



Phone 215-350-0546

119 E Clearfield St Philadelphia PA. 19134
e-mail. graficolors7@hotmail.com

PROJECT:

Exterior Sign Installation
ENJERA GROCERY STORE
SMOKE SHOP

227 MARKET ST, PHILADELPHIA, PA 19106

SCOPE OF WORK:

Installation of Exterior
Flat Sign Non Illuminated
8'.0" x 2'.0" (1 Side)

METHOD OF ATTACHMENT:

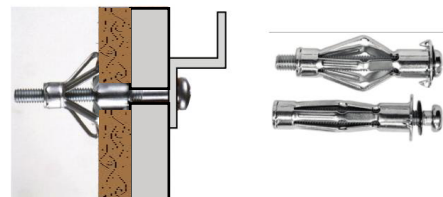
Channel Letter Sign Structure Attached
to "z" Clips, Anchored to Existing Wall
Construction With Galvanized lag
Bolts and Shields per Manufacturer's
Recommendation.

DESIGN LOADS:

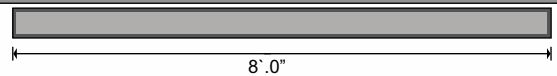
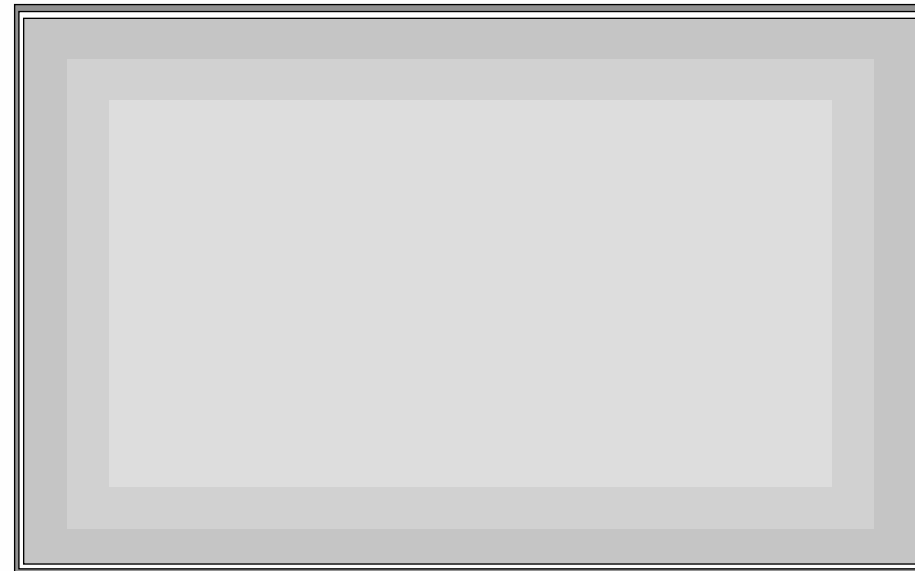
Winds & Snow Loads
Wind Load - 110 P.S.F.
Snow Load - 40 P.S.F

NOT PLOT PLAN

EACH Z- CLIP WILL HAVE A DISTANCE OF 2 FEET BETWEEN EACH OTHER



Z- CLIPS WILL BE USE ON THE VERTICAL
BACK SIDE BARS WILL BE ATTACHED TO
AWNING WITH TEK RAMSET HW13M4 M4 8MM SCREWS & ATTACHED
TO BUILDING WITH 3/8" X 5" LAG AND SHIELD



BREAKDOWN

MARKET ST

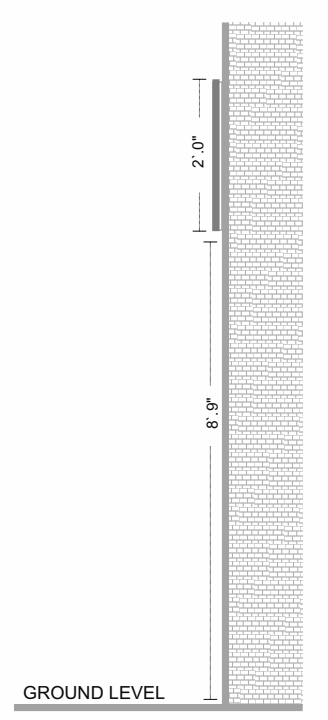
EXISTENT:



NEW:



STRUCTURAL FRAME SYSTEM 1"x1"x3/16" GALVANIZED STEEL TUBING W/ WELDED CONNECTIONS



GROUND LEVEL









SHEET LIST

SHEET NUMBER	SHEET NAME
CS	COVER SHEET
A1	FLOOR PLANS

BUILDING CHARACTERISTICS:

PROPERTY ADDRESS: 227 MARKET STREET, PHILADELPHIA PA 19126

LOT AREA: 2,290 SQ FT

ZONING USE: CMX-3

BUILDING CEILING HEIGHT

FIRST FLOOR CEILING HEIGHT: 8'-9"

PROJECT DESCRIPTION:

EXISTING FOUR STORY MASONRY
PROPOSE SIGNAGE

OWNER INFORMATION:

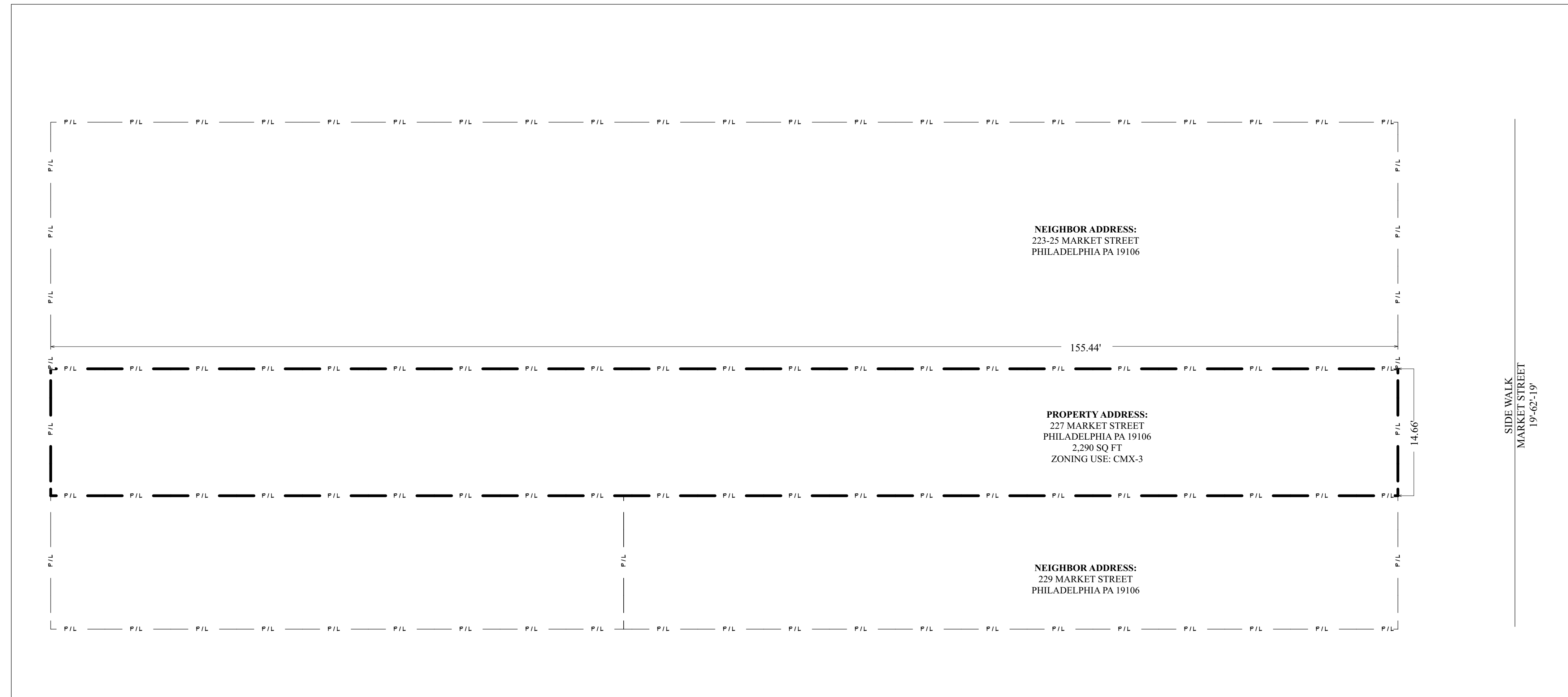
NAME:
BINYAN 227 LLC

MAILING ADDRESS:
216 Church St Philadelphia PA 19106

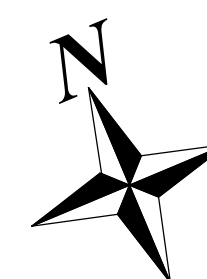
PROJECT LOCATION:



**227 MARKET STREET
PHILADELPHIA PA 19106**



SITE PLAN 1/8"=1'-0



**3629 Frankford Ave.
Philadelphia PA 19134.
Office hours
Mon-Fri (9:00 am-6:00pm)
267-686-8371**

amoreno.tats@gmail.com

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227 MARKET STREET
PHILADELPHIA PA 19106

PROJECT DESCRIPTION/ SCOPE:

EXISTING FOUR STORY MASONRY
PROPOSE SIGNAGE

REVISION TABLE		
#	DATE	DESCRIPTION

DATE:

11/15/2023

SCALE:

AS NOTED

SHEET DESCRIPTION:

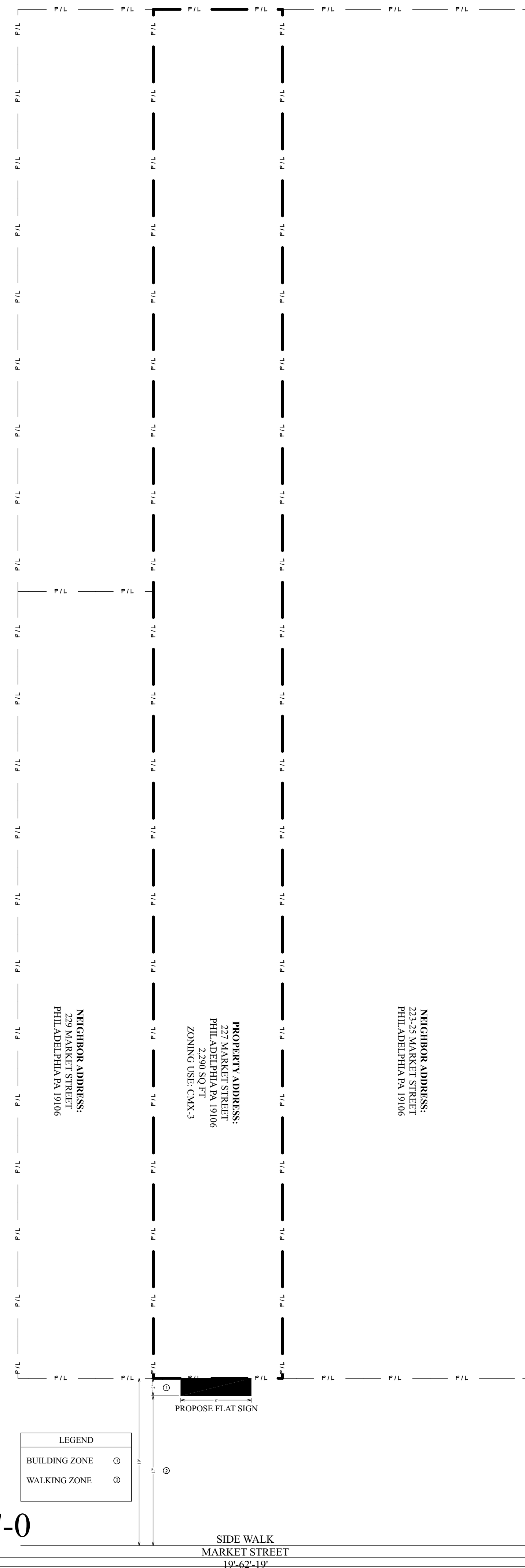
COVER SHEET

SHEET:

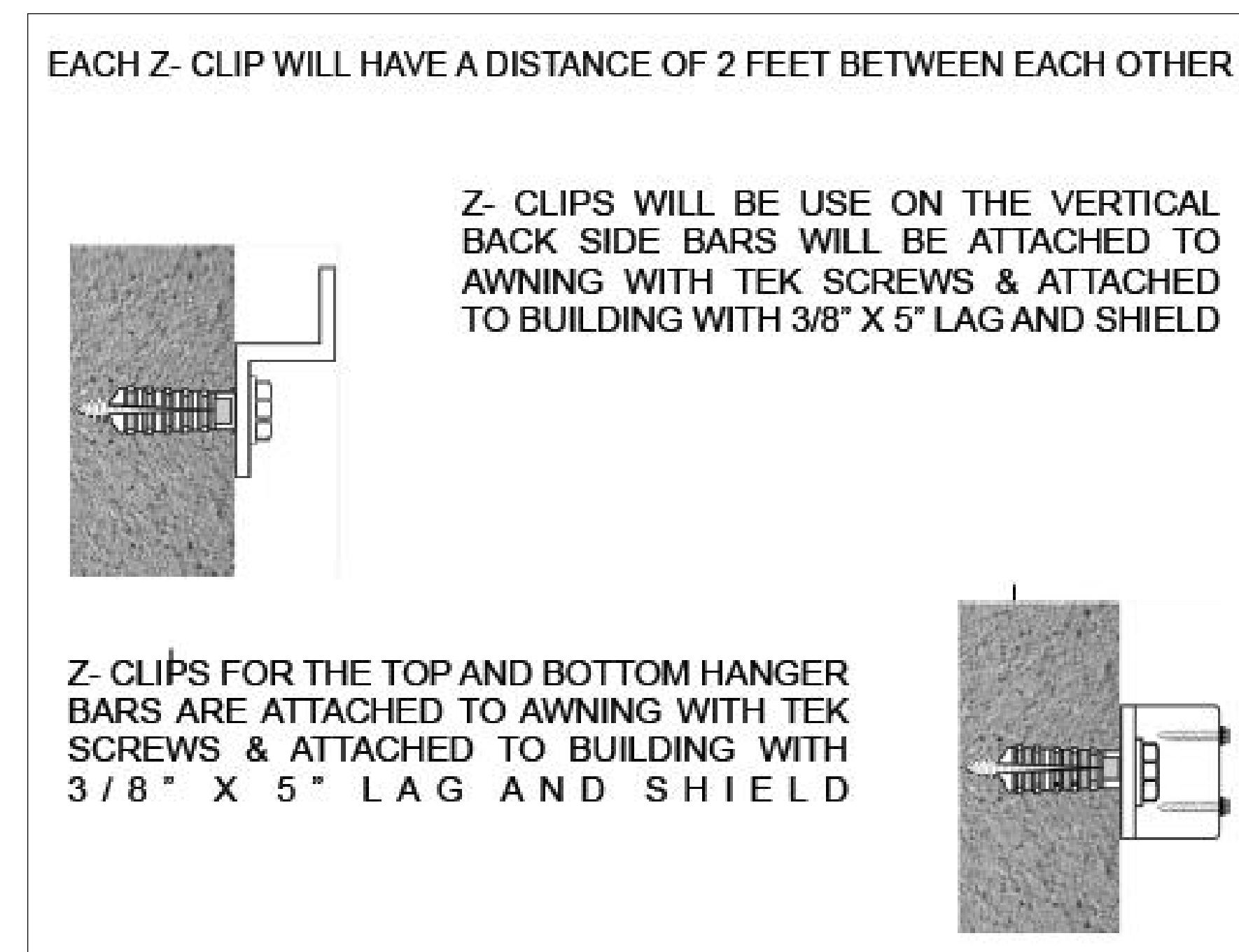
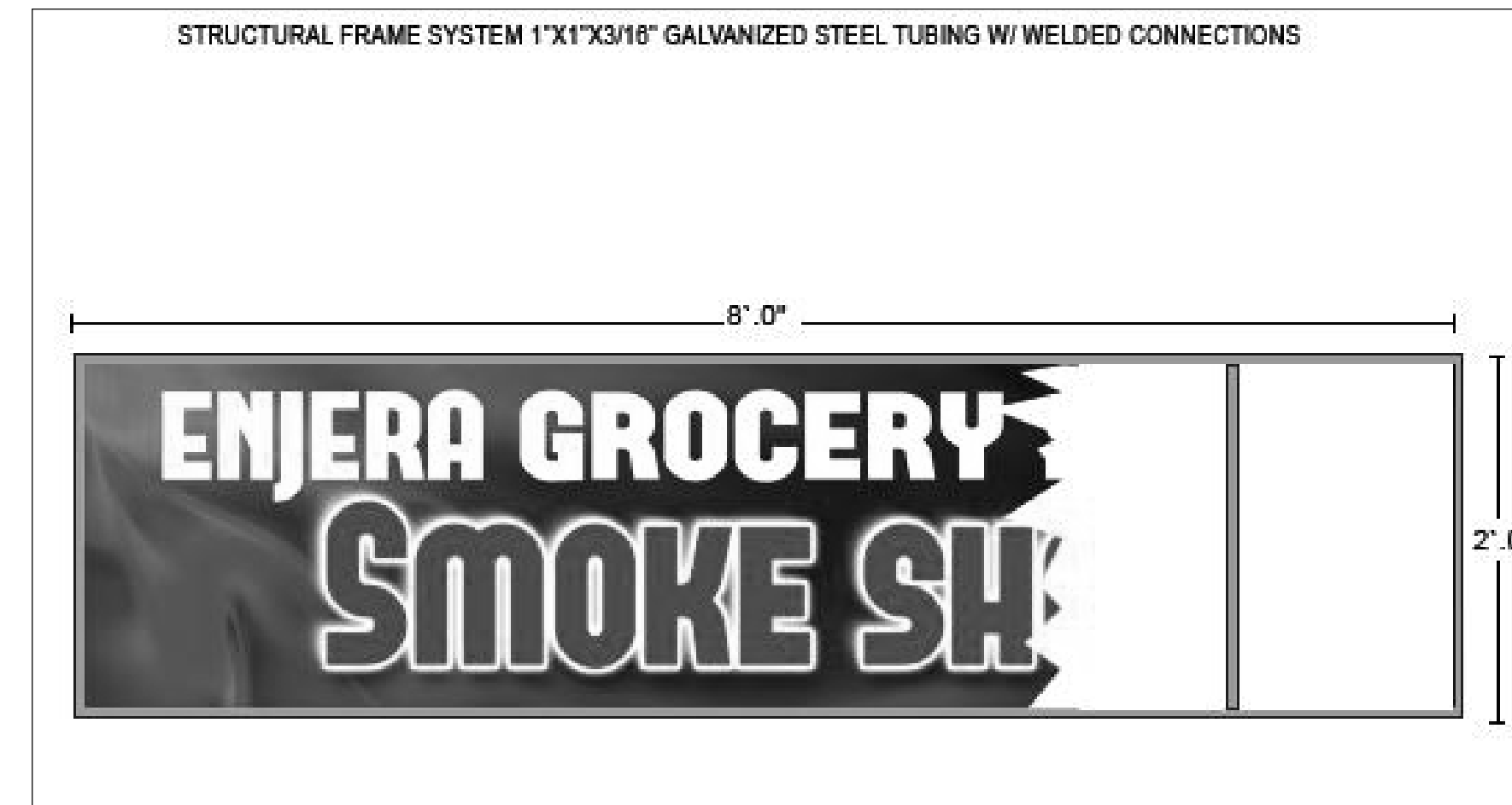
CS

GENERAL REQUIREMENTS

- CONTRACTOR TO OBTAIN BUILDING PERMIT FROM THE PHILADELPHIA L&I DEPARTMENT PRIOR TO COMMENCE WORK ON PREMISES.
- CONTRACTOR SHALL PROVIDE THE OWNER WITH FIELD PROGRESS SCHEDULES FOR EACH PHASE OF WORK AT REQUEST.
- PRIOR TO THE SUBMISSION OF ANY PROPOSAL, THE CONTRACTOR SHALL INSPECT THE SITE TO DETERMINE THE EXTENT OF THE WORK TO BE PERFORMED.
- THE CONTRACTOR SHALL NOTIFY THE OWNER IF HE CAN NOT COMPLY WITH ALL THE NOTES CALLED FOR ON THIS SHEET.
- THE CONTRACTOR SHALL PERFORM ALL WORK IN COMPLIANCE WITH ANY AND ALL ADA REGULATION.
- CONTRACTOR TO PROVIDE EACH TRADE WITH COMPLETE SETS OF PLANS. THIS MUST ALWAYS BE USED AS COMPLETE SET OF PLANS. DO NOT DISTRIBUTE SEPARATE SHEETS.
- ALL DETAIL DIMENSION, FINISHES AND MISCELLANEOUS ITEMS SHALL BE "BUILDING STANDARDS" UNLESS OTHERWISE INDICATED. "BUILDING STANDARDS" REFERS BOTH TO THE QUALITY OF THE BUILDING MATERIAL AND TO THEIR METHOD OF INSTALLATION. ALL ITEMS REFERRED TO "BUILDING STANDARD" OR "STANDARD" SHALL MEET THESE CRITERIA UNLESS OTHERWISE NOTED.
- THE CONTRACTOR SHALL SECURE AND PAY FOR ALL PERITS AND CERTIFICATES, AS REQUIRED BY THE LOCAL AND STATE LAWS AND FIRE UNDERWRITES CERTIFICATE OF INSPECTION AND BE RESPONSIBLE FOR OBTAINING A CERTIFICATE OF OCCUPANCY.
- CONTRACTOR SHOULD PROVIDE PROOF OF PAYMENTS TO ALL SUBCONTRACTORS, MATERIALS, AGENTS, ETC.
- UPON AWARD OF CONTRACT, THE GENERAL CONTRACTOR IS TO PROVIDE A COMPLETE LIST OF SUBCONTRACTORS WORKING ON THE PROJECT INCLUDING PHONE NUMBER AND CONTACT NAME.
- CONTRACTOR RESPONSIBLE FOR ENGAGING QUALIFIED INSPECTORS TO PERFORM CODE REQUIRES SPECIAL INSPECTOR.
- CONTRACTOR MUST PRESENT VALID CONTRACTOR'S LICENSE AND INSURANCE TO OWNER/TENANT PRIOR TO COMMENCE WORK ON PREMISES.
- CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT THE JOB SITE AND NOTIFY THE ARCHITECT AND DESIGNER OF ANY DIMENSIONAL ERRORS, OMISSIONS OR DISCREPANCIES BEFORE BEGINNING ANY WORK.
- REPORT ERRORS AND OMISSIONS TO THE DESIGN PROFESSIONAL IMMEDIATELY.
- ENGINEER & DESIGNER IS NOT RESPONSIBLE IF THE CONTRACTOR DEVIATE FROM WORK AS SPECIFIED ON PLANS
- THESE DRAWINGS ARE THE PROPERTY OF TINA TAX ACCOUNTING & TAX SERVICES AND MAY BE REPRODUCED ONLY WITH WRITTEN PERMISSION. AUTHORIZED REPRODUCTIONS MUST BEAR THE NAME AND SIGNATURE OF THE DESIGN PROFESSIONAL.
- WORKING DRAWINGS BY THEIR VERY NATURE ARE DIAGRAMMATIC AND DO NOT PROVIDE ALL DETAILS OR CONDITIONS OF CONSTRUCTION. HOWEVER, QUESTIONS MAY ARISE AS TO THE DESIGN INTENT AND TO CONSTRUCTION TECHNICAL DETAILING WITHIN THESE DRAWINGS. AS CLARIFICATIONS, INTERPRETATIONS, AND REVISIONS ARE PART OF THE CONSTRUCTION PROCESS, TINA TAX ACCOUNTING & TAX SERVICES SHALL NOT BE LIABLE FOR ANY DIRECT, INDIRECT OR CONSEQUENTIAL DAMAGES AS A RESULT OF NOT PARTICIPATING IN THE CONSTRUCTION PROCESS.
- DO NOT SIGNIFICANTLY VARY OR MODIFY THE WORK WITHOUT WRITTEN INSTRUCTIONS FROM THE ENGINEER OR DESIGN PROFESSIONAL.
- CONTRACTOR SHALL PROCURE AND CONFORM TO ALL CONSTRUCTION PERMITS REQUIRED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING THE UTILITY NOTIFICATION CENTER OF THE CITY (CALL BEFORE YOU DIG), 811, CALL TWO BUSINESS DAYS PRIOR (NOT INCLUDING THE DAY OF THE CALL) TO DIGGING, GRADING OR EXCAVATING FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.
- PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION, THE CONTRACTOR SHALL PROVIDE THE LOCAL BUILDING INSPECTOR 24 HOURS ADVANCED NOTICE.
- THE CONTRACTOR SHALL IMMEDIATELY REMOVE ANY CONSTRUCTION DEBRIS AND MUD TRACKED ONTO EXISTING ROADWAYS. THE CONTRACTOR SHALL REPAIR ANY EXCAVATION OR PAVEMENT FAILURES CAUSED BY THE CONSTRUCTION.
- ALL DAMAGED EXISTING CURB, GUTTER, AND SIDEWALK SHALL BE REPAIRED PRIOR TO ACCEPTANCE OF COMPLETED IMPROVEMENTS
- THE CONTRACTOR SHALL MAINTAIN ONE COMPLETE SET OF APPROVED DRAWINGS ON THE CONSTRUCTION SITE AT ALL TIMES.
- THE CONTRACTOR SHALL PERFORM ALL WORK ACCORDING TO THE CITY, COUNTY, STATE AND FEDERAL SAFETY AND HEALTH REGULATIONS OPERATIONS SHALL COMPLY WITH ALL CURRENT O.S.H.A. REGULATORY REQUIREMENTS.
- ALL CONSTRUCTION ACTIVITIES MUST COMPLY WITH THE CITY PERMITTING PROCESS AND APPROVED PLAN BY THE CITY.
- BEFORE PROCEEDING WITH WORK, CHECK ALL THE DIMENSIONS SHOWN ON STRUCTURAL DRAWINGS AGAINST ARCHITECTURAL AND EXISTING SITE CONDITIONS. REPORT INCONSISTENCIES TO THE DESIGN PROFESSIONAL BEFORE PROCEEDING WITH THE WORK. REPORT THE ERROR IN WRITTEN FORMAT THE PROFESSIONAL
- CHECK AND VERIFY IN THE FIELD ALL SIZES AND DIMENSIONS INVOLVING THE EXISTING STRUCTURE AND COORDINATE WITH NEW CONSTRUCTION.
- CONTRACTOR TO CONDUCT WORK IN ACCORDANCE TO THE INTERNATIONAL BUILDING CODE, LOCAL CODE AND OSHA SAFETY CODE.
- CONTRACTOR MUST NOTIFY BUILDING INSPECTOR AND OWNER PRIOR TO SUBSTITUE CONSTRUCTION MATERIALS, AND/OR METHODS OF INSTALLATION DUE TO FIELD CONDITIONS.
- PLEASE BE ADVISED THAT SEPARATE PERMITS WILL BE REQUIRED FOR THE MECHANICAL, ELECTRICAL, SPRINKLER SYSTEM AND PLUMBING WORK.
- CONTRACTOR IS RESPONSIBLE FOR OBTAINING MECHANICAL, ELECTRICAL, PLUMBING AND SPRINKLER SYSTEM IF REQUIRED BY THE SCOPE OF WORK.
- ENGINEER AND DESIGN PROFESSIONAL IS NOT RESPONSIBLE FOR MEANS AND METHOD OF CONSTRUCTION.
- WE ARE NOT RESPONSIBLE FOR ANY CONSTRUCTION MANAGEMENT DURING CONSTRUCTION.



SITE PLAN 1/8"=1'-0



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FLOOR PLAN

SHEET:

A1