

RESTAURANT 3887 N.W. 107th Avenue, Suite 101 DORAL, FLORIDA

PROJECT SUMMARY

LEGAL DESCRIPTION:

TABOR COMMERCIAL PB 146-72 T-18631 TR A LESS BEG X OF W/L OF TR A & S/L OF TR A PB 145-44 TH E188.5FT S145.24FT W188.44FT N150FT TO POB & LESS BEG NWLY COR OF TR A TH N

PROPERTY ID:

35-3029-087-0010

TYPE IIIA, UNPROTECTED TYPE OF CONSTRUCTION:

SPRINKLERED.

APPLICABLE CODES:

FLORIDA BUILDING CODE: FBC 2010 EDITION PLUMBING CODE FBC 2010 EDITION **NEC 2008 EDITION** ELECTRICAL CODE MECHANICAL CODE FBC 2010 EDITION FFPC 2010 /2009 NFPA 101 FIRE PROTECTION **ENERGY CODE** FBC 2010 EDITION ACCESSIBILITY CODE FBC 2010 EDITION, CH. 11

OCCUPANCY/ GROUP CLASSIFICATION: A-2- ASSEMBLY (RESTAURANT)

CLASSIFICATION OF WORK:

FBC SECTION 403 EXISTING BUILDINGS: ALTERATION LEVEL 2

SCOPE OF WORK:

THIS WORK INVOLVES THE INTERIOR BUILD-OUT OF A NEW AUTHENTIC AREPAS RESTAURANT CONCEPT CALLED "AMAIZE". THE 2,767.00 S.F. SPACE IS LOCATED WITHIN THE RECENTLY COMPLETED RETAIL BUILDING LOCATED AT 3887 N.W. 107TH AVENUE, Suite 101, DORAL, FLORIDA.

THIS WORK WILL ALSO INCLUDE MODIFICATIONS TO THE EXISTING SIDEWALK & LANDSCAPE ISLAND FOR A 284 S.F. OUTDOOR DINING AREA.

INTERIOR WORK INCLUDES:

- DINING AREAS
- COUNTERS
- DISPLAYS ORDERING & BEVERAGE AREAS
- INSTALLATION OF ALL NEW PLUMBING FOR FULL KITCHEN, DISHWASHING & RESTROOMS FACILITIES
- INTERIOR PARTITIONS
- CEILING SYSTEMS
- FINISHES

EXTERIOR WORK INCLUDES

- SAW-CUTTING OF EXISTING CONCRETE SLABS FOR NEW UNDERGROUND PLUMBING
- PLACEMENT OF NEW ROOF-TOP PACKAGE UNITS ON EXIST. CURBS
- NEW AC DUCT WORK/DISTRIBUTION
- ELECTRICAL DISTRIBUTION FROM EXISTING ELECTRICAL PANELS
- ELECTRICAL CONNECTIONS TO ALL KITCHEN EQUIPMENT, OUTLETS THROUGHOUT & LIGHTING
- SIGNAGE & AWNINGS BY OTHERS/SEPARATE PERMIT



ANY/ALL EXTERIOR SIGNAGE SHALL REQUIRE A SEPARATE PERMIT. NOT PART OF THIS WORK.

THIS WORK INCLUDES A MODIFICATION TO THE SIDEWALK & LANDSCAPING AREA FOR FUTURE OUTDOOR DINING. ANY REQUIRED PERMITS FOR OUTDOOR DINING SHALL BE MADE AS PART OF A SEPARATE APPLICATION/PERMIT.

SAFETY & ENERGY EFFICIENCY LEVEL: FBC E 601.2: ALTERATION SHALL NOT REDUCE LEVEL OF SAFETY AND ENERGY EFFICIENCY OF THE EXISTING BUILDING OR PORTION THEREOF.

-THIS SPACE **VACANT RETAIL** PROPOSED 2,767 S.F. INTERIOR RENOVATION FOR "AMAIZE" RESTAURANT

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architect of record: William F. Arthur

design associate: MMH

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project history:

project information: project number:

cover sheet.

sheet number:

cs1.0-cover_sheet.dwg

GENERAL NOTES

THIS WORK INVOLVES THE INTERIOR BUILD-OUT OF A NEW 2,767.00 S.F. (GROSS) "AMIAZE" RESTAURANT LOCATED AT 3887 N.W. 107TH AVENUE, Suite 101, DORAL, FLORIDA.

SCOPE OF WORK INCLUDES:

- MINIMAL DEMOLITION OF EXISTING SIDEWALK AND LANDSCAPE AREA FOR NEW EXTERIOR PATIO, SEE SHT.SP1.1
- BUILD-OUT OF NEW AMAIZE RESTAURANT W/ (73) INTERIOR SEATS, SEE SHT. A1.0 & FOLLOWING SHTS FOR MORE INFORMATION. • (2) NEW ADA COMPLIANT RESTROOM FACILITIES, SEE SHT. A1.0 & FOLLOWING SHTS FOR MORE INFORMATION

INTERIOR WORK INCLUDES:

- DINING AREAS
- COUNTERS
- DISPLAYS
- ORDERING & BEVERAGE AREAS • INSTALLATION OF ALL NEW PLUMBING FOR FULL KITCHEN, DISHWASHING & RESTROOMS FACILITIES
- INTERIOR PARTITIONS
- CEILING SYSTEMS

FINISHES

EXTERIOR WORK INCLUDES

- SAW-CUTTING OF EXISTING CONCRETE SLABS FOR NEW UNDERGROUND PLUMBING
- PLACEMENT OF NEW ROOF-TOP PACKAGE UNITS ON EXIST. CURBS
- NEW AC DUCT WORK/DISTRIBUTION
- ELECTRICAL DISTRIBUTION FROM EXISTING ELECTRICAL PANELS ELECTRICAL CONNECTIONS TO ALL KITCHEN EQUIPMENT, OUTLETS THROUGHOUT & LIGHTING
- SIGNAGE & AWNINGS BY OTHERS/SEPARATE PERMIT

ALL REQUIREMENTS OF LOCAL, STATE & NATIONAL ORDINANCES, REGULATIONS & CODES PERTAINING TO BUILDING & TO THE PRESERVATION OF PUBLIC HEALTH & SAFETY SHALL BE STRICTLY OBSERVED BY THE GC & ALLSUB-CONTRACTORS. THE FLORIDA BUILDING CODE, (FBC) LATEST EDITION & ALL APPLICABLE LOCAL, NATIONAL AND/OR STATE CODES SHALL BECOME PART OF THESE PLANS AS IF BOUND HEREIN.

THE GC & ALL SUB-CONTRACTORS SHALL VERIFY ALL EXISTING CONDITIONS PRIOR TO PERFORMING ANY WORK & SHALL NOTIFY ARCHITECT IMMEDIATELY OF ANY CONDITIONS THAT MAY EXIST THAT ARE NOT COVERED ON THESE PLANS, ALL CHANGES OR ALTERATIONS TO THESE PLANS MUST BE SUBMITTED IN WRITING & APPROVED BY THE ARCHITECT PRIOR TO PERFORMING CHANGES. IT IS THE GC'S RESPONSIBILITY FOR FINANCIAL COMPENSATION DUE TO ANY CHANGES, MODIFICATIONS, OR DEVIATIONS MADE TO THIS PROJECT WITHOUT PRIOR WRITTEN APPROVAL FROM THE ARCHITECT.

FINAL CLEANING: PRIOR TO OCCUPANCY, CLEAN ALL SURFACES INCLUDING FIXTURES & EQUIPMENT. REMOVE ALL TRACES OF SOIL, STAINS, DIRT, WASTE MATERIALS, SMUDGES & OTHER FOREIGN MATTER FROM ALL FINISHED SURFACES. CLEAN ALL EQUIPMENT TO A SANITARY CONDITION. CLEAN TRANSPARENT MATERIALS, INCLUDING MIRRORS & GLASS IN DOORS, WINDOWS & CASEWORK, TO A POLISHED CONDITION, FREE OF DUST, PUTTY, FILMS OR SIMILAR SUBSTANCES WHICH ARE NOTICEABLE AS VISION-OBSCURING.

WHERE DEMOLITION & CUTTING WORK HAS OCCURRED OR WHERE EXISTING SURFACES, MATERIALS OR OTHER ITEMS HAVE BEEN DAMAGED OR DISTURBED AS A RESULT OF THIS CONTRACT, THE SAID SURFACES SHALL BE CAREFULLY CLOSED UP, PATCHED, FINISHED & RESTORED TO BE CONTIGUOUS TO SURROUNDING SURFACES.

1. CONTRACTOR SHALL COMPLY W/ THE PROVISIONS OF THE FLORIDA BUILDING CODE: 2010 EDITION. IN ADDITION, ALL WORK SHALL BE IN COMPLIANCE W/ THE LATEST EDITION OF THE NATIONAL ELECTRICAL CODE & NFPA 101 / FIRE PREVENTION CODE.

2. PERMITS

- A-THE GC SHALL SECURE & PAY FOR ALL NECESSARY BUILDING, LANDSCAPE, PLUMBING, ELECTRICAL, MECHANICAL, STRUCTURAL, & OTHER REQUIRED PERMITS; AS WELL AS, ALL TEMPORARY UTILITY & METER CONNECTION FEES.
- B-THE GC SHALL SECURE A CERTIFICATE OF OCCUPANCY UPON COMPLETION OF THE PROJECT & TURN THE ORIGINAL DOCUMENT OVER TO THE OWNER W/ A COPY TO THE ARCHITECT.
- C-THE GC SHALL BE REQUIRED TO PROVIDE A COPY OF THE BUILDING PERMIT & ALL SUB-PERMITS TO THE OWNER & THE ARCHITECT, FOR RECORD.
- D-ALL / ANY PERMITS SHALL BE POSTED IN A VISIBLE PLACE AT ALL TIMES.
- 3. ALL WORK, MATERIALS & EQUIPMENT UTILIZED IN THIS PROJECT SHALL BE INSTALLED IN STRICT ACCORDANCE W/ THE MANUFACTURER RECOMMENDATIONS & SPECIFICATIONS.
- 4. ALL WORK FOR THIS PROJECT SHALL CONFORM TO STANDARDS PUBLISHED BY RECOGNIZED PROFESSIONAL & INDUSTRY
- 5. THE ARCHITECT DOES NOT HAVE CONTROL OR CHANGE OF, & SHALL NOT BE HELD RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES & PROCEDURES FOR SAFETY PRECAUTIONS, OR FOR PROGRAMS IN CONNECTION W/ THE WORK, FOR THE ACTS OR OMISSIONS OF THE GC, SUB-CONTRACTOR, OR ANY OTHER PERSONS PERFORMING ANY OF THE WORK, OR FOR THE FAILURE OF ANY OF THE WORK, OR FOR THE FAILURE OF ANY THEM TO CARRY OUT THE WORK, IN ACCORDANCE W/ THE CONTRACT DOCUMENTS.
- 6. GC TO REMOVE, RELOCATE OR REROUTE AS NECESSARY ELECTRICAL, WATER, GAS OR ANY OTHER UTILITY LINES ENCOUNTERED & SHALL COORDINATE THIS WORK W/ ALL LOCAL UTILITY COMPANIES.
- 7. GC MUST NOTIFY ARCHITECT IMMEDIATELY OF ANY UNEXPECTED OR UNKNOWN CONDITIONS, DISCREPANCIES IN THE DWGS & CONTRACT DOCUMENTS & ERRORS OR OMISSIONS ON THE DWGS IN THE FIELD PRIOR TO PROCEEDING W/ WORK OR SHOP
- 8. GC SHALL NOTIFY ARCHITECT FOR CLARIFICATION OF ANY DISCREPANCIES BETWEEN ARCHITECTURAL, STRUCTURAL, MECHANICAL & ELECTRICAL DWGS.
- 9. GC TO OBTAIN WRITTEN APPROVAL FROM OWNER & ARCHITECT PRIOR TO ANY CHANGES OR DEVIATIONS FROM CONTRACT
- 10. GC SHALL PREPARE & MAINTAIN ALL CONSTRUCTION AREAS, AS WELL AS SURROUNDING AREAS, FREE OF DEBRIS OR HAZARDOUS MATERIALS AT ALL TIMES.
- 11. GC SHALL BE RESPONSIBLE FOR THE REPAIR AND/OR THE REPLACEMENT OF ANY ITEMS DAMAGED DURING CONSTRUCTION CLEAN-UP. CONSTRUCTION PERSONNEL SHALL BE CONFINED TO THE LIMITS OF THE CONSTRUCTION AREA. ALL OSHA REGULATIONS FOR CONSTRUCTION AREAS SHALL BE STRICTLY FOLLOWED.

12. DISCREPANCIES

- A. IF DISCREPANCIES OR CONFLICTS IN THE CONTRACT DOCUMENTS, THE MORE STRICT REQUIREMENTS WILL APPLY.
- B-ON-SITE VERIFICATION OF ALL DIMENSIONS & CONDITIONS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT AT ONCE BEFORE PROCEEDING.

C-DWGS ARE NOT TO BE SCALED. DIMENSIONS SHALL BE FOLLOWED.

- 13. ALL DIMENSIONS ARE BASED ON NOMINAL SIZES OF MEMBERS & ARE GIVEN TO THE OUTER FACE OF SUCH MEMBERS, NOT TO FACE OF FINISHED MATERIALS UNLESS OTHERWISE NOTED ON THE DWGS.
- 14. GC TO SUBMIT SHOP DWGS FOR APPROVAL BEFORE COMMENCING FABRICATIONS AND/OR INSTALLATION OF ALL APPLICABLE ITEMS FOR CONSTRUCTION. ALL SHOP DWG DIMENSIONS SHALL BE FIELD VERIFIED, REVIEWED & APPROVED BY CONTRACTOR

BEFORE SUBMITTAL. SHOP DWGS WHICH ARE INCOMPLETE OR LACKING SUFFICIENT INFORMATION WILL BE RETURNED W/O REVIEW.

- 15. THE GC SHALL BE AWARE THAT SPECIFIC FIRE RATED SEPARATIONS WITHIN THE BUILDING'S CONSTRUCTION ARE REQUIRED BY CODE. THE SPECIFIC MATERIALS & COMBINATIONS OF MATERIALS WITHIN FIRE RATED ASSEMBLIES AS CALLED FOR ON THE DWGS & SPECS ARE FOR THE PURPOSE OF ACHIEVING THOSE REQUIRED FIRE SEPARATIONS. IT SHALL BE THE GC'S RESPONSIBILITY TO VERIFY THE CHANGES IN MATERIAL THAT ARE REQUESTED BY OR MADE BY THE GC AND/OR IT'S SUBCONTRACTORS, FROM THOSE MATERIALS DRAWN OR SPECIFIED, DOES NOT IN ANY WAY EFFECT OR LESSEN THE REQUIRED FIRE RATED CONSTRUCTION ASSEMBLY.
- 16. WHERE CMU IS INDICATED TO HAVE A SPECIFIC HOURLY FIRE RATING, THIS SHALL BE TAKEN AS THE MINIMUM ALLOWED.
- 17. ALL WOOD FRAMING, INCLUDING PLYWOOD, WHICH IS CONCEALED WITHIN WALLS OR CEILINGS OR USED FOR SUPPORT OF WALLS & CEILINGS SHALL MEET CODE, REQUIREMENTS, PRESSURE TREATED WOOD SHALL BE USED WHERE IN CONTACT W/ CONCRETE OR MASONRY OR IN CONTACT W/ THE ELEMENTS (EXT).
- 18. GC TO SUBMIT A MINIMUM OF FIVE (5) SETS OF COMPLETE SHOP DWGS AS SUBMITTALS FOR APPROVAL BEFORE COMMENCING FABRICATION &/OR INSTALLATION OF ALL APPLICABLE ITEMS FOR CONSTRUCTION. ALL SHOP DWGS DIMENSIONS SHALL BE FIELD VERIFIED & REVIEWED & APPROVED BY THE GC BEFORE SUBMITTAL & SO NOTED.
- 19. GC TO FURNISH & INSTALL ALL METAL & WOOD BLOCKING REQUIRED FOR WALL-MOUNTED OR BRACED FIXTURES. MILLWORK. SHELVES, BATHRM FIXTURES & ACCESSORIES OR BY OTHER ITEMS DESCRIBED IN INTERIOR DESIGN & ARCHITECTURAL DWGS.

21. GC SHALL COORDINATE W/ MECHANICAL & ELECTRICAL CONTRACTORS THE LOCATION OF ALL ACCESS PANELS SO AS TO ALLOW FOR PROPER EQUIPMENT ACCESSIBILITY, MAINTENANCE AND/OR OPERATION OF THE BUILDING SYSTEMS. THE OMISSIONS OF ANY OR ALL ACCESS PANELS DOES NOT RELIEVE THE GC OF THE RESPONSIBILITY FROM PROVIDING AND INSTALLING SUCH PANELS OR

22. CONTRACTOR TO PROVIDE ACCESS PANELS FOR ALL A/C FIRE DAMPERS WHERE APPLICABLE.

23. CONTRACTOR SHALL PAINT ALL VISIBLE SURFACES OF FACTORY PRIMED EQUIPMENT UNLESS SPECIFICALLY NOTED OTHERWISE. VERIFY AND COORDINATE COLORS WITH ARCHITECT.

24. BEFORE INSTALLATION, THE CONTRACTOR SHALL COORDINATE WITH THE ARCHITECT THE EXACT MOUNTING LOCATION OF ALL SWITCHES, WALL RECEPTACLES, PLUGS, THERMOSTATS AND OTHER WALL MOUNTED FIXTURES.

25. ALL INTERIOR & EXTERIOR JOINTS BTW DIFFERENT MATERIALS OR FINISHES SHALL RECEIVE A BEAD OF SILICON CAULKING TO MATCH COLOR OF ADJACENT SURFACE. SUBMIT SPECIFIC PRODUCT INFORMATION & LOCATIONS TO ARCHITECT PRIOR TO USE FOR APPROVALS.

26. GC SHALL BE RESPONSIBLE FOR REMOVING ALL DEBRIS & CONSTRUCTION MATERIAL FROM SITE. GC SHALL ALSO BE RESPONSIBLE FOR PROPERLY CLEANING ALL AREAS PRIOR TO FINAL ACCEPTANCE BY THE OWNER INCLUDING BUT NOT LIMITED TO WINDOWS, STOREFRONT, FLOORS, CARPETS, WALLS, DOORS, ETC.

27. UPON COMPLETION OF THIS PROJECT, THE GC SHALL GIVE THE OWNER A COMPLETE SET OF AS BUILT ARCHITECTURAL MECHANICAL, ELECTRICAL, PLUMBING & FIRE PROTECTION DWGS ALONG W/ WRITTEN GUARANTIES FOR ALL EQUIPMENT & FINISHES INSTALLED. THE GC SHALL MAINTAIN A CURRENT SET OF AS-BUILT DWGS. INFORMATION SHALL BE RECORDED BY GC AS CONSTRUCTION PROGRESSES.

28. BUILDINGS & STRUCTURES HEREIN PROVIDED FOR UNDER DIVISION 3, 4, 5, 6, & 7 MEET THE REQUIREMENTS FOR IMPACT RESISTIBILITY, AS REQUIRED BY SECTION 2315 OF THE FLORIDA BUILDING CODE & ARE DESIGNED & CONSTRUCTED IN ACCORDANCE W/ CONDITION II, TABLE 9 OF THE ASCE 7-98.

29. GC TO SUBMIT PRODUCT APPROVAL TO THE BUILDING DEPARTMENT FOR ALL DOORS & ALL COMPONENTS REQUIRING PRODUCT APPROVAL PRIOR TO THE SUBMITTAL OF SHOP DWGS.

30. GC SHALL PROVIDE PROPER SAFE GUARD IN COMPLIANCE WITH CODES DURING ALL PHASES OF CONSTRUCTION.

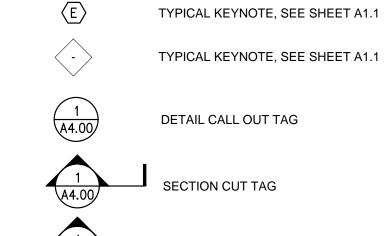
31. GC TO INSTALL BARRIERS AS NECESSARY & REQUIRED AROUND PERIMETER OF CONSTRUCTION LIMITS TO PROTECT THE PUBLIC.

32. GC TO FIRE CAULK ALL EXISTING & NEW PENETRATIONS THRU FIRE SEPARATIONS. FIRE CAULK TO BE UL-LISTED. SEE FIRE PENETRATION DETAILS AS SHOWN IN THIS SET OF DOCUMENTS.

ABBREVIATIONS

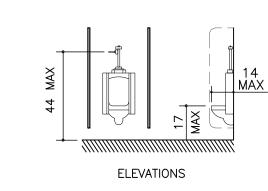
ADA	AMERICANS WITH DISABILITIES ACT	10	ISOLATED ODOLIND DECEDTAGE
ADAAG AFF	AMERICANS WITH DISABILITIES ACT, AMERICANS WITH DISABILITIES ACT, ARCHITECTURAL GUIDELINES ABOVE FINISH FLOOR	IG INSUL INT	ISOLATED GROUND RECEPTACLE INSULATION INTERIOR
	ALUMINUM ABOVE MEAN SEA LEVEL	JAN. J-BOX	JANITOR JUNCTION BOX (ELECTRICAL)
BD BLDG.	BOARD BUILDING	LAV. LB	LAVATORY POUND
C.C. C.I. CBS CJ CL CLG CLR CMU CO	CENTER TO CENTER CAST IRON CONCRETE BLOCK STRUCTURE CONTROL JOINT CLOSET CEILING CLEAR CONCRETE MASONRY UNIT CERTIFICATE OF OCCUPANCY	M.R. MAX. MECH MEP MIN. MO MSL MTL.	MOISTURE RESISTANT MAXIMUM MECHANICAL MECHANICAL, ELECTRICAL & PLUMBING MINIMUM MASONRY OPENING MEAN SEA LEVEL METAL
COMM CONC. CONT CPT CT	COLUMN COMMUNICATION CONCRETE CONTINUOUS CARPET CERAMIC TILE	NIC	NOT APPLICABLE NOT REQUIRED NATIONAL ELECTRICAL CODE NATIONAL FIRE PROTECTION ASSOCIATION, (LIFE SAFETY CODE) NOT IN CONTRACT
DBL. DEMO DEPT.	DOUBLE DEMOLITION DEPARTMENT	NO. NOM NTS	NUMBER NOMINAL NOT TO SCALE
DF DIA. DIM DN	DRINKING FOUNTAIN DIAMETER DIMENSION DOWN	O.C.	ON CENTER
DR DWG	DOOR DRAWING	PART PLAM PLUMB	PARTITION PLANTIC LAMINATE
E EA. EJ ELEC. ELEV.	EXISTING EACH EXPANSION JOINT ELECTRICAL ELEVATION	PLY PT PVC	PLUMBING PLYWOOD PRESSURE TREATED POLYVINYLCLORIDE (PLASTIC PIPE)
EMT EQ.	ELECTRICAL METAL TUBING EQUAL	QTY.	QUANTITY
EQUIP EWC EXP. EXT.	EQUIPMENT ELECTRIC WATER COOLER EXPANSION EXTERIOR	R RECPT. REINF. REQ. RM	RISER / RADIUS RECEPTACLE REINFORCED REQUIRED ROOM
F.E. FAC FACP FD FFE FIN FIXT. FL FP FPL FS FT FURN	FIRE EXTINGUISHER FLORIDA ACCESSIBILITY CODE FIRE ALARM CONTROL PANEL FLOOR DRAIN FINISH FLOOR ELEVATION FINISH FIXTURE FLOOR FIRE PROTECTION FLORIDA POWER & LIGHT FIRE SPRINKLER FEET OR FOOT FURNITURE	S.S. SBC SC/WD SF SFBC SH SIM. SPECS SQ. IN. STD. STG. STG. STL. STOR	STAINLESS STEEL STANDARD BUILDING CODE SOLID CORE WOOD SQUARE FEET SOUTH FLORIDA BUILDING CODE SRIRACHA HOUSE SIMILAR SPECIFICATIONS SQUARE INCHES STANDARD STORAGE STEEL
GA GC GFI GFIC	GAUGE GENERAL CONTRACTOR GROUND FAULT INTERRUPT GROUND FAULT INTERRUPT CIRCUIT	STR. T.M.E. TCO	STORAGE STRUCTURAL TO MATCH EXISTING TEMPORARY CERTIFICATE OF OCCUPANCY
GYP. BD. HC/WD	GYPSUM BOARD HOLLOW CORE WOOD	TEL. TYP.	TELEPHONE TYPICAL
HDWR HM	HARDWARE HOLLOW METAL	UL	UNDERWRITERS LABORATORIES
HOR HR	HORIZONTAL HOUR	VCT	VINYL COMPOSITION TILE
HT HVAC HWH	HEIGHT HEATING, VENTILATION & AIR CONDITIONING WATER HEATER	W/ WC WD WP	WITH WATER CLOSET WOOD WATER PROOF

CONSTRUCTION LEGEND



ELEVATIONS TAG

FLOOR HEIGHT TAG



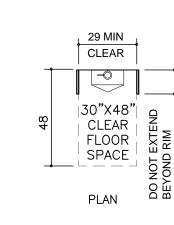
54 MIN

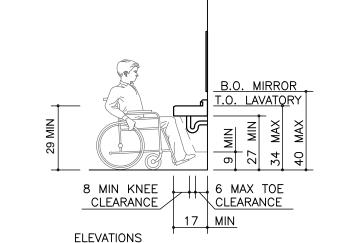
SIDE WALL

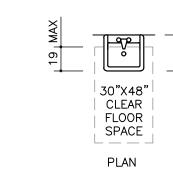
URINAL CLEARANCES

HINGE SIDE APPROACH

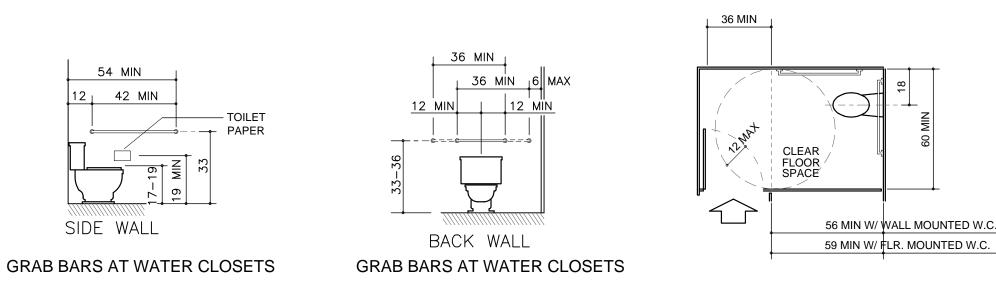
36 MIN



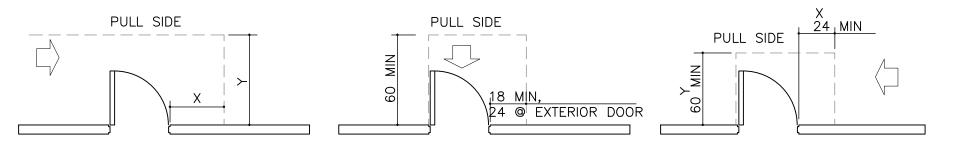




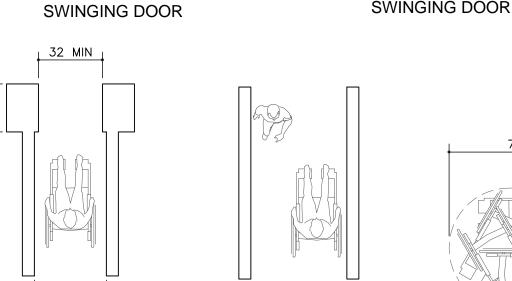
LAVATORY CLEARANCES

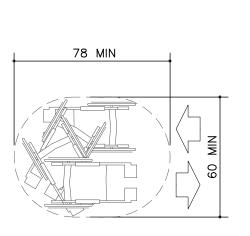


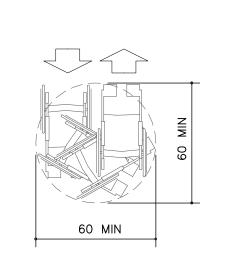
STANDARD STALL (END OF ROW)



FRONT APPROACH







LATCH SIDE APPROACH

SWINGING DOOR

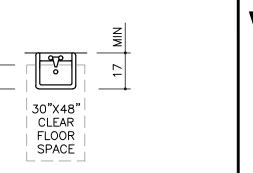
CHANGES IN LEVEL

MINIMUM CLEAR WIDTH MINIMUM CLEAR WIDTH FOR SINGLE WHEELCHAIR FOR ONE WHEELCHAIRS



WHEELCHAIR TURNING SPACE





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design associate: MMH

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project history:

project information:

08.16.2013

13-78F

project number:

general notes & **ADA** guidelines

cs2.0-abbr & ada info.dwg

NET PARCEL AREA NET PARCEL AREA 247.016 SO, FT. (5.67 ACRES) ALL-OMED FOR NET PROVIDED FOR NET PARCEL AREA PARCE	DJECT NAME:		AMENDED DORAL B	BUSINESS & OFFICE CENTER					
BUILDING COVERAGE: LOT COVERAGE (500) - PARCEL AREA LOT COVERAGE (500) - PARCEL AREA LOT COVERAGE (500) - PARCEL AREA PLOOR AREA RATIO: FIRST FLOOR - O.50 O.50 123.508 SQ. FT. FROY JED FOR NET PARCEL AREA PROVIDED FOR NET PARCEL AREA PROVIDED ROT NET PARCEL AREA FROM THE LOOR - O.25 O.50 LOT COVERAGE (500) - PARCEL AREA PROVIDED FOR NET PARCEL AREA PROVIDED ROT NET PARCEL AREA PROVIDED ROS NET PARCEL AREA PROVIDED ROS NET PARCEL AREA PROVIDED ROS NET. SELTBACKS REGUIRED PARKING PROVIDED PARKING PROVIDED PARKING PROVIDED PARKING PROVIDED PARKING PROVIDED PARKING ON SITE - PARKING ON SITE - PARKING IN BULDING - 100 FLOOR - 1 7041 SF 700 SF									
### BUILDING COVERAGE: LOT COVERAGE (900) - PARCEL AREA LOT COVERAGE (900) - PARCEL AREA ### PARCEL AREA #### PARCEL AREA ### PARCEL AREA ### PARCEL AREA #### PARCEL AREA ##### PARCEL AREA ###### PARCEL AREA ##################################	PARCEL AREA:		247,016 SQ. FT. (5.67 ACRES)						
LOT COVERAGE (600 - PARCEL AREA 123,500 SQ. FT. 72,220 SQ. FT. (79,23)			ALLOWED FOR NET	PROVIDED FOR NET PARCEL AREA					
FLOOR AREA PATIO: FIRST FLOOR - 0.50 0.50 1/23.506 SQ, FT. 4TH THRU 6TH FLOORS - 0.25 0.75 1/25.506 SQ, FT. 1/25.		 REA		72,220 SQ. FT. (29,23%)					
FIRST FLOOR + 0.50 O50 I23,508 SQ, FT. S8,177 SQ, FT. I40,03 SQ, FT. I98,208 SQ, FT. I89,208 SQ, FT.			ALLOWED FOR NET	PROVIDED FOR NET					
### ATH THRU 6TH FLOORS - 0.25									
TOTAL F.A.R SETBACKS REQUIRED PROVIDED BUILDING BASE FRONT PEAR SIDE PARKING: PARKING: REGULED PARKING PROVIDED BLUDING -1 REST. SF RETAIL SF OFFICE SF GROUND FLOOR -1 -1 17.941 SF 200 FC STH FLOOR -2 -2 572.05 SF 571 FLOOR -3 241 SF 25720 SF 571 FLOOR -3 -7 25720 SF 571 FLOOR -3 -7 25720 SF 571 FLOOR -3 -7 2622 SF 1 I PER 300 S0. FT OFFICE BUILDING -2 REST. SF RETAIL SF OFFICE SF RETAIL SF OFFICE SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF OFFICE SF RETAIL SF RETAIL SF REGULED FOR NET PROVIDED FOR NET PROVIDED FOR NET PARCEL AREA PARCEL AREA			·	,					
SETBACKS BULDING BASE FRONT REAR FRONT REAR BUILDING -1 REST. SF RETAIL SF OFFICE SF GROUND FLOOR -1 -1 -1 -1 -1 -1 -1 -1 -1 -			·	140,031 SQ. FT.					
BUILDING BASE FRONT REAR SIDE PARKING: PARKING: BUILDING - 1	TAL F.A.R 	I.25 ————	308,770 SQ. FT.	198,208 SQ. FT.					
### ### ### ### ### ### ### ### ### ##	TBACKS		REQUIRED	PROVIDED					
REAR SIDE	LDING BASE								
SIDE 15-0' 58-5' PARKING: REQUIRED PARKING PROVIDED BUILDING - REST. SF RETAIL SF OFFICE SF GROUND FLOOR - 17.941 SF 2/0. FLOOR 25.720 SF 51H, FLOOR - 25.720 SF 51H, FLOOR - 25.720 SF 51H, FLOOR - 1. 25.720 SF 570									
BUILDING - I REST. SF RETAIL SF OFFICE SF GROUND FLOOR									
BUILDING - I REST. SF RETAIL SF OFFICE SF GROUND FLOOR	 ARKING:		REQUIRED	PARKING PROVIDED					
GROUND FLOOR 17,941 SF 2ND, FLOOR				17 ((((((((((((((((((((((((((((((((((((
BUILDING - 2 REST. SF RETAIL SF OFFICE SF GROUND FLOOR 2,424 SF 8,308 SF 7,209 SF 2ND. FLOOR	FLOOR	25,720 SF 3,241 SF							
ROUND FLOOR 2,424 SF 8,308 SF 7,209 SF 2ND. FLOOR	'ER 300 SQ. FT OFFICE		72,622 SF./ 300 =242.07						
BUILDING - 3 REST. SF RETAIL SF OFFICE SF GROUND FLOOR 1,476 SF 12,000 SF - 1,476 SF 12,000 SF 16,44 12,000 SF / 45 = 1	ND FLOOR 2,424 SF 8,30 LOOR	25,720 SF 25,720 SF 25,720 SF 22,236 SF 80,885 SF		PARKING IN BUILDING = 379					
I,476 SF 12,000 SF - 1,476 SF 14,45									
2. I PER 250 SQ. FT RETAIL 3. I PER 300 SQ. FT OFFICE TOTAL REST. SF RETAIL SF OFFICE SF 3,900 SF / 1/2=1,950 SF. 20,308 SF 153,507 SF REQUIRED FOR NET PROVIDED FOR NET PARCEL AREA	ND FLOOR 1,476 SF 12,0 1,476 SF 12,0	00 SF - 00 SF -							
3,900 SF / 1/2=1,950 SF. 20,308 SF 153,507 SF REQUIRED FOR NET PROVIDED FOR NET PARCEL AREA PARCEL AREA PARCEL AREA	PER 250 SQ. FT RETAIL	RESTAURANT	12,000 SF./ 250 =48						
LANDSCAPE AREA PARCEL AREA PARCEL AREA			1 636.24	656					
1 ACRE UP TO 5 ACRES : 16% 39,522 SQ. FT GREEN AREA = 39,6C	NDSCAPE AREA								
			39,522 SQ. FT	GREEN AREA = 39,600 SQ. F					
OPEN WALKWAYS = 4,8				OPEN WALKWAYS = 4,830 SQ. F					
1.5% 2ND THRU 6TH FLOOR = 7.5% 18,526 SQ. FT COVERED WALKWAYS = 11,89			18,526 SQ. FT	COVERED WALKWAYS = II,890 SQ. F					

20,308 SF /250 | 153,507 SF /300

| 19,099 SF /250 | 153,507 SF /300

TOTAL = 23.5%

REVISED PARKING CALCULATIONS

2. I PER 250 SQ. FT. - RETAIL 3. I PER 300 SQ. FT. - OFFICE

GROUND FLOOR 2,767 SF 10,709 SF

BUILDING - 3 REST. SF RETAIL SF OFFICE SF

I. I PER 45 SQ. FT OF PATRON AREA. - RESTAURANT

TOTAL PARKING REQUIRED FOR BUILDING 3 =

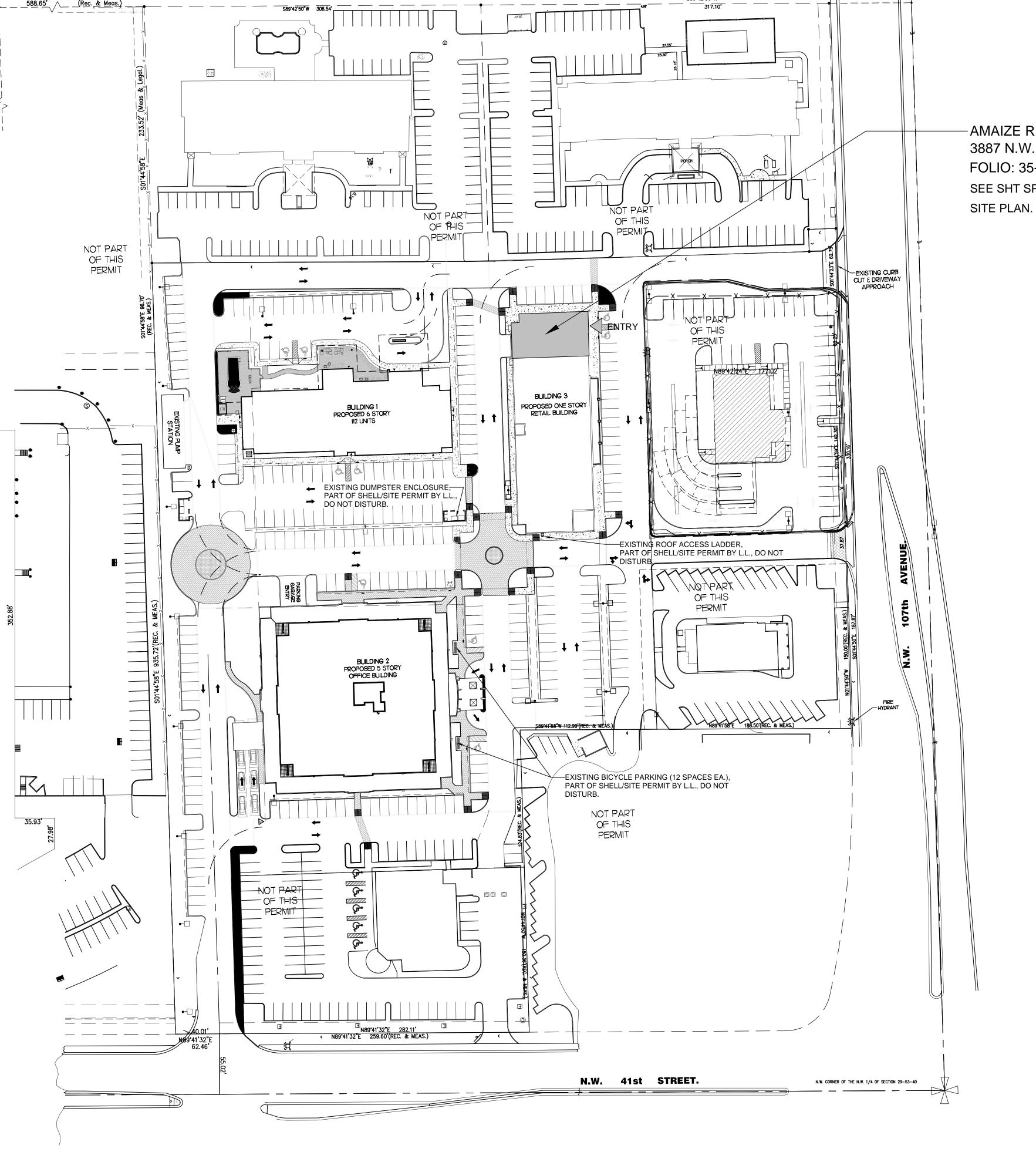
ORIGINAL TOTAL | REST. (PATRON S.F.) | RETAIL SF

1,950 SF /45

REVISED TOTAL REST. (PATRON S.F.) RETAIL SF

2,293 SF /45

8,3	,212 SF./ 45 =26,93 308 SF./ 250 =33,23 385 SF./ 300 =269,61	PARKING IN BUILDING	; = 379		352.88			H —	& MEAS.)	1		
12,C	3 SF./ 45 = 16,4 000 SF./ 250 = 48 0 OFFICE)			EXISTING BUILDING					935.72'(REC.			
	636,24		656	EXIST			•		S01.44'58"E	 		
	QUIRED FOR NET RCEL AREA	PROVIDED FO PARCEL AREA							NOS X	-)		\
	39,522 SQ. FT	GREEN AREA	4 = 39,600 SQ. FT.						×	_		
		OPEN WALKWA	XYS = 4,830 SQ. FT.				1 1 1		×			
	18,526 SQ. FT	COVERED WALKWA	YS = 11,890 SQ. FT.	-						_		<u>_</u>
		OPEN TERRAC	ES = 6,144 SQ. FT.			35.93'						
!	58,048 SQ. FT.	TOTAL 25.	2% = 62,464 SQ. FT.			27.98			•-	- - / /		_
=									•			OT P+ DF T+ PERM - -
10,7	3 SF./ 45 =17,7 OL 709 SF./ 250 =42.8) OFFICE)	JTDOOR PATIO 283SF/ 4	.5 = 6.8						·			-
67.3	3 SPACES (64.4 SPA	CES APPROVED UNDER	MASTER PERMIT)			=			=-=	<i>"</i> / -	_\	
′250	OFFICE SF 153,507 SF /300	REQUIRED 636,24	PROVIDED 656			- _			N89'4	0.01' 1'32"E 52.46'		
50	OFFICE SF 153,507 SF /300	REQUIRED 639,04	PROVIDED 656							33.02	75 00'	



EXISTING SITE PLAN
NOT TO SCALE



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architect of record:

William F. Arthur License Number: 0012074

-AMAIZE RESTAURANT 3887 N.W. 107TH AVENUE, Suite 101 FOLIO: 35-3029-087-0010 SEE SHT SP1.1 FOR ENLARGED

design associate:

MMH

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Restaurant 07th Avenue, Suite 1

project history:

project information: project number:

existing site plan

sheet number:

sp1.0-site_plan.dwg

KEYED NOTES: INDICATED BY SYMBOL

GENERAL:

1 EXISTING BUILDING PERMITTED UNDER SEPARATE SHELL PERMIT BY L.L.

EXIST. 1 1/2" WATER LINE FROM 2" WATER METER AND BACKFLOW DEVICE, PART OF SHELL/SITE PERMIT BY L.L. SEE MEP FOR CONTINUATION. VERIFY EXACT LOCATION WITH L.L. PROVIDED UTILITY LOCATIONS.

EXIST. 4" STUB UP FOR SANITARY LINE, (12" ABOVE DIRT WITH CAP) PART

10 EXIST. SERVIOLED BY L.L. DO NOT DISTURB UNLESS OTHERWISE NOTED.

SITE LIGHTING, ETC. PART OF SHELL/SITE PERMIT BY L.L. DO NOT DISTURB

EXIST. 4" STUB UP FOR GREASE LINE AND (2) 1050 GAL.(EA) GREASE TRAPS, PART OF SHELL/SITE PERMIT BY L.L. SEE MEP FOR CONTINUATION. VERIFY

EXACT LOCATION WITH L.L. PROVIDED UTILITY LOCATIONS.

UNLESS OTHERWISE NOTED.

DO NOT DISTURB.

EXISTING ADA CURB RAMP & DETECTABLE WARNING,

BY L.L. DO NOT DISTURB UNLESS OTHERWISE NOTED.

EXISTING ASPHALT PARKING, PAVING, GRADING, DRAINAGE, PARKING
STRIPING, CURBS, WHEEL STOPS, DIRECTIONAL SIGNAGE, LANDSCAPING,

EXIST. 4" STUB UP FOR SANITARY LINE, (12" ABOVE DIRT WITH CAP) PART OF SHELL/SITE PERMIT BY L.L. SEE MEP FOR CONTINUATION. VERIFY EXACT LOCATION WITH L.L. PROVIDED UTILITY LOCATIONS.

EXISTING ELECTRICAL PANELS INSIDE PREMISES AS A PART OF SHELL PERMIT. SEE MEP FOR CONTINUATION. VERIFY EXACT LOCATION WITH L.L. PROVIDED UTILITY LOCATIONS.

PROPOSED LOCATION OF GAS METER. SEE MEP FOR CONTINUATION. VERIFY EXACT LOCATION WITH GAS COMPANY/PROVIDER.

(10) EXIST. SERVICE DOOR, DO NOT DISTURB.

EXISTING CANOPY, DO NOT DISTURB.

 $\langle 12 \rangle$ LINE OF AWNING (BY OTHERS, PART OF SEPARATE PERMIT).

REMOVE RAMP/SIDEWALK AND LANDSCAPING FOR NEW BRICK PAVERED OUTDOOR DINING AREA. BRICK PAVERS MUST MATCH L.L. PROVIDED PAVERED SIDEWALK. SEE SHT. A1.1 FOR MORE INFORMATION.

PROVIDE NEW CURBING TO BE CONTIGUOUS WITH EXISTING.

