RUST MANOR

INTERIOR RENOVATIONS

802 CHILDRENS CENTER RD LEESBURG, VA 20175

OWNER

NORTHERN VIRGINIA REGIONAL PARK AUTHORITY

5400 OX RD FAIRFAX STATION, VA 22039 CONTACT: JAKE BUMBREY 703-359-4620



ARCHITECT

MAGINNISS + DEL NINNO ARCHITECTS

500 MONTGOMERY STREET, SUITE 550 ALEXANDRIA, VIRGINIA 22314 CONTACT: THERESA DEL NINNO, AIA 703-548-0460



MEP ENGINEER

GILL ENGINEERING GROUP, PLC

9161 LIBERIA AVENUE, SUITE 204B MANASSAS, VIRGINIA, 20110 CONTACT: HIRDAY GILL, PE 703-943-7106



DRAWING SHEET INDEX

SHEET NO.	SHEET NAME	SHEET NO.	SHEET NAME	SHEET NO.	SHEET NAME
GENERAL		ELECTRICAL		FIRE PROTEC	TION
G100 G101 G200 G201 G202 DEMOLITION D100 D101	COVER SHEET BUILDING CODE COMPLIANCE PLANS ADA DETAILS ADA DETAILS TOILET ROOM DETAILS & ADA MOUNTING HEIGHTS FIRST FLOOR DEMOLITION PLAN FIRST FLOOR DEMOLITION RCP	E100 E101 E102 E200 E201 E202	NOTES AND SYMBOLS - ELECTRICAL DEMOLITION LIGHTING PLAN - ELECTRICAL DEMOLITION POWER PLAN - ELECTRICAL NEW LIGHTING PLAN - ELECTRICAL NEW POWER PLAN - ELECTRICAL RISER DIAGRAM AND SCHEDULES - ELECTRICAL	F100 F101	FIRE ALARM NOTE DEMOLITION PLAI NEW FIRE ALARM
ARCHITECTU A100	RAL OVERALL FIRST FLOOR PLAN	MECHANICAL M100 M101	NOTES AND SYMBOLS - MECHANICAL FLOOR PLANS - MECHANICAL		
A101 A200 A400 A600 A601 A602	EQUIPMENT PLAN FIRST FLOOR RCP INTERIOR ELEVATIONS PARTITION TYPES DOOR SCHEDULE AND DETAILS FINISH SCHEDULE AND DETAILS	PLUMBING P100 PD100 P101 P102 P103	NOTES AND SYMBOLS - PLUMBING DEMOLITION PLANS - PLUMBING SANITARY, VENT & DOMESTIC WATER PLANS - PLUMBING RISER DIAGRAMS - PLUMBING SCHEDULES AND DETAILS - PLUMBING		

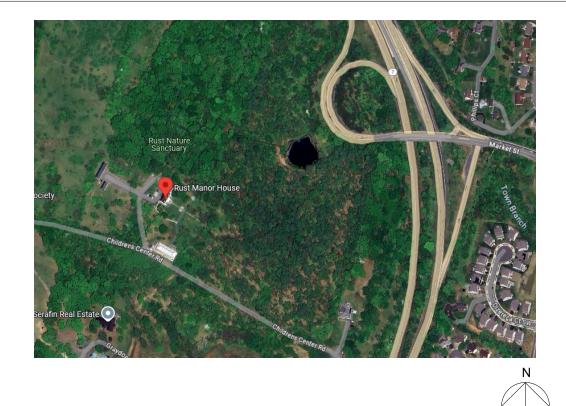
GENERAL NOTES:

GENERAL NOTES APPLICABLE TO ALL DRAWINGS - ITEMS AND CONDITIONS DETAILED, NOTED OR OTHERWISE IDENTIFIED ON ONE OF THE SECTIONS OR DETAILS ARE APPLICABLE TO ALL OTHER SECTIONS AND DETAILS OR SIMILAR CONDITIONS.

- 1. ALL CONSTRUCTION AND WORK SHOWN ON THE COMPLETE SET OF DRAWINGS IS ASSUMED TO BE NEW AND FURNISHED AND INSTALLED BY THE CONTRACTOR, U.N.O.
- 2. IF A CONFLICT EXISTS BETWEEN DRAWINGS AND/OR SPECIFICATIONS, THE MORE STRINGENT AND MORE COSTLY REQUIREMENT SHALL APPLY. ITEMS SHOWN ON THE DRAWINGS SHALL APPLY AND BE FURNISHED AND INSTALLED BY THE CONTRACTOR, EVEN IF NOT SHOWN IN THE SPECIFICATIONS, FOR ITEM SHOWN ON THE DRAWINGS, BUT NOT INCLUDED IN THE SPECIFICATIONS, PROVIDE ITEM OF A QUALITY LEVEL CONSISTENT WITH THE GENERAL QUALITY LEVEL OF THE CONTRACT REQUIREMENTS. BRING CONFLICTS BETWEEN THE DRAWINGS AND SPECIFICATIONS TO TI ATTENTION OF THE ARCHITECT IMMEDIATELY.
- WRITTEN INFORMATION TAKES PRECEDENT OVER DRAWINGS. BRING CONFLICTS BETWEEN WRITTEN INFORMATION AND DRAWN LINES TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY.
- 4. IF A CONFLICT EXISTS BETWEEN DRAWINGS OF DIFFERENT SCALES CONSULT THE ARCHITECT FOR CLARIFICATION 5. ALL DIMENSIONS SHOWN ARE DIMENSIONED TO FINISH FACE OF WALL U.N.O
- SEE WALL TYPES SHEET FOR WALL CONSTRUCTION AND MATERIAL THICKNESS. IF A QUESTION OR DISCREPANCY REGARDING A DIMENSION OCCURS, REQUEST CLARIFICATION FROM THE ARCHITECT. IN CASE OF DISCREPANCY OR ABSENCE OF DIMENSION, CONSULT 1
- ARCHITECT FOR CLARIFICATION. 7. TYPICAL DETAILS AS INDICATED IN THE DRAWING SET SHALL APPLY FOR ALL APPLICABLE CONDITIONS EVEN IF NOT SPECIFICALLY SHOWN OR REFERENCED. ANY SPECIFIC QUESTIONS CONCERNING CONSTRUCTION DETAILS NOT ADEQUATELY COVERED BY THE ABOVE SHOULD BE DIRECTED TO THE ARCHITECT.
- UNLESS NOTED OTHERWISE, WALLS SHALL EXTEND TO RATED ASSEMBLY ABOVE OR TO THE UNDERSIDE OF THE ROOF DECK
- 9. SEE STRUCTURAL DRAWINGS FOR STRUCTURAL BEAMS AND COL 10. REFER TO PLANS AND ELEVATIONS FOR LOCATIONS OF CONTROL JOINT (C.J.) AND EXPANSION JOINTS (E.J.) IN EXTERIOR MASONRY WALLS. IF A CONFLICT EXISTS BETWEEN JOINT LOCATIONS SHOWN ON THE ELEVATIONS AND PLANS, CONSULT THE ARCHITECT FOR CLARIFICATION PRIOR T CONSTRUCTION.
- 11. WHERE EXTERIOR CAVITY WALLS ARE INDICATED, PROVIDE THRU-WALL FLASHING AT THE BOTTOM OF THE CAVITY WITH WEEP HOLES TO THE OUTSIDE. ALL FLASHING BUILT INTO WALLS SHALL BE LAPPED AND SEALED. REFER TO FLASHING DETAILS INDICATED.
- 12. REFER TO BUILDING ELEVATIONS AND ELEVATION DETAILS FOR PATTERN DECORATIONS, AND DETAILS. 13. PROJECTIONS, BEAM ENCLOSURES, RECESSES, BULKHEADS, PILASTERS AND
- SIMILAR ENCLOSURES SHALL BE INCLUDED AS PART OF WALL AND CEILING FINISHES AS SCHEDULED. 14. ALL APPURTENANCES BUILT INTO OR THROUGH WALLS, INCLUDING DOORS
- DUCTS, WINDOWS, LOUVERS, GRILLES, MECHANICAL WORK, ETC. SHALL BE TIGHTLY FITTED, THOROUGHLY SEALED AROUND PERIMETERS, AND AT EXTERIOR CONDITIONS SHALL BE FLASHED OR OTHERWISE WATERPROO SEALED.
- 15. REFER TO INTERIOR ELEVATIONS AND MILLWORK DETAILS FOR CASEV CABINETS, HANDRAILS, CHAIR RAILS, CASES AND SIMILAR ITEMS 16. FIELD VERIFY CONDITIONS OF ROUGH AND/OR FINISHED DIMENSIONS FO ACCURATE FITTING OF CABINETS, COUNTERS, DOORS, WINDOWS, FIXTURE SHELVING, GATES AND OTHER INSTALLATIONS PRIOR TO SHOP OR FACTORY FABRICATION. PROVIDE FINISHES AND TRIM INCLUDING BUT NOT LIMITED TO FILLER STRIPS, SCRIBE STRIPS, BASES, AND CLOSURES FOR A COMPLETE
- INSTALLATION. 17. PROVIDE TRANSITION STRIPS AT CHANGES IN FLOOR ELEVATIONS AT
- INTERIOR AND EXTERIOR CONDITIONS. 18. CONTRACTORS SHALL REFER TO MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS AND BE RESPONSIBLE FOR WORK ASSOCIATED TO THEIR PARTICULAR TRADE, CONTRACTORS SHALL COORDINATE THE WORK OF AMONG TRADES AND FIELD CHECK AGAINST CONFLICTS WITH DRAWINGS REPORT CONFLICTS TO THE ARCHITECT FOR CLARIFICATION. GENERAL CONTRACTOR IS RESPONSIBLE FOR PROVIDING SUBCONTRACTORS WITH INFORMATION WITHIN CONSTRUCTION DOCUMENTS THAT COMPLEMENTS EACH TRADE AS APPROPRIATE FOR THE COMPLETION OF THE WORK. 19. REFER TO DRAWINGS FOR LOCATIONS AND DESCRIPTIONS OF ACCESS
- PANELS, LOUVER OPENINGS, VENTILATORS, GRILLES, VALVE CABINETS, FIRE DAMPERS OR OTHER APPURTENANCES AFFECTING WALLS, CEILINGS OR FLOORS. COORDINATE WITH ALL ASSOCIATED TRADES FOR THE COMPLETION OF THE WORK. 20. WHERE REQUIRED, PROVIDE NECESSARY LINTELS, SUPPORT AND
- ANCHORAGE. REFER TO STRUCTURAL DRAWINGS AND FOR REQUIREMENTS. 21. REFER TO MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR LOCATIONS AND TYPES OF PADS TO BE PROVIDED BELOW OR AROUND
- EQUIPMENT. 22. MOUNT ELECTRIC SWITCHES, THERMOSTATS, AND OTHER ELECTRONIC CONTROLS LOCATED AT THE SAME VICINITY AND HEIGHT ABOVE FINISHED FLOOR IN A UNIFORM AND ORDERLY FASHION UNLESS OTHERWISE NOTED. THE MOUNTING HEIGHT SHALL BE 48" A.F.F. TO TOP OF BOX. ALL ELECTRICAL OUTLETS, TELEPHONE & DATA OUTLETS TO BE MOUNTED AT 24" A.F.F. TO CENTER OF BOX. TELEVISION MOUNTING HEIGHT TO BE 24" FROM CEILING OR 24" A.F.F. TO CENTER OF BOX. REFER TO ELECTRICAL DRAWINGS AND
- ARCHITECTURAL PLANS FOR OTHER HIGH OR LOW MOUNTINGS. 23. EXTERIOR SITE SHALL BE GRADED TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE BUILDING EXTERIOR WALLS. PROVIDE EXTERIOR GRADE AT 8-INCH MINIMUM (U.N.O.) BELOW THE BUILDING FIRST FLOOR ELEVATION EXCEPT IN AREAS NEAR THE BUILDING ENTRANCE DOORS, U.N.O. PROVIDE
- EXPANSION AND CONTRACTION JOINTS AS REQUIRED. USE JOINT FILLER WHERE REQUIRED. 24. NEW PARTITIONS SHOWN AS INFILL SHALL BE CONSTRUCTED ALONG THE SAME PLANE AS THE EXISTING PARTITION INDICATED, AND SHALL ALLIGN WITH BOTH SIDES OF THE EXISTING PARTITION AND HAVE SMOOTH TRANSITION FROM EXISTING TO NEW WORK. CONTRACTOR TO BRING ANY CONFLICTS BETWEEN INDICATED WALL TYPE AND EXISTING WALL CONSTRUCTION TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY.

VICINITY MAP

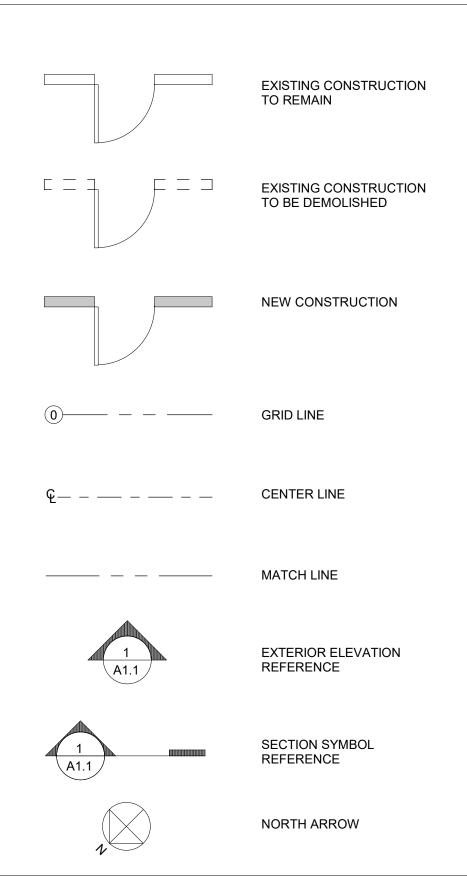
TES SYMBOLS AND RM DEMOLITION PLAN



ARCHITECTURAL ABBREVIATIONS

3V	ABOVE	FEC	FIRE EX
F	ABOVE FINISHED FLOOR	FLASH	FLASHI
COUS	ACCESS PANEL	FLX	FLEXIBL
	ACOUSTICAL	FL	FLOOR
CM	ASBESTOS CONTAINING MATERIAL	FD	FLOOR
CT	ACOUSTICAL TILE ADJACENT	FTG	FOOTIN
DJT	ADJUSTABLE	FDN	FOUND
C	AIR CONDITIONING	GA	GAGE, C
_T	ALTERNATE	GALV GC	GALVAN GENER/
LUM (AL) B	ALUMINUM ANCHOR BOLT	GLA	GLASS,
	ANODIZED	GB	GRAB B
PROX	APPROXIMATE	GWB	GYPSU
RCH	ARCHITECT (URAL)	HDW	HARDW
M	BEAM	HP	HIGH PO
rg Rg Pl	BEARING BEARING PLATE	HVAC	HEATIN
.K (G)	BLOCK (BLOCKING)	HT	HEIGHT
D	BOARD	HC HDPE	HOLLOV HIGH-DI
DG	BUILDING	HM	HOLLOV
AB	CABINET	HORIZ	HORIZO
B	CEMENT BOARD	ID	INSIDE I
PT LG	CARPET (ED) CEILING	INSUL	INSULA ⁻
T	CERAMIC TILE	INT	INTERIC
MU	CONCRETE MASONRY UNIT	JC	JANITO
OL	COLUMN	LL	LIVE LO
ONC	CONCRETE	LAB	LABORA
ONST ONT	CONSTRUCTION CONTINUOUS OR CONTINUE	LBS	POUND
J	CONTROL JOINT	MB	MARKE
	CENTER LINE	MFR	MANUF
ORR	CORRUGATED	MAS	MASON
L	DEAD LOAD	MO MAX	MASON MAXIMU
ET	DETAIL	MECH	MECHAI
A M	DIAMETER DIMENSION	MED	MEDIUM
2	DOOR	MTD	MOUNT
S	DOWNSPOUT	MTL	METAL
WG	DRAWING	MP	METAL I
LEC	ELECTRIC (AL)	MIN	MINIMU
NC	ELECTRIC WATER COOLER	MISC	MISCEL
LEV	ELEVATOR	MR NRC	MOISTU NOISE F
MER	EMERGENCY	NOM	NOMINA
Q	EQUAL	NIC	NOT IN (
QUIP		NTS	NOT TO
TR	EXISTING TO REMAIN	OC	ON CEN
X XH	EXPOSED EXHAUST	OPNG	OPENIN
∧⊓ XIST	EXISTING	OPP	OPPOSI
B	EXPANSION BOLT	OD	OUTSID
J	EXPANSION JOINT	PTD	PAINT (E
XPD	EXPOSED	PNB	PANIC B
ХT	EXTERIOR	PTN	PARTITI
CONC	FACE OF CONCRETE	PL	PLATE
FIN	FACE OF FINISH	PLAM	PLASTIC
MAS	FACE OF MASONRY	PLYWD	PLYWO
STUDS	FACE OF STUDS	PRT	PRESEF
CU		PVC	POLYVI
N =L	FINISH (ED) FINISHED FLOOR LINE	QT	QUARR
-L <u>-</u>	FIRE EXTINGUISHER	RAD	RADIUS
_			

ARCHITECTURAL SYMBOLS



E EXTINGUISHER CABINET	REF
ASHING	RB
EXIBLE	RA
DOR (ING)	REQ'[
DOR DRAIN	REV
OTING	RD
UNDATION	
GE, GAUGE	RDC
LVANIZED	RO
NERAL CONTRACT (OR)	RTU
ASS, GLAZING	SHT
AB BAR	
PSUM WALL BOARD	SIM
RDWARE	SIP
	SC
	SF
ATING/VENTILATING/AIR CO	
IGHT	SPEC
LLOW CORE	SQ
H-DENSITY POLYETHYLENE	SST
LLOW METAL	
RIZONTAL	STC
IDE DIAMETER	STD
SULATE (D), (ION)	STL
ERIOR	STO
NITOR'S CLOSET	
	STRL
ELOAD	SUSF
BORATORY	тв
UNDS	
RKER BOARD	TEL
NUFACTURE (ER)	THK
SONRY	THRE
SONRY OPENING	TRTD
XIMUM	
CHANIC (AL)	T/SLE
DIUM	TYP
UNTED	UL
TAL	UNO
TAL PANEL	VERT
IIMUM	VIF
SCELLANEOUS	VPB
ISTURE RESISTANT	VCT
ISE REDUCTION COEFFICIENT	
MINAL	VPB
T IN CONTRACT	WWF
T TO SCALE	WIN
CENTER (S)	W/
ENING	W/O
	WD
POSITE	
TSIDE DIAMETER	WP
NT (ED)	WPT
	WR
RTITION	
ATE	
ASTIC LAMINATE	
(WOOD	

WOOD ESERVATIVE TREATED LYVINYL CHLORIDE ARRY TILE DIUS

REFERENCE RESILIENT BASE **RETURN AIR** REQ'D REQUIRED **REVISION (S), REVISED ROOF DRAIN** ROOF DRAIN CONDUCTOR **ROUGH OPENING** ROOF TOP UNIT SHEET SIMILAR STRUCTURAL INSULATION PANELS SOLID CORE SQUARE FEET SPECIFICATION (S) SQUARE STAINLESS STEEL SOUND TRANSMISSION COEFFICIENT STANDARD STEEL STORAGE STRUC STRUCTURA SUSP SUSPENDED TACK BOARD TELEPHONE THICKNESS THRES THRESHOLD TRTD TREATED T/SLB TOP OF SLAB TYPICAL UNDERWRITER'S LAB UNLESS NOTED OTHERWISE VERTICAL VERIFY IN FIELD VAPOR BARRIER VINYL COMPOSITION TILE VAPOR BARRIER WELDED WIRE FABRIC WINDOW WITH WITHOUT WOOD WATER PROOFING WORKING POINT WATER RESISTANT

pc

500 Montgomery St., #550 Alexandria, Virginia 22314 703/548-0460 mdnarch.com

CONSTRUCTION DOCUMENTS 2 07/11/2025 DESIGN DEVELOPMENT 06/13/2025 1 NO. DESCRIPTION DATE ISSUE

RUST MANOR INTERIOR RENOVATIONS

802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: **COVER SHEET**

COMM. NO: 230210 DRAWN : SNM CHECKED : SNM SCALE: 12" = 1'-0"

DATE:

10/05/09

DRAWING NUMBER:

G100

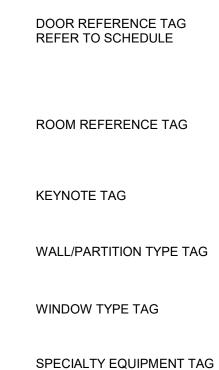
(1)**A1.1**

> 1S FL EL-XXX

(101)

ROOM NAME 101

 $\langle \text{SE01} \rangle$



REVISION NO.

INTERIOR ELEVATION

DETAIL REFERENCE

ELEVATION MARKER

SPOT ELEVATION MARKER

REFERENCE

1

BUILDING CODE ANALYSIS

PROJECT DESCRIPTION:

THE MODIFICATION OF EXISTING RESTROOMS TO MEET ADA REQUIREMENTS. THE RECONFIGURATION OF EXISTING BREAK ROOM INTO STORAGE. THE EXPANSION OF EXISTING PANTRY.

BUILDING CODES:

APPLICABLE CODE:

VIRGINIA EXISTING BUILDING CODE (IBC), 2021 2021 VIRGINIA CONSTRUCTION CODE 2021 ICC EXISTING BUILDING CODE ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES (ICC/ANSI A117.1), 2017

GENERAL BUILDING CODE INFORMATION:

OCCUPANCY CLASSIFICATION: UNSEPARATED MIXED USE; A-3, B (NO CHANGE) OCCUPANTS: EXISTING (NO CHANGE) **BUILDING HEIGHT: 3 STORIES** CONSTRUCTION TYPE: V SPRINKLERS: NO FIRE ALARM SYSTEM: NO

BUILDING GROSS AREA TABULATION: (TABLE 506.2)

EXISTING BUILDING AREA AREA

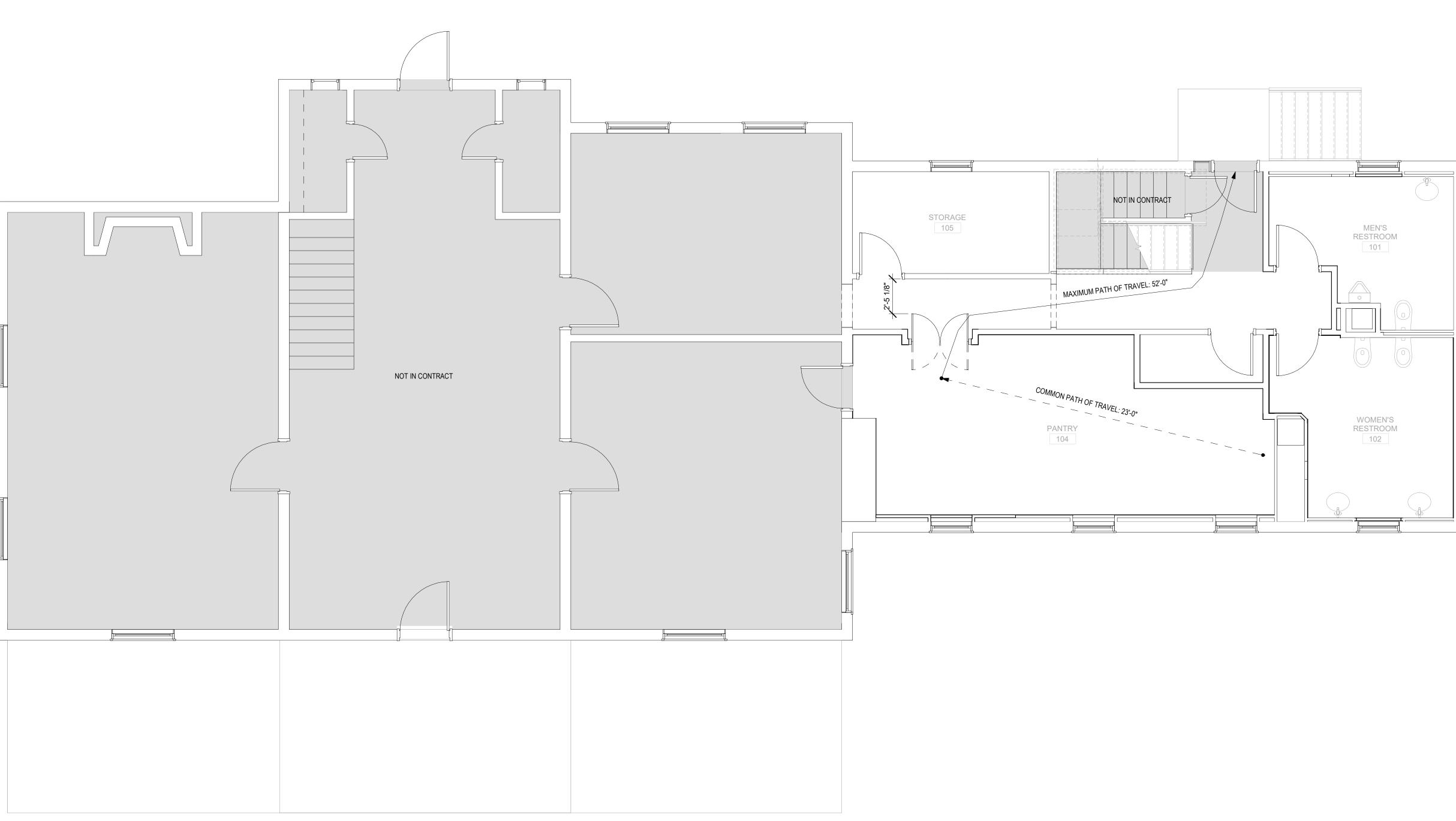
RENOVATION

TOTAL BUILDING AREA AFTER RENOVATION

8,000 SF

890 SF

8,000 SF (NO CHANGE) (15% ALTERATION LEVEL 2 ALTERATION)





FINISHES:

(TABLE 803.13 INTERIOR WALL AND CEILING FINISH REQUIREMENTS BY OCCUPANCY)

EXIT ENCLO

CORRIDOR

ROOMS AN

FIRE RESISTANCE RATING FOR BUILDING ELEMENTS:

	TYPE X, TABLE 601
PRIMARY STRUCTURAL FRAME:	0 HOUR
EXTERIOR BEARING WALLS:	0 HOUR
INTERIOR BEARING WALLS:	0 HOUR
NONBEARING WALLS & PARTITIONS, EXTERIOR	0 HOUR
NONBEARING WALLS & PARTITIONS, INTERIOR	0 HOUR
FLOOR CONSTRUCTION	0 HOUR
ROOF CONSTRUCTION	0 HOUR
CORRIDOR	0 HOUR

MEANS OF EGRESS:

	MAX COMMON PATH OF TRAVEL (1006.2.1)	NUMBER OF EXITS (1006.3.3)	EXIT ACCESS TRAVEL DISTANCE (1017.2)	MINIMUM CORRIDOR WIDTH (1020.3)
CODE REQUIRED	75' 0"	2	200' 0"	36"
PROVIDED	23' 0"	3	52' 0"	44"

