PROJECT INFORMATION

PROJECT ADDRESS: 550 BROWN AVENUE TITUSVILLE, FLORIDA

AUTHORITY HAVING JURISDICTION: CITY OF TITUSVILLE

OWNER: COMMUNITY OF BREVARD 4515 S. BABCOCK STREET, PALM BAY FLORIDA 32905

HOPPER.STEPH@GMAIL.COM

ARCHITECT: TSARK ARCHITECTURE

1990 W. NEW HAVEN SUITE 306 MELBOURNE, FL 32904 PHONE: 321-241-6378

CIVIL ENGINEER/LANDSCAPE DESIGN: CONSULTING CIVIL ENGINEERS INC.

3650 BOBBI LANE, SUITE 119 TITUSVILLE FLORIDA 32780

840 N. COCOA BLVD., SUITE B COCOA, FLORIDA 32926

CONSTRUCTION ENGINEERING GROUP

2651 W. EAU GALLIE BLVD SUITE A, MELBOURNE, FL 32935

CONSTRUCTION ENGINEERING GROUP

2651 W. EAU GALLIE BLVD SUITE A, MELBOURNE, FL 32935

ADDRESS: TBD PHONE: TBD

THIS PROJECT IS A NEW SINGLE STORY, MULTI-FAMILY, MASONRY

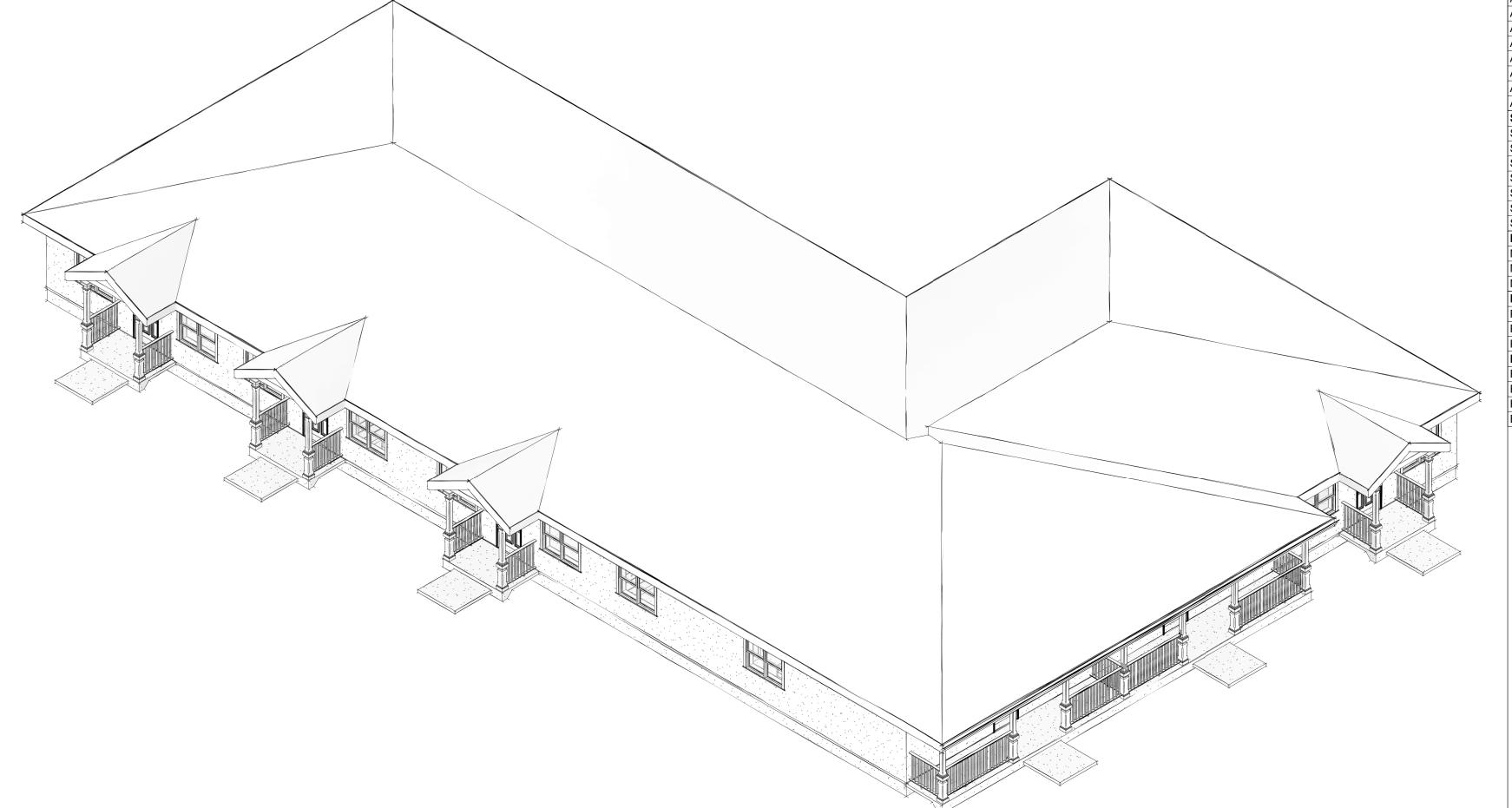
FLORIDA BUILDING CODE, 7TH EDITION FBC ACCESSIBILITY CODE, 7TH EDITION FBC MECHANICAL CODE, 7TH EDITION

FBC ELECTRICAL CODE, NEC FBC ENERGY CONSERVATION CODE, 7TH EDITION FBC PLUMBING CODE, 7TH EDITION

FBC FUEL GAS CODE, 7TH EDITION FLORIDA FIRE PREVENTION CODE, 6TH EDITION (NFPA 101)

REVIEW AND APPROVAL BY THE AUTHORITY HAVING JURISDICTION SHALI NOT RELIEVE THE APPLICANT OF THE RESPONSIBILITY OF COMPLIANCE WITH THESE CODES. TO THE BEST OF OUR KNOWLEDGE, THESE DOCUMENTS COMPLY WITH THE APPLICABLE MINIMUM CODES AND STANDARDS AS SET FORTH BY THE FLORIDA BUILDING CODE AND

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ABBREVIATIONS

AIR CONDITIONING INCLUDE(D), (ING)

INFORMATION

INTERIOR

LAVATORY

LINEAR FEET

KITCHEN LABOATORY

AIR CONDITIONING ADMINISTRATION MAX MAXIMUM ABOVE FINISHED FLOOR MECH MECHANICAL ALTERNATE, ALTERNATIVE ALUMINUM APPROX APPROXIMATE(LY) MANUFACTURING MANUFACTURER ARCHITECT(URAL) MINUMUM MISCELLANEOUS BUILDING MOISTURE RESISTANT **BOTTOM OF** CEILING MOUNTING CLG HT **CEILING HEIGHT** NOT IN CONTRACT CLR CLEAR(ANCE) NOMINAL CMU CONCRETE MASONRY NTS NOT TO SCALE ON CENTER OPT OPTION(AL) COLUMN PLAM PLASTIC LAMINATE PLF POUNDS PER LINEAR FEET CONFERENCE CONT CONTINUE. CONTINUOUS PLYWD PLYWOOD PREFAB PREFABRICATED DEMO DEMOLISH DET DIAMETER PSF POUNDS PER SQUARE FOOT DIAG POUNDS PER SQUARE INCH DIAGONAL REFLECTED CEILING PLAN EAST **ROOF DRAIN ELEVATION** REFRIGERATOR REFERENCE ELEV EQ REQD REQUIRED **ELEVATOR EQUIPMENT** EQUIP ROUGH OPENING **EWC** SOLID CORE EXT **EXTERIOR** STORM DRAIN FIRE EXTINGUISHER FIRE EXTINGUISHER SQUARE FEET SPEC SPECIFICATION FINISHED FLOOR SQUARE FOOT, FEET STAINLESS STEEL **FURN** STANDARD FURNITURE STOR STORAGE **GALVANIZED** SUSP SUSPENDED SYS SYSTEM GENERAL CONTRACTOR GYP BD TRAVEL DISTANCE GYPSUM BOARD TELEPHONE HDWD TEMP TEMPORARY HARDWOOD THRU THROUGH **HOLLOW METAL** TOP OF HORIZ HORIZONTAL TRTD TREATED **TELEVISION** HEATING, VENTILATION 8 TYPICAL

UNO UNLESS NOTED OTHERWISE

VESTIBULE

WEST, WIDE

WATER CLOSET

WITHOUT

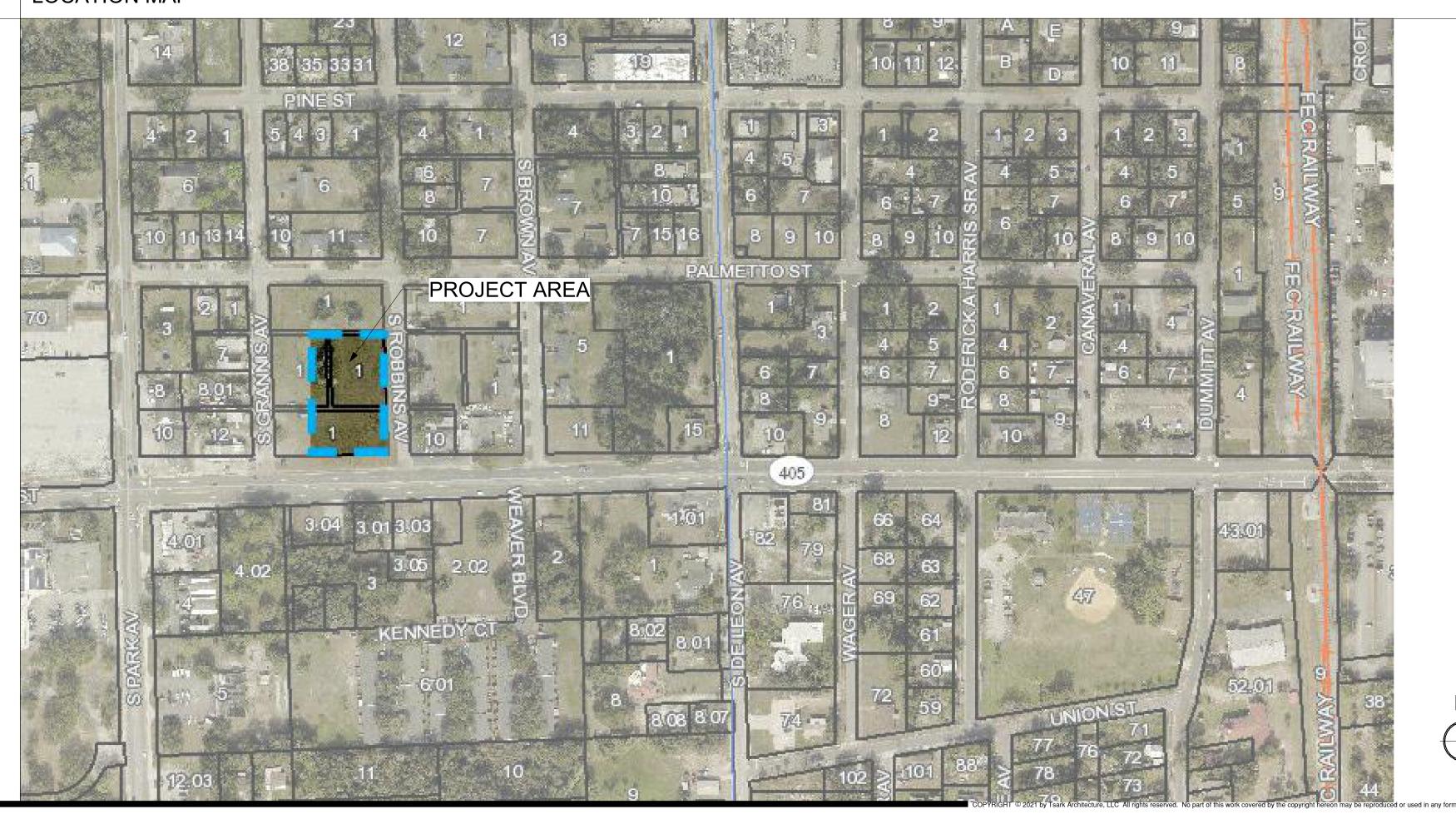
WOOD WEIGHT

VERT VERTICAL

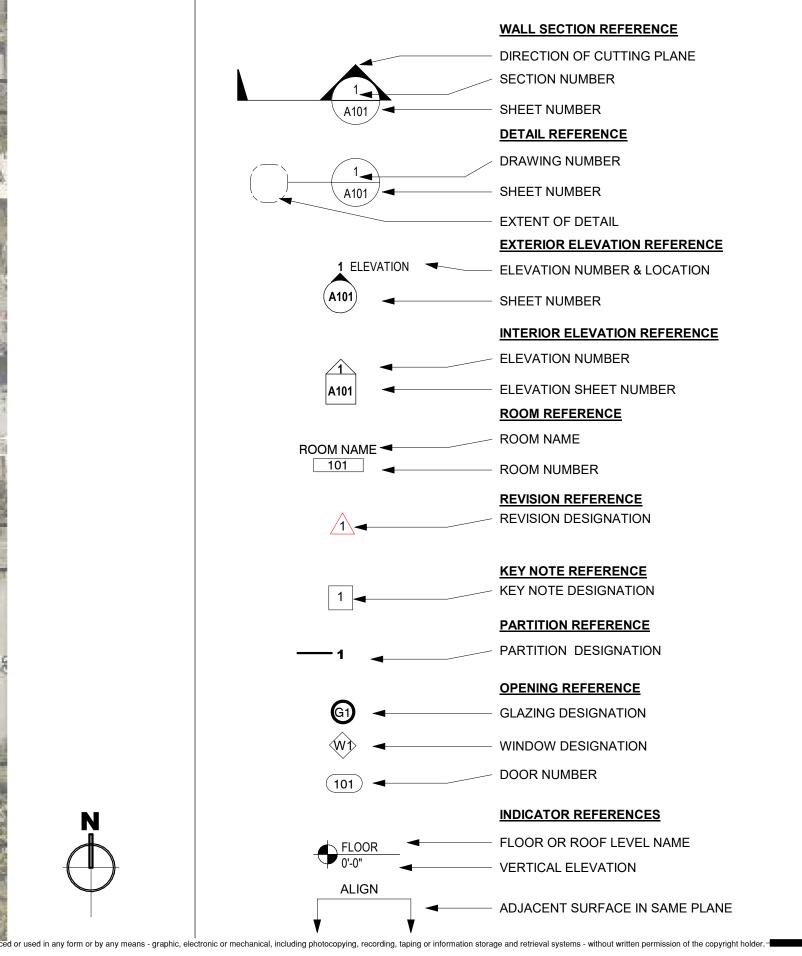
WC

WD

LOCATION MAP



GENERAL LEGEND





ARCHITECTURE

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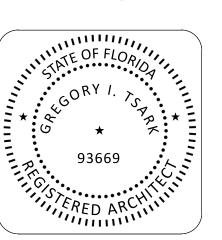
License Number: AA26003779

COVER SHEET

Description

12/20/2023 **REVISION:** As indicated

G101



2. IN THE EVENT OF A DISCREPANCY IN THE COMSTRUCTION DOCUMENTS, THE PREVAILING ORDER SHALL BE:

- A. CONTRACT FOR CONSTRUCTION
- B. GENERAL REQUIREMENTS
- C. SPECIAL REQUIREMENTS
- D. OWNER'S PUBLISHED DESIGN STANDARDS, IF APPLICABLE
- E. SPECIFICATIONS
- F. DETAILS ON DRAWINGS
- G. PLAN DRAWINGS

3. THE CONTRACTOR SHALL PROVIDE ALL WORK NECESSARY TO ENSURE A FUNCTIONAL FACILITY UPON COMPLETION OF THE PROJECT

4. USE FIGURED DIMENSIONS. DO NOT SCALE DRAWINGS. WHERE DIMENSIONS ARE SHOWN WITH A "±", ADJUSTMENTS MAY BE MADE TO SUIT FIELD CONDITIONS.

5. TO ESTABLISH THE COMPREHENSIVE SCOPE OF WORK AND TO ASSURE COORDINATION WITH OTHER TRADES, EACH SUBCONTRACTOR SHALL COMPLETELY REVIEW THE PLANS, NOT ONLY FOR HIS OR HER RESPECTIVE TRADE, BUT FOR THE WORK OF OTHER TRADES AS WELL. THE DOCUMENTS ARE INTERDEPENDENT. ONCE THE CONTRACTOR OR SUBCONTRACTOR HAS COMMENCED WITH HIS WORK. IT SHALL BE ASSUMED THAT HE HAS ACCEPTED THE CONDITIONS IN THE FIELD TO BE CORRECT AND RIGHT FOR THE INSTALLATION OF HIS WORK.

6. ALL SUBCONTRACTORS SHALL BE LICENSED TO OPERATE IN BREVARD COUNTY,

7. OWNER SHALL RETAIN ALL SALVAGE RIGHTS UNTIL THE RIGHTS ARE RELEASED BY

8. ACCURATE RECORD DOCUMENTS ARE TO BE RECORDED FOR LOCATIONS OF UNDERGROUND STRUCTURES AND UTILITIES.

9. EACH SUBCONTRACTOR SHALL CALL FOR UTILITY LOCATES OR COORDINATE

10.ALL WORK SHALL BE ACCOMPLISHED IN ACCORDANCE WITH THE ENVIRONMENTAL PROTECTION AGENCY, STATE AND LOCAL ENVIRONMENTAL LAWS AND REGULATIONS. THE CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS PRIOR TO CONSTRUCTION. PERMITS SHALL BE POSTED AT THE JOBSITE.

DIRECTLY WITH THE GENERAL CONTRACTOR PRIOR TO ALL DIGGING OPERATIONS.

11.CONSTRUCTION SHALL COMPLY WITH THE CURRENT EDITION OF THE FLORIDA BUILDING CODE.

12.NO ASBESTOS CONTAINING BUILDING MATERIALS MAY BE USED DURING CONSTRUCTION.

13.CONTRACTOR SHALL WARRANT THE PROJECT AREA FOR A TERM OF ONE YEAR FROM THE DATE OF SUBSTANTIAL COMPLETION OF THE ENTIRE PROJECT, REGARDLESS OF PARTIAL OCCUPANCY.

14.PROVIDE PRODUCTS HAVING "ENERGY STAR" CERTIFICATIONS WHEN AVAILABLE.

15.CONTRACTOR SHALL PROVIDE A CONSTRUCTION ACCESS AND STAGING AREA PLAN FOR OWNER'S APPROVAL.

16.THE PROJECT SHALL HAVE FULL TIME, CONSTRUCTION REPRESENTATION DURING ALL HOURS OF OPERATION. THIS REPRESENTATION CAN BE IN THE FORM OF A PROJECT MANAGER OR SUPERINTENDENT.

17.CONTRACTOR SHALL PROVIDE A SAFETY BARRIER TO PREVENT INTERACTIONS BETWEEN THE PUBLIC AND THE JOBSITE.

18. WORKING HOURS SHALL BE COORDINATED WITH, AND APPROVED BY, THE OWNER.

19.ALTERNATES MAY BE USED AS REQUIRED BY THE SCOPE OF WORK. THESE WILL BE DETERMINED BY THE ARCHITECT AND USED UNDER THE DIRECTION OF THE OWNER'S REPRESENTATIVE.

20.OWNER WILL REQUIRE AN OWNER DIRECT PURCHASE ORDER (ODP) PROGRAM FOR ALL MATERIAL PURCHASES OVER \$5000.00. RESULTING SALES TAX SAVINGS WILL SOLELY BENEFIT THE OWNER.

21.PROGRESS PAYMENTS ARE TO BE SUBMITTED MONTHLY.

22.A SCHEDULE OF VALUES SHALL BE SUBMITTED AND APPROVED PRIOR TO THE

23.A DAILY REPORT IS TO BE KEPT BY THE CONTRACTOR AND A WEEKLY REPORT IS TO BE SUBMITTED TO THE OWNER'S REPRESENTATIVE SHOWING THE CURRENT PROJECT STATUS, TWO WEEK LOOK-AHEAD, ISSUES AND PROBLEMS, PERMIT STATUS AND PERCENT COMPLETE.

24.CONTRACTOR IS TO PROVIDE A COMPLETE SUBMITTAL REQUIREMENT MATRIX FOR EACH PRODUCT LISTING ALL ANTICIPATED SUBMITTALS CROSS REFERENCED WITH THE

25.ALL TRAINING VIDEOS SHALL BE DIGITALLY RECORDED AND SUBMITTED TO THE

26.COORDINATION MEETINGS SHALL HAVE AN AGENDA PREPARED BY AND MEETING MINUTES TAKEN BY THE CONTRACTOR.

27.CONTRACTOR IS TO HOLD WEEKLY COORDINATION MEETINGS, INVITING BOTH THE OWNER'S REPRESENTATIVE AND THE ARCHITECT.

28.THE CONSTRUCTION SCHEDULE WILL BE UPDATED MONTHLY AT EACH PAY REQUEST

AND BE REVIEWED AT THAT TIME AS A CONDITION OF THE PAY APPLICATION. 29.ALL SUBSTITUTION REQUESTS FROM THE CONTRACTOR SHALL BE REVIEWED BY THE ARCHITECT AND ACCEPTED/REJECTED BY THE OWNER'S REPRESENTATIVE, BASED

30.FLORIDA PRODUCT APPROVAL NUMBERS SHALL BE SUBMITTED BY THE CONTRACTOR FOR BUILDING COMPONENTS SUCH AS EXTERIOR DOORS, WINDOWS, PANELS, ROOFING PRODUCTS, SHUTTERS, SKYLIGHTS, LOUVERS, AND OTHER PRODUCTS COMPRISING THE BUILDING ENVELOPE.

ON THE ARCHITECT'S RECOMMENDATION, PRIOR TO INCORPORATION IN THE WORK.

31.THROUGHOUT THE DURATION OF CONSTRUCTION, THE CONTRACTOR SHALL MAKE EVERY EFFORT TO ENSURE THE BUILDING REMAIN IN DRIED-IN CONDITION AND PREVENT UNLAWFUL ENTRY INTO THE CONSTRUCTION SITE.

32.ALL PROJECT COORDINATION MEETINGS WILL HAVE AN AGENDA PREPARED BY AND MEETING MINUTES TAKEN BY THE CONTRACTOR.

33.CONTRACTOR TO PROVIDE FINAL CLEANING. THE OWNER RESERVES THE RIGHT TO PROVIDE CLEANING SERVICES WHEN CLEAN-UP HAS NOT BEENPROVIDED TO THE SATISFACTION OF THE OWNER. ASSOCIATED COSTS WILL BE DEDUCTED FROM THE

34.THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTRACTING WITH AND COORDINATION OF MATERIALS TESTING AS PART OF QUALITY ASSURANCE. THE TESTING AGENCY IS TO COPY THE OWNER AND THE ARCHITECT ON ALL REPORTS.

CONTRACTOR'S FINAL PAYMENT.

35.THE CONTRACTOR IS TO PRESERVE AND PROTECT ALL EXISTING VEGETATION SUCH AS TREES, SHRUBS, AND GRASS ADJACENT TO THE SITE WORK WHICH IS NOT TO BE REMOVED AND WHICH DOES NOT INTERFERE WITH THE CONSTRUCTION WORK. THE CONTRACTOR, AT NO ADDITIONAL COST TO THE OWNER, SHALL REPLACE DAMAGED VEGETATION RESULTING FROM CONTRACTORS OPERATIONS WITH A COMPARABLE SPECIMEN.

36.THE CONTRACTOR'S CONSTRUCTION SCHEDULE SHALL BE IN THE FORM OF A CPM TYPE SCHEDULE USING PRIMAVERA SOFTWARE (P3 OR SURETRACK). A LINEAR BAR CHART SCHEDULE MAY BE ACCEPTABLE FOR SHORT DURATION PROJECTS AT THE OWNER'S DISCRETION.

37.ALL MATERIAL SAFETY DATA SHEETS ON ANY HAZARDOUS PRODUCT SHALL BE KEPT ON FILE AT JOBSITE, AND INCLUDED IN CLOSE-OUT DOCUMENTATION.

38.THE CONTRACTOR SHALL PROTECT UNDERGROUND AND OVERHEAD UTILITIES AT ALL TIMES. ADDITIONAL CARE SHALL BE TAKEN WHEN THE CONTRACTOR IS REQUIRED TO TIE INTO EXISTING UTILITIES. THE CONTRACTOR SHALL NOTIFY THE OWNER 72 HOURS IN ADVANCE TO SCHEDULE UTILITY CONNECTIONS. THE CONTRACTOR, AT NO ADDITIONAL COST TO THE OWNER, SHALL REPAIR ANY AND ALL DAMAGE TO UTILITIES RESULTING FROM CARELESS OPERATIONS.

39. CONTRACTOR IS TO PROVIDE A PROJECT CONSTRUCTION SIGN OF WATER-RESISTANT CONSTRUCTION. COPY AND DESIGN OF THE CONSTRUCTION SIGN SHALL BE REVIEWED AND APPROVED BY THE OWNER'S REPRESENTATIVE AND ARCHITECT. NO OTHER MARKETING SIGNAGE WILL BE PERMITTED.

40.FINAL SUBMITTAL SHALL INCLUDE TWO COPIES OF THE OPERATION AND MAINTENANCE DATA BINDERS FOR THE OWNER'S USE THAT NOTES CONTRACTOR LISTINGS, PRODUCTS, AND WARRANTY INFORMATION.