GENERAL NOTES:

A. PARKING LOT LIGHTING PROVIDED AND INSTALLED UNDER L.L. SITE/SHELL PERMIT. NOT A PART OF THESE DOCUMENTS.

B. OVERALL SITE DIRECTIONAL SIGNAGE PROVIDED AND INSTALLED UNDER L.L. SITE/SHELL PERMIT, NOT A PART OF THESE DOCUMENTS.

wha

p.o. box 14.2116 coral gables, fl 33114.2116 **305.443.3100** 305.259.3986 fax whaiv@whadesign.com

architect of record:

William F. Arthur
License Number: 0012074

seal
design associate:

MMH

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87 N.W. 107th Avenue, S DRAL, FLORIDA rts information: CM Doral Properties

project history:

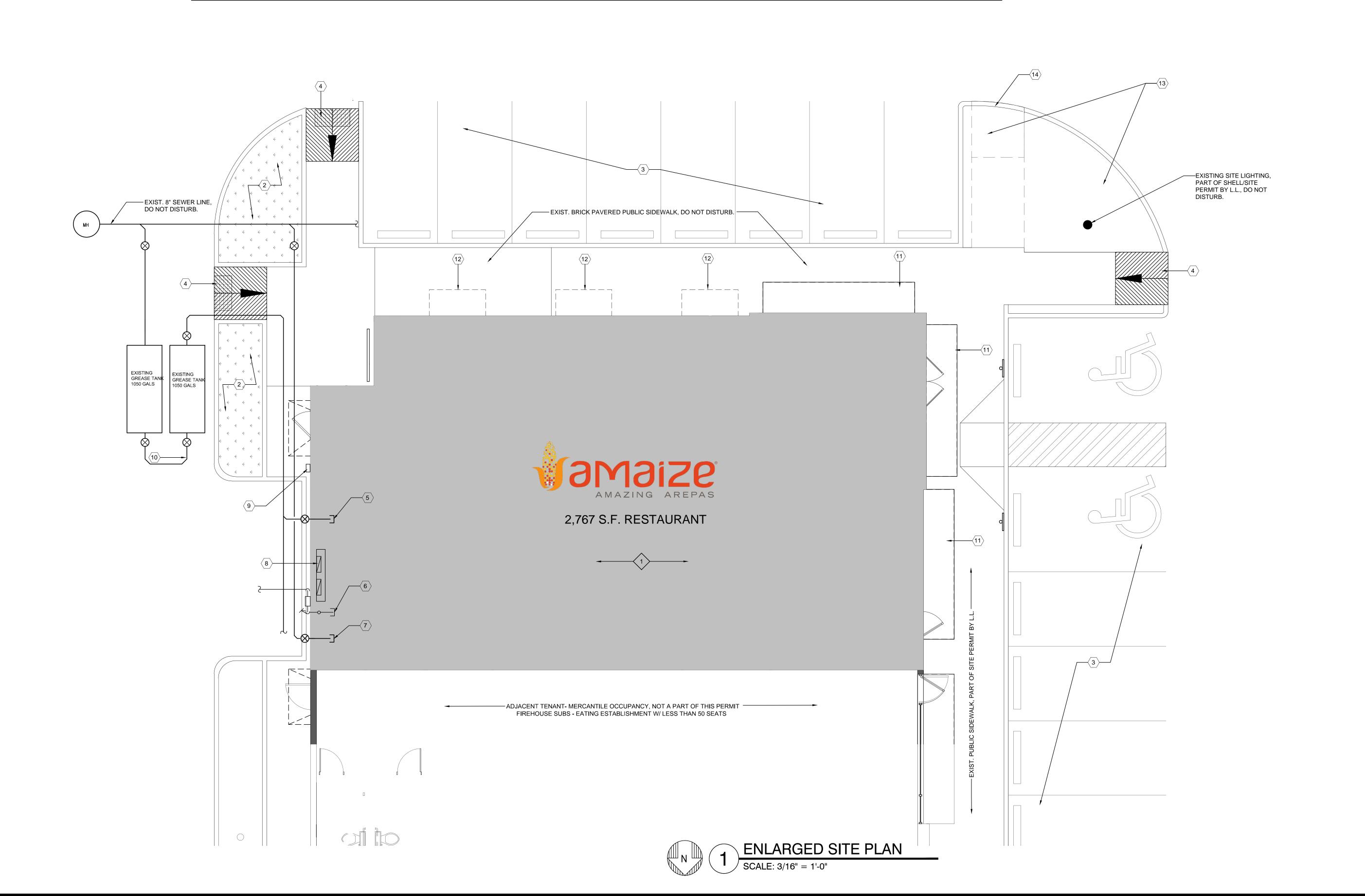
project information:
date:
08.16

project number:

enlarged site plan

sheet number:

file: sp1.1-enlarged site_plan.dwg





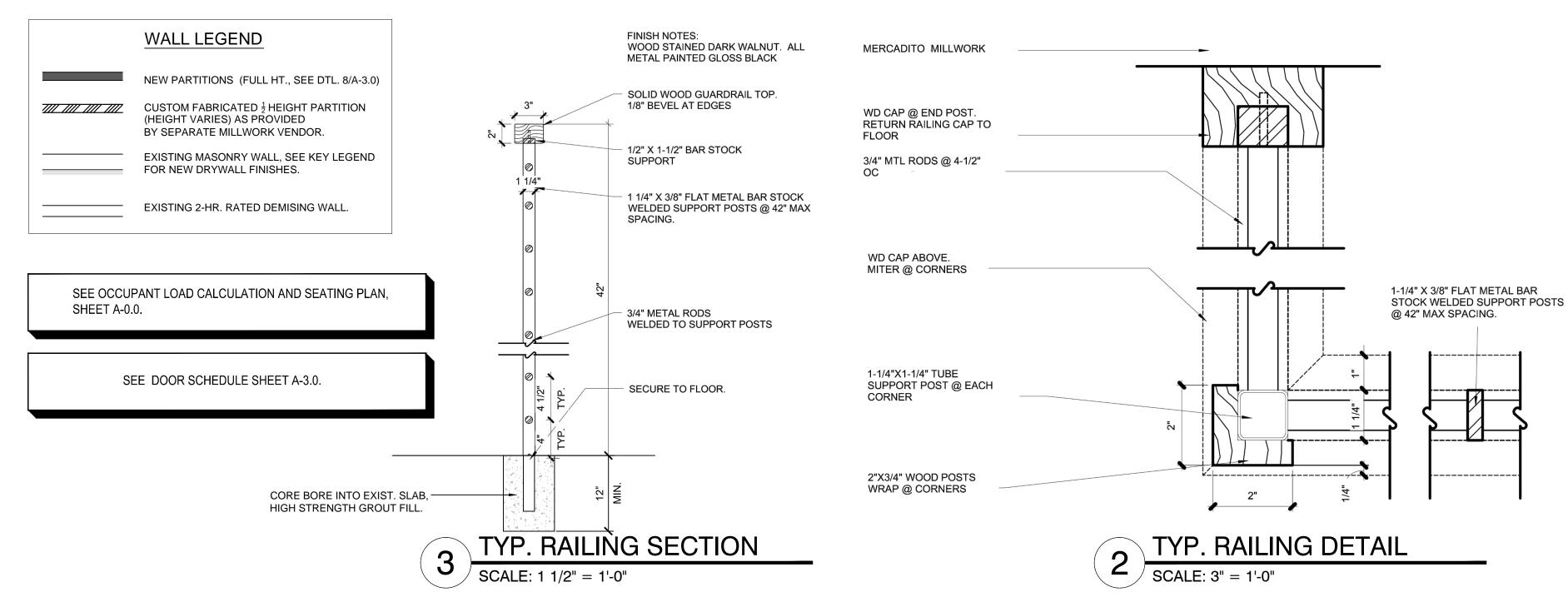
PROTOYPE PACKAGE.

- 1. EXIST IMPACT RESISTANT STOREFRONT SYSTEM, DO NOT DISTURB.
- 2. EXIST. MASONRY WALL, DO NOT DISTURB EXTERIOR SIDE . INTERIOR SIDE, APPLY $\frac{7}{8}$ ", 25 GA MTL FURRING CHANNELS W/ R4.0 FOIL BACKED INSULATION & $\frac{5}{8}$ " DRYWALL FROM FLOOR TO BOTTOM OF ROOF DECK. DRYWALL SHALL BE TAPED, SANDED & PREPARED READY FOR "AMAIZE" PROVIDED FINISHES. SEE ARCHITECTURAL
- 2a. SAME AS KEY NOTE "2" EXCEPT INSULATION NOT REQUIRED.
- 2b. SAME AS KEY NOTE "2" EXCEPT APPLY FROM BOTTOM OF STOREFRONT HEADER, UP BULKHEAD TO BOTTOM OF ROOF DECK. AT SOUTH STOREFRONT, TERMINATE DRYWALL +12.00' A.F.F.
- 2c SAME AS KEY NOTE "2" EXCEPT TERMINATE DRYWALL +12.00' A.F.F.
- 3. "BLACK-OUT" INTERIOR SIDE OF STOREFRONT GLASS W/ FILM. CLOSE OPENING FROM FLOOR TO BOTTOM OF HEADER W/ 20 GA. STUDS @ 16" O.C. APPLY $\frac{5}{8}$ " DRYWALL FLUSH AND CONTIGUOUS WITH SURROUNDING SURFACES.
- 3a. PARTIAL "FROST" INTERIOR SIDE OF STOREFRONT GLASS, SEE ELEVATIONS SHT. A3.1 FOR NON-TINTED AREAS.
- 4. EXIST. 2-HR. FIRE RATED PARTITION, BUILT & APPROVED UNDER SHELL DOCUMENTS, NOT TO BE DISTURBED EXCEPT FOR NEW FINISHES BEING APPLIED TO WALL. ALL FINISHES SHALL BE A MIN. OF CLASS "C" RATING.
- 5. TYP INT PARTITION, (1) LAYER %" GYPSUM BD APPLIED VERT TO OUTER SD (USE GREENBD AT INT SIDE OF RESTRM) 3- %", 20GA. STL STUDS AT 16"OC. RUN PARTITION AND D.W. TO A HEIGHT OF 6" ABOVE CEILING, TAPED, SANDED & PREPARED READY FOR FINISHES. REFER TO DTL 8/A3.0.
- 5a. SAME AS "5" EXCEPT USE 20 GA. 6" STL. STUDS.
- 5b. SAME AS "5" EXCEPT PROVIDE BLOCKING IN PARTITION AS REQUIRED FOR SHELVING.
- 5c. SAME AS "5" EXCEPT USE 20 GA. 6" STL. STUDS & PROVIDE BLOCKING IN PARTITION AS REQUIRED FOR SHELVING.

- 6. LOW HEIGHT MILLWORK PARTITION W/ SNEEZE GUARD ABOVE PROVIDED BY SEPARATE VENDOR. SEE MORE INFORMATION FROM "WASSERSTROM" DOCUMENTS. G.C. TO COORDINATE INSTALLATION OF UTILITIES. VERIFY WITH MICHAEL HOERNER PARTY RESPONSIBLE FOR PARTITION INSTALLATION.
- 7. SAME AS KEY NOTE "6" EXCEPT NO SNEEZE GUARD & WALL PARTITION FINISHES VARY.
- 8. DISPLAY, COUNTER, MILLWORK ITEM TO BE DETAILED BY "OTHERS" ND AS PROVIDED UNDER SEPARATE "AMAIZE" VENDOR / SUB-CONTRACTOR. ANY COUNTERS USED BY THE PUBLIC SHALL BE MAX. OF 36" A.F.F. FOR A DISTANCE OF AT LEAST 36" AS REQUIRED BY F.A.C. 904.4.1.
- 8a. FURNITURE/TABLES, CHAIRS, STOOLS, BENCH SEATING SHALL BE PROVIDED & SET-UP BY SEPARATE VENDOR.
- 9. SERVICE SINK W/ WATER HEATER ABOVE, SEE DTL. 7 SHT. A-3.0.
- 10. EXISTING ELEC. PANELS & EXIST. STEP DOWN TRANSFORMER ABOVE. REFER TO ELECTRICAL SHEETS FOR MORE INFO.
- 11. NEW SUB-PANEL, SEE ELECTRICAL SHEETS FOR MORE INFO.

13. SAME AS KEY NOTE "11", EXCEPT FREEZER UNIT.

- 12. WALK-IN COOLER UNIT AS PROVIDED & INSTALLED BY "WASSERSTROM". G.C. TO COORDINATE & PROVIDE ALL REQUIRED UTILITY CONNECTIONS SHOWN ON MEP SHEETS.
- 14. TRANSITION STRIP AS REQUIRED.
- 15. EXISTING STRUCTURAL COLUMN NOT TO BE DISTURBED STRUCTURALLY. COLUMN TO BE WOOD WRAPPED. SEE "AMAIZE" ARCHITECTURAL PROTOTYPICAL PACKAGE FOR MORE DETAILED INFORMATION REGARDING FINISHES.
- 16. TYP. 42" HIGH METAL RAILING (PAINTED BLACK) WITH WD. TOP GUARDRAIL (STAINED WALNUT), SEE DETAILS THIS SHT.



p.o. box 14.2116 coral gables, fl 33114.2116 305.443.3100 305.259.3956 fax whaiv@whadesign.com architect of record: William F. Arthur License Number: 0012074 TS

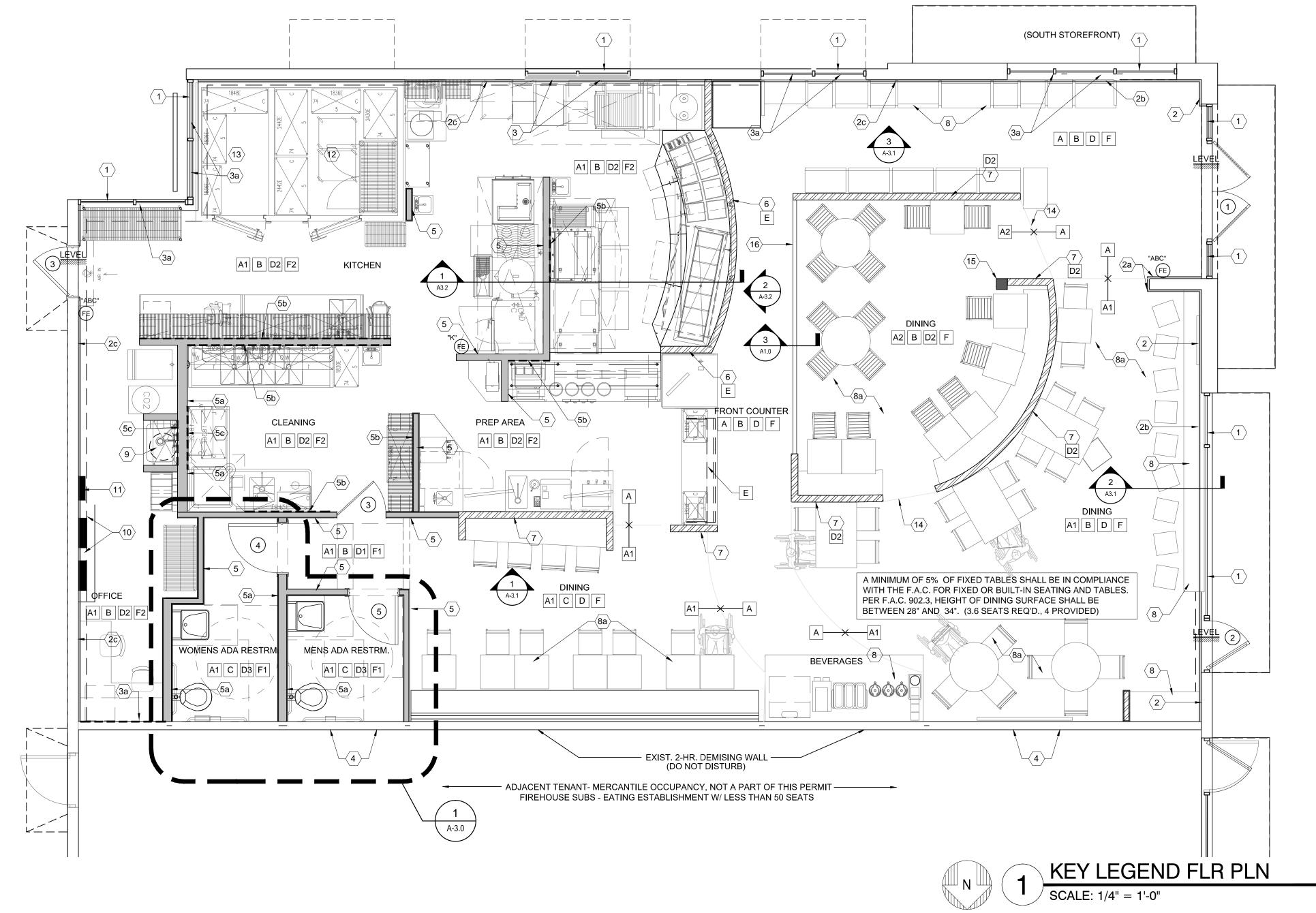
design associate: MMH

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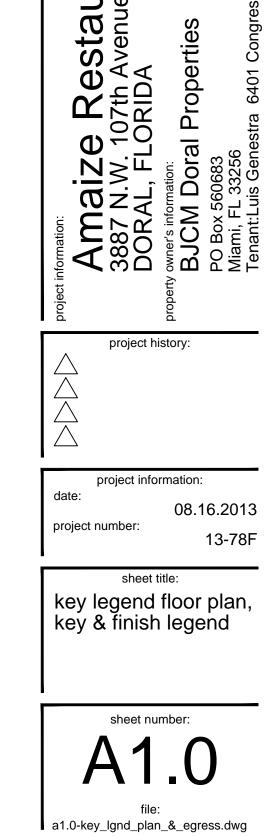
FINISH LEGEND:

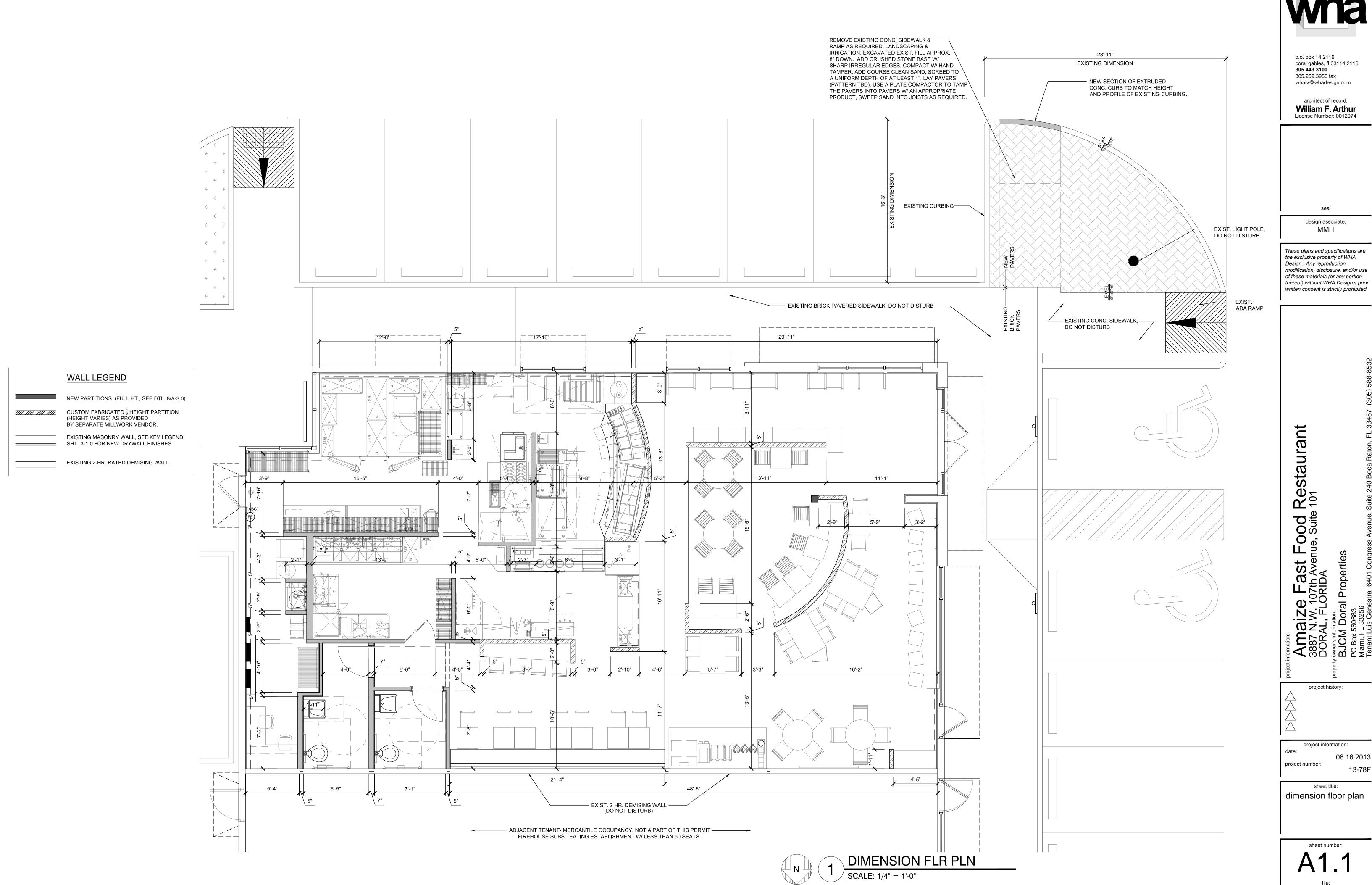
- A. EXISTING CONCRETE FLOOR SHALL BE FILLED, PATCHED, LEVEL AND PREPARED SMOOTH TO MATCH "AMAIZE" EXPOSED CONCRETE SPECIFICATIONS.
- A1. EXISTING CONCRETE FLOOR SHALL BE FILLED, PATCHED, LEVEL AND PREPARED SMOOTH TO RECEIVE A STAINED HIGH LUSTER POLISH TO MATCH "AMAIZE" SPECIFICATIONS.
- A2. EXISTING CONCRETE FLOOR SHALL BE FILLED, PATCHED, LEVEL AND PREPARED SMOOTH TO RECEIVE NEW PORCELAIN WOOD FLOOR AS MFG. BY "KEOPE", TYPE: ECHOS, COLOR: WENGE IN 6" PLANKS.
- B. BASE TILE SHALL BE AS MFG. BY "DALTILE", MAGMA CORE FLAT 12" X 12" CUT TO FIT.ALL NEW GYPSUM BD. SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED FINISH.
- C. 4" VINYL COVE BASE AT RESTROOMS AS SELECTED BY TENANT.
- D. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR INSTALLATION OF "NICHIPANEL" STUCCO FINISH WITH CORN ICON EMBELLISHED ONTO PANELS, PANELS TO BE PAINTED SHERWIN WILLIAMS, COLOR: HUBBARD SQUASH, SW0044.
- D1. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED FINISH, SHERWIN WILLIAMS, COLOR: HUBBARD SQUASH, SW0044.
- D2. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED TILE FINISH AS MFG. BY "DALTILE" 4" X 8", BISCUIT SEMI-GLOSS.
- D2. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED LAMINATE FINISH, LAMINART PREMIER EBONY # 7962-VT.
- D3. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED TILE FINISH AND NON-ABSORBENT PAINT AS REQUIRED AT RESTROOM WALLS.
- E. FRONT COUNTER WALLS AND SOFFIT ABOVE TO RECEIVE PAINTED WOOD SLATS IN VARIOUS SHADES TO MATCH THE COLOR INSPIRATION PG.3 OF THE "AMAIZE" PROTOTYPE PACKAGE.
- F. EXPOSED CONCRETE JOIST, PAINT ALL STRUCTURE, CONDUITS AND ANY/ALL EXPOSED DUCT WORK BLACK WITH BENJAMIN MOORE, COLOR: IRON MOUNTAIN, BM2134-30.
- F1. GYPSUM BD. CEILING AND UNDERSIDE OF GYPSUM BD. SOFFIT TO BE PAINTED, SHERWIN WILLIAMS, COLOR: HUBBARD SQUASH, SW0044.
- F2. USG OR EQUAL 24"X48"X5/8" VINYL STIPPLE CEILING, EXP. TEE GRID WITH W/ WHITE FINISH. HANG PER MFG. SPECS, CLG. +9.00'

**GENERAL CONTRACTOR SHALL COORDINATE ALL FINISHES AND VERIFY INSTALLATION METHODS, LOCATIONS AND HEIGHTS W/ AMAIZE ARCHITECTURAL PROTOTYPE PACKAGE, TENANT'S INTERIOR DESIGNER & MICHAEL HOERNER.









a1.1-dimension_plan.dwg

Description
RECESSED DOWN LIGHT, REGRESSED TRIM, "R2000V", 4", GYP. CEILING MOUNTED, 9'-0" A.F.F. W/ (1) MR16 35-50W INCANDESCENT LAMP AS MFG. BY CONTRAST LIGHTING.
CUSTOM PAINTED WOODEN BASKET FIXTURE W/ (2) INCANDESCENT LAMPS, 60W MAX. EA., LIGHT TO HANG AT VARIOUS HEIGHTS.
CUSTOM SIGNATURE FEATURE FIXTURE 6'-0" DIA. W/ PAINTED BURLAP COVERING ON $\frac{1}{4}$ " BENDABLE PLYWOOD, LIGHT TO HANG AT 10.0' A.F.F.
U.L. LISTED 2'X4' LAY-IN LENSED FLUORESCENT FIXTURE W/ (3) 32W48"T8 LAMPS (EM. BALLAST AS INDICATED ON PLAN)
"PROSPEC" CYLINDER MON-POINT FIXTURE W/ PAR30 BULB, 75W MAX., POWDER COAT FINISH EITHER 26030WH(WHITE) OR 26030BL (BLACK) COLOR: TBD BY "AMAIZE"
"STUDIOJOTA" RUSTICA PENDANT LIGHT FIXTURE, 5" DIA., WOOD VENEER SHADE W/ BLACK CORD. (ENERGY SAVING LED BULB RECOMMENDED, NOT INCLUDED)
"THE MIG" RETRO STEEL INDUSTRIAL PENDANT LIGHT FIXTURE, COLOR: GREY, 4" DIA., STEEL ACETYLENE TANK LID SHADE W/ (1) 60 W INCANDESCENT BULB (NOT INCLUDED)
"TOKILUM" CONCEALED LED TAPE "LUM-50-IW" .
$2'\mathrm{X}4'$ LAY-IN VINYL CLG TILE, GRID: ARMSTRONG PRELUDE XL $^{15}\!\!/_{6}"$ COLOR: NATURAL ALUMINUM.
EXIT/EM COMBO, SINGLE FACE LED, SURFACE MTD. (MIN. 7'-0" A.F.F.) W/ 1W (8LEDS X.125W) PER HEAD, (UL924 TESTED).

ALL LIGHT FIXTURES TO BE ENERGY EFFICIENT.

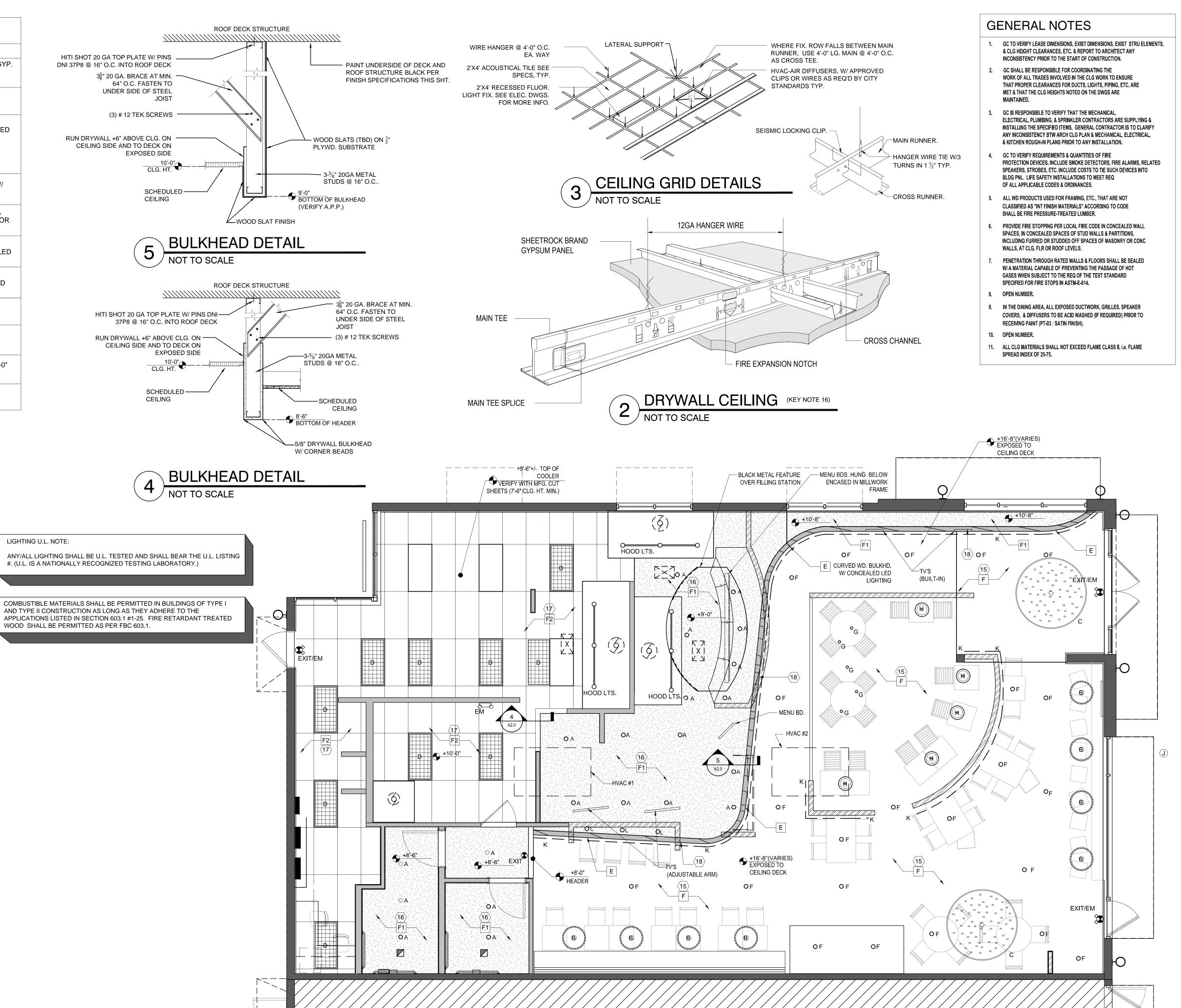
CEILING KEY LEGEND: (

- 15. EXPOSED CONC. JOIST CEILING, SEE FINISH LEGEND BELOW AND "AMAIZE" ARCHITECTURAL PROTOTYPE PACKAGE FOR FINISH INFORMATION.
- 16. $\frac{5}{8}$ DRYWALL CEILING (HEIGHT VARIES). SEE DETAIL THIS SHT.
- 17. ACOUSTICAL CEILING, CEILING HEIGHT +10.00' A.F.F. SEE DETAIL THIS
- 18. WOOD SLAT BULKHEAD + 9.00' A.F.F., SEE DTLS. THIS SHEET & AMAIZE ARCHITECTURAL PROTOTYPE PACKAGE FOR MORE DETAILED INFORMATION.

FINISH LEGEND:

- A. EXISTING CONCRETE FLOOR SHALL BE FILLED, PATCHED, LEVEL AND PREPARED SMOOTH TO MATCH "AMAIZE" EXPOSED CONCRETE SPECIFICATIONS.
- A1. EXISTING CONCRETE FLOOR SHALL BE FILLED, PATCHED, LEVEL AND PREPARED SMOOTH TO RECEIVE A STAINED HIGH LUSTER POLISH TO MATCH "AMAIZE" SPECIFICATIONS.
- A2. EXISTING CONCRETE FLOOR SHALL BE FILLED, PATCHED, LEVEL AND PREPARED SMOOTH TO RECEIVE NEW PORCELAIN WOOD FLOOR AS MFG. BY "KEOPE", TYPE: ECHOS, COLOR: WENGE IN 6" PLANKS.
- B. BASE TILE SHALL BE AS MFG. BY "DALTILE", MAGMA CORE FLAT 12" X 12" CUT TO FIT.ALL NEW GYPSUM BD. SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED FINISH.
- C. 4" VINYL COVE BASE AT RESTROOMS AS SELECTED BY TENANT.
- D. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR INSTALLATION OF "NICHIPANEL" STUCCO FINISH WITH CORN ICON EMBELLISHED ONTO PANELS, PANELS TO BE PAINTED SHERWIN WILLIAMS, COLOR: HUBBARD SQUASH, SW0044.
- D1. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED FINISH, SHERWIN WILLIAMS, COLOR: HUBBARD SQUASH, SW0044.
- D2. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED TILE FINISH AS MFG. BY "DALTILE" 4" X 8", BISCUIT SEMI-GLOSS.
- D2. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED LAMINATE FINISH, LAMINART PREMIER EBONY # 7962-VT.
- D3. GYPSUM BD. WALL SHALL BE TAPED, SANDED & PREPARED READY FOR TENANT PROVIDED TILE FINISH AND NON-ABSORBENT PAINT AS REQUIRED AT RESTROOM WALLS.
- E. FRONT COUNTER WALLS AND SOFFIT ABOVE TO RECEIVE PAINTED WOOD SLATS IN VARIOUS SHADES TO MATCH THE COLOR INSPIRATION PG.3 OF THE "AMAIZE" PROTOTYPE PACKAGE.
- F. EXPOSED CONCRETE JOIST, PAINT ALL STRUCTURE, CONDUITS AND ANY/ALL EXPOSED DUCT WORK BLACK WITH BENJAMIN MOORE, COLOR: IRON MOUNTAIN, BM2134-30.
- F1. GYPSUM BD. CEILING AND UNDERSIDE OF GYPSUM BD. SOFFIT TO BE PAINTED, SHERWIN WILLIAMS, COLOR: HUBBARD SQUASH, SW0044.
- F2. USG OR EQUAL 24"X48"X5/8" VINYL STIPPLE CEILING, EXP. TEE GRID WITH W/ WHITE FINISH. HANG PER MFG. SPECS, CLG. +9.00'

**GENERAL CONTRACTOR SHALL COORDINATE ALL FINISHES AND VERIFY INSTALLATION METHODS, LOCATIONS AND HEIGHTS W/ AMAIZE ARCHITECTURAL PROTOTYPE PACKAGE AND TENANT'S INTERIOR DESIGNER.



wha

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architect of record:

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License Number: 0012074

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seal
design associate:

MMH

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Te Fast Food Restaurant
7. 107th Avenue, Suite 101
FLORIDA
ral Properties

project history:

project information:
date:
08.16.2013
project number:

sheet title:

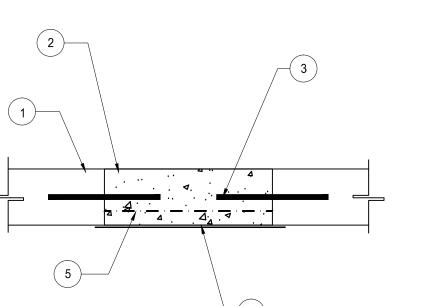
reflected ceiling plan & legend

sheet number:

a2.0-ceiling-plan.dwg

REFLECTED CEILING PLAN

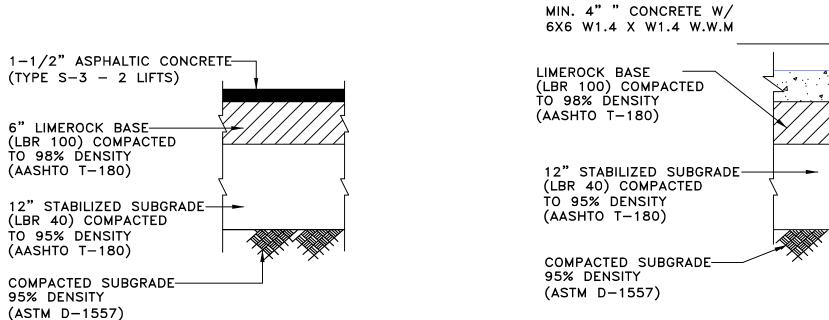
TERMITE PROTECTION STATEMENT: BUILDINGS SHALL HAVE PRE-CONSTRUCTED TREATMENT PROTECTION AGAINST SUBTERRANEAN TERMITES IN ACCORDANCE WITH THE RULES & LAWS ESTABLISHED BY THE "FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES". A "CERTIFICATE OF COMPLIANCE" SHALL BE ISSUED TO THE BLDG DEPT. BY THE LICENSED PEST CONTROL COMPANY PERFORMING THE TREATMENT.



1 EXIST. 4" CONC. SLAB

- NEW CONC. SLAB, FLUSH, LEVEL & CONTIGUOUS W/ SURROUNDING SA
- (3) 12" LONG, #4 BARS DOWELED INTO EXIST. SLAB (STAG.) W/ EPOXY GROUT, MIN 4" EMBEDMENT @ 10'-0" O.C.
- 4) 6 MIL VISQUEEN, OVERLAP EXIST. VISQUEEN 2" MIN. ON WELL-COMPACTED, TERMITE CONTROLLED SAND FILL. SEAL W/ BITUMINOUS ASPHALT SEALER AT ALL EDGES. (ONLY FOR TRENCHES LGR THAN 24" WIDE, BARS NOT REQ. FOR <24").
- ′₅) 6"X6", #10 WWF.

CONC. SLAB PATCH DTL



ASPHALTIC PAVEMENT PATCH

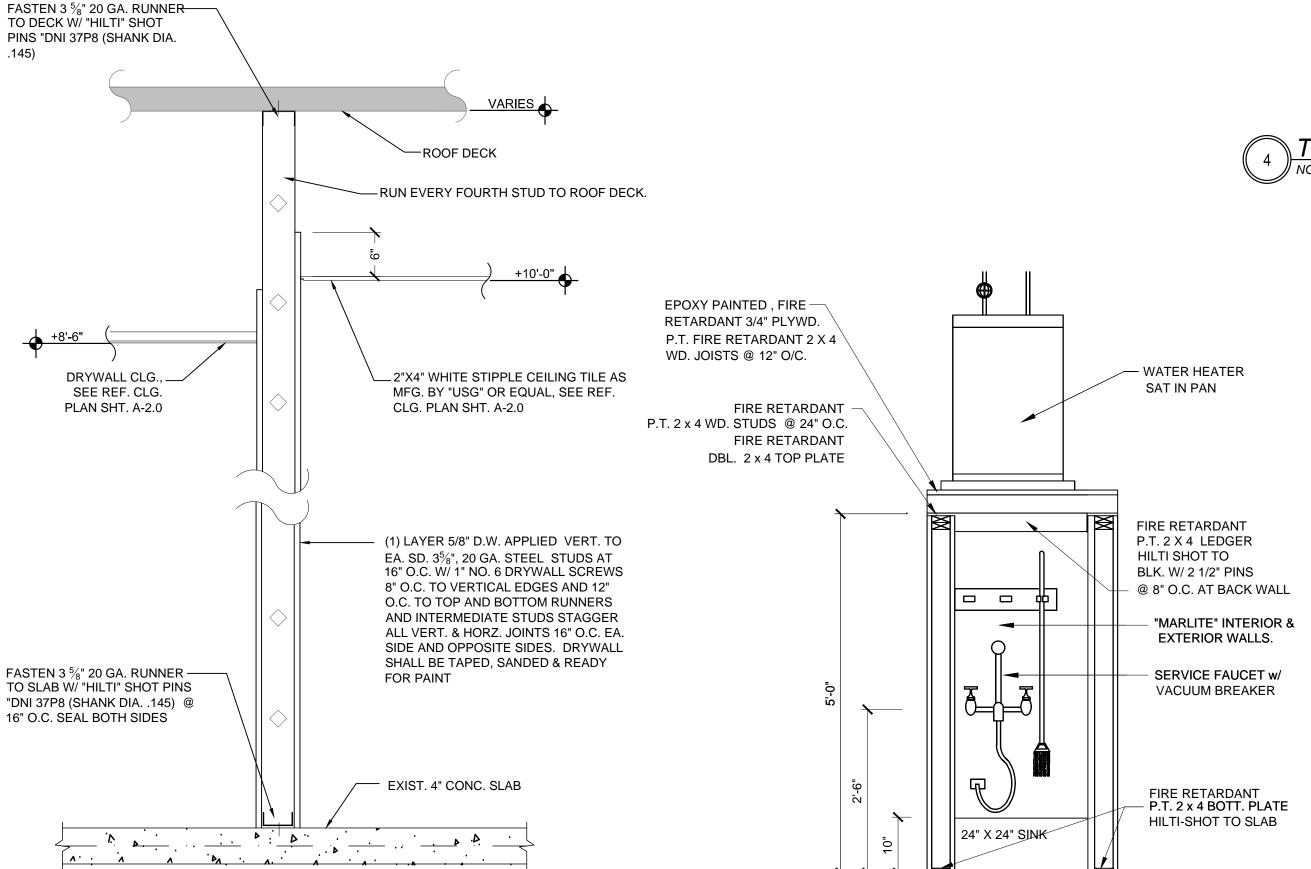
N.T.S.

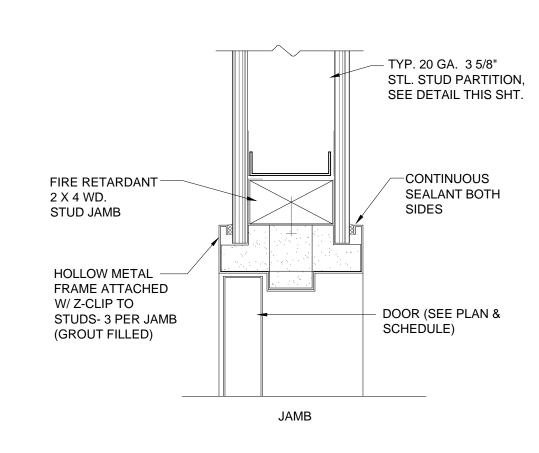
TYP. PARTITION DETAIL

CONCRETE SIDEWALK PATCH N.T.S.

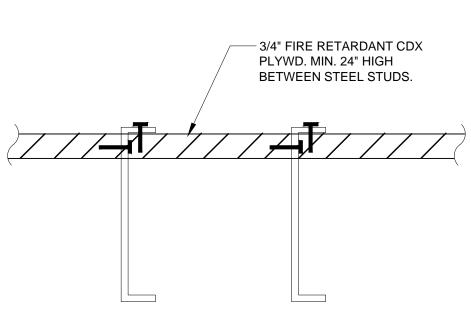
SERVICE SINK/WTR. HTR. DTL

COMBUSTIBLE MATERIALS SHALL BE PERMITTED IN BUILDINGS OF TYPE I AND TYPE II CONSTRUCTION AS LONG AS THEY ADHERE TO THE APPLICATIONS LISTED IN SECTION 603.1 #1-25. FIRE RETARDANT TREATED WOOD SHALL BE PERMITTED AS PER FBC 603.1.

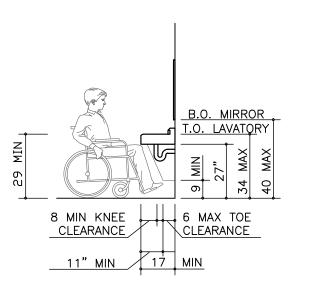




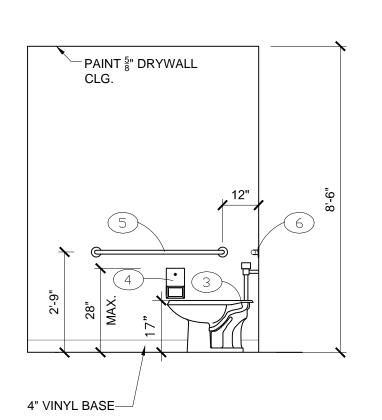
TYP. HOLLOW MTL. JAMB DTL



TYP. BACKING DETAIL







ADA RESTROOM ELEV. SCALE: 3/8"=1'-0"

ADA RESTROOM ELEV.

	DOOR SCHEDULE										
NO.	TYPE	WIDTH	HEIGHT	THICK	MATERIAL	FRAME	REMARKS				
1	EXIST.	PR. 3'-0"	7'-0"	1-3/4"	ALUM/GLASS	ALUM.	EXISTING 3'-0" STOREFRONT W/ TRANSOM ABOVE				
2	EXIST.	3'-0"	7'-0"	1-3/4"	ALUM/GLASS	ALUM.	EXISTING 3'-0" STOREFRONT W/ TRANSOM ABOVE				
3	EXIST.	3'-0"	6'-8"	1-3/4"	HM	НМ	EXISTING REAR EXIT DOOR.				
4	В	3'-0"	6'-8"	1-3/8"	S.C. WOOD/LAM.	S.S. EDGE CAP	'ELIASON' SCP-8N SERIES.				
5	A	3'-0"	6'-8"	1-3/8"	S.C. WOOD	MTL.	PREHUNG, FLUSH DOOR.				
6	А	3'-0"	6'-8"	1-3/8"	S.C. WOOD	MTL.	PREHUNG, FLUSH DOOR.				

DOOR NOTES:

1.) ALL DOORS IN THE MEANS OF EGRESS SHALL BE SINGLE ACTION RELEASE, NOT REQUIRE THE USE OF A KEY, TOOL, OR SPECIAL KNOWLEDGE TO OPEN FROM THE EGRESS SIDE. ALL INTERIOR DOORS TO HAVE SELF CLOSERS PER NFPA 101 8.5.3.4

2.) ALL WOOD DOORS SHALL BE STAIN GRADE, BIRCH.

3.) PROVIDE SUBMITTALS FOR ALL DOORS AND HARDWARE FOR ARCHITECT'S APPROVALS.

* ALL DOOR LEVER HARDWARE SHALL BE ADA COMPLIANT, COMMERICAL BRUSHED GRADE, ALUM. FINISH.

EXISTING IMPACT DOOR W/ INTERIOR SIDE THUMB TURN LATCH AND ADA COMPLIANT CLOSURE, DO NOT DISTURB EXCEPT TO VERIFY IF EXISTING HARDWARE IS A SUITABLE ENTRY LOCK, REKEY AS REQUIRED BY TENANT.

EXISTING IMPACT DOOR W/ INTERIOR SIDE THUMB TURN LATCH AND ADA COMPLIANT CLOSURE, DO NOT DISTURB EXCEPT TO VERIFY IF EXISTING HARDWARE IS A SUITABLE ENTRY LOCK, REKEY AS REQUIRED BY TENANT.

EXISTING 3/4 HOUR RATED (MIN.) STL. DOOR & FRAME WITH SELF CLOSER, W/ LEVER ADA COMPLIANT DOOR HARDWARE W/BRUSHED ALUM. FINISH, KEY LOCK SET AND EXISTING PANIC BAR. OUTSWING COMMERCIAL STL DOOR 18 GA. FLUSH DOOR.

"ELIASON" SCP-8N SERIES MEDIUM TO HEAVY TRAFFIC DOOR 3/4" THICK SOLID CORE DOOR W/ HIGH PRESSURE LAMINATE BOTH SIDES W/ OPTIONAL 20" DIA. TRANSLUCENT WINDOW, EASY SWING HINGE SYSTEM. INSTALL PER MANF SPEC. WD. GRAIN COLOR TO BE

ADA COMPLIANT COMMERCIAL LEVER DOOR HARDWARE WITH PRIVACY LOCKSET, SELF CLOSING HINGES. PROVIDE

ADA COMPLIANT "WOMENS" RESTROOM SIGN +60". ADA COMPLIANT COMMERCIAL LEVER DOOR HARDWARE WITH PRIVACY LOCKSET, SELF CLOSING HINGES. PROVIDE

PROVIDE NECESSARY HARDWARE/LOCKING DEVICES ON ALL EXIT DOORS AS REQUIRED BY 8-2.2.2.3 OF N.F.P.A 101 & PER F.B.C. 1019.7.2.

ADA RESTROOM SIGNAGE

PLAQUE NOTES:

ADA COMPLIANT "MENS" RESTROOM SIGN +60".

1. CHARACTER PROPORTION:

LETTERS AND NUMBERS ON SIGNS SHALL HAVE A WIDTH-TO-HEIGHT RATIO BETWEEN 3:5 AND 1:1 AND A STROKE-WIDTH-TO-HEIGHT RATIO BETWEEN 1:5 AND 1:10

CHARACTER HEIGHT: 2. CHARACTER AND NUMBERS ON SIGNS SHALL BE SIZED ACCORDING TO THE VIEWING DISTANCE FROM WHICH THEY ARE TO BE READ. THE MIN. HEIGHT IS MEASURED USING AN UPPER CASE X. LOWER CASE ARE PERMITTED

CHARACTERS & SYMBOLS: LETTERS AND NUMERALS SHALL BE RAISED $\frac{1}{32}$ " UPPER CASE, SANS SERIF OR SIMPLE SERIF TYPE AND SHALL BE ACCOMPANIED WITH GRADE 2 BRAILLE. RAISED CHARACTER SHALL BE AT LEAST 5/8" HIGH, BUT NO HIGHER THAN 2".

4. FINISH AND CONTRAST: THE CHARACTERS AND BACKGROUND OF SIGNS SHALL BE EGGSHELL, MATTE OR OTHER NON-GLARE FINISH. CHARACTERS AND SYMBOLS SHALL CONTRAST WITH THEIR BACKGROUND-EITHER LIGHT CHARACTERS ON A DARK

BACKGROUND OR DARK CHARACTERS ON A LIGHT BACKGROUND. 5. MOUNTING LOCATION & HEIGHTS: WHERE PERMANENT IDENTIFICATION IS PROVIDED FOR ROOMS AND SPACES, SIGNS SHALL BE INSTALLED ON THE WALL

ADJACENT TO THE LATCH SIDE OF THE DOOR. WHERE THERE IS NO WALL SPACE TO THE LATCH SIDE OF THE DOOR, INCLUDING AT DOUBLE LEAF DOORS, SIGNS SHALL BE PLACED ON THE NEAREST ADJACENT WALL. MOUNTING HEIGHT SHALL BE 60" ABOVE THE FINISH FLOOR TO TEH CENTERLINE OF THE SIGN. MOUNTING LOCATION FOR SUCH SIGNAGE SHALL BE SO THAT A PERSON MAY APPROACH WITHIN 3" OF SIGNAGE WITHOUT ENCOUNTERING PROTRUDING OBJECTS OR STANDING WITHIN THE SWING OF A DOOR.