OSURES AND EXIT PASSAGEWAYS:	CLASS B
RS:	CLASS B
ND ENCLOSED SPACES:	CLASS B

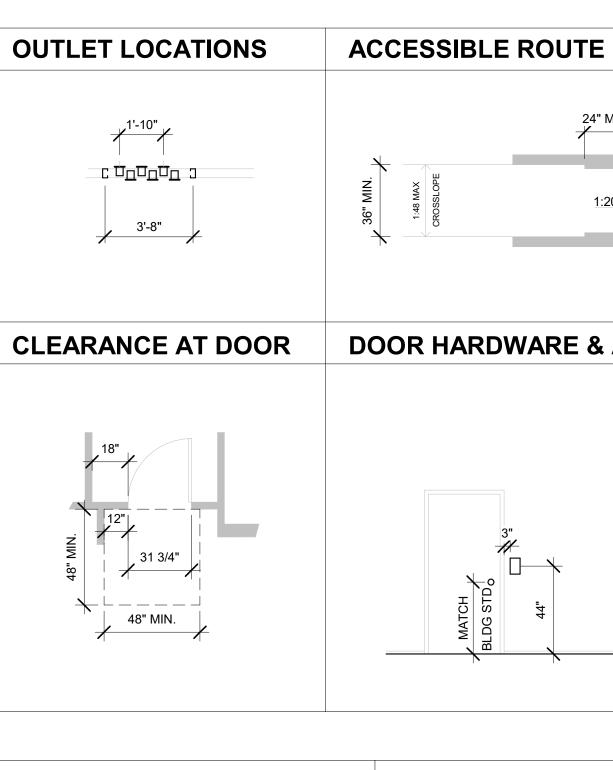
	AREA OF WORK OCCUPANCY SCHEDULE				
ROOM NO.	ROOM NAME	FUNCTION	OCCUPANT LOAD FACTOR	AREA	OCCUPANCY
100	HALLWAY			169 SF	
103	JANITOR CLOSET	ACCESSORY STORAGE	300 SF	29 SF	1
104	PANTRY	COMMERCIAL PANTRY	200 SF	314 SF	2
105	STORAGE	ACCESSORY STORAGE	300 SF	97 SF	1



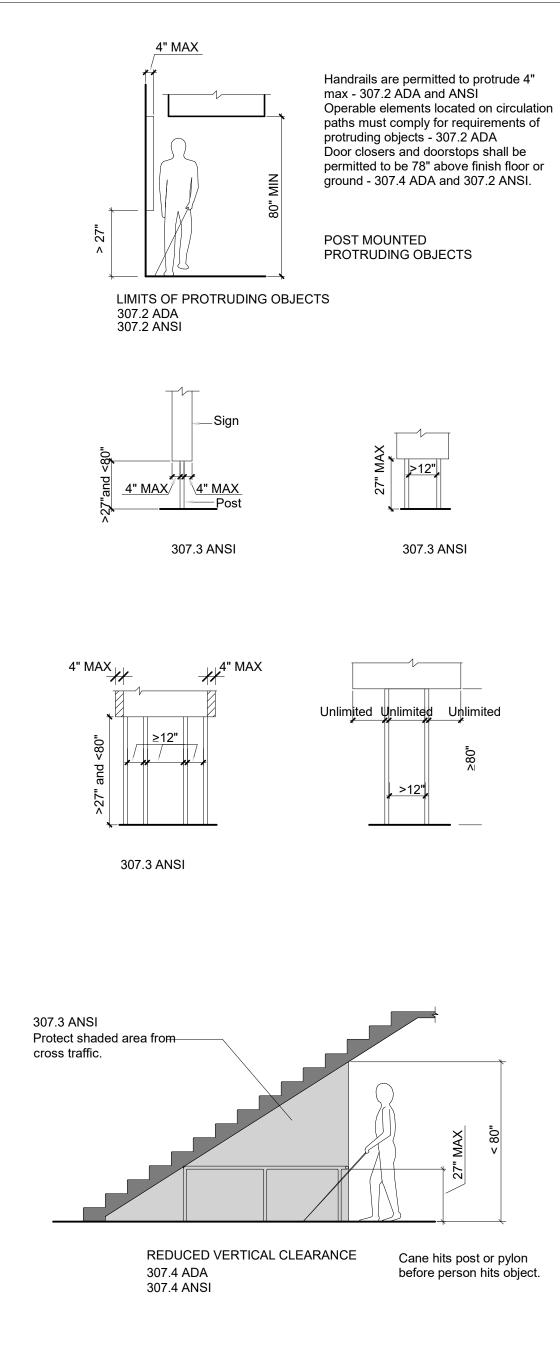
500 Montgomery St., #550 Alexandria, Virginia 22314 703/548-0460 mdnarch.com

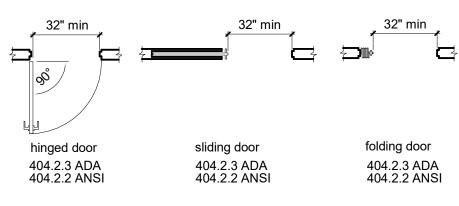
AREA OF WORK 2 07/11/2025 CONSTRUCTION DOCUMENTS DESIGN DEVELOPMENT 1 06/13/2025 NO. DATE DESCRIPTION ISSUE RUST MANOR **INTERIOR RENOVATIONS** 802 CHILDRENS CENTER RD LEESBURG, VA 20175 DRAWING TITLE: **BUILDING CODE COMPLIANCE** PLANS

COMM. NO:	DRAWING NUMBE
230210	
DRAWN :	
SNM	
CHECKED :	G10
SNM	
SCALE:	
As indicated	
DATE:	_
10/05/09	

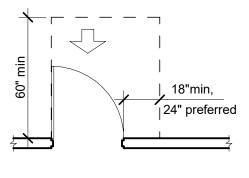


PROTRUDING OBJECTS





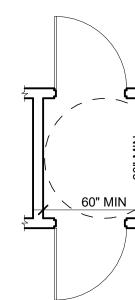
, 18"min,



FRONT APPROACH - PULL SIDE 404.2.4.1 ADA 404.2.3.2 ANSI

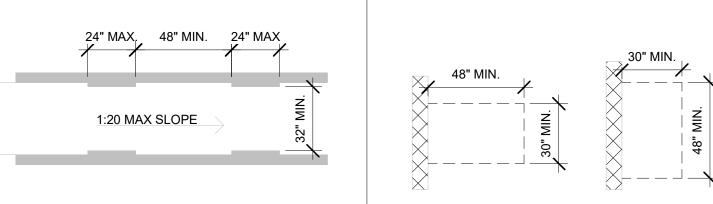
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NOTE: Y= 52" MIN NEW BUILDINGS Y= 48" MIN EXISTING BUILDNGS FRONT APPROACH - PUSH SIDE 404.2.4.1 ADA 404.2.3.2 ANSI

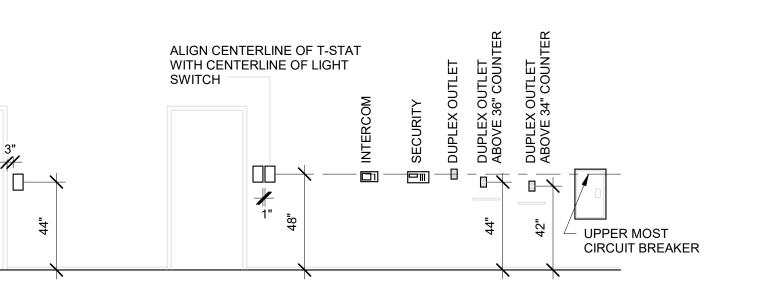


Doors swinging away from each other 404.2.5 ANSI

CLEAR FLOOR SPACE

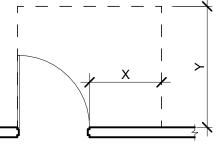


DOOR HARDWARE & ACCESSIBILITY MOUNTING HEIGHTS

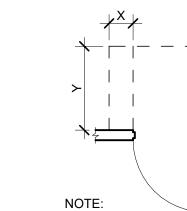


MANEUVERING CLEARANCES AT DOORS

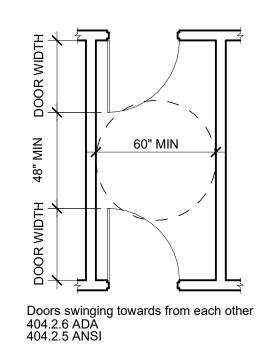




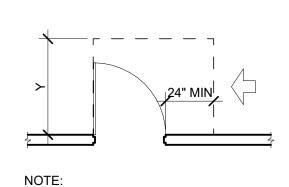
NOTE: IF X = 36" MIN THEN Y = 60" MIN IF X = 42" MIN THEN Y = 54" MIN HINGE APPROACH - PULL SIDE 404.2.4.1 ADA 404.2.3.2 ANSI



Y= 42" MIN TYPICAL Y= 48" MIN IF DOOR HAS A CLOSER AND LATCH X= 6" MIN IF DOOR HAS A CLOSER AND LATCH Y = 48" MIN IF DOOR HAS A CLOSER HINGE APPROACH - PUSH SIDE 404.2.3.2 ANSI



TWO DOORS IN A SERIES



24"

doorway without doors

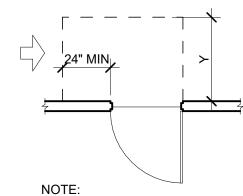
404.2.2 ANSI

Clearance dimensions must be measured between faces of

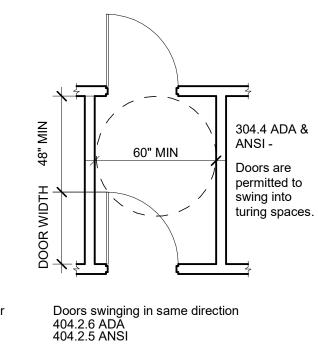
projecting bases, chair rails or

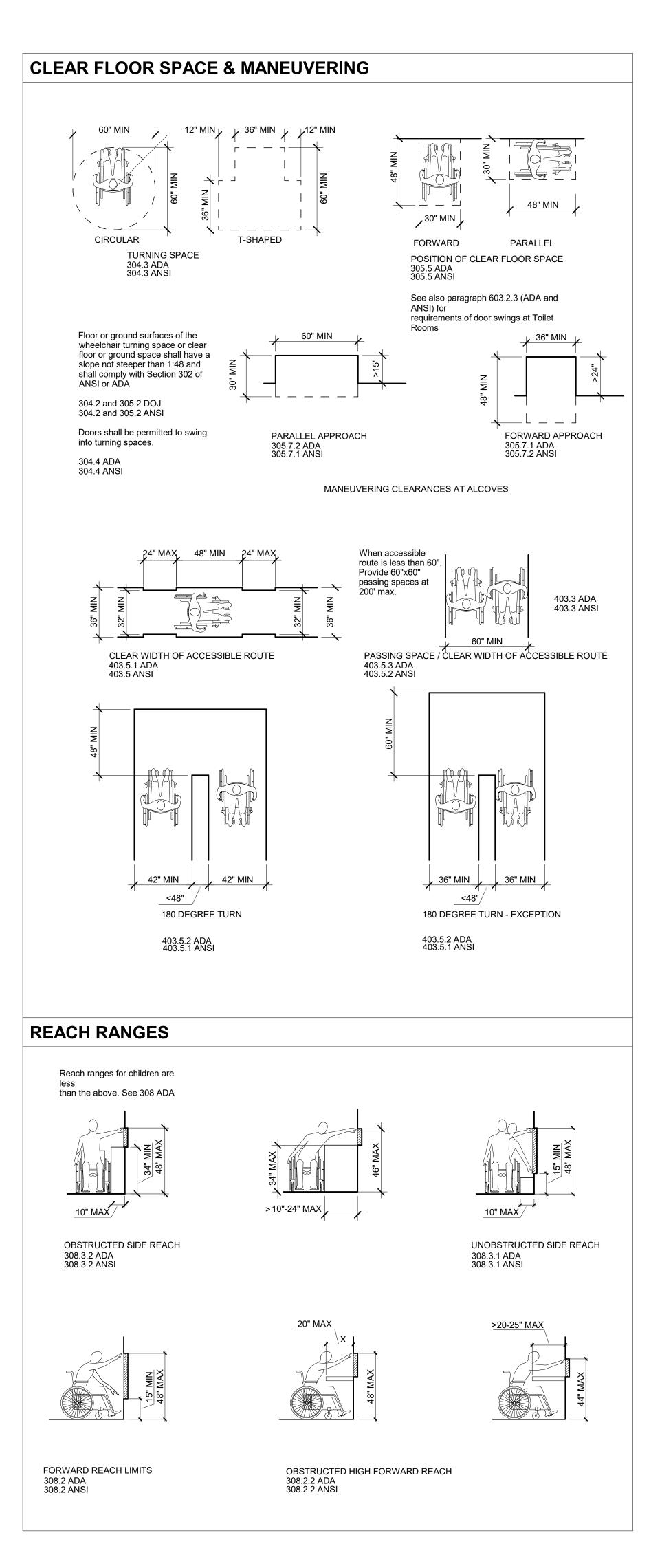
other elements.

Y = 48" MIN TYPICAL Y = 54" MIN IF DOOR HAS A CLOSER LATCH APPROACH - PULL SIDE 404.2.4.1 ADA 404.2.3.2 ANSI



LATCH APPROACH - PUSH SIDE 404.2.4.1 ADA 404.2.3.2 ANSI

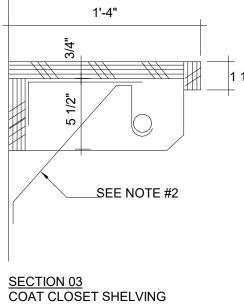




MAGINNISS+ DEL NINNO ARCHITECTS			
500 Montgomery Alexandria, Virgin 703/548-0460 md	nia 22314		
NO. DATE	ONSTRUCTION DOCUMENTS DESCRIPTION		
RUST MANOR INTERIOR RENOVATIONS			
802 CHILDRENS CENTER RD LEESBURG, VA 20175			
DRAWING TITLE:	ADETAILS		
COMM. NO: 230210			
DRAWN : AQ CHECKED : Checker SCALE: 1/4" = 1'-0"	DRAWING NUMBER:		

DATE: 10/05/09

DEVICE LOCATION & ALIGNMENTS



11

TYPICAL COAT CLOSET

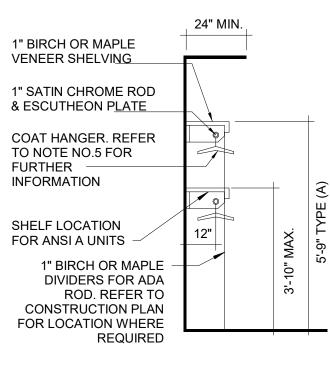
WALL BLOCKING "OUTWATER BRA1194" OR EQUAL. 1 1/4" EXCEEDS 3'-0".

> 1. ALL BIRCH OR MAPLE VENEER SHELVING SHALL BE CLEAR LACQ. FIN. U.O.N.. 2. PROVIDE SHELF/ROD BRACKETS AT STUDS OR IN WALL BLOCKING "OUTWATER BRA1194" OR EQUAL. EXCEEDS 3'-0"

3. ALL COAT CLOSETS SHALL HAVE SHELVING AS INDICATED ON SECTION '3'. 4. REFER TO CONSTRUCTION DRAWINGS FOR LOCATION OF RODS MOUNTED AT 48" AFF. COAT CLOSET TYPE (A1).

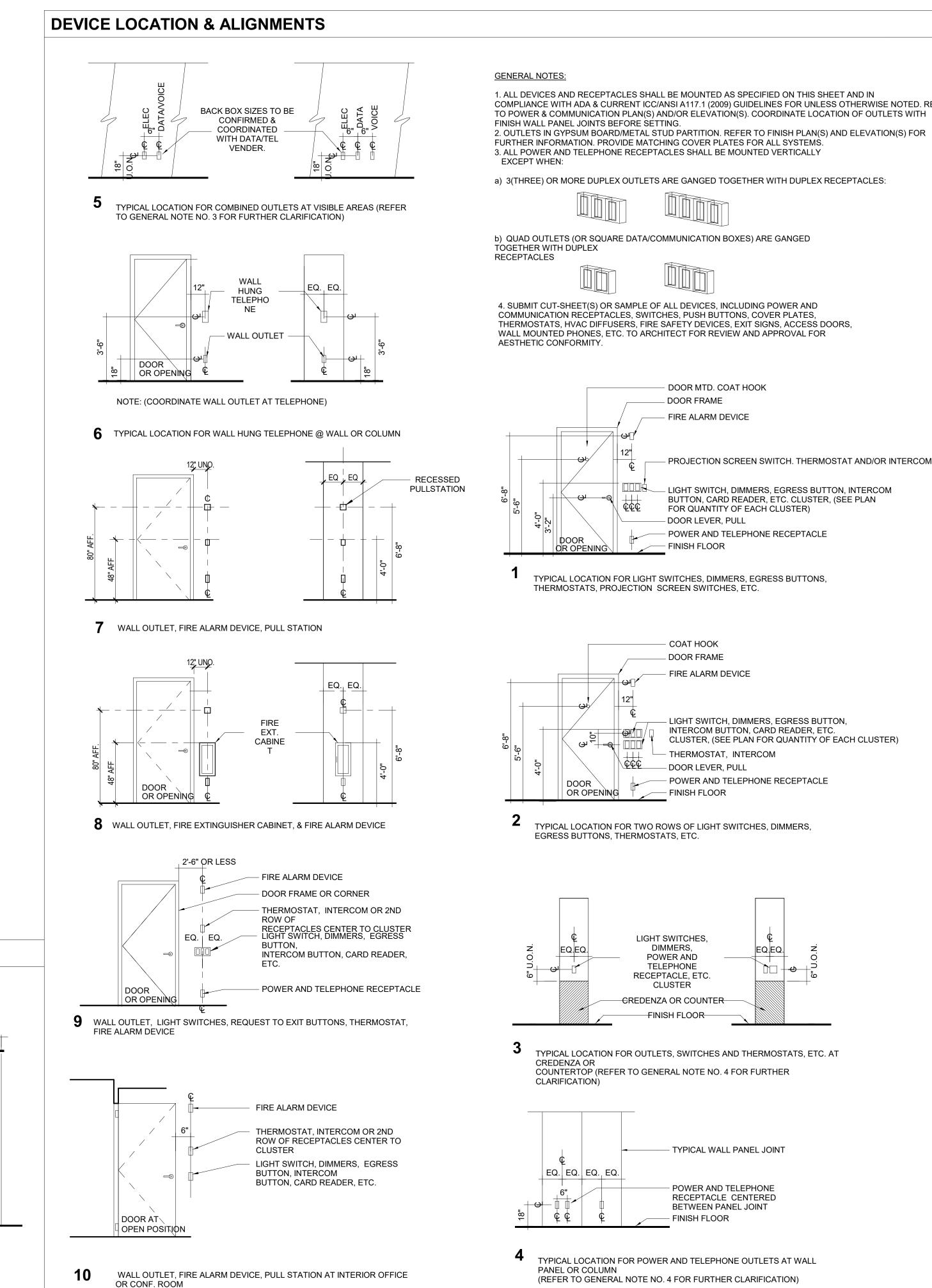
5. COAT HANGERS BY "MAGNUSON GROUP"(1.800.342.5725) www.magnusongroup.com HANGER MOD. MG-17PP (GREY PLASTIC) RECEPTACLE MOD. R1.5(PLATED STEEL).

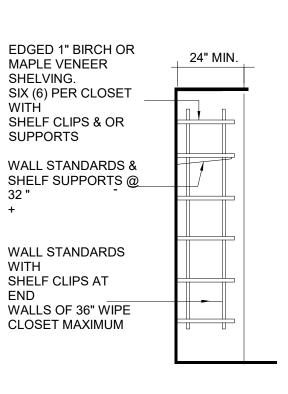
COAT HANGERS SHALL BE FURNISHED AND INSTALLED NOTES: PROVIDE ALL REQ'D IN WALL BLOCKING BY MILLWORK CONTRACTOR. CALCULATE 4" PER HANGER, TOTAL QUANTITY.



SECTION 01

EXCEEDS 3'-0".





WALL BLOCKING "OUTWATER BRA1194" OR EQUAL.

