GENERAL NOTES

THE CONTRACTOR SHALL CAREFULLY EXAMINE THE PROJECT AREA AND SHALL HAVE SATISFIED HIMSELF AS TO THE EXISTING CONDITIONS AND THE CONDITIONS UNDER WHICH HE WILL BE OBLIGED TO OPERATE, OR WILL IN ANY MANNER EFFECT THE WORK UNDER THE CONTRACT.

EQUIPMENT AND ITEMS INDICATED AS NOT BEING INCLUDED IN THE CONTRACT, (N.I.C.), SHALL BE VERIFIED WITH THE OWNER'S REPRESENTATIVE AS TO SIZE, SHAPE AND UTILITY REQUIREMENTS TO INSURE COMPLETE AND PROPER INSTALLATION AND OPERATION.

ALL MANUFACTURED MATERIAL, EQUIPMENT AND SYSTEMS SHALL BE INSTALLED AS DIRECTED BY THE MANUFACTURER UNLESS SPECIFIED TO THE CONTRARY AND ONLY THEN IF SUCH CONFLICT IS FIRST VERIFIED WITH THE ARCHITECT IN WRITING.

IN THE EVENT OF CONFLICTING STATEMENTS OR REQUIREMENTS THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IN SUFFICIENT TIME TO PERMIT THE ISSUANCE OF WRITTEN CLARIFICATION.

FIRE MARSHALL SHALL DETERMINE NUMBER AND LOCATION OF ALL FIRE EXTINGUISHERS.

CONTRACTOR AND SUBCONTRACTORS SHALL BE RESPONSIBLE FOR CLEAN-UP AS JOB PROGRESSES.

CONTRACTOR SHALL TAKE APPROPRIATE PRECAUTIONS TO PROTECT ADJACENT OCCUPIED AREAS FROM DUST AND ALL OTHER CONSTRUCTION DEBRIS.

EXISTING WORK IS SHOWN FOR REFERENCE ONLY. THE TENANT AND ARCHITECT DO NOT GUARANTEE EXISTING CONDITIONS AS SHOWN ON THESE DRAWINGS.

CONTRACTOR SHALL OBTAIN PAY ALL PERMIT FEES AND ALL FEES ASSOCIATED WITH WORK

THE DRAWINGS INDICATE EXISTING CONDITIONS THAT ARE BELIEVED TO BE RELIABLE HOWEVER THE ARCHITECT DOES NOT GUARANTEE ITS ACCURACY OR COMPLETENESS. ALL CONTRACTORS SHALL VERIFY CONDITIONS WHICH MAY AFFECT THEIR WORK PRIOR TO BIDDING AND NOTIFY THE ARCHITECT IMMEDIATELY IF DISCREPANCIES OR CONFLICTS OCCUR

CONTRACTOR SHALL PROTECT ALL EXISTING WORK. ANY DAMAGED WORK SHALL BE REPLACED WITH MATCHING MATERIALS, COLOR, AND TEXTURE, AT CONTRACTOR'S COST.

VERIFY, AT SITE, ALL EXISTING CONDITIONS PRIOR TO CONSTRUCTION

SAFETY REGULATIONS - CALIF. ADMIN. CODE, TITLE 8, GENERAL SAFETY ORDERS ('CAL OSHA') IS APPLICABLE TO TITLE CONSTRUCTION OF THIS PROJECT AND PROVISIONS THEREOF MUST BE FOLLOWED. THE ARCHITECT AND ENGINEERS ARE NOT RESPONSIBLE FOR THE MEANS AND METHODS OF CONSTRUCTION, NOR FOR SAFETY ON THE JOBSITE. THESE RESPONSIBILITIES ARE INTENDED TO BE AND TO REMAIN SOLELY THOSE OF THE BUILDER.

ALL DIMENSIONS WHICH ARE DEPENDENT ON EXISTING CONDITIONS SHALL BE FIELD VERIFIED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH THE CURRENT EDITION OF ALL GOVERNING CODES AND STANDARDS

NOTHING IN THESE DRAWINGS AND/OR THE SPECIFICATIONS SHALL BE CONSTRUED TO PERMIT AN INSTALLATION THAT COULD BE IN VIOLATION OF THE APPLICABLE CODES, ORDINANCES, REGULATIONS, RESTRICTIONS, ETC. ALL WORK PERFORMED UNDER THIS CONTRACT SHALL BE IN FULL ACCORDANCE WITH ALL APPLICABLE CODES, ORDINANCES, REGULATIONS, RESTRICTIONS, ETC.

THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS IN THE FIELD AND SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCIES IMMEDIATELY. DISCREPANCIES BETWEEN FIELD CONDITIONS AND THE DRAWINGS SHALL CAUSE NOTIFICATION OF THE ARCHITECT PRIOR TO MAKING ANY CHANGES IN THE SCOPE OF WORK.

WRITTEN DIMENSIONS ON THESE DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS. THE CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB AND THE ARCHITECT MUST BE NOTIFIED OF ANY VARIATIONS FROM THE DIMENSIONS AND CONDITIONS SHOWN BY THESE DRAWINGS.

PLAN DIMENSIONS SHOWN FOR NEW CONSTRUCTION ARE TAKEN TO FACE OF STUD OR FACE OF CONCRETE EXCEPT DIMENSIONS WHICH ARE NOTED OTHERWISE.

HEIGHTS SHOWN OR NOTED AFF. (Above Finished Floor) ARE TO BE MEASURED FROM TOP OF FINISHED FLOORING MATERIAL. EXCEPTION AT AREAS THAT RECEIVE CARPET OR RESILIENT FLOORING, HEIGHTS ARE TO BE MEASURED FROM TOP OF CONCRETE SLAB.

THE CONTRACTOR SHALL STUDY AND COMPARE ALL DRAWINGS AND SHALL REPORT ANY DISCREPANCIES OR INCONSISTENCIES TO THE ARCHITECT BEFORE COMMENCING WORK IN THAT AREA.

IF CONFLICTS BETWEEN VARIOUS ELEMENTS (Architectural, Structural, Mechanical, Plumbing, Electrical) OF THE WORK OF THE DRAWINGS ARE DISCOVERED, THEY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IN ACCORDANCE WITH THE CONDITIONS OF THE CONTRACT.

INSTALL NECESSARY BLOCKING, BACKING, FRAMING, HANGERS AND OTHER SUPPORT FOR FIXTURES, EQUIPMENT, SHELVING AND CASEWORK, EVEN IF SAID ITEMS ARE NOT SPECIFICALLY INDICATED OR NOTED ON THE PLANS.

DETAILS SHOWN ON DRAWINGS SHALL BE INCORPORATED INTO THE PROJECT AT ALL APPROPRIATE LOCATIONS WHETHER OR NOT SPECIFICALLY REFERENCED AT EACH LOCATION. SEE ACCESSORY SCHEDULE FOR MOUNTING HEIGHTS OF ACCESSORIES.

CHANGES TO THE APPROVED DRAWINGS AND SPECIFICATIONS SHALL BE MADE BY ADDENDA OR A CHANGE ORDER APPROVED BY THE ARCHITECT.

CONTRACTOR SHALL REVIEW & COMPLY WITH ALL TENANT CONSTRUCTION REQUIREMENTS SET FORTH IN THE LATEST APPROVED LANDLORD WORKLETTER, IF ANY DISCREPANCIES ARISE BETWEEN WORKLETTER AND CONSTRUCTION DOCUMENTS, G.C. SHALL CONTACT THE ARCHITECT IMMEDIATELY.

ALL WORK DONE IS TO BE COMPLETED AND MEET OR EXCEED ALL APPLICABLE AND MOST CURRENT ASTM STANDARDS AND MANUFACTURER'S GUIDELINES AND INSTRUCTIONS IF ANY SUBSTANDARD ITEM IS FOUND, THESE SOURCES WILL BE REFERRED TO FOR A FAIR RESOLUTION

CONTRACTOR SHALL PREPARE A CONSTRUCTION WASTE MANAGEMENT PLAN PER THE 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE.

CONTRACTOR SHALL COORDINATE WITH OWNER AND FIRE ALARM COMPANY ALL REQUIREMENTS FOR EACH SUITE AND PROVIDE CONDUIT, PULL ROPE, PANELS, BOXES, BACKBOARDS, STROBES, HORNS, PULL STATIONS AND ALL OTHER REQUIREMENTS FOR A COMPLETE INSTALLATION.

CONTRACTOR SHALL COORDINATE WITH OWNER AND UTILITY COMPANY ALL VOICE AND DATA REQUIREMENTS FOR EACH SUITE AND PROVIDE CONDUIT, PULL ROPE, PANELS, BOXES, BACKBOARDS AND ALL OTHER REQUIREMENTS FOR A COMPLETE INSTALLATION.

VERIFY W/ OWNER TIMES OF CONSTRUCTION AND STORAGE OF MATERIAL LOCATIONS PRIOR TO BID

FIRE NOTES

'NO SMOKING' SIGNS ARE REQUIRED PER CALIFORNIA STATE LABOR CODE SECTION 6404.5.

FIRE EXTINGUISHERS: THE MINIMUM DISTANCE FOR EXTINGUISHER PLACEMENT IS NOT TO EXCEED SEVENTY-FIVE (75) FEET TRAVEL DISTANCE FROM ANY POINT IN THE BUILDING. FOR FURTHER EXTINGUISHER REQUIREMENTS! SEE SECTION 906.3 OF THE CALIFORNIA FIRE CODE 2022 EDITION.

KEY BOXES: A KEY BOX MAY BE REQUIRED FOR THE USE BY EMERGENCY RESPONDERS AFTER CLOSING HOURS. APPLICATIONS FOR KEY BOXES SHALL BE MADE TO THE FIRE PREVENTION SERVICES. SECTION 506 OF THE CALIFORNIA FIRE CODE

ADDRESSES IDENTIFICATION: NEW AND EXISTING BUILDINGS SHALL HAVE APPROVED ADDRESS AND/ OR BUILDING NUMBERS THAT ARE PLAINLY LEGIBLE AND VISIBLE FROM THE STREET FRONTING THE PROPERTY. THESE NUMBERS SHALL BE OF CONTRASTING COLORS WITH A MINIMUM SIZE OF 4 INCHES. FOR FURTHER ADDRESS REQUIREMENTS! SEE SECTION 505 OF THE 2022 EDITION OF THE CALIFORNIA FIRE CODE.

SUBMITTAL NOTES

PROVIDE SUBMITTALS TO ARCHITECT WITH SUFFICIENT TIME FOR REVIEW AND COMMENT/ APPROVAL. THE GENERAL CONTRACTOR SHALL HAVE REVIEWED AND APPROVED SUBMITTALS PRIOR TO THE ARCHITECT REVIEW. WHEN POSSIBLE, PLEASE CARBON COPY THE OWNER WITH ELECTRONIC PDF'S OF THE PAPER SUBMITTAL. WHEN NEEDED, PROVIDE THE ARCHITECT WITH ACTUAL PRODUCT MATERIAL FOR FINISH/ COLOR SELECTIONS.

VOICE & DATA NOTES

CONTRACTOR SHALL COORDINATE WITH OWNER AND UTILITY COMPANY ALL VOICE AND DATA REQUIREMENTS FOR EACH SUITE AND PROVIDE CONDUIT, PULL ROPE, PANELS, BOXES, BACKBOARDS AND ALL OTHER REQUIREMENTS FOR A COMPLETE INSTALLATION.

GENERAL CONDITIONS

As applicable, also refer to additional General Conditions by others.

SUBMITTALS AND SUBMITTAL PROCEDURES - provide submittals to architect with sufficient time (min. 1 week + lead times prior to scheduled install) for review and comment/ approval. The general contractor shall have reviewed and approved (in writing) submittals prior to the architect review. When possible, please carbon copy the owner with electronic pdf's of the paper submittal. When needed, provide the architect with actual product material for finish/ color selections.

AS-BUILT - As-built drawings, drawn neatly, shall be provided to owner.

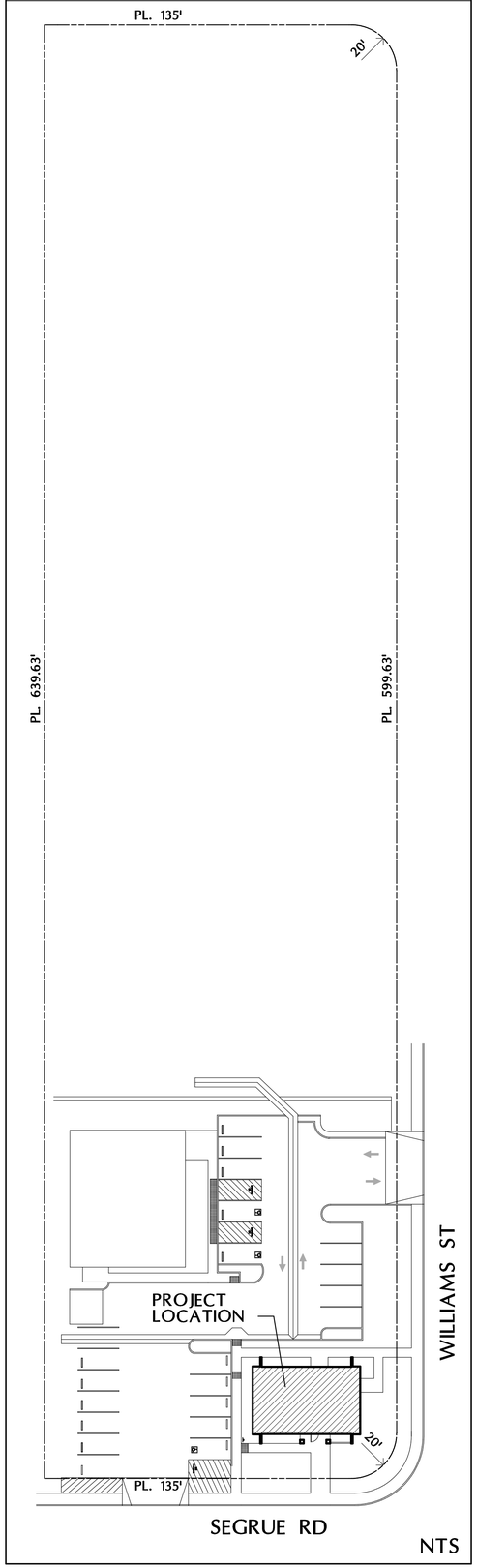
ATTIC STOCK - Attic stock shall be provided to owner. Approximately 10% overstock on finish items for future repairs, paint, carpet, grout, tile etc. CLOSE-OUT BINDER - Two (2) copies of close-out binders shall be provided to owner. These shall include: manuals, cut sheets and other relevant documents. Binder shall be provided to owner prior to project close out.

PUNCHLISTS AND JOB WALK THRU - Punchlists and job walk thru shall be conducted at the end of the project to check for compliance with construction documents and design intent.

BARRIERS - Provide barriers to prevent unauthorized entry to construction area, to prevent access to areas that could be hazardous to workers or the public to protect existing facilities and adjacent properties from damage from construction operations.

SANITATION PROTECTION: Provide as needed dust, and debris protection to adjacent areas, with extra precaution and protection provided at food handling and distribution areas

OVERALL SITE DIAGRAM



NTS

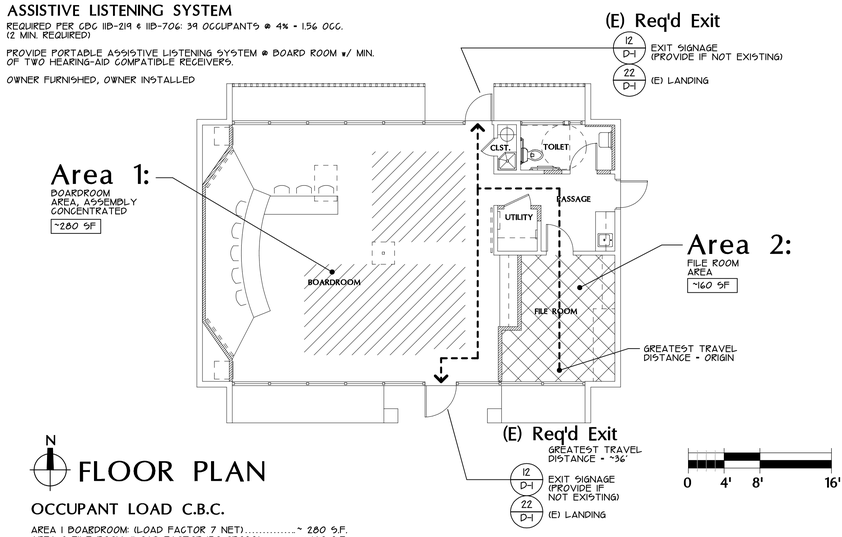
OCCUPANCY / EGRESS NOTES

ASSISTIVE LISTENING SYSTEM

REQUIRED PER CBC 11B-219 & 11B-706: 39 OCCUPANTS @ 4% = 1.56 OCC. (2 MIN. REQUIRED)

PROVIDE PORTABLE ASSISTIVE LISTENING SYSTEM @ BOARD ROOM w/ MIN. OF TWO HEARING-AID COMPATIBLE RECEIVERS.

OWNER FURNISHED, OWNER INSTALLED



FLOOR PLAN

OCCUPANT LOAD C.B.C.

AREA 1 BOARDROOM: (LOAD FACTOR 7 NET).....~ 280 S.F.
AREA 2 FILE ROOM: (LOAD FACTOR 150 GROSS)..... ~ 160 S.F.

AREA 1 OCCUPANCY: (280/7) + 8 OCC. .....48 OCCUPANTS
AREA 2 OCCUPANCY: (160/150) ..... 1 OCCUPANTS

TOTAL OCCUPANT LOAD - 49 OCCUPANTS

OCCUPANCY IS CLASSIFIED AS GROUP B PER CBC 303.1.1

(USE IS DEFINED AS A-3, EXCEPTION FOR SMALL BUILDINGS PER CBC: A BUILDING OR TENANT SPACE USED FOR ASSEMBLY PURPOSES WITH AN OCCUPANT LOAD OF LESS THAN 50 PERSONS SHALL BE CLASSIFIED AS A GROUP B OCCUPANCY)

EGRESS NOTES:

75' MAX. COMMON PATH OF EGRESS TRAVEL DISTANCE, GROUP B, NON-FIRE SPRINKLERED, OL. > 30

200' MAX. EXIT ACCESS TRAVEL DISTANCE, GROUP B, NON-FIRE SPRINKLERED

MIN. NUMBER OF EXITS, OL PER STORY: 1-500 - 2 REQUIRED EXITS

PLUMBING FIXTURE ANALYSIS C.P.C.

(2022 C.P.C. CH.4, TABLE 422.1 & TABLE 4-1)

AREA 1 - ~ 280 + AREA 2 - ~ 160:.....~ 440 SF
OCCUPANT LOAD FACTOR: 30

TOTAL OCCUPANTS: (440/30) + 8 ..... 23 OCCUPANTS

TOTAL OCCUPANTS @ 50%: EA. ..... 12 OCCUPANTS

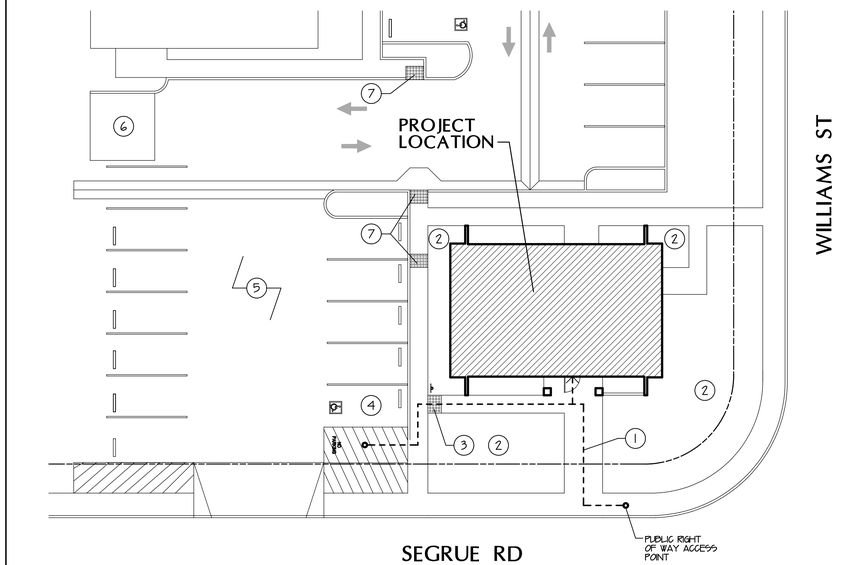
FIXTURES REQ'D ..... 1 WATER CLOSET(S)
1 LAVATORY(S)

ONE UNISEX RESTROOM PROVIDED WITH ONE WATER CLOSET AND ONE LAV

One unisex restroom OK per CPC 422.2 (3) In business occupancies with a total occupant load of 30 or less including customers and employees, one toilet facility, designed for use by no more than one person at a time, shall be permitted for use by both sexes.

SERVICE SINK ..... 1 SERVICE SINK PROVIDED

PARTIAL SITE DIAGRAM



SITE KEYNOTES

1. EXISTING ACCESSIBLE PATH OF TRAVEL IN GENERAL CONFORMANCE, SHALL BE A BARRIER- FREE ACCESS ROUTE WITHOUT ANY ABRUPT LEVEL CHANGES EXCEEDING 1/2" IF BEVELED AT 1:2 MAX SLOPE, OR VERTICAL LEVEL CHANGES EXCEEDING 1/4" MAX. AND AT LEAST 48" IN WIDTH SURFACE SHALL BE STABLE, FIRM, AND SLIP RESISTANT. CROSS SLOPE DOES NOT EXCEED 2% AND SLOPE IN THE DIRECTION OF TRAVEL IS LESS THAN 5%, UNLESS OTHERWISE INDICATED ACCESSIBLE PATH OF TRAVEL SHALL BE MAINTAINED FREE OF OVERHANGING OBSTRUCTIONS TO 80" MINIMUM, AND PROTRUDING OBJECTS GREATER THAN 4" PROJECTION FROM WALL AND ABOVE 27" AND LESS THAN 80".
2. EXISTING LANDSCAPE AREAS
3. PROVIDE 3' WIDE STRIP OF TRUNCATED DOMES DETECTABLE WARNING SYSTEM (19 / D-1)
4. EXISTING ACCESSIBLE PARKING STALL w/ EXISTING ACCESSIBLE PARKING SIGNS IN GENERAL CONFORMANCE (20 / D-1) (6 / D-1)
5. EXISTING PAVED PARKING
6. EXISTING TRASH BIN REFUSE ENGLOSURE
7. EXISTING TRUNGATED DOMES DETECTABLE WARNING SYSTEM IN GENERAL CONFORMANCE

NTS

SHEET INDEX

CONTACTS

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DEFERRED SUBMITTALS / SPECIAL INSPECTIONS

SPECIAL INSPECTIONS

SPECIAL INSPECTION REQUIRED FOR FASTENERS SET IN HARDEN CONGRETE.

- IF ANY PROJECT REVISIONS OCCURS, SPECIAL INSPECTIONS & TESTING MAY BE REQUIRED FOR THOSE REVISIONS DEPENDING ON THE SCOPE OF REVISIONS, NOTIFY ARCHITECT IF ANY REQUIRED REVISIONS MUST OCCUR.

DEFERRED SUBMITTAL ITEMS

- NONE ANTICIPATED FOR THIS PROJECT

DEFERRED SUBMITTAL NOTES

DEFERRED SUBMITTALS ARE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR. IF A COST ESTIMATE OR BID ARE PROVIDED, THE FEES AND COSTS ASSOCIATED WITH THIS SHALL BE SUPPLIED TO THE OWNER AS PART OF THE COST ESTIMATE/ BID PROCESS

THE ARCHITECT OR ENGINEER TO WHOM RESPONSIBILITY HAS BEEN DELEGATED FOR PREPARATION OF PLANS AS LISTED ON THE APPLICATION, SHALL REVIEW AND FORWARD SUBMITTAL DOCUMENTS FOR DEFERRED SUBMITTAL ITEMS TO THE GENERAL CONTRACTOR WITH A NOTATION INDICATING THAT THE DEFERRED SUBMITTAL DOCUMENTS HAVE BEEN REVIEWED AND THAT THEY HAVE BEEN FOUND TO BE IN GENERAL CONFORMANCE WITH THE DESIGN OF THE PROJECT.

THE DEFERRED SUBMITTAL ITEMS SHALL NOT BE INSTALLED UNTIL THEIR DESIGN AND SUBMITTAL DOCUMENTS HAVE BEEN APPROVED BY THE DESIGNER OF RECORD AND HAVE ACQUIRED PERMIT APPROVAL FROM THE APPLICABLE LOCAL AUTHORITY HAVING JURISDICTION.

GOVERNING CODES

ALL WORK SHALL BE IN CONFORMANCE WITH THE CURRENTLY ADOPTED EDITION OF THE FOLLOWING APPLICABLE CODES:

2022 CALIFORNIA BUILDING CODE
2022 CALIFORNIA MECHANICAL CODE
2022 CALIFORNIA PLUMBING CODE
2022 CALIFORNIA ELECTRICAL CODE
2022 CALIFORNIA FIRE CODE
2022 CALIFORNIA ENERGY CODE
2022 CALIFORNIA GREEN BUILDING STANDARDS
ADA STANDARDS FOR ACCESSIBLE DESIGN, TITLE II & III

PROJECT SUMMARY

PROJECT DESCRIPTION:

THESE ALTERATION PLANS ARE FOR A REMODEL OF AN EXISTING PUBLIC UTILITY DISTRICT BOARD MEETING ROOM BUILDING. THE PLANS CONSIST OF SOME DEMO AND RELOCATION OF INTERIOR BEARING AND NON- BEARING PARTITION WALLS, ACCESSIBLE TOILET ROOM UPGRADES, AS WELL AS SOME MECHANICAL REDISTRIBUTION AND ELECTRICAL WORK.

PROJECT INFORMATION:

APN: 168-151-21
ZONING: ..... R-1, KERN COUNTY
PARKING: ..... (E) NO CHANGE IN USE
(NO CHANGE IN PARKING REQUIRED)

BUILDING AREA: ..... ± 1,418 S.F.
(NO ADDITIONAL S.F.)
(NO CHANGE IN OCCUPANCY)
(SEE OCCUPANCY / EGRESS DIAGRAM THIS SHEET FOR ADDITIONAL AREA BREAKDOWN)

OCCUPANCY TYPE: ..... B
CONSTRUCTION TYPE: ..... V-B
STORIES ..... SINGLE
FIRE SPRINKLERS: ..... NO
FIRE ALARM: ..... NO

INLAND ARCHITECTS
LICENSED ARCHITECT SAM WILSON NO. C-29270 RENEWAL 08/30/25 STATE OF CALIFORNIA
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sam@inlandarchitects.com

BOARDROOM REMODEL

LAMONT PUBLIC UTILITY DISTRICT

8624 SEGRUE ROAD,
LAMONT CA 93241

DATE	ISSUED FOR
12/5/24	BID SET

REVISIONS
1
2
3
4
5
6

T-1

23046

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DATE	ISSUED FOR
12/5/24	BID SET

REVISIONS	
1	
2	
3	
4	
5	
6	

DEMOLITION PROJECT NOTES

CONTRACTOR IS TO REVIEW ALL DRAWINGS FOR FULL EXTEND OF DEMOLITION SCOPE REQUIREMENTS.

SEE PLUMB, MECH & ELECTRICAL SHEETS FOR ADDITIONAL DEMOLITION INFORMATION.

SALVAGE T-BAR GRID CEILING SYSTEM AS NOTED ON CEILING PLAN

ALL SALVAGEABLE CEILING TILES AND LIGHTING FIXTURES TO BE SALVAGED FOR RE-USE - VERIFY EXTENT W/TENANT

CONTRACTOR TO TAKE PRECAUTION FOR CAREFUL REMOVAL/DEMOLITION. ANY DAMAGES CAUSED BY CONTRACTOR BEYOND SCOPE OF WORK SHALL BE REPAIRED TO MEET (E) QUALITY OR BETTER @ CONTRACTORS EXPENSE. AS TO NOT DAMAGE EXISTING CONDITION.

PROTECT IN PLACE ALL (E) CONDITIONS TO REMAIN FOR INTEGRATION OF NEW CONSTRUCTION.

DEMO WALL LEGEND

TO BE REMOVED

TO REMAIN

DEMOLITION GENERAL NOTES

REMOVE ALL WALLS, PARTITIONS, DOORS AND FRAMES AS SHOWN ON DRAWINGS. VERIFY EXACT DIMENSIONS W/ FLOOR PLAN

ALL ITEMS DEEMED SALVAGEABLE BY OWNER WILL EITHER HAVE BEEN INDICATED ON THE DRAWINGS, REMOVED PRIOR TO START OF ALTERATION WORK, OR WILL BE DIRECTED BY OWNER TO BE STORED BY CONTRACTOR AND REMAIN THE PROPERTY OF THE OWNER.

ALL REMOVED ITEMS OR PORTIONS THEREOF AND MATERIALS SHALL BECOME THE PROPERTY OF THE CONTRACTOR WHO SHALL REMOVE THEM FROM THE PREMISES. DO NOT STORE ON PREMISES.

CONTRACTOR SHALL OBTAIN ALL PERMITS AND PAY ALL FEES ASSOCIATED WITH DEMOLITION WORK AS NEEDED.

CONTRACTOR SHALL TAKE APPROPRIATE PRECAUTIONS TO MAINTAIN REMAINING UTILITIES IN A SAFE MANNER READY FOR INTEGRATION IN NEW SYSTEM.

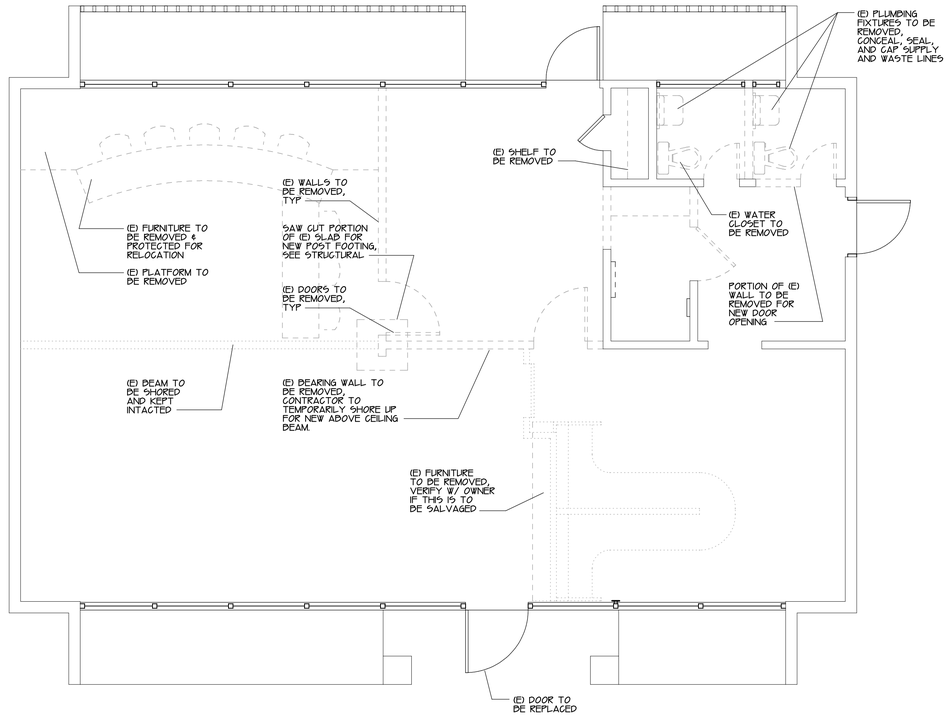
CONTRACTOR SHALL TAKE APPROPRIATE PRECAUTIONS TO PROTECT ADJACENT OCCUPIED AREAS FROM DUST AND ALL OTHER CONSTRUCTION DEBRIS.

IF PLUMBING VENT OR ANY OTHER ESSENTIAL UTILITY IS DISCOVERED IN DEMO'D WALL RE-ROUTE UTILITY AS REQ'D.

CAP ALL WASTE, WATER LINES, DATA/ELECT. CONDUIT AND ALL OTHER ABANDONED PROJECTING ITEMS FLUSH WITH ADJACENT WALL OR FLOOR TO PROVIDE A SMOOTH SURFACE.

NOTIFY ARCHITECT AND/ OR ENGINEER PRIOR TO REMOVAL OF ANY STRUCTURAL COL., BEARING WALL, BEAM, SHEARWALL OR ANY OTHER STRUCTURAL MEMBER OR SYSTEM WHICH HAS NOT BEEN IDENTIFIED OR NOTED ON PLANS.

(VERIFY WITH OWNER FOR ITEMS TO BE SALVAGED)



N

DEMOLITION PLAN

0 2' 4' 8'

A-1

23046

ACCESSIBLE DOOR NOTES:

IIB-404.2.5 Thresholds. Thresholds, if provided at doorways, shall be 1/2 inch (12.7 mm) high maximum. Raised thresholds and changes in level at doorways shall comply with Sections IIB-302 and IIB-303.

IIB-404.2.7 Door and gate hardware. Handles, pulls, latches, locks, and other operable parts on doors and gates shall comply with Section IIB-309.4. Operable parts of such hardware shall be 34 inches (864 mm) minimum and 44 inches (1118 mm) maximum above the finish floor or ground. Where sliding doors are in the fully open position, operating hardware shall be exposed and usable from both sides.

IIB-404.2.8.1 Door closers and gate closers. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

IIB-404.2.9 Door and gate opening force. The force for pushing or pulling open a door or gate other than fire doors shall be as follows:
1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum.
2. Sliding or folding doors: 5 pounds (22.2 N) maximum.
3. Required fire doors: the minimum opening force allowable by the appropriate administrative authority, not to exceed 15 pounds (66.7 N).
4. Exterior hinged doors: 5 pounds (22.2 N) maximum.
These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.

IIB-404.2.10 Door and gate surfaces. Swinging door and gate surfaces within 10 inches (254 mm) of the finish floor or ground measured vertically shall have a smooth surface on the push side extending the full width of the door or gate. Parts creating horizontal or vertical joints in these surfaces shall be within 1/16 inch (1.6 mm) of the same plane as the other and be free of sharp or abrasive edges. Cavities created by added kick plates shall be capped.

Exceptions:
1. Sliding doors shall not be required to comply with Section IIB-404.2.10.
2. Tempered glass doors without stiles and having a bottom rail or shoe with the top leading edge tapered at 60 degrees minimum from the horizontal shall not be required to meet the 10 inch (254 mm) bottom smooth surface height requirement.
3. Doors and gates that do not extend to within 10 inches (254 mm) of the finish floor or ground shall not be required to comply with Section IIB-404.2.10.
4. Reserved.

Hand-activated door opening hardware, handles, pulls, latches, locks and other operating devices on accessible doors shall have a shape that is easy to grasp with one hand and does not require tight grasping, tight pinching or twisting of the wrist to operate.

Latching and locking doors that are hand-activated and which are in a path of travel shall be operable by lever-type hardware, panic bars, push-pull activating bars, U-shaped handles or other hardware designed to provide passage. Locked exit doors shall operate as above in egress direction.

ALSO REFER TO THESE DETAILS:

4/D-1 THRESHOLDS
8/D-1 MANEUVERING
12/D-1 EXIT SIGNAGE

DOOR HARDWARE ABBREVIATIONS

ANE	ANEMOSTAT DOOR PRODUCTS
ARC	ARCADIA
FAL	FALCON
GLY	GLYNN-JOHNSON
GRH	GRAHAM MANUFACTURING CORP
IVE	H.D. IVES
LGN	LGN COMMERCIAL DIVISION
SCE	SCHLAGE ELECTRONIC SECURITY
SCH	SCHLAGE LOCK COMPANY
STE	STEELCRAFT
VON	VON DUPRIN
ZER	ZERO INTERNATIONAL ING

GENERAL DOOR NOTES

PROVIDE 10" FULL WIDTH STAINLESS BRUSHED METAL KICK PLATE ON PUSH SIDE OF DOOR

GROUT SOLID LOWER 18" OF HALLOW METAL DOOR FRAMES WHERE OCCURS BOTH SIDES, PAINT COLOR TO MATCH ADJACENT WALL SURFACES, FIELD VERIFY JAMB WIDTH, SIZE PER DOOR SCHEDULE

INSTALL METAL THRESHOLDS TO MATCH AND WEATHER STRIPING BARRIERS AT ALL EXTERIOR DOORS AND DOORS ADJACENT TO NON-CONDITIONED AND FABRICATION AREAS

INSTALL FLOOR OR WALL MOUNTED DOOR STOPS AT ALL DOORS TO PREVENT DAMAGE TO ADJACENT WALLS/ WINDOWS/ OBJECTS

ALL DOOR HANDLES TO BE LEVERED WITH BRUSHED ALUMINUM FINISH

DOOR STOPS SHALL NOT BE LOCATED IN THE PATH OF TRAVEL OR 4" MAX BEYOND THE WALL SURFACE

PROVIDE ALL ACCESSORIES FOR A COMPLETE INSTALLATION

EXIT DOORS SHALL BE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR ANY SPECIAL KNOWLEDGE OR EFFORT.

PROVIDE A READILY VISIBLE, DURABLE SIGN ADJACENT TO ENTRY DOORS STATING "THIS DOOR TO REMAIN UNLOCKED WHENEVER THE BUILDING IS OCCUPIED". THE SIGN SHALL BE IN LETTERS NOT LESS THAN 1" HIGH ON A CONTRASTING BACKGROUND. THE LOCKING DEVICE SHALL BE A TYPE THAT IS READILY DISTINGUISHABLE AS LOCKED.

MAIN ENTRANCE DOORS SHALL BE DESIGNATED WITH THE INTERNATIONAL SYMBOL OF ACCESSIBILITY.

VERIFY ALL LOCKING TYPES AND LOCATIONS WITH OWNER AND TENANTS

1008.1.9.5 Unlatching. The unlatching of any door or leaf shall not require more than one operation.

DOOR SCHEDULE:

DOOR TYPE — DOOR NUMBER
DOOR HARDWARE MSG
DOOR DIMENSIONS

Door Type

- N — HOLLOW METAL DOOR w/ (E) FRAME
  - PAINT DOOR TO MATCH ADJACENT WALL FIELD COLOR AND FINISH
  - PROVIDE SIGNAGE: "THIS DOOR TO REMAIN UNLOCKED WHENEVER THE BUILDING IS OCCUPIED" PER GENERAL DOOR NOTES THIS SHEET
- P — SOLID CORE WOOD DOOR, PAINT GRADE
  - HOLLOW METAL FRAME
  - PAINT DOOR AND FRAME TO MATCH ADJACENT WALL FIELD COLOR AND FINISH
- E1 — EXISTING DOOR AND DOOR FRAME TO REMAIN
  - PROVIDE NEW HARDWARE AND PERIMETER WEATHER SEALS
  - PAINT DOOR AND FRAME TO MATCH ADJACENT WALL FIELD COLOR AND FINISH
  - PROVIDE SIGNAGE: "THIS DOOR TO REMAIN UNLOCKED WHENEVER THE BUILDING IS OCCUPIED" PER GENERAL DOOR NOTES THIS SHEET
- E2 — EXISTING DOOR AND DOOR FRAME TO REMAIN
  - PROVIDE NEW HARDWARE AND PERIMETER WEATHER SEALS
  - PAINT DOOR AND FRAME TO MATCH ADJACENT WALL FIELD COLOR AND FINISH
- E3 — EXISTING DOOR AND DOOR FRAME TO REMAIN
  - VERIFY HARDWARE W/OWNER
  - PAINT DOOR AND FRAME TO MATCH ADJACENT FIELD COLOR AND FINISH

Door Hardware

'01' — HARDWARE SET 01
'02' — HARDWARE SET 02
'03' — HARDWARE SET 03
'04' — HARDWARE SET 04
'05' — HARDWARE SET 05

NOTE: VERIFY LOCK TYPES WITH OWNER/TENANT

DOOR HARDWARE SETS REFER TO DOOR SCHEDULE ON FLOOR VERIFY W/OWNER

HARDWARE SET 01 (TOILET DOOR)

3 EA	HINGE	5BB1 4.5 X 4.5	652	IVE
1 EA	PRIVACY SET	ND40S RH0	626	SCH
1 EA	SURFACE CLOSER	4011	689	LGN
1 EA	KICK PLATE	8400 10" X 2" LDW	630	IVE
1 EA	MOP PLATE	8400 4" X 1" LDW	630	IVE
1 EA	WALL STOP	WS401/402CCV	626	IVE
3 EA	SILENCER	SR64	GRY	IVE

HARDWARE SET 02 (UTILITY DOOR)

3 EA	HINGE	5BB1 4.5 X 4.5 NRP	652	IVE
1 EA	STOREROOM LOCK	ND80TD RH0	626	SCH
1 EA	CORE ONLY	23-030	626	SCH
1 EA	KICK PLATE	8400 10" X 2" LDW	630	IVE
1 EA	WALL STOP	WS401/402CCV	626	IVE
3 EA	SILENCER	SR64	GRY	IVE

HARDWARE SET 03 (FILE STORAGE DOOR)

3 EA	HINGE	5BB1 4.5 X 4.5	652	IVE
1 EA	ENTRANCE LOCK	ND53TD RH0	626	SCH
1 EA	CORE ONLY	23-030	626	SCH
1 EA	KICK PLATE	8400 10" X 2" LDW	630	IVE
1 EA	WALL STOP	WS401/402CCV	626	IVE
3 EA	SILENCER	SR64	GRY	IVE

HARDWARE SET 04 (BACK DOORS)

3 EA	HINGE	5BB1 4.5 X 4.5 NRP	630	IVE
1 EA	RIM CYLINDER	20-057-ICX (SPECIFY A, B, OR C)	626	SCH
1 EA	CORE ONLY	23-030	626	SCH
1 EA	SURFACE CLOSER	4111 EDA	689	LGN
1 EA	KICK PLATE	8400 10" X 2" LDW	630	IVE
1 EA	FLOOR STOP	FS441	626	IVE
1 SET	SEALS	1889 HEAD AND JAMES	BLK	ZER
1 EA	DOOR SWEEP	39A	AL	ZER
1 EA	THRESHOLD	546A MSLA-10	AL	ZER

NOTE: PROVIDE HARDWARE SUBMITTAL FOR OWNER.