41.ALL SHELVING, CABINETRY AND CASEWORK SHALL HAVE 2x WOOD BLOCKING AND/OR PLYWOOD BACKER BOARD SUPPORT AS REQUIRED

42.THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING LADDERS OR OTHER MEANS OF ACCESS TO THE AUTHORITY HAVING JURISDICTION (AHJ), ARCHITECT, ENGINEER, AND SBBC FOR REQUIRED OBSERVATIONS AND INSPECTIONS.

43.THE QUANTITY OF SUBMITTALS THAT WILL BE REQUIRED FOR THE PROJECT INCLUDING THE NUMBER OF SAMPLES, PRODUCT DATA AND SHOP DRAWINGS REQUIRED TO BE DETERMINED.

44.CONTRACTOR SHALL WARRANT THE PROJECT FOR A TERM OF ONE YEAR FROM THE DATE OF SUBSTANTIAL COMPLETION OF THE ENTIRE PROJECT REGARDLESS OF PARTIAL OCCUPANCY.

45.ALL EXITS SHALL COMPLY WITH FLORIDA ACCESSIBILITY CODE FOR LEVEL ENTRY; SEE FBC, ACCESSIBILITY, SECTION 303; CHANGES IN LEVEL.

46.CONTRACTORS SHALL INCLUDE FOUR PRINTED COPIES OF THE RECORD DRAWINGS ALONG WITH ONE ELECTRONIC COPY WITH CLOSE-OUT DOCUMENTATION.

47.THE CONTRACTOR IS TO PROVIDE FINAL CLEANING. THE OWNER RESERVES THE RIGHT TO PROVIDE CLEANING SERVICES WHEN CLEAN-UP HAS NOT BEEN PROVIDED TO THE SATISFACTION OF THE OWNER. ASSOCIATED COSTS WILL BE DEDUCTED FROM THE CONTRACTOR'S FINAL PAYMENT.

48.CONSTRUCTION OF WORK INDICATED ON THE DRAWINGS AS (N.I.C.) IS NOT IN CONTRACT.

49.ALL WORK SHALL BE OF BEST PRACTICE OF EACH TRADE.

50.TERMITE TREATMENT SHALL BE COMPLETED IN ACCORDANCE WITH FLORIDA BUILDING CODE SECTION 1816. A CERTIFICATE OF COMPLIANCE MUST BE ISSUED TO THE BUILDING DEPARTMENT BY A LICENSED PEST CONTROL COMPANY.

51. WHERE GYPSUM BOARD LAYERS DIFFER BETWEEN TWO ADJOINING WALLS, MAINTAIN A CONTINUOUS FINISH OF WALL.

52.ELECTROLYTIC PROTECTION SHALL BE PROVIDED BETWEEN DISSIMILAR METALS WHENEVER THE TWO ARE IN CONTACT.

53.DETAILS NOT SHOWN ARE SIMILAR IN NATURE TO THOSE DETAILED. WHERE SPECIFIC DIMENSIONS, DETAILS OR DESIGN INTENT CANNOT BE DETERMINED, APPLY AT ALL SIMILAR CONDITIONS WHETHER CROSS REFERENCED OR NOT.

54.OPEN EXTERIOR JOINTS AROUND WINDOW AND DOOR FRAMES. BETWEEN WALLS AND FOUNDATIONS, BETWEEN WALL AND ROOF, BETWEEN WALL PANELS, AT PENETRATIONS OF UTILITIES THROUGH THE BUILDING ENVELOPE SHALL BE SEALED W/BACKER ROD IF REQUIRED. FLASHED OR WEATHER-STRIPPED AS REQUIRED FOR COMPATIBILITY WITH ADJACENT MATERIALS TO ELIMINATE AIR LEAKAGE AND WATER INFILTRATION, AND TO MEET THE REQUIREMENTS OF THE FLORIDA MODEL ENERGY CODE AS APPLICABLE.

55.A 20 YEAR "NO DOLLAR LIMIT" WARRANTY WILL BE PROVIDED FOR ALL ROOFING.

56.PROVIDE PROPER ANCHORAGE OF ESSENTIAL EQUIPMENT IN ACCORDANCE WITH APPLICABLE CODES.

57.PROVIDE PROPER ANCHORAGE OF ESSENTIAL EQUIPMENT IN ACCORDANCE WITH APPLICABLE CODES. WOOD BLOCKING IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED.

58.CONTRACTOR TO INCLUDE FOUR PRINTED COPIES OF THE RECORD DRAWINGS ALONG WITH ONE ELECTRONIC COPY ON CD ROM.

59.PROVIDE ACCESS PANELS FOR MECHANICAL AND ELECTRICAL EQUIPMENT AS REQUIRED BY APPLICABLE CODES.

60.PROVIDE AND INSTALL ALL STIFFENERS, BRACINGS, BACK-UP PLATES AND SUPPORTING BRACKETS REQUIRED FOR THE BEST POSSIBLE INSTALLATION AND REQUIRED MINIMUM LATERAL FORCE OF ALL TOILET/RESTROOM ACCESSORIES AND PARTITIONS AND ALL WALL MOUNTED OR SUSPENDED MECHANICAL, ELECTRICAL OR MISCELLANEOUS EQUIPMENT IN ACCORDANCE WITH APPLICABLE CODES.

61.CEILING HEIGHT DIMENSIONS ARE FROM DESIGNATED FINISHED FLOOR SURFACE TO FINISHED CEILING SURFACES UNLESS NOTED OTHERWISE.

62.GLAZING SUBJECT TO HUMAN IMPACT AS IDENTIFIED IN APPLICABLE CODES SHALL BE SAFETY GLAZING MATERIAL. EACH LIGHT OF LAMINATED OR TEMPERED GLAZING SHALL BE IDENTIFIED BY A PERMANENT LABEL, WHICH SPECIFIES THE LABELER, OR MANUFACTURER AND THAT SAFETY GLAZING MATERIAL HAS BEEN UTILIZED.

63.SEE PRE-ENGINEERED STRUCTURE SHOP DRAWINGS FOR STRUCTURAL CALCULATIONS, ROOF DETAILS, ROOF PRODUCT INFORMATION, COLUMN AND BEAM SCHEDULES AND FOUNDATION AND CONNECTION DETAILS.

64.MOUNT FIRE EXTINGUISHERS AT 4'-0" A.F.F. MEASURED TO THE CENTERLINE OF

65.LIGHT FIXTURE COLOR SELECTIONS SHALL BE BY THE ARCHITECT, AND EXPRESSLY RECEIVED IN WRITING FROM THE ARCHITECT. APPROVAL OF SUBMITTALS BY THE ELECTRICAL ENGINEER IS NOT AN APPROVAL OF THE LIGHT FIXTURE COLOR

66.THESE DRAWINGS, SPECIFICATIONS, AND ANY ADDENDA SHALL BE THE BASIS FOR THE CONTRACT FOR CONSTRUCTION BETWEEN THE GENERAL CONTRACTOR AND THE OWNER. THE RESPONSIBILITIES OF THE OWNER, ARCHITECT, AND GENERAL CONTRACTOR SHALL BE AS DESCRIBED IN AIA DOCUMENT A201-2017 - GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION.

SUBMITTAL PROCEDURES

PART 1 - GENERAL 1.1 SUMMARY

A. THIS SECTION INCLUDES ADMINISTRATIVE AND PROCEDURAL REQUIREMENTS FOR SUBMITTING SHOP DRAWINGS, PRODUCT DATA, SAMPLES, AND OTHER MISCELLANEOUS SUBMITTALS.

1.2 DEFINITIONS

- A. ACTION SUBMITTALS: WRITTEN AND GRAPHIC INFORMATION THAT REQUIRES ARCHITECT'S/ENGINEER'S RESPONSIVE ACTION.
- B. INFORMATIONAL SUBMITTALS: WRITTEN INFORMATION THAT DOES NOT REQUIRE ARCHITECT'S/ENGINEER'S APPROVAL. SUBMITTALS MAY BE REJECTED FOR NOT COMPLYING WITH REQUIREMENTS.
- 1.3 SUBMITTAL PROCEDURES
- A. GENERAL: ELECTRONIC COPIES (.PDF ONLY) OF DRAWINGS OF THE CONTRACT DRAWINGS WILL BE PROVIDED BY ARCHITECT/ENGINEER FOR CONTRACTOR'S USE IN PREPARING SUBMITTALS.
- B. CONTRACTOR SHALL SUBMIT SOFT COPIES OF PRODUCT DATA, SHOP DRAWINGS, AND PHYSICAL COPIES OF SAMPLES.
- C. ALL SUBMITTED SHOP DRAWINGS SHALL HAVE ENHANCEMENT OR ADDITIONAL DETAILS THAN THAT OF THE ARCHITECT'S/ENGINEER'S, REFLECTING TYPES OF MATERIAL ALREADY SUBMITTED FOR APPROVAL AND APPROVED BY THE ARCHITECT/ENGINEER AND REFLECTING ALL NECESSARY EQUIPMENT, IF ANY, OR ELSE THE SUBMITTED SHOP DRAWING SHALL NOT BE CONSIDERED AS
- D. COORDINATION: COORDINATE PREPARATION AND PROCESSING OF SUBMITTALS WITH PERFORMANCE OF CONSTRUCTION ACTIVITIES.
- E. PROCESSING TIME: ALLOW ENOUGH TIME FOR SUBMITTAL REVIEW, INCLUDING TIME FOR RESUBMITTALS, AS FOLLOWS. TIME FOR REVIEW SHALL COMMENCE ON ARCHITECT'S/ENGINEER'S RECEIPT OF SUBMITTAL
- a. INITIAL REVIEW: ALLOW UP TO 14 DAYS FOR INITIAL REVIEW OF EACH SUBMITTAL. ALLOW ADDITIONAL TIME IF PROCESSING MUST BE DELAYED TO PERMIT COORDINATION WITH SUBSEQUENT SUBMITTALS. ARCHITECT/ENGINEER WILL ADVISE CONTRACTOR WHEN A SUBMITTAL BEING PROCESSED MUST BE DELAYED FOR COORDINATION.
- b. CONCURRENT REVIEW: WHERE CONCURRENT REVIEW OF SUBMITTALS BY ARCHITECT'S/ENGINEER'S CONSULTANTS, OWNER, OR OTHER PARTIES IS REQUIRED, ALLOW UP TO 21 DAYS FOR INITIAL REVIEW OF EACH SUBMITTAL
- c. NO EXTENSION OF THE CONTRACT TIME WILL BE AUTHORIZED BECAUSE OF FAILURE TO TRANSMIT SUBMITTALS ENOUGH IN ADVANCE OF THE WORK TO PERMIT PROCESSING.
- F. IDENTIFICATION: PLACE A LABEL OR TITLE BLOCK ON EACH SUBMITTAL FOR IDENTIFICATION.
- a. INDICATE NAME OF FIRM OR ENTITY THAT PREPARED EACH SUBMITTAL ON LABEL OR TITLE BLOCK.
- b. PROVIDE A SPACE APPROXIMATELY 4 BY 5 INCHES (100 BY 125 MM) ON LABEL OR BESIDE TITLE BLOCK TO RECORD CONTRACTOR'S REVIEW AND APPROVAL MARKINGS AND ACTION TAKEN BY ARCHITECT/ENGINEER.
- c. INCLUDE THE FOLLOWING INFORMATION ON LABEL FOR PROCESSING AND RECORDING ACTION TAKEN: PROJECT NAME.
- DATE.
- NAME OF ARCHITECT/ENGINEER. NAME OF CONTRACTOR
- NAME OF SUBCONTRACTOR.
- NAME OF SUPPLIER.
- NAME OF MANUFACTURER UNIQUE IDENTIFIER, INCLUDING REVISION NUMBER.
- NUMBER AND TITLE OF APPROPRIATE SPECIFICATION SECTION. • DRAWING NUMBER AND DETAIL REFERENCES, AS APPROPRIATE.
- G. DEVIATIONS: HIGHLIGHT, ENCIRCLE, OR OTHERWISE IDENTIFY DEVIATIONS FROM THE CONTRACT DOCUMENTS ON SUBMITTALS.
- H. TRANSMITTAL: ARCHITECT/ENGINEER WILL RETURN SUBMITTALS, WITHOUT REVIEW, RECEIVED FROM SOURCES OTHER THAN CONTRACTOR.
- a. ON AN ATTACHED SEPARATE SHEET, PREPARED ON CONTRACTOR'S LETTERHEAD, RECORD RELEVANT INFORMATION, REQUESTS FOR DATA, REVISIONS OTHER THAN THOSE REQUESTED BY ARCHITECT/ENGINEER ON PREVIOUS SUBMITTALS, AND DEVIATIONS FROM REQUIREMENTS OF THE CONTRACT DOCUMENTS. INCLUDING MINOR VARIATIONS AND LIMITATIONS. INCLUDE THE SAME LABEL INFORMATION AS THE RELATED SUBMITTAL.
- b. INCLUDE CONTRACTOR'S CERTIFICATION STATING THAT INFORMATION SUBMITTED COMPLIES WITH REQUIREMENTS OF THE CONTRACT DOCUMENTS.
- I. DISTRIBUTION: FURNISH COPIES OF FINAL SUBMITTALS TO MANUFACTURERS, SUBCONTRACTORS, SUPPLIERS, FABRICATORS, INSTALLERS, AUTHORITIES HAVING JURISDICTION, AND OTHERS AS NECESSARY FOR PERFORMANCE OF CONSTRUCTION ACTIVITIES.
- J. USE FOR CONSTRUCTION: USE ONLY FINAL SUBMITTALS WITH MARK INDICATING ACTION TAKEN BY ARCHITECT/ENGINEER IN CONNECTION WITH CONSTRUCTION.

PART 2 - PRODUCTS

- 2.1 ACTION SUBMITTALS
- A. GENERAL: PREPARE AND SUBMIT ACTION SUBMITTALS REQUIRED BY CONTRACT DOCUMENTS.
- B. NUMBER OF COPIES: SUBMIT COPIES OF EACH SUBMITTAL, AS FOLLOWS, UNLESS OTHERWISE INDICATED:
- a. INITIAL SUBMITTAL: SUBMIT A PRELIMINARY SINGLE COPY OF EACH SUBMITTAL WHERE SELECTION OF OPTIONS, COLOR, PATTERN, TEXTURE, OR SIMILAR CHARACTERISTICS IS REQUIRED. ARCHITECT/ENGINEER, WILL RETURN SUBMITTAL WITH OPTIONS SELECTED.
- b. FINAL SUBMITTAL: SUBMIT THREE COPIES, UNLESS COPIES ARE REQUIRED FOR OPERATION AND MAINTENANCE MANUALS. SUBMIT FIVE COPIES WHERE COPIES ARE REQUIRED FOR OPERATION AND MAINTENANCE MANUALS. ARCHITECT/ENGINEER WILL RETAIN TWO COPIES; DIVISION 01 GENERAL REQUIREMENTS TENDER DOCUMENTS-SPECIFICATIONS REMAINDER WILL BE RETURNED. MARK UP AND RETAIN ONE RETURNED COPY AS A PROJECT RECORD DOCUMENT.
- C. PRODUCT DATA: COLLECT INFORMATION INTO A SINGLE SUBMITTAL FOR EACH ELEMENT OF CONSTRUCTION AND TYPE OF PRODUCT OR EQUIPMENT.
- D. IF INFORMATION MUST BE SPECIALLY PREPARED FOR SUBMITTAL BECAUSE STANDARD PRINTED DATA ARE NOT SUITABLE FOR USE, SUBMIT AS SHOP DRAWINGS, NOT AS PRODUCT DATA.
- E. MARK EACH COPY OF EACH SUBMITTAL TO SHOW WHICH PRODUCTS AND OPTIONS ARE APPLICABLE
- F. INCLUDE THE FOLLOWING INFORMATION, AS APPLICABLE:
- a. MANUFACTURER'S WRITTEN RECOMMENDATIONS. b. MANUFACTURER'S PRODUCT SPECIFICATIONS.
- c. MANUFACTURER'S INSTALLATION INSTRUCTIONS. d. STANDARD COLOR CHARTS.
- e. MANUFACTURER'S CATALOG CUTS. f. WIRING DIAGRAMS SHOWING FACTORY-INSTALLED WIRING.
- g. PRINTED PERFORMANCE CURVES.
- h. OPERATIONAL RANGE DIAGRAMS.
- i. MILL REPORTS. STANDARD PRODUCT OPERATING AND MAINTENANCE MANUALS.
- k. COMPLIANCE WITH RECOGNIZED TRADE ASSOCIATION STANDARDS.

- G. SHOP DRAWINGS: PREPARE PROJECT-SPECIFIC INFORMATION, DRAWN ACCURATELY TO SCALE. DO NOT BASE SHOP DRAWINGS ON REPRODUCTIONS OF THE CONTRACT DOCUMENTS OR STANDARD PRINTED DATA.
- H. SAMPLES: PREPARE PHYSICAL UNITS OF MATERIALS OR PRODUCTS, INCLUDING
- THE FOLLOWING: a. SAMPLES FOR INITIAL SELECTION: SUBMIT MANUFACTURER'S COLOR CHARTS CONSISTING OF UNITS OR SECTIONS OF UNITS SHOWING THE FULL RANGE OF
- b. SAMPLES FOR VERIFICATION: SUBMIT FULL-SIZE UNITS OR SAMPLES OF SIZE INDICATED, PREPARED FROM THE SAME MATERIAL TO BE USED FOR THE WORK, CURED AND FINISHED IN MANNER SPECIFIED, AND PHYSICALLY IDENTICAL WITH THE PRODUCT PROPOSED FOR USE, AND THAT SHOW FULL RANGE OF COLOR AND TEXTURE VARIATIONS EXPECTED. SAMPLES INCLUDE. BUT ARE NOT LIMITED TO, THE FOLLOWING: PARTIAL SECTIONS OF MANUFACTURED OR FABRICATED COMPONENTS: SMALL CUTS OR CONTAINERS OF MATERIALS; COMPLETE UNITS OF REPETITIVELY USED MATERIALS; SWATCHES SHOWING COLOR, TEXTURE, AND PATTERN; COLOR RANGE SETS: AND COMPONENTS USED FOR INDEPENDENT TESTING AND
- . PREPARATION: MOUNT, DISPLAY, OR PACKAGE SAMPLES IN MANNER SPECIFIED TO FACILITATE REVIEW OF QUALITIES INDICATED. PREPARE SAMPLES TO MATCH ARCHITECT'S/ENGINEER'S SAMPLE WHERE SO INDICATED. ATTACH LABEL ON UNEXPOSED SIDE THAT INCLUDES THE FOLLOWING:
- GENERIC DESCRIPTION OF SAMPLE.

COLORS, TEXTURES, AND PATTERNS AVAILABLE.

- PRODUCT NAME OR NAME OF MANUFACTURER. SAMPLE SOURCE.
- d. ADDITIONAL INFORMATION: ON AN ATTACHED SEPARATE SHEET, PREPARED ON CONTRACTOR'S LETTERHEAD, PROVIDE THE FOLLOWING, AS APPLICABLE: SIZE LIMITATIONS.
- COMPLIANCE WITH RECOGNIZED STANDARDS.
- AVAILABILITY DELIVERY TIME
- e. SUBMIT SAMPLES FOR REVIEW OF KIND. COLOR. PATTERN. AND TEXTURE FOR A FINAL CHECK OF THESE CHARACTERISTICS WITH OTHER ELEMENTS AND FOR A COMPARISON OF THESE CHARACTERISTICS BETWEEN FINAL SUBMITTAL AND ACTUAL COMPONENT AS DELIVERED AND INSTALLED.
- NUMBER OF SAMPLES FOR INITIAL SELECTION: SUBMIT ONE FULL SET OF AVAILABLE CHOICES WHERE COLOR, PATTERN, TEXTURE, OR SIMILAR CHARACTERISTICS ARE REQUIRED TO BE SELECTED FROM MANUFACTURER'S PRODUCT LINE. ARCHITECT/ENGINEER WILL RETURN SUBMITTAL WITH OPTIONS SELECTED.
- g. DISPOSITION: MAINTAIN SETS OF APPROVED SAMPLES AT PROJECT SITE, AVAILABLE FOR QUALITY- CONTROL COMPARISONS THROUGHOUT THE COURSE OF CONSTRUCTION ACTIVITY. SAMPLE SETS MAY BE USED TO DETERMINE FINAL ACCEPTANCE OF CONSTRUCTION ASSOCIATED WITH EACH
- 2.2 INFORMATIONAL SUBMITTALS
- A. GENERAL: PREPARE AND SUBMIT INFORMATIONAL SUBMITTALS REQUIRED BY OTHER SPECIFICATION SECTIONS.
- a. CERTIFICATES AND CERTIFICATIONS: PROVIDE A NOTARIZED STATEMENT THAT INCLUDES SIGNATURE OF ENTITY RESPONSIBLE FOR PREPARING CERTIFICATION. CERTIFICATES AND CERTIFICATIONS SHALL BE SIGNED BY AN OFFICER OR OTHER INDIVIDUAL AUTHORIZED TO SIGN DOCUMENTS ON BEHALF OF THAT ENTITY.
- b. TEST AND INSPECTION REPORTS: COMPLY WITH REQUIREMENTS IN CONTRACT DOCUMENTS.
- B. CONTRACTOR'S CONSTRUCTION SCHEDULE.
- C. MATERIAL TEST REPORTS: PREPARE REPORTS WRITTEN BY A QUALIFIED TESTING AGENCY, ON TESTING AGENCY'S STANDARD FORM, INDICATING AND INTERPRETING TEST RESULTS OF MATERIAL FOR COMPLIANCE WITH REQUIREMENTS.
- D. MAINTENANCE DATA: PREPARE WRITTEN AND GRAPHIC INSTRUCTIONS AND PROCEDURES FOR OPERATION AND NORMAL MAINTENANCE OF PRODUCTS AND EQUIPMENT. COMPLY WITH GENERAL REQUIREMENTS.
- E. MANUFACTURER'S INSTRUCTIONS: PREPARE WRITTEN OR PUBLISHED INFORMATION THAT DOCUMENTS MANUFACTURER'S RECOMMENDATIONS, GUIDELINES, AND PROCEDURES FOR INSTALLING OR OPERATING A PRODUCT OR EQUIPMENT. INCLUDE NAME OF PRODUCT AND NAME, ADDRESS, AND TELEPHONE NUMBER OF MANUFACTURER. INCLUDE THE FOLLOWING, AS
- APPLICABLE: a. PREPARATION OF SUBSTRATES.
- b. RECOMMENDATIONS FOR CLEANING AND PROTECTION.

SERVICE REPRESENTATIVE MAKING REPORT.

- MANUFACTURER'S FIELD REPORTS: PREPARE WRITTEN INFORMATION DOCUMENTING FACTORY-AUTHORIZED SERVICE REPRESENTATIVE'S TESTS AND
- INSPECTIONS. INCLUDE THE FOLLOWING, AS APPLICABLE: a. NAME, ADDRESS, AND TELEPHONE NUMBER OF FACTORY-AUTHORIZED
- b. STATEMENT ON CONDITION OF SUBSTRATES AND THEIR ACCEPTABILITY FOR INSTALLATION OF PRODUCT.
- REQUIREMENTS. d. SUMMARY OF INSTALLATION PROCEDURES BEING FOLLOWED, WHETHER THEY COMPLY WITH REQUIREMENTS AND, IF NOT, WHAT CORRECTIVE ACTION

c. STATEMENT THAT PRODUCTS AT PROJECT SITE COMPLY WITH

- e. RESULTS OF OPERATIONAL AND OTHER TESTS AND A STATEMENT OF WHETHER OBSERVED PERFORMANCE COMPLIES WITH REQUIREMENTS.
- AFFECT WARRANTY. G. INSURANCE CERTIFICATES AND BONDS: PREPARE WRITTEN INFORMATION INDICATING CURRENT STATUS OF INSURANCE OR BONDING COVERAGE. INCLUDE NAME OF ENTITY COVERED BY INSURANCE OR BOND, LIMITS OF

f. STATEMENT WHETHER CONDITIONS, PRODUCTS, AND INSTALLATION WILL

COVERAGE, AMOUNTS OF DEDUCTIBLES, IF ANY, AND TERM OF THE COVERAGE. H. MONTHLY PROGRESS REPORT: REPORT SHALL INCLUDE THE FOLLOWING: a. SCHEDULE OF PLANNING WITH UPDATES AND CURRENT SITUATION AT THE

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- DATE OF REPORT PREPARATION. b. UPDATED CASHFLOW
- c. SUBMITTALS LOG. d. CONSTRUCTION PROGRESS PHOTOGRAPHS.
- e. DAILY REPORTS. VARIATION ORDERS.
- g. PAYMENT CERTIFICATES. LIST OF PROBLEMS FACED ON SITE.
- COMPLIANCE WITH RECOGNIZED TESTING AGENCY STANDARDS. a. APPLICATION OF TESTING AGENCY LABELS AND SEALS.
- b. NOTATION OF COORDINATION REQUIREMENTS

PART 3 - EXECUTION

3.1 CONTRACTOR'S REVIEW

A. REVIEW EACH SUBMITTAL AND CHECK FOR COMPLIANCE WITH THE CONTRACT DOCUMENTS. NOTE CORRECTIONS AND FIELD DIMENSIONS. MARK WITH APPROVAL STAMP BEFORE SUBMITTING TO ARCHITECT/ENGINEER.

APPROVAL STAMP: STAMP EACH SUBMITTAL WITH A UNIFORM, APPROVAL STAMP. INCLUDE PROJECT NAME AND LOCATION, SUBMITTAL NUMBER, SPECIFICATION SECTION TITLE AND NUMBER, NAME OF REVIEWER, DATE OF CONTRACTOR'S APPROVAL, AND STATEMENT CERTIFYING THAT SUBMITTAL HAS BEEN REVIEWED. CHECKED, AND APPROVED FOR COMPLIANCE WITH THE CONTRACT DOCUMENTS.

