ADDRESS: 301-03 N FRONT ST

Proposal: Demolish structure; construct multi-unit building Review Requested: Final Approval Owner: 301 N Front Street LP Applicant: Mark Wallace, Kore Design Architecture History: 1997 Individual Designation: None District Designation: Old City Historic District, Non-contributing, 12/12/2003 Staff Contact: Heather Hendrickson, heather.hendrickson@phila.gov

OVERVIEW: This application proposes to demolish a 1½-story non-contributing building in the Old City Historic District and construct a four-story-plus-basement structure containing two single-family dwellings. The proposed structure would have three basement level parking spaces along with a roof deck and pilot house. The property at 301-03 N. Front Street is located along the north side of Vine Street between N. Front Street on the west, and N. Water Street on the east. Across N. Water Street from the property is a large vacant lot where a 26-story mixed-use building is being constructed. That project was approved by the Historical Commission in October 2021. The properties directly adjacent to and north of 301-03 N. Front Street are contributing properties to the Old City Historic District.

A very similar version of this project was reviewed "in-concept" by the Architectural Committee in October 2024, and by the Historical Commission in December 2024. The Historical Commission voted to approve the applicant's revised application in concept. Since this "inconcept" review, there have been changes to some materials, but the overall massing and details have stayed the same.

SCOPE OF WORK:

- Demolish non-contributing structure
- Construct four-story structure with basement and roof deck

STANDARDS FOR REVIEW:

The Secretary of the Interior's Standards for the Treatment of Historic Properties and Guidelines include:

• Standard 9: New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

STAFF RECOMMENDATION: The staff recommends approval of the demolition of the noncontributing structure and construction of the four-story building, with staff to review details, pursuant to Standard 9.



Kore Design Architecture Contact: Mark G. Wallace, RA 1829 Cardinal Lake Dr. Cherry Hill, NJ 08003 Tel: (570) 267-5630

April 8th, 2025

Attention: Philadelphia Historic Commission

Reference: 301-03 N Front St., Philadelphia, PA 19106

Current Owner: 301 N Front St LP

Developer: Design Pro Development, Logan Kramer, 610.463.4866; 1516 N 5th St., Ste 507, Philadelphia, PA 19122; logan@designprodev.com

Architect: Mark G. Wallace, RA <u>mwallace@koredesign.com</u>; KORE Design Architecture; Matt Elson <u>melson@koredesign.com</u>;

This submission is for Final Approval from the Philadelphia Historic Commission. The project was previously submitted to the Historic Commission for in-concept approval. The design was adjusted based on Staff & Committee comments, and the Commission voted in favor of approving the application In-Concept. The proposed development has since been granted zoning variances for height and lot coverage to construct the project as currently documented.

301-03 N. Front St. is a non-contributing property within the Old City Historic District. Grade varies across the site, with N. Water St. being approximately 8 feet lower than the high point of grade along N. Front St. The existing building is a one-story, stucco clad building with flat roof a basement garage level, and occupies the entirety of the site. The existing building has garage doors opening to grade along N. Water St. on the east side of the property, & steps and a ramp up to the first floor from the sidewalk of N. Front St. on the west. The south wall is partially along Vine St., and curves northward from the Vine St / N. Water Street intersection to meet the frontages along N. Front Street. The structure was built in 1990 and currently stands vacant but was most recently used by the Philadelphia Yacht Club.

The proposed scope of work is complete demolition of the existing structure, and the erection of a new 4story plus basement structure to contain two single-family dwellings & three basement level parking spaces.

Please refer to the accompanying drawings for additional information regarding the proposed structure.

Please let me know if you have additional questions. Email or call me directly at 215.279.8866. Thank you,

Mark G. Wallace, RA

APPLICATION FOR BUILDING PERMIT

APPLICATION # ___

(Please complete all information below and print clearly)

ADDRESS OF PROPOSED CONSTRUCTION:



CITY OF PHILADELPHIA DEPARTMENT OF LICENSES AND INSPECTIONS MUNICIPAL SERVICES BUILDING – CONCOURSE 1401 JOHN F. KENNEDY BOULEVARD PHILADELPHIA, PA 19102

For more information visit us at www.phila.gov/li

301-03 N Front St., Phi	iladelphia, PA 19106		
APPLICANT:		APPLICANT'S ADDRESS:	
Mark G. Wallace, RA		1829 Cardinal Lake Ln., Cherry Hill, NJ	08003
COMPANY NAME: KORE Design Architecture			
PHONE # (570) 267-5630	FAX #	LICENSE # RA406468 E-MAIL:	mwallace@koredesign.com
PROPERTY OWNER'S NAM	IE:	PROPERTY OWNER'S ADDRESS:	
301 N Front St LP		675 Lewis Lane, Ambler PA 19002	
PHONE # (908) 304-2233	FAX #		
ARCHITECT/ENGINEER IN I MARK G. WALLACE, RA	RESPONSIBLE CHARGE	ARCHITECT/ENGINEERING FIRM A 1829 CARDINAL LAKE DR., CHERRY HIL	DDRESS: L, NJ 08003
ARCHITECT/ENGINEERING	FIRM:		
KORE DESIGN ARCHITECTU	RE		
PHONE # (570) 267-5630	FAX #	LICENSE # RA406468 E-MAIL:	mwallace@koredesign.com
CONTRACTOR:		CONTRACTING COMPANY ADDRE	SS:
Andrew Friedman		64 Meer Drive, Langhorne, PA 19053	
CONTRACTING COMPANY:			
PHONE # (215) 847-0794	FAX #		Andrew@buildamf.com
USE OF BUILDING/SPACE			ESTIMATED COST OF WORK
NEW 4-STORY STRUC	CTURE: TWO-FAMILY DWELLING	W/ 3-CAR BASEMENT LEVEL GARAGE	\$ 700,000.00
			Ψ
t			
FOR THE ERECTION OF A	NEW 4-STORY STRUCTURE WIT	H BASEMENT, PRIVATE ROOF DECK & ACCE	SS STRUCTURES PER PLANS,
WITH BASEMENT LEVEL G	ARAGE CONTAINING (3) VEHICUI	LAR PARKING STALLS; TO BE USED AS A T	VO-FAMILY HOUSEHOLD LIVING.
	TOTAL AREA UNDERGO		square feet
COMPLETE THESE ITEMS	IF APPLICABLETO THIS APPLICA	TION:	
# OF NEW SPRINKLER HEA	ADS (suppression system permits of	only): LOCATION OF SPRINKI	_ERS:
# OF NEW REGISTERS/DIFI	FUSERS (hvac/ductwork permits or	nly): LOCATION OF STANDP	IPES:
IS THIS APPLICATION IN RI	ESPONSE TO A VIOLATION?	D DYES VIOLATION #:	
All provisions of the building code application. I hereby certify that the make the foregoing application, a that if I knowingly make any false	and other City ordinances will be complete he statements contained herein are true an nd that, before I accept my permit for which statement herein I am subject to such pen-	d with, whether specified herein or not. Plans approved b id correct to the best of my knowledge and belief. I furthe h this application is made, the owner shall be made aware alties as may be prescribed by law or ordinance.	y the Department form a part of this r certify that I am authorized by the owner to of all conditions of the permit. I understand
			DATE: 04 / 08 / 2025
AFPLICANT'S SIGNA		α	DATE://
(91.2 Day 5/04)			

(81-3 Rev 5/04)

PRE-REQUISITE APPROVALS FOR:

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	STREETS DE ROOM 940 –	PARTMENT M.S.B.						
		ARTMENT	FT					
	CONTRACTU	AL SERVICES UNIT	-					
	ROOM 1140 -	- M.S.B.						
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CODE/EDITION	USED FOR RE	VIEW:						
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VIOLATION #								
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EXAMINER:					DAT	E APPR	OVED:	
PERMIT #	PERMIT # DATE ISSUED: CHECK #							

PROPOSED TWO-FAMILY DWELLING

301-03 N. FRONT STREET PHILADELPHIA, PA 19106

MECHANICAL: PLUMBING: ELECTRICAL: LIFE SAFETY: ACCESSIBILITY: ADDITIONAL: ENERGY:	2018 INTERN 2018 INTERN 2017 NATION 2018 INTERN 2018 INTERN 2018 INTERN 2018 IECC W	LATIONAL MECHANICA LATIONAL PLUMBING C VAL ELECTRICAL CODE LATIONAL BUILDING CC LATIONAL BUILDING CC LATIONAL BUILDING CC LA CODE PROPERTY MJ PA AMENDMENTS	CODE CODE DOE DOE AINTENANCE CODE			
New Co	Instruction	Renovation (Existing E	Bidg.)	Upfit 🔲 Alterat	ion 🔲 Reconst	ruction
BUILDING DATA						
Construction Type:	II-A Dimensional Construction] I-B □ II-A] IV ■ V-A an: ■ No	□ II-B □ V-B □ Yes	Types:		
Sprinklers: No Standpipes: No Fire District: No	Yes NFPA	13 🔲 NFPA 138	R NFPA 13D	Dry T.B.D.		
Building Height: ± 48'-	3" ABOVE AVG. GRADI	E No. of Stor	ies 4-STORIES ABI	OVE GRADE PLANE		
Mezzanine: No High Rise: No	Yes Ves Central R	eference Sheet # (if pr	ovided)	Not Required		
Mezzanine: No High Rise: No Building Area (sq. ft.): FLOOR .	Yes Central R	eference Sheet # (if pr AREA (ALL)	ovided) OWED)	Not Required		
Mezzanine: No High Rise: No Building Area (sq. ft.): FLOOR BASEMENT	Yes Central R Yes Central R AREA (ACTUAL)	eference Sheet # (if pr AREA (ALL) UNLIMITED	rovided) OWED) D SF	Not Required		
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(YEAR EDITION OF CODE)

OCCUPANCY/EGRESS/EXITING REQUIREMENTS

APPLICABLE BUILDING CODES

USE GROUP OR SPACE DESCRIPTION			AREA sq. ft.	AREA PER OCCUPANT (http://doi.org/10.100	# OF OCCUPANTS	Remar	ks
Basement Garage (Access	ory Parking Are	:a)	712 SF	200	3.56		
Basement Occupancy (R)			792 SF	200	3.96		
1st Floor Occupancy (B)			1,519 SF	200	7.59		
2nd Floor Occupancy			1,519 SF	200	7.59		
3rd Floor Occupancy			1,519 SF	200	7.59		
Roof Occupancy			801 SF	200	4.00		
Total Occupancy			6,862 SF		34.29		
ROOF	R:	-	ROC	F ACCESS STRUCTURE		VA	
4TH	R:					VA	
3RD	R-1					VA	
2ND	R-1					VA	
	R			GRADE (VARIES)		VA	GRA
CELLAR	R-0	R-0			VA.	VA	<u> </u>

LIFE SAFETY SYSTEM REQUIREMENTS

Emergency Lighting:	No No	Yes
Exit Signs:	No No	Yes
Fire Alarm:	No No	Yes
Smoke Detection Systems:	No No	Yes 1
Panic Hardware:	No No	Yes

FLAME SPREAD RATING PER OCCUPANCY

SPACE DESCRIPTION	
R-3, TWO-FAMILY DWELLING	C, CORRIDORS AND EXIT STAIRWAYS, RAMPS, AND EXIT PASSAGEWAYS
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GENERAL NOTES



DRAWING LIST

SHEET LIST					
SHEET	NAME	REVISION	DESCRIPTION		
G0.00	COVER SHEET & CODE REVIEW	N	ISSUED FOR SUBMISSION		
G0.02	LIFE SAFETY PLANS	N	ISSUED FOR SUBMISSION		
G0.03	SPECIFICATIONS	N	ISSUED FOR SUBMISSION		
G0.04	SPECIFICATIONS	N	ISSUED FOR SUBMISSION		
G1.00	ENERGY COMPLIANCE & PARTITION TYPES	N	ISSUED FOR SUBMISSION		
A1.00	FLOOR PLANS	N	ISSUED FOR SUBMISSION		
A5.01	FLOOR PLANS	N	ISSUED FOR SUBMISSION		
A1.02	FLOOR PLANS	N	ISSUED FOR SUBMISSION		
A1.03	FLOOR PLANS	N	ISSUED FOR SUBMISSION		
A2.00	EXTERIOR ELEVATIONS	N	ISSUED FOR SUBMISSION		
A2.01	PERSPECTIVES	N	ISSUED FOR SUBMISSION		
A3.00	SECTIONS	N	ISSUED FOR SUBMISSION		
A4.00	WALL SECTIONS	N	ISSUED FOR SUBMISSION		
A5.00	DETALS	N	SSUED FOR SUBMISSION		
A5.01	DETALS	N	SSUED FOR SUBMISSION		
A5.02	DETALS	N	SSUED FOR SUBMISSION		
A5.00	SCREDULS & ACCESSIBILITY MOUNTING RECEIPTS	N	SSUED FOR SUBMISSION		
A6.01	WINDOW AND DOOR DETAILS	N	SSUED FOR SUBMISSION		
A7.00	REFLECTED CELLING PLANS	N	SSUED FOR SUBMISSION		
A7.01	REFLECTED CEILING PLANS	N	ISSUED FOR SUBMISSION		
A7.10	POWER & DATA PLANS	N	ISSUED FOR SUBMISSION		
AZ.11	POWER & DATA PLANS	N	ISSUED FOR SUBMISSION		
A8.00	ENLARGED STAR	N	ISSUED FOR SUBMISSION		
A8.01	ENLARGED STAR SECTIONS	N	ISSUED FOR SUBMISSION		
G0.05	SITE PHOTOS	N	ISSUED FOR SUBMISSION		
\$0.00	STRUCTURAL SCHEDULES AND SHEAR PANELS	N	ISSUED FOR SUBMISSION		
\$1.00	FOUNDATION PLAN & SCHEDULES	N	ISSUED FOR SUBMISSION		
\$1.01	FRAMING PLANS	N	ISSUED FOR SUBMISSION		
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\$1.03	FRAMING PLANS	N	ISSUED FOR SUBMISSION		
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LOCATION PLAN

ABBREVIATIONS







PROJECT

301-03 N. FRONT ST.

DRAWING TITLE COVER SHEET & CODE REVIEW

> 24005 MEE As indicated

G0.00

JOB NO: DRAWN1 SCALE: SHEET



GENERAL BEOLUBEMENTS

ALL WORK SHALL COMPLY WITH ALL MPLICABLE CODES RECULATIONS OF DIMENSES, ETC. OF ALL FEDERAL LETCH. COMPLY IN COMPLY AND ADDRESS OF ALL THESE RECURRENCES OF WITHIN THE YEAR OF THE ADDRESS ALL WORK SHULL BE PROFORMED & COMPOSITION OF MALE TO THE MAIN THE COMPLECT. ALL WORK SHULL BE PROFORMED & COMPOSITION OF MAIN TO THE LIAKS NO APPROVED BUILDING STAKADO SPECIFICATIONS. WORKMANISH AND MUNITARING STANDARDS OF GUILTY SHULL BE THE RESPONSIBILITY OF THE CONTINUENTS INCOMPLECTING STANDARDS AND MUNITARIANS AT MADDING OF GUILTY SHULL BE THE RESPONSIBILITY OF THE CONTINUENTS AND ADDING AND ADDING AND ADDING AND ADDING AND ADDING ADDING ADDING ADDING ADDING ADDING ADDING ADDING ADDING ALL ADDING ADDING ADDING AND ADDING ADDI

THE IGENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION AIA DOCUMENT ARDI, 1987 EDITION SHALL GOVER WORK, UNLESS OTHERWISE NOTED.