FIXTURE LEGEND

ON SHT. A1.0

3'-0"

4" VINYL BASE—

AMERICAN STANDARD "LUCERNE" WHITE CERAMIC SINK, 4" CENTER, (1) WITH ADA COMPLIANT LEVER SINGLE HAND FAUCET "CADET 8115F" 1.5 GPM MAX AT 60 PSI, ADA COMPLIANT.

22" X 36" "SOUTHERN ENTERPRISES" ATG449 VOGUE WALL MIRROR, ADA COMPLIANT.

AMERICAN STANDARD "MADERA" #3043.001 - 16 $\frac{1}{2}$ " HEIGHT ELONGATED FLUSHOMETER TOILET, FLOOR MOUNT, ELONGATED, WHITE, ADA COMPLIANT. PROVIDE BOLT CAPS, SUPPLY WITH STOP, OPEN FRONT SEAT W/COVER.

BOBRICK CLASSIC SERIES SURFACE MOUNTED TWIN JUMBO ROLL TOILET TISSUE DISPENSER

PLUMBING FIXTURE FLOW RATES AND CONSUMPTION SHALL COMPLY WITH THE REQUIREMENTS OF THE FLORIDA BUILDING CODE, 2010 EDITION, SECTION 604.4, AND TABLE 604.4.

NOTE: FIXTURE WALL AND WALL ADJACENT TO WATER CLOSET SHALL BE WHITE EPOXY PAINT (NON-ABSORBENT) FROM FLOOR TO CEILING. ALL OTHER WALLS SHALL BE PAINTED PER SPECS ON SHT. A1.0. PAINT PER SPECS -18"X30" - INSULATE DRAIN

6'-5" **INSIDE** PAINT DOOR & TRIM W/ **EGGSHELL** OPTIONAL 20" DIA. TRANSLUCENT WINDOW OR TYP. 9" x 14" CLR. ACRYLIC WINDOW -ELIASON SCP-8N DOOR, WD. GRAIN COLOR TO BE SELECTED

BY "AMAIZE"

-18" HIGH S.S. IMPACT

BASE PLATE, BOTH SIDES

ALL DOORS (EXISTING OR NEW) SHALL BE EQUIPPED WITH HANDICAPPED (LEVER) OPERABLE HANDLES. SUBMIT ALL NEW PRODUCT INFORMATION TO ARCHITECT FOR APPROVALS

HANDICAP ACCESSIBLE GUIDELINES:4.27.4 OPERATION CONTROLS AND OPERATING MECHANISMS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE

TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE CONTROLS SHALL BE NO GREATER THAN 5 LBF (22.2 N).

DOOR #5 DOOR #6

 $\frac{1}{4}$ BOBRICK 42" EXPOSED MOUNTING 1 $\frac{1}{4}$ " DIA. GRAB BARS W/ SATIN FINISH STAINLESS STEEL - B-5806 X 42.

6 BOBRICK 36" EXPOSED MOUNTING 1 1/4" DIA. GRAB BARS W/ SATIN FINISH STAINLESS STEEL - B-5806 X 36.

7 BOBRICK "CONTURA SERIES" SANITARY NAPKIN DISPOSAL MODEL # B-270 IN STAINLESS STEEL.

8 BOBRICK MODEL #B76717 SURFACE MOUNTED ROBE HOOK IN SATIN FINISHED STAIN STEEL.

Staurant h Avenue, Suite

- ADA "WOMENS" RESTROOM SIGN +60" A.F_⊦F. ADA "MENS" RESTROOM SIGN +60" A.F.F.

<u>UNISEX ADA RESTROOM PLAN</u>

7'-2"

INSIDE

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> architect of record: William Arthur License Number: 0012074

design associate: MMH

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project history:

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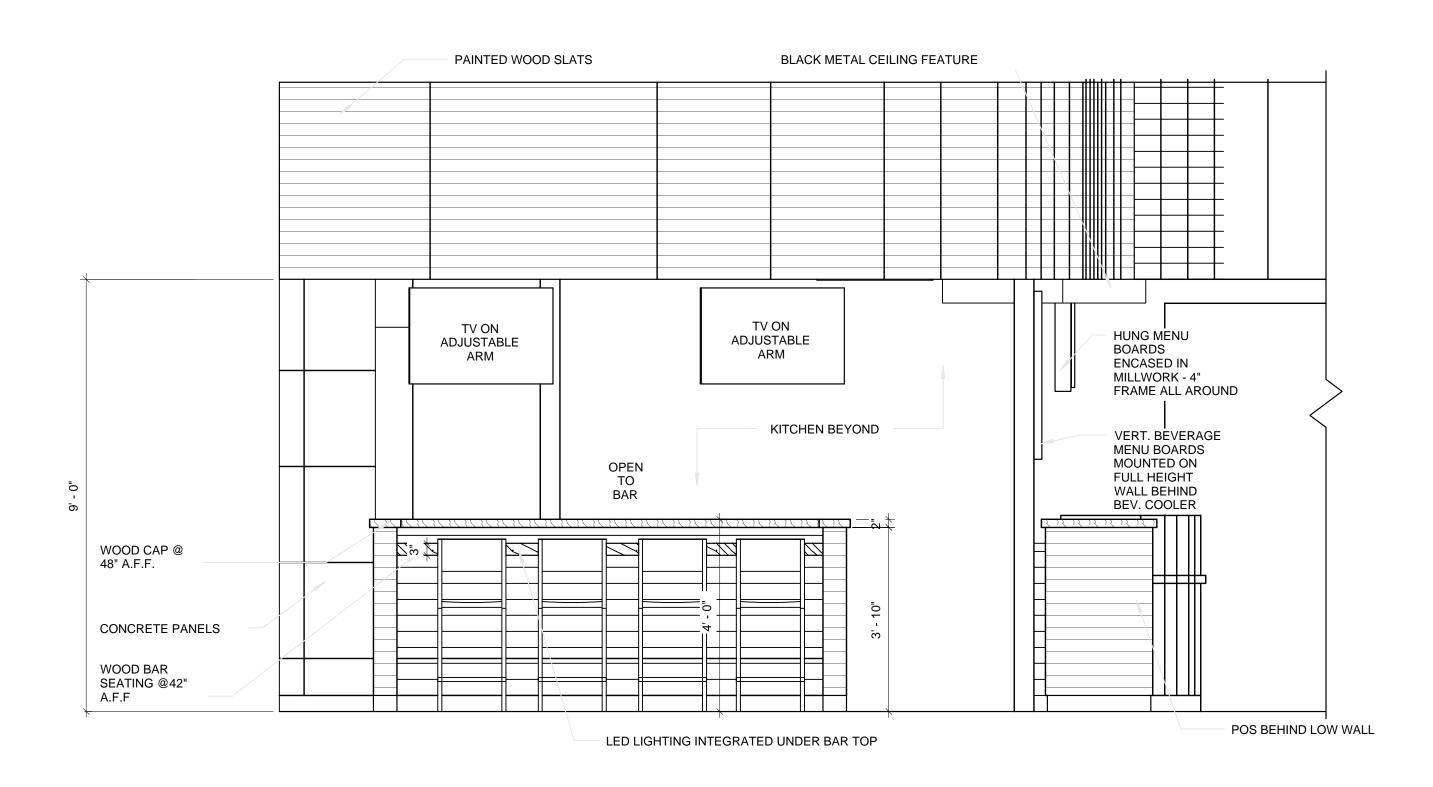
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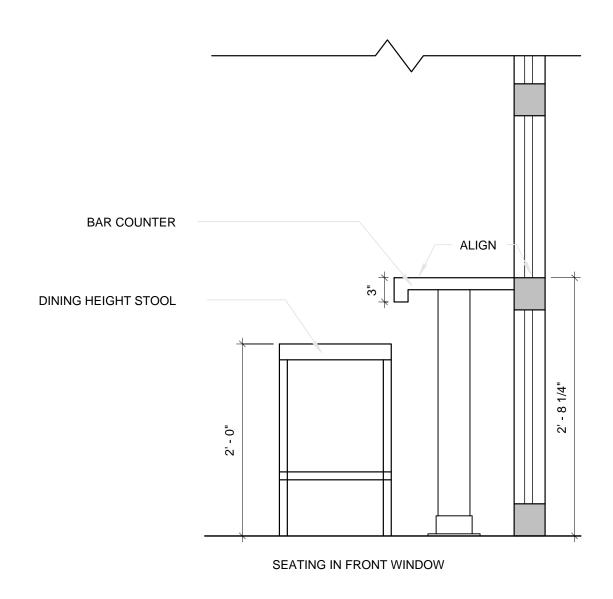
08.16.2013 project number: 13-78F

enlarged restroom plan and elevations door schedule, partition details & slab patch details

sheet number:

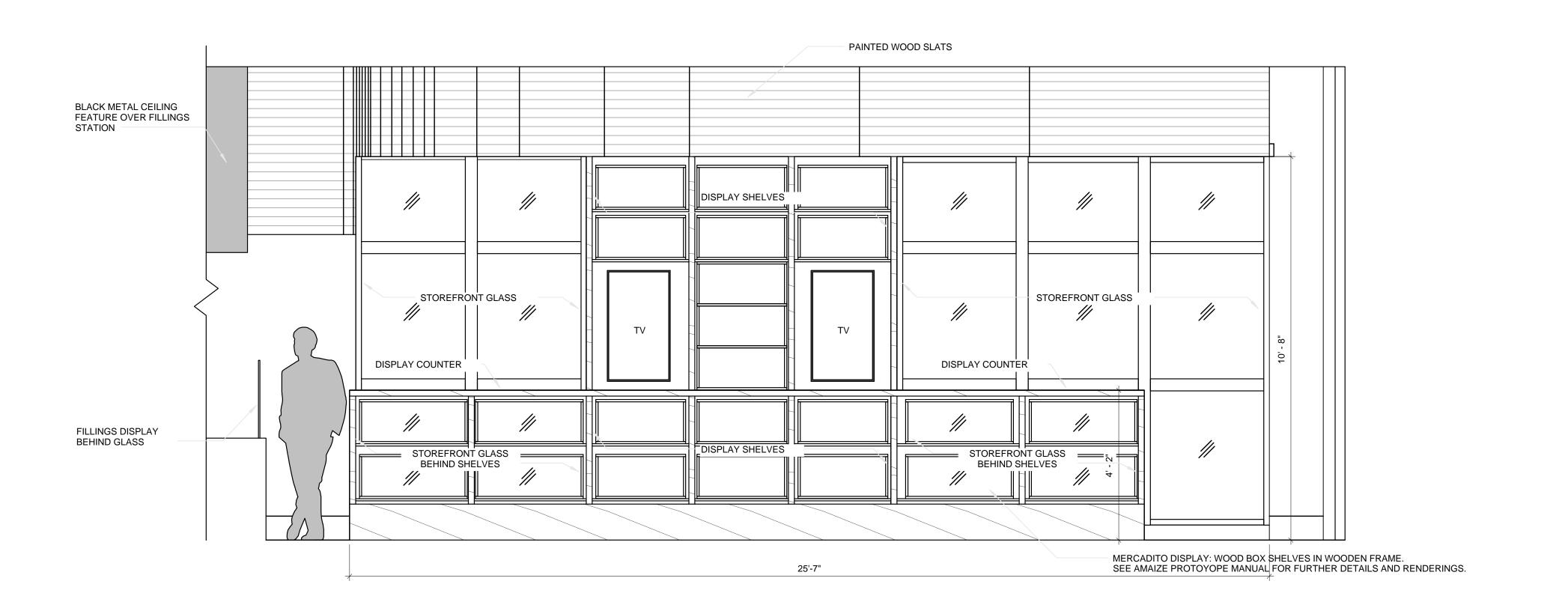
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ELEVATION AT REAR BAR SEATING

SECTION AT FRONT BAR SEATING



3 ELEVATION AT MERCADITO
SCALE: 1/2" = 1'-0"

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Tenant:Luis Genestra 6401 Congress Avenue, Suit

101

project history:

project information: 08.16.2013 project number:

13-78F sheet title:

interior elevations & details

sheet number:

a3.1-interior elevations.dwg

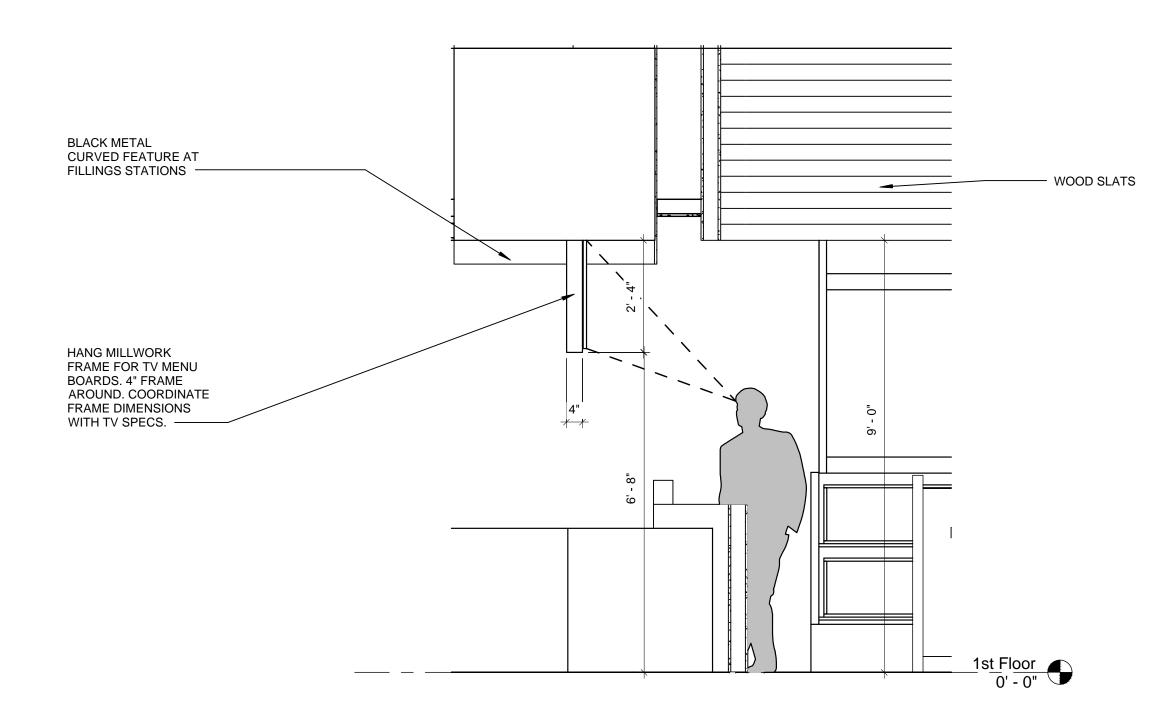
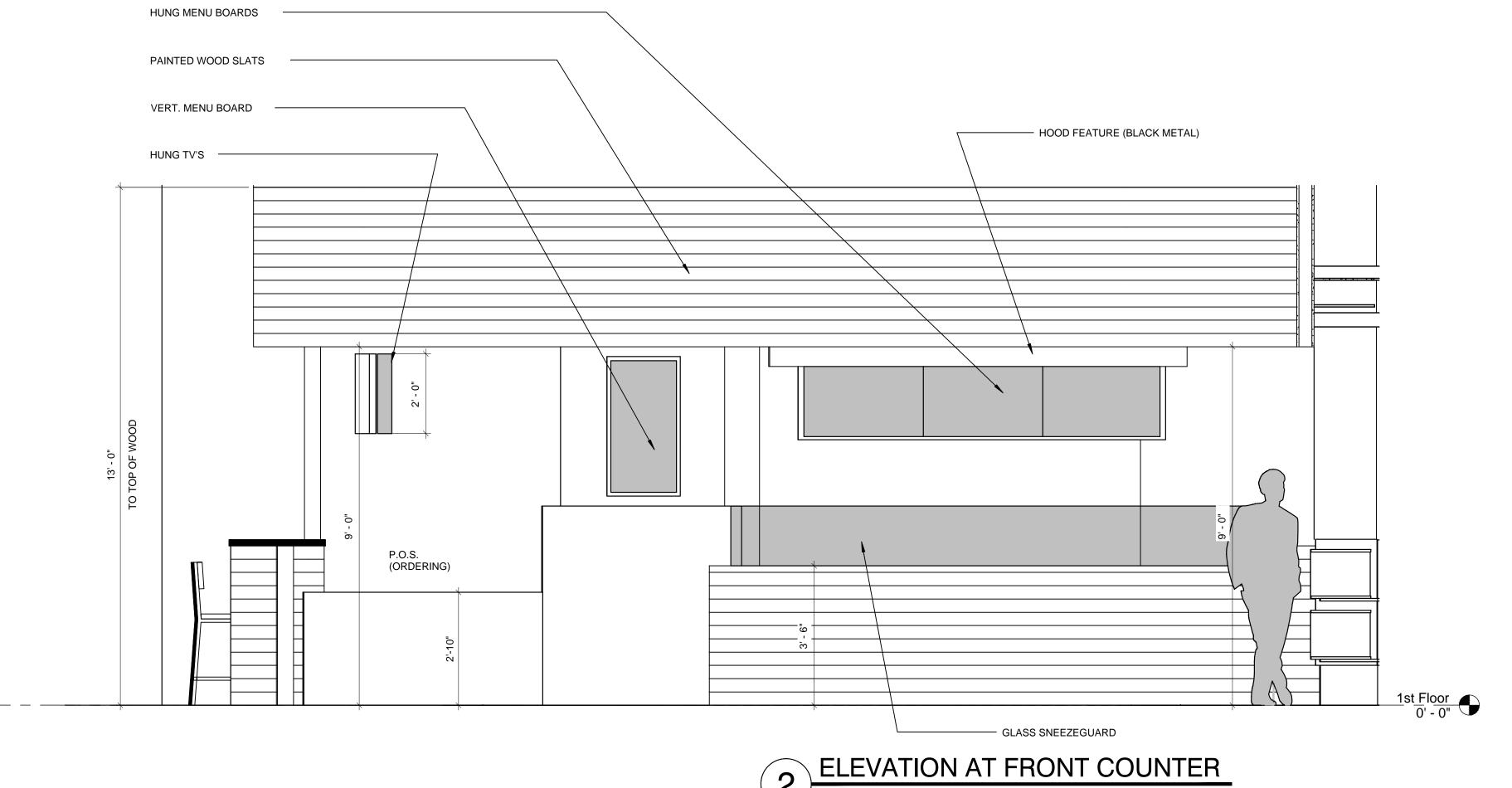


DIAGRAM SECTION AT MENU BOARDS



2 ELEVATION AT FRONT COUNTER

SCALE: 1/2" = 1'-0"

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architect of record: William F. Arthur License Number: 0012074

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project history:

project information:

08.16.2013 project number: 13-78F

sheet title: interior elevations & details

a3.2-interior elevations.dwg

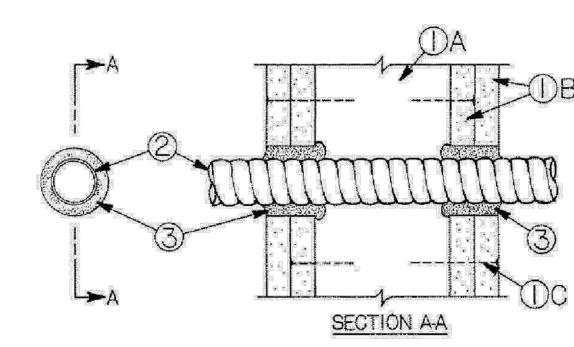
March 27, 2003

F Ratings o 1 and 2 Hr. (See Item 3)

T Rating o 0 Hr

L Rating At Ambient o less than 1 CFM/sq ft

L Rating At 400 F o less than 1 CFM/sq ft



1. Wall Assembly o The 1 or 2 hr fire rated gypsum board/stud wall assembly shall be constructed of the materials and in the manner described in the individual U300 or U400 Series Wall or Partition Designs in the UL Fire Resistance Directory and shall include the following construction features:

A. Studs o Wall framing may consist of either wood studs or steel channel studs. Wood studs to consist of nom 2 by 4 in. lumber spaced 16 in. OC with nom 2 by 4 in. lumber end plates and cross braces. Steel studs to be min 3-5/8 in. wide by 1-3/8 in. deep channels spaced max 24 in. OC.

B. Gypsum Board o Nom 5/8 in. thick, 4 ft. wide with square or tapered edges. The gypsum board type, number of layers and sheet orientation shall be as specified in the individual Wall and Partition Design. Diam of circular through opening cut through gypsum board max 1 in. larger than outside diam of flexible metal conduit (Item 2) installed in through opening.

C. Fasteners o When wood stud framing is employed, gypsum board attached to studs with cement coated nails as specified in the individual Wall or Partition Design. When steel channel stud framing is employed, gypsum board attached to studs with Type S self-drilling, self-tapping buglehead steel screws as specified in the individual Wall or Partition Design.

2. Through Penetrating Product* o Nom 4 in. diam (or smaller) aluminum Flexible Metal Conduit+ or nom 3/4 in. diam (or smaller) steel Flexible Metal Conduit+. Max one flexible metal conduit to be installed center of circular opening in gypsum board. The annular space within the firestop system shall be a nom 1/2 in. Flexible metal conduit to be rigidly supported on both sides of wall assembly.

ALFLEX CORP

3. Fill, Void or Cavity Material* o Caulk o Fill material forced into annular space around entire circumference of through penetrating product to completely fill opening in gypsum board layers on each side of the wall assembly. A min 5/8 in. thickness of caulk is required for the 1 hr F Rating. A min 1-1/4 in. thickness of caulk is required for the 2 hr F Rating.

3M COMPANY — CP 25WB+

+ Bearing the UL Listing Mark

* Bearing the UL Classification Mark

Last Updated on 2003-03-27

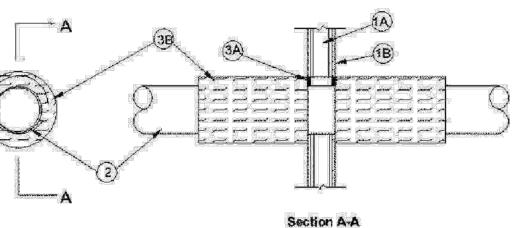
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1 FIRE PENETRATION DETAILS - UL# W-L-1308 SCALE: N.T.S.

System No. W-L-1323

September 21, 2009
F Rating o 2 Hr

T Ratings o 1-1/4 and 2 Hr (See Item 2)



 Wall Assembly o The 2 hr fire rated gypsum board/stud wall assembly shall be constructed of the materials and in the manner specified in the individual U300 or U400 Series Wall and Partition Designs in the UL Fire Resistance Directory and shall include the following construction features.

A. Studs o Wall framing may consist of either wood studs or steel channel studs. Wood studs to consist of nom 2 by 4 in. (51 by 102 mm) lumber spaced 16 in. (406 mm) OC. Steel studs to be min 3-1/2 in. (89 mm) wide spaced max 24 in. (610 mm) OC.

B. Gypsum Board* o Two layers of nom 5/8 in. (16 mm) thick gypsum board, as specified in the individual Wall and Partition Design. Max diam of opening is 12-3/4 in. (324 mm).

2. Through-Penetrant o One metallic pipe or tubing installed concentrically or eccentrically within opening. Annular space between penetrant and periphery of opening shall be min of 0 in. (0 mm) (point contact) to max 2 in. (51 mm). Penetrant to be rigidly supported on both sides of wall assembly. The following types and sizes of penetrants may be used:

A. Steel Pipe o Nom 10 in. (254 mm) diam (or smaller) Schedule 10 (or heavier) steel pipe.

 B. Iron Pipe o Nom 10 in. (254 mm) diam (or smaller) cast or ductile iron pipe.

C. Copper Tubing o Nom 4 in. (102 mm) diam (or smaller) Type L (or heavier) copper tubing.

D. Copper Pipe o Nom 4 in. (102 mm) diam (or smaller) Regular (or heavier) copper pipe.

The Hourly T Rating is 2 Hr for penetrants A and B. The Hourly T Rating is 1 -1/4 Hr for penetrants C and D.

3. Firestop System o The firestop system shall consist of the following:

A. Fill, Void or Cavity Materials* -Caulk, Sealant or Putty o Min 5/8 in. (16 mm) thickness of caulk or putty applied within the annulus, flush with both surfaces of wall.

3M COMPANY — CP 25WB+ caulk, MP+ putty or FB-3000 WT sealant

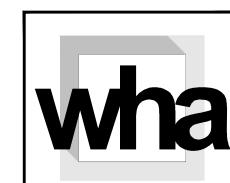
B. Duct Wrap Material* o Nom 2 in. (51 mm) thick duct wrap tightly wrapped around penetrant, butted to wall and extending 24 in. (610 mm) beyond both surfaces of wall. Longitudinal seams sealed with foil tape.

3M COMPANY — FireBarrier Duct Wrap 20A, 615 or 615+

* Bearing the UL Classification Mark

Last Updated on 2009-09-21

FIRE PENETRATION DETAILS - UL# W-L-1323
SCALE: N.T.S.



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design associate:

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rties

Maize Res 87 N.W. 107th Av ORAL, FLORIDA er's information: ICM Doral Propert Box 560683 imi, FL 33256

project history:

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project information:

08.16.2013 project number: 13-78F

u.L. fire penetraion details

sheet number:

A4.0

file:
a4.0-ul fire penetration details.dwg

1. Wall Assembly o The 1 or 2 hr fire rated gypsum board/stud wall assembly shall be constructed of the materials and in the manner described in the individual U300, U400 or V400 Series Wall and Partition Design in the UL Fire Resistance Directory and shall include the following construction features: A. Studs o Wall framing may consist of either wood studs or steel channel studs. Wood studs to consist of nom 2 by 4 in. (51 by 102 mm) lumber spaced 16 in. (406 mm) OC. Steel studs to be min 3-1/2 in. (89 mm) wide spaced max 24 in. (610 mm) OC. B. Gypsum Board* o The gypsum board type, thickness, number of layers, fastener type and sheet orientation shall be as specified in the individual Design in the UL Fire Resistance Directory. Max diam of opening is 5 in. (127 mm). The hourly F Rating of the firestop system is equal to the hourly fire rating of the wall assembly in which it is installed. The hourly T Rating is 1 and 2 hr for 1 and 2 hr rated assemblies, respectively. 2. Through Penetrants o One nonmetallic pipe or conduit concentrically or eccentrically within the firestop system. The annular space between penetrant and periphery of opening shall be min 3/8 in. (10 mm) to max 5/8 in. (16 mm). Penetrant to be rigidly supported on both sides of wall assembly. The following types and sizes of nonmetallic pipes or A. Polyvinyl Chloride (PVC) Pipe o Nom 4 in. (102 mm) diam (or smaller) Schedule 40 solid core or cellular core PVC pipe for use in closed (process or supply) or vented (drain, waste or vent) piping systems. B. Fire Retardant Polypropylene (FRPP) Pipe o Nom 4 in. (102 mm) diam (or smaller) Schedule 40 FRPP pipe for use in closed (process or supply) or vented (drain, waste or vent) piping C. Rigid Nonmetallic Conduit+ o Nom 4 in.(102 mm) diam (or smaller) Schedule 40 PVC conduit installed in accordance with the National Electrical Code (NFPA No. 70). 3. Firestop System o The firestop system shall consist of the following: A. Fill, Void or Cavity Materials* - Wrap Strip o Min 3/16 in. (5 mm) thick intumescent material supplied in 2-1/2 in. (64 mm) wide strips. Single layer of pre-cut wrap strip tightly wrapped around nonmetallic pipe and secured with the adhesive closure tab. Wrap strip to be slid into opening such that the outer edge of wrap strip extends approx 5/8 in. (16 mm) from both

System No. W-L-2551

February 15, 2010

F Ratings o 1 and 2 Hr (See Item 1)

T Ratings o 1 and 2 Hr (See Item 1)

FIRE PENETRATION DETAILS - UL# W-L-2551

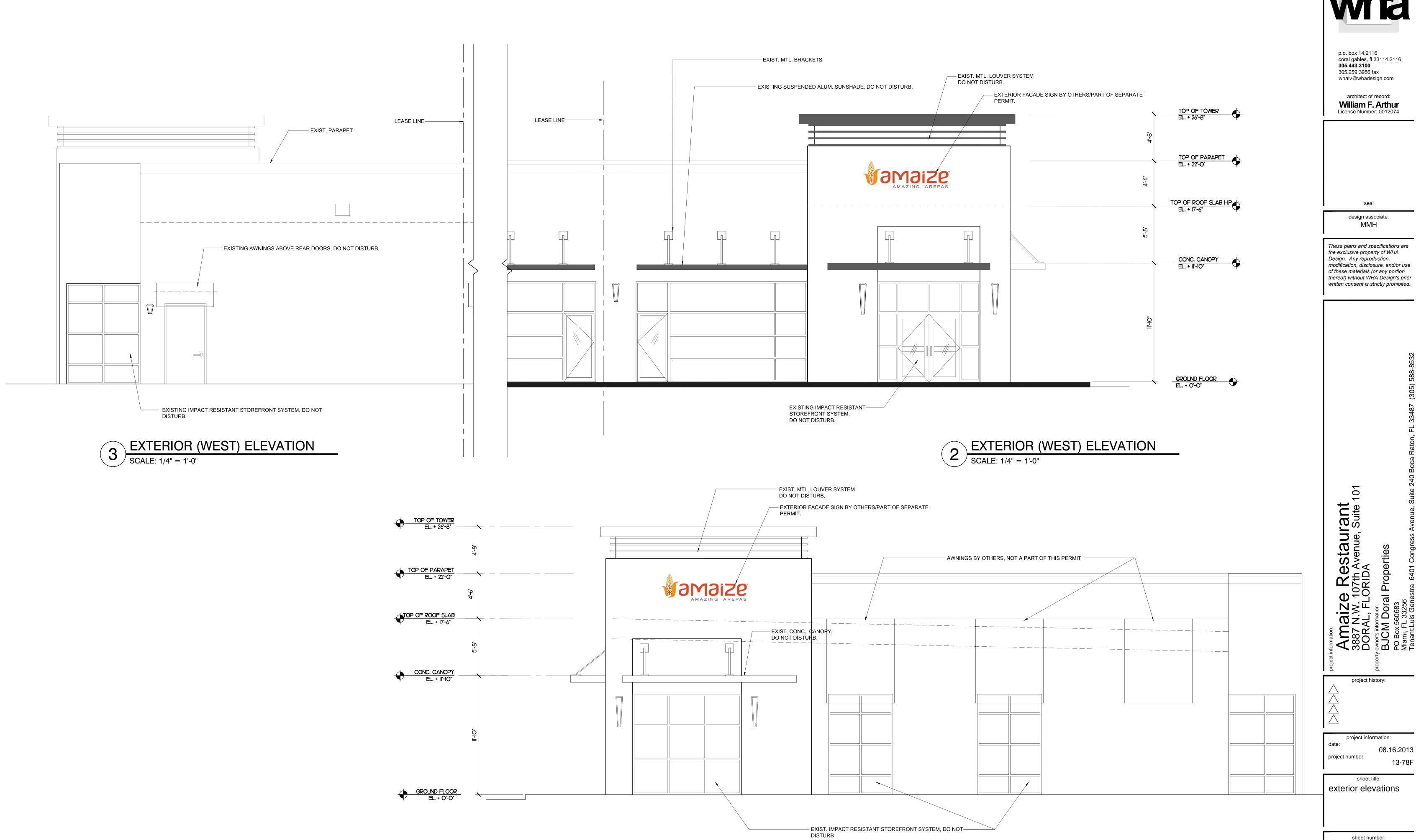
3M COMPANY 3M FIRE PROTECTION PRODUCTS — Tuck-In Wrap Strip WS 200, WS 300 or WS

B. Fill, Void or Cavity Material* - Caulk or Sealant o Min 1/4 in. (6 mm) diam bead of sealant applied to gypsum board/wrap strip interface on both sides of wall.

3M COMPANY 3M FIRE PROTECTION PRODUCTS — IC 15WB+, CP 25WB+ or FB-3000 WT

* Bearing the UL Classification Mark

<u>Last Updated</u> on 2010-02-15



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architect of record:

design associate:

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project history:

project information: 08.16.2013

13-78F

exterior elevations

A5.0

a5.0-exterior elevations.dwg

EXTERIOR (SOUTH) ELEVATION

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

LIFE SAFETY NOTES:

BUILDING TYPE IIIA; UNPROTECTED, SPRINKLERED NO FIRE ALARM IS PROVIDED

EGRESS WIDTH PER NFPA 101, SECTION 7.3.1.2: 44" MIN. EXCEPT WHERE LESS THAN 50 SEATS ARE SERVED, 36" IS PERMITTED.

OTHER EGRESS COMPONENTS PROVIDED: PER NFPA 101, 12.2.3.6.2 THE FRONT DOOR MUST ACCOMMODATE 1/2 OF THE

TOTAL OCCUPANT LOAD: 83 / 2 = 41.5 X .2 = 8.3" REQUIRED; 36" (CLEAR) PROVIDED. REAR EXIT DOORS - SMALLEST WIDTH 36"

NUMBER OF MEANS OF EGRESS & TRAVEL DISTANCE: AS PER FFPC & NFPA 101, 12.2.4 AND 7.4

A SINGLE EXIT SHALL BE PERMITTED IN A CLASS C MERCANTILE OCCUPANCY PROVIDED THAT THE TRAVEL DISTANCE TO THE EXIST DOES NOT EXCEED 75 FT. AS PER FBC TABLE 1016.1 & FFPC & NFPA 38.2.5.3.1

AS PER FFPC & NFPA 101, 12.2.5.1.2

COMMON PATH OF TRAVEL SHALL BE PERMITTED FOR THE FIRST 20 FT. FOR ANY NUMBER OF OCCUPANTS AND FOR THE FIRST 75 FT. WHERE NOT EXCEEDING 50 OCCUPANTS.

DOOR HARDWARE: SEE SHT. A3.0 FOR DOOR SPECS, SCHEDULES & NOTES **ALL DOORS IN THE MEANS OF EGRESS SHALL BE SINGLE ACTION RELEASE, NOT REQUIRE THE USE OF A KEY, TOOL OF SPECIAL KNOWLEDGE TO OPEN FROM THE EGRESS SIDE.

ELECTRICAL: EMERGENCY/EXIT LIGHT LOCATIONS AS SHOWN ON THIS SHT, REFER TO ELECTRICAL SHTS FOR CIRCUITS & FURTHER INFORMATION.

FIRE EXTINGUISHERS: CONTRACTOR SHALL PROVIDE ONE ABC TYPE FIRE EXTINGUISHER FOR EVERY 2500 S.F. OF BUILDING AREA & NO MORE THAN 75FT. TRAVEL DISTANCE. UTILIZE CLASS K EXTINGUISHER AT COOKING AREAS. EXTINGUISHERS SHALL BE MOUNTED AT 48"AFF MAX. PROVIDE EXTINGUISHER CABINET IN ALL AREAS, SQUARE TRIM CABINET WITH "VERTICAL DUO" DOOR WITH WHITE BAKED ENAMEL FINISH AS MFR. BY LARSEN OR EQUAL. COORDINATE LOCATION WITH OWNER PRIOR TO INSTALLATION.

PHOTOMETRICS: EGRESS PATH SHALL HAVE A MIN. OF 1FC /S.F.

SYMBOL LEGEND:

PROVIDE (1) 'ABC TYPE' FIRE EXTINGUISHER PER GROSS 2,500SF TOTAL AREA = 2,767 SF / 2,500.00 = 1.10 = 2 ABC TYPE "ABC" EXTINGUISHER REQUIRED.

PROVIDE (1) 'K TYPE' FIRE EXTINGUISHER IN KITCHEN/PREP AREA.

EXIT/EM COMBO, SINGLE FACE LED, SURFACE MTD. (MIN. 7'-0" A.F.F.) W/ 1W (8LEDS X.125W) PER HEAD, (UL924 TESTED), DO NOT DISTURB.

EXIT LIGHT, SINGLE FACE LED, SURFACE MTD. (MIN. 7'-0" A.F.F.) W/ 1W (8LEDS X.125W) PER HEAD, (UL924 TESTED), DO NOT DISTURB.

EM. LIGHT, 2 HEAD, SURFACE MTD. (MIN. 7'-0" A.F.F.) W/ 2 ADJUSTABLE 5.4W, GLARE FREE LAMP HEADS

RESTRM WALLS & FLR SHALL HAVE SMOOTH, HARD, NON-ABSORBENT SURFACES AS PER FBC 1210.1.

EGRESS DOORS MUST BE READILY OPENABLE FROM EGRESS SIDE W/O USE OF KEY OR SPECIAL KNOWLEDGE OR EFFORT AS PER FBC 1008.1.8

DOORS MUST BE OPENABLE W/ NOT MORE THAN ONE RELEASING OPERATION, FBC 1008.1.8.2.

EGRESS PATH SHALL BE CLEAR & CONTINUOUS (NO STORAGE OR DISPLAY ALLOWED IN EGRESS PATH), AND SHALL COMPLY WITH FBC 1014.4 & 1014.4.2.

REFER TO FIRE PENETRATION DETAILS ON SHT A4.0.

2010. ALL WALL FINISHES SHALL BE CLASS "A".

AS PER FBC 603.1.

FIRE AND/OR SMOKE SEPARATION WALLS AND PARTITIONS MUST BE IDENTIFIED WITH STENCILED SIGN AS PER FBC 704.2.1.4

ALL WALL FINISHES SHALL MEET OR EXCEED THE REQUIREMENTS AS SET FORTH BY THE FBC, TABLE 803.9 FOR NON-SPRINKLERED OCCUPANCY AND BY THE FFPC

COMBUSTIBLE MATERIALS SHALL BE PERMITTED IN BUILDINGS OF TYPE I AND TYPE II CONSTRUCTION AS LONG AS THEY ADHERE TO THE APPLICATIONS LISTED IN SECTION 603.1 #1-25. FIRE RETARDANT TREATED WOOD SHALL BE PERMITTED

FIRE PROTECTION & ACCESSIBILITY NOTES:

GC SHALL PROVIDE (2) CLASS K & (1) ABC TYPE FIRE EXTINGUISHER PER 2,500SF OF AREA. EXTINGUISHERS SHALL BE MTD 48"AFF MAX. PROVIDE EXTINGUISHER CABINET IN ALL AREAS, SQ TRIM CABINET W/ "VERTICAL DUO" DOOR W/ WHITE BAKED ENAMEL FINISH AS MANF BY LARSEN OR EQL. COORDINATE LOCATION W/ OWNER PRIOR TO

THERE IS AN ACCESSIBLE ROUTE FOR THE PUBLIC FROM ACCESSIBLE PARKING SPACES THROUGH WALKWAY TO ENTRY DOORS & INTO BUILDING. ALL PUBLIC AREAS ARE ACCESSIBLE & HAVE NO LEVEL CHANGES GREATER THAN 1/2".

MAXIMUM OF 1/2" DIFFERENCE IN LEVEL BETWEEN OPPOSITE SIDES OF ALL EXIT DOORS IN ACCORDANCE WITH NFPA 101 7.1.6.2. DIFFERENCE IN LEVEL SHALL BE BEVELED WITH A SLOPE NO GREATER THAN 1:2

AT EXTERIOR, DO NOT DISTURB EXIST WALL MTD ILLUMINATION PROVIDING REQUIRED 1FC IN THE EXIST PATH OF EGRESS LEADING TO THE PUBLIC WAY PER FBC 1006.1.1.

OCCUPANT LOAD CALCULATION (Per FBC, Table 1004.1.1)

GROSS AREA: 2,767 S.F. MAXIMUM AREA FOR FAST FOOD RESTAURANT:

TOTAL OCCUPANT LOAD: 83 PEOPLE

INDOOR TABLES/CHAIRS 707.14 SF/ 15 = 47.14 = 48 PEOPLE (ACTUAL= 60). INDOOR BENCH SEATING 384 L.I./ 18 = 21.33 = 22 PEOPLE (ACTUAL= 13). BOH/ KITCHEN: 716.72 SF/ 100 = 7.17 = 8 PEOPLE (ACTUAL= 8). FOOD PREPARATION 174.74 SF/ 100 = 1.74= 2 PEOPLE (ACTUAL= 2).

ALL NEW FLOORING SHALL BE FIRM AND SLIP RESISTANT IN

MATERIAL IN ACCORDANCE WITH NFPA253.

COMPLIANCE WITH FAC 302.

ALL FLOOR FINISHES SHALL MEET OR EXCEED THE REQUIREMENTS AS

SET FORTH BY THE FBC 804. ALL FLOOR FINISHES SHALL BE CLASS I FINISH

FOR KITCHEN EQUIPMENT PLANS AND SCHEDULES, SEE DRAWINGS BY

WASSERSTROM, K100-K400 SERIES SHEETS.



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- OUTDOOR DINING

design associate:

MMH

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project history:

project information: 08.16.2013

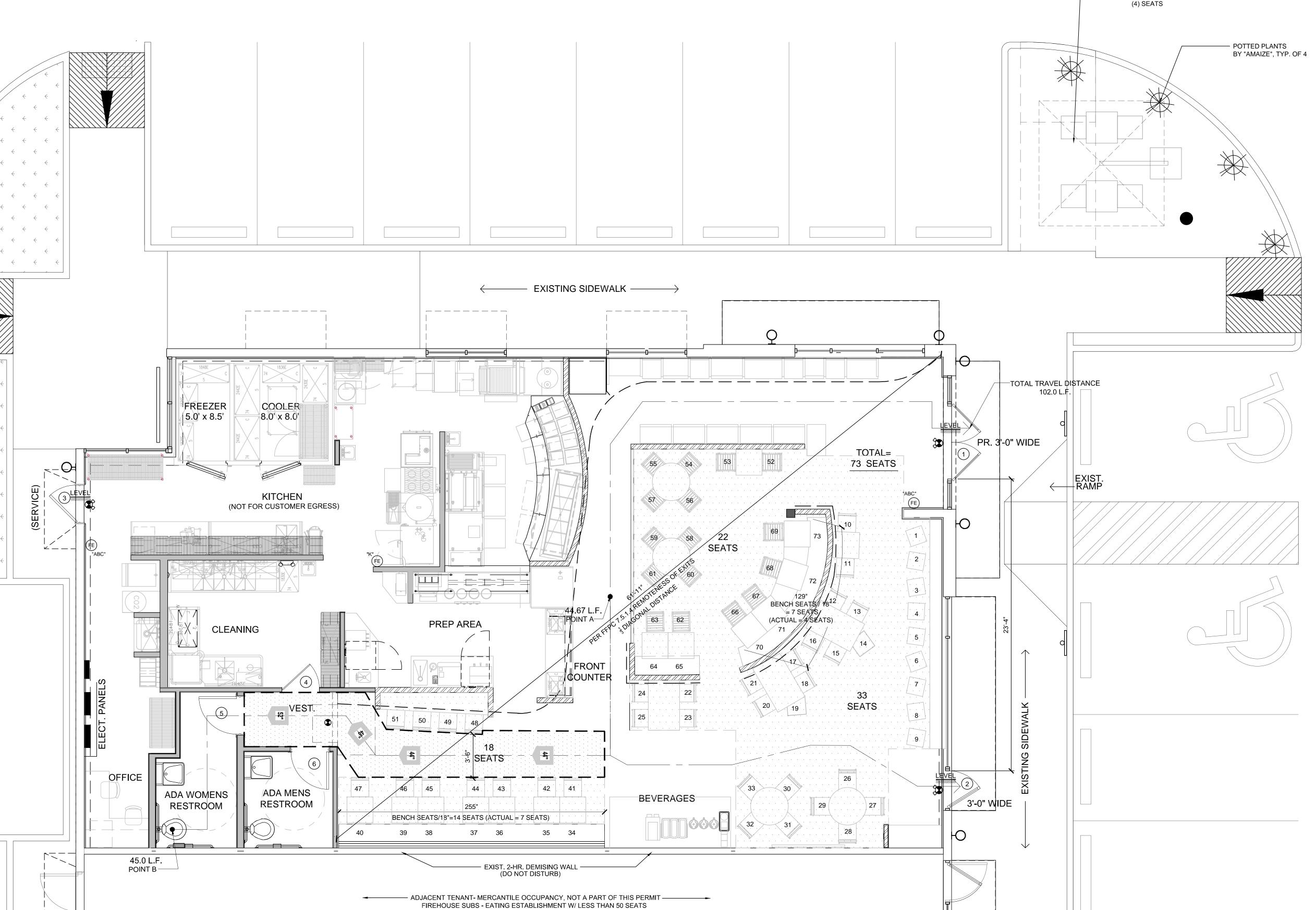
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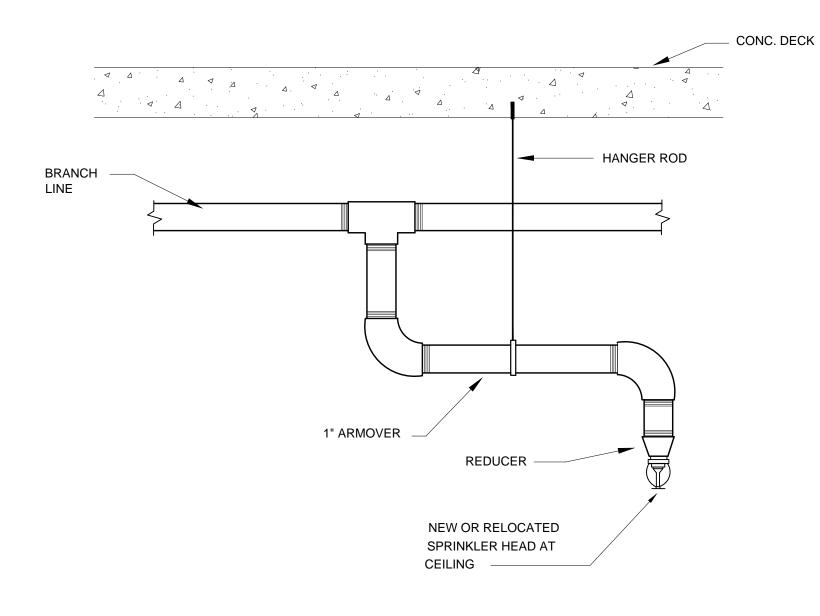
life safety floor plan and notes

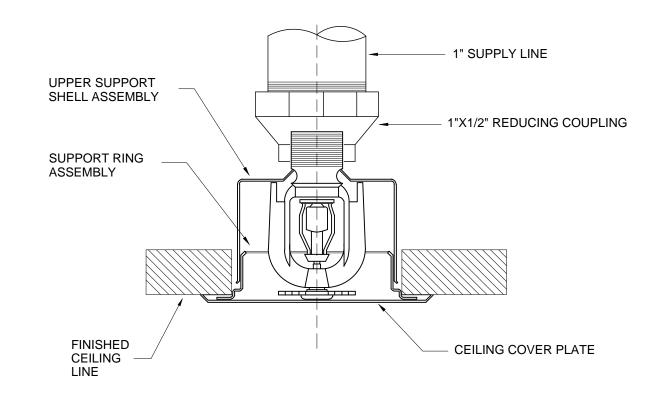
project number:

sheet number:

ls1.0-life safety plan.dwg







TYPICAL ARMOVER DETAIL

NTS

CONCEALED TYPE SPRINKLER HEAD MOUNTING DETAIL

FIRE PROTECTION NOTES

SPACE HAS EXISTING FIRE SPRINKLERS. SPRINKLERS WILL NEED TO BE RE-SET INTO NEW ACOUSTICAL CEILING AND GYPSUM BD. CEILINGS. ANY MODIFICATIONS TO EXISTING SPRINKLERS SHALL REQUIRE SEPARATE PERMIT. FIRE PROTECTION CONTRACTOR'S WORKING PLAN AS PER NFPA 13.1-9.1 SHALL BE SUBMITTED TO THE FIRE DEPARTMENT BEFORE ANY FIRE PROTECTION SYSTEM IS INSTALLED OR REMODELED.

