

TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
EDISTO BEACH, SOUTH CAROLINA 29438

SEALS
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ARCHITECTS / ENGINEERS / CONSULTANTS:

ARCHITECT:
ROSENBLUM COE ARCHITECTS, INC.
1643 MEANS STREET
CHARLESTON, SC 29412
(843) 577-6073

MEP ENGINEER:
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194 SEVEN FARMS DRIVE
SUITE C
CHARLESTON, SC 29492
(843) 971-8641
(800) 958-5760

STRUCTURAL ENGINEER:
ADC ENGINEERING
1226 YEANMANS HALL RD.
HANAHAN, SC 29410
(843) 566-0161

CIVIL ENGINEER:
SEAMON, WHITESIDE AND ASSOCIATES, INC.
501 WANDO PARK BLVD
SUITE 200
MT. PLEASANT, SC 29464
(843) 884-1867

APPLICABLE CODES

- SITE DEVELOPMENT:
 - TOTAL AREA OF PROJECT SITE (IN ACRES): xx
 - TOTAL AREA OF PROJECT SITE THAT WILL BE DEVELOPED: xx ACRES
 - MUNICIPALITY AND/OR COUNTY WHERE PROJECT IS LOCATED: TOWN OF EDISTO BEACH, SC
 - JURISDICTION FOR:
 - SITE WORK: TOWN OF EDISTO BEACH
 - FIRE DEPARTMENT: EDISTO BEACH FIRE DEPARTMENT
 - WATER: EDISTO BEACH UTILITIES DEPARTMENT
 - SEWER: EDISTO BEACH UTILITIES DEPARTMENT
 - ZONING: TOWN OF EDISTO BEACH, SC
 - IS PROJECT IN A FLOOD ZONE: YES EFFECTIVE DATE: 12/21/2017
FLOOD MAP INFORMATION: MAP# XX COMMUNITY PANEL: XX
 - IS PROJECT IN WETLANDS AREA: NO
- OCCUPANCY: BUSINESS (B), STORAGE (S-2), RESIDENTIAL(R-2)
- TYPE OF CONSTRUCTION:
 - CONSTRUCTION CLASSIFICATION: TYPE II B
 - IS THE BUILDING CONSTRUCTION PROTECTED OR UNPROTECTED: UNPROTECTED
 - IS THE BUILDING CONSTRUCTION COMBUSTIBLE OR NONCOMBUSTIBLE: NONCOMBUSTIBLE
 - IS THE BUILDING PROVIDED WITH A FIRE PROTECTION SPRINKLER SYSTEM? YES
- GENERAL BUILDING DESIGN ALLOWABLE AREA, HEIGHT AND OCCUPANT LOAD:
 - BUILDING TOTAL AREA = ALLOWABLE XX,000 GSF ; ACTUAL XX,300 GSF
 - HEIGHT = ALLOWABLE XX' - 0" ; ACTUAL XX' - X"
 - OCCUPANT LOAD = XXX PERSONS
- FIRE RESISTANCE RATINGS
 - STRUCTURAL FRAME = 0
 - BEARING WALLS/EXTERIOR = 0
 - BEARING WALLS/INTERIOR = 0
 - NONBEARING WALLS/EXTERIOR = 0
 - NONBEARING WALLS/INTERIOR = 0
 - FLOOR CONSTRUCTION = 0
 - ROOF CONSTRUCTION = 0
 - FIRE WALLS = N/A
 - FIRE BARRIERS = 1 HR
 - SHAFT ENCLOSURES = 1 HR
 - FIRE PARTITIONS = 1 HR
- OTHER FIRE PROTECTION REQUIREMENTS:
 - ARE SMOKE BARRIERS REQ'D? NO
 - SMOKE PARTITIONS REQ'D? NO
 - PROTECTION OF PENETRATIONS REQ'D? YES
 - ARE PENETRATIONS PER UL/TESTING AUTHORITY? YES
 - OPENING PROTECTIVES REQ'D? NO
 - IS DRAFT STOPPING REQ'D? NO
 - IS FIRE BLOCKING REQ'D? NO
 - ARE SPRINKLERS REQ'D? NO PROVIDED? YES
 - ARE STANDPIPS REQ'D? NO
 - IS A FIRE ALARM SYSTEM REQ'D? YES
 - IS A SMOKE CONTROL SYSTEM REQ'D? NO
- STRUCTURAL DESIGN INFORMATION: SEE S100
 - FLOOR LIVE LOAD: 100 PSF THROUGHOUT + FIRE TRUCK WHEEL LOADING IN APPARATUS BAY
 - ROOF LIVE LOAD: 20 PSF
 - GROUND SNOW LOAD: N/A
 - WIND LOADS: ASCE 7-10
BASIC WIND SPEED, V = 157 (3-sec gust in mph)
BUILDING CATEGORY = CATEGORY IV, ESSENTIAL FACILITY
WIND EXPOSURE = EXPOSURE C
INTERNAL PRESSURE COEFFICIENT = +1 - 0.18
COMPONENT AND CLADDING MAX PRESSURE = 49 PSF (ULT), 30 PSF (ASD)
 - SEISMIC LOADS: ASCE 7-10
SEISMIC IMPORTANCE FACTOR, I_E = 1.5
SEISMIC USE GROUP = III
MAPPED SPECTRAL RESPONSE ACCELERATIONS:
SITE CLASS = D
SPECTRAL RESPONSE COEFFICIENT: S_{ds} = 0.748 S_{d1} = 0.381
SEISMIC DESIGN CATEGORY = CATEGORY D
BASIC SEISMIC FORCE RESISTING SYSTEM = ORDINARY BRACED FRAMES AND ORDINARY MOMENT FRAMES
ANALYSIS PROCEDURE: EQUIVALENT LATERAL FORCE
 - SPECIAL LOADS:
- PLUMBING INFORMATION:
 - WATER SYSTEM: DOMESTIC FIXTURE UNITS: 101 WFSU PEAK GPM: 68 gpm SERVICE LINE SIZE: 2"
 - SANITARY SEWER SYSTEM LOADINGS: 68 DFU
 - EXISTING SERVICE LINE SIZE: 2" FORCED MAIN
- MECHANICAL INFORMATION:
 - OVERALL THERMAL TRANSFER VALUE (OTTV): FUTURE CALCULATION: -2.6 BTU/FT²
 - COOLING LOAD: 18.2 TONS
 - HEATING LOAD: 170 MBH
 - OUTSIDE AIR (CFM/PERSON): 1750 CFM TOTAL, 26 PEOPLE, FOR 67 CFM/PERSON
 - INSULATION R-VALUE: EXT. WALLS: R19 ROOF: R30
 - GLASS: U-FACTOR: WINTER NIGHT TIME = 0.6 max. SUMMER DAYTIME = 0.6 max. SHGC: 0.29 max. WINDOW-TO-WALL RATIO: 3%
- ELECTRICAL INFORMATION:
 - SERVICE TRANSFORMER:
IF BY AGENCY: BY UTILITY KVA: XX KVA PRIMARY VOLTAGE/PHASE: XX-PHASE
 - PROVIDE THE FOLLOWING SERVICE INFORMATION:
SERVICE VOLTAGE/PHASE: 208V, 3-PHASE AMPERES: 1000 A
SERVICE ENTRANCE CONDUCTORS SIZE: 400 MCM
QUANTITY PER PHASE: 3
TOTAL CONNECTED LOAD KVA: 292 ESTIMATED DEMAND FACTOR: 0.95
ESTIMATED MAXIMUM DEMAND KVA: 279
AVAILABLE FAULT CURRENT IN SYMMETRICAL AMPERES: 20,850A AT SERVICE DISCONNECT
INTERRUPTING CAPACITY OF SERVICE OVERCURRENT DEVICE: 30,000
TYPE OF GROUNDING ELECTRODE SYSTEM(S) PER NEC 250-C: PER NFPA 70, ARTICLE 250
 - EMERGENCY GENERATOR: YES VOLTAGE/PHASE: 208V, 3-PHASE FUEL: DIESEL
 - EXIT/EMERGENCY LIGHTS BACKUP POWER: GENERATOR
 - EMERGENCY EGRESS ILLUMINATION MINIMUM FOOT-CANDLES: PER NFPA 101
 - FIRE ALARM SYSTEM: ADDRESSABLE? YES CLASS A OR B? B
 - LIGHTNING PROTECTION PROVIDED? YES
 - BUILDING COMMUNICATIONS COORDINATED WITH OIR? N/A

AGENCY APPROVALS

AGENCY	APPROVAL	DATE
SCDHEC	STORMWATER MANAGEMENT	PENDING
SCDHEC	COASTAL ZONE CONSISTENCY	PENDING
OCRM	STORMWATER MANAGEMENT	PENDING
OCRM	COASTAL ZONE CONSISTENCY	PENDING
TOMP	MS4 / STORMWATER MANAGEMENT	PENDING
SCDOT	ENCROACHMENT PERMIT	PENDING
EDISTO BEACH UTILITIES DEPT.	WATER /SEWER REVIEW	PENDING

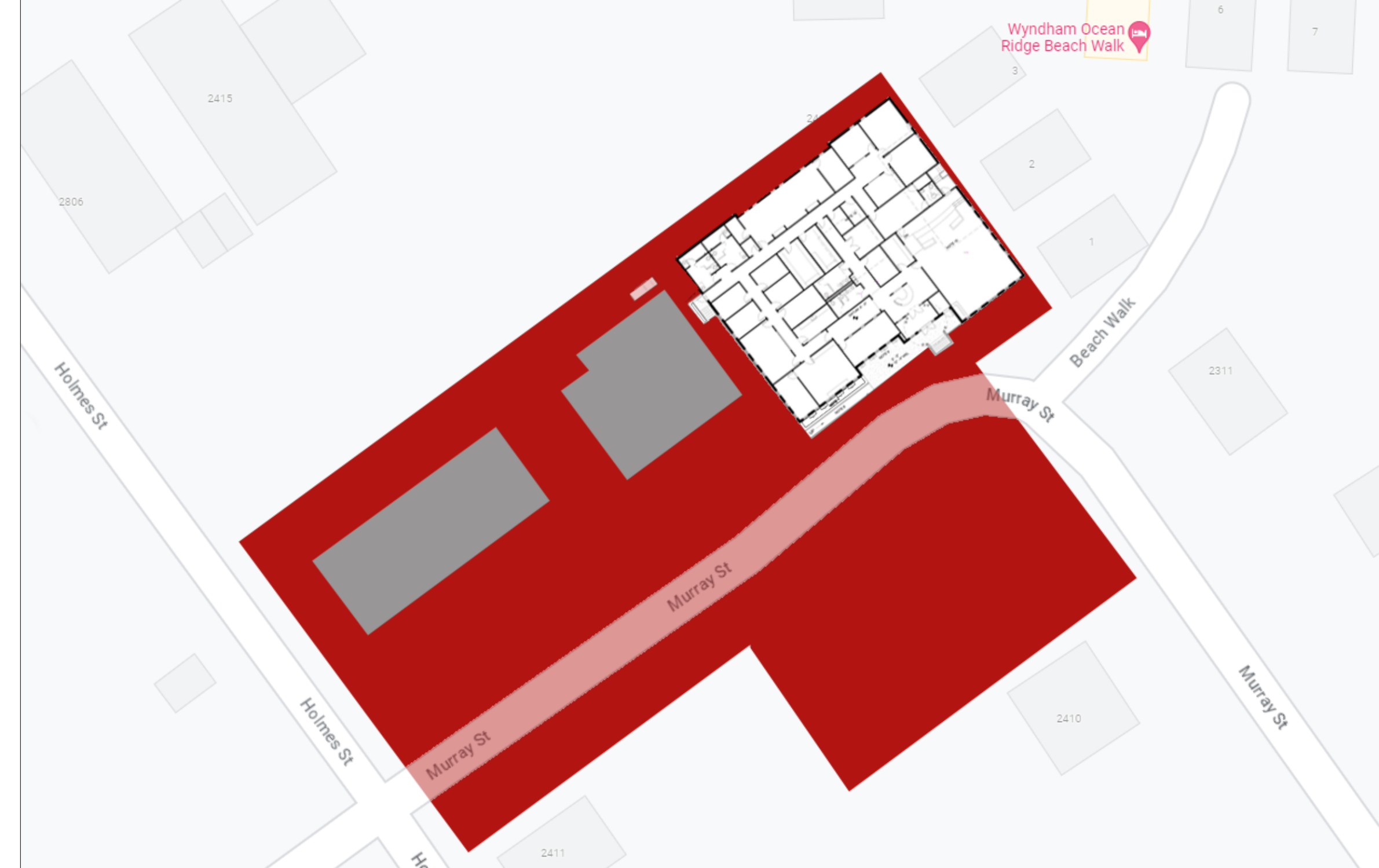
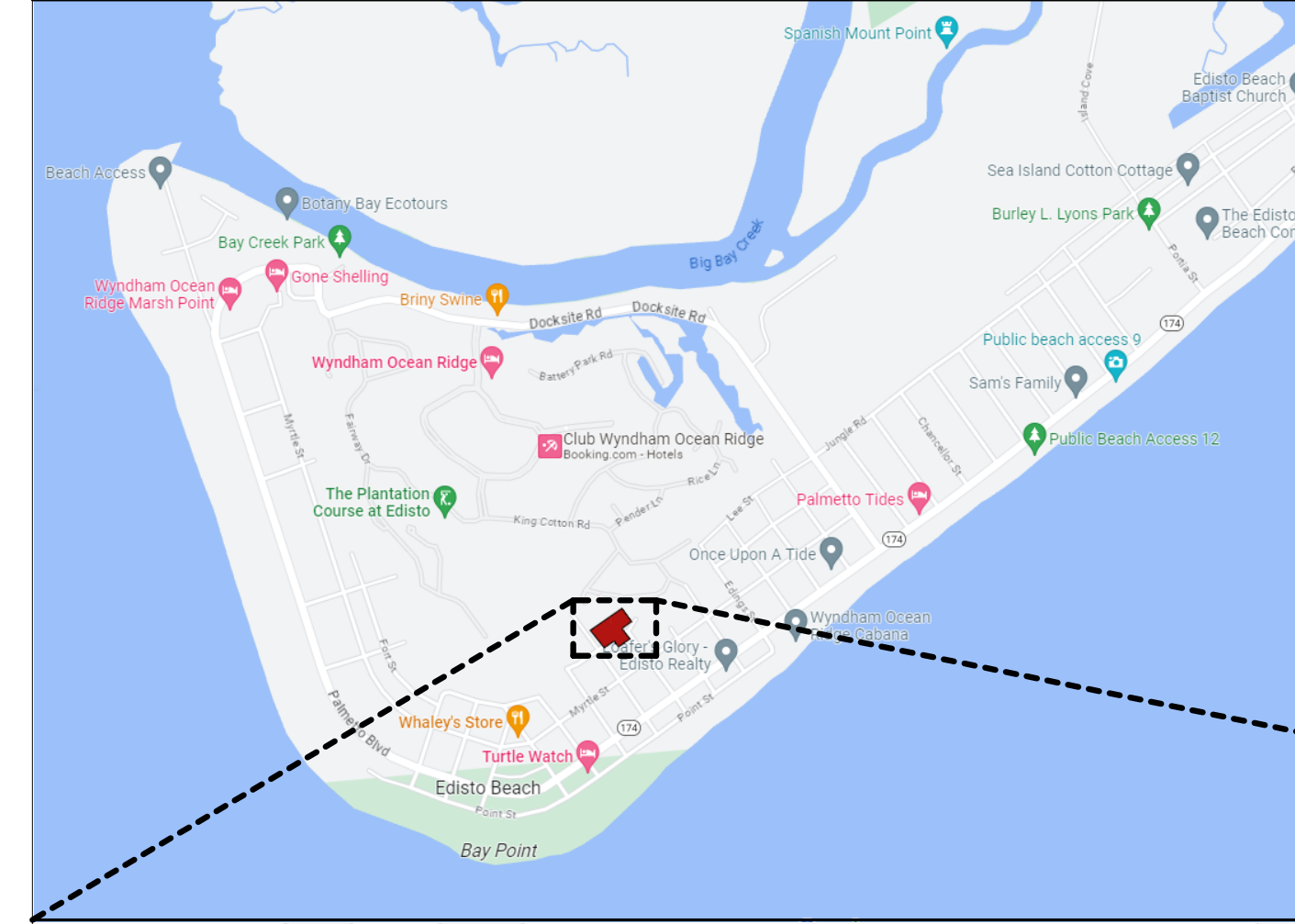
NOTES:

1.

LIST OF DRAWINGS

T100	TITLE SHEET
T101	ABBREVIATIONS, LEGEND, & CONDOC SURVEY
C100	TITLE SHEET
C101	LEGEND & REVISION NOTES
C200	TREE REMOVAL & SITE DEMO PLAN
C300	SITE PLAN
C301	SITE DETAILS
C302	SITE DETAILS
C400	GRADING & DRAINAGE PLAN
C500	WATER & SEWER PLAN
C501	WATER & SEWER DETAILS
A100	ARCHITECTURAL SITE PLAN
A100.1	ARCHITECTURAL SITE PLAN AND TREE LOCATION & REMOVAL PLAN
A101	1ST FLOOR PLAN
A111	ROOF PLAN
A121	1ST FLOOR REFLECTED CEILING PLAN
A201	EXTERIOR ELEVATIONS
A601	DOOR AND FINISH SCHEDULES
A602	DOOR DETAILS
T001	LEGEND, GENERAL NOTES, AND SHEET INDEX
T100	TECHNOLOGY SITE PLAN - TECHNOLOGY
T101	FIRST LEVEL FLOOR PLAN - TECHNOLOGY
T121	FIRST LEVEL REFLECTED CEILING PLAN - TECHNOLOGY
T401	TECHNOLOGY ENLARGED PLAN

LOCATION MAP



SCHEMATIC DESIGN

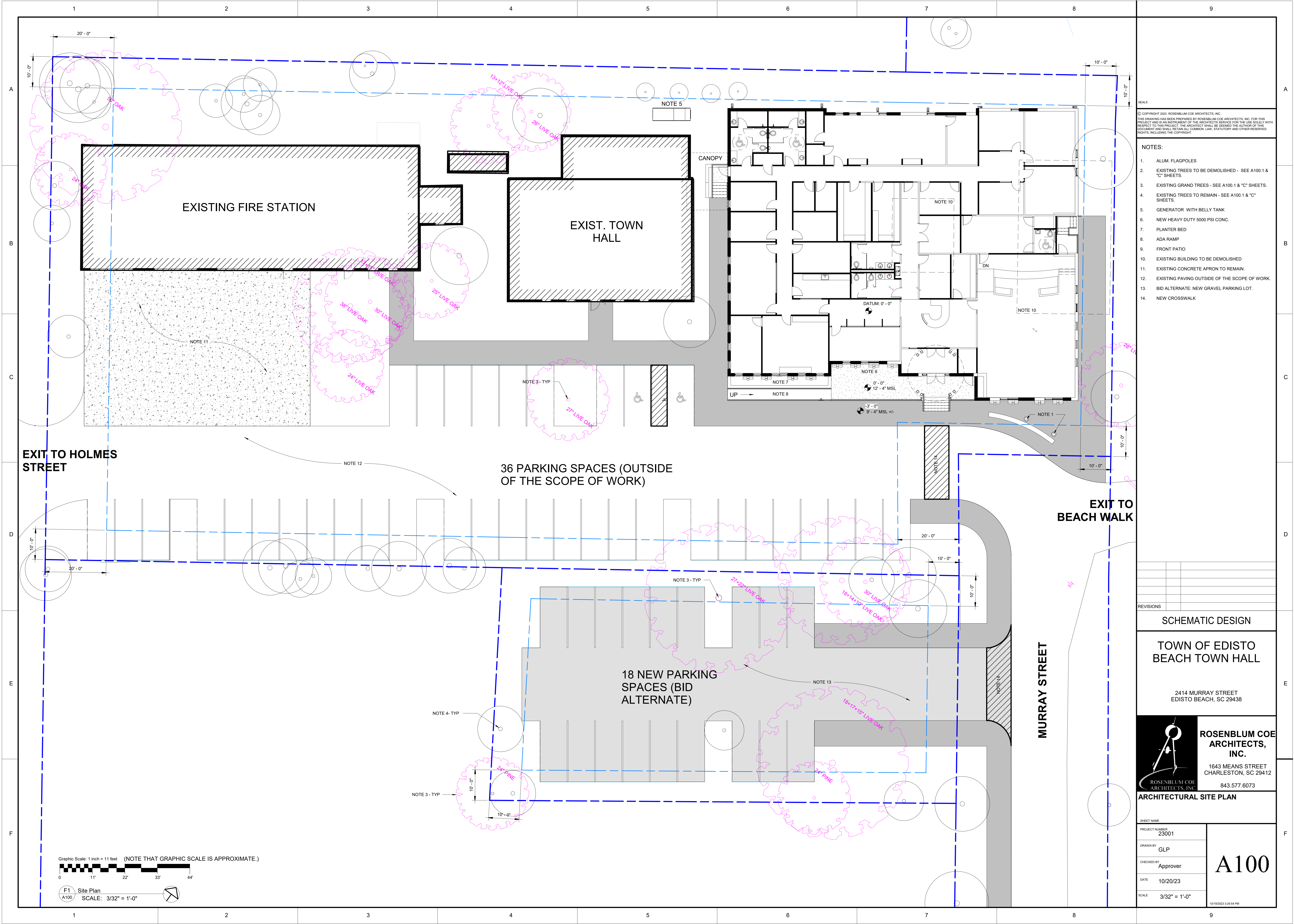
TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
EDISTO BEACH, SC 29438

ROSENBLUM COE ARCHITECTS, INC.
1643 MEANS STREET
CHARLESTON, SC 29412
843.577.6073

TITLE SHEET

SHEET NAME	
PROJECT NUMBER	23001
DRAWN BY	RML
CHECKED BY	SHC
DATE	10/20/23
SCALE	
T100	
<small>10/19/2023 3:25:09 PM</small>	



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- NOTES:**
1. ALUM. FLAGPOLES
 2. EXISTING TREES TO BE DEMOLISHED - SEE A100.1 & "C" SHEETS.
 3. EXISTING GRAND TREES - SEE A100.1 & "C" SHEETS.
 4. EXISTING TREES TO REMAIN - SEE A100.1 & "C" SHEETS.
 5. GENERATOR WITH BELLY TANK
 6. NEW HEAVY DUTY 5000 PSI CONC.
 7. PLANTER BED
 8. ADA RAMP
 9. FRONT PATIO
 10. EXISTING BUILDING TO BE DEMOLISHED
 11. EXISTING CONCRETE APRON TO REMAIN.
 12. EXISTING PAVING OUTSIDE OF THE SCOPE OF WORK.
 13. BID ALTERNATE: NEW GRAVEL PARKING LOT.
 14. NEW CROSSWALK

REVISIONS

NO.	DESCRIPTION

SCHEMATIC DESIGN

**TOWN OF EDISTO
 BEACH TOWN HALL**

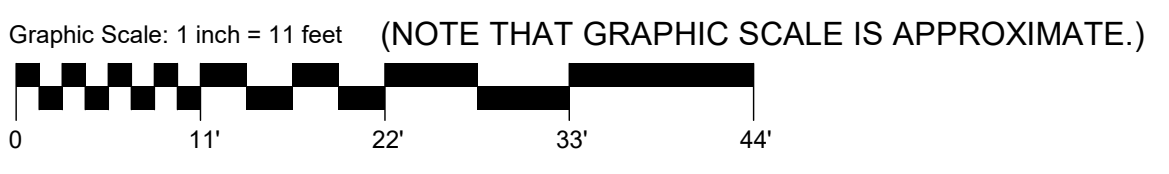
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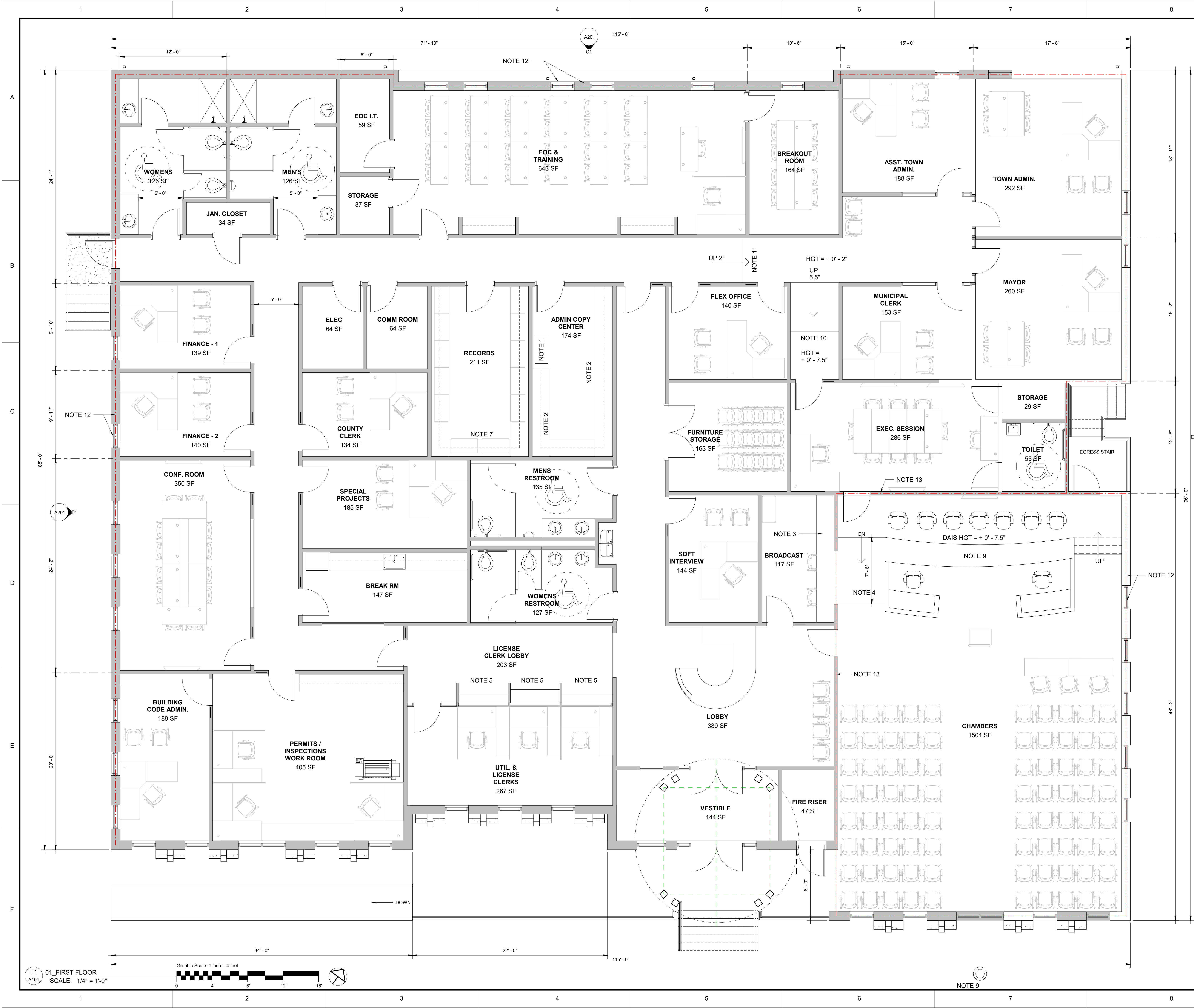
ARCHITECTURAL SITE PLAN

SHEET NAME	A100	
PROJECT NUMBER		23001
DRAWN BY		GLP
CHECKED BY		Approver
DATE		10/20/23
SCALE	3/32" = 1'-0"	

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F1 Site Plan
 A100 SCALE: 3/32" = 1'-0"



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- NOTES:
- COPY / FAX MACHINE
 - CABINTRY - PLASTIC LAMINATE BASE & WALL CABINETS, SOLID SURFACE COUNTERTOPS
 - WORK SURFACE - PLASTIC LAMINATE BASED CABINETS, SOLID SURFACE COUNTERTOPS
 - ADA RAMP TO DIAS (+0' - 7.5')
 - TRANSACTION COUNTER
 - STOREFRONT BORROWED LIGHT
 - FILE STORAGE CABINETS
 - FLOOR OUTLETS THROUGHOUT ROOM
 - CUSTOM DIAS BENCH
 - ADA RAMP TO DIAS (+0' - 5.5')
 - ADA RAMP TO EXECUTIVE OFFICES (+0' - 2')
 - EXTERIOR WALLS TO BE 1 HOUR FIRE BARRIERS. DOORS AND WINDOWS WITHIN WALLS TO BE 1 HOUR FIRE RATED.
 - WALL IN CHAMBERS TO BE 1 HOUR FIRE BARRIER. DOORS AND WINDOWS WITHIN WALLS TO BE 1 HOUR FIRE RATED.

GENERAL NOTES:

- ALL EXTERIOR STOREFRONT/WINDOWS TO BE HURRICAN/IMPACT RESISTANT

REVISIONS

NO.	DESCRIPTION

SCHEMATIC DESIGN

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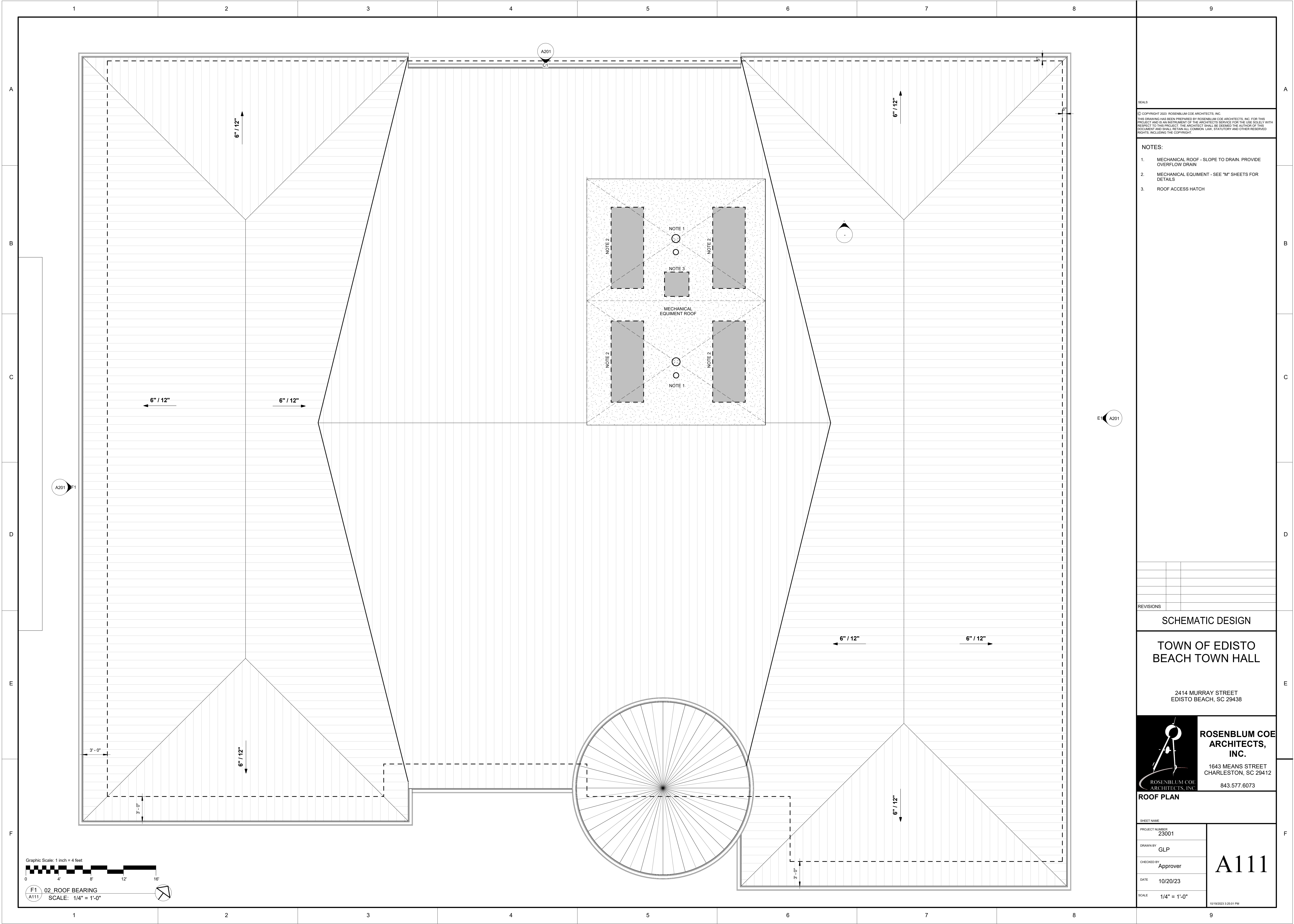
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1ST FLOOR PLAN

SHEET NAME	A101	
PROJECT NUMBER		23001
DRAWN BY		GLP
CHECKED BY		Approver
DATE		10/20/23
SCALE	1/4" = 1'-0"	

F1 01 FIRST FLOOR
 SCALE: 1/4" = 1'-0"

Graphic Scale: 1 inch = 4 feet



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- NOTES:
- MECHANICAL ROOF - SLOPE TO DRAIN. PROVIDE OVERFLOW DRAIN
 - MECHANICAL EQUIPMENT - SEE "M" SHEETS FOR DETAILS
 - ROOF ACCESS HATCH

REVISIONS

SCHEMATIC DESIGN

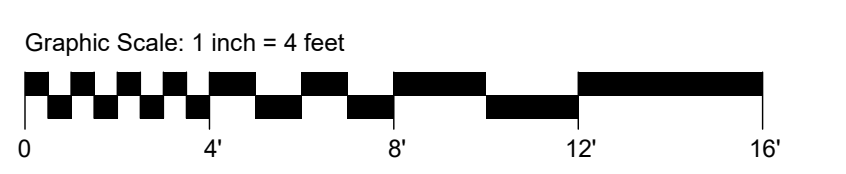
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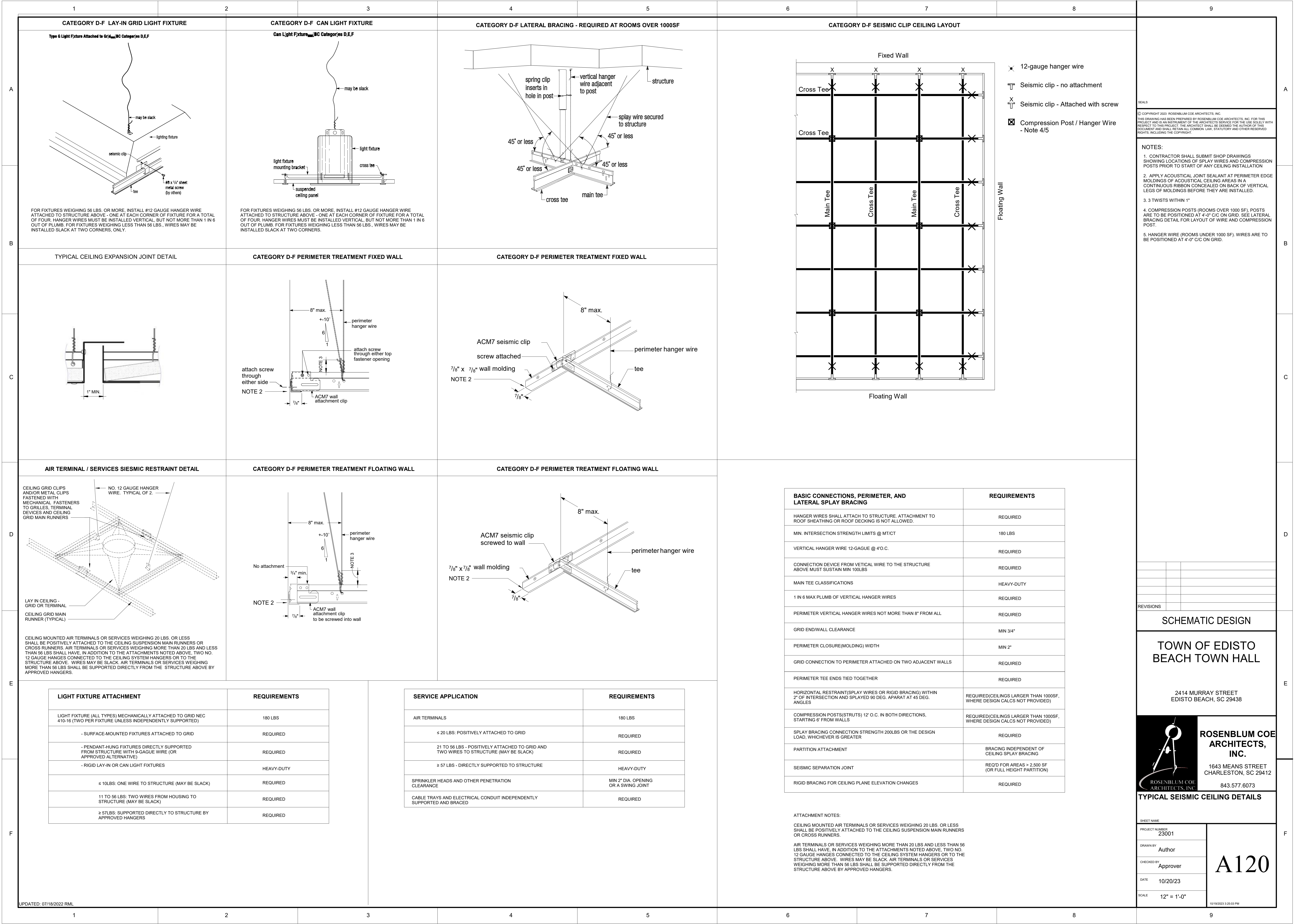
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 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

ROOF PLAN

SHEET NAME	A111	
PROJECT NUMBER		23001
DRAWN BY		GLP
CHECKED BY		Approver
DATE		10/20/23
SCALE	1/4" = 1'-0"	



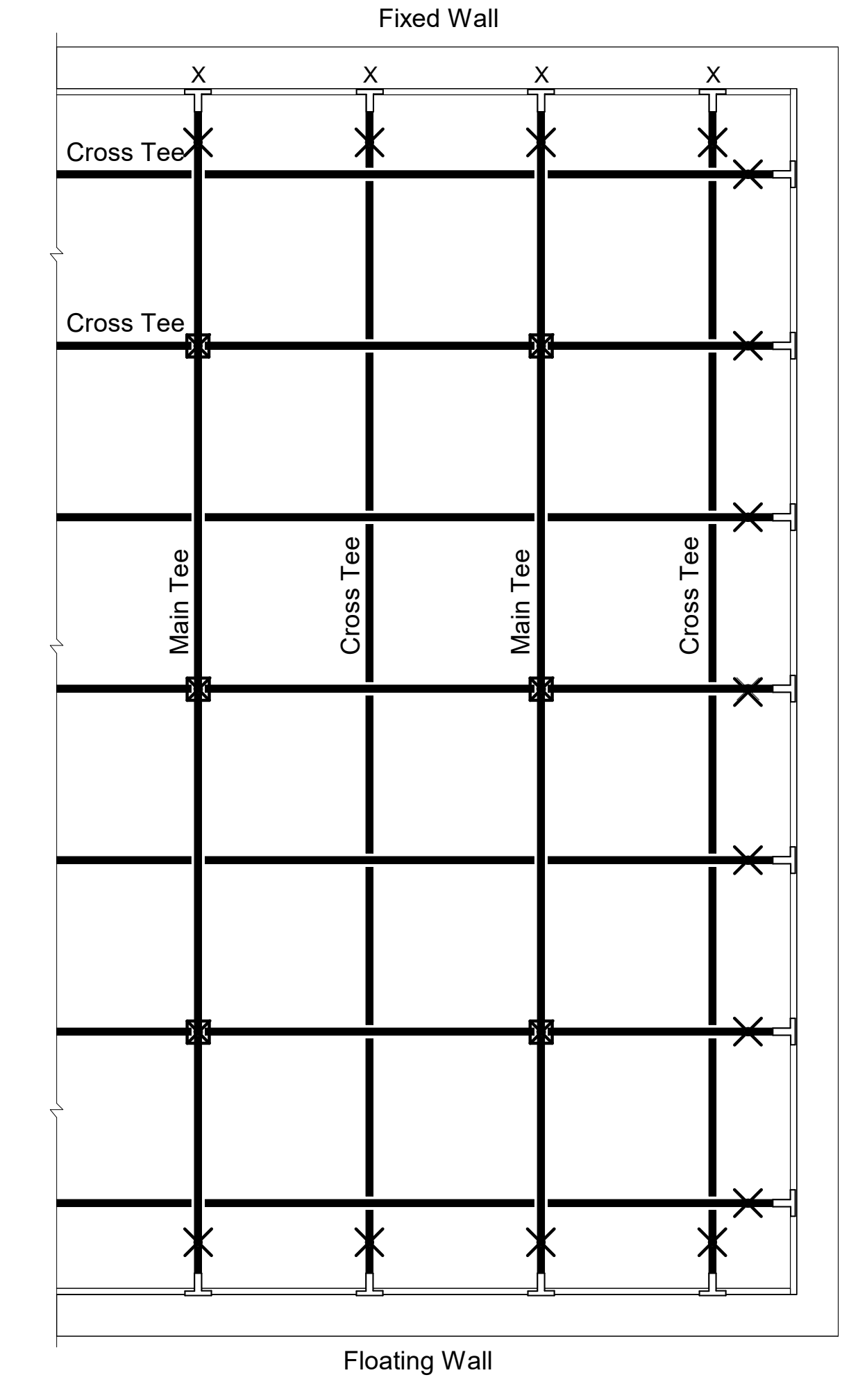
F1 A111 D2 ROOF BEARING
 SCALE: 1/4" = 1'-0"



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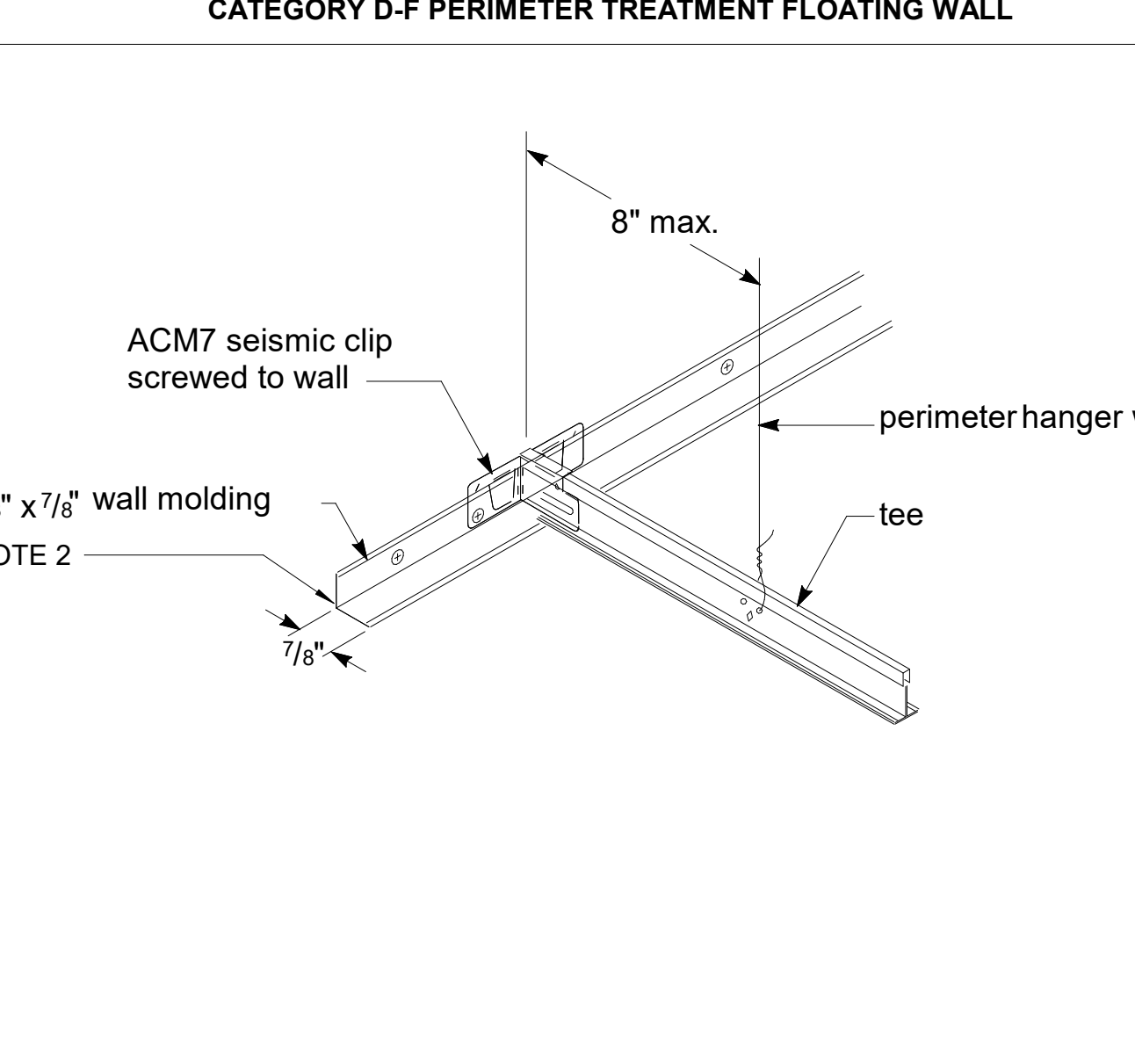
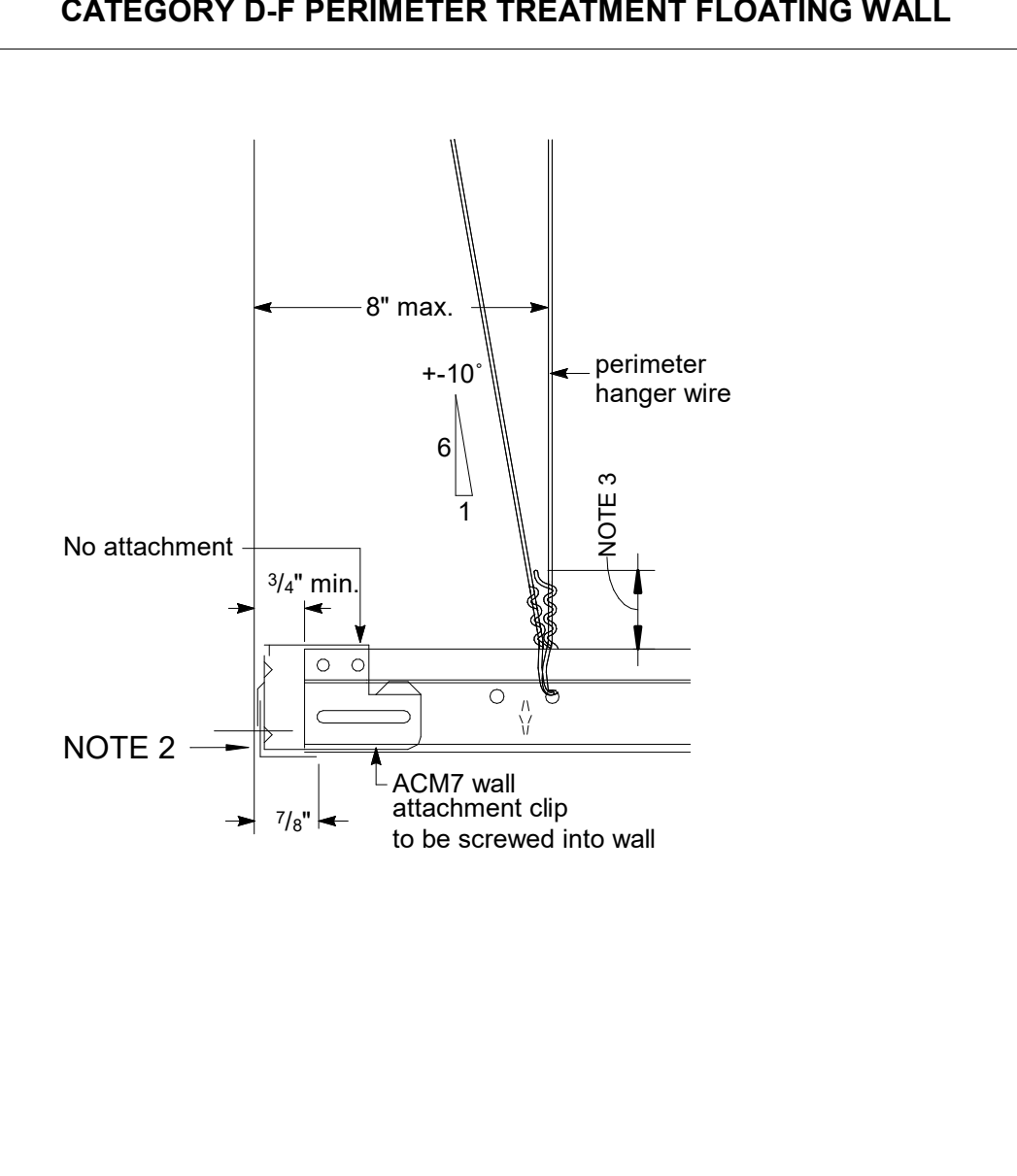
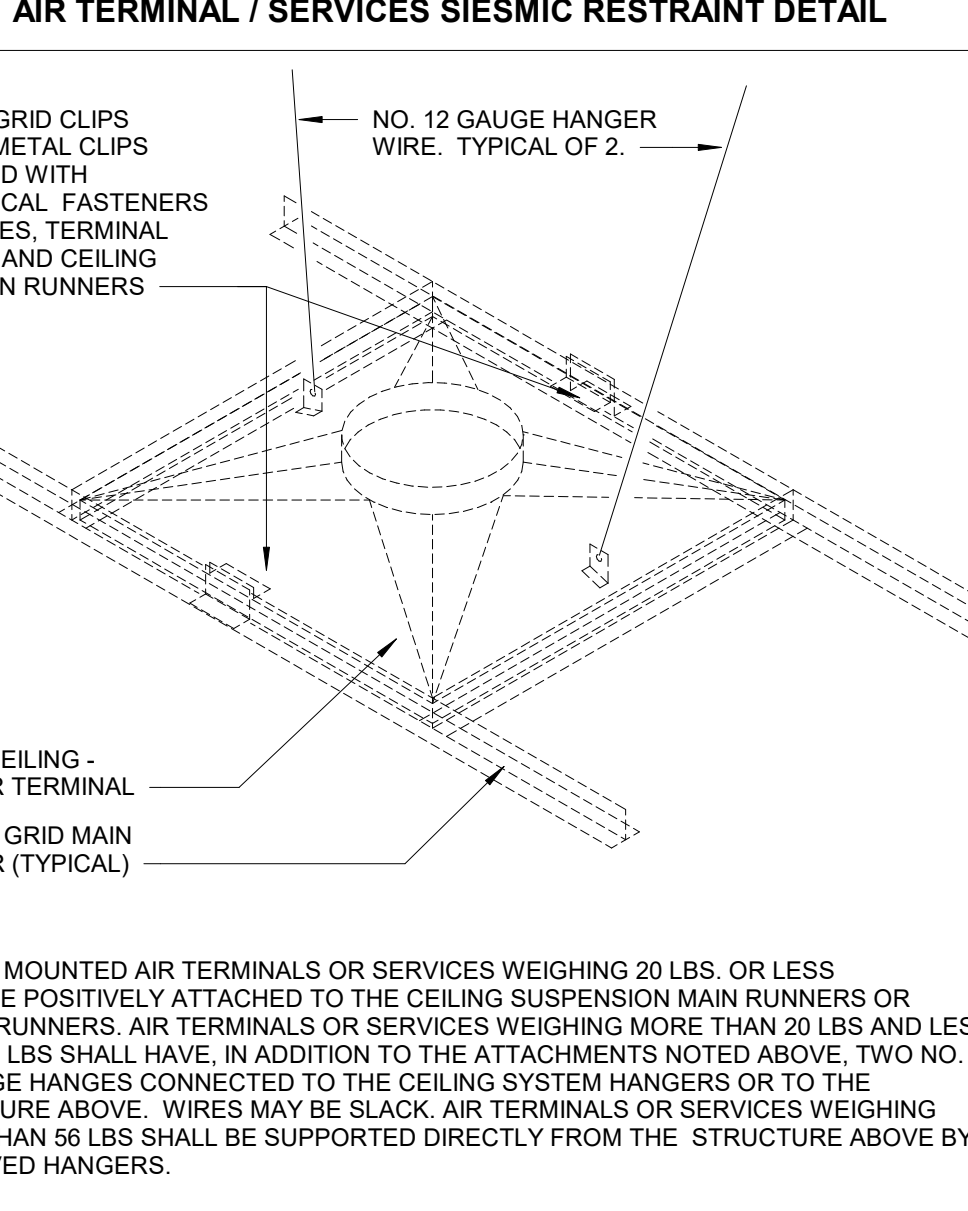
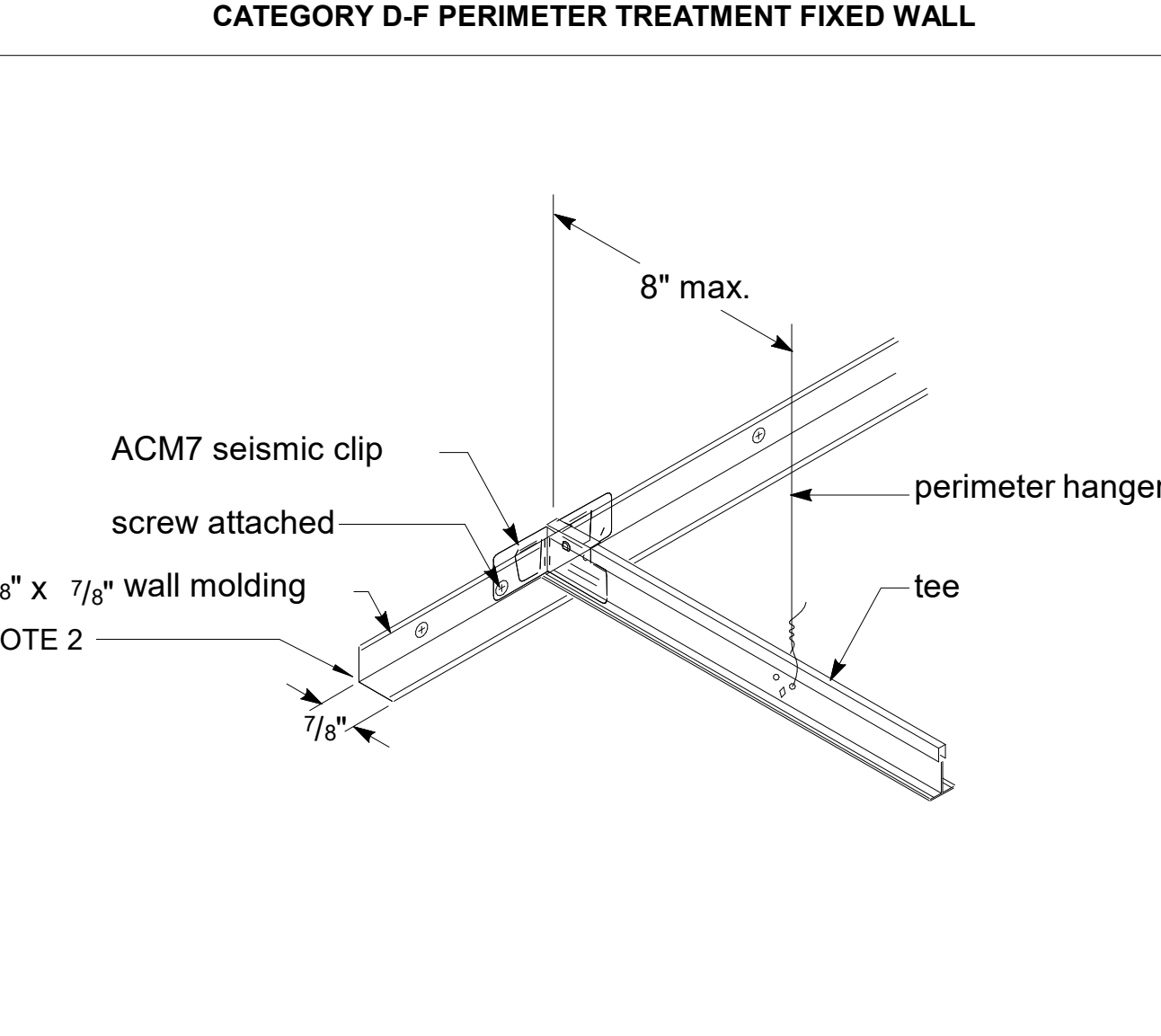
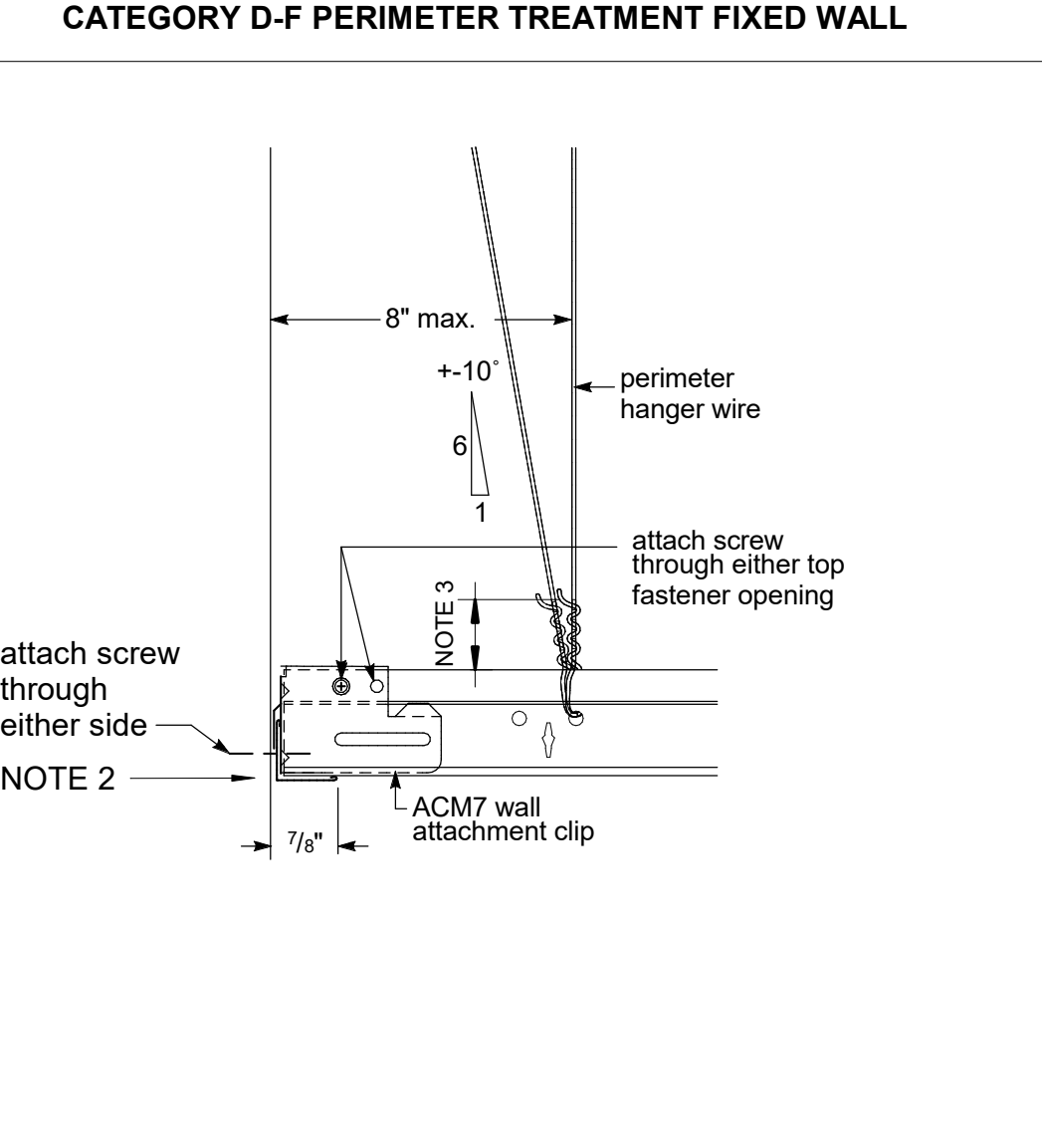
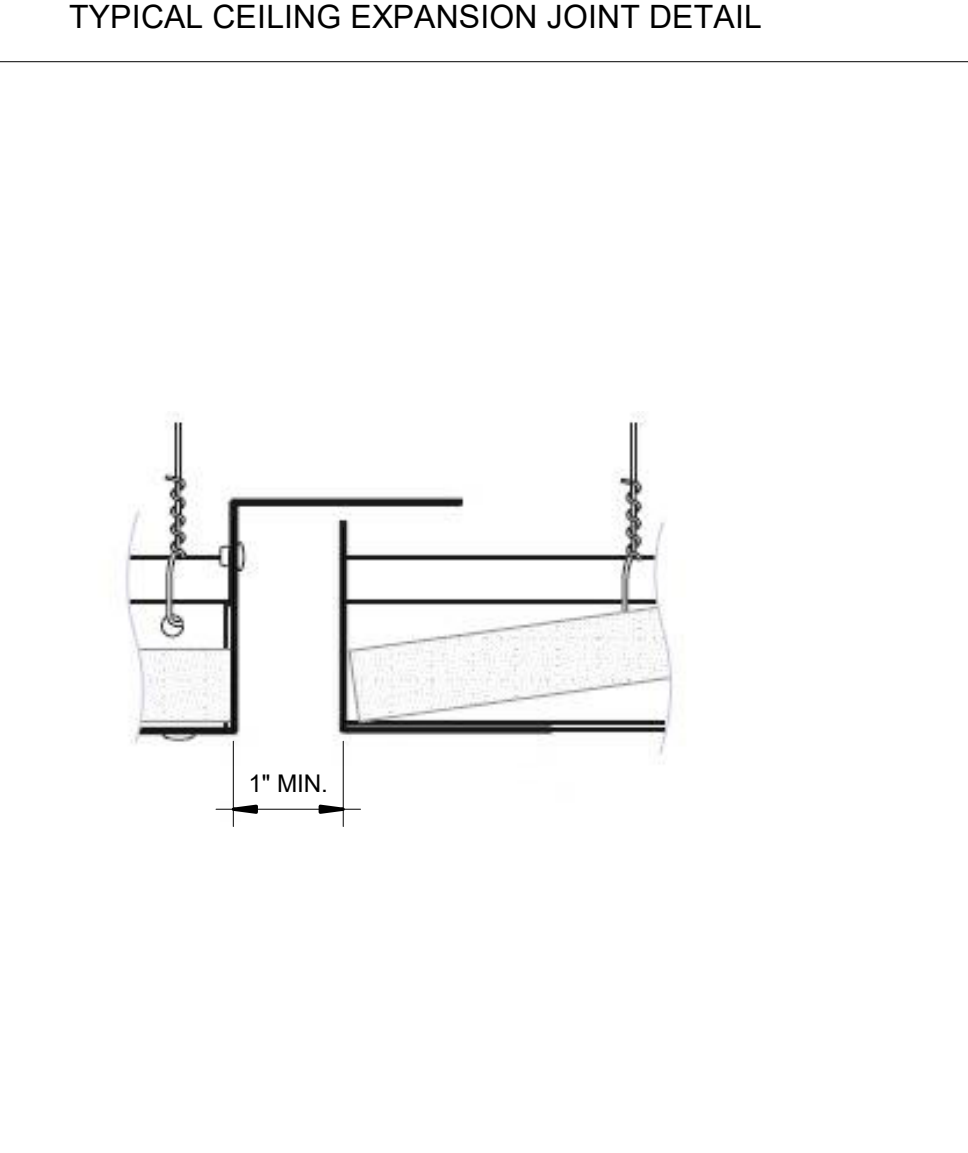
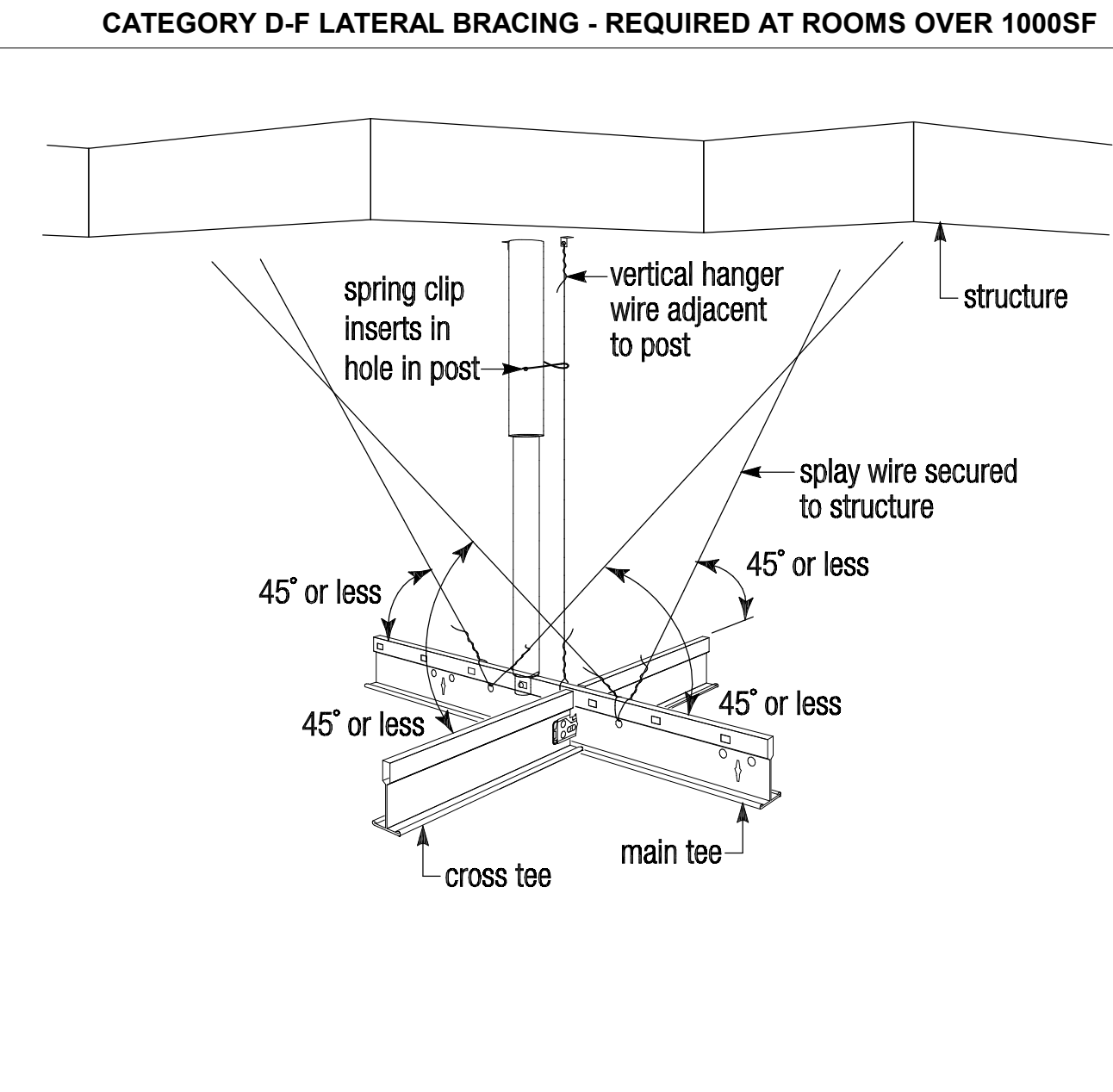
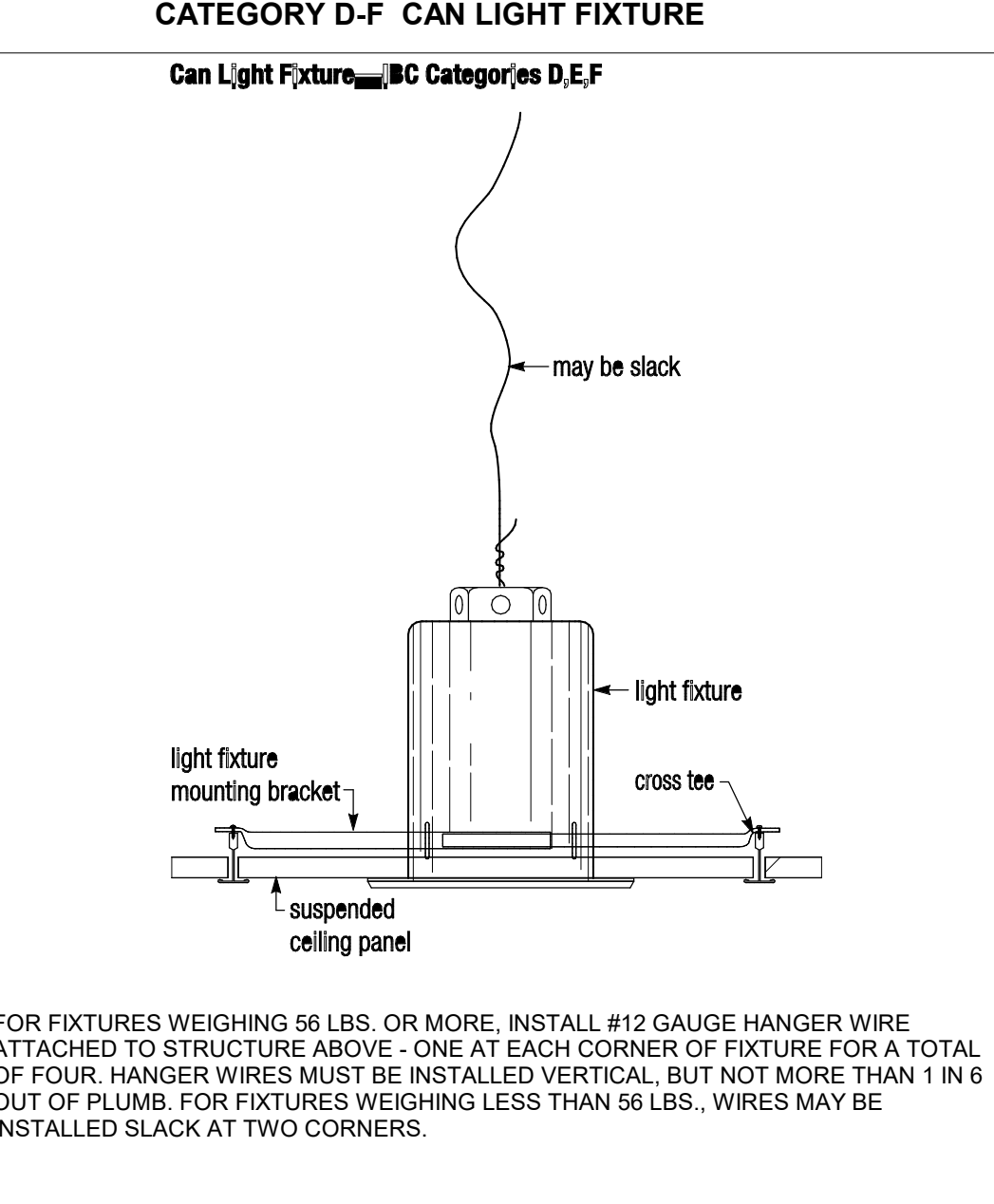
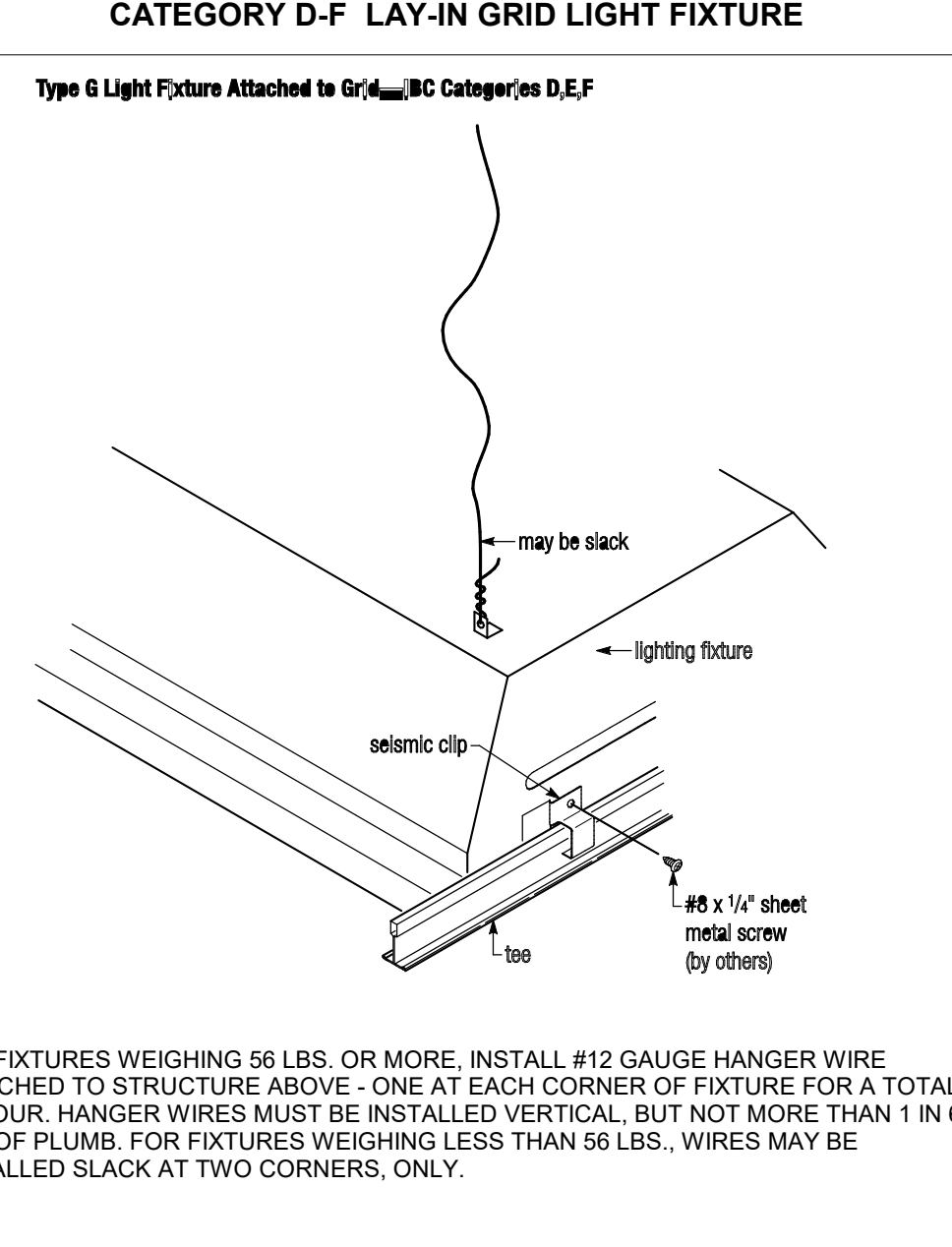
- NOTES:
- CONTRACTOR SHALL SUBMIT SHOP DRAWINGS SHOWING LOCATIONS OF SPLAY WIRES AND COMPRESSION POSTS PRIOR TO START OF ANY CEILING INSTALLATION
 - APPLY ACOUSTICAL JOINT SEALANT AT PERIMETER EDGE MOLDINGS OF ACOUSTICAL CEILING AREAS IN A CONTINUOUS RIBBON CONCEALED ON BACK OF VERTICAL LEGS OF MOLDINGS BEFORE THEY ARE INSTALLED.
 - 3 TWISTS WITHIN 1"
 - COMPRESSION POSTS (ROOMS OVER 1000 SF), POSTS ARE TO BE POSITIONED AT 4'-0" O/C ON GRID. SEE LATERAL BRACING DETAIL FOR LAYOUT OF WIRE AND COMPRESSION POST.
 - HANGER WIRE (ROOMS UNDER 1000 SF), WIRES ARE TO BE POSITIONED AT 4'-0" O/C ON GRID.