IN THE CASE OF CONFLICTS WITHIN THESE CONSTRUCTION DOCUMENTS. THE MOST STRINGENT REQUIREMENT SHALL APPLY THESE CONTRACT DOCUMENTS SHALL BE CONSIDERED COMPLMENTARY AND WHATEVER REQUIREMENTS ARE REQUIRED BY AN SHALL BE BINDING AS IF REQUIRED BY ALL.

THE CONTRACTOR SHALL ARRANGE FOR ELEVATOR OR OTHER HOISTING FAOLITIES FOR MATERIALS AS WELL AS PARENDS AND LOADING FAOLITIES WITH THE BUILDING MANAGEMENT. THE CONTRACTOR SHALL PAY ALL COSTS FOR DELIVERY AND/OR HANDLING OF MATERIALS. ALL ARRANGEMENTS FOR CONSTRUCTION PERSONNEL ENTERING THE BUILDING DURING OR AFTER WORKING HOURS, MATERIALS BUILVERY, STORAGE, SECURITY, DEBRIS REMOVAL, ETC., SHALL BE MADE WITH THE BUILDING MANAGEMENT.

NO WORK INVOLVING EXTRA COST BEYOND THE TERMS OF THE LEASE AND THE TEMANT CONSTRUCTION DOCUMENTS OF THE PREMISES AND BUILDING STANDARD MATERIALS SHALL BE COMMENCED WITHOUT PRIOR APPROVAL BY TEMANT CONTRACT, AND THE ARCHITECT & APPLICABLE.

THE CONTRACTOR SHALL SCHEDULE AND PERFORM ALL WORK SO AS NOT TO DISTURB ANY TENANT IN THE BUILDING AND S DENTIFY ALL OVERTIME COSTS REQUIRED TO COMPLETE THE WORK IN HIS BID. THE CONTRACTOR SHALL PREPARE A COMPLETE CONSTRUCTION SCHEDULE WHICH SHALL INCLUDE WORK TO BE PERFORMED BY THE TENANT'S VENDORS, AND IT SHALL BE SUBMITTED WITHIN ONE WEEK OF AWARD OF THE CONTRACT.

THE LEVEL IS INSURING AND ALL ADDRESS AND ADDRESS AND ADDRESS ADDRESS

THE CONTRACTOR SHALL CHECK AND VERIEV ALL DRISTING CONDITIONS AND DIMENSIONS AT THE JOB SITE AND SHALL NO THY THE ADDITION OF ANY DRISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND THE FIELD CONDITIONS PRIOR TO COMMENCING THE WYOR THE CONTRACTOR SHALL BE REPONDEDLE FOR RESTRICTING AND CONTINUING DEST, DEBRES AND FUNES GRAINENTED IN THE DEMULTION AND CONSTRUCTOR MEANES OF THEMPONDERY PRATTORISM. BARRERS, ET HERE SCREEME ETC. AS RECURRED SO THAT ADJOINING TENANTS IN THE BULEDIN BULL NOT BE DISTURDED. EMPHAGES SHALL BE PLACED ON PREVENTING THE SPREA OF DUST, DEBRES AND FUNES THEORY OF THE WAS STRUCT.

SIONS FROM THESE DRAWINGS

THE CONTRACTOR SHALL MMEDIATELY ANALYZE THE CONTRACT DOCUMENTS AND REPORT ANY DISCREPANCIES TO THE ABCHITECT. THE CONTRACTOR SHALL BE REQUIRED TO CORRECT ANY DEFECTIVE WORK CAUSED IT WORK DOWE AS A RESULT OF INCOMSISTENCIES OR DISCREPANCIES IN THE DRAWINGS WHIL CLARIFICATION FROM THE APCHITECT WAS NOT BEEN SOLIDIT. ARCHITECTURAL DOCUMENTS SHALL HAVE PRECEDENCE OVER ENGINEERING DOCUMENTS. HOWEVER, BOTH SHALL BE REVIEWED

VERIFY FIELD C AND ALL OTHER MECHANICAL F RESPONSIBLE I REFLECTED CE INS AND EXISTING LOCATIONS OF ALL PLUMBING, MECHANICAL DUCTS, STRUCTURAL ELEMENTS AND AN VALLE ITEMS THAT MAY AFFECT THE PROJECT. INSTALL NEW PLUMBING, SPRINKLER LINES AND HEADS,

THE CONTRACTOR SIGNL COORDINATE ALL CONNECTIONS OF MECHANICAL, ELECTRICAL AND PLUMBING TO THE BASE BUILDIN SYSTEMS WITH THE BUILDING MANAGEMENT.

THE CONTRACTOR SHALL PERFORM ALL WORK IN SUCH A MANNER THAT A SHUTDOWN OF ANY UTILITIES, ALARM, SECURITY OR COMMUNICATIONS SYSTEMS SHALL NOT OCCUR WITHOUT THE CONSENT OF THE BUILDING MANAGEMENT. THE ROUTENTETUDE COMMING SHALL THE RECEIPTION OF THE INCIDENTIAL COMMING READARDS THE LOCATIONS EXPOSED AND OF THEMSET DISCIDENTIAL STATES COMMING AND THE COMMING THE COMMIN

ADMINISTRATIVE NOTES AND SUBMITTALS

PROPOSAL REQUESTS ISSUED BY THE ARCHITECT ARE FOR INFORMATION ONLY. DO NOT CONSIDER THEM INSTRUCTION EITHER WORK IN PROGRESS, OR TO EXECUTE THE PROPOSED CHANGE UNLESS SPECIFICALLY INSTRUCTED TO DO SO BY THE ARCHITEC UPON THE OWNER'S APPROVAL OF A PROPOSAL REQUEST, THE CONTRACTOR WILL ISSUE A CHANGE ORDER FOR SIGNATURES OF THE OWNER AND ARCHITECT ON AN FORM G701, AS PROVIDED IN THE CONDITIONS OF THE CONTRACT. THE CONTRACTOR SHALL PREPARE A FULLY DEVELOPED, HORIZONTAL BAR CHART TYPE CONSTRUCT SHALL SUBMIT SUCH SCHEDULE WITHIN 7 CALENDAR DAYS OF INDTICE TO PROCEED. THE CONTRACTOR SHALL PREPARE AND SUBMIT A COMPLETE SCHEDULE OF SUBMITTALS WITHIN 14 GALENDAR DAYS OF NOTICE TO PROCEED.

THE CONTRACTOR SHALL REVIEW, AND APPROVE DATA SUBMITTALS, SHOP DRAWINGS AND SAMPLES PRIOR TO SUBMITTING THEM TO THE APPLITECT. THE ADDITION SHALL NOT BE OBLIGATED TO DEVIEW A BETLIEN SUBMITTALS WITHOUT DEVICE CONTRACTORS REVIEW THE CONTRACTOR SHALL COORDINATE THE PREPARATION AND PROCESSING OF SUBMITTALS WITH THE PERFORMANCE OF THE WORK SO THAT THE WORK WILL NOT BE DELAYED BY SUBMITTALS INCLUDING THE TIME REQUIRED FOR RESUBMITTALS. THE CONTRACTOR SHALL NOT BE RELIEVED OF RESPONSEDLITY FOR ANY ERRORS, OMISSIONS OR DEVATION FROM THE REQUIREMENTS OF THE CONTRACT DOCUMENTS BY THE ARCHITECT'S REVIEW OF SHOP DRAWINGS, PRODUCT DATA OR SAMPLES.

ALLOW 14 DAYS FOR INITIAL SUBMITTAL REVIEW, ALLOW 7 DAYS FOR REPROCESSING EACH SUBMITTAL. NO EXTENSION OF CONTRACT TIME WILL BE AUTHORIZED BECAUSE OF FAILURE TO TRANSMET SUBMITTALS TO THE ARCHITECT SUFFICIENTLY IN ADVINCE OF THE WORK TO DEPART PROCESSING.

SLEMITTALS RECORD REL CONTRACT D INFORMATICI DRAWINGS ELECTRONCALLY SUBMITTED DRAWINGS, LITERATURE ON PRODUCT DATA: SUBMIT EACH ITEM AS (1) PDF FLE. EACH E-MAIL SHALL CONTAIN ONLY ONE SUBMITTAL, BUT MAY INCLUDE ALL FLES FOR THAT SUBMITTAL.

CONTRACTOR MAY SUBMIT MANUFACTURERS ELECTRONIC FILE OR CONTRACTOR MAY SUBMIT A SCANNED COPY OF THE MANUFACTURERS LITERATURE.

THE FRONT PAGE OF THE TRANSMITTED FILE SHALL INCLUDE THE CONTRACTOR'S REVEW STAMP WHICH CLEARLY INDICATES THE CONTRACTOR'S APPROVM. AND REVEW COMMENTS, IF APPLICABLE. THE CONTRACTOR'S REVIEW STAMP A NOTES SHALL NOT BE INCLUDED IN THE FAMAL MESSAGE.

ELECTRONCALLY SUBMITTED FILES SHALL HAVE THE MAXIMUM NUMBER OF PAGES: -UP TO 11'X17' SZE: NO MAXIMUM -OVER 11'X17' SZE: 10 PAGES

SHOP DRAWINGS: SUBMIT BLACKLINE PRINT FOR ARCHITECTS AND ENGINEER'S REVIEW. SUBMITTAL MAY BE VIA ELECTRONIC TRANSMITTAL (E-MAIL) IN DREEDOMATION DRAWINGS (IF TO 457477 OR ECO UP TO 100) SHEETS OF LADGED THAN 457477 DRAWINGS PRODUCT DATA: SUBMIT (3) COPIES OF EACH REQUIRED SUBMITTAL. SUBMIT'S COPIES WHERE REQUIRED FOR MAINTENANCE MANUALS. THE ARCHITECT AND THE ENGINEER WILL EACH RETAIN ONE COPY, AND WILL RETURN THE OTHER MARKED WITH ACTION TO BE TAKEN NAD CORRECTIONS OR MCOPIES CANONS REQUIRED. SUBMITTAL, MAYEE VA ELECTRONIC TRANSMITTAL (F-MAL) IN FOR FORMAT. SAMPLES: SUBMIT 3 FULL SZE, FULLY FABRICATED SAMPLES CURED AND FINISHED AS SPECIFIED AND PHYSICALLY IDENTICAL WITH THE MATERIAL OR PRODUCT PROPOSED, SAMPLES INCLUDE PARTIN, SECTIONS OR MANJFACTURED OR FABRICATED COMPONENTS, CUTS OR CONTAINERS OF MATERIALS, COLOR PARSE SITE, NO SWATCHES SHOWING COLOR TEXTURE MAN PARTERN. SUBMET 1 SAMPLE ONLY FOR THOSE SUBMITTALS ILLUSTRATING ASSEMBLY DETAILS, WORKMANSHIP, FABRICATIC CONNECTIONS, OPERATION AND SIMILAR (HARDACITEDISTICS

SHOP DRAWINGS SHALL SHOW COORDINATION WITH ASSOCIATED ADJACENT TRADES. FAILURE TO DO SO SHALL BE GROUNDS FOR REJECTION OF THE SHOP DRAWINGS.

CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SHOP DRAWINGS AND SUBMITTALS REQUIRED BY JURISDICTION FOR PERMITTING AND FINAL REPECTIONS. THESE MAY INCLUDE BUT ARE LIMITED TO FRE ALARM, SPRINALER, LOW VOLTAGE WORK ETC. ALL LIGHT FORTURES INFORMATION OF MAIL DRAVID REPORTED AND REPORTED AND REPERMITING AND REPORTED AND REPO INSTALLATION, SUBMITTAL RECURRENTS AND ADMINISTRATIVE REQUIREMENTS ARE TO BE PROVIDED PER SPECIFICATIONS SHEET OR MANUAL, IF NETHER IS PROVIDED, PLRASE CONTACT ARCHITECT BANEDATELY FOR VERHICATION.

SAMPLES, SHOP DRAWINGS AND PRODUCT DATA REQUIRED TO BE SUBMITTED ARE LISTED ON THE SUBMITTAL SCHEDULE.

REFLECTED CEILING PLAN NOTES

INSTALL FULLY RECESSED CELING FOTURES, INCLUDING, BUT NOT LIMITED TO HIVAC SUPPLY DIFFUSERS, RETURN AR GRILLES, ETC. UNLESS NOTED OTHERWISE SHOULD LIGHT FIXTURES SPECIFIED NOT BE AVAILABLE TO MEET THE PROJECT SCHEDULE, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY AND SHALL SUBMIT AN EDUAL ALTERNATE THAT CAN MEET THE PROJECT SCHEDULE TO THE ARCHITECT FOR APPROVAL INSTALL SPRINLER HEADS TO BE CENTERED ON THE ACOUSTIC CELING THES WITH TRIM RINGS INSTALLED TIGHT TO CELING THE. THE SPRINLER CONTRACTOR SHALL PREPARE WHIT EVER DRAWING AND DOCUMENTS ARE REQUIRED BY CODE FOR PERMIT BASED ON FELD CONTRICING. ALL SPRINLER WERE SHALL CONFERENCE TO FRY 14.

THE CONTRACTOR SHALL REWORK THE EXISTING CELLING AS INCRESSARY WHERE AFFECTED BY NEW CONSTRUCTION OR DEMOLITION. WHERE HEW ACOUSTICAL, CELING SYSTEM IS TO BE INSTALLED, ALIGN NEW WORK WITH THE EXISTING AND MATCH THE EXISTING CELING SYSTEM TYPE AND OLDER.

REMOVE AND REPLACE CELING THES AS REQUIRED TO PERFORM SPECIFIED MECHANICAL, ELECTRICAL, PLIMEING AND FIRE PROTECTION WORK. REPLACE ANY DAMAGED, SOLED OR MISSING THES TO MATCH THE EXISTING IN TYPE, STYLE AND COLOR.

