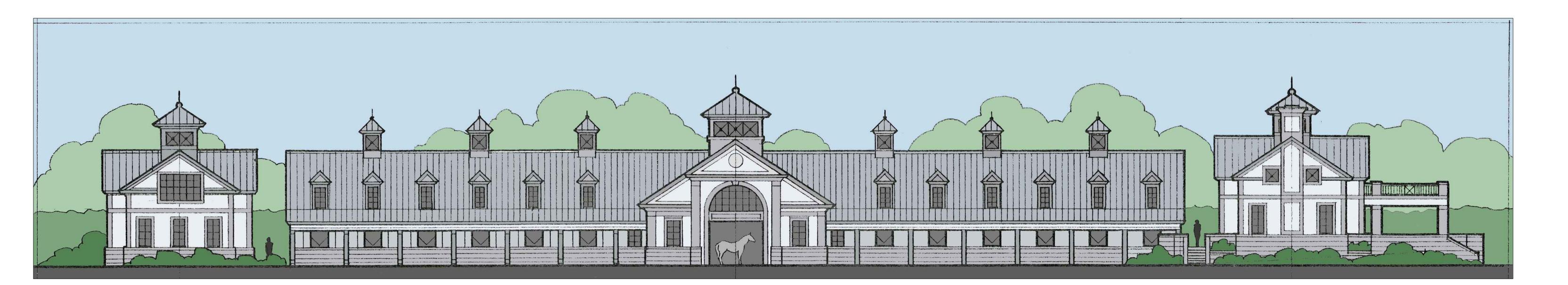
LOT#7 GRAND PRIX VILLAGE WELLINGTON



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LAST REVISED

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PROPOSED 18 STALL BARN AT LOT #7 GRAND PRIX VILL
WELLINGTON · FLORIDA

WELLINGTON · FLORIDA

TO SAT MR. PHIL HENNING
MILL CREEK STABLES
GRAND PRIX VILLAGE

<u> DIVISION 01 —— GENERAL CONDITIONS</u>

The Work includes all construction materials, labor, equipment, and services required by the Drawings, Specifications, and related Contract Documents. This includes labor, materials, etc. even if not explicitly required in the documents, as required to B. The project work shall comply with all applicable federal, state, county and/or city regulations. All required permits shall

The Contractor shall be held responsible for all damages caused by his employees or subcontractors. The Contractor shall be held responsible for all errors, omissions, negligence, non-compliance with drawings and specifications, or uncorrected work by employees, suppliers, fabricators, and subcontractors Revisions, substitutions, additions, or deletions to the Work under this agreement will be made by written order signed by Owner and Contractor. Such changes will not alter the remainder of this Agreement. If the revisions, additions, or deletions to the work affect the time and cost of project delivery, the Agreement will be amended accordingly Provide warranties as specified. Warranties shall be signed by supplier or installer responsible for performance. Warranties shall not limit liability for negligence or non-compliance with documents.

Keep the buildings and site well-organized and clean throughout the construction period. 6. Operating hardware must perform smoothly. Repair or replace any defective work. Repair work will be undetectable. Redo repairs if work is still defective, as directed by the Architect. Clean the work area and remove all scrap and excess materials <u> DIVISION 02 —— SITEWORK</u>

Provide site work as shown on the Drawings and specified herein. Provide materials, equipment & labor required to complete work as drawn and specified.

2.2 QUALITY STANDARDS Provide experienced, well-trained workers competent to complete the work as specified. Use materials from manufacturers and suppliers specified or approved by the Architect.

All work shall comply with governing building and safety codes. CONSTRUCTION PROTECTION Provide sturdy barriers and covers as necessary for safety and to protect remaining work. Provide security lighting, fencing, and warning signs.

As directed by Architect, label exist. shrubs & trees to remain, to be relocated, or to be removed Erect barricades and fences as required to protect planting and related property. Provide protection and maintenance for existing and new plants.

Obtain and obey all applicable regulations regarding grading and excavation. Identify, mark, and protect from damage all existing underground pipes, conduits, & cable.

Provide temporary drains and/or pumps to remove ground water. 2.6 GRADING AND EXCAVATION Grade and excavate to lines, grades, and elevations as shown in the Drawings. Protect buried water, sewer, steam, or gas lines

Remove and store reusable topsoil as directed by the Architect. Excavate for utilities, footings, and all other work shown in Drawings and specified herein.

Immediately investigate and report to the Architect any unexpected subsurface conditions that appear during excavation. Keep foundation & footing trenches uniform in slope, width, & direction as per Drawings. .8 PRIOR TO BACKFILL Before backfilling, Architect must approve work completed below finish grade.

Underground utilities that will be concealed must be inspected, tested, and approved. Remove all formwork, trash, and debris. <u> 9 BACKFILL AND COMPACTION</u> Perform backfill and compaction in 6 inch to 12 inch increments to assure complete and consistent work.

Use stabilized fill material of an approved type and from an approved source. Do not allow any debris to be mixed with fill. Protect foundation and retaining walls during backfilling. O BELOW GRADE WATERPROOFING

horoughly waterproof basement foundation walls before backfilling. Notify Architect of below—grade waterproofing, and arrange for observation of the work. Alternately place backfill at two sides of a wall, to avoid unbalanced loading.

3.1 QUALITY CONTROL, STANDARDS AND TOLERANCES

Follow these standards: Place concrete according to ACI 301. Reinforcing to comply with ACI 301 and related ACI, CRSI, and ASTM standards. Formwork to comply with ACl 301, 318, and ACl 347. Tolerance standards for level, plumb, and aligned construction shall be as per ACI 117 <u> FORMWORK MATERIALS</u> Formwork wood panels shall be solid, exterior grade, with undamaged surfaces & edges.

Provide formwork framing, ties, anchors, braces, spacers, etc. as required to prevent any dislocation in formwork. Shoring and braces as required to prevent any dislocation of formwork. Form spacers and ties shall be removable so as not to leave metal close to the finish surface of concrete. Vapor retarder for concrete slab on grade: 6 mil clear polyethylene.

3 REINFORCING MATERIALS Reinforcing bars: Deformed steel bars, Grade 60, Type S, to comply with ASTM A 615. Plain finish bars may be used in spiral. Fabrication to comply with CRSI Re—Bar Detailing. B. Welded wire reinforcing: Deformed to comply with ASTM A 497. Plain to comply with ASTM A 185.

<u> 4 CONCRETE MATERIALS</u> Concrete ingredients: Portland cement ASTM C 150 Normal-Type I. Aggregate, fine and course as per ASTM C 33. Water as per ASTM C 94, clean, free of salt or any chemicals that might interfere with the concrete. 3. Admixtures and miscellaneous materials: Air entraining admixture as per ASTM C 260 and manufacturer's instructions. Water reducing, retarding, accelerating admixtures as per: ASTM C 494 and manufacturer's instructions. Bonding agent: Polymer resin. Non—shrink grout: Non—metallic mineral aggregate, cement, water reducing materials as per ASTM C 494 and as per manufacturer's instructions. 5 CONCRETE MIXTURE

All mixing and tests to assure compliance with standards as per ACI 301. Provide concrete ready—mixed in compliance with ASTM C 94. Concrete strength will conform to ACI 301, 318, and applicable building code requirements. Compressive strenath of 3.000 psi in 7 day test. Compressive strenath of 3,600 psi in 28 day test. Slump 4 to 6 inches. B. Add air entraining admixture as required to protect concrete exposed to exterior weather. Admixture as per ACI 301 and 318 and manufacturer's instructions 3.6 FORMWORK CONSTRUCTION

Joints: Install movement joints as detailed with secure fillers and installed so that free movement will not be impaired. Install construction joint keys as detailed with uninterrupted waterproofing. Construct form joints that are plumb and tight

Clean formwork during construction to remove trash, scraps, and other foreign materials. C.Treat formwork: Apply form—release materials according to manufacturer's requirements. Apply before adding reinforcing and fittings. Do not apply where such materials might damage applied finish materials.

Provide openings, chases, sleeves, vents, access panels, bolts, and inserts for other trades such as required for piping,

conduit, ductwork and foundation vents. Set floor components in coordination with finish floor elevations, including drains, equipment anchors, boxes, cleanouts, flanges, and pipe sleeves. Separate slabs from walls and columns with 1/2 inch joint filler or bond breaker. Install joint filler at joint lines. Extend joint filler from bottom of slab to 1/2" of top of finished slab surface. Joint filler as per ASTM D 1751. 3.8 REINFORCING — INSTALLATION

A.Install reinforcing bars and secure them so they will resist displacement during placement of concrete. Install reinforcing so it is never closer than 2" to sides or bottom of formwork. Provide rebar spacings adequate to allow concrete flow and complete B.Install related materials such as stirrups at least 2" from side forms to prevent steel exposure at surface. Where final surfaces will be exposed, use chairs and other formwork materials that will not rust.

<u> 9 PREPARATION FOR PLACEMENT OF CONCRETE</u> Excavate footing trenches and prepare for pour with trenches level, without soft spots, with firm, even and plumb side walls. Excavate all footing trenches below frost line. B.Clean trenches clear of debris. loose dirt. and any other extraneous materials Install vapor retarder under slabs on grade with joints lapped a minimum of 8 to 12 inches.

Coordinate installation of related work before concrete pour, and protect from damage all work such as base plates, utility boxes, drains, conduit, pipes and plumbing. Put required attachments, accessories, and inserts in place before pouring. Prepare previous concrete work for connection with new work by cleaning with wire brush and adding bonding agent as per manufacturer's instructions. Complete and inspect all subgrade preparations prior to pour. Verify that footing layout conforms to Drawings in all respects such as dimensions, alignment, slopes and distances from property lines. Make all necessary arrangements for inspection of concrete during all phases of batching, mixing, placing, finishing, and curing. 6. Install joint filler at joint lines. Separate slabs from vertical surfaces with 1/2" joint filler. Place concrete without interruption between construction or expansion joints.

H. Install bolts and other items as detailed and as required for subsequent construction. Areas to receive concrete shall be free of debris or organic matter and wetted if dry. MONITORING AND TESTING OF CAST-IN-PLACE CONCRET

Provide site sample test materials such as cylinders, slump cone & measuring equipment. Record dates and times of placement, interruptions, tests, completion, and finish work. Verify concrete requirements for tests and mix before delivery and placement.

Keep an adequate workforce on hand as required to handle the workload. Do not do work when rain or low temperatures might interfere with or harm the work. B. Ready—mix concrete to conform to ACI 301 and 304. No unauthorized watering or over—watering. Do not allow extended time to pass between addition of water and placement (as per in CSI 304). Concrete mix must be rejected if there are signs of C. Compaction or vibration shall not to disturb formwork, re—bars, or other components. Work shall be done only by trained and aualified vibrator handlers. Install movement and relief joints as required by Drawings and as instructed by Architect such as at contact with other work. At breaks in the construction sequence. Prevent any damage to construction joints and movement joints. . Keep formwork in place after pouring until concrete reaches required strength. Adjust and retighten forms as necessary to fasten securely against concrete surfaces. Keep all formwork bracing, shores, and supports in place after pouring until ample

time has passed for concrete to reach required strength. Provide curing and finishing of concrete shown on the Drawings as per ACI 305——Hot Weather Concreting. ACI 306——Cold Weather Concreting. ACI 308——Standard Practice for Curing Concrete. Provide for curing of concrete as per ACI 308 for a minimum of seven days. Start curing procedures promptly after pour, to protect concrete from premature drying. During curing, protect concrete from heat or cold, to maintain temperature between 50 and 70 F. degrees. Protect concrete from inclement weather, running water, construction equipment, movement and load stress.

Match up finish work to adjacent or nearby surfaces at all joints, edges, and corners. Coordinate sawn joints, to keep all joints straight and continuous. Keep joint lines uniform and free of damage. Floating, troweling, and special finishes shall be as noted on the Drawings. Do not begin floating until bleed water is gone and avoid over—troweling. Do not dust cement to expedite troweling start time. Remove any marks left by finishing tools. inish work, measured with a 10' straightedge, must be a true plane of 1/4" in 10'. 3.15 PROTECTION AND COMPLETION rovide ongoing wetting for curing as required by weather conditions.

<u> DIVISION 04 —— MASONRY</u>

Provide experienced, well-trained workers competent to complete the work as specified

it samples as required for approval by the Architect.

Provide all materials required to complete the work as shown on drawings and specified herein. Deliver, store, and transport materials to avoid damage to the product or to any other work. Return any products or materials delivered in a damaged or unsatisfactory condition. Materials and products delivered will be certified to be as specified. Store masonry off the ground, protected from dirt, moisture, contaminants, and weather.

Mortar as per ASTM C270. Type S. One part Portland cement. One—half part lime. Not more than four and one—half parts sand, measured damp and loose. Compressive strength of 1800 psi at 28 days. Mortar materials: Portland cement, Type I or II. Aggregate, clean, sharp sand. Lime, quick lime ASTM C5. Hydrated ime. Type S. Water, clean and potable. Fireplace firebox: Use refractory mor

<u>3 ACCESSORIES AND OTHER RELATED MATERIALS</u> Provide all accessories and materials as required for complete, proper installation. Install reinforcing and anchorage as shown on the Drawings. Building paper: No. 15 asphalt—saturated felt. Flashing: non—corrosive sheet metal.

Provide brick masonry as shown in the Drawings and specified herein Brick masonry types and grades shall comply with ASTM C62 and C216.

Install brick sizes, bond, and pattern as per drawings. Provide special units as manufactured for corners, jambs, sills, and lintels. Fire brick: ASTM C27 class, super-duty thin profile.

Saturate bricks prior to laying. Determine that broken brick samples show the required moisture penetration: Core and perimeter are wet, surface is dry, brick isn't over—saturated. <u> .5 CONCRETE UNIT MASONRY</u>

Concrete unit masonry units shall comply with ASTM standards: Concrete bricks, ASTM C55. Hollow load—bearing units, ASTM C90. Hollow non-load-bearing units, ASTM C129. Solid load-bearing units, ASTM C145. Nominal size: 8" x 16" units. B. Grades and types: Hollow, load—bearing units Grade N, Type I, Medium Weight for exterior. Hollow, load—bearing units Grade S, Type II, Lightweight for interior.

Complete this work in a timely fashion, without interfering with, or delaying other trades. Prepare all work according to applicable codes and regulations and according to the standards and specifications of the Masonry Institute of America. C. Prepare a work layout to establish and assure correct coursing and openings. Space and coordinate expansion/contraction joints to match building frame and thru-joints.). Install metal ties for bonding as per details and referenced trade standards. Assure compliance in types, sizes, spacing, depth of anchoring and corrosion resistance. Install reinforcing as per details and referenced trade standards.

Complete required building department inspection of masonry before grouting. Complete grout mix testing and certification B. Install inserts, anchor bolts, straps, dowels and bars as per detail drawings. C. Follow grout manufacturer's instructions for grouting, vibration, rodding, and protection when stopping work for an hour or

4.8 MORTAR AND STON Mortar as per ASTM C270. Portland cement: Type I or II. Aggregate: Clean, sharp sand. Quick lime: ASTM C5. Hydrated lime: Type S. Water: Clean and potable. There are three limestone grades: Select grade is fine—to—average grain with few flaws. Standard grade includes fine—to—moderate graining and some flaws. Rustic grade has fine to very coarse grain.Marble has four grade groups: Group A, high—quality marble with uniform. Group B, some faults and voids. Group C, some flaws, voids, veins and lines of separation. Group D, maximum of variation. Many decorative colored marble is of Group D.Stone grades in general Rubble: Irregular fragments with one good face. Dimension: Cut in rectangular shapes: Large are cut stone; smaller

5.1 QUALITY STANDARDS

6 CONSTRUCTION AND INSTALLATION

A. All work must comply with all applicable codes and regulations, materials manufacturer's instructions, and standards of the American Welding Society Provide experienced, well-trained, and certified workers to complete work as specified. Tools and materials shall be as per standards of the American Welding Society.

Shop welding shall conform to details and/or Shop Drawings and standards of the American Welding Society. Document the testing and certification of shop welding, and document that welders are certified. Materials to be welded must be securely clamped together and tack—welded if required. Certify that welds are completed

Before welding, inspect assembled materials, and repair or remove defective material. D. Provide finish welds that conform to details and Shop Drawings. Provide nondestructive testing (NDT) whenever required by E. Redo all defective welds and document the repairs. Reopen any work that has been closed in prior to inspection if so directed by the Architect

All work must comply with applicable codes and regulations. Make bolt holes as detailed. Align and temporarily secure matched bolt holes at connections before boltina. Replace all components damaged during installation. Retighten all bolts before work is closed in. Verify that there are no missing nuts and bolts in out-of-view areas.

Provide structural steel as shown on the Drawings and specified herein. B. All work must comply with all applicable codes and regulations, AISC "Specifications for Design, Fabrication, and Erection of Structural Steel for Buildings" and the AISC "Code of Standard Practice." 2. Submit Shop Drawings as required including details and assembly instructions. Submit list of materials to be provided for this work; testing lab reports and any other data required to prove compliance with these Shop Drawings. Submit manufacturer's data required to prove compliance with Shop Drawings and manufacturer's instructions. Steel plates, bars, and other shapes shall be as per ASTM A36. Anchor bolts as per ASTM A307. Nuts, bolts, washers as

per ASTM A325. Unfinished threaded fasteners as per ASTM A307, Grade A, regular. Arc welding electrodes as per ASW code

and ASTM A233, as required for intended use. Primer: SSPC 15, type I, red oxide. Shop fabrication as per AISC standards and Shop Drawings. Clearly mark materials for job site locations and sequence of G. Provide new, undamaged nuts, bolts, washers and other connectors as required. Connectors as per ASTM A325. Provide holes for connectors, anchors, etc. as shown on accepted Shop Drawings. H. Paint structural steel surfaces except surfaces to be covered by concrete or mortar. Apply two coats of paint to surfaces unreachable after erection. Each coat of paint is to be a distinctly separate color. Clean and prepare steel for painting as per standards of the Steel Structures Painting Council. Apply primer and paint according to manufacturer's instructions and

SSPC standards. Comply with AISC Shop Drawings and standards and applicable building code and standards referenced in building code. Provide and install temporary supports sufficient to support all loads in storm or other adverse conditions. Set column bolts with accurate templates. Erect all members straight, plumb, and level within AISC tolerances. Make cuts sparingly and only as provided in Drawings for plumbing, conduit, minor ducts.

Changes in structural framing are not allowed without written approval of the Architect. Strength tests and inspections will be conducted as directed by the Architect. Contractor must provide unrestricted access for testing lab representatives and inspectors. Provide for additional testing to confirm correction of defective work. Apply specified paint according to manufacturer's instructions. Apply specified paint to a dry film thickness of not less than Do not paint contact surfaces of high—strength bolts; steel that will be covered and protected by other materials, such

as fireproofing or concrete or fabricated steel with adequate shop coatings. <u>5.6 METAL DEC</u> v. Deck as per AISC "Specification for Design of Light Gauge Cold—Formed Structural Members," and galvanized as per ASTM A446, Grade A. and ASTM A525, design, G6 Provide accessories manufactured for use with the metal deck as specified and provide other accessories and materials as required for complete, proper installatio

Coordinate work that affects or is affected by metal decking. Examine and verify that job conditions are satisfactory for Install in compliance with building code requirements and manufacturers' instructions. Install decking so that it has continuous support and no unsupported edges, and do not allow any heavy loads on After installation, inspect all decking to find and repair damaged surfaces.

5.7 METAL FABRICATIONS AND MISCELLANEOUS METAL Provide metal products as shown on the Drawings and as specified herein. This work may include but is not limited to handrails, metal fencing, metal stairs, ladders, gratings, window gratings, floor plates, castings, stair treads and nosings. B. All work must comply with applicable codes and regulations and manufacturer's standards and instructions. Handle materials with care to avoid damage in transport, unloading and moving and stacking. Protect materials from damage and from exposure to weather or moisture.

Provide and install wood framing and finish carpentry as shown on the Drawings and as specified herein. Work includes all connectors, and related hardware and materials. Provide a work force that is sufficient in number for the quantity of work and time schedule. Workers shall be skilled, trained, experienced, and competent to do the work as specified. Unless otherwise directed by the Architect, all work shall be as per building code and the Manual for Wood Frame Construction, American Forest and Paper Association (NFPA), National Design Specifications for Wood Construction of the NFPA,

Plywood Specifications and Grade quide of the American Plywood Association. Tolerances: Vertical framing shall be plumb within 1/4" per 10 linear feet and horizontal framing shall be level within 1/4" per 10 linear feet. Moisture content of framing lumber shall be 19% or less by weight. Tests will be conducted on all newly shipped lumber to confirm moisture content. Kiln—dried or other lumber requiring lower moisture content shall be as specified. Follow applicable lumber grading agency standards in accepting or rejecting delivered lumber. Reject special, required lumber that is not marked and certified as preservative—treated or kiln—dried.

6.2 MATERIALS HANDLING AND STORAGE Reject any delivered framing lumber that is not grade—stamped and certified by a bona fide grading agency. Identify framing lumber by grade, and store each grade separately. B. Do not accept or use lumber that deviates from grade standards or has excessive moisture content or other defects. Remove unstamped or defective lumber from the site. Handle lumber to avoid damage during transport, unloading, and moving on the job site. Handle chemically treated lumber and panels according to manufacturer's instructions. Store framing lumber and wood panels to prevent damage and moisture absorption. Store metal connectors that are subject to damage in weathertight wrapping and in safe locations away from traffic or other sources of damage. Store chemically treated lumber and wood panels outdoors until installation. Keep chemically treated lumber and wood panels well ventilated if moved indoors.

Use double hot—dip galvanized steel for exterior, high humidity, and treated wood locations.

Nails shall be common wire or spike nails. Follow all nail size requirements and nail spacings required by the governing Power—driven nailing: Comply with standards of the International Staple, Nail and Tool Association. Machine bolts to comply with ASTM A307. Lag bolts to comply with Federal Spec FF—N—1. Drill holes 1/16" larger than

bolt diameters. Use washers for all nuts and bolt heads. Hangers, connectors, and crossbridging shall be Teco, Simpson, or equal as approved by the Architect S4S, Kiln dried, unless otherwise indicated, grade marked complying with the following: Girder framing species and grade:

LVL Laminated Veneer Lumber. Joist framing species and grade: Douglas Fir, No.2 or better, Min. Fb=1,250 psi, Min. E=1,300,00psi., or composite plywood web joists (TJI or approved equal). Studs (2 x 4 and 2x6) Grade: "Stud" or No. Structural Light Framing. Rafter framing species and grade: Douglas Fir, No.2 or better, Min. Fb=1,250 psi, Min. E=1,300,00 psi. Sill boards: Pressure treated grade, AWPA Treatment C. Structural light framing: No. 2 or better. Miscellaneous lumber shall be Standard grade unless noted otherwise. 6.5 SHEATHING, UNDERLAYMENT, ETC.

A. Plywood sheathing: Use APA rated, PS-1 or APA PRP-108. Particleboard: Exterior Type 2-M. Hardboard: A135.6. Oriented Strand Board (OSB). Subflooring: APA rated plywood sheathing, Exterior Grade. Roof sheathing: APA rated plywood, Exterior Grade. Underlayment: APA rated underlayment, Exterior; waterproof resin

B. Related construction and materials: Sill gasket atop foundation wall: Glass fiber strip with width equal to plate. Sill flashing: 16 oz.copper. Subfloor glue: APA AFG—01, solvent base, waterproof. Building paper: No. 15 asphalt felt (or spun-bonded polyethylene). Vapor barrier: 6 mil polyethylene. Examine and verify that job conditions are satisfactory for speedy and acceptable work.

3. Maintain and refer to the latest trade standards. Coordinate and complete rough plumbing before starting framing. Cross—coordinate plumbing, electrical, and HVAC requirements with framing plan. Identify actual dimensions of all required rough openings in framing. Provide framing and shoring plan and schedule. Provide lifts or cranes to assist high—level framing. Verify that materials are stored so as to not overload or interfere with construction. . Apply termite prevention where untreated wood will be within 8" of finish grade of soil. Use foundation grade or preservative—treated lumber near soil or where otherwise potentially exposed to moisture.

