

# MAIN STREET BUILDING IMPROVEMENTS

230 SW MAIN ST.  
LEE'S SUMMIT, MO 64063

## PERMIT DOCUMENTS

21 APRIL, 2022

COLLINS WEBB #: 21121

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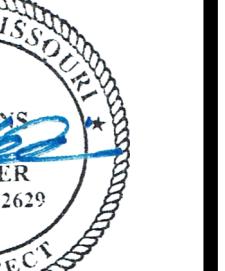
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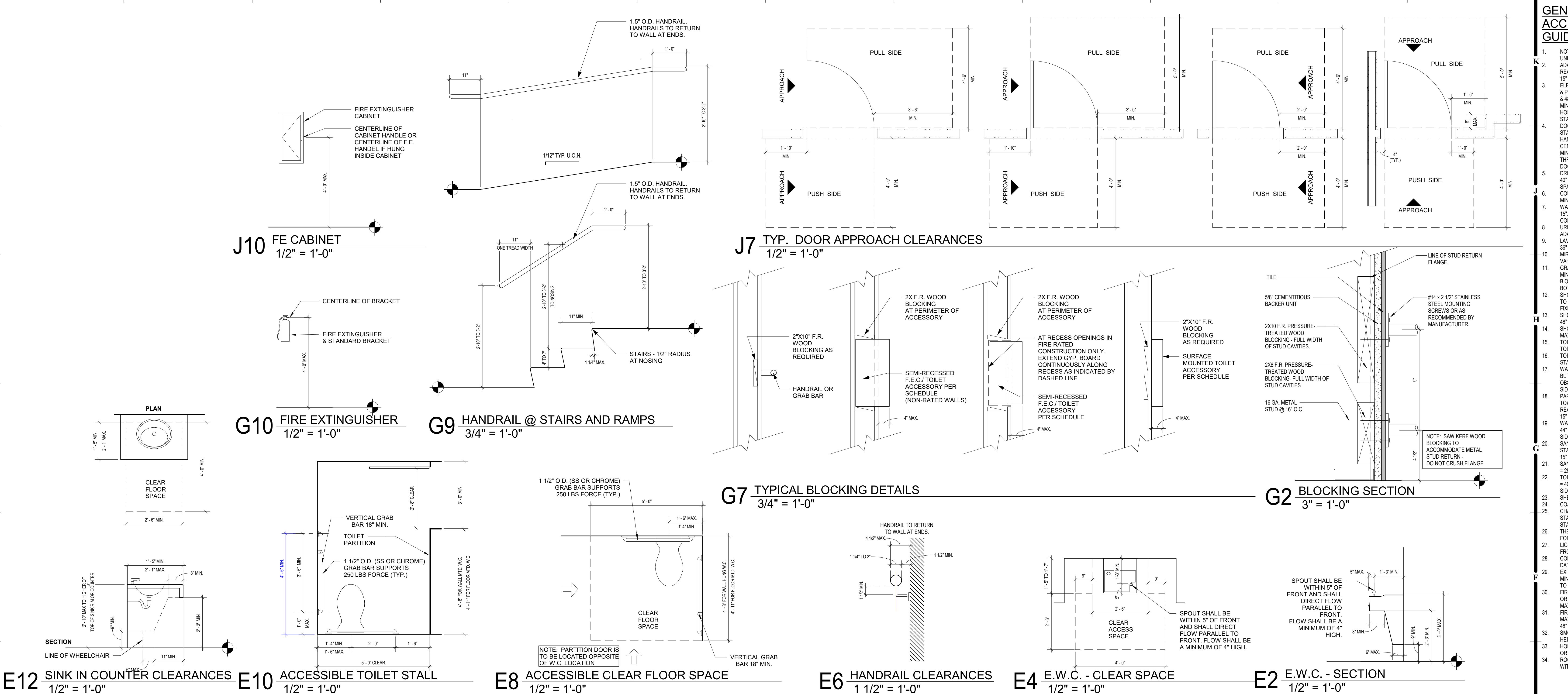
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GENERAL NOTES  
ACCESSIBILITY  
GUIDELINES:

1. ALL DIMENSIONS ARE MEASURED FROM FLOOR, UNLESS NOTED OR SHOWN OTHERWISE.
2. ADA UNOBSTRUCTED REACH RANGES: ADA FORWARD REACH = 48" MAX & ADA SIDE REACH = 48" MAX & 15" MIN.
3. ELEVATORS: STANDARD CALL BUTTONS: 36" TO 48" TO C.L. & PROTRUDE 1" MAX. ADA CALL BUTTONS: 42" TO C.L. (TYP.) & 48" MAX. (34" SHALLOWEST DEPTH). ADA VISIBLE SIGNAL: 72" MIN. TO 78" MAX. ADA SHOWER HEAD: 72" TO 78" MAX. ADA HOISTWAY: 87" TO BASE OF CHARACTERS W/TACTILE STAR 2 & HIGH CHARACTERS.
4. DOOR HARDWARE (TO CENTER OF HARDWARE): STANDARD = 48" MAX. PULL PLATES = 42", PULL HANDLES = 40", KNOBS/LEVERS = 40", PANIC EXIT = 42" CENTERLINE OF BAR, KICKPLATES = 42" WIDTH + DOOR WIDTH MINUS 2"; CENTER HEIGHT = 16" MAX. THREE-WAY STOPS: STANDARD = 48" MAX. SWINGING DOORS = 34" MAX. ADA HARDWARE = 34" MIN. TO 48" MAX. DRINKING FOUNTAINS & EWC'S (TO SPOUT) STANDARD = 40" TYP. 42" MAX. ADA MAX. (27" MIN. CLEAR KNEE COUNTERTOPS (TO SINK RIM COUNTERTOP): ADA = 28" MIN. TO 34" MAX.
5. WATER CLOSETS (TO TOP OF SEAT): STANDARD = 14" TO 16" MAX. (MIN. TO SEAT) = 17" TO 19" ADA FLUSH CONTROLS = 44" MAX.
6. URINALS: STANDARD = 24" MAX. ADA = 17" MAX. ADA FLUSH CONTROLS = 44" MAX.
7. LAUNDRY: COUNTERTOPS (TO COUNTERTOP): STANDARD = 36" MAX. ADA = 34" MAX. (25" MIN. CLEAR KNEE SPACE) MIRRORS (TO B.C. REFLECTIVE SURFACE): STANDARD = VARIES. ADA = 40" MAX.
8. GROUNDED OUTLET: 120V, 20A, 15" MAX. OF BAR: WATER CLOSETS = 33" MIN. TO 38" MAX. SHOWERS = 32" MIN. TO 38" MAX. FROM B.C. (SHOWER): BATHROOM: TOP BAR: 30" MIN. TO 38" MAX. BOT. BAR = 9" ABOVE TUB.
9. SHOWER HEAD: (FROM FLOOR TO HEAD): STANDARD = 72" TO 84" MAX. SPRAY ARM W/HOSE: 30" LONG. MIN. ADA = FIXED SHOWER HEAD = 48" AFF.
10. SHOWER CONTROLS (TO CONTROL AREA): STANDARD = 36" MAX. ADA = 38" MAX. (TO 48" MAX).
11. SHOWER HEAD: (FROM FLOOR TO HEAD): STANDARD = 72" TO 84" MAX. SPRAY ARM W/HOSE: 30" LONG. MIN. ADA = 48" AFF.
12. SHOWER HEAD: (FROM FLOOR TO HEAD): STANDARD = 72" TO 84" MAX. SPRAY ARM W/HOSE: 30" LONG. MIN. ADA = 48" AFF.
13. SHOWER CONTROLS (TO CONTROL AREA): STANDARD = 36" MAX. ADA = 38" MAX. (TO 48" MAX).
14. TOILET ROOM PARTITIONS: TOILETS = 12" TO BOT. & 70" TO TOP. URINALS = 18" TO BOT. & 60" TO TOP. (TOP OF PAPER TOWEL DISPENSER TO C.L. OF OUTLET): STANDARD = 24" ADA = 19" MIN. TO 24" MAX.
15. WALL MOUNTED SOAP DISPENSERS (TO C.L. OF PUSH BUTTON): STANDARD = 40" ADA = 34" MAX. & 15" MIN. CLEAR KNEE COUNTERTOPS (TO COUNTERTOP): ADA SIDE REACH = 46" MAX. ABOVE SINK IN COUNTER.
16. PAPER TOWEL DISPENSER/RECEPTEACLE (TO TOWEL SLOTTED): STANDARD = 40" MAX. ADA FORWARD REACH = 40" MAX & 15" MIN. ADA SIDE REACH = 48" MAX.
17. WARM AIR HAND DRYER (TO PUSH SWITCH): STANDARD = 44" MAX. ADA FORWARD REACH = 48" MAX & 15" MIN. ADA SIDE REACH = 48" MAX & 15" MIN.
18. SANITARY NAPKIN DISPENSER (TO C.L. OF COIN SLOT): STANDARD = 40" MAX. ADA FORWARD REACH = 48" MAX & 15" MIN. ADA SIDE REACH = 40" MAX & 15" MIN.
19. SANITARY NAPKIN DISPENSER (TO C.L. OF COIN SLOT): STANDARD = 40" MAX. ADA FORWARD REACH = 48" MAX & 15" MIN. ADA SIDE REACH = 40" MAX & 15" MIN.
20. THERMOSTATS & CONTROL DEVICES (TO TOP): ADA FORWARD REACH = 48" MAX. ADA SIDE REACH = 48" MAX. UNPLUGGED CARD REVERSERS (TO C.L.): LOCATE 6" FROM DOOR JAMB AND PLATE = 48" MAX.
21. CONVENIENCE RECEPTACLES - ELECTRICAL/TELEPHONE DATA (TO C.L.): STANDARD = 18" ADA = 15" MIN.
22. EXHAUST FAN: MOUNTED: 2" MIN. BELOW CEILING. 2" MIN. ABOVE DOOR FRAME. EQUAL SPACE FROM CEILING TO TOP OF FRAME.
23. FIRE EXTINGUISHERS (TO TOP): ADA: 40" MAX. (FOR LEVER) & 40" MAX. (FOR PULL) IF WEIGHT IS MORE THAN 40 LBS. 42" MAX. ADA = 45" MAX. (B.C. CABINET).
24. FIRE ALARM PULL STATIONS (TO LEVER): STANDARD = 48" MAX. ADA FORWARD REACH = 48" MAX. ADA SIDE REACH = 48" MAX.
25. SMOKE AND/OR HEAT DETECTORS: STANDARD = CEILING HEIGHT.
26. HORN SPEAKER/VISUAL SIGNALS: STANDARD = 80" AFF. OR 6" BELOW CEILING - WHICHEVER IS LOWER. ROOM SIGNAGE (TO C.L.): STANDARD = 60" HIGH AFF. & WITHIN 18" OF CLATCH SIDE OF DOOR.



MISCELLANEOUS ACCESSORY TYPICAL MOUNTING HEIGHTS												TOILET ACCESSORY TYPICAL MOUNTING HEIGHTS												
FINISH FLOOR	SPOT TO TOP OF CABINET INVERTER	48" MAX	TO PULL	84"	LINE OF CEILING	SEE PLAN OR ELEV	SEE PLAN OR ELEV	SEE PLAN OR ELEV	48" UNO	48" UNO	48" UNO	FINISH FLOOR	48" MAX	48" MAX	48" MAX	48" MAX	48" MAX	48" MAX	48" MAX	48" MAX	48" MAX	48" MAX	48" MAX	
ACCESSORY TYPE	FIRE EXTINGUISHER	MANUAL FIRE PULL	FIRE STROBE/LIGHT/AUDIBLE ALARM	WALL MOUNTED EXIT SIGN	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL CLOCK	FABRIC COVERED TACK BOARD	MARKER BOARD	ACCESSORY TYPE	PAPER TOWEL DISPENSER	PAPER TOWEL DISPENSER & TRASH RECEPTACLE	TOILET TISSUE DISPENSER	SANITARY NAPKIN DISPOSAL	SANITARY NAPKIN DISPENSER	REFLECTIVE SURFACE	FRAMED VANTY MIRROR	DIAPER CHANGING STATION	SOAP DISPENSER	FOLDING SHOWER SEAT	TOILET PARTITION	URINAL SCREEN
COMMENTS	SEMI RECESSED	SURFACE MOUNTED	SURFACE MOUNTED	WALL MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	ELAPSED TIME CLOCK	ROBE HOOK	SOAP DISPENSER	COMMENTS	SURFACE MOUNTED	SURFACE MOUNTED	RECESSED	SURFACE MOUNTED	SURFACE & SURFACE MOUNTED	RECESSED & SURFACE MOUNTED	RECESSED SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	WALL MOUNTED	WALL MOUNTED	

MISCELLANEOUS ACCESSORY TYPICAL MOUNTING HEIGHTS												PLUMBING FIXTURE TYPICAL MOUNTING HEIGHTS												
FINISH FLOOR	CLOSET HANGER ROD & SHELF	WALL PHONE	TELEPHONE HOUSING	CUP DISPENSER	WALL SWITCH	TELEPHONE OUTLET	RECEP/PHONE/TELEPHONE DATA	RECEP/PHONE/TELEPHONE DATA	SPECIALTY EQUIP. (IE THERMOSTAT CARD READER/INTERCOM)	ELEVATOR CALL BUTTON	VISUAL SIGNAL INDICATOR	FINISH FLOOR	SHOWER MIXING VALVE	SHOWER HEAD	HAND HELD SHOWER	LAVATORY	LAVATORY	CHILDREN'S DRINKING FOUNTAIN	DOUBLE DRINKING FOUNTAIN	TOILET	URINAL	24" TYP.	NOTE: SOME OBJECTS INDICATED HERE ARE NOT INCLUDED IN THIS PROJECT	
ACCESSORY TYPE	WALL MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	COMMENTS	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	WALL MOUNTED	NOTE: SOME OBJECTS INDICATED HERE ARE NOT INCLUDED IN THIS PROJECT	
COMMENTS																								

GRAB BAR TYPICAL MOUNTING HEIGHTS & TOILET ACCESSORY PLANS											
FINISH FLOOR	ADA TOILET GRAB BAR	SHOWER STALL GRAB BAR	ROLL-IN SHOWER STALL GRAB BAR	TYPICAL ACCESSORIES AT TYPICAL ADA SINK ENCLOSURE TYPICAL ADA SINK ENCLOSURE							
ACCESSORY TYPE	SURFACE MOUNTED	SURFACE MOUNTED	SURFACE MOUNTED	NOTE: SANITARY NAPKIN DISPOSAL AT WOMEN'S & UNISEX ONLY							
COMMENTS											

A11 TYPICAL MOUNTING HEIGHTS  
1/4" = 1'-0"







## UL Product iQ™

## BXUV.L511 - Fire-resistance Ratings - ANSI/UL 263

## Design/System/Construction/Assembly Usage Disclaimer

- Authorities Having Jurisdiction should be consulted in all cases as to the particular requirements covering the installation and use of UL Certified products, equipment, system, devices, and materials.
- Authorities Having Jurisdiction should be consulted in all cases as to the particular requirements covering the installation and use of UL Certified products, equipment, system, devices, and materials.
- Fire resistance assemblies and products are developed by the design submitter and have been investigated by UL for compliance with applicable requirements. The published information cannot always address every construction nuance encountered in the field.
- When field issues arise, it is recommended the first contact for assistance be the technical service staff provided by the product manufacturer for the design. Users of fire resistance assemblies are advised to consult the general Guide Information for each product category and each group of assemblies. The Guide information includes specific concerning alternate materials and alternate methods of construction.
- Only products which bear UL's Mark are considered Certified.

## Fire-resistance Ratings - ANSI/UL 263

## BXUV - Fire Resistance Ratings - ANSI/UL 263 Certified for United States

## BXUV7 - Fire Resistance Ratings - CAN/ULC-S101 Certified for Canada

## See General Information for Fire-resistance Ratings - ANSI/UL 263 Certified for United States

## Design Criteria and Allowable Variances

## See General Information for Fire-resistance Ratings - CAN/ULC-S101 Certified for Canada

## Design Criteria and Allowable Variances

## Design No. L511

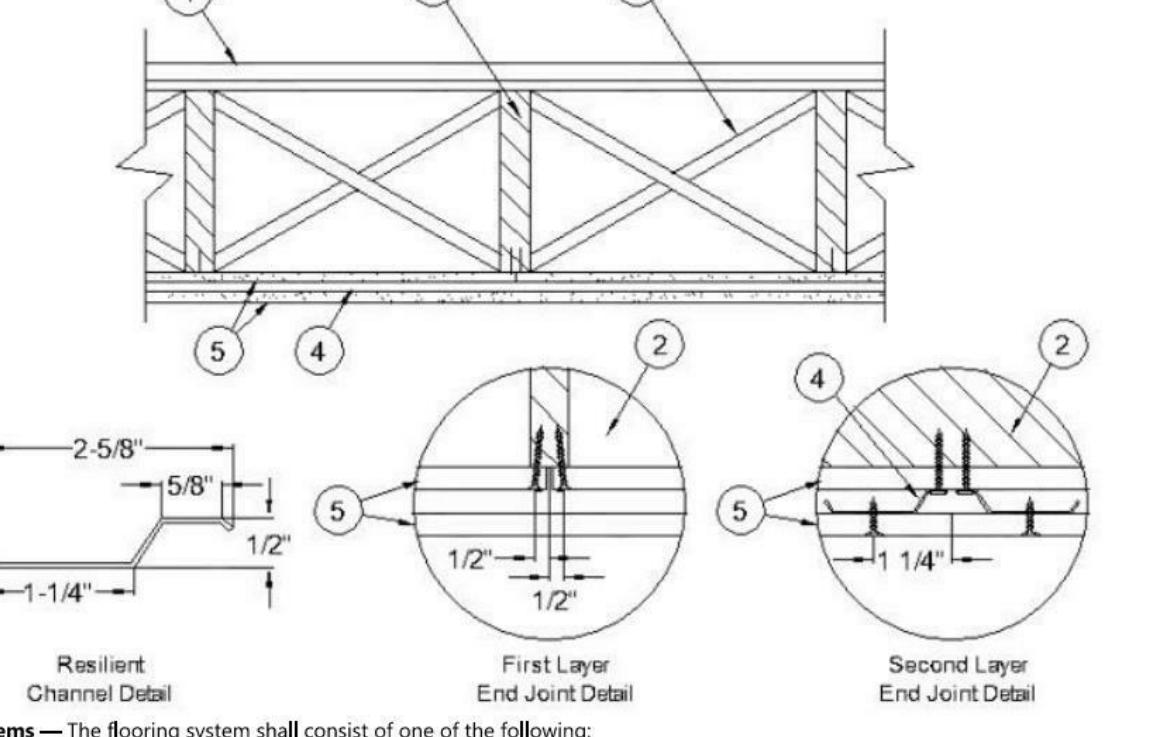
February 14, 2022

## Unrestrained Assembly Rating - 2 Hr.

Finish Rating - 71 Min.

This design was evaluated using a load design method other than the Limit States Design Method (e.g., Working Stress Design Method). For jurisdictions employing the Limit States Design Method, such as Canada, a load reduction factor shall be used - See Guide BXUV or BXUV7

\* Indicates such products shall bear the UL or cUL Certification Mark for jurisdictions employing the UL or cUL Certification (such as Canada), respectively.



## 1. Flooring Systems - The flooring system shall consist of one of the following:

## System No. 1

Subflooring - Min 1 by 6 in. T & G lumber fastened diagonally to joists.

Vapor Barrier - (Optional) - Non 0.010 in. thick commercial asphalt-saturated felt.

Finish Flooring - Min 1 by 3 in. T & G end matched, laid perpendicular to joists.

## System No. 2

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.010 in. thick commercial rosinized building paper.

Finish Flooring - Min 1 by 3 in. T & G end matched, laid perpendicular to joists.

## System No. 3

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.010 in. thick commercial asphalt-saturated felt.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a minimum compressive strength of 1800 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

UNITED STATES GYPSUM CO - Types LHK, HSKR, CSO

US MEXICO S A DE C V - Types LHK, HSKR, CSO

Floor Mat Material\* - (Optional) - Floor mat material loose laid over the subfloor. Refer to manufacturer's instructions regarding the minimum thickness of floor topping over each floor mat material.

UNITED STATES GYPSUM CO - Types SAM, LEVELROCK® Brand Sound Reduction Board, LEVELROCK® Brand Floor Underlayment SRM-25

Alternate Floor Mat Materials\* - (Optional) - Non 3/8 in. thick floor mat material loose laid over the subfloor. Floor topping thickness shall be as specified under "Floor Topping Mixture".

GRASSWORK L L C - Type SC50

## System No. 4

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.010 in. thick commercial rosinized building paper.

Finish Flooring - Min 19/32 in. wood structural panels, min grade "Underlayment" or "Single Floor". Face grain of plywood or strength axis of panels to be perpendicular to joists with joints staggered.

## System No. 5

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.010 in. thick commercial rosinized building paper.

Floor Mat Material\* - (Optional) - Floor mat material nom 1/64 in. (2mm) thick adhered to subfloor with Hacker Floor Primer. Primer to be applied to the surface of the mat prior to the placement of a min 1-1/4 in. of floor-topping mixture.

ELASTIZELL CORP OF AMERICA - Type FF

## System No. 6

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.010 in. thick commercial rosinized building paper.

Floor Mat Material\* - (Optional) - Floor mat material nom 1/64 in. (2mm) thick adhered to subfloor with Hacker Floor Primer. Primer to be applied to the surface of the mat prior to the placement of a min 1-1/4 in. of floor-topping mixture.

HACKER INDUSTRIES INC - Type Hacker Sound-Mat.

Alternate Floor Mat Materials\* - (Optional) - Floor mat material nom 1/4 in. (6mm) thick adhered to subfloor with Hacker Floor Primer. Primer to be applied to the surface of the mat prior to the placement of a min 1-1/4 in. (32mm) of floor-topping mixture.

HACKER INDUSTRIES INC - Type Hacker Sound-Mat II.

Alternate Floor Mat Materials\* - (Optional) - Floor mat material nom 1/8 in. (3mm) thick loose laid over the subfloor. Floor topping thickness shall be a min of 1 in. (25mm)

HACKER INDUSTRIES INC - FIRM-ILL SCM 125

Alternate Floor Mat Materials\* - (Optional) - Floor mat material nom 1/4 in. (6mm) thick loose laid over the subfloor. Floor topping thickness shall be a min of 1 in. (32mm)

HACKER INDUSTRIES INC - Type FIRM-FILL SCM 250, Quiet Qul 55/025

Alternate Floor Mat Materials\* - (Optional) - Floor mat material nom 3/8 in. (10mm) thick loose laid over the subfloor. Floor topping thickness shall be a min of 1-1/4 in. (32mm)

HACKER INDUSTRIES INC - FIRM-FILL SCM 400, Quiet Qul 60/040

Alternate Floor Mat Materials\* - (Optional) - Floor mat material nom 3/4 in. (19mm) thick loose laid over the subfloor. Floor topping thickness shall be a min of 1-1/2 in. (38mm)

HACKER INDUSTRIES INC - Type FIRM-FILL SCM 750, Quiet Qul 65/075

Metal Lath (Optional) - For use with 3/8 in. (10mm) floor mat materials, 3/8 in. expanded steel diamond mesh, 3.4 lbs/sq yd placed over the floor mat material. Hacker Floor Primer to be applied prior to the placement of the metal lath. When metal lath is used, floor topping thickness a nom 1-1/4 in. over the floor mat.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. or 1 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions for specific mix design.

HACKER INDUSTRIES INC - Firm-Fill Gypsum Concrete, Firm-Fill 2010, Firm-Fill 4010, Firm-Fill High Strength, Gyp-Span Radiant, Firm-Fill 3310.

## System No. 7

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Retarder - (Optional) - Non 0.030 in. thick commercial asphalt-saturated felt.

Floor Mat Materials\* - (Optional) - Non 3/8 in. thick loose laid over the subfloor. Floor topping thickness shall be a min of 1 in.

## System No. 8

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial asphalt-saturated felt.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a minimum compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 9

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Encapsulated Sound Mat.

## System No. 10

Subflooring - (Optional) - Floor mat material loose laid over the subfloor. Refer to manufacturer's instructions regarding the minimum thickness of floor topping over each floor mat material.

Floor Mat Materials\* - (Optional) - Non 3/8 in. thick loose laid over the subfloor material.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 11

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 12

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 13

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 14

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 15

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 16

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

Finish Flooring - Floor Topping Mixture - Min 3/4 in. thickness of floor topping mixture having a min compressive strength of 1000 psi. Refer to manufacturer's instructions accompanying the material for specific mix design.

MAXXON CORP - Type Maxxon Standard and Maxxon High Strength

## System No. 17

Subflooring - Min 1/2 in. thick wood structural panels, min grade "C-D" or "Sheathing". Face grain of plywood or strength axis of panels to be perpendicular to the joists with joints staggered.

Vapor Barrier - (Optional) - Non 0.030 in. thick commercial rosinized building paper.

## SPECIFICATIONS - PRODUCT &amp; INSTALLATION GENERAL REQUIREMENTS

## GENERAL REQUIREMENTS APPLICABLE TO ALL MATERIALS FOR THE PROJECT:

1. NO SUBSTITUTIONS OF MATERIALS WITHOUT COMPLETION OF A SUBSTITUTION REQUEST FORM & APPROVAL OF SUBSTITUTION BY BOTH ARCHITECT & OWNER/PROJECT MANAGER. FORM CAN BE REQUESTED FROM ARCHITECT.

2. A CONSIDERATE SET OF DRAWINGS PROVIDED BY THE PROJECT TEAM IS ADHEREED TO MANUFACTURER REQUIREMENTS AND INSTALLATION ARE TO BE FOLLOWED WITH SECTIONS PROVIDED IN DRAWINGS. IF REQUIRED THE ARCHITECT WILL ISSUE ADDITIONAL SECTIONS TO PROVIDE CLARITY TO PRODUCTS OR INSTALLATION REQUIREMENTS.

## DIVISION 1 - GENERAL REQUIREMENTS

1. A GENERAL SPECIFICATION FOR GENERAL REQUIREMENTS RELATED TO ADMINISTRATION OF THIS CONTRACT.

A. CONTRACTOR LICENSES  
1. THE CONTRACTOR AND ALL SUBCONTRACTORS INVOLVED IN THE PROJECT SHALL BE REQUIRED TO OBTAIN AND PAY FOR ALL NECESSARY LICENSES AS REQUIRED BY ANY LAW OR AGENCIES HAVING JURISDICTION (AHJ) OVER THE PROJECT.

B. BUILDING PERMITS  
1. THE GENERAL CONTRACTOR WILL PAY FOR ALL PERMITS REQUIRED BY ANY AGENCY HAVING JURISDICTION (AHJ) OVER THE PROJECT FOR ALL WORK TO BE PREFORMED BY THE GENERAL CONTRACTOR.

C. UTILITY FEES  
1. THE CONTRACTOR SHALL PAY THE NECESSARY FEES TO CONNECT TO EXISTING UTILITIES AT THE PROPERTY LINE OR IN ADJACENT STREETS AND RIGHT OF WAY AS SPECIFIED, NECESSARY, AND/OR INCLUDED IN THE CONSTRUCTION DOCUMENTS. THE CONTRACTOR SHALL PAY ALL UTILITY COSTS (BILLS) DURING CONSTRUCTION UNTIL OWNER TAKES POSSESSION OF THE FACILITY OR THE FACILITY IS CERTIFIED AS SUBSTANTIALLY COMPLETE.

D. PROTECTION OF FINISHED WORK  
1. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROTECT FINISHED SURFACES. PROTECTION FOR FINISHES SUCH AS DOORS, WALLS AND FLOORS SHOULD BE PROVIDED AS REQUIRED. ANY DAMAGES TO THESE AREAS WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR OR REPLACE.

E. GENERAL CONDITIONS  
1. NO DISCREPANCY OR CONFLICT WITHIN OR BETWEEN DRAWINGS AND ANY DISCREPANCY OR CONFLICT BETWEEN ANY DRAWINGS AND ANY SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT.

NOTWITHSTANDING, DISCREPANCIES OR CONFLICTS NOT BROUGHT TO THE ARCHITECTS AND OWNERS ATTENTION AND CLARIFIED DURING THE BIDDING OF THE PROJECT WILL BE DEEMED TO HAVE BEEN BROUGHT OR PROPOSED IN THE MORE COSTLY OR DIFFICULT MANNER, AND THE BETTER QUALITY OR GREATER QUANTITY OF THE WORK SHALL BE PROVIDED BY THE CONTRACTOR.

2. THE GENERAL CONTRACTOR SHALL KEEP A COMPLETE PROTOTYPE SET OF DOCUMENTS ON THE PROJECT SITE AT ALL TIMES FOR REFERENCE DURING CONSTRUCTION.

3. THE GENERAL CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK, USING THE CONTRACTORS BEST SKILLS AND EXPERIENCE. THE GENERAL CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR AND HAVE CONTROL OVER CONSTRUCTION MEANS AND METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER THE CONTRACT.

4. THE GENERAL CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR AND HAVE CONTROL OVER ALL JOB SITE SAFETY FEATURES AND POLICIES. THE GENERAL CONTRACTOR SHALL HAVE A SAFETY COORDINATOR AND BE RESPONSIBLE TO HOLD REGULARLY SCHEDULED SAFETY TRAINING WITH ALL SITE PERSONNEL, INCLUDING ALL SUB-CONTRACTOR PERSONNEL.

5. NEITHER THE ARCHITECTS OR THE OWNERS INSPECTION NOR FAILURE TO INSPECT SHALL RELIEVE THE CONTRACTOR OF ANY LIABILITY FOR DAMAGE TO MASONRY WORK FROM CARBON DIOXIDE BUILD UP. THE CONTRACTOR SHALL PROMPTLY REMEDY AND/OR REPLACE THE SAME AT THE CONTRACTOR'S EXPENSE. NO ACCEPTANCE OR PAYMENT BY THE OWNER OR ARCHITECT SHALL CONSTITUTE A WAIVER OF THE FOREGOING AND NOTHING HEREIN SHALL EXCLUDE OR LIMIT ANY WARRANTIES IMPLIED BY LAW.

6. THE GENERAL CONTRACTOR SHALL SO CONDUCT ITS OPERATIONS AS NOT TO UNREASONABLY INTERFERE WITH THE WORK OF OTHERS OR THOROUGHFARES ADJACENT OR NEAR TO THE PROJECT SITE.

7. DO NOT DRAW SCALLOPS.

F. PROJECT REQUIREMENTS  
1. THE GENERAL CONTRACTOR REPRESENTS THAT IT POSSESSES THE SKILLS REQUIRED FOR THE WORK, ASSUMES THE RESPONSIBILITIES OF AN EMPLOYER FOR PERFORMANCE OF THE WORK, AND ACTS AS AN EMPLOYER OF ONE OR MORE EMPLOYEES BY PAYING WAGES, DIRECTING ACTIVITIES AND PERFORMING OTHER SIMILAR FUNCTIONS. THE GENERAL CONTRACTOR IS AN INDEPENDENT CONTRACTOR, FREE TO DETERMINE THE MANNER IN WHICH THE WORK IS PERFORMED.

2. THE GENERAL CONTRACTOR SHALL PROVIDE, AND MAINTAIN IN GOOD WORKING ORDER, THE FOLLOWING ITEMS FOR USE BY THE PROJECT SUPERINTENDENT DAILY DURING THE ENTIRE DURATION OF THE PROJECT:

A. LAPTOP COMPUTER WITH INTERNET ACCESS  
B. DIGITAL CAMERAS WITH VIDEO CAPABILITY AND WITH PROPER CABLES TO ATTACH TO LAPTOP  
C. EMAIL ACCESS THROUGH THE LAPTOP  
D. A PRINTER/SCANNER/FAX MACHINE WITH PROPER CABLES TO ATTACH TO LAPTOP  
E. CELL PHONE

F. THE GENERAL CONTRACTOR SHALL HAVE A CONSTRUCTION SUPERINTENDENT ASSIGNED TO THIS PROJECT, AND THIS SUPERINTENDENT SHALL BE ON SITE EVERY DAY THERE IS ANY CONSTRUCTION ON THE PROJECT. THE SUPERINTENDENT SHALL BE REACHABLE BY PHONE DURING NORMAL BUSINESS HOURS. ONCE ASSIGNED, THE SUPERINTENDENT SHALL NOT BE REMOVED OR REPLACED WITHOUT WRITTEN APPROVAL FROM OWNER & ARCHITECT, UNLESS THE SUPERINTENDENT IS UNABLE TO PERFORM THE WORK.

4. THE SUPERINTENDENT WILL BE REQUIRED TO PROVIDE PHOTOGRAPHS (VIA EMAIL USING A DIGITAL CAMERA) TO THE OWNER & ARCHITECT EACH FRIDAY ON NINON CST, SHOWING THE PROGRESS OF CONSTRUCTION. THE GENERAL CONTRACTOR IS ENCOURAGED TO TAKE PHOTOS SEVERAL TIMES EACH WEEK TO HELP MAINTAIN PROOF OF CONSTRUCTION AND UNCOVERED CONDITIONS, RECORD CONDITION AND AMOUNTS OF VENDOR GOODS UPON RECEIPT, AND RECORD CONSTRUCTION THAT VARIES FROM THE COS-1 AS PART OF THE AS-BUILTS).

G. INSPECTIONS/OBSERVATIONS  
1. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO OVERSEE CONSTRUCTION OF THE PROJECT, CONTINUALLY

INSPECTING THE WORK, MATERIALS, AND WORKMANSHIP PROVIDED BY ALL OF THE TRADESMEN, SUBCONTRACTORS, AND OTHERS INVOLVED IN QUALITY OF CONSTRUCTION CAN ONLY BE ACHIEVED IF THE CONTRACTOR ENFORCES HIGH STANDARDS OF ACCEPTABILITY. THE GENERAL CONTRACTOR CANNOT DELEGATE THE RESPONSIBILITY TO THE SUBCONTRACTORS, BUT MUST CONTINUALLY MONITOR THE WORK OF EACH TRADE ON THE PROJECT.

2. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ARRANGE AND SCHEDULE ALL AGENCIES HAVING JURISDICTION (AHJ) IN ORDER TO OBTAIN THE CERTIFICATE OF OCCUPANCY (CERTIFICATE OF COMPLETION). PRIOR TO THE DATE OF THE INSPECTION, THE GENERAL CONTRACTOR IS RESPONSIBLE FOR ARRANGING FOR THE INSPECTION. IF CONSTRUCTION COMPLIES WITH THE AGENCY REQUIREMENTS, SCHEDULED INSPECTIONS WITH AGENCY REPRESENTATIVES WHEN THE PROJECT IS NOT COMPLETE MUST BE AVOIDED. COPIES OF FINAL INSPECTIONS MUST BE PROVIDED TO THE OWNER AND CONTRACTOR AS THEY ARE AVAILABLE.

3. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REQUEST THE SUBSTANTIAL COMPLETION INSPECTION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONDUCT HIS OWN PRE-SUBSTANTIAL COMPLETION INSPECTION OF THE CONSTRUCTION FOR QUALITY OF CONSTRUCTION AND COMPLIANCE WITH THE CONSTRUCTION DOCUMENTS.

4. ALL FOLLOWING PEOPLE SHOULD BE IN ATTENDANCE FOR THE SUBSTANTIAL COMPLETION INSPECTION:

A. GENERAL CONTRACTOR

B. GENERAL CONTRACTOR SUPERINTENDENT

C. MECHANICAL CONTRACTOR

D. ELECTRICAL CONTRACTOR

E. PLUMBING CONTRACTOR

F. PAINTING CONTRACTOR

G. FLOORING CONTRACTOR

H. THERMAL CONTRACTOR

I. STAINLESS STEEL CONTRACTOR

J. CONCRETE CONTRACTOR

K. STAINLESS STEEL CONTRACTOR

L. STAINLESS STEEL CONTRACTOR

M. STAINLESS STEEL CONTRACTOR

N. STAINLESS STEEL CONTRACTOR

O. STAINLESS STEEL CONTRACTOR

P. STAINLESS STEEL CONTRACTOR

Q. STAINLESS STEEL CONTRACTOR

R. STAINLESS STEEL CONTRACTOR

S. STAINLESS STEEL CONTRACTOR

T. STAINLESS STEEL CONTRACTOR

U. STAINLESS STEEL CONTRACTOR

V. STAINLESS STEEL CONTRACTOR

W. STAINLESS STEEL CONTRACTOR

X. STAINLESS STEEL CONTRACTOR

Y. STAINLESS STEEL CONTRACTOR

Z. STAINLESS STEEL CONTRACTOR

1. THE CONTRACTOR SHALL SUBMIT AS-BUILT DRAWINGS AND SUBCONTRACTOR DRAWINGS TO THE OWNER FOR REVIEW. IF THE CONTRACTOR FAILS TO COMPLETE ITS REQUIREMENTS WITHIN THIS TIMELINE NOTED ABOVE THE CONTRACTOR MAY BE SUBJECT TO ADDITIONAL ADMINISTRATION FEES.

J. CLOSE-OUT DOCUMENTS  
1. THE CATEGORIES LISTED BELOW SHOULD BE SUBMITTED AT THE SAME TIME:

A. A DWELL WITH ALL PHOTOS TAKEN DURING CONSTRUCTION

B. AS-BUILT DRAWINGS: ONE HARD COPY TO REMAIN ON SITE AND IN PLATE TUBE; ONE ELECTRONIC COPY TO BE SENT WITH CLOSE-OUT PAPERWORK.

D. MATERIALS SELECTION DATA: PROVIDE ALL APPROVED SUBMITTALS

E. MATERIALS SELECTION DATA: PROVIDE ALL APPROVED SUBMITTALS

F. ALL HVAC TEST AND BALANCE REPORTS

H. RELEASE OF LIEN (AN FORM 708) PAYMENT OF DEBT (AIA FORM 709).

I. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

J. ALL INFORMATION INCLUDED IN THIS CATEGORY WILL BE FURNISHED IN ONE (1) COPY AND BOUND IN A STURDY THREE-RING BINDER WITH A LABEL ON THE OUTSIDE READING "GENERAL CLOSE-OUT DOCUMENTS" TO INCLUDE AN INDEX OF THE CONTENTS. ALL AIA DOCUMENTS WILL BE ORIGINAL, WITH REAR LETTERING ON THE BOTTOM OF THE DRAWINGS. ALL AIA DOCUMENTS WILL BE SUBMITTED IN PLATE TUBE. ALL AIA DOCUMENTS WILL BE SUBMITTED BY THE GENERAL CONTRACTOR AND EACH SUBCONTRACTOR WILL LIST EACH SUBCONTRACTOR ALPHABETICALLY AND WILL CHECK EACH BY NAME. THE GENERAL CONTRACTOR WILL LIST EACH SUBCONTRACTOR ALPHABETICALLY AND WILL CHECK EACH BY NAME. THE GENERAL CONTRACTOR WILL INCLUDE BEHIND HIS TAB THE FOLLOWING INFORMATION: A LIST OF NAMES, BUSINESS ADDRESSES, PHONE NUMBERS AND EMAIL ADDRESSES FOR THE GENERAL CONTRACTOR AND EACH SUBCONTRACTOR.

K. A COPY OF THE GENERAL CONTRACTOR'S COMPLETION PUNCH LIST INDICATING ACTION TAKEN ON EACH ITEM.

L. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

M. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

N. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

O. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

P. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

Q. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

R. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

S. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

T. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

U. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

V. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

W. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

X. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

Y. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

Z. A RELEASE OF LIEN (AIA FORM 708) PAYMENT OF DEBT (AIA FORM 709).

## DIVISION 4 - MASONRY

## 04 050 - MASONRY RESTORATION &amp; TUCKPOINTING

## A. REFERENCES

1. AMERICAN CONCRETE INSTITUTE (ACI):  
A. ACI 530-12: STANDART PRACTICE FOR MASONRY STRUCTURES.
2. AMERICAN STANDART (ASTM):  
A. ASTM C 144 - STANDARD SPECIFICATION FOR AGGREGATE FOR MASONRY MORTAR.
3. ASTM C 150 - STANDARD SPECIFICATION FOR PORTLAND CEMENT.
4. ASTM C 207 - STANDARD SPECIFICATION FOR HYDRAULIC CEMENT FOR MASONRY.
5. ASTM C 270 - STANDARD SPECIFICATION FOR MORTAR FOR MASONRY.
6. ASTM C 595 - STANDARD SPECIFICATION FOR BLENDED HYDRAULIC CEMENTS.
7. ASTM C 780 - STANDARD TEST METHOD FOR PRECONSTRUCTION AND CONSTRUCTION EVALUATION OF MORTARS FOR MASONRY.
8. ASTM C 679 - STANDARD SPECIFICATION FOR PIGMENTS FOR INTEGRAL CONCRETE.
9. ASTM C 103 - STANDARD PRACTICE FOR ACCREDITATION OF TESTING LABORATORIES FOR UNIT MASONRY.
10. ASTM C 157 - STANDARD PERFORMANCE SPECIFICATION FOR HYDRAULIC CEMENT.
11. ASTM C 158 - STANDARD PRACTICE FOR DETERMINATION OF STRENGTH OF MASONRY PRISMS.
12. ASTM C 174 - STANDARD SPECIFICATION FOR PRE-BLENDED DRY MORTAR MIX FOR UNIT MASONRY.
13. ASTM C 514 - STANDARD TEST METHOD FOR WATER PENETRATION AND LEAKAGE THROUGH MASONRY.
14. INTERNATIONAL MASONRY INDUSTRY ALL-WEATHER COUNCIL (IMAC): RECOMMENDED PRACTICES AND GUIDE SPECIFICATIONS FOR HOT WEATHER MASONRY CONSTRUCTION.
15. IMAC - INTERNATIONAL MASONRY INDUSTRY ALL-WEATHER COUNCIL (IMAC): RECOMMENDED PRACTICES AND GUIDE SPECIFICATIONS FOR HOT WEATHER MASONRY CONSTRUCTION.
16. THE BRICK INDUSTRY ASSOCIATION (BIA):  
1. BIA TECHNICAL NOTE 20-CLEANING BRICK.

## B. SUBMITTALS

1. PRODUCT DATA: SUBMIT MANUFACTURER'S PRODUCT DATA.
2. SUBMITTALS: SUBMITTALS OF MANUFACTURER'S CERTIFICATES THAT PRODUCTS MEET OR EXCEED SPECIFIED REQUIREMENTS.
3. SUBMITTALS: TEST RESULTS PREPARED BY A QUALIFIED INDEPENDENT TESTING LABORATORY.

## C. QUALITY ASSURANCE

1. MANUFACTURER QUALIFICATIONS: FIRM SPECIALIZING IN MANUFACTURE OF MASONRY INSTALLATION MATERIALS, INCLUDING MORTARS, WITH MINIMUM 10 YEARS EXPERIENCE.
2. QUALITY ASSURANCE: CONTROL TESTING, TEST REPORTS PREPARED BY A QUALIFIED INDEPENDENT LABORATORY INDICATING QUALITY OF MANUFACTURED MATERIALS.
3. CONSTRUCTION MEETING: AT LEAST ONE WEEKS PRIOR TO COMMENCING MASONRY WORK CONDUCT A MEETING AT THE PROJECT SITE TO DISCUSS CONTRACT REQUIREMENTS AND JOB CONDITIONS. REQUIRE THE ATTENDANCE OF MASONRY CONTRACTOR, AND INSTALLERS OF RELATED MATERIALS; NOTIFY ARCHITECT IN ADVANCE OF MEETING.

4. PROJECT CONDITIONS:  
A. MAINTAIN ENVIRONMENTAL CONDITIONS AND PROTECT FINISHES, INCLUDING ATTACHING TO BUILDING CONSTRUCTION, SHALL NOT EXCEED 100°F (38°C) IN ANY DIRECTION.
- B. CONCENTRATED LOADS OF 200 LBF (0.89 KN) APPLIED IN ANY DIRECTION.
- C. UNIFORM AND CONCENTRATED LOADS NEED NOT BE ASSUMED TO ACT CONCURRENTLY.

## D. PERFORMANCE REQUIREMENTS

1. A. DELEGATED DESIGN: ENGAGE A QUALIFIED PROFESSIONAL ENGINEER TO DESIGN RAILINGS, INCLUDING ATTACHMENT TO BUILDING CONSTRUCTION.
- B. STRUCTURAL PERFORMANCE: RAILINGS, INCLUDING ATTACHMENT TO BUILDING CONSTRUCTION, SHALL SUPPORT THE WEIGHTS AND STRESSES WITHIN LIMITS AND CONSIDER THE LOADS AND STRESSES.
- C. HANDRAILS AND TOP RAILS OF GUARDS:  
A. UNIFORM LOAD OF 50 LBF (0.73 KN) APPLIED IN ANY DIRECTION.
- B. CONCENTRATED LOAD OF 200 LBF (0.89 KN) APPLIED IN ANY DIRECTION.
- C. UNIFORM AND CONCENTRATED LOADS NEED NOT BE ASSUMED TO ACT CONCURRENTLY.