FIRE PROTECTION LEGEND

EXISTING PENDANT SPRINKLER HEAD LOCATION

NEW PENDENT SPRINKLER HEAD SEE DETAIL.

NEW SPRINKLER PIPING

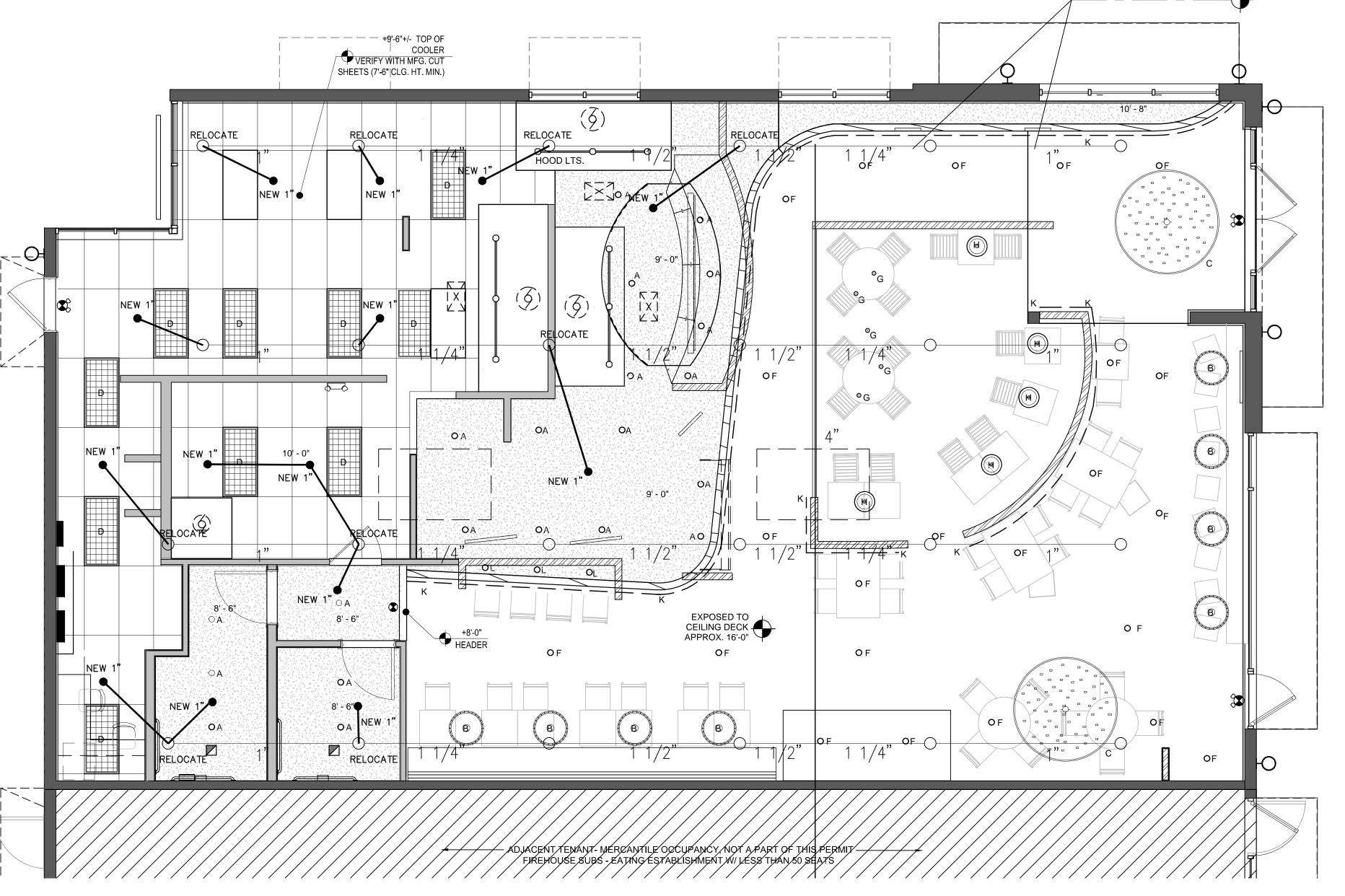
— — EXISTING SPRINKLER PIPING

GENERAL NOTES

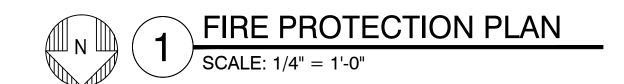
- SPRINKLER SYSTEM SHALL BE INSTALLED BY AN APPROVED FIRE SPRINKLER CONTRACTOR WHO SHALL SUBMIT SHOP DRAWINGS AND HYDRAULIC CALCULATIONS, SIGNED AND SEALED BY A REGISTERED FLORIDA ENGINEER FOR LOCAL JURISDICTION APPROVAL
- FIRE SPRINKLER CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE LATEST WATER FLOW DATA
- SPRINKLER SYSTEM SHALL BE IN FULL COMPLIANCE WITH APPLICABLE CODES INCLUDING BUT NOT LIMITED TO:

A.) N.F.P.A. 13 & 24 B.) FLORIDA BUILDING CODE

- 4- UNDERGROUND PIPING SHALL BE CLASS 52 DUCTILE IRON BELOW GRADE AND IN AREAS EXPOSED TO WEATHER, PIPING SHALL BE SCH. 40 GALVANIZED
- ABOVE GRADE PIPING 2 1/2" AND LARGER SHALL BE SCH.
- ABOVE GRADE PIPING 2" AND SMALLER SHALL BE ALLIED "XL" OR "BLT" WITH SCREWED FITTINGS
- 7 ALL PIPING SHALL BE HYDRAULICALLY SIZED PER N.F.P.A.
- 8- ALL PIPING TO BE FLUSHED IN ACCORDANCE WITH N.F.P.A.
- 9- ALL PIPING SHALL BE HYDROSTATICALLY TESTED AT 200 PSI FOR MIN. (2) HOURS
- O- MAXIMUM HEAD SPACING TO BE 130`
- SPRINKLER DEFLECTOR TO BE LOCATED MAXIMUM 12" FROM ROOF DECK
- 2- ALL CONTROL VALVES TO BE SUPERVISED IN ACCORDANCE WITH N.F.P.A. 13
- 3- HANGER TYPE AND SPACING SHALL BE IN ACCORDANCE WITH N.F.P.A. 13



THIS FIRE SPRINKLER PLAN IS BEING PROVIDED FOR DIAGRAMATIC PURPOSES ONLY TO INDICATE PROPOSED LOCATIONS OF NEW SPRINKLER HEADS. FIRE PROTECTION CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING FIRE SPRINKLER PLANS TO THE AUTHORITY HAVING JURISDICTION AS REQUIRED BY CODE.





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project information: 08.16.2013

13-78F

project number:

fire protection plan, details & notes

sheet number:

fp1.0-fire protection plan.dwg

	HVAC EQUIPMENT SCHED	DULE	
	UNIT DESIGNATION	RTU#1	RTU#2
	AREA SERVED	DINING	KITCHEN/BOH
	UNIT TYPE	PACKAGE ROOFTOP	PACKAGE ROOFTOP
	TOTAL AIR	4000	4000
	TOTAL COOLING CAPACITY, MBH	119,800	119,800
	NOMINAL CAPACITY (TONS)	10.0	10.0
	OUTSIDE AIR, CFM (MINIMUM)	REFER TO SCHED	REFER TO SCHED
	# EVAPORATOR FAN/TYPE	1 / CENTRIFUGAL	1 / CENTRIFUGAL
	# CIRCUITS/# COMPRESSOR/TYPE	2 / SCROLL	2 / SCROLL
	# CONDENSER FAN/TYPE/HP/RMP	1 / DIRECT / 1 /1050	1 / DIRECT / 1 /1050
	MINIMUM CIRCUIT AMP / MAXIMUM FUSE	96/100.0	96/100.0
	ELECTRIC HEATER (KW) / STAGE(S)	24.0	24.0
	ELECTRICAL SERVICE AVAILABLE	240V/1/60	240V/1/60
	EER/IEER	12.0/12.6	12.0/12.6
	DESIGN MANUFACTURER	CARRIER	CARRIER
	MODEL NO.	50HCBE11D2C6	50HCBE11D2C6
- 1		I	1

1863 lb.

SYMBO	L LEGEND		
	TYP. 24"X24" FLUSH MTD SUPPLY GRILLE.	SD	TYP. DUCT MOUNTED SMOKE DETECTOR
	TYP. 6"X6" FLUSH MTD SUPPLY GRILLE.	F-1	TYP. 80 CFM BATHRM EXHAUST FAN, MFG. BY 'NUTONE' MODEL #QTRN80, 4" DUCT, VENTED
RA	TYP. 24"X24" FLUSH MTD RETURN AIR GRILLE.	F-1	THROUGH WALL. KITCHEN EXHAUST FAN, SEE HOOD DRAWINGS
(T)	TYP. WALL MTD PROGRAMMABLE A/C	EF	BY CAPTIVE-AIRE.
	THERMOSTAT MODEL.		KITCHEN SUPPLY FAN FROM MUA-1, SEE HOOD DRAWINGS BY CAPTIVE-AIRE.

MARK	TYPE/SIZE	CFM	FLEX	MOUNT HT.	MFG.
$\langle A \rangle$	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	600	12" DIA.	CEILING	AIR GUIDE
$\langle B \rangle$	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	400	10" DIA.	CEILING	AIR GUIDE
$\langle c \rangle$	LINEAR DIFFUSER 6"X48" 1-WAY	400	10" DIA.	CEILING	AIR GUIDE
D	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	300	9" DIA.	CEILING	AIR GUIDE
E	CURVE BLADE 12"X12" 4-WAY (UNLESS NOTED)	200	8" DIA.	CEILING	AIR GUIDE
F	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	100	6" DIA.	CEILING	AIR GUIDE

ALL DIFFUSERS IN GYPSUM AND ACOUSTICAL CEILING SHALL BE WHITE
AND MFG. BY "AIR GUIDE" OR EQUAL. G.C. TO SUBMIT CUT SHEETS FOR APPROV

AIR BALANCE	SCHEDULE	
MARK	EXHAUST	SUPPLY
EF-1	-2612	
EF-2	-2520	
EF-3	-2750	
EF-4	-600	
MUA-1		+6688
RTU#1		+1000
RTU# 2		+1000
F-1	-80	
F-1	-80	
NET. EXH.	-8642	
NET SUPPLY		+8688
GROSS SPACE PRESSURE	+46	

WEIGHT (LBS)

OUTSIDE	AIR CALCULA	ATION AS PER	FBC MECH. TAB	P _z (CFM/SF) R _a (CFM/SF) (CFM) (CFM)				
UNIT	AREA S.F.							
RTU #1 (Dining)	1487.50 S.F.	7.5	73	.18		815.25	900	
RTU# 2 (Kitchen)	1279.50 S.F.		10		.70	895.65	900	

PROVIDED (CFM)	
900	

 $V_{bz} = R_p P_z + R_a A_z$

 $V_{bz} = (7.5)(73) + (.18)(1487.50) = 547.50 + 267.75 = 815.25$

KITCHEN:

 $V_{bz} = A_z \times .70 = 1279.50 (.70) = 895.65$

OUTSIDE AIR NOTE: PER FLORIDA ENERGY CODE SECTION 503.2.5.4, BOTH OUTDOOR AIR SUPPLY AND EXHAUST DUCTS SHALL BE EQUIPPED WITH DAMPERS THAT WILL AUTOMATICALLY SHUT WHEN THE SYSTEMS OR SPACE SERVED IS NOT IN USE. ANY/ALL NEW PENETRATIONS SHALL BE STUCCO PATCHED & PAINTED TO BE CONTIGUOUS W/ SURROUNDING SURFACES.

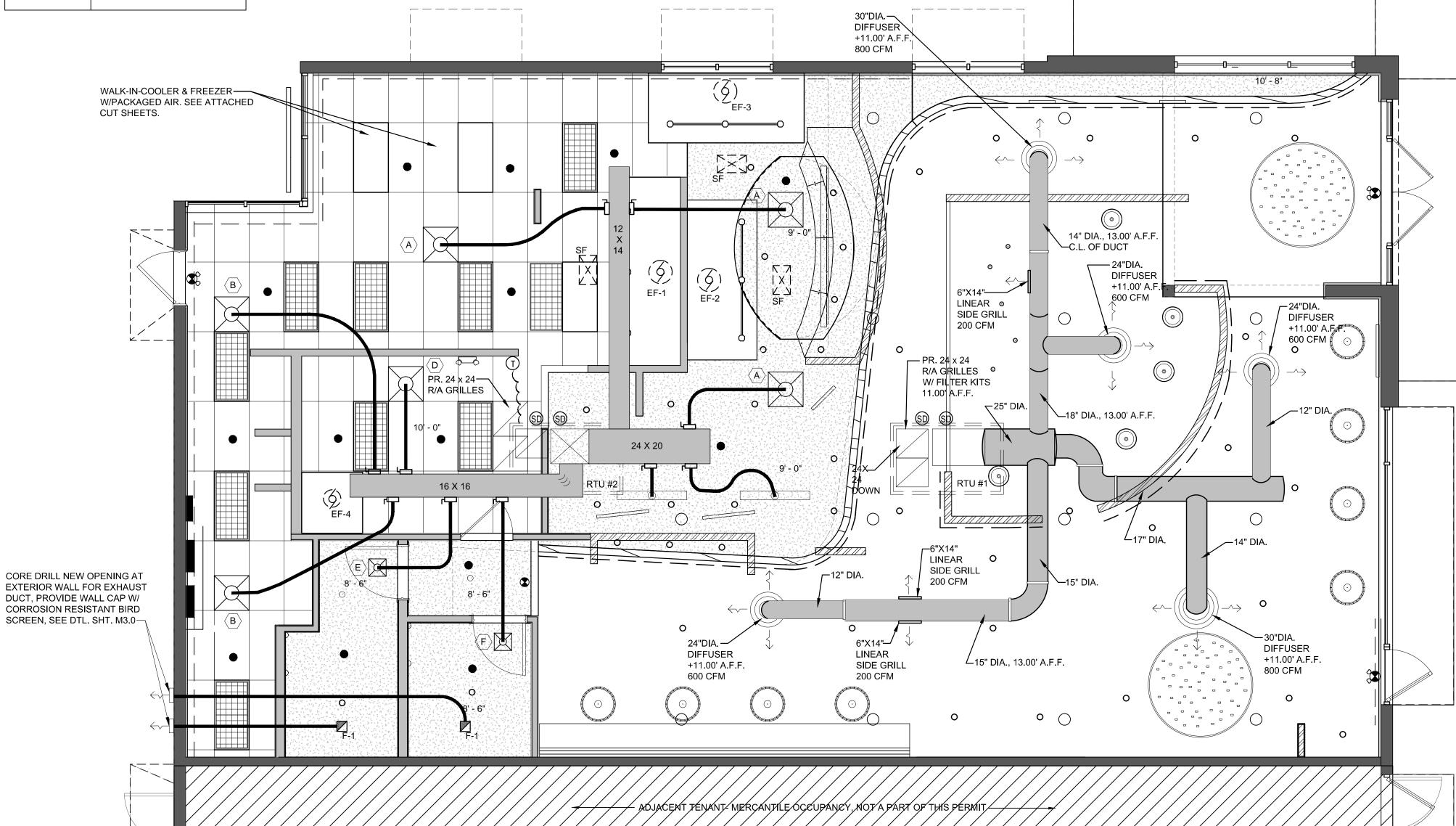
> MINIMUM EQUIPMENT DISTANCE FROM ROOF EDGE 10.00' NO MECHANICAL EQUIPMENT SHALL BE VISIBLE FROM STREET

MARK	TYPE/SIZE	CFM	FLEX	MOUNT HT.	MFG.
$\langle A \rangle$	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	600	12" DIA.	CEILING	AIR GUIDE
$\langle B \rangle$	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	400	10" DIA.	CEILING	AIR GUIDE
$\langle c \rangle$	LINEAR DIFFUSER 6"X48" 1-WAY	400	10" DIA.	CEILING	AIR GUIDE
D	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	300	9" DIA.	CEILING	AIR GUIDE
(E)	CURVE BLADE 12"X12" 4-WAY (UNLESS NOTED)	200	8" DIA.	CEILING	AIR GUIDE
F	CURVE BLADE 24"X24" 4-WAY (UNLESS NOTED)	100	6" DIA.	CEILING	AIR GUIDE

LL FANS (INCLUDING RTU FANS) SHALL RUN CONTINUOUSLY DURING STORE OPERATION HOURS.	SEE ATTACHED KITCHEN HOOD PLANS (BY OTHERS).

SEE MECHANICAL DETAILS, SHEET M3.0.
OLE MEON MAIONE BETT MEO, OTTLET MO.O.

MECHANICAL PLAN



MECHANICAL NOTES:

- 1. ALL WORK SHALL BE DONE IN ACCORDANCE W/ THE LATEST APPROVED EDITION OF THE FBC. THE STANDARD MECH CODE, NFPA & ANY OTHER APPLICABLE LOCAL, STATE OR NATIONAL CODES AND/OR ORDINANCES IN EFFECT AT THE TIME OF PERMIT.
- 2. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MECH CONNECTIONS U.O.N.
- 3. THE MECH CONTRACTOR SHALL BE RESPONSIBLE FOR COMMUNICATION W/ THE PROPERTY OWNER'S PERSONNEL TO REVIEW CONTRACT DOCUMENTS PRIOR TO INSTALL.
- 4. THE OWNER WILL NOT BE HELD LIABLE FROM FIELD CHANGES THAT MAY IN TRADE PERFORMANCE.
- 5. IN GENERAL PLNS & DTLS ARE DIAGRAMMATIC ONLY & SHOULD NOT BE SCALED, COORDINATE ALL MECH WORK W. PLUM, HVAC & FIRE SPRINKLER WORK SO AS NOT TO CONFLICT IN LOCATION OR PERFORMANCE OF OTHER SYSTEMS.
- 6. NECESSARY & OBVIOUSLY REQUIRED MECH ITEMS THAT ARE NOT SHOWN ON THE DWGS DOES NOT RELIEVE THE CONTRACTOR OF HIS/HER RESPONSIBILITY TO INSTALL A COMPLETE, SAFE & OPERATING MECH SYSTEM.
- 7. MECH CONTRACTOR SHALL KEEP A MASTER SET OF BLUE LINES THAT ARE TO BE MARKED UP TO REFLECT 'AS BUILT' CONDITIONS ON A DAILY BASIS. THESE 'AS BUILT' MARK-UPS MAY BE REVIEWED BY THE ARCHITECT, ENGINEER OR OWNER'S REPRESENTATIVE AT THEIR REQUEST & W/O PRIOR NOTIFICATION. THESE 'AS BUILT' DWGS WILL BE TURNED OVER TO THE OWNER AT THE CONCLUSION OF THE PROJECT. ANY CHANGES, MODIFICATIONS OR DEVIATIONS FROM THIS PLN SHALL BE PRESENTED IN WRITING & APPROVED BY THE ARCHITECT, LANDLORD & ANY "TENANT" PRIOR TO ANY MODIFICATIONS BEING PERFORMED.
- 8. THE MECH CONTRACTOR SHALL INCLUDE ALL NECESSARY FEES & POWER COMPANY CHARGES IN THEIR BID.
- 9. CONTRACTOR TO SEAL ALL FLR, ROOF & WALL PENETRATIONS IN AN APPROVED MANNER TO INSURE THE FIRE RATING INTEGRITY OF THE AREAS INVOLVED.
- 10. CONTRACTOR TO VISIT THE SITE & SHALL ALLOW FOR ALL EXIST CONDITIONS IN BID.
- 11. THOROUGHLY REVIEW FINAL LOCATION, TYPE, MOUNTING HEIGHT & CONTROL OF ALL DEVICES PRIOR TO ROUGH IN.
- 12. COORDINATE FINAL INSTALL REQUIREMENTS W/ PROPER AUTHORITIES.
- 13. THE MECH CONTRACTOR SHALL BE RESPONSIBILITY FOR ANY & ALL INSPECTIONS & CERTIFICATIONS THAT MAY BE REQUIRED DURING & UPON COMPLETION OF HIS/HER WORK.
- 14. ALL RIGID DUCT INSUL. SHALL BE 1-1/2" FIBERGLASS, R-6.
- 15. ALL RETURN AIR GRILLS SHALL BE 24" X 24" W/ FILTER KITS.
- 16. ALL SUPPLY GRILLS SHALL BE AS SPECIFIED.
- 17. ALL PRIMARY & SECONDARY CONDENSATE DRAINS SHALL BE MIN 1-1/2" PVC
- 18. SWITCH MUST BE INSTALLED IN THE PRIMARY DRAIN PAN OF THE UNIT.
- 19. PROVIDE CONDENSATE OVERFLOW PROTECTION PER FMC 307.2.3. (1) FLOAT
- 20. OVER 2,000CFM REQUIRES THAT CONTRACTOR INSTALL SMOKE DETECTOR W/ AUDIO & VISUAL ALARM W/ TROUBLE LIGHT IN SUPPLY AIR DUCT. SMOKE DETECTORS SHALL BE INTERLINKED FOR SIMULTANEOUS ALARM.
- 21. WALL MTD THERMOSTATS SHALL BE INSTALLED AT A CL ELEV OF 5-6"AFF W/ ORANGE LOCKING COVERS UNLESS OTHERWISE INDICATED REF FINISH SPECS OR CONFER W/ INT DESIGN CONSULTANT ON PROJECT.
- 22. ALL WORK SHALL COMPLY W/ LOCAL CODES & REGULATIONS & NFPA 90A.

PROVIDE PROGRAMMABLE THERMOSTATS THAT AUTOMATICALLY SHUT-DOWN DURING THE HOURS IN WHICH THE STORE IS CLOSED.

AS PER 2010 FLORIDA ENERGY CONSERVATION CODE, RESTROOM EXHAUST DUCTS SHALL BE EQUIPPED W/ DAMPERS THAT WILL AUTOMATICALLY SHUT-OFF WHEN THE SYSTEMS OR SPACES SERVED ARE NOT IN USE.

PROVIDE CONDENSATE OVERFLOW PROTECTION PER FMC 307.2.3. (1) FLOAT SWITCH MUST BE INSTALLED IN THE PRIMARY DRAIN PAN OF THE UNIT

EXHAUSTS SHALL BE MIN +10'-0" FROM ANY NEW AND/OR EXIST OUTSIDE AIR INTAKE.

CONDENSATE DISPOSAL OF ALL HVAC SYSTEMS SHALL BE DISPOSED OF IN ACCORDANCE TO FMC SECTION 307.2.3. CONDENSATE SHALL BE DRAINED TO GUTTER THAT LEADS TO STORM SEWER SYSTEM, NO CONDENSATE SHALL BE DIRECTED INTO ANY PAVEMENT.

MIN 4" CLEARANCE REQ BETWEEN UNIT & WALL AS PER FBC CH.13, SEC. 610.1.ABC.3.0.3 & FMC 603.1.3

HVAC DESIGN REQUIRES:	YES	NO
DUCT SMOKE DETECTOR		
FIRE DAMPER(S)		/
SMOKE DAMPER(S)		/
FIRE RATED ENCLOSURE		/
FIRE RATED ROOF ASSEMBLY		
FIRE STOPPING		
SMOKE CONTROL		/



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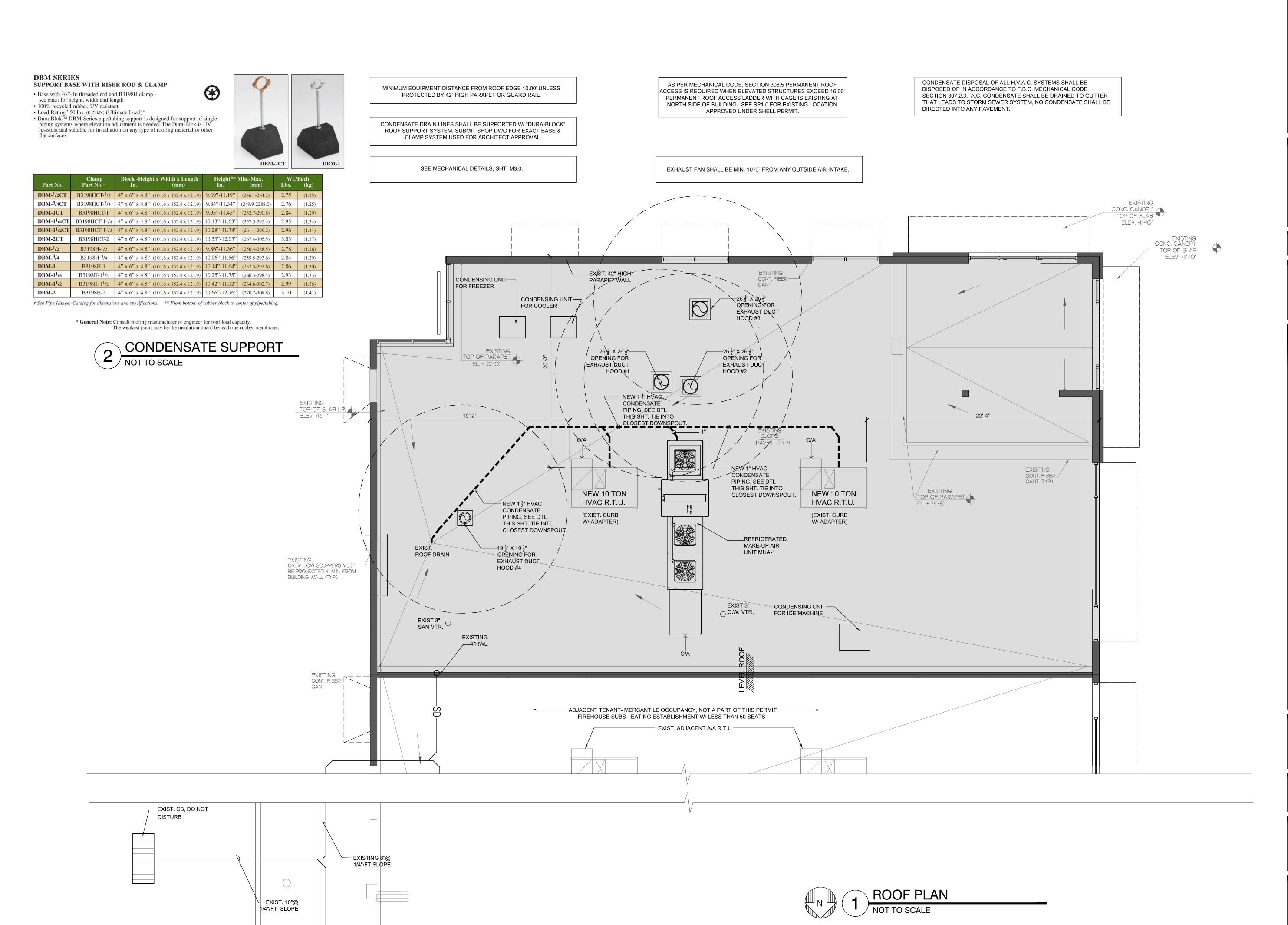
project information: 08.16.2013 project number: 13-78F

sheet title:

mechanical plan, schedules and notes

sheet number:

m1.0-mech plan_schedules_&_details.dwg



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project information:
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08.16.2013
project number:

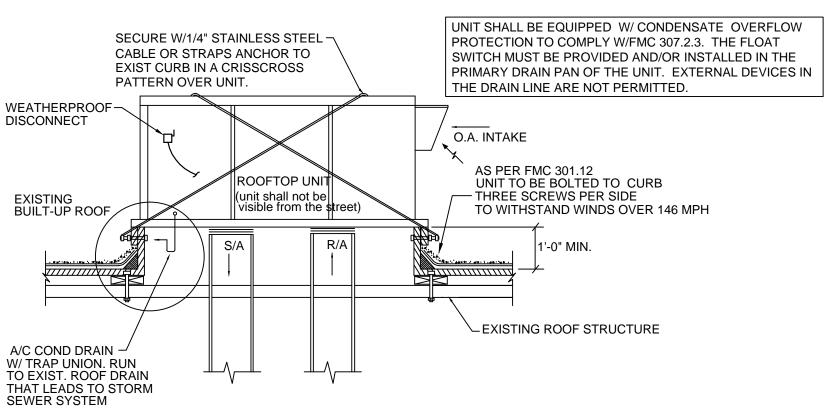
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sheet title: roof plan and

notes

sheet number: M2.0

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ROOFTOP UNIT STRAPPING DETAIL

Figure 8. 7½ ton (dual) - 10 ton standard efficiency, 6 & 7½ (microchannel) ton high efficiency

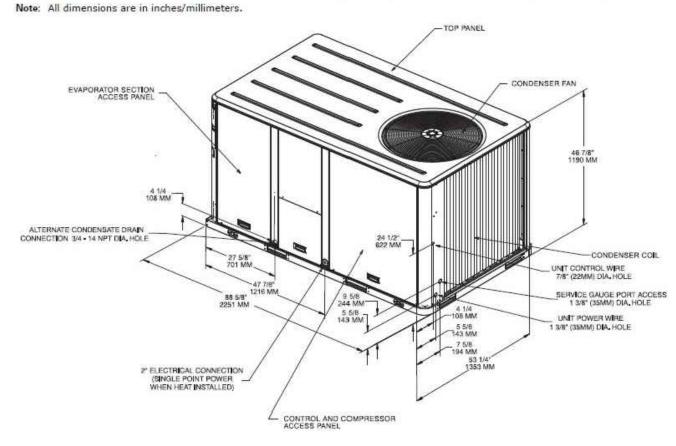
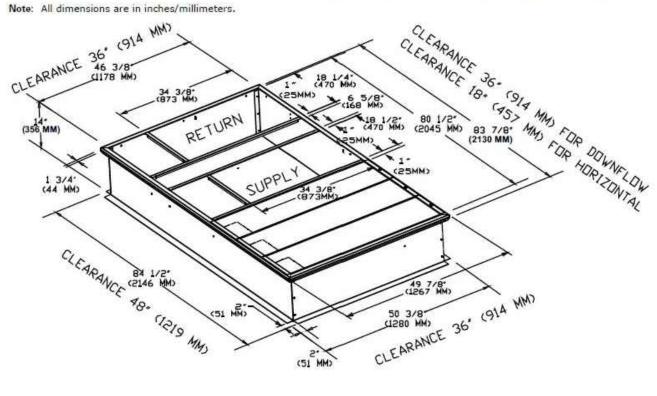
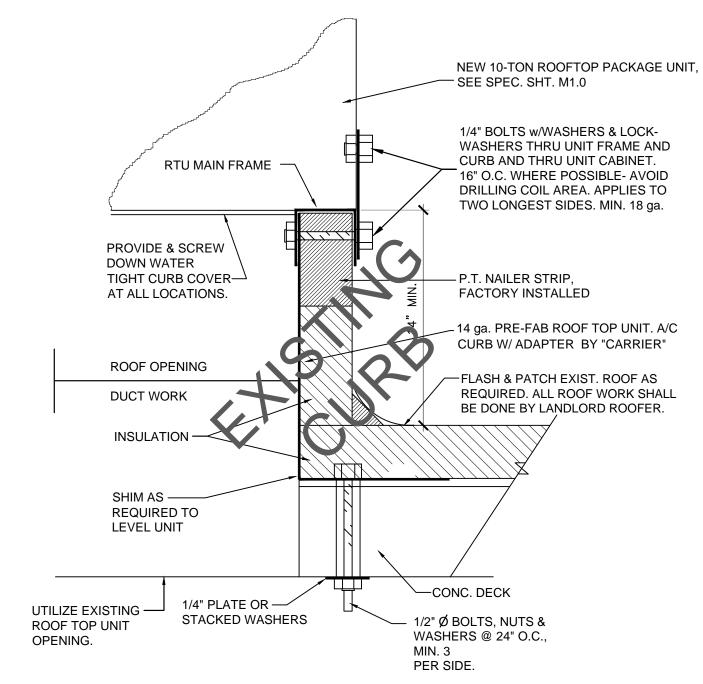


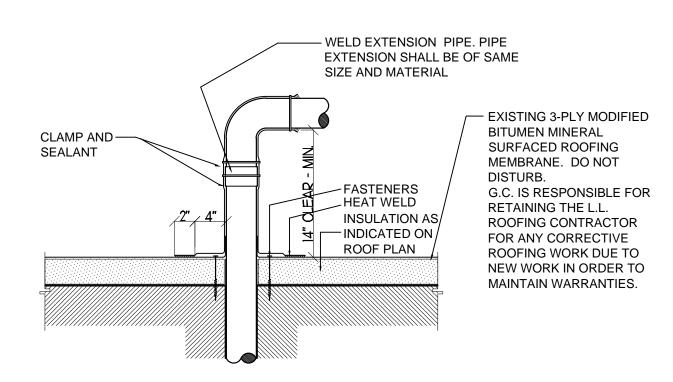
Figure 9. 7½ ton (dual) - 10 ton standard efficiency, 6 & 7½ (microchannel) ton high efficiency - roof curb

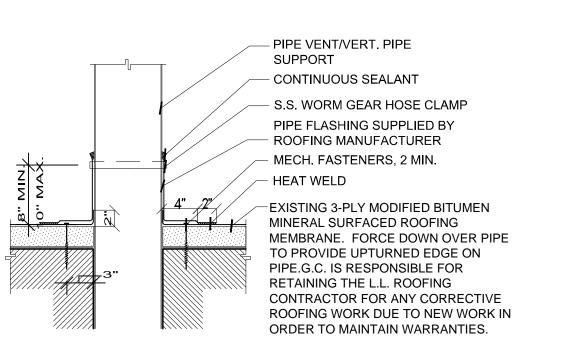




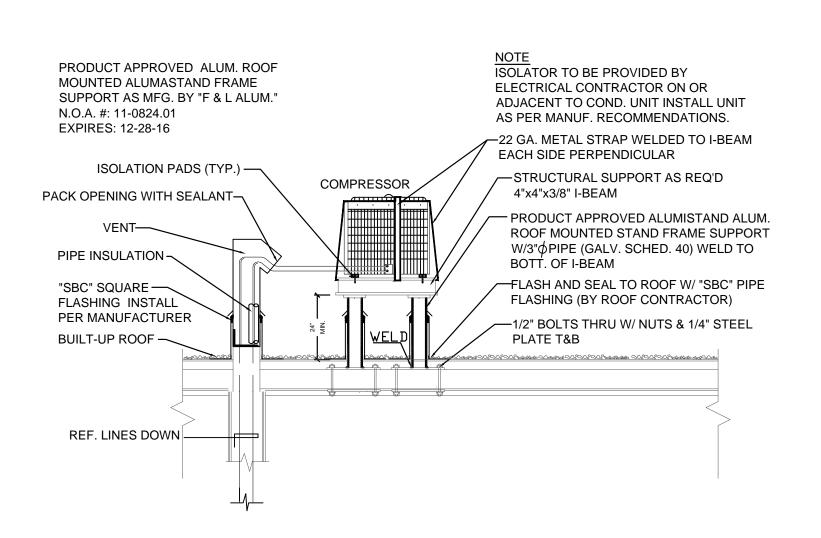
EXISTING CURB DETAIL

NOT TO SCALE

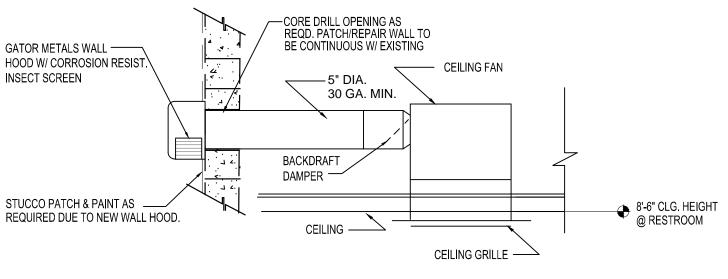




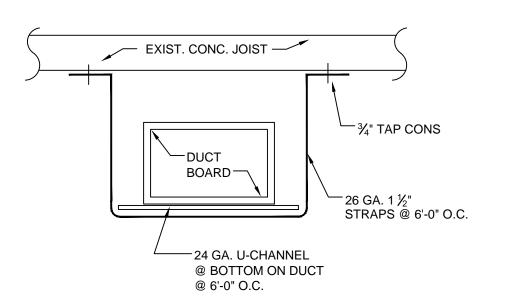
ROOFTOP PENETRATION FLASHING DTL.



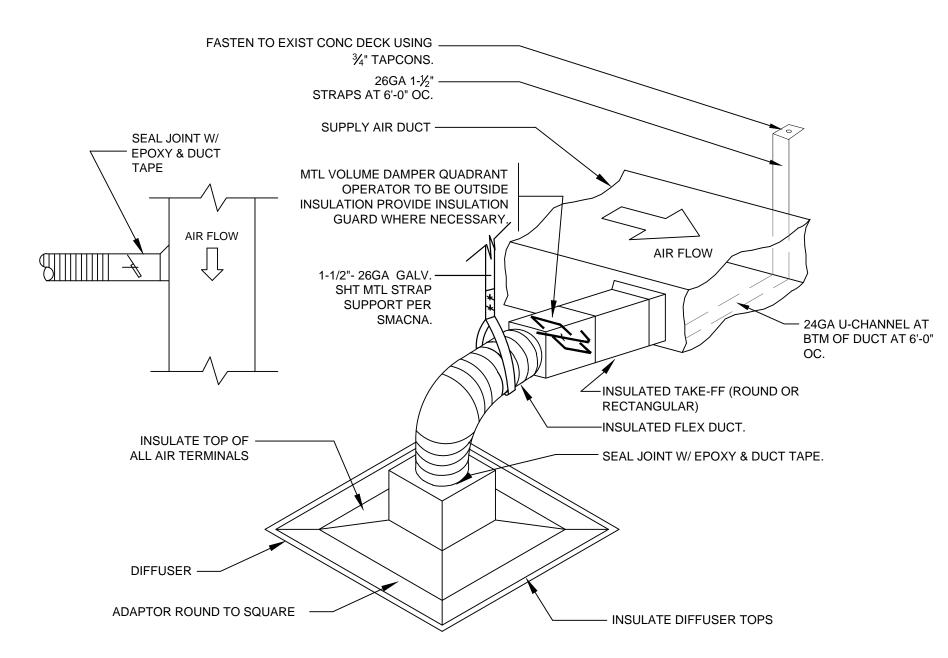
STAND DETAIL FOR CONDENSING UNIT



*EXHAUST FAN SHALL BE MIN. 10'-0" FROM ANY OUTSIDE AIR INTAKE AND 10'-0" FROM OPERABLE OPENINGS INTO BUILDINGS PER FBC MECHANICAL CODE SECTION 501.2.1. *ADJUST TO FIELD CONDITIONS



DUCT HANGING DETAIL



FLEX DUCT CONNECTION DETAIL

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project history:

project information: 08.16.2013 project number:

13-78F

mechanical details

sheet number:

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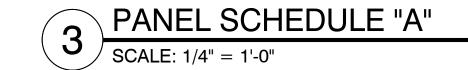
TYPE:	SIEMENS							EXIST						VOL	TAGE:	120/208/3PH/3W	
LOCATIO	EXISTING (INSIDE PREM	ISES)					_	PANE	L 'A' HOUSE					MAIN		300 A.	
MOUNTIN	OUDEAGE	-						,)					NS. E MAINS:	M.L.O.	
WOONTH	vo. <u> </u>							300 AN	/IP PNL.						RATING:		
CIR. NO.	IDENTIFICATION	"A" K.V.A.	"B" K.V.A.	"C" K.V.A.	POLES	TRIP AMPS	WIRE #	COND	COND	WIRE #	POLES	TRIP AMPS	"A" K.V.A.	"B"	"C" K.V.A.	IDENTIFICATION	CIR.
1	TV OUTLETS	.54	_	_	1	20	12	1/2"	12	1/2"	1	20	.72	_		GEN. RECEP.	2
3	TV OUTLETS	 	.54	_	1	20	12	1/2"	12	1/2"	1	20	_	.72		GEN. RECEP.	4
5	SAT. RECEIVERS	_	_	.54	1	20	12	1/2"	12	1/2"	1	20	_		1.20	GRAB & GO	6
7	SAT. RECEIVERS	.54	—	_	1	20	12	1/2"	12	1/2"	1	20	1.50	_		DISPLAY CASE	8
9	BEVERAGE DISPENSER	_	1.20	_	1	20	12	1/2"	12	1/2"	1	20	_	2.60		INDUCTION RANGE	10
11	ICE MACHINE	<u> </u>	_	1.20	1	20	12	1/2"	12	1/2"	1	20	_	_	2.60	INDUCTION RANGE	12
13	SODA MACHINE	1.00	_	_	1	20	12	1/2"	12	1/2"	1	20	.65	_		WARMING DRAWER	14
15	U.C. REFRIG.	 	.60	_	1	20	12	1/2"	12	1/2"	1	20	_	.65		WARMING DRAWER	16
17	DROP-IN PAN	_	_	.55	1	20	12	1/2"	12	1/2"	1	20	_	_	1.50	OVERSTRUCT. EXPO LINE	18
19	BROILER	1.00	_	_	2		12	1/2"	12	1/2"	1	20	1.50	_	<u> </u>	OVERSTRUCT. EXPO LINE	20
21		_	1.00	_		20			1	10"	2		_	2.50	—	EXPO LINE	22
23	HEATED SHELF	—	_	.40	1	20	12	1/2"				30	_	_	2.50		24
25	DECORATIVE LAMPS	.50	_	_	1	20	12	1/2"	12	1/2"	1	20	.75			LETTUCE CRISPER	26
27	CONVEYOR	_	.85	_	1	20	12	1/2"	12	1/2"	1	20	_	1.60		TEA BREWER	28
29	CONVEYOR		_	.85	1	20	12	1/2"	12	1/2"	1	20	_	_	1.00	REFRIGERATION	30
31	BLAST CHILLER/FREEZER	1.90	_	_	1	20	12	1/2"			3		2.00	_	_		32
33	TILTING SKILLET	_	.50	_	1	20	12	1/2"	1 ½"	8		/	_	2.00	_	ALTO SHAAM	34
35	REACH-IN U.C. FRIDGE	<u> </u>	<u> </u>	1.00	1	20	12	1/2"	1 -			40	_	_	2.00	(KEY 40B)	36
37	SPARE	1.50	_	_	1	20					3		12.82	_			38
39	RETHERMALIZER	_	4.50	_	2	/,	8	1"	6	3/4"	/	/	_	12.82		PANEL "B"	40
41			_	4.50		40						100	_	_	12.82	SUB PANEL 150 AMPS	42
	SUB-TOTAL KVA	6.98	9.19	9.04									19.94	22.89	23.62	SUB-TOTAL KVA	
•	TOTAL		25.21				•	•						66.42		TOTAL	

EQUIPMENT GROUNDING PER NEC TABLE 250-122

* HEAT & COMPRESSOR OPERATION IS NON-SIMULTANEOUS.

(1) TO BE CONTROLLED BY FUTURE TIME CLOCK (BY TENANT).

TOTAL CONNECTED LOAD = 91.63 KVA /360 = 254.53 AMPS



TYPE:	SIEMENS						NE\ PANE			VOL	TAGE:	120/208/1PH/3W					
LOCATIO	N: NEW NEXT TO PANEL "A"						_	(SUB P			MAIN	IS:	150 A.				
MOUNTIN	IG: FLUSH													TYPE	MAINS	: <u>M.L.O.</u>	
														A.I.C	RATING	S:10,000	
CIR. NO.	IDENTIFICATION	"A" K.V.A.	"B" K.V.A.	"C" K.V.A.	POLES	TRIP AMPS	WIRE #	COND	COND	WIRE #	POLES	TRIP AMPS	"A" K.V.A.	"B" K.V.A.	"C" K.V.A.	IDENTIFICATION	CIR. NO.
1	REFRIGERATOR	1.20	_	_	1	20	12	1/2	1	10	3		1.70		_	DISHWASHING UNIT	2
3	COFFEE MAKER	_	1.34		2		10	3/4			_		_	1.70	_		4
5		_	_	1.34		30						30	_	_	1.70		6
7 R	EF. BACK BAR CABINET	1.20	_	_	1	20	12	1/2	1/2	12	1	20	1.40	_	_	MIXER	8
9	WINE DISPENSER	_	.96	_	1	20	12	1/2	1/2	12	1	20	_	.50	_	SLICER	10
11	OFFICE QUADS.	_	_	.72	1	20	12	1/2	1/2	12	1	20	_	_	1.70	VAC. PAC. MACH.	12
13	BAG-IN-BOX	.50	_		1	20	12	1/2	1/2	12	1	20	1.00	_	_	SPARE	14
15	CO2	_	.50		1	20	12	1/2	1/2	12	1	20		.25	_	COOLER/FREEZER LIGHTS	16
17	ICE MACHINE	_	_	1.50	2		12	1/2	1/2	12	1	20	_	_	.90	HOOD LIGHTS	18
19	50 GAL. A.O. SMITH	2.50	_		2		8	1	1/2	12	1	20	1.50	_	_	ANSUL SYSTEM	20
21	WATER HEATER	_	2.50	_		40			1/2	12	1	20	_	1.50		HOOD #4	22
23	CAMERAS	_	_	.25	1	20	12	1/2	1/2	12	1	20	_	_	.50	SCENT AIR SYSTEM	24
25	PHONE	.50	_	_	1	20	12	1/2	1/2	12	1	20	.50	_	—	POS W/ PRINTER	26
27	EXT. SIGN	_	1.20	_	1	20	12	1/2	1/2	12	1	20	_	.50	_	POS W/ PRINTER	28
29	EXT. SIGN	_	_	1.20	1	20	12	1/2	1/2	12	1	20	_	_	.50	HME WIRELESS SYSTEM	30
31	AIR CURTAIN	_	1.00	_	2		12	1/2	1/2	12	1	20	.72	_	_	LED STRIP LIGHTS	32
33		_	_	_		20			1/2	12	1	20	_	.50	_	POS PRINTER	34
35	POS/LED SCREEN	.50	_	_	1	20	12	1/2	1/2	12	1	20	_	_	.50	POS PRINTER	36
37	POS/LED SCREEN	_	.50	_	1	20	12	1/2	1/2	12	1	20	.50	_		POS/LED SCREEN	38
39	BLANK	_	_		_	_	_	_	1/2	12	1	20		1.00	—	RESTROOM LIGHTS	40
40	BLANK	<u> </u>	_	_	_	_	_	_	_	_	_	_	_	_	_	BLANK	42
•	SUB-TOTAL KVA	6.40	8.00	5.01									7.32	5.95	5.80	SUB-TOTAL KVA	•
	TOTAL		19.41											19.07		TOTAL	

EQUIPMENT GROUNDING PER NEC TABLE 250-122

TOTAL CONNECTED LOAD = 38.48 KVA /360 = 106.89 AMPS



PRIOR TO BID SUBMIT, IT IS THE SOLE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO VERIFY ALL EQUIPMENT J-BOX, RECEPTACLES, OUTLET OR ANY CONNECTION REQUIREMENTS W/ "AMAIZE" PROJECT MANAGER, MICHAEL HOERNER, 214.455.3055.

RISER NOTE:

PLAN.