SECTION 02

OR CONF. ROOM

COMPLIANCE WITH ADA & CURRENT ICC/ANSI A117.1 (2009) GUIDELINES FOR UNLESS OTHERWISE NOTED. REFER

- PROJECTION SCREEN SWITCH. THERMOSTAT AND/OR INTERCOM

LIGHT SWITCH, DIMMERS, EGRESS BUTTON, INTERCOM BUTTON, CARD READER, ETC. CLUSTER, (SEE PLAN

- POWER AND TELEPHONE RECEPTACLE

- POWER AND TELEPHONE RECEPTACLE

pc

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1 07/11/2025 CONSTRUCTION DOCUMENTS NO. DATE DESCRIPTION ISSUE

RUST MANOR INTERIOR RENOVATIONS

802 CHILDRENS CENTER RD LEESBURG, VA 20175

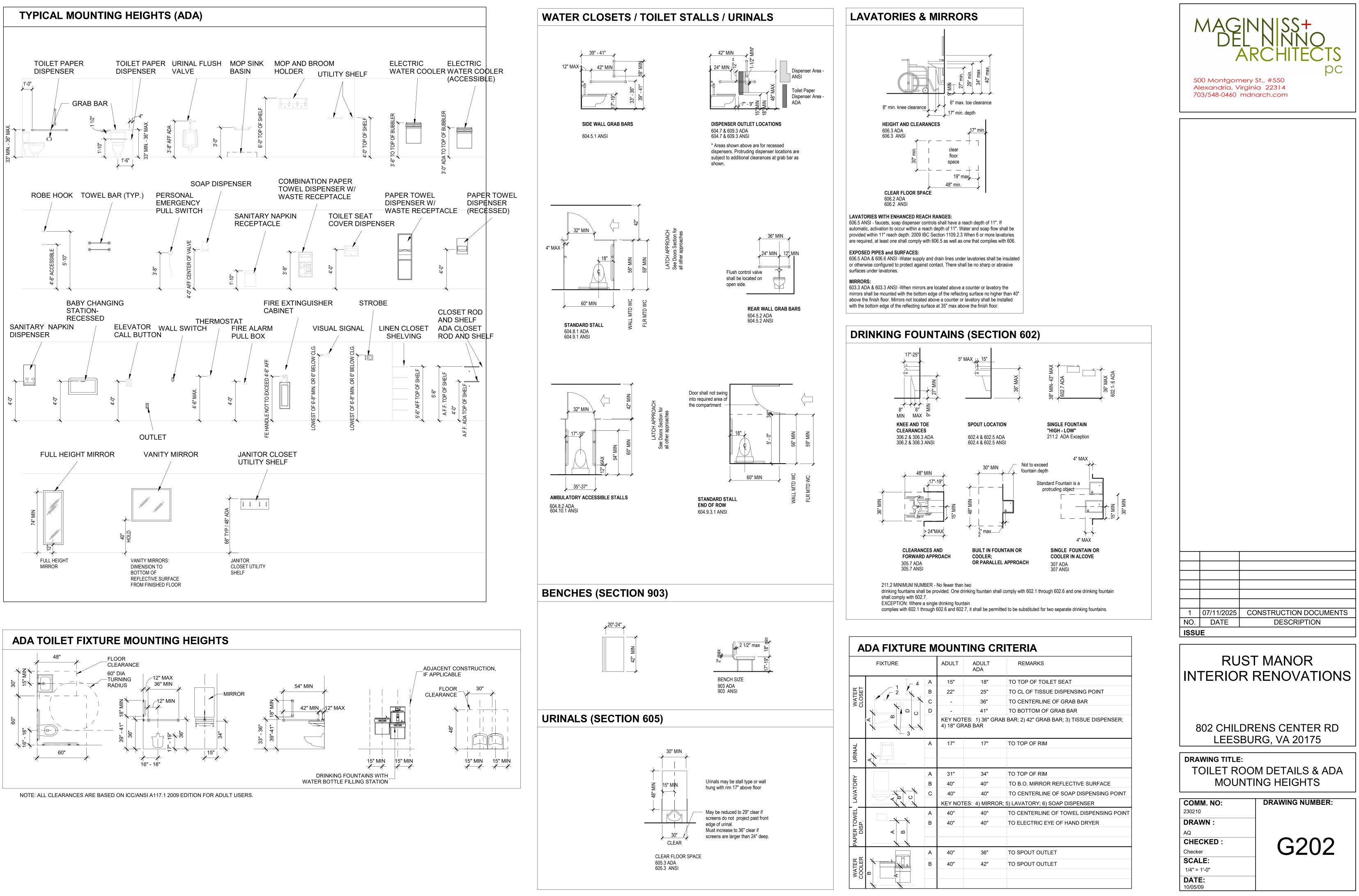
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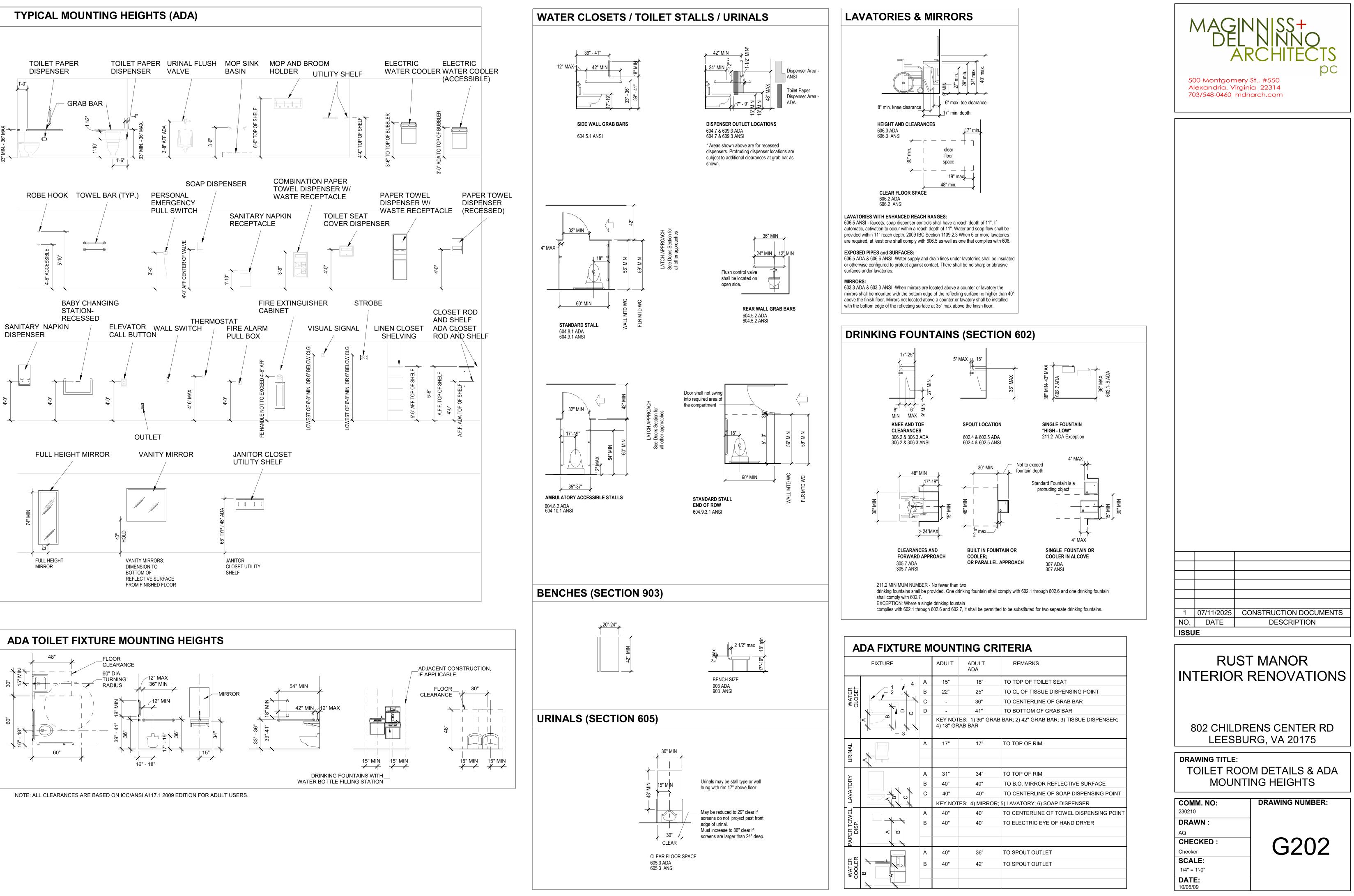
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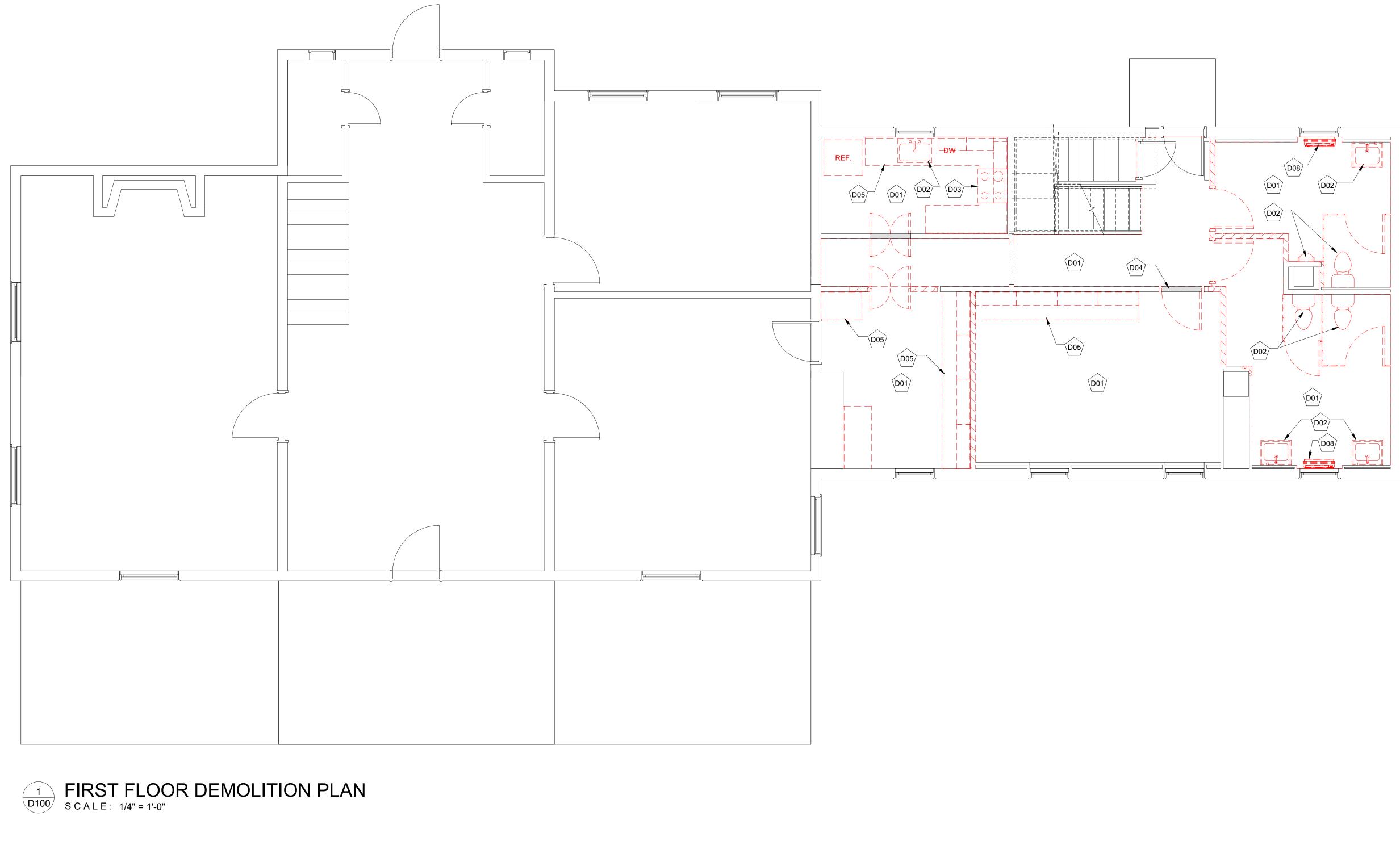
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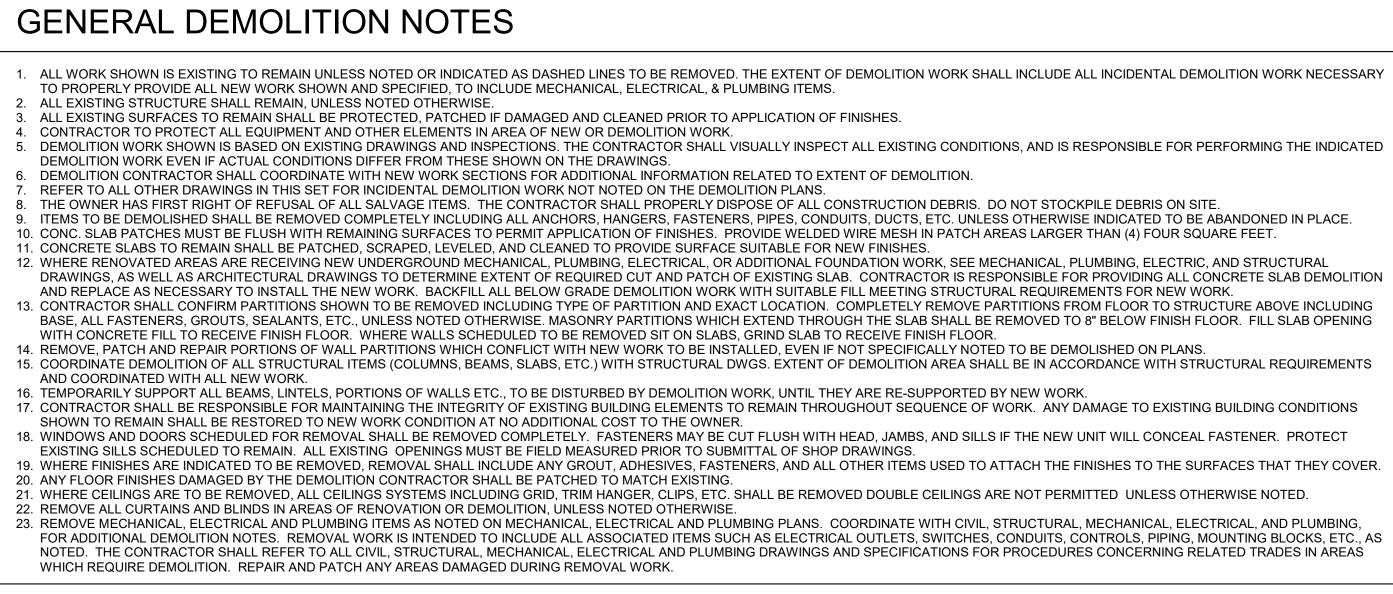
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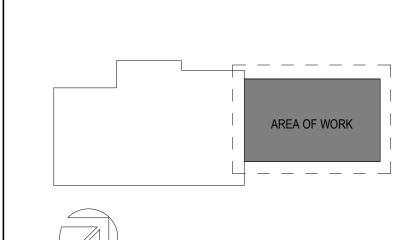


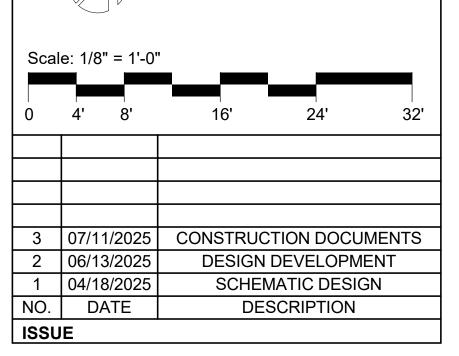


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KEYNOTES DEMOLITION

- D01 DEMOLISH FLOOR FINISH, PROTECT UNDERLYING WOOD FLOORING FOR REFINISHING
- D02 DEMOLISH EXISTING PLUBMING FIXTURES
- D03 DEMOLISH EXISTING STOVE, HOOD, CAP VENT D04 REMOVE EXISTING DOOR; EXISTING FRAME TO REMAIN
- D05 DEMOLISH MILLWORK
- D08 DEMOLISH EXISTING FCU; SEE MECHANICAL DEMOLITION DRAWINGS

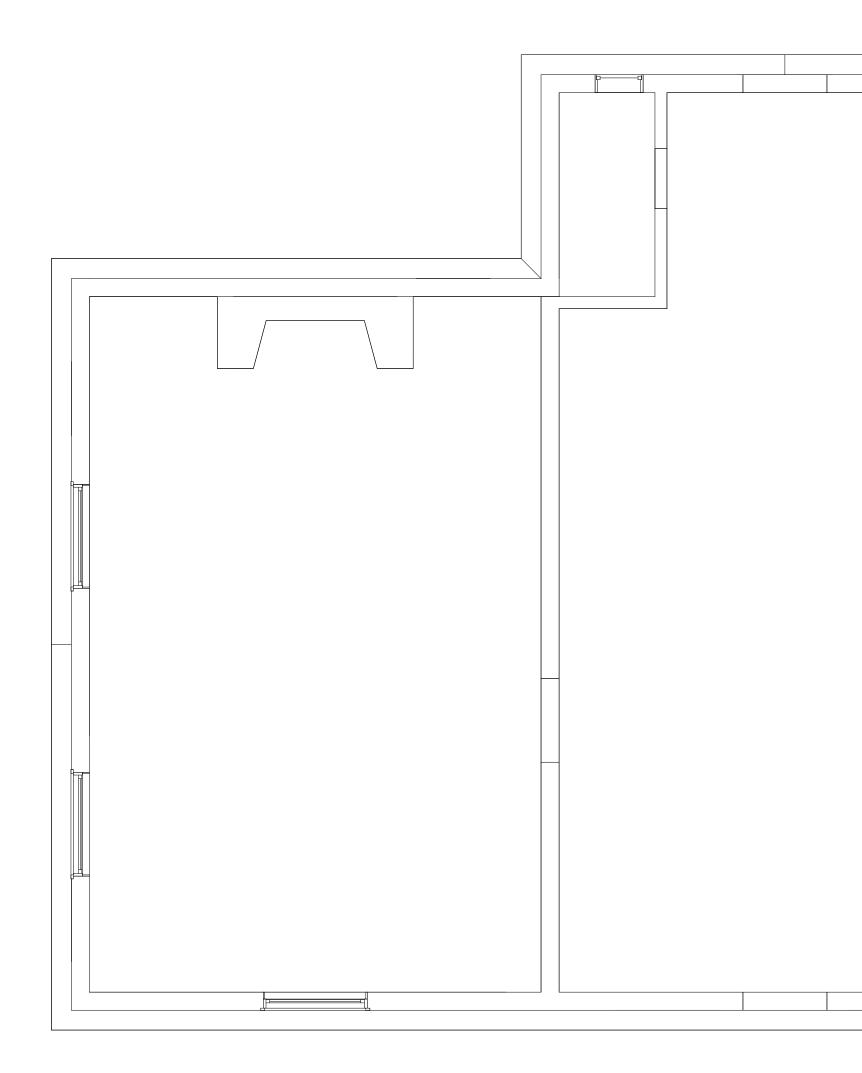




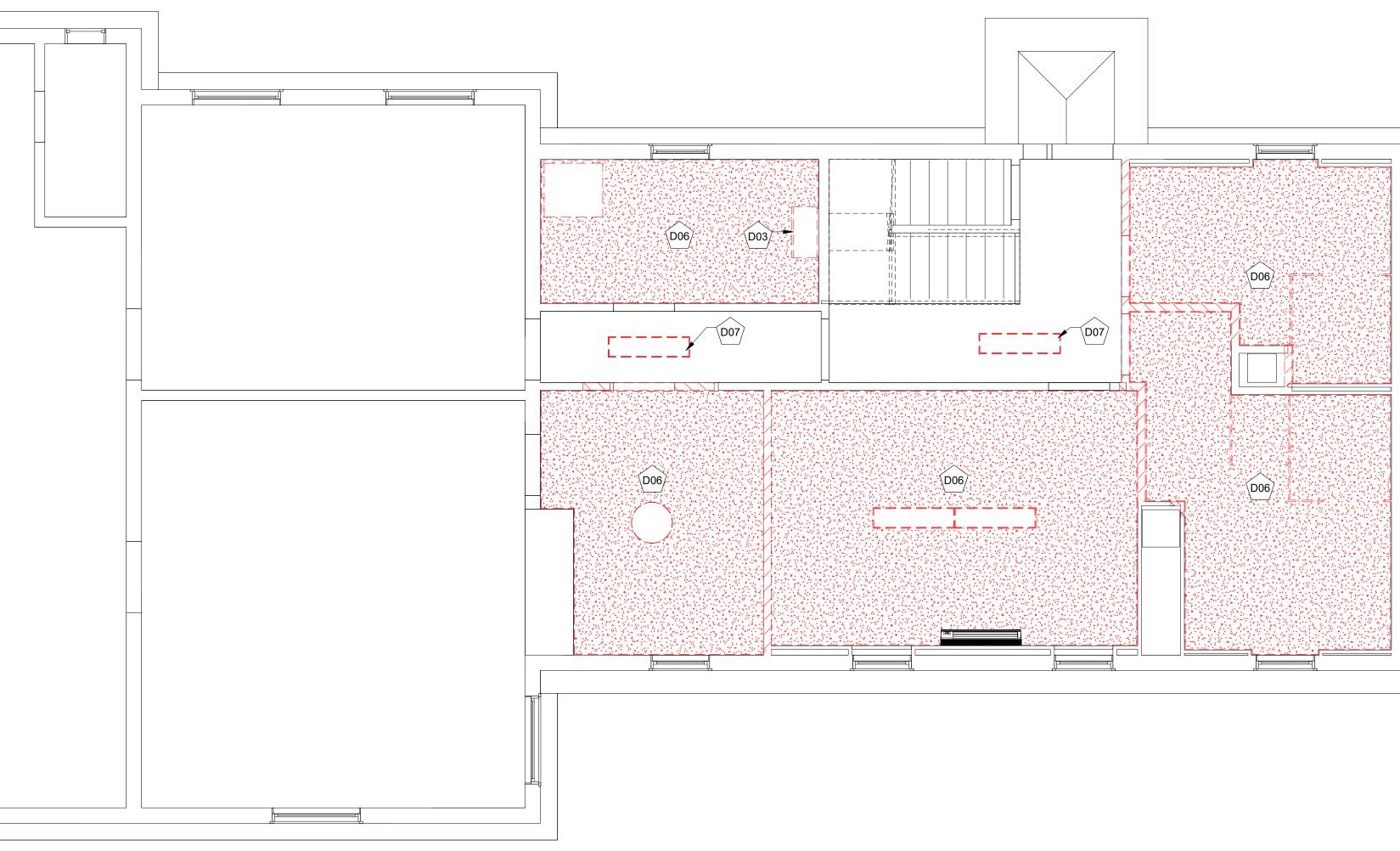
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DRAWING TITLE: FIRST FLOOR DEMOLITION PLAN		
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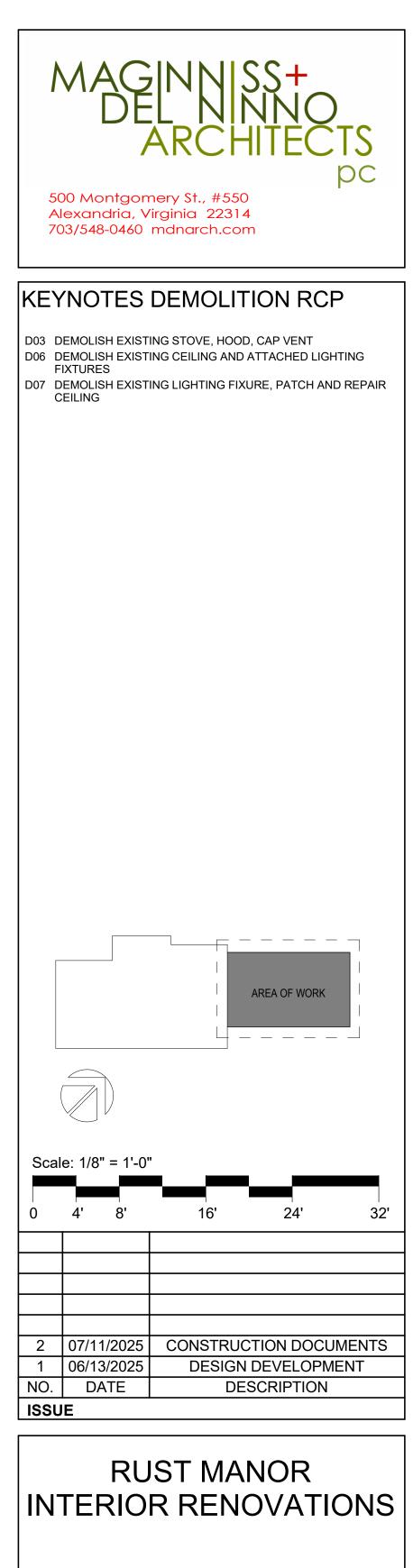
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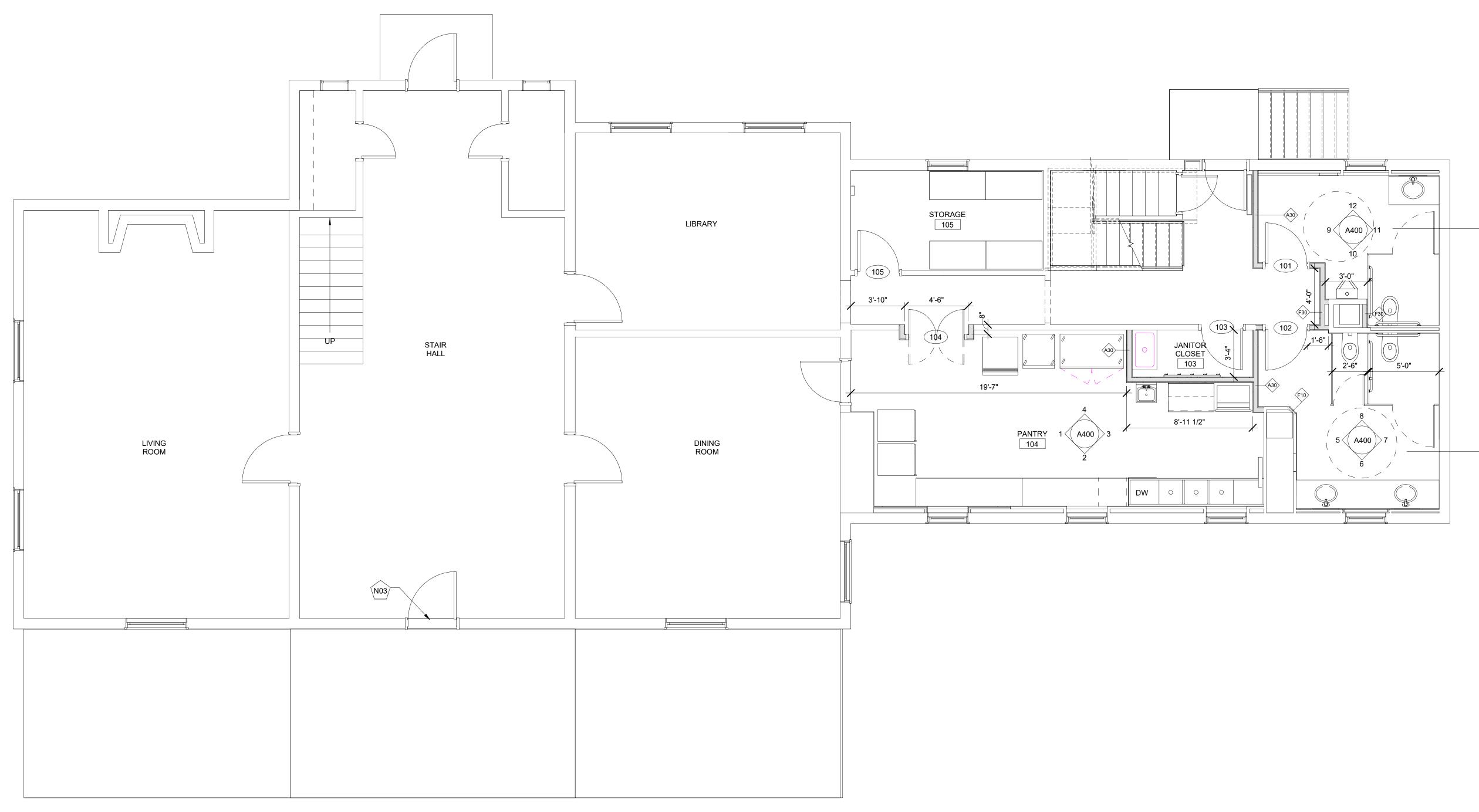
802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: FIRST FLOOR DEMOLITION RCP

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As indicated	
DATE:	
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DRAWING NUMBER:

D101



1 A100 OVERALL FIRST FLOOR PLAN SCALE: 1/4" = 1'-0"



WOMEN'S —RESTROOM 102

GENERAL PLAN NOTES

GENERAL NOTE APPLICABLE TO ALL DRAWINGS - ITEMS AND CONDITIONS DETAILED, NOTED OR OTHERWISE IDENTIFIED ON ONE OF THE SECTIONS OR DETAILS ARE APPLICABLE AND BINDING TO ALL OTHER SECTIONS AND DETAILS FOR IDENTICAL OR SIMILAR CONDITIONS.

1. UNLESS NOTED OTHERWISE, ALL AREAS OUTSIDE OF DESIGNATED AREA OF WORK ETR. CUT, PATCH AND RESTORE FINISHES FOR MINOR WORK OUTSIDE THE AREA OF WORK. COORDINATE WITH OTHER DISCIPLINES.

2. REFER TO SCHEDULE FOR PARTITION TYPES.

3. UNLESS NOTED OTHERWISE, WALLS SHALL EXTEND TO THE FLOOR OR ROOF DECK ABOVE AND SEALED PER PARTITION TYPE. REFER TO THE CODE COMPLIANCE PLANS FOR IDENTIFICATION OF ALL SMOKE AND FIRE WALL CONDITIONS. PERIMETER CORRIDOR AND LOBBY WALLS SHALL BE BUILT TO RESIST THE PASSAGE OF SMOKE.

4. REFER TO WALL SECTIONS AND DETAILS FOR EXTERIOR WALL TYPES AND CONSTRUCTION.

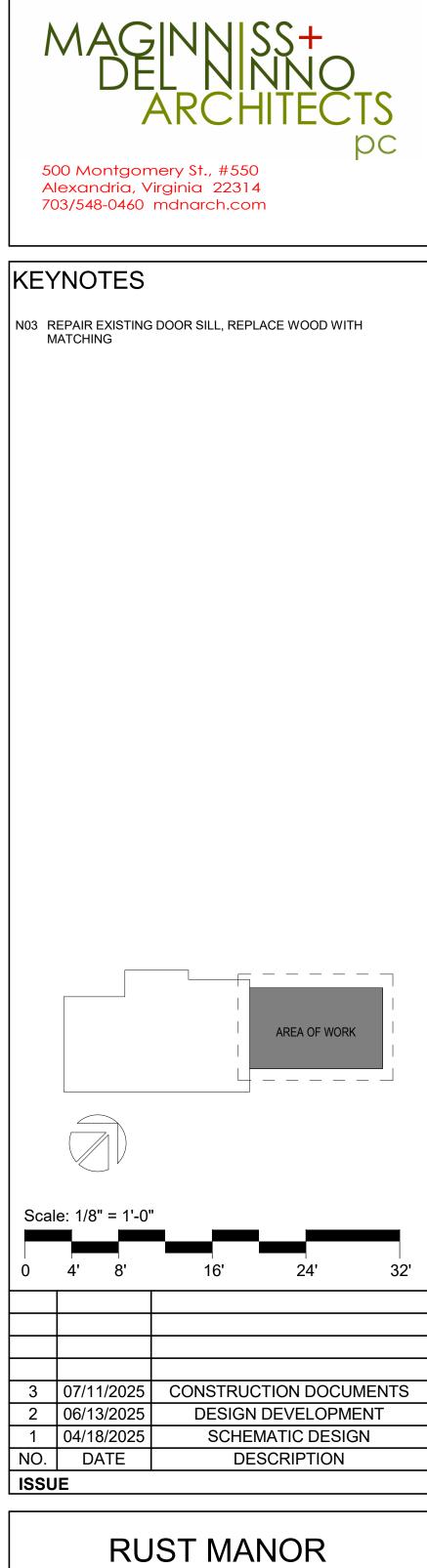
5. DIMENSIONS ON PLANS ARE FROM FACE OF MASONRY TO FACE OF MASONRY, FACE OF MASONRY TO FACE OF GYPSUM BOARD OR FACE OF GYPSUM BOARD TO FACE OF GYPSUM BOARD.

6. COLUMN GRID LINE, WHERE SHOWN, ARE FOR REFERENCE ONLY, REFER TO STRUCTURAL DRAWINGS FOR COLUMN LOCATIONS.

7. REFER TO FURNISHING AND/OR ENLARGED PLANS FOR CASEWORK, MILLWORK, DISPLAY BOARDS, SHELVING UNITS, TV MOUNTING BRACKETS, LOCKERS, FURNITURE, ETC.

8. UNLESS INDICATED OTHERWISE, THE SAME WALL TYPE NEXT TO A DOOR OR OPENING SHALL CONTINUE OVER THE DOOR OR OPENING.

9. PLAN LOCATION OF DOORS AND FRAMES RELATIVE TO THE PLANE OF THE WALL IS DIAGRAMMATIC ONLY. REFER TO THE REFERENCED JAMB AND HEAD CONDITION DETAILS TO DETERMINE ACTUAL PLACEMENT OF DOOR AND FRAME.

