

SCOPE OF WORK

USE EXISTING (2) 4 TON GAS ROOFTOP PACKAGE UNIT. PROVIDE NEW DUCTWORK AS SHOWN AND PROVIDE ALL NEW ACCESSORIES WHERE SHOWN FOR COMPLETE HVAC SYSTEMS.

REUSE BATHROOM EXHAUST FAN.

COORDINATE WITH GC ANY ADDITIONAL WORK REQUIRED.

MECHANICAL PLAN NOTES

A. PROVIDE NEW DUCT DUCT SYSTEMS AS SHOWN. PROVIDE FLEXIBLE CONNECTORS ON SUPPLY AND RETURN AIR DUCT CONNECTIONS. INSTALL FIRE DAMPERS IN ANY FIRE WALLS AND BETWEEN FLOORS. TRANSITION TO DUCT SIZES SHOWN. PROVIDE DUCTWORK AND AIR DISTRIBUTION DEVICES AS INDICATED ON THE PLAN. REFER TO A/C UNIT SCHEDULE FOR ADDITIONAL REQUIREMENTS.

B. FOR SYSTEMS OVER 2,000 CFM PROVIDE DUCT MOUNTED AIR SMOKE DETECTORS AND THAT MEET THE REQUIREMENTS OF U.L. 288A, INTERLOCKED TO SHUTDOWN A/C UNIT UPON DETECTION OF SMOKE. IF NECESSARY PROVIDE SMOKE DETECTOR WITH AN ANNUNCIATOR, ALARM AND POWER L.E.D.'S FOR VISIBLE AND AUDIBLE ALARM SIGNAL, AND VISIBLE TROUBLE SIGNAL. MOUNT ANNUNCIATOR ON ROOM SIDE OF CEILING.

C. ALL DUCTS WILL BE FIBERBOARD OR MINIMUM 26 GAUGE SHEET METAL WITH EXTERNAL DUCT WRAP INSULATION. ALL DUCTS TO BE MANUFACTURED AND INSTALLED ACCORDING TO ASHRAE AND SMACNA METAL DUCT CONSTRUCTION STANDARD, LATEST EDITION. ALL MATERIALS WILL CONFORM TO NFPA 90A.

D. THERMOSTATS SHALL BE 7-DAY PROGRAMMABLE TYPE. MOUNT THERMOSTAT 48" A.F.F. COORDINATE LOCATION OF THERMOSTAT.

E. ALL AIR DUCTS WITH INSULATION SHALL HAVE A MINIMUM OF THICKNESS OF 1.5". R-6 INSULATION ACCORDING TO N.M.E.C.C. - 2021.

F. ALL SEAMS, JOINTS, ETC WILL BE SEALED TO MAKE AIR DUCT AIRTIGHT. PRESSURE SENSITIVE MATERIALS AND OTHERS APPROVED BY LATEST SMACNA. SEALING MATERIALS WILL BE USED.

G. ALL EVAPORATOR UNITS SHALL HAVE A FLOAT SWITCH TO CONTROL OVERFLOW THAT WILL AUTOMATICALLY SHUT DOWN THE A/C SYSTEM. THE DEVICE SHALL BE ATTACHED TO THE SECONDARY DRAIN OUTLET ON THE UNIT.

H. ALL NEW A/C CONDENSATE DRAINS WILL BE PVC FULL DIAMETER OF OUTLET AND WILL TERMINATE IN THE NEAREST ROOF DRAIN OR INDIRECT WASTE.

I. ALL EQUIPMENT AND MATERIALS WILL BE INSTALLED ACCORDING TO THE MANUFACTURERS INSTRUCTIONS AND ACCORDING TO THE BEST PRACTICE.

J. TESTING AND BALANCING SHALL BE DONE IN ACCORDANCE WITH THE NATIONAL ENVIRONMENTAL BALANCING BUREAU (N.E.B.B.), THE ASSOCIATED AIR BALANCE COUNCIL (A.A.B.C) NATIONAL STANDARDS OR EQUIVALENT PROCEDURES.

K. HANGER ATTACHMENTS TO THE STEEL STRUCTURE WILL BE RATED POWDER ACTUATED FASTENERS, 'C' CLAMPS, WELDED STUDS, CLAMP HANGERS, JOIST CLAMPS OR OTHER METHODS RECOMMENDED BY SMACNA'S 'METAL AND FLEXIBLE STANDARDS', CHAPTER 4, AND WILL HAVE A MINIMUM SAFETY MARGIN OF 4:1.

L. EXHAUST HOODS, DUCTS, CURBS, FANS AND CONTROLS TO BE SUPPLIED AND INSTALLED BY HOOD CONTRACTOR ACCORDING TO THE MANUFACTURERS INSTRUCTIONS, THE CBC, CEC AND NFPA 96.

M. ALL HVAC CONTROLS AND CONTROL WIRING SHALL BE PROVIDED BY THE MECHANICAL CONTRACTOR.

N. HVAC SYSTEM TO BE TIED INTO MALL ENERGY MANAGEMENT SYSTEM AT TENANTS COST.

GENERAL NOTES

A. CONTRACTORS AND SUB-CONTRACTORS SHALL CAREFULLY REVIEW THE CONSTRUCTION DOCUMENTS. INFORMATION REGARDING THE COMPLETE WORK IS DISPERSED THROUGHOUT THE DOCUMENT SET AND CANNOT BE ACCURATELY DETERMINED WITHOUT REFERENCE TO THE COMPLETE DOCUMENT SET. PAY SPECIAL ATTENTION TO THE RESPONSIBILITY SCHEDULE. WORK DESIGNATED ON SCHEDULE SHALL BE CONSIDERED INCLUDED IN YOUR SCOPE OF WORK AND CONTRACT AMOUNT.

B. CONTRACTOR TO VERIFY THAT ALL EQUIPMENT SHOWN AS EXISTING MATCHES THE DESCRIPTIONS AND SPECIFICATIONS SHOWN ON DRAWINGS AND SCHEDULES. IF DIFFERENT, NOTIFY ARCHITECT/ENGINEER BEFORE BIDDING, ORDERING, OR PROCEEDING WITH WORK.

C. DRAWINGS/DETAILS ARE TO BE CONSIDERED DIAGRAMMATIC, NOT NECESSARILY SHOWING IN DETAIL OR TO SCALE ALL MINOR ITEMS. UNLESS SPECIFIC DIMENSIONS ARE SHOWN, THE STRUCTURAL, ARCHITECTURAL AND SITE CONDITIONS SHALL GOVERN EXACT LOCATIONS. CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK, AND CHECK/COORDINATE DRAWINGS OF ALL TRADES.

D. COORDINATE WITH THE WORK OF OTHERS SECTIONS, EQUIPMENT FURNISHED BY OTHERS, REQUIREMENTS OF THE OWNER, AND WITH THE CONSTRAINTS OF THE EXISTING CONDITIONS OF THE PROJECT SITE. PROVIDE DUCT RISERS AND DRIPS AS REQUIRED FOR FIELD INSTALLATION AND TRADE COORDINATION. NOTIFY ARCHITECT OF ANY DISCREPANCIES BEFORE STARTING WORK.

E. DRAWINGS FOR HVAC WORK ARE DIAGRAMMATIC, SHOWING THE GENERAL LOCATION, TYPE, LAYOUT, AND EQUIPMENT REQUIRED. THE DRAWINGS SHALL NOT BE SCALED FOR EXACT MEASUREMENT. REFER TO MANUFACTURERS STANDARD INSTALLATION DRAWINGS FOR EQUIPMENT CONNECTIONS AND INSTALLATION REQUIREMENTS. PROVIDE DUCTWORK, CONNECTIONS, ACCESSORIES, OFFSETS, AND MATERIALS NECESSARY FOR A COMPLETE SYSTEM.

F. ALL WORK SHALL COMPLY WITH STATE AND LOCAL CODE REQUIREMENTS AS APPROVED AND AMENDED BY THE GOVERNING CITY. PURCHASE ALL PERMITS ASSOCIATED WITH THE WORK. OBTAIN ALL INSPECTIONS REQUIRED BY CODE.

G. USE OF COMBUSTIBLE MATERIALS IS NOT ALLOWED IN THE RETURN AIR PLENUM. MATERIALS USED IN THE PLENUM SHALL HAVE FLAME SPREAD RATING NOT TO EXCEED 25, AND SMOKE DEVELOPED RATING NOT TO EXCEED 50 WHEN TESTED IN ACCORDANCE WITH ASTM E 84. ALL EXPOSED WIRING IN THE PLENUM SHALL BE PLENUM RATED.

H. VERIFY LOCATION OF PERMISSIBLE NEW STRUCTURAL ROOF PENETRATIONS AND ADAPT THE REQUIRED DUCTS ACCORDINGLY. THE OPENINGS MUST BE LOCATED USING A REBAR LOCATOR, TRYING TO LEAVE A TRANSVERSE BAR WITHIN 4" FROM THE OPENING. LOCATE OPENINGS AT MID-DISTANCE BETWEEN THE STEMS OF THE DOUBLE TEE AND LONGITUDINAL REINFORCEMENT SHALL NEVER BE CUT. CALL THE ARCHITECT'S OFFICE IN CASE OF UNEXPECTED DIFFICULTIES.

I. ALL A/C AND FRESH AIR ROUND EXPOSED DUCTS WILL BE SPIRAL GALVANIZED AND READY FOR PAINTING. ALL RECTANGULAR DUCTS OVER CEILINGS MAY BE FIBER DUCTS. ALL SG SUPPLY GRILLS WILL BE DOUBLE DEFLECTION WITH VOLUME CONTROLS.

J. G.C. SHALL CONTRACT LANDLORD-APPROVED ROOFING CONTRACTOR TO FLASH AND SEAL ALL ROOF PENETRATIONS TO MAINTAIN ROOFING WARRANTY.

K. IF APPLICABLE CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR KITCHEN VENTILATION SYSTEM INCLUDING TYPE 1 HOOD AND FOR THE WALK-IN COOLER & FREEZER.

L. REQUIRED INSURANCE SHALL BE PROVIDED BY THE PLUMBING CONTRACTOR FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.

M. CONSTRUCTION "AS BUILT" DRAWINGS AND DOCUMENTS SHALL BE PROVIDED TO THE OWNER WITHIN 30 DAYS AFTER THE DATE OF ACCEPTANCE.

N. OPERATION MANUALS AND MAINTENANCE MANUALS SHALL BE PROVIDED TO THE BUILDING OWNER.

MECHANICAL SYMBOLS

EXHAUST FAN WITH LIGHT

SUPPLY OR OUTSIDE AIR DUCT

RETURN OR EXHAUST AIR DUCT

INSULATED RIGID DUCTWORK

DUCT TRANSITION

MANUAL VOLUME DAMPER (VD)

MOTORIZED DAMPER (MD)

FLEXIBLE DUCTWORK R-6.0

SUPPLY DIFFUSER  
REFER TO DIFFUSER SCHEDULE FOR SPECIFICATIONS

RETURN DIFFUSER  
REFER TO DIFFUSER SCHEDULE FOR SPECIFICATIONS

ROOF MOUNTED EXHAUST FAN OUTLET

ROOFTOP UNIT

CONDENSING UNIT

AIR HANDLER UNIT

OPPOSED BLADE DAMPER

DUCT SMOKE DETECTOR

PROGRAMMABLE THERMOSTAT

REMOTE SENSOR

ROUND DUCT DIAMETER

CFM  
CUBIC FEET/ MINUTE

S/A  
SUPPLY AIR

R/A  
RETURN AIR

SG  
SUPPLY GRILLE

CONDENSATE PIPING

NOTE: THIS PROJECT MAY NOT USE EVERY SYMBOL OR DEVICE APPEARING ON THIS LEGEND.

EXISTING CONDITIONS NOTES

STOP AND READ

THE CONTRACTOR AND SUB-CONTRACTORS SHALL NOT INITIATE ANY WORK UNTIL EXISTING FIELD CONDITIONS ARE PROPERLY VERIFIED. THIS SHALL HOLD TRUE FOR FIRST GENERATION AND 2ND GENERATION SPACES. WHEN DEMOLITION IS REQUIRED, THAT WILL BE PERMITTED TO EXPOSE CONDITIONS. THESE VERIFICATIONS SHALL INCLUDE BUT NOT LIMITED TO: DIMENSIONS BOTH HORIZONTALLY AND VERTICAL. ELECTRICAL SERVICE (PANELS LOCATION AND VOLTS/PHASE. LOCATION/OTY OF ROOF MOUNTED HVAC EQUIPMENT. CONFIRM THAT INTERIOR HVAC HUNG UNITS HAVE PROPER SUPPORT CONNECTIONS FOR EXISTING STRUCTURE, FIRE SPRINKLER MAIN RUNS, TOILET ROOM DIMENSIONS, DOOR SWING FOR DOORS TO REMAIN AND ETC. IF NOT VERIFIED AND DISCOVERED AT A LATER TIME, THE CONTRACTOR SHALL REIMBURSE THE ARCHITECT FOR THE REDESIGN FEE. THIS DOES NOT INCLUDE HIDDEN WORK I.E. PITCH OF SANITARY LINES, ACTUAL CONDITIONS OF EXISTING HVAC EQUIPMENT, STRUCTURAL COLUMNS/BEARING WALLS OR CONDITIONS OF GREASE INTERCEPTORS AND ETC.