Completed mudsills shall be straight with a side variation tolerance of 1/4" per 10 linear feet and level within 1/4" per 10 6. Install all framing members as per framing plan, details, and building code requirements. H. Install joist hangers as per Drawings, manufacturer's instructions, and building code requirements. Install plywood subflooring as per framing drawings and building code requirements. Glue and secure subflooring to floor joists with screw—type nails. Subfloor—to—joist connections must be sufficient to

totally prevent any squeaking of flooring. Floor squeaking will be remedied as directed by the architect at the contractor's K. Completed subflooring shall be level within 1/4" per 10 linear feet, free of depressions or humps, and patched to repair holes, splits, or other damage. Coordinate electrical stub—ups with the framing plan. Coordinate girders, floor joists, and stud walls with plumbing, HVAC

ducts and vents. Recess floor joists to allow for changes in floor elevations and surfaces. Supply and coordinate in—wall fixture and equipment supports such as in—wall blocking, anchors, brackets, grounds, curbs, Install plaster grounds as detailed and as per trade association standards. Provide joints and connectors at non—wood construction to allow for shrinkage, expansion and other movement of the wood. Provide clearances between framing and other construction to control differential movemen

Set and prepare framing as required for tile or other waterproof wall finishes. Provide waterproofing sealing as detailed. Prepare framing for waterproof finishes where waterproofing required. Provide fire protection facilities and all necessary fire protection precautions during construction. Install required concealed fireproofing such as under enclosed stairs. Provide openings for inspection of concealed work before closing in. G. Check and verify correctness of each stage of framing before installing subsequent framing: Remove all unusable wood scraps from site weekly at minimum and between each phase of framing. Call for Architect and/or building department inspection before closing up concealed work. H. Where not shown on nailing schedule, nails shall penetrate not less than 1/2 the length of nail. Exception: $\,$ 16d nails may connect two pieces of 2" thickness. Remove and replace split framing members. I. Use nailing machines or power hammers according to manufacturer's requirements. Provide correct sizes and types of nails J. Check and tighten all bolt connections after they're installed. Recheck and retighten all bolt connections before final construction is completed. K. Install joist hangers and bridging as per Drawings and manufacturer's instructions

6.8 FINISH CARPENTRY AND MILLWORK Provide and install materials as per detail drawings, applicable trade standards, or approved samples. Provide wood free of defects or deviations from grade standards. 3. Reject any wood that is not certified as to grade. Test and certify moisture content. Provide all tests, certificates, and affidavits as required to verify quality of materials. Do not have finish materials delivered until after the building is closed in. Do not install finish panels with defects or deviations from grade standards. Handle and store wood with care to avoid damage. Store wood as required to prevent damage and moisture absorption. Properly ventilate wood treated with preservatives; store away from work areas.

Store kiln-dry materials to assure compliance with temperature and humidity restrictions

Protect newly cut wood with prime coat or preservative treatment. Protect with preservative, wood in contact with masonry H. Install siding so that joints are square, staggered/patterned exactly as per Drawings and include expansion space at edges as required by manufacturers. Remove all wood scraps, sawdust, and related debris from the site.

damage by other trades. Prepare sub—surfaces to receive finish materials. Keep working environment clean, free of airborne construction dust, dry, and at comfortable working temperature. Construct wood joints so as to minimize or conceal shrinkage. 1. Perform all work per details and applicable trade standards; saw cuts straight and clean, tight fits—without gaps, splices tight and staggered (never side by side). Align and exactly match miter joints at edges and corners. Install trim in maximum lengths: do not use short pieces or splicing of scraps.

Keep number of joints to a minimum by using maximum size material. Install tight joints without gaps. Thoroughly sand O. Fasten all pieces straight, true, and secure. Coordinate backing and blocking with other trades. Nail exterior trim with Where sanding is required, sand with grain to totally smooth, unblemished surface. Set finish nails before painting or Reject as nonconforming any work showing visible damage or defects. Protect finish work from damage. Make repairs so they R. Vacuum clean all work surfaces where sawdust accumulates. Remove scraps frequently. Completely vacuum clean the work area frequently and upon completion of final work.

<u> IVISION 07 -- THERMAL & MOISTURE PROTECTION.</u>

C.Obtain manufacturer affidavit that materials delivered are as specified.

<u>'.1 QUALITY STANDARDS</u> Provide experienced, well—trained workers competent to complete the work as specified. Unless approved by the Architect, provide all related products and accessories from one manufacturer.

Submit list of materials to be provided for this work; manufacturer's data required to prove compliance with these Specifications, manufacturer's installation instructions; shop drawings as required with complete details and assembly nstructions. Submit samples for approval by the Architect.

1.3 MATERIALS HANDLING Provide all materials required to complete the work as shown on drawings and specified herein. Deliver, store, and transport materials to avoid damage to the products or to any other work. Have on hand and ready for installation in coordination with roofing, all accessories such as skylights, hatches, relief Upon completion, clean the work area and remove all scrap and excess materials from the site. Allow convenient access inspection of work and repair or replace defective work as directed by the Architect. <u>7.4 BELOW-GRADE WATERPROOFING</u>

Strictly follow manufacturer's instructions to control application and guide inspection of the work. Provide certification of compliance as directed by the Architect Maintain work environment for best working conditions: Dry and above 50 degrees in temperature, with enough room for worker safety and convenience. Surface for application shall be smooth, without bumps, bulges, or holes; clean, dry, and clear of protruding materials. LASTOMERIC MEMBRANE WATERPROOFING Strictly follow manufacturer's instructions to control application and guide inspection of the work. Provide certification of compliance as directed by the Architect. Examine work conditions to assure they are as required before application begins. Determine the number of plies required

ground water hydrostatic head pressure. rovide cold—applied asphalt bitumen dampproofing as shown on Drawings. Use materials that comply with the following standards: Asphalt as per ASTM D449, Type I and asphalt primer as per

ASTM D41. Materials must be compatible with substrate. 7.7 BUILDING INSULATION Insulation shall be of types, sizes, and R-values specified in the working drawings. Provide tapes, fastenings, and other related materials as instructed by insulation manufacturer.

Keep insulation materials dry at all times in storage and during installation. Keep areas to be insulated clean and dry. Do not install insulation if exposed to water. Install as per manufacturer's instructions and building code requirements. Keep ventilation space unobstructed.

v.Provide shingle siding as shown on the Drawings. Red cedar shingles: No. 1 Blue Label Perfection, or Resawn & Rebutted. Red cedar shakes: No. 1, medium hand—split shakes. White cedar shingles: Clear grade #1 Perfection, R&R, or hand split B. Provide and install related materials and accessories as per siding manufacturer's instructions. Underlayment: 15 lb. asphalt—saturated roofing felt. Nails and staples to be of sufficient length to penetrate sheathing 1/2 - 3/4". Flashing to Sidewall application as per manufacturer's instructions, building code requirements, and as shown on the Drawings.

Asphalt Shingles shall be 325—lb architectural grade, stock color. Accessories, connectors, and related materials shall be as per roofing manufacturer's instructions and building code Install granular—surfaced, asphalt shingle roofing as shown on the Drawings and as specified herein. Do not install shingles when air temperature is lower than that required by the manufacturer. Install as per manufacturer's instructions and in compliance with governing building code. Install required preparatory ashing, and keep flashing to be installed later on hand. E. Provide walks or runways to protect roofing if there is to be continued construction work.

Provide wood shingle roofing as shown on the Drawings and as specified herein. Red cedar shingles: No. 1 Blue Label

Rebutted. Red cedar shakes: No. 1, medium hand—split shakes. B. Accessories, connectors, and related materials shall be as per roofing manufacturer's instructions and building code Install underlayment material and lapping as per manufacturer's instructions. Install required hip, valley, and cricket flashings prior to shingling. Install gutters that attach directly to the deck. Broom—clean deck or sheathing. HORIZONTAL WOOD SIDING Provide horizontal wood siding as shown on the Drawings.

B. Provide and install related materials and accessories as per siding manufacturer's instructions. Underlayment: 15 lb. asphalt—saturated roofing felt. Nails and staples to be of sufficient length to penetrate sheathing 1/2 - 3/4". Flashing to be non-corrosive metal. Nail siding firmly into studs. All joints between siding pieces to be over studs. Nails to be set and puttied Backprime all wood siding with approved primer.

directed by the Architect. 2 SINGLE-PLY MEMBRANE ROOFING Provide a fully—adhered elastomeric sheet membrane roofing system. Provide smooth substrate surface of material approved by membrane manufacturer. Fill surface joints and cracks that are wider than 1/4". Flashing must be as approved by membrane manufacturer. Install flashing at perimeter, curbs, skylights, vents, and all

Clean the work area and remove all scrap and excess materials from the site. Repair or replace defective work as

Upon completion, clean the work area and remove all scrap and excess materials from the site. Allow convenient access for inspection of work and repair or replace defective work as directed by the Architect. Minor scratches and abrasions may be touched up. Damaged material that may affect the integrity of the roofing must be replaced. Leave drains and other openings clear and clean of debris. Provide walks or runways to protect roofing if there is to be continued construction work.

Provide and install all flashing of types, sizes and gauges shown in the Drawings and specified herein. Flashing and sheet metal in this Section includes but is not limited to: Cap flashing, stepped flashing, through—wall flashing, edge flashing, hip flashing, ridge flashing, valley flashing, crickets, gutters, scuppers, and downspouts. Includes flashing at doors and windows unless noted otherwise in door and window details and specifications. C. Unless noted otherwise on drawings, gauges and standards for flashing shall be: Steel: 20 gauge galvanized steel, G90 galvanizing, ASTM A525. Copper: 16 oz./sq.ft. cold-rolled copper, ASTM B370. Aluminum: 20 gauge alloy 3003 clear anodized aluminum, ASTM B209. PVC: 30 mil. sheet. Laminated copper/fabric flashing for masonry flashing: 3 oz. Copper sheet laminated between 2 sheets of bituminous saturated

D. Provide flashing connections and fabrications as detailed. Use non-corrosive fastenings. Keep dissimilar metals well separated to avoid corrosion. Lap and lock seams; solder seam joints where necessary to guarantee watertightness. Install flashing inserts in walls deeply as detailed, secured and caulke E. For roof flashing, integrate and embed edge flashing within roofing membrane. Provide and install flashing with widths and laps as detailed. Caulk and paint hip, ridge, and other exposed flashing. Cover all edges of metal laps with adhesive. Fill joints between flashing and the edges of shingles with adhesive. Caulk all reglets. Provide and install flashing, cement, and caulking for all roof accessories.

Clean the work area and remove all scrap and excess materials from the site. Repair or replace defective work as 4 METAL ROOFING Provide metal roofing as shown on the Drawings and as specified herein. Provide all related materials and accessories: Roof deck: APA —rated plywood as shown on the Drawings. Underlayment:

product. Trim manufactured or approved by the metal roofing manufacturer. Install roofing as per building code requirements and manufacturer's instructions.). Upon completion, clean the work area and remove all scrap and excess materials from the site. Allow convenient access for inspection of work and repair or replace defective work as directed by the Architect. Minor scratches and abrasions may be touched up. Damaged material that may affect the integrity of the roofing must be replaced. Leave drains and other openings clear and clean of debris. <u>5 GUTTERS AND DOWNSPOUTS</u>

Strictly follow manufacturer's instructions. Provide connections and fabrications as detailed. Install to provide ample support and proper drainage. Provide at least one expansion/contraction joint midway between each gutter downspout. Provide movement slip joints on downspouts. Protect building surfaces from damage from hanger and strap connectors. Provide screens, strainers, and covers, to prevent debris from accumulating in drains. Keep downspouts and gutters separated from wall surfaces to avoid staining. Clean the work area and remove all scrap and excess materials from the site. Leave drains clean, and free of debris.

30 lb. asphalt—saturated roofing felt. Fasteners only as approved by the manufacturer of the roofing

Repair or replace defective work as directed by the Architect. Construct vertical and horizontal joints at locations and sizes shown in the Drawings. Clean and prepare work surfaces strictly as instructed by the sealant manufacturer. Clean mortar or other debris from joints prior to application of backing

Apply materials strictly as instructed by the sealant manufacturer. C. Use only a primer approved by the sealant manufacturer. Apply exactly as instructed by the primer manufacturer. Use only a bond breaker approved or manufactured by the sealant manufacturer. Apply exactly as instructed by the Apply strictly as per instructions of the manufacturer. Apply sealant under pressure as required to completely fill the joints. Carefully mask around joints where sealant might discolor or stain finish surfaces. Tool joints to a smooth, consistent Remove masking immediately after joints are tooled. Clean adjacent surfaces as instructed by the sealant manufacturer.

Repair or reseal defective work as directed by the Architect. <u> DIVISION 08 —— DOORS AND WINDOWS</u>

3.1 METAL DOORS AND WINDOWS

Install roofing strictly as per manufacturer's instructions.

Frame types and sizes shall be as per Drawings and Door Schedule. Submit manufacturer's data required to prove compliance with these Specifications. Deliver and transport materials to avoid damage to the product or to any other work. Return any products or materials delivered in a damaged or unsatisfactory condition. Materials and products delivered will be certified by the manufacturer to be Store materials safely to avoid damage and locate to expedite the work. Store delivered units consistently vertical or flat. Provide materials at bottom and top sides to protect from damage. Lift and carry units when moving them; do not drag into

Provide doors and windows that are straight, free of defects and blemishes, and have correct finish material thickness, reinforcing and backing plates Verify that factory preparation and prefitting follow required hardware templates. Provide fire—rated doors and fire—rated assemblies that comply with all building code and fire code requirements. Do not allow door swings to conflict with electrical switches or outlets, wall awards or rails.

Provide 18 gauge steel for interior doors, 16 gauge steel for exterior doors. All doors will be reinforced for finish hardware.

until permanently anchored K. Provide clearances below doors as required to allow for thresholds, weatherstripping, etc. Do not cut fire-rated doors so as to negate fire rating. . After installation, inspect all units to find and repair damaged surfaces. Repair or replace any damaged materials so that repairs are undetectable. N. Final door and window mounts shall be square, smooth operating, and plumb when they are closed, partially open, and fully

Mount frames prior to wall construction wherever practical to do so. Mount frames plumb, straight, and securely braced

8.2 WOOD DOORS AND WINDOWS A. Provide wood doors and windows complete with hardware where shown on the Drawings and as specified herein. Install all hardware shown on schedules and specified herein. B.Deliver and transport materials to avoid damage to the product or to any other work. Return any products or materials delivered in a damaged or unsatisfactory condition. Materials and products delivered will be certified by the manufacturer to be Deliver after interior finish materials are dry and after building reaches average long—term interior humidity. Packaging must be sealed with clear manufacturer and identification markings. Seal all edges of unfinished doors.

D. Store materials safely to avoid damage and locate to expedite the work. Store flat on 2x4's spaced at 12" centers, and safely protected from damage, weather, and moisture. Comply with recommendations and standards of the Architectural Woodwork Institute. erify that factory preparation and prefittina follow required hardware templates.

G. Provide and install butt hinges as shown in Hardware Schedule and specified herein.

Provide door glazing with stops as required and labeled safety glass. Provide fire—rated doors that comply with all building code and fire code requirements.

Do not allow door swings to conflict with electrical switches or outlets, wall guards or rails. Mounting tolerances: Bottom clearance, 1/2" maximum; top clearance, 1/8" maximum; lock and hinge edge, bevel a 1/8" in 2" maximum. K. Hang doors and windows straight, plumb, smooth in opening and closing. Provide clearances below doors as necessary to allow for thresholds, weatherstripping, etc. L. Seal or re—seal units whenever they are cut. Seal, stain, or paint all exterior doors and windows before or immediately after

M. After installation, inspect all units to find and repair damaged surfaces. Repair or replace any damaged materials or improperly hung units as directed by the Architect. Repair or replace any other materials damaged during installation. Any costs for replacing doors or windows for non-compliance will be paid by the Contractor N. Final door and window mounts shall be square, smooth operating, and plumb when they are closed, partially open, and fully Provide and install finish hardware where shown on the Drawings and specified herein.

Temporarily remove or cover exposed hardware when painting or cleaning adjacent materials. Attach all hardware securely with fasteners made specifically for that hardware, without damage to hardware or fasteners. . Match hardware type, size, and finish, all sets of fastenings, such as screws on hinge butts. Match all required screws to all screw-attached hardware, such as hinges. Set all flush—set hardware such as hinge butts so they are truly flush without protrusions Install doors to open and close easily, without binding, quietly, with secure fit at latches and tight fit at frames.

H. Install as per manufacturer's instructions. Where butt hinges will swing 180 degrees, use hinges with adequate throw to clear Install locksets as per manufacturer's instructions. Set cores with tumblers set upward. After adjustment, verify that door closers operate smoothly at correct speed, without noise, firmly to close and latch doors. Verify that door arms of closers are straight out when doors are closed.

Glazing products and installation shall meet the standards of the Glass Association of North America Glazing Manual and Submit samples of each type of glass and glass sealant. Glass samples shall be of sizes directed by the Architect. Sealant samples shall be at least 12" long, fully cured, within samples of complete glazing installation. C. Take extra care to protect surfaces and cushion edges of all glass during moving and storage as required to avoid damage. Don't store glass in moist environments or expose it to dust or contamination from other construction. Store glass in secure environments, away from damage or vibration from other construction work.

tempered glass in the field. Laminated: Float glass laminated to plastic core as per standards of the Standard Specifications for Architectural Flat Glass Clad Polycarbonate in the Laminated Glass Design Guide of the Glass Association of North America. Laminated glass in sizes up to $5' \times 10'$ shall be at least 1/4'' thick; larger sheets shall be at least 3/8''. Insulating glass: Comply with ASTM E-773, ASTM E-774. Sealed insulating units fabricated from two panes of glass with air space between. Glass thicknesses and heat strengthening to be determined by manufacturer for wind loading conditions. Insulating glass warranty: 10 years. Clean and prepare glazing support materials according to manufacturer's instructions and standards of the Glass

Install sealants to provide complete bond and to assure water will wash away from glass. Clean all glass at the conclusion of interior construction work, or when directed by the Architect. Clean all glass with cleaner, cleaning materials, and methods recommended by the glass manufacturer. Clean all glass completely clear of streaks . Any glass that is scratched or damaged during cleaning will be replaced at the contractor's expense.

<u> IVISION 09 —— FINISHES</u> <u>.1 METAL STUD WALLS AND PARTITION:</u> Steel studs as per ASTM A446, A568, or A611. Galvanized coating as per ASTM A525.16 gauge steel studs and runners

Association of North America Glazing Manual.

paper/metal combination bead suitable for joint treatment.

Latex-portland cement mortar as per ANSI A118.4.

end matched. "Prime" grade.

at floors, to cover expansion joint space.

well—lighted, and comfortable in temperature.

for load—bearing walls and for door frames. 18 gauge steel studs for non—load—bearing partitions. 16 gauge "C" studs for B. Provide in—wall blocking, anchors, brackets, grounds, and other supports for wall—supported fixtures and equipment. Install studs as per manufacturer's instructions, applicable trade standards, and governing building code. Provide solid continuous support under floor runners. Stud spacings as required by manufacturer to firmly support facing materials. Install heavy gauge studs and extra stiffeners at jambs. Provide cushioned space at top plate at slab to allow for slab 9.2 GYPSUM WALLBOARD

Gypsum wallboard shall be as per Federal Specification SS—L—30D, in 48" widths. 8. Use types and thicknesses specified below except where shown otherwise in the Drawings. Standard wallboard: Type III, Grade R, Class 1, 5/8" thick. Fire—retardant wallboard: Type III, Grade X, Class 1, 5/8" thick. Water—resistant wallboard: Type VII, Grade W , Class 2, 5/8" thick. Casing beads: Channel—shapes with exposed wing, and concealed wing not less than 7/8" wide.

Corner beads: Angle shapes with wings not less than 7/8" wide: Perforated for nailing and joint treatment. Or use

Jointing system with reinforcing tape and compound as supplied or recommended by the gypsum wallboard manufacturer. . For gypsum wallboard attached to metal framing and channels: Flat—head screws, 1" long minimum. Self—tapping threads and self-drilling points. Specifically designed for use with power-driven tools. G. For gypsum wallboard attached to wood: 1—1/4" type W bugle—head screws, or annular ring nails complying with ASTM C514. ail sizes as required by governing building code. Install access doors and panels where shown on Drawings and approved by the Architect. Install as necessary for maintenance access to mechanical and electrical work. Types of access panels and doors: 24" x 24" metal access doors, concealed hinges, Allen key lock. At fire-rated surface, access doors shall have the same fire rating as surface. At tile surfaces and toilet rooms, use satin stainless steel doors and J. Preparation and coordination: Install blocking to support all edges of wallboard. Verify that wood framing to receive wallboard is dry and not subject to shrinkage. Keep wallboard materials dry and protected from moisture. Store wallboard materials so they are protected from damage to surfaces and edges. Maintain interior work environment closed in, not exposed to weather, clean, dry, well-ventilated,

L. For walls and ceilings: Hold wallboard 3/8 inch to 1/2 inch up from floor. Install wall panels horizontally unless otherwise required. Stagger panel joints vertically. M. Nailing and screw attachment as per manufacturer's instructions. Do not position conduit and piping where it can be damaged by nailing. Do not proceed with nailing into wood framing that has over 19% of moisture content. Thoroughly seal penetrations in fire—rated walls. Box in recesses in fire—rated walls. Make cutouts for electrical outlets, switch boxes, pipe, etc., tightly to size. Taping and spackling must follow applicable trade standards and manufacturer's instructions throughout. Keep temperature above specified minimum (usually 55 degrees). Do not track gypsum and spackle dust to clean areas. P. Joint treatment must follow applicable trade standards and manufacturer's instructions throughout. Gypsum wallboard must fit completely snuggly against supporting framework. Joint work shall be at a minimum of 55 degrees F. for 24 hours prior to

there are no penetrations through fire—rated walls. Recheck work for necessary repairs that may be required before painting or other added work. Complete repairs as directed by the Architect. Tile shall comply with Tile Council of America Specification 137.1. Colors, textures, and patterns will be as selected by the Architect from manufacturer's samples. Delivered tile shall match samples approved by the Architect.

Setting materials and grout shall comply with Tile Council of America "Handbook for Ceramic Tile Installation."

Grout color shall be as selected by the Architec Install waterproofing and backing that will absolutely block water leakage. All waterproofing and backing must be as per Work standards and conditions: Comply with Tile Council of America "Handbook for Ceramic Tile Installation." Comply with ANSI A108.1, ANSI A108.2. Comply with manufacturer's instructions. Work temperature must be as per instructions of materials

manufacturers. Tile over floor membrane may not be installed until membrane is tested and accepted. Repair and replace defective work. Reject tiles and replace if chipped, scratched, loose, or misaligned. Repair or replace all defective and non-conforming work as directed by the Architect. Make repairs undetectable. 9.4 WOOD FLOORING A. Wood strip flooring: Select grade quarter—sawn Red oak or white oak, 25/32" thick; 3-1/4" face width. Tongue and groove,

B.Nails, screws, other fastenings as per flooring manufacturer's instructions. Ring—shank flooring nails must be long enough to securely attach the flooring to substrate. Nails must not split the flooring. Protection and coordination: Store wood flooring materials in dry, protected work space 72 hours prior to installation. Confirm Drawings and specifications with subcontractor. Install flooring as detailed and matched with samples. Reject warped or bent material. Install sleepers as detailed and as per flooring manufacturer's instructions. Nails and nailing shall be as per flooring manufacturer's instructions. Pre-drill as necessary to prevent splits. Construct joints within tolerances required by flooring manufacturer. Do not allow end joints to occur side by side; separate

by at least two strips. Do not damage tongues and grooves before or during application. Use small or varied strips sparingly

and never near one another. Provide expansion joint space at all walls (1/2 inch min.). Fasten baseboards at walls only, not

latex, 2 coats. Concrete masonry units: Block filler; acrylic latex, 2 coats. Interior: Wood for transparent finish: Oil stain;

H. Sand promptly after installation and cleaning. Sand consistently smooth without lumps, depressions, or burns. Schedule sanding to avoid contaminating other work. Thoroughly vacuum away all sanding dust. Apply final finish immediately after sanding and cleaning as per manufacturer's instructions. Cover and protect floor surfaces from foot traffic, weather intrusion, and other construction work. <u>5 PAINTING</u> PAINTING SCHEDULE <u>Exterior:</u> Wood for semi—transparent finish: Semi—transparent stain, 2 coats. Wood for opaque finish: Alkyd primer; alkyd enamel, 2 coats. Galvanized metal: Galvanized metal primer; alkyd enamel, 2 coats. Galvanized metal (high performance): Epoxy primer; catalyzed urethane, 1 coat. Ferrous metal: Zinc chromate primer: alkyd enamel, 2 coats Concrete, stucco and masonry: Acrylic

varnish, 2 coats. Wood for opaque finish: Alkyd enamel undercoat; alkyd enamel, 2 coats. Drywall and plaster: Latex primer; acrylic latex (eggshell), 2 coats. Drywall and plaster (high performance): Latex polychromatic vinyl copolymer. Drywall and plaster (heavy duty): Latex primer; water-based epoxy, 2 coats. Ferrous metal: Alkyd metal primer; alkyd enamel, 2 coats. A. Provide manufacturer's specifications and other data to prove compliance with specified requirements.