- ✕ 12-gauge hanger wire
- ⊥ Seismic clip - no attachment
- ⊥ Seismic clip - Attached with screw
- ⊠ Compression Post / Hanger Wire - Note 4/5



BASIC CONNECTIONS, PERIMETER, AND LATERAL SPLAY BRACING	REQUIREMENTS
HANGER WIRES SHALL ATTACH TO STRUCTURE. ATTACHMENT TO ROOF SHEATHING OR ROOF DECKING IS NOT ALLOWED.	REQUIRED
MIN. INTERSECTION STRENGTH LIMITS @ MT/CT	180 LBS
VERTICAL HANGER WIRE 12-GAUGE @ 4' O.C.	REQUIRED
CONNECTION DEVICE FROM VERTICAL WIRE TO THE STRUCTURE ABOVE MUST SUSTAIN MIN 100LBS	REQUIRED
MAIN TEE CLASSIFICATIONS	HEAVY-DUTY
1 IN 6 MAX PLUMB OF VERTICAL HANGER WIRES	REQUIRED
PERIMETER VERTICAL HANGER WIRES NOT MORE THAN 8" FROM ALL	REQUIRED
GRID END/WALL CLEARANCE	MIN 3/4"
PERIMETER CLOSURE(MOLDING) WIDTH	MIN 2"
GRID CONNECTION TO PERIMETER ATTACHED ON TWO ADJACENT WALLS	REQUIRED
PERIMETER TEE ENDS TIED TOGETHER	REQUIRED
HORIZONTAL RESTRAINT(SPLAY WIRES OR RIGID BRACING) WITHIN 2' OF INTERSECTION AND SPLAYED 90 DEG. APART AT 45 DEG. ANGLES	REQUIRED/CEILING LARGER THAN 1000SF, WHERE DESIGN CALCS NOT PROVIDED)
COMPRESSION POSTS(STRUTS) 12' O.C. IN BOTH DIRECTIONS, STARTING 6' FROM WALLS	REQUIRED/CEILING LARGER THAN 1000SF, WHERE DESIGN CALCS NOT PROVIDED)
SPLAY BRACING CONNECTION STRENGTH 200LBS OR THE DESIGN LOAD, WHICHEVER IS GREATER	REQUIRED
PARTITION ATTACHMENT	BRACING INDEPENDENT OF CEILING SPLAY BRACING
SEISMIC SEPARATION JOINT	REQ'D FOR AREAS > 2,500 SF (OR FULL HEIGHT PARTITION)
RIGID BRACING FOR CEILING PLANE ELEVATION CHANGES	REQUIRED

ATTACHMENT NOTES:
 CEILING MOUNTED AIR TERMINALS OR SERVICES WEIGHING 20 LBS. OR LESS SHALL BE POSITIVELY ATTACHED TO THE CEILING SUSPENSION MAIN RUNNERS OR CROSS RUNNERS.
 AIR TERMINALS OR SERVICES WEIGHING MORE THAN 20 LBS AND LESS THAN 56 LBS SHALL HAVE, IN ADDITION TO THE ATTACHMENTS NOTED ABOVE, TWO NO. 12 GAUGE HANGERS CONNECTED TO THE CEILING SYSTEM HANGERS OR TO THE STRUCTURE ABOVE. WIRES MAY BE SLACK. AIR TERMINALS OR SERVICES WEIGHING MORE THAN 56 LBS SHALL BE SUPPORTED DIRECTLY FROM THE STRUCTURE ABOVE BY APPROVED HANGERS.



LIGHT FIXTURE ATTACHMENT	REQUIREMENTS
LIGHT FIXTURE (ALL TYPES) MECHANICALLY ATTACHED TO GRID NEC 410-16 (TWO PER FIXTURE UNLESS INDEPENDENTLY SUPPORTED)	180 LBS
- SURFACE-MOUNTED FIXTURES ATTACHED TO GRID	REQUIRED
- PENDANT-HUNG FIXTURES DIRECTLY SUPPORTED FROM STRUCTURE WITH 9-GAUGE WIRE (OR APPROVED ALTERNATIVE)	REQUIRED
- RIGID LAY-IN OR CAN LIGHT FIXTURES	HEAVY-DUTY
≤ 10LBS - ONE WIRE TO STRUCTURE (MAY BE SLACK)	REQUIRED
11 TO 56 LBS - TWO WIRES FROM HOUSING TO STRUCTURE (MAY BE SLACK)	REQUIRED
≥ 57LBS - SUPPORTED DIRECTLY TO STRUCTURE BY APPROVED HANGERS	REQUIRED

SERVICE APPLICATION	REQUIREMENTS
AIR TERMINALS	180 LBS
≤ 20 LBS - POSITIVELY ATTACHED TO GRID	REQUIRED
21 TO 56 LBS - POSITIVELY ATTACHED TO GRID AND TWO WIRES TO STRUCTURE (MAY BE SLACK)	REQUIRED
≥ 57 LBS - DIRECTLY SUPPORTED TO STRUCTURE	HEAVY-DUTY
SPRINKLER HEADS AND OTHER PENETRATION CLEARANCE	MIN 2" DIA. OPENING OR A SWING JOINT
CABLE TRAYS AND ELECTRICAL CONDUIT INDEPENDENTLY SUPPORTED AND BRACED	REQUIRED

SCHMATIC DESIGN

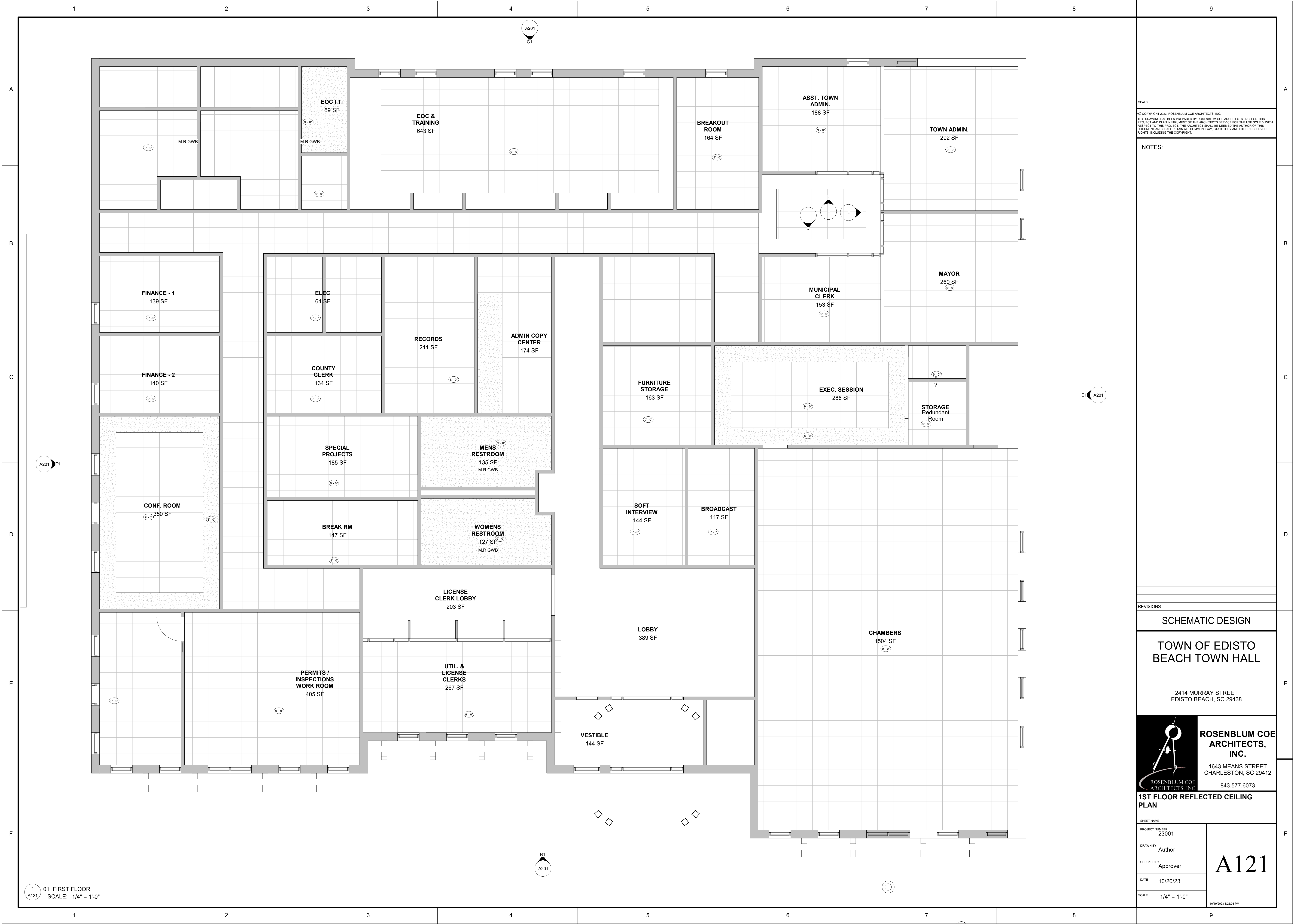
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ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET CHARLESTON, SC 29412
 843.577.6073

TYPICAL SEISMIC CEILING DETAILS

SHEET NAME	PROJECT NUMBER	A120
	23001	
DRAWN BY	Author	
CHECKED BY	Approver	
DATE	10/20/23	
SCALE	12" = 1'-0"	10/16/2023 3:25:03 PM



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NOTES:

REVISIONS

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 ARCHITECTS,
 INC.**

1643 MEANS STREET
 CHARLESTON, SC 29412

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**1ST FLOOR REFLECTED CEILING
 PLAN**

SHEET NAME

PROJECT NUMBER
 23001

DRAWN BY
 Author

CHECKED BY
 Approver

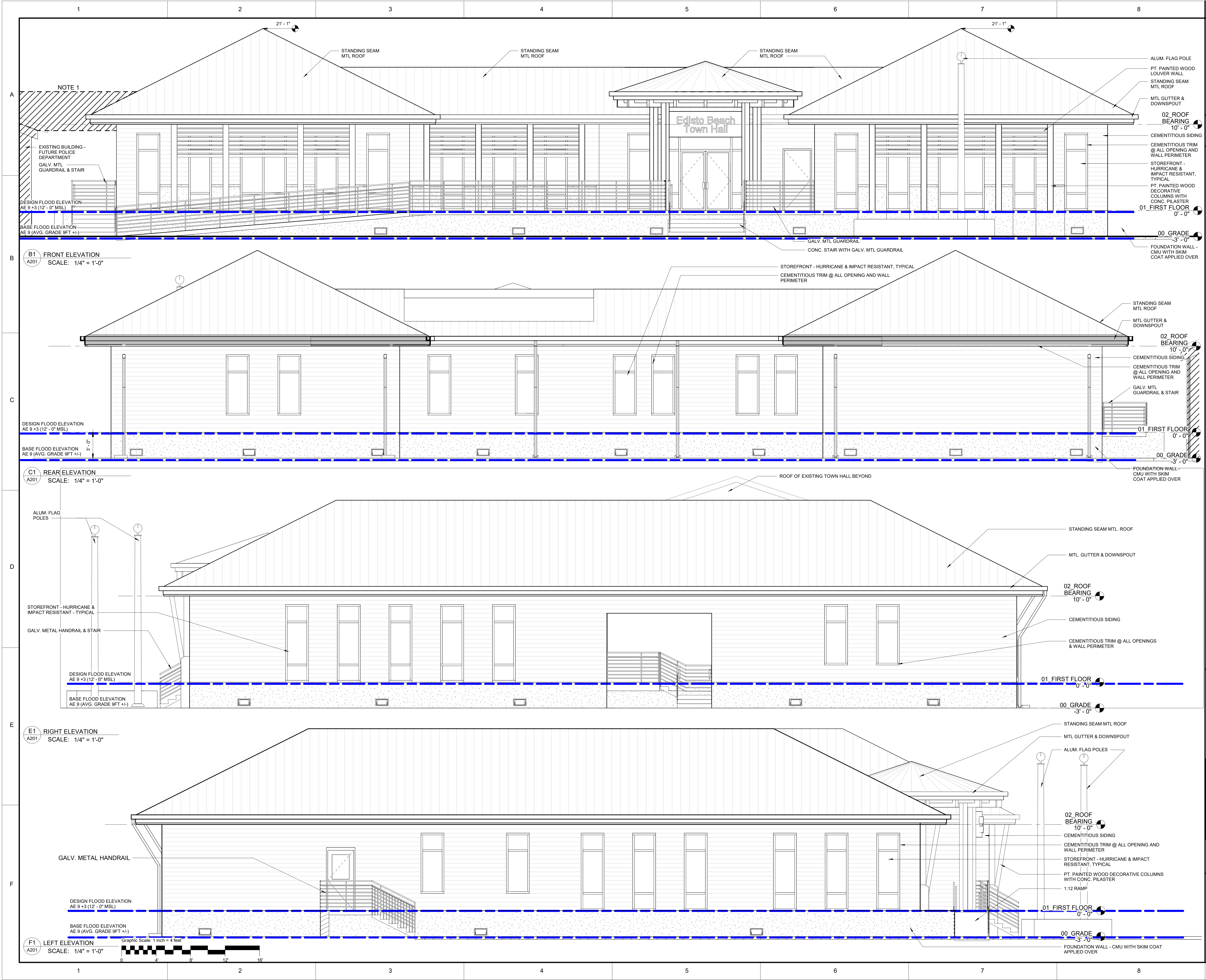
DATE
 10/20/23

SCALE
 1/4" = 1'-0"

A121

1 01 FIRST FLOOR
 SCALE: 1/4" = 1'-0"

10/19/2023 3:25:03 PM



SEALS
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NOTES:
 1. EXTEND ROOF TO EXISTING TOWN HALL / NEW POLICE STATION

REVISIONS

SCHMATIC DESIGN

TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
 EDISTO BEACH, SC 29438

ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

EXTERIOR ELEVATIONS

SHEET NUMBER	23001
DRAWN BY	GLP
CHECKED BY	Approver
DATE	10/20/23
SCALE	1/4" = 1'-0"

A201

10/16/2023 3:25:09 PM

EDISTO BEACH TOWN HALL

TOWN OF EDISTO, SOUTH CAROLINA

TMS# 354-12-00-213, TMS# 354-12-00-038

20% SCHEMATIC DESIGN SET
DATE: 8-04-2023



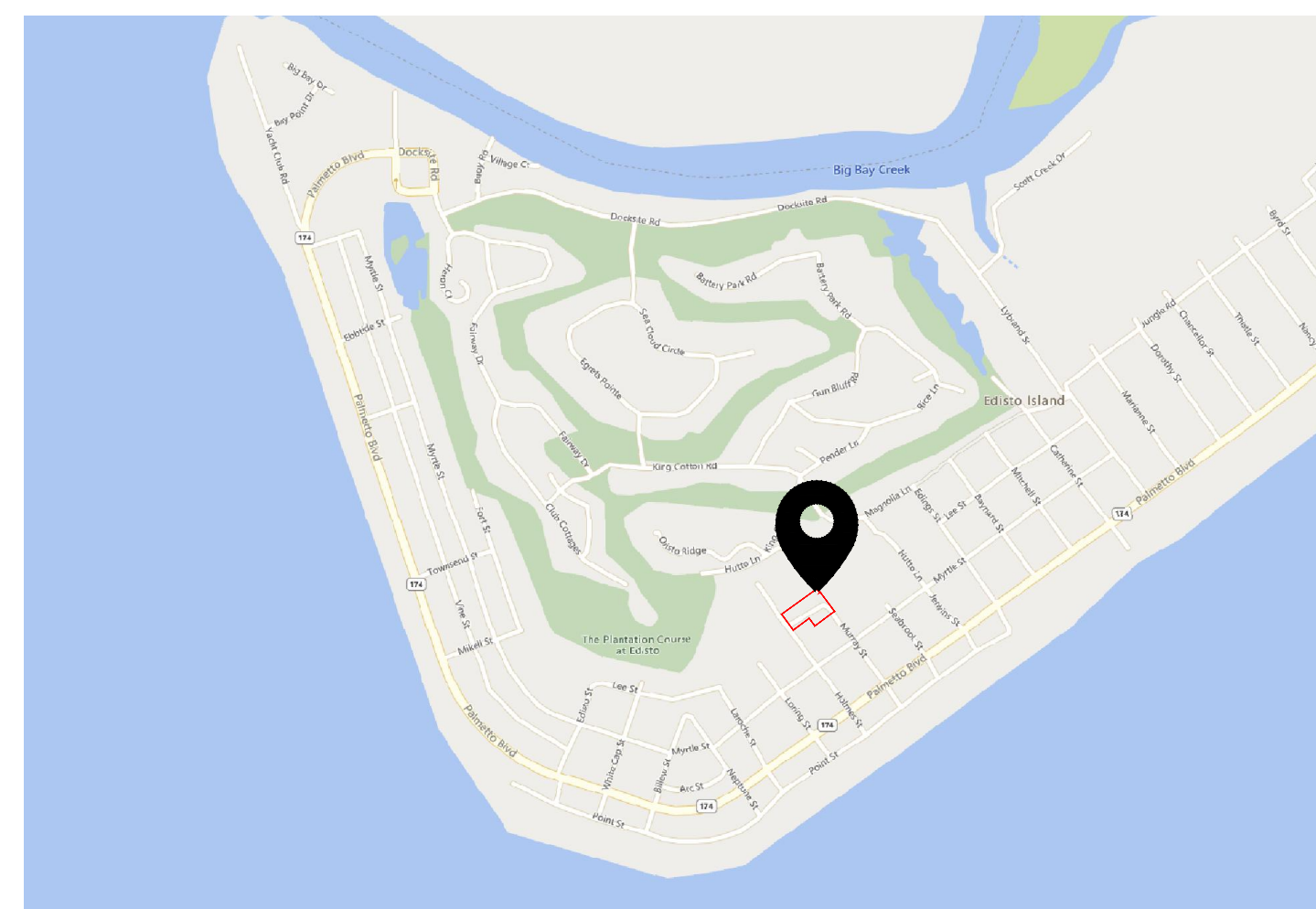
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NOTES:



MOUNT PLEASANT, SC 843.884.1667
GREENVILLE, SC 864.298.0534
SUMMERVILLE, SC 843.972.0710
SPARTANBURG, SC 864.272.1272
CHARLOTTE, NC 980.312.5450
WWW.SEAMONWHITESIDE.COM

SITE LOCATION MAP



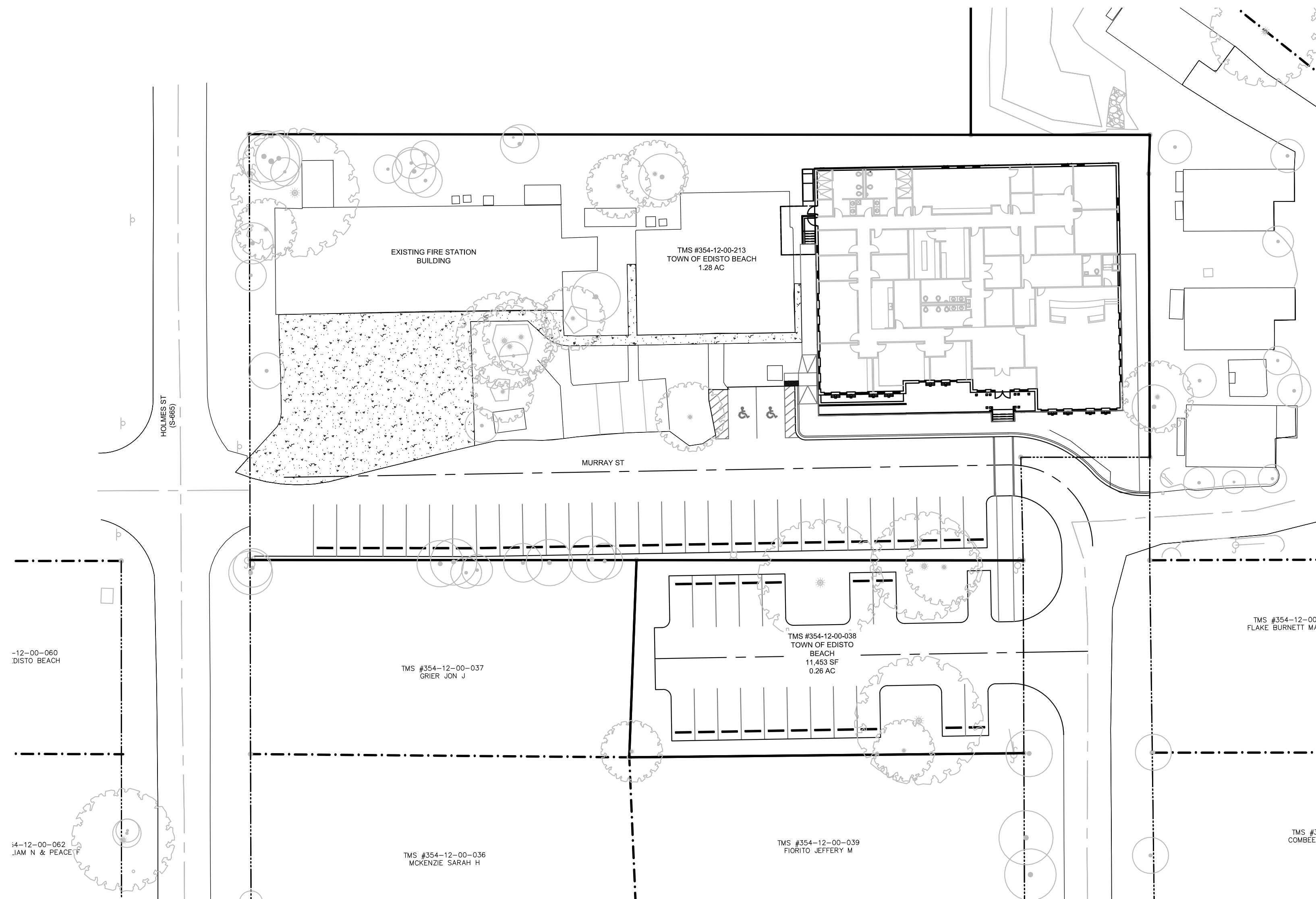
PROJECT DESCRIPTION

THIS PROJECT SITE IS LOCATED ON MURRAY STREET IN THE TOWN OF EDISTO BEACH AND INCLUDES TMS# 354-12-00-213 OWNED BY THE TOWN OF EDISTO BEACH. THE EXISTING SITE INCLUDES AN EXISTING TOWN HALL, FIRE DEPARTMENT, AND A "FOR RENT" BUILDING. THE PROPOSED DEVELOPMENT INCLUDES A NEW TOWN HALL BUILDING AND PARKING LOT FOR THE TOWN OF EDISTO ADJACENT TO THE EXISTING TOWN HALL.

GENERAL NOTES

- BOUNDARY, TREE, AND TOPOGRAPHIC INFORMATION PROVIDED BY SOUTHEASTERN LAND SURVEYING LLC, DATED MARCH 3, 2023.
- PER SURVEY, ALL ELEVATIONS ARE BASED ON A NAVD 1988 VERTICAL DATUM. HORIZONTAL DATUM IS STATE PLANE NAD 1983 (NAD 83).
- BASED ON INFORMATION PROVIDED ON THE INDICATED FIRM MAP, THE PROPERTY APPEARS TO BE LOCATED IN FLOOD ZONE 'AE (EL. 9)', SEE COMMUNITY PANELS 45029C077G, DATED DECEMBER 21, 2017.
- EXISTING UTILITIES WARNING: THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING ANY WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE WHICH MIGHT OCCUR DUE TO THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES. CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO BEGINNING CONSTRUCTION. ALL DIMENSIONS ARE MEASURED FROM FACE OF CURB OR EDGE OF ASPHALT, WITH THE EXCEPTION OF SIDEWALKS, WHICH ARE MEASURED FROM BACK OF CURB.
- THE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL PERIMETER BOUNDARY PROPERTY CORNERS AND VERIFYING BOUNDARY DATA AGAINST CONSTRUCTION PLANS AND/OR ELECTRONIC FILE INFORMATION PROVIDED TO THE CONTRACTOR.
- PRIOR TO STARTING CONSTRUCTION, INCLUDING LAND DISTURBING ACTIVITIES, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING EXISTING CONDITIONS, INCLUDING BUT NOT LIMITED TO TOPOGRAPHIC, TREE, STORM DRAINAGE FACILITIES, AND ALL UTILITIES. EXISTING UTILITIES SHOWN ARE APPROXIMATE AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ENGINEER. THEREFORE, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE EXACT VERTICAL AND HORIZONTAL LOCATIONS OF ALL EXISTING UTILITIES. ANY DISCREPANCIES OR CONFLICTS IDENTIFIED DURING VERIFICATION OF EXISTING CONDITIONS AND UTILITIES SHALL BE REPORTED TO THE OWNER AND ENGINEER. ANY COSTS ASSOCIATED WITH CORRECTIVE WORK OR DAMAGES THAT ARE A RESULT OF THE CONTRACTOR NOT VERIFYING EXISTING CONDITIONS AND THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WILL BE THE CONTRACTOR'S RESPONSIBILITY.

SITE OVERVIEW



Sheet Number	Sheet Title
C100	TITLESHEET
C101	LEGEND & REVISION NOTES
C102	EXISTING CONDITIONS
C200	TREE REMOVAL & SITE DEMO PLAN
C300	SITE PLAN
C301	SITE DETAILS
C302	SITE DETAILS
C400	GRADING & DRAINAGE PLAN
C500	WATER & SEWER PLAN
C501	WATER & SEWER DETAILS

PROJECT CONTACTS

ARCHITECTS:
ROSENBLUM COE ARCHITECTS
1643 MEANS STREET
CHARLESTON, SC 29412
CONTACT: STEVE COE
PHONE: 843-577-6073

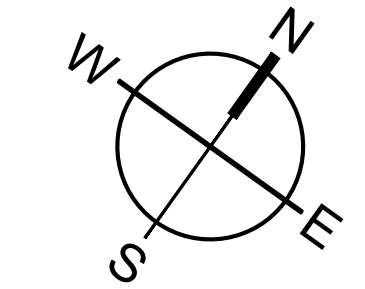
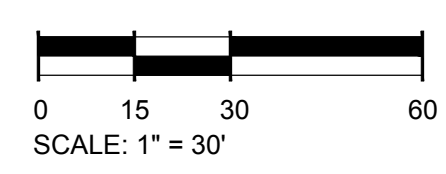
CIVIL ENGINEER & LANDSCAPE ARCHITECT:
SEAMON WHITESIDE & ASSOCIATES, LLC
712 N. CEDAR ST.
SUMMERVILLE, SC, 29483
CONTACT: AARON SCHMITT, P.E.
PHONE: 843-972-0710

SURVEYOR:
SOUTHEASTERN LAND SURVEYING LLC
1035-B JENKINS ROAD
CHARLESTON, SC 29407
CONTACT: MIKE SCHMEIDER
PHONE: 843-795-9330

OWNER
TOWN OF EDISTO BEACH
2414 MURRAY STREET
EDISTO BEACH, SC 29438
CONTACT: MARK AAKHUS
PHONE: 843-549-2211

UTILITY CONTACTS:
TOWN OF EDISTO BEACH UTILITY DEPARTMENT
2414 MURRAY STREET
EDISTO BEACH, SC 29438
CONTACT: PATRICK ZEMP
PHONE: 843-869-2505 X 201

MUNICIPALITY CONTACTS:
TOWN OF EDISTO BEACH
2414 MURRAY STREET
EDISTO BEACH, SC 29438
CONTACT: MARK AAKHUS
PHONE: 843-549-2211



REVISIONS	DATE	DESCRIPTION
A	08/04/23	

Project Status

TOWN OF EDISTO BEACH TOWN HALL

2413 MURRAY STREET, EDISTO BEACH, SOUTH CAROLINA 29438

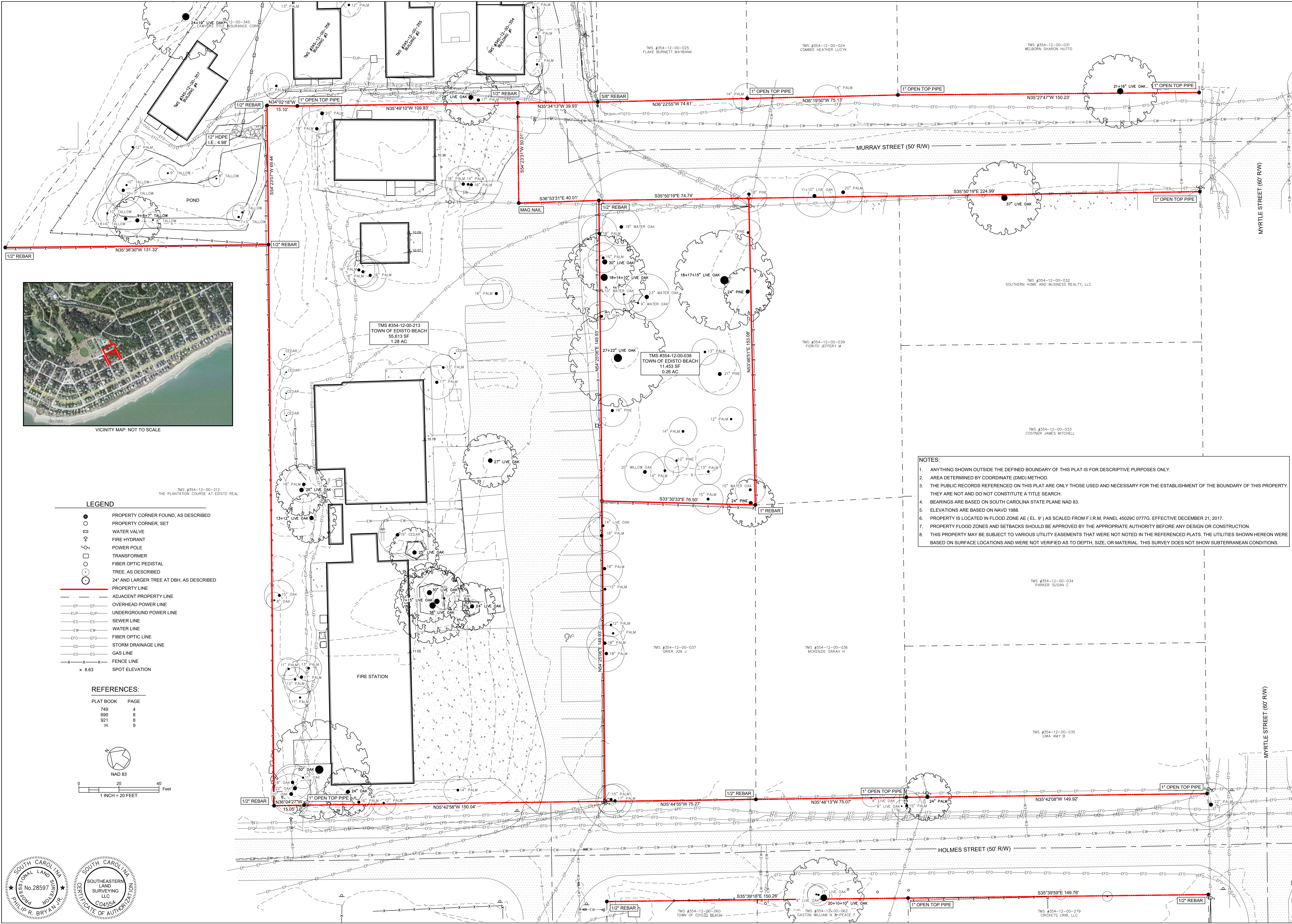
ROSENBLUM COE ARCHITECTS, INC.

1643 MEANS STREET
CHARLESTON, SC 29412
843.577.6073

TITLESHEET

SHEET NAME	
PROJECT NUMBER	10211
DRAWN BY	KYC
CHECKED BY	JRP
DATE	06/14/2023
SCALE	

C100
8/3/2023 5:25 PM

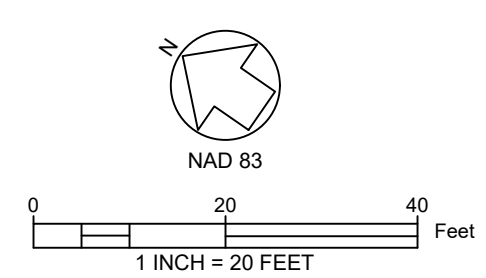


LEGEND

- PROPERTY CORNER FOUND, AS DESCRIBED
- PROPERTY CORNER, SET
- WATER VALVE
- FIRE HYDRANT
- POWER POLE
- TRANSFORMER
- FIBER OPTIC PEDISTAL
- TREE, AS DESCRIBED
- 24" AND LARGER TREE AT DBH, AS DESCRIBED
- PROPERTY LINE
- - - ADJACENT PROPERTY LINE
- EP — OVERHEAD POWER LINE
- EUP — UNDERGROUND POWER LINE
- ES — SEWER LINE
- EW — WATER LINE
- EFO — FIBER OPTIC LINE
- ED — STORM DRAINAGE LINE
- EG — GAS LINE
- X — FENCE LINE
- x 8.63 SPOT ELEVATION

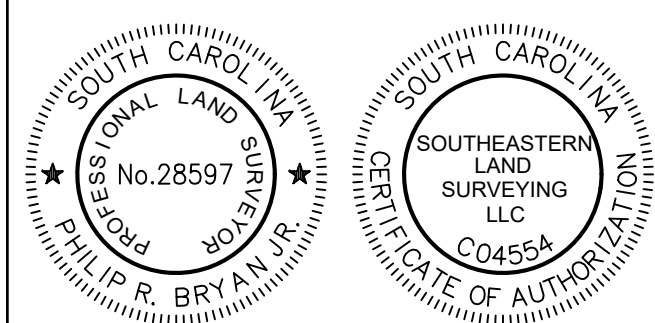
REFERENCES:

PLAT BOOK	PAGE
749	4
690	8
921	8
H	9



NOTES:

1. ANYTHING SHOWN OUTSIDE THE DEFINED BOUNDARY OF THIS PLAT IS FOR DESCRIPTIVE PURPOSES ONLY.
2. AREA DETERMINED BY COORDINATE (DMD) METHOD.
3. THE PUBLIC RECORDS REFERENCED ON THIS PLAT ARE ONLY THOSE USED AND NECESSARY FOR THE ESTABLISHMENT OF THE BOUNDARY OF THIS PROPERTY. THEY ARE NOT AND DO NOT CONSTITUTE A TITLE SEARCH.
4. BEARINGS ARE BASED ON SOUTH CAROLINA STATE PLANE NAD 83.
5. ELEVATIONS ARE BASED ON NAVD 1988.
6. PROPERTY IS LOCATED IN FLOOD ZONE AE (EL. 9') AS SCALED FROM F.I.R.M. PANEL 45029C 0777G. EFFECTIVE DECEMBER 21, 2017.
7. PROPERTY FLOOD ZONES AND SETBACKS SHOULD BE APPROVED BY THE APPROPRIATE AUTHORITY BEFORE ANY DESIGN OR CONSTRUCTION.
8. THIS PROPERTY MAY BE SUBJECT TO VARIOUS UTILITY EASEMENTS THAT WERE NOT NOTED IN THE REFERENCED PLATS. THE UTILITIES SHOWN HEREON WERE BASED ON SURFACE LOCATIONS AND WERE NOT VERIFIED AS TO DEPTH, SIZE, OR MATERIAL. THIS SURVEY DOES NOT SHOW SUBTERRANEAN CONDITIONS.

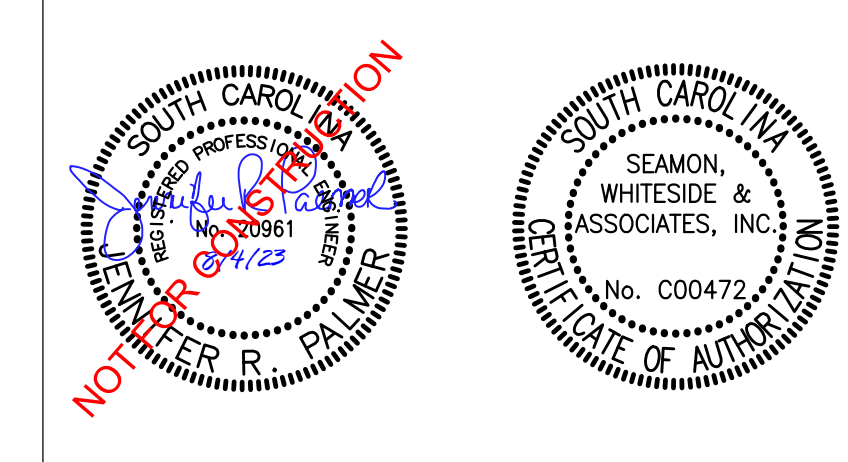


NO.	DATE	DESCRIPTION	BY

SOUTHEASTERN LAND SURVEYING LLC
 1035-B JENKINS ROAD
 CHARLESTON SC 29407
 (843)795-9330

**A TOPOGRAPHICAL SURVEY OF A PORTION OF
 TMS #354-12-00-213, #-250, #-345, #-357-354, #-038
 OWNED BY MULTIPLE OWNERS
 LOCATED IN THE TOWN OF EDISTO BEACH
 COLLETON COUNTY, SOUTH CAROLINA**

DATE:	MARCH 03, 2023
DRAWN:	M. SCHMIEDER
CHECK:	P. BRYAN
CC:	S. STACKS
JOB:	23013
DWG:	23013TOPO
SHEET:	1 OF 1



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NOTES:



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 SPARTANBURG, SC 864.272.1272
 CHARLOTTE, NC 980.312.5450
 WWW.SEAMONWHITESIDE.COM

A 08/04/23

REVISIONS
 Project Status

TOWN OF EDISTO BEACH TOWN HALL

2413 MURRAY STREET, EDISTO BEACH, SOUTH CAROLINA 29438

ROSENBLUM COE ARCHITECTS, INC.

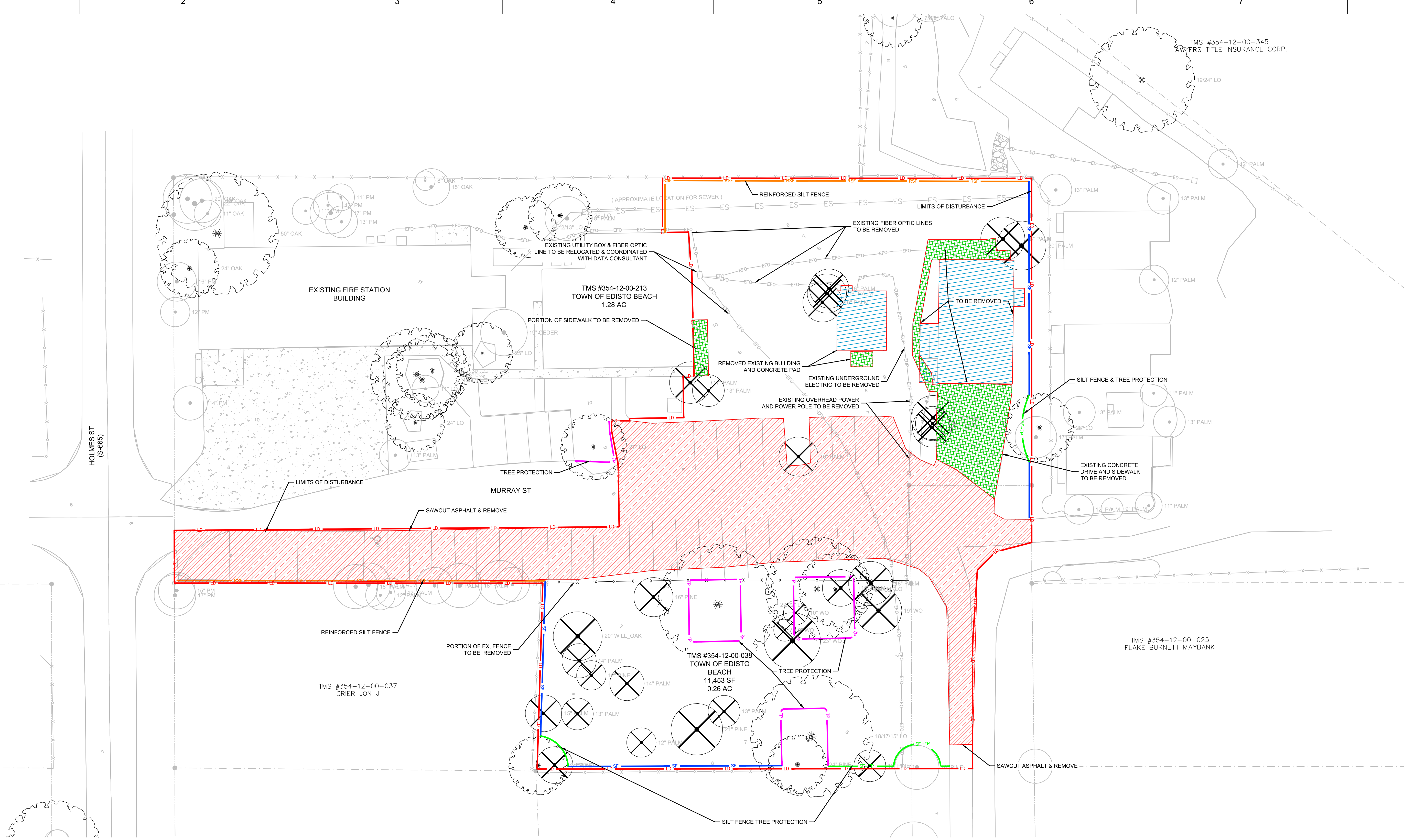
1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

TREE REMOVAL & SITE DEMO PLAN

SHEET NAME
 PROJECT NUMBER 10211
 DRAWN BY KYC
 CHECKED BY JRP
 DATE 06/14/2023
 SCALE

C200

8/4/2023 8:50 AM



LINETYPE LEGEND

- LD — LD LIMITS OF DISTURBANCE
- SF — TP SILT FENCE - TREE PROTECTION
- TP TREE PROTECTION
- RSF — RSF REINFORCED SILT FENCE
- SF SILT FENCE

- ASPHALT PAVEMENT TO BE REMOVED
- EXISTING CONCRETE TO BE REMOVED
- EXISTING BUILDINGS AND FOUNDATIONS TO BE REMOVED

TREE ABBREVIATIONS

- A = ASH
- BW = BASSWOOD
- BG = BLACK GUM
- BIR = BIRCH
- BP = BRADFORD PEAR
- CDR = CEDAR
- CH = CHERRY
- CHT = CHESTNUT
- CM = CREPE MYRTLE
- CY = CYPRESS
- E = ELM
- G = GUM
- HB = HACKBERRY
- H = HICKORY
- LA = LAUREL OAK
- LO = LIVE OAK
- LOQ = LOGJAT
- MAG = MAGNOLIA
- M = MAPLE
- O = OAK
- PE = PECAN
- PN = PINE
- PO = POPLAR
- RO = RED OAK
- SYO = SYCAMORE
- T = TALLOW
- WO = WATER OAK
- WL = WAX MYRTLE
- WLO = WILLOW OAK
- WHO = WHITE OAK

- GRAND TREE TO REMAIN-UNRATED
 - GRAND TREE TO BE REMOVED-UNRATED
 - SIGNIFICANT TREE TO REMAIN-UNRATED
 - SIGNIFICANT TREE TO BE REMOVED-UNRATED
- NOTE: SIZE OF TREE SYMBOL REPRESENT TREE PROTECTION ZONES OF 1-FOOT DIAMETER FOR EACH INCH DBH MEASUREMENT.

DEMOLITION NOTES:

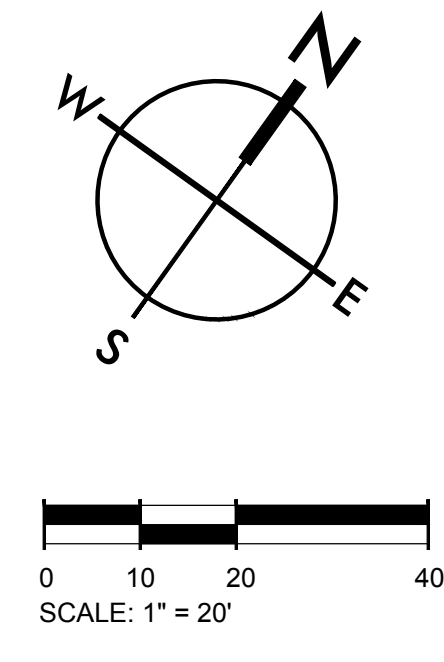
1. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING AND INSTALLING CONSTRUCTION SAFETY FENCING.
2. THE CONTRACTOR SHALL VERIFY ALL ITEMS TO BE DEMOLISHED AND REMOVED FROM THE PROJECT SITE, WITH THE ENGINEER AND OWNER. THE VERIFICATION PROCESS SHALL INCLUDE VISITING AND WALKING THE SITE. ALL ITEMS REQUIRING DEMOLITION/REMOVAL, WHETHER SHOWN ON THIS PLAN OR NOT, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL CONSULT THE OWNER REGARDING SALVAGE. ANY ITEMS NOT RETAINED BY THE OWNER SHALL BECOME PROPERTY OF THE CONTRACTOR AND SHALL BE REMOVED FROM THE SITE ACCORDING TO APPLICABLE REGULATIONS.
3. ALL SITE DEMOLITION SHALL OBTAIN ALL APPLICABLE DEMOLITION PERMITS AND CONFORM TO APPLICABLE STATE AND LOCAL CODES.
4. THERE SHALL BE NO BURNING ON THE SITE.
5. ALL EXISTING STRUCTURES AND RELATED SLABS, FOOTINGS, FOUNDATIONS, STEPS, ETC. DESIGNATED "DEMO" OR "REMOVE" ARE TO BE REMOVED FROM THE SITE BY THE CONTRACTOR AND DISPOSED OF ACCORDING TO APPLICABLE REGULATIONS.
6. THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL PUBLIC AND PRIVATE UTILITIES, INCLUDING MECHANICAL AND FIRE PROTECTION EQUIPMENT.
7. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IN PLACE PRIOR TO DEMOLITION (SEE SHEETS CXXX & CXXX).
8. IF ANY HAZARDOUS MATERIAL IS ENCOUNTERED DURING DEMOLITION, THE CONTRACTOR SHALL COORDINATE WITH THE OWNER AND APPROPRIATE AGENCIES FOR PROPER REMOVAL AND DISPOSAL.
9. ALL AREAS DISTURBED BY CONSTRUCTION (WITH THE EXCEPTION OF AREAS INDICATED TO BE A HARD SURFACE, OR LANDSCAPED/SODDED) SHALL BE HYDROSEEDING (SEE SPECS).
10. THE CONTRACTOR SHALL VERIFY THAT CONFLICTS DO NOT EXIST BETWEEN EXISTING AND NEW UTILITIES PRIOR TO BEGINNING WORK. REQUEST INSTRUCTION FROM ENGINEER IF CONFLICTS ARE FOUND TO EXIST.
11. DRIVEWAY CONNECTION WILL REQUIRE REMOVAL OF EXISTING ASPHALT SHOULDER TO THE WHITE EDGE LINE OF MURRAY ST. PROVIDE STRAIGHT AND EVEN CUT WITH FULL DEPTH REMOVAL OF ASPHALT. SAWED EDGE WILL REQUIRE TACK COAT AT JOINT WITH CONNECTING NEW ASPHALT DRIVEWAY. WHERE ANY PORTION OF THE ADJACENT SCODOT TRAVEL LANE SURFACE IS DAMAGED OR SAW-CUT, THE FULL WIDTH OF LANE MUST BE MILLED 2" AND RESURFACED (PER SCODOT SPECIFICATIONS) FOR THE LENGTH OF THE DAMAGE PLUS 10 FEET AT EACH END.