ROOFTOP UNIT SCHEDULE

DESIGNATION	AC #1	AC #2
	RTU #1	RTU #2
STATUS	EXISTING	EXISTING
QUANTITY	1	1
MANUFACTURER	CARRIER	CARRIER
MODEL	48TFE005-A-511	48TFE005-A-511
TONNAGE	4	4
TOTAL BTU's/HR	48,000	48,000
SENSIBLE BTU's/HR	EXISTING	EXISTING
CFM	1,600	1,600
OUTDOOR AIR REQUIRED	320	320
EER2 (SEER2)	EXISTING	EXSITING
HEATING BTU's/HR (INPUT)	115,000	115,000
HEATING BTU's/HR (OUTPUT)	95,000	95,000
AFFUE	EXISTING	EXISTING
VOLTAGE	208/3/60	208/3/60
MCA	29.0	29.0
MOCP	35	35
WEIGHT (lbs)	EXISTING	EXISTING
ACCESSORIES	(E)ROOF CURB (E)BAROMETRIC RELIEF THERMOSTAT	ROOF CURB THERMOSTAT

FAN SCHEDULE

DESIGNATION	BEF-1
STATUS	EXISTING
QUANTITY	1
MANUFACTURE	GREENHECK
MODEL	EXISTING
CFM	70 @ 0.1" SP
AMPS	0.60
ACCESSORIES	LITE KIT
WEIGHT (LBS)	9
VOLTAGE	115/1/60

DIFFUSER SCHEDULE

MANUFACTURER	TITUS	TITUS
DESIGNATION	A	B
MODEL	TMRA	250-AA (2/3 WAY)
TYPE	SUPPLY/RETURN	SUPPLY
LOCATION	DUCT	CEILING
CFM	AS SHOWN	AS SHOWN
FACE SIZE	AS SHOWN	12" X 12"
NECK SIZE	TO MATCH DUCT	TO MATCH DUCT
FRAME TYPE	-	FLANGED
FINISH	<30	FIELD PAINTED
NOISE CRITERIA	ROUND	VOLUME DAMPER
ACCESSORIES	ROUND DAMPER	DAMPER

OCCUPANCY CALCULATIONS PER (NMMC-2021)

OCCUPANCY CLASSIFICATION	=	AREA (SQ.FT.)	x	OCCUPANT DENSITY (#/1,000 SQ.FT.)	=	OCCUPANTS
MAIN ENTRY LOBBY	=	155	x	( 30 / 1,000 SQ.FT. )	=	5
GOLF AREA #1 (ARCADE)	=	187	x	( 20 / 1,000 SQ.FT. )	=	4
GOLF AREA #2	=	187	x	( 20 / 1,000 SQ.FT. )	=	4
GOLF AREA #3	=	187	x	( 20 / 1,000 SQ.FT. )	=	4
GOLF AREA #4	=	187	x	( 20 / 1,000 SQ.FT. )	=	4
OFFICE	=	196	x	( 5 / 1,000 SQ.FT. )	=	2
				TOTAL =		23

VENTILATION REQUIREMENTS PER (NMMC-2021)

1A) OUTSIDE AIR (O/A) REQUIRED FOR FRONT SPACE

MAIN ENTRY LOBBY	2 PEOPLE	x	5.00 CFM/PP	=	25 CFM
	155 SQ.FT.	x	0.06 CFM/SQ. FT.	=	10 CFM
GOLF AREA #1 (ARCADE)	4 PEOPLE	x	7.50 CFM/PP	=	30 CFM
	187 SQ.FT.	x	0.18 CFM/SQ. FT.	=	34 CFM
GOLF AREA #2 (ARCADE)	4 PEOPLE	x	7.50 CFM/PP	=	30 CFM
	187 SQ.FT.	x	0.18 CFM/SQ. FT.	=	34 CFM
GOLF AREA #3 (ARCADE)	4 PEOPLE	x	7.50 CFM/PP	=	30 CFM
	187 SQ.FT.	x	0.18 CFM/SQ. FT.	=	34 CFM
CORRIDOR #1	0 PEOPLE	x	5.00 CFM/PP	=	0 CFM
	314 SQ.FT.	x	0.06 CFM/SQ. FT.	=	19 CFM
			OUTSIDE AIR (O/A) REQUIRED =		246 CFM

1B) OUTSIDE AIR (O/A) REQUIRED FOR BACK SPACE

OFFICE	2 PEOPLE	x	5.00 CFM/PP	=	10 CFM
	196 SQ.FT.	x	0.06 CFM/SQ. FT.	=	12 CFM
GOLF AREA #4 (ARCADE)	4 PEOPLE	x	7.50 CFM/PP	=	30 CFM
	187 SQ.FT.	x	0.18 CFM/SQ. FT.	=	34 CFM
CORRIDOR #2	0 PEOPLE	x	5.00 CFM/PP	=	0 CFM
	175 SQ.FT.	x	0.06 CFM/SQ. FT.	=	11 CFM
			OUTSIDE AIR (O/A) REQUIRED =		97 CFM
			TOTAL OUTSIDE AIR (O/A) REQUIRED =		343 CFM

2) EXHASUT AIR REQUIRED

RESTROOMS	=	1	x	-70 CFM/FIXTURE	=	-70 CFM
				EXHAUST AIR (E/A) REQUIRED =		-70 CFM

3) AIR BALANCE

OUTSIDE AIR PROVIDED	=	RTU-1 (E)	1	x	320	=	320 CFM
OUTSIDE AIR PROVIDED	=	RTU-2 (E)	1	x	320	=	320 CFM
EXHAUST AIR PROVIDED	=	BEF (E)	1	x	-70	=	-70 CFM
				V.I.F. BAROMETRIC RELIEF VENT =		570 CFM	

CONSULTANTS (ENGINEER):

PROJECT

REVISIONS DATES:

PROFESSIONAL SEAL

ISSUE DATE: 10.27.25  
PROJECT #: 452H.1438H  
DRAWN BY: NYE  
CHECKED BY: NYE

HVAC PLAN, NOTES & SCHEDULES

M-1

DIFFUSER/GRILLE TAG

UPPER & LOWER ATTACHMENTS & DEVICES

DUCT MOUNTING DETAIL

DUCT SUPPORTS

CEILING EXHAUST FAN DETAIL

DIFFUSER CONNECTION DETAIL-FLEX DUCT



**MECHACNICAL GENERAL NOTES**

A. CONTRACTOR SHALL BALANCE EACH DEVICE WITH THE CFM SHOWN ON PLAN.

B. DUCT SIZES SHOWN ON PLANS ARE CLEAR INSIDE AIR STREAM DIMENSIONS.

C. CONTRACTOR SHALL COORDINATE ALL ELECTRICAL REQUIREMENTS FOR ALL HVAC BASED ON ACTUAL EQUIPMENT. IF APPLY.

D. CONTRACTOR SHALL COORDINATE EQUIPMENT WEIGHTS AND SUPPORTS BASED ON ACTUAL EQUIPMENT SELECTED.

E. COORDINATE WITH ALL TRADES FOR MATERIALS IN RATED AND PLENUM SPACES.

F. ALL SOURCE OF MECHANICAL INTAKE SHALL MAINTAIN 10 LINEAR FEET SEPARATION BETWEEN ANY SOURCE OF EXHAUST.CONTRACTOR IS RESPONSIBLE TO ADJUST DUCT LENGTH AS NEEDED.

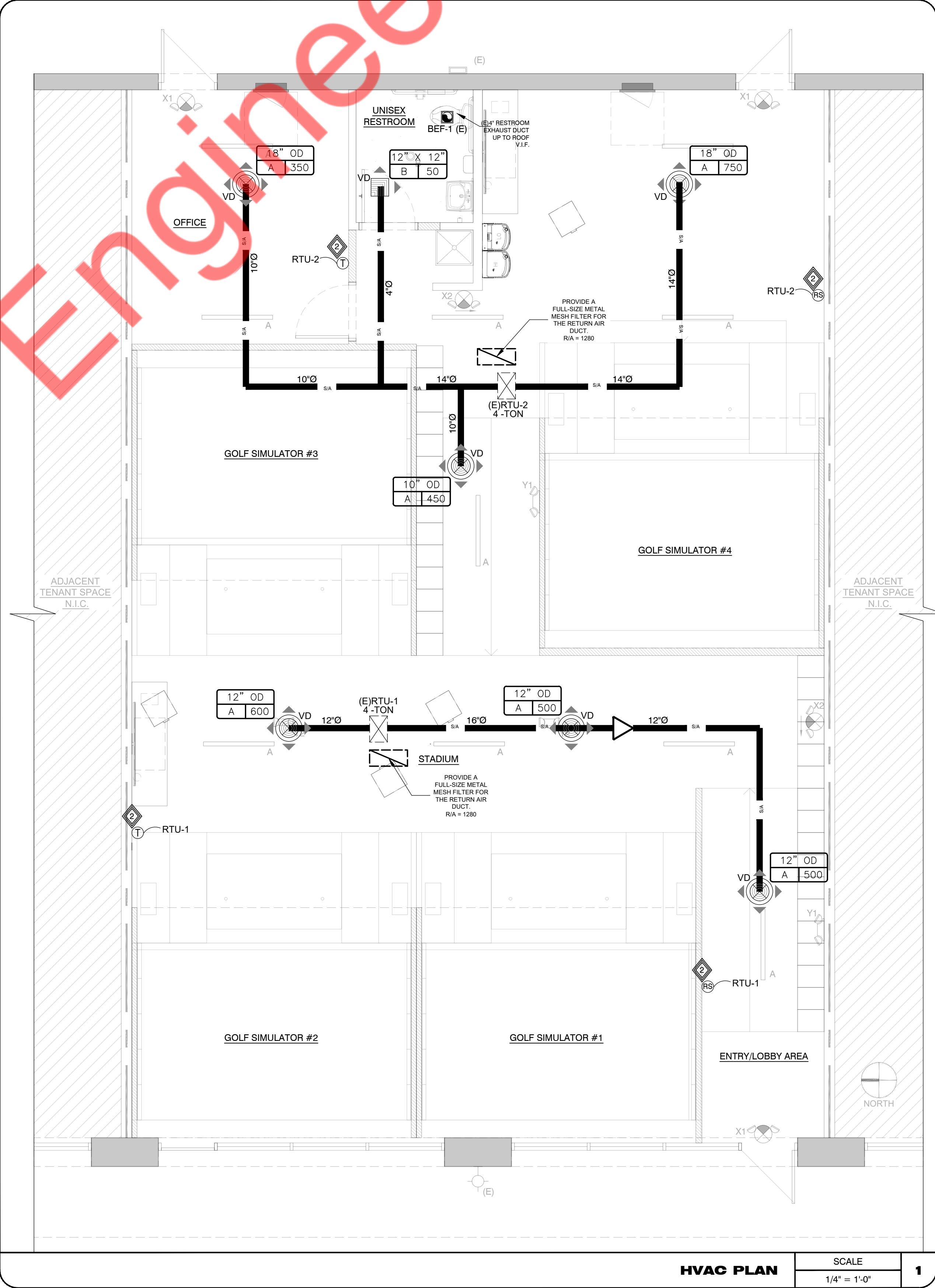
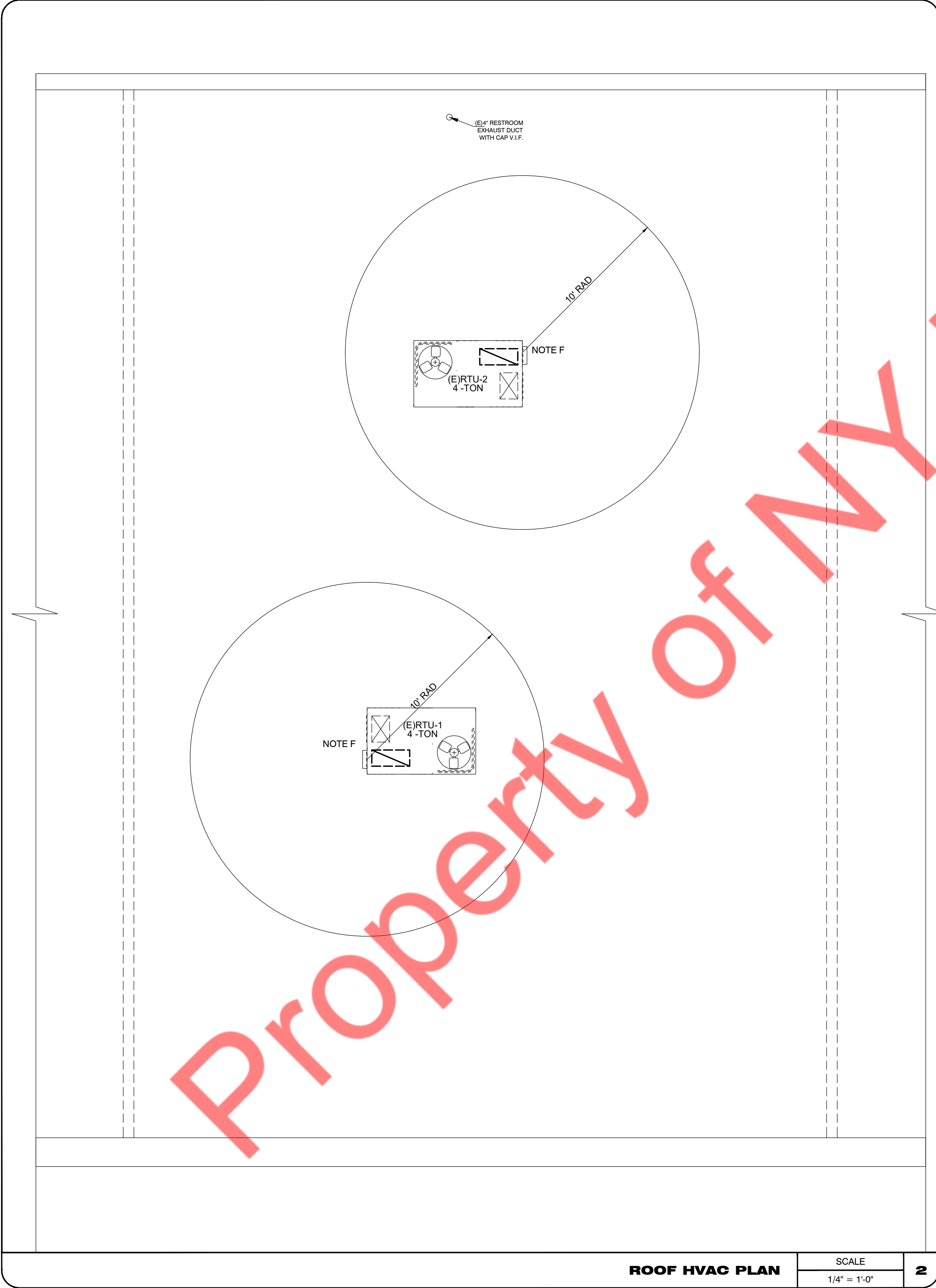
G. TEST AND BALANCE AIR SYSTEMS. PROVIDE REPORT TO G.C AND OWNER.