## E. FASTENERS

1. PRODUCT DATA: ANCHORING RAILINGS TO OTHER CONSTRUCTION: SELECT FASTENERS OF TYPE, GRADE, AND CLASS REQUIRED TO PRODUCE CONNECTIONS TO SUPPORT ANCHORING RAILINGS TO OTHER TYPES OF CONSTRUCTION.
2. CONSTRUCTION: SELECT FASTENERS OF TYPE, GRADE, AND CLASS REQUIRED TO PRODUCE CONNECTIONS TO SUPPORT ANCHORING RAILINGS TO OTHER TYPES OF CONSTRUCTION.</

## SPECIFICATIONS - PRODUCT &amp; INSTALLATION GENERAL REQUIREMENTS

## 07 5423 - EPDM MEMBRANE ROOFING &amp; ACCESSORIES

A. SUBMITTALS: PRODUCT DATA, AND SHOP DRAWINGS, INDICATE THE ORIGIN AND DETAIL CONDITIONS, COMPOSITION, INTERFACING MATERIALS, AND COLOR FOR ROOFING AND GUTTER/PAD-LAYERS.  
1. MANUFACTURER'S FIELD REPORTS: INDICATE PROCEDURES FOR AVOIDING HIGH TEMPERATURES, HUMIDITY, WIND VELOCITY DURING APPLICATION, AND SUPPLEMENTARY INSTRUCTIONS GIVEN SUBMIT FINAL MANUFACTURER'S PUNCH LIST-FIELD REPORT WHEN COMPLETE SYSTEM IS INSTALLED.  
2. MANUFACTURER'S INSTALLATION INSTRUCTIONS: INDICATE MEMBRANE SEAMING PRECAUTIONS AND FEMTER CONDITIONS REQUIRING SPECIAL ATTENTION.

## B. MATERIALS:

1. MATERIAL WARRANTY: PROVIDE MANUFACTURER'S WARRANTY AGREING TO REPLACE MATERIAL THAT SHOWS MANUFACTURING DEFECTS WITHIN 10 YEARS AFTER INSTALLATION.  
2. SYSTEM WARRANTY: PROVIDE MANUFACTURER'S SYSTEM WARRANTY AGREING TO REPLACE OR REPLACE SYSTEM THAT LEAKS OR IS DAMAGED DUE TO WIND OR OTHER NATURAL CAUSES. WARRANTY TERM: 20 YEARS.  
A. B. C. D. E. F. G. H. I. J. K. L. M. N. O. P. Q. R. S. T. U. V. W. X. Y. Z.

2. SYSTEM WARRANTY: PROVIDE MANUFACTURER'S SYSTEM WARRANTY AGREING TO REPLACE OR REPLACE SYSTEM THAT LEAKS OR IS DAMAGED DUE TO WIND OR OTHER NATURAL CAUSES. WARRANTY TERM: 20 YEARS.  
A. B. C. D. E. F. G. H. I. J. K. L. M. N. O. P. Q. R. S. T. U. V. W. X. Y. Z.

3. INCLUDE ACCIDENTAL PUNCTURES ACCORDING TO THE MANUFACTURER'S STANDARD WARRANTY TERMS.

4. EXCEPTIONS NOT PERMITTED: DAMAGE DUE TO ROOF TRAFFIC, DAMAGE DUE TO WIND OF SPEED GREATER THAN 55 MPH BUT LESS THAN 90 MPH.

C. BASIS OF DESIGN: FIRESTONE RUBBERGARD™ EPDM MEMBRANE. WWW.FIRESTONEBCPO.COM

1. WIND UPLIFT: DESIGNED TO WITHSTAND WIND UPLIFT FORCES CALCULATED WITH ASCE 7.

2. INSULATION: PROVIDED AS INSULATION OF THICKNESS REQUIRED, MINIMUM R-2.

D. ROOFING MEMBRANE MATERIALS:

A. B. C. D. E. F. G. H. I. J. K. L. M. N. O. P. Q. R. S. T. U. V. W. X. Y. Z.

1. MATERIAL: PROVIDED AS ROOFING MANUFACTURER COMPLYING WITH REQUIREMENTS OF FIRE RATING CLASSIFICATION, COMPATIBLE WITH ROOFING AND INSULATION MATERIALS INSTALLED WITH FIRE-RETARDANT ADHESIVE.

4. FLUID FLASHING: PROVIDED AS SAME MATERIAL AS MEMBRANE.

5. BASE FLASHING: PROVIDED WATERPROOF, FULLY ADHERED BASE FLASHING SYSTEM AT ALL PENETRATIONS, PLANE TRANSITIONS, AND TERMINATIONS.

E. DECK SHEATHING AND COVER BOARDS:

IF SHEATHING OR COVER BOARDS IS REFERENCED IN THE DRAWINGS, PROVIDE PRODUCTS COMPLYING WITH BELOW REQUIREMENTS.

1. DECK SHEATHING: GYPSUM SHEATHING, ASTM C139/C139M, TYPE X SPECIAL FIRE RESISTANT TYPE

2. COVERBOARD: CEMENT BOARD, PROVIDED AS CMT 125.

F. INSULATION:

1. INSULATION: COMPLYING WITH MANUFACTURER'S RECOMMENDATIONS.

2. COLORLESS FIBER BOARD INSULATION: ASTM C298, TYPE II: NATURAL FINISH.

3. COLORLESS POLYSTYRENE (XPS) BOARD INSULATION: COMPLIES WITH ASTM C578 WITH DRAINAGE CHANNELS ON ONE FACE.

4. TAPERED BOARD INSULATION: AS INDICATED, MINIMUM THICKNESS 1/2 INCH; FABRICATE OF FEWEST LAYERS POSSIBLE.

5. EXTRUDED POLYSTYRENE (XPS) BOARD INSULATION: COMPLIES WITH ASTM C578 WITH NATURAL SKIN SURFACE, DRAINAGE CHANNELS ON ONE FACE.

G. ACCESSORIES:

1. PROVIDE AND INSTALL ONLY ACCESSORIES WHICH COMPLY WITH MANUFACTURER'S RECOMMENDATIONS.

2. PROVIDE PRESTONE PREFINISHED FLASHINGS AND COPINGS FOR ITEMS NOTED IN DRAWING DETAILS.

H. INSTALLATION:

1. VERIFY THAT SURFACES AND SITE CONDITIONS ARE READY TO RECEIVE WORK.

2. VERIFY DECK IS CLEAN AND SECURE.

3. INCHES WIDE WITH SELF-SEALING STRIP FACE UP AT ROOF EDGE. INSTALL STARTER STRIP ALONG RAKE EDGE.

4. VERIFY DECK IS CLEAN AND SMOOTH, FLAT, FREE OF DEPRESSIONS, WAVES, OR PROJECTIONS, PROPERLY SMOOTHED AND PREPARED.

5. VERIFY DECK SURFACES ARE DRY AND FREE OF RAIN, SNOW OR ICE.

6. VERIFY THAT ROOF OPENINGS, CURBS, AND PENETRATIONS THROUGH ROOF ARE SOLIDLY SET, AND CANT STRIPS ARE IN PLACE.

7. DO NOT BEGIN WORK UNTIL OTHER WORK THAT REQUIRES FOOT OR EQUIPMENT TRAFFIC ON ROOF IS COMPLETE.

8. APPLY MANUFACTURE RECOMMENDED VAPOR RETARDER OR TEMPORARY ROOF BEFORE ROOF INSULATION IS INSTALLED.

9. PERFORM WORK IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND NRCA (RM) APPLICABLE REQUIREMENTS.

10. REMOVE WRAPPINGS, EMPTY CONTAINERS, PAPER, AND OTHER DEBRIS FROM THE ROOF DAILY. DISPOSE OF DEBRIS IN ACCORDANCE WITH LOCAL AND STATE REGULATIONS.

11. REMOVE IRUMOUS MARSHES FROM FINISHED SURFACES.

12. IN AREAS WHERE FINISHED SURFACES ARE SOILED BY WORK OF THIS SECTION, CONSULT MANUFACTURER OF SURFACES FOR CLEANING ADVICE AND CONFORM TO THEIR DOCUMENTED INSTRUCTIONS.

13. REPAIR OR REPLACE DEFECTED OR DAMAGED FINISHES CAUSED BY WORK OF THIS SECTION.

I. PROTECTION:

1. PROTECT INSTALLED ROOFING AND FLASHINGS FROM CONSTRUCTION OPERATIONS.

2. WHERE TRAFFIC MUST CONTINUE OVER FINISHED ROOF MEMBRANE, PROTECT SURFACES USING DURABLE MATERIALS.

## 07 6200 - SHEET METAL FLASHING AND TRIM

A. STANDARDS: FABRICATED SHEET METAL ITEMS, INCLUDING FLASHINGS, COUNTERFLASHINGS, AND OTHER ITEMS INDICATED IN SCHEDULE.

• AAMA 611 - VOLUNTARY SPECIFICATION FOR ANODIZED ARCHITECTURAL ALUMINUM 2014 (2015 ERRATA).

• ASTM C920 - STANDARD SPECIFICATION FOR ELASTOMERIC JOINT SEALANTS 2018.

• CDA A4050 - COPPER IN ARCHITECTURE - HANDBOOK CURRENT EDITION.

• SMACNA (ASME) - ARCHITECTURAL SHEET METAL MANUAL 2012.

B. SUBMITTALS:

1. SHOP DRAWINGS: INDICATE MATERIAL PROFILE, JOINTING PATTERN, JOINTING DETAILS, FASTENING METHODS, FLASHINGS, TERMINATIONS, AND INSTALLATION DETAILS.

C. QUALITY ASSURANCE:

1. PERFORM WORK IN ACCORDANCE WITH SMACNA (ASME) AND CDA A4050 REQUIREMENTS AND STANDARD DETAILS, EXCEPT AS OTHERWISE INDICATED.

D. DELIVERY, STORAGE, AND HANDLING:

1. STACK MATERIAL TO PREVENT TWISTING, BENDING, AND ABRASION, AND TO PROVIDE VENTILATION. SLOPE.

2. PREVENT CONTACT WITH MATERIALS THAT COULD CAUSE DISCOLORATION OR STAINING.

E. PRODUCT:

PRE-FINISHED ALUMINUM, ASTM B209 (ASTM B209M): 20 GAUGE, (0.032 INCH) THICK, PLAIN FINISH

SHOP PRE-COATED WITH MODIFIED SILICONE COATING.

1. FLUOROPOLYMER COATING: HIGH PERFORMANCE ORGANIC FINISH, AAMA 2604; MULTIPLE COAT,

THEMLY CURED FLUOROPOLYMER FINISH SYSTEM.

2. COLOR: AS SELECTED BY ARCHITECT FROM MANUFACTURER'S STANDARD COLORS.

F. FABRICATION:

1. FORM PIECES TO TRUE SHAPE, ACCURATE IN SIZE, SQUARE, AND FREE FROM DISTORTION OR DEFECTS.

2. FORM PIECES IN LONGEST POSSIBLE LENGTHS.

3. FORM EDGES ON UNDERSIDE 1/2 INCH; MITER AND CORNERS.

4. FORM MATERIAL WITH FLAT LOCK SEAMS, EXCEPT WHERE OTHERWISE INDICATED; AT MOVING JOINTS, USE SEALED LAPPED, BAYONET-TYPE OR INTERLOCKING HOOKED SEAMS.

5. FABRICATE FLASHINGS TO ALLOW TOE TO EXTEND 2 INCHES OVER ROOFING GRAVEL. RETURN AND BRAKE EDGES.

G. ACCESSORIES:

1. SECURE FLASHINGS IN PLACE USING CONCEALED FASTENERS, AND USE EXPOSED FASTENERS ONLY WHERE

3. FIT FLASHINGS TIGHT IN PLACE, MAKE CORNERS SQUARE, SURFACES TRUE AND STRAIGHT IN PLANES, AND LINES ACCURATE TO PROFILES.

4. SEAL METAL JOINTS WATERTIGHT.

H. INSTALLATION:

2. APPLY PLASTIC CEMENT COMPOUND BETWEEN METAL FLASHINGS AND FELT FLASHINGS.

3. FIT FLASHINGS TIGHT IN PLACE, MAKE CORNERS SQUARE, SURFACES TRUE AND STRAIGHT IN PLANES, AND LINES ACCURATE TO PROFILES.

4. SEAL METAL JOINTS WATERTIGHT.

E. JOINT SEALANT BACKING:

1. GENERAL: PROVIDE SEALANT BACKINGS OF MATERIAL THAT ARE NONSTAINING, ARE COMPATIBLE WITH JOINT SUBSTRATES, SEALANTS, PRIMERS, AND OTHER JOINT FILLERS, AND ARE APPROVED FOR APPLICATIONS

2. CYLINDRICAL SEALANT BACKINGS: ASTM C 130, TYPE C (CLOSED-CELL) MATERIAL WITH A SURFACE FINISH OF 120 GRIT, AND A FORMERLY APPROVED FOR USE IN CONSTRUCTION.

3. INTERIOR JOINTS AROUND PERIMETERS OF DOORS AND FRAMES: LATEX SEALANT, SINGLE COMPONENT, NONSAG, MILDEW-RESISTANT, PAINTABLE, ACRYLIC EMULSION SEALANT COMPLYING WITH ASTM C 84.

4. ACOUSTICAL SEALANT: EXPOSED INTERIOR JOINTS: NONSAG, PAINTABLE, NONSTAINING, LATEX SEALANT COMPLYING WITH ASTM C 84.

5. ACOUSTICAL SEALANT FOR CONCEALED JOINTS: NONDRYING, NONHARDENING, NONSTAINING, GUNNABLE, SYNTHETIC-RUBBER SEALANT RECOMMENDED FOR SEALING INTERIOR CONCEALED JOINTS TO REDUCE TRANSMISSION OF ACOUSTIC SOUND.

6. EXTERIOR JOINTS: PLASTIC, NATURAL STONES, MASONRY, ALUMINUM CURTAINWALLS, METAL PANELS AND WINDOW PERIMETERS.

B. BASIS OF DESIGN PRODUCTS:

1. A TREMCO INCORPORATED: PRE-TERM 1.

2. DOCA: DOCA CONSTRUCTION 780.

3. PECORA CORPORATION: 8909NT.

7. EXTERIOR JOINTS IN HORIZONTAL TRAFFIC SURFACES:

ISOLATION AND CONTRACTION JOINTS IN CAST-IN-PLACE CONCRETE SLABS

USE R/F HANE JOINT SEALANT: MULTICOMPONENT, NONSAG, TRAFFIC GRADE, CLASS 25.

E. JOINT SEALANT BACKINGS:

1. GENERAL: PROVIDE SEALANT BACKINGS OF MATERIAL THAT ARE NONSTAINING, ARE COMPATIBLE WITH JOINT SUBSTRATES, SEALANTS, PRIMERS, AND OTHER JOINT FILLERS, AND ARE APPROVED FOR APPLICATIONS

2. CYLINDRICAL SEALANT BACKINGS: ASTM C 130, TYPE C (CLOSED-CELL) MATERIAL WITH A SURFACE FINISH OF 120 GRIT, AND A FORMERLY APPROVED FOR USE IN CONSTRUCTION.

3. BOND-BREAKER TAPE: POLYETHYLENE TAPE OR OTHER PLASTIC TAPE RECOMMENDED BY SEALANT MFR. FOR PREVENTING SEALANT FROM ADHERING TO RIGID, INFLEXIBLE JOINT-FILLER MATERIALS OR JOINT SURFACES AT BACK OF JOINT. PROVIDE SELF-ADHESIVE TAPE WHERE APPROPRIATE.

F. MISCELLANEOUS MATERIALS:

1. PRIMER: MATERIAL RECOMMENDED BY JOINT SEALANT MANUFACTURER WHERE REQUIRED FOR ADHESION OF SEALANT TO JOINT SURFACES INDICATED, AS DETERMINED FROM PRECONSTRUCTION JOINT-SEALANT SUBSTRATE TESTS AND FIELD TESTS.

2. CLEANSERS FOR NONPOROUS SURFACES: CHEMICAL CLEANERS ACCEPTABLE TO MANUFACTURERS OF SEALANTS AND SEALANT BACKING MATERIALS, FREE OF OILY RESIDUES OR OTHER SUBSTANCES CAPABLE OF STAINING SEALANT OR SUBSTRATE. INDUSTRIAL STRENGTH CLEANERS ARE NOT ACCEPTABLE IN ANY WAY, AND FORMULATED TO PROMOTE OPEN ADHESION OF SEALANTS TO JOINT SUBSTRATES.

3. BOND-BREAKER TAPE: POLYETHYLENE TAPE OR OTHER PLASTIC TAPE RECOMMENDED BY SEALANT MFR. FOR PREVENTING SEALANT FROM ADHERING TO RIGID, INFLEXIBLE JOINT-FILLER MATERIALS OR JOINT SURFACES AT BACK OF JOINT.

4. MASKING TAPE: NONSTAINING, NONABSORBENT MATERIAL COMPATIBLE WITH JOINT SEALANTS AND SURFACES

G. INSTALLATION: COMPLY WITH ASTM C 116, ASTM C 918 FOR ACOUSTICAL JOINTS, AND AS FOLLOWS:

1. REMOVE ALL LOOSE MATERIAL, CLEAN AND PRIME JOINTS IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND PROTECT ADJACENT SURFACES.

2. INSTALL BOND-BREAKER TAPE WHERE JOINT BACKINGS ARE NOT USED.

3. SEAL JOINTS TOOLLED CONCAVE, FREE OF AIR POCKETS. FOREIGN EMBEDDED MATTER, RIDGES, AND SAGS, AND PROTECT UNTIL FULLY CURED. SEALANT WITH DUST AND DEBRIS EMBEDDED IN SURFACE SHALL BE CAUSE FOR REJECTION.

## DIVISION 8 - OPENINGS

## 07 8100 - APPLIED FIREPROOFING

A. SUBMITTALS: PRODUCT DATA: PROVIDE DATA INDICATING PRODUCT CHARACTERISTICS.  
1. TEST REPORTS: REPORTS FROM REPUTABLE INDEPENDENT TESTING AGENCIES FOR PROPOSED PRODUCTS, INDICATING COMPLIANCE WITH SPECIFIED CRITERIA, CONDUCTED UNDER CONDITIONS SIMILAR TO THOSE IN THE DRAWINGS.

2. MANUFACTURER'S FIELD REPORTS: INDICATE PROCEDURES FOR AVOIDING HIGH TEMPERATURES, HUMIDITY, WIND VELOCITY DURING APPLICATION, AND SUPPLEMENTARY INSTRUCTIONS GIVEN SUBMIT FINAL MANUFACTURER'S PUNCH LIST-FIELD REPORT WHEN COMPLETE SYSTEM IS INSTALLED.

3. MANUFACTURER'S INSTALLATION INSTRUCTIONS: INDICATE SPECIAL PROCEDURES.

4. MANUFACTURER'S QUALIFICATION STATEMENT.

B. FIELD CONDITIONS:

## SPECIFICATIONS - PRODUCT &amp; INSTALLATION GENERAL REQUIREMENTS

08100 - MIRRORS  
A. SUBMITTALS: FOR EACH TYPE OF PRODUCT INDICATED, THE CONTRACTOR SHALL PREPARE, AND SUBMIT TO THE ARCHITECT FOR APPROVAL, COMPLETE SHOP DRAWINGS, INCLUDE MIRROR ELEVATIONS, EDGE DETAILS, MIRROR HARDWARE, AND ATTACHMENTS TO OTHER WORK. WARRANTY: SAMPLE OF SPECIAL WARRANTY.B. QUALITY ASSURANCE: VINYL CASEMENT WINDOWS, SIZE OF DESIGN: MI 500, VINYL SINGLE-HUNG WINDOWS, 1. GLAZING: PUBLICATIONS: COMPLY WITH GANA'S "GLAZING AND MIRRORS", HANDLE WITH EXTREME CARE, TIPS FOR THE PROFESSIONAL ON THE CARE AND HANDLING OF MIRRORS.  
2. SAFETY: MIRRORS: DO NOT USE MIRRORS, PROVIDE PRODUCTS COMPLYING WITH TESTING REQUIREMENTS IN 16 CFR 1201 FOR CATEGORY I MATERIALS.

3. PRECONSTRUCTION: MIRROR BASIC COMPATIBILITY TEST: SUBMIT MIRROR BASIC PRODUCTS TO MIRROR MANUFACTURER FOR TESTING TO DETERMINE COMPATIBILITY OF MASIC WITH MIRROR BACKING AND SUBSTRATES ON WHICH MIRRORS ARE INSTALLED.

C. WARRANTY: SPECIAL WARRANTY: MANUFACTURER'S STANDARD FORM IN WHICH MIRROR MANUFACTURER AGREES TO REPLACE MIRRORS THAT DETERIORATE DURING THE WARRANTY PERIOD. DETERIORATION OF MIRRORS DUE TO EXPOSURE TO THE ELEMENTS, USES THAT ARE NOT SUBMITTED TO MIRROR BREAKAGE OR TO MANUFACTURING AND CLEANING MIRRORS CONTRARY TO MANUFACTURER'S WRITTEN INSTRUCTIONS, DEFECTS IN MIRRORS, BLACK SPOTS, AND CLOUDING OF THE SILVER FILM.

1. WARRANTY PERIOD: FIVE YEARS FROM DATE OF SUBSTANTIAL COMPLETION.  
2. BASIS OF DESIGN: SILEVET FLAT GLASS MIRRORS.

3. GLASS MIRRORS: GENERAL: ASTM C 1503, MANUFACTURED USING COPPER FREE, LOW LEAD MIRROR COATING PROCESS.

4. DOUBLE GLASS: MIRROR GLAZING QUALITY: ULTRACLEAR (LOW IRON) FLOAT GLASS WITH A MINIMUM 91 PERCENT VISIBLE LIGHT TRANSMISSION, NOMINAL THICKNESS: 1/4 INCH.

5. TEMPERED CLEAR GLASS: MIRROR GLAZING QUALITY, FOR BLEMISH REQUIREMENTS, AND COMPLY WITH ASTM C 1048 FOR KIND FT, CONDITION A, TEMPERED FLOAT GLASS BEFORE SILVER COATING IS APPLIED, NOMINAL THICKNESS: 1/4 INCH.

E. MIRROR HARDWARE: TOP AND BOTTOM ALUMINUM J CHANNELS: ALUMINUM EXTRUSIONS WITH A RETURN DEEP ENOUGH TO PRODUCE A GLAZING CHANNEL TO ACCOMMODATE MIRRORS OF THICKNESS INDICATED IN LENGTHS PROVIDED TO COVER BOTTOM AND TOP EDGES OF EACH MIRROR IN A SINGLE PIECE, FINISH: CLEAR BRIGHT ANODIZED.

1. TOP AND BOTTOM MIRROR MOUNTING CLIPS: #277 MIRROR CLIPS AS MANUFACTURED BY KNAPE &amp; VOGT OR APPROVED EQUAL.

2. FASTENERS: FABRICATED OF SAME BASIC METAL AND ALLOY AS FASTENED METAL AND MATCHING IT IN FINISHED COLOR AND TEXTURE WHERE FASTENERS ARE EXPENDED.

F. INSTALLATION: GENERAL: EXAMINE SUBSTRATES OVER WHICH MIRRORS ARE TO BE MOUNTED, WITH INSTALLER PRESENT, FOR COMPLIANCE WITH INSTALLATION TOLERANCES, SUBSTRATE PREPARATION, AND OTHER CONDITIONS AFFECTING PERFORMANCE OF THE WORK.

A. VERIFY COMPATIBILITY WITH AND SUITABILITY OF SUBSTRATES, INCLUDING COMPATIBILITY OF MIRROR MASIC WITH EXISTING FINISHES OR PRIMERS.

B. PROVIDE PRODUCT DATA ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED AND SURFACES ARE DRY.

1. INSTALL MIRRORS TO COMPLY WITH MIRROR MANUFACTURER'S WRITTEN INSTRUCTIONS AND WITH REFERENCED GANA PUBLICATIONS. MOUNT MIRRORS ACCURATELY IN PLACE IN A MANNER THAT AVOIDS DISTORTING RECORDED IMAGES.

2. INSTALL WALL MOUNTED ANNELED GLASS MIRRORS IN THE APARTMENT UNITS WITH MIRROR CLIPS, ATTACH MIRROR HARDWARE SECURELY TO MOUNTING SURFACES WITH MECHANICAL FASTENERS INSTALLED IN 3. ANDREW TIE-UPS AS APPLICABLE. INSTALL FASTENERS SO HEADS DO NOT IMPOSE POINT LOADS ON BACKS OF MIRRORS.

4. PROTECT MIRRORS FROM BREAKAGE AND CONTAMINATING SUBSTANCES RESULTING FROM CONSTRUCTION OPERATIONS.

5. MAINTAIN ENVIRONMENTAL CONDITIONS THAT WILL PREVENT MIRRORS FROM BEING EXPOSED TO MOISTURE FROM CONDENSATION OR OTHER SOURCES FOR CONTINUOUS PERIODS OF TIME.

6. WASH EXPOSED SURFACE OF MIRRORS NOT MORE THAN FOUR DAYS BEFORE SCHEDULED FOR INSPECTIONS THAT ESTABLISH DATE OF SUBSTANTIAL COMPLETION. WASH MIRRORS AS RECOMMENDED IN WRITING BY MIRROR MANUFACTURER.

## DIVISION 9 - FINISHES

09116 - GYPSUM BOARD ASSEMBLIES  
A. STEEL FRAMING: SUBMIT DRAWINGS WITH ASTM C754 IN DEPTHS AND GAGES AS INDICATED IN THE CONSTRUCTION DRAWINGS AND AS FOLLOWS:

1. STEEL SHEET COMPONENTS: COMPLY WITH ASTM C445 WITH MANUFACTURER'S STANDARD CORROSION-RESISTANT ZINC COATING.

2. TIE WIRE: ASTM A611A/641M, CLASS 2 ZINC COATING, SOFT TEMPER, 0.025" DIAMETER OR DOLGAR 1000, 1/4" INCH X 100' FEET, APPROVED EQUAL.

3. WIRE HANGERS: ASTM A611A/641M, CLASS 2 ZINC COATING, SOFT TEMPER, .016" DIAMETER.

B. PANELS: PRODUCTS PROVIDED IN THICKNESS AND TYPE LOCATED IN THE CONSTRUCTION DRAWINGS IN MAXIMUM LENGTHS AVAILABLE TO MINIMIZE END-TO-END JOINTS AND AS FOLLOWS:

1. GYPSUM WALLBOARD: ASTM C 36, TYPE X WITH TAPERED EDGES, SAG-RESISTANT TYPE FOR CEILING SURFACES.

2. WATER-RESISTANT GYPSUM BACKING BOARD: ASTM C 69, TYPE X' ON ALL TOILET ROOM AND SHOWER ROOM WALLS, BEHIND ALL PLUMBING FIXTURES, AND AS INDICATED.

C. ACCESSORIES: GENERAL: 1. TRIM ASTM C 107, FORMED FROM GALVANIZED OR ALUMINUM COATED STEEL SHEET, ROLLED DOWN AND FLAT, APPROVED EQUAL.

2. OUTSIDE CORNERS: PROVIDE CORNER BEAD UNLESS NOTED OTHERWISE.

3. EXPOSED PANEL EDGES: PROVIDE L-C-BEAD (L-BEAD) UNLESS NOTED OTHERWISE, USE TEAR-AWAY BEAD WHERE GYPSUM BD. MEETS WINDOW FRAMES OR CEILING GRID.

4. CONCEALED JOINTS: PROVIDE JOINTS UNNOTED OR APPROXIMATELY 30'-0" MAX, CONTACT ARCHITECT FOR LOCATIONS IF NOT INDICATED.

5. SOUND-ATTENUATION BLANKETS: ASTM C 665, TYPE I (UNFACTED)

6. ACOUSTICAL SEALANT: COMPLY WITH ASTM C 834, NONSAG, PANTABLE, NONSTAINING LATEX.

D. INSTALLATION:

1. FRAMING: COMPLY WITH ASTM C 754 AND ASTM C 840 AND WITH U.S. GYPSUM'S "GYPSUM CONSTRUCTION HANDBOOK" ISOLATE FRAMING FROM BUILDING STRUCTURE TO PREVENT PROBLEMS OF FLAME SPREADING. PROVIDE BRACINGS AS NECESSARY TO PROVIDE SUPPORTS OTHER THAN INDICATED OR NOT.

2. GYPSUM PANELS AND FINISH: COMPLY WITH ASTM C 840 AND GA-216. ISOLATE GYPSUM BOARD ASSEMBLIES FROM ABUTTING STRUCTURAL AND MASONRY WORK AND ISOLATE AS FOLLOWS:

A. LEVEL 1: PROVIDE JOINTS TO THE CEILING, IF IT IS RECALLED, AT A HIGHER LEVEL IS IMPERATIVE OR REQUIRED FOR FIRE-RESISTANT RATED ASSEMBLY V.

B. LEVEL 2: EMBED TAPE AND APPLY SEPARATE FIRST COAT OF JOINT COMPOUND TO TAPE, FASTENERS, AND TRIM FLANGES AND SAND SMOOTH AFTER EACH COAT; AT ALL WALLS RECEIVING SEMI-GLOSS OR GLOSS SHEEN PAINT, AND ALL GYPSUM BOARD CEILINGS)

C. LEVEL 3: EMBED TAPE, AND APPLY SEPARATE FIRST, FILL, AND FINISH COATS OF JOINT COMPOUND TO TAPE, FASTENERS, AND TRIM FLANGES AND SAND SMOOTH AFTER EACH COAT; AT ALL WALLS RECEIVING FLAT, EGGSHELL, OR SATIN SHEEN PAINT OR VARNISH.

D. LEVEL 4: EMBED TAPE, AND APPLY SEPARATE FIRST, FILL, AND FINISH COATS OF JOINT COMPOUND TO TAPE, FASTENERS, AND TRIM FLANGES, AND APPLY SHIM SKIN COAT OF JOINT COMPOUND OVER ENTIRE SURFACE AND SAND SMOOTH AFTER EACH COAT; AT ALL WALLS RECEIVING SEMI-GLOSS OR GLOSS SHEEN PAINT, AND ALL GYPSUM BOARD CEILINGS)

E. LEVEL 5: EMBED TAPE, APPLY SEPARATE FIRST, FILL, AND FINISH COATS OF JOINT COMPOUND TO TAPE, FASTENERS, AND TRIM FLANGES, AND APPLY SHIM SKIN COAT OF JOINT COMPOUND OVER ENTIRE SURFACE AND SAND SMOOTH AFTER EACH COAT; AT ALL WALLS RECEIVING SEMI-GLOSS OR GLOSS SHEEN PAINT, AND ALL GYPSUM BOARD CEILINGS)

F. INSTALLATION:

1. TROWELABLE LEVELING AND PATCHING COMPOUNDS: LATEX-MODIFIED, HYDRAULIC-CEMENT-BASED FORMULATION PROVIDED OR RECOMMENDED BY CARPET MANUFACTURER.

2. ADHESIVE: GLUE: PREPARE SUBSTRATE, AND ADHESIVE: ACOUSTIC-DETAILS, TYPE AND LOCATION OF FASTENERS, ACCESSORIES, AND ITEMS OF OTHER RELATED WORK, DESCRIBE METHOD FOR SECURING STUDS TO TRACKS, SPlicing, AND FOR BLOCKING AND REINFORCEMENT OF FRAMING CONNECTIONS.

3. PRODUCT DATA: PROVIDE MANUFACTURER'S DATA ON PARTITION HEAD TO STRUCTURE CONNECTORS, SHOWING RECOMMENDED TOLERANCES.

4. MANUFACTURER'S INSTALLATION INSTRUCTIONS: INDICATE SPECIAL PROCEDURES AND PERIMETER CONDITIONS REQUIRING SPECIAL ATTENTION.

B. MANUFACTURERS:

1. CLARK-DIETRICH SYSTEMS: WWW.CLARK-DIETRICH.COM.

2. CEMCO: WWW.CEMCO.IL.COM.

3. JAMES INDUSTRIES: WWW.JAMESIND.COM

4. STEEL CONSTRUCTION SYSTEMS: WWW.STEELSYSTEMS.COM

C. FRAMING MATERIALS:

1. FIRE-RATED STUDS: COMPLY WITH APPLICABLE CODE AND AS FOLLOWS:

A. TOP OF FIRE-RATED PARTITIONS: LISTED ASSEMBLY OF UL NO. [ON DRAWINGS] [1 AND 2] HOUR RATING.

B. FIRE-RATED SHAF-T WALL REQUIREMENTS: LISTED ASSEMBLY OF UL NO. [ON DRAWINGS] [1] HOUR RATING.

2. NON-FIRE-RATING FRAMING SYSTEM COMPONENTS: ASTM C645; GALVANIZED SHEET STEEL, OF SIZE AND PROPERTIES NECESSARY TO COMPLY WITH ASTM C754 FOR THE SPACINGS INDICATED, WITH MAXIMUM DEFLECTION OF WALL FRAMING OF L/240 AT 5 PSF.

A. TRACKS AND RUNNERS: SAME MATERIAL AND THICKNESS AS STUDS, BENT LEG RETAINER NOTCHED TO RECEIVE STUDS WITH PROVISION FOR CLAMP LOCKING TO STUDS, C SHAPED WITH FLAT OR FORMED WEBS WITH KNOTS, AND FLANGES.

B. CEILING CHANNELS: C SHAPED.

C. FURRING: HAT-SHAPED SECTIONS, MINIMUM DEPTH OF 7/8 INCH.

D. CONTRACTOR TO PROVIDE BRACINGS AS REQUIRED TO COMPLETE SYSTEM.

E. PARTITION TERMINATING AT CEILING: ATTACH TOP RUNNER SECURELY TO CEILING TRACK IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

F. PARTITION TERMINATING AT WALL: ATTACH TOP RUNNER SECURELY TO CEILING TRACK, MANTAIN CLEARANCE BETWEEN TOP OF STUDS AND STRUCTURE, AND CONNECT STUDS TO TRACK USING SPECIFIED MECHANICAL DEVICES IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. VERIFY FREE MOVEMENT OF TOP OF STUD CONNECTIONS; DO NOT LEAVE STUDS UNATTACHED TO TRACK.

G. STUD SPACING: DO NOT SPACED MORE THAN 16 INCHES, SECURE INTERMEDIATE STUDS TO SAME SPACING AS WALL STUDS.

H. STUD SECURE TO TRACKS USING CRIMPING METHOD; DO NOT WELD.

I. STUD SPlicing: NOT PERMISSIBLE.

J. OUTSIDE CORNERS: USING A MINIMUM OF THREE STUDS.

K. DOUBLE STUDS AT WALL OPENINGS, DOOR AND WINDOW JAMBS, NOT MORE THAN 2 INCHES FROM EACH SIDE OF OPENINGS.

L. BRACE STUD FRAMING SYSTEM: RIGHT.

M. COORDINATE INSTALLATION OF BUCKS, ANCHORS, AND BLOCKING WITH ELECTRICAL, MECHANICAL, AND OTHER WORK TO BE PLACED WITHIN OR BEHIND STUD FRAMING.

N. BLOCKING: USE WOOD BLOCKING SECURED TO STUDS. PROVIDE BLOCKING FOR SUPPORT OF PLUMBING FIXTURES, WALL CABINETS, TOILET ACCESSORIES, HARDWARE, AND OPENING FRAMES.

09 6500 - RESILIENT FLOORING AND WALL BASE  
A. SUBMITTALS: PRODUCT DATA AND (1) SAMPLES OF EACH TILE AND BASE SPECIFIED FOR VERIFICATION PURPOSES.

B. BASIS OF DESIGN:

1. METROFLOR/CONCRETE PLANK, PROJECT 54012 OR APPROVED EQUAL.

2. ATTIC STOCK: FURNISH ONE (1) GALLON OF EACH PAINT COLOR AND SHEEN, IN CONTAINERS, PROPERLY LABELED AND SEALED.

C. PRODUCTS: PROVIDE MANUFACTURER'S BEST QUALITY PAINTS OF COLOR AND SHEEN AS INDICATED IN THE CONSTRUCTION DOCUMENTS THAT ARE FORMULATED AND RECOMMENDED BY MANUFACTURER FOR APPLICATION INDICATED. PROVIDE MATERIALS THAT ARE COMPATIBLE WITH ONE ANOTHER AND WITH SUBSTRATES.

D. PAINT SYSTEMS:

1. PAINT, PRIMER, AND VARNISH SHALL BE PRODUCTS OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

2. PAINT, PRIMER, AND VARNISH SHALL BE APPROVED EQUAL.

3. ALL MATERIAL SHALL BE OF THE STANDARD RESIDENTIAL GRADE OF THE TYPES DESIGNATED.

4. ALL MATERIAL SHALL BE DELIVERED TO THE JOB SITE IN THE ORIGINAL, UNOPENED, LABELED CONTAINERS, COLORS NOT SPECIFIED OR INDICATED FOR THE PAINT SCHEDULE WILL BE SELECTED BY THE ARCHITECT.

E. INSTALLATION ACCESSORIES:

1. LEVELING AND PATCHING COMPOUNDS: LATEX-MODIFIED, PORTLAND CEMENT, OR BLENDED HYDRAULIC-CEMENT-BASED FORMULATION PROVIDED OR APPROVED BY FLOORING MANUFACTURER TO SUIT RESILIENT PRODUCTS AND SUBSTRATE CONDITIONS.

2. ADHESIVE: GLUE: PREPARE TAPE AND BACKING, APPROVED EQUAL RECOMMENDED BY MANUFACTURER TO SUIT RESILIENT PRODUCTS AND SUBSTRATE CONDITIONS.

3. LEVELING: EXERCISE COATING: LATEX, POLYURETHANE, SPRAY, OR OTHER APPLICATORS FOR FLOORING.

4. LEVELING: TAPE: PREPARE TAPE AND BACKING, APPROVED EQUAL RECOMMENDED BY MANUFACTURER TO SUIT RESILIENT PRODUCTS AND SUBSTRATE CONDITIONS.

5. LEVELING: PRIMER: PREPARE PRIMER AND BACKING, APPROVED EQUAL RECOMMENDED BY MANUFACTURER TO SUIT RESILIENT PRODUCTS AND SUBSTRATE CONDITIONS.