FLOOR PLAN NOTES

ALL DIMENSIONS ARE TO FACE OF FRAMING UNLESS NOTED OTHERWISE

ALL ANGLED WALLS ARE 45° U.N.O. - SEE DIMENSION PLAN

ALL NEW GYPSUM BOARD SHALL RECEIVE METAL GROUNDS AND CORNER TRIM.

INSTALL MOISTURE RESISTANT GYP. BD. AT ALL WET AREAS U.N.O.

ALL CABINETRY, FIXTURES AND ACCESSORIES SHALL BE CONSTRUCTED AND INSTALLED PER APPLICABLE CODES.

VERIFY EXTENT OF WINDOW COVERINGS W/ TENANT

PROVIDE HORIZONTAL BACKING FOR CABINETRY SHELVING AND ACCESSORIES AS REQUIRED.

REPAIR, TAPE, SAND, PROVIDE FINISH/ TEXTURE TO MATCH AT ALL EXPOSED GYPSUM BOARD

ALIGN FINISHES OF ALL NEW TO EXISTING WALL CONDITIONS WHERE POSSIBLE

G.C. TO FURNISH AND INSTALL FIRE EXTINGUISHERS COORDINATE NUMBER AND LOCATIONS W/ FIRE MARSHALL

PAINT ALL EXPOSED GYP. BD. THROUGHOUT TENANT SPACE - COLOR TO BE SELECTED

CONTRACTOR TO PROVIDE AND LOCATE DATA, PHONE AND ELECTRICAL OUTLETS AS REQUIRED BY TENANT

KEYNOTES

1. 24" DEEP BASE CABINETS W/ + 34" MAX. COUNTER TOP, 4" BACK SPLASH, SEE ELEVATIONS
2. 12" DEEP UPPER CABINETS
3. REPLACE (E) W/ NEW SINGLE COMPARTMENT SINK
4. 30" X 48" CLEAR SPACE SIDE APPROACH IN FRONT OF SINK, FOR REACH RANGE REQUIREMENTS SEE DETAIL: 14/D-1
5. (E) UPPERS CABINETS
6. (E) UPPER CABINETS, TOUCH UP (E) FINISH WHERE SCUFFS AND ABRASIONS OCCUR TO MATCH (E) FINISH.
7. (E) BASE CABINETS, TOUCH UP (E) FINISH WHERE SCUFFS AND ABRASIONS OCCUR TO MATCH (E) FINISH, REPLACE COUNTER TOP W/ NEW, SEE FINISH SCHEDULE
8. OWNER PROVIDED COUNSEL'S DESK/FURNITURE (CONTRACTOR INSTALLED), PROVIDE POWER AND DATA NOTE: ALIGN FURNITURE/PLATFORM FOR PROPER FIT.
9. POWER & CABLE IN RECESSED WALL BOX FOR WALL MOUNT TELEVISIONS. VERIFY W/ EXACT T.V. PLACEMENT PRIOR TO INSTALL, PROVIDE BLOCKING IN WALL FOR MOUNTING
10. EXISTING ELECTRICAL PANEL, SEE ELECTRICAL DRAWINGS
11. PROVIDE FLUSH TRANSITION BETWEEN FLOOR FINISHES OR ACCESSIBLE COMPLIANT FLOOR TRANSITION THRESHOLD AS APPLICABLE
12. PATCH & REPAIR EXISTING WALLS TO REMAIN TO RECEIVE NEW FINISH AND PAINT PER FINISH SCHEDULE, TYP.
13. ALIGN FINISHES
14. HEADER ABOVE
15. POST & FOOTING, SEE STRUCTURAL PLANS NOTE: PREP., PRIME & PAINT TO MATCH WALL COLOR
16. 6" HIGH WOOD FRAMED PLATFORM W/ EDGE TRIM
17. BUILT-IN CABINETS, SEE ELEVATIONS
18. FURRED WALL W/ FLAT 2x WOOD STUDS W/ 5/8" GYP. BOARD ONE SIDE, TYPE 'X' OPTIONAL (PROVIDE MOISTURE RESISTANT GYP @ WET AREAS), SEE FINISH SCHEDULE FOR WALL FINISH
19. FULL STUD DEPTH FURRED PLUMBING WALL, 2x4 @ 16" O.C. W/ 5/8" GYP. BOARD ONE SIDE, TYPE 'X' OPTIONAL (PROVIDE MOISTURE RESISTANT GYP @ WET AREAS), SEE FINISH SCHEDULE FOR WALL FINISH
20. PAINT WEST WALLS (ALL 5 SEGMENTS) OF BOARDROOM ACCENT COLOR PER FINISH SCHEDULE
21. WATER HEATER, SEE PLUMBING PLANS
22. SERVICE SINK, SEE PLUMBING PLANS
23. (E) WINDOWS, PAINT FRAMES TO MATCH FIELD COLOR, SEE SCHEDULE
24. ACCESSIBLE DESIGNATED SEAT (30"X48" CLR. SPACE) PROVIDING EQUAL FACILITATION

FINISH NOTES

CLEAN, PREP AND PRIME ALL SURFACES PRIOR TO PAINTING.

PROVIDE AN EGGSHELL SHEEN LEVEL AT ALL AREAS UNLESS NOTED OTHERWISE. PROVIDE A SEMI GLOSS SHEEN LEVEL AT ALL RESTROOMS

WALL FINISH LEVEL/TEXTURE SHALL MATCH (E) FIELD VERIFY

PAINT WALL BEHIND KNEE SPACE OR PROVIDE PLASTIC LAMINATE FINISH TO MATCH BASE CABINETS AT SINK AND INSTALL TOPSET BASE

VERIFY WINDOW TREATMENTS THROUGHOUT W/ OWNER

FLOAT OUT FLOOR SUBLEVEL BETWEEN FINISHES TO PROVIDE A SMOOTH, GRADUAL AND EASILY NEGOTIATED TRANSITION BETWEEN THE TWO LEVELS

INSTALL FLOORING TRANSITION STRIPS BETWEEN FINISH FLOOR TRANSITIONS TO MEET ACCESSIBILITY COMPLIANCE - PROVIDE SUBMITTALS FOR TENANT/ARCHITECT APPROVAL

INSTALL TOPSET BASE AT ALL TOE-KICK AND EXPOSED CABINET SIDE LOCATIONS EXCEPT AT NATURAL WOOD CABINETS - U.N.O.

ALL FLOORING FINISHES TO MEET OR EXCEED A.D.A BOTH WET AND DRY SLIP RESITANCE STANDARDS - CONTRACTOR TO PROVIDE ARCHITECT WITH SUBMITTAL FOR APPROVAL

ALL FLOOR COVERINGS SHALL CONFORM TO MINIMUM A.D.A. WET AND DRY SLIP RESISTANCE RATINGS

ALL FINISHES SHOULD BE INSTALLED PER MANUFACTURE RECOMMENDATIONS

WALL LEGEND

EXISTING WALLS TO REMAIN

NEW FULL HEIGHT (U.O.N.) 2x4 STUDS @ 16" O.C. W/ 5/8" GYP. BOARD BOTH SIDES (PROVIDE MOISTURE RESISTANT GYP @ WET AREAS)
- PROVIDE SOUND BATT INSULATION @ STUD CAVITY
- SEE FINISH SCHEDULE FOR WALL FINISH
- ALIGN WALL FINISHES W/ (E) WALL FINISHES

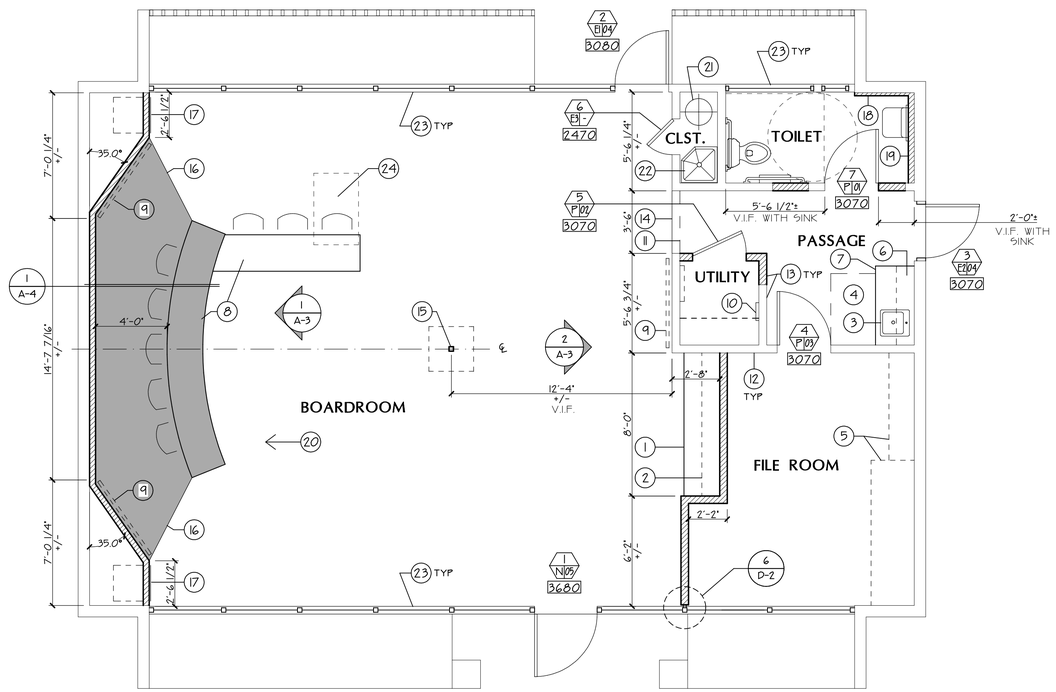
FIRE EXTINGUISHERS

G.C. TO FURNISH AND INSTALL FIRE EXTINGUISHERS COORDINATE NUMBER AND LOCATIONS W/ FIRE MARSHAL, SEE FIRE NOTES ON TITLE SHEET FOR ADDITIONAL INFORMATION

FINISH SCHEDULE

BOARDROOM	FLOOR & BASE:	CARPET TILE - MOHAWK GROUP, SKETCH EFFECT COLLECTION, FRAMED STRUCTURE, STYLE: BT436, COLOR: 924 LIGHT ELEM, MONOLITHIC INSTALLATION SHALL RUN EAST TO WEST - BROADLOOM CARPET AT PLATFORM - MOHAWK GROUP, TEXTURAL EFFECTS COLLECTION, MOSS MODERNE, STYLE: GL420, COLOR: 870 MINK- RUBBER TOP SET COVED BASE 4", BURKE FLOORING, COLOR 103 ESPRESSO
	WALLS:	PAINT - DUNN EDWARDS COLOR: DET617 WINTER MORN FIELD COLOR - ACCENT COLOR: DET625 RECLAIMED WOOD, SEE PLAN FOR LOCATION
	CEILING:	T-BAR ACOUSTICAL CEILING TILE - ARMSTRONG DUNES #1776 ANGLED TEGULAR GRID, 15/16", 2'X4'X5/8" TILE SIZE, COLOR: WHITE - SALVAGE (E) T-BAR GRID AS MUCH AS POSSIBLE, SEE PLAN - PAINT SOFFIT - DUNN EDWARDS COLOR: DEW380 WHITE
TOILET & CLOSET	FLOOR & BASE:	SHEET VINYL w/HEAT WELDED SEAMS & INTEGRAL COVED BASE 6" HIGH - ARMSTRONG HOMOGENEOUS SHEET, COLOR: HZ012 TALISMAN
	WALLS:	FIBERGLASS REINFORCED PANEL 48" TALL ABOVE 6' COVED BASE - CRANE COMPOSITES, VARITEX, LINEN TEXTURE, COLOR: 636 MORNING MIST GRAY - SEMI GLOSS PAINT @ WALLS ABOVE - DUNN EDWARDS COLOR: DET617 WINTER MORN
	CEILING:	(E) HARD LID, PATCH AND REPAIR w/o VISUAL SEAMS, SEMI GLOSS PAINT - DUNN EDWARDS COLOR: DEW380 WHITE
FILE STORAGE	FLOOR & BASE:	VINYL COMPOSIT TILE 12"X12" - ARMSTONG, EXCELON IMPERIAL TEXTURE, COLOR: 51927 FIELD GRAY - RUBBER TOP SET COVED BASE 4" - BURKE FLOORING, COLOR 103 ESPRESSO
	WALLS:	PAINT - DUNN EDWARDS COLOR: DET617 WINTER MORN
	CEILING:	(E) 2'X4' T-BAR ACOUSTICAL CEILING TILE - REPAIR GRID AND CEILING TILE AS APPLICABLE TO MATCH (E)
UTILITY & PASSAGE	FLOOR & BASE:	VINYL COMPOSIT TILE 12"X12" - ARMSTONG, EXCELON IMPERIAL TEXTURE, COLOR: 51927 FIELD GRAY - RUBBER TOP SET COVED BASE 4" - BURKE FLOORING, COLOR 103 ESPRESSO
	WALLS:	PAINT - DUNN EDWARDS COLOR: DET617 WINTER MORN
	CEILING:	(E) HARD LID, PATCH AND REPAIR w/o VISUAL SEAMS, SEMI GLOSS PAINT - DUNN EDWARDS COLOR: DEW380 WHITE
PLASTIC LAMINATE	PL-1	GABINETRY - MANUFACTURER: WILSONART STYLE: PREMIUM LAMINATE COLOR: 7958K-18 ASIAN SUN - VERTICAL PATTERN
	PL-2	COUNTERS - MANUFACTURER: WILSONART STYLE: STANDARD LAMINATE COLOR: 1595 BLACK - MATTE FINISH

NOTE: VERIFY ALL FINISHES WITH OWNER. PROVIDE SUBMITTAL FOR OWNER REVIEW.



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FLOOR PLAN

0 2' 4' 8'

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INTERIOR ELEVATION NOTES

ALL MILLWORK SHALL COMPLY WITH DRAWINGS AND GRADE REQUIREMENTS OF THE WOODWORK INSTITUTE OF CALIFORNIA, MANUAL OF MILLWORK. CONSTRUCTION GRADE SHALL BE "CUSTOM GRADE".

ALL CABINETS SHALL BE PLASTIC LAMINATE FLUSH OVERLAY CONSTRUCTION WITH MALAMINE INTERIORS, CONCEALED HINGES AND 4" PULLS TO MATCH

ALL COUNTERTOPS SHALL BE BRACED AS REQUIRED WITH DIAGONAL SUPPORTS. MATERIAL AND FINISH OF SUPPORTS SHALL MATCH ADJACENT CABINETRY.

ALL CABINETRY, FIXTURES AND ACCESSORIES SHALL BE CONSTRUCTED AND INSTALLED PER APPLICABLE CODES.

PROVIDE SUFFIGIENT BLOCKING IN WALL FOR SECURE ATTACHMNET OF CABINETS.

SCRIBE ALL CABINETS AND COUNTERTOPS TO WALLS

WRAP ALL SINK DRAINS WITH INSULATION AS REQUIRED.

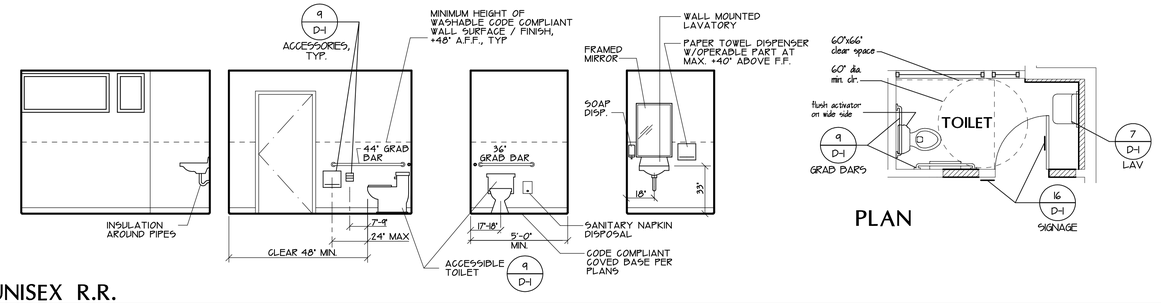
AT LEAST ONE OF EACH TYPE OF ACCESSORY SHALL BE INSTALLED WITH ALL OPERABLE PARTS WITHIN +40" FROM THE FINISHED FLOOR.

ALL COUNTERTOPS SHALL BE 24" DEEP U.N.O.

ALL UPPERS SHALL BE 12" DEEP U.N.O.

ALL PULLS SHALL BE BRUSHED ALUMINUM U.N.O.

VERIFY WITH OWNER TO CONFIRM ALL FINAL SELECTIONS FOR MATERIALS AND FINISHES



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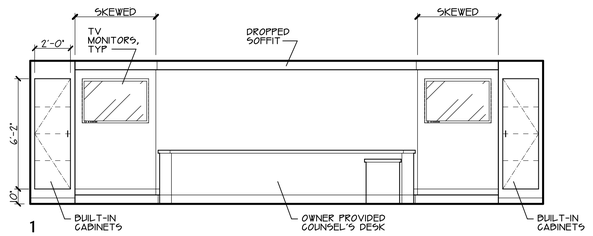

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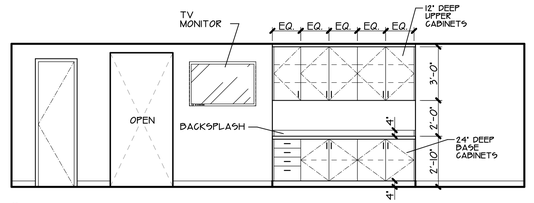

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BOARDROOM

INTERIOR ELEVATIONS

NOTE: REFER TO FLOOR PLAN FOR NOTES, FINISHES AND ADDITIONAL INFORMATION

CEILING PLAN NOTES

PROVIDE ALL NECESSARY HARDWARE FOR A COMPLETE INSTALLATION

REFER TO ELECTRICAL PLANS FOR LOCATIONS OF ALL EMERGENCY EXIT SIGNAGE AND EMERGENCY ILLUMINATION.

REFER TO ELECTRICAL PLAN FOR ADDITIONAL INFORMATION

REPLACE ALL DAMAGED FIXTURES AND EQUIPMENT U.N.O.

GENERAL CONTRACTOR SHALL COORDINATE WITH THE SYSTEMS FURNITURE SUPPLIER ALL DATA AND ELECTRICAL REQUIREMENTS TO FURNITURE POINT OF CONNECTIONS

CONTRACTOR IS RESPONSIBLE FOR FINAL DESIGN-BUILD DRAWINGS FOR BUILDING DEPARTMENT REVIEW AND APPROVAL

EGRESS LIGHTING NOTES

PROVIDE BATTERY BACK-UP EMERGENCY LIGHTING AT EXIT CORRIDORS AND EXTERIOR EXIT DISCHARGE PER 2019 CBC SECTION 1008

THE MEANS OF EGRESS, INCLUDING THE EXIT DISCHARGE, SHALL BE ILLUMINATED AT ALL TIMES THE BUILDING SPACE SERVED BY THE MEANS OF EGRESS IS OCCUPIED.

THE MEANS OF EGRESS ILLUMINATION LEVEL SHALL NOT BE LESS THAN 1 FOOT CANDLE AT THE WALKING SURFACE LEVEL

PER THE CURRENT C.B.C., EXIT SIGNS SHALL BE ILLUMINATED AT ALL TIMES TO ENSURE CONTINUED ILLUMINATION FOR DURATION OF NOT LESS THAN 90 MINUTES IN CASE OF PRIMARY POWER LOSS, THE SIGN ILLUMINATION MEANS SHALL BE CONNECTED TO AN EMERGENCY POWER SYSTEM PROVIDED FROM A SECOND POWER SOURCE.

IF NOT (E) FURNISH AND INSTALL SURFACE MOUNTED ILLUMINATED EXIT SIGNS - FINAL LAYOUT IS SUBJECT TO BUILDING DEPARTMENT REVIEW AND APPROVAL. SEE ELECTRCAL SHEETS (LIGHTING PLAN)

IF NOT (E) FURNISH & INSTALL EMERGENCY LIGHTING TO PROVIDE ILLUMINATION OF THE MEANS OF EGRESS IN THE EVENT OF POWER FAILURE AUTOMATICALLY. SYSTEM SHALL COMPLY W/ C.B.C. SECTION 1006 AND THE CURRENT ELECTRICAL CODE.

FURNISH AND INSTALL SURFACE MOUNTED ILLUMINATED EXIT SIGNS - FINAL LAYOUT IS SUBJECT TO BUILDING DEPARTMENT REVIEW AND APPROVAL.

FURNISH & INSTALL EMERGENCY LIGHTING TO PROVIDE ILLUMINATION OF THE MEANS OF EGRESS IN THE EVENT OF POWER FAILURE AUTOMATICALLY.

PROVIDE BATTERY BACK-UP EMERGENCY LIGHTING AT EXIT CORRIDORS AND EXTERIOR EXIT DISCHARGE.

THE MEANS OF EGRESS, INCLUDING THE EXIT DISCHARGE, SHALL BE ILLUMINATED AT ALL TIMES THE BUILDING SPACE SERVED BY THE MEANS OF EGRESS IS OCCUPIED.

PER CBC 1017 EXCEPTION #1 - LOW LEVEL EXITS LIGHTS ARE NOT REQUIRED AT 'A' OCCUPANCIES WHICH HAVE A SUPERVISED FIRE SPRINKLER SYSTEM INSTALLED THROUGHOUT

MECHANICAL NOTES

RELOCATE RETURN AND SUPPLY AIR GRILLS AS REQUIRED. RE-ZONE AND RE-BALANCE TO PROVIDE ADEQUATE COMFORT FOR OCCUPANTS AND EQUIPMENT

RELOCATE/PROVIDE NEW THERMOSTAT AND OTHER REQUIRED SYSTEMS FOR NEW OCCUPANT AND EQUIPMENT LOADS

SEE MECHANICAL DRAWINGS FOR GRILLE LOCATIONS

ALL HVAC MODIFIGATIONS IF ANY REQUIRED WILL BE DONE ON A DESIGN-BUILD BASIS

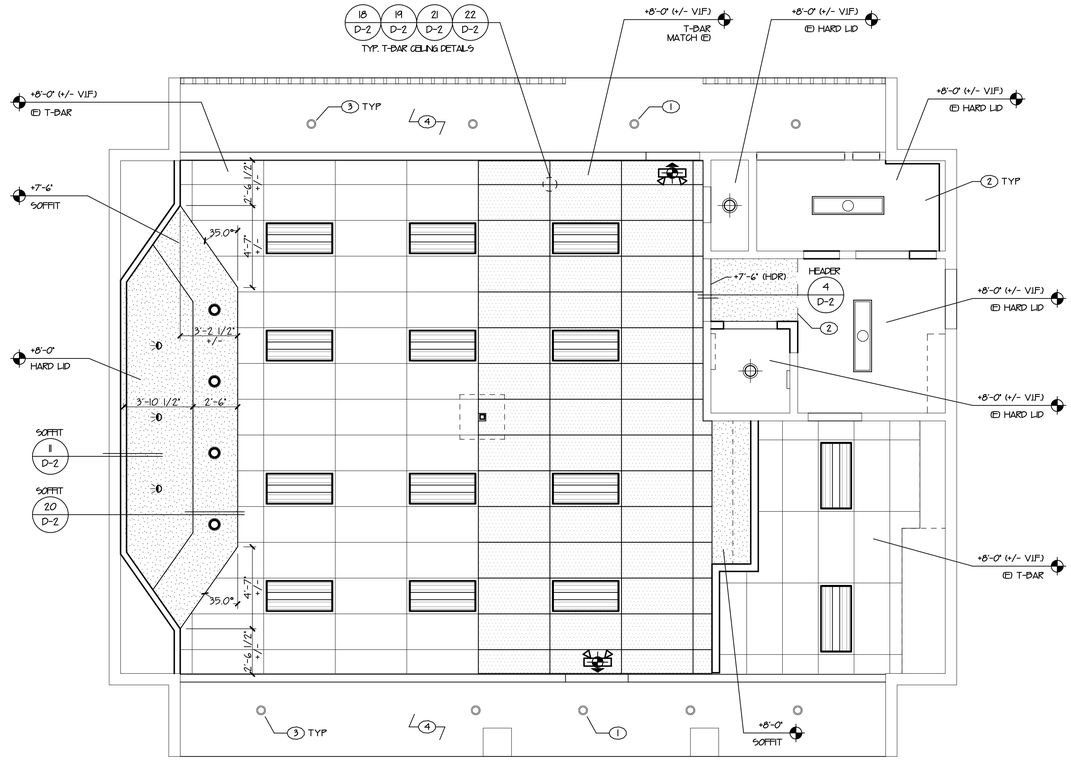
CEILING LEGEND

REFER TO ELECTRICAL PLANS FOR ADDITIONAL INFORMATION
-SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION

- 5/8" GYP BD HARD LID SOFFIT - PAINT SEMI- GLOSS WHITE
- (E) 2X4 T-BAR GRID CEILING SYSTEM - WHITE NOTE: CLEAN, PATCH & REPAIR AS NEEDED, PROVIDE NEW ACOUSTIC TILES AS NEEDED.
- 2X4 T-BAR GRID CEILING SYSTEM - WHITE TO MATCH (E), PROVIDE SEAMLESS INTEGRATION WITHIN (E) CEILING SYSTEM
- 2X4 RECESSED HIGH EFFICACY LIGHT FIXTURE
- HIGH EFFICACY RECESSED WALL WASH LIGHT FIXTURE
- HIGH EFFICACY RECESSED DOWN LIGHT
- 1X4 LED LIGHT FIXTURE, SURFACE MOUNTED
- HIGH EFFICACY SURFACE MOUNTED UTILITY LIGHT FIXTURE
- 2-HEAD BATTERY BACK-UP EMERGENCY EXIT SIGN

KEY NOTES

1. (E) EXTERIOR RATED RECESSED CAN LIGHT FIXTURE WITHIN (E) ENTRANCE CANOPY w/ EMERGENCY ILLUMINATION BATTERY BACK-UP FOR EXTERIOR EGRESS PATH TIED TO (E) EXIT SIGN - VERIFY IF FIELD, PROVIDED IF NOT EXISTING - SEE ELECTRICAL
2. PATCH, REPAIR w/o VISUAL SEAMS, PREP AND PAINT ALL (E) HARD LID CEILINGS, TYP
3. (E) REAGGESSED CAN LIGHTING AT EXTERIOR SOFFIT, TYP
4. (E) EXTERIOR SOFFIT



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CEILING PLAN

0 2' 4' 8'

PLAN

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BOARDROOM REMODEL

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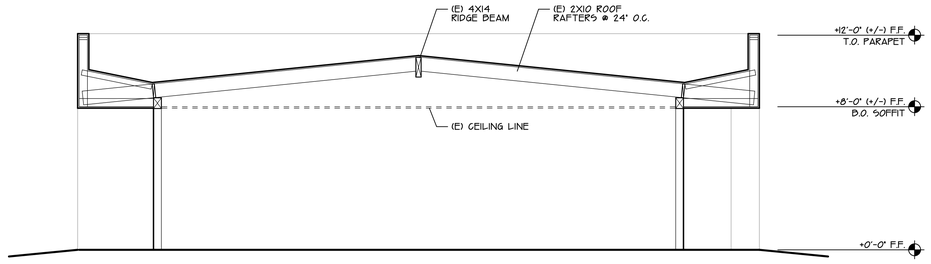
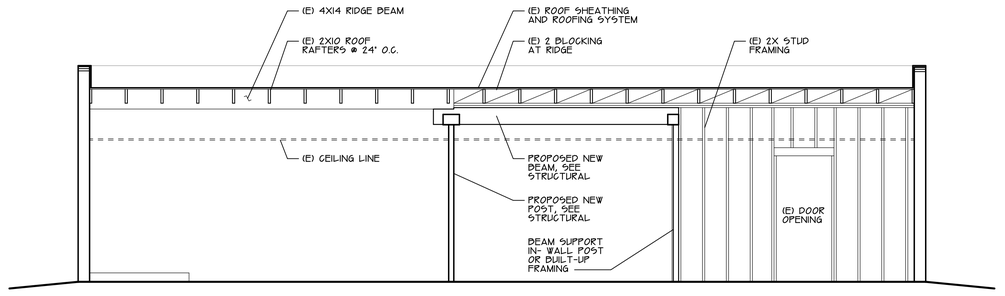
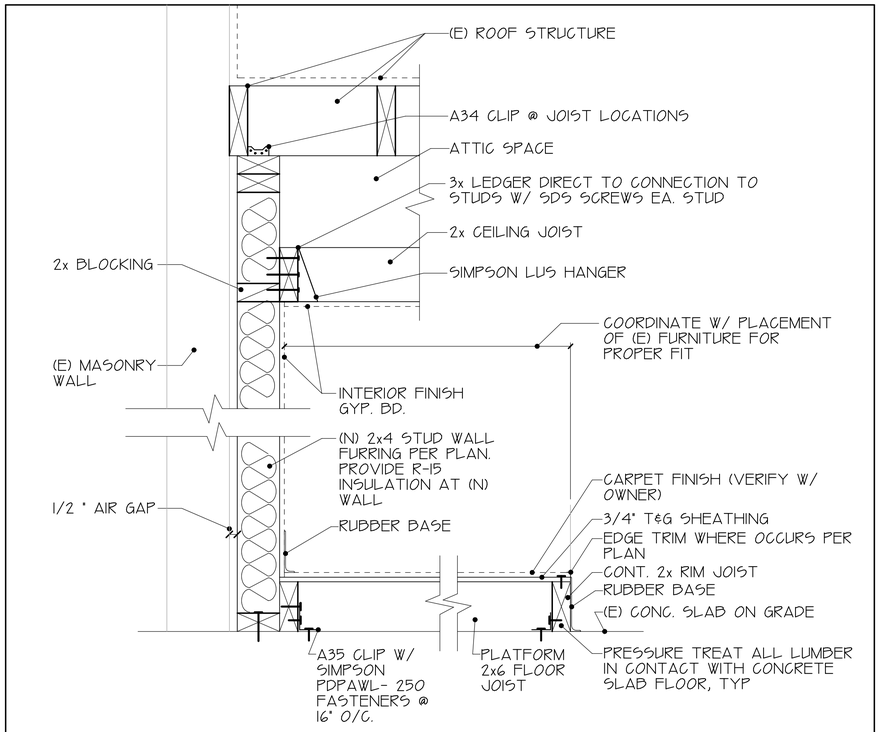


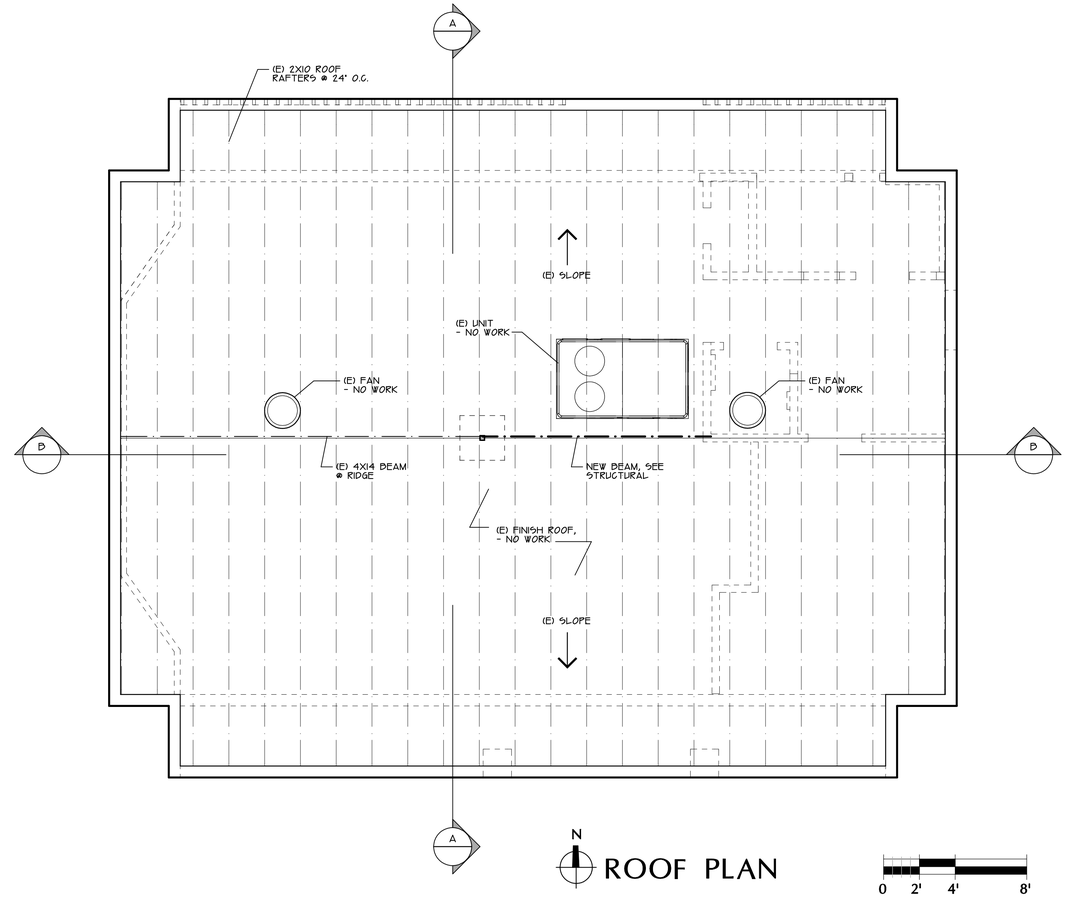
SECTION DIAGRAM - A



SECTION DIAGRAM - B



1 PLATFORM AT FURRED WALL NS



ROOF PLAN

0 2' 4' 8'

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CALIFORN

THIS SECTION NOT APPLICABLE

LE PARKING EXCEPTIONS

SHORT T

NOT REQUIRE
BICYCLE PAR
NINE OR LES

'6.4.1.1 SHORT- TERM
LTERATIONS WHICH ADD
'ACES.

LONG TE

NOT REQUIRE
TERM BICYCL
OCCUPANTS
TENANT VEH

'6.4.1.2 LONG-
WITH OVER 10 TENANT-
INS THAT ADD 10 OR MORE

*2022

BICYCLE PARKING DESIGN GUIDELINES

THIS SECTION NOT APPLICABLE

ALL BIKE RACKS I
AND INSTALLED IN
SECURITY.

CONVENIENCE AND MAXIMIZE

-AN ACCEPTABLE
SUPPORT A BIKE U

TWO POINTS OF CONTACT TO

-BIKE RACK DESIGN
LOCKING OF THE F
LOCK, ESPECIALLY

THAT WILL ALLOW FOR THE
OF A BIKE WITH ANY KIND OF

-A RACK MUST SE
REMOVED. IT MUS
SUCH AS BOLT CU
THAT CAN BE EAS

'OUNDS AND NOT EASILY
D USING COMMON HAND TOOLS
, AND PRY BARS(I.E. TOOLS

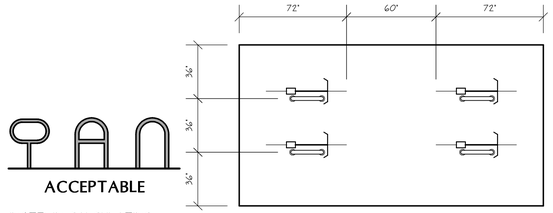
-UNDER NORMAL U
DEFORMATION

TO RUSTING, BENDING OR

-BIKE RACK DESIGN
WHEN PARKED WILL NOT BE APPROVED (I.E. SHARP EDGES, POINTS, ETC.)

APING THE PAINT ON A BIKE

-THE FOLLOWING DIAGRAMS WILL BE USED AS THE BASIS FOR APPROVING ACCEPTABLE BICYCLE RACKS AND PARKING AREAS. HOWEVER, ALTERNATE RACK DESIGNS AND PARKING LAYOUT MAY BE APPROVED BY THE BUILDING DIRECTOR PROVIDED THEY ARE CONSISTENT WITH THE INTENT OF THESE GUIDELINES



ACCEPTABLE

(NOTE: IN CALCULATING THE REQUIRED BICYCLE PARKING SPACES, AN ACCEPTABLE RACK AS SHOWN ABOVE IS CONSIDERED A BIKE CAPACITY RACK.)

BICYCLE PARKING AREA

DIAGRAMMATIC ONLY
(actual number of rancks may vary - see plans

CALIFORNIA

THIS SECTION NOT APPLICABLE

EXTERIOR ENTRY

5.407.2.2 ENTRIES
AND/OR OPENING
TO PREVENT WAT

': ENTRIES
WIND-DRIVEN RAIN
FOLLOWS:

5.407.2.2.1 EXTERI
ENTRIES SHALL E
USING NONABSOR
LEAST 2 FEET AI
PLUS AT LEAST
1 . AN INSTALLED
2. THE DOOR IS F
4 FEET IN DEPTH
3. THE DOOR IS R
4. OTHER METHOI

<EXTERIOR
INTRUSION BY
WITHIN AT
JCH OPENINGS

PTH.
AT LEAST

ROTECTION.

5.407.2.2.2 FLASH
DRAINAGE PLANE.

.TED WITH A

*2022

BUILDING M&O - RECYCLING

5.410.1
PROVIDE READILY ACCESSIBLE AREAS THAT SERVE THE ENTIRE BUILDING AND ARE IDENTIFIED FOR THE DEPOSITING, STORAGE AND COLLECTION OF NON-HAZARDOUS MATERIALS FOR RECYCLING, INCLUDING (AT A MINIMUM) PAPER, CORRUGATED CARDBOARD, GLASS, PLASTICS, ORGANIC WASTE, AND METALS OR MEET A LAWFULLY ENACTED LOCAL RECYCLING ORDINANCE, IF MORE RESTRICTIVE.

*2022

MECHANICAL/ LIGHTING / NOISE LEVEL

TESTING AND ADJUSTING OF SYSTEMS (HVAC, LIGHTING AND CONTROLS, WATER HEATING, ETC.) IS REQUIRED FOR BUILDINGS LESS THAN 10,000 SF PER CALGREEN 5.410.4.

THE COVERING OF DUCT OPENINGS AND PROTECTION OF MECHANICAL EQUIPMENT DURING CONSTRUCTION IS REQUIRED AND SHALL COMPLY WITH CALGREEN 5.504.3

MERV 13 FILTERS, MINIMUM, ARE REQUIRED PER CALGREEN 5.504.5.3.

*2022

2022 CAL GREEN INTERIOR FINISH REQUIREMENTS (POLLUTION CONTROLS - BUILDING FINISHES)

5.504.4 Finish material pollutant control. Finish materials shall comply with Sections 5.504.4.1 through 5.504.4.6.

5.504.4.1 Adhesives, sealants and caulks. Adhesives, sealants, and caulks used on the project shall meet the requirements of the following standards:

1. Adhesives, adhesive bonding primers, adhesive primers, sealants, sealant primers and caulks shall comply with local or regional air pollution control or air quality management district rules where applicable, or SCAQMD Rule 1168 VOC limits, as shown in Tables 5.504.4.1 and 5.504.4.2. Such products also shall comply with the Rule 1168 prohibition on the use of certain toxic compounds (chloroform, ethylene dichloride, methylene chloride, perchloroethylene and trichloroethylene), except for aerosol products as specified in subsection 2, below.

2. Aerosol adhesives, and smaller unit sizes of adhesives, and sealant or caulking compounds (in units of product, less packaging, which do not weigh more than one pound and do not consist of more than 16 fluid ounces) shall comply with statewide VOC standards and other requirements, including prohibitions on use of certain toxic compounds, of California Code of Regulations, Title 17, commencing with Section 94507.

5.504.4.3 Paints and coatings. Architectural paints and coatings shall comply with VOC limits in Table 1 of the ARB Architectural Coatings Suggested Control Measure, as shown in Table 5.504.4.3, unless more stringent local limits apply. The VOC content limit for coatings that do not meet the definitions for the specialty coatings categories listed in Table 5.504.4.3 shall be determined by classifying the coating as a Flat, Nonflat or Nonflat-High Gloss coating, based on its gloss, as defined in Subsections 4.21, 4.36 and 4.37 of the 2007 California Air Resources Board Suggested Control Measure, and the corresponding Flat, Nonflat or Nonflat-High Gloss VOC limit in Table 5.504.4.3 shall apply.