H. NEW DUCTWORK IN CONCEALED AREAS MAY BE RECTANGULAR WITH EQUIVALENT CROSS SECTIONAL FLOW AREA.

**MECHANICAL PLAN KEY NOTES**

USE THE EXISTING EXHAUST LINES FOR THE EXISTING RESTROOMS. V.I.F.

COORDINATE WITH OWNER THE EXACT LOCATION FOR THERMOSTATS/REMOTE SENSOR.



CONSULTANTS (ENGINEER):

PROJECT

GOLF ENVY

REVISIONS DATES:

PROFESSIONAL SEAL

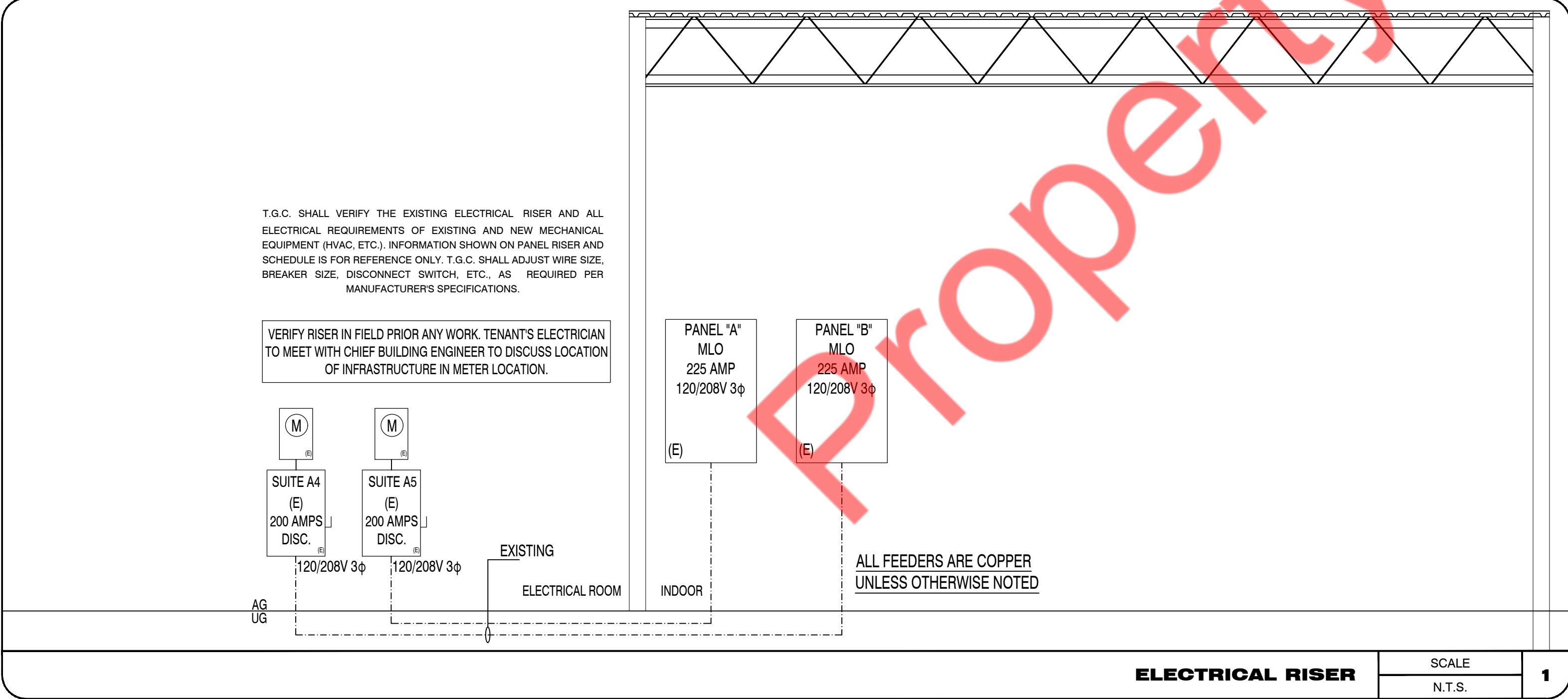
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PROJECT #: 452H.1438H  
DRAWN BY: NYE  
CHECKED BY: NYE

HVAC PLAN

M-2



ELECTRICAL PLAN NOTES	
1. ELECTRICAL CONTRACTOR SHALL REVIEW ALL DRAWINGS OF THIS SET.	33. MATERIALS, PRODUCTS, AND EQUIPMENT, INCLUDING ALL COMPONENTS THEREOF, SHALL BE NEW AND SUCH AS APPEAR ON THE UL LIST OF APPROVED ITEMS AND SHALL MEET OR EXCEED THE REQUIREMENTS OF N.E.C. NEMA, AND IEC.
2. CONTRACTOR TO VERIFY THAT ALL EQUIPMENT SHOWN AS EXISTING MATCHES THE DESCRIPTIONS AND SPECIFICATIONS SHOWN ON DRAWINGS AND SCHEDULES. IF DIFFERENT, NOTIFY ARCHITECT/ENGINEER BEFORE BIDDING, ORDERING, OR PROCEEDING WITH WORK.	34. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OR CUT SHEETS OF LIGHTING FIXTURES, SWITCHES, AND OTHER ELECTRICAL ITEMS FOR APPROVAL BY ENGINEER/ARCHITECT.
3. ELECTRICAL CONTRACTOR SHALL SUPPLY AND INSTALL ALL NEW ELECTRICAL WORK INDICATED. CONSTRUCTION SHALL BE IN ACCORDANCE WITH DRAWINGS AND APPLICABLE SPECIFICATIONS. IF A PROBLEM IS ENCOUNTERED IN COMPLYING WITH THIS REQUIREMENT, CONTRACTOR SHALL NOTIFY THE OWNER OR HIS REPRESENTATIVE AS SOON AS POSSIBLE AFTER DISCOVERY OF THE PROBLEM AND SHALL NOT PROCEED WITH THAT PORTION OF THE WORK UNTIL OWNER HAS DIRECTED CORRECTIVE ACTION TO BE TAKEN.	35. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CUTTING, PATCHING AND FIRED CAULKING REQUIRED OF HIS WORK.
4. ELECTRICAL CONTRACTOR SHALL VISIT JOB SITE AND FAMILIARIZE HIMSELF WITH ALL CONDITIONS AFFECTING ELECTRICAL AND COMMUNICATIONS INSTALLATION AND MAKE PROVISIONS AS TO THE COST THEREOF. EXISTING CONDITIONS OF ELECTRICAL EQUIPMENT, LIGHT FIXTURES, ETC., THAT ARE PART OF THE FINAL SYSTEM SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO SUBMITTING HIS BID.	36. ELECTRICAL CONTRACTOR SHALL LABEL ALL PANELS W/TYPE WRITTEN DIRECTORIES.
5. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE 2020 EDITION OF THE NEW MEXICO ELECTRIC CODE AND ALL CODES AND ORDINANCES OF THE AUTHORITY HAVING JURISDICTION.	37. ALL ELECTRICAL AND COMMUNICATIONS OUTLETS TO BE AT 18" A.F.F. UNLESS NOTED OTHERWISE, AND VERTICALLY MOUNTED.
6. DO NOT SCALE THE ELECTRICAL DRAWINGS. REFER TO ARCHITECTURAL PLANS AND ELEVATIONS FOR EXACT LOCATION FOR ALL EQUIPMENT. CONFIRM WITH OWNER'S REPRESENTATIVE.	38. ALL LIGHT SWITCHES TO BE AT 48" A.F.F.
7. ALL ELECTRICAL NOT BEING REUSED MUST BE REMOVED IN ITS ENTIRETY.	39. ALL ELECTRICAL WIRING SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR. ALL ELECTRICAL WIRING FOR HVAC SYSTEM INCLUDING CONTROLS, THERMOSTATS, POWER, ETC. SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR.
8. ALL CONDUIT IN OR UNDERGROUND OR IN CONCRETE MUST BE RIGID GALVANIZED STEEL.	40. BREAKER AND PANELS -- ALL CURRENT CARRYING BUSES SHALL BE COPPER. ALL GROUND BUS BARS SHALL BE COPPER. PANEL BOARD ENCLOSURES SHALL BE FURNISHED WITHOUT PRE-PUNCHED CONCENTRIC HOLES. A.I.C. RATINGS SHALL BE AS INDICATED ON PANEL BOARD SCHEDULES.
9. ALL NEW CIRCUIT BREAKERS AND PANELS TO BE BOLT ON TYPE	41. DISCONNECT SWITCHES SHALL BE H.P. RATED, GENERAL DUTY, QUICK-MAKE, QUICK-BREAK ENCLOSURES AS REQUIRED BY EXPOSURE.
10. ALL EQUIPMENT SHALL BE APPROVED BY UL OR OTHER NATIONALLY RECOGNIZED TESTING COMPANY.	42. MOTOR STARTERS SHALL BE MANUAL OR MAGNETIC, WITH OVERLOAD RELAYS IN EACH HOT LEG.
11. ALL RECEPTACLES SHALL BE GROUNDED AS REQUIRED BY NMEC 250.146	43. THE TERM "PROVIDE" USED IN THE CONSTRUCTION DOCUMENTS AND SPECIFICATIONS INDICATES THE CONTRACT SHALL FURNISH AND INSTALL.
12. SUBMIT SERVICE ENTRANCE EQUIPMENT FOR SEPARATE APPROVAL.	44. CONTRACTOR SHALL CONFIRM WITH ANY AND ALL REQUIREMENTS SUCH AS: LUG SIZE RESTRICTIONS, CONDUIT ENTRY, TRANSFORMER SIZE, SCHEDULED DOWN TIME FOR OWNERS CONFIRMATION, ETC. ANY CONFLICTS SHALL BE BROUGHT TO ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH ANY WORK.
13. ALL LOW VOLTAGE MUST BE IN CONDUIT TO ABOVE THE DROP CEILING. BRIDAL RINGS OR "J" HOOKS REQUIRED.	45. VOLTAGE DROP FOR ALL BRANCH CONDUCTORS SHALL NOT EXCEED 3%. WHERE VOLTAGE DROP EXCEEDS 3%, CONTRACTOR SHALL INCREASE SIZE OF CONDUCTORS.
14. SEPARATE PERMITS ARE REQUIRED FOR ALL LOW VOLTAGE SUCH AS TELEPHONE, DATA, THERMOSTAT, MUSIC, ALARMS ETC.	46. CONTRACTOR SHALL PROVIDE GFI TYPE BREAKER FOR ALL EXTERIOR 120V CIRCUITS OR GFI PROTECTION -- FOR THE WHOLE CIRCUIT.
15. SEPARATE PERMIT REQUIRED FOR SIGNAGE.	47. GAS PIPING SHALL BE BONDED.
16. PRIOR TO ANY CONSTRUCTION WORK BEGINNING AN ON-SITE MEETING WITH GENERAL CONTRACTORS IS REQUIRED.	48. ELECTRICAL CONTRACTOR SHALL COORDINATE SERVICE ENTRY WITH SERVICE PROVIDER PRIOR TO DETERMINING EXACT LOCATION OF THE METER BOX IN ORDER TO AVOID DISCREPANCIES BETWEEN DRAWINGS AND JOB CONDITIONS.
17. ELECTRICIAN MUST BE ON SITE FOR ALL INSPECTIONS.	49. ALL OUTDOOR EQUIPMENT SHALL BE WEATHERPROOF.
18. MINIMUM WIRE SIZE SHALL BE #12 A.W.G. EXCLUDING CONTROL WIRING. ALL CONDUCTORS SHALL BE COPPER AND UNLESS OTHERWISE NOTED THIN INSULATION.	50. CONSTRUCTION "AS BUILT" DRAWINGS AND DOCUMENTS SHALL BE PROVIDED TO THE OWNER WITHIN 30 DAYS AFTER THE DATE OF ACCEPTANCE.
19. OUTLET BOXES SHALL BE PRESSED STEEL IN DRY LOCATIONS, PLASTIC AND CAST ALLOY WITH THREADED HUBS IN WET OR DAMP LOCATIONS, AND SPECIAL ENCLOSURES FOR OTHER CLASSIFIED AREAS.	51. OPERATION MANUALS AND MAINTENANCE MANUALS SHALL BE PROVIDED TO THE BUILDING OWNER.
20. IT IS NOT THE INTENT OF THESE PLANS TO SHOW EVERY MINOR DETAIL OF CONSTRUCTION. THE CONTRACTOR IS EXPECTED TO FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEM AND PROVIDE ALL REQUIREMENTS NECESSARY FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.	52. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CUTTING, PATCHING AND FIRE CAULKING REQUIRED OF HIS WORK.
21. ELECTRICAL SYSTEM SHALL BE COMPLETE AND EFFECTIVELY GROUNDED AS REQUIRED BY THE C.E.C. OR LOCAL CODES.	53. ABSOLUTELY NO FLEXIBLE CONDUIT IS PERMITTED IN DEMISING WALLS. FLEXIBLE CONDUIT IS PERMITTED FOR SHORT FINAL CONNECTIONS ONLY (6'-0" OR LESS).
22. ALL MATERIALS SHALL BE NEW AND BEAR UNDERWRITERS' LABELS WHERE APPLICABLE.	54. EXPOSED CONDUIT SHALL BE INSTALLED IN STRAIGHT LINES, PARALLEL OR IN RIGHT ANGLES TO THE BUILDING STRUCTURE. DO NOT LOOP EXCESS FLEXIBLE CONDUIT IN CEILING SPACE OR WALL CAVITY. NO CONDUIT TO BE SUPPORTED FROM THE ROOF DECK.
23. ALL WORK SHALL BE PERFORMED BY A LICENSED ELECTRICAL CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE AND ACCEPTED BY ENGINEER/ARCHITECT.	55. CABLE TYPES AC AND NM CABLES ARE NOT ACCEPTABLE. TYPE MC CABLE, ELECTRIC METALLIC TUBING (EMT) AND RIGID GALVANIZED CONDUIT ARE PERMITTED.
24. ALL WORK SHALL BE COORDINATED WITH OTHER TRADES TO AVOID INTERFERENCE WITH THE PROGRESS OF CONSTRUCTION.	56. ALL EQUIPMENT, DEVICES AND FIXTURES SHALL BE GROUNDED IN COMPLIANCE WITH NEC AND UL REQUIREMENTS.
25. ELECTRICAL CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE YEAR FROM DATE THAT CERTIFICATE OF OCCUPANCY IS ISSUED. WARRANTY SHALL BE PROVIDED IN WRITING.	57. ALL NEW PANELS TO BE UL LABELED WITH BOLT-ON TYPE CIRCUIT BREAKERS.
26. CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED THEREBY.	58. 7-DAY 24-HOUR TIME CLOCK IS REQUIRED TO CONTROL STOREFRONT ENTRY LIGHTS, SHOW WINDOW LIGHTS, SHOW WINDOW RECEPTACLES AND STOREFRONT SIGNAGE. ILLUMINATED STOREFRONT SIGNS MUST REMAIN LIT DURING ALL MALL BUSINESS HOURS.
27. ALL REQUIRED INSURANCE SHALL BE PROVIDED FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.	59. TENANT IS REQUIRED TO MAKE A FIELD SURVEY OF THE EXISTING ELECTRICAL SERVICE TO ENSURE THAT THE TOTAL CONNECTED LOAD DOES NOT EXCEED THE ELECTRIC SERVICE. ANY/ALL MODIFICATIONS OR UPGRADES NEEDED ARE SUBJECT TO LANDLORD'S PRIOR APPROVAL AND WILL BE COMPLETED BY TENANT/TENANT'S GC AT TENANT'S SOLE EXPENSE.
28. CONTRACTOR SHALL PAY FOR ALL PERMITS, FEES, INSPECTIONS AND TESTING. CONTRACTOR TO OBTAIN PERMIT AND APPROVED SUBMITTALS PRIOR TO BEGINNING WORK OR ORDERING EQUIPMENT.	60. ALL ELECTRICAL PANELS TO BE MOUNTED ON PLYWOOD BACKER BOARD.
29. THE ELECTRICAL INSTALLATION SHALL MEET ALL STANDARD REQUIREMENTS OF POWER AND TELEPHONE COMPANIES.	61. PANEL PHASE LOADS TO BE BALANCED WITHIN 10%.
30. CONTRACTOR SHALL COORDINATE WITH MECHANICAL DRAWINGS AND PROVIDE ALL NECESSARY CONTROL WIRING.	62. ELECTRICAL PANELS MAY NOT BE RECESSED IN DEMISING PARTITIONS. SURFACE MOUNT OR FULL FUR OUT WALL TO ACHIEVE FLUSH FINAL APPEARANCE.
31. ALL CIRCUIT BREAKERS FEEDING MECHANICAL EQUIPMENT SHALL BE HACR TYPE CIRCUIT BREAKERS.	63. COORDINATE ALL CONCRETE TRENCHING/CORING TO ENSURE THAT ANY UNDER SLAB UTILITIES, ETC. ARE NOT DAMAGED DURING FLOOR CUT. ANY DAMAGE TO BE REPAIRED AT TENANT'S EXPENSE. PRIOR APPROVAL AND COORDINATION WITH PROPERTY MANAGEMENT IS REQUIRED FOR ALL CONCRETE CUTTING.
32. PROVIDE AND INSTALL CONDUIT, CONDUCTORS, PULL WIRES, BOXES, COVER PLATES, DEVICES, ETC. FOR ALL OUTLETS AS INDICATED.	64. CONFIRM ELECTRICAL METER REQUIREMENTS WITH MALL OPERATIONS.