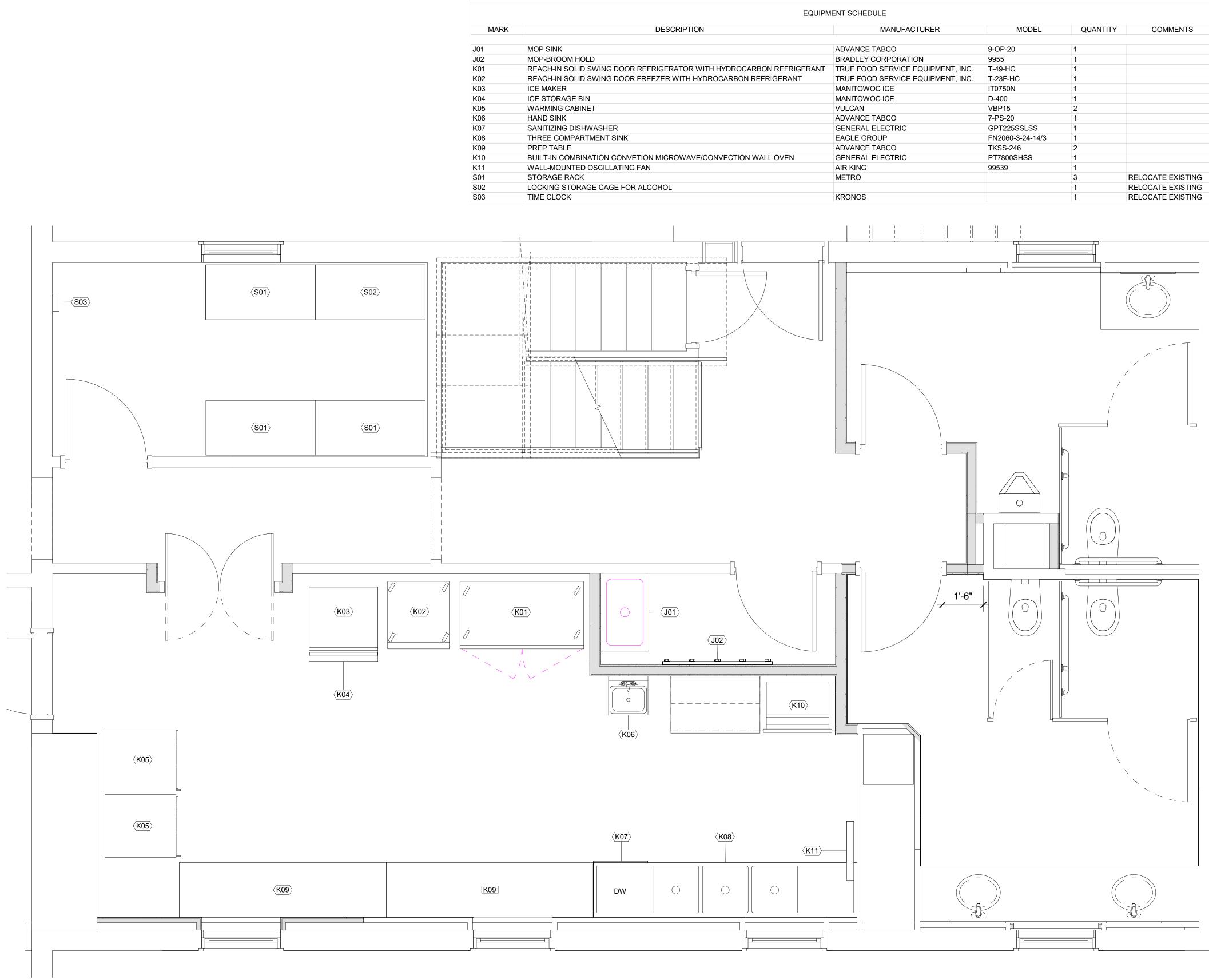


INTERIOR RENOVATIONS 802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: OVERALL FIRST FLOOR PLAN

DRAWING NUMBER:

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230210
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As indicated
DATE:
10/05/09



MODEL	QUANTITY	COMMENTS
OP-20	1	
955	1	
49-HC	1	
23F-HC	1	
0750N	1	
-400	1	
BP15	2	
PS-20	1	
PT225SSLSS	1	
N2060-3-24-14/3	1	
<ss-246< td=""><td>2</td><td></td></ss-246<>	2	
T7800SHSS	1	
9539	1	
	3	RELOCATE EXISTING
	1	RELOCATE EXISTING
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307/11/2025CONSTRUCTION DOCUMENTS206/13/2025DESIGN DEVELOPMENT
104/18/2025SCHEMATIC DESIGNNO.DATEDESCRIPTION
ISSUE

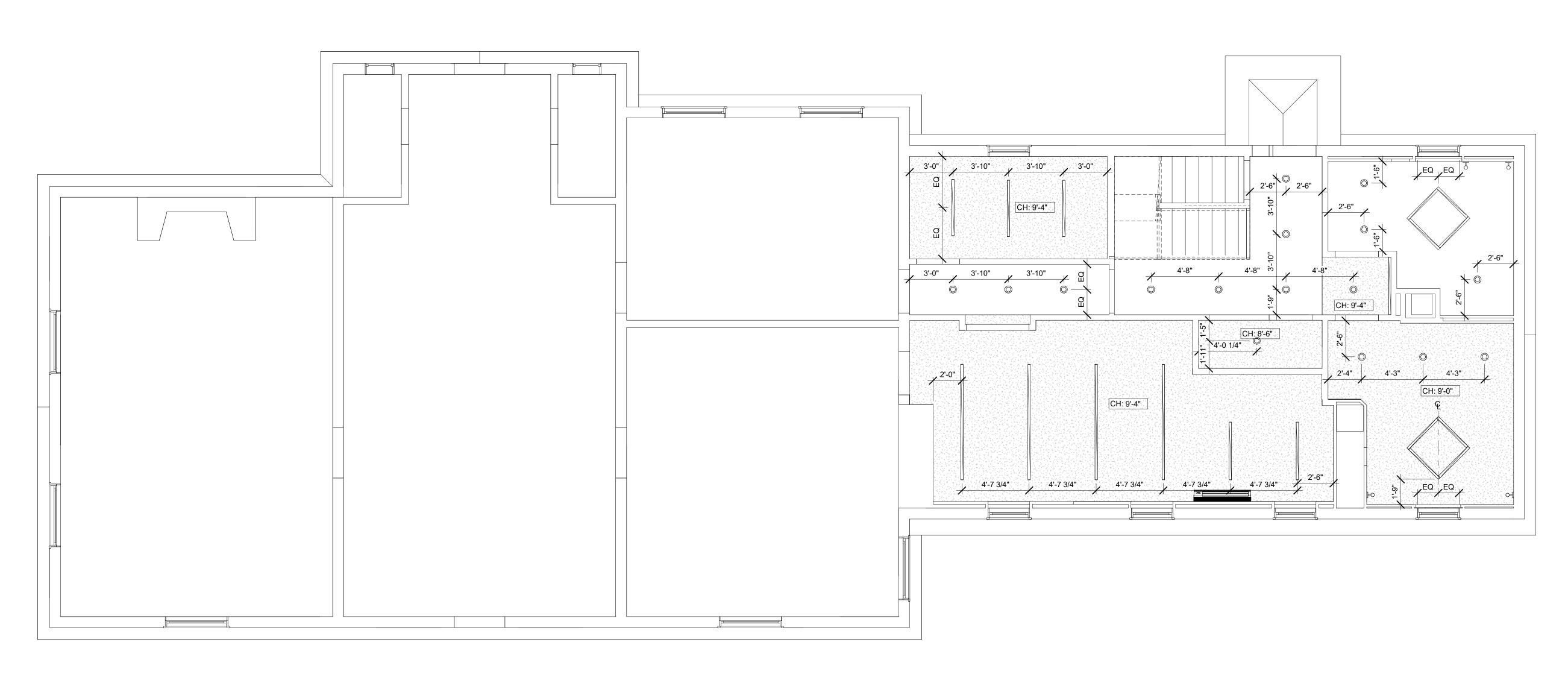
RUST MANOR INTERIOR RENOVATIONS

802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: EQUIPMENT PLAN

	COMM. NO:
	230210
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	SCALE:
	1/2" = 1'-0"
	DATE:
	10/05/09

DRAWING NUMBER:







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GENERAL RCP NOTES

GENERAL NOTE APPLICABLE TO ALL DRAWINGS - ITEMS AND CONDITIONS DETAILED NOTED OR OTHERWISE IDENTIFIED ON ONE OF THE SECTIONS OR DETAILS ARE APPLICABLE AND BINDING TO ALL OTHER SECTIONS AND DETAILS FOR IDENTICAL OR SIMILAR CONDITIONS.

- 1. TYPICAL CEILING HEIGHT SHALL BE 9'-0" UNLESS OTHERWISE INDICATED ON REFLECTED CEILING PLANS. TOILETS AND STORAGE ROOMS TO BE 8'-0".
- 2. REFER TO ELECTRICAL DRAWINGS FOR LIGHT PATTERN AND EXIT LIGHT LOCATIONS. NOTIFY ARCHITECT OF DISCREPANCIES PRIOR TO SHOP DRAWINGS.
- 3. ALL WALLS SHOWN EXTEND TO THE STRUCTURAL DECK (SEE WALL TYPES). AT CORRIDOR CHASE WALLS AND LOCKER FIN WALLS, EXTENDED 4" ABOVE THE CEILING.
- REFER TO MECHANICAL, ELECTRICAL, AND PLUMBING DRAWINGS FOR ITEMS NOT SHOWN ON CEILING PLAN. GRILLES, SPEAKERS, SPRINKLERS, HEAT & SMOKE DETECTORS, SHALL BE CENTERED IN TILES UNLESS NOTED OTHERWISE.
- 5. ALL BULKHEAD DIMENSIONS ARE FROM FINISH FACE OF WALL OR BULKHEAD TO FINISH FACE OF BULKHEAD.
- 6. PROVIDE 1/2" REVEALS BETWEEN DISSIMILAR MATERIALS ON THE SAME PLANE AT THE CEILINGS.
- 7. IN AREAS OF EXPOSED CEILINGS, PAINT EXPOSED STRUCTURE, UNDERSIDE OF DECK, SPRINKLER PIPING, CONDUIT AND ALL MISCELLANEOUS OVERHEAD ITEMS, COLORS TO BE SELECTED BY ARCHITECT.

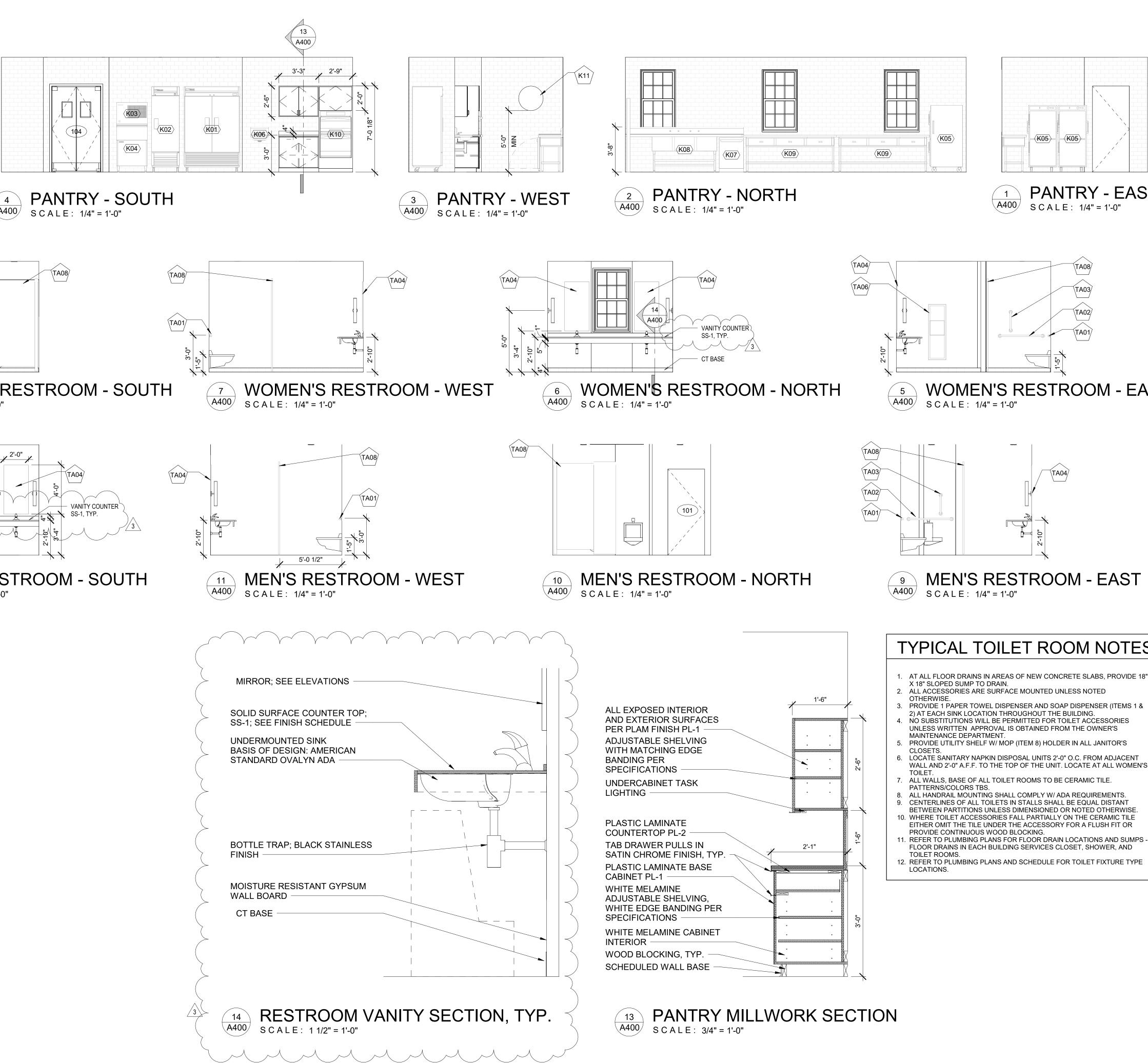
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2	07/11/2025	CONSTRUCTION DOCUMENTS
2 1 NO.	06/13/2025	CONSTRUCTION DOCUMENTS DESIGN DEVELOPMENT DESCRIPTION

RUST MANOR INTERIOR RENOVATIONS

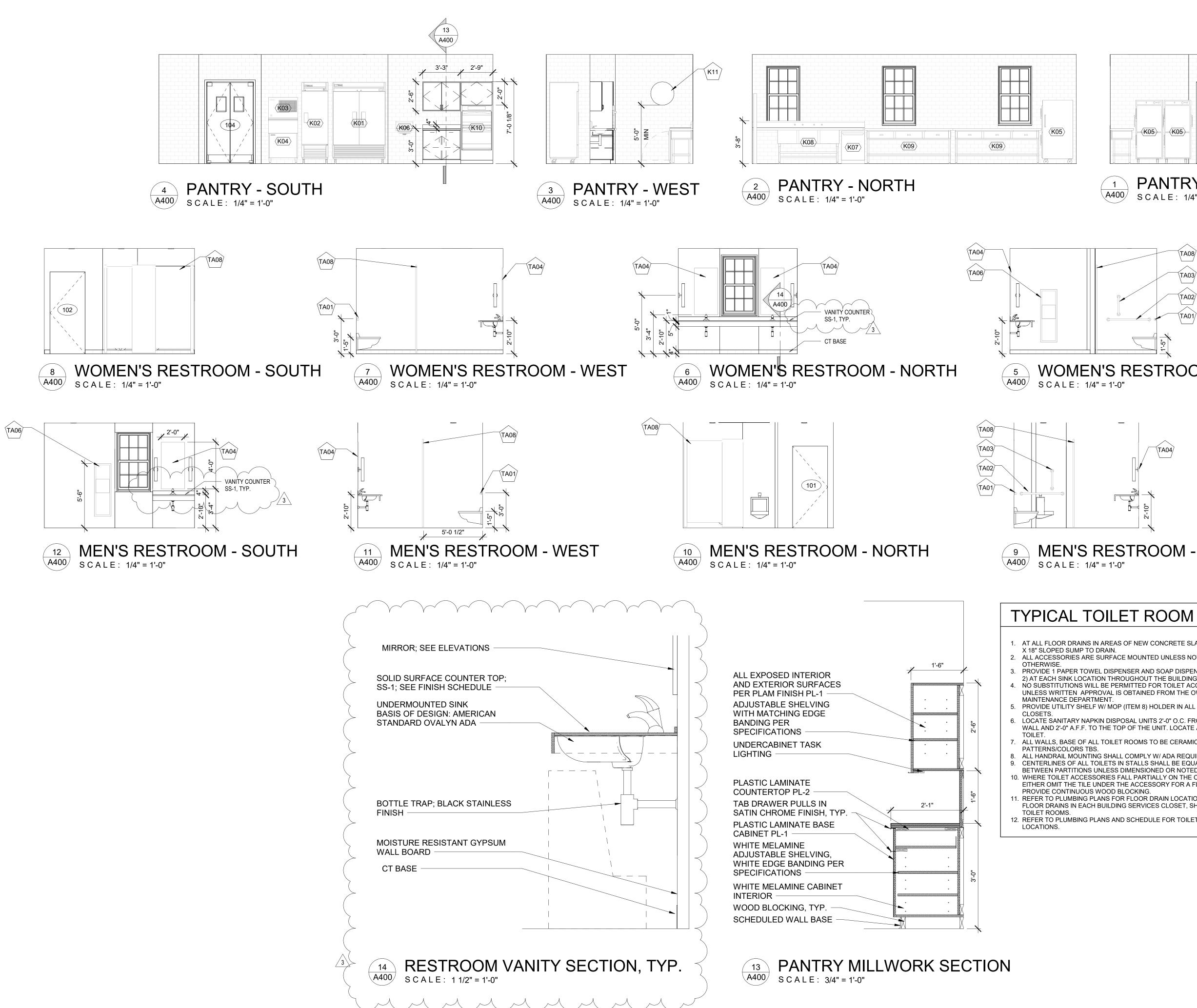
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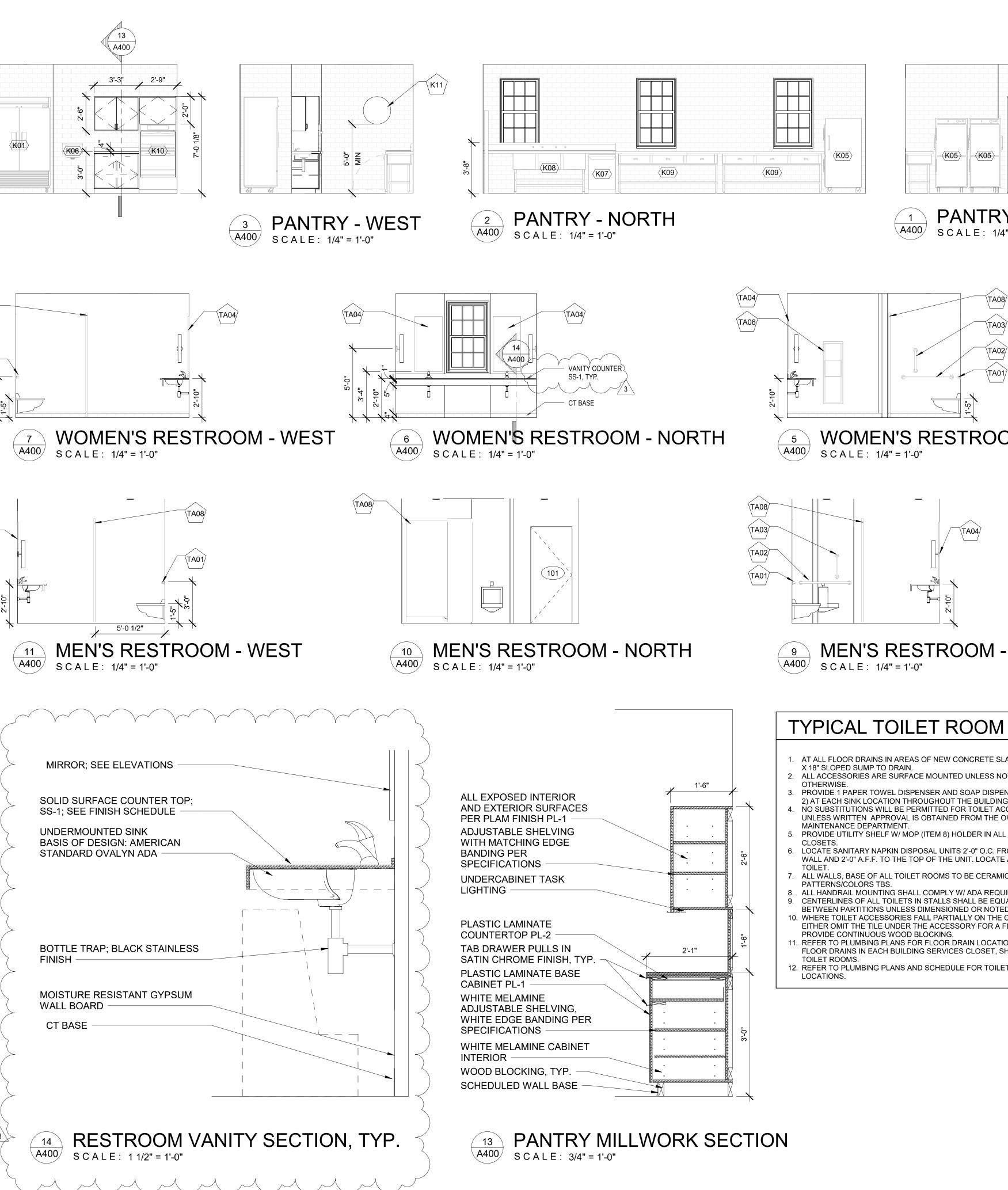
DRAWING TITLE: FIRST FLOOR RCP

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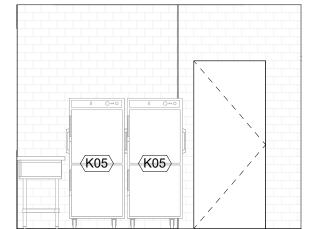












1 A400 **PANTRY - EAST** SCALE: 1/4" = 1'-0"

$5 \\ A400 \\ SCALE: 1/4" = 1'-0"$

MEN'S RESTROOM - EAST

TYPICAL TOILET ROOM NOTES

- 1. AT ALL FLOOR DRAINS IN AREAS OF NEW CONCRETE SLABS, PROVIDE 18"
- 3. PROVIDE 1 PAPER TOWEL DISPENSER AND SOAP DISPENSER (ITEMS 1 & 2) AT EACH SINK LOCATION THROUGHOUT THE BUILDING.
- NO SUBSTITUTIONS WILL BE PERMITTED FOR TOILET ACCESSORIES UNLESS WRITTEN APPROVAL IS OBTAINED FROM THE OWNER'S 5. PROVIDE UTILITY SHELF W/ MOP (ITEM 8) HOLDER IN ALL JANITOR'S
- 6. LOCATE SANITARY NAPKIN DISPOSAL UNITS 2'-0" O.C. FROM ADJACENT WALL AND 2'-0" A.F.F. TO THE TOP OF THE UNIT. LOCATE AT ALL WOMEN'S
- ALL WALLS, BASE OF ALL TOILET ROOMS TO BE CERAMIC TILE.
- 8. ALL HANDRAIL MOUNTING SHALL COMPLY W/ ADA REQUIREMENTS. 9. CENTERLINES OF ALL TOILETS IN STALLS SHALL BE EQUAL DISTANT BETWEEN PARTITIONS UNLESS DIMENSIONED OR NOTED OTHERWISE. 10. WHERE TOILET ACCESSORIES FALL PARTIALLY ON THE CERAMIC TILE EITHER OMIT THE TILE UNDER THE ACCESSORY FOR A FLUSH FIT OR
- FLOOR DRAINS IN EACH BUILDING SERVICES CLOSET, SHOWER, AND 12. REFER TO PLUMBING PLANS AND SCHEDULE FOR TOILET FIXTURE TYPE

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KEYNOTES ELEVATIONS K11 WALL-MOUNTED OSCILLATING FAN TA01 36" GRAB BAR TA02 42" GRAB BAR TA03 18" GRAB BAR TA04 24"X48" MIRROR TA06 PAPER TOWEL DISPENSER AND TRASH RECEPTICAL TA08 FLOOR MOUNTED TOILET PARTITION WITH OVERHEAD BRACED

3	07/18/2025	ADDENDUM 1
2	07/11/2025	CONSTRUCTION DOCUMENTS
1	06/13/2025	DESIGN DEVELOPMENT
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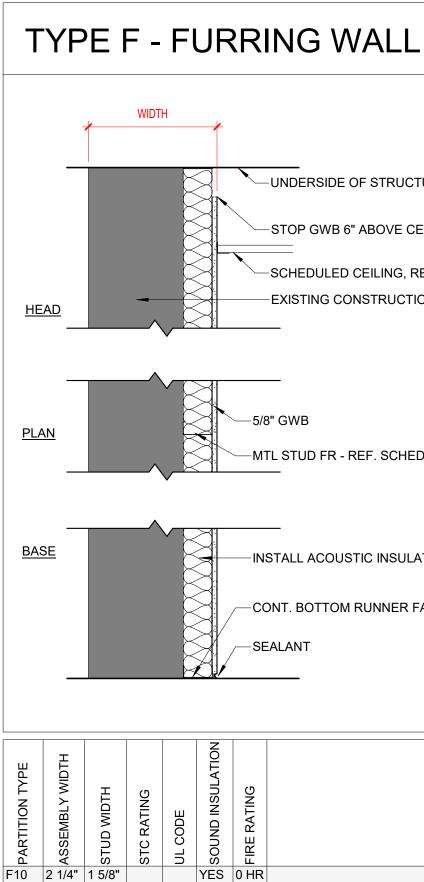
RUST MANOR INTERIOR RENOVATIONS

802 CHILDRENS CENTER RD LEESBURG, VA 20175

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10/05/09

DRAWING NUMBER:



F30 4 1/4" 3 5/8"

UNDERSIDE OF STRUCTURE

STOP GWB 6" ABOVE CEILING

-SCHEDULED CEILING, REF. RCP -EXISTING CONSTRUCTION

-INSTALL ACOUSTIC INSULATION FULL WIDTH AND HEIGHT OF CAVITY

-CONT. BOTTOM RUNNER FASTENED

YES 0 HR

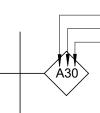
COMMENTS

TYPE A - FULL HEIGHT GWB PARTITION

	WIDTH						
	UNDERSIDE OF STRUCTURE HOLD GWB 2" FROM UNDERSIDE, FILL W/ SAFING INSULATION SEALANT TYP. BOTH SIDES (FIRE RATED @ FIRE RATED WALL) CONT. METAL RUNNER ANCHOR WHERE HIGHER THAN 11': METAL STUDS AT 45N AT 4'-0" BRACE TO STRUCTURE ADD FIRESTOP AT DUCTWORK AND OTHER PENETRATIONS SCHEDULED CEILING, REF. RCP						
HEAD	ADD FIRESTOP AT CEILING (1) LAYER OF 5/8" GWB EACH SIDE						
<u>PLAN</u>	MTL STUD FR - REF. SCHED. FOR SIZE, SPACING, WIDTH						
BASE	CONT. LT. GA. BOTTOM RUNNER FASTENED WALL BASE & FLOOR FINISH AS SCHEDULED FIRE RATED SEALANT BOTH SIDES @ FIRE RATED WALL						
ASSEMBLY WIDTH	HLIGIM ONLES NOLUTION NOLUTION HLIGIM ONLES SOUND INSULATION BULL SOUND INSULATION BULL SOUND INSULATION Sound INS SOUND INSULATION Sound INS Sound INSULATION Sound INS Sound INS Sound INS Sound INS						

PARTITION LEGEND

PARTITION TYPE SYMBOL



-PARTITION SERIES -FRAMING MEMBER DEPTH -FIRE RATING

GENERAL NOTES

GENERAL NOTE APPLICABLE TO ALL DRAWINGS. NOTES, DETAILS, AND CONDITIONS SHOWN ARE APPLICABLE TO ALL OTHER SECTIONS AND DETAILS FOR IDENTICAL OR SIMILAR CONDITIONS.