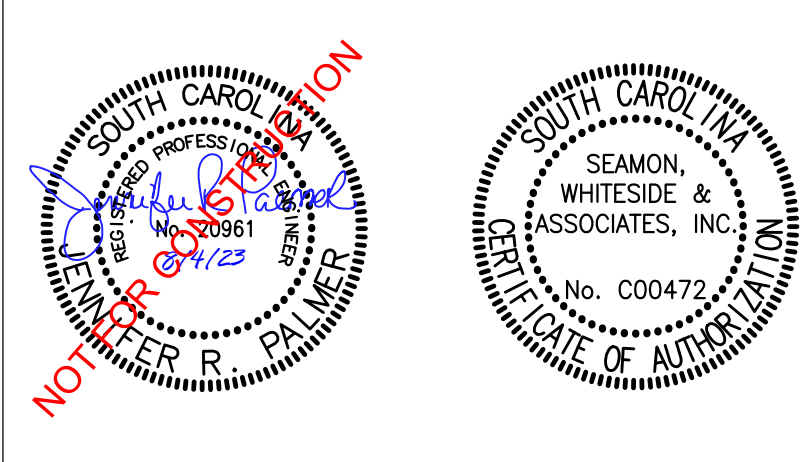
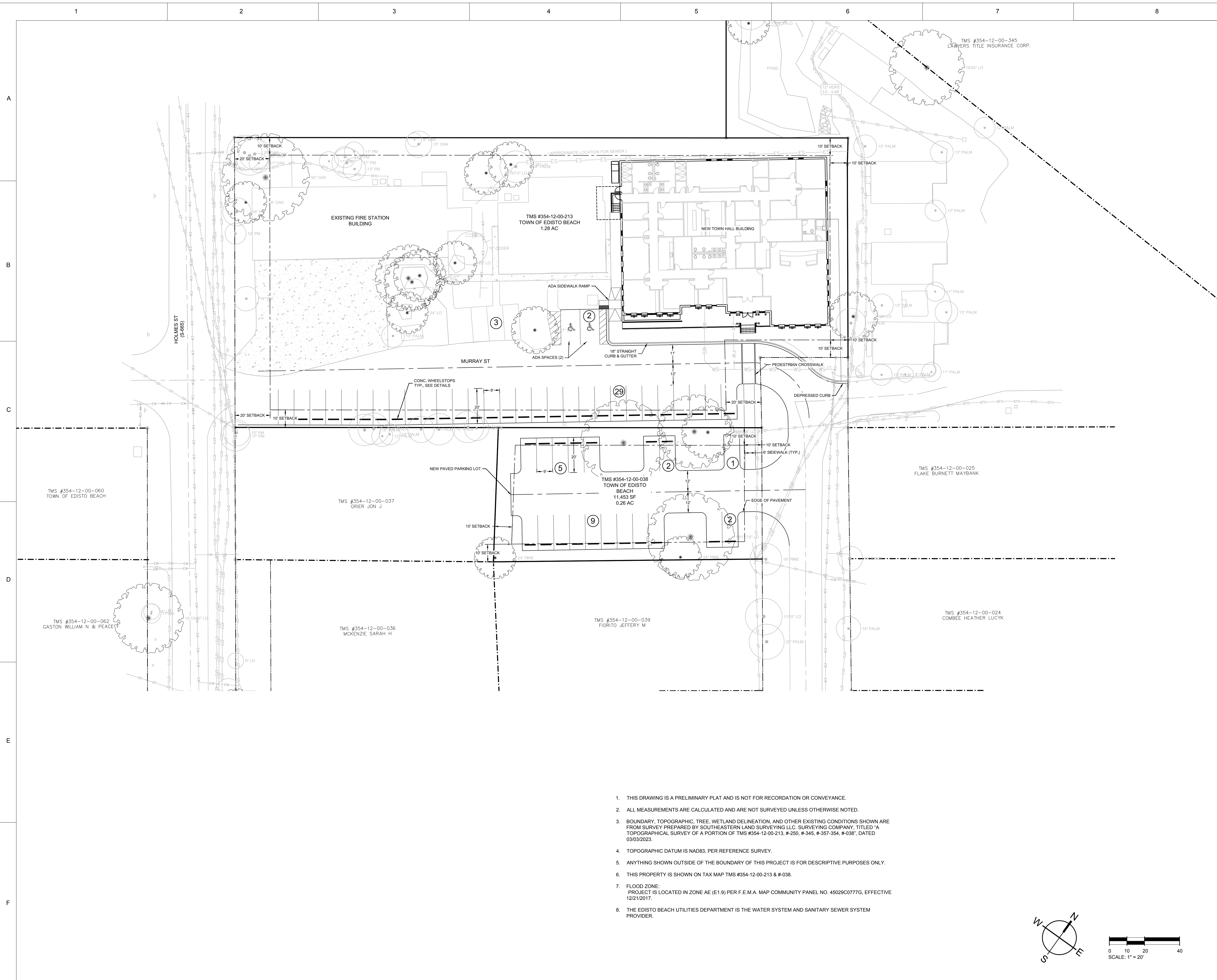
EXISTING FACILITIES AND CONSTRUCTION SEQUENCING NOTE:

THE EXISTING PARKING AND BUILDINGS ON SITE WILL REMAIN OCCUPIED AND IN OPERATION DURING THE DURATION OF THE PROJECT. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH THE OWNER AND ARCHITECT TO DEVELOP A CONSTRUCTION STAGING AND SEQUENCING PLAN FOR THE PROJECT. THE PLAN MUST BE SUBMITTED TO THE OWNER AND ARCHITECT FOR REVIEW AND APPROVAL PRIOR TO THE COMMENCEMENT OF ON-SITE ACTIVITIES AND SHALL BE COORDINATED AND UPDATED REGULARLY DURING THE COURSE OF CONSTRUCTION. ITEMS SHALL INCLUDE, BUT ARE NOT LIMITED TO, THE FOLLOWING:

1. CONTRACTOR PARKING
2. CONTRACTOR'S CONSTRUCTION TRAILER LOCATION
3. CONSTRUCTION LAYDOWN AND DELIVERY AREAS
4. TEMPORARY CONSTRUCTION SAFETY FENCING
5. CONSTRUCTION SEQUENCING INCLUDING DEMOLITION, EXISTING UTILITY DISRUPTIONS, NEW VERTICAL CONSTRUCTION AND ALL SITE IMPROVEMENTS

LAND DISTURBANCE	
AREA OF LAND DISTURBANCE	TOTAL
	1.20 AC





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NOTES:



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 SUMMERVILLE, SC 843.972.0710
 SPARTANBURG, SC 864.272.1272
 CHARLOTTE, NC 980.312.5450
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REVISIONS

Project Status

TOWN OF EDISTO BEACH TOWN HALL

2413 MURRAY STREET, EDISTO BEACH, SOUTH CAROLINA 29438

ROSENBLUM COE ARCHITECTS, INC.

1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

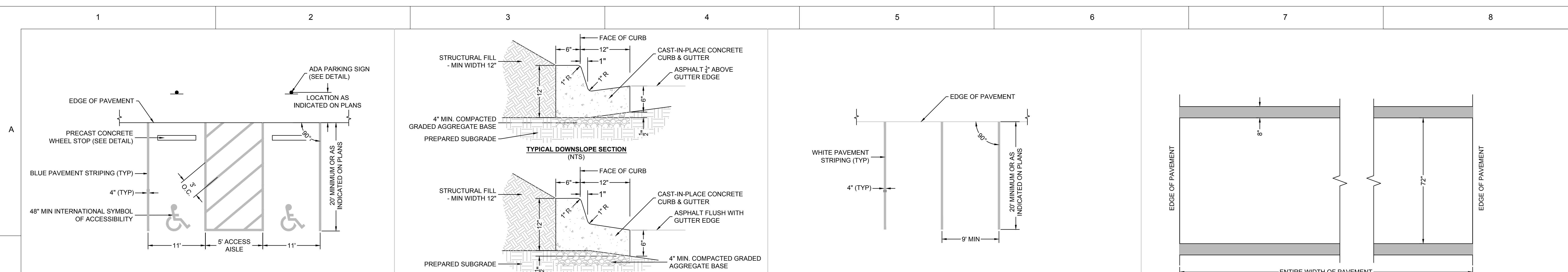
SITE PLAN

SHEET NAME	
PROJECT NUMBER	10211
DRAWN BY	KYC
CHECKED BY	JRP
DATE	06/14/2023
SCALE	

C300

8/4/2023 8:51 AM

1. THIS DRAWING IS A PRELIMINARY PLAT AND IS NOT FOR RECORDATION OR CONVEYANCE.
2. ALL MEASUREMENTS ARE CALCULATED AND ARE NOT SURVEYED UNLESS OTHERWISE NOTED.
3. BOUNDARY, TOPOGRAPHIC, TREE, WETLAND DELINEATION, AND OTHER EXISTING CONDITIONS SHOWN ARE FROM SURVEY PREPARED BY SOUTHEASTERN LAND SURVEYING LLC, SURVEYING COMPANY, TITLED "A TOPOGRAPHICAL SURVEY OF A PORTION OF TMS #354-12-00-213, #250, #345, #357-354, #038", DATED 03/03/2023.
4. TOPOGRAPHIC DATUM IS NAD83, PER REFERENCE SURVEY.
5. ANYTHING SHOWN OUTSIDE OF THE BOUNDARY OF THIS PROJECT IS FOR DESCRIPTIVE PURPOSES ONLY.
6. THIS PROPERTY IS SHOWN ON TAX MAP TMS #354-12-00-213 & #038.
7. FLOOD ZONE: PROJECT IS LOCATED IN ZONE AE (E1.9) PER F.E.M.A. MAP COMMUNITY PANEL NO. 45029C0777G, EFFECTIVE 12/21/2017.
8. THE EDISTO BEACH UTILITIES DEPARTMENT IS THE WATER SYSTEM AND SANITARY SEWER SYSTEM PROVIDER.



NOTES:
 1. ALL ADA PARKING SPACES TO BE TRAFFIC RATED CONCRETE - SEE GEOTECH PAVEMENT SECTIONS
 2. ALL PAVEMENT STRIPING TO BE TRAFFIC PAINT
 3. THE LONGITUDINAL SLOPE OF ALL SURFACES ALONG THE ADA ACCESSIBLE ROUTE, WHICH ARE NOT SPECIFICALLY NOTED AS BEING A RAMP SHALL NOT EXCEED 1:20.
 4. RAMP SLOPES SHALL NOT EXCEED A SLOPE OF 1:12.
 5. NO TRANSVERSE SLOPE SHALL EXCEED 1:50.
 6. CONTRACTOR SHALL FIELD VERIFY SLOPES BEFORE INSTALLATION AND NOTIFY ENGINEER IMMEDIATELY IF MAXIMUM SLOPES ARE EXCEEDED

NOTES:
 1. ALTERNATE UPSLOPE SECTION TO BE USED ONLY WHEN DRAINING AWAY FROM CURB.
 2. UNLESS OTHERWISE SHOWN ON DRAWINGS, LOCATE CONTROL JOINTS AT 10' INTERVALS AND EXPANSION JOINTS AT 50' INTERVALS. WHERE CURB IS ADJACENT TO CONCRETE WALK, JOINTS SHALL COINCIDE. SEE SPECIFICATIONS FOR ADDITIONAL INFORMATION.
 3. UNLESS OTHERWISE SPECIFIED, CONCRETE CURB & GUTTER MATERIAL AND INSTALLATION SHALL BE IN ACCORDANCE WITH SCDOT REQUIREMENTS.

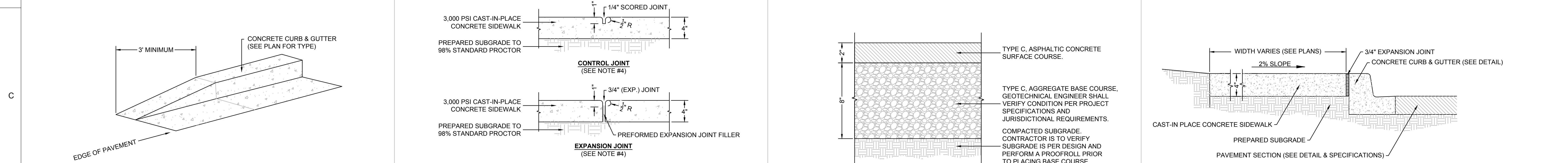
NOTES:
 1. DO NOT CONTINUE STRIPING INTO GUTTER
 2. ALL STRIPING TO BE TRAFFIC PAINT

90 Degree Parking Space Striping ADA 11'-5'-11" SCALE: NOT TO SCALE

18" Straight Curb and Gutter SCALE: NOT TO SCALE

90 Degree Parking Space Striping SCALE: NOT TO SCALE

ITEM:	MATERIAL:	SWA SPECIFICATION SECTION NAME:
SUBGRADE	PREPARED IN-SITU SUBSOIL OR STRUCTURAL FILL	EARTH MOVING
BASE COURSE	GRADED AGGREGATE BASE COURSE	EARTH MOVING
SURFACE COURSE	HOT MIX ASPHALT SURFACE COURSE (TYPE C)	ASPHALT PAVING



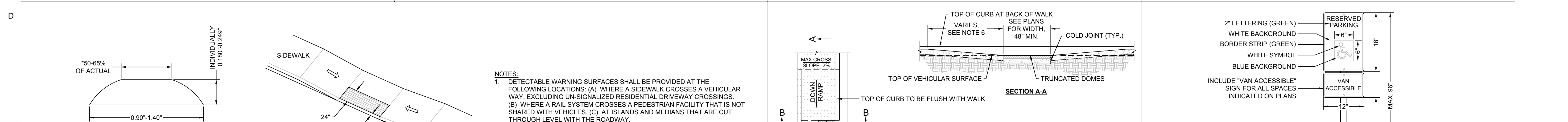
NOTES:
 1. SIDEWALK CROSS SLOPE NOT TO EXCEED 2%.
 2. SIDEWALK TO HAVE LIGHT BROOM FINISH, PERPENDICULAR TO DIRECTION OF TRAVEL.
 3. SEE PLAN FOR SIDEWALK WIDTH.
 4. UNLESS OTHERWISE SHOWN ON DRAWINGS, SPACE CONTROL JOINTS AT TWICE THE SIDEWALK WIDTH, NOT TO EXCEED 10'. SPACE EXPANSION JOINTS TO COINCIDE WITH CONTROL JOINTS, NOT TO EXCEED 30'. WHERE CURB IS ADJACENT TO CONCRETE WALK, JOINTS SHALL COINCIDE. SEE SPECIFICATIONS FOR ADDITIONAL INFO.
 5. PLACE EXPANSION JOINTS BETWEEN THE SIDEWALK EDGE AND THE BACK OF CURB WHEN ALONG A RADIUS LESS THAN 100'

NOTES:
 1. SUBGRADE, BASE COURSE AND PAVEMENT CONSTRUCTION METHODS SHALL MEET THE MINIMUM REQUIREMENTS OF THE SCDOT "STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION", LATEST EDITION.
 2. SEE SITE MATERIALS PLAN FOR LOCATION OF PROPOSED SURFACES.
 3. SEE REFERENCED SCDOT STANDARD SPECIFICATION SECTIONS FOR MATERIAL, EQUIPMENT, AND CONSTRUCTION REQUIREMENTS.
 4. REFER TO THE GEOTECHNICAL REPORT BY "INSERT FIRM NAME OF GEOTECH" FOR PAVEMENT DESIGN SECTIONS. ("INSERT NAME OF GEOTECH REPORT", DATED XX/XX/20XX). CONTRACTOR MUST COORDINATE REQUIRED GEOTECHNICAL TESTING & INSPECTION TO ENSURE THAT SUBGRADE AND PAVEMENT STRENGTH REQUIREMENTS ARE MET.
 5. SWA, INC. MAKES NO WARRANTY, EXPRESSED OR IMPLIED, REGARDING THE PERFORMANCE OF THE DEPICTED PAVEMENT SECTION DESIGN. REFER TO THE GEOTECHNICAL ENGINEER FOR PAVEMENT DESIGN SECTIONS

Depressed Curb SCALE: NOT TO SCALE

Concrete Sidewalk Detail SCALE: NOT TO SCALE

Standard Duty Asphalt Pavement Section SCALE: NOT TO SCALE

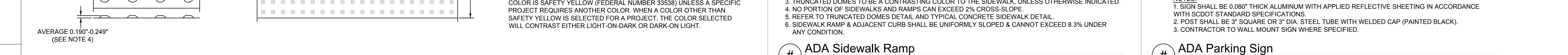


NOTES:
 1. SEE SIDEWALK SECTION DETAIL FOR CONTROL AND EXPANSION JOINT INFORMATION.
 2. SIDEWALK JOINTS SHALL COINCIDE WITH CURB JOINTS UNLESS OTHERWISE NOTED.
 3. SIDEWALK TO HAVE LIGHT BROOM FINISH, PERPENDICULAR TO DIRECTION OF TRAVEL.

NOTES:
 1. CONCRETE PORTION OF RAMP SHALL HAVE A LIGHT BROOM FINISH PERPENDICULAR TO SLOPE.
 2. PAVER JOINT PATTERN WILL VARY BASED ON PAVER SIZE AND CONFIGURATION.
 3. TRUNCATED DOMES TO BE A CONTRASTING COLOR TO THE SIDEWALK, UNLESS OTHERWISE INDICATED.
 4. NO PORTION OF SIDEWALKS AND RAMPS CAN EXCEED 2% CROSS-SLOPE.
 5. REFER TO TRUNCATED DOMES DETAIL AND TYPICAL CONCRETE SIDEWALK DETAIL.
 6. SIDEWALK RAMP & ADJACENT CURB SHALL BE UNIFORMLY SLOPED & CANNOT EXCEED 8.3% UNDER ANY CONDITION.

Concrete Sidewalk Adjacent to Curb SCALE: NOT TO SCALE

ADA Sidewalk Ramp SCALE: NOT TO SCALE



ADA Parking Sign SCALE: NOT TO SCALE

Project Status

TOWN OF EDISTO BEACH FIRE SPRINKLER EXISTING FIRE/POLICE BUILDING
 2413 MURRAY STREET, EDISTO BEACH, SOUTH CAROLINA 29438

ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

SITE DETAILS

SHEET NUMBER	10211
DRAWN BY	KYC
CHECKED BY	JRP
DATE	06/14/2023
SCALE	

C301

8/3/2023 9:26 PM

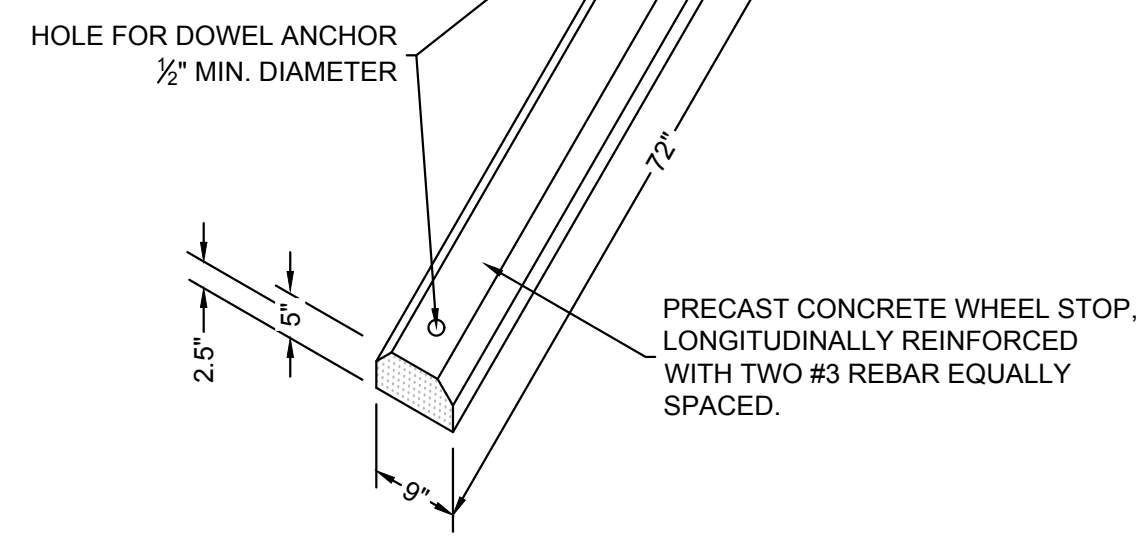
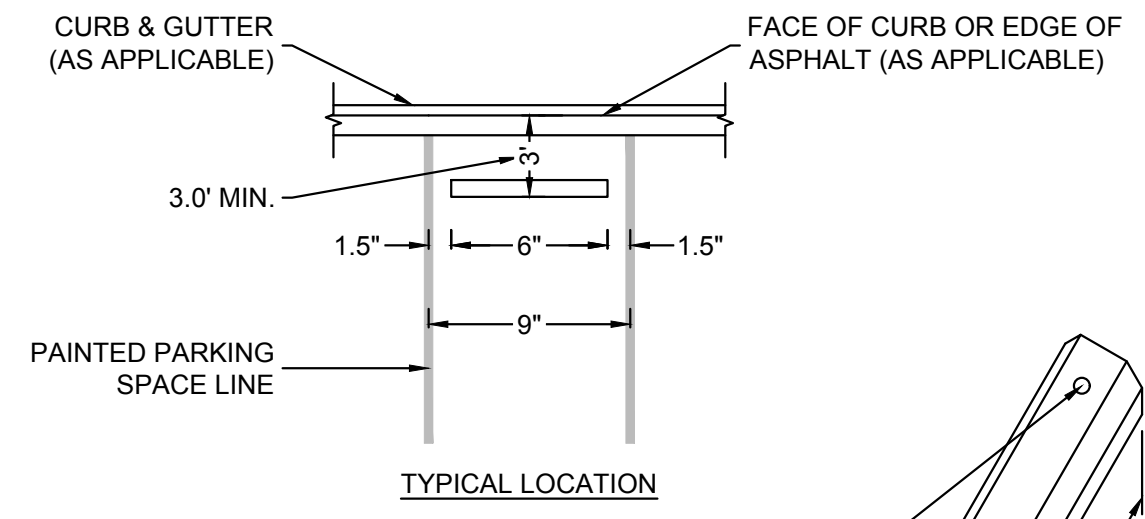
SEALS

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NOTES:

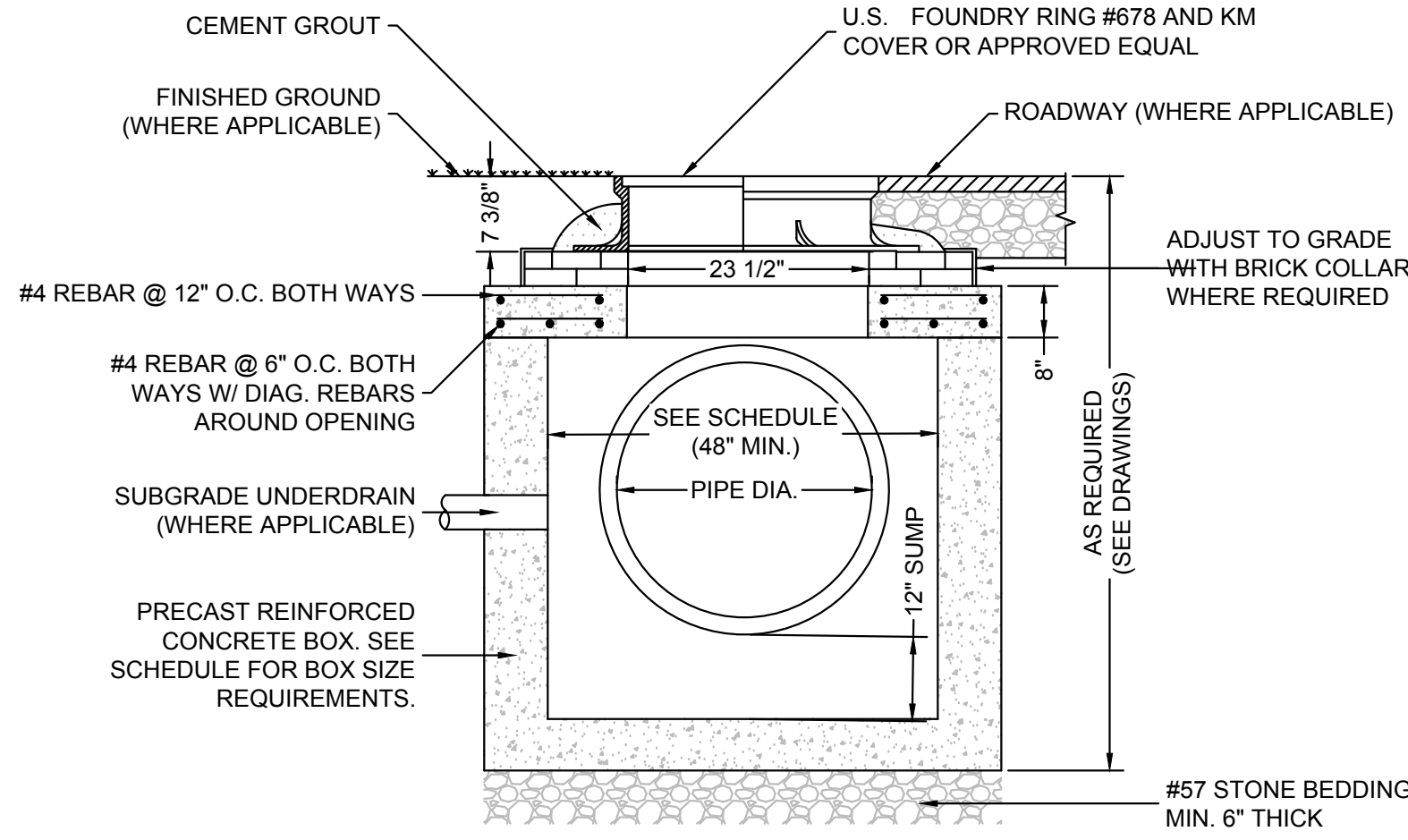
SEAMON WHITESIDE
 MOUNT PLEASANT, SC 843.884.1667
 GREENVILLE, SC 864.298.0534
 SUMMERVILLE, SC 843.972.0710
 SPARTANBURG, SC 864.272.1272
 CHARLOTTE, NC 980.312.5450
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NOTES:
 1. ANCHOR WITH 24" LONG GALVANIZED STEEL DOWELS DRIVEN INTO ANCHOR HOLES. DOWEL DIAMETER SHALL BE 1/2" SMALLER THAN ANCHOR HOLE.

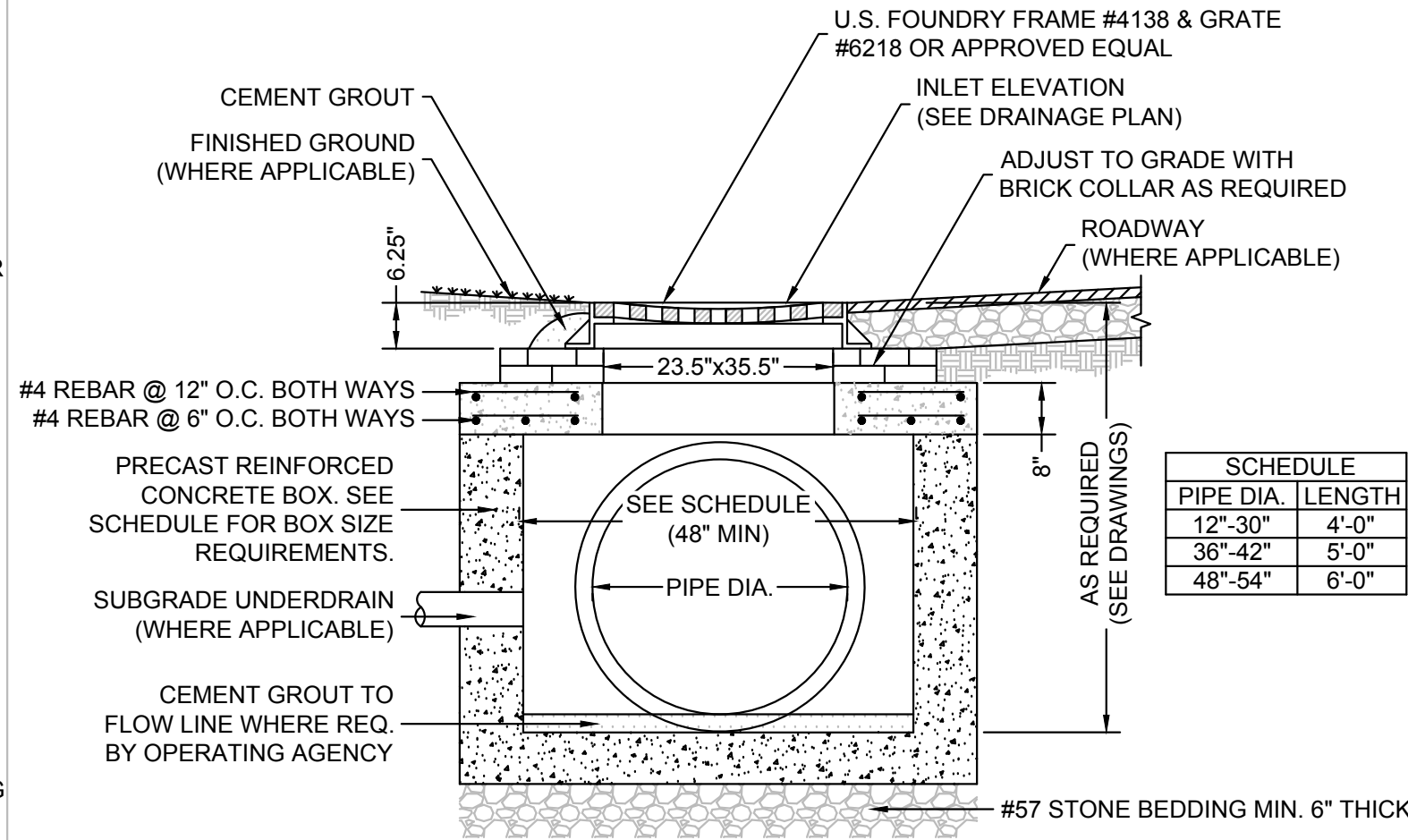
Precast Concrete Wheel Stop
 SCALE: NOT TO SCALE



SCHEDULE	
PIPE DIA.	LENGTH
12"-30"	4'-0"
36"-42"	5'-0"
48"-54"	6'-0"

NOTES:
 1. SEE REFERENCED SPECIFICATION SECTIONS FOR GENERAL, PRODUCT, AND EXECUTION REQUIREMENTS.
 2. BRICK COLLAR SHALL BE COATED WITH 1/2" THICK MORTAR INSIDE AND OUTSIDE.

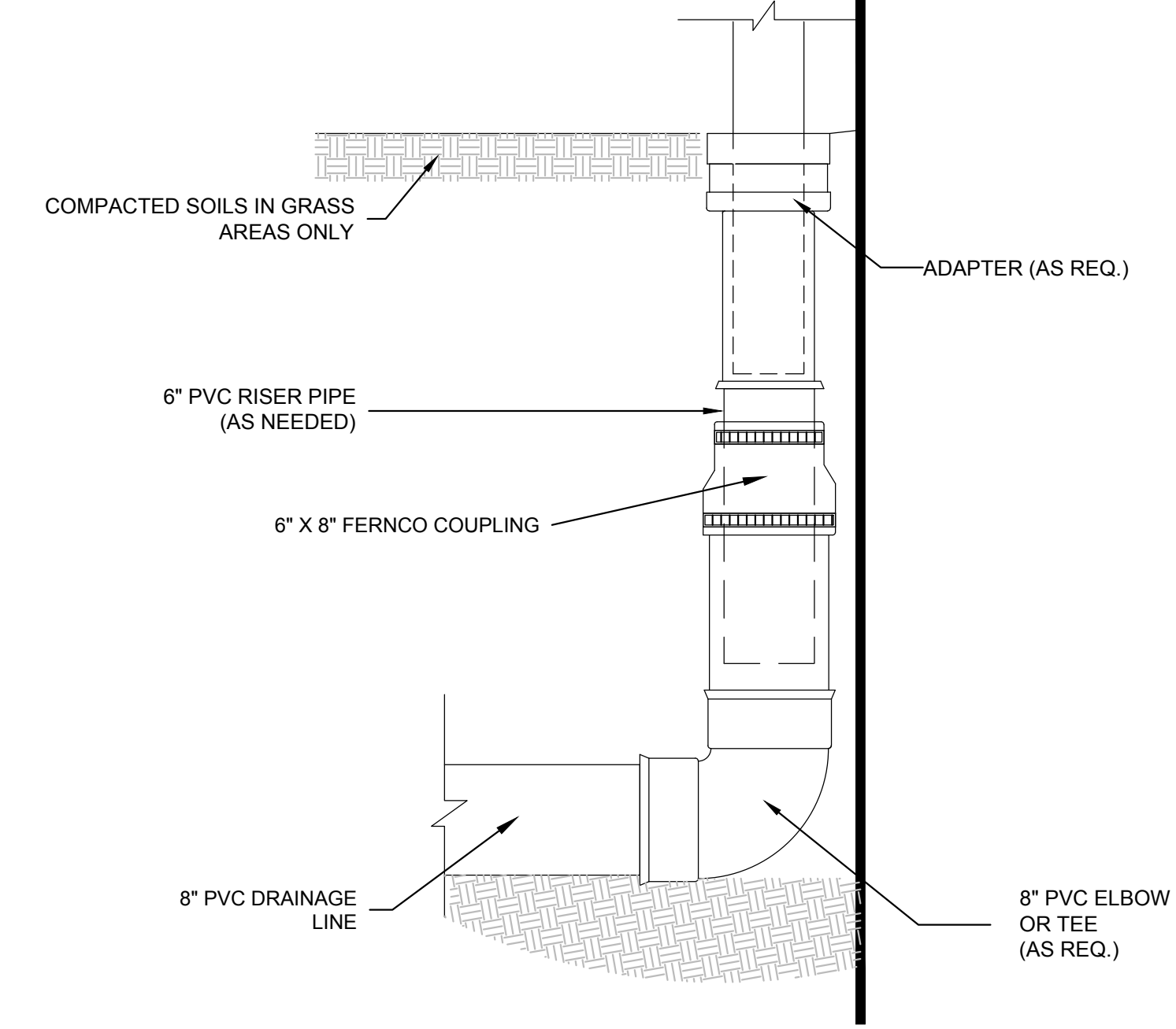
Junction Box with Sump
 SCALE: NOT TO SCALE



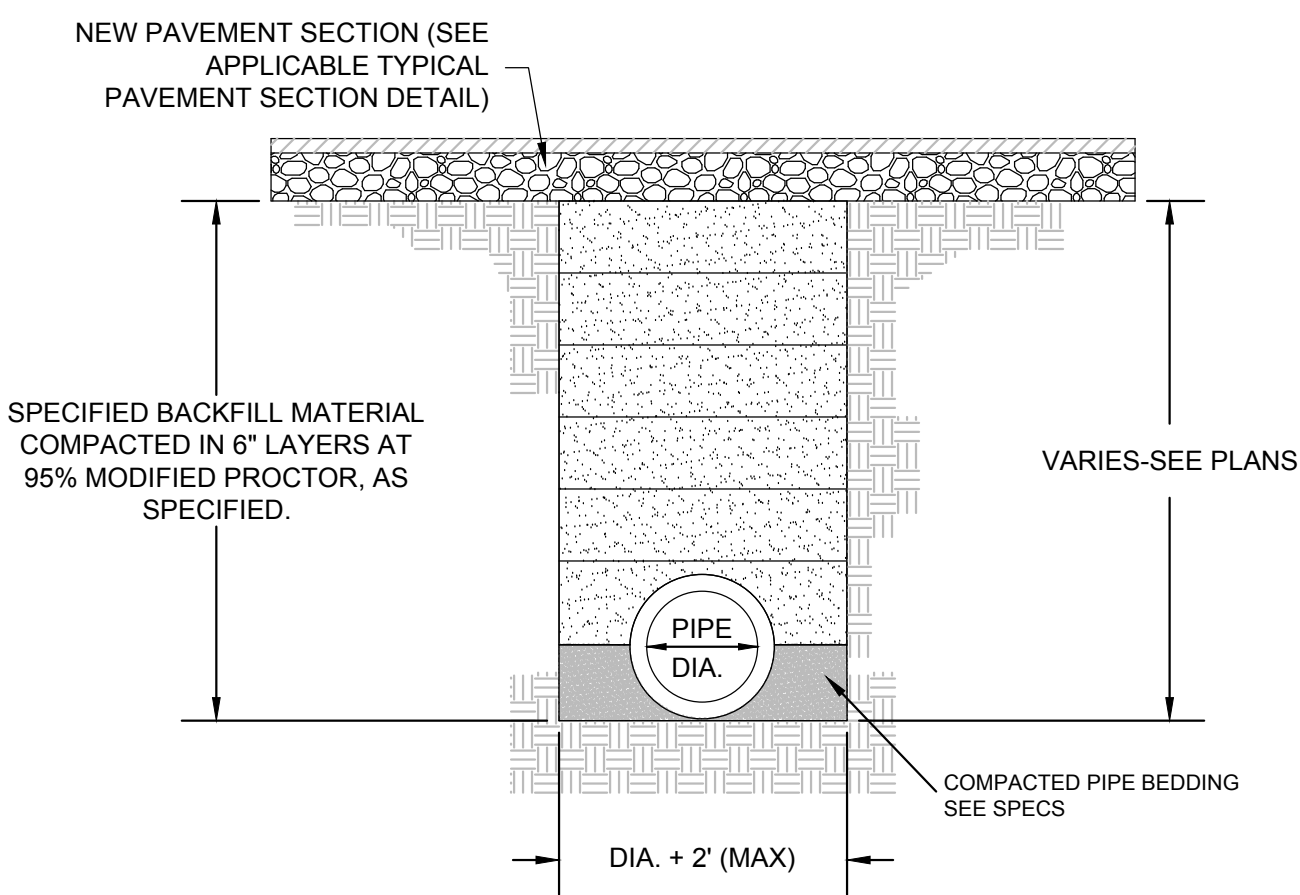
SCHEDULE	
PIPE DIA.	LENGTH
12"-30"	4'-0"
36"-42"	5'-0"
48"-54"	6'-0"

NOTES:
 1. BRICK COLLAR SHALL BE COATED WITH 1/2" THICK MORTAR INSIDE AND OUTSIDE.

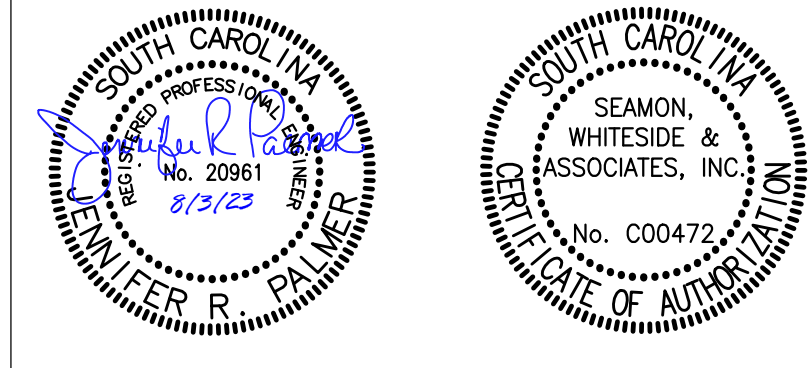
Catch Basin
 SCALE: NOT TO SCALE



Roof Drain Connection
 SCALE: NOT TO SCALE



Storm Drainage Pipe Trench (Under Paved Areas)
 SCALE: NOT TO SCALE



SEALS
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REVISIONS

Project Status

**TOWN OF EDISTO
 BEACH FIRE
 SPRINKLER EXISTING
 FIRE/POLICE BUILDING**
 2413 MURRAY STREET, EDISTO BEACH,
 SOUTH CAROLINA 29438

**ROSENBLUM COE
 ARCHITECTS,
 INC.**

1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

**SITE
 DETAILS**

SHEET NAME

PROJECT NUMBER: 10211

DRAWN BY: KYC

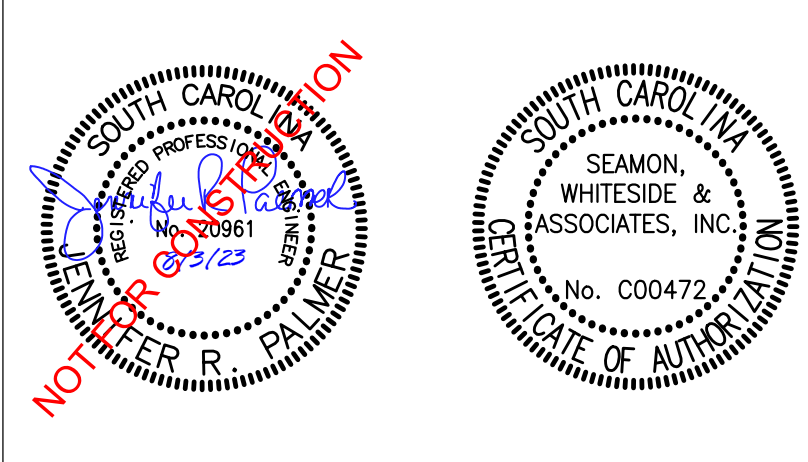
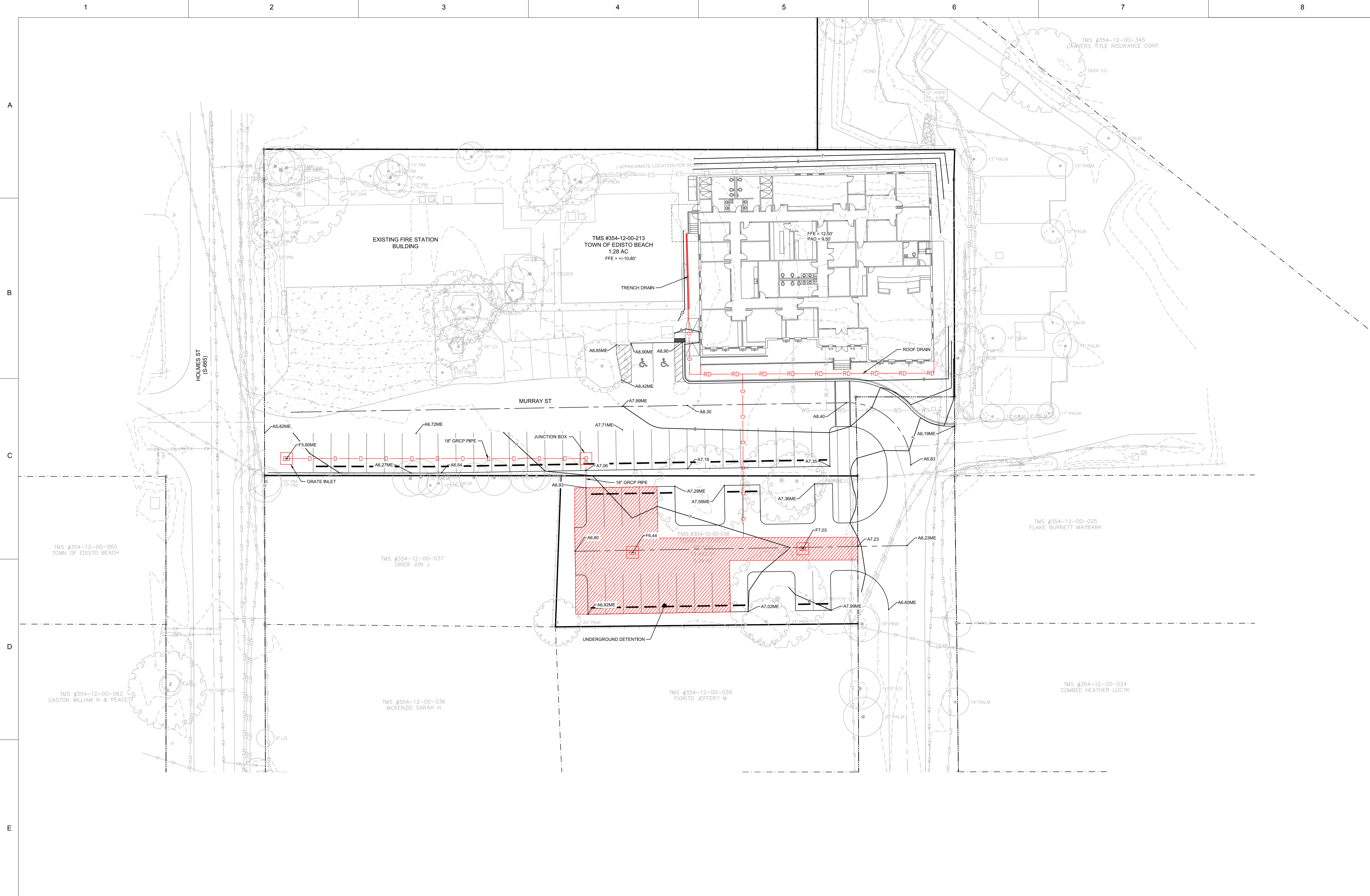
CHECKED BY: JRP

DATE: 06/14/2023

SCALE:

C302

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Project Status

TOWN OF EDISTO BEACH TOWN HALL

2413 MURRAY STREET, EDISTO BEACH, SOUTH CAROLINA 29438

ROSENBLUM COE ARCHITECTS, INC.

1643 MEANS STREET CHARLESTON, SC 29412 843.577.6073

GRADING & DRAINAGE PLAN

SHEET NAME	10211	C400
PROJECT NUMBER	10211	
DRAWN BY	KYC	
CHECKED BY	JRP	
DATE	06/14/2023	
SCALE		9/3/2023 5:26 PM

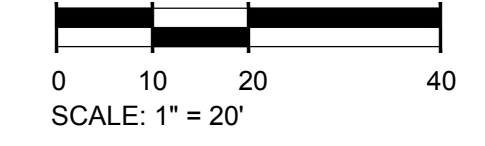
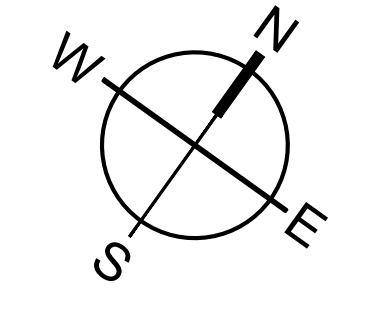
- STANDARD DRAINAGE PLAN NOTES**
- FOR PROJECT SURVEY INFORMATION INCLUDING VERTICAL DATUM AND BENCHMARK LOCATIONS, SEE "PROJECT SURVEY INFORMATION AND CONTRACTOR VERIFICATION REQUIREMENTS" ON SHEET C100.
 - PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING EXISTING CONDITIONS, INCLUDING BUT NOT LIMITED TO TOPOGRAPHIC, TREE, STORM DRAINAGE FACILITIES, AND ALL UTILITIES. EXISTING UTILITIES SHOWN ARE APPROXIMATE AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ENGINEER. THEREFORE, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE EXACT VERTICAL AND HORIZONTAL LOCATIONS OF ALL EXISTING UTILITIES. ANY DISCREPANCIES OR CONFLICTS IDENTIFIED DURING VERIFICATION OF EXISTING CONDITIONS AND UTILITIES SHALL BE REPORTED TO THE OWNER AND ENGINEER. ANY COSTS ASSOCIATED WITH CORRECTIVE WORK OR DAMAGES THAT ARE A RESULT OF THE CONTRACTOR NOT VERIFYING EXISTING CONDITIONS AND THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WILL BE THE CONTRACTOR'S RESPONSIBILITY.
 - REFER TO DRAINAGE PROFILE SHEETS, GRADING PLAN SHEETS, AND ROADWAY & DRAINAGE DETAIL SHEETS FOR ADDITIONAL DRAINAGE AND GRADING INFORMATION AND REQUIREMENTS.
 - DRAINAGE PIPE LENGTHS PROVIDED REPRESENT DISTANCES FROM CENTER OF BOX TO CENTER OF BOX. DRAINAGE PIPES ARE TO TERMINATE INSIDE THE DRAINAGE STRUCTURES IN ACCORDANCE WITH GOVERNING AUTHORITY REQUIREMENTS OR IN ACCORDANCE WITH SCDOT STANDARD DRAWING 719-000-03 DRAINAGE STRUCTURE GENERAL NOTES.
 - ANY NECESSARY UNDERCUTTING OR MUCK AND FILL OPERATIONS ARE TO BE COORDINATED WITH THE OWNER AND THE PROJECT GEOTECHNICAL CONSULTANT PRIOR TO EXECUTING THE WORK.
 - PRIOR TO BEGINNING WORK WITHIN ANY PUBLIC RIGHT-OF-WAY OR EASEMENT, THE CONTRACTOR SHALL OBTAIN ANY APPLICABLE ENCROACHMENT PERMITS FROM THE OWNER OR ENGINEER AND IS RESPONSIBLE FOR FOLLOWING ALL REQUIREMENTS SPECIFIED IN THESE PERMITS.
 - UNLESS OTHERWISE NOTED, GASKETED REINFORCED CONCRETE PIPE (GRCP) SHALL BE IN ACCORDANCE WITH ASTM C76, CLASS III, WALL B WITH GASKETED JOINTS (ASTM C443) PER SCDOT SPECIFICATIONS.
 - REFER TO DRAINAGE PROFILE SHEETS FOR ADDITIONAL RIM ELEVATION INFORMATION.
 - SEE ROADWAY & DRAINAGE DETAILS FOR UNDERDRAIN DETAIL & REQUIREMENTS.

SPOT ELEV KEY (FINISHED GRADING)

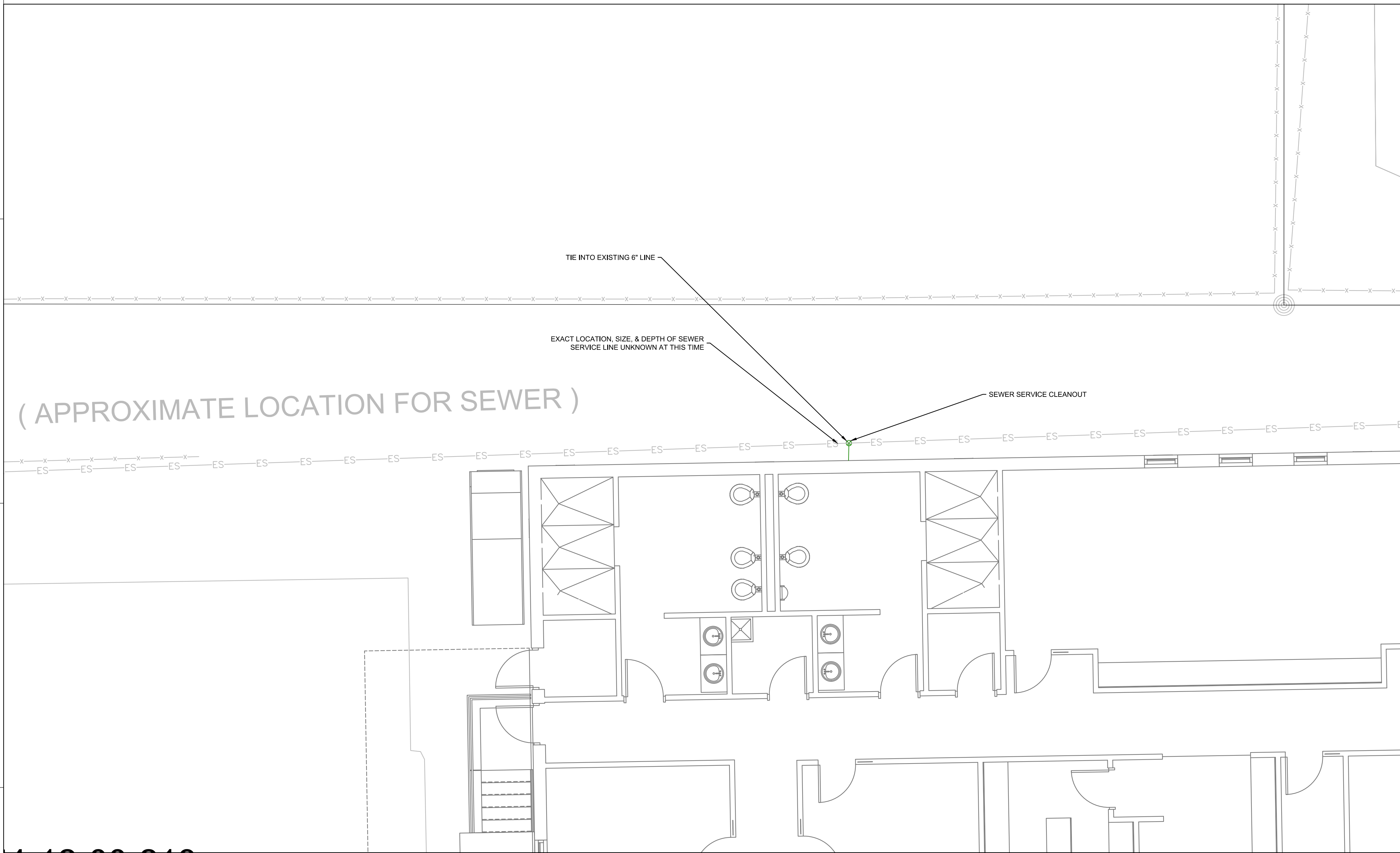
A-(ASPHALT) SURFACE OF FINISHED ASPHALT ROADWAY OR WALKING PATH
C-(CONCRETE) CONCRETE PAVING
D-(DIRT) FINISHED GROUND ELEVATION
F-(FLOW) ELEVATION AT WHICH SURFACE WATER FLOWS INTO DRAINAGE STRUCTURE
- SURFACE OF ASPHALT ADJACENT TO THROAT OR GRATE AT CURB INLET
- SURFACE OF GRATE AT OUTSIDE EDGE FOR CATCH BASIN, GUTTER INLET, OR GRATED POND STRUCTURE
FFE- FINISHED FLOOR ELEVATION
G-(GUTTER) SURFACE OF FINISHED GUTTER AT LOWEST POINT (ALONG WATER FLOW PATH)
W-(WALK) SURFACE OF FINISHED CONCRETE OR INTERLOCKING PAVER SIDEWALK, PATIO, PLAZA, OR SLAB
TO- TOP OF CURB ELEVATION
BC- BOTTOM OF CURB ELEVATION
TS- TOP OF STAIRS ELEVATION
BS- BOTTOM OF STAIRS ELEVATION
TW- FINISHED GRADE ELEVATION AT TOP OF WALL
BW- FINISHED GRADE ELEVATION AT BOTTOM OF WALL
ME-(MATCH EXISTING) FOLLOWING ELEVATION NUMBER -
*INDICATES TO MATCH ELEVATION OF EXISTING SURFACE AT POINT OF CONNECTION

EXAMPLE: A12.56ME MEANS THAT THE SURFACE OF NEW ASPHALT IS TO BE AT ELEVATION 12.56 WHICH SHOULD MATCH THE ELEVATION OF THE EXISTING ASPHALT SURFACE AT THE JOINT

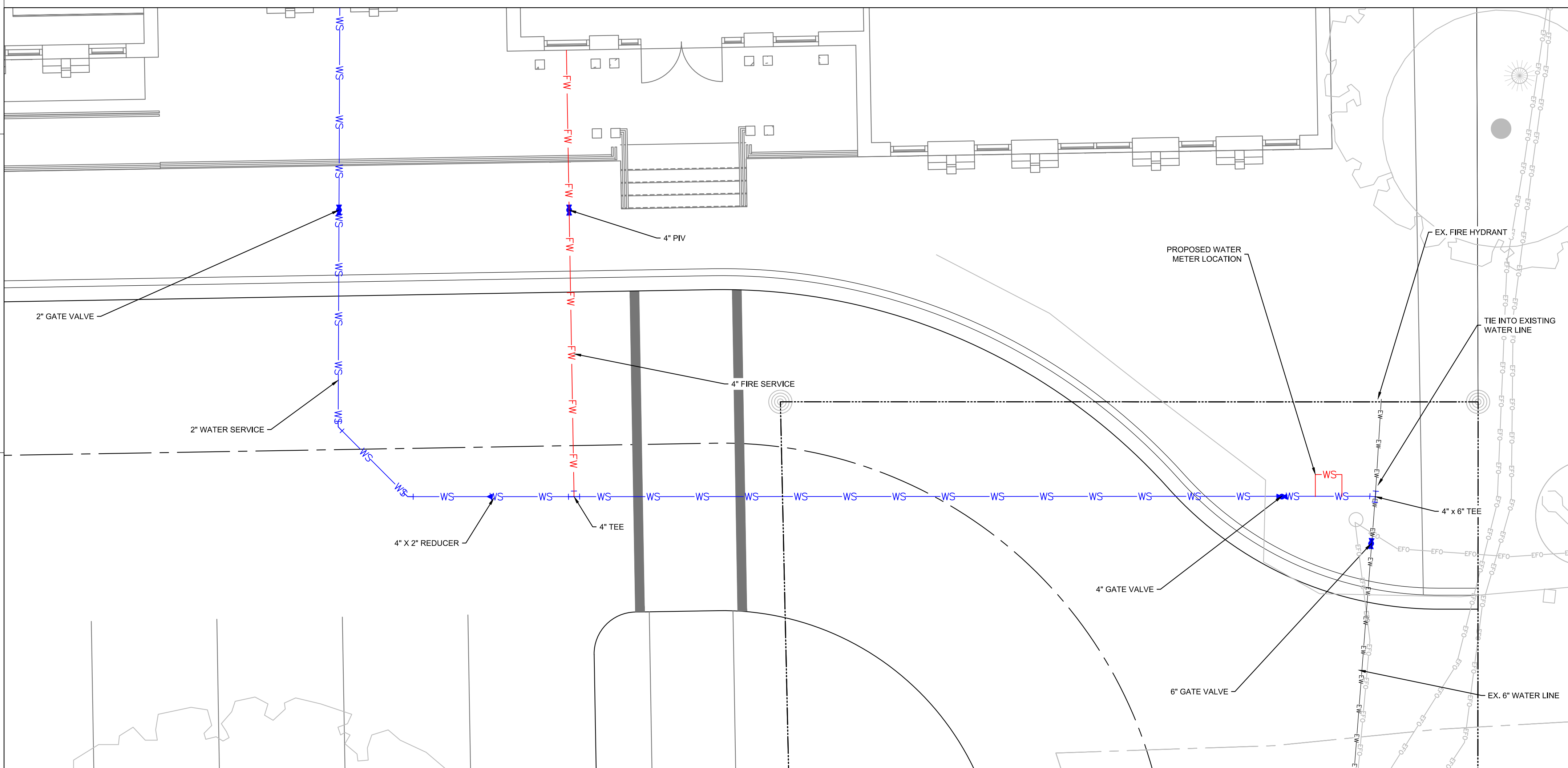
- STANDARD GRADING PLAN NOTES**
- FOR PROJECT SURVEY INFORMATION INCLUDING VERTICAL DATUM AND BENCHMARK LOCATIONS, SEE "PROJECT SURVEY INFORMATION AND CONTRACTOR VERIFICATION REQUIREMENTS" ON SHEET C100.
 - PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING EXISTING CONDITIONS, INCLUDING BUT NOT LIMITED TO TOPOGRAPHIC, TREE, STORM DRAINAGE FACILITIES, AND ALL UTILITIES. EXISTING UTILITIES SHOWN ARE APPROXIMATE AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ENGINEER. THEREFORE, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE EXACT VERTICAL AND HORIZONTAL LOCATIONS OF ALL EXISTING UTILITIES. ANY DISCREPANCIES OR CONFLICTS IDENTIFIED DURING VERIFICATION OF EXISTING CONDITIONS AND UTILITIES SHALL BE REPORTED TO THE OWNER AND ENGINEER. ANY COSTS ASSOCIATED WITH CORRECTIVE WORK OR DAMAGES THAT ARE A RESULT OF THE CONTRACTOR NOT VERIFYING EXISTING CONDITIONS AND THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WILL BE THE CONTRACTOR'S RESPONSIBILITY.
 - REFER TO DRAINAGE PLAN SHEETS, AND ROADWAY & DRAINAGE DETAIL SHEETS FOR ADDITIONAL DRAINAGE AND GRADING INFORMATION AND REQUIREMENTS.
 - REFER TO THE "SPOT ELEVATION KEY" FOR INFORMATION ON SPOT ELEVATIONS.
 - COORDINATE WITH THE OWNER AND THE PROJECT GEOTECHNICAL CONSULTANT FOR COMPACTION AND TESTING REQUIREMENTS.
 - CONTRACTOR TO SELF-VERIFY THAT SITE GRADES, PONDS, POND DIKES, DRAINAGE PIPES, AND DRAINAGE STRUCTURES ARE CONSTRUCTED PER THE PLANS PRIOR TO REQUESTING FINAL AS-BUILT SURVEY FROM SURVEYOR.



SEWER PLAN



WATER PLAN



SEALS
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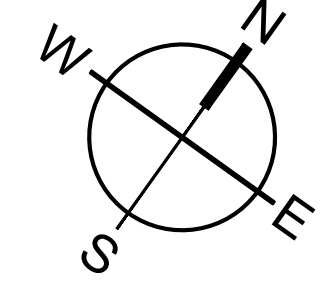
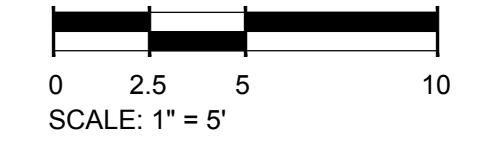
Project Status
TOWN OF EDISTO BEACH FIRE SPRINKLER EXISTING FIRE/POLICE BUILDING
 2413 MURRAY STREET, EDISTO BEACH, SOUTH CAROLINA 29438

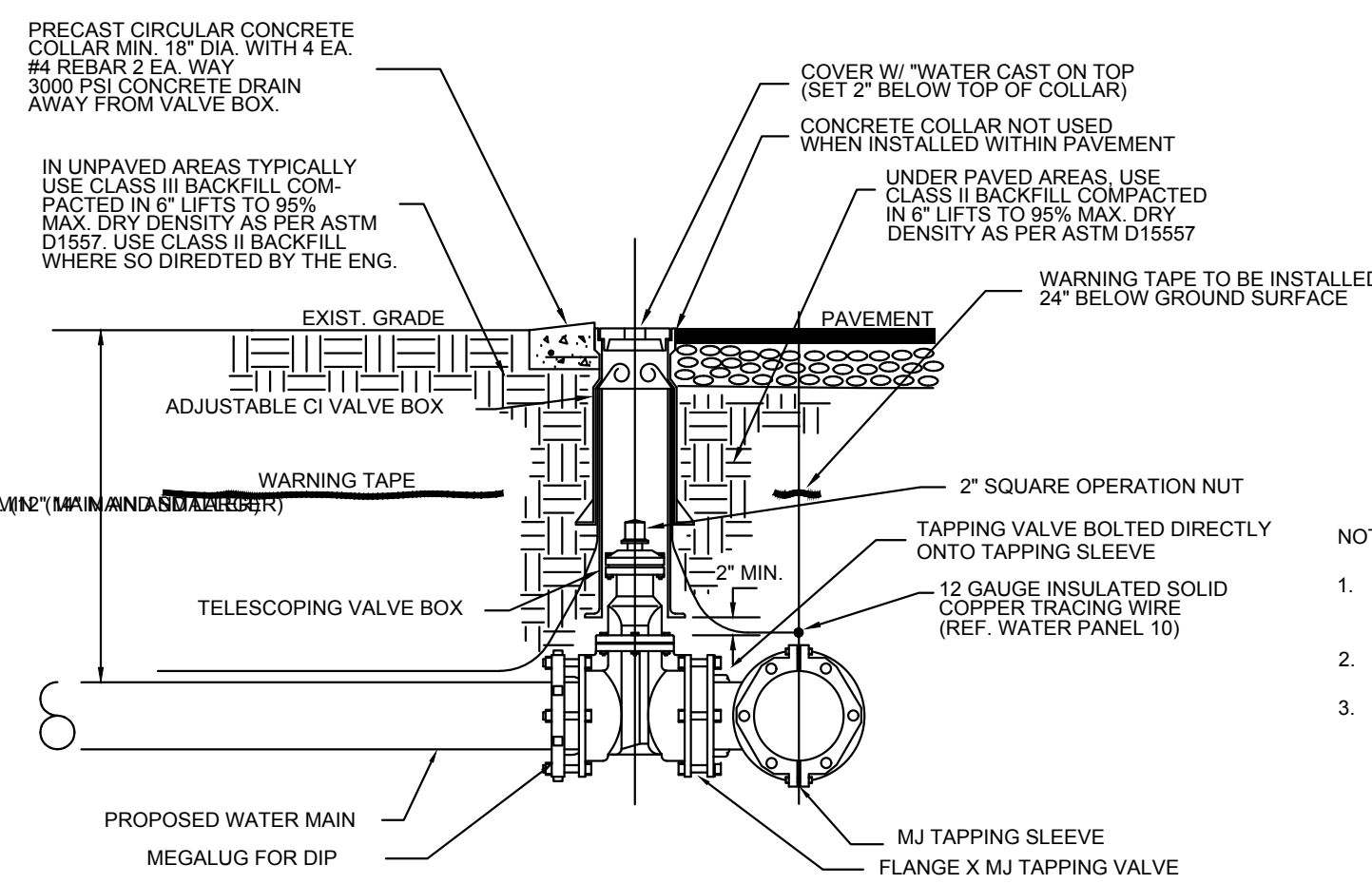
ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET CHARLESTON, SC 29412
 843.577.6073

WATER & SEWER PLAN

SHEET NAME		
PROJECT NUMBER	10211	C500
DRAWN BY	KYC	
CHECKED BY	JRP	
DATE	06/14/2023	
SCALE		03/2023 9:26 PM

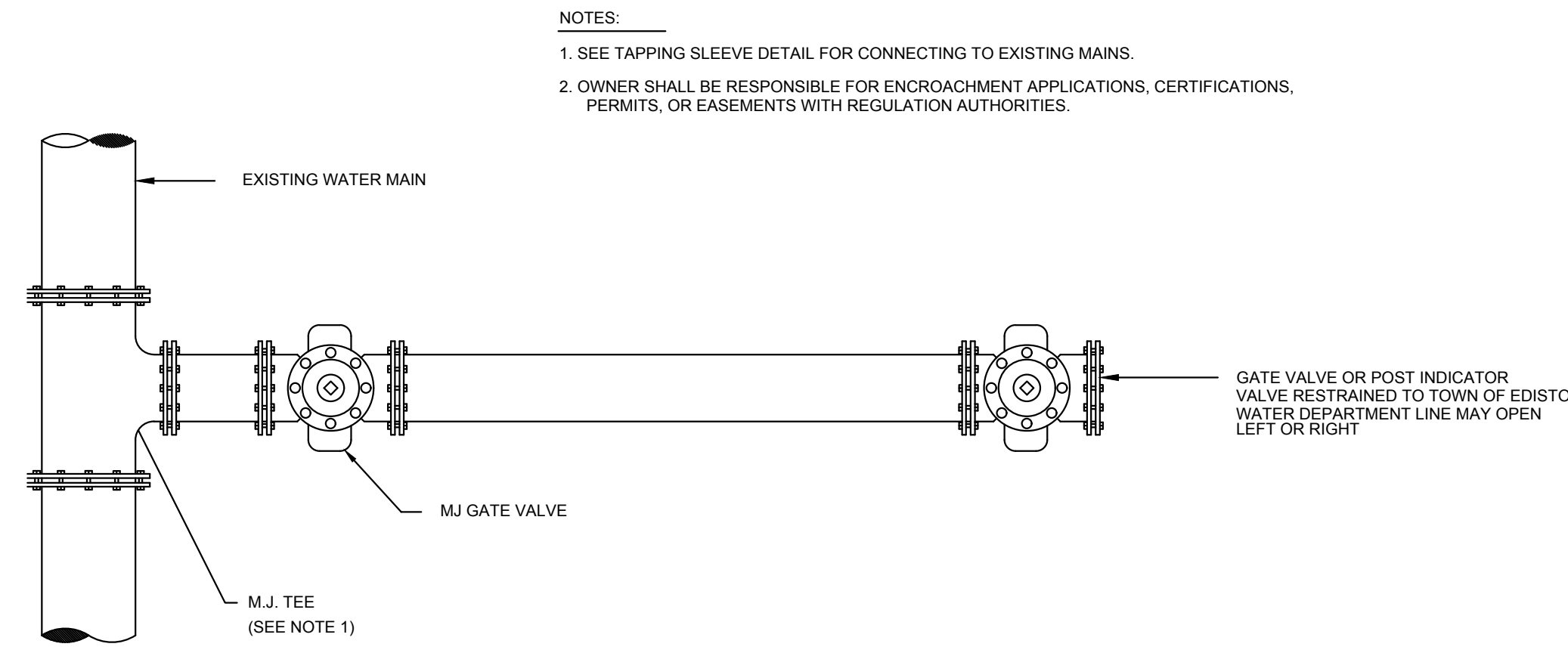
- STANDARD WATER PLAN NOTES**
- FOR PROJECT SURVEY INFORMATION INCLUDING VERTICAL DATUM AND BENCHMARK LOCATIONS, SEE 'PROJECT SURVEY INFORMATION AND CONTRACTOR VERIFICATION REQUIREMENTS' ON SHEET C10.
 - PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING EXISTING CONDITIONS, INCLUDING BUT NOT LIMITED TO TOPOGRAPHIC, TREE, STORM DRAINAGE FACILITIES, AND ALL UTILITIES. EXISTING UTILITIES SHOWN ARE APPROXIMATE AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ENGINEER. THEREFORE, THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE EXACT VERTICAL AND HORIZONTAL LOCATIONS OF ALL EXISTING UTILITIES. ANY DISCREPANCIES OR CONFLICTS IDENTIFIED DURING VERIFICATION OF EXISTING CONDITIONS AND UTILITIES SHALL BE REPORTED TO THE OWNER AND ENGINEER. ANY COSTS ASSOCIATED WITH CORRECTIVE WORK OR DAMAGES THAT ARE A RESULT OF THE CONTRACTOR NOT VERIFYING EXISTING CONDITIONS AND THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WILL BE THE CONTRACTOR'S RESPONSIBILITY.
 - VALVES ARE NOT TO BE LOCATED WITHIN CURB AND GUTTER.
 - FIRE HYDRANTS, VALVES, WATER SERVICES, AND OTHER SYMBOLS MAY NOT BE TO SCALE FOR CLARITY PURPOSES. REFER TO WATER DETAIL SHEETS AND COORDINATE WITH ENGINEER AND/OR WATER PROVIDER FOR ADDITIONAL INFORMATION AND REQUIREMENTS REGARDING FIRE HYDRANT LOCATIONS AND WATER FITTING SEPARATION DISTANCES.
 - REFER TO WATER DETAIL SHEETS FOR SPECIFIC INFORMATION REGARDING EXACT PLACEMENT REQUIRED FOR WATER SERVICES, INCLUDING RELATIONSHIP TO PROPERTY LINES, EASEMENTS, AND SIDEWALKS.
 - REFER TO WATER DETAIL SHEETS AND WATER PROFILE SHEETS (IF APPLICABLE) FOR DETAILS AND ANY ADDITIONAL WATER SYSTEM INFORMATION.
 - REFER TO THE WATER AUTHORITY'S STANDARD NOTES AND SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS AND PROCEDURES.