SCOPE OF WORK
REUSE THE EXISTING (2) 200 AMPS 120/208V - 3φ SERVICE, AND REUSE THE EXISTING (2) 225 AMP 120/208V - 3φ ELECTRICAL PANELBOARD.
PROVIDE ALL NECESSARY EQUIPMENT , LIGHTING AND ALL WIRING FOR NEW GOLF BUSSINES COORDINATE WITH G.C. FOR LOW VOLTAGE WIRING.
GENERAL LIGHTING NOTES
A. WHERE LIGHT FIXTURE IS FOLLOWED BY "NL", THIS FIXTURE IS DESIGNATED AS A NIGHT LIGHT AND SHALL BE CONNECTED TO AN UNSWITCHED HOT CONDUCTOR.
B. UPPER CASE LETTER NEXT TO LIGHT FIXTURE DENOTES FIXTURE TYPE AND LOWER CASE LETTER DENOTES SWITCHING SCHEME.
C. ALL EMERGENCY FIXTURES SHALL BE CONNECTED TO AN UNSWITCHED HOT CONDUCTOR
GENERAL NOTES
- GC WILL COORDINATE WITH OWNER FINAL LOCATION FOR ALL RECEPTACLES.

SYMBOL	DESCRIPTION
	EXHAUST FAN
	COMBINATION EXHAUST FAN/LIGHT (REFER TO MECHANICAL PLANS)
	SPEAKERS @ CEILING
	JUNCTION BOX
	CEILING MOUNTED SMOKE DETECTOR 110V., INTERCONNECTED W/ BATT. BACKUP. SMOKE DETECTOR SHALL COMPLY WITH NFPA 7205.2.
	PHOTOCELL
	BATTERY BACK UP EXIT LIGHT
	BATTERY BACK UP EMERGENCY LIGHT
	WALL SWITCH (SINGLE, DOUBLE, )
	WALL SWITCH (3 WAY, 4 WAY)
	DIMMER WALL SWITCH
	OCCUPANCY SENSOR WALL SWITCH
	VARIABLE SPEED SWITCH
	SINGLE RECEPTACLE
	DUPLEX RECEPTACLE
	DUPLEX RECEPTACLE, 46" TO AFF AT KITCHEN, BATHS AND TOPS
	HALF SWITCHED DUPLEX RECEPTACLE
	230 VOLT RECEPTACLE
	QUADRUPLX RECEPTACLE
	FLOOR MOUNTED, FLUSH DUPLEX RECEPTACLE
	FLOOR MOUNTED, FLUSH QUAD. RECEPTACLE
	FLOOR MOUNTED, FLUSH 230 VOLT RECEPTACLE
	ELECTRICAL PANEL
	DISCONNECT SWITCH
	USB CHARGER RECEPTACLE
	TELEVISION OUTLET
	TELEPHONE OUTLET
	TELEPHONE/DATA OUTLET
	DATA OUTLET
	FLOOR MTD. FLUSH TELEPHONE/DATA OUTLET
	QUAD. DATA OUTLET RJ45
ABBREVIATIONS:	
ABOVE FINISH FLOOR= A.F.F.	BELOW COUNTER= BC
COUNTER TOP LEVEL= C	PUSH BUTTON= PB
GROUND FAULT INTERRUPTER= GFCI	UNDER CABINET= UC
VERIFY PRIOR TO INSTALL= VH	VAPOR PROOF= VP
WEATHER PROOF= WP	SALVAGED = S

LIGHTING FIXTURE SCHEDULE										
SYMBOL	TYPE	DESCRIPTION	MANUFACTURER	CATALOG NUMBER	VOLT	No LAMPS	LAMP WATTS	TOTAL WATT	MOUNTING	
	A	4' LINEAR LED PENDANT LIGHTING	ELEMENTAL DIODE	RGB-60	120	1	50 WATTS	50	WALL	REFER TO SHEET A-2 -- REFLECTED CEILING PLAN IN ARCHITECTURAL DRAWINGS FOR MORE INFORMATION ON COLORS AND TRIMS REQUIRED
	B	6" RECESSED LED CAN LIGHT	COMMERCIAL LIGHTING	CLJ-NAIHMCB	120	1	35	35	RECESSED	(*) EXISTING FIXTURES ARE ACCEPTABLE. IF THEY NEED TO BE REPLACED, REPLACE W/ EXACT MATCH OR MATCH SCHEDULE
	X3	EXIT SIGN	BOW LIGHTING	X1-EZXTU-1RB	120	2	1	2	CEILING	SUBSTITUTIONS TO THE ABOVE FIXTURE SCHEDULE MUST BE SUBMITTED 14 DAYS PRIOR TO BID & REVIEWED BY THE ARCHITECT, ENGINEER & OWNER. SUBSTITUTIONS WILL NOT BE REVIEWED AFTER THIS TIME. SUBMITTAL PACKAGES MUST INCLUDE COLOR, CUT SHEETS, ALL PHOTOMETRICS & FIXTURE SAMPLES FOR ALL DECORATIVE FIXTURES, LANDSCAPE FIXTURES & OUTDOOR FIXTURES. WITHOUT THIS INFORMATION NO REVIEW WILL BE PROVIDED.
	X2	EXIT SIGN-EMERGENCY LIGHT COMBO	BOW LIGHTING	X3-LEDXTU-1RB	120	2	3	6	CEILING	
	Y1	CEILING/WALL MOUNTED DUAL ADL HEAD	-	X2-RL2-LED-4-BK-SD	120	2	4	8	WALL	
	OS	OCCUPANCY WALL SWITCH	INTERMATIC	IOS-DDR-WH	120	-	-	-	WALL	
	TS	TIMER WALL SWITCH	INTERMATIC	ST700W	120	-	-	-	WALL	

EXISTING PANEL "A4"												
PANEL TYPE: FLUSH MOUNT MLO					MAIN BUS: 225 AMPS							
SERVICE: 225 AMP					PANEL ID: A							
VOLTAGE: 120/208V-3 PHASE												
Circuit	Wire	Cond	Breaker	Serves	Ao	Bo	Co	Serves	Breaker	Cond	Wire	Circuit
1					< 540	>		CONVENIENCE OUTLETS B	20	3/4"	2#12	2
3					< 540	>		OFFICE OUTLETS	20	3/4"	2#12 +G#12	4
5					<						2#12 +G#12	6
7	2#12 +G#12	1/2"	20	EXISTING ALARM	< 200	>						8
9	#10 +G#10	1/2"	20	EXTERIOR SIGN	< 1,200	>						10
11	#12 +G#12	3/4"	20	ROOF OUTLET	< 180	>						12
13	#10 +G#10	3/4"	20	GOLF SIMULATOR#1 CONVENIENCE OUTLETS	< 1,920 2,999	>		EXISTING RTU	30 (E.)	(E.)		14
15	#10 +G#10	3/4"	20	GOLF SIMULATOR#2 CONVENIENCE OUTLETS	< 1,920 2,999	>						16
17	#10 +G#10	3/4"	20	GOLF SIMULATOR#3 CONVENIENCE OUTLETS	< 1,920 500	>		DRINKING FOUNTAIN OUTLET	20	3/4"	2#12 +G#12	18
19	#10 +G#10	3/4"	20	GOLF SIMULATOR#4 CONVENIENCE OUTLETS	< 1,920 250	>		RESTROOMS GFI OUTLETS & LIGHTING	20	3/4"	2#12 +G#12	20
21	#10 +G#10	3/4"	20	GOLF ENVY SIGN	< 1,200	>						22
23	#10 +G#10	3/4"	20	BEVERAGE STATION #1, TV, & OUTLET	< 1,000 1,000	>		BEVERAGE STATION #2, TV, & OUTLET	20	1/2"	2#12 +GRD	24
25					<							26
27					<							28
29					<							30
31					<							32
33					<							34
35					<							36
37					<							38
39					<							40
41					<							42
TOTAL CONNECTED LOAD				TOTAL VA SECTION A		7,829 + 7,859 + 7,599 =		23,286 VA				
				25% CONTINUOUS LOAD				3,020 VA				
				25% LARGEST MOTOR LOAD				2,249 VA				
				TOTAL DEMAND FOR KITCHEN EQUIPMENT				0 VA				
TOTAL DEMAND LOAD				TOTAL CONNECTED VA				28,555 VA				
TOTAL DEMAND CURRENT				AMP=		28,555 / 208 x 1.73 =		79 AMPS				
GENERAL NOTES:												

EXISTING PANEL "A5"												
PANEL TYPE: FLUSH MOUNT MLO					MAIN BUS: 225 AMPS							
SERVICE: 225 AMP					PANEL ID: A							
VOLTAGE: 120/208V-3 PHASE												
Circuit	Wire	Cond	Breaker	Serves	Ao	Bo	Co	Serves	Breaker	Cond	Wire	Circuit
1	#10 +G#10	3/4"	20	GENERAL LIGHTING	< 800	>						2
3	#10 +G#10	3/4"	20	SHOW WINDOWS	< 1,200	>						4
5	#10 +G#10	3/4"	20	SHOW WINDOWS	< 1,200	>						6
7					<							8
9					<							10
11					<							12
13					< 2,999	>		EXISTING RTU	30 (E.)	(E.)		14
15					< 2,999	>						16
17					<							18
19					<							20
21					<							22
23					<							24
25					<							26
27					<							28
29					<							30
31					<							32
33					<							34
35					<							36
37					<							38
39					<							40
41					<							42
TOTAL CONNECTED LOAD				TOTAL VA SECTION A		3,799 + 4,199 + 4,199 =		12,196 VA				
				25% CONTINUOUS LOAD				200 VA				
				25% LARGEST MOTOR LOAD				2,249 VA				
				TOTAL DEMAND FOR KITCHEN EQUIPMENT				0 VA				
TOTAL DEMAND LOAD				TOTAL CONNECTED VA				14,645 VA				
TOTAL DEMAND CURRENT				AMP=		14,645 / 208 x 1.73 =		41 AMPS				
GENERAL NOTES:												

PANEL SCHEDULE

SCALE  
N.T.S

2



**ELECTRICAL PLAN KEY NOTES**

OUTLET FOR COUNTER TOP FACILITIES.

GC TO V.I.F. IF THE EXISTING CIRCUITS CORRESPOND TO THOSE SHOWN ON THE EXISTING ELECTRICAL PANEL & RISER. IF THERE IS ANY DISCREPANCY PLEASE NOTIFY IT TO THE ENGINEER.

