RAMONA UNIFIED SCHOOL DISTRICT

OLIVE PIERCE MIDDLE SCHOOL - WELLNESS CENTER

1521 HANSON LN, RAMONA, CA 92065

ACCESS COMPLIANCE NOTES

1. WALKS ALONG AN ACCESSIBLE PATHWAY SHALL HAVE A CONTINUOUS COMMON SURFACE NOT INTERRUPTED BY STEPS OR BY ABRUPT CHANGES IN LEVEL EXCEEDING 1/2" IN HEIGHT.
2. WALKS ALONG AN ACCESSIBLE PATHWAY SHALL BE A MINIMUM OF 48" WIDE. THE SURFACE SHALL BE SLIP RESISTANT AS THAT DESCRIBED AS A MEDIUM SALTED FINISH IF THE SLOPE IS LESS THAN 6 PERCENT. THE SURFACE SHALL BE SLIP RESISTANT IF THE SLOPE IS 6 PERCENT OR GREATER. THE CROSS SLOPE SHALL NOT EXCEED 1/4" PER FOOT. PROVIDE NOT LESS THAN 80" HEADROOM FROM ALL WALKWAY SURFACES TO OBSTRUCTIONS.
3. WHEN THE SLOPE OF THE DIRECTION OF TRAVEL OF ANY WALK ALONG AN ACCESSIBLE PATHWAY EXCEEDS 1 VERTICAL TO 20 HORIZONTAL, IT SHALL COMPLY WITH THE PROVISIONS FOR PEDESTRIAN RAMPS. THE SLOPE NOT TO EXCEED 1 VERTICAL TO 12 HORIZONTAL. THE CROSS SLOPE NOT TO EXCEED 1 VERTICAL TO 50 HORIZONTAL. THE RAMP SURFACES SHALL BE SLIP RESISTANT.
4. ABRUPT CHANGES IN LEVEL ALONG ANY ACCESSIBLE ROUTE SHALL NOT EXCEED 1/2" INCH. WHEN 1/2" CHANGES DO OCCUR, THEY SHALL BE BEVELED WITH A SLOPE NOT LESS THAN 1:2 EXCEPT THAT LEVEL CHANGES NOT EXCEEDING 1/4" MAY BE VERTICAL.
5. WALKS ALONG AN ACCESSIBLE PATHWAY SHALL BE PROVIDED WITH A LEVEL AREA NOT LESS THAN 60" X 60" AT A DOOR OR GATE THAT SWINGS TOWARDS THE WALK, AND NOT LESS THAN 48" WIDE X 44" DEEP AT A DOOR OR GATE THAT SWINGS AWAY FROM THE WALK. SUCH WALKS SHALL EXTEND 24" TO THE SIDE OF THE STRIKE EDGE OF A DOOR OR GATE THAT SWINGS TOWARDS THE WALK. AND SHALL COMPLY WITH TABLE 11B-404.2.4.1 BELOW
6. HAND ACTIVATED DOOR OPENING HARDWARE SHALL BE MOUNTED BETWEEN 34" AND 44" ABOVE THE FLOOR. LATCHING AND LOCKING DOORS THAT ARE HAND ACTIVATED AND IN THE PATH OF TRAVEL SHALL BE OPERABLE WITH A SINGLE EFFORT BY LEVER TYPE HARDWARE, PANIC BARS, PUSH-PULL ACTIVATING BARS, OR OTHER HARDWARE DESIGNED TO PROVIDE PASSAGE WITHOUT REQUIRING THE ABILITY TO GRASP THE OPENING HARDWARE. LOCKED EXIT DOORS SHALL OPERATE AS ABOVE IN EXIT DIRECTION. MAXIMUM EFFORT TO OPERATE DOORS SHALL NOT EXCEED 5 POUNDS FOR EXTERIOR DOORS AND 5 POUNDS FOR INTERIOR DOORS. REQUIRED FIRE DOORS MINIMUM OPENING FORCE ALLOWABLE BY THE DSA AUTHORITY, NOT TO EXCEED 15 POUNDS (66.7N). THESE FORCES DO NOT APPLY TO THE FORCE REQUIRED TO RETRACT LATCH BOLTS OR DISENGAGE OTHER DEVICES THAT HOLD THE DOOR IN A CLOSED POSITION. THE FORCE REQUIRED FOR ACTIVATING ANY OPERABLE PARTS, SUCH AS LEVER HARDWARE, OR DISENGAGING OTHER DEVICES SHALL BE 5 POUNDS (22.2N) MAXIMUM TO COMPLY WITH ***CBC SECTION 11B-309.4.***
7. THE BOTTOM TEN INCHES OF ALL DOORS SHALL HAVE A SMOOTH UNINTERRUPTED SURFACE ON THE PUSH SIDE OF THE DOOR.
8. THE HIGHEST AND LOWEST OPERABLE PART OF ALL CONTROLS, DISPENSERS, RECEPTACLES AND OTHER OPERABLE EQUIPMENT SHALL BE PLACED WITHIN ONE OF THE REACH RANGES SPECIFIED IN CBC SECTIONS 11B-309. CBC SECTION 11B-308.2 SPECIFIES A FORWARD APPROACH REACH OF 48" OFF THE FLOOR BUT NOT LOWER THAN 15" CBC SECTION 11B-308.3 SPECIFIES A SIDE APPROACH REACH OF 15" MIN. AND 48" MAX. ELECTRICAL AND COMMUNICATION SYSTEM RECEPTACLES ON WALLS SHALL BE MOUNTED NO LESS THAN 15" ABOVE THE FLOOR PER CBC SECTION 11B-308.1.
9. WHERE PERMANENT IDENTIFICATION IS PROVIDED FOR ROOMS AND SPACES, RAISED LETTERS SHALL ALSO BE PROVIDED AND SHALL BE ACCOMPANIED BY BRAILLE.
10. SIGNAGE REQUIREMENTS OF C.B.C. SECTION 11B-703 SHALL BE SATISFIED.
11. CLEAR FLOOR SPACE COMPLYING WITH SECTION 11B-304.3 THAT ALLOWS A FORWARD OR PARALLEL APPROACH BY A PERSON USING A WHEELCHAIR SHALL BE PROVIDED AT CONTROLS, DISPENSERS, RECEPTACLES, AND OTHER OPERABLE EQUIPMENT PER 11B-309.3.
12. CONTROLS AND OPERATING MECHANISMS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE CONTROLS SHALL BE NO GREATER THAN 5 POUNDS OF FORCE PER CBC SECTION 11B-309.4.
13. ALL BUILDING AND FACILITY ENTRANCES THAT ARE ACCESSIBLE TO AND USABLE BY PERSONS WITH DISABILITIES AND AT EVERY MAJOR JUNCTION ALONG OR LEADING TO AN ACCESSIBLE ROUTE OF TRAVEL SHALL BE IDENTIFIED WITH A SIGN DISPLAYING THE INTERNATIONAL SYMBOL OF ACCESSIBILITY AND WITH ADDITIONAL DIRECTIONAL SIGNS, AS REQUIRED, TO BE VISIBLE TO PERSONS ALONG APPROACHING CIRCULATION PATHS PER CBC SECTIONS 11B-216.6 AND 11B-216.9.2.

TABLE *11B*-404.2.4.1
MANEUVERING CLEARANCES AT MANUAL SWINGING DOORS AND GATES

TYPE OF USE		MINIMUM MANEUVERING CLEARANCE	
Approach direction	Door or gate side	Perpendicular to doorway	Parallel to doorway (beyond latch side unless noted)
From front	Pull	60 inches (*1524* mm)	18 inches (457 mm)[5]
From front	Push	48 inches (*1219* mm)	0 inches (0 mm)[5]
From hinge side	Pull	60 inches (*1524* mm)	36 inches (*914* mm)
From hinge side	Push	*44 inches (1118 mm)*[4]	22 inches (559 mm)[5]
From latch side	Pull	*60 inches (1524 mm)*	24 inches (610 mm)
From latch side	Push	*44 inches (1118 mm)*[4]	24 inches (610 mm)

1. Add 12 inches (305 mm) if closer and latch are provided.
2. Add *4 inches (102 mm)* if closer and latch are provided.
3. Beyond hinge side.
4. Add *4 inches (102 mm)* if closer is provided.
5. *Add 6 inches (152 mm) at exterior side of exterior doors.*

ABBREVIATIONS

ADA	AMERICAN DISABILITIES ACT
AFF	ABOVE FINISH FLOOR
AFG	ABOVE FINISHED GRADE
ALUM	ALUMINUM
ANOD	ANODIZED
BLDG	BUILDING
BLKG	BLOCKING
B.O.	BOTTOM OF
CDs	CONSTRUCTION DOCUMENTS
CJ	CONTROL JOINT
CL	CENTERLINE
CLG	CEILING
CLR	CLEAR
CMU	CONCRETE MASONRY UNIT
COL	COLUMN
CONC	CONCRETE
CONT	CONTINUOUS
CONST	CONSTRUCTION
CPT	CARPET
CRK	ROOF CRICKET
CT	CERAMIC TILE
DBL	DOUBLE
DEMO	DEMOLITION
DET	DETAIL
DIA	DIAMETER
DIAG	DIAGONAL
DIM	DIMENSION
DN	DOWN
DWG	DRAWING
EA	EACH
EJ	EXPANSION JOINT
ELEC	ELECTRICAL
ELEV	ELEVATION
EMB	EMBEDMENT
EQ	EQUAL
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
(E)	EXISTING
EXIST	EXISTING
EXPAN	EXPANSION
EXT	EXTERIOR
FAC	FACTORY
FEC	FIRE EXTINGUISHER CABINET
FD	FLOOR DRAIN
FIN	FINISH
FLR	FLOOR
FOF	FACE OF FINISH
FOM	FACE OF MASONRY
FOC	FACE OF CONCRETE
FTG	FOOTING
GA	GAUGE
GALV	GALVANIZED
GWB	GYPSUM BOARD
GYP BD	GYPSUM BOARD
HC	HOLLOW CORE
HORIZ	HORIZONTAL
HM	HOLLOW METAL
HR	HOUR
HT	HEIGHT
HVAC	HEATING, VENTILATION & AIR CONDITIONING
INSUL	INSULATION
INT	INTERIOR
JT	JOINT
MFR	MANUFACTURER
MAX	MAXIMUM
MECH	MECHANICAL
MIN	MINIMUM
MO	MASONRY OPENING
MTD	MOUNTED
MTL	METAL
NIC	NOT IN CONTRACT
NO	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE
O.C.	ON CENTER
O.D.	OUTSIDE DIAMETER
OLF	OCCUPANT LOAD FACTOR
OPNG	OPENING
OPP	OPPOSITE
PL	PROPERTY LINE
PLAM	PLASTIC LAMINATE
PLUMB	PLUMBING
PLYWD	PLYWOOD
P.T.	PRESSURE TREATED
PTD	PAINTED
RCP	REFLECTED CEILINGPLAN
REQ	REQUIRED
REV	REVISION
RM	ROOM
R.O.	ROUGH OPENING
SC	SOLID CORE
SCHED	SCHEDULE
SECT	SECTION
SF	SQUARE FOOT
SIM	SIMILAR
SPEC	SPECIFICATIONS
S.S.	STAINLESS STEEL
STD	STAINED
STL	STEEL
STRUCT	STRUCTURAL
SUSP	SUSPENDED
T&G	TONGUE AND GROOVE
THRU	THROUGH
T.O.	TOP OF
TS	TUBE STEEL
TYP	TYPICAL
U.N.O.	UNLESS NOTED OTHERWISE
VCT	VINYL COMPOSITION TILE
VERT	VERTICAL
V.I.F.	VERIFY IN FIELD
W/	WITH
W/O	WITH OUT
WD	WOOD

GENERAL NOTES

1. THE ARCHITECT OF RECORD RETAINS THE RIGHT TO MAKE FINAL JUDGEMENTS RELATIVE TO MODIFICATIONS OF THE SUBMITTAL DRAWINGS TO ENSURE COMPLIANCE OF THE DOCUMENTS WITH STANDARD ENGINEERING PRACTICE, APPLICABLE CODES, AND ARCHITECTURAL INTENT.
2. GRADING PLANS, DRAINAGE IMPROVEMENTS, ROAD AND ACCESS REQUIREMENTS, AND ENVIRONMENTAL CONSIDERATIONS SHALL COMPLY WITH ALL APPLICABLE LOCAL ORDINANCES, IF APPLICABLE
3. ALL STANDARDS, MATERIALS AND WORKMANSHIP SHALL COMPLY WITH THE STATE BUILDING CODES, ORDINANCES, REGULATIONS AND LAWS.
4. ALL WORK SHALL CONFORM TO TITLE 24, CALIFORNIA CODE OF REGULATIONS (CCR) & SECTION 4-33.
5. ALL WORKERS SHALL WEAR APPROPRIATE SAFETY GEAR AND COMPLY WITH APPLICABLE SAFETY REGULATIONS.
6. DRESS AND BEHAVIOR OF ALL CONSTRUCTION WORKER SHALL BE APPROPRIATE TO A SCHOOL SITE AND BE ACCEPTABLE TO DISTRICT REPRESENTATIVES.
7. THERE SHALL BE NO POSSESSION OR CONSUMPTION OF ILLEGAL DRUGS, ALCOHOLIC BEVERAGES SMOKING ON THE JOB SITE BY ANY PERSON. ANY PERSON THAT DOES NOT COMPLY WITH THESE REQUIREMENTS SHALL BE DIRECTED TO LEAVE THE JOB SITE AND WILL NOT BE PERMITTED TO RETURN DURING THE REMAINDER OF THE CONTRACT.
8. OCCUPATIONAL SAFETY AND HEALTH, THESE DOCUMENTS, AND THE CONSTRUCTION HEREBY CONTEMPLATED, IS TO BE GOVERNED AT ALL TIMES BY APPLICABLE PROVISIONS OF THE CALIFORNIA OCCUPATIONAL SAFETY AND HEALTH ACT OF 1973, (CAL/OSHA) AND ALL UPDATES SINCE.
9. CONTRACTOR SHALL COMPLY WITH CALIFORNIA BUILDING AND FIRE CODE INCLUDING CHAPTER 33 FOR FIRE SAFETY DURING CONSTRUCTION.
10. THE CONTRACTOR SHALL PROVIDE TEMPORARY FENCING AS NEEDED TO PROTECT THE WORK AREA AND REMAINING WORK FROM WEATHER AND OTHER INCLEMENT CONDITIONS. ANY DAMAGE INCURRED DUE TO FAILURE BY THE CONTRACTOR TO PROPERLY PROTECT SUCH WORK, SHALL BE REPAIRED AT CONTRACTORS EXPENSE.
11. CONTRACTOR TO COORDINATE BETWEEN THE REQUIREMENTS OF ALL THE DISCIPLINES, (ARCHITECTURAL, CIVIL, LANDSCAPE, ELECTRICAL AND SHADE STRUCTURE, ETC.) AND BETWEEN DRAWING AND SPECIFICATION REQUIREMENTS, IN ORDER THAT ALL ITEMS RELATING TO ONE ANOTHER SHOWN IN SEVERAL PLACES COORDINATE. NOTIFY ARCHITECT IMMEDIATELY REGARDING ANY ITEMS NOT COORDINATED.
12. CONTRACTOR WILL BE REQUIRED TO PROVIDE AND INSTALL ALL EQUIPMENT AND RELATED ITEMS AS SHOWN IN THESE DOCUMENTS AND AS SPECIFIED.
13. ALL DIMENSIONS SHOWN ARE FOR ESTIMATED PURPOSES ONLY. PRIOR TO BID, CONTRACTOR WILL BE REQUIRED TO VERIFY ALL DIMENSIONS AND AREAS TO RECEIVE DEMOLITION OF EXISTING MATERIALS AND INSTALLATION OF NEW CURBS, PIPING, CONDUIT, ETC. ANY DISCREPANCIES BETWEEN EXISTING CONDITIONS AND THESE PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT PRIOR TO BID. IN NO CASE SHALL WORKING DIMENSIONS BE SCALED FROM PLANS, SECTIONS, OR DETAILS ON THE DRAWINGS.
14. CONTRACTOR TO VERIFY ALL DIMENSIONS AND LOCATIONS OF EXISTING CONDITIONS ON THE JOB SITE PRIOR TO THE START OF WORK OR PORTIONS OF THE WORK. CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES, ERRORS, OMISSIONS, OR INCONSISTENCIES IN THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL NOT PROCEED WITH THE WORK UNTIL A CLARIFICATION HAS BEEN ISSUED BY THE ARCHITECT. EXISTING CONDITIONS ARE INDICATED AS A RESULT OF INFORMATION SHOWN ON AVAILABLE DOCUMENTS. ANY DAMAGE TO EXISTING CONDITIONS IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
15. THE EXISTENCE OF LOCATION OF ANY UNDERGROUND UTILITIES, PIPES, AND/OR STRUCTURE SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS, TO THE BEST OF OUR KNOWLEDGE, EXISTING UTILITIES ARE AS SHOWN ON THESE PLANS. THE CONTRACTOR SHALL ASCERTAIN THE TRUE VERTICAL AND HORIZONTAL LOCATION AND SIZE OF ALL RELATED UTILITIES AND SHALL BE RESPONSIBLE FOR DAMAGE TO ANY PUBLIC OR PRIVATE UTILITIES, SHOWN OR NOT SHOWN HEREON.
16. ALL AREAS IN WHICH WORK IS DONE SHALL BE LEFT CLEAN AND IN GOOD REPAIR. ANY DAMAGE DONE TO THE EXISTING WORK BY THE CONTRACTOR OR ANY OF HIS SUBCONTRACTORS OF EMPLOYEES SHALL BE REPAIRED TO THE SATISFACTION OF THE ARCHITECT AND AT NO COST TO THE OWNER.
17. THE DESIGN ADEQUACY AND SAFETY OF ERECTION BRACING, SHORING, TEMPORARY SUPPORTS AND SCAFFOLDING IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
18. WHERE ANY CONFLICT OCCURS BETWEEN THE REQUIREMENTS OF FEDERAL, STATE LAWS, CODES, ORDINANCES, RULES AND REGULATIONS, THE MOST STRINGENT SHALL GOVERN.
19. WHERE SCOPE OF WORK EFFECTS EXISTING INTERIOR AND EXTERIOR FINISHES AND SURFACES, THOSE SURFACES SHALL BE PATCHED AND REPAIRED TO MATCH ORIGINAL EXISTING CONDITIONS.
20. IT IS THE CONTRACTORS RESPONSIBILITY TO DISPOSE OF ALL REMOVED AND/OR DEMOLISHED MATERIAL AND DEBRIS. ALL MATERIAL SHALL BE TAKEN TO A PUBLIC COUNTY OR CITY OPERATED DISPOSAL SITE.
21. ANYTHING REMOVED FOR THE PURPOSE OF FACILITATION OF CONSTRUCTION SHALL BE REPLACED IN A MANNER MEETING TODAY'S CODE.
22. ITEMS MARKED 'TYPICAL' SHALL APPLY IN ALL CASES UNLESS SPECIFICALLY INDICATED OTHERWISE.
23. ALL-WEATHER ACCESS ROADS CAPABLE OF SUPPORTING 78,000 LBS., TOPPED WITH ASPHALT, CONCRETE, OR EQUIVALENT, SHALL BE IN LACE AND HYDRANTS SHALL BE OPERATIONAL DURING CONSTRUCTION.
24. ACCESS ROADS AND HYDRANTS SHALL BE MAINTAINED AND REMAIN CLEAR OF OBSTRUCTIONS AT ALL TIMES DURING AND AFTER CONSTRUCTION.
25. AREAS WHERE PARKING IS NOT PERMITTED SHALL BE CLEARLY IDENTIFIED AT ALL TIMES.
26. TEMPORARY FUEL TANKS OF 60 OR MORE GALLONS SHALL BE REVIEWED, INSPECTED, AND PERMITTED BY THE FIRE DEPARTMENT PRIOR TO USE.
27. THE PROJECT ADDRESS SHALL BE CLEARLY POSTED AND VISIBLE FROM THE PUBLIC ROAD DURING CONSTRUCTION.
28. ALL GATES IN CONSTRUCTION FENCING SHALL BE EQUIPPED WITH EITHER A KNOX BOX OR BREAKAWAY PADLOCK.
29. VEHICULAR ACCESS MUST BE MAINTAINED SERVICEABLE THROUGHOUT CONSTRUCTION.
30. COMMERCIAL DUMPSTERS OR CONTAINERS WITH AN INDIVIDUAL CAPACITY OF 1.5 CUBIC YARDS OR GREATER SHALL NOT BE STORED OR PLACED WITHIN FIVE FEET OF COMBUSTIBLE WALLS, OPENINGS OR COMBUSTIBLE ROOF EAVE LINES UNLESS AREAS CONTAINING DUMPSTERS ARE PROTECTED BY AN APPROVED SPRINKLER SYSTEM. (FIRE CODE 1103.2.2)
31. CONTRACTOR'S OPERATIONS SHALL NOT BLOCK, HINDER, IMPEDED OR OTHERWISE INHIBIT THE USE OF REQUIRED EXITS AT ANY TIME. CONTRACTOR SHALL MAINTAIN UNOBSTRUCTED ACCESS TO FIRE EXTINGUISHERS, FIRE HYDRANTS, TEMPORARY FIRE PROTECTION FACILITIES, STAIRWAYS, AND OTHER ACCESS ROUTES FOR FIRE-FIGHTING EQUIPMENT AND/OR PERSONNEL.
32. ALL CONSTRUCTION AND DEMOLITION SHALL BE IN ACCORDANCE WITH CHAPTER 33 OF THE CBC AND CFC, AND THE WRITTEN SITE SAFTEY PLAN.
33. "A WRITTEN SITE SAFETY PLAN IN COMPLIANCE WITH CFC 3303.1.1 MUST BE PREPARED AND AVAILABLE ON SITE PRIOR TO COMMENCEMENT OF ANY MOBILIZATION, DEMOLITION AND/OR CONSTRUCTION."

PARTIAL LIST OF APPLICABLE CODES

2025 CALIFORNIA ADMINISTRATIVE CODE (CAC), PART 1, TITLE 24 CCR

2025 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 CCR

2025 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 CCR

2025 CALIFORNIA MECHANICAL CODE (CMC), PART 4, TITLE 24 CCR

2025 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 CCR

2025 CALIFORNIA ENERGY CODE, PART 6, TITLE 24 CCR

2025 CALIFORNIA FIRE CODE (CFC), PART 9, TITLE 24 CCR

2025 CALIFORNIA EXISTING BUILDING CODE (CEBC), PART 10, TITLE 24 CCR

2025 CALIFORNIA GREEN BUILDING STANDARDS CODE (CALGREEN), PART 11, TITLE 24 CCR

2025 CALIFORNIA REFERENCED STANDARDS CODE, PART 12, TITLE 24 CCR
TITLE 19 CCR, PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS

*APPLICABLE STANDARDS:
FOR A LIST OF APPLICABLE STANDARDS, INCLUDING CALIFORNIA AMENDMENTS TO THE NFPA STANDARDS, REFER TO CBC CHAPTER 35 AND CFC CHAPTER 80.

PARTIAL LIST OF APPLICABLE STANDARDS

FOR A COMPLETE LIST OF APPLICABLE NFPA STANDARDS REFER TO 2022 CBC (SFM) CHAPTER 35 AND CALIFORNIA FIRE CODE CHAPTER 80.

SEE CALIFORNIA BUILDING CODE CHAPTER 35 FOR STATE OF CALIFORNIA AMENDMENTS TO THE NFPA STANDARDS.

*ALL PARTS OF THE 2025 CALIFORNIA BUILDING CODE BECOME EFFECTIVE JANUARY 1, 2026

NFPA STANDARDS:
10-2018: STANDARD FOR PORTABLE FIRE EXTINGUISHERS
72-22: NATIONAL FIRE ALARM AND SIGNALING CODE, *WITH 2022 AMENDMENTS*
101-21: LIFE SAFETY CODE. 1030.6.2
105-19: STANDARD FOR SMOKE DOOR ASSEMBLIES AND OTHER OPENING PROTECTIVES
110-19: STANDARD FOR EMERGENCY AND STANDBY POWER SYSTEMS
111-19: STANDARD ON STORED ELECTRICAL ENERGY EMERGENCY AND STANDBY POWER SYSTEMS
170-18: STANDARD FOR FIRE SAFETY AND EMERGENCY SYMBOLS

UL 268-2016 --- SMOKE DETECTORS FOR FIRE ALARM SYSTEMS - *WITH REVISIONS THROUGH JULY 2016*
407.9, 907.2.6.2, 907.2.11.7
UL 464-03 --- AUDIBLE SIGNALING APPLIANCES - *WITH REVISIONS THROUGH OCTOBER 10, 2003*
UL 521-99 --- HEAT DETECTORS FOR FIRE PROTECTIVE SIGNALING SYSTEMS - *WITH REVISIONS THROUGH JULY 20,2005*
UL 864-2014: CONTROL UNITS AND ACCESSORIES FOR FIRE ALARM SYSTEMS AS AMENDED*-WITH REVISIONS THROUGH MARCH 2018, 909.12. *WITH AMENDMENTS TO NO. 55.1.

SCHOOL NOTES

1. CHANGES TO THE APPROVED DRAWINGS SHALL BE MADE BY AN ADDENDUM OR A CONSTRUCTION CHANGE DOCUMENT (CCD) APPROVED BY THE DIVISION OF THE STATE ARCHITECTS, AS REQUIRED BY SECTION 4-338,-PART 1. TITLE 24 (CCR)
2. A DSA CERTIFIED PROJECT INSPECTOR EMPLOYED BY THE SCHOOL DISTRICT (OWNER) AND APPROVED BY THE ARCHITECT AND THE DIVISION OF THE STATE ARCHITECT SHALL PROVIDE CONTINUOUS INSPECTION OF THE WORK. THE DUTIES OF THE INSPECTOR ARE DEFINED IN SECTION 4342 PART 1, TITLE 24 CALIFORNIA CODE OR REGULATIONS.
3. IF WORK EXTENDS BEYOND START OF SCHOOL, WORKERS ARE ONLY ALLOWED IN THE AREAS APPROPRIATE TO THE WORK REQUIRED AND SHALL MAKE EVERY EFFORT NOT TO DISTURB STUDENTS OR FACILITY.
4. DRESS AND BEHAVIOR OF ALL CONSTRUCTION WORKERS SHALL BE APPROPRIATE TO A SCHOOL SITE AND BE ACCEPTABLE TO DISTRICT REPRESENTATIVES.
5. SMOKING SHALL NOT BE ALLOWED ON SCHOOL GROUNDS.
6. THE CONTRACTOR SHALL PROVIDE WHATEVER MEANS NECESSARY TO ASSURE THE PROTECTION OF STUDENTS AND FACILITY DURING THE COURSE OF CONSTRUCTION OPERATIONS.
7. THE CONTRACTOR SHALL NOTIFY DISTRICT PERSONNEL FOR ACCESS TO THE JOB SITE AN LOCATIONS FOR STORAGE AND MATERIALS ANY FENCING REMOVED FOR ACCESS TO THE SITE SHALL BE REINSTALLED AND OR PREPARED TO THE ORIGINAL EXISTING CONDITIONS.
8. ALL WORK SHALL CONFORM TO TITLE 24, CALIFORNIA CODE OF REGULATIONS.
9. A STATEMENT THAT TITLE 24 PARTS MUST BE KEPT ON SITE DURING CONSTRUCTION.
10. A DSA CERTIFIED CLASS 2 PROJECT INSPECTOR IS REQUIRED FOR THIS PROJECT.
11. A DSA ACCEPTED TESTING LABORATORY DIRECTLY EMPLOYED BY THE DISTRICT(OWNER) SHALL CONDUCT ALL THE REQUIRED TESTS AND INSPECTIONS FOR THE PROJECT.
12. GRADING PLANS, DRAINAGE IMPROVEMENTS, ROAD AND ACCESS REQUIREMENTS AND ENVIRONMENTAL HEALTH CONSIDERATIONS SHALL COMPLY WITH ALL LOCAL ORDINANCES.

PROJECT SUMMARY

REMODEL OF EXISTING CLASSROOM TO A NEW WELLNESS CENTER. INCLUDES DEMOLITION OF EXISTING CABINETS, SINKS, LIGHTING, ADDITION OF INTERIOR WALLS, ACOUSTIC PANELS, LIGHTING, AND REDIRECTING VENTILATION IN THE SPACE.

PROJECT TEAM

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720 NINTH STREET
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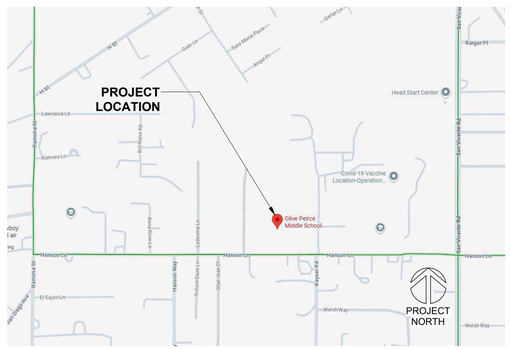
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SHEET INDEX

SHEET NUMBER	SHEET NAME
GENERAL	
G-001	TITLE SHEET
ARCHITECTURAL	
A-100	EXISTING SITE PLAN
A-110	DEMO FLOOR PLAN, CLG PLAN, & INTERIOR ELEVATIONS
A-111	NEW FLOOR, CLERESTORY & REFLECTED CEILING PLANS
A-300	BLDG SECTIONS
A-301	FRAMING ELEVATIONS & DETAILS
A-302	FRAMING DETAILS & NOTES
A-310	WALL SECTIONS & DETAILS
A-400	INTERIOR ELEVATIONS
A-500	WINDOW, DOOR, & CABINET, & OTHER DETAILS
A-501	CEILING DETAILS
A-502	CEILING DETAILS
MECHANICAL	
M1	MECHANICAL LEGENDS AND NOTES
M2	MECHANICAL DEMO & NEW FLOOR PLAN
PLUMBING	
P1	PLUMBING LEGENDS AND NOTES
P2	PLUMBING DEMO & NEW FLOOR PLAN
ELECTRICAL	
E1.0	ELECTRICAL LEGENDS AND NOTES
E1.1	OVERALL SITE PLAN
E2.1	DEMO & NEW FLOOR PLAN - LIGHTING
E2.2	LIGHTING FIXTURE SCHEDULE, CONTROL & DETAILS
E3.1	DEMO & NEW FLOOR PLAN - POWER
E4.0	COMMUNICATIONS LEGENDS AND NOTES
E4.1	DEMO & NEW FLOOR PLAN - COMMUNICATIONS
E4.2	COMMUNICATIONS DETAILS
E4.3	COMMUNICATIONS DETAILS
E5.1	DEMO & NEW FLOOR PLAN - FIRE ALARM

Grand total: 26

VICINITY MAP



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Commitment to Excellence
Ramona UNIFIED SCHOOL DISTRICT

LICENSED ARCHITECT
KATHERINE I. LORD
No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: TITLE SHEET
Project Architect: KATHERINE LORD
Project Number: 1905-124

Sheet Number:
G-001

SITE PLAN GENERAL NOTES

1. **"DESIGN PROFESSIONAL IN GENERAL RESPONSIBLE CHARGE STATEMENT:** THE *PATH OF TRAVEL* (P.O.T.) IDENTIFIED IN THESE CONSTRUCTION DOCUMENTS IS COMPLIANT WITH THE CURRENT APPLICABLE CALIFORNIA BUILDING CODE ACCESSIBILITY PROVISIONS FOR PATH OF TRAVEL REQUIREMENTS FOR ALTERATIONS, ADDITIONS AND STRUCTURAL REPAIRS. AS PART OF THE DESIGN OF THIS PROJECT, THE P.O.T. WAS EXAMINED AND ANY ELEMENTS, COMPONENTS OR PORTIONS OF THE P.O.T. THAT WERE DETERMINED TO BE NON-COMPLIANT 1) HAVE BEEN IDENTIFIED AND 2) THE CORRECTIVE WORK NECESSARY TO BRING THEM INTO COMPLIANCE HAS BEEN INCLUDED WITHIN THE SCOPE OF THIS PROJECT'S WORK THROUGH DETAILS, DRAWINGS AND SPECIFICATIONS INCORPORATED INTO THESE CONSTRUCTION DOCUMENTS. ANY NON-COMPLIANT ELEMENTS, COMPONENTS OR PORTIONS OF THE P.O.T. THAT WILL NOT BE CORRECTED BY THIS PROJECT BASED ON VALUATION THRESHOLD LIMITATIONS OR A FINDING OF UNREASONABLE HARDSHIP ARE SO INDICATED IN THESE CONSTRUCTION DOCUMENTS. DURING CONSTRUCTION, IF P.O.T. ITEMS WITHIN THE SCOPE OF THE PROJECT REPRESENTED AS CODE COMPLIANT ARE FOUND TO BE NON-CONFORMING BEYOND REASONABLE CONSTRUCTION TOLERANCES, THEY SHALL BE BROUGHT INTO COMPLIANCE WITH THE CBC AS PARTOF THIS PROJECT BY MEANS OF A CONSTRUCTION CHANGE DOCUMENT."

2. PATH OF TRAVEL (P.O.T.) AS INDICATED IS A BARRIER FREE ACCESS ROUTE WITHOUT ANY ABRUPT VERTICAL CHANGES EXCEEDING 1/2" BEVELED AT 1:2 MAXIMUM SLOPE, EXCEPT THAT CHANGES DO NOT EXCEED 1/4" VERTICAL AND IS AT LEAST 48" WIDE. SURFACE IS SLIP RESISTANT, STABLE, FIRM AND SMOOTH. CROSS-SLOPE DOES NOT EXCEED 2% AND SLOPE IN THE DIRECTION OF TRAVEL IS LESS THAN 5% UNLESS OTHERWISE INDICATED. (P.O.T.) SHALL MAINTAIN FREE OF OVERHANGING OBSTRUCTIONS TO 80" MINIMUM (CCB 11B-307.4) AND PROTRUDING OBJECTS GREATER THAN 4" PROJECTION FROM ANY WALL ABOVE 27" AND LESS THAN 80" (CBC 11B-307.4). ARCHITECT TO VERIFY THAT ALL BARRIERS IN THE PATH OF TRAVEL HAVE BEEN REMOVED OR WILL BE REMOVED UNDER THIS PROJECT, AND PATH OF TRAVEL COMPLIES WITH CBC 11B-307.4.

3. PROVIDE TOW-AWAY SIGNS AT EACH ENTRY TO EACH PARKING LOT PER 2019 CBC 11B-502.8. VERIFY THAT EXISTING SIGN(S) DO NOT CONTAIN THE WORD "HANDICAPPED". IF SO, REPLACE WITH NEW COMPLIANT SIGN. REFERENCE PARKING SIGN DETAILS.

4. SINGNAGE REQUIREMENTS: SIGNAGE AT ACCESSIBLE PARKING SPACES SHALL INCULDE "MINIMUM FINE $250" BELOW THE INTERNATIONAL SYMBOL OF ACCESSIBILTY AS EITHER AN ADDITIONAL SIGN OR ADDITIONAL LANGUAGE.

FEMA MAP



FIRM FLOOR INSURANCE RATE MAP

FLOOD ZONE DESIGNATION: *ZONE X - AREA OF MINIMAL FLOOD HAZARD*

EFFECTIVE DATE OF FIRM: *MAY 16, 2012*

FIRM MAP NUMBER: *06073C1140G*

BASE FLOOR ELEVATION: *0*

2019 CBC SECTION 1603.1.7
FOR BUILDING LOCATED IN WHOLE OR IN PART IN FLOOD HAZARD AREAS AS ESTABLISHED IN SECTION 1612.3, THE DOCUMENTATION PERTAINING TO DESIGN, IF REQUIRED IN SECTION 1612.5, SHALL BE INCLUDED AND THE FOLLOWING INFORMATION, REFERENCED TO THE DATUM ON THE COMMUNITY'S FLOOD INSURANCE RATE MAP (FIRM), SHALL BE SHOWN, REGARDLESS OF WHETHER FLOOD LOADS GOVERN THE DESIGN OF THE BUILDING.

