

REVISIONS	BY



GENERAL MECHANICAL NOTES

- THE SUBMISSION OF A PROPOSAL WILL BE CONSIDERED AS EVIDENCE THAT THE CONTRACTOR HAS CONSIDERED ALL NECESSARY FIELD CONDITIONS AND HAS MADE THE NECESSARY ADJUSTMENTS TO THE PROPOSAL FOR MATERIALS AND LABOR BECAUSE OF DIFFICULTIES ENCOUNTERED WILL NOT BE RECOVERED IF THEY COULD HAVE BEEN FORESEEN AND PROPER EXAMINATION BEEN MADE.
- THE CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR PROTECTION OF ALL EXISTING UTILITIES DURING CONSTRUCTION. ALL COSTS FOR LOCATING, REMOVING, REPLACING OR RELOCATING THESE UTILITIES SHALL BE INCIDENTAL TO CONSTRUCTION. ALL UTILITIES DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED WITH LIKE MATERIAL AT NO ADDITIONAL COST TO THE OWNER.
- MECHANICAL TRADE SHALL COORDINATE ROOF AND WALL FLASHING AND EXACT PENETRATION LOCATIONS WITH GENERAL TRADE.
- COORDINATE LOCATION OF GRILLES AND DIFFUSERS WITH LIGHTS, EQUIPMENT, CEILING GRID, ETC.
- DRAWINGS ARE DIAGNOSTIC AND GENERALLY INDICATE OF THE WORK. PIPING AND SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS AND SPECIFICATIONS. PROVIDE NECESSARY MODIFICATIONS TO MEET FIELD CONDITIONS AND AVOID CONFLICTS WITH OTHER TRADES. IF RESOLUTION CANNOT BE REACHED WITHOUT COMPROMISING THE DESIGN, THESE CONFLICTS SHALL BE PRESENTED TO THE ENGINEER/ARCHITECT FOR RESOLUTION. IN CONFLICT AREAS, COMPLETE ONLY WORK NOT AFFECTED BY THE CONFLICT PRIOR TO RESOLUTION.
- THE FLOOR PLANS DO NOT SHOW ALL WAVES, FITTINGS, APPURTENANCES, DUCT TRANSITIONS, ACCESS PANELS, ELEVATION COMPASSES, AND DRAINAGE OTHER ITEMS CALLED FOR BY DETAILS AND SPECIFICATIONS. REPAIRS, REPLACEMENTS, AND MODIFICATIONS SHALL BE IDENTIFIED BY THE CONTRACTOR. THESE ITEMS SHALL BE PROVIDED WITHOUT ADDITIONAL COST FOR A COMPLETE AND OPERATING SYSTEM.
- COORDINATE ROUTING OF PIPING, DUCTWORK, ETC. PRIOR TO STARTING INSTALLATION. MECHANICAL AND ELECTRICAL TRADES SHALL REVIEW AVAILABLE SPACE AND COORDINATE ALL SYSTEM ROUTING PRIOR TO INSTALLATION. FIELD VERIFY ALL FRAMING, CEILING HEIGHTS, ETC. BEFORE ORDERING OR FABRICATING SYSTEMS.
- MECHANICAL CONTRACTOR SHALL PROVIDE ALL CUTTING AND/OR PATCHING OF EXISTING WALLS, CEILING AND FLOORS AS REQUIRED FOR NEW AND/OR DEMOLITION OF MECHANICAL WORK, EXCEPT WHERE STRUCTURAL SUPPORT IS REQUIRED OR WHERE WORK CAN BE COORDINATED WITH OTHER TRADES.