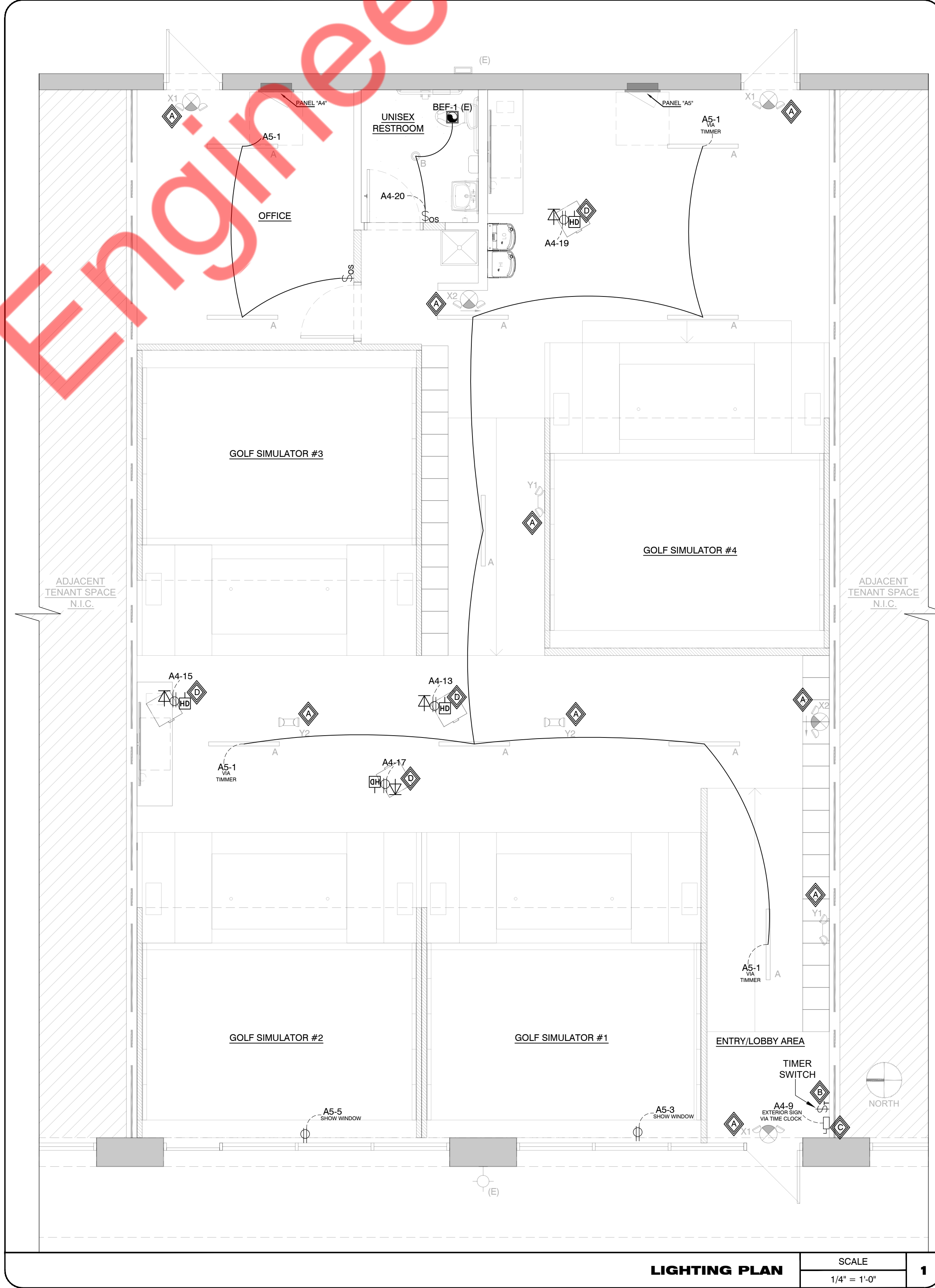
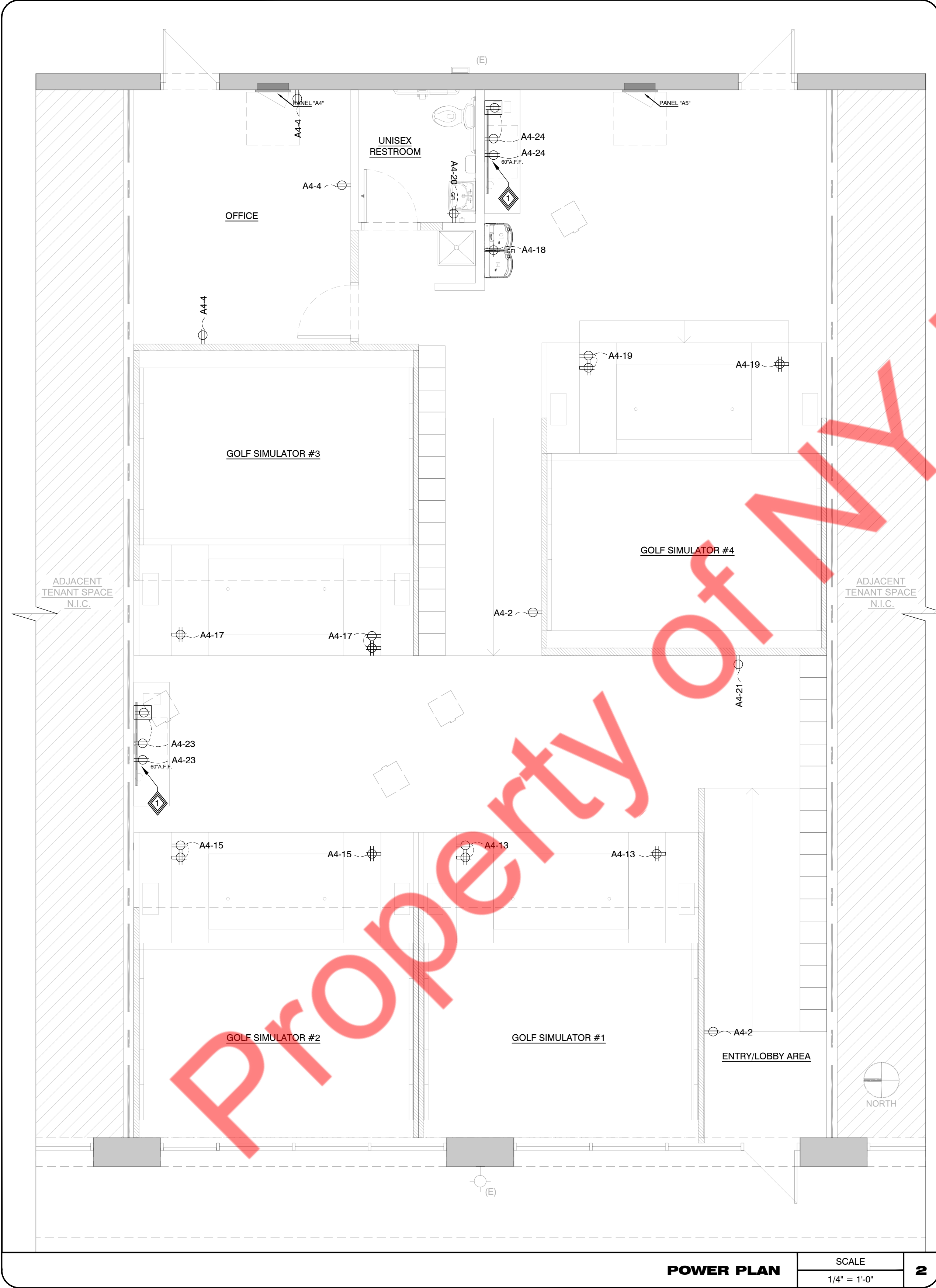
**LIGHTING PLAN NOTES**

CONNECT ALL EMERGENCY EGRESS LIGHTING TO THE NEAREST LIGHTING BRANCH CIRCUIT AHEAD OF ALL SWITCHING AND CONTROLS PER STATE AND LOCAL CODES.

COORDINATE EXACT LOCATION OF TIMER SWITCH BANK WITH OWNER.

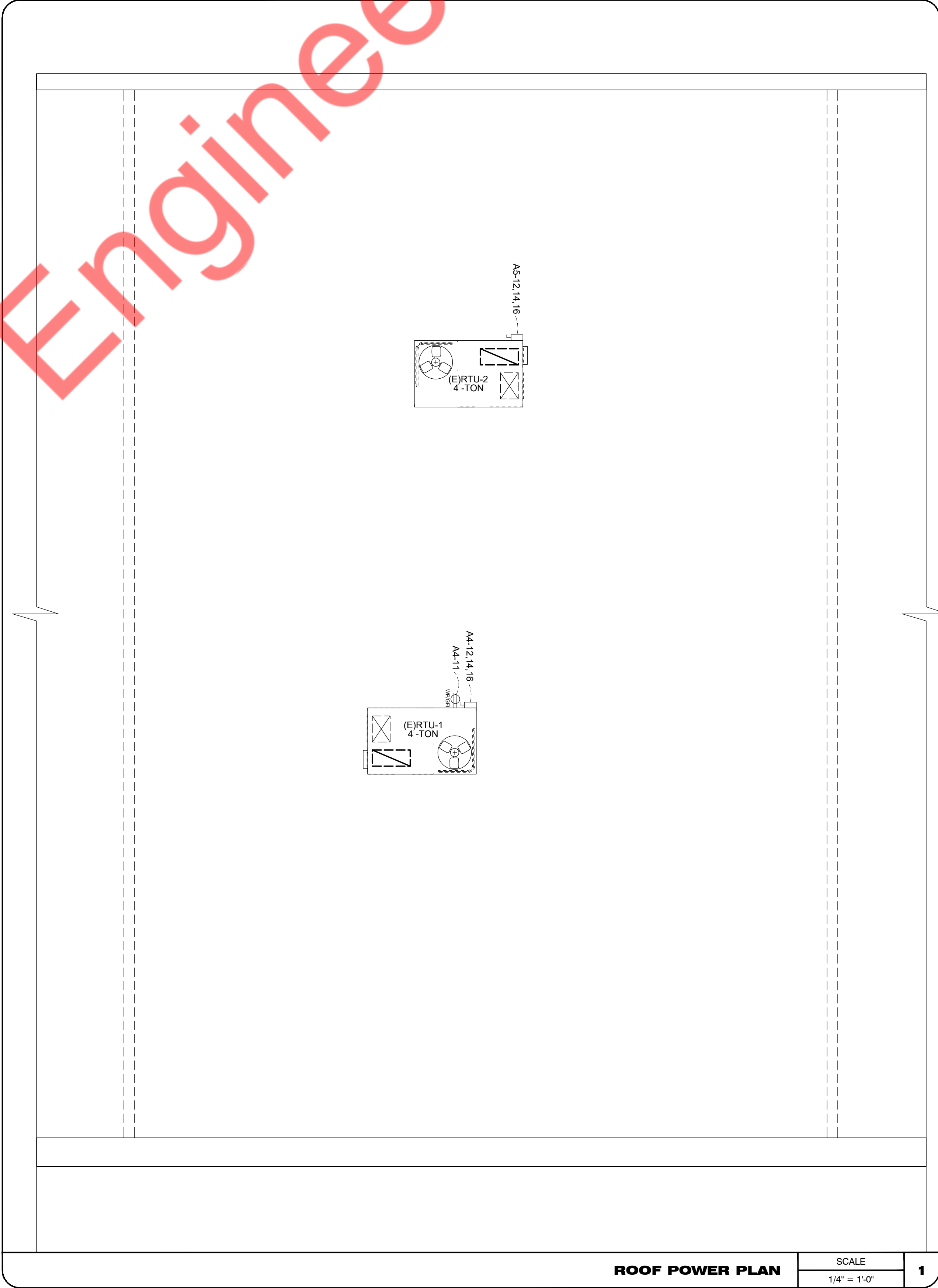
PROVIDE DISCONNECT SWITCH, TIMER AND OTHER ELECTRICAL CONNECTIONS FOR EXTERIOR SIGN. E.C. SHALL COORDINATE EXACT POWER REQUIREMENT, LOCATION AND MOUNTING DETAILS WITH OWNER/LANDLORD AND SIGN VENDOR.

CEILING MOUNTED OUTLETS FOR PROJECTOR



CONSULTANTS (ENGINEER):
PROJECT
GOLF ENVY
REVISIONS DATES:
PROFESSIONAL SEAL
ISSUE DATE: 10.27.25 PROJECT #: 452H.1438H DRAWN BY: NYE CHECKED BY: NYE
LIGHTING AND POWER.
E-2

Property of NY Engineers



CONSULTANTS (ENGINEER):	
PROJECT	
GOLF ENVY	
REVISIONS DATES:	
PROFESSIONAL SEAL	
ISSUE DATE: 10.27.25 PROJECT #: 452H.1438H DRAWN BY: NYE CHECKED BY: NYE	
ROOF POWER PLAN.	
E-3	