Following selection of colors by the Architect, submit samples for the Architect's review. Provide samples of each color and gloss for each material. Samples shall be on the material the finish is specified to be applied. Samples shall be approximately 8" x 10" in size. Do not start finish painting until samples are approved and available at job site. Strictly follow paint manufacturer's requirements as to temperature, humidity, and condition of work surfaces.). Undercoat must be from the same manufacturer as the finish coat. Thinners must be as recommended by the paint manufacturer and used only as recommended. The undercoat, finish coat and thinner are integrated parts of a total paint

E. Do not use latex primer on bare wood. Do not use alkyd primer on gypsum board. Apply primer or sealer to knots and

pitch pockets on wood that is to be painted F. All paint materials shall be delivered new, in labeled, unopened containers. Material quality shall be verified as necessary by onsite or laboratory tests. Do not use mixed brands or partial substitutions. Have materials delivered in a timely sequence as required to expedite the work flow. Store all paint materials with ample ventilation, in fire—protected space, secure from damage. Keep paint storage areas clean and clear of spilled material, empty containers, rags and scrap. Test areas with paint, and match dried paint to approved color and texture samples. Keep color samples on hand, and use them continuously for comparisons. Prepare and clean working surfaces as per paint manufacturer's instructions. Remove or protect items attached to work surfaces which are not to be painted. After painting in each area, reinstall removed items using workers competent in the related trades. Remove oil and grease with clean cloths. Cleaning must not contaminate adjacent freshly—painted surfaces. Cleaning solvent must meet safety standards of governing building and safety codes. Clean wood of dirt, oil, and any other material that may interfere with painting. Sand exposed wood to smooth uniform surface. Do not paint wood having moisture content of 12% or higher. Measure moisture content of wood with an approved Clean metal of dirt, oil, and any other material that might interfere with painting. Clean and etch galvanized metal with phosphoric acid as required for painting. Touch up and repair any damaged shop—applied prime coats. Touch up bare areas prior to start of finish coat application. Finish coat materials must be compatible with prime coats. Do not allow paint gaps or overlaps at edges of hardware, fixtures, M. Mix and apply materials strictly as per manufacturer's instructions. Apply paint to thoroughly cover undercoat, and do not allow show—through, lap or brush marks or any other defects. Vary the hue of succeeding coats slightly to clearly show coats are applied as required. Only coats of paint inspected and approved by the Architect will be counted as completed. Sand

). Allow drying time between coats as instructed by the paint manufacturer . Work and smooth out brush coats onto surface in an even film. Where spraying, apply each coat to provide the hiding equivalent of brush coats. Do not double back with spray equipment to build up film thickness of two coats in one pass. Match applied work with approved samples as to texture, color, and coverage. P. Paint ventilation registers, panels, access doors, ducts, etc. to match adjacent surfaces. Paint back sides of access panels to match exposed sides. Paint visible duct surfaces behind vents, registers, and grilles as directed by the Architect. Exposed vents: Apply two coats of heat-resistant paint.

Keep approved samples on hand for comparison with work.

defects smooth between coats. Defects are defined as irregularities visible to the unaided eye at a five foot distance.

D. Tempered, heat strengthened glass: Comply with Federal Specification DD—G—1403, and ANSI 2971. Do not attempt to cut

Q. Wash metal to be painted with solvent recommended by paint manufacturer. Add prime coat followed by two coats of alkyd R. Exposed pipe and duct insulation: Apply one coat of latex on insulation which has been sized or primed under another Section. Apply two coats on such surfaces when unprimed. Remove pipe or duct bands before painting, and replace after S. Hardware: Paint prime—coated hardware to match adjacent surfaces. Allow no paint to come in contact with hardware that is not to be painted.

> Damp spaces: In shower or toilet rooms and other damp rooms add approved fungicide to paints. l. Maintain thorough dust and dirt control throughout the painting process. Thoroughly protect all surfaces that won't be painted with clean, undamaged drop cloths and masking tape. Immediately clean any spilled materials and do not allow dirt or spilled materials to be tracked in a work area or to other work areas. Allow absolutely no paint smears or splatters to remain on adiacent surfaces. 1. Upon completion of painting work, deliver to the Owner an extra stock of 10% or more of each color, type, and gloss of paint used in the work. Tightly seal and clearly label each container with notes on contents and location used. <u> DIVISION 15 —— MECHANICAL</u>

Provide and install plumbing as shown on the Drawings and as specified herein. Plumbing includes: Hot and cold water distribution systems. Waste drains and vents. Gas piping. Plumbing

All work shall comply with manufacturer's instructions and governing building and safety codes. . Provide all materials required to complete the work as shown on Drawings and specified herein. Deliver, store, and transport materials to avoid damage to the product or to any other work. Reject and return any products or materials delivered in a damaged or unsatisfactory condition. Materials and products delivered will be certified by the manufacturer to be . Examine and verify that job conditions are satisfactory for speedy and acceptable work. Maintain and use up—to—date trade standards and manufacturer's instructions Confirm there is no conflict between this work and governing building and safety codes. Confirm there are no conflicts between this work and work of other trades. Confirm that work of other trades that must precede this work has been completed. Meet all requirements to secure warranty.

Sanitary sewer piping within the building line shall be Cast iron pipe, hubless, neoprene gaskets, stainless steel clamps. Sanitary sewer piping below grade beyond the building line shall be as required by local building code. Water supply pipe below grade beyond the building line shall be Copper tubing, Type K annealed, wrought copper fittings, compression joints. copper fittings, soldered joints.

Fuel oil pipe below grade shall be steel. Schedule 40 black, polyethylene jacket and welded joints. Fuel oil piping above ground shall be steel, Schedule 40 black, malleable iron or forged steel fittings, screwed or welded.

Provide and install plumbing fixtures, trim, and related construction as per the Drawings and Plumbing Fixture Schedule in the Vents and related support construction for plumbing and mechanical equipment must be as required by the building

All work shall comply with manufacturer's instructions and governing building and safety codes. Examine and verify that job conditions are satisfactory for speedy and acceptable work. Maintain and use up—to—date trade standards and manufacturer's instructions. . Confirm there is no conflict between this work and governing building and safety codes. Confirm there are no conflicts between this work and work of other trades. Confirm that work of other trades that must precede this work has been ompleted. Meet all requirements to secure warranty.

l. Vents and related support construction for mechanical equipment must be as required by the building department. Upon completion, secure all required tests, inspections, and approvals of the completed system. Provide for maintenance of this work for one year following final approval by governing agencies. Maintenance includes all work required in manufacturer's instructions such as inspection, adjustment, lubrication, repair and replacement of parts as required, and emergency call—back service. Operating hardware must perform smoothly. Repair or replace any defective work. Repair work will be undetectable. Reda

<u> IVISION 16 —— ELECTRICAL</u> ELECTRICAL POWER DISTRIBUTION

materials to avoid damage to the product or to any other work. Reject and return any products or materials delivered in a damaged or unsatisfactory condition. Materials and products delivered will be certified by the manufacturer to be as specified. Store materials indoors, protected from dirt, moisture, contaminants, and weather Examine and verify that job conditions are satisfactory for speedy and acceptable work. Maintain and use up—to—date construction documents on site. Maintain and use up—to—date trade standards and manufacturer's instructions.). Confirm there is no conflict between this work and governing building and safety codes. Confirm there are no conflicts between this work and work of other trades. Confirm that work of other trades that must precede this work has been completed. Meet all requirements to secure warranty. H. All materials must be new and of the type and quality specified. Materials must be delivered in labeled, unopened containers. All electrical products must bear the Underwriters Laboratory label.

install permanent electrical meter as building nears completion After the permanent meter is connected, the Owner will pay metered costs for electrical power. Service entrance cable, copper conductor, 600 volt insulation, type SE. Main distribution panels: NEMA PB 1; circuit breaker type. Provide surface cabinet with screw cover and hinged door. Copper bus and ground bus, 110/220 volts. Underground feeder and branch circuit cable, copper conductor, 600V insulation, type Uf

Architect. Wall Dimmers, linear slide type, color selected by Architect. Rated for 600 Watts minimum, size as per circuit. Q.Receptacles, Type 5-20 R, plastic face, color as selected by the Architect. Specific purpose receptacles as shown on the R. Exterior weatherproof cover plates shall be gasketed cast metal with hinged gasketed covers. Straps and other support construction for electrical equipment must be as required by the building department. Jpon completion, secure all required pressure tests, inspections, and approvals of the completed system. Make all required adjustments and corrections at no added cost to the Owner. U. Provide for maintenance of this work for one year following final approval by governing agencies. Maintenance includes all

work required in manufacturer's instructions such as inspection, adjustment, repair and replacement of parts as required.

'. Operating fixtures must perform smoothly. Repair or replace any defective work. Repair work will be undetectable. Redo

repairs if work is still defective, as directed by the Architect or governing regulatory agency. V. Clean the work area and remove all scrap and excess materials from the site. All electrical products must bear the Underwriters Laboratory label

D. Provide and install all required accessories for mounting and operation of each fixture.

Plumbing fixtures shall be as shown on the Drawings and the Plumbing Fixture Schedule. Work includes trim and related construction as required.

H. Notify Architect when work is scheduled to be installed. Use agreed schedule for installation and for field observation by

Water supply pipe above grade and within the building line shall be Copper tubing, Type M, hard drawn, cast brass or wrought M. Natural gas pipe below grade and beyond the building line shall be steel, Schedule 40, black with polyethylene jacket, welded l. Natural gas pipe above grade and within the building line shall be steel, Schedule 40 black, malleable iron or forged steel fittings, screwed or welded. Provide clearly marked, easily accessible, and tested shut off valves as required by code.

Provide and install an automatic water heater as shown on the Drawings.

Provide and install heating, ventilation, and air conditioning systems as shown on the Drawings and as specified. Mechanical equipment and fittings shall be as shown on the Drawings. Work includes trim and related construction as

Notify Architect when work is scheduled to be installed. Use agreed schedule for installation and for field observation by Q. Don't allow tracking of gypsum and finishing compounds onto floor surfaces. At completion of each segment of work in a room, clean thoroughly and remove all debris. Frequently remove all debris from site. Make a final check to determine that Diffusers and registers shall be located as shown on the Drawings and as approved by the Architect.

> repairs if work is still defective, as directed by the Architect or governing safety regulatory agency. Clean the work area and remove all scrap and excess materials from the site.

Provide and install complete electrical service, power and lighting as shown on the Drawings and specified herein.

All work shall comply with manufacturer's instructions and governing building and safety codes.

Provide all materials required to complete the work as shown on Drawings and specified herein. Deliver, store, and transport Provide temporary power, power pole, connection to utility, and temporary meter as required for construction. Provide and

Wiring, nonmetallic sheathed cable, size 14 through 4 AWG, copper conductor, 600 volt insulation, type NM.

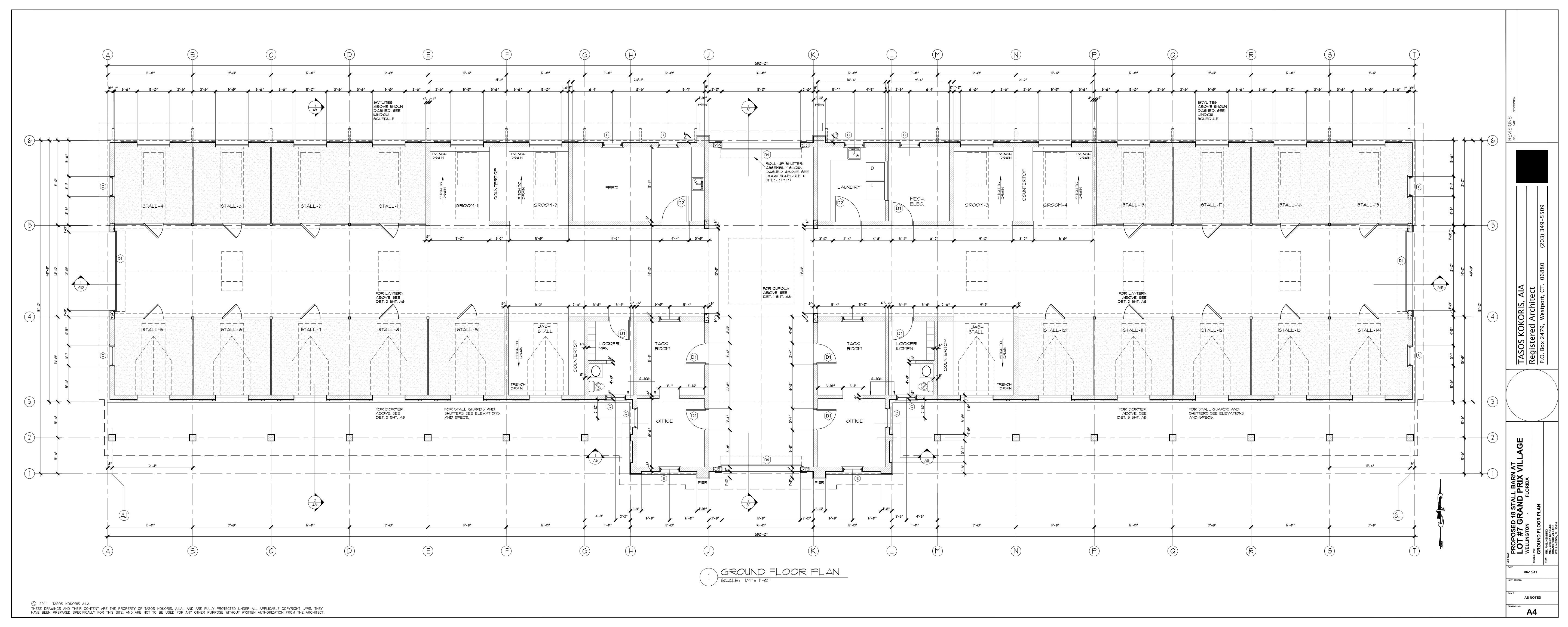
Provide complete switches, receptacles, wall plates and related materials as shown on the drawings and specified herein. Wall switches, quiet operating switch rated 20 amperes and 110—220 volts AC. Color and switch type as selected by the

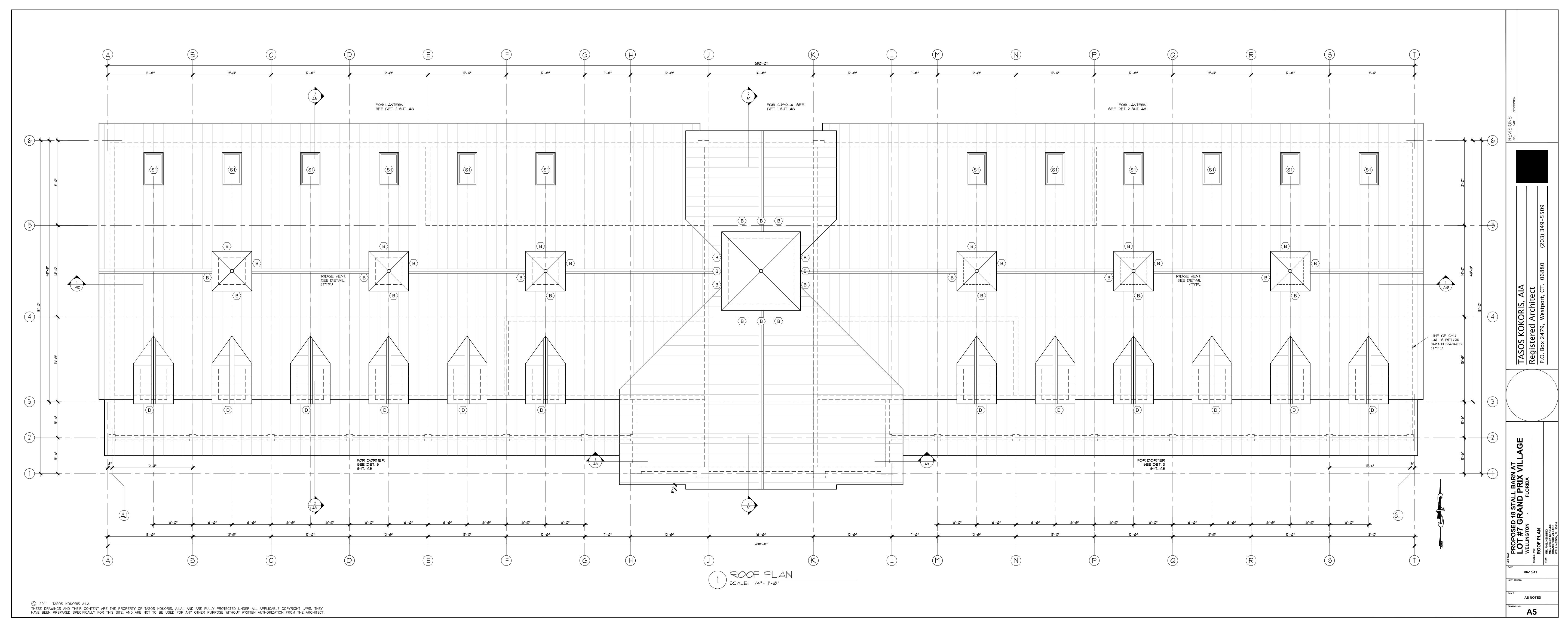
Conduit, junction boxes, and electrical wire connectors shall be as required by the local building code.

Provide and install all interior and exterior lighting fixtures and lamps as shown on the Drawings and specified herein. All materials must be new and of the type and quality specified. Materials must be delivered in labeled, unopened containers. Requirements for lamps and lamp holders are shown in the Lighting Fixture Schedule.

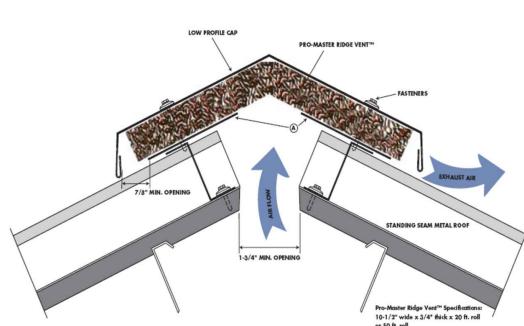
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Protect fresh slab work from foot or traffic damage.









SCALE: NTS

DATE SOUTH

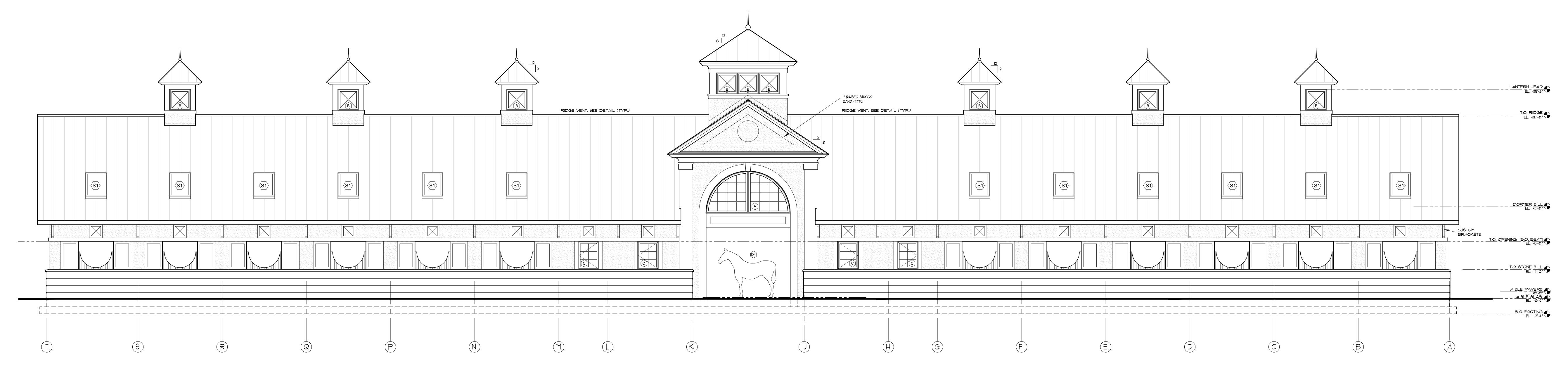
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NORTH ELEVATION

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

egistered Architect
O. Box 2479, Westport, CT. 06880 (203)

Regis P.O. Box

3 18 STALL BARN AT
3RAND PRIX VILLAGE
FLORIDA

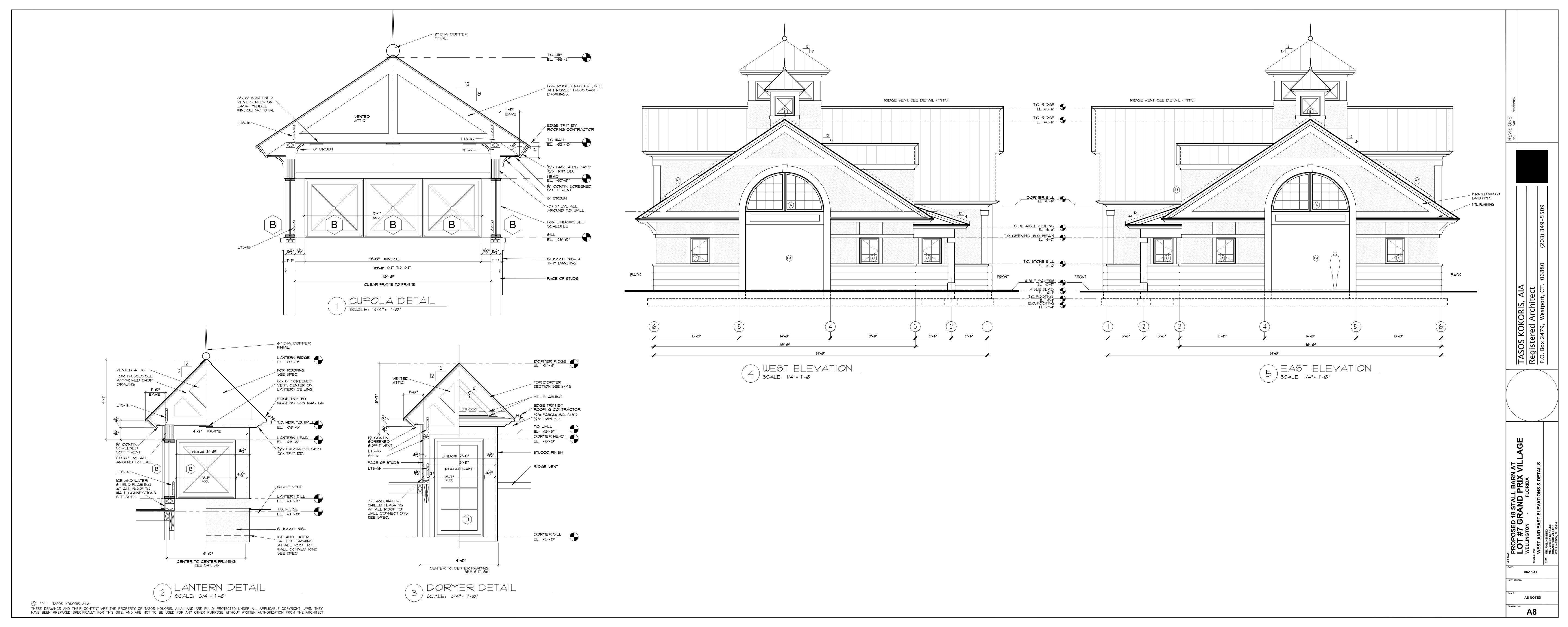
LOT #7 GRAND PR
WELLINGTON FLORID
NO THE ELEVATION

