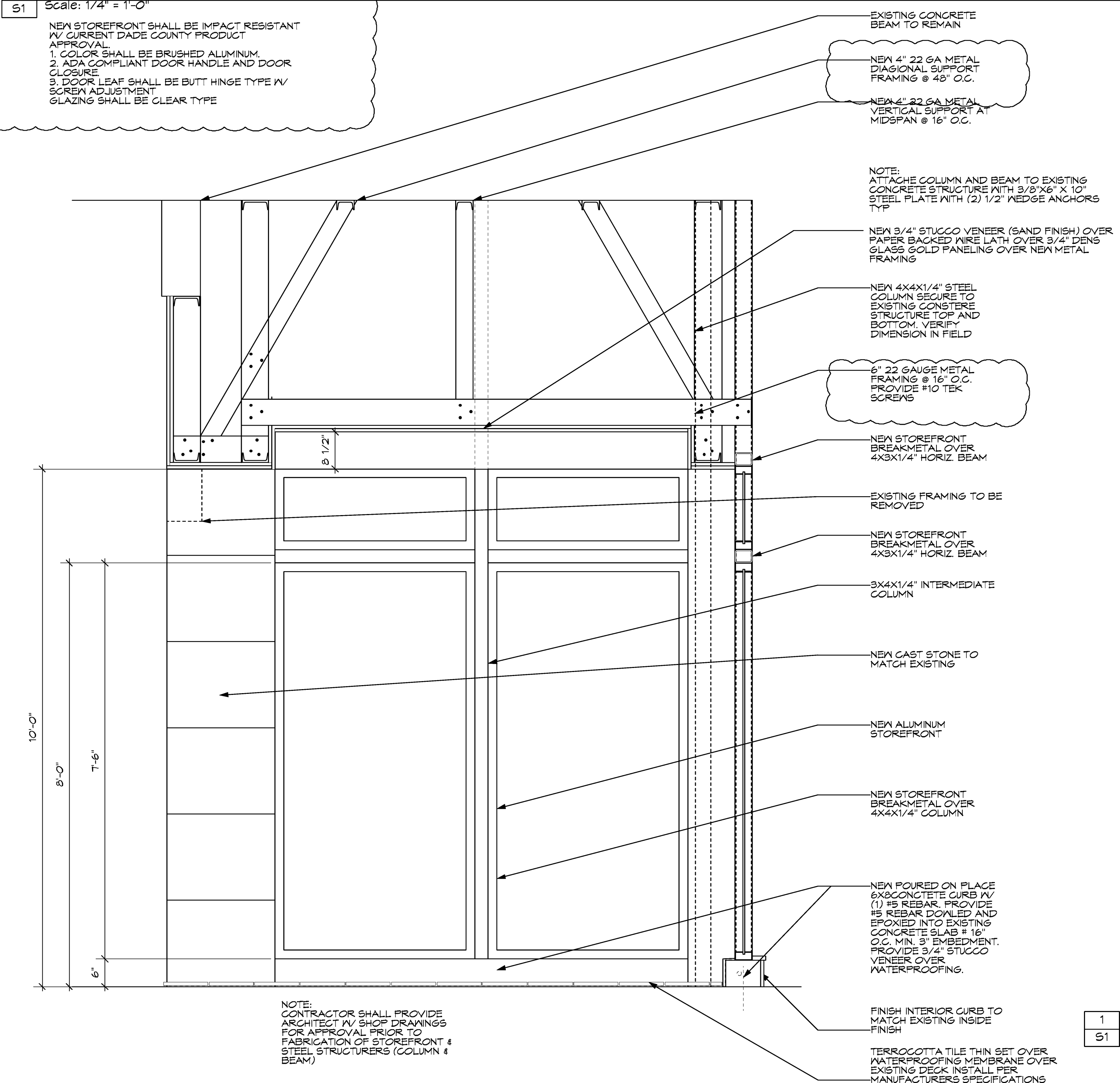


2 PROPOSED STOREFRONT FLOOR PLAN
Scale: 1/4" = 1'-0"

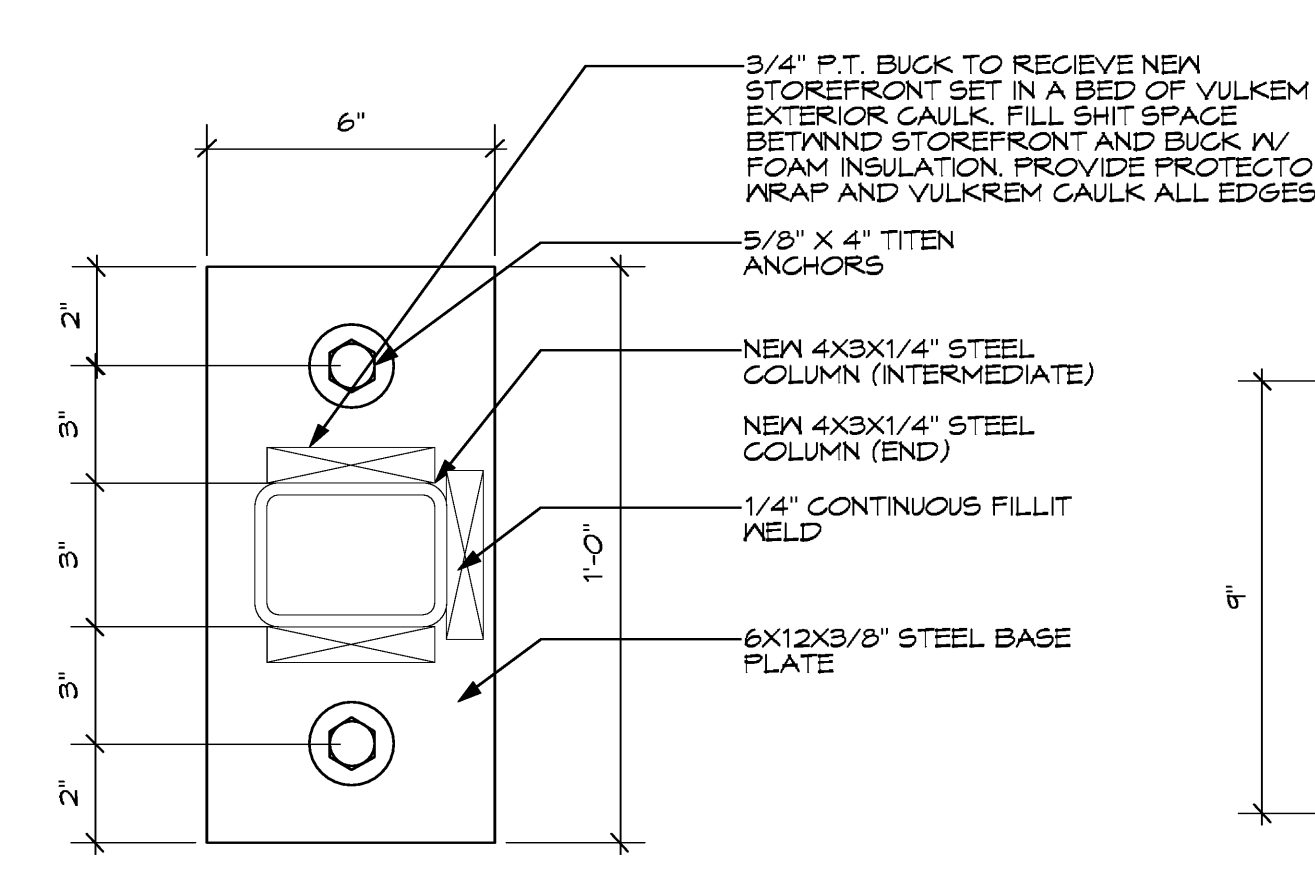
NEW STOREFRONT SHALL BE IMPACT RESISTANT W/ CURRENT DADE COUNTY PRODUCT APPROVAL.
1. COLOR SHALL BE BRUSHED ALUMINUM.
2. ADA COMPLIANT DOOR HANDLE AND DOOR CLOSURE.
3. DOOR LEAF SHALL BE BUTT HINGE TYPE W/ SCREEN ADJUSTMENT.
GLAZING SHALL BE CLEAR TYPE.