GYPSUM WALL BOARD AND STEEL FRAMING INSTALLATION, APPLICATION, AND FINISHING. SHALL COMPLY WITH ASTM C754 AND ASTM CINO STANDARDS AND SHALL BE IN ACCORDANCE WITH THE CURRENT VERSION OF UNITED STATES GYPSUM - GYPSUM CONSTRUCTION HANDIC MATERIALS AND INSTALLATION SHALL COMPLY WITH APPLICABLE REQUIREMENTS OF GA-216 'APPLICATION AND FINSHING OF GYPSUM BOARD BY THE GYPSUM ASSOCIATION, INCIDET WHERE MORE DETAILED OR MORE STRINGENT REQUIREMENTS ARE INDICATED, INCLUDING THE DECOMMENDATION OF THE MANAGEMENT COURTS WHERE WORK IS INDICATED FOR FIRE RESISTANCE RATINGS, INCLUDING THOSE REQUIRED TO COMPLY WITH GOVERNING REGULATIONS, PROVING MATERIALS AND INSTALLATIONS DENTICIAL WITH APPLICABLE ASSEMBLIES WHICH HAVE BEEN TESTED AND USE DI YERCOMOZIO AUTORITIES, INCLUDING UL, GYDYSIAM ASSOCIATION, AN AND OTHER TESTENA AGRANCES ACCEPTALE TO AUTORITIES INVARIA JURGIDETODI ESTABLISH AND MANTAN ENVIRONMENTAL CONCILIONS FOR APPLICATION AND FINISHING GYPSUM BOARD TO COMPLY WITH AGTIN CHIO AND WITH GYPSUM BOARD MANUFACTURERS RECOMMENDATIONS.

GYPSUM WALL BOARD ASSEMBLIES

STEEL STUDS AND JOISTS SHALL COMPLY WITH ASTM CHAS, WITH FLANGE EDDES OF STUDS BENT BACK HF AND DOUBLED OVER TO FORM 3/HF MANUALUP RETURN, AND COMPLYING WITH THE FOLLOWING REQUIREMENTS FOR MINIMUM THCKNESS OF BASE (UNCOMTED) METAL AND FOR INETTI-23-GAUSE AT STUDS AND INTERIOR CELING JOISTS, U.O.N. 3 SW, 16" O.C., UNLESS OTHERWISE NOTED ALL FRAMING MEMBERS SHALL BE GALVANZED THICKNESS: STUD DEPTH FRAMING:

YPE, MATERIAL, SIZE, CORROSION RESISTANCE, HOLDING POWER, AND OTHER PROPER A MEMBER'S SECURELY TO SUBSTRATES INVOLVED. FASTENERS SHALL COMPLY WITH WALL MANUFACTURERS FOR APPLICATORS INDICATED. OPERAL BOARD SHALL BE PROVINCE IN ACCORDANCE WITH ASTIC OSC OF TYPES INCRATED IN AUXIAUM LINUTIES A TO EAN JOINTS, STUDIED REAL COMPLY WITH THE FOLLOWING EXPERIMENTS: SET THESE LINESS OF THE FOLLOWING EXPERIMENTS INCRASS: THE FOLLOWING AND THE FOLLOWING EXPERIMENTS EXPERIMENTS: THE FOLLOWING AND THE FOLLOWING EXPERIMENTS: EXPERIMENTS: THE FOLLOWING AND THE FOLLOWING

NOTAL I MONSTILLE DESISTANT GYDSI IN WALL BOARD PANELS IN AGE AS EXPOSED TO MOSTLIDE AS DECLIDED.

TRIM ACCESSORES, INCLUEND, CORNER BEADS, EDGE TRIM, AND CONTROL JOINTS SHALL COMPLY WITH ASTIN C1047 AND BE PROVIDED AS INDESSARY, MUD, BLEND, AND SAND SIMOOTH INTO ADJACENT SURFACES. TREATMENT MATERIALS BAULL BE REPORTED AND COMPLY WITH ASTIN GFS, ASTIN GAO, AND RECOM OF BOTH GYPSIAM BOARD AND JOHT TRAITMENT MATERIALS FOR THE PUPULATION INCLATED OF BOTH GYPSIAM BOARD AND JOHT TRAITMENT MATERIALS FOR THE PUPULATION INCLATED TRAITMENT AND TRAITMENT AND THE ADDRESS OF THE PUPULATION INCLATED ALL AUBIORD COMPOUND FORMALTED FOR USE ALL AUBIORD COMPOUND FORMALTED FOR USE ASSIDT TAPING AND FORMALTED FOR USE

JOINT TAPE: DRYING TYPE JOINT COMPOUNDS:

N SHALL COMPLY WITH REFERENCED STANDARDS AND THE REC PARTITIONS ARE DIMENSIONED TIMEN FACE TO FINEN FACE UNLESS NOTED OTHERWISE, DIMENSIONS NOTED 'CLEAR' (CLR) OR HOLD' ARE NOT ADJUSTABLE WITHOUT THE APPROVING OF THE ARCHITECT. IL DADTITIONS SHOWN ADUITING INTO EVISTING WALLS SHALL ALIGN. WITH EACE OF ENISHED, SUBFACES UNLESS NOTED OTHERWISE URER'S PRODUCT SPECIFICATIONS FOR EACH TYPE OF GYPSUM BOARD, STEEL FRAME, AND TRIM ACCESSORY INDICATED

EXAMPLE SUBSTRATE TO WHICH DRYWALL CONSTRUCTION ATTACHES OR ABUTS, PRESET HOLLOW METAL FRAMES, CAST-IN-ANCHOR, AND STRUCTURAL FRAMING SHALL BEIN COMMITTEE AND THE RECURRENTISTOR INSTALLATED IN TOLERANCES AND OTHER COMMITTEE AN ERPORTANCES OF DRYWALL CONSTRUCTION. DO NOT SPRCEED WITH INSTALLATED INTL. UNASTREFACTOR COMMITMES HAVE BEIN ISIDE UNDER COVER AND KEEP THEM DRY AND PROTECTED AGAINST DAMAGE FROM WEATHER, DIRECT SUNLIGHT, ATION, CORROSION, CONSTRUCTION TRAFFIC, AND OTHER CAUSES, GYPSIUM BOARD SHALL BE STACKED NEATLY AND FLA

HANDLE GYPSUM BOARDS TO PREVENT DAMAGE TO EDGES, ENDS, AND SURFACES. DO NOT BEND OR OTHERWISE DAMAGE METAL CORNER BEADS AND TRM.

URE FOR NON-ADHESINE ATTACHMENT OF GYPSUM BOARD SHALL NOT BE LESS THAN 4C° F. MINIMUM ROOM WA ATTACHMENT AND FINISHING OF GYPSUM BOARD SHALL NOT BE LESS THAN 5C° F FOR 48 HOURS PROR TO JOINS THEREATTER UNTL BRYNNIG IS COMPLETE. BUILDING SPACES SHALL BE VENTILATED TO REMOVE WATER NOT RECURED FOR DRYING JOINT TREATMENT MATERIALS. AVOID DRAFTS DURING DRY, NOT WEATHER TO PREVENT MATERIALS FROM DRYING TOO PARELY.

COORDINATE INSTALLATION OF CEILING SUSPENSION SYSTEM WITH INSTALLATION OF OVERHEAD STRUCTURAL SYSTEMS TO ENSURE THAT INSERTS AND OTHER STRUCTURAL AND/ORDAGE PROVISIONS HAVE BEEN INSTALLED TO RECOVER CEILING AND/ORDS IN A MANNER THAT WILL DEVILOP THEIR TUILL STREMENT HAN OF 15 PACINE RECOVERED IS SUPPORT CEILING.

VERFY PARTITION THICKNESS FOR INTERNAL INCLUSIONS SUCH AS PLUMING, TOLET ACCESSIONES, PAREL BOXES, ETC. NOTIFY THE ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES BETWEEN THE SCHEDULED PARTITION AND ANY INTERNAL INCLUSIONS.

STEEL FRAMING INSTALLATION SHALL COMPLY WITH ASTM C254 AND ASTM C440 REQUIREMENTS THAT APPLY TO FRAMING INSTALLATION. ALL PARTITIONS SHALL BE INSTALLED PLUME, TAPED, AND SANDED SMOOTH SO THAT THERE ARE NO VISIBLE JOINTS. SUPER INNERTIANY FRANKE, BLOCKING, AND BRACKIG GHALL BE NETLALED AT TERMINISTIANY IN THE WORK MAD TER SUPPORT OF WITHIN BUILINEETIN SERVICES, HEAVY THE ADAB HARS TOLET. ACCESSIONES, AND BUILING AND BRAC CONSTRUCTION TO COMPLY WITHIN BRICKITED AND WITH RECOMMENDATIONS OF OFFICIAL DATABASE MANUFACTURER, OR F NONE AVAILABLE, WITH "GYPSIUM CONSTRUCTION INNERDOCK" PUBLICS OF VILLED STATIS GYPSIUM COARD MANUFACTURER, OR F NONE AVAILABLE, WITH "GYPSIUM CONSTRUCTION

DO NOT BRIDGE BUILDING EXPANSION AND CONTROL JOINTS WITH STEEL FRAMING OR FURRING MEMBERS. BOTH SDES OF JOINTS SHALL BE FRAMED OR FURRED INDEPEMBENTLY AS INDICATED.

NANGERS SHALL BE SECURED TO STRUCTURAL SUPPORT BY CONNECTING DIRECTLY TO STRUCTURE WHERE POSSIBLE. OTHERWISE, HANGER SHALL CONNECT TO CAST-NO CONCRETE INSERTS OR OTHER ANCHORAGE DEVICES OR FASTINERS AS INDICATED. DO NOT ATTACH HANGERS TO METAL DECK TWEG OFT DIRELL ROOF DECK.

DO NOT CONNECT OR SUSPEND STEEL FRAMING FROM DUCTS, PIPES, OR CONDUIT. HANGERS AND BRACES SHALL BE AT LEAST 2" CLEAR OF DUCTS, PIPES OR CONDUIT. RUNNERS (TRACKS) SHALL BE INSTALLED AT FLOORS, CELINGS, AND STRUCTURAL WALLS AND COLUMNS WHERE GYPSUM DRYWALL STUD SYSTEM ABUTS OTHER CONSTRUCTION. EXTEND PARTITION FRAMING FULL HEIGHT TO STRUCTURAL SUPPORTS OR SUBSTRATES ABOVE SUSPENDED CELINGS, EXCEPT WHERE PARTITIONS ARE INDICATED TO TERMINATE AT SUSPENDED CELINGS, CONTINUE FRAMING ABOVE ALL OPENINGS & WALL PENETRATIONS MOVIE CELING TO FOROUE PROPER FRAMING SECON DISTILLATION.

AT DOORS AND SIMLAR OPENINGS, DO NOT CONTINUE DRYWALL JOINT ABOVE THE JAME. OFFSET DRYWALL JOINT TO CENTER OF OPENING WHERE POSSIBLE. STREET, BOARD TO SURPLEMENTARY ERAMING AND IN OCUMS PROVIDED FOR ADDITIONAL SURPORT AT OPENINGS AND CUTOUTS

COVER BOTH FACES OF STEEL STUD PARTITION FRAMING WITH GYPSIJN BOARD IN CONCEALED SPACES (ABOVE CELLINGS, ETC.), EXCEPT IN CHARE WALLS WHICH ARE BRACED INTERNALLY. EXCEPT WHERE CONCEALED APPLICATION IS NOLATED OR REQUIRED FOR SOLING, FRE, AR, OR SIMOKE RATINGS, COVERAGE WAY TE ACCOMPL (INCERD WITH SCAPS) NOT LISS THAN 45.0, FT. AREA, NOT MY TE LIMETED TO NOT LISS THAN 10.0, THE SIL THAN 10

WHERE FEASIBLE, USE THE SAME FASTENERS TO ANCHOR TRM ACCESSORY FLANGES AS REQUIRED TO FASTEN GYPSUM BOARD TO THE

WETS SHALL BE INSTALLED PRIOR TO GYPSUM BOARD WHERE INDICATE JONT TREATMENT SHALL BE APPLIED AT GYPSUM BOARD JONTS (BOTH DRECTIONS); FLANGES OF CORNER BEAD, EDGE TRIM, CONTROL JONTS, PENETRATIONS, FASTENER HEADS, SURFACE DEFECTS AND ELSEWHERE AS REQUIRED TO PREPARE WORK FOR DECORATION.

PRE-FILL OPEN JOINTS & ROUNDED OR BEVELED EDGES BY USING SETTING TYPE JOINT COMPOUND AGE Y JONT TARE AT JOINTS BETWEEN GYRSIM BOARDS EXCERT WHERE TRM ACCESSORIES ARE INDICATED.

CAULK GAPS WHERE INTERSECTION OF NEW TO EXIST'S CONSTRUCTION ELEMENTS ARE NOT CRISP AND CONSISTENT, UNLESS OTHERWISE NOTED FINSH INTERIOR GYPSIIM WALLBOARD BY APPLYING JOINT COMPOUNDS IN 2 COATS (NOT INCLUDING PREFILL OF OPENINGS IN BASE), AND SAND BETWEEN COATS AND AFTER LIST COAT. ONLY ONE COAT IS REQUIRED ON CONCEALED DRYWALL CONSTRUCTION.

PROVIDE FINAL PROTECTION AND MAINTAIN CONDITIONS, IN A MAINER SUITABLE TO INSTALLER, WHICH ENSURES GYPSUM DRYWALL CONSTRUCTION DEING WITHOUT DAMAGE OR DETERIORATION AT TIME OF SUBSTANTIAL COMPLETION.

FIRESTOPPING

FIRESTOPPING SHALL COMPLY WITH THE STANDARDS REQUIRED BY ASTIN EIH-648 'STANDARD TEST METHOD FOR FIRE TESTS OF THROUGH-PINETRATION FIRESTOPS' AND SHALL COMPLY WITH UL 1479 'THE TESTS OF THROUGH-PENETRATION FIRESTOPS.' CONCOMENTS OF SOME TAKEN OF THE SAME AND A THE SAME AND A THE SAME AND A SAME RESTOPPING SHALL BE INSTALLED IN ALL OPENINGS IN FIRE-RATED FLOOR AND WALL ASSEMBLIES, BOTH BLANK, (EMPTY) AND THOSE NOCOMMODATING PENITHATING ITEMS SUCH AS CABLES, CONDUITS, PIPES, DUCTS, ETC. FRESTORING INTERALS AND SYSTEME SINCE CLANARIES OF THE ADDRESS OF A THE INTERACTOR AND INTERALS AND SYSTEME SINCE CLANARIES OF A DRESS OF A THE DRESS OF AND A DRESS OF A THE DRESS OF MILTING OF COMBUSTREE PERS, CARE & ACRITING, CARE PERS, ALTON INTERALS, CROPENNES CREATE DE YERFLECTON OF SHET METH, DRESS OF THE DRESS OF ADDRESS OF A DRESS OF ADDRESS OF A DRESS OF A PRESSORIES INTERALS AND LEARNESS OF A DRESS OF A D RESTOPPING MATERIALS SHALL NOT SHRINK UPON DRYING AS EVIDENCED BY CRACKING OR PULLING BACK FROM CONTACT SURFACES. DO NOT USE ANY EIRESTOR PRODUCTS WHICH AFTER CLEING, DISSOLVE IN WATER OPPING MATERIALS SHALL BE MANUFACTURED BY ONE MANUFACTURER TO THE MAXMUM EXTENT POSSIBLE.