- CONNECTIONS TO EQUIPMENT SHALL CONFORM TO MANUFACTURER'S SPECIFICATIONS.
- ALL HANGER SYSTEMS FOR PIPING AND EQUIPMENT SHALL BE SECURED TO BUILDING STRUCTURAL SYSTEM.
- ALL WORK AND MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE ORDINANCES AND REGULATIONS HAVING JURISDICTION. CONTRACTOR SHALL OBTAIN AND PAY FOR ALL APPROVALS AND ADDITIONAL SERVICE FEES REQUIRED BY REGULATORY AGENCIES AND SERVICE COMPANIES.
- PROVIDE SHUTOFF VALVES ON SUPPLY PIPING TO EACH FIXTURE AND AT ALL BRANCH LINES OFF MAIN. VALVES SHALL BE ACCESSIBLE, WHERE VALVES MUST BE CONCEALED IN BUILDING CONSTRUCTION, PROVIDE ACCESS PANELS. REFER TO ARCHITECTURAL DRAWINGS FOR ACCESS PANELS PROVIDED BY GENERAL TRADE AND PROVIDE ADDITIONAL AS REQUIRED. THROU-ROOF FOR ALL GAS AND WATER PIPING.
- ALL VENTS EXTENDING THROUGH ROOF SHALL TERMINATE AT LEAST (20) TWENTY FEET FROM ANY EXHAUSTER, OR OUTSIDE AIR INTAKE. IF THIS IS IMPOSSIBLE, VENTS SHALL BE EXTENDED AT LEAST THREE (3) FEET ABOVE UP OF EXHAUSTER.
- LOCATIONS OF EXISTING WASTE, SUPPLY, AND GAS PIPING INDICATED ON PLANS ARE ONLY APPROXIMATE. WHERE CONNECTIONS OF NEW PIPING TO EXISTING ARE REQUIRED, CONTRACTOR SHALL FIELD VERIFY THE EXACT LOCATION AND INCLUDE ALL COSTS IN BID.
- MAINTAIN SAFE AND ORDERLY JOB CONDITIONS. PROTECT ALL AREAS, BARRICADE AND SEAL WORK AREAS FROM OCCUPIED AREAS TO PREVENT INJURIES. SPREAD OF DUST AND DIRT AND UNAUTHORIZED ACCESS. PROVIDE FREE EXHIBITORS IN THE WORK AREA. REMOVE LIGHTING AND SIGNAGE AS REQUIRED. COMPLY WITH APPLICABLE OPEN CONSTRUCTION AND SAFETY STANDARDS.
- PROVIDE MANUAL VOLUME DAMPERS AT ALL DIFFUSER/GRILLE RUN-OUTS AT MAIN DUCT TAP.
- CONTRACTOR TO SET UP 5 DEGREE THERMOSTAT DEADBAND BETWEEN HEATING AND COOLING SET POINTS.
- ALL PLUMBING AND MECHANICAL WORK SHALL BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE ORDINANCES AND REGULATIONS HAVING JURISDICTION. CONTRACTOR SHALL OBTAIN ALL APPROVALS REQUIRED FROM REGULATORY AGENCIES BEFORE STARTING WORK.
- VERIFY VOLTAGE AND PHASE CHARACTERISTICS OF THE ELECTRICAL SERVICE AND COORDINATE WITH MECHANICAL EQUIPMENT AS REQUIRED.