- 1. NOT ALL WALL TYPES ARE REPRESENTED IN THIS PROJECT. WALL TYPES SHOWN ARE GENERAL IN NATURE AND DO NOT COVER EVERY VARIATION THAT MAY OCCUR THROUGHOUT THE PROJECT. REFER TO WALL SECTIONS
- AND DETAILS FOR ADDITIONAL INFORMATION. . TYPICAL GYPSUM BOARD/STUD WALL PARTITION SHALL BE TYPE 2, 3-5/8" METAL STUDS AT 16" 0.C. WITH 5/8" ABUSE-RESISTANT GYPSUM BOARD UNLESS INDICATED OTHERWISE BY WALL TYPE SYMBOLS, WALL SECTIONS,
- OR OTHER DETAILS. 3. FURRING CHANNELS AND STUDS SHALL BE 16" O.C. MAXIMUM UNLESS
- SPECIFICALLY NOTED OTHERWISE. 4. TYPICAL CMU INTERIOR PARTITION SHALL BE TYPE 5 UNLESS INDICATED
- OTHERWISE BY WALL TYPE SYMBOLS, SECTIONS OR OTHER DETAILS. 5. WALLS SHALL EXTEND FULL HEIGHT FROM FLOOR SLAB TO THE FLOOR OR
- ROOF DECK ABOVE UNLESS SPECIFICALLY NOTED OTHERWISE. IN CORRIDORS, EXTEND COLUMN CHASE AND LOCKER FIN WALLS 6" ABOVE CEILING ONLY. 6. SEE WALL SECTIONS AND DETAILS FOR EXTERIOR WALL TYPES.
- 7. WALL TYPES DETAILS DO NOT SHOW LATERAL BRACING OR WALL REINFORCING. REFER TO STRUCTURAL AND OTHER DRAWINGS FOR THAT INFORMATION.
- 8. THE GAUGE OF ALL METAL STUDS SHALL BE SIZED TO LIMIT WALL DEFLECTION TO WITHIN 1/240 PER ASTM C645 UNLESS A HEAVIER GAGE IS INDICATED ON THE WALL TYPE OR DETAILS.
- 9. PROVIDE SPACE FOR DEFLECTION OF BEAMS, JOISTS, AND STEEL DECK AT TOP OF ALL WALLS THAT RUN TO THE DECK. FILL GAP WITH NON COMBUSTIBLE, COMPRESSIBLE FILLER ON NON RATED WALLS AND APPROVED FIRE SAFING ON RATED WALLS - REFER TO TYPICAL DETAILS THIS
- SHEET 10. IN ROOMS WHERE NO FINISHED CEILING IS PROVIDED, EXTEND ALL CHASE WALLS TO FLOOR OR ROOF DECK ABOVE.
- 11. COORDINATE WITH FINISH SCHEDULE FOR FINISH TYPE AND COLOR TO BE APPLIED.

FIRE RATED WALLS

- 12. REFER TO THE CODE STUDY AND FLOOR PLANS FOR IDENTIFICATION OF ALL SMOKE AND FIRE WALL CONDITIONS / LOCATIONS. IN ADDITION TO THE REQUIREMENTS INDICATED ON THE CODE STUDY AND FLOOR PLANS, ALL CORRIDOR AND VESTIBULE WALLS SHALL BE BUILT TO RESIST THE PASSAGE OF SMOKE.
- 13. FIRE WALLS, FIRE SEPARATION WALLS, SMOKE BARRIER WALLS AND WALLS REQUIRED TO RESIST THE PASSAGE OF SMOKE SHALL EXTEND FULL HEIGHT FROM FLOOR SLAB TO THE UNDERSIDE OF FLOOR OR ROOF DECK ABOVE. TOP OF WALL SHALL BE AND SHALL BE SEALED TIGHT TO THE DECK OR STRUCTURAL MEMBER WITH AN APPROVED FIRE RESISTIVE JOINT SYSTEM. SEAL ALL PENETRATIONS AND TOPS OF WALLS IN ACCORDANCE WITH SPECIFICATION DIVISION 7 SECTION - FIRE RESISTIVE JOINT SYSTEMS. WALLS AT FIRE AND SMOKE CONDITIONS AND LOCATIONS, LISTED ABOVE, SHALL BE BUILT TIGHT TO DUCTS, PIPES AND PENETRATIONS AND SHALL BE TERMINATED IN ACCORDANCE WITH WALL TERMINATION DETAILS ON THIS SHEET. FILL FLUTES IN FLOOR AND ROOF DECKS AS INDICATED. WHERE WALLS AT FIRE AND SMOKE CONDITIONS AND LOCATIONS, ARE INTERRUPTED BY STRUCTURAL MEMBERS, PROVIDE FIRE RESISTIVE JOINT SYSTEM IN AREAS BETWEEN TOP AND/OR SIDE OF WALL AND STRUCTURAL MEMBER AND BETWEEN DECK ABOVE AND STRUCTURAL MEMBER IN ACCORDANCE WITH APPROVED FIRE RESISTIVE JOINT SYSTEM PER TYPICAL WALL TERMINATION NOTE #4 BELOW.
- 14. ALL WALLS WITH FIRE RATING INDICATED SHALL BE BUILT IN STRICT CONFORMANCE WITH UL TESTED ASSEMBLY OR OTHER TESTED ASSEMBLY PROVIDING THE FIRE RATING INDICATED.

ACOUSTICAL ISOLATION/BLOCKING/SUPPORT

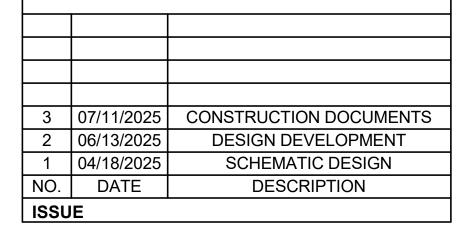
- 15. IN ALL WALLS WITH SOUND ATTENUATION BLANKETS OR AN STC RATING LISTED; OUTLETS, SWITCHES, ETC., SHALL NOT BE LOCATED BACK TO BACK. OUTLETS SHALL BE OFFSET AND SEALED. PERIMETERS OF WALLS (AT ADJACENT WALLS, COLUMNS, CEILINGS, ETC.) SHOULD BE SEALED. ADDITIONALLY, WALL PENETRATIONS SHALL BE SEALED WITH APPROPRIATE
- TYPE OF ACOUSTIC SEALANT. 16. WHERE WALLS ARE INDICATED TO EXTEND FULL HEIGHT TO THE DECK BUT STOP AT A STRUCTURAL MEMBER, SEE THE TYPICAL DETAILS ON THIS SHEET FOR THE APPROPRIATE CLOSURE CONDITIONS. IF EXACT CONDITION IS NOT INDICATED, MODIFY CLOSEST CONDITION FOR SPECIFIC APPLICATION.
- 17. PROVIDE 4" HIGH X 18 GA. X LENGTH REQUIRED STEEL PLATE BLOCKING OR 2x FRT WD BLOCKING IN ALL STUD WALLS WHERE REQUIRED TO ATTACH LOCKERS, CASEWORK, SHELVING, LIGHTS, ELECTRICAL DEVICES, TOILET ACCESSORIES AND ANY OTHER ITEM WHICH REQUIRE SECURE ATTACHMENT
- TO THE WALLS. 18. PROVIDE CONTINUOUS SEALANT AT BASE OF ALL GYP. BD. WALLS (BOTH SIDES), TYPICAL.

ELECTRICAL BOXES IN FIRE RATED WALLS

ELECTRICAL BOXES IN FIRE RATED PARTITIONS SHALL NOT EXCEED 16 SQUARE INCHES IN AREA (IF 4"X4"), SHALL BE MADE OF STEEL, AND SHALL BE SPACED SUCH THAT THE CUMULATIVE AREA OF BOX CUTOUTS IN THE FIREWALL DOES NOT EXCEED 100 SQUARE INCHES PER 100 SQUARE FEET OF WALL AREA. ELECTRICAL BOXES ON OPPOSITE SIDES OF THE SAME FIREWALL SHALL BE SEPARATED BY A HORIZONTAL AND VERTICAL DISTANCE OF NOT LESS THAN 24". THE ELECTRICAL CONTRACTOR SHALL MAKE MINOR ADJUSTMENTS, AS NECESSARY, TO ELECTRICAL BOX LOCATIONS TO ENSURE COMPLIANCE WITH THIS REQUIREMENT SINCE BOX LOCATIONS ARE TYPICALLY NOT DIMENSIONED ON THE DRAWINGS. CONSULT ARCHITECT IF CLARIFICATION IS REQUIRED.

GENERAL TERMINATION NOTES

- 1. USE THESE TYPICAL WALL TERMINATION DETAILS FOR ALL WALLS INDICATED TO EXTEND TO DECK ABOVE, UNLESS SPECIFICALLY DETAILED OTHERWISE. COORDINATE WITH STRUCTURAL FRAMING PLANS.
- 2. SEE WALL TYPES ABOVE FOR ACTUAL WALL CONSTRUCTION. 3. AT FIRE WALLS, FIRE SEPARATION WALLS, SMOKE BARRIER WALLS AND WALLS REQUIRED TO RESIST THE PASSAGE OF SMOKE, ALL 'COMPRESSIBLE. NON-COMBUSTIBLE' MATERIALS REFERENCED IN THE WALL TERMINATION DETAILS SHALL BE MATERIALS PROVIDED IN ACCORDANCE WITH THE APPROVED FIRE RESISTIVE JOINT SYSTEM.
- I. IF A WALL REQUIRING A FIRE RATING IS LOCATED DIRECTLY UNDER A BEAM THE FIRE RATING OF THE WALL SHALL BE MAINTAINED TO THE DECK BY EXTENDING WALL AROUND BEAM. CONSULT ARCHITECT FOR EXACT REQUIREMENTS TO MAINTAIN RATING.



RUST MANOR **INTERIOR RENOVATIONS**

802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: PARTITION TYPES

COMM. NO:
230210
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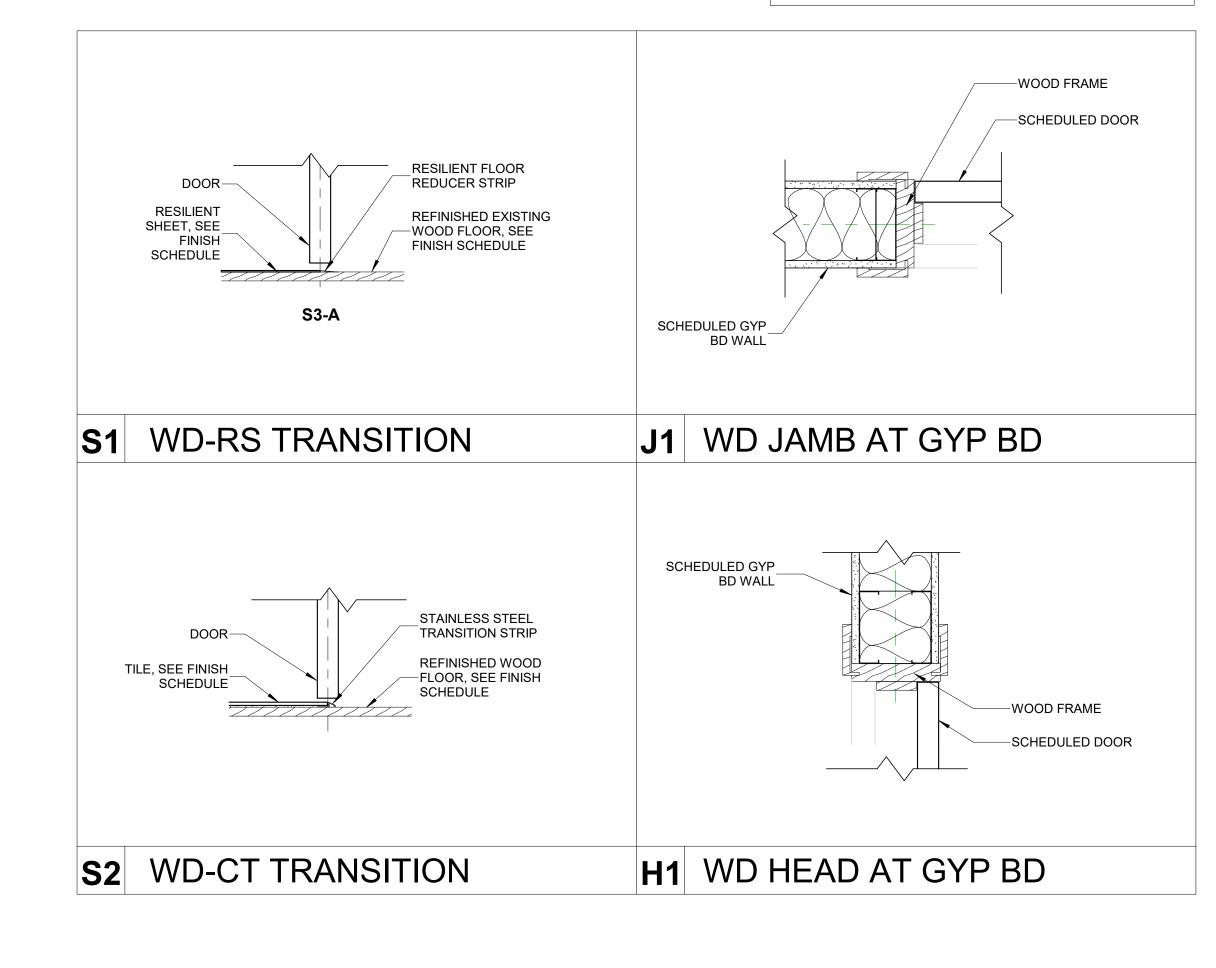
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DOOR SCHEDULE												
LEAF FRAME HARDWARE												
NO. ROOM/AREA	MATERIAL	FINISH	TYPE	WIDTH	HEIGHT	MATERIAL	JAMB	HEAD	THR.	FIRE RATING		REMARKS
01 MEN'S RESTROOM	A SCWD	PTD	F	3'-0"	7'-0"	WD	J1	H1	S2		1	
02 WOMEN'S RESTRO		PTD	F	3'-0"	7'-0"	WD	J1	H1	S2		1	
JANITOR CLOSET	SCWD	PTD	F	3'-0"	7'-0"	WD	J1	H1	S1		2	
04 PANTRY	SCWD	PTD	DA	4'-0"	7'-0"	WD	J1	H1	S1		3	
05 STORAGE	SCWD	PTD	F	3'-0"	7'-0"	WD	J1	H1	S1		4	
1 EA 1 EA	HINGE 5BB1HW 4.5 PASSAGE LOCKSE WALL STOP WS406	T ND10 ATH /407CCV 63	1-605	605 SCH	2 EA MFF 4 EA KIC	R. STANDARD R. STANDARD K-PLATE	PIVOT SHO	DE		605		
1EA	SILENCER SR64 GF CLOSER KICK PLATE	RY IVE		605 605		LL STOP WS40 R. STANDARD		630 IVE				
HDWE	SET #2 - JANITOR				HDWE SET	#4 - STORAGE	E				X SHED	
1 EA	HINGE 5BB1HW 4.5 ACCESSIBLE STOR SILENCER SR64 GF	EROOM LC		'H-605 SCH	1 EA ELE 1 EA WA	IGE 5BB1HW 4. ECTRONIC LOC LL STOP WS40 ENCER SR64 G	CK CO-100- 06/407CCV	CY-70-KP-A	TH-605-P6	5 SCH	AS A	ARIE
											(F) FLUSH	DOOR (DA) FULL-HEIG DOUBLE-A

LEAF FRAME HARDWARE													
AREA	MATERIAL	FINISH	TYPE	WIDTH	HEIGHT	MATERIAL	JAMB	HEAD	THR.	FIRE RATING			REMARKS
RESTROOM	SCWD	PTD	F	3'-0"	7'-0"	WD	J1	H1	S2		1		
N'S RESTROOM	SCWD	PTD	F	3'-0"	7'-0"	WD	J1	H1	52 S2		1		
R CLOSET	SCWD	PTD	F	3'-0"	7'-0"	WD	J1	H1	 		2		
Y	SCWD	PTD	DA	4'-0"	7'-0"	WD	J1	H1	S1		3		
GE	SCWD	PTD	F	3'-0"	7'-0"	WD	J1	H1	S1		4		
1 EA PASSA 1 EA WALL 3 EA SILEN 1EA CLOS 1 EA KICK F	E 5BB1HW 4.5 AGE LOCKSET STOP WS406/ ICER SR64 GR ER PLATE	X 4.5 652 I ND10 ATH 407CCV 63	H-605	605 SCH 605 605	2 EA MF 2 EA MF 4 EA KIC 4 EA WA 2 EA MF	#3 - DOUBLE-A R. STANDARD I R. STANDARD I K-PLATE LL STOP WS40 R. STANDARD I	PIVOT HIN PIVOT SH(6/407CCV LITE	DE		605		AS SCHED.	AS SCHED.
HDWE SET #2	2 - JANITOR				HDWE SEI	#4 - STORAGE					SHED	\rightarrow	S S S
1 EA ACCE	E 5BB1HW 4.5 SSIBLE STORI ICER SR64 GR	EROOM LC	VE DCKSET ND81 A	TH-605 SCH	1 EA ELI 1 EA WA	IGE 5BB1HW 4. ECTRONIC LOC LL STOP WS40 ENCER SR64 G	K CO-100- 6/407CCV	CY-70-KP-A	TH-605-P6	SCH	SY (F) F	FLUSH DOOF	ARIE



TYPICAL DETAILS

DOORS NOT LISTED ON THE SCHEDULE SHALL HAVE THE TYPICAL FINISHES LISTED BELOW:

DOOR:	
WIDTH:	3'-0"
HEIGHT:	7'-0"
THICKNESS:	1-3/4"
TYPE:	F
MATERIAL:	SCWD
DOOR LABEL:	NONE

DOOR

FRAME: MATERIAL: HM TYPE: 1 JAMB: J1 HEAD: H1 SILL: NONE

TYPICAL DOOR NOTES

- COORDINATE AND PROVIDE HARDWARE AS DETAILED IN THE SPECIFICATIONS OR, IF NOT SPECIFIED, PROVIDE HARDWARE (OF EQUAL QUALITY TO THAT SPECIFIED, AND MOST SIMILAR IN FUNCTION TO TYPE OF DOOR) REQUIRED FOR DOORS TO OPERATE AND APPEAR AS INTENDED ON DRAWINGS.
- PROVIDE BRUSHED STAINLESS STEEL KICK PLATES ON PUSH SIDE OF DOORS WITH PUSH BARS AND/OR CLOSER DEVICES. KICK PLATE SHALL BE INSET 1/2" FROM EACH SIDE OF DOOR, AND MAXIMUM 8" HIGH OR 1/2" BELOW EDGE OF GLASS LIGHT (IF PRESENT).
- PROVIDE EXPOSED HARDWARE WITH BRUSHED-IN FINISH AND "SILVER"
- METALLIC IN COLOR (ALUMINUM, CHROME, OR STEEL). WHEN EXPOSED CLEAR FINISHED WOOD DOORS ARE PAIRED, TAKE CARE TO SELECT MATCHING GRAIN TYPE AND COLOR FOR EACH DOOR IN PAIR.
- 5. IF CONFLICT EXISTS BETWEEN DOOR RATING AS SCHEDULED AND WALL/PARTITION TYPE FIRE RATING AS SHOWN ON PLANS, PROVIDE
- DOOR(S) WITH THE GREATER FIRE RATING OF THE TWO.
- VERIFY ALL DIMENSIONS AND CLEARANCES, AND COORDINATE UNDERCUTTING REQUIRED TO CLEAR ADJACENT FLOOR MATERIALS.
- SEE FRAME ELEVATION SHEETS FOR FRAME TYPES. (BOTH H.M. AND ALUM. STOREFRONT) AND GLASS TYPE KEY.
- IF A DISCREPANCY EXISTS BETWEEN THE DOOR SCHEDULE REMARKS AND THE HARDWARE SCHEDULE IN THE SPECIFICATIONS, PROVIDE THE HARDWARE NEEDED TO MEET THE MORE STRINGENT OF THE REQUIREMENTS.
- SEE SPECIFICATIONS FOR SCHEDULED HARDWARE SETS. SEE SPECIFICATIONS FOR HARDWARE SETS INDICATED FOR PACKAGED DOOR SYSTEM.
- 10. PROVIDE CONTINUOUS WEATHERSTRIPPING AND DOOR BOTTOM SEALS AT EXTERIOR DOORS AS SPECIFIED. 11. ALL INTERIOR AND EXTERIOR DOORS AND FRAMES SHALL BE FACTORY PREPPED TO ACCEPT REQUIRED FINISH HARDWARE AND ELECTRONIC ACCESS CONTROL EQUIPMENT.

NOTES FOR REMARKS COLUMN

NOTE: NOT ALL NOTES MAY BE USED ON THIS PROJECT. SEE SPECIFICATIONS FOR ADDITIONAL DOOR INFORMATION. REFERENCE SPECIFICATIONS FOR DETAILED HARDWARE REQUIREMENTS.

- 1. PROVIDE ADA COMPLIANT CLOSER (ONE CLOSER FOR EACH DOOR OF
- PAIR). 2. PROVIDE PANIC HARDWARE.
- 3. PROVIDE ALARMED PANIC HARDWARE. 4. PROVIDE ADA AUTOMATIC SWING DOOR OPERATOR WITH PUSH BUTTON CONTROLS AND ASSOCIATED SIGNAGE.
- PROVIDE DOORS WITH ELECTROMAGNETIC HOLD OPEN DEVICES -CONNECT TO FIRE ALARM SYSTEM TO CLOSE UPON ACTIVATION -- SEE ELECTRICAL DRAWINGS.
- PROVIDE WITH HOLD OPEN FEATURE IN CLOSER. PROVIDE WEATHERSTRIPPING ON ALL SIDES, TOP AND BOTTOM OF DOOR.
- 8. PROVIDE DOOR WITH INSULATED CORE.
- 9. PROVIDE HARDWARE WITH PRIVACY SET. 10. PROVIDE FLUSH BOLTS ON INACTIVE LEAF.
- 11. PROVIDE WITH PUSH / PULL OPERATION.
- 12. PROVIDE HARDWARE FOR 180 DEGREE SWING 13. DOUBLE ACTING DOOR FUNCTION.
- 14. COILING SECURITY GRILLE.
- 15. PROVIDE WITH MECHANICAL PUSH BUTTON COMBINATION LOCK. 16. PROVIDE WITH CARD READER AND ASSOCIATED HARDWARE.
- 17. SECURITY SYSTEM DOOR SWITCH AT HM FRAME COORDINATE WITH ELECTRICAL.
- 18. PROVIDE WITH MAGNETIC LOCKS AND OPEN RELEASE BUTTON CONNECT TO FIRE ALARM SYSTEM TO OPEN UPON ACTIVATION - SEE ELECTRICAL DRAWINGS.

GLASS TYPES & NOTES

GLASS TYPES (NOTE: NOT ALL TYPES MAY BE USED ON THIS PROJECT.)

- G1 1/4" TEMPERED GLASS
- G2 INSULATED TEMPERED GLASS (1/8" TEMP+ AIRSPACE +1/8" TEMP).
- G3 INSULATED GLASS (1/8" GLASS+ AIRSPACE +1/8" GLASS).
- G4 FIRE RATED GLASS ('FIRELITE' BY TGP OR EQUAL)

GLASS NOTES:

1. MAXIMUM GLASS AREA, EACH LITE, IN 3/4 HR RATED FRAME ASSEMBLIES IS 1,296 SQ IN.

2. MAXIMUM HEIGHT AND WIDTH FOR 3/4 HR RATING IS 54".

- 3. MAXIMUM GLASS AREA, EACH LITE, IN 1-1/2 HR RATED FRAME ASSEMBLIES 100 SQ IN.
- 4. MAXIMUM HEIGHT AND WIDTH FOR 1-1/2 HR RATING IS 33" H AND 10" W.