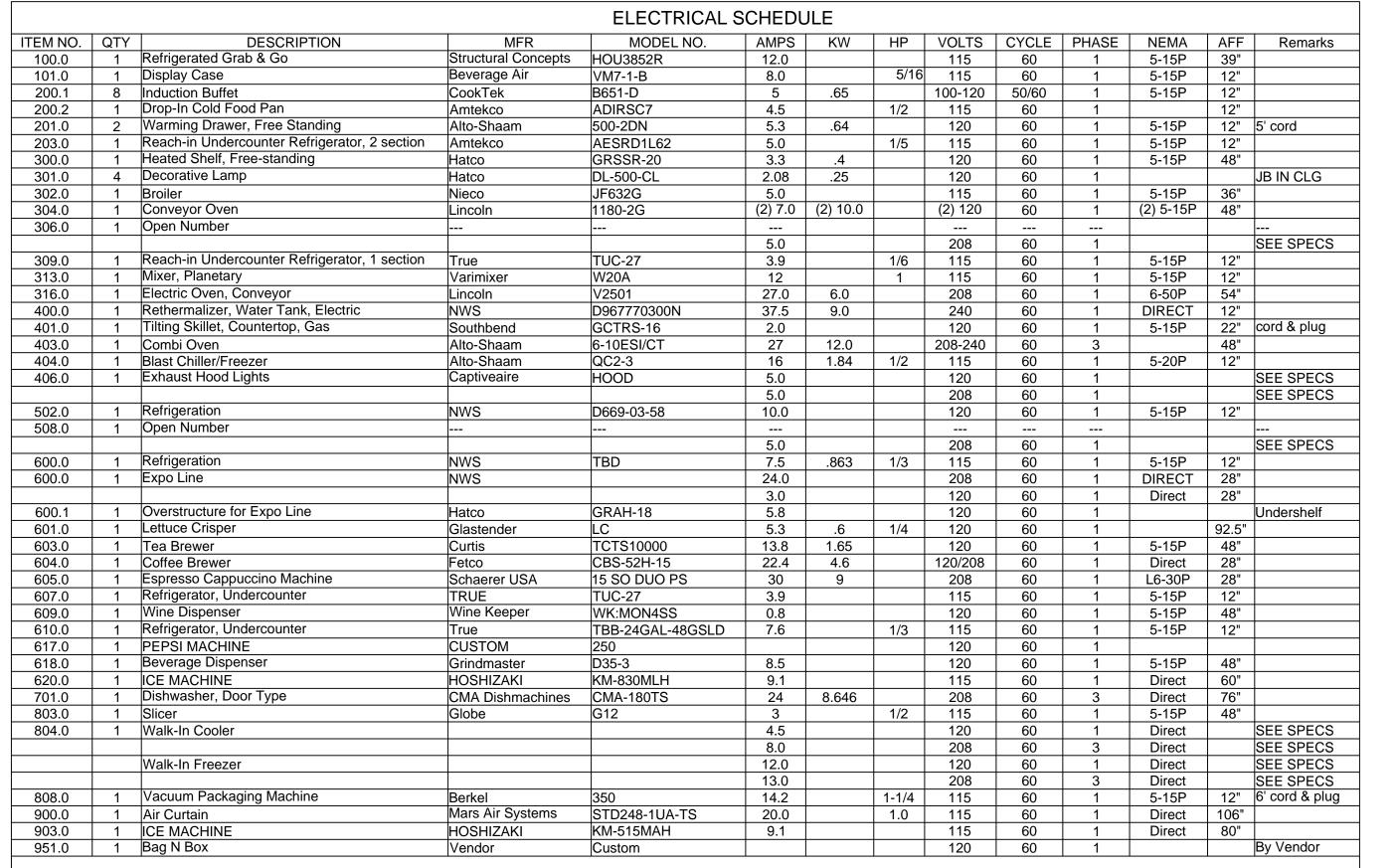
SEE SHT. E-4.0 FOR RISER AND EXISTING ELECTRICAL ROOM

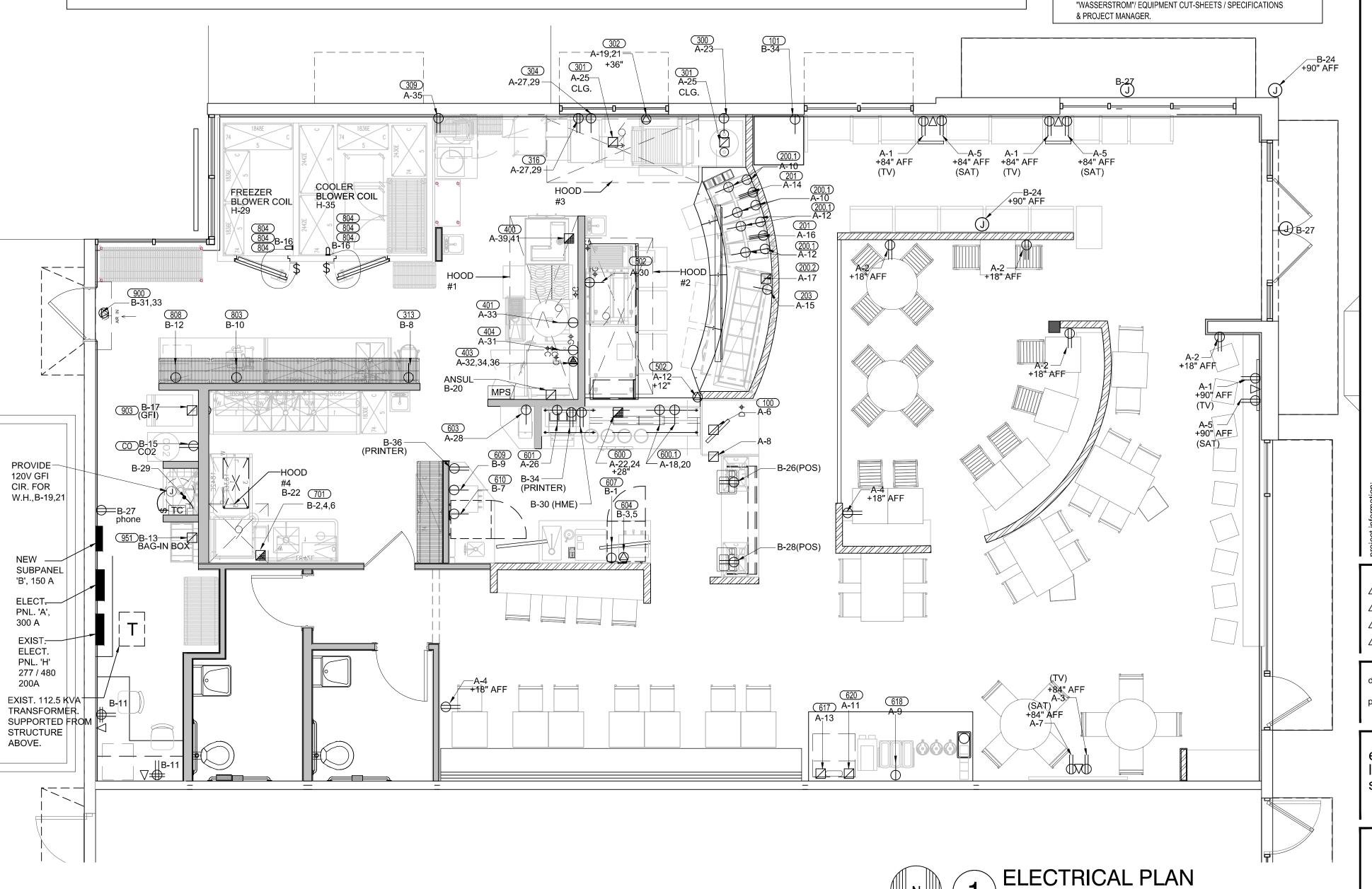
ELECTRICAL FLOOD NOTE:

ANY/ALL ELECTRICAL EQUIPMENT SHALL BE ABOVE FLOOD LEVEL.

WHEN ABANDONING ANY PREVIOUS OUTLETS & USE, REMOVE WIRE BACK TO SOURCE, BLANK CAP BOX.

SEE HOOD DRAWINGS FOR ELECTRICAL REQUIREMENTS.







ELECTRICAL LEGEND

120V, 1PH DIRECT CONNECTION

208-240V, 1PH DIRECT CONNECTION

208-240V, 3PH DIRECT CONNECTION

120V, 1PH DUPLEX RECEPTACLE
FOR TV OUTLET WITH ELECTRICAL & NETWORK

MADE UNDER SEPARATE PERMIT.

EMPTY CABLE BOX FOR FUTURE LOW VOLTAGE CONNECTION MADE VIA SEPARATE PERMIT.

EMPTY PHONE BOX FOR FUTURE PHONE SYSTEM

JUNCTION BOX AT EXTERIOR WALL FOR SCENT AIR.

REMOTE MANUAL PULL STATION TO ANSUL SYSTEM

INTERMATIC T101 TIME CLOCK OR EQUIVALENT. SET

120V DISCONNECT SWITCH, LITEFUSE OR APPROVED

EQUAL. MAKE CONNECTION TO RECIRCULATION

PUMP AND FUSE FOR MFG. RECOMMENDATION.

CLOCK TO TURN OFF BUILDING RECIRCULATION PUMP,

@ HOOD #1. VERIFY EXACT LOCATION W/

"CAPTIVE AIRE" 407.682.3100, ATTN: JEFF.

P-1, DURING OFF HOURS.

KITCHEN EXHAUST FAN

- CONVENIENCE OUTLET

- ABOVE FINISHED FLOOR

- BRANCH TO CONNECTION

VERIFY ALL OUTLET, J-BOX AND/OR RECEPTACLE HEIGHTS W/

- DROP FROM CEILING

V.W.O. - VERIFY WITH OWNER

M.I.C. - MOUNT IN COUNTER

208-240V, 3PH JUNCTION BOX

SAT 120V, 1PH DUPLEX RECEPTACLE FOR SATELLITE RECEIVER

MPS

C.O.

A.F.F.

B.T.C.

208-240V, 1PH JUNCTION BOX

208-240V, 3PH SINGLE RECEPTACLE

120V, 1PH JUNCTION BOX

208-240V, 1PH SINGLE RECEPTACLE

120V, 1PH SINGLE RECEPTACLE

120V, 1PH DUPLEX RECEPTACLE

p.o. box 14.2116 coral gables, fl 33114.2116 **305.443.3100** 305.259.3986 fax whaiv@whadesign.com

architect of record:

William F. Arthur
License Number: 0012074

seal

design associate:

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Amaize Restaurant
3887 N.W. 107th Avenue, Suite 101
DORAL, FLORIDA
BJCM Doral Properties

project information:
te:

08.16.2013

project history:

sheet title:

electrical plan, legend, panel schedules & notes

sheet number:

E1.0

e1.0-electrical_plans.dwg

GENERAL NOTES

- GENERAL CONTRACTOR TO VERIFY LEASE DIMENSIONS, EXISTING DIMENSIONS, EXISTING STRUCTURAL ELEMENTS, AND CEILING HEIGHT CLEARANCES, ETC. AND REPORT TO ARCHITECT ANY INCONSISTENCY PRIOR TO THE START OF CONSTRUCTION.
- 2. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE WORK OF ALL TRADES INVOLVED IN THE CEILING WORK TO ENSURE THAT PROPER CLEARANCES FOR DUCTS, LIGHTS, PIPING, ETC. ARE MET AND THAT THE CEILING HEIGHTS NOTED ON THE DRAWINGS ARE MAINTAINED.
- B. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE ARCHITECT OF ANY CONFLICT OF LIGHT FIXTURES, DUCTS, MAIN RUNNERS, STRUCTURES, ETC. PRIOR TO INSTALLATION.
- 4. REFER TO MECHANICAL DRAWINGS FOR EXACT NUMBER, LOCATION AND TYPE OF SUPPLY/RETURN GRILLES AND EXHAUST FANS
- 5. REFER TO ELECTRICAL DRAWINGS FOR LOCATION, QUANTITY AND TYPE OF POWER, SWITCHES AND LIFE SAFETY DEVICES.
- B. LIGHT FIXTURES TO BE INSTALLED INDEPENDENTLY OF THE SUSPENDED CEILINGS AND SHALL BE SUPPORTED WITHIN 6" OF EACH CORNER OF THE FIXTURE AS SPECIFIED IN ASTM D-636-76.
- 7. G.C. IS RESPONSIBLE FOR ADJUSTING INSTALLED LIGHT FIXTURES PER OWNER DIRECTION.

TYF	PE: SIEMENS										VOL	TAGE:	277/480/3PH/4W				
LOCAT	TION: ROOF TOP (WATER PRO	ROOF TOP (WATER PROOF)					<u>C</u>	ONDENS (AMAI			MAIN	ıs.	_ 40 A.				
MOUN	OTAND	STAND						(7 (1717 (1			MAINS:	M.L.O.					
														A.I.C	RATING:	10,000	
CIR. NO.	IDENTIFICATION	"A" K.V.A.	"B" K.V.A.	"C" K.V.A.	POLES	TRIP AMPS	WIRE #	COND	COND	WIRE #	POLES	TRIP AMPS	"A" K.V.A.	"B" K.V.A.	"C" K.V.A.	IDENTIFICATION	CIR. NO.
1		1.40	_	_	3						3	$\overline{}$	1.40	_	_		2
3	CONDENSER #1		1.40	_	/		12	1"	1/2"	12	/		_	1.40		CONDENSER #2	4
5			_	1.40		20						20	_	_	1.40		6
7		1.40	_	_	3		1				2		1.40		_	LIGHTING	8
9	CONDENSER #3		1.40	_] /		12	1"	1"	12	/		_	1.40	_	RESTRM LIGHTS/FAN	10
11			_	1.40		20						20			1.40	RESTRM LIGHTS/FAN	12
13	ROOF TOP GFI OUTLET	1.50	_	_	1	20	12	1/2"	_			_		_	_	BLANK	14
	SUB-TOTAL KVA/PH	4.30	2.80	2.80									2.80	2.80	2.80	SUB-TOTAL KVA/PH	
	SUB-TOTAL		9.90											44.45		SUB-TOTAL	

EQUIPMENT GROUNDING PER NEC TABLE 250-122 * HEAT & COMPRESSOR OPERATION IS NON-SIMULTANEOUS. (1) TO BE CONTROLLED BY FUTURE TIME CLOCK (BY TENANT).

7.10

RISER NOTE:

SEE SHT. E-4.0 FOR RISER AND EXISTING ELECTRICAL ROOM PLAN.

EMERGENCY/EXIT LIGHT NOTE:

ANY/ALL EMERGENCY, NIGHT LIGHTS AND EXIT LIGHTS SHALL BE WIRED TO SAME CIRCUIT OF AREA BEING SERVED AHEAD OF SWITCH.

LIGHTING U.L. NOTE:

ANY/ALL LIGHTING SHALL BE U.L. TESTED AND SHALL BEAR THE U.L. LISTING #. (U.L. IS A NATIONALLY RECOGNIZED TESTING LABORATORY.)

CEILING	LEGEND:
Item	Description
O A	RECESSED DOWN LIGHT, REGRESSED TRIM,"R2000V", 4", GYP. CEILING MOUNTED, 9'-0" A.F.F. W/ (1) MR16 35-50W INCANDESCENT LAMP AS MFG. BY CONTRAST LIGHTING.
⊙ _B	CUSTOM PAINTED WOODEN BASKET FIXTURE W/ (2) INCANDESCENT LAMPS, 60W MAX. EA., LIGHT TO HANG AT VARIOUS HEIGHTS.
C	CUSTOM SIGNATURE FEATURE FIXTURE 6'-0" DIA. W/ PAINTED BURLAP COVERING ON $\frac{1}{4}$ " BENDABLE PLYWOOD, LIGHT TO HANG AT 10.0' A.F.F.
D	U.L. LISTED 2'X4' LAY-IN LENSED FLUORESCENT FIXTURE W/ (3) 32W48"T8 LAMPS (EM. BALLAST AS INDICATED ON PLAN)
OF	"PROSPEC" CYLINDER MONO-POINT FIXTURE W/ PAR30 BULB, 75W MAX., POWDER COAT FINISH EITHER 26030WH(WHITE) OR 26030BL (BLACK) COLOR: TBD BY "AMAIZE"
[©] G	"STUDIOJOTA" RUSTICA PENDANT LIGHT FIXTURE, 5" DIA., WOOD VENEER SHADE W/ BLACK CORD. (ENERGY SAVING LED BULB RECOMMENDED, NOT INCLUDED)
⊕ H	"THE MIG" RETRO STEEL INDUSTRIAL PENDANT LIGHT FIXTURE, COLOR: GREY, 4" DIA., STEEL ACETYLENE TANK LID SHADE W/ (1) 60 W INCANDESCENT BULB (NOT INCLUDED)
K -	"TOKILUM" CONCEALED LED TAPE "LUM-50-IW" .
	2^{\prime} X4' LAY-IN VINYL CLG TILE, GRID: ARMSTRONG PRELUDE XL $^{15}\!\!/_{6}$ " COLOR: NATURAL ALUMINUM.
EXIT/EM	EXIT/EM COMBO, SINGLE FACE LED, SURFACE MTD. (MIN. 7'-0" A.F.F.) W/ 1W (8LEDS X.125W) PER HEAD, (UL924 TESTED).
EXIT	EXIT, SINGLE FACE LED, SURFACE MTD. (MIN. 7'-0" A.F.F.)
5 <u>—</u> c <u>∈M</u>	EM. LIGHT, 2 HEAD, SURFACE MTD. (MIN. 7'-0" A.F.F.) W/ 2 ADJUSTABLE 5.4W, GLARE FREE LAMP HEADS
	RESTROOM EXHAUST FAN, SEE SHT. M-1.0.
6	KITCHEN EXHAUST FAN, SEE HOOD DRAWINGS BY CAPTIVE-AIRE.
	KITCHEN SUPPLY FAN, SEE HOOD DRAWINGS BY CAPTIVE-AIRE.

ALL LIGHT FIXTURES TO BE ENERGY EFFICIENT.

SWITCH	LEGEND:
Item	Description
\$	SINGLE POLE SWITCH
ф	DIMMER SWITCHES FOR DINING AREA. PROVIDE SURFACE ENCLOSURE WITH LOCKING COVER SIZED FOR DIMMERS AND VOLUME CONTROL.

	1"	12		_	<u> </u>			RESTRM LIGHTS/FAN	10	11		LIGHTING (N.L.)	_		.32	1	20	12	1/2"	1/2"	12	1 20		_	.50	RESTRM LIGHTS/FAN	12	
			2) -	_ -	- 1.40	0	RESTRM LIGHTS/FAN	12	13		RTU-1	3.20	_									3.20			RTU-2	14	
2"	<u> </u>		- •	_	_ -	_ _	-	BLANK	14	15		10 TON		3.20	_	3 /		8	3/4"	3/4"	8	3	-	3.20	_	10 TON	16	
				2.	80 2.8	30 2.80	0	SUB-TOTAL KVA/PH		17		9 KW		_	3.20		60					60	_	_	3.20	9 KW	18	
					44	.45		SUB-TOTAL		19		BLANK	1.00	_		1	20	$-\dagger$	_				1.40			EXHALIOT FAN	20	
										21		BLANK	_	1.00	_		20	_	_	1"	10	, /		1.40		EXHAUST FAN HOOD #1	22	
												BLANK				1	20	_	_			30	_	_	1.40		24	
	Б		•									WALK-IN FREEZER	1.50			2 /		10	0/4"			3	1.40	_		EXHAUST FAN	26	
	<u>B</u> 5.60		<u>C</u> 5.60	= 18	3.30 / 83) = 22.00	O AMPS	3		27				1.50			30	10	3/4"	1"	10		_	1.40	_	HOOD #2	28	
										29		BLOWER COIL		_	1.00	1	20	12	1/2"			30	_		1.40		30	
										31		WALK-IN COOLER	1.50	—	-	2 /		10	3/4"			3	1.40	_	_	EXHAUST FAN	32	
	\		וום							33				1.50			30	10	3/4	1"	10		_	1.40	_	HOOD #3	34	
	ULE				-					35		BLOWER COIL			1.00	1	20	12	1/2"			30	_	_	1.40		36	
					_					37		PANEL "A"	30.22	_	_	3						3	6.10	_	_		38	
											39		300 AMP		30.22				3/0	2"	8	2"	40	_	6.10		SUPPLY CONDENSER UNIT	40
										41				_	30.22		60					40	_	_	6.10	PANEL	42	
												SUB-TOTAL KVA/PH	39.17	39.17	36.86								15.22	14.75	14.48	SUB-TOTAL KVA/PH		
											SUB-TOTAL													44.45		SUB-TOTAL		
										EQU	IPME	IT GROUNDING PER NEC TABI	E 250-122															
										* HE/	AT & C	COMPRESSOR OPERATION IS I	NON-SIMU	LTANE	DUS.													
										(1) TC) BE C	ONTROLLED BY FUTURE TIME	CLOCK (I	BY TEN	ANT).													
																		Α		В		С						

SIEMENS

IDENTIFICATION

LIGHTING/EM/EXIT

LIGHTING/EM/EXIT

LIGHTING/EM/EXIT

LIGHTING

LIGHTING

REAR WALL (INSIDE PREMISES)

TYPE:

LOCATION:

MOUNTING:



ELECTRICAL CEILING PLAN

51.34 = 159.65 / 830 = 192.35 AMPS

277/480/3PH/4W

IDENTIFICATION

LIGHTING

LIGHTING

6

LIGHTING/EM/EXIT

LIGHTING

RESTRM LIGHTS/FAN

200 A.

TYPE MAINS: M.L.O.

A.I.C RATING: <u>65,000</u>

VOLTAGE:

MAINS:

1/2" | 12 | 1 | 20 | — | — | .48 |

12 | 1 | 20 | 1.12 | — |

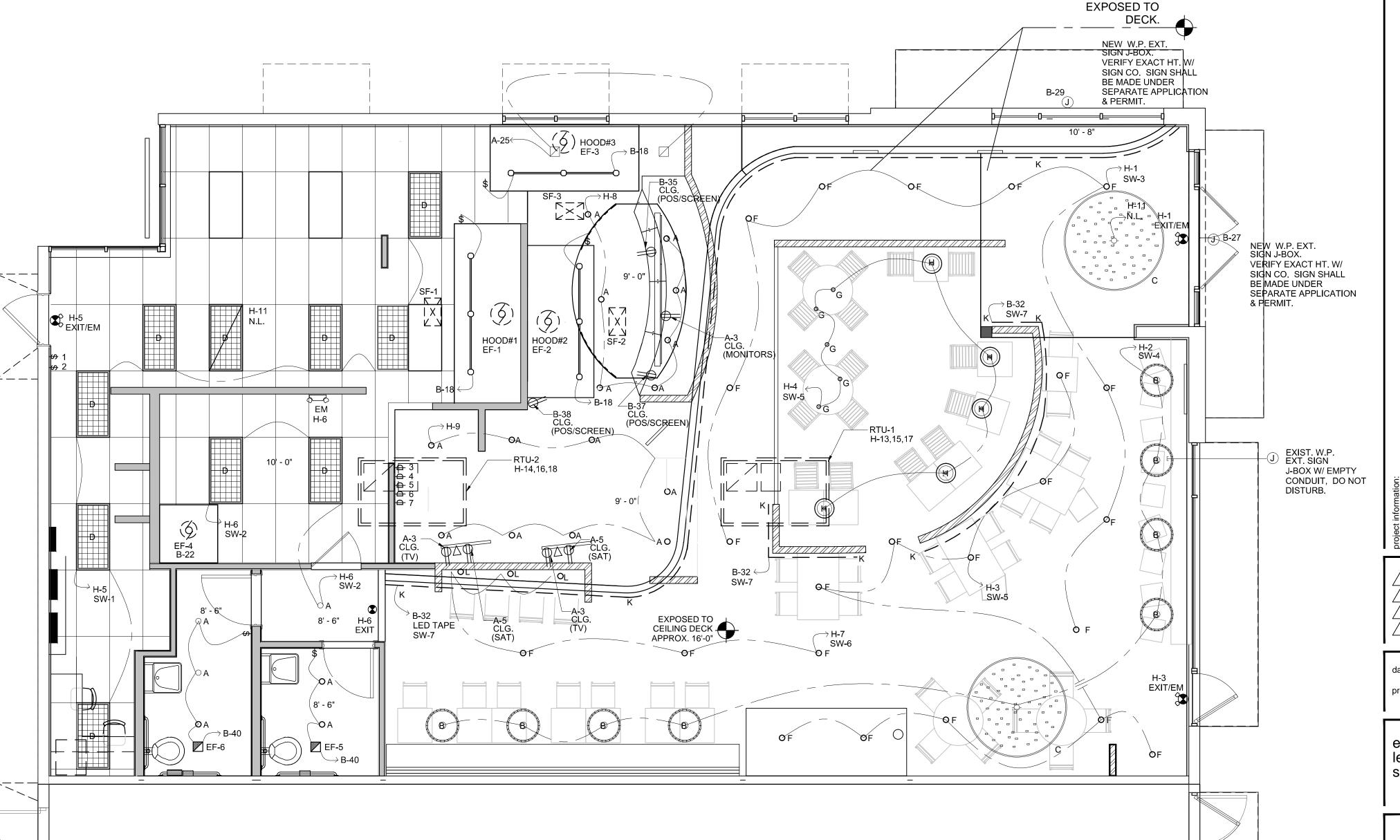
EXISTING

PANEL 'H'

EXIST. 200 AMP PNL.

| - | .75 | - | 1 | 20 | 12 | 1/2" | 1/2" | 12 | 1 | 20 | - | .50 | - |

— — 1.12 1 20 12 1/2"



p.o. box 14.2116 coral gables, fl 33114.2116 305.443.3100 305.259.3986 fax whaiv@whadesign.com

architect of record: William F. Arthur License Number: 0012074

> design associate: MMH

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101 Restaurant 07th Avenue, Suite 1

project history:

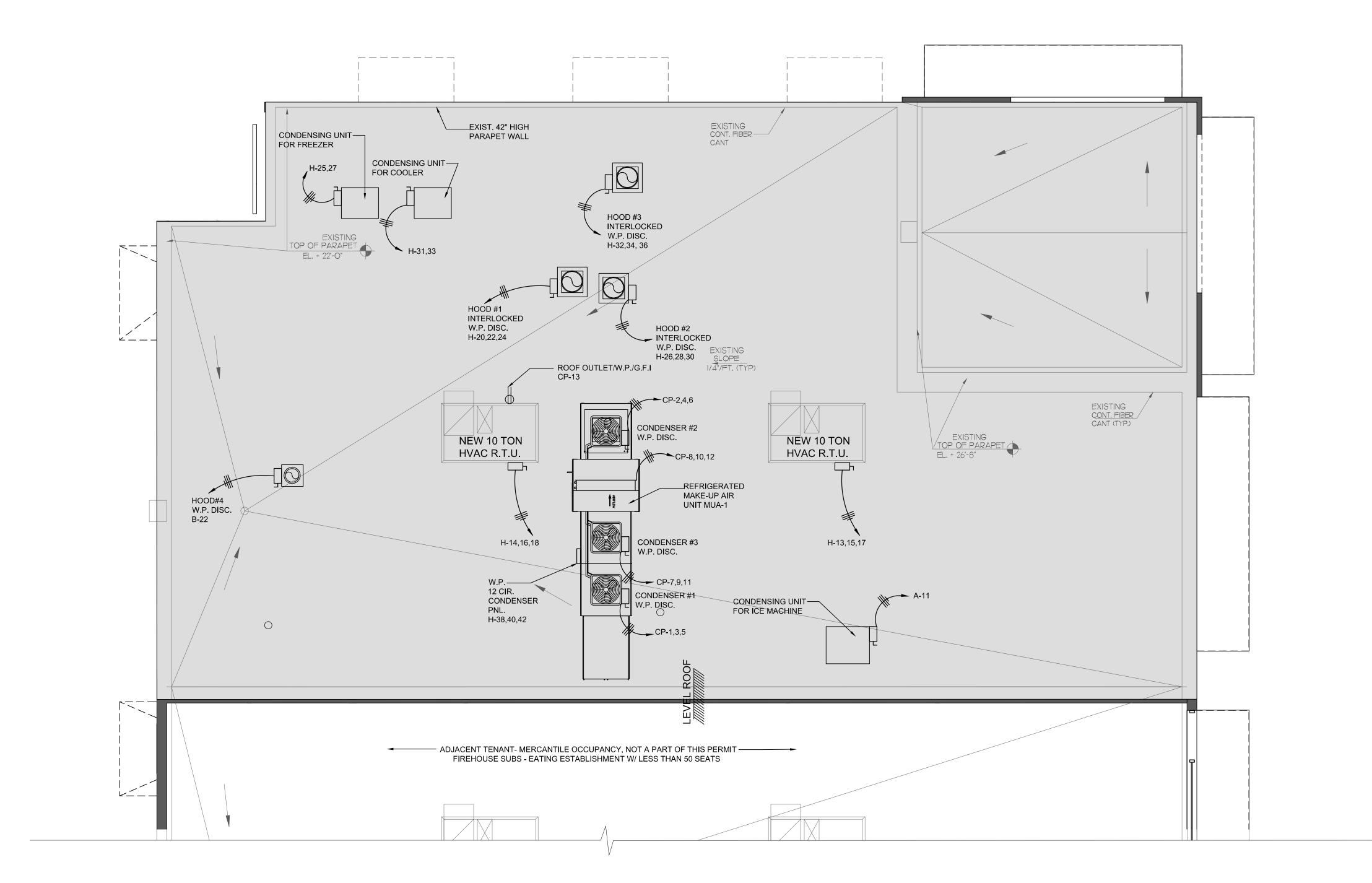
project information:

08.16.2013 project number: 13-78F

sheet title: electrical clg. plan, legend, panel schedule & notes

sheet number:

e2.0-electrical_clg_plans.dwg





p.o. box 14.2116 coral gables, fl 33114.2116 **305.443.3100** 305.259.3986 fax whaiv@whadesign.com

architect of record:

William F. Arthur
License Number: 0012074

seal

design associate:

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a Raton. FL 33487 (305) 588-8532

Amaize Restaurant
3887 N.W. 107th Avenue, Suite 101
DORAL, FLORIDA
erty owner's information:
BJCM Doral Properties
PO Box 560683
Miami, FL 33256
Tenant:Luis Genestra 6401 Congress Avenue, Suite 240

project history:

project informatio

project information:
date:
08.16.2013
project number:
13-78F

sheet title: electrical roof plan

sheet number:
E3.0

e3.0-electrical roof plan.dwg



CONTRACTOR SHALL VISIT THE SITE AND FAMILIARIZE HIMSELF WITH THE EXISTING CONDITIONS UNDER WHICH HE IS TO PERFORM HIS WORK. NO ALLOWANCE WILL BE MADE FOR FAILURE TO COMPLY.

ALL ELECTRICAL WORK SHALL BE DONE IN ACCORDANCE WITH THE LATEST ADOPTED NATIONAL ELECTRICAL CODE AND ALL APPLICABLE FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.

COORDINATE LOCATIONS AND ROUTING OF FEEDERS TO PANELBOARDS WITH LANDLORD AND PROVIDE ALL NECESSARY APPURTENANCES AS REQUIRED BY LANDLORD.

VERIFY EXACT LOCATION, MOUNTING HEIGHT AND ELECTRICAL REQUIREMENTS OF ALL EQUIPMENT PROVIDED BY OTHERS (INCLUDING HVAC EQUIPMENT) PRIOR TO ROUGH-IN AND PROVIDE ALL REQUIRED FUSIBLE SWITCHES. TRANSFORMERS, STARTERS NECESSARY FOR PROPER

DUPLEX RECEPTACLES MOUNTED WITHIN 6 FT. OF SINK OR LAVATORY SHALL BE GFCI.

PROVIDE ALL NECESSARY APPURTENANCES AS REQUIRED FOR PROVIDING TELEPHONE SERVICE.

ROOF PENETRATION TO ROOF TOP UNIT SHALL BE MADE WITHIN THE ROOF CURB OR THRU CURB TO THE UNIT PER LANDLORD'S DESIGN SPECIFICATIONS AND REQUIREMENTS.

ALL CASH REGISTER WIRING TO BE PULLED BY ELECTRICAL CONTRACTOR AND FINAL CONNECTION BY CONTRACTOR PER OWNER'S

ALL CONDUCTORS SHALL BE COLOR CODED AS REQUIRED PER LOCAL CODES AND JURISDICTION.

REFER TO LANDLORD'S DESIGN SPECIFICATION FOR ADDITIONAL REQUIREMENTS AND INFORMATION.

LIGHT SWITCHES, ELECTRICAL OUTLETS, THERMOSTATS AND OTHER ENVIRONMENTAL CONTROLS SHALL HAVE OPERABLE PARTS OF THE CONTROLS LOCATED NO HIGHER THAN 48" AND NO LOWER THAN 15" ABOVE THE FLOOR PER ADA REQUIREMENTS. RESOLVE ANY CONFLICT IN MOUNTING HEIGHT WITH ARCHITECT/OWNER PRIOR TO ROUGH IN.

CABLES TYPE BX. AC OR NWC ARE NOT ACCEPTABLE.

ALL GROUND WIRES SHALL BE CONNECTED TO THE BUILDING GROUNDING SYSTEM PER LANDLORD'S SPECIFICATIONS AND LOCAL JURISDICTION.

CONTRACTOR SHALL DEDICATE A 120V, 20A CIRCUIT TO EACH COMPUTER DATA AND CASH REGISTER (P.O.S.) POWER OUTLET.

CONDUIT FITTING CONNECTIONS SHALL BE IN ACCORDANCE WITH LANDLORD'S SPECIFICATIONS AND LOCAL JURISDICTION.

CONTRACTOR SHALL PROVIDE FIRE ALARM DEVICES PER ADA AND LOCAL JURISDICTION.

ALL EQUIPMENT SPECIFIED IS NEW UNLESS NOTED OTHERWISE.

WHERE THE WORD "PROVIDE" IS USED, THE WORK IS UNDERSTOOD TO MEAN "THE ELECTRICAL CONTRACTOR SHALL FURNISH, INSTALL, AND MAKE FINAL CONNECTION TO THE EQUIPMENT" UNLESS OTHERWISE NOTED.

REFER TO ELECTRICAL, ARCHITECTURAL & KITCHEN PLANS FOR ADDITIONAL INFORMATION AND REQUIREMENTS.

ALL EQUIPMENT USED SHALL BE U.L. LISTED, LABELED AND INSTALLED BY A RECOGNIZED ELECTRICAL TESTING AGENCY.

WHERE A GROUND WIRE IS NOT SPECIFIED, CONDUIT AND IT'S CONNECTORS SHALL BE U.L. APPROVED FOR USE AS GROUNDING CONDUCTORS.

WIRE AND CABLES SHALL BE COOPER, 600 VOLT RATED INSULATION, TYPE THHN/THWN. CONDUCTORS SIZE BASED ON TEMPERATURE RATING OF 75 DEGREES. WIRE SHALL BE SOLID FOR #12 AND SMALLER AND STRANDED FOR SIZE #10 AND LARGER.

GROUNDING CONDUCTOR SHALL BE SUPPLIED FOR ALL FLEXABLE METAL CONDUITS OVER 20 AMPS.

GROUNDING CONDUCTORS SMALLER THAN #6 SHALL BE RIGID METAL CONDUIT, INTERMEDIATE METAL CONDUIT, RIGID NON-METAL CONDUIT, ELECTRCIAL MATALLIC TUBING OR CABLE ARMOR.

SERIES RATINGS SCHEDULES SHALL BE PERMANENTLY NSTALLED AT THE FACTORY FOR EACH PANEL USED IN SERIES. THE MARKING SHALL BE LOCATED AT THE MAIN AND ALL PANELS ASSOCIATED.

UTILITIES CONTACT

CONTRACTORS SHALL VERIFY ALL REQUIREMENTS AND POINTS OF CONNECTION WITH UTILITIES AND LANDLORD. MAKE ARRANGEMENTS FOR SERVICE ENTRANCE. PER LANDLORD'S WORK LETTER, LANDLORD WILL PAY REQUIRED FEE AND PROVIDE ALL APPURTENANCES AS REQUIRED BY THE UTILITY COMPANY AND LANDLORD FOR PROVIDING NEW SERVICES AND ANY RELATED SERVICE TO THE PROJECT CONTRACTOR SHALL CONTACT THE UTILITY AND LANDLORD AND SHALL BE RESPONSIBLE FOR THE COORDINATION OF NEW SERVICE.

UTILITIES GENERAL NOTES

COORDINATE ALL SERVICE REQUIREMENTS AND POINTS OF CONNECTION WITH COMPANIES AND LANDLORD, INCLUDE ALL WORK REQUIRED IN BID. UTILITIES INFORMATION ARE APPROXIMATELY SHOWN, CONTRACTOR SHALL FIELD VERIFY ALL LOCATIONS AND SITE CONDITIONS PRIOR TO

ELECTRICAL CONTRACTOR SHALL PAY FOR ALL EXPENSES TO RELOCATE/REMOVE EXISTING UTILITIES BUT ARE NOT LIMITED TO POWER, TELEPHONE, ETC. PER UTILITY COMPANIES & LANDLORD SPECIFICATIONS AND REQUIREMENTS.

KITCHEN HOOD FIRE SUPPRESSION NOTES

CONTRACTOR SHALL PROVIDE ALL POWER, CONTROLS AND APPURTENANCES AS REQUIRED TO COMPLETE THE HOOD FIRE SUPPRESSION SYSTEM SUCH THAT WHEN ANSUL SYSTEM IS ACTIVATED, ALL ELECTRICAL EQUIPMENT UNDER KITCHEN HOOD WILL BE SHUNT TRIP AND THE GAS SOLENOID VALVE UNDER THE KITCHEN HOOD WILL BE SHUT OFF EXCEPT PER LOCAL AUTHORITIES. CONTRACTOR SHALL COORDINATE INSTALLATION WITH ANSUL SYSTEM SUPPLIER AND OWNER AND PAY FOR ALL RELATED EXPENSES TO COMPLETE THE SYSTEM AS REQUIRED PER ANSUL SYSTEM SPECIFICATIONS AND LOCAL JURISDICTION.

CONTRACTOR SHALL PROVIDE RESET BUTTON PER ANSUL SYSTEM MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

CONTRACTOR SHALL PROVIDE REMOTE FIRE PULL PER KITCHEN EQUIPMENT SUPPLIER/CONTRACTOR AND SHALL VERIFY EXACT LOCATION AND REQUIREMENTS WITH KITCHEN EQUIPMENT SUPPLIER.

KITCHEN EQUIPMENT ELECTRICAL NOTES

ALL DIMENSIONS GIVEN ARE FROM COLUMN CENTERLINE AND/OR FINISHED WALLS. ELEVATIONS GIVEN ARE FROM FINISHED FLOOR TO CENTERLINE OF OUTLET. ALL OUTLETS ARE TO BE SET HORIZONTALLY ALL 120V OUTLETS NOT DESIGNATED WITH SPECIFIC LOADS, TO BE RATED AT 20 AMPS WITH MINIMUM LOOPING.

ALL ROUGH-INS SHOWN ARE TO BE INSIDE WALLS, (EXCEPT STUB-UPS). LOCATIONS INDICATED POINT OF EXIT FROM WALLS, CEILING OR FLOOR.

ELECTRICAL TO BRANCH TO CONNECTION WHERE REQUIRED AND TO CONNECT ALL ELECTRICAL EQUIPMENT AND FIXTURES AND DO ANY INTERNAL WIRING REQUIRED THE FIXTURES FOLLOWING INTERNAL WIRING TO APPLIANCES AS REQUIRED BY THE KITCHEN EQUIPMENT SPECIFICATIONS AND/OR DRAWINGS.

ALL RECEPTACLES IN BOH AND BAR AREAS SHALL BE WHITE WITH STAINLESS STEEL COVERPLATE. ALL RECEPTACLES IN FOH SHALL BE BROWN WITH BROWN COVERPLATE, BELOW THE CHAIR RAIL. RECEPTACLES/COVER PLATES AT ALL OTHER LOCATIONS ARE TO MATCH THE WALL COLOR AND TO BE COORDINATED WITH THE OWNER PRIOR TO INSTALLATION.

CONTRACTOR SHALL VERIFY WITH OWNER ON FACE PLATE SPECIFICATIONS IN OTHER AREAS WITHIN THE BUILDING. ALL MAIN BREAKER PANELS AND DISCONNECT SWITCHES REQUIRE BY OTHER ELECTRICAL DRAWINGS ARE TO BE FURNISHED AND INSTALLED BY THE ELECTRICAL CONTRACTOR AT TIME OF INSTALLATION.

IF ELECTRICAL COOKING EQUIPMENT IS SPECIFIED ELECTRICAL CONTRACTOR TO PROVIDE TIE-IN WIRING BETWEEN FIRE PROTECTION BOTTLE CONTROL HEAD, MICRO-SWITCH AND COOKING EQUIPMENT TO COMPLY WITH APPLICABLE LOCAL CODE REQUIREMENTS FOR EMERGENCY SHUTDOWN OF ENTIRE COOKLINE. SHUNT TRIP CIRCUITRY MAY BE REQUIRED.

UNLESS OTHERWISE INDICATED THE ELECTRICAL LOADS SPECIFIED ARE THE CONNECTED LOADS, FUSE OR CIRCUIT BREAKER SIZE TO BE DETERMINED ACCORDINGLY, BASED UPON APPLICABLE CODE REQUIREMENTS. OMISSIONS OR ERRORS IN THE SCHEDULE DO NOT RELIEVE ELECTRICAL CONTRACTOR FROM COMPLETE AND CORRECT 'FINAL CONNECTION' RESPONSIBILITY, REVIEW OF EQUIPMENT BROCHURE BOOK AND SHOP DRAWINGS WILL ASSURE CORRECTNESS OF THIS WORK.

ELECTRICAL CONTRACTOR TO PROVIDE AND INSTALL ALL SWITCHES STARTERS, DISCONNECTS, ETC. FOR ALL EQUIPMENT UNLESS NOTED OTHERWISE ALL DISCONNECTS OR LOCK-OUT DEVICES, STARTERS, ETC. TO MEET N.E.C. AND O.S.N.A. STANDARDS.

PROVIDE LOCAL MEANS OF DISCONNECT FOR EACH EQUIPMENT AS REQUIRED BY LOCAL JURISDICTION.

ALL RECEPTACLES SHALL BE GROUNDED PER N.E.C. AND O.S.N.A. AND TO HAVE NO GROUND FAULT PROTECTION, EXCEPT WHEN OUTLET OCCURS

ELECTRICAL CONTRACTOR TO PROVIDE CONTROL WIRING AND ELECTRICAL SERVICE FOR REMOTE REFRIGERATION SYSTEMS FOR WALK-IN BOXES, ALSO COORDINATE LOCATION FOR SERVICE WITH THE OWNER.

ELECTRICAL CONTRACTOR TO PROVIDE WRAP AROUND HEATER CABLE ON ALL EVAPORATOR DRAIN LINES IN WALK-IN FREEZERS.

ELECTRICAL CONTRACTOR TO INSTALL ALL LIGHTS IN WALK-IN COOLER/FREEZER AS REQUIRED THRU DOOR SWITCH.

ALL WORK, RELATING TO THE INSTALLATION & HOOKUP OF THE SPECIFIED EQUIPMENT IS TO BE PERFORMED IN FULL ACCORDANCE WITH APPLICABLE CITY, COUNTY, LOCAL, STATE & FEDERAL CODES AND ALL OTHER GOVERNMENTAL REGULATORY REQUIREMENTS.

ELECTRICAL CONTRACTOR IS REQUIRED TO FURNISH AND INSTALL ALL ELECTRICAL COMPONENTS NECESSARY TO PROVIDE SERVICE TO LOCATIONS & EQUIPMENT SHOWN ON THE SHEET UNLESS NOTED OTHERWISE. ELECTRICAL CONTRACTOR IS ALSO RESPONSIBLE FOR MAKING FINAL CONNECTIONS TO EQUIPMENT AND FITTINGS SUPPLIED AND INSTALLED BY K.E.C.

PROVIDE FUSES TO DISCONNECT WITH SIZE PER EQUIPMENT MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

VERIFY EXACT ROUGH-IN DIMENSIONS WITH PLUMBING & KITCHEN DRAWINGS PRIOR TO ROUGH-IN.

CONTRACTOR SHALL BE RESPONSIBLE TO REQUEST AND RECEIVE WIRING DIAGRAMS FROM THE KITCHEN EQUIPMENT SUPPLIER/CONTRACTOR TO DETERMINE THE NECESSARY WIRING TO ITEMS RELATING TO TEMPERATURE CONTROLS, LIQUID LINE SOLENOID VALVES AND DEFROST TIME CLOCKS.

CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE HARD WIRED FINAL CONNECTIONS FOR CERTAIN ELECTRICAL FOOD SERVICE EQUIPMENT. CONTRACTOR SHALL PROVIDE REQUIRED MALE PLUG AND 6 FEET CORD WHERE HARD WIRED CONNECTIONS ARE NOT NECESSARY. VERIFY EXACT REQUIREMENTS WITH KITCHEN SUPPLIER/CONTRACTOR.

CONTRACTOR SHALL VERIFY EXACT LOCATION OF EACH KITCHEN EQUIPMENT WITH KITCHEN EQUIPMENT SUPPLIER/OWNER PRIOR TO ROUGH IN. ELECTRICAL CONTRACTOR SHALL VERIFY EXACT POWER REQUIREMENTS WITH KITCHEN EQUIPMENT SUPPLIER PRIOR TO ROUGH IN PROVIDE ALL APPURTENANCES AS REQUIRED AND PROVIDE APPROPRIATE NEMA CONFIGURATION OF EACH OUTLET TO MATCH POWER CORD SET.

ELECTRICAL CONTRACTOR SHALL PROVIDE ALL CONTROL WIRINGS AND CONDUITS PER KITCHEN EQUIPMENT DRAWINGS & SPECIFICATIONS & SHALL COORDINATE INSTALLATION WITH OTHER TRADES AND EQUIPMENT SUPPLIER.

THE ENTIRE REFRIGERATION SYSTEM SHALL BE WIRED AND CONNECTED BY ELECTRICAL CONTRACTOR PER KITCHEN DRAWINGS AND KITCHEN **EQUIPMENT SPECIFICATIONS**

ELECTRICAL CONTRACTOR SHALL PROVIDE ALL POWER AND CONTROL CORD SET PER KITCHEN EQUIPMENT DRAWINGS AND KITCHEN EQUIPMENT

CONTRACTOR SHALL PROVIDE WIRING, OVERCURRENT PROTECTION DEVICES PER LOCAL JURISDICTION AND BASED ON EQUIPMENT NAMEPLATE ELECTRICAL RATING AND CHARACTERISTICS.

CONTRACTOR SHALL INSTALL OTHER FURNISHED WALK-IN COOLER AND FREEZER LIGHTING PER SUPPLIER SPECIFICATIONS AND RECOMMENDATIONS REFER TO KITCHEN DRAWINGS AND VERIFY WITH EQUIPMENT SUPPLIER AND RECOMMENDATIONS REFER TO KITCHEN DRAWINGS AND VERIFY WITH

CONTRACTOR SHALL INSTALL P.O.S. SYSTEM CABLES IN CONDUITS INDICATED TO CASH REGISTER LOCATIONS. CABLES TO BE FURNISHED BY OTHERS ALL CABLES EMANATE FROM OFFICE.