5.504.4.3.1 Aerosol paints and coatings. Aerosol paints and coatings shall meet the PWMIR Limits for ROC in Section 94522(a)(3) and other requirements, including prohibitions on use of certain toxic compounds and ozone depleting substances, in Sections 94522(c)(2) and (3)(2) of California Code of Regulations, Title 17, commencing with Section 94520; and in areas under the jurisdiction of the Bay Area Air Quality Management District additionally comply with the percent VOC by weight of product limits of Regulation 8 Rule 49.

5.504.4.3.2 Verification. Verification of compliance with this section shall be provided at the request of the enforcing agency. Documentation may include, but is not limited to, the following:
1. Manufacturer's product specification
2. Field verification of on-site product containers

5.504.4.4 Carpet systems. All carpet installed in the building interior shall meet the requirements of the California Department of Public Health, "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers," Version 1.2, January 2017 (Emission testing method for California Specification 01350).

See California Department of Public Health's website for certification programs and testing labs.

https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/EHLB/IAQ/Pages/VOC.aspx#material

5.504.4.4.1 Carpet Cushion
All carpet cushion installed in the building interior shall meet the requirements of the California Department of Public Health, "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers," Version 1.2, January 2017 (Emission testing method for California Specification 01350).
See California Department of Public Health's website for certification programs and testing labs.
https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/EHLB/IAQ/Pages/VOC.aspx#material

5.504.4.4.2 Carpet Adhesive
All carpet adhesive shall meet the requirements of Table 5.504.4.1.

5.504.4.5 Composite wood products. Hardwood plywood, particleboard and medium density fiberboard composite wood products used on the interior or exterior of the building shall meet the requirements for formaldehyde as specified in ARB's Air Toxics Control Measure (ATCM) for Composite Wood (17 CCR 93120 et seq.) Those materials not exempted under the ATCM must meet the specified emission limits, as shown in Table 5.504.4.5.

5.504.4.5.1 Early compliance. Reserved.

5.504.4.5.3 Documentation. Verification of compliance with this section shall be provided as requested by the enforcing agency. Documentation shall include at least one of the following:
1. Product certifications and specifications.
2. Chain of custody certifications.
3. Product labeled and invoiced as meeting the Composite Wood Products regulation (see CCR, Title 17, Section 93120, et seq.)
4. Exterior grade products marked as meeting the PS-1 or PS-2 standards of the Engineered Wood Association, the Australian AS/NZS 2269 or European 636 3S standards.
5. Other methods acceptable to the enforcing agency.

5.504.4.6 Resilient flooring systems. Where resilient flooring is installed, at least 80 percent of floor area receiving resilient flooring shall meet the requirements of the California Department of Public Health, "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers," Version 1.2, January 2017 (Emission testing method for California Specification 01350)

See California Department of Public Health's website for certification programs and testing labs.

https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/EHLB/IAQ/Pages/VOC.aspx#material

5.504.4.6.1 Verification of compliance. Documentation shall be provided verifying that resilient flooring materials meet the pollutant emission limits.

CONTACT ARCHITECT FOR TABLE VALUE REFERENCES AND INFORMATION IF THAT IS NOT AVAILABLE IN FIELD

*2022

UNIVERSAL WASTE ITEMS - DISPOSAL REQUIREMENTS

PER CALGREEN, ADDITIONS AND ALTERATIONS TO A BUILDING SHALL REQUIRE VERIFICATION THAT UNIVERSAL WASTE ITEMS SUCH AS FLUORESCENT LAMP AND BALLAST AND MERCURY CONTAINING THERMOSTATS AS WELL AS OTHER CALIFORNIA PROHIBITED UNIVERSAL WASTE MATERIALS ARE DISPOSED OF PROPERLY AND ARE DIVERTED FROM LANDFILLS. CONTRACTOR TO KEEP DOCUMNETS AND OTHER FORMS OF EVIDENCE ON SITE FOR THE INSPECTOR TO PROVE THAT THIS WAS DONE WHEN APPLICABLE.

CONSTRUCTION WASTE REDUCTION, DISPOSAL AND RECYCLING

5.408.1 Construction waste management.

Recycle and/or salvage for reuse a minimum of 65 percent of the nonhazardous construction and demolition waste in accordance with Section 5.408.1.1, 5.408.1.2 or 5.408.1.3; or meet a local construction and demolition waste management ordinance, whichever is more stringent.

5.408.1.1 Construction waste management plan.

Where a local jurisdiction does not have a construction and demolition waste management ordinance that is more stringent, submit a construction waste management plan that

1. Identifies the construction and demolition waste materials to be diverted from disposal by efficient usage, recycling, reuse on the project or salvage for future use or sale.

2. Determines if construction and demolition waste materials will be sorted on-site (source-separated) or bulk mixed (single stream).

3. Identifies diversion facilities where construction and demolition waste material collected will be taken.

4. Specifies that the amount of construction and demolition waste materials diverted shall be calculated by weight or volume, but not by both.

5.408.1.2 Waste management company.

Utilize a waste management company that can provide verifiable documentation that the percentage of construction and demolition waste material diverted from the landfill complies with this section.
Note: The owner or contractor shall make the determination if the construction and demolition waste material will be diverted by a waste management company.

Exceptions to Sections 5.408.1.1 and 5.408.1.2:
1. Excavated soil and land-clearing debris.
2. Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist.
3. Demolition waste meeting local ordinance or calculated in consideration of local recycling facilities and markets.

5.408.1.3 Waste stream reduction alternative

The combined weight of new construction disposal that does not exceed two pounds per square foot of building area may be deemed to meet the 65 percent minimum requirement as approved by the enforcing agency.

5.408.1.4 Documentation

Documentation shall be provided to the enforcing agency which demonstrates compliance with Sections 5.408.1.1 through 5.408.1.3. The waste management plan shall be updated as necessary and shall be accessible during construction for examination by the enforcing agency.

Notes:

1. Sample forms found in "A Guide to the California Green Building Standards Code (Nonresidential)" located at http://www.bsc.ca.gov/Home/CALGreen.aspx may be used to assist in documenting compliance with the waste management plan.

2. Mixed construction and demolition debris (C&D) processors can be located at the California Department of Resources Recycling and Recovery (CalRecycle).

*2022

INLAND ARCHITECTS

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BOARDROOM REMODEL

LAMONT PUBLIC UTILITY DISTRICT

8624 SEGRUE ROAD,
LAMONT CA 93241

DATE	ISSUED FOR
12/5/24	BID SET

REVISIONS	
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CG

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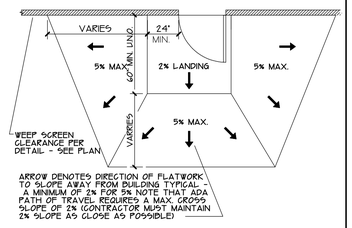
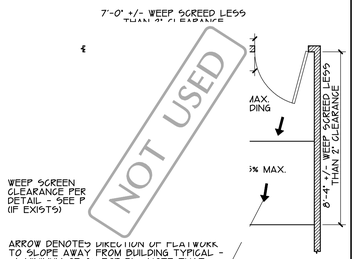


22 ENTRY/ EGRESS ACCESSIBLE LANDING FLATWORK



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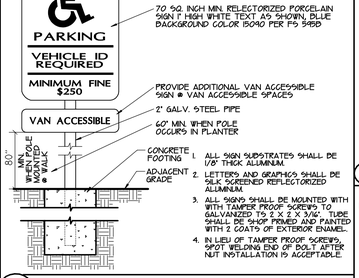


20 ACCESSIBLE VEHICLE WARNING SIGN

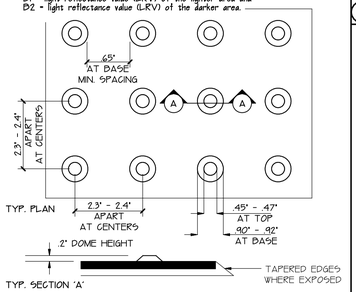
Curb ramps shall have a detectable warning that extends the full width and depth of the curb ramp, excluding the flared sides, inside the grooved border.

If a walk crosses or adjoins a vehicular way, and the walking surfaces are not separated by curbs, railings or other elements between the pedestrian areas and vehicular areas, the boundary between the areas shall be defined by a continuous detectable warning which is 36 inches (914 mm) wide, complying with Section 11B-705

11B-705.1.1.1 Dome size. Truncated domes in a detectable warning surface shall have a base diameter of 0.9 inch (22.9 mm) minimum and 0.92 inch (23.4 mm) maximum, a top diameter of 0.45 inch (11.4 mm) minimum and 0.47 inch (11.9 mm) maximum, and a height of 0.2 inch (5.1 mm).

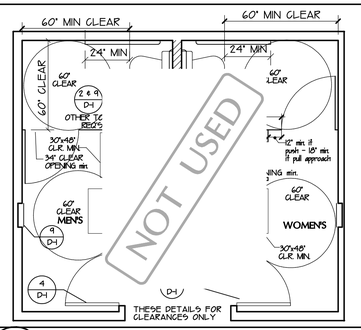
11B-705.1.1.3.1 Detectable warning surfaces shall be yellow and approximate FS 33538 of Federal Standard 595C.

11B-705.1.1.3.2 Detectable warning surfaces shall provide a 70 percent minimum visual contrast with adjacent walking surfaces. Contrast in percent shall be determined by: Contrast percent = [(B1-B2)/B1] 100 where B1 = light reflectance value (LRV) of the lighter area and B2 = light reflectance value (LRV) of the darker area.



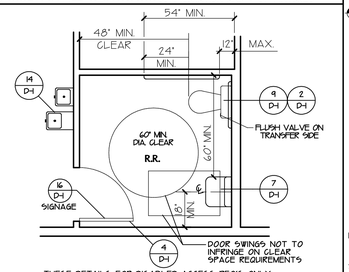
TOP OF DOMES AND SPACE BETWEEN DOMES TO HAVE ANTI-SLIP DEFORMITIES - TRUNCATED DOMES BY 'ADA SOLUTIONS INC' OR APPROVED EQUIVALENT

19 TRUNCATED DOMES NS



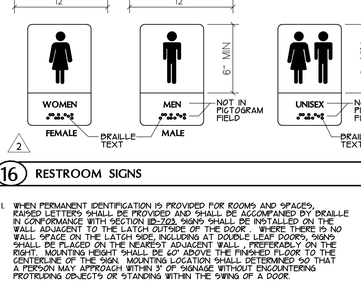
18 MULTI-STALL RESTROOM

REFER TO FLOOR PLAN FOR CONFIGURATION AND # OF FIXTURES NS

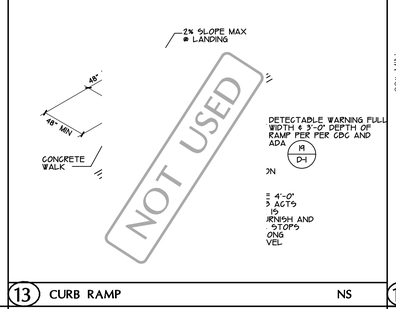


17 UNISEX RESTROOM

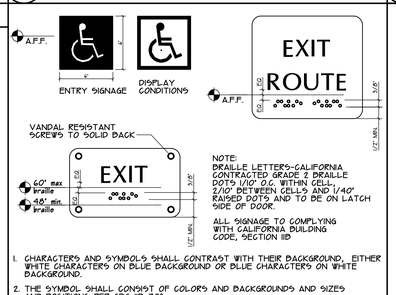
REFER TO FLOOR PLAN FOR CONFIGURATION NS



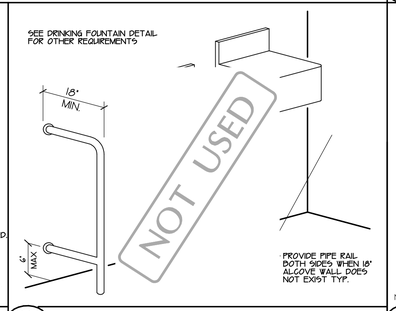
16 RESTROOM SIGNS



13 CURB RAMP NS



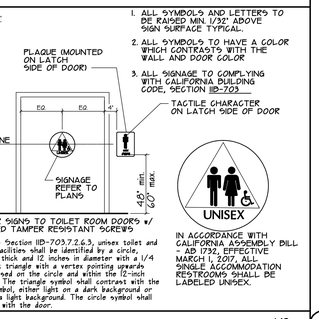
11 NON-ALCOVE WING WALL NS



15 SIGN NOTES

1. WHEN PERMANENT IDENTIFICATION IS PROVIDED FOR ROOMS AND SPACES, RAISED LETTERS SHALL BE PROVIDED AND SHALL BE ACCOMPANIED BY BRAILLE IN CONFORMANCE WITH SECTION 11B-703. SIGNS SHALL BE INSTALLED ON THE WALL ADJACENT TO THE LATCH OUTSIDE OF THE DOOR. WHERE THERE IS NO WALL SPACE ON THE LATCH SIDE, INCLUDING AT DOUBLE LEAF DOORS, SIGNS SHALL BE PLACED ON THE NEAREST ADJACENT WALL. PREFERABLY ON THE RIGHT. MOUNTING HEIGHT SHALL BE 60" ABOVE THE FINISHED FLOOR TO THE CENTERLINE OF THE SIGN. MOUNTING LOCATION SHALL BE DETERMINED SO THAT A PERSON MAY APPROACH WITHIN 3" OF SIGNAGE WITHOUT ENCOUNTERING PROTRUDING OBJECTS OR STANDING WITHIN THE SWING OF A DOOR.
2. WHEN RAISED CHARACTERS OR SYMBOLS ARE USED, THEY SHALL CONFORM TO THE FOLLOWING:
   A. LETTERS AND NUMBERS ON SIGNS SHALL BE RAISED 1/32" MINIMUM AND SHALL BE SANS-SERIF UPPERCASE CHARACTERS ACCOMPANIED BY GRADE 2 BRAILLE.
   B. RAISED CHARACTERS OR SYMBOLS SHALL BE MINIMUM OF 5/8" HIGH.
   C. PICTORAL SYMBOL SIGNS (PICTOGRAMS) SHALL BE ACCOMPANIED BY THE EQUIVALENT VERBAL DESCRIPTION PLACED DIRECTLY BELOW PICTOGRAM. THE BORDER DIMENSION OF THE PICTOGRAM SHALL BE A MINIMUM OF 6".
3. LETTERS AND NUMBERS ON SIGNS SHALL HAVE A WIDTH-TO-HEIGHT RATIO OF BETWEEN 3:5 AND 1:1 AND A STROKE WIDTH-TO-HEIGHT RATIO OF 1:5 PERCENT MAXIMUM OF THE HEIGHT OF THE CHARACTER
4. CHARACTERS AND NUMBERS ON SIGNS SHALL BE SIZED ACCORDING TO THE VIEWING DISTANCE FROM WHICH THEY ARE TO BE READ. THE MINIMUM HEIGHT IS MEASURED USING A UPPER CASE X. LOWER CASE CHARACTERS ARE NOT PERMITTED FOR SIGNS SUSPENDED OR PROJECTED ABOVE THE FINISHED FLOOR IN COMPLIANCE WITH SECTION 11B-703. THE MINIMUM CHARACTER HEIGHT SHALL BE 3"
5. CALIFORNIA IS CONTRACTED GRADE 2 BRAILLE SHALL BE USED WHEREVER BRAILLE SYMBOLS ARE SPECIFICALLY REQUIRED IN OTHER PORTIONS OF THESE REGULATIONS. DOTS SHALL BE 1/10" ON CENTERS IN EACH CELL WITH 2/10" SPACE BETWEEN CELLS. DOTS SHALL BE RAISED A MINIMUM OF 1/32" ABOVE THE BACKGROUND.

12 ENTRY & EXIT SIGNS NS



1. ALL SYMBOLS AND LETTERS TO BE RAISED MIN 1/32" ABOVE SIGN SURFACE TYPICAL.
2. ALL SYMBOLS TO HAVE A COLOR WHICH CONTRASTS WITH THE WALL AND DOOR COLOR
3. ALL SIGNAGE TO COMPLYING WITH CALIFORNIA BUILDING CODE, SECTION 11B-703.

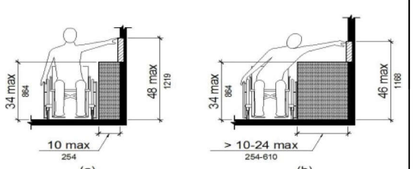
14 SIDE APPROACH REACH RANGE - OBSTRUCTED HIGH REACH

11B-308.3.2 OBSTRUCTED HIGH REACH

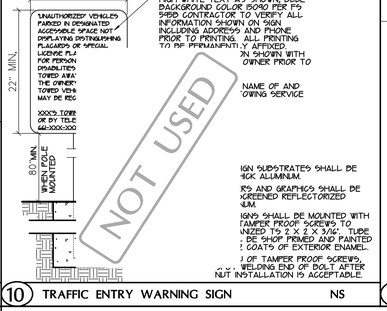
WHERE A CLEAR FLOOR OR GROUND SPACE ALLOWS A PARALLEL APPROACH TO AN ELEMENT AND THE HIGH SIDE REACH IS OVER AN OBSTRUCTION, THE HEIGHT OF THE OBSTRUCTION SHALL BE 34 INCHES (864 MM) MAXIMUM AND THE DEPTH OF THE OBSTRUCTION SHALL BE 24 INCHES (610 MM) MAXIMUM. THE HIGH SIDE REACH SHALL BE 48 INCHES (1219 MM) MAXIMUM FOR A REACH DEPTH OF 10 INCHES (254 MM) MAXIMUM. WHERE THE REACH DEPTH EXCEEDS 10 INCHES (254 MM), THE HIGH SIDE REACH SHALL BE 46 INCHES (1168 MM) MAXIMUM FOR A REACH DEPTH OF 24 INCHES (610 MM) MAXIMUM.

EXCEPTIONS:

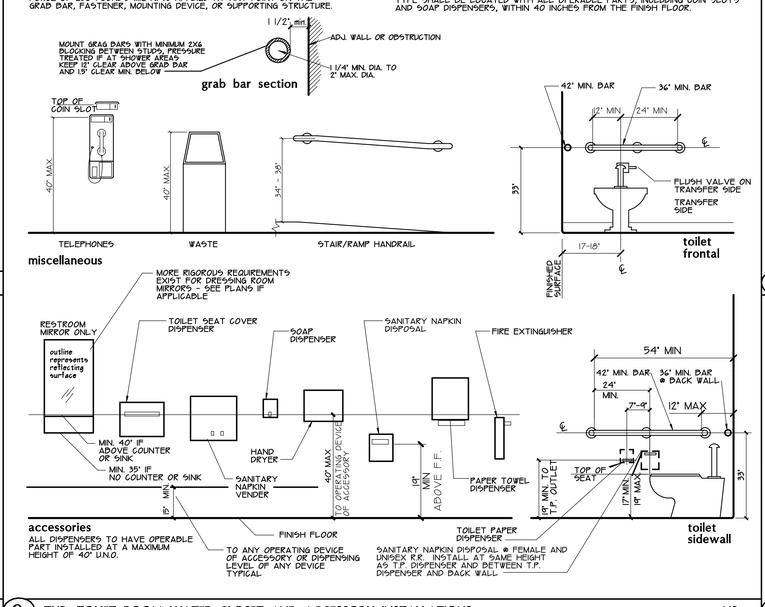
1. THE TOP OF WASHING MACHINES AND CLOTHES DRYERS SHALL BE PERMITTED TO BE 36 INCHES (914 MM) MAXIMUM ABOVE THE FINISH FLOOR.
2. OPERABLE PARTS OF FUEL DISPENSERS SHALL BE PERMITTED TO BE 54 INCHES (1372 MM) MAXIMUM MEASURED FROM THE SURFACE OF THE VEHICULAR WAY WHERE FUEL DISPENSERS ARE INSTALLED ON EXISTING CURBS.



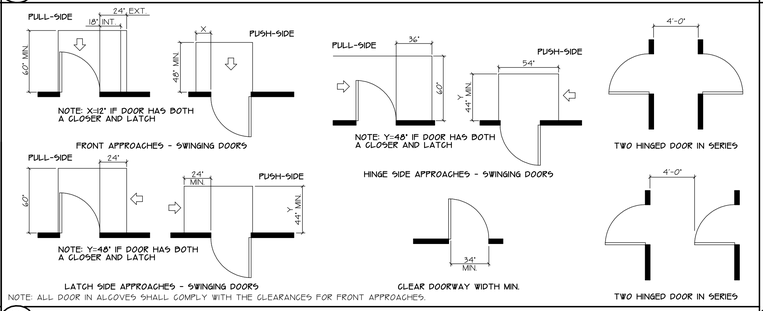
10 TRAFFIC ENTRY WARNING SIGN NS



9 TYP. TOLIET ROOM WATER CLOSET AND ACCESSORY INSTALLATIONS NS



8 MANEUVERING CLEARANCES AT DOORS NS



7 LAVATORIES AND MIRRORS NS

THESE REQUIREMENTS SHALL APPLY TO LAVATORY FIXTURES, VANITIES, AND BUILT-IN LAVATORIES.

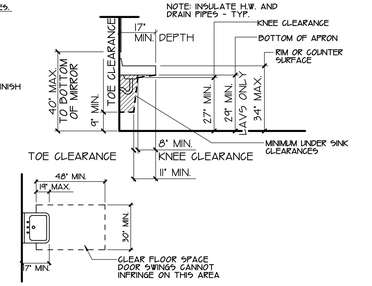
1.) LAVATORIES SHALL BE MOUNTED WITH THE RIM OR COUNTER SURFACE NO HIGHER THAN 34 INCHES ABOVE THE FINISH FLOOR. PROVIDE A CLEARANCE OF AT LEAST 29 INCHES ABOVE THE FINISH FLOOR TO THE BOTTOM OF THE APRON. KNEE AND TOE CLEARANCE SHALL BE PROVIDED. KNEE CLEARANCE SHALL BE 30 INCHES WIDE, 8 INCHES DEEP FROM THE FRONT OF LAVATORY AT 27 INCHES ABOVE FINISH FLOOR. TOE CLEARANCE SHALL BE 30 INCHES WIDE, 17 INCHES DEEP FROM FRONT OF LAVATORY WITH A MAXIMUM 6 INCHES DEEP PROTRUSION AT A MINIMUM 9 INCHES ABOVE FINISH FLOOR. SEE FIGURE FOR CLARIFICATION.

2.) CLEAR FLOOR SPACE: A CLEAR FLOOR SPACE 30 INCHES BY 48 INCHES SHALL BE PROVIDED IN FRONT OF A LAVATORY TO ALLOW TOWARD APPROACH. SUCH CLEAR FLOOR SPACE SHALL ADJOIN OR OVERLAP AN ACCESSIBLE ROUTE AND SHALL EXTEND A MAXIMUM 17 INCHES UNDERNEATH THE LAVATORY.

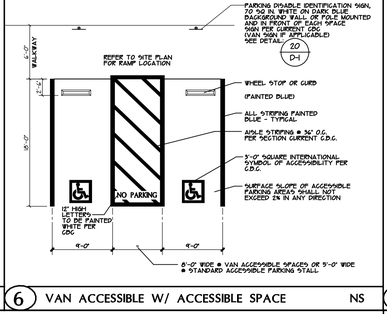
3.) EXPOSED PIPES AND SURFACES: HOT WATER AND DRAIN PIPES UNDER LAVATORIES SHALL BE INSULATED OR OTHERWISE CONFIGURED TO PROTECT AGAINST CONTACT. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES.

4.) FAUCETS: 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 LBS. LEVER-OPERATED, PUSH-TYPE, AND ELECTRONICALLY CONTROLLED MECHANISMS ARE EXAMPLES OF ACCEPTABLE DESIGNS. IF SELF-CLOSING VALVES ARE USED THE FAUCET SHALL REMAIN OPEN FOR AT LEAST 10 SECONDS.

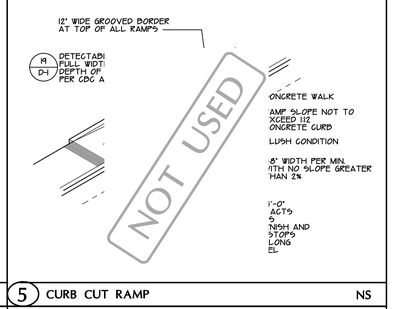
5.) MIRRORS: MIRRORS SHALL BE MOUNTED WITH THE BOTTOM EDGE OF THE REFLECTED SURFACE NO HIGHER THAN 40 INCHES ABOVE THE FINISH FLOOR.



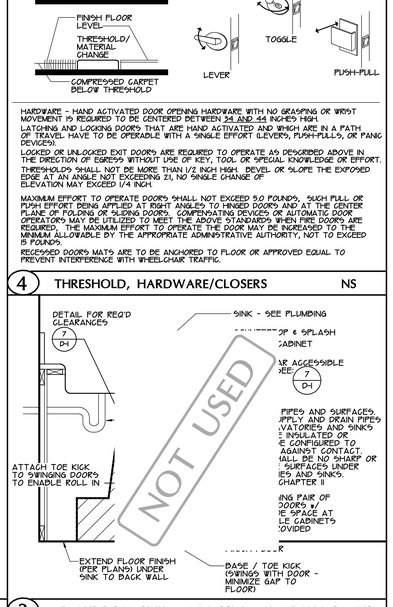
6 VAN ACCESSIBLE W/ ACCESSIBLE SPACE NS



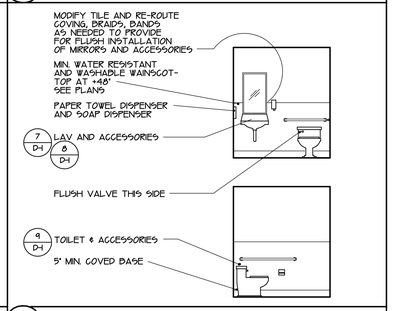
5 CURB CUT RAMP NS



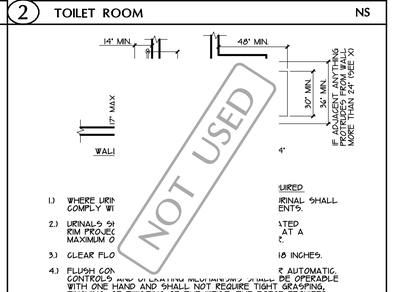
4 THRESHOLD, HARDWARE/CLOSERS NS



3 BREAKROOM SINK - ACCESSIBLE CLEARANCES NS



2 TOILET ROOM NS



1 ACCESSIBLE URINALS

iA
INLAND ARCHITECTS
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BOARDROOM REMODEL

LAMONT PUBLIC UTILITY DISTRICT

8624 SEGRUE ROAD, LAMONT CA 93241

DATE	ISSUED FOR
12/5/24	BID SET

REVISIONS
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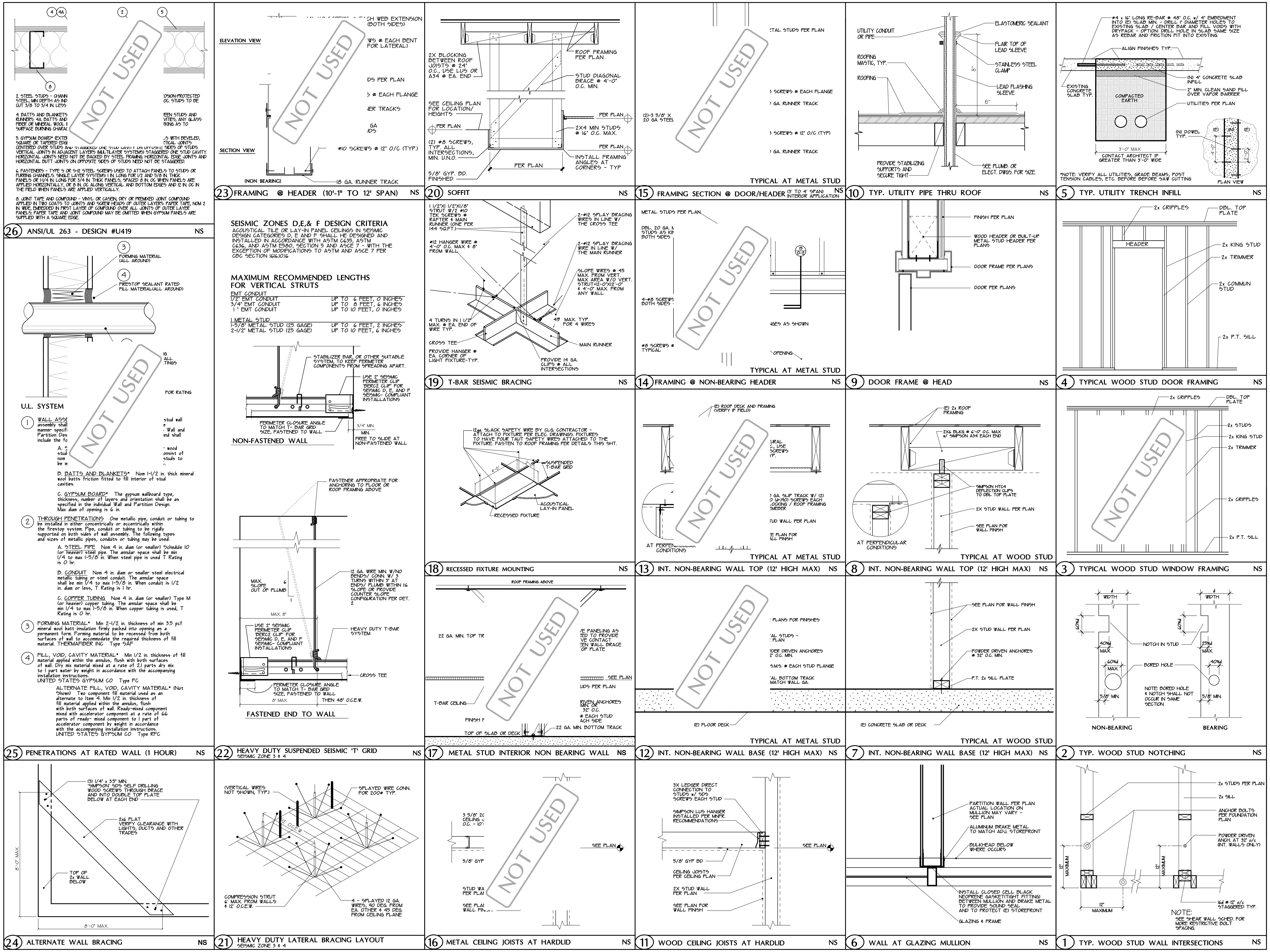
23046



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GENERAL NOTES

CONCRETE SHALL HAVE A COMPRESSIVE STRENGTH OF 3000 PSI MINIMUM IN 28 DAYS. USE NO MORE THAN 6.6 GALLONS OF WATER PER SACK OF CEMENT. (DESIGN IS BASED ON A COMPRESSIVE STRENGTH OF 2500 PSI IN 28 DAYS. THEREFORE SPECIAL INSPECTION IS NOT REQUIRED.)

STRUCTURAL STEEL – ALL PLATES AND SHAPES SHALL CONFORM TO THE REQUIREMENTS OF ASTM A36 OR ASTM A992. PIPE SHALL CONFORM TO THE REQUIREMENTS OF ASTM A53 GRADE B. STRUCTURAL TUBING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A500, GRADE B. BOLTS SHALL BE ASTM A307 UNLESS THE PLANS SHOW OTHERWISE. BOLT HOLES SHALL BE 1/16" LARGER IN DIAMETER THAN THE BOLT. ANCHOR RODS SHALL CONFORM TO THE REQUIREMENTS OF ASTM F1554, GR. 36 UNLESS THE PLANS SHOW OTHERWISE.

REINFORCING STEEL SHALL BE INTERMEDIATE GRADE (FY=40,000 PSI MINIMUM) DEFORMED BARS CONFORMING TO ASTM A615, GRADE 40. SPLICES SHALL LAP A MINIMUM OF 30 DIAMETERS IN CONCRETE.

LUMBER – BEAMS, HEADERS, AND POSTS ARE TO BE NO. 1 (OR BETTER) D.F.. ALL OTHER WOOD FRAMING IS TO BE NO. 2 (OR BETTER) D.F.. WOOD SILL PLATES ON CONCRETE SHALL BE PRESSURE TREATED D.F.. SILL BOLTS SHALL BE SPACED AS SHOWN ON THE PLANS AND WITHIN 12" OF THE ENDS OF EACH SILL PIECE. NAILING OF LIGHT FR FRAMING IS TO BE DONE IN ACCORDANCE WITH CBC TABLE 2304.9.1. BOLT HOLES SHALL BE 1/16" LARGER IN DIAMETER THAN THE BOLT. PLACE 3" X 3" X .229" WASHER UNDER HEAD AND NUT BEARING ON WOOD. THE WASHER MAY BE SLOTTED PER CBC SECTION 2308.12.8.

LAG SCREWS SHALL BE OF MATERIAL CONFORMING TO "ASTM STANDARD A307, LOW-CARBON STEEL EXTERNALLY AND INTERNALLY THREADED STANDARD FASTENERS". THE CLEARANCE HOLE FOR THE SHANK SHALL BE DRILLED TO THE SAME DEPTH OF PENETRATION AS THE LENGTH OF THE UNTHREADED SHANK. THE LEAD HOLE FOR THE THREADED PORTION SHALL BE DRILLED TO A DEPTH EQUAL TO AT LEAST THE LENGTH OF THE THREADED PORTION. THE LAG SCREW SHALL BE INSERTED BY TURNING WITH A WRENCH, NOT BY DRIVING WITH A HAMMER. SOAP OR OTHER LUBRICANT SHALL BE USED ON THE SCREWS TO FACILITATE INSERTION AND PREVENT DAMAGE TO THE SCREW. DRILL BITS USED FOR LAG SCREW INSTALLATION SHALL CONFORM TO THE FOLLOWING TABLE:

LAG SCREW DIA.	CLEARANCE HOLD BIT DIA.	MIN.LEAD HOLE BIT DIA.	MAX. LEAD HOLE BIT DIA.
1/4"	1/4"	1/8"	1/8"
5/16"	5/16"	1/8"	3/16"
3/8"	3/8"	3/16"	1/4"
7/16"	7/16"	3/16"	1/4"
1/2"	1/2"	1/4"	5/16"
5/8"	5/8"	1/4"	7/16"
3/4"	3/4"	5/16"	1/2"
7/8"	7/8"	3/8"	9/16"
1"	1"	7/16"	11/16"
1-1/8"	1-1/8"	1/2"	3/4"
1-1/4"	1-1/4"	1/2"	7/8"

WELDING SHALL BE DONE BY A CERTIFIED WELDER USING THE SHIELDED ARC PROCESS AND E70 SERIES, LOW HYDROGEN ELECTRODES. WELDS SHALL BE FULL SECTION, FULL PENETRATION AND SHALL DEVELOP THE FULL STRENGTH OF THE SMALLER OF THE PARTS JOINED UNLESS THE PLANS SHOW OTHERWISE.

GLUED-LAMINATED BEAMS SHALL BE MANUFACTURED IN ACCORDANCE WITH APA-EWS 117-93 MANUFACTURING, AND VOLUNTARY PRODUCT STANDARD PS 56-73, "STRUCTURAL GLUED-LAMINATED TIMBER," VISUALLY GRADED, INDUSTRIAL APPEARANCE, USING WATERPROOF GLUE CONFORMING TO THE SPECIFICATIONS CONTAINED IN VOLUNTARY PRODUCT STANDARD PS 56-73, "STRUCTURAL GLUED-LAMINATED TIMBER," COMBINATION NO. 24F-V8 FOR BEAMS CONTINUOUS OVER A SUPPORT, OR CANTILEVERED, COMBINATION NO. 24F-V4 FOR SIMPLE SPANS. A COAT OF END SEALER SHALL BE APPLIED WHEN THE BEAM IS FABRICATED AND THE ENDS SHALL BE SEALED AS SOON AS PRACTICAL AFTER END-TRIMMING IN THE FIELD. LOAD WRAP FOR PROTECTION IN TRANSIT. THE BEAMS SHALL BE MARKED WITH AN APA-EWS QUALITY MARK AND AN APA-EWS CERTIFICATE OF CONFORMANCE SHALL BE PROVIDED.

Top Connection, Typ.

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

STRAP NOTES:

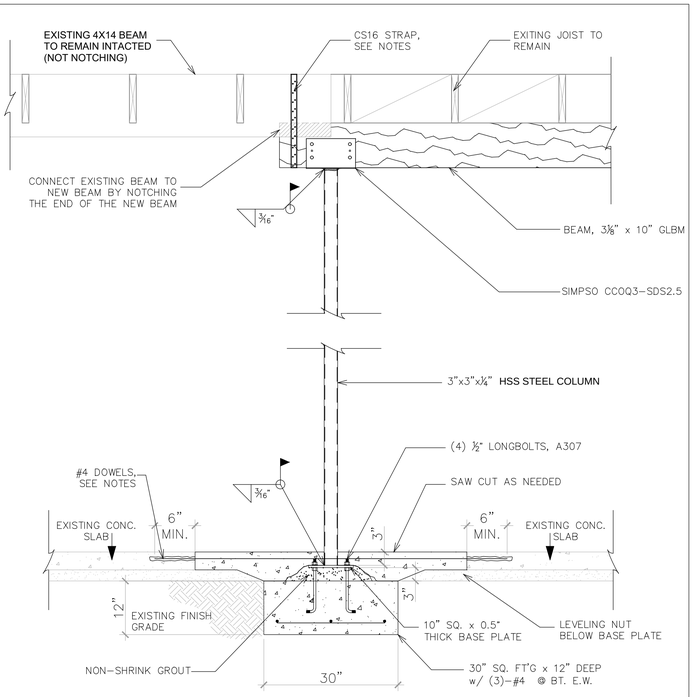
1. PROVIDE AND INSTALL A SIMPSON STRONG-TIE CS16 STRAP IN A U-SHAPE CONFIGURATION AROUND THE EXISTING 4x14 BEAM AND THE NEW 3-1/8"x 10"GLB BEAM TO SECURE THE CONNECTION POST-NOTCH.
2. ENSURE THE STRAP IS FASTENED ACCORDING TO SIMPSON'S SPECIFICATIONS, USING APPROVED FASTENERS AT EACH BEAM FOR MAXIMUM LOAD TRANSFER AND STRUCTURAL INTEGRITY.
3. VERIFY INSTALLATION ALIGNS WITH THE 2022 CBC REQUIREMENTS AND SIMPSON STRONG-TIE INSTALLATION GUIDELINES.
4. FIELD ADJUSTMENTS MAY BE REQUIRED TO ACCOMMODATE SITE CONDITIONS AND ENSURE A TIGHT, SECURE FIT BETWEEN BEAMS.

DRILL & EPOXY INSTALLATION:

1. USE A #4 (0.5" ø) DOWEL w/ A 6" MIN. EMBEDMENT INTO THE (EX) SLAB
2. PROVIDE 1.75" MIN. CLEAR @ EDGE & 4.5" MIN. CLEAR @ ENDS. DRILL A ⅝"ø (0.625" ø) HOLE, THEN CLEAN IT.
3. MIX THE SIMPSON SET 22 EPOXY AND FILL THE HOLE HALFWAY STARTING FROM THE END OF THE HOLE.
4. CLEAN THE DOWEL AND INSERT IT IN THE HOLE.TURN IT SLOWLY UNTIL THE ANCHOR HITS THE END OF THE HOLE.
5. DO NOT DISTURB DURING CURE TIME. INSPECTOR SHALL BE PRESENT DURING INSTALLATION.