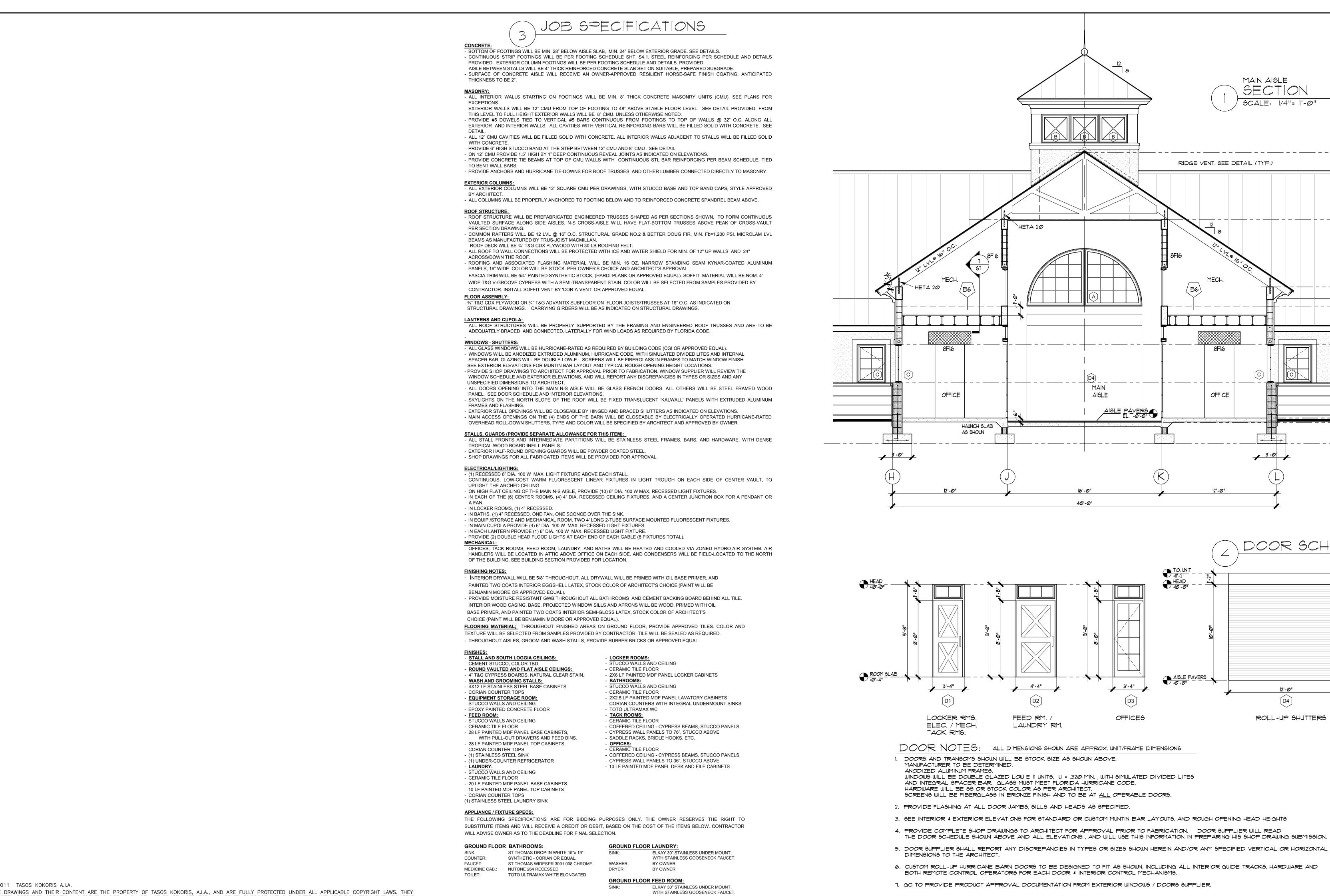
DRAWING TILE CLENT MR. F MILL

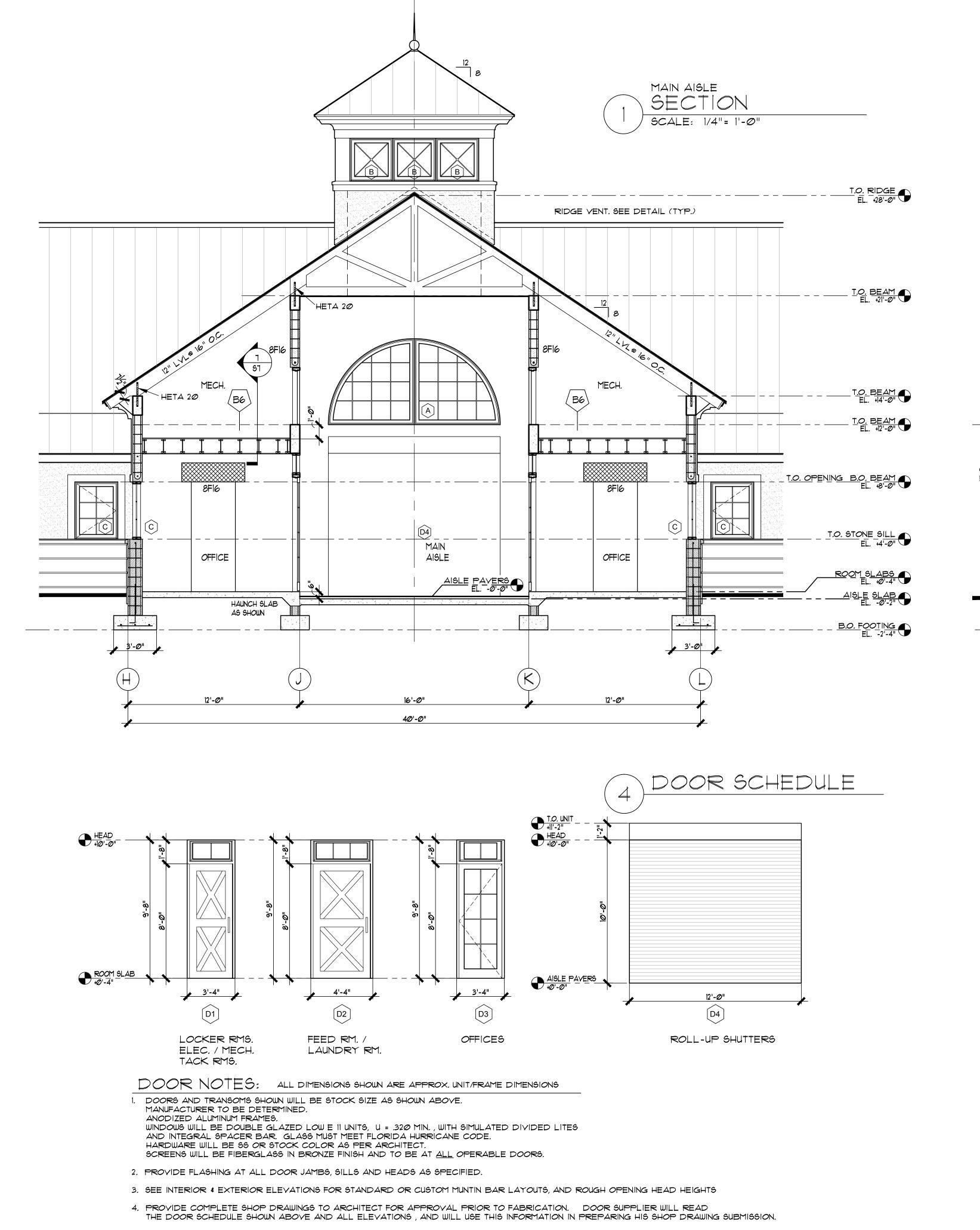
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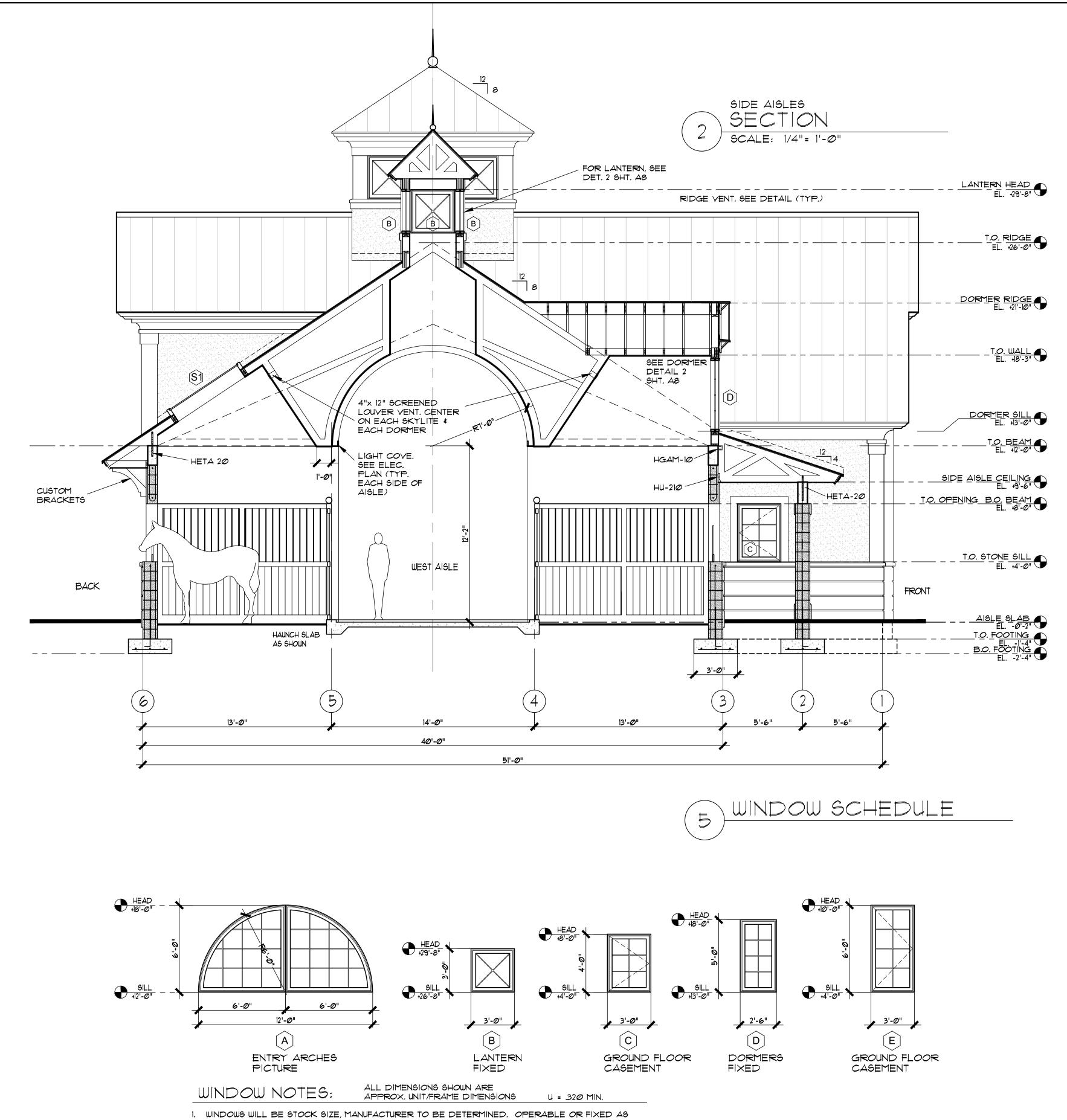
. A7

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SHOWN ABOVE. ANODIZED ALUMINUM FRAMES WINDOWS WILL BE DOUBLE GLAZED LOW E 11 UNITS, U = .320 MIN., WITH SIMULATED DIVIDED LITES AND INTEGRAL SPACER BAR. HARDWARE WILL BE STOCK COLOR AS PER ARCHITECT. SCREENS WILL BE FIBERGLASS IN BRONZE FINISH AND TO BE AT <u>ALL</u> OPERABLE WINDOWS.

2. PROVIDE FLASHING AT ALL WINDOW JAMBS, SILLS AND HEADS AND HEADS AS SPECIFIED. 3. GLASS MUST MEET FLORIDA HURRICANE CODE, AND MUST COMPLY WITH THE "BASIC PROTECTION" REQUIREMENTS OF TABLE 3 OF ASTM E 1996

4. SEE EXTERIOR ELEVATIONS FOR STANDARD OR CUSTOM MUNTIN BAR LAYOUTS, AND ROUGH

1. GC TO PROVIDE PRODUCT APPROVAL DOCUMENTATION FROM EXTERIOR WINDOWS / DOORS SUPPLIER.

OPENING HEAD HEIGHTS 5. PROVIDE COMPLETE SHOP DRAWINGS TO ARCHITECT FOR APPROVAL PRIOR TO FABRICATION. WINDOW SUPPLIER WILL READ THE WINDOW SCHEDULE SHOWN ABOVE AND EXTERIOR

ELEVATIONS, AND WILL USE THIS INFORMATION IN PREPARING HIS SHOP DRAWING SUBMISSION. 6. WINDOW SUPPLIER SHALL REPORT ANY DISCREPANCIES IN TYPES OR SIZES SHOWN HEREIN AND/OR ANY SPECIFIED VERTICAL OR HORIZONTAL DIMENSIONS TO THE ARCHITECT.

06-15-11

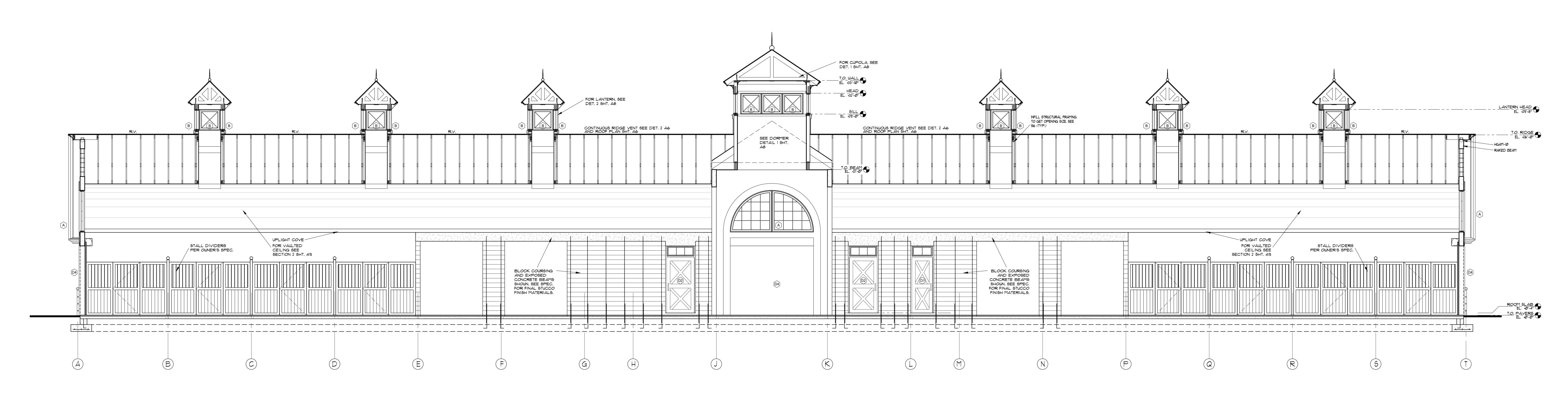
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1. GC TO PROVIDE PRODUCT APPROVAL DOCUMENTATION FROM EXTERIOR WINDOWS / DOORS SUPPLIER.

BOTH REMOTE CONTROL OPERATORS FOR EACH DOOR & INTERIOR CONTROL MECHANISMS.

DIMENSIONS TO THE ARCHITECT.



LENGTH-WISE

BUILDING SECTION

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

Registered Architect
P.O. Box 2479, Westport, CT. 06880

AGE CONTRACTOR OF THE PROPERTY OF THE PROPERTY

SED 18 STALL BARN AT #7 GRAND PRIX VILLAGE STON FLORIDA

LOT #7 GRAND F
WELLINGTON FLC
BUILDING SECTION
MILICREEK STARIES

DRAWING CLENT

06-15-11
REVISED

AS NOTED

CONCRETE NOTES:

- CONCRETE SLUMP SHALL BE AS FOLLOWS: SLUMP IN INCHES MASSIVE SECTIONS, PAVEMENTS & SLABS HEAVY SLABS, BEAMS, WALLS THIN WALLS, COLUMNS MINIMUM CONCRETE COVER SHALL BE:
- BEAM AND COLUMNS TIE COLUMNS EXPOSED UNPROTECTED CONCRETE FORMED CONCRETE BELOW GRADE UNFORMED CONCRETE BELOW GRADE
- 3. PLACING DRAWINGS AND BAR LISTS SHALL CONFORM TO A.C.I.'S "MANUAL OF STANDARD PRACTICE FOR DETAILING REINFORCED CONCRETE STRUCTURES." (ACI 315)
- 4. DETAILS OF CONCRETE REINFORCEMENT SHALL BE IN CONFORMANCE WITH "THE MANUAL OF STANDARD PRACTICE FOR REINFORCED CONCRETE CONSTRUCTION" AS PUBLISHED BY THE CONCRETE REINFORCING STEEL INSTITUTE UNLESS OTHERWISE INDICATED.
- 5. CONCRETE CONSTRUCTION TECHNIQUES SHALL CONFORM TO THE "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS" (ACI 301)
- 6. REINFORCEMENT SHALL BE CAREFULLY PLACED, RIGIDLY SUPPORTED AND WELL TIED WITH BAR SUPPORTS AND SPACERS. ADEQUATE VERTICAL AND HORIZONTAL SHORING SHALL BE PROVIDED TO SAFELY SUPPORT ALL CONSTRUCTION LOADS.
- CONCRETE BEAM SIZES MAY BE INCREASED AS REQUIRED FOR ARCHITECTURAL DETAILS OR TO FIT BLOCK COURSING.
- 8. REINFORCING STEEL IN FOOTINGS OR PILE CAPS SHALL BE ASSEMBLED AS MATS WITH BARS EQUALLY SPACED AND WIRED TOGETHER AT EACH INTERSECTION BEFORE CONCRETE IS
- 9. CENTER ALL FOOTINGS OR PILE CAPS ON WALL, PIER OR COLUMN ABOVE UNLESS OTHERWISE
- 10. FOOTING ELEVATIONS ARE TO TOP OF FOOTING AND SLAB ELEVATIONS ARE TO TOP OF SLAB.
- 11. DOWEL COLUMN AND WALL REINFORCING TO FOOTING WITH SAME SIZE AND NUMBER OF DOWELS AS VERTICAL BARS ABOVE.
- 12. DOWELS SHALL BE HOOKED "L" AT BOTTOM AND SHALL BE LAPPED 48 BAR DIAMETERS WITH THE COLUMN OR WALL REINFORCING ABOVE.
- 13. CONCRETE COLUMNS SHALL BE TIED COLUMNS UNLESS OTHERWISE INDICATED.
- 14. CONCRETE SLABS ON GRADE TO BE 5" THICK WITH 6x6-WI.4WI.4 WELDED WIRE FABRIC (WWF) OVER 6 MIL POLYETHYLENE, UNLESS OTHERWISE INDICATED.
- 15. PROVIDE TEMPERATURE BARS IN ONE-WAY SLABS AT RIGHT ANGLE TO PRINCIPAL REINFORCING AS SCHEDULED.

CONCRETE MASONRY NOTES:

- . BEAMS AND LINTELS, UNLESS OTHERWISE SHOWN, SHALL HAVE 8" MIN. BEARING AT EACH END. REINFORCED CONCRETE MASONRY CONSTRUCTION SHALL CONFORM TO "THE BUILDING CODE REQUIREMENTS OF CONCRETE MASONRY STRUCTURES" (ACI 530).
- 3. VERTICAL CELLS TO BE GROUTED SHALL HAVE VERTICAL ALIGNMENT SUFFICIENT TO MAINTAIN A CLEAR, UNOBSTRUCTED CONTINUOUS CELL.
- 4. CLEANOUT OPENINGS SHALL BE PROVIDED AT THE BOTTOM OF GROUTED CELLS AT EACH LIFT. CLEANOUTS SHALL BE SEALED AFTER CLEANING AND APPROVED INSPECTION, AND
- 5. REINFORCING STEEL SHALL BE LAPPED 48% BAR DIAMETER MINIMUM WHERE SPLICED AND SHALL EITHER SEPARATED BY ONE BAR DIAMETER OR WIRED TOGETHER.
- 6. MASONRY WALLS SHALL CURE AT LEAST TWENTY FOUR (24) HOURS BEFORE GROUTING.
- WHEN GROUTING IS STOPPED FOR ONE (1) HOUR OR LONGER, THE GROUT SHALL BE STOPPED 兆" BELOW THE TOP OF THE UPPERMOST UNIT.
- 8. GROUT SHALL BE PLACED IN LIFTS NOT TO EXCEED 5'-0" MAXIMUM AND POUR NOT TO EXCEED 12'-0"MAXIMUM.
- 9. VERTICAL WALL REINFORCING SHALL BE DOWELED TO FOOTING BELOW AND TO BEAM ABOVE. 10. PROVIDE TWO (2) *9GA. REINFORCING WIRES EVERY SECOND COURSE IN EXTERIOR WALLS.
- 1. MASONRY SHALL BE ANCHORED TO SUPPORTING BEAMS AND COLUMNS UNLESS OTHERWISE NOTED. MASONRY UNITS LAID TO CONCRETE SHALL BE SUPPORTED BY DOVETAIL ANCHORS
- SPACED AT 16" OR WITH AN APPROVED EQUIVALENT SYSTEM. 12. MASONRY WALLS SHALL BE BRACED TO RESIST LATERAL LOADS UNTIL ADEQUATE BRACING.
 IS PROVIDED BY THE OTHER COMPONENTS OF THE STRUCTURE.
- 13. GROUTED CELLS WITH A #5 REINFORCING BAR SHALL BE PLACED AT ALL DOOR AND WINDOW JAMBS AND AS OTHERWISE INDICATED.
- 14. FILL MASONRY CELLS AT DOOR AND WINDOW JAMBS SOLID WITH MORTAR OR GROUT.
- 15. CAST-IN-PLACE CONCRETE SILLS FOR WINDOW OPENINGS 6'-0" WIDE OR WIDER SHALL BE REINFORCED WITH 1-*5 EXTENDED 4" BEYOND OPENING WIDTH (EACH SIDE).
- 16. MASONRY GROUT SHALL BE MIXED WITH SUFFICIENT WATER TO GIVE A FLUID CONSISTENCY WITHOUT SEGREGATION OF MATERIALS PER ASTM C414.

STRUCTURAL STEEL NOTES:

- STRUCTURAL STEEL CONSTRUCTION SHALL CONFORM TO THE AISC " SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS".
- SHOP DRAWINGS SHALL BE PREPARED UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF FLORIDA. INCLUDING COMPLETE DETAILS AND SCHEDULES FOR FABRICATION AND ASSEMBLY OF STRUCTURAL STEEL MEMBERS WITH PROCEDURES AND DIAGRAMS.
- 3. BOLTED CONNECTIONS SHALL BE A307 "BEARING TYPE" CONNECTIONS UNLESS OTHERWISE
- 4. SHOP CONNECTIONS SHALL BE WELDED OR BOLTED. FIELD CONNECTIONS SHALL BE BOLTED
- 5. CONNECTIONS NOT SHOWN SHALL BE DESIGNED IN ACCORDANCE WITH AISC "MANUAL OF STEEL
- 6. BEAM CONNECTIONS NOT SHOWN SHALL BE DESIGNED TO SUPPORT THE END REACTION DETERMINED FROM THE AISC TABLES BY DIVIDING THE UNIFORM LOAD CONSTANT BY TWICE
- 7. BY INSTALLATION SHALL BE DONE BY TURN OF NUT METHOD UNLESS OTHERWISE APPROVED BY THE ENGINEER.