- ### MECHANICAL LEGEND
- SANITARY VENT

----- SINK

----- EQUIPMENT DRAIN LINES

----- EXHAUST AIR

----- SHUT-OFF VALVE

----- GAS COCK

----- BACKFLOW PREVENTER

----- HOSE BIBB OR SILCOCK

----- FLOOR DRAIN

----- HUMIDISTY/HUMIDITY SENSOR

----- THERMOSTAT/TEMPERATURE SENSOR

----- DUCT VOLUME DAMPER (MANUAL)

----- AIR INLET OR OUTLET LEGEND

----- A - DIFFUSER OR

----- B - REGISTER SIZE

----- D - DRY PATTERN

----- E - TYPE (SEE GRILLE & DIFFUSER SCHEDULE)

----- SUPPLY AIR DIFFUSER

----- RETURN OR EXHAUST GRILLE

----- RETURN AIR

----- CONNECT TO EXISTING AT POINT INDICATED
- ABOVE FINISH FLOOR

--- COLD WATER

--- EXHAUST AIR

--- ELECTRIC WATER COOLER

--- EXIST.

--- FLOOR DRAIN

--- GENERAL CONTRACTOR/TRADE

--- HOT WATER

--- LAV

--- MECHANICAL CONTRACTOR/TRADE

--- MOUNTING HEIGHT

--- ROOF AIR

--- ROOF DRAIN

--- SINK

--- SUPPLY AIR

--- TRANSFER AIR

--- WALL HUNG

--- WATER CLOSET

--- WH

--- COLD WATER

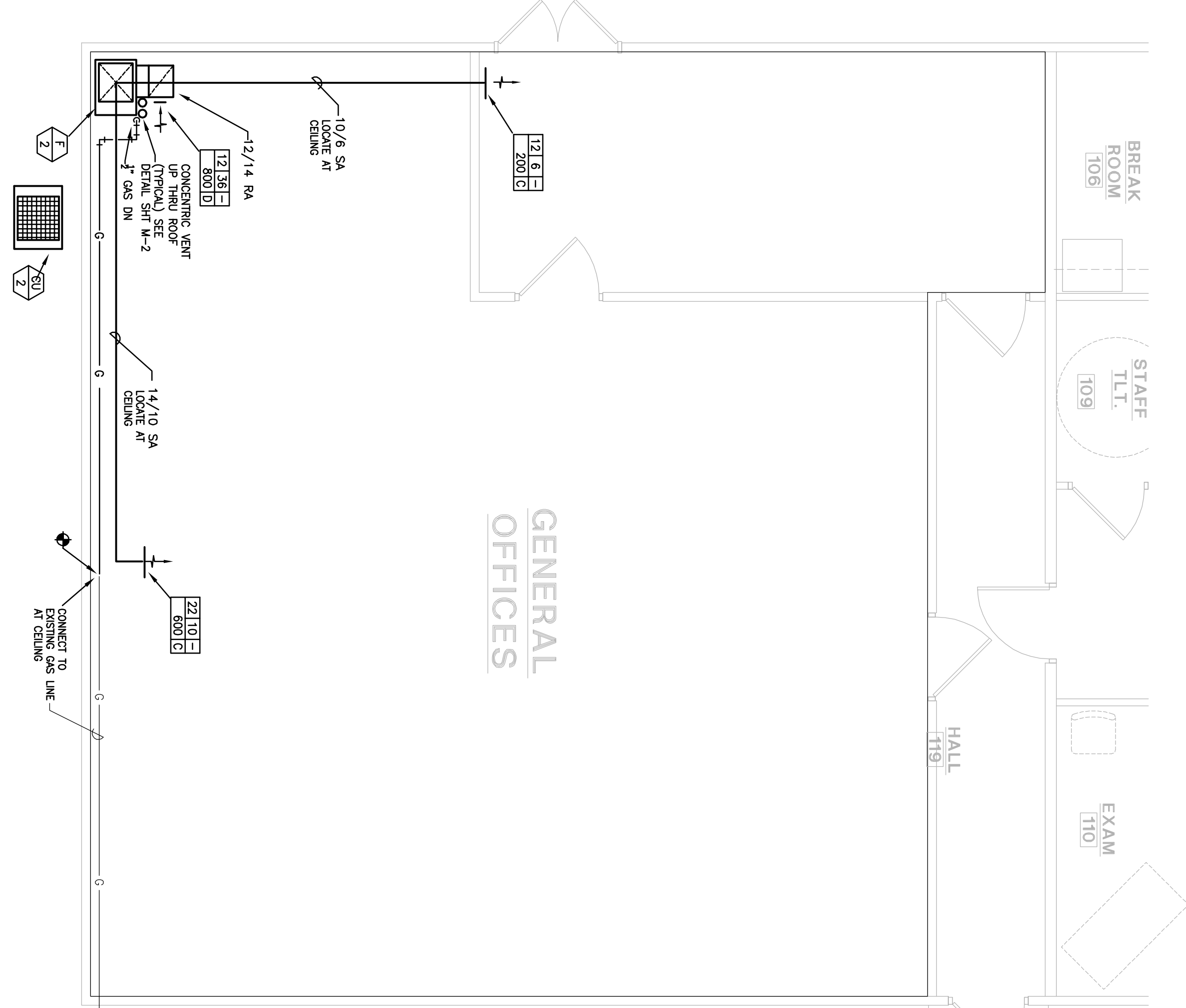
--- HOT WATER

--- REFRIG. LIQUID LINE

--- RS --- REFRIGERANT SUCTION LINE

GENERAL MECHANICAL DEMOLITION NOTES

- THE SUBMISSION OF A PROPOSAL WILL BE CONSIDERED AS EVIDENCE THAT THE CONTRACTOR HAS CONSIDERED ALL NECESSARY FIELD CONDITIONS AND HAS MADE THE NECESSARY ADJUSTMENTS TO THE PROPOSAL FOR MATERIALS AND LABOR BECAUSE OF DIFFICULTIES ENCOUNTERED WILL NOT BE RECOVERED IF THEY COULD HAVE BEEN FORESEEN AND PROPER EXAMINATION BEEN MADE.
- THE CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR PROTECTION OF ALL EXISTING BUILDING UTILITIES AND SYSTEMS DURING DEMOLITION. ALL COSTS FOR LOCATING, REMOVING, REPLACING OR RELOCATING THESE UTILITIES SHALL BE INCIDENTAL TO DEMOLITION/CONSTRUCTION. ALL UTILITIES DAMAGED DURING DEMOLITION/CONSTRUCTION SHALL BE REPAIRED WITH LIKE MATERIAL AT NO ADDITIONAL COST TO THE OWNER.