1. FLOOD DESIGN CLASS ASSIGNED ACCORDING TO ASCE 24.

2. IN FLOOD HAZARD AREAS OTHER THAN COASTAL HIGH HAZARD AREAS OR COASTAL A ZONES, THE ELEVATION OF THE PROPOSED LOWEST FLOOR, INCLUDING THE BASEMENT.

3. IN FLOOD HAZARD AREAS OTHER THAN COASTAL HIGH HAZARD AREAS OR COASTAL A ZONES, THE ELEVATION TO WHICH ANY NONRESIDENTIAL BUILDING WILL BE DRY FLOODPROOFED.

4. IN COASTAL HAZARD AREAS AND COASTAL A ZONES, THE PROPOSED ELEVATION OF THE BOTTOM OF THE LOWEST HORIZONTAL STRUCTURAL MEMBER OF THE LOWEST FLOOR, INCLUDING THE BASEMENT.

EXISTING ACCESSIBILITY STATEMENT

I AM THE DESIGNER/OWNER IN RESPONSIBLE CHARGE OF THIS TENANT IMPROVEMENT PROJECT. I HAVE INSPECTED THE IMMEDIATE SITE AND DETERMINED THAT THE EXISTING CONDITIONS ARE IN FULL COMPLIANCE WITH THE CURRENT SITE ACCESSIBILITY REQUIREMENTS TO THE EXTENT REQUIRED BY LAW. SEE SHEETS A-101 AND A-102 FOR NEW UPGRADES DESIGNED TO MEET CURRENT CODE REQUIREMENTS.

SIGNATURE: Katherine Y. Lord

DATE: **05/08/2026**

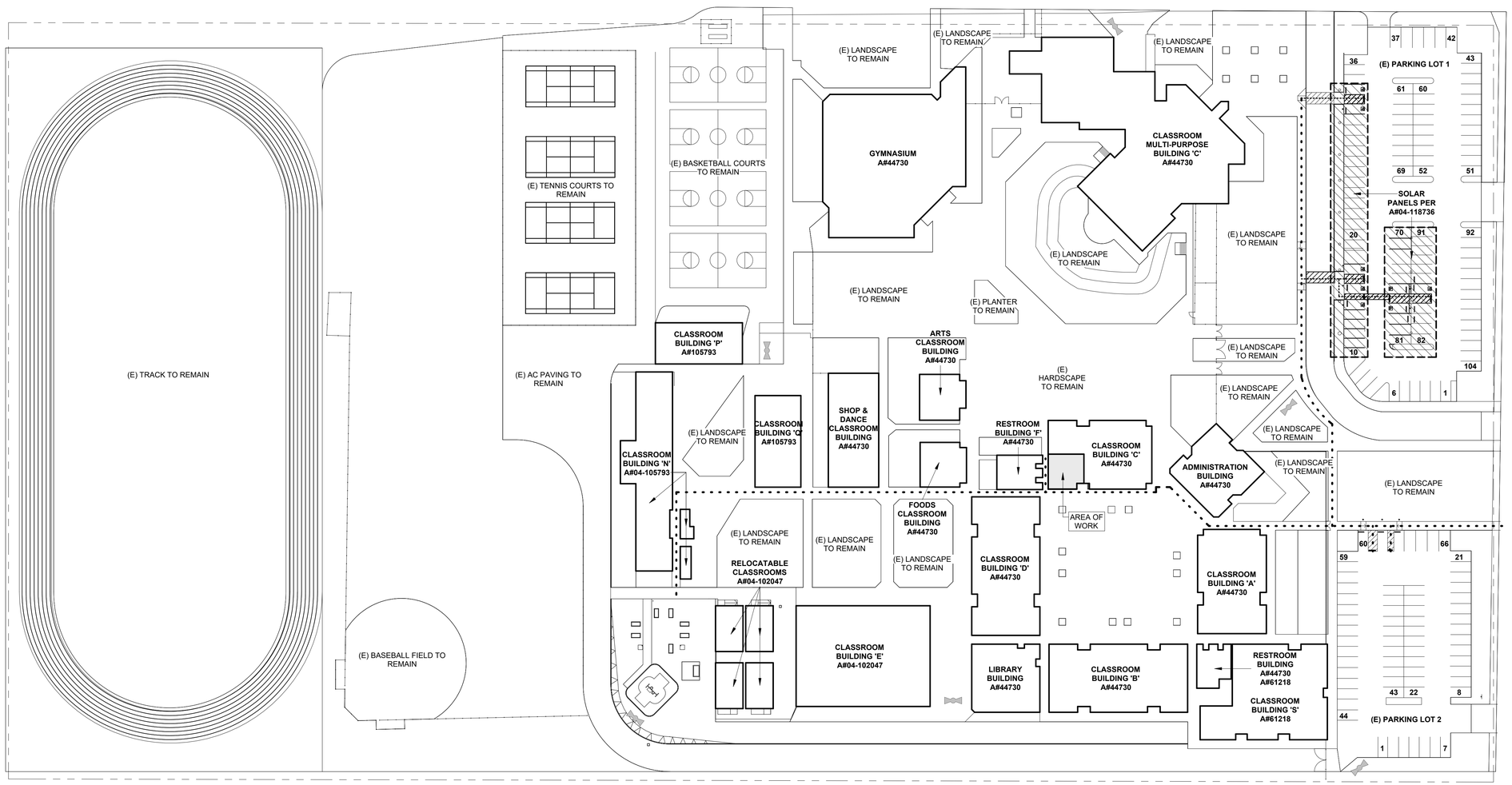
PARKING TABULATION

	TOTAL PARKING SPACES	ACCESSIBLE PARKING REQUIREMENTS PER TABLE 11B-208.2 ACCESSIBLE	
		REQUIRED	VAN
PARKING LOT 1 VISITOR	104	5	0
PARKING LOT 2 STAFF	66	3	0

	(E) ACCESSIBLE		
	SINGLE	VAN	TOTAL
PARKING LOT 1 VISITOR	5	3	8
PARKING LOT 2 STAFF	2	1	3

SITE PLAN LEGEND

- AREA OF WORK
- EXISTING BUILDINGS
- FIRE HYDRANT
- (E) P.O.T. PER A# 04-105793
- (E) P.O.T. PER A# 04-118736



1 EXISTING SITE PLAN
1" = 50'-0"

NORTH

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LICENSED ARCHITECT
KATHERINE Y. LORD
No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

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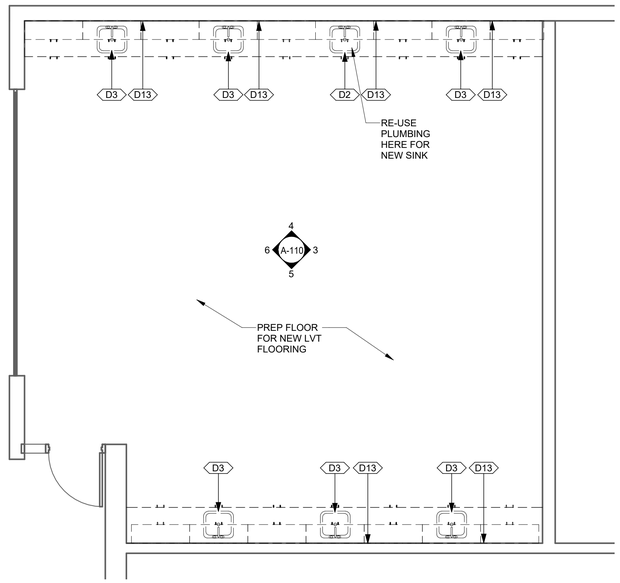
No.	Description	Date
	BID SET	09/29/26

Sheet Title: EXISTING SITE PLAN

Project Architect: KATHERINE LORD

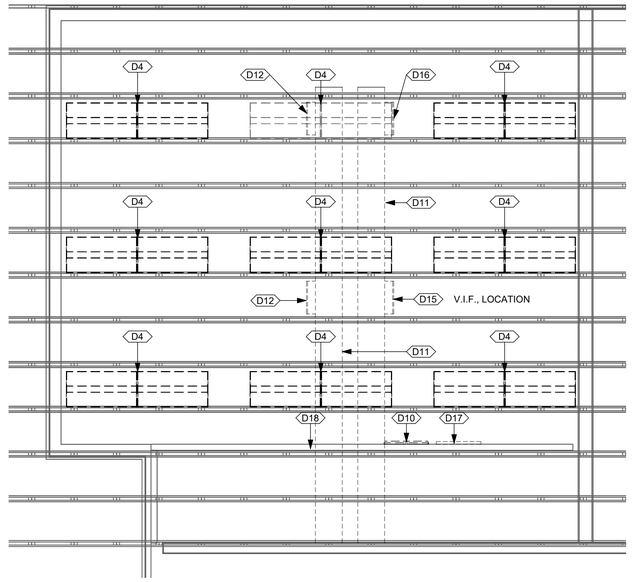
Project Number: 1905-124

Sheet Number: A-100



1 ENLARGED DEMO PLAN
1/4" = 1'-0"

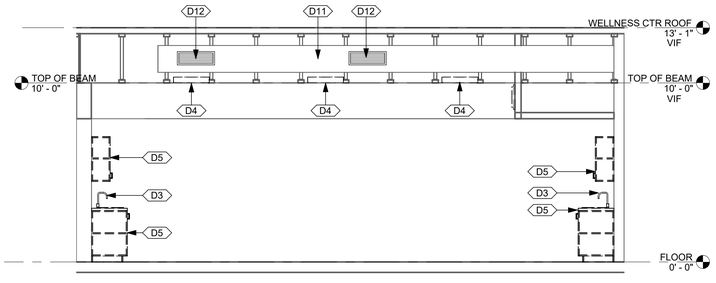
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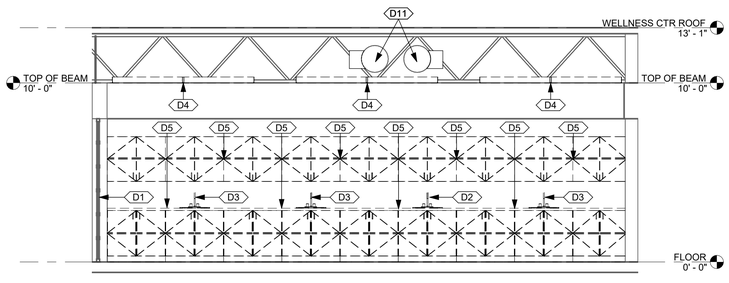
2 REFLECTED CEILING DEMO PLAN
1/4" = 1'-0"

NORTH

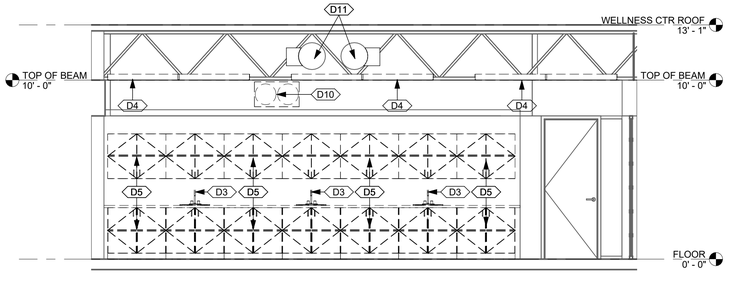
DEMOLITION KEYNOTES	
#	DESCRIPTION
D1	REMOVE EXISTING STOREFRONT WINDOW SYSTEM AND PREPARE FOR NEW WALL STRUCTURE AND FINISHING
D2	REMOVE EXISTING SINK, SAFE OFF PLUMBING AND PREPARE AREA FOR NEW BASIN AND CABINET
D3	REMOVE EXISTING SINK AND SAFE OFF PLUMBING IN WALL, NOTE LOCATION ON PLAN WITH DIMENSIONS FOR FUTURE REFERENCE
D4	REMOVE EXISTING LIGHTS AND SAFE OFF ALL ELECTRICAL AND PREPARE FOR NEW LIGHTING IN NEW LOCATIONS
D5	REMOVE EXISTING CABINETS AND COUNTERTOP. PATCH AND REPAIR EXISTING WALLS AS REQUIRED TO MATCH EXISTING FINISH
D10	REMOVE EXISTING WALL CLOCK AND P.A. SPEAKER AND SAVE FOR RE-USE
D11	EXISTING HVAC DUCTING, PROTECT IN PLACE AND PREPARE FOR MODIFICATION IN NEW CONSTRUCTION PHASE
D12	EXISTING HVAC S/A GRILLES. VIF. SEE MECH PLAN FOR NEW LOCATION OF S/A AND R/A GRILLES
D13	EXISTING ELECTRICAL OUTLETS TO REMAIN, PROTECT IN PLACE
D14	EXISTING STOREFRONT WINDOWS TO REMAIN, PROTECT IN PLACE
D15	EXISTING S/A GRILLE. REMOVE AND CLOSE DUCT PER MECH. SEE MECH PLAN
D16	EXISTING S/A GRILLE. REMOVE AND ADD DUCTING PER MECH. SEE MECH PLAN
D17	EXISTING R/A GRILLE. REMOVE AND RELOCATE PER MECH. SEE MECH PLAN, PATCH AND REPAIR EXISTING WALLS AS REQUIRED TO MATCH EXISTING FINISH
D18	PROVIDE ALLOWANCE TO REMOVE DRYWALL (AND REPAIR WHEN COMPLETE TO MATCH EXISTING) AS NEEDED TO ACCESS DUCTWORK IN SOFFIT FOR RETURN AIR GRILLE RELOCATION



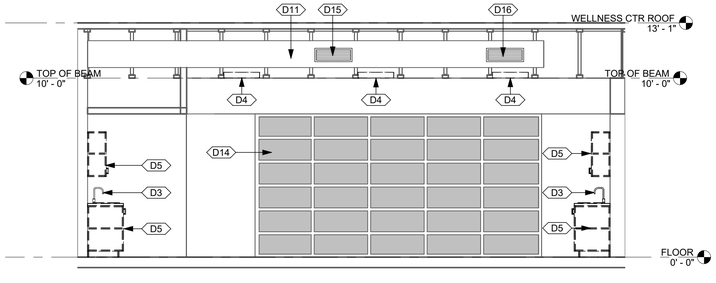
3 INTERIOR DEMO ELEVATION EAST
1/4" = 1'-0"



4 INTERIOR DEMO ELEVATION NORTH
1/4" = 1'-0"



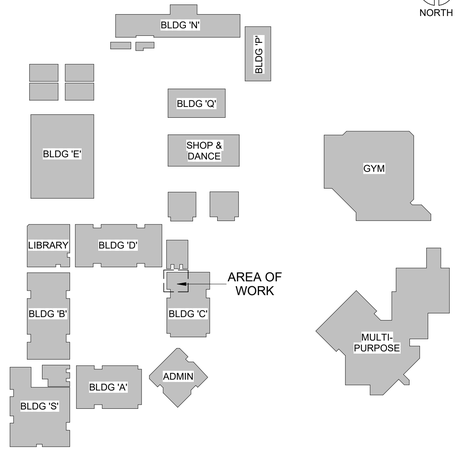
5 INTERIOR DEMO ELEVATION SOUTH
1/4" = 1'-0"



6 INTERIOR DEMO ELEVATION WEST
1/4" = 1'-0"

SITE MAP

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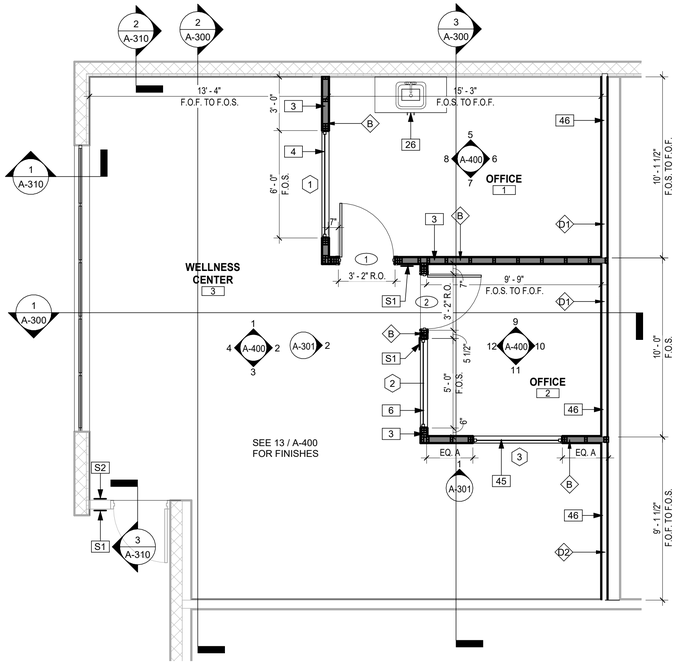
No.	Description	Date
	BID SET	09/29/26

Sheet Title: DEMO FLOOR PLAN, CLG PLAN, & INTERIOR ELEVATIONS

Project Architect: KATHERINE LORD

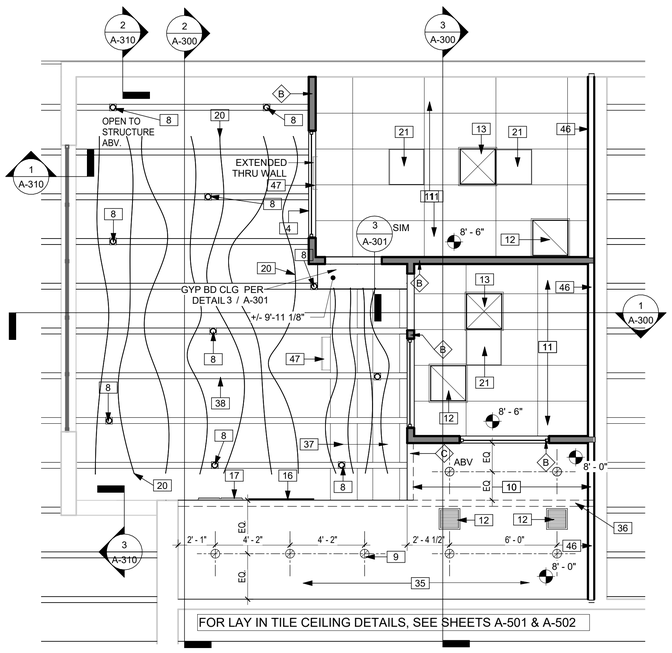
Project Number: 1905-124

Sheet Number: A-110



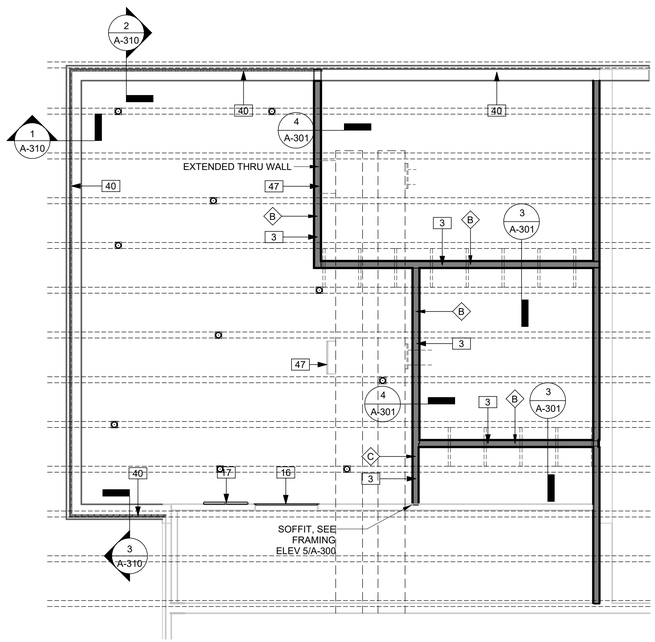
1 NEW FLOOR PLAN
1/4" = 1'-0"

NORTH



2 NEW REFLECTED CEILING PLAN
1/4" = 1'-0"

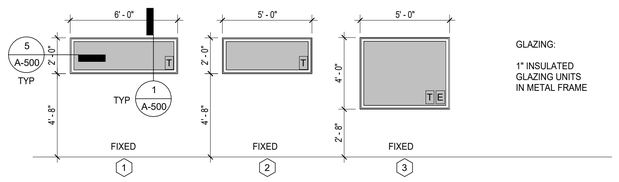
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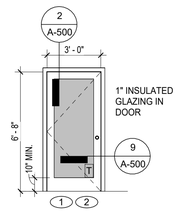
3 NEW CLERESTORY PLAN
1/4" = 1'-0"

NORTH

WINDOW TYPES



DOOR TYPES



NEW CONSTRUCTION KEYNOTES

#	DESCRIPTION
3	NEW 2X4 INTERIOR WALL WITH 5/8" GYPSUM BOARD FINISH. FULL HEIGHT WITH SOUND ATTENUATION BATT INSULATION, UP TO ROOF STRUCT, PAINTED TO MATCH EXISTING
4	NEW 24" X 72" INTERIOR STOREFRONT WINDOW
6	NEW 48" X 60" INTERIOR "E" STOREFRONT WINDOW
8	NEW PENDANT LIGHTING PER ELECTRICAL
9	NEW RECESSED LED LIGHTS PER ELECTRICAL
10	NEW GYPSUM BOARD SOFFIT/ CEILING @ 8'-0" TO MATCH EXISTING, PAINTED WHITE
11	NEW LAY IN ACOUSTICAL TILE & GRID CEILING @ 8'-6" TO MATCH EXISTING
12	NEW HVAC RETURN
13	NEW HVAC SUPPLY
16	RELOCATED HVAC RETURN PER MECH.
17	RELOCATED CLASSROOM CLOCK AND P.A. SPEAKER
20	NEW ACOUSTICAL CEILING ELEMENT (FELT), ADDITIVE BID ALT.
21	NEW CEILING GRID LIGHT PER ELECTRICAL
26	NEW SINK AND CABINET
35	EXISTING CEILING/ SOFFIT TO REMAIN, PROTECT IN PLACE, TO BE PAINTED WHITE
36	EDGE OF EXISTING CEILING/ SOFFIT ABOVE, TO BE PAINTED WHITE
37	EXISTING DUCTWORK. VIF.
38	EXISTING TRUSSES. VIF.
40	EXISTING GLAZING AT CLERESTORY & TRUSS WITH ADDED RIGID INSUL (PAINTED) PER DETAILS ON A-310
45	NEW 48" X 60" INTERIOR "E" WINDOW
46	SOUND PROOF WALL (FULL HT) SEE DETAIL 6 / A-302
47	EXISTING S/A GRILLE. VIF.

WALL TYPE KEYNOTES

A **EXTERIOR WALL**
2x6 WOOD STUDS AT 16" O.C. WITH 7/8" CEMENT PLASTER OVER METAL LATH OVER TWO LAYERS GRADE 'D' WATER RESISTIVE BARRIER OVER 1/2" PLYWOOD SHEATHING AT EXTERIOR SIDE PER STRUCTURAL. R-19 THERMAL INSULATION BATT. 5/8" TYPE 'X' GYPSUM BOARD AT INTERIOR SIDE.

B **INTERIOR WALL**
2x4 WOOD STUDS AT 16" O.C. WITH SOUND ATTENUATION BATT INSULATION WITH 5/8" TYPE 'X' GYPSUM BOARD BOTH SIDES. FULL HEIGHT TO ROOF STRUCTURE.

C **INTERIOR WALL**
2x4 WOOD STUDS AT 16" O.C. WITH 5/8" TYPE 'X' GYPSUM BOARD ON ONE SIDE.

D1 **INTERIOR ACOUSTIC WALL**
2X3 OFFSET STUDS AT 16" O.C. WITH SOUND ATTENUATION BATT INSULATION WITH 5/8" GYPSUM BOARD ACOUSTIC GYPSUM BOARD & TACKABLE WALL SURFACE AT INTERIOR SIDE. FULL HEIGHT TO ROOF STRUCTURE.

D2 **INTERIOR ACOUSTIC WALL**
2X3 OFFSET STUDS AT 16" O.C. WITH SOUND ATTENUATION BATT INSULATION WITH 5/8" GYPSUM BOARD ACOUSTIC GYPSUM BOARD & 1/2" MICROPERFORATED GYPSUM BOARD AT INTERIOR SIDE. FULL HEIGHT TO ROOF STRUCTURE.

WINDOW & DOOR TYPE LEGEND

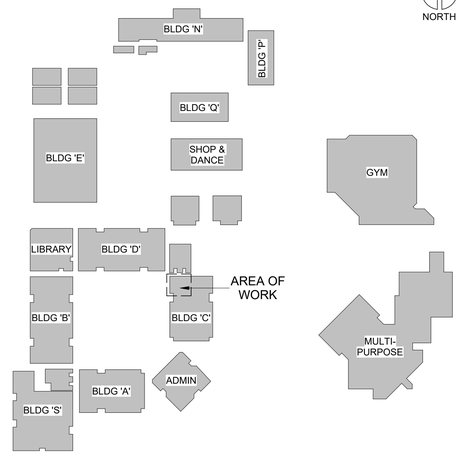
T TEMPERED GLASS

E ELECTRONICALLY OPAQUE GLASS

(INNOVATIVE GLASS (516) 777-1100, LC PRIVACY FILM (POWERED) PROVIDE WALL SWITCH . INCLUDE FACTORY POWER SUPPLY AND REMOTE CONTROL.

SITE MAP

NORTH



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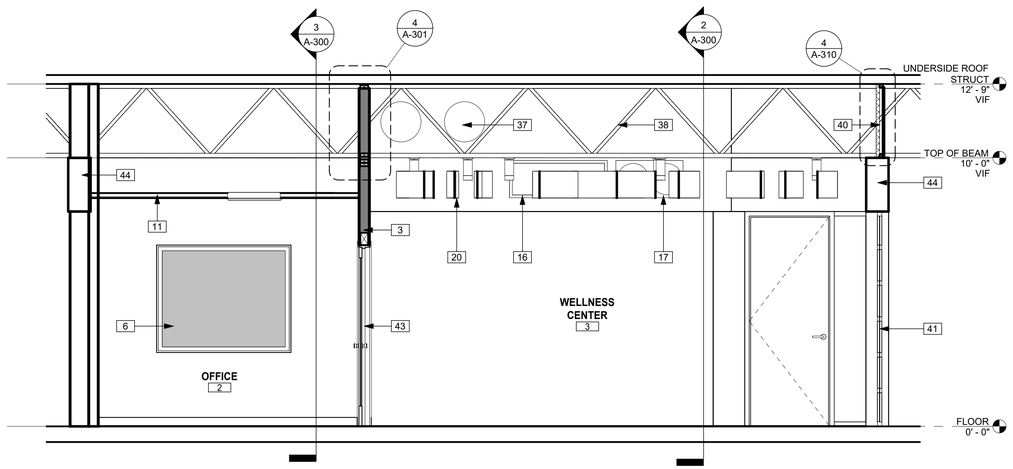
No.	Description	Date
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Sheet Title: NEW FLOOR, CLERESTORY & REFLECTED CEILING PLANS

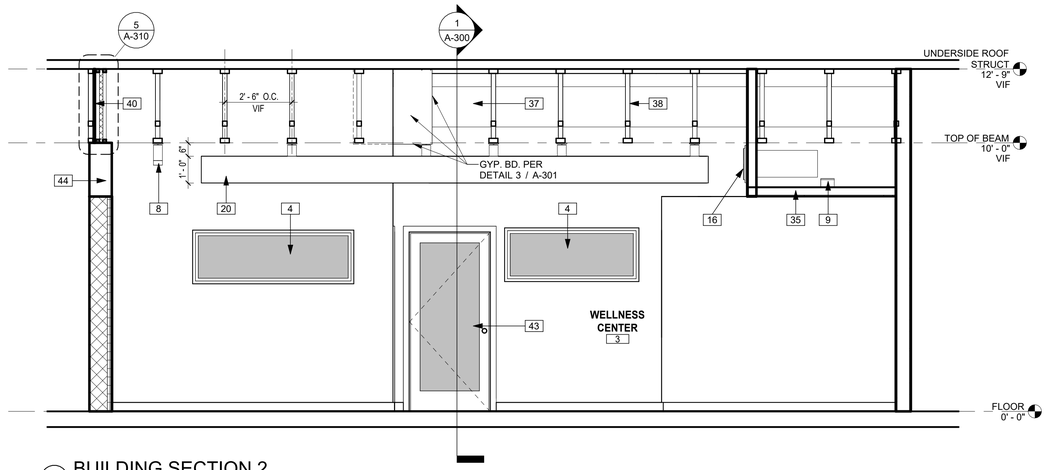
Project Architect: KATHERINE LORD

Project Number: 1905-124

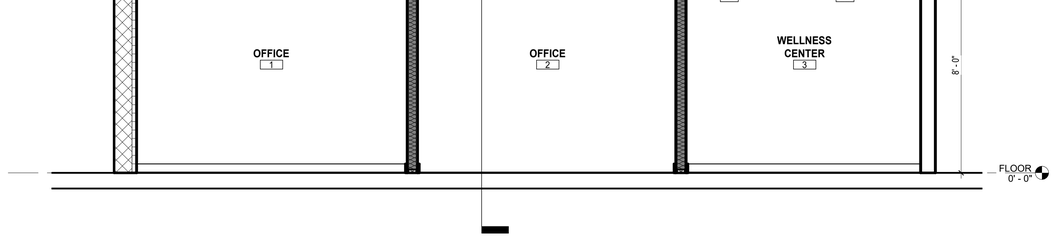
Sheet Number: A-111



1 BUILDING SECTION 1
3/8" = 1'-0"



2 BUILDING SECTION 2
3/8" = 1'-0"



3 BUILDING SECTION 3
3/8" = 1'-0"

NEW CONSTRUCTION KEYNOTES

#	DESCRIPTION
3	NEW 2X4 INTERIOR WALL WITH 5/8" GYPSUM BOARD FINISH. FULL HEIGHT WITH SOUND ATTENUATION BATT INSULATION, UP TO ROOF STRUCT, PAINTED TO MATCH EXISTING
4	NEW 24" X 72" INTERIOR STOREFRONT WINDOW
6	NEW 48" X 60" INTERIOR "E" STOREFRONT WINDOW
8	NEW PENDANT LIGHTING PER ELECTRICAL
9	NEW RECESSED LED LIGHTS PER ELECTRICAL
11	NEW LAY IN ACOUSTICAL TILE & GRID CEILING @ 8'-6" TO MATCH EXISTING
15	NEW SOFFIT TO MATCH EXISTING SOFFIT HEIGHT
16	RELOCATED HVAC RETURN PER MECH.
17	RELOCATED CLASSROOM CLOCK AND P.A. SPEAKER
20	NEW ACOUSTICAL CEILING ELEMENT (FELT), ADDITIVE BID ALT.
35	EXISTING CEILING/ SOFFIT TO REMAIN, PROTECT IN PLACE, TO BE PAINTED WHITE
37	EXISTING DUCTWORK. VIF.
38	EXISTING TRUSSES. VIF.
40	EXISTING GLAZING AT CLERESTORY & TRUSS WITH ADDED RIGID INSUL (PAINTED) PER DETAILS ON A-310
41	EXISTING STOREFRONT GLAZING TO REMAIN
43	NEW 3'-0" X 6'8" DOOR W/ GLASS PER SCHEDULE
44	EXISTING GLB TO REMAIN

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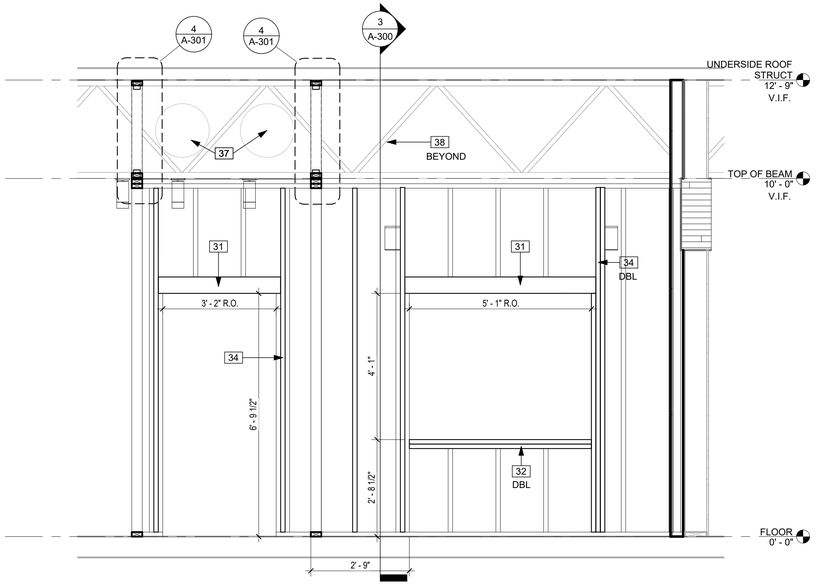
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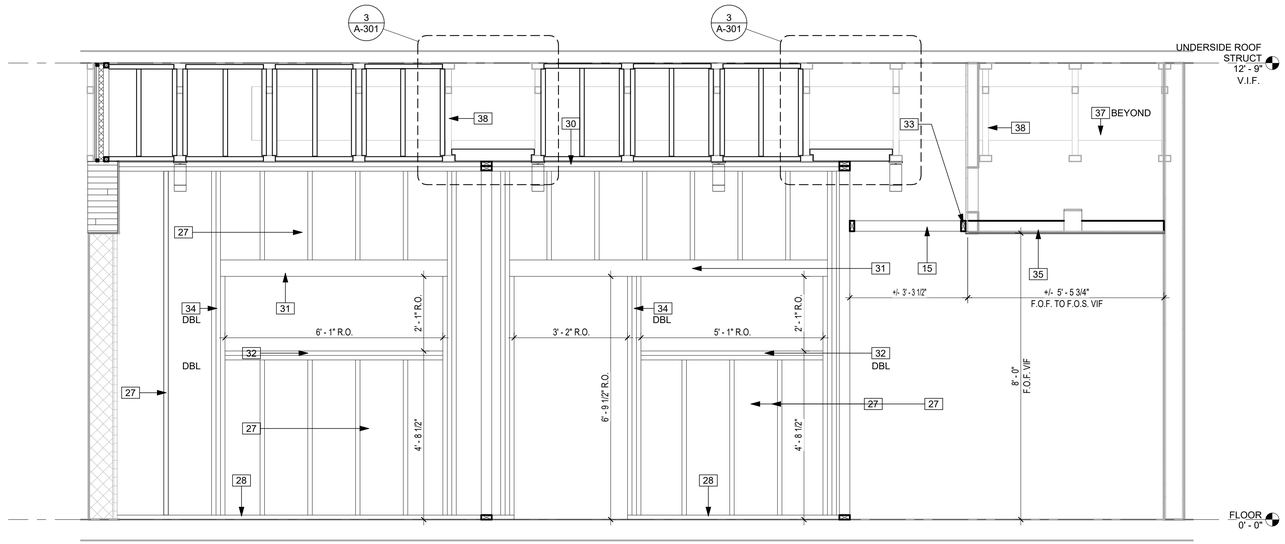
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Sheet Title: BLDG SECTIONS
Project Architect: KATHERINE LORD
Project Number: 1905-124

Sheet Number:
A-300



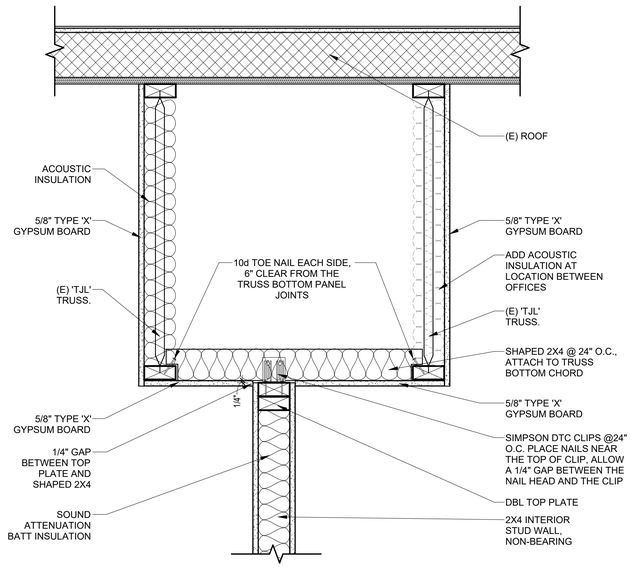
1 OFFICE #1 DOOR & OFFICE #2 WINDOW FRAMING ELEVATION
1/2" = 1'-0"



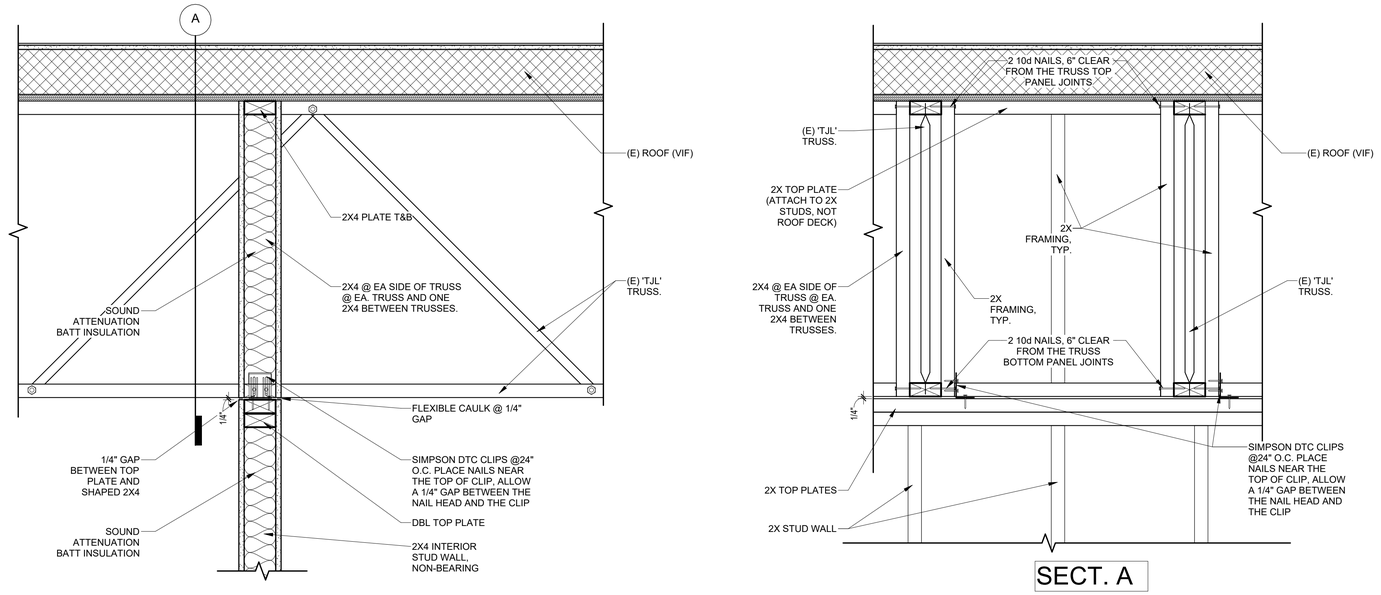
2 OFFICE #1 WINDOW & OFFICE #2 WINDOW & DOOR FRAMING ELEVATION
1/2" = 1'-0"

NEW CONSTRUCTION KEYNOTES

#	DESCRIPTION
15	NEW SOFFIT TO MATCH EXISTING SOFFIT HEIGHT
27	2X4 STUDS @ 16" O.C.
28	2X4 PRESSURE TREATED PLATE
30	2X4 TOP PLATE
31	4X6 HEADER
32	2X4 SILL PLATE
33	2X4 LEDGER
34	2X4 KING STUD
35	EXISTING CEILING/ SOFFIT TO REMAIN, PROTECT IN PLACE, TO BE PAINTED WHITE
37	EXISTING DUCTWORK. VIF.
38	EXISTING TRUSSES. VIF.