ALL FRESTOP PRODUCTS AND SYSTEMS SHALL BE DESIGNED AND INSTALLED SO THAT THE BARIC SEALING SYSTEM/WILL ALLOW THE FULL RESTORATION OF THE THERMAL AND FRE RESISTANCE PROPERTIES OF THE BARRER BEING PENETRATED WITH MINIMAL REPART IF PENETRATIS ARE SUBJECTIONET V FEMOLYCIC. ALL THROUGH PENETRATIONS, CONSTRUCTION GAPS, JOINTS AND THROUGH OPENINGS OCCURRING, ADJACENT TO, OR BETWEEN THE FIRE-RATED FLOORCELEINGS AND WALLS SHALL BE FIRESTOPPED AS PER THE REQUIREMENTS OF THIS SPECIFICATION.

STELE PENETRANTS (LE. NON-METALLIC PIPES OR INSULATED METALLIC PIPES) SHALL DE FRESTOPPED USING PRODUCTS A STED NA COMPRENATOR REPRESENTATION OF THE FIELD COMPETING SUBMIT MANUFACTURES PRODUCT LITERATURE DE TENEN AND EET DATA. JALLED. TURBATURE SHALL NOCKATE PRODUCT I ONDORT TRESLOCE, THYORI, USING PRODUCT I AND DETERMA AND EET DATA.

SUBMT DOCUMENT FROM FIRESTOP MANUFACTURER WHEREIN MANUFACTURER RECOGNIZES AND APPROVES INSTALLER FOR SAID MANUFACTURERS FRESTOP PRODUCTS. FIRESTOP MATERIAL SHALL BE DELIVERED IN THE MANUFACTURER'S ORGINAL, UNOPENED CONTAINERS OR PACKAGES WITH THE MANUFACTURER'S NAME, PRODUCT IDENTIFICATION, LOT NUMBER, ULL NABEL, AND MIXING AND INSTALLATION INSTRUCTIONS AS APPL MATERIALS SHALL BE STORED IN THE ORIGINAL UNOPENED CONTAINERS OR PACKAGES, AND UNDER CONDITIONS RECOMMENDED BY THE MAIN LEACTIONS

EXAMINE THE AREAS AND CONDITIONS WHERE FRESTOPS ARE TO BE INSTALLED AND NOTIFY THE ARCHITECT OF CONDITIONS DETRIMENTAL TO THE PROPER AND TIMELY COMPLETION OF THE WORK, DO NO PROCEED WITH WORK UNTL, UNSATERFACTORY CONDITIONS HAVE BEEN CORRECTED BY THE CONTRACTOR IN A MINING ACCEPTABLE TO THE ARCHITECT.

INSTALLATION SHALL CONFORM TO THE MANUFACTURER'S PRINTED INSTRUCTIONS FOR INSTALLATION AND, WHEN APPLICABLE CURING, IN ACCORDANCE WITH TEMPERATURE AND HUMIDITY. CONFORM TO VENTLATION AND SAFETY REQUIREMENTS. INSTALLATION OF FIRESTOPS SHALL BE PERFORMED BY AN APPLICATOR INSTALLER QUALIFIED AND TRAINED BY THE MANUFACTURER. INSTALLATION SHALL BE PERFORMED IN STRICT ACCORDANCE WITH MANUFACTURERS DETAILED INSTALLATION PROCEDURES. CONTRACTOR SHALL COORDINATE FIRESTOPPING WORK AS REQUIRED WITH THE WORK OF OTHER TRADES. FIRESTOPPING SHALL PRECEDE GYPSILM BOARD FINISHING.

WHERE FRESTOPPING IS INSTALLED AT LOCATIONS WHICH REMAIN EXPOSED TO THE COMPLETED WORK, PROTECTION SHALL BE PROVIDED AN INCESSARY TO PREVENT DAMAGE TO ADJACENT SURFACES AND FRESHES, AND PROTECT AS NECESSARY AGAINST DAMAGE FROM OTHER CONTRUCTION ACTIVITIES.

INSTALLATION OF FIRESTOPPING SYSTEMS SHALL BE PERFORMED BY A CONTRACTOR TRANED OR APPROVED BY THE FIRESTOP MANUFACTURER. IN NEAT, CLEAN CONDITION, WITH NO EVIDENCE OF SPILLOVERS OR DAMAGE TO ADJACENT

POWER AND COMMUNICATIONS NOTES

SURVEY FIELD CONSISTIONS AND VERIFY THAT THE WORK IS FEASIBLE AS SHOWN. VERIFY THE LOCATION OF FLOOR RECEPTACLES AND OTHER RECEPTACLES IN RELATION TO STRUCTURAL AND OTHER ELEMENTS, AS REQUIRED.

ONS TO RECEPTACLES ARE TO THE CENTER OF THE COVER PLATE. CLUSTERS OF RECEPTACLES ARE DIMENT LLISTER, UNLESS OTHERWISE NOTED. GANG COVERPLATES SHALL E ONE-PIECE TYPE, UNLESS NOTED OTHE GLE COVER PLATE IS NOT POSSIBLE. MOUNT THE RECEPTACLES OR SWITCHES SHOLE WITH THE EDGE DO NOT MOUNT J-BOXES/RECEPTACLES BACK TO BACK IN PARTITIONS.

FURNITURE AS SHOWN IN THE POWER AND COMMUNICATION PLAN IS FOR REFERENCE ONLY VERIFY ALL EQUIPMENT MOUNTING REQUIREMENTS FOR ALL ELECTRICAL, TELEPHONE AND OTHER EQUIPMENT INCLUDING SPECIAL PLUG CONFIGURATIONS AND FURNITURE POWER POLES.

THE DRAWINGS SHOW THE SWING OR TRAVEL OF EACH DOOR LEAF (LEFT, RIGHT, REVERSE BEVEL, SLDE, ETC.). FURNISH EACH ITEM OF HARDWARE FOR PROPER INSTALLATION AND OPERATION OF THE DOOR TRAVEL AS SHOWN. THE ARCHITECTURAL DRAWINGS SHALL DETERMINE THE LOCATION OF OUTLETS AND OTHER RELATED POWER AND COMMUNICATIONS ELEME THE CASE OF CONFLICTS WITH THE DNAMEERING DRAWINGS, THE CONTRACTOR SHALL ASK THE ARCHITECT FOR CLARIFICATION PRIOR TO PROCEEDING WITH THE WORK. COVER PLATES, SWITCHES, RECEPTACLES AND RELATED ITEMS SHALL BE TAS' UNLESS NOTED OTHERWISE. COLORS SHALL BE VERIFIED WITH TH ADDUSTENT

COORDINATE THE OWNER'S TELEPHONE, CABLING AND SECURITY INSTALLATION AS REQ.

REUSE EXISTING ELECTRICAL WORK WHERE POSSIBLE EXCEPT EXPOSED COVER PLATES, RECEPTACLES, SWITCHES, ETC. WHICH SHALL BE NEW, UNLESS NOTED OTHERWISE. THE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH THE OWNER'S FURNITURE VENDOR TO DISCONNECT A RECONNECT POWER TO ALL SYSTEMS FURNITURE FOR TEMPORARY MOVES A FINAL MOVES OF FURNITURE DURING ALL PHASES OF CONSTR ALL NEW RECEPTACLES MOUNTED AT COUNTER HEIGHT SHALL BE INSTALLED HORIZONTALLY ABOVE THE COUNTER OR ABOVE THE BACKSPLASH SHOULD THERE BE OME. ALL RECEPTACLES ADJACENT TO WET AREAS SHALL BE GROUND FAULT INTERRUPTER TYPE, UNLESS SPECIFICALLY NOTE THE ARCHITECT SHALL HAVE FINAL LOCATION APPROVAL OF ALL WALL MOUNTED CONTROLS AND/OR DEVICES INCLUDING BUT NOT LIMITED TO: THERMOSTATS, INCRINS, STROBE LIGHTS, SECURITY DEVICES, FRE ALARM PULL STATIONS, ETC.

THE CONTRACTOR SHALL PROVIDE A COMPLETE ELECTRICAL INSTALLATION INCLUDING WORK CUSTOMARILY INCLUDED IN THE WORK IF NOT SPECIFICALLY CALLED DUT.

GENERAL FINISH NOTES

SELECTED MATERIALS ARE SHOWN BY ALLOWANCES. ALLOWANCES SHALL BE FOR VARIATIONS IN MATERIALS ONLY. ALL INSTALLATION AND RELATED PRODUCTS TO ACCOMPLISH THE COMPLETE ASSEMILY SHALL BE INCLUDED IN THE CONTRACT PRICING BY THE CONTRACTOR. RETURN UNUSED, UNOPENED MATERIALS TO THE MANUFACTURER OR SUPPLIER FOR CREDIT TO THE OWNER AFTER INSTALLATION HAS BEEN COMPLETED AND ADDEPTED. UNUSED MATERIALS FROM OPEN PACKAGES ARE TO BE TURNED OVER TO THE OWNER AS ATTIC STOCK. COMPLY WITH THE MANUFACTURER'S RECOMMENDATIONS AND INSTRUCTIONS FOR INSTALLATION FOR ALL PRODUCTS AND MATERIALS LISED IN THE PROJECT TO THE EXTENT THAT THOSE INSTRUCTIONS ARE MORE EXPLICIT AND/OR MORE STRIKENT THAN THE REQUIREMENTS IN THE CONTRACT GOOLINEETS. INSPECT MATERIALS OR EQUIPMENT INMEDIATELY UPON DELIVERY AND AGAIN PROR TO INSTALLATION. REJECT DAMAGED AND OP OPPOTTOT

PROVIDE APPROPRIATE ATTACHMENT AND CONNECTION DEVICES AND METHODS NECESSARY FOR SECURING THE WORK. SECURE ALL WORK TRU TO LINE AND LEVEL. ALLOW FOR BUILEING DEVICES ON AND BUILEING MOVEMENT. PROVIDE UNFORM JOINT WIDTHS IN EXPOSED WORK. ARRANGE JOINTS IN EXPOSED WORK. TO OBTAIN THE BEST VISUAL EFFECT.

RECHECK MEASUREMENTS AND DIMENSIONS BEFORE STARTING EACH INSTALLATION.

MANUAL OR AUTOMATIC FLUSH BOLT COORDINATORS AND MOUNTING BRACKETS SHALL BE PROVIDED WHERE LISTED IN HARDWARE SETS. THEY SHALL BE THE PRODUCT OF ONE MANUFACTURER. ALL BOLTS FOR THEFAATED DOORS SHALL HARE ULL AREL, PROVIDED INNUM 197 COMMITTER ROOS OF BRASS THEORY. OR STRUMESS STEEL, WITH MINIMUM AT THROW, PROVIDED DISTPORTS THAT ALL LOOATIONS EXCEPT WHERE THRESHOLDS ARE SHOWN. THE CONTRACTOR SHALL INSURE THAT NO PART OF THE CONSTRUCTION, COMPLETED OR IN PROGRESS IS SUBJECT TO HARMFUL, DANGERDUS, OR DAMAGAE DAYOLINE DURING THE CONSTRUCTION PERCO. SICH EXPOSIBLE RACLUSE SUIT & NOT LANTED TO THE FOLLOWICE DESCRIPTION OF DAMAGAE DAYOLINE, EXCELSION FRANCE, MICH ON THE MANAGAE DAY DAYOLINE UNPOTCETOR TO STRUCTURE, BERT, FRAG. SUBMIT FULL SZE AND FULLY FARRICATED SAMPLES, CURED AND FINISHED AS SPECIFIED. WITH THE MATERIAL OR PRODUCT SPECIFIED. SAMPLES INCLUDE PARTIAL SECTIONS OR MANUFACTURED OR FABRICATED COMPONINTS, CUTS OF MATERIALS, COLOR RANGE SETS. AND SWATCHES SHOWING COLOR TETTURE AND PATTERN. SUBMIT MANUFACTURER'S TECHNICAL PRODUCT DATA FOR EACH ITEM OF HARDWARE. INCLUDE WHATEVER INFORMATION MAY BE INCCESSARY TO SHOW COMPLIANCE WITH RECURRIMENTS AND INCLUDE INSTRUCTIONS FOR INSTALLATION AND FOR MAINTENANCE OF OPERATING PARTS AND FINISHES. WHERE VARIATION IN COLOR PATTERN AND TEXTURE OR OTHER CHARACTERISTICS ARE INHERENT IN THE MATERIAL SUBMIT MULTIPLE UNITS (NO LESS THAN 2) TO EXHIBIT THE FULL RANGE OF WARATION. The manufacture is the second and th PROVIDE ALL MANUFACTURERS STANDARD WARPARTIES FOR THE VARIOUS SPECIFIED MATERIALS TO THE OWNER. IF WORK COVERED BY A WARPARTY WARFAULD AND BEEN CORRECTED BY REFLACEMENT, RENETATE THE WARPARTY BY WRITTEN INCORESIMENT. THE REINSTATED WARPARTY SHALL BE ECULUA TO THE ORIGINAL WARPARTY WITH AN EXCITABLE ADDITION TO REPERCIATION.

THE CONTRACTOR SHALL PROVIDE A ONE YEAR WARRANTY FROM DATE OF SUBSTANTIAL COMPLETION COVERING DEFECTS ARISING FROM BOTH MATERIALS AND WORRAMINER FOR WORK PERFORMED BY THE CONTRACTOR AND HIS SUBCONTRACTORS. POSED SURFACES SHALL BE FINISHED. WHERE THE FINISH IS NOT INDICATED OR UNCLEAR, VERIFY THE FINISH WITH THE ARC

THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONFIRMING THE DELIVERY DATE OF ALL FINISH MATERIALS AS APPLICABLE DURING THE BIDDING PERIOD AND SHALL SUBMIT THOSE DATES IN INFERMENT THEIR BID. SUBMIT TO THE ARCHITECT FOR REVIEW PRICE TO INSTALLATION, THREE 8 1/2" X 11" SAMPLES OF ALL FINGHES FROM ACTUAL DYELO" USED. APPLY FINISH SAMPLES TO SAME SUBSTRATA AS WILL OCCUR IN THE PROJECT. SUBMIT SEAMING DIAGRAMS AS APPLICABLE

VERIFY FINISHES WITH THE ARCHITECT IN THE FIELD PRIOR TO INSTALLATION. FINISH MATERIAL SUBSTRATA SHALL BE FREE OF IMPERFECTIONS AND MARKINGS SUBJECT TO BLEED THROUGH

REPAIR, REFINISH AND PREPARE AS APPLICABLE, DXISTING SURFACES TO RECEIVE NEW OR EXISTING MATERIALS. THIS INCLUDES, BUT IS NOT LIMITED TO FLOORING, DOORS & FRAMES, DASE BUILDING PARTITIONS, FLOOR SLADS, CELINGS, ETC. AS REQUIRED, UNLESS NOTED OTHERWISE.

GENERAL PAINT NOTES

PANE EXPOSED SURFACES WHETHER OR NOT COLORS ARE DESCANTED IN SCHEDULES, EXCEPT WHERE A SURFACE OR MATCHINE S SPECIFICALLY INCLUSION TO THE SPINITE OR IS TO REAMN NATURAL, WHERE AN THEO SURFACE IS NOT RECIPICALLY MENTERIAN PANE THE SAME AS SUMLAR ADJACENT WATERIALS OR SURFACES. IF OR FINEH IS NOT DESIGNATED, THE ARCHITECT WILL SELECT FROM STROADD COLORS NOT FRIENDES WATERIALS.