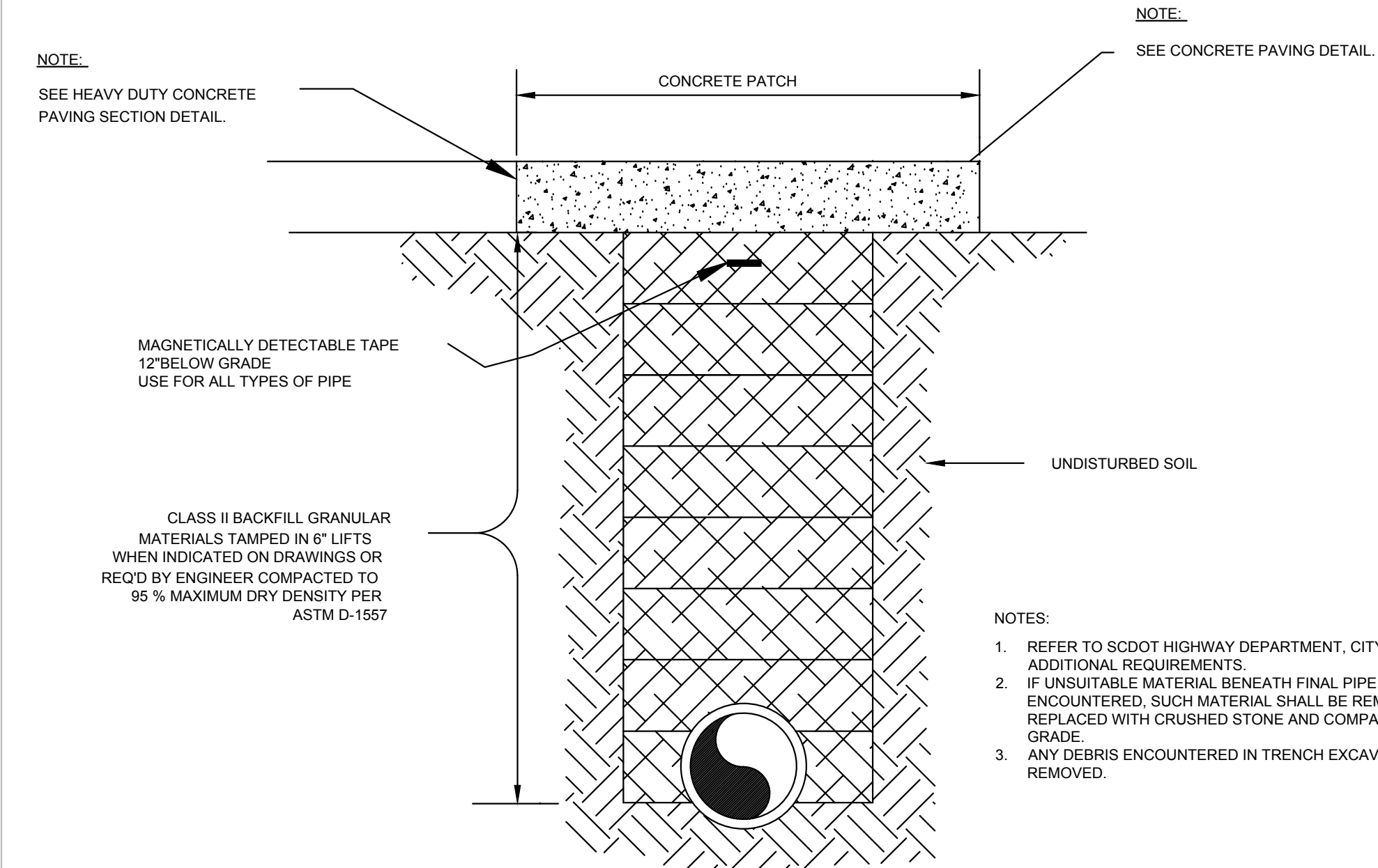
- NOTES:
1. CENTER VALVE BOX OVER OPERATING NUT TO INSURE FREE VALVE OPERATION.
 2. USE TELESCOPING VALVE BOX ON ALL VALVES.
 3. SUPPORT VALVE BOX BOTTOM ON WELL COMPACTED BACKFILL. DO NOT ALLOW VALVE BOX TO REST ON ANY PORTION OF VALVE.

TYPICAL TAPPING SLEEVE AND VALVE
SCALE: NOT TO SCALE



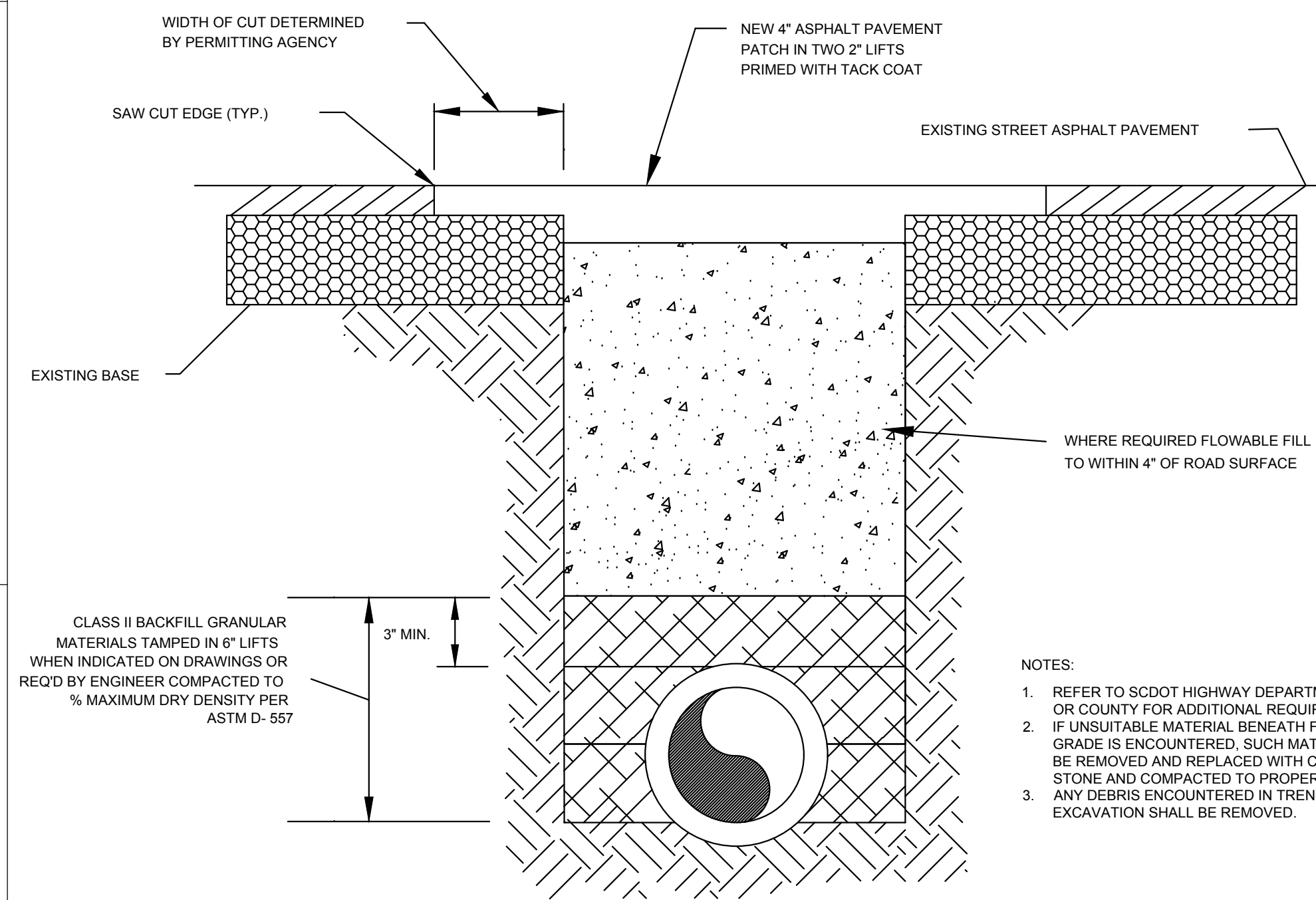
- NOTES:
1. SEE TAPPING SLEEVE DETAIL FOR CONNECTING TO EXISTING MAINS.
 2. OWNER SHALL BE RESPONSIBLE FOR ENCROACHMENT APPLICATIONS, CERTIFICATIONS, PERMITS, OR EASEMENTS WITH REGULATION AUTHORITIES.

TYPICAL UNMETERED FIRE SERVICE LINE
SCALE: NOT TO SCALE



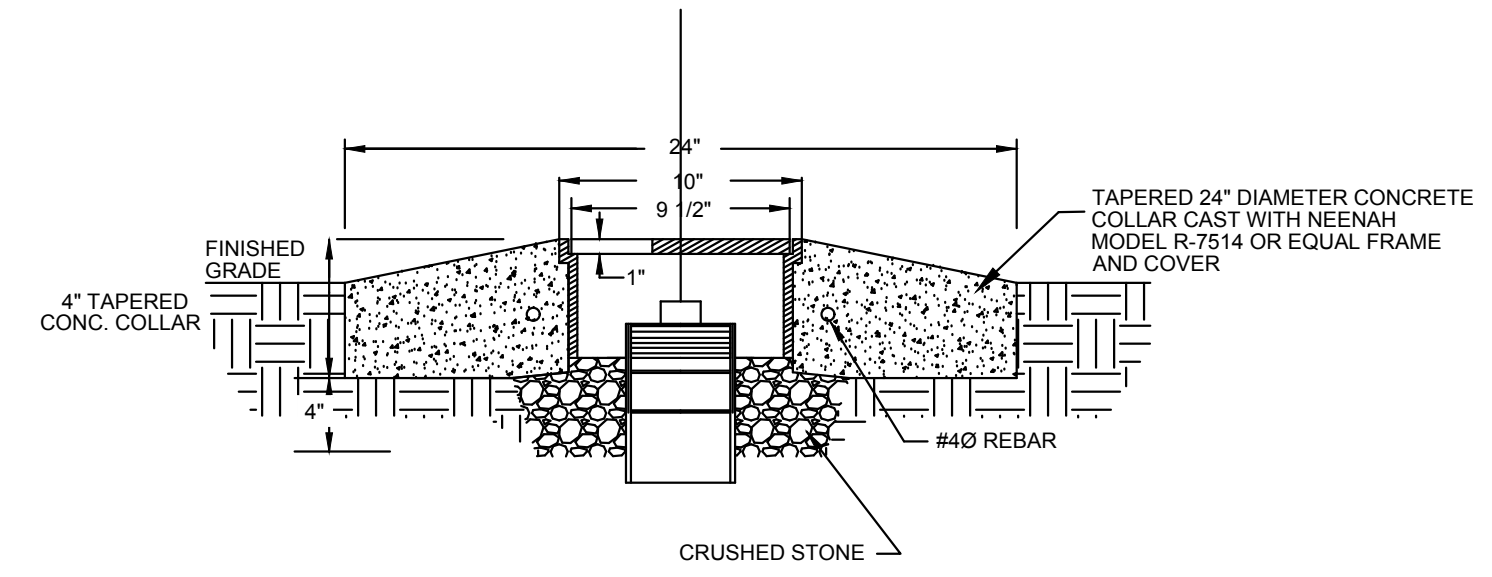
- NOTES:
1. REFER TO SCDOT HIGHWAY DEPARTMENT, CITY, OR COUNTY FOR ADDITIONAL REQUIREMENTS.
 2. IF UNSUITABLE MATERIAL BENEATH FINAL PIPE GRADE IS ENCOUNTERED, SUCH MATERIAL SHALL BE REMOVED AND REPLACED WITH CRUSHED STONE AND COMPACTED TO PROPER GRADE.
 3. ANY DEBRIS ENCOUNTERED IN TRENCH EXCAVATION SHALL BE REMOVED.

WATER UNDER CONCRETE DRIVEWAY
SCALE: NOT TO SCALE

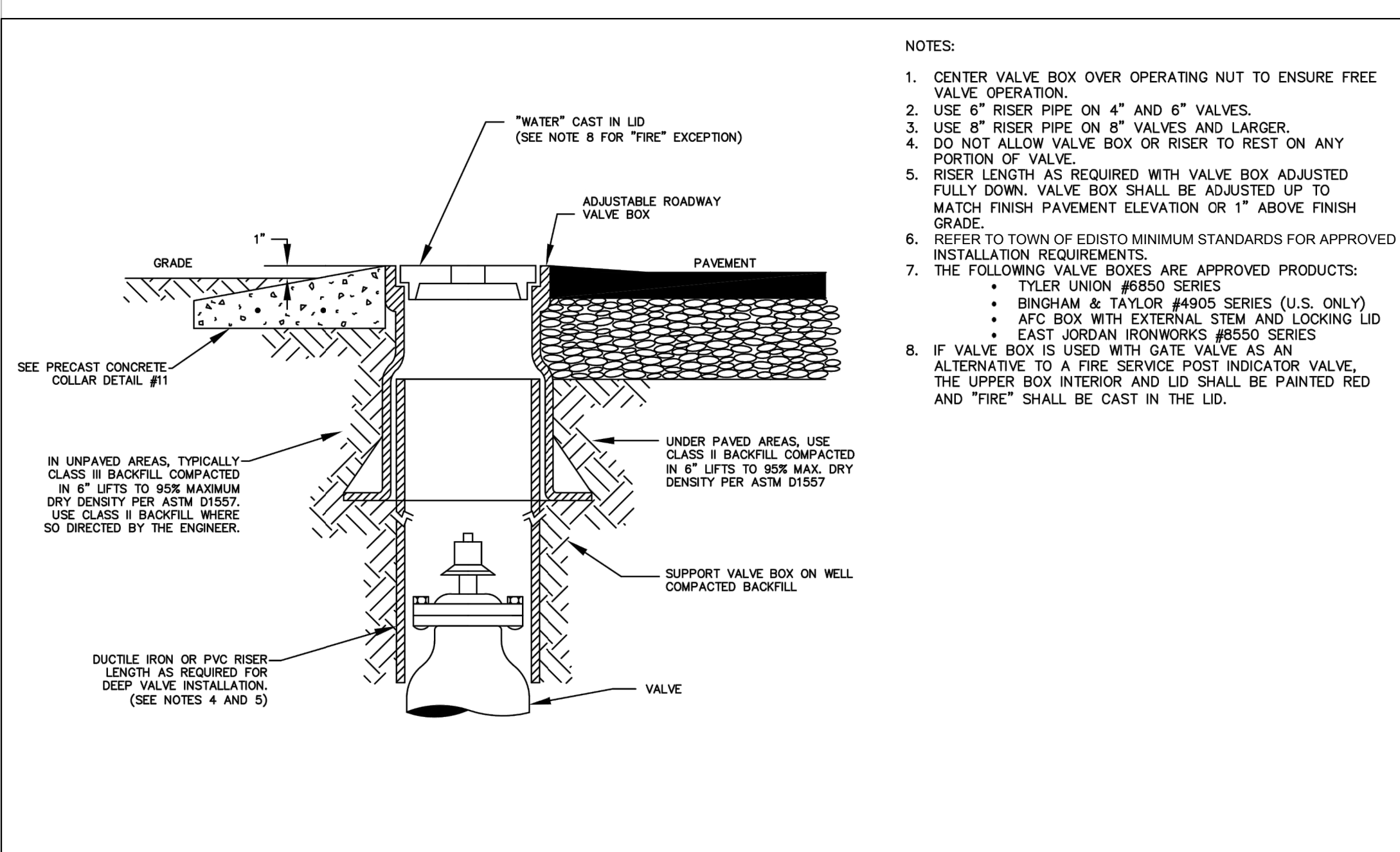


- NOTES:
1. REFER TO SCDOT HIGHWAY DEPARTMENT, CITY, OR COUNTY FOR ADDITIONAL REQUIREMENTS.
 2. IF UNSUITABLE MATERIAL BENEATH FINAL PIPE GRADE IS ENCOUNTERED, SUCH MATERIAL SHALL BE REMOVED AND REPLACED WITH CRUSHED STONE AND COMPACTED TO PROPER GRADE.
 3. ANY DEBRIS ENCOUNTERED IN TRENCH EXCAVATION SHALL BE REMOVED.

TYPICAL ROAD CUT IN SCDOT ROW
SCALE: NOT TO SCALE

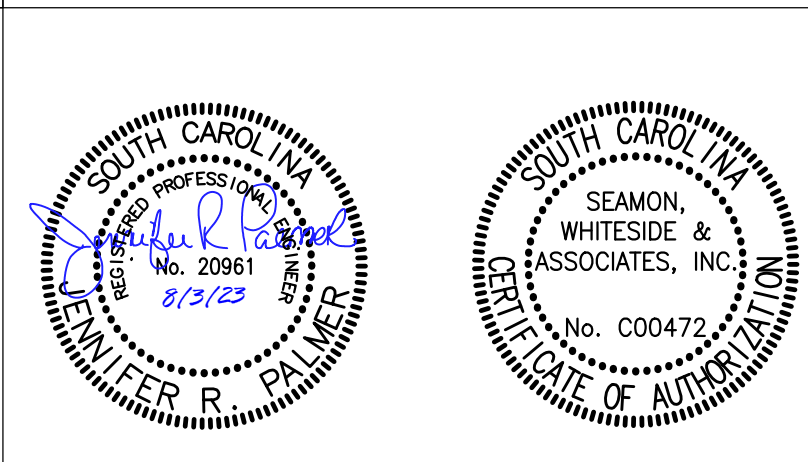


CLEANOUT COLLAR
SCALE: NOT TO SCALE



- NOTES:
1. CENTER VALVE BOX OVER OPERATING NUT TO ENSURE FREE VALVE OPERATION.
 2. USE 6\"/>

TYPICAL VALVE BOX
SCALE: NOT TO SCALE



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NOTES:



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SPARTANBURG, SC 864.272.1272
CHARLOTTE, NC 980.312.5450
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REVISIONS

Project Status
**TOWN OF EDISTO
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SPRINKLER EXISTING
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2413 MURRAY STREET, EDISTO BEACH,
SOUTH CAROLINA 29438

**ROSENBLUM COE
ARCHITECTS,
INC.**
1643 MEANS STREET
CHARLESTON, SC 29412
843.577.6073

**WATER & SEWER
DETAILS**

SHEET NAME		C501
PROJECT NUMBER	10211	
DRAWN BY	KYC	
CHECKED BY	JRP	
DATE	06/14/2023	
SCALE		8/3/2023 9:26 PM

ABBREVIATIONS:

Table of abbreviations including AB (Anchor Bolt), ADJ (Adjacent), AESS (Architecturally Exposed Structural Steel), AFF (Above Finished Floor), AHU (Air Handling Unit), ALUM (Aluminum), ALT (Alternate), APPD (Approved), APPROX (Approximate), ARCH (Architect), B (Bottom), BLDG (Building), BM (Beam), BOT (Bottom), BRDG (Bridging), BRG (Bearing), BLK (Block), BTWN (Between), CANT (Cantilever), C/C (Center to Center), CHAMF (Chamfer), CIRC (Circular), CONTR (Contractor), CLC (Clear), CLR (Concrete Masonry Units), CMU (Column), CONC (Concrete), CONN (Connection), CONST (Construction), CONT (Continuous), CONTR (Contractor), COORD (Coordinate), CTRD (Centered), D (Depth), DBE (Deck Bearing Elevation), DBL (Double), DET (Detail), DIA (Diameter), DIAG (Diagonal), DIM (Dimension), DL (Dead Load), DWGS (Drawings), E (East), EAC (Each), EB (Expansion Bolt), EF (Each Face), EJ (Expansion Joint), EL (Elevation), ELEV (Elevator), EMBD (Embedment), ENGR (Engineer), ESS (Edge of Slab), EQ (Equal), EQUIP (Equipment), EQUIV (Equivalent), ES (Each Side), EW (Expansion), EXIST (Existing), EXT (Exterior), FC (Filled Cell), FF (Finished Floor), FN (Finish), FLR (Floor), FDN (Foundation), FRMG (Framing), FT (Feet), FTG (Footing), FV (Field Verify), GA (Gauge), HDG (Hot Dip Galvanized), HORIZ (Horizontal), HSA (Headed Stud Anchor), HSB (High Strength Bolt), HT (Height), ID (Inside Diameter), IF (Inside Face), INCH (Inch), INCL (Include), INT (Interior), JBE (Joist Bearing Elevation), LB (Pound), LGL (Long), LL (Live Load), LLBB (Long Leg Back to Back), LLH (Long Leg Horizontal), LV (Long Vertical), LONG (Longitudinal), LSL (Long Slotted Holes), LT (Light), LTWT (Lightweight), MAS (Masonry), MAX (Maximum), MECH (Mechanical), MEZZ (Mezzanine), MFR (Manufacturer), MID (Middle), MIN (Minimum), MIS (Miscellaneous), MJ (Masonry Joint), MOP (Masonry Opening), N (North), NIC (Not in Contract), NO (Number), NOM (Nominal), NS (Near Side), NTS (Not to Scale), OIO (Out to Out), OIC (Out to Center), OD (Outside Diameter), OF (Outside Face), OPNG (Opening), OPP (Opposite), OW (Open Web), PAF (Powder Actuated Fastener), PLF (Pounds per Lineal Foot), PROJ (Projection), PSF (Pounds per Square Foot), PSI (Pounds per Square Inch), PT (Pressure Treated), RAD (Radius), REF (Reference), REINF (Reinforcement), RET (Return), REV (Revision), RP (Radius Point), RT (Right), RTU (Roof Top Unit), S (South), SA (Sleeve Anchor), SB (Slab Bolster), SCHED (Schedule), SECT (Section), SF (Step Footing), SIM (Similar), SPEC (Specifications), SP (Spacing), SQ (Square), SSL (Short Slotted Holes), SS (Stainless Steel), STD (Standard), STIFF (Stiff), STL (Steel), SYMM (Symmetrical), T (Top), TB (Top Beam), TC (Top Column), TCX (Top Chord Extension), TAB (Top and Bottom Temporary), TRN (Transverse), TUBE (Tube Steel), TYP (Typical), UNO (Unless Noted Otherwise), VERT (Vertical), W (West), W/O (Without), WP (Work Point), WT (Weight), WWM (Welded Wire Mesh).

GENERAL NOTES

- 1. STRUCTURAL DRAWINGS ARE TO BE USED IN CONJUNCTION WITH THE ENTIRE SET OF PROJECT DRAWINGS, PROJECT MANUAL, AND ALL SHOP DRAWING SUBMITTALS.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR CHECKING AND COORDINATING DIMENSIONS, CLEARANCES AND ALL OTHER COORDINATION ISSUES WITH OTHER TRADES.
3. IN CASE OF CONFLICT BETWEEN VARIOUS STRUCTURAL DRAWINGS, STRUCTURAL PLANS, OR STRUCTURAL DETAILS THE MORE STRINGENT SHALL GOVERN. THE CONTRACTOR SHALL MAKE ALLOWANCE IN HIS BID FOR THE MORE COSTLY CONDITION.
4. IN CASE OF CONFLICT BETWEEN DRAWINGS, DRAWING NOTES, AND SPECIFICATIONS THE MORE STRINGENT SHALL GOVERN. THE CONTRACTOR SHALL MAKE ALLOWANCE IN HIS BID FOR THE MORE COSTLY CONDITION.
5. WORK NOT INDICATED ON THE DRAWINGS, BUT REASONABLY IMPLIED TO BE SIMILAR TO THAT SHOWN AT CORRESPONDING PLACES SHALL BE REPEATED.
6. ALL NOTES, DETAILS AND SECTIONS ARE INTENDED TO BE TYPICAL FOR THE GENERAL CONDITIONS INDICATED OR REFERENCED. ALL NOTES, DETAILS AND SECTIONS SHALL APPLY TO ANY SIMILAR SITUATION THROUGHOUT THE ENTIRE PROJECT UNLESS A SEPARATE NOTE, DETAIL, OR SECTION IS PROVIDED.
7. REVIEW ALL PROJECT DOCUMENTS PRIOR TO FABRICATION AND START OF CONSTRUCTION. REPORT ANY DISCREPANCIES TO THE OWNER OR OWNER'S REPRESENTATIVE PRIOR TO PROCEEDING WITH WORK.
8. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROTECT EXISTING AND IN PLACE WORK OR UTILITIES DURING CONSTRUCTION.
9. COORDINATE STRUCTURAL DRAWINGS WITH OTHER CONTRACT DRAWINGS, SPECIFICATIONS, OR SHOP DRAWINGS WHICH MAY AFFECT THE STRUCTURAL WORK.
10. USE OF REPRODUCED CONTRACT DRAWINGS IN PART OR WHOLE FOR THE PURPOSE OF SHOP DRAWING PREPARATION SHALL NOT RELIEVE THE CONTRACTOR OR SUBCONTRACTOR FROM THE REQUIREMENT TO ACCURATELY LAYOUT, COORDINATE, DETAIL, FABRICATE AND INSTALL A COMPLETE STRUCTURE.
11. ALL SUBMITTALS SHALL BE REVIEWED BY THE SUBCONTRACTOR AND CONTRACTOR FOR CONFORMANCE TO THE CONTRACT DOCUMENTS, FOR COMPLETENESS, AND TO RESPOND TO CONTRACTOR COORDINATION RELATED QUESTIONS PRIOR TO SUBMITTING FOR APPROVAL. ALL SHEETS SHALL BE STAMPED AND INITIALED BY THE CONTRACTOR INDICATING SUCH A REVIEW HAS BEEN COMPLETED PRIOR TO ISSUING SUBMITTAL FOR APPROVAL.
12. CONTRACTOR SHALL MAKE NO DEVIATIONS FROM THE CONTRACT DOCUMENTS WITHOUT WRITTEN APPROVAL.
13. ALL ELEVATIONS INDICATED IN STRUCTURAL DRAWINGS ARE IN REFERENCE TO A GROUND FLOOR FINISHED SLAB ELEVATION OF 0'-0" UNLESS NOTED OTHERWISE. SEE CIVIL FOR GROUND FLOOR FINISHED SLAB ELEVATION.

FOUNDATIONS

- 1. SUBGRADE PREPARATION SHALL BE IN ACCORDANCE WITH SPECIFICATION SECTION 054400-ENGINEERED FABRICATED COLD-FORMED STEEL TRUSS FRAMING.
2. PROVIDE ALL MEASURES NECESSARY FOR THE INSTALLATION OF FOUNDATIONS INCLUDING BUT NOT LIMITED TO DEWATERING AND SHORING.
3. CENTER ALL FOUNDATIONS BENEATH THEIR RESPECTIVE WALL OR COLUMN UNLESS NOTED OTHERWISE. HORIZONTAL JOINTS ARE NOT PERMITTED IN FOUNDATIONS.
4. SEE TYPICAL DETAILS FOR CONSTRUCTION OF VERTICAL CONSTRUCTION JOINTS AND LIMITATIONS ON LOCATIONS.
5. DO NOT INSTALL PLUMBING OR PLUMBING SLEEVES IN OR THROUGH FOUNDATIONS UNLESS SPECIFICALLY DETAILED ON THE STRUCTURAL DRAWINGS, OR WITHOUT WRITTEN APPROVAL FROM THE ENGINEER OF RECORD.
6. PLUMBING RUNS BELOW GRADE SHALL NOT RUN BENEATH AND PARALLEL TO CONTINUOUS FOOTINGS.
7. ALL REINFORCING STEEL SHALL BE SUPPORTED ON CHAIRS OR BOLSTERS TO PROPER ELEVATION AND SHALL BE SECURELY ANCHORED.
8. FOUNDATION SIZES SHOWN AND VOLUMES FOOTINGS ARE CONSTRUCTED WITH SIDE FORMS.
9. EARTH FORMED FOUNDATIONS ARE PERMITTED IF SUBGRADE IS STABLE ENOUGH TO HOLD THE FACE OF THE EXCAVATION. ALL FOUNDATION SIZES FOR EARTH FORMED FOUNDATIONS SHALL BE INCREASED 1" IN ALL DIRECTIONS.
10. ALL FOUNDATION EXCAVATIONS SHALL BE DEWATERED PRIOR TO PLACING CONCRETE. BACKFILL SHALL NOT BE PLACED AGAINST FOUNDATION WALLS UNTIL CONCRETE OR GROUT HAS ACHIEVED 75% OF THE REQUIRED STRENGTH.
11. FIELD TESTING AND INSPECTION OF FOUNDATIONS, SUBGRADE MATERIALS AND SUBGRADE PREPARATION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

CAST-IN-PLACE CONCRETE

- 1. ALL CAST-IN-PLACE CONCRETE SHALL CONFORM TO SPECIFICATION SECTION 033000-CAST-IN-PLACE CONCRETE.
2. LAP ALL WWM/WWR ONE MESH SPACING PLUS A 2" OFFSET AND SECURELY ANCHOR.
3. ALL CONTINUOUS REINFORCEMENT SHALL BE LAPPED PER SCHEDULES AND DETAILS.
4. REINFORCEMENT SHALL BE SECURELY ANCHORED IN POSITION. THE CONTRACTOR SHALL PROVIDE ADDITIONAL BARS, STANDERS, OR STIRRUPS TO ANCHOR BARS IN THE PROPER POSITION.
5. THE DESIGN AND CONSTRUCTION OF FORMS AND SHORES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. QUALIFIED WORKMEN SHALL CONSTANTLY OBSERVE AND ADJUST FORMS AND SHORES AS REQUIRED DURING CONCRETE PLACEMENT.
6. ALL SHORING SHALL REMAIN IN PLACE UNTIL THE SUPPORTED CONCRETE HAS ATTAINED 75% OF THE REQUIRED 28 DAY COMPRESSIVE STRENGTH.
7. CONTRACTOR SHALL VERIFY DIMENSIONS AND LOCATIONS OF ALL SLOTS, PIPE SLEEVES, ANCHOR BOLTS, ETC AS REQUIRED FOR ALL TRADES BEFORE CONCRETE IS POURED. THESE ITEMS SHALL BE INSTALLED AND VERIFIED BY THE CONTRACTOR.
8. SEE PLUMBING DRAWINGS FOR FLOOR DECKS.
9. FOR CONCRETE PADS SEE ARCHITECTURAL AND MECHANICAL DRAWINGS.
10. FOR EXTERIOR SIDEWALKS AND CURBS SEE CIVIL DRAWINGS.
11. FOR WATERPROOFING REQUIREMENTS SEE ARCHITECTURAL DRAWINGS.
12. DOWELS SHALL MATCH WALL REINFORCING UNLESS NOTED OTHERWISE.
13. ALL INTERIOR SLABS SHALL HAVE A STEEL TROWELED FINISH UNLESS NOTED OTHERWISE. COORDINATE SLAB FINISH FOR AREAS WITH SPECIALTY FLOOR COVERINGS WITH SPECIFICATIONS AND FINISH SCHEDULE.
14. ALL REINFORCING STEEL SHALL BE DETAILED FABRICATED AND INSTALLED IN ACCORDANCE WITH ACI 318-14 AND ACI SP-066 2004.
15. PROVIDE THE FOLLOWING CONCRETE CLEAR COVER OVER REINFORCING (UNO):
A. FOOTINGS, GRADE BEAMS, THE BEAMS AND PILE CAPS: 3"
B. INTERIOR BEAMS AND COLUMNS: 1"
C. EXTERIOR BEAMS AND COLUMNS: 2"
D. PEDESTALS: 2"
E. STRUCTURAL SLABS ON GRADE:
a. 3" BOTTOM
b. 3/4" TOP @ INTERIOR SPACES
c. 1 1/2" TOP AT EXTERIOR SPACES
F. INTERIOR FORMED ELEVATED SLABS: 3/4" BOTTOM, 3/4" TOP
G. EXTERIOR FORMED ELEVATED SLABS: 1 1/2" BOTTOM, 1 1/2" TOP
H. SLABS ON DECK: WWM CENTERED IN COVER OVER DECK FLUTES
I. SLABS ON GRADE: WWM IN TOP 1/3, REINFORCING STEEL CENTERED
J. CONCRETE WALLS: 1 3/4" UNO
16. REINFORCEMENT SHALL NOT BE CUT TO ACCOMMODATE THE INSTALLATION OF ANCHORS EMBEDS OR OTHER ITEMS.
17. AT CHANGES OF DIRECTION IN CONTINUOUS CONCRETE ELEMENTS PROVIDE CORNER BARS OF SAME SIZE AND SPACING OF HORIZONTAL REINFORCING.
18. PLACE CONCRETE PER ACI 318-14. USE INTERNAL MECHANICAL VIBRATION FOR ALL CONCRETE. LIMIT MAXIMUM FREE FALL HEIGHT TO 6'-0" AND TAKE PRECAUTIONS TO AVOID CONCRETE SEGREGATION.
19. FIELD TESTING AND INSPECTION OF CONCRETE MATERIALS AND CONCRETE INSTALLATION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

MASONRY

- 1. ALL MASONRY SHALL CONFORM TO SPECIFICATION SECTION 042000-UNIT MASONRY.
2. MASONRY CONSTRUCTION SHALL CONFORM TO BUILDING CODE REQUIREMENTS AND SPECIFICATION FOR MASONRY STRUCTURES (TMS 402/602-16) EXCEPT AS MODIFIED OR AMENDED BY THE CONTRACT DOCUMENTS.
3. LAP SPLICES FOR STEEL REINFORCING SHALL BE PER SCHEDULES.
4. GROUT MASONRY AT ALL REINFORCING LOCATIONS SHOWN IN PLANS, SCHEDULES AND DETAILS AND AS REQUIRED FOR MISCELLANEOUS ANCHORAGE.
5. GROUT SOLID ALL MASONRY BELOW GRADE, INCLUDING BUT NOT LIMITED TO STEM WALLS AND RETAINING WALLS.
6. CAP ALL UNREINFORCED CELLS NOT SPECIFICALLY NOTED TO BE GROUTED WITH CLOSURE PLATES OR SCREENS PRIOR TO GROUTING.
7. EXTEND ALL NON-LOAD BEARING WALLS A MINIMUM OF 8" ABOVE CEILING AND CAP WITH A CONTINUOUS BOND BEAM REINFORCED WITH (2)#6'S UNLESS NOTED OTHERWISE.
8. PROVIDE LINTELS OVER ALL OPENINGS PER PLANS, SCHEDULES, AND DETAILS. PROVIDE LINTELS OVER ALL OPENINGS WIDER THAN 12" INCLUDING HVAC DUCTS, PIPING, EMBEDDED PANELS AND CABINETS, AND CONDUIT.
9. PROVIDE Poured SILL UNITS WITH KNOCK-OUT BOTTOMS AT THE BOTTOM OF ALL OPENINGS AND REINFORCE PER SCHEDULES AND DETAILS.
10. ALL OPENINGS FOR ELEMENTS PASSING THROUGH MASONRY WALLS SHALL BE BUILT IN AS WORK PROGRESSES. SAW CUTTING OR CORING OF COMPLETED MASONRY CONSTRUCTION IS NOT PERMITTED.
11. ALL OPENINGS FOR ELEMENTS PASSING THROUGH MASONRY WALLS SHALL BE COORDINATED SUCH THAT THEY DO NOT PASS THROUGH OR INFRINGE ON OTHER MASONRY LINTELS INCLUDING THE FULL DEPTH OF THE LINTEL FOR THE FULL WIDTH OF THE BEARING.
12. COORDINATE VERTICAL REINFORCING WITH ALL SCHEDULES, DETAILS AND TYPICAL DETAILS.
13. PROVIDE MASONRY CONTROL JOINTS LOCATED AND REINFORCED PER PLANS, NOTES AND TYPICAL DETAILS.
14. GROUT A MINIMUM OF 24" (OR TO BOND BEAM BELOW IF LESS THAN 24") AT ALL BEARING PLATES.
15. COORDINATE INSTALLATION OF MASONRY WALLS WITH ALL TRADES AND STRUCTURAL DETAILS TO ENSURE PROPER INSTALLATION SEQUENCE.
16. THE MASONRY WALLS ARE NOT DESIGNED TO WITHSTAND TEMPORARY CONSTRUCTION LOADS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO DESIGN, INSTALL AND MAINTAIN BRACINGS TO STABILIZE MASONRY WALLS DURING CONSTRUCTION.
17. FIELD TESTING AND INSPECTION OF MASONRY MATERIALS AND MASONRY CONSTRUCTION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

COLD-FORMED STEEL FRAMING

- 1. ALL PERFORMANCE BASED COLD-FORMED STEEL FRAMING SHALL CONFORM TO SPECIFICATION SECTION 054100-ENGINEERED COLD-FORMED STEEL FRAMING.
2. ALL PRESCRIPTIVE BASED COLD-FORMED STEEL FRAMING SHALL CONFORM TO SPECIFICATION SECTION 054000-COLD-FORMED STEEL FRAMING.
3. THE USE OF THE TERM LIGHT GAUGE SHALL BE EQUIVALENT TO COLD-FORMED.
4. WHERE NOT SPECIFICALLY INDICATED ALL FASTENERS SHALL BE MINIMUM OF #10 SELF DRILLING SCREWS.
5. ALL FASTENERS UNDER SHEATHING SHALL HAVE LOW PROFILE HEADS.
6. ALL MECHANICAL FASTENERS SHALL HAVE A MINIMUM SPACING AND EDGE DISTANCE OF THREE FASTENER DIAMETERS.
7. ALL MECHANICAL FASTENERS SHALL EXTEND THROUGH CONNECTED MEMBERS BY A MINIMUM OF THREE THREADS.
8. FRAMER SHALL ENSURE PUNCH-OUT ALIGNMENT WHEN USING COLD ROLLED CHANNEL BRIDGING.
9. FIELD TESTING AND INSPECTION OF COLD FORMED STEEL FRAMING AND ASSOCIATED INSTALLATION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.
10. DESIGN PERFORMED IN GENERAL ACCORDANCE WITH AMERICAN IRON AND STEEL INSTITUTE (AISI) SPECIFICATIONS.

COLD-FORMED STEEL TRUSS FRAMING

- 1. ALL COLD-FORMED STEEL TRUSSES SHALL CONFORM TO SPECIFICATION SECTION 054400-ENGINEERED FABRICATED COLD-FORMED STEEL TRUSS FRAMING.
2. THE USE OF THE TERM LIGHT GAUGE SHALL BE EQUIVALENT TO COLD-FORMED.
3. ALL FASTENERS UNDER SHEATHING SHALL HAVE LOW PROFILE HEADS.
4. ALL MECHANICAL FASTENERS SHALL HAVE A MINIMUM SPACING AND EDGE DISTANCE OF THREE FASTENER DIAMETERS.
5. ALL MECHANICAL FASTENERS SHALL EXTEND THROUGH CONNECTED MEMBERS BY A MINIMUM OF THREE THREADS.
6. THE ERECTOR SHALL PROVIDE TEMPORARY BRIDGING, BRACING, AND GUY'S TO STABILIZE TRUSSES UNTIL PERMANENT BRACING IS INSTALLED AND SHEATHING OR DECKING IS IN PLACE AND FASTENED.
7. FIELD TESTING AND INSPECTION OF COLD FORMED STEEL TRUSS INSTALLATION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

STRUCTURAL STEEL FRAMING

- 1. ALL STRUCTURAL STEEL FRAMING SHALL CONFORM TO SPECIFICATION SECTION 051200-STRUCTURAL STEEL FRAMING.
2. ALL STRUCTURAL STEEL FRAMING AND ARCHITECTURALLY EXPOSED STRUCTURAL STEEL FRAMING SHALL CONFORM TO SPECIFICATION SECTION 051200-STRUCTURAL STEEL FRAMING.
3. ALL ARCHITECTURALLY EXPOSED STRUCTURAL STEEL (AESS) SHALL CONFORM TO SPECIFICATION SECTION 051210-ARCHITECTURALLY EXPOSED STRUCTURAL STEEL FRAMING.
4. ALL STRUCTURAL STEEL ERECTION SHALL COMPLY WITH AISC 360-16 AND AISC 303-16.
5. CUTS OR BURNING OF HOLES IN STRUCTURAL STEEL MEMBERS IN THE FIELD WILL NOT BE PERMITTED.
6. THE CONTRACTOR SHALL PROVIDE TEMPORARY BRACING OR GUY'S TO PROVIDE LATERAL SUPPORT OF THE STRUCTURAL STEEL UNTIL THE PERMANENT LATERAL FORCE RESISTING SYSTEM IS COMPLETED.
7. THE ERECTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH THE OWNER'S SPECIAL INSPECTOR FOR PRE-INSTALLATION VERIFICATION OF SLIP CRITICAL BOLT TIGHTENING PROCEDURES.
8. FIELD TESTING AND INSPECTION OF STRUCTURAL STEEL MATERIALS AND STRUCTURAL STEEL INSTALLATION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

FIELD WELDING

- 1. ALL FIELD WELDING SHALL CONFORM TO SPECIFICATION SECTION 051200-STRUCTURAL STEEL FRAMING FOR WELDING STRUCTURAL STEEL FRAMING.
2. ALL FIELD WELDING SHALL CONFORM TO SPECIFICATION SECTION 052100-STEEL JOIST FRAMING FOR WELDING STEEL JOIST FRAMING.
3. ALL FIELD WELDING SHALL CONFORM TO SPECIFICATION SECTION 053100-STEEL DECKING FOR WELDING STEEL DECKING.
4. ALL FIELD WELDING SHALL CONFORM TO SPECIFICATION SECTION 054000-COLD FORMED METAL FRAMING, 054100-ENGINEERED COLD-FORMED METAL FRAMING, AND 054400-ENGINEERED COLD FORMED METAL TRUSSES FOR WELDING COLD FORMED MEMBERS.
5. ALL FIELD WELDING SHALL BE IN ACCORDANCE WITH AWS D1.1, STRUCTURAL WELDING CODE-STEEL AND AWS D1.3, STRUCTURAL WELDING CODE-SHEET STEEL, LATEST EDITIONS.
6. ALL FIELD WELDING SHALL BE IN STRICT ACCORDANCE WITH WRITTEN WELD PROCEDURE (WPS) FOR THE GIVEN WELD CONDITION.
7. REPAIR ALL DAMAGED GALVANIZING, PRIMER OR PAINT ONCE WELDING IS COMPLETE.
8. ELECTRODES SHALL BE STORED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S REQUIREMENTS.
9. ALL PERSONNEL COMPLETING FIELD WELDS SHALL BE CERTIFIED IN ACCORDANCE WITH AWS TO PERFORM THE GIVEN WELD.
10. FIELD TESTING AND INSPECTION OF FIELD WELDING MATERIALS AND FIELD WELDING SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

POST INSTALLED STRUCTURAL ANCHORS

- 1. ALL POST INSTALLED STRUCTURAL ANCHORS SHALL CONFORM TO SPECIFICATION SECTION 050520-POST INSTALLED STRUCTURAL ANCHORS.
2. NOTED EMBEDMENT DEPTHS ARE FROM FACE OF CMU OR FACE OF CONCRETE.
3. ALL INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE MANUFACTURER'S DATA AND THE ASSOCIATED ICC REPORT.
4. ALL PERSONNEL INSTALLING ANCHORS SHALL HAVE ATTENDED INSTALLER TRAINING PER THE SPECIFICATIONS.
5. FIELD TESTING AND INSPECTION OF POST INSTALLED ANCHOR MATERIALS AND POST INSTALLED ANCHOR INSTALLATION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

STEEL DECKING

- 1. ALL STEEL DECKING SHALL CONFORM TO SPECIFICATION SECTION 053100-STEEL DECKING.
2. SEE ARCHITECTURAL, MECHANICAL, ELECTRICAL AND PLUMBING DRAWINGS FOR ADDITIONAL OPENINGS NOT SHOWN ON STRUCTURAL DRAWINGS.
3. ALL DECK IS BASED ON UNSHORED CONSTRUCTION UNLESS NOTED OTHERWISE.
4. DECK SUPPLIER SHALL BE RESPONSIBLE FOR COORDINATING ALL REQUIRED DECK REINFORCING AT DECK OPENINGS AND PENETRATIONS. COORDINATE NUMBER, SIZE AND LOCATION OF OPENINGS WITH ARCHITECTURAL, MECHANICAL, ELECTRICAL, AND PLUMBING DRAWINGS. REINFORCING SHALL INCLUDE, BUT NOT BE LIMITED TO REINFORCING PLATES AND REINFORCING CHANNELS.
5. DECK SHOP DRAWINGS IN AREA OF STEEL JOISTS OR ENGINEERED COLD-FORMED METAL TRUSSES SHALL BE COORDINATED WITH APPROVED TRUSS SHOP DRAWINGS. DO NOT SUBMIT DECKING SHOP DRAWINGS FOR THESE AREAS UNTIL TRUSS AND/OR JOIST SHOP DRAWINGS HAVE BEEN APPROVED.
6. NO ELEMENT (CONDUIT, CEILING, DUCT, PIPING, ETC.) SHALL BE DIRECTLY HUNG FROM STEEL DECKING WITHOUT PRIOR WRITTEN APPROVAL FROM THE EOR.
7. FIELD TESTING AND INSPECTION OF STEEL DECKING AND ASSOCIATED INSTALLATION SHALL BE COMPLETED BY AN INDEPENDENT TESTING AGENCY COMMISSIONED BY THE OWNER, AND SHALL BE IN ACCORDANCE WITH THE SCHEDULE OF SPECIAL INSPECTIONS.

STRUCTURAL DESIGN CRITERIA

DESIGN BASED ON THE FOLLOWING CODES:
INTERNATIONAL BUILDING CODE (IBC) 2021
AMERICAN SOCIETY OF CIVIL ENGINEERS (ASCE) 7-16
MINIMUM DESIGN LOADS AND ASSOCIATED CRITERIA FOR BUILDINGS AND OTHER STRUCTURES

- 1. FOUNDATION DESIGN VALUES:
ALLOWABLE BEARING CAPACITY XXXX PSF
DIFFERENTIAL SETTLEMENT XXXX INCH
TOTAL SETTLEMENT XXXX INCH

Table with 2 columns: FLOOR LIVE LOADS (1ST FLOOR) and values. Includes LOBBY (100-PSF), RESTROOMS (100-PSF), OFFICES (50-PSF), MEETING SPACES (100-PSF).

Table with 2 columns: ROOF LIVE LOADS and values. Includes LOW-SLOPED ROOF (30-PSF), SLOPING ROOF (20-PSF).

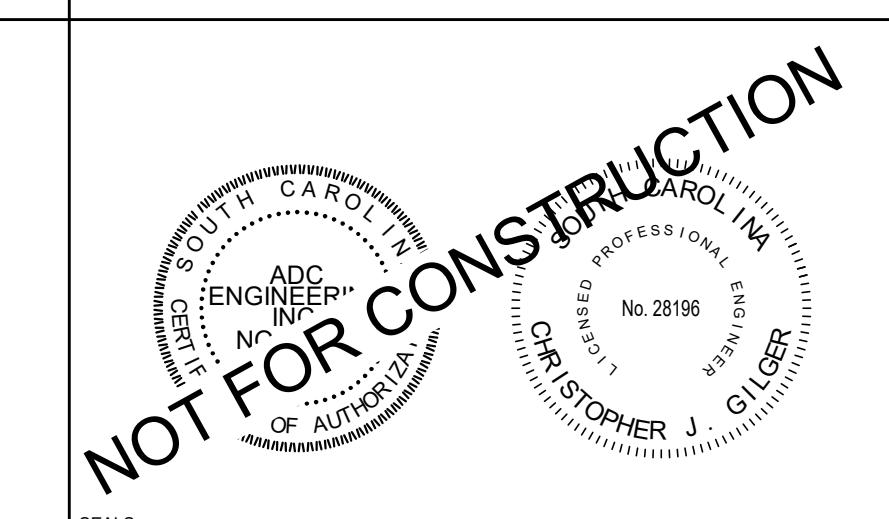
Table with 2 columns: GROUND SNOW LOADS and values. Includes SNOW (5-PSF).

DEAD LOADS: ACTUAL MATERIAL WEIGHTS PER ASCE 7-16. SEE ARCHITECTURAL DRAWINGS FOR ROOF, WALL, AND FLOOR CONSTRUCTION.

- 3. SEISMIC DESIGN VALUES:
Ss =
S1 =
Sds =
Sd1 =
SITE CLASS: "D" (PER SOILS REPORT)
BUILDING CATEGORY: "IV"
IMPORTANCE FACTOR: Ie = 1.5
SEISMIC DESIGN CATEGORY: "C"
ANALYSIS PROCEDURE: EQUIVALENT LATERAL FORCE (ELF)
SEISMIC FORCE RESISTING SYSTEM:
RESPONSE MODIFICATION FACTOR: R =
DEFLECTION AMPLIFICATION FACTOR: Cd =
SYSTEM OVERSTRENGTH FACTOR: OMEGA =
ALLOWABLE INTERSTORY DRIFT: 0.02 Hsx

- 4. WIND LOAD DESIGN VALUES:
V = mph (3-sec gust)
BUILDING CATEGORY: "IV"
IMPORTANCE FACTOR: I = 1.0
EXPOSURE CATEGORY: "D"
ENCLOSURE CLASSIFICATION: ENCLOSED

DIRECTIONAL FACTOR: Kd =
TOPOGRAPHIC FACTOR: Kzt =
VELOCITY EXPOSURE COEFFICIENT: Kz =
VELOCITY PRESSURE: q = psf
INTERNAL PRESSURE COEFFICIENT: GCp = +/- 0.18
ALLOWABLE INTERSTORY DRIFT: 0.025 Hsx



NOT FOR CONSTRUCTION
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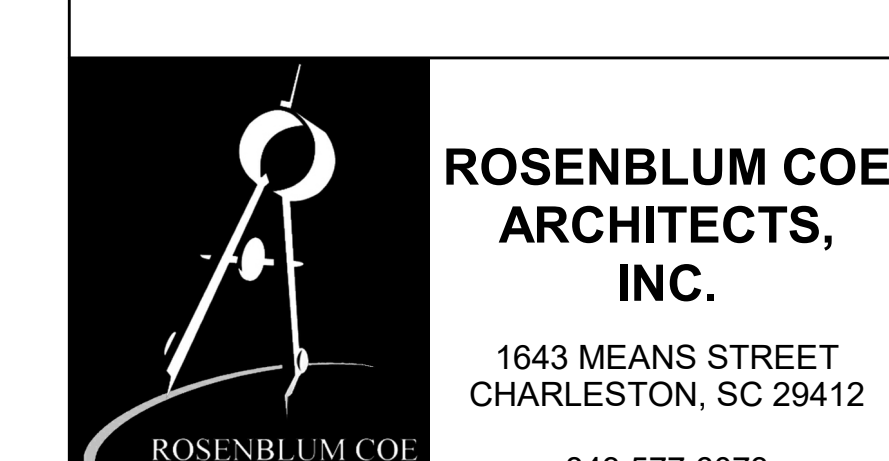
NOTES:

Table with 2 columns: Date and Revision. Includes a revision table with 1 revision.

SCHEMATIC DESIGN

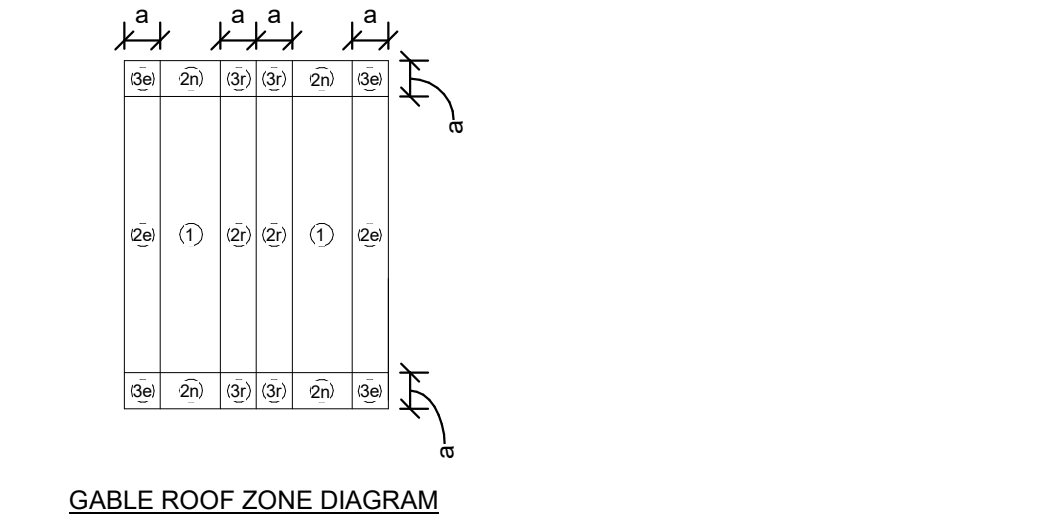
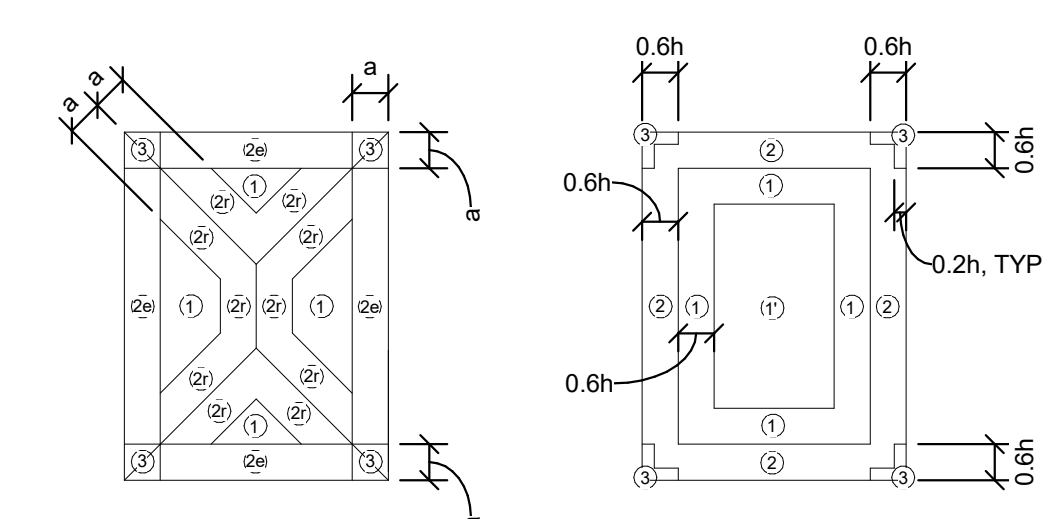
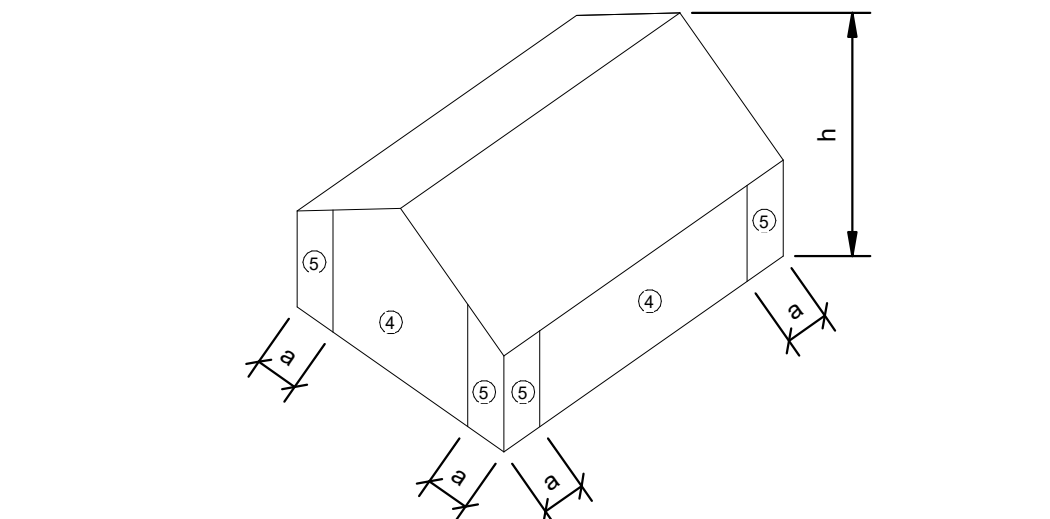
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2414 MURRAY STREET
EDISTO BEACH, SC 29438



GENERAL NOTES

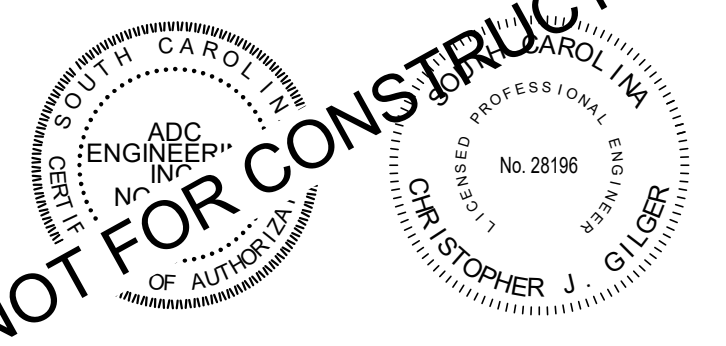
Table with 2 columns: SHEET NAME (S001) and ADD PROJECT NUMBER (22532). Includes fields for DRAWN BY (Author), CHECKED BY (Approver), DATE (Issue Date), and SCALE (As indicated).



1 2 3 4 5 6 7 8

KEYED NOTES (THIS SHEET ONLY)	
#	DESCRIPTION
101	PC1, W/12" PRESTRESSED CONCRETE PILES.
102	24" SQ. CONCRETE PIER.