WOOD TRUSS NOTES:

- WOOD TRUSS SHOP DRAWINGS SIGNED AND SEALED BY AN ENGINEER REGISTERED IN THE STATE OF FLORIDA SHALL BE SUBMITTED FOR APPROVAL PRIOR TO MANUFACTURE.
- PROVIDE 2"X4" BRIDGING AT 8'-0" C/C AT THE BOTTOM CORD AND AS OTHERWISE CALLED FOR ON THE TRUSS SHOP DRAWINGS. ADEQUATE BRACING AND BRIDGING SHALL BE USED DURING ERECTION OF THE TRUSSES TO PREVENT COLLAPSE OR DAMAGE TO THE TRUSSES AND AS OTHERWISE OUTLINED BY "BRACING WOOD TRUSSES: COMMENTARY AND RECOMMENDATIONS" AS PUBLISHED BY THE TRUSS PLATE INSTITUTE (TPI).
- SUPPORTS FOR ROOFTOP OR CEILING HUNG MECHANICAL EQUIPMENT, CEILING HUNG PARTITIONS AND OTHER ITEMS SUPPORTED BY THE WOOD TRUSSES SHALL BE ATTACHED TO THE TRUSSES AT PANEL POINTS. THE GENERAL CONTRACTOR SHALL COORDINATE THE INSTALLATION OF THOSE ITEMS AND ASSURE THAT PROVISIONS ARE MADE IN THE DESIGN OF THE JOIST BY MANUFACTURER FOR THE CONCENTRATED LOADS IMPOSED BY THE SUPPORTED

TIMBER AND WOOD NOTES:

- STRUCTURAL WOOD AND TIMBER FRAMING SHALL CONFORM TO THE "TIMBER CONSTRUCTION MANUAL" AS PUBLISHED BY THE AMERICAN INSTITUTE OF TIMBER CONSTRUCTION.
- ALL WOOD IN CONTACT WITH MASONRY, CONCRETE, STEEL OR EXPOSED TO WEATHER, SHALL BE PRESSURE TREATED (PT).
- 3. PROVIDE DOUBLE JOISTS UNDER PARTITIONS PARALLEL TO JOISTS UNLESS OTHERWISE NOTED. 4. PROVIDE BRIDGING IN ACCORDANCE WITH SOUTHERN STANDARD BUILDING CODE.

LIGHT GAUGE METAL FRAMING NOTES:

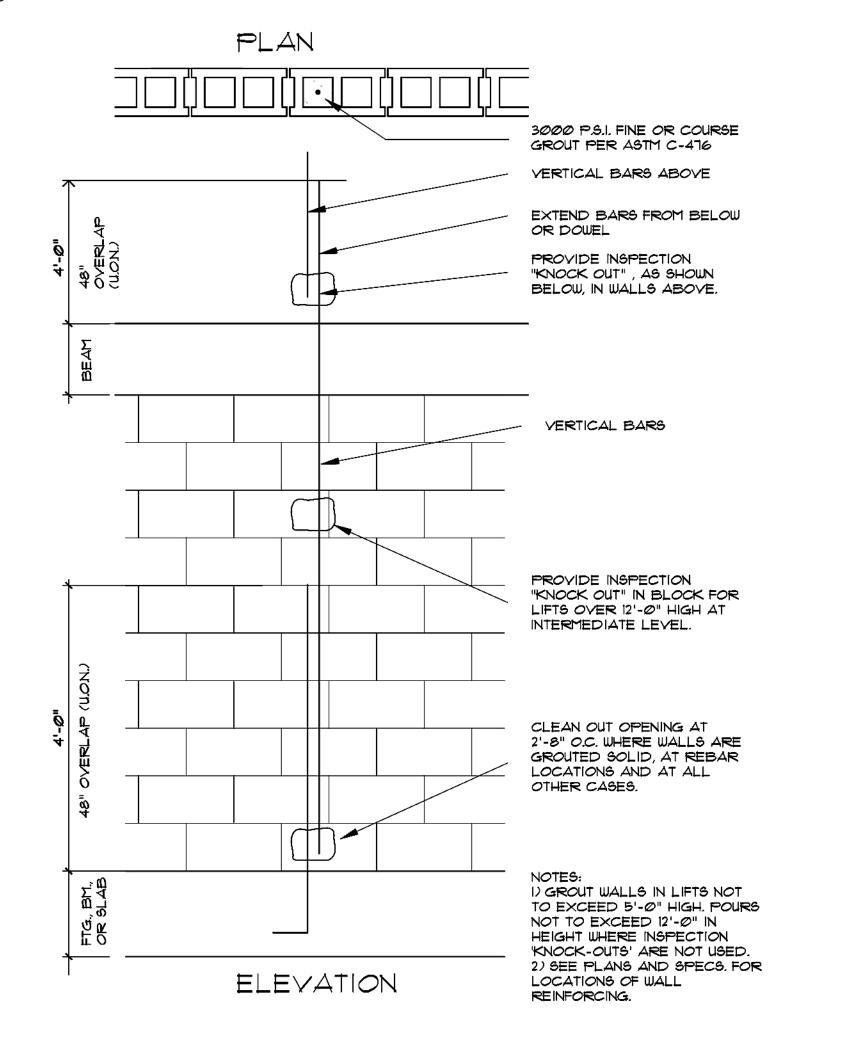
- LIGHT GAUGE METAL FRAMING CONSTRUCTION SHALL CONFORM TO THE "SPECIFICATIONS FOR THE DESIGN OF COLD FORMED STEEL STRUCTURAL MEMBERS".
- TYPICAL LIGHT GAUGE METAL FRAMING CONNECTIONS SHALL BE %" FILLET WELDS x 2" LONG FOR INDIVIDUAL CONNECTIONS AND $\frac{1}{6}$ " \times 2" LONG SPACED AT 12" C/C FOR CONTINUOUS OR EQUAL ATTACHMENTS UNLESS OTHERWISE INDICATED OR APPROVED.

- WHERE INTERIOR OR EXTERIOR LINTELS ARE NOT SHOWN OR NOTED ON THE DRAWINGS, THE FOLLOWING NOTES SHALL GOVERN: OPENINGS LESS THAN 4'-0" WIDE -- 8" WIDE AND 8" DEEP MIN. LINTEL WITH TWO (2) *5 BARS TOP AND BOTTOM OPENINGS 4'-0" TO 8'-0" WIDE -- 8" WIDE AND 12" DEEP MIN. LINTEL WITH TWO (2) % BARS TOP AND BOTTOM EQUAL CAPACITY PRECAST LINTELS MAY BE USED IN LIEU OF CAST-IN-PLACE LINTELS

SPECIFIED ABOVE.

- GENERAL CONTRACTOR SHALL VERIFY SIZE AND LOCATION OF DUCT OPENINGS, GRILLES, LOUVERS, ETC., WITH THE MECHANICAL CONTRACTOR BEFORE PROCEEDING WITH THE WORK.
- CONTRACTOR SHALL VERIFY ALL DIMENSIONS WITH THE ARCHITECTURAL DRAWINGS PRIOR TO CONSTRUCTION AND FABRICATION. DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND ENGINEER BEFORE CONSTRUCTION.
- 3. ALL WORK SHALL BE DONE IN ACCORDANCE WITH ALL PERTINENT LOCAL, STATE AND FEDERAL BUILDING REGULATIONS.
- 4.. PROVISIONS OF THE AIA GENERAL CONDITIONS OF THE CONSTRUCTION SHALL APPLY UNLESS OTHERWISE INDICATED IN THE CONSTRUCTION DOCUMENTS.

REINFORCED MASONRY WALL DETAIL



SCALE: 3/4" = 1'-0"

8F24

F= FILLED WITH GROUT /

U= UNFILLED

-QUANTITY OF #5 REBAR AT

BOTTOM OF LINTEL CAVITY

QUANTITY OF #5 REBAR AT

TOP OF LINTEL CAVITY

>BOTTOM REINFORCING

PROVIDED IN LINTEL

/#5 REBAR AT TOP

MIN. (1) REQ'D.

*5 REBAR AT BOTTOM MIN. (1) REQ'D.

1/2" CLEARANCE

TYPICAL CROSS SECTIONS

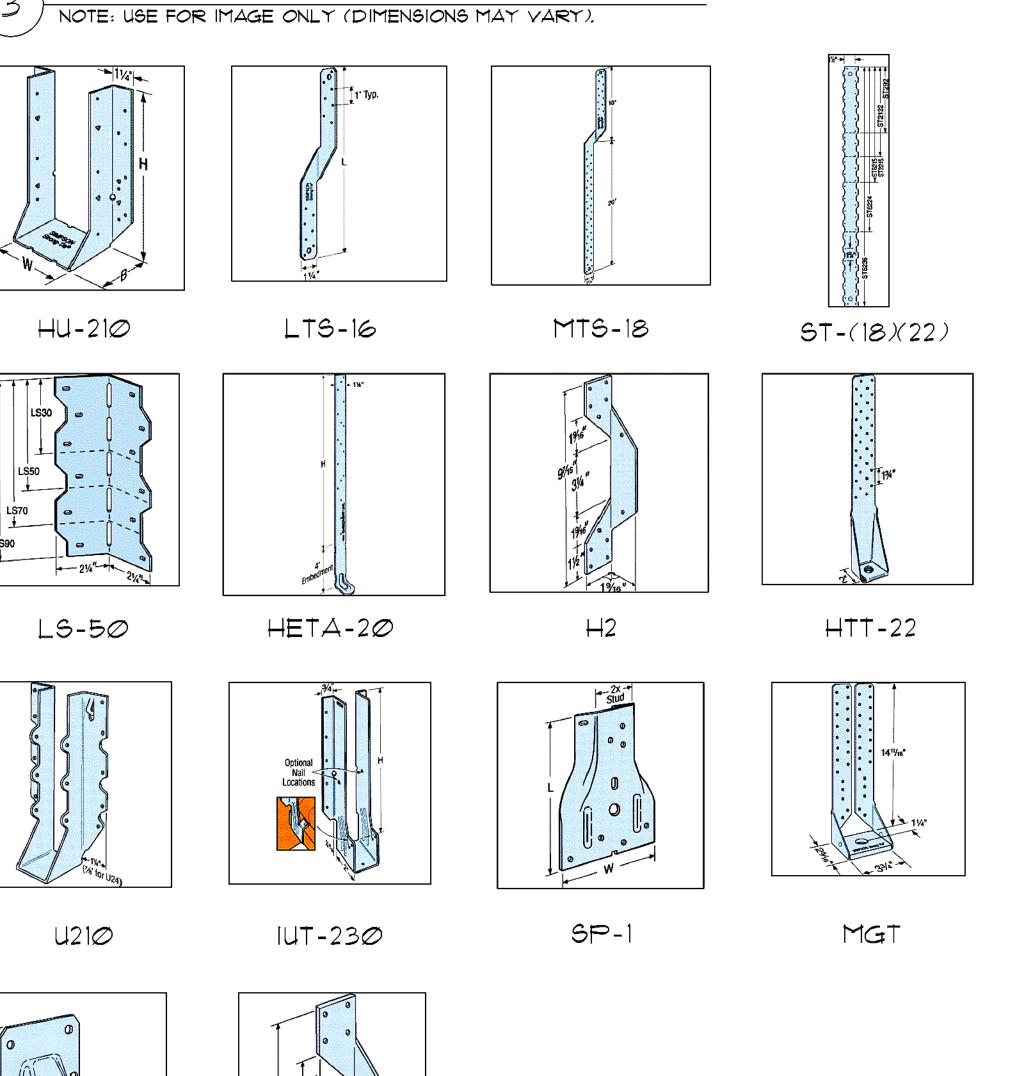
15%" ACTUAL HEIGHT GROUT FILLED

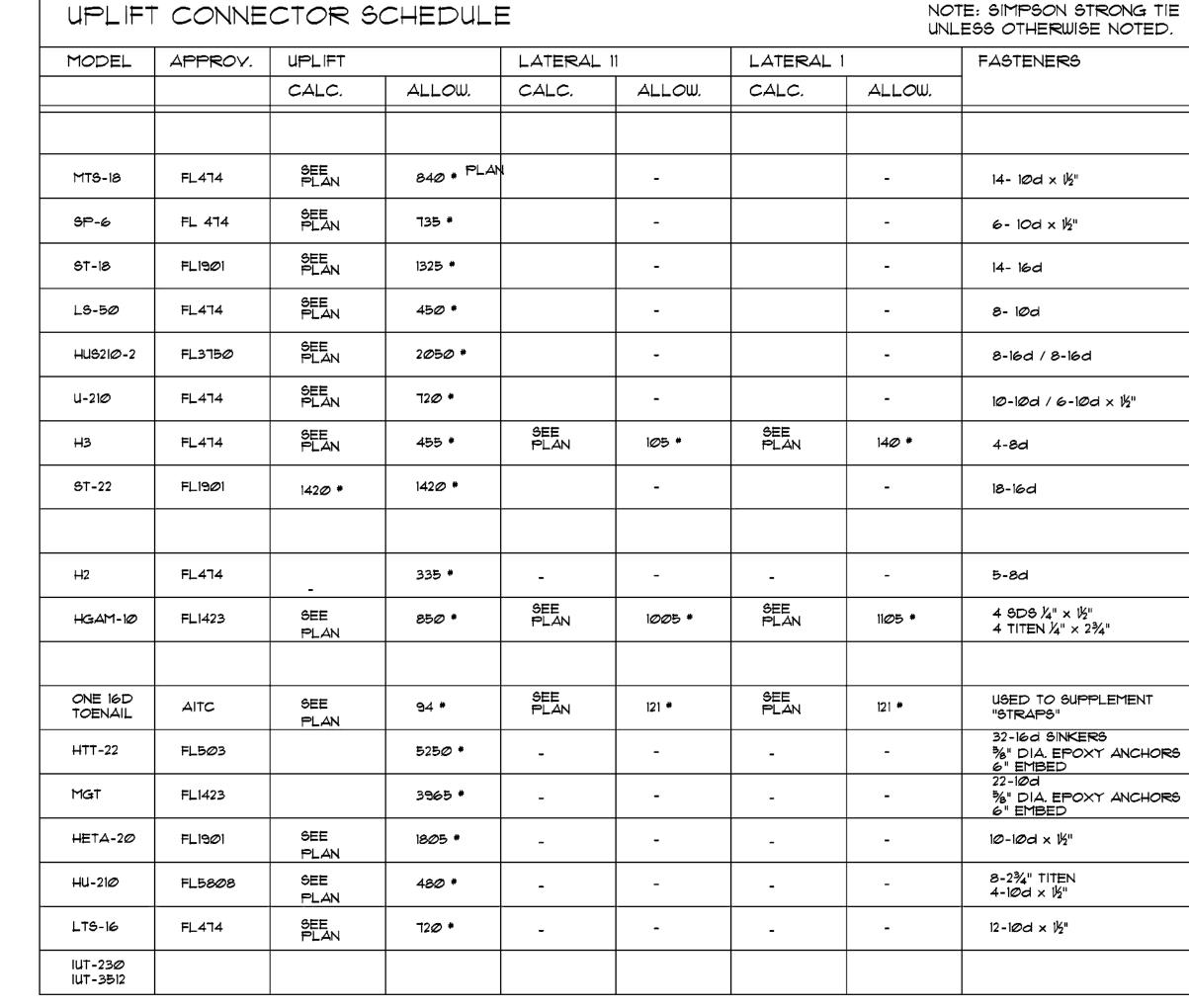
NOMINAL WIDTH -----

NOMINAL HEIGHT----

TYPE DESIGNATION

U210 HGAM-10





COMPONENTS AND CLADDING WIND LOAD SCHEDULE (TABLE 30.7-2 EXTRAPOLATED)

BUILDING COMPONENT MEAN ZONE DOWN UP
HEIGHT PSF PSF

	HEIGHT		PSF	PSF
MAIN GABLE ROOF - MEAN	21.0 FT	1	+ 26.6	- 46.2
		2	+ 26.6	- 73.6
		3	+ 26.6	- 116.6
		4	+ 46.2	- 50.1
		5	+ 42.2	- 77.5
CUPOLA HIP ROOF - MEAN	35.0 FT	1	+ 29.4	- 46.6
		2	+ 29.4	- 81.3
		3	+ 29.4	- 120.1
		4	+ 51.0	- 55.3
		5	+ 46.6	- 85.5
LANTERN HIP ROOF - MEAN	32.0 FT	1	+ 28.9	- 45.8
		2	+ 28.9	- 84.6
		3	+ 28.9	- 119.7
		4	+ 50.0	- 54.3
		5	+ 45.8	- 83.9
DORMER GABLE ROOF - MEAN	20.0 FT	1	+ 26.2	- 45.4
		2	+ 26.2	- 76.2
		3	+ 26.2	- 114.6
		4	+ 45.4	- 49.2
		5	+ 41.5	- 76.2
OVERHEAD SHUTTER DOORS	0.0 - 10.0 FT	4	+ 42.7	- 46.3
WINDOWS, EXTERIOR DOORS	8.0 - 30.0 FT	4	+ 45.2	- 82.9
SKYLIGHTS	15.0 FT	1	+ 24.6	- 42.7

CODE TABLES

FLORIDA BUILDING CODE 2007 & 2009 SUPPLEMENT

SECTION	ITEM	VALUE
1604.5	OCCUPANCY CATEGORY	II
1604.7	LOAD TESTING	SOIL COMPACTION TEST BY CONTRACTOR
		CYLINDERS BY CONCRETE SUPPLIER
1606.2	ROOF DEAD LOAD	15 PSF
1616.1	ROOF LIVE LOAD	20 PSF

ASCE 7-10 – WIND LOAD SCHEDULE

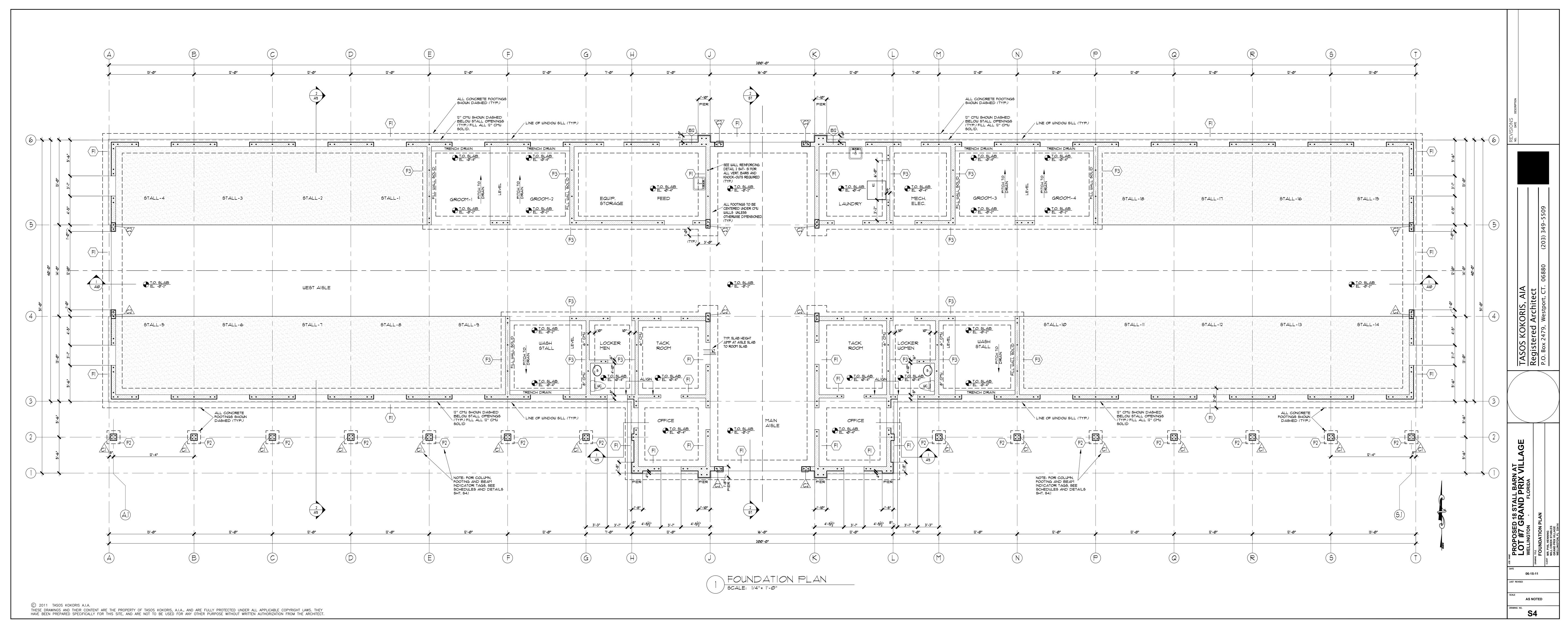
TION	ITEM	VALUE	
e 1.5-1	RISK CATEGORY	II	
e 1.5-2	IMPORTANCE FACTOR	1.0	
26.5-1A	BASIC WIND SPEED	140 MPH	
ion 26.6	WIND DIRECT. FACTOR K _d	0.85	
tion 26.7	EXPOSURE CATEGORY	С	
ion 26.8	TOPOGRAPHIC FACTOR Kzt	1.0	
ion 26.9	GUST EFFECT	3 SEC.	
ion 26.10	ENCLOSURE CLASSIFICATION	ENCLOSED LOW-RISE	
ion 26.11	INTERNAL PRESSURE COEFFICIENT	0.18	

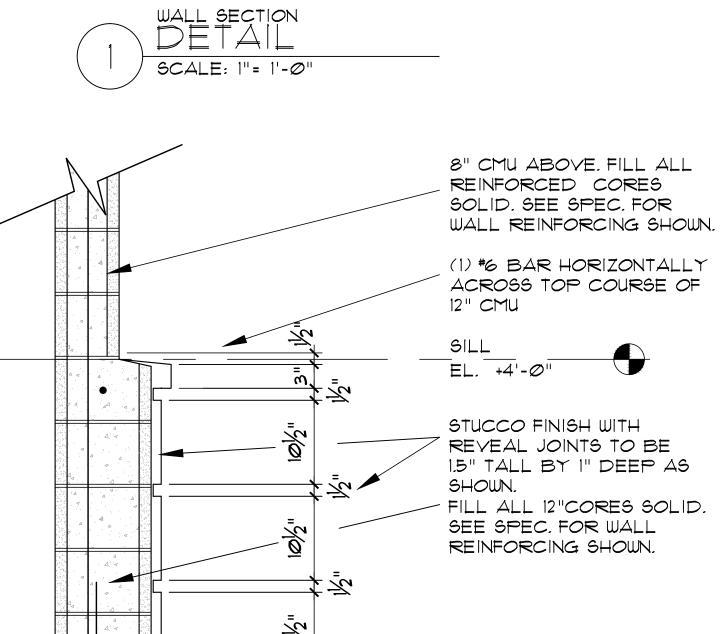
Gable Roof

UPLIFT CONNECTOR SCHEDULE

MODEL	APPROV.	UPLIFT		LATERAL	11	LATERAL	1	FASTENERS	
		CALC.	ALLOW.	CALC.	ALLOW.	CALC.	ALLOW.		
MTS-18	FL474	SEE PLAN	840 * PLAN	l	-		-	14-10d x 1½"	
SP-6	FL 474	SEE PLAN	T35 *		-		-	6-10d x 1½"	
ST-18	FL19@1	SEE PLAN	1325 *		-		-	14- 16d	
LS-50	FL474	SEE PLAN	45Ø *		-		-	8- 10d	
HUS21Ø-2	FL375Ø	SEE PLAN	2050 *		-		-	8-16d / 8-16d	
U-21Ø	FL474	SEE PLAN	T2Ø *		-		-	10-10d / 6-10d x 1½"	
НЗ	FL474	SEE PLAN	455 *	SEE Plan	105 #	SEE PLAN	140 *	4-8d	
ST-22	FL19@1	1420 *	1420 #		-		-	18-16d	
H2	FL474	-	335 *	-	-	-	-	5-8d	
HGAM-10	FL1423	SEE Plan	850 *	SEE PLAN	1005 #	SEE PLAN	1105 *	4 SDS ¼" x ½" 4 TITEN ¼" x 2¾"	
ONE 16D TOENAIL	AITC	SEE Plan	94 *	SEE Plan	121 **	SEE PLAN	121 *	USED TO SUPPLEMENT "STRAPS"	
HTT-22	FL5Ø3		525Ø *	-	-	-	-	32-16d SINKERS %" DIA, EPOXY ANCHORS 6" EMBED	
MGT	FL1423		3965 *	-	-	-	-	22-10d %" DIA. EPOXY ANCHORS 6" EMBED	
HETA-2Ø	FL19@1	SEE PLAN	1805 #	-	-	-	-	10-10d x 1½"	
HU-2100	FL58Ø8	SEE Plan	480 *	-	-	-	-	8-2¾" TITEN 4-1のd x ½"	
LTS-16	FL474	SEE PLAN	T2Ø *	-	-	-	-	12-10d × ½"	
IUT-23Ø IUT-3512									

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GRADE

NOTES TO CONCRETE INSTALLER:

PLEASE READ THE STRUCTURAL AND PERFORMANCE NOTES VERY CAREFULLY! PRIOR TO CONCRETE PLACEMENT, ARCHITECT WILL CAREFULLY MEASURE ALL FOOTING SIZES, BAR DIAMETERS AND SPACING, AND WILL INSPECT THE CONDITION OF FORMWORK. ANY WORK THAT DOES NOT COMPLY WITH THESE GUIDELINES WILL BE REMOVED AND REPLACED AT NO ADDITIONAL COST TO THE OWNER.