3 STUD WALL PARALLEL TO EXIST TRUSS
1 1/2" = 1'-0"



4 STUD WALL PERPENDICULAR TO EXIST TRUSS
1 1/2" = 1'-0"

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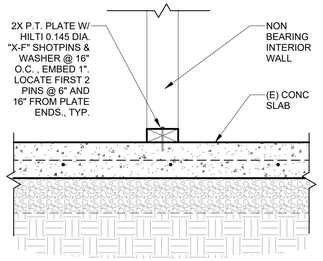
No.	Description	Date
	BID SET	09/29/26

Sheet Title: FRAMING ELEVATIONS & DETAILS

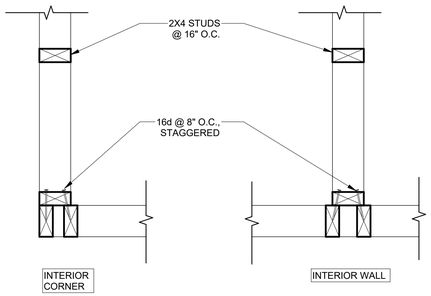
Project Architect: KATHERINE LORD

Project Number: 1905-124

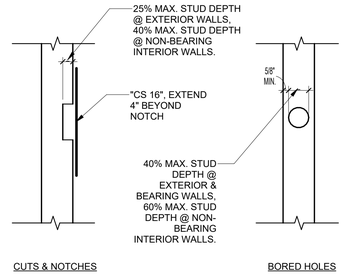
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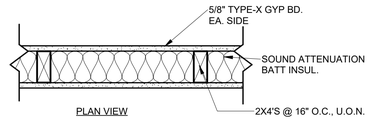
1 TYP. NON-BEARING WALL TO CONCRETE SLAB
1 1/2" = 1'-0"



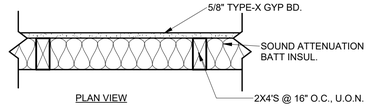
2 STUD WALL INTERSECTIONS - PLANS
1 1/2" = 1'-0"



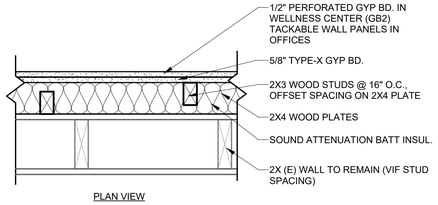
3 CUTS, NOTCHES & BORED HOLES IN STUDS
1 1/2" = 1'-0"



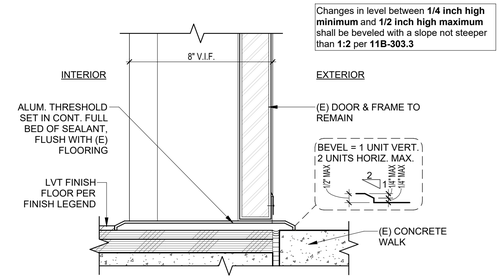
4 WALL TYPE B
1 1/2" = 1'-0"



5 WALL TYPE C
1 1/2" = 1'-0"

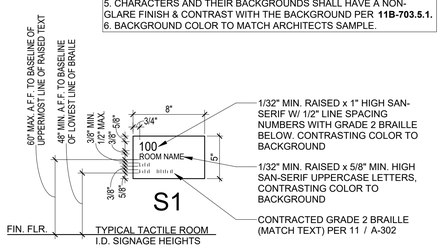


6 WALL TYPE D1 & D2
1 1/2" = 1'-0"



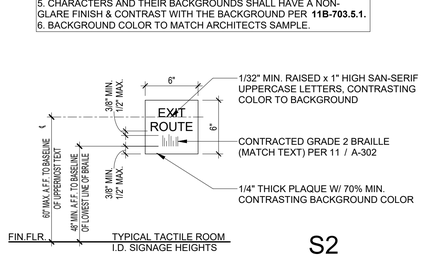
7 EXTERIOR DOOR SILL, CONC.-CARPET
3" = 1'-0"

NOTE:
1. SIGN EDGES & VERTICES SHALL COMPLY WITH DETAIL 8 / A-302
2. RAISED CHARACTER SHALL COMPLY WITH **CBC 11B-703.2.**
3. BRAILLE SHALL COMPLY WITH **CBC 11B-703.3 & 11B-703.4.**
4. VISUAL CHARACTERS SHALL COMPLY WITH **CBC 11B-703.5.**
5. CHARACTERS AND THEIR BACKGROUNDS SHALL HAVE A NON-GLARE FINISH & CONTRAST WITH THE BACKGROUND PER **11B-703.5.1.**
6. BACKGROUND COLOR TO MATCH ARCHITECTS SAMPLE.



8 EDGES AND VERTICES
12" = 1'-0"

NOTE:
1. SIGN EDGES & VERTICES SHALL COMPLY WITH DETAIL 8 / A-302
2. RAISED CHARACTER SHALL COMPLY WITH **CBC 11B-703.2.**
3. BRAILLE SHALL COMPLY WITH **CBC 11B-703.3 & 11B-703.4.**
4. VISUAL CHARACTERS SHALL COMPLY WITH **CBC 11B-703.5.**
5. CHARACTERS AND THEIR BACKGROUNDS SHALL HAVE A NON-GLARE FINISH & CONTRAST WITH THE BACKGROUND PER **11B-703.5.1.**
6. BACKGROUND COLOR TO MATCH ARCHITECTS SAMPLE.



S2

9 ROOM IDENTIFICATION SIGNS
1 1/2" = 1'-0"

10 ROOM EXIT/EXIT ROUTE SIGNS - TACTILE
1 1/2" = 1'-0"

11B-703.3 BRAILLE. BRAILLE SHALL BE CONTRACTED (GRADE 2) AND SHALL COMPLY WITH SECTIONS ***11B-703.3 & 11B-703.4***

11B-703.3.1 DIMENSIONS AND CAPITALIZATION. BRAILLE DOTS SHALL HAVE A DOMED OR ROUND SHAPE AND SHALL COMPLY WITH TABLE 11B-703.3.1. THE INDICATION OF AN UPPERCASE LETTER OR LETTERS SHALL ONLY BE USED BEFORE THE FIRST WORD OF SENTENCES, PROPER NOUNS AND NAMES, INDIVIDUAL LETTERS OF THE ALPHABET, INITIALS AND ACRONYMS.

11B-703.3.2 POSITION. BRAILLE SHALL BE POSITIONED BELOW THE CORRESPONDING TEXT IN A HORIZONTAL FORMAT, FLUSH LEFT OR CENTERED. IF TEXT IS MULTI-LINED, BRAILLE SHALL BE PLACED BELOW THE ENTIRE TEXT. BRAILLE SHALL BE SEPARATED 3/8 INCH (9.5MM) MINIMUM AND 1/2" (12.7MM) MAXIMUM FROM ANY OTHER TACTILE CHARACTERS AND 3/8 INCH (9.5MM) MINIMUM FROM RAISED BORDERS AND DECORATIVE ELEMENTS

MEASUREMENT RANGE	*MINIMUM IN INCHES MAXIMUM IN INCHES*
DOT BASE DIAMETER	0.059 (1.5MM) TO 0.063 (1.6MM)
DISTANCE BETWEEN TWO DOTS IN THE SAME CELL	0.100 (2.5MM)
DISTANCE BETWEEN CORRESPONDING DOTS IN ADJACENT CELLS	0.300 (7.6MM)
DOT HEIGHT	0.025 (0.6MM) TO 0.037 (0.9MM)
DISTANCE BETWEEN CORRESPONDING DOTS FROM ONE CELL DIRECTLY BELOW	0.395 (10MM) TO 0.400 (10.2MM)

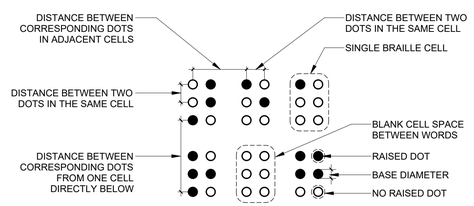


FIGURE 11B-703.3.1
BRAILLE MEASUREMENT

11 BRAILLE
3" = 1'-0"

FRAMING NOTES

TIMBER:
1. ALL FRAMING LUMBER SHALL BE GRADE DOUGLAS FIR-LARCH MARKED AS FOLLOWS, UNLESS OTHERWISE NOTED:
   LIGHT FRAMING, NON-BEARING STUDS - "STANDARD" AND "STUD"
   POSTS & BEAMS - "NO. 1"
   BEARING STUDS - "NO. 1"
   JOIST, RAFTERS, PLATES - "NO. 1"
2. SILL PLATES ON CONCRETE SHALL BE DOUGLAS FIR, PRESSURE TREATED WITH SBX/DOT AND ZINC BORATE AND SHALL HAVE 5/8" DIAMETER x 12" ANCHOR BOLTS AT 4'-0" MAXIMUM, UNLESS OTHERWISE NOTED. UPSET THREADS ARE NOT PERMITTED IN ANCHOR BOLTS. PRESERVATIVE SHALL BE SB4/DOT AND Z1NC BORATE.
3. CUTS AND HOLES IN PRESSURE TREATED LUMBER SHALL BE TREATED PER AWPA M4.
4. ALL LUMBER WITH A LEAST DIMENSION OF 2" (NOMINAL) SHALL BE STAMPED SURFACE-DRY AND SHALL HAVE A MOISTURE CONTENT WHEN SURFACED AND WHEN INSTALLED OF NOT MORE THAN 19%. LUMBER WITH A LEAST DIMENSION OF 4" (NOMINAL) OR GREATER SHALL BE STAMPED SURFACE-GREEN AND AIR DRIED TO A MOISTURE CONTENT OF NOT MORE THAN 19% PRIOR TO ITS USE IN THE STRUCTURE.
5. ALL STUD WALLS SHOWN ON STRUCTURAL DRAWINGS SHALL HAVE THEIR LOWER PLATES ATTACHED TO WOOD FRAMING BELOW WITH 16d NAILS AT 12" O.C. STAGGERED, OR BOLTED TO CONCRETE WITH 5/8" DIAMETER x 12" HEADED BOLTS WITH 3"x3"x1/4" (GALV.) STEEL PLATE WASHERS AND 7" MINIMUM EMBEDMENT @ 4'-0" MAXIMUM SPACING, UNLESS OTHERWISE NOTED.
6. TOP PLATES OF ALL STUD WALLS SHALL BE DOUBLED, SAME SIZE AS STUDS. LAP PLATES 4'-0" MINIMUM, WITH AT LEAST 12-16d NAILS AT 4" O.C. MAXIMUM, EACH SIDE OF SPLICE.
7. ALL WOOD FRAMING DETAILS NOT SHOWN OTHERWISE SHALL BE CONSTRUCTED TO THE MINIMUM STANDARDS OF THE 2025 CALIFORNIA BUILDING CODE (CBC). MINIMUM NAILING SHALL CONFORM TO CBC TABLE 2304.10.2.
8. ROOF JOISTS OR RAFTERS OF MORE THAN 8" DEPTH AND FLOOR JOISTS OF MORE THAN 4" DEPTH SHALL BE PROVIDED WITH BRIDGING TO DISTRIBUTE SUPERIMPOSED LOADS. FLOOR JOISTS SHALL BE BRIDGED EVERY 8'-0", ROOF JOISTS OR RAFTERS EVERY 10'-0" BY SOLID BLOCKING 2" THICK AND THE FULL DEPTH OF THE JOIST OR RAFTER, OR NAILED METAL CROSS BRIDGING OF EQUAL STRENGTH. WHERE CROSS BRIDGING IS USED, THE LOWER ENDS OF SUCH CROSS BRIDGING SHALL BE DRIVEN UP AND NAILED AFTER THE FLOOR, SUBFLOOR OR ROOF HAS BEEN NAILED.
9. BOLTS SHALL HAVE 7 DIAMETER MINIMUM END DISTANCE AND 4 DIAMETER MINIMUM EDGE DISTANCE.
10. ALL BOLTS HEADS AND NUTS BEARING ON WOOD SHALL BE FITTED WITH STANDARD CUT WASHERS. BOLT HOLES IN WOOD SHALL BE BORED WITH A BIT 1/32" TO 1/16" LARGER THAN THE NOMINAL BOLT DIAMETER.
11. STEEL FRAMING CONNECTORS SHALL BE MANUFACTURED BY THE "SIMPSON STRONG-TIE COMPANY, INC.", CATALOG # C-C-2024-2025.
12. PLYWOOD FLOOR SHEATHING SHALL BE GLUED TO ALL FRAMING MEMBERS WITH AN A.P.A. APPROVED ADHESIVE.
13. WHERE 20d NAILS ARE USED, NAILS SHALL BE PLACED IN PRE-DRILLED HOLES. PILOT HOLES SHALL HAVE A DIAMETER OF APPROXIMATELY 90% OF NAIL SHANK DIAMETER.
14. NAILS CONNECTED TO PRESSURE TREATED MATERIAL OR FIRE RETARDANT WOOD, SUCH AS PLYWOOD SILL NAILING STUD NAILING, ETC. AND NAILS EXPOSED TO THE EXTERIOR SHALL BE CORROSION RESISTANT AND SHALL HAVE A HOT-DIPPED ZINC GALVANIZED COATING OF NOT LESS THAN 1.0 OUNCES OF ZINC PER SQUARE FOOT OR SHALL BE FABRICATED OF STAINLESS STEEL. THE PRESSURE TREATMENT CHEMICALS SHALL BE COMPATIBLE WITH THE HOT-DIPPED GALVANIZED OR STAINLESS STEEL NAILS. ANCHOR BOLTS AND PLATE WASHERS MAY BE OF PLAIN CARBON STEEL IN SBX/DOT AND ZINC BORATE PRESERVATIVE-TREATED WOOD IN DRY, INTERIOR ENVIRONMENT. FASTENERS OTHER THAN NAILS, TIMBER RIVETS, WOOD SCREWS, AND LAG SCREWS MAY BE MECHANICALLY DEPOSITED ZINC-COATED STEEL AND ASTM B695, CLASS 55 MIN. (CBC 2304.10.6.1).
15. UNLESS OTHERWISE NOTED ON THE PLANS, ROOF & FLOOR SHEATHING SHALL BE LAID UP WITH GRAIN PERPENDICULAR TO SUPPORTS AND NAILED WITH 10d NAILS @ 6" O.C. TO FRAMED PANEL EDGES AND OVER STUD WALLS SHOWN ON PLANS, AND AT 12" O.C. TO INTERMEDIATE SUPPORTS. FLOOR SHEATHING EDGES SHALL HAVE APPROVED TONGUE-AND-GROOVE JOINTS OR SHALL BE SUPPORTED WITH SOLID BLOCKING. TOE NAIL BLOCKING TO SUPPORTS WITH 16d NAILS, UNLESS OTHERWISE NOTED.
16. SHEATHING NAILS SHALL BE DRIVEN SO THEIR HEAD IS FLUSH WITH, BUT SHALL NOT FRACTURE, THE SURFACE OF THE SHEATHING.
17. CUTTING, NOTCHING, OR DRILLING OF JOISTS OR BEAMS SHALL BE PERMITTED ONLY AS DETAILED OR SPECIFICALLY APPROVED BY THE ENGINEER AND/OR PER CBC SECTION 2308.4.2.4 AND 2308.7.4.
18. PROVIDE BACKING AS REQUIRED FOR HANDRAILS, DRYWALL, ETC. AS REQUIRED BY OTHER TRADES. SEE ARCHITECTURAL DRAWINGS.
19. AT PRE-BORED HOLES FOR LAG SCREWS, THE CLEARANCE HOLE FOR THE SHANK, SHOULD HAVE THE SAME DIAMETER AS THE SHANK AND THE SAME DEPTH OF PENETRATION AS THE LENGTH OF UNTHREADED SHANK. THE LEAD HOLE FOR THREADED PORTION SHALL HAVE A DIAMETER EQUAL TO 40% TO 70% OF THE SHANK DIAMETER. THE HIGHER PERCENTAGE APPLIES TO LAG SCREWS OF LARGER DIAMETERS.
20. DIAPHRAGM SHEATHING NAILS OR OTHER APPROVED SHEATHING CONNECTORS SHALL BE DRIVEN SO THAT THEIR HEAD OR CROWN IS FLUSH WITH THE SURFACE OF THE SHEATHING.
21. USE OF MACHINE APPLIED NAILING IS SUBJECT TO SATISFACTORY JOB SITE DEMONSTRATION TO THE PROJECT INSPECTOR AND DIVISION OF THE STATE ARCHITECT. APPROVAL IS SUBJECT TO CONTINUED SATISFACTORY PERFORMANCE. IF THE NAIL HEAD PENETRATES THE OUTER PLY MORE THAN WOULD BE NORMAL FOR HAND NAILING OR IF MINIMUM ALLOWABLE EDGE DISTANCE ARE NOT MAINTAINED THE PERFORMANCE WILL BE DEEMED UNSATISFACTORY.

DEMOLITION:
1. THE RESPONSIBILITY FOR NECESSARY SHORING OR BRACING OF THE EXISTING STRUCTURE DURING DEMOLITION PROCEDURES SHALL BEAR ON THE CONTRACTOR.
2. DEVIATIONS FROM EXISTING CONDITIONS AS INDICATED ON THE STRUCTURAL DRAWINGS SHALL BE RESOLVED WITH THE ENGINEER PRIOR TO PROCEEDING WITH DEMOLITION WORK.
3. RESPONSIBILITY FOR COORDINATION OF DEMOLITION WORK WITH THE BUILDING OFFICIAL AND OTHER GOVERNING AUTHORITIES SHALL BEAR ON THE CONTRACTOR. EXITS SHALL BE MAINTAINED AS REQUIRED FOR SAFE LEGAL OPERATION OF THE FACILITY.
4. ELEMENTS THAT WILL NOT BE DEMOLISHED SHALL BE PROTECTED FROM DAMAGE.
5. SAWCUT LINES SHALL BE TRUE AND NEAT, CORNERS SHALL NOT BE OVER CUT.
6. THESE STRUCTURAL DRAWINGS DO NOT INDICATE THE PHASING OF DEMOLITION. THE RESPONSIBILITY FOR THE SCHEDULING AND COORDINATION OF THE WORK SHALL BEAR ON THE CONTRACTOR. WORK SHALL BE COORDINATED TO LEAST IMPACT THE OPERATION OF THE EXISTING FACILITY.

STATEMENT OF CONTRACTOR RESPONSIBILITY:
EACH CONTRACTOR RESPONSIBLE FOR THE CONSTRUCTION OF A MAIN WIND- OR SEISMIC-FORCE RESISTING SYSTEM, DESIGNATED SEISMIC SYSTEM OR A WIND- OR SEISMIC-RESISTING COMPONENT LISTED IN THE STATEMENT OF SPECIAL INSPECTIONS SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY TO THE BUILDING OFFICIAL AND THE OWNER PRIOR TO THE COMMENCEMENT OF WORK ON THE SYSTEM OR COMPONENT. THE CONTRACTOR'S STATEMENT OF RESPONSIBILITY SHALL CONTAIN ACKNOWLEDGEMENT OR AWARENESS OF THE SPECIAL REQUIREMENTS CONTAINED IN THE STATEMENT OF SPECIAL INSPECTION

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LICENSED ARCHITECT
KATHERINE I. LORD
No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

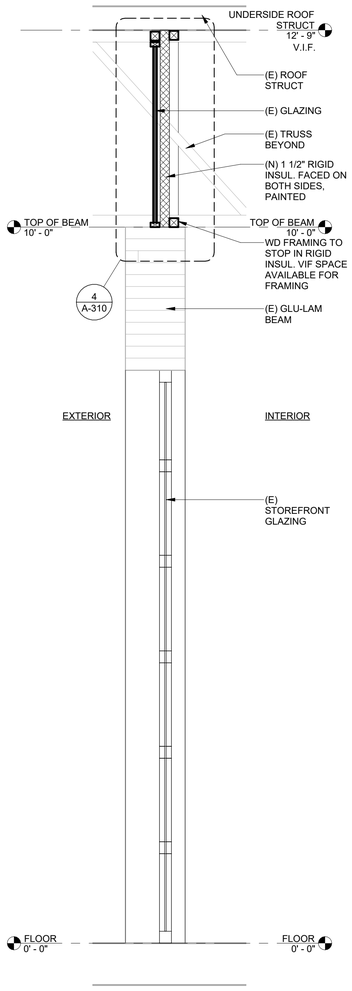
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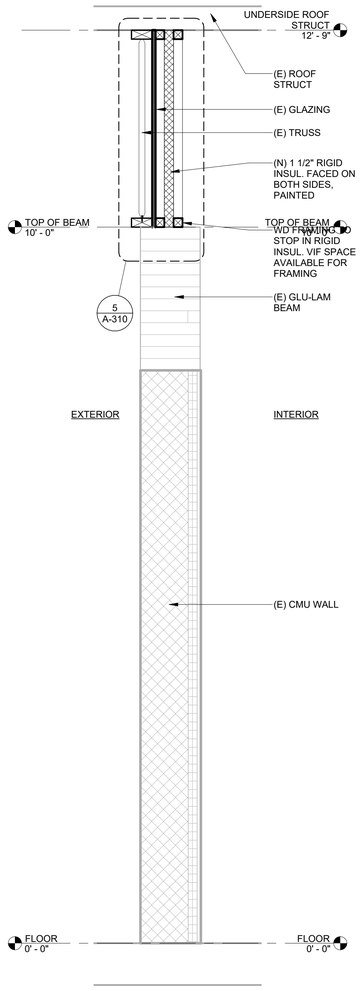
Project Architect: KATHERINE LORD

Project Number: 1905-124

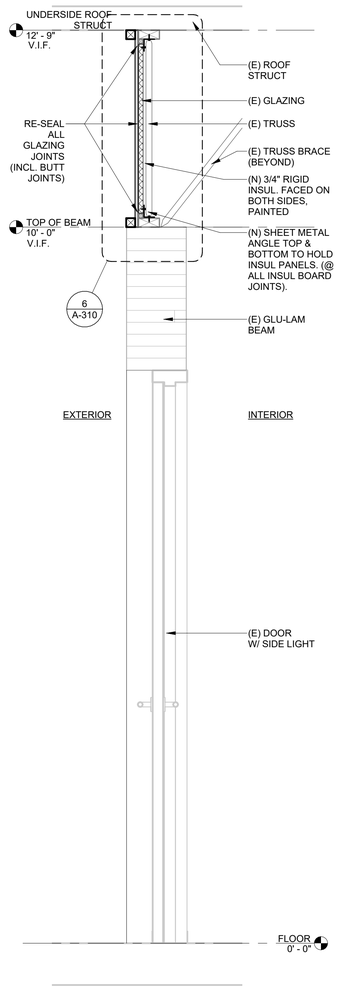
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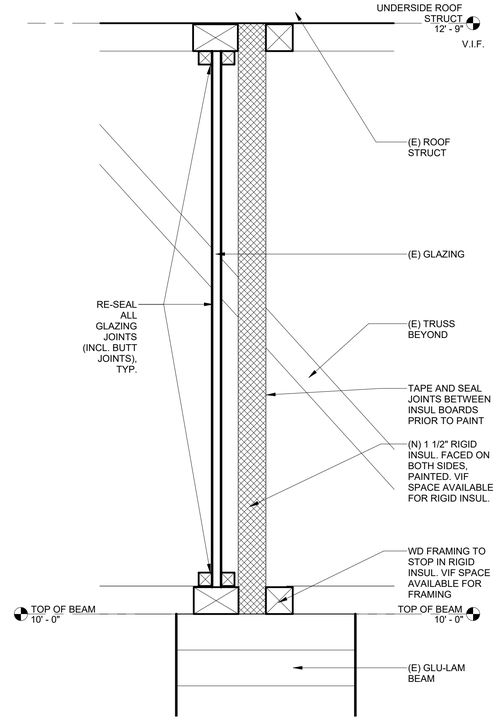
1 EXT GLASS WALL @ CLERESTORY SECT
1" = 1'-0"



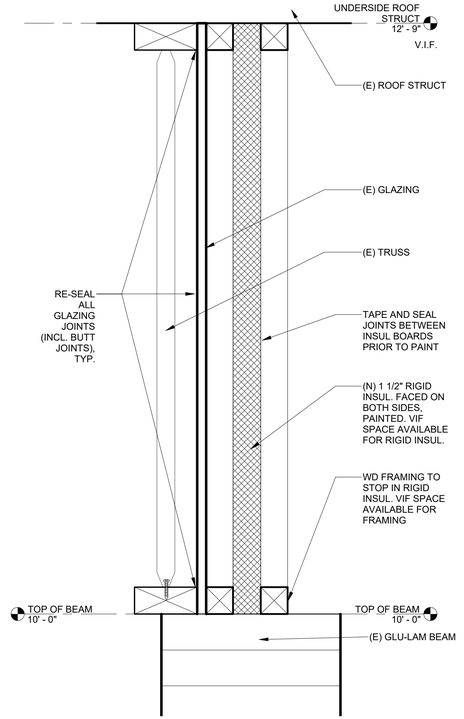
2 EXT WALL @ CLERESTORY SECT
1" = 1'-0"



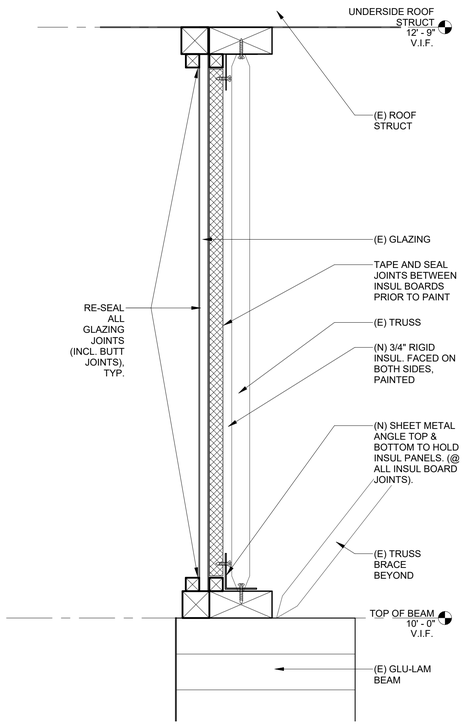
3 EXT WALL @ ENTRY DR CLERESTORY SECT
1" = 1'-0"



4 EXT CLEARSTORY ABV STOREFRONT DETAIL
3" = 1'-0"



5 EXT WALL CLERESTORY DETAIL
3" = 1'-0"



6 EXT CLEARSTORY ABV ENTRY DR DETAIL
3" = 1'-0"

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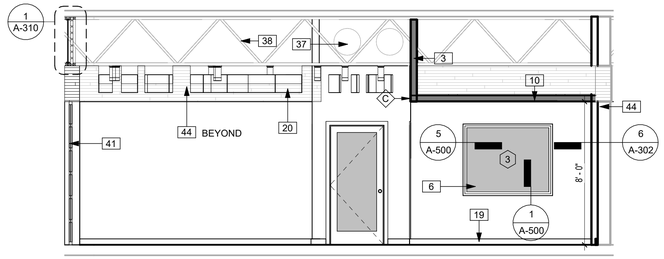
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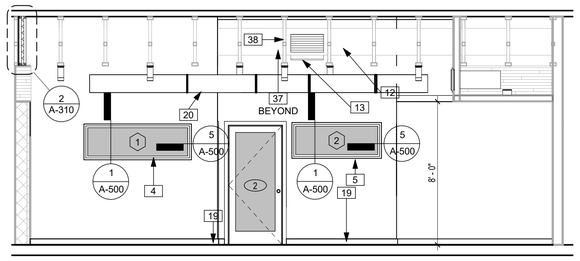
No.	Description	Date
	BID SET	09/29/26

Sheet Title: WALL SECTIONS & DETAILS
Project Architect: KATHERINE LORD
Project Number: 1905-124

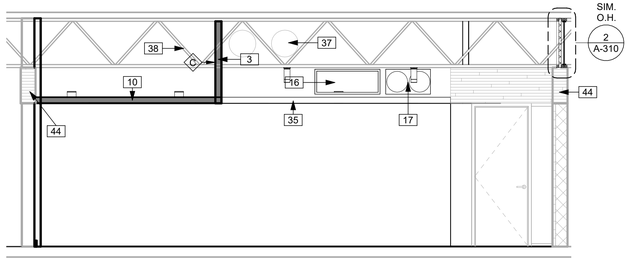
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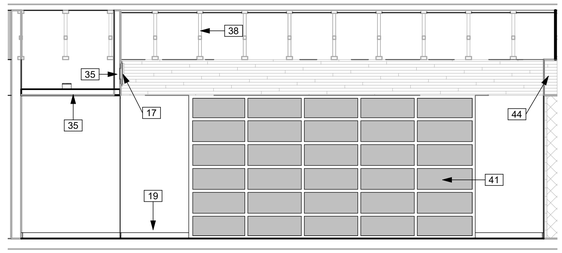
1 WELLNESS CENTER NORTH INT ELEV
1/4" = 1'-0"



2 WELLNESS CENTER EAST INT ELEV
1/4" = 1'-0"



3 WELLNESS CENTER SOUTH INT ELEV
1/4" = 1'-0"



4 WELLNESS CENTER WEST INT ELEV
1/4" = 1'-0"

NEW CONSTRUCTION KEYNOTES	
#	DESCRIPTION
3	NEW 2X4 INTERIOR WALL WITH 5/8" GYPSUM BOARD FINISH. FULL HEIGHT WITH SOUND ATTENUATION BATT INSULATION, UP TO ROOF STRUCT, PAINTED TO MATCH EXISTING
4	NEW 24" X 72" INTERIOR STOREFRONT WINDOW
5	NEW 24" X 60" INTERIOR STOREFRONT WINDOW
6	NEW 48" X 60" INTERIOR "E" STOREFRONT WINDOW
10	NEW GYPSUM BOARD SOFFIT/ CEILING @ 8'-0" TO MATCH EXISTING, PAINTED WHITE
11	NEW LAY IN ACOUSTICAL TILE & GRID CEILING @ 8'-6" TO MATCH EXISTING
12	NEW HVAC RETURN
13	NEW HVAC SUPPLY
16	RELOCATED HVAC RETURN PER MECH.
17	RELOCATED CLASSROOM CLOCK AND P.A. SPEAKER
19	NEW RUBBER BASEBOARD
20	NEW ACOUSTICAL CEILING ELEMENT (FELT), ADDITIVE BID ALT.
26	NEW SINK AND CABINET
35	EXISTING CEILING/ SOFFIT TO REMAIN, PROTECT IN PLACE, TO BE PAINTED WHITE
37	EXISTING DUCTWORK. VIF.
38	EXISTING TRUSSES. VIF.
41	EXISTING STOREFRONT GLAZING TO REMAIN
44	EXISTING GLB TO REMAIN

WALL
NOTE: PROVIDE NOISE PROOFING SEALANT AND COMPOUND AT ACOUSTICAL WALL, USE CERTAINTEED "SILENTFX SEALANT" OR EQ.

