
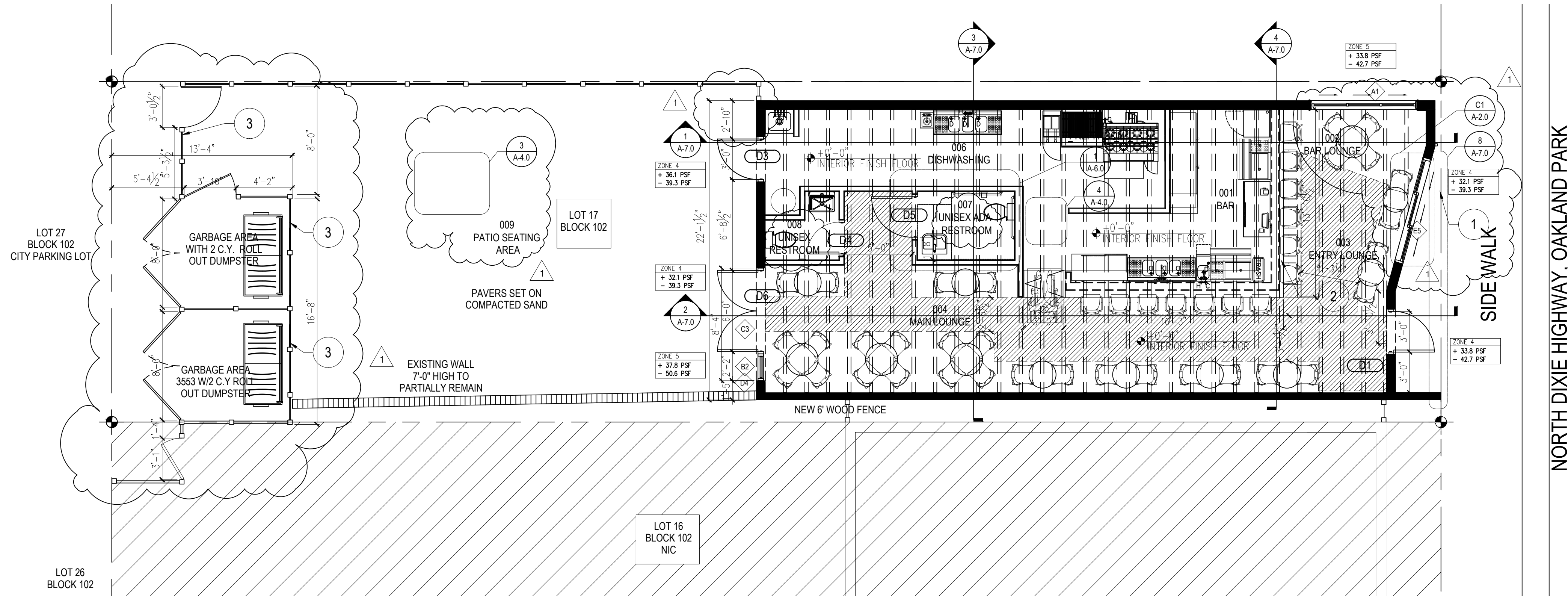


Revisions	
▲	05-23-2019
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<div> <div> 3555, LLC INTERIOR BUILD-OUT 3555 N DIXIE HIGHWAY OAKLAND PARK, FLORIDA 33334 PH: </div> </div>	
<div> <div> J.C.D. ARCHITECT INC JUAN C. DAVID R.A. LEED ACCREDITED PROFESSIONAL Design by: J.C. GUERRERO </div> <div> Architecture Interiors Planning Construction </div> <div> 1308 Coralway, Suite 407 Miami, Florida 33146 Phone: (954) 779-3000 Fax: (954) 779-3005 </div> <div> ARCHITECTS INC. ▲ </div> </div>	
<div> <div>  </div> <div> Drawn by: JCG Job No.: 2019-001 Date: 2019-03-12 Scale: REFER TO PLAN </div> </div>	
Seal AR-00015344 Sheet No. A-0.0	



EXISTING 1,071.82 SF OPEN SPACE WITH EXPOSED ROOF WOOD JOISTS AT 12' HEIGHT CHANGE OF USE FROM RETAIL TO BAR

WALL LEGEND	
	EXISTING WALL TO REMAIN
	EXISTING BACK PATIO WALL TO REMAIN

- GENERAL NOTES:
- GENERAL CONTRACTOR TO VERIFY ALL AS-BUILT CONDITIONS AND UTILITIES IN THE FIELD PRIOR TO COMMENCING ANY WORK

- PLAN NOTES:
- NEW 36" HEIGHT ALUMINUM FENCE.
 - NEW CUSTOM MILLWORK BAR.
 - 6'-0" WOOD FENCE TO MATCH EXISTING.

SEATING CAPACITY	
001 BAR	13
002 BAR LOUNGE	16
003 MAIN LOUNGE	16
004 KITCHEN/PREP ROOM	0
005 ADA RESTROOM	0
006 RESTROOM	0
TOTAL PROPOSED SEATING 45 PERSONS	

ADA CALCULATIONS	
TOTAL SEATING= 41 PERSONS	
PER FBCA 221.2.1.1 (51-300 / 5 SEATS REQ'D) 1 PER 100 THEREAFTER	
TOTAL ADA SEATING PROVIDED: 1	

- GENERAL NOTES:
- DIMENSIONS SHOWN ARE NOMINAL. ACTUAL DIMENSIONS MAY VARY
 - ANY CUTTING OF EXISTING DEMISING PARTITIONS SHALL BE PATCHED TO RESTORE FIRE RATING.
 - ALL CONCRETE PATCHING MUST BE LEVEL WITH THE EXISTING CONCRETE FLOOR. CONCRETE SLAB BY CONTRACTOR
 - ALL CHANGES AND MODIFICATIONS TO THE TENANT'S LANDLORD APPROVED DRAWINGS SHALL BE RESUBMITTED TO LANDLORD FOR RE-APPROVAL. ANY CONSTRUCTION COMPLETED WITHOUT LANDLORD APPROVAL SHALL BE CORRECTED AS APPROVED BY LANDLORD AT TENANT'S EXPENSE.
 - SEE SHEET A-12.0 FOR DOOR DETAILS
 - PER FBC PLUMBING 410.1, WHERE WATER IS SERVED IN RESTAURANTS, DRINKING FOUNTAINS SHALL NOT BE REQUIRED.

FLOOR ELEVATION NOTE:
INTERIOR FLOOR ELEVATION 0'-0" CORRESPONDS TO FINISH FLOOR ELEVATION 6'-58" OF SURVEY CERTIFICATE

1 PROPOSED FLOOR PLAN

SCALE: 3/16"=1'-0"



DOOR SCHEDULE

MARK	TYPE	SIZE	DESCRIPTION	FIRE RATING	HARDWARE GROUP	NOTES
D1	D-2	3'-0" x 8'-10"	NEW IMPACT RESIST. GLASS/PANIC HARDWARE		PULL HANDLE/K	ADA DOOR CLOSER
D2	D-1	(3)2'-8" x 8'-10"	NEW IMPACT RESISTANT SLIDING DOOR/PAINT GRADE		PULL HANDLE/PR/K	SEE SHOP DRAWINGS
D3	D-3	3'-0" x 6'-8"	NEW 16 GA. METAL DOOR/PAINT GRADE/PANIC HWWR		PULL HANDLE/PR/K	SEE SHOP DRAWINGS
D4	D-4	3'-0" x 6'-8"	NEW SOLID CORE WOOD DOOR / PAINT GRADE		L/K	ADA DOOR CLOSER
D5	D-4	2'-8" x 6'-8"	NEW SOLID CORE WOOD DOOR / PAINT GRADE		L/K	ADA DOOR CLOSER
D6	D-5	(2)3'-0" x 6'-8"	NEW IMPACT RESIST. GLASS/PANIC HARDWARE		PULL HANDLE/K	ADA DOOR CLOSER

DOOR FINISH: M-METAL W-WOOD TG-TEMPERED GLASS
LATCH: PP-PUSH/PULL L-LEVER PH-PANIC HARDWARE WITH PULL ON REVERSE D-DUMMY PU-PUSH PANEL
LOCK: PR-PRIVACY K-KEYED DB-DEADBOLT
HARDWARE FINISH: SS-STAINLESS STEEL KN-KNURLED FINISH

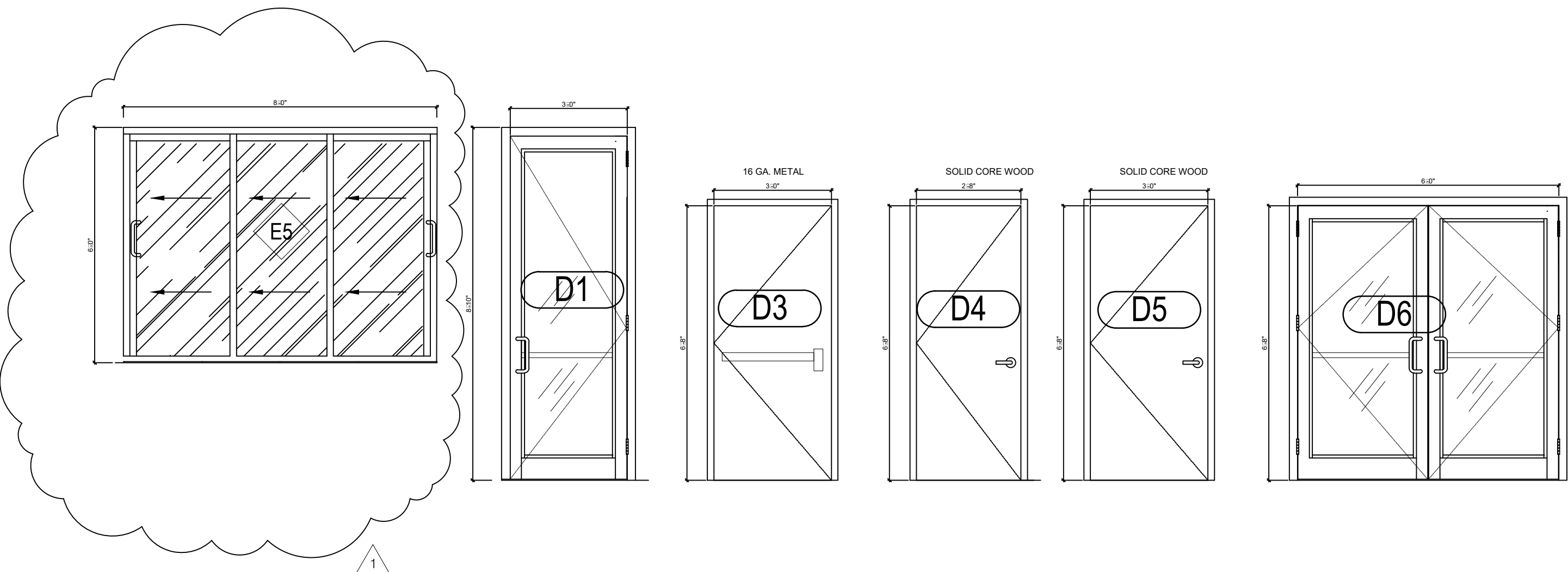
- NOTES:
- VERIFY THAT ALL EXISTING EGRESS DOORS ARE OPERABLE AND KEYLESS FROM THE SIDE FROM WHICH EGRESS AT ALL TIMES THE BUILDING IS OCCUPIED.
 - VERIFY ALL EXISTING DOOR HARDWARE IN FIELD.
 - DOOR HANDLES, PULLS, LATCHES, LOCKS AND OTHER OPERATING DEVICES SHALL BE AT A MAX. HEIGHT OF 48" A.F.F. THE OPERATING DEVICES SHALL BE CAPABLE OF OPERATION WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, TIGHT PINCHING OR TWISTING OF THE WRIST TO OPERATE.
 - CONTRACTOR TO VERIFY DIMENSIONS IN THE FIELD, ALL EXISTING DOORWAY WIDTHS REQUIRING DOORS.

WINDOW SCHEDULE

MARK	TYPE	SIZE	DESCRIPTION	NOTES
A1	SLIDING	(3)2'-8" x 6'-4"	IMPACT RESIST. GLASS	SEE SHOP DRAWINGS
B2	FIXED	2'-2" x 6'-8"	SIDELITE IMPACT RESISTANT/PAINT GRADE	SEE SHOP DRAWINGS
C3	FIXED	(2)2'-2" x 3'-0"	TRANSOM IMPACT RESISTANT	SEE SHOP DRAWINGS
D4	FIXED	2'-2" x 2'-2"	TRANSOM IMPACT RESISTANT	SEE SHOP DRAWINGS

WINDOW OPENING NOTE:
FOR ALL WINDOW GROUP, G.C SHALL BERYIFY WITH MANUFACTURER EXACT MASONRY OPENING REQUIRED PRIOR TO BUILDING WALLS.

WINDOW GLASS SHOULD BE TINTED WITH A 0.30 SHGC VALUE AND 1.07 U-FACTOR

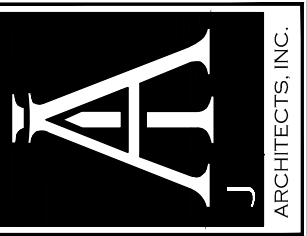


Revisions

1	05-23-2019
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3555,LLC
INTERIOR BUILD-OUT
3555 N DIXIE HIGHWAY
OAKLAND PARK, FLORIDA 33334
PH:

J.C.D. ARCHITECT INC
JUAN C. DAVID R.A.
LEED ACCREDITED PROFESSIONAL
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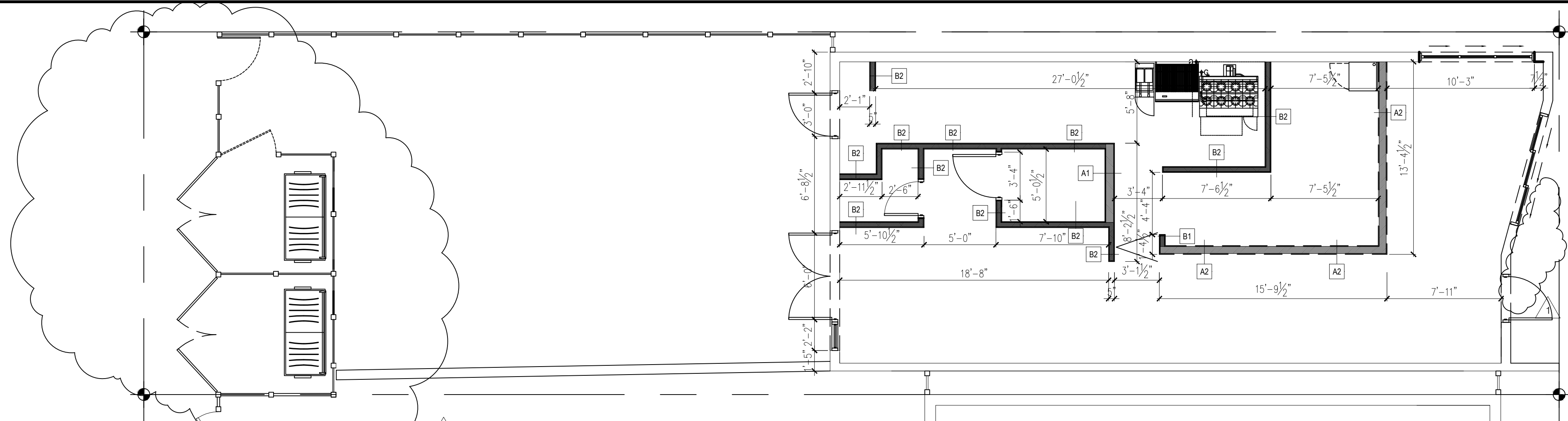