3.2 ARCHITECT'S/ENGINEER'S ACTION

- A. GENERAL: ARCHITECT/ENGINEER WILL NOT REVIEW SUBMITTALS THAT DO NOT BEAR CONTRACTOR'S APPROVAL STAMP AND WILL RETURN THEM WITHOUT
- B. ACTION SUBMITTALS: ARCHITECT/ENGINEER WILL REVIEW EACH SUBMITTAL, MAKE MARKS TO INDICATE CORRECTIONS OR MODIFICATIONS REQUIRED, AND RETURN IT. ARCHITECT/ENGINEER WILL ATTACH A COVER LETTER TO EACH SUBMITTAL INDICATING AN ACTION TO BE TAKEN, AS FOLLOWS:
 - a. APPROVED.
 - b. APPROVED AS NOTED
- c. REVISE RESUBMIT d. REJECTED - RESUBMIT.
- C. INFORMATIONAL SUBMITTALS: ARCHITECT/ENGINEER WILL REVIEW EACH SUBMITTAL AND WILL NOT RETURN IT, OR WILL REJECT AND RETURN IT IF IT DOES NOT COMPLY WITH REQUIREMENTS, ARCHITECT/ENGINEER WILL FORWARD EACH SUBMITTAL TO APPROPRIATE PARTY.
- D. SUBMITTALS NOT REQUIRED BY THE CONTRACT DOCUMENTS WILL NOT BE REVIEWED AND MAY BE DISCARDED.

SUBMITTAL REQUIREMENTS

SECTION ITEM

DIVISION 1: GENERAL 01 33 00 SUBMITTAL PROCEDURES

DIVISION 6: WOOD, PLASTICS, AND COMPOSITES 06 15 10 CEDAR DECKING

06 81 00 COMPOSITE RAILINGS 06 82 00 GLASS-FIBER-REINFORCED PLASTIC **DIVISION 7: THERMAL AND MOISTURE PROTECTION** 07 13 13 BITUMINOUS SHEET WATERPROOFING

07 31 13 ASPHALT SHINGLES ROOFING 07 62 00 SHEET METAL FLASHING AND TRIM 07 63 1 GUTTERS AND DOWNSPOUTS

07 71 00 ROOF SPECIALTIES 07 72 00 ROOF ACCESSORIES

07 92 00 JOINT SEALANTS **DIVISION 8: DOORS AND WINDOWS** 08 14 39 PRE-FINISHED WOOD DOORS & FRAMES

08 16 13 FIBERGLASS HURRICANE RATED DOORS 08 34 30 BIFOLD DOORS

08 53 13 VINYL WINDOWS 08 71 00 DOOR HARDWARE 08 71 10 DOOR HARDWARE SCHEDULE

08 80 00 GLAZING **DIVISION 9: FINISHES** 09 29 00 GYPSUM BOARD 09 30 13 CERAMIC TILING

09 30 33.20 MARBLE TILE/WINDOW SILL 09 30 50 TILE SETTING MATERIALS AND SUPPLIES 09 65 13 RESILIENT BASE & ACCESSORIES

10 44 16 FIRE EXTINGUISHERS

DIVISION 31: EARTHWORK

31 31 16 TERMITE CONTROL

09 90 00 PAINTING 09 90 10 PAINT SCHEDULE **DIVISION 10: SPECIALTIES** 10 28 00 TOILET BATH ACCESSORIES

DIVISION 12: FURNISHINGS 12 35 30 SOLID PLYWOOD RESIDENTIAL CABNINETS 12 36 61 SOLID SURFACING COUNTERTOPS

SEE OTHER DISCIPLINES FOR ADDITIONAL REQUIRED SUBMITTALS

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GENERAL REQUIREMENTS & SUBMITTAL **PROCEEDURES**

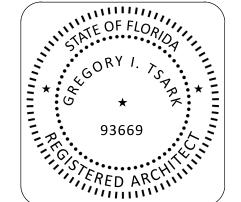
Description

DRAWN BY:

REVISION:

SCALE

12/20/2023



B. CONFIRM ALL HORIZONTAL DIMENSIONS WITH OTHER PLANS AND IN FIELD PRIOR TO FABRICATION/CONSTRUCTION .

CONCRETE SPLASH BLOCKS:

A. PROVIDE PRE-MANUFACTURERED SPLASH BLOCK OF A SIZE AS APPROVED BY THE ARCHITECT OR OWNER

B. MECHANICALLY POLISHED CONCRETE: POLISHED CONCRETE SPECIFICATION

PART I - GENERAL

1.01 SUMMARY, THIS SPECIFICATION INCLUDES THE FOLLOWING:
INTERIOR CONCRETE JOINT FILLER, LIQUID DENSIFIER / SEALER AND POLISHING
PROCESS

A. GENERAL: DO NOT COMMENCE INSTALLATION OF SEMI-RIGID POLYUREA JOINT FILLER, LIQUID DENSIFIER / SEALER AND POLISHING PROCESSES UNTIL THE BUILDING IS COMPLETELY ENCLOSED, PERMANENT POWER AND LIGHTING IS OPERATING AND THE BUILDING IS THERMOSTATICALLY CONTROLLED. INSTALLATION OF THESE MATERIALS SHALL COMMENCE APROXIMATELY TWO WEEKS PRIOR TO "FIXTURE"

PART II - EXECUTION

2.01 JOINT FILLER INSTALLATION: COMPLY WITH ACI 302 AS APPLICABLE TO MATERIALS, APPLICATIONS, AND CONDITIONS.

A. SURFACE CLEANING OF JOINTS: CLEAN JOINTS IMMEDIATELY BEFORE INSTALLING JOINT FILLER. REMOVE FOREIGN MATERIAL THAT COULD INTERFERE WITH ADHESION OF JOINT FILLER BY BRUSHING, GRINDING, BLAST CLEANING, MECHANICAL ABRADING, OR A COMBINATION OF THESE METHODS TO PRODUCE A CLEAN, SOUND SUBSTRATE CAPABLE OF DEVELOPING OPTIMUM BOND WITH JOINT FILLER. REMOVE LOOSE PARTICLES REMAINING FROM ABOVE CLEANING OPERATIONS BY VACUUMING OR BLOWING OUT JOINTS WITH OIL-FREE COMPRESSED AIR. ALSO REMOVE ALL LAITENCE AND FORM-RELEASE AGENTS FROM CONCRETE SURFACE. CLEAN NONPOROUS SURFACES WITH CHEMICAL CLEANERS OR OTHER MEANS THAT DO NOT STAIN, HARM SUBSTRATES, OR LEAVE RESIDUES COULD INTERFERE WITH ADHESION OF JOINT SEALANTS. ALL SURFACES TO BE FILLED SHALL BE CLEAN AND DRY.

B. MIXING: JOINT FILLER IS A TWO-PART PRODUCT REQUIRING MACHINE MIXING AND PLACING.PREMIX PART "B" SEPARATELY BEFORE USING. FOLLOW PUMP MANUFACT URER'S EQUIPMENT INSTRUCTIONS.

C. PLACEMENT: FOR PROPER LOAD TRANSFER, JOINTS MUST BE FILLED FULL DEPTH, BUT IN NO CASE SHOULD THE JOINT FILLER BE ANY LESS THAN 1" DEEP IN THE JOINT. NO BACKER ROD IS ALLOWED. JOINTS SHOULD BE OVERFILLED AND SHAVED LEVEL WITH THE SURFACE, GIVING THE FLOOR JOINTS A FLAT, SMOOTH APPEARANCE.

D. JOINT FILLER SEPARATION: THE APPROVED JOINT FILLING APPLICATOR SHALL INCLUDE IN THEIR BID A COST PER LINEAR FOOT TO MAKE ONE RETURN TRIP TO REFILL JOINTS IF JOINT FILLER SIDEWALL SEPARATION OR SPLITTING EXCEEDS 1/16," OR IF SURFACE PROFILE IS CONCAVE, CHATTERED OR IF VOIDS OCCUR. THIS SHALL TAKE PLACE ONE WEEK PRIOR TO GRAND OPENING, OR AT OWNER'S

2.02 INITIAL CLEANING FOR LIQUID DENSIFIER AND SEALER APPLICATION: THOROUGHLY CLEAN THE INTERIOR SALES FLOOR SLAB PRIOR TO THE INITIAL APPLICATION OF LIQUID DENSIFIER/SEALER AND POLISHING PROCESS. COMPLETELY REMOVE THE REMNANTS OF THE DISSIPATING OR REMOVABLE CURING COMPOUND FROM THE FLOOR SURFACE. THE FOLLOWING FLOOR STRIPPER OR REMOVAL SOLUTION SHALL BE APPLIED TO THE FLOOR AT THE PROPER RATIO TO THOROUGHLY STRIP, CLEAN AND REMOVE ALL CURING COMPOUND RESIDUE:

KUREZ DR VOX (SLAB FIRST): EUCLID "EUCO CLEAN & STRIP"
 KUREZ RC (SLAB LAST): EUCLID "KUREZ OFF"

2.03 POLISHING PROCESS AND APPLICATION OF LIQUID DENSIFIER / SEALER: PRIOR TO APPLICATION, INSPECT INTERIOR SALES FLOOR SLAB TO ENSURE THAT SLAB IS CLEAN AND FREE OF DUST, GREASE, OILS, OR OTHER CONTAMINANTS THAT MIGHT PROHIBIT THE PROPER APPLICATION AND PENETRATION OF THE LIQUID DENSIFIER AND SEALER.

1. THE FOLLOWING PROCESS IS PROVIDED AS A GUIDE. MANY FACTORS, INCLUDING, BUT NOT LIMITED TO INTERIOR FLOOR SLAB FINISH, HARDNESS AND FLATNESS WILL DETERMINE THE INITIAL DIAMOND TOOLING, INCLUDING ADDITIONAL GRINDING AND/OR POLISHING OPERATIONS REQUIRED TO MEET THE REQUIREMENTS SPECIFIED HEREIN. THE APPROVED APPLICATOR SHALL PROVIDE A TEST POLISH, INCLUDING APPLICATION OF LIQUID DENSIFIER/SEALER TO A DESIGNATED AREA OF THE INTERIOR FLOOR SLAB, USING THE SAME EQUIPMENT, TOOLS AND METHODS AS WILL BE USED TO POLISH THE INTERIOR FLOOR SLAB. FLOOR POLISHING AND APPLICATION OF LIQUID DENSIFIER/SEALER SHALL NOT COMMENCE UNTIL GENERAL CONTRACTOR HAS ACCEPTED THE POLISHED INTERIOR FLOOR TEST SLAB.

A. STEP ONE: USING EQUIPMENT WITH SUFFICIENT HEAD PRESSURE (≥ 150 PSI), THOROUGHLY CLEAN THEN GRIND CONCRETE FLOOR WITH A COMBO SET OF 60 GRIT RESIN BOND DIAMONDS AND 100 GRIT RESIN BOND DIAMONDS (NOT PADS). EACH PASS MUST OVERLAP 50% OF THE PREVIOUS PASS. GRIND THE CONCRETE FLOOR AT A RATE TO ALLOW FOR AN EVEN SCRATCH PATTERN. CLEAN FLOOR THOROUGHLY AFTER THIS PASS.

B. STEP TWO: APPLY EUCLID DIAMOND HARD LIQUID DENSIFIER / SEALER AT 225 SQUARE FEET PER GALLON.

C. STEP THREE: USING EQUIPMENT WITH SUFFICIENT HEAD PRESSURE (≥ 150 PSI) POLISH CONCRETE FLOOR WITH A COMBO SET OF 100 GRIT RESIN BOND DIAMONDS AND 200 GRIT RESIN BOND DIAMONDS (NOT PADS). EACH PASS MUST OVERLAP 50% OF THE PREVIOUS PASS. POLISH THE CONCRETE FLOOR AT A RATE TO ALLOW FOR AN EVEN SCRATCH PATTERN. CLEAN FLOOR THOROUGHLY AFTER THIS PASS.

D. STEP FOUR: USING EQUIPMENT WITH SUFFICIENT HEAD PRESSURE (≥ 150 PSI) POLISH CONCRETE FLOOR WITH 400 GRIT RESIN BOND DIAMONDS (NOT PADS). EACH PASS MUST OVERLAP 50% OF THE PREVIOUS PASS. POLISH THE CONCRETE FLOOR AT A RATE TO ALLOW FOR AN EVEN SCRATCH PATTERN. CLEAN FLOOR THOROUGHLY AFTER THIS PASS.

E. STEP FIVE: APPLY EUCLID DIAMOND HARD LIQUID DENSIFIER / SEALER AT 700 SQUARE FEET PER GALLON

F. STEP SIX: BURNISH / POLISH CONCRETE FLOOR WITH 800 GRIT DIAMOND IMPREGNATED PADS

G. STEP SEVEN: BURNISH / POLISH CONCRETE FLOOR WITH 1500 GRIT DIAMOND IMPREGNATED PADS.

1. POLISH RESULTS: PERFORM POLISHING PROCESS TO REACH A SPECIFIED OVERALL GLOSS VALUE (SOGV) OF ≥35 AS MEASURED WITH A HORIBA IG-320, AND A SPECIFIED MINIMUM GLOSS READING (SMGV) OF 30. THE APPROVED APPLICATOR SHALL TAKE FOUR GLOSS MEASUREMENT READINGS AT 90° FROM EACH OTHER, AND THEN AVERAGED FOR ONE READING AT EACH LOCATION. A MINIMUM OF 25 READINGS SHALL BE TAKEN THROUGHOUT THE INTERIOR SALES FLOOR. THE OVERALL MEASUREMENT SHALL BE REPORTED TO GENERAL CONTRACTOR WITHIN 24 HOURS OF THE POLISHING PROCESS. GLOSS SHALL BE CONSIDERED A QUANTITATIVE VALUE THAT EXPRESSES THE DEGREE OF REFLECTION WHEN LIGHT HITS THE CONCRETE FLOOR SURFACE. GLOSS MEASUREMENTS WILL BE TAKEN INDEPENDENT OF AMBIENT LIGHTING AND WILL BE TAKEN WITHIN A SEALED MEASUREMENT WINDOW LOCATED BENEATH THE TEST

DIVISION 6 - WOOD AND CABINETRY

WOOD BLOCKING

A. BLOCKING SHALL BE 2X (OR AS NOTED) AND PRESERVATIVE TREATED WHEN IN CONTACT WITH MASONRY OR EXPOSED TO WEATHER. PRESERVATION TREATMENT SHALL CONFORM TO REQUIREMENTS OF AWPA, STANDARD U1 AND M4 FOR THE SPECIES PRODUCT END USE AND PRESERVATIVE TYPE.

B. ROOF EDGE BLOCKING: ALL BLOCKING FOR ROOF EDGES SHALL BE FRT AND ANCHORED PER FBC (LATEST EDITION) - TEST STANDARDS AND RAS-111.

INTERIOR WOOD TRIM:

A. FINISH WOOD DOOR, WINDOW AND WALL BASE TRIM MATERIALS SHALL BE PAINT GRADE COMPOSITE WOOD OR PVC.

GUTTERS AND DOWNSPOUTS

A GUTTERS TO BE MADE OF .040 ALUMINUM OR THICKER AS RECOMMENDED BY THE MANUFACTURER FOR THE USE AND LOCATION AND MOUNTED ON SURFACE OF EAVE OF BUILDING WHERE INDICATED ON THE DRAWINGS, SECURELY ANCHORED AND SEALED TO THE SUBSTRATE TO PREVENT LEAKAGE AND DAMAGE DUE TO WIND. ATTACHMENT SHALL MEET THE REQUIREMENTS OF LOCAL APPLICABLE BUILDING CODES.

B. DOWNSPOUTS TO BE SQUARE (4"X4" UNLESS NOTED OTHERWISE), MADE OF .040 ALUMINUM (KYNAR FINISH) AND MOUNTED BRACKETS AND STRAP OF THE SAME MATERIALS SECURELY ATTACHED TO THE BUILDING TO MEET THE REQUIREMENTS OF LOCAL APPLICABLE BUILDING CODES. FASTENERS SHALL BE OF A NON-CORROSIVE TYPE COMPATIBLE WITH THE MATERIALS.

C. PRIOR TO FABRICATION, THE CONTRACTOR FOR THIS WORK SHALL VISIT THE PROJECT TO OBSERVE THE STATUS OF CONSTRUCTION AND THE CONDITION OF THE SUBSTRATE.

1. THE CONTRACTOR FOR THIS WORK SHALL BE RESPONSIBLE FOR OBTAINING DIMENSIONS FOR FABRICATION OF THE MATERIALS.

2. ONCE FABRICATION AND INSTALLATION COMMENCES, IT WILL BE UNDERSTOOD THAT THE INSTALLER FOR THIS WORK ACCEPTS THE CONDITION OF THE SUBSTRATE TO RECEIVE THE SPECIFIED MATERIALS.

DIVISION 7- THERMAL AND MOISTURE PROTECTION

SEALANTS

A. EXTERIOR "GENERAL" SEALANTS SHALL BE A URETHANE PRODUCT (EQUAL TO SONNERBORN NP-1) TEST SAMPLE AREA TO ASSURE COMPATIBLE WITH ADJACENT MATERIALS AND PAINTABLE.

B. REFER TO MANUFACTURED SYSTEMS FOR SEALANT TYPE RECOMMENDED BY MANUFACTURER.

C. MISCELLANEOUS MATERIALS SHALL INCLUDE BACKER RODS FOR A WEATHER TIGHT SYSTEM

D. SEE DIVSION 9 FOR INTERIOR SEALANT (CAULK).

ATTIC INSULATION:

A. FURNISH AND INSTALL OWENS CORNING BLOWN-IN "PINK" FIBERGLASS INSULATION OF A UNIFORM THICKNESS TO ACHIEVE R-30 (MIN.) IN ATTIC ABOVE THE GYPSUM BOARD CEILING, CONTINUOUS OVER AIR-CONDITIONED SPACES.

RIGID WALL INSULATION:

A. FURNISH & INSTALL NOMINAL 1 1/2" THICK CLOSED CELL FOAM INSULATION BOARD TIGHT AND CONTINUOUS ON INSIDE OF EXTERIOR WALLS FURRED SPACE USING METAL 'Z' FURRING FOR ATTACHMENT, FILL VOIDS WITH FOAM INSULATION

ROOF SHINGLES:

A. BASIS OF DESIGN IS THE CERTAINTEED "LANDMARK PREMIUM" PRODUCT WITH A 50 YEAR PRODUCT WARRANTY AND HAS A 130 MPH WIND RATING.

B. SHINGLES SHALL BE INSTALLED OVER WATER MEMBRANE UNDERLAYMENT OF 60 MIL (MIN.) PEEL-N-STICK PROPERLY LAPPED SHALL BE INSTALLED OVER A BASE SHEET UNDERLAYMENT. PRODUCT BASIS IS THE POLYGLASS POLYSTICK

FASCIA AND SOFFITS:

A. PREFABRICATED ALUMINUM MATERIAL WITH BAKED ENAMEL PAINT FINISH.
SOFFIT SHALL BE CONTINUOUSLY PERFORATED FOR VENTILATION, ATTACH PER
MFG TO MEET CODES. ALUMINUM FASCIA SHALL WRAP THE 2 X SUBFASCIA
BOARD.

DAMPPROOFING:

A. FURNISH AND INSTALL A BITUMINOUS COMPOUND TO EXTERIOR SIDE OF EXTERIOR MASONRY WALLS IN CONTINUOUS SMOOTH COATING FROM TOP OF TIE-BEAM TO FOOTING AND AROUND ALL OPENINGS PRIOR TO INSTALLING FURRING AND RIGID INSULATION.

FLASHING:

A. METAL FLASHINGS: FURNISH AND INSTALL 0.0400"ALUMINUM OR 22 GAGE STAINLESS STEEL FLASHING MATERIALS WHERE NOTED OR DETAILED OR REQUIRED TO PROVIDE LEAK-FREE TRANSITION OF MATERIALS.

B. FLASHING GAGE AND ATTACHMENT SHALL COMPLY WITH FBC (LATEST EDITION) TEST PROTOCOL MANUAL (RAS-111).

DIVISION 8 - DOORS AND WINDOWS

EXTERIOR FIBERGLASS DOORS:

A. BASIS OF DESIGN ARE PRODUCTS BY BELLVILLE ® OR APPROVED EQUAL

ARCHITECTURAL SPECIFICATIONS

B. PROVIDE 6-PANEL INSULATED, HURRICANE RATED, FIBERGLASS DOORS.

C. PRIME DOORS FOR FIELD PAINT.

D. MANUFACTURER OF THE DOOR-FRAME UNIT SHALL SUBMIT TEST DATA WHICH MEETS THE CURRENT REQUIREMENTS OF THE LATEST BUILDING CODE FOR WIND PRESSURES AND WIND-BORNE DEBRIS.

E. ANCHOR DOOR FRAME TO MASONRY IN ACCORDANCE WITH THE MFG RECOMMENDATIONS & TESTS TO MEET CODES.

F. PROVIDE WEATHER STRIPPING AT EXTERIOR DOORS.

G. DOORS TO BE PRE-HUNG ON WOOD FRAMES

MASONITE ® INTERIOR DOORS:

A. BASIS OF DESIGN IS MASONITE ® 6-PANEL OR EQUAL.

B. DOORS SHALL BE 1-3/4" THICK WITH MEDIUM STILE

C. PRIME DOORS FOR FIELD PAINT.

D. DOORS TO BE PRE-HUNG ON WOOD FRAMES

FINISH DOOR HARDWARE:

A. EXTERIOR DOORS: PROVIDE COMMERCIAL GRADE PRODUCTS AS IDENTIFIED ON THE PLANS AND IN THE DOOR HARDWARE SCHEDULE.

B. INTERIOR DOORS: PROVIDE COMMERCIAL GRADE PRODUCTS AS IDENTIFIED ON THE PLANS AND IN THE DOOR HARDWARE SCHEDULE.

WINDOWS:

A. BASIS OF DESIGN IS PGT ® - SH5500

B. FRAMES TO BE WINDGUARD ® VINYL, WHITE

C. GLASS TO BE CLEAR, HURRICANE RATED, HIGH PERFORMANCE LOW E COATING, NO GRID FEATURES AND STANDARD 1816 CHARCOAL SCREEN

D. MANUFACTURER OF THE WINDOW UNIT SHALL SUBMIT TEST DATA WHICH MEETS THE CURRENT REQUIREMENTS OF THE LATEST BUILDING CODE FOR WIND PRESSURES AND WIND-BORNE DEBRIS.

DIVISION 9 - FINISHES

INTERIOR FRAME WALLS:

A. PRODUCTS FOR NON-LOAD BEARING PARTITION WALLS SHALL BE NO. 2 SOUTHERN YELLOW PINE.

B. FURNISH AND INSTALL NEW NOMINAL 4" OR 6" WOOD STUDS TO PRESSURE TREATED BASE PLATE AND DOUBLE CAP PLATE AT 16" ON CENTER (UNLESS NOTED OTHERWISE).

C. FURNISH AND INSTALL 5/8" THICK STANDARD, MOISTURE RESISTANT, FIRE RATED (TYPE 'X') OR ABUSIVE RESISTANT GYPSUM WALLBOARD AND ACCESSORIES AS DETAILED AND REQUIRED TO PROVIDE A COMPLETED WORK PRODUCT INCLUDING CORNER BEADS, 'J' BEAD EDGES, ETC.

D. TAPE AND MUD TO RECEIVE A SPRAYED ON ORANGE PEEL TEXTURE (OR OTHER TEXTURE AS AGREED BY THE ARCHITECT). FOR PAINTED WALLS/CEILINGS.

ACOUSTICAL INSULATION:

A. PROVIDE A MINERAL WOOL PRODUCT TO COMPLY WITH ASTM, AND AS INDICATED IN PARTITION TYPE DETAILS. INSTALL WITHIN CAVITY OF 3-1/2" (MIN.) THICKNESS BY WIDTH TO FILL STUDS/JOISTS.

DRYWALL CEILING:

USG REQUIREMENTS.

A. INSTALL 5/8" THICK GYPSUM BOARD CEILING ON TRUSS FRAMING PER

B. TAPE, MUD AND FINISH WITH TEXTURE ACCEPTABLE.

SOLID SURFACE (WHERE INDICATED):

A. MATERIAL: SOLID ACRYLIC PLASTIC AND RESINS, I.E., CORIAN, FORMSTONE OR SOLID POLYESTER COMPOSITION, I.E., AVONITE, SURELL

B. PROVIDE SOLID SURFACE COUNTERTOPS WITH BACKSPLASH AND WITH OR WITHOUT INTEGRAL SINK BOWLS WHERE IDENTIFIED IN THE DRAWINGS AND AS SPECIFIED HEREIN.

C. COLOR AND BOWL STYLE PER THE OWNER. PREP VANITIES TO RECEIVE FAUCETS, FITTINGS & ACCESSORIES. TOPS SHALL BE SECURED TO THE BASE STRUCTURE.

PVC WALL BASE:

A. MANUFACTURERS: PROVIDE 3 1/4" PVC BASE AS PRODUCED BY A SINGLE MANUFACTURER, INCLUDING RECOMMENDED PRIMERS, ADHESIVES, AND PAINTS. BASIS OF DESIGN: ROYAL BUILDING PRODUCTS 5523 WHITE COLONIAL BASE MOULDING. USE MDF BASE AS ADD ALTERNATE.