## PLUMBING NOTES

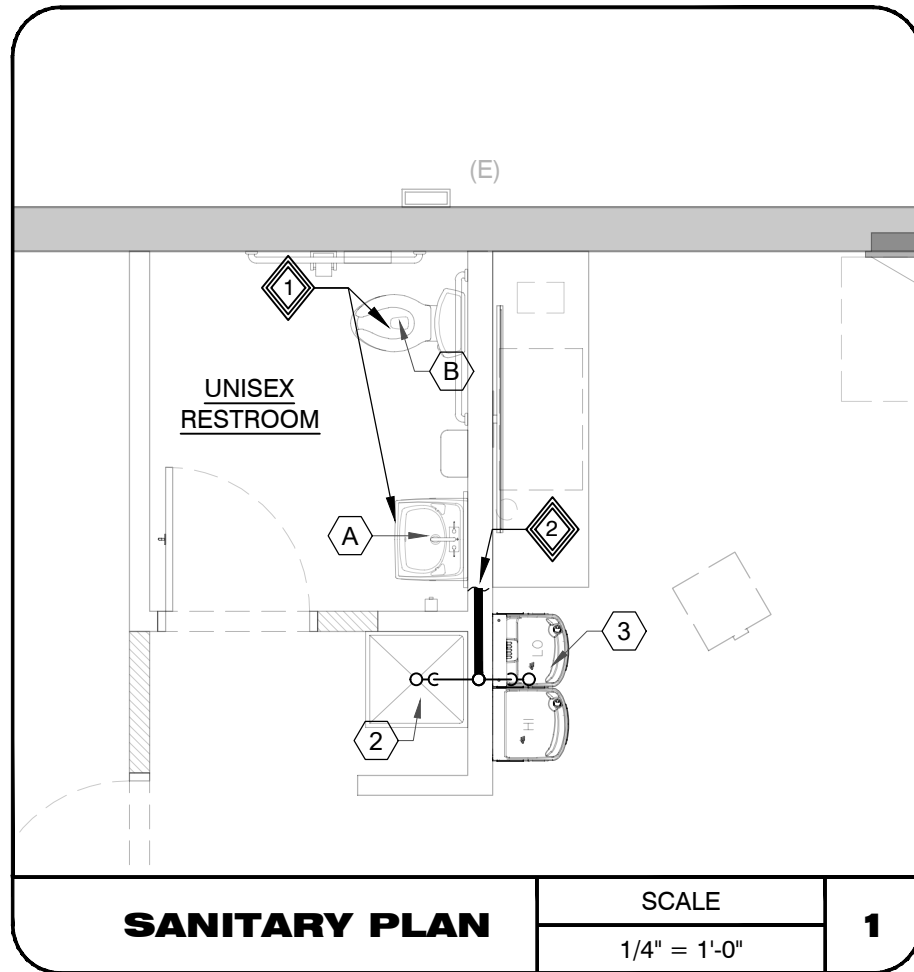
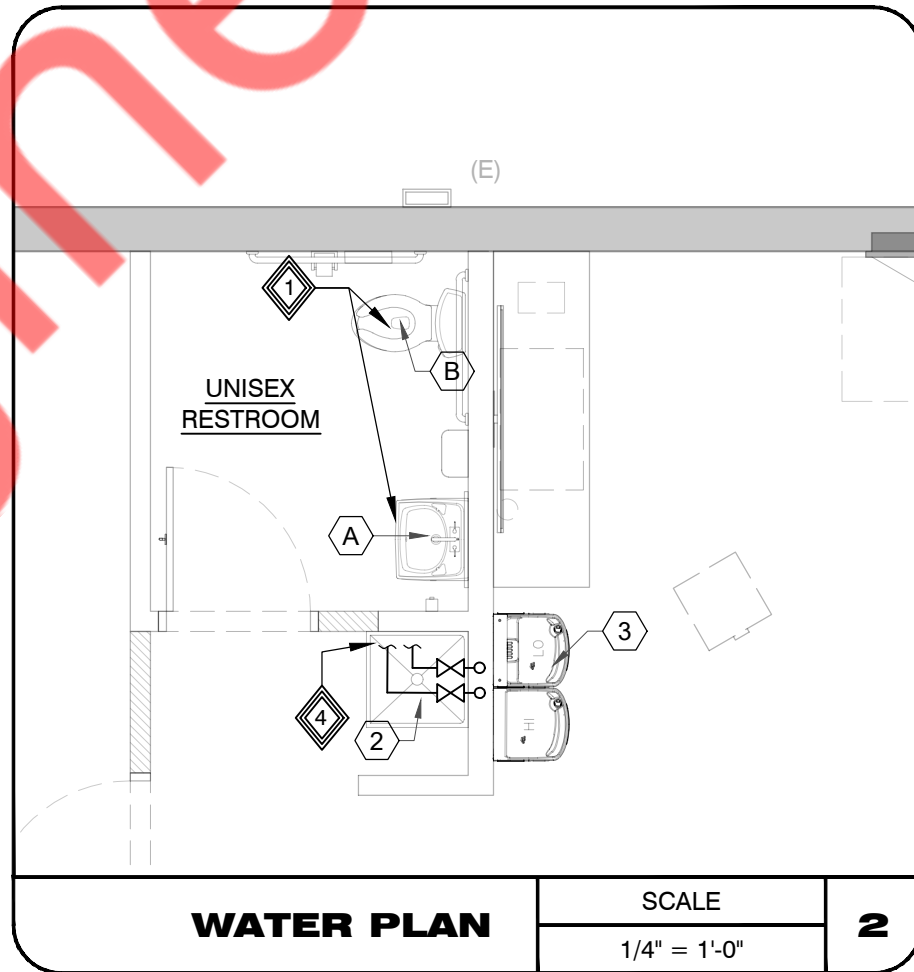
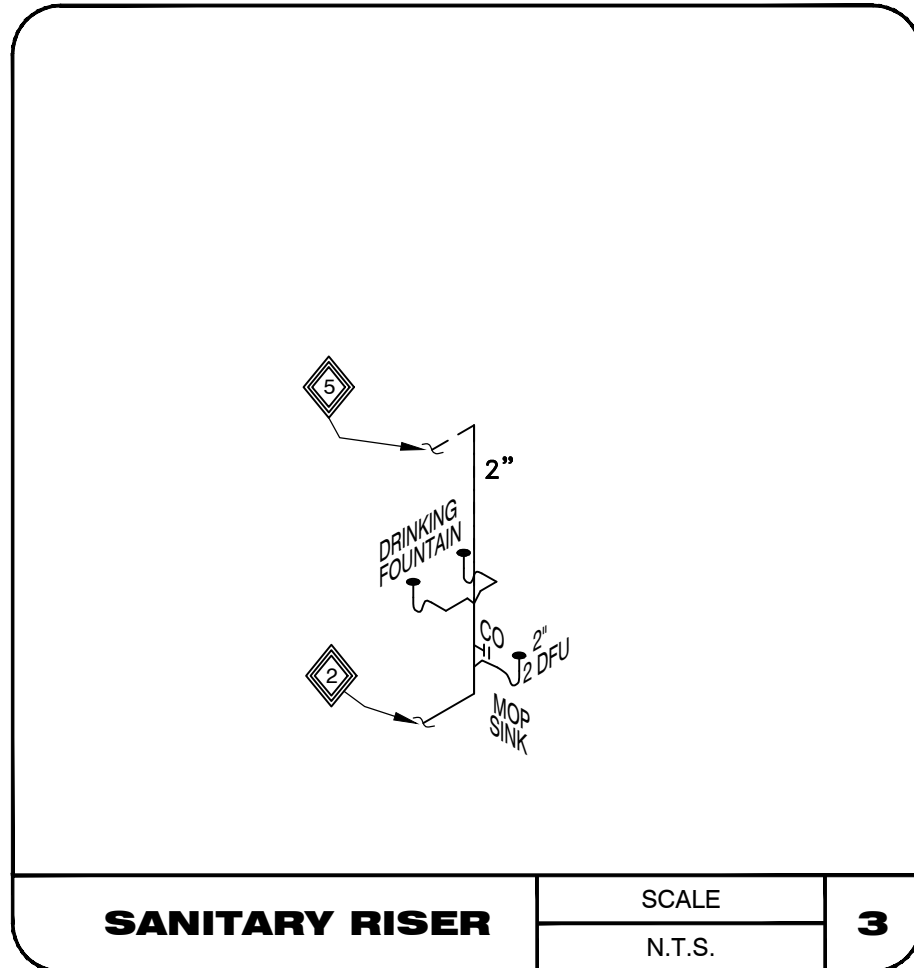
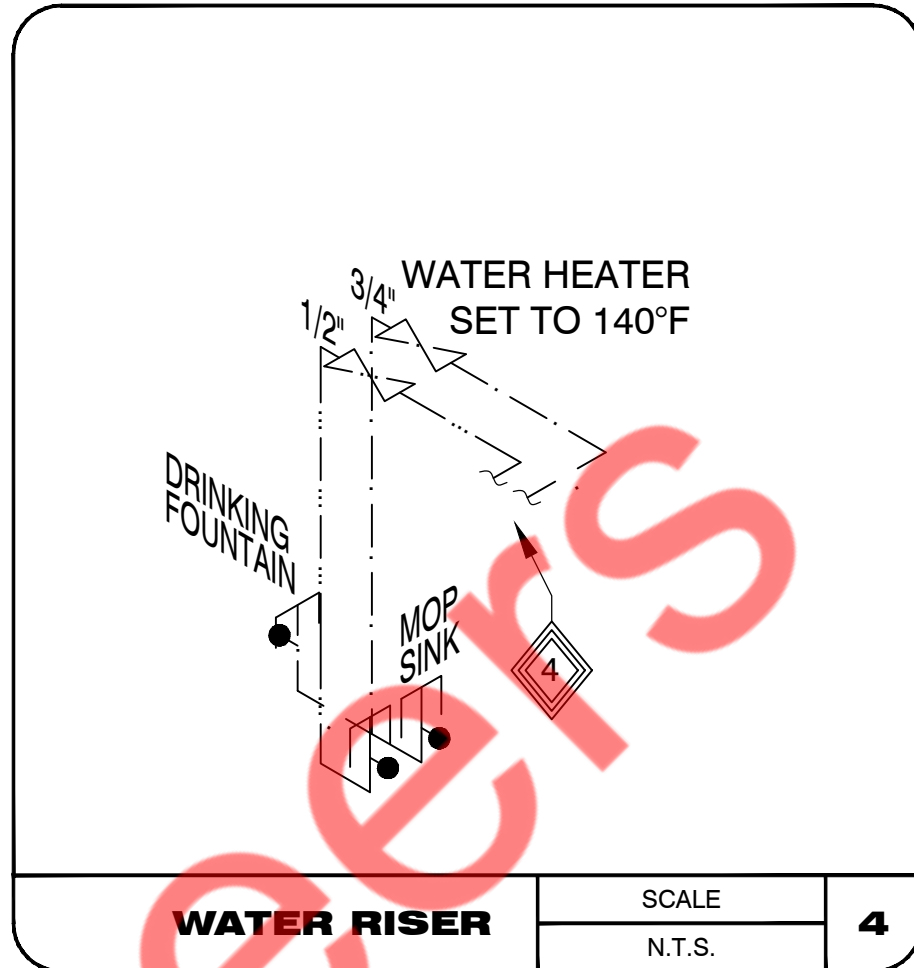
1. ALL WORKMANSHIP AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, RULES AND ORDINANCES.
2. PLUMBING CONTRACTOR SHALL REVIEW ALL DRAWINGS OF THIS SET. CONTRACTOR TO VERIFY THAT ALL EQUIPMENT SHOWN AS EXISTING MATCHES THE DESCRIPTIONS AND SPECIFICATIONS SHOWN ON DRAWINGS AND SCHEDULES. IF DIFFERENT NOTIFY ARCHITECT/ENGINEER BEFORE BIDDING, ORDERING OR PRECEDING WITH WORK.
3. ALL EQUIPMENT WHICH IS TO REMAIN MUST BE REFURBISHED TO A LIKE NEW CONDITION.
4. PLUMBING CONTRACTOR SHALL VISIT THE JOB SITE AND THOROUGHLY FAMILIARIZE HIMSELF WITH ALL EXISTING CONDITIONS.
5. ALL MATERIALS SHALL BE NEW.
6. ALL WORK SHALL BE PERFORMED BY A LICENSED PLUMBING CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE. ALL EXCAVATION AND BACKFILL AS REQUIRED FOR THIS PHASE OF CONSTRUCTION SHALL BE A PART OF THIS CONTRACT.
7. REQUIRED INSURANCE SHALL BE PROVIDED BY THE PLUMBING CONTRACTOR FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.
8. PLUMBING CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, FEES, INSPECTION AND TESTS.
9. PLUMBING CONTRACTOR TO OBTAIN PERMIT AND APPROVED SUBMITTALS PRIOR TO BEGINNING WORK OR ORDERING EQUIPMENT. PLUMBING CONTRACTOR MUST BE PRESENT FOR ALL INSPECTIONS OF HIS WORK BY REGULATORY AUTHORITIES.
9. DRAWINGS ARE DIAGRAMMATIC. DO NOT SCALE FOR THE EXACT LOCATION OF FIXTURES, PIPING, EQUIPMENT, ETC.
10. ALL WORK SHALL BE COORDINATED WITH OTHER TRADES TO AVOID INTERFERENCE WITH THE PROGRESS OF CONSTRUCTION. REPORT ANY DISCREPANCY TO ENGINEER/ARCHITECT PRIOR TO BEGINNING CONSTRUCTION.
11. VERIFY LOCATION, SIZE, DIRECTION OF FLOW AND INVERTS OF ALL EXISTING UTILITIES PRIOR TO BEGINNING OF CONSTRUCTION. ADVISE ENGINEER OF ANY DISCREPANCIES.
12. EXPOSED WATER PIPING SHALL BE TYPE "L" COPPER FOR 2" AND UNDER.
13. SOIL, WASTE AND VENT PIPING MATERIAL CAN BE PVC OR CAST-IRON AS PER IPC. REFER TO SECTION 702 AND 702.2.
14. ALL FIXTURES MUST BE PROVIDED WITH READILY ACCESSIBLE STOPS AND APPROPRIATELY MARKED ACCESS PANELS. COORDINATE LOCATIONS WITH GENERAL CONTRACTOR PRIOR TO INSTALLATION.
15. FURNISH AND INSTALL APPROVED AIR CHAMBERS AT EACH PLUMBING FIXTURE GROUP AS PER CODE AND WITH GOOD ENGINEERING PRACTICE.
16. DIELECTRIC COUPLINGS ARE REQUIRED BETWEEN ALL DISSIMILAR METAL IN PIPING AND EQUIPMENT CONNECTIONS; EXCEPT AT WATER HEATER AS PER CODE.
17. ISOLATE COPPER PIPE FROM HANGER OR SUPPORTS WITH ISOLATOR PAD.
18. ALL FIRE RATED FLOOR AND WALL PENETRATIONS SHALL BE PROPERLY PROTECTED FROM FIRE, SMOKE AND WATER PENETRATION BY FILLING VOIDS BETWEEN PIPE AND WALL/FLOOR SLEEVES WITH FIRE RATED FOAM, TO ACHIEVE THE SAME RATING AS WALLS OR FLOORS AS PART OF THE PLUMBER'S WORK.
19. PLUMBING CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE (1) YEAR FROM DATE OF CERTIFICATE OF COMPLETION. CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE WITHIN 72 HOURS OF NOTIFICATION AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED.
20. STUDOR MINI/MAXI AIR ADMITTANCE VALVES MAY NOT BE USED AS AN ALTERNATE TO VENT PIPING THRU ROOF.
21. PROVIDE CHROME PLATED COMBINATION COVER PLATE AND CLEAN OUT PLUG OR ACCESS PANEL FOR ALL CLEANOUTS.
22. NO COMBUSTIBLE MATERIAL TO BE USED IN MECHANICAL ROOMS OR IN CEILING SPACES WHERE USED AS RETURN AIR PLENUMS.
23. NO WATER, SANITARY OR DRAINAGE PIPING PERMITTED IN ELECTRICAL OR ELEVATOR EQUIPMENT ROOMS.
24. WATER PIPING INSULATION SHALL BE 1" THICK ARMAFLEX INSTALLED IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS FOR ALL HOT WATER PIPING. WHERE DOMESTIC WATER TEMPERATURES CAN CAUSE SWEATING, ALL COLD WATER PIPING SHALL BE INSULATED WITH 1/2" THICK ARMAFLEX INSULATION.
25. CONDENSATE DRAIN LINES TO BE RUN UNDER SLAB IN PVC SCH40 PIPE AND STUBBED OUT OF WALL TO UNIT. TIE-IN OF A/C TO BE BY OTHERS. PVC PIPING WITH 1/2" THICK ARMAFLEX INSULATION MAY BE USED IN LOCATIONS WHERE ALLOWED BY LOCAL CODES. SEE PLUMBING DRAWINGS FOR SIZE AND LOCATION OF PIPING. PVC WILL BE MIN. SCHEDULE 40 FOR SIZE AND LOCATION OF PIPING. PVC WILL BE MIN. SCHEDULE 40.
26. PROVIDE ANGLE STOPS ON ALL WATER SERVICE LINES TO FIXTURES FOR INDIVIDUAL SHUT-OFF.
27. NO JOINTS UNDERGROUND FOR COPPER.
28. PLUMBING FIXTURES SHALL COMPLY WITH IPC.
29. WATER HAMMER ARRESTORS AS PER IPC.
30. PLUMBING CONTRACTOR TO PROVIDE ANTI-SCALDING VALVE FOR TUBS AND SHOWERS.
31. PLUMBING CONTRACTOR SHALL REVIEW ALL BID DOCUMENTATION.
32. PLUMBING CONTRACTOR SHALL REVIEW WALL FINISHES @ LOCATION REQUIRING BARRIER-FREE COMPLIANCE (EXAMPLE: CENTER LINE TO TOILET).
33. CONSTRUCTION "AS BUILT" DRAWINGS AND DOCUMENTS SHALL BE PROVIDED TO THE OWNER WITHIN 30 DAYS AFTER THE DATE OF ACCEPTANCE.
34. OPERATION MANUALS AND MAINTENANCE MANUALS SHALL BE PROVIDED TO THE BUILDING OWNER.