NOT FOR CONSTRUCTION



SEALS

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NOTES:

REVISIONS

SCHEMATIC DESIGN

TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
EDISTO BEACH, SC 29438



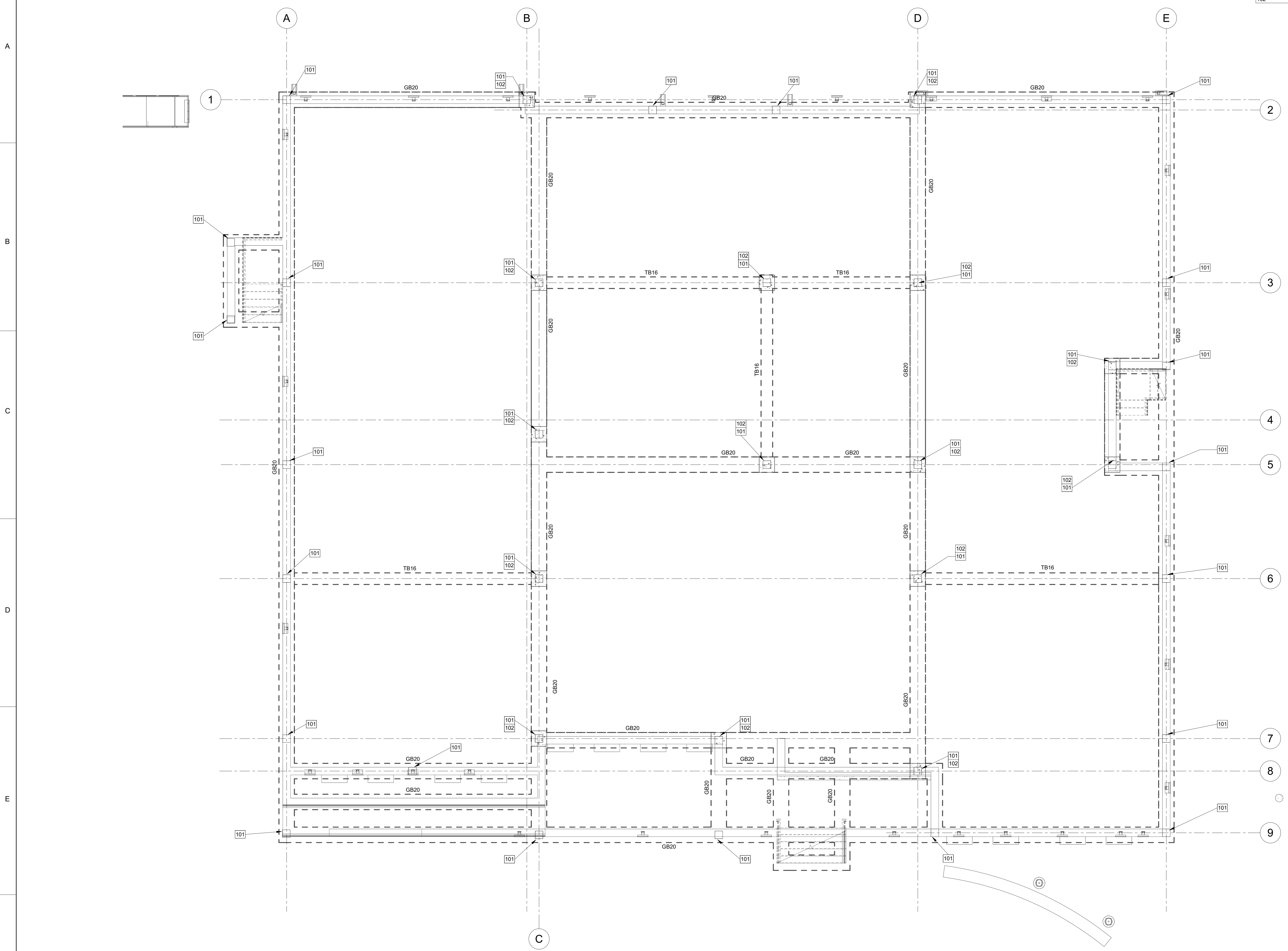
ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

FOUNDATION PLAN

SHEET NAME	
ADD PROJECT NUMBER	22532
DRAWN BY	Author
CHECKED BY	Approver
DATE	Issue Date
SCALE	3/16" = 1'-0"

S101

10/19/2023 3:52:23 PM

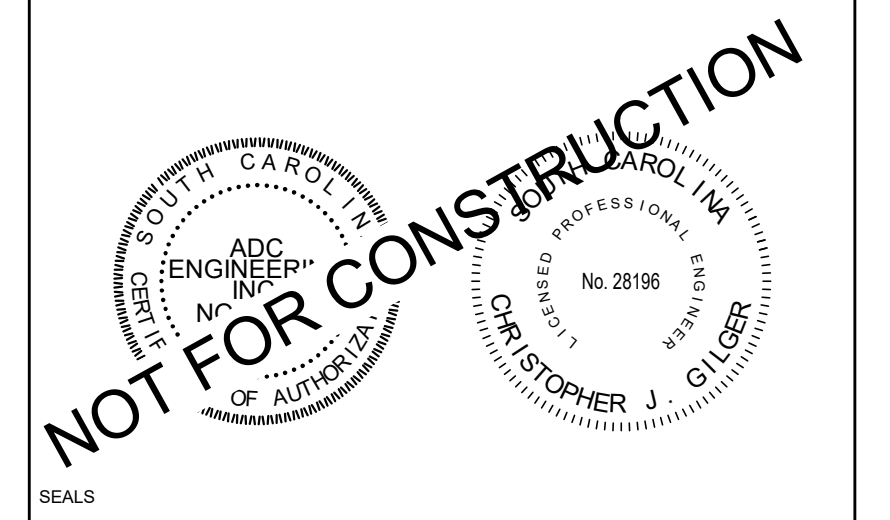


1 FOUNDATION PLAN
 3/16" = 1'-0"

1 2 3 4 5 6 7 8

KEYED NOTES (THIS SHEET ONLY)

#	DESCRIPTION
201	8" CAST IN PLACE CONCRETE WALL.
202	8"X48" HOLLOW CORE PLANKS.



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NOTES:
 TYPICAL FLOOR 8"X48" HOLLOW CORE PLANKS, W/ 4" TOPPING SLAB.

PCB = PRECAST CONCRETE BEAM

NO.	DATE	DESCRIPTION

SCHEMATIC DESIGN

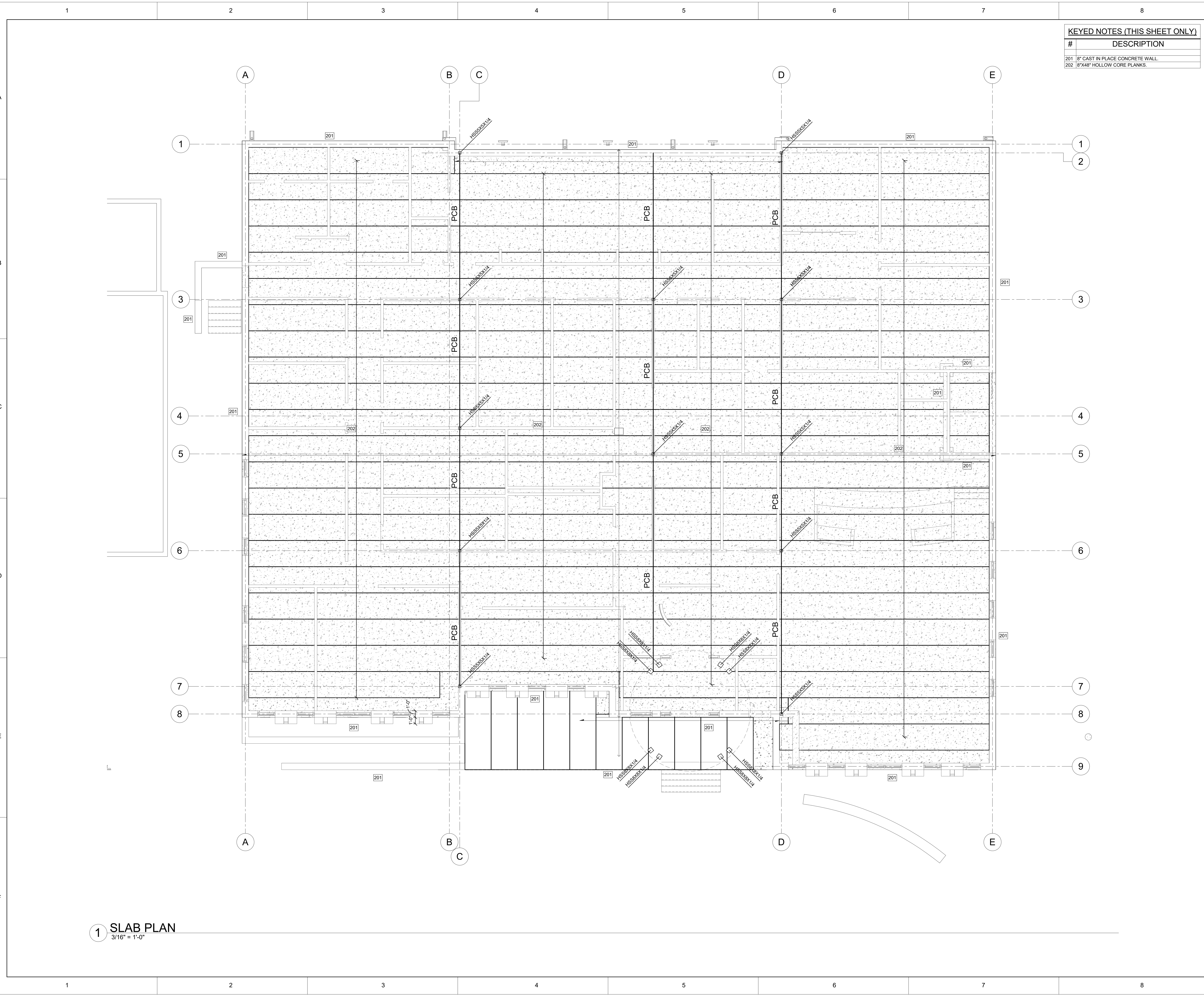
TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
 EDISTO BEACH, SC 29438

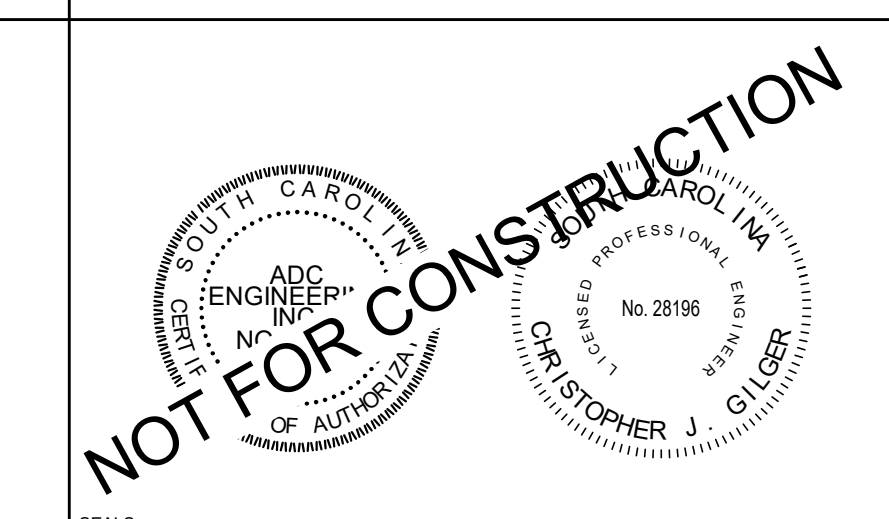
ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

FIRST FLOOR SLAB PLAN

SHEET NAME	S102
ADD PROJECT NUMBER	
DRAWN BY	
CHECKED BY	
DATE	
SCALE	10/19/2023 3:52:24 PM

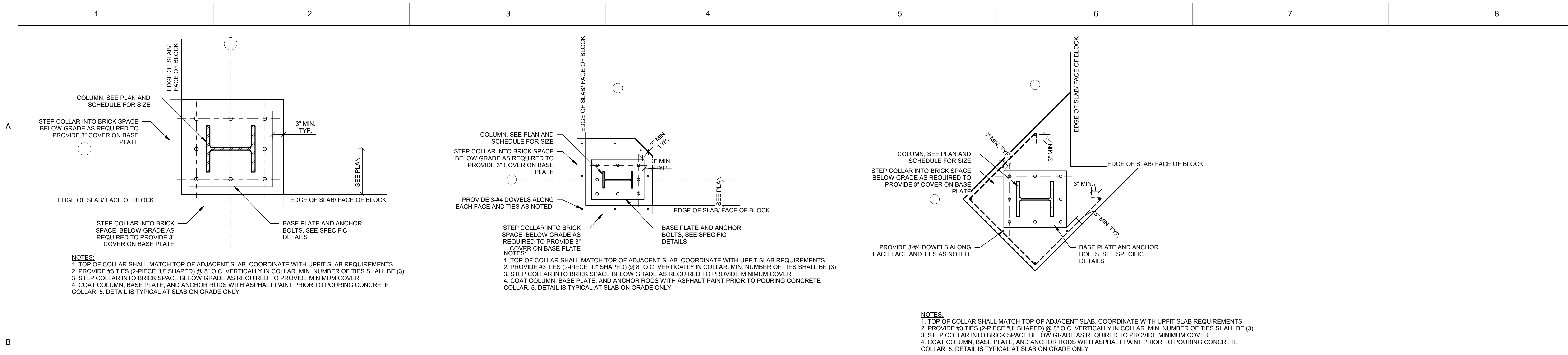


1 SLAB PLAN
 3/16" = 1'-0"



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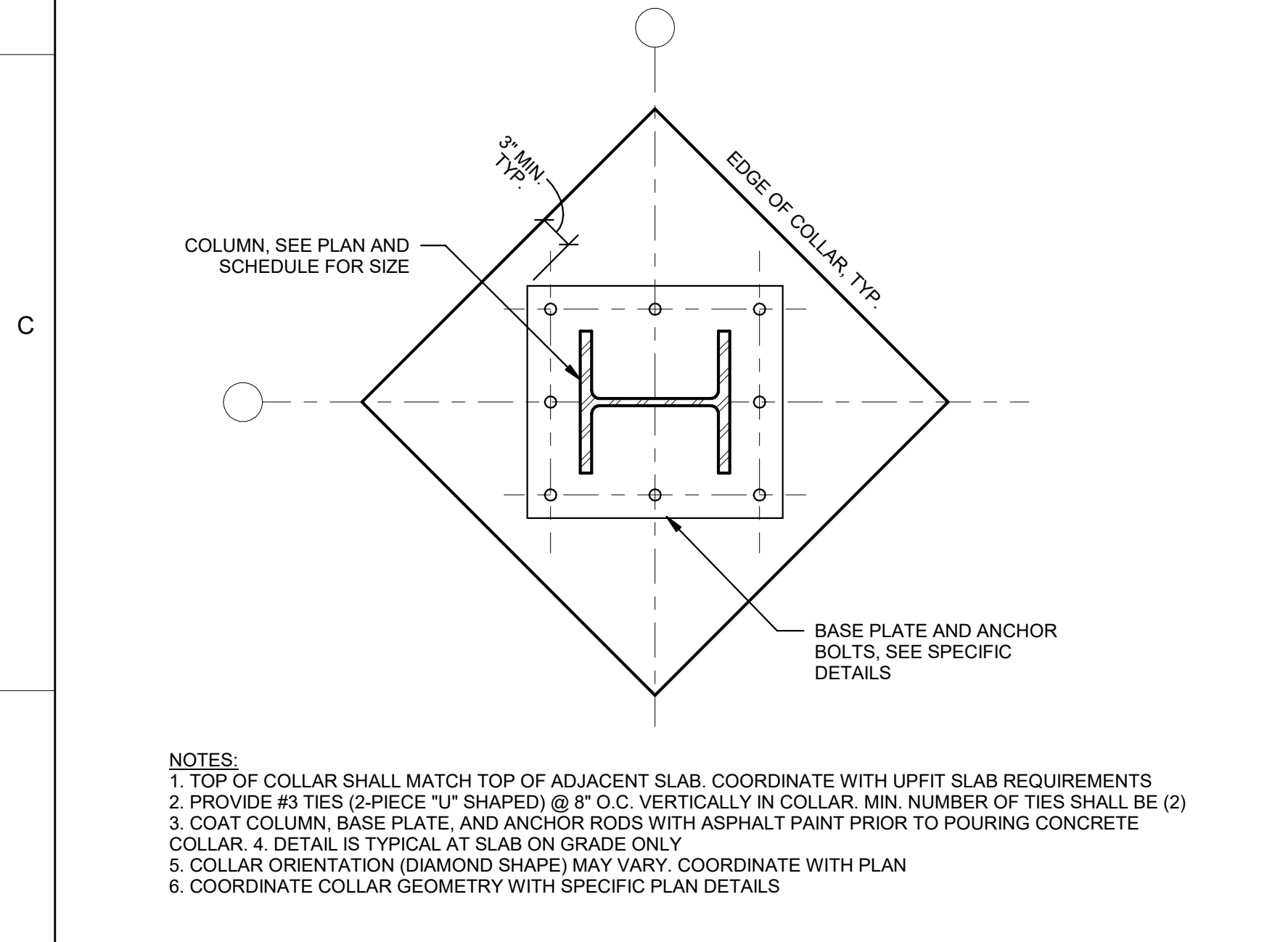
NOTES:



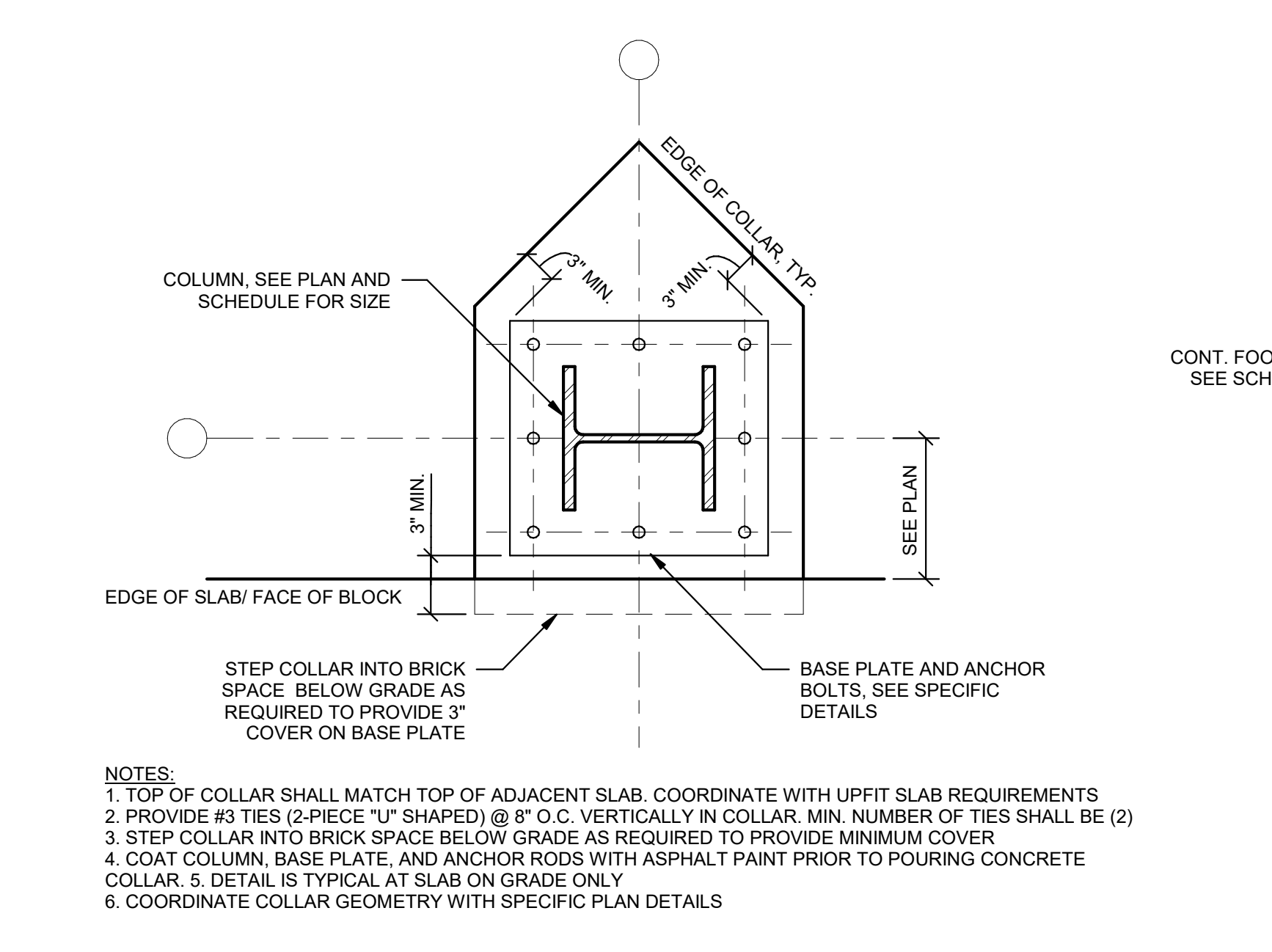
1 TYP. COLUMN COLLAR (CORNER CONDITION)
1" = 1'-0"

2 TYP. COLUMN COLLAR (CORNER CONDITION_ALT.)
3/4" = 1'-0"

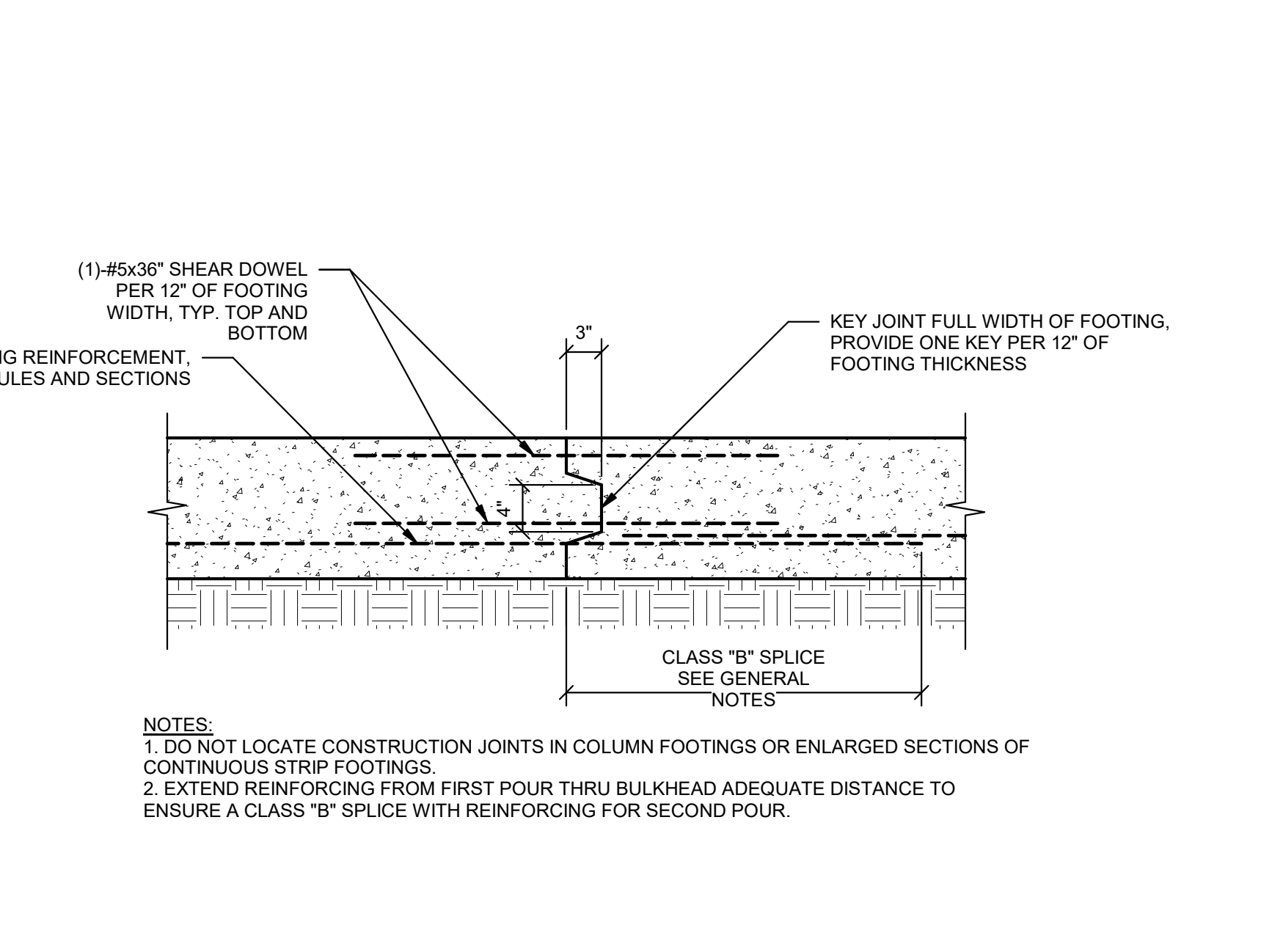
3 TYP. COLUMN COLLAR (CORNER CONDITION_ALT_2.)
3/4" = 1'-0"



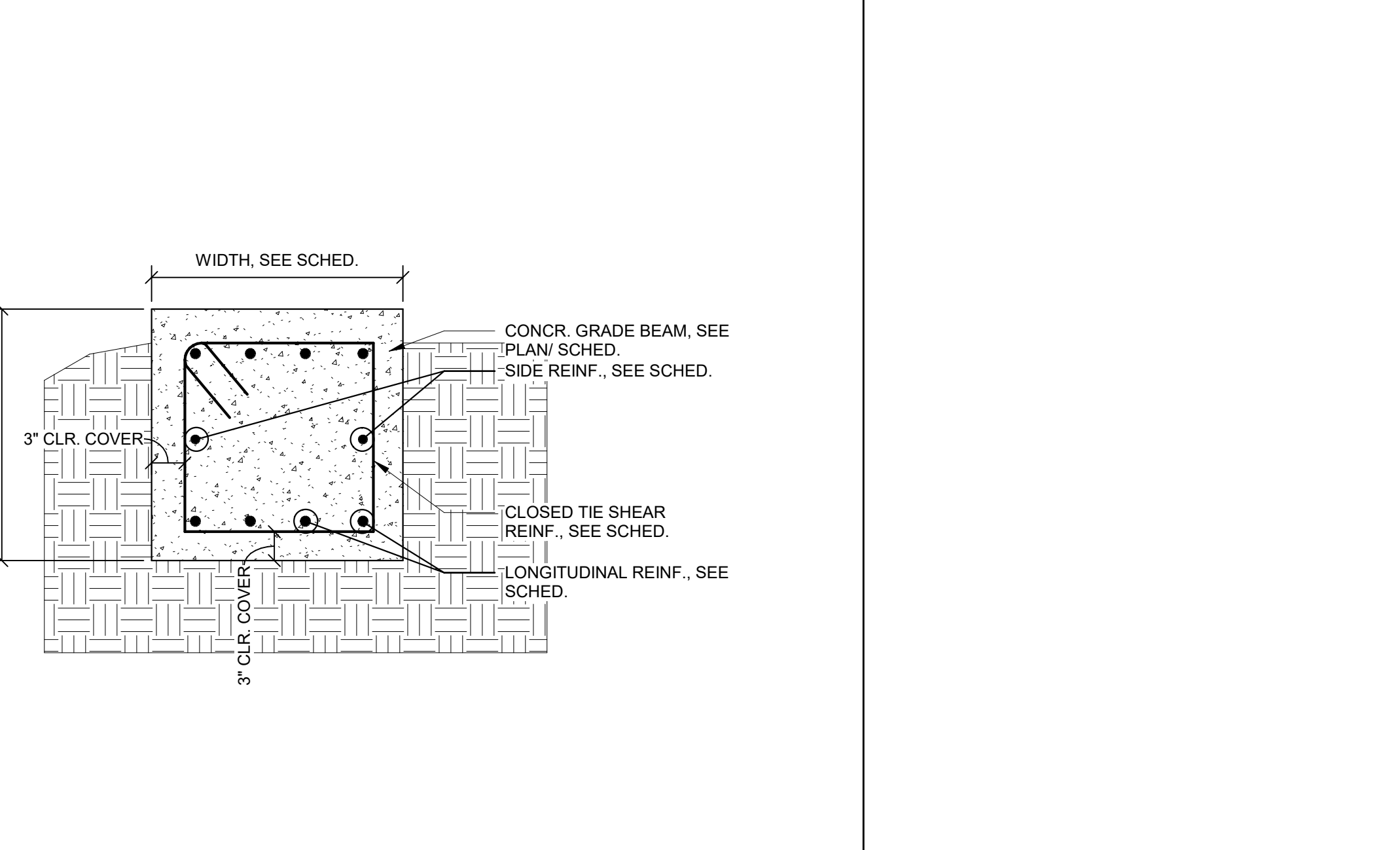
4 TYP. COLUMN COLLAR (INTERIOR CONDITION)
1" = 1'-0"



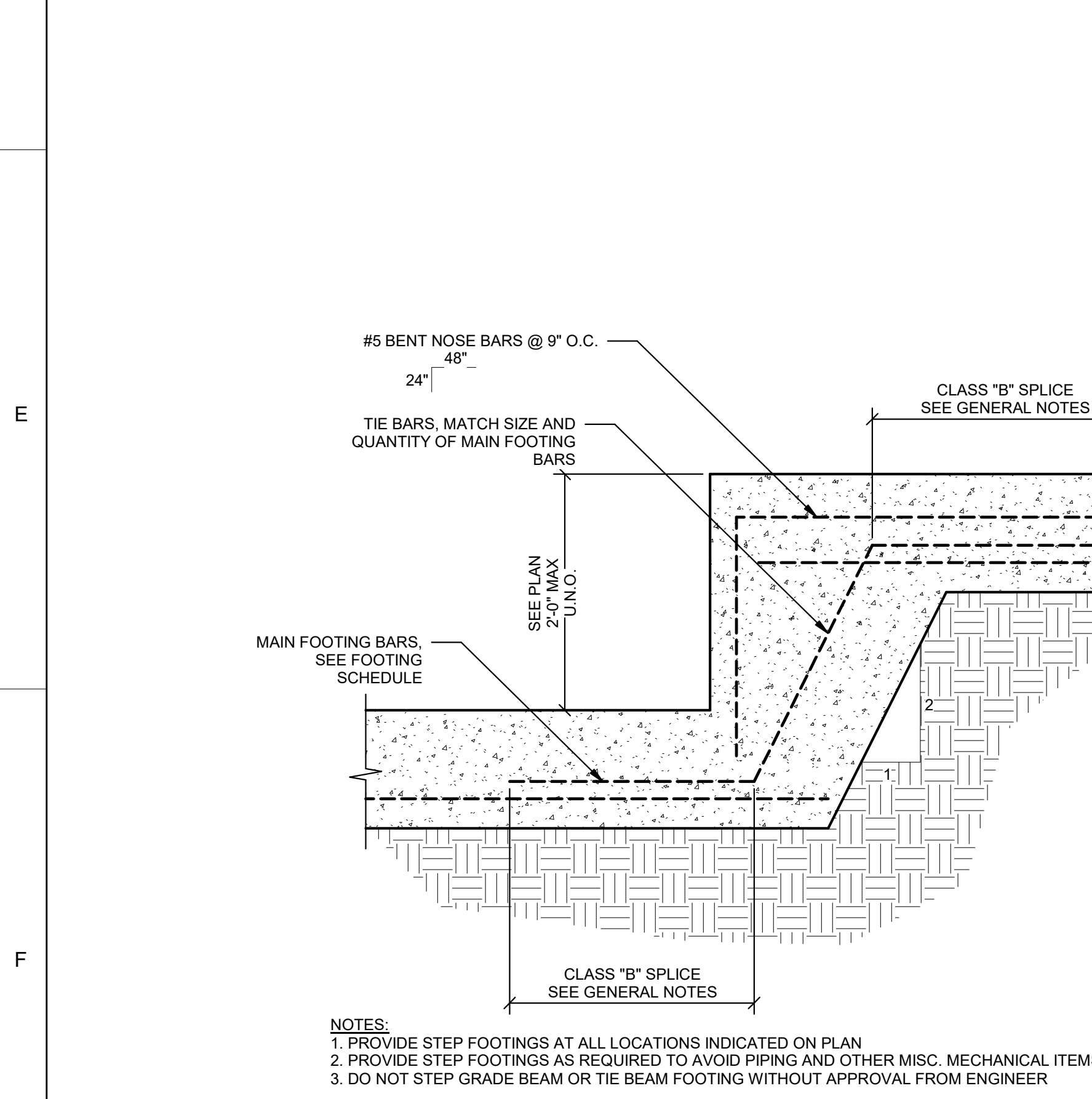
5 TYP. COLUMN COLLAR (PERIMETER CONDITION)
1" = 1'-0"



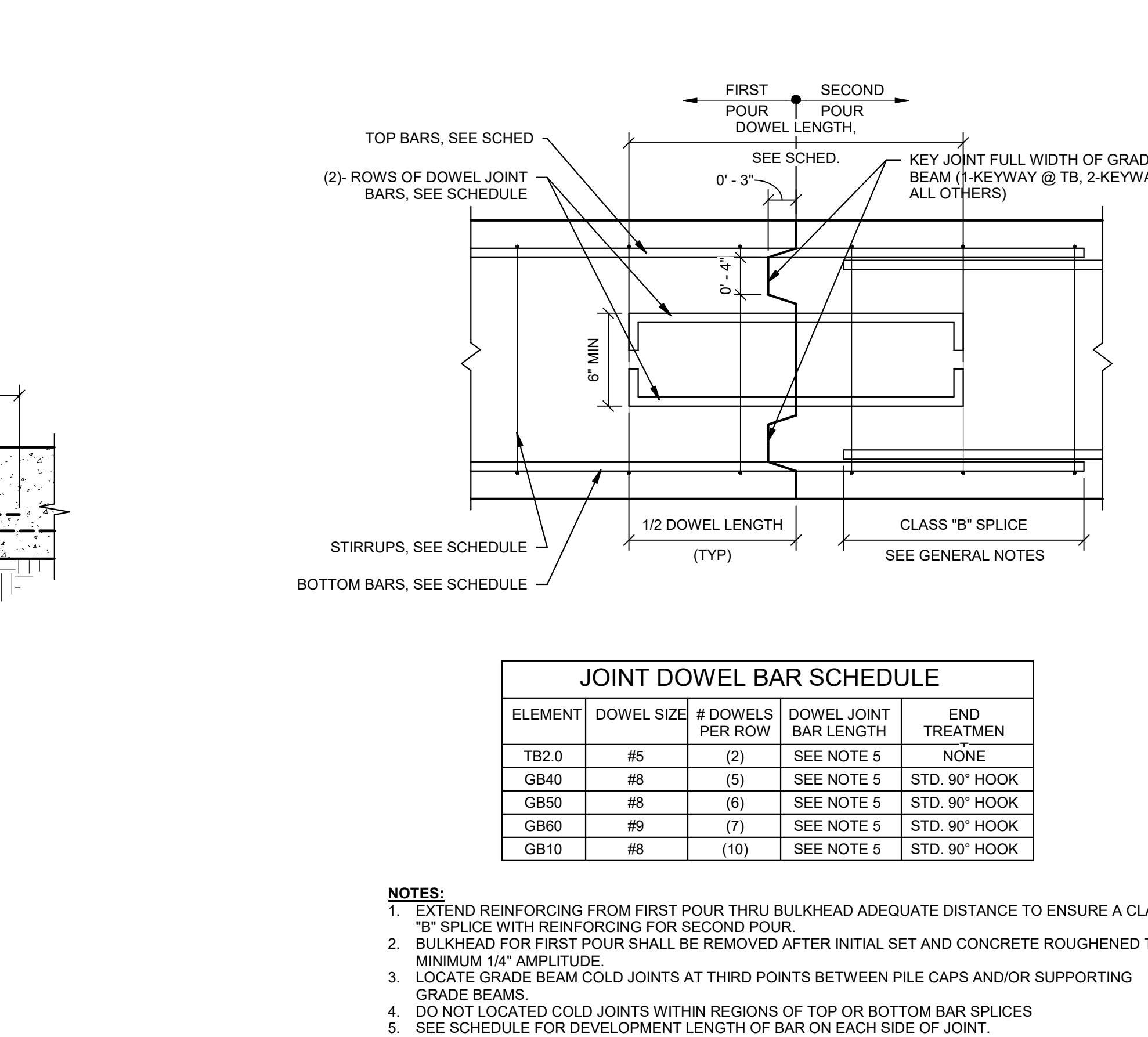
6 TYP. FOOTING CONSTRUCTION JOINT
1" = 1'-0"



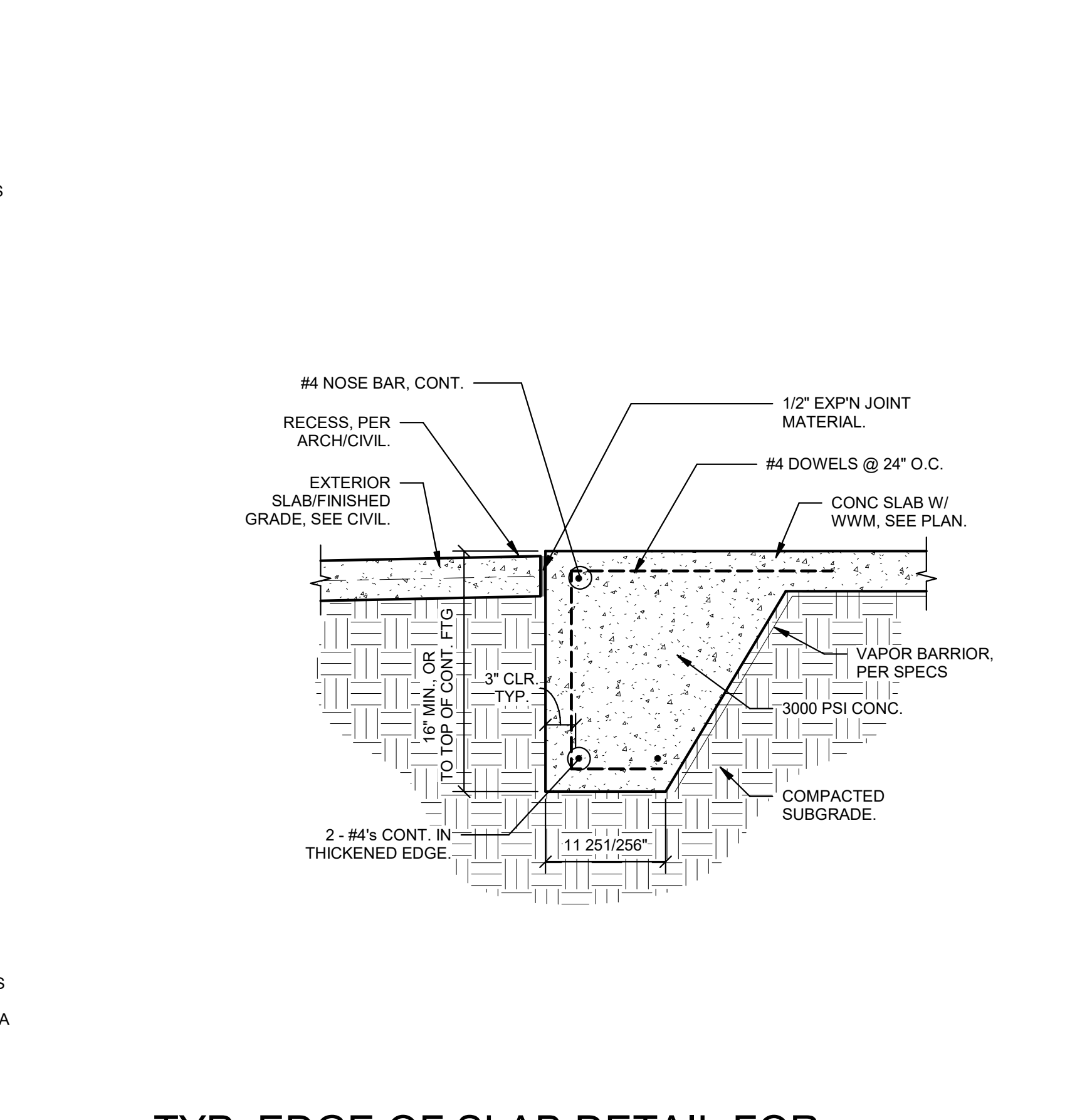
7 TYP. GRADE BEAM/TIE BEAM DETAIL
1" = 1'-0"



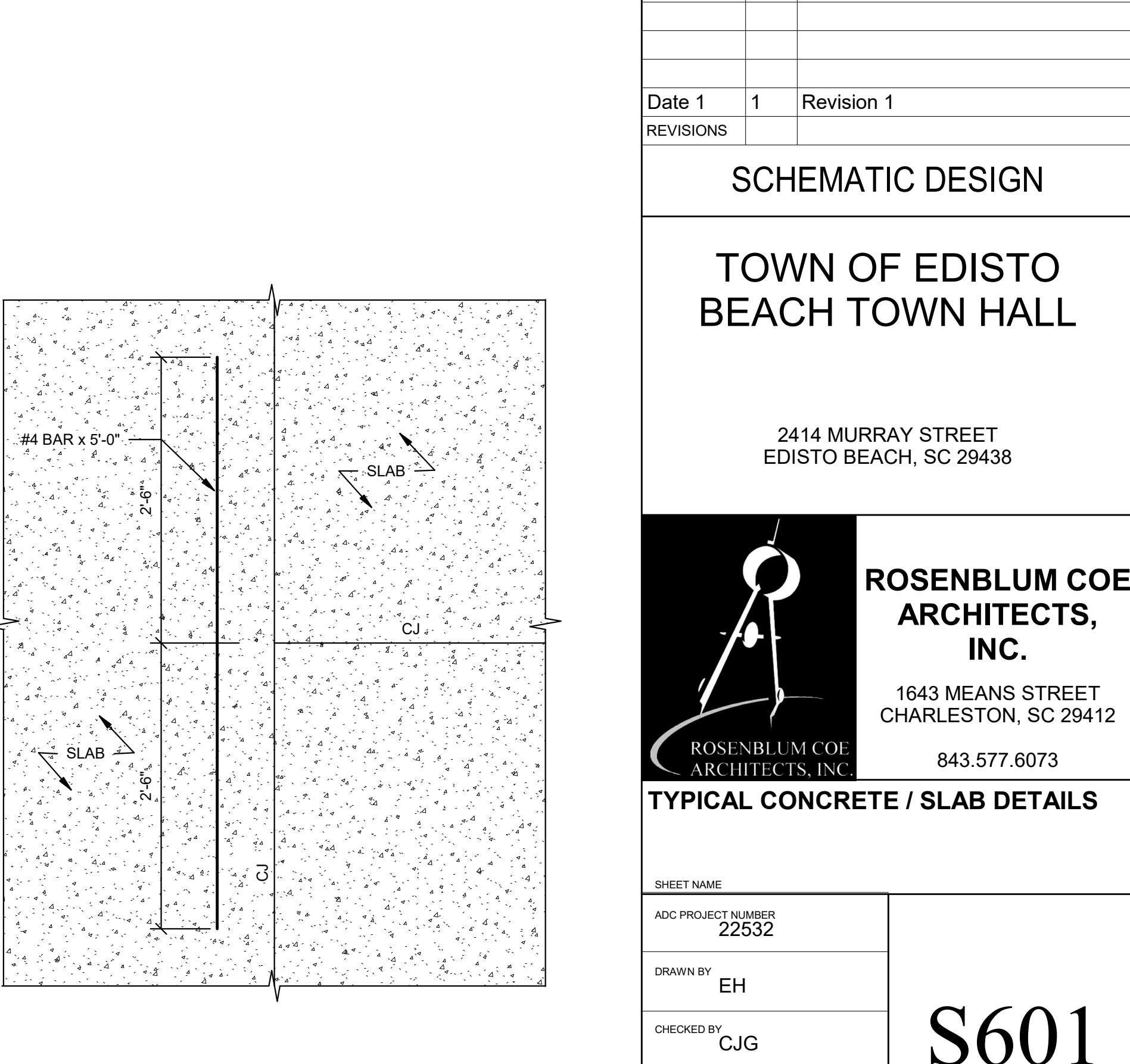
8 TYP. STEP FOOTING
1" = 1'-0"



9 TYP. GB/TB SPLICE
1" = 1'-0"



10 TYP. EDGE OF SLAB DETAIL FOR EXTERIOR SLAB EDGES
1" = 1'-0"



11 TYP. CJ DYING INTO CJ
1" = 1'-0"

JOINT DOWEL BAR SCHEDULE				
ELEMENT	DOWEL SIZE	# DOWELS PER ROW	DOWEL JOINT BAR LENGTH	END TREATMENT
TB2.0	#5	(2)	SEE NOTE 5	NONE
GB40	#8	(5)	SEE NOTE 5	STD. 90° HOOK
GB50	#8	(6)	SEE NOTE 5	STD. 90° HOOK
GB60	#9	(7)	SEE NOTE 5	STD. 90° HOOK
GB10	#8	(10)	SEE NOTE 5	STD. 90° HOOK

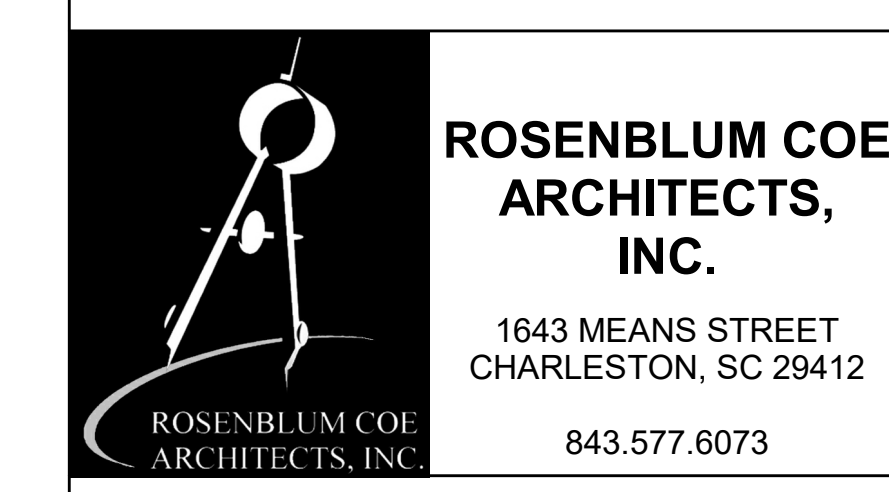
NOTES:
1. EXTEND REINFORCING FROM FIRST POUR THRU BULKHEAD ADEQUATE DISTANCE TO ENSURE A CLASS 'B' SPLICE WITH REINFORCING FOR SECOND POUR.
2. BULKHEAD FOR FIRST POUR SHALL BE REMOVED AFTER INITIAL SET AND CONCRETE ROUGHENED TO A MINIMUM 1/4" AMPLITUDE.
3. LOCATE GRADE BEAM COLD JOINTS AT THIRD POINTS BETWEEN PILE CAPS AND/OR SUPPORTING GRADE BEAMS.
4. DO NOT LOCATED COLD JOINTS WITHIN REGIONS OF TOP OR BOTTOM BAR SPLICES
5. SEE SCHEDULE FOR DEVELOPMENT LENGTH OF BAR ON EACH SIDE OF JOINT.

REVISIONS	DATE	REVISION
1	1	Revision 1

SCHEMATIC DESIGN

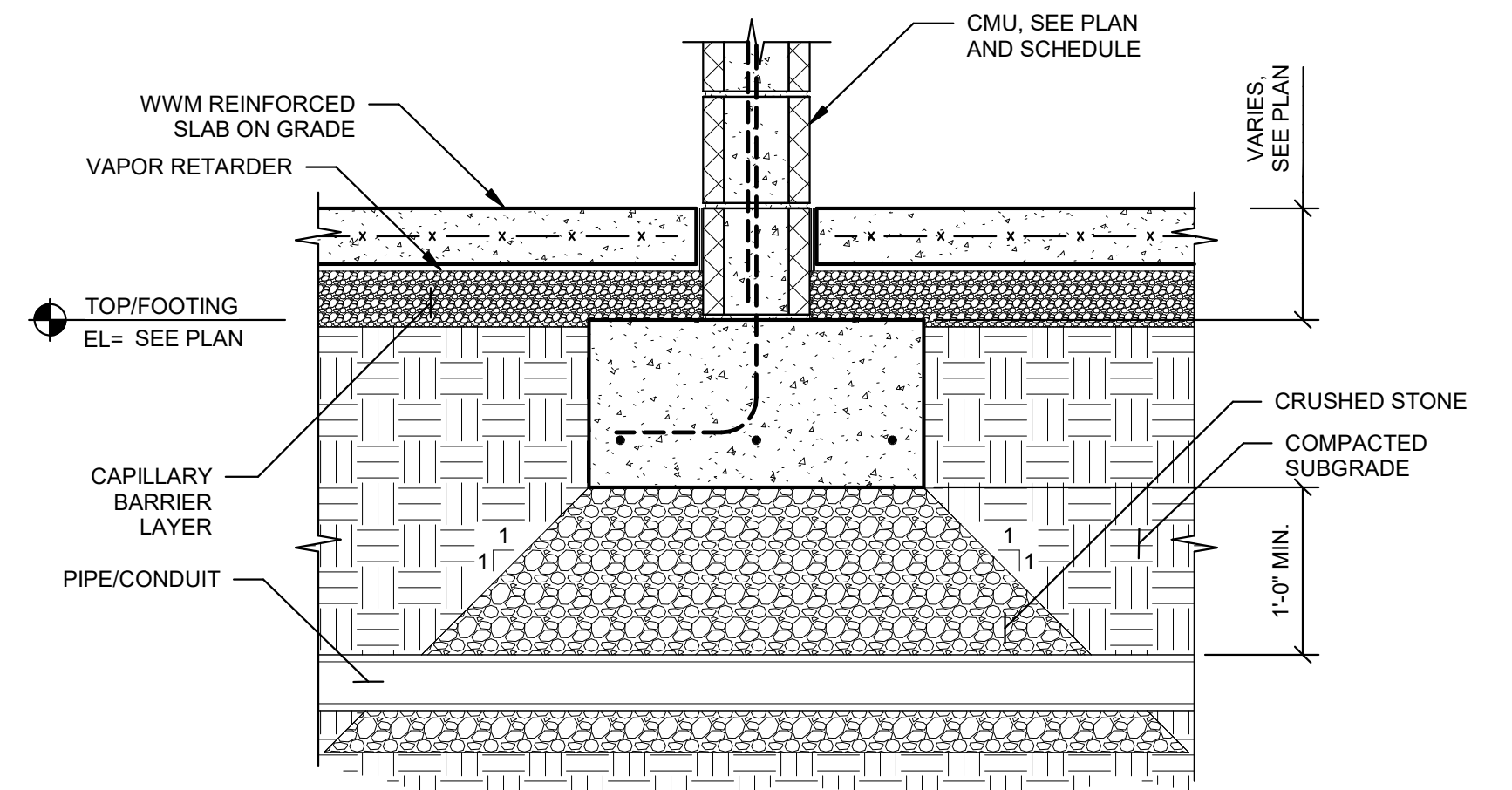
TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
EDISTO BEACH, SC 29438

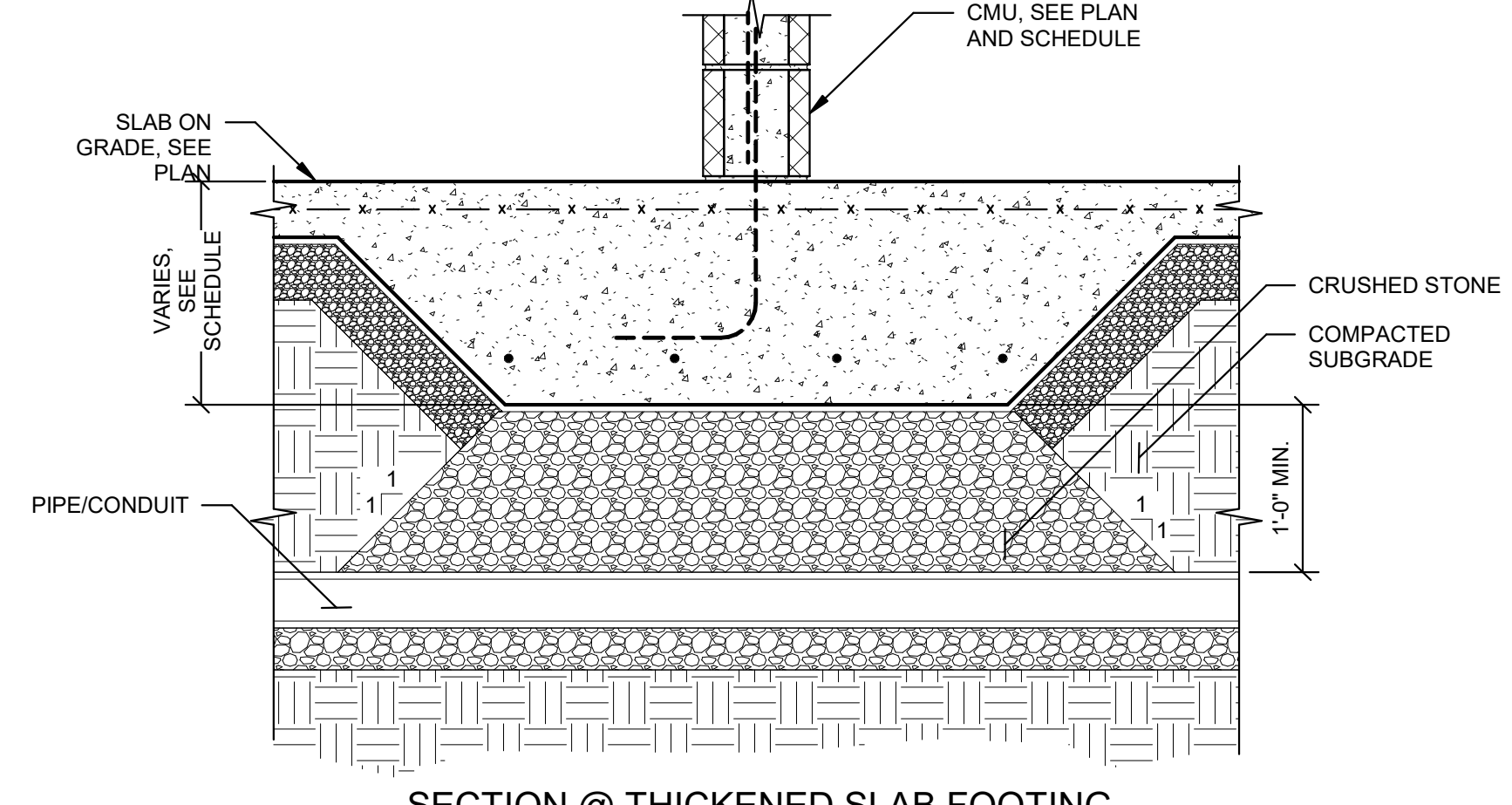


TYPICAL CONCRETE / SLAB DETAILS

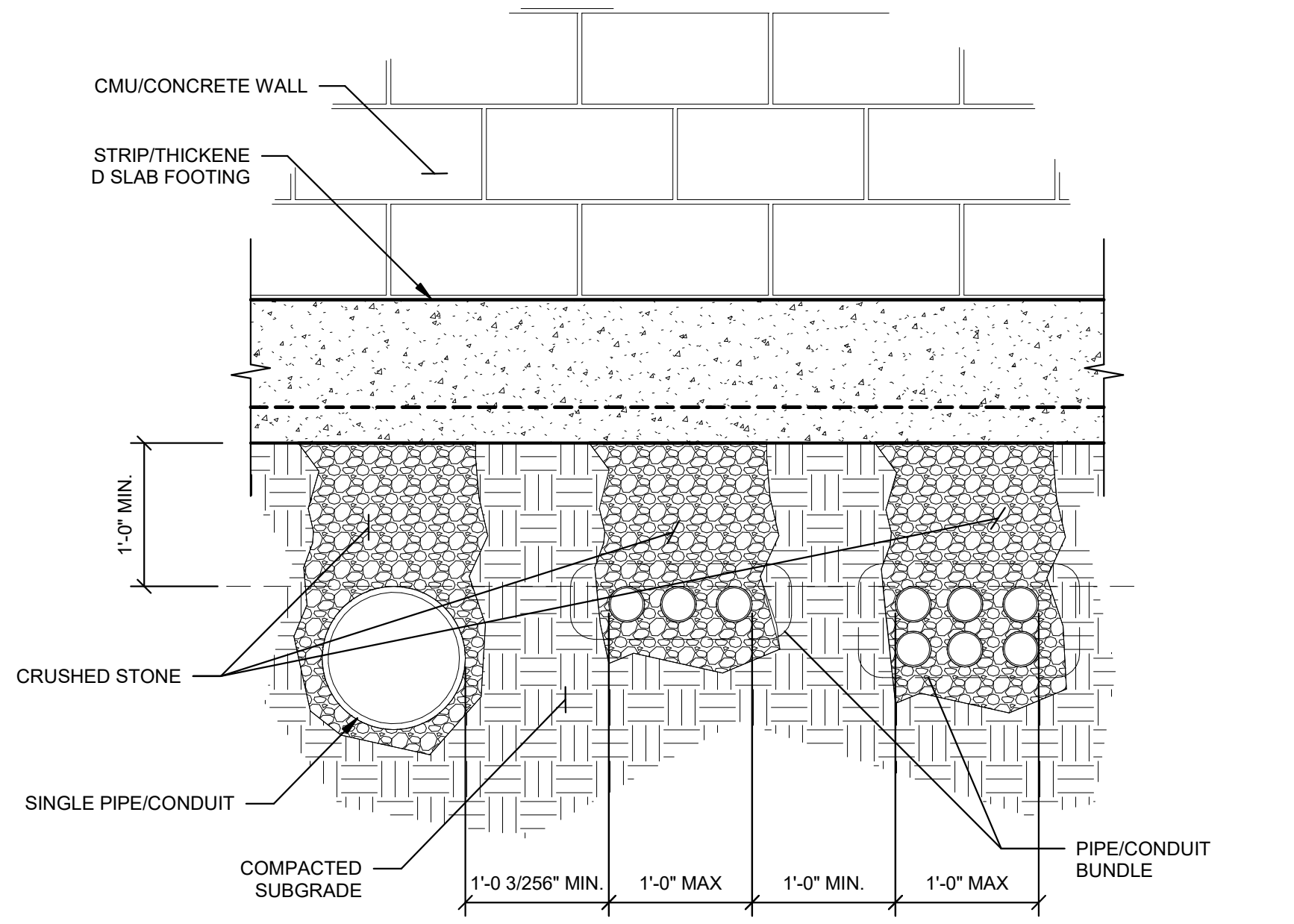
SHEET NAME	S601
ADD PROJECT NUMBER	
DRAWN BY	
CHECKED BY	
DATE	
SCALE	As indicated



SECTION @ STRIP FOOTING



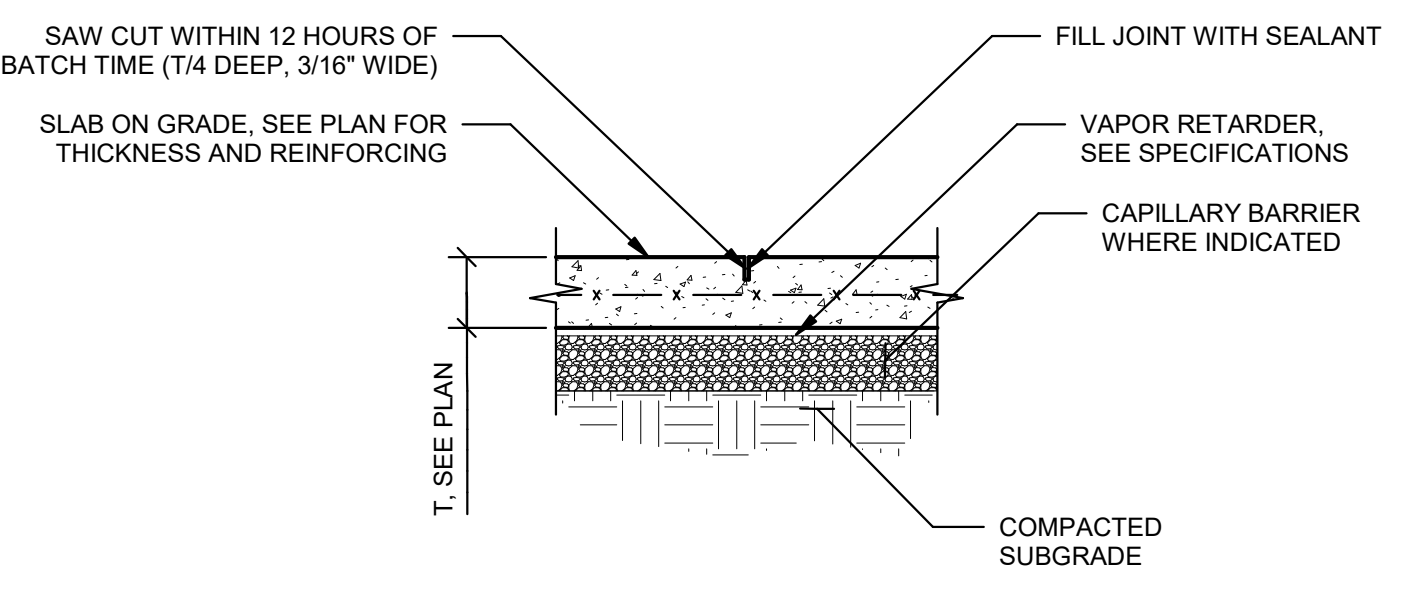
SECTION @ THICKENED SLAB FOOTING



ELEVATION

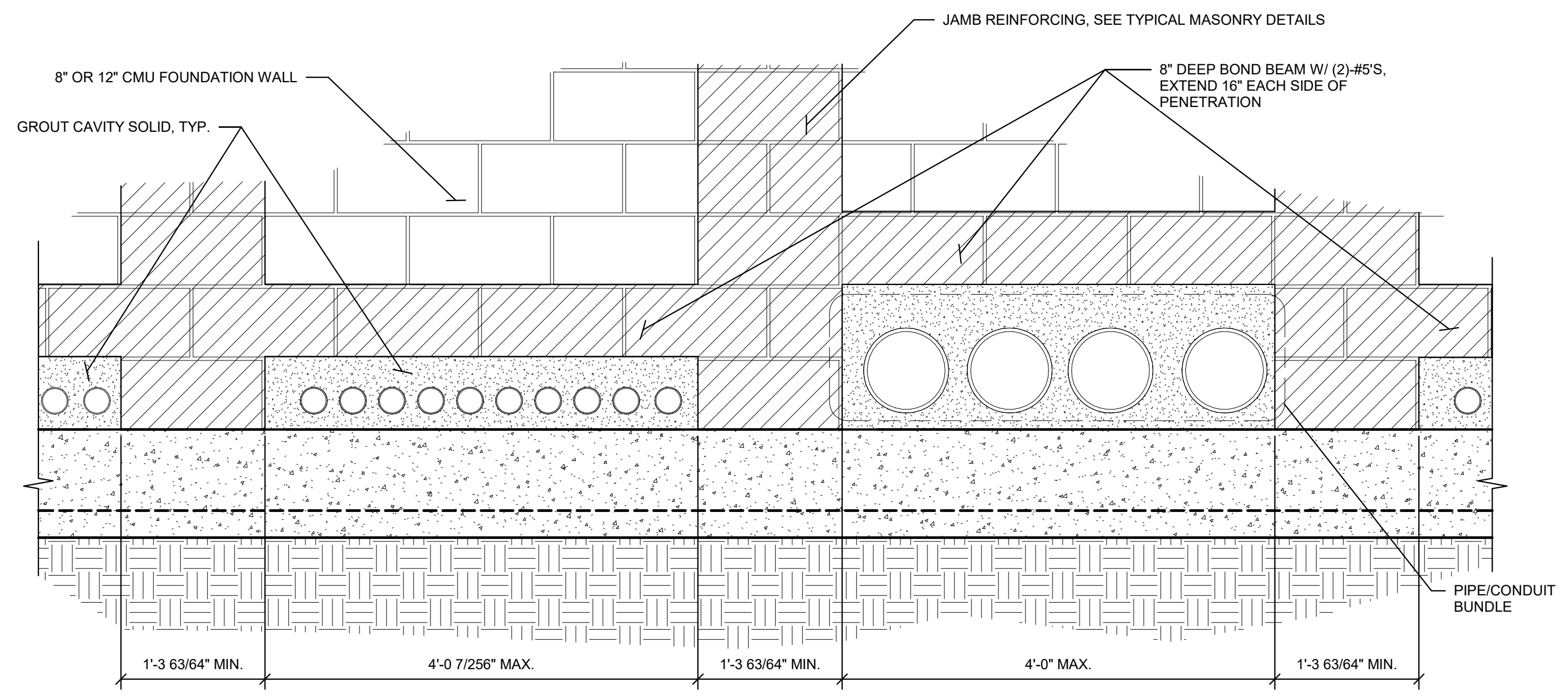
- NOTES:
 1. TOP OF FOOTING VARIES, COORDINATE WITH PLANS
 2. DETAIL IS TYPICAL WHERE PIPE OR CONDUIT IS LESS THAN 2'-0" BELOW BOTTOM OF FOOTING
 3. PIPING OR CONDUIT SHALL NOT BE INSTALLED WITH THE TOP OF PIPE LESS THAN 6" BELOW BOTTOM OF FOOTING
 4. PIPING OR CONDUIT SHALL NOT BE PERMITTED BELOW SPREAD FOOTINGS

