

OVERALL EXISTING FLOOR PLAN

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



KEYNOTES

- 1 THIS AREA INDICATES REMOVAL AND REPLACEMENT OF EXISTING FLOORING AND BASE. PREPARE EXISTING FLOORING AREA FOR NEW VCT TILE FLOORING (COLOR OF TILE AND GROUT TO BE SELECTED BY OWNER FROM MANUFACTURER STANDARD COLOR LINE) W/ NEW 4" RUBBER/VINYL BASE.
- 2 (2) NEW STACKED WASHERS AND DRYERS (BY OWNER). GC TO PROVIDE NEW 4" VENT THRU ROOF FOR EACH ADJACENT TO EXISTING (2) 4" VENTS THRU ROOF. PROVIDE NEW 3/4" HW & CW LINES FOR EACH FROM EXISTING LINES ABOVE CEILING WITH NEW WASHER WALL BOX AT EACH. PROVIDE NEW (6) #10 EU THHN AND (1) #10 EU GRD IN 3/4" CONDUIT TO EXISTING PANEL C W/ NEW 20A 240V BREAKERS COMPATIBLE WITH PANELBOARD. GC TO VERIFY EXISTING PANEL LOAD PRIOR TO WORK.
- 3 NEW OPENING IN EXISTING NON-LOAD-BEARING 4" STUD WALL FOR NEW 3'-0" X 6'-8" SOLID CORE WOOD DOOR W/ ADA-COMPLIANT LEVER TYPE HARDWARE AND CLOSER. PROVIDE NEW DBL. 2x6 HEADER AND NEW DBL JAMB STUDS FOR OPENING.
- 4 PROVIDE 12x12 PORCELAIN TILE AND MATCHING COVE TILE BASE TO TOP OF EXISTING COUNTER BACKSPLASH HEIGHT. TILE AND GROUT COLOR TO BE SELECTED BY OWNER FROM MANUFACTURER'S STANDARD COLOR LINE.
- 5 REMOVE EXISTING WAREHOUSE DOORS AND FRAME AND REPLACE WITH NEW PAINTED AND INSULATED HOLLOW METAL DOORS AND FRAME W/ NEW ADA-COMPLIANT LEVER-TYPE HARDWARE AND LEAF PIN. NEW ADA-COMPLIANT THRESHOLD, SEALS, SWEEP, AND CLOSER.
- 6 REPLACE EXISTING WALL PACK LIGHT FIXTURES W/ NEW LED WALL PACK FIXTURES EQUAL TO SPAULDING TRP-30L4K-035-3-U-DB 120V 30LED 34W LED-4000K. USE EXISTING EXTERIOR LIGHTING CIRCUIT. REPLACE EXISTING FIXTURES AND ADD NEW FIXTURES AS SHOWN.
- 7 REPLACE MOTOR OF MOTORIZED VEHICLE GATE. VERIFY W/ EXISTING EQUIP.
- 8 REMOVE AND REPLACE EXISTING GYP.BD. THIS SPACE W/ NEW GYP.BD. TAPE, TEXTURE, AND PAINT TO MATCH EXISTING.
- 9 REMOVE EXISTING WALL MTD. SINK.
- 10 NEW STACKED WASHER AND DRYER (BY OWNER). GC TO PROVIDE NEW 4" VENT THRU ROOF ADJACENT TO EXISTING (2) 4" VENTS THRU ROOF. PROVIDE NEW 3/4" HW & CW LINES FROM EXISTING DEMO'D SINK WITH NEW WASHER WALL BOX. PROVIDE NEW (3) #10 EU THHN AND (1) #10 EU GRD IN 3/4" CONDUIT TO EXISTING PANEL C W/ NEW 20A 240V BREAKER COMPATIBLE WITH PANELBOARD. GC TO VERIFY EXISTING PANEL LOAD PRIOR TO WORK.
- 11 REMOVE EXISTING WATER CLOSET.
- 12 NEW UTILITY SINK (BY OWNER). CONNECT TO EXISTING DEMO'D WC WASTE LINE. PROVIDE NEW HW & CW LINES FROM EXISTING LINES.
- 13 REMOVE EXISTING STOREFRONT FRAMES AND GLAZING. INSTALL NEW 2x6 STUD WALL INFILL W/ STUCCO SYSTEM OVER OSB SUBSTRATE AT EXTERIOR AND 5/8" GYP.BD. AT INTERIOR T.T.&P TO B.O. DECK. STUDS SPACED @ 16" O.C. W/ R-19 FILL FULL HEIGHT. SECURE TO EXISTING SLAB/FOOTING WITH HILTI PINS AT 30" O.C. MAX. SECURE T.O. WALL TO SOFFIT FRAMING AND SEAL AT SILL AND TOP OF WALL.
- 14 REMOVE EXISTING STOREFRONT DOORS AND REPLACE WITH NEW PAINTED AND INSULATED HOLLOW METAL DOORS AND FRAME W/ NEW ADA-COMPLIANT LEVER-TYPE HARDWARE AND LEAF PIN. NEW ADA-COMPLIANT THRESHOLD, SEALS, SWEEP, AND CLOSER.

ROOF REPAIR WORK

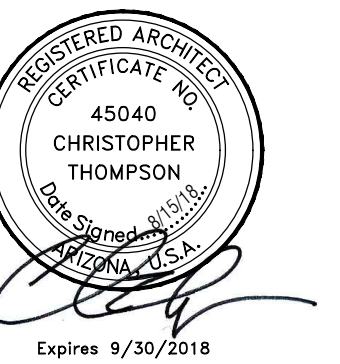
- 1 EXAMINE ROOF FOR AREAS OF DETERIORATION. REPAIR AREAS OF WATER INFILTRATION DAMAGE. CLEAN AND PREPARE ROOF FOR AND APPLY NEW ELASTOMERIC COATING.
- 2 REVIEW AND REPAIR ALL ROOF DRAINS, SCUPPERS, AND DOWNSPOUTS FOR PROPER DRAINAGE.
- 3 REPLACE MECHANICAL EQUIPMENT CURBING AT EXHAUST FANS AND EVAPORATIVE COOLER LOCATIONS W/ NEW CURBS AND NEW FLASHING/COUNTERFLASHING TO PREVENT WATER INFILTRATION. PROVIDE NEW EQUIPMENT STANDS FOR EVAPORATIVE COOLERS.

NOTE: IT IS THE INTENT TO REPAIR THE EXISTING ROOF TO A WATERTIGHT CONDITION. UPON INSPECTION (PRIOR TO BID) THE GC SHALL INSPECT THE ROOF AND BRING ANY CONCERNS TO THE ATTENTION OF THE OWNER AND ARCHITECT. UPON COMPLETION OF THE WORK GC SHALL PROVIDE NEW STANDARD 2-YEAR WARRANTY FOR ALL MATERIALS AND INSTALLATIONS PROVIDED BY THE CONTRACTOR.

**IMPROVEMENTS TO
EXISTING BUILDING AT
YUMA, ARIZONA**

thompson
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REVISIONS

OVERALL FLOOR PLAN

1 OF 1

CONSTRUCTION DOCUMENTS