6. LEVELING: VARNISH: PREPARE VARNISH OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

7. LEVELING: PAINT: PREPARE PAINT OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

8. LEVELING: PRIMER: PREPARE PRIMER OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

9. LEVELING: VARNISH: PREPARE VARNISH OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

10. LEVELING: PAINT: PREPARE PAINT OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

11. LEVELING: PRIMER: PREPARE PRIMER OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

12. LEVELING: VARNISH: PREPARE VARNISH OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

13. LEVELING: PAINT: PREPARE PAINT OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

14. LEVELING: PRIMER: PREPARE PRIMER OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

15. LEVELING: VARNISH: PREPARE VARNISH OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

16. LEVELING: PAINT: PREPARE PAINT OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

17. LEVELING: PRIMER: PREPARE PRIMER OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

18. LEVELING: VARNISH: PREPARE VARNISH OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

19. LEVELING: PAINT: PREPARE PAINT OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

20. LEVELING: PRIMER: PREPARE PRIMER OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

21. LEVELING: VARNISH: PREPARE VARNISH OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

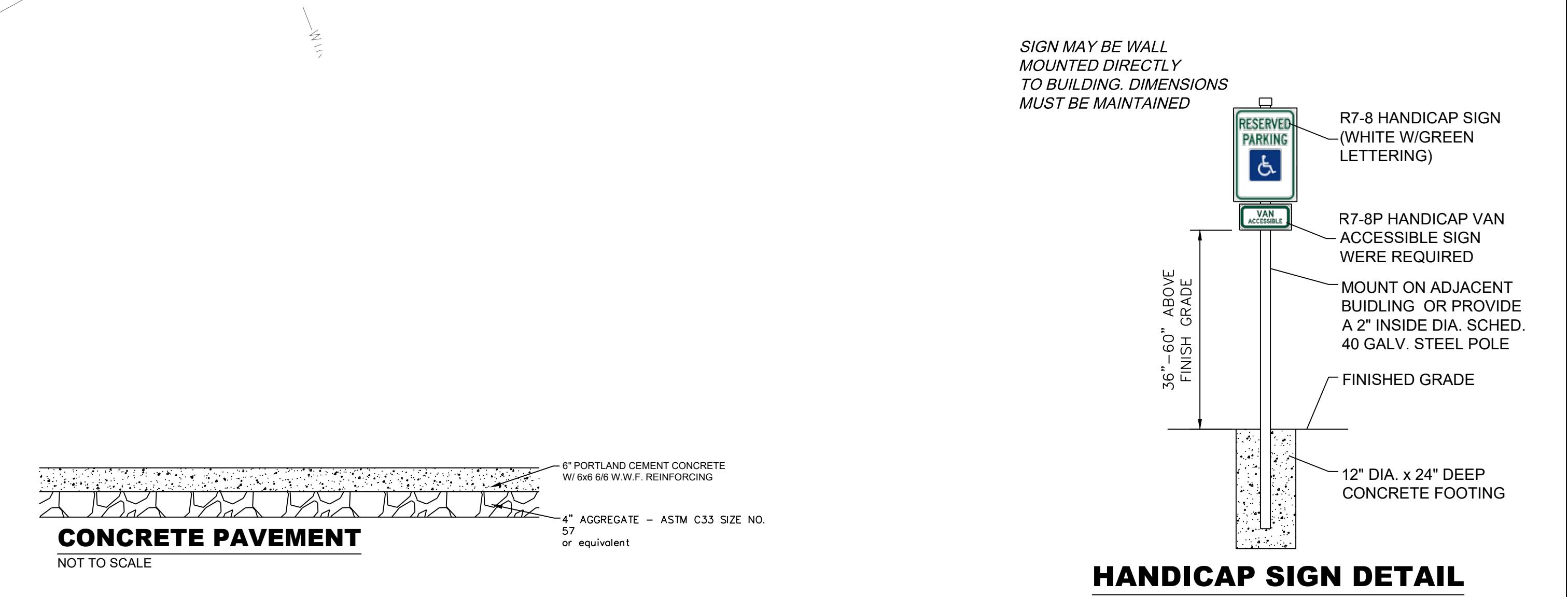
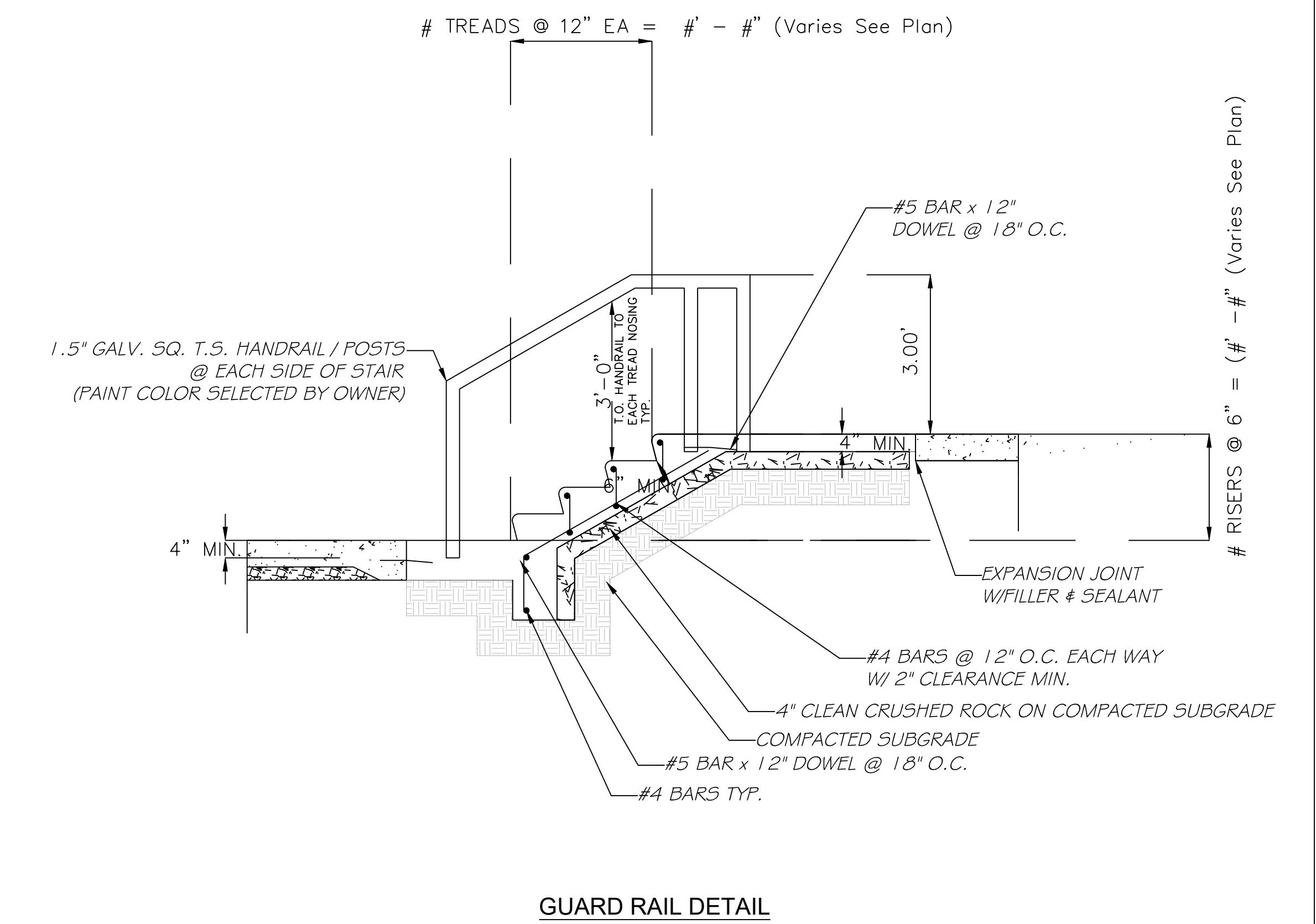
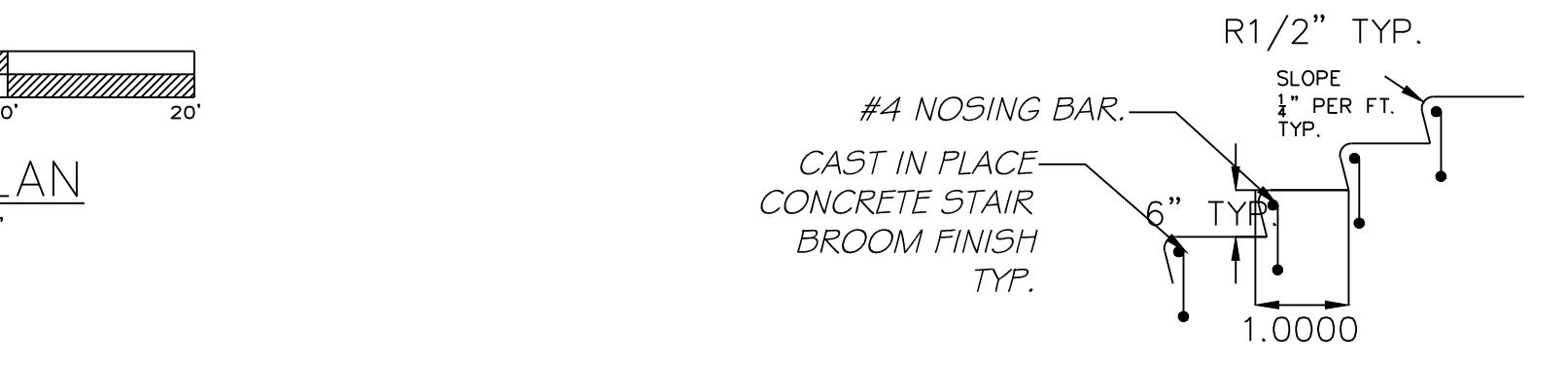
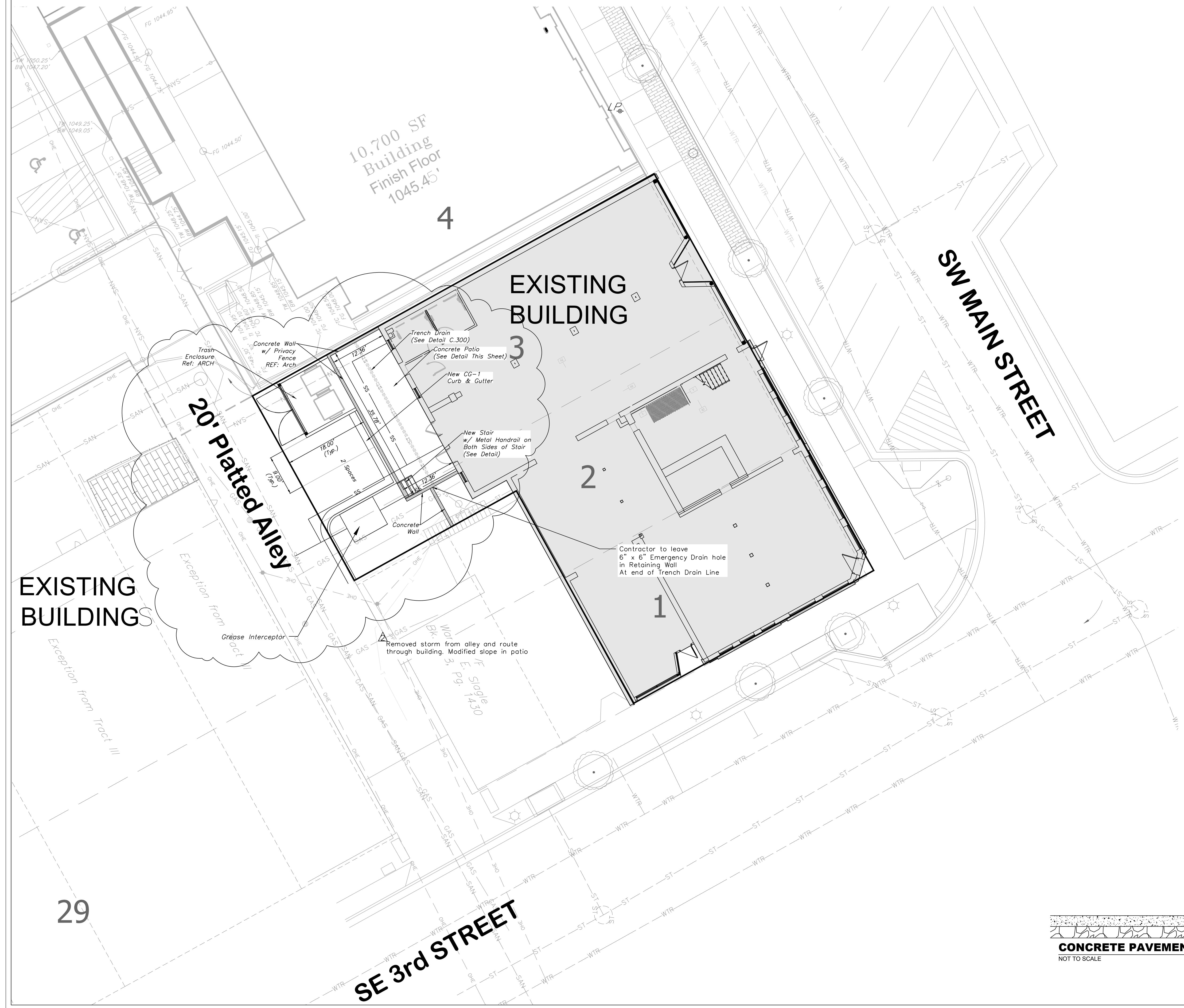
22. LEVELING: PAINT: PREPARE PAINT OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

23. LEVELING: PRIMER: PREPARE PRIMER OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG

24. LEVELING: VARNISH: PREPARE VARN







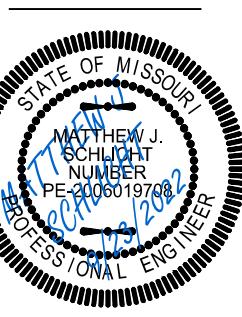


Professional Registration  
Missouri  
Engineering 200900216-D  
Surveying 200900319-D  
Kansas  
Engineering E-1685  
Surveying LS-218  
Oklahoma  
Engineering 6254  
Nebraska  
Engineering CA2821

Preliminary Development Plans  
230 SW Main Street  
Lee's Summit, Jackson County, Missouri

Issue Date:  
April 21, 2022

GRADING PLAN  
Preliminary Development Plans  
230 SW Main Street  
Lee's Summit, Jackson County, Missouri

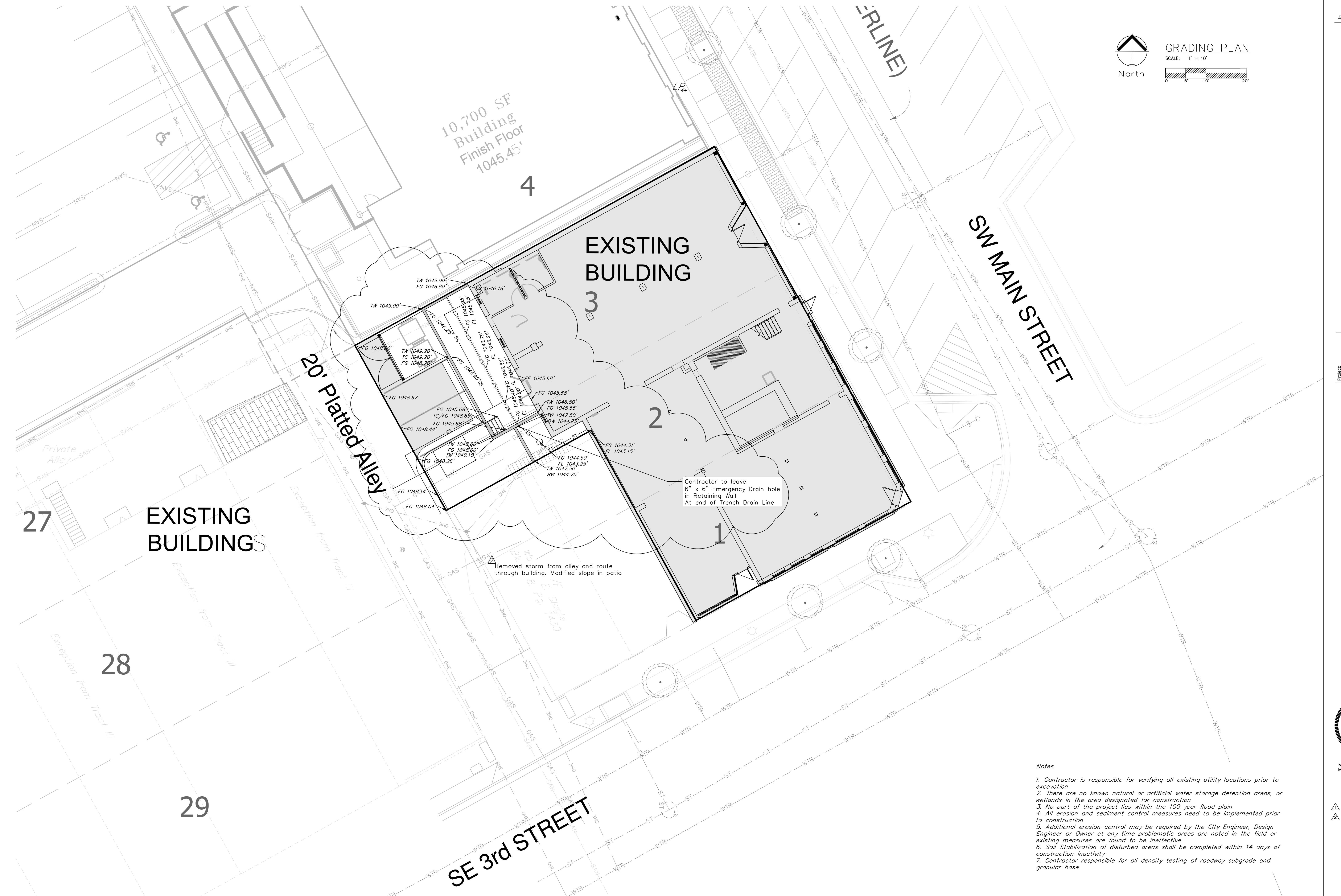


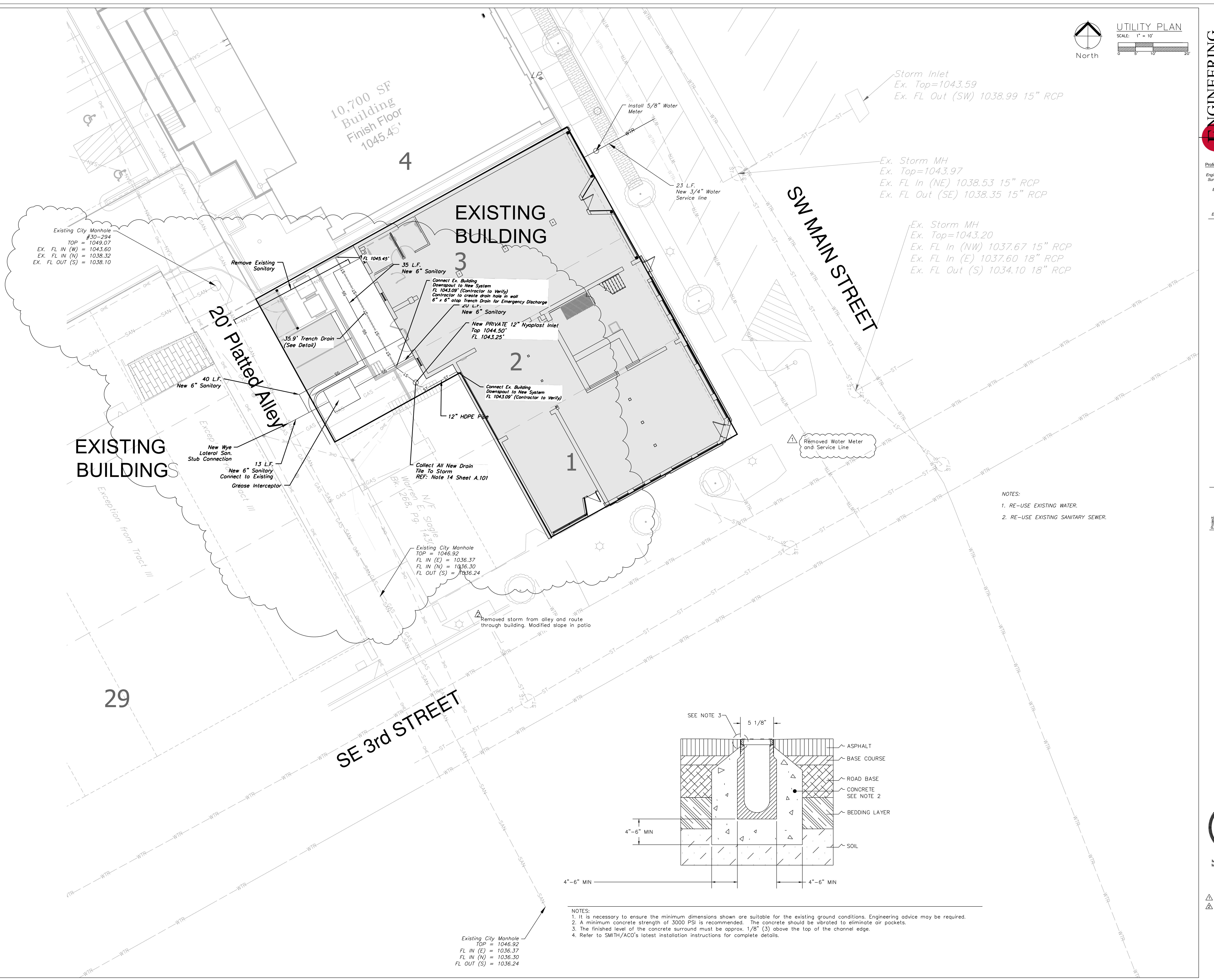
Matthew J. Schlicht  
MO PE 2506019708  
IL PE 100000000000  
OK PE 25226  
NE PE E-1435

REVISIONS

City Comments 5/17/2022

Patio Revision 9/23/2022

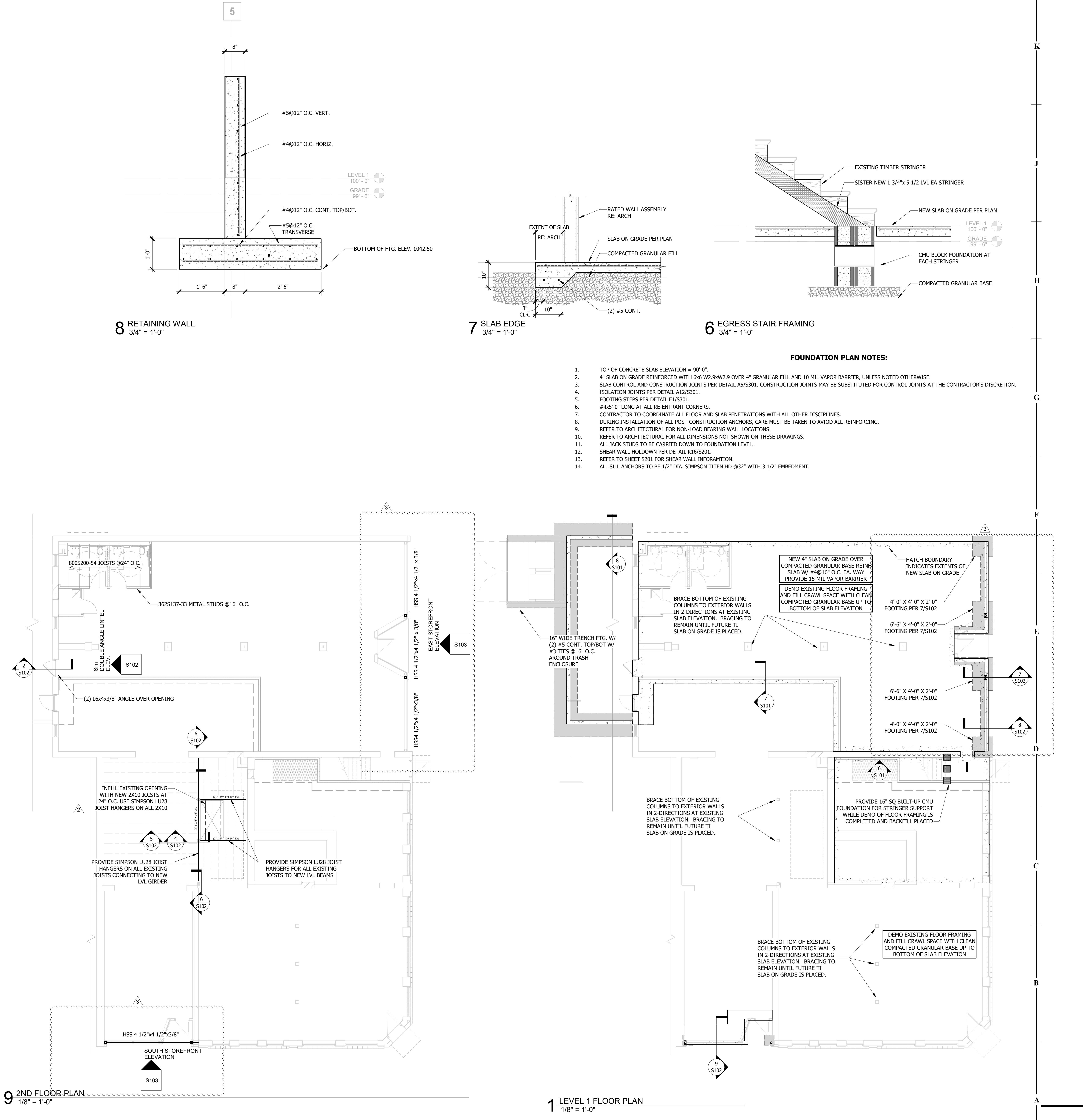




1. ALL WORK SHALL CONFORM TO 2018 INTERNATIONAL BUILDING CODE AS ADOPTED AND AMENDED BY THE CITY OF LEE'S SUMMIT, MISSOURI.
2. DESIGN LOADS
- A. OVERALL BUILDING CLASSIFICATIONS
    - 1. RISK CATEGORY II
    - 2. DEAD LOAD FACTOR,  $I_d$  1.00
    - 3. ICE IMPACT FORCE - WIND,  $I_w$  1.00
    - 4. SEISMIC IMPORTANCE FACTOR,  $I_s$  1.00
  - B. SLAB ON GRADE FLOOR LOADS
    - 1. LIVE LOAD 100 PSF
    - 2. CONCENTRATED LOAD 3000 LB ACTING ON AN AREA 4.5 IN. BY 4.5 IN.
  - C. ROOF DEAD AND LIVE LOADS
    - 1. DEAD LOAD TOP CHORD 20 PSF
    - 2. DEAD LOAD BOT. CHORD 5 PSF
    - 3. LIVE LOAD TOP CHORD 20 PSF
    - 4. LIVE LOAD BOT. CHORD 0 PSF (U.N.O.)
  - D. ROOF SNOW LOADS
    - 1. GROUND SNOW LOAD,  $P_s$  15 PSF
    - 2. FLAT ROOF SNOW LOAD,  $P_f$  11.34 PSF
    - 3. SNOW LOAD COEFFICIENT,  $C_s$  0.9
    - 4. THERMAL COEFF.,  $C_t$  1.2
    - 5. SLOPE FACTOR,  $C_s$  0.6
    - 6. DRAFTING PER CODE
  - E. WIND LOADS
    - 1. BASIC WIND SPEED (3-SECOND GUST) 107 MPH
    - 2. EXPOSURE CATEGORY C
    - 3. INTERNAL PRESSURE COEFFICIENT,  $G_{ci}$  +0.18
    - 4. COMPONENTS AND CLADDING PER ASCE 7-16. REFER TO XX/XXXX.
  - F. SEISMIC LOADS
    - 1.  $S_s$  0.189
    - 2.  $S_i$  0.105
    - 3. SITE CLASS C
    - 4.  $S_{so}$  0.164
    - 5.  $S_{soi}$  0.105
    - 6. SEISMIC DESIGN CATEGORY B
    - 7. SEISMIC FORCE RESISTING SYSTEM WOOD WALLS SHEATHED WITH WOOD STRUCTURAL PANELS RATED FOR SHEAR C/W 0.025
    - 8. DESIGN BASE SHEAR 6.5
    - 9. DESIGN RESPONSE COEFFICIENT,  $C_s$  EQUIVALENT LATERAL FORCE (ELF) PROCEDURE
    - 10. RESPONSE MODIFICATION COEFFICIENT, R 6.5
    - 11. ANALYSIS PROCEDURE USED C/W
  - G. ROOF RAIN LOADS
    - 1. 60-MIN DURATION/100 YEAR RAIN INTENSITY,  $i$  3.20 IN
    - 2. 15-MIN DURATION/100 YEAR RAIN INTENSITY,  $i$  1.61 IN
3. CONTRACTOR SHALL VERIFY ALL EXISTING DIMENSIONS PRIOR TO FABRICATION. IF DISPARITIES EXIST BETWEEN CONTRACT DRAWINGS, AND/OR SHOP DRAWINGS NOTIFY THE ENGINEER OF RECORD.
4. THE CONTRACTOR SHALL REVIEW DRAWINGS FROM ALL OTHER DISCIPLINES FOR PERTINENT MISC. ITEMS OR INFORMATION RELATED TO THE STRUCTURAL WORK AND COORDINATE AS REQUIRED.
5. THE BUILDING IS NOT STRUCTURALLY STABLE UNTIL ALL CONNECTIONS, FRAMING, SHEAR WALLS, PERIODIC BRACINGS, AND OTHER SYSTEMS ARE COMPLETE AND HAVE ACTED IN THEIR RESPECTIVE DESIGN STRENGTHS. CONTRACTOR IS SOLELY RESPONSIBLE FOR MAINTAINING STRUCTURAL STABILITY DURING ERECTION AND CONSTRUCTION. TEMPORARY BRACING SYSTEMS ARE NOT TO BE REMOVED UNTIL STRUCTURAL WORK IS COMPLETE.
6. PROVIDE ADEQUATE SHORING DURING CONSTRUCTION TO RESIST FORCES SUCH AS WIND AND UNBALANCED LOADS DUE TO CONSTRUCTION. DO NOT BACKFILL UNTIL CONCRETE HAS CURED 14 DAYS.
7. CONCRETE
- A. CAST-IN-PLACE CONCRETE CONSTRUCTION SHALL CONFORM TO LATEST APPLICABLE AMERICAN CONCRETE INSTITUTE DOCUMENTS, ACI-301, 305, 306, 315, 318, AND 347 UNLESS NOTED OTHERWISE IN THESE CONTRACT DOCUMENTS.
  - B. ALL CONCRETE, UNLESS NOTED OTHERWISE, SHALL DEVELOP A 28 DAY COMPRESSIVE STRENGTH AT 65°F MAXIMUM WATER/CEMENT RATIOS AS FOLLOWS:
    - 1. 4000 PSI (w/c MAX 0.45)
    - 2. SLAB ON GRADE: 4000 PSI (w/c MAX 0.42)
    - 3. REFER TO THE SPECIFICATION FOR AIR-ENTRAINED CONCRETE.
  - C. SLABS-ON-GRADE SHALL DEVELOP A 90 DAY COMPRESSIVE STRENGTH.
  - D. IT IS THE INTENT OF THESE CONCRETE SPECIFICATIONS THAT THE CONTRACTOR SUPPLY CONCRETE WITH THE APPROPRIATE MONITORING AND INSPECTION TO LIMIT PLASTIC SHRINKAGE CRACKING IN FRESHLY PLACED CONCRETE. IT IS EXPECTED THAT PRODUCING WORKABILITY FOR CONCRETE MIXES WILL REQUIRE THE ADDITION OF WATER-REDUCING CHEMICAL ADMIXTURES.
  - E. CONCRETE MIX DESIGNS SHALL INCLUDE ALL APPLICABLE ADMIXTURES.
  - F. CONCRETE SLAB THICKNESS SHALL BE A MAXIMUM OF 4" +/- 1" FACT C-145 AS DELIVERED IN THE FIELD. CONTRACTOR MAY USE CHEMICAL ADMIXTURES TO ATTAIN A MAXIMUM SLUMP OF 8" FOR WORKABILITY IF ADMIXTURE IS TO BE ADDED IN THE FIELD IT SHALL BE ADDED THROUGH THE USE OF AN EXTERNAL MEASURING DEVICE (I.E. 5 GALLON BUCKET).
  - G. CONCRETE EXPOSED TO WEATHER, PARKED VEHICLES, AND/OR DECIDING CHEMICAL SHALL CONFORM TO 190°F EXPOSED AREA AND 130°F DECIDING AREA.
  - H. CHAMFER ALL EXPOSED CORNERS CONCRETE WALLS, 3/4" UNLESS NOTED OTHERWISE.
  - I. ALL CONTROL JOINTS IN CONCRETE SLABS-ON-GRADE SHALL BE CUT TO 1/3 OF DEPTH WHEN USING WET-CUTTING PROCESS AND 1/4 OF DEPTH WHEN USING EARLY-ENTRY DRY-CUT PROCESS. CUT JOINTS AS SOON AS APPLICABLE PER PROCESS USED AFTER CONCRETE HAS BEEN PLACED. USE DISCHARGE AGGREGATE OR A KEYED JOINT.
  - J. CUT JOINTS ON GRADE ARE TO BE SHOWN ON DRAWINGS. KEEP MAINTAINING AS CLOSE TO SQUARE AREAS AS POSSIBLE. LENGTH / WIDTH RATIOS OF JOINTED PANELS SHALL NOT EXCEED 1.5:1. COORDINATE LOCATIONS OF CONTROL JOINTS WITH ARCHITECT.
  - K. CONTROL JOINTS IN WALLS SHALL BE PLACED AT 20'-0" O.C. MAXIMUM UNLESS NOTED OTHERWISE. LOCATE JOINTS BESIDE PIER INTEGRAL WITH WALLS, NEAR CORNERS, AND IN CONCEALED LOCATIONS WHERE POSSIBLE. CONSTRUCTION JOINTS MAY BE PLACED IN LIEU OF CONTROL JOINTS AT CONTRACTOR'S DISCRETION. COORDINATE LOCATION OF CONTROL JOINTS WITH ARCHITECT.
  - L. PRIOR TO PLACING CONCRETE IN ANY LOCATION, IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO HAVE THOROUGHLY CHECKED AND COORDINATED ALL DIMENSIONS, ELEVATIONS, AND LOCATIONS OF EXISTING CONSTRUCTION AS SHOWN ON THE CONTRACT DRAWINGS. IN THE EVENT ERRORS, CONFLICTS, OR OMISSIONS EXIST, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE ARCHITECT OR ENGINEER FOR NECESSARY CORRECTIVE ACTION.
  - M. EMBEDDED ITEMS ARE TO BE FURNISHED AND INSTALLED BY THE CONTRACTOR PRIOR TO PLACEMENT CONCRETE.
  - N. ANCHOR RODS AND ANCHOR BOLTS SHALL BE HELD IN PLACE WITH A RIGID TEMPLATE.
  - O. HORIZONTAL JOINTS BEYOND THOSE SHOWN IN THE CONTRACT DOCUMENTS SHALL NOT BE CONSTRUCTED WITHOUT THE APPROVAL OF THE ARCHITECT AND ENGINEER.
12. MASONRY
- A. MASONRY UNIT COMPRESSIVE STRENGTH ( $f_u$ ) = 1500 PSI. MORTAR - TYPE S.
  - B. LINTELS SHALL BE STEEL BEAMS OR MASONRY BOND BEAMS AS SHOWN ON THE PLANS. OPENINGS LESS THAN 4'-0" WIDE SHALL BE A BOND BEAM WITH (2) #5 CONTINUOUS EXTENDING PAST OPENINGS A MIN. OF 2'-0".
  - C. GROUT REINFORCED CELLS AND CELLS BELOW GRADE SOLID.
  - D. PLACE A BOND BEAM WITH/ (2) #5 CONTINUOUS AT THE TOP OF WALLS & 8'-0" O.C. VERTICALLY.
  - E. REINFORCE 8" CMU WALLS WITH #5 @ 32" O.C. VERT. AND 12" CMU WALLS WITH #5 @ 24" O.C. VERT. UNLESS NOTED OTHERWISE. IN ADDITION, REINFORCE WALL CORNERS AND JAMS OF WINDOWS AND DOORS WITH (2) #5 EXTENDING PAST OPENINGS A MIN. OF 2'-0".
  - F. BRACE THE TOPS OF PARTITION WALLS TO THE UNDERSIDE OF DECK.
13. ROUGH CARPENTRY
- A. HEADERS, JOISTS, AND RAFTERS SHALL MEET OR EXCEED THE FOLLOWING MINIMUM REQUIREMENTS. (EXAMPLE SPECIES: #2 SPRUCE-PINE-FIR)
 

1. $F_b$	875 PSI
2. $F_v$	135 PSI
3. $F_c$	1150 PSI
4. $F_g$	1400 KSI
  - B. TIMBER FRAMING MEMBERS SHALL MEET OR EXCEED THE FOLLOWING MINIMUM REQUIREMENTS. (EXAMPLE SPECIES: #2 SPRUCE-PINE-FIR)
 

1. $F_b$	875 PSI
2. $F_v$	135 PSI
3. $F_c$	1150 PSI
4. $F_g$	1400 KSI
  - C. ALL LVL MEMBERS SHALL BE 2.0E MICROLAM OR APPROVED EQUAL.
  - D. ALL WOOD FRAMING MEMBERS INDICATED ARE NOMINAL SIZES. PROVIDE ACTUAL DRESSED SIZES, KILN-DRIED, WITH MAXIMUM IN-PLACE MOISTURE CONTENT OF 19%.
  - E. ALL BOLTS ARE A36 OR A307, GRADE 1, AND ALL NAILS ARE COMMON WIRE NAILS UNLESS NOTED OTHERWISE.
  - F. LAY ALL STRUCTURAL PANELS WITH FACE GRAIN PERPENDICULAR TO SUPPORTING MEMBERS AND OFFSET END JOINTS 4'-0", PANELS TO BE APA RATED AND STAMPED FOR THE LOADING SHOWN IN SECTION 2 "DESIGN" AND SHOULD MATCH THE SUPPORT SPACING SHOWN ON THE PLANS.
  - G. ROOF DECKING SHALL BE 3/4" THICK APA RATED EXTERIOR GRADE SHEATHING FASTENED WITH 101 NAILS AT 6" O.C. ON EDGES AND 12" O.C. IN FIELD UNLESS NOTED OTHERWISE. FASTENER QUALITY, QUANTITY, SIZE, AND SPACING SHALL COMPLY WITH IBC FASTENING SCHEDULE (TABLE 2304.9) UNLESS NOTED OTHERWISE.
  - H. ALL WOOD IN CONTACT WITH CONCRETE OR EXPOSED TO WEATHER SHALL BE PRESERVE TREATED.
14. STRUCTURAL STEEL
- A. ALL STRUCTURAL STEEL SHALL BE DETAILED, FABRICATED, AND ERECTED IN ACCORDANCE WITH AISC SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS, LATEST APPLICABLE EDITION AND AISC CODE OF STANDARD PRACTICE.
  - B. ALL STRUCTURAL STEEL AND ANGLES, PLATES, AND CHANNELS SHALL BE ASTM A36 UNLESS NOTED OTHERWISE. ALL RECTANGULAR AND ROUND HSS SHAPES SHALL BE ASTM A500, GRADE B.
  - C. ALL BOLTS SHALL BE 3/4" Ø A-325 BOLTS WITH HEAVY HEX HEADS UNLESS NOTED OTHERWISE. ALL CONNECTIONS SHALL HAVE A MINIMUM OF (2) 3/4" Ø BOLTS, BEARING TYPE CONNECTIONS ONLY.
  - D. ALL STRUCTURAL STEEL WELDS IN THE SHOP OR IN THE FIELD SHALL BE PERFORMED BY A QUALIFIED WELDER AND SHALL CONFORM TO THE CURRENT REQUIREMENTS OF A.W.S.
  - E. SHOP WELDED AND FIELD BOLTED CONNECTIONS ARE PREFERRED UNLESS NOTED OTHERWISE.
  - F. THE CONTRACTOR SHALL PROVIDE SHELF ANGLES, GLASS SUPPORTS, LINTELS, AND OTHER MISC. STEEL AS SHOWN IN THESE DRAWINGS AS REQUIRED TO PROVIDE SUPPORT (STABILIZATION) AROUND AND THROUGHOUT THE BUILDING. SEE ARCHITECTURAL DRAWINGS FOR ADDITIONAL MISC. STEEL DETAILS.



# MAIN STREET LANDLORD IMPROVEMENTS

PERMIT SET

230 SW MAIN ST.  
LEE'S SUMMIT, MO 64063

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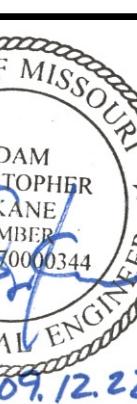
ARCHITECTURE, LLC

REVISION DATES:

1 City Comments 5/17/22

2 Revision 2 5/12/22

3 Owner Revisions 4/12/22



PROFESSIONAL SEAL

S102

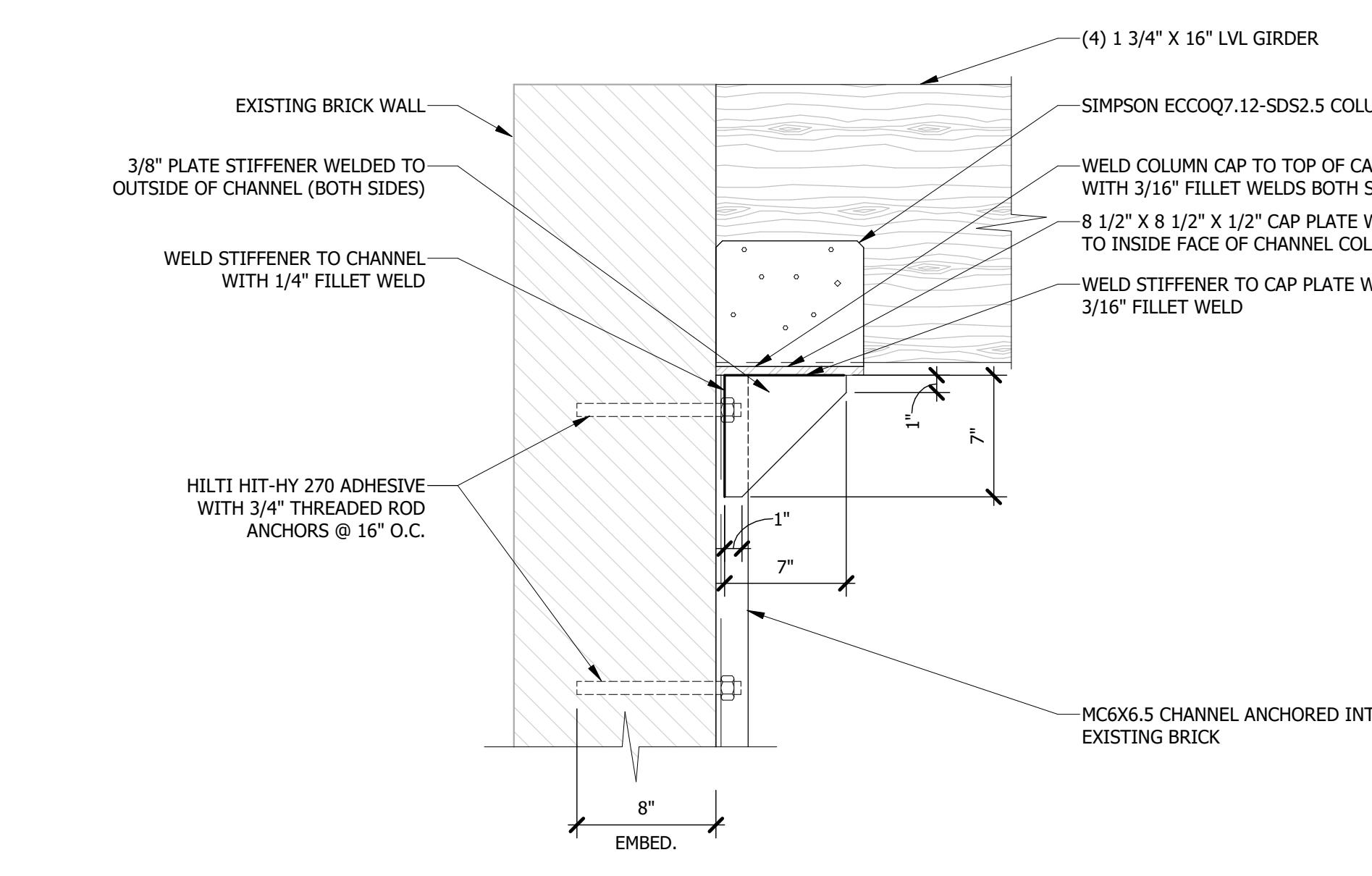
ISSUE DATE: APRIL 21, 2022

COLLINS WEBB #: 21121

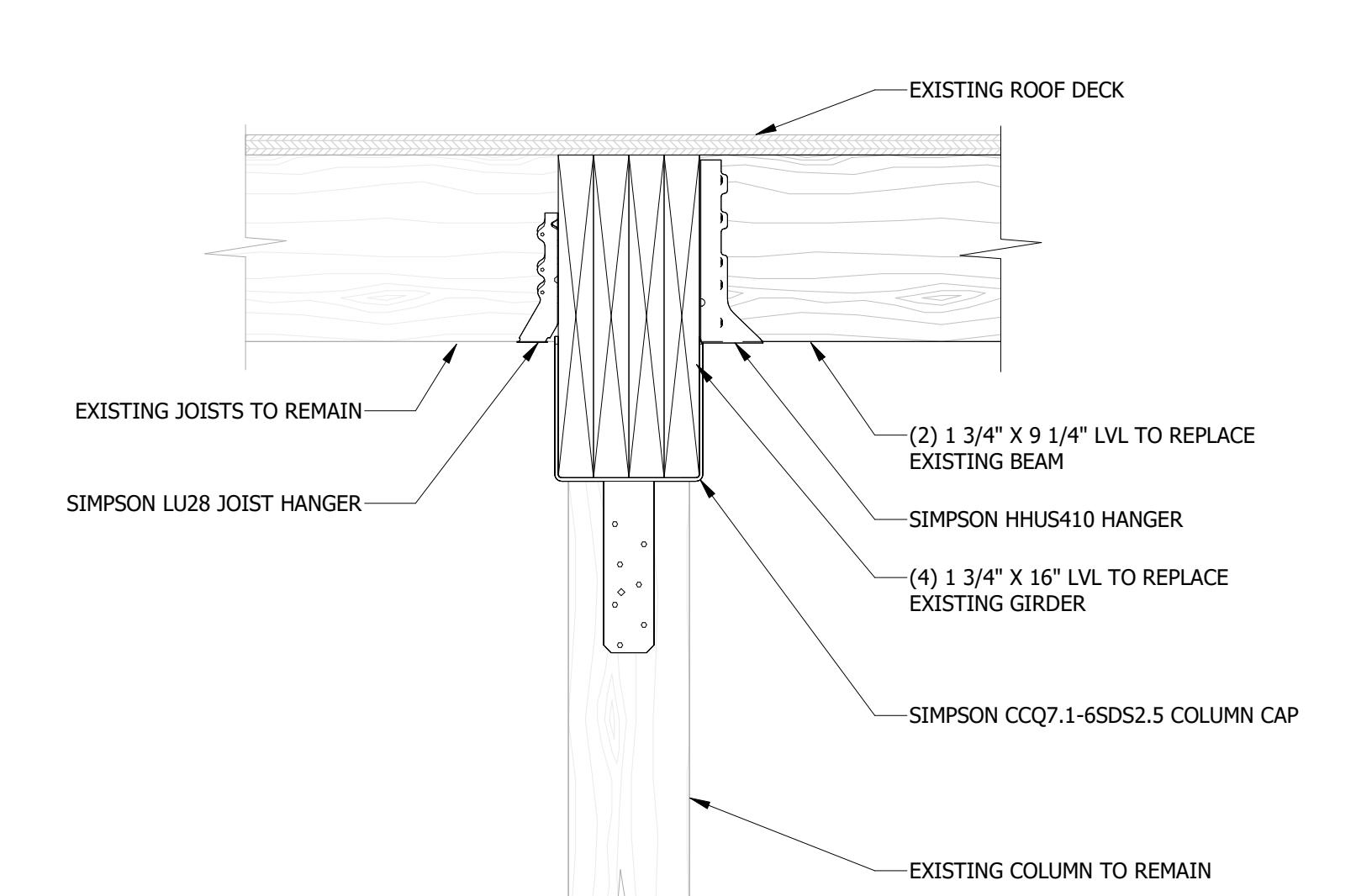
STRUCTURAL PLANS AND

SECTIONS

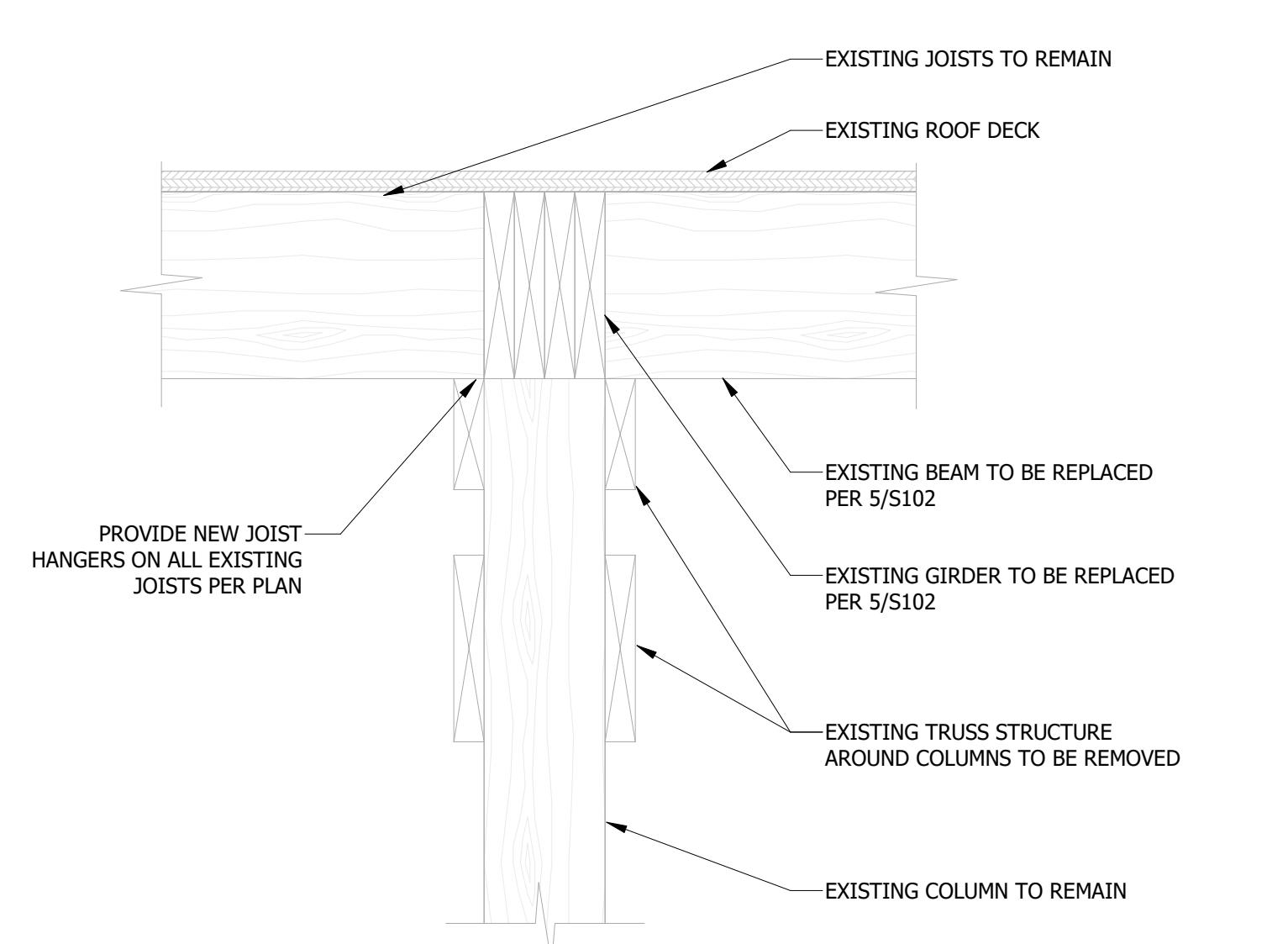
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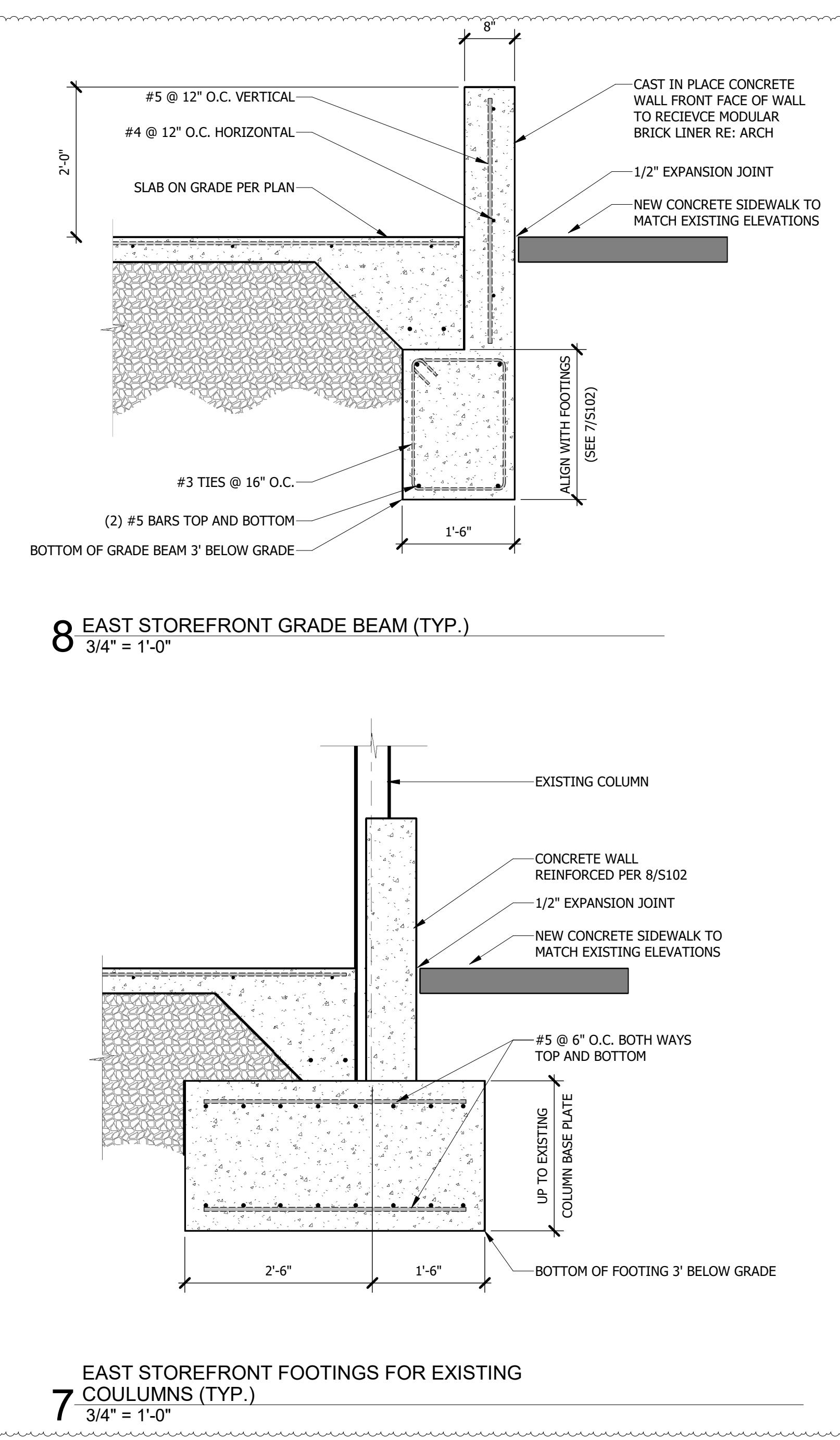
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1 1/2" = 1'-0"