1 TYP. PIPE/CONDUIT BELOW STRIP/THICKENED SLAB FOOTING
 1" = 1'-0"



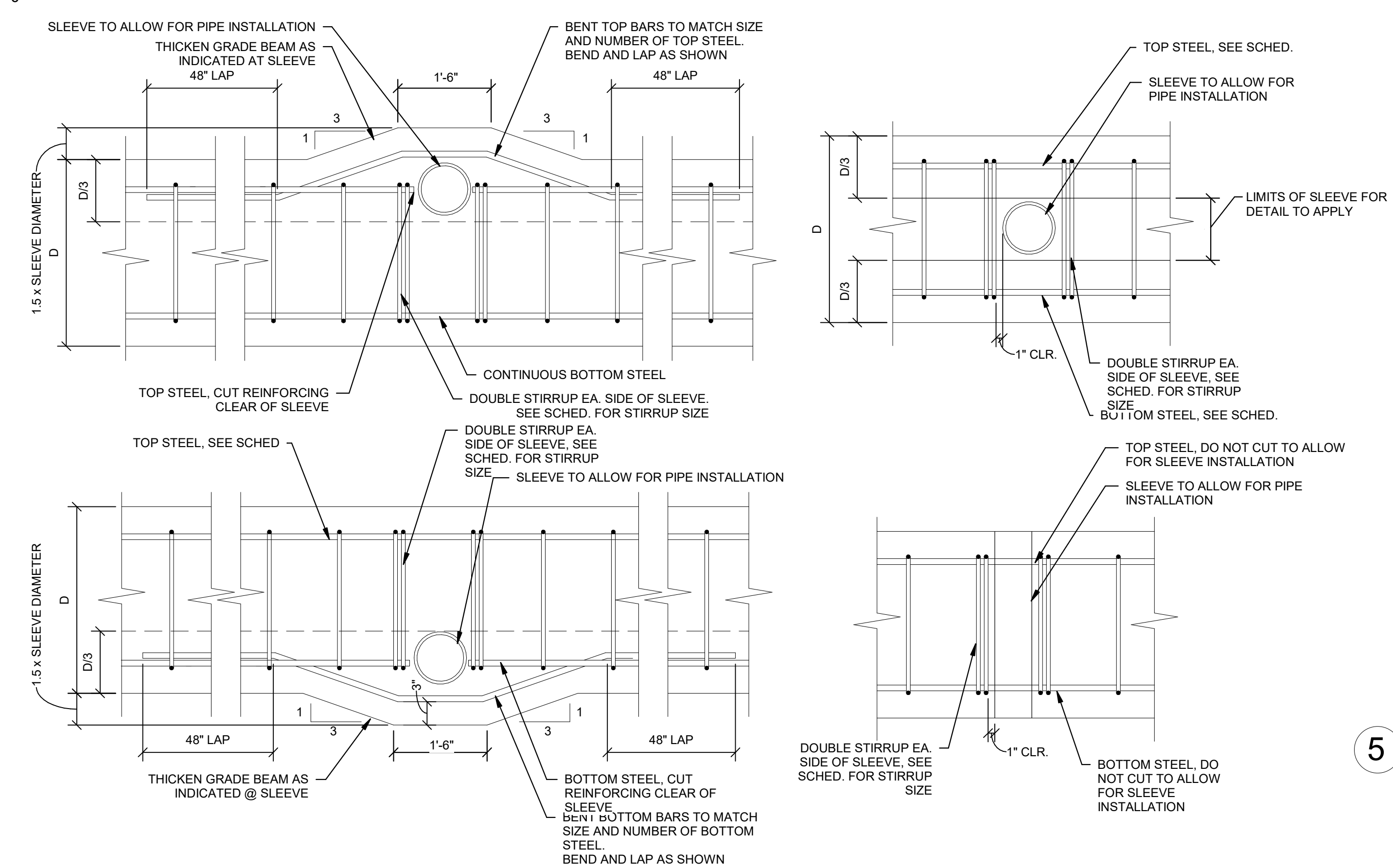
- NOTES:
 1. PROVIDE JOINTS AS INDICATED ON PLANS
 2. PROVIDE JOINTS SO THAT NO ONE SIDE OF A JOINTED SLAB SEGMENT IS MORE THAN 1-1/2 TIMES THE PERPENDICULAR SIDE
 3. PROVIDE JOINTS AT ALL DOORWAYS AND RE-ENTRANT CORNERS
 4. AT CONTRACTOR'S OPTION JOINTS MAY BE HAND TOOLED

2 TYP. SLAB-ON-GRADE CONTROL JOINT (CJ)
 1" = 1'-0"

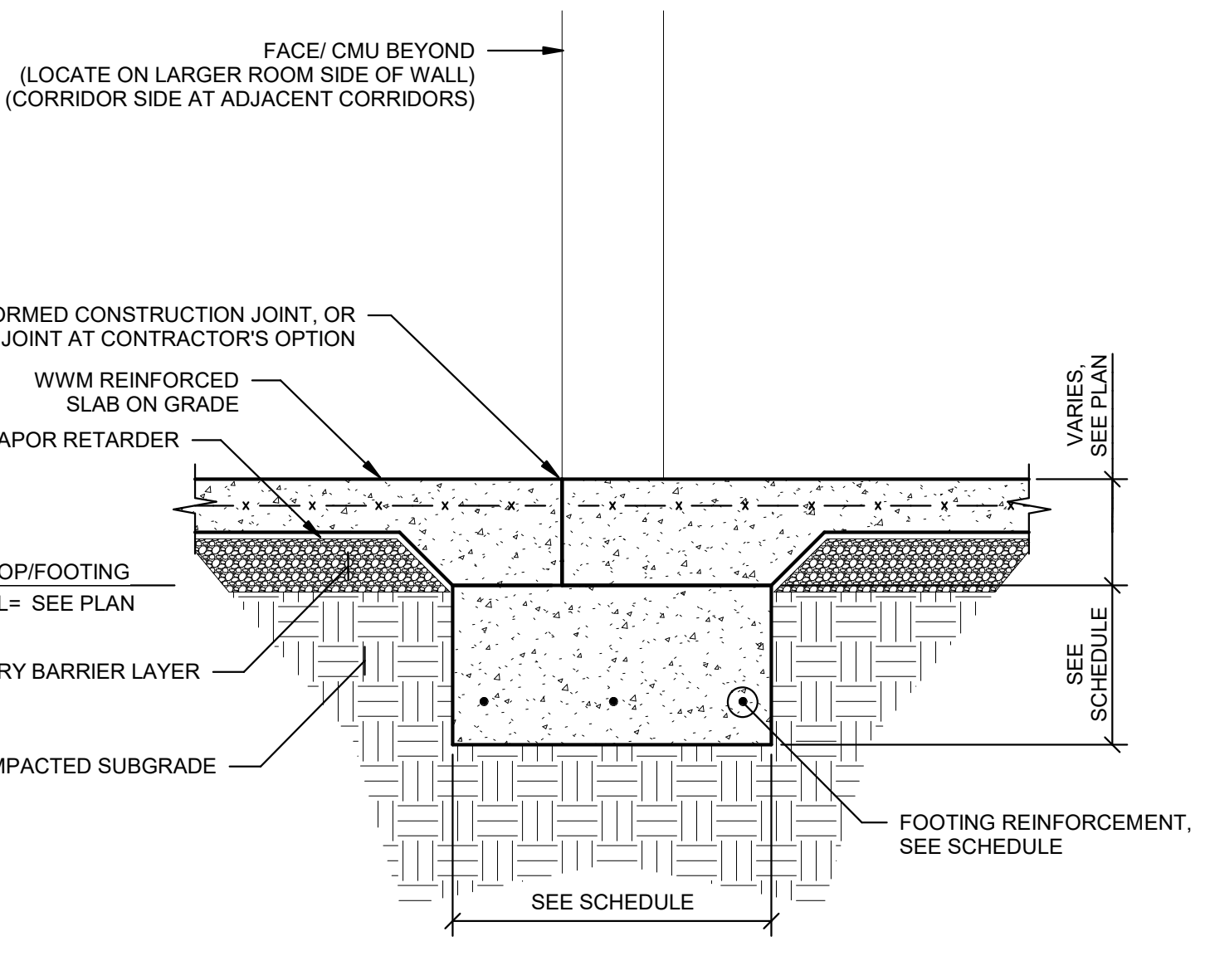


- NOTES:
 1. SPECIAL LITEL MAY BE OMITTED WHERE THE BOTTOM OF A CONTINUOUS BOND BEAM OCCURS LESS THAN 16" ABOVE PENETRATION
 2. SEE TYPICAL MASONRY DETAILS FOR JAMB REINFORCING AT OPENING
 3. PIPING/CONDUIT SHALL NOT BE PERMITTED AT LOCATIONS OF "JAMB REINFORCING" OR SPECIAL MASONRY PIERS AS INDICATED IN PLANS OR TYPICAL DETAILS

2 TYP. PIPE/CONDUIT GROUP PENETRATION @ CMU WALL
 1" = 1'-0"

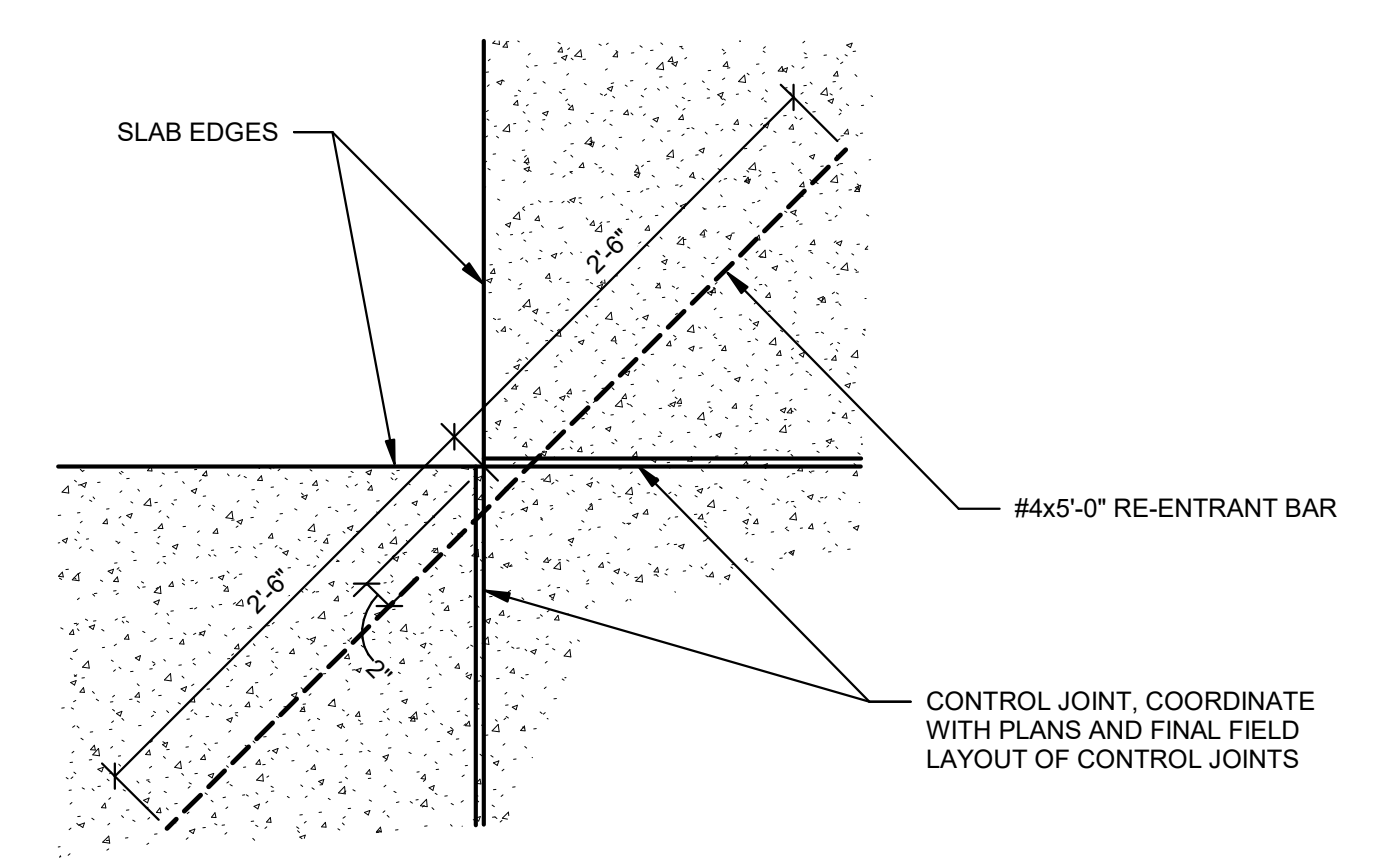


3 TYP. SECTIONS @ PIPE SLEEVES THROUGH GRADE BEAMS
 1" = 1'-0"

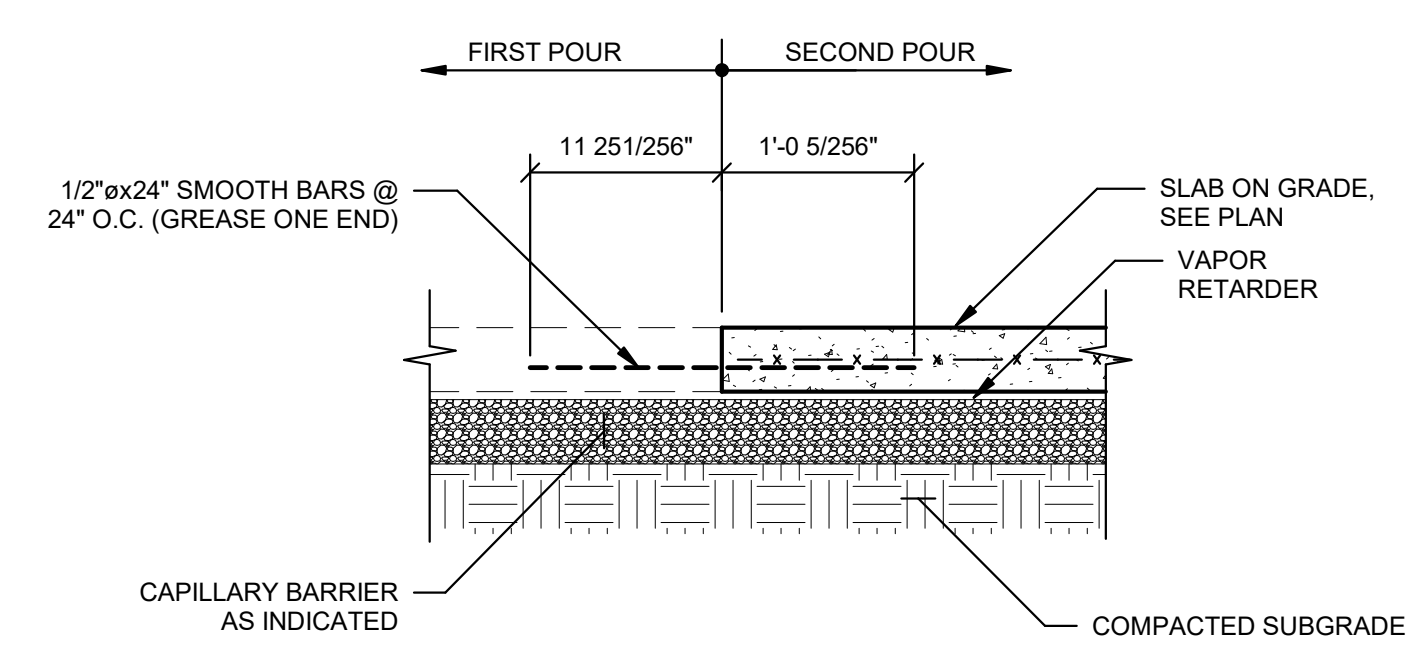


- NOTES:
 1. PROVIDE GROUT FILLED CMU TO MATCH WALL BEYOND UP TO 8" BELOW FINISHED FLOOR, AT LOCATIONS WITH TOP OF FOOTING MORE THAN 8" BELOW FINISHED FLOOR

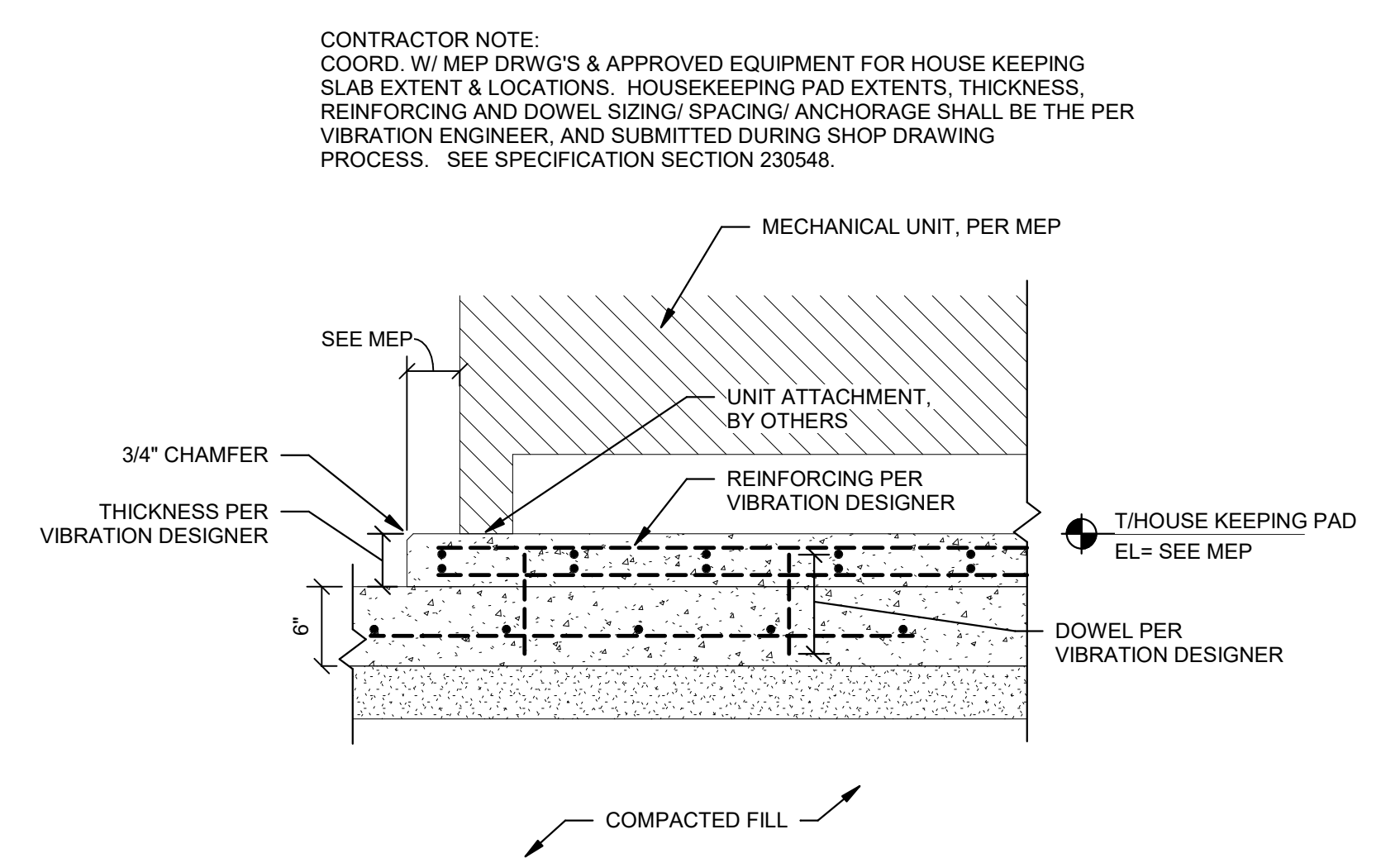
7 TYP. SLAB CONSTRUCTION @ INTERIOR WALL OPENING
 1" = 1'-0"



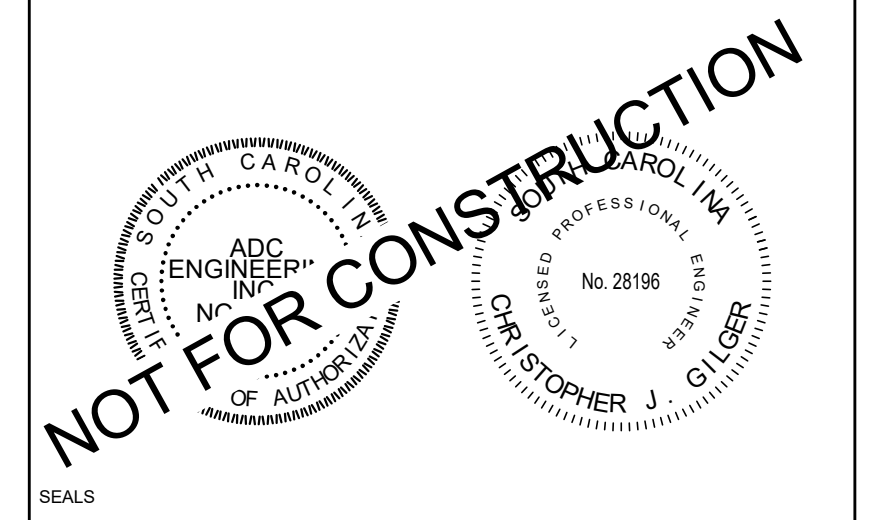
4 TYP. SLAB RE-ENTRANT CORNER
 1" = 1'-0"



5 TYP. SLAB-ON-GRADE CONSTRUCTION JOINT
 1" = 1'-0"



8 TYP. MEP HOUSE KEEPING PAD DETAIL
 1" = 1'-0"



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NOTES:

REVISIONS	DATE	REVISION
1		Revision 1

SCHEMATIC DESIGN

TOWN OF EDISTO BEACH TOWN HALL

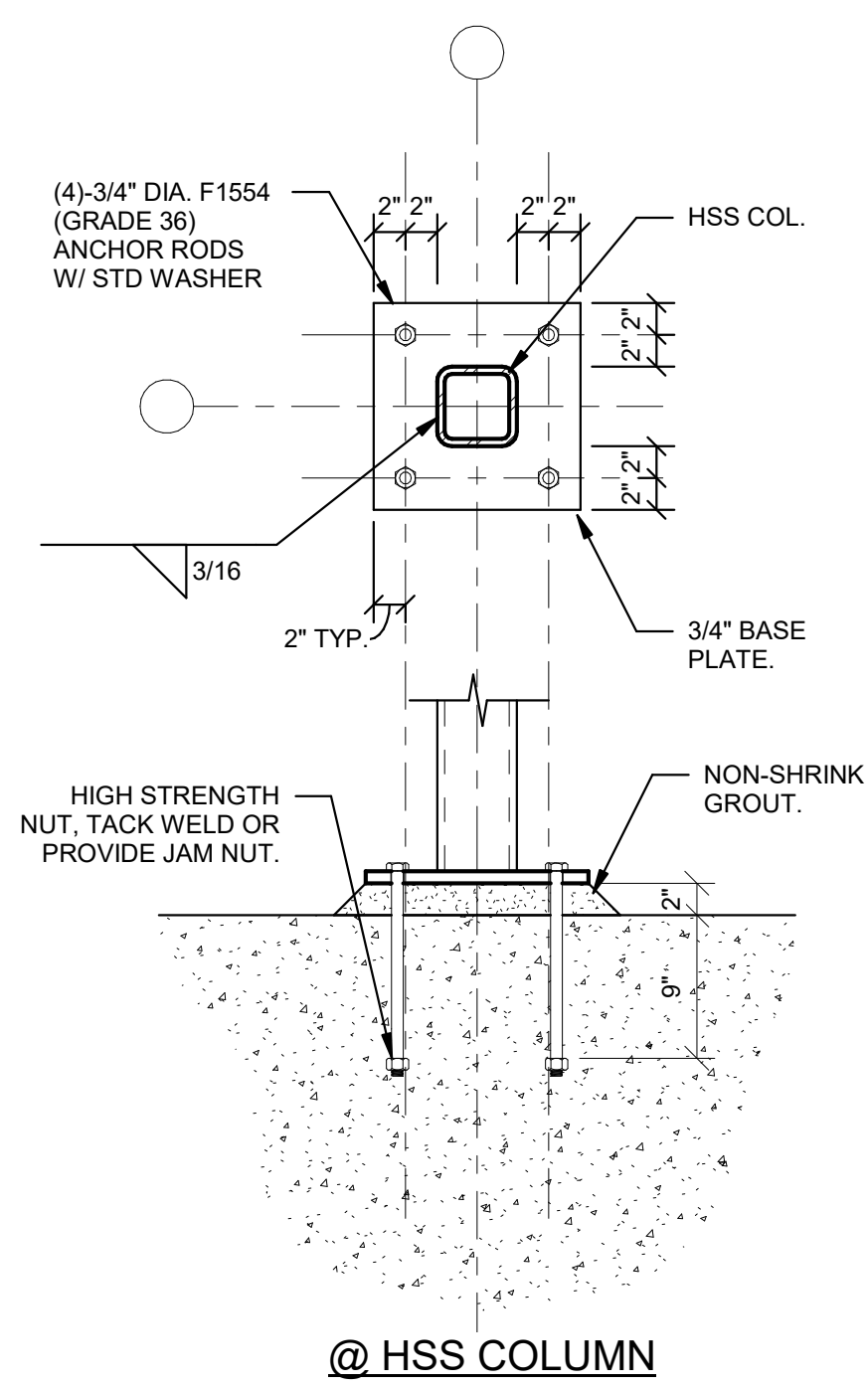
2414 MURRAY STREET
 EDISTO BEACH, SC 29438

ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

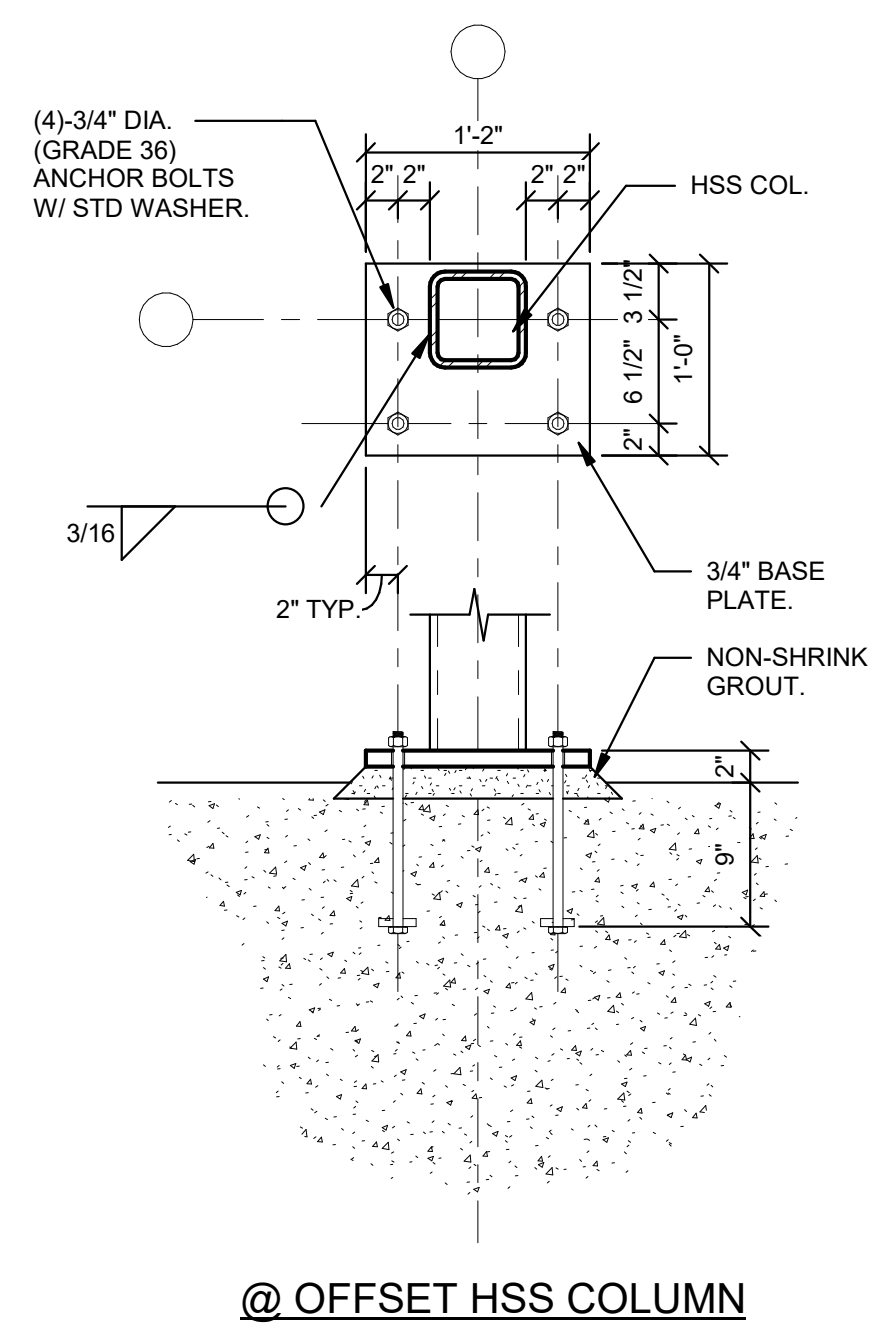
TYPICAL CONCRETE / SLAB DETAILS

SHEET NAME	S602
ADD PROJECT NUMBER	
22532	
DRAWN BY	
EH	
CHECKED BY	Issue Date
CJG	
DATE	
SCALE	1" = 1'-0"

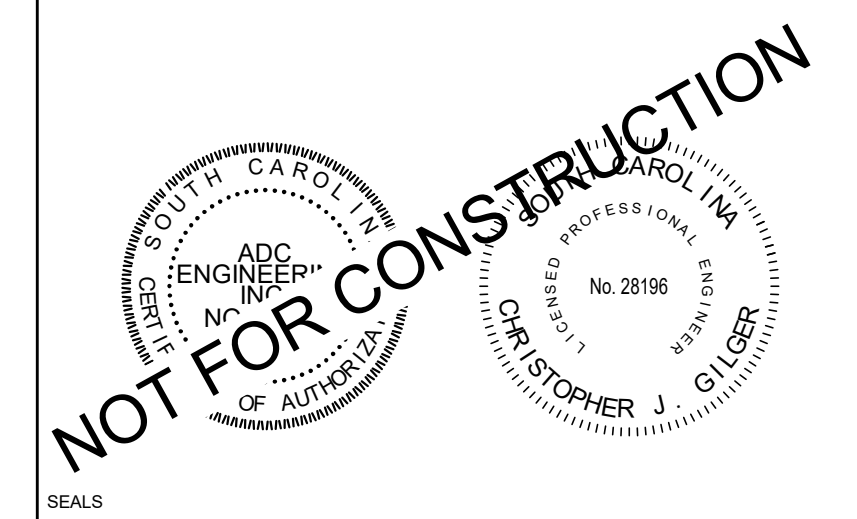
10/19/2023 3:32:28 PM



1 TYP. HSS COLUMN BASE PLATE DETAIL
1" = 1'-0"



4 TYPICAL BASE PLATE DETAIL
1" = 1'-0"



SEALS
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NOTES:

Date	1	Revision	1
REVISIONS			

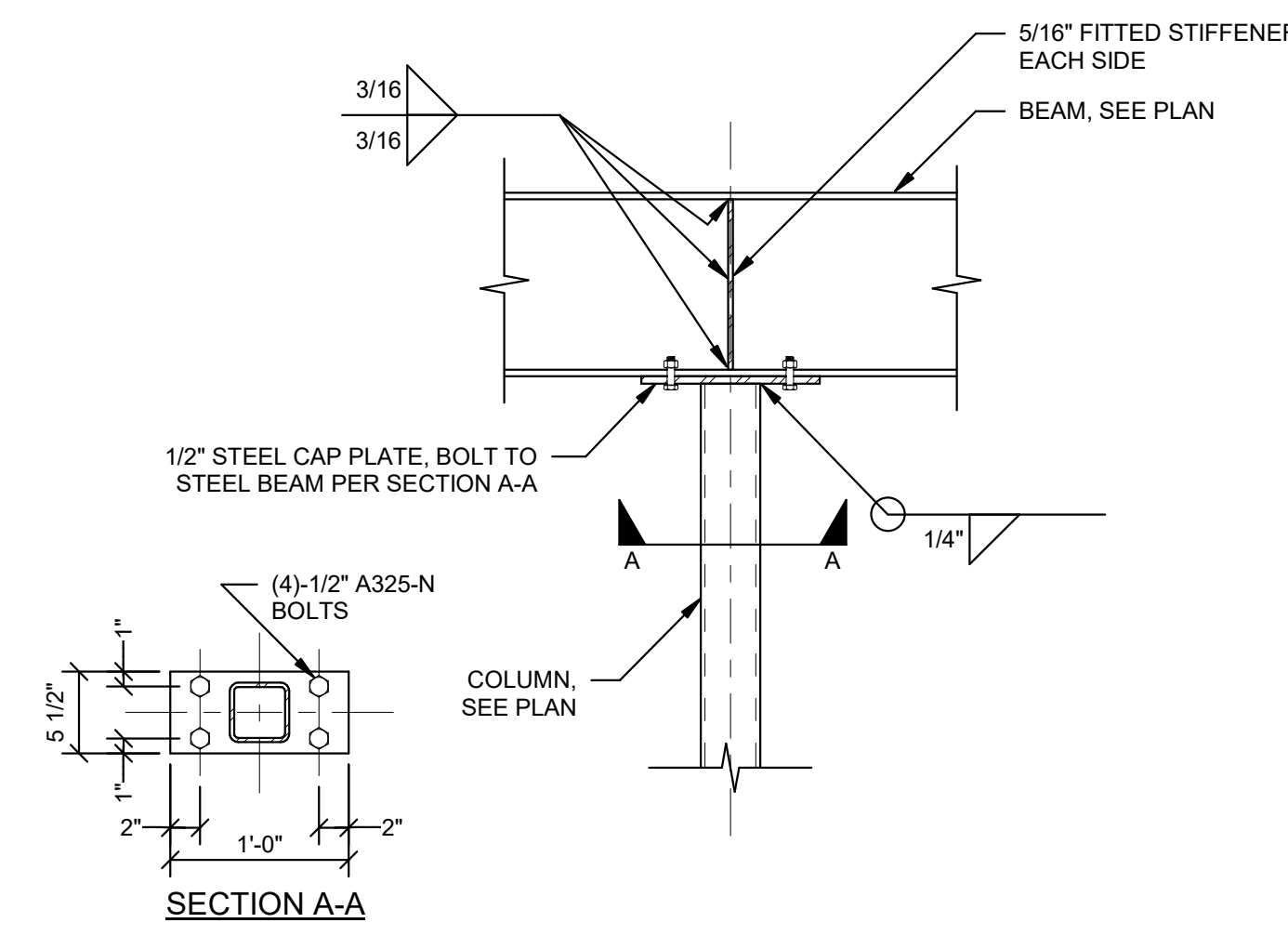
SCHEMATIC DESIGN
 TOWN OF EDISTO
 BEACH TOWN HALL
 2414 MURRAY STREET
 EDISTO BEACH, SC 29438

ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

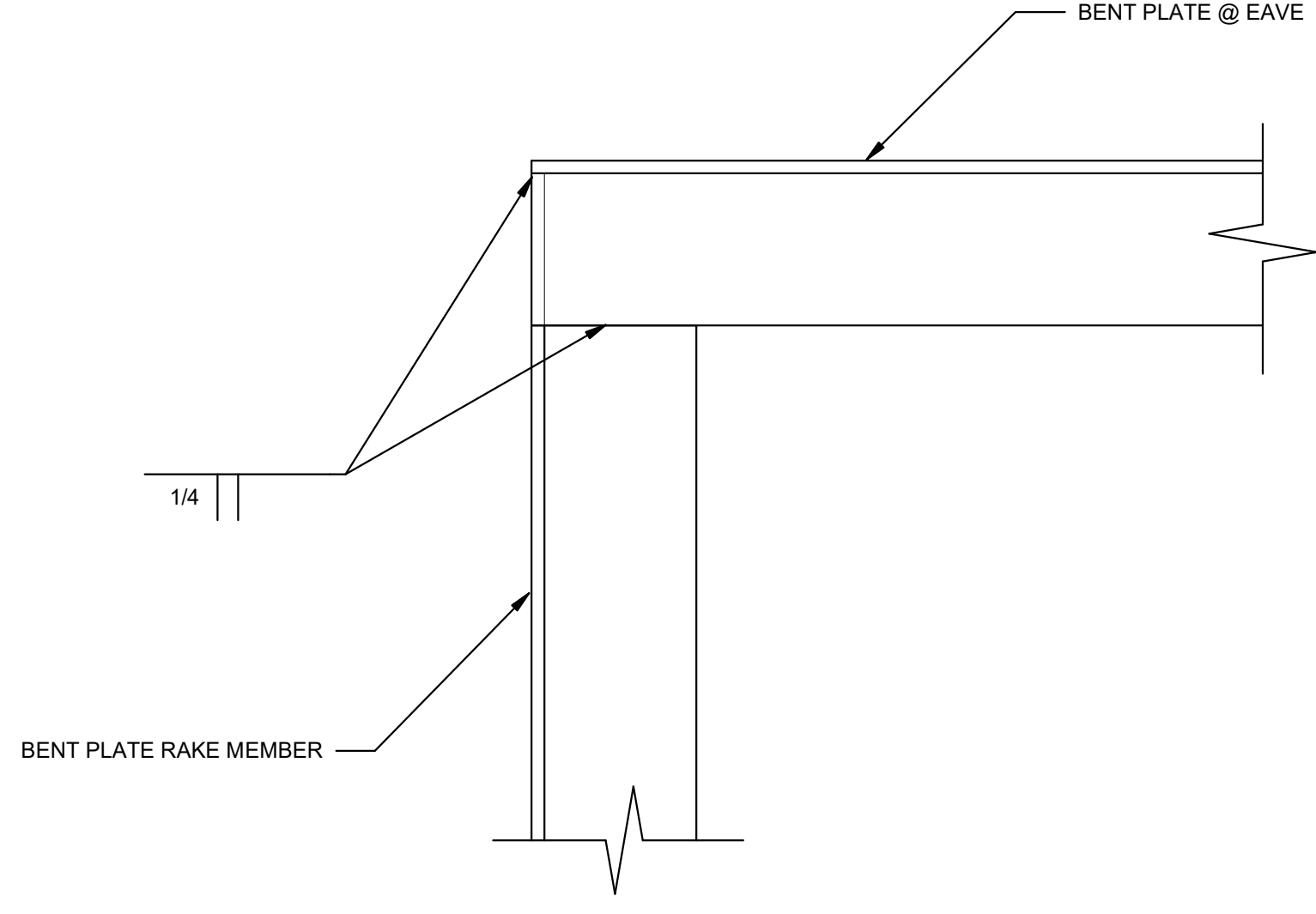
TYPICAL BASE PLATE DETAILS

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ADD PROJECT NUMBER	22532
DRAWN BY	EH
CHECKED BY	CJG
DATE	Issue Date
SCALE	1" = 1'-0"

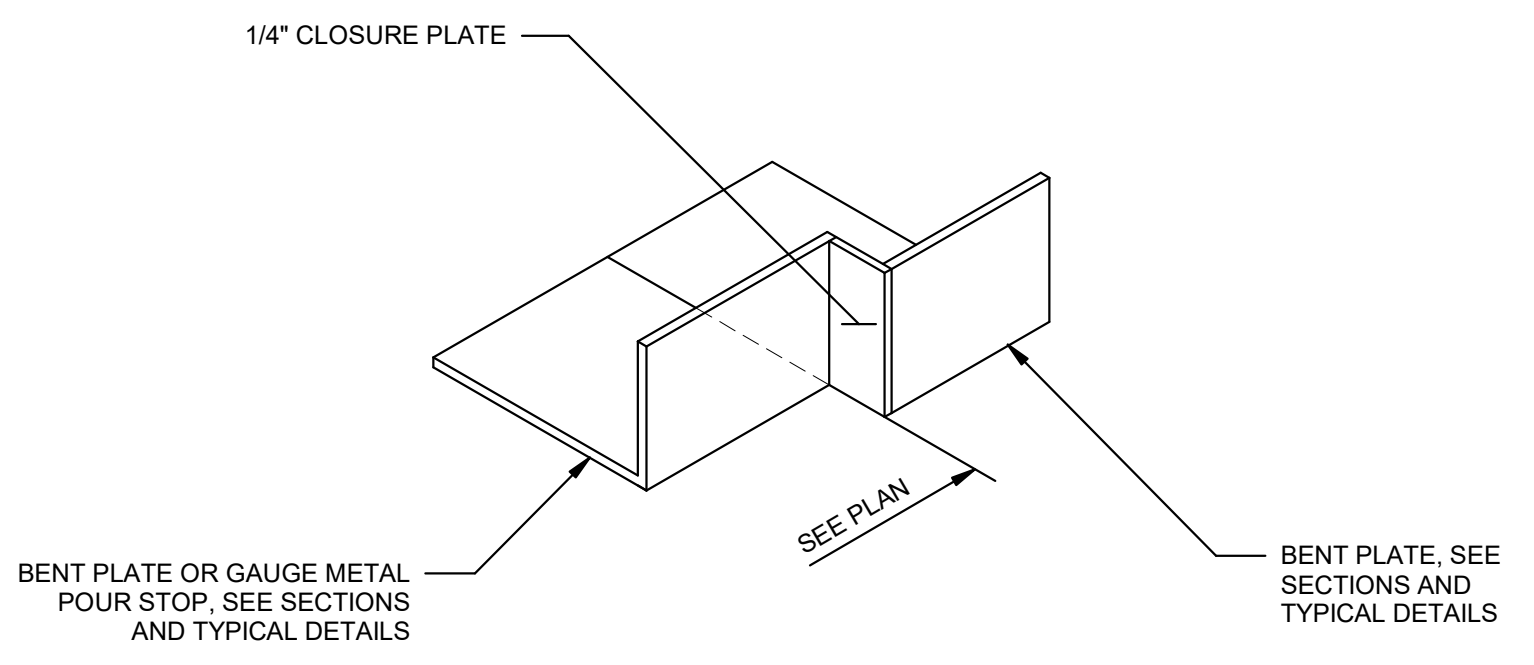
S610



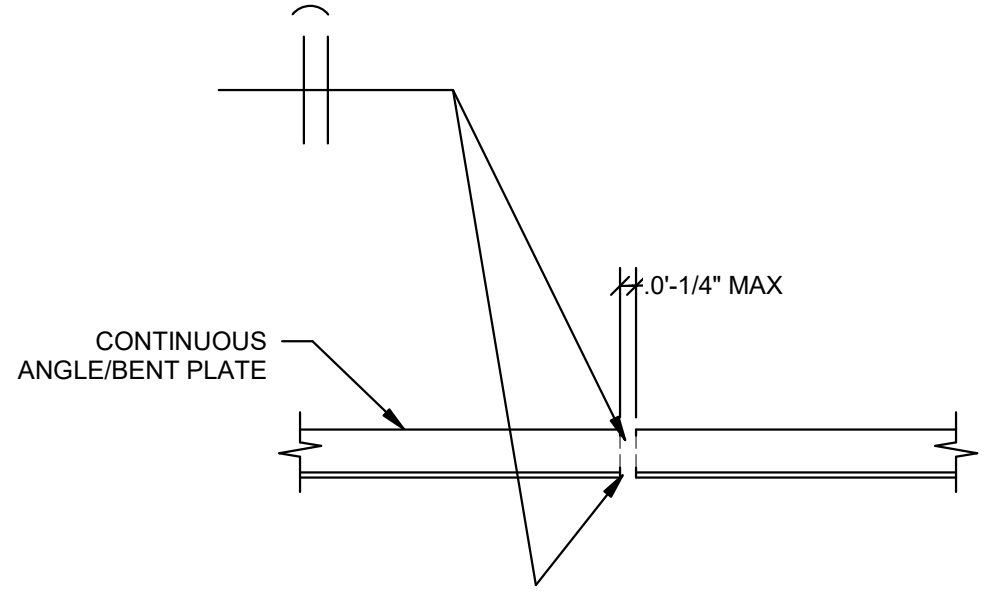
1 TYP. BEAM OVER COLUMN CONNECTION
1" = 1'-0"



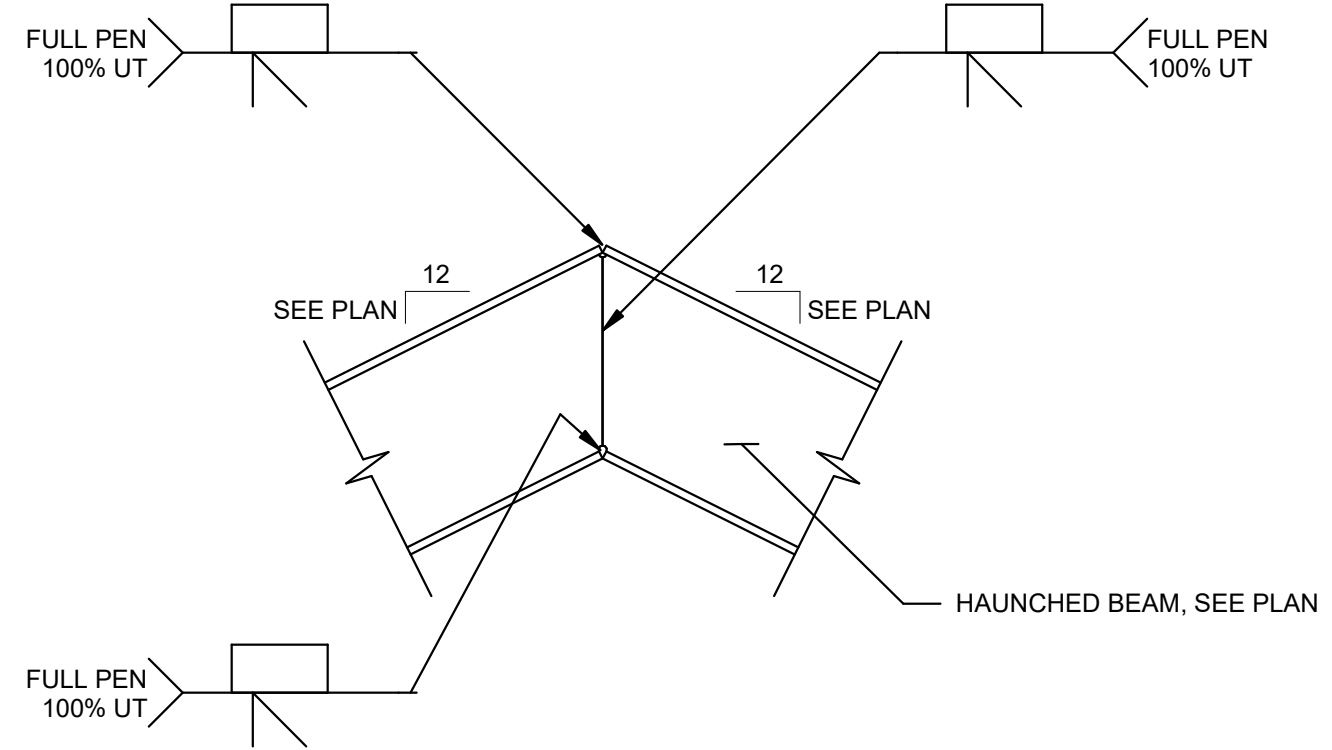
2 TYP. EDGE ANGLES/BENT PLATES AT ROOF CORNER (BUTT WELDED)
3" = 1'-0"



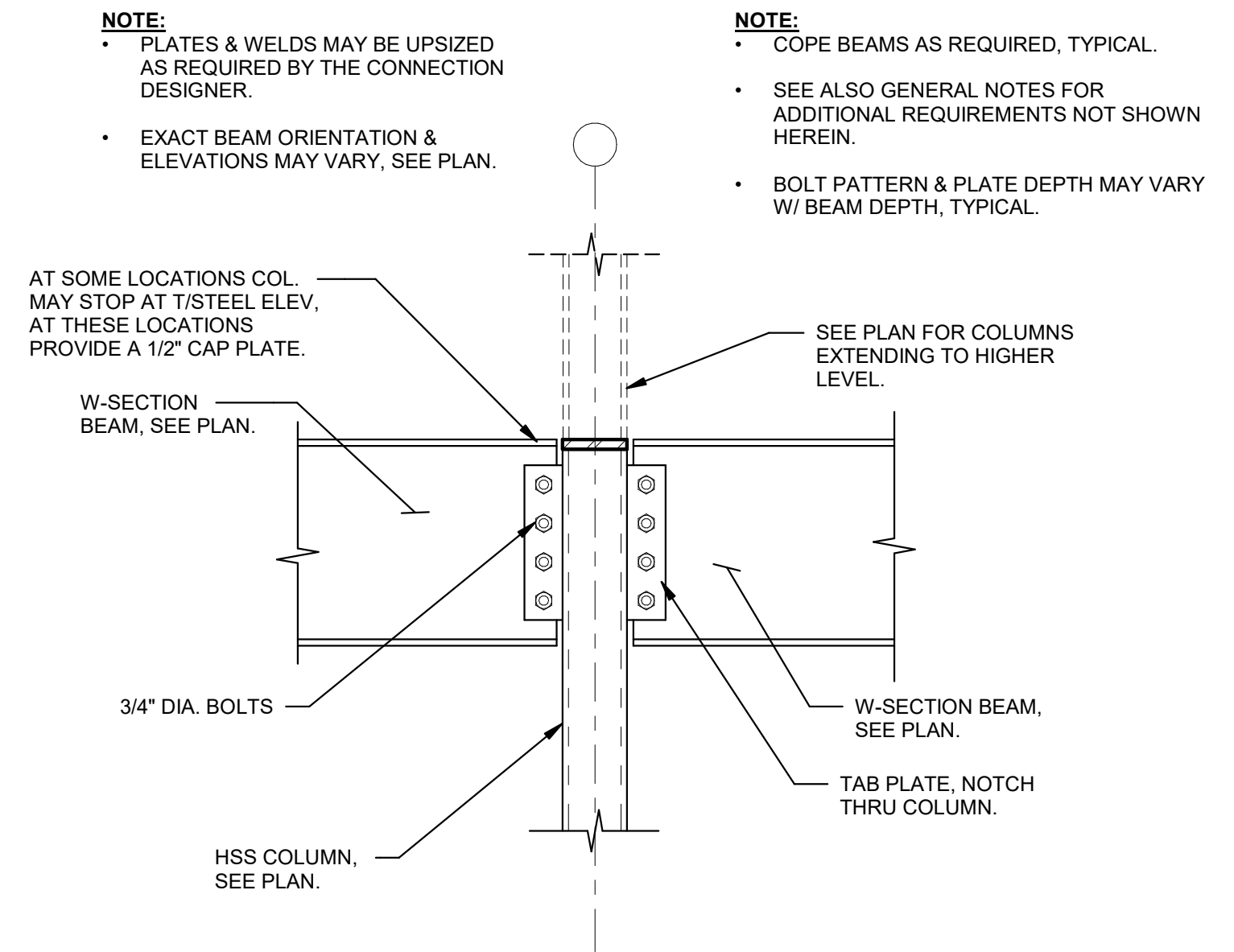
3 TYP. BENT PLATE POUR STOP OFFSET
1" = 1'-0"



4 TYP. EDGE/LEDGE ANGLE SPLICE (BUTT WELDED)
1" = 1'-0"



5 TYP. HAUNCHED BEAM
1" = 1'-0"



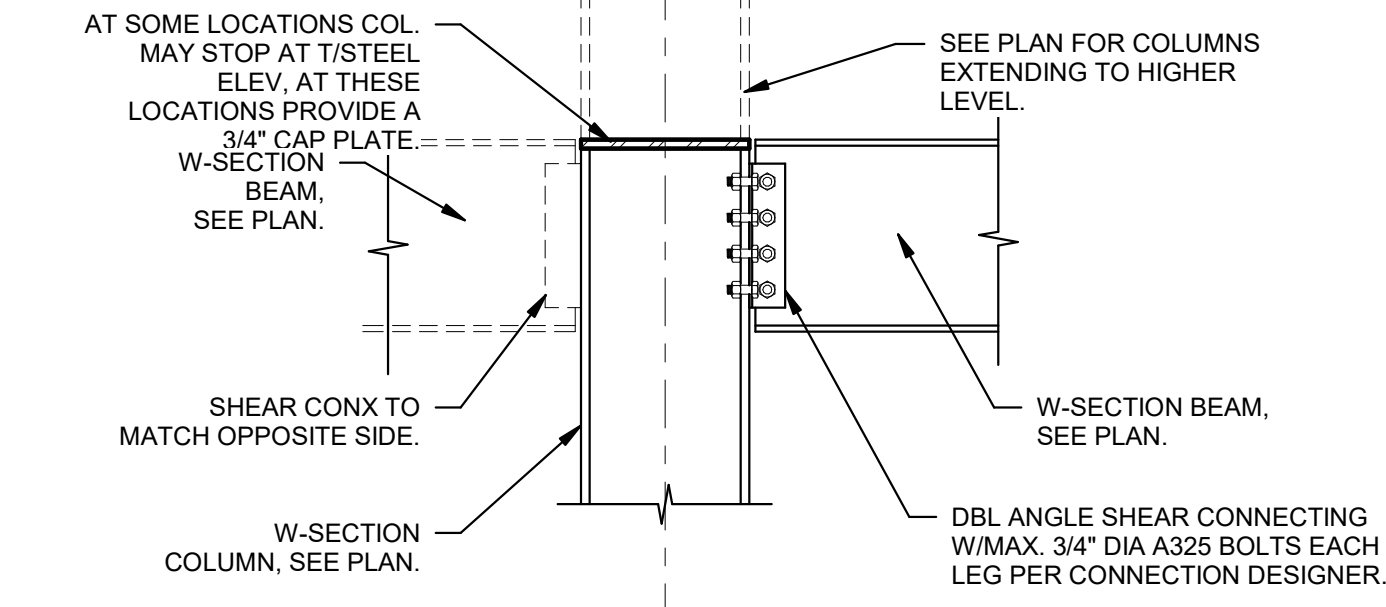
6 TYP. SHEAR CONNECTION (W-SECTION BEAM TO HSS COL. FLANGE.)
1" = 1'-0"

NOTES:
1. SEE SPECIFIC DETAILS FOR CONNECTION OF ANGLE/BENT PLATE TO JOIST, BEAMS, AND/OR WALLS

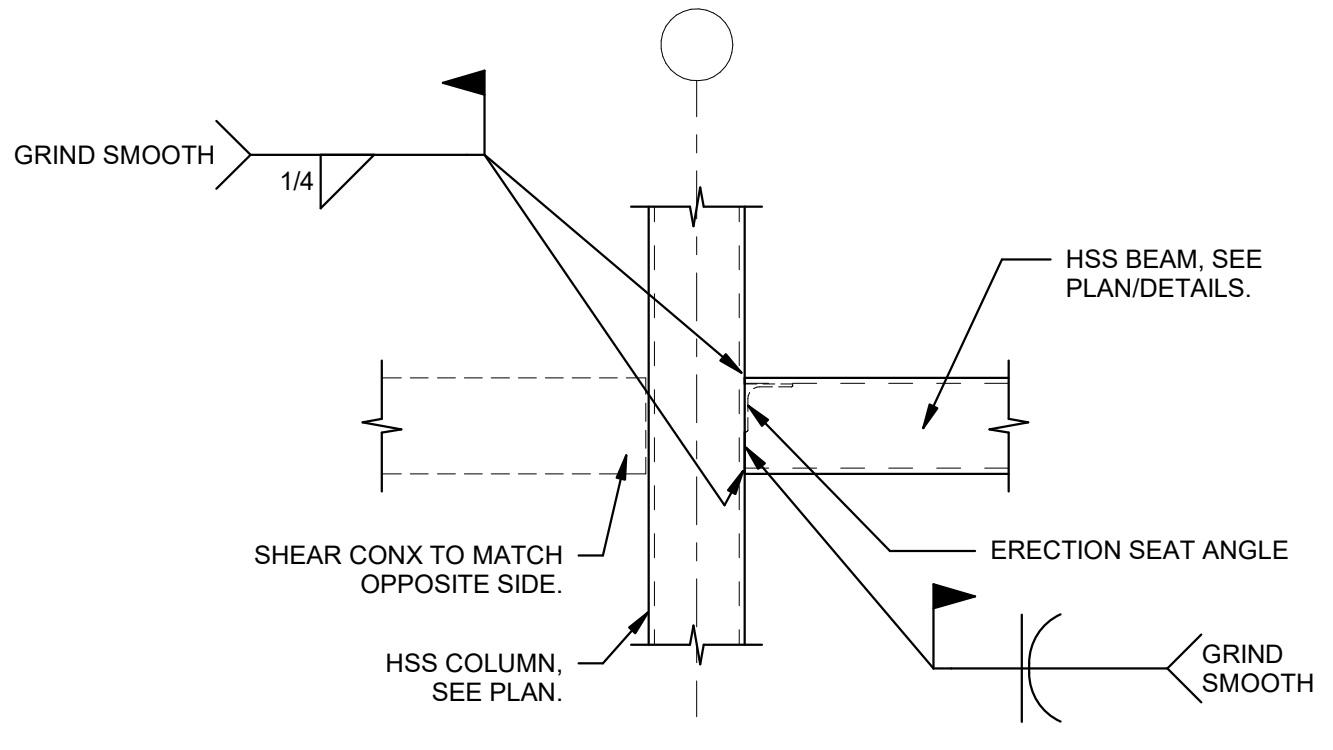
NOTES:
1. ALL MATERIAL, FINISH, AND WORKMANSHIP THIS DETAIL SHALL MEET AISC AESS CRITERIA.

NOTE:
ONE OF THE BEAMS SHOWN HEREIN MAY BE A MOMENT FRAME BEAM, COORD. W/ PLANS & TYPICAL DETAILS.
• ANGLES & WELDS MAY BE UPSIZED AS REQUIRED BY THE CONNECTION DESIGNER.
• SEE PLANS & DETAILS FOR MOMENT CONNECTION REQUIREMENTS.

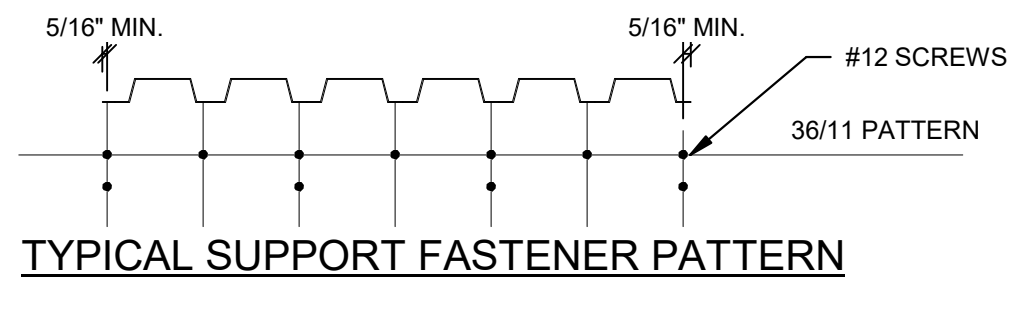
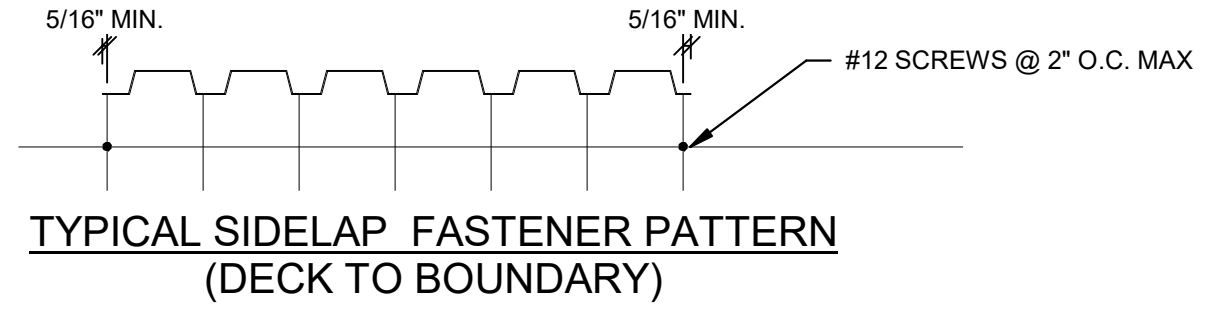
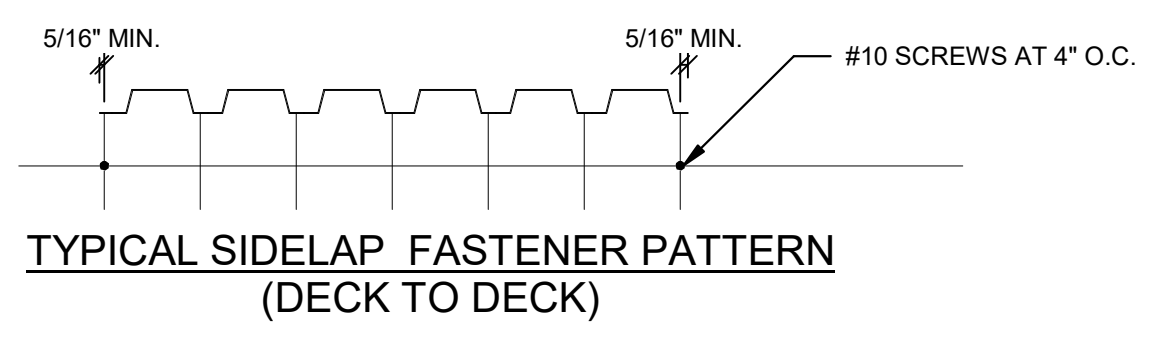
NOTE:
EXACT BEAM ORIENTATION & ELEVATIONS MAY VARY, SEE PLAN.
• COPE BEAMS AS REQUIRED, TYPICAL.
• SEE ALSO GENERAL NOTES FOR ADDITIONAL REQUIREMENTS NOT SHOWN HEREIN.
• BOLT PATTERN & PLATE DEPTH MAY VARY W/ BEAM DEPTH, TYPICAL.