C. ADHESIVES (CEMENTS): WATERPROOF, STABILIZED TYPE TO SUIT MATERIAL AND SUBSTRATE CONDITIONS. BASIS OF DESIGN: LIQUID NAIL

D. INSTALLATION: CLEAN ALL SURFACES AND FILL SMALL CRACKS, HOLES, AND DEPRESSIONS IN WALLS.

2. ADHERE TO WALL SUBSTRATES USING FULL SPREAD OF ADHESIVE

STUCCO:

A. PROVIDE A 3-COAT STUCCO FINISH TO THE NEW EXTERIOR MASONRY WALLS WHICH ARE A PART OF THIS WORK. PRODUCTS AND INSTALLATION SHALL COMPLY WITH ASTM.

B. PROVIDE NEW PVC ACCESSORIES AT LOCATION CORNERS, CONTROL JOINTS AND REVEALS.

CERAMIC TILE:

A. FLOOR TILE SHALL BE A 10"X14" DAL PORCELAIN TILE PRODUCT. INSTALL ON CONCRETE OR MUD BED PER TCA STANDARDS. PROVIDE EPOXY GROUT AT TOILET ROOMS.

AULKING:

A. PROVIDE NEW LATEX BASED, LOW VOC, CAULKING AT JOINTS BETWEEN CHANGES IN MATERIALS (I.E. WALLS AT DOORS, WINDOWS AND FRAMES, BUILT-IN CABINETS, ETC).

DIVISION 9 - FINISHES CONT.

PAINTING:

A. BASIS OF DESIGN FOR ALL PAINT PRODUCTS ARE THOSE PRODUCED BY VALSPAR FOR EXTERIOR AND BEHR FOR INTERIOR OR EQUAL.

B. PROVIDE 2 COATS OF PREMIUM PAINT ON PRIMER/SEALER AT ALL WALLS, DOORS, TRIM AND SURFACE WHICH ARE NOT FACTORY FINISHED. COLOR AND SHEEN SHALL BE PER OWNER'S SELECTION.

C. EXTERIOR PAINT

1. PRIMER COATS:

MASON WATERPASE PRIMER

BONDING WATERBASE PRIMER

FIBERGLASS DOORS/MASONRY/CONCRETE/STUCCO: TWO COATS OF PRO INDUSTRIALSEMI-GLOSS EXTERIOR LATEX COATING (APPLY AT 5-7 MILS WET).

D. INTERIOR PAINT

2. FINISH COATS:

PRIMER COATS:
 DRYWALL: BEHR DRYWALL PLUS PRIMER & SEALER NO. 73

· DRYWALL/DOORS/BASE/TRIM: BEHR INTERIOR SEMI GLOSS ENAMEL PAINT NO. 3050

E. PREPARATION FOR ALL PAINTED SURFACES SHALL BE PER MANUFACTURER'S WRITTEN INSTRUCTIONS.H. NEW INTERIOR DRYWALL SHALL BE PRIMED BEFORE RECEIVING

TWO FINISH COATS OF PREMIUM ACRYLIC SEMI-GLOSS WALL PAINT.

G. NEW INTERIOR DOOR FRAMES SHALL RECEIVE TWO COATS OF WATER BASED ENAMEL PAINT OVER MANUFACTURE APPLIED PRIMER.

DIVISION 10 - SPECIALTIES

TOILET ACCESSORIES:

BASIS OF DESIGN SHALL BE AS INDICATED ON PLANS. SEE ACCESSORIES SCHEDULE ON SHEET A701. ALL ACCESSORIES TO BE CONTRACTOR

FIRE EXTINGUISHERS:

PROVIDED AND INSTALLED.

A. PROVIDE THE FOLLOWING NEW EXTINGUISHERS, BRACKETS THROUGHOUT PROJECT WHERE IDENTIFIED ON THE LIFE SAFETY PLAN.

B BASIS OF DESIGN SHALL BE J.L. INDUSTRIES MODEL NO J-2#5 FOR MULTI-PURPOSE USE, CLASS A, B, AND C FIRES.

C. NEW BRACKETS SHALL BE A STRAP HELD LEDGER TYPE HANGER.

DIVISION 11 - EQUIPMENT

KITCHEN EQUIPMENT

A. NEW EQUIPMENT IS CONTRACTOR PURCHASED AND INSTALLED.

DIVISION 12 - FURNISHINGS

CABINETRY:

A. PRODUCTS SHALL BE AWI QUALITY AND NON-FACE FRAME AS
MANUFACTURED BY A COMPANY WITH 5 YEARS MINIMUM EXPERIENCE AT

FABRICATION OF SAME PRODUCTS.

B. PRODUCTS SHALL BE:

1. 5 PIECE MITERED FOR EXPOSED TO VIEW DOORS AND CASES BALANCED ON INTERIOR WITH NATURAL FINISH.

COUNTERTOP SHALL BE ACRYLIC SOLID SURFACE, CORIAN OR

C. EXPOSED EDGES SHALL BE A MINIMUM 3MM EDGE BANDING WITH

EASED EDGES AND COLOR TO MATCH THE NATURAL LOOK.

D. BASE SHALL BE FRAMELESS.

E. BACK SHALL BE 1/4" THICK PLYWOOD PRE-FINISHED WITH NATURAL

F. HARDWARE TO INCLUDE:

1. BLUM, SOFT CLOSE, 6-WAY ADJUSTABLE .095" THICK STEEL WITH DULL CHROME.

2. SHELF SUPPORT OF SELF LOCKING NYLON DESIGNED FOR INSTALLATION INTO PRE-DRILLED HOLES WITHIN CABINET INTERIOR.

3. PULLS AT 3" LONG X 1/4" DIAMETER ALUMINUM WITH BRUSHED NICKLE FINISH TO MATCH HINGES.

WHICH SHALL BE SELF-CLOSING FROM A FOUR (4) INCH EXTENSION.

6. EACH GUIDE SHALL HAVE A MINIMUM LOAD CAPACITY OF ONE

PLUMBING, TOILET ACCESSORIES, FIXTURES, GRAB BARS, ETC.

4. DRAWER GLIDES TO BE UNDEMOUNT TYPE FOR REGULAR DRAWERS

HUNDRED (100) LBS. AND BE OF ZINC COATED COLD ROLLED STEEL.

G. PROVIDE 2-BY BACKING FOR MISC. DETAILS (SEE DRAWINGS) AND BACK BLOCKING IN WALLS FOR WALL HUNG ITEMS; I.E. CABINETRY,

DIVISION 32 - EXTERIOR IMPROVEMENTS

SOIL POISONING

A. FURNISH & INSTALL CHEMICAL POISONING OF SOIL FOR SUBTERRANEAN TERMITES BENEATH CONCRETE SLABS AND PADS OF BUILDING A DIRECTLY ADJACENT THERETO, IN ACCORDANCE WITH

B. UTILITIES: SEE CIVIL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS.

LANDSCAPE:

FLORIDA BUILDING CODE.

A. IF PLANS DO NOT INCLUDE SUFFICIENT DETAILS CONTRACTOR SHALL PROVIDE TREES, SHRUBS AND SEEDING AND/OR SOD IN KEEPING WITH THE PLANS AND THE LOCAL ORDINANCES.

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Hope Hammock of Titusville - Phase

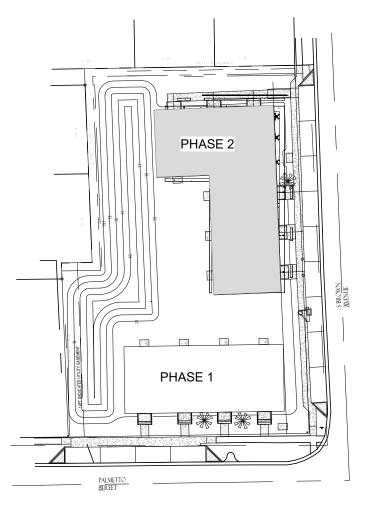
ARCHITECTURAL SPECIFICATIONS

Description

DATE: 12/20/2023
DRAWN BY: CW
REVISION:
SCALE

LIFE SAFETY PLAN

1/8" = 1'-0"



LIFE SAFETY NOTES

- FIRE BARRIER DESIGNATIONS ARE FOR REVIEW PURPOSES ONLY. SEE FLOOR PLANS (A200 SERIES) FOR ASSOCIATED PARTITION TYPES.
- 2. CONSTRUCT FIRE-RATED WALLS TIGHT AGAINST THE FLOOR OR ROOF DECK
- 3. ALL RATED ASSEMBLIES SHALL BE MAINTAINED THROUGHOUT ALL STAGES OF CONSTRUCTION.

LIFE SAFETY LEGEND

1 HOUR FIRE BARRIER

T.D.: 1' - 0"

WALL MOUNTED EXIT SIGN

TRAVEL DISTANCE EGRESS PATH

F.E. FIRE EXTINGUISHER - BRACKET MOUNTED, CLASS 2A:10B:C

PROJECT INFORMATION

OCCUPANCY CLASSIFICATION:

RESIDENTIAL GROUP R-2

CONSTRUCTION CLASSIFICATION:

TYPE VB

GROSS BUILDING AREA:

6,304 SF

ALLOWABLE HEIGHT AND AREA PER FLOOR, PER SECTION 504:

MAX ALLOWABLE AREA: 21,000 SF SPRINKLER REQUIREMENT: AUTOMATIC SPRINKLER SYSTEM IS REQUIRED

FINICHEO.

CHAPTER 8: INTERIOR FINISHES REQUIRED PER TABLE 803.11

SPREAD AND SMOKE DEVELOPED.

MAX HEIGHT: 3 STORIES (60')

REQUIRED PER TABLE 803.11

GROUP INTERIOR EXIT... CORRIDORS... ROOMS..

GROUP R-2: C C C

ALL INTERIOR FINISHES TO BE CLASS A, AND WILL EXCEED CODE MINIMUMS FOR FLAME

OCCUPANT LOAD

Code Space Function Key	Area	Code Floor Area per Occ	Occupant Co
(none)	6304 SF		30
	6304 SF		30
COOLIDANT LOAD FOR LINIT 400	4 DE ODL E		

OCCUPANT LOAD FOR UNIT 100 - 4 PEOPLE
OCCUPANT LOAD FOR UNIT 200 - 4 PEOPLE
OCCUPANT LOAD FOR UNIT 300 - 4 PEOPLE
OCCUPANT LOAD FOR UNIT 400 - 4 PEOPLE
OCCUPANT LOAD FOR UNIT 500 - 3 PEOPLE
OCCUPANT LOAD FOR UNIT 600 - 4 PEOPLE

REQUIRED EXIT WIDTH: MINIMUM MET (0.20"/PERSON)

MAXIMUM COMMON PATH: 125' FOR 2 EXITS

MAXIMUM TRAVEL DISTANCE: GROUP R-2: 250'

MINIMUM PLUMBING FACILITIES: GROUP R-2:

GROOF R-Z.		
WATER CLOSET:	1 PER DWELLING UNIT	1 FIXTURE REQUIRED
LAVATORY:	1 PER DWELLING UNIT	1 FIXTURE REQUIRED
SHOWERS:	1 PER DWELLING UNIT	1 FIXTURE REQUIRED
KITCHEN SINK:	1 PER DWELLING UNIT	1 FIXTURE REQUIRED
WASHER HOOK-UP:	1 PER 20 DWELLING UNITS	1 FIXTURE REQUIRED

MINIMUM PLUMBING FACILITIES

Fixture Type	Required	Pro
WATER CLOSET	1 PER DWELLING UNIT	6
WASHING MACHINE	1 PER 20 DWELLING UNITS	6
SHOWER - ADA	1 PER DWELLING UNIT	1
KITCHEN SINK	1 PER DWELLING UNIT	6
BATHROOM SINK - ADA	1 PER DWELLING UNIT	1
BATHROOM SINK	1 PER DWELLING UNIT	5
BATH TUB/SHOWER	1 PER DWELLING UNIT	5



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se 2

Hope Hammock of Titusville - Phase 550 South Brown Street Titusville, FL 32796
Project No.: 20211

Description

REFERENCE PLAN/LIFE SAFETY PLAN

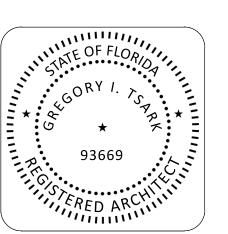
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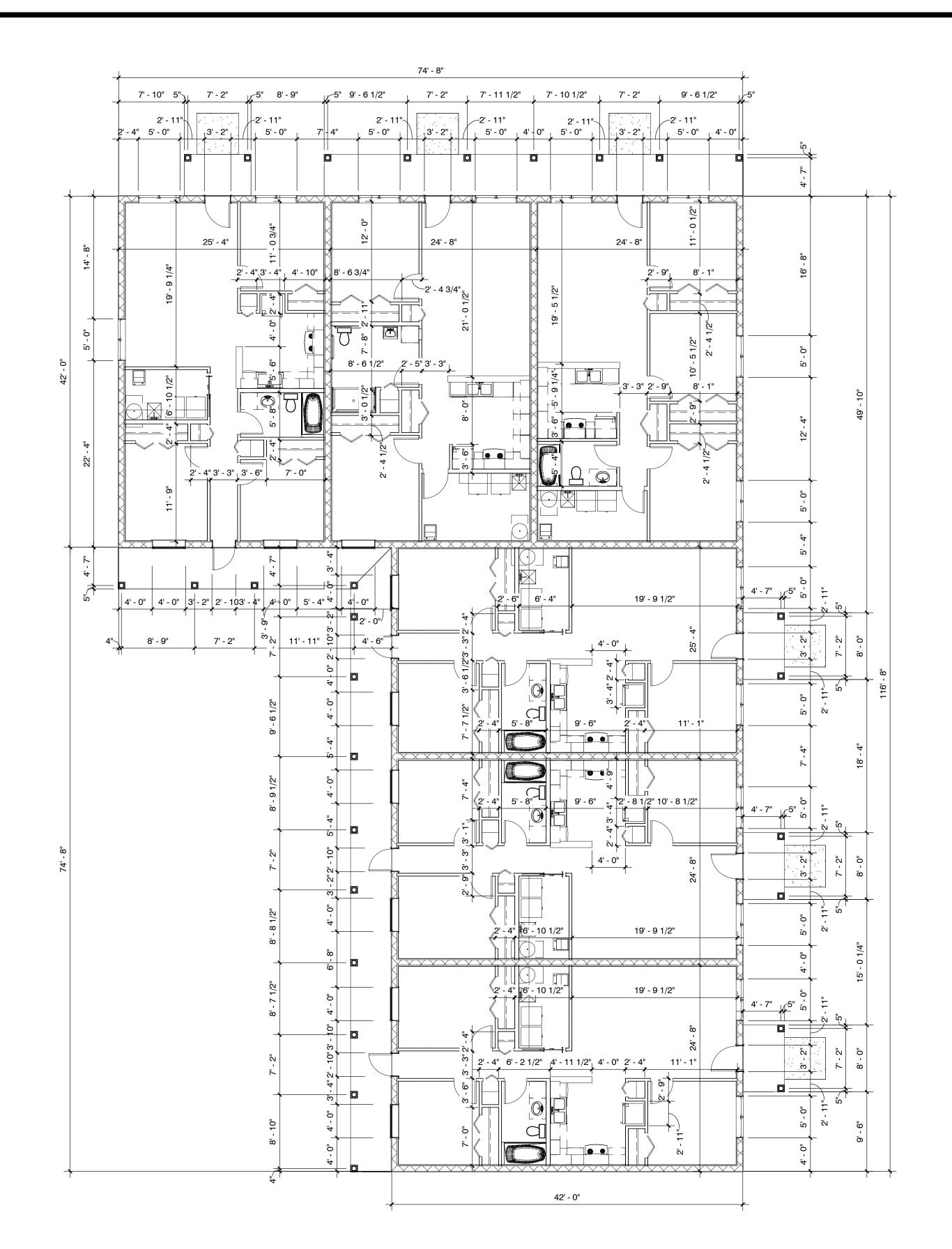
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SCALE As indicated

A101



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DIMENSION PLAN PHASE 2 1/8" = 1'-0"

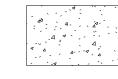
LAYOUT NOTES

- . SHOULD CONDITIONS OR DIMENSIONS VARY FROM THOSE SHOWN, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT BEFORE PROCEEDING. USE FIGURED DIMENSIONS. DO NOT SCALE DRAWINGS. WHERE DIMENSIONS ARE SHOWN WITH A "±", ADJUSTMENTS MAY BE MADE TO SUIT FIELDCONDITIONS.
- 2. VERIFY DIMENSIONS IN FIELD BEFORE PROCEEDING WITH WORK. NOTIFY ARCHITECT OF DISCREPANCIES, CONFLICTS, AND MODIFICATIONS.
- 3. ALL DIMENSIONS FOR DRYWALL PARTITIONS ARE TO FACE OF GYPSUM BOARD OR CEMENT BOARD, UNLESS NOTED OTHERWISE.
- 4. ALL DIMENSIONS FOR CONCRETE MASONRY UNIT CONSTRUCTION ARE NOMINAL AND ARE TO FACE OF C.M.U., UNLESS NOTED OTHERWISE.
- 5. ALL DIMENSIONS FOR OPENINGS ARE NOMINAL. COORDINATE ACTUAL DIMENSIONS WITH OPENING SIZES AND DETAILS.
- 6. LOCATE DOORS 4" FROM BACK OF FRAME TO END OF PARTITION IN WHICH DOOR IS INCORPORATED, UNLESS NOTED OTHERWISE.
- 7. WHERE DIFFERENT PARTITION TYPES OF VARYING WIDTHS EXIST ADJACENT TO ONE ANOTHER, THE FRAMING SHALL ACCOMMODATE A SMOOTH AND CONTINUOUS SURFACE ACROSS PARTITION TYPES.

LEGEND

NEW CONSTRUCTION - MASONRY

NEW CONSTRUCTION - METAL STUD



CONCRETE WALKWAYS



EDGE OF OVERHEAD CONSTRUCTION



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MANEUVERING CLEARANCES AT DOORS AND TOILET ROOM FIXTURES

ARCHITECTURE

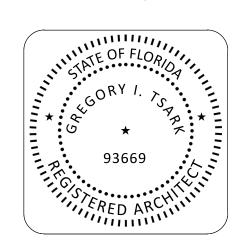
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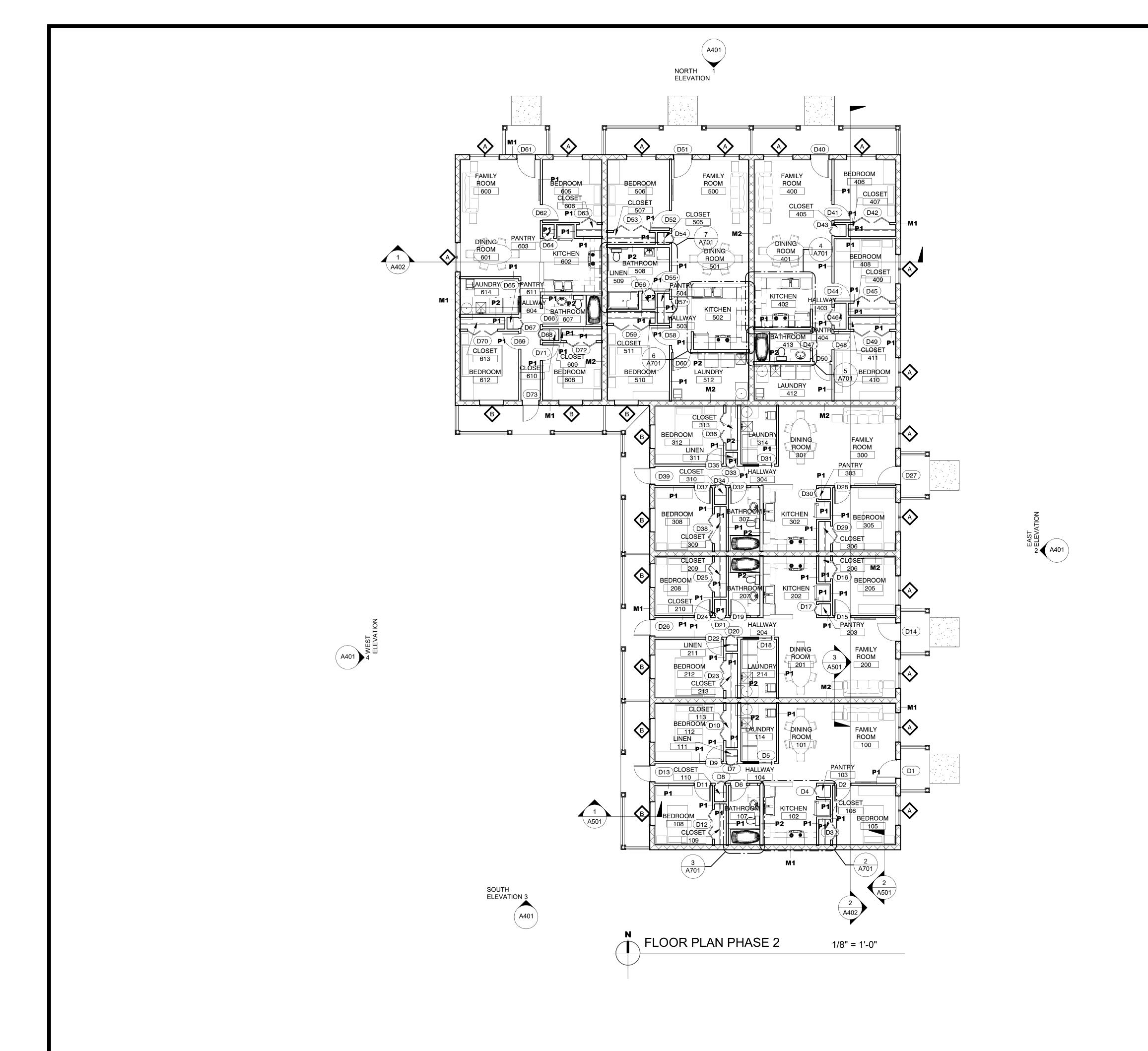
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Brown o.: 202

DIMENSION PLAN

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REVISION:	
SCALE	1/8" = 1'-0"





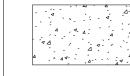
GENERAL NOTES

- 1. MOUNT FIRE EXTINGUISHER CABINETS AT 4'-0" A.F.F. MEASURED TO CENTERLINE OF CABINET HANDLE.
- 2. PROVIDE BLOCKING IN PARTITIONS FOR ALL WALL-MOUNTED EQUIPMENT
- 3. LOOSE FURNITURE IS SHOWN FOR ILLUSTRATIVE PURPOSES AND IS NOT IN CONTRACT FOR CONSTRUCTION.
 - 4. DO NOT SCALE DRAWINGS; WHERE DIMENSIONS ARE UNCLEAR, REQUEST CLARIFICATION FROM ARCHITECT.
 - 5. LIMITS OF EXISTING CONSTRUCTION ARE SHOWN FOR REFERENCE ONLY. SCOPE OF WORK MAY INCLUDE PARTS OF EXISTING AREA FOR PURPOSES OF ACCESS AND CONNECTION OF NEW CONSTRUCTION.

LEGEND

NEW CONSTRUCTION - MASONRY

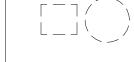
NEW CONSTRUCTION - WOOD STUD



CONCRETE WALKWAYS



EDGE OF OVERHEAD CONSTRUCTION



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MANEUVERING CLEARANCES AT DOORS AND TOILET ROOM FIXTURES

ARCHITECTURE

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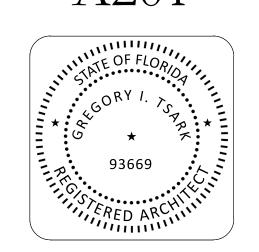
1990 W. New Haven Ave., Suite 306

III. 550 South Brown S Project No.: 2021

Description

FLOOR PLAN

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	1/8" = 1'-0"



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PARTITION TYPE NOTES

- 1. ALL PARTITIONS IN DAMP/WET LOCATIONS TO RECEIVE MOISTURE RESISTANT GYPSUM WALL BOARD. MOISTURE RESISTANT GYP. BOARD TO 48" A.F.F. IN KITCHENS BEHIND CABINETRY AND FOR ALL PARTITIONS FLOOR TO CEILING IN RESTROOMS AND NON-CONDITIONED SPACES
- 2. PARTITIONS IN WET LOCATIONS, SHOWERS, MOP SINKS, ETC. AND ALL WALL SURFACES RECIEVING CERAMIC WALL TILE SHALL HAVE CEMENTITIOUS BACKER UNITS IN LIEU OF GYPSUM WALL BOARD, PROPERLY SEALED, READY FOR FINISHES.
- 3. PROVIDE FIRE TREATED WOOD BLOCKING AND FIRE TREATED PLYWOOD BACKER BOARD AT ALL SHELVING, CASEWORK AND ACCESSORY LOCATIONS.14 GA. GALV. SHEET METAL MAY BE USED IN LIEU OF WOOD BLOCKING.
- 4. WALLS OF DIFFERENT WIDTHS THAT ALIGN SHALL REMAIN FLUSH TO ONE
- 5. PERMANENTLY IDENTIFY WITH 3" RED STENCILING IN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACES, AT 12 FOOT INTERVALS, THE PHRASE "FIRE AND/OR SMOKE BARRIER - PROTECT ALL OPENINGS".
- 6. ALL PERIMETER EXTERIOR MASONRY WALLS SHALL RECIEVE CORE-FILL 500 FOAM INSULATION BY TAILORED CHEMICAL PRODUCTS, INC. OR EQUAL
- 7. PAINTED MASONRY TO CONSIST OF BLOCK FILLER, PRIMER, AND FINISH COAT.