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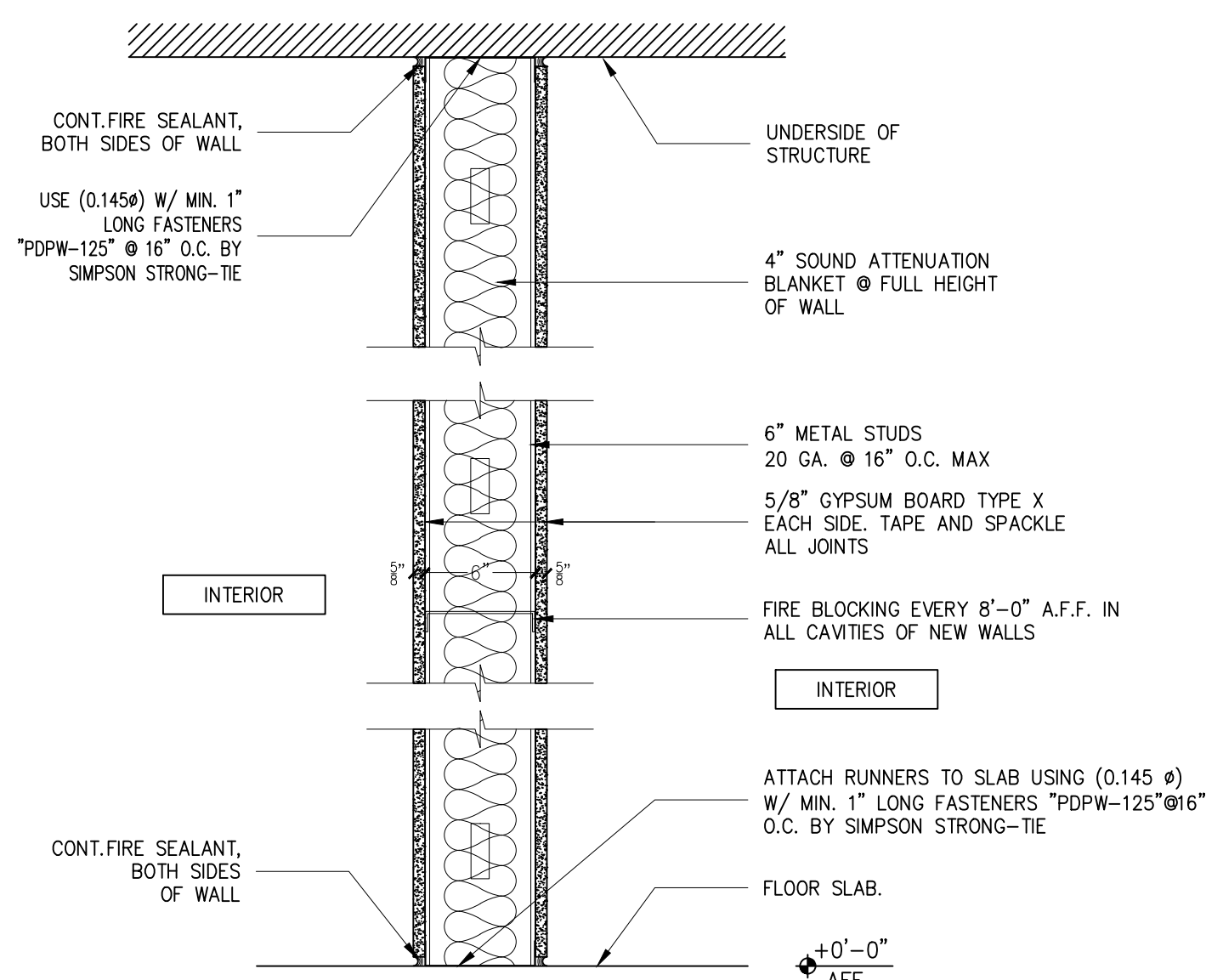
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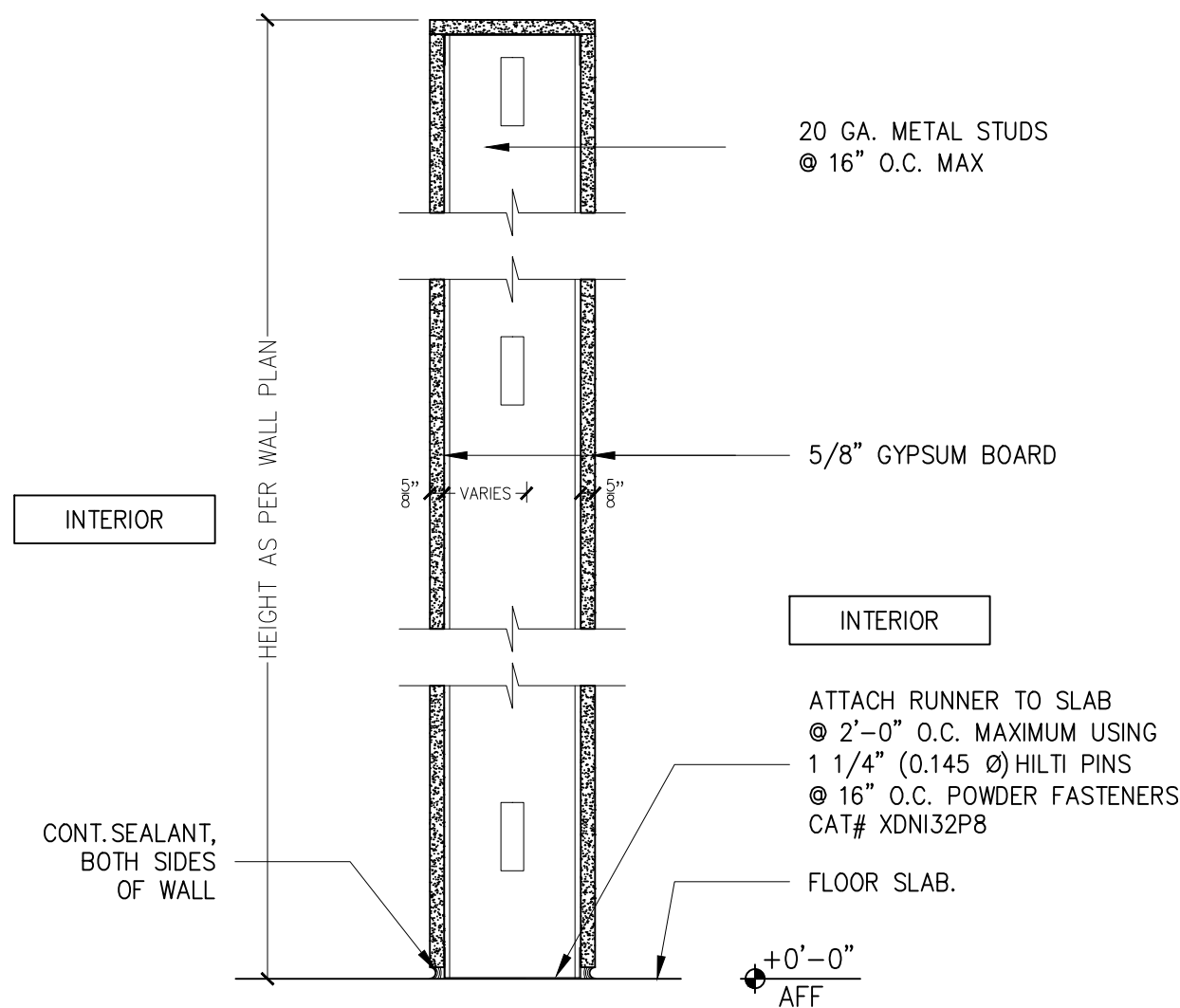
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1 PROPOSED WALL PLAN
SCALE: 3/16"=1'-0"

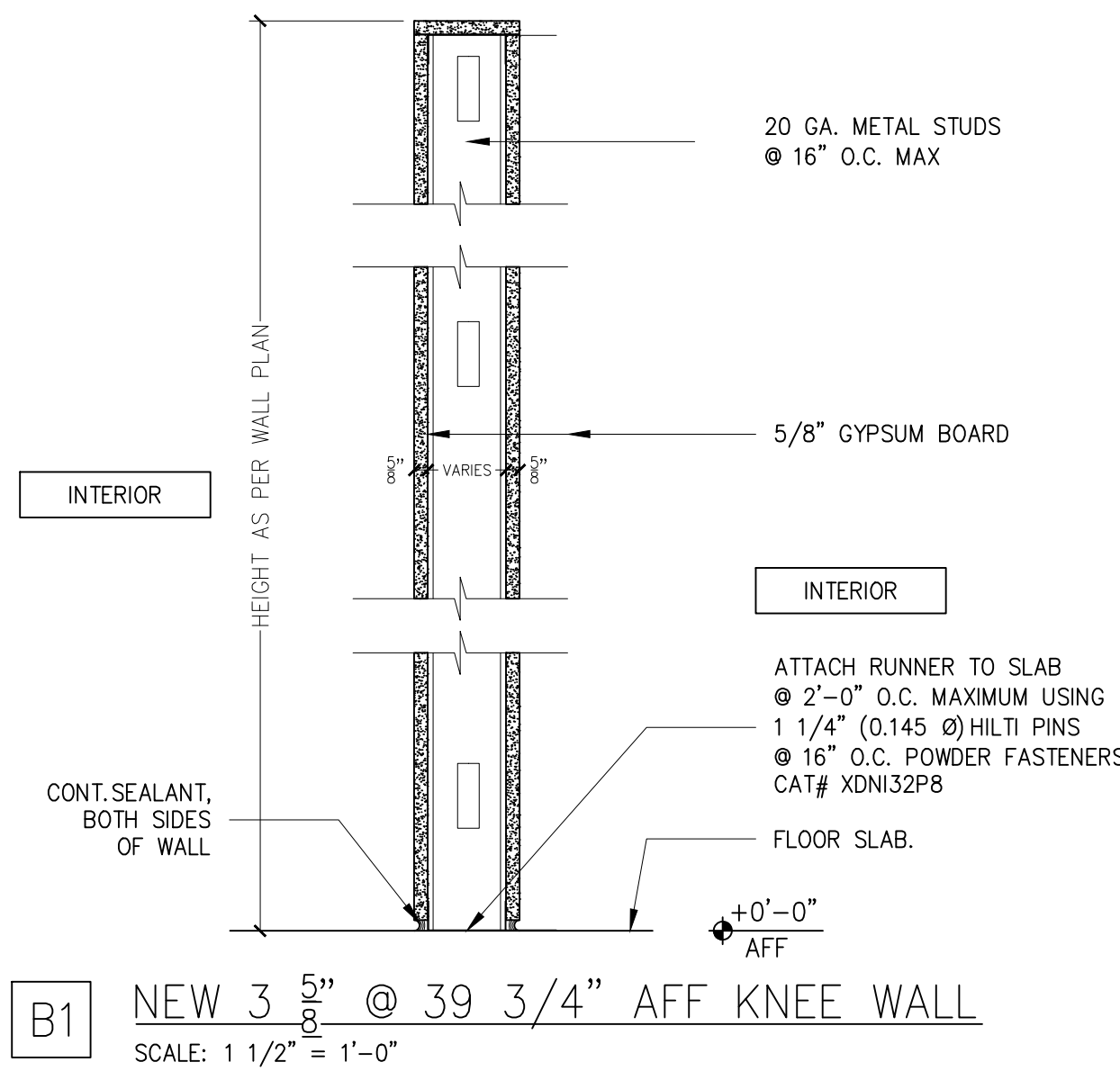


A1 NEW 6" METAL STUD PARTITION (20 GA.)
SCALE: 1 1/2" = 1'-0" UL 465 FIRE RATED: 1 HR



A2 NEW 6" @ 39 3/4" AFF KNEE WALL
SCALE: 1 1/2" = 1'-0"

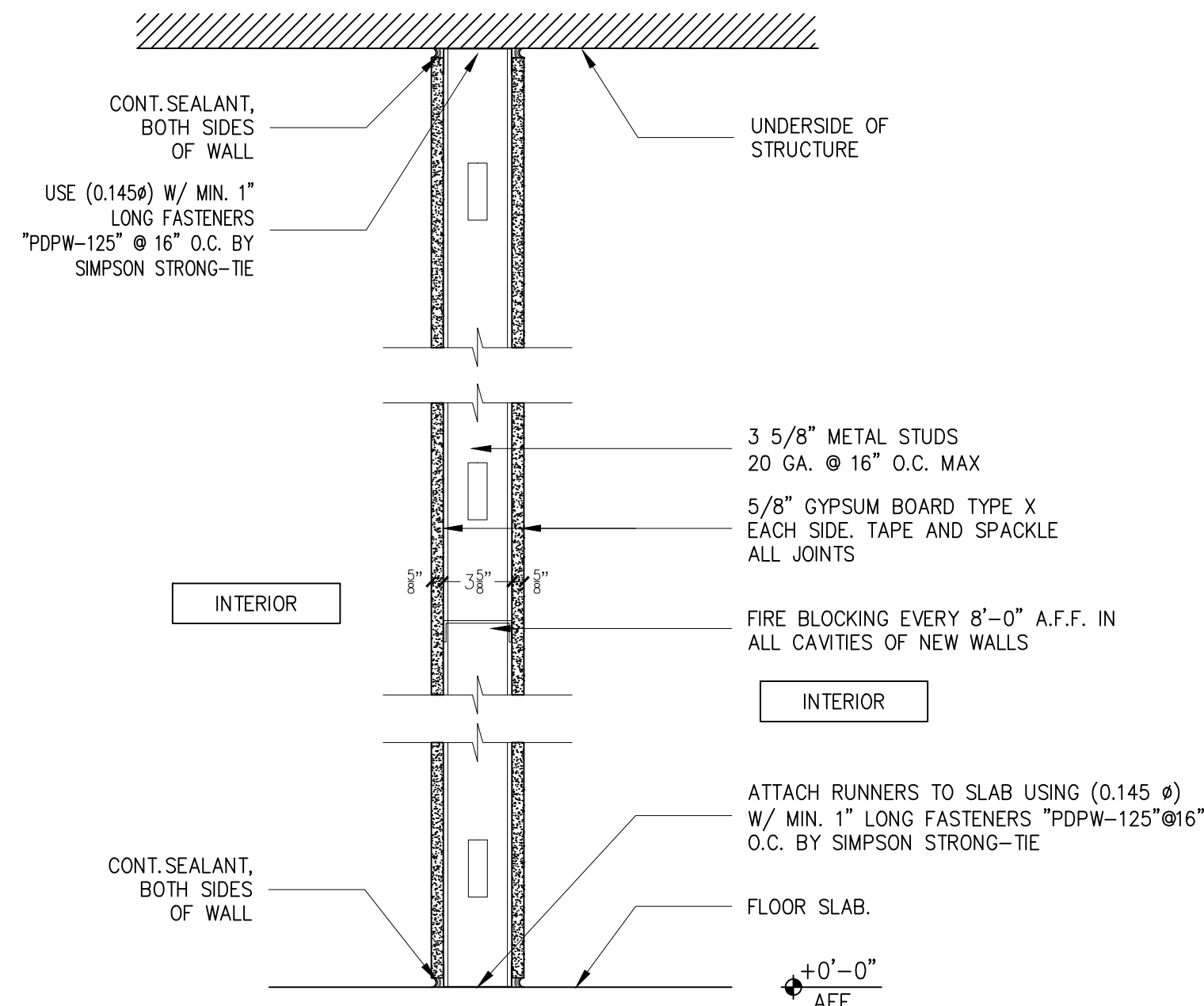
GENERAL NOTES FOR ALL PARTITIONS
1. WHERE TILE BACKER BOARD IS USED, STUDS SHALL BE 16" O.C.
2. CONTRACTOR TO USE CEMENT BOARD ON EXTERIOR AREAS.
3. CONTRACTOR TO USE GREEN BOARD ON WET AREAS.



GENERAL NOTES FOR ALL PARTITIONS
1. WHERE TILE BACKER BOARD IS USED, STUDS SHALL BE 16" O.C.
2. CONTRACTOR TO USE CEMENT BOARD ON EXTERIOR AREAS.
3. CONTRACTOR TO USE GREEN BOARD ON WET AREAS.