PAINTING INCLUDES FIELD PAINTING EXPOSED BARE AND COVERED PIPE AND DUCTS (INCLUDING COLOR CODING), HANGERS EXPOSED SHEET AND IRON WORK, AND PRIMED METAL SURFACES OF MECHANICAL AND ELECTRICAL EQUIPMENT.

DO NOT PAINT OVER UNDERWRITER'S LABORATORIES, FACTORY MUTUAL OR OTHER CODE REQUIRED LABELS OR EQUIPMENT NAME, IDENTIFICATION, PERFORMANCE PATING OR NOMENCLATURE PLATES.

SUBMT PRODUCT DATA FOR EACH PAINT SYSTEM SPECIFIED, INCLUDING BLOCK FILLERS AND PRIMERS, PRODUCT DATA SHALL INCLUDE THE MANUFACTURER'S TECHNICAL INFORMATION AND CERTIFICATION BY THE MANUFACTURER THAT PRODUCTS SUPPLIED COMPLY WITH ALL REGULATIONS CONTROLLING SEC OF VOLTILE ORGANIC COMPOSITION (VOLTI).

ALL REGLATIONS CONTRACTS OF ADDRESS OF ADDRE

EXAMINE SUBSTRATES AND CONDITIONS UNDER WHICH PAINTING WILL BE PERFORMED FOR COMPLIANCE WITH MANUFACTURERS REQUEREMENTS FOR APPLICATION OF PAINT. DO NOT BEGIN PAINT APPLICATION UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN PROVIDE THE MANUFACTURER'S BEST COMMERCIAL GRADE QUALITY PAINT MATERIAL ON THE VARIOUS COATING TYPES IS MATERIAL CONTAINERS NOT DEPLAYING THE MANUFACTURER'S PRODUCT DENTIFICATION WILL NOT BE ACCEPTABLE.

OAT PAINT AS SPECIFIED BY THE MANUFACTURER OF THE FIN

APPLY PAINT ACCORDING TO MANUFACTURER'S INSTRUCTIONS. USE APPLICATORS AND TECHNIQUES BEST SUITED FOR SUBSTRATE AND TYPE OF MATERIAL BEING APPLIED. PAINT ANY REUSED HVAC DIFFUSERS AND RETURN AR GRILLES TO MATCH ADJACENT CELLING GRID, UNLESS NOTED OTHERWISE. CONTRACTOR TO VERIFY IN FIELD.

DO NOT PAINT OVER DIRT, RUST SCALE, GREASE, MOISTURE, SCUFFED SURFACES, OR CONDITIONS DETRIMENTAL TO FORMATION OF A DURABLE PAINT FILM. APPLY ADDITIONAL COATS IF UNDERCOATS, STAINS, OR OTHER CONDITIONS SHOW THROUGH FINAL COAT OF PAINT UNTIL PAINT FILM IS OF UNITIONAL FINISH, COLOR AND APPEARANCE.

ENSURE THAT SURFACES, INCLUDING EDGES, CORNERS, CREVICES, WELDS, AND EXPOSED FASTENERS RECEIVE A DRY FLM THICKNESS EQUIVALENT TO THAT SPECIFIED.

APPLY WATER BASED PANTS ONLY WHEN THE TEMPERATURE OF THE SURFACES TO BE PANTED AND SUBROUNDING AIR TEMPERATURE ARE RETWEEN 50° F AN 30° F. APPLY SOLVENT THANEO PANTS ONLY WHEN THE TEMPERATURE OF SUBFACES TO BE PANTED AND SUBROUNDING ANT TEMPERATURES ARE RETWEEN 40° F AND 5° F.

ICTS FROM ONE OF THE FOLLOWING MANUFACTURERS

GLIDDEN PROFESSIONAL BENJAMIN MOORE AND CI

FOR ALL GYPSUM WALL BOARD SUFFACES, APPLY ONE COAT OF PRIMER AND TWO COATS OF ACRYLIC LATEX FOR FLAT SHEEN WALLS, UNLSS NOTED OTHERWSE. APPLY ONE COAT OF PRIMER AND TWO COATS OF LATEX ENAMEL FOR SEMI-GLOSS OR EGGSHELL SHEEN WALLS, UNLSS NOTED OTHERWSE. OPAGLE FINISHES FOR WOOD DOORS SHALL BE ONE COAT OF FACTORY APPLIED PRIMER AND TWO COATS OF SEMI-GLOSS LATEX ENAME UNLESS NOTED OTHERWISE. FINISH HARDWARE

FINSH HARDWARE SHALL BE PROVIDED FOR ALL DOORS INCLUDING ALL ITEMS KNOWN. COMMERCIALLY AS BUILD INCLUDE LOOK CYLINDERS. FOR LOCKS FURNISHED IN OTHER SECTIONS WHERE SD GREATERED.

IR SPECIFIED IN HARDWARE SETS OR NOT, ALL FIRE-RATED DOORS SHALL RECEIVE A CLOSER.

ROVIDE PARALLEL ARMS FOR ALL OVERHEAD CLOSERS, UNLESS OTHERWISE NOTED.

NGE PINS SHALL BE PROVIDED AS FOLLOWS, UNLESS OTHERWISE INDICATED: STEEL HINDES: NON FERSIOUS HINDES: OUT-AWING CORRIDOR DOORS: NITERIOR DOORS: NITERIOR DOORS:

MOUNTING LOCATIONS FOR HARDWARE KEYING INFORMATION DOOR AND FRAME SIZES AND MATERIALS.

WARE SHALL COMPLY WITH LOCAL ACCESSIBILITY AND ADA CODES. ALL LOCKS AND LATCHES SHALL BE LEVER TYPE

DWARE MANUFACTURERS: STANLEY, MICINNEY, HORSER, LAWRENCE, SCHLAGE, RNON, CORBINRUSSWIN, LCN, QUALITY, RODONIOOD, GLYNN-JONEON, NUS, MODRICK, CHEOKMATE, ABH, PEMMO, REESE, ZERD, NATIONAL GUARD

WHERE SEVERAL MANUFACTURERS ARE SPECIFIED FOR ONE TYPE OF HARDWARE, USE ONLY THE PRODUCTS OF ONE MANUFACTURE

NAROWARE FOR FIRE-RATED OPENINGS SHALL COMPLY WITH NEPA NO. 10 AND LOCAL BULENIS CODE RECUREMENTS. PROVIDE ONLY INREWARE WITH HAS BEEN TSZED AND LISTED BY UL OR FM FOR TYPES AND SZES OF DOORS RECURED AND COMPLEX WITH REQUIREMENTS OF DOOR AND DOOR FRAME LARELS.

NO NAMES, DESIGNS, OR LABLES SHALL BE PERMITTED ON THE FOLLOWING ITEMS: FACE OF CYLINDERS, TURNPIECES OR OPERATING TRIM OF LOCK SETS OR LATCH SETS, CASE COVERS OF SURFACE APPLIED CLOSING DEVICES, AND UNDERSIDE OF DOOR HOLDER ARMS.

FASTENNOS FOR INSTALLATION SHALL DE FURNISHED WITH EACH HARDWARE ITEM. PROVIDE PHILLPS FLAT-HEAD COUNTERSUNK SCREWS UNLESS D'HERWISE NOTEE. ANY EXPOSED (DISCOSED UNDER ANY CONDITION SCREWS SHALL MATCH HARDWARE INSGI OGI E EXPOSIDO IN SUPPLICE O THER MORE, SHALL MATCH INSGI OF SEND DHERWISH AS COLERLY AF DISGUESE. PROVIDES EN UITS AND RUIST FOR ALL DOOR LLOSGRE, CAST DE DIVESE, AND

OSERS SHALL BE FULLY ADULTABLE TYPE WITH COMPLETE SPEND POWER ADULSTMENT, FELD ADULSTALE ACCORDING TO DOOR SIZE AND DREVY OF DES. ALLOW FILL I BOY OFFINISCI OF DOORS INLISS RESTRICTED IY WALLS FURBRIGHTUIDHDUNT TRANSCAR BEACHTT WHEN DE THE DREVY OF DES. ALLOW FILL I BOY OFFINISCI OF DOORS INLISS RESTRICTED IY WALLS FURBRIGHTUIDHDUNT TRANSCAR BEACHTT WHEN DE THE DREVY OF DES. ALLOW FILL I BOY OFFINISCI OF DOORS INLISS RESTRICTED IY WALLS FURBRIGHTUIDHDUNT TRANSCAR BEACHTT WHEN DE THE DREVY OF DES. ALLOW FILL I BOY OFFINISCI OF DOORS INLISS RESTRICTED IY WALLS FURBRIGHTUIDHDUNT TRANSCAR BEACHTT WHEN DE THE DREVY OF DES. ALLOW FILL I BOY OFFINISCI OF DOORS INLISS RESTRICTED IY WALLS FURBRIGHTUIDHDUNT TRANSCAR BEACHTT WHEN DE THE DREVY OF DES. ALLOW FILL I BOY OFFINISCI OF DOORS INLISS RESTRICTED IY WALLS FURBRIGHTUIDHDUNT TRANSCAR BEACHT WHEN DE THE DREVY OF DES. ALLOW FILL I BOY OFFINISCI OF DOORS INLISS FURBRIGHTUIDHDUNT TRANSCAR BEACHT WHEN DE THE DREVY OFFINISCI OFFICIAL FURBRIC DE THE DREVY OFFINISCI OFFINISCI OFFINISCI OFFINISCI OFFINISCI OFFINISCI OFFICIAL FURBRIC DREVY OFFINISCI OFFIN

ALL CLOSERS ON DOORS ACCESSIBLE TO THE PHYSICALLY HANDIGAPPED SHALL COMPLY WITH STATE AND FEDERAL (ADA) STANDARDS FOR DOOR OPENING FORCE AND DELIVED ACTION CLOSING.

EXCEPT FIRE-RATED DOORS, EXIT DEVICES SHALL BE EQUIPPED WITH KEVED DOGGING DEVICE TO HOLD THE PUSH BAR DOWN AND THE LATCHBOLT IN A RETRACTOR POSITION, WHEN FUNCTION OF EXIT DEVICE REQUIRES CYUNDER, PROVIDE TYPE OF CYLINDER, IRAN OF MORTISE) REQUIRED AND KEVED AS PER INSTRUCTIONS, IEUED DESIGN SHALL MARTIN COLS.

PROVIDE NUMBER OF HINGES INDICATED, BUT NOT LESS THAN THREE (2) HINGES PER DOOR LEAF FOR DOORS 90' OR LESS IN HEIGHT AND ONE ADDITIONA HINGE FOR EACH 30' OF ADDITIONAL HEIGHT OR SHOWN ON SCHEDULE. ALL DOORS WITH CLOSERS SHALL HAVE BEARING HINGES.

WARE TO BE INSTALLED ON OR IN METAL DOORS AND/OR FRAMES SHALL BE MANUFACTURED TO TEMPLATE. TEMPLATE M L FURNISH HARDWARE SCHEDULE AS APPROVED BY S OR OTHER SUPPLIERS REQUIRING SAME, FOR THE M THAT ADEQUATE PROVISIONS ARE MADE FOR PRO

HARDWARE UNITS SHALL BE MOUNTED AT HEIGHTS INDICATED IN "RECOMMENDED LOCATIONS FOR BUILDERS HARDWARE FOR STANDARD STEEL DOORS MOO FRANKES' BY THE DOOR MAD HARDWARE INSTITUTE, EXCEPT AS SPECIFICALLY MOLATED OR AS REQUIRED TO COMPLY METH COVERINAL REGULATIONS MOO EXCEPT AS MAY BE DIRECTED BY ARCHITECT ON DRAWINGS UNCER THE DOOR DETALS AND TYPICAL NEUTING HEIGHT DETAL.

SET UNITS LEVEL, PLUME, AND THUE TO LINE AND LOCATION. ADJUST AND REINFORCE THE ATTACHMENT SUBSTRATE AS RECESSARY FOR PROPER INSTALLATION AND OPERATION.

ADJUST AND CHECK EACH OPERATING ITEM OF HARDWARE AND EACH DOOR TO ENSURE PROPER OPERATED AND FUNCTION OF EVERY UNT. REPLAC UNTS WHICH CANNOT BE ADJUSTED TO OPERATE FREELY AND SMOOTHLY AS INTENDED FOR THE APPLICATION MADE.

KEYING SYSTEM SHALL BE REVIEWED WITH OWNER AND BASE BUILDING OWNER, AND PROVIDE THE TYPE REQUIRED (MASTER, GRAN GRANDMASTER), ETHER NEW OR INTEGRATED WITH BASE BUILDING OWNERS EXISTING SYSTEM.

NT DEVICES ARE REQUIRED ON FRE-RATED LABEL DOORS, DEVICES SHALL BE PROVIDED WITH ULLABEL INDICATING THRE EXIT MARDWARE." FOR THOUT FRE RATING, PROVIDE DEVICES LISTED FOR "PANCH HARDWARE." WHE THER SPECIFIED IN HARDWARE SETS OR NOT, ALL FRE EXIT DEVICES RRY ALL FRE RATING, PROVIDE DEVICES LISTED CORFLIANCE WITH INFOR XTANDARD NO. 40.

D: STEEL PNS STANLESS STEEL PNS NON-REMOVABLE PNS NON-REMOVABLE PNS

CLOSERS SHALL BE SZED ON JOB SITE BY INSTALLATION CREW. SIZE IS TO BE IN STRUCT ACCORDANCE WITH ADA, ANSI A117.1, AND MANUFACTURER'S INSTRUCTIONS.

BRICK

SECTION INCLUDES A Brick units. B. Reinforcement, anchors, and accessorie

ALLOWANCES A Allowance included under provisions included in this Section and is part of

Submit under provisi Selection Samplex: F of brick specified.

SUBMITTAL

1.8 PROJECT CONDITI

8 9. Special e Furnish i

3.2 PREPARATION

SHING

OPENINGS AND I

B. C.

C.

Weep F Compre compre

r3 Section 03 30 00 - Cast-Io-Place Concrete Section 04 65 00 - Common Work Results 1 Section 05 30 00 - Medal Fabrications. Section 05 30 00 - Rough Curgentry, Section 07 30 00 - Flashing and Sheet Metr Section 07 50 - Flashing Taking, Section 07 50 - Flashing Taking, Section 07 51 26 - Joint Fillers.