- EXCAVATE TO SUBGRADE, AND DETERMINE NATURE OF SUBSOIL. CONSULT WITH ARCHITECT PRIOR TO PLACING FORMS. TYPE OF SOIL AND BUILDING CODE REGULATIONS MAY REQUIRE ENLARGEMENT OF FOOTINGS, INCREASE IN REINFORCING, OR OTHER MITIGATION. EXTRA COSTS REQUIRED DUE TO ENLARGED FOOTINGS WILL BE BILLABLE TO THE OWNER.

- FORMWORK WILL BE STRAIGHT AND TRUE, AND WELL-BRACED TO RESIST DEFORMATION FROM CONCRETE PRESSURE. SOIL WILL NOT BE USED AS PART OF FORMWORK AT ANY TIME.

- BOTTOM OF FOOTING TRENCHES WILL BE CLEAN, FREE OF LOOSE SOIL, WATER, OR OTHER FOREIGN MATERIAL.

- ALL REINFORCING WILL BE INSTALLED AS PER DETAILS AND/OR REINFORCING SCHEDULE LOCATED ON THE FOUNDATION PLAN AND AND/OR STRUCTURAL DRAWINGS. PLEASE LOCATE, READ, AND UNDERSTAND ALL DRAWINGS AND SCHEDULES. IF ANYTHING IS UNCLEAR, CONSULT WITH ARCHITECT PRIOR TO PROCEEDING.

- ALL FOOTING REINFORCING BARS WILL BE PLACED ON WIRE CHAIRS THAT PROVIDE A MINIMUM OF 3" OF CONCRETE COVER. ENDS OF CROSS-BARS WILL BE KEPT MIN. 3" FROM FACE OF FORMS.

-REINFORCING BARS WILL BE MEASURED CAREFULLY, AND PLACED AT THE PROPER SPACING. IF THERE ARE ANY QUESTIONS OR UNCERTAINTY ABOUT BAR SIZES OR SPACING, PLEASE CONSULT WITH ARCHITECT TO AVOID RE-DOING THE WORK, AND ASSOCIATED DELAYS.

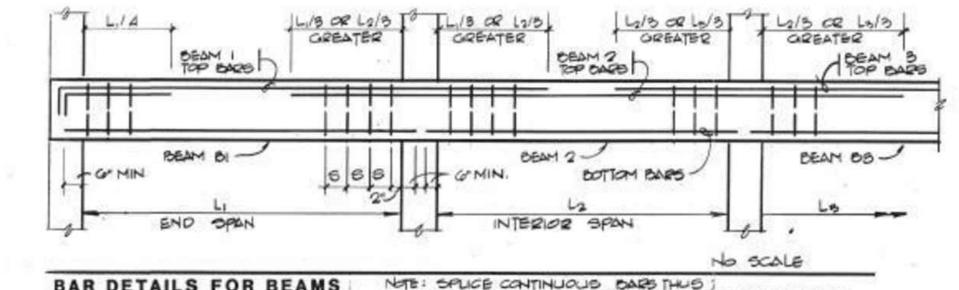
- ALL FOOTING-TO-WALL DOWELS WILL BE PLACED UNDER CONTINUOUS FOOTING BARS AT THE PROPER SPACING, AND WILL BE SECURED TO THE FORMS TO RESIST MOVEMENT AND OVERTURNING AS THE CONCRETE IS BEING PLACED. THESE BARS WILL NOT BE WET-SET OR DRILLED AFTER CONCRETE HAS SET. - BEFORE CUSTOMARY BUILDING DEPARTMENT INSPECTION, ARCHITECT MUST BE GIVEN ADEQUATE NOTICE TO INSPECT AND APPROVE INSTALLATION.

- IF ANY OF THE ABOVE CONDITIONS HAVE NOT BEEN MET, THE CONCRETE FOOTINGS WILL BE REMOVED AND REPLACED WITH PROPERLY PLACED ONES AT NO ADDITIONAL COST TO OWNER.

FOOTING SCHEDULE

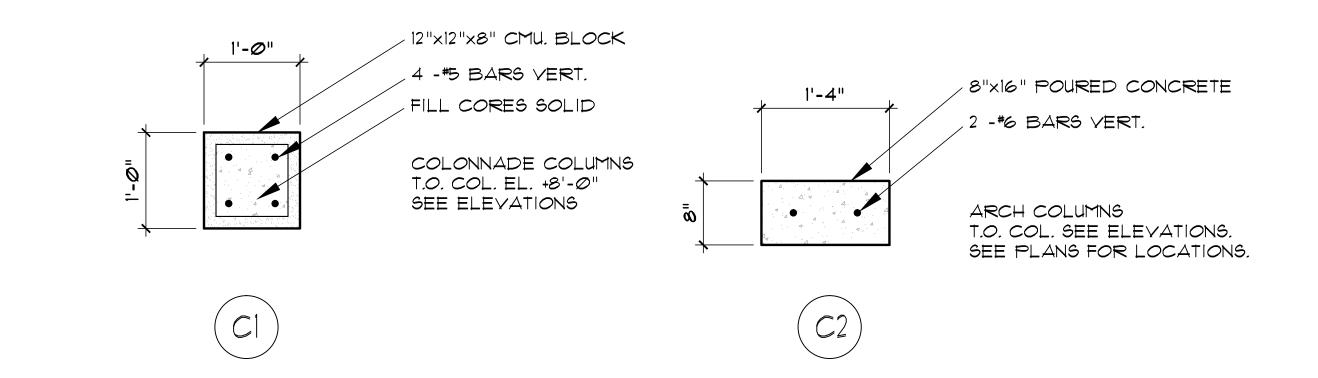
FOOTING SCHEDULE MARK SIZE THICK REINFORCEMENT REMARKS											
SIZE (W x L)	THICK (T)	REINFORCEN BOTTOM BARS	REMARKS								
3'-Ø" × CONT.	12"	3-#5 CONTIN. L.W. #5 @ 18" S.W.		STRIP FTG.							
2'-Ø" × 2'-Ø"	12"	3- #5 E.W.		SPREAD FTG.							
2'-Ø" × CONT.	12"	3- #5 CONT. L.W. #5 @ 42" S.W.		STRIP FTG.							
	(W x L) 3'-Ø" x CONT. 2'-Ø" x 2'-Ø"	$(W \times L)$ (T) $3'-\emptyset'' \times CONT.$ 12" $2'-\emptyset'' \times 2'-\emptyset''$ 12"	(W x L) (T) BOTTOM BARS 3'-0" x CONT. 12" 3-#5 CONTIN. L.W. #5 @ 18" S.W. 2'-0" x 2'-0" 12" 3- #5 E.W. 3- #5 CONT. L.W.	(W x L) (T) BOTTOM BARS TOP BARS 3'-0" x CONT. 12" 3-#5 CONTIN. L.W. #5 @ 18" S.W. — 2'-0" x 2'-0" 12" 3- #5 E.W. — 3- #5 CONT. L.W.							

TYP. BEAM REINFORCING DETAIL



BAR DETAILS FOR BEAMS NOTE: SPUCE CONTINUOUS BARS THUS ! BOTTOM BARS AT SUPPORTS - TOP BARS AT MIDSPAN

5 COLUMN SCHEDULE 5 SCALE: 1"= 1'-0"



ROOM SLABS EL. +0'-4"

FOR FTG. SIZES AND

REINFORCING REQ'D. SEE

PLANS AND SCHEDULES

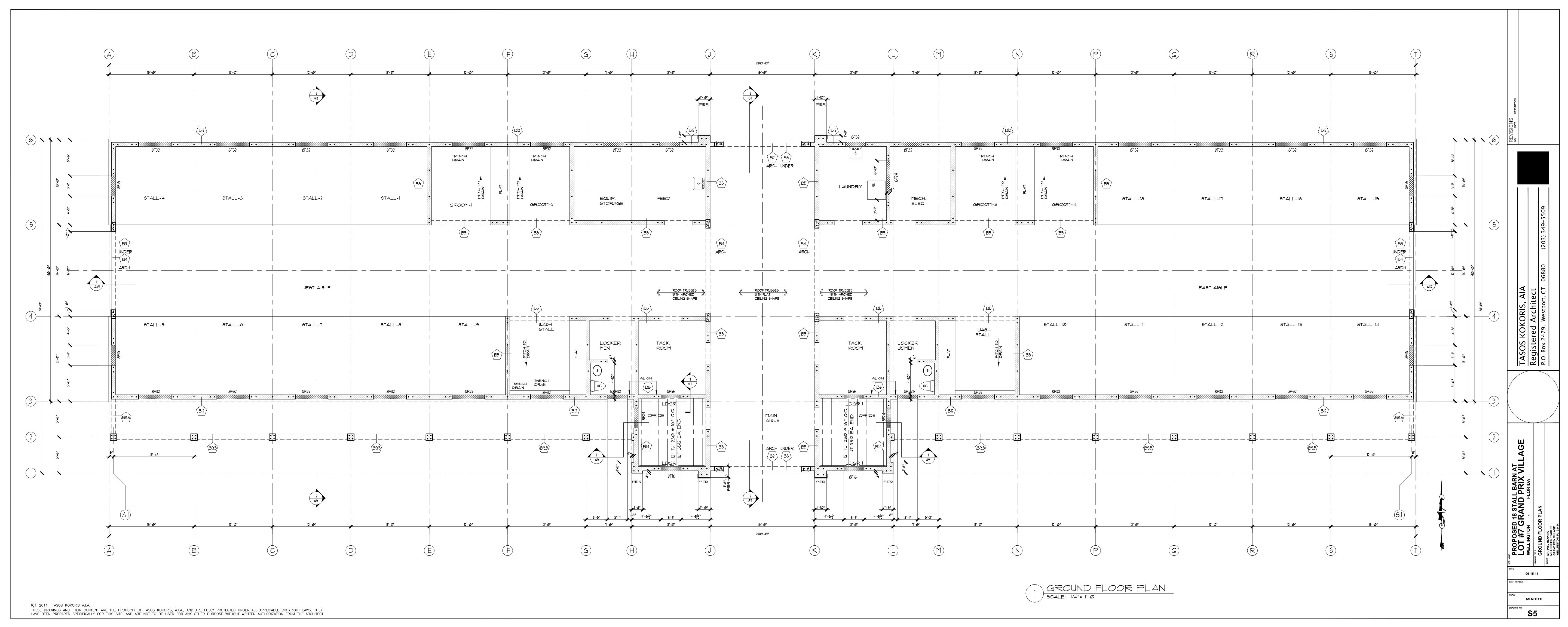
AISLE SLAB

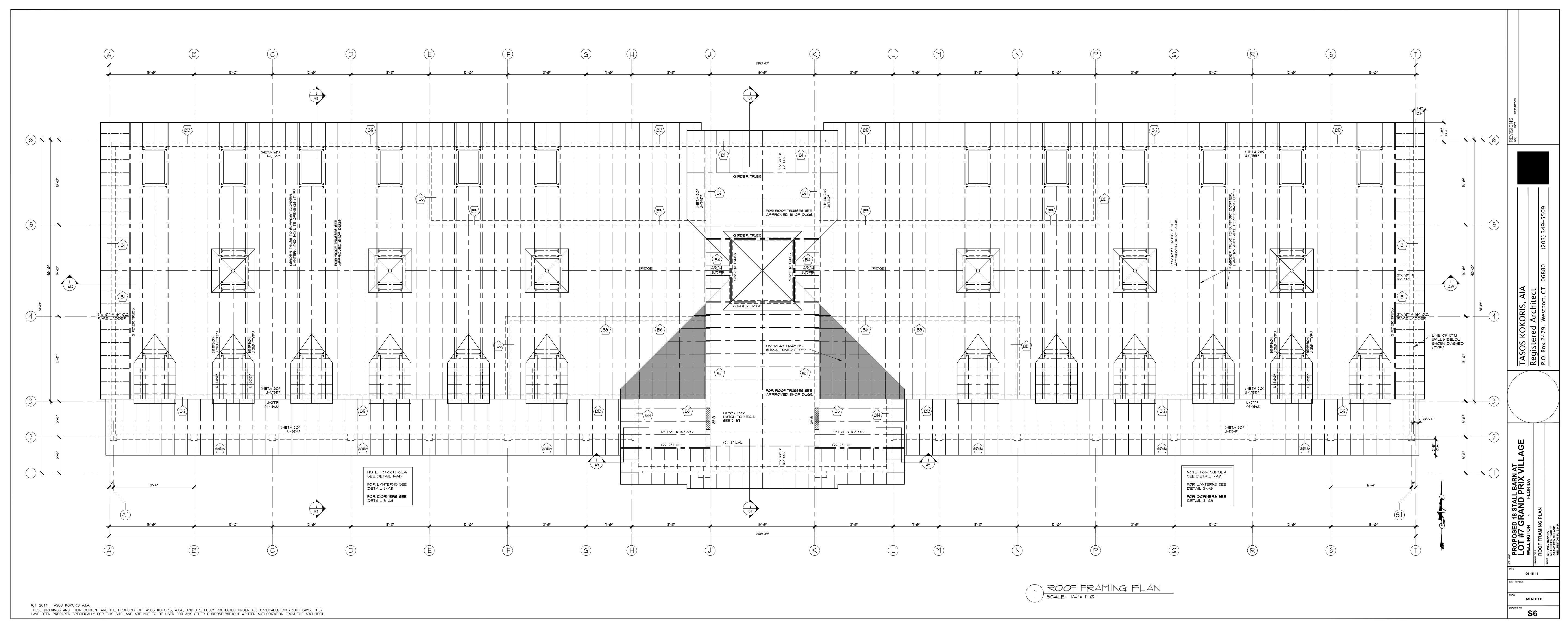
AISLE PAVERS

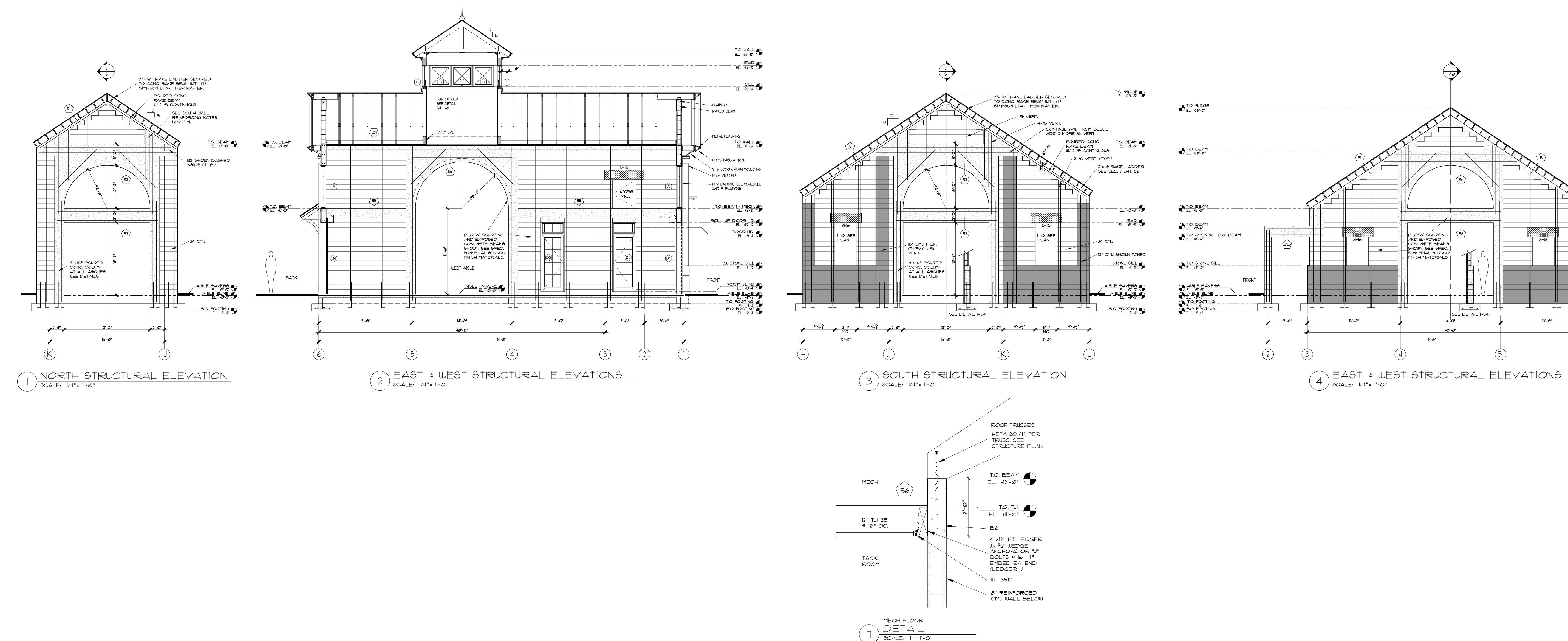
CONCRETE BEAM SCHEDULE

SIZE	BOTTOM B	ARS	TOP BAR	S	STIRRUPS	TOP OF	REMARKS
	SIZE	SHAPE	SIZE	SHAPE		BEAM ELEV.	
8"x 6" (MIN.)		CONT.	1 -#5	CONT.			RAKED BEAM, SEE SHT, ST
8"x 36" (MIN.)	2 -#5	CONT.	2 -#5			+21'-Ø"	ARCHED BEAM. SEE SHT. ST
8" × 24"	2 -#5	CONT.	2 -#5	CONT.	#5	+12'-Ø"	SPANDREL BEAM
8"x 24 (MIN.)"	2 -#5	CONT.	2 -#5			+20'-0"	ARCHED BEAM. SEE SHT ST
8"x 16" (MIN.)	2 -#5	CONT.	2 -#5	CONT.	#5	+12'-Ø"	DROPS TO 8"x 24" OVER DOORS.
8"x 24"	2 -#5	CONT.	2 -#5	CONT.	#5	+14'-Ø"	TOP OF WALL BEAM
8"× 18"	2 -#5	CONT.	2 -#5	CONT.	#5	+9'-6"	COLONNADE BEAM
8"x 16"	2 -#5	CONT.	2 -#5	CONT.	#5	+12'-Ø"	TOP OF WALL BEAM & TIE BEAM
8" x 16"	2 -#5	CONT.	2 -#5	CONT.	#5	+14'-Ø"	TOP OF WALL BEAM
8"x 12"	2 -#5	CONT.	2 -#5	CONT.	#5	+21'-Ø"	TOP OF WALL BEAM
	8" x 36" (MIN.) 8" x 24" 8" x 24 (MIN.)" 8" x 16" (MIN.) 8" x 24" 8" x 18" 8" x 16" 8" x 16"	8"x 6" (MIN.) 8"x 36" (MIN.) 2 -#5 8"x 24" 2 -#5 8"x 24 (MIN.)" 2 -#5 8"x 16" (MIN.) 2 -#5 8"x 16" 2 -#5 8"x 16" 2 -#5 8"x 16" 2 -#5	8"x 6" (MIN.) — CONT. 8"x 36" (MIN.) 2 -#5 CONT. 8" x 24" 2 -#5 CONT. 8"x 24 (MIN.)" 2 -#5 CONT. 8"x 16" (MIN.) 2 -#5 CONT. 8"x 16" (MIN.) 2 -#5 CONT. 8"x 16" 2 -#5 CONT. 8"x 16" 2 -#5 CONT.	8"x 6" (MIN.) — CONT. 1 -#5 8"x 36" (MIN.) 2 -#5 CONT. 2 -#5 8" x 24" 2 -#5 CONT. 2 -#5 8"x 24 (MIN.)" 2 -#5 CONT. 2 -#5 8"x 16" (MIN.) 2 -#5 CONT. 2 -#5 8"x 24" 2 -#5 CONT. 2 -#5 8"x 16" (MIN.) 2 -#5 CONT. 2 -#5 8"x 16" 2 -#5 CONT. 2 -#5 8"x 16" 2 -#5 CONT. 2 -#5	8"x 6" (MIN.) — CONT. 1 -#5 CONT. 8"x 36" (MIN.) 2 -#5 CONT. 2 -#5 8" x 24" 2 -#5 CONT. 2 -#5 CONT. 8"x 24 (MIN.)" 2 -#5 CONT. 2 -#5 8"x 16" (MIN.) 2 -#5 CONT. 2 -#5 CONT. 8"x 24" 2 -#5 CONT. 2 -#5 CONT. 8"x 24" 2 -#5 CONT. 2 -#5 CONT. 8"x 18" 2 -#5 CONT. 2 -#5 CONT. 8"x 16" 2 -#5 CONT. 2 -#5 CONT.	8"x 6" (MIN.) — CONT. 1 -#5 CONT. 8"x 36" (MIN.) 2 -#5 CONT. 2 -#5 8" x 24" 2 -#5 CONT. 2 -#5 8"x 24 (MIN.)" 2 -#5 CONT. 2 -#5 8"x 16" (MIN.) 2 -#5 CONT. 2 -#5 CONT. #5 8"x 16" 2 -#5 CONT. 2 -#5 CONT. #5 8"x 16" 2 -#5 CONT. 2 -#5 CONT. #5 8"x 16" 2 -#5 CONT. 2 -#5 CONT. #5 8"x 16" 2 -#5 CONT. 2 -#5 CONT. #5 8"x 16" 2 -#5 CONT. 2 -#5 CONT. #5	8"x 6" (MIN.) — CONT. 1 -#5 CONT. 8"x 36" (MIN.) 2 -#5 CONT. 2 -#5 CONT. #5