Base Plate Connection

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



SISP

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ABDELRAHMAN SHURBAJI — Exp. 6/30/25 License No. 59233 — CIVIL — STATE OF CALIFORNIA — REGISTERED PROFESSIONAL ENGINEER

DRAWINGS PREPARED FOR:

Inland Architects

1401 19th St –Suite 130, Bakersfield, CA 93301

PUD Boardroom Remodel

8624 Segrue Rd, Lamont, CA 93241

PROJECT NO: 2024-1167	DRAWN BY: ME
DATE: 9-3-2024	DRAWING TYPE: DETAILS
SCALE: AS NOTED	DESCRIPTION: STEEL COLUMN
SHEET NO. S-1	Detail

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PLUMBING ABBREVIATIONS

℄	CENTER LINE
℘	PROPERTY LINE
ø	DIAMETER or ROUND
(E)	EXISTING
(N)	NEW
⊥	PERPENDICULAR
#	POUND or NUMBER
A/C	AIR CONDITIONING
AP	ACCESS PANEL
AD.	AREA DRAIN
ADJ	ADJUSTABLE
ADMIN	ADMINISTRATION
AGGR	AGGREGATE
AL	ALUMINUM
APPROX	APPROXIMATE
APPT	APPOINTMENTS
ARCH.	ARCHITECTURAL
ASB	ASBESTOS
ASPH	ASPHALT
ASST	ASSISTANT
AUTO.	AUTOMATIC
BD	BOARD
(BF)	BELOW FINISH FLOOR
(BG)	BELOW FINISH GRADE
BLDG	BUILDING
BLKG	BLOCKING
BM	BEAM
BOT	BOTTOM
BV	BALL VALVE
CB	CATCH BASIN
CD	CONDENSATE DRAIN
CEM	CEMENT
CER	CERAMIC
CI	CAST IRON
CJ	CONTROL JOINT
CLG	CEILING
CLKG	CAULKING
CLR	CLEAR
CO	CLEANOUT
COL	COLUMN
COMP	COMPRESSED
CONC	CONCRETE
CONF	CONFERENCE
CONN	CONNECTION
CONST	CONSTRUCTION
CONT	CONTINUOUS
CORR	CORRIDOR
COTG	CLEANOUT TO GRADE
CP	CIRCULATING PUMP
CKS	COUNTERSUNK
CTR	CENTER
CV	CHECK VALVE
DBL	DOUBLE
DCW	DOMESTIC COLD WATER
DEPT	DEPARTMENT
DET	DETAIL
DF	DRINKING FOUNTAIN
DHW	DOMESTIC HOT WATER
DHWR	DOMESTIC HOT WATER RETURN
DIA or ø	DIAMETER
DIR	DIRECTOR
DN	DOWN
DR	DOOR
DS	DOWNSPOUT
DSP	DRY STANDPIPE
DTW	DOMESTIC TEMPERED WATER
DWG	DRAWING
E	EAST
EA	EACH
EDF	ELECTRIC DRINKING FOUNTAIN
ELEC	ELECTRICAL
ELEV	ELEVATION
EMER	EMERGENCY
ENCL	ENCLOSURE
EO	ELECTRICAL OUTLET
EP	ELECTRICAL PANEL
EQ	EQUAL
EQUIP	EQUIPMENT
(E)	EXISTING
EXP	EXPANSION
EXPO.	EXPOSED
EXT	EXTERIOR
FA	FIRE ALARM
FCO	FLOOR CLEANOUT
FD	FLOOR DRAIN
FDN	FOUNDATION
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FH	FIRE HYDRANT
FHC	FIRE HOSE CAB.
FHMS	FLAT HEAD METAL SCREW
FIN.	FINISH
FL	FLOOR
FLASH.	FLASHING
FM	FIRE MAIN
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FR	FRAME
FRPF	FIREPROOFING
FS	FLOOR SINK
FSH	FIRE SPRINKLER HEAD
FSL	FIRE SPRINKLER LINE
FTR	FLUE THRU ROOF
FUNC	FUNCTION
FURR	FURRING
FUT	FUTURE
GA	GAUGE
GALV	GALVANIZED
GC	GAS COCK
GEN	GENERAL
GI	GALVANIZED IRON
GL	GLASS
GR	GRADE
GRD	GROUND
G	GAS LINE
GW	GREASE WASTE

HDWE	HARDWARE
HI.	HIGH
HORIZ	HORIZONTAL
HP	HIGH PRESSURE
HR	HOUR
HT	HEIGHT
HVAC	HEATING, VENTILATING, AIR CONDITIONING
ID	INSIDE DIAMETER (DIM.)
INSUL	INSULATION
INT	INTERIOR
IW	IRIGATION WATER
LAV	LAVATORY
LPG	LIQUID PETROLEUM GAS
M	MEN
MACH	MACHINE
MATL	MATERIAL
MAX.	MAXIMUM
MECH	MECHANICAL
MS	MOP SINK
MTL	METAL
MFGR	MANUFACTURER
MH	MANHOLE
MIN	MINIMUM
MISC	MISCELLANEOUS
MONIT	MONITOR
N	NORTH
NIC	NOT IN CONTRACT
NO. or #	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE
OA	OVERALL
OAV	OXYGEN, AIR & VACUUM
OC	ON CENTER
OVHD	OVERHEAD
OX.	OXYGEN
PTN	PARTITION
PHYS	PHYSICAL
PR	PRESSURE REGULATOR
PVC	POLY-VINYL CLORIDE PIPE
PLAS	PLASTER
PLYWD	PLYWOOD
POC	POINT OF CONNECTION
PREFAB	PREFABRICATED
PREP	PREPARATION
PT	PLUGGED TEE
PW	PROCESSED WATER
R	RISER
RAD.	RADIUS
RD	ROOF DRAIN
REF	REFERENCE
REINF	REINFORCED
REQD	REQUIRED
RM	ROOM
RWL	RAINWATER LEADER
S	SINK or SOUTH
SA	WATER HAMMER ARRESTER
SB	SPLASH BLOCK
SCHD	SCHEDULE
SDL	STORM DRAIN LINE
SECT.	SECTION
SH	SHOWER
SHT	SHEET
SIM	SIMILAR
SL	SPRINKLER LINE
SPEC	SPECIFICATION
SOV	SHUT-OFF VALVE
SS	SERVICE SINK
SST	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STOR	STORAGE
STRUCT	STRUCTURAL
SUPV	SUPERVISOR
SUSP	SUSPENDED
S&W	SOIL & WASTE
TA	TRAP ARM
TC	TOP OF CURB
TEL	TELEPHONE
TER	TERRAZZO
THK	THICK
TOC	TOP OF CONCRETE
TP	TRAP PRIMER
TRANS	TRANSCRIPTION
TREAT.	TREATMENT
TYP	TYPICAL
TV	TEMPERING VALVE
UL	UNDERWRITERS LABORATORIES
UON	UNLESS OTHERWISE NOTED
UR	URINAL
V	VENT
VA	VALVE
VC	VITRIFIED CLAY
VTR	VENT THRU ROOF
VO	VENT OFFSET
W	WASTE LINE
W/	WITH
WC	WATER CLOSET
WCO	WALL CLEANOUT
WH	WATER HEATER
WHA	WATER HAMMER ARRESTOR
W/O	WITHOUT
WMF	WASHING MACHINE FITTING
WP	WATERPROOF
WT	WEIGHT
YD	YARD

SYMBOLS

SYMBOL	DESCRIPTION
	BALL VALVE
	BRANCH TOP CONNECTION
	BRANCH BOTTOM CONNECTION
	CAPPED PIPE
	CHECK VALVE
	CLEANOUT
	CLEANOUT TO GRADE
	CIRCULATING PUMP
	CONDENSATE DRAIN
	CONDENSATE "P" TRAP
	DECK DRAIN
	DOMESTIC COLD WATER
	DOMESTIC HOT WATER
	DOMESTIC HOT WATER RETURN
	EXISTING WASTE OR SOIL & WASTE
	EXISTING TO BE REMOVED
	FIRE HYDRANT
	FLOOR CLEANOUT
	FLOOR SINK
G	GAS
	GAS COCK
	GAS METER
	GAS PRESSURE REGULATOR
	GATE VALVE
	HOSE BIBB
	ICE-MAKER CONNECTION BOX
	PIPE RISER (ELBOW)
	PIPE DROP (ELBOW)
	PIPE DROP OR RISER
	POINT OF CONNECTION
	PROCESS WASTE
	SHUT-OFF VALVE
	SHUT-OFF VALVE IN YARDBOX
	SOIL & WASTE
	TRAP PRIMER
	VENT
	VENT OFFSET
	VENT THRU ROOF
	WALL CLEANOUT
	WASTE
	WATER HAMMER
	FLOOR DRAIN

GENERAL PLUMBING NOTES

PART 1 - GENERAL

1.1 SUMMARY

A. LABOR, MATERIALS, TOOLS, AND SERVICES FOR A COMPLETE INSTALLATION OF EQUIPMENT AND SYSTEM CONTAINED IN THE CONTRACT DOCUMENTS.

B. PRINCIPAL FEATURES OF THE WORK INCLUDED ARE:

1. PLUMBING SYSTEM AND RELATED PIPING INSULATION.
2. DOMESTIC WATER PIPING, VALVES, CONNECTIONS AND RELATED PIPING INSULATION.
3. LIMITED AREA FIRE PROTECTION (SPRINKLER SYSTEMS)
4. EXCAVATING AND BACKFILLING FOR MECHANICAL WORK; COORDINATE WITH APPROPRIATE TRADE.
5. ANCHOR BOLTS, SLEEVES. SUPPORTS AND SIMILAR ITEMS TO BE BUILT INTO CONCRETE OR MASONRY.
6. PREPARATION AND SUBMITTAL OF SHOP DRAWING AND PRODUCT DATA.
7. MAINTAINING A RECORD SET OF BLUE LINE PRINTS AND MAKING THEM TO INDICATE LOCATIONS OF CONCEALED ITEMS, AND DEVIATIONS MADE TO SUIT CONDITIONS AND PRODUCTION OF MECHANICAL AS-BUILT (RECORD) DRAWINGS.

1.2 JOB CONDITIONS.

A. SUBMITTAL OF BID IMPLIES BIDDER HAS READ APPLICABLE PARAGRAPHS OF THE SPECIFICATIONS AND WILL BE BOUND BY THEIR CONDITIONS.

1.3 LOCAL CONDITIONS

A. CONFORM WITH LOCAL CONDITIONS. COORDINATE WITH LOCAL UTILITIES ON SIZE OF UTILITY SERVICE.

1.4 INTENT

A. THE CONTRACT DOCUMENTS (DRAWINGS AND SPECIFICATIONS) DESCRIBE THE PLUMBING WORK OF THIS PROJECT ANY ITEMS MENTIONED IN ONE PART SHALL BE AS BINDING AS THOUGH MENTIONED IN BOTH.

B. THE CONTRACT DOCUMENTS FORM A GUIDE FOR A COMPLETE PLUMBING INSTALLATION. WHERE AN ITEM IS REASONABLY NECESSARY BUT NOT SPECIFICALLY MENTIONED, SUCH AS PIPING OFFSETS, DRAINS, ETC., FOR A COMPLETE SYSTEM, PROVIDE SAME.

C. PLUMBING LAYOUTS INDICATED ON DRAWINGS ARE DIAGRAMMATIC ONLY. EXACT LOCATIONS OF PIPES, AND EQUIPMENT SHALL BE GOVERNED BY THE DRAWINGS OF RELATED TRADES.

1.5 DEVIATIONS

A. NO DEVIATIONS FROM SPECIFICATIONS AND DRAWINGS SHALL BE MADE WITHOUT FULL KNOWLEDGE AND WRITTEN CONSENT OF CONSTRUCTION MANAGER.

B. SHOULD CONTRACTOR FIND, DURING PROGRESS OF WORK, CONDITIONS WHICH DICTATE A MODIFICATION OF ANY PARTICULAR REQUIREMENTS, REPORT SUCH ITEM PROMPTLY FOR DECISION OF INSTRUCTIONS.

1.6 QUALITY ASSURANCE

A. COMPLY WITH APPLICABLE LOCAL, STATE AND FEDERAL CODES.

B. COMPLY WITH APPLICABLE REQUIREMENTS OF RECOGNIZED INDUSTRY ASSOCIATIONS WITH PROMULGATE STANDARDS FOR THE VARIOUS TRADES. (SEE INDIVIDUAL SECTIONS OF DIVISION 15)

C. EMPLOY ONLY QUALIFIED JOURNEYMEN FOR THIS WORK. EMPLOY COMPETENT, QUALIFIED PLUMBERS TO SUPERVISE THE WORK.

1.7 CODES AND STANDARDS

A. PERFORM WORK SPECIFIED IN DIVISION 15 IN ACCORDANCE WITH THE APPLICABLE CODES AND STANDARDS LISTED BELOW, AND SUCH STANDARDS THAT MAY BE SPECIFIED IN OTHER SECTIONS. WHEN THESE SPECIFICATIONS ARE MORE STRINGENT, THEY TAKE PRECEDENCE. IN CASE OF CONFLICT, OBTAIN A DECISION FROM THE PLUMBING ENGINEER.

1. NFPA 54: NATIONAL FUEL AND GAS CODE.
3. NFPA 101: LIFE SAFETY CODE.
4. APPLICABLE STATE BUILDING CODE.
5. NATIONAL STANDARD PLUMBING CODE (OR APPLICABLE STATE PLUMBING CODE).
6. HANDICAPPED CODE ANSI A117.1 AND ADA
7. APPLICABLE STATE ENERGY CODE.
8. AGA: AMERICAN GAS ASSOCIATION.
9. ANSI: AMERICAN NATIONAL STANDARDS INSTITUTE.
10. ASTM: AMERICAN SOCIETY FOR TESTING AND MATERIALS.
11. MSS: MANUFACTURER'S STANDARDIZATION SOCIETY OF THE VALVE AND FITTING INDUSTRY.
12. NEMA: NATIONAL ELECTRICAL MANUFACTURER'S ASSOCIATION
13. NFPA: NATIONAL FIRE PROTECTION ASSOCIATION.
14. UL: UNDERWRITERS' LABORATORIES. INC.

1.8 COORDINATION

A. CAREFULLY EXAMINE SPECIFICATIONS AND DRAWINGS TO BE THOROUGHLY FAMILIAR WITH ITEMS WHICH REQUIRE PLUMBING AND COORDINATION.

B. COORDINATE WITH OTHER DIVISIONS TO LEAVE PROPER CHASES AND OPENINGS. PLACE OUTLETS, ANCHORS, SLEEVES, AND SUPPORTS PRIOR TO POURING CONCRETE OF INSTALLATION OF MASONRY WORK.

1.9 SUBMITTALS

A. SUBMITTALS ARE ONLY REQUIRED FOR SPECIFIC ITEMS OF EQUIPMENT OR MATERIAL LISTED IN INDIVIDUAL SECTIONS OF THESE SPECIFICATIONS.

B. WITHIN 15 DAYS AFTER AWARD OF CONTRACT FOR THIS WORK, SUBMIT A LIST OF PROPOSED MANUFACTURERS (OF EQUIPMENT OR MATERIAL TO BE USED) FOR APPROVAL. SUBMIT THIS LIST BEFORE SUBMITTAL OF SHOP DRAWINGS AND PRODUCT DATA, AND OBTAIN APPROVAL BEFORE SUBMITTING REQUIRED ITEMS.

C. SHOP DRAWINGS (NOT REQUIRED FOR OWNER FURNISHED EQUIPMENT).

1.10 DELIVERY AND STORAGE

A. INSOFAR AS POSSIBLE, DELIVER ITEMS IN MANUFACTURER'S ORIGINAL UNOPENED PACKAGING. WHERE THAT IS NOT PRACTICAL. COVER ITEMS WITH PROTECTIVE MATERIALS TO KEEP THEM FROM BEING DAMAGED. USE CARE IN LOADING, TRANSPORT, UNLOADING, AND STORAGE TO KEEP ITEMS FROM BEING DAMAGED.

1.11 FIRE RATINGS

A. MATERIALS USED ANYWHERE IN THE WORK MUST HAVE NFPA RATINGS AS FOLLOWING:

1. FLAME SPREAD - NOT OVER 25
2. SMOKE DEVELOPED - NOT OVER 50
3. FUEL CONTRIBUTED - NOT OVER 25

B. MATERIALS SHALL BE "SELF EXTINGUISHING".

A. OBTAIN, PAY FOR, AND DELIVER PERMITS, CERTIFICATION OF INSPECTION, AND OTHER SUCH ITEMS REQUIRED BY THE AUTHORITIES HAVING JURISDICTION. DELIVER CERTIFICATION TO THE CONSTRUCTION MANAGER PRIOR TO FINAL ACCEPTANCE OF THE WORK. AN INSPECTION CERTIFICATE FOR EACH CLASS OF WORK REQUIRING INSPECTION MUST BE SUBMITTED PRIOR TO OR WITH THE FINAL PAYMENT INVOICE. THE RESPONSIBLE TRADE CONTRACTOR MUST MAKE APPLICATION FOR THE INSPECTION, COORDINATE SAME AND PAY THE REQUIRED INSPECTION FEE.

1.13 EXTENDED WARRANTIES

A. WORK FURNISHED UNDER THE CONTRACT SHALL BE WARRANTED AGAINST DEFECTS IN WORKMANSHIP AND (CONTRACTOR FURNISHED) MATERIALS FOR A PERIOD OF NOT LESS THAT ONE (1) YEAR, OR AS OTHERWISE SPECIFIED, FROM THE DATE OF FINAL ACCEPTANCE OF THE INSTALLATION, DEFECTS OF WORKMANSHIP DEVELOPING DURING THIS PERIOD SHALL BE REMEDIED, AND DEFECTIVE MATERIAL REPLACED, WITHOUT ADDITIONAL COST. WHEN DEFECTS IN A TRADE CONTRACTOR'S WORK CAUSES DAMAGE TO THE WORK OF THE OTHER TRADE CONTRACTORS, SUCH DAMAGE SHALL BE REPAIRED BY THE TRADE CONTRACTOR CAUSING DAMAGE AND WORK RESTORED TO ITS ORIGINAL CONDITION, AT THE EXPENSE OF THE TRADE CONTRACTOR THAT CAUSED THE DAMAGE.

PART 2 - PRODUCTS

2.1 MATERIALS AND EQUIPMENT

A. WITHIN THE CONTRACT DOCUMENTS RELATING TO PLUMBIMG WORK, MANUFACTURER'S NAMES, CATALOG NUMBERS, AND OTHER PROPRIETARY REFERENCES TO MATERIALS AND EQUIPMENT ARE MADE. SUCH REFERENCES ARE MADE TO ESTABLISH THE STANDARDS OF QUALITY AND TYPE REQUIRED, AND NOT TO LIMIT COMPETITION. ACCEPTABLE MANUFACTURER'S OF COMPETITIVE PRODUCTS ARE LISTED IN APPLICABLE SECTIONS AS "APPROVED EQUALS". REASONABLE REQUESTS FOR SUBSTITUTION OR ADDITIONS TO "APPROVED EQUALS" WILL BE CONSIDERED, BUT THE MECHANICAL ENGINEER WILL BE THE SOLE JUDGE OF ACCEPTABILITY OF ITEMS PROPOSED AS SUBSTITUTES.

B. MATERIALS AND EQUIPMENT USED IN CARRYING OUT THESE SPECIFICATIONS SHALL BEAR UL OR OTHER RECOGNIZED TESTING LABORATORY LABEL WHEN SUCH LABELS ARE AVAILABLE.

PART 3 - EXECUTION

3.1 LOCATIONS

A. PLUMBING LAYOUTS INDICATED ON DRAWINGS ARE DIAGRAMMATIC. EXACT LOCATIONS OF PIPES, AND EQUIPMENT MAY VARY BECAUSE OF CONFLICTS WITH WORK OF OTHER TRADES. WORK OUT CONFLICTS WHERE RELOCATION'S WILL NOT AFFECT OPERATION OR APPEARANCE OF SYSTEMS.

B. LOCATE EQUIPMENT REQUIRING PERIODIC SERVICING SO THAT IT IS READILY ACCESSIBLE. DO NOT BACK UP SERVICE SIDES TO WALLS, NOR PLACE IT TOO CLOSE TO OTHER EQUIPMENT TO MAKE SERVICE IMPRACTICAL. EQUIPMENT SERVICE CLEARANCE SHALL MEET MINIMUM ACCEPTABLE DISTANCE AS RECOMMENDED BY EQUIPMENT MANUFACTURER.

3.2 UTILITIES EXCAVATING AND BACKFILLING

A. PERFORM TRENCHING, EXCAVATING, BACKFILLING FOR PLUMBING WORK IN ACCORDANCE WITH THE APPROPRIATE SECTIONS AND AS SET FORTH BELOW

1. PERFORM WORK NECESSARY FOR INSTALLATION OF PLUMBING UTILITIES.
2. DEPTH OF EXCAVATION TO PROVIDE A MINIMUM OF 3' ABOVE TOP OF PIPE. EXCAVATION TO BE CARRIED TO A DEPTH OF AT LEAST 6" BELOW BOTTOM OF PIPE ELEVATION. FILL BELOW PIPE (6"), AROUND PIPE, AND A MINIMUM OF 12" ABOVE PIPE WIT SAND OR CLASS "B" CRUSHED STONE TAMPED FIRM AND EVEN. SEPARATE TOPSOIL DURING EXCAVATION. FINAL LAYER OR DIRT (12" MINIMUM) TO BE TOPSOIL. TRENCHES TO BE AT LEAST 18" WIDER THAN PIPE WITH BATTER BOARDS PLACED EVERY 25'. BACKFILLING SHALL BE DONE TO EXCLUDE USE OF ROCK OR STONE ABOVE SAND OR CRUSHED STONE.

3.3 CUTTING AND PATCHING

A. REPAIR OR REPLACE ROUTINE DAMAGE CAUSED BY CUTTING IN PERFORMANCE OF CONTRACT.

B. PERFORM REPAIRS WITH MATERIALS WHICH MATCH EXISTING AND INSTALL IN ACCORDANCE WITH THE APPROPRIATE SECTION OF THESE SPECIFICATIONS OR THE BEST STANDARDS OF THE INDUSTRY.

3.4 CONNECTION TO EQUIPMENT

A. CONNECT OR INSTALL EQUIPMENT SHOWN ON MECHANICAL DRAWINGS THAT REQUIRE PLUMBING

1. ROUGH - IN PIPING AND CONNECT EQUIPMENT
2. PROVIDE PIPING, SHUTOFF VALVES, AND UNIONS REQUIRED FOR A COMPLETE INSTALLATION,

3.5 SERVICE OF SYSTEM

A. EMPLOY COMPETENT, QUALIFIED PERSONNEL IN OPERATION OF THE EQUIPMENT.

B. PROVIDE FOR PROPER OPERATION AND CLEANLINESS.

END OF SECTION

SECTION 2

PLUMBING

PART 1 - GENERAL

1.1 SCOPE OF WORK

A. FURNISHING OF ALL LABOR, MATERIALS, TOOLS, TRANSPORTATION, SERVICE, AND RELATED ITEMS NECESSARY TO COMPLETE THE INSTALLATION OF THE PLUMBING SYSTEM AS ILLUSTRATED ON THE DRAWING AND AS INCLUDING BUT NOT LIMITED TO THE FOLLOWING:

1. HOT & COLD WATER SYSTEM WITH COMPLETE CONNECTIONS FROM METER TO ALL PLUMBING FIXTURES & EQUIPMENT REEQUIRING WAWTER CONNECTIONS
2. SOIL, WASTE, VENT AND CONDENSATE SYSTEM LINES INSIDE AND OUTSIDE THE BUILDING.
3. TRENCHING AND BACKFILLING.
4. FINAL PLUMBING CONNECTIONS TO HEATING AND AIR CONDITIONING EQUIPMENT.
5. GAS PIPING TO HEATING, WATER HEATERS AND ALL OTHER GAS BURNING EQUIPMENT.

PART 2 - PRODUCTS

2.1 DESCRIPTION

A. SOIL, WASTE, AND VENT PIPING BELOW FLOOR TO 5'-0" OUTSIDE BUILDING: STANDARD WEIGHT COATED CAST IRON SOIL PIPE AND CAST IRON/ NEOPRENE GASKET FITTINGS. YARD PIPING, PIPE AND FITTINGS. A.B.S. OR P.V.C. SCHEDULE 40 PIPE AND FITTINGS MAY BE INSTALLED, AS APPROVED BY LOCAL AUTHORITY IN CONCEALED LOCATIONS ONLY. EXCEPTION: ALL SOIL, WASTE & VENTS LOCATED WITHIN A FIRE RATED WALL SHALL BE METALLICS.(STEEL, CAST IRON ECT., NO PVC) IT SHALL BE THE RESPONIBLITY OF THE PLUMBER TO VERIFY ALL FIRE RATED WALLS & CONSTRUCTION AS SHOWN ON THE ARCHITECTURAL DRAWINGS & COORDINATE WITH THE GENERAL CONTRACTOR

B. SOIL, WASTE AND VENT PIPING ABOVE FLOOR: STANDARD WEIGHT COATED CAST IRON PIPE AND STAINLESS STEEL/ NEOPRENE GASKET FITTING, OR A.B.S. OR P.V.C. SCHEDULE 40, AS APPROVED BY LOCAL AUTHORITY IN CONCEALED LOCATIONS.

C. HOT & COLD WATER PIPING ABOVE FLOOR: TYPE "L" COPPER, HARD DRAWN. BELOW GROUND OUTSIDE OF BUILDING: TYPE "K" SOFT DRAWN COPPER TUBING WITH OUT JOINTS.

D. CONDENSATE DRAIN PIPING: TYPE "M" COPPER WITH 95-5 TIN ANTIMONY SOLDER AND WROUGH COPPER FITTINGS.

E. INDIRECT WASTE PIPING: TYPE "M" COPPER WITH 95-5 TIN ANIMONY SOLDER AND WROUGHT COPPER FITTINGS OR P.V.C. SCHEDULE 40, AS APPROVED BY LOCAL AUTHORITY.

F. UNDERGROUND GAS PIPING: SCHEDULE 40 BLACK STEEL PIPE WITH LONG RADIUS STEEL WELDING FITTINGS INCLUDING CATHODIC PROTECTION OR POLYETHYLENE AS APPROVED BY LOCAL GAS COMPANY AND AUTHORITY HAVING JURISDICTION. INSTALLATION OF GAS SERVICE PIPING IN VENTED CONDUIT AND MEETING WITH THE LOCAL GAS COMPANY'S APPROVAL.

G. GAS PIPING ABOVE GROUND: SCHEDULE 40 BLACK STEEL WITH 125 POUND BLACK MALLEABLE IRON SCREWED FITTINGS. GAS PIPING COMPOUND AT JOINTS IN COMPLIANCE WITH NFPA BULLETIN #45 AND LOCAL APPLICABLE CODES AND SUITABLE FOR NATURAL GAS SERVICE. INSTALL MOISTURE TRAPS ON HVAC UNITS, WATER HEATERS, AND KITCHEN EQUIPMENT. 4"GAS LINE TO BE WELDED AND WELDED BY CERTIFED WELDER.

H. STORM PIPING BELOW GROUND: STANDARD WEIGHT COATED CAST IRON PIPE AND STAINLESS STEEL/ NEOPRENE GASKET FITTING, OR A.B.S. OR P.V.C. SCHEDULE 40. AS APPROVED BY LOCAL AUTHORITY IN CONCEALED LOCATIONS.

I. STORM PIPING ABOVE GROUND: STANDARD WEIGHT COATED CAST IRON PIPE AND STAINLESS STEEL/ NEOPRENE GASKET FITTING, OR A.B.S. OR P.V.C. SCHEDULE 40, AS APPROVED BY LOCAL AUTHORITY.

J. TRAPS AND VENTS FOR SERVICE SINK: A.B.S. OR P.V.C. SCHEDULE 40, AS APPROVED BY LOCAL AUTHORITY.

2.2 INSULATION

A. INSULATE ALL HOT AND COLD WATER COPPER PIPING WITH AT LEAST 1" THICK FOAM RUBBER OR FOAM PLASTIC TYPE PIPE INSULATION

2.3 FIXTURES

A. ALL FIXTURES: AS INDICATED ON DRAWINGS WITH EQUAL PRODUCTS FURNISHED BY AMERICAN STANDARD, KOHLER, ELJER OR EQUAL.

2.4 CLEANOUTS, FLOOR DRAINS, FLOOR SINKS, AND ROOF DRAINS.

A. ALL ACCESSORIES, AS INDICATED ON DRAWING WITH EQUAL PRODUCTS FURNISHED BY WADE, JOSAM, OR ZURN BEING ACCEPTABLE.

2.5 EQUIPMENT

A. SHUTOFF VALVES UNDERNEATH LAVATORIES, TANK TYPE WATER CLOSETS, AND KITCHEN EQUIPMENT WITH CHROME PLATED ANGLE STOP VALVES WITH CHROME PLATED ESCUTCHEON PLATES.

B. HOSE BIBBS - AS SCHEDULED ON DRAWINGS.

C. VACUUM BREAKERS - AS SCHEDULED ON DRAWINGS.

D. BACKFLOW PREVENTERS - AS SCHEDULED ON DRAWINGS.

E. GAS COCK - PLUG VALVE IRON BODY, BRONZE TAPERED PLUG, LUBRICATED, THREADED ENDS. RATED FOR 200 CWP, AGA AND UL LISTED.

PART 3 - INSTALLATION

3.1 PIPING

A. RUN ALL PIPING CONCEALED EXCEPT WHERE OTHERWISE INDICATED ON DRAWINGS.

B, INSTALL VALVES TRAPS CLEANOUT AND OTHER APPARATUS IN AN EASILY ACCESSIBLE LOCATION

C. INSTALL SOIL, WASTE VENT OFFSETS AND CONDENSATE DRAINS WITH A MINIMUM UNIFORM GRADE OF ONE QUARTER INCH TO THE FOOT.

D. MAINTAIN HOT AND COLD WATER LINES AT LEAST 6 INCHES APART WHERE PIPING IS PARALLEL.

E. PROVIDE ESCUTCHEON PLATES WHERE ALL PIPES PASS THROUGH A FINISHED WALL.

3.2 PLUMBING FIXTURES

A. FURNISH AND INSTALL ALL PLUMBING FIXTURES COMPLETE WITH ALL EQUIPMENT FITTINGS, TRIMMING, AND ACCESSORIES.

B. ALL FIXTURES: GRADE A, WHITE.

C. EXPOSED PIPING TO FIXTURES: A PRODUCT OF THE FIXTURE MANUFACTURE.

D. PROVIDE STOPS AS MANUFACTURED BY THE FIXTURE MANUFACTURER, WITH METAL - TO - SEAT FOR ALL FIXTURES AND EQUIPMENT.

3.3 TEST

A. THE PLUMBING SYSTEM AND ASSOCIATED SYSTEM IS SUBJECT TO FINAL APPROVAL OF THE OWNER'S REPRESENTATIVE AND CODE AUTHORITIES HAVING JURDICTION. PERFORM ALL TESTS REQUIRED TO SHOW CODE COMPLIANCE AS DIRECTED.

3.4 CLEANING AND PROTECTION

A. AFTER THE PLUMBING PIPING HAS BEEN INSTALLED, INSPECTED, AND APPROVED, FLUSH THE PIPING SYSTEM TO REMOVED ANY FOREIGN MATTER FROM THE PIPES.

3.5 MAINTENANCE

A. MAINTAIN ALL PARTS OF THE PLUMBING FIXTURES AND ASSOCIATED EQUIPMENT THROUGHOUT THE GUARANTEE

END OF SECTION

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FAX: (661) 324-8439
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12/5/24

REGISTERED PROFESSIONAL ENGINEER
FRANK J. CANTELMI
No. 21190
MECHANICAL
STATE OF CALIFORNIA

BOARDROOM REMODEL
LAMONT PUBLIC UTILITY DISTRICT
8624 SEGRUE ROAD,
LAMONT CA 93241

DATE	ISSUED FOR
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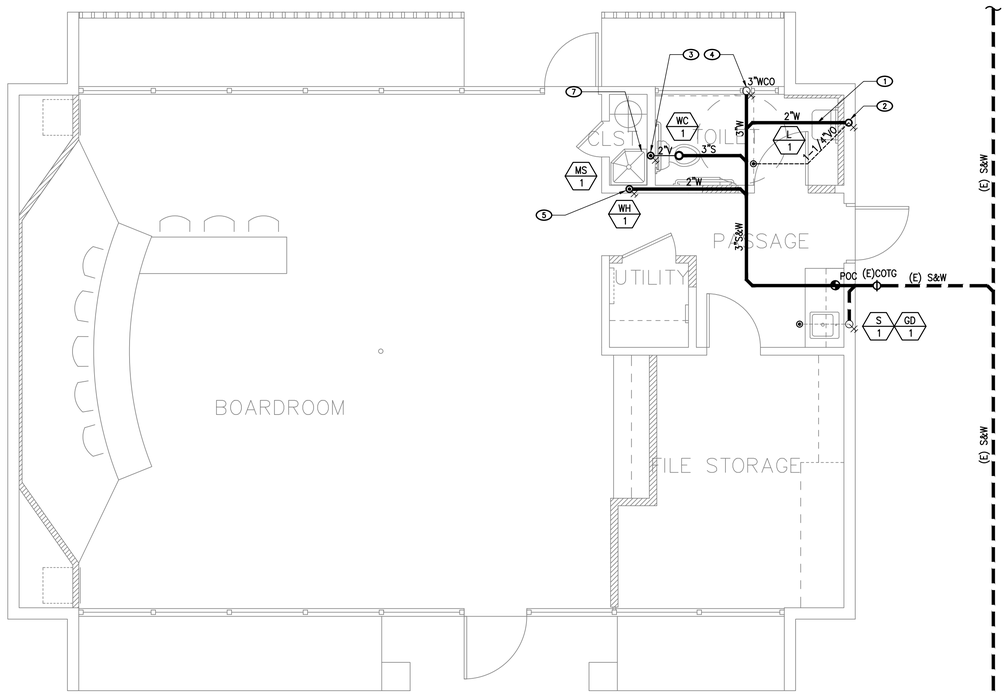
P1.0

C24-158 12/5/2024

PLUMBER TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF WORK.



PLUMBING WASTE & VENT PLAN KEYNOTES

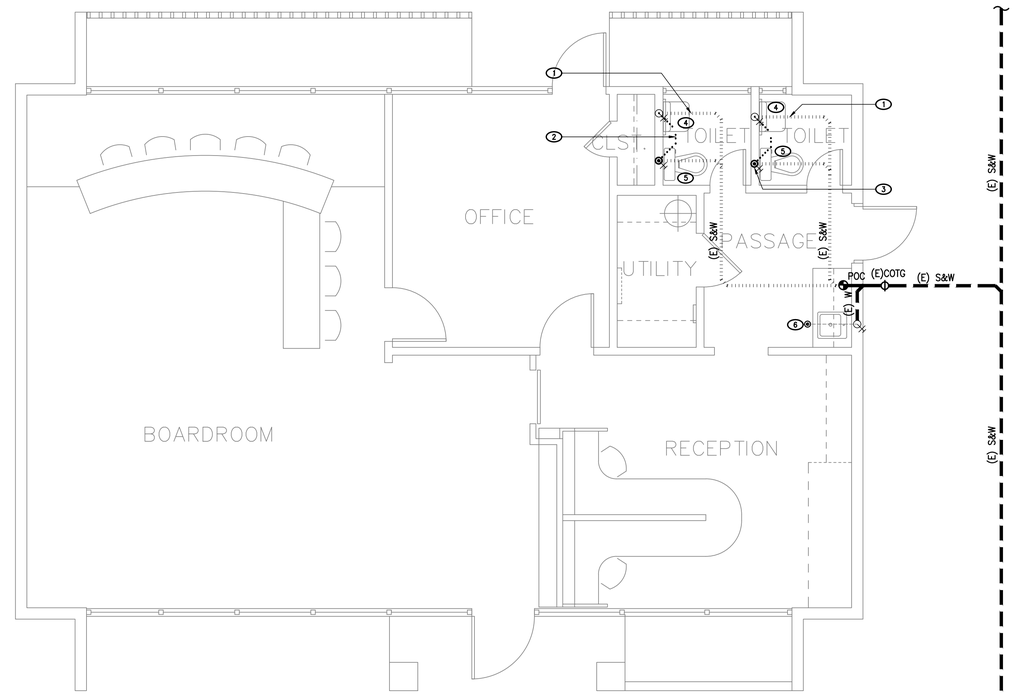
(THIS SHEET ONLY)

1. PROVIDE 2" WASTE LINE TO LAV SINK.
2. CONNECT 1-1/4" VENT LINE IN ATTIC TO (E) VENT THROUGH ROOF.
3. PROVIDE 3" WASTE LINE TO WATER CLOSET. SAW CUT, PATCH, & REPAIR (E) SLAB.
4. PROVIDE 3" WCO.
5. PROVIDE 2" WASTE LINE TO MOP SINK.
6. PROVIDE 2" VTR FOR MOP SINK.
7. ROUTE 3/4"T&P LINE FROM WATER HEATER TO DISCHARGE TO MOP SINK.

N

PLUMBING WASTE & VENT PLAN
SCALE: 1/4" = 1'-0"

PLUMBER TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF WORK.



EXISTING/DEMO PLUMBING WASTE & VENT PLAN KEYNOTES

(THIS SHEET ONLY)

1. (E) WASTE LINE TO BE REMOVED UP TO POC. SAW CUT, PATCH, & REPAIR EXISTING SLAB.
2. (E) VENT LINE TO BE REMOVED. PATCH & REPAIR EXISTING VENT STACK CONNECTION.
3. (E) WALL CLEANOUT & VENT STACK TO REMOVED WITH DEMO WALL. (E) VENT THROUGH ROOF TO REMAIN. CAP FOR RECONNECTION.
4. (E) LAV SINK TO REMOVED. (E) WALL CLEANOUT & VENT TO BE REMOVED.
5. (E) WATER CLOSET TO BE REMOVED.
6. (E) VENT THROUGH ROOF TO REMAIN.

N

EXISTING/DEMO PLUMBING WASTE & VENT PLAN
SCALE: 1/4" = 1'-0"

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BOARDROOM REMODEL

LAMONT PUBLIC UTILITY DISTRICT

8624 SEGRUE ROAD,
LAMONT CA 93241

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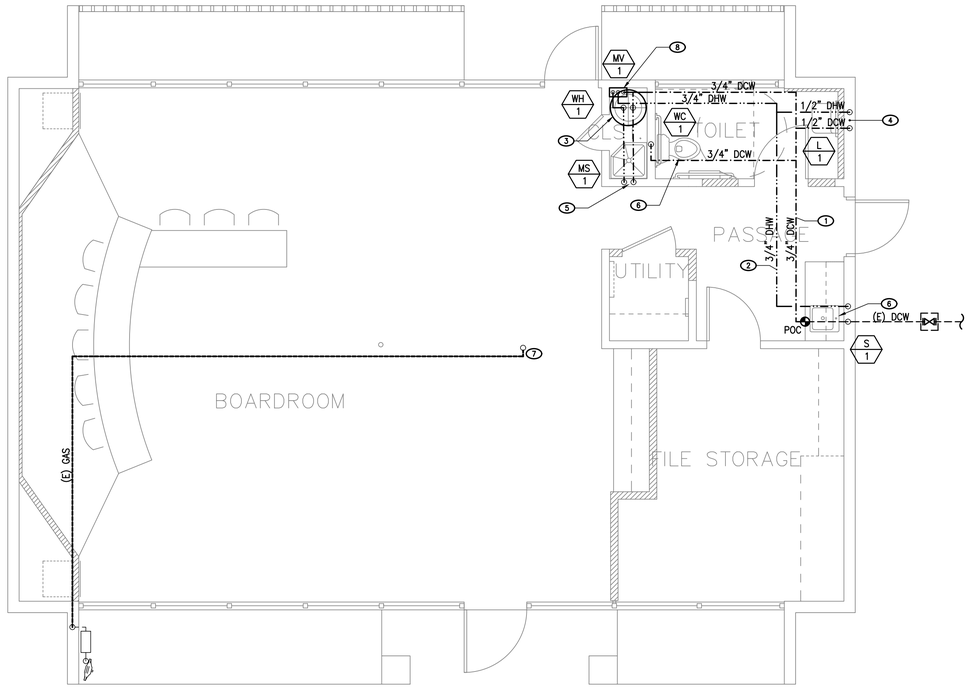


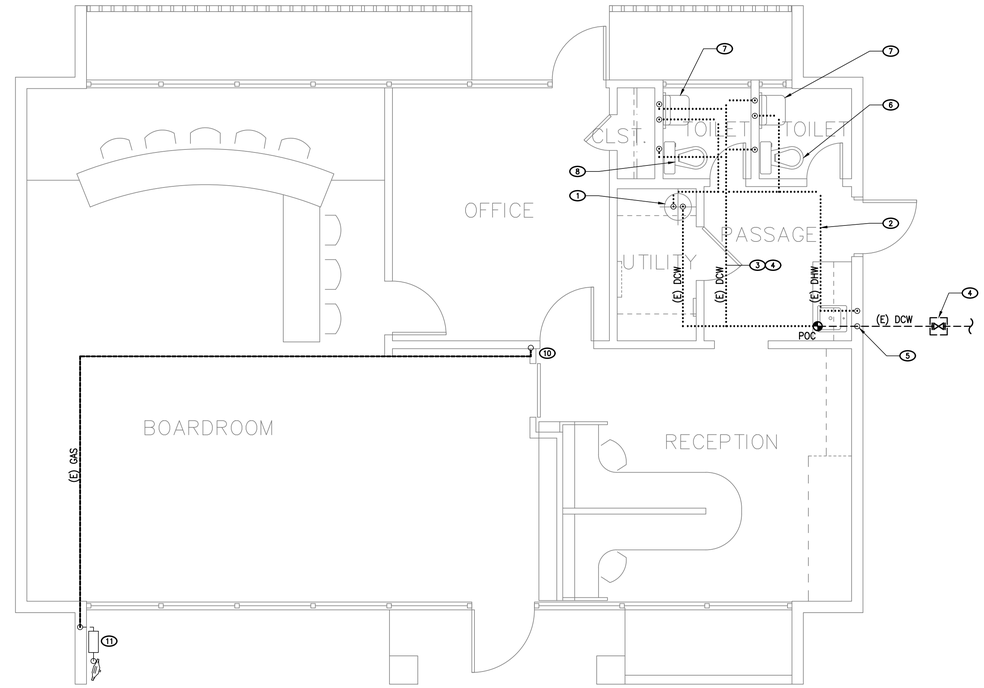
PLUMBING DCW, DHW, & GAS PLAN KEYNOTES

(THIS SHEET ONLY)

1. PROVIDE 3/4" DCW LINE IN ATTIC. CONNECT AT POC TO (E) DCW LINE.
2. PROVIDE 3/4" DHW LINE IN ATTIC FROM WATER HEATER.
3. PROVIDE ELECTRIC WATER HEATER. SEE PLUMBING FIXTURE SCHEDULE. SET TEMPERATURE TO 140°F.
4. PROVIDE LAV SINK. ROUTE DCW/DHW LINE DROPS IN WALL FOR CONNECTION. SEE PLUMBING FIXTURE SCHEDULE.
5. PROVIDE MOP SINK. ROUTE 1/2"DCW/DHW LINE DROPS IN WALL FOR CONNECTION. SEE PLUMBING FIXTURE SCHEDULE.
6. PROVIDE WATER CLOSET. ROUTE DCW LINE DROP IN WALL FOR CONNECTION. SEE PLUMBING FIXTURE SCHEDULE.
7. (E) GAS LINE UP TO (E) HVAC TO REMAIN.
8. PROVIDE THERMOSTATIC MIXING VALVE FOR WATER HEATER. SEE PLUMBING SCHEDULE. SET TEMPERED WATER TO 110°F.