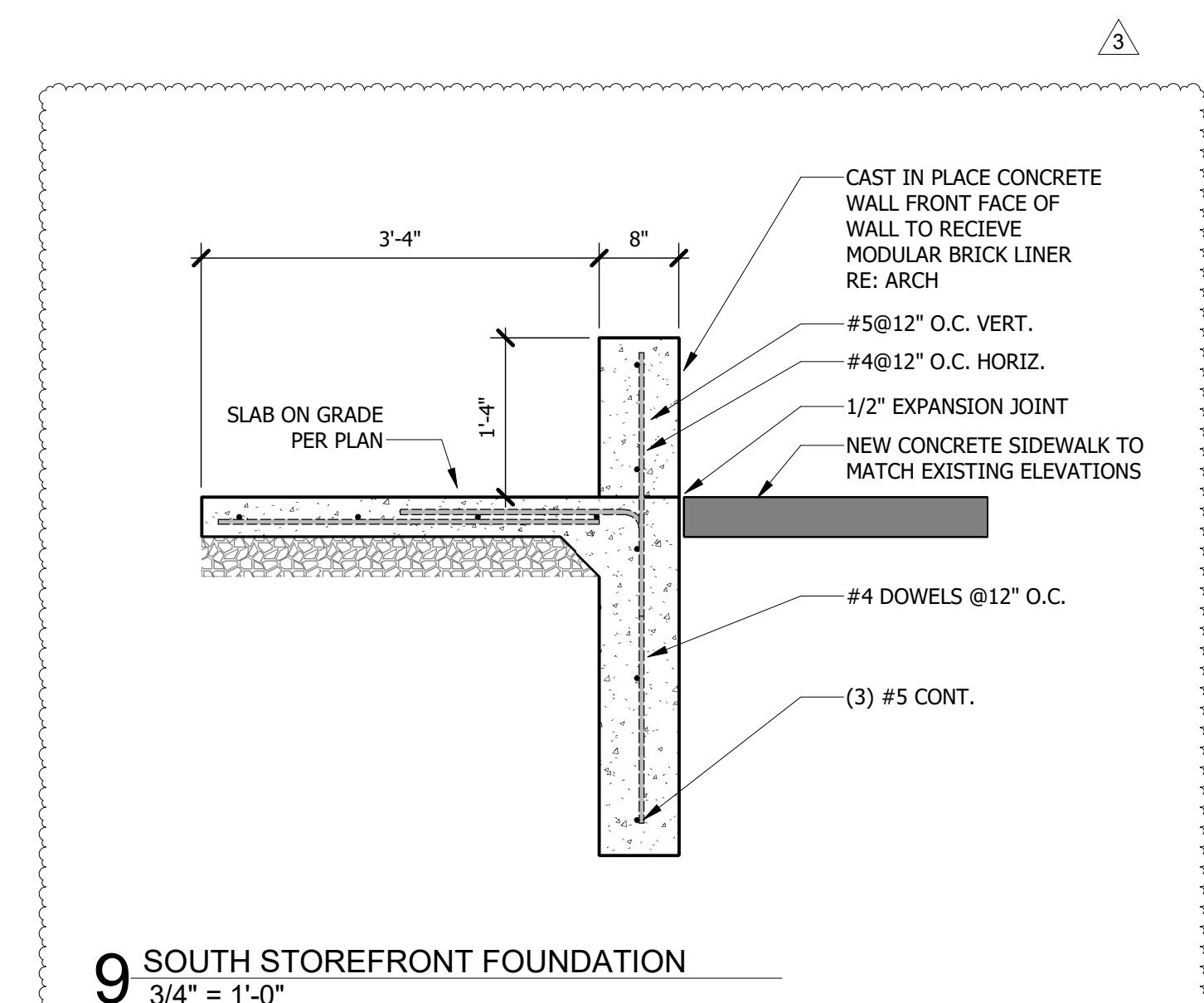
5 REPLACEMENT ROOF SUPPORT  
1 1/2" = 1'-0"



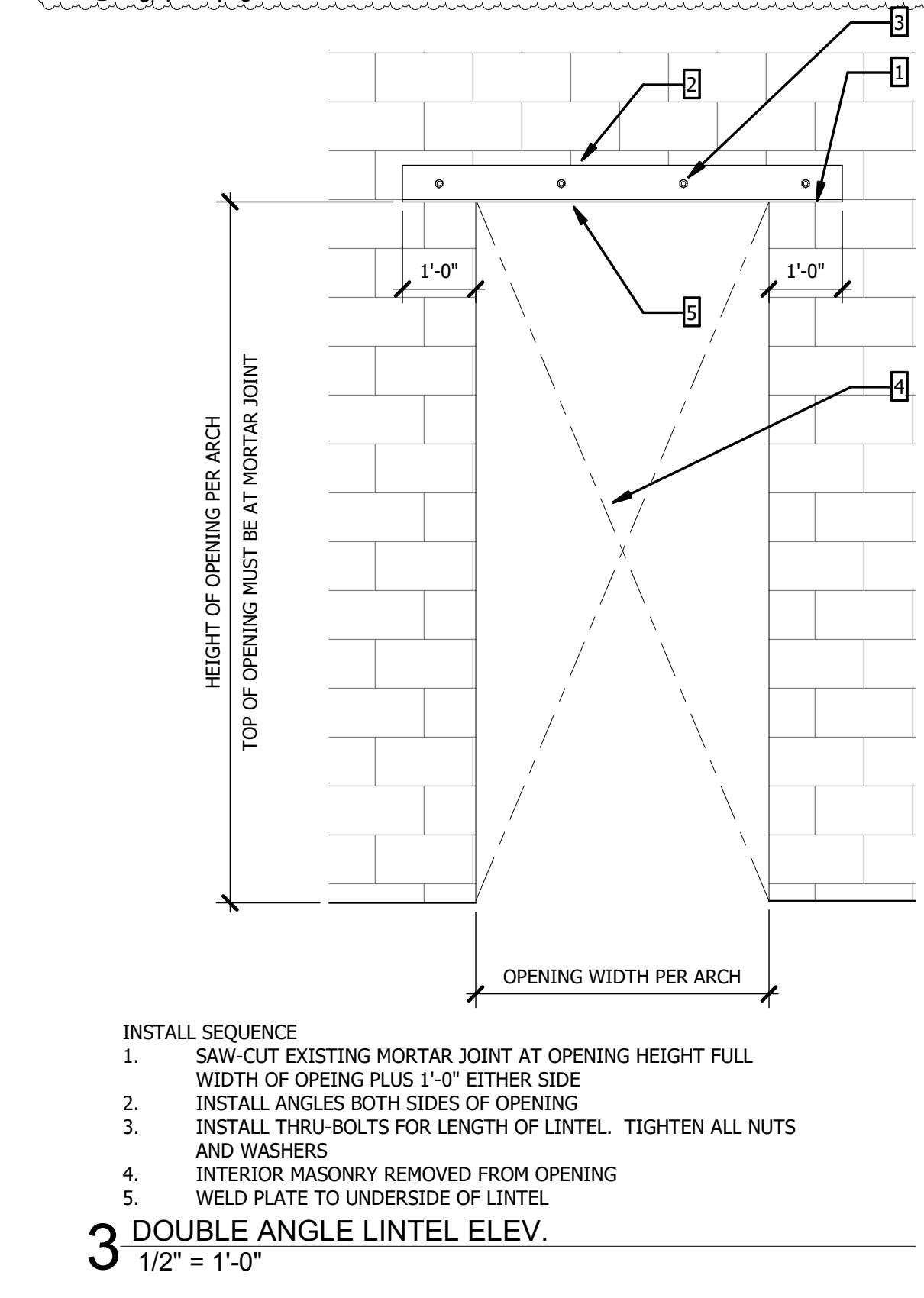
4 EXISTING ROOF SUPPORT  
1 1/2" = 1'-0"



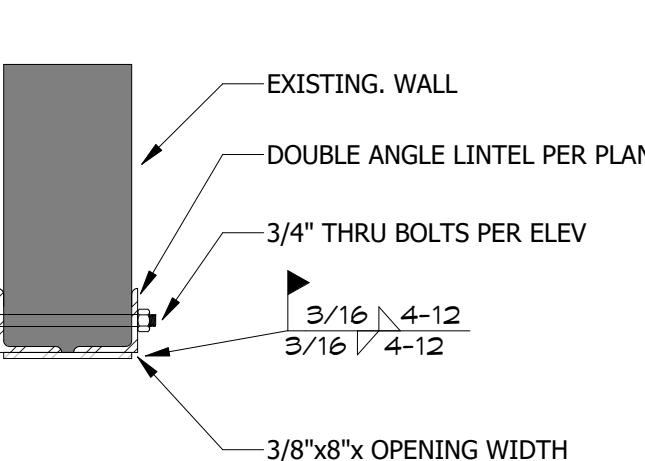
8 EAST STOREFRONT GRADE BEAM (TYP.)  
3/4" = 1'-0"



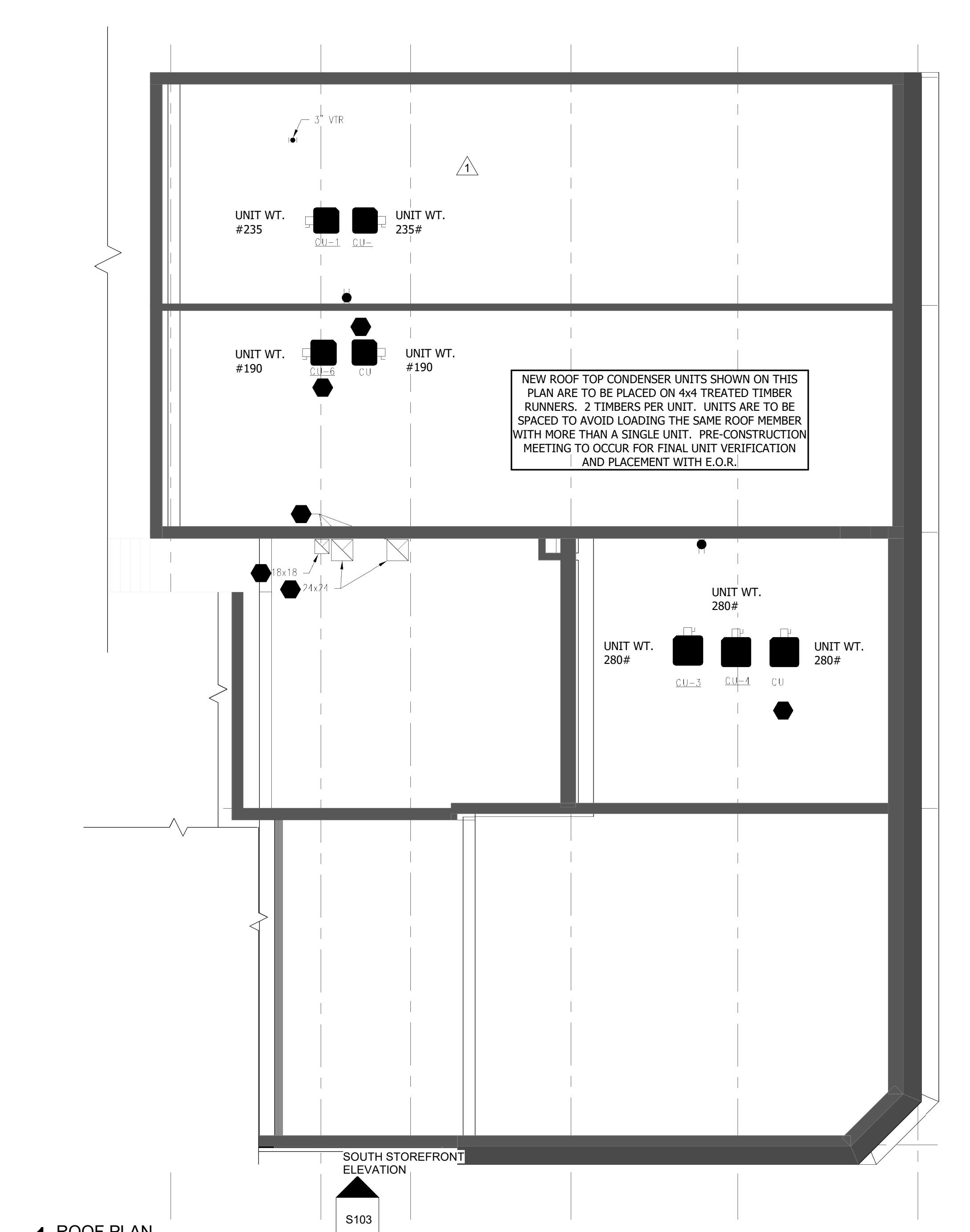
9 SOUTH STOREFRONT FOUNDATION  
3/4" = 1'-0"



3 DOUBLE ANGLE LINTEL ELEV.  
1/2" = 1'-0"



2 DOUBLE ANGLE LINTEL  
1" = 1'-0"



1 ROOF PLAN  
1/8" = 1'-0"

## MAIN STREET LANDLORD IMPROVEMENTS

230 SW MAIN ST.  
LEE'S SUMMIT, MO 64063

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REVISION DATES:

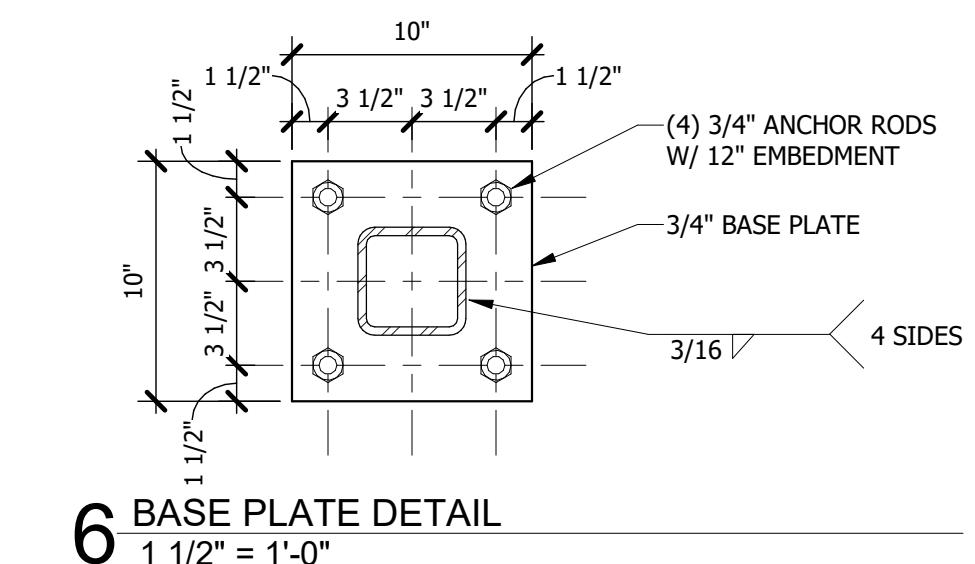
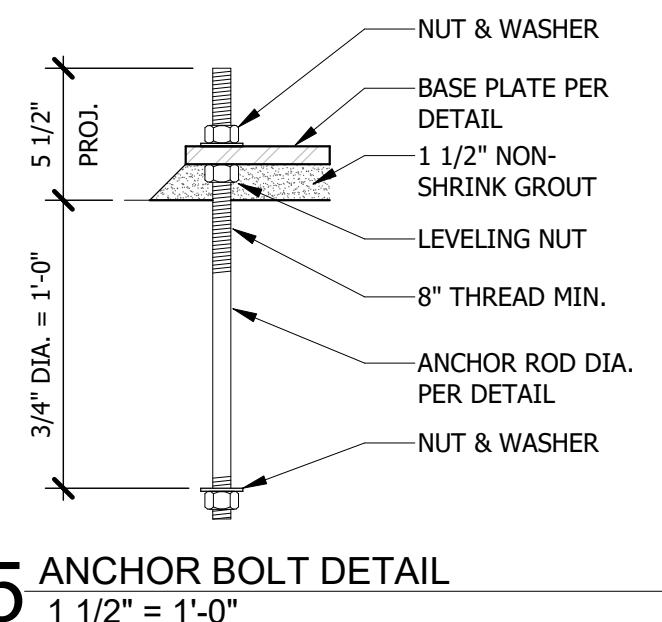
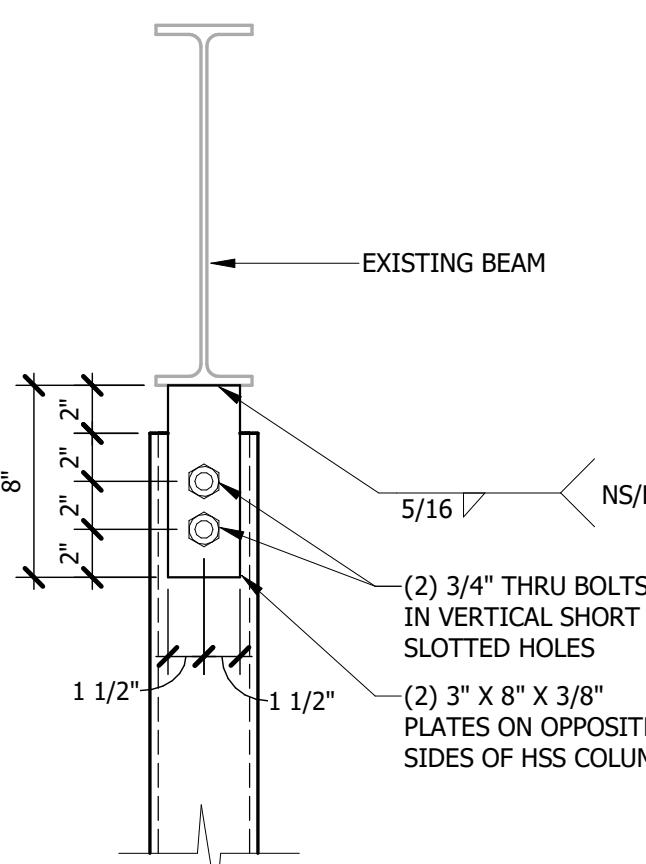
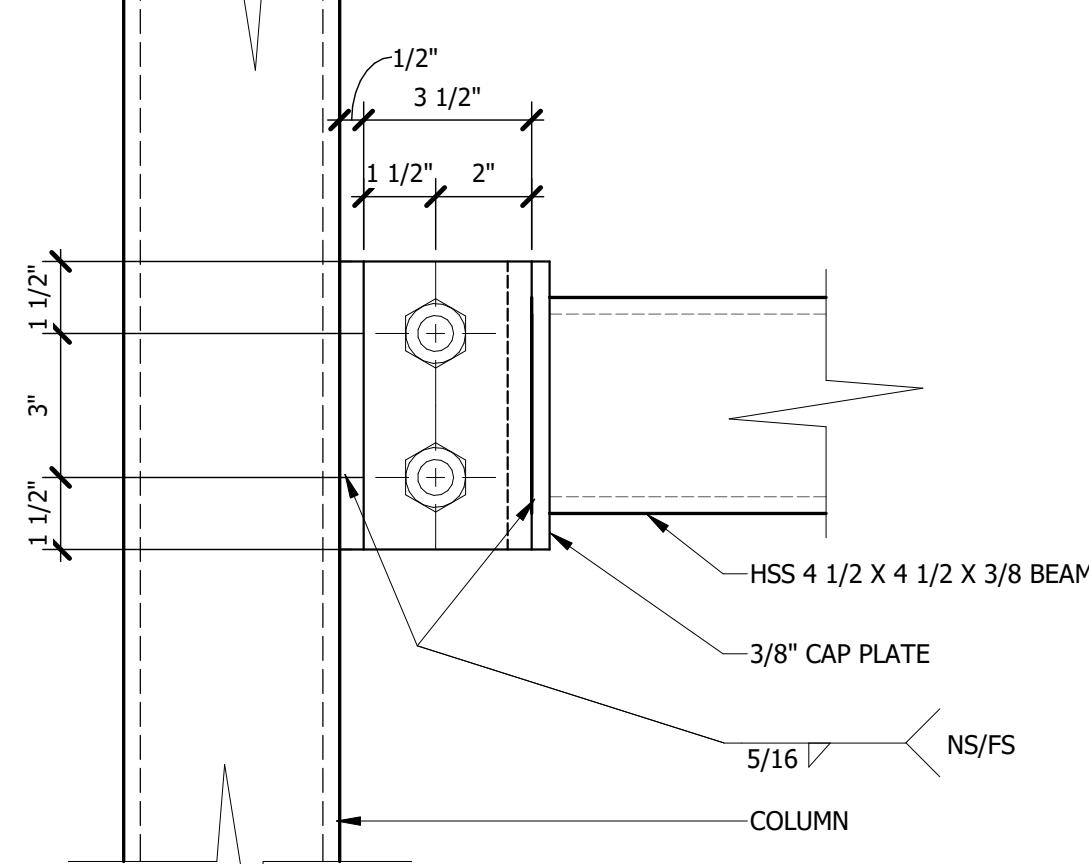
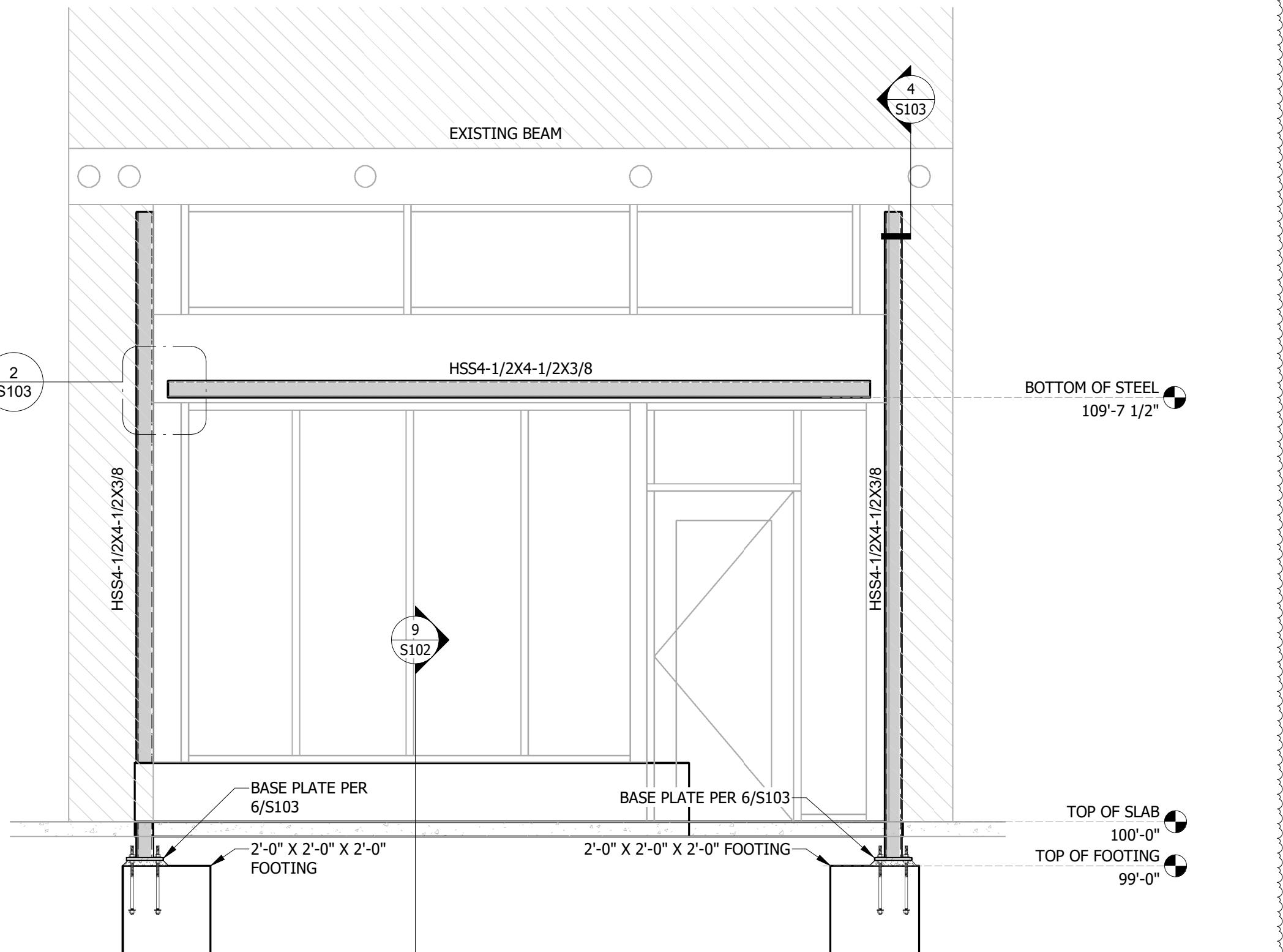
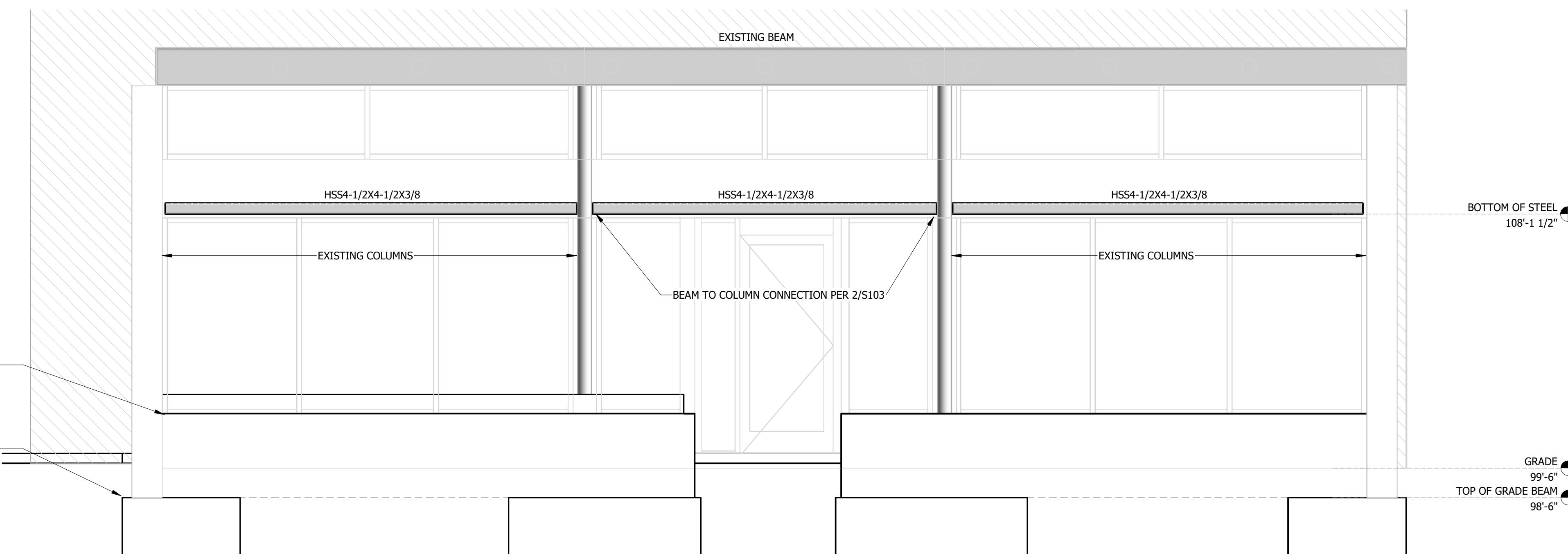
3 Owner  
Revisions 9/12/22

PROFESSIONAL SEAL

S103

ISSUE DATE: APRIL 21, 2022  
COLLINS WEBB #: 21121STRUCTURAL ELEVATIONS AND  
SECTIONS

9/12/2022 4:17:05 PM

6 BASE PLATE DETAIL  
1 1/2" = 1'-0"5 ANCHOR BOLT DETAIL  
1 1/2" = 1'-0"4 HSS COLUMN TO EXISTING BEAM  
1 1/2" = 1'-0"3 SOUTH STOREFRONT ELEVATION  
3/8" = 1'-0"2 HSS BEAM TO COLUMN CONNECTION (TYP.)  
3 1/2" = 1'-0"1 EAST STOREFRONT ELEVATION  
3/8" = 1'-0"





A201

ISSUE DATE: 21 APRIL, 2022  
COLLINS WEBB #: 21121GENERAL NOTES  
EXTERIOR ELEVATIONS:

1. RE: SHEET G104 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. DIMENSIONS SHOWN ON THE EXTERIOR ELEVATIONS ARE TO THE FACE OF MTL STUD WALL, FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FOC) AND COLUMN (FOC). DIMENSIONS ARE NOT TO BE ADDED OR INDICATED.
3. RE: THE WINDOW TYPES SHEET FOR ALL EXTERIOR WINDOW TYPES AND GLASS TYPES.
4. BRICK PARAPET - REFER TO SPECIFICATIONS FOR BRICK PRECAST CONCRETE. REFER TO EXTERIOR ELEVATION DETAILS FOR REPAIR REQUIREMENTS AS REQUIRED.
5. JOINT SEALANTS - REFER TO SPECIFICATIONS FOR JOINT SEALANT REPAIR. REMOVE/REPLACE/REPAIR ALL JOINT SEALANT ON THE BUILDING. PROVIDE 1/2" BACK ROD (BRONZE OR STAINLESS) AND DILUTE SEALANT MATERIALS, COLOR TO MATCH ADJACENT MATERIALS.
6. CONTRACTOR SHALL FOLLOW TUCCO REPAIR AS OUTLINED IN THE REPAIR CONTRACTOR DETAIL SHEET. CONTRACTOR SHALL BE PROVIDED CONTINUOUS DETAILED INFORMATION FOR ARCHITECTS APPROVAL.
7. EXTERIOR PAINT SYSTEM - REFER TO THE EXTERIOR PAINT SYSTEM SHEET. BASIS OF DESIGN: SHERWIN WILLIAMS - PRO INDUSTRIAL PRE-CATALYZED WATERBASED URETHANE B65-1100 SERIES.
8. ALL OPENINGS TO BE FIELD VERIFIED PRIOR TO SHOP DRAWINGS BEING SUBMITTED FOR REVIEW AND APPROVAL.
- NOTE FOR CONTRACTOR TO FOLLOW MANUFACTURER RECOMMENDED PREPARATION AND COATING SHEET. PRIOR TO THE EXTERIOR URETHANE COATING APPLICATION ON BRICK, APPLY CONCRETE AND MASONRY PRIMER-SEALER (BASIS OF DESIGN: LOKON PRODUCT AND COATS AS RECOMMENDED BY MANUFACTURER).

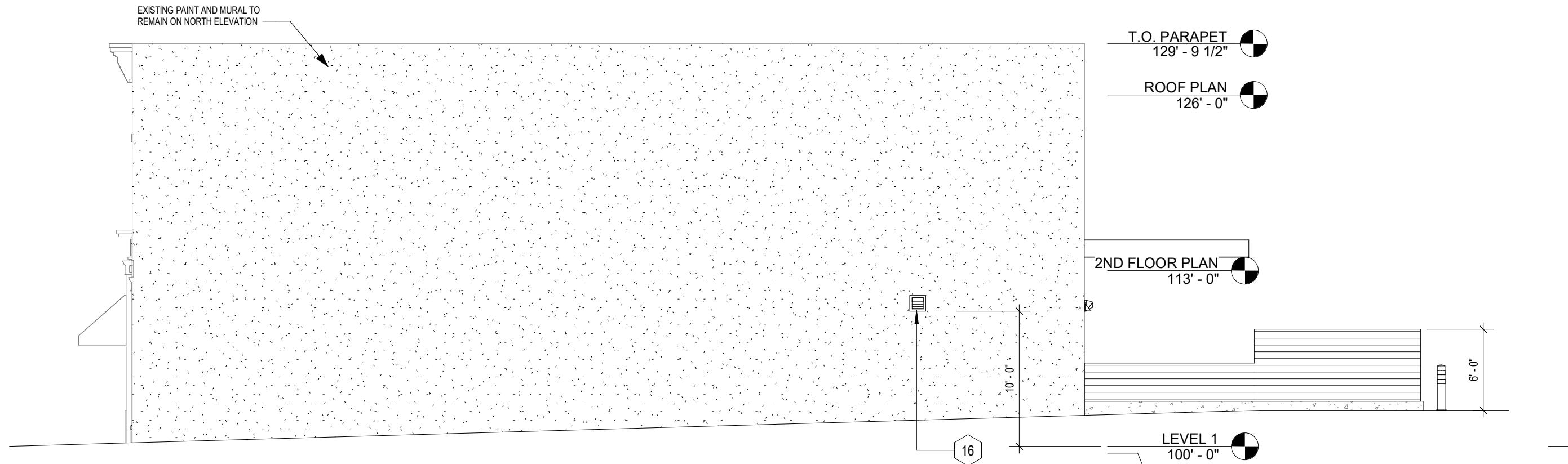
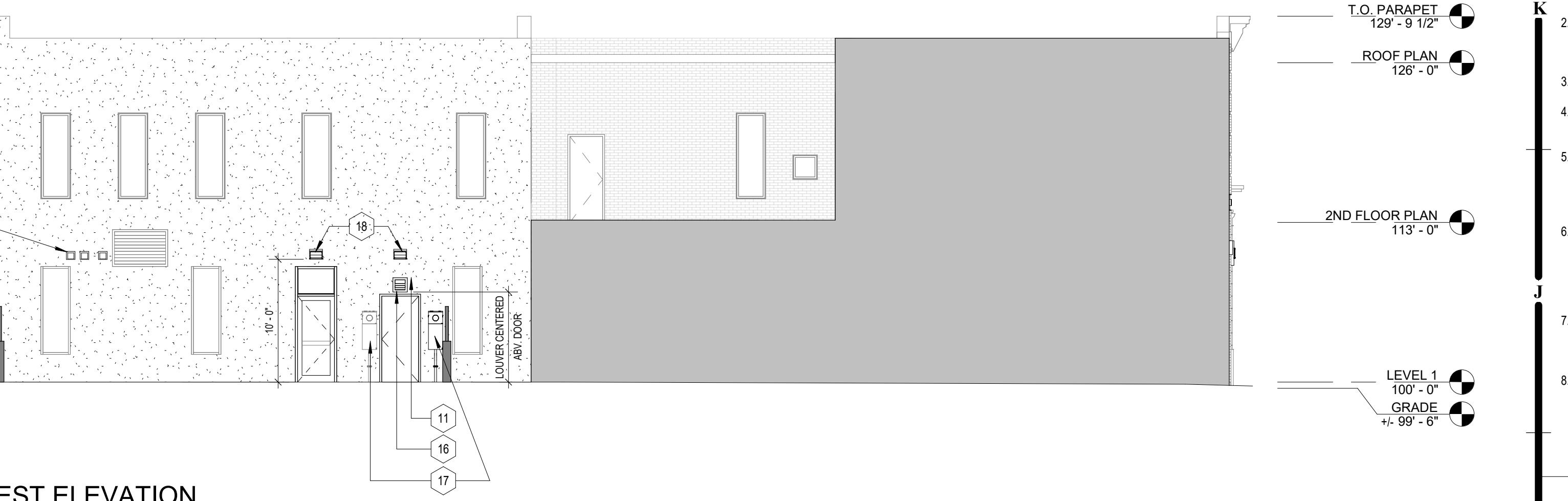
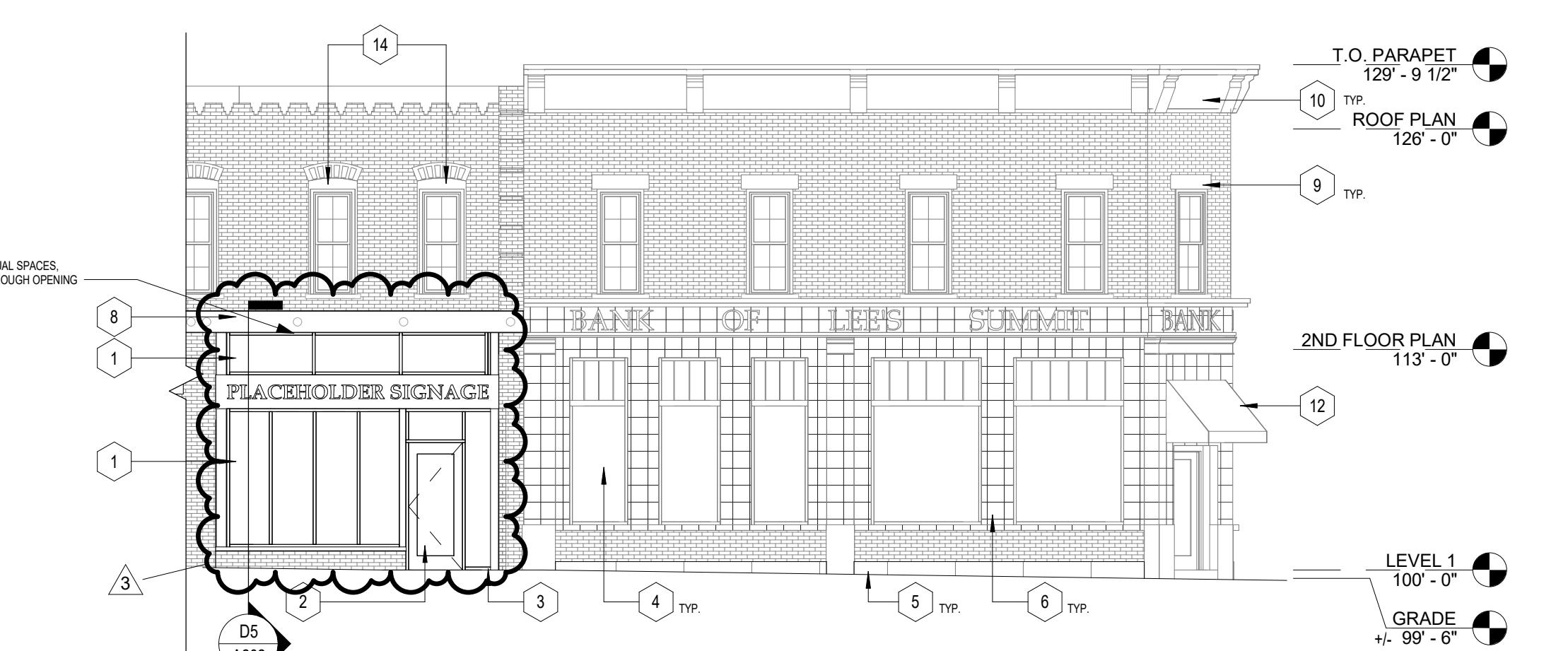
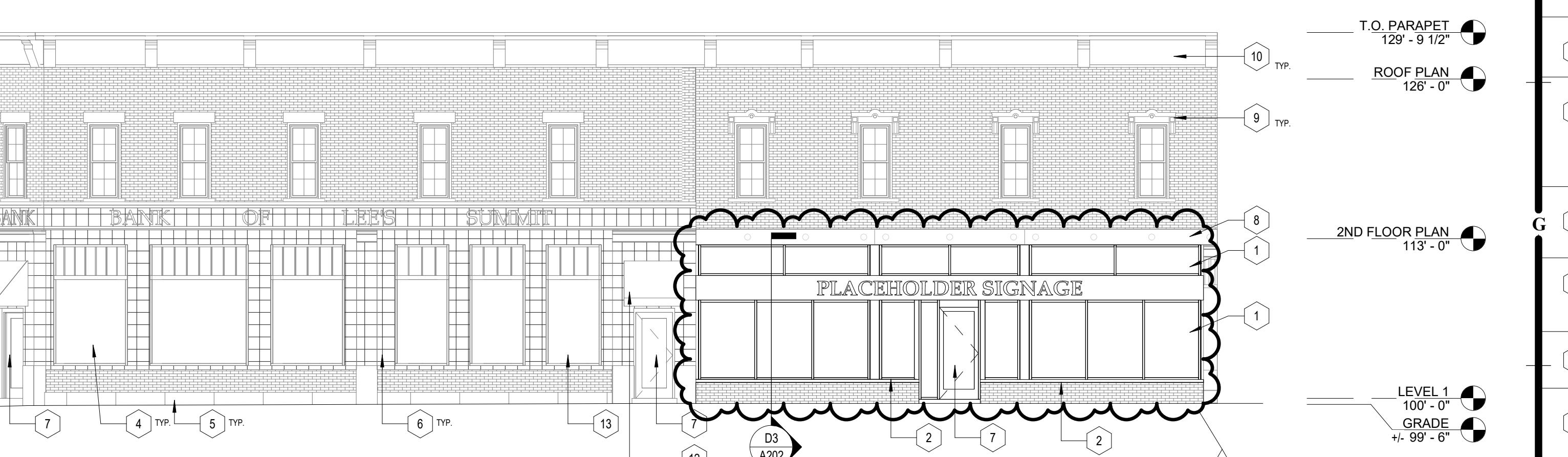
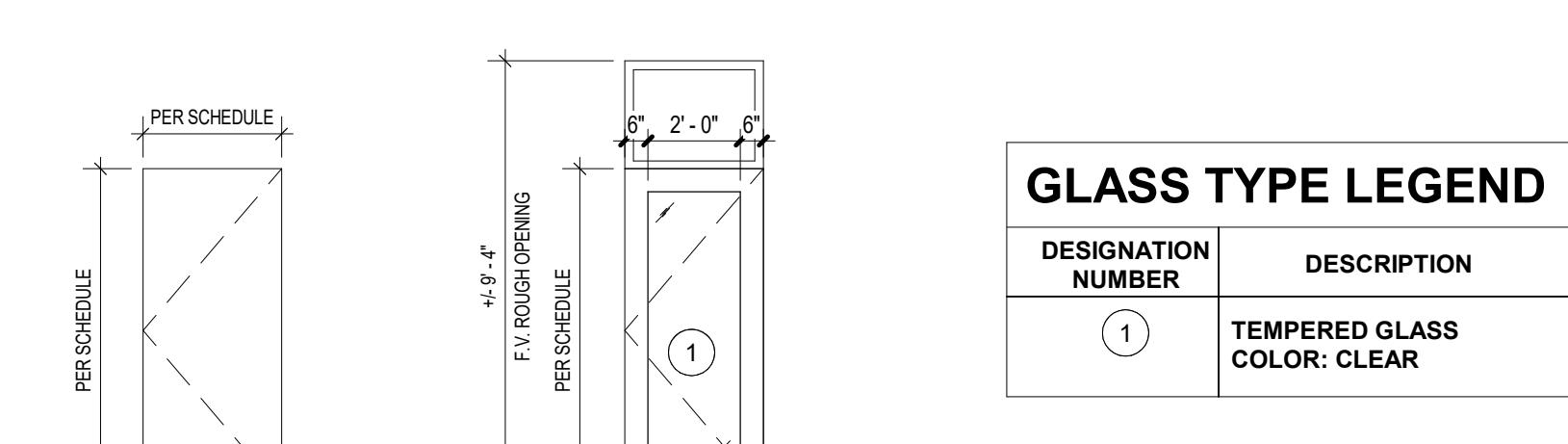
EXTERIOR ELEVATION  
KEYED NOTES