* NONBEARING WALL RATINGS -- 1, 2, 3 OR 4 HR

1. FLOOR AND CEILING RUNNERS -- (NOT SHOWN) -- CHANNEL SHAPED, FABRICATED FROM MINIMUM 25 MSG CORROSION-PROTECTED STEEL, MIN DEPTH TO ACCOMMODATE STUD SIZE, WITH MIN 1-1/4 IN. LONG LEGS, ATTACHED TO FLOOR AND CEILING WITH FASTENERS 24 IN. OC MAXIMUM.

2. STEEL STUDS -- CHANNEL SHAPED, FABRICATED FROM MIN 25 MSG CORROSION-PROTECTED STEEL, MIN DEPTH AS INDICATED UNDER ITEM 5, SPACED A MAX OF 24 IN. OC. STUDS TO BE CUT 3/8 TO 3/4 IN. LESS THAN ASSEMBLY HEIGHT AND INSTALLED WITH A 1/2 IN. GAP BETWEEN THE END OF THE STUD AND TRACK AT THE BOTTOM OF THE WALL. FOR DIRECT ATTACHMENT OF GYPSUM BOARD ONLY.

4. BATTS AND BLANKETS- PLACED IN STUD CAVITIES, ANY GLASS FIBER OR MINERAL WOOL INSULATION BEARING THE UL CLASSIFICATION MARKING AS TO SURFACE BURNING CHARACTERISTICS AND/OR FIRE RESISTANCE.

5. GYPSUM BOARD* -- GYPSUM PANELS WITH BEVELED, SQUARE OR TAPERED EDGES, APPLIED VERTICALLY OR HORIZONTALLY. VERTICAL JOINTS CENTERED OVER STUDS AND STAGGERED ONE STUD CAVITY ON OPPOSITE SIDES OF STUDS. VERTICAL JOINTS IN ADJACENT LAYERS (MULTILAYER SYSTEMS) STAGGERED ONE STUD CAVITY. HORIZONTAL JOINTS NEED NOT BE BACKED BY STEEL FRAMING. HORIZONTAL EDGE JOINTS AND HORIZONTAL BUTT JOINTS ON OPPOSITE SIDES OF STUDS NEED NOT BE STAGGERED. HORIZONTAL EDGE JOINTS AND HORIZONTAL BUTT JOINTS IN ADJACENT LAYERS (MULTILAYER SYSTEMS) STAGGERED A MIN OF 12 IN. THE THICKNESS AND NUMBER OF LAYERS FOR THE 1 HR, 2 HR, 3 HR AND 4 HR RATINGS

Gypsum Board Protection on Each Side of Wall

Doting Ur	Min Stud Donth	No of Layers	Thirm of Danal Inc. Thirms
<u>Rating, Hr</u>		, No. or Layers,	Thkns of Panel Ins. Thkns
<u>1</u>	3-1/2	1 layer,	5/8 in. thick Optional
1	2-1/2	1 layer,	1/2 in. thick 1-1/2 in.
1	1-5/8	1 layer,	3/4 in. thick Optional
2	1-5/8	2 layers,	1/2 in. thick Optional
2	1-5/8	2 layers,	5/8 in. thick Optional
2	3-1/2	1 layer,	3/4 in. thick 3 in.
3	1-5/8	3 layers,	1/2 in. thick Optional
3	1-5/8	2 layers,	3/4 in. thick Optional
3	1-5/8	3 layers,	5/8 in. thick Optional
4	1-5/8	4 layers,	5/8 in. thick Optional
4	1-5/8	4 layers,	1/2 in. thick Optional

6. FASTENERS -- TYPE S OR S-12 STEEL SCREWS USED TO ATTACH PANELS TO STUDS OR FURRING CHANNELS. SINGLE LAYER SYSTEMS: 1 IN. LONG FOR 1/2 AND 5/8 IN. THICK PANELS OR 1-1/4 IN. LONG FOR 3/4 IN. THICK PANELS, SPACED 8 IN. OC WHEN PANELS ARE APPLIED HORIZONTALLY, OR 8 IN. OC ALONG VERTICAL AND BOTTOM EDGES AND 12 IN. OC IN THE FIELD WHEN PANELS ARE APPLIED VERTICALLY. TWO LAYER SYSTEMS: FIRST LAYER- 1 IN. LONG FOR 1/2 AND 5/8 IN. THICK PANELS OR 1-1/4 IN. LONG FOR 3/4 IN. THICK PANELS, SPACED 16 IN. OC. SECOND LAYER- 1-5/8 IN. LONG FOR 1/2 IN., 5/8 IN. THICK PANELS OR 2-1/4 IN. LONG FOR 3/4 IN. THICK PANELS, SPACED 16 IN. OC WITH SCREWS OFFSET 8 IN. FROM FIRST LAYER.THREE-LAYER SYSTEMS: FIRST LAYER- 1 IN. LONG FOR 1/2 IN., 5/8 IN. THICK PANELS, SPACED 24 IN. OC. SECOND LAYER- 1-5/8 IN. LONG FOR 1/2 IN., 5/8 IN. THICK PANELS, SPACED 24 IN. OC. THIRD LAYER- 2-1/4 IN. LONG FOR 1/2 IN., 5/8 IN. THICK PANELS OR 2-5/8 IN. LONG FOR 5/8 IN. THICK PANELS, SPACED 12 IN. OC. SCREWS OFFSET MIN 6 IN. FROM LAYER BELOW. FOUR-LAYER SYSTEMS: FIRST LAYER- 1 IN. LONG FOR 1/2 IN., 5/8 IN. THICK PANELS, SPACED 24 IN. OC. SECOND LAYER- 1-5/8 IN. LONG FOR 1/2 IN., 5/8 IN. THICK PANELS, SPACED 24 IN. OC. THIRD LAYER- 2-1/4 IN. LONG FOR 1/2 IN. THICK PANELS OR 2-5/8 IN. LONG FOR 5/8 IN. THICK PANELS, SPACED 24 IN. OC. FOURTH LAYER- 2-5/8 IN. LONG FOR 1/2 IN. THICK PANELS OR 3 IN. LONG FOR 5/8 IN. THICK PANELS, SPACED 12 IN. OC. SCREWS OFFSET MIN 6 IN. FROM LAYER BELOW.

7. FURRING CHANNELS -- RESILIENT FURRING CHANNELS FABRICATED FROM MIN 25 MSG CORROSION-PROTECTED STEEL, SPACED VERTICALLY A MAX OF 24 IN. OC. FLANGE PORTION ATTACHED TO EACH INTERSECTING STUD WITH 1/2 IN. LONG TYPE

8. STEEL FRAMING MEMBERS* -- USED TO ATTACH FURRING CHANNELS TO ONE SIDE OF STUDS ONLY. CLIPS SPACED 48 IN. OC., AND SECURED TO STUDS WITH TWO NO. 8 X 2-1/2 IN. COARSE DRYWALL SCREWS, ONE THROUGH THE HOLE AT EACH END OF THE CLIP. FURRING CHANNELS ARE FRICTION FITTED INTO CLIPS.

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S Pha III.

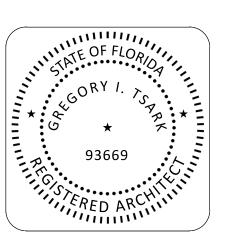
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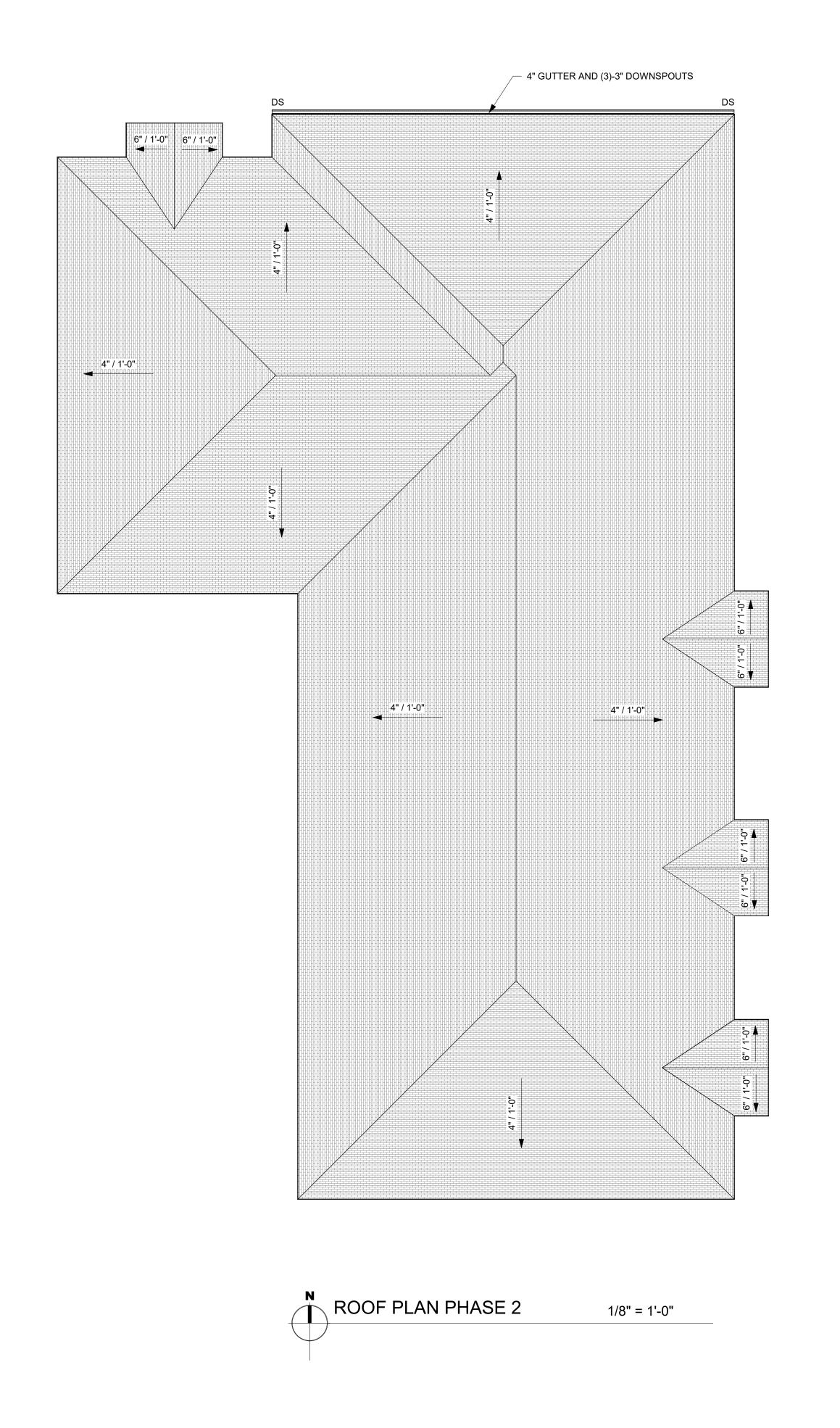
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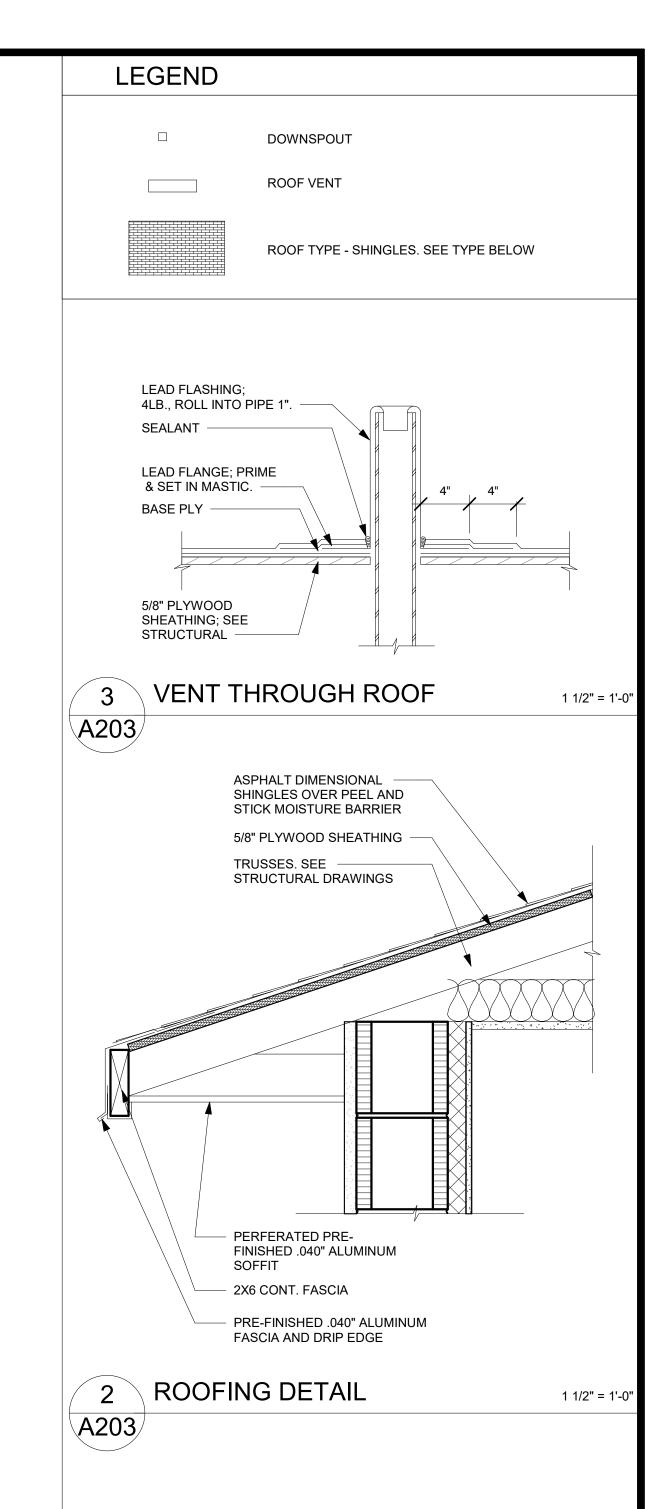
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PARTITION TYPES

	DATE:	12/20/2023
	DRAWN BY:	CW
F	REVISION:	
S	SCALE	As indicated







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Hope Hammock of Titusville - Phase 2 550 South Brown Street Titusville, FL 32796 Project No.: 20211

ARCHITECTURE

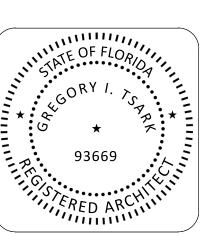
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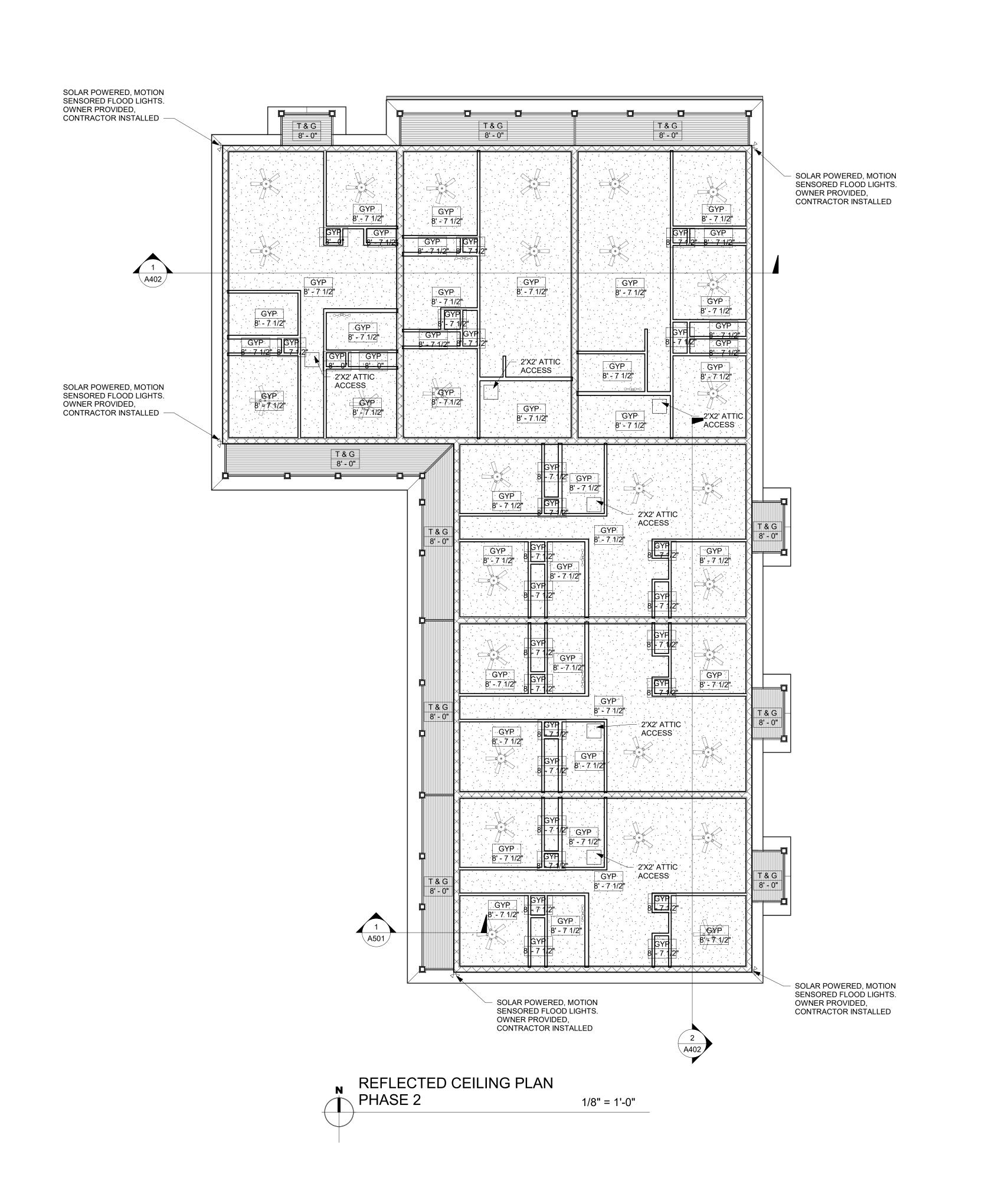
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ROOF PLAN

DATE:	12/20/2023
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SCALE	As indicated



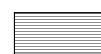


REFLECTED CEILING PLAN NOTES

CEILING DETAILS DENOTE TYPICAL CONDITIONS

RCP LEGEND

GYPSUM WALLBOARD CEILING



T & G WOOD CEILING



CEILING HEIGHT REFERENCE-SEE SCHEDULE OF FINISHES



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1t CEILING TYPE
10'-0" ← CEILING HEIGHT

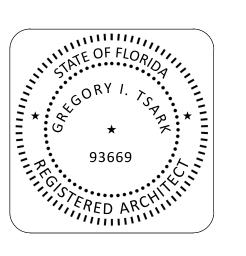


Phase 0 Titusvill mock 550 South Brown S Project No.: 2021

Description	Date

REFLECTED CEILING PLAN

_	DATE:	12/20/2023
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	REVISION:	
	SCALE	As indicated
1 -		





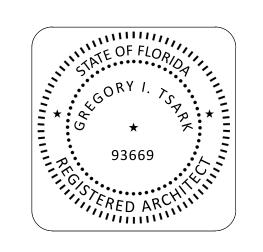


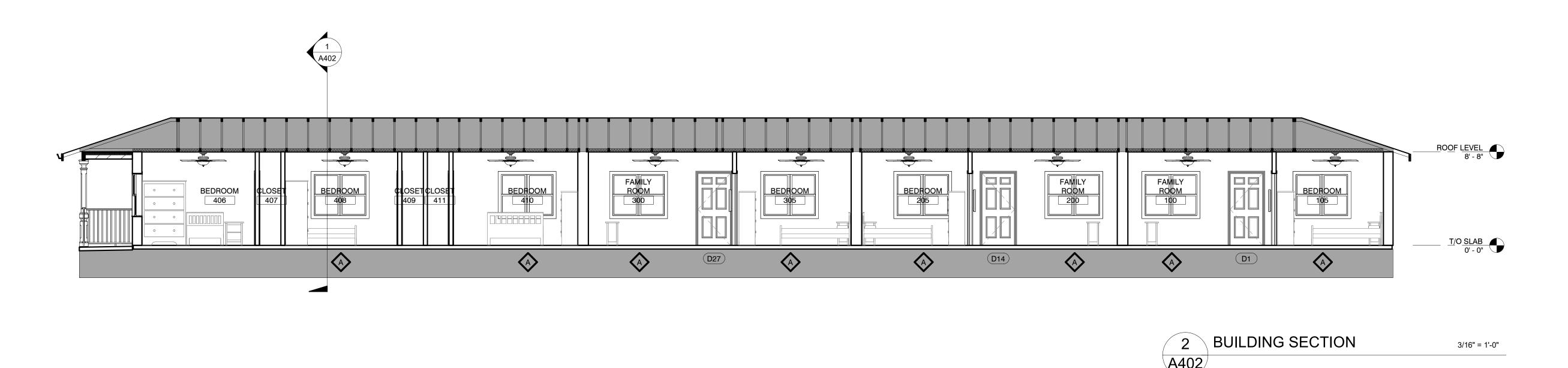
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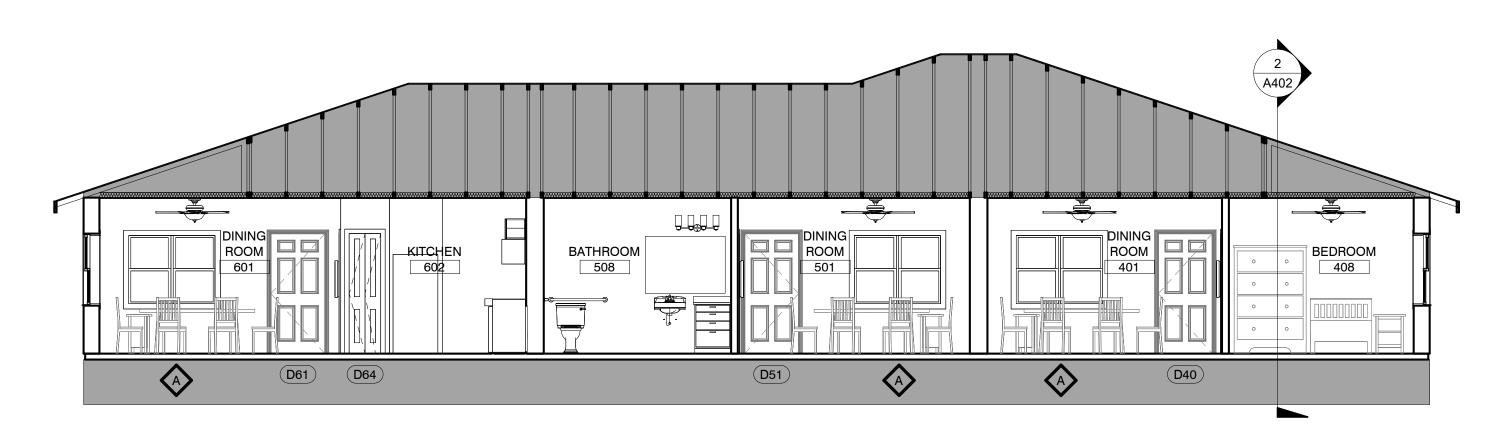
Description Date

BUILDING ELEVATIONS

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	3/16" = 1'-0"







1	BUILDING SECTION	3/16" = 1'-0"
A402		

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Hammock of Titusville - Phase 2