PLUMBING DCW, DHW, & GAS PLAN
SCALE: 1/4" = 1'-0"

PLUMBER TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF WORK.



EXISTING/DEMO PLUMBING DCW, DHW, & GAS PLAN KEYNOTES

(THIS SHEET ONLY)

1. (E) ELECTRIC WATER HEATER TO BE REMOVED.
2. (E) DHW LINES IN ATTIC TO BE REMOVED/ABANDONED IN PLACE.
3. (E) DCW TO BE REMOVED UP TO POC. CAP (E) LINE IN ATTIC FOR RECONNECTION.
4. (E) DCW SOV IN YARD BOX TO REMAIN.
5. (E) DCW RISER IN WALL TO ATTIC, TO REMAIN.
6. (E) WATER CLOSET TO BE REMOVED. (E) PLUMBING UTILITIES IN WALL TO BE REMOVED.
7. (E) LAV SINK TO BE REMOVED. (E) PLUMBING UTILITIES IN WALL TO BE REMOVED.
8. (E) WATER CLOSET TO BE REMOVED. (E) PLUMBING UTILITIES IN WALL TO BE CAPPED FOR RECONNECTION.
9. (E) BREAK ROOM SINK TO BE REMOVED. (E) PLUMBING UTILITIES IN WALL TO BE CAPPED FOR RECONNECTION.
10. (E) GAS LINE UP TO (E) HVAC UNIT TO REMAIN.
11. (E) GAS METER.

EXISTING/DEMO PLUMBING DCW, DHW, & GAS PLAN
SCALE: 1/4" = 1'-0"

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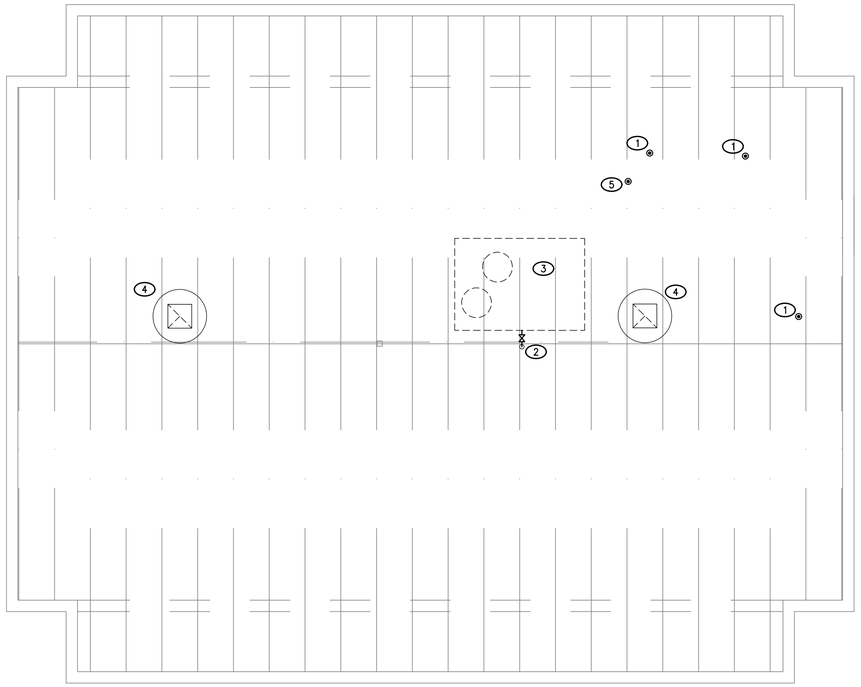
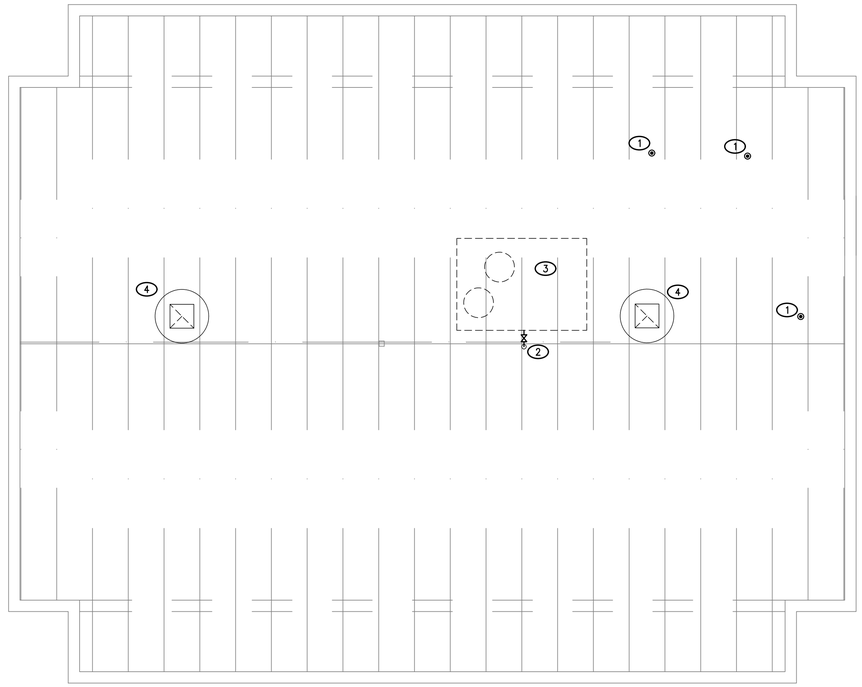


PLUMBING ROOF PLAN KEYNOTES

(THIS SHEET ONLY)

1. (E) VENT THROUGH ROOF TO REMAIN.
2. (E) GAS COCK TO (E) HVAC UNIT TO REMAIN.
3. (E) HVAC UNIT TO REMAIN. REFER TO MECHANICAL SHEETS.
4. (E) EXHAUST FANS TO REMAIN. REFER TO MECHANICAL SHEETS.
5. PROVIDE 2" VTR FOR MOP SINK.

PLUMBING ROOF PLAN
SCALE: 1/4" = 1'-0"



EXISTING/DEMO PLUMBING ROOF PLAN KEYNOTES

(THIS SHEET ONLY)

1. (E) VENT THROUGH ROOF TO REMAIN.
2. (E) GAS COCK TO (E) HVAC UNIT TO REMAIN.
3. (E) HVAC UNIT TO REMAIN. REFER TO MECHANICAL SHEETS.
4. (E) EXHAUST FANS TO REMAIN. REFER TO MECHANICAL SHEETS.

EXISTING PLUMBING ROOF PLAN
SCALE: 1/4" = 1'-0"

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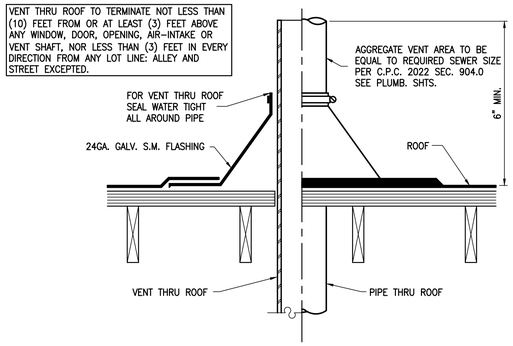
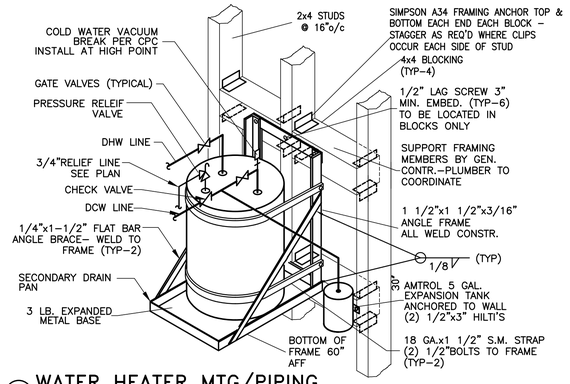
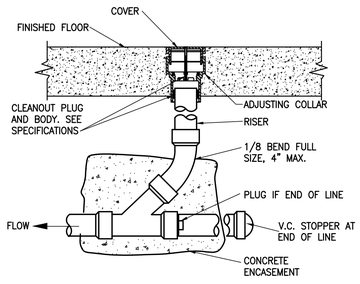


5 VENT THROUGH ROOF
NTS

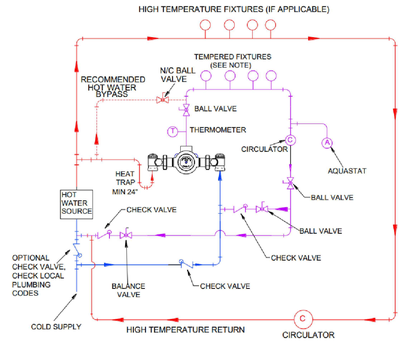


1 WATER HEATER MTG/PIPING
NTS

WATER SERVICE CALCULATIONS PER CPC 2022				
FIXTURE	NO.	FIX. UNIT.	TOTAL COLD	TOTAL HOT
SERVICE SINK OR MOP BASIN (2.2GPM)	1.0	3.0	3.0	2.3
WATER CLOSET GT (1.28GPF)	1.0	2.5	2.5	0.0
DISHWASHER, DOMESTIC	1.0	1.5	1.5	1.1
LAVATORY (.20GPM PER CYCLE)	1.0	1.0	1.0	0.8
TOTAL FIXTURE UNITS			8.0	4.1
TOTAL GPM CPC CHARTS A 103.1(1) & 103.1(2)				8.8
MAIN LINE SIZE				3/4"
WATER METER SIZE				3/4"
TOTAL ENVELODED LENGTH (FROM METER TO MOST REMOTE FIXTURE IN FT.)				040.00'
PRESSURE LOSS IN PSI				
TOTAL RISE FOR HEAD LOSS .43 X 09.00'				3.9
PSI REQUIRED FOR WATER CLOSET/URINAL (FV=15.0 FT=8.0 PSI)				8.0
PSI FLOW LOSS THROUGH WATER METER CPC CHART A 102.2				1.6
PSI FLOW LOSS THROUGH BACKFLOW PREVENTOR				12.0
TOTAL PRESSURE LOSS IN SYSTEM				25.5
MINIMUM PSI AVAILABLE @ JOB SITE (PLUMBER TO VERIFY)				30.0
REMAINING PSI AVAILABLE (IF NEGITIVE USE BOOSTER PUMP)				4.5
PSI DROP PER 100'-0" AVAILABLE				11.3
CALIFORNIA PLUMBING CODE SECTION 610.12				
DOMSTIC COLD WATER MAX. (8) FOOT PER SECOND				
DOMSTIC HOT WATER MAX. (5) FOOT PER SECOND				



6 FLOOR CLEANOUT
NTS



2 MIXING VALVE PIPING DIAGRAM
NTS

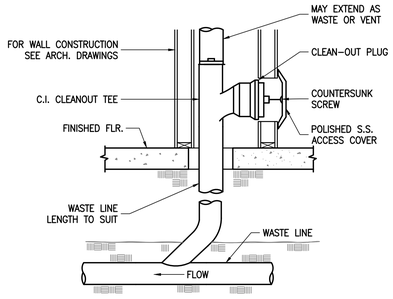
Kern County Environmental Health

Hot Water Demand (Storage Tank Water Heaters)

FACILITY NAME: Lamont Public Utility District Boardroom	
ADDRESS: 8624 Segure Road, Lamont, CA 93241	**DATE:** 9/13/2024

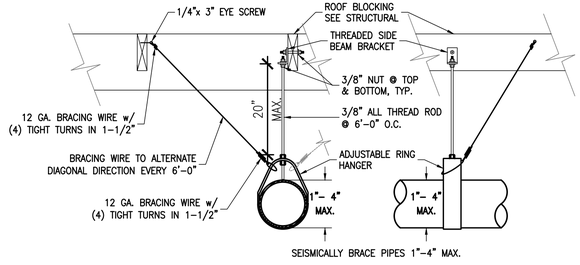
Fixtures Served	No. Units		X	GPH	=	Total GPH
Utensil/ 3-Compartment Sink (18x18)			X	42	=	0
Bar Sinks (3-Compartment)			X	18	=	0
Handwash Sinks/ Restroom Sinks		2	X	5	=	10
Food Prep Sink			X	5	=	0
Handspray/ Pre-rinse Units			X	45	=	0
Dishwashers (if no specs available)			X	80	=	0
Dishwasher (if specs available)			X		=	0
Mop Sink		1	X	15	=	15
Clothes Washer (9-12 lbs)			X	45	=	0
Clothes Washer (16 lbs)			X	60	=	0
Outdoor Can Washers			X	15	=	0
Employee Shower			X	20	=	0
Utensil/ 3-Compartment Sink (24x24)			X	75	=	0
Bar Sinks (4 or more compartments – 6 GPH per compartment)			X		=	0
				Total GPH(Gallons per hour)	=	25

PLUMBING FIXTURE SCHEDULE							
MARK	FIXTURE	DCW	DHW	S&W	TRAP	VENT	DESCRIPTION (AB1953 COMPLIANT CA.)
WH 1	ELECTRIC WATER HEATER	3/4"	3/4"	–	–	–	A.O. SMITH #DEL-30 36 GALLON 4.5kW ELECTRIC RESISTANCE WATER HEATER – 3/4" DCW & DHW CONNECTIONS – 240V/1ø 18.8A – 118 LBS. – SET TEMPERATURE TO 140°F – MAINTAIN 4" CLEARANCE INFRONT & ABOVE UNIT PER MFGR'S RECOMMENDATIONS FOR SERVICE
MS 1	MOP SINK	1/2"	1/2"	3"	3"	2"	ACORN TERRAZO-WARE #TNC-24 PRECAST CORNER MOP SINK 24"x24"x12" – 3" DRAIN CONNECTION W/STRAINER – WITH ACORN #-KFC MOP SINK UTILITY FAUCET WITH VACUUM BREAKER, 8" CENTERSET, 1/2"DCW INLET CONNECTIONS
WC 1	ACCESSIBLE TOILET	3/4"	–	3"	INT.	2"	AMERICAN STANDARD #2403.128 COMPACT CADET 3 FLOWISE RIGHT HEIGHT ONE PIECE TOILET – VITREOUS CHINA – FLOOR MOUNTED – EVERCLEAN SURFACE – 16.5" RIM HEIGHT – BOLT CAPS – MEETS ADA COMPLIANCE & EPA WATERSENSE CRITERIA, HIGH EFFICIENCY TOILET AT 1.28 GPF
L 1	LAVATORY	1/2"	1/2"	2"	1-1/4"	2"	AMERICAN STANDARD LUCERNE #0355.012 – WALL MTD – VITREOUS CHINA – CHICAGO FAUCET #3300-ABCP – .5 GPM, MIN. – LA PATTER P-TRAP W/ ACCESSIBLE INSULATION WRAP BY PLUMBEREX "HANDY SHIELD MAXX" #2003 – MEETS AST E84-07 TESTING STANDARD – CHICAGO SUPPLY & STOPS # 1017-ABCP – JR SMITH WALL CARRIER #0723 – VERIFY HOLE DRILLING FOR FAUCET – LAVATORY SHALL BE ADA COMPLIANT & MEET CALGREEN MAX. .4 GPM FLOW RATE (OR EQUAL) – WITH WATTS #LFMMV THERMOSTATIC MIXING VALVE, ASSE 1070 RATED
S 1	SINK	1/2"	1/2"	2"	1-1/2"	2"	ELKAY #LRAD2219 SINGLE COMPARTMENT SINK- NOM. 22"x19.5"O.D.- COUNTER MOUNTED- MAX. 6.5" DEEP- ALL STAINLESS STEEL CONSTRUCTION – UNDERCOATED – HOT & COLD- GOOSENECK FAUCET W/ ADA APPROVED HANDLES – GRID STRAINER – (2)ANGLE WALL STOPS W/ FLEX RISERS – 1½" 'P' TRAP – INSULATE HOT WATER SUPPLY & 'P' TRAP – SINK SHALL BE ADA COMPLIANT – FAUCET SHALL MEET CALGREEN MAX. 1.8 GPM FLOW RATE – WITH WATTS #LFMMV THERMOSTATIC MIXING VALVE, ASSE 1070 RATED
GD 1	GARBAGE DISPOSAL	–	–	2"	–	–	INSINKERATOR #BADGER-100 1/3-HP FOOD WASTE DISPOSER – 1-1/2" DRAIN CONNECTION – 120V/1ø 5.6A – 12 LBS.
MV 1	MIXING VALVE	3/4"	3/4"	–	–	–	LEONARD #LV-20-E-LF THERMOSTATIC MIXING VALVE – 1 GPM MIN. FLOW CAPACITY – 3/4" INLET, 3/4" OUTLET CONNECTION – SET TEMPERATURE TO 110°F



3 WALL CLEANOUT
NTS

WASTE SERVICE CALCULATION			
	NO.	FIX. UNIT	TOTAL FIX UNIT
MOP SINK	1.0	3.0	3.0
LAVATORY (.25GPM PER CYCLE)	1.0	1.0	1.0
WATER CLOSET GT (1.28GPF)	1.0	4.0	4.0
KITCHEN SINK (1.8GPM)	1.0	1.5	1.5
			0.0
			0.0
			0.0
TOTAL FIXTURE UNITS			9.5
MAIN LINE SIZE PER CPC TABLE			3"
BASED ON SLOPE OF 1/4" PER FOOT			
FV - FLUSH VALVE			
GT- GRAVITY TANK			
GPF - GALLONS PER FLUSH			



4 PIPE HANGER
NTS

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BOARDROOM REMODEL
LAMONT PUBLIC UTILITY DISTRICT
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DATE	ISSUED FOR
	REVISIONS

P4.0

C24-158
12/5/2024

MECHANICAL ABBREVIATIONS

&	AND
∠	ANGLE
@	AT
℄	CENTER LINE
ℙ	PROPERTY LINE
ø	DIAMETER or ROUND
(E)	EXISTING
(N)	NEW
⊥	PERPENDICULAR
#	POUND or NUMBER
(T)	THERMOSTAT
A/C	AIR CONDITIONING
AP	ACCESS PANEL
ABV	ABOVE
ADJ	ADJUSTABLE
AFF	ABOVE FINISH FLOOR
AE	ADJUSTABLE EXTRACTOR
AGGR	AGGREGATE
ALUM	ALUMINUM
APPROX	APPROXIMATE
APPT	APPOINTMENTS
ARCH.	ARCHITECTURAL
ARI	AMERICAN REFRIGERATION INSTITUTE
ASPH	ASPHALT
ASST	ASSISTANT
AUTO.	AUTOMATIC
BD	BALANCING DAMPER
BDD	BACKDDRAFT SAMPER
(BF)	BELOW FINISH FLOOR
(BG)	BELOW FINISH GRADE
BLDG	BUILDING
BLKG	BLOCKING
BM	BEAM
BTUH	BRITISH THERMAL UNIT/ HOUR
BOT	BOTTOM
BV	BALL VALVE
CA	COMBUSTION AIR
CAP	CAPACITY
CD	CONDENSATE DRAIN
CFD	CEILING FIRE DAMPER
CFM	CUBIC FEET PER MINUTE
CHW	CHILLED WATER
CHWR	CHILLED WATER RETURN
CHWS	CHILLED WATER SUPPLY
CJ	CONTROL JOINT
CLG	CEILING
CLKG	CAULKING
CLR	CLEAR
CO	CLEANOUT
COL	COLUMN
COMP	COMPRESSED
CONC	CONCRETE
CONF	CONFERENCE
CONN	CONNECTION
CONST	CONSTRUCTION
CONT	CONTINUOUS
CORR	CORRIDOR
CSE	CALIFORNIA SEASONAL EFFICIENCY
CKS	COUNTERSUNK
CTR	CENTER
CV	CHECK VALVE
DBL	DOUBLE
DB	DRY BULD (TEMPERATURE)
DEPT	DEPARTMENT
DET	DETAIL
DF	DRINKING FOUNTAIN
DHW	DOMESTIC HOT WATER
DHWR	DOMESTIC HOT WATER RETURN
DIA or ø	DIAMETER
DIR	DIRECTOR
DN	DOWN
DR	DOOR
DS	DOWNSPOUT
DSP	DRY STANDPIPE
DTR	DUCT THRU ROOF
DTW	DUCT THRU WALL
DWG	DRAWING
E	EAST
EA	EXHAUST AIR
EAG	EXHAUST AIR GRILLE
EDB	ENTERING DRY BUBL
EER	ENERGY EFFICIENCY RATIO
ELEC	ELECTRICAL
ELEV	ELEVATION
EMER	EMERGENCY
ENCL	ENCLOSURE
EP	ELECTRICAL PANEL
EQ	EQUAL
EQUIP	EQUIPMENT
(E)	EXISTING
ESP	EXTERNAL STATIC PRESSURE
EWB	ENTERING WET BULB
EXPO.	EXPOSED
EXT	EXTERIOR
FA	FIRE ALARM
FC	FLEXIBLE CONNECTION
FD	FIRE DAMPER
FDN	FOUNDATION
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FHC	FIRE HOSE CAB.
FHMS	FLAT HEAD METAL SCREW
FIN.	FINISH
FLA	FULL LOAD AMPS
FLASH.	FLASHING
FM	FIRE MAIN
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FPM	FEET PER MINUTE
FRPF	FIREPROOFING
FSC	FAN SPEED CONTROL
FSD	FIRE/SMOKE DAMPER
FSL	FIRE SPRINKLER LINE
FTR	FLUE THRU ROOF
FUNC	FUNCTION
FURR	FURRING
FUT	FUTURE
GA	GAUGE OR GAGE
GALV	GALVANIZED
GEN	GENERAL
GI	GALVANIZED IRON
GL	GLASS
GPM	GALLONS PER MINUTE
GR	GRADE
GRD	GROUND
G	GAS LLINE

HB	HOSE BIBB
HC	HANDICAPPED
HD	HEAD
HDWE	HARDWARE
HI.	HIGH
HORIZ	HORIZONTAL
HP	HORSEPOWER
HW	HOT WATER
HWR	HOT WATER RETURN
HWS	HOT WATER SUPPLY
HVAC	HEATING, VENTILATING, AIR CONDITIONING
ID	INSIDE DIAMETER (DIM.)
INSUL	INSULATION
INT	INTERIOR
LAV	LAVATORY
LBS	POUNDS
LPG	LIQUID PETROLEUM GAS
MACH	MACHINE
MATL	MATERIAL
MAX.	MAXIMUM
MBH	BTU PER HOUR (THOUSANDS)
MCA	MINIMUM CIRCUT AMPS
MECH	MECHANICAL
MTL	METAL
MFGR	MANUFACTURER
MH	MANHOLE
MIN	MINIMUM
MISC	MISCELLANEOUS
MUA	MAKE UP AIR
(N)	NEW
NIC	NOT IN CONTRACT
NO. or #	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE
OA	OVERALL
OBD	OPPOSED BLADE DAMPER
OC	ON CENTER
OSA	OUTSIDE AIR
OVHD	OVERHEAD
PTN	PARTITION
PHYS	PHYSICAL
PR	PRESSURE RELIEF
PVC	POLY-VINYL CLORIDE PIPE
PLAS	PLASTER
PLYWD	PLYWOOD
POC	POINT OF CONNECTION
PREFAB	PREFABRICATED
PREP	PREPARATION
PSI	POUNDS PER SQUARE INCH
PW	PROCESSED WATER
R	RISER
RA	RETURN AIR
RAD.	RADIUS
RAG	RETURN AIR GRILLE
REF	REFERENCE
REINF	REINFORCED
REQD	REQUIRED
RM	ROOM
RND	ROUND
S	SOUTH
SA	SUPPLY AIR
SAD	SUPPLY AIR DIFFUSER
SAG	SUPPLY AIR GRILLE
SAR	SUPPLY AIR REGISTER
SCHD	SCHEDULE
SD	SMOKE DETECTOR
SEER	SEASONAL ENERGY EFFICIENCY
SECT.	SECTION
SHT	SHEET
SIM	SIMILAR
SQ	SQUARE
SPEC	SPECIFICATION
SP	STATIC PRESSURE
SOV	SHUT-OFF VALVE
SS	SERVICE SINK
SST	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STOR	STORAGE
STRUCT	STRUCTURAL
SUPV	SUPERVISOR
SUSP	SUSPENDED
S&W	SOIL & WASTE
TC	TOP OF CURB
TEL	TELEPHONE
TER	TERRAZZO
TG	TRANSFER GRILLE
THK	THICK
TOC	TOP OF CONCRETE
TP	TRAP PRIMER
TRANS	TRANSCRIPTION
TREAT.	TREATMENT
TYP	TYPICAL
TV	TEMPERING VALVE
UL	UNDERWRITERS LABORATORIES
UON	UNLESS OTHERWISE NOTED
UR	URINAL
V	VENT
VD	VOLUME DAMPER
VTR	VENT THRU ROOF
VSAD	VARIBLE SUPPLY AIR DIFFUSER
W	WASTE LINE
W/	WITH
WB	WET BULB TEMPERATURE
WFD	WALL FIRE DAMPER
WH	WATER HEATER
WHA	WATER HAMMER ARRESTOR
W/O	WITHOUT
WMF	WASHING MACHINE FITTING
WP	WATERPROOF
WT	WEIGHT
YD	YARD

DUCT SIZING REQUIREMENTS

0-90 CFM	600 FPM	.08 LOSS PER 100FT	6" DIAMETER
90-200 CFM	600 FPM	.08 LOSS PER 100FT	8" DIAMETER
200-375 CFM	700 FPM	.08 LOSS PER 100FT	10" DIAMETER
375-600 CFM	800 FPM	.08 LOSS PER 100FT	12" DIAMETER
600-900 CFM	875 FPM	.08 LOSS PER 100FT	14" DIAMETER
900-1200 CFM	900 FPM	.08 LOSS PER 100FT	16" DIAMETER
1200-1600 CFM	900 FPM	.08 LOSS PER 100FT	18" DIAMETER
1600-2000 CFM	900 FPM	.08 LOSS PER 100FT	20" DIAMETER
2000-2400 CFM	900 FPM	.08 LOSS PER 100FT	22" DIAMETER

NOTES:
1. ALL ELBOWS TO BE SMOOTH RADIUS
2. ALL FITTINGS TO BE OF INDUSTRY STANDARD TYPE WITH COEFFICIENTS PUBLISHED IN MANUAL Q

SYMBOLS

SYMBOL	DESCRIPTION
	AIR CONDITION UNIT
	SUPPLY AIR CEILING DIFFUSER
SIZE CFM	SUPPLY AIR CEILING DIFFUSER
SIZE CFM	SUPPLY VARIBLE AIR CEILING DIFFUSER HEAT & COOL
SIZE CFM	RETURN AIR CEILING REGISTER
SIZE CFM	EXHAUST AIR CEILING REGISTER
SIZE CFM	SUPPLY AIR WALL DIFFUSER
SIZE CFM	RETURN AIR WALL REGISTER
SIZE CFM	EXHAUST AIR WALL REGISTER
SIZE	TRANSFER GRILLE
	DUCTWORK (RECTANGULAR)
	DUCTWORK (ROUND)
	LINED DUCTWORK
	TURNIG VANE
	FLEXIBLE DUCTWORK
	FLEXIBLE CONNECTION
	MANUAL AIR VOLUME DAMPER
FD FD	FIRE DAMPER
SFD SFD	SMOKE FIRE DAMPER
OAI 500	OUTSIDE AIR INTAKE MIN. CFM
(T) A/C-1	ROOM THERMOSTAT – SUBSCRIPT INDICATES UNIT CONTROL
BT	BYPASS TIMER
TC	TIME CLOCK
$	ON/OFF SWITCH
FSC	FAN SPEED CONTROL
SD	DUCT SMOKE DETECTOR
	POINT OF CONNECTION
	CEILING EXHAUST FAN
	FURNACE (VERTICAL)
	FURNACE (HORIZONTAL)
	CONDENSING UNIT

GENERAL MECHANICAL NOTES

SECTION 1
BASIC MECHANICAL MATERIALS AND METHODS
PART 1 – GENERAL
1.1 SUMMARY
A. LABOR, MATERIALS, TOOLS, AND SERVICES FOR A COMPLETE INSTALLATION OF EQUIPMENT AND SYSTEM CONTAINED IN THE CONTRACT DOCUMENTS.
B. PRINCIPAL FEATURES OF THE WORK INCLUDED ARE:
1. HEATING, VENTILATING, AIR CONDITIONING SYSTEMS, CONTROLS, AND MECHANICAL SYSTEM INSULATION.
2. ROOF CURBS FOR HVAC SYSTEMS, INTAKE HOODS, LOUVERS, SUPPLY FANS, AND RELIEF VENTS FURNISHED AND SET UNDER THIS DIVISION.
3. REFRIGERANT PIPING, CONNECTIONS, REFRIGERANT AND REFRIGERANT CHARGES.
4. EXCAVATING AND BACKFILLING FOR MECHANICAL WORK; COORDINATE WITH APPROPRIATE TRADE.
5. ANCHOR BOLTS, SLEEVES. SUPPORTS AND SIMILAR ITEMS TO BE BUILT INTO CONCRETE OR MASONRY.
6. PREPARATION FOR TESTING AND BALANCE OF MECHANICAL SYSTEMS AND CORRECTING DEFICIENCIES.
7. PREPARATION AND SUBMITTAL OF SHOP DRAWING AND PRODUCT DATA.
8. MAINTAINING A RECORD SET OF BLUE LINE PRINTS AND MAKING THEM TO INDICATE LOCATIONS OF CONCEALED ITEMS, AND DEVIATIONS MADE TO SUIT CONDITIONS AND PRODUCTION OF MECHANICAL AS-BUILT (RECORD) DRAWINGS.

1.2 JOB CONDITIONS.
A. SUBMITTAL OF BID IMPLIES BIDDER HAS READ APPLICABLE PARAGRAPHS OF THE SPECIFICATIONS AND WILL BE BOUND BY THEIR CONDITIONS.

1.3 LOCAL CONDITIONS
A. CONFORM WITH LOCAL CONDITIONS. COORDINATE WITH LOCAL UTILITIES ON SIZE OF UTILITY SERVICE. 1.4 INTENT
A. THE CONTRACT DOCUMENTS (DRAWINGS AND SPECIFICATIONS) DESCRIBE THE MECHANICAL WORK OF THIS PROJECT ANY ITEMS MENTIONED IN ONE PART SHALL BE AS BINDING AS THOUGH MENTIONED IN BOTH.
B. THE CONTRACT DOCUMENTS FORM A GUIDE FOR A COMPLETE MECHANICAL INSTALLATION. WHERE AN ITEM IS REASONABLY NECESSARY BUT NOT SPECIFICALLY MENTIONED, SUCH AS DUCT HANGERS OR TRANSITIONS, PIPING OFFSETS, DRAINS, ETC., FOR A COMPLETE SYSTEM, PROVIDE SAME.
C. MECHANICAL LAYOUTS INDICATED ON DRAWINGS ARE DIAGRAMMATIC ONLY. EXACT LOCATIONS OF DUCTS, AND EQUIPMENT SHALL BE GOVERNED BY THE DRAWINGS OF RELATED TRADES.

1.5 DEVIATIONS
A. NO DEVIATIONS FROM SPECIFICATIONS AND DRAWINGS SHALL BE MADE WITHOUT FULL KNOWLEDGE AND WRITTEN CONSENT OF CONSTRUCTION MANAGER.
B. SHOULD CONTRACTOR FIND, DURING PROGRESS OF WORK, CONDITIONS WHICH DICTATE A MODIFICATION OF ANY PARTICULAR REQUIREMENTS, REPORT SUCH ITEM PROMPTLY FOR DECISION OF INSTRUCTIONS.

1.6 QUALITY ASSURANCE
A. COMPLY WITH APPLICABLE LOCAL, STATE AND FEDERAL CODES.
B. COMPLY WITH APPLICABLE REQUIREMENTS OF RECOGNIZED INDUSTRY ASSOCIATIONS WITH PROMULGATE STANDARDS FOR THE VARIOUS TRADES. (SEE INDIVIDUAL SECTIONS OF DIVISION 15)
C. EMPLOY ONLY QUALIFIED JOURNEYMEN FOR THIS WORK. EMPLOY COMPETENT, QUALIFIED MECHANICS TO SUPERVISE THE WORK.

1.7 CODES AND STANDARDS
A. PERFORM WORK SPECIFIED IN DIVISION 15 IN ACCORDANCE WITH THE APPLICABLE CODES AND STANDARDS LISTED BELOW, AND SUCH STANDARDS THAT MAY BE SPECIFIED IN OTHER SECTIONS. WHEN THESE SPECIFICATIONS ARE MORE STRINGENT, THEY TAKE PRECEDENCE. IN CASE OF CONFLICT, OBTAIN A DECISION FROM THE MECHANICAL ENGINEER.
1. NFPA 54: NATIONAL FUEL AND GAS CODE.
2. NFPA 90A: AIR CONDITIONING AND VENTILATION SYSTEMS.
3. NFPA 101: LIFE SAFETY CODE.
4. APPLICABLE STATE BUILDING CODE.
5. APPLICABLE STATE MECHANICAL CODE.
6. HANDICAPPED CODE ANSI A117.1 AND ADA
7. APPLICABLE STATE ENERGY CODE.
8. AGA: AMERICAN GAS ASSOCIATION.
9. ANSI: AMERICAN NATIONAL STANDARDS INSTITUTE.
10. ARI: AMERICAN REFRIGERATION INSTITUTE.
11. ASHRAE: AMERICAN SOCIETY OF HEATING, REFRIGERATION AND AIR CONDITIONING ENGINEERS.
12. ASME: AMERICAN SOCIETY FOR MECHANICAL ENGINEERS.
13. ASTM: AMERICAN SOCIETY FOR TESTING AND MATERIALS.
14. MSS: MANUFACTURER'S STANDARDIZATION SOCIETY OF THE VALVE AND FITTING INDUSTRY.
15. NFPA: NATIONAL FIRE PROTECTION ASSOCIATION.
16. SMACNA: SHEET METAL AND AIR CONDITIONING CONTRACTOR'S NATIONAL ASSOCIATION.
17. UL: UNDERWRITERS' LABORATORIES. INC.

1.8 COORDINATION
A. CAREFULLY EXAMINE SPECIFICATIONS AND DRAWINGS TO BE THOROUGHLY FAMILIAR WITH ITEMS WHICH REQUIRE HVAC CONNECTIONS AND COORDINATION.
B. COORDINATE WITH OTHER DIVISIONS TO LEAVE PROPER CHASES AND OPENINGS. PLACE OUTLETS, ANCHORS, SLEEVES, AND SUPPORTS PRIOR TO POURING CONCRETE OF INSTALLATION OF MASONRY WORK.

1.9 SUBMITTALS
A. SUBMITTALS ARE ONLY REQUIRED FOR SPECIFIC ITEMS OF EQUIPMENT OR MATERIAL LISTED IN INDIVIDUAL SECTIONS OF THESE SPECIFICATIONS.
B. WITHIN 15 DAYS AFTER AWARD OF CONTRACT FOR THIS WORK, SUBMIT A LIST OF PROPOSED MANUFACTURERS (OF EQUIPMENT OR MATERIAL TO BE USED) FOR APPROVAL. SUBMIT THIS LIST BEFORE SUBMITTAL OF SHOP DRAWINGS AND PRODUCT DATA, AND OBTAIN APPROVAL BEFORE SUBMITTING REQUIRED ITEMS.
C. SHOP DRAWINGS (NOT REQUIRED FOR OWNER FURNISHED EQUIPMENT).

1.10 DELIVERY AND STORAGE
A. INSOFAR AS POSSIBLE, DELIVER ITEMS IN MANUFACTURER'S ORIGINAL UNOPENED PACKAGING. WHERE THAT IS NOT PRACTICAL. COVER ITEMS WITH PROTECTIVE MATERIALS TO KEEP THEM FROM BEING DAMAGED. USE CARE IN LOADING, TRANSPORT, UNLOADING, AND STORAGE TO KEEP ITEMS FROM BEING DAMAGED.

1.11 FIRE RATINGS
A. MATERIALS USED ANYWHERE IN THE WORK MUST HAVE NFPA RATINGS AS FOLLOWING:
1. FLAME SPREAD – NOT OVER 25
2. SMOKE DEVELOPED – NOT OVER 50
3. FUEL CONTRIBUTED – NOT OVER 25

B. MATERIALS SHALL BE "SELF EXTINGUISHING".

1.12 PERMITS AND FEES
A. OBTAIN, PAY FOR, AND DELIVER PERMITS, CERTIFICATION OF INSPECTION, AND OTHER SUCH ITEMS REQUIRED BY THE AUTHORITIES HAVING JURISDICTION. DELIVER CERTIFICATION TO THE CONSTRUCTION MANAGER PRIOR TO FINAL ACCEPTANCE OF THE WORK. AN INSPECTION CERTIFICATE FOR EACH CLASS OF WORK REQUIRING INSPECTION MUST BE SUBMITTED PRIOR TO OR WITH THE FINAL PAYMENT INVOICE. THE RESPONSIBLE TRADE CONTRACTOR MUST MAKE APPLICATION FOR THE INSPECTION, COORDINATE SAME AND PAY THE REQUIRED INSPECTION FEE.

1.13 EXTENDED WARRANTIES
A. WORK FURNISHED UNDER THE CONTRACT SHALL BE WARRANTED AGAINST DEFECTS IN WORKMANSHIP AND (CONTRACTOR FURNISHED) MATERIALS FOR A PERIOD OF NOT LESS THAT ONE (1) YEAR, OR AS OTHERWISE SPECIFIED, FROM THE DATE OF FINAL ACCEPTANCE OF THE INSTALLATION, DEFECTS OF WORKMANSHIP DEVELOPING DURING THIS PERIOD SHALL BE REMEDIED, AND DEFECTIVE MATERIAL REPLACED, WITHOUT ADDITIONAL COST. WHEN DEFECTS IN A TRADE CONTRACTOR'S WORK CAUSES DAMAGE TO THE WORK OF THE OTHER TRADE CONTRACTORS, SUCH DAMAGE SHALL BE REPAIRED BY THE TRADE CONTRACTOR CAUSING DAMAGE AND WORK RESTORED TO ITS ORIGINAL CONDITION, AT THE EXPENSE OF THE TRADE CONTRACTOR THAT CAUSED THE DAMAGE.

PART 2 –PRODUCTS 2.1
MATERIALS AND EQUIPMENT
A. WITHIN THE CONTRACT DOCUMENTS RELATING TO MECHANICAL WORK, MANUFACTURER'S NAMES, CATALOG NUMBERS, AND OTHER PROPRIETARY REFERENCES TO MATERIALS AND EQUIPMENT ARE MADE. SUCH REFERENCES ARE MADE TO ESTABLISH THE STANDARDS OF QUALITY AND TYPE REQUIRED, AND NOT TO LIMIT COMPETITION. ACCEPTABLE MANUFACTURER'S OF COMPETITIVE PRODUCTS ARE LISTED IN APPLICABLE SECTIONS AS "APPROVED EQUALS". REASONABLE REQUESTS FOR SUBSTITUTION OR ADDITIONS TO "APPROVED EQUALS" WILL BE CONSIDERED, BUT THE MECHANICAL ENGINEER WILL BE THE SOLE JUDGE OF ACCEPTABILITY OF ITEMS PROPOSED AS SUBSTITUTES.
B. MATERIALS AND EQUIPMENT USED IN CARRYING OUT THESE SPECIFICATIONS SHALL BEAR UL OR OTHER RECOGNIZED TESTING LABORATORY LABEL WHEN SUCH LABELS ARE AVAILABLE.