- | MARK | DESCRIPTION  |
|------|--|
| 1    | STOREFRONT SYSTEM - BASIS OF DESIGN IS KAVNEER 450T FRAMING SYSTEM. GLAZING TO BE FRONT GLAZED.  |
| 2    | SILL FLASHINGS - COLOR TO BE DARK ALUMINUM TO MATCH STOREFRONT.  |
| 3    | BRICK - REPLACE ALL MISSING BRICK AND DAMAGED BRICK. COLOR TO MATCH EXISTING TUCK POINT. REPAIR AS REQUIRED. PROVIDE BRICK ROD & SEALANT BETWEEN DISIMILAR MATERIALS, TYP. RE: SPECIFICATIONS.   |
| 4    | WOOD WINDOWS - REMOVE ALL LOOSE PAINT. PATCH/REP/PAINT AS REQUIRED. PREPARE FOR NEW PAINT.   |
| 5    | CAST STONE - TO BE RE-SET AND LEVELED. RE-GROUT AS REQUIRED.   |
| 6    | GLAZED TILE - CLEAN AND TUCK-POINT.  |
| 7    | WOOD DOOR - SAND AND REPAINT ENTRY DOOR AND FRAME. COLOR DARK BRONZE TO MATCH NEW WINDOW SYSTEM.   |
| 8    | STEEL LINTEL - REMOVE ALL LOOSE MATERIAL AND REPAINT.  |
| 9    | ALUMINUM WINDOWS/DOOR HEAD DETAIL - ALUMINUM WINDOWS AT SECOND LEVEL EXISTING TO REMOVE. REMOVE ALL LOOSE MATERIAL. REPLACE CAST STONE HEADER AS REQUIRED AND REPAINT.   |
| 10   | TOP OF WALL DETAIL - REMOVE ALL LOOSE MATERIAL AND REPAINT. REPAIR AS REQUIRED AND REFLASH TOP OF WALL AS NEEDED TO MAKE A WATER TIGHT SYSTEM. PREPARE FOR NEW FINISH.   |
| 11   | REMOVE EXISTING WEATHERHOOD ABOVE EXTERIOR DOOR. 10"X4" OF EXISTING OPENING ABOVE DOOR TO REMAIN FOR NEW INTAKE LOUVER. INFILL REMAINDER OF EXISTING OPENING WITH SUB-FRaming, INSULATION, AND FINISH MATERIAL TO MATCH EXISTING. RE: MEP. REPLACE EXISTING DOOR WITH NEW HOLLOW METAL DOOR. |
| 12   | EXISTING AWNINGS - RE-ATTACH EXISTING AWNINGS TO BUILDING. NEW FABRIC ON AWNINGS TO MATCH SW #7625 MOUNT ETNA.   |
| 13   | INSTALL NEW TEMPERED GLAZING AS REQUIRED.  |
| 14   | REPLACE WOOD TRIM AT PERIMETER OF WINDOW WITH EXTERIOR/PART-GRADE LUMBER. MATCH EXISTING LUMBER SIZES. PAINT.  |
| 15   | EXHAUST WALL CAPS, RE: MECH. PAINT TO MATCH WALL.  |
| 16   | LOUVERS, RE: MECH. PAINT TO MATCH WALL.  |
| 17   | ELEC. METER, RE: ELEC.   |
| 18   | WALL PACK, RE: ELEC.   |

EXTERIOR ELEVATION  
COLOR LEGEND

- |  |  |
|--|--|
| <span style="background-color: #803020; display: inline-block; width: 15px; height: 15px;"></span> | PRIMARY COLOR: SW #7594 CARRIAGE DOOR          |
| <span style="background-color: #202030; display: inline-block; width: 15px; height: 15px;"></span> | ACCENT COLOR 1: SW #7625 MOUNT ETNA            |
| <span style="background-color: #303030; display: inline-block; width: 15px; height: 15px;"></span> | ACCENT COLOR 2: SW #7675 SEASKIN               |
| <span style="background-color: #C0A060; display: inline-block; width: 15px; height: 15px;"></span> | ACCENT COLOR 3: SW #0009 EASTLAKE GOLD         |
| <span style="background-color: #D9C3B3; display: inline-block; width: 15px; height: 15px;"></span> | EXISTING GLAZED TILE TO REMAIN. RE: KEYNOTE #6 |

PROFESSIONAL SEAL  
04/21/22  
A201  
ISSUE DATE: 21 APRIL, 2022  
COLLINS WEBB #: 21121

EXTERIOR ELEVATIONS AND  
DOOR SCHEDULEH11 NORTH ELEVATION  
1/8" = 1'-0"H6 WEST ELEVATION  
1/8" = 1'-0"F11 SOUTH ELEVATION  
1/8" = 1'-0"F6 EAST ELEVATION  
1/8" = 1'-0"

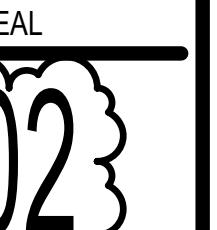
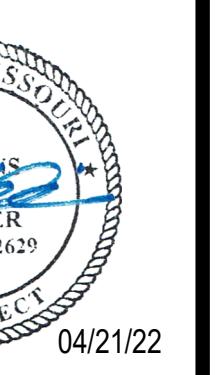
NOTE:  
1. DOORS TO BE 1 3/4" THICK, UNLESS NOTED OTHERWISE ON DOOR SCHEDULE.

DOOR SCHEDULE

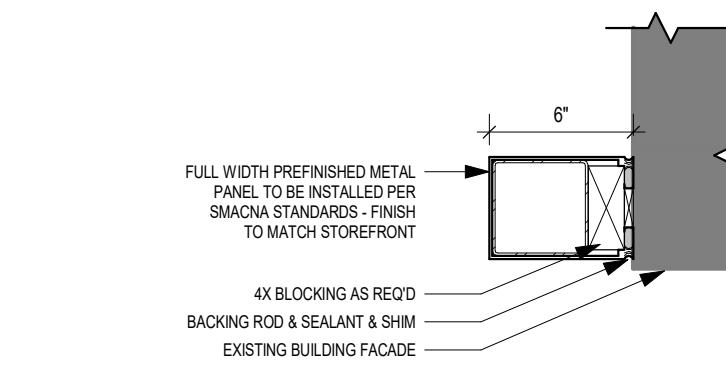
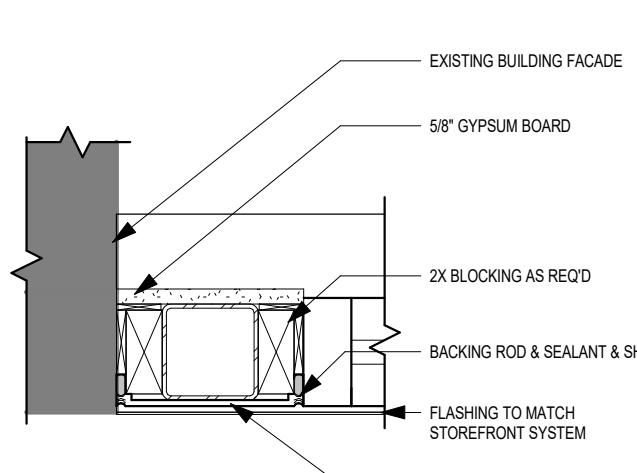
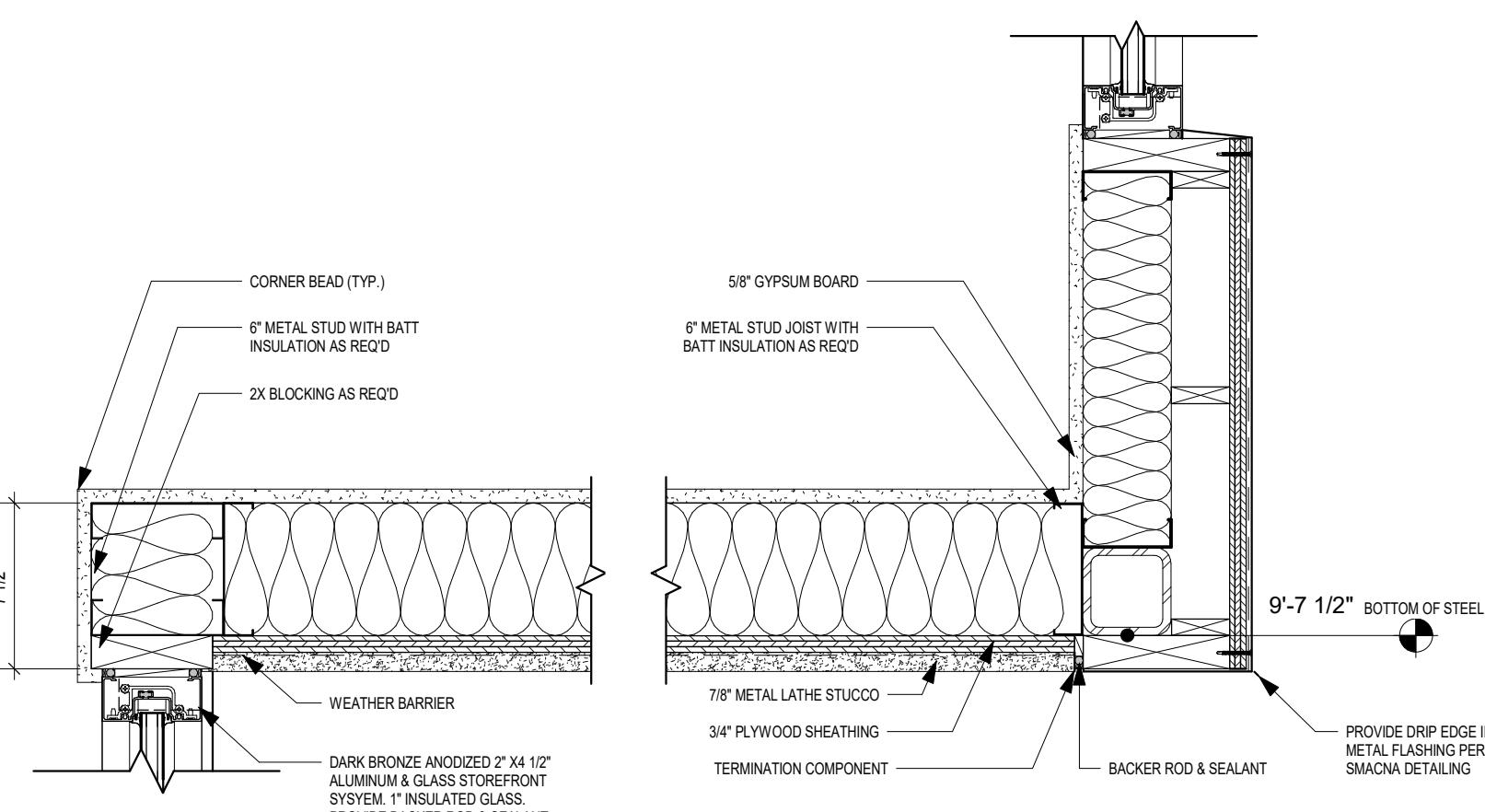
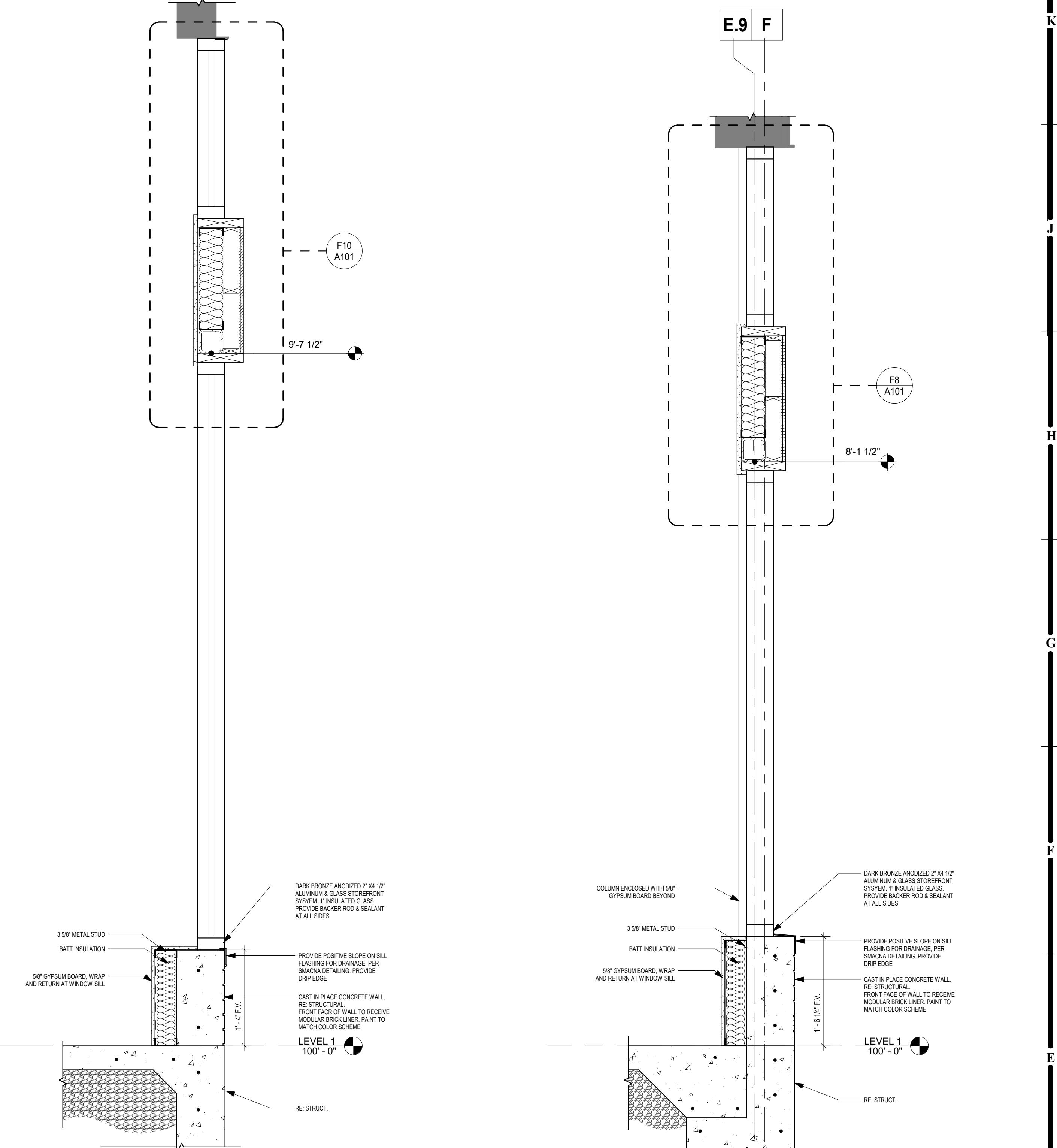
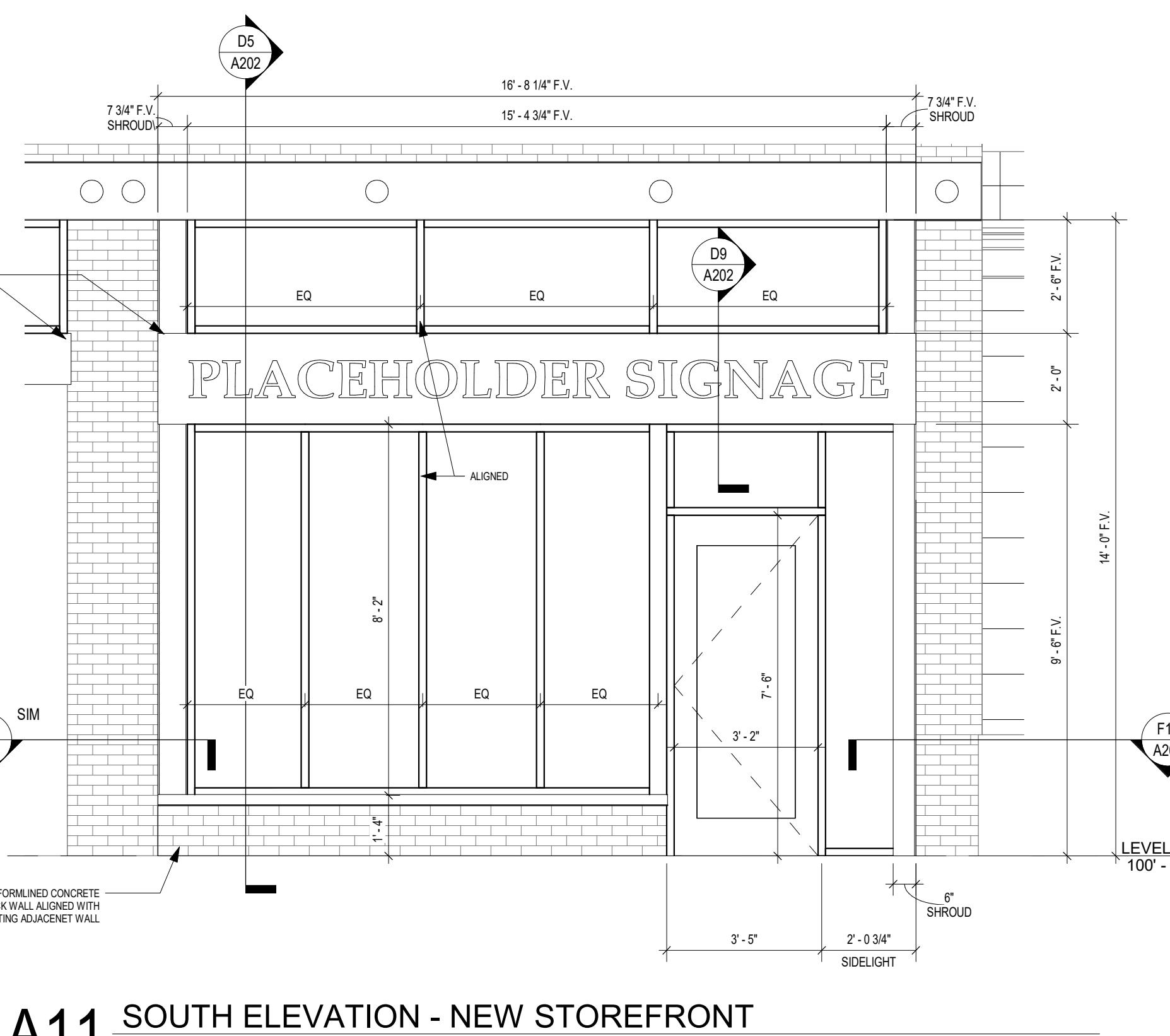
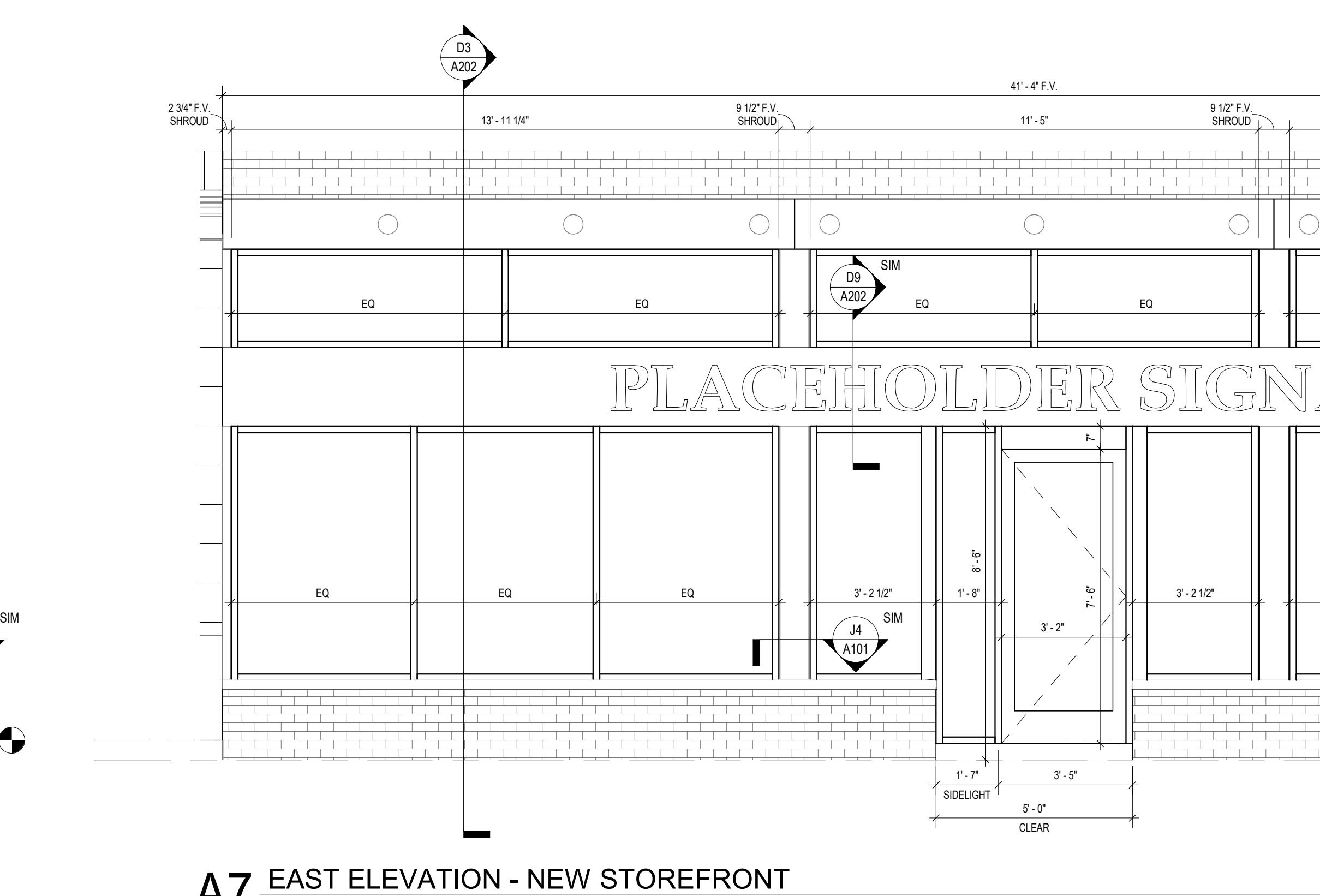
DOOR #	WIDTH	HEIGHT	ROOM NAME	DOOR		FRAME		RTG	REMARKS
				TYPE	MATERIAL	FINISH	MATERIAL		
N-106	3'-0"	7'-0"	OFFICE	D2	ALUM/GLASS	ALUM	HM	N/A	1, 3, 4, 5, 6, 7
N-101	3'-0"	7'-0"	MENS	D1	SCWD	PAINT	HM	PAINT	N/A
N-102	3'-0"	7'-0"	WOMEN'S	D1	SCWD	PAINT	HM	PAINT	N/A
N-103	2'-8"	7'-0"	UTILITY	D1	SCWD	PAINT	HM	PAINT	N/A
N-104	EXIST	EXIST	STAIR	EXIST	EXIST	PAINT	EXIST	PAINT	N/A
S-100B	EXIST	EXIST	FUTURE TENANT	EXIST	EXIST	PAINT	EXIST	PAINT	N/A
S-100C	3'-0"	7'-0"	FUTURE TENANT	D1	HM	PAINT	HM	PAINT	N/A
S-100D	EXIST	EXIST	FUTURE TENANT	EXIST	EXIST	PAINT	EXIST	PAINT	N/A

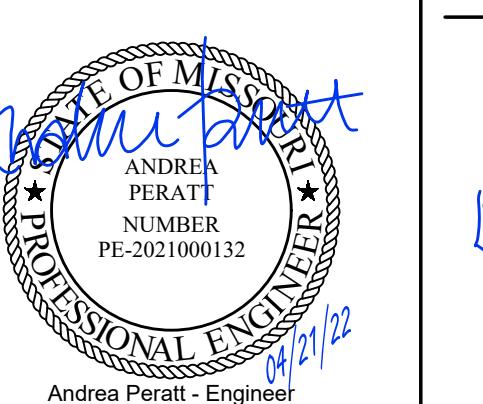
DOOR SCHEDULE REMARKS:  
1. MATCH EXISTING MASTER KEYING SYSTEM. COORDINATE WITH BUILDING OWNER.  
2. MATCH EXISTING HARDWARE.  
3. PROTECT EXISTING DOOR FRAME FROM DAMAGE THROUGHOUT CONSTRUCTION. ANY DAMAGE TO BE REPAIRED/REPLACED PER OWNER DISCRETION.  
4. DOOR FRAME 2" OFF FINISHED FACE ON HINGE SIDE, U.N.O.  
5. PROVIDE PANIC HARDWARE.  
6. MANUALLY LOCKABLE FROM INSIDE OF ROOM. MASTER KEY LOCK ON OUTSIDE OF ROOM.  
7. COORDINATE HARDWARE WITH MANUFACTURER.



ISSUE DATE: 21 APRIL 2022  
COLLINS WEBB #: 21121GENERAL NOTES  
EXTERIOR ELEVATIONS:

- RE SHEET G0.01 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
- DIMENSIONS SHOWN ON THE EXTERIOR ELEVATIONS ARE TO THE FACE OF MTL STUD WALL, FACE OF MASONRY (IF NO FACING), OR THE EXTERIOR SURFACE OF THE GRID LUMBER, UNLESS OTHERWISE NOTED OR INDICATED.
- RE: THE WINDOW TYPES SHEET FOR ALL EXTERIOR WINDOW TYPES AND GLASS TYPES.
- BRICK REPAIR - CONTRACTOR TO REVIEW ALL EXISTING BRICK AND MASONRY CONTRACTOR TO REVIEW ALL ELEVATION FOR REPAIR/REPLACEMENT AS REQUIRED.
- JOINT SEALANTS - REFER TO SPECIFICATIONS FOR JOINT SEALANTS ON THE EXTERIOR SURFACE OF THE ALUMINUM GRID LUMBER. USE 1/2" X 1/2" X 1/2" ALUMINUM JOINT SEALANTS ON THE BUILDING. PROVIDE 1/2" BACK ROD BEHIND SEALANTS BETWEEN ALL DISIMILAR MATERIALS. COLOR TO MATCH ADJACENT MATERIALS.
- CONTRACTOR SHALL FOLLOW STUCCO REPAIR AS OUTLINED IN THE STUCCO SYSTEMS DETAIL SERIES DETAIL MANUAL. IF CONTRACTOR USES ALTERNATE OR SUBSTITUTED MANUFACTURER, A DETAIL MANUAL BE PROVIDED CONTAINING SIMILAR DETAIL INFORMATION FOR EQUIVALENT PROTECTION.
- EXTERIOR BRICK, STEEL, AND WOOD PAINT - BASIS OF DESIGN: SHERWIN WILLIAMS - PRO INDUSTRIAL PRE-CATALYZED WATERBASED URETHANE B65-1100 SERIES.
- ALL OPENINGS TO BE FIELD VERIFIED PRIOR TO SHOP DRAWINGS BEING SUBMITTED FOR REVIEW AND APPROVAL.
- NOTICE FOR CONTRACTOR TO FOLLOW MANUFACTURER RECOMMENDATIONS AND POS. PRODUCT DATA SHEET, PRIOR TO THE EXTERIOR URETHANE COATING APPLICATION ON BRICK, APPLY CONCRETE AND MASONRY PRIMER-SEALER BASIS OF DESIGN: LUXON PRODUCT AND COATS AS RECOMMENDED BY MANUFACTURER.

F11 PLAN DETAIL - NEW STOREFRONT -  
COLUMN - SOUTH 2  
1 1/2" = 1'-0"D11 PLAN DETAIL - NEW STOREFRONT -  
COLUMN - SOUTH 1  
1 1/2" = 1'-0"D9 DETAIL - NEW STOREFRONT - SOFFIT  
1 1/2" = 1'-0"D5 SECTION - STOREFRONT SOUTH  
1" = 1'-0"D3 SECTION - STOREFRONT EAST  
1" = 1'-0"A11 SOUTH ELEVATION - NEW STOREFRONT  
3/8" = 1'-0"A7 EAST ELEVATION - NEW STOREFRONT  
3/8" = 1'-0"ENLARGED ELEVATIONS AND  
DETAILS



Andrea Perati, Professional Engineer  
MO# PE-2021000132



David Lawlor, Professional Engineer  
MO# PE-2020202886

PROFESSIONAL SEAL

MEP001

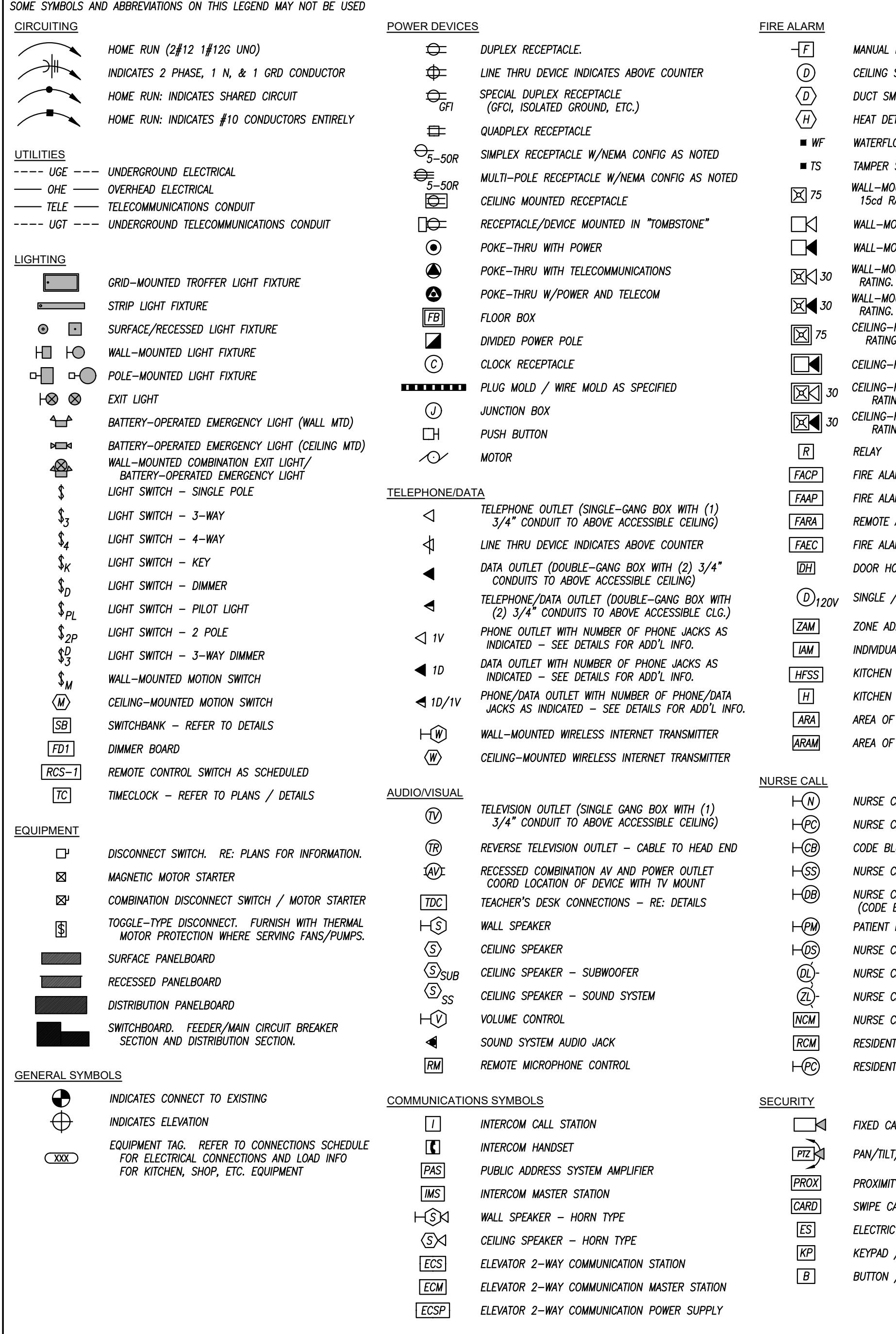
ISSUE DATE: APRIL 21, 2022

COLLINS WEBB #: 21124

COVER SHEET

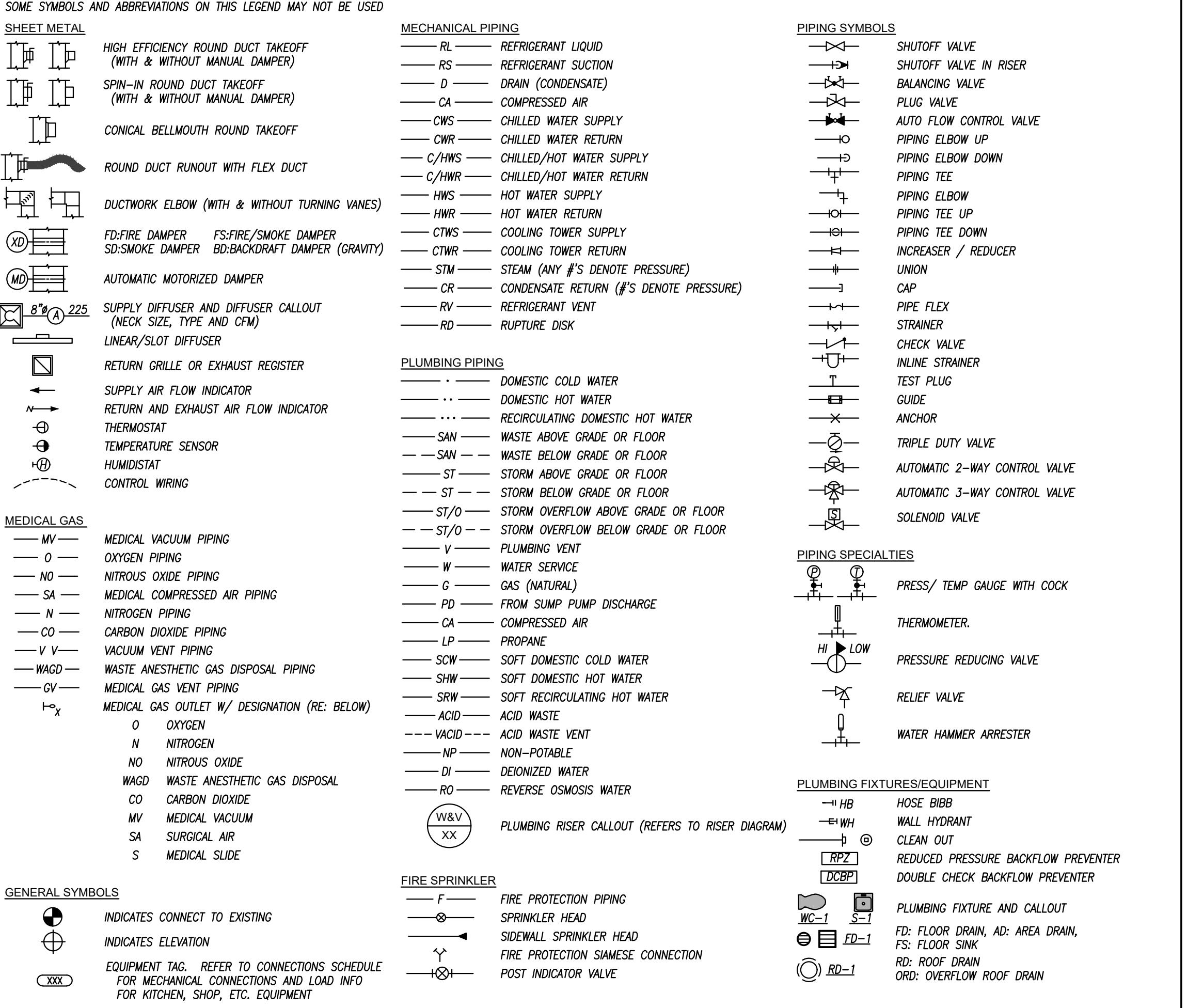
## ELECTRICAL SYMBOL LEGEND

SOME SYMBOLS AND ABBREVIATIONS ON THIS LEGEND MAY NOT BE USED



## MECHANICAL AND PLUMBING SYMBOL LEGEND

SOME SYMBOLS AND ABBREVIATIONS ON THIS LEGEND MAY NOT BE USED



## ABBREVIATIONS

A/E	ARCHITECT / ENGINEER	ELEV	ELEVATION	MH	MANHOLE
AFF	ABOVE FINISHED FLOOR	EM	EMERGENCY FIXTURE/DEVICE	MLO	MAIN LOUDS ONLY
AGF	ABOVE FINISHED GRADE	EMT	ENTERING WATER TEMPERATURE	NFA	NET FREE AREA
AGD	ABOVE GRADE	EX	EXISTING	NO	NO LOAD
AMU	ABOVE MANUFACTURING JURISDICTION	FA	FAIR	DA	OUTSIDE AIR
AHU	AIR HANDLING UNIT	FFB	FROM FLOOR BELOW	OF	OVERFLOW
ARCH	ARCHITECT	FFC	FINISHED FLOOR CLEAN OUT	P/C	PLUMBING CONTRACTOR
BFP	BACKFLOW PREVENTER	FFCO	FLUSH GRADE CLEAN OUT	PS	POUNDS PER SQUARE INCH
BBG	BELLOW GRADE	FL	FLUID LINE	PVC	POLYVINYLCHLORIDE
BMS	BUILDING MANAGEMENT SYSTEM	FPM	FEET PER MINUTE	REF/REF	REF/REFERENCE
C	CONDUIT	FPO	FIRE PROTECTION	RF	RELIEF FAN
CD	CANDLE	FWCO	FLUSH WALL CLEAN OUT	RL	RELOCATED ITEM
CDG	COLD DECK	G	GROUND / GANG	RPZ	REDUCED PRESSURE ZONE
CM	COORDINATE MOUNTING HEIGHT	G/C	GENERAL CONTRACTOR	SA	SUPPLY AIR
CO	CLEAN OUT	GRIP	GTI-PROTECTED DEVICE	SPD	SURGE PROTECTIVE DEVICE
CO	CONNECT TO EXISTING	GPM	GALLONS PER MINUTE	ST	SHUTTLE TRIP
DCVA	DRUM CHECK VALVE ASSEMBLY	HD	HEAT DETECTOR	TA	TRANSIT AIR
DCW	DOMESTIC COLD WATER	HIG	HTG	TFA	TEMPERATURE & FLOW
DDC	DIRECT DIGITAL CONTROLS	ID	ISOLATED GROUND	TFB	TO FLOOR BELOW
DF	DRINKING FOUNTAIN	JB	JUNCTION BOX	TP	TAMPERPROOF
DHW	DOMESTIC HOT WATER	LED	LIGHT EMITTING DIODE	TYP	TYPE
DHW	DOMESTIC HOT WATER RETURN	LWT	LEAVING WATER TEMPERATURE	UNL	UNLESS NOTED OTHERWISE
DA	DRUM	M/C	MIXED CONTRACTOR	VFR	VENTURE FRESH AIR
DN	DOWN	MA	MIXED AIR	VTR	VENT THROUGH ROOF
E/C	ELECTRICAL CONTRACTOR	MAU	MAKE UP AIR UNIT	WCO	WALL CLEANOUT
EA	EXHAUST AIR	MCB	MAIN CIRCUIT BREAKER	WG	WIRE GUARD
EDF	ELECTRIC DRINKING FOUNTAIN	MECH	MECHANICAL	WP	WEATHERPROOF

## FIRE SEALING NOTES

- COMPLETE INSTALLATION SHALL BE IN ACCORDANCE WITH THE LATEST ADOPTED VERSION OF THE INTERNATIONAL PLUMBING CODE, LOCAL AND STATE CODES, AND REQUIREMENTS OF THE AHJ.
- NO CONDUIT SHALL BE INSTALLED WHERE IT IS SUBJECT TO FREEZING TEMPERATURES. PIPING IN EXTERIOR WALLS SHALL BE INSTALLED ON THE WARM SIDE OF BUILDING INSULATION, AND ISOLATED FROM THE EXTERIOR AIR. CONDUITS ARE TO BE SECURED TO MEET FLOOR CONDITIONS, AND SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT/ENGINEER AND RECEIVE HIS APPROVAL.
- DO NOT COVER UP THROUGH-PENETRATION FIRESTOP SYSTEM INSTALLATIONS UNLESS EXAMINED BY INSPECTOR, IF REQUIRED BY AUTHORITY HAVING JURISDICTION.
- COMPONENTS OF THROUGH-PENETRATION FIRESTOP SYSTEMS THAT ARE COUPLED TO ONE ANOTHER, WITH THE SUBSTRATES FORMING OPENINGS, AND WITH THE ITEMS, IF ANY, PENETRATING THROUGH-PENETRATION FIRESTOP SYSTEMS, UNDER CONDITIONS OF SERVICE, SHALL BE APPROVED BY THE MANUFACTURER BY THROUGH-PENETRATION FIRESTOP SYSTEM MANUFACTURER BASED ON TESTING AND FIELD EXPERIENCE.
- PROVIDE COMMENTS FOR EACH THROUGH-PENETRATION FIRESTOP SYSTEM THAT ARE NEEDED TO INSTALL FIRESTOP MATERIALS. USE ONLY COMPONENTS SPECIFIED BY THROUGH-PENETRATION FIRESTOP SYSTEM MANUFACTURER OR APPROVED BY QUALIFIED TESTING AND INSPECTOR FOR THE THROUGH-PENETRATION FIRESTOP SYSTEM.
- PROVIDE SLEEVES THROUGH ALL FIRE-RATED WALLS AND FILL VOIDS SURROUNDING SLEEVES AND INTERIOR TO SLEEVES AROUND PIPING WITH FIRE STOP PUTTY WITH UL LISTED 3 HOUR RATING INSTALLED AS PER THE MANUFACTURER'S SPECIFICATIONS.
- FIRE SEAL ALL PIPING, CONDUIT, CABLE, ETC PENETRATIONS ROUTED THROUGH FIRE RATED WALLS.
- PROVIDE FIRE RATED ENCLOSURES OR WRAPS ON LIGHT FIXTURES AND OTHER ITEMS PENETRATING FIRE RATED CEILINGS, FLOOR/CEILING/ CEILING/ROOF ASSEMBLIES TO MAINTAIN UL LISTING FOR CONSTRUCTION.