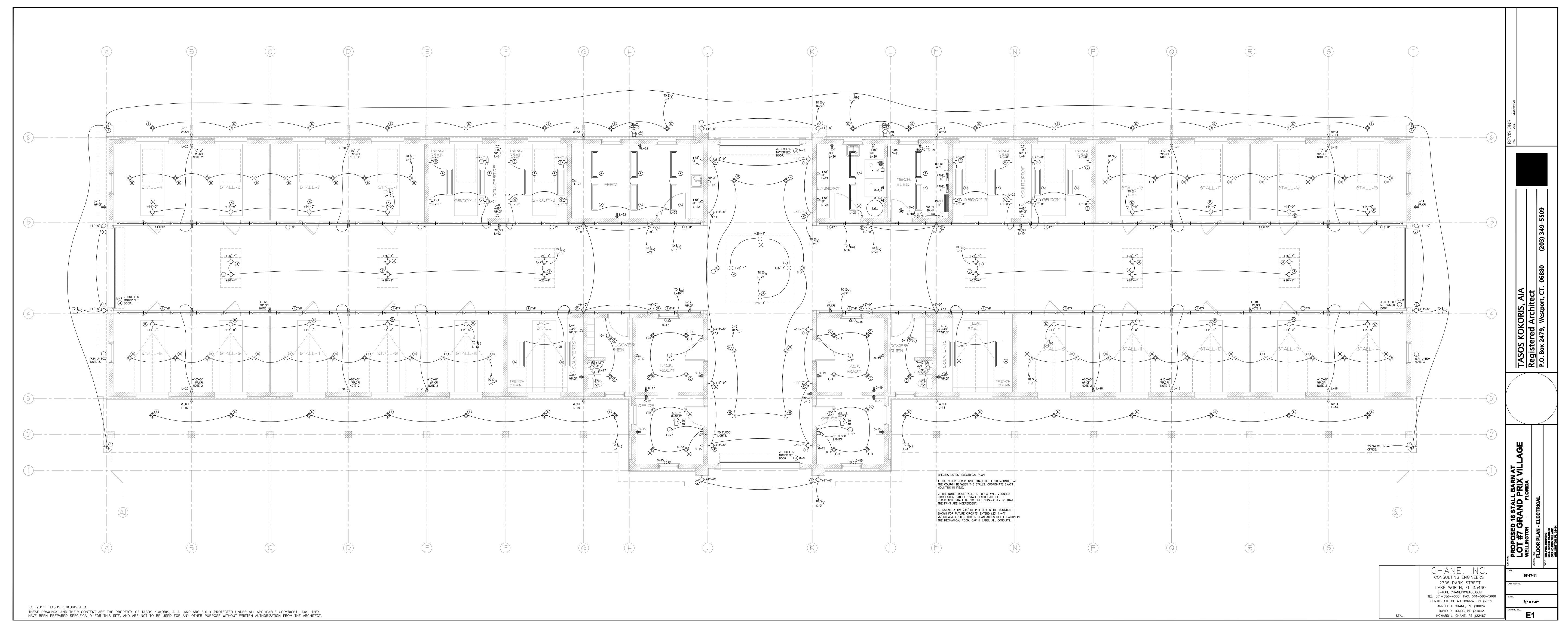
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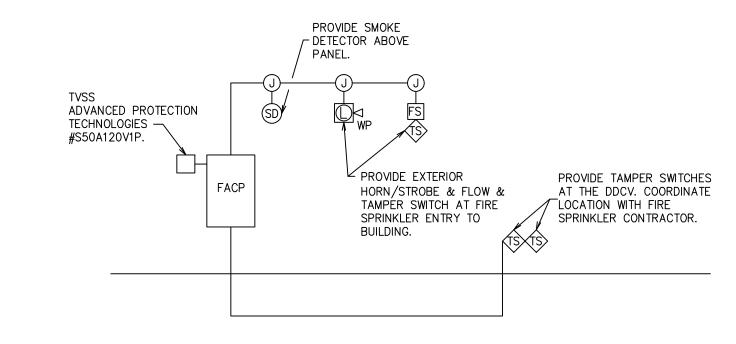




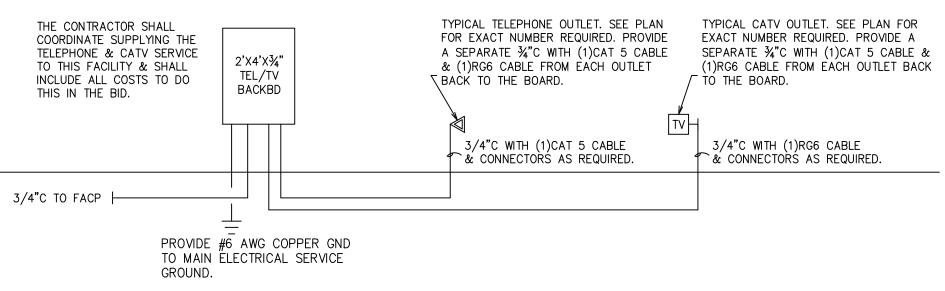
AS NOTED



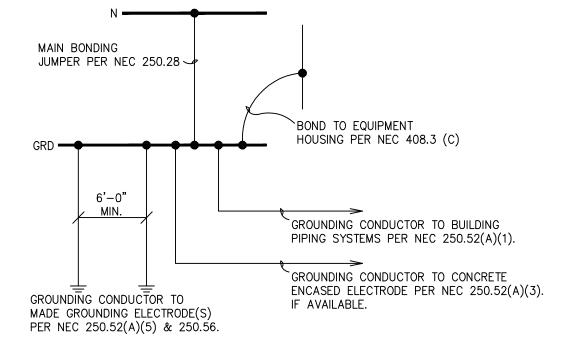
GENERAL ELECTRICAL NOTES 1. VISIT THE SITE BEFORE SUBMITTING A BID. DETERMINE THE CHARACTERISTICS OF EXISTING FACILITIES WHICH WILL AFFECT PERFORMANCE OF THE WORK, BUT WHICH ARE NOT SHOWN ON THE DRAWINGS OR THE SPECIFICATIONS. 2.ALL MATERIALS SHALL BE UL APPROVED. INSTALLATION SHALL BE IN ACCORDANCE WITH THE N.E.C., ALL LOCAL AND STATE CODE REQUIREMENTS. 3.PROVIDE NEW COMPLETE SERVICE. FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEMS AND PROVIDE ALL REQUIREMENTS NECESSARY FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER. 4.ALL CONDUCTORS SHALL BE COPPER. THE MINIMUM SIZE SHALL BE #12 W/THHN INSULATION. ALL CONDUCTORS SHALL BE IN CONDUIT. 5.PROVIDE A TYPEWRITTEN DIRECTORY FOR EACH NEW PANEL. 6.FLUSH PANELS SHALL NOT PROTRUDE. THE DEPTH OF THE WALL SHALL BE CHECKED PRIOR 7. SERVICE CONDUIT AND EXPOSED EXTERIOR CONDUIT SHALL BE RIGID GALVANIZED OR SCHEDULE. 40 PVC. INTERIOR EXPOSED CONDUIT SHALL BE EMT. REMAINING CONCEALED INTERIOR BRANCH CIRCUIT CONDUIT MAY BE ROMEX. FLEXIBLE CONDUIT SHALL BE USED FOR EQUIPMENT CONNECTIONS. FLEXIBLE CONDUIT SHALL NOT EXCEED SIX (6) FEET IN LENGTH. UNDERGROUND CONDUIT MAY BE 8. VERIFY ALL EQUIPMENT, FUSES, CIRCUIT BREAKER, WIRE REQUIREMENTS AND MOUNTING HEIGHTS PRIOR TO ROUGH-INS. 9.FURNISH AND INSTALL ALL REQUIRED DISCONNECT SWITCHES..ALL FUSES, UNLESS NOTED ON DRAWING, SHALL BE CURRENT LIMITED FUSES (C.L.) RATED FOR 100,000 A.I.C 10.ELECTRICAL CONTRACTOR SHALL PROVIDE A TYPEWRITTEN DIRECTORY FOR EACH PANEL. 11.ALL SWITCHES SHALL BE 6" FROM DOOR JAMB OR CORNER AND 48" AFF. — QUIET TYPE SINGLE POLE. 12.ALL DISCONNECTS SHALL BE HEAVY DUTY. SERVICE DISCONNECTS SHALL HAVE KTN-R 13.ELECTRICAL CONTRACTOR TO GUARANTEE WORKMANSHIP AND MATERIALS FOR ONE YEAR AFTER ACCEPTANCE OF JOB. 14.LIGHT FIXTURES SHALL BE SUPPLIED WITH ALL MOUNTING HARDWARE, LAMPS AND BE CLEAN BEFORE ACCEPTANCE. 15.CONTRACTOR TO VERIFY ALL MOUNTING HEIGHTS W/OWNER PRIOR TO ROUGH-INS UNLESS NOTED OTHERWISE. 16.ALL CIRCUIT BREAKERS, TWO AND THREE POLE, TO BE COMMON TRIP. NO TIE HANDLES, OR TANDEMS WILL BE ACCEPTED. 17.ALL EXTERIOR ELECTRICAL PANELS & DISCONNECTS SHALL BE NEMA 3R. **ELECTRICAL LEGEND:** SURFACE OR PENDANT FLUORESCENT. RECESSED DOWNLIGHT. SURFACE LIGHT STRIP FLUORESCENT LIGHT. LIGHT FIXTURE TYPE DESIGNATION. DUPLEX RECEPTACLE. QUAD-PLEX RECEPTACLE. JUNCTION BOX. 4" SQUARE UNLESS NOTED. TV OUTLET FOR COAXIAL CABLE. WEATHERPROOF GROUND FAULT INTERRUPTER. $$,3,^4$ TOGGLE TYPE WALL SWITCH (3 = 3 WAY) DIMMER SWITCH TWO POLE RECEPTACLE FACP FIRE ALARM CONTROL PANEL. AREA TYPE SMOKE DETECTOR. MOTOR. DISCONNECT SWITCH.



FIRE ALARM RISER DIAGRAM nts



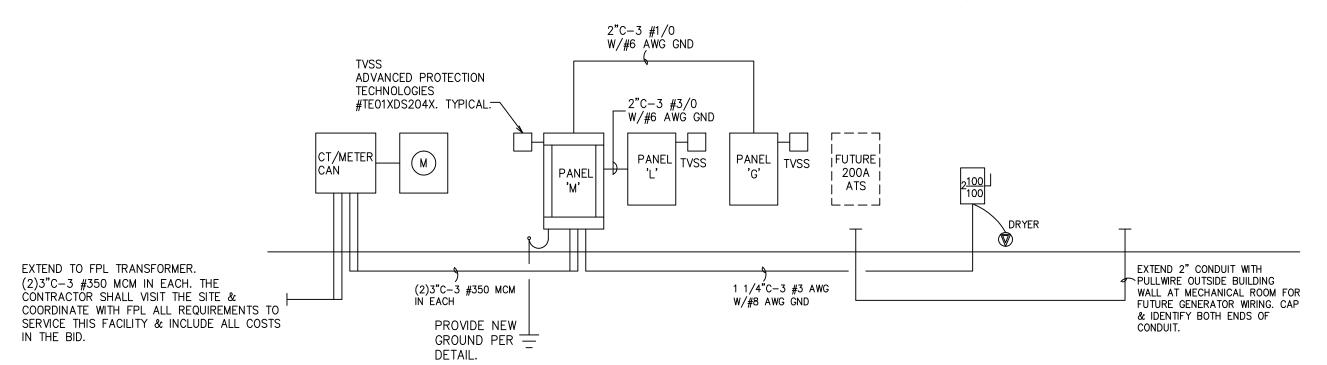
TELEPHONE/CATV RISER DIAGRAM nts



TYPICAL GROUNDING DETAIL NTS

LIGHTING FIXTURE SCHEDULE

TYPE	MANUFACTURER	CATALOG NO.	LAMPS	REMARKS
Α	DAYBRITE	1DPWLF-232-FA-12-UNV-1/2EB	(2)32W T8	1X4 RECESSED TROFFER WITH FLANGE MOUNTING KIT FOR HARD CEILING. WATER TIGHT, DAMP LABEL.
3	INFINITY	PH60-142T-EB-CS-120	(1)42W PL	6" RECESSED FLUORESCENT DOWNLIGHT
	INFINITY	PH60-132T-EB-CS-120	(1)32W PL	6" RECESSED FLUORESCENT DOWNLIGHT
)	THOMAS LIGHTING	SL-7312-4-120	(2)60W A19	WALL SCONCE ABOVE MIRROR.
	CAPRI	CR1-RB30-120	(1)75W PAR FL	RECESSED INCANDESCENT DOWNLIGHT. DAMP LABEL. BLACK BAFFLE.
.	BRONZELITE	(2)TLC-7150-I/PLATE-120	(2)90W PAR FL	DUAL LAMP HOLDERS MOUNTED UNDER SOFFIT.
3	GARDCO	942-C-226QF-PG-120-WP	(2)26W PL	RECESSED WALL LIGHT SUITABLE FOR CONCRETE.
	INFINITY	PH12-342T-CS-UNV-EB2/1	(3)42W PL	12" RECESSED FLUORESCENT DOWNLIGHT
	DAYBRITE	SSR-232-UNV-1/2EB	(2)32W T8	4' STAGGERED STRIP.
J	GARDCO	101-MT-42TRF-120-BRP	(1)42W PL	INDIRECT WALL SCONCE.
K	ELLIPTIPAR	F162-H242-W-02-1-00-0	(2)42W PL	INDIRECT ADJUSTABLE WALL SCONCE.
	EXTERIOR WALL SCONCE	SELECTED BY OWNER & PURCHASED &	& INSTALLED BY CONTRAC	CTOR. PROVIDE \$750.00 PER FIXTURE ALLOWANCE IN BID.



ELECTRICAL RISER DIAGRAM nts

RECESSEDMOUNTING 600 AM COND. & AMPS VIRE A B 1/2" #12 5 WASHER LOAD 1/2" #10 8 MOTORIZED DOOR 8	BKI P		R SH C K T	В	CIRO C K		I= KR	42,000 AMP-SYM-RMS		4D.C	
MIRE A B 1/2" #12 5 WASHER	P	А	C K T	U	C K	В	KR		_ ^ N	4D.C	
1/2" #10 8 MOTORIZED DOOR	2 	30		S	Т	Р	А	LOAD	A	MPS B	-
1/2" #10 8 MOTORIZED DOOR	1		1	ī	2	2	100	DRYER	75		1
		\Box	3		4	\perp		1		75	
8	1	20	5		6	2	35	EWH	25		
			7		8	\perp		1		25	
8			9		10	2	200	PANEL 'L'	112		
			11		12	\perp		1		100	+-
SPACE			13		14	2	150	PANEL 'G'	90		
			15		16	\perp	1	1		89	
			17		18			SPACE			
			19		20						
			21	\perp	55						L
			53	1	24						
<u> </u>			25	\perp	26						
1/2" #10 – TVSS	2	30	27	1	28						L
1 - 1			29		30			<u> </u>			
TOTAL AMPS BUS A=	319 B	BUS 1	∃= 3	10				CONNECTED	KVA=	:	

120	/240	VDL	_TS	1 PHASE 3 WI	RE		200	Al	MP BU	S	4	BRANCH POLES	X FU	LL N	EUTRAL	
RECE	SSEDMI	DUNT:	ING	200 AMP MAIN LUGS	3		5	SHOR	T CIR	CUIT	I=	22,000 AMP-SYM-RI	MS			
CON: WIR	D. &	АМ	PS	LOAD	E	3KR	C	B	C K	В	KR	LOAD	AM	1PS	CON Wir	1D. 8
		Α	В		Р	Α	Т	S	Т	Р	Α		А	В		
1/2"	#10	10		EXTERIOR LIGHTING	1	20	1	Ш	2	1	20	WASH/TOILET RECEPTACLES	6		1/2"	#1
	_		10	<u></u>			3		4			1		6		
1/2"	#12	7		STALL LIGHTING			5		6			GROOMING RECEPTACLES	6			
			7	\perp			7		8			\perp		6		
		4		DORMER/LANTERN LIGHTING			9		10			WALKWAY RECEPTACLES	6			
			4				11		12					6		
		4					13		14			EXTERIOR RECEPTACLES	8			
			4	Ţ			15	П	16			1		8		
		13		WALKWAY LIGHTING			17		18			FAN RECEPTACLES	8			
			13				19	\top	20			1		8		
		7					21		22			FEED RECEPTACLES	8			
			7	1			23	П	24			LAUNDRY RECEPTACLES		6		
		4		CUPOLA LIGHTING			25		26				6			
			6	OFFICE/TACK/TOILET LIGHTING			27		28	_	_	SPACE				
		9		GROOMING/WASH LIGHTING			29		30							
			9				31	\top	32							
	_	6		FEED/LAUNDRY LIGHTING			33	\top	34							
				SPACE			35	\top	36							
							37		38	2	30	TVSS	_		1/2"	#1
							39	$\dagger \dagger$	40					_	-,-	[
	TOTAL	_ AMF	52	BUS A= 112		BUS	B=	100		_	_	CONNECTE:	D KVA=		_	_
NO WIT	TE: AL 「H A L	L SIN	NGLE) AR	POLE 20 AMP CIRCUITS SERVING					RIBED) IN	NEC	210.12 SHALL BE PROTECTED				

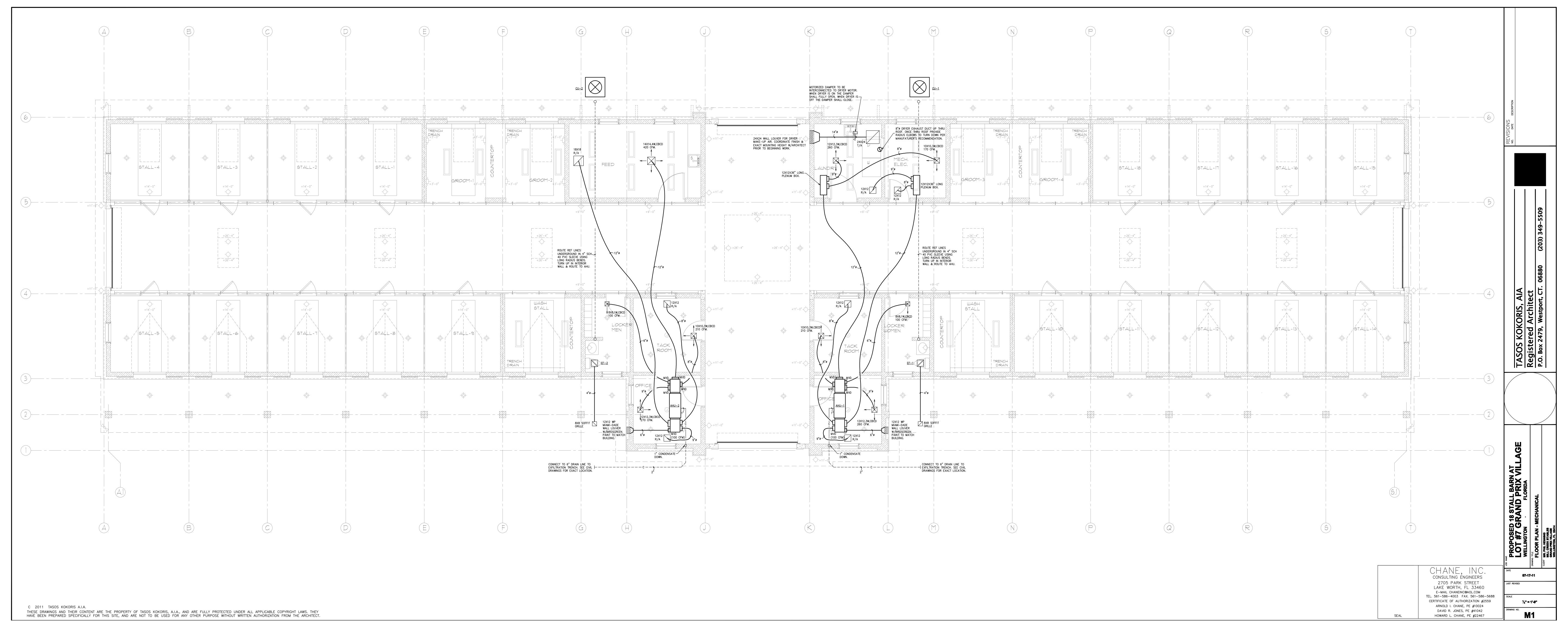
LOAD CENTER SCHEDULE 'L'

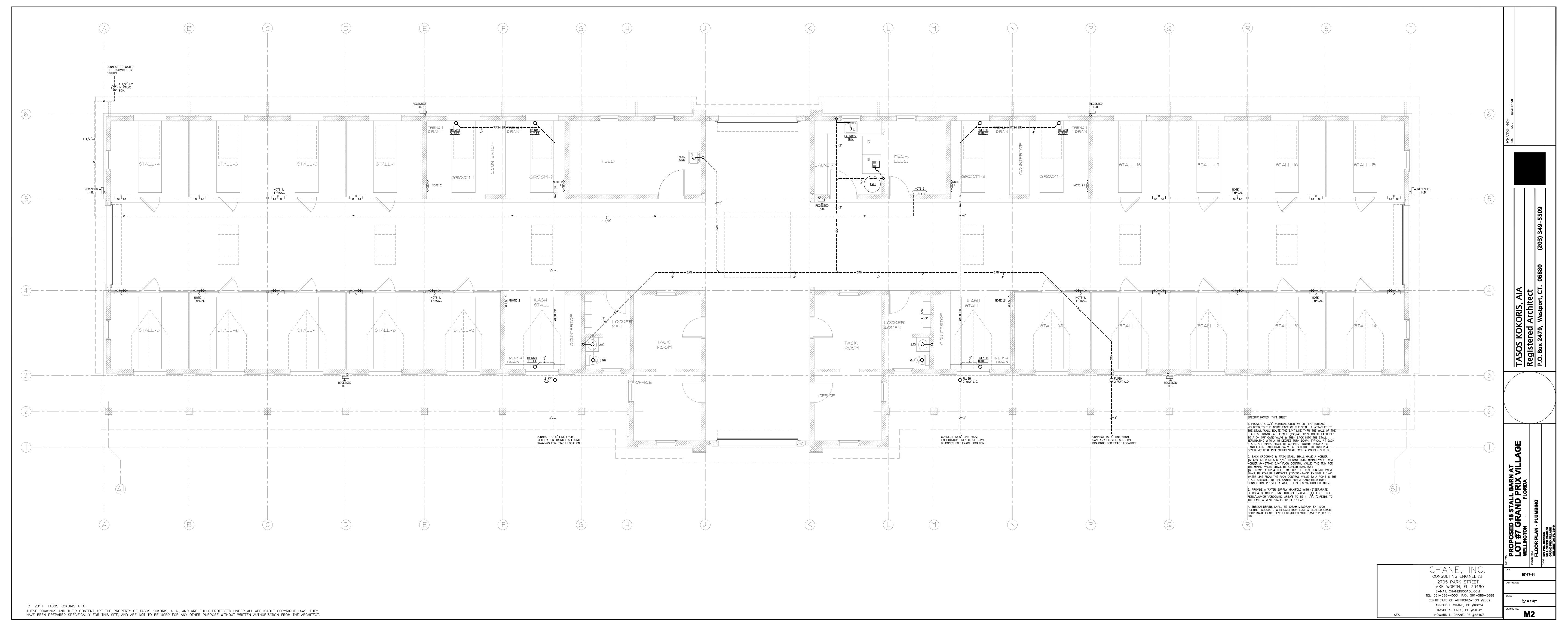
120	/240	VΠI	2.7	1	PH	ASF	3 WI	RE		200	ΑN	1P BU	S		30 BRANCH POLES X	——FU	LL N	EUTRAL			
	SSEDME					AMP MA					HDR"	T CIR	CUIT		22,000 AMP-SYM-RM	2.					
CDN WIR	D. & E	AM A	PS B		LOAD		LOAD			В	KR A	C K T	B U S	C K T	B	KR A	LOAD	AM A	PS B	CON	ID. & RE
1/2"	#10	6		SOFFIT FLO	OOD	LIGHTS		1	20) 1		2	2	30	AHU-1	24	1/2" #10		#10		
	_		8	SOFFIT FLOOD LIGHTS						3		4			1		24				
1/2"	#12	13		WALKWAY	LIGH	TING				5	Ш	6	2	25	CU-1	14					
			13						Ш	7		8	<u> </u>	<u> </u>	<u> </u>		14				
		7		<u> </u>						9		10	2	30	AHU-2	24					
			4	OFFICE/TA	CK/	TOILET LIC	HTING		Ц	11	Ш	12			<u> </u>		24				
		4			\perp				Ш	13		14	2	25	CU-2	14					
			8	OFFICE/TACK RECEPTACLES				Ш	15		16			1		14		<u>L</u>			
		8							Ш	17		18			SPACE						
			8		\perp					19		20									
_	_	4		FACP/TEL	POW	/ER				. 21	Ш	55									
				SPACE						23		24									
										25		26			1						
										27		28	2	30	TVSS			1/2"	#10		
				<u> </u>						29		30			<u> </u>		-	-	<u> </u>		
	TOTAL	_ AMF	2S		BU	S A= 90)		BUS	S B= 8	39				CONNECTED	KVA=					
*	THE N	IOTEI	D CII	RCUIT IS NO	II TO	N CALCUL	ATION DU	E TC) N	ON-CC	NC	JRREI	NT L	OADI	NG.						
				POLE 20 A				ARE	EAS	AS D	ESC	RIBEC) IN	NEC	210.12 SHALL BE PROTECTED						