5. ALL DOORS INTO EGRESS AREAS SUCH AS STAIRS THAT CONTAIN GLAZING, SHALL HAVE LABELED FIRE RESISTANT RATED GLASS TYPE G4

6. ALL GLAZING ON EXTERIOR, NON-RATED WALLS OF EGRESS STAIRS SHALL BE LABELED SAFETY GLAZING.

DOOR & FRAME MATERIAL KEY

DOOR MATERIAL

SCWD	SOLID CORE WOOD
WD	HOLLOW CORE WOOD / HARD BOARD
HM	HOLLOW METAL
MC	METAL CLAD
F	FIBERGLASS
MANUF.	BY MANUFACTURER

FRAME	MATERIAL:

MTL ADJUST-A-FIT METAL FRAME HM HOLLOW METAL WD PRE-HUNG WOOD FIBERGLASS MANUF. BY MANUFACTURER

2	07/11/2025	CONSTRUCTION DOCUMENTS				
1	06/13/2025	DESIGN DEVELOPMENT				
NO.	DATE	DESCRIPTION				
ISSU	ISSUE					

RUST MANOR INTERIOR RENOVATIONS

802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: DOOR SCHEDULE AND DETAILS

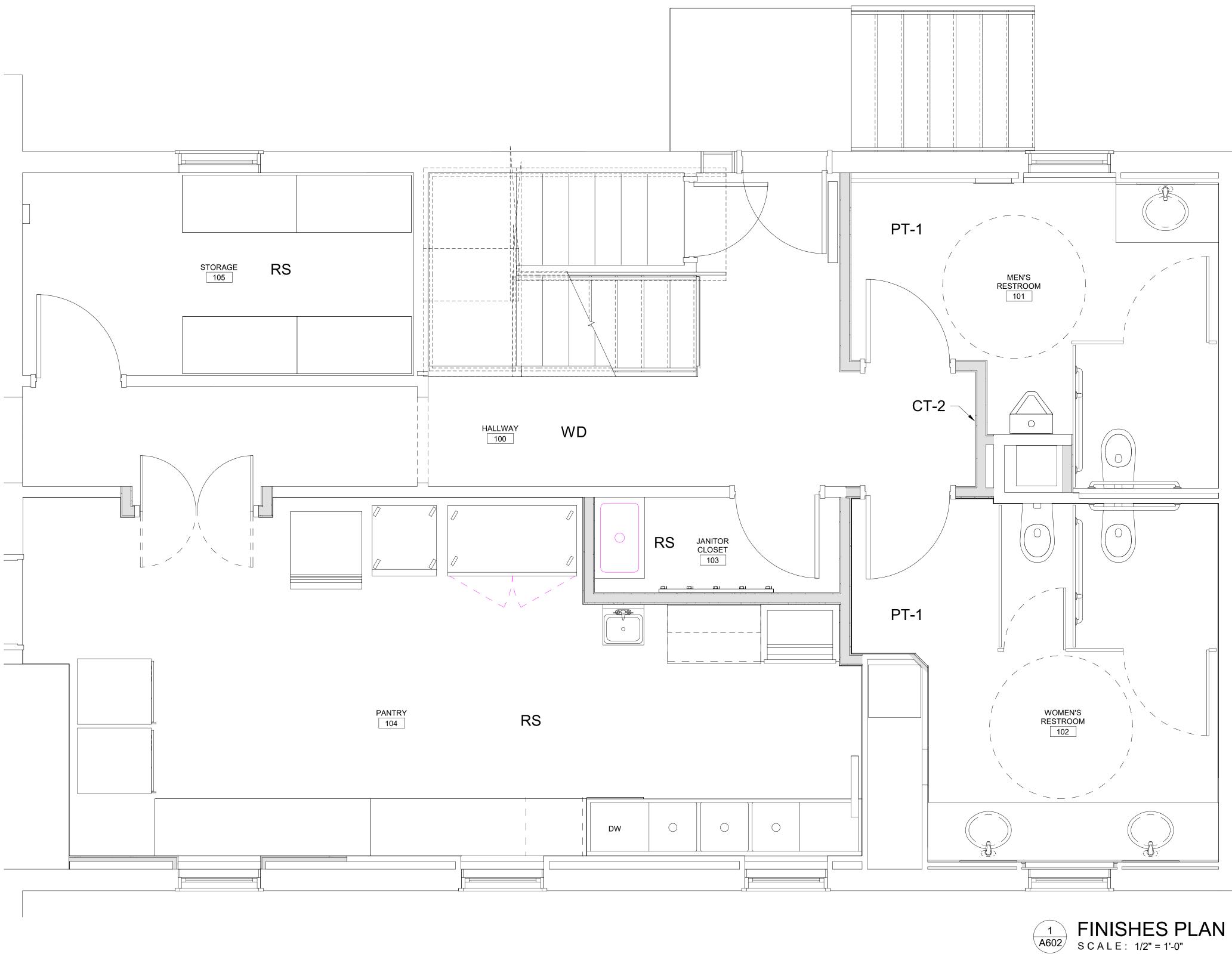
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FINISH SCHEDULE									
	ROOM				W	ALLS			
ROOM NAME	NUMBER	FLOOR	BASE	A	B	C	D	CLG. MATL.	REMARKS
1ST FLOOR		\sim	4	7					
HALLWAY	100	WD V	RB	CT-2	PTD	PTD	PTD	GWB	
MEN'S RESTROOM	101	PT-1	PBT-1	PTD	PTD	PTD	PTD	GWB	
WOMEN'S RESTROOM	102	PT-1	PBT-1	PTD	PTD	PTD	PTD	GWB	
JANITOR CLOSET	103	RS	RB	PTD	PTD	PTD	PTD	GWB	
PANTRY	104	RS	RS	CT-1	CT-1	CT-1	CT-1	GWB	
STORAGE	105	RS	RB	PTD	PTD	PTD	PTD	GWB	

TYPICAL FINISHES

SPACES NOT LISTED ON THE SCHEDULE SHALL HAVE THE TYPICAL FINISHES LISTED BELOW:

FLOORS: WD

BASE: RB WALLS: PTD CEILING: GWB

GYP. BD. ABOVE H.M. FRAMES AS INDICATED ON SECTIONS. DETAILS TO RECEIVE SAME TOP COATS AS ADJACENT WALLS UNLESS OTHERWISE NOTED.

FINISH PLAN LEGEND

FLOOR FINISH KEY

(PORCELAIN TILE) DALTILE SS72 TUNDRA SAND WD (WOOD FLOOR) REFINISH EXISTING WOOD FLOOR RS (RESILIENT SHEET) POLYSAFE VERONA PUR 5231 ROCK SALT

WALL BASE KEY

(PORCELAIN BASE) MATCH FLOOR

(RUBBER BASE) COMMUNITY SUBURBAN 2100 BROWN RS (RESILIENT SHEET COVE BASE) POLYSAFE VERONA PUR 5231 ROCK SALT

WALLS

PTD (PAINTED) BEHR YL-W10 NIGHT BLOOMING JASMINE

CT-1 (CERAMIC TILE) DALTILE 0100 WHITE CT-2 (CERAMIC TILE ACCENT) DALTILE 4 X 12 WAVE CREST MY94 CYCLADE

CEILINGS

GWB SUSPENDED GWB

METAL LAMINATES

PL-1 LAMINATE - WILSONART 4830 SATIN STAINLESS

SOLID SURFACES

SS-1 SOLID SURFACE - CORIAN DEEP STORM

TYPICAL NOTES

- 1. REFER TO FLOOR PLANS, CEILING PLANS, INTERIOR ELEVATIONS, SECTIONS AND DETAILS FOR ADDITIONAL INFORMATION AND EXTENT OF EACH FINISH WHEN MORE THAN ONE FINISH IS INDICATED FOR ANY SPACE.
- SEE CEILING PLANS FOR HEIGHTS OF CEILINGS AND LOCATIONS AND HEIGHTS OF BULKHEADS, SOFFITS, ETC.
- 3. WHERE CERAMIC TILE IS INDICATED, INSTALL CERAMIC TILE COVE BASE FLUSH WITH FLOOR TILE AND FLUSH WITH CERAMIC WALL TILE.
- FIELD PAINT ALL EXPOSED, NON-FACTORY FINISHED STRUCTURAL,
 FIELD PAINT ALL EXPOSED, NON-FACTORY FINISHED STRUCTURAL,
- MECHANICAL, OR ELECTRICAL COMPONENTS. 5. PROVIDE SEALANT AT INTERSECTIONS OF DISSIMILAR MATERIALS,
- COMPLYING WITH SPECIFICATIONS.
 6. REFER TO INTERIOR ELEVATIONS AND SECTIONS FOR ADDITIONAL FINISH INFORMATION. PROVIDE ALL FINISH MATERIALS SHOWN IN PLANS,
- ELEVATIONS OR SECTIONS AS NOTED OR DEPICTED ON THE DRAWINGS AND SPECIFICATIONS.7. BRING CONFLICTS TO THE ARCHITECTS ATTENTION DURING THE BIDDING PERIOD FOR CLARIFICATION.
- WALL AND CEILING FINISHES SHALL INCLUDE ALL PROJECTIONS, BEAM ENCLOSURES, RECESSES, BULKHEADS, MATERIAL CHANGES, OR OTHER ENCLOSURES.
- ELECTRICAL OUTLETS, CLOCKS, P.A. SPEAKERS OR OTHER DEVICES SHOWN ON THE ARCHITECTURAL DRAWINGS SERVE TO CALL ATTENTION TO THE PRESENCE OF SUCH DEVICES. NOT ALL DEVICES MAY BE SHOWN ON ARCHITECTURAL DRAWINGS. CONSULT THE OTHER DRAWINGS FOR FURTHER INFORMATION AND ADVISE ARCHITECT OF ANY CONFLICT OF LOCATION OR TYPE OF DEVICES SHOWN. COORDINATE ALL WORK, FINISHES AND DEVICES.
- PROVIDE MOISTURE RESISTANT GYPSUM BOARD AT TOILET ROOMS, & SERVICE CLOSETS FOR WALLS DESIGNATED AS GYPSUM BOARD WALL TYPES. PROVIDE TILE BACKER BOARD AT WALLS DESIGNATED AS GYPSUM BOARD WALL TYPES WITH TILE FINISH.
- FIELD PAINT ELECTRICAL PANELS EXCEPT PANELS LOCATED IN ELECTRICAL CLOSETS AND MECHANICAL ROOMS.
 BRING CONFLICTS BETWEEN THE FINISH SCHEDULE AND MATERIALS
- 12. BRING CONFLICTS BETWEEN THE FINISH SCHEDULE AND MATERIALS SHOWN ON OTHER DRAWINGS (AND/OR SPECIFICATIONS) TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY. IF A CONFLICT EXISTS IN/BETWEEN DRAWINGS (AND/OR SPECIFICATIONS), THE MORE STRINGENT AND MORE COSTLY REQUIREMENT SHALL APPLY.

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4	07/18/2025	ADDENDUM 1
3	07/11/2025	CONSTRUCTION DOCUMENTS
2	06/13/2025	DESIGN DEVELOPMENT
1	04/18/2025	SCHEMATIC DESIGN
NO.	DATE	DESCRIPTION
ISSU	IE	

ISSUE

10/05/09

RUST MANOR INTERIOR RENOVATIONS 802 CHILDRENS CENTER RD LEESBURG, VA 20175 DRAWING TITLE: FINISH SCHEDULE AND DETAILS DRAWING NUMBER: COMM. NO: 230210 DRAWN : Author A602 CHECKED : Checker SCALE: As indicated DATE:

ELECTRICAL SPECIFICATIONS

- 1. IN THE EVENT THAT ANY OWNER FURNISHED EQUIPMENT, DEVICES, OR MATERIAL BECOMES DAMAGED AFTER RECEIPT FROM OWNER, THE CONTRACTOR SHALL REPLACE THE EQUIPMENT AT NO ADDITIONAL COST TO THE OWNER
- 2. ALL SWITCHES, RECEPTACLES, AND TELEPHONE/DATA OUTLETS SHOWN ON THE DRAWINGS IN THE SAME LOCATION SHALL BE INSTALLED IN MULTIPLE GANG BOXES MOUNTED IN A COMMON COVER PLATE UNLESS NOTED OTHERWISE. POWER SYSTEMS SHALL NOT BE INSTALLED IN THE SAME BOX WITH TELEPHONE/DATA. THE CONTRACTOR SHALL PROVIDE DIVIDER AS REQUIRED BY LOCAL CODES.
- 3. DISCONNECT SWITCHES SHALL BE SQUARE D HEAVY DUTY, ENCLOSED SAFETY SWITCHES. SWITCHES SHALL BE OF THE QUICK-MAKE, QUICK-BREAK TYPE WITH INTERLOCKING COVERS AND STEEL BOXES OF THE TYPE ENCLOSURE REQUIRED FOR EACH LOCATION.
- 4. PANEL BOARDS SHALL BE SQUARE D 'NQOD' FOR 240VAC MAXIMUM, SQUARE D "NF" FOR 480 / 277VAC. 400A MAXIMUM, SQUARE D 'I-LINE' FOR 600 VAC, 600A TO 1200A, MOLDED CASE, WITH BOLT-ON, BRANCH CIRCUIT BREAKERS AND COPPER BUSS . SIEMENS, CUTLER HAMMER WILL BE CONSIDERED. PANEL BOARDS SHALL BE MOUNTED IN A STEEL CABINET, FLUSH OR SURFACE MOUNTED AS SHOWN ON DRAWINGS . CABINETS SHALL BE BUILT OF MATERIAL NOT THINNER THAN NO. 12 GAUGE SHEET STEEL AND LARGE ENOUGH TO CONTAIN THE PANELS AND ALLOW MINIMUM OF 4" GUTTER SPACE ALL AROUND. PROVIDE A TYPEWRITTEN DIRECTORY INSIDE EACH PANEL INDICATING THE FUNCTION AND LOCATION OF OUTLETS SERVING EACH CIRCUIT. ALL NEW PANELS SHALL PROVIDE SUFFICIENT SPACE WITHIN THE PANEL ENCLOSURES TO ALLOW FOR CHECK METERING PROVISIONS AS REQUIRED BY ASHRAE 90.1/2007 ARTICLE 5.4. PANELS SHALL BE SUPPLIED WITH 200% RATED NEUTRALS. ALL PANEL BOARD LUGS SHALL ACCOMMODATE THE INDICATED CONDUCTOR SIZES.
- 5. CIRCUIT BREAKERS SHALL BE MOLDED CASE, THERMAL-MAGNETIC QUICK-MAKE, QUICK-BREAK, BOLT-ON TYPE WITH MANUALLY OPERATED INSULATED TRIP-FREE HANDLE. MULTI-POLE TYPES WITH INTERNAL COMMON TRIP BAR. TERMINAL SUITABLE FOR COPPER CONDUCTORS.
- 6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTLY PHASING THE CIRCUITS IN THE PANEL BOARDS. UNLESS NOTED OTHERWISE, THREE SINGLE-PHASE CIRCUITS MAY BE COMBINED IN ONE CONDUIT WITH A COMMON NEUTRAL, PROVIDED EACH CIRCUIT IS ON AN OPPOSITE PHASE.
- 7. ALL CONDUCTORS SHALL BE IDENTIFIED BY COLOR AS INDICATED IN THE COLOR CODE CHART.

SYSTEM		PHASE		NEUTRAL	GROUND
STSTEIN	A	В	С		
120/208V	BLACK	RED	BLUE	WHITE	GREEN
277/480V	YELLOW	BROWN	ORANGE	GRAY	GREEN

- 8. ALL CONDUCTORS LESS THAN 100A SHALL BE COPPER WITH TYPE THW OR THHN (DRY LOCATION ONLY) 60 DEGREE C INSULATION.
- 9. ALL CONDUCTORS OVER 100A SHALL BE COPPER WITH TYPE THW OR THHN (DRY LOCATION ONLY) 75 DEGREE C INSULATION.
- 10. ALL 20 AMP CONDUCTORS SHALL BE NO. 12 AWG COPPER MINIMUM UNLESS NOTED OTHERWISE.
- 11. ROUTE RACEWAYS CONCEALED BEHIND OR ABOVE BUILDING FINISHES UNLESS OTHER WISE NOTED. ELECTRIC METALLIC TUBING (EMT), THIN WALL PIPE, GALVANIZED, MINIMUM 3/4" EXCEPT AS NOTED OR REQUIRED FOR WIRING. ALL FITTINGS AND COUPLINGS SHALL BE STEEL. BELOW GRADE: MINIMUM 1", SCHEDULE 40 PVC OR RIGID GALVANIZED STEEL CONDUIT.
- 12. THE CONTRACTOR SHALL PROVIDE POWER, TELE/DATA EMPTY CONDUIT/EMT WITH PULL STRING FROM WALL LOCATION TO CEILING SPACE.
- 13. ALL 120V/208V HOMERUNS LONGER THAN 75'-0" SHALL BE ADJUSTED FOR SIZE THAN REQUIRED/INDICATED FOR THE AMPERAGE FOR THE EQUIPMENT AND ALL 277V/480V HOMERUNS LONGER THAN 150'-0" SHALL ADJUSTED FOR SIZE THAN REQUIRED/INDICATED FOR THE AMPERAGE OF THE EQUIPMENT. (3% VOLTAGE DROP).
- 14. ALL 120V/208V FEEDERS LONGER THAN 75'-0" SHALL BE ADJUSTED FOR SIZE THAN REQUIRED/INDICATED FOR THE AMPERAGE FOR THE EQUIPMENT AND ALL 277V/480V FEEDERS LONGER THAN 150'-0" SHALL ADJUSTED FOR SIZE THAN REQUIRED/INDICATED FOR THE AMPERAGE OF THE EQUIPMENT. (2% VOLTAGE DROP).
- 15. RECEPTACLES MOUNTED IN GARAGE SHALL BE GROUND FAULT INTERRUPTER (GFI) TYPE.
- 16. ALL WIRING SHALL BE COPPER CONDUCTORS UNLESS NOTED OTHERWISE. ALL WIRING #10 AND LESS SHALL BE SOLID CONDUCTOR
- 17. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROPER SIZING OF ALL MOTOR OVERLOAD DEVICES (HEATERS) IN STARTERS BASED ON ACTUAL NAMEPLATE RATINGS ON THE MOTORS BEING INSTALLED.
- 18. THE CONTRACTOR SHALL NOTE U.L. LABEL/NAMEPLATE ON ELECTRICAL EQUIPMENT, OR IF THE LOCAL INSPECTOR REQUIRES THE OVERLOAD PROTECTIVE DEVICES TO BE FUSED, THE ELECTRICAL CONTRACTOR SHALL PROVIDE A FUSED DISCONNECT SWITCH WITH PROPER SIZE FUSES AT THE SWITCH LOCATION AS INDICATED ON THE DRAWINGS.
- 19. ALL DUPLEX RECEPTACLES ON DEDICATED CIRCUITS SHALL BE NEMA 5-20R, UNLESS NOTED OTHERWISE. METALLIC CONDUIT WITH CONDUCTORS SHALL BE USED IN LIEU OF CABLE IN ALL VISIBLE PUBLIC AREAS AND
- 20. NEW DIRECTORY CARDS FOR EACH PANELBOARD SHALL BE PROVIDED AT COMPLETION OF WORK WITH TYPED DESIGNATIONS INDICATING NAME, VOLTAGE, PHASE, ETC. AND FINAL CIRCUITING DEPICTING EACH POLE POSITION IN A TWO COLUMN FASHION. ROOM NUMBERS SHALL BE USED WHENEVER POSSIBLE ON CIRCUIT
- 21. AFTER FINAL INSTALLATION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR FILLING ALL VOIDS AROUND CONDUIT PENETRATIONS AND OTHER CORE DRILLS/OPENINGS IN SLAB WITH A FIRE SAFING REMOVABLE MASTIC. FILL SHALL EQUAL FIRE RATING OF FLOOR.
- 22. ALL BALLASTS SHALL BE ELECTRONIC AND RATED FOR THE LAMP IT OPERATES. LAMPS SHALL BE ENERGY SAVING TYPE.
- 23. INTERNALLY ILLUMINATED EXIT SIGNS SHALL NOT EXCEED 5 WATTS PER SIDE AND SHALL BUILT IN BATTERY BACK UP LASTING UP TO 90 MINUTES.
- 24. THERMOSTATS, DAMPERS OR OTHER ACTUATORS AND CONTROL EQUIPMENT. CONTROL SYSTEMS FOR NEW ELECTRICAL SYSTEMS SHALL BE COMPLETE AND OPERATIONAL. COUPLINGS AND FITTINGS FOR EMT SHALL BE OF STEEL (CAST POT METAL IS NOT ACCEPTABLE) AND SHALL BE OF THE COMPRESSION OR SET STEEL SCREW
- 25. ALL CONDUITS SHALL BE RIGIDLY SUPPORTED TIGHT TO THE BUILDING STRUCTURE. THE MAXIMUM SPACING OF SUPPORTS SHALL BE 10'-0" FOR VERTICAL RUNS AND 8'-0" FOR HORIZONTAL RUNS.
- 26. ALL FUSES SHALL BE DUAL-ELEMENT LOW PEAK AS MANUFACTURED BY BUSSMAN (LPN) OR LITTLE FUSE.

27.	CONDUIT/CABLE SHALL	BE PROVIDED AS FOLLOWS:
	MOTORS:	ALL CONNECTIONS TO MOTORS SHALL BE U.L. LISTED
		LIQUID TIGHT FLEX. (MINIMUM 24" LONG).

BACK OF HOUSE LOCATIONS.

DESIGNATIONS.

EXPOSED INTERIOR: ALL EXPOSED INTERIOR WIRING SHALL BE IN GALVANIZED STEEL OR ALUMINUM EMT WITH STEEL SET SCREW CONNECTORS.

BRANCH CIRCUIT WIRING CONCEALED IN A WALL OR CEILING CABLE:

CONNECTING RECEPTACLES AND LIGHTS MAY BE 'MC' CABLE.

28. ALL JUNCTION BOXES SHALL BE MARKED WITH CIRCUIT NUMBERS, PANEL DESIGNATION AND VOLTAGE.

29. SUBMIT SHOP DRAWING FOR EQUIPMENT AND LIGHT FIXTURES FOR APPROVAL.

- 4. PROVIDE COMPLETE AND PROPERLY FUNCTIONING ELECTRICAL SYSTEMS FOR THIS PROJECT.
- 5. ALL WORK SHOWN ON THESE DOCUMENTS IS NEW.
- OTHERWISE.
- APPURTENANCES AND HARDWARE FOR A COMPLETE SYSTEM.
- START-UP AND SERVICE, ETC.
- COMPLETELY COORDINATE WITH ALL OTHER TRADES.
- RELATED WORK UNTIL THE CONFLICT IS RESOLVED.
- ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS.
- MANUFACTURER'S RECOMMENDATIONS.
- PUBLIC AREAS.
- THE PLUMBING, STRUCTURAL, ELECTRICAL, AND ARCHITECTURAL SYSTEMS.
- DEVICES, ITEMS, OR SYSTEMS AT COMPLETION OF THE PROJECT.

- SO THAT POWER TO ESSENTIAL SERVICES CAN BE MAINTAINED.
- CONTRACTOR.
- HEIGHT WITH ARCHITECT PRIOR TO INSTALLATION.
- IMMEDIATELY.
- ADEQUATE SIZE TO FACILITATE THE REMOVAL AND SERVICE OF THE EQUIPMENT.
- UNLESS OTHERWISE NOTED.
- GREEN GROUND WIRE FOR GROUNDING.
- DRAWINGS OR NOT.
- FIRE RATED FLOORS, WALLS, AND COMPONENTS.
- PANEL AND MARKED AS SPARE.

CORNERS FROM STRUCTURE ABOVE.

32. REFER TO SPECIFICATIONS FOR MORE INFORMATION.

ELECTRICAL GENERAL NOTES

ALL ELECTRICAL WORK SHALL COMPLY WITH THE 2020 NATIONAL ELECTRICAL CODE (N.E.C.), THE LIFE SAFETY CODE, 2021 INTERNATIONAL ENERGY CONSERVATION CODE, AND IN ACCORDANCE WITH ALL APPLICABLE STATE CODE REQUIREMENTS AND LOCAL AUTHORITIES.

2. OBTAIN AND PAY FOR ALL PERMITS ASSOCIATED WITH THIS PROJECT PRIOR TO STARTING OF WORK AND ARRANGE ALL REQUIRED INSPECTIONS BY THE APPROPRIATE LOCAL AUTHORITIES.

3. ALL ELECTRICAL EQUIPMENT SHALL BE UNDERWRITERS LABORATORY (U.L.) LABELED OR LABELED BY AN APPROVED ACCREDITED AGENCY AND TESTING ORGANIZATION.

VISIT THE PROJECT SITE, EXAMINE THESE PLANS AND ALL EXISTING DRAWINGS RELATING TO THE AREA OF WORK, AND REPORT ANY DISCREPANCIES OR OMISSIONS IN THIS PLAN SET TO THE ENGINEER FOR RESOLUTION AND CLARIFICATION PRIOR TO SUBMISSION OF BIDS. BY SUBMITTING A BID ON THIS PROJECT, THE CONTRACTOR ACCEPTS THESE DOCUMENTS AS AN ADEQUATE DEFINITION OF THE SCOPE OF WORK. CLAIMS FOR ADDITIONAL COSTS TO ACHIEVE THE INTENDED SCOPE OF WORK WILL NOT BE ACCEPTED.

6. IT IS THE INTENT OF THE CONTRACT DOCUMENTS TO INDICATE FINISHED WORK THAT IS FULLY ADJUSTED, TESTED, AND READY FOR OPERATION. WHEREVER THE WORD "PROVIDE" IS USED, IT SHALL MEAN "FURNISH AND INSTALL COMPLETE AND READY FOR USE", UNLESS NOTED

7. THE CONTRACTOR SHALL FURNISH, INSTALL, WIRE, CONNECT, AND ENERGIZE THE COMPLETE FUNCTIONAL SYSTEMS REQUIRED, INCLUDING EQUIPMENT, DEVICES, WIRING, AND ALL OTHER

8. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL ITEMS NECESSARY FOR THE COMPLETE INSTALLATION OF THE EQUIPMENT AS REQUIRED BY CODE WITHOUT ADDITIONAL COST TO THE OWNER, REGARDLESS WHETHER THE ITEMS ARE INDICATED IN THE CONTRACT DRAWINGS OR SPECIFICATIONS. SUCH ITEMS COULD BE, BUT ARE NOT LIMITED TO, SUPPORTS, WIRING,

9. THE CONTRACTOR SHALL PROVIDE AND INSTALL A FIRST CLASS SYSTEM AND SHALL

10. ALL CONFLICTS WHICH MAY PREVENT THE COMPLETION OF WORK SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL NOT PROCEED WITH

11. THE CONTRACTOR SHALL INSTALL ALL ELECTRICAL AND ELECTRICAL EQUIPMENT IN

12. ALL EQUIPMENT, DEVICES, AND RELATED APPURTENANCES SHALL BE THE LATEST PRODUCT OF THE SPECIFIED MANUFACTURERS UNLESS NOTED OTHERWISE.

13. THE CONTRACT DRAWINGS ARE DIAGRAMMATIC AND DO NOT INDICATE ALL COMPONENTS AND ACCESSORIES REQUIRED FOR THE COMPLETE INSTALLATION. THE CONTRACTOR SHALL PROVIDE SUCH ITEMS TO COMPLETE THE ENTIRE SYSTEM AND PLACE IN PROPER OPERATION IN ACCORDANCE WITH APPLICABLE CODES, INDUSTRY STANDARDS, AND EQUIPMENT

14. LOCATIONS OF EQUIPMENT, LIGHTING FIXTURES, DEVICES, ETC. ARE INDICATED DIAGRAMMATICALLY ON THE DRAWINGS. THE CONTRACTOR SHALL OBTAIN EXACT LOCATIONS AND ESTABLISH EXACT DIMENSIONS ON THE JOB SITE AFTER STUDYING THE CONDITIONS.

15. THE CONTRACTOR SHALL REFER TO THE ARCHITECTURAL DRAWINGS FOR EXACT LOCATIONS. MOUNTING METHODS, AND DIMENSIONS OF LIGHT FIXTURES, LIFE SAFETY DEVICES, CEILING DEVICES, RECEPTACLES, TELEPHONE AND DATA OUTLETS, AND OTHER ITEMS VISIBLE IN

16. THE CONTRACTOR SHALL INSTALL ALL ELECTRICAL SYSTEMS SO AS TO NOT INTERFERE WITH

17. ALL ELECTRICAL SYSTEMS, DEVICES, AND RELATED ITEMS SHALL BE TESTED AT THE COMPLETION OF THE PROJECT. THE CONTRACTOR SHALL REPLACE ANY AND ALL DEFECTIVE

18. ANY EQUIPMENT INCLUDING TELEPHONE/DATA CABLE LOCATED WITHIN A RETURN AIR PLENUM SHALL BE RATED FOR SUCH APPLICATION IN ACCORDANCE WITH APPLICABLE REGULATIONS.