## GENERAL PLUMBING NOTES

- COMPLETE INSTALLATION SHALL BE IN ACCORDANCE WITH THE LATEST ADOPTED VERSION OF THE INTERNATIONAL PLUMBING CODE, LOCAL AND STATE CODES, AND REQUIREMENTS OF THE AHJ.
- COORDINATE LOCATIONS OF RECEPTACLES, SWITCHES, ETC. WITH ARCHITECTURAL CASework AND ELEVATIONS.
- PROVIDE SLEEVES FOR CONDUITS AND CABLES FOR MOUNTING HEIGHTS OF ALL DEVICES NOT INDICATED OTHERWISE.
- PROVIDE ALL EMPTY CONDUITS WITH PULL STRINGS AND BUSHING DEVICE.
- CONTRACTOR SHALL CONCEAL ALL CONDUIT, FITTINGS, AND DEVICES FROM VIEW WHERE REASONABLY POSSIBLE.
- REFER TO SPECIFICATIONS FOR ALLOWABLE WIRING METHODS AND MOUNTING PROCEDURES.
- ALL EXPOSED WIRING SHALL BE IN EMT OR METALIC CONDUIT, EXCEPT AS PERMITTED BY SPECIFICATIONS FOR WHIPS TO EQUIPMENT.
- ALL CONDUCTOR SIZES INDICATED ON DRAWINGS ARE FOR COPPER CONDUCTORS UNLESS SPECIFICALLY NOTED OTHERWISE. ALUMINUM CONDUCTORS MAY BE USED ONLY UNDER THE FOLLOWING CONDITIONS:
  - CONTRACTOR SHALL INCLUDE A DEDUCT ALTERNATE FOR USE OF ALUMINUM CONDUIT, FLAME RETARDANT ACCEPTANCE.
  - AL CONDUCTORS MAY ONLY BE USED ON FEEDERS 100A OR GREATER - NO EXCEPTIONS.
  - ALUMINUM CABLES SHALL BE COMPACTED ALUMINUM STABILIZER.
  - PROVIDE COMPRESSION-TYPE ONE-HOLE OR TWO-HOLE LUG TERMINATIONS.
  - PROVIDE FLAME RETARDANT COMPOUND AT TERMINATIONS.
  - CABLE TERMINATIONS SHALL BE MARKED "M/C".
  - FINAL SIZES OF CONDUCTORS TO BE CONFIRMED BY ENGINEER.
  - ALUMINUM SERVICE CONDUCTORS MUST HAVE "7A-8000" SERIES ALUMINUM INSULATED JACKET FOR EVERETT REQUIREMENTS - NO EXCEPTIONS.
- ENGINEER RESERVES FINAL RIGHT TO ACCEPT/DENY USE OF ALUMINUM CONDUCTORS FOR PART OR ALL OF PROJECT.

## GENERAL ELECTRICAL NOTES

- COMPLETE INSTALLATION SHALL BE IN ACCORDANCE WITH THE LATEST ADOPTED VERSION OF THE NATIONAL ELECTRICAL CODE, LOCAL AND STATE CODES, AND REQUIREMENTS OF THE AHJ.
- COORDINATE LOCATIONS OF RECEPTACLES, SWITCHES, ETC. WITH ARCHITECTURAL CASework AND ELEVATIONS.
- PROVIDE SLEEVES FOR CONDUITS AND CABLES FOR MOUNTING HEIGHTS OF ALL DEVICES NOT INDICATED OTHERWISE.
- PROVIDE ALL EMPTY CONDUITS WITH PULL STRINGS AND BUSHING DEVICE.
- CONTRACTOR SHALL CONCEAL ALL CONDUIT, FITTINGS, AND DEVICES FROM VIEW WHERE REASONABLY POSSIBLE.
- REFER TO SPECIFICATIONS FOR ALLOWABLE WIRING METHODS AND MOUNTING PROCEDURES.
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  - CONTRACTOR SHALL INCLUDE A DEDUCT ALTERNATE FOR USE OF ALUMINUM CONDUIT, FLAME RETARDANT ACCEPTANCE.
  - AL CONDUCTORS MAY ONLY BE USED ON FEEDERS 100A OR GREATER - NO EXCEPTIONS.
  - ALUMINUM CABLES SHALL BE COMPACTED ALUMINUM STABILIZER.
  - PROVIDE COMPRESSION-TYPE ONE-HOLE OR TWO-HOLE LUG TERMINATIONS.
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## SHEET INDEX

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P011	DEMOLITION - FLOOR PLANS
P111	PLUMBING - FLOOR PLANS
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P301	PLUMBING - SCHED/DETAILS
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E302	ELECTRICAL - PANELBOARD SCHEDULES
E401	ELECTRICAL - SCHED/DETAILS

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# MAIN STREET LANDLORD IMPROVEMENTS

230 SW MAIN ST.  
LEE'S SUMMIT, MO 64063

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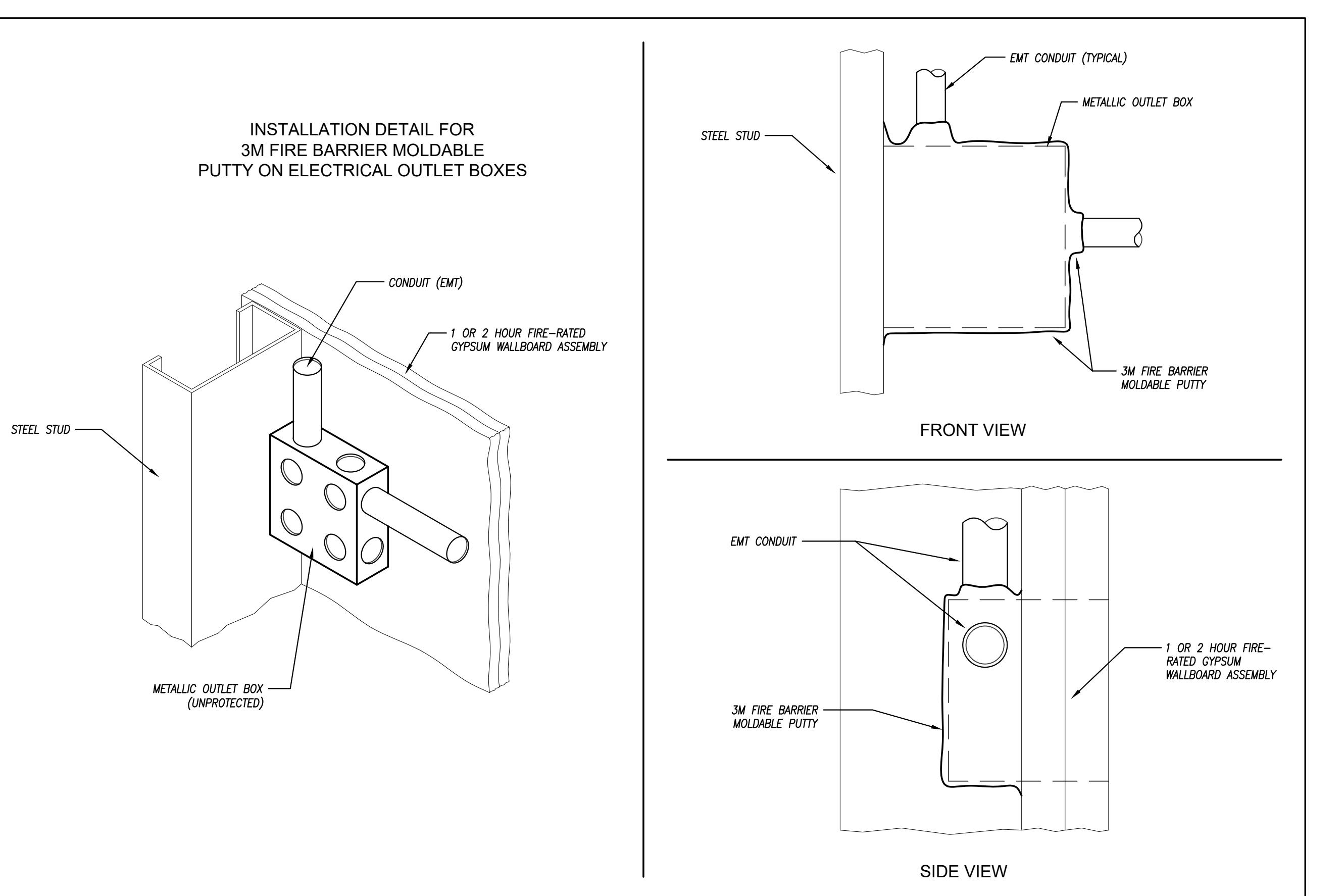
PROFESSIONAL SEAL

10/12/22

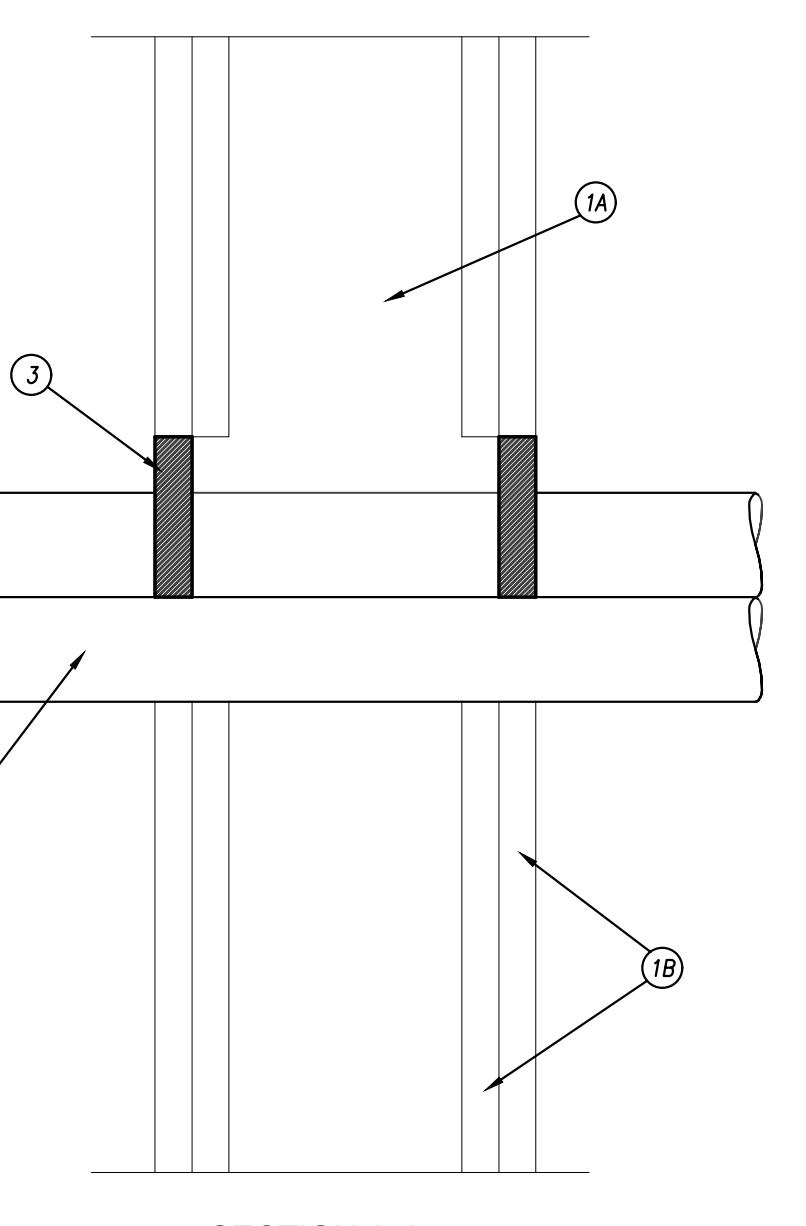
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ISSUE DATE: APRIL 21, 2022

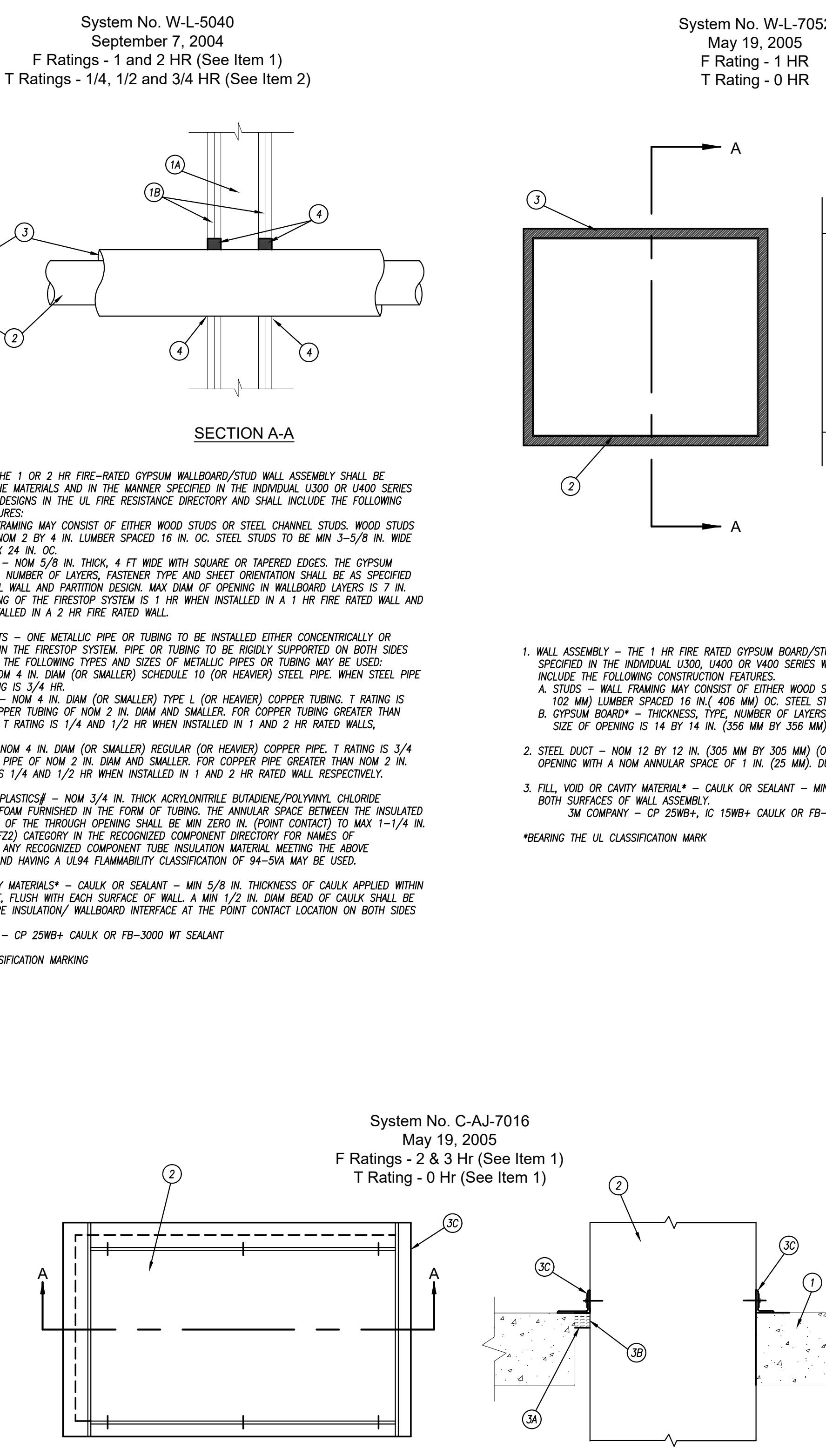
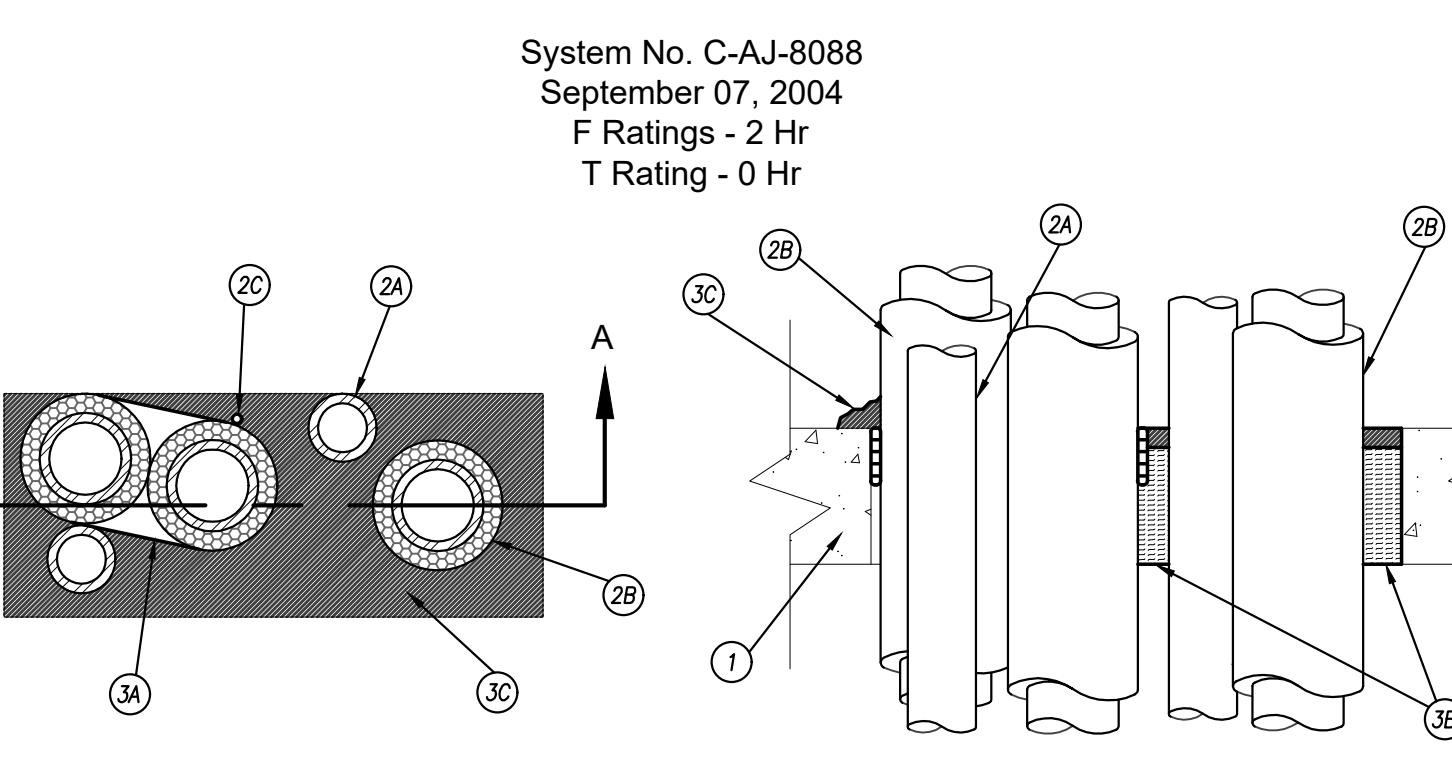
COLLINS WEBB #: 21124



System No. W-L-2300  
May 19, 2005  
F Ratings - 1 & 2 Hr (See Item 1)  
T Ratings - 0 & 1/2 Hr (See Item 1)

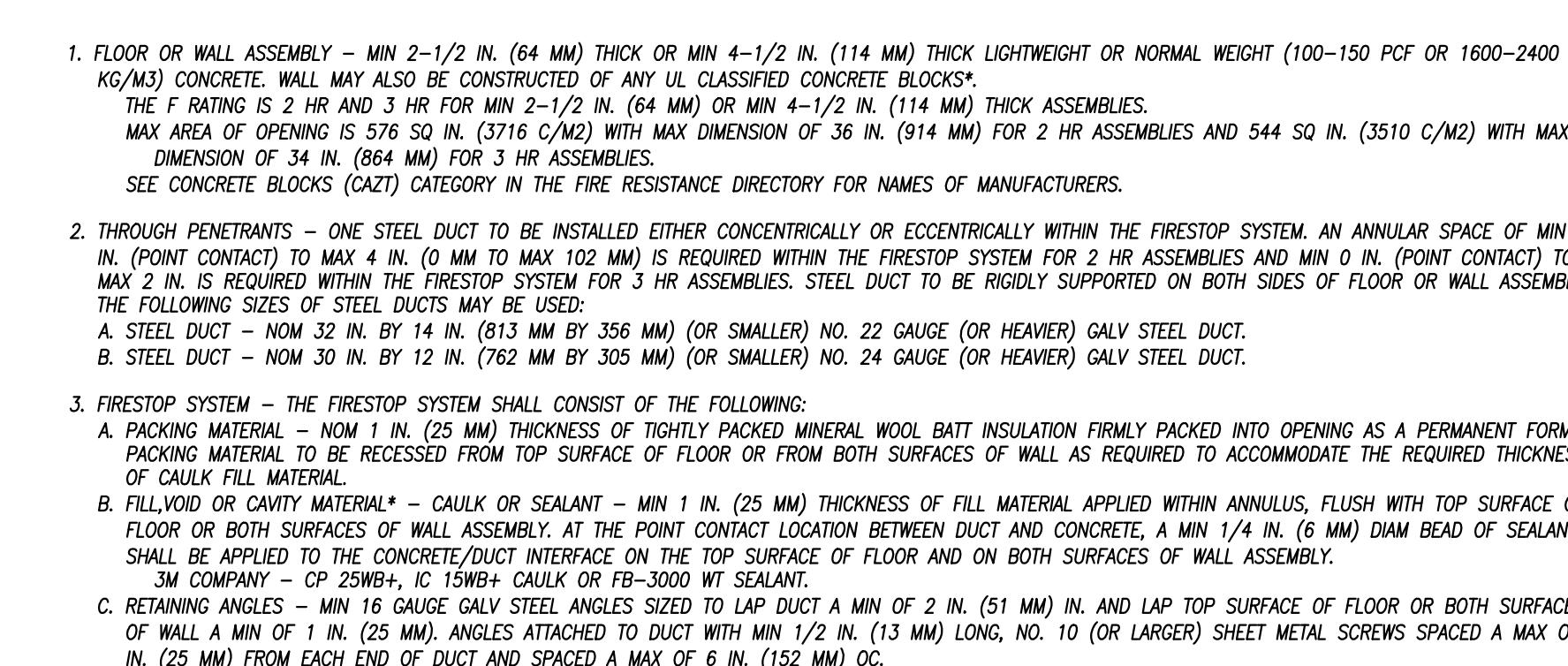


System No. C-AJ-8088  
September 07, 2004  
F Ratings - 2 Hr  
T Rating - 0 Hr



System No. W-L-7052  
May 19, 2005  
F Rating - 1 HR  
T Rating - 0 HR

1. WALL ASSEMBLY - THE 1 OR 2 HR FIRE-RATED GYPSUM BOARD/STUD WALL ASSEMBLY SHALL BE CONSTRUCTED OF THE MATERIALS AND IN THE MANNER SPECIFIED IN THE INDIVIDUAL U300, U400 OR V400 SERIES WALL AND PARTITION DESIGNS IN THE UL FIRE RESISTANCE DIRECTORY AND SHALL INCLUDE THE FOLLOWING CONSTRUCTION FEATURES:  
A. STUDS OR FRAMING MAY CONSIST OF EITHER WOOD STUDS OR STEEL CHANNEL STUDS. WOOD STUDS TO CONSIST OF NOM 2 BY 4 IN. LUMBER SPACED 16 IN. OC. STEEL STUDS TO BE MIN 3-5/8 IN. WIDE AND SPACED MAX 24 IN. OC.  
B. WALL BOARD - THICKNESS, TYPE, NUMBER OF LAYERS, FASTENER TYPE AND SHEET ORIENTATION SHALL BE AS SPECIFIED IN THE INDIVIDUAL WALL AND PARTITION DESIGN. MAX DIAM OF OPENING IN WALLBOARD LAYERS IS 7 IN.  
C. METAL OUTLET BOXES - THICKNESS, TYPE, NUMBER OF LAYERS, FASTENER TYPE AND SHEET ORIENTATION SHALL BE AS SPECIFIED IN THE INDIVIDUAL WALL AND PARTITION DESIGN. MAX DIAM OF OPENING IN METAL OUTLET BOXES IS 4 IN.  
2. THROUGH PENETRANTS - ONE METALLIC PIPE, TUBING OR TUBE TO BE INSTALLED EITHER CONCENTRICALLY OR ECCENTRICALLY WITHIN THE FIRESTOP SYSTEM PIPE OR TUBE TO BE RIGIDLY SUPPORTED ON BOTH SIDES OF WALL ASSEMBLY. THE FOLLOWING TYPES AND SIZES OF METALLIC PIPES OR TUBING MAY BE USED:  
A. STEEL PIPE - NOM 4 IN. DIA (OR SMALLER) SCHEDULE 10 (OR HEAVIER) STEEL PIPE, WHEN STEEL PIPE IS USED.  
B. COPPER TUBING - NOM 4 IN. DIA (OR SMALLER) TYPE L (OR HEAVIER) COPPER TUBING, T RATING IS 3/4 HR FOR COPPER TUBING OF NOM 2 IN. DIA AND SMALLER; FOR COPPER TUBING GREATER THAN NOM 2 IN. DIA, T RATING IS 1/4 AND 1/2 HR WHEN INSTALLED IN 1 AND 2 HR RATED WALLS, RESPECTIVELY.  
C. COPPER PIPE - NOM 4 IN. DIA (OR SMALLER) REGULAR (OR HEAVIER) COPPER PIPE, T RATING IS 3/4 HR FOR COPPER PIPE OF NOM 2 IN. DIA AND SMALLER; FOR COPPER PIPE GREATER THAN NOM 2 IN. DIA, T RATING IS 1/4 AND 1/2 HR WHEN INSTALLED IN 1 AND 2 HR RATED WALLS, RESPECTIVELY.  
3. PIPE INSULATION - PLASTIC - NOM 3/4 IN. THICK ACRYLONITRILE BUTADIENE/POLYVINYL CHLORIDE (A/B/PVC) FLEXIBLE FOAM FURNISHED IN THE FORM OF TUBING. THE ANNULAR SPACE BETWEEN THE INSULATED PIPE AND THE EDGE OF THE THROUGH OPENING SHALL BE MIN ZERO IN. (POINT CONTACT) TO MAX 1-1/4 IN.  
SEE PLASTICS (GMF2) CATEGORY IN THE RECOGNIZED COMPONENT DIRECTORY FOR NAMES OF MANUFACTURERS AND RECOGNIZED COMPONENT TUBE INSULATION. PLASTIC TUBE INSULATION MAY NOT EXCEED 1/4 IN. IN THE PENESEATING TUBE AND METALLIC PIPES OR TUBING MAY BE USED.  
4. FILL VOID OR CAVITY MATERIAL\* - CAULK OR SEALANT - MIN 5/8 IN. (16 MM) THICKNESS OF CAULK APPLIED WITHIN ANNUAL SPACE OF WALL, FLUSH WITH BOTH SURFACES OF WALL. A MIN 1/2 IN. DAM BEAD OF CAULK SHALL BE APPLIED TO THE PIPE INSULATION/ WALLBOARD INTERFACE AT THE POINT CONTACT LOCATION ON BOTH SIDES OF WALL.  
\*3M COMPANY - CP 25WB+ CAULK OR FB-3000 WT SEALANT  
\*BEARING THE UL CLASSIFICATION MARKING



System No. C-AJ-7016  
May 19, 2005  
F Ratings - 2 & 3 Hr (See Item 1)  
T Rating - 0 Hr (See Item 1)

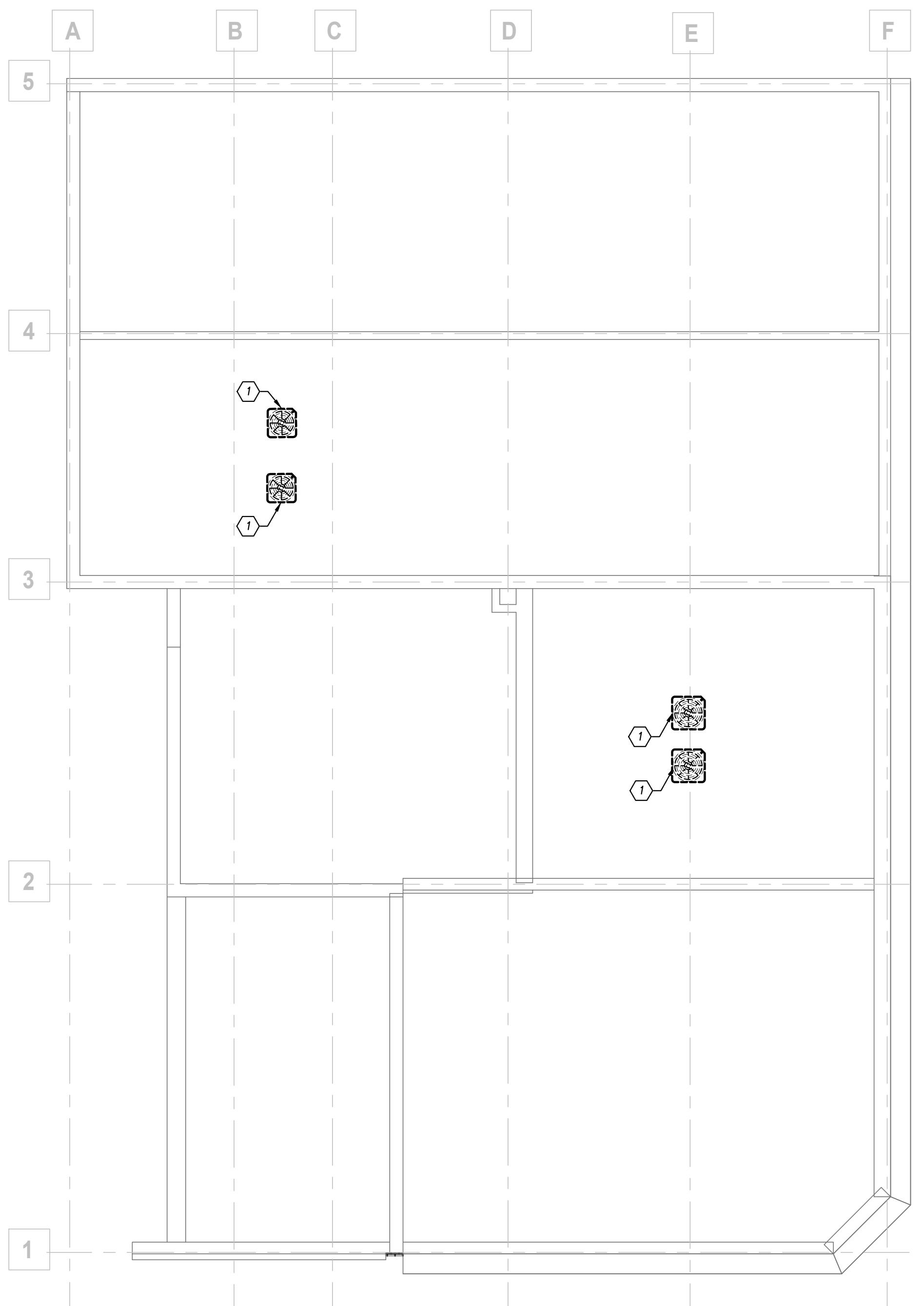
1. FLOOR OR WALL ASSEMBLY - MIN 2-1/2 IN. (64 MM) THICK OR MIN 4-1/2 IN. (114 MM) THICK LIGHTWEIGHT OR NORMAL WEIGHT (100-150 PCF OR 1600-2400 KG/M3) CONCRETE WALL MAY ALSO BE CONSTRUCTED OF ANY UL CLASSIFIED CONCRETE BLOCKS. MAX AREA OF OPENING IS 144 SQ IN. WITH A MAX DIMENSION OF 18 IN. SEE CONCRETE BLOCKS (C4Z7) CATEGORY IN THE FIRE RESISTANCE DIRECTORY FOR NAMES OF MANUFACTURERS.  
2. THROUGH PENETRANTS - METALLIC PIPES, TUBING OR CABLE TO BE INSTALLED EITHER CONCENTRICALLY OR ECCENTRICALLY WITHIN THE FIRESTOP SYSTEM. THE FOLLOWING TYPES AND SIZES OF METALLIC PIPES, TUBING OR CABLE MAY BE USED:  
A. METALLIC PIPE - FIVE METALLIC PIPES, TUBING OR CABLES. THE ANNULAR SPACE BETWEEN UNINSULATED PENETRANT AND PERIPHERY OF OPENING SHALL BE MIN 1 IN. (POINT CONTACT) TO MAX 1-1/4 IN. THE FOLLOWING TYPES AND SIZES OF METALLIC PIPES OR TUBING MAY BE USED:  
A1. COPPER TUBING - NOM 3 IN. DIA (OR SMALLER) TYPE M (OR HEAVIER) COPPER TUBE.  
A2. COPPER PIPE - NOM 3 IN. DIA (OR SMALLER) REGULAR (OR HEAVIER) COPPER PIPE.  
B. TUBE INSULATION - PLASTIC - NOM 3/4 IN. THICK ACRYLONITRILE BUTADIENE/POLYVINYL CHLORIDE (A/B/PVC) FLEXIBLE FOAM FURNISHED IN THE FORM OF TUBING. THE ANNULAR SPACE BETWEEN THE INSULATED PENETRATING ITEM AND THE PERIPHERY OF OPENING SHALL BE MIN 0 IN. (POINT CONTACT) TO MAX 1-1/4 IN. THE ANNULAR SPACE BETWEEN THE INSULATED PENETRATING ITEM AND THE PERIPHERY OF THE OPENING SHALL BE MIN 0 IN. (POINT CONTACT) TO MAX 2-3/4 IN.  
C. CABLES - MAX ONE 2/C NO. 18 AWG (OR SMALLER) THINWALL STRIP WIRE SPACED MIN 0 IN. (POINT CONTACT) FROM THE INSULATION OR MIN 1/2 IN. FROM OTHER PENETRANTS. THE ANNULAR SPACE BETWEEN CABLE AND PERIPHERY OF OPENING IS MIN 0 IN. (POINT CONTACT) TO MAX 2-3/4 IN.  
CABLE TO BE RIGIDLY SUPPORTED ON BOTH SIDES OF FLOOR OR WALL ASSEMBLY.  
3. FIRESTOP SYSTEM - THE DETAILS OF THE FIRESTOP SYSTEM SHALL BE AS FOLLOWS:  
A. FILL VOID OR CAVITY MATERIAL\* - WRAP STRIP - NOM 1/8 IN. THICK INSULATING MATERIAL SUPPLIED IN 2 IN. WIDE STRIPS. MIN ONE LAYER OF WRAP STRIP TO BE RECESSED FROM THE TOP SURFACE OF FLOOR OR FROM BOTH SURFACES OF WALL AS REQUIRED TO ACCOMMODATE THE REQUIRED THICKNESS OF FILL MATERIAL.  
B. FILL VOID OR CAVITY MATERIAL\* - CAULK, SEALANT OR PUTTY - MIN 1/2 IN. THICKNESS OF FILL MATERIAL APPLIED WITHIN THE ANNULUS, FLUSH WITH TOP SURFACE OF FLOOR. MIN 1/2 IN. DIA BEAD OF FILL MATERIAL APPLIED TO THE PENETRANT/CONCRETE INTERFACE AT THE POINT CONTACT LOCATION ON BOTH SIDES OF WALL.  
\*3M COMPANY - CP 25WB+ CAULK OR FB-3000 WT SEALANT.  
\*BEARING THE UL CLASSIFICATION MARKING  
\*BEARING THE UL RECOGNIZED COMPONENT MARKING

# MAIN STREET LANDLORD IMPROVEMENTS

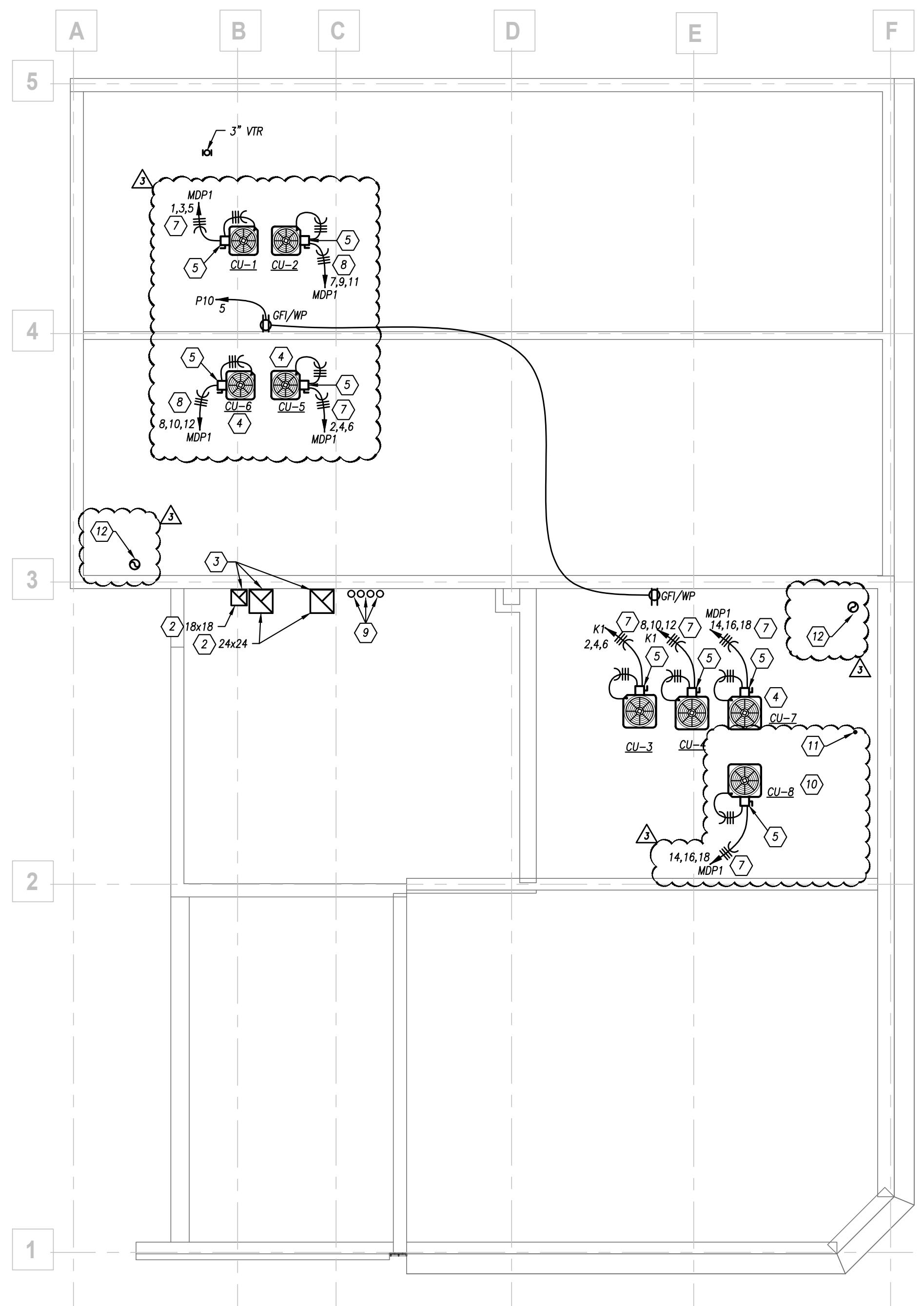
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LEE'S SUMMIT, MO 64063

Collins Webb ARCHITECTURE  
307B SW Market Street, Lee's Summit, Mo. 64063 P: 816.249.2270  
(www.collinswebbarch.com)

Permit Set



ROOF PLAN - DEMOLITION  
1/8" = 1'-0"



ROOF PLAN  
1/8" = 1'-0"

## GENERAL ROOF PLAN NOTES

1. REFER TO GENERAL NOTES ON MEP COVER SHEET FOR ADDITIONAL REQUIREMENTS OF WORK.
2. MAINTAIN CODE-REQUIRED DISTANCES FOR ALL VENTS, EXHAUSTS, ETC. FROM MECHANICAL EQUIPMENT ON SUITABLE STEEL SUPPORTS UNLESS OTHERWISE NOTED.
3. ALL ELECTRICAL EQUIPMENT AND DEVICES SHALL BE MOUNTED A MINIMUM OF 36" ABOVE THE ROOF ON SUITABLE STEEL SUPPORTS UNLESS OTHERWISE NOTED.

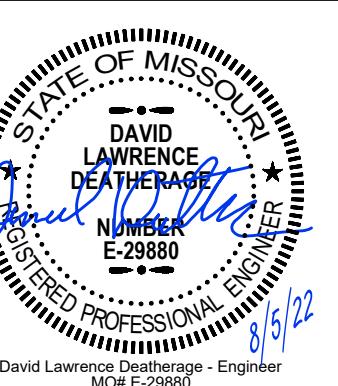
## ROOF PLAN KEYED NOTES

1. CONTRACTOR TO FIELD VERIFY LOCATION AND REMOVE EXISTING CONDENSING UNITS, REUSE EXISTING LOCATIONS, REFRIGERANT PIPE PENETRATIONS AND ACCESSORIES OF CONDENSING UNITS SERVING SECOND FLOOR. REFER TO NEW WORK PLAN.
2. DISHWASHER, GREASE AND MAKE-UP AIR DUCT FROM FIRST FLOOR TO/ FROM 2ND FLOOR ROOF.
3. CAP DUCTWORK ON ROOF FOR FUTURE USE.
4. CONDENSING UNIT SERVING 2ND FLOOR TO BE INSTALLED IN EXISTING LOCATION.
5. GAMP, 3-POLE, NON-FUSED HEAVY-DUTY DISCONNECT SWITCH IN NEMA 3R ENCLOSURE.
6. GAMP, 3-POLE, NON-FUSED HEAVY DUTY DISCONNECT SWITCH IN NEMA 3R ENCLOSURE.
7. (3) #6 WIRE AND (1) #10 GROUND IN 3/4" CONDUIT.
8. (3) #8 WIRE AND (1) #10 GROUND IN 3/4" CONDUIT.
9. CONDUIT PENETRATIONS FOR FUTURE MECHANICAL EQUIPMENT. REFER TO SHEET E111 FOR ADDITIONAL INFORMATION.
10. NEW CONDENSING UNIT SHALL BE INSTALLED ON A NEW EQUIPMENT CURB OR ROOF SUPPORT.
11. NEW CONCENTRIC VENT THROUGH ROOF. VENT TERMINATION SHALL NOT BE WITHIN 10' OF FRESH AIR INTAKE.
12. FRESH AIR INTAKE VENT.