THE ELECTRICAL CONTRACTOR SHALL CONFORM TO AND COORDINATE ALL APPROVED ELECTRICAL KITCHEN EQUIPMENT WITH THE GENERAL CONTRACTOR, ALL THE WIRING DIAGRAM, DETAILS, ETC. PRIOR TO ANY ROUGH-IN. THIS SHALL INCLUDE THE FOLLOWING BUT IS NOT NECESSARY * PROVIDE MATCHING METAL COVERS FOR RECEPTACLES AND CONNECTORS IF CORD IS SUPPLIED WITH EQUIPMENT (SPLICE CONNECTORS TO CORD

AS REQUIRED * MAKE ALL FINAL HARD WIRED CONNECTIONS TO EQUIPMENT AFTER EQUIPMENT IS INSTALLED. * VERIFY ALL ELECTRICAL CHARACTERISTICS SUPPLIER, RECOMMENDATIONS AND CONTROL WIRING, DIAGRAMS, EQUIPMENT

FOR ADDITIONAL INFORMATION, REFER TO EQUIPMENT KITCHEN EQUIPMENT SPECIFICATIONS AND CUT SHEETS FURNISHED BY OWNER.

SPECIALTY NOTES

CONNECTIONS, MOUNTING HEIGHTS, LOCATIONS, ETC.

DRAWINGS ARE GENERALLY DIAGRAMMATIC ROUTING OF PIPING, DUCTWORK, ETC., AS SHOWN ON DRAWINGS, DOES NOT INTEND TO SHOW EVERY RISE DROP, OFF SET FITTING NOR EVERY STRUCTURAL ELEMENT THAT MAY BE ENCOUNTERED DURING THE INSTALLATION OF THIS WORK. EACH CONTRACTOR SHALL MAKE ANY REQUIRED CHANGES FROM THE GENERAL ROUTING SHOWN IN THESE DRAWINGS, SUCH AS OFFSETS. BENDS OR CHANGES IN ELEVATION DUE TO COORDINATION WITH THE WORK OF OTHER TRADES AND BUILDING CONSTRUCTION. ALL CHANGES SHALL BE MADE WITHOUT ADDITIONAL COST TO THE OWNER OR DELAY IN COMPLETION DATE OF THE PROJECT.

IT IS INTENDED THAT EQUIPMENT SHALL BE LOCATED SYMMETRICALLY WITH THE ARCHITECTURAL ELEMENTS OF THE BUILDING, NOT WITH STANDING THE FACT THAT LOCATIONS INDICATED BY THESE DRAWINGS MAY BE DISTORTED FOR CLEARNESS OF PRESENTATION.

CONTRACTOR SHALL CHECK DRAWINGS OF OTHER TRADES TO VERIFY THAT SPACES IN WHICH THEIR WORK WILL BE INSTALLED ARE CLEAR OF OBSTRUCTIONS. WORK SHALL BE INSTALLED TO MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITION AT ALL POINTS IN THE BUILDING, WHERE SHALL NOTIFY ARCHITECT/ENGINEER BEFORE PROCEEDING WITH THE INSTALLATION OF THEIR WORK.

CONTRACTOR SHALL FURNISH OTHER TRADES ADVANCE INFORMATION AND/OR SHOP DRAWINGS ON LOCATIONS AND SIZES OF PIPING. DUCTWORK, EQUIPMENT, FRAMES, BOXES, SLEEVES AND OPENINGS, ETC. NEEDED FOR THEIR WORK TO PERMIT OTHER TRADES AFFECTED TO INSTALL THEIR WORK PROPERLY AND WITHOUT DELAY.

WHERE THERE IS EVIDENCE THAT WORK OF ONE TRADE WILL INTERFERE WITH WORK OF OTHER TRADES, ALL TRADES SHALL MEET ON JOB SITE TO WORK OUT SPACE CONDITIONS AND MAKE SATISFACTORY ADJUSTMENTS TO INSTALLATION OF THE NEW WORK, CONTRACTORS SHALL VERIFY EXACT LOCATIONS OF ALL DEVICES AND PRIOR TO ROUGH-IN. EACH CONTRACTOR SHALL BE RESPONSIBLE AT THEIR OWN EXPENSE, FOR THE REMOVAL AND REINSTALLATION OF ANY PART OF THEIR WORK, IF SAME WAS INSTALLED WITHOUT CONSULTING WITH OTHER TRADES BEFORE INSTALLING THEIR WORK.

CONTRACTOR SHALL PROVIDE SLEEVES IN BEAMS, FLOORS, AND COLUMNS AND WALLS AS SHOWN ON DRAWINGS, AS REQUIRED BY JOBS SITE CONDITIONS, AND/OR SPECIFIED. WHEN INSTALLING THEIR WORK. ALL BEAMS AND COLUMNS WHICH ARE REQUIRED TO BE SLEEVED SHALL BE CUT AND REINFORCED AS REQUIRED BY FIELD CONDITIONS AND LOCATIONS AND SIZES SHALL BE CHECKED AND APPROVED BY ARCHITECTS BEFORE CONTRACTOR CUTS ANY STRUCTURAL BUILDING MEMBER.

THE SEQUENCE FOR THE INSTALLATION OF ALL WORK SHALL BE COORDINATED BETWEEN ALL CONTRACTORS ON THE PROJECT AND IN STRICT ACCORDANCE WITH ARCHITECT/ENGINEER AND OWNERS STIPULATION AS CALLED FOR IN THE SPECIFICATION AND/OR AS DIRECTED.

CONTRACTOR SHALL REFER TO THE ARCHITECTURAL AND STRUCTURAL CONTRACT DRAWINGS (BEFORE SUBMITTING THEIR BIDS) TO FAMILIARIZE THEMSELVES WITH THE EXTENT OF THE GENERAL CONTRACTORS WORK, CEILING HEIGHTS AND CLEARANCE FOR INSTALLING THEIR WORK.

CONTRACTOR SHALL BE RESPONSIBLE AND PAY FOR ALL CORING, CUTTING, PATCHING, REPAIRING, REFINISHING, AND REMOVAL/REPLACEMENT OF NEW BUILDING CONSTRUCTION REQUIRED TO ACCOMMODATE THE INSTALLATION OF THEIR WORK, ALL PATCHING, REPAIRING, AND REFINISHING WORK SHALL BE PERFORMED BY THOSE REGULARLY INVOLVED IN THAT TRADE AND SHALL MATCH THE ADJACENT CONSTRUCTION AS CLOSELY AS POSSIBLE. ANY NEW FINISHES THAT ARE DAMAGED DURING THE INSTALLATION OF NEW WORK SHALL BE REPAIRED. REPLACED. AND PAID FOR BY THE INSTALLING CONTRACTOR, TO THE SATISFACTION OF THE ARCHITECT AND OWNER.

CONTRACTOR SHALL BE RESPONSIBLE FOR THEIR OWN CLEAN-UP DURING CONSTRUCTION. IF CONTRACTOR FAILS TO PROVIDE SUCH CLEAN-UP, THE AMAIZE CONSTRUCTION MANAGER WILL DIRECT ANOTHER CONTRACTOR TO PERFORM THE CLEAN-UP AND NEGLIGENT CONTRACTOR SHALL PAY THE ASSOCIATED BACK-CHARGES AS DEEMED APPROPRIATE BY THE AMAIZE CONSTRUCTION MANAGER.

CONTRACTOR SHALL INSTALL ALL AUXILIARY SUPPORTING STEEL. AS REQUIRED FOR THE SUPPORTING OF THEIR PIPING, DUCTWORK EQUIPMENT, ETC. ALL SUPPORTING STEEL FOR ITEMS ABOVE A SUSPENDED CEILING SHALL BE FROM BUILDING STRUCTURAL MEMBERS ONLY.

CONTRACTOR SHALL STORE ALL MATERIALS AND EQUIPMENT SHIPPED TO THE SITE IN A PROTECTED AREA. IF MATERIAL IS STORED OUTSIDE OF THE BUILDING IT MUST BE STORED OFF THE GROUND A MINIMUM OF SIX INCHES (6") SET 6 X 6 PLANKS AND/OR WOOD PALLETS. ALL MATERIAL AND EQUIPMENT MUST BE COMPLETELY COVERED WITH WATERPROOF TARPS OR VISQUIN. ALL PIPING AND DUCTWORK WILL HAVE THE ENDS CLOSED TO KEEP CUT DIRT AND OTHER DEBRIS. NO EQUIPMENT WILL BE ALLOWED TO BE STORED ON THE SITE UNLESS IT IS SITTING ON WOOD PLANKS AND COMPLETELY PROTECTED WITH WEATHERPROOF COVERS.

THE DRAWINGS, SCHEDULES, AND SPECIFICATIONS HAVE BEEN PREPARED USING ONE MANUFACTURER FOR EACH PIECE OF EQUIPMENT AS THE BASIS FOR DIMENSIONAL DESIGN. IF THE CONTRACTOR PURCHASES EQUIPMENT OTHER THAN THE SPECIFIED BASE BID EQUIPMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CHECKING ALL THE DIMENSIONS OF THE EQUIPMENT TO VERIFY THAT IT WILL FIT IN THE SPACE SHOWN ON THE DRAWINGS. MINOR DEVIATIONS IN DIMENSIONS WILL BE PERMITTED. PROVIDED THE RATINGS MEET THOSE SHOWN ON THE DRAWINGS AND EQUIPMENT WILL PHYSICALLY FIT INTO THE SPACE ALLOCATED WITH SUITABLE ACCESS AROUND EQUIPMENT FOR OPERATION AND MAINTENANCE ON THE EQUIPMENT.

CONTRACTOR AND/OR MANUFACTURER SHALL VERIFY THAT THE CHARACTERISTICS OF THE EQUIPMENT SUBMITS FOR REVIEW MEETS THE CAPACITY AND DUTY SPECIFIED.

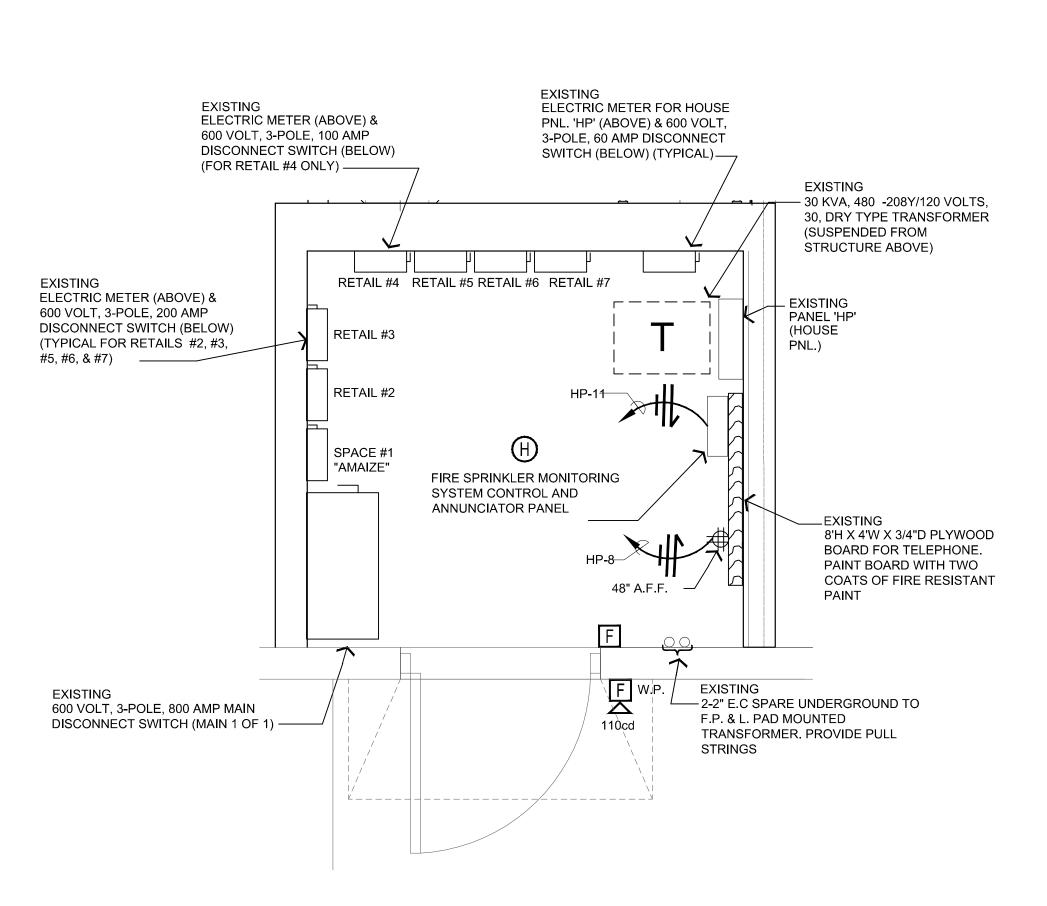
WHEN EQUIPMENT IS SUBMITTED FOR REVIEW AND DOES NOT MEET THE PHYSICAL SIZE OR ARRANGEMENT OF THAT SCHEDULE AND SPECIFIED. CONTRACTOR SHALL PAY FOR ALL ALTERATIONS REQUIRED TO ACCOMMODATE SUCH EQUIPMENT AT NO ADDITIONAL COST TO OWNER. CONTRACTOR WILL ALSO PAY ALL COSTS FOR ADDITIONAL WORK REQUIRED BY OTHER CONTRACTORS, OWNERS, ARCHITECT, OR ENGINEER TO MAKE CHANGE WHICH WOULD ALLOW THE EQUIPMENT TO FIT IN THE SPACE AND FUNCTION AS INTENDED.

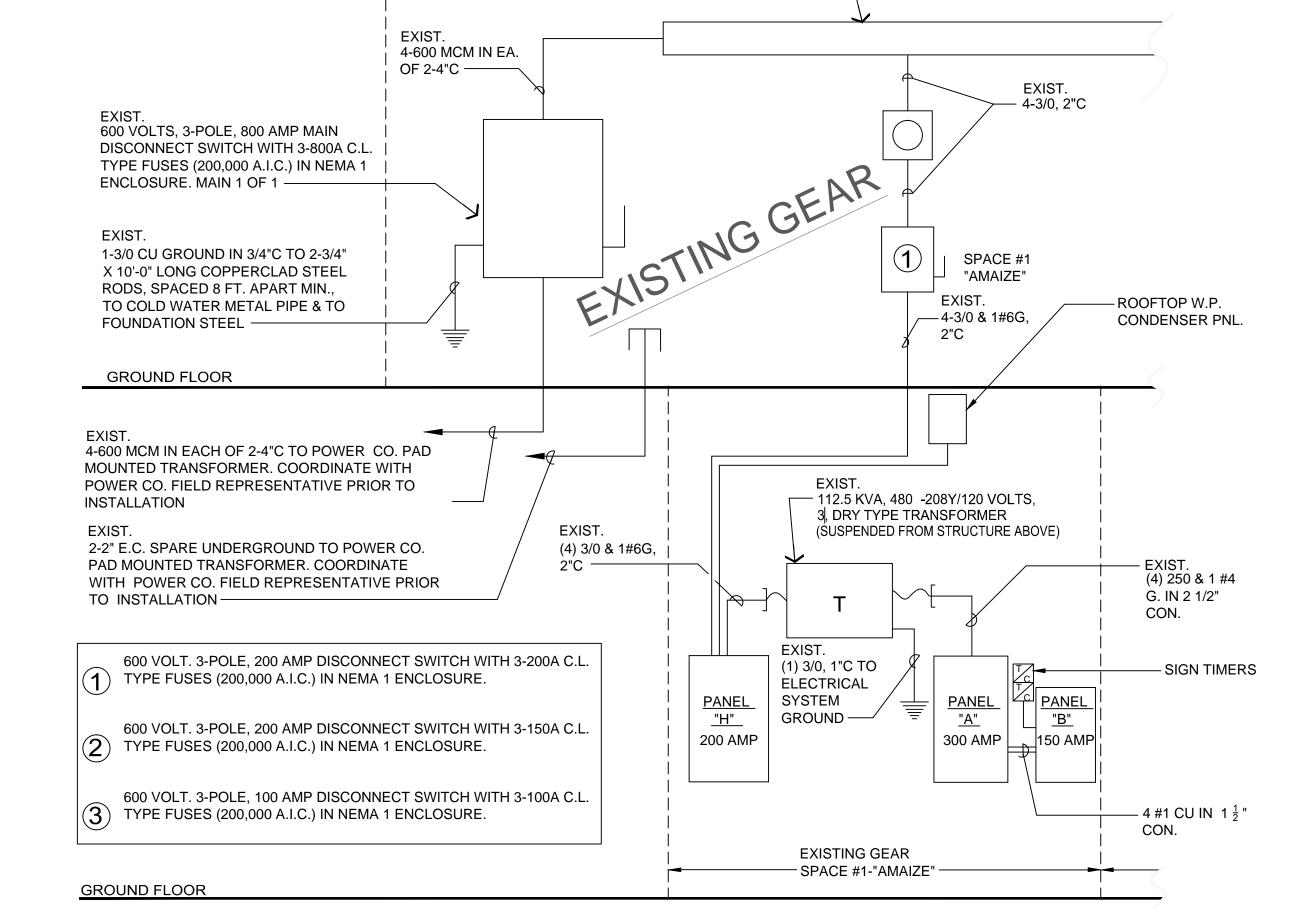
THE LOCATIONS, SIZE AND ELEVATION OF SANITARY SEWER MAINS, THE LOCATION, SIZE AND PRESSURE OF WATER AND GAS MAINS, AND POINTS OF SERVICE ENTRANCE ARE SHOWN IN ACCORDANCE WITH DATA GIVEN THIS OFFICE BY VARIOUS DEPARTMENTS OF CITIES, UTILITY COMPANIES, AND THE LANDLORD. THE POINTS OF THE CONNECTION TO THE UTILITY LINES ARE APPROPRIATE ONLY AND SHALL BE VERIFIED BY THE CONTRACTOR BIDDING EACH PORTION OF THE WORK. EACH BIDDER SHALL INCLUDE ADEQUATE LINES REGARDLESS OF EXACT LOCATION AND SHALL HOLD THE OWNER HARMLESS AS TO ADDITIONAL COSTS OR EXTRAS REGARDING THE UTILITY CONNECTIONS.

ALL PIPING AND CONDUIT SHALL BE SUSPENDED WITH CLEVIS AND/OR TRAPEZE PIPE HANGERS, INSULATED PIPING SHALL REST ON STEEL OR WOOD PIPE COVERING PROTECTION SADDLES OR SHEET METAL INSULATION SHIELDS AS CALLED FOR IN THE SPECIFICATIONS AND/OR DETAILED

ELECTRICAL WIRING/CONDUIT SHALL BE IN ACCORDANCE WITH LOCAL ELECTRICAL CODE AND NEC 2002, BX OR ROMEX CABLES ARE NOT

LOCATION OF EACH WALL EXPOSED MOUNTED EQUIPMENT SHALL BE APPROVED BY TENANT REPRESENTATIVE IN FIELD.





16" X 16" WIREWAY—





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Staurant h Avenue, Suite

project history:

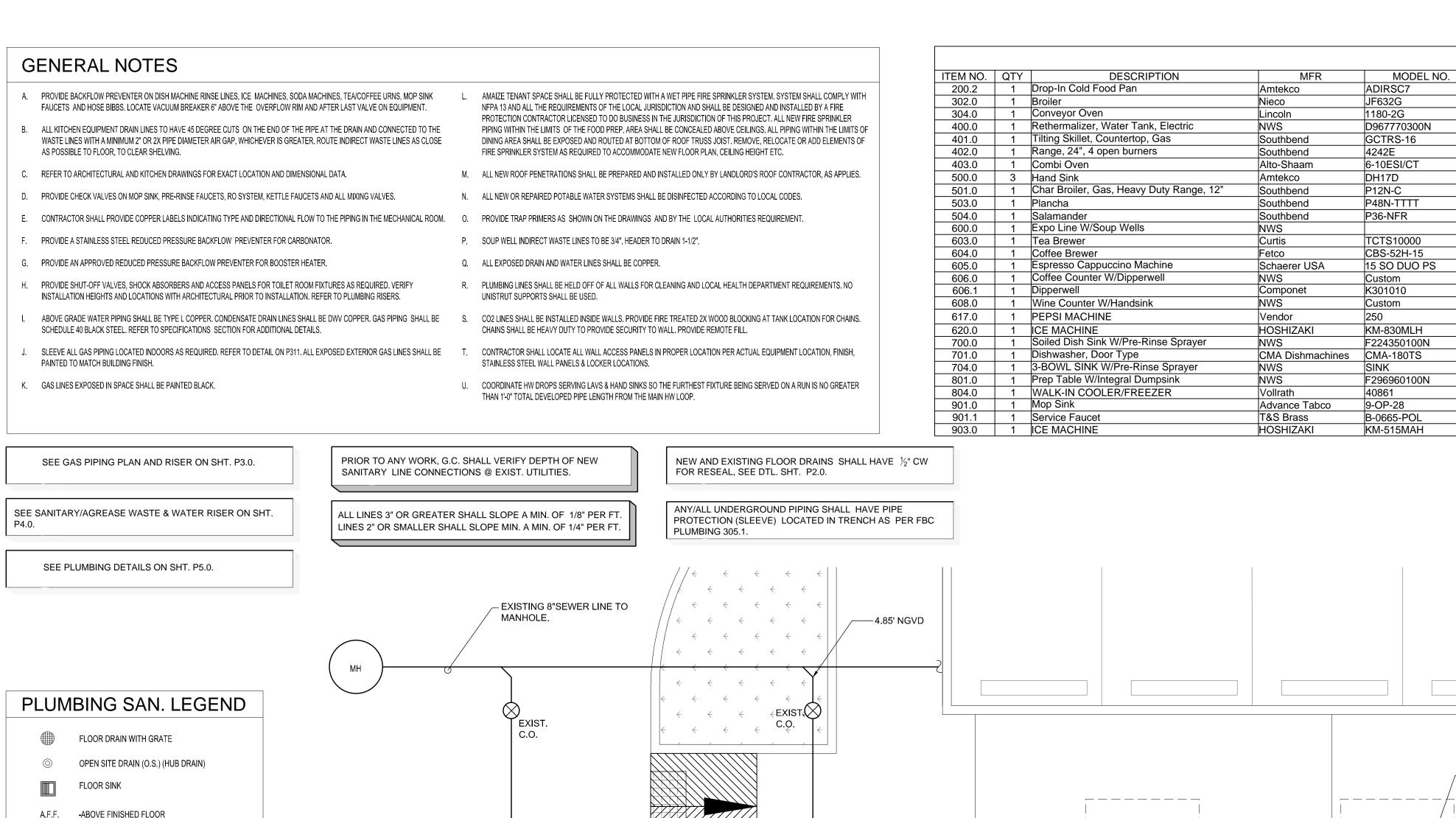
project information: 08.16.2013 project number:

13-78F

sheet title: electrical notes, elect. rm. plan & riser diagram

sheet number:

e4.0-riser_diagram_&_schedules.dwg



EXIST. C.O.

SAN.

-EXIST. 14 F.U.'s 4" STUB-IN

-DROP FROM CEILING -BRANCH TO CONNECTION -VERIFY WITH OWNER

PROJECT MANAGER.

WATER CLOSET

FLOOR SINKS@

FLOOR SINKS @

FLOOR DRAIN

FLOOR SINKS @ | 3"@ 1/8"/FT.

PLAN NOTE

LAVATORY

HAND SINK

MOP SINK

ICE MACH.

3 COMP

FIXTURE

LAVATORY

HAND SINK

WATER CLOSET

FD (FLR. DRAINS)

FS (FLR. SINKS)

WATER HEATER

VERIFY ALL ROUGH-IN DIMENSIONS W/ "WASSERSTROM"/ KITCHEN

EQUIPMENT PLANS/EQUIPMENT CUTSHEETS / SPECIFICATIONS &

NEW FIXTURE CONNECTION SCHEDULE

3/4"

1/2"

1/2"

3/4"

1/2"

1/2"

1/2"

TOTAL NEW PROPOSED

MODEL#

MADERA #3043.001

CAST IRON FLOOR DRAIN W/ ADJUSTABLE POLISHED

NICKEL BRONZE SQUARE STRAINER. SEE FLR. PLAN

CAST IRON BODY W/ A.R.E. HEAVY NICKEL FRAME AND

FOR TRAP PRIMERS LOCATIONS $(\frac{1}{2})$ AS REQ'D.

GRATE AND NICKEL BRONZE DOME STRAINER. COORDINATE W/ KITCHEN CONSULTANT FOR GRATE

50 GAL. LOWBOY WATER HEATER, ELECTRIC

OPTIONS.

DK17D

ZURN Z415S

ECL-50

ZURN: FD Z1901 12" SQ. S.S.

AMERICAN STD. LUCERNE #0356.028

3"@ 1/8"/FT.

2"@1/4"/FT.

2"@1/4"/FT.

3"@ 1/8"/FT.

3"@ 1/8"/FT.

3"@ 1/8"/FT.

MINIMUM SLOPE PER FOOT @ 1/8" AS PER F.B.C. PLUMB CHP 7

WILL IMPACT THE PROJECT SCOPE AS SHOWN TO THE PROJECT MANAGER.

MFG.

AMERICAN STD.

AMTEKCO

ZURN

A.O. SMITH

FIXTURES TO BE DETERMINED BY OWNER OR OWNER REP

INDIRECT DRAIN | 1 1/2"@ 1/8"/FT. | 1/2"

SHADED AREA REPRESENTS: SAW CUTTING OF EXISTING CONC. SLAB AS REQUIRED FOR NEW UNDERGROUND SANITARY LINES. AFTER WORK & INSPECTIONS, PATCH BACK \mid W/ 4" CONC. SLAB W/ 6 X 6 WI.4 X WI.4 W.W.F. ON EXIST. TERMITE CONTROLLED SAND FILL, SLAB SHALL BE FLUSH & LEVEL W/ SURROUNDING SURFACES. EXIST EXIST ∕EXIST. 6" SAN. LINE HAND SINK COLD HOT QTY FU TOTAL 2 4 8 EXISTING EXISTING GREASE TANK GREASE TANK 2 1 2 1050 GALS 1050 GALS 1/2" | 4 | 1 | 1/2" 1 2 2 2" INDIREC 2" INDIRECT \(^\frac{\cdot}{}\)
LINE W/ 4" HUB, 1 F.U. €A. 2 2 4 2" INDIRECT-2" HUB 1 4 2" HUB, 1 F.U. SINK 801 7 2 EXIST. C.O. C.O. 45.0 F.U.'S ALTO-SHAM (14.0 SAN., 31 G.W.) TIE NEW 3/4" LINE TO EXIST. 1 1/2" DOMESTIC WATER SERVICE FROM MTR. 2" VENT-─15 F.U. __ 2" VENT SOUP WELLS THE PRESENCE, LOCATION AND ARRANGEMENT OF THE EXISTING 4" SANITARY SEWER PIPING AND 4" GREASE WASTE PIPING IS BASED ON INFORMATION PROVIDED BY THE LANDLORD AND HAS NOT BEEN FIELD VERIFIED. CONTRACTOR SHALL VERIFY ACTUAL FIELD CONDITIONS PRIOR TO COMMENCING ANY CONSTRUCTION OR DEMOLITION AND REPORT ANY VARIATIONS WHICH 1-COMP EXPRESSC └─20 F.U. EXIST. RESTROOM PLUMBING FIXTURE SCHEDULE 29 F.U. 6" G.W. LINE COLOR REMARKS 4" STUB-IN ADA COMPLIANT, WALL-HUNG LAVATORY W/ ADA 2" INDIRECT-COMPLIANT LEVER SINGLE HAND FAUCET "CADET LINE W/ 8115F" 1.5 GPM MAX AT 60 PSI. 4" HUB, 1 F.U. 2" INDIRECT ADA COMPLIANT, $16\frac{1}{2}$ " HEIGHT ELONGATED FLUSHOMETER TOILET, FLOOR MOUNT, ELONGATED, LINE W/ EXISTING 3" _4" HUB, 1 F.U. V.T.R. WHITE. PROVIDE BOLT CAPS, SUPPLY WITH STOP, REVENT-OPEN FRONT SEAT W/COVER. SEE KITCHEN EQUIPMENT PLANS BY WASSERSTROM. S.S.

PLUMBING SCHEDULE

18"

24"

48"

18"

(2) 3/4"

3/8"

1/4"

3/8"

3/8"

3/8"

1/4"

3/8"

1/2"

1/2"

3/8"

3/8"

3/8"

1/2"

EXISTING 3'

V.T.R.

½" | 18"

3/8" 18"

3/8"

3/4"

3/8"

3/8"

18"

3/8"

CW (in) CW AFF (in) HW (in) HW AFF (in) W DW DW AFF GAS (in) GAS AFF MBTU REMARKS ITEM NO.

| 1-1/2" |

3/4"

3/4"

(2) 3/4" 36" (2) 40.0

29"

30"

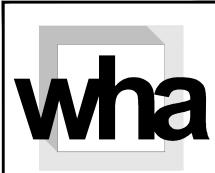
12"

3/4"

1-1/4"

3/4" | 36"

3/4" 60"



302.0

304.0

400.0

401.0

402.0

403.0

500.0

501.0

503.0

504.0

603.0

604.0

605.0

606.0

606.1

608.0

617.0

620.0

700.0

701.0

704.0

801.0

804.0

901.1

903.0

600.0

TO FS

O INDIRECT

O INDIRECT

Part of # 606

By Vendor, I.W

O INDIRECT

By Vendor

30.0

153.0

32.0

120

40.0

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architect of record: William F. Arthur License Number: 0012074

design associate: MMH

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Uran Je, Suite

project history:

project information: 08.16.2013

project number: 13-78F

plumbing sanitary plan, schedules & notes

sheet number:

p1.0-plumbing_san_plan.dwg

				F	LUMBING	S SCHEDU	LE									
ITEM NO.	QTY	DESCRIPTION	MFR	MODEL NO.	CW (in)	CW AFF (in)	HW (in)	HW AFF (in)	IW	DW	DW AFF	GAS (in)	GAS AFF	MBTU	REMARKS	ITEM NO.
200.2	1	Drop-In Cold Food Pan	Amtekco	ADIRSC7					1/2"						TO FS	200.2
302.0	1	Broiler	Nieco	JF632G								3/4"	36"	37.0		302.0
304.0	1	Conveyor Oven	Lincoln	1180-2G								(2) 3/4"	36"	(2) 40.0		304.0
400.0	1	Rethermalizer, Water Tank, Electric	NWS	D967770300N			1/2"	18"		2"					TO FS	400.0
401.0	1	Tilting Skillet, Countertop, Gas	Southbend	GCTRS-16								3/4"	29"	30.0		401.0
402.0	1	Range, 24", 4 open burners	Southbend	4242E								3/4"	30"	153.0		402.0
403.0	1	Combi Oven	Alto-Shaam	6-10ESI/CT	(2) 3/4"	6"			1-1/2"						TO INDIRECT	403.0
500.0	3	Hand Sink	Amtekco	DH17D	3/8"	18"	3/8"	18"	·	1-1/2"						500.0
501.0	1	Char Broiler, Gas, Heavy Duty Range, 12"	Southbend	P12N-C								1-1/4"	12"	32.0		501.0
503.0	1	Plancha	Southbend	P48N-TTTT								3/4"	36"	120		503.0
504.0	1	Salamander	Southbend	P36-NFR								3/4"	60"	40.0		504.0
600.0	1	Expo Line W/Soup Wells	NWS						3"						TO INDIRECT	600.0
603.0	1	Tea Brewer	Curtis	TCTS10000	1/4"											603.0
604.0	1	Coffee Brewer	Fetco	CBS-52H-15	3/8"											604.0
605.0	1	Espresso Cappuccino Machine	Schaerer USA	15 SO DUO PS	3/8"				1"							605.0
606.0	1	Coffee Counter W/Dipperwell	NWS	Custom	3/8"	18"				1"						606.0
606.1	1	Dipperwell	Componet	K301010	1/4"										Part of # 606	606.1
608.0	1	Wine Counter W/Handsink	NWS	Custom	3/8"	18"	3/8"	18"		1-1/2"						608.0
617.0	1	PEPSI MACHINE	Vendor	250	1/2"	24"			3/4"						By Vendor	617.0
620.0	1	ICE MACHINE	HOSHIZAKI	KM-830MLH	1/2"	48"			3/4"						By Vendor, I.W.	620.0
700.0	1	Soiled Dish Sink W/Pre-Rinse Sprayer	NWS	F224350100N	3/8"	18"	3/8"	18"							TO FS	700.0
701.0	1	Dishwasher, Door Type	CMA Dishmachines	CMA-180TS			3/4"		2"						TO FS	701.0
704.0	1	3-BOWL SINK W/Pre-Rinse Sprayer	NWS	SINK	3/8"	18"	3/8"	18"							TO FS	704.0
801.0	1	Prep Table W/Integral Dumpsink	NWS	F296960100N	3/8"	18"	3/8"	18"							TO FS	801.0
804.0	1	WALK-IN COOLER/FREEZER	Vollrath	40861					3"						TO INDIRECT	804.0
901.0	1	Mop Sink	Advance Tabco	9-OP-28						2"						901.0
901.1	1	Service Faucet	T&S Brass	B-0665-POL	1/2"	36"	1/2"	36"								901.1
903.0	1	ICE MACHINE	HOSHIZAKI	KM-515MAH					1"						TO FS	903.0

NOTES BY SYMBOL

(x)

1. PIPE RELIEF VALVE FROM WATER HEATER (HWH-1) TO FLOOR DRAIN/SERVICE SINK MAINTAIN A MINIMUM 2" AIR GAP. SEE WATER HEATER DETAIL ON

2. WATER HEATER. GENERAL CONTRACTOR SHALL COORDINATE PLUMBING WITH EQUIPMENT AND MATERIALS FOR ALL OTHER DISCIPLINES. COORDINATE EXACT LOCATION AND INSTALLATION REQUIREMENTS. REFER TO WATER HEATER DETAIL ON SHEET P5.0 FOR ADDITIONAL INFORMATION.

3. TRAP PRIMER (TP-1) MOUNTED 1' MIN. ABOVE FINISHED FLOOR OR 12" FOR EVERY 20' OF RUN. PIPE 1/2" TYPE "K" FLEXIBLE COPPER PIPE BELOW GRADE

4. PROVIDE A THERMOSTATIC MIXING VALVE (TMV-1) TO ALL HAND SINKS & LAVS FOR TEMPERED WATER (0.5GPM AND 110 DEGREE).

5. PROVIDE BACKFLOW PREVENTION AND VACUUM BREAKER ON CW AND HW SUPPLY LINES TO MOP SINK SUPPLY LINE.

6. PROVIDE WATTS DOUBLE CHECK BACKFLOW PREVENTER #007-QT-S AT ALL ICE MACHINES.

TO FLOOR DRAINS, NO FITTINGS OR SPLICES BELOW GRADE. STAINLESS STEEL ACCESS PANEL.

7. 1/2" WATER TO ICE MAKER. ROUTE THRU DOUBLE CHECK VALVE BACKFLOW PREVENTOR PRIOR TO CONNECTION. EXTEND AND TERMINATE DRAIN OPEN SITE ABOVE FLOOR SINK.

8. CONNECT 1 ½" COLD WATER LINE TO EXISTING 1½" COLD WATER STUB-IN. VERIFY SIZE AND LOCATION OF EXISTING COLD WATER SERVICE WITH LANDLORD PRIOR TO CONSTRUCTION. PROVIDE SUBMETER AND REMOTE READER PER LANDLORD REQUIREMENTS. VERIFY METER REQUIREMENTS PRIOR TO CONSTRUCTION. PROVIDE SHUT-OFF VALVE 2'-0" ABOVE CEILING GRID IN ACCESSIBLE LOCATION.

9. ROUTE HOT AND COLD WATER LINES UNDER COUNTERTOP TO 3-COMP SINK. VERIFY EXACT LOCATION WITH KITCHEN DRAWINGS.

10. PROVIDE 1/2 CW VALVED CONNECTION WITH VACUUM BREAKER FOR SODA TOWER. PROVIDE 3/4 SCH. 40 PVC DRAIN AND DISCHARGE INTO ADJACENT FLOOR SINK THROUGH AN AIR GAP 2" ABOVE THE FLOOR SINK OR 2X PIPE DIAMETER, WHICHEVER IS GREATER.

PLUMBING CONTRACTOR TO SUPPLY AND INSTALL

BUILDING CODE, PLUMBING CODE, SECTION 608.3.

WATER PLAN

BACKFLOW VALVES FOR ALL EQUIPMENT/APPLIANCES THAT

HANDLE OR TREAT POTABLE WATER FOR PROTECTION

AGAINST CONTAMINATION AS REQUIRED BY THE FLORIDA

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ze Restaurant V. 107th Avenue, Suite 1 FLORIDA project history:

project information: 08.16.2013 project number: 13-78F

sheet title: plumbing water plan

sheet number:

p2.0-plumbing_water_plan.dwg

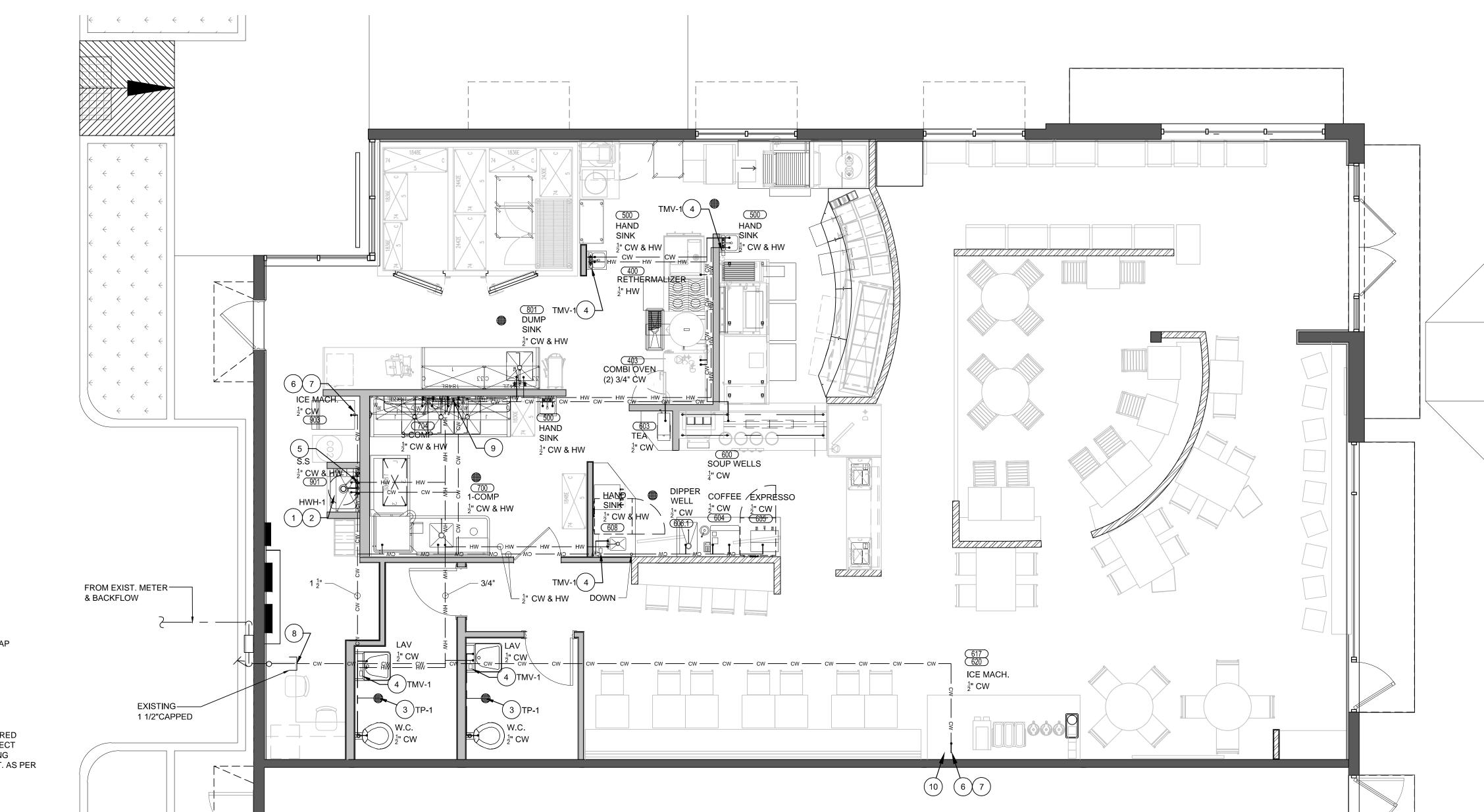
NEW FLOOR DRAINS SHALL HAVE 1/2" CW FOR RESEAL, SEE DTL. THIS SHT.

(SLEEVE) LOCATED IN TRENCH AS PER FBC PLUMBING 305.1.

ANY/ALL UNDERGROUND PIPING SHALL HAVE PIPE PROTECTION

PROVIDE MECHANICAL SHOCK ABSORBER FOR SOLENOID VALVE FOR ALL WATER PROOF CONNECTIONS AS PER FBC 604.9

PLUMBER TO PROVIDE SHUT-OFF VALVES AT ALL DOWN FEED RISERS, HOT AND COLD AS REQUIRED BY FBC, PLUMBING CODE, SECTION 606.2.



2" STUB-UP---w/4" HUB TYP. FLOOR DRAIN W/ 1/2" C.W. FOR RESEAL (AS REQUIRED) MIN. 1" AIR GAP 3" x 2" P.V.C. TEE TRAP REQUIRED
WHEN INDIRECT WASTE PIPING EXCEED 2 FT. AS PER − 2" P.V.C. 3" P.V.C.(sch. 40) CONNECTION FOR SAFEWASTE FBC 802.2 (AS REQUIRED)

SEE PLAN FOR EQUIP

DRAIN

TYP. FLOOR DRAIN DETAIL

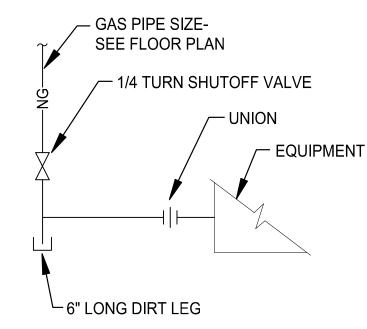
ALL FLOOR DRAINS SHAL BE RESEALED W/ 1/2" C.W.

GAS PIPING NOTES:

- 1. GAS PIPE SIZES BASED ON PRESSURE DROP OF 1.0 WATER COL. GAS SPECIFIC GRAVITY OF 0.60 AND SCHEDULE 40 BLACK STEEL PIPE 1.00 MINIMUM PRESSURE AND 14.00 W.C. MAXIMUM PRESSURE.
- 2. GAS PIPING SHALL BE INSTALLED IN ACCORDANCE WITH THE FLORIDA BUILDING CODE FUEL GAS 2010.
- 3. THE INSTALLATION SHALL BE FOR NATURAL GAS AND BE INSTALLED BY A LICENSED SUB-CONTRACTOR. (VERIFY SUPPLIER)
- 4. GAS METER AND PRESSURE REGULATOR SHALL BE PROVIDED AND INSTALLED BY GAS COMPANY.
- 5. GAS PIPING SHALL BE SCHEDULE 40 SEAMLESS BLACK STEEL PIPE AND BLACK IRON FITTINGS. GAS PIPING OUTSIDE THE BUILDING SHALL BE PAINTED WITH BLACK 'RUSTOLEUM' PAINT.
- 6. GAS PIPING SHALL BE PROVIDED WITH DRIP POCKETS AND DIRT LEGS IN ACCORDANCE WITH CODE REQUIREMENTS.
- 7. A GAS COCK AND QUICK-RELEASE FITTING SHALL BE PROVIDED AT ALL GAS APPLIANCES W/ CHAIN RESTRAINTS.
- 8. PROVIDE AN ACCESSIBLE MECHANICALLY OPERATED UL APPROVED GAS VALVE BELOW CEILING FOR EMERGENCY SHUT-OFF. COORDINATE WITH FIRE PROJECT SYSTEM. GAS VALVE SHALL BE MANUALLY RE-SET.
- 9. ALL GAS VALVES WILL BE INSTALLED IN ACCESSIBLE LOCATION.
- 10. GAS PIPING SIZED FOR THE TOTAL CONNECTED LOAD ±60' FROM METER TO FARTHEST CONNECTION, 0.6 SPECIFIC GRAVITY, 1.0 PRESSURE LOSS.
- 12. GAS PIPING SHALL BE BLACK STEEL OR AS PERMITTED BY CODE. 13. GAS PIPING CONNECTIONS SHALL BE THREADED UNLESS OTHERWISE REQUIRED BY CODE.
- 14. EXTERIOR GAS PIPING SHALL RECEIVE ONE COAT EACH OF A RUST AND WEATHER RESISTANT PRIMER AND TOP COAT. COORDINATE WITH ARCHITECT FOR COLOR.
- 15. GAS BURNING EQUIP. SHALL BE INSTALLED PER NFPA #58, NFPA #54 (L.P.G.) OR NFPA #96 (COMMERCIAL COOKING EQUIPMENT).
- 16. GAS PIPE SIZES 2" AND GREATER SHALL BE WELDED, IF REQUIRED BY CODE.
- 17. GAS CONNECTIONS PER ANSI ZZ1.69
- 18. ALL VALVES AND FITTINGS SHALL BE LINE SIZE. GAS PIPING BRNCHS SHALL NOT BE REDUCED IN SIZE UNTIL THE POINT OF FINAL CONNECTION TO THE EQUIPMENT BEING SERVED.

SIZING OF GAS PIPING AS PER FBC 2010 FUEL GAS TABLE 402.4(3) FOR METALLIC PIPING & TABLE 402.4(20) FOR POLYETHYLENE PIPING.

LONGEST RUN OF GAS LINE TO METER IS 70.0' TOTAL BTU = 384,000



DIRT LEG DETAIL

POLYETHYLENE AS REQUIRED BY CODE AND SHALL HAVE PIPE PROTECTION (SLEEVE) LOCATED IN TRENCH AS PER FBC PLUMBING GAS METER SHOWN IS FOR DIAGRAMATIC PURPOSES ONLY AND IS NOT THE ACTUAL LOCATION OF METER AT SITE. SEE SITE PLAN FOR A MORE ACURATE DESCRIPTION OF METER LOCATION. CONTRACTOR SHALL FIELD VERIFY PRECISE LOCATION PRIOR

TO PERFORMING HIS/HER WORK.

1 1/2" GAS LINE UP OUTSIDE WALL OF _

PIPE SIZED PER TABLE 402.4 (3))

(PIPING SHALL BE SCHEDULE 40 METALLIC

GAS METER-

NATURAL_

GAS LINE

PROVIDE BELOW CEILING MASTER GAS

SHUT OFF VALVE INTERLOCKED WITH

HOOD SUPPRESION SYSTEM TO SHUT OFF

PROVIDE SHUT-OFF VALVE @ EACH GAS

ANY/ALL UNDERGROUND PIPING SHALL BE

LINE DOWN

AS INSTALLED

BY GAS COMPANY

EXIST. BLDG. 10.00'

MANUAL SOV

CONTRACTOR SHALL VERIFY MOUNTING HEIGHTS OF GAS EQUIPMENT FOR STUB-UP's PRIOR TO GAS PIPING ROUGH-IN.

3/4" GAS BALL TO

3/4" GAS BALL TO SALAMANDER

40,000 BTU's

GAS PIPING PLAN

153,000 BTU's EA END CAP

RANGE

ற 3/4" GAS BALL TO —

30,000 BTU's EA

≰ SKILLET

SEE ADDITIONAL GAS NOTES, THIS SHEET.

LEG

EXISTING HOOD SYSTEM TO REMAIN.

FOR FUTURE RE-CONNECTION.