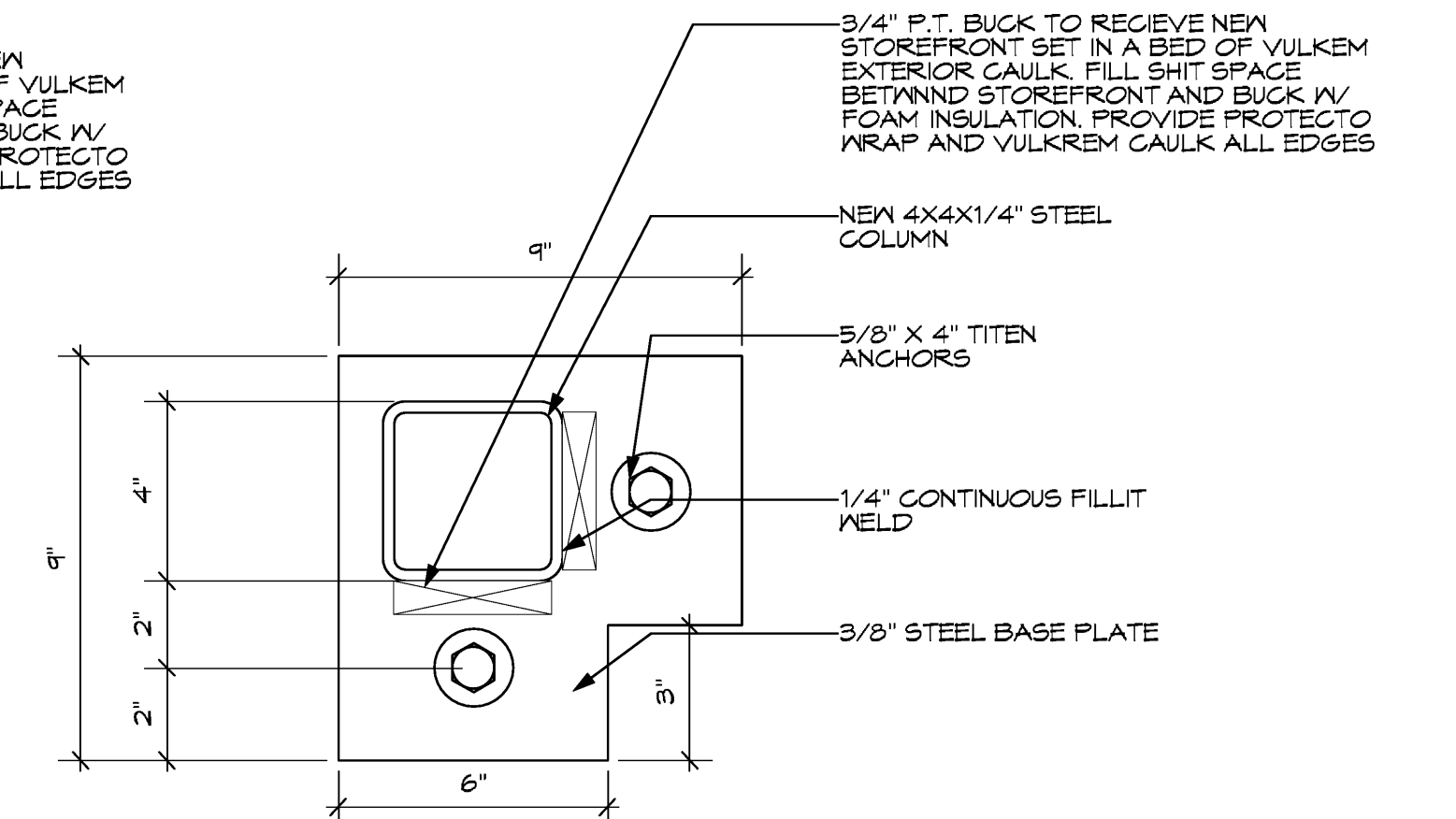
6 COLUMN PLATE DETAOAL AT CORNERS
Scale: 3" = 1'-0"