ARCHITECTURE

Tsark Architecture, LLC

1990 W. New Haven Ave., Suite 306 Melbourne, Florida 32904 t: 321-241-6378 License Number: AA26003779

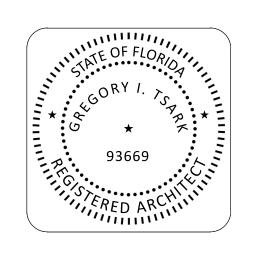
Hope Hammock of Titus

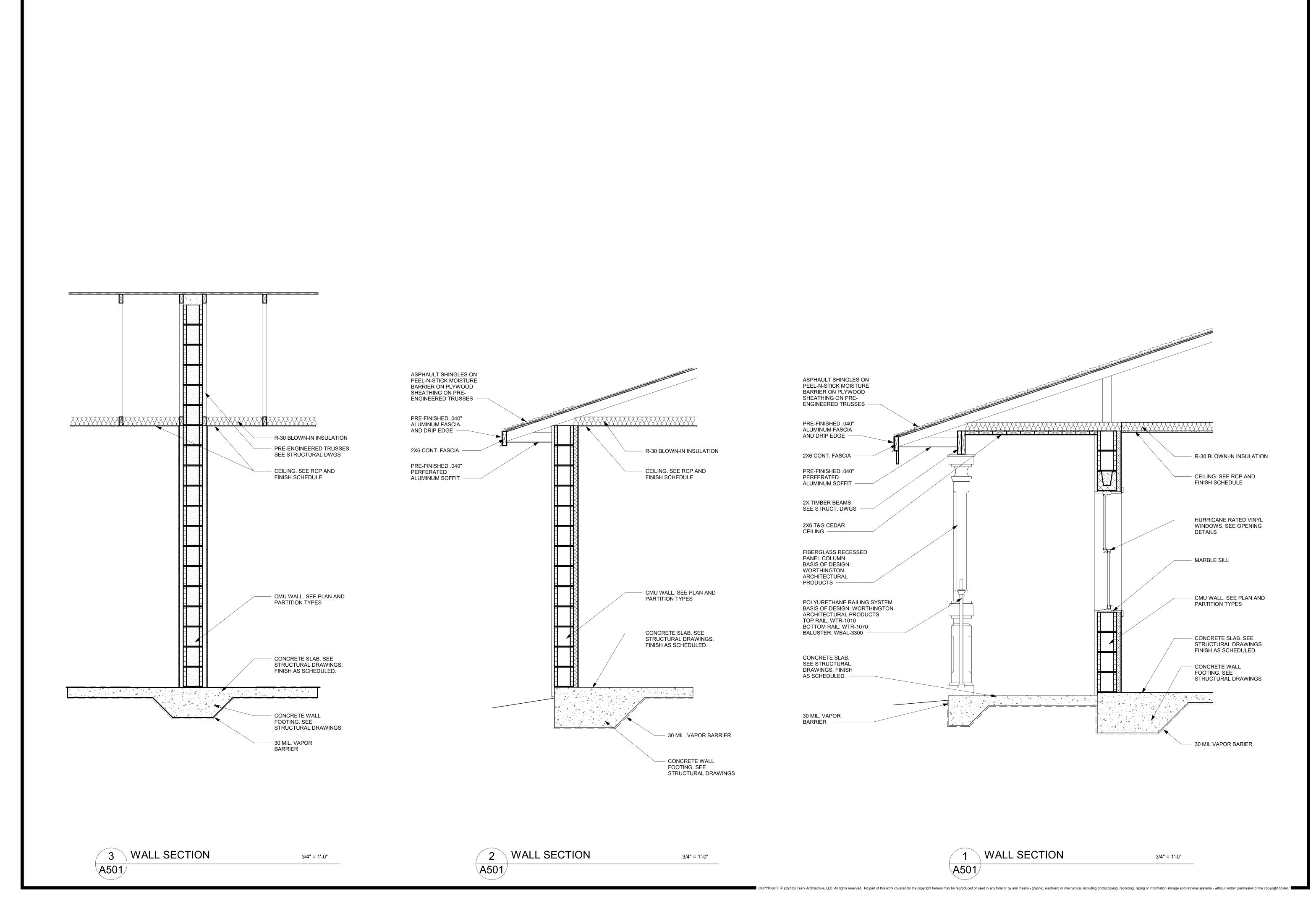
550 South Brown Street Titusville, FL

Project No.: 20211

BUILDING SECTIONS

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	3/16" = 1'-0"







Tsark Architecture, LLC

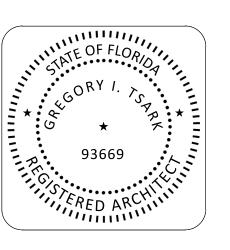
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Melbourne, Florida 32904
t: 321-241-6378
License Number: AA26003779

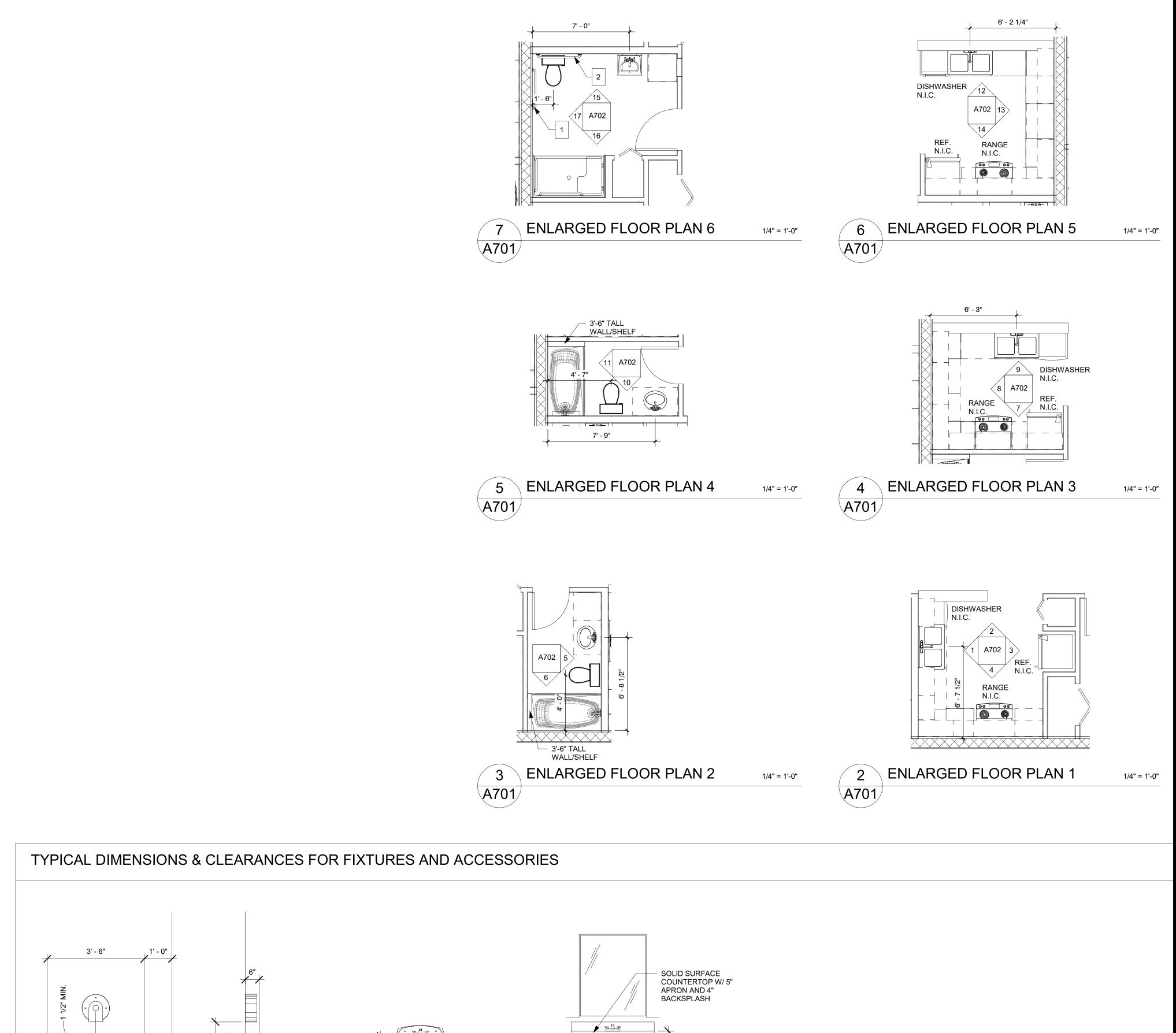
Hope Hammock of Titusville - Phase 2

Description	Date

SECTIONS AND DETAILS

12/20/2023
CW
3/4" = 1'-0"





RIMLESS UNDER COUNTER MOUNT LAVATORY, SEE PLUMBING DWG'S. -

1' - 6"

ACCESSORIES SCHEDULE

42" GRAB BAR

36" GRAB BAR

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MANUFACTURER*

B-5806.99x 42 BOBRICK

B-5806.99x 36 BOBRICK

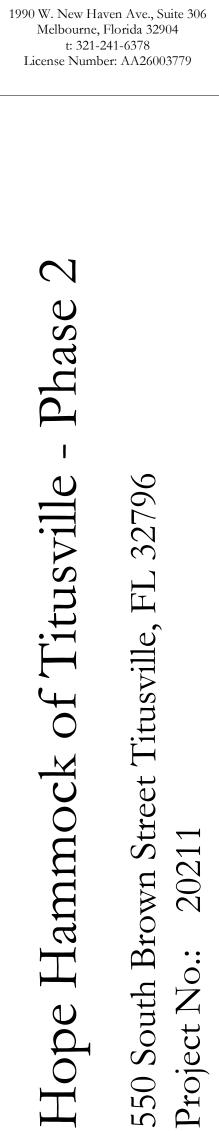
* - MODEL NUMBERS AND MANUFACTURERS SHALL SERVE AS BASIS OF DESIGN

REMARKS

MOUNT @ 33" A.F.F., SIDE BAR 12" OFF CORNER - SEE PLAN

MOUNT @ 33" A.F.F., REAR BAR 6" OFF CORNER - SEE PLAN

KEY VALUE DESCRIPTION



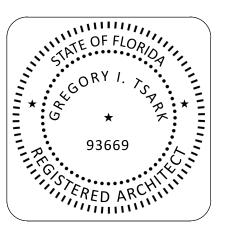
ARCHITECTURE

Tsark Architecture, LLC

Description	Date
•	
	Description

LARGE-SCALE PLANS AND
INTERIOR ELEVATIONS

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	As indicated





ARCHITECTURE Tsark Architecture, LLC

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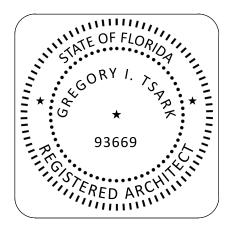
0 Pha 2796 ij 3 S tu Titusville, Brown o.: 202 South Hope 550 Sou Project

Description	Date

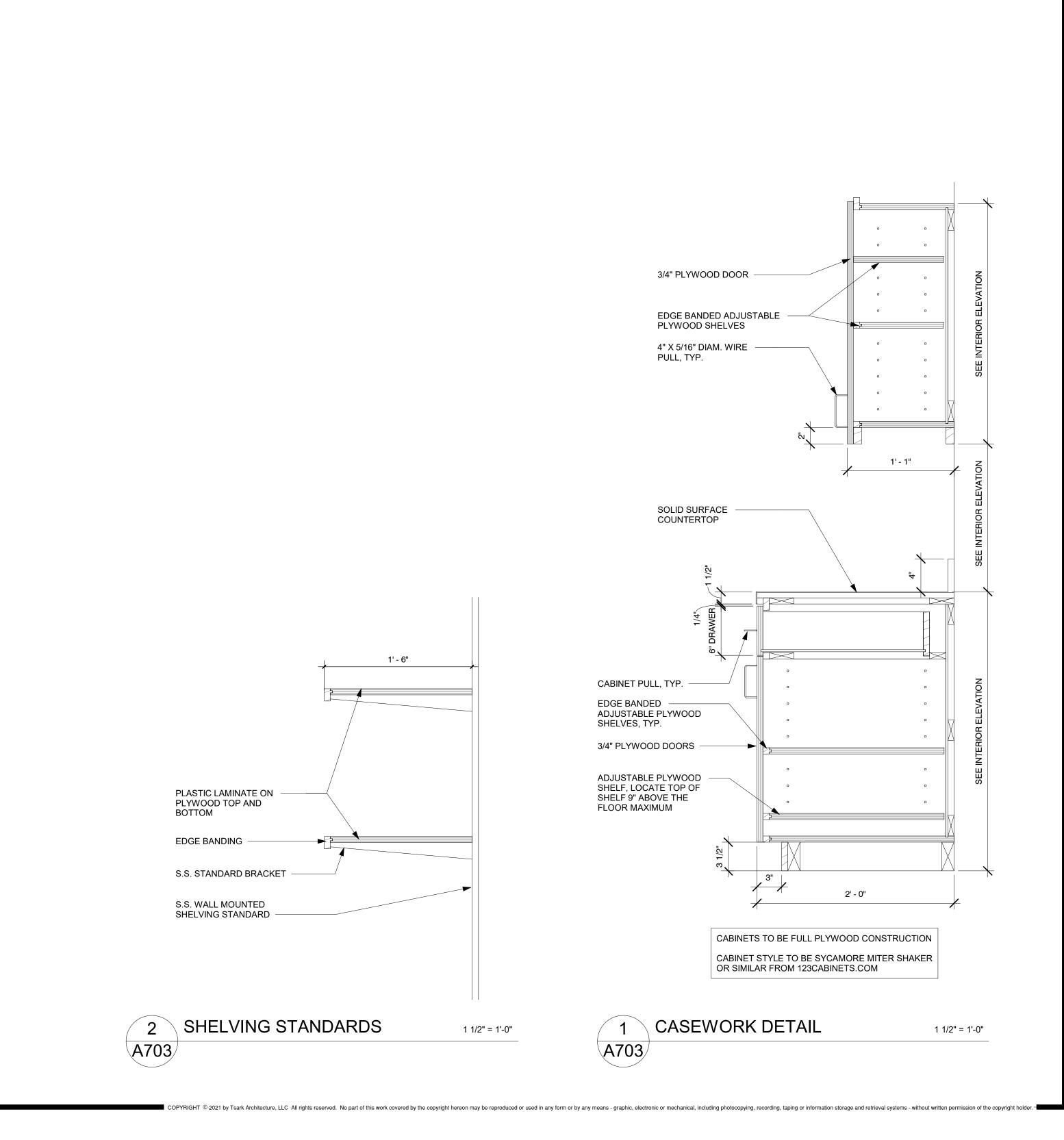
INTERIOR ELEVATIONS

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	1/4" = 1'-0"

A702



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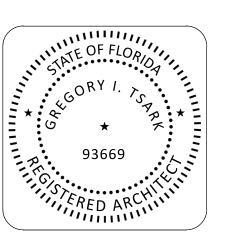
1990 W. New Haven Ave., Suite 306 Melbourne, Florida 32904 t: 321-241-6378 License Number: AA26003779

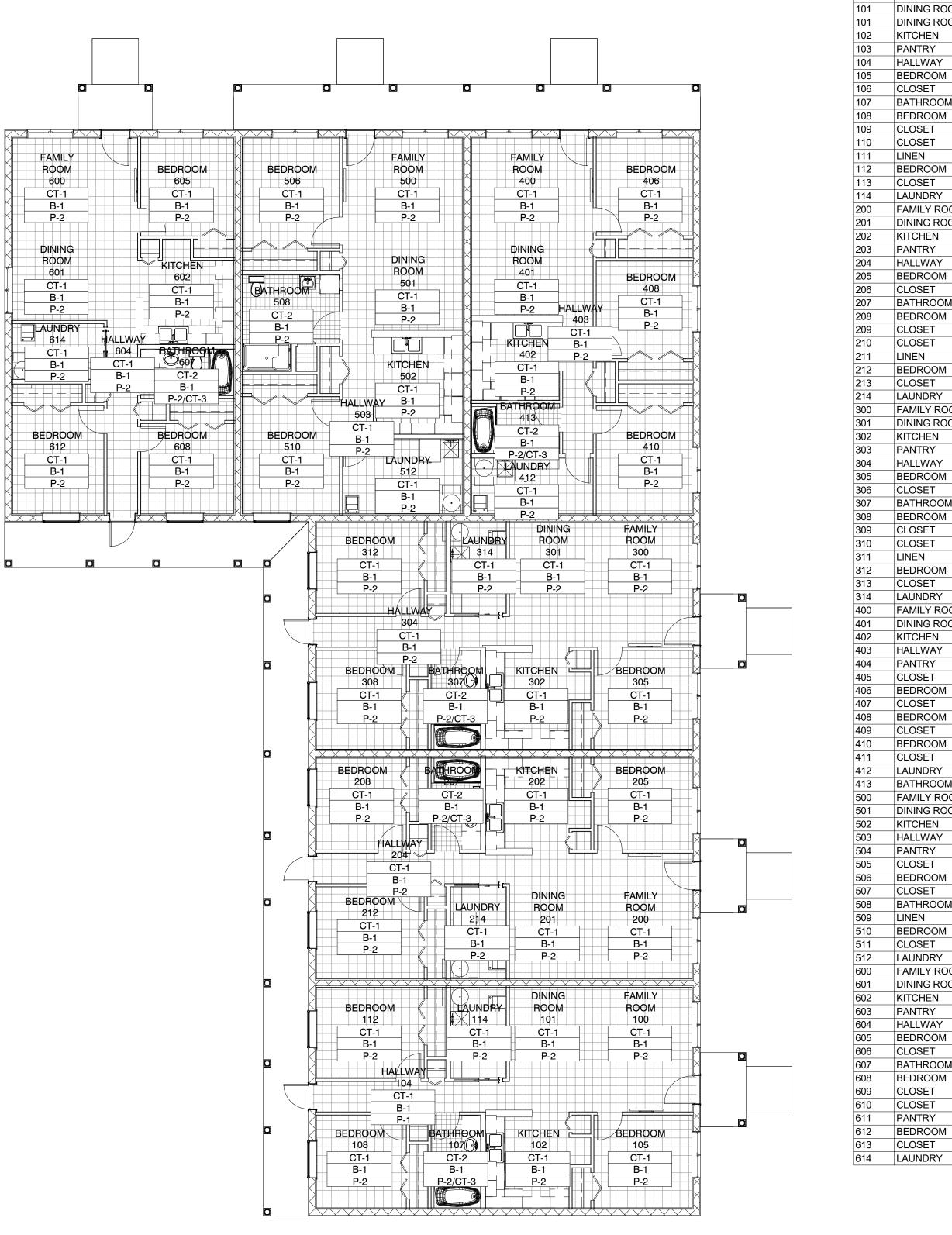
> Hope Hammock of Titusville - Phase 2 550 South Brown Street Titusville, FL 32796 Project No.: 20211

Description	Date

MILLWORK SECTIONS AND DETAILS

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	1 1/2" = 1'-0"





FINISH PLAN PHASE 2

	R	OOM FI	NISH S	CHED	ULE		FINISH
Number	Name	Floor Finish	Base Finish	Wall Finish	Ceiling Finish	Comments	1. ALL INTE
100	FAMILY ROOM	CT-1	B-1	P-2	GWB-4		DEVELO
101	DINING ROOM	CT-1	B-1	P-1	GWB-1		SPREAD
101	DINING ROOM	CT-1	B-1	P-2	GWB-4		2. ALL FLO
102	KITCHEN	CT-1	B-1	P-2	GWB-4		GREATE
103	PANTRY	CT-1	B-1	P-1 P-1	GWB-1		3. ALL FINIS
104 105	HALLWAY BEDROOM	CT-1	B-1 B-1	P-1 P-2	GWB-1 GWB-4		FINAL SE
106	CLOSET	CT-1	B-1	P-1	GWB-1		+
107	BATHROOM	CT-2	B-1	P-2/CT-3	GWB-4		ROOM N
108	BEDROOM	CT-1	B-1	P-2	GWB-4		ROOM NU
109	CLOSET	CT-1	B-1	P-1	GWB-1		XX-X XX-X
110	CLOSET	CT-1	B-1	P-1	GWB-1		XX-X
111 112	LINEN BEDROOM	CT-1	B-1 B-1	P-1 P-2	GWB-1 GWB-4		+
113	CLOSET	CT-1	B-1	P-1	GWB-1		
114	LAUNDRY	CT-1	B-1	P-2	GWB-4		∣ FINIS⊦
200	FAMILY ROOM	CT-1	B-1	P-2	GWB-4		FINIOLIEO (F
201	DINING ROOM	CT-1	B-1	P-2	GWB-4		FINISHES (F CT-1
202	KITCHEN	CT-1	B-1	P-2	GWB-4		
203	PANTRY	CT-1	B-1	P-1	GWB-1		4
204 205	HALLWAY BEDROOM	CT-1	B-1 B-1	P-2 P-2	GWB-4 GWB-4		_
205 206	CLOSET	CT-1	B-1	P-1	GWB-1		CT-2
207	BATHROOM	CT-2	B-1	P-2/CT-3	GWB-4		†
208	BEDROOM	CT-1	B-1	P-2	GWB-4		1
209	CLOSET	CT-1	B-1	P-1	GWB-1]
210	CLOSET	CT-1	B-1	P-1	GWB-1		WALL BASE
211	LINEN	CT-1	B-1	P-1	GWB-1		B-1
212	BEDROOM	CT-1	B-1	P-2	GWB-4		4
213 214	CLOSET	CT-1	B-1 B-1	P-1 P-2	GWB-1 GWB-4		4
300	FAMILY ROOM	CT-1	B-1	P-2 P-2	GWB-4		FINISHES (0
301	DINING ROOM	CT-1	B-1	P-2	GWB-4		GWB-4
302	KITCHEN	CT-1	B-1	P-2	GWB-4		+
303	PANTRY	CT-1	B-1	P-1	GWB-1		
304	HALLWAY	CT-1	B-1	P-2	GWB-4		CT-3
305	BEDROOM	CT-1	B-1	P-2	GWB-4		
306	CLOSET	CT-1	B-1	P-1	GWB-1		_
307	BATHROOM	CT-2	B-1	P-2/CT-3	GWB-4		_
308 309	BEDROOM CLOSET	CT-1	B-1 B-1	P-2 P-1	GWB-4 GWB-1		<u>PAINTS</u>
310	CLOSET	CT-1	B-1	P-1	GWB-1		P-1
311	LINEN	CT-1	B-1	P-1	GWB-1		+
312	BEDROOM	CT-1	B-1	P-2	GWB-4		1
313	CLOSET	CT-1	B-1	P-1	GWB-1		P-2
314	LAUNDRY	CT-1	B-1	P-2	GWB-4		
400	FAMILY ROOM	CT-1	B-1	P-2	GWB-4		
401	DINING ROOM	CT-1	B-1	P-2	GWB-4		P-3
402 403	KITCHEN	CT-1	B-1 B-1	P-2 P-2	GWB-4 GWB-4		- 1 - 3
404	PANTRY	CT-1	B-1	P-1	GWB-1		\dashv
405	CLOSET	CT-1	B-1	P-1	GWB-1		+
406	BEDROOM	CT-1	B-1	P-2	GWB-4		P-4
407	CLOSET	CT-1	B-1	P-1	GWB-1		7
408	BEDROOM	CT-1	B-1	P-2	GWB-4		
409	CLOSET	CT-1	B-1	P-1	GWB-1		P-5
410	BEDROOM	CT-1	B-1	P-2	GWB-4		4
411 412	CLOSET	CT-1	B-1 B-1	P-1 P-2	GWB-1 GWB-4		4
412 413	BATHROOM	CT-1	B-1 B-1	P-2/CT-3	GWB-4		PS
500	FAMILY ROOM	CT-1	B-1	P-2/C1-3	GWB-4		+
501	DINING ROOM	CT-1	B-1	P-2	GWB-4		1
502	KITCHEN	CT-1	B-1	P-2	GWB-4		
503	HALLWAY	CT-1	B-1	P-2	GWB-4		
504	PANTRY	CT-1	B-1	P-1	GWB-1		FINI
505	CLOSET	CT-1	B-1	P-1	GWB-1		-
506 507	BEDROOM	CT-1	B-1	P-2	GWB-4		-
507 508	CLOSET BATHROOM	CT-1 CT-2	B-1 B-1	P-1 P-2	GWB-1 GWB-4		C
508 509	LINEN	CT-2	B-1	P-2 P-1	GWB-4 GWB-1		
510	BEDROOM	CT-1	B-1	P-2	GWB-4		C C
511	CLOSET	CT-1	B-1	P-1	GWB-1		1 1
512	LAUNDRY	CT-1	B-1	P-2	GWB-4		
600	FAMILY ROOM	CT-1	B-1	P-2	GWB-4		_
601	DINING ROOM	CT-1	B-1	P-2	GWB-4		4
602	KITCHEN	CT-1	B-1	P-2	GWB-4		4
603 604	PANTRY HALLWAY	CT-1	B-1 B-1	P-1 P-2	GWB-1 GWB-4		4
605	BEDROOM	CT-1	B-1	P-2 P-2	GWB-4		+
606	CLOSET	CT-1	B-1	P-1	GWB-1		1
607	BATHROOM	CT-2	B-1	P-2/CT-3	GWB-4		1
608	BEDROOM	CT-1	B-1	P-2	GWB-4]
609	CLOSET	CT-1	B-1	P-1	GWB-1		
610	CLOSET	CT-1	B-1	P-1	GWB-1		_
611	PANTRY	CT-1	B-1	P-1	GWB-1		4
612	BEDROOM	CT-1	B-1	P-2	GWB-4		4
613	CLOSET	CT-1	B-1	P-1	GWB-1		4
614	LAUNDRY	CT-1	B-1	P-2	GWB-4		1