PLUMBING NOTES	
1. ALL WORKMANSHIP AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, RULES AND ORDINANCES.	
2. PLUMBING CONTRACTOR SHALL REVIEW ALL DRAWINGS OF THIS SET. CONTRACTOR TO VERIFY THAT ALL EQUIPMENT SHOWN AS EXISTING MATCHES THE DESCRIPTIONS AND SPECIFICATIONS SHOWN ON DRAWINGS AND SCHEDULES. IF DIFFERENT NOTIFY ARCHITECT/ENGINEER BEFORE BIDDING, ORDERING OR PRECEDING WITH WORK.	
3. ALL EQUIPMENT WHICH IS TO REMAIN MUST BE REFURBISHED TO A LIKE NEW CONDITION.	
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6. ALL WORK SHALL BE PERFORMED BY A LICENSED PLUMBING CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE. ALL EXCAVATION AND BACKFILL AS REQUIRED FOR THIS PHASE OF CONSTRUCTION SHALL BE A PART OF THIS CONTRACT.	
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11. VERIFY LOCATION, SIZE, DIRECTION OF FLOW AND INVERTS OF ALL EXISTING UTILITIES PRIOR TO BEGINNING OF CONSTRUCTION. ADVISE ENGINEER OF ANY DISCREPANCIES.	
12. EXPOSED WATER PIPING SHALL BE TYPE "1" COPPER FOR 2" AND UNDER.	
13. SOIL, WASTE AND VENT PIPING MATERIAL CAN BE PVC OR CAST-IRON AS PER IPC. REFER TO SECTION 702.1 AND 702.2.	
14. ALL FIXTURES MUST BE PROVIDED WITH READILY ACCESSIBLE STOPS AND APPROPRIATELY MARKED ACCESS PANELS. COORDINATE LOCATIONS WITH GENERAL CONTRACTOR PRIOR TO INSTALLATION.	
15. FURNISH AND INSTALL APPROVED AIR CHAMBERS AT EACH PLUMBING FIXTURE GROUP AS PER CODE AND WITH GOOD ENGINEERING PRACTICE.	
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28. PLUMBING FIXTURES SHALL COMPLY WITH IPC.	
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30. PLUMBING CONTRACTOR TO PROVIDE ANTI-SCALDING VALVE FOR TUBS AND SHOWERS.	
31. PLUMBING CONTRACTOR SHALL REVIEW ALL BID DOCUMENTATION.	
32. PLUMBING CONTRACTOR SHALL REVIEW WALL FINISHES @ LOCATION REQUIRING BARRIER-FREE COMPLIANCE (EXAMPLE: CENTER LINE TO TOILET).	
33. CONSTRUCTION "AS BUILT" DRAWINGS AND DOCUMENTS SHALL BE PROVIDED TO THE OWNER WITHIN 30 DAYS AFTER THE DATE OF ACCEPTANCE.	
34. OPERATION MANUALS AND MAINTENANCE MANUALS SHALL BE PROVIDED TO THE BUILDING OWNER.	
SCOPE OF WORK	
PROVIDE PLUMBING FOR NEW GOLF AREA INCLUDING WATER, SANITARY LINES AND CONNECT TO EXISTING UTILITIES. USE THE EXISTING WATER HEATER. GAS SYSTEM IS EXISTING TO REMAIN FOR HVAC SYSTEM.  COORDINATE WITH GC AND MECH CONTRACTOR FOR ANY REQUIRED CONDENSATE LINES. IF REQUIRED.	
PLUMBING LEGEND	
	SANITARY SEWER PIPING
	VENT PIPING
	DOMESTIC COLD WATER PIPING
	HOT WATER PIPING (110°)
	HOT WATER PIPING (140°)
	CONDENSATE PIPING
	COMPRESSED AIR PIPING
	TEMPERATURE & PRESSURE RELIEF
	STORM DRAIN PIPING
	GAS PIPING
	PIPE RISE OR DROP
	PIPE RISER UP
	CAPPED END OF PIPE
	CLEAN OUT
	P-TRAP
	SHUT-OFF VALVE
	CLEAN OUT TO GRADE
	DOMESTIC COLD WATER
	DOMESTIC HOT WATER
	DOMESTIC HOT WATER RETURN
	HOSE BIBB
	VENT THRU ROOF
	GATE VALVE
	GLOBE VALVE
	CHECK VALVE
	BALANCING VALVE
	GAS COCK
	WATER HAMMER ARRESTER
	FLOOR DRAIN
	FILTERED WATER
	BACKFLOW PREVENTOR
	INDIRECT WASTE
	FLOOR SINK
	THERMOSTATIC MIXING VALVE

<b>WATER HEATER SCHEDULE</b>	
MANUFACTURER	EXISTING
MODEL	EXISTING
STATUS	EXISTING
CAPACITY	TANKLESS
FUEL	ELECTRICAL
VOLTAGE	120/1/60
WEIGHT (EMPTY)	EXISTING
NOTE: SINCE ALL HOT WATER FIXTURES ARE EXISTING TO REMAIN, WATER HEATER IS TO REMAIN UNDISTURBED.	

## PLUMBING PLAN KEY NOTES

- 1 EXISTING PLUMBING EQUIPMENT TO REMAIN UNDISTURBED. USE THE EXISTING SANITARY, VENT AND WATER CONNECTIONS. GC SHOULD VERIFY IN FIELD EXISTING CONDITIONS TO ENSURE CORRECT OPERATION.
- 2 NEW 2" SANITARY LINE TO BE CONNECTED TO THE EXISTING SANITARY LINE. GC TO VERIFY LOCATION, SIZE, INVERT AND DIRECTION OF FLOW PRIOR TO CONSTRUCTION.
- 3 GAS SERVICE/PIPING FOR (E)HVAC SYSTEM IS EXISTING TO REMAIN.
- 4 NEW 3/4" COLD AND 1" HOT WATER LINE FOR MOP SINK TO BE CONNECTED TO THE EXISTING WATER LINE, GC TO VERIFY LOCATION AND SIZE PRIOR TO CONSTRUCTION.
- 5 NEW 2" VENT PIPING TO BE CONNECTED TO THE EXISTING VENT SYSTEM, GC TO VERIFY LOCATION AND SIZE PRIOR TO CONSTRUCTION.
- 6 EXISTING WATER HEATER TO REMAIN UNDISTURBED ABOVE THE RESTROOMS.



PLUMBING SCHEDULE								
RESTROOM FIXTURE SCHEDULE								
ITEM NO.	QTY	DESCRIPTION	MANUFACTURER	MODEL	WATER		WASTE	
					Hot	Cold	Direct	Indirect
A	2	LAVATORY	EXISTING	EXISTING	-	-	E	-
I	2	LAVATORY FAUCET	EXISTING	EXISTING	E	E	-	-
-	2	THERMAL MIXING VALVES	EXISTING OR WATTS	EXISTING OR LFMMV	E	E	-	-
-	2	INSULATED PLUMBING COVERS	EXISTING OR WATTS	EXISTING OR HANDI SHIELD	-	-	-	-
B	2	WATER CLOSET	EXISTING	EXISTING	-	E	E	-