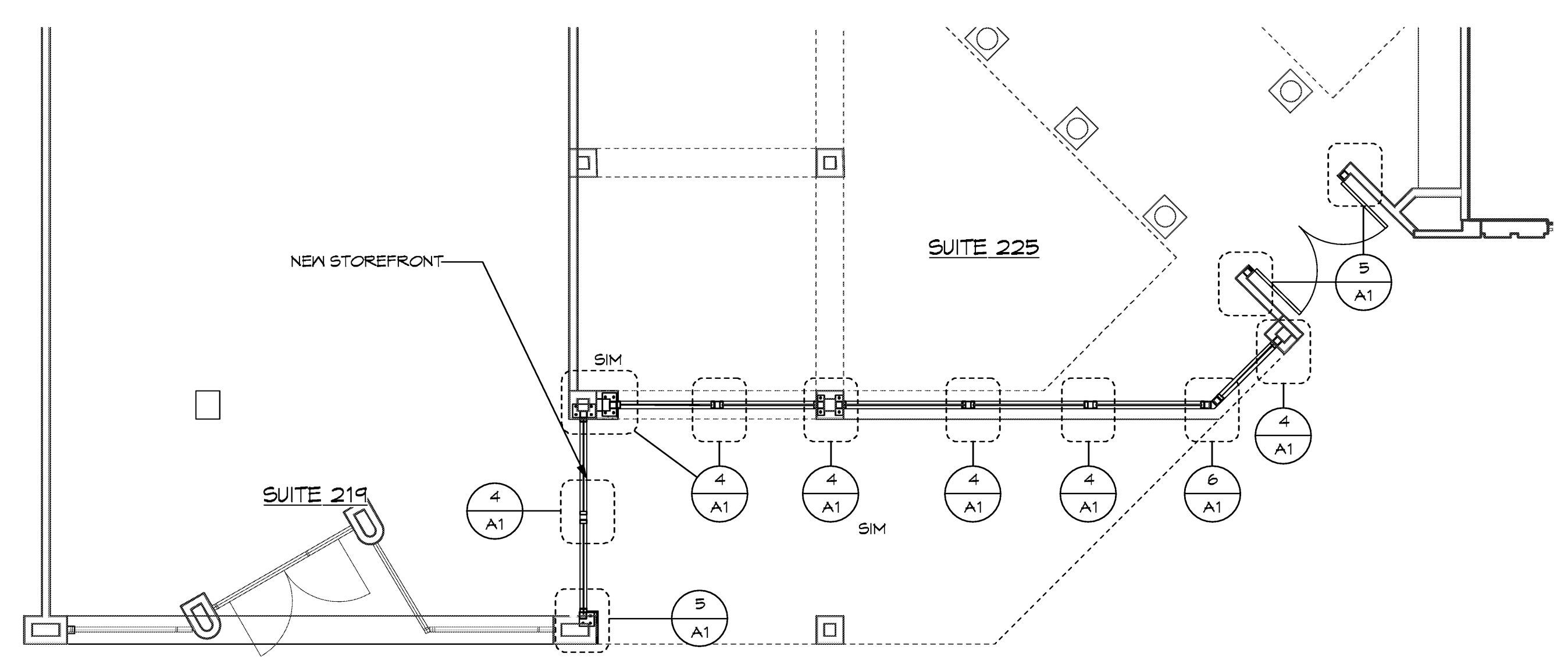
3 SECTION THRU STOREFRONT
Scale: 3/4" = 1'-0"



4 COLUMN PLATE DETAIL TOP AND BOTTOM
Scale: 3" = 1'-0"



5 COLUMN PLATE DETAOAL AT CORNERS
Scale: 3" = 1'-0"



1 PROPOSED STOREFRONT FLOOR PLAN
Scale: 3/16" = 1'-0"

PROJECT:

STOREFRONT MODIFICATIONS TO

150 WORTH AVENUE UNIT 225 & 219
PALM BEACH
FLORIDA 33480

TITLE MECHANICAL PLAN

DRAWING INFO

DATE 05-29-11

SCALE VARIES

DESIGNED BY MESA

DRAWN BY MESA

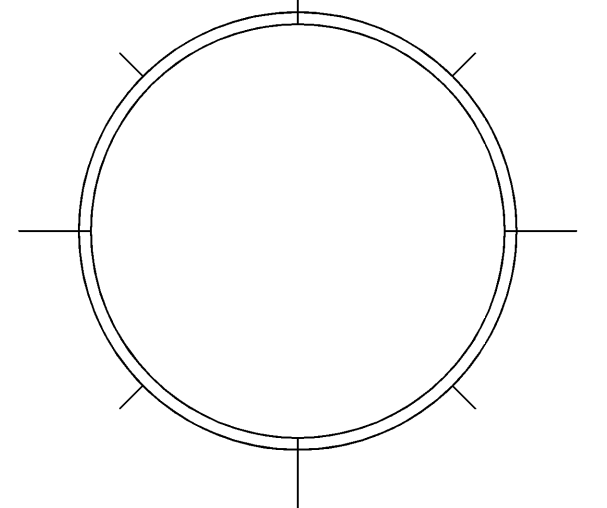
PROJECT # 111608

REVISIONS AND ISSUE

NO.	DATE	ISSUE NOTE
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SEAL:



SHEET

M.1

OF: 2

PLAN KEY NOTES

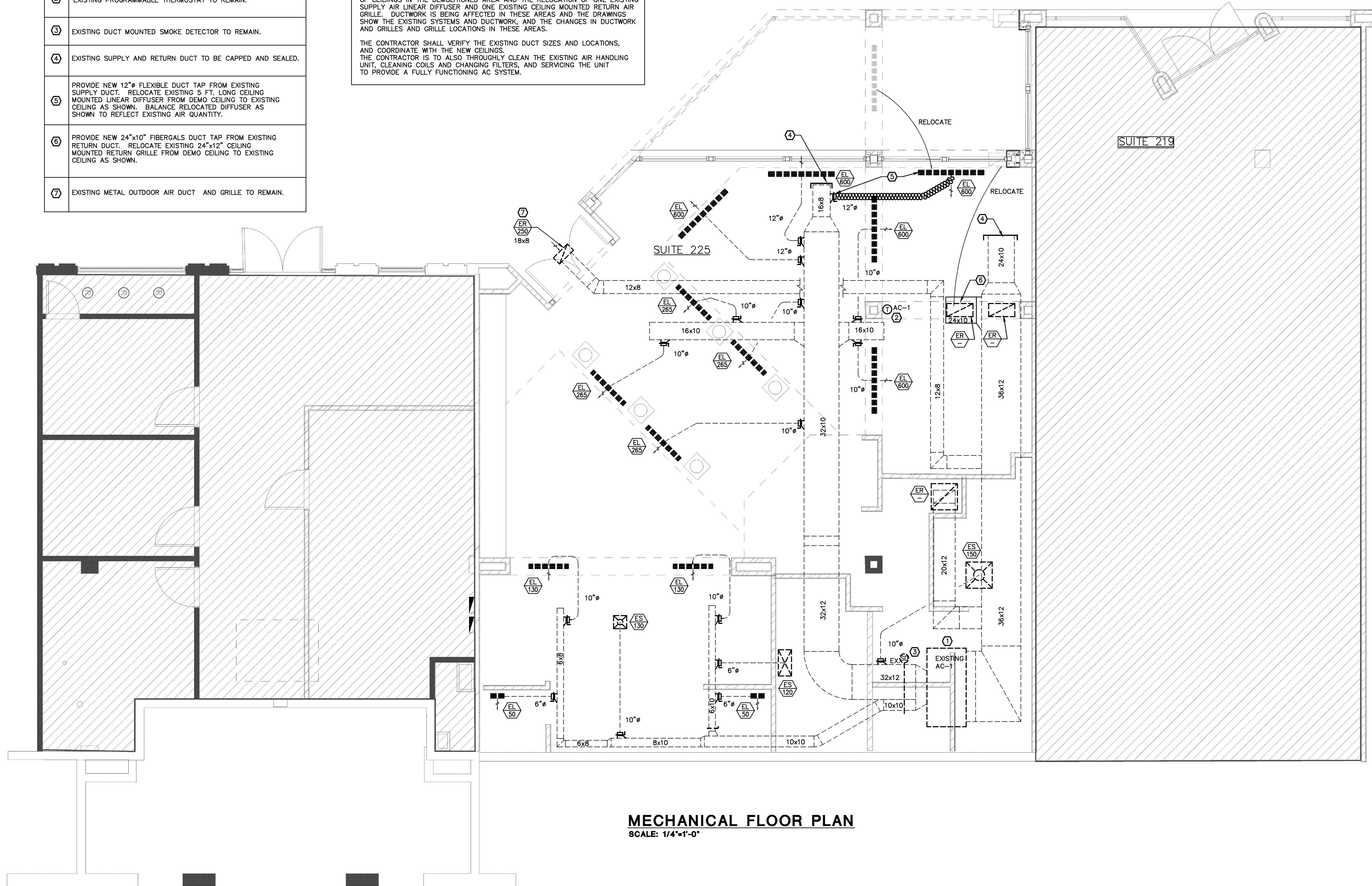
- 1 EXISTING CEILING HUNG AC UNIT TO BE REMAIN. EXISTING CONDENSER WATER SUPPLY AND RETURN LINES, ALONG WITH 1" CONDENSATE LINE TO REMAIN.
- 2 EXISTING PROGRAMMABLE THERMOSTAT TO REMAIN.
- 3 EXISTING DUCT MOUNTED SMOKE DETECTOR TO REMAIN.
- 4 EXISTING SUPPLY AND RETURN DUCT TO BE CAPPED AND SEALED.
- 5 PROVIDE NEW 12"Ø FLEXIBLE DUCT TAP FROM EXISTING SUPPLY DUCT. RELOCATE EXISTING 5 FT. LONG CEILING MOUNTED LINEAR DIFFUSER FROM DEMO CEILING TO EXISTING CEILING AS SHOWN. BALANCE RELOCATED DIFFUSER AS SHOWN TO REFLECT EXISTING AIR QUANTITY.
- 6 PROVIDE NEW 24"x10" FIBERGLAS DUCT TAP FROM EXISTING RETURN DUCT. RELOCATE EXISTING 24"x12" CEILING MOUNTED RETURN GRILLE FROM DEMO CEILING TO EXISTING CEILING AS SHOWN.
- 7 EXISTING METAL OUTDOOR AIR DUCT AND GRILLE TO REMAIN.