CT-1 B-1 P-2 GWB-4

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	RC	OOM I	FINISH	SCHED	ULE		FINIS	SH NOTES AND LEGEND
Number	Name	Floor Fin	ish Base Fi	nish Wall Finish	Ceiling Finish	Comments	1 ALL INIT	ERIOR FINISHES SHALL NOT EXCEED THE FLAME SPREAD AND SMOKE
100	FAMILY ROOM	CT-1	B-1	P-2	GWB-4		DEVEL	OPED REQUIREMENTS OF THE FLORIDA BUILDING CODE: CLASS A; FLAME
101	DINING ROOM	CT-1	B-1	P-1	GWB-1		SPREA	D OF 76-200; SMOKE DEVELOPED 0-450
101	DINING ROOM	CT-1	B-1	P-2	GWB-4		1	OORING MATERIALS SHALL HAVE A MANUFACTURER TESTED DCOF OF 0.42 OF
102	KITCHEN	CT-1	B-1	P-2	GWB-4		GREAT	ER
103	PANTRY	CT-1	B-1	P-1	GWB-1		3 ALL FIN	IISH SELECTIONS ARE LISTED AS A BASIS OF DESIGN. OWNER WILL APPROVE
104 105	HALLWAY BEDROOM	CT-1	B-1 B-1	P-1 P-2	GWB-1 GWB-4		-	BELECTIONS
106	CLOSET	CT-1	B-1	P-1	GWB-4			
107	BATHROOM	CT-2	B-1	P-2/CT-3	GWB-4		ROOM	NAME ROOM FINISHES
108	BEDROOM	CT-1	B-1	P-2	GWB-4		ROOM N	FLOOD FINIOU
109	CLOSET	CT-1	B-1	P-1	GWB-1		XX-	
110	CLOSET	CT-1	B-1	P-1	GWB-1		XX-	
	LINEN	CT-1	B-1	P-1	GWB-1			X WALL FINISH
112	BEDROOM CLOSET	CT-1	B-1 B-1	P-2 P-1	GWB-4 GWB-1			
113 114	LAUNDRY	CT-1	B-1	P-1	GWB-1		FINIS	SH SELECTION SCHEDULE
200	FAMILY ROOM	CT-1	B-1	P-2	GWB-4			
201	DINING ROOM	CT-1	B-1	P-2	GWB-4		FINISHES	
202	KITCHEN	CT-1	B-1	P-2	GWB-4		CT-1	PORCELAIN TILE BASIS OF DESIGN: DALTILE, STRAFORD PLACE
203	PANTRY	CT-1	B-1	P-1	GWB-1			SIZE: 12" X 24"
204	HALLWAY	CT-1	B-1	P-2	GWB-4			COLOR: ALABASTER SANDS SD91
205	BEDROOM	CT-1	B-1	P-2	GWB-4		CT-2	PORCELAIN TILE - BATHROOMS
206	CLOSET	CT-1	B-1	P-1	GWB-1		- 0.2	BASIS OF DESIGN: DALTILE, AVONDALE
207 208	BATHROOM BEDROOM	CT-2	B-1 B-1	P-2/CT-3 P-2	GWB-4 GWB-4			SIZE: 12" X 24"
209	CLOSET	CT-1	B-1	P-1	GWB-4		<u> </u> 	COLOR: CHATEAU CREME AD01
210	CLOSET	CT-1	B-1	P-1	GWB-1		WALL BAS	
211	LINEN	CT-1	B-1	P-1	GWB-1		B-1	#5523 PVC COMPOSITE WHITE COLONIAL BASE MOULDING
212	BEDROOM	CT-1	B-1	P-2	GWB-4			BASIS OF DESIGN: ROYAL BUILDING PRODUCTS SIZE: 29/64" x 3 1/4" x 8'-0"
213	CLOSET	CT-1	B-1	P-1	GWB-1			COLOR: WHITE
	LAUNDRY	CT-1	B-1	P-2	GWB-4		FINIOLIEO	(OF# INCO 2 MALLO)
	FAMILY ROOM	CT-1	B-1 B-1	P-2 P-2	GWB-4 GWB-4		GWB-4	(CEILINGS & WALLS) GYPSUM WALLBOARD, LEVEL 4 JOINT COMPOUND FINISH, FINAL
301 302	DINING ROOM KITCHEN	CT-1	B-1	P-2	GWB-4		- 000	APPEARANCE SHALL HAVE NO MARKS OR RIDGES. READY FOR PRIMING,
	PANTRY	CT-1	B-1	P-1	GWB-1			PAINT
304	HALLWAY	CT-1	B-1	P-2	GWB-4		CT-3	PORCELAIN TILE - BATHROOM SHOWERS
305	BEDROOM	CT-1	B-1	P-2	GWB-4] 0.0	BASIS OF DESIGN: DALTILE, AVONDALE
306	CLOSET	CT-1	B-1	P-1	GWB-1			SIZE: 2" X 4"
307	BATHROOM	CT-2	B-1	P-2/CT-3	GWB-4			COLOR: CHATEAU CREME AD01
308	BEDROOM	CT-1	B-1	P-2	GWB-4		PAINTS	
309	CLOSET	CT-1	B-1 B-1	P-1 P-1	GWB-1		P-1	DOORS AND DOOR TRIM
310 311	LINEN	CT-1	B-1	P-1	GWB-1		-	BEHR PREMIUM PLUS, SATIN ENAMEL FINISH COLOR: PURE WHITE
312	BEDROOM	CT-1	B-1	P-2	GWB-4		1	GOLOTA TOTAL WITH
313	CLOSET	CT-1	B-1	P-1	GWB-1		P-2	WALLS
314	LAUNDRY	CT-1	B-1	P-2	GWB-4			KITCHEN/BATH - BEHR PREMIUM PLUS WHITE SEMI-GLOSS ENAMEL FINISH OTHER ROOMS - BEHR PREMIUM PLUS WHITE SATIN ENAMEL FINISH
400	FAMILY ROOM	CT-1	B-1	P-2	GWB-4			COLOR: PURE WHITE
401	DINING ROOM	CT-1	B-1	P-2	GWB-4		D 0	OF II INOO
402	KITCHEN	CT-1	B-1	P-2	GWB-4		P-3	CEILINGS BEHR WHITE CEILING
403 404	HALLWAY PANTRY	CT-1	B-1 B-1	P-2 P-1	GWB-4 GWB-1		1	SATIN SHEEN
404 405	CLOSET	CT-1	B-1	P-1	GWB-1		1	COLOR: WHITE
406	BEDROOM	CT-1	B-1	P-2	GWB-4		P-4	EXTERIOR WALLS - MAIN COLOR
407	CLOSET	CT-1	B-1	P-1	GWB-1			VALSPAR DURAMAX EXTERIOR PAINT
408	BEDROOM	CT-1	B-1	P-2	GWB-4		1	COLOR: PEACEFUL CALM #3005-2C
409	CLOSET	CT-1	B-1	P-1	GWB-1		P-5	EXTERIOR WALLS - TRIM
410	BEDROOM	CT-1	B-1	P-2	GWB-4			VALSPAR DURAMAX EXTERIOR PAINT
411	CLOSET	CT-1	B-1	P-1	GWB-1		1	COLOR: WHITE
412 413	LAUNDRY BATHROOM	CT-1	B-1 B-1	P-2 P-2/CT-3	GWB-4 GWB-4		PS	PAINTED STRUCTURE
413 500	FAMILY ROOM	CT-2	B-1	P-2/C1-3	GWB-4		1	GYPSUM WALLBOARD TYPE PRODUCT; PAINT ALL EXPOSED SURFACES,
500	DINING ROOM	CT-1	B-1	P-2	GWB-4		-	CONDUIT, DUCTWORK, ETC.
	KITCHEN	CT-1	B-1	P-2	GWB-4		1	
503	HALLWAY	CT-1	B-1	P-2	GWB-4			
504	PANTRY	CT-1	B-1	P-1	GWB-1		FIN	ISH LEGEND
505	CLOSET	CT-1	B-1	P-1	GWB-1			
506	BEDROOM	CT-1	B-1	P-2	GWB-4			
507	CLOSET	CT-1	B-1	P-1	GWB-1]	CT-1
508 509	BATHROOM LINEN	CT-2 CT-1	B-1 B-1	P-2 P-1	GWB-4 GWB-1		-	
509 510	BEDROOM	CT-1	B-1	P-1 P-2	GWB-1			CT-2
510	CLOSET	CT-1	B-1	P-1	GWB-4			



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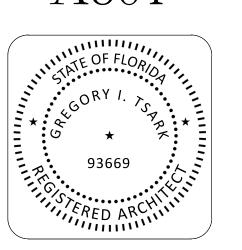
t: 321-241-6378 License Number: AA26003779

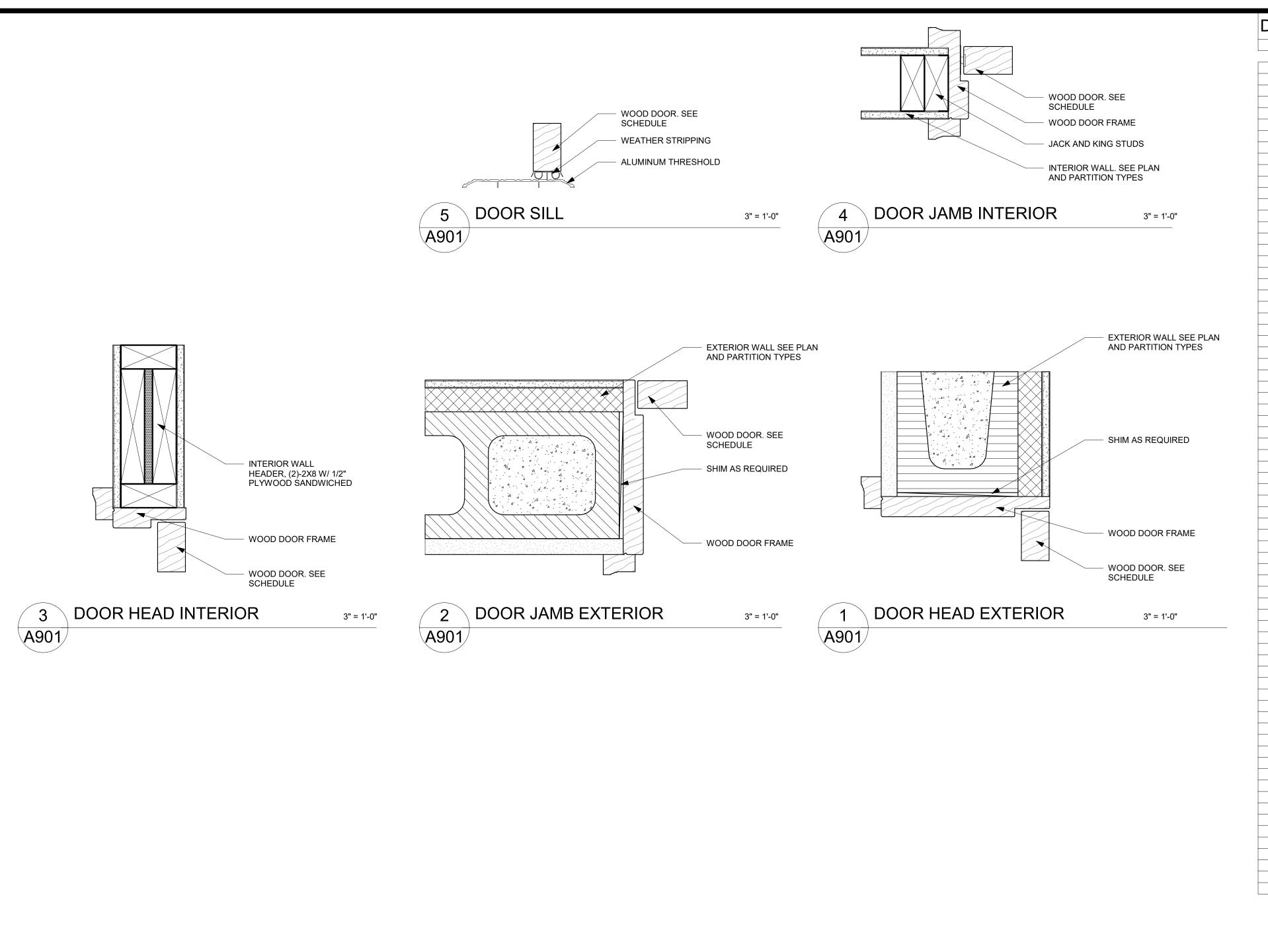
Phase Titusvill 550 South Brown S Project No.: 2021

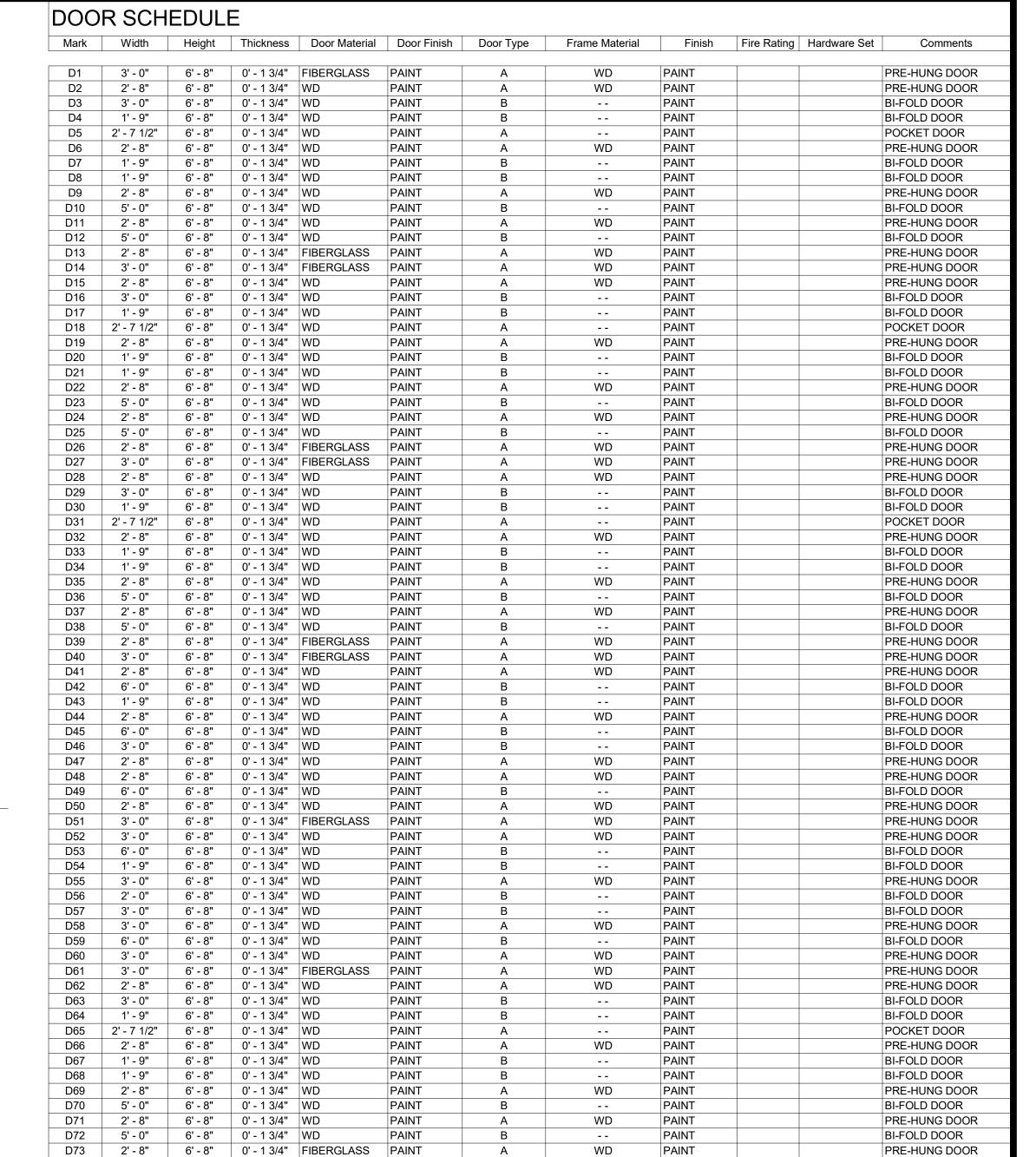
Description	Date

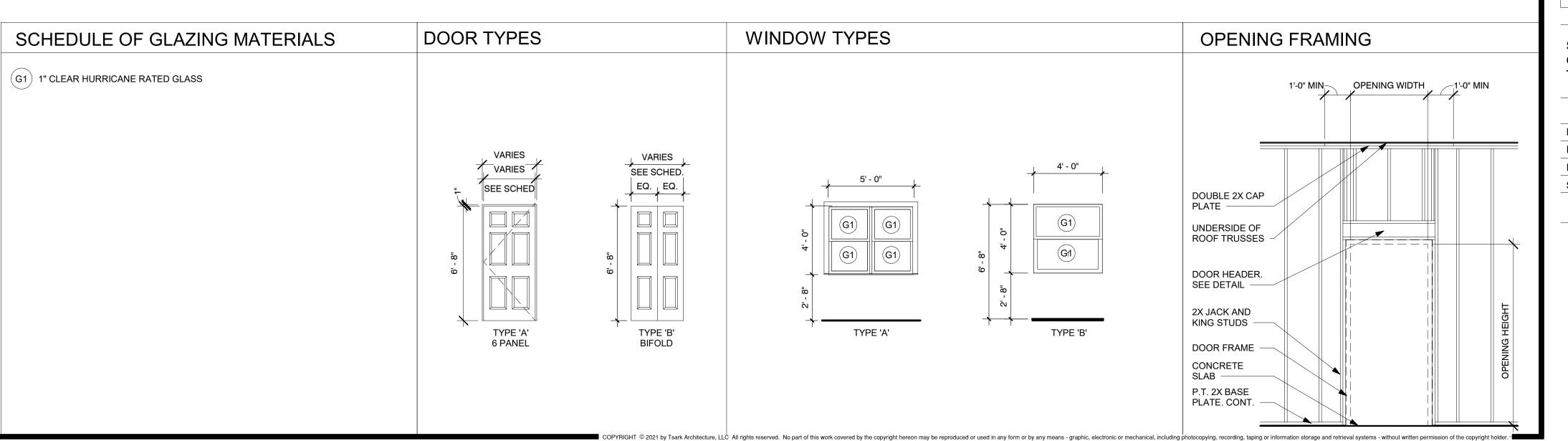
FINISH PLAN

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	1/8" = 1'-0"











Melbourne, Florida 32904

t: 321-241-6378

License Number: AA26003779

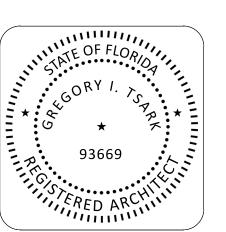
0 S Pha 2796 0 ij 3 S tt Titusville, ck Brown o.: 202 am 550 Sour. Project No.: Hope

treet

Description	Date

SCHEDULE OF OPENINGS, OPENING TYPES, FRAME

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	As indicated



acceptable to Architect may, after final check of operations, be incorporated into

4. Door Hardware Schedule: Submit schedule with hardware sets in vertical

published by the Door and Hardware Institute. Indicate complete designations of

b. Opening Lock Function Spreadsheet: List locking device and function for

a. Door Index; include door number, heading number, and Architects hardware

f. Location of each hardware set cross-referenced to indications on Drawings.

g. Explanation of all abbreviations, symbols, and codes contained in schedule.

format as illustrated by Sequence of Format for the Hardware Schedule as

c. Type, style, function, size, and finish of each hardware item.

Work, within limitations of key coordination requirements.

each item required for each door or opening, include:

d. Name and manufacturer of each item.

e. Fastenings and other pertinent information.

each opening

on evaluation of comprehensive tests performed by manufacturer and witnessed by qualified testing agency, for door hardware on doors located in accessible 3. Warranty: Special warranty specified in this Section. B. Closeout Submittals 1. Operations and Maintenance Data: Provide in accordance with Division 01 and a. Complete information on care, maintenance, and adjustment; data on repair and replacement parts, and information on preservation of finishes. b. Catalog pages for each product. c. Name, address, and phone number of local representatives for each manufacturer. d. Parts list for each product. e. Final approved hardware schedule edited to reflect conditions as installed. f. Final keying schedule g. Copies of floor plans with keying nomenclature h. As-installed wiring diagrams for each opening connected to power, both low voltage and 110 volts. i. Copy of warranties including appropriate reference numbers for manufacturers to identify project. 1.2QUALITY ASSURANCE A. Product Substitutions: Comply with product requirements stated in Division 01 and as 1. Where specific manufacturer's product is named and accompanied by "No Substitute," including make or model number or other designation, provide product specified. (Note: Certain products have been selected for their unique characteristics and particular project suitability a. Where no additional products or manufacturers are listed in product category, requirements for "No Substitute" govern product selection. B. Supplier Qualifications and Responsibilities: Recognized architectural hardware supplier with record of successful in-service performance for supplying door hardware similar in quantity, type, and quality to that indicated for this Project and that provides certified Architectural Hardware Consultant (AHC) available to Owner, Architect, and Contractor, at reasonable times during the Work for consultation. 1. Warehousing Facilities: In Project's vicinity. 2. Scheduling Responsibility: Preparation of door hardware and keying schedules 3. Engineering Responsibility: Preparation of data for electrified door hardware, including Shop Drawings, based on testing and engineering analysis of manufacturer's standard units in assemblies similar to those indicated for this 4. Coordination Responsibility: Coordinate installation of electronic security hardware with Architect and electrical engineers and provide installation and technical data to Architect and other related subcontractors. a. Upon completion of electronic security hardware installation, inspect and verify that all components are working properly. C. Installer Qualifications: Qualified tradesmen, skilled in application of commercial grade hardware with record of successful in-service performance for installing door hardware similar in quantity, type, and quality to that indicated for this Project. D. Architectural Hardware Consultant Qualifications: Person who is experienced in

material, design, and extent to that indicated for this Project and meets these

E. Single Source Responsibility: Obtain each type of door hardware from single

1. For door hardware, DHI-certified, Architectural Hardware Consultant (AHC).

3. Can inspect and verify components are in working order upon completion of

5. Capable of coordinating installation of electrified hardware with Architect and

1. Provide electrified door hardware from same manufacturer as mechanical door

2. Manufacturers that perform electrical modifications and that are listed by testing

and inspecting agency acceptable to authorities having jurisdiction are acceptable.

F. Exterior Openings Severe Windstorm Components testing: Listed and labeled by a

testing and inspecting agency acceptable to authority having jurisdiction, based on testing

according to ANSI A250.13. Further compliance with Florida Building Codes for Exterior

complies with NFPA 80 and requirements of authorities having jurisdiction. Provide only

G. Fire-Rated Door Openings: Provide door hardware for fire-rated openings that

Underwriters Laboratories, Intertek Testing Services, or other testing and inspecting

organizations acceptable to authorities having jurisdiction for use on types and sizes of

doors indicated, based on testing at positive pressure and according to NFPA 252 or

H. Smoke- and Draft-Control Door Assemblies: Where smoke- and draft-control door

assemblies are required, provide door hardware that meets requirements of assemblies

1. Air Leakage Rate: Maximum air leakage of 0.3 cfm/sq. ft. at tested pressure

Electrified Door Hardware: Listed and labeled as defined in NFPA 70, Article 100, by

J. Means of Egress Doors: Latches do not require more than 15 lbf to release latch.

K. Accessibility Requirements: For door hardware on doors in an accessible route,

b. Sliding or Folding Doors: 5 lbf applied parallel to door at latch.

twisting of wrist and that operate with force of not more than 5 lbf.

comply with governing accessibility regulations cited in "REFERENCES" article, herein.

1. Provide operating devices that do not require tight grasping, pinching, or

c. Fire Doors: Minimum opening force allowable by authorities having

a. Interior, Non-Fire-Rated Hinged Doors: 5 lbf applied perpendicular to door.

3. Bevel raised thresholds with slope of not more than 1:2. Provide thresholds not

UL 10C and in compliance with requirements of fire-rated door and door frame labels.

items of door hardware that are listed and are identical to products tested by

tested according to UL 1784 and installed in compliance with NFPA 105.

Locks do not require use of key, tool, or special knowledge for operation.

2. Can provide installation and technical data to Architect and other related

requirements:

manufacturer.

subcontractors

electrical engineers.

4. Capable of producing wiring diagrams.

hardware, unless otherwise indicated

differential of 0.3-inch wg of water.

testing agency acceptable to authorities having jurisdiction.

Maximum opening-force requirements:

more than 1/2 inch high.

installation

h. Mounting locations for hardware.

construction schedule.

5. Key Schedule:

numbers controlled.

keying system.

C. Informational Submittals:

article, herein

Consultant.

. Door and frame sizes and materials.

switches, magnetic holders or closer/holder units, and access control

well as explanation of key system's function, key symbols used and door

egress, ingress, and fire and smoke alarm connection.

and index each key to unique door designations.

illustrating system usage and expansion

by means as directed by Owner.

final keying instructions for locks.

1. Certificates of Compliance:

cross keying instructions, and special key stamping instructions.

1. Qualification Data: For Supplier, Installer and Architectural Hardware

fire-rated doors complies with listed fire-rated door assemblies.

if requested by Architect or Authority Having Jurisdiction.

"QUALITY ASSURANCE" article, herein.