1 1/2" -

RUN DOWN INSIDE

OF PARTITION—

ABANDON ALL ANSUL & GAS LINES AND ANY

OTHER UTILITY CONNECTIONS AND CAP-OFF

(2)3/4" GAS BALL TO —

END CAP

CONVEYOR/OVEN

80,000 BTU's TOTAL

_ 1 1/4" GAS BALL

32,000 BTU's

_ 3/4" GAS BALL

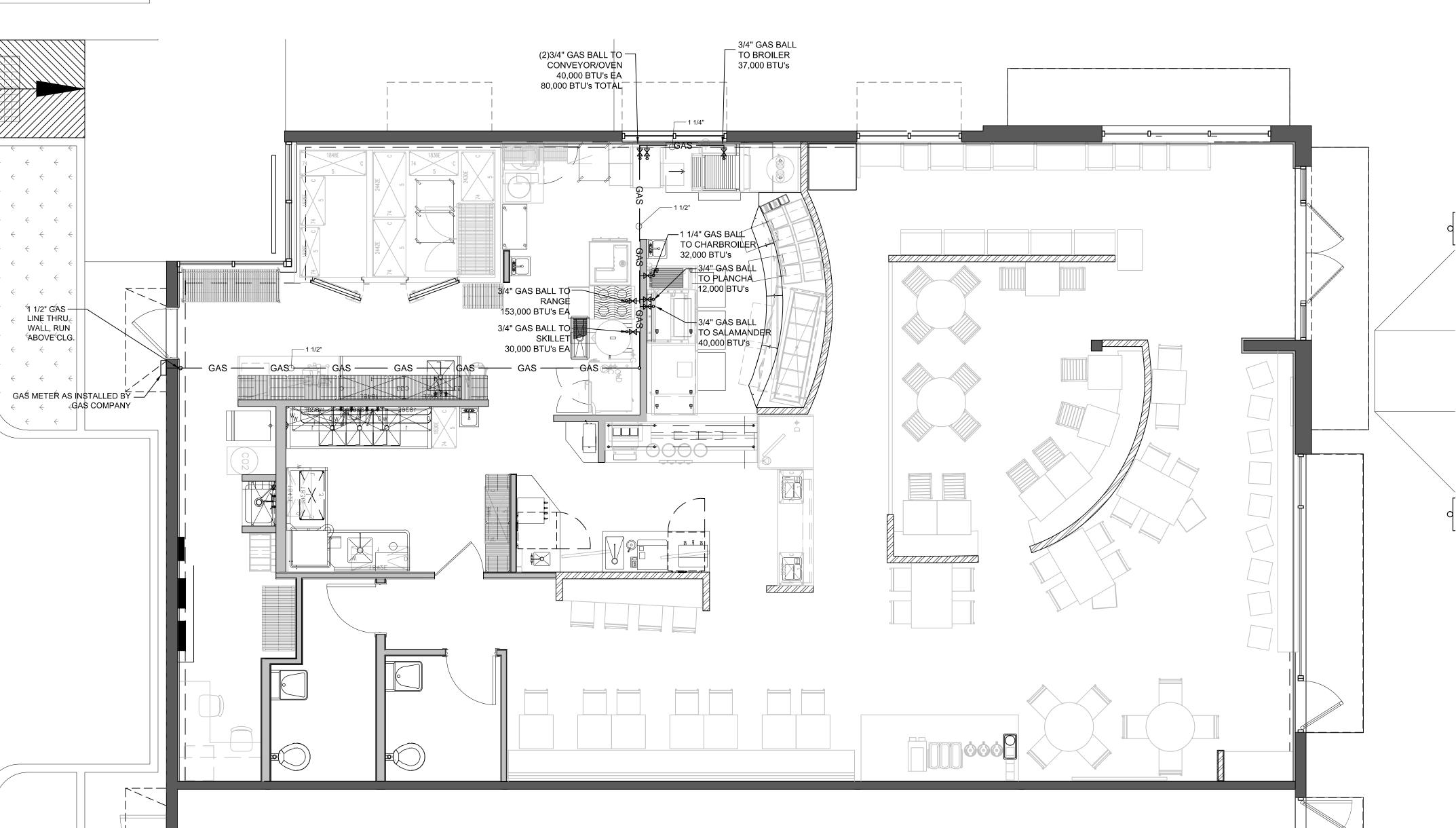
TO PLANCHA

12,000 BTU's

TO CHARBROILER

40,000 BTU's EA





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LEG

3/4" GAS BALL

TO BROILER

37,000 BTU's

design associate: MMH

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Amaize Restaurant
3887 N.W. 107th Avenue, Suite 10
DORAL, FLORIDA
sinformation:
BJCM Doral Properties
PO Box 560683
Miami, FL 33256
Tenanti Liis Genestra 6401 Common Contract

project history:

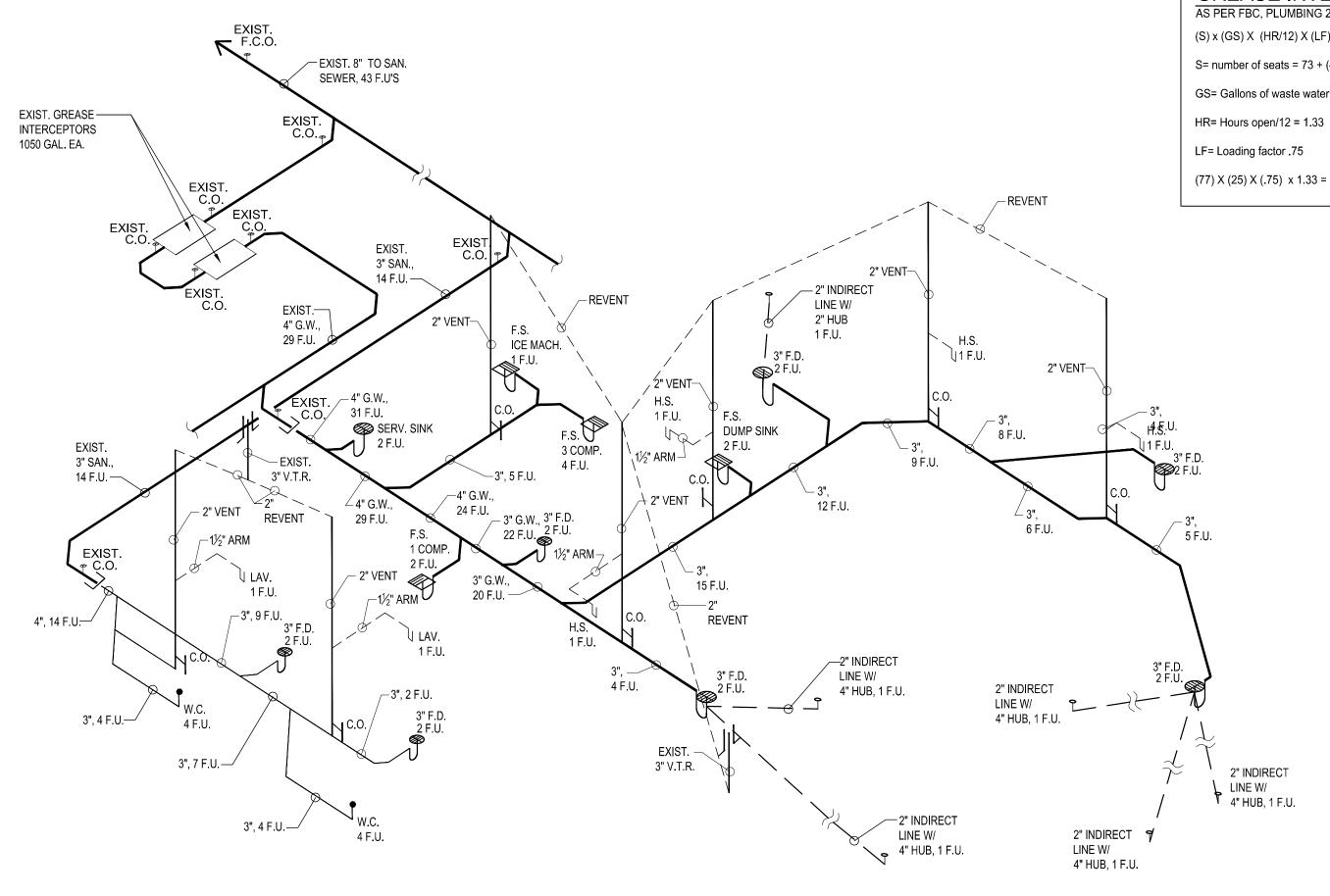
project information: 08.16.2013 project number:

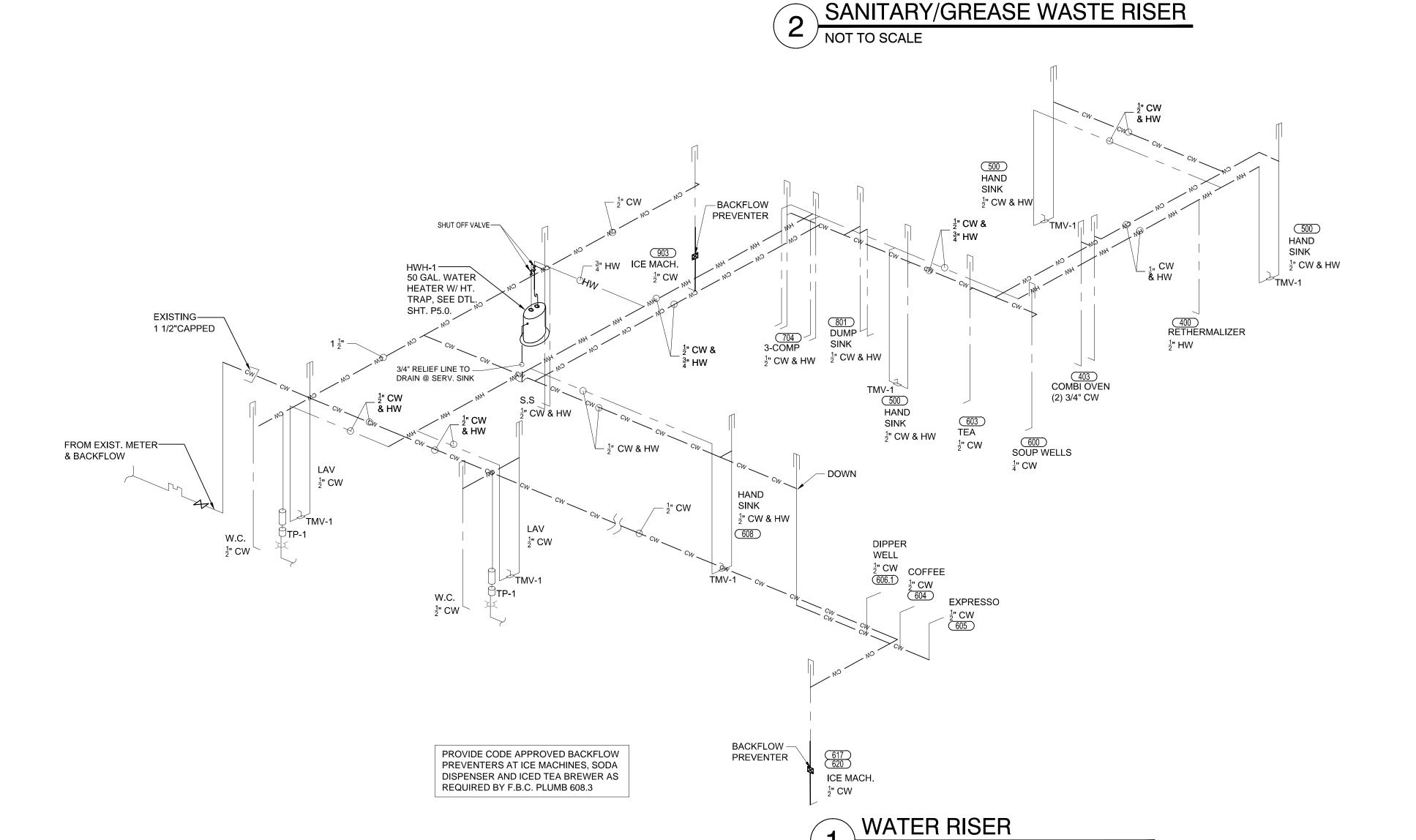
13-78F sheet title:

plumbing gas piping plan, riser & notes

sheet number: P3.0

p3.0-plumbing_gas_plan_riser.dwg





NOT TO SCALE

GREASE INTERCEPTOR CALCULATION

AS PER FBC, PLUMBING 2010, TABLE 1003,5,1

(S) x (GS) X (HR/12) X (LF) = Effective capacity of Grease Interceptor in gallons

S= number of seats = 73 + (4) outdoor seats = 77 seats

GS= Gallons of waste water per seat (single service restaurant) = 10

(77) X (25) X (.75) x 1.33 = 1920 gal. required (2) 1050 GAL. INTEREPTORS PROVIDED)

PLUMBING NOTES:

- 2. CONT. TO VERIFY AT SITE LOCATION THE ELEV & SIZE SERVICES BEFORE INSTALLATION OF ANY PIPING.
- BITUMINOUS COMP. ("BITUMASTIC" OR EQUAL) BEFORE CVRING.
- 4. PROVIDE SHUT-OFF & VACUUM BREAKER TO ALL HOSE BIBS &
- 5. ALL FIX. SHALL BE PROTECTED AGAINST WATER HAMMER W/ AIR
- FIXTURES SHALL BE PROVIDED WITH SUPPORTS, HANGERS, ETC.
- 7. WASTE LINES SHALL SLOPE 1/8" PER FT, UNLESS NOTED.
- 9. VENT LINES SHALL EXTEND 6" MIN. ABV ROOF & FLASHED WITH
- 10. ALL FLR DRAINS SHALL HAVE TRAP PRIMERS TO PROTECT THE
- 11. PROVIDE CONTROL VALVES TO ALL MAINS ENTRING THE BLDG. RISERS, BRANCHES, GROUPS OF FIXTURES & TO EACH PIECE OF
- CONDITIONS, MODIFICATIONS TO EXIST COND., LOCATIONS, & DIM. AFFECTING HIS WORK. AS SHOWN AND/OR NOTED ON
- 13. ALL WORK SHALL CONFORM TO THE FLORIDA BUILDING CODE, NFPA, AND U.L. REQUIREMENTS.
- 14. CONT. SHALL GUARANTEE ALL MATERIALS & WORKMANSHIP FOR A PERIOD OF 1 YR FROM DATE OF ACCEPTANCE BY THE OWNER. CONT. SHALL REPLACE ALL DEFECTIVE MATERIALS & INFERIOR WORKMANSHIP FOR THE GUARANTEE PERIOD AT NO COST TO THE OWNER INCL. ALL LABOR REQ TO CORRECT THE
- 15. CONTRACTOR SHALL SECURE ALL PERMITS & PAY ALL FEES REQ TO PROCESS THE WORK.
- PIPE, ANSI B 16.3-71, ASTM A-197-47, OR CAST IRON FLANGED ACCEPTABLE ALTERNATE.
- 2. ABOVE GRND: GALV STEEL PIPE, SCHEDULE 40 SCREWED (ASTM A-120-78) WITH MALLEABLE IRON FITTINGS GALVANIZED TO MATCH PIPE. ANSI B 16.3-71, ASTM A-197-47 OR CAST IRON FLANGED FITTINGS (ANSI B 16.1). COPPER WATER TUBING, TYPE L, ASTM B-88-75 WITH WROUGHT COPPER FITTINGS, ANSI B 16.22-73.
- 3. INSULATION: ALL HOT WATER PIPE, SUPPLY & RETURN SHALL BE INSULATED WI/ FIBERGLASS MOLDED INSULATION W/ PRE-SIZED FACTORY APPLIED FRJ JACKET OF GLASS CLOTH W/ LONGITUDINAL LAP AND BUTT JOINT STRIPS WITH SELF SEALING ADHESIVE. INSULATION SHALL BE "OWENS-CORNING" ASJ/SSL-11, OR APPVD EQUAL. MAXIMUM FLAME SPREAD 25 RATED BY U.L.
- PIPE LINES. HANGERS SHALL ALLOW FOR EXP. & CONTRACTION OF PIPE LINES AND COVERING TO RUN CONT. THROUGH HANGERS.
- A. HORIZONTAL CARBON STEEL PIPE: PIPE SIZE ROD DIAMETER MAXIMUM SPACING UP TO 1-1/4" 3/8"
- 1-1/2" AND 2" 3/8" PIPE SIZE ROD DIAMETER MAXIMUM SPACING
- THE PLUMBING CONT. SHALL COORDINATE THE LOCAL UTILITY COMPANIES TO OBTAIN THE EXACT LOC OF THE POINT OF WTR, SEWER, & ANY OTHER UNDERGRND UTILITIES FOR THE SITE. THE PLUMBING CONTRACTOR SHALL VERIFY THE INFO PRIOR TO BID. ALTHOUGH ENGINEER HAS OBTAINED THESE LOC FROM THE AGENCIES HAVING JURISDICTION & BELIEVES THE INFO AS SHOWN ON THE PLANS TO BE CORRECT, THIS DOES NOT RELIEVE THE PLUMBING CONT. OF THE RESPONSIBILITY TO DETERMINE THE LOCATION FOR HIM/HERSELF. THE PLUMB CONT. SHALL OBTAIN A DRAWING FROM THE UTILITY COMPANIES SHOWING
- PIPING MATERIALS: 1. SANITARY WASTE, VENT, AND STORM DRAIN: BELOW GRND: "CAST IRON", SERVICE WEIGHT, PIPE & FITTINGS ACCORDING TO ASTM A-74 HUB AND SPIGOT, OR; ABOVE GRND: "CAST IRON", SOIL PIPE, "HUBLESS:, ACCORD-ING TO CISPI-301-78, ASTM A-74, WITH STAINLESS STEEL SHIELD & CLAMPS OVER NEOPRENE SEALING SLEEVE. ALTERNATE: THE PLUMBING CONT. MAY ELECT, IF APPVED BY OWNER, TO USE THE FOLLOWING MATERIAL SPEC FOR WASTE, VENT & STORM DRAIN SYSTEM: POLY VINYL CHLORIDE (PVC) PIPE & FITTING (SCHEDULE 40). MATERIALS SHALL
- CEMENT SHALL COMPLY WI/ ASTM D-2564.

- 1. ALL PLUMBING WORK SHALL BE PERFORMED IN ACCORD. W/ THE LATEST EDITION OF THE FLORIDA BUILDING CODE, CH. 46; LOCAL ORDINANCES, & IN COMP. W/ THE FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION.
- OF EXISTING SEWER & WATER MAINS FOR CONNECTION OF NEW
- 3. UNDERGRND METAL PIPING SHALL BE PROTECTED W/ COAT OF
- FAUCETS WITH HOSE-END CONNECTIONS.
- CHAMBERS OR SHOCK ABSORBERS.
- 6. PLUMBING FIXT. SHALL BE AS PER EQUIPMENT SCHEDULE, OR APPROVED EQUAL. ALL FIXTURE TRIM SHALL BE CHROME PLATED.
- 8. PROVIDE FULLY ACCESSIBLE CLEANOUTS ON SAN. & ANY WASTE
- PIPING AT EVERY CHANGE OF DIRECTION & AT BTM. OF STACKS. CLEANOUT LOCATIONS & SIZES ON HORIZONTAL LINES SHALL BE ACCORDING TO CODE.
- LEAD OR CONNECTED TO EXISTING VENT LINES.
- SEAL OF THE TRAP.
- 12. CONTRACTOR SHALL VISIT SITE AND VERIFY ALL EXISTING
- THE DRAWINGS.
- DEFECTIVE WORK.

DOMESTIC WATER PIPING:

- 1. UNDERGRND, GALVD STEEL PIPE, SCHEDULE 40 SCREWED (ASTM A-120-78) WITH MALLEABLE IRON FITTING GALVANIZED TO MATCH FITTINGS (ANSI B 16.1). PIPE SHALL BE PROTECTED WITH COAT OF BITUMINOÙS COMPOÚND. COPPER TUBING TYPE K (ASTM B-88-75),
- 4. THICKNESS PIPE SIZE: 1-1/4" TO 2" AND UNDER - 1" TH INSULATION 1" AND UNDER - 1" TH INSULATION RUNS OUT TO FIXTURES - 1/2" INSULATION
- 5. PIPE HANGERS AND SUPPORTS: PROVIDE ADJUSTABLE HANGERS, INSERTS, BRACKETS, ROLLS, CLAMPS & SUPPLMNTRY STL AS REQ FOR PROPER SUPPORT OF
- 6. SPACING AND SIZES:
- B. HORIZONTAL COPPER PIPING: UP TO 1" 1-1/4" AND 1-1/2"
- THE EXACT LOC OF THE POINT OF CONNECT. PRIOR TO CONST.
- COMPLY W/ASTM D- 1784, TYPE 1, GRD L COMPD. PIPE SHALL COMPLY W/ ASTM D-1785.
- 2. FITTING SHALL COMPLY W/ ASTM D-2467 SOCKET TYPE. SOLVENT

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project history:

estal Avenu

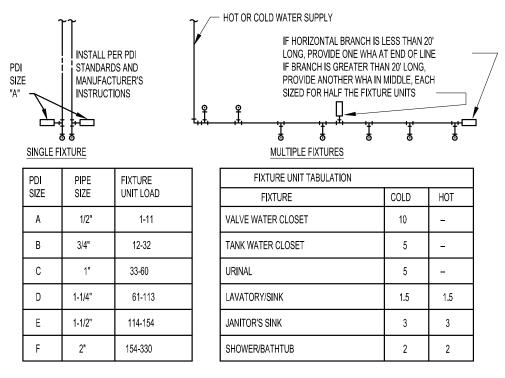
project information:

08.16.2013 project number: 13-78F

water riser, sanitary & grease waste riser & notes

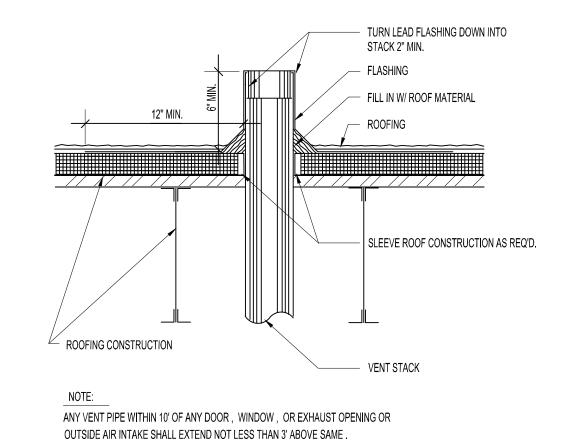
sheet number:

p4.0-risers & notes.dwg

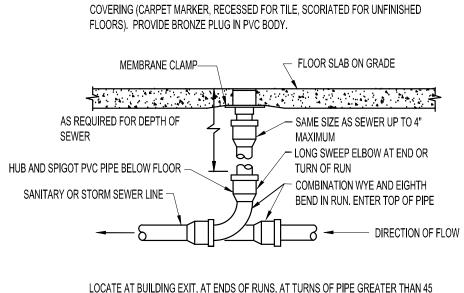


PC TO PROVIDE WATER HAMMER ARRESTERS BY SIOUX CHIEF, PRECISION PLUMBING PRODUCTS, WATTS OR APPROVED EQUIVALENT WITH PISTON AND 0-RING CONSTRUCTION, HAVING PDI #WH-201, ASSE #1010 AND ANSI #A112.26.1M CERTIFICATION. INSTALL IN HORIZONTAL OR VERTICAL POSITION, BUT NEVER UPSIDE DOWN. INSTALL IN LINE WITH WATER FLOW DIRECTION IF POSSIBLE. SIZE THE UNITS AS SHOWN ON THE DRAWINGS AND/OR PER THE TABLES SHOWN ABOVE.

WATER HAMMER ARRESTOR DETAIL



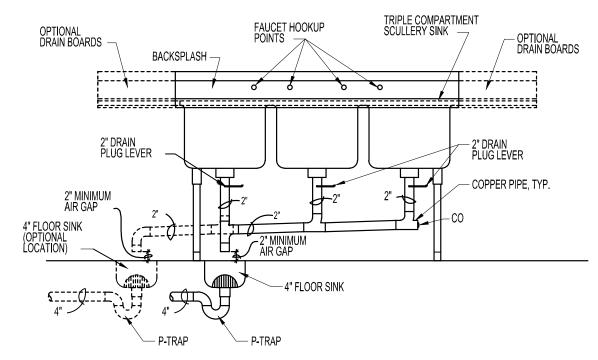
VENT TERMINATION LEAD FLASHING SCALE: NO SCALE



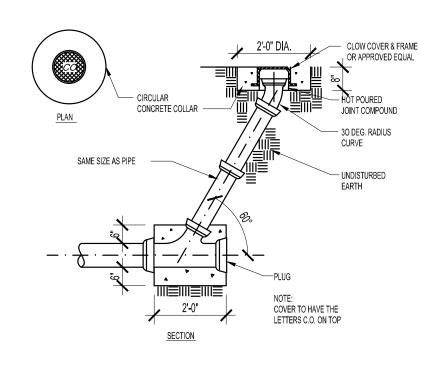
PROVIDE ROUND SECURED NICKEL BRONZE ADJUSTABLE TOP WITH "CO" CAST IN COVER. PROVIDE CLEANOUT TOP WITH VARIATIONS SUITABLE FOR FLOOR

LOCATE AT BUILDING EXIT, AT ENDS OF RUNS, AT TURNS OF PIPE GREATER THAN 45 DEGREES, AT 50' INTERVALS ON STRAIGHT RUNS, AND WHERE SHOWN ON PLANS. PROVIDE BACKFILL PER ARCHITECTURAL SPECIFICATIONS. LOCATE CLEANOUTS WHERE THERE IS 18" CLEAR AROUND. CONSULT LOCAL CODES FOR OTHER FCO REQUIREMENTS.

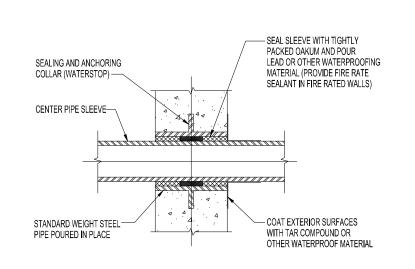
FLOOR CLEANOUT DETAIL



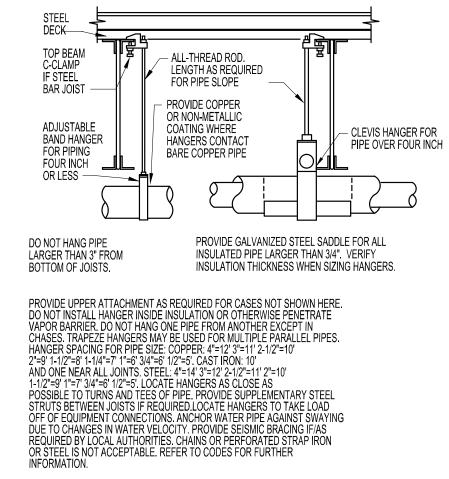
3-COMPARTMENT SINK CONNECTION DETAIL



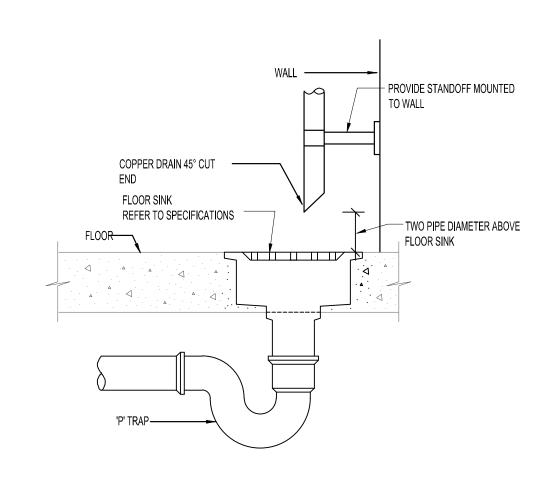
CLEAN OUT DETAIL



PIPE SLEEVE - EXTERIOR WALLS



PIPE INSULATION/ HANGER DETAIL



INDIRECT WASTE DETAIL (06)SCALE: NO SCALE

CENTER PAD BELOW

MIRO MODEL PAD

16 3/4"X19 3/4"X1/8"

MIRO INDUSTRIES

PILLOW BLOCK MODEL #5-RAH PIPESTAND

GAS PIPE SIZE

AS REQUIRED

PILLOW BLOCK PIPE

STAND

MIRO MODEL PAD

16 3/4"X19 3/4"X1/8"

ROOFING MATERIAL

PIPE STAND GOOD FOR 1/2" TO 5" STEEL PIPE

SIZE (NPS) SPACING IN FEET MIN. ROD SIZE - INCHES

8' O.C.

1 1/4" AND LARGER 10' O.C. 1/2"

6' O.C. 3/8"

STEEL PIPE

(HORIZONTAL)

3/4" TO 1"

(VERTICAL)

3 1/2" TO 5" EVERY FLOOR

HOUSE GAS SUPPORT

MAXIMUM SPACING FOR

GAS PIPE SUPPORTS

GAS PIPE SUPPORT ON ROOF

PIPE STAND —

GAS PIPE SIZE AS REQUIRED. SEE DRAWINGS

PROVIDE PROTECTIVE COATING; PRIME PIPE

AND FITTINGS WITH A COMPATIBLE PRIMER

PRIOR TO APPLICATION OF PAINT. PROVIDE

LUSTERLESS ALKYD ENAMEL. PRIMER SHALL

BE SYNTHETIC RUST-INHIBITING PRIMER. PROVIDE TWO (2) COATS LUSTERLESS ALKYD

ENAMEL. COLOR SHALL BE GREEN UNLESS

OTHERWISE REQUIRED BY LOCAL AUTHORITY.

PROVIDE ALUMINUM PIPE

STRAPS. FASTEN TO PIPE

SPECIFICATIONS

PIPE SHALL REST FIRMLY ON

PIPE STAND WITHOUT GAPS

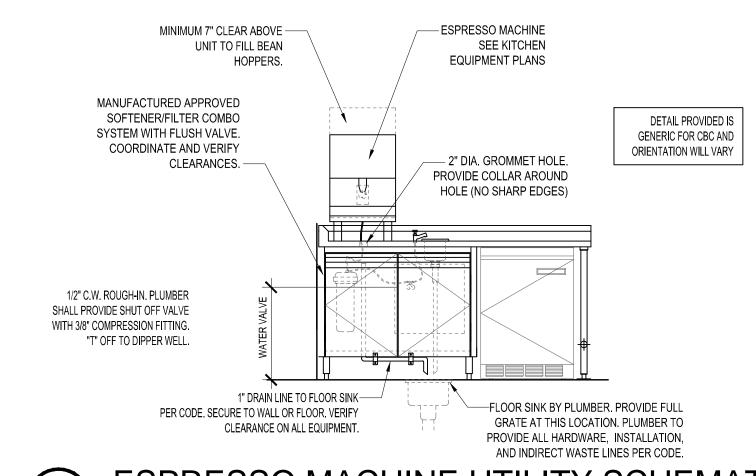
PIPE STANDS ARE ADJUSTABLE

FOR PROPER ELEVATION OF

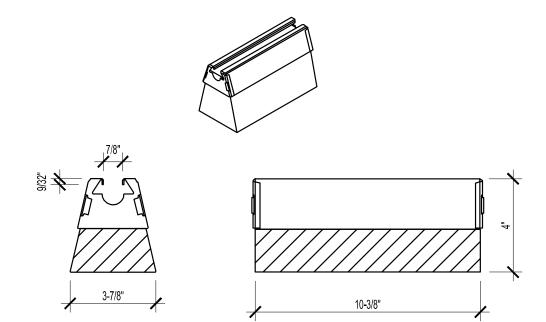
VARIOUS SIZE PIPE TO MAINTAIN LEVEL PIPING. NO

SHIMS OR BLOCKS ARE

STAND PER MANUFACTURERS



ESPRESSO MACHINE UTILITY SCHEMATIC SCALE: NO SCALE

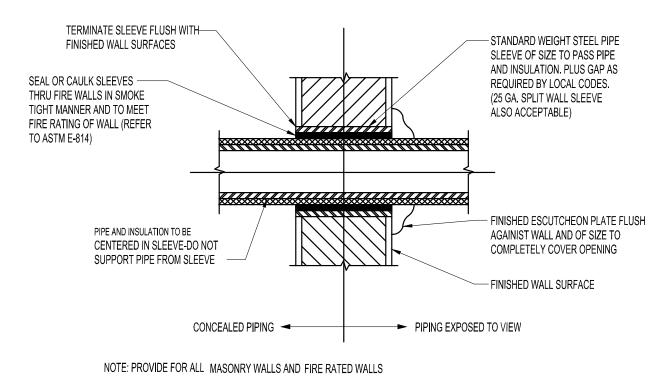


ERICO PYRAMID 50 ERICO CADDY PYRAMID 50 WITH HOT DIPPED GALAVANIZED (P1) FINISH.

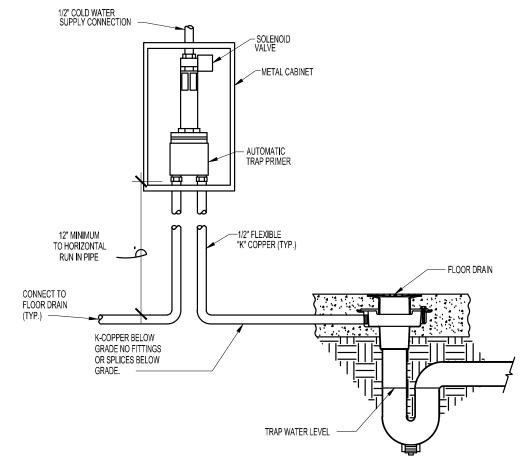
REFER TO MANUFACTURER FOR INSTALLATION INSTRUCTIONS

SUPPORT FOR CONDUIT, CONDENSATE, AND REFRIGERATION LINES

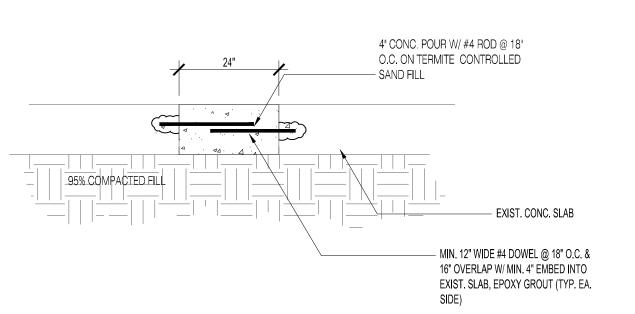
PIPE SUPPORT ON ROOF



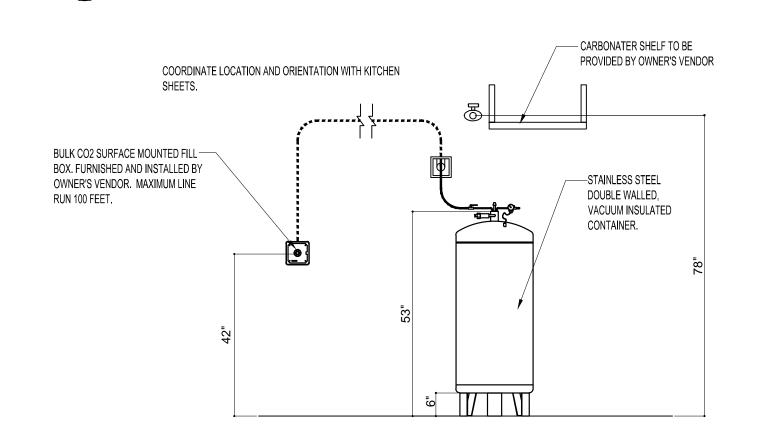
PIPE SLEEVE - INTERIOR WALLS SCALE:NO SCALE



TRAP PRIMER DETAIL SCALE: NO SCALE



CONC. TRENCH PATCH DTL.



CO2 TANK/ CARBONATOR DETAIL SCALE: NO SCALE



design associate: MMH

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0 Restaurar 07th Avenue, Sui

project history:

project information: 08.16.2013 project number: 13-78F

plumbing details

sheet number:

p5.0-plumbing details.dwg

SUPPLEMENT TO THE INSTRUCTIONS TO BIDDERS

1. AT THE END OF SUBPARAGRAPH 32.1. ADD:

3.2.1.1. THE CONTRACTOR SHALL VERIFY ALL MEASUREMENTS AT THE SITE AS THEY SHALL BE RESPONSIBLE FOR ADAPTING THE PLAN TO EXISTING CONDITIONS. IN THE CASE OF DISCREPANCIES BETWEEN THE DRAWINGS AND THE EXISTING CONDITIONS, THEY SHALL BE REPORTED TO THE ARCHITEC AND DESIGN BUILDER.

SUPPLEMENTARY CONDITIONS SECTION 00800

AIA DOCUMENT A 201 (LATEST EDITION): "GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION" IS HEREBY INCLUDED AS A PART OF THE CONTRACT DOCUMENTS BY REFERENCE.

SUPPLEMENTS TO THE "GENERAL CONDITIONS" AS REQUIRED, WILL BE WRITTEN BY THE ARCHITECT OF RECORD.

ERRORS AND OMISSIONS

ERRORS, INCONSISTENCIES, AND OR AMBIGUITIES SHALL BE BROUGHT TO THE ARCHITECTS ATTENTION IMMEDIATELY, AND SHALL NOT BE CONSIDERED SUFFICIENT REASON TO DEPART FROM THE DESIGN INTENT OF THE CONSTRUCTION DOCUMENTS.

SUMMARY OF WORK SECTION 01010

THIS WORK INVOLVES THE INTERIOR BUILD OUT OF THE 2,767.00 S.F. VACANT SPACE LOCATED AT: 3887 NW 107TH AVENUE, SUITE 101, DORAL, FLORIDA INCLUDING ALL ITS APPURTENANCES. EXCLUDING ONLY THOSE ITEMS SPECIFICALLY SHOWN, NOTED OR SPECIFIED AS NOT IN CONTRACT (NIC). ITEMS NOTED "NIC" (NOT IN CONTRACT), MOVABLE CABINETS, FURNITURE, MINOR EQUIPMENT, AND COMPUTERS WILL BE FURNISHED AND INSTALLED BY OWNER,

REFER TO EQUIPMENT SCHEDULES ON DRAWINGS FOR ADDITIONAL ITEMS, NOT SPECIFICALLY LISTED ABOVE.

CONSTRUCTION SCHEDULE:

THE CONTRACTOR SHALL PREPARE AND SUBMIT TO THE OWNER AND ARCHITECT, A BAR CHART TYPE PROGRESS SCHEDULE FOR THE ENTIRE PROJECT, WITHIN THREE (3) DAYS AFTER AWARD OF CONTRACT. PROVIDE A SEPARATE BAR FOR EACH WORK ITEM LISTED IN THE SCHEDULE OF VALUES. INCLUDE APPROPRIATE TIME FOR PROJECT MOBILIZATION PROCUREMENT OF PRODUCTS, REVIEW AND RETURN OF SHOP DRAWINGS, FABRICATION INSTALLATION, TESTING, FINAL CLEANUP AND INSTALLATION TIME FOR WORK UNDER SEPARATE CONTRACTS. IDENTIFY EACH CALENDAR DAY THROUGH-OUT THE SCHEDULE. HIGHLIGHT "CRITICAL PATH" ELEMENTS OF THE SCHEDULE THAT ARE IMPORTANT TO COMPLETE THE WORK ON TIME. CORRELATE THE ORGANIZATION OF THE SCHEDULE WITH THE DATE OF SUBSTANTIAL COMPLETION INDICATED IN THE OWNER-CONTRACTOR AGREEMENT.

PROJECT COORDINATION & ADMINISTRATION:

COORDINATE THE WORK OF THE COMPLETE PROJECT TO ASSURE AN EFFICIENT AND ORDERLY SEQUENCE OF INSTALLATION OF CONSTRUCTION ELEMENTS, AND FOR INSTALLATION OF ITEMS FURNISHED AND INSTALLED BY OTHERS, WITH PROVISIONS FOR ACCOMMODATING OTHER ITEMS TO BE INSTALLED LATER. COORDINATE SPACE REQUIREMENTS AND INSTALLATION OF MECHANICAL AND ELECTRICAL WORK WHICH ARE INDICATED DIAGRAMMATICALLY ON THE DRAWINGS. UTILIZE SPACE EFFICIENTLY TO MAXIMIZE ACCESSIBILITY FOR OTHER INSTALLATIONS, AND FOR

MAINTENANCE OF CONSTRUCTION DOCUMENTS: THE CONTRACTOR SHALL MAINTAIN AT THE PROJECT SITE, A "RECORD" SET OF CONSTRUCTION DOCUMENTS AND THE FOLLOWING RELATED DRAWINGS OR DOCUMENTS PREPARED BY OTHERS: CASEWORK SHOP DRAWINGS PREPARED BY THE CASEWORK FABRICATOR INTERIOR AND EXTERIOR SIGNAGE SHOP DRAWINGS, BY THE SIGNAGE CONTRACTOR, AND ANY OTHER SHOP DRAWINGS REQUIRED TO PERFORM WORK.

DO NOT CONSTRUCT ANY PORTION OF THE WORK RELATED TO THESE DRAWINGS AT ANY TIME WITHOUT SUCH DRAWINGS BEING AVAILABLE AT THE PROJECT SITE, AND ONLY AFTER APPROVAL BY ARCHITECTS OFFICE.

APPLICATION FOR PAYMENT SECTION 01025

PAYMENT REQUESTS: THE PAYMENT REQUEST CYCLE IS TO BE REGULAR. EACH APPLICATION MUST BE CONSISTENT WITH PREVIOUS APPLICATIONS AND PAYMENTS. CERTAIN APPLICATIONS FOR PAYMENT, SUCH AS THE INITIAL APPLICATION, THE APPLICATION AT SUBSTANTIAL COMPLETION, AND THE FINAL PAYMENT APPLICATION INVOLVE ADDITIONAL REQUIREMENTS.

PRIOR TO SUBMITTAL OF INITIAL APPLICATION FOR PAYMENT, THE FOLLOWING ITEMS SHALL BE SUBMITTED: (1) LISTING OF SUBCONTRACTORS AND PRINCIPAL SUPPLIERS AND FABRICATORS, (2) THE PROGRESS SCHEDULE, (3) PRELIMINARY SCHEDULE OF VALUES, (4) PERFORMANCE AND/OR PAYMENT BONDS, IF REQUIRED, AND (5) COPIES OF ACQUIRED BUILDING PERMITS FOR PERFORMANCE OF THE WORK.

FORM AND QUANTITY APPLICATION: SUBMIT THREE (3) EXECUTED COPIES OF AIA DOCUMENT G702, APPLICATION AND CERTIFICATION FOR PAYMENT, SUPPORTED BY AIA DOCUMENT G703, CONTINUATION SHEET.

SUBMIT CONDITIONAL LIEN RELEASES WITH EACH APPLICATION FOR PAYMENT CONTINGENT UPON RECEIPT AND BANK CLEARANCE OF THE CURRENT INVOICED AMOUNT.

SUBMIT UNCONDITIONAL LIEN RELEASES COVERING THE PREVIOUSLY PAID AMOUNT RECEIVED BY THE GENERAL CONTRACTOR AND ALL SUB-CONTRACTORS OR MATERIAL SUPPLIERS, WITH SUBSEQUENT APPLICATIONS FOR PAYMENT.

PRELIMINARY SCHEDULE OF VALUES: BEFORE START OF CONSTRUCTION, SUBMIT A PRELIMINARY SCHEDULE OF VALUES. SUPPORT WITH BACK-UP DATA TO SUBSTANTIATE ITS ACCURACY UPON REQUEST.

FINAL SCHEDULE OF VALUES: AT THE COMPLETION OF THE WORK, AS AN A CONDITION OF FINAL COMPLETION, SUBMIT A REVISED SCHEDULE OF VALUES, REFLECTING THE FINAL COST OF THE WORK, INCLUDING ALL REVISIONS OR CHANGES MADE DURING CONSTRUCTION. ARRANGE SCHEDULE IN ORDER OF WORK ITEMS LISTED ABOVE, AND SUPPORT SCHEDULE WITH BACKUP DATA IF REQUESTED.

SECTION 03200

CONTRACTOR SHALL PROVIDE THE ARCHITECT WITH SHOP DRAWINGS, PRODUCT DATA AND SAMPLES FOR REVIEW. SHOP DRAWINGS WILL REQUIRE A MINIMUM OF 10 WORKING DAYS FOR REVIEW AND RETURN TO CONTRACTOR.

TEMPORARY FACILITIES/CONTROL SECTION 01500

CONNECT TO EXISTING SYSTEMS AT THE PROJECT SITE, AND COORDINATE WITH APPLICABLE UTILITY SERVICE COMPANIES, TO PROVIDE FOR WATER, ELECTRICAL POWER, LIGHTING AND PHONE SERVICE COSTS FOR SUCH SERVICES SHALL BE INCLUDED IN THE BASE BID AMOUNT, UNLESS OTHERWISE INDICATED.

TEMPORARY ELECTRICAL POWER: PROVIDE A GROUNDED POWER DISTRIBUTION
SYSTEM WITH OVERLOAD PROTECTION, SUFFICIENT TO ACCOMMODATE
CONSTRUCTION OPERATIONS REQUIRING POWER, USE OF POWER TOOLS,
ELECTRICAL HEATING, LIGHTING, AND START-UP TESTING OF PERMANENT
ELECTRIC - POWERED EQUIPMENT PRIOR TO ITS PERMANENT CONNECTION TO
ELECTRICAL SYSTEM. LOCATE MULTIPLE OUTLETS (MINIMUM OF 4-GANG)
SPACED SO THAT THE ENTIRE AREA OF CONSTRUCTION CAN BE REACHED BY
POWER TOOLS ON A SINGLE EXTENSION CORD OF 50' MAXIMUM LENGTH.

TEMPORARY LIGHTING: PROVIDE TEMPORARY LIGHTING FIXTURES AS REQUIRED.

SANITARY FACILITIES: PROVIDE ON-SITE TOILET FACILITY FOR THE USE OF ALL WORKERS ON THE JOB SITE, UNTIL NEW FACILITIES ARE IN SERVICE. PROVIDE SEPARATE FACILITIES FOR MALE AND FEMALE

PERSONNEL WHEN BOTH SEXES ARE WORKING AT PROJECT SITE.

TEMPORARY PHONE SERVICE: SHALL BE PROVIDED BY THE GENERAL CONTRACTOR. THE TEMPORARY TELEPHONE SHALL BE MADE AVAILABLE TO SUB-CONTRACTORS, AND THE ARCHITECT OR CONSTRUCTION MANAGER OR HIS REPRESENTATIVE FOR LOCAL TELEPHONE CALLS. LONG DISTANCE SHALL BE PAID FOR BY THE PARTY MAKING SUCH CALLS.

SCAFFOLDING: PROVIDE ALL SCAFFOLDING AND CONSTRUCTION AIDS REQUIRED, INCLUDING GUARD RAILS, LIGHTS AND PLATFORMS NECESSARY FOR THE COMPLETION OF THE WORKMEN AND THE PUBLIC.

PROGRESS CLEANING: AT ALL TIMES, KEEP THE PROJECT SITE FREE FROM ACCUMULATION OF WASTE MATERIALS OR RUBBISH CAUSED BY CONSTRUCTION DEBRIS, AND ARRANGE FOR TRANSPORTATION AND LEGAL DISPOSAL OF MATERIALS OFF SITE.

PRODUCTIONS & SUBSTITUTIONS SECTION 01600

PRODUCTS OPTIONS: PRODUCTS SPECIFIED BY REFERENCE STANDARDS OR BY DESCRIPTION ONLY. ANY PRODUCT MEETING THOSE STANDARDS OR DESCRIPTION PRODUCTS SPECIFIED BY NAMING ONE OR MORE MANUFACTURERS: PRODUCTS OF MANUFACTURER NAMED AND MEETING SPECIFICATIONS, NO OPTIONS OR SUBSTITUTIONS ALLOWED. PRODUCTS SPECIFIED BY NAMING ONE OR MORE MANUFACTURERS WITH A PROVISION FOR SUBSTITUTIONS.