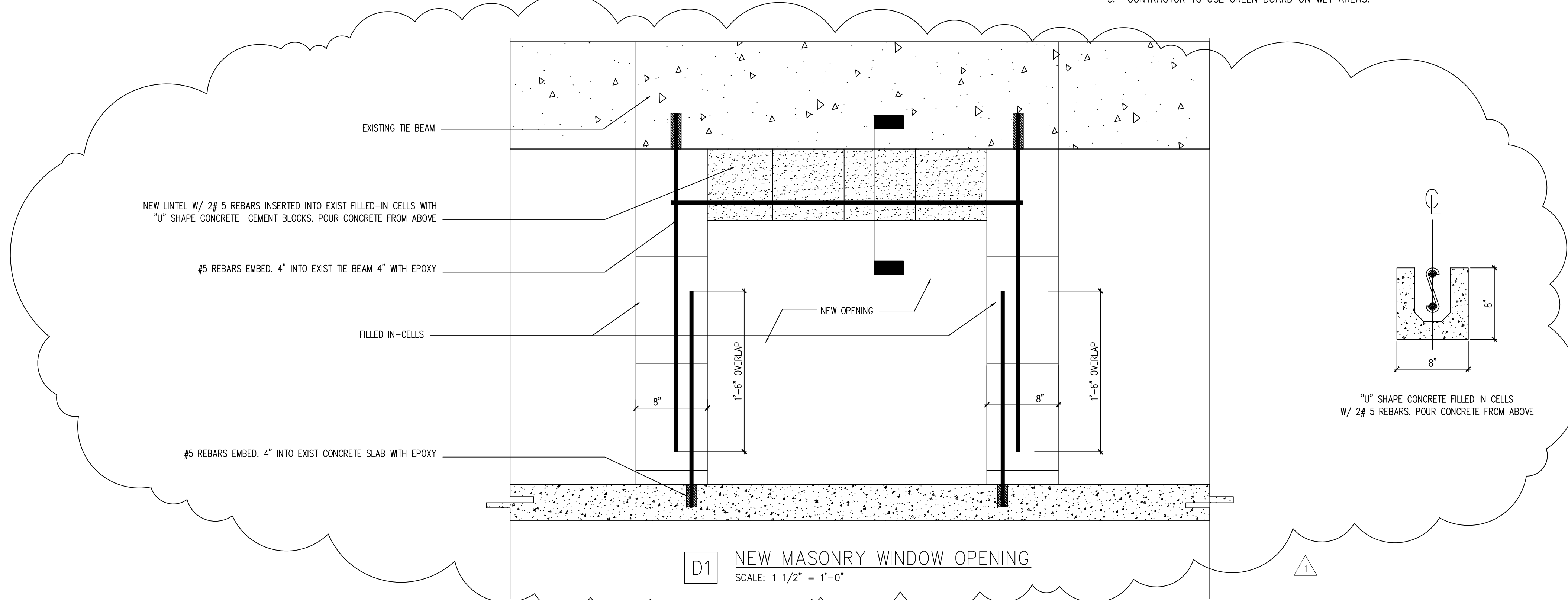
WALL TYPE LEGEND	
---	EXISTING WALL TO REMAIN
A1	NEW 6" METAL STUD W/ 5/8" GYPSUM BOARD TYPE "X" (GREEN BOARD ON WET AREAS;) AT BOTH SIDES FULL HEIGHT WALL
A2	NEW 6" METAL STUD W/ 5/8" GYPSUM BOARD TYPE "X" (GREEN BOARD ON WET AREAS;) AT BOTH SIDES, 39.75" HEIGHT WALL
B1	NEW 3 5/8" METAL STUD W/ 5/8" GYPSUM BOARD TYPE "X" (GREEN BOARD ON WET AREAS;) AT BOTH SIDES, 39.75" HEIGHT WALL
B2	NEW 3 5/8" METAL STUD W/ 5/8" GYPSUM BOARD TYPE "X" (GREEN BOARD ON WET AREAS;) AT BOTH SIDES FULL HEIGHT WALL

- GENERAL NOTES:
- DIMENSIONS SHOWN ARE NOMINAL. ACTUAL DIMENSIONS MAY VARY
 - ANY CUTTING OF EXISTING DEMISING PARTITIONS SHALL BE PATCHED TO RESTORE FIRE RATING.
- PROPOSED CONDITIONS NOTES:
- CONTRACTOR TO PROVIDE CLEANOUT FOR ALL EXISTING AND PROPOSED PLUMBING PIPES
 - CONTRACTOR SHALL PROVIDE BACKING ON WALL FOR SHELVEING, HANDRAILS, WALL SINKS, MILLWORK.
 - CONTRACTOR SHALL USE GREEN BOARD ON ALL WET AREAS WALLS (BAR, RESTROOMS, BOH)
 - SEE SHEET A-2.0 FOR WALL DETAILS
 - SEE STRUCTURAL DRAWINGS FOR EXTERIOR WALL FRAMING AND ANCHORING DETAILS

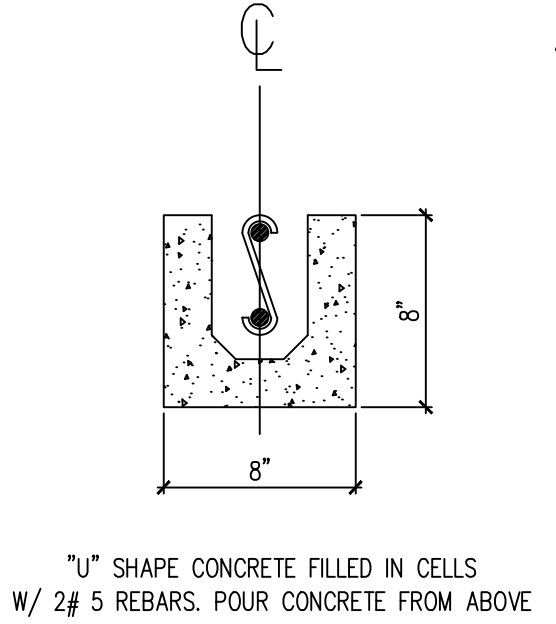


B2 NEW 3 5/8" METAL STUD PARTITION (20 GA.)
SCALE: 1 1/2" = 1'-0"

GENERAL NOTES FOR ALL PARTITIONS
1. WHERE TILE BACKER BOARD IS USED, STUDS SHALL BE 16" O.C.
2. CONTRACTOR TO USE CEMENT BOARD ON EXTERIOR AREAS.
3. CONTRACTOR TO USE GREEN BOARD ON WET AREAS.

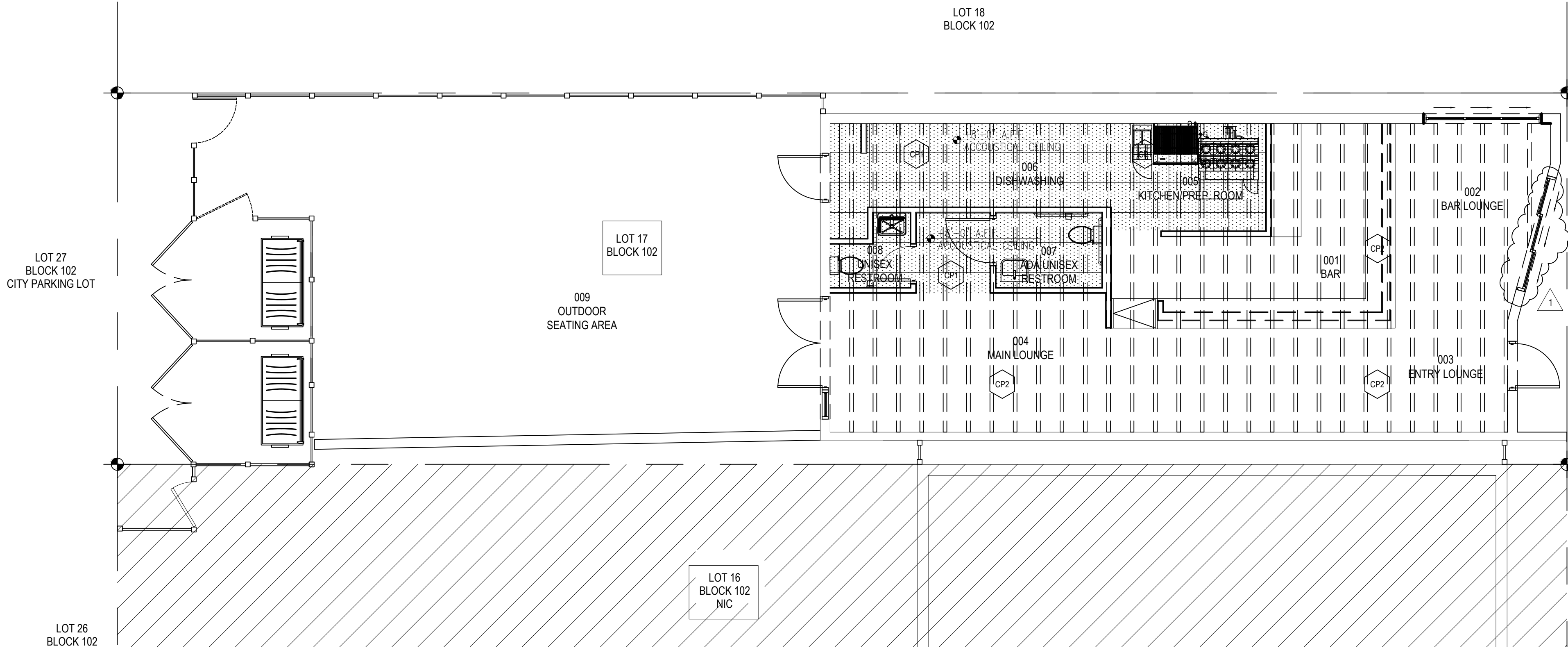


D1 NEW MASONRY WINDOW OPENING
SCALE: 1 1/2" = 1'-0"

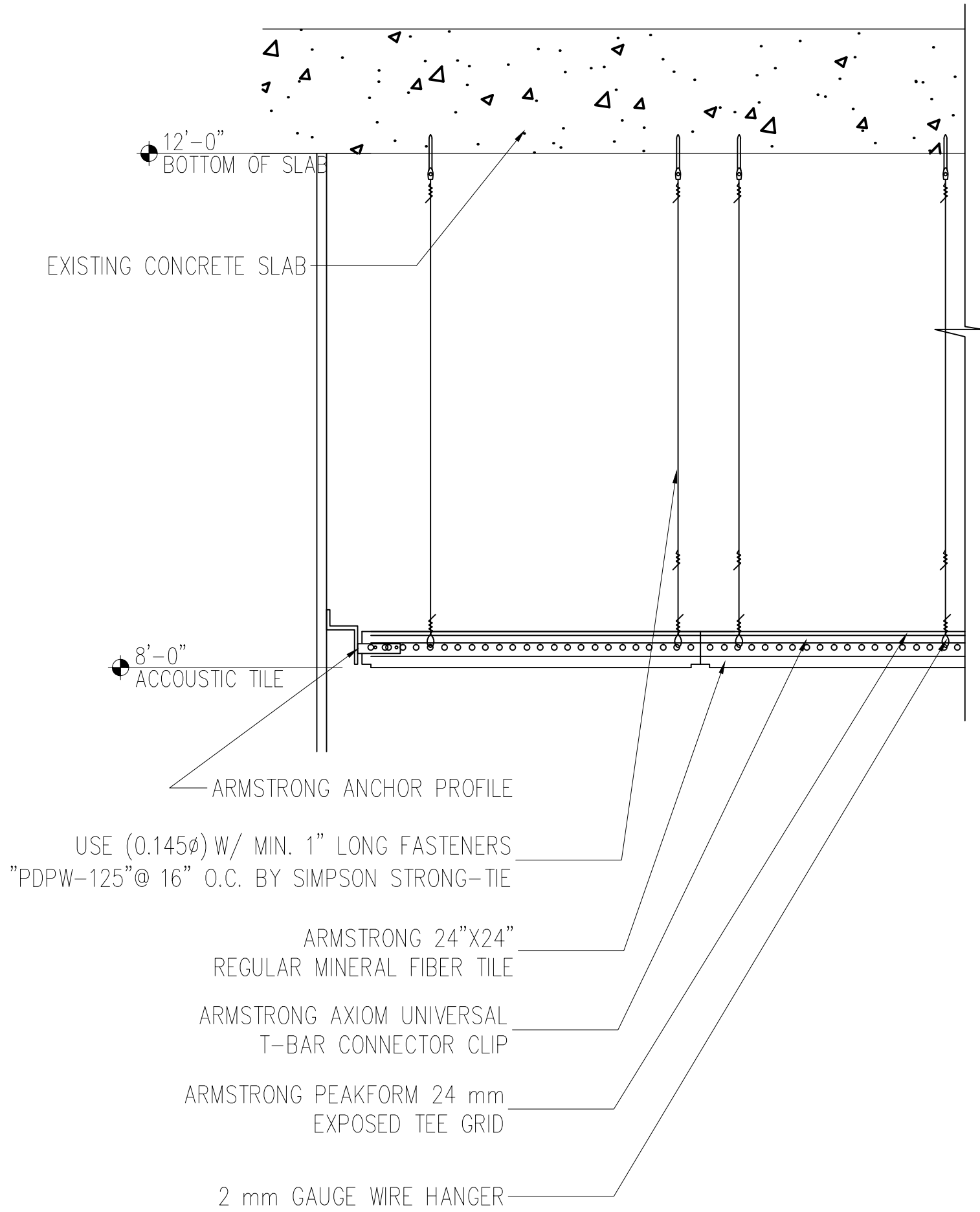


Revisions	
1	05-23-2019
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3555, LLC INTERIOR BUILD-OUT 3555 N DIXIE HIGHWAY OAKLAND PARK, FLORIDA 33334 PH:	
J.C.D. ARCHITECT INC JUAN C. DAVID R.A. LEED ACCREDITED PROFESSIONAL Design by: J.C. GUERRERO	Architecture Interiors Planning Construction
1585 S.W. 10th Ave., Suite 207 Miami, Florida 33135 Phone: (305) 775-2605 Fax: (305) 775-2605	1585 S.W. 10th Ave., Suite 207 Miami, Florida 33135 Phone: (305) 775-2605 Fax: (305) 775-2605
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Job No.: 2019-001	
Date: 2019-03-12	
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1 PROPOSED REFLECTIVE CEILING PLAN
SCALE: 3/16"=1'-0"



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

PROPOSED R.C.P. LEGEND	
PATTERN	DESCRIPTION
	EXISTING EXPOSED WOOD BEAMS AND CEILING TO REMAIN
	ACOUSTICAL CEILING (8'-0" AFF)

- GENERAL NOTES:
- CONTRACTOR TO PROVIDE CEILING ACCESS PANELS AS REQUIRED FOR CONCEALED DAMPERS, JUNCTION BOXES, METERS, VALVES AND LIGHTING TRANSFORMERS SERVICING. MODEL KARP KDW (24" X 24" MIN.)
 - ANY LANDLORD EQUIPMENT, COMPONENT, AND / OR SERVICE FEEDING OTHER TENANT(S) THAT IS EXISTING IN THE SPACE MUST REMAIN VISIBLE AND ACCESSIBLE TO THE LANDLORD. CONTRACTOR SHALL INSTALL ACCESS PANELS AS REQUIRED TO MAINTAIN ACCESS. ACCESS PANELS SHALL BE LABEL TO PROPERLY IDENTIFY SYSTEM, COORDINATE WITH THE FIELD TENANT COORDINATION AND MALL OPERATIONS.
 - SEE SHEET A-12.1 FOR WALL DETAILS

LEGEND - CEILING FINISHES	
CP1	ACOUSTICAL CEILING
CP2	CEILING PAINTED TBD

Revisions

05-23-2019

3555, LLC

INTERIOR BUILD-OUT

3555 N DIXIE HIGHWAY

OAKLAND PARK, FLORIDA 33334

PH:

J.C.D. ARCHITECT INC

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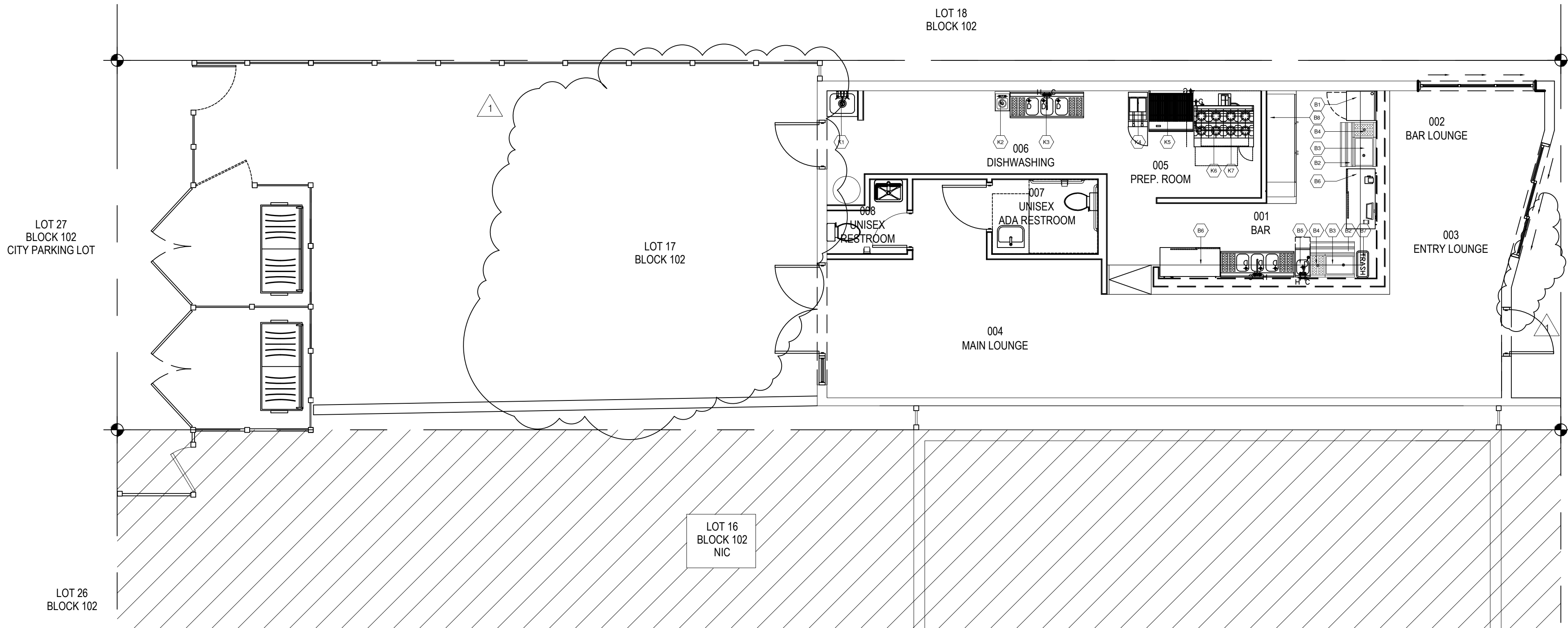
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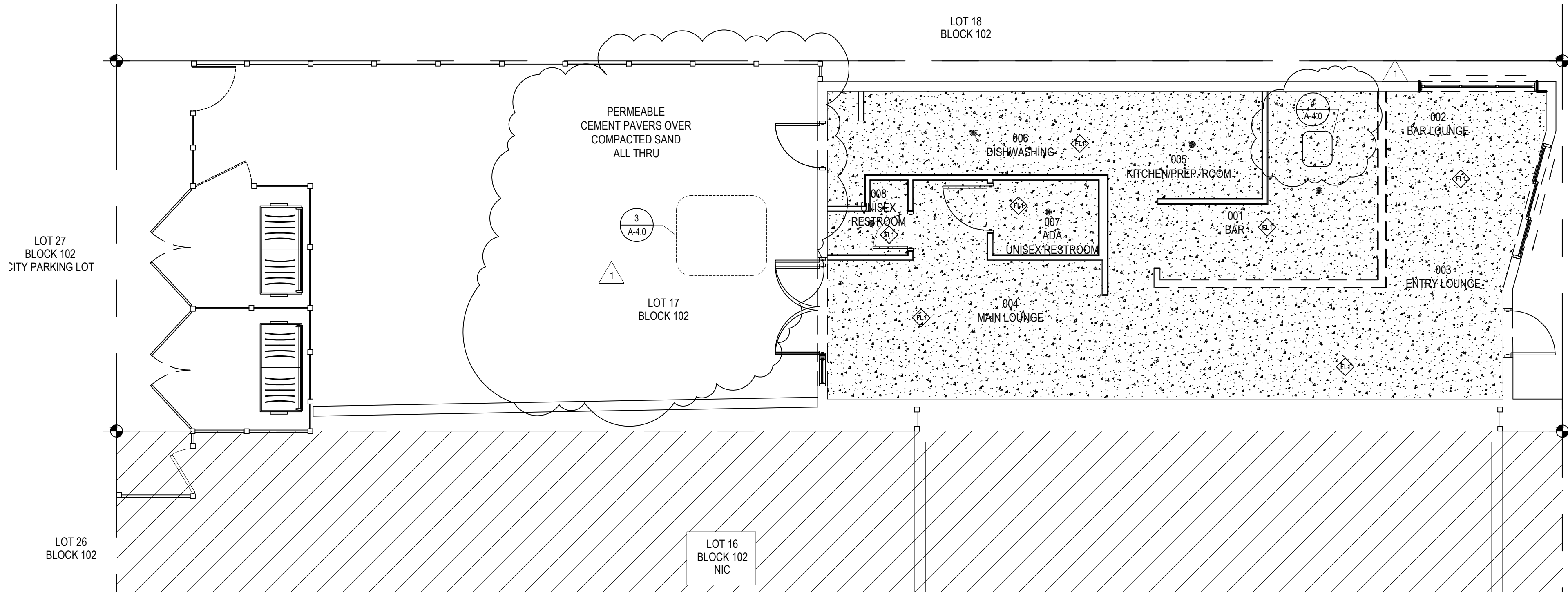
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1 PROPOSED EQUIPMENT PLAN
SCALE: 3/16"=1'-0"



2 PROPOSED FLOOR FINISH PLAN
SCALE: 3/16"=1'-0"



FLOOR FINISH LEGEND/AREAS	
	EXISTING CONCRETE FLOOR TO REMAIN AREA: 1071.8 S.F.
	FLOOR DRAIN

GENERAL NOTES:

- INSIDE PROPOSED FINISH ELEVATION OF +0'-0"
- FLOOR LEVEL CHANGES IN EXCESS OF 3/4" AT DOORWAYS SHALL BE BEVELED WITH A SLOPE NOT STEEPER THAN 1 IN 2. (NFPA 101-7.2.1.3.4)
- CONTRACTOR TO VERIFY ALL AREAS AT JOB SITE PRIOR TO ORDERING MATERIAL.
- CONTRACTOR TO VERIFY MANUFACTURER'S RECOMMENDATIONS FOR WATERPROOFING.
- AREAS ARE BASED ON COMPUTER DRAWINGS.
- INTERIOR FLOOR FINISH MATERIALS SHALL HAVE A SLIP RESISTANCE BETWEEN 0.5 & 0.9 STATIC COEFFICIENT OF FRICTION AND SHALL COMPLY WITH NFPA 101 10.2.7
- WATERPROOFING SHALL BE USED UNDER ALL TILED AREAS IN THE WET AREAS. ALL SPECIFICATIONS AND DETAILS SHALL BE PER MANUFACTURER'S DETAILS AND RECOMMENDATIONS.
- FLOOR PENETRATIONS FOR PIPES, CONDUITS, DUCTS, AND OTHER SUCH HOLES SHALL BE SLEEVED. SLEEVE SHALL BE A MINIMUM OF 8" A.F.F. TO ALLOW FOR MEMBRANE COVE.
- DIMENSIONS SHOWN ARE NOMINAL. ACTUAL DIMENSIONS MAY VARY.

NORTH DIXIE HIGHWAY, OAKLAND PARK

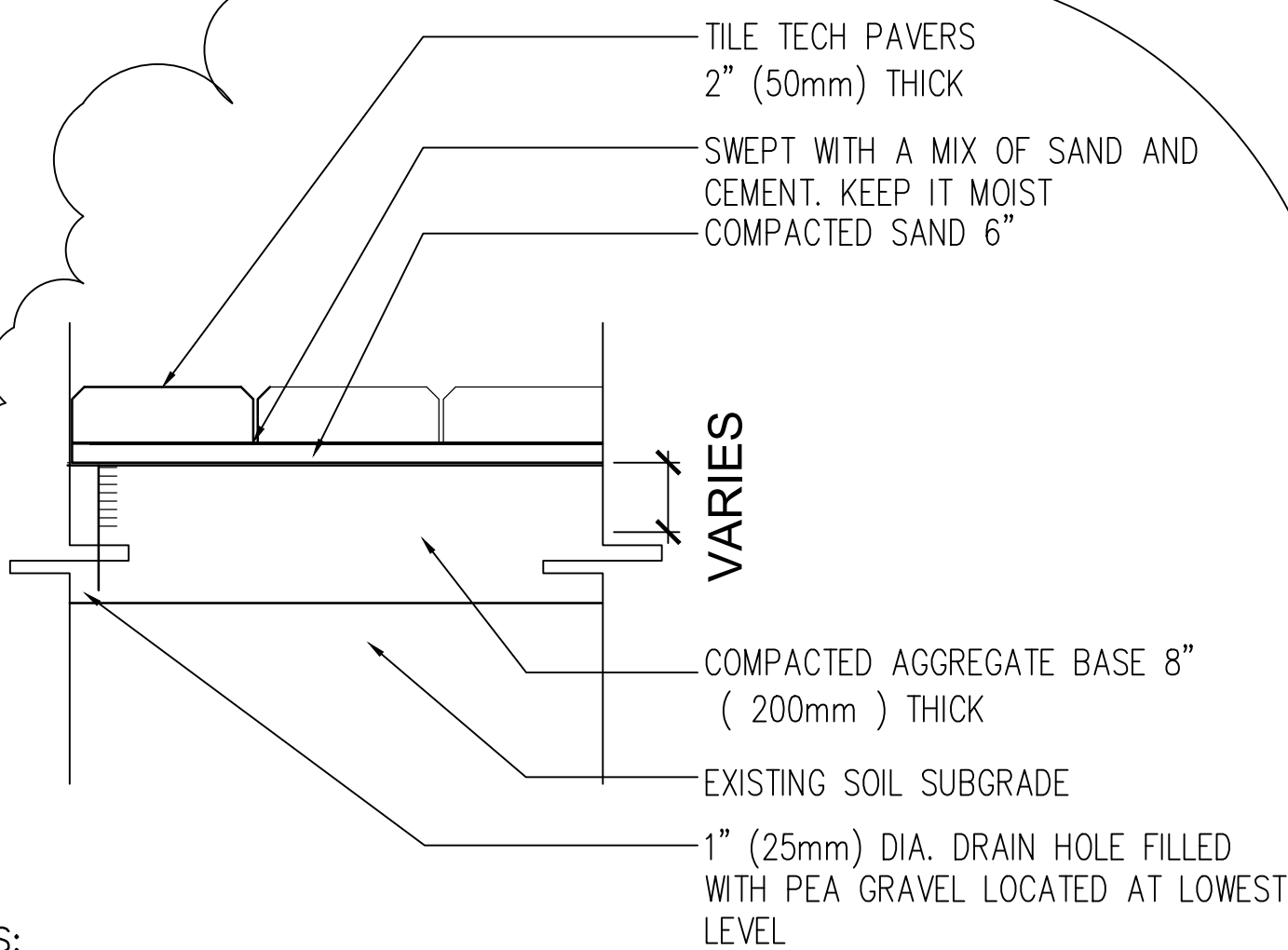
SIDE WALK

NORTH DIXIE HIGHWAY, OAKLAND PARK

SIDE WALK

EQUIPMENT SCHEDULE				
Item No	Qty	Equipment Category	Manufacturer	Model Number
BAR				
B1	1	Underbar Glass Cabinet with door	Krowne Metal	KR21-S24
B2	2	Underbar Speed Rail	Krowne Metal	RD-36
B3	2	Underbar Ice Chest	Krowne Metal	KR18-24
B4	2	Underbar Dry Storage	Krowne Metal	KR18-S12
B5	1	Hand Sink	Advance-Tabco	T-PS-70-EC
B6	2	Remote Back Bar Cooler	Krowne	BR48L-BSB
B7	1	Slim Jim Waste Container	Rubbermaid	FG354060
B8	1	Back Bar Cooler	Krowne Metal	BR72
B9	1	Three Compartment Sink w/2 Drain boards	Krowne Metal	18-53C
PREP. ROOM				
K1	1	Mop Sink	ADVANCE TABCO	9-OP-20-EC-X
K2	1	Wall Mount Hand Sink	Advance-Tabco	7-PS-23
K3	1	Three Compartment Sink w/2 Drain boards	Krowne Metal	18-53C
K4	1	Sectional Deep Fryer	Southbend	P16-PF45
K5	1	Elect. Briquette or Radiant Countertop	Southbend	HDC-36
K6	1	Ultimate Rest. Range 48" Series	Southbend	448 1AC
K7	1	48" Radiant Compact Salamander Broiler	Southbend	P48-RAD

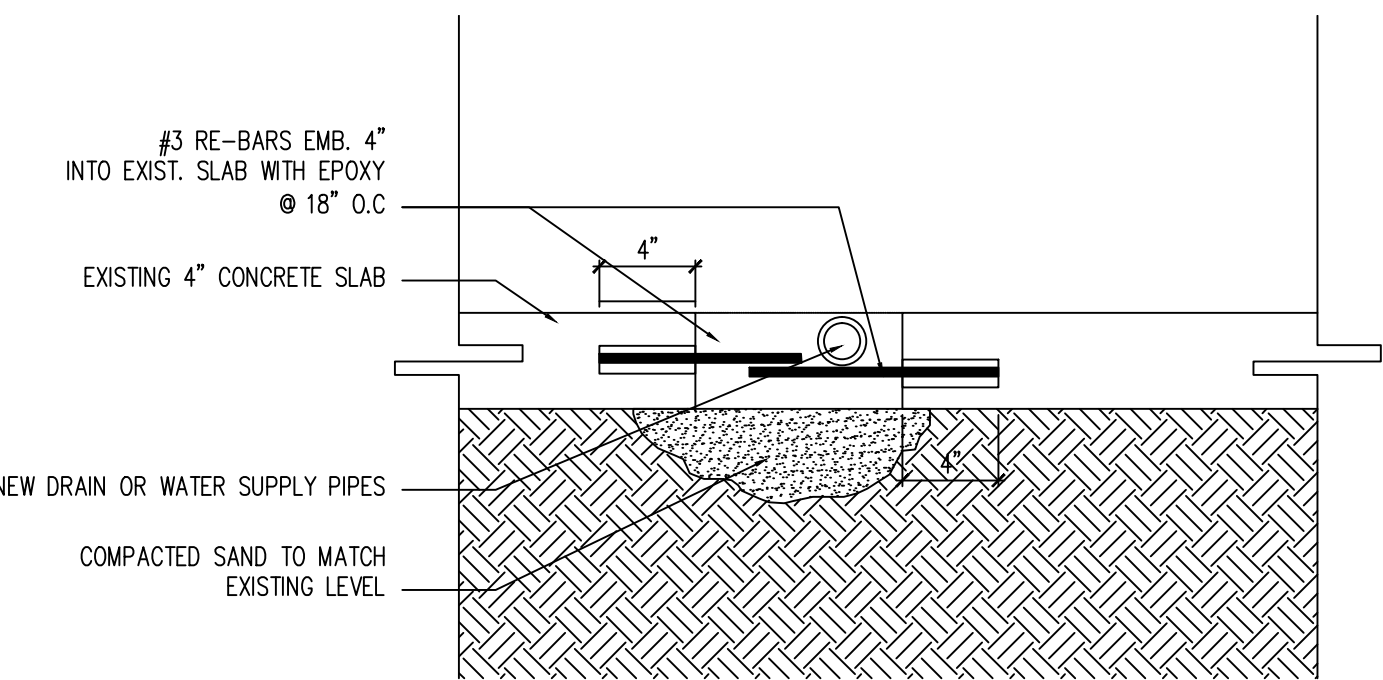
ALL EQUIPMENT TO BE SUPPLIED BY FUTURE TENANTS OTHERS. THEY ARE GIVEN OUT AS A GENERALITY
EXCEPT FOR B-5, B-9, K-1, K-3 AND K-4 WHICH ARE PART OF THIS JOB



- NOTES:
1. INSTALLATION OF TACK COAT SHOULD BE DONE ACCORDING TO MANUFACTURERS.
 2. JOINTS SHOULD BE SWEEPED WITH SAND.

INSTRUCTIONS TO ASSURE PROPER BONDING AND TO PREVENT WATER FROM GETTING UNDERNEATH PAVERS.

3 PAVER DETAIL
SCALE: 1 1/2"=1'-0"



- NOTES:
1. SAW CUT EXISTING 4" CONCRETE SLAB.
 2. INSTALL DRAIN OR WATR SUPPLY LINES.
 3. FILLED BOTTOM OF SLAB WIT COMPACTED SAND TO MATCH EXISTING LEVEL.
 4. INSTALL # 3 REBARS AT E.A SIDE EVERY 18" O.C.
 5. EMBEDDED INTO EXIST. SLAB 4" WITH EPOXY.
 6. USE 10 W.W.M TIED TO REBARS.
 7. POUR NEW 2000 P.S.I CONCRETE , IMPREGNATE SIDES WITH BONDING

INSTRUCTIONS TO ASSURE PROPER BONDING,PREVENT WATER FROM GETTING UNDERNEATH SLAB.