GB1 5/8" GYPSUM BOARD
TYPE X, PAINTED

GB2 5/8" ACOUSTIC GYPSUM BOARD
MFR: CERTAINTEED "SILENTFX QUICKCUT"

GB3 1/2" PERFORATED GYPSUM BOARD (4x8)
WITH NON-WOVEN FABRIC BACKING
3MM PERFORATION, OPEN RATE: 7.1% - 9.8%
MFR: GYPSORB "STRATUM MICRO SQUARE" OR EQ.
NON-WOVEN FABRIC COLOR: GRAY
FINISH: PAINTED PER PT2

TW1 TACKABLE WALL PANEL
MFR: KOROSEAL "WALLTACKER"
STYLE: TAC-WALL
COLOR: SANDLEWOOD 87

PAINT
PT1 FIELD PAINT
MFR: DUNN EDWARDS OR EQ.
COLOR: MATCH SW 9165 GOSSAMER VEIL
FINISH: MATCH EXISTING

PT2 ACCENT PAINT
MFR: BENJAMIN MOORE OR EQ.
COLOR: HC-87 ASHLEY GRAY
FINISH: MATCH EXISTING

PT3 ACCENT PAINT (GLUE-LAM)
MFR: DUNN EDWARDS OR EQ.
COLOR: BROWN TO MATCH EXISTING
FINISH: MATCH EXISTING

PT4 ACCENT PAINT (EXPOSED DUCTWORK)
MFR: DUNN EDWARDS OR EQ.
COLOR: GREEN TO MATCH EXISTING
FINISH: MATCH EXISTING

CEILING
CL1 ACOUSTICAL CEILING TILE & GRID
MFR: ARMSTRONG WORLD INDUSTRIES OR EQ.
COLOR: MATCH EXISTING
FINISH: MATCH EXISTING

INTERIOR WINDOW
SW1 ALUMINUM STOREFRONT
MFR: KAWNEER "TRIFAB VERSAGLASE 450" OR EQ.
2" SIGHTLINE WITH 4 1/2" FRAME DEPTH
COLOR: PERMAFLUOR SANDSTONE-UC109856

GLAZING
GL1 CLEAR TEMPERED GLAZING WITH ELECTRIFIED PRIVACY FILM
1/4" (6MM) SINGLE-PANE GLASS WITH PRIVACY FILM
MFR: INNOVATIVE GLASS "LC PRIVACY FILM"

GL2 CLEAR TEMPERED GLAZING
1/4" (6MM) SINGLE-PANE GLASS

DOOR & FRAME
D1 WOOD DOOR WITH FULL TEMPERED GLAZING
FINISH: BIRCH WITH CLEAR COAT
FRAME: KD / HOLLOW METAL, PAINTED PER PT2

HARDWARE SET #1:

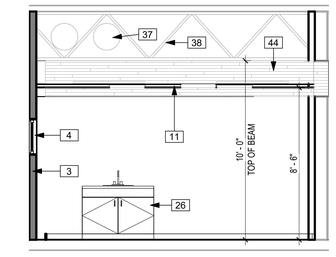
QTY:	DESCRIPTION:	CATALOG #:	FINISH:	MFR:
3 EA	HINGE	5BB1HW 4.5"x4.5"	640	IVE
1 EA	OFFICE LOCK	L9050T 17A L583-363	613	SCH
1 EA	IC CORE	MATCH DISTRICT	606	SCH
1 EA	WALL STOP	WS406 / 407-CCV	613	IVE
1 EA	DOOR SWEEP	G103 KERF	DBZ	PEM

CASEWORK
PL1 PLASTIC LAMINATE
MFR: LAMIN-ART "#3020-T"
COLOR: GOLDEN SATINWOOD
FINISH: TEXTURED

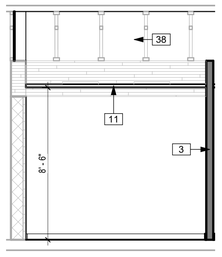
SS1 SOLID SURFACE COUNTERTOP
MFR: SMDS QUARTZ OR EQ.
COLOR: PEBBLE GREEN 267

FLOOR
LVT1 LUXURY VINYL PLANK
MFR: SHAW CONTRACT "UNCOMMON GROUND 4 #0187V"
COLOR: BAMBOO NATURAL #02701

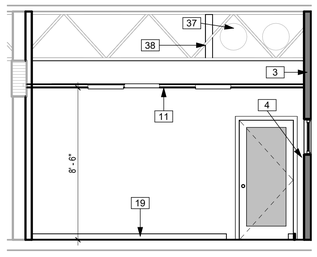
RB1 RUBBER FLOOR BASE
MFR: MANNINGTON EDGE EFFECT
TYPE: TP
COLOR: BLACK BROWN
STYLE: 4" ETCHED "4ETL"



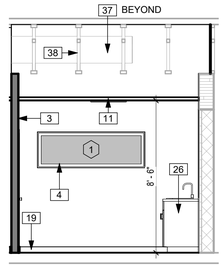
5 OFFICE #1 NORTH INT ELEV
1/4" = 1'-0"



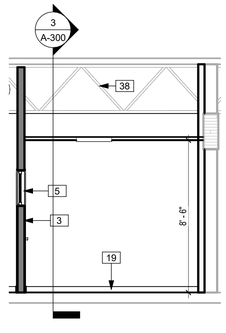
6 OFFICE #1 EAST INT ELEV
1/4" = 1'-0"



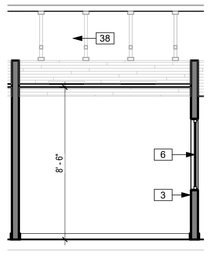
7 OFFICE #1 SOUTH INT ELEV
1/4" = 1'-0"



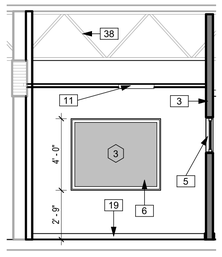
8 OFFICE #1 WEST INT ELEV
1/4" = 1'-0"



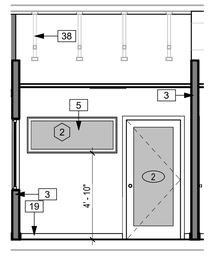
9 OFFICE #2 NORTH INT ELEV
1/4" = 1'-0"



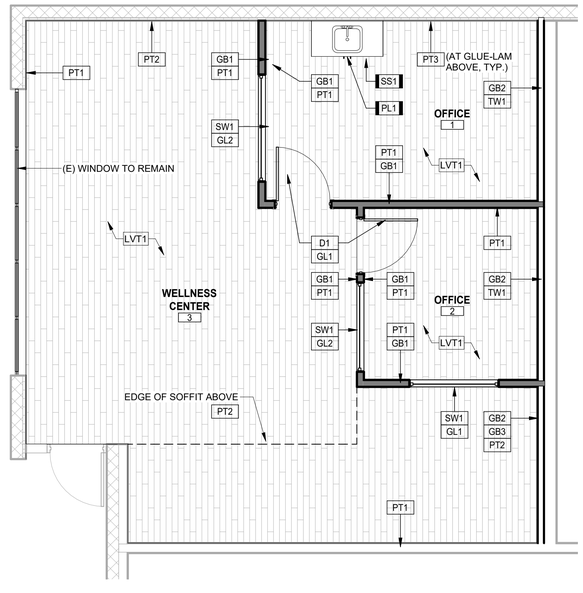
10 OFFICE #2 EAST INT ELEV
1/4" = 1'-0"



11 OFFICE #2 SOUTH INT ELEV
1/4" = 1'-0"



12 OFFICE #2 WEST INT ELEV
1/4" = 1'-0"



13 FINISH PLAN
1/4" = 1'-0"

NORTH

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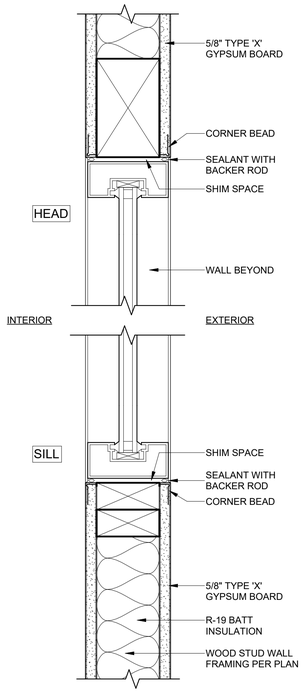
LICENSED ARCHITECT
KATHERINE I. LORD
No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

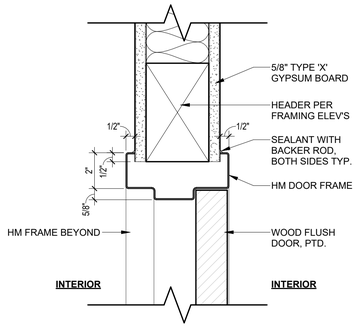
No.	Description	Date
	BID SET	09/29/26

Sheet Title: INTERIOR ELEVATIONS
Project Architect: KATHERINE LORD
Project Number: 1905-124

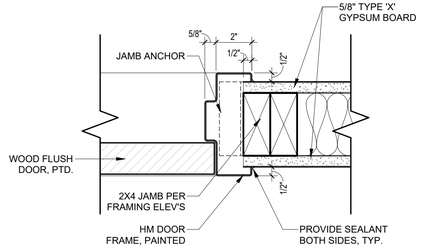
Sheet Number:
A-400



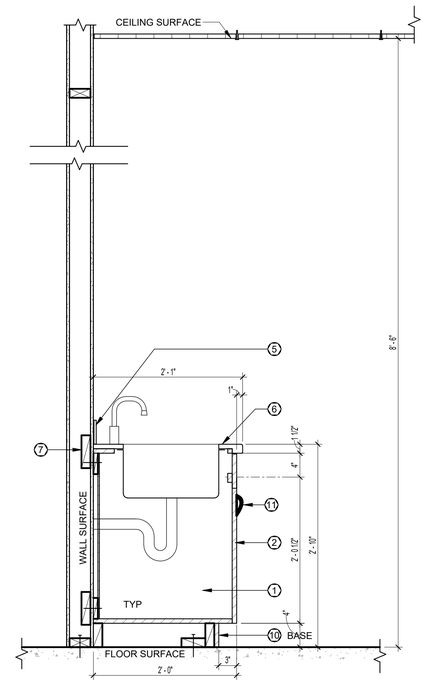
1 WINDOW - INTERIOR HEAD & SILL DETAIL
3" = 1'-0"



2 HM DOOR FRAME HEAD - INTERIOR
3" = 1'-0"



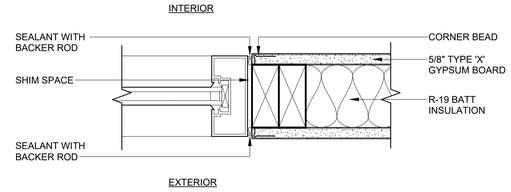
9 HM DOOR FRAME JAMB - INTERIOR
3" = 1'-0"



4 CABINET SECTION - SINK
1" = 1'-0"

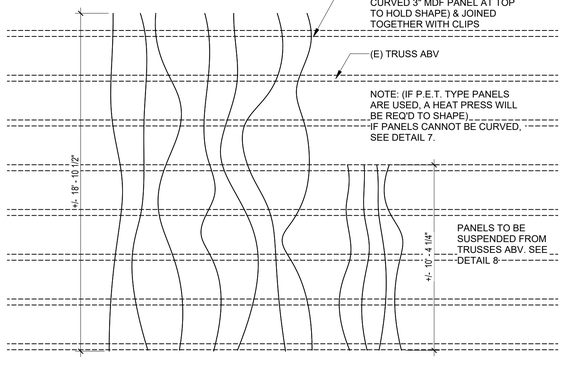
CASEWORK MATERIAL LEGEND

1. WHITE MELAMINE OVER 3/4" HIGH DENSITY PARICLE BD AT INTERIOR SHELVES AND SURFACES, TYP.
2. PLASTIC LAMINATE ON 3/4" HIGH DENSITY PARTICLE BOARD.
3. ADJUSTABLE SHELVES ON METAL CLIPS.
4. UNDER CABINET LIGHT FIXTURE PER ELEC., TYP.
5. BACKSPLASH
6. 3/4" THICK QUARTZ COUNTER TOP W/ EASED EDGES OVER 3/4" PLYWOOD
7. PROVIDE SOLID BLOCKING, TYP.
8. FIXED SHELF
9. WALL BASE
10. 4" HIGH TOE KICK TO MATCH BASE CABINET
11. BOW PULL FOR DOOR/DRAWER. HAFELE CRESCENT, MATTED NICKEL, 153 MM
12. KNEE SPACE
13. WOOD VENEER OVER 3/4" PLYWOOD
14. 6" HIGH INTEGRAL EPOXY



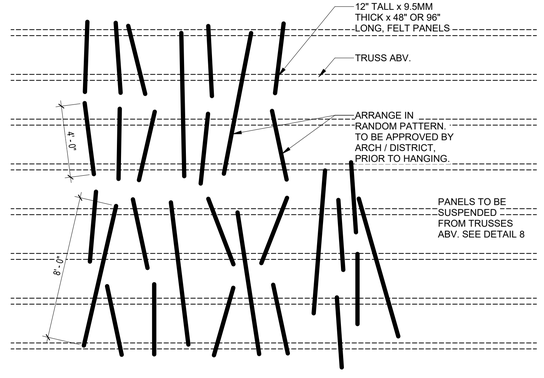
5 WINDOW - INTERIOR JAMB DETAIL
3" = 1'-0"

NOTE: PRODUCT IS SUTHERLAND FELT "DESIGNER BOARD FELT" 9.5MM 4X8 SHEETS (60% GREEN DB-21 & 40% PEAR DB-19)
CONTACT HALEY JACKS

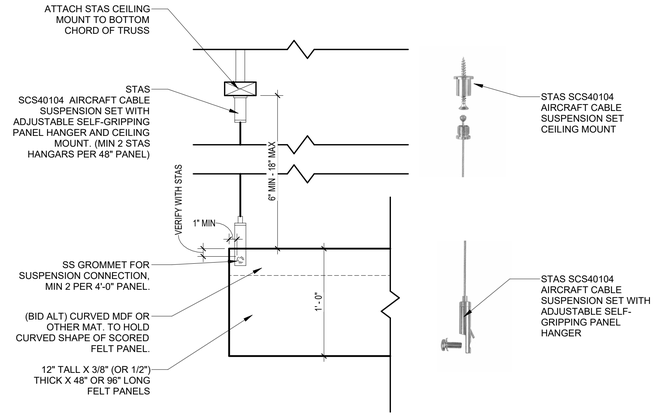


6 REFLECTED CEILING PLAN CURVED PANELS ONLY
1/4" = 1'-0"
ADDITIVE BID ALTERNATE

NOTE: PRODUCT IS SUTHERLAND FELT "DESIGNER BOARD FELT" 9.5MM 4X8 SHEETS (60% GREEN DB-21 & 40% PEAR DB-19)
CONTACT HALEY JACKS



7 REFLECTED CEILING PLAN ALT. STRAIGHT PANELS ONLY
1/4" = 1'-0"
ADDITIVE BID ALTERNATE



8 SUSPENDED FELT PANEL
1 1/2" = 1'-0"
ADDITIVE BID ALTERNATE

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KATHERINE I. LORD
No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: WINDOW, DOOR, & CABINET, & OTHER DETAILS

Project Architect: KATHERINE LORD

Project Number: 1905-124

Sheet Number: A-500

1. CEILING SYSTEM GENERAL NOTES

1.01 CEILING SYSTEM COMPONENTS SHALL COMPLY WITH ASTM C635 AND SECTION 5.1 OF ASTM E580.

1.02 THE CEILING GRID SYSTEM SHALL BE RATED HEAVY DUTY AS DEFINED BY ASTM C635.

1.03 CEILING SYSTEMS. THE FOLLOWING CEILING SYSTEM(S) IS/ARE PART OF THE SCOPE OF THIS PROJECT:
MANUFACTURER: [ARMSTRONG WORLD INDUSTRIES]
PRODUCT NAME: [ULTIMA HEALTH ZONE #1938]
EVALUATION REPORT NUMBER: [ICC-ES REPORT, ESR-1308]
MAIN RUNNER PART, MODEL, OR CATALOG NUMBER: [XL7549, XL7520]
CROSS RUNNER PART, MODEL, OR CATALOG NUMBER: [7501]

1.04 SEISMIC WALL CLIP:
MANUFACTURER'S MODEL: [BERC-2]

1.05 CEILING PANELS SHALL NOT SUPPORT ANY LUMINAIRES, AIR TERMINALS, OR DEVICES.

1.06 FOR ACOUSTICAL TILE PANELS OF ANY MATERIAL OTHER THAN MINERAL OR GLASS FIBER, A ¾" CLEARANCE SHALL BE PROVIDED BETWEEN THE PANEL AND THE WALL ON THE SIDES OF THE CEILING FREE TO SLIP. CLEARANCE BETWEEN CEILING GRID RUNNERS AND WALLS SHALL COMPLY WITH THE DETAILS ON THESE DRAWINGS REGARDLESS OF CEILING TILE MATERIAL.

2. MATERIALS

2.01 CEILING WIRE SHALL BE CLASS 1 ZINC COATED (GALVANIZED) CARBON STEEL CONFORMING TO ASTM A641. WIRE SHALL BE #12 GAUGE (0.106" DIAMETER) WITH SOFT TEMPER AND MINIMUM ULTIMATE TENSILE STRENGTH = 70 KSI.

2.02 GALVANIZED SHEET STEEL (INCLUDING THAT USED FOR METAL STUD COMPRESSION STRUTS) SHALL CONFORM TO ASTM A653, OR OTHER EQUIVALENT SHEET STEEL LISTED IN SECTION A3.1 OF THE NORTH AMERICAN SPECIFICATION FOR THE DESIGN OF COLD-FORMED STEEL STRUCTURAL MEMBERS, (AISI S100). MATERIAL 43 MIL (18 GAUGE) THICK AND LIGHTER SHALL HAVE MINIMUM YIELD STRENGTH OF 33 KSI. MATERIAL 54 MIL (16 GAUGE) THICK AND HEAVIER SHALL HAVE A MINIMUM YIELD STRENGTH OF 50 KSI.

2.03 ELECTRICAL METALLIC TUBE (EMT) SHALL CONFORM TO ANSI C80.3/UL 797 CARBON STEEL WITH G90 GALVANIZING. EMT SHALL HAVE MINIMUM YIELD STRENGTH OF 30 KSI AND MINIMUM ULTIMATE STRENGTH OF 48 KSI.

3. ATTACHMENT OF HANGER AND BRACING WIRES

3.01 ALL CEILING HANGER AND BRACING WIRES SHALL BE SEPARATED AT LEAST 6 INCHES FROM ALL UNBRACED DUCTS, PIPES, CONDUIT, ETC.

3.02 HANGER AND BRACING WIRES SHALL NOT ATTACH TO OR BEND AROUND OBSTRUCTIONS INCLUDING BUT NOT LIMITED TO PIPING, DUCTWORK, CONDUIT, AND EQUIPMENT.

3.03 HANGER WIRES THAT ARE MORE THAN ONE (HORIZONTAL) IN SIX (VERTICAL) OUT OF PLUMB SHALL HAVE COUNTER-SLOPING WIRES.

3.04 SLACK SAFETY WIRES SHALL BE CONSIDERED HANGER WIRES FOR INSTALLATION AND TESTING REQUIREMENTS.

3.05 HANGER AND BRACING WIRE ANCHORAGE TO THE STRUCTURE SHALL BE INSTALLED SUCH THAT THE DIRECTION OF THE ANCHORAGE ALIGNS WITH THE DIRECTION OF THE WIRE. BRACING WIRE CEILING CLIPS SHALL BE BENT AS SHOWN IN THE DETAILS AND ROTATED AS REQUIRED TO ALIGN WITH THE DIRECTION OF THE WIRE. SCREWS IN WOOD SHALL BE INSTALLED TO ALIGN WITH THE DIRECTION OF THE WIRE.

4. FASTENERS AND WELDING

4.01 SHEET METAL SCREWS SHALL COMPLY WITH ASTM C1513 AND ASME B18.6.3. PENETRATION OF SCREWS THROUGH JOINED MATERIAL SHALL NOT BE LESS THAN THREE EXPOSED THREADS.

4.02 EXPANSION ANCHORS SHALL BE: [DP TO SPECIFY MANUFACTURER, PRODUCT, EVALUATION REPORT NUMBER, AND TEST LOAD FOR EACH SIZE SPECIFIED PER CBC 1910A.5.4.]

4.03 POWER-ACTUATED FASTENERS SHALL BE: [DP TO SPECIFY MANUFACTURER, PRODUCT, EVALUATION REPORT NUMBER.]

4.04 IF NOT OTHERWISE SPECIFIED IN THE EVALUATION REPORT, POWER-ACTUATED FASTENERS INSTALLED IN STEEL SHALL BE INSTALLED SO THE ENTIRE POINTED END OF THE FASTENER IS DRIVEN THROUGH THE STEEL MEMBER.

4.05 POWER-ACTUATED FASTENERS IN CONCRETE OR MASONRY ARE NOT PERMITTED FOR BRACING WIRES.

4.06 CONCRETE REINFORCEMENT AND PRESTRESSING TENDONS SHALL BE LOCATED BY NON-DESTRUCTIVE MEANS PRIOR TO INSTALLING POST-INSTALLED ANCHORS.

4.07 WELDING SHALL BE IN ACCORDANCE WITH AWS D1.3 USING E60XX SERIES ELECTRODES.

5. TESTING

5.01 ALL FIELD TESTING SHALL BE PERFORMED IN THE PRESENCE OF THE PROJECT INSPECTOR.

5.02 POST-INSTALLED ANCHORS IN CONCRETE USED TO SUPPORT HANGER WIRES SHALL BE TESTED AT A FREQUENCY OF 10 PERCENT. POWER-ACTUATED FASTENERS IN CONCRETE SHALL BE FIELD TESTED FOR 200 POUNDS IN TENSION. ALL OTHER POST-INSTALLED ANCHORS IN CONCRETE SHALL BE TESTED IN ACCORDANCE WITH CBC SECTION 1910A.5.

5.03 POST-INSTALLED ANCHORS IN CONCRETE USED TO ATTACH BRACING WIRES SHALL BE TESTED AT A FREQUENCY OF 50 PERCENT AND IN ACCORDANCE WITH CBC SECTION 1910A.5.

6. LUMINAIRES

6.01 ALL LUMINAIRES SHALL BE POSITIVELY ATTACHED TO THE CEILING SUSPENSION SYSTEMS BY MECHANICAL MEANS TO RESIST A HORIZONTAL FORCE EQUAL TO THE WEIGHT OF THE LUMINAIRE. A MINIMUM OF TWO SCREWS OR APPROVED FASTENERS ARE REQUIRED AT EACH LUMINAIRE PER ASTM E580 SECTION 5.3.1.

6.02 SURFACE-MOUNTED LUMINAIRES SHALL BE ATTACHED TO THE MAIN RUNNER WITH AT LEAST TWO POSITIVE CLAMPING DEVICES. THE CLAMPING DEVICE SHALL COMPLETELY SURROUND THE SUPPORTING CEILING RUNNER AND BE MADE OF STEEL WITH A MINIMUM THICKNESS OF #14 GAUGE. ROTATIONAL SPRING CATCHES ARE NOT PERMITTED. A #12 GAUGE SLACK SAFETY WIRE SHALL BE CONNECTED FROM EACH CLAMPING DEVICE TO THE STRUCTURE ABOVE. ADDITIONAL SUPPORTS SHALL BE PROVIDED WHEN A LUMINAIRE IS 8 FEET OR LONGER OR EXCEEDS 56 POUNDS. MAXIMUM SPACING BETWEEN SUPPORTS SHALL NOT EXCEED 8 FEET.

6.03 LUMINAIRES WEIGHING LESS THAN OR EQUAL TO 10 POUNDS SUPPORTED DIRECTLY ON THE CEILING RUNNERS SHALL HAVE A MINIMUM OF ONE #12 GAUGE SLACK SAFETY WIRE CONNECTED FROM THE FIXTURE HOUSING TO THE STRUCTURE ABOVE.

6.04 LUMINAIRES WEIGHING GREATER THAN 10 POUNDS BUT LESS THAN OR EQUAL TO 56 POUNDS SUPPORTED DIRECTLY ON THE CEILING RUNNERS SHALL HAVE A MINIMUM OF TWO #12 GAUGE SLACK SAFETY WIRES CONNECTED FROM THE FIXTURE HOUSING AT DIAGONAL CORNERS TO THE STRUCTURE ABOVE.
EXCEPTION: ALL LUMINAIRES GREATER THAN TWO BY FOUR FEET WEIGHING LESS THAN 56 POUNDS SHALL HAVE A #12 GAUGE SLACK SAFETY WIRE AT EACH CORNER.

6.05 ALL LUMINAIRES WEIGHING GREATER THAN 56 POUNDS SHALL BE INDEPENDENTLY SUPPORTED FROM THE STRUCTURE ABOVE. SEE SUPPORT DETAILS ON THESE DRAWINGS FOR MORE INFORMATION.

7. SERVICES WITHIN THE CEILING

7.01 ALL FLEXIBLE SPRINKLER HOSE FITTING MOUNTING BRACKETS, CEILING-MOUNTED AIR TERMINALS, OR OTHER SERVICES SHALL BE POSITIVELY ATTACHED TO THE CEILING SUSPENSION SYSTEMS BY MECHANICAL MEANS. SCREWS OR OTHER FASTENERS SPECIFIED ON THE DRAWINGS ARE REQUIRED. A MINIMUM OF TWO ATTACHMENTS ARE REQUIRED AT EACH COMPONENT.

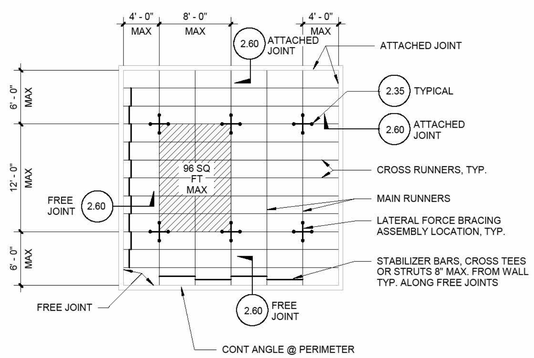
7.02 CEILING-MOUNTED SERVICES WEIGHING LESS THAN OR EQUAL TO 20 POUNDS SHALL HAVE ONE #12 GAUGE SLACK SAFETY WIRE ATTACHED FROM THE TERMINAL OR SERVICE TO THE STRUCTURE ABOVE.

7.03 CEILING-MOUNTED SERVICES WEIGHING MORE THAN 20 POUNDS BUT LESS THAN OR EQUAL TO 56 POUNDS SHALL HAVE TWO #12 GAUGE SLACK SAFETY WIRES (AT DIAGONAL CORNERS) CONNECTED FROM THE TERMINAL OR SERVICE TO THE STRUCTURE ABOVE.

7.04 CEILING-MOUNTED SERVICES WEIGHING MORE THAN 56 POUNDS SHALL BE INDEPENDENTLY SUPPORTED FROM THE STRUCTURE ABOVE. SEE SUPPORT DETAILS ON THESE DRAWINGS FOR MORE INFORMATION.

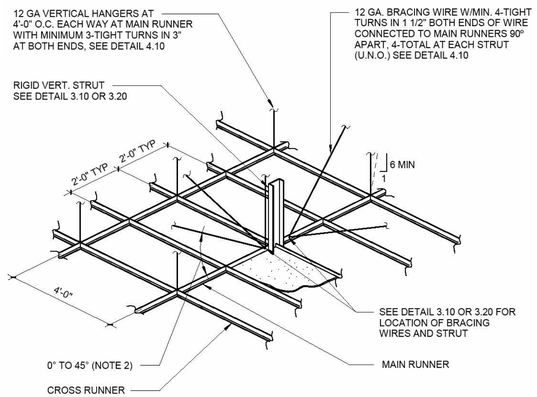
8. OTHER DEVICES WITHIN THE CEILING

8.01 ALL LIGHTWEIGHT MISCELLANEOUS DEVICES, SUCH AS STROBE LIGHTS, OCCUPANCY SENSORS, SPEAKERS, EXIT SIGNS, ETC., SHALL BE ATTACHED TO THE CEILING GRID. DEVICES WEIGHING MORE THAN 10 POUNDS SHALL HAVE A #12 GAUGE SLACK SAFETY WIRE ANCHORED TO THE STRUCTURE ABOVE. DEVICES WEIGHING MORE THAN 20 POUNDS SHALL BE INDEPENDENTLY SUPPORTED FROM THE STRUCTURE ABOVE.



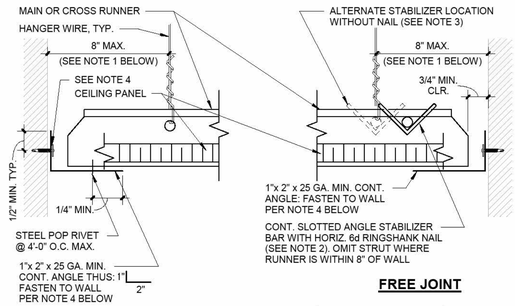
NOTE:
BRACING WIRES AND COMP. STRUT SHALL OCCUR AT EVERY 96 SQ. FT. MAX. IN ROOMS OVER 144 SQ. FT.

Detail Title :	REV: 09/21/2015	Detail No.
TYP. CEILING PLAN FOR 8'-0"x12'-0" BRACE ASSEMBLY SPACING	REV: 03/2022	2.11



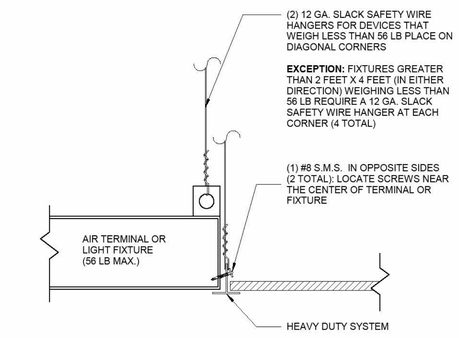
NOTES:
1. STRUTS SHALL NOT REPLACE HANGER WIRES.
2. THE MINIMUM ACCEPTABLE ANGLE IS DETERMINED SUCH THAT THE WIRES DO NOT INTERFERE WITH THE RUNNERS, LIGHT FIXTURES, ETC. AND REMAIN STRAIGHT AND UNOBSTRUCTED.

Detail Title :	REV: 09/21/2015	Detail No.
SUSPENSION AND LATERAL BRACING ASSEMBLY	REV: 03/10/2017	2.35
	REV: 03/2022	

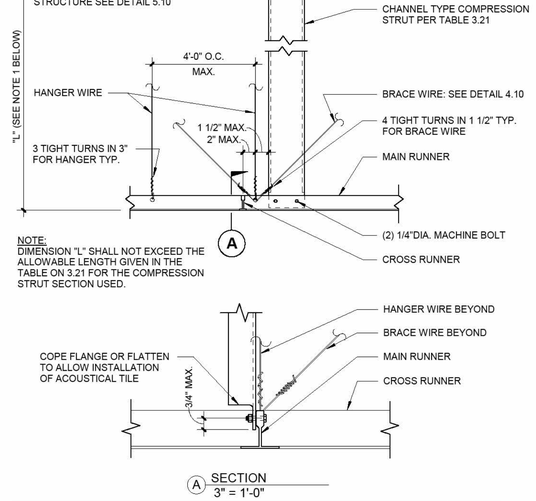


NOTES:
1. PROVIDE #12 GAGE HANGER WIRES AT THE ENDS OF ALL MAIN AND CROSS RUNNERS WITHIN EIGHT (8) INCHES OF THE SUPPORT OR WITHIN ONE-FOURTH (1/4) OF THE LENGTH OF THE END TEE, WHICHEVER IS LESS, FOR THE PERIMETER OF THE CEILING AREA. PERIMETER WIRES ARE NOT REQUIRED WHEN THE LENGTH OF THE END TEE IS EIGHT (8) INCHES OR LESS.
2. NAILS AT ENDS OF HORIZONTAL STABILIZERS ARE TO BE PLACED WITH NAIL HEAD TOWARD CENTER LINE OF SPAN OF STRUT.
3. STABILIZER BAR MAY BE SLOTTED APPROVED ANGLES OR CHANNELS WITH "DIAMOND POINTS" OF SPRING STEEL WHICH SNAP TIGHT TO PREVENT MOVEMENT OF STRUT.
4. FASTEN ANGLE TO WALL STUD OR BLOCKING AS FOLLOWS:
   A. METAL STUD (20 GA. MIN.) WALL: (1) #10 SMS AT 24" O.C. MAX.
   B. WOOD STUD WALL: #10x2" LONG WOOD SCREW AT 16" O.C. MAX.

Detail Title :	REV: 09/21/2015	Detail No.
CEILING PERIMETER	REV: 03/10/2017	2.60
	REV: 03/2022	



Detail Title :	REV: 09/21/2015	Detail No.
LUMINAIRE / AIR TERMINAL SUPPORT	REV: 02/10/2016	2.80
	REV: 03/2022	



NOTE:
DIMENSION "L" SHALL NOT EXCEED THE ALLOWABLE LENGTH GIVEN IN THE TABLE ON 3.21 FOR THE COMPRESSION STRUT SECTION USED.

Detail Title :	REV: 09/21/2015	Detail No.
COMPRESSION STRUT - CHANNEL TYPE	REV: 03/2022	3.10
	REV: 11/2023	

COMPRESSION STRUT EMT SECTION	MAXIMUM LENGTH
1/2" DIAMETER EMT (0.042" WALL THICKNESS)	3' - 11"
3/4" DIAMETER EMT (0.049" WALL THICKNESS)	6' - 4"
1" DIAMETER EMT (0.057" WALL THICKNESS)	9' - 9"
1 1/4" DIAMETER EMT (0.065" WALL THICKNESS)	12' - 9"
1 1/2" DIAMETER EMT (0.065" WALL THICKNESS)	14' - 9"
2" DIAMETER EMT (0.065" WALL THICKNESS)	18' - 10"

COMPRESSION STRUT CHANNEL SECTION	MAXIMUM LENGTH
250S125-33	5' - 10"
250S137-33	6' - 10"
362S137-33	8' - 0"
250S137-43	8' - 10"
400S137-43	10' - 10"

Detail Title :	REV: 09/21/2015	Detail No.
COMPRESSION STRUT TABLE	REV: 03/10/2017	3.21
	REV: 03/2022	

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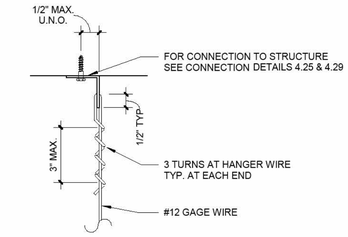
LICENSED ARCHITECT
KATHERINE I. LORD
No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

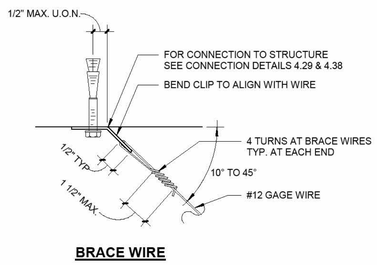
No.	Description	Date
	BID SET	09/29/26

Sheet Title: CEILING DETAILS
Project Architect: KATHERINE LORD
Project Number: 1905-124

Sheet Number:
A-501

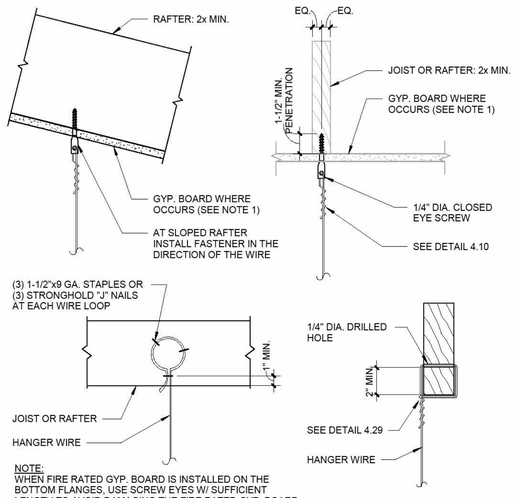


HANGER WIRE



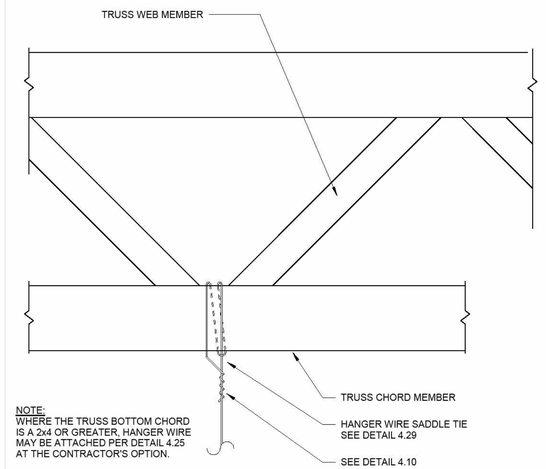
BRACE WIRE

Detail Title :	REV: 09/21/2015	Detail No.
HANGER AND BRACE WIRE CONNECTION - TYP. WIRE TURNS	REV: 03/2022	4.10



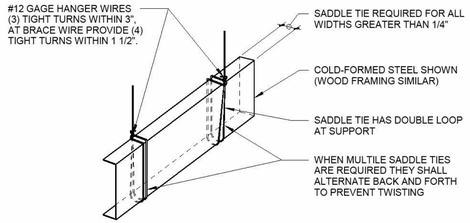
NOTE:
WHEN FIRE RATED GYP. BOARD IS INSTALLED ON THE BOTTOM FLANGES, USE SCREW EYES W/ SUFFICIENT LENGTH TO AVOID DAMAGING THE FIRE RATED GYP. BOARD AND MEET MIN. PENETRATION.