ASTNI A153 - Standard Specification for Zinc Coating (Hot-Dip) on Iron and Steel Hardware. ASTNI C 216 - Standard Specification for Facing Brick (Solid Masory Units Made from City or Shale). ASTNI D 1556 - Standard Specification for Filmible Calular Materials - Sporger or Expanded Rabber.

one of Section 01 30 00 - Administrative Requirements, or each renduct exectled, two corrolete sections of his

DELIVERY, STORAGE AND IMPELING A Deliver, this is their original packages. Remove damaged or deteriorated materials from the premiase

required for half-bond pattern. Other Space shape face bricks shall be as detailed and at locations as indicated on the Drawings. mercial uncontent face brick is locations where more world be approach in faith work

uo not begin instatation until backup substitutes have been properly prepared. Verify fald conditions are acceptable and are ready to require work. Verify ball-be terms are in proper location, and ready for requiring into masoniny work. If backup substitute and other preparation work is the responsibility of another installer, notify A

Anoto facility brick media dualo or manore placking at 16 incimes c - writed/app on of size. Joint the share an at by provide sing gradient to provide analyze brick place the brick of the share of the share of the share of the share. The share of the share. Form wave place in the share place the share brick over the darge and the share place the share for the share of the share. The share brick wave the share bries the share the share of the share of the share of the share. The share the share the share the share of the share of the share bries the share the share the share of the share the share the share of the share of the share the share the share of the share. Hence the share the share of the share the share the share of the share of the share the share the share of the share the share the share the share place.

awing initial rate of absorption greater than 30 before laying. and in cold weather. Do not lay brick in temperature below freezing unless su

in a canding of photo at tames, ong brick thal be running bond unless otherwise indicated on the Drawings. Match existing bon ing brick to metal study or masonry backup at 16 inches o.c. vertically and 16 inches o.c. horizon

as shall be such as to provide counsing pattern to match existing brickwork. When the join is shall be tooled with a side-jointing tool. The jointer shall be larger than the width of the index shall be tooled with a side-jointing tool.

When fixeling is to be all of your symmetry and the second surface of the set masony and purchase the fixeling material. Where their masony data masony that is partially set or totally set, the exposed surface of the set masony and """ are the interacting data masony that is partially set or totally set, the exposed surface of the set masony and "" are the interacting data masony that is partially set or totally set, the exposed surface of the set masony and "" are the interacting data masony that is partially set or totally set, the exposed surface of the set masony and "" are the interacting data masony that is partially set or totally set, the exposed surface of the set masony and the set of the s

Extend all fixeble fisching 1 inch past face of wall and trim after tooling joints. Where matel fisching or drip edge is shown, align drip with face of brick. Edge of fisching or drip edge shall be a simple he and not tumed down.

SETTING AND BULENDCH
 ADB BULENDCH
 DBAHe materials occurring in any tage of manony construction that are furnished by other taxies. Al built-in work thall be accurate
 places, execured, that in pactor, and located by the takes requiring the work.
 E Set and built-in theme of indeet traditionation in such at location lists and and/orant required to complete all parts not connected 5

ays clean with water and mild detegant or cleaners recommended by brick mar Wet brick surfaces thronoghy before applying deaning addition. Apply cleaning solution with bucket and brush or LOW PRESSURE spray. Remove all status and mostar steaks using stiff fiber bristle brush. Retra THOROUGHLY with water.

After looing and pointing is done, clean face brick surface with dry brush. After 3 days clean with water and mild detergent or cleaners recommende

2.25 Decisiand channess and recentents in measurity work of all types as indicated on the Dewingta and as required for speed, facts, in of other work of Measure and Decisional structures and the accurate produced by the tables required for severit, that measure yeards and the Decisional and Decisional structures and the accurate produced by the tables required by the severit, that measure yeards constructional and Decisional and Decisional structures and the severity of the severity of the servit (and the severity and measures). The severity of the severity of the service of the se

pies: For each product specified, two samples of four brick each, representing ach

NS Follow hot weather and cold weather requirements in the masonry code and specifications, TMS 402 and TMS 602.

Note that characterizes the spectra of the spectra

se Manufactures: Products of Hohmann and Barnard and Heckman Building Products, conforming to specification requirements are acceptable for substitutions will be considered in accontance with provisions of Section 01 60 00 - Product Resubsments.

Solide another of type (DH 3) shall be used with shall shad or wood shall backup walk when noise otherwise. Durch 2 per or works which was had be to be in interferon with all be used with reasonary had used another placed as inscenary with (DH 10) another had another to wall with contrastin instatiant "pipon reasonary 2 no costing walks comply with XERTA 453-22.

lau: Open haad jointe every Hart brick at lineais and other locations. able Filler Peenndade, faebbe calabiliar exopence rabbe filler arbite complying with ASTM D 1956, Grade RE41E1, capable of along to 25 general with and tholicean located. at Provide continuous Monter Net along base of alt space to calch monter drippings. High-density polyethylene, 80 percent op-

rely provided for. It the to dimensions, plumb, square, and in bond. All courses shall be level with joints of uniform width and height. In facing bond work shall be spaced so as to line up plumb and true, and all joints shall be as uniform as the tree of brick w

arick in full mortar bed with showed head joints. Completely III joints with mortar. Do not deep furrow bed joints for cauking of joints at trames.

In a document on a loss possession or some menerative A documentary and a second a

Mortar Net: Provide continuous Mortar Net along base of air space to catch mortar drippings. High-density polyethylene, 50 percent ope mesh, dowstal shape. As an allemine to Mortar Net, every third brick may be left out at base of air space and cavity cleaned and inspected to be free of mortar.

tches and conform to the requirements of ASTM C 216, Grade SW. Use

As soon as the brick and stone samples have been approved, deliver enough brick to the job site to construct a __foot by __foot mod wall panel.

well pand. Contact the moving panel using the bolx, moving, methoding, weap bilas, tooling, and duaring an specified, with spopropositils backup wells as informs on the Dawing the contact one provide the second as contracted processions, the first M panel diversions, belows required points and backness the standard of excitananity for issues such as had plot alignment, that an or apparent on the marker rescalar panel. Microbiol panel and into issues and an assumed on the marker rescalar panel.

KORE

MARK GEORGE WALLACE

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FRONT

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NO. DESCRIPTION N ISSUED FOR SUBME

PECIFICATIONS

SCALE:

G0.03

HOLLOW METAL DOORS AND FRAMES

HOLLOW METAL DOORS AND FRAMES	BRI	СК	
PROVEE AND ACTUAL VALUE WHITE CODES A FRAMES COMPLYING WITH THE APPLICABLE RECURRENTS OF THE FOLLOWING PUBLICATIONS: AND APPLICATION & BILLEGEN MARGINARE ASSOCIATION IN ANY ANTICAS, BILLEGEN MARGINARE ASSOCIATION P.S. SPRODUCT STANLARD, 24 DISC.	PART 1	GENERA 1.1	5
LLE TRANSFORMENT ALS INTERNAL AND		12	R
FRE RATED DOOR ASSEMULY LIMITS SHALL COMBLY WITH HERA NO. 30. THEY SHALL BE EXPIRICAL TO DOOR AND FRAME ASSEMULTS WHOSE FRE RESISTANCE CHARACTERISTICS HAVE BEEN DETERMINED PER ASTIME 150 AND WHICH ARE LABELED AND LISTED BY U., FACTORY MITUAL, WARACCK HERACT, OR OTHER TESTING AND ASSECTING GRAAMAATANGK ACCEPTIALE TO AUTHORITIS HAVING JUBEDICTION.			
PROVIDE FIRE-RATED HOLLOW METAL FRAMES INVESTIGATED AND TESTED AS A FIRE DOOR ASSEMBLY, COMPLETE WITH TYPE OF FIRE DOOR HARDWARE TO BE USED. IDENTIFY EACH FIRE DOOR FRAME WITH UL LABELS, INDICATING APPLICABLE FIRE RATING OF FRAME.		1.3	A
PROVIDE METAL FRAMES FOR DOORS OF TYPES AND STYLES AS SHOWN ON DRAWINGS AND SCHEDULES. CONCEAL FASTENINGS UNLESS OTHERWISE NOTED. FABRICATE FRAMES OF MINIMUM 19 GAUGE COLD FOLLED STEEL.			
FRAMES SHALL COMPLY WITH ASTM A3ML. FURNISH FRAMES WITH FRED STIPS BUTTED, USE ROLLED SECTIONS FOR FIRE-RATED OPENINGS. PROVIDE UL ANCIONS FOR FIRE-RATED OPENINGS, STRAP ANCHORS AT WOOD OR METAL STUDS, AND OTHER TYPES AS INDICATED OR AS APPROVIDE FOR COMPRISE OF COMPRISE OF AN OTHER TYPES AS INDICATED OR AS		1.4	ю
FRAMES SHALL BE FABRICATED WITH WELDED MITERED CORNERS.		1.5	3
PROVEE ILLOW WETAL WORK AS MANARACTIMED BY ONE OF THE FOLLOWING ALLED STREEL PRODUCTS CORP. OF THE FOLLOWING AMERICAN STREEL PRODUCTS CORP. TEXASTEEL CORPORATION AMERICAN STREEL PRODUCTS CORP.			
SUBMIT DATA FOR EACH TYPE OF FRAME SPECIFIED, INCLUDING DETALS OF CONSTRUCTION, MATERIALS, DIMENSIONS, HARDWARE PREPARATION, CORE. LARL, COMPLIANCE, SOLIND RATINGS, PROFILES, AND FINISHES.		1.6	
SUBMET MANUFACTURER'S CERTIFICATION FOR EACH CUSTOM STEEL FIRE RATED DOOR & FRAME WHICH IS LARGER THAN THE SZE LIMETATIONS ESTABLISHED BY MEPA AND ULF OR LABELING. STATE THAT THE UNIT HAS BEEN CONSTRUCTED IN ACCORDANCE WITH ALL THE APPLICABLE REQUIRIEMENTS FOR LABELED CONSTRUCTION.			
EXIMAT DARD DRAWNED SEMENDE DEBECHTION NON BETHLUTTEN OF FRANKED METHLODOG & FRANKES. INCLUDE EXTRU OF SANT IMME THE ELEVENTES OF DRAVED DRAWNED DEBECHTION NON BETHLUTTEN OF FRANKED BETHLODOG & FRANKES. INCLUDES AND UNDER THE THE ELEVENTES OF DOOR AND FRANKE, INTERVIEWE AND REINFORCEMENT, AND DETALS OF JOINTE TONG. SHOW ANCHORAGE AND ACCESSION FRANKES.		1.7	
SUBMIT SCHEDULE OF DOORS AND FRAMES USING SAME REFERENCE NUMBERS FOR DETAILED OPENINGS AS THOSE ON CONTRACT DRAWINGS.		1.0	P
DOORS & FRAMES SHALL BE DELIVERED CARDBCARD-WRAPPED OR CRATED TO PROVIDE PROTECTION DURING TRANSIT AND JOB STORAGE. PROVIDE ADDITIONAL PROTECTION TO PREVENT DAMAGE TO FINISH OF FACTORY-FINISHED FRAMES.			
DOORS & FRAMES SHALL BE INSPECTED UPON DELIVERY FOR DAMAGE. MNOR DAMAGES MAY BE REPARED, REFINENED ITEMS SHALL EQUAL IN ALL RESPECTS AS NEW AND ACCEPTABLE TO ARCHITECT. OTHERWISE, REMOVE AND REFLACE DAMAGED ITEMS.	PART 2	2.1	TS M
DOORS & FRAMES SHALL BE STORED AT BUILDING SITE UNDER COVER, PLACE UNITS ON MINIMA FOUR INCH (*) HEH WOOD BLOCKING, AVOID UBE OF NON-VINTED PLATED OR CANNAS HEL TERE WHOLI OCULO ORGATE HANDETY CHANGERS, PLACEDOND INRAPPERS ON FRAMES BECOME WET, FRAMENCE CARTON MINISTORTILTER VIEW OF STORE STREAM DOORS & FRAMES TO FRAMES AND ALL ATTON.			
FABRICHTE HOLLOW METAL UNITE TO BE RIGIN, MAT IN APPEARMNEE, MND FREE FROM DEPECTS, WARP, OR BUCKLE, ACCURATELY FORM METAL TO FICULIER DESE MAR PROPELLES, WIREFELVER FRANCLE, INT AND ASSEMBLE UNITS IN IN MUNIFACTURERS PLANT. CLEARLY ELEMENT WORK THAT CANNOT BE PERMANENTLY FACTORY-ASSEMBLED BEFORE SHIPMINT TO ASSURE PROPER ASSEMBLE VAT PROJECT SITE.		2.2	
EXPOSED JOINTS SHALL BE WELDED CONTINUCUSLY; GRIND, DRESS, AND MAKE SMOOTH, FLUSH, AND INVISIBLE. METALLIC FLUER TO CONCEAL MANUFACTURING DEFECTS IS NOT ACCEPTABLE.			
EXPOSED CONNECTIONS WITH HARLINE JOINTS SHALL BE ACCURATELY MACHINED, FILED, AND FITTED, UNLESS OTHERWISE NOTED.			
CONCEALALL FASTENINGS, UNLESS OTHERWISE NOTED. COUNTERSINK EXPOSED SCREWS USING FLAT PHILLIPS HEAD SCREWS.			
DOORS & FRAMES SHALL BE PREPARED IN ACCORDANCE WITH FINAL DOOR HARDWARE SCHEDULE AND TEMPLATES PROVIDED BY HARDWARE SUPPLIER. INSTALLER SHALL COMPLY WITH APPLICABLE REQUIREMENTS OF ANSI ATIS SERIES SPECIFICATIONS FOR DOOR AND FRAME PREPARATION FOR HARDWARE.			
PREPARE HOLLOW METAL UNITS TO RECEIVE MORTISED AND CONCEALED FINISH HARDWARE, INCLUDING CUTOUTS, REINFORDING, BRILING, AND TAPPING IN ACCORDANCE WITH FINAL FINISH HARDWARE SCHEDULE AND TEMPLATES PROVIDED BY HARDWARE SUPPLIER.			
REINFORCE HOLLOW METAL UNITS TO RECEIVE SURFACE-APPLIED HARDWARE. DRILLING OR TAPPING FOR SURFACE-APPLIED FINSH HARDWARE MAY BE DONE AT PROJECT SITE. THROUGH BOLTING WILL NOT BE PERMITTED.			
INSTALLER SHALL EXAMINE THE SUBSTRATE AND CONDITIONS UNDER WHICH HOLLOW METAL WORK IS TO BE INSTALLED. NOTIFY THE CONTRACTOR, IN WRITING, OF ANY CONDITIONS DETRIMENTAL TO PROPER AND TIMELY COMPLETION OF WORK.		2.3	A
INSTALLER SHALL COMPLY WITH PROVISIONS OF \$5:105 "RECOMMENDED ERECTION INSTRUCTIONS FOR STEEL FRAMES," UNLESS OTHERWISE NOTED.			
FIRE-RATED FRAMES SHALL BE INSTALLED IN ACCORDANCE WITH NFPA STANDARD NO. 82.			
EXCEPT ON WEATHER STRIPPED FRAMES, STOPS SHALL BE DRILLED TO RECEIVE 2 SILENCERS ON STRIKE JAMES OF SINGLE-DOOR FRAMES AND 2 SILENCERS ON HEADS OF DOUBLE-DOOR FRAMES.		2.4	A
IN METAL STUD PARTITIONS, INSTALL AT LEAST THREE (2) WALL ANCHORS PER JAMB AT HINGE AND STRIKE LEVELS. IN CLOSED STEEL STUD PARTITIONS, ATTACH WALL ANCHORS TO STUDS WITH SCREWS.			
IMMEDIATELY AFTER ERECTION OF FRAMES, SAND SMOOTH ANY RUSTED OR DAMAGED AREAS OF PRIME COAT AND APPLY TOUCH-UP OF COMPATIBLE ARE ORVING PRIMER.			
CHECK AND RE-ADJUST OPERATING FINSH HARDWARE ITEMS IN HOLLOW METAL WORK JUST PRIOR TO FINAL INSPECTION. LEAVE WORK IN COMPLIET AND PROPER OPERATING CONDITION. REMOVE AND REPLACE DEFECTIVE WORK, INCLUDING FRAMEIS WHICH ARE WARPED, INOVED OR OTHERMISE UNACCEPTABLE.	PART 3	EXECUT	ION
		2.1	Ð