4 CONCRETE PATCHING DETAIL
SCALE: 1 1/2"=1'-0"

Revisions

05-23-2019

3555,LLC

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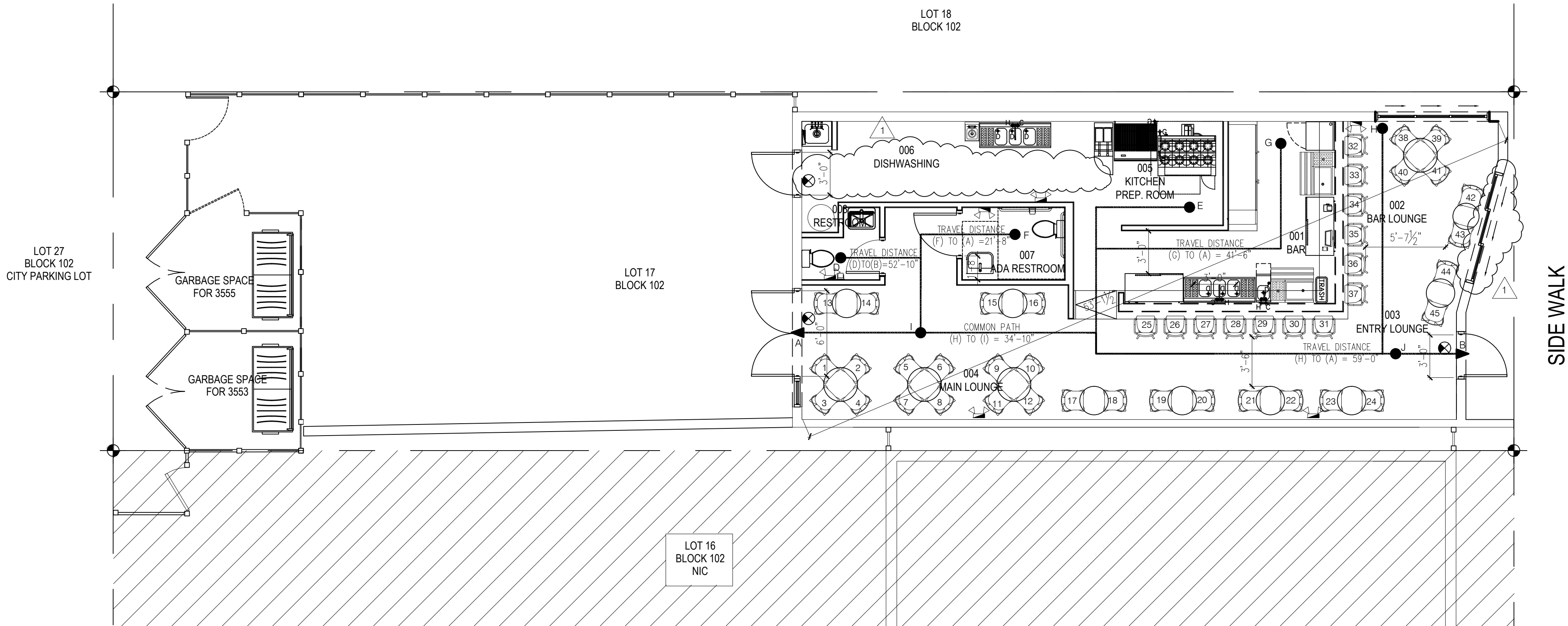
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1 PROPOSED LIFE SAFETY -OCCUPANCY PLAN
SCALE: 3/16"=1'-0"



FIRE PROTECTION NOTES

1. AN AUTOMATIC FIRE ALARM SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 72, NATIONAL FIRE ALARM CODE 2019 EDITION AND FULLY SUPERVISED AS PER SECTION 907.14 OF THE 2014 EDITION OF THE F.B.C.. FIRE ALARM CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR APPROVAL.
2. ALL VISUAL ALARMS SHALL BE @ 80" ABOVE THE HIGHEST FLOOR LEVEL WITHIN THE SPACE OF 6" BELOW THE CEILING, WHICHEVER IS LOWER AND INTEGRATED INTO THE ALARM SYSTEM IN AREAS OF COMMON USE AND SHALL BE VISIBLE IN ALL AREAS OF THE ROOM.
3. ALL INTERIOR WALL AND CEILING FINISHES TO BE CLASS "B" WITH A FLAME SPREAD RATING 0-25, SMOKE DEVELOPED 0-450.
4. ALL FLOOR FINISHES TO BE CLASS II, 0.22 WATTS PER SQUARE CM OR GREATER.
5. ONE "UL" LISTED 2A-10BC TYPE FIRE EXTINGUISHER SHALL BE INSTALLED FOR EACH 2,500 SQ. FT. OF FLOOR AREA, 75 FEET OF TRAVEL OR PART THERE-OF. TOP OF FIRE EXTINGUISHER NOT TO EXCEED 5 FT. ABOVE FLOOR. SEE FLOOR PLAN FOR LOCATION(S). VERIFY EXTINGUISHER TYPE AND LOCATION WITH FIRE MARSHAL PRIOR TO ORDERING.
6. PENETRATIONS THROUGH FIRE RATED WALLS SHALL BE SEALED WITH AN APPROVED FIRE CAULKING. (FLAME STOP, INC.: FLAME STOP V PUTTY CAULK).
7. ONE-HOUR (1-HR) FIRE-RATED WALLS, DEMISING WALLS OR PARTY WALLS SHALL MEET THE REQUIREMENTS OF THE GYPSUM ASSOCIATION FILE #WP 1200; FIRE TEST: FM WP-45, 6-19-68; OSU T-1770, 8/61.
8. ALL FIRE RATED WALLS TO BE FIRE BLOCKED @ 8'-0" ON CENTER VERTICALLY.
10. MAX TRAVEL DISTANCE AS PER FFPC 2017/NFPA 101:13.6.2 = 200' UNSPRINKLERED BLDG.
12. BUILDING SHALL COMPLY WITH FFPC/NFPA 1 CHAPTER 16 2017 6th EDITION.

EMERGENCY PLAN GENERAL NOTES:

1. ALL PROPOSED EXIT AND EMERGENCY LIGHTS WILL BE WIRED ON A SEPARATE CIRCUIT AND WILL BE LOCKED ON IN THE PANEL.
2. FINAL LOCATIONS OF ALL EXIT AND EMERGENCY LIGHTS TO BE APPROVED BY FIRE DEPARTMENT.
3. ALL ELECTRICAL WORK TO COMPLY WITH BOTH THE N.E.C. AND LOCAL MUNICIPAL CODES.

GENERAL NOTES

- ALL FIRE EXTINGUISHERS SHALL BE RECESSED INTO WALL WHERE IT IS LOCATED. CONTRACTOR TO SUBMIT SPEC SHEET FOR APPROVAL BY ARCHITECT.
- SEE ELECTRICAL PLANS FOR ARCHITECTURAL EMERGENCY LIGHTING.
- ALL ACCESSIBLE DOORS WIDTH WILL BE MEASURED FROM OPEN DOOR FINISH TO JAMB DOOR STOP.

LIFE SAFETY LEGEND	
SYMBOL	DESCRIPTION
	ABC TYPE PORTABLE FIRE EXTINGUISHER
	EXIT DESIGNATION FIXTURE (GREEN EDGE LIT).
	CEILING MOUNTED EMERGENCY LIGHT 90 MIN.
	WALL MOUNTED EMERGENCY LIGHT 90 MIN.
	EMERGENCY/EXIT LIGHT COMBO 90 MIN.

SEATING CAPACITY	
001 BAR	13
002 BAR LOUNGE	16
003 MAIN LOUNGE	16
004 KITCHEN/PREP ROOM	0
005 ADA RESTROOM	0
006 RESTROOM	0
TOTAL PROPOSED SEATING: 45 PERSONS.	

OCCUPANCY CALCULATIONS	
001BAR: 45 SF. @ 100 S.F. / OCCUPANT	1
002 BAR LOUNGE/003 ENTRY LOUNGE/004 MAIN LOUNGE: 546 S.F. @ 15 S.F. / OCCUPANT	36
005 KITCHEN/PREP ROOM/006 DISHWASHING: 128 S.F. @ 100 S.F. / OCCUPANT	3
007 ADA RESTROOM: 35 S.F. @ 100 S.F. / OCCUPANT	1
008 RESTROOM: 21 S.F. @ 100 S.F. / OCCUPANT	1
TOTAL ALLOWED OCCUPANCY 42 OCCUPANTS	

EXIT CAPACITY	
EXIT CAPACITY	
EXIT # 1	1 3'-0" WIDTH DOOR 34'/0.2 = 170 PERSONS
EXIT # 2	1 6'-0" WIDTH DOOR 68'/0.2 = 340 PERSONS
EXIT # 3 -not an exit for costumers	1 3'-0" WIDTH DOOR 34'/0.2 = 170 PERSONS
TOTAL EXIT CAPACITY = 680 PERSONS	
ASSEMBLY MAX. TRAVEL DISTANCE (UNSPRINKLERED) 200 FT. MAXIMUM TRAVEL DISTANCE: (NFPA 101-13.2.6)	
ACTUAL MAX. TRAVEL DISTANCE (TRAVEL DISTANCE (B) TO (C)) 61'-6"	
NOTES: *ALL EXIT DOORS TO BE EITHER 90 MIN. B-LABEL OR 4 HR. A-LABEL FIRE-RATED DOORS WITH PANIC HARDWARE (TO OPEN @ 15 PSF PUSH FORCE, TYPICAL) AND SELF-CLOSING DEVICES. *ALL EXIT DOORS TO SWING IN THE DIRECTION OF EXIT TRAVEL.	

TOTAL PROPOSED OCCUPANCY

ALLOWED OCCUPANCY (2) 3'-0" DOOR - 34'/0.2 = 340 PERSONS
(1) 6'-0" DOOR - 68'/0.2 = 340 PERSONS
TOTAL DOORS EXIT CAPACITY = 680
AS PER NFPA 101-13.2.3.6.2
INSIDE SEATING = 45 OCCUPANTS
OCCUPANCY LOAD = 42 PERSONS
87 TOTAL OCCUPANTS<680 TOTAL ALLOWED

COMMON PATH OF TRAVEL COMPLIANCE

AS PER FBC 1015.2.1
COMMON PATH FROM (H) TO (I) = 34'-10"
ACCORDING TO (TABLE A.7.6) NFPA 101 7.6
MAXIMUM COMMON PATH OF TRAVEL = 75'-0" *OK*

EXIT DOOR DISTANCE COMPLIANCE

AS PER FBC 1015.2.1
MAX. OVERALL DIAGONAL DIMENSION OF AREA SERVED = 53'-1 1/2"
DISTANCE BETWEEN EXITS = 46'-1 1/2"
1/2 OF OVERALL DIAGONAL DIMENSION = 17'-8" < 46'-1 1/2" *OK*

TRAVEL DISTANCES

MAX. TRAVEL DISTANCE , TRAVEL DISTANCE (B) TO (C) 61'-6"
MINIMUM WIDTH AT COMMON PATH OF TRAVEL AND TRAVEL DISTANCE 3'-0"

Revisions

05-23-2019

3555,LLC

INTERIOR BUILD-OUT

3555 N DIXIE HIGHWAY

OAKLAND PARK, FLORIDA 33334

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A

J.C.D. ARCHITECTS, INC.

Drawn by: JCG

Job No.: 2019-001

Date: 2019-03-12

Scale: REFER TO PLAN

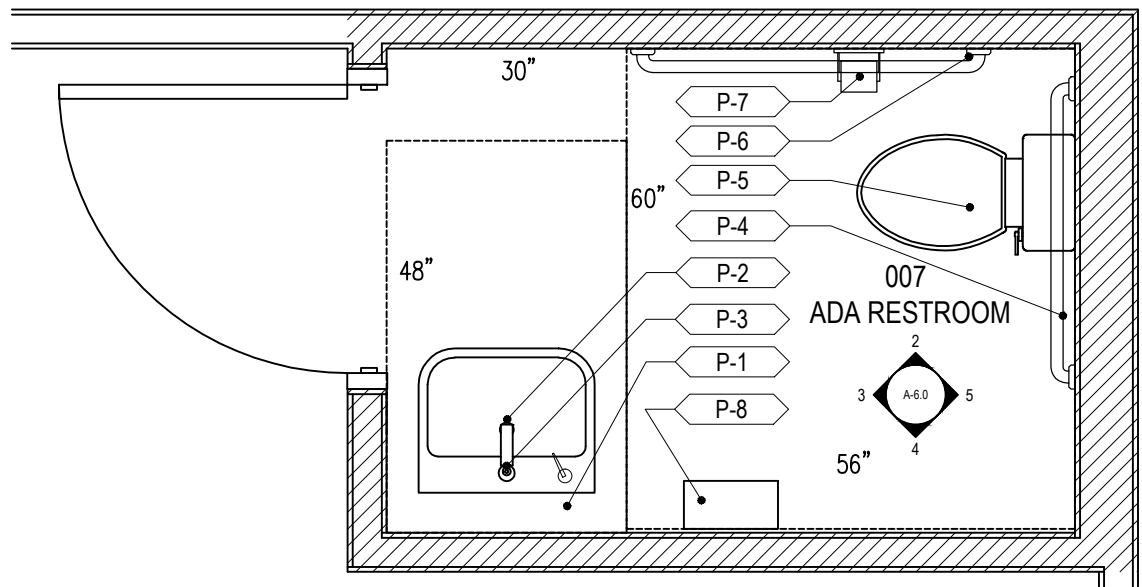
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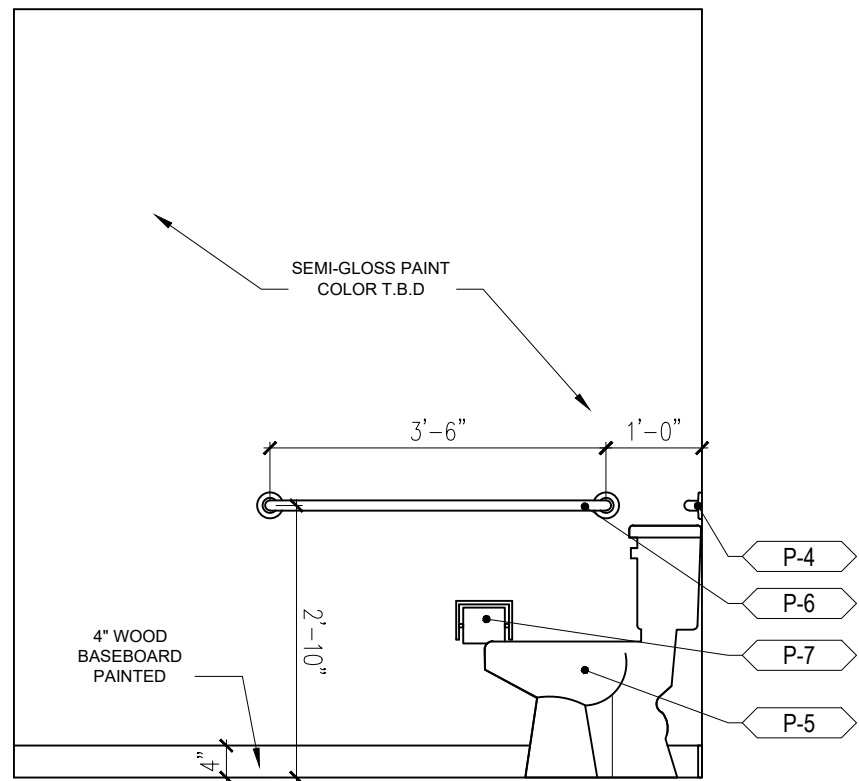
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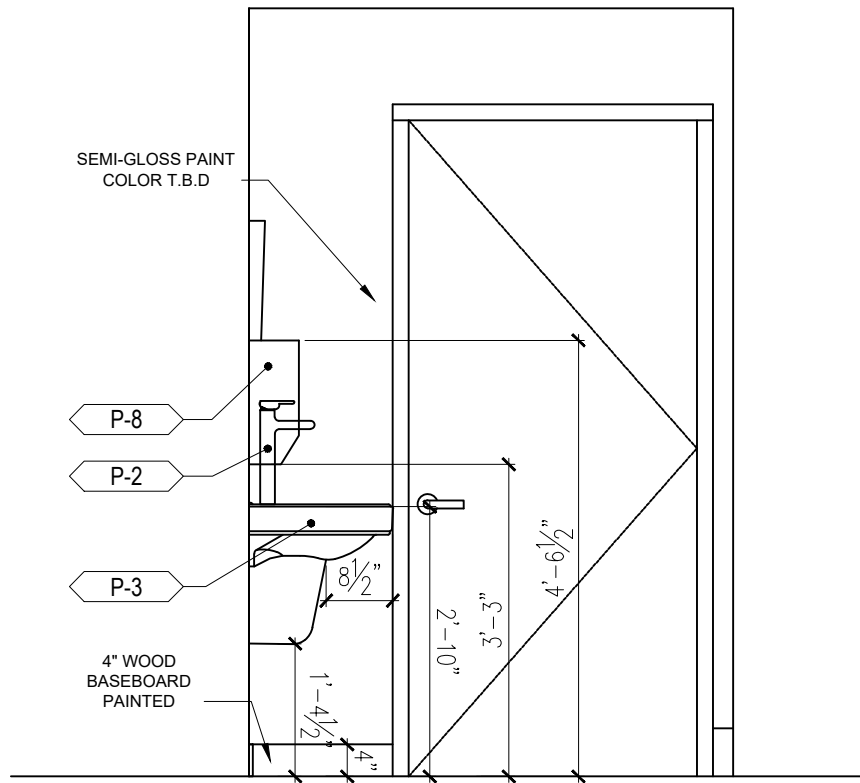
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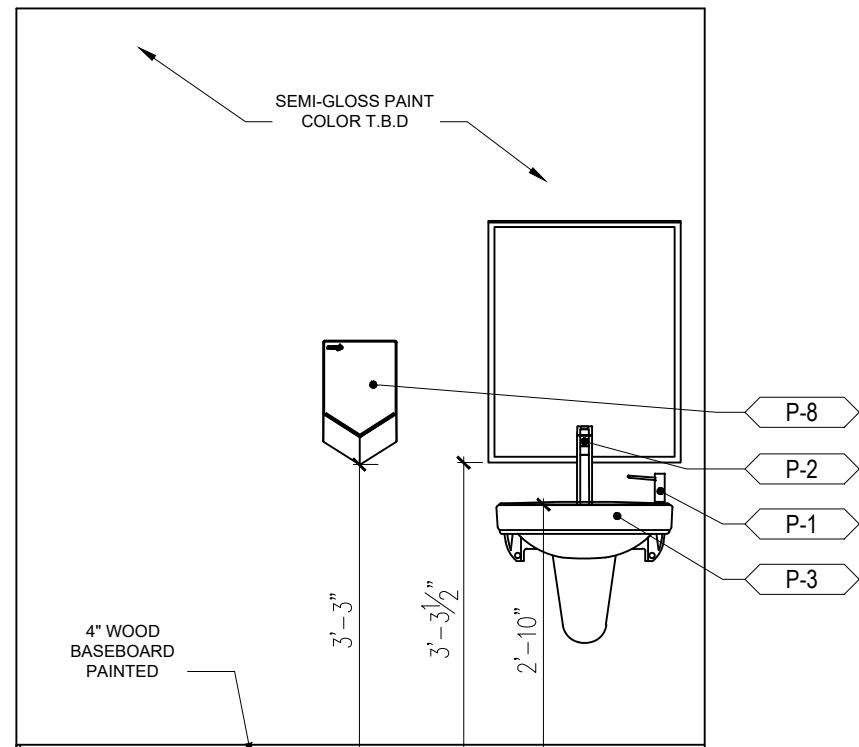
1 **ENLARGED RESTROOM FLOORPLAN**
SCALE: 1/2"=1'-0"