7 TYP. SHEAR CONNECTION (W-SECTION BEAM TO W-SECTION COL. FLANGE.)
3/4" = 1'-0"

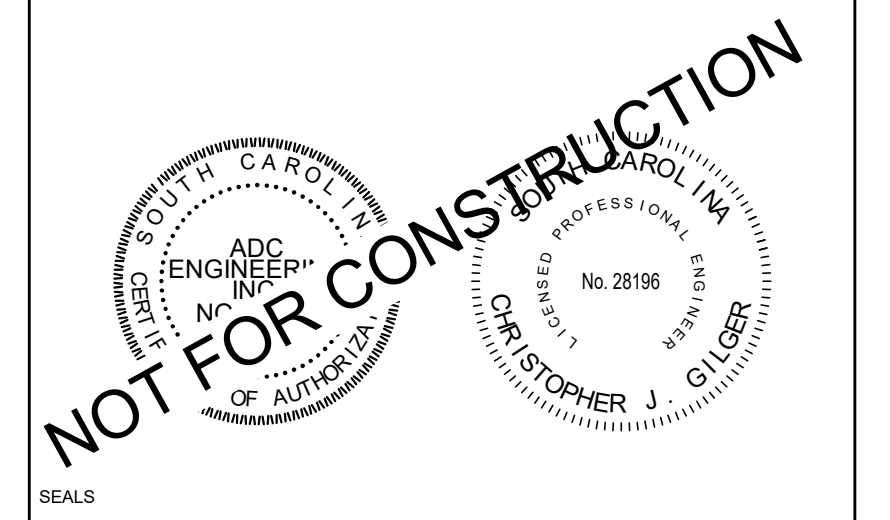


8 TYP. SHEAR CONNECTION (HSS BEAM TO HSS COLUMN CONNECTION)
3/4" = 1'-0"



NOTES:
1. DECK SHALL BE INSTALLED IN SUCH A MANNER THAT HEAD OF FASTENERS HAS FULL BEARING ON DECK WITHOUT BEING OVERDRIVEN (SEE FASTENER MANUFACTURER INSTRUCTIONS), & DECK SHALL BE INSTALLED SO THAT UNDERSIDE OF DECK IS FLUSH-BEARING AGAINST FRAMING SUPPORTS. SEE SPECS FOR OTHER SIDELAP & BEARING REQUIREMENTS.
2. SUPPORT ATTACHMENT PATTERN IS TYPICAL AT EACH JOIST OR BEAM (SEE PLAN FOR LOCATIONS WITH UNIQUE ATTACHMENT PATTERN).
3. CONTRACTOR TO PROVIDE HIP, RIDGE AND VALLEY PLATES FOR DECK SUPPORT. FASTEN DECK PLATES PER TYPICAL SUPPORT OR SIDELAP FASTENING REQUIREMENT.
4. PROVIDE HIP, RIDGE, AND VALLEY PLATES AT ALL CHANGES IN SLOPES. PLATES TO BE EQUAL TO OR GREATER THAN GAUGE OF ASSOCIATED DECK. FASTEN PLATES TO DECK W/ SIDELAP FASTENERS AT PATTERN FOR SIDELAPS.
5. AT VENTED RIDGE CONDITIONS PROVIDE HIP PLATES AT ALTERNATING FRAMING SPACES AND FASTEN TO DECK WITH TYPICAL SIDELAP FASTENER AT 1/2 THE TYPICAL SIDELAP FASTENER SPACING.

9 TYP. 18 GAGE 1.5 ROOF DECK ATTACHMENT (COLD FORMED FRAMING/TRUSSES)
1" = 1'-0"



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NOTES:

Date	1	Revision	1
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SCHEMATIC DESIGN

TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
EDISTO BEACH, SC 29438

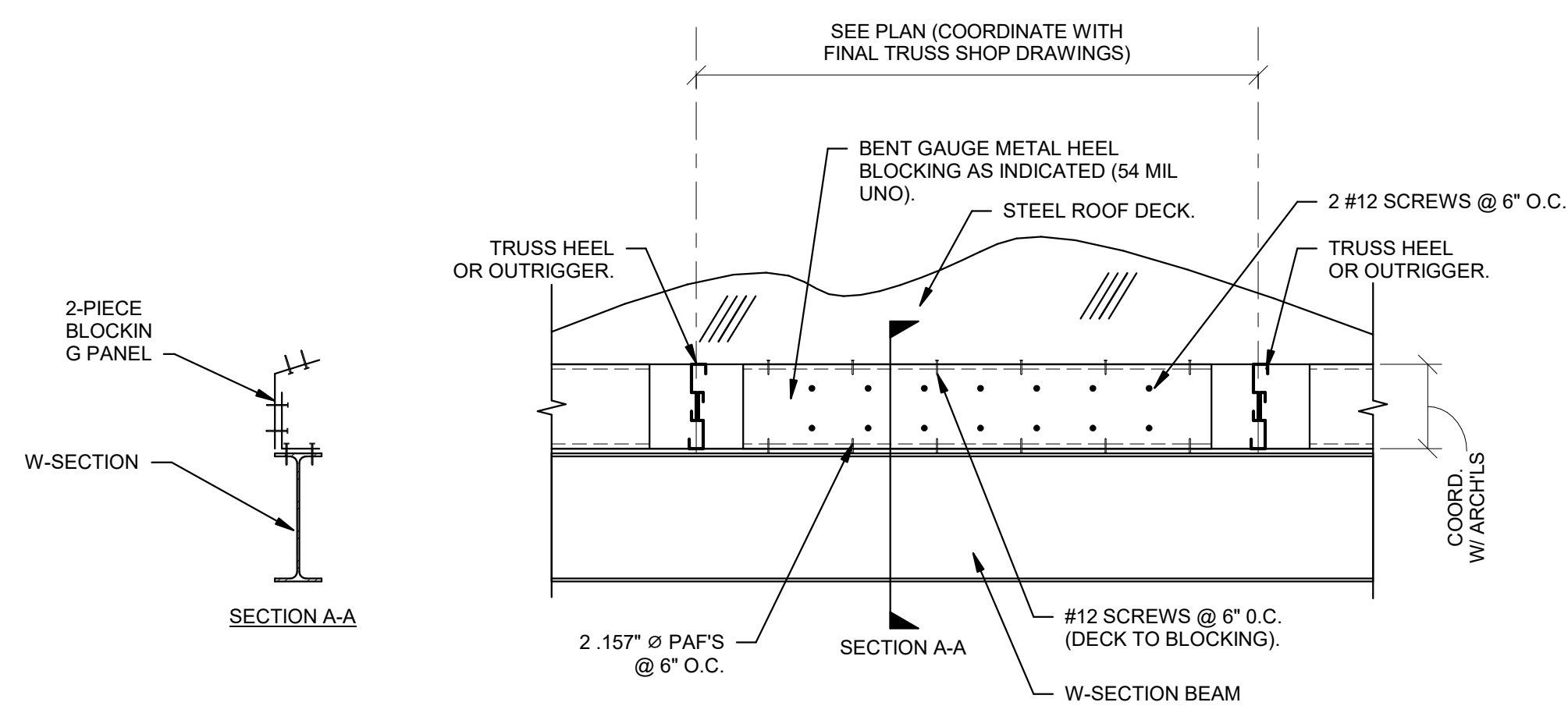
ROSENBLUM COE ARCHITECTS, INC.
1643 MEANS STREET
CHARLESTON, SC 29412
843.577.6073

TYPICAL STEEL DETAILS

SHEET NAME	
ADD PROJECT NUMBER	22532
DRAWN BY	EH
CHECKED BY	CJG
DATE	Issue Date
SCALE	As indicated

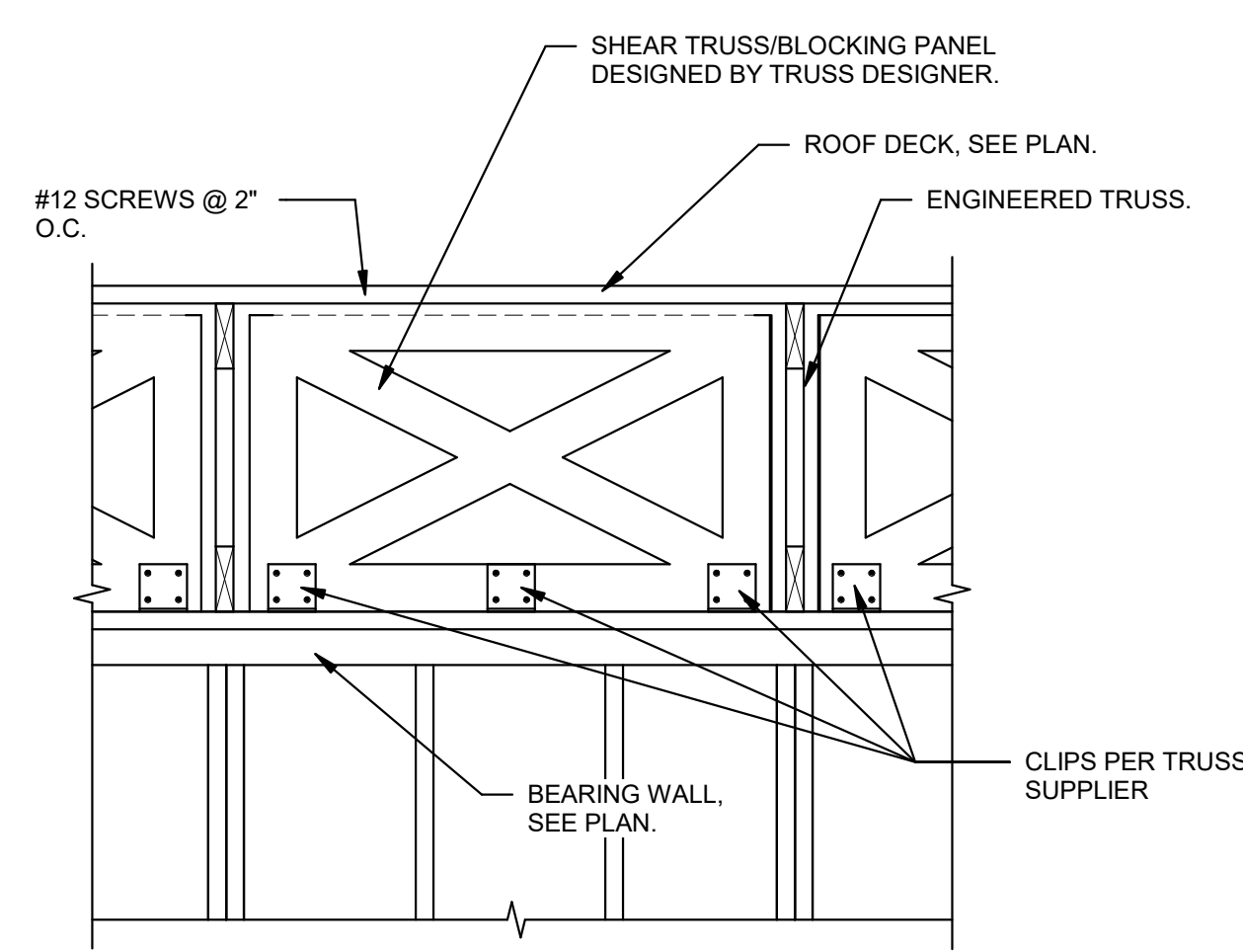
S620

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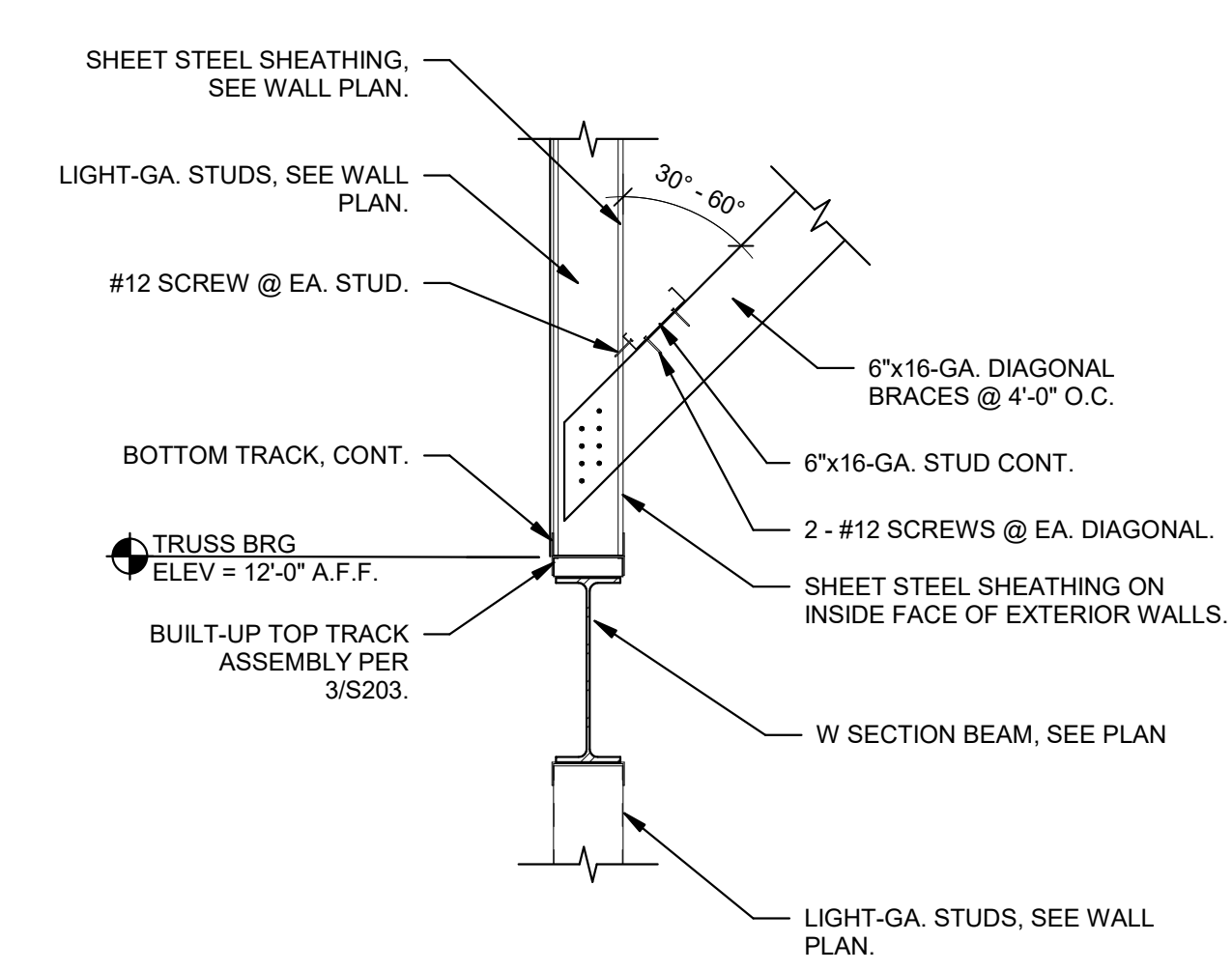
NOTE:
1. SEE SPECIFIC SECTIONS FOR HEEL BLOCKING GEOMETRY AND GAUGE.

2 TYP. "LOW" HEEL BLOCKING DETAIL
3/4" = 1'-0"

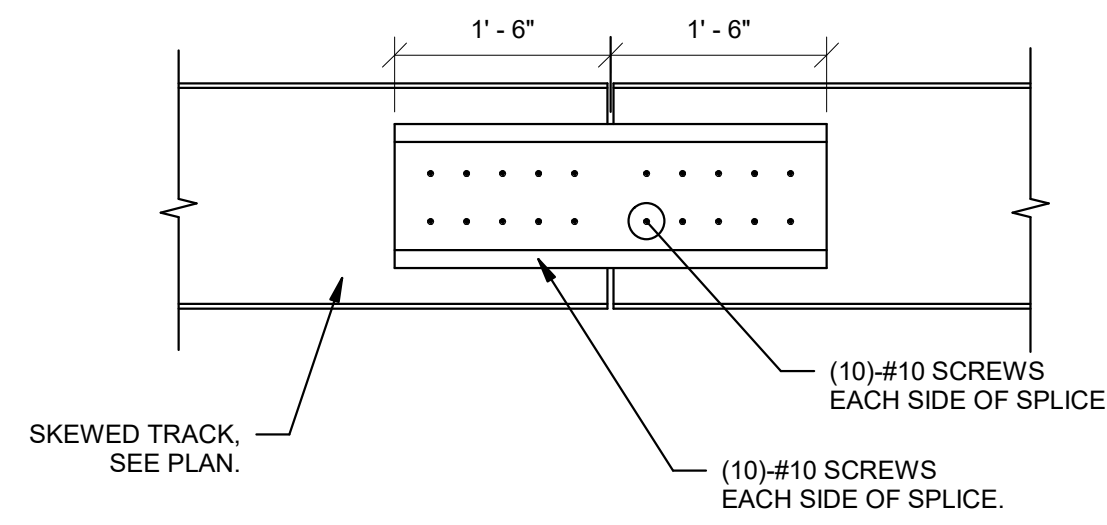


NOTES:
1. SHEAR TRUSSES / BLOCKING PANELS SHALL BE DESIGNED TO TRANSMIT 700 LB/FT ALLOWABLE LATERAL LOAD (IN TRUSS PLANE) FROM TOP CHORD TO BEAM / WALL BELOW (NO STRESS INCREASE).
2. ALL SHEAR TRUSS / BLOCKING PANEL CONNECTIONS SHALL BE DESIGNED BY THE TRUSS DESIGNER TO RESIST ALL SHEAR AND RESULTING OVERTURNING FORCES.

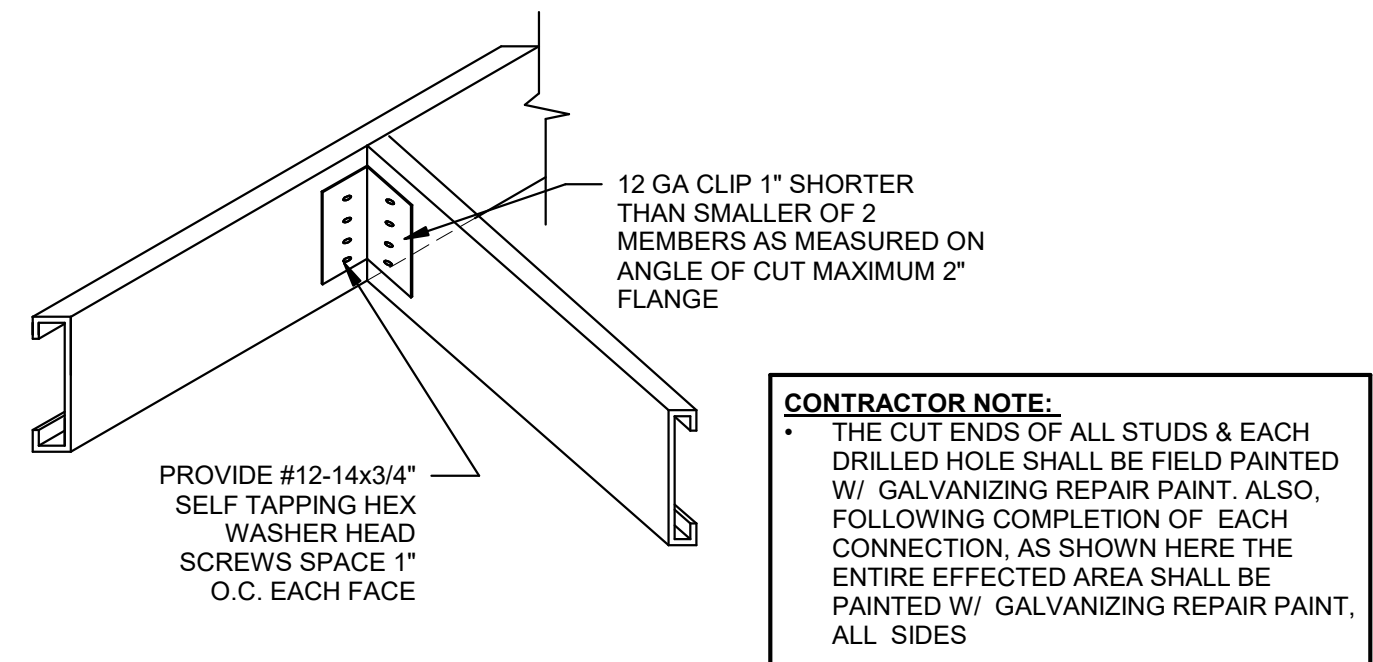
1 TYPICAL HIGH HEEL BLOCKING DETAIL (GREATER THAN 12")
3/4" = 1'-0"



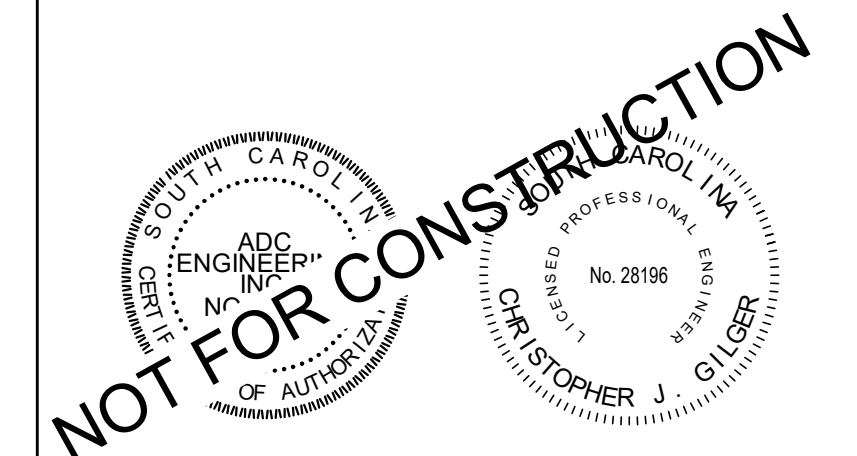
4 TYP. GABLE WALL BRACING DETAIL & PARTITION WALL BRACING DETAIL
3/4" = 1'-0"



7 TYP. EAVE/RAKE TRACK SPLICE DETAIL
3/4" = 1'-0"



8 TYP. METAL STUD RAFTER TO RAFTER CONNECTION
3/4" = 1'-0"



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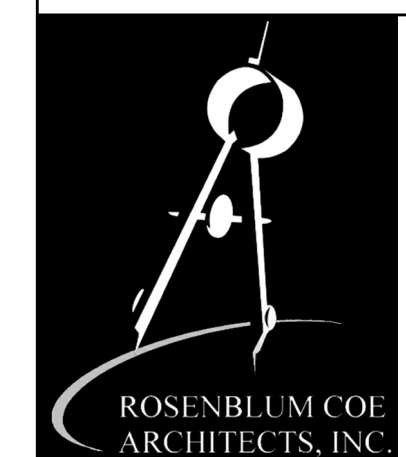
NOTES:

REVISIONS	Date	1	Revision

SCHEMATIC DESIGN

TOWN OF EDISTO
BEACH TOWN HALL

2414 MURRAY STREET
EDISTO BEACH, SC 29438



ROSENBLUM COE
ARCHITECTS,
INC.

1643 MEANS STREET
CHARLESTON, SC 29412

843.577.6073

TYPICAL METAL STUD DETAILS

SHEET NAME	
ADD PROJECT NUMBER	22532
DRAWN BY	EH
CHECKED BY	CJG
DATE	Issue Date
SCALE	3/4" = 1'-0"

S630

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TECHNOLOGY SYSTEMS SYMBOL LEGEND

GENERAL NOTES

BASIC MATERIALS		AUDIO/VIDEO SYSTEM		VOICE & DATA SYSTEM		SECURITY SYSTEM		GENERAL SYSTEM NOTES		SECURITY SYSTEM NOTES	
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION	GENERAL SYSTEM NOTES		SECURITY SYSTEM NOTES	
	JUNCTION BOX		OVERHEAD PROJECTOR WITH SCREEN, SCREEN SIZE SHOWN ON PLANS		MOUNTING 2" ABOVE COUNTER OR BACK SPLASH X = MOUNTING (FLUSH, (S)URFACE, (M)ODULAR FURNITURE ADAPTER (P)OLE, (R)ACEWAY, (D)OUBLE GANG FLUSH, (P)EDESTAL N = # OF VOICE/DATA JACKS N = # OF COAX CONNECTORS "1" TYPE CONNECTOR N = # OF FIBER OPTIC CONNECTORS. SC, ST, LC		FIXED CCTV CAMERA, PROVIDE CAT6A CABLE, FACEPLATE, AND DOUBLE GANG JUNCTION BOX AND CONDUIT TO EQUIPMENT ROOM 104. CAMERA AND MOUNT BY OWNER.	1. PRODUCTS SHALL BE OF MATERIALS THAT ARE SUITABLE FOR THE ENVIRONMENT IN WHICH THEY ARE TO BE INSTALLED.		1. ALL DOUBLE DOORS ARE TO RECEIVE (1) DOOR POSITION SWITCH ON EACH DOOR LEAF AND SHALL REPORT AS ONE ALARM POINT.	
	FLOOR MOUNTED JUNCTION BOX		OVERHEAD PROJECTOR - CEILING MOUNTED X - DENOTES TYPE X - CEILING MOUNTED DOCUMENT CAMERA		COMMUNICATIONS "INFORMATION OUTLET" MOUNTED AT RECEPTACLE HEIGHT UNLESS OTHERWISE NOTED. MODULE AND FACEPLATE DESCRIPTIONS ON DETAIL SHEETS		PAN/TILT/ZOOM CCTV CAMERA. PROVIDE CAT6A CABLE, FACEPLATE, AND DOUBLE GANG JUNCTION BOX AND CONDUIT TO EQUIPMENT ROOM 104. CAMERA AND MOUNT BY OWNER.	2. WORKING CLEARANCES AROUND ELECTRICAL EQUIPMENT SHALL BE MAINTAINED IN COMPLIANCE WITH THE NATIONAL ELECTRICAL CODE ARTICLE 110. COORDINATE EQUIPMENT INSTALLATION TO MAINTAIN REQUIRED CLEARANCES.		2. ALL 120V POWER WIRING SHALL BE INSTALLED IN A SEPARATE CONDUIT.	
	PEDESTAL MOUNTED JUNCTION BOX		AUDIO/VIDEO CAMERA		SPECIAL NOTES: 1. VOICE/DATA JACKS: EACH RJ45 CAT6 JACK FOR VOICE/DATA SHALL BE CONNECTED TO A DEDICATED UTP 4 PFCAT6 CABLE.		DOOR POSITION SWITCH	3. IF AN OUTLET BOX IS REQUIRED TO BE LOCATED IN AN ASSEMBLY OR PARTITION RATED AS "FIRE/SMOKE" OR "SMOKE" OR IDENTIFIED AS EITHER "FIRE/SMOKE" OR "SMOKE", THEN ALL OF THE FOLLOWING CONDITIONS SHALL BE MET: A. THE OUTLET BOX SHALL BE METALLIC. B. THE OUTLET BOX OPENINGS SHALL OCCUR ONLY ON ONE SIDE OF THE FRAMING SPACE. C. THE OUTLET BOX OPENINGS SHALL NOT EXCEED 16 SQUARE INCHES. D. ALL CLEARANCES BETWEEN THE OUTLET BOX AND THE WALL BOARD MATERIAL SHALL BE COMPLETELY SEALED WITH APPROVED MATERIALS IN ACCORDANCE WITH THE APPLICABLE CODES AND STANDARDS FOR THE PROJECT. E. PROVIDE A SUPPLEMENTAL BARRIER AROUND OUTLETS LARGER THAN 16 INCHES SO THAT THE ORIGINAL RATING OF THE PENETRATION IS MAINTAINED. F. THE TOTAL AGGREGATE SURFACE AREA OF THE OUTLET BOX SHALL NOT EXCEED 100 SQUARE INCHES PER 100 SQUARE FEET.		3. FIBER CCTV LOCATION WHICH EXCEEDS 3000 FEET SHALL BE EQUIPPED WITH 2 FIBER CONNECTIONS 1 VIDEO, 1 DATA	
	INGROUND PULL BOX		MOTORIZED PROJECTION SCREEN, SIZE SPECIFIED ON PLANS		WALL TELEPHONE OUTLET FOR HOUSE PHONE MOUNTED AT 52" ABOVE FINISHED FLOOR TO TOP.		BALANCED MAGNETIC SWITCH	4. LOCATIONS OF EQUIPMENT SHOWN ON THE DRAWINGS ARE APPROXIMATE. COORDINATE EXACT EQUIPMENT LOCATION AND CONNECTION REQUIREMENTS WITH THE APPROPRIATE TRADE PRIOR TO THE PROJECT.		4. ALL POWER CIRCUITS, 120VAC AND 24VAC, SHALL INCLUDE AN EQUIPMENT GROUNDING CONDUCTOR WHICH IS EQUAL IN SIZE TO THE PHASE AND NEUTRAL CONDUCTORS.	
	CONDUIT CONCEALED		WALL SWITCH FOR MOTORIZED SCREEN X = A, B, C. INTERFACE TYPE		WALL MOUNTED OUTLET FOR ADA ACCESSIBLE PAY PHONE, MOUNTED AT 44" ABOVE FINISHED FLOOR		CARD READER	5. PROVIDE A SUPPLEMENTAL BARRIER AROUND OUTLETS LARGER THAN 16 INCHES SO THAT THE ORIGINAL RATING OF THE PENETRATION IS MAINTAINED.		5. ALL CONDUIT ABOVE GRADE SHALL BE METALLIC. ALL CONDUIT BELOW GRADE SHALL BE PVC UNLESS OTHERWISE NOTED ON DRAWINGS.	
	CONDUIT EXPOSED		AUDIO VISUAL INPUT/OUTPUT - WALL MOUNTED WITH ADJACENT DEDICATED DUPLEX RECEPTACLE BY DIVISION 26 X = TYPE (A, B, C, ETC.) SEE DETAILS FOR ADDITIONAL INFORMATION		SECURITY CAMERA NETWORK OUTLET. COORDINATE EXACT LOCATION OF OUTLET WITH OWNER PRIOR TO ROUGH-IN. N = # OF DATA JACKS. MAXIMUM CABLE LENGTH 262 FT WIRELESS ACCESS POINT OUTLET. ACCESS POINT BY OWNER		KEYPAD	6. THE OUTLET BOX SHALL BE SEPARATED FROM OPENINGS ON THE OPPOSITE SIDE OF THE RATED PARTITION BY A MINIMUM HORIZONTAL DISTANCE OF 24 INCHES.		6. ALL CARD READERS AND KEYPADS DEDICATED FOR ELEVATOR FLOOR SELECTION CONTROL ARE SHOWN INSIDE THE ELEVATOR CAB ON THE LOWEST LEVEL FLOOR PLAN TO WHICH THE ELEVATOR TRAVELS.	
	CONDUIT CONCEALED IN SLAB, UNDERGROUND OR UNDER FLOOR		OVERHEAD PROJECTION SCREEN MOTOR		WIRELESS ACCESS POINT OUTLET. ACCESS POINT BY OWNER		COMBINED CARD READER/KEYPAD	7. THE OUTLET BOX SHALL BE SECURELY FASTENED TO A PARTITION FRAMING MEMBER BY MEANS OF AN APPROVED ATTACHMENT		7. ALL CONDUIT, WIRING, AND ASSOCIATED BACK BOXES SHALL BE FULLY CONCEALED WITHIN WALLS, FLOORS, AND CEILINGS.	
	CONDUIT TURNING UP		TELEVISION/MONITOR OUTLET, SEE DETAILS FOR MOUNTING HEIGHT		WALL TELEPHONE OUTLET FOR TELEPHONE IN ELEVATOR MACHINE ROOM. (S)URFACE MOUNTED AT 52" ABOVE FINISHED FLOOR.		HIRSH SCRAMBLE KEYPAD	8. OPENINGS CUT INTO THE WALL BOARD MATERIAL SHALL NOT EXCEED 1/8 INCH BETWEEN THE EDGES OF THE OUTLET BOX AND THE EDGES OF THE OPENING.		8. INSTALLATION OF CAT6 UTP CABLE SHALL BE IN ACCORDANCE WITH EIA/TIA GUIDELINES. CABLE INSTALLATION AND TERMINATIONS THAT DO NOT COMPLY SHALL BE REPLACED BY THE INSTALLER. A. THE MAXIMUM PULLING TENSION SHALL NOT EXCEED 25 POUNDS TO AVOID STRETCHING THE CONDUCTORS.	
	CONDUIT TURNING DOWN		ASSISTED LISTENING TRANSMITTER		COMBINED VOICE/DATA, AUDIO/VIDEO AND POWER OUTLETS N FLOOR BOX. POWER RECEPTACLE IS SHOWN FOR REFERENCE ONLY. CONDUIT, BOX AND POWER RECEPTACLE DIVISION 26.y		INTRUSION ALARM KEYPAD	9. PRIOR TO ROUGH-IN AND INSTALLATION OF ANY FLOOR MOUNTED DEVICE, VERIFY LOCATION WITH THE OWNER AND ARCHITECT.		9. INSTALLATION OF FIBER OPTIC CABLES SHALL BE IN ACCORDANCE WITH EIA/TIA GUIDELINES. CABLE INSTALLATION AND TERMINATIONS THAT DO NOT COMPLY SHALL BE REPLACED BY THE INSTALLER. A. THE BEND RADIUS FOR INTRABUILDING 2 AND 4-FIBER HORIZONTAL OPTICAL FIBER CABLE SHALL NOT BE LESS THAN 1 INCH UNDER NO-LOAD CONDITIONS. WHEN UNDER A MAXIMUM TENSILE LOAD OF 50 LBF, THE BEND RADIUS SHALL NOT BE LESS THAN 10 TIMES THE CABLE OUTSIDE DIAMETER. B. THE BEND RADIUS FOR INTRABUILDING OPTICAL FIBER BACKBONE SHALL NOT BE LESS THAN THAT RECOMMENDED BY THE MANUFACTURER. IF NO RECOMMENDATION IS KNOWN, THEN THE APPLIED BEND RADIUS SHALL NOT BE LESS THAN 10 TIMES THE CABLE OUTSIDE DIAMETER. C. THE BEND RADIUS FOR INTER BUILDING (OSP) OPTICAL FIBER BACKBONE SHALL NOT BE LESS THAN THAT RECOMMENDED BY THE MANUFACTURER. IF NO RECOMMENDATION IS KNOWN, THEN THE APPLIED BEND RADIUS SHALL NOT BE LESS THAN 10 TIMES THE CABLE OUTSIDE DIAMETER NO-LOAD CONDITIONS AND NOT LESS THAN 20 TIMES THE CABLE OUTSIDE DIAMETER WHEN THE CABLE IS UNDER A TENSILE LOAD UP TO THE RATING OF THE CABLE, USUALLY 600 LBF.	
	CONDUIT STUB		TOUCH SCREEN AUDIO/VIDEO CONTROL		POKE THRU WITH COMBINED VOICE/DATA, AUDIO/VIDEO AND POWER. X = A, B, C. FLOOR BOX TYPE. N'S ARE DESCRIBED ABOVE.		BIOMETRIC READER	10. EACH TELEVISION OUTLET LOCATION SHOWN, SHALL HAVE A DOUBLE GANG OUTLET BOX WITH A SINGLE GANG PLASTER RING AND (1) 1" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING OR TO AN ACCESSIBLE CABLE TRAY WHERE PROVIDED.		10. COORDINATE LOCATION OF ALL FIRE RATED PENETRATIONS PRIOR TO PROCEEDING WITH INSTALLATION. ALL PENETRATIONS THROUGH FIRE RATED BARRIERS SHALL BE COMPLETELY SEALED WITH APPROPRIATE FIRE STOP MATERIAL IN ACCORDANCE WITH NFPA AND FIRE AUTHORITY HAVING JURISDICTION.	
	CONDUIT CONTINUED		WALL MOUNTED TOUCH SCREEN AUDIO/VIDEO CONTROL		34" PLYWOOD BACKBOARD, DIVISION 26		DOOR INTERLOCK	11. THE DESIGNATION "N.I.C." SHALL DENOTE ITEMS, WHICH ARE "NOT IN CONTRACT".		11. ALL DELAYED EGRESS LOCKS AND MAGNETIC LOCKS, SHALL RECEIVE A FIRE ALARM RELAY TO RELEASE THE DOOR UPON ALARM AS REQUIRED BY CODE.	
	FLEXIBLE CONDUIT		CEILING MOUNTED SPEAKER x DENOTES TYPE y DENOTES ZONE NO ZONE DENOTES LOCAL AUDIO/VIDEO SYSTEM		IDF - 2 POST RACK		REMOTE DOOR RELEASE BUTTON	12. THE DESIGNATION "U.S.C." SHALL DENOTE ITEMS, WHICH ARE "UNDER SEPARATE CONTRACT".		12. THE DESIGNATION "F.B.O." SHALL DENOTE ITEMS, WHICH ARE "FURNISHED BY OTHERS".	
	GROUND OR GROUND ROD AS NOTED		WALL MOUNTED SPEAKER x DENOTES TYPE y DENOTES ZONE NO ZONE DENOTES LOCAL AUDIO/VIDEO SYSTEM		IDF - 4 POST RACK		REX OR ADA DOOR OPEN BUTTON	13. THE DESIGNATION "O.F.E." SHALL DENOTE ITEMS, WHICH ARE "OWNER FURNISHED EQUIPMENT".		13. THE DESIGNATION "D.H.C." SHALL DENOTE "DOOR HARDWARE INSTALLER".	
	SLEEVE TURNING UP		VOLUME CONTROL. PROVIDE 3/4" CONDUIT STUB-UP ABOVE CEILING AND SINGLE STANDARD ELECTRICAL BOX AT 52" ABOVE FINISHED FLOOR		TELECOMM PANEL		ASSISTANCE STATION	14. THE DESIGNATION "O.F.C.I." SHALL DENOTE ITEMS WHICH ARE FURNISHED BY THE OWNER AND INSTALLED BY THE CONTRACTOR.		14. ALL RACEWAY SYSTEMS SHOWN TO SUPPORT THE INSTALLATION OF THE DIVISION 17 EQUIPMENT SHALL BE PROVIDED BY THE ELECTRICAL INSTALLER. PROVIDE COORDINATION FOR THE INSTALLATION OF THIS BE PROVIDED BY THE ELECTRICAL INSTALLER.	
	SLEEVE TURNING DOWN		SATELLITE DISH		TELECOMMUNICATIONS ENTRANCE FACILITY		INTERCOM SUBSTATION	15. EACH VOICE/DATA OUTLET LOCATION SHOWN, SHALL HAVE A DOUBLE GANG OUTLET BOX WITH A SINGLE GANG PLASTER RING AND (1) 1" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING, TO AN ACCESSIBLE CABLE TRAY WHERE PROVIDED OR HOMERUN IN SLAB TO NEAREST COMMUNICATIONS ROOM. WORK BY ELECTRICAL DIVISION 27 LER PER SPECIFICATIONS.		15. EACH FLOOR MOUNTED VOICE/DATA OUTLET SHALL HAVE A SINGLE GANG SPACE WITHIN THE FLOOR BOX AND (1) 1" CONDUIT CONCEALED IN SLAB STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING OR TO AN ACCESSIBLE CABLE TRAY WHERE PROVIDED. WORK BY ELECTRICAL INSTAL/DIVISION 27 SPECIFICATIONS.	
	EXISTING TO BE REMOVED		SEE PODIUM DETAILS		TELECOMMUNICATIONS ROOM		DRESS BUTTON MOUNTED UNDERSIDE OF COUNTER	16. ALL BONDING AND GROUNDING ELEMENTS UTILIZED FOR STRUCTURED CABLING SYSTEM SHALL BE IN COMPLIANCE WITH DIVISION 27 SPECIFICATIONS.		16. PROVIDE ALL SLEEVES AS REQUIRED FOR ALL LOW VOLTAGE CABLE PATHWAYS. RESTORE THE FIRE RATING OF THE SURFACE.	
	EXISTING TO REMAIN		PRESS CONNECTION PANEL, SEE DETAILS FOR ADDITIONAL INFORMATION		TELECOMMUNICATIONS EQUIPMENT ROOM		DRESS BUTTON WALL MOUNTED	17. THE SYMBOL LEGENDS SHOWN ON THIS SHEET ARE ALL INCLUSIVE. SYMBOLS INCLUDED IN THE LEGENDS MAY OR MAY NOT BE USED IN THESE PROJECT DRAWINGS.		17. ALL INDOOR CONDUITS NO LARGER THAN 1" SHOWN ON THE GROUND FLOOR SHALL BE INSTALLED EMBEDDED IN THE SLAB. CONDUITS SHALL BE KEPT DRY AND CLEAN PRIOR TO PULLING CABLES.	
	CABLE TRAY FOR HORIZONTAL CABLING.		NOTES: 1. ALL RACEWAYS AND BOXES SHOWN ARE IN CONTRACT BY THE ELECTRICAL INSTALLER. 2. AUDIO/VIDEO DEVICES AND EQUIPMENT BY THE AUDIO/VIDEO INSTALLER.		INTERCOM MASTER STATION		REQUEST TO EXIT MOTION SENSOR	18. THE DESIGNATION "D.H.C.I." SHALL DENOTE ITEMS WHICH ARE FURNISHED BY THE OWNER AND INSTALLED BY THE CONTRACTOR.		18. ANYTHING NOT DESIGNATED AS ROUGH-IN AND SUPPORT RESPONSIBILITY ON THESE DRAWINGS IS IN THE SYSTEM INSTALLER SCOPE OF WORK.	
	LADDER TRAY FOR HORIZONTAL CABLING.		INTERCOM & PAGING SYSTEM		DETENTION LOCK		DETENTION DOOR INTERLOCK	19. ALL RACEWAY SYSTEMS SHOWN TO SUPPORT THE INSTALLATION OF THE DIVISION 17 EQUIPMENT SHALL BE PROVIDED BY THE ELECTRICAL INSTALLER. PROVIDE COORDINATION FOR THE INSTALLATION OF THIS BE PROVIDED BY THE ELECTRICAL INSTALLER.		19. SEE DETAIL SHEETS FOR DEVICE MOUNTING REQUIREMENTS AND ADDITIONAL INFORMATION.	
	PENETRATION CONDUIT SLEEVE WITH BUSHINGS.		ADMINISTRATIVE PHONE		ASSOCIATED DOOR DETAIL REFERENCE		PERSONAL COMPUTER WORKSTATION	20. THE DESIGNATION "O.F.C.I." SHALL DENOTE ITEMS WHICH ARE FURNISHED BY THE OWNER AND INSTALLED BY THE CONTRACTOR.		20. IN ELECTRICAL AND MECHANICAL ROOMS, CONDUIT FOR LOW VOLTAGE OUTLETS SHALL BE EXTENDED TO ACCESSIBLE CEILING OUTSIDE OF THE ROOM.	
BROADBAND TELEVISION SYSTEM			HANDSET		SECURITY CAMERA EXTERIOR POLE	NOTES: 1. ALL RACEWAYS AND BOXES SHOWN ARE IN CONTRACT BY THE ELECTRICAL INSTALLER. 2. SECURITY DEVICES AND EQUIPMENT DIVISION 27 SECURITY INSTALLER.		21. THE DESIGNATION "O.F.C.I." SHALL DENOTE ITEMS WHICH ARE FURNISHED BY THE OWNER AND INSTALLED BY THE CONTRACTOR.		21. ALL DELAYED EGRESS LOCKS AND MAGNETIC LOCKS, SHALL RECEIVE A FIRE ALARM RELAY TO RELEASE THE DOOR UPON ALARM AS REQUIRED BY CODE.	
	2 PORT TAP		CALL STATION	NOTES: 1. ALL RACEWAYS AND BOXES SHOWN ARE IN CONTRACT BY THE ELECTRICAL INSTALLER. 2. SECURITY DEVICES AND EQUIPMENT DIVISION 27 SECURITY INSTALLER.		NOTES: 1. ALL RACEWAYS AND BOXES SHOWN ARE IN CONTRACT BY THE ELECTRICAL INSTALLER. 2. SECURITY DEVICES AND EQUIPMENT DIVISION 27 SECURITY INSTALLER.		22. ALL CABLES SHALL BE SUITABLE TO THE ENVIRONMENT TO WHERE THEY WILL BE INSTALLED.		22. ALL CABLES SHALL BE SUITABLE TO THE ENVIRONMENT TO WHERE THEY WILL BE INSTALLED.	
	4 PORT TAP		CEILING MOUNTED SPEAKER x DENOTES TYPE y DENOTES ZONE NO ZONE DENOTES LOCAL AUDIO/VIDEO SYSTEM					23. PROVIDE ALL SLEEVES AS REQUIRED FOR ALL LOW VOLTAGE CABLE PATHWAYS. RESTORE THE FIRE RATING OF THE SURFACE.		23. PROVIDE ALL SLEEVES AS REQUIRED FOR ALL LOW VOLTAGE CABLE PATHWAYS. RESTORE THE FIRE RATING OF THE SURFACE.	
	6 PORT TAP		WALL MOUNTED SPEAKER x DENOTES TYPE y DENOTES ZONE NO ZONE DENOTES LOCAL AUDIO/VIDEO SYSTEM					24. ALL INDOOR CONDUITS NO LARGER THAN 1" SHOWN ON THE GROUND FLOOR SHALL BE INSTALLED EMBEDDED IN THE SLAB. CONDUITS SHALL BE KEPT DRY AND CLEAN PRIOR TO PULLING CABLES.		24. ALL INDOOR CONDUITS NO LARGER THAN 1" SHOWN ON THE GROUND FLOOR SHALL BE INSTALLED EMBEDDED IN THE SLAB. CONDUITS SHALL BE KEPT DRY AND CLEAN PRIOR TO PULLING CABLES.	
	8 PORT TAP		SEE PODIUM DETAILS					25. ANYTHING NOT DESIGNATED AS ROUGH-IN AND SUPPORT RESPONSIBILITY ON THESE DRAWINGS IS IN THE SYSTEM INSTALLER SCOPE OF WORK.		25. ANYTHING NOT DESIGNATED AS ROUGH-IN AND SUPPORT RESPONSIBILITY ON THESE DRAWINGS IS IN THE SYSTEM INSTALLER SCOPE OF WORK.	
	TERMINATION TAP		PRESS CONNECTION PANEL, SEE DETAILS FOR ADDITIONAL INFORMATION					26. SEE DETAIL SHEETS FOR DEVICE MOUNTING REQUIREMENTS AND ADDITIONAL INFORMATION.		26. SEE DETAIL SHEETS FOR DEVICE MOUNTING REQUIREMENTS AND ADDITIONAL INFORMATION.	
	2 WAY SPLITTER							27. THE SYMBOL LEGENDS SHOWN ON THIS SHEET ARE ALL INCLUSIVE. SYMBOLS INCLUDED IN THE LEGENDS MAY OR MAY NOT BE USED IN THESE PROJECT DRAWINGS.		27. THE SYMBOL LEGENDS SHOWN ON THIS SHEET ARE ALL INCLUSIVE. SYMBOLS INCLUDED IN THE LEGENDS MAY OR MAY NOT BE USED IN THESE PROJECT DRAWINGS.	
	3 WAY SPLITTER							28. EACH VOICE/DATA OUTLET LOCATION SHOWN, SHALL HAVE A DOUBLE GANG OUTLET BOX WITH A SINGLE GANG PLASTER RING AND (1) 1" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING, TO AN ACCESSIBLE CABLE TRAY WHERE PROVIDED OR HOMERUN IN SLAB TO NEAREST COMMUNICATIONS ROOM. WORK BY ELECTRICAL DIVISION 27 LER PER SPECIFICATIONS.		28. EACH FLOOR MOUNTED VOICE/DATA OUTLET SHALL HAVE A SINGLE GANG SPACE WITHIN THE FLOOR BOX AND (1) 1" CONDUIT CONCEALED IN SLAB STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING OR TO AN ACCESSIBLE CABLE TRAY WHERE PROVIDED. WORK BY ELECTRICAL INSTAL/DIVISION 27 SPECIFICATIONS.	
	4 WAY SPLITTER							29. ALL BONDING AND GROUNDING ELEMENTS UTILIZED FOR STRUCTURED CABLING SYSTEM SHALL BE IN COMPLIANCE WITH DIVISION 27 SPECIFICATIONS.		29. PROVIDE ALL SLEEVES AS REQUIRED FOR ALL LOW VOLTAGE CABLE PATHWAYS. RESTORE THE FIRE RATING OF THE SURFACE.	
	AMPLIFIER							30. THE DESIGNATION "D.H.C." SHALL DENOTE "DOOR HARDWARE INSTALLER".		30. THE DESIGNATION "O.F.C.I." SHALL DENOTE ITEMS WHICH ARE FURNISHED BY THE OWNER AND INSTALLED BY THE CONTRACTOR.	
	DIRECTIONAL COUPLER							31. THE DESIGNATION "O.F.C.I." SHALL DENOTE ITEMS WHICH ARE FURNISHED BY THE OWNER AND INSTALLED BY THE CONTRACTOR.		31. ALL RACEWAY SYSTEMS SHOWN TO SUPPORT THE INSTALLATION OF THE DIVISION 17 EQUIPMENT SHALL BE PROVIDED BY THE ELECTRICAL INSTALLER. PROVIDE COORDINATION FOR THE INSTALLATION OF THIS BE PROVIDED BY THE ELECTRICAL INSTALLER.	

Sheet Number	Sheet Name
T001	LEGEND, GENERAL NOTES, AND SHEET INDEX
T100	TECHNOLOGY SITE PLAN - TECHNOLOGY
T101	FIRST LEVEL FLOOR PLAN - TECHNOLOGY
T121	FIRST LEVEL REFLECTED CEILING PLAN - TECHNOLOGY
T401	TECHNOLOGY ENLARGED PLANS
T601	TECHNOLOGY DETAILS
T602	TECHNOLOGY DETAILS

SEALS
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NOTES:
 1. ALL DOUBLE DOORS ARE TO RECEIVE (1) DOOR POSITION SWITCH ON EACH DOOR LEAF AND SHALL REPORT AS ONE ALARM POINT.
 2. ALL 120V POWER WIRING SHALL BE INSTALLED IN A SEPARATE CONDUIT.
 3. FIBER CCTV LOCATION WHICH EXCEEDS 3000 FEET SHALL BE EQUIPPED WITH 2 FIBER CONNECTIONS 1 VIDEO, 1 DATA
 4. ALL POWER CIRCUITS, 120VAC AND 24VAC, SHALL INCLUDE AN EQUIPMENT GROUNDING CONDUCTOR WHICH IS EQUAL IN SIZE TO THE PHASE AND NEUTRAL CONDUCTORS.
 5. ALL CONDUIT ABOVE GRADE SHALL BE METALLIC. ALL CONDUIT BELOW GRADE SHALL BE PVC UNLESS OTHERWISE NOTED ON DRAWINGS.
 6. ALL CARD READERS AND KEYPADS DEDICATED FOR ELEVATOR FLOOR SELECTION CONTROL ARE SHOWN INSIDE THE ELEVATOR CAB ON THE LOWEST LEVEL FLOOR PLAN TO WHICH THE ELEVATOR TRAVELS.
 7. ALL CONDUIT, WIRING, AND ASSOCIATED BACK BOXES SHALL BE FULLY CONCEALED WITHIN WALLS, FLOORS, AND CEILINGS.
 8. INSTALLATION OF CAT6 UTP CABLE SHALL BE IN ACCORDANCE WITH EIA/TIA GUIDELINES. CABLE INSTALLATION AND TERMINATIONS THAT DO NOT COMPLY SHALL BE REPLACED BY THE INSTALLER.
 A. THE MAXIMUM PULLING TENSION SHALL NOT EXCEED 25 POUNDS TO AVOID STRETCHING THE CONDUCTORS.
 B. THE MINIMUM BENDING RADIUS OF THE CABLE SHALL NOT BE LESS THAN 4X THE OUTSIDE DIAMETER OF THE CABLE.
 C. THE CABLE SHALL BE INSTALLED WITHOUT KINKS OR TWISTS AND THE APPLICATION OF CABLE TIES SHALL NOT DEFORM THE CABLE BUNDLE.
 D. STRIP BACK ONLY AS MUCH CABLE JACKET AS IS REQUIRED TO TERMINATE THE CABLE. CABLE PAIRS SHALL NOT BE UNTWISTED MORE THAN 1/2 INCH.
 9. INSTALLATION OF FIBER OPTIC CABLES SHALL BE IN ACCORDANCE WITH EIA/TIA GUIDELINES. CABLE INSTALLATION AND TERMINATIONS THAT DO NOT COMPLY SHALL BE REPLACED BY THE INSTALLER.
 A. THE BEND RADIUS FOR INTRABUILDING 2 AND 4-FIBER HORIZONTAL OPTICAL FIBER CABLE SHALL NOT BE LESS THAN 1 INCH UNDER NO-LOAD CONDITIONS. WHEN UNDER A MAXIMUM TENSILE LOAD OF 50 LBF, THE BEND RADIUS SHALL NOT BE LESS THAN 10 TIMES THE CABLE OUTSIDE DIAMETER.
 B. THE BEND RADIUS FOR INTRABUILDING OPTICAL FIBER BACKBONE SHALL NOT BE LESS THAN THAT RECOMMENDED BY THE MANUFACTURER. IF NO RECOMMENDATION IS KNOWN, THEN THE APPLIED BEND RADIUS SHALL NOT BE LESS THAN 10 TIMES THE CABLE OUTSIDE DIAMETER.
 C. THE BEND RADIUS FOR INTER BUILDING (OSP) OPTICAL FIBER BACKBONE SHALL NOT BE LESS THAN THAT RECOMMENDED BY THE MANUFACTURER. IF NO RECOMMENDATION IS KNOWN, THEN THE APPLIED BEND RADIUS SHALL NOT BE LESS THAN 10 TIMES THE CABLE OUTSIDE DIAMETER NO-LOAD CONDITIONS AND NOT LESS THAN 20 TIMES THE CABLE OUTSIDE DIAMETER WHEN THE CABLE IS UNDER A TENSILE LOAD UP TO THE RATING OF THE CABLE, USUALLY 600 LBF.
 10. COORDINATE LOCATION OF ALL FIRE RATED PENETRATIONS PRIOR TO PROCEEDING WITH INSTALLATION. ALL PENETRATIONS THROUGH FIRE RATED BARRIERS SHALL BE COMPLETELY SEALED WITH APPROPRIATE FIRE STOP MATERIAL IN ACCORDANCE WITH NFPA AND FIRE AUTHORITY HAVING JURISDICTION.
 11. ALL DELAYED EGRESS LOCKS AND MAGNETIC LOCKS, SHALL RECEIVE A FIRE ALARM RELAY TO RELEASE THE DOOR UPON ALARM AS REQUIRED BY CODE.

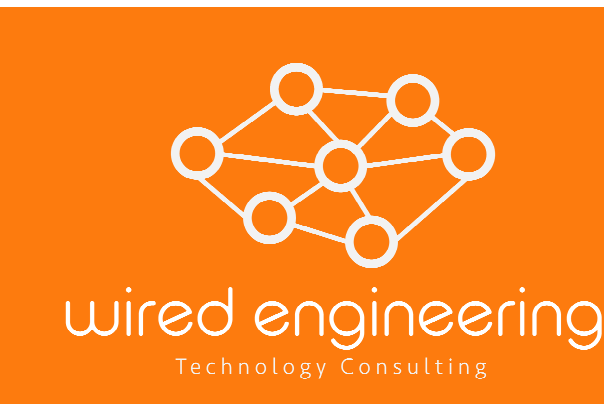
NO.	DATE	DESCRIPTION

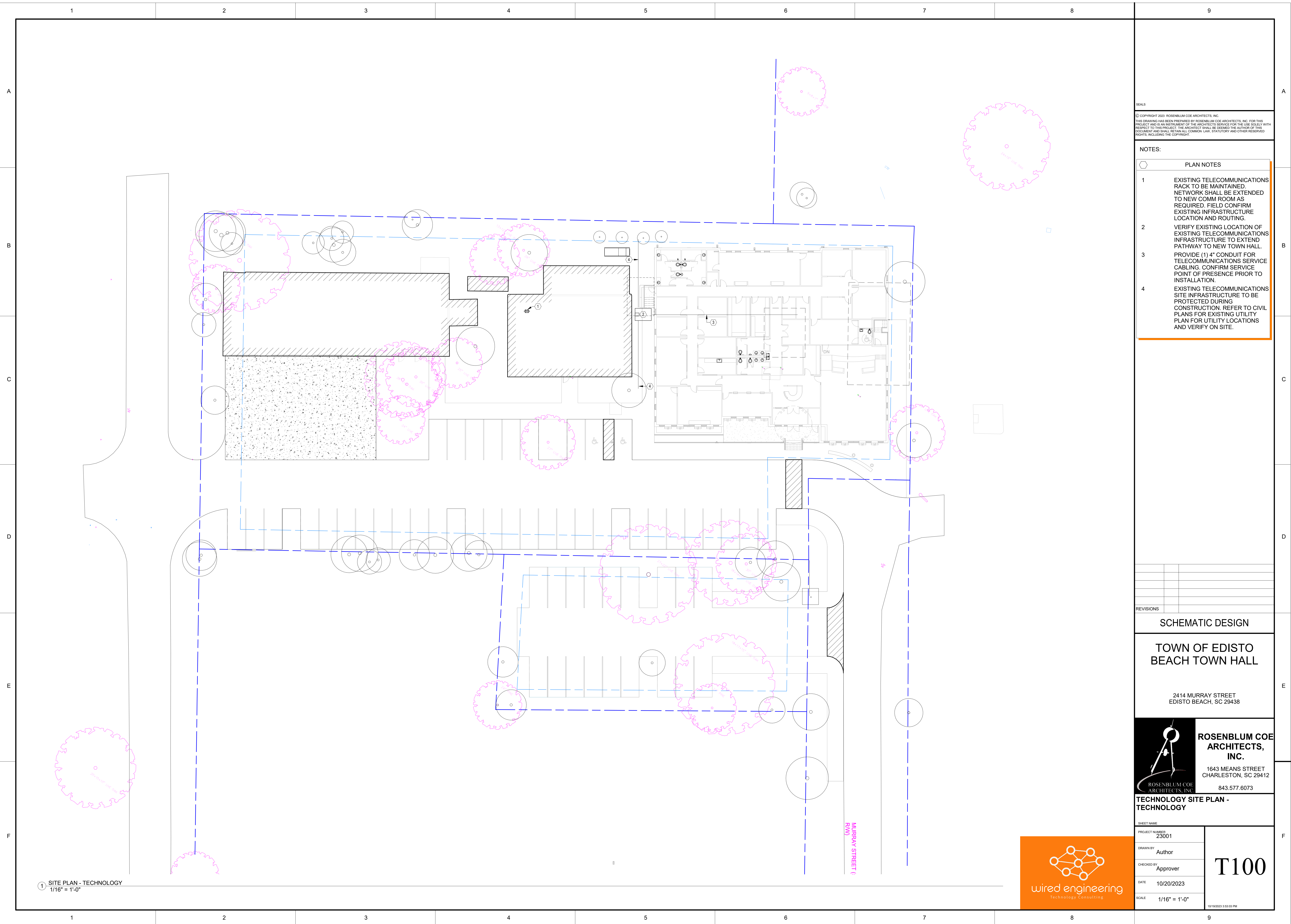
SCHEMATIC DESIGN
TOWN OF EDISTO BEACH TOWN HALL
 2414 MURRAY STREET
 EDISTO BEACH, SC 29438

ROSENBLUM COE ARCHITECTS, INC.
 1643 MEANS STREET
 CHARLESTON, SC 29412
 843.577.6073

LEGEND, GENERAL NOTES, AND SHEET INDEX

SHEET NAME	PROJECT NUMBER	DATE	SCALE
	23001	10/20/2023	
DRAWN BY	CHECKED BY	T001	
WIRED	WIRED		





SEALS

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NOTES:

PLAN NOTES	
1	EXISTING TELECOMMUNICATIONS RACK TO BE MAINTAINED. NETWORK SHALL BE EXTENDED TO NEW COMM ROOM AS REQUIRED. FIELD CONFIRM EXISTING INFRASTRUCTURE LOCATION AND ROUTING.
2	VERIFY EXISTING LOCATION OF EXISTING TELECOMMUNICATIONS INFRASTRUCTURE TO EXTEND PATHWAY TO NEW TOWN HALL.
3	PROVIDE (1) 4" CONDUIT FOR TELECOMMUNICATIONS SERVICE CABLING. CONFIRM SERVICE POINT OF PRESENCE PRIOR TO INSTALLATION.
4	EXISTING TELECOMMUNICATIONS SITE INFRASTRUCTURE TO BE PROTECTED DURING CONSTRUCTION. REFER TO CIVIL PLANS FOR EXISTING UTILITY LOCATIONS AND VERIFY ON SITE.