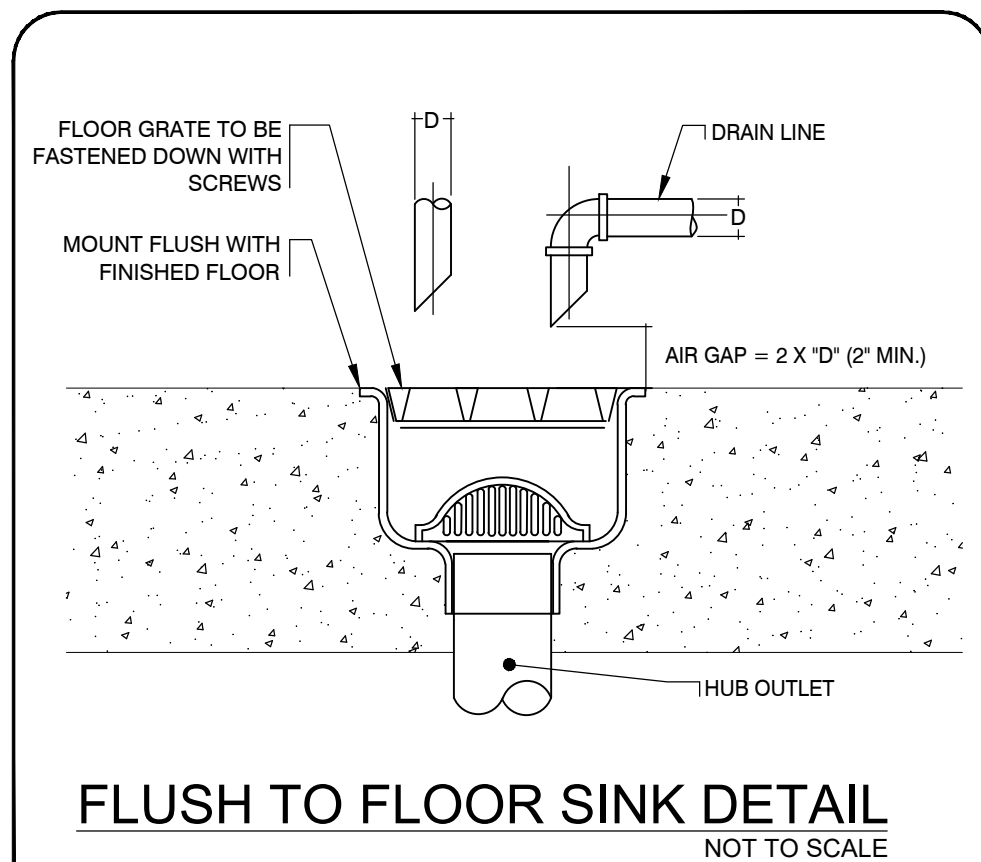
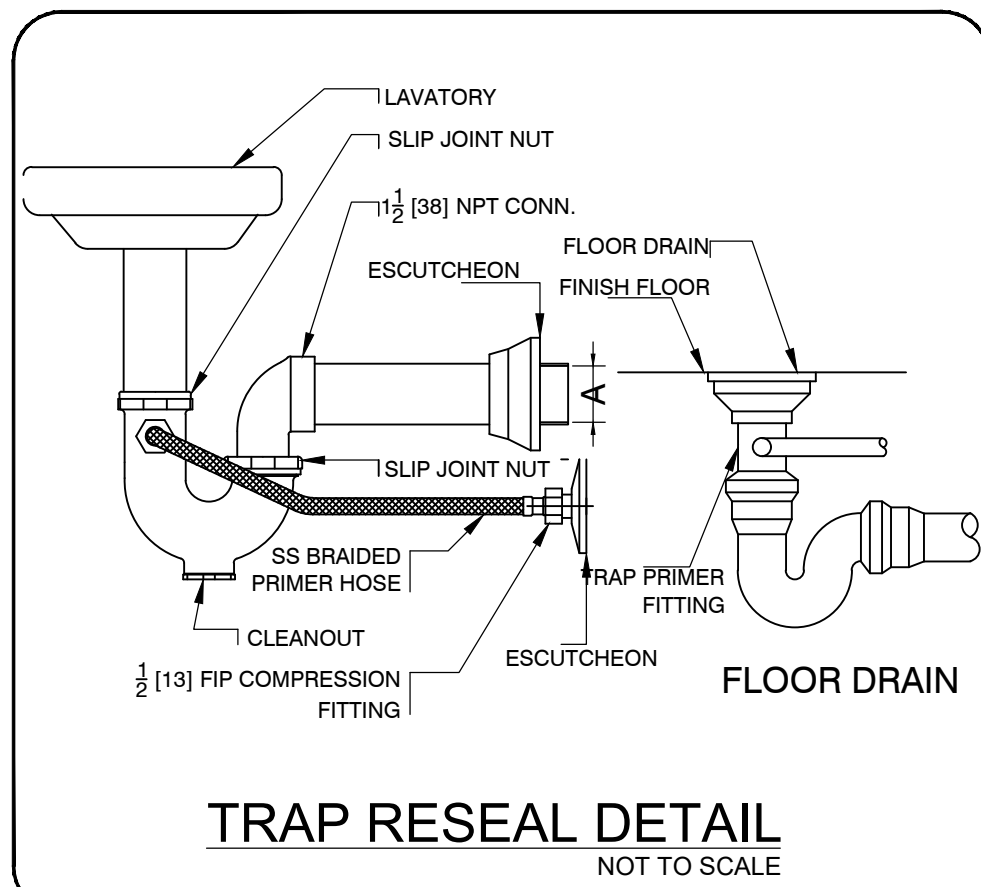
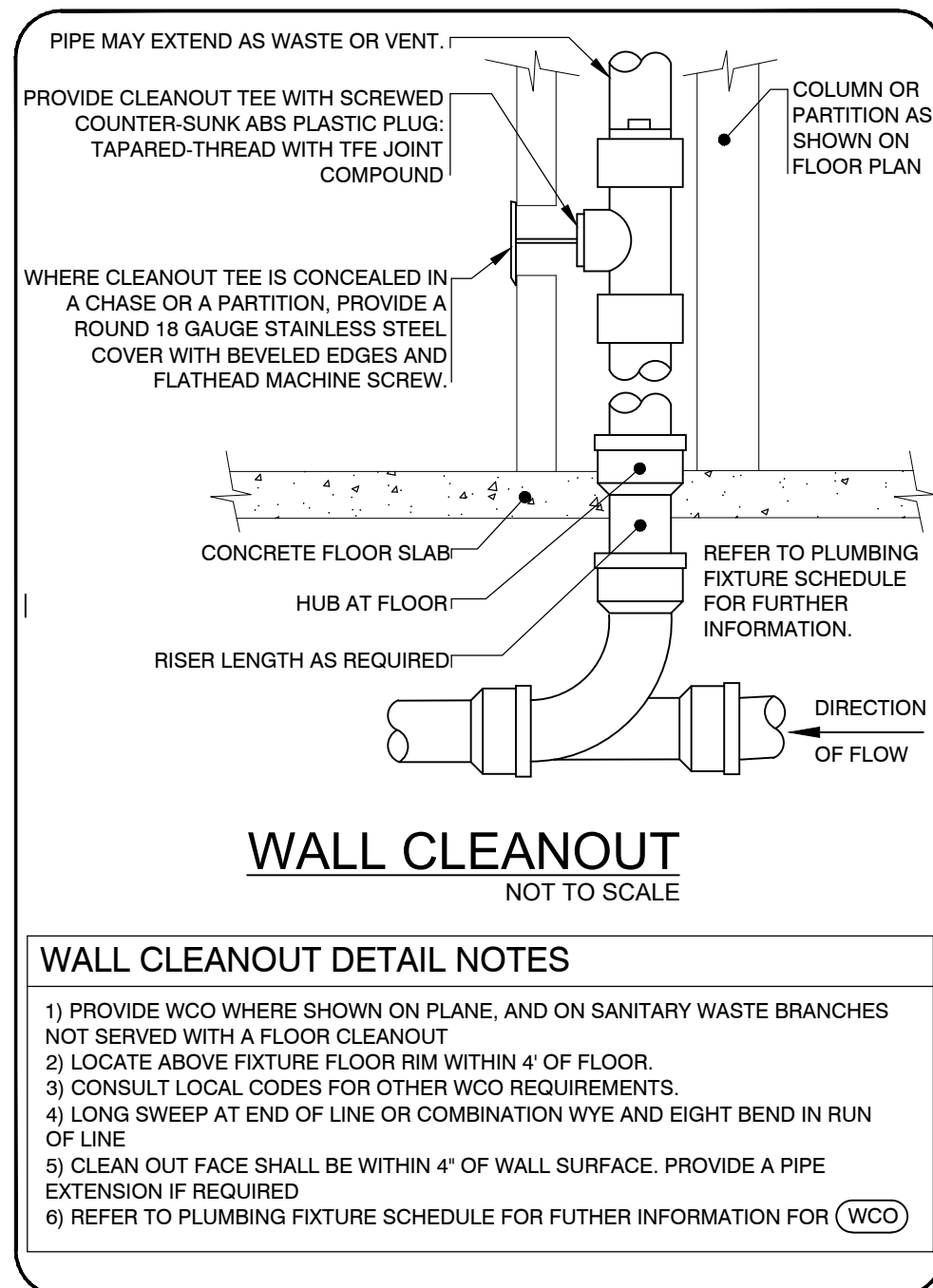
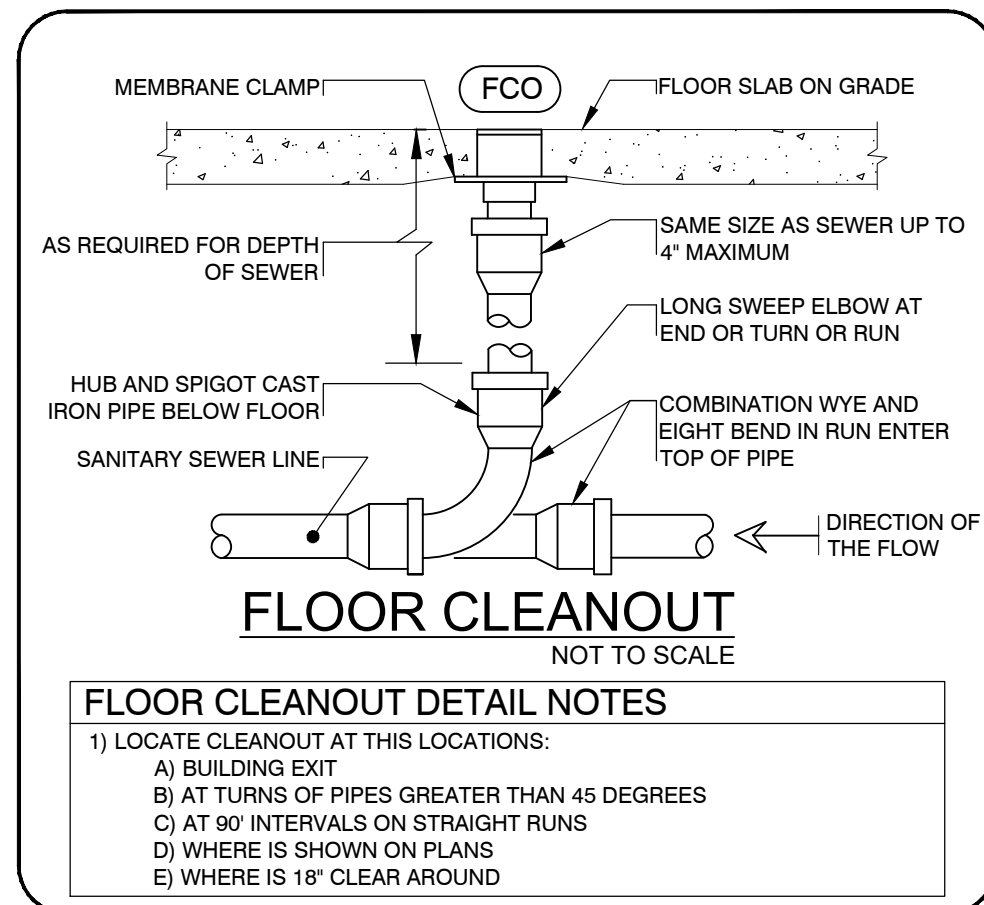
BUSINESS PLUMBING FIXTURES SCHEDULE								
ITEM NO.	QTY	Description	MANUFACTURER	MODEL	WATER		WASTE	
					Hot	Cold	Direct	Indirect
3	1	MOP SINK	REGENCY	600SM16206	-	-	2"	-
-	1	MOP SINK FAUCET	REGENCY	600FMSB6	1/2"+	1/2"	-	-
2	1	DRINKING FOUNTAIN	ELKAY	LZSTLBWSLP	-	1/2"	2"	-
4	1	WATER HEATER	EXISTING	EXISTING	-	-	-	-

+ HOT WATER 140 DEG. \*PROVIDE TRAP PRIMERS FOR ALL FLOOR DRAINS

**EXISTING CONTIDITONS NOTES**

**STOP AND READ**

THE CONTRACTOR AND SUB-CONTRACTORS **SHALL NOT INITIATE ANY WORK UNTIL EXISTING FIELD CONDITIONS ARE PROPERLY VERIFIED**. THIS SHALL HOLD TRUE FOR FIRST GENERATION AND 2ND GENERATION SPACES. WHEN DEMOLITION IS REQUIRED, THAT WILL BE PERMITTED TO EXPOSE CONDITIONS. THESE VERIFICATIONS SHALL INCLUDE BUT NOT LIMITED TO: DIMENSIONS BOTH HORIZONTALLY AND VERTICAL, ELECTRICAL SERVICE /PANELS LOCATION AND VOLTS/PHASE, LOCATION/QTY OF ROOF MOUNTED HVAC EQUIPMENT, CONFIRM THAT INTERIOR HVAC HUNG UNITS HAVE PROPER SUPPORT CONNECTIONS FOR EXISTING STRUCTURE, FIRE SPRINKLER MAIN RUNS, TOILET ROOM DIMENSIONS, DOOR SWING FOR DOORS TO REMAIN AND ETC. IF NOT VERIFIED AND DISCOVERED AT A LATER TIME, THE CONTRACTOR SHALL REIMBURSE THE ARCHITECT FOR THE REDESIGN FEE. THIS DOES NOT INCLUDE HIDDEN WORK I.E. PITCH OF SANITARY LINES, ACTUAL CONDITIONS OF EXISTING HVAC EQUIPMENT, STRUCTURAL COLUMNS/BEARING WALLS OR CONDITIONS OF GREASE INTERCEPTORS AND ETC.



CONSULTANTS (ENGINEER):

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# GOLF ENVY

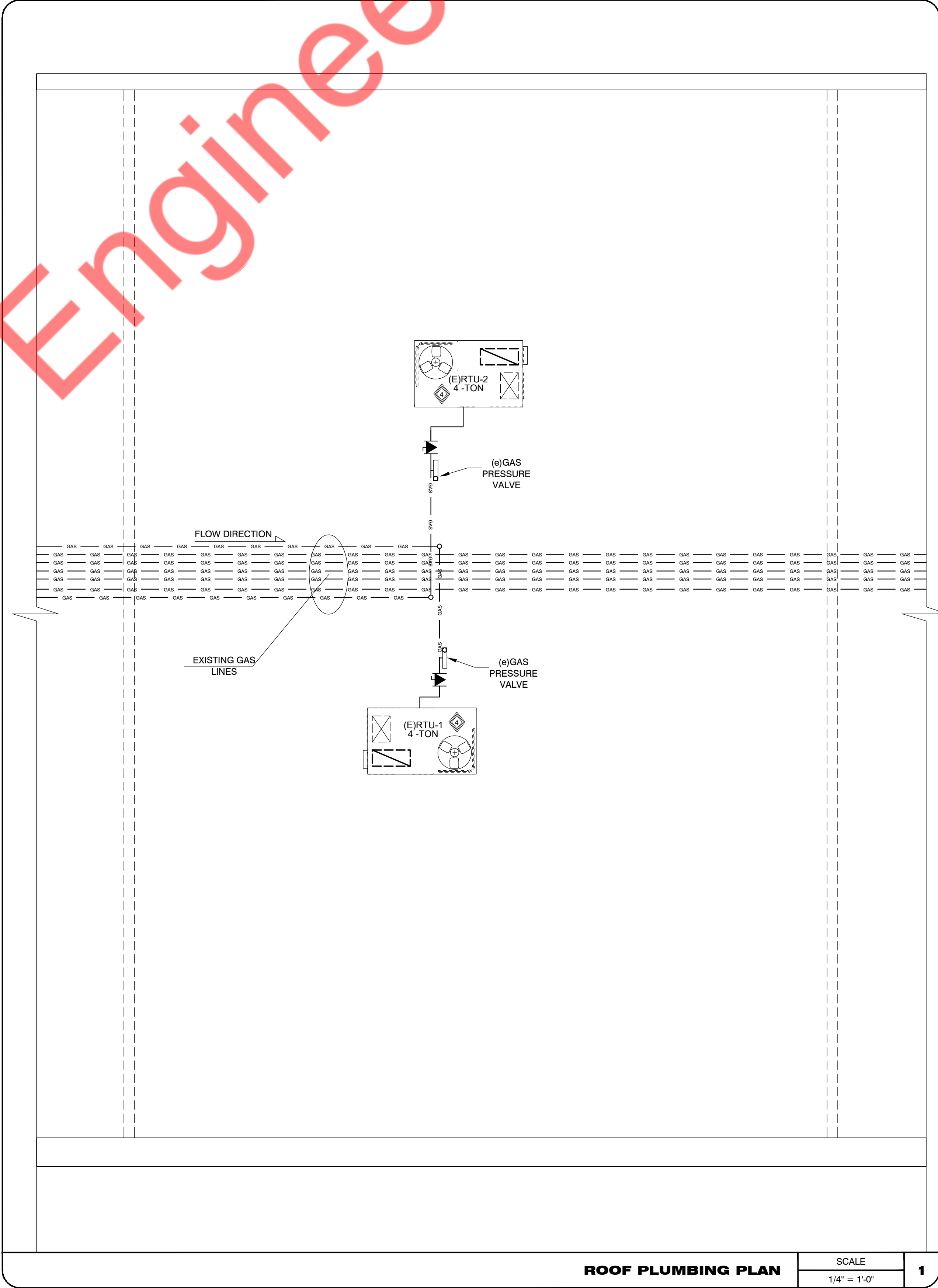

PROFESSIONAL SEAL

ISSUE DATE:	<u>10.27.25</u>
PROJECT #:	<u>452H.1438H</u>
DRAWN BY:	<u>NYE</u>
CHECKED BY:	<u>NYE</u>

## PLUMBING SCHEDULES, NOTES & DETAILS



Property of NY Engineers



ROOF PLUMBING PLAN

SCALE  
1/4" = 1'-0"

1

CONSULTANTS (ENGINEER):

PROJECT

GOLF ENVY

REVISIONS DATES:

PROFESSIONAL SEAL

ISSUE DATE: 10.27.25  
PROJECT #: 452H.1438H  
DRAWN BY: NYE  
CHECKED BY: NYE

ROOF PLUMBING  
PLAN

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