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△ City Comments 05/17/22  
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MEP101

ISSUE DATE: APRIL 21, 2022

COLLINS WEBB #: 21124

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ENGINEERS

PEARSON KENT MCKINLEY RAFF ENGINEERS, LLC  
1320 W 97TH STREET  
LENEXA, KS 66215  
913.492.2400  
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22169

ROOF PLAN

# MAIN STREET LANDLORD IMPROVEMENTS

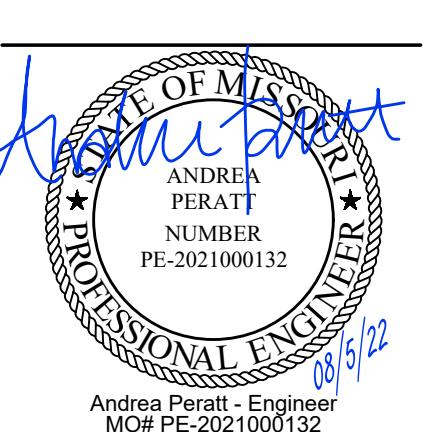
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M011

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## GENERAL DEMOLITION NOTES

1. REFER TO GENERAL DEMOLITION NOTES ON MEP COVER SHEET FOR ADDITIONAL REQUIREMENTS OF WORK.

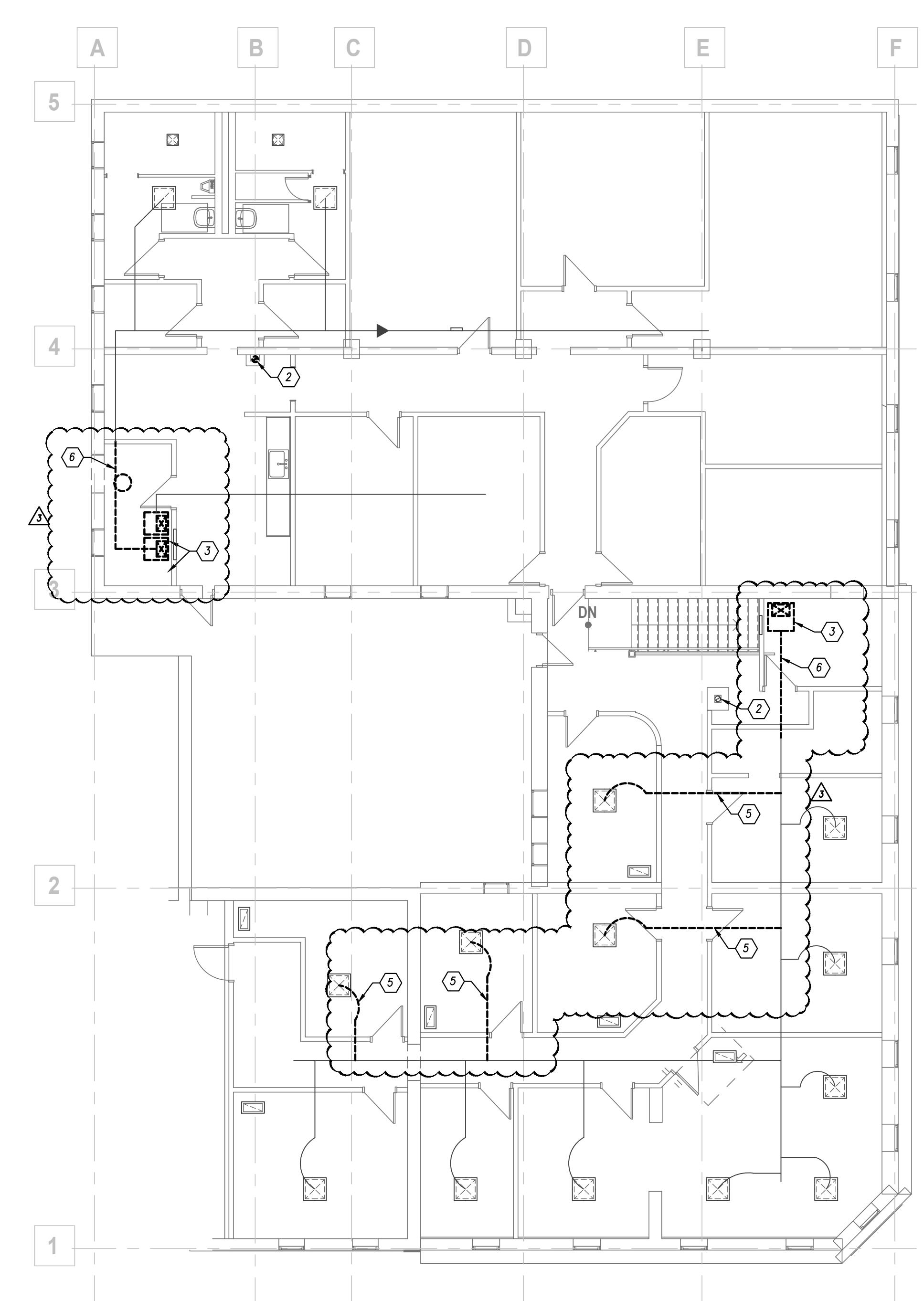
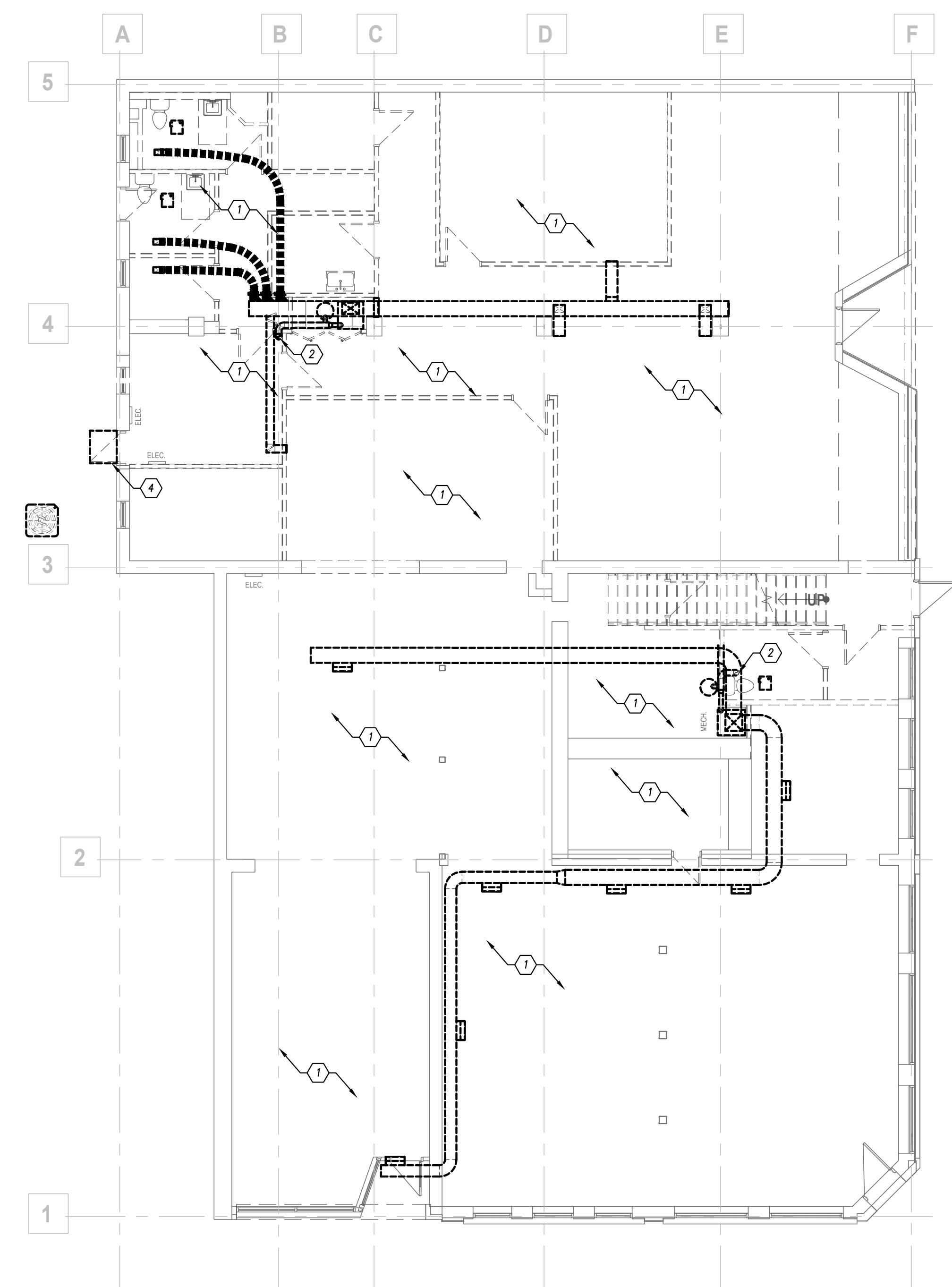
## DEMOLITION PLAN KEYED NOTES

- ① REMOVE ALL DUCTWORK, DIFFUSERS AND EQUIPMENT IN THIS AREA. PATCH REPAIR WALL/ CEILING IF REQUIRED. REFER TO NEW WORK PLAN.
- ② REMOVE VERTICAL FLUE DUCT GOING THROUGH SECOND FLOOR TO ROOF. REFER TO NEW WORK PLAN.
- ③ REMOVE EXISTING FURNACE, KEEP ALL DUCTWORK, FLUE AND VENT. CLEAN REPAIR DUCTWORK, GRILLE AND PROVIDE NEW FILTER. PREPARE DUCTWORK FOR NEW FURNACE INSTALLATION. REFER TO NEW WORK PLAN.
- ④ REMOVE EXISTING WEATHER HOOD AND INTAKE OPENING, PATCH AND REPAIR OPENING WITH CONSTRUCTION MATERIALS TO MATCH EXISTING CONDITIONS. REFER TO ARCHITECT.
- ⑤ REMOVE EXISTING DUCTWORK AND CAP BACK AT MAN.
- ⑥ REMOVE SUPPLY DUCT AND CONNECTION AT FURNACE TO PREPARE FOR A NEW SUPPLY CONNECTION.



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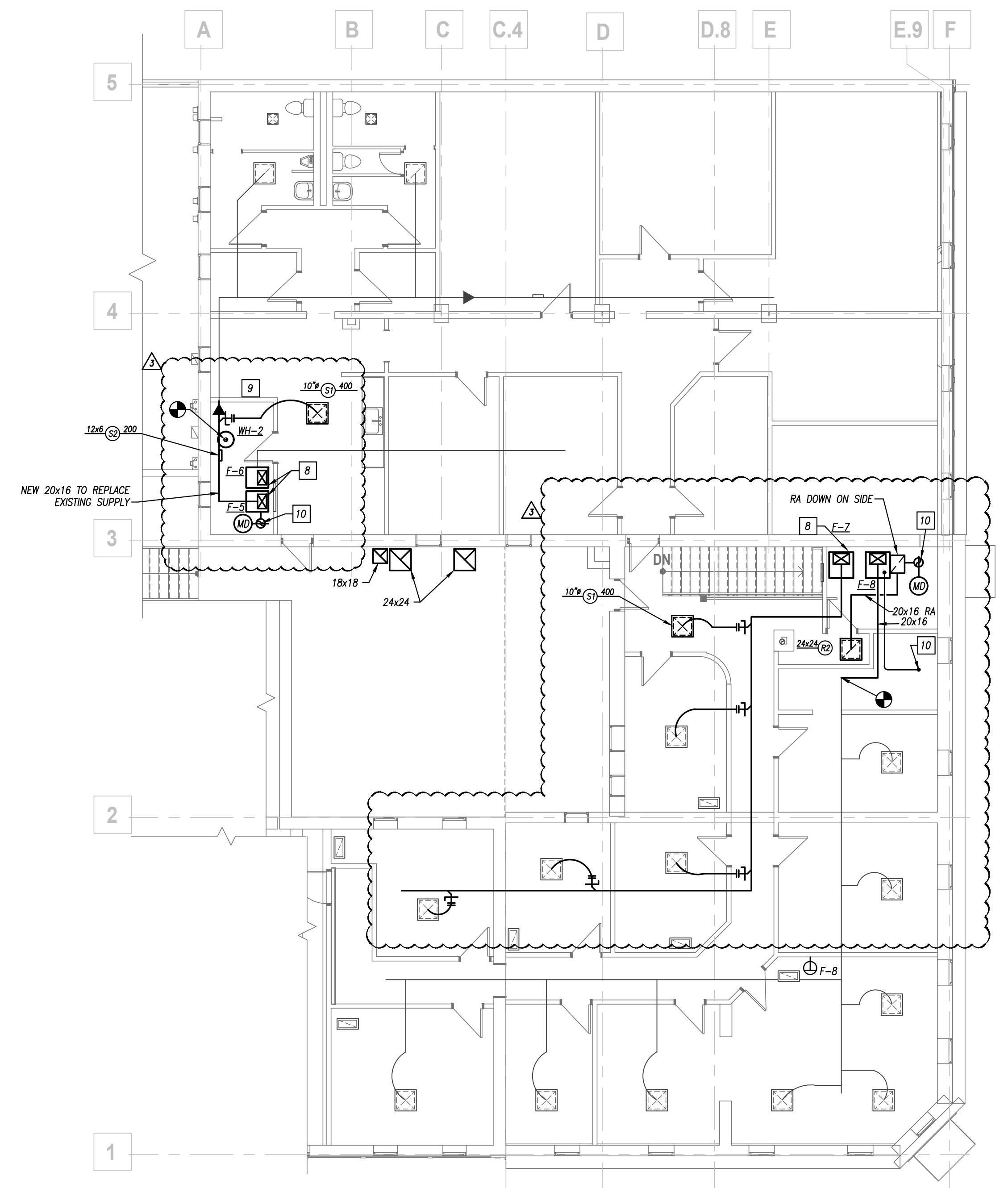


# MAIN STREET LANDLORD IMPROVEMENTS

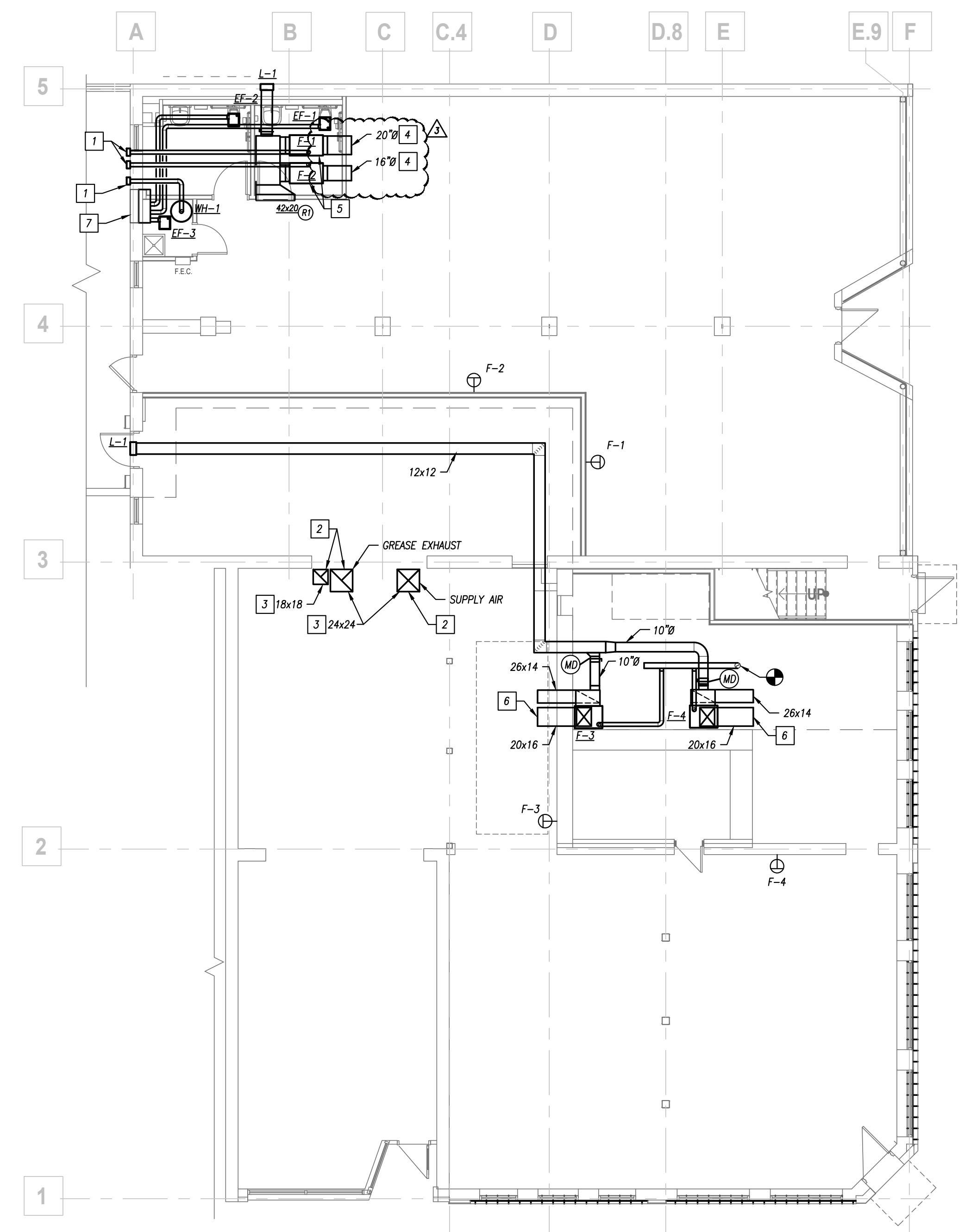
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2ND FLOOR PLAN - HVAC  
1/8" = 1'-0"



1ST FLOOR PLAN - HVAC  
1/8" = 1'-0"

**GENERAL HVAC NOTES**

1. REFER TO GENERAL NOTES ON MEP COVER SHEET FOR ADDITIONAL REQUIREMENTS OF WORK.
2. ROUND BRANCH DUCT RUNOUTS AND FLEXIBLE DUCT SHALL BE THE SAME SIZE AS THE DIFFUSER NECK UNLESS NOTED OTHERWISE.
3. MAXIMUM FLEXIBLE DUCT LENGTH SHALL BE 5'-0".
4. ALL RUNOUTS TO TERMINAL BOXES SHALL BE ONE SIZE LARGER THAN BOX INLETS UNLESS NOTED OTHERWISE.
5. ALL AIR DISTRIBUTION DEVICES SHALL HAVE LOCKABLE ROUND OR SQUARE WITH TURNING VANES.
6. ALL 90 DEGREE TURNING ELBOWS SHALL BE SMOOTH ROUND OR SQUARE WITH TURNING VANES.
7. DUCT SIZES SHOWN ON PLANS ARE INSIDE FREE AREA.
8. PROVIDE ACCESS DOORS IN DUCTS AHEAD OF ALL AUTOMATIC, FIRE, AND SMOKE DAMPERS.
9. FOR BALANCING THE OUTSIDE AIRFLOW QUANTITIES, REFER TO HVAC SCHEDULES.

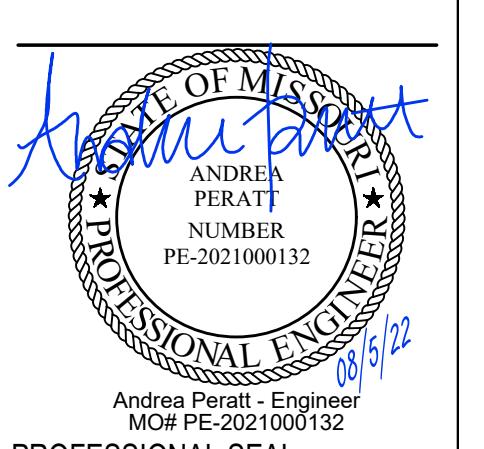
## HVAC PLAN KEYED NOTES

- 1 TERMINATE 4" FLUE/VENT WITH PRINTABLE WALL CAP. REFER TO DETAIL.
- 2 DISHWASHER, GREASE AND MAKE-UP AIR DUCT CAPPED IN SPACE FOR FUTURE USE.
- 3 DISHWASHER AND GREASE DUCT FROM FIRST FLOOR TO 2ND FLOOR, DUCT TO BE ROUTED ON EXTERIOR WALL AND CAPPED OVER 2ND FLOOR ROOF. REFER TO ROOF PLAN.
- 4 CAP SPIRAL DUCTWORK IN SPACE. ROUTE DUCTWORK RIGHT TO STRUCTURE.
- 5 FURNACES TO BE INSTALLED ABOVE TOILET. REFER TO DETAIL FOR INSTALLATION.
- 6 SUPPLY AND RETURN AIR DUCTWORK ROUTED THROUGH STRUCTURE. WALL BOTTOM OF DUCT TO BE ROUTED AT 10'-0" A.F. COORDINATE PENETRATIONS WITH STRUCTURE.
- 7 ROUTE GENERAL EXHAUST TO PLENUM ON BACKSIDE OF EXISTING LOUVER. PLENUM TO MATCH EXISTING SIZE OF LOUVER. REFER TO DETAIL.
- 8 REPLACE EXISTING FURNACES. CONNECT TO EXISTING DUCTWORK, FLUES, ELECTRICAL AND CONDENSATE.
- 9 REPLACE EXISTING WATER HEATER TO CONNECT INTO EXISTING FLUES.
- 10 10" OUTDOOR AIR DUCT UP TO ROOF INTAKE. PROVIDE MOTORIZED AND BALANCING DAMPER IN RISER. INTAKE ON ROOF SHALL BE COOK PR-12 OR EQUIVALENT.
- 11 TERMINATE FLUE AND INTAKE UP TO CONCENTRIC VENT. TERMINATION SHALL NOT BE WITHIN 10' OF FRESH AIR INTAKE.

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MECHANICAL - FLOOR PLANS  
22169

# MAIN STREET LANDLORD IMPROVEMENTS

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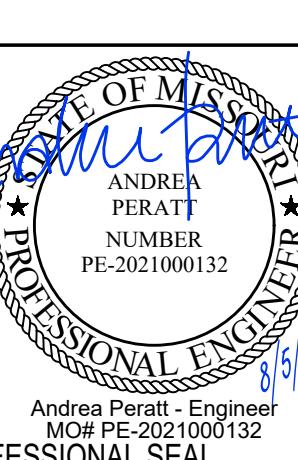
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Andrea Perati - Engineer  
MO# PE-2021000132

PROFESSIONAL SEAL

15/02

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COLLINS WEBB #: 21124

M201

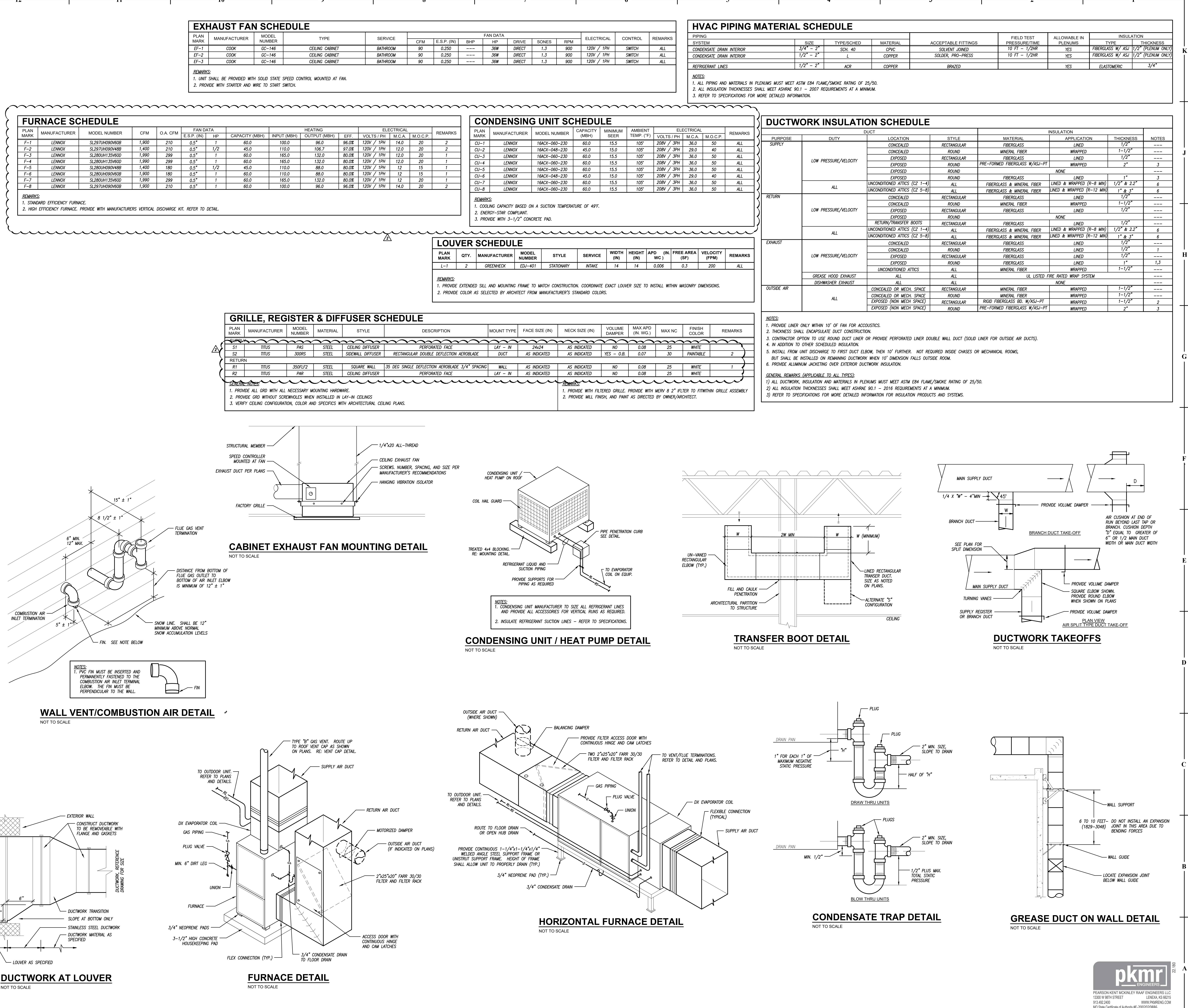
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MECHANICAL - SCHED. /DETAILS

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ENGINEERS

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# MAIN STREET LANDLORD IMPROVEMENTS

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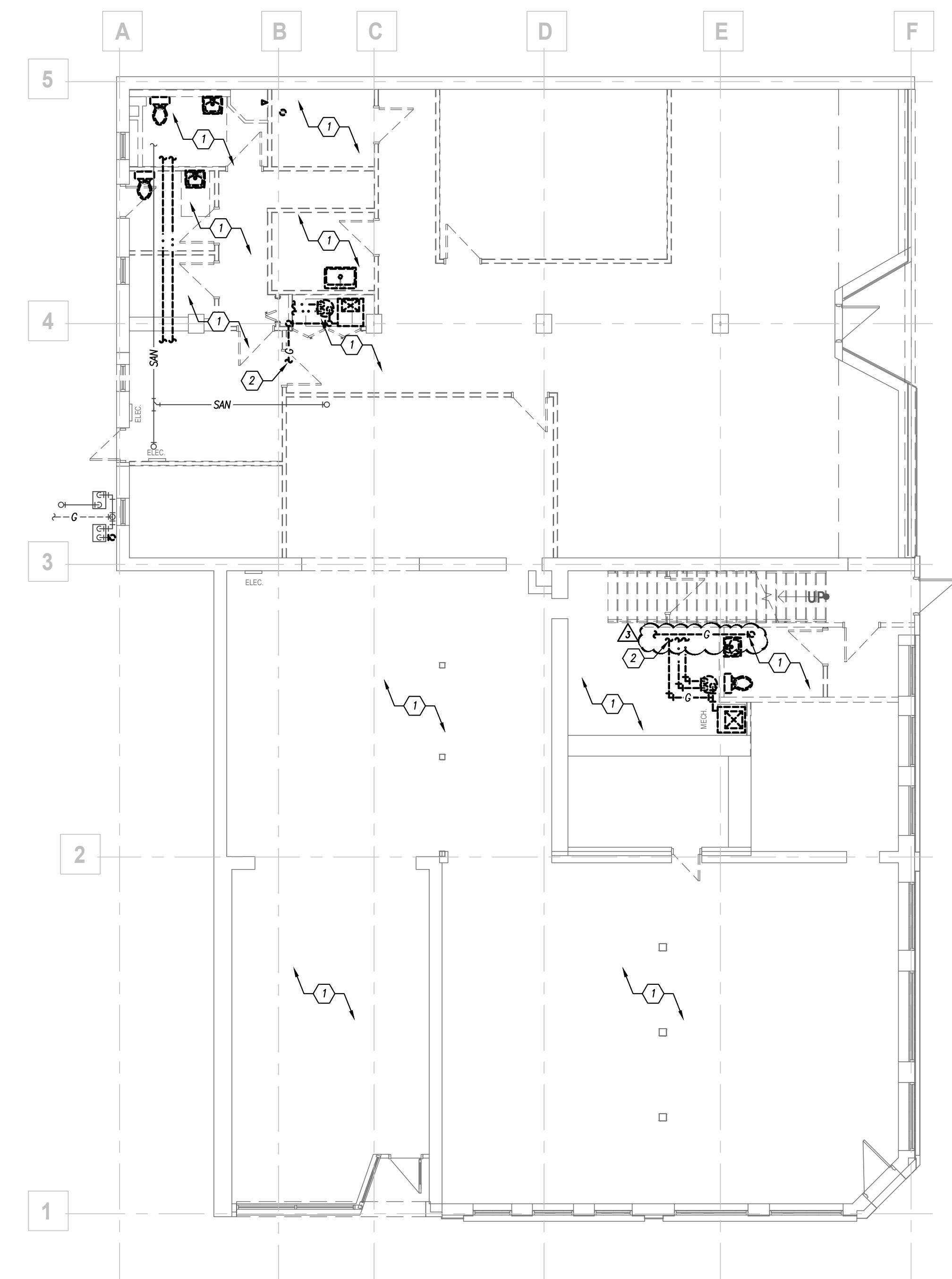
## GENERAL DEMOLITION NOTES

1. REFER TO GENERAL DEMOLITION NOTES ON MEP COVER SHEET FOR ADDITIONAL REQUIREMENTS OF WORK.

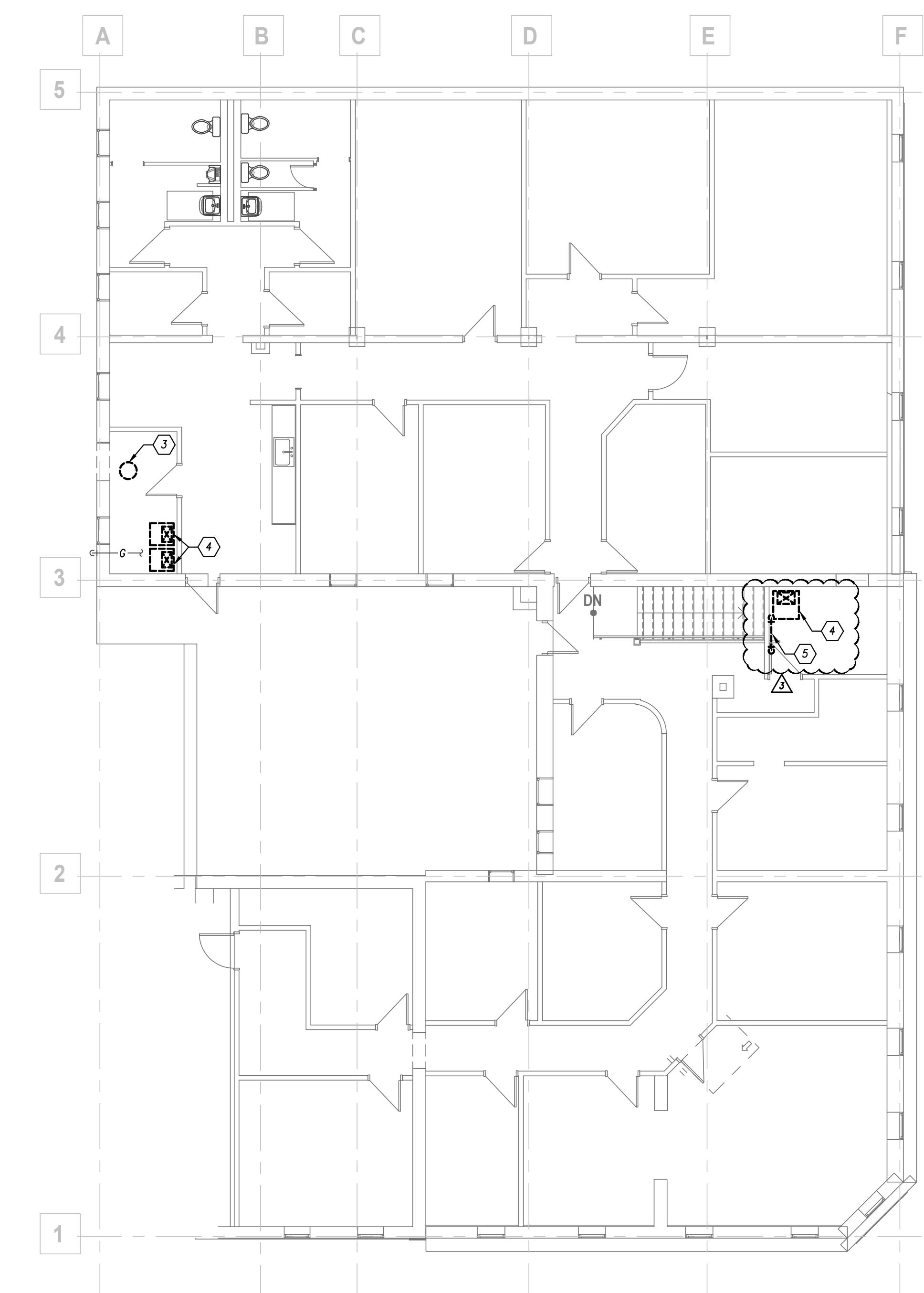
## DEMOLITION PLAN KEYED NOTES

- ① REMOVE ALL DOMESTIC COLD WATER, HOT WATER, SANITARY & VENT PIPE SERVING FIRST FLOOR FIXTURES AND EQUIPMENT. DO NOT DEMOLISH SANITARY PIPES FROM SECOND FLOOR. REFER TO NEW WORK PLAN.
- ② GAS PIPE SERVING FIRST FLOOR TO BE REMOVED.
- ③ EXISTING WATER HEATER TO BE REPLACED ON SAME LOCATION. REUSE ALL EXISTING PIPES AND ACCESSORIES. REFER TO NEW WORK PLAN.
- ④ EXISTING FURNACE TO BE REPLACED ON SAME LOCATION. REMOVE EXISTING GAS CONNECTION AND PROVIDE NEW CONDENSATE DRAIN PIPE.
- ⑤ REMOVE EXISTING GAS PIPING BACK TO MAIN. CONTRACTOR SHALL FIELD VERIFY EXISTING ROUTING.

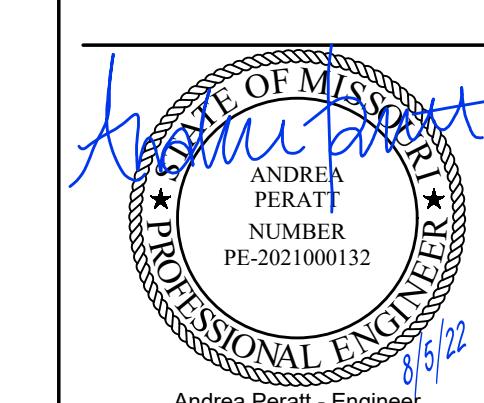
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1ST FLOOR PLAN - DEMOLITION  
1/8" = 1'-0"



2ND FLOOR PLAN - DEMOLITION  
1/8" = 1'-0"





PIPING MATERIAL & INSULATION SCHEDULE						
PIPING SYSTEM	SIZE	TYPE/SCHED	MATERIAL	ACCEPTABLE FITTINGS	FIELD TEST PRESSURE/ TIME	ALLOWABLE IN PLENUMS
DOMESTIC COLD WATER	1/2"-3/4"	L	COPPER	SOLDER, PRO-PRESS	130 PSI / 1HR	YES FIBERGLASS W/ ASU 1/2"
DOMESTIC HOT WATER & HW RETURN	1/2"-3/4"	L	COPPER	SOLDER, PRO-PRESS	130 PSI / 1HR	YES FIBERGLASS W/ ASU 1"
DOMESTIC HOT WATER & HW RETURN	1/2"-2"	L	COPPER	SOLDER, PRO-PRESS	130 PSI / 1HR	YES FIBERGLASS W/ ASU 1-1/2"
NATURAL GAS - ABOVE GRADE	1/2"-2"	SCH. 40	STEEL - SEAMLESS	THREADED IRON OR WELDED	75 PSI - 1HR	YES ----
SOIL & WASTE - ABOVE GRADE	1-1/2"-6"	NO HUB / SERVICE WT.	CAST IRON	NO HUB	10 FT - 1/2HR	YES ----
SOIL & WASTE - ABOVE GRADE	2"-8"	SCH. 40	PVC	SOLVENT JOINED	10 FT - 1/2HR	NO ----
SOIL & WASTE - BELOW GRADE	2"-8"	SCH. 40	PVC	SOLVENT JOINED	10 FT - 1/2HR	NO ----
PPV AND SIMILAR EXPOSED DRAIN LINES	ALL	L	COPPER	SOLDER, PRO-PRESS	10 FT - 1/2HR	YES ----
CONDENSATE DRAIN ON ROOF	3/4"-2"	SCH. 40	PVC	SOLVENT JOINED	10 FT - 1/2HR	NO
CONDENSATE DRAIN INTERIOR	3/4"-2"	SCH. 40	CPVC	SOLVENT JOINED	10 FT - 1/2HR	YES FIBERGLASS W/ ASU 1/2" (PLENUM ONLY)
CONDENSATE DRAIN INTERIOR	1/2"-2"	L	COPPER	SOLDER, PRO-PRESS	10 FT - 1/2HR	YES FIBERGLASS W/ ASU 1/2" (PLENUM ONLY)

NOTES:  
1. ALL PIPING AND MATERIALS IN PLENUMS MUST MEET ASTM E84 FLAME/SMOKE RATING OF 25/50.  
2. ALL INSULATION THICKNESSES SHALL MEET ADOTD EBC AND ASHRAE 90.1 - 2016 REQUIREMENTS AT A MINIMUM.  
3. REFER TO SPECIFICATIONS FOR MORE DETAILED INFORMATION.  
4. WELDED PIPING IS REQUIRED FOR GAS PIPING WHEN: A) PIPING IS AT OR OVER 2PSI; B) WHEN PIPING OF ANY PRESSURE IS ROUTED THROUGH CONCEALED SPACES.

PLUMBING FIXTURE BRANCH CONNECTION SCHEDULE						
FIXTURE TYPE	TRAP	PLUMBING FIXTURE PIPE SIZES				
		WASTE	VENT	SIZE	DCW	DHW
WATER CLOSET (FLUSH VALVE)	INTEGRAL	4"	2"	1"	---	---
URINAL (FLUSH VALVE)	INTEGRAL	2"	2"	3/4"	---	---
FLUSH TANK (WATER CLOSET)	INTEGRAL	4"	2"	1/2"	---	---
LAVATORY	PROVIDE TRAP	2"	1-1/2"	1/2"	1/2"	---
SINK	PROVIDE TRAP	2"	2"	1/2"	1/2"	---
MOP SINK	PROVIDE DEEP SEAL TRAP	3"	3"	1/2"	1/2"	---
FLOOR DRAIN	PROVIDE DEEP SEAL TRAP	AS SCHEDULED	1-1/2"	---	---	---
FLOOR SINK	PROVIDE TRAP	AS SCHEDULED	1-1/2"	---	---	---
DRINKING FOUNTAINS/EWC'S	PROVIDE TRAP	1-1/2"	1-1/2"	1/2"	---	---
SHOWERS/TUBS	PROVIDE TRAP	2"	1-1/2"	1/2"	1/2"	---
SHOWERS	PROVIDE TRAP	2"	1-1/2"	1/2"	1/2"	---
ICE MACHINE HOOKUP BOX	---	---	---	1/2"	---	---
WASHER HOOKUP BOXES	PROVIDE TRAP	2"	1-1/2"	1/2"	1/2"	---

FLOOR / ROOF DRAIN SCHEDULE						
PLAN MARK	MANUFACTURER	MODEL NUMBER	SERVICE	TOP/GRATE	SIZE	WASTE
FD-1	WADE	1100	FLOOR DRAIN	6"x8"	2"	1
FS-1	WADE	9100	FLOOR SINK	12"x12"	4"	2

REMARKS:  
1. PROVIDE NICKEL BRONZE TOP.  
2. PROVIDE WITH 3/4" GRATE.

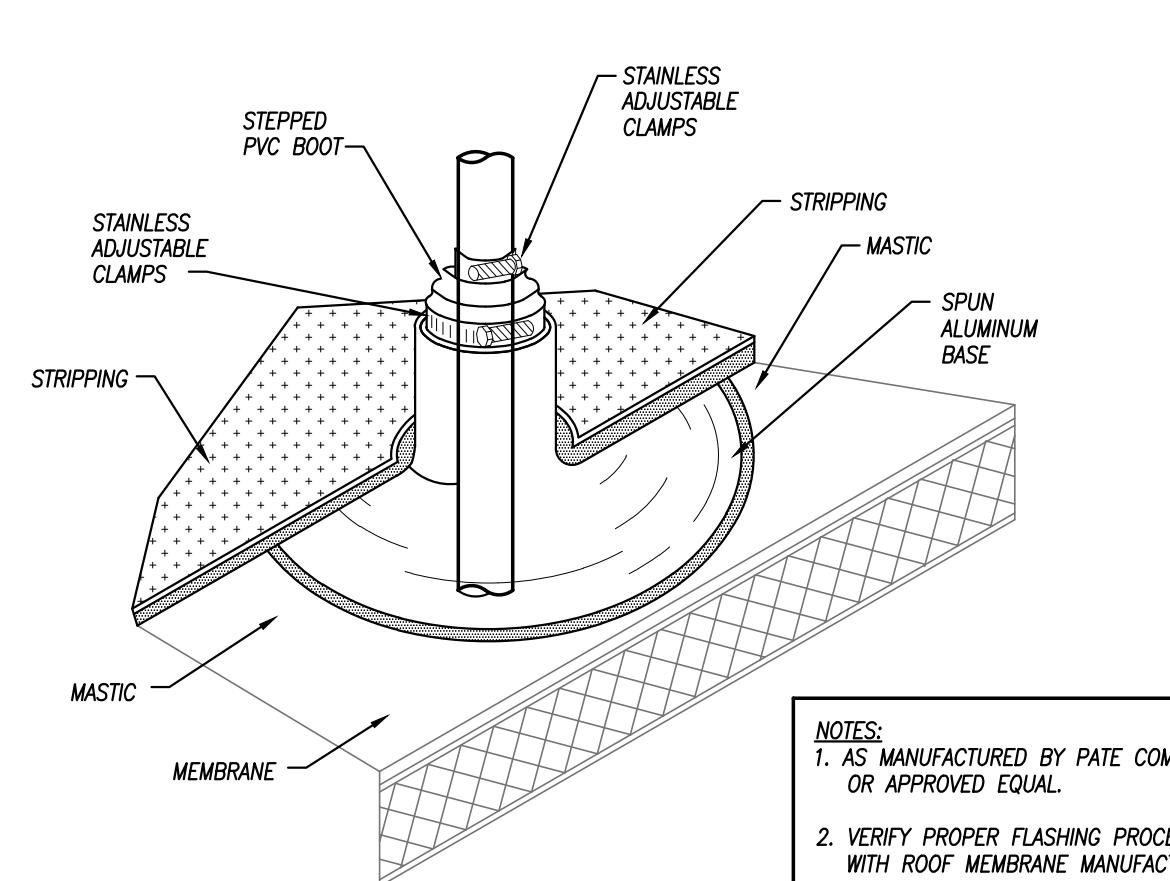
PLUMBING FIXTURE SCHEDULE						
MARK	Fixture Model	Fixture Description	Fittings and Trim	Fittings and Description	Remarks	Plumbing Fixture Pipe Sizes
L-1	TBD	WALL-HUNG LAVATORY. 20"x18" WHITE VITREOUS CHINA BOWL WITH 4" BACK FOR USE WITH CONCEALED ARM HANGER. FAUCET HOLES COORDINATED WITH FAUCET AND TRIM. PROVIDE CONCEALED ARM CARRIER.	TBD	CENTERSET SINGLE HOLE FAUCET WITH LOOP METAL LEVER HANDLE. 1/2" CONNECTION WITH DRAIN AND POP-UP HOLE. POLISHED CHROME FINISH.	1,2,3,4,5	2" 1-1/2" 1/2" 1/2"
WC-1	TBD	ADA-COMPLIANT. 128/0.9 GPF DUAL FLUSH TANK WATER CLOSET. PRESSURE-ASSISTED SIPHON JET. WHITE VITREOUS CHINA. ELONGATED BOWL AND TANK. 16-1/8" HIGH. TWO PIECE 1/2" FLUSH VALVE. INTEGRAL BUMPER. POLISHED CHROME ACTUATOR ON WIDE SIDE OF STALL.	TBD	WHITE, SOLID PLASTIC. CLOSED-FRONT SEAT FOR ELONGATED BOWL. INTEGRAL BUMPER. SOLID TOP LID. EXTERNAL CHECK HINGES WITH STAINLESS STEEL POSTS.	3,6	4" 2" 1/2" ---
JS-1	FIAT	JANITORS SINK. 24"x24"x12" PRECAST TERRAZZO FLOOR SERVICE SINK. CORNER CHAMFERED MODEL. FOR INSTALLATION IN CORNER OF BATHROOM. 16-1/8" HIGH. TWO PIECE 1/2" FLUSH VALVE. 3" STAINLESS STEEL CAST IRON AND STAINLESS STEEL STRAINER PLATE. PROVIDE STAINLESS STEEL WALL GUARDS, MOP BRACKETS, HOSE RACK.	CHICAGO TAUCET 897-CP	C.P. SERVICE SINK FITTING WITH VACUUM BREAKER. 3/4" HOSE THREAD ON SPOUT, ADJUSTABLE WALL BRACE, PAIL HOOK, AND 1/2" FEMALE ADJUSTABLE ARMS WITH INTERNAL STOPS. DRAULIC BETWEEN WALL AND FLANGE WITH GLUE SILICONE SEALANT. 3" C.L. P-TRAP.	---	3" 2" 1/2" 1/2"

REMARKS:  
1. PROVIDE CHROME-PLATED BRASS TALPIECE AND GRID DRAIN.  
2. PROVIDE CHROME-PLATED BRASS P-TRAP.  
3. PROVIDE LOOSE KEY STOPS AND FLEXIBLE RISERS.  
4. PROVIDE CONCEALED ARM TYPE CARRIER WITH SQUARE, TUBULAR STEEL UP-RIGHTS AND BLOCK TYPE BASES.  
5. INSULATE EXPOSED TALPIECE, P-TRAP, AND WATER RISERS. REFER TO SPECIFICATIONS FOR INSULATION METHODS.  
6. PROVIDE FLUSH VALVE HANDLE ON WIDE SIDE OF STALL.  
7. PROVIDE HANDLE STOPS AND FLEXIBLE RISERS.  
8. PROVIDE CHROME-PLATED BRASS TALPIECE AND BASKET STRAINER.