SCOPE OF WORK

THE EXISTING AIR CONDITIONING SYSTEM IS TO REMAIN. THE EXISTING CEILING GRILLES ARE ALSO TO REMAIN AS SHOWN.

THE MODIFICATIONS BEING MADE THAT AFFECT THE AC ARE THE RENOVATION OF CEILINGS IN THE DEMOLITIONED AREA AND THE RELOCATION OF ONE EXISTING SUPPLY AIR LINEAR DIFFUSER AND ONE EXISTING CEILING MOUNTED RETURN AIR GRILLE. DUCTWORK IS BEING AFFECTED IN THESE AREAS AND THE DRAWINGS SHOW THE EXISTING SYSTEMS AND DUCTWORK, AND THE CHANGES IN DUCTWORK AND GRILLES AND GRILLE LOCATIONS IN THESE AREAS.

THE CONTRACTOR SHALL VERIFY THE EXISTING DUCT SIZES AND LOCATIONS, AND COORDINATE WITH THE NEW CEILINGS. THE CONTRACTOR IS TO ALSO THOROUGHLY CLEAN THE EXISTING AIR HANDLING UNIT, CLEANING COILS AND CHANGING FILTERS, AND SERVICING THE UNIT TO PROVIDE A FULLY FUNCTIONING AC SYSTEM.



MECHANICAL FLOOR PLAN
SCALE: 1/4"=1'-0"

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FAX: (864) 296-0700
EMAIL: mbassford@aol.com
MICHAEL A. BASSFORD
FLORIDA LICENSE #57390

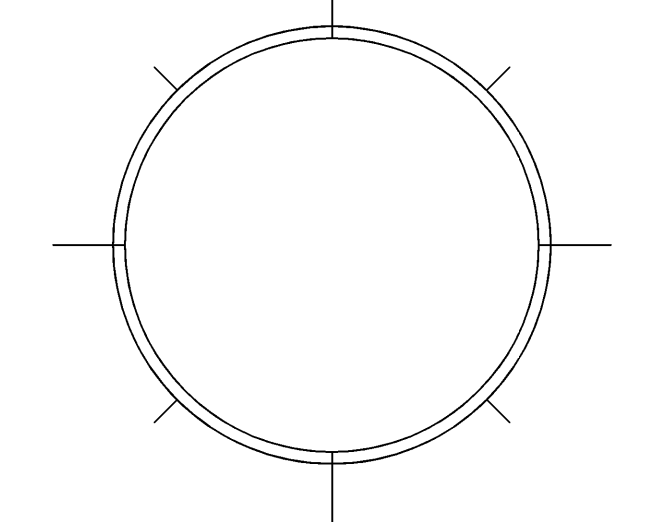
MECHANICAL PLAN
SCALE: 1/4"=1'-0"



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SEAL:



SHEET

M.2

HVAC LEGEND

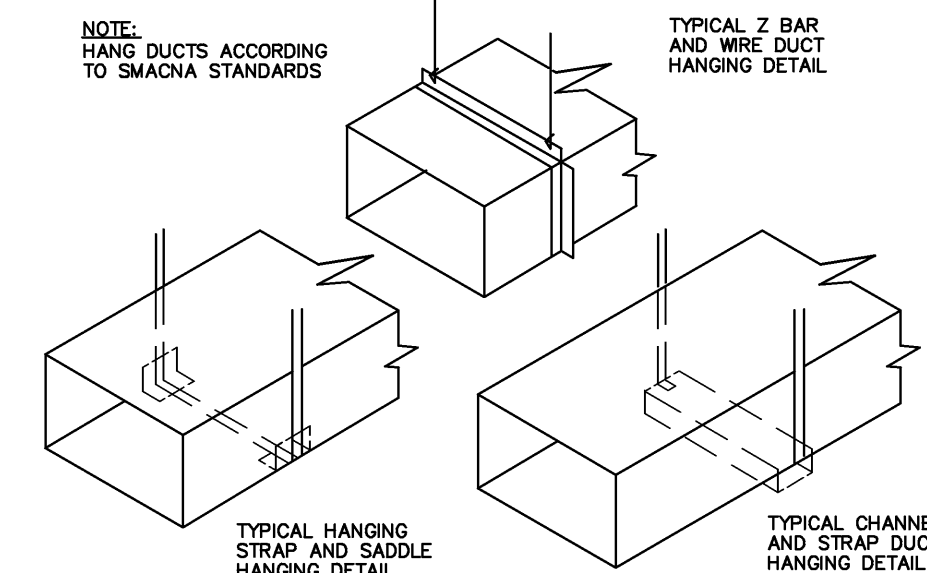
- TYPICAL AIR DUCT UP / DOWN FLEXIBLE ROUND DUCT
- THROW PATTERN TYP.
- EXHAUST FAN
- EXHAUST DUCT
- RETURN DUCT
- SUPPLY DUCT
- FIRESTAT
- SMOKE DETECTOR
- THERMOSTAT NEW OR EXISTING
- CARBON DIOXIDE DETECTORS
- CARBON MONOXIDE DETECTORS
- SUPPLY AIR DIFFUSER
- RETURN AIR DIFFUSER
- ROUND DUCT
- CONCENTRIC REDUCER
- A.H.U. AIR HANDLING UNIT
- C.U. CONDENSING UNIT
- EXHAUST FAN
- R.T.U. ROOF TOP UNIT
- NEW SUPPLY/RETURN DIFFUSER SEE SCHEDULE
- NEW OR EXISTING TAP
- EXISTING FLEXIBLE ROUND DUCT
- NEW FLEXIBLE ROUND DUCT
- NEW DUCT WORK
- EXISTING DUCT WORK
- FIRE DAMPER
- ACCESS DOOR