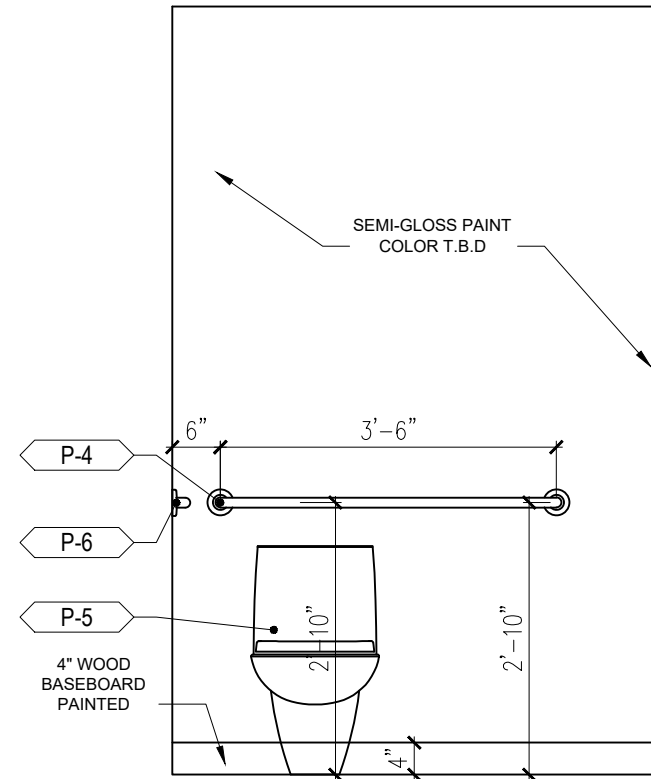
2 **FRONT ELEVATION**
SCALE: 1/2"=1'-0"



3 **FRONT ELEVATION**
SCALE: 1/2"=1'-0"



4 **FRONT ELEVATION**
SCALE: 1/2"=1'-0"



5 **FRONT ELEVATION**
SCALE: 1/2"=1'-0"

PLUMBING SCHEDULE		
ITEM NO.	QTY.	DESCRIPTION
P1	2	SOAP DISPENSER
P2	2	BRENHAM WALL MOUNT SINK-ADA
P3	2	ADA FAUCET
P4	1	36" GRAB BAR
P5	2	ADA HEIGHT TOILET
P6	1	42" GRAB BAR
P7	2	TOILET PAPER TISSUE DISPENSER
P8	1	HAND DRYER

RESTROOM ADA COMPLIANCE NOTES:

- ALL Fixture and accessory installations must comply with all governing accessibility codes including but not limited to "THE AMERICANS WITH DISABILITIES ACT" AND THE FLORIDA BUILDING CODE 2007 CHAPTER 11
- CONTRACTOR IS RESPONSIBLE TO PROVIDE MOUNTING/BLOCKING FOR ALL RESTROOM ACCESSORIES AS RECOMMENDED BY MFR.
- CONTRACTOR IS TO PROVIDE 1 1/2" DIA. GRAB BARS DESIGNED FOR A MINIMUM FORCE OF 250 LBS., WITH 1 1/2" CLEARANCE BETWEEN GRAB BARS TO WALL.
- CONTRACTOR IS TO ENSURE THAT THE REACH RANGE OF THE FAUCETS MEETS THE ACCESSIBILITY REQUIREMENTS AND CONTROLS CAN BE OPERATED WITHOUT ANY TIGHT PINCHING OR GRASPING.
- PLUMBING CONTRACTOR TO COORDINATE WATER LINE, P-TRAP, RESEAL LINE TO INSTALLATION WITH CUT SHEET FOR UNDER SINK SIPHON COVER BY MANUFACTURER.
- CONTRACTOR TO COORDINATE THAT CONTROLS FOR FLUSH VALVES ON TOILETS BE MOUNTED ON WIDE SIDE AS PER ADA CODE.

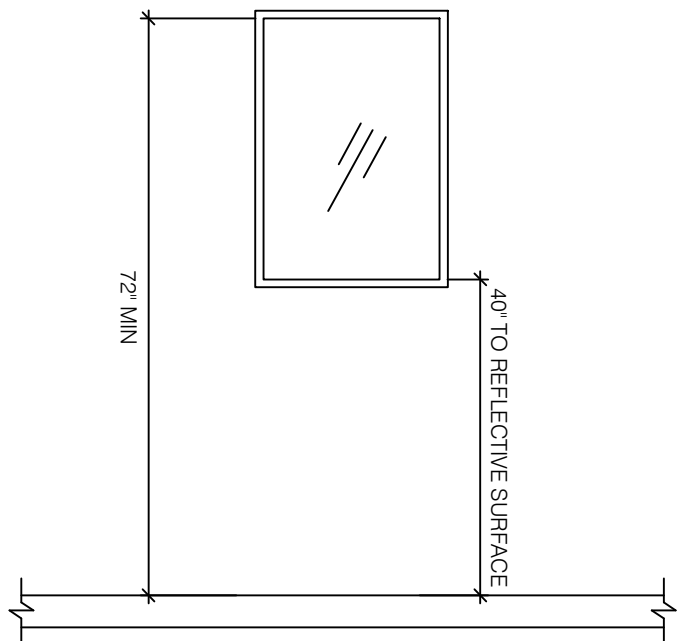
PLUMBING FIXTURE CALCULATION	
PROPOSED TENANT OCCUPANCY	CLASS A-2-ASSEMBLY
TOTAL OCCUPANCY	42 OCCUPANTS
	21 OCCUPANTS MEN
	21 OCCUPANTS WOMEN
ADA UNISEX RESTROOM	
REQUIRED WC - 1	PROVIDED WC - 1
REQUIRED LAV. - 1	PROVIDED LAV. - 1
UNISEX RESTROOM	
REQUIRED WC - 1	PROVIDED WC - 1
REQUIRED LAV. - 1	PROVIDED LAV. - 1

CALCULATION TO COMPLY WITH TABLE 403.1 FBC-PLUMBING SIXTH EDITION 2017

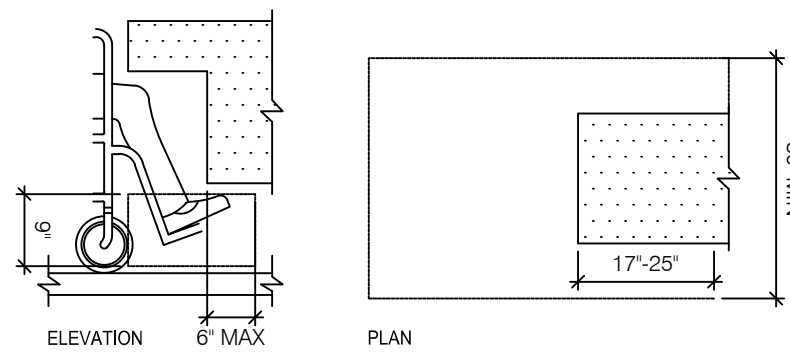
ADA TOILET FACILITIES NOTE

TOILETS ROOMS SHALL COMPLY WITH WITH CHAPTER 201.206.603, 2017-FBC ACCESSIBILITY, SIXTH EDITION.

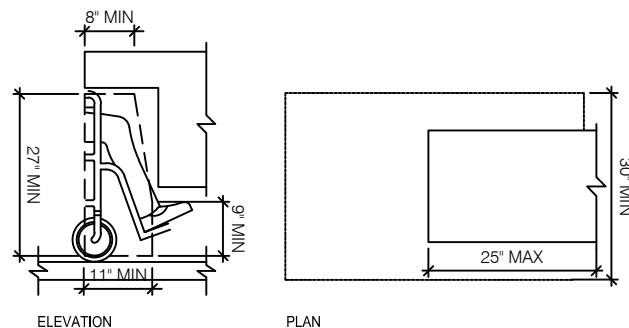
AS PER FBCP, SECTION 410.4 SUBSTITUTION. WHERE RESTAURANTS PROVIDE DRINKING WATER IN A CONTAINER FREE OF CHARGE, DRINKING FOUNTAINS SHALL NOT BE REQUIRED ON THOSE RESTAURANTS



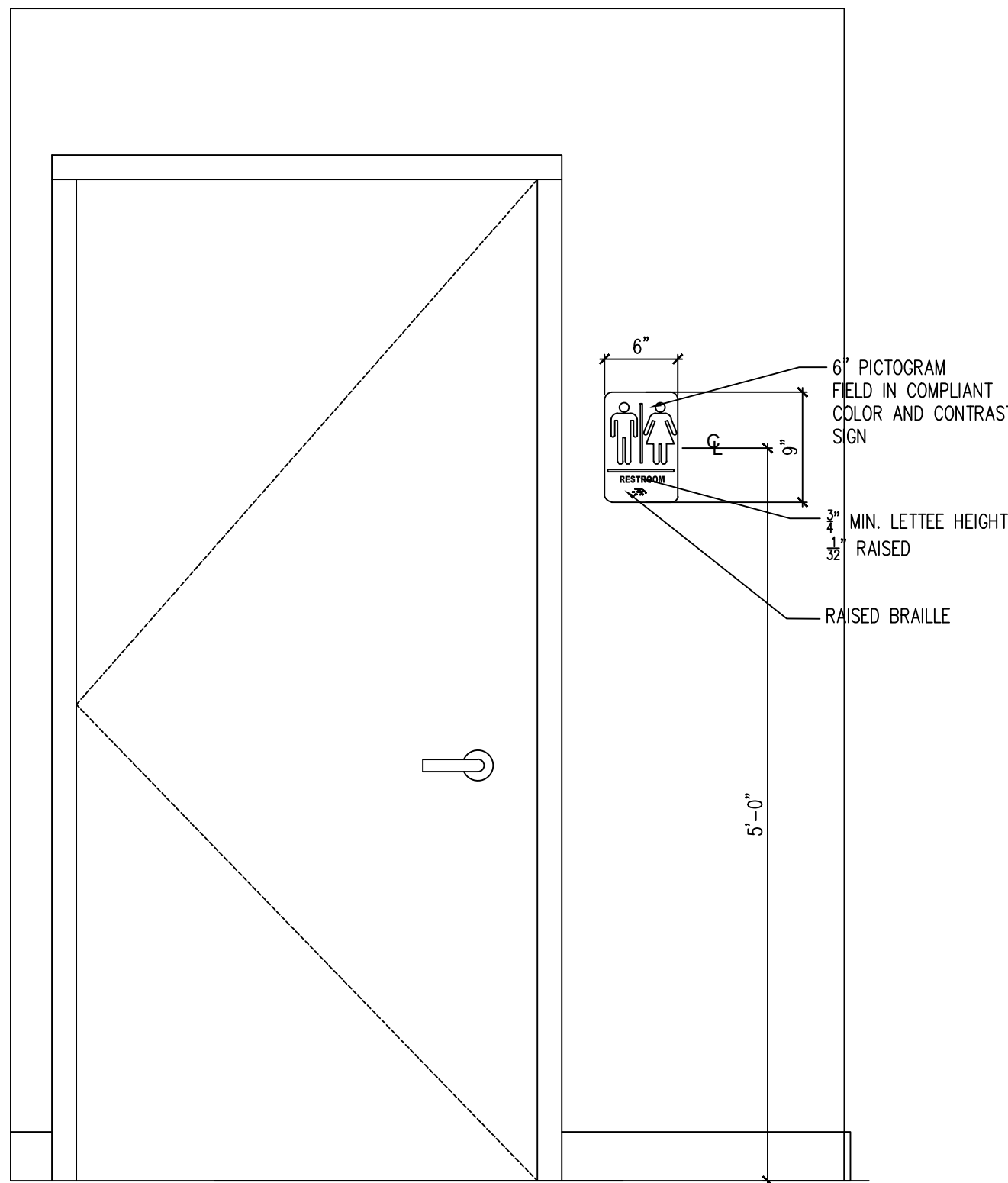
6 **ADA MIRROR DETAIL**
SCALE: 1/2"=1'-0"



7 **TOE CLEARANCE DETAIL**
SCALE: 1/2"=1'-0"



8 **KNEE CLEARANCE DETAIL**
SCALE: 1/2"=1'-0"



9 **ADA RESTROOM DOOR SIGNAGE DETAIL**
SCALE: 1"=1'-0"

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A

J

ARCHITECTS, INC.

Drawn by: JCG

Job No.: 2019-001

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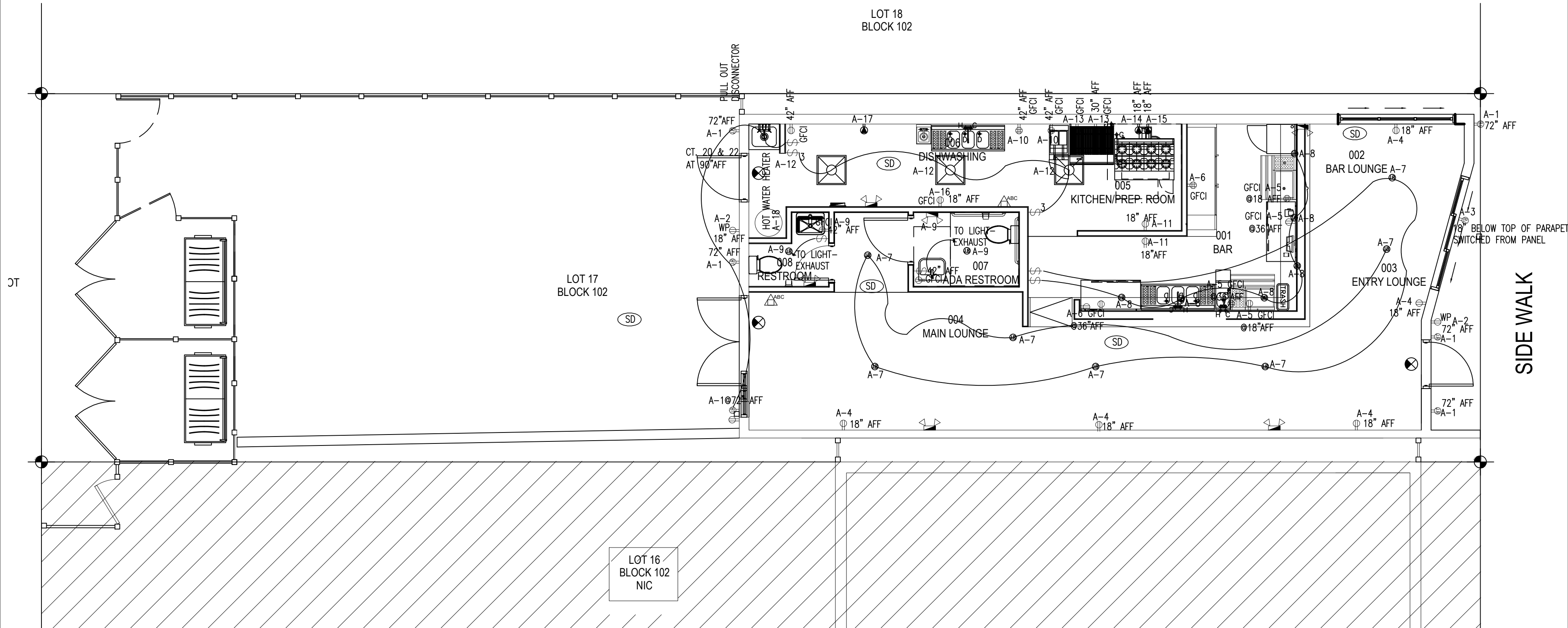
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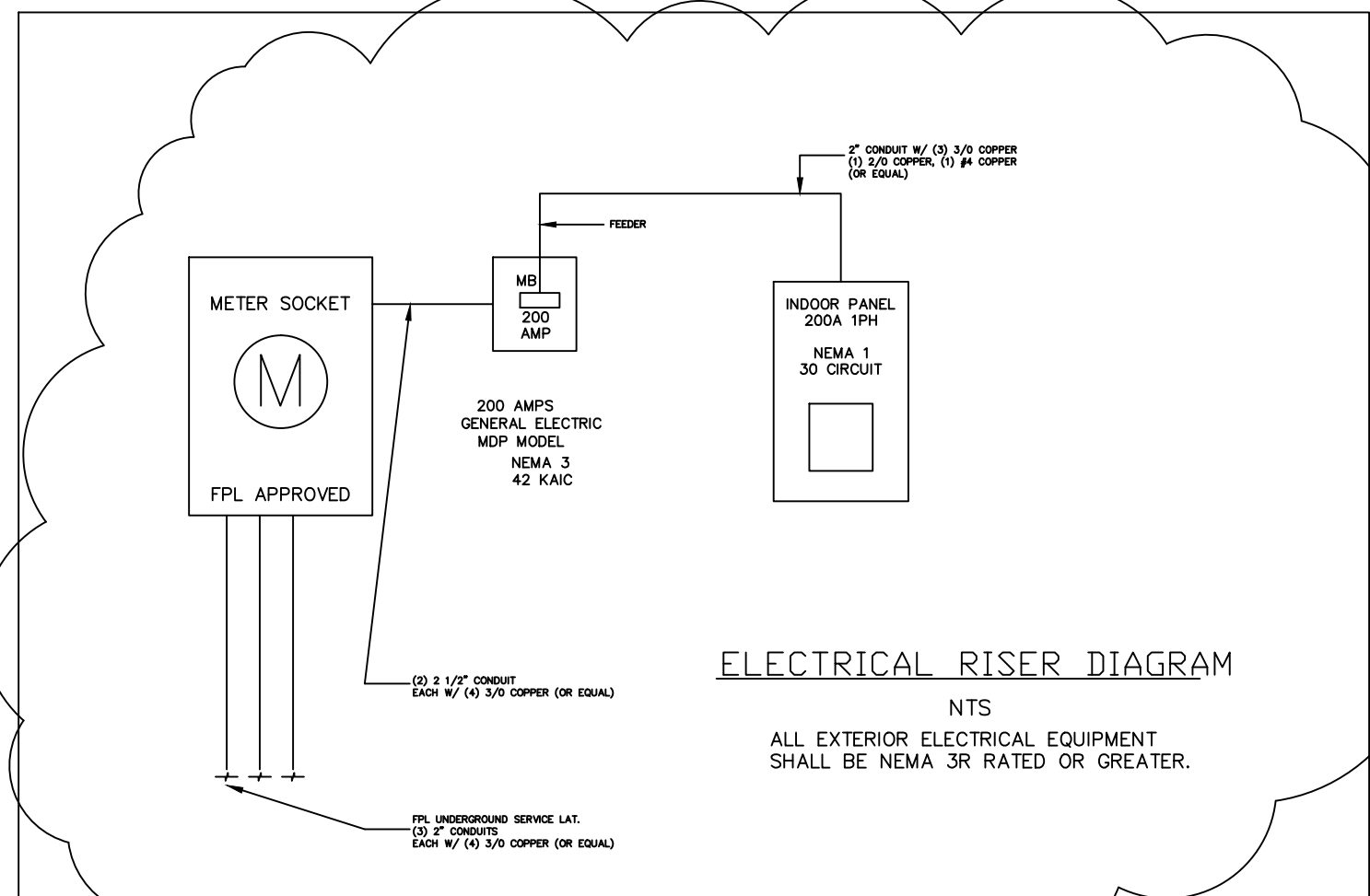