Detail Title :	REV: 09/21/2015	Detail No.
HANGER WIRE CONNECTION TO SAWN TIMBER	REV: 03/2022	4.25
	REV: 11/2023	

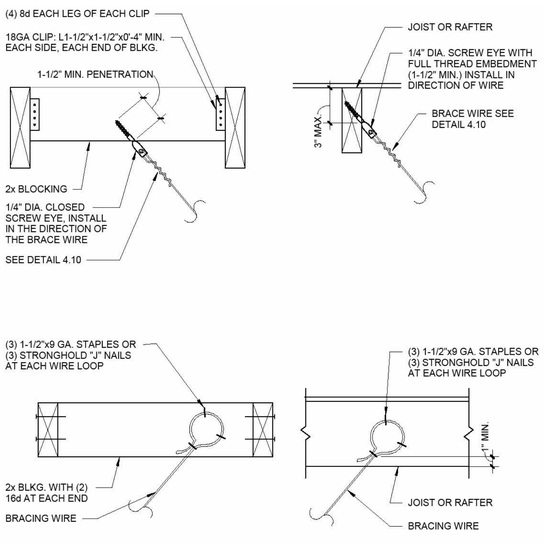


NOTE:
WHERE THE TRUSS BOTTOM CHORD IS A 2x4 OR GREATER, HANGER WIRE MAY BE ATTACHED PER DETAIL 4.25 AT THE CONTRACTOR'S OPTION.

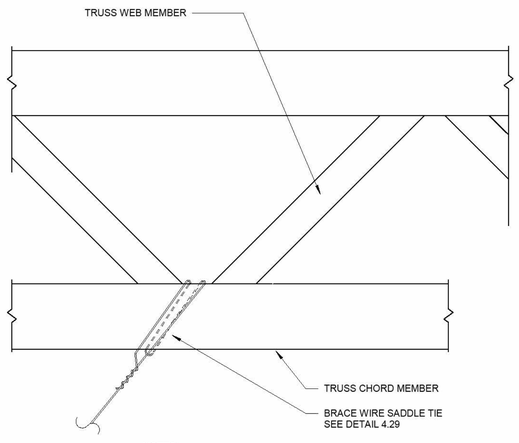
Detail Title :	REV: 09/21/2015	Detail No.
HANGER WIRE CONNECTION TO WOOD CHORD TRUSS	REV: 03/2022	4.27



Detail Title :	REV: 09/21/2015	Detail No.
TYPICAL SADDLE TIE DETAIL	REV: 03/2022	4.29

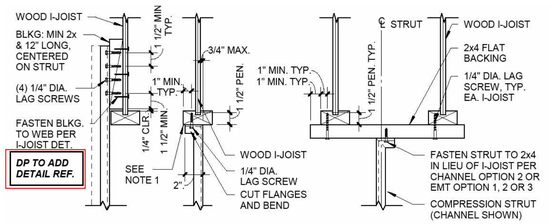


Detail Title :	REV: 09/21/2015	Detail No.
BRACE WIRE CONNECTION TO SAWN TIMBER	REV: 03/2022	4.35
	REV: 11/2023	

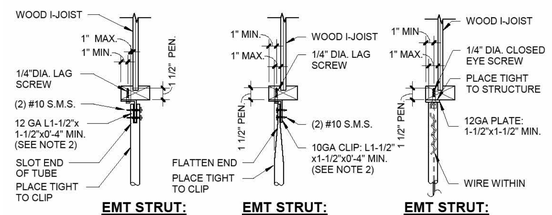


NOTES:
1. BRACE WIRE SHALL ALIGN PARALLEL WITH THE TRUSS BOTTOM CHORD.
2. BRACE WIRES PERPENDICULAR TO THE TRUSS SHALL BE INSTALLED TO BLOCKING BETWEEN TRUSS TOP CHORDS PER DETAIL 4.35.
3. WHERE TRUSS BOTTOM CHORD IS A 2x4 OR GREATER, BRACE WIRES PARALLEL TO THE TRUSS MAY BE ATTACHED TO THE TOP OR BOTTOM CHORD PER DETAIL 4.35 AT THE CONTRACTOR'S OPTION.

Detail Title :	REV: 09/21/2015	Detail No.
BRACE WIRE CONNECTION TO WOOD CHORD TRUSS	REV: 03/2022	4.38



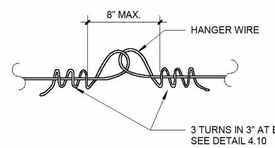
CHANNEL STRUT: OPTION 1 | **CHANNEL STRUT: OPTION 2** | **CHANNEL OR EMT STRUT: BETWEEN I-JOIST**



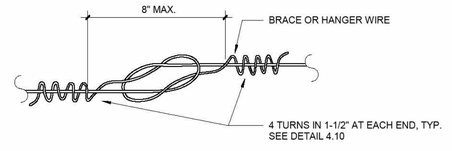
EMT STRUT: OPTION 1 | **EMT STRUT: OPTION 2** | **EMT STRUT: OPTION 3**

NOTES:
1. WEB OF CHANNEL TO BEAR WITHIN WIDTH OF WOOD MEMBER.
2. VERTICAL LEG OF MEMBER TO FALL WITHIN THE WIDTH OF THE WOOD MEMBER.
3. SEE DETAIL 5.50 FOR ADDITIONAL INFORMATION.
4. PEN = MINIMUM PENETRATION OF LAG SCREW THREADS INTO THE WOOD MEMBER.
5. NO. 14 WOOD SCREW MAY BE USED IN LIEU OF 1/4" LAG SCREW.

Detail Title :	ISS: 03/2022	Detail No.
STRUT CONNECTION TO I-JOIST	REV: 11/2023	5.52



HANGER WIRE ONLY



HANGER OR BRACE WIRE

NOTES:
1. WIRE SPLICES ARE SHOWN LOOSELY TIED FOR ILLUSTRATIVE PURPOSES ONLY AND SHALL BE DRAWN TIGHT TO COMPLETE INSTALLATION WHEN CONSTRUCTED.
2. WIRE LOOPS SHALL BE TIGHTLY WRAPPED AND SHARPLY BENT TO PREVENT ANY VERTICAL MOVEMENT OR ROTATION WITHIN THE LOOPS.
3. EACH HANGER AND BRACE WIRE SHALL BE SPLICED NO MORE THAN ONCE ALONG ITS LENGTH.

Detail Title :	REV: 09/21/2015	Detail No.
CEILING WIRE SPLICES	REV: 03/2022	6.10

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LICENSED ARCHITECT
KATHERINE I. LORD
No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule		
No.	Description	Date
	BID SET	09/29/26

Sheet Title: CEILING DETAILS
Project Architect: KATHERINE LORD
Project Number: 1905-124

Sheet Number:
A-502

CODE REFERENCES:

1. CALIFORNIA MECHANICAL CODE 2025 (CMC 2025)
2. CALIFORNIA PLUMBING CODE 2025 (CPC 2025)
3. CALIFORNIA T-24 ENERGY STANDARDS (T-24 2025)

GENERAL PROJECT NOTES:

1. PROVIDE ALL WORK IN COORDINATE WITH CURRENT CODES FOR THIS PROJECT.
2. IT IS THE CONTRACTORS RESPONSIBILITY TO COORDINATE WITH ALL TRADES PRIOR TO AND DURING WORK.
3. ALL METAL STRUT, PIPE SUPPORTS, HANGERS, ETC., SHALL BE HOT DIPPED GALVANIZED AFTER FABRICATION PER ASTM A123. ALL THREADED PRODUCTS, THREADED ROD, NUTS, BOLTS, ETC., SHALL BE HOT DIPPED GALVANIZED IN CONFORMANCE WITH ASTM A153. GALVANIZED COATINGS DAMAGED BY TRANSPORTING, HANDLING CUTTING, BOLTING OR WELDING SHALL BE REPAIRED USING ASTM A780 ZINC-RICH PAINT FOR GALVANIZING.
4. CONTRACTOR SHALL VERIFY ALL EQUIPMENT MODEL NUMBERS, CAPACITIES, SIZES, VOLTAGES, AND ALL OTHER SCHEDULED INFORMATION WITH OTHER APPLICABLE TRADES AND WITH MANUFACTURER PRIOR TO INSTALLATION.
5. CONTRACTOR SHALL CAREFULLY REVIEW THESE PLANS AND SPECIFICATIONS PRIOR TO BID. CONTRACTOR SHALL ALSO REVIEW PLANS AND SPECIFICATIONS OF RELATED TRADES (INCLUDING CIVIL, STRUCTURAL, AND ELECTRICAL) PRIOR TO BID TO INSURE AN ACCURATE UNDERSTANDING OF EXACT SCOPE OF WORK. ANY ITEMS REQUIRING CLARIFICATION SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IN SUFFICIENT TIME TO BE INCORPORATED INTO THE BID.
6. THESE DRAWINGS ARE ESSENTIALLY DIAGRAMMATIC, AND ARE NOT INTENDED TO INDICATE ALL DETAILS AND NECESSARY OFFSETS OF DUCTWORK AND PIPING. THE CONTRACTOR SHALL INSTALL MATERIAL AND EQUIPMENT IN A MANNER AS TO CONFORM TO STRUCTURE, AVOID OBSTRUCTIONS, PRESERVE HEADROOM, AND KEEP OPENINGS AND PASSAGEWAYS CLEAR. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IN WRITING IF ANY DISCREPANCIES OR CONFLICTS THAT WOULD AFFECT THE SYSTEM PERFORMANCE OR INCUR ADDITIONAL COSTS. THIS NOTIFICATION SHALL BE SUBMITTED PRIOR TO INSTALLATION OF THE ITEMS CONCERNED.
7. NO ITEMS SHALL BE REUSED UNLESS NOTED OTHERWISE.
8. THE INTENT IS TO KEEP ALL EQUIPMENT AND PIPING AS HIGH AND TIGHT TO UNDERSIDE OF STRUCTURE WHERE ATTIC/CEILING CLEARANCES ARE TIGHT. THE CONTRACTOR SHALL USE BEAM BAYS AND SIMILAR TO CROSS PRESSURIZED PIPING WHERE POSSIBLE.
9. SERVICEABLE EQUIPMENT AND SIMILAR VALVES LOCATED IN AN ATTICE/CEILING SPACE SHALL BE INSTALLED SO THAT THEY CAN BE ACCESSED THROUGH CEILING ACCESS PANEL WITH IN A ARMS REACH. IF EQUIPMENT AND/OR VALVES ARE BEYOND AN ARMS REACH, THE CONTRACTOR SHALL PROVIDE A SERVICE PLATFORM PER CODE.

MECHANICAL NOTES:

1. ALL PRE-FORMED FILTER HAVING A COMBUSTIBAL FRAME SHALL BE TESTED AS A COMPLETE ASSEMBLY. ALL FILTERS IN ALL OCCUPANCIES SHALL BE CLASS II OR BETTER, AS SHOWN ON THE STATE FIRE MARSHALL LISTING. AIR FILTERS SHALL BE ACCESSIBLE FOR CLEANING OR REPLACEMENT.
2. ALL INSULATION AND DUCT LINER SHALL HAVE A CLASS I FIRE RATING. FLAME SPREAD 25 / SMOKE SPREAD 50
3. ALL FLEXIBLE DUCT SHALL HAVE A CLASS I FIRE RATING. FLAME SPREAD 25 / SMOKE SPREAD 50
   FACTORY MADE FLEXIBLE AIR DUCTS AND CONNECTORS SHALL NOT BE MORE THAN 5 FEET IN LENGTH PER SECTION 603.4.1
4. SMOKE AND FIRE DAMPERS SHALL BE PROVIDED AS REQUIRED BT C.B.C. SECT 713.10 AND 713.11.
5. SEISMIC RESTRAINTS FOR DUCTING SHALL BE IN ACCORDANCE WITH SMACNA PUBLICATION "GUIDELINES FOR MECHANICAL SYSTEMS", OSHPD R#0010. LATEST EDITION.
6. MECHANICAL CONTRACTOR SHALL NOT CUT OR DAMAGE ANY STRUCTURAL MEMBER NOT SPECIFICALLY DETAILED ON THE APPROVED CONSTRUCTION DRAWINGS.
7. THE SEISMIC ANCHORAGE OF MECHANICAL & PLUMBING EQUIPMENT SHALL CONFORM TO CHAPTER 13 OF ASCE 7.05.
8. ALL DUCTWORK TRANSITIONS SHALL BE LOW LOSS AND LOW NOISE PER SMACNA. RADICAL TRANSITIONS ARE PROHIBITED. ALL DUCT TURNS IN DIRECTION SHALL HAVE TURNING VANES WHEN THE CHANGE IN DIRECTION IS 45 DEGREES OR GREATER.

ENERGY NOTES:

1. COMPLIANCE METHOD AND CLIMATE ZONE ON PLAN WITH SIGNED STATEMENTS AS SPECIFIED BY C.A.C., TITLE 24.
2. INSULATION AND MATERIAL ASSEMBLY SECTIONS FOR WALL, ROOF, AND FLOOR SHOWN ON ARCHITECTURAL DRAWINGS.
3. WINDOW AND DOOR SCHEDULES, GLAZED AREA, TYPE OF GLASS AND SHADING COEFFICIENT ARE SHOWN ON ARCHITECTURAL DRAWINGS.
4. CONDITIONED ZONED AREA IS SHOWN ON ARCHITECTURAL DRAWINGS.
5. ALL PIPING AND DUCT WORK SHALL BE INSULATED CONSISTENT WITH THE REQUIREMENTS OF TITLE 24 ENERGY STANDARDS AND CMC.
6. ALL HVAC SYSTEMS SHALL MEET THE CONTROL REQUIREMENTS PER CALIFORNIA BUILDING ENERGY EFFICIENCY STANDARDS.
7. ALL HVAC EQUIPMENT AND APPLIANCES SHALL MEET THE REQUIREMENTS PER ENERGY EFFICIENCY STANDARDS.
8. INSULATION MATERIAL SHALL MEET THE CALIFORNIA QUALITY STANDARD PER SECTION 110.8 ENERGY EFFICIENCY STANDARDS E.E.S.)
9. DOORS AND WINDOWS SHALL MEET THE MINIMUM INFILTRATION REQUIREMENTS PER SECTIONS 110.6 AND 110.7 E.E.S.
10. ALL PIPING AND DUCTWORK SHALL BE INSULATED CONSISTENT WITH THE REQUIREMENTS OF SECTIONS 120.3, 120.4 AND 120.7 TITLE 24 ENERGY STANDARDS AND CHAPTER 6 OF CMC.
11. ALL HVAC SYSTEMS SHALL MEET THE CONTROL REQUIREMENTS PER SECTION 110.2 AND 120.2 E.E.S.
12. ALL HVAC EQUIPMENT AND APPLIANCES SHALL MEET THE REQUIREMENTS PER SECTION 110.1 110.3, 110.5, 120.1 120.4 TITLE 24 ENERGY STANDARDS

HVAC NOTES:

1. PROVIDE SMOKE DETECTORS IN MAIN SUPPLY AIR DUCTS OF AIR MOVING SYSTEMS EXCEEDING 2000 CFM PER SECTION 609.1 CMC.
2. DUCT INSULATION SHALL BE R-8.

GREEN BUILDING CODE NOTES:

1. AT THE TIME OF ROUGH INSTALLATION AND DURING STORAGE ON THE CONSTRUCTION SITE UNTIL FINAL STARTUP OF THE HEATING, OOOLING AND VENTILATING EQUIPMENT, ALL DUCT AND OTHER RELATED AIR DISTRIBUTION COMPONENT OPENINGS SHALL BE COVERED WRTH TAPE, PLASTIC, SHEETMETAL OR OTHER METHODS ACCEPTABLE TO THE ENFORCING AGENCY TO REDUCE THE AMOUNT OF DUST. WATER AND DEBRIS WHICH MAY ENTER THE SYSTEM.
2. IN MECHANICALLY VENTILATED BUILDINGS, REGULARLY OCCUPIED AREAS OF THE BUILDING SHALL BE PROVIDED WITH AIR FILTRATION MEDIA FOR OUTSIDE AND RETURN AIR THAT PROVIDES AT LEAST A MINIMUM EFFICIENCY REPORTING VALUE (MERV) OF 13. MERV 13 FILTERS SHALL BE INSTALLED PRIOR TO OCCUPANCY, AND RECOMMENDATIONS FOR MAINTENANCE WITH FILTERS OF THE SAME VALUE SHALL BE INCLUDED IN THE OPERATION AND MAINTENANCE MANUAL.
3. IN ADDITION TO TESTING AND ADJUSTING, BEFORE A NEW SPACE-CONDITIONING SYSTEM SERVING A BUILDING OR SPACE IS OPERATED FOR NORMAL USE, BALANCE THE SYSTEM IN ACCORDANCE WITH THE PROCEDURES DEFINED BY THE TESTING ADJUSTING AND BALANCING BUREAU NATIONAL STANDARDS; THE NATIONAL ENVIRONMENTAL BALANCING BUREAU PROCEDURAL STANDARDS; OR ASSOCIATED AIR BALANCE COUNCIL NATIONAL STANDARDS.
5. PROVIDE THE BUILDING OWNER OR REPRESENTATIVE WITH DETAILED OPERATING AND MAINTENANCE INSTRUCTIONS AND COPIES OF GUARANTIES/WARRANTIES FOR EACH SYSTEM.

AIR DISTRIBUTION SCHEDULE

SEE SPECIFICATIONS FOR ADDITIONAL INFORMATION ON GRILLES AND REQUIRED ACCESSORIES AND MANUFACTURERS. COLOR WHITE U.N.O. BY ARCHITECT. ALL GRILLES TO HAVE A DEDICATED VOLUME DAMPER. PROVIDE REMOTE VOLUME DAMPER CONTROLS THROUGH FACE OF GRILLE WHERE ACCESS AND/OR ACCESS PANELS CAN NOT BE INSTALLED.

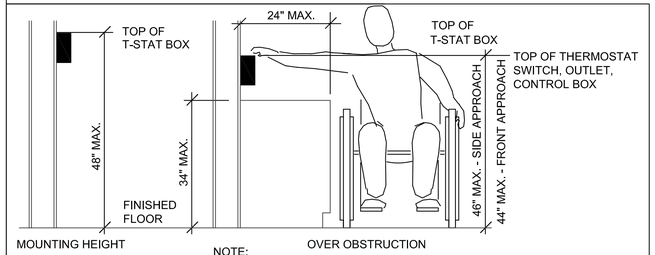
SYMBOL / ABBREVIATION	DESCRIPTION
	SD1 - SUPPLY DIFFUSER TEE-BAR: ALUMINUM - 24" X 24" LAY IN TEE-BAR AND MODULAR CORE TYPE. EXPOSED BLADES WITH 4 MODULAR CORES THAT CAN BE REMOVED AND REPOSITIONED TO PROVIDE ONE-WAY TO FOUR-WAY BLOW PATTERN. SQUARE NECK TYPE. KRUEGER MODEL NUMBER 1240 SERIES WITH FRAME STYLE 23. CORES SHALL BE PUT IN FOUR-WAY BLOW PATTERN UNLESS OTHER WISE NOTED. INCLUDE SQUARE TO ROUND TRANSITION FOR DUCT CONNECTION. STANDARD WHITE COLOR. NO DROP DOWN ANTI-DUST FACE. NO PERFORATED FACE.
	SD2 - SUPPLY DIFFUSER SURFACE MOUNT: ALUMINUM 24" X 24" SURFACE MOUNTED AND MODULAR CORE TYPE WITH RAPID MOUNT INTEGRAL ACCESS FRAME FOR NON RATED HARD LID. EXPOSED BLADES WITH 4 MODULAR CORES THAT CAN BE REMOVED AND REPOSITIONED TO PROVIDE ONE-WAY TO FOR WAY BLOW PATTERN. SQUARE NECK TYPE. KRUEGER MODEL NUMBER 1240 SERIES WITH FRAME STYLE 23. CORES SHALL BE PUT IN FOUR-WAY BLOW PATTERN UNLESS OTHER WISE NOTED. INCLUDE SQUARE TO ROUND TRANSITION FOR DUCT CONNECTION. STANDARD WHITE COLOR. NO DROP DOWN ANTI-DUST FACE. NO PERFORATED FACE. RATED CEILINGS AND JANITOR ROOMS - USE FRAME STYLE 22.
	SD3 - SUPPLY GRILLE SURFACE MOUNTED SIDEWALL MOUNT: KRUEGER ALUMINUM MODEL NUMBER S880H. EXTRUDED ALUMINUM WITH DOUBLE DEFLECTION. INCLUDE TRANSITION FROM DUCT SIZE TO DIFFUSER SIZE. TWO WAY BLOW WITH FRONT BLADES VERTICAL U.N.O. STANDARD WHITE COLOR.
	RG1 / EG1 - RETURN / EXHAUST GRILLE TEE-BAR: ALUMINUM - 24" X 24" PERFORATED LAY IN TEE-BAR TYPE, KRUEGER MODEL NUMBER 56490 WITH FRAME STYLE 23. CONCEALED HINGES. INCLUDE SQUARE TO ROUND TRANSITION FOR DUCT CONNECTION. STANDARD WHITE COLOR.
	RG2 / EG2 - RETURN / EXHAUST GRILLE SURFACE MOUNT: ALUMINUM 24" X 24" SURFACE MOUNTED WITH RAPID MOUNT INTEGRAL ACCESS FRAME FOR NON RATED HARD LID. KRUEGER MODEL NUMBER 56490 WITH FRAME STYLE 23. CONCEALED HINGES. INCLUDE SQUARE TO ROUND TRANSITION FOR DUCT CONNECTION. STANDARD WHITE COLOR. RATED CEILINGS AND JANITOR ROOMS - USE FRAME STYLE 22.
	RG3 / EG3 - RETURN / EXHAUST GRILLE SURFACE MOUNTED SIDEWALL MOUNT AND CEILING MOUNTING KRUEGER ALUMINUM MODEL NUMBER S580H. EXTRUDED ALUMINUM WITH 3/4" CENTERS. INCLUDE TRANSITION FROM DUCT SIZE TO GRILL SIZE. 35 DEGREE ANGLE BLADES HORIZONTAL U.N.O. STANDARD WHITE COLOR.

HVAC LEGEND

SYMBOL	DESCRIPTION
	CEILING MOUNT SUPPLY GRILLE
	CEILING MOUNT RETURN GRILLE
	CEILING MOUNT EXHAUST GRILLE
	SIDEWALL GRILLE SUPPLY / RETURN / EXHAUST
	RIGID DUCT
	LINED DUCTWORK
	FLEXIBLE DUCT (5' MAX.)
	DUCT ELEVATION CHANGE
	DUCT PENETRATION THRU ROOF
	VOLUME DAMPER
T	THERMOSTAT
	EQUIPMENT TAG
	POINT OF DISCONNECTION POD
	POINT OF CONNECTION POC
DETAIL # SHEET #	DETAIL REFERENCE TAG
	ITEM TO BE DEMOLISHED IN HATCHED AREA

ABBREVIATIONS

A.F.F.	ABOVE FINISHED FLOOR	(E)	EXISTING TO REMAIN	O.S.A.	OUTSIDE AIR
A.F.G.	ABOVE FINISHED GRADE	ELEC.	ELECTRICAL	P.O.C.	POINT OF CONNECTION
ABV.	ABOVE	ELEV.	ELEVATION	S.O.V.	SHUT OFF VALVE
ARCH.	ARCHITECT(URAL)	FLR.	FLOOR	(R)	TO BE REMOVED
B/G	BELOW GRADE	FT.	FOOT OR FEET	RTU	ROOFTOP UNIT
BEL.	BELOW	MAX.	MAXIMUM	TYP.	TYPICAL
CLG.	CEILING	MFR.	MANUFACTURER	V.T.R.	VENT THRU ROOF
DIF	DIFFUSER	N.I.C.	NOT IN CONTRACT	UTR	UP THROUGH ROOF



NOTE:
PROVIDE 30"W x 27"H x 19"-25"D MIN. TOE/KNEE CLEARANCE FOR FRONT APPROACH OVER OBSTRUCTION.

THERMOSTAT/SENSOR MOUNTING HEIGHTS — SCALE NTS — 1

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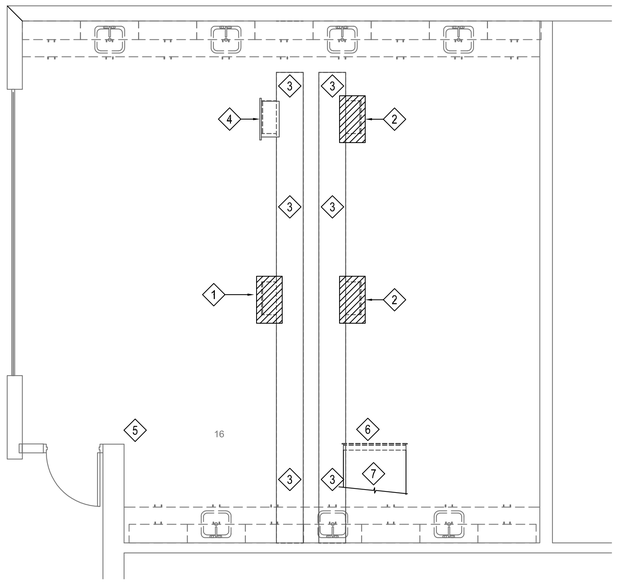
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	BID SET	09/29/26

Sheet Title: MECHANICAL LEGENDS AND NOTES

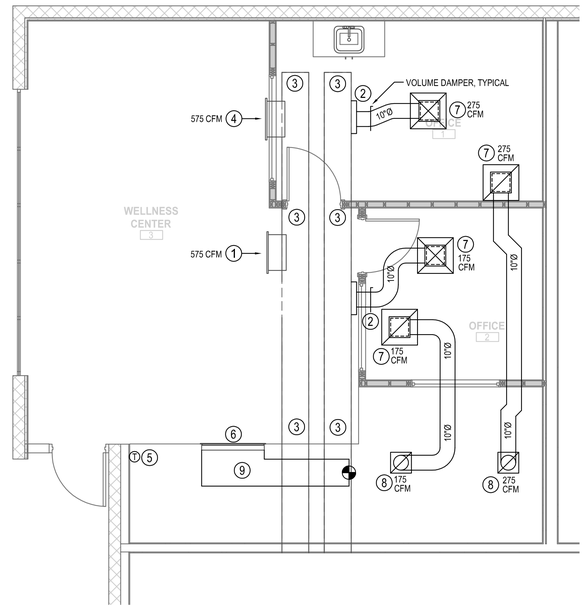
Project Architect: KATHERINE LORD

Project Number: 1905-124

Sheet Number: M1



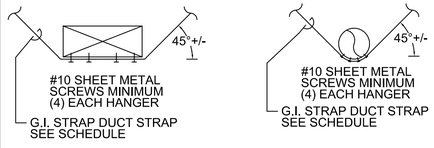
GENERAL NOTES	
A	PRIOR TO ANY CONSTRUCTION, PROVIDE A COMPLETE AIR READ INCLUDING BUT NOT LIMITED TO AIR READ AT ALL GRILLES, STATIC PRESSURES, MECHANICAL EQUIPMENT, AND OVER ALL SYSTEM FUNCTIONS.



#	DEMO KEYED NOTES
1	CAREFULLY REMOVE EXISTING GRILLE AND CONNECTOR. THIS SUPPLY GRILLE TO BE RELOCATED IN NEXT JOIST BAY PER NEW MECHANICAL FLOOR PLAN. PATCH WITH MATCHING DUCTWORK MATERIAL AS THIS DUCTWORK WILL REMAIN VISIBLE.
2	CAREFULLY REMOVE EXISTING GRILLE AND PATCH WITH MATCHING DUCTWORK MATERIAL AS THIS DUCTWORK WILL REMAIN VISIBLE. COORDINATE DEMO AND REPAIR WITH NEW WORK. REPAINT TO MATCH EXISTING DUCT.
3	PROTECT IN PLACE EXISTING DUCWORK TO REMAIN.
4	PROTECT IN PLACE EXISTING SUPPLY GRILLE TO REMAIN.
5	CAREFULLY REMOVE EXISTING WALL THERMOSTAT/SENSOR FOR RELOCATION AS SHOWN ON NEW WORK.
6	REMOVE AND RELOCATE EXISTING RETURN AIR GRILL AND DUCTWORK TO NEW LOCATION.
7	EXISTING RETURN AIR DUCTWORK TO REMAIN AND BE REUSED.

(#)	NEW WORK KEYED NOTES
1	CLEAN AND REPAIR EXISTING SUPPLY GRILLE. INSTALL IN NEW LOCATION AS SHOW IN JOIST BAY. PAINT COLOR PER ARCH. PROVIDE AND INSTALL NEW VOLUME DAMPER FOR AIR BALANCING.
2	PATCH AND REPAIR DUCT WHERE DEMOLISHED GRILLE WAS WITH MATCHING DUCTWORK MATERIAL.
3	PROTECT IN PLACE EXISTING DUCTWORK TO REMAIN.
4	CLEAN AND REPAIR EXISTING SUPPLY GRILLE. PROVIDE NEW DUCTWORK TO EXTEND SUPPLY GRILLE AND PLENUM THROUGH THE NEW OFFICE WALL. PAINT COLOR PER ARCH. PROVIDE AND INSTALL NEW VOLUME DAMPER FOR AIR BALANCING.
5	REINSTALL EXISTING WALL THERMOSTAT/SENSOR AS SHOWN ON FLOOR PLANS. EXTEND AND CONNECT PLENUM RATED CONTROL WIRING FOR A COMPLETE SYSTEM.
6	CLEAN AND REPAIR EXISTING RETURN GRILLE. RELOCATED TO NEW LOCATION. PAINT COLOR BY ARCH. INSTALL VOLUME DAMPER FOR AIR BALANCING.
7	SEE DETAIL #1 THIS SHEET FOR GRILLE DETAIL USING A LINED PLENUM BOX FOR REDUCING SOUND TRANSMISSION. THIS DETAIL IS REQUIRED FOR PRIVACY. HARD PIPING DUCT TO GRILLE IS PROHIBITED.
8	14"X14" TRANSFER CEILING RETURN AIR GRILLE MOUNTED TO DRYWALL CEILING. REFER TO DETAIL #1.
9	CONNECT NEW RETURN AIR DUCT FROM RELOCATED RETURN AIR GRILLE TO EXISTING RETURN AIR DUCTWORK.

NOT USED — SCALE NTS — 3

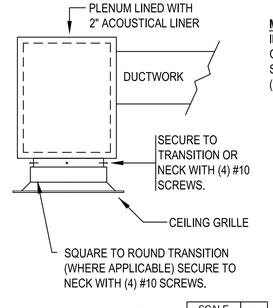


MAX. ROUND DUCT DIA.	MAX. LOAD EACH HANGER	MAX. HANGER SPACING	HANGER SIZE
UP TO 10" DIA.	24#	6'-0"	1" X 22 G.A.
12" TO 18"	96#	6'-0"	1" X 22 G.A.

MAX. RECT. OR SQ. DUCT DIM.	MAX. LOAD EACH HANGER	MAX. HANGER SPACING	HANGER SIZE
UP TO 10"	72#	6'-0"	1" X 22 G.A.
12" TO 18"	96#	6'-0"	1" X 22 G.A.

GENERAL NOTE: SUPPORT FOR ALL DUCTWORK AND EQUIPMENT SHALL CONFORM TO "GUIDELINES FOR SEISMIC RESTRAINTS OF MECHANICAL SYSTEMS AND PLUMBING PIPING SYSTEMS" AS PREPARED BY "SMACNA" AND "PPIC."

DUCT SUPPORT — SCALE NTS — 2



MINIMUM DIMENSIONS OF PLENUM.
ID OF PLENUM = NECK OF GRILLE +2" MIN.
OD OF PLENUM = ID + 2" ACOUSTIC LINER ALL SIDES INCLUDING HEIGHT.
(ID + 2" LINER + 2" LINER)

GRILLE PLENUM DETAIL — SCALE NTS — 1

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Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: MECHANICAL DEMO AND NEW FLOOR PLAN

Project Architect: KATHERINE LORD

Project Number: 1905-124

Sheet Number: M2

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PLUMBING LEGEND

SYMBOL	DESCRIPTION
CW	COLD WATER PIPING
HW	HOT WATER PIPING
HWR	HOT WATER RETURN PIPING
XXX	PIPE SPECIFIC IDENTIFIER
	WASTE PIPING BELOW GRADE
	WASTE PIPING ABOVE GRADE
	VENT PIPING
	UNDERGROUND VENT PIPING
	TRAP PRIMER WATER
CD	CONDENSATE DRAIN PIPING
OCD	OVERFLOW CONDENSATE DRAIN PIPING
	FLOOR DRAIN
	FLOOR SINK
	WALL CLEANOUT
	FLOOR CLEANOUT
	SHUT OFF VALVE
	PRESSURE REDUCING VALVE
	BACKFLOW PREVENTER
	TEMPERATURE & PRESSURE RELEIF VALVE
	UNION
	HOSE BIBB
	WATER HAMMER ARRESTOR
	TRAP PRIMER
	POINT OF CONNECTION
	DEEP SEAL TRAP
	VENT THRU ROOF
	ELBOW UP
	ELBOW DOWN
	TEE DOWN
	TEE UP

ABBREVIATIONS

A.F.F.	ABOVE FINISHED FLOOR	ELEC.	ELECTRICAL	LPG	LOW PRESSURE GAS
A.F.G.	ABOVE FINISHED GRADE	ELEV.	ELEVATION	MIN.	MINIMUM
ABV.	ABOVE	FLR.	FLOOR	N.I.C.	NOT IN CONTRACT
ARCH.	ARCHITECT(URAL)	FT.	FOOT OR FEET	P.O.C.	POINT OF CONNECTION
AW	ACID WASTE	G.P.M.	GALLONS PER MINUTE	U/F	UNDER FLOOR
B/G	BELOW GRADE	GW	GREASE WASTE	SOV	SHUT OFF VALVE
BEL.	BELOW	I.E.	INVERT ELEVATION	SS	SANITARY SEWER
B.F.F.	BELOW FINISHED FLOOR	IW	INDIRECT WASTE	TYP.	TYPICAL
DN	DOWN	MAX.	MAXIMUM	V.T.R.	VENT THRU ROOF
(E)	EXISTING TO REMAIN	MFR.	MANUFACTURER	U/G	UNDER GROUND

PIPING LABELING

COORDINATION AND COMPLIANCE WITH ADDITIONAL OWNER STANDARDS AND/OR REQUIRMENTS IS REQUIRED.