MECHANICAL NOTES

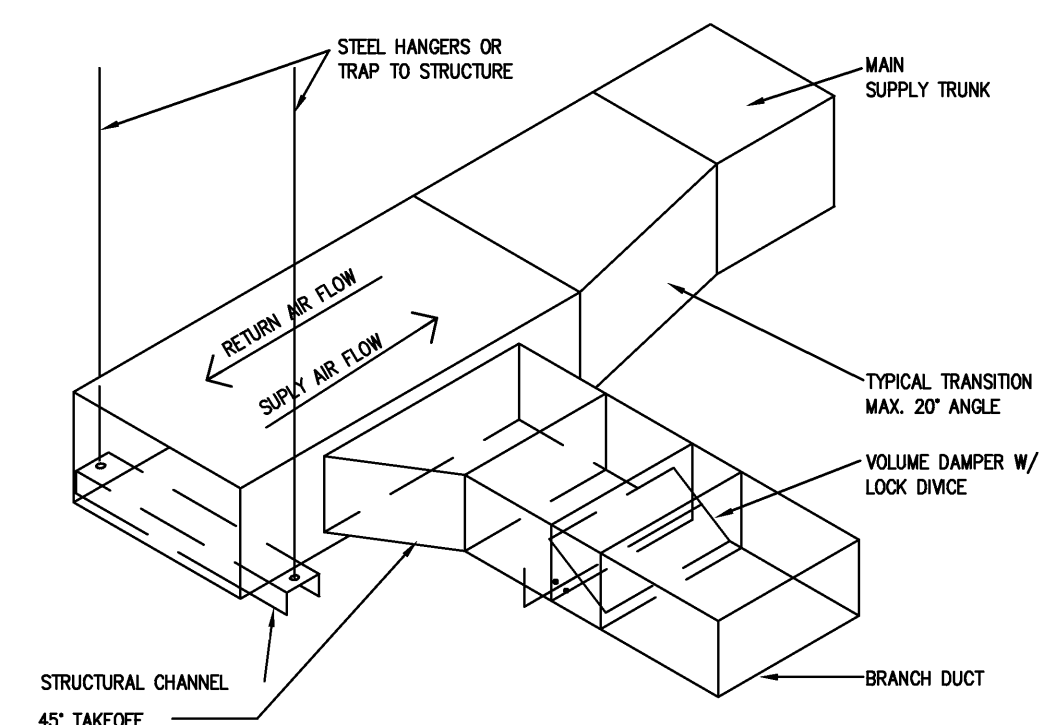
- DO NOT SCALE THE DRAWINGS. REFER TO ARCHITECTURAL PLANS FOR ALL DIMENSIONS.
- COORDINATE EXACT LOCATION OF ALL DIFFUSERS AND RETURNS WITH ARCHITECTURAL REFLECTED CEILING PLAN.
- ALL WORK SHALL COMPLY WITH THE LATEST EDITION OF THE FLORIDA BUILDING AND MECHANICAL CODE, NFPA-90A, AND LOCAL CODE AMENDMENTS.
- ALL DAMPER CONTROLS SHALL BE ACCESSIBLE.
- AIR CONDITIONING SUPPLY & RETURN DUCTS INDICATED AS FIBERGLASS SHALL BE TYPE 800 EI INSTALLED, SEALED AND REINFORCED IN ACCORDANCE WITH THE LATEST EDITION OF "NAIMA" FIBROUS GLASS DUCT CONSTRUCTION STANDARDS AND DETAILS ON THESE PLANS. 0-1" STATIC PRESSURE CLASS, (+/-), UNLESS OTHERWISE NOTED.
- ALL AIR CONDITIONING DUCTWORK SHALL BE RIGID FIBERGLASS DUCT BOARD. INSTALLED IN ACCORDANCE WITH NAIMA, FIBROUS GLASS DUCT MANUAL. ALL DUCT IN ATTIC SPACE SHALL BE R-6.0 MINIMUM. DUCT WORK BETWEEN FLOOR OR CONDITIONED SPACE SHALL BE R-4.2 MINIMUM. FLEX DUCT R-4.2/6.0 SHALL BE USED IF THERE IS LIMITED SPACE.
- FLEXIBLE DUCTS SHALL BE R-6.0 MINIMUM UL 181 CLASS 1 CONSTRUCTED WITH A POLYESTER LAMINATED SMOOTH INNER CORE THAT ENCAPSULATES A STEEL WIRE HELIX. THE DOUBLE CORE IS WRAPPED IN A THICK BLANKET OF FIBERGLASS INSULATION AND SHEATHED IN A REINFORCED METALLIZED POLYESTER JACKET.