CERAMIC TILE

SINGLE SOURCE MANUFACTURER: WATERPROOFING, SURFACE PREPARATION, PRIMERS, GRACK ISOLATION I AND GROUT MATERIALS SHALL BE PROVIDED BY A SINGLE MANUFACTURER. SUMME SIGN DEWINESS BOOMING TIL FATTUREN AND PROVIDED AND TOCHTONG MALE ON VERFECTELD DAMENISCH. SUMMETIN, SHUL RULLER AND REVERSION PROTEINESS AS DAMEN SOMMANDER MILL TOCHTANGE TIL RUCKIMA DI BALL COMPTONE BALL TATULTER ANNA MULLER ANT REVERSION AL MARTINESS AND THE REVERSION FOR THE REVERSION OF THE REVERSION OF THE REVERSION OF THE REVERSION OF THE REVERSION AL MARTINESS AND THE REVERSION OF THE REVERSION AL MARTINESS AND THE REVERSION OF TH

The Control Link Result And Resize A. B. Landocci and Resize A. B. Landoci an

EXTER STOCK: FURNER EXTER STOCK OF GUNNTTY EQUAL TO SK OF AMOUNT NETALLED, IN FILL SZE UNITS, FOR EACH TYPE, COLOR, SZE AND FINISH INCLUED DI HE WORK, ALL PRODUCTS SUPPLIED SHALL BE DELIVERED IN ORIGINAL, UNDERNED PACKAGES WITH LABLIS DENTFYING PRODUCTS LEGALE AND INTACT.

RING. . SYSTEM SHALL MET TRUFFIC LEVEL PERFORMANCE EXTRA HEAVY COMMERCIAL WIREN TESTED IN ACCORDANCE WITH ASTN C 627 EVALUA RICOR INSTALLATIONS. MICRIMINAE SHALL MET ALL ANSI A111 IS SPECIFICATIONS FOR CERAMIC IN ATSPROCIPIO MEMBRANES. B. TRUNCLASS, ED INITIATION CONTRA MEMBRANE SHALL BE TRUE LEVEN MEMBRANES AND ADD EXAMINE ANDREAD STREET (ML), AN AMARCHICUSE STREET ANDREAD CONTRA ANDREAD CONTRA MEMBRANES. NOTIFY ARCHITECT AND GENERAL CONTRACTOR IN WRITING OF UNSATISFACTORY CONDITIONS. DO NOT PROCEED UNTIL UNSATISFACTOR BEEN CORRECTED.

LERI CORPORTI. SERIE CORPORTI. MARKETS TO ET IL DIVINUE ET FILICITIANUL Y DOND. ON AND FREE FILMA OL. GREAK, DUST. LODG ON FILMA PART. CONCELTE SALES OF COMMUN. MARKETS TO ET IL DIVINUE AT IL DIV

INSTALL GROUT IN STRICT ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS INSTALLATION INSTRUCTIONS AND FOLLOWING THE GLIDELINES OF ANSI ASIA 35. INSTALL EPOXY MORTAR AND GROUT IN STRICT ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS INSTALLATION INSTRUCTIONS AND FOLLOWING THE GLIDELINES OF ANSIA 4044.

EXPANSION AND CONTROL JOINTS: INSTALL EXPANSION AND CONTROL JOINTS IN ACCORDANCE WITH TILE COUNCIL OF AMERICA, INC. METHOD EJ171.

COMPLETELY REMOVE ALL GROUT NAZE AND RESEME FROM THE SURFACE OF THE CERAMIC OR STORE TILE. GROUT JOINTS MIST BE CLEAN AND FREE OF STARONG MATTER DUST AND ANY FOREIGN SUBSTANCES. EXAMPLE WATE, NOT NO NY TORIES BUILT ACCE. PROTECT LOSS FRANKER, NOT TWAY FOR AL LARGT 7 HOURS AFTE GROUTER HIS BEEN COMPLETED FROTECT TLE METALLITON FROM REEDIN AND WITH REARDING FOR THAT DRIAL AL LARGT 7 HOURS AFTE GROUTER HIS BEEN COMPLETED FROTECT TLE METALLITON FROM ROOMSHILLEY MERALE COMPRECIDENCE DRIC COMPLEXITY AND ROOM TO FRENCI TAMAG. RED MCCO, RICHLA, FILLY FROM BOOK TO COMPLEXITY FOR THE ROTECT AND ROOM TO FROM TO FROM TO FROM RED MCCO, RICHLA, FILLY FROM BOOK TO COMPLEXITY FOR THE ROTECT AND ROOM TO FROM TO FROM TO FROM TO RED MCCO, RICHLA, FILLY FROM BOOK TO COMPLEXITY FOR THE ROTECT AND ROOM TO FROM TO FROM TO FROM TO FROM TO RED MCCO, RICHLA, FILLY FROM BOOK TO FROM TO ROOM TO FROM TO ROOM TO FROM TO ROOM TO FROM TO ROOM TO FROM TO ROOM TO FROM TO ROOM TO FROM TO

ALL PRODUCTS SUPPLIED SUALL BE STORED IN A SRY PROCLOSURE AND PROTECTED FROM THE WEATHER, DRECT SUR LEAF, SURFACE CONTAMINATION, AGING, DAMAGING TEMPERATURES, DAMAGE FROM CONSTRUCTION TRAFFIC, AND OTHER POTENTIAL ADVERSITES. DAMAGED MATERIALS SHALL BE REMOVED FROM THE JOBSITE.

APPLY FULL COVERAGE UNDER ALL STONE FLCORING WITH CRACK ISOLATION MEMBRINE. INSTALLATION SHALL COMPLY WITH ANSI-A15E 17 AND TONA-F122A-02. PREPARATION OF CRACK ISOLATION MEMBRINE SHOULD BE INSTALLED PER MANUFACTURERS RECOMMENDATIONS. MEMBRINE MATERIAL SHALL MEET ANSI-A11 13 PROJEKTIENTS.

IIC	κ		
1 9	ENERAL		
1	1 SECTION INCLUDE	S Brick units.	
1	B. 2 RELATED SECTION	Rainforcement, anchore, and accessories.	
	A. B.	Section 03 30 00 - Cash-In-Place Concrete Section 04 05 00 - Common Work Results for Masonry Section 05 10 - Market Externations	
	D. 5.	Section 08 10 00 - Rough Carpentry, Section 07 60 00 - Faulting and Sheat Metal	
	ä.	Sector 07 91 26 - Joint Files.	
1.	ALLOWANDES A.	Allowance included under provisions of Section 01210 - Allowances, includes all brick products included in this specification. Installation is included in this Section and is part of Contract Sum/Price.	
1	4 REFERENCES	ASTM A153 - Standard Specification for Zinc Coaling (Hol-Dip) on Iron and Steel Hardware.	
	8. C.	ASTM C 216 - Standard Specification for Facing Brick (Sold Masorry Units Made from Cary or Shale). ASTM D 1055 - Standard Specification for Fisible Celular Materiali - Sponge or Expanded Rubber.	
1.	S SUBMITTALS	Submit under provisions of Section 01 30 00 - Administrative Requirements. Selection Eamples: For each product specified, two complete samples of brick to reflect the full range of color, shades and surface texture	
	6	of brick specified. Verification Samples: For each product specified, two samples of four brick each, representing actual product, color, and texture. Manufacturer's Certificates: Certify products meet or exceed pacified requirements.	
1	6 MOCKUP	As soon as the brick and atone samples have been approved, deliver enough brick to the lob site to construct a float by foot mockup	
	а.	wall panel. Construct the mockup panel using the brick, mortar, reinforcing, weep holes, tooling, and deaning as specified, with appropriate backup with an observe on the Denning	
	C. D.	The approved sample panel shall be a standard of workmanship for the Work. As construction proceeds, the first full panel of brickwork, between expansion joints shall become the standard of workmanship for issues, such as have full of all devents if the area of anomatic in the smaller provision area!	
	E.	Mockup panel shall not be removed until macony work required by this Section has been completed and accepted.	
1	A UNLINERT, STORAL	Her, New Indexnetses Deliver, etios, and handle materials to prevent inclusion of foreign materials and damage by water or weather. Stone packaged materials in their original packages. Remove damaged or deteriorated materials from the premises	
1	a PROJECT CONDITI	CMS Follow hot weather and cold weather requirements in the masonry code and specifications, TMS 402 and TMS 602.	
2 PI	RODUCTS		
2	1 MANUFACTURERS	Arrantalia Manufacturar Arma Brick Communa which is located at 1004 Arma Brick Direct Cot Works WW WARK Wei Proc. You	
	ĵ.	100-782-1224; Tel: 817-332-4101; Fax: 817-360-2404; Email:Contact@Birck.comContact@Birck.comContact@Birck.com; Webwww.birck.comwww.birck.com	
	č.	Requests for substitutions will be considered in accordance with provisions of Section 01 60 00 - Product Requirements.	
2	z BRCKUNITS A	Face Brick: Brick shall be Tupe FBS or HBS as follows: 1. Modular in size, 2-14 by 3-568 by 7-568 inches, and conform to the requirements of ASTM C 216, Grade SW.	
		 Rung size 3-set by 2-38 by 2-38 inches and conform to the requirements of ASTM C 216, Grade SW. Queen size 2-38 by 2-38 by 7-38 inches, and conform to the requirements of ASTM C 216 Grade SW. Use field cut closers as required for Mahood pattern. 	
		 Western Queen size 3-131/6 by 2-131/6 by I-638 inches, and conform to the requirements of ASTM C 216 Grade SW. Use field cut closers as required for half-bond pattern. Utility 3-58 by 3-58 by 11-58 inches and conform to the requirements of ASTM C 216, Grade SW. Use field cut closers as 	
		required for half-bond pattern. 6. Closure 3 58 by 358 by 7-58 inches and conform to the requirements of ASTM C 216, Grade SW. 7. Norma 3 58 by 7-14 by 11-59 inches and conform to the requirements of ASTM C 216. Grade SW. Use field out dosern as	
		required for half-bond patient. Example of the hal	
	<u>.</u>	Other State:	
		Partier specie cricero sen una el activite viner consi mont de aposto si sinte non.	
	ANDIDIS AND IS	A Acceptable Manufacturen: 1. Products of Hohmann and Barnard and Heckman Building Products, conforming to specification requirements are acceptable.	
	8. C.	Requests for substitutions will be considered in accordance with provisions of Section 01 60 00 - Product Requirements. Anchors: 1. Slotted anchors of type DW10 shall be used with steel stud or wood stud backup walk unless noted otherwise.	
		Dur-O-Eye or equal anchors welded to joint minforcing shall be used with massnry backup wells. Making or damaged anchors shall be replaced as necessary with DW10 anchors fastened to wall with corrosion resistant Tapcon acress. Zinc coation shall comply with ASTM A153-02.	
2	4 ACCESSORES	Waan kinter Onen hand ininte warv thirt holds at linke and other locations	
	ii.	Compressible Filer: Premoted, fisable cellular reoprese rubber filer strips complying with ASTMID 1055, Grade RE41E1, capable of compression up to 35 percent of width and thickness indicated.	
	D.	man, downal hape. As an alternate to Mortar Net, every hird brick may be left out at base of air space and cavity cleaned and impacted to be free of mortar As an alternate to Mortar Net, every hird brick may be left out at base of air space and cavity cleaned and impacted to be free of mortar	
	REGUTION	an angara nga-	
3	1 EXAMINATION	Do not begin installation until backup substrates have been properly prepared.	
	8. C. D.	verry test concesses are acceptable and are ready to receive work. Verify built in items are in proper location, and ready for roughing into masonry work. If backya substate and other preparation with its the responsibility of another installer, notify Architect of unsatisfactory preparation before	
	2 DECDARATION	proceeding.	
	Å. 0.	Clean surfaces thoroughly prior to installation. Furnish temporary bracing during installation of masceny work. Maintain in place until building structure provides permanent support.	
3	3 INSTALLATION	Pro-vest all brick having initial rate of absorption genater than 30 before laying.	
	e.	rease weare any serve or ownerworker. Loo not say brock in temperature below treating unsets such nearing of materials and protection of work is properly provided for. Lay biolowerk true is dimensione, plumb, square, and in bond. All courses shall be level with joints of uniform width and height.	
	D. E.	Vertical joints in facing bond work shall be spaced so as to line up plumb and true, and all joints shall be as uniform as the type of brick will allow. Lay facing brick in full montar bed with showed head joints. Completely Bi joints with montar. Do not deep furrow bed joints.	
	F.	Allow space for caulking of joints at frames. Bond for facing brick shall be running bond unless otherwise indicated on the Drawings. Match existing bond patterns unless noted	
	н.	versemen. Acchor facing brick to metal stude or manonry backup at 16 inches o.c. vertically and 16 inches o.c. horizontally with adjustable anchors and fas.	
	L	Jent microwes shall be such as to provide counsing patient to match easiing brickwork. When the joint have become thumbgriet hard, all septeed joints shall be tooled with a sind-jointing tool. The jointer shall be larger than the with of the joints as that a complete contact is made along the edge of the units, compressing and easing the surface of the joint. Joints shall be pointed as the tool proceeds.	
	× 1	Form weep holes in head joints at hose brick owill and and and intells and where shown on the Drawings. Rake out bed joint montar to clean flashing surface. Weep holes shall be filled with performed mesh type went at bottom of head joints not men than 34 in these or. Means at susce clean of montar at all times. Where brick estimated below cardies. If brick cardy solid to lead of Amahine works.	
	L	lightly to outside under flashing. When flashing is to be laid on or against masonry, the surface of the masonry shall be smooth and thee from projections that might roundhus the dasheen malance	
	м.	percenter we wave or common. Where this manony joins manony that is partially set or totally set, the exposed surface of the set manony ahal be cleaned and lightly welded is as to obtain the best possible bond with the new work. Al loose brick and morter shall be removed.	
	Ν.	Expansion Joints: 1. Vertical: Locate where indicated on Drawings. Lay units to form a vertical joint free of mostar and of same width as normal head joint.	
		 Hortoretal: Locate under shell angless and other dissimilar materials abutted by brick. Maintain a clear space at least 1/H-inch thick free of moster. Inspect with troavel before installing backer rod and sealant. Souther Enables to expectence on the Souther 37 00 (m), Just Descent and 	
2	4 FLASHING	 Seaant, shar be in accordance with section or so our - Joint Protection. 	
	A	Build in, as the work progresses all flashings which enter the maconry as specified in Sections 07600 Sheet Metal Flashing and 07670 Thru-Wall Rashing. External Results Rashino 1 inch cast face of wall and trim after tooling initis.	
	ē.	Where metal flashing or drip edge is shown, align drip with face of brick. Edge of flashing or drip edge shall be a simple hern roled edge and not turned down.	
3	S OPENINGS AND HO	3LES Provide all chases and recesses in masonry work of all types as indicated on the Drawings and as required for pipes, ducts, and other	
		work of Machanical and Electrical trades. Such work shall be accurately located by the trades requiring the work, but mascony work shall not be constructed without glving other trades due notices and opportunity to lay out or install such items as may be required for their work.	
	8. C	Where required for installation of work of other trades, have openings as indicated on the Drawing or as required to receive a later installation. Nature work of other trades is in place, openings shall be nearly filed with manonry of the same type as in the withinian wetwas	
	-		

D But P Intermentation of the second se

2.6

3.7

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G0.04













IMAGE 7 - (2024) VIEW NORTHWARD FROM VINE STREET



IMAGE 8 - (2024) VIEW NORTHWARD UP N. WATER STREET



IMAGE 9 - (2024) VIEW OF N. WATER STREET FACADES



301-03 N. FRONT ST.