LABEL PIPING MARKERS SHALL COMPLY WITH NFPA 99, ANSI & ASME STANDARDS AND SUPERSEDE IF IN CONFLICT.
LABEL PIPING FOR EXTERIOR SHALL BE RATED FOR EXTERIOR, WEATHER PROOF AND UV RESISTANT

UNLESS STATED OTHERWISE THE MINIMUM PIPE LABELING REQUIREMENTS ARE:
A. LABELING SHALL BE ON 6 FOOT MAXIMUM CENTERS IN CEILING SPACE(S), CRAWL SPACE(S), CONCEALED SPACE(S) OR ANY NON-OPEN/EXPOSED AREAS.
B. LABELING SHALL BE ON 20 FOOT MAXIMUM CENTERS FOR HORIZONTAL PIPING IN OPEN AND EXPOSED AREAS EASILY VIEWABLE FROM FLOOR LEVEL AND/OR NORMAL APPROACH.
C. LABELING SHALL BE ON 10 FOOT MAXIMUM CENTERS FOR VERTICAL PIPING.
D. DIRECTION ARROWS REQUIRED AT EACH LABEL.
E. LABELING AT VALVES, PIPING T'S, CHANGES IN DIRECTION.
F. LABELING ON BOTH SIDES OF CEILING, WALL, FLOOR PENETRATIONS, OR OBSTRUCTION(S) BLOCKING VIEW.
G. LABELING SHALL BE WEATHER PROOF.

UNLESS STATED OTHERWISE MINIMUM LABEL REQUIRMENTS SHALL BE:
PIPING UP THRU 1.25" DIAMETER = 1" X 8" LABEL SIZE WITH TEXT HEIGHT OF .5".
GREATER THAN 1.25" UP TO 2" DIAMETER = 1" X 8" LABEL WITH TEXT HEIGHT OF .75".
GREATER THAN 2" UP TO 7" DIAMETER = 2" X 12" LABEL WITH TEXT HEIGHT OF 1.25".
GREATER THAN 7" UP TO 10" DIAMETER = 3" X 24" LABEL WITH TEXT HEIGHT OF 2.5".
PIPING GREATER THAN 10" IN DIAMETER = 4" X 32" LABEL WITH TEXT HEIGHT OF 3.5".

GREEN BUILDING CODE NOTES:

1. LAVATORY FAUCETS IN RESTROOMS SHALL BE THE SELF CLOSING TYPE AND SHALL NOT EXCEED A WATER FLOW OF 0.20 GAL/USE.

2. PROVIDE THE BUILDING OWNER OR REPRESENTATIVE WITH DETAILED OPERATING AND MAINTENANCE INSTRUCTIONS AND COPIES OF GUARANTIES/WARRANTIES FOR EACH SYSTEM. O&M INSTRUCTIONS SHALL BE CONSISTENT WITH OSHA REQUIREMENTS IN CCR, TITLE 8, SECTION 5142, AND OTHER RELATED REGULATIONS.

3. PLUMBING FIXTURES AND FITTINGS SHALL COMPLY WITH ALL THE REQUIREMENTS IN SECTION 5.303 IN THE CURRENT CALIFORNIA GREEN BUILDING CODE.

2022 CALIFORNIA GREEN BUILDING STANDARDS CODE, TITLE 24, PART 11
5.303.3 WATER CONSERVING PLUMBING FIXTURES AND FITTINGS.
PLUMBING FIXTURES (WATER CLOSETS AND URINALS) AND FITTINGS (FAUCETS AND SHOWERHEADS) SHALL COMPLY WITH THE FOLLOWING:
5.303.3.1 WATER CLOSETS.
THE EFFECTIVE FLUSH VOLUME OF ALL WATER CLOSETS **SHALL NOT EXCEED 1.28 GALLONS PER FLUSH**. TANK-TYPE WATER CLOSETS SHALL BE CERTIFIED TO THE PERFORMANCE CRITERIA OF THE US EPA WATERSENSE SPECIFICATION FOR TANK-TYPE TOILETS.
NOTE: THE EFFECTIVE FLUSH VOLUME OF DUAL FLUSH TOILETS IS DEFINED AS THE COMPOSITE, AVERAGE FLUSH VOLUME OF TWO REDUCED FLUSHES AND ONE FULL FLUSH.
5.303.3.2 URINALS.
5.303.3.2.1 WALL-MOUNTED URINALS.
THE EFFECTIVE FLUSH VOLUME OF WALL-MOUNTED URINALS SHALL NOT EXCEED 0.125 GALLONS PER FLUSH.
5.303.3.2.2 FLOOR-MOUNTED URINALS.
THE EFFECTIVE FLUSH VOLUME OF FLOOR-MOUNTED OR OTHER URINALS SHALL NOT EXCEED 0.5 GALLONS PER FLUSH.
5.303.3.3 SHOWERHEADS.
5.303.3.3.1 SINGLE SHOWERHEAD.
SHOWERHEADS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 1.8 GALLONS PER MINUTE AT 80 PSI. SHOWERHEADS SHALL BE CERTIFIED TO THE PERFORMANCE CRITERIA OF THE US EPA WATERSENSE SPECIFICATION FOR SHOWERHEADS.
5.303.3.3.2 MULTIPLE SHOWERHEADS SERVING ONE SHOWER.
WHEN A SHOWER IS SERVED BY MORE THAN ONE SHOWERHEAD, THE COMBINED FLOW RATE OF ALL SHOWERHEADS AND/OR OTHER SHOWER OUTLETS CONTROLLED BY A SINGLE VALVE SHALL NOT EXCEED 1.8 GALLONS PER MINUTE AT 80 PSI, OR THE SHOWER SHALL BE DESIGNED TO ALLOW ONLY ONE SHOWER OUTLET TO BE IN OPERATION AT A TIME.
NOTE: A HAND-HELD SHOWER SHALL BE CONSIDERED A SHOWERHEAD.
5.303.3.4 FAUCETS AND FOUNTAINS.
5.303.3.4.1 NONRESIDENTIAL LAVATORY FAUCETS.
LAVATORY FAUCETS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 0.5 GALLONS PER MINUTE AT 60 PSI.
5.303.3.4.2 KITCHEN FAUCETS.
KITCHEN FAUCETS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 1.8 GALLONS PER MINUTE AT 60 PSI. KITCHEN FAUCETS MAY TEMPORARILY INCREASE THE FLOW ABOVE THE MAXIMUM RATE, BUT NOT TO EXCEED 2.2 GALLONS PER MINUTE AT 60 PSI, AND MUST DEFAULT TO A MAXIMUM FLOW RATE OF 1.8 GALLONS PER MINUTE AT 60 PSI.
5.303.3.4.3 WASH FOUNTAINS.
WASH FOUNTAINS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 1.8 GALLONS PER MINUTE/20 [RIM SPACE (INCHES) AT 60 PSI].
5.303.3.4.4 METERING FAUCETS.
METERING FAUCETS SHALL NOT DELIVER MORE THAN 0.20 GALLONS PER CYCLE.
5.303.3.4.5 METERING FAUCETS FOR WASH FOUNTAINS.
METERING FAUCETS FOR WASH FOUNTAINS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 0.20 GALLONS PER CYCLE/20 [RIM SPACE (INCHES) AT 60 PSI].
NOTE: WHERE COMPLYING FAUCETS ARE UNAVAILABLE, AERATORS OR OTHER MEANS MAY BE USED TO ACHIEVE REDUCTION.
5.303.3.4.6 PRE-RINSE SPRAY VALVE.
WHEN INSTALLED, SHALL MEET THE REQUIREMENTS IN THE CALIFORNIA CODE OF REGULATIONS, TITLE 20 (APPLIANCE EFFICIENCY REGULATIONS), SECTION 1605.1(H)(4) TABLE H-2, SECTION 1605.3(H)(4)(A), AND SECTION 1607(D)(7), AND SHALL BE EQUIPPED WITH AN INTEGRAL AUTOMATIC SHUTOFF.
FOR REFERENCE ONLY: THE FOLLOWING TABLE AND CODE SECTION HAVE BEEN REPRINTED FROM THE CALIFORNIA CODE OF REGULATIONS, TITLE 20 (APPLIANCE EFFICIENCY REGULATIONS), SECTION 1605.1(H)(4) AND SECTION 1605.3(H)(4)(A).

TABLE H-2 STANDARDS FOR COMMERCIAL PRE-RINSE SPRAY VALVES MANUFACTURED ON OR AFTER JANUARY 28, 2019

PRODUCT CLASS [SPRAY FORCE IN OUNCE FORCE (OZF)]	MAXIMUM FLOW RATE (GPM)
PRODUCT CLASS 1 (£ 5.0 OZF)	1.00
PRODUCT CLASS 2 (> 5.0 OZF AND S 8.0 OZF)	1.20
PRODUCT CLASS 3 (> 8.0 OZF)	1.28

TITLE 20 SECTION 1605.3(H)(4)(A): COMMERCIAL PRERINSE SPRAY VALVES MANUFACTURED ON OR AFTER JANUARY 1, 2006, SHALL HAVE A MINIMUM SPRAY FORCE OF NOT LESS THAN 4.0 OUNCES-FORCE (OZF) [113 GRAMS-FORCE (GF)].

5.303.4 COMMERCIAL KITCHEN EQUIPMENT.
5.303.4.1 FOOD WASTE DISPOSERS.
DISPOSERS SHALL EITHER MODULATE THE USE OF WATER TO NO MORE THAN 1 GPM WHEN THE DISPOSER IS NOT IN USE (NOT ACTIVELY GRINDING FOOD WASTE/NO-LOAD) OR SHALL AUTOMATICALLY SHUT OFF AFTER NO MORE THAN 10 MINUTES OF INACTIVITY. DISPOSERS SHALL USE NO MORE THAN 8 GPM OF WATER.
NOTE: THIS CODE SECTION DOES NOT AFFECT LOCAL JURISDICTION AUTHORITY TO PROHIBIT OR REQUIRE DISPOSER INSTALLATION.
5.303.5 AREAS OF ADDITION OR ALTERATION.
FOR THOSE OCCUPANCIES WITHIN THE AUTHORITY OF THE CALIFORNIA BUILDING STANDARDS COMMISSION AS SPECIFIED IN SECTION 103, THE PROVISIONS OF SECTIONS 5.303.3 AND 5.303.4 SHALL APPLY TO NEW FIXTURES IN ADDITIONS OR AREAS OF ALTERATION TO THE BUILDING.
5.303.6 STANDARDS FOR PLUMBING FIXTURES AND FITTINGS.
PLUMBING FIXTURES AND FITTINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE CALIFORNIA PLUMBING CODE, AND SHALL MEET THE APPLICABLE STANDARDS REFERENCED IN TABLE 1701.1 OF THE CALIFORNIA PLUMBING CODE AND IN CHAPTER 6 OF THIS CODE.

ADDITIONAL NOTES:

A. LAVATORY FAUCETS IN RESTROOMS SHALL BE THE SELF CLOSING TYPE AND SHALL NOT EXCEED A WATER FLOW OF 0.20 GAL/USE.

B. TOILETS SHALL BE ULTRA LOW FLUSH TYPE 1.28 G.P.F. MAX.).

SANITARY SEWER, VENT SYSTEM

ABOVE GRADE PIPING:
SHALL BE OF HUBLESS CAST IRON SOIL PIPE AND FITTINGS AND SHALL CONFORM TO THE REQUIREMENTS OF CISPI (CAST IRON PIPE INSTITUTE STANDARD 301 AND ASTM A 888 (STANDARD SPECIFICATIONS FOR HUBLESS CAST IRON SOIL PIPE AND FITTINGS). CAST IRON SOIL PIPE AND FITTINGS FOR ALL PIPE SHALL BE MARKED WITH THE COLLECTIVE TRADEMARK OF THE CAST IRON PIPE INSTITUTE OR RECEIVE PRIOR APPROVAL OF THE ENGINEER. JOINTS FOR HUBLESS PIPE AND FITTINGS SHALL CONFORM TO THE MANUFACTURER'S INSTALLATION INSTRUCTIONS, THE CISPI STANDARD 301, AND LOCAL CODE REQUIREMENTS. HUBLESS COUPLING GASKETS SHALL CONFORM TO ASTM STANDARD C 564. JOINTS SHALL BE MADE WITH MISSION HEAVY WEIGHT BANDS ASTMC-564 NEOPRENE RUBBER, #A240A BAND (80 LB.) OR HUSKY HEAVY DUTY HD 2000 BANDS. HEAVY WEIGHT BANDS SHALL BE SLEEVE TYPE ASSEMBLIES OF NEOPRENE INNER GASKETS AND 304 STAINLESS STEEL MULTIPLE CLAMPS AND OUTER SHIELD 304 STAINLESS STEEL. ABOVE GROUND VENTS CAN HAVE CISPI #310 MANUFACTURED BY ANACO OR MISSION STAINLESS STEEL BANDS.

BELOW GRADE:
SOLID WALL SCHEDULE 40 POLYVINYL CHLORIDE (PVC) GRAVITY DWV SEWER PIPE AND FITTINGS. SOLID WALL PVC PIPE AND FITTINGS SHALL BE MADE BY VIRGIN PVC COMPOUNDS MEETING THE ASTM D-2665. PVC SHALL COMPLY WITH ASTM D-1785. FOR GLUE JOINTS, PROVIDE WELD-ON #2721 MEDIUM BODIED BLUE GLUE.

DOMESTIC WATER SYSTEM

ABOVE GRADE PIPING:
SYSTEM SHALL BE TYPE "L" HARD TEMPER SEAMLESS COPPER TUBING PER ASTM B-88, AND WROUGHT SOLDER JOINT: FITTINGS PER ANSI B16.22, OR CAST BRONZE SOLDER JOINT FITTINGS PER ANSI B16.18. USE 95-5 TIN-ANTIMONY SOLDER. ALL EXTERIOR WATER PIPE SHALL BE PRIMED WITH PRIMER PAINT. A SECOND COAT OF ENAMEL PAINT SHALL BE APPLIED OVER THE PRIMER. THE COLOR OF THE SECOND COAT OF PAINT SHALL MATCH THE COLOR OF THE EXTERIOR WALL.

BELOW GRADE PIPING:
SYSTEM WITHIN BUILDING SHALL BE TYPE "K" HARD TEMPER SEAMLESS COPPER TUBING PER ASTM B-88. FITTINGS SHALL BE WROUGHT SOLDER JOINT PER ANSI B16.22, OR CAST BRONZE SOLDER JOINT PER ANSI B16.18. USE 1000OF SILVER SOLDER. ALL UNDERGROUND PIPING WITHIN THE BUIDLING SHALL BE ENCLOSED IN A SCHEDULE 40 PVC SLEEVE.

PIPING INSULATION:

HOT WATER AND CONDENSATE SHALL BE INSULATED WITH GLASS FIBER: MANVILLE MICRO-LOK MEETING ASTM C547 OR EQUAL; RIGID MOLDED, NONCOMBUSTIBLE, CLASS 1 NOT TO EXCEED 25 FLAME SPREAD AND 50 SMOKE DEVELOPED. 'K' ('KSI') VALUE: 0.23 AT 75 DEGREES F (0.033 AT 24 DEGREES C). MAXIMUM SERVICE TEMPERATURE: 850 DEGREES F (454 DEGREES C).

Domestic hot water piping shall be insulated per section 609.12 CPC
HOT WATER PIPE INSULATION SHALL HAVE A MINIMUM WALL THICKNESS OF NOT LESS THAN THE DIAMETER OF THE PIPE FOR A PIPE UP TO 2 INCHES (50 MM) IN DIAMETER. INSULATION WALL THICKNESS SHALL BE NOT LESS THAN 2 INCHES (51 MM) FOR A PIPE OF 2 INCHES (50 MM) OR MORE IN DIAMETER.

COLD WATER PIPE SIZING TABLE & CALCULATIONS

PIPE SIZE	@ 8 FPS OR 8 PSI/100 FT MAX GPM	MAXIMUM WATER FLUSH TANK
1/2"	3	3
3/4"	8	10
1"	15	21
1 1/4"	30	54
1 1/2"	42	85
2"	72	236
2 1/2"	120	479
3"	160	692

HOT WATER PIPE SIZING TABLE & CALCULATIONS

PIPE SIZE	@ 5 FPS OR 8 PSI/100 FT MAX GPM	MAXIMUM WATER FIXTURE UNITS FLUSH TANK
1/2"	3	3
3/4"	7	8
1"	12	16
1 1/4"	19	28
1 1/2"	28	48
2"	48	119

ABOVE INFORMATION FROM UPC AND CPC TABLES APPENDIX A TABLE AND CHART A 103.1

WATER CALCULATIONS

SIZES BASED ON CPC 2022 EDITION.
SIZES BASED ON MAXIMUM FRICTION LOSS FOR TYPE "L" COPPER PIPE.
MAXIMUM SYSTEM VELOCITY OF 8 FEET PER SECOND.
PRESSURE ANALYSIS FOR BUILDING:
1. MAXIMUM DEVELOPED LENGTH OF PIPING SYSTEM FROM METER TO MOST REMOTE OUTLET = 150 FEET
2. AVERAGE MAXIMUM / MINIMUM WATER PRESSURE AT METER = 80 PSI
3. WATER METER PRESSURE LOSS = 10 PSI
4. BACKFLOW - REDUCED PRINCIPLE TYPE PRESSURE LOSS = 6 PSI
5. PRESSURE REDUCING VALVE (PRV-1) PRESSURE SET AT BUILDING = 64 PSI
6. MAXIMUM STATIC HEIGHT = 20 FEET X .43 PSI/FOOT 9 PSI
7. MINIMUM PRESSURE REQUIRED AT MOST REMOTE FIXTURE = 20 PSI
8. AVAILABLE PRESSURE FOR WATER SYSTEM = 35 PSI
9. AVAILABLE PRESSURE DROP PER 100 FEET OF LENGTH = (35 PSI X 100)/150 = 23.3 PSI PER 100 FEET

CODE REFERENCES:

1. CALIFORNIA MECHANICAL CODE 2022 (CMC 2025)

2. CALIFORNIA PLUMBING CODE 2025 (CPC 2025)

3. CALIFORNIA T-24 ENERGY STANDARDS (T-24 2025)

GENERAL PROJECT NOTES:

1. PROVIDE WORK IN COORDINATION WITH CURRENT CALIFORNIA PLUMBING CODE AND CALIFORNIA T-24 ENERGY STANDARDS FOR THIS PROJECT.

2. OWNER'S REPRESENTATIVE MUST BE NOTIFIED AND GIVEN APPROVAL 72 HRS. BEFORE ANY DOWNTIME OF EXISTING PLUMBING SYSTEMS IS ALLOWED.

3. ALL METAL STRUT, PIPE SUPPORTS, HANGERS, ETC., SHALL BE HOT DIPPED GALVANIZED AFTER FABRICATION PER ASTM A123. ALL THREADED PRODUCTS, THREADED ROD, NUTS, BOLTS, ETC., SHALL BE HOT DIPPED GALVANIZED IN CONFORMANCE WITH ASTM A153. GALVANIZED COATINGS DAMAGED BY TRANSPORTING, HANDLING CUTTING, BOLTING OR WELDING SHALL BE REPAIRED USING ASTM A780 ZINC-RICH PAINT FOR GALVANIZING.

4. CONTRACTOR SHALL VERIFY ALL EQUIPMENT MODEL NUMBERS, CAPACITIES, SIZES, VOLTAGES, AND ALL OTHER SCHEDULED INFORMATION WITH OTHER APPLICABLE TRADES AND WITH MANUFACTURER PRIOR TO INSTALLATION.

5. CONTRACTOR SHALL CAREFULLY REVIEW THESE PLANS AND SPECIFICATIONS PRIOR TO BID. CONTRACTOR SHALL ALSO REVIEW PLANS AND SPECIFICATIONS OF RELATED TRADES (INCLUDING CIVIL, STRUCTURAL, AND ELECTRICAL) PRIOR TO BID TO INSURE AN ACCURATE UNDERSTANDING OF EXACT SCOPE OF WORK. ANY ITEMS REQUIRING CLARIFICATION SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IN SUFFICIENT TIME TO BE INCORPORATED INTO THE BID.

6. THESE DRAWINGS ARE ESSENTIALLY DIAGRAMMATIC, AND ARE NOT INTENDED TO INDICATE ALL DETAILS AND NECESSARY OFFSETS OF DUCTWORK AND PIPING. THE CONTRACTOR SHALL INSTALL MATERIAL AND EQUIPMENT IN A MANNER AS TO CONFORM TO STRUCTURE, AVOID OBSTRUCTIONS, PRESERVE HEADROOM, AND KEEP OPENINGS AND PASSAGEWAYS CLEAR. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IN WRITING IF ANY DISCREPANCIES OR CONFLICTS THAT WOULD AFFECT THE SYSTEM PERFORMANCE OR INCUR ADDITIONAL COSTS. THIS NOTIFICATION SHALL BE SUBMITTED PRIOR TO INSTALLATION OF THE ITEMS CONCERNED.

7. NO ITEMS SHALL BE REUSED UNLESS NOTED OTHERWISE.

8. IT IS THE CONTRACTORS RESPONSIBILITY TO COORDINATE WITH ALL TRADES PRIOR TO AND DURING WORK.

9. THE INTENT IS TO KEEP ALL EQUIPMENT AND PIPING AS HIGH AND TIGHT TO UNDERSIDE OF STRUCTURE WHERE ATTIC/CEILING CLEARANCES ARE TIGHT. THE CONTRACTOR SHALL USE BEAM BAYS AND SIMILAR TO CROSS PRESSURIZED PIPING WHERE POSSIBLE.

10 SERVICEABLE EQUIPMENT AND SIMILAR VALVES LOCATED IN AN ATTICE/CEILING SPACE SHALL BE INSTALLED SO THAT THEY CAN BE ACCESSED THROUGH CEILING ACCESS PANEL WITH IN A ARMS REACH. IF EQUIPMENT AND/OR VALVES ARE BEYOND AN ARMS REACH, THE CONTRACTOR SHALL PROVIDE A SERVICE PLATFORM PER CODE.

DRAINAGE WASTE AND VENT NOTES:

1. EACH PLUMBING FIXTURE THAT CONNECTS TO THE SANITARY SEWER SYSTEM SHALL BE PROPERLY TRAPPED AND VENTED IN ACCORDANCE WITH THE CURRENT CALIFORNIA PLUMBING CODE.

2. SLOPE OF SANITARY SEWER PIPING TO BE MINIMUM OF 1/4 INCH PER FOOT.

3. FLOOR DRAINS OR SIMILAR TRAPS DIRECTLY CONNECTED TO THE DRAINAGE SYSTEM AND SUBJECT TO INFREQUENT USE SHALL BE PROVIDED WITH AN APPROVED AUTOMATIC MEANS OF MAINTAINING THEIR WATER SEALS.

4. BUILDING DRAIN AND VENT PIPING MATERIALS SHALL COMPLY WITH SECTIONS 701.0 AND 903.0 OF THE CURRENT CALIFORNIA PLUMBING CODE.

5. ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.

6. EACH VENT SHALL RISE VERTICALLY TO A POINT NOT LESS THAN SIX (6) INCHES ABOVE THE FLOOD-LEVEL RIM OF THE FIXTURE SERVED BEFORE OFFSETTING HORIZONTALLY OR BEFORE BEING CONNECTED TO ANY OTHER VENT. VENTS LESS THAN SIX (6) INCHES ABOVE THE FLOOD-LEVEL RIM OF THE FIXTURE SHALL BE INSTALLED WITH APPROVED DRAINAGE FITTINGS, MATERIAL, AND GRADE TO THE DRAIN.

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Issue Schedule

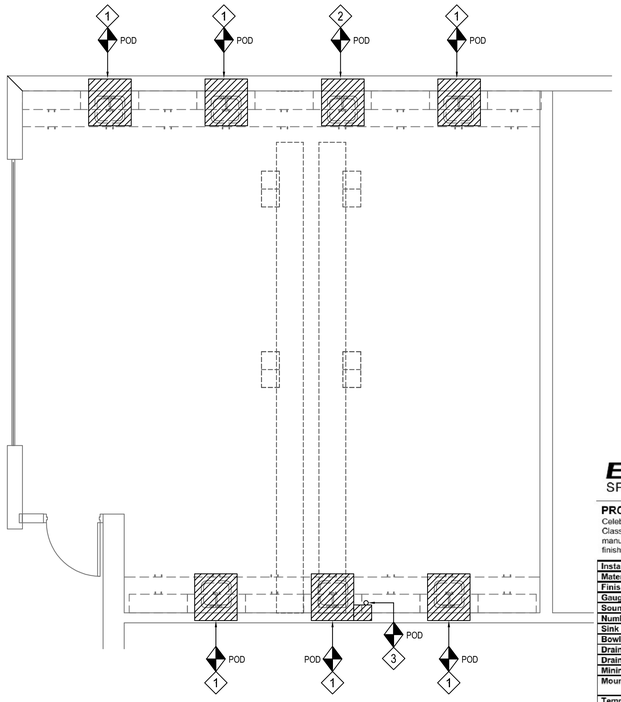
No.	Description	Date
	BID SET	09/29/26

Sheet Title: PLUMBING LEGENDS AND NOTES

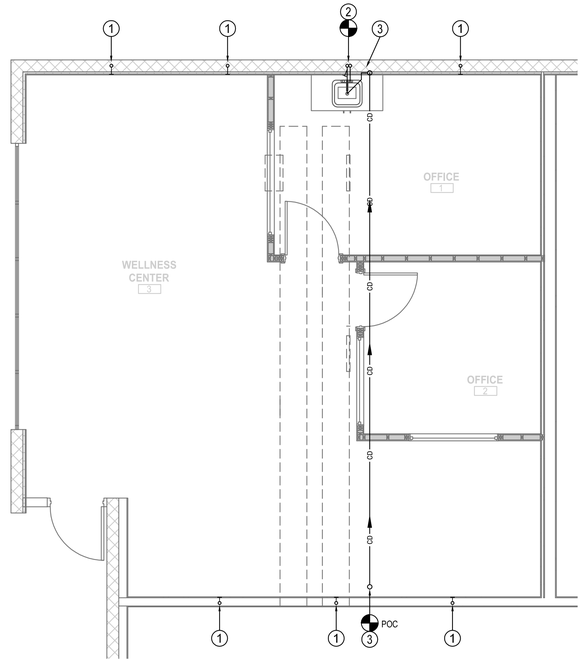
Project Architect: KATHERINE LORD

Project Number: 1905-124

Sheet Number: P1



	GENERAL NOTES
A	ALL PIPING TO BE LABLED PER SHEET P001.
B	CONDENSATE PIPING TO BE CONTINUOUSLY INSULATED PER SHEET P001. CONDENSATE PIPING TO BE SLOPED AT 1/4" PER FOOT SLOPE.



ELKAY SPECIFICATIONS

Celebrity® Stainless Steel 25" x 17" x 6-1/2" 2-Hole Single Bowl Drop-in Classroom ADA Sink w/VR Faucet+Drain+Bubbler

Model(s) CDKAD2517VRC

PRODUCT SPECIFICATIONS

Celebrity® Stainless Steel 25" x 17" x 6-1/2" 2-Hole Singla Bowl Drop-in Classroom ADA Sink w/VR Faucet+Drain+Bubbler. Sink is manufactured from 20 gauge 304 Stainless Steel with a Brushed Satin finish, Center drain placement, and Bottom only pads.

Installation Type:	Drop-in, Sink Kits
Material:	304 Stainless Steel
Finish:	Brushed Satin
Gauge:	20
Sound Deadening:	Bottom only pads
Number of Bowls:	1
Sink Dimensions:	25" x 17" x 6-1/2"
Bowl 1 Dimensions:	15-3/4" x 14" x 6-3/8"
Drain Size:	3-1/2" (89mm)
Drain Location:	Center
Minimum Cabinet Size:	30"
Mounting Hardware:	Part # 64090012 included for countertops up to 3/4" (19mm) thick
Template Included:	No
Cutout Template #:	1000001248

Template is available for download at elkay.com. CAD software will be required to open the template.

Cutout Dimensions for Drop-in Installation:
24-3/8" x 16-3/8" (619mm x 416mm) with 1-1/2" (38mm) corner radius



Included with Product: **LKDVR208513LC faucet, LKVR18 drain, LKVR1141A bubblers**

A Century of Tradition and Quality.
For more than 100 years, Elkay has been making innovative products and providing exceptional customer care. We take pride in offering plumbing products that make life easier, inspire change and leave the world a better place.

Product Compliance: ADA & ICC A117.1
ASME A112.19.3/CSA B45.4
Faucet: ASME A112.18.1/CSA B125.1
CEC
NSF 372 (**lead free**)
NSF 61 (Q51
Accessory: ASME A112.18.2/CSA B125.2

Sinks are listed by IAPMO® as meeting the applicable requirements of the Uniform Plumbing Code®, International Plumbing Code®, and National Plumbing Code of Canada.

Complies with ADA & ICC A117.1 accessibility requirements when installed according to the requirements outlined in these standards.



Special Features:	Solid Brass Construction, Vandal resistant
Installation Type:	Deck Mount
Material:	Chrome-plated Brass
Finish:	Chrome (CR)
Dimensions:	5-1/16" x 1-15/16" x 5-11/16"
Shipping Weight:	4 lbs.



Material:	Nickel-plated Brass
Finish:	Polished Nickel (PN)
Dimensions:	4-5/8" x 4-5/8" x 6-5/8"
Shipping Weight:	1 lbs.

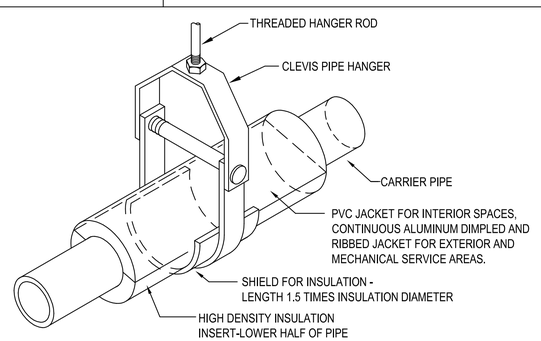


Mounting Type:	Deck Mount
Special Features:	Solid Brass Construction
Finish:	Chrome (CR)
Handle Type:	2.6" Lever Handle
Deck Clearance:	9-3/8"
Spout Reach:	6"
Spout Height:	12-1/2"
Hole Drillings:	1
Material:	Chrome-plated Brass
Valve Type:	Quarter Turn Ceramic Disc - Cold
Flow Rate:	1.5 GPM
Faucet Hole Size (min):	1-1/2"
Countertop Thickness:	1-1/8
Spout Swing Rotation:	6"
Spout Type:	Gooseneck

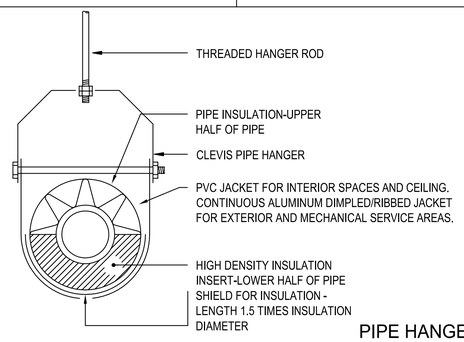
CLASSROOM SINK **S-1**

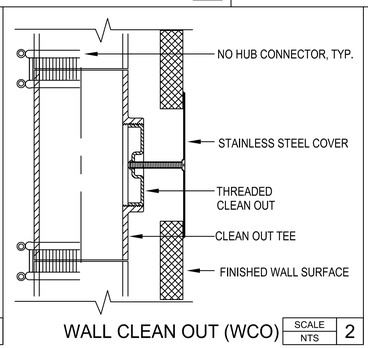
	DEMO KEYED NOTES
1	DEMO SINK AND ASSOCIATED WASTE AND WATER PIPING BACK TO WALL POINT OF DISCONNECTION (POD) AND CAP. COORDINATE WITH NEW WORK FOR WALL CLEAN ON ON WASTE PIPING.
2	DEMO SINK AND ASSOCIATED WASTE AND WATER PIPING BACK TO WALL POINT OF DISCONNECTION (POD) AND CAP IN PREPARTION OF NEW WORK.
3	DEMO CONDENSATE FROM ROOF TO POINT OF DISCONNECTION BELOW ROOF AND CAP IN PREPARATON OF NEW WORK. DEMO CONDENSATE PIPING DOWN TO ASSOCIATED SINK.

	NEW WORK KEYED NOTES
1	2" WALL CLEAN OUT (WCO).
2	POINT OF CONNECTION FOR **S-1** WASTE & VENT CONNECTION AND WALL CLEAN OUT (WCO) AND DOMESTIC COLD WATER CONNECTION.
3	EXTEND 3/4" CONTINUOUSLY INSULATED CONDENSATE TO **S-1** TAIL PIECE. SEE DETAIL #1 THIS SHEET.