AIR DISTRIBUTION SCHEDULE

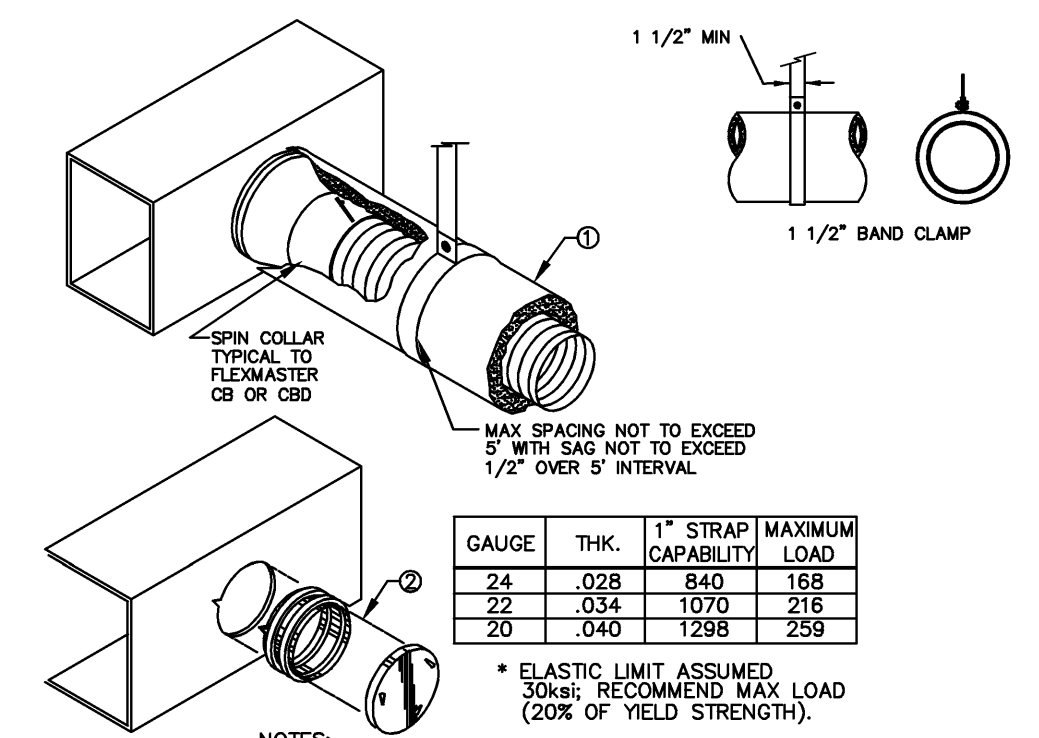
SYMBOL	SERVICE	DESCRIPTION	MFG. MODEL NO.
EL	LINEAR CEILING SUPPLY DIFFUSER	LINEAR FACE SUPPLY CEILING DIFFUSER. ALUMINUM CONSTRUCTION, SURFACE MOUNT	EXISTING TO REMAIN
ES	CEILING SUPPLY DIFFUSER	RECTANGULAR LOUVERED SUPPLY DIFFUSER ALUMINUM CONSTRUCTION, LOUVERED FACE.	EXISTING TO REMAIN
ER	CEILING RETURN REGISTERS	RECTANGULAR LOUVERED RETURN GRILL ALUMINUM CONSTRUCTION, LOUVERED FACE.	EXISTING TO REMAIN



HANGING DUCTS DETAILS



BRANCH DUCT TAKEOFF DETAIL



GAUGE	THK.	1" STRAP CAPABILITY	MAXIMUM LOAD
24	.028	840	168
22	.034	1070	218
20	.040	1298	259

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

- NOTES:
- FLEX DUCT WITH EXTERNAL INSULATION AND VAPOR BARRIER JACKETING TYPICAL TO "FABRIFLEX"
 - "INSPECTOR SERIES" SPIN DOORS

SUPPORT REQUIREMENTS FOR FLEX DUCT

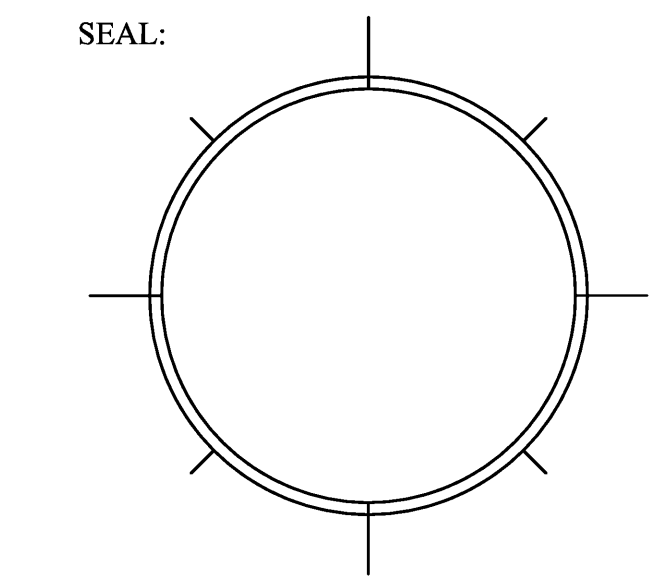
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1	6/7/11	GENERAL REVISION

NO.	DATE	REVISION NOTE

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SHEET

E1

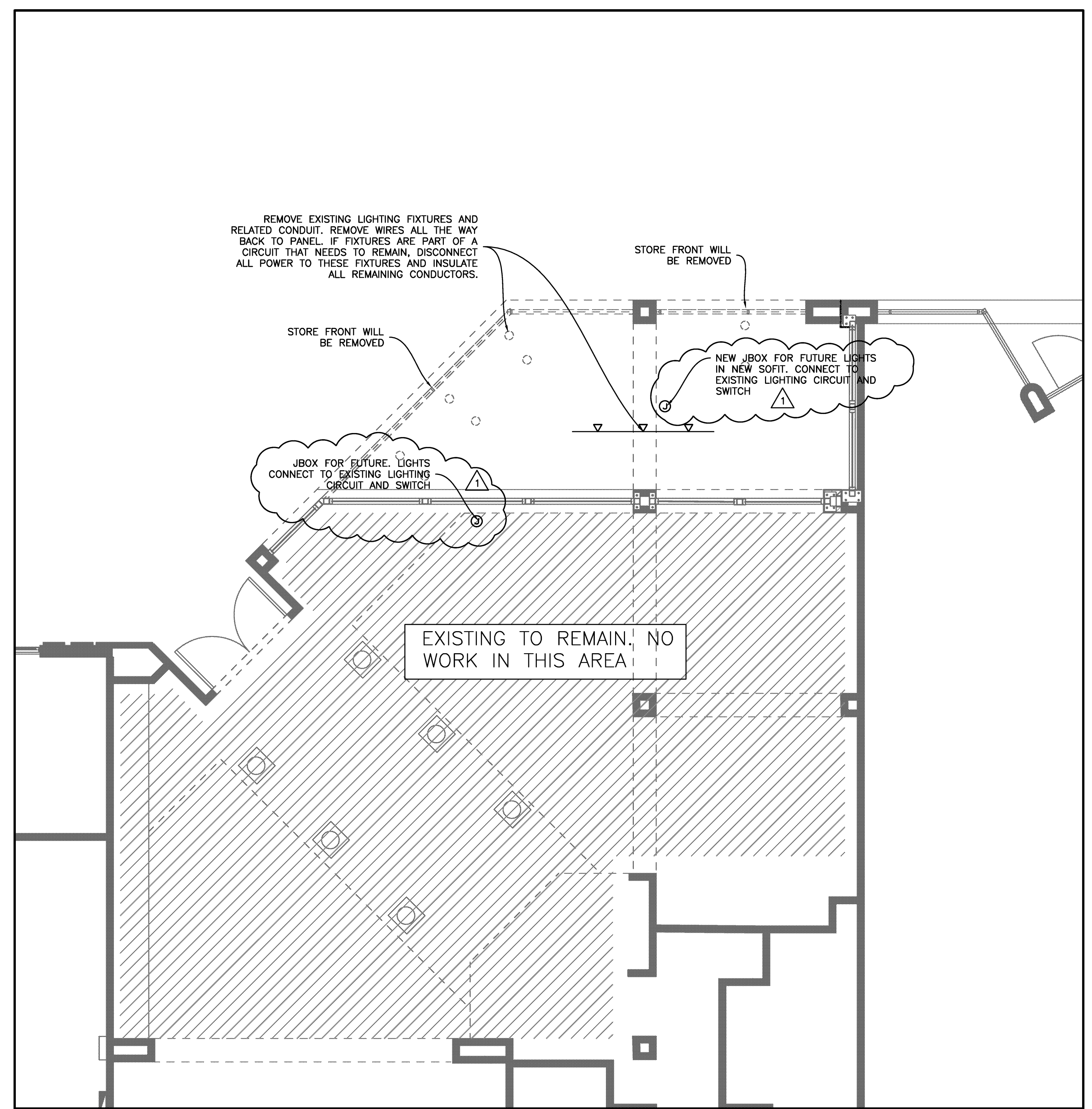
OF:

ELECTRICAL NOTES

- SCOPE OF WORK INCLUDES FURNISHING AND INSTALLING FIRST-CLASS WORKING SYSTEMS, TESTED READY FOR OPERATION, COMPLETE WITH LABOR, MATERIALS, APPARATUS, TRANSPORTATION AND TOOLS REQUIRED FOR THE INSTALLATION IN CONFORMANCE WITH DRAWINGS AND SPECIFICATIONS.
- ALL WORK SHALL BE PERFORMED BY A LICENSED ELECTRICAL CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE AND ACCEPTED BY ENGINEER/ARCHITECT.
- COMPLY WITH ALL APPLICABLE CODES AND ORDINANCES. ALL ELECTRICAL WORK SHALL BE IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE (NEC), UL AND ALL LOCAL CODES HAVING JURISDICTIONAL AUTHORITY.
- ELECTRICAL CONTRACTOR SHALL VISIT JOB SITE AND FAMILIARIZE HIMSELF WITH ALL CONDITIONS AFFECTING ELECTRICAL AND COMMUNICATIONS INSTALLATION AND MAKE PROVISIONS AS TO THE COST THEREOF. EXISTING CONDITIONS OF ELECTRICAL EQUIPMENT, LIGHT FIXTURES, ETC., THAT ARE PART OF THE FINAL SYSTEM SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO SUBMITTING HIS BID.
- DO NOT SCALE THE ELECTRICAL DRAWINGS. REFER TO ARCHITECTURAL PLANS AND ELEVATIONS FOR EXACT LOCATION OF ALL EQUIPMENT. CONFIRM WITH OWNER'S REPRESENTATIVE.
- IT IS NOT THE INTENT OF THESE PLANS TO SHOW EVERY MINOR DETAIL OF CONSTRUCTION. THE CONTRACTOR IS EXPECTED TO FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEM AND PROVIDE ALL REQUIREMENTS FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.
- COORDINATE WORK CLOSELY WITH ALL TRADES. CONSULT PLANS OF ALL OTHER TRADES FOR COORDINATION AND FOR RELATED AND ADJOINING WORK. ALL ELECTRICAL POWER WIRING FOR THE HVAC SYSTEM INCLUDING WIRING THRU LINE VOLTAGE CONTROL DEVICES SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR. REFER TO MECHANICAL DRAWINGS FOR EXACT LOCATION OF ALL MECHANICAL EQUIPMENT. REFER TO PLUMBING DRAWINGS FOR EXACT LOCATION OF ALL PLUMBING EQUIPMENT.
- ALL MATERIALS SHALL BE NEW AND BEAR UNDERWRITERS' LABELS WHERE APPLICABLE.
 - CURRENT CARRYING BUSES SHALL BE COPPER. GROUND BUS BARS SHALL BE COPPER.
 - PLUG-IN BREAKERS ARE ACCEPTABLE.
 - CIRCUIT BREAKERS USED AS SWITCHES IN FLOURESCENT OR HID LIGHTING CIRCUITS SHALL BE LISTED AND MARKED "SW".
 - ALL CIRCUIT BREAKERS FEEDING MECHANICAL EQUIPMENT SHALL BE HACR TYPE.
 - A.I.C. RATINGS SHALL BE AS INDICATED ON PANELBOARD SCHEDULES.
 - ALL PANELBOARDS SHALL BE FURNISHED WITH PLASTIC LAMINATE NAMEPLATES WITH 1/4" ENGRAVED LETTERING FOR PANEL IDENTIFICATION.
 - ALL PANELBOARDS SHALL BE PROVIDED WITH TYPE-WRITTEN DIRECTORY OF BRANCH CIRCUIT DESIGNATIONS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CUTTING AND PATCHING REQUIRED OF HIS WORK.
- ALL ELECTRICAL AND COMMUNICATIONS OUTLETS TO BE AT 16" A.F.F. TO TOP OF BOX, AND UNLESS NOTED OTHERWISE, VERTICALLY MOUNTED.
- ALL LIGHT SWITCHES TO BE AT 48" A.F.F. TO TOP OF BOX.
- OUTLET BOXES SHALL BE PRESSED STEEL IN DRY LOCATIONS, CAST ALLOY WITH THREADED HUBS IN WET OR DAMP LOCATIONS.
- ALL WIRING SHALL BE IN EMT CONDUIT, MINIMUM SIZE 1/2 INCH WITH LARGER SIZES AS INDICATED OR REQUIRED BY NEC. ALL CONDUITS IN WET OR DAMP LOCATIONS SHALL BE RIGID GALVANIZED STEEL. ALL OTHERS MAY BE EMT UNLESS OTHERWISE INDICATED.
 - AT THE OPTION OF THE CONTRACTOR, AND IF LOCAL AUTHORITY HAVING JURISDICTION ALLOWS THE USE OF FLEXIBLE METAL CONDUIT, ARMORED CABLE, OR METAL-CLAD CABLE, THEN THE CONTRACTOR MAY USE THIS WIRING METHOD IN COMPLIANCE WITH APPLICABLE CODES. FOR CIRCUITS 20 AMPERES OR LESS AND CONCEALED IN WALLS OR ABOVE SUSPENDED CEILING.
 - USE MAXIMUM 6 FOOT LENGTHS OF FLEXIBLE CONDUIT FOR FINAL CONNECTIONS TO LUMINAIRES, FOR EQUIPMENT SUBJECT TO VIBRATION, NOISE TRANSMISSION, OR MOVEMENT, AND FOR ALL MOTORS. USE LIQUIDTIGHT TYPE IN WET OR DAMP LOCATIONS. INSTALL SEPERATE GROUND CONDUCTOR ACROSS FLEXIBLE CONNECTIONS.
- WIRE SHALL BE COPPER, 600 VOLT INSULATION, MINIMUM AWG. #12, TYPE THW, THWN, THHN, OR XHHW, AS APPLICABLE. SIZES SHALL NOT BE LESS THAN INDICATED. BRANCH CIRCUIT CONDUCTORS SHALL NOT BE SMALLER THAN #12 AWG. CONDUCTOR FOR BRANCH CIRCUITS OF 120 VOLTS MORE THAN 100 FEET LONG AND OF 277 VOLTS MORE THAN 230 FEET LONG, FROM PANEL TO LOAD, SHALL NOT BE SMALLER THAN #10 AWG.
- THE CONTRACTOR SHALL CONFIRM WITH THE ELECETRICAL UTILITY COMPANY ANY AND ALL REQUIREMENTS SUCH AS: METERING EQUIPMENT REQUIREMENTS AND METERING EQUIPMENT LOCATION, TRANSFORMER SIZE AND LOCATION OR SERVICE POINT, CONDUIT ENTRY AND LUG SIZE RESTRICTIONS. THE CONTRACTOR SHALL SCHEDULE ALL REQUIRED DOWN TIME FOR THE OWNERS CONFIRMATION.
- ANY CONFLICTS AND DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH ANY WORK.