19. THE CONTRACTOR SHALL PERFORM THE FOLLOWING EQUIPMENT CONNECTIONS AS REQUIRED BY THE EQUIPMENT OR AS INDICATED IN THE CONTRACT DOCUMENTS: EXTEND AND CONNECT TO EQUIPMENT; MOUNT AND CONNECT TO STARTERS;INSTALL PUSH BUTTON STATION AND THERMAL OVERLOAD SWITCHES: FURNISH SUITABLE RECEPTACLES. PLUG. COVER PLATE. CORD. ARMORED CABLE, WIRE, DIRECT CONNECTIONS, DISCONNECT SWITCHES, ETC.

20. ALL WORK SHALL BE PERFORMED IN A SUCH MANNER TO CREATE MINIMAL POWER OUTAGES FOR THE OWNER. ALL SUCH OUTAGES SHALL BE CAREFULLY COORDINATED WITH THE OWNER

21. THE ELECTRICAL CONTRACTOR SHALL FURNISH AND INSTALL MOTOR STARTERS FOR ELECTRICAL EQUIPMENT AND THE EQUIPMENT SHALL BE WIRED BY THE ELECTRICAL

22. EXACT LOCATION AND MOUNTING HEIGHTS OF JUNCTION BOXES, OUTLETS, STUB-UPS, ETC. SHALL BE DETERMINED FROM CONTRACT DOCUMENTS, EQUIPMENT, DETAILS, SPECIFICATIONS WHERE APPLICABLE, AND MANUFACTURER'S ROUGH-IN DRAWINGS.COORDINATE MOUNTING

23. ALL LIGHTING FIXTURE LOCATIONS SHALL BE COORDINATED WITH THE REFLECTED CEILING PLANS, ARCHITECTURAL SECTIONS AND DETAILS, ELECTRICAL AND PLUMBING DRAWINGS AND SYSTEMS. SHOULD A DISCREPANCY ARISE, NOTIFY THE OWNER'S REPRESENTATIVE

24. ELECTRICAL EQUIPMENT REQUIRING ACCESS SUCH AS JUNCTION BOXES, POWER PACKS, DOWNLIGHT BALLASTS AND CONNECTIONS TO EQUIPMENT, ETC. SHALL NOT BE INSTALLED ABOVE INACCESSIBLE CEILINGS OR BEHIND WALLS. PROVIDE ACCESS PANEL OF

25. ALL CONDUITS AND RACEWAYS SHALL BE RUN CONCEALED IN WALLS OR ABOVE CEILING

26. ALL GROUNDING SHALL BE DONE AS PER N.E.C. REQUIREMENTS. THE CONTRACTOR SHALL USE

27. ALL BRANCH CIRCUIT WIRING ON THE DRAWINGS THAT IS UNMARKED INDICATES TWO CURRENT CARRYING CONDUCTORS AND A GROUNDING CONDUCTOR.

28. THE ACTUAL NUMBER OF WIRES FOR EACH CIRCUIT ARE NOT INDICATED ON THE DRAWINGS UNLESS NECESSARY FOR CLARIFICATION. THE ELECTRICAL CONTRACTOR SHALL PROVIDE ALL WIRES NECESSARY FOR THE PROPER FUNCTION OF THE SYSTEM WHETHER INDICATED ON THE

29. PROVIDE NFPA APPROVED FIRE STOPPING AT ALL PIPING AND CONDUIT PENETRATIONS OF

30. ANY CIRCUITS AVAILABLE TO NEW BUILD OUT THAT ARE NOT USED SHALL BE DEMOED BACK TO

31. DO NOT SUPPORT LIGHT FIXTURES FROM CEILING GRID. PROVIDE SUPPORT ON ALL FOUR

	ABBREVIATIONS
ABBREVIATION	DESCRIPTION
ABV	ABOVE
A OR AMP	AMPERE
AFF	ABOVE FINISHED FLOOR
AIC	ASYMMETRICAL INTERRUPT CURRENT
AS	
ATC AWG	AUTOMATIC TEMPERATURE CONTROL
BEL	BELOW
С	CONDUIT
C/B	CIRCUIT BREAKER
CATV	CABLE TELEVISION
CKT	
CTR CLG	COUNTER
C/T	CURRENT TRANSFORMER
CW	COOL WHITE
DED	DEDICATED
DEF	DUAL ELEMENT FUSES
DN	
DTT DWG	DOUBLE TWIN TUBE DRAWING
EA	EACH
ECB	ENCLOSED CIRCUIT BREAKER
EG	EQUIPMENT GROUND
EXH	EXHAUST
EW	EMERGENCY WHITE
EWC FA	ELECTRIC WATER COOLER
FA FLA	FIRE ALARM FULL LOAD AMPS
FLR	FLOOR
FSS	FUSED SAFETY SWITCH
GFI	GROUND FAULT INTERRUPTER
GBB	GROUNDING AND BONDING BAR
HID	
HP	HORSEPOWER
IG	ISOLATED GROUND
J-BOX; JB	JUNCTION BOX
К	THOUSAND
KW	KILOWATT
LCC LTS	LIGHTING CONTROL CENTER
MAX	MAXIMUM
MCA	MINIMUM CIRCUIT AMPACITY
МСВ	MAIN CIRCUIT BREAKER
MDP	MAIN DISTRIBUTION PANEL
MIN	MINIMUM
MLO MOCP	MAIN LUGS ONLY MAXIMUM OVERCURRENT PROTECTION
NEC	NATIONAL ELECTRIC CODE
NF	NON-FUSIBLE
NFSS	NON-FUSED SAFETY SWITCH
NIC	NOT IN CONTRACT
NL P	NIGHT LIGHT POLES
PNL	PANEL
REC	RECEPTACLE
RR	RESTROOM
RM	ROOM
TEL	TELEPHONE
TYP UC	TYPICAL UNDER COUNTER
UCUG	UNDERGROUND
UON	UNLESS OTHERWISE NOTED
V	VOLTS
W	WATTS
W/	WITH
WP	
WW	WARM WHITE PHASE

	ELECTRICAL SYMBO
SYMBOL	DESCRIPTION
\$	SINGLE POLE FLUSH TUMBLER SWITCH MOUNTED 4'-0" ABOVE F OTHERWISE NOTED ON DRAWINGS
\$3 \$4 \$D	THREE OR FOUR WAY FLUSH TUMBLER SWITCH, D-DIMMER, MO FINISHED FLOOR, UNLESS OTHERWISE NOTED ON DRAWINGS.
Φ	120/277V WALL MOUNTED MOUNTED DUAL TECH W/MICROPHONI
Μ	CEILING MOUNTED MOTION SENSOR.
DS	DAY LIGHT SENSOR
PP	POWER PACK. WATT STOPPER BZ-50.
	LINEAR LIGHT FIXTURE
O	RECESSED DOWNLIGHT
	VANITY LIGHT FIXTURE
\bigcirc	ROUND LIGHT FIXTURE
H	LED EMERGENCY LIGHT FIXTURE
⊗ ¹ / ₂	EXIT SIGN LIGHTING FIXTURE CEILING OR WALL MOUNTED, DIF INDICATED ON PLANS. EXIT SIGN SHALL BE EQUIPPED WITH EM BACK-UP.
	COMBINATION EXIT SIGN LIGHTING FIXTURE AND BATTERY PAC MOUNTED.
	WALL/CEILING MOUNTED BATTERY PACK
\ominus	DUPLEX RECEPTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUSH M FINISHED FLOOR, UNLESS OTHERWISE NOTED ON DRAWINGS
\bigotimes	DUPLEX RECEPTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUSH M ABOVE COUNTER HEIGHT. COORDINATE COUNTER HEIGHT WIT
\bigoplus	QUADRUPLEX RECEPTACLE 2P, 3W, 20A, 125V, NEMA 5-20R
	QUADRUPLEX RECEPTACLE 2P, 3W, 20A, 125V, NEMA 5-20R, FLU COUNTER. COORDINATE COUNTER HEIGHT WITH ARCHITECT.
Θ	DUPLEX GFI RECEPTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUS COORDINATE EXACT LOCATION WITH ARCHITECT.
	DUPLEX GFI RECEPTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUS COUNTER. COORDINATE COUNTER HEIGHT WITH ARCHITECT.
\bigotimes	SPECIAL RECEPTACLE. COORDINATE WITH EQUIPMENT SUPPLICONFIGURATION AND AMPERE RATING.
\mathbf{V}	TELEPHONE/DATA OUTLET FLUSH MOUNTED 18" ABOVE FLOOR NOTED. PROVIDE 3/4" EC WITH PULL STRING TO 6" ABOVE ACCE COORDINATE EXACT LOCATION WITH ARCHITECT.
Hte	BRANCH CIRCUIT HOMERUN TO PANELBOARD, NUMBER OF ARF NUMBER CIRCUITS IN RUN TO PANEL INDICATED. NUMBER OF S CROSSMARKS INDICATE NUMBER OF PHASE CONDUCTORS. LO INDICATES NEUTRAL. EQUIPMENT GROUND WIRE IS SHOWN WI OTHERWISE NOTED, CONNECT CIRCUIT TO 20AMP SINGLE POLI UNLESS OTHERWISE NOTED, CONNECT CIRCUIT TO 20AMP SING PROJECT SPECIFICATIONS.
	NEW WIRING
	LOW VOLTAGE WIRING
	120/240V, 1 PH PANEL. SURFACE OR RECESS MOUNTED
M	METER SOCKET
	SAFETY SWITCH (F.S.S FUSIBLE, N.F.S.SNON-FUSIBLE) 3P-30 POLES-FRAME SIZE/FUSE SIZE
\$ _m	SINGLE OR DOUBLE POLE PROTECTION DEVICE
J	ELECTRICAL JUNCTION BOX.
	EXHAUST FAN MOTOR LOAD
ý ý _D	MOTOR OUTLET, "D" INDICATES MOTOR EQUIPPED WITH FACTO DISCONNECTING MEANS
1	REFERENCED PLAN NOTE DESIGNATION
1	RISER DIAGRAM REFERENCE NOTE

ABBREVIATIONS

ELECTRICAL SYMBOLS

LUSH TUMBLER SWITCH MOUNTED 4'-0" ABOVE FINISHED FLOOR, UNLESS OTED ON DRAWINGS

UR WAY FLUSH TUMBLER SWITCH, D-DIMMER, MOUNTING HEIGHT 4'-0" ABOVE

MOUNTED MOUNTED DUAL TECH W/MICROPHONICS VACANCY SENSOR.

HTING FIXTURE CEILING OR WALL MOUNTED, DIRECTIONAL ARROWS AS V PLANS. EXIT SIGN SHALL BE EQUIPPED WITH EMERGENCY BATTERY

NEXIT SIGN LIGHTING FIXTURE AND BATTERY PACK; CEILING OR WALL

PTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUSH MOUNTED 18" ABOVE OR, UNLESS OTHERWISE NOTED ON DRAWINGS

PTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUSH MOUNTED. INSTALL 6" TER HEIGHT. COORDINATE COUNTER HEIGHT WITH OWNER.

RECEPTACLE 2P, 3W, 20A, 125V, NEMA 5-20R, FLUSH MOUNTED 6" ABOVE ORDINATE COUNTER HEIGHT WITH ARCHITECT.

ECEPTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUSH MOUNTED. EXACT LOCATION WITH ARCHITECT.

ECEPTACLE, 2P, 3W, 20A, 125V, NEMA 5-20R, FLUSH MOUNTED 6" ABOVE ORDINATE COUNTER HEIGHT WITH ARCHITECT.

EPTACLE. COORDINATE WITH EQUIPMENT SUPPLIED FOR NEMA ION AND AMPERE RATING.

ATA OUTLET FLUSH MOUNTED 18" ABOVE FLOOR UNLESS OTHERWISE DE 3/4" EC WITH PULL STRING TO 6" ABOVE ACCESSIBLE CEILING. EXACT LOCATION WITH ARCHITECT

UIT HOMERUN TO PANELBOARD, NUMBER OF ARROWS INDICATES UITS IN RUN TO PANEL INDICATED. NUMBER OF SHORTER INDICATE NUMBER OF PHASE CONDUCTORS. LONGER CROSSMARK EUTRAL. EQUIPMENT GROUND WIRE IS SHOWN WITH DOT. UNLESS NOTED, CONNECT CIRCUIT TO 20AMP SINGLE POLE BRANCH WITH DOT. RWISE NOTED, CONNECT CIRCUIT TO 20AMP SINGLE POLE BRANCH ECIFICATIONS.

CH (F.S.S. - FUSIBLE, N.F.S.S.-NON-FUSIBLE) 3P-30A/30 INDICATES # OF

ET, "D" INDICATES MOTOR EQUIPPED WITH FACTORY INSTALLED



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01	06/13/25	PROGRESS SET					
02	06/18/25	CHECK SET					
03	07/11/25	PERMIT SET					

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RUST MANOR

	ENS CENTER RD
LEESBU	RG, VA 20175
DRAWING TITLE: NOTES AND S - ELECTRICA	
COMM. NO:	DRAWING NUMBER:
DRAWN :	
CHECKED :	E100
SCALE:	
DATE:	



	LEGEND
(D)	to be demolished
(E)	EXISTING TO REMAIN



REFERENCED PLAN NOTES Applicable to this drawing only

REMOVE ALL LIGHTING FIXTURES AND CONTROLS IN THIS AREA. FIELD COORDINATE.

GENERAL PLAN NOTES Applicable to all drawings

CONTRACTOR SHALL FIELD TRACE ALL CIRCUITS PRIOR TO STARTING OF WORK. RE-WIRE AS SHOWN IF EXISTING CIRCUIT COULD BE RELOCATED OR IS DEMOLISHED. FIELD COORDINATE.



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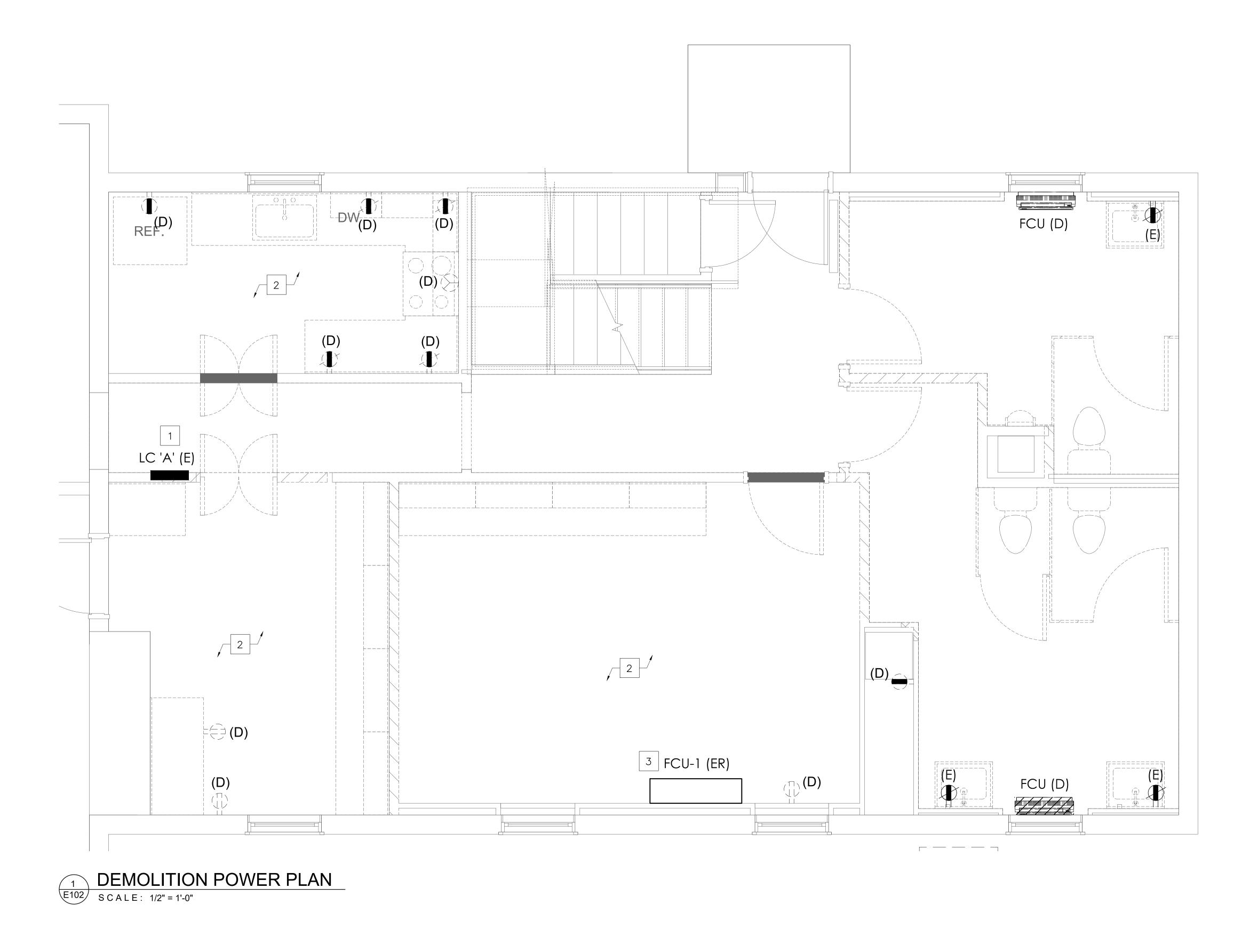
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RUST MANOR 802 CHILDRENS CENTER RD LEESBURG, VA 20175 DRAWING TITLE: DEMOLITION LIGHTING PLAN - ELECTRICAL DRAWING NUMBER: COMM. NO: DRAWN : E101 CHECKED : SCALE: DATE:





REFERENCED PLAN NOTES Applicable to this drawing only

EXISTING TO REMAIN 200A, 120/240V, 1PH, 3W LOAD CENTER. REFER TO RISER DIAGRAM AND LOAD CENTER SCHEDULE FOR MORE INFORMATION.

REMOVE ALL POWER AND DATA OUTLETS IN THIS AREA. FIELD COORDINATE.

EXISTING TO BE RELOCATED FAN COIL UNIT. PROVIDED SPLICE BOX AND EXTEND BRANCH CIRCUIT TO FCU NEW LOCATION.

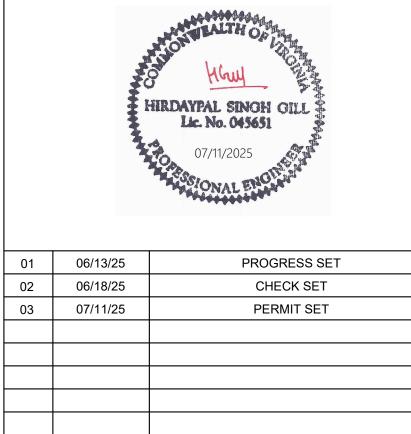


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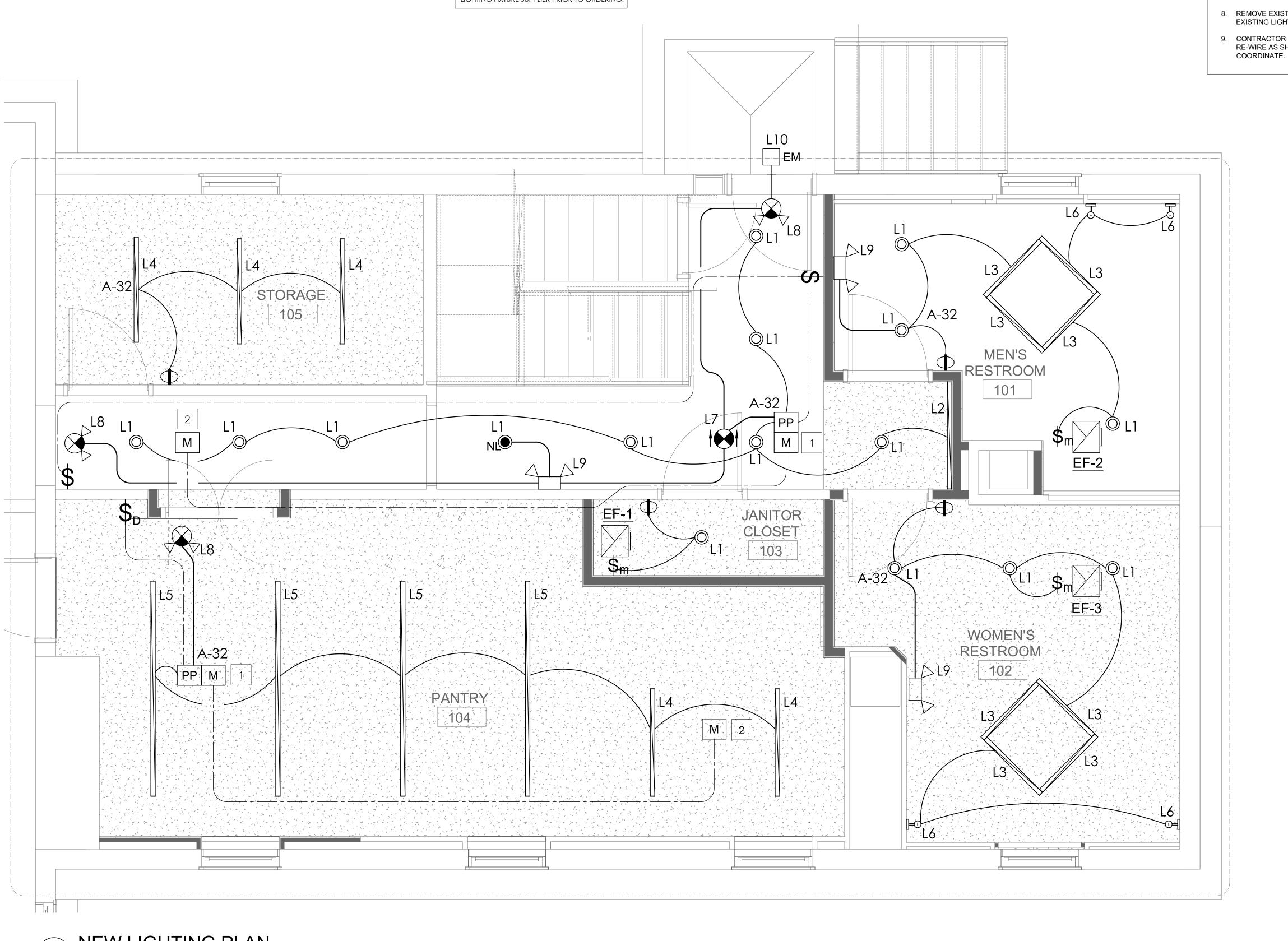
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RUST MANOR 802 CHILDRENS CENTER RD LEESBURG, VA 20175 DRAWING TITLE: DEMOLITION POWER PLAN - ELECTRICAL DRAWING NUMBER: COMM. NO: DRAWN : E102 CHECKED : SCALE: DATE:

COORDINATE DIMMING REQUIREMENT WITH LIGHTING FIXTURE SUPPLIER PRIOR TO ORDERING.