2. Product Certificates for electrified door hardware, signed by manufacturer:

c. Electrified Hardware Coordination Conference Certification: Letter of

hardware coordination conference, specified in "QUALITY ASSURANCE"

compliance, signed by Contractor, attesting to completion of electrified

4. Adjust door closer sweep periods so that, from open position of 70 degrees, door will take at least 3 seconds to move to 3 inches from latch, measured to Name and phone number for local manufacturer's representative for each leading edge of door. . Keying Conference: Conduct conference at Project site to comply with requirements k. Operational Description of openings with any electrified hardware (locks, in Division 01. exits, electromagnetic locks, electric strikes, automatic operators, door position 1. Attendees: Owner, Contractor, Architect, Installer, and Supplier's Architectural Hardware Consultant 2. Incorporate keying conference decisions into final keying schedule after components). Operational description should include how door will operate on reviewing door hardware keying system including: 1) Submittal Sequence: Submit door hardware schedule concurrent with a. Function of building, flow of traffic, purpose of each area, degree of security submissions of Product Data, Samples, and Shop Drawings. Coordinate required, and plans for future expansion. b. Preliminary key system schematic diagram. submission of door hardware schedule with scheduling requirements of other work to facilitate fabrication of other work that is critical in Project c. Requirements for key control system. d. Requirements for access control. e. Address for delivery of keys. a. After Keying Conference, provide keying schedule listing levels of keying as A. Pre-installation Conference: Conduct conference at Project site. 1. Review and finalize construction schedule and verify availability of materials, Installer's personnel, equipment, and facilities needed to make progress and avoid b. Use ANSI/BHMA A156.28 "Recommended Practices for Keying Systems" as guideline for nomenclature, definitions, and approach for selecting optimal 2. Inspect and discuss preparatory work performed by other trades. 3. Inspect and discuss electrical roughing-in for electrified door hardware. c. Provide 3 copies of keying schedule for review prepared and detailed in 4. Review sequence of operation for each type of electrified door hardware. accordance with referenced DHI publication. Include schematic keying diagram 5. Review required testing, inspecting, and certifying procedures. B. Coordination Conferences: d. Index keying schedule by door number, keyset, hardware heading number, 1. Installation Coordination Conference: Prior to hardware installation, schedule and hold meeting to review questions or concerns related to proper installation and e. Provide one complete bitting list of key cuts and one key system schematic adjustment of door hardware. 2. Electrified Hardware Coordination Conference: Prior to ordering electrified 1) Forward bitting list, key cuts and key system schematic directly to Owner, hardware, schedule and hold meeting to coordinate door hardware with security, electrical, doors and frames, and other related suppliers. f. Prepare key schedule by or under supervision of supplier, detailing Owner's 1.2DELIVERY, STORAGE, AND HANDLING A. Inventory door hardware on receipt and provide secure lock-up for hardware delivered 6. Templates: After final approval of hardware schedule, provide templates for to Project site. B. Tag each item or package separately with identification coordinated with final door doors, frames and other work specified to be factory prepared for door hardware hardware schedule, and include installation instructions, templates, and necessary fasteners with each item or package. 1. Deliver each article of hardware in manufacturer's original packaging. C. Project Conditions: 1. Maintain manufacturer-recommended environmental conditions throughout a. Certify that door hardware approved for use on types and sizes of labeled storage and installation periods. 2. Provide secure lock-up for door hardware delivered to Project, but not yet installed. Control handling and installation of hardware items so that completion of a. Certificates of compliance for fire-rated hardware and installation instructions Work will not be delayed by hardware losses both before and after installation. D. Protection and Damage: b. Installer Training Meeting Certification: Letter of compliance, signed by 1. Promptly replace products damaged during shipping. Contractor, attesting to completion of installer training meeting specified in 2. Handle hardware in manner to avoid damage, marring, or scratching. Correct, replace or repair products damaged during Work. 3. Protect products against malfunction due to paint, solvent, cleanser, or any chemical agent. E. Deliver keys to manufacturer of key control system for subsequent delivery to Owner. F. Deliver keys and permanent cores to Owner by registered mail, overnight package 2. Product Test Reports: For compliance with accessibility requirements, based service or hand delivery with signed receipt. 1.3COORDINATION A. Coordinate layout and installation of floor-recessed door hardware with floor construction. Cast anchoring inserts into concrete. Concrete, reinforcement, and formwork requirements are specified in Division 03. B. Installation Templates: Distribute for doors, frames, and other work specified to be factory prepared. Check Shop Drawings of other work to confirm that adequate provisions are made for locating and installing door hardware to comply with indicated C. Security: Coordinate installation of door hardware, keying, and access control with Owner's security consultant. D. Electrical System Roughing-In: Coordinate layout and installation of electrified door hardware with connections to power supplies and building safety and security systems. E. Existing Openings: Where hardware components are scheduled for application to existing construction or where modifications to existing door hardware are required, field verify existing conditions and coordinate installation of door hardware to suit opening conditions and to provide proper door operation. F. Direct shipments not permitted, unless approved by Contractor. 1.4WARRANTY A. Special Warranty: Manufacturer's standard form in which manufacturer agrees to repair or replace components of door hardware that fail in materials or workmanship within specified warranty period. 1. Warranty Period: Years from date of Substantial Completion, for durations indicated a. Locksets 1) Mechanical: 3 years. 1.4KEYING 2. Warranty does not cover damage or faulty operation due to improper installation, improper use or abuse 1.5MAINTENANCE A. Maintenance Tools: 1. Furnish complete set of special tools required for maintenance and adjustment of hardware, including changing of cylinders. PART 2 - PRODUCTS 2.1MANUFACTURERS A. The Owner requires use of certain products for their unique characteristics and particular project suitability to ensure continuity of existing and future performance and maintenance standards. After investigating available product offerings Awarding Authority has elected to prepare proprietary specifications. B. Approval of manufacturers and/or products other than those listed as "Scheduled Manufacturer" or "Acceptable Manufacturers" in the individual article for the product category shall be in accordance with QUALITY ASSURANCE article, herein. C. Approval of products from manufacturers indicated in "Acceptable Manufacturers" is contingent upon those products providing all functions and features and meeting all requirements of scheduled manufacturer's product. D. Hand of Door: Drawings show direction of slide, swing, or hand of each door leaf. Furnish each item of hardware for proper installation and operation of door movement as E. Where specified hardware is not adaptable to finished shape or size of members 1.5DOOR STOPS requiring hardware, furnish suitable types having same operation and quality as type specified, subject to Architect's approval. 2.2MATERIALS providing consulting services for door hardware installations that are comparable in A. Fasteners

1. Provide hardware manufactured to conform to published templates, generally

prepared for machine screw installation 2. Furnish screws for installation with each hardware item. Finish exposed (exposed under any condition) screws to match hardware finish, or, if exposed in surfaces of other work, to match finish of this other work including prepared for paint surfaces to receive painted finish. 3. Provide concealed fasteners for hardware units exposed when door is closed except when no standard units of type specified are available with concealed fasteners. Do not use thru-bolts for installation where bolt head or nut on opposite face is exposed in other work unless thru-bolts are required to fasten hardware

4. Install hardware with fasteners provided by hardware manufacturer. A. Provide Five-knuckle, Ball Bearing hinges. 1. Manufacturers and Products: a. Scheduled Manufacturer and Product: Stanley FBB/CB series b. Acceptable Manufacturer: Ives 5BB series, McKinney TA series, Hager BB

securely. Review door specification and advise Architect if thru-bolts are required.

B. Requirements, unless otherwise specified: 1. 1-3/4" thick doors, up to and including 36 inches wide: a. Exterior: Standard weight, bronze or stainless steel, 4-1/2 inch high.

b. Interior: Standard weight, steel, 4-1/2 inch high. 2. 1-3/4" thick doors over 36 inches wide: a. Exterior: Heavy weight, bronze/stainless steel, 5 inch high. b. Interior: Heavy weight, steel, 5 inch high. 3. 2" or thicker doors:

a. Exterior: Heavy weight, bronze or stainless steel, 5 inch high. b. Interior: Heavy weight, steel, 5 inch high. 4. Provide three hinges per door leaf for doors 90 inches or less in height, and one additional hinge for each 30 inches of additional door height. 5. Where new hinges are specified for existing doors or existing frames, provide new hinges of identical size to hinge preparation present in existing door or existing

6. Hinge Pins: Except as otherwise indicated, provide hinge pins as follows: a. Steel Hinges: Steel pins. o. Non-Ferrous Hinges: Stainless steel pins. c. Out-Swinging Exterior Doors: Non-removable pins. d. Out-Swinging Interior Lockable Doors: Non-removable pins. e. Interior Non-lockable Doors: Non-rising pins. 7. Width of hinges: 4-1/2" at 1-3/4" thick doors, and 5" at 2" or thicker doors.

Adjust hinge width as required for door, frame, and wall conditions to allow proper degree of opening. 8. Doors 36" wide or less furnish hinges 4-1/2" high; doors greater than 36" wide furnish hinges 5" high, heavy weight or standard weight as specified. 9. Provide exterior hinges with additional corrosion resistant coating.

1.2BORED LOCKS – GRADE 2, STANDARD DUTY A. Manufacturers and Products: 1. Scheduled Manufacturers and Products: Stanley Commercial QCL200 Series.

2. Acceptable Manufacturers: Dorma CL700 Series, Sargent 10 Line series. B. Requirements 1. Certified by BHMA for ANSI A156.2 Series Grade 2, UL10C listed. 2. ANSI A117.1 Accessibility Code (ADA Compliant). 3. Fit modified ANSI A115.2 door preparation. 4. 2-3/4" backset standard 5. Latch Faceplate 1 1/8" x 2 1/4".

6. ANSI Strike 1 1/4" x 4 7/8" standard. 1/2" inch throw latchbolt for all single doors. 8. Function and design as indicated in the hardware groups. 9. Lever Design: "M" Summit Lever. 1.1TUBULAR LOCKS - GRADE 2, STANDARD DUTY

A. Manufacturers and Products: 1. Scheduled Manufacturer and Product: Stanley QGT Series. 2. Acceptable Manufacturers: Sargent DL series. B. Requirements

l. Provide tubular lever sets conforming to ANSI/BHMA A156.2 Series 4000, Grade 2. 2. Cylinders: Refer to "KEYING" article, herein. 3. Provide locks with standard 2-3/4" backset, unless noted otherwise, with 1/2" latch throw. Provide 2-3/8" backset where noted of if door or frame detail requires. Provide proper latch throw for UL listing at pairs.

4. Provide lever sets with separate anti-rotation through bolts, and no exposed screws. Provide levers that operate independently with only 36-Degree rotation maximum and have external return spring cassettes mounted under roses to prevent lever sag. 5. Lever Trim: Satin Chrome (626) levers without plastic inserts, and wrought

roses on both sides. a. Lever Design: "T", Tempo.

b. Rose Design: Standard. 1.2DEADBOLT LOCKS A. Cylindrical Deadbolt:

> Manufacturers and Products: a. Scheduled Manufacturers and Products: Stanley Commercial QDB200

b. Acceptable Manufacturers: Dorma D800, Sargent 480 Series. Requirements: a. Tested and approved by ANSI A156.5, Operational Grade 2. b. Fit modified ANSI A115.3 door preparation. c. Locksets and cores to be of the same manufacturer to maintain complete

lockset warranty. d. 2-3/4" backset, or 2 3/8" backset as needed. e. 1" throw deadbolt.

f. Provide locksets with 6-pin core. 1.3CYLINDERS A. Manufacturer and Product:

1. Scheduled Manufacturer and Product: Best Standard. 2. Acceptable Manufacturers: Dorma, Sargent. B. Requirements: Provide cylinders/cores complying with the following requirements. 1. Cylinders/cores compliant with ANSI/BHMA A156.5; latest revision, Section 12, Grade 1; permanent cylinders; cylinder face finished to match lockset, manufacturer's series as indicated.

C. Full-sized cylinders with small format interchangeable cores (SFIC), in the below-listed configuration(s), distributed throughout the Project as indicated. 1. Keying: Manufacturer-keyed permanent cylinders/cores, configured into keying system per "KEYING" article herein.

2. Features: Cylinders/cores shall incorporate the following features. D. Mark permanent cylinders/cores and keys with applicable blind code per DHI publication "Keying Systems and Nomenclature" for identification. Blind code marks shall not include actual key cuts Identification stamping provisions must be approved by the Architect and Owner. F. Failure to comply with stamping requirements shall be cause for replacement of cylinders/cores involved at no additional cost to Owner.

1. Forward cylinders/cores to Owner, separately from keys, by means as directed by Owner. G. Project Cylinder/Core Distribution: Provide cylinders/cores complying with the following requirements in Project locations as indicated.

H. Replaceable Construction Cores. 1. Provide temporary construction cores replaceable by permanent cores. Provide 12 operating keys for contractor use during construction.

. Permanent Keyed Cores: Contractor to replace construction cores with permanent cores as directed by Owner. Installation will be in presence of owner representative, indicating keys

operate locking hardware and to turn over all permanent keys. A. Keying System: Factory registered, complying with guidelines in

ANSI/BHMA A156.28, incorporating decisions made at keying conference. B. Keying Requirements – General for Commercial 1. Permanent cylinders/cores keyed by the manufacturer according to the following key system. C. Key Features: Provide keys with the following features.

1. Patent Protection: Keys and blanks protected by a special broching in restricted keyway

I. Material: Nickel silver; minimum thickness of .107-inch (2.3mm) 2. Identification: Stamp all keys with keyset symbol Quantity of keys: a. Provide (2) operating keys per keyed core. b. Provide (6) Master Kevs.

c. Provide (2) Control Keys E. Coordinate with cylinder/core and key identification requirements above. F. Stamp keys with Owner's unique key system facility code as established by the manufacturer; key symbol and embossed or stamped with "DO NOT DUPLICATE". G. Failure to comply with stamping requirements shall be cause for replacement of keys involved at no additional cost to Owner.

A. Manufacturers: 1. Scheduled Manufacturer: Ives 2. Acceptable Manufacturers: Burns, Don-Jo, Rockwood, Trimco B. Provide door stops at each door leaf as specified.

1.6THRESHOLDS, GASKETING A. Manufacturers: 1. Scheduled Manufacturer: National Guard 2. Acceptable Manufacturers: Pemko, Reese, Zero International

B. Requirements: 1. Provide thresholds, weatherstripping (including door sweeps, seals) and gasketing systems as specified and per architectural details. Match finish of other 1.7DOOR VIEWERS

A. Door Viewer: 150 degree angle, one-way, solid brass body with glass lens. 1. Scheduled Manufacturer: Ives U696 B, UL Listed or comparable product. 2. Acceptable Manufacturers: Ives, Rockwood 1.8SLIDING, BI-FOLDING DOOR HARDWARE

4. Stanley Commercial Hardware. B. General: BHMA A156.14; consisting of complete sets including rails, 4-wheel hangers, supports, bumpers, floor guides, and accessories indicated. Provide frames with pocket sets.

1. Pocket Sliding Door Hardware: Rated for doors weighing 75 lb. C. Bi-Fold Door Hardware: Rated for doors weighing 50 lb. A. Designations used in Schedule of Finish Hardware - 3.7, and elsewhere to indicate

hardware finishes are those listed in ANSI/BHMA A156.18 including coordination with traditional U.S. finishes shown by certain manufacturers for their products B. Powder coat door closers to match other hardware, unless otherwise noted. C. Aluminum items shall be finished to match predominant adjacent material. Gasketing to coordinate with frame color.

PART 2 - EXECUTION 2.1EXAMINATION

A. Manufacturers:

1. Cox, Arthur & Sons, Inc.

3. Johnson, L. E. Products, Inc.

2. Hager Companies.

A. Prior to installation of hardware, examine doors and frames, with Installer present, for compliance with requirements for installation tolerances, labeled fire-rated door assembly construction, wall and floor construction, and other conditions affecting performance. B. Existing Door and Frame Compatibility: Field verify existing doors and frames receiving new hardware and existing conditions receiving new openings. Verify that new hardware is compatible with existing door and frame preparation and existing conditions. C. Examine roughing-in for electrical power systems to verify actual locations of wiring connections before electrified door hardware installation. D. Proceed with installation only after unsatisfactory conditions have been corrected.

2.2PREPARATION A. Where on-site modification of doors and frames is required: 1. Carefully remove existing door hardware and components being reused. Clean, protect, tag, and store in accordance with storage and handling requirements

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2. Field modify and prepare existing door and frame for new hardware being 3. When modifications are exposed to view, use concealed fasteners, when

4. Prepare hardware locations and reinstall in accordance with installation requirements for new door hardware and with:

a. Steel Doors and Frames: For surface applied door hardware, drill and tap doors and frames according to ANSI/SDI A250.6. b. Wood Doors: DHI WDHS.5 "Recommended Hardware Reinforcement

Locations for Mineral Core Wood Flush Doors." c. Doors in rated assemblies: NFPA 80 for restrictions on on-site door

1.1INSTALLATION A. Mounting Heights: Mount door hardware units at heights to comply with the following, unless otherwise indicated or required to comply with governing regulations. . Standard Steel Doors and Frames: ANSI/SDI A250.8.

hardware preparation.

3. Wood Doors: DHI WDHS.3. "Recommended Locations for Architectural Hardware for Wood Flush Doors." B. Install each hardware item in compliance with manufacturer's instructions and recommendations, using only fasteners provided by manufacturer. C. Do not install surface mounted items until finishes have been completed on substrate. Protect all installed hardware during painting.

Custom Steel Doors and Frames: HMMA 831.

D. Set units level, plumb and true to line and location. Adjust and reinforce attachment substrate as necessary for proper installation and operation. E. Drill and countersink units that are not factory prepared for anchorage fasteners. Space fasteners and anchors according to industry standards. F. Install operating parts so they move freely and smoothly without binding, sticking, or

excessive clearance. G. Hinges: Install types and in quantities indicated in door hardware schedule but not fewer than quantity recommended by manufacturer for application indicated or one hinge for every 30 inches of door height, whichever is more stringent, unless other equivalent means of support for door, such as spring hinges or pivots, are provided. H. Lock Cylinders: Install construction cores to secure building and areas during construction period.

1. Replace construction cores with permanent cores as indicated in keying

I. Door Closers: Mount closers on room side of corridor doors, inside of exterior doors, and stair side of stairway doors from corridors. Closers shall not be visible in corridors, lobbies and other public spaces unless approved by Architect. J. Thresholds: Set thresholds in full bed of sealant complying with requirements specified in Division 07 Section "Joint Sealants." K. Stops: Provide floor stops for doors unless wall or other type stops are indicated in

door hardware schedule. Do not mount floor stops where they may impede traffic or present tripping hazard. .. Perimeter Gasketing: Apply to head and jamb, forming seal between door and frame.

M. Door Bottoms: Apply to bottom of door, forming seal with threshold when door is 1.2ADJUSTING A. Initial Adjustment: Adjust and check each operating item of door hardware and each

door to ensure proper operation or function of every unit. Replace units that cannot be adjusted to operate as intended. Adjust door control devices to compensate for final operation of heating and ventilating equipment and to comply with referenced accessibility requirements 1. Spring Hinges: Adjust to achieve positive latching when door is allowed to

close freely from an open position of 30 degrees. 2. Electric Strikes: Adjust horizontal and vertical alignment of keeper to properly engage lock bolt. 3. Door Closers: Adjust sweep period to comply with accessibility requirements and requirements of authorities having jurisdiction.

B. Occupancy Adjustment: Approximately three months after date of Substantial Completion, Installer's Architectural Hardware Consultant shall examine and readjust each item of door hardware, including adjusting operating forces, as necessary to ensure function of doors, door hardware, and electrified door hardware. 1.3CLEANING AND PROTECTION

A. Clean adjacent surfaces soiled by door hardware installation. B. Clean operating items as necessary to restore proper function and finish. C. Provide final protection and maintain conditions that ensure door hardware is without damage or deterioration at time of Substantial Completion.

1.4DEMONSTRATION A. Provide training for Owner's maintenance personnel to adjust, operate, and maintain door hardware and door hardware finishes. Refer to Division 01 Section "Demonstration and Training.'

1.5DOOR HARDWARE SCHEDULE A. Locksets, exit devices, and other hardware items are referenced in the following hardware sets for series, type and function. Refer to the above specifications for special

features, options, cylinders/keying, and other requirements.

Manufacturer List Code Name BYBy Others

IV Ives NANational Guard SHStanley Commercial Hardware STStanley SYStanley MultiFamily TRTrimco

Finish List Code Description AL Aluminum

26D Satin Chrome 603 Zinc Plated 626 Satin Chromium Plated 626E Satin Chrome 630W Stainless Steel, Weatherized US26D Chromium Plated, Dull

Option List **Code Description** H Hurricane Compliant L4 2 3/4" Radius/Square Latch Face & Strike

478S 4 7/8" ANSI Strike

Hardware Sets

DBS Standard Deadbolt Strike

Description

Tsark Architecture, LLC

1990 W. New Haven Ave., Suite 306

Melbourne, Florida 32904

t: 321-241-6378

License Number: AA26003779

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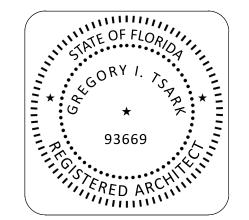
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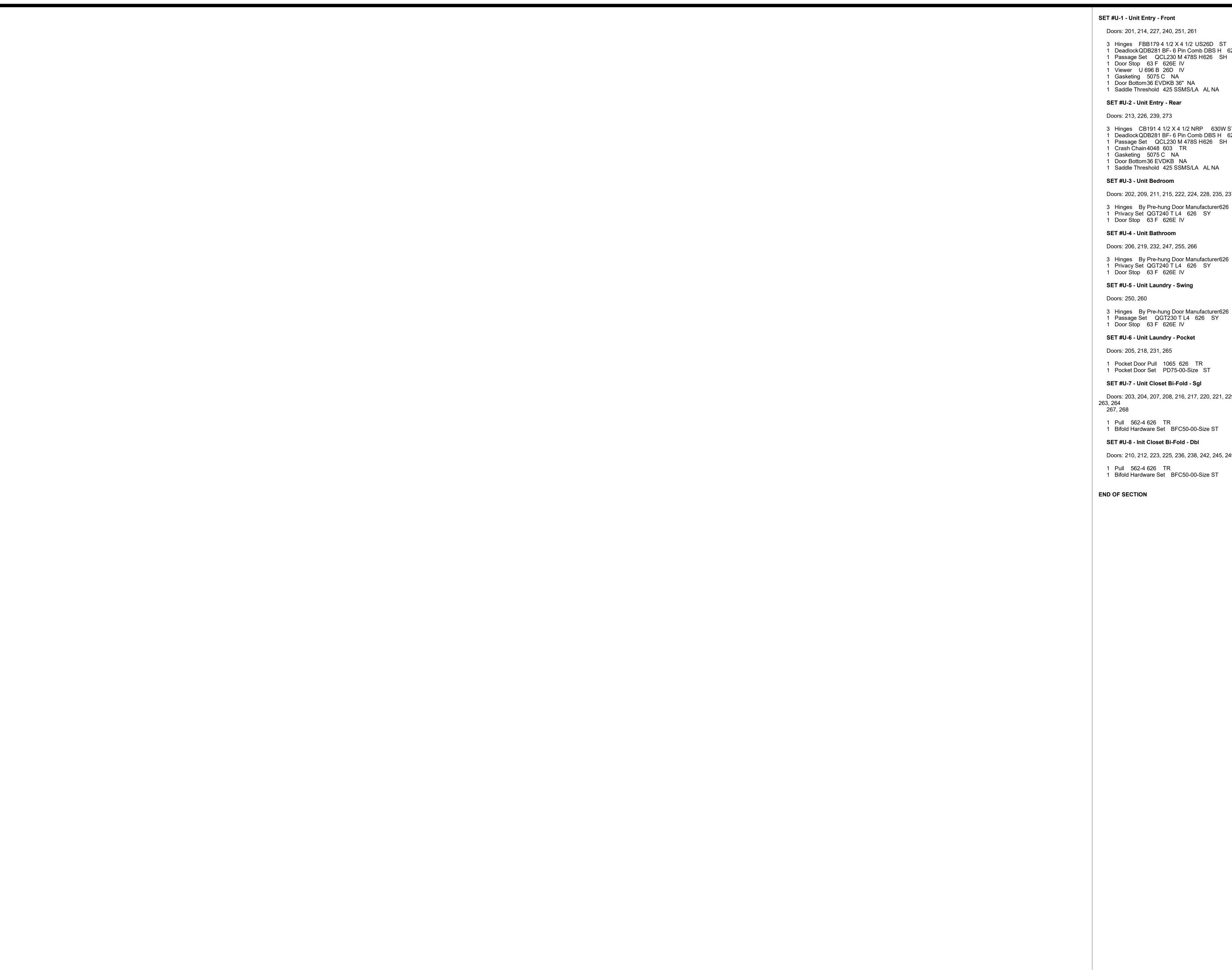
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OPENING ELEVATIONS

12/20/2023 DRAWN BY: CW REVISION: SCALE





SET #U-1 - Unit Entry - Front

Doors: 201, 214, 227, 240, 251, 261

- 3 Hinges FBB179 4 1/2 X 4 1/2 US26D ST
- 1 DeadlockQDB281 BF- 6 Pin Comb DBS H 626 SH 1 Passage Set QCL230 M 478S H626 SH
- 1 Door Stop 63 F 626E IV
- 1 Viewer U 696 B 26D IV 1 Gasketing 5075 C NA
- 1 Door Bottom36 EVDKB 36" NA 1 Saddle Threshold 425 SSMS/LA AL NA

SET #U-2 - Unit Entry - Rear

Doors: 213, 226, 239, 273

- 3 Hinges CB191 4 1/2 X 4 1/2 NRP 630W ST
- 1 DeadlockQDB281 BF- 6 Pin Comb DBS H 626 SH
- 1 Crash Chain 4048 603 TR
- 1 Gasketing 5075 C NA
- 1 Saddle Threshold 425 SSMS/LA AL NA

SET #U-3 - Unit Bedroom

Doors: 202, 209, 211, 215, 222, 224, 228, 235, 237, 241, 244, 248, 252, 258, 262, 269, 271

- 3 Hinges By Pre-hung Door Manufacturer626 BY1 Privacy Set QGT240 T L4 626 SY
- 1 Door Stop 63 F 626E IV

SET #U-4 - Unit Bathroom

Doors: 206, 219, 232, 247, 255, 266

- 3 Hinges By Pre-hung Door Manufacturer626 BY1 Privacy Set QGT240 T L4 626 SY
- 1 Door Stop 63 F 626E IV

SET #U-5 - Unit Laundry - Swing

- 3 Hinges By Pre-hung Door Manufacturer626 BY1 Passage Set QGT230 T L4 626 SY
- SET #U-6 Unit Laundry Pocket

Doors: 205, 218, 231, 265

- 1 Pocket Door Pull 1065 626 TR 1 Pocket Door Set PD75-00-Size ST

Doors: 203, 204, 207, 208, 216, 217, 220, 221, 229, 230, 233, 234, 243, 246, 254, 256, 257,

- 1 Pull 562-4 626 TR
- 1 Bifold Hardware Set BFC50-00-Size ST

SET #U-8 - Init Closet Bi-Fold - Dbl

Doors: 210, 212, 223, 225, 236, 238, 242, 245, 249, 253, 259, 270, 272

1 Pull 562-4 626 TR

1 Bifold Hardware Set BFC50-00-Size ST

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ARCHITECTURE

Tsark Architecture, LLC

1990 W. New Haven Ave., Suite 306 Melbourne, Florida 32904 t: 321-241-6378 License Number: AA26003779

> 0 Phase 0 Titusville, H ck treet

Description

OPENING DETAILS

DATE:	12/20/2023
DRAWN BY:	CW
REVISION:	
SCALE	