SCOPE OF WORK

- THIS PROJECT CONSIST IN MODIFICATIONS TO THE STOREFRONT.
- CONTRACTOR MUST VISIT SITE AND BECOME FAMILIAR WITH THE SCOPE OF WORK BEFORE BIDDING THIS PROJECT.
- AS PART OF THIS PROJECT, SOME OF THE LIGHTING FIXTURES NEED TO BE REMOVED WITH ALL ASSOCIATED CONDUIT AND WIRES.
- IF LIGHTING FIXTURES REMOVED, ARE PART OF A CIRCUIT THAT NEEDS TO REMAIN, DISCONNECT POWER TO THESE FIXTURES AND INSULATE REMAINING CONDUCTORS.



CODES THAT APPLY TO THIS PROJECT:
2007 FBC W/ 2009 AMMENDMENTS
2008 NFPA-70
2006 NFPA-72
2006-NFPA-101



Eduardo (Ed) Samour, P.E.
Registered Electrical Engineer
P.E. # 41186
Date: _____



MESA ARCHITECTURE, INCORPORATED

743 BISCAYNE DRIVE
WEST PALM BEACH, FLORIDA 33401
561-659-5683

RFI 136

1. To what extent is the space getting painted? **PAINT ENTIRE SPACE AND CEILING. WALLS ANTIQUE WHITE FLAT, CEILING WHITE FLAT. TRIM AND DOORS SEMIGLOSS BM DOVE WHITE**
2. Are the walls to be built to the existing ceiling or are they to pass through the existing ceiling and the ceiling patched up to the new wall. **WALLS SHALL EXTEND 6" ABOVE CEILING. BRACE TO STRUCTURE @ 48" O.C. SEE SHEET A1**
3. Is the flooring being removed? Replaced? If it is removed will the wood flooring under the carpet also be removed? **WOOD FLOORING SHALL BE PATCHED/ REPAIRED. SAND, STAIN AND PROVIDE FINISH COAT OF POLYURETHANE. HONEY OAK COLOR**
4. Note 2 on A2 references a reflected ceiling plan on page 2.3. we did not receive a page 2.3. **SEE ATTACHED NO 2.3**
5. There are 2 pages labeled A2 **SEE CORRECTED**
6. Who is providing the "self contained water feature" **BY OTHERS**
7. Will an electrical floor box be required at the water feature location? **SEE ELECTRICAL**
8. The gross area is stated as 3424 on the floor plan on A2 but only 3253 on the load calculations, which of these numbers is accurate. **SEE CORRECTED ELECTRICAL PLAN**
9. Sheet e-1 Shows work area in the parking garage area. **SEE CORRECTED PLAN**
10. The Pocket doors indicated on sheet a-2 are not shown on the door schedule. What is required for these doors? **SEE REVISED DRAWING.**
11. The walls shown with the pocket doors are shown as new but are not shown as being demo'ed. Are **these** new walls? **SEE REVISED PLAN**
12. The note 4-S1 should be corrected before permitting. **NOTED**
13. Note 3-S1 indicates an additional 4x4x1/2 steel column not shown elsewhere on the plan. Please clarify this detail. **PLEASE CLARIFY QUESTION**
14. There are no light fixture models/catalog numbers listed. **SEE ELECTRICAL PLAN**
15. There is no electrical panel schedule on the plan. **CONTRACTOR SHALL PROVIDE**
16. Will a temporary wall be required to run from floor to ceiling along the front of the store? **YES PB GREEN AS APPROVED BY THE TOWN OF PALM BEACH**

Please provide specifications for light fixtures

Will any shoring be required prior to the removal of the existing storefront assembly? **NO. PLEASE V.I.F. PRIOR TO DEMOLITION**

UNIT 219 AND 225

1. To what extent is the flooring being removed? Replaced? **INTERIOR FLOOR SHALL BE PROTECTED AND PATCHED IF REQUIRED. NEW EXTERIOR AREA SHALL RECEIVE WATERPROOFING AND TERRAZZO TILE TO MATCH EXISTING 2/A1**
2. To what extent are the spaces being painted? **PAINT ENTIRE SPACE AND CEILING. WALLS ANTIQUE WHITE FLAT, CEILING WHITE FLAT. TRIM AND DOORS SEMIGLOSS BM DOVE WHITE**
3. Are there any new lights going back in the new exterior stucco soffit? **PROVIDE J BOX**
4. What finish and hardware is to be used for the new storefront windows/doors? **SEE ADDED INFORMATION ON DRAWING**
5. Will space 219 be occupied when this work is going on? **YES**
6. Page A-1 states that entry doors are new and also states that "entry doors are to remain undisturbed". Are the entry doors being replaced? **REMOVE AND REPLACE**
7. Note 1 S1 shows "Option 2" what is "Option 1"? **SEE CORRECTED PLAN**

A detail note on s1 states we are to Fill the space between the window and buck with foam and provide "Protecto Wrap" Are we to wrap all columns with "Protecto Wrap" from floor to ceiling? **STUCCO VENEER OVER PAPERBACKED WIRE LATH OVER 30 LB FELT OVER 5/8" DENSGLASS GOLD OVER METAL FRAMING. PROTECTO WRAP OR EQUAL SHALL EXTEND UP COLUMN 12"** What product are we to use? "Protecto Wrap" is a name brand.

Will a pedestrian barrier be required? **YES PB GREEN AS APPROVED BY THE TOWN OF PALM BEACH**

Provide specifications on the terra-cotta allowance. **MATCH EXISTING**

Sheet m1, key plan notes #5 & #6 refer to demoed ceiling, however no demoed plans are included. **SEE ARCHITECTURAL**

Sheet A0 indicates to remove and replace the existing storefront system, however, no information is provided for the new system with the exception of the wind design criteria. Please provide specifications. **SEE REVISED DRAWINGS**

There is no demolition plan associated with the removal of the storefront system and associated components. Will any shoring be required prior to the removal of the existing storefront assembly? **SEE DEMO PLAN SHEET A1**

22 GAUGE IS ACCEPTABLE FOR EXTERIOR METAL FRAMINGH