1 PROPOSED ELECTRIC PLAN

SCALE: 3/16"=1'-0"



INDOOR PANEL SIEMENS COMBO								LOCATION TYPE MOUNTING NEMA RATINGS MAINS			INSIDE-KITCHEN N/QOD FLOOR MLO				
VOLTAGE : 120/240V PHASE/WIRE : 1PH- 3W AMPS RATING : 200 AMP NO. CIRCUITS : 30															
CKT. NO.	POLES	AMPS	CB	DESCRIPTION	WIRE	COND	NOTE	NOTE	COND	WIRE	DESCRIPTION	CB	AMPS	POLES	CKT. NO.
1	1	20	QOB	OUTDOOR LIGHTS	#12AWG	1/2			1/2	#12AWG	OUTDOOR RECEPTACLES	QOB	20	1	2
3	1	20	QOB	DEDICATED-OUTDOOR SIGN	#12AWG	1/2			1/2	#12AWG	INDOOR RECEPTACLES	QOB	15	1	4
5	1	15	QOB	INDOOR BAR RECEPTACLES	#14AWG	1/2			1/2	#12AWG	INDOOR BAR RECEPT.	QOB	20	1	6
7	1	15	QOB	INDOOR LIGHTS & FANS	#12AWG	1/2			1/2	#12AWG	INDOOR LIGHTS AT BAR	QOB	15	1	8
9	1	20	QOB	LGTS & RECEPT-RESTROOMS	#12AWG	1/2			1/2	#12AWG	KITCHEN RECEPTACLES	QOB	20	1	10
11	1	20	QOB	KITCHEN RECEPTACLES	#12AWG	1/2			1/2	#12AWG	KITCHEN LIGHTS	QOB	15	1	12
13	1	20	QOB	RECEPTACLES PREP ROOM	#10AWG	1/2			3/4	#10AWG	DEDICATED	QOB	30	1	14
15	1	30	QOB	DEDICATED	#10AWG	3/4			1/2	#12AWG	KITCHEN LIGHTS & RECEPT	QOB	20	1	16
17	1	20	QOB	DISHWASHER	#10AWG	1/2			1/2	#12AWG	HOT WATER HEATER	QOB	20	1	18
19	1	40	QOB	MINI SPLIT AC SYSTEM	#10AWG	3/4			3/4	#10AWG	MINI SPLIT AC SYSTEM	QOB	40	1	20
21	1	15	QOB	RECEPTACLES	#12AWG	1/2			1/2	#14AWG	HARDWARE SMOKE DETECT.	QOB	15	1	24
25				SPARE							SPARE				26
27				SPARE							SPARE				28
29				SPARE							SPARE				30



ELECTRICAL / L.V. LEGEND

- ⬇️ DUPLEX RECEPTACLE
- ⬇️ QUADRUPLX RECEPTACLE DEDICATED 20A 120 V
- ⬇️ CAT 5 DATA OUTLET
- ⬇️ CEILING MOUNTED CAT 5 DATA OUTLET
- ⬇️ P.O.S. DATA-WIFI OUTLET
- ⬇️ TELEPHONE OUTLET
- ⬇️ DUPLEX RECEPTACLE (CEILING MOUNTED)
- ⬇️ DUPLEX RECEPTACLE (FLOOR MOUNTED)
- ⬇️ TELEVISION CABLE OUTLET
- ⬇️ DOOR BELL
- ⬇️ LIGHTING DIMMER CONTROL PANEL
- ⬇️ WALL JUNCTION BOX
- ⬇️ CEILING JUNCTION BOX
- ⬇️ ELECTRIC PANEL
- ⬇️ SINGLE POLE SWITCH
- ⬇️ ALARM KEY PAD
- ⬇️ FIRE EXTINGUISHER
- ⬇️ 4"x24" LED RECESS LIGHT
- ⬇️ SMOKE DETECTOR

DEMAND LOAD CALCULATIONS

GENERAL LIGHTING AND RECEPTACLE LOAD			
1,100 S.F.	3VA		3,300 VA
SMALL EQUIPMENT			
10	1,500VA		15,000 VA
	HOT WATER HEATER		5,720 VA
			24,000 VA
FIRST 10,000 VA @ 100%			10,000 VA
14,020 VA @ 40%			5,608 VA
	NET		15,608 VA
HVAC LOADS			
AC UNITS-LARGEST HVAC LOAD			
HEATING			
(2) 5,210 VA @ 65%-6,772 VA			
COOLING			
(2) 5,800 VA @ 100%-11,800 VA			11,800 VA
ENERGY RECOVERING VENTILATOR			
(1) @ 1,090 VA @ 100%			1,090 VA
BATH EXHAUST FANS			
(2) @ 14 VA EACH @ 25%			7 VA
TOTAL			28,506 VA
110 TOTAL AMPS			
EXISTING 200A SERVICE IS ADEQUATE			

SCOPE OF WORK:

CONVERSION TO UNDERGROUND SERVICE, NEW WIRING, LIGHT FIXTURES, OUTLETS AND FINAL HOOK-UP OF A/C UNIT.

LIFE SAFETY LEGEND

SYMBOL	DESCRIPTION
⬇️	ABC TYPE PORTABLE FIRE EXTINGUISHER
⬇️	EXIT DESIGNATION FIXTURE (GREEN EDGE LIT)
⬇️	CEILING MOUNTED EMERGENCY LIGHT 90 MIN.
⬇️	WALL MOUNTED EMERGENCY LIGHT 90 MIN.
⬇️	EMERGENCY/EXIT LIGHT COMBO 90 MIN.
⬇️	FIRE ALARM PULL STATION @ 48" A.F.F.
⬇️	FIRE ALARM AUDIO / VISUAL NOTIFICATION DEVICE (SPEAKER / STROBE WALL MOUNTED 6'-8" A.F.F.)

ELECTRICAL NOTES:

THE ENTIRE INSTALLATION SHALL BE IN ACCORDANCE WITH THE 2014 OF THE NATIONAL ELECTRICAL CODE (NEC), AND THE 6TH EDITION OF THE FLORIDA BUILDING CODE AND ANY OTHER APPLICABLE FEDERAL STATE AND LOCAL CODES.

CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, FEES, TAXES, INSPECTIONS, TESTS, ALL WORK SHALL BE PERFORMED BY A LICENSED ELECTRICAL CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER, SAID CONTRACTOR SHALL MEET ALL REQUIREMENTS SET FORTH BY ANY LOCAL ORDINANCE AND GOVERNING AUTHORITIES.

THE CONTRACTOR SHALL PROVIDE ALL REQUIRED INSURANCE FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK

THE CONTRACTOR SHALL GUARANTEE ALL MATERIALS, AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NO LESS THAN (1) YEAR FROM DATE OF FINAL ACCEPTANCE.

IT SHALL BE THE INTENT OF THESE PLANS AND SPECIFICATIONS TO SHOW EVERY MINOR DETAIL OF CONSTRUCTION. CONTRACTOR SHALL FURNISH AND INSTALL ANY ADDITIONAL CONDUIT, BOXES AND WIRING NECESSARY TO COMPLETE ELECTRICAL SYSTEM AND PROVIDE ALL REQUIREMENTS FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING TO ORIGINAL CONDITIONS ANY AND ALL DAMAGES TO BUILDING SURFACES, EQUIPMENT, ETC. CAUSED DURING THE PERFORMANCE OF THE WORK.

CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE OR DELAYS AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF INSTALLATION WHICH MAY HAVE BEEN DAMAGED THEREBY.

THE CONTRACTOR SHALL VISIT THE JOB SITE AND VERIFY ALL EXISTING CONDITIONS, AND SHALL THOROUGHLY REVIEW ALL DRAWINGS, SPECIFICATIONS AND POSSIBLE ADDENDA PRIOR TO BIDDING ON HIS WORK, NO EXTRAS TO HIS CONTRACT WILL BE ALLOWED FOR FAILURE TO COMPLY WITH THIS REQUIREMENT.

THE CONTRACTOR SHALL NOT SCALE THE ELECTRICAL DRAWINGS. REFER TO ARCHITECTURAL PLANS AND ELEVATIONS FOR EXACT LOCATIONS OF ALL EQUIPMENT UNLESS NOTED OTHERWISE.

CONTRACTOR SHALL COORDINATE HIS WORK WITH THE GENERAL CONTRACTOR SO THAT INTERFERENCE WITH OTHER TRADES BE AVOIDED.

IT SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO PROVIDE ALL LABOR, MATERIALS AND NECESSARY SUPERVISION TO ACCOMPLISH THE WORK AS SHOWN AND/OR NOTED ON THE PLANS.

CONTRACTOR SHALL COORDINATE SERVICES WITH THE RESPECTIVE UTILITY COMPANIES.

CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF CEILING CONSTRUCTION BEFORE ORDERING OR INSTALLING ANY LIGHT FIXTURES.

ALL CONDUCTORS SHALL BE STRANDED COPPER, TYPE THHN/THWN, EXCEPT WHERE OTHERWISE REQUIRED BY U.I. OR ANY CODE. MINIMUM WIRE SIZE SHALL BE 12 AWG, EXCLUDING CONTROL WIRING.

ALL CONDUCTORS SHALL BE IN CONDUITS, CONDUITS SHALL BE GALVANIZED RIGID STEEL (GRO) EXCEPT THAT: (A) PVC CONDUITS MAY BE USED UNDERGROUND PROVIDED ELBOWS AND RISERS ARE GRC, (B) ELECTRIC METALLIC TUBING (EMT) MAY BE USED IN OR ON WALLS OR CEILINGS WHERE NOT SUBJECT TO MECHANICAL DAMAGE, DAMP OR CORROSIVE CONDITIONS, (C) LIQUID TIGHT FLEXIBLE CONDUIT WHERE REQUIRED, (D) FLEXIBLE METALLIC CONDUIT WHERE REQUIRED IN DRY LOCATIONS ONLY. ALL CONDUITS IN HAZARDOUS AREAS (PER NEC) SHALL MEET THE REQUIREMENTS OF NEC CHAPTER 5.

APPLY 2 COATS OF BIOMETRIC (KOPPERS 60) TO ALL METALLIC CONDUIT IN SLABS OR UNDERGROUND. EMT IS NOT PERMITTED ANYWHERE.

FLEXIBLE CONDUITS SHALL BE USED FOR CONNECTIONS TO VIBRATING EQUIPMENT AND RECESSED LIGHT FIXTURES WHERE PERMITTED BY CODE.

FOR UNDERGROUND ELECTRICAL CONDUITS, PROVIDE PULL BOXES SUCH THAT NO SINGLE CONDUIT RUN HAS BENDS IN EXCESS OF 360 DEGREE, OR 180 DEGREES FOR TELEPHONE. PULL BOXES SHALL BE SUITABLE AND APPROVED FOR THE INTENDED USE AND WITH IRON COVERS. WARNINGS TAPES WHICH "WARNING BURIED ELECTRIC" SHALL BE PLACED IN TRENCHES ABOVE ELECTRIC CONDUITS. WHERE CONDUITS PASS UNDER PAVED AREAS, THEY SHALL BE GRC. WHERE UNDERGROUND CONDUITS ARE NOT EXPOSED TO MECHANICAL DAMAGE ARE NOT UNDER PAVED AREAS, THEY SHALL BE SCHEDULE 40 PVC. ELBOWS AND RISERS SHALL BE GRC.

ALL CONDUITS RUNS ARE SHOWN DIAGRAMMATICALLY, THE EXACT RUN ROUTING SHALL BE DETERMINED IN THE FIELD, UNLESS NOTED OTHERWISE.

PROVIDE FIRE RETARDANT UL APPROVED SEALANT ON ALL PENETRATIONS, WALLS AND STRUCTURAL SLABS. IT SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO VERIFY PRIOR TO SUBMITTING BID, THE LOCATIONS OF ALL SUCH FIRE RATED PARTITIONS, WALLS AND STRUCTURAL SLABS.

UNLESS NOTED AS EXISTING, ALL EQUIPMENT, WIRING DEVICES, ETC SHALL BE NEW.

A PULL WIRE OR CORD SHALL BE INSTALLED IN ALL EMPTY CONDUITS. ALL DISCONNECT SWITCHES SHALL BE SIZE THE EQUIPMENT SERVED. INCLUDING REJECTION CLIPS AND FUSES SWITCHES SHALL BE HP RATED FOR MAXIMUM HORSEPOWER.

CONTRACTOR SHALL VERIFY CIRCUIT PROTECTIVE DEVICE RATING FOR EQUIPMENT PRIOR TO INSTALLATION.

ALL FUSES SHALL BE CURRENT LIMITING, PER U.I. RATED 600V OR 250 V AS REQUIRED WITH: A) NO TIME DELAY FUSES IN MAIN SWITCHES AND SWITCHES FEEDING PANELS; B) DUAL ELEMENT TIME DELAY FUSES FOR MOTORS ON HVAC EQUIPMENT.

MOTOR STARTERS SHALL BE MANUAL OR MAGNETIC AS INDICATED OR REQUIRED, WITH OVERLOAD RELAYS OR FUSES IN EACH HOT LEG.

FURNISHING INSTALL DISCONNECT SWITCHES AND WIRING FOR AIR CONDITIONING SYSTEMS AS PER MANUFACTURERS NAME PLATE RECOMMENDATIONS CONTROLS ARE TO BE SUPPLIED BY THE HVAC CONTRACTOR AND INSTALLED BY THE ELECTRICAL CONTRACTOR.

ALL CIRCUIT BREAKERS SHALL BE OF THE INVERSE TIME TYPE (THERMAL-MAGNETIC) TWO AND THREE POLE CIRCUIT BREAKERS SHALL BE COMMON TRIP. THE HANDLES ARE NOT PERMITTED.

ALL ELECTRICAL EQUIPMENT SHALL BE RAIN TIGHT (NEMA 3R) WHERE EXPOSED TO WEATHER. ALL FLEX CONDUITS CONNECTED TO SUCH EQUIPMENT SHALL BE LIQUID TIGHT.