REVISIONS

SCHEMATIC DESIGN

**TOWN OF EDISTO
 BEACH TOWN HALL**

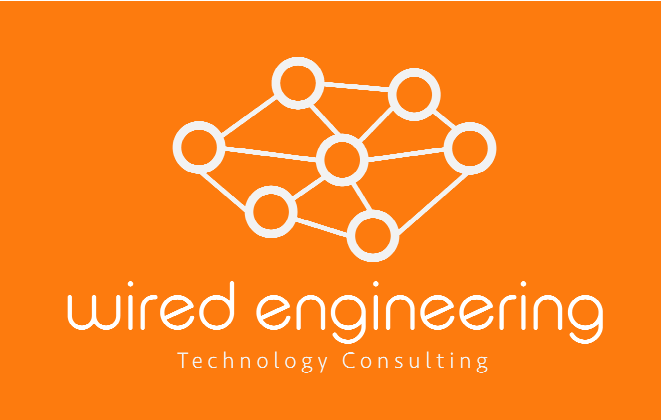
2414 MURRAY STREET
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 ARCHITECTS,
 INC.**

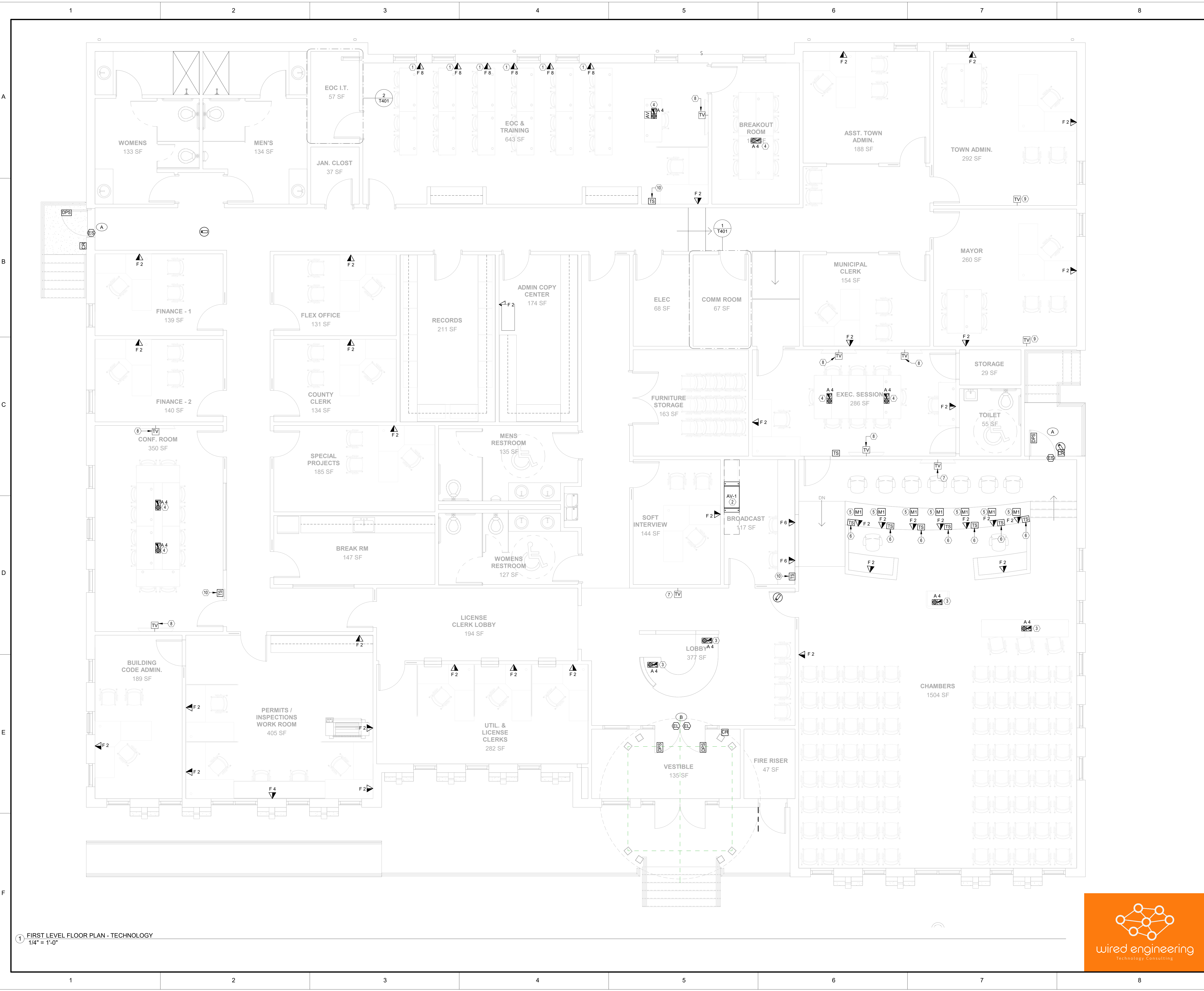
1643 MEANS STREET
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**TECHNOLOGY SITE PLAN -
 TECHNOLOGY**

SHEET NAME		T100
PROJECT NUMBER	23001	
DRAWN BY	Author	
CHECKED BY	Approver	
DATE	10/20/2023	
SCALE	1/16" = 1'-0"	10/19/2023 3:53:03 PM



1 SITE PLAN - TECHNOLOGY
 1/16" = 1'-0"



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- NOTES:
- PLAN NOTES
- 1 PROVIDE 5" JUNCTION BOX FOR COMMUNICATIONS CABLING. COORDINATE CABLE ROUTING AND TERMINATION WITH FINAL FURNITURE SELECTION.
 - 2 PROVIDE 4-POST EQUIPMENT RACK. PROVIDE (1) 120V 20A CIRCUIT (L5-20R) AND (1) 208V 30A CIRCUIT (L6-30R) MOUNTED ON CABLE TRAY. REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.
 - 3 PROVIDE POWER/DATA FLOOR BOX. DESIGN SELECTION WIREMOLD EVOLUTIONS SERIES EFB455 WITH REQUIRED GANG PLATES. PROVIDE (1) 1" CONDUIT FOR COMMUNICATIONS AND (1) 3/4" CONDUIT FOR POWER.
 - 4 PROVIDE POWER/DATA/AV FLOOR BOX. DESIGN SELECTION WIREMOLD EVOLUTIONS SERIES EFB6 WITH REQUIRED GANG PLATES. PROVIDE (1) 1" CONDUIT FOR COMMUNICATIONS. (1) 1-1/2" CONDUIT FOR AUDIO/VIDEO AND (1) 3/4" CONDUIT FOR POWER.
 - 5 DESK MOUNTED MICROPHONE AT DAIS.
 - 6 DESK MOUNTED DAIS INFORMATION PANEL (TIMER/CLOCK).
 - 7 98" WALL MOUNTED DISPLAY.
 - 8 75" WALL MOUNTED DISPLAY.
 - 9 55" WALL MOUNTED DISPLAY.
 - 10 WALL MOUNTED AUDIO/VIDEO SYSTEM TOUCHSCREEN CONTROLLER.

NO.	DESCRIPTION	DATE

SCHEMATIC DESIGN

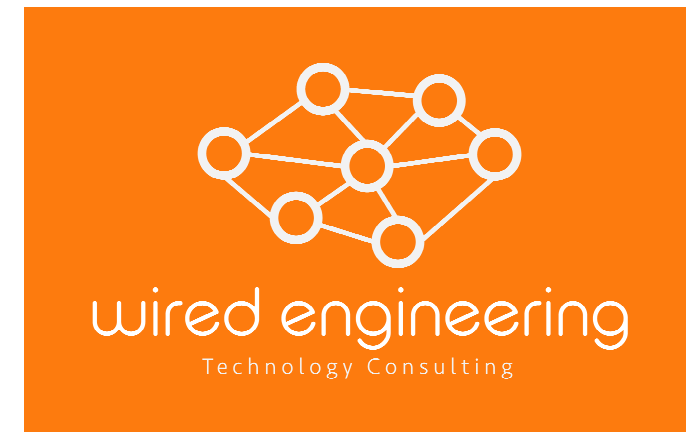
TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
 EDISTO BEACH, SC 29438

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FIRST LEVEL FLOOR PLAN - TECHNOLOGY

SHEET NAME	PROJECT NUMBER	T101
23001	DRAWN BY	
WIRED	CHECKED BY	
WIRED	DATE	
10/20/2023	SCALE	
1/4" = 1'-0"	10/19/2023 3:51:09 PM	



1 FIRST LEVEL FLOOR PLAN - TECHNOLOGY
 1/4" = 1'-0"



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- NOTES:
- PLAN NOTES
- 1 PROPOSED WIRELESS ACCESS POINT LOCATION (CEILING MOUNTED). PROVIDE (2) CAT 6A CABLES TO RACK LOCATION INDICATED. REFER TO SCHEDULES AND DETAILS FOR ADDITIONAL INFORMATION.
 - 2 RECESSED CEILING MOUNTED SPEAKER.
 - 3 CEILING MOUNTED BEAM FORMING MICROPHONE ARRAY.
 - 4 CEILING MOUNTED PROJECTOR AND MOTORIZED PROJECTION SCREEN.
 - 5 CEILING MOUNTED AUDIO/VIDEO CAMERA.
 - 6 CEILING MOUNTED CCTV CAMERA.

REVISIONS

NO.	DATE	DESCRIPTION

SCHEMATIC DESIGN

**TOWN OF EDISTO
 BEACH TOWN HALL**

2414 MURRAY STREET
 EDISTO BEACH, SC 29438

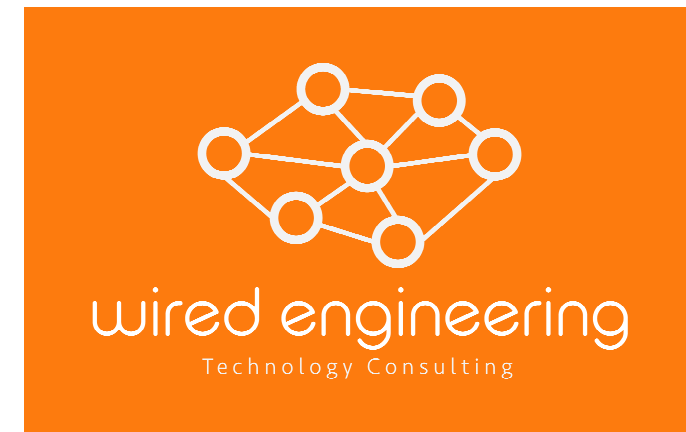
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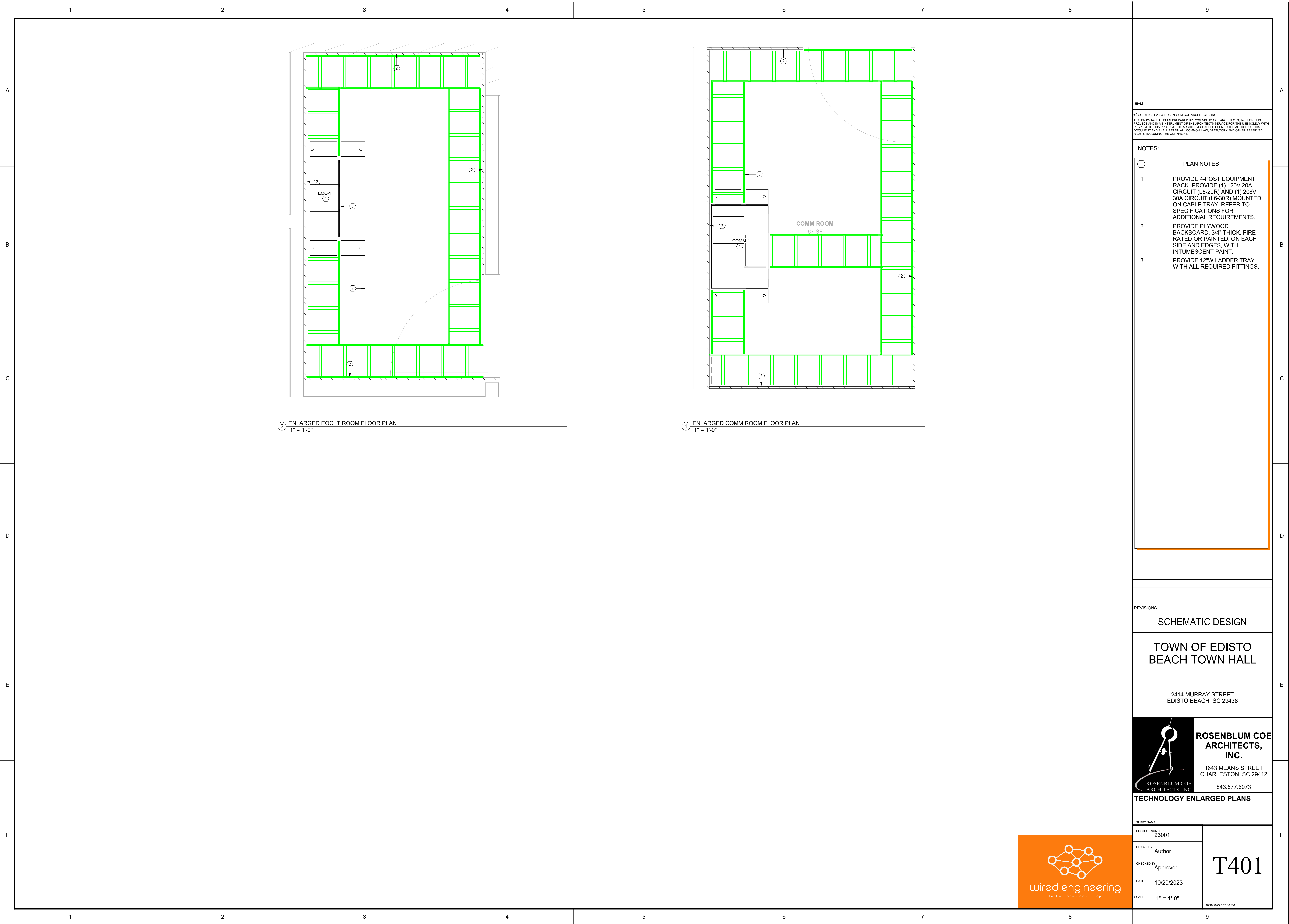
FIRST LEVEL REFLECTED CEILING
 PLAN - TECHNOLOGY

SHEET NAME	PROJECT NUMBER	23001
DRAWN BY	Author	
CHECKED BY	Approver	
DATE	10/20/2023	
SCALE	1/4" = 1'-0"	

T121



1 FIRST LEVEL REFLECTED CEILING PLAN - TECHNOLOGY
 1/4" = 1'-0"



② ENLARGED EOC IT ROOM FLOOR PLAN
1" = 1'-0"

① ENLARGED COMM ROOM FLOOR PLAN
1" = 1'-0"

SEALS

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- NOTES:
- ⬡ PLAN NOTES
- PROVIDE 4-POST EQUIPMENT RACK. PROVIDE (1) 120V/20A CIRCUIT (L5-20R) AND (1) 208V/30A CIRCUIT (L6-30R) MOUNTED ON CABLE TRAY. REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.
 - PROVIDE PLYWOOD BACKBOARD, 3/4" THICK, FIRE RATED OR PAINTED, ON EACH SIDE AND EDGES, WITH INTUMESCENT PAINT.
 - PROVIDE 12"W LADDER TRAY WITH ALL REQUIRED FITTINGS.

REVISIONS

SCHEMATIC DESIGN

**TOWN OF EDISTO
BEACH TOWN HALL**

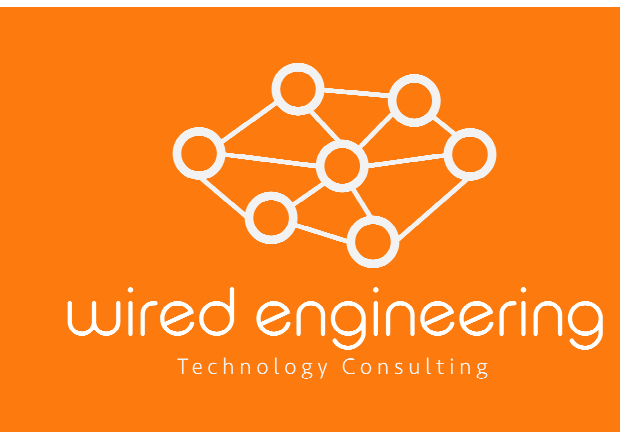
2414 MURRAY STREET
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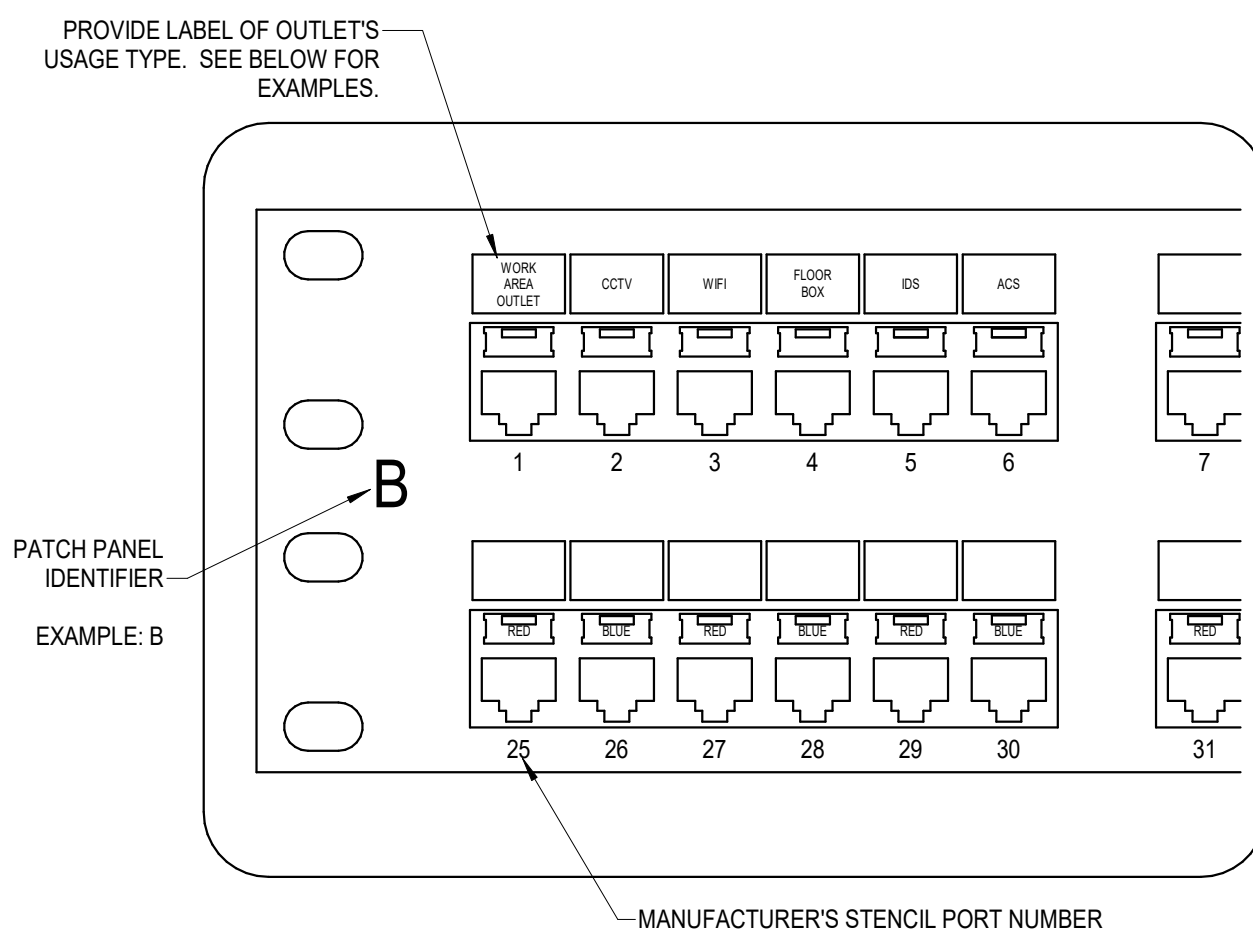
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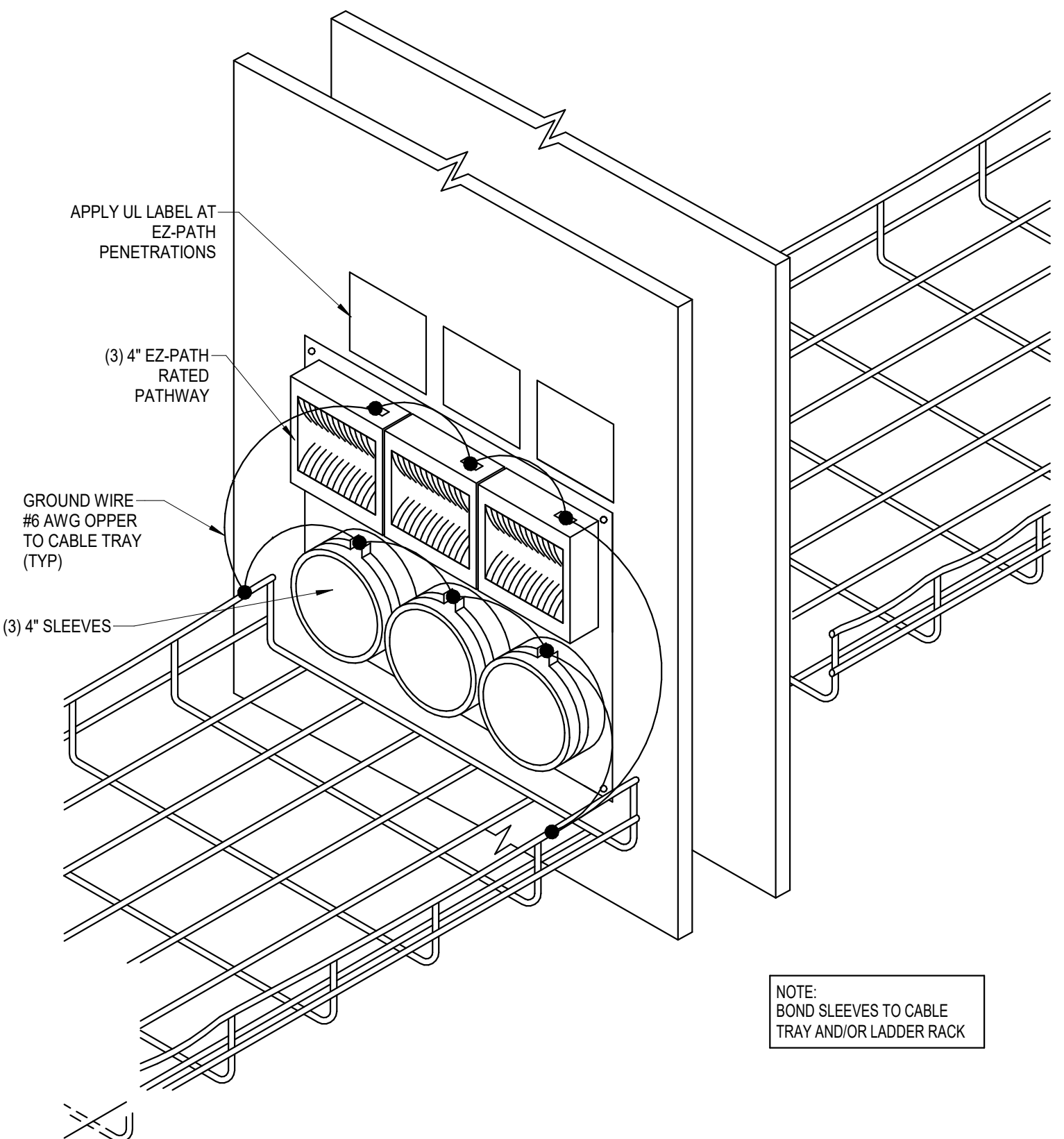
TECHNOLOGY ENLARGED PLANS

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PROJECT NUMBER	23001	
DRAWN BY	Author	
CHECKED BY	Approver	
DATE	10/20/2023	
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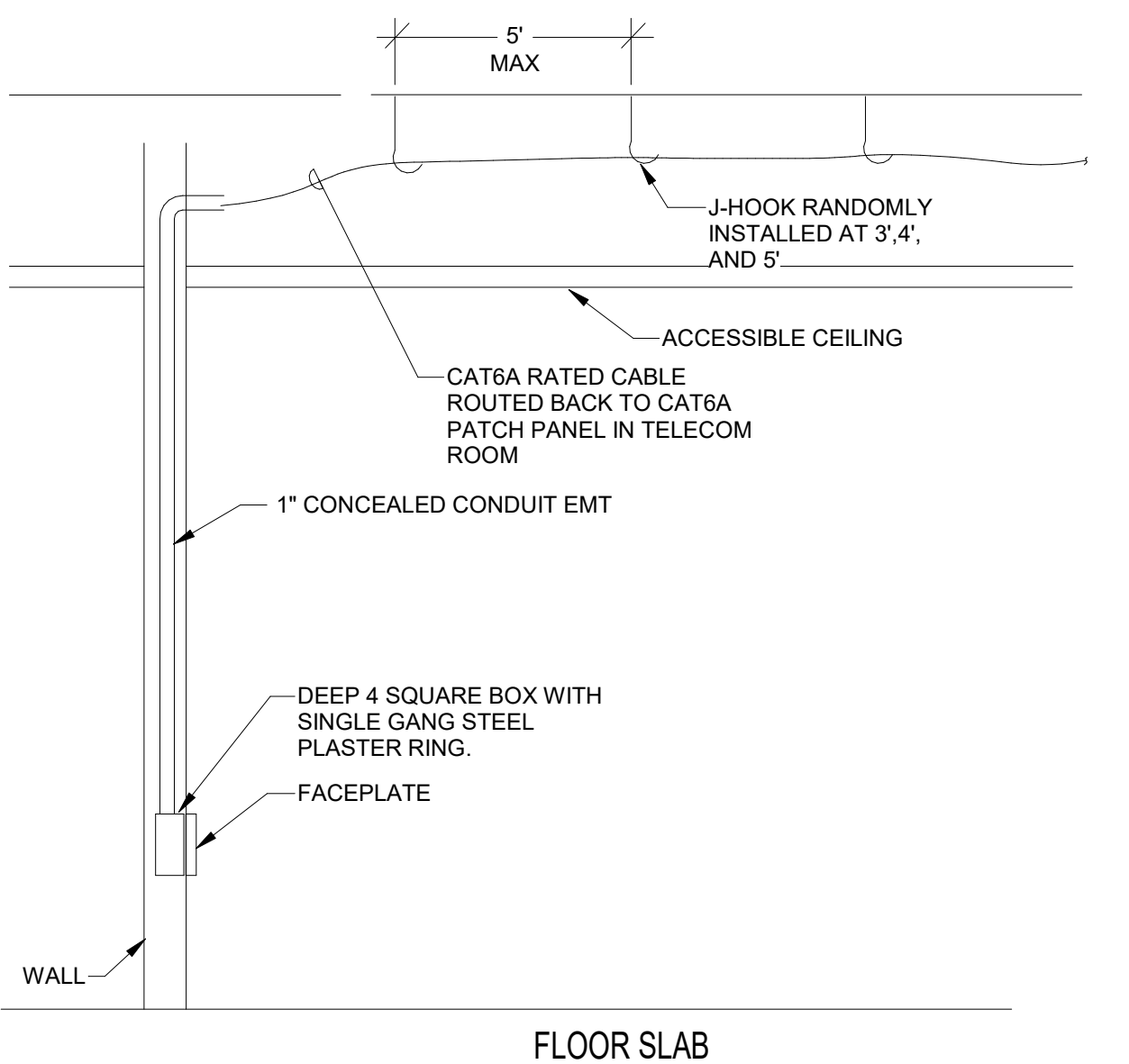




7 TYPICAL COPPER PATCH PANEL LABELING
NTS



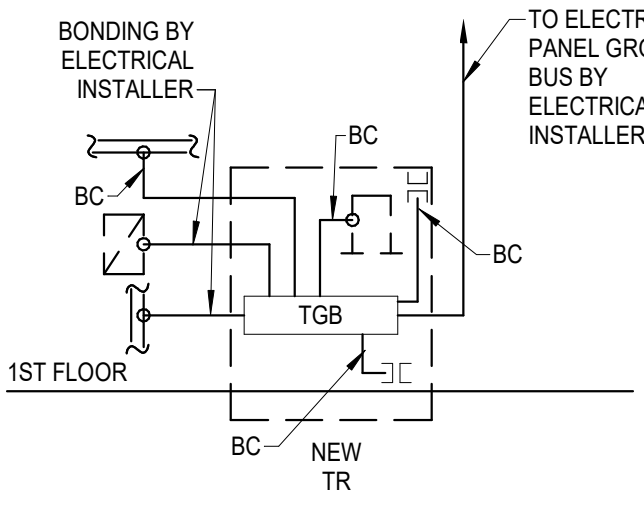
8 WALL PENETRATION - AT RATED WALLS (3 SLEEVES)
NTS



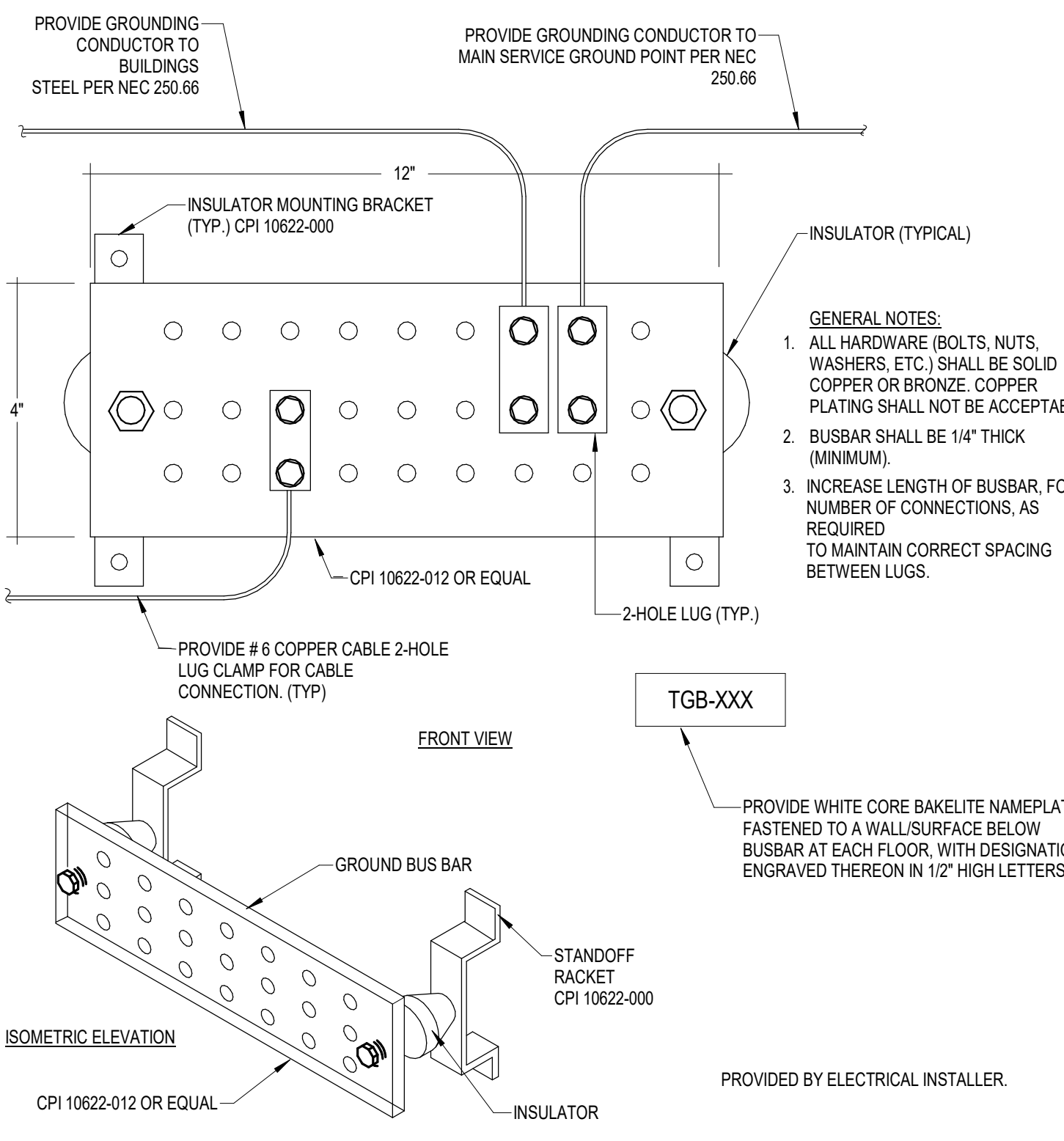
9 TYPICAL FLUSH MOUNT OUTLET (CONCEALED CONDUIT)
NTS

TBB LENGTH LINEAR M (FT)	TBB SIZE AWG
LESS THAN 4 (13)	6
4-6 (14-20)	4
6-8 (21-26)	3
8-10 (27-33)	2
10-13 (34-41)	1
13-16 (42-52)	1/0
16-20 (53-66)	2/0
GREATER THAN 20 (66)	3/0

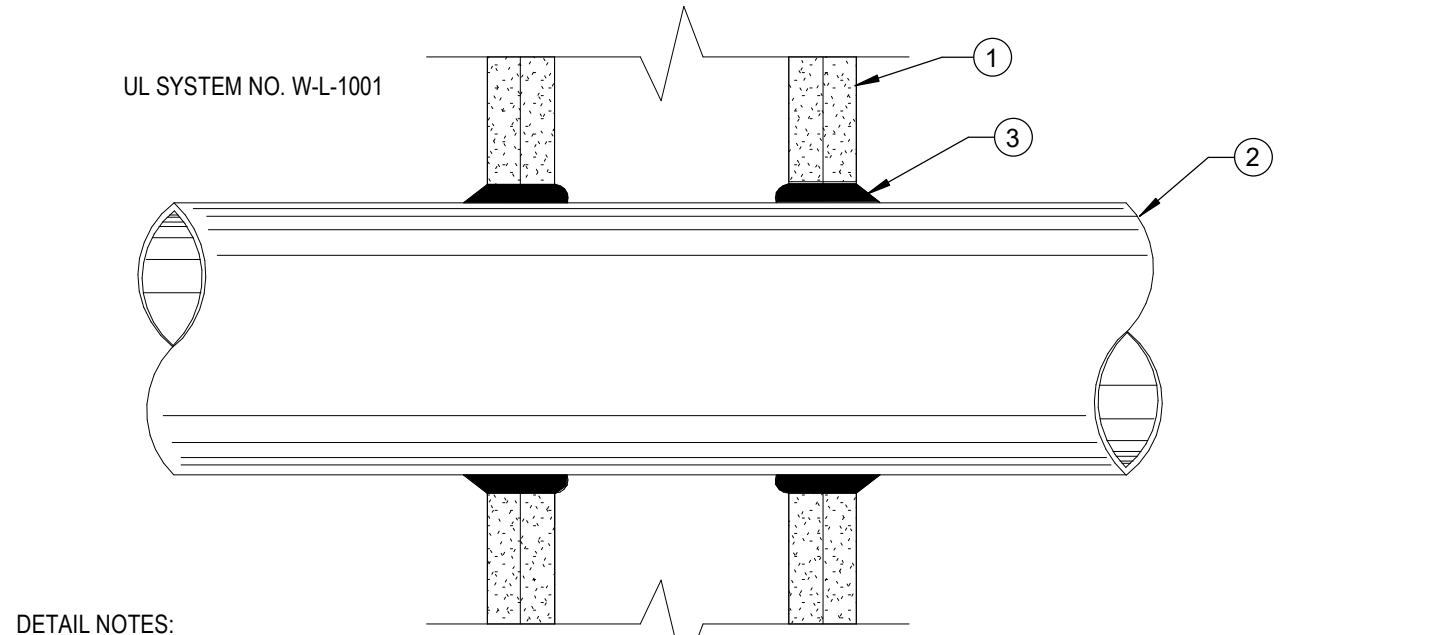
ABBREVIATION SCHEDULE	
BCT	BONDING CONDUCTOR FOR TELECOMMUNICATIONS
TR	TELECOMMUNICATIONS ROOM
TEF	TELECOMMUNICATIONS ENTRANCE FACILITY
TER	TELECOMMUNICATIONS EQUIPMENT ROOM
TBB	TELECOMMUNICATIONS BONDING BACKBONE
BC	BONDING CONDUCTOR SHALL BE #6 AWG, UNLESS OTHERWISE NOTED BY COMMUNICATIONS CABLING INSTALLER
TGB	TELECOMMUNICATIONS GROUNDING BUSBAR
TMGB	TELECOMMUNICATIONS MAIN GROUNDING BUSBAR
[Symbol]	RACK CONNECTION
[Symbol]	ELECTRICAL PANELBOARD SERVING EQUIPMENT IN THIS COMM ROOM
[Symbol]	CABLE BOND CONNECTIONS MADE W/ULL LISTED BONDING CONNECTION FASTENERS
[Symbol]	CABLE TRAY CONNECTION
[Symbol]	METAL FRAME OF BUILDING CONNECTION
[Symbol]	CONDUIT/SLEEVES



4 GROUNDING AND BONDING DIAGRAM
NTS



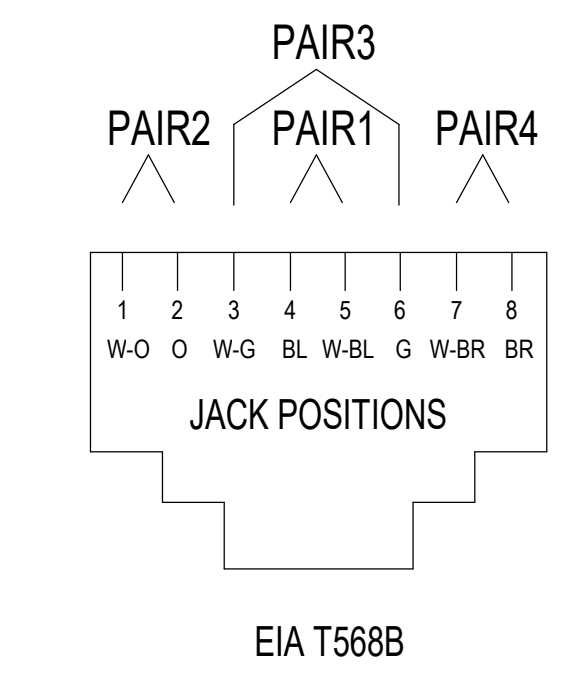
5 GROUND BUSBAR (TYPICAL FOR ALL TR'S)
NTS



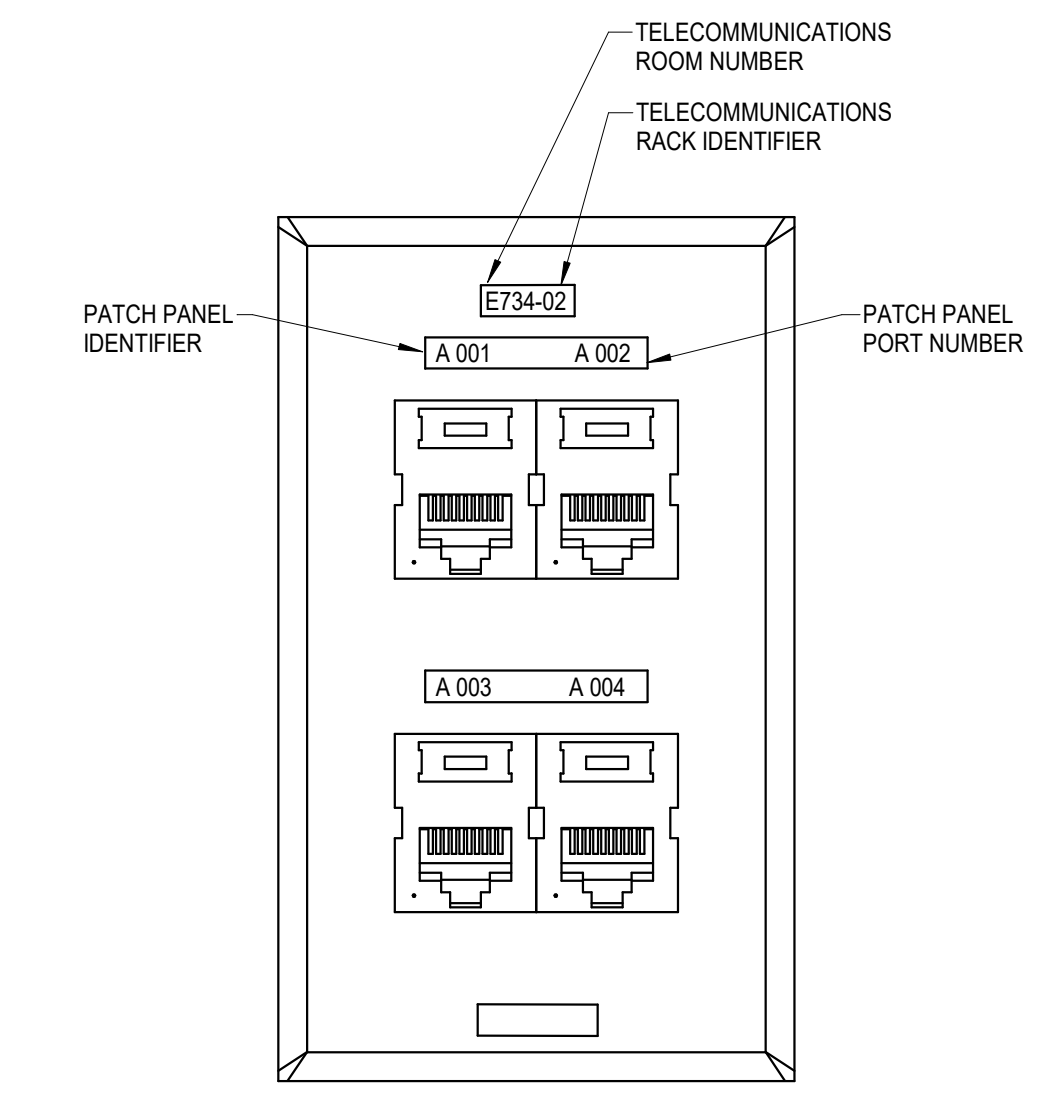
- DETAIL NOTES:
- WALL ASSEMBLY - THE 1, 2, 3, OR 4 HOUR FIRE RATED GYPSUM WALLBOARD WALL ASSEMBLY SHALL BE CONSTRUCTED OF THE MATERIALS AND IN THE MANNER DESCRIBED IN THE INDIVIDUAL U300 OR U400 SERIES WALL OR PARTITION DESIGNS IN THE UL FIRE RESISTANCE DIRECTORY.
 - CONDUIT - NOM 4" DIAMETER OR SMALLER STEEL ELECTRICAL METALLIC TUBING. A MAXIMUM OF ONE CONDUIT IS PERMITTED IN THE FIRE STOP SYSTEM. CONDUIT TO BE INSTALLED NEAR CENTER OF STUD CAVITY WIDTH AND TO BE RIGIDLY SUPPORTED ON BOTH SIDES OF WALL ASSEMBLY.
 - FILL VOID OR CAVITY MATERIAL - CAULK FILL MATERIAL BEARING THE UL CLASSIFICATION MARKING INSTALLED TO COMPLETELY FILL ANNULAR SPACE BETWEEN PIPE OR CONDUIT AND GYPSUM WALLBOARD AND WITH A MIN. 1/4" DIAMETER BEAD OF CAULK APPLIED TO PERIMETER OF CONDUIT AT ITS EGRESS FROM THE WALL. CAULK INSTALLED SYMMETRICALLY ON BOTH SIDES OF WALL ASSEMBLY. THE HOURLY F RATING OF THE FIRE STOP SYSTEM IS DEPENDENT UPON THE HOURLY FIRE RATING OF THE WALL ASSEMBLY IN WHICH IT IS INSTALLED, AS SHOWN IN THE FOLLOWING TABLE. THE HOURLY F RATING OF THE FIRE STOP SYSTEM IS DEPENDENT UPON THE TYPE OR SIZE OF THE CONDUIT AND THE HOURLY FIRE RATING OF THE WALL ASSEMBLY IN WHICH IT IS INSTALLED, AS TABULATED BELOW:

MAXIMUM CONDUIT DIAMETER IN INCHES	ANNULAR SPACE IN INCHES	FIRE RATING IN HOURS	F RATING IN HOURS
1	0 TO 3/16	1 OR 2	0, 1 OR 2
1	1/4 TO 1/2	3 OR 4	3 OR 4
4	0 TO 1-1/2	1 OR 2	0
6	1/4 TO 1/2	3 OR 4	0
12	3/16 TO 3/8	1 OR 2	0

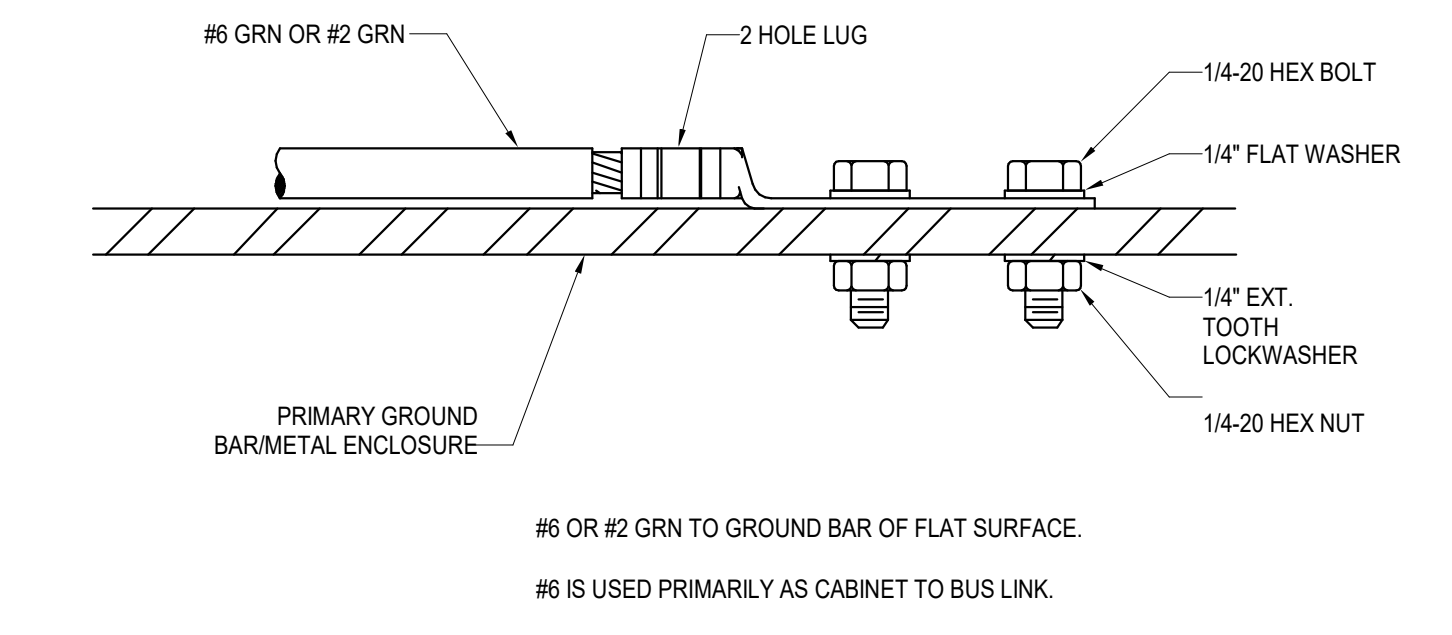
6 CONDUIT PENETRATION OF FIRE WALL
NTS



EIA T568B
MODULAR JACK WIRING (FRONT VIEW)
1 MODULAR JACK WIRING DETAIL
NTS



2 TYPICAL WORK AREA OUTLET LABEL
NTS



- INSTALLATION NOTES:
- SELECT BOLT LENGTH TO PROVIDE A MINIMUM OF TWO EXPOSED THREADS.
 - BURNISH MOUNTING SURFACE TO REMOVE PAINT IN THE AREA OF LUG CONTACT.
 - APPLY ANTI-OXIDANT COMPOUND TO MATING SURFACE OF LUG AND WIPE CLEAN EXCESS COMPOUND.
 - USE SOLID COPPER WIRE AND MECHANICAL 2-HOLE LUG FOR ALL EXTERIOR GROUNDING.

3 GROUND BAR 2-LUG TERMINATION
NTS

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NOTES:

SCHEMATIC DESIGN

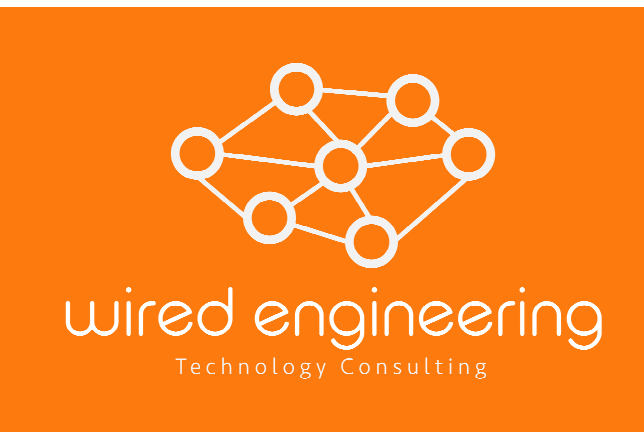
TOWN OF EDISTO BEACH TOWN HALL

2414 MURRAY STREET
EDISTO BEACH, SC 29438

ROSENBLUM COE ARCHITECTS, INC.
1643 MEANS STREET
CHARLESTON, SC 29412
843.577.6073

TECHNOLOGY DETAILS

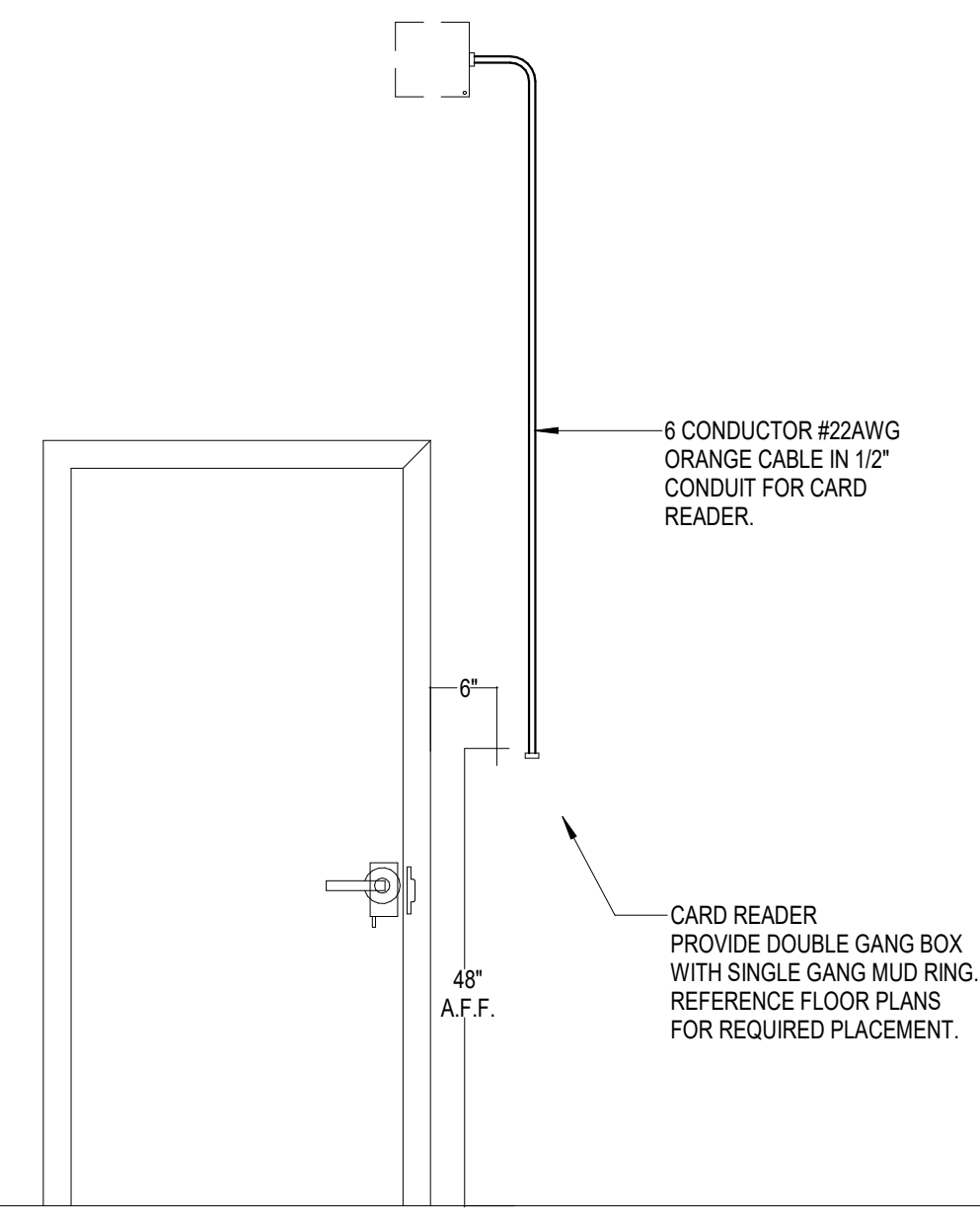
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PROJECT NUMBER	23001
DRAWN BY	WIRED
CHECKED BY	WIRED
DATE	10/20/2023
SCALE	As indicated



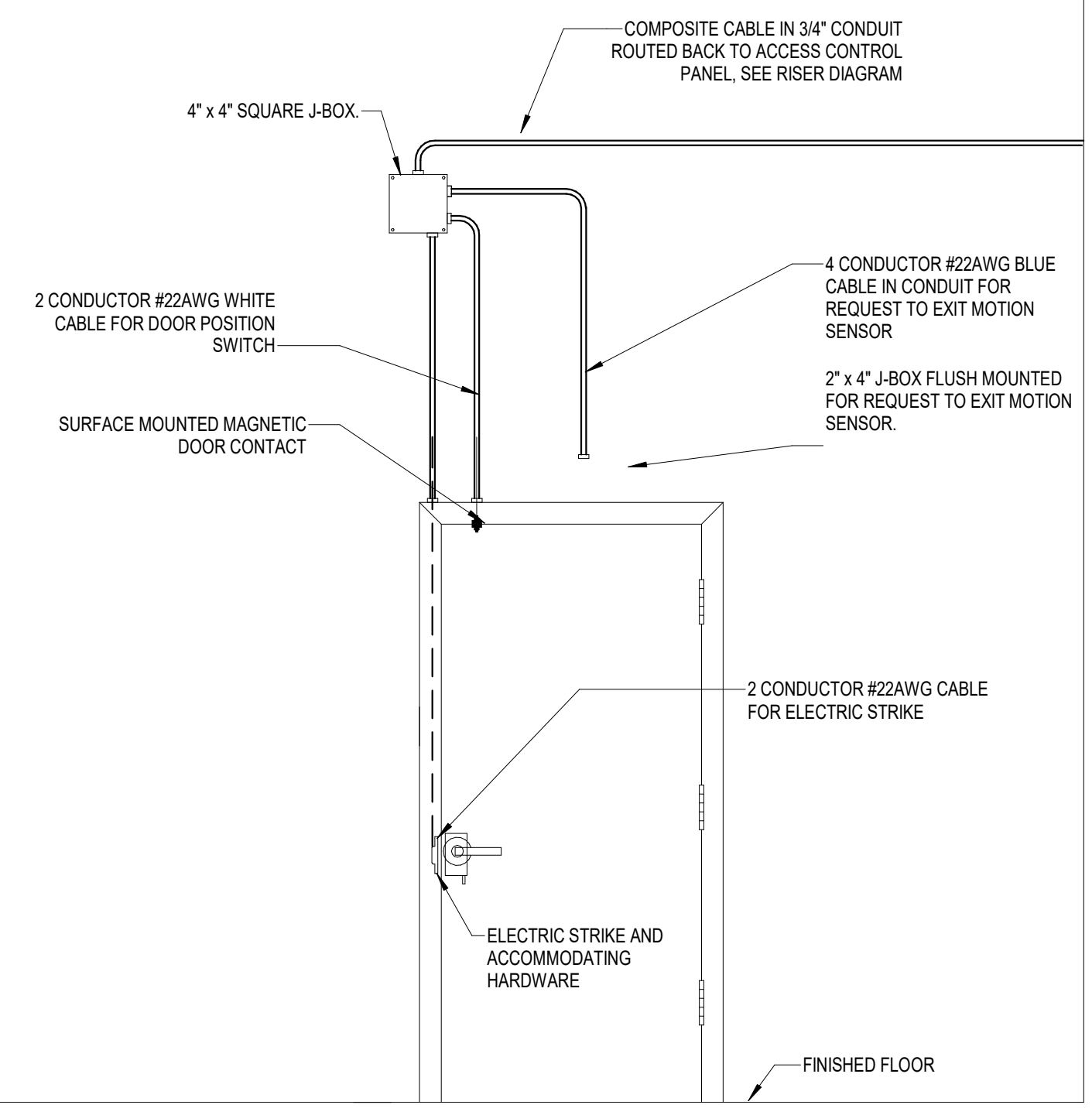
T601

10/19/2023 3:53:11 PM

NOTES:
 1. CABLE TYPE AND SIZE MUST COMPLY WITH ALL ESTABLISHED REQUIREMENTS AND APPLICABLE CODES.
 2. ALL CONDUIT SHALL BE 3/4" UNLESS OTHERWISE NOTED.

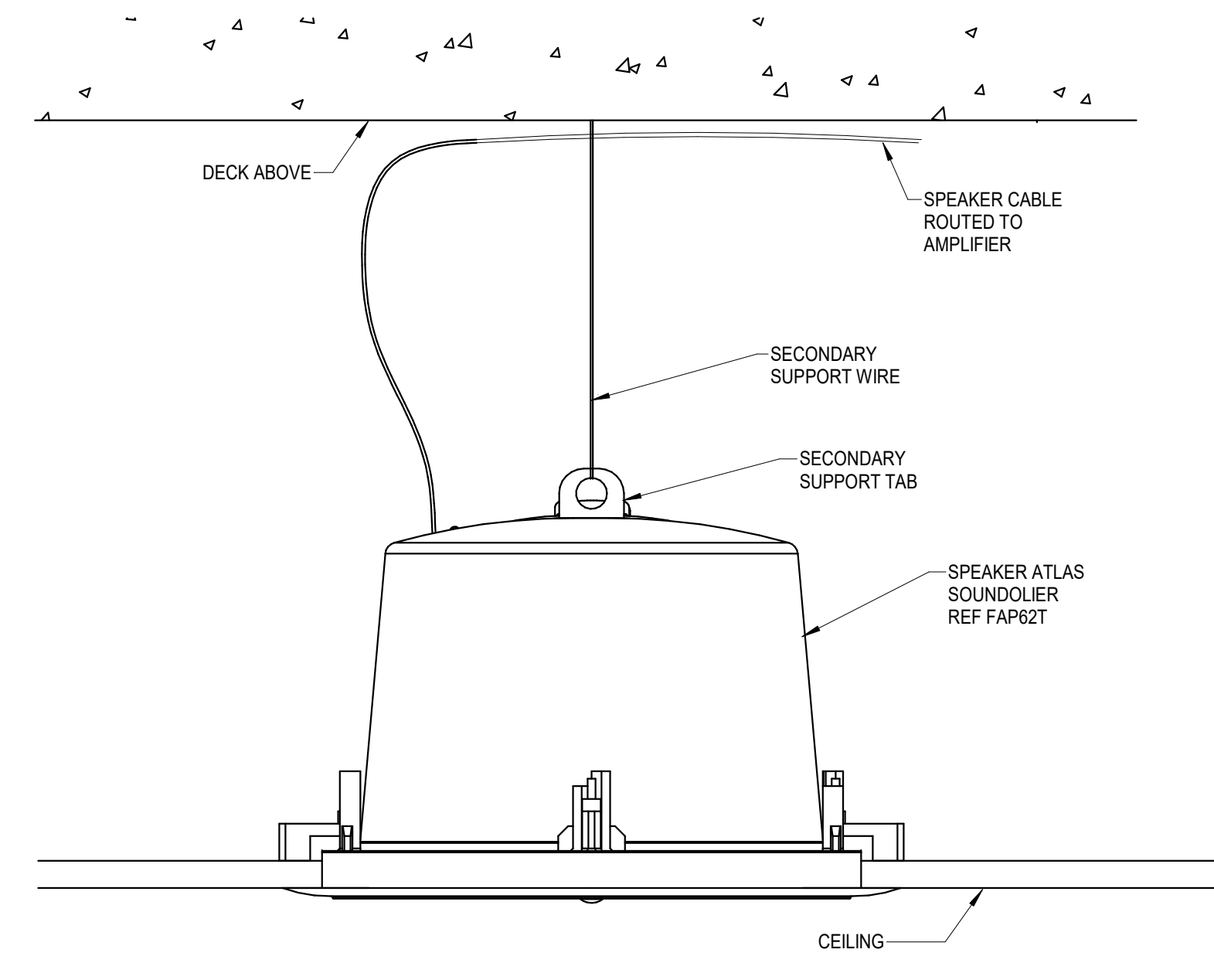


UNSECURE SIDE



SECURE SIDE

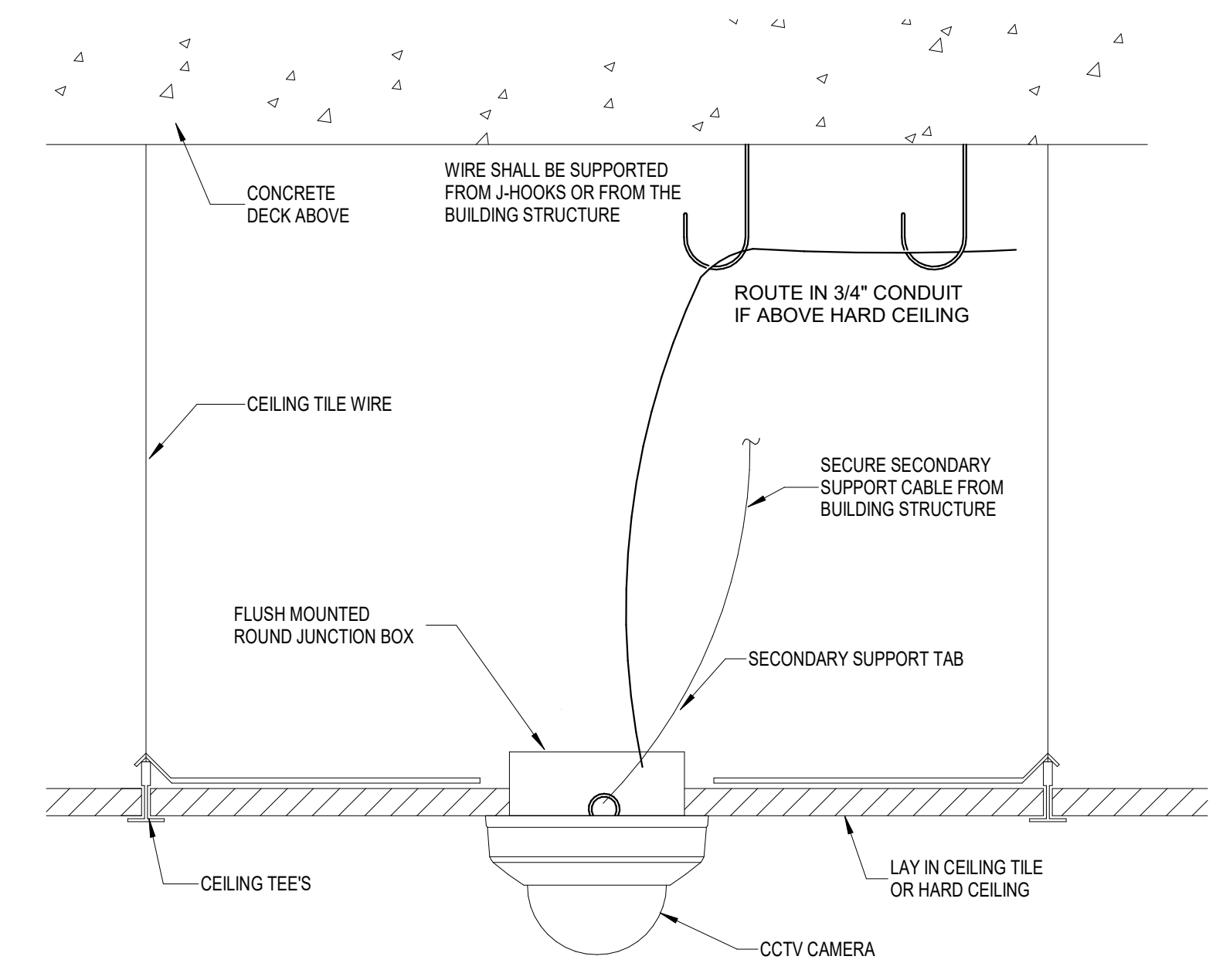
③ DTL-102 - SINGLE DOOR - ELECTRIC STRIKE WITH CARD READER
 NOTES



NOTE: SPEAKER PART NUMBER INCLUDES SPEAKER, BACKBOX, GRILL AND MOUNTING HARDWARE

(S1)

① CEILING MOUNTED SPEAKER
 1" = 1'-0"



② DTL-101 - SURFACE CEILING MOUNTED CAMERA
 1" = 1'-0"

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NOTES:

NO.	DATE	REVISIONS

SCHEMATIC DESIGN

TOWN OF EDISTO BEACH TOWN HALL

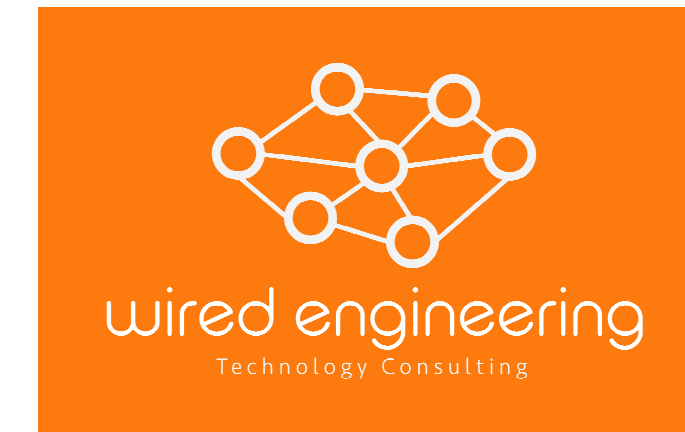
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TECHNOLOGY DETAILS

SHEET NAME	
PROJECT NUMBER	23001
DRAWN BY	WIRED
CHECKED BY	WIRED
DATE	10/20/2023
SCALE	1" = 1'-0"

T602



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