- COORDINATE SHUTDOWN OF ALL SERVICES WITH OWNER.
- IN THE EVENT THERE IS A NEED FOR ASBESTOS REMOVAL WITHIN THE CONSTRUCTION AREA, THIS WORK SHALL BE COMPLETED PRIOR TO ANY DEMOLITION WORK. CONTRACTOR SHALL OBTAIN ALL APPROVALS AND REGULATIONS HAVING JURISDICTION. CONTRACTOR SHALL OBTAIN AND PAY FOR ALL APPROVALS AND ADDITIONAL SERVICE FEES REQUIRED BY REGULATORY AGENCIES AND SERVICE COMPANIES. ASBESTOS REMOVED BEFORE PROCEEDING WITH WORK IN THAT SPECIFIC AREA.
- INSPECT ALL EQUIPMENT THAT IS TO BE RELOCATED OR REUSED. NOTIFY THE ENGINEER/OWNER OF ANY DAMAGED OR FAULTY COMPONENTS DISCOVERED DURING CONSTRUCTION.
- REMOVE ALL EXISTING PIPING, EQUIPMENT, ETC. IS REQUIRED. REMOVE SHALL INCLUDE ALL MATERIALS AND SYSTEMS TO BE DEMOLISHED. COORDINATE EXACT EXTENTS WITH NEW CONSTRUCTION. PIPING SHALL BE COMPLETE BACK TO THE ACTIVE MAIN AT THE BUILDING ENTRANCE AND SHALL BE CAPED OR PLUGGED DURING CONSTRUCTION. COORDINATE EXACT EXTENTS WITH NEW CONSTRUCTION.
- THE OWNER RETAINS FIRST SALVAGE RIGHTS TO ALL EQUIPMENT. VERIFY IN FIELD THE ITEMS TO BE RETAINED WITH OWNER'S REPRESENTATIVE. ALL OTHER MATERIALS SHALL BE REMOVED FROM THE SITE IMMEDIATELY.
- COORDINATE SCHEDULE OF DEMOLITION WORK WITH OWNER. COORDINATE SHUTDOWN OF MAIN SERVICES WITH OWNER (IE. COLD WATER, GAS, ETC.).
- ANY ITEMS TO REMAIN THAT ARE DAMAGED SHALL BE REPAIRED AT NO ADDITIONAL COST.
- PIPING SHOWN ON DRAWINGS IS INTENDED TO INDICATE GENERAL PIPING EXTENT AND LAYOUT OF MAJOR COMPONENTS ONLY. FIELD VERIFY ACTUAL CONDITIONS, LOCATIONS, ARRANGEMENT, SIZES, LENGTHS, ETC.



HVAC AND PLUMBING FLOOR PLAN

1/4" = 1'-0"