OUTLET BOXES SHALL BE PRESSED STEEL IN DRY LOCATIONS CAST ALLOY WITH THREADED HUBS IN WET OR DAMP LOCATIONS AND SPECIAL ENCLOSURES AS REQUIRED FOR OTHER CLASSIFIED AREAS, U.O.N.

PROVIDE ALL FIXTURES WITH LAMPS, VERIFY TYPE WITH MANUFACTURER.

ALL OPENINGS FOR LIGHT FIXTURES IN CEILINGS SHALL BE PROTECTED IN A MANNER (PER ALL GOVERNING CODES) THAT WILL PROVIDE THE SAME RATING AS THE CEILING, THIS APPLIES TO ALL FIRE RATED CEILINGS.

ELECTRICAL CONTRACTOR SHALL VERIFY THE CEILING FINISHES AND SUSPENSION SYSTEMS FOR SELECTION OF PROPER TRIMS AND SUPPORTS ARRANGEMENTS FOR LIGHTING FIXTURES. ALL LIGHTING SWITCHES AND/OR DIMMERS SHALL BE GANGED TOGETHER WHERE SHOWN TOGETHER.

ALL CONNECTIONS TO GROUND RODS SHALL BE MADE WITH U.I. APPROVED WELDED CONNECTIONS UNLESS NOTED OTHERWISE. CONTRACTOR SHALL FORM A GROUNDING ELECTRODE SYSTEM AS PER NEC ARTICLE 250.

ALL ELECTRICAL INSTALLATION SHALL MEET ALL STANDARD REQUIREMENTS OR POWER AND TELEPHONE COMPANIES.

LIGHTING FIXTURES DESCRIBED WHERE ARE INTENDED TO INDICATE GENERAL FIXTURE TYPE, WHICH SHALL BE SUBSTANTIACE OF THE DRYWALL. AFTER THE DRYWALL IS INSTALLED, PROPER COORDINATION BETWEEN THE ELECTRICAL CONTRACTOR AND THE GENERAL CONTRACTOR FOR RING INSTALLATION REQUIRED. ALL OUTLET BOXES SHALL BE SECURELY FASTENED. ANY AND ALL IMPROPERLY INSTALLED PLASTER RING OR OUTLET BOXES SHALL BE REMOVED AND A NEW RING OR OUTLET INSTALLED AT THE CONTRACTORS EXPENSE.

APPROVAL SHALL BE OBTAINED FROM A STRUCT. ENGINEER PRIOR TO CUTTING OR DRILLING ANY STRUCTURAL SUPPORT MEMBER.

INSTALL POWER AND CONTROL WIRING AND REQUIRED CONTROL COMPONENTS FOR A/C SYSTEMS AS SHOWN ON THESE DRAWINGS AND PER OTHER APPLICABLE DRAWINGS/INSTRUCTIONS. SEE AIR CONDITIONING DRAWING.

ALL MATERIAL REMOVED SHALL BE DISPOSED OF AS DIRECTED BY OWNER. EMPTY CONDUITS TO BE PROVIDED BY NYLON PULL STRINGS.

CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL WIRING, BRK AND FUSES SIZES IN ACCORDANCE WITH A/C EQUIPMENT NAMEPLATE IF DIFFERENT FROM THAT SPECIFIED ON DWGS. AS WELL AS ANY FEEDER CHANGES BEING AFFECTED BY THIS CHANGE, CONTRACTOR SHALL MAKE ABOVE MENTIONED CHANGES AT NO EXTRA COST.

CONTRACTOR SHALL COORDINATE ALL HIS WORK WITH OTHER TRADES IN OTHER FURNISH AND INSTALL ALL CONTROLS, WIRING AND RACEWAYS AS SHOWN ON THE A/C DRAWINGS AND/OR SPECIFICATIONS. IF AIR CONDITIONING DRAWINGS REFER TO MANUFACTURERS WIRING DIAGRAMS, THE CONTRACTOR SHALL VERIFY WITH SAID MANUFACTURER ALL REQUIREMENTS AND INCLUDE ALL RELATED WORK TO HIS CONTRACT.

CONNECT ALL EMERGENCY AND EXIT LIGHTS TO INDICATED CIRCUITS AHEAD OF ANY SWITCH.

ALL LUMINAIRES SHALL BE PROPERLY SUPPORTED IN ACCORDANCE WITH THE CEILING SYSTEM MANUFACTURER RECOMMENDATION AND LOCAL CODE REQUIREMENTS.

THIS DRAWING IS A GUIDE FOR THE ELECTRICAL INSTALLATION OF THE ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR PROVIDING A FUNCTIONING SYSTEM.

ALL PULL AND J-BOXES TO BE ACCESSIBLE AT ALL TIMES.

EXACT POINT/METHODS OF CONNECTION SHALL BE DETERMINED IN THE FIELD.

ALL RACEWAY ROUTED INSULATED CONDUCTORS SYSTEM SHALL BE CODED AS FOLLOWS: V SYSTEM PHASE A-BLACK PHASE B-RED, PHASE C-BLUE NEUTRAL WHITE, GROUND GREEN V SYSTEM PHASE A-BROWN, PHASE B-PURPLE PHASE C-YELLOW, NEUTRAL GRAY, GROUND GREEN.

Revisions

05-23-2019

3555, LLC

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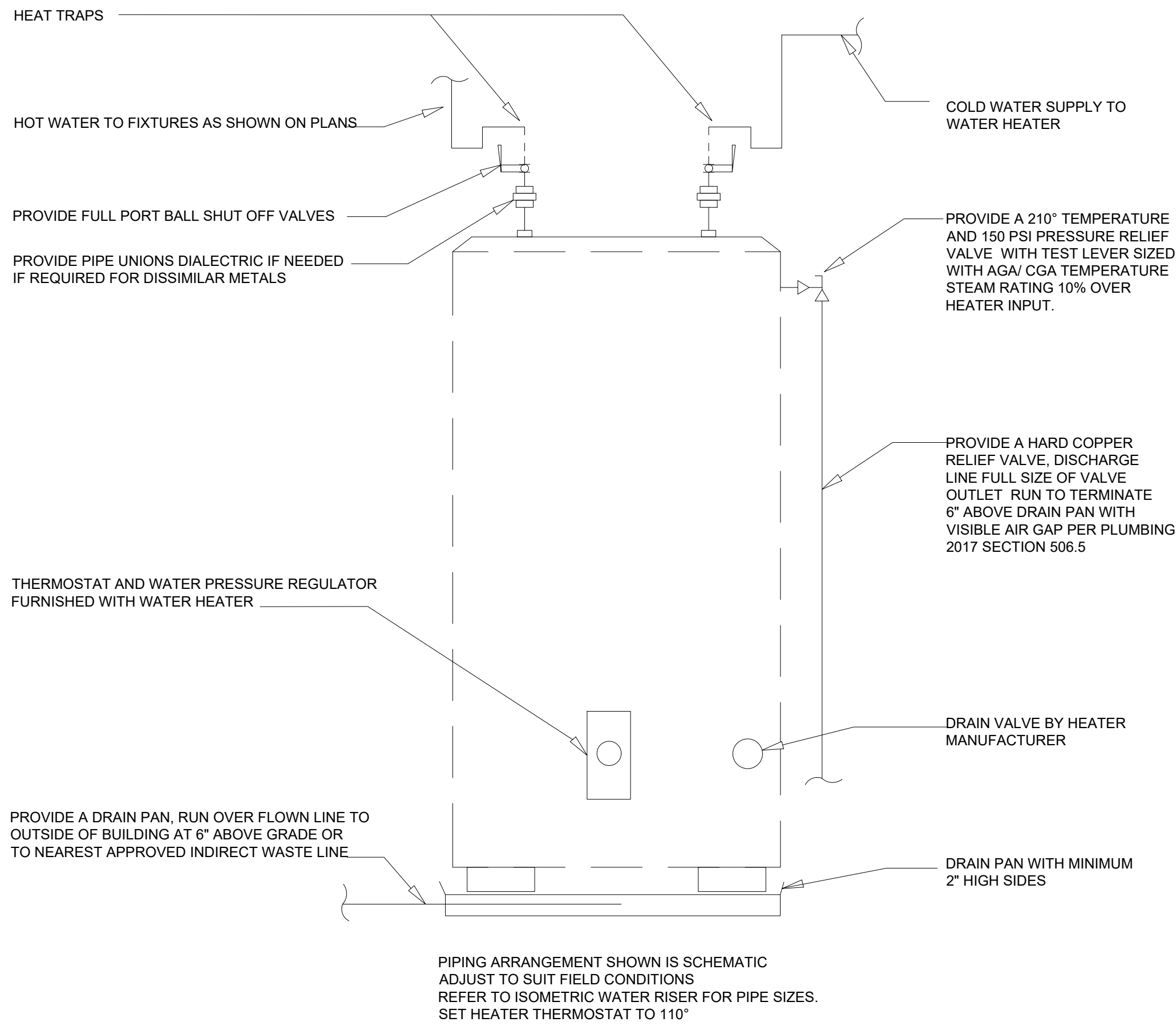
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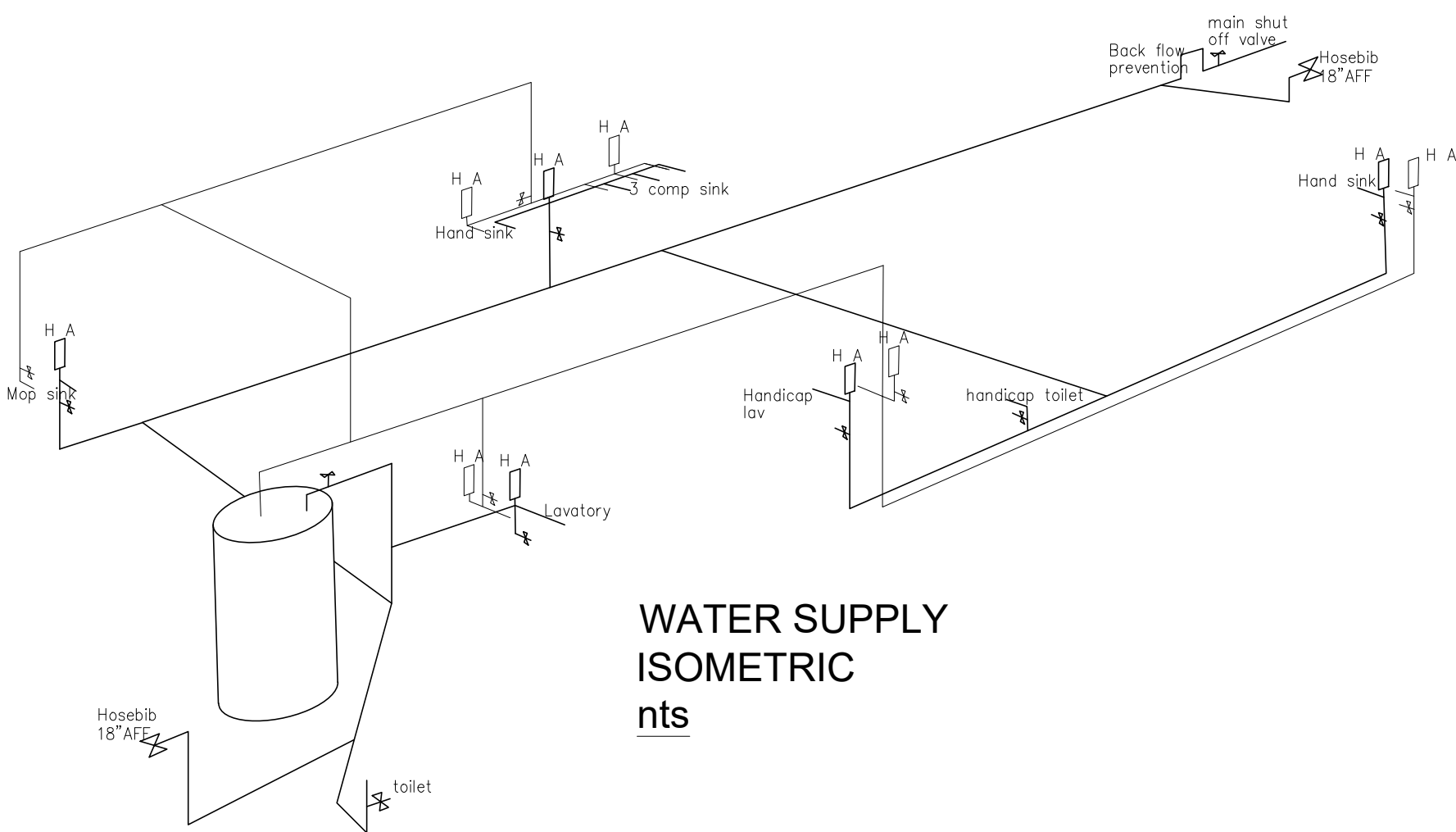
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Designs are subject to modification or change as required by actual measurements, standard industry practices in light of existing structural and other conditions, applicable bldg. codes, and the like. These plans are and shall remain the property of Mr. David and shall not be sold or reproduced without its prior written consent. Mr. David shall be notified of any changes req'd by actual measurements, etc. as aforesaid prior to submission of any phase for bid or construction.



WATER HEATER NOTE:
DRAIN VALVE BY HEATER MANUFACTURER.
DRAIN PAN WITH MIN 2" HIGH SIDES
PIPING ARRANGEMENTS SHOWN IS SCHEMATIC.
ADJUST TO SUIT FIELD CONDITIONS.
REFER TO ISOMETRIC FOR PIPE SIZES.
SET HEATER TO 110 DEGREES FAHRENHEIT

1 WATER HEATER DETAIL
SCALE: 1/4"=1'-0"



WATER SUPPLY ISOMETRIC

3 WATER SUPPLY ISOMETRIC
SCALE: 3/16"=1'-0"

DOMESTIC WATER CALCULATION	
H LAV	ADA LAVATORY AMERICA STANDARD DECLYN WALL HUNG MODEL #0321 075 WHITE, WITH FAUCET AMERICAN STANDARD COLONY MODEL #0175.207 WITH EBF-650 WHITE, W/80T THERMOSTATIC MIXING VALVE NOT TO EXCEED 110° PROVIDE 0.5 GPM AERATOR ARM SUPPORT CARRIER FOR MOUNTING OF LAV. WADE MODEL #020406 SUPPLY PLUMBER REF MODEL #6330 INSULATION RD. MUST MEET ADA CODE
LAV	LAVATORY AMERICA STANDARD WALL HUNG MODEL TO MATCH ABOVE WHITE, WITH FAUCET AMERICAN STANDARD COLONY MODEL #0175.207 WITH EBF-650 WHITE, W/80T THERMOSTATIC MIXING VALVE NOT TO EXCEED 110° PROVIDE 0.5 GPM AERATOR, ARM SUPPORT CARRIER FOR MOUNTING OF LAV.
H WC	ADA WATER CLOSET - TANK TYPE BOWL, AMERICAN STANDARD #0265 126, FLOOR MOUNTED, CADET 3 FLOWWISE, ELONGATED TOILET RIGHT HEIGHT, HIGH EFFICIENCY (1.28 GPF) WHITE, COMFORT SEAT MODEL #06033 OPEN FRONT WITH COVER
WC	LAVATORY AMERICA STANDARD, TANK BOWL TYPE, FLOOR MOUNTED, CADET 3 FLOWWISE, ELONGATED TOILET, RIGHT HEIGHT, HIGH EFFICIENCY (1.28 GPF) WHITE, COMFORT SEAT
FD	FLOOR DRAIN, SIOUX CHIEF 803 SERIES, PROVIDE TRAP PRIMER SIOUX CHIEF 803S SERIES

DOMESTIC WATER CALCULATION				
SYMBOL	FIXTURE TYPE	QUANTITY	F.U.	SUB-TOTAL FIXTURE UNITS
W.C.	WATER CLOSET	2	4	8
LAV	LAVATORY	2	1	2
SK	SINK	11	2	22
TOTAL FIXTURE UNITS				32
TOTAL GALLONS PER MINUTE				14
MINIMUM SERVICE SIZE				1"

SANITARY SEWER CALCULATIONS				
SYMBOL	FIXTURE TYPE	QUANTITY	F.U.	SUB-TOTAL FIXTURE UNITS
W.C.	WATER CLOSET	2	4	8
LAV	LAVATORY	2	1	2
SK	SINK	11	2	22
FD	FLOOR DRAIN	4	2	8
TOTAL FIXTURES UNITS				40
MINIMUM SIZE FOR DRAIN LINE				4"

Revisions

05-23-2019

3555,LLC

INTERIOR BUILD-OUT

3555 N DIXIE HIGHWAY

OAKLAND PARK, FLORIDA 33334

PH:

J.C.D. ARCHITECT INC

JUAN C. DAVID R.A.

LEED ACCREDITED PROFESSIONAL

Design by: J.C. GUERRERO

Architecture Interiors Planning Construction

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Seal

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