CONTRACTORS'S SUBSTITUTION REPRESENTATION: BY SUBSTITUTION OF A MATERIAL, PRODUCT, EQUIPMENT ITEM OR SYSTEM, THE CONTRACTOR: (1) REPRESENTS THAT HE HAS PERSONALLY INVESTIGATED THE PROPOSED SUBSTITUTE PRODUCT AND DETERMINED THAT IT IS EQUAL OR SUPERIOR IN ALL RESPECTS TO THAT SPECIFIED, (2) WILL PROVIDE THE SAME WARRANTY FOR THE SUBSTITUTION THAT THE CONTRACTOR WOULD HAVE PROVIDED FOR THE SPECIFIED PRODUCT, (3) WAIVES ALL CLAIMS FOR ADDITIONAL COSTS RELATED TO THE SUBSTITUTION OF THE ACCEPTED SUBSTITUTE MAKING SUCH CHANGES AS MAY BE REQUIRED FOR THE WORK TO BE COMPLETE IN ALL RESPECTS."

APPLICATION/ACCEPTANCE: APPLICATION OF A MATERIAL OR EQUIPMENT ITEM TO WORK INSTALLED BY OTHERS CONSTITUTES ACCEPTANCE OF THAT WORK AND ASSUMPTION OF FULL RESPONSIBILITY FOR SATISFACTORY INSTALLATION.

PRODUCTS IN QUANTITIES SHALL BE ALIKE AND INTERCHANGEABLE. WHERE ADDITIONAL AMOUNTS OF A PRODUCT ARE LIKELY TO BE NEEDED BY THE OWNER AT A LATER DATE FOR MAINTENANCE AND REPAIR, PROVIDE STANDARD, DOMESTICALLY PRODUCED PRODUCTS WHICH ARE LIKELY TO BE AVAILABLE TO THE OWNER AT SUCH LATER DATE.

SUPPLY PRODUCTS COMPLETE WITH ALL STANDARD DEVICES, TRIM FINISH, AND ALL ACCESSORIES INDICATED IN THE LATEST EDITION OF THE MANUFACTURER'S CATALOG OR BROCHURE PUBLISHED AT THE DATE OF THE AWARD OF THE CONTRACT. FURNISH SUCH ITEMS COMPLETE WITH COMPONENT PARTS NECESSARY FOR THE OBVIOUS AND INTENDED USE AND INSTALLATION, WHETHER OR NOT DESCRIPTIONS OR CATALOG NUMBERS CONTAIN ALL SUPPLEMENTED INFORMATION AND/OR NUMBERS OF SUCH

EQUIPMENT NAMEPLATES: PROVIDE PERMANENT NAMEPLATES ON EACH ITEM OF SERVICE-CONNECTED OR POWER OPERATED EQUIPMENT. INDICATE MANUFACTURER, PRODUCT NAME, MODEL NUMBER, SERIAL NUMBER, CAPACITY, SPEED, RATING, AND SIMILAR ESSENTIAL OPERATING DATA. LOCATE NAMEPLATES ON AN EASILY ACCESSIBLE SURFACE. LOCATE REQUIRED LABELS AND STAMPS ON AN ACCESSIBLE SURFACE WHICH, IN OCCUPIED SPACES, IS NOT CONSPICUOUS.

MANUFACTURER'S INSTRUCTIONS: WHENEVER PRODUCTS ARE REQUIRED TO BE INSTALLED AND/OR PERFORM IN ACCORDANCE WITH A SPECIFIED MANUFACTURER'S INSTRUCTION OR PROCEDURE, PROCURE, DISTRIBUTE AND MAINTAIN AT THE SITE COPIES OF SUCH INFORMATION.

NO ALLOWANCE OR CONSIDERATION WILL BE MADE FOR CLAIMED IGNORANCE AS TO WHAT A CITED REFERENCE STANDARD CONTAINS, AS EACH TRADESMAN IS CONSIDERED TO BE EXPERIENCED AND FAMILIAR WITH THE PUBLISHED STANDARDS OF QUALITY AND WORKMANSHIP FOR HIS OWN TRADE.

INSTALLERS INSPECTIONS: BEFORE INSTALLATION, INSPECT SUBSTRATE MATERIAL AND THE CONDITIONS UNDER WHICH THE WORK WILL BE PERFORMED. DO NOT PROCEED UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED. APPLICATION OF A MATERIAL OR EQUIPMENT ITEM TO WORK INSTALLED BY OTHERS CONSTITUTES ACCEPTANCE OF THAT WORK AND ASSUMPTION OF RESPONSIBILITY FOR SATISFACTORY INSTALLATION. INSPECT EACH ITEM OF MATERIAL OR EQUIPMENT IMMEDIATELY PRIOR TO INSTALLATION - REJECT DAMAGED AN DEFECTIVE ITEMS.

PERFORM INSTALLATION WORK BY PERSONS QUALIFIED TO PRODUCE WORKMANSHIP OF SPECIFIED QUALITY, IN ACCORDANCE WITH MANUFACTURER'S PRINTED INSTRUCTIONS. INSTALL WORK DURING CONDITIONS OF TEMPERATURE, HUMIDITY, EXPOSURE, FORECASTED WEATHER, AND STATUS OF THE PROJECT COMPLETION WHICH WILL ENSURE THE BEST POSSIBLE RESULTS FOR EACH UNIT OF WORK.

ISOLATE EACH UNIT OF WORK FROM NON-COMPATIBLE WORK, AS REQUIRED TO PREVENT DETERIORATION. MAKE ALLOWANCES FOR EXPANSION, CONTRACTION, AND BUILDING MOVEMENTS. PROVIDE ATTACHMENT AND CONNECTION DEVICES AND METHODS FOR SECURING THE WORK PROPERLY AS IT IS INSTALLED, TRUE TO LINE AND LEVEL. PROVIDE UNIFORM JOINT WIDTHS IN EXPOSED WORK, ORGANIZED FOR BEST POSSIBLE VISUAL EFFECT.

COORDINATE CLOSING-IN OF WORK WITH REQUIRED INSPECTIONS AND TESTS, SO AS TO MINIMIZE THE NECESSITY OF UNCOVERING COMPLETED

PROTECTION: AFTER INSTALLATION, PROVIDE COVERINGS TO PROTECT INSTALLED PRODUCTS FROM DAMAGE FROM TRAFFIC AND CONSTRUCTION OPERATIONS, REMOVE WHEN NO LONGER REQUIRED.

REPAIR AND REPLACE DAMAGED ITEMS, AT NO ADDITIONAL COST TO THE OWNER. ADDITIONAL TIME REQUIRED TO SECURE REPLACEMENTS AND TO MAKE REPAIRS WILL NOT BE CONSIDERED TO JUSTIFY AN EXTENSION OF TIME TO COMPLETE THE WORK.

PROJECT CLOSEOUT SECTION 01700

FINAL CLEANING: PRIOR TO OWNER OCCUPANCY, CLEAN ALL SURFACES INCLUDING FIXTURES AND EQUIPMENT, INCLUDING OWNER SUPPLIED EQUIPMENT. REMOVE ALL TRACES OF SOIL, STAINS, DIRT, WASTE MATERIALS, SMUDGES, AND OTHER FOREIGN MATTER FROM ALL FINISHED SURFACES. CLEAN ALL EQUIPMENT AND FIXTURES TO A SANITARY CONDITION. CLEAN TRANSPARENT MATERIALS, INCLUDING MIRRORS AND GLASS IN DOORS WINDOWS, AND CASEWORK, TO A POLISHED CONDITION, FREE OF DUST, PUTTY, FILMS OR SIMILAR SUBSTANCES WHICH ARE NOTICEABLE AS VISION-OBSCURING.

SUBSTANTIAL COMPLETION: AFTER FINAL CLEANING OPERATIONS HAVE BEEN COMPLETED, AND WHEN THE PROJECT IS READY FOR OWNER OCCUPANCY, OBTAIN AN OCCUPANCY PERMIT ON BEHALF OF THE OWNER, AND APPROVAL BY ANY OTHER GOVERNMENTAL AUTHORITIES HAVING JURISDICTION OVER THE PROJECT. SUBMIT ORIGINALS OF SUCH APPROVALS TO THE OWNER FOR HIS RECORDS.

CERTIFICATE OF OCCUPANCY: CONTRACTOR SHALL OBTAIN CERTIFICATE OF OCCUPANCY, WHICH IS TO REMAIN IN THE POSSESSION OF THE LEARNING CENTER'S HEAD MASTER WITH A COPY TO THE OWNER'S PROJECT REPRESENTATIVE.

PUNCH LIST: THE GENERAL CONTRACTOR SHALL PREPARE A LIST OF WORK ITEMS YET TO BE COMPLETED OR CORRECTED COMPLETE WITH SCHEDULED DATES FOR COMPLETION. SUBMIT THIS LIST TO THE ARCHITECT AND OWNER FOR REVIEW AND COMMENTS. THE ARCHITECT WILL THEN PERFORM A FINAL INSPECTION, AND WILL PREPARE A PUNCH LIST OF ITEMS WHICH ARE INCOMPLETE, DAMAGED, OR OTHERWISE NOT IN CONFORMANCE WITH THE REQUIREMENTS OF THE CONSTRUCTION DOCUMENTS. THE FAILURE TO INCLUDE ANY ITEM ON SUCH LIST DOES NOT ALTER THE RESPONSIBILITY OF THE CONTRACTOR TO COMPLETE ALL THE WORK REQUIRED BY THE CONSTRUCTION DOCUMENTS.

INSTRUCTION TO PERSONNEL: FULLY INSTRUCT THE OWNER'S DESIGNATED PERSONNEL IN THE OPERATION, ADJUSTMENT, AND MAINTENANCE OF MECHANICAL, PLUMBING, AND ELECTRICAL SYSTEMS.

OPERATION AND MAINTENANCE DATA: ORGANIZE TWO (2) SETS OF OPERATING AND MAINTENANCE DATA. BIND DATA IN HEAVY DUTY 3-INCH, 3-RING VINYL-COVERED BINDERS, PROPERLY IDENTIFIED AND INDEXED. INCLUDE THE FOLLOWING TYPES OF INFORMATION IN OPERATING AND MAINTENANCE MANUALS: PAINT MATERIALS AND COLOR FORMULAS USED,

MATERIAL SUPPLIERS AND PRODUCT IDENTIFICATIONS FOR FUTURE REPLACEMENT OF INTERIOR FINISHES, OPERATING MANUALS AND EMERGENCY INSTRUCTIONS FOR HVAC EQUIPMENT FURNISHED (ID APPLICABLE), SPARE PARTS LISTINGS, COPIES OF WARRANTIES, WIRING DIAGRAMS, INSPECTION PROCEDURES, AIR TESTING AND BALANCING REPORTS, SUB-CONTRACTOR LISTING AND SIMILAR APPROPRIATE ITEMS.

COMPLETE ALL WORK ITEMS AS EXPEDITIOUSLY AS POSSIBLE, PROVIDING LABOR AT TIMES WHEN THE PROJECT IS NOT IN OPERATION, IF NECESSARY. COORDINATE WITH THE OWNER'S MANAGER AND PERFORM THE WORK SO THAT IT WILL NOT INTERFERE WITH THE OWNER'S OPERATIONS.

FINAL PAYMENT - CLOSEOUT SUBMITTALS: SUBMIT THE FOLLOWING ITEMS TO THE OWNER, UPON APPLICATION FOR FINAL PAYMENT: (1) FINAL OCCUPANCY PERMIT AND HEALTH DEPARTMENT APPROVAL, WHEN REQUIRED; (2) LIEN WAIVERS; (3) FINAL SCHEDULE OF VALUES; (4) EXTRA CONSTRUCTION DOCUMENT SETS, (5) MARKED-UP SET OF "RECORD DOCUMENTS"; (6) EXTRA STOCK OF FINISH MATERIAL ITEMS; AND (7) THE PUNCH-LIST OF INCOMPLETE WORK ITEMS, PREPARED AT SUBSTANTIAL COMPLETION, INDICATING ACTUAL COMPLETION DATES FOR EACH ITEM LISTED HEREIN.

TAL FRAMING SECTION 05400

MATERIALS ALL STUD FRAMING MEMBERS SHALL BE OF THE TYPE, SIZE AND GAGE AS SHOWN ON THE PLANS AND SPECIFIED HEREIN.

ALL STUDS SHALL BE 20 GAGE GALVANIZED (UNLESS OTHERWISE NOTED) AND SHALL BE FORMED FROM STEEL THAT CORRESPONDS TO ASTM A446.

ALL GALVANIZED STUDS AND ACCESSORIES SHALL BE FORMED FROM STEEL THAT CORRESPONDS TO THE REQUIREMENTS OF ASTM A446, GRADE A, WITH A MINIMUM YIELD OF 33, 000 PSI.

ABUTTING MEMBERS. MEMBERS SHALL BE HELD POSITIVELY IN PLACE UNTIL PROPERLY FASTENED.

INSTALLATION TRACKS SHALL BE SECURELY ANCHORED TO THE SUPPORTING STRUCTURES AS SHOWN, FLOOR TRACKS SHALL RECEIVE CONTINUOUS

ALL FRAMING COMPONENTS SHALL BE CUT SQUARELY FOR ATTACHMENT TO

PERPENDICULAR MEMBERS, OR AS REQUIRED FOR AN ANGULAR FIT AGAINST

AT TRACK BUTT JOINTS, ABUTTING PIECES OF TACK SHALL BE SECURELY ANCHORED TO A COMMON STRUCTURAL ELEMENT, OR THEY SHALL BE BUTT WELDED OR SPLICED TOGETHER.

SILICON SEALANT EACH SIDE OF THE TRACK BEFORE INSTALLATION OF

STUDS SHALL BE PLUMBED, ALIGNED AND SECURELY ATTACHED TO THE FLANGES OR WEBS OF BOTH UPPER AND LOWER TRACKS.

STUDS SHALL BE INSTALLED AT 16" ON CENTER UNLESS OTHERWISE NOTED ON THE PLANS.

WALL STUD BRIDGING SHALL BE ATTACHED IN A MANNER TO PREVENT STUD ROTATION. BRIDGING ROWS SHALL BE SPACED ACCORDING TO THE FOLLOWING SCHEDULE. WALLS UP TO 10'-0" HEIGHT: BRIDGING AT MIDHEIGHT WALLS EXCEEDING 10'-0" HEIGHT: BRIDGING ROWS SPACED NOT TO EXCEED 5'-0" O.C.

METAL FABRICATIONS SECTION 05500

DRAWINGS, AND AS SPECIFIC HEREIN.

WALL SHEATHING/FINISH MATERIAL.

MATERIALS: LIMIT MATERIALS THAT WILL BE EXPOSED TO VIEW TO THOSE WHICH ARE FREE FROM SURFACE BLEMISHED, PITTING, ROLLED TRADE NAMES, AND ROUGHNESS. PROVIDE STEEL PLATE, SHAPES AND BARS MEETING ASTM A36, STEEL PIPE MEETING ASTM A53-GRADE A SCHEDULE 40, AND STEEL TUBE MEETING ASTM A500. PROVIDE BENT OTHERWISE CUSTOM FABRICATED BOLTS, PLATES, ANCHORS, HANGERS, DOWELS AND OTHER MISCELLANEOUS STEEL AND IRON SHAPES AS REQUIRED FOR FRAMING, SUPPORTING OR ANCHORING.

FABRICATION AND INSTALLATION SHALL CONFORM TO THE LATEST AISC SPECIFICATIONS. FORM WORK TRUE TO LINE AND LEVEL WITH ACCURATE ANGELS AND SURFACES. EASE EXPOSED EDGES TO A RADIUS OF APPROX. 14" UNLESS OTHERWISE SHOWN. WELD CORNERS AND SEAMS CONTINUOUSLY, COPING CONNECTIONS, UNLESS OTHERWISE INDICATED. GRIND EXPOSED WELDS SMOOTH AND FLUSH TO MATCH AND BLEND WITH ADJOINING SURFACES. PRIME WITH RED OXIDE PRIMER AND TOUCH-UP AT SITE.

INSTALLATION: INSTALL ITEMS PLUMB AND LEVEL, ACCURATELY FITTED, FREE FROM DISTORTION OR DEFECTS. ALLOW FOR ERECTION LOADS, AND FOR SUFFICIENT TEMPORARY BRACING TO MAINTAIN TRUE ALIGNMENT UNTIL COMPLETION OF ERECTION AND INSTALLATION OF PERMANENT ATTACHMENTS. FIELD WELD COMPONENTS INDICATED ON DRAWINGS. PERFORM FIELD WELDING IN ACCORDANCE WITH AWS D1.1 OBTAIN ARCHITECT/ENGINEER APPROVAL PRIOR TO SITE CUTTING OR MAKING ADJUSTMENTS NOT SCHEDULED. AFTER ERECTION PRIME WELDS, ABRASIONS, AND SURFACES NOT SHOP PRIMED, EXCEPT SURFACES TO BE IN CONTACT WITH CONCRETE.

ROUGH CARPENTRY SECTION 06100

PROVIDE AND INSTALL BLOCKING, BACKING, PLYWOOD, SHEATHING, FURRING AND MISCELLANEOUS LIGHT FRAMING REQUIRED FOR COMPLETION OF THE WORK, WHICH IS GENERALLY NOT EXPOSED; WHERE NOTED ON THE

PLYWOOD BLOCKING IN PARTITIONS & MOUNTING PANELS FOR MOUNTING EQUIPMENT. PROVIDE PLYWOOD APA C-D PLUGGED INT WITH EXTERIOR

MISC. WOOD FRAMING & BLOCKING: CONSTRUCTION GRADE #2 OR BETTER DOUGLAS FIR OR EQUAL, S4S, FIRE-RETARDANT TREATED UNLESS OTHERWISE INDICATED.

MICRO-LAM LUMBER: BEAMS AND HEADERS AS SCHEDULED. SEE DRAWING FOR DESIGN STRESSES.

FIRE-RETARDANT TREATED WOOD PROVIDE FIRE-LABELED WOOD WITH MINIMUM FLAME SPREAD RATING OF 25 (UL FR-S), AT THE FOLLOWING LOCATIONS: (1) BLOCKING CONCEALED WITHIN METAL FRAMED DRYWALL PARTITIONS IN NON-COMBUSTIBLE CONSTRUCTION; (2) FRAMING & BLOCKING LOCATED ABOVE FINISHED CEILINGS; AND (3) BLOCKING WITHIN FIRE-RATED WALLS.

PRESERVATIVE TREATMENT: PROVIDE PRESERVATIVE TREATED WOOD WHERE INDICATED IN THE DRAWINGS AND AS FOLLOWS: WOOD CANTS, NAILERS, CURBS, BLOCKING, STRIPPING AND SIMILAR MEMBERS IN CONNECTION WITH ROOFING; AND WOOD WILLS SLEEPERS, BLOCKING, STRIPPING AND SIMILAR CONCEALED MEMBERS IN CONTACT WITH MASONRY OR CONCRETE. PRESERVATIVE TREATMENT SHALL BE WATER BORNE MATERIAL COMPLYING WITH AWPB LP-2, KILN-DRIED TO 19% MAXIMUM MOISTURE CONTENT FOR LUMBER AND 15% FOR PLYWOOD.

INSTALLATION: SET ROUGH CARPENTRY ACCURATELY TO REQUIRED LEVELS AND LINES, WITH MEMBERS PLUMB AND TRUE AND ACCURATELY CUT AND FITTED. SECURELY ATTACH WORK TO SUBSTRATE.

SHEATHING: PLACE ROOF AND WALL SHEATHING WITH END JOINTS, STAGGERED. SECURE SHEETS OVER FIRM BEARING. MAINTAIN MINIMUM 1/16 INCH AND MAXIMUM 1/8 INCH SPACING BETWEEN JOINTS OF SHEETS ON WALLS. PLACE PERPENDICULAR TO FRAMING MEMBERS.

FINISH CARPENTRY SECTION 06200

PROVIDE MISCELLANEOUS FINISH CARPENTRY ITEMS AS SHOWN ON THE DRAWINGS.

INSTALLATION: INSTALL WORK PLUMB, LEVEL, TRUE AND STRAIGHT WITH NO DISTORTIONS. SHIM AS REQUIRED USING CONCEALED SHIMS. SCRIBE AND CUT TO FIT ADJOINING WORK. INSTALL WITH MINIMUM NUMBER OF JOINTS POSSIBLE, USING FULL-LENGTH PIECES TO THE GREATEST EXTENT POSSIBLE. COPE AT RETURNS, MITER AT CORNERS, AND USE SCARF JOINTS FOR END-TO-END JOINTS TO PROVIDE TIGHT FITTING JOINTS WITH FULL SURFACE CONTACT THROUGHOUT LENGTH OF JOINT.

CONCEALED FASTENERS AND BLIND NAILING WHERE POSSIBLE. ANCHOR COUNTERTOPS SECURELY TO SUPPORT SYSTEMS AS INDICATED. AT DRYWALL PARTITIONS, WHERE BLOCKING DOES NOT EXIT, USE ADHESIVE AND PRE-

ANCHOR TO BLOCKING OR DIRECTLY TO SUBSTRATE WITH COUNTERSUNK

DRILLED COUNTERSUNK TRIM-HEAD SHEET-METAL SCREWS TO ATTACH FINISH CARPENTRY TO METAL STUDS. FILL RECESS TO MATCH SURFACE COLOR OF WOOD.

CUSTOM CASEWORK SECTION 06400

SHOP-FABRICATED MILLWORK / CASEWORK, FURNITURE ITEMS, AND MISCELLANEOUS ITEMS SHALL BE PROVIDED BY TENANT EXCEPT AS AS NOTED AND OR PROVIDED AD AN ALLOWANCE ITEM.

BUILDING INSULATION SECTION 07200

PROVIDE AND INSTALL BLANKET-TYPE BUILDING WALL INSULATION WITH VAPOR BARRIER, WHERE INDICATED ON THE DRAWINGS AND AS SPECIFIED

GLASS FIBER BLANKET BATT INSULATION: GLASS FIBERS FORMED WITH BINDERS INTO RESILIENT FLEXIBLE BLANKETS OR SEMI-RIGID BUTTS; ASTM C665 TYPES 1,11, OR 111, UNFACED OR FACED UNITS AS INDICATED, DENSITIES OF NOT LESS THAN 0.5 LB. PER CU. FT., K-VALUE OF 0.27; MANUFACTURER'S STANDARD LENGTHS AND WIDTHS AS REQUIRED TO COORDINATE WITH SPACES TO BE INSULATED.

POLYETHYLENE VAPOR BARRIER: 6-MIL POLYETHYLENE FILM

INSTALL INSULATION IN FULL THICKNESS AS SHOWN OVER ENTIRE AREA TO BE INSULATED. CUT AND FIT TIGHTLY AROUND OBSTRUCTIONS, AND FILL VOIDS WITH INSULATION. REMOVE PROJECTIONS WHICH INTERFERE WITH PLACEMENT. INSTALL IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

METAL DOORS & FRAMES SECTION 08100

PROVIDE EXTERIOR AND INTERIOR METAL DOORS AND FRAMES, WHERE NOTED ON THE DRAWINGS AND AS SPECIFIED HEREIN. COMPLY WITH APPLICABLE REQUIREMENTS OF THE STEEL DOOR INSTITUTE "RECOMMENDED SPECIFICATIONS: STANDARD STEEL DOORS AND FRAMES."

FRAMES: 16 GAGE HOT-DIPPED GALVANIZED COLD-ROLLED STEEL, FULLY WELDED. PROVIDE MINIMUM OF 4 GALV. WIRE TYPE, CORRUGATED SHEET METAL, OR EXPANSION TYPE ANCHORS PER JAMB.

EXTERIOR DOORS: 1-3/4" THICK INSULATING ASSEMBLY, WITH 18
GAGE COLD ROLLED, HOT-DIPPED GALVANIZED SHEET STEEL FACES, FLUSH
TYPE WITH TOP, BOTTOM AND ALL EDGES FULLY WELDED AND GROUND
SMOOTH. PROVIDE WEEP HOLES AT BOTTOM TO ALLOW ESCAPE OF ENTRAPPED
MOISTURE. DOOR PANEL SHALL PROVIDE THERMAL INSULATING RESISTANCE
FACTOR OF NOT LESS THAN R-11.

GENERAL FABRICATION: FABRICATE STEEL DOOR UNITS TO BE RIGID, NEAT IN APPEARANCE AND FREE FROM DEFECTS, WARP OR BUCKLING. WHERE POSSIBLE, FIT AND ASSEMBLE UNITS IN MANUFACTURER'S PLANT. SHOP PRIME ALL HOLLOW METAL DOORS AND FRAMES.

HARDWARE PREPARATION: ALL DOORS AND FRAMES SHALL BE MORTISE AND REINFORCED FOR HARDWARE IN THE FACTORY. PROVIDE THREE SILENCERS FOR SINGLE DOOR FRAMES.

INSTALL HOLLOW METAL DOORS AND FRAMES IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS. SET FRAMES ACCURATELY IN POSITION, PLUMBED AND ALIGNED. FIT DOORS ACCURATELY WITHIN FRAMES. SAND SMOOTH ALL RUST OR DAMAGED AREAS OF PRIME COAT AND APPLY TOUCH-UP COAT OF COMPATIBLE PRIME.

WOOD DOORS SECTION 08210

PROVIDE AND INSTALL WOOD DOORS WHERE NOTED ON THE DRAWINGS, AS SPECIFIED HEREIN AND IN COMPLIANCE WITH APPLICABLE REQUIREMENTS OF NWWDA INDUSTRY STANDARD I.S. 1-A AND AWI "ARCHITECTURAL WOODWORK QUALITY STANDARDS".

SOLID-CORE FLUSH WOOD DOORS: AWI SECTION 1300, CUSTOM GRADE, CONSTRUCTION MEETING AWI SPEC STANDARD #FPC-3: SOLID CORE WITH VENEER OF WHITE OAK SPECIES, RIFTCUT, FOR STAIN FINISH.

INSTALL DOORS TO COMPLY WITH NWMA I.S. I, SWI QUALITY STANDARDS AND MANUFACTURER'S INSTRUCTIONS. FIT DOORS TO FRAMES WITH UNIFORM CLEARANCES AND BEVELS. MACHINE DOORS FOR HARDWARE IN FIELD. SEAL CUT SURFACES OF DOOR EDGES AFTER FITTING AND MACHINING. REFINISH OR REPLACE DOORS DAMAGED DURING INSTALLATION.

GYPSUM DRYWALL SECTION 09250

PROVIDE AND INSTALL SCREW-TYPE METAL SUPPORT SYSTEM, GYPSUM WALLBOARD, AND DRYWALL FINISHING OF PARTITIONS, FURRING, CEILING AND SOFFIT DROPS WHERE SHOWN OR NOTED ON THE DRAWINGS AND AS SPECIFIED HEREIN.

METAL FURRING: ASTM A525, G90, 26 GAGE MINIMUM, 1 1/2" DEPTH UNLESS NOTED OTHERWISE, SCREW-TYPE ZEE-SHAPED FURRING MEMBERS DESIGNED FOR MECHANICAL ATTACHMENT OF INSULATION BOARDS TO MONOLITHIC CONCRETE AND MASONRY WALLS.

GYPSUM WALLBOARD: ASTM C36, TYPE X TAPERED EDGE, 5/8" THICKNESS

UNLESS OTHERWISE INDICATED, IN MAXIMUM LENGHTS AVAILABLE TO

MINIMIZE JOINTS. GYPSUM BACKING BOARD MAY BE UTILIZED FOR MULTI-LAYER APPLICATIONS.

WATER-RESISTANT GYPSUM WALLBOARD: 5/8" THICK SQUARE CUT ENDS,

TRIM ACCESSORIES: ASTM C475, PAPER REINFORCING JOINT TAPE, WITH READY MIXED VINYL-TYPE JOINT COMPOUND, MULTI-PURPOSE GRADE.

COMPLY WITH "GYPSUM CONSTRUCTION HANDBOOK" BY UNITED STATES GYPSUM CO. GYPSUM ASSOCIATION GA-216 "RECOMMENDED SPECIFICATIONS FOR APPLICATION AND FINISHING OF GYPSUM BOARD" AND ASTM C754 "INSTALLATION OF FRAMING MEMBERS TO RECEIVE SCREW ATTACHED GYPSUM WALLBOARD, BACKING BOARD, OR WATER RESISTANT BACKING BOARD" FOR ALL INSTALLATION WORK.

INSTALL GYPSUM BOARD VERTICALLY TO AVOID END-BUT JOINTS WHERE POSSIBLE., IF NECESSARY, LOCATE END BUTT JOINTS AS FAR FROM CENTER OF WALLS AND CEILINGS AS POSSIBLE, AND STAGGER NOT LESS THAN 1'-0". DO NOT INSTALL IMPERFECT, DAMAGED OR DAMP BOARDS. DO NOT FORCE IN PLACE. LOCATE JOINTS OVER SUPPORTS, WITH LIKE-EDGES (TAPERED OR CUT) ABUTTING. FORM CONTROL JOINTS WITH SPACE BETWEEN EDGES OF BOARDS, PREPARED TO RECEIVE TRIM ACCESSORIES.

BASE OF WATER RESISTANT GYPSUM BOARD: PROVIDE 1/2" GAP BETWEEN BOTTOM OF WATER RESISTANT GYPSUM BOARD AND FLOOR SURFACE FOR INSTALLATION OF CONTINUOUS SILICONE SEALANT.

INSTALL CORNER BEADS AT ALL EXTERNAL CORNERS OF DRYWALL WORK.
INSTALL EDGE TRIM AT ALL EDGES WHERE GYPSUM BOARD IS EXPOSED OR
SEMI-EXPOSED. INSTALL CONTROL JOINTS ABOVE ALL DOOR JAMBS, AND AS
INDICATED ON THE DRAWINGS.

APPLY JOINT TREATMENT AT ALL JOINTS (BOTH DIRECTIONS), METAL TRIM FLANGES, PENETRATIONS, FASTENERS HEADS, SURFACE DEFECTS AND ELSEWHRE AS REQUIRED TO PREPARE WORK FOR FINAL FINISH. APPLY JOINT COMPOUND IN THREE (3) COATS AND SAND SMOOTH BETWEEN LAST TWO (2) COATS AND AFTER LAST COAT.

INSTALL ACOUSTICAL INSULATION IN PARTITIONS INDICATED ON DRAWINGS TO ACHIEVE STC RATINGS NOTED. INTALL ACOUSTICAL INSULATION IN PARTITIONS TIGHT WITHIN SPACES, AROUND CUT OPENINGS, BEHIND AROUND AND TIGHT TO PENETRATION ITEMS INSTALL ACOUSTICAL SEALANT IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

CERAMIC TILE (NOT A PART OF) SECTIN 09300

PROVIDE CERAMIC TILE FLOORING WITH MATCHING COVE BASE AND BULLNOSE EDGE TRIM, WHERE INDICATED ON THE DRAWINGS AND AS REQUIRED HEREIN.

TILE SHALL BE THIN-SET IN ADHESIVE. USE SANDED CEMENT GROUT WITH ACRYLIC ADDITIVE, IN ACCORDANCE WITH TCA HANDBOOK METHOD NO F113.

MATERIALS: SEE FINISH LEGEND FOR FLOOR BASE & WALL MATERIALS.

COMPLY WITH MANUFACTURE'S INSTRUCTIONS FOR MIXING AND INSTALLATION OF MATERIALS.

EXTEND TILE WORK INTO RECESSES AND UNDER OR BEHIND EQUIPMENT AND FIXTURES, TO FORM A COMPLETE COVERING WITHOUT INTERRUPTIONS, EXCEPT AS OTHERWISE SHOWN. TERMINATE WORK NEATLY AT OBSTRUCTIONS, EDGES AND CORNERS WITHOUT DISRUPTING PATTERN OR JOINT ALIGNMENTS.

ACCURATELY FORM INTERSECTIONS AND RETURNS. PERFORM CUTTING AND DRILLING OF TILE WITHOUT MARRING VISIBLE SURFACES. CAREFULLY GRIND CUT EDGES OF TILE ABUTTING TRIM, FINISH OR BUILT-IN ITEMS FOR STRAIGHT ALIGNED JOINTS. FIT TILE CLOSELY TO ELECTRICAL OUTLETS, PIPING, FIXTURES AND OTHER PENETRATIONS SO THAT PLATES, COLORS, OR COVERS OVERLAP TILE.

JOINTING PATTERN: UNLESS OTHERWISE SHOWN, LAY TILE IN GRID PATTERN. ALIGN JOINTS WHEN ADJOINING TILES ON FLOOR, BASE, WALLS AND TRIM ARE SAME SIZE. LAYOUT TILE WORK AND CENTER TILE FIELDS IN BOTH DIRECTIONS IN EACH SPACE OR ON EACH WALL AREA. ADJUST TO MINIMIZE TILE CUTTING. PROVIDE UNIFORM JOINT WIDTHS, UNLESS OTHERWISE SHOWN.

PROVIDE EXPANSION JOINTS IN TILE AT ALL EXPANSION, CONSTRUCTION AND CONTROL JOINTS IN THE BUIDLING STRUCTURE IN ACCORDANCE WITH TCA HANDBOOK METHOD EJ171. KEEP EXPANSION JOINTS FREE FROM ADHESIVE OR GROUT. INSTALL BACKER ROD AND SEALANT AS DETAILED ON DRAWINGS.

CLEANING: UPON COMPLETION OF PLACEMENT AND GROUTING, CLEAN ALL CERAMIC TILE SURFACES SO THEY ARE FREE OF FOREIGN MATTER. UNGLAZED TILE MAY BE CLEANED WITH ACID SOLUTIONS ONLY WHEN PERMITTED BY TILE AND GROUT MANUFACTURER'S, PRINTED INSTRUCTIONS, BUT NOT SOONER THEN 14 DAYS AFTER INSTALLATION. PROTECT METAL SURFACES, CAST IRON AND VITREOUS PLUMBING FIXTURES FROM EFFECTS OF ACID CLEANING. FLUSH SURFACE WITH CLEAN WATER BEFORE AND AFTER CLEANING.

FINISHED TILE WORK: LEAVE FINISHED INSTALLATION CLEAN AND FREE OF CRACKED, CHIPPED, BROKEN UNBONDED, OR OTHERWISE DEFECTIVE TILE WORK.

PROTECTION: WHEN RECOMMENDED BY TILE MANUFACTURER, APPLY A COATS ALKYD ENAMEL, GLOSS. PROTECTIVE COAT OF NEUTRAL PROTECTIVE CLEANER TO COMPLETED TILE WALLS AND FLOORS. PROTECT INSTALLED TILE WORK WITH KRAFT PAPER OF OTHER HEAVY COVERING DURING CONSTRUCTION PERIOD TO PREVENT DAMAGE AND WEAR.

COATS ALKYD ENAMEL, GLOSS. STEEL - GALVANIZED: ONE COAT OF PRIMER SEALER LATEX. ONE COAT OF PRIMER SEALER LATEX.

PROHIBIT FOOT AND WHEEL TRAFFIC FROM USING TILED FLOORS FOR AT LEAST THREE (3) DAYS AFTER GROUTING IS COMPLETED.

BEFORE FINAL INSPECTION REMOVE PROTECTIVE COVERINGS AND RINSE NEUTRAL CLEANER FROM TILE SURFACES.

ACOUSTICAL CEILINGS SECTION 09510

PROVIDE ACOUSTICAL PANEL CEILINGS WITH EXPOSED SUSPENSION GRID, AS SHOWN AND SCHEDULED ON THE DRAWINGS, AND AS SPECIFIED HEREIN.

MATERIALS: SUSPENSION SYSTEM AND ACOUSTIC PANELS AS LISTED IN FINISH LEGEND.

MAINTENANCE STOCK: AT TIME OF COMPLETION, DELIVER TWO PACKAGES OF ACOUSTICAL PANELS TO THE OWNER OF EACH TYPE OF MATERIAL USED, FOR FUTURE REPLACEMENT USE.

SUSPENSION MATERIALS: COMPLY WITH ASTM C 635 FOR INTERMEDIATE-DUTY CLASS SYSTEM. SIZE ATTACHMENT DEVICES FOR FIVE (5) TIMES DESIGN LOAD. HANGER WIRE SHALL BE GALVANIZED CARBON STEEL, ASTM A 641, SOFT TEMPER, PRE-STRETCHED, 12 GAGE MINIMUM.

COMPLY WITH MANUFACTURER'S PRINTED INSTRUCTIONS, AND WITH GOVERNING REGULATIONS, FIRE-RESISTANCE RATING REQUIREMENTS AND WITH INDUSTRY STANDARDS APPLICABLE TO THE WORK.

INSTALL SUSPENSION SYSTEM TO COMPLY WITH ASTM C 636, WITH HANGERS SUPPORTED ONLY FROM BUILDNIG STRUCTURAL MEMBERS. LOCATE HANGERS NOT LESS THAN 6" FROM EACH END AND SPACE 4'-0" ALONG EACH CARRYING CHANNEL OR DIRECT-HUNG RUNNER. SECURE WIRE HANGERS BY LOOPING AND WIRE TYPING, EITHER DIRECTLY TO STRUCTURES OR TO INSERTS, EYE-SCREWS, OR OTHER DEVICES WHICH ARE SECURE AND APPROPRIATE FOR SUBSTRATE.

INSTALL EDGE MOLDINGS AT PERIMETER OF ACOUSTICAL CEILING AREA AND AT LOCATIONS WHERE NECESSARY TO CONCEAL EDGES OF ACOUSTICAL

INSTALL ACOUSTICAL PANELS IN COORDINATION WITH SUSPENSION SYSTEM, WITH EDGES CONCEALED BY SUPPORT OF SUSPENSION MEMBERS. SCRIBE AND CUT PANELS TO FIT ACCURATELY AT BORDERS AND AT PENETRATIONS. INSTALL HOLD-DOWN CLIPS ON PANELS WITHIN 10 FEET OF EXTERIOR

AINTING SECTION 0990

WORK INCLUDES SURFACE PREPARATION AND PAINTING OF INTERIOR AND EXTERIOR SURFACES FOR THE TOTAL PROJECT. WHERE ITEMS OR SURFACES ARE NOT SPECIFICALLY MENTIONED, POINT THE SAME AS SIMILAR ADJACENT MATERIALS OR AREAS. EXPOSED PORTIONS OF FLUSH MOUNTED GRILLES, DIFFUSERS, AND RECESSED LIGHT FIXTURE TRIMS SHALL BE PAINTED TO MATCH THE COLOR OF THE CEILING, IF THE CEILING IS PAINTED OTHER THAN WHITE.

PAINTING NOT REQUIRED: UNLESS OTHERWISE INDICATED, PAINTING IS NOT REQUIRED ON CASEWORK, PLASTIC LAMINATE, MECHANICAL EQUIPMENT, PLUMBING FIXTURES, ELECTRICAL EQUIPMENT (EXCLUDING EXPOSED DISTRIBUTION CABINET(S) ELECTRICAL DEVICES. OR FOOD SERVICE EQUIPMENT. PAINTING IS NOT REQUIRED ON SURFACES SUCH AS WALLS OR CEILINGS IN CONCEALED OR INACCESSIBLE AREAS. METAL SURFACES OF ANODIZED ALUMINUM, STAINLESS STEEL, CHROMIUM PLATE AND SIMILAR FINISHED MATERIALS DO NOT REQUIRE FINISH PAINTING. DO NOT PAINT OVER CODE-REQUIRED LABELS OR EQUIPMENT IDENTIFICATION LABELS.

JOB CONDITIONS: APPLY PAINTS ONLY WHEN TEMPERATURE OF SURFACES TO BE PAINTED AND SURROUNDING AIR TEMPERATURES ARE WITHIN RECOMMENDED RANGE PERMITTED BY THE PAINT MANUFACTURER'S PRINTED INSTRUCTIONS.

MATERIALS: PAINT AND STAIN MATERIALS AS LISTED IN THE FINISH

SURFACE PREPARATION: CLEAN SURFACES OF DIRT, RUST, SCALE,

GREASE, MOISTURE, OR OTHER CONDITIONS OTHERWISE DETRIMENTAL TO FORMATION OF A DURABLE PAINT FILM. PERFORM PREPARATION AND CLEANING PROCEDURES IN ACCORDANCE WITH PAINT MANUFACTURER'S PRINTED INSTRUCTIONS FOR EACH PARTICULAR SUBSTRATE CONDITION.

REMOVE HARDWARE, ACCESSORIES, PLATES, LIGHTING FIXTURES, AND

SURFACES. FOLLOWING COMPLETION OF PAINTING OF EACH SPACE OR AREA, REINSTALL REMOVED ITEMS.

COMPLY WITH MANUFACTURER'S PRINTED DIRECTIONS IN APPLYING PAINT MATERIALS. USE APPLICATORS AND TECHNIQUES BEST SUITED FOR

SIMILAR ITEMS IN PLACE AND NOT TO BE FINISH-PAINTED, OR PROVIDE

PROTECTION PRIOR TO SURFACE PREPARATION AND PAINTING OPERATIONS

REMOVE, IF NECESSARY, FOR COMPLETE PAINTING OF ITEMS AND ADJACENT

SUBSTRATE AND TYPE OF MATERIAL BEING APPLIED.

SCHEDULING: APPLY FIRST-COAT MATERIAL TO SURFACES THAT HAVE BEEN CLEANED, PRE-TREATED OR OTHERWISE PREPARED FOR PAINTING AS SOON AS PRACTICAL AFTER PREPARATION AND BEFORE SUBSEQUENT SURFACE DETERIORATION. ALLOW SUFFICIENT TIME BETWEEN SUCCESSIVE COATINGS TO PERMIT PROPER DRYING. DO NOT RE-COAT UNTIL PAINT HAS DRIED TO WHERE IT FEELS FIRM, DOES NOT DEFORM OR FEEL STICKY UNDER MODERATE THUMB PRESSURE, AND APPLICATION OF ANOTHER COAT OF PAINT DOES NOT

CAUSE LIFTING OR LOSS OF ADHESION OF THE UNDERCOAT.

FORMULATE COLOR OF PRIME COAT TO MATCH COLOR OF FINISH COATS.

APPLY PAINT TO PROVIDE AN OPAQUE SMOOTH, SURFACE OF UNIFORM FINISH COLOR, APPEARANCE AND COVERAGE. CLOUDINESS, SPOTTING, HOLIDAYS, LAP MARKS, BRUSH MARKS, RUNS, SAGS, RAPIDNESS OR OTHER SURFACE IMPERFECTIONS WILL NOT BE ACCEPTABLE.

APPLY ADDITIONAL PAINT COATS WHEN UNDERCOATS, STAINS OR OTHER CONDITIONS SHOW THROUGH FINAL COAT OF PAINT, UNTIL PAINT FILM IS OF UNIFORM FINISH, COLOR AND APPEARANCE. GIVE SPECIAL ATTENTION TO INSURE THAT SURFACES, INCLUDING EDGES, CORNERS, CREVICES, AND EXPOSED FASTENERS RECEIVE A DRY FILM THICKNESS EQUIVALENT TO THAT OF FLAT SURFACES. REMOVE, REFINISH OR REPAINT WORK NOT IN COMPLIANCE WITH SPECIFIED REQUIREMENTS.

CLEAN UP: DURING THE PROGRESS OF THE WORK, REMOVE FROM SITE DISCARDED PAINT MATERIALS, RUBBISH, CANS AND RAGS AT END OF EACH WORK DAY. UPON COMPLETION OF PAINTING WORK, CLEAN WINDOW GLASS AND OTHER DAMAGED PAINT-SPATTERED SURFACES. REMOVE SPATTERED PAINT AND CLEAN DAMAGED FINISH SURFACES. TOUCH-UP AND RESTORE ALL DAMAGED METAL FABRICATION (SECTION 05500): EXPOSED SURFACES OF BALLARDS, TRASH ENCLOSURE FRAME AND EXPOSED SURFACES OF LINTELS.

PRE-FORMED METAL ROOFING (SECTION 07631): EXPOSED SURFACES OF METAL ROOFING PANELS.

MANUFACTURED ROOF SPECIALTIES (SECTION 07710): EXPOSED SURFACES OF METAL COPINGS AND TRIM.

STEEL DOORS & FRAMES (SECTION 08111): INTERIOR AND EXTERIOR FACES OF STEEL DOORS AND FRAMES.

OF STEEL DOORS AND FRAMES.

ROOF VENTILATORS: EXPOSED SURFACES OF ROOF VENTILATORS TO MATCH

SCHEDULE - EXTERIOR SURFACES

DRAWINGS.

LATEX- ENAMEL, SATIN.

LATEX, SURFACE AS SCHEDULED.

PAVEMENT MARKINGS: ONE COAT ALKYD TRAFFIC PAINT, WHITE.

WOOD - PAINTED: ONE COAT ALKYD PRIMER SEALER. TWO COATS ALKYD ENAMEL, SURFACE AS SCHEDULED.

CONCRETE, CONCRETE BLOCK: ONE COAT BLOCK PRIMER. ONE COAT PRIMER

SEALER LATEX. ONE COAT LATEX, FLAT INTERIOR SURFACES OF DUMPSTER

ENCLOSURE.

STEEL - UNPRIMED: ONE COAT ZINC CHROMATE PRIMER. TWO COATS ALKYD ENAMEL. GLOSS.

STEEL - SHOP PRIMED: TOUCH-UP WITH ZINC CHROMATE PRIMER. TWO

STEEL - GALVANIZED: ONE COAT ZINC CHROMATE PRIMER. ONE COAT PRIMER SEALER LATEX. ONE COAT LATEX, FLAT.

WOOD - TRANSPARENT: AWI SYSTEM #3 AS SPECIFIED IN CARPENTRY SECTIONS. WASHCOAT. ONE COAT STAIN. FILLER COAT (FOR OPEN GRAINED WOOD ONLY). ONE COAT SEALER. TOP COAT, REFER TO MILLWORK

WOOD - PAINTED: ONE COAT ALKYD PRIMER SEALER. TWO COATS ALKYD ENAMEL, SURFACE AS SCHEDULED.

STEEL - UNPRIMED: ONE COAT ZINC CHROMATE PRIMER. TWO COATS LATEXENAMEL STAIN.

STEEL - PRIMED: ONE COAT ZINC CHROMATE PRIMER. ONE COAT LATEXENAMEL, SATIN.

ENAMEL, GLASS.

STEEL - GALVANIZED: ONE COAT ZINC CHROMATE PRIMER. ONE COAT

STEEL - PRIMED: ONE COAT ZINC CHROMATE PRIMER. ONE COAT ALKYD

PLASTER GYPSUM BOARD: ONE COAT LATEX PRIMER SEALER. TWO COATS

PROVIDE THE FOLLOWING SPECIALTIES AS INDICATED ON THE DRAWINGS

MISCELLANEOUS SPECIALTIES SECTION 10000

AND AS SPECIFIED HEREIN.

TOILET ACCESSORIES: AS SCHEDULED ON THE DRAWINGS.

HEIGHT. ANCHOR TO SUPPORTING SUBSTRATE WHERE INDICATED AND WHERE REQUIRED FOR SUSTAINED OPERATION AND USE WITHOUT SHIFTING OR DISLOCATION. CONCEAL ANCHORAGES WHERE POSSIBLE. TEST EACH ITEM TO DETERMINE THAT IT IS OPERATING PROPERLY. REPAIR OR REPLACE ITEMS FOUND TO BE DEFECTIVE. REMOVE PROTECTIVE COVERINGS, IF ANY, AND CLEAN ITEMS TO BE READY FOR USE.

INSTALLATION: SET EACH ITEM OF NON-MOBILE AND NON-PORTABLE ITEM

SECURELY IN PLACE, LEVELED AND ADJUSTED TO THE CORRECT WORKING.

wha

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