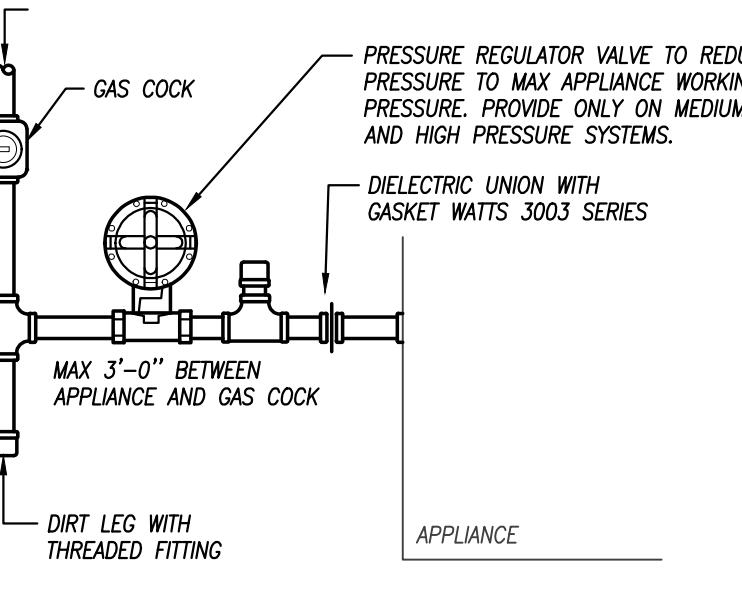
GENERAL NOTES (APPLICABLE TO ALL FIXTURES):  
1) ALL PUBLIC LATRINES AND SINKS SHALL BE PROVIDED WITH ANTI-SOLID ASSE 1070 LISTED VALVE ON HOT WATER SUPPLY.  
2) VERIFY PLUMBING MATERIALS AND EQUIPMENT COORDINATE BETWEEN TRADES. VERIFY CABINET SIZES, COUNTERTOP MATERIALS, WALL THICKNESSES, ETC ARE APPROPRIATE FOR SPECIFIED EQUIPMENT PRIOR TO ORDER.

GAS WATER HEATER SCHEDULE									
PLAN MARK	MANUFACTURER	MODEL NUMBER	GALLONS	USE	STYLE	GAS INPUT (MBH)	ENERGY FACTOR	RECOVERY @ 90° F RISE	FLUE SIZE (IN/OUT)
WH-1	STATE	GSE 50	50	RESIDENTIAL	POWER DIRECT VENT	65	0.58	64	3" / 3" 120V / 1PH
WH-2	STATE	GPX 50	50	RESIDENTIAL	STANDARD EFF.	50	0.62	41	4" 120V / 1PH

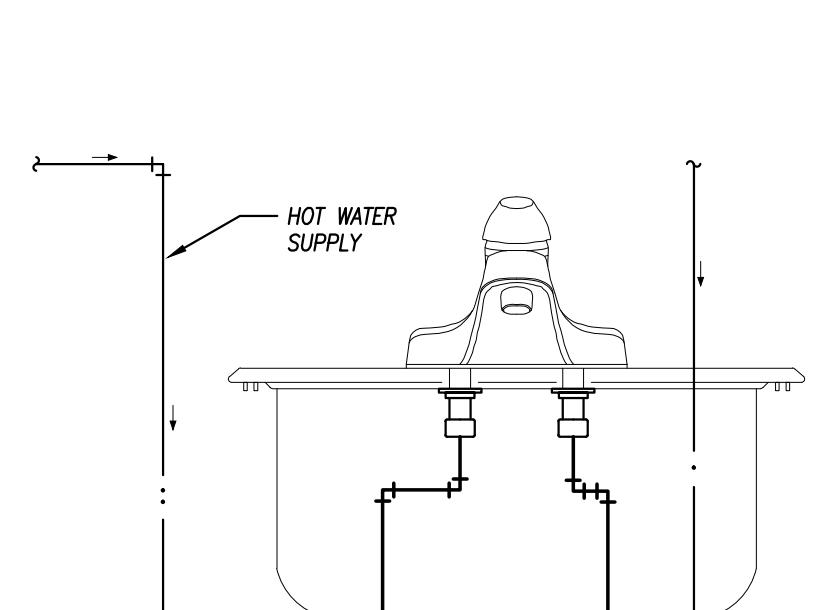
REMARKS:  
1. DIRECT-VENT STYLE WATER HEATER.  
2. PROVIDE WITH MANUFACTURERS CONCENTRIC VENT KIT.



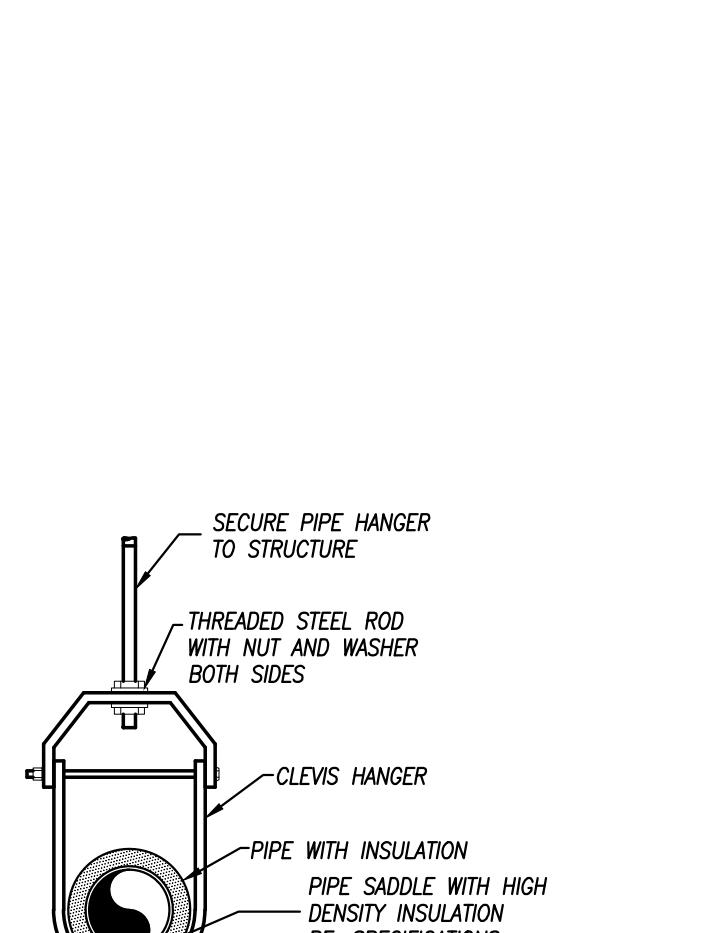
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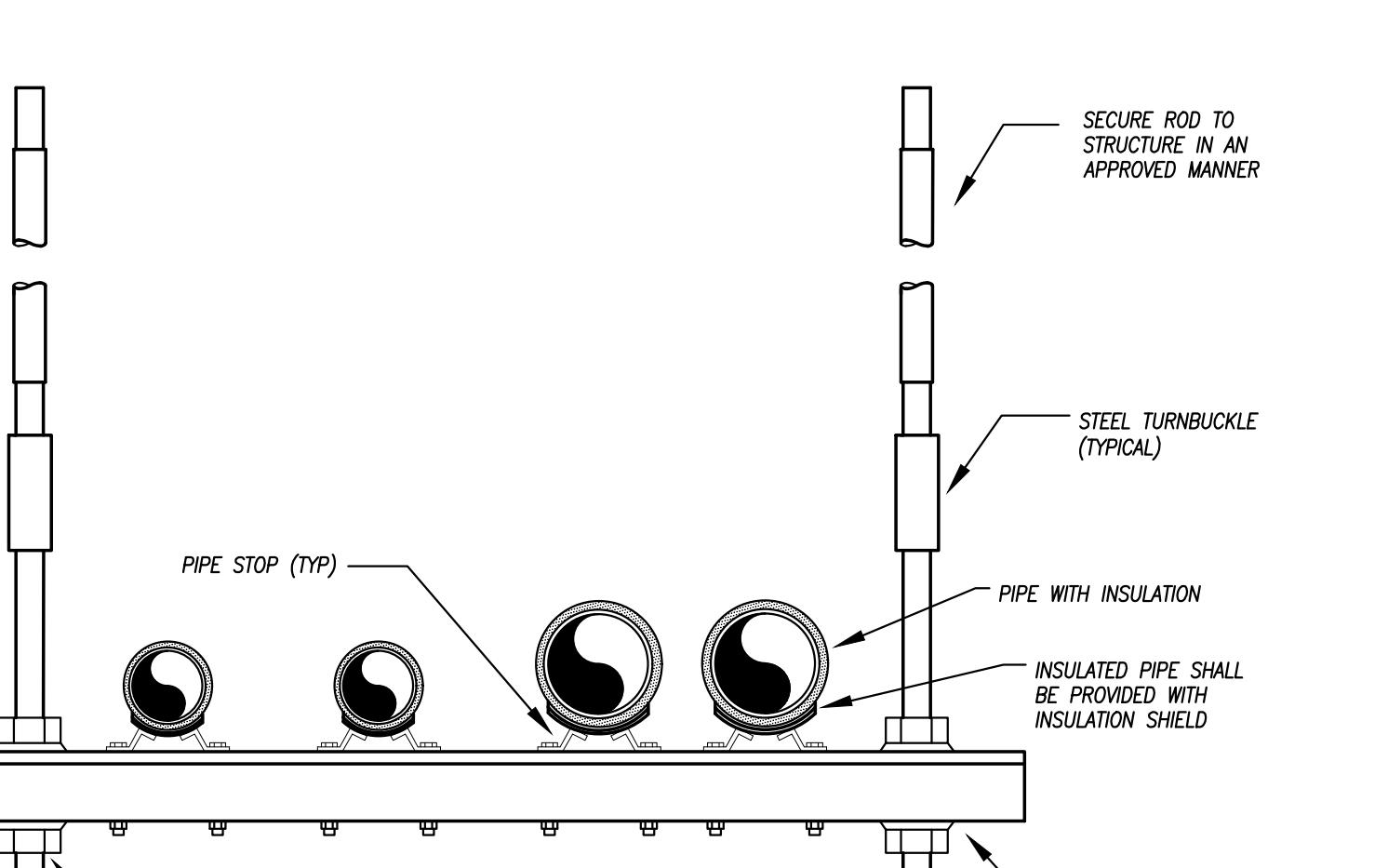
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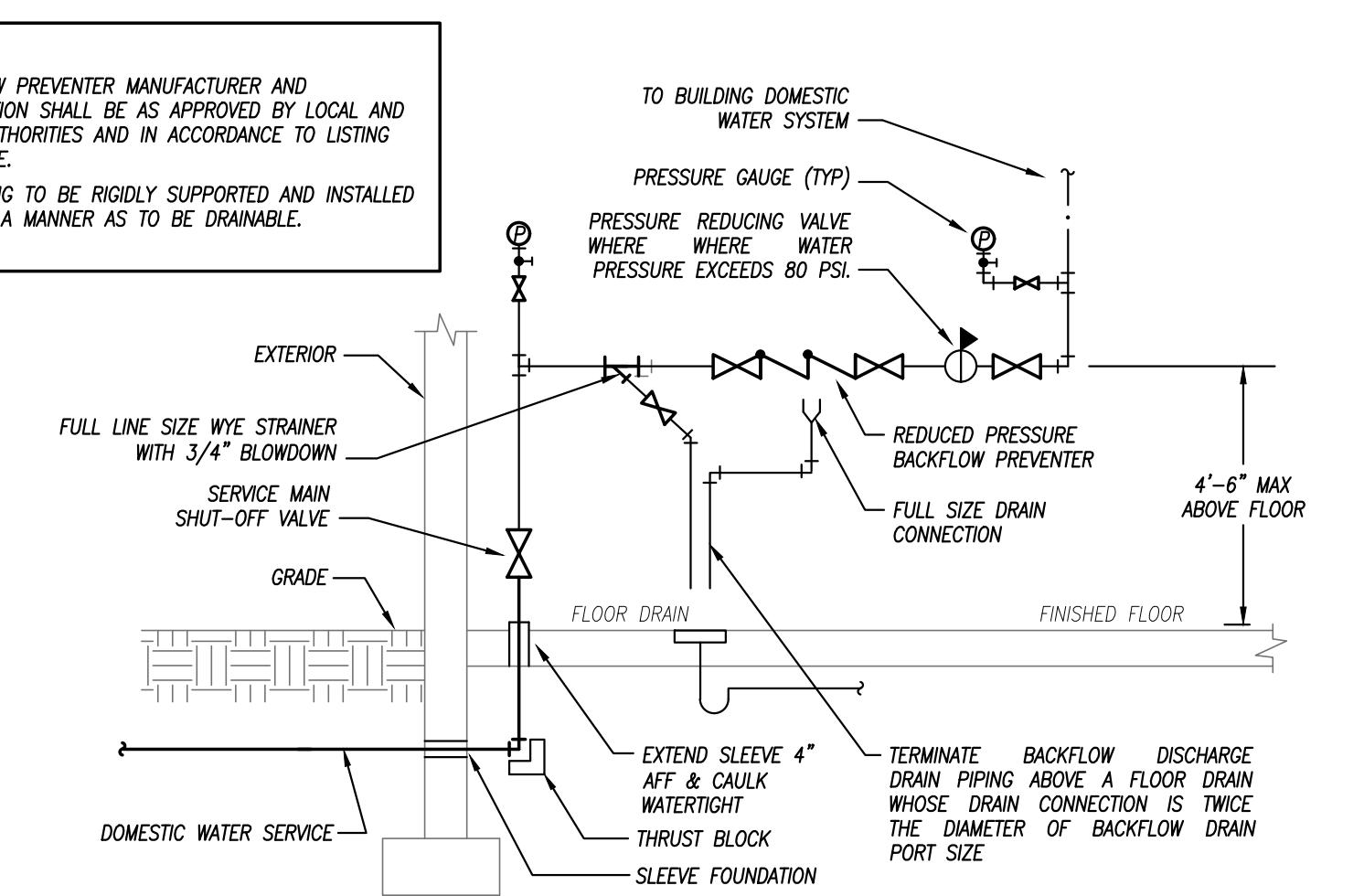
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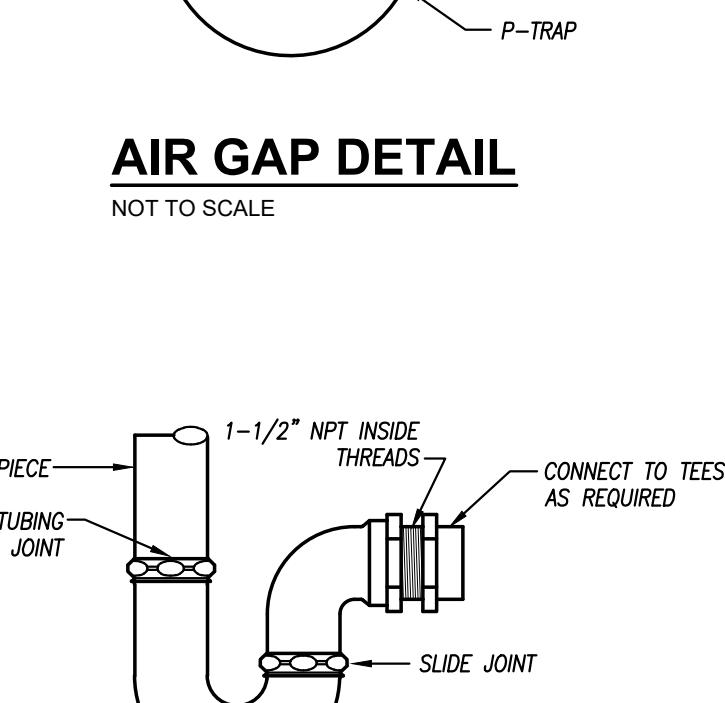
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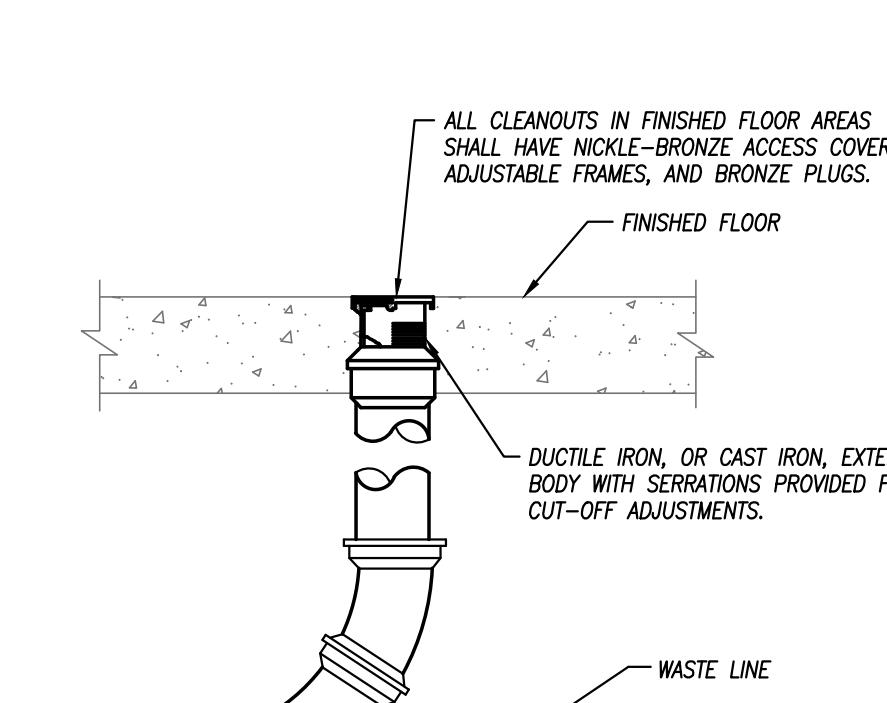
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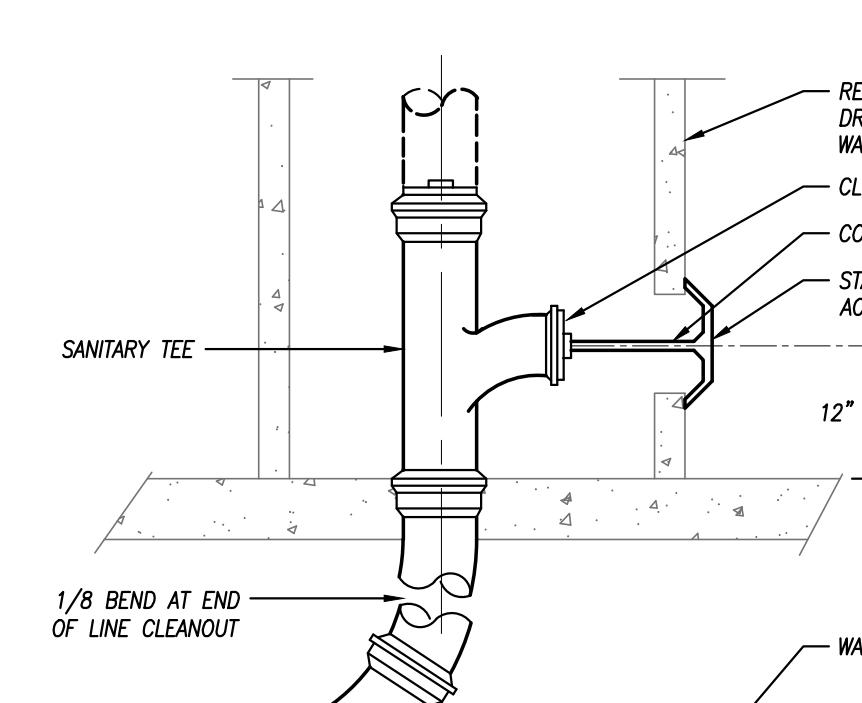
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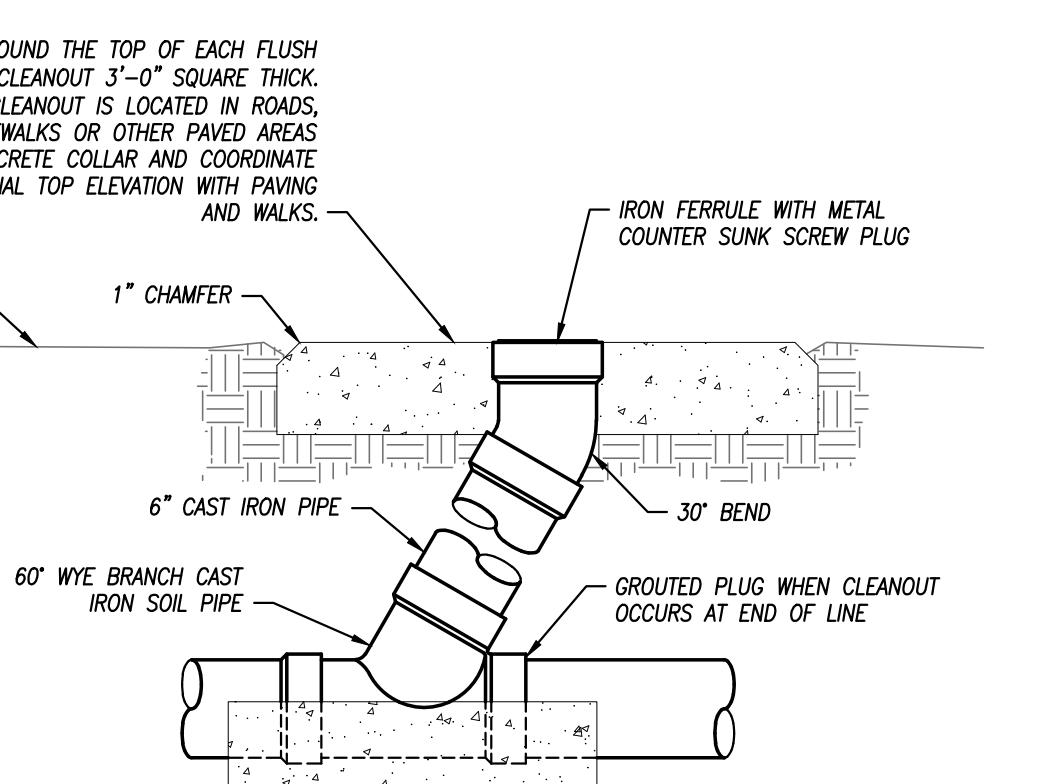
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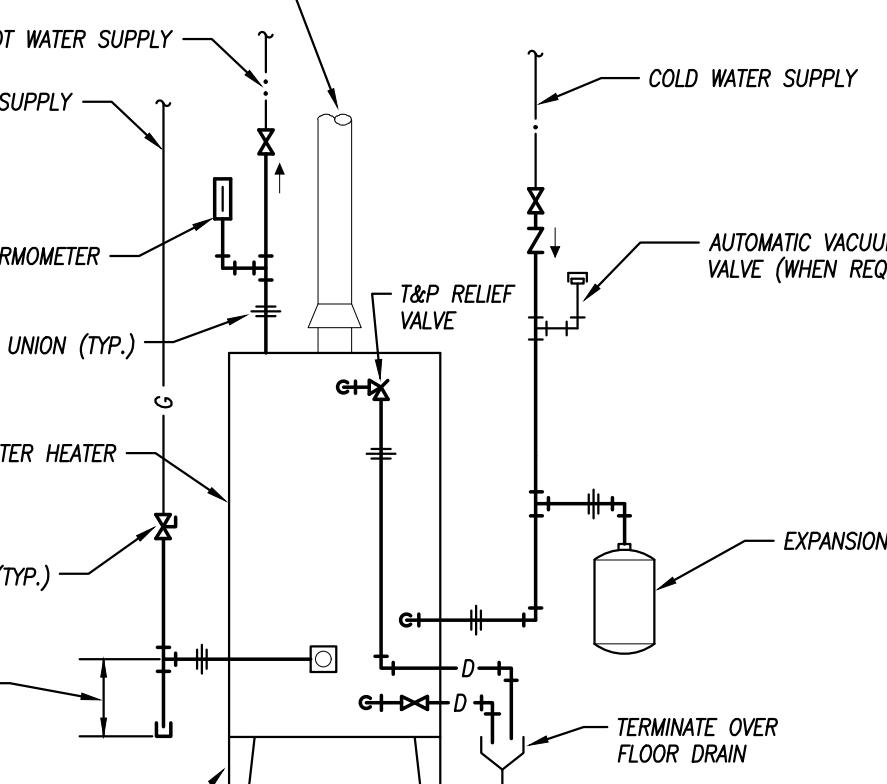
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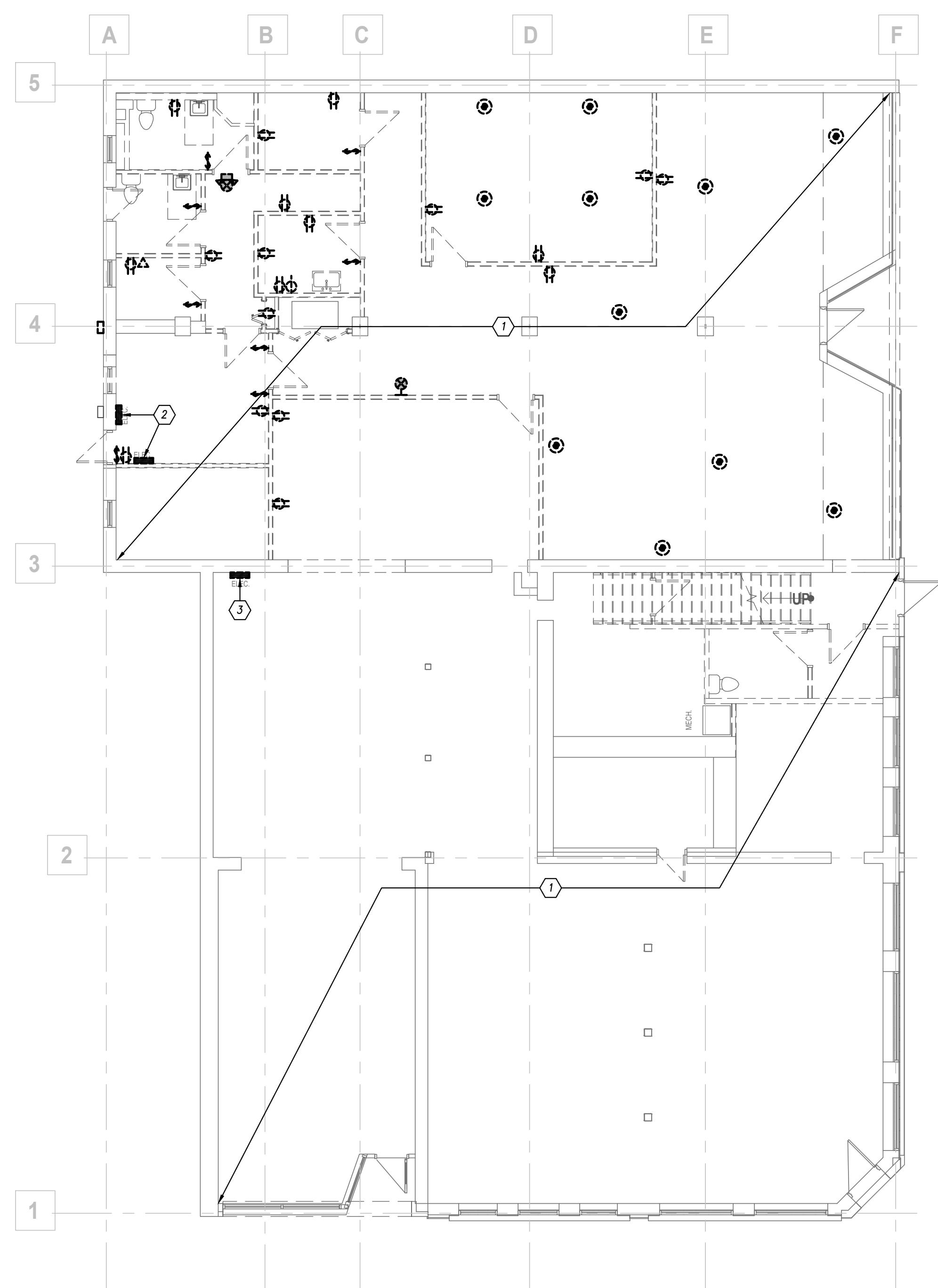
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## GENERAL DEMOLITION NOTES

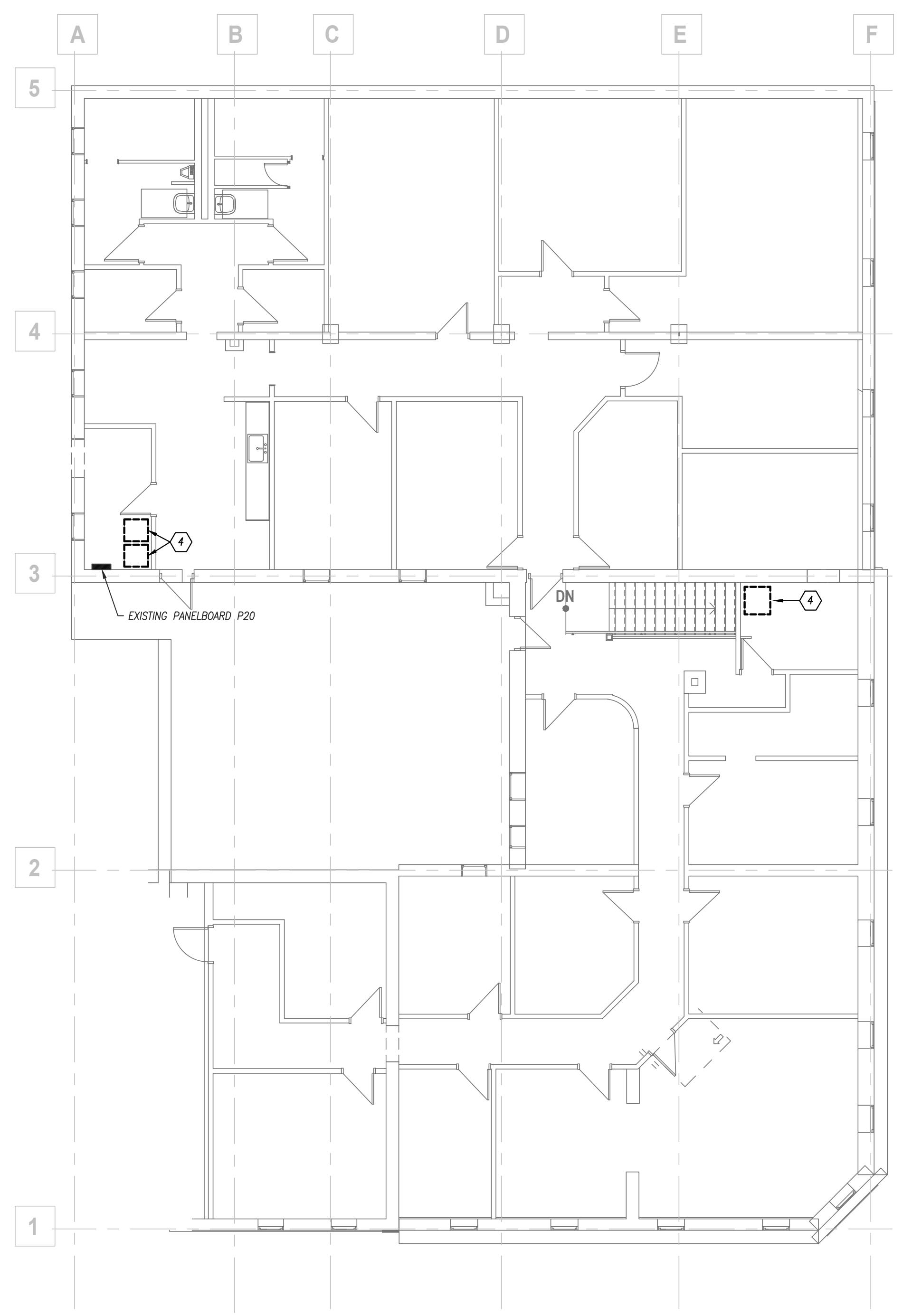
1. REFER TO GENERAL DEMOLITION NOTES ON MEP COVER SHEET FOR ADDITIONAL REQUIREMENTS OF WORK.

## DEMOLITION PLAN KEYED NOTES

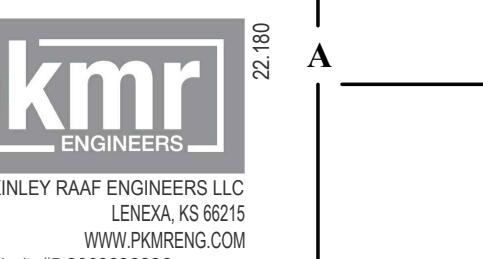
- ① REMOVE ALL FIXTURES, EQUIPMENT, AND DEVICES THIS AREA. REMOVE ALL WIRING/CONDUIT AND PIPING TO SAME NOT REQUIRED TO REMAIN.
- ② REMOVE PANELBOARD AND MAINTAIN EXISTING CIRCUITS TO REMAIN. INCISE AND EXTEND EXISTING BRANCH CIRCUITS NEW PANELBOARD IN NEW LOCATION. REFER TO NEW WORK DRAWINGS FOR MORE INFORMATION.
- ③ REMOVE EXISTING PANELBOARD. REMOVE FEEDERS AND BRANCH CIRCUITS TO SAME.
- ④ EXISTING FURNACE TO BE REPLACED. MAINTAIN EXISTING WIRING/CONDUIT TO RECONNECT TO NEW FURNACE.



1ST FLOOR PLAN - ELECTRICAL DEMOLITION  
1/8" = 1'-0"



2ND FLOOR PLAN - ELECTRICAL DEMOLITION  
1/8" = 1'-0"



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22-09  
ELECTRICAL DEMOLITION -  
FLOOR PLANS



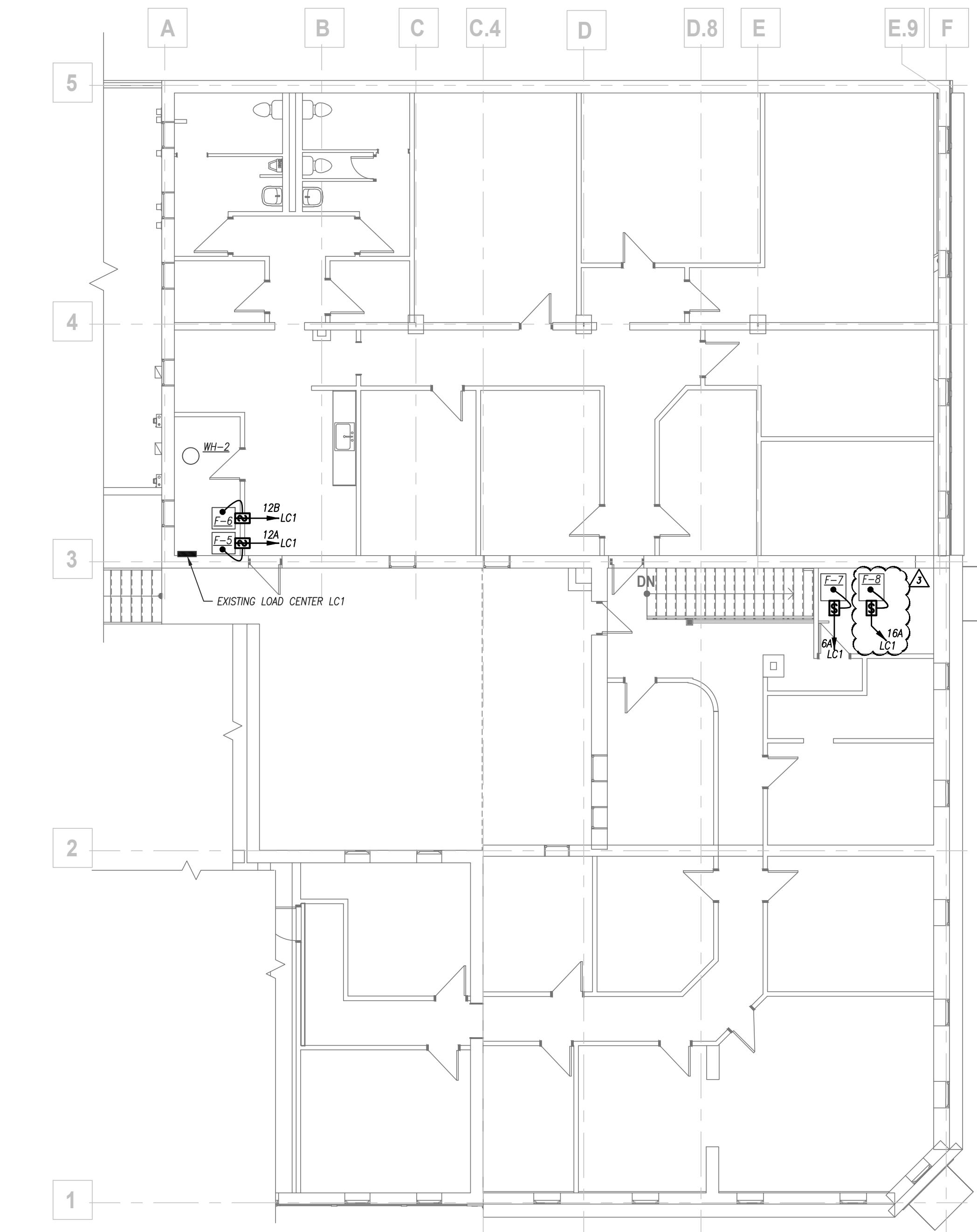
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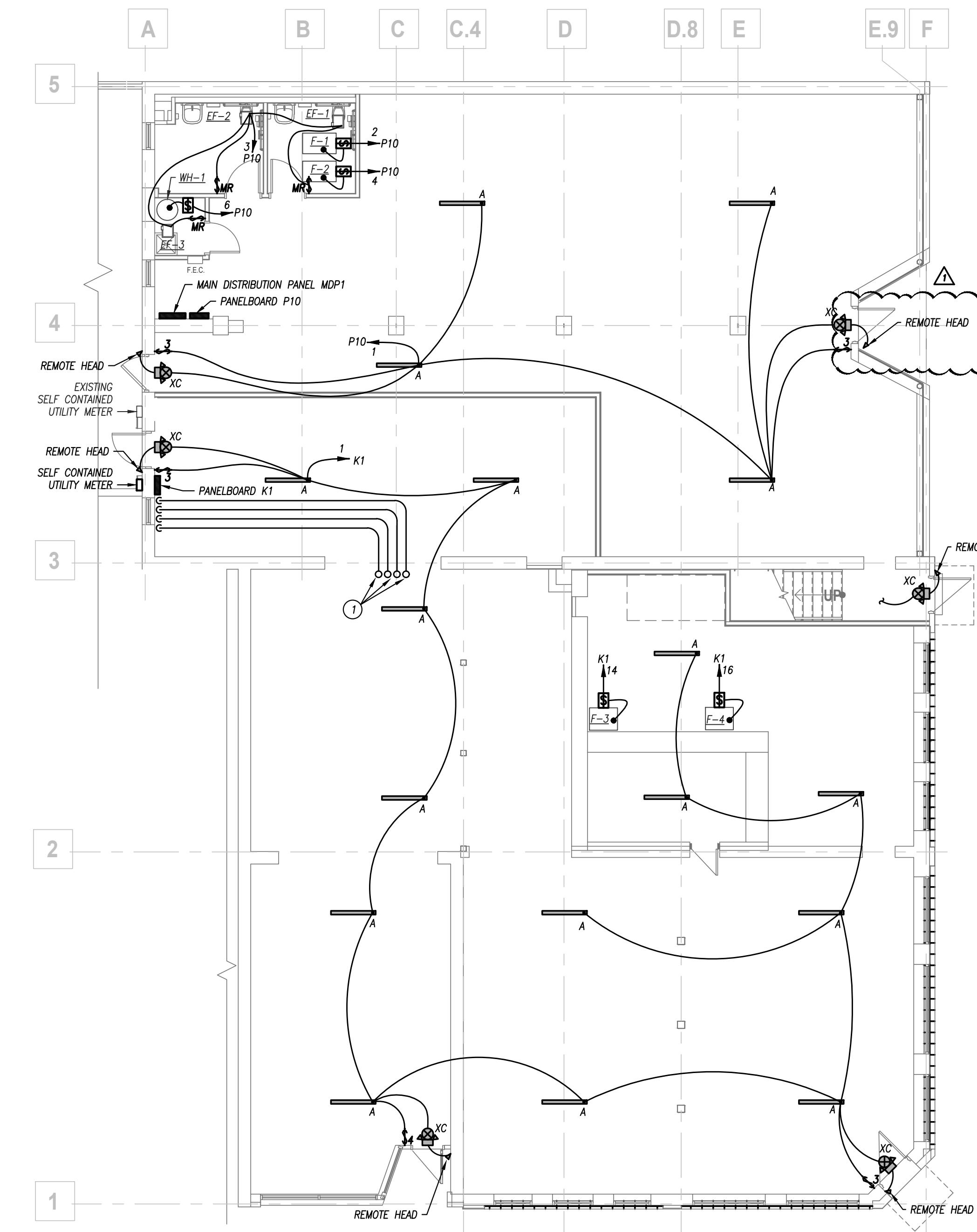
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2ND FLOOR PLAN - ELECTRICAL  
1/8" = 1'-0"



1ST FLOOR PLAN - ELECTRICAL  
1/8" = 1'-0"

## GENERAL LIGHTING NOTES

1. REFER TO GENERAL NOTES ON MEP COVER SHEET FOR ADDITIONAL REQUIREMENTS OF WORK.
2. LIGHT FIXTURES INDICATED AS EMERGENCY FIXTURES ARE TO FUNCTION AS NIGHT LIGHTS UNLESS SPECIFICALLY SHOWN SWITCHED.
3. ALL CIRCUITING SHOWN ON THIS PLAN IS DIAGRAMMATIC.  
3.1. ALL FIXTURES SHOWN ARE TO BE PLACED FROM JUNCTION BOXES WITH EXPOSED FIXTURE WIRING (C-TRIM). DASY-WIRING OF FIXTURES IS NOT ALLOWED.
- 3.2. SWITCH BOX LOCATIONS SHOULD BE WIRED SO THAT A REASONABLE DISTANCE IS MAINTAINED FROM THE SWITCH BOX LOCATION, EITHER IN THE BOX OR AVAILABLE TO BE ADDED VIA RACEWAY OR AN ACCESSIBLE WALL CAVITY.
- 3.3. WALL PLATES FOR LIGHTING LOCATIONS (120V/277V, ETC.) SHALL NOT BE IN A SINGLE BOX.
- 3.4. REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.

## ELECTRICAL PLAN KEYED NOTES

1. PROVIDE (3) 2" CONDUIT AND (1) 1" CONDUIT WITH PULL CORDS FOR FUTURE MAINTENANCE EQUIPMENT. ROUTE CONDUIT TIGHT TO CEILING AND TIE DOWN THROUGH CEILING. PATCH ALL PENETRATIONS WATERTIGHT. CAP CONDUIT AT BOTH ENDS FOR FUTURE USE.

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