PART 3 – EXECUTION

3.1 LOCATIONS
A. MECHANICAL LAYOUTS INDICATED ON DRAWINGS ARE DIAGRAMMATIC. EXACT LOCATIONS OF DUCT, AND EQUIPMENT MAY VARY BECAUSE OF CONFLICTS WITH WORK OF OTHER TRADES. WORK OUT CONFLICTS WHERE RELOCATION'S WILL NOT AFFECT OPERATION OR APPEARANCE OF SYSTEMS.
B. LOCATE EQUIPMENT REQUIRING PERIODIC SERVICING SO THAT IT IS READILY ACCESSIBLE. DO NOT BACK UP SERVICE SIDES TO WALLS, NOR PLACE IT TOO CLOSE TO OTHER EQUIPMENT TO MAKE SERVICE IMPRACTICAL. EQUIPMENT SERVICE CLEARANCE SHALL MEET MINIMUM ACCEPTABLE DISTANCE AS RECOMMENDED BY EQUIPMENT MANUFACTURER.
3.2 UTILITIES EXCAVATING AND BACKFILLING
A. PERFORM TRENCHING, EXCAVATING, BACKFILLING FOR MECHANICAL WORK IN ACCORDANCE WITH THE APPROPRIATE SECTIONS AND AS SET FORTH BELOW

1. PERFORM WORK NECESSARY FOR INSTALLATION OF MECHANICAL UTILITIES.
2. DEPTH OF EXCAVATION TO PROVIDE A MINIMUM OF 3' ABOVE TOP OF PIPE. EXCAVATION TO BE CARRIED TO A DEPTH OF AT LEAST 6" BELOW BOTTOM OF PIPE ELEVATION. FILL BELOW PIPE (6"), AROUND PIPE, AND A MINIMUM OF 12" ABOVE PIPE WIT SAND OR CLASS "B" CRUSHED STONE TAMPED FIRM AND EVEN. SEPARATE TOPSOIL DURING EXCAVATION. FINAL LAYER OR DIRT (12" MINIMUM) TO BE TOPSOIL. TRENCHES TO BE AT LEAST 18" WIDER THAN PIPE WITH BATTER BOARDS PLACED EVERY 25'. BACKFILLING SHALL BE DONE TO EXCLUDE USE OF ROCK OR STONE ABOVE SAND OR CRUSHED STONE.

3.3 CUTTING AND PATCHING
A. REPAIR OR REPLACE ROUTINE DAMAGE CAUSED BY CUTTING IN PERFORMANCE OF CONTRACT.
B. CORRECT UNNECESSARY DAMAGE CAUSED DUE TO INSTALLATION OF MECHANICAL WORK.
C. PERFORM REPAIRS WITH MATERIALS WHICH MATCH EXISTING AND INSTALL IN ACCORDANCE WITH THE APPROPRIATE SECTION OF THESE SPECIFICATIONS OR THE BEST STANDARDS OF THE INDUSTRY.

3.4 CONNECTION TO EQUIPMENT
A. CONNECT OR INSTALL EQUIPMENT SHOWN ON MECHANICAL DRAWINGS THAT REQUIRE MECHANICAL HOOKUPS.

3.5 SERVICE OF SYSTEM
A. IF EQUIPMENT IS PLACED IN SERVICE PRIOR TO ACCEPTANCE OF THE PROJECT, OPERATE EQUIPMENT STRICTLY IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. INSTALL NEW FILTERS IN EQUIPMENT PRIOR TO OWNER OCCUPYING BUILDING
B. EMPLOY COMPETENT, QUALIFIED PERSONNEL IN OPERATION OF THE EQUIPMENT.
C. PROVIDE FOR PROPER OPERATION AND CLEANLINESS.
D. OPEN UP EQUIPMENT FOR INSPECTION AS DIRECTED BY THE SUPERINTENDENT.
E. LUBRICATE EQUIPMENT AND PERFORM SUCH OTHER MAINTENANCE AS REQUIRED TO PLACE IT IN FIRST CLASS OPERATING CONDITION.

END OF SECTION

SECTION 2
HEATING, VENTILATION AND AIR CONDITIONING PART 1 – GENERAL 1.1 RELATED DOCUMENTS
A. REFER TO DRAWINGS AND CONTRACT FOR MATERIALS FURNISHED BY OWNER, INSTALLED BY CONTRACTOR OR FURNISHED AND INSTALLED BY OWNER.

1.2 SCOPE OF WORK
A. FURNISH ALL LABOR, SUPERVISION, AND EQUIPMENT (UNLESS EQUIPMENT IS SPECIFICALLY NOTED AS 'OWNER FURNISHED') FOR THE COMPLETE INSTALLATION OF HEATING, VENTILATION, AND AIR CONDITIONING SYSTEM TOGETHER WITH ALL NECESSARY AUXILIARIES AND APPURTENANCES.

1.3 QUALITY ASSURANCE
A. MANUFACTURER'S QUALIFICATIONS – INSTALL PACKAGED UNITS, AS INDICATED IN THE DRAWINGS, IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND REQUIREMENTS. PROVIDE RELATED PRODUCTS AND ACCESSORIES FROM ONE MANUFACTURER. STORE MATERIALS IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATION PROTECTING FROM DIRT, MOISTURE, CONTAMINANTS, AND WEATHER.
B. CODES AND STANDARDS – PERFORM ALL INSTALLATION IN ACCORDANCE WITH THE LATEST STANDARDS AS RECOGNIZED BY ASHRAE, SMACNA AND ALL APPLICABLE STATE AND LOCAL CODES AND ORDINANCES.
C. WORKMANSHIP – EXPERIENCED, WELL – TRAINED WORKERS, COMPETENT TO COMPLETE THE WORK AS SPECIFIED, SHALL PERFORM LABOR IN CONFORMANCE WITH GENERALLY ACCEPTED TRADE STANDARDS. INSTALL ALL EQUIPMENT SQUARE AND PLUMB ALLOWING ACCESS FOR PROPER OPERATION, ADJUSTMENT AND SERVICE.

1.4 STRUCTURAL AND SPACE CONDITIONS
A. ALL WORK SHALL AVOID OBSTRUCTIONS AND INTERFERENCE WITH OTHER TRADES, PRESERVE HEADROOM AND KEEP OPENINGS AND PASSAGEWAYS CLEAR AND FREE.

1.6 VIBRATION AND NOSE
A. INSTALL EACH OF THE VARIOUS PIECES OF EQUIPMENT TO OPERATE WITHOUT OBJECTIONABLE VIBRATION OR NOISE.

1.7 CUTTING AND PATCHING
A. CUTTING OR PATCHING NECESSARY TO PERMIT THE INSTALLATION OF ANY WORK UNDER THIS CONTRACT SHALL BE THE RESPONSIBILITY OF THIS TRADE. CUTTING AND PATCHING SHALL BE COORDINATED WITH OTHER TRADES SO AS NOT TO IMPACT OTHER WORK

1.8 BALANCING AND TESTING
A. TEST AND BALANCE SHALL BE PERFORMED BY A NATIONALLY QUALIFIED TEST AND BALANCE COMPANY. BALANCE COMPANY SHALL BE AN NEBB COMPANY.
B. CONTRACTOR SHALL COORDINATE TESTING WITH THE TESTING AND BALANCE COMPANY. ALL SYSTEMS SHALL BE FULLY OPERATIONAL PRIOR TO COMMENCEMENT OF TESTING. CORRECT ALL DEFICIENCIES NOTED IN THE TEST AND BALANCE REPORT WITHIN THREE DAYS OR PRIOR TO ACCEPTANCE OF THE PROJECT.
C. ASSUME RESPONSIBILITY FOR CORRECTING ALL ITEMS DETERMINED TO BE THE RESULT OF IMPROPER OR INCOMPLETE INSTALLATION. EXTRA TESTING REQUIRED DUE TO SUCH DEFICIENCIES WILL BE AT CONTRACTOR'S EXPENSE.
D. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING TEST REPORTS TO THE LOCAL BUILDING AND HEALTH DEPARTMENTS AS REQUIRED FOR CERTIFICATE OF OCCUPANCY.

PART 2 – PRODUCTS

2.1 AIR CONDITIONING UNITS, FANS AND AIR DEVICES
A. SHALL BE AS INDICATED ON THE DRAWINGS.

2.2 DUCTWORK
A. RECTANGULAR AND ROUND DUCT FABRICATION, GENERAL – EXCEPT AS OTHERWISE INDICATED, FABRICATE RECTANGULAR AND ROUND DUCTS WITH GALVANIZED SHEET STEEL, IN ACCORDANCE WITH SMACNA – HVAC DUCT CONSTRUCTION STANDARDS AND TABLES INCLUDING THEIR ASSOCIATED DETAILS. CONFORM TO THE REQUIREMENTS IN THE REFERENCED STANDARD FOR METAL THICKNESS, REINFORCING TYPES AND INTERVALS, TIE ROD APPLICATIONS, AND JOINT TYPES AND INTERVALS. AN APPROVED FLEXIBLE DUCT MAY BE USED FOR THE LAST 5 FT. CONNECTION TO REGISTERS.

2.3 DUCT ACCESS PANELS AND DOORS
A. IN SHEET METAL WORK, HOLLOW CORE DOUBLE CONSTRUCTION OF SAME OR HEAVIER GAGE MATERIAL AS DUCT IN WHICH INSTALLED, PRODUCTS BY CESCO, VENT PRODUCTS, AIR BALANCE, OR EQUIVALENT.

1. PROVIDE VENTLOK OR APPROVED HINGES AND LATCHES ON ALL DOORS; 100 SERIES HINGES AND LATCHES ON LOW PRESSURE SYSTEM DOORS UP TO 18" MAXIMUM DIMENSION, 200 SERIES ON LARGER LOW PRESSURE SYSTEM DOORS AND 333 SERIES ON HIGH PRESSURE SYSTEMS.
2. CONSTRUCT DOORS UP TO 18" MAXIMUM DIMENSION WITH ONE INCH OVERLAP FIT AND GASKET WITH 3/4" BY 1/8" SPONGE RUBBER, FIT LARGER DOORS AGAIN 1-1/2" BY 1/8" FLAT STOCK OR ANGLE FRAME AND GASKET WITH 3/4" BY 1/8" SPONGE RUBBER OR FELT
3. DOOR SWING TO BE OPPOSITE OF AIRFLOW. 2.4 DUCTWORK SPECIALTIES
A. VOLUME AND SPLITTER DAMPERS
1. GALVANIZED SHEET METAL BLADE AND FRAME WITH VENTFABRICE INC. VENTLOK OPERATING HARDWARE.
2. FOR ACCESSIBLE DAMPERS, PROVIDE #641 SELF – LOCKING DIAL REGULATORS AND #644 SELF – LOCKING DIAL REGULATORS FOR INSULATED DUCTWORK, #637 SQUARE END BEARING, AND #635 SPRING END BEARING, AS APPLICABLE
3. FOR INACCESSIBLE DAMPERS, PROVIDE #666 OR #667 CONCEALED LOCKING DAMPER REGULATOR WITH BEARING AS ABOVE. FOR STATIC PRESSURES ABOVE 3" W.G., PROVIDE #640 HIVEL DIAL REGULATOR AND #609 HIVEL END BEARING FOR ACCESSIBLE DAMPERS.
B. MULTI – LOUVER VOLUME DAMPERS
1. 16 – GAUGE GALVANIZED STEEL FRAME. OPPOSED, 6" WIDE, 16 – GAUGE GALVANIZED STEEL BLADES. CONCEALED LINKAGE IN FRAME.
2. TITUS #AG – 35 – B, RUSKIN #CD35/ OBD OR EQUAL
C. FLEXIBLE CONNECTIONS
1. PROVIDE FLEXIBLE CONNECTORS AT THE DISCHARGE AND INLET OF FANS, AIR HANDLERS, ROTATING MECHANICAL EQUIPMENT, AND WHERE SHOWN AN THE DRAWINGS FOR PROPER VIBRATION ISOLATION.
2. NEOPRENE IMPREGNATED GLASS CLOTH WITH 24 – GAUGE GALVANIZED METAL FRAME. MINIMUM DIMENSIONS – 3" METAL, 3" FABRIC, 3" METAL.
3. DURO DYNE #MFN4, VENT FABRICS #VENTGLAS, Q INDUSTRIES, CONSOLIDATED KINETICS, ELGEN, OR EQUAL.
D. BACKDRAFT DAMPERS
1. PROVIDE COUNTERWEIGHT TYPE COMPLETE WITH FRAME, END BEARING, COUNTERBALANCE ASSEMBLY, BLADES, AND LINKAGE.
2. INSTALL AT OUTSIDE AIR INTAKE, EXHAUST OUTLETS, AND WHERE SHOWN ON DRAWINGS.
3. PACIFIC AIR PRODUCTS #PRD – 100AL, RUSKIN #CBS – 7 OR EQUAL BY AMERICAN WARMING. OR VENT PRODUCTS.
E. TURNING VANES 1.PROVIDE TURNING VANES AT ALL 90° AND 45° SQUARE ELBOWS. TURNING VANES SHALL BE DOUBLE WALL AIR FOIL TYPE CONSTRUCTED AND INSTALLED AS PER SMACNA.
2.5 DUCT INSULATION
A. ACCEPTABLE MANUFACTURERS: PROVIDE PRODUCTS OF THE FOLLOWING MANUFACTURES, COMPLYING WITH SPECIFIED REQUIREMENTS. EQUIVALENT PRODUCTS OF OTHER MANUFACTURERS WILL BE CONSIDERED.
1. OWENS – CORNING FIBERGLAS CORP.
2. MANVILLE PRODUCTS CORP.
3. CERTAINTEED CORP.
B. ALL INSULATION MATERIAL SHALL COMPLY WITH APPLICABLE ENERGY CONSERVATION REGULATION FOR PROJECT LOCATION.
C. PROVIDE COMPOSITE MECHANICAL INSULATION (INSULATION, JACKET, COVERINGS, SEALERS, MASTICS, AND ADHESIVES) WITH FLAME – SPEED INDEX OF 25 OR LESS, AND SMOKE – DEVELOPED INDEX OF 50 OR LESS, AS TESTED BY ASTM E84 (NFPA 255) METHOD.
D. PROVIDE STAPLES, BANDS, WIRES, TAPE, ANCHORS, CORNER ANGLES AND SIMILAR ACCESSORIES AS RECOMMENDED BY INSULATION MANUFACTURER FOR APPLICATIONS INDICATED.
E. PROVIDE CEMENTS, ADHESIVES, COATINGS, SEALERS, PROTECTIVE FINISHES, AND SIMILAR COMPOUNDS AS RECOMMENDED BY INSULATION MANUFACTURER FOR APPLICATIONS INDICATED.
2.6 REFRIGRANT PIPING
A. REFRIGERANT PIPING TO BE COPPER SEAMLESS, VACUUM PACKED TUBING.
B. ALL SUCTION LINES TO SLOPE BACK TOWARDS CONDENSING UNIT.
C. ALL SUCTION LINES HEADING UP TOWARDS CONDENSING UNIT SHALL HAVE A 'P' TRAP.
D. PROVIDE SIGHT GLASS AND FILTER DRIER ON LIQUID LINES AT CONDENSING UNITS.
E. ALL REFRIGERANT PIPING UNDERGROUND TO BE CONTAINED IN A PVC SLEEVE.
F. REFRIGERANT PIPING TO BE SIZED AND INSTALLED AS PER EQUIPMENT MANUFACTURERS RECOMMENDATIONS.
G. REFRIGERANT PIPING TO BE INSULATED WITH ARMAFLEX INSULATION.
H. INSTALL AIREX PRO-SYSTEM KIT AIR-TIGHT SEALING WITH A WALL-MOUNTED PIPING OUTLET AND A UV/VAPOR RETARDER PIPING INSULATION PROTECTOR FOR EXTERIOR APPLICATIONS OF HVAC REFRIGERANT PIPING WALL PENETRATIONS AND OUTDOOR INSULATION. NO "ARMAFLEX" ALLOWED
2.7 HVAC CONTROLS
A. SHALL BE AS INDICATED ON THE DRAWINGS.
B. ELECTRIC AND ELECTRONIC HVAC CONTROLS – COMPONENTS AND OPERATING FEATURES AS INDICATED ON THE DRAWINGS.
PART 3 – EXECUTION
3.1 HVAC SYSTEM INSTALLATION, GENERAL SEQUENCE, COORDINATE, AND INTEGRATE THE VARIOUS ELEMENTS OF MECHANICAL SYSTEMS, MATERIALS, AND EQUIPMENT. COMPLY WITH THE FOLLOWING REQUIREMENTS
1. COORDINATE MECHANICAL SYSTEMS, EQUIPMENT, AND MATERIALS WITH OTHER BUILDING COMPONENTS.
2. VERIFY ALL DIMENSIONS BY FIELD MEASUREMENTS.
3. ARRANGE FOR CHASES, SLOTS, AND OPENINGS IN OTHER BUILDING COMPONENTS DURING PROGRESS OF CONSTRUCTION, TO ALLOW FOR MECHANICAL INSTALLATIONS.
4. COORDINATE THE INSTALLATION OF REQUIRED SUPPORTING DEVICES AND SLEEVES TO BE SET IN POURED IN PLACE CONCRETE AND OTHER STRUCTURAL COMPONENTS, AS THEY ARE CONSTRUCTED.
5. SEQUENCE, COORDINATE, AND INTEGRATE INSTALLATIONS OF MECHANICAL MATERIALS AND EQUIPMENT FOR EFFICIENT FLOW OF THE WORK. GIVE PARTICULAR ATTENTION TO LARGE EQUIPMENT REQUIRING POSITIONING PRIOR TO CLOSING IN THE BUILDING.
6. WHERE MOUNTING HEIGHTS ARE NOT DETAILED OR DIMENSIONED, INSTALL SYSTEMS, MATERIALS, AND EQUIPMENT TO PROVIDE THE MAXIMUM HEADROOM POSSIBLE.
7. COORDINATE CONNECTION OF MECHANICAL SYSTEMS WITH EXTERIOR UNDERGROUND AND OVERHEAD UTILITIES AND SERVICES. COMPLY WITH REQUIREMENTS OF GOVERNING REGULATIONS, FRANCHISED SERVICE COMPANIES, AND CONTROLLING AGENCIES. PROVIDE REQUIRED CONNECTION FOR EACH SERVICE.
8. INSTALL SYSTEMS, MATERIALS, AND EQUIPMENT TO CONFORM WITH DRAWINGS AND SPECS, TO GREATEST EXTENT POSSIBLE. CONFORM TO ARRANGEMENTS INDICATED BY THE CONTRACT DOCUMENTS, RECOGNIZING THAT PORTIONS OF THE WORK ARE SHOWN ONLY IN DIAGRAMMATIC FORM. WHERE COORDINATION REQUIREMENTS CONFLICT WITH INDIVIDUAL SYSTEM REQUIREMENTS, REFER CONFLICT TO THE CONTRACTOR FOR RESOLUTION PRIOR TO INSTALLATION.
9. INSTALL SYSTEMS, MATERIALS, AND EQUIPMENT LEVEL AND PLUMB, PARALLEL AND PERPENDICULAR TO OTHER BUILDING SYSTEMS AND COMPONENTS, WHERE INSTALLED EXPOSED IN FINISHED SPACES
10. INSTALL MECHANICAL EQUIPMENT TO FACILITATE SERVICING, MAINTENANCE, AND REPAIR OR REPLACEMENT OF EQUIPMENT COMPONENTS. AS MUCH AS PRACTICAL.

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REGISTERED PROFESSIONAL ENGINEER FRANK J. CANTELMI No. 21190 MECHANICAL STATE OF CALIFORNIA

BOARDROOM REMODEL
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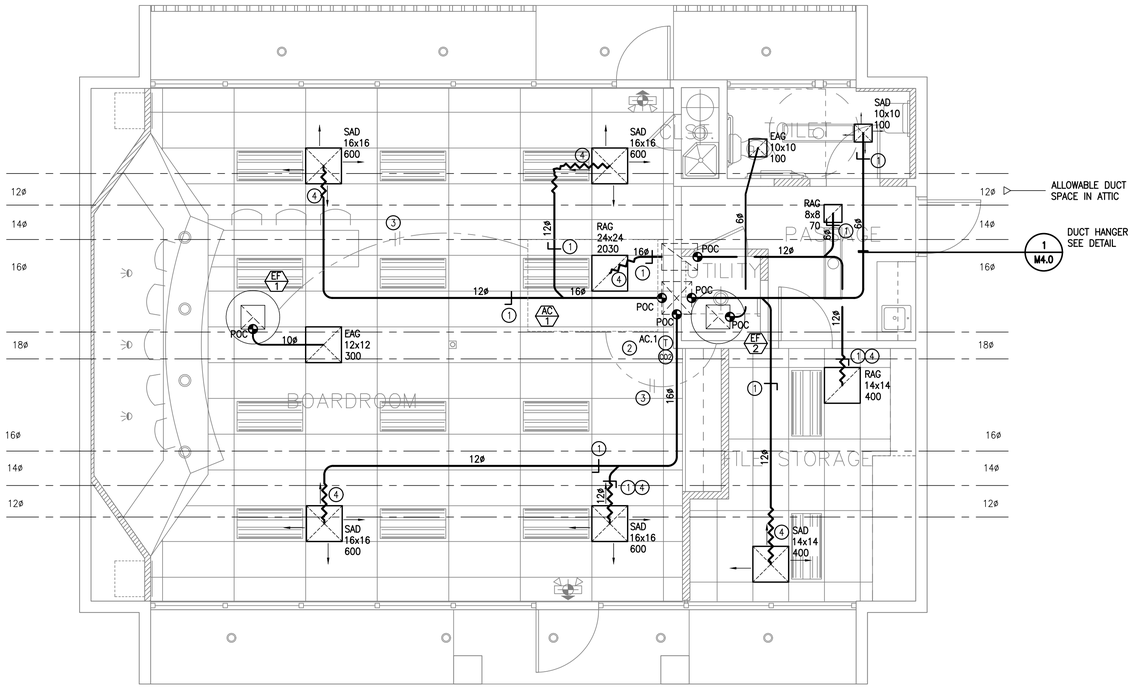

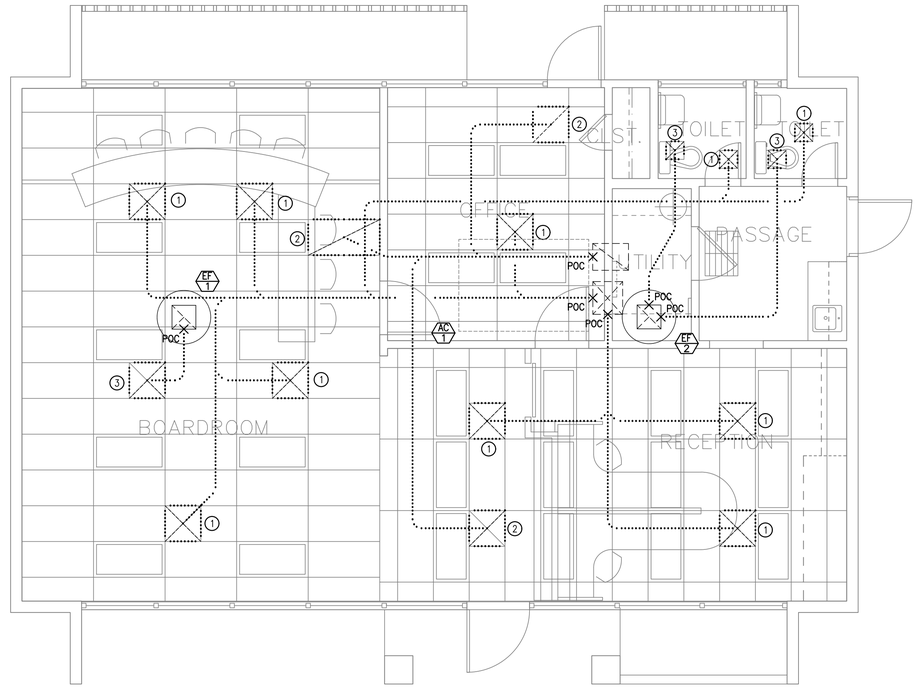

MECHANICAL FLOOR PLAN KEYNOTES

1. PROVIDE VOLUME DAMPER AT EACH BRANCH DUCT, TYP.
2. PROVIDE WIFI CAPABLE THERMOSTAT & CO2 SENSOR. CO2 SENSOR TO CONTROL GRAVITY DAMPER AT ECONOMIZER.
3. EXHAUST FAN TO INTERLOCK WITH HVAC UNIT.
4. PROVIDE R-8 FLEX DUCT UP TO 5' MAX DISTANCE FROM SUPPLY/RETURN AIR GRILLES.

NOTE:

ALL DUCTWORK TO BE SHEET METAL DUCT & WRAPPED WITH R-8 FOILFACE FIBERGLASS INSULATION.

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

EXISTING/DEMO FLOOR PLAN KEYNOTES

1. (E) SUPPLY AIR GRILLE TO BE REMOVED. (E) SUPPLY AIR DUCT TO BE REMOVED UP TO POC. CAP FOR FUTURE CONNECTION.
2. (E) RETURN AIR GRILLE TO BE REMOVED. (E) RETURN AIR DUCT TO BE REMOVED UP TO POC. CAP FOR FUTURE CONNECTION.
3. (E) EXHAUST AIR GRILLE TO BE REMOVED. (E) EXHAUST AIR DUCT TO BE REMOVED. (E) EXHAUST FAN ON ROOF TO BE REPLACED.

NOTE:

MECHANICAL CONTRACTOR TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF WORK.

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

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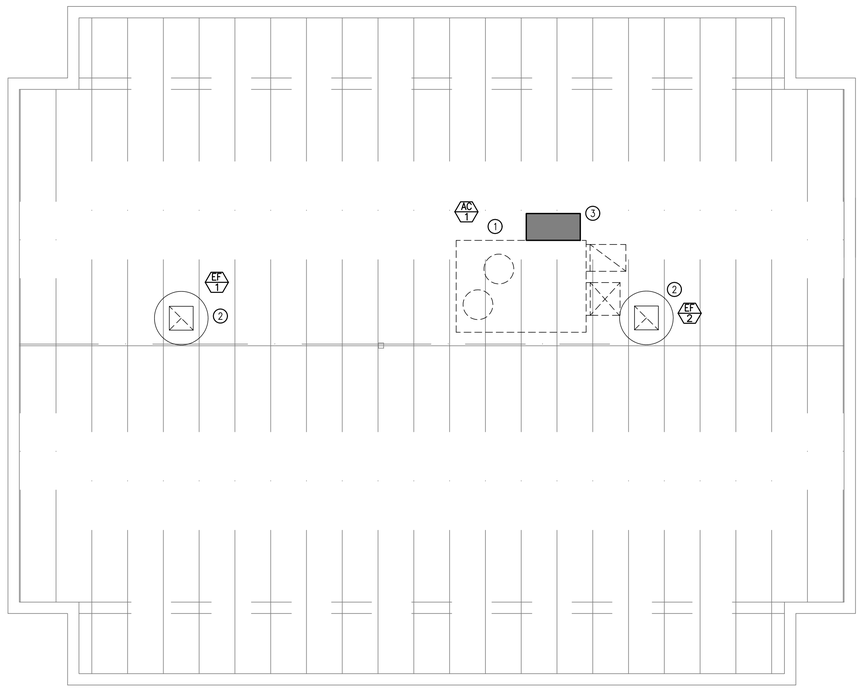

MECHANICAL ROOF PLAN KEYNOTES

1. (E) HVAC UNIT TO REMAIN.
2. (E) EXHAUST FAN TO REMAIN.
3. PROVIDE GRAVITY DAMPER ECONOMIZER FOR (E) HVAC UNIT, TO BE CONTROLLED VIA CO2 SENSOR. SET OUTSIDE AIR TO 400 CFM.

N

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

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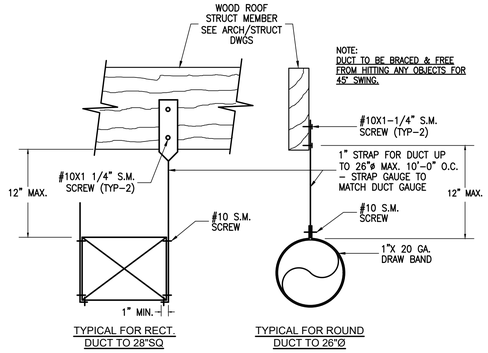
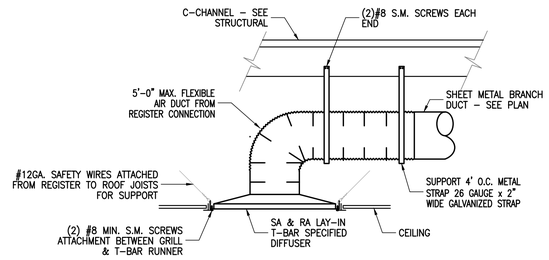


1 DUCT SUPPORT
NTS



2 FLEX DUCT SUPPORT
NTS

MECHANICAL UNITS

MARK	DESCRIPTION
AC-1	EXISTING ROOFTOP PACKAGED UNIT: YORK #ZXG08D2B1AA1A111A2 7-1/2 TON NATURAL GAS PACKAGED ROOFTOP UNIT - MEDIUM STATIC PRESSURE - 94,000 BTUH NET COOLING CAPACITY, 72,000 BTUH HEAT CAPACITY - EER 11.0, IEER 12.8 - MCA 42.7A MOCP 50A, 208-230V/3ø - ADD GRAVITY ECONOMIZER WITH CO2 SENSOR
EF-1	EXISTING EXHAUST FAN TO REMAIN.
EF-2	EXISTING EXHAUST FAN TO REMAIN.

REGISTER SCHEDULE

SIZE CFM	SAD-SUPPLY AIR CEILING DIFFUSER
SIZE CFM	SAR-SUPPLY AIR WALL REGISTER
SIZE CFM	LRR-LINEAR RETURN AIR SLOT REGISTER
SIZE CFM	RAG-RETURN AIR CEILING REGISTER
SIZE CFM	FRAG-FILTERED RETURN AIR CEILING REGISTER
SIZE CFM	RAG-RETURN AIR WALL REGISTER
SIZE CFM	EAG-EXHAUST AIR CEILING REGISTER
SIZE CFM	EAG-EXHAUST AIR WALL REGISTER
SIZE	TG-TRANSFER GRILLE

REGISTERS TO BE TITUS OR EQUAL

SAD-SUPPLY "T"BAR CEILING-#MCD-3 w/OBD
SUPPLY HARD SURFACE-#MCD-1 w/OBD
SUPPLY SIDE WALL-#300RL w/OBD

SAR-SUPPLY SIDE WALL-#300RL w/OBD
DOUBLE DEFLECTION

RAG-RETURN "T"BAR CEILING-#50F w/OBD
BORDER TYPE 3
RETURN SURFACE MOUNT-#50F w/OBD
BORDER TYPE 1
RETURN SIDE WALL-#350RL w/OBD

FRAG-FILTERED RETURN GRILLE "T"BAR MOUNT
#50FF w/OBD-BORDER TYPE 3
FILTERED RETURN GRILLE SURFACE MOUNT
#50FF w/OBD-BORDER TYPE 1

EAG-EXHAUST "T"BAR CEILING-#50R-NT w/OBD
EXHAUST HARD SURFACE-#50R w/OBD
EXHAUST SIDE WALL-#350RS w/OBD

SEE PLAN FOR ALL SIZES.

SEE PLAN FOR SUPPLY AIR THROWS.

CORDINATE REGISTERS w/CEILING GRID & LIGHTING.

NOTE! ALL REGISTERS AND DIFFUSERS ARE TO BE FINISHED WITH FACTORY-APPLIED BAKED ENAMEL PAINT OVER A RUST-PROOFING PRIMER. WHERE FIELD PAINTING IS TO BE DONE, A RUST-PROOFING PRIMER MUST BE PROVIDED.

DUCT SIZING REQUIREMENTS

0-90 CFM	600 FPM	.08 LOSS PER 100FT	6" DIAMETER
90-200 CFM	600 FPM	.08 LOSS PER 100FT	8" DIAMETER
200-375 CFM	700 FPM	.08 LOSS PER 100FT	10" DIAMETER
375-600 CFM	800 FPM	.08 LOSS PER 100FT	12" DIAMETER
600-900 CFM	875 FPM	.08 LOSS PER 100FT	14" DIAMETER
900-1200 CFM	900 FPM	.08 LOSS PER 100FT	16" DIAMETER
1200-1600 CFM	900 FPM	.08 LOSS PER 100FT	18" DIAMETER
1600-2000 CFM	900 FPM	.08 LOSS PER 100FT	20" DIAMETER
2000-2400 CFM	900 FPM	.08 LOSS PER 100FT	22" DIAMETER

NOTES:
1. ALL ELBOWS TO BE SMOOTH RADIUS
2. ALL FITTINGS TO BE OF INDUSTRY STANDARD TYPE WITH COEFFICIENTS PUBLISHED IN MANUAL Q
3. NC 30 DUCT SIZING

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SYMBOLS

LIGHT FIXTURES

- CEILING SURFACEMOUNT
- WALL SURFACEMOUNT
- PENDANT MOUNT
- RECESSED DOWNLIGHT
- RECESSED WALLWASH
- RECESSED
- SURFACE
- STRIP UON
- TRACK LIGHT
- DIRECTIONAL FLOOD
- EMERGENCY FIXTURE
- POLE LIGHT
- POLE LIGHT–DECORATIVE
- UPLIGHT–FLUSH IN GRADE
- BOLLARD
- TANDEM–WIRED LAMPS
- UNDERCABINET LIGHT
- WALL SURFACEMOUNT LINEAR TYPE
- PENDANT LINEAR
- RECESSED WALLMOUNT
- WALLPACK
- EMERGENCY WALLPACK
- EXIT LIGHT–WALL
- EXIT LIGHT–CEILING (ARROW INDICATES DIRECTION)
- F# LETTER ADJACENT INDICATES FIXTURE TYPE
- F#E "E" LETTER ADJACENT INDICATES EMERGENCY FIXTURE TYPE

POWER/COMM

- SINGLE RECEPT
- DUPLEX RECEPT
- DUPLEX–HALF SWITCHED
- DOUBLE DUPLEX
- SPECIAL CONFIGURATION
- FLOORMOUNT 208V, 1ø RECEPT
- DUPLEX–FLOOR OUTLET
- GFI GROUND FAULT CIRCUIT INTERRUPT
- J JUNCTION BOX
- SPECIAL SYSTEM JUNCTION BOX
- DATA – J–BOX w/ 3/4"C. TO ATTIC SPACE
- PHONE – J–BOX w/ 3/4"C. TO ATTIC SPACE
- PHONE & DATA – J–BOX w/ 3/4"C. TO ATTIC SPACE
- TV (1)RG–6/U CABLE (1)F–CONNECTOR
- SAFETY DISCONNECT
- J DROP CORD RECEPT
- JC ABOVE–CLGMOUNT J–BOX
- TV TV OUTLET–FLOORMOUNT
- TELEPHONE FLOOR OUTLET
- DATA FLOOR OUTLET
- WIRELESS ACCESS POINT IN CEILING
- MOUNT DEVICE ABOVE COUNTER PER ARCHITECTURAL REQUIREMENTS

CONDUIT/WIRE

- NEW
- UNDERGROUND
- NEW POWER HOMERUN (3 HOTS & NEUT SHOWN)
- ISOLATED GROUND
- ISOLATED GROUND
- (E) POWER HOMERUUN
- WIRE LINE–CONTINUES
- CONDUIT STUB (W/MARKER)
- VERTICAL CONDUIT RUN
- CONDUIT SEAL
- FLEXIBLE CONNECTION
- LV LOW VOLTAGE
- SURFACEMOUNT RACEWAY
- INDICATES LINE CONTINUES
- CORD W/PLUG

MISCELLANEOUS

- MOTOR
- T THERMOSTAT +48" A.F.F. TO TOP OF UNIT
- CIRCUIT BREAKER
- FUSIBLE SWITCH
- GROUND
- ø PHASE
- CLOCK
- S CLOCK/SPEAKER COMBINATION
- WALL MOUNTED CLOCK
- PUSHBUTTON
- FLUSHMOUNT PANEL
- SURFACEMOUNT PANEL
- FLUSHMOUNT PANEL
- SURFACEMOUNT PANEL
- DM DAMPER MOTOR
- H HUMIDISTAT
- M MAGNETIC CONTACTOR
- COMBINATION STARTER

SWITCHES

- $ SPST
- $2 DPST
- $3 3–WAY
- $4 4–WAY
- $D DIMMER
- $ TIMER SWITCH
- $T W/THERMAL OVERLOAD
- $P W/PILOT LIGHT
- $K KEY OPERATED
- $$ DUAL LEVEL SWITCHING
- (a) SWITCHLEG DESIGNATION
- OS OCCUPANCY SENSOR

ELECTRICAL ABBREVIATIONS

A	AMPERE
AB	AMP BREAKER
ABAND	ABANDONED
ABV	ABOVE
AC	ALTERNATING CURRENT
AC–#	AIR CONDITIONER
ADJ	ADJACENT
AF	AMP FUSE, AMP FRAME
AFF	ABOVE FINISH FLOOR
AFG	ABOVE FINISH GRADE
AIC	AMPERES INTERRUPTING CAPACITY
AI	ALUMINUM
AS	AMP SWITCH RATING
ATS	AUTOMATIC TIME SWITCH
ATS	AUTOMATIC TRANSFER SWITCH
AV	AUDIBLE/AUDIO VISUAL
AWG	AMERICAN WIRE GAGE
BFG	BELOW FINISH GRADE
BIL	BASIC IMPULSE LEVEL
BLDG	BUILDING
C	CONDUIT
–C–	CATV CONDUIT
CAB'T	CABINET
CATV	CABLE TELEVISION
CB	CIRCUIT BREAKER, CODE BLUE
CBC	CA. BUILDING CODE
CEC	CA. ELECTRICAL CODE
	CA. ENERGY COMMISSION
GF	COMPACT FLUORESCENT
CFC	CALIFORNIA FIRE CODE
CLG	CEILING
CL	CENTER LINE
CKT	CIRCUIT
CNT'R	CONTRACTOR
C.O.	CONDUIT ONLY (W/PULLROPE)
COND	CONDUIT, CONDUCTOR
CR	CRITICAL BRANCH
CSFM	CALIFORNIA SFM
CT	CURRENT TRANSFORMER
CU	COPPER
CU–#	CONDENSING UNIT
D	DEPTH
DC	DIRECT CURRENT
DF	DRINKING FOUNTAIN
DIA	DIAMETER
DISC	DISCONNECT
DIST	DISTRIBUTION
DPST	DOUBLE POLE SINGLE THROW
DW	DISHWASHER
EM	EMERGENCY
(E)	EXISTING
EA	EACH
EB	ELECTRONIC BALLAST
EC	ELECTRICAL CONTRACTOR
EC–#	EVAPORATIVE COOLER
EF–#	EXHAUST FAN
EL	EVENING LIGHT
ELEC	ELECTRICAL
EM	EMERG BATTERY BACKUP
EMB	EMERGENCY BALLAST
EMERG	EMERGENCY
EOL	END OF LINE
EQUIP'T	EQUIPMENT
ES	ENERGY SAVING
(EXN)	(E) IN (N) LOCATION
(EXR)	(E) TO BE (R)
EXT	EXTERIOR
F	FLUORESCENT
(F)	FUTURE
F–#	FURNACE
FA	FIRE ALARM
FACP	FIRE ALARM CONTROL PANEL
FAT	FIRE ALARM TERMINAL
FAU	FORCED AIR UNIT
FBO	FURNISHED BY OTHERS
FC–#	FAN COIL
FLA	FULL LOAD AMPS
FLR	FLOOR
FLUOR	FLUORESCENT
FS	FUSIBLE SWITCH
FVNR	FULL VOLTAGE NON–REVERSING
G	GROUNDING CONDUCTOR
GC	GENERAL CONTRACTOR
GD	GARBAGE DISPOSAL
GFCI	GROUND FAULT CIRCUIT INTERRUPTER
GFI	GROUND FAULT CIRCUIT INTERRUPTER
GND	GROUND
GRS	GALVANIZED RIGID STEEL
GWS	GANG WITH SWITCH
H	HEIGHT, HIGH
HACR	HEATING, AC & REFRIG
HID	HIGH INTENSITY DISCHARGE
HO	HIGH OUTPUT
HOA	HAND–OFF–AUTO
hp	HORSEPOWER
HPF	HIGH POWER FACTOR
HPS	HIGH PRESSURE SODIUM
IC	INTERCOM
ID	IDENTIFICATION
IF	INSIDE FROST
IG	ISOLATED GROUND
J–BOX	JUNCTION BOX
kVA	KILOVOLTAMPS
kW	KILOWATT
LC	LIGHTING CONTACTOR
LPS	LOW PRESSURE SODIUM
LRA	LOCKED ROTOR AMPS
LS	LIFE SAFETY BRANCH
LT	LIGHT
LTG	LIGHTING
LV	LOW VOLTAGE
MC	MECHANICAL CONTRACTOR
MCA	MINIMUM CKT AMPS
MCB	MAIN CIRCUIT BREAKER
MCTB	MAIN CATV TERMINAL BOARD
MCTC	MAIN CATV TERMINAL CABINET
MECH	MECHANICAL
MFR	MANUFACTURER
MFS	MAIN FUSIBLE SWITCH
MH	METAL HALIDE
MLO	MAIN LUGS ONLY
MOCP	MAXIMUM OCP
MSB	MAIN SWITCHBOARD
MT	MOUNT
MT HT	MOUNTING HEIGHT
MTS	MANUAL TRANSFER SWITCH
MTTB	MAIN TELEPHONE TERMINAL BOARD
MTTC	MAIN TELEPHONE TERMINAL CABINET
MW	MICROWAVE
N	NEUTRAL (GROUNDED CONDUCTOR)
(N)	NEW
N3R	NEMA 3R
NC	NORMALLY CLOSED
NEC	NATIONAL ELECTRICAL CODE
NEMA	NAT'L ELEC MANUFACTURER'S ASSOC
NIC	NOT IN CONTRACT
NL	NIGHT LIGHT
NO	NORMALLY OPEN
NPF	NORMAL POWER FACTOR
NTS	NOT TO SCALE
OC	ON CENTER
OCP	OVERCURRENT PROTECTION
OD	OUTSIDE DIAMETER
OH	OVERHEAD
OSA	OFFICE of the STATE ARCHITECT
OSHPD	OFFICE of STATEWIDE HEALTH PLANNING & DEVELOPMENT
OVLD	OVERLOAD
P	POLE
PA	PUBLIC ADDRESS
PB	PULLBOX
PC	PULL CHAIN
PC	PHOTOCELL
ph	PHASE
PNL	PANEL
POC	POINT OF CONNECTION
–PP–	POWER PRIMARY
–PS–	POWER SECONDARY
(R)	RELOCATE(D)
RECEPT	RECEPTACLE
REF	REFRIGERATOR
REQ'D	REQUIRED
RLA	RATED LOAD AMPS
RM	ROOM
RMC	RIGID METAL CONDUIT
RMV	REMOVE
RPLC	REPLACE
RS	RAPID START
SC	SIGNAL CABINET
SCC	SHORT CKT CURRENT
SFM	STATE FIRE MARSHAL
SHT	SHEET
SL	SLIMLINE, SWITCH LEG
SPEC	SPECIFICATION
SPST	SINGLE POLE SINGLE THROW
SQ	SQUARE
STR'G	STORAGE
SURF	SURFACE
SVC	SERVICE
SW	SWITCH
T	TRANSFORMER, TERMINAL
–T–	TELEPHONE CONDUIT
TBR	TO BE REMOVED
TC	TIME CLOCK
TEL	TELEPHONE
TELCO	TELEPHONE COMPANY
TS	TIME SWITCH
TSO	TIME SWITCH OVERRIDE
TSP	TWISTED SHIELDED PAIR
TTB	TELEPHONE TERMINAL BOARD
TTC	TELEPHONE TERMINAL CABINET
TX	TRANSFORMER
TYP	TYPICAL
TYP SIM	TYPICAL SIMILAR
UC	UNDERCABINET, UNDERCOUNTER
UG	UNDERGROUND
UGPS	UNDERGROUND PULL SECTION
UL	UNDERWRITERS LABORATORIES
UON	UNLESS OTHERWISE NOTED
USA	UG SVC ALERT 800–642–24444
V	VOLT
VA	VOLT AMPERES
VAC	VOLT ALTERNATING CURRENT
VHO	VERY HIGH OUTPUT
WP	WEATHER RESISTANT

GENERAL ELECTRICAL NOTES

GENERAL LIGHTING PLAN NOTES

- NIGHT LIGHT (NL) DESIGNATED LUMINARIES IN INTERIOR LOCATIONS SHALL HAVE ONE BALLAST CONTINUOUSLY ENERGIZED. LUMINARIES IN EXTERIOR LOCATIONS SHALL BE AUTOMATICALLY CONTROLLED TO BE ON FROM DUSK TO DAWN
- LIGHTING FIXTURE LOCATIONS SHOWN ARE SCHEMATIC. REFER TO ARCHITECTURAL PLANS (REFLECTED CEILING, ELEVATIONS, ETC.) FOR EXACT LOCATIONS AND MOUNTING HEIGHTS PRIOR TO ROUGH–IN
- REFER TO ARCHITECT'S REFLECTED CEILING PLAN(S) FOR CEILING HEIGHTS, TYPES, FINISHES, ETC. IN EACH AREA. VERIFY FLANGE TYPES, TRIM KITS, STEM LENGTHS, ETC. FOR ALL FIXTURES PRIOR TO SUBMITTALS.
- CONFIRM LOCATION OF ALL DOORS SWINGS WITH ARCHITECTURAL PLANS PRIOR TO ROUGH–IN OF SWITCHES.
- PROVIDE UNSWITCHED HOT LEG OF ROOM LIGHTING BRANCH CIRCUIT TO EACH BATTERY POWERED EMERGENCY LIGHT AND EXIT SIGN FOR CONTINUOUS CHARGING

GENERAL POWER PLAN NOTES

- FUSING: ALL FUSIBLE SAFETY DISCONNECT SWITCHES SHALL BE PROVIDED WITH DUAL–ELEMENT TIME DELAY TYPE FUSES SIZED AND RATED PER EQUIPMENT MANUFACTURERS' RECOMMENDATIONS. VERIFY WITH EQUIPMENT NAMEPLATE BEFORE INSTALLATION.
- INSTALL SEPARATE NEUTRALS FOR EACH BRANCH CIRCUIT SERVING ISOLATED GROUND RECEPTACLES.
- MOTOR OVERLOAD PROTECTION: WHERE REQUIRED BY NEC ARTICLE 430 PART C AND NOT SHOW ON PLAN OR PROVIDED INTEGRAL WITH EQUIPMENT, PROVIDE AND INSTALL THERMAL OVERLOAD PROTECTION FOR ALL MOTORS.
- SPARE CONDUIT FOR RECESSED PANELS: PROVIDE (1) 3/4" SPARE CONDUIT STUB UP TO ACCESSIBLE ABOVE CEILING SPACE AND/OR ACCESSIBLE SPACE BELOW FOR EVERY (3) SPARE BREAKER SPACES AS INDICATED ON PANEL SCHEDULES.
- DEVICE LOCATIONS SHOWN ARE SCHEMATIC AND APPROXIMATE. EXACT LOCATIONS SHALL BE FIELD VERIFIED DURING ROUGH–IN WITH ARCHITECTURAL ELEVATIONS, CASEWORK SHOP DRAWINGS, FURNITURE, ETC. AND SHALL BE COORDINATED WITH OTHER TRADES TO AVOID CONFLICT WITH OTHER EQUIPMENT.
- ELECTRICAL AND COMMUNICATIONS OUTLETS SHOWN IN THE SAME LOCATION, SHALL BE MOUNTED ON OPPOSITE SIDES OF THE SAME STUD. COORDINATE BETWEEN ELECTRICAL AND COMMUNICATIONS PLANS.