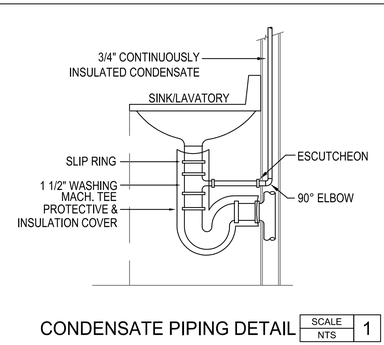


PIPE HANGER | SCALE NTS | 3





WALL CLEAN OUT (WCO) | SCALE NTS | 2



CONDENSATE PIPING DETAIL | SCALE NTS | 1

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LICENSED ARCHITECT
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No. C 14478
EXP. 02/27
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Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: PLUMBING DEMO AND NEW FLOOR PLAN

Project Architect: KATHERINE LORD

Project Number: 1905-124

REGISTERED PROFESSIONAL ENGINEER
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Sheet Number:

P2

ABBREVIATIONS

A	AMPERE (AMPS)
AC	ALTERNATING CURRENT
AF	AMPS-FRAME (RATING)
AIC	AMP INTERRUPTING CURRENT
AM	AMMETER
AS	AMP SWITCH (FUSED SWITCH RATING)
AT	AMPS-TRIP (RATING)
AWG	AMERICAN WIRE GAUGE
BC	BARE COPPER
BLDG	BUILDING
C	CONDUIT
CB	CIRCUIT BREAKER
CO	CONDUIT ONLY
CT	CURRENT TRANSFORMER
CU	COPPER
CFOI	CONTRACTOR FURNISHED OWNER INSTALLED
CFCI	CONTRACTOR FURNISHED CONTRACTOR INSTALLED
DPDT	DOUBLE POLE DOUBLE THROW
DPST	DOUBLE POLE SINGLE THROW
DWG	DRAWING
EX	EXISTING
FLA	FULL LOAD AMPS
FVR	FULL VOLTAGE REVERSING
FVNR	FULL VOLTAGE NON-REVERSING
GFI	GROUND FAULT INTERRUPTER
GRD/GND	GROUND
HID	HIGH INTENSITY DISCHARGE
HOA	HAND-OFF-AUTOMATIC
HP	HORSEPOWER
HPS	HIGH PRESSURE SODIUM
HZ	HERTZ
KW	KILOWATT
LCL	LONG CONTINUOUS LOAD
LRA	LOCKED ROTOR AMPS
LTG	LIGHTING
MCC	MOTOR CONTROL CENTER
MCM (KCM)	THOUSAND CIRCULAR MILS
MECH	MECHANICAL
NC	NORMALLY CLOSED
NF	NON-FUSED
NO	NORMALLY OPEN/NUMBER
OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
OFOI	OWNER FURNISHED OWNER INSTALLED
P	POLE
PH	PHASE
POC	POINT OF CONNECTION
PRS	PVC COATED RIGID STEEL (CONDUIT)
PT	POTENTIAL TRANSFORMER
PVC	POLYVINYL CHLORIDE DUCT
SWBD	SWITCHBOARD
TYP	TYPICAL
UG	UNDERGROUND
UON	UNLESS OTHERWISE NOTED
V	VOLT
VA	VOLTAMPERES
VM	VOLTMETER
VL	VERIFY LOCATION
W	WIRE/WATTS
WP	WEATHERPROOF (NEMA TYPE 3R)
WT	WATERTIGHT
XP	EXPLOSION PROOF (RATED FOR AREA HAZARD)

ELECTRICAL SYMBOL LEGEND

LIGHTING

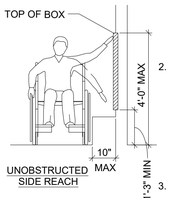
- A — LIGHTING FIXTURE DESIGNATION
- LIGHTING FIXTURE, CEILING OR WALL MOUNTED AS SHOWN.
- LIGHT FIXTURE
- LIGHTING FIXTURE ON EMERGENCY CIRCUIT (LIGHTING INVERTER OR BATTERY PACK).
- EXIT SIGN WITH DIRECTION ARROWS AS INDICATED. SHADED QUADRANT INDICATES FACE.
- b b — EMERGENCY LIGHTING UNIT. WALL MOUNTED 12" BELOW CEILING (U.O.N.) LETTER INDICATES CIRCUIT CONTROLLED.
- STRIP LIGHT
- Sa — SINGLE POLE SWITCH, SUBSCRIPT WHEN SHOWN INDICATES FIXTURES CONTROLLED +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0.
- S — CEILING MOUNTED OCCUPANCY SENSOR LIGHTING CONTROL

POWER CONTINUED

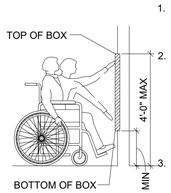
- DUPLEX RECEPTACLE, WALL MOUNTED, +18" A.F.F. (U.O.N.)
- HORZ. — RECEPTACLE, WALL MOUNTED HORIZONTALLY, +18" A.F.F. (U.O.N.)
- FOURPLEX RECEPTACLE, WALL MOUNTED, +18" A.F.F. (U.O.N.)
- RECEPTACLE MOUNTED +6" ABOVE COUNTER BACKSPLASH SEE ARCHITECTURAL PLANS FOR REQUIRED MOUNTING HEIGHT PRIOR TO ROUGH-IN.
- LCD — PROVIDE (2) DUPLEX RECEPTACLE CEILING MOUNTED LOCATE ADJACENT TO PROJECTOR. FIELD VERIFY EXACT LOCATION PRIOR TO ROUGH-IN.
- USB — RECEPTACLE WITH (2) USB PORTS MOUNTED +6" ABOVE COUNTER BACKSPLASH. SEE ARCHITECTURAL PLANS FOR REQUIRED MOUNTING HEIGHT PRIOR TO ROUGH-IN. EATON #TR7756.
- GFI — DUPLEX GROUND FAULT INTERRUPTING RECEPTACLE +18" A.F.F. (U.O.N.)
- WP — DUPLEX RECEPTACLE IN WEATHERPROOF ENCLOSURE +18" A.F.F. (U.O.N.)
- WP/L — DUPLEX RECEPTACLE IN WEATHERPROOF "LOCKING" ENCLOSURE +18" A.F.F. (U.O.N.) (SEE TYPICAL DETAILS E3 SERIES SHEETS AND SPECIFICATIONS FOR REQUIRED TYPE).
- J J — JUNCTION BOX, CEILING OR WALL MOUNTED
- HD — HAND DRYER CONNECTION, SEE ARCHITECTURAL FOR MOUNTING HEIGHT.
- FUSED DISCONNECT SWITCH, WHERE SHOWN NF = NON-FUSED.
- SM — MANUAL MOTOR STARTER +48" A.F.F. OR ON EQUIPMENT (U.O.N.)
- 1 — MOTOR CONNECTION, NUMERAL INDICATES HORSEPOWER.
- AC 1 — MECHANICAL EQUIPMENT TAG (SEE MECHANICAL DRAWINGS FOR DESCRIPTION)
- CONDUIT AND WIRE, CONCEALED IN CEILING OR WALL
- CONDUIT AND WIRE, CONCEALED IN OR UNDER FINISHED FLOOR OR UNDER FINISHED GRADE.
- FLEXIBLE CONDUIT CONNECTION
- BRANCH CIRCUIT HOMERUN TO PANEL. SLASHES INDICATE NUMBER OF CONDUCTORS. EQUIPMENT GROUND WIRE NOT INDICATED U.O.N. #12 CONDUCTORS ARE MINIMUM, NO HASH MARKS = MIN (2) #12
- 3/4" CONDUIT STUBBED FROM DEVICE TO ABOVE ACCESSIBLE CEILING
- #8 — BRANCH CIRCUIT HOMERUN, NUMBER INDICATES INCREASED CONDUCTOR SIZE, CONDUCTORS SHALL REMAIN AS INDICATED FOR SIZE THROUGHOUT THE ENTIRE CIRCUIT.
- PANELBOARD, SURFACE MOUNTED.
- PANELBOARD, RECESSED

GENERAL PROJECT NOTES:

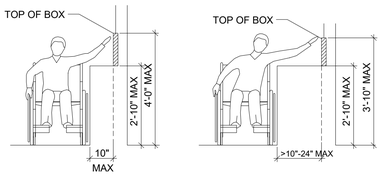
1. UNLESS WHERE OTHERWISE NOTED, ALL WORK INDICATED ON THESE DRAWINGS SHALL BE CONSIDERED NEW WORK.
2. UNLESS WHERE OTHERWISE NOTED, ALL DIMENSIONS ARE TO BE CENTERLINE OF THE DEVICE.
3. "GENERAL NOTES" SHOWN ON AN INDIVIDUAL DRAWING APPLY TO ALL WORK SHOWN ON THAT SHEET. "KEY NOTES" ONLY APPLY TO SPECIFIC ITEMS WHERE ANNOTATED AT SPECIFIC LOCATIONS. SOME KEY NOTES MAY NOT APPLY TO ANY SPECIFIC ITEMS.
4. UNLESS SPECIFICALLY SHOWN ON THESE PLANS, NO STRUCTURAL MEMBER SHALL BE CUT, NEITHER DRILLED NOR NOTCHED WITHOUT PRIOR WRITTEN AUTHORIZATION FROM THE STRUCTURAL ENGINEER AND THE DIVISION OF THE STATE ARCHITECT.



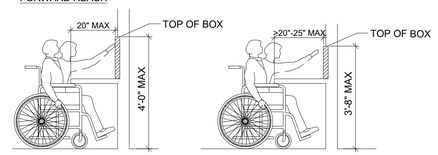
1. UNOBSTRUCTED : WHERE A CLEAR FLOOR OR GROUND SPACE ALLOWS A PARALLEL APPROACH TO AN ELEMENT AND THE SIDE REACH IS UNOBSTRUCTED, THE HIGH SIDE REACH SHALL BE 48 INCHES MAX AND THE LOW SIDE REACH SHALL BE 15 INCHES MIN ABOVE FINISH FLOOR OR GROUND.
   A. EXCEPTION: AN OBSTRUCTION SHALL BE PERMITTED BETWEEN THE CLEAR FLOOR OR GROUND SPACE AND THE ELEMENT WHERE THE DEPTH OF THE OBSTRUCTION IS 10 INCHES MAX
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 MAX AND THE DEPTH OF THE OBSTRUCTION SHALL BE 24 INCHES MAX THE HIGH SIDE REACH SHALL BE 48 INCHES MAX FOR A REACH DEPTH OF 10 INCHES MAX WHERE THE REACH DEPTH EXCEEDS 10 INCHES, THE HIGH SIDE REACH SHALL BE 46 INCHES MAX FOR A REACH DEPTH OF 24 INCHES MAX
3. OPERATION : OPERABLE PARTS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS MAX



1. UNOBSTRUCTED : WHERE A FORWARD REACH IS UNOBSTRUCTED, THE HIGH FORWARD REACH SHALL BE 48 INCHES MAX AND THE LOW FORWARD REACH SHALL BE 15 INCHES MIN ABOVE FINISH FLOOR OR GROUND.
2. OBSTRUCTED HIGH REACH : WHERE A CLEAR FLOOR OR GROUND SPACE ALLOWS A FORWARD REACH IS OVER AN OBSTRUCTION, THE CLEAR SPACE SHALL EXTEND BENEATH THE ELEMENT FOR A DISTANCE NOT LESS THAN THE REQUIRED REACH DEPTH OVER THE BOSTRUCTION AND THE DEPTH OF THE OBSTRUCTION SHALL BE 25 INCHES MAX THE HIGH FORWARD REACH SHALL BE 48 INCHES MAX FOR A REACH DEPTH OF 20 INCHES, THE HIGH FORWARD REACH SHALL BE 44 INCHES MAX FOR A DEPTH OF 25 INCHES MAX
3. OPERATION : OPERABLE PARTS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS MAX



OBSTRUCTED HIGH SIDE REACH



OBSTRUCTED HIGH FORWARD REACH

NOTE:
FORWARD OR FRONT APPROACH FOR DEVICES MOUNTED ABOVE COUNTER ASSUMES THAT DIRECTLY BELOW THE DEVICE THE COUNTER HAS A 30" MINIMUM WIDTH X 27" MINIMUM HIGH X 19" MINIMUM DEEP CLEAR OPENING. CBC SECTIONS 11B-306 & 11B-308.

MOUNTING HEIGHT - SIDE AND FORWARD REACH RANGE

NO SCALE

1 / E1.0

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No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: ELECTRICAL LEGENDS AND NOTES

Project Architect: KATHERINE LORD

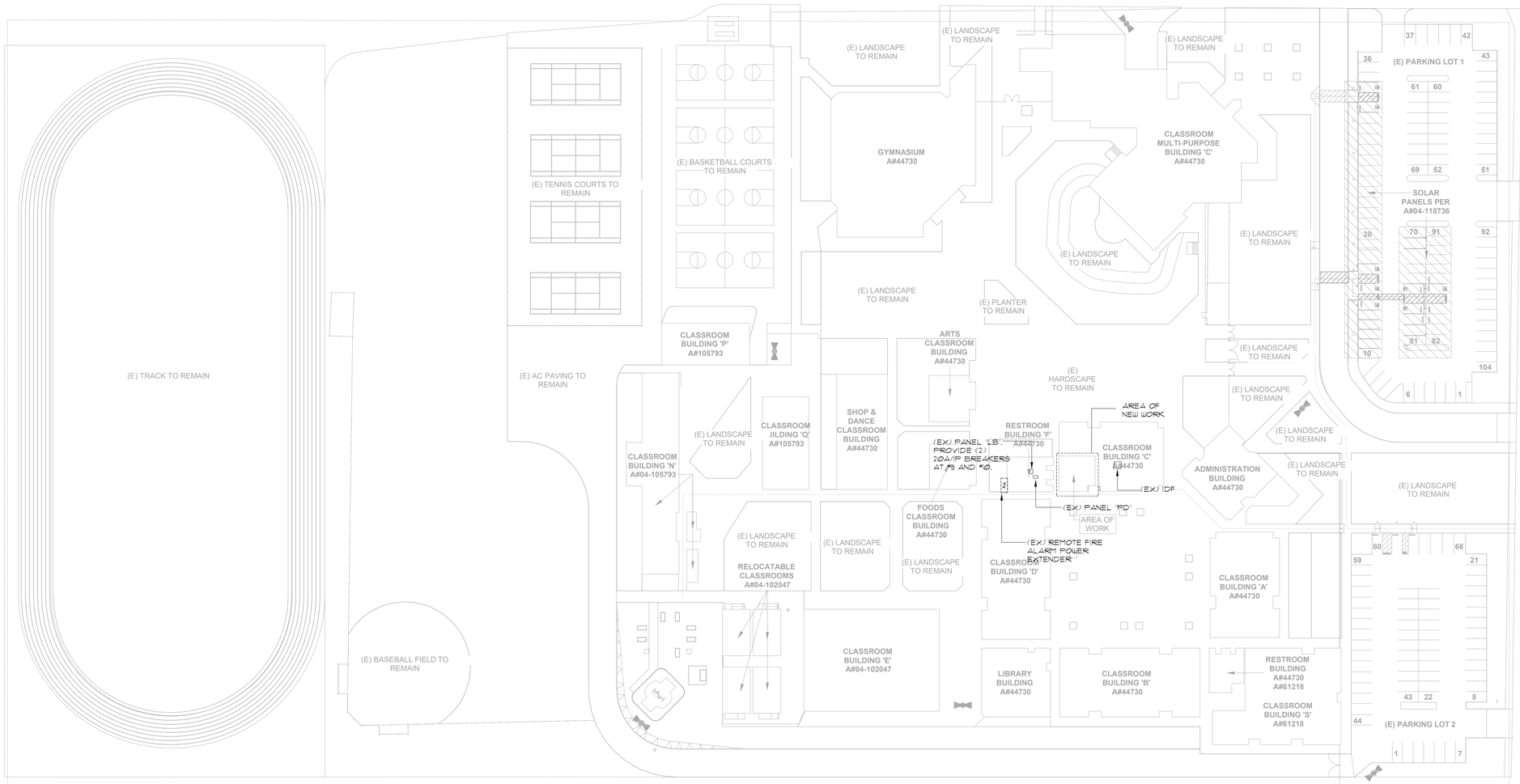
Project Number:

Sheet Number: E1.0

REGISTERED PROFESSIONAL ENGINEER
MARIA KHAE
No. E 14781
Exp. 6-30-2027
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1 OVERALL SITE PLAN
1" = 50'-0"

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Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: OVERALL SITE PLAN

Project Architect: KATHERINE LORD

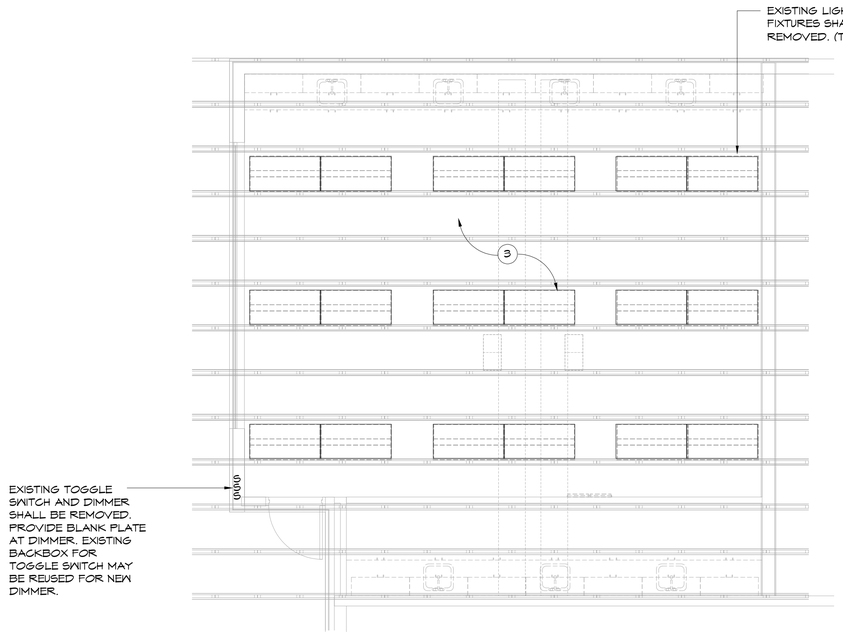
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Sheet Number: E1.1

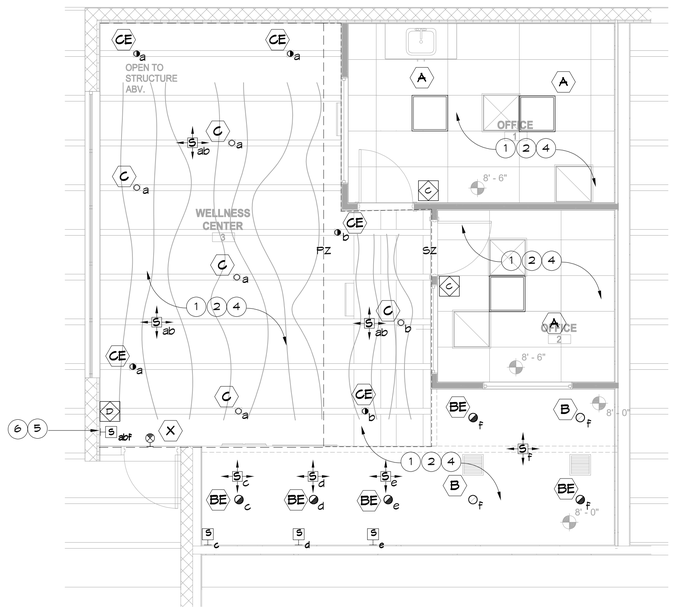
REGISTERED PROFESSIONAL ENGINEER
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1 DEMO FLOOR PLAN - LIGHTING
1/4" = 1'-0"



2 FLOOR PLAN - LIGHTING
1/4" = 1'-0"

DEMOLITION GENERAL NOTES:

1. ALL ITEMS SHOWN ON THIS DRAWING ARE EXISTING TO BE REMOVED UNLESS OTHERWISE NOTED. SEE REQUIREMENTS BELOW FOR SCOPE OF WORK. ALL OTHER ELECTRICAL ITEMS IN THIS BUILDING ARE EXISTING TO REMAIN, MAINTAIN POWER CIRCUIT CONTINUITY UNTIL NEW SOURCE IS ENERGIZED AND READY FOR TRANSFER, REFER TO POWER AND LIGHTING PLANS.
2. ALL ELECTRICAL DEMOLITION WORK SHALL BE DIRECTED BY THE ELECTRICAL CONTRACTOR.

GENERAL DEMOLITION REQUIREMENTS

1. LIGHTING FIXTURES
   WHERE EXISTING LIGHTING FIXTURES ARE TO BE REMOVED, AND ARE NOT RELOCATED, CONTRACTOR SHALL DISPOSE OF ALL FIXTURES INCLUDING LAMPS AND BALLAST.
2. ALL BOXES, EXPOSED CONDUIT, WIRE, AND OTHER ITEMS ASSOCIATED WITH ELECTRICAL EQUIPMENT TO BE REMOVED, SHALL BE DISCONNECTED, REMOVED AND DISPOSED OF BY THE CONTRACTOR AS REQUIRED, UNLESS SPECIFICALLY NOTED OTHERWISE. CUT AND CAP CONCEALED CONDUITS. PATCH, SEAL AND REPAIR SURFACE TO MATCH ADJACENT AREA WHERE BOXES ARE REMOVED.

GENERAL NOTES:

1. REFERENCE ARCHITECTURAL REFLECTED CEILING PLANS FOR EXACT LOCATION OF ALL LIGHTING FIXTURES.
2. REFERENCE E2 SERIES SHEETS FOR ALL FIXTURE TYPES AND FOR TYPICAL DETAILS.
3. PROVIDE MINIMUM 3/4" CONDUIT AND #12 CIRCUIT CONDUCTORS AS REQUIRED TO CONNECT EACH LIGHTING FIXTURES TO THEIR INDICATED CONTROL DEVICES. (U.O.N.)

KEY NOTES:

1. EXTEND EXISTING LIGHTING CIRCUIT TO ROOM LIGHTING CONTROL DEVICES AS REQUIRED.
2. CONNECT NEW LIGHTS AS REQUIRED TO EXISTING LIGHTING CIRCUIT.
3. EXISTING LIGHTING FIXTURES TO BE REMOVED. MAINTAIN EXISTING LIGHTING CIRCUIT CONTINUITY AND EXTEND TO NEW FIXTURES AS REQUIRED.
4. CONNECT NEW EMERGENCY LIGHTING FIXTURES AND EXIT SIGN TO EXISTING LIGHTING CIRCUIT AND EXISTING CONSTANT HOT FOR BATTERY CHARGING.
5. LOCATION FOR NEW DIMMER. INTERCEPT EXISTING CONDUIT AND EXTEND TO ROOM LIGHTING CONTROLLER.
6. EXISTING TOGGLE SWITCH SHALL BE REMOVED. EXISTING BACKBOX MAY BE REUSED FOR DIGITAL LIGHTING CONTROL DIMMER.

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No. C 14478
EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: DEMO & NEW FLOOR PLAN - LIGHTING

Project Architect: KATHERINE LORD

Project Number:

Sheet Number: E2.1

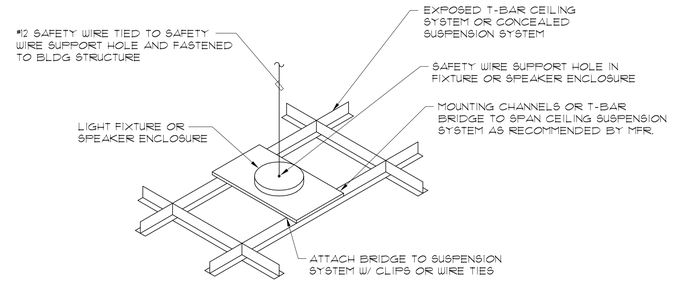
REGISTERED PROFESSIONAL ENGINEER
MARIA KHAE
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Exp. 6-30-2027
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26051 9/18/2026

LIGHTING FIXTURE SCHEDULE

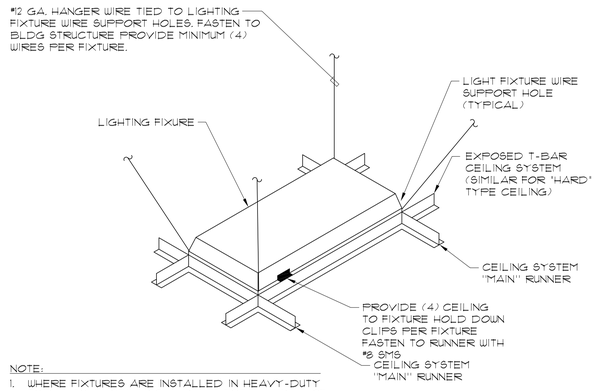
Mark	Approved Manufacturer's (See Key Note No.1)	Catalog Series Type (See Key Note No.2)	FIXTURE: Incandescent	Fluorescent	Metal Halide	High pressuresodium	Low pressuresodium	LED	Volts	Lamp Watts / Fixture Watts	LAMP: NO.	Type	MOUNTING: Recessed / Ceiling	Surface / Ceiling	Wall	Recessed / Wall	Pendant	Surface / Wall	Pole	Description
A	BIOS LIGHTING	SKYVIEW TILE	☐	☐	☐	☐	☐	■	■ 120	42			■	☐	☐	☐	☐	☐	☐	BLUE SKY LIGHTING, 2'X2', 4858 LUMENS, DAY ONLY MODE, WHITE FINISH, 0-10V DIMMING. MEETS DAYTIME BLUE SKY CRITERIA OF M-EDI>250 VERTICAL LUX, LOW GLARE, UGR<19, >91 CRI, >82 R9, MELANOPIC RATIO: M-DER 1.1, M-EER 1.2
									☐ 208											
									■ 277											
									☐ 480											☐ Provide emergency ballast Type 'EM' ☐ Provide custom color finish, to be selected at time of submittal ■ See detail 2/E2.2
B	LITHONIA	LDN4	☐	☐	☐	☐	☐	■	■ 120	12			■	☐	☐	☐	☐	☐	☐	4" ROUND LED RECESSED DOWN LIGHT, MIN. 1000 LUMENS, 4000K, MIN 80 CRI, SEMI-SPECULAR TRIM FINISH, MEDIUM WIDE DISTRIBUTION, 0-10V DIMMING.
	HALO	HC4							☐ 208											
									■ 277											
									☐ 480											☐ Provide emergency ballast Type 'EM' ☐ Provide custom color finish, to be selected at time of submittal ■ See detail 1/E2.2
BE	LITHONIA	LDN4	☐	☐	☐	☐	☐	■	■ 120	12	NA	NA	■	☐	☐	☐	☐	☐	☐	4" ROUND LED RECESSED DOWN LIGHT, MIN. 1000 LUMENS, 4000K, MIN 80 CRI, SEMI-SPECULAR TRIM FINISH, MEDIUM WIDE DISTRIBUTION, 0-10V DIMMING, PROVIDE 10W T20 COMPLIANT BATTERY PACK WITH INTEGRAL TEST SWITCH.
	HALO	HC4							☐ 208											
									■ 277											
									☐ 480											☐ Provide emergency ballast Type 'EM' ☐ Provide custom color finish, to be selected at time of submittal ■ See detail 1/E2.2
C	RAYON	RCYA3	☐	☐	☐	☐	☐	■	■ 120	19			■	☐	☐	☐	☐	☐	☐	3" ROUND, 8.25"H LED CYLINDER DOWN LIGHT, MIN. 1945 LUMENS, 4000K, MIN 80 CRI, 0-10V DIMMING, 50DEG BEAM ANGLE, WHITE REFLECTOR AND CYLINDER FINISH, WHITE SURFACE MOUNT WITH DEEP CANOPY,
	HALO	HC4							☐ 208											
									■ 277											
									☐ 480											☐ Provide emergency ballast Type 'EM' ☐ Provide custom color finish, to be selected at time of submittal ☐ See detail
CE	LITHONIA	LDN4	☐	☐	☐	☐	☐	■	■ 120	19	NA	NA	■	☐	☐	☐	☐	☐	☐	3" ROUND, 8.25"H LED CYLINDER DOWN LIGHT, MIN. 1945 LUMENS, 4000K, MIN 80 CRI, 0-10V DIMMING, 50DEG BEAM ANGLE, WHITE REFLECTOR AND CYLINDER FINISH, WHITE SURFACE MOUNT WITH DEEP CANOPY. PROVIDE EMERGENCY BATTERY PACK AND REMOTE TEST SWITCH. LOCATE TEST SWITCH ADJACENT TO THE FIXTURE.
	HALO	HC4							☐ 208											
									■ 277											
									☐ 480											☐ Provide emergency ballast Type 'EM' ☐ Provide custom color finish, to be selected at time of submittal ☐ See detail
X	ISOLITE	SLX-60 SERIES	☐	☐	☐	☐	☐	☐	☐ 120	N/A	NA	NA	☐	☐	☐	☐	☐	☐	☐	Surface mount single face self luminous exit sign mount above door. Green stencil, 20yr. Life, and plastic white frame. Field verify mounting hardware required. See floor plan for arrow requirement. MAX. WEIGHT 5 LB
	Merit	P180 Series							☐ 208											
	LITHONIA	D Series							☐ 277	N/A										
	Or Equal	.							☐ 480											☐ Provide emergency ballast Type 'EM' ☐ Provide custom color finish, to be selected at time of submittal ☐ See detail



LUMINAIRE SEISMIC RESTRAINT DETAIL

NO SCALE

1 / E2.2 L2



NOTE:

1. WHERE FIXTURES ARE INSTALLED IN HEAVY-DUTY TYPE LAY-IN CEILINGS AND THE TOTAL WEIGHT OF THE FIXTURE IS LESS THAN 56 LBS. REDUCE THE QUANTITY OF HANGER WIRES TO (2) BLACK WIRES AT DIAGONAL CORNERS.
2. REFERENCE ARCHITECTURAL DRAWINGS FOR ADDITIONAL CEILING ANCHORAGE REQUIREMENTS.

LED FIXTURE SEISMIC RESTRAINT DETAIL

NO SCALE

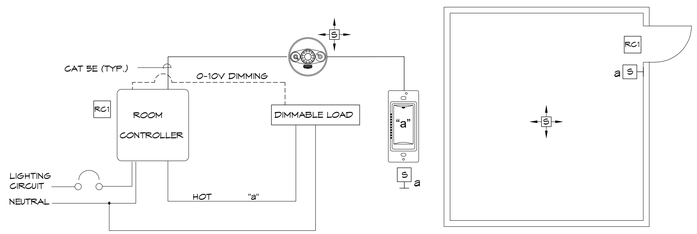
2 / E2.2 L1

SYMBOL LENGEND

S	CEILING MOUNTED OCCUPANCY SENSOR (DUAL TECHNOLOGY)
S	WALL MOUNTED OCCUPANCY SENSOR (DUAL TECH) +84" U.O.N.
RC1	SINGLE CIRCUIT ROOM CONTROLLER FOR ROOMS WITH ONE DIMMING ZONE.
RC2	SINGLE CIRCUIT ROOM CONTROLLER FOR ROOMS WITH TWO DIMMING ZONES.
RC3	SINGLE CIRCUIT ROOM CONTROLLER FOR ROOMS WITH THREE DIMMING ZONES.
PL	PLUG LOAD CONTROLLER
DS	DAYLIGHT SENSOR
S a	MANUAL ON AND OFF WITH DIMMER FOR ZONE 'a'
S ab	MANUAL ON AND OFF WITH DIMMER FOR ZONE 'a' & 'b'
S abc	MANUAL ON AND OFF WITH DIMMER FOR ZONE 'a' & 'b' & 'c'

GENERAL NOTES

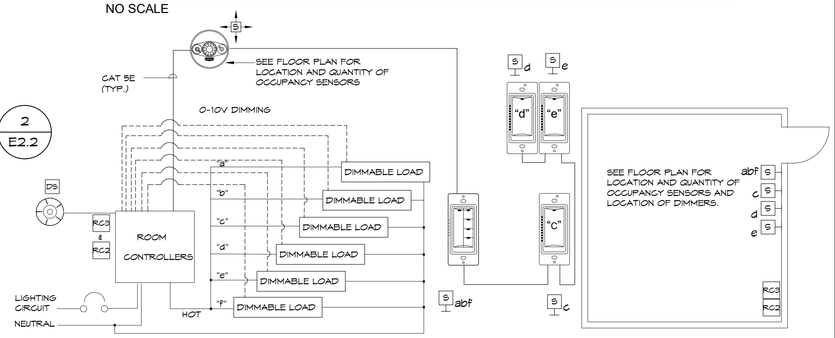
1. REFERENCE SPECIFICATION SECTION 260923 DIGITAL LIGHTING CONTROL SYSTEM FOR ADDITIONAL SCOPE OF WORK.
2. ITEMS RC1 RC2 RC3 PL TO BE WALL MOUNTED ABOVE THE ROOM ENTRY DOOR, ABOVE THE CEILING IN ALL ROOMS WITH T-BAR CEILINGS.
3. ITEMS RC1 RC2 RC3 PL TO BE LOCATED WITHIN A 24" x 24" RECESSED ENCLOSURE WITH HINGED LOCKING COVER LOCATED ABOVE THE ROOM ENTRY DOOR IN ALL ROOMS WITH INACCESSIBLE CEILINGS.
4. ALL 0-10V WIRING AND CAT 5E WIRING MAY BE INSTALLED AS OPEN WIRE WHERE ABOVE ACCESSIBLE CEILINGS. WHERE ABOVE INACCESSIBLE OR EXPOSED CEILINGS IT SHALL BE INSTALLED IN CONDUIT.



TYPICAL ROOM TYPE - OFFICE

C1

NO SCALE



NOTE

1. FIELD VERIFY EXACT QUANTITY AND LOCATIONS OF OCCUPANCY SENSORS PRIOR TO ROUGH IN.
2. LOCATE DIMMERS FOR THE STAGE LIGHTING BY THE STAGE AND DIMMERS FOR THE RAMP NEAR THE RAMP.
3. SEE FLOOR PLAN FOR DIMMING ZONES AND PROVIDE ROOM CONTROLLERS AS REQUIRED.

TYPICAL ROOM TYPE - WELLNESS CENTER

D

NO SCALE

LIGHTING CONTROL DIAGRAMS

NO SCALE

3 / E2.2 L1

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LICENSED ARCHITECT KATHERINE T. LORD No. C 14478 EXP. 02/27 STATE OF CALIFORNIA

Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: LIGHTING FIXTURE SCHEDULE, CONTROL & DETAILS

Project Architect: KATHERINE LORD

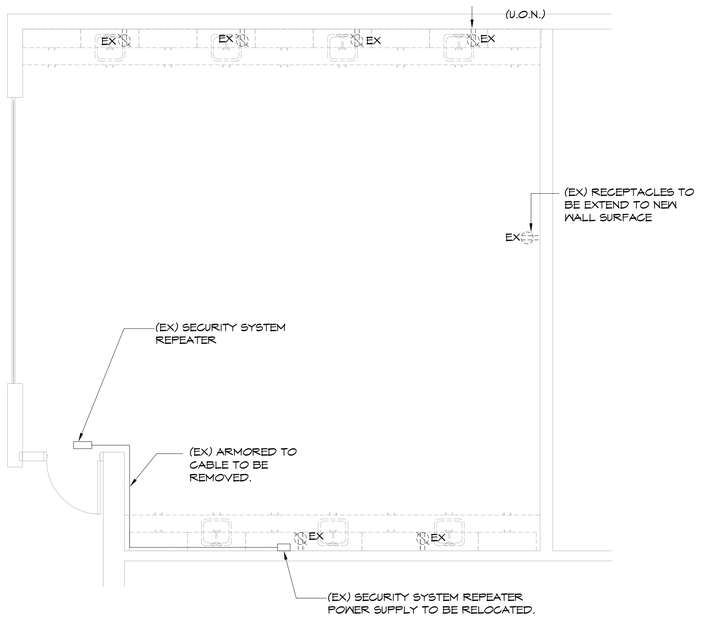
Project Number:

Sheet Number: E2.2

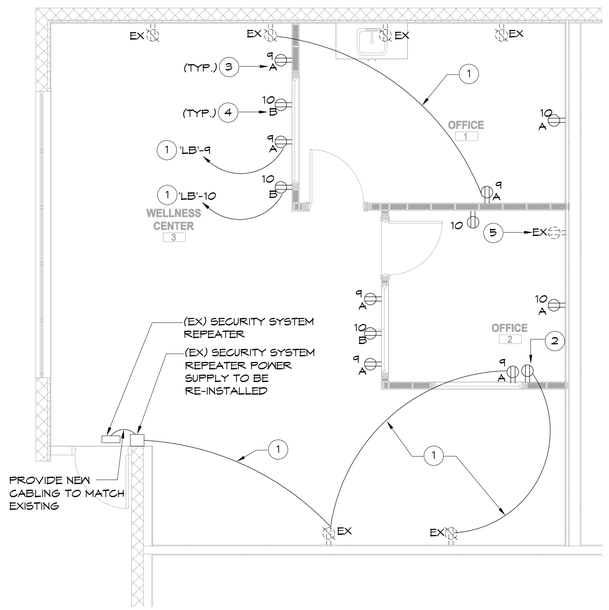
REGISTERED PROFESSIONAL ENGINEER MICHAEL RHEE No. E 14781 Exp. 6-30-2027 ELECTRICAL STATE OF CALIFORNIA

#26051 9/18/2026

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1 DEMO FLOOR PLAN - POWER
1/4" = 1'-0"



2 NEW FLOOR PLAN - POWER
1/4" = 1'-0"

DEMOLITION GENERAL NOTES:

1. ALL ITEMS SHOWN ON THIS DRAWING ARE EXISTING TO BE REMOVED UNLESS OTHERWISE NOTED. SEE REQUIREMENTS BELOW FOR SCOPE OF WORK. ALL OTHER ELECTRICAL ITEMS IN THIS BUILDING ARE EXISTING TO REMAIN, MAINTAIN POWER CIRCUIT CONTINUITY UNTIL NEW SOURCE IS ENERGIZED AND READY FOR TRANSFER, REFER TO POWER AND LIGHTING PLANS.
2. ALL ELECTRICAL DEMOLITION WORK SHALL BE DIRECTED BY THE ELECTRICAL CONTRACTOR.

GENERAL DEMOLITION REQUIREMENTS

1. WIRING DEVICES
   WHERE EXISTING SWITCHES OR RECEPTACLES ARE TO BE REMOVED, THE CONTRACTOR SHALL DISPOSE OF ALL DEVICES AS REQUIRED.
2. COMMUNICATION DEVICES
   WHERE EXISTING TELEPHONE/INTERCOM AND CLOCK HEAD END EQUIPMENT, PHONES, SPEAKERS AND OTHER ASSOCIATED EQUIPMENT ARE TO BE REMOVED, THE CONTRACTOR SHALL DISPOSED OF ALL DEVICES AND EQUIPMENT AS REQUIRED.
3. ALL BOXES, EXPOSED CONDUIT, WIRE, AND OTHER ITEMS ASSOCIATED WITH ELECTRICAL EQUIPMENT TO BE REMOVED, SHALL BE DISCONNECTED, REMOVED AND DISPOSED OF BY THE CONTRACTOR AS REQUIRED, UNLESS SPECIFICALLY NOTED OTHERWISE. CUT AND CAP CONCEALED CONDUITS. PATCH, SEAL AND REPAIR SURFACE TO MATCH ADJACENT AREA WHERE BOXES ARE REMOVED.

GENERAL NOTES:

1. REFERENCE ARCHITECTURAL INTERIOR ELEVATIONS FOR EXACT LOCATION OF ALL WALL MOUNTED POWER DEVICES WHERE INDICATED AT MOUNTING HEIGHTS OTHER THAN +18".
2. NUMBERS ADJACENT TO EACH POWER DEVICE INDICATES THE CIRCUIT NUMBER TO WHICH THE DEVICE IS TO BE CONNECTED.
3. CIRCUIT HOMERUNS ARE INDICATED TO SHOW THE LOCATION AND NUMBER OF CIRCUITS TO BE GROUPED TOGETHER.
4. PROVIDE MINIMUM 3/4" CONDUIT AND #12 CIRCUIT CONDUCTORS AS REQUIRED TO CONNECT EACH POWER DEVICE TO THEIR INDICATED CIRCUIT (U.O.N.).
5. FIELD VERIFY EXACT ROUTING LOCATION FOR CONCEALED CONDUITS AND RECEPTACLES PRIOR TO ROUGH-IN.

KEY NOTES:

1. 3/4"C. 2 #12, 1 #12 GND.
2. RECEPTACLE FOR GLASS PRIVACY FILM POWER SUPPLY. COORDINATE EXACT LOCATION OF POWER SUPPLY WITH DISTRICT. EXTEND WIRING FROM POWER SUPPLY TO GLASS PRIVACY FILM PER MANUFACTURER'S REQUIREMENTS. REFER TO ARCH DRAWINGS FOR GLASSES WITH PRIVACY FILM.
3. DUPLEX RECEPTACLE WITH 30W USB DUAL TYPE -C/C CHARGER.
4. DUPLEX RECEPTACLE WITH 5.1A USB TYPE A/TYPE C CHARGER.
5. PROVIDE EXTENSION RING AND EXTEND WIRING. RE-INSTALL EXISTING RECEPTACLE TO BE FLUSH WITH NEW WALL SURFACE.

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Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: DEMO & NEW FLOOR PLAN - POWER

Project Architect: KATHERINE LORD

Project Number:

Sheet Number: E3.1

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BACKBOX AND RING LEGEND

TYPE	DESCRIPTION
'B1'	4 11/16" square 2 1/8" deep box with single gang ring.

FACEPLATE LEGEND

TYPE	DESCRIPTION
'AR'	As required to accommodate the number of ports designated.

CONDUIT / RACEWAY LEGEND

TYPE	DESCRIPTION
'3/4-S'	3/4" conduit stubbed from box into accessible ceiling space, unless detailed otherwise on drawings.
'1-S'	1" conduit stubbed from box into accessible ceiling space, unless detailed otherwise on drawings.
'11/4-S'	1 1/4" conduit stubbed from box into accessible ceiling space, unless detailed otherwise on drawings.

GENERAL NOTES:

1. ALL CONDUITS WHICH ARE REQUIRED AS A PART OF SYSTEMS SPECIFIED FOR COMMUNICATIONS, TELEPHONE, INTERCOM, CLOCK FIRE ALARM, SECURITY, SOUND SYSTEMS, DATA NETWORKING, OR AUDIO-VISUAL SYSTEMS SHALL BE FURNISHED AND INSTALLED BY THE ELECTRICAL CONTRACTOR.
2. THE ELECTRICAL CONTRACTOR SHALL COORDINATE ALL CONDUIT REQUIREMENTS WITH EACH SYSTEM SUPPLIER PRIOR TO BID TO DETERMINE SPECIAL CONDUIT SYSTEM REQUIREMENTS.
3. THE ELECTRICAL CONTRACTOR SHALL PROVIDE CONDUIT SLEEVES FOR ALL OPEN CABLE INSTALLATIONS THROUGH RATED WALLS, BLOCK WALLS AND WHERE SHOWN ON THE DRAWINGS. PROVIDE CONDUIT FROM EACH BUILDING MAIN TERMINATION CABINET OR BACKBOARD TO THE NEAREST ACCESSIBLE CEILING FOR ACCESS INTO ALL ELECTRICAL OR COMMUNICATIONS ROOMS.
4. ALL CONDUIT, BOXES, AND RINGS SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.
5. ALL BLANK PLATES SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR. (UNLESS OTHERWISE NOTED)
6. ALL CONDUITS SHALL BE FURNISHED WITH PULL STRINGS BY ELECTRICAL CONTRACTOR. COMMUNICATION CONTRACTOR TO PROVIDE POLYARIMID PULL TAPE WITH NEW CABLING INTO ALL CONDUITS BETWEEN BUILDINGS. SEE SPECIFICATIONS FOR REQUIREMENTS.
7. CONTRACTOR TO REVIEW ARCHITECTURAL CEILING PLANS TO DETERMINE LOCATIONS OF ACCESSIBLE CEILINGS PRIOR TO BID.
8. (271000) NUMBERS INDICATE MATCHING SPECIFICATION SECTION RESPONSIBLE FOR THIS WORK.
9. IN ADDITION TO THE ABOVE REQUIREMENTS, THE FOLLOWING REQUIREMENTS SHALL APPLY TO ALL DATA,VOICE, PAGING, AUDIO-VISUAL, SECURITY AND CLOCK CONDUITS:
10. FLEXIBLE METAL CONDUIT MAY BE USED ONLY WHERE REQUIRED AT BUILDING SEISMIC AND/OR EXPANSION JOINTS.
11. ALL UNDERGROUND CONDUITS SHALL BE PROVIDED WITH MINIMUM 24" RADIUS ELBOWS.
12. NO LENGTH OF CONDUIT SHALL BE INSTALLED TO EXCEED 150 FEET BETWEEN PULL BOXES, OR POINTS OF CONNECTION, UNLESS WHERE SPECIFICALLY DETAILED ON THE DRAWINGS.
13. NO LENGTH OF CONDUIT SHALL BE INSTALLED TO EXCEED TWO 90 DEGREE BENDS BETWEEN PULL BOXES, OR POINTS OF CONNECTION, UNLESS WHERE SPECIFICALLY DETAILED ON THE DRAWINGS.

TECHNOLOGY SYMBOL LEGEND

SYMBOL	DESCRIPTION	BACKBOX & RING	FACE PLATE	CONDUIT / RACEWAY
	Single port data outlet, +18" A.F.F. (U.O.N.)	Type 'B1'	Type 'AR'	Type '1-S'
2P	Dual port data outlet, +18" A.F.F. (U.O.N.)	Type 'B1'	Type 'AR'	Type '1-S'

COMMUNICATION / SECURITY SYMBOL LEGEND

SYMBOL	DESCRIPTION	BACKBOX & RING	FACE PLATE	CONDUIT / RACEWAY
	J-Box for Future Low-Voltage Devices @+18" AFF (U.O.N.)	Type 'B1'	Blank Plate Color to Match	Type '1-S'
	Conduit sleeve through wall, above accessible ceiling.	Not required.	Not required.	(1) 3"C. for open low voltage wiring.
2"C.	Conduit sleeve through wall, above accessible ceiling.	Not required.	Not required.	(1) Conduit for open low voltage wiring, size as indicated.
(2) 2"C.	Conduit sleeve through wall, above accessible ceiling.	Not required.	Not required.	Multiple Conduits for open low voltage wiring, size and quantity as indicated.
	Conduit stubbed above accessible ceiling.	Not required.	Not required.	Conduit for open low voltage wiring. Refer to legend for size.
1 1/2"C.	Conduit stubbed above accessible ceiling.	Not required.	Not required.	(1) conduit for open low voltage wiring. size as indicated.
(2) 1"C.	Conduit stubbed above accessible ceiling.	Not required.	Not required.	Conduit for open low voltage wiring. size and quantity as indicated.

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EXP. 02/27
STATE OF CALIFORNIA

Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: COMMUNICATIONS LEGEND AND NOTES

Project Architect: KATHERINE LORD

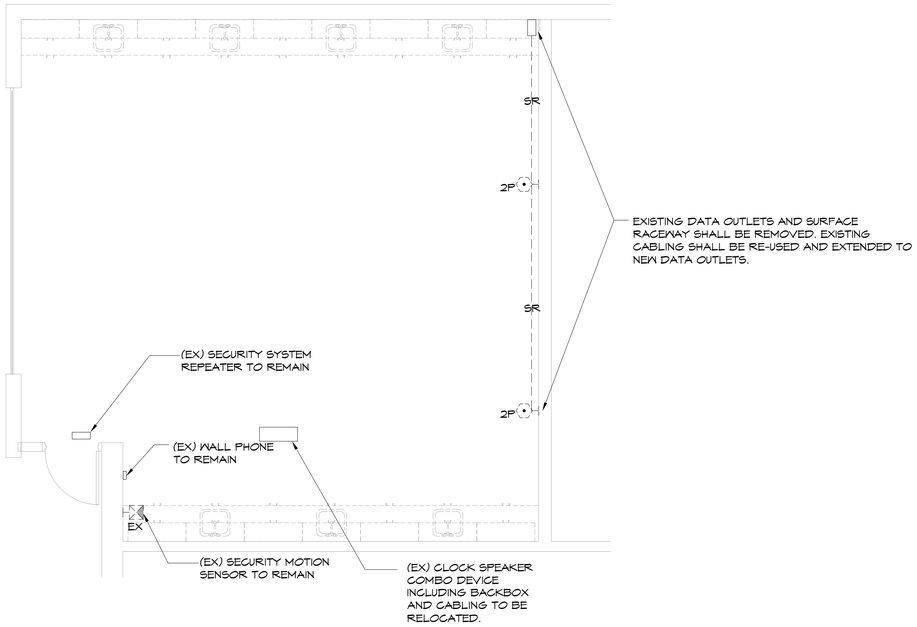
Project Number:

Sheet Number: E4.0

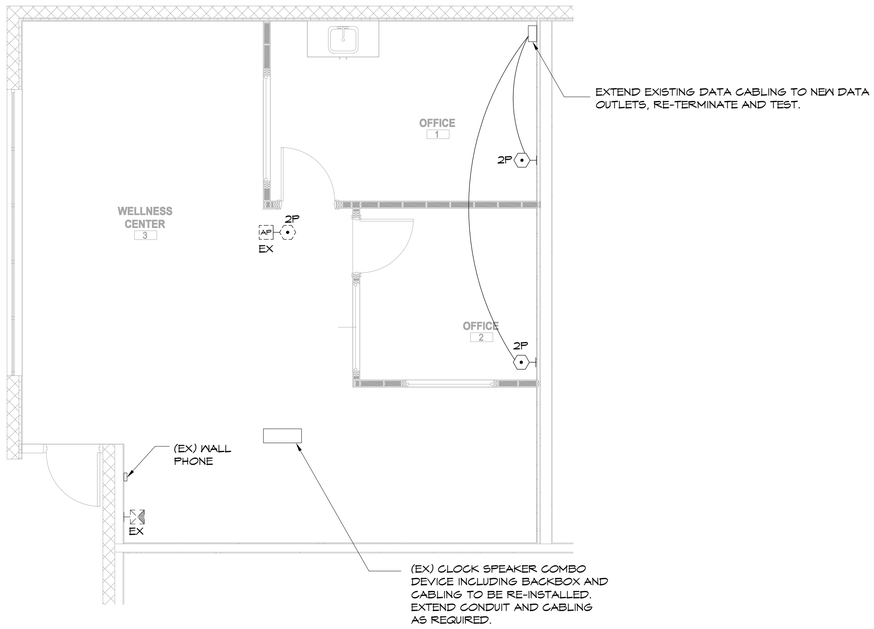
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1 DEMO FLOOR PLAN - COMMUNICATIONS
1/4" = 1'-0"



2 NEW FLOOR PLAN - COMMUNICATIONS
1/4" = 1'-0"

DEMOLITION GENERAL NOTES:

1. ALL ITEMS SHOWN ON THIS DRAWING ARE EXISTING TO BE REMOVED UNLESS OTHERWISE NOTED. SEE REQUIREMENTS BELOW FOR SCOPE OF WORK. ALL OTHER ELECTRICAL ITEMS IN THIS BUILDING ARE EXISTING TO REMAIN, MAINTAIN POWER CIRCUIT CONTINUITY UNTIL NEW SOURCE IS ENERGIZED AND READY FOR TRANSFER, REFER TO POWER AND LIGHTING PLANS.
2. ALL ELECTRICAL DEMOLITION WORK SHALL BE DIRECTED BY THE ELECTRICAL CONTRACTOR.

GENERAL DEMOLITION REQUIREMENTS

1. WIRING DEVICES
   WHERE EXISTING SWITCHES OR RECEPTACLES ARE TO BE REMOVED, THE CONTRACTOR SHALL DISPOSE OF ALL DEVICES AS REQUIRED.
2. COMMUNICATION DEVICES
   WHERE EXISTING TELEPHONE/INTERCOM AND CLOCK HEAD END EQUIPMENT, PHONES, SPEAKERS AND OTHER ASSOCIATED EQUIPMENT ARE TO BE REMOVED, THE CONTRACTOR SHALL DISPOSED OF ALL DEVICES AND EQUIPMENT AS REQUIRED.
3. ALL BOXES, EXPOSED CONDUIT, WIRE, AND OTHER ITEMS ASSOCIATED WITH ELECTRICAL EQUIPMENT TO BE REMOVED, SHALL BE DISCONNECTED, REMOVED AND DISPOSED OF BY THE CONTRACTOR AS REQUIRED, UNLESS SPECIFICALLY NOTED OTHERWISE. CUT AND CAP CONCEALED CONDUITS. PATCH, SEAL AND REPAIR SURFACE TO MATCH ADJACENT AREA WHERE BOXES ARE REMOVED.

GENERAL NOTES:

1. REFERENCE ARCHITECTURAL INTERIOR ELEVATIONS FOR EXACT LOCATION OF ALL WALL MOUNTED DEVICES.
2. REFERENCE E4 SERIES SHEETS FOR TYPICAL CONDUIT AND BACKBOX INSTALLATION DETAILS.
3. REFERENCE E4 SERIES SHEETS FOR TYPICAL COMMUNICATION SYSTEMS RISER DIAGRAM.
4. REFERENCE RISER DIAGRAMS FOR TYPICAL CONDUIT SIZES AND ROUTINGS.
5. REFER TO AUDIO-VISUAL SYSTEM DETAILS FOR ADDITIONAL REQUIREMENTS, FOR JUNCTION BOX LOCATIONS, TYPES AND SIZES.

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No.	Description	Date
	BID SET	09/29/26

Sheet Title: DEMO & NEW FLOOR PLAN - COMMUNICATIONS

Project Architect: KATHERINE LORD

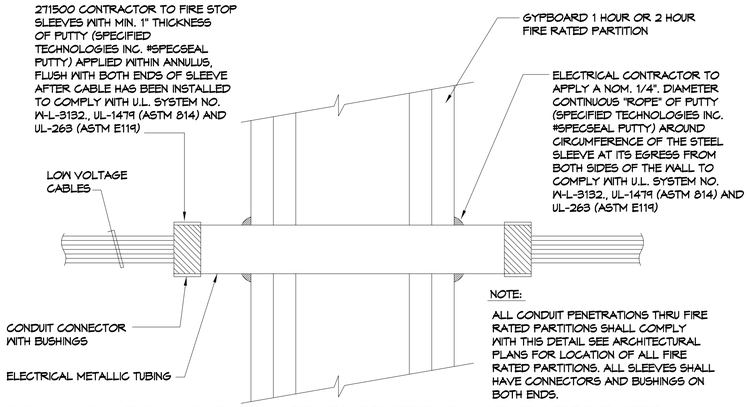
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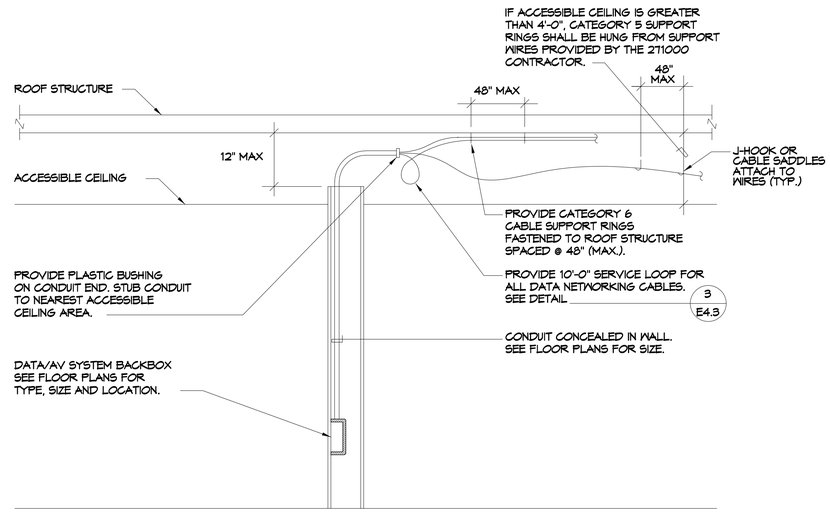
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COMMUNICATIONS CABLES SLEEVES PENETRATION THRU FIRE RATED PARTITIONS

NO SCALE

1 / E4.2



NOTES:

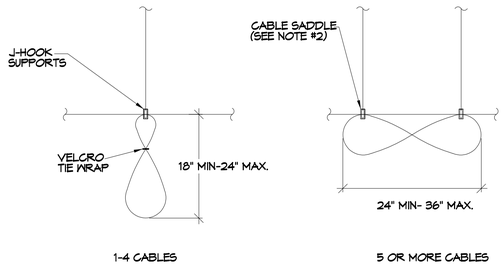
#1 REFERENCE CONTRACT DOCUMENTS FOR WHICH SYSTEMS, AND IN WHAT AREAS OPEN WIRE INSTALLATIONS ARE PERMITTED.

#2 SECURITY SYSTEMS CONTRACTOR MUST INSTALL THEIR OWN SUPPORT SYSTEM, SEPARATE FROM THE VOICE/DATA CABLING SUPPORT SYSTEM.

COMMUNICATIONS SYSTEM OPEN WIRE/CONDUIT STUB DETAIL

NO SCALE

2 / E4.2



NOTE:

1. ALL SERVICE LOOPS SHALL BE FORMED IN FIGURE 8 CONFIGURATION
2. SADDLE SHALL BE SIZED TO HOLD QUANTITY OF CABLES REQUIRED PER MANUFACTURE REQ.

TYPICAL SERVICE LOOP

NO SCALE

3 / E4.2

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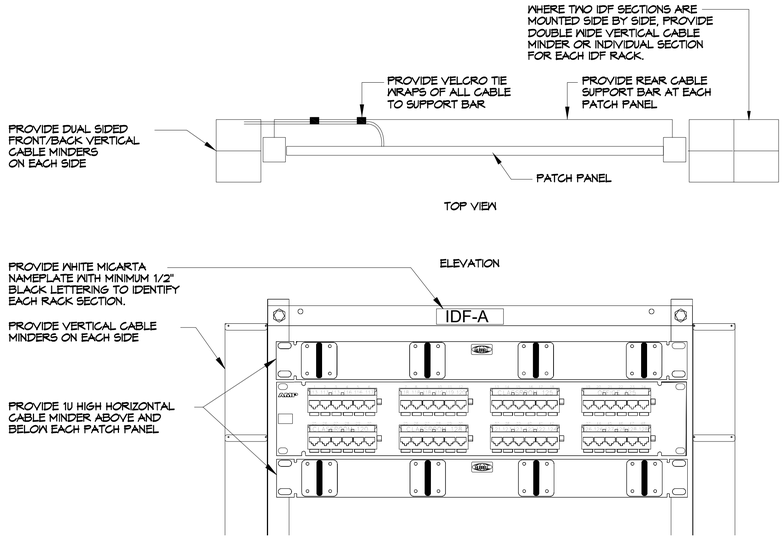
No.	Description	Date
	BID SET	09/29/26

Sheet Title: COMMUNICATION DETAILS

Project Architect: KATHERINE LORD

Project Number:

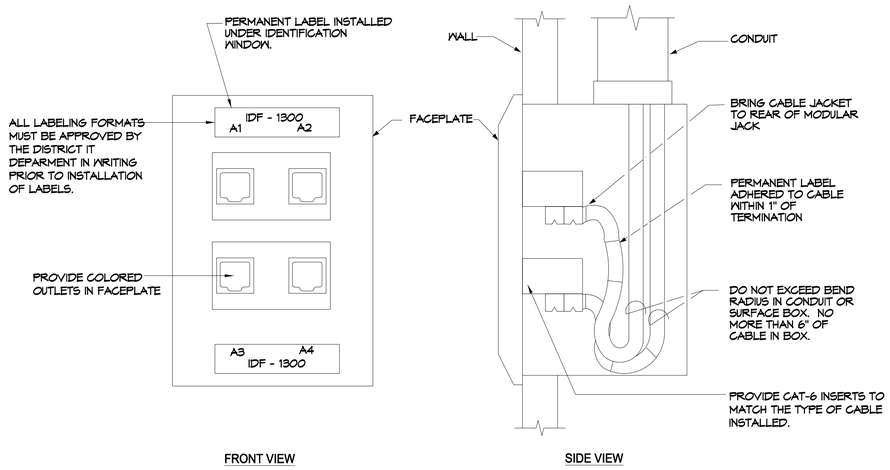
Sheet Number: E4.2



TYPICAL IDF/MDF LABELING AND CABLE SUPPORT DETAIL

NO SCALE

1 / E4.3



TYPICAL FACEPLATE LABELING DETAIL

NO SCALE

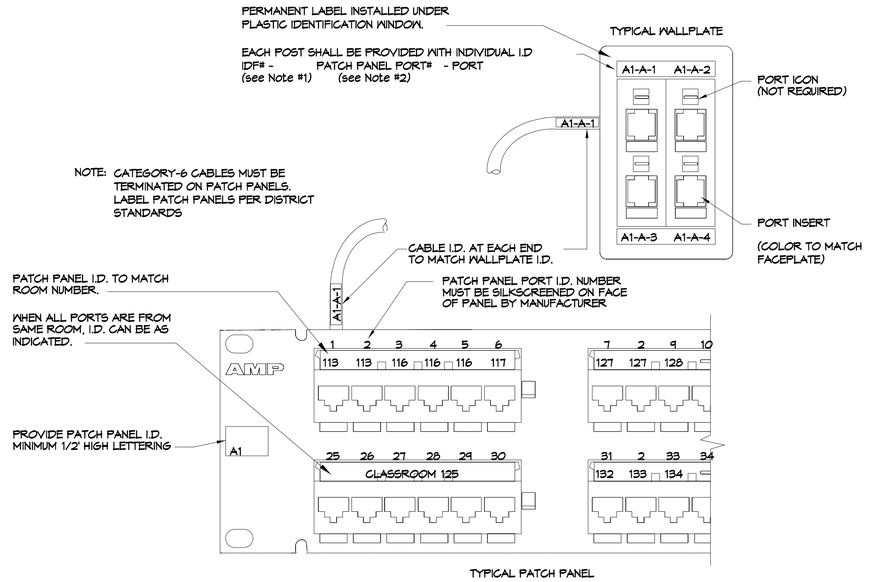
2 / E4.3

NOTE:

1. EACH IDF SHALL BE NUMBERED TO MATCH THE BUILDING NAME (IDF-A or IDF-100, FOR BUILDINGS WITH MULTIPLE IDF'S (IDF-A1, A2 or IDF-100A, 100B)
2. NUMBER TO MATCH MANUFACTURER'S PREPRINTED NUMBERS 1-48 ON PATCH PANEL
3. BOTH ROOM NUMBER AND PATCH PANEL PORT ASSIGNMENT MUST BE SHOWN ON PATCH PANEL.

GENERAL NOTES:

1. ALL IDENTIFICATIONS SHALL BE MACHINE MADE, NO HAND WRITTEN LABELS, SEE SPECIFICATIONS. VERIFY IN WRITING ALL ROOM IDENTIFICATIONS WITH ARCHITECT PRIOR TO MAKING ANY LABELS.
2. ALL LABELING FORMATS ARE SUBJECT TO APPROVAL BY THE DISTRICT IT DEPARTMENT. CONTRACTOR MUST CONFIRM ALL LABELING FORMATS PRIOR TO INSTALLATION OF ANY LABELS AND MUST HAVE WRITTEN APROVAL. CONTRACT MUST FOLLOW DOCUMENTED DISTRICT STANDARDS AND HAVE LABELING FORMAT APPROVED IN WRITING PRIOR TO INSTALLATION.



TYPICAL DATA NETWORKING LABELING REQUIREMENT

NO SCALE

3 / E4.3

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Issue Schedule		
No.	Description	Date
	BID SET	09/29/26

Sheet Title: COMMUNICATION DETAILS

Project Architect: KATHERINE LORD

Project Number:

Sheet Number: E4.3

REGISTERED PROFESSIONAL ENGINEER
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#26051 6/19/2026

FIRE ALARM MONITORING NOTE:

1. AUTOMATIC FIRE ALARM SYSTEMS SHALL TRANSMIT THE ALARM, SUPERVISORY AND TROUBLE SIGNALS TO AN APPROVED SUPERVISING STATION AS REQUIRED BY NFPA 72 AS AMENDED BY CFC SECTION 907. THE SUPERVISING STATION SHALL BE LISTED AS EITHER UUFX OR UUJS BY UNDERWRITERS LABORATORY OR SHALL MEET THE REQUIREMENTS OF FACTORY MUTUAL RESEARCH APPROVAL STANDARD 3011. SUPERVISION OF SYSTEM AND LEASED TELEPHONE LINES SHALL BE ARRANGED BY OWNER.

FIRE ALARM GENERAL REQUIREMENTS:

1. THE COMPLETE INSTALLATION SHALL BE REVIEWED AND APPROVED BY THE ABOVE LOCAL MANUFACTURERS REPRESENTATIVE. SEE SPECIFICATIONS (28 30 00), FOR ADDITIONAL CONTRACTOR QUALIFICATIONS AND REQUIREMENTS.
2. UNLESS OTHERWISE NOTED SOLID LINES BETWEEN DEVICES SHALL BE 1" E.M.T. ROUTED CONCEALED ABOVE CEILINGS OR IN WALLS. DASHED LINES INDICATE 1-1/2" P.V.C. UNDERGROUND CONDUIT. ALL WIRING TYPES AND QUANITITES SHOWN ARE FOR INFORMATION ONLY. THE CONTRACTOR SHALL PROVIDE ALL WIRING AS REQUIRED TO MAKE A FULLY OPERATIONAL SYSTEM. SHOP DRAWINGS AND OR AS-BUILT DOCUMENTS SHALL INDICATE ALL WIRING PROVIDED.
3. THE AUDIBILITY OF FIRE ALARM WARNING DEVICES SHALL BE AUDIBLE THROUGH THE OCCUPANCY WITH A MINIMAL SOUND LEVEL 15 db's OVER THE AMBIENT NOISE LEVEL. ADD ADDITIONAL DEVICES AS REQUIRED.
4. UPON COMPLETION OF THE INSTALLATION OF THE FIRE ALARM SYSTEM, A REACCEPTANCE TEST OF THE ENTIRE SYSTEM SHALL BE PERFORMED IN THE PRESENCE OF THE ENFORCING AGENCY AND IN ACCORDANCE WITH SPECIFICATIONS (28 30 00). THE CONTRACTOR SHALL FURNISH db METERS AND ALL OTHER EQUIPMENT TO PERFORM THESE TESTS.
5. ALL CONDUIT PENETRATIONS THROUGH FIRE RATED PARTITIONS SHALL PREVENT THE PASSAGE OF HEAT, SMOKE AND FIRE GASES. ALL PENETRATIONS SHALL COMPLY WITH U.L. ASSEMBLY WL-1001. REFER TO THROUGH-PENETRATION FIRESTOP DETAIL ON THE DETAIL SHEET.
6. ALL OPERATING HARDWARE AT INITIATING DEVICES SHALL NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST, AND THE FORCE REQUIRED TO OPERATE SHALL BE LESS THAN 5 POUNDS.

MAXIMUM NUMBER OF CONDUCTORS IN TRADE SIZES OF CONDUIT OR TUBING MINIMUM CONDUIT SIZE FOR THIS PROJECT IS 1"

CONDUIT TRADE SIZE (INCHES)		1/2	3/4	1	1 1/4	1 1/2	2	2 1/2	3	3 1/2	4	5
TYPE LETTERS	CONDUCTOR SIZE AWG, kcmil											
THWN	14 12	13 10	24 18	39 29	69 51	94 70	154 114	164				
THHN	10 8	6 3	11 5	18 9	32 16	44 22	73 36	104 51	160 79	106	136	

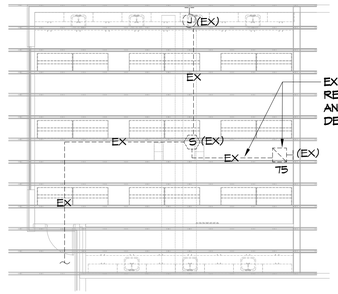
TRADE SIZE	INTERNAL DIAMETER INCHES	AREA——SQUARE INCHES		PERCENT REDUCTION PER NUMBER OF 18AWG TWISTED SHIELD PAIRS							
		100% INCHES	OVER 2 COND. 40%	1	2	3	4	5	6	7	8
1/2	.622	.30	.12	38%	66%	99%	X	X	X	X	X
3/4	.824	.53	.21	19%	38%	57%	76%	95%	X	X	X
1	1.049	.86	.34	12%	24%	36%	48%	60%	72%	84%	96%
1 1/4	1.380	1.50	.60	7%	14%	21%	28%	35%	42%	49%	56%
1 1/2	1.610	2.04	.82	5%	10%	15%	20%	25%	30%	35%	40%
2	2.067	3.36	1.34	3%	6%	9%	12%	15%	18%	21%	24%

FIRE ALARM SEQUENCE OF OPERATION

ACTION \ DEVICE	MANUAL PULL STATION	AREA/DUCT SMOKE/HEAT DETECTOR	AC POWER FAILURE	SPRINKLER ACTIVATION TAMPER SW.	SPRINKLER ACTIVATION FLOW SW.
SOUND ALARM TROUGHOUT BLDG.	YES	YES	NO	NO	YES
ACTIVATE RELAY FOR MONITORING	YES	YES	YES	YES	YES
ANNUNCIATE AT PANEL AND ANNUNCIATOR	YES	YES	YES	YES	YES
SOUND TROUBLE BUZZER	ON WIRING FAULT	ON WIRING FAULT	YES	YES	ON WIRING FAULT
SOUND SPRINKLER BELL	NO	NO	NO	NO	YES
REPORT TO MONITORING STATION	YES	YES	YES	YES	YES
INITIATE SHUTDOWN OF HVAC UNITS	YES	YES	NO	NO	YES

WIRING SCHEDULE

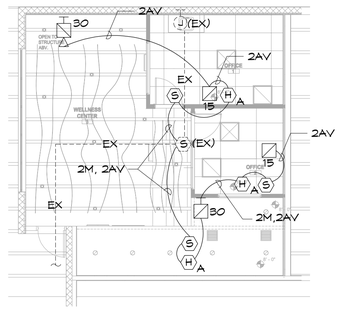
DES	CONDUCTOR TYPE	WIRE COLOR	CIRCUIT TYPE
M	(1) 1 PR #12 TWISTED	RED/BLACK/SHIELD	SIGNAL LINE CIRCUIT
AV	(2) #12 THHN (UON ON CALCS)	BLUE/WHITE	NOTIFICATION APP. CIRCUIT
P	(2) #12 THHN	RED/BLACK	POWER



EXISTING WALL STROBE TO BE REMOVED. REMOVE EXISTING CONDUIT AND WIRING BACK TO EXISTING SMOKE DETECTOR

(EX) FIRE ALARM DEVICES, CONDUITS AND CABLING TO REMAIN. (U.O.N.)

1 FLOOR PLAN - FIRE ALARM
1/8" = 1'-0"



2 FLOOR PLAN - FIRE ALARM
1/8" = 1'-0"

GENERAL NOTES:

1. REFERENCE ARCHITECTURAL INTERIOR ELEVATIONS FOR EXACT LOCATION OF ALL WALL MOUNTED DEVICES.
2. UNLESS OTHERWISE NOTED SOLID LINES BETWEEN DEVICES SHALL BE 1" E.M.T. ROUTED CONCEALED ABOVE CEILINGS OR IN WALLS. DASHED LINES INDICATE 1-1/2" P.V.C. UNDERGROUND CONDUIT. ALL WIRING TO BE PROVIDED PER MANUFACTURER SHOP DRAWINGS.
3. CONTRACTOR SHALL PROVIDE CEILING ACCESS PANEL AT ALL NON-LAYIN TYPE CEILINGS, WHERE HEAT DETECTOR ABOVE CEILING IS INDICATED.

FIRE ALARM SYMBOL LEGENDS

SI / 15 — WALL MOUNTED FLASHING LIGHT STROBE MOUNTED +80"-96" A.F.F. OR 6" BELOW CEILING TO BOTTOM OF DEVICE WHICHEVER IS LOWER. ENTIRE LENS MUST BE WITHIN THE +80"-96" DIMENSION.
(15 = STROBE CANDELA RATING)
(SI = SIGNAL CIRCUIT IDENTIFICATION)

SIMPLEX: 4906-9101, CSFM LISTING: 7125-0026:0316

SI / 15 — WALL MOUNTED FLASHING LIGHT HORN/STROBE MOUNTED +80"-96" A.F.F. OR 6" BELOW CEILING TO BOTTOM OF DEVICE WHICHEVER IS LOWER. ENTIRE LENS MUST BE WITHIN THE +80"-96" DIMENSION.
(15 = STROBE CANDELA RATING)
(SI = SIGNAL CIRCUIT IDENTIFICATION)

SIMPLEX: 4906-9128 , CSFM LISTING: 7125-0026:0317

S — CEILING MOUNTED SMOKE DETECTOR

SIMPLEX: 4098-9714, CSFM LISTING: 7272-0026:0218.
BASE: 4098-9792, CSFM LISTING: 7300-0026:0217

H / A — HEAT DETECTOR MOUNTED ABOVE CEILING (SEE GENERAL NOTE #6)

SIMPLEX: 4098-9734, CSFM LISTING: 7272-0026:0216.
BASE: 4098-9792, CSFM LISTING: 7300-0026:0217

FACP — (EX) MAIN FIRE ALARM CONTROL PANEL
FA — (EX) REMOTE FIRE ALARM POWER EXTENDER
EOL — END OF LINE RESISTOR

FIRE ALARM NOTE:
THIS FIRE ALARM DESIGN IS A COMPLETE PLAN SUBMITTAL IN ACCORDANCE WITH 2025 CBC 907.1.

FULLY AUTOMATIC FIRE ALARM DESIGN:
THIS PROJECT IS DESIGNED TO COMPLY WITH ALL REQUIREMENTS FOR A FULLY PROTECTED AUTOMATIC FIRE ALARM SYSTEM.

EXPANSION OF EXISTING SYSTEM:
THIS PROJECT ADDS TO AND OR MODIFIES AN EXISTING SYSTEM, PREVIOUSLY APPROVED BY DSA. ALL NEW COMPONENTS ARE COMPATIBLE WITH THE EXISTING SYSTEM EQUIPMENT.

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Issue Schedule

No.	Description	Date
	BID SET	09/29/26

Sheet Title: DEMO & NEW FLOOR PLAN - FIRE ALARM

Project Architect: KATHERINE LORD

Project Number:

Sheet Number: E5.1

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