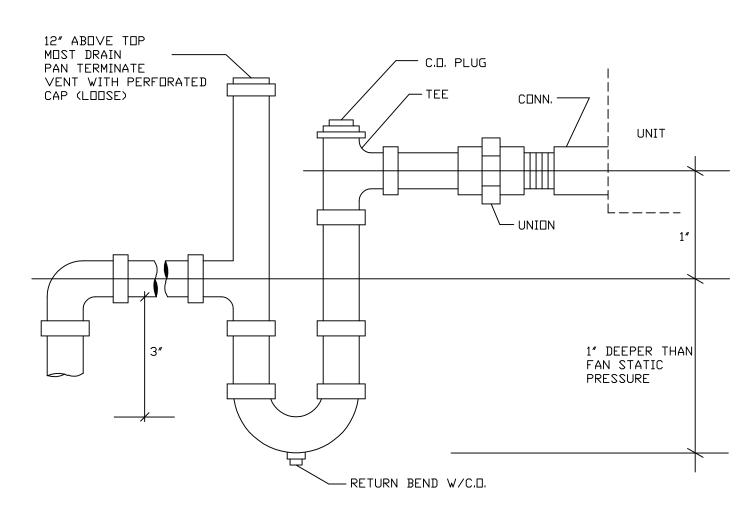
LOAD CENTER SCHEDULE 'G'

CHANE, INC. CONSULTING ENGINEERS 2705 PARK STREET LAKE WORTH, FL 33460 E-MAIL CHANEINC@AOL.COM TEL. 561-586-4003 FAX. 561-586-5688 CERTIFICATE OF AUTHORIZATION #2559 ARNOLD I. CHANE, PE #10024 DAVID R. JONES, PE #41042 HOWARD L. CHANE, PE #22467

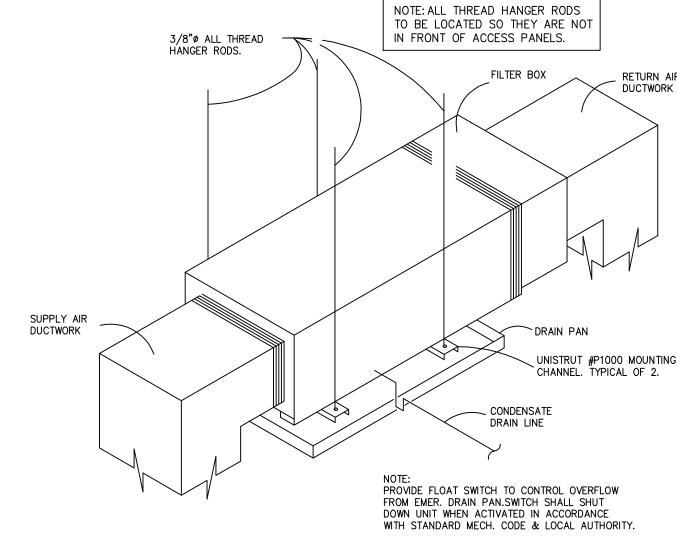
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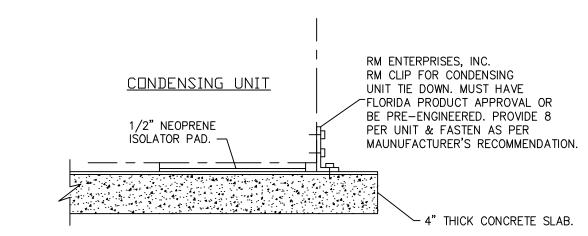




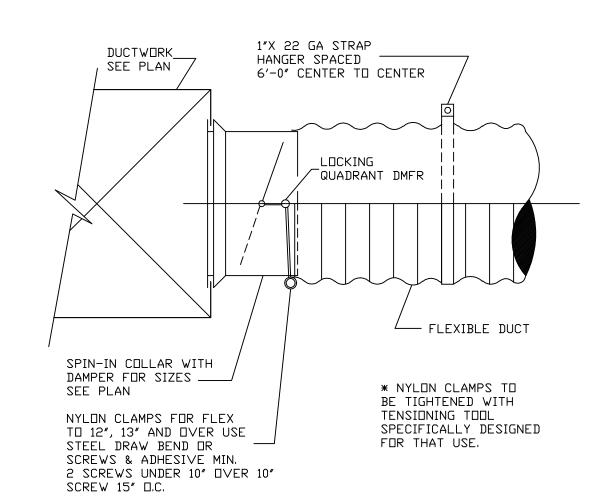
CONDENSATE PIPING DETAIL NTS



HORIZONTAL AHU DETAIL NTS



CONDENSING UNIT TIE DOWN NTS



DUCT TAKE-OFF DETAIL - NTS

GENERAL HVAC NOTES

1.VISIT THE SITE PRIOR TO SUBMITTING A BID. DETERMINE THE CHARACTERISTICS OF EXISTING FACILITIES WHICH WILL AFFECT PERFORMANCE OF THE WORK, BUT WHICH IS NOT

2.PROVIDE ALL LABOR PERMITS, MATERIAL, TOOLS, SUPPLIES, EQUIPMENT TO INSTALL A COMPLETE AND OPERATING AIR CONDITIONING SYSTEM. INSTALLATION SHALL BE IN

ACCORDANCE WITH LOCAL CODES. 3.ALL NEW AIR CONDITIONING DUCTWORK SHALL BE RIGID & FLEX FIBERGLASS DUCTBOARD. THE INSULATION SHALL BE 1.5" THICK R=6.0 FOR ATTIC DUCTWORK & 1" THICK R=4.2 FOR

DUCTWORK WITHIN CONDITIONED SPACE OR CEILING CAVITY. THE CONTRACTOR SHALL SEAL ALL DUCTWORK TO OBTAIN A MAXIMUM LEAKAGE RATE OF 4.0 CFM AT 25 PASCALS PER 100 SQUARE FEET OF CONDITIONED FLOOR AREA FOR EACH INSTALLED SYSTEM.

4.THE CONTRACTOR SHALL FURNISH A WRITTEN WARRANTY THAT SHALL GUARANTEE ALL WORKMANSHIP AND MATERIALS FOR ONE (1) YEAR FROM THE DATE OF FINAL ACCEPTANCE BY THE ARCHITECT. ANY BREAK-DOWN OCCURRING IN THE FIRST YEAR SHALL BE REPAIRED AT NO COST TO THE OWNER.

5.PROVIDE ALL CONTACTORS, RELAYS, AND CONTROLS.

6.A/C CONTRACTOR SHALL PERFORM AN AIR BALANCE ON THE SYSTEMS AS SHOWN ON THE PLANS. TEST AND BALANCE REPORTS SHALL BE IN ACCORDANCE WITH AIR BALANCE STANDARDS AND MUST BE SUBMITTED TO THE ARCHITECT.

7.MECHANICAL PLANS IN GENERAL, ARE DIAGRAMMATIC IN NATURE, AND ARE TO BE READ IN CONJUNCTION WITH ARCHITECTURAL, PLUMBING, ELECTRICAL AND STRUCTURAL PLANS. DUCT BENDS AND TRANSITIONS WILL BE REQUIRED TO PROVIDE AND INSTALL A COMPLETE FUNCTIONAL SYSTEM AND SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST

8.FAN DRIVES SHALL BE ADJUSTED TO DELIVER THE SPECIFIED CFM AGAINST THE ACTUAL STATIC PRESSURE OF THE INSTALLATION. 9.ALL OUTSIDE EQUIPMENT SHALL BE SECURED TO WITHSTAND 140 M.P.H. WINDS.

10.PROVIDE MANUAL VOLUME DAMPERS WHERE SHOWN ON THE PLANS.

11.CONDENSATE PIPING SHALL BE TYPE SCH. 40 PVC. 12.CONDENSATE LINES RUNOUTS SHALL BE INSULATED WITH 3/4-INCH THICKNESS OF FOAMED PLASTIC. WHEREVER POSSIBLE, INSULATION SHALL BE SLIPPED ON WITHOUT SPLITTING. SEAMS AND JOINTS SHALL BE SEALED WITH MANUFACTURER'S RECOMMENDED ADHESIVE. IN EQUIPMENT ROOMS AND WHERE EXPOSED TO WEATHER, APPLY TWO COATS OF VINYL LATEX

13.REFRIGERANT LINES SHALL BE TYPE L COPPER W/ARMAFLEX INSULATION. THE CONTRACTOR SHALL PROVIDE PROOF OF A PROPER REFRIGERANT CHARGE FOR EACH SYSTEM. 14.PROVIDE ALL AIR CONDITIONING SYSTEMS WITH PROGRAMMABLE DIGITAL THERMOSTATS.

AIR CONDITIONING SCHEDULE

M□	DEL NUMBERS BASED ON TR	ANE.
SY	STEM	1 &2
CFI HP, HE, VOI FU: DII	DEL M /FLA AT KW @240V/208V _TS-PH SE 240V/208V	4TEH3F30 1000 0. 33/2. 8 4. 8/3. 6 240-208/1 30/30 45" X21. 5" X21" 125
CDI UN:	NDENSING IT	
VOI OD COI FU: DII WE		4TTX5030A 240-208/1 2. 8 11. 1 25 42" X34" X37" 232 R-410
SYS	STEM	
. —		29400 21600 2. 5 15. 25

1. ACCEPTABLE ALTERNATE MANUFACTURER SHALL BE CARRIER. 2. THE REFRIGERANT LINES FOR SYSTEMS EXCEEDING 80 FEET IN EQUIVALENT LENGTH SHALL BE INSTALLED PER THE MANUFACTURER'S LONG LINE APPLICATION GUIDE.

AIR DEVICE SCHEDULE

MANUFACTURED BY TITUS.

ALUMINUM SURFACE FIXED BLADE FILTER BACK CEILING RETURN W/OBD.

1. ACCEPTABLE ALTERNATE MANUFACTURER SHALL BE METALAIRE.
2. COLOR SHALL BE WHITE.

FAN SCHEDULE

MANUFACTURER GREENHECK MDDEL TYPE SERVICE CFM/S, P. H. P. FRACTIONAL VOLTAGE/PH.

. ACCEPTABLE ALTERNATE MANUFACTURERS SHALL BE PANASONIC.

PLUMBING FIXTURE SCHEDULE

MARK	FIXTURE	DESCRIPTION	TRIM	REMARKS
1	W. C.	KOHLER CIMARRON K-3589 1.6 GPF	SLOW CLOSE SEAT, ELONGATED BOWL.	16.5″ HIGH. WHITE.
2	UNDERMOUNT LAVATORY	KOHLER K-2210 CAXTON	KOHLER K-13491-4-BN FAUCET WITH POP-UP DRAIN & TAILPIECE. BRUSHED NICKEL FINISH. 1.5 GPM FLOW RATE.	VITREDUS CHINA UNDERMOUNT LAVATOR' WHITE.
3	SINGLE SS SINK (LAUNDRY & FEED)	ELKAY DCR252210	KOHLER K-596-VS GOOSENECK FAUCET WITH PULLOUT SPRAY. PROVIDE LK35 CUP STRAINER.	
4	SURFACE HOSE BIBB	ARROWHEAD 262CCBC	INTEGRAL VACUUM BREAKER.	NO-KINK HOSE BIBB.
5	RECESSED HOSE BIBB	J□SAM 71070	INTEGRAL VACUUM BREAKER.	

SQUARE TOP.

GENERAL PLUMBING NOTES

6 FLOOR

1.INSTALLATION SHALL BE IN ACCORDANCE WITH LOCAL AND STATE CODE REQUIREMENTS. 2.ALL MATERIALS SHALL BE NEW AND APPROVED BY APPROPRIATE CODES. 3.PLUMBING CONTRACTOR SHALL PROVIDE ALL REQUIRED PERMITS.

JOSAM 49403-3

4.PROVIDE COMPLETE PLUMBING SYSTEM AS CALLED FOR ON PLANS. COORDINATE TIE-N WITH CIVIL ENGINEERING PLANS. 5.THE PLUMBING CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FOR ONE (1) YEAR AFTER COMPLETION AND ACCEPTANCE BY THE ARCHITECT. HE MUST CORRECT ANY

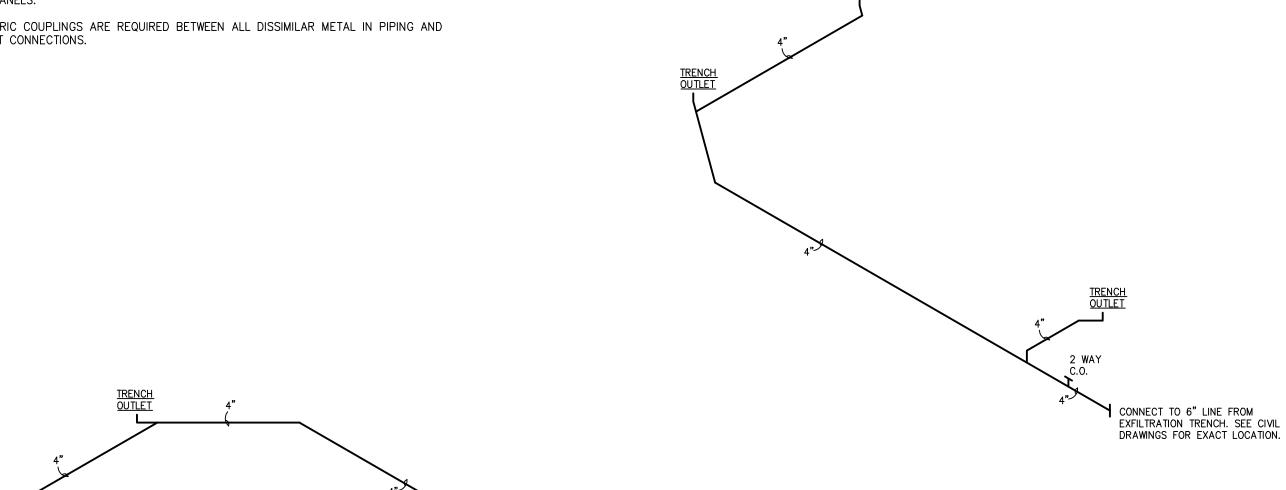
6.DOMESTIC WATER SHALL BE TYPE "L" COPPER WITH NO LEAD SOLDER. SOIL, WASTE, AND VENT PIPING SHALL BE SCHEDULE 40 PVC. GAS PIPING ABOVE GRADE SHALL BE SCH 40 RIGID METAL PIPE. GAS PIPING BELOW GRADE SHALL BE POLYETHYLENE PLASTIC PIPE. 7.TEST DOMESTIC WATER TO HYDROSTATIC PRESSURE OF 100 PSI AND REMAIN LEAK FREE FOR 24 HOURS.PROVIDE ALL NECESSARY TEST EQUIPMENT. PERFORM TEST IN PRESENCE OF OWNER'S REPRESENTATIVE. ENTER TEST RESULTS IN GENERAL CONTRACTOR JOB LOG. 8.STERILIZE WATER PIPING WITH SOLUTION CONTAINING NOT LESS THAN 50 PARTS PER MILLION OF CHLORINE AND ALLOW TO REMAIN IN SYSTEM FOR A PERIOD OF TWENTY FOUR HOURS. FLUSH SYSTEM AFTER STERILIZATION. ALL COST FOR STERILIZATION AND

DEFECT THAT OCCURS DURING THAT INTERVAL WITHOUT ADDITIONAL COST TO THE OWNER.

9.INSULATE ALL ABOVE GRADE HOT WATER AND HOT WATER RETURN LINES WITH 1" THICK FIBERGLASS K=0.28 MINIMUM. 10.ALL FIXTURES MUST BE PROVIDED WITH READILY ACCESSIBLE CONTROL VALVES AND

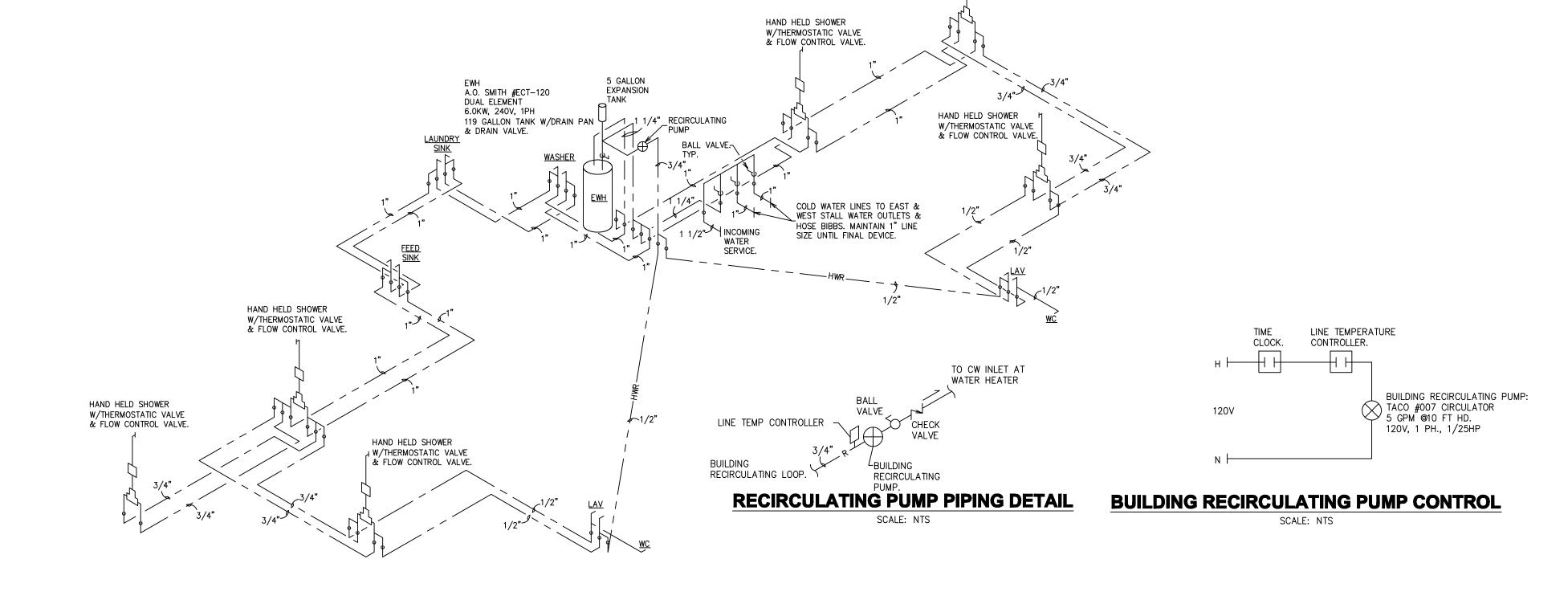
EQUIPMENT SHALL BE PROVIDED BY THE CONTRACTOR.

11.DIELECTRIC COUPLINGS ARE REQUIRED BETWEEN ALL DISSIMILAR METAL IN PIPING AND EQUIPMENT CONNECTIONS.



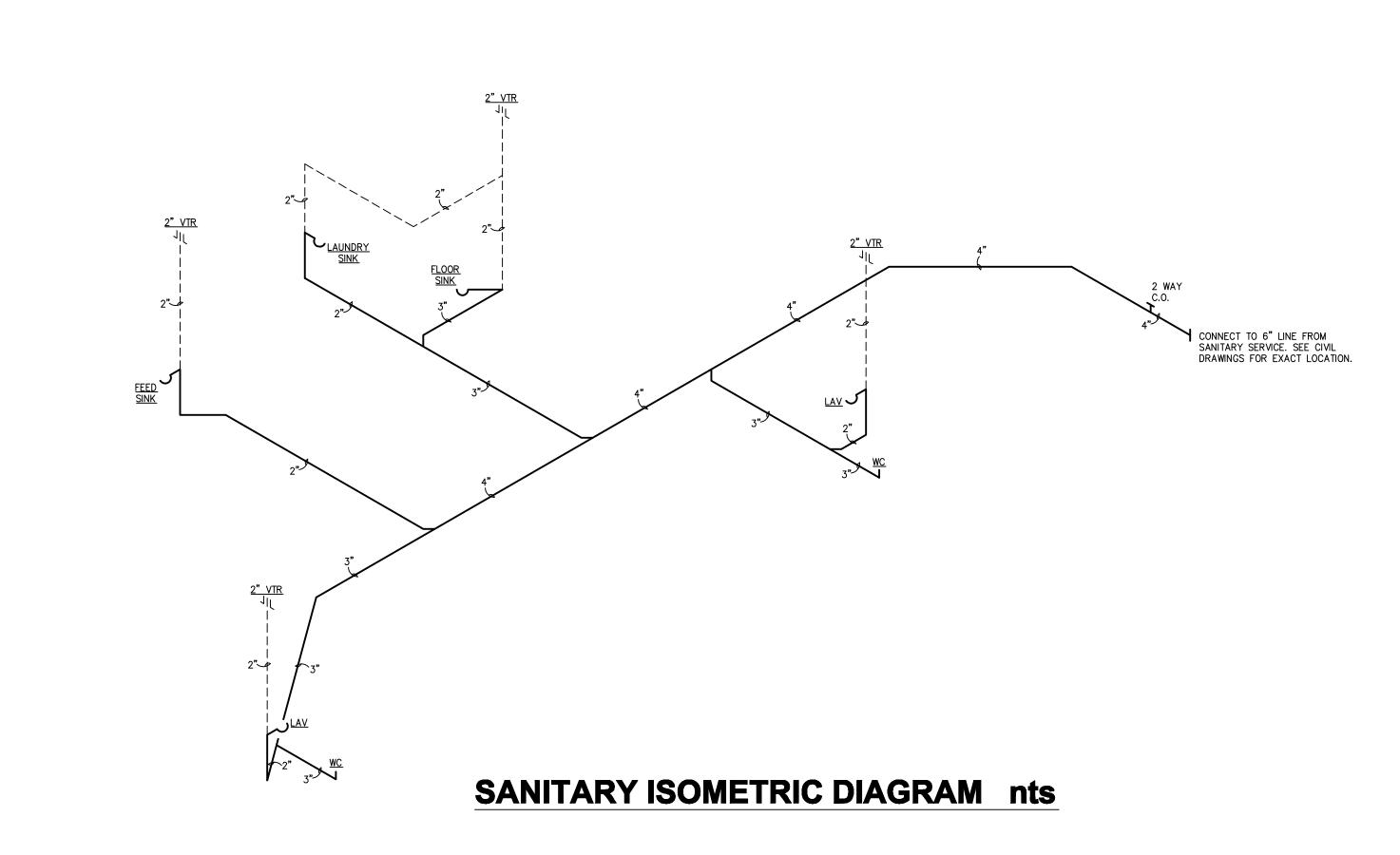
WASH/GROOMING STALL DRAINAGE ISOMETRIC DIAGRAM nts

CONNECT TO 6" LINE FROM EXFILTRATION TRENCH. SEE CIVIL DRAWINGS FOR EXACT LOCATION.



HAND HELD SHOWER W/THERMOSTATIC VALVE & FLOW CONTROL VALVE.

WATER ISOMETRIC DIAGRAM nts



2705 PARK STREET

CHANE, INC. CONSULTING ÉNGINEERS LAKE WORTH, FL 33460 E-MAIL CHANEINC@AOL.COM TEL. 561-586-4003 FAX. 561-586-5688 CERTIFICATE OF AUTHORIZATION #2559 ARNOLD I. CHANE, PE #10024 DAVID R. JONES, PE #41042

HOWARD L. CHANE, PE #22467

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