NEW LIGHTING PLAN 1 E200 S C A L E : 1/2" = 1'-0"

REFERENCED PLAN NOTES Applicable to this drawing only

1 CEILING MOUNTED MOTION SENSOR AND POWER PACK WATT STOPPER BZ-150 OR EQUAL. FIELD COORDINATE LOCATION.

2 CEILING MOUNTED MOTION SENSOR WIRED IN SLAVE CONFIGURATION.

GENERAL NOTES Applicable to all drawings

- 1. ALL TERMINATIONS OF CONDUCTORS 100A OR LESS SHALL COMPLY WITH NEC 110.14 (C) (1) (A) 2. ALL MCB CABLE SHALL BE INSTALLED ABOVE JOIST AREA TO PREVENT PHYSICAL DAMAGE TO THE CABLE. DO NOT INSTALL MC CABLE IN AREAS SUSCEPTIBLE TO PHYSICAL DAMAGE.
- 3. ALL LIGHTING FIXTURES ARE TO BE COORDINATED WITH LIGHTING DESIGNER. COORDINATE WIRING AND CONTROLS IF DIMMING IS REQUIRED.
- 4. EQUIPMENT FOR EMERGENCY EGRESS ILLUMINATION SHALL BE OPERATED AND INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF NEC 700.12 (F).
- 5. ALL VACANCY SENSORS SHALL BE DUAL TECHNOLOGY.
- 6. ALL VACANCY SENSORS SHALL BE SET TO MANUAL-ON / AUTO-OFF WITHIN 20 MINUTES OF OCCUPANT LEAVING THE ROOM. MAXIMUM OVERRIDE SHALL BE 2 HOURS.
- 7. COORDINATE EXACT LOCATIONS AND MOUNTING HEIGHTS OF SWITCHES WITH OWNER.
- 8. REMOVE EXISTING LIGHT FIXTURES WHEN DIRECTED BY GENERAL CONTRACTOR. MAINTAIN EXISTING LIGHTING FOR CONSTRUCTION.
- 9. CONTRACTOR SHALL FIELD TRACE EXISTING TO REMAIN CIRCUITS PRIOR TO STARING OF WORK. RE-WIRE AS SHOWN IF EXISTING CIRCUIT COULD BE RELOCATED OR IS DEMOLISHED. FIELD

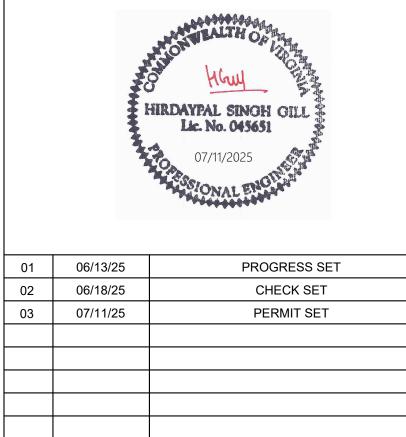
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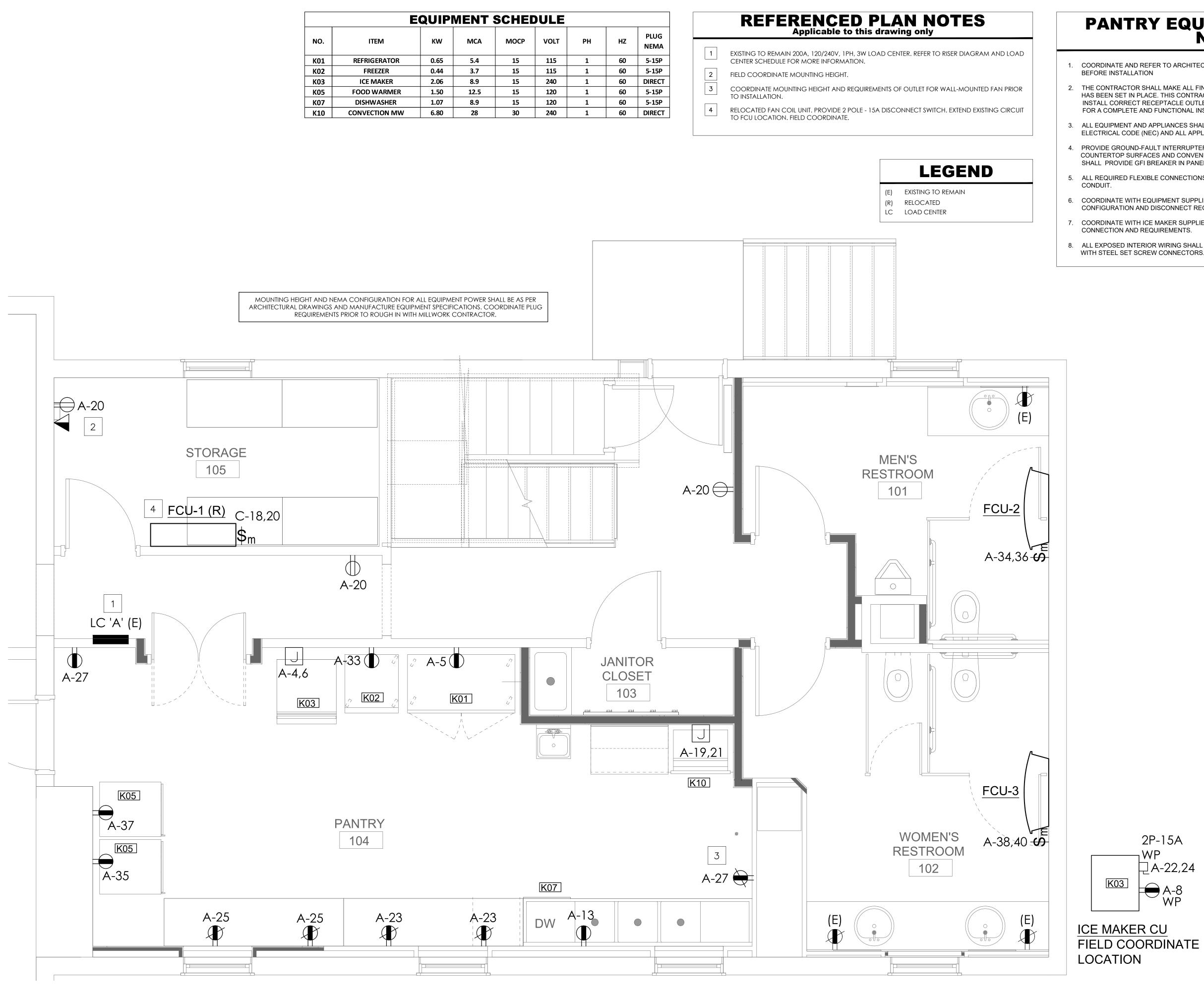
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	E	QUIP	MENT	SCHE	DU
NO.	ITEM	KW	MCA	МОСР	vo
K01	REFRIGERATOR	0.65	5.4	15	1
K02	FREEZER	0.44	3.7	15	1
К03	ICE MAKER	2.06	8.9	15	24
K05	FOOD WARMER	1.50	12.5	15	1
K07	DISHWASHER	1.07	8.9	15	1
K10	CONVECTION MW	6.80	28	30	24



NEW POWER PLAN $\begin{pmatrix} 1 \end{pmatrix}$

E201 SCALE: 1/2" = 1'-0"

PANTRY EQUIPMENT GENERAL NOTES

COORDINATE AND REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATIONS, REQUIREMENTS

- 2. THE CONTRACTOR SHALL MAKE ALL FINAL CONNECTIONS TO EQUIPMENT AFTER THE EQUIPMENT HAS BEEN SET IN PLACE. THIS CONTRACTOR SHALL SHORTEN CORDS, FURNISH AND INSTALL CORRECT RECEPTACLE OUTLETS/ PLUGS, CAPS, CORD SETS, JACKS...ETC AS REQUIRED FOR A COMPLETE AND FUNCTIONAL INSTALLATION OF EQUIPMENT.
- 3. ALL EQUIPMENT AND APPLIANCES SHALL BE GROUNDED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE (NEC) AND ALL APPLICABLE LOCAL CODES.
- 4. PROVIDE GROUND-FAULT INTERRUPTER (GFI) RECEPTACLES WHERE ARE INSTALLED TO SERVE THE COUNTERTOP SURFACES AND CONVENIENCE RECEPTACLES LOCATE IN PANTRY. CONTRACTOR SHALL PROVIDE GFI BREAKER IN PANEL IF RESET BUTTON IS NOT READILY ACCESSIBLE.
- 5. ALL REQUIRED FLEXIBLE CONNECTIONS TO EQUIPMENT SHALL HAVE LIQUID-TIGHT FLEXIBLE
- 6. COORDINATE WITH EQUIPMENT SUPPLIED VENDOR/ MANUFACTURER FOR EXACT NEMA CONFIGURATION AND DISCONNECT REQUIREMENTS.
- 7. COORDINATE WITH ICE MAKER SUPPLIED VENDOR/ MANUFACTURER FOR EXACT WIRING
- 8. ALL EXPOSED INTERIOR WIRING SHALL BE IN GALVANIZED STEEL CONDUIT OR ALUMINUM EMT WITH STEEL SET SCREW CONNECTORS.

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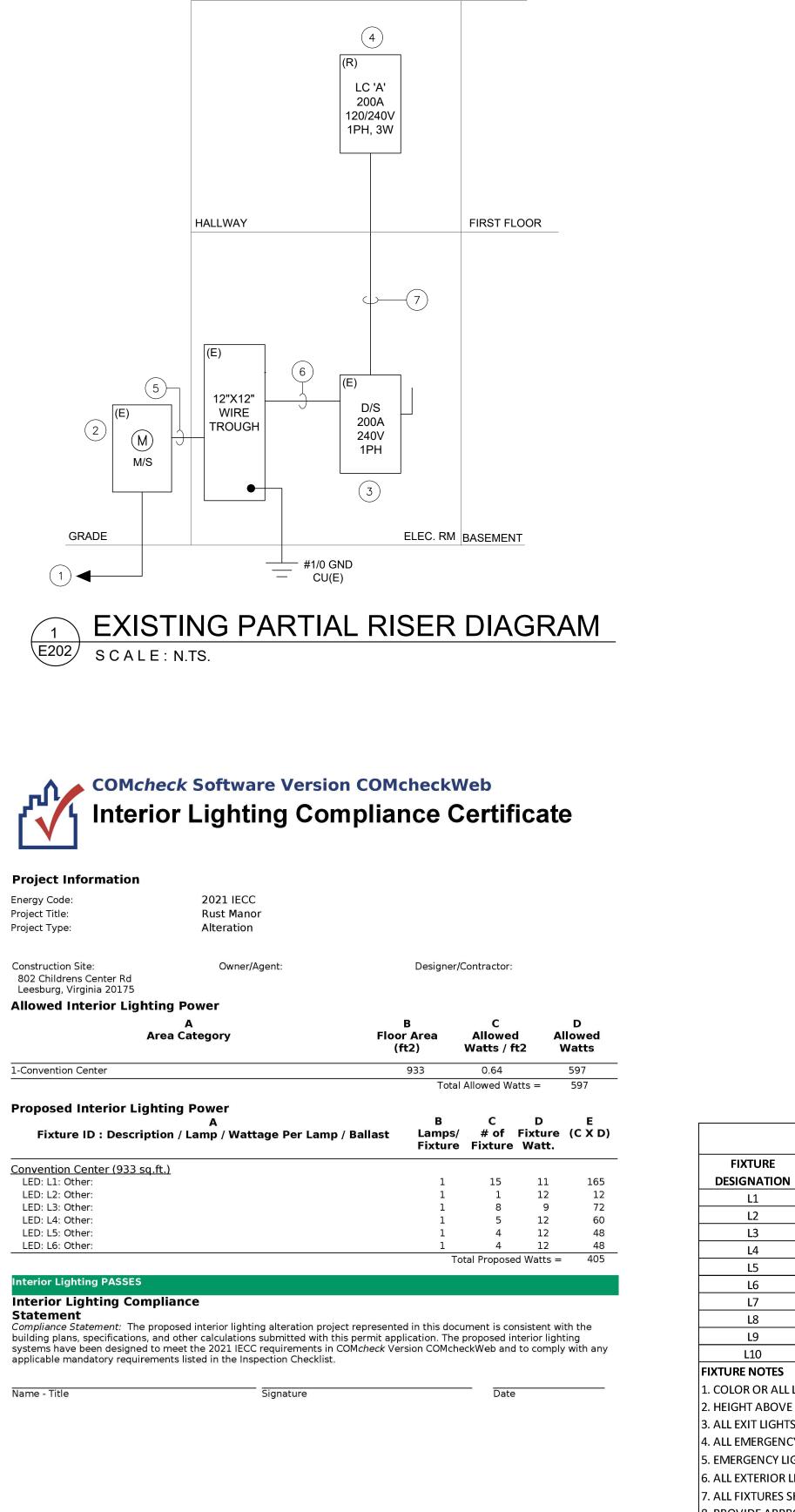
802 CHILDRENS CENTER RD
LEESBURG, VA 20175

DRAWING TITLE:
NEW POWER PLAN
- ELECTRICAL

COMM. NO:	DRAWING NUMBER:
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CHECKED :	E201
SCALE:	
DATE:	1

2P-15A WP A-22,24

A-8 WP



Project Title: Rust Manor Data filename:

Report date: 07/09/25 Page 1 of 5

7. ALL FIXTURES SHALL BE APPROVED BY TENANT AND ARCHITECT PRIOR TO PLACING ORDER. SUMBIT SHOP DRAWINGS FOR APPROVAL. 8. PROVIDE APPROPRIATE MOUNTING KIT.

LEGEND

- (E) EXISTING TO REMAIN M/S METER SOCKET D/S DISCONNECT SWITCH CU COPPER
- AL ALUMINUM

2 (4

(3)	EXISTING TO R
4	EXISTING TO F FOR MORE IN
5	EXISTING TO F
6	EXISTING TO F

(7)

EQUIPMENT WIRE SIZE TABLE (COPPER)

AMPS	SERVICE CONDUCTOR(S) SIZE		NETURAL CONDUCTOR SIZE (N)		GROUND CONDCTOR		
	120V/1PH 277V/1PH	208V/1PH	208V/3PH 480V/3PH	YES	NO	SIZE (G)	(INCHES)
20	1#12	2#12	3#12	1#12		1#12	0.75
30	1#10	2#10	3#10	1#10		1#10	0.75
40	1#8	2#8	3#8	1#8		1#10	0.75
55		2#6	3#6	1#6		1#10	1
70		2#4	3#4	1#4		1#8	1.25
85		2#3	3#3	1#3		1#8	1.25
110		2#1	3#1	1#1		1#6	1.5
150			3#1/0	1#1/0		1#6	2
200			3#3/0	1#3/0		1#6	2.5
400			3-600KCMIL	1-600 KCMIL		1#3	4

NOTES:

ALL WIRE SIZES ARE IN AWG OR KCMIL AS INDICATED

COPPER CONDUCTORS ONLY

PROVIDE NEUTRAL CONDUCTOR IF RECOMMENDED BY MANUFACTURER FOR 1 AND 3 PHASE MOTORS ALL CONDUCTORS INSTALLED ON ROOF SHALL BE COPPER XHHW-2 INSULATION.

	PANEL V	OLTAGE	120/240	M 200A DISCONN		3	MAINS	•	200 An	ากร	MOUNTING: RECESSED		
Λ									100				
	A A.I.C RATING		NG	EXISTING			REMA	RKS: MLO					
ABBV.	BRANCH CIF		load Kva					CIRCU			load Kva	BRANCH CIRCUIT LOAD DESCRIPTION	ABB\
				POLE	TRIP	No.	A/B	No.		POLE			
	OFFICE/2ND FLR LTS 0.50		1	20	1	Α	2	20	1	0.30	2ND FLOOR BATH LTS & REC.	EX	
	WALL LTS		0.10	1	20	3	В	4	15	2	1.03	PANTRY 104 ICE. K03	N,L
	PANTRY 104 REP	F. K01	0.65	1	20	5	Α	6			1.03		
	2ND FLOOR BK.	STAIR LTS	0.20	1		7	В	8	20	1	0.80	BATH LTS & REC. #2, BRIDES	
	BASE & STAIR LT	S, LIB RE	0.20	1	20	9	Α	10	20	1	0.20	HALLWAY, LTS #2	EX
EX	SPARE			1	20	11	В	12	20	1	0.20	HALLWAY, LTS #3	Б
EX	PANTRY 104 DW	V K07	1.07	1	20	13	Α	14	20	1	0.10	MEETING RM LTS	ы Б С
EX	BOILER		1.00	1	20	15	В	16	20	1	0.80	MEETING RM REC.	
EX	SPARE			1	20	17	Α	18	20	1		SPARE	
N,L	PANTRY 104 MV	N K10	3.40	2	30	19	В	20	20	20 1 0.60		HALLWAY/STO. 105 REC.	EX
			3.40			21	Α	22	15	2	0.12	ICE MAKER CU	Ν
EX	PANTRY 104 REG	С.	0.40	1	20	23	В	24			0.12		
EX	PANTRY 104 REC. 0.40		1	20	25	Α	26	20	1		SPARE	EX	
EX	PANTRY 104 REG	с.	0.40	1	20	27	В	28	20	1	0.60	DINNING RM REC.	EX
EX	DINNING RM LTS	S	0.10	1	20	29	Α	30	20	1		SPARE	
EX	FOYER LTG & RE	C. OUT	0.40	1	15	31	В	32	20	1	0.68	RM 101-105 LTS	
EX	PANTRY 104 FRE	EZ. K02	0.44	1	15	33	Α	34	15	2	0.91	RM 101-105 LTS FCU-2	
EX	PANTRY 104 WA	ARM KO5	1.50	1	15	35	В	36			0.91		
EX	PANTRY 104 WA	ARM K05	1.50	1	15	37	Α	38	15	2	0.91	FCU-2	Ν
	BUS SPACE			1	20	39	В	40			0.91		
		DEAM	IAND LO	DAD CA	ALCI	JLATIC)N					ABBREVIATIONS	
ITEM				FACTOR				KVA A		AMPS	Α	A ARC FAULT BREAKER	
LIGHTI	NG			X	X 1.25		=	3.35			A.I.C.	AMPS INTTERUPT RATING	
HVAC			Х	(1.00		=	3.65			EX	EXISTING TO REMAIN		
EQUIPMENT			Х	1.00		=	15.26			G	GROUND FAULT INTERUPT		
KITCHEN				Х	0.65		=	0.00			Н	TYPHACR	
RECEPTACLES- FIRST 10.0 KVA AT 100% X				X	1.00		=	4.30			Ν	NEW	
RECEPTACLES- REMAINING AT 50% X				X	0.50		=	0.00			R	REMOVE	
				Х	1.00		=	0.00			S	SHUT TRIP DEVICE	
TOTAL								26.	55	111	Т	THRU TIME CLOCK	
				II							Р	THRU PHOTO CELL	

NOTES ELECTRICAL CONTRACTOR TO FILED TRACE ALL EXISTING CIRCUITS PRIOR TO STARTING OF WORK.

LIGHTING FIXTURE SCHEDULE NUMBER WATTS TYPE OF FIXTURE VOLTAGE FIXTURE TYP **MODEL NUMBER** OF LAMPS EACH LAMP WATTAGE 120 V/1PH 6" ROUND CANLESS LED DOWNLIGHT 120V HLB6099FSE010MWR 11 LED 1 11 12 4' LED RECESSED PERIMETER LED 120V 12 S122DRP-S-290D-8-40-4F0-1-U-DD-W 1 3' LED RECESSED DIRECT 9 LED 120V S122DR-S-290D-40-3F0-1-U-DD-W 9 1 12 4' LED RECESSED DIRECT LED 12 120V S122DR-S-290D-40-4F0-1-U-DD-W 1 8' LED RECESSED DIRECT S122DR-S-290D-40-4F0-1-U-DD-W 1 12 LED 12 120V VANITY LIGHT 12 LED 12 120V TBD 1 EXIT SIGN 0.05 120V LQM-S-W-3-R-MVOLT-ELN-SD 1 LED 0.05 COMBO EXIT SIGN LQHM-LED-R-SD LED 4.3 120V 2 -INDOOR EM LIGHT 0.06 120V EU2C-SD 2 LED OUTDOOR EM LIGHT LED CAM-ACSD-CW-P 24 120V 1 -

1. COLOR OR ALL LAMPS SHALL BE THE SAME (4000K), UNLESS OTHERWISE DIRECTED.

2. HEIGHT ABOVE FINISHED GRADE OF WALL MOUNTED EXTERIOR FIXTURES SHALL BE DETERMINED BY ARCHITECT.

3. ALL EXIT LIGHTS SHALL BE SINGLE-FACE AND/OR DOUBLE-FACE AS INDICATED ON PLANS. FIXTURE SHALL BE EQUIPPED WITH EMERGENCY BATTERY BACK-UP AND SELF-DIAGNOSTICS.

4. ALL EMERGENCY FIXTURES SHALL BE PROVIDED WITH EXTRA CONDUCTOR AND CONNECTED AHEAD OF ANY LOCAL SWITCH.

5. EMERGENCY LIGHTING FIXTURE TO BE PROVIDED WITH FULL OUTPUT BATTERY LASTING MINIMUM OF 90 MINUTES.

6. ALL EXTERIOR LIGHT FIXTURES SHALL BE SUITABLE FOR WET LOCATION INSTALLATION WITH BALLAST SUITABLE FOR COLD AND WET LOCATION.

POWER RISER DIAGRAM NOTES

1 EXISTING TO REMAIN INCOMING POWER COMPANY FEEDERS.

- EXISTING TO REMAIN 120/240V, 1PH, 3W POWER COMPANY METER SOCKET IN NEMA 3R.
- (3) EXISTING TO REMAIN 200A, 240V, 1PH SERVICE RATED DISCONNECT SWITCH FUSED AT 125A.
 - REMAIN 200A, 120/240V, 1PH, 3W LOAD CENTER. REFER TO LOAD CENTER SCHEDULE VFORMATION.
 - REMAIN SERVICE FEEDERS.
 - REMAIN 3#1/0 AND 1#1/0 GND CU CONDUCTORS IN 2" CONDUIT. FIELD VERIFY. EXISTING TO REMAIN 3#1/0 AND 1#2 GND AL SER CABLE. FIELD VERIFY.

LOAD CENTER

REMARKS/OPTIONS	MANUFACTURER
DIMMABLE	COOPER LIGHTING
	TBD
SD:SELF-DIAGNOSTICS TEST	LITHONIA LIGHTING
SD:SELF-DIAGNOSTICS TEST	LITHONIA LIGHTING
SD:SELF-DIAGNOSTICS TEST	LITHONIA LIGHTING
W/ INTEGRAL PHOTOCELL	LIGHT ALARMS

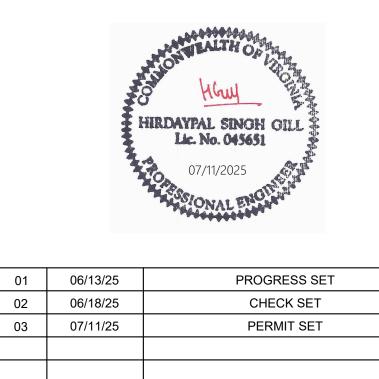


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RUST MANOR

802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: RISER DIAGRAM AND SCHEDULES - ELECTRICAL

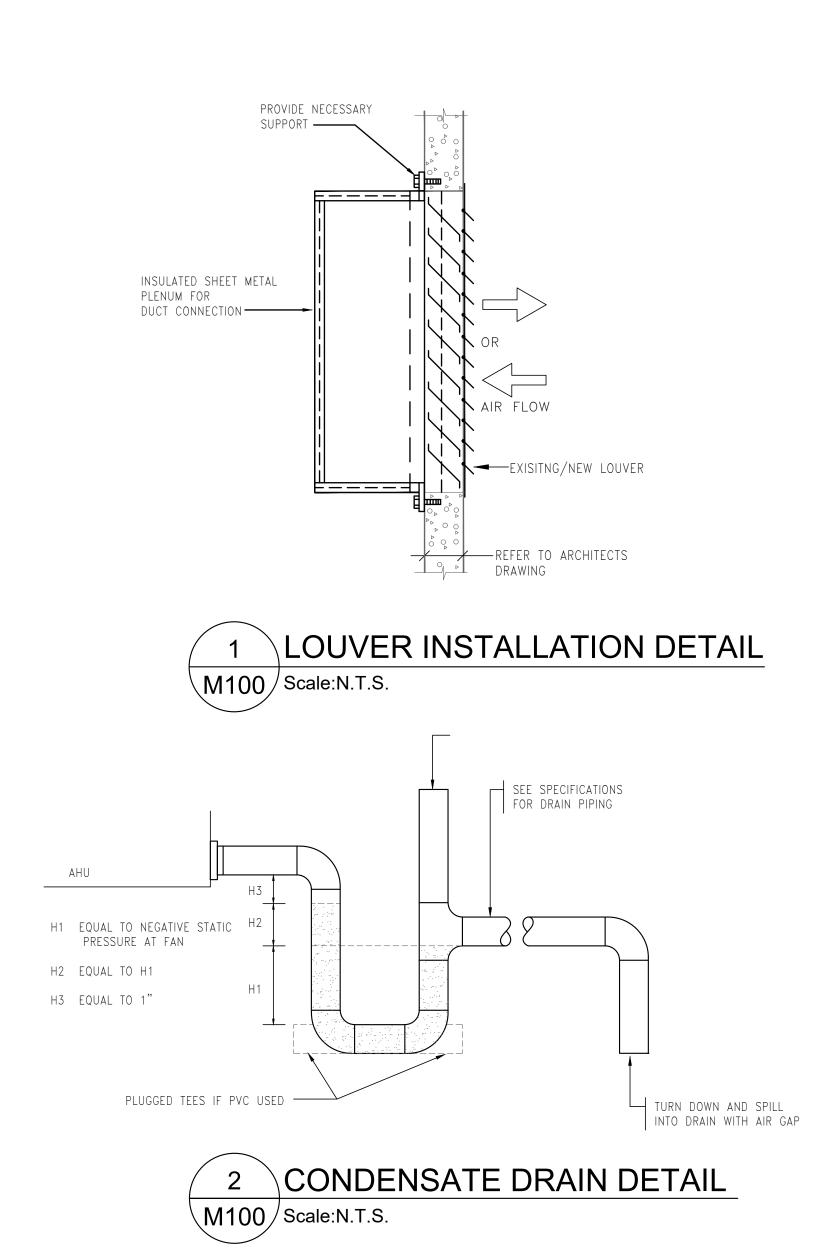
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MECHANICAL GENERAL NOTES AND SPECIFICATIONS

- PROVIDE COMPLETE AND 1 PROJECT. VISIT THE PRO RELATING TO THE AREA OMISSIONS IN THIS PLAN CLARIFICATION PRIOR TO PROJECT, THE CONTRAC DEFINITION OF THE SCOP THE INTENDED SCOPE OF
- 2. ALL WORK SHOWN ON TH IDENTIFIED AS EXISTING
- INSTALL ALL WORK ON TI 3. MECHANICAL CODE, 2021 CODES AND REGULATION
- OBTAIN AND PAY FOR ALL 4 ALL REQUIRED INSPECTI
- THE CONTRACTOR MUST 5. DAMAGE OR THE DISCOV DRAINS IS REQUIRED TO RESPONSIBLE FOR THE DURING CONSTRUCTION
- HVAC UNITS WITHIN THE 6 DUST, DEBRIS OR ODORS **OPENINGS WITH PLASTIC** TO COMPLETION OF PRO
- 7. THOROUGHLY CLEAN TH CONTRACTOR OR OWNE REMOVED FROM THE WO DIRECTED OTHERWISE B
- A PRELIMINARY INSPECT 8. SCHEDULED THROUGH 1 **RE-INSTALLATION OF THE**
- SYMBOLS SHOWN ON SC 9. **REVIEW DRAWINGS TO D** EQUIPMENT TYPE.
- 10. THESE DRAWINGS ARE D GENERAL LOCATION OF DRAWINGS. VISIT SITE FO
- 11. PROVIDE ALL SUPPORT REQUIRED TO INSTALL E RECOMMENDATIONS. DO OTHER DEVICES FROM D NOT ALLOW DUCTS, PIPE STRUCTURE.
- 12. CONNECT ALL MECHANIC RUBBERIZED-CANVAS FL EQUIPMENT WITH VIBRA
- 13. ANY EQUIPMENT WHICH LOCATED ABOVE OR BEH WITH AN ACCESS DOOR COORDINATE ACCESS PA LOCATIONS.
- 14. ALL EQUIPMENT SHALL B AND/OR RECOMMENDAT
- 15. PROVIDE EQUIPMENT SU MANUFACTURERS SHALI FOR A MINIMUM OF 3 YEA
- 16. UNOBSTRUCTED ACCESS LOCATE ALL SUCH EQUIF AND TO MEET THE NATIO
- 17. PROVIDE ALL NEW EQUIP ONE YEAR FROM THE DA

DUCTWORK:

- 18. FABRICATE DUCTWORK ACCORDANCE WITH SMA PRESSURE CLASSES SPE
 - PRESSURE CLASS ("W.G." CONSTANT VOLUME EXH
- 19. SEAL AND/OR REPAIR AN LEAKAGE.
- 20. DUCTWORK SIZES SHOWI
- 21. USE THERMAFLEX G-KM (ALUMINUM FLEXIBLE DUC BARRIER JACKET. LIMIT I
 - a. SIZE FLEXIBLE DUC SUPPLIES UNLESS
 - b. USE RIGID SPIRAL FEET (ROUND DUCT SIZE SHALL MATCH FLEXIBLE DUCT SIZE).



 CONNECT FLEXIBLE, OR RIGID ROUND DUCTWORK, TO THE LOW PRESSID DUCT USING CLEVAFLEX TYPE DESC SPIN-IN COLLARS OR "AIR-TITE" AD BACKED FITTINGS SECURED TO THE MAIN DUCT WITH SHEET METAL SCI AT CONNECTIONS TO AIR DEVICES OR RIGID DUCT WORK, MECHANICALI PASTEN AND SEAL FLEXIBLE DUCT AIRTIGHT. SEAL INSULATION JACKET USING INSULATION TAPE OR CEMENT TO MAIN THE VAPOR BARRIER. BO NOT ROUTE FLEXIBLE DUCT THROUGH SLAB TO SLAB PARTITIONS. DO NOT ROUTE FLEXIBLE DUCT THROUGH SLAB TO SLAB PARTITIONS. DO NOT ROUTE FLEXIBLE DUCT WHERE FLEXIBLE DUCTS ARE SHOWN TO F THROUGH SLAB TO SLAB PARTITIONS. DO NOT ROUTE FLEXIBLE DUCT WHERE FLEXIBLE DUCTS ARE SHOWN TO F THROUGH SLAB TO SLAB PARTITIONS. PROVIDE TRANSITIONS AND ACCESSORIES TO CONNECT FLEXIBLE DUCT RIGID