GENERAL COMMUNICATION PLAN NOTES

- SIGNAL AND COMMUNICATIONS SYSTEMS RACEWAYS AND BOXES: PROVIDE AND INSTALL 4" SQUARE RECESSED JUNCTION BOX WITH 1–GANG RING AND (1) 3/4" CONDUIT STUB TO ACCESSIBLE CEILING SPACE AT EACH WALL TELEPHONE (VOICE), TELEVISION AND DATA OUTLET LOCATION SHOWN ON THE PLANS UNLESS OTHERWISE NOTED. FOR EACH COMBINATION VOICE/DATA OUTLET, PROVIDE AND INSTALL (2) 3/4" CONDUIT STUBS TO ACCESSIBLE CEILING SPACE.

  BEFORE CONSTRUCTION, COORDINATE AND VERIFY ALL DATA AND TELEPHONE LOCATIONS WITH OWNER OR ARCHITECT
- TELEPHONE WIRING: EACH TELEPHONE OUTLET LOCATION SHOWN ON THE PLANS SHALL HAVE A 4 PAIR, 24 GAUGE CONTINUOUS CABLE, CATEGORY 6 (BERK–TEK LANMARK SERIES OR APPROVED EQUAL), HOMERUN TO THE TELEPHONE TERMINAL BOARD "TTB" TERMINATE AT OUTLET LOCATION WITH OWNER APPROVED JACK, VERIFY LOCATIONS WITH OWNER OR ARCHITECT PRIOR TO CONSTRUCTION.
- TELEVISION PREWIRE: EACH TELEVISION OUTLET SHOWN ON THE PLANS SHALL HAVE AN RG6U (WITH QUAD SHIELD) COAXIAL CABLE HOMERUN PREWIRED TO THE CATV TERMINAL BOARD LABEL AND LEAVE ADEQUATE SLACK FOR UTILITY CONNECTION.
- VOICE/DATA WIRING: EACH VOICE/DATA OUTLET LOCATION SHOWN ON THE PLANS SHALL HAVE (4) 4 PAIR, 24 GAUGE, CATEGORY 6, UTP CABLES (BERK–TEK LANMARK SERIES OR APPROVED EQUAL) HOMERUN TO THE TELEPHONE TERMINAL BOARD. TERMINATE AT OUTLET LOCATION WITH OWNER APPROVED JACK. VERIFY SYSTEM REQUIREMENTS WITH OWNER OR ARCHITECT PRIOR TO CONSTRUCTION.
- DEVICE LOCATIONS SHOWN ARE SCHEMATIC AND APPROXIMATE. EXACT LOCATIONS SHALL BE FIELD VERIFIED DURING ROUGH–IN WITH ARCHITECTURAL ELEVATIONS, CASEWORK SHOP DRAWINGS, FURNITURE, ETC. AND SHALL BE COORDINATED WITH OTHER TRADES TO AVOID CONFLICT WITH OTHER EQUIPMENT.
- ELECTRICAL AND COMMUNICATIONS OUTLETS SHOWN IN THE SAME LOCATION, SHALL BE MOUNTED ON OPPOSITE SIDES OF THE SAME STUD. COORDINATE BETWEEN ELECTRICAL AND COMMUNICATIONS PLANS.

ROOF PLAN NOTES

- ALL EQUIPMENT SHOWN ABOVE ROOF IS NEMA 3R.
- VERIFY EXACT EQUIPMENT LOCATIONS AND POINTS OF CONNECTION WITH MECHANICAL CONTRACTOR PRIOR TO ROUGH–IN
- CONDUIT SHOWN IS ROUTED IN CEILING SPACE BELOW ROOF DECK
- NO ROOF MOUNT CONDUIT IS ALLOWED UNLESS OTHERWISE NOTED
- FUSE DISCONNECT SWITCHES PER EQUIPMENT NAMEPLATE RATING
- ALL ROOF PENETRATIONS SHALL BE MADE WITH ROOF JACKS, SEAL ALL PENETRATIONS PER THE WATER PROOF MEMBRANE MANUFACTURER'S RECOMMENDATIONS.

GENERAL NOTES

1. CODE COMPLIANCE ALL WORK SHALL CONFORM TO AND BE PERFORMED IN ACCORDANCE WITH CODES, STANDARDS AND ORDINANCES AS SET FORTH BY THE AUTHORITIES HAVING JURISDICTION AND THEIR LATEST ADOPTED EDITIONS (IN EFFECT AT TIME OF BUILDING PERMIT APPLICATION) OF THE FOLLOWING PUBLICATIONS:

   A. CALIFORNIA CODE OF REGULATIONS TITLE 24; CURRENT CALIFORNIA ELECTRICAL CODE, NEC , NFPA, CURRENT CALIFORNIA BUILDING CODE UNIFORM BUILDING CODE, AMERICANS WITH DISABILITIES ACT (ADA), AND OTHER LOCAL AMENDMENTS AS APPLICABLE.

2. SAFETY: THE ELECTRICAL CONTRACTOR IS RESPONSIBLE TO MAINTAIN ALL EQUIPMENT IN A SAFE AND RESPONSIBLE MANNER. KEEP DEAD FRONT EQUIPMENT IN PLACE WHILE EQUIPMENT IS ENERGIZED. CONDUCT ALL CONSTRUCTION OPERATIONS IN A SAFE MANNER FOR EMPLOYEES AS WELL AS OTHER WORKPERSONS OR ANYONE VISITING THE JOB SITE. PROVIDE BARRIERS, FLAGS, TAPE, ETC. AS REQUIRED FOR SAFETY. THE CONTRACTOR SHALL HOLD ALL PARTIES HARMLESS OF NEGLIGENT SAFETY PRACTICES, WHICH MAY CAUSE INJURY TO OTHERS ON OR NEAR THE JOB SITE.

3. FIRE RATED ASSEMBLIES SHALL MAINTAIN RATINGS AS SPECIFIED IN THE CALIFORNIA BUILDING CODE CHAPTER 7. CONTRACTOR SHALL PROVIDE AND INSTALL PHYSICAL ENCLOSURE AROUND FIXTURES, PANELS, ETC. AS REQUIRED. ALL ASSEMBLIES TO BE PENETRATED SHALL BE INSTALLED WITH APPLICABLE THROUGH–PENETRATION FIRESTOP SYSTEM AS DETERMINED BY UL CLASSIFICATION. BEFORE CONSTRUCTION, VERIFY AND COMPLY WITH REQUIREMENTS OF LOCAL AUTHORITY HAVING JURISDICTION.

4. MOUNTING HEIGHTS IN INCHES ABOVE FINISH FLOOR SHALL BE AS FOLLOWS UNLESS OTHERWISE NOTED:

   FROM BOTTOM OF PLATE +15" MIN. & FROM TOP OF BOX 44" MAX. OVER THE OBSTRUCTIONS AFF: RECEPTACLES, TELEPHONE, TV & DATA OUTLETS
   FROM TOP OF SWITCH PLATE +48" MAX. AFF: LIGHT SWITCHES
   FROM TOP OF BOX +48" AFF: T–STATS
   FROM TOGGLE +48" MAX. AFF: FIRE ALARM MANUAL PULL STATIONS
   FROM THE LOWER OF +80" AFF OR 6" BELOW CEILING: FIRE ALARM VISUALS & AUDIBLE DEVICES UNLESS MOUNTED ON CEILING

   BEFORE ROUGH–IN, VERIFY ALL MOUNTING HEIGHTS AND EXACT LOCATIONS FOR ALL EQUIPMENT ELECTRICAL CONNECTIONS, STUB–UPS, RECEPTACLES, OUTLETS, ETC. WITH ARCHITECT OR OWNER. PLACE DEVICES LOCATED ABOVE COUNTERS, SHELVING, ETC. AND BATHROOMS SO AS NOT TO CONFLICT WITH EDGES OF WAINSCOTING, COUNTER SPLASH, SHELVING, ETC. ARCHITECTURAL SHEETS SHALL GOVERN.

5. LABEL PANELS, CABINETS, BACKBOARDS, MAIN DEVICES, SAFETY SWITCHES, CONTACTORS AND OTHER SPECIFICALLY DESIGNATED EQUIPMENT SHOWN ON PLANS. USE ENGRAVED LAMINATED PLASTIC NAMEPLATES ATTACHED BY SCREWS OR RIVETS. FOR FEEDERS, NEATLY AND INDELIBLY LABEL CONDUIT DESTINATIONS ON BOTH VISIBLE ENDS OF CONDUIT RUNS WHERE CONDUITS TERMINATE AT DESIGNATED ENCLOSURES, STRUCTURES OR EQUIPMENT (INCLUDING PULL AND SPLICE BOXES)

6. EQUIPMENT ANCHORAGE: BRACE OR ANCHOR ALL ELECTRICAL EQUIPMENT TO RESIST A HORIZONTAL FORCE ACTING IN ANY DIRECTION. USE THE FOLLOWING CRITERIA FOR DETERMINING:

   A. FIXED EQUIPMENT ON GRADE 30% OF OPERATING WEIGHT.
   B. FIXED EQUIPMENT ON STRUCTURE 45% OF OPERATING WEIGHT.
   C. EMERGENCY POWER EQUIPMENT ON GRADE 40% OF OPERATING WEIGHT.
   D. EMERGENCY POWER EQUIPMENT ON STRUCTURE 60% OF OPERATING WEIGHT.

   EXCEPTIONS: FOR FLEXIBLY MOUNTED EQUIPMENT USE 4X THE ABOVE VALUES; FOR SIMULTANEOUS VERTICAL FORCE, USE ⅔X HORIZONTAL FORCE. SEE STRUCTURAL PLANS FOR ANCHORAGE DETAILS AND WHERE ANCHORAGE DETAILS ARE NOT SHOWN ON THE DRAWINGS, THE FIELD INSTALLATION SHALL BE SUBJECT TO THE APPROVAL OF THE STRUCTURAL ENGINEER AND THE FIELD REPRESENTATIVE OF THE AUTHORITY HAVING JURISDICTION. SHOULD SAID APPROVAL BE WITHHELD, ELECTRICAL CONTRACTOR SHALL, AT NO EXTRA COST TO THE OWNER, MODIFY AND JUSTIFY INSTALLATION AS REQUIRED TO GAIN APPROVAL.

MECHANICAL SYSTEMS

1. MECHANICAL UNIT CONDUITS: TO PREVENT DAMAGE DUE TO VIBRATION, BOTH POWER AND CONTROL WIRING CONDUITS FEEDING EXTERIOR MECHANICAL UNITS SHALL BE PROVIDED AND INSTALLED BY ELECTRICAL CONTRACTOR WITH LIQUID TIGHT FLEXIBLE TYPE AT FINAL CONNECTION
2. NOT USED
3. T–STAT J–BOXES: PROVIDE AND INSTALL 4" SQUARE JUNCTION BOX WITH 1–GANG RING AND 1/2" CONDUIT TO ACCESSIBLE CEILING SPACE ABOVE AT EACH THERMOSTAT LOCATION
4. EXHAUST FANS SHALL BE PROVIDED & INSTALLED BY MECHANICAL CONTRACTOR WITH WIRING CONNECTIONS MADE BY ELECTRICAL CONTRACTOR
5. MECHANICAL EQUIPMENT CONTROLS: MECHANICAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL LOW VOLTAGE WIRE AND CONNECTIONS (BELOW 120 VOLT) TO AND FROM ALL MECHANICAL CONTROL DEVICES. ALL LOW VOLTAGE CONTROL WIRE SHALL BE IN CONDUIT, UNLESS OTHERWISE NOTED.
6. PULL ROPES: ANY RACEWAY WITHOUT CABLE OR WIRE SHALL BE INSTALLED WITH MINIMUM 200 POUND TEST PULL LINE AND LARGER IF REQUIRED BY SERVING UTILITY COMPANY. ANY NEW OR EXISTING COMMUNICATION OR SIGNAL RACEWAY ROUTED BETWEEN BUILDINGS, SIGNAL CABINETS, AND/OR SIGNAL CLOSETS WITH FUTURE CAPACITY SHALL BE INSTALLED WITH MINIMUM 200 POUND TEST PULL LINE AS WELL AS THE CALLED FOR CABLE
7. ELECTRICAL SWITCHES: WHERE A REACH IS UNOBSTRUCTED, CONTROLS AND SWITCHES INTENDED TO BE USED BY THE OCCUPANT OF THE ROOM OR AREA TO CONTROL LIGHTING AND RECEPTACLE OUTLETS, APPLIANCES OR COOLING, HEATING AND VENTILATING EQUIPMENT, SHALL BE LOCATED 48 INCHES MAXIMUM (44 INCHES MAXIMUM WHERE A REACH IS OBSTRUCTED), MEASURED TO THE TOP OF THE OUTLET BOX; AND 15 INCHES MINIMUM, MEASURED TO THE BOTTOM OF THE OUTLET BOX, ABOVE THE FINISH FLOOR OR GROUND.
8. ELECTRICAL RECEPTACLE OUTLETS: WHERE A REACH IS UNOBSTRUCTED, ELECTRICAL RECEPTACLE OUTLETS ON BRANCH CIRCUITS OF 30 AMPERES OR LESS AND COMMUNICATION SYSTEM RECEPTACLES SHALL BE LOCATED 48 INCHES MAXIMUM (44 INCHES MAXIMUM WHERE A REACH IS OBSTRUCTED), MEASURED TO THE TOP OF THE OUTLET BOX; AND 15 INCHES MINIMUM, MEASURED TO THE BOTTOM OF THE OUTLET BOX, ABOVE THE FINISH FLOOR OR GROUND.

CODES

2022 CALIFORNIA ADMINISTRATIVE CODE (CAC) . . . . . (PART 1, TITLE 24, CCR)
2022 CALIFORNIA BUILDING CODE (CBC), VOLUMES 1 & 2 . . (PART 2, TITLE 24, CCR)
2022 CALIFORNIA ELECTRICAL CODE . . . . . .(PART 3, TITLE 24, CCR)
2022 CALIFORNIA MECHANICAL CODE (CMC). . . . . (PART 4, TITLE 24, CCR)
2022 CALIFORNIA PLUMBING CODE (CPC) . . . . . .(PART 5, TITLE 24, CCR)
2022 CALIFORNIA ENERGY CODE . . . . . (PART 6, TITLE 24, CCR)
2022 CALIFORNIA FIRE CODE (CFC) . . . . . .(PART 9, TITLE 24, CCR)
2022 CALIFORNIA EXISTING BUILDING CODE (CEBC) . . . . . (PART 10, TITLE 24, CCR)
2022 CALIFORNIA GREEN BUILDING STANDARDS CODE . . . . (PART 11, TITLE 24, CCR)
TITLE 19 CCR, PUBLIC SAFETY, STATE FIRE MARSHALL REGULATIONS.

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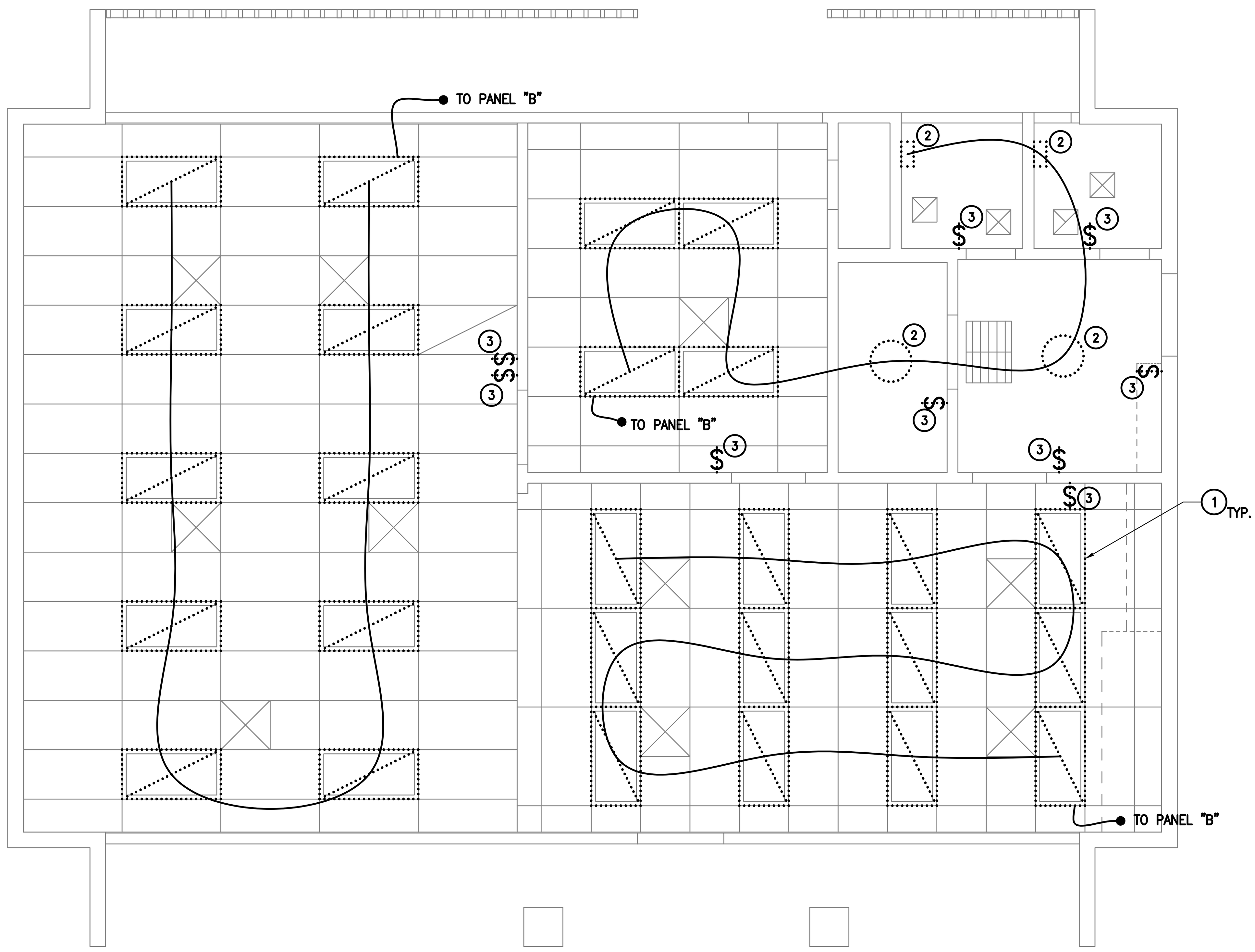
DATE	ISSUED FOR
	REVISIONS

E1.0

C24–158 12/5/2024



DEMO/EXISTING ELECTRICAL LIGHTING PLAN KEYNOTES

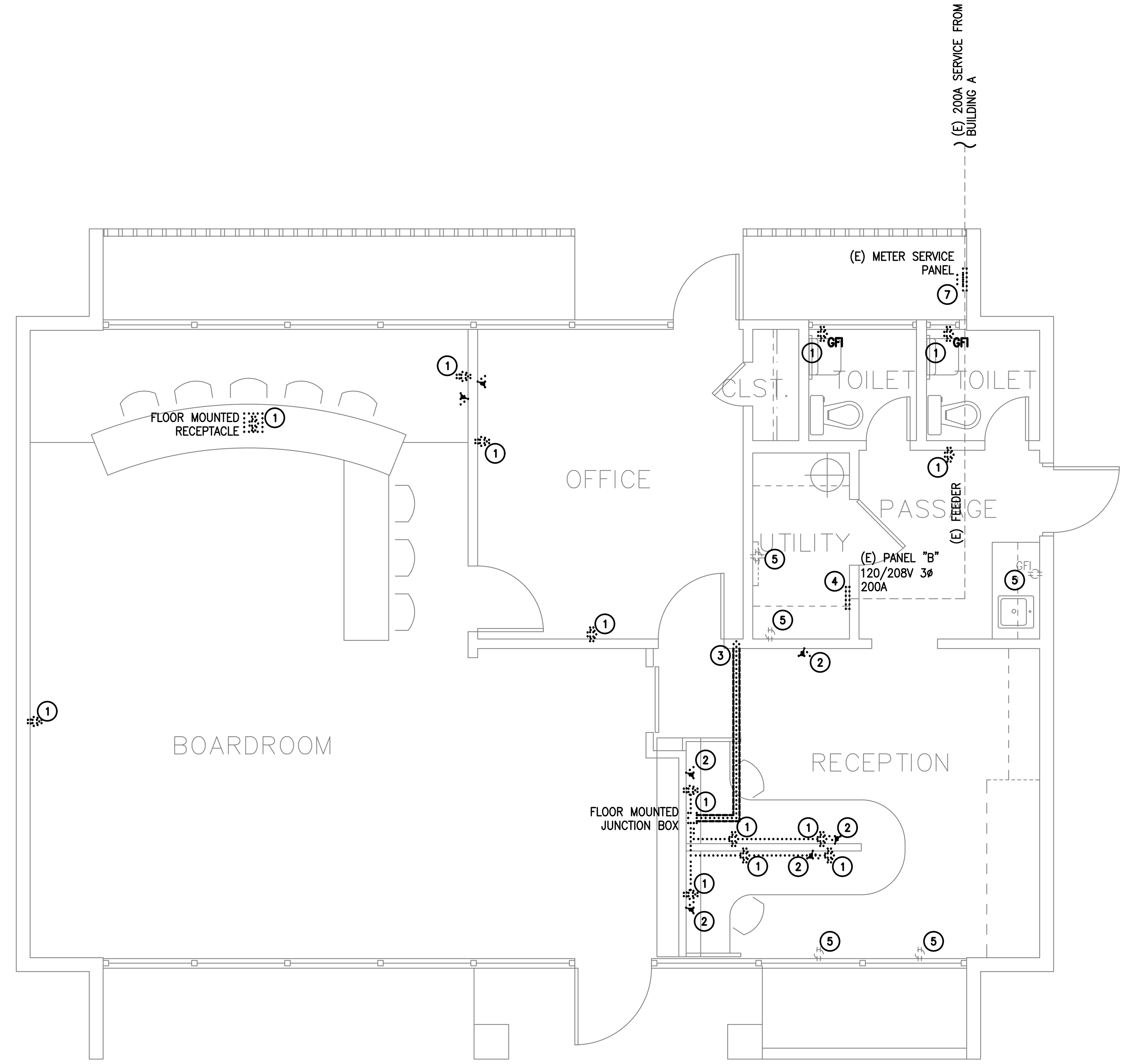
1. (E) 2x4 LIGHT FIXTURE TO BE REMOVED.
2. (E) SURFACE MOUNT LIGHT FIXTURE TO BE REMOVED.
3. (E) LIGHTING CONTROL TO BE REMOVED.
4. (E) FEEDER TO BE REMOVED BACK TO PANEL.

NOTE:

ELECTRICIAN TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF WORK.

EXISTING/DEMO ELECTRICAL LIGHTING PLAN

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



DEMO/EXISTING ELECTRICAL POWER PLAN KEYNOTES

1. (E) RECEPTACLE TO BE REMOVED. (E) FEEDER TO BE REMOVED BACK TO PANEL.
2. (E) DATA OUTLET TO BE REMOVED. (E) CAT-5 CABLE TO BE REMOVED BACK TO IDF PANEL/EQUIPMENT.
3. (E) UNDERGROUND POWER CONDUIT TO MODULAR OFFICE FURNITURE TO BE REMOVED BACK TO PANEL, FIELD VERIFY EXACT LOCATION PRIOR TO START OF WORK.
4. (E) PANEL "B" TO BE UPGRADED TO 42-SPACE PANEL. DISCONNECT & RECONNECT TO (E) FEEDER.
5. (E) RECEPTACLE TO REMAIN.
6. (E) TELCO BACKBOARD TO REMAIN.
7. (E) METER SERVICE PANEL TO BE REPLACED WITH PRIVATE E-MON D-MON METER.

NOTE:

ELECTRICIAN TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF WORK.

EXISTING/DEMO ELECTRICAL FLOOR PLAN

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

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ELECTRICAL
STATE OF CALIFORNIA

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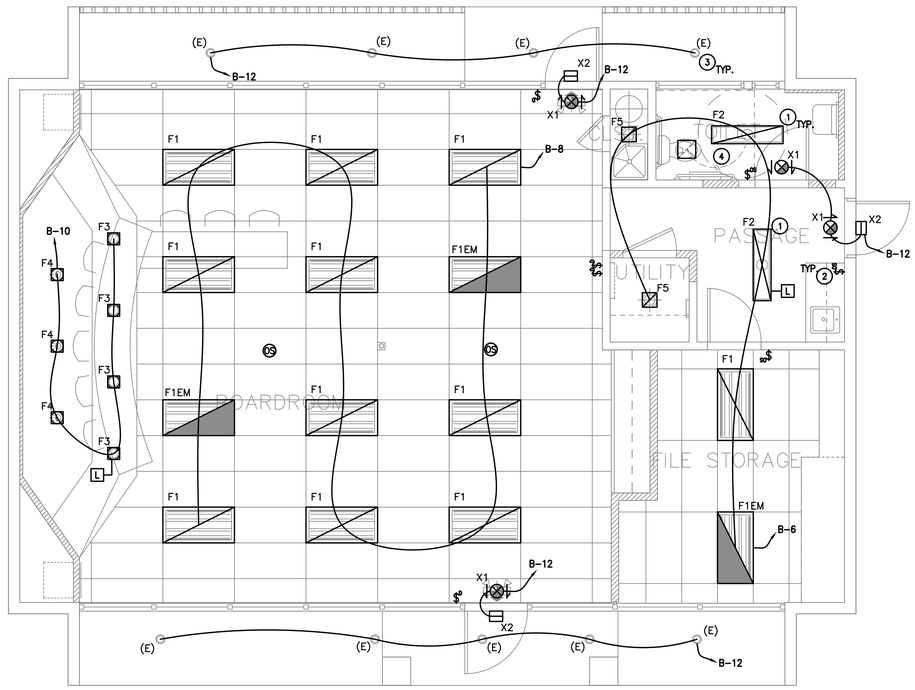

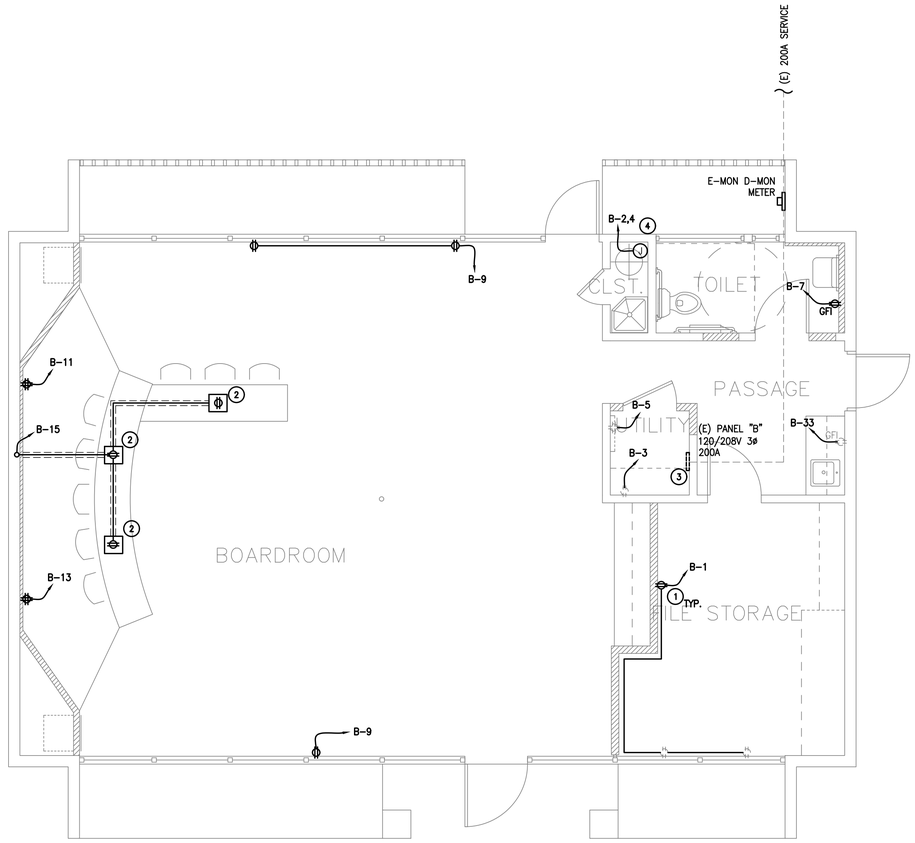

ELECTRICAL LIGHTING PLAN KEYNOTES

1. PROVIDE FEEDER BACK TO PANEL FOR LIGHTING FIXTURES, TYP. ALL LIGHTING FIXTURES. REFER TO SHEET E3.2–E3.5 FOR LIGHTING SCHEDULE & PHOTOMETRIC PLAN.
2. PROVIDE LIGHTING CONTROLS. REFER TO SHEET E3.2–E3.5 FOR LIGHTING CONTROL SCHEDULES & DETAILS.
3. (E) EXTERIOR SOFFIT LIGHTING TO REMAIN.
4. RESTROOM LIGHT TO INTERLOCK WITH BATHROOM EXHAUST FAN.

LIGHTING CONTROLS SCHEDULE

SYMBOL	DESCRIPTION AND MANUFACTURER	SYMBOL	
OS	OCCUPANCY SENSOR CEILING MOUNT – 360° SENSING ANGLE – COMMUNICATION: RJ45 "CAT–5 DAISY–CHAIN BUS" MANUFACTURER: REFER TO MAR VISTA SCHEDULE		
DS	DAYLIGHT SENSOR CEILING MOUNT IN DAYLIGHT AREA – COMMUNICATION: RJ45 "CAT–5 DAISY–CHAIN BUS" MANUFACTURER: REFER TO MAR VISTA SCHEDULE	L	DIMMING RELAY PACK FOR CONTROLLED LIGHTS MOUNT CONCEALED ABOVE CEILING – 16A MAX COMMUNICATION: RJ45 "CAT–5e BUS" MANUFACTURER: REFER TO MAR VISTA SCHEDULE
$D	DIMMING LIGHT SWITCH COLOR TO MATCH WALL FINISH – WH=WHITE, IV=IVORY, AL=LIGHT ALMOND, GR=GREY, BK=BLACK COMMUNICATION: RJ45 "CAT–5 DAISY–CHAIN BUS" MANUFACTURER: REFER TO MAR VISTA SCHEDULE	$OC	OCCUPANCY WALL LIGHT SWITCH COLOR TO MATCH WALL FINISH – WH=WHITE, IV=IVORY, AL=LIGHT ALMOND, GR=GREY, BK=BLACK COMMUNICATION: RJ45 "CAT–5 DAISY–CHAIN BUS" MANUFACTURER: REFER TO MAR VISTA SCHEDULE

ELECTRICAL LIGHTING PLAN
SCALE: 1/4" = 1'-0"

ELECTRICAL POWER PLAN KEYNOTES

1. PROVIDE FEEDER FOR RECEPTACLE UP TO ATTIC TO PANEL "B" CIRCUIT FOR POWER, TYP. ALL PROPOSED RECEPTACLES.
2. PROVIDE FEEDER FOR FLOOR BOX RECEPTACLE BELOW SLAB & ROUTE UP TO ATTIC TO PANEL "B" CIRCUIT FOR POWER.
3. PANEL "B" REPLACED WITH 42–SPACE PANEL.
4. PROVIDE JUNCTION BOX FOR WATER HEATER. ROUTE FEEDER TO PANEL "B" CIRCUIT FOR POWER.

ELECTRICAL POWER PLAN
SCALE: 1/4" = 1'-0"

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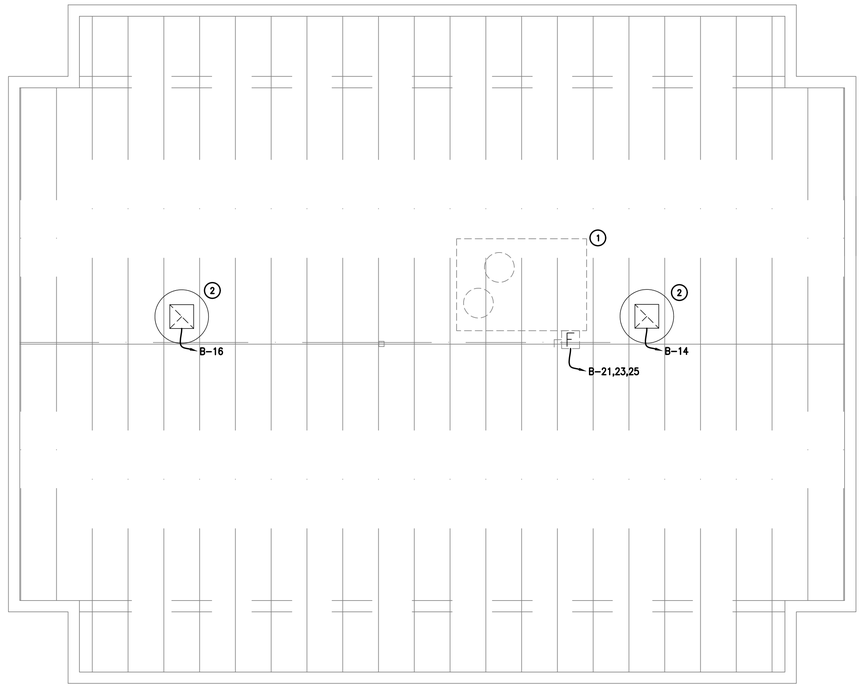

ELECTRICAL ROOF PLAN KEYNOTES
(1) (E) HVAC UNIT TO REMAIN. (E) FUSED DISCONNECT TO REMAIN.
(2) (E) EXHAUST FAN TO REMAIN. PROVIDE CIRCUIT AT PANEL "B" FOR POWER.
NOTE: ELECTRICIAN TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF WORK.

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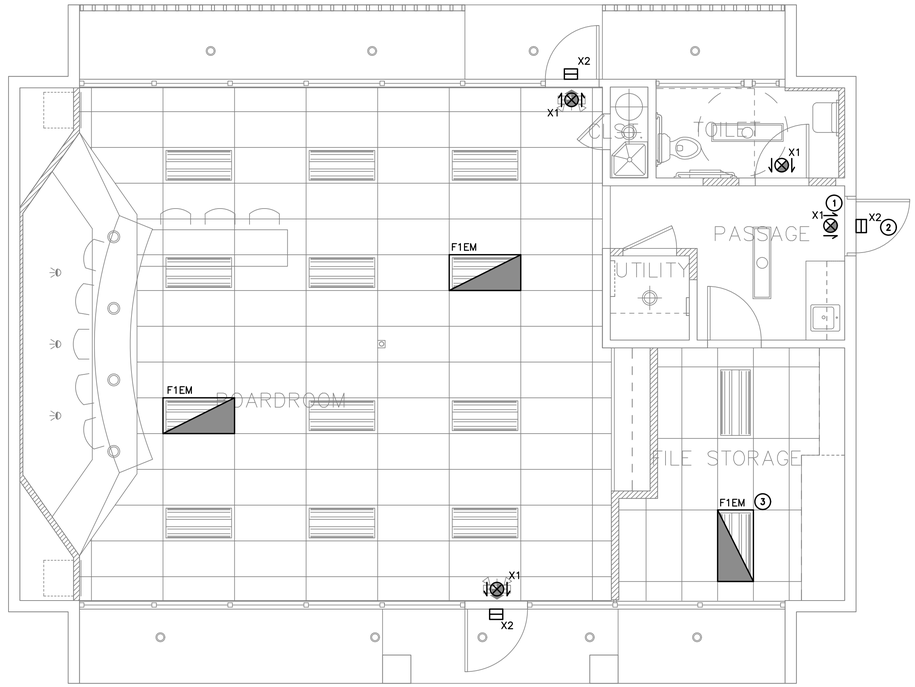
ELECTRICAL ROOF PLAN
SCALE: 1/4" = 1'-0"



EGRESS LIGHT FIXTURE SCHEDULE

TYPE	INPUT WATTS	DESCRIPTION AND MANUFACURER	REMARKS
X1	1.5	EXIT/EGRESS LIGHT VOLTAGE: UNV LAMP: LED MANUFACTURER: LITHONIA #ECC	w/ 90 MIN. BATTERY BACKUP
X2	13	EXTERIOR WALL PACK VOLTAGE: UNV LAMP: LED MANUFACTURER: HUBBELL #LNC-5L-U-3K-3	w/ 90 MIN. BATTERY BACKUP
F1EM	33.2	2X4 LED FIXTURE VOLTAGE: UNV LAMP: LED MANUFACTURER: SEE SHEET E3.4 FOR LIGHTING SCHEDULE	w/ 90 MIN. BATTERY BACKUP

ELECTRICAL EGRESS LIGHTING PLAN KEYNOTES
(1) PROVIDE EMERGENCY EGRESS LIGHTING, TYP.
(2) PROVIDE EMERGENCY WALL PACK AT EXTERIOR, TYP.
(3) PROVIDE 2X4 LED WITH EMERGENCY BATTERY BACKUP. REFER TO LIGHTING SCHEDULE ON SHEET E3.2.
NOTE: REFER TO ARCHITECTURAL SHEET T-1 FOR PATH OF EGRESS. REFER TO SHEET E3.0 FOR LIGHTING CIRCUIT PLAN.

N

ELECTRICAL EGRESS LIGHTING PLAN
SCALE: 1/4" = 1'-0"

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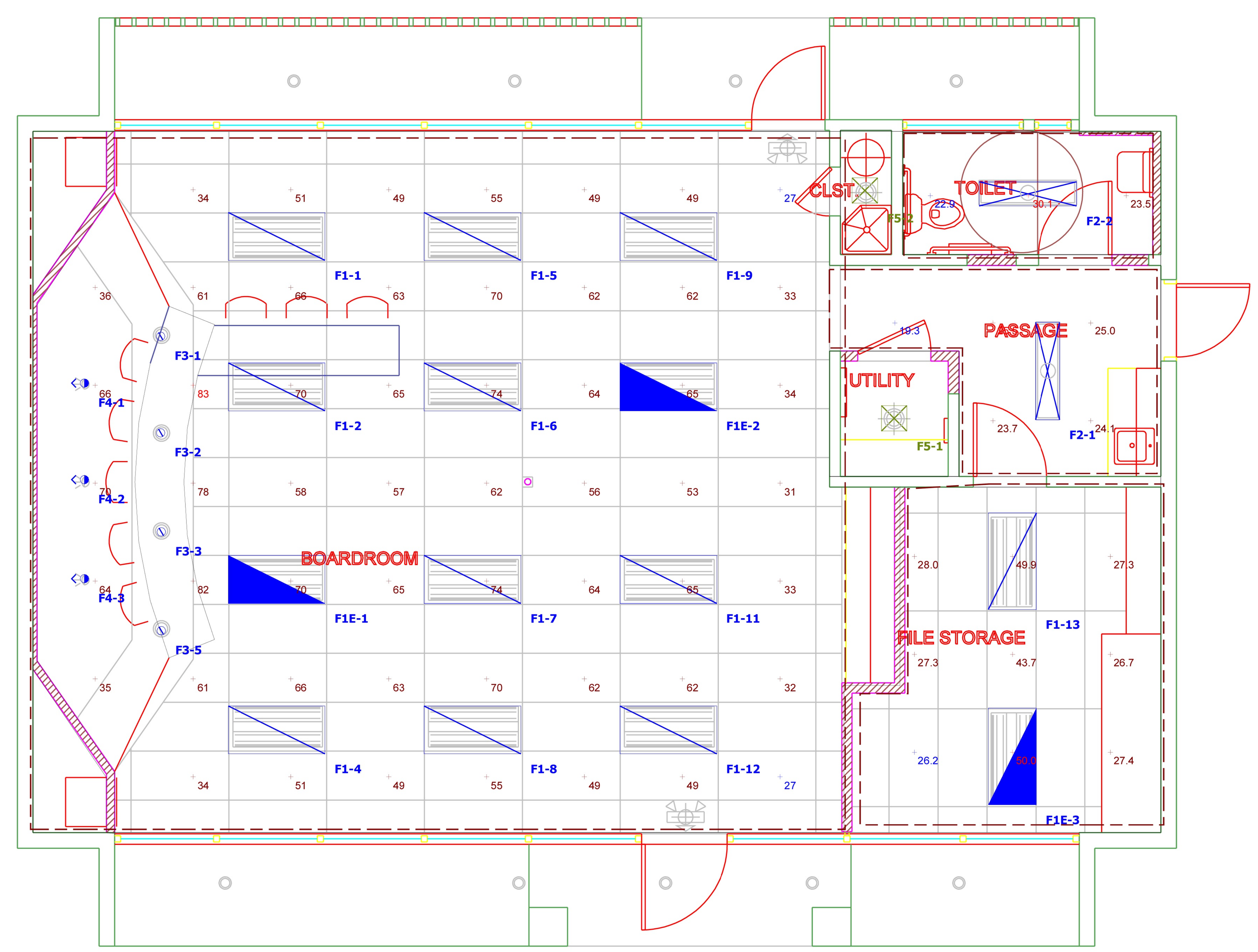
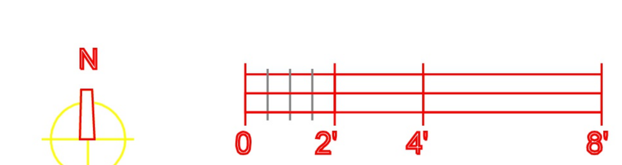
Description

Symbol	Label	Image	Qty	Manufacturer	Catalog Number	Description	Lamp	Number Lamps	Lamp Output	LLF	Input Power	Notes
	F1		11	Lithonia Lighting	ENVX 2X4 HRG 4000LM 80CRI 35K MIN1 EZT NIO MVOLT	Spec Ambient LED Troffer, 2X4, Hourglass, 4000 Nominal Lumens, 80 CRI, 3500K	LED 3500K 80CRI	1	4037	0.92	33.16	8FT MOUNTING HEIGHT
	F1E		3	Lithonia Lighting	ENVX 2X4 HRG 4000LM 80CRI 35K MIN1 EZT NIO MVOLT E10WLCP	Spec Ambient LED Troffer, 2X4, Hourglass, 4000 Nominal Lumens, 80 CRI, 3500K	LED 3500K 80CRI	1	4037	0.92	33.16	8FT MOUNTING HEIGHT
	F2		2	ACUITY BRANDS	CPANL 1X4 ALO1 SWW7 M4/DCMK14	CPANL Switchable Lumen LED Flat Panel, 1x4, 24/33/44LM, 3500 K CCT, - 44LM	LED 3500K 80CRI	1	4356	0.92	40.28	8FT MOUNTING HEIGHT
	F3		4	ACUITY BRANDS	IVO4S D 10LM 35K 80CRI MWD MIN10 MVOLT NLIGHT NCH P AR LSS F	IVO4 Round Shallow Downlight 1000 Lumens 35K 80CRI Medium Wide Open Reflector Pewter Specular	LED 3500K 80CRI	1	1012	0.92	10.5	7.5FT MOUNTING HEIGHT
	F4		3	ACUITY BRANDS	IVO4S WW 15LM 35K 80CRI MWD MIN10 MVOLT NLIGHT NCH P AR LSS F	IVO4 Round Shallow Wall Wash 1500 Lumens 35K 80CRI Lensed Wall Wash Clear Semi Specular	LED 3500K 80CRI	1	1040	0.92	15.7116	8FT MOUNTING HEIGHT
	F5		2	JUNO LIGHTING	JSFSQ 14IN 18LM 35K 90CRI 120 FRPC WH	14" Square Edgelit (Slimform) Surface Mount, 3500K, 90CRI, 120V	LED 3500K 80CRI	1	1870	0.92	20.4	8FT MOUNTING HEIGHT

STATISTICS

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min	UG
FILE STORAGE	+	34.1 fc	50.0 fc	26.2 fc	1.9:1	1.3:1	1.9
PASSAGE	+	23.5 fc	25.5 fc	19.3 fc	1.3:1	1.2:1	1.3
TOILET	+	25.5 fc	30.1 fc	22.9 fc	1.3:1	1.1:1	-1.0
BOARDROOM	+	56 fc	83 fc	27 fc	3.1:1	2.1:1	2.0





DISCLAIMER
The photometric calculation is provided as service for evaluating lighting levels and the results are based upon the data entered by the designer and the criteria provided by the customer. Responsibility of approval is by others. All of the data and fixture selections shall be reviewed and accepted by the approving authority. Fixture nomenclature shall be approved through submittal process prior to product being ordered.

Plan View
Scale - 1" = 4ft

LAMONT BOARDROOM
LAMONT, CA
INTERIOR PHOTOMETRIC

LAYOUT PROVIDED BY:
STEVE DOMINGUEZ
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DATE
2024
SCALE
Not to Scale
FILE NAME:

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12/5/24

REGISTERED PROFESSIONAL ENGINEER
E 18218
ELECTRICAL
STATE OF CALIFORNIA

BOARDROOM REMODEL
LAMONT PUBLIC UTILITY DISTRICT
8624 SEGRUE ROAD,
LAMONT CA 93241

DATE	ISSUED FOR

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	6

E3.2

C24-158 12/5/2024

LIGHTING CONTROLS DESIGN

LAMONT BOARDROOM
LAMONT, CA

Drawing Type: Control Layout
Prepared For: CANTELMI ENGINEERING

Date: 9/18/2024
Scale: NOT TO SCALE
Drawn By: SKD
Project #: 091824
DWG Ref: unknown
Sheet: LC1

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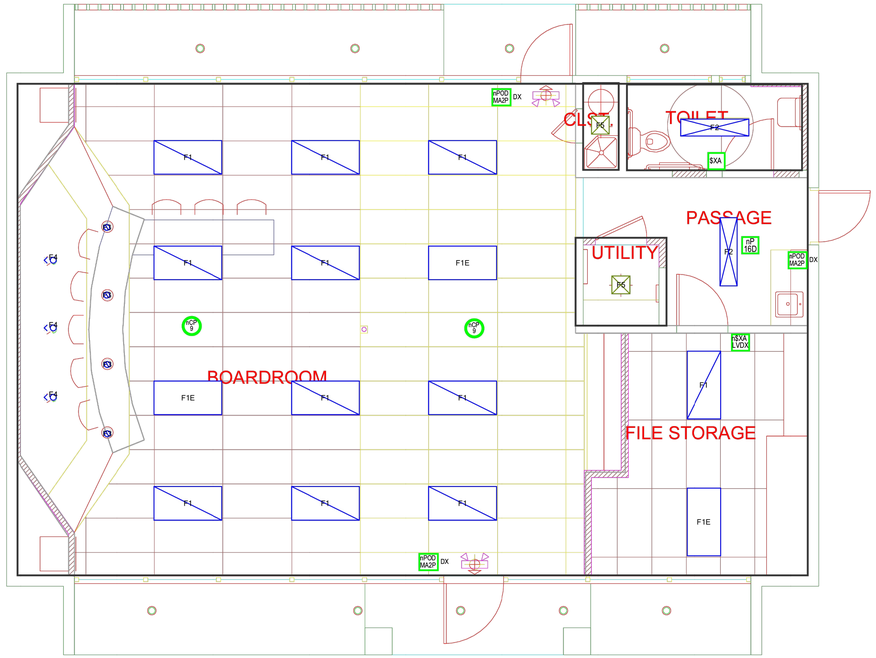
PRODUCT LEGEND Design 1			
1	nP 16D		DP1 NPP16 D EFP Power/Relay Pack, Dimming, External Fault Protection
2	nCP 9		OS1 NCM PDT 9 RJB Low Voltage Ceiling Mount Sensor, Passive Dual Technology, Small Motion / Standard Range 360° Lens, Rear RJ-45 Ports
1	nSXA LVDX		SO1 NWSXA LV DX XX Aesthetic Wall Switch Occupancy Sensor, Low Voltage, Raise/Lower Dimming
1	$XA		SO2 WSXA XX Wall Switch Sensor
3	nPOD MA2P	DX	SW2 NPODMA 2P DX XX nLight Wired Aesthetic Wallpod, 2-Pole, Raise/Lower Dimming



N

0 2' 4' 8'

A Design 1
3/8" = 1'

LAMONT BOARDROOM
LAMONT, CA

Drawing Type: Cantelmi Layout

Prepared For: CANTELMI ENGINEERING

Date: 12/5/24

Scale: 3/8" = 1'

Drawn By: ZJ

Project: BAKERSFIELD, CA

DWG Ref:

Sheet: LC1

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General System Notes

ON DIGITAL SYSTEMS, ALL DEVICES TO BE CONNECTED IN A DAISY CHAIN PATTERN SO THAT THE FIRST AND LAST DEVICE IN THE CHAIN HAS AN OPEN PORT.

ON DIGITAL SYSTEMS, CONTRACTOR SHALL NOTE AND LABEL ADDRESS AND LOCATION OF EACH DEVICE ON THE SYSTEM ONE-LINE DIAGRAMS OR SYSTEM LAYOUT DRAWINGS AT TIME OF INSTALLATION.

ONE-LINE DIAGRAMS INDICATE THE REQUIRED GROUPING OF WIRES, NOT THE NUMBER OR SIZE OF CONDUITS.

WIRING SHALL CONFORM TO THE NATIONAL ELECTRICAL CODE (NEC) AND APPLICABLE LOCAL CODES, INCLUDING PROVISION OF EQUIPMENT GROUNDING AS REQUIRED BY THE NEC.

POWER CONDUCTORS SHALL BE SIZED PER THE NEC AMPACITY TABLES (ARTICLE 310), INCLUDING ADJUSTMENT FACTOR AND NEUTRAL CONDUCTOR REQUIREMENTS (FEED AND BRANCH NEUTRAL CONDUCTORS MUST BE COUNTED AS CURRENT CARRYING CONDUCTORS). RUN SEPARATE NEUTRAL CONDUCTORS FOR EACH DIMMED LOAD CIRCUIT.

FOR 0-10VDC DIMMING SYSTEMS, VIOLET AND GRAY CONDUCTORS ARE FOR 0-10VDC LOW VOLTAGE TERMINATIONS ONLY. NEVER TERMINATE LINE VOLTAGE (120/230/277VAC) TO VIOLET AND GRAY.

CONTRACTOR IS RESPONSIBLE FOR ALL CONTROL TERMINATIONS. NO SPLICES ARE PERMITTED IN CONTROL WIRING.

POWER AND CONTROL CONDUCTORS MUST NOT SHARE THE SAME RACEWAY OR CONDUIT.

LIGHTING CONTROL EQUIPMENT MUST BE INSTALLED, MAINTAINED, AND OPERATED IN AN "OFFICE CLEAN" DRY ENVIRONMENT, INDOOR DRY LOCATIONS ONLY, 10% - 90% RELATIVE HUMIDITY; AMBIENT TEMPERATURE 0°- 40°C (32°- 104°F) - 0°- 35°C (32°- 95°F) RECOMMENDED.

SENSORS IN ELECTRICAL/MECHANICAL LOCATIONS NEED TO BE VERIFIED WITH AUTHORITY HAVING JURISDICTION. REFER TO NEC 110.26.D.

RELAY AND DIMMER PANEL SCHEDULES SHOULD CONTAIN BREAKER PANEL INPUTS AS WELL AS ZONES/AREAS CONTROLLED.

VERIFY MAXIMUM CABLE LENGTHS BASED ON CONTROL SYSTEM. MANUFACTURER IS NOT RESPONSIBLE FOR SYSTEMS EXCEEDING CABLING PARAMETERS.

CAT. 5 CABLE MUST BE INSTALLED AT LEAST 12 INCHES FROM ALL LINE VOLTAGE CONDUCTORS EXCEPT TO CROSS OR MAKE TERMINATIONS. CAT. 5 CABLE MUST BE KEPT AWAY FROM ALL EMF DEVICES SUCH AS BALLASTS OR TRANSFORMERS.

nLight System Notes

EVERY NLIGHT ENABLED DEVICE (INCLUDING NLIGHT EANABLED FIXTURES) IS FURNISHED WITH (1) PERMANENTLY ADHERED ID TAG AND (1) MATCHING, PARTIALLY ADHERED ID TAG TO BE PLACED ON THE RISER DIAGRAM SHEET, OR THE LIGHTING CONTROL LAYOUT SHEET, PROVIDED AS PART OF AN NLIGHT SUBMITTAL. THIS SHALL BE DONE DURING INSTALLATION AND PRIOR TO FACTORY STARTUP. FAILURE TO COMPLY MAY RESULT IN STARTUP DELAYS AND ADDITIONAL COSTS AT THE CONTRACTOR'S EXPENSE. DO NOT PLACE DEVICE ID STICKERS ON FLOOR PLAN UNLESS REQUIRED TO EXECUTE NFLOORPLAN SERVICES, REFERENCE NFLOORPLAN SERVICE NOTES ON THIS SHEET FOR SPECIFIC REQUIREMENTS.

ONE RELAY PACK OR NLIGHT ENABLED FIXTURE IS NEEDED PER CIRCUIT/ZONE TO BE CONTROLLED AND CAN RESIDE WITHIN SENSORS, WALLPODS, OR RELAY PACKS. POWER PACK PLACEMENT ON DRAWINGS IS FOR COUNTING ONLY; FINAL PLACEMENT IS UP TO DISCRETION OF CONTRACTOR/ENGINEER. PLEASE RECHECK COUNTS TO VERIFY THE NUMBER OF RELAYS NEEDED TO SWITCH ALL DESIRED LOADS.

BRIDGES, RELAYS, POWER PACKS, WALLPODS, AND SENSORS ON DRAWINGS WERE PLACED WITH INFORMATION PROVIDED AT TIME OF DESIGN. ADDITIONAL BRIDGES AND/OR SENSORS MAY BE REQUIRED DEPENDING ON BUILDING CHANGES, FINAL PARTITION HEIGHT/PLACEMENT, FURNITURE PLACEMENT, EQUIPMENT HEIGHT/PLACEMENT AND SHELVING HEIGHT/PLACEMENT.

THE LAYOUT OF THE NETWORK BACKBONE (BRIDGES AND GATEWAYS) HAS BEEN PLACED IN A SEPARATE TREE DIAGRAM AND NOT ON THE ACTUAL LAYOUT. FINAL PLACEMENT OF THE BRIDGE(S) AND GATEWAY(S) DEVICES SHALL BE AT THE CONTRACTOR/ENGINEER DISCRETION.

ALL DEVICES HAVE RJ-45 FEMALE PORTS. MAKING NETWORK CONTROL CABLES IS REQUIRED, T568B TERMINATIONS ARE RECOMMENDED. IT IS IMPERATIVE THAT ALL NETWORK CONTROL CABLES BE TESTED WITH A LAN CABLE TESTER TO VERIFY PROPER TERMINATIONS.

DAISY-CHAINED DEVICES SHOULD BE POWERED UP AND WORKING ON DEFAULT PROGRAMMING PRIOR TO CONNECTION TO BRIDGE OR GATEWAYS.

LOW VOLTAGE NETWORK CONTROL CABLE (CAT5/5E/6) RUNS FOR LOCAL ZONES, HOMERUNS AND BACKBONE SHOULD BE WHITE WITH CABLES LABELED.

CONTRACTOR TO VERIFY BLINK/DIAGNOSTIC CODES (VISIT HTTP://NLIGHTCONTROLS.COM/WP-CONTENT/UPLOADS/NLIGHT_POCKET_GUIDE.PDF) WHEN CONNECTING GATEWAYS/BRIDGES TO ZONES.

MAXIMUM CABLE LENGTH FROM START DEVICE TO END DEVICE IS 1500' INCLUDING HOMERUN TO BRIDGE DEVICE, IF PRESENT. MANUFACTURER IS NOT RESPONSIBLE FOR SYSTEMS EXCEEDING CABLING PARAMETERS.

Load Types

LINE VOLTAGE INCANDESCENT - NON-PHASE DEPENDENT FOR DIMMING.

MAGNETIC LOW VOLTAGE INCANDESCENT - ALLOWABLE IN FORWARD PHASE CONTROL MODE ONLY. TRANSFORMER MUST BE RATED FOR DIMMING BY ITS MANUFACTURER. ADD 25% TO LAMP WATTAGE TO ALLOW FOR TRANSFORMER LOSS AND TO CALCULATE TOTAL LOAD.

FLUORESCENT - ALLOWABLE WITH 2-WIRE BALLAST, 0-10VDC BALLASTS, SOME 3-WIRE AND SWITCHED DEPENDING ON SYSTEM COMPATIBILITY. VERIFY CONTROL TYPES WITH YOUR REGIONAL SUPPORT TEAM.

LED - DIMMING ALLOWED PER LED DRIVER MANUFACTURER SPECIFICATIONS. VERIFY CONTROL TYPES WITH YOUR REGIONAL SUPPORT TEAM.

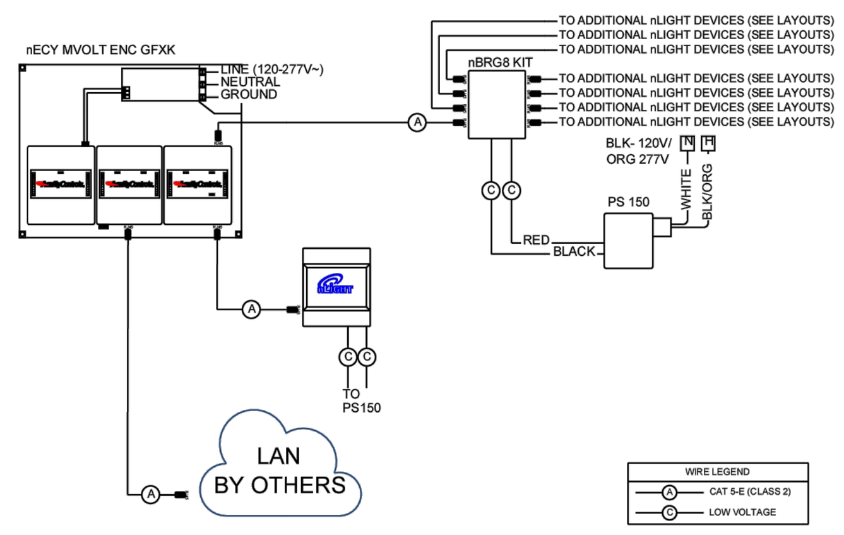
NEON and COLD CATHODE - ALLOWABLE IN FORWARD PHASE CONTROL MODE ONLY. BALLAST MUST BE RATED FOR DIMMING BY ITS MANUFACTURER AND BE NORMAL (LOW) POWER FACTOR. CONNECTED LOAD MUST NOT EXCEED 50% OF THE DIMMER'S NOMINAL RATING.

MOTORS - NO DIMMING ALLOWED. SWITCHED CONTROL SOURCE ONLY.

ELECTRONIC LOW VOLTAGE INCANDESCENT - ALLOWABLE, NORMALLY IN REVERSE PHASE CONTROL MODE ONLY. ELV TRANSFORMER MUST BE RATED FOR DIMMING BY ITS MANUFACTURER.

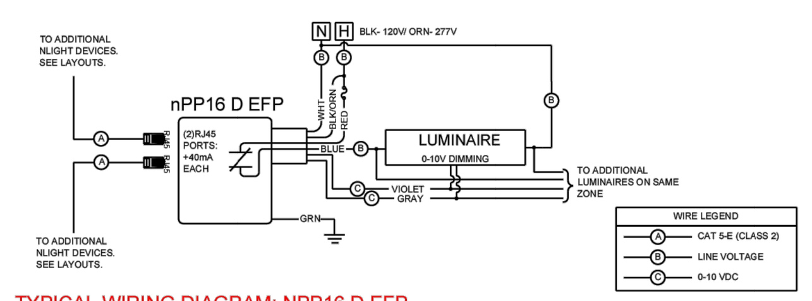
HID - DIMMING NOT ALLOWED UNLESS WITH DIMMABLE HID DRIVER. OTHERWISE, MUST BE ON SWITCHED CONTROL SOURCE.

EMERGENCY - PLEASE CONTACT YOUR REGIONAL SUPPORT TEAM TO VERIFY EMERGENCY CONTROLS NECESSARY BASED ON SYSTEM REQUIREMENTS.



TYPICAL WIRING DIAGRAM: nECY MVOLT ENC GFXK

N.T.S.



TYPICAL WIRING DIAGRAM: NPP16 D EFP

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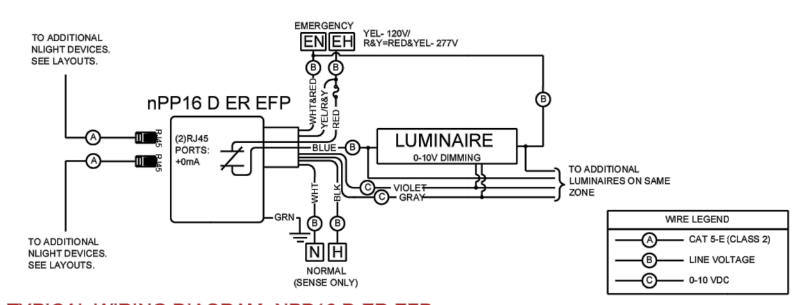

TYPICAL WIRING DIAGRAM: NPP16 D ER EFP

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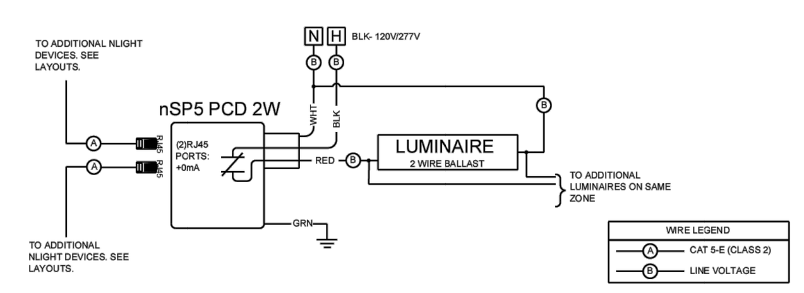

TYPICAL WIRING DIAGRAM: NSP5 PCD 2W

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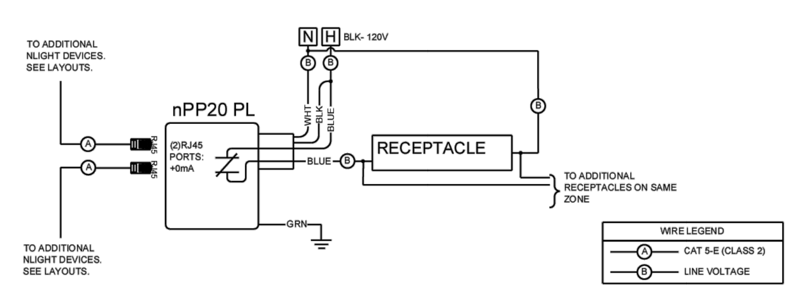

TYPICAL WIRING DIAGRAM: NPP20 PL

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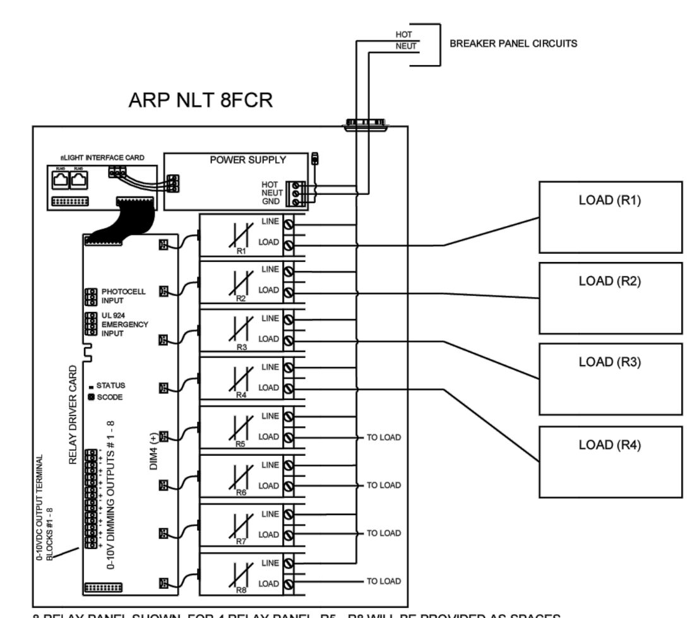
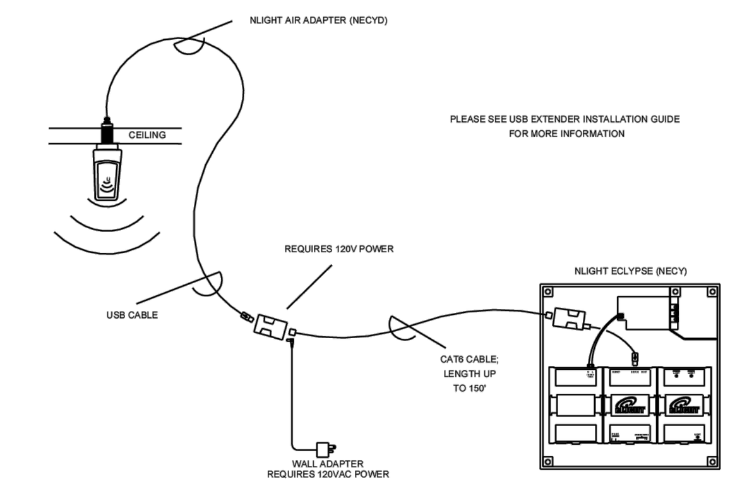


8 RELAY PANEL SHOWN. FOR 4 RELAY PANEL, R5 - R8 WILL BE PROVIDED AS SPACES.

TYPICAL DIAGRAM: ARP NLT 4FCR/8FCR

N.T.S.



USB EXTENDER FOR NLIGHT AIR ADAPTER INSTALLATION

N.T.S.

nLight AIR System Notes:

1. INITIAL NETWORKED NLIGHT AIR DEVICES SHOULD BE LOCATED WITHIN 100 FEET OF AN NLIGHT AIR ADAPTER IN INDOOR APPLICATIONS, UNLESS A SITE SURVEY HAS BEEN DONE TO CONFIRM OTHERWISE.
2. FOR MAXIMUM RANGE, THE NLIGHT AIR ADAPTER, WHICH IS USED FOR NETWORK COMMUNICATION, SHOULD BE MOUNTED IN AN OPEN INDOOR AREA (SUCH AS A CORRIDOR) AND SHOULD NOT BE LOCATED IN AN ENCLOSED SPACE (SUCH AS AN ELECTRICAL CLOSET).
3. A MAXIMUM 1,000-FOOT, LINE-OF-SIGHT DISTANCE SHOULD BE USED FOR OUTDOOR APPLICATIONS WHERE LINE OF SIGHT IS AVAILABLE BETWEEN THE NLIGHT AIR ADAPTER AND DEVICES RECEIVING AN INITIAL BROADCAST.
4. AN NLIGHT ECLYPSE WITH CONNECTED NLIGHT AIR ADAPTER CAN SUPPORT 750 DEVICES TOTAL. STANDALONE NLIGHT AIR GROUPS CAN CONTAIN UP TO 128 NLIGHT AIR DEVICES, AND ALL DEVICES SHOULD BE LOCATED WITHIN A MAXIMUM OF 1,000 FEET CLEAR LINE-OF-SIGHT OF EACH DEVICE WITHIN THE GROUP.
5. SOME CEILING MOUNTED NLIGHT AIR SENSORS WILL REQUIRE A CONNECTION TO A POWER SUPPLY OR NLIGHT AIR POWERPACK FOR LOW VOLTAGE POWER. SEE THE RCMS SPECIFICATION SHEETS FOR MORE INFORMATION. BATTERY POWERED SENSORS ARE AVAILABLE FOR INDOOR APPLICATIONS (RCMSB SENSORS). SEE THE RCMSB SPECIFICATION SHEETS FOR MORE INFORMATION.
6. SOME BATTERY POWERED NLIGHT AIR SWITCHES AND CEILING MOUNTED SENSORS (RPODB AND RCMSB SERIES) INCLUDE AN INTERNAL BATTERY, RATED FOR A 10-YEAR LIFE EXPECTANCY. LINE-VOLTAGE POWERED SWITCHES ARE AVAILABLE. SEE THE RPOD SPECIFICATION SHEET FOR MORE INFORMATION ON AVAILABLE OPTIONS.
7. NLIGHT AIR DEVICES MUST BE PROGRAMMED THROUGH THE CLAIRITY PRO MOBILE APPLICATION BEFORE THEY CAN BE CONTROLLED OR NETWORKED TO AN NLIGHT ECLYPSE WITH CORRESPONDING NLIGHT AIR ADAPTER.

Disclaimer

THIS CONTROLS SYSTEM LAYOUT DIAGRAM IS NOT A PROFESSIONAL ENGINEERING DRAWING, AND IS PROVIDED ONLY FOR INFORMATIONAL PURPOSES AND TO HELP THE CUSTOMER OR END-USER (AS APPLICABLE) UNDERSTAND HOW VARIOUS CONTROLS DEVICES ARE ARRANGED AND CONNECT TO EACH OTHER. THIS CONTROLS SYSTEM LAYOUT DIAGRAM IS STRICTLY BASED ON THE INFORMATION PROVIDED TO ACUITY BRANDS, AND IS PROVIDED WITHOUT WARRANTY AS TO ACCURACY, COMPLETENESS, RELIABILITY OR OTHERWISE. IF THE INFORMATION (INCLUDING BUT NOT LIMITED TO FLOOR-PLANS, REFLECTED CEILING PLANS, ELECTRICAL PLANS AND SPECIFICATIONS) PROVIDED TO ACUITY BRANDS IS INCOMPLETE OR NOT CURRENT (I.E., NEWER VERSIONS EXIST), THE ACCURACY OF THE LAYOUT DIAGRAM MAY BE ADVERSELY AFFECTED. ONCE THIS CONTROLS SYSTEM LAYOUT DIAGRAM IS RECEIVED BY THE CUSTOMER OR END-USER (AS APPLICABLE), IT IS THE OBLIGATION OF THE CUSTOMER OR END-USER (AS APPLICABLE) TO CONSULT WITH A PROFESSIONAL ENGINEER OR ADVISOR TO DETERMINE WHETHER THE PROPOSED DESIGN MEETS ALL THE APPLICABLE PROJECT REQUIREMENTS FOR THE CONTROLS SYSTEM'S PERFORMANCE, CODE COMPLIANCE AND SUITABILITY AND EFFECTIVENESS FOR USE IN A PARTICULAR APPLICATION. IN NO EVENT WILL ACUITY BRANDS BE RESPONSIBLE FOR ANY LOSS RESULTING FROM ANY USE OF THIS CONTROLS SYSTEM LAYOUT DIAGRAM.

Created in Visual Controls

LAMONT BOARDROOM
LAMONT, CA

Drawing Type: Control Layout
Prepared For: CANTELMI ENGINEERING
Date: 9/18/2024
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C24-158 12/5/2024

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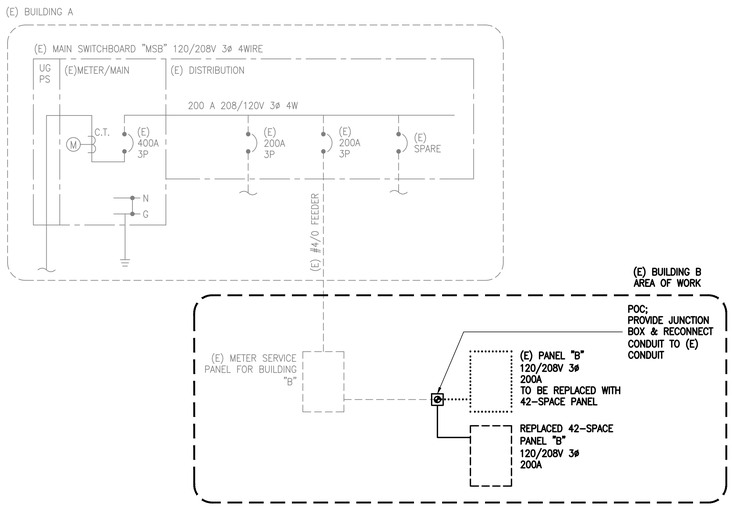
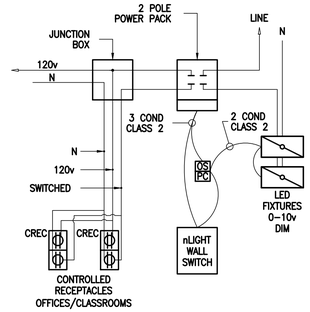
PANEL "B"

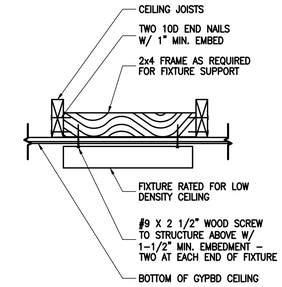
SERVICE: 120/208V 3ϕ 4W				MAIN BREAKER:	200A		BUS:	225A				LOCATION: SEE PLAN			
PANELBOARD												MOUNTING:			
REMARKS:	LOAD			TRIP	POLE	WIRE	CIRCUIT	CIRCUIT	WIRE	POLE	TRIP	LOAD			REMARKS:
	ϕA	ϕB	ϕC									ϕA	ϕB	ϕC	
FILE STORAGE REC	540			20	1	12	1	2	8		30	2,250			WATER HEATER
UTILITY REC		180		20	1	12	3	4	8	2			2,250		
TELCO BACKBOARD REC			360	20	1	12	5	6	12	1	20			235	LIGHTS
RESTROOM GFI	180			20	1	12	7	8	12	1	20	498			LIGHTS
BOARDROOM REC		540		20	1	12	9	10	12	1	20		111		LIGHTS
A/V REC			360	20	1	12	11	12	12	1	20			54	EM LIGHTS
STAGE REC	360			20	1	12	13	14	12	1	20	800			EXHAUST FAN
STAGE REC		720		20	1	12	15	16	12	1	20		800		EXHAUST FAN
SPACE							17	18							SPACE
SPACE							19	20							SPACE
AC.1	5128			50		8	21	22							SPACE
		5128				8	23	24							SPACE
			5128		3	8	25	26							SPACE
SPACE							27	28							SPACE
SPACE							29	30							SPACE
SPACE							31	32							SPACE
KITCHEN REC		180		20	1	12	33	34							SPACE
SPACE							35	36							SPACE
SPACE							37	38							SPACE
SPACE							39	40							SPACE
SPACE							41	42							SPACE
TOTAL CONNECTED LOADS:	6,208	6,748	5,848									3,548	3,161	289	TOTAL CONNECTED LOADS:
PHASE A:	9,756W											MINIMUM BKR A.I.C. RATING:			65KAIC
PHASE B:	9,909W							NOTES:							
PHASE C:	6,137W			* REFER TO SINGLE LINE FOR SIZE											
TOTAL WATTS:	25,802W														
TOTAL AMPS:	71.6A														



SINGLE LINE DIAGRAM
NTS



5 TITLE 24 CONTROLS DIAGRAM
NTS



1 SURFACE FIXT. MTG.
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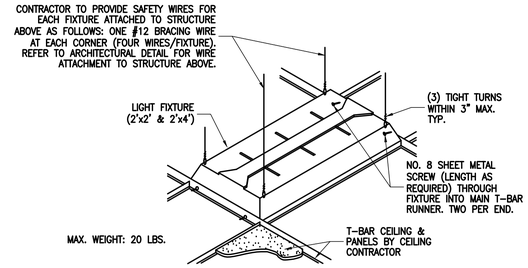
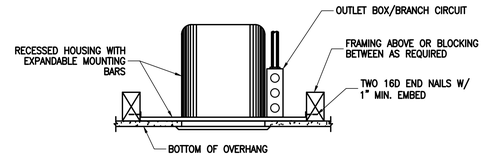


2 RECESSED FIXT. MTG.
NTS



3 DOWNLIGHT MTG.
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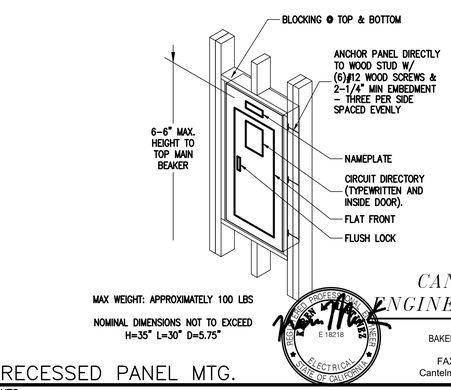

4 RECESSED PANEL MTG.
NTS

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