G0.05





PROJECT

301-512 301

DRAWING TITLE ENERGY COMPLIANCE & PARTITION TYPES

JOB NO: DRAWN BY: SCALE: SHEET NO. Autor Autor Autor







	A CHARACTER AND A CHARACTER AN
1 UPPER ROOF LEVEL PLAN	Contents Trial FLOOR PLANS
	SPEET ND. A1.03



EXTERIOR FINISH SCHEDULE



BRICK VENEER A -"ANTIQUE RED" BY GLEN GERY -"KEYSTONE K48-b TERRACOTTA MORTAR" - MODULAR BRICK VENEER



VERTICAL STANDING SEAM METAL SIDING

"1.5" SNAPLOCK 450 PLUS" BY SHEFFIELD METALS - COLOR - SLATE GRAY -16" WIDE PANEL



FIBER CEMENT LAP SIDING

"HARDIEPLANK SMOOTH LAP SIDING" - COLOR: NAVAJO BEIGE - 6" EXPOSURE - WHITE TRIM



WINDOW FRAMES

"ANDERSEN 100" - COLOR - BLACK



BOLT ON METAL **BALCONIES / METAL** BALCONY RAILINGS BLACK PAINTED FINISH COMPOSITE DECKING HORIZONTAL RAILING INFILL



FAUX WOOD GARAGE DOOR

"CLOPAY GARAGE DOOR" MODEL: "CANYON RIDGE CARRIAGE HOUSE 4-LAYER" - COLOR: ULTRA-GRAIN CYPRESS WALNUT FINISH

NOTES MAGES ARE CONCEPTUAL, ONLY - ALL MATERIAL SELECTIONS AND EXTERIOR ELIMENT MANDAL BRASE ARE AREAD TO MALACE MAIN INSTORE COMMISSION REVIEW A DESIGN MAINTA-RUTHER OF CALLER ARE RENC OR APPROVED GOULA - FREE COMMISSION FOR MAILTACTURED OF VARIABLE OR MARGNED ECUAL - REFER TO MAINTACTURES DE CALLERATIONES FOR MARGNED ECUAL.







KORE

T: 570.247.56

123 Cardinal Lako Dr. T. STR. Cherry HE, NJ 18803 and ARCHITECT MARK GEORGE WALLACE REGISTERED ARCHITECT

PROJECT

DRAWING TITLE PERSPECTIVES

JOB ND: DRAWN B' SCALE: SHEET N

















1 FOURTH FLOOR HEFLECTED CEILING PLAN	2 PILOT HOUSE REPLECTED CEILING PLAN	CONSIST THE CONSIST OF









SHEAR WALL SCHEDULE

END OF SHEAR

WALL

MARK	SHEATHING MATERIAL	MATERIAL THICKNESS			FASTENER	SPACING	CHORD	ANCHOR BOLT	CLEAR SPAN STRAP TIE	CONC HOLD DOWN ANCHOR	REMARKS
SW1	GYPSUM WALLBOARD	1/2 *	ONE SIDE	UNBLOCKED EDGES	5d COOLER NAILS	7" @ EDGES, 7" @ FIELD	2x6	1/2" DIA @ 6'-0"	N/A	N/A	
SW3	APA RATED WOOD STRUCTURAL PANEL	15/_1	ONE SIDE	BLOCKED EDGES	10d NAILS	6" @ EDGES, 12" @ FIELD	(2) 2x6	1/2" DIA @ 2'-6"	MSTC28 W/ 36-16d SINKER NAILS	N/A	
SW3P	APA RATED WOOD STRUCTURAL PANEL	15 _{/32} *	ONE SIDE	BLOCKED EDGES	10d NAILS	6" @ EDGES, 12" @ FIELD	(2) 2x6	1/2" DIA @ 2'-6"	MSTC28 W/ 36-16d SINKER NAILS	N/A	PERFORATED SHEAR WALL
SW5	APA RATED WOOD STRUCTURAL PANEL	15* 32	ONE SIDE	BLOCKED EDGES	10d NAILS	3" @ EDGES, 12" @ FIELD	(3) 2X6	1/2" DIA @ 2'-0"	N/A	HDU8-SDS2.5 W/ 1/2" AB W/ 9" MIN EMBED	
SW5P	APA RATED WOOD STRUCTURAL PANEL	15 _{/2} *	ONE SIDE	BLOCKED EDGES	10d NAILS	3" @ EDGES, 12" @ FIELD	(3) 2X6	1/2" DIA @ 2-0"	N/A	HDU8-SDS2.5 W/ 1/2" AB W/ 9" MIN EMBED	PERFORATED SHEAR WALL
SW8	APA RATED WOOD STRUCTURAL PANEL	15* 32	BOTH SIDES	BLOCKED EDGES	10d NAILS	3" @ EDGES, 12" @ FIELD	(3) 2x6	1/2" DIA @ 16"	N/A	HDU11-SDS2.5 W/ 1/2" AB W/ 9" MIN EMBED	

NOTE: NOTE: The second by building and the second second

FOOTING SCHEDULE				
MARK	SIZE	REINFORCING	REMARKS	
F2	2'-0"x1'-0"	(3) #4 LONG & #3 @ 18" TRANS	CONT STRIP	
F3	3'-0"x3'-0"x1'-0"	(4) #4 EW		
F4	4'-0"x4'-0"x1'-0"	(5) #4 EW		
F5	5'-0"x5'-0"x1'-0"	(7) #4 EW		

Q:X-X) Denotes top of boting 1 of the thin - 24 ° 0" 0".
 P. Allose exterir forbular a levelators note or so bottom 1 dotings is 3-0" minimum below finish grade, whichever is deeper.
 Place bottom 1 doting a levelators note or so bottom 1 doting is 3-0" minimum below finish grade, whichever is deeper.
 Place bottom 1 doting a levelator so toot and or forband bottom 100.
 Step forbings are required.
 Step forbings are required.
 Develop 4 doting a streamed so bottom 1 doting exalts bottom of adjacent existing footing.
 Develop 4 dopong required so bottom 1 doting exalts bottom of adjacent existing footing.
 Namedia heaving a specify 000 pt 0.



PROJECT

LINTEL SCHEDULE MARK MAX SPAN TYPE MIN BRG REMARKS L3-1/2"x3-1/2"x5/16 OR 4x8 PRECAST W/ #3 T&B LL1 4'-0" 4" L4x3-1/2"x5/16 OR 4x8 PRECAST W/ #3 T & #4 B LL2 6'-0" 4" 8" L5x3-1/2"x5/16 OR 4x8 PRECAST W/ #3 T & #5 B 4" 8" LL3 8'-0" LL4 11'-0" L6x3-1/2"x5/16 PROVIDE 1/2" DIA. BOLTS TO HEADER IN VERTICAL SLOTTED HOLES 8" NOTES:

NOTES: Macony Linkis 1. Provide none precast unit or steel angle for each 4" thickness of supported macony, UNO. 2. Provide linkis per max span above for openings in macony partitions and for other macony openings not above on structural drawings, see architectural and mechanical drawings. 3. Galvance exterior angles. 4. Provide minimum specified bearing on solid or solid graded macony. 5. Long key vertical angles, UNO. 6. Width of plate = brackness of macony minus 1". 7. Bot linki to adjucent column when column less than 1-4" from macony opening.

	IOIST HANGER SCHEDULE		HEADER S
MEMBER	FACE MOUNT HANGER SINGLE/DOUBLE/TRIPLE	MARK	SIZE
2x8	U26/U26-2/U26-3	H1	(2) 2x8
2x12	U210/U210-2/U210-3	H2	(3) 2x8
1-3/4"x11-1/4"LVL	HU11/HU412/HU612	H3	(2) 1-3/4x9-1/2" LVL
OTES: Provide face mount ha Joist hangers by Simp	nger UNO on plans. son Strong-Tie, UNO.	H4	(3) 1-3/4x11-1/4" LVL
		NOTES: 1. Glue & pail buil	It un members with 16d nail

		HEADER SCHEDULE				
		MARK	SIZE	POST		
		н	(2) 2x8	(1) 2x6 JACK & (1) 2x6 KING		
		H2	(3) 2x8	(2) 2x6 JACK & (2) 2x6 KING		
		H3	(2) 1-3/4x9-1/2" LVL	(1) 2x6 JACK & (1) 2x6 KING		
	H4	(3) 1-3/4x11-1/4" LVL	(2) 2x6 JACK & (2) 2x6 KING			
NOTES: 1. Glue & nail built up members with 16d nails @ 12". 2. Nail sheathing to header and sills with 8d nail @ 4".				@ 12". ail @ 4".		

COLUMN SCHEDULE						
MEMBER	SIZE	BASE PLATE	REMARKS			
C1	HSS 5x5x5/16	11"x3/4"x11"				
NOTES: 1. PROVIDE 34" DIAMETER ASTM F1554 GRADE 36 ANCHOR RODS WITH 2" HOOK AND 9" EMBEGNENT PER BASE PLATE. ONE PER CORNER, UNO. 2. SET BASE PLATE ON 34" NON-SHRINK, NON-METALLIC, HIGH EARLY STRENGTH GROUT.						

301-03 N. FRONT ST. ISSUES/REVISIONS NO. DESCRIPTION N ISSUED FOR SUBMISSION DATE 03/120/2025

DRAWING TITLE STRUCTURAL SCHEDULES AND SHEAR



END OF SHEAR DBL 2x TOP PLATE WALL FLOOR LINE - 10d NAILS (TYP-3 LOCATIONS) -EACH STRAP FIELD OF OPENING SEE ARCH FOR SIZE 2x STUD (TYP) - SIMPSON CS18 COIL STRAP - EXTEND STRAP 12" BEYOND OPENING EACH END (TYP) SEE PLAN SEE PLAN CHORD CHORD / FLOOR LINE SHEAR WALL HOLD-DOWN (TYP) 2x BOT PLATE 2x BLOCKING (TYP)

2 STRUCTURAL DETAIL - SHEARWALL SW8 ELEVATION

JOB ND: DRAWN B' SCALE: SHEET N

Author As indicated















Previously submitted "in-concept" application

Approved "in concept" by the Historical Commission in December 2024

PROPOSED TWO-FAMILY DWELLING

301-03 N. FRONT STREET PHILADELPHIA, PA 19106

Previously submitted IN CONCEPT

TECT. BEAULT FELD VERIFY ALL EXISTING CONDITIONS. DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ARGHTECT. AS BY THE OWNER AND/OR THE CONTRACTOR SHALL BE THE RESPONSIBILITY OF THE PERSONS MAKING SUCH CHANGES, AND N . . The responsible where construction deviates from the drawings. And securing shall conform to all applicable building codes. Where codes conflict with these drawings, code DENCE. EET THE REQUIREMENTS OF THE LOCAL AND STATE BUILDING CODES AND THE SPECIFICATIONS OF THE NATIONA IS TO DESCRIBE, IN GENERALITY, SYSTEMS AND FINISHES. THE CONTRACTOR SHALL PROVIDE AND INSTALL WITH APPLICABLE CODES, MANUFACTURERS AND ASSOCIATIONS REQUIREMENTS AND RECOMMENDATIONS, OR OUTFYER IS MORE TERMINED. IS MONES SHOWERN. NOT SCALE THE DRAWINGS. MENT AND EXTENT OF THE WORK. AS THE WORK PROGRESSES THE OWNER AND THE CON-TO MAKE PARTS ALIZEN AND FUNCTION PROPERLY. WORK. ARRANGE JOINTS IN EXPOSED WORK TO OBTAIN THE BEST VISU CH WOULD CUSTOMARILY BE PART OF THE SYSTEM OR FINISHES SHALL BE PR TR WHICH INDUC CONTOURING THE PART OF THE STATUS OF PRESENCE ANALLE FID MATERIALS, TRAGH, DEBRIS, AND WASTE MATERIALS. DISPOSAL SHALL BE I COVED IN A MAINNER WHICH PREVENTS INJURY OR DAMAGE TO PERSONS, SURR JOINING SPACES. S. AND DEIRES SHALL BE REIMOVED OR CAPPED. SR NEW UTILITIES. OBTAIN REQUIRED PERMITS AND LAYOUTS BEFORE STARTING DE OURDENE FORTEN AND NETRA AND LOCAL RUE AND CORPORE.

SYMBOLS







ко	RE
1879 Cardinal Lake Dr. Cherry Hill, NJ 08033 ARCHITECT MARK GEORGE	T: 575, 297, 5630

301-03 N. FRONT ST.

ISSUES/REVISIONS NO. DES

DRAWING TITLE

JOB NO: DRAWN BY SCALE: SHEET NO

24005 MEE 1" = 100'-0" G0.00

ABBREVIATIONS ACOUSTICAL CENT AL TERMATE APPRCIMATE APPRCIMATE APPRCIMATE ALCOUSTICAL ALCOUSTICAL ALCOUSTICAL ALCOUSTICAL ALCOUSTICAL ALCOUSTICAL CONTROLOGICAL CONTROLOGI
 ELGA
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 POR MECHANICAS MARTING MAR AUCH. AFF. ALT. ALT. ALT. ALT. ALT. ALT. ALD. APPRCIX. ALD. CONT. COL. CONT. CONT. COL. CONT. CONT. COL. CONT. CON.

LOCATION PLAN



2 LOCATION PLAN













Previously submitted IN CONCEPT





Previously submitted IN CONCEPT



VIEW ALONG N. FRONT STREET



VIEW ALONG N. WATER STREET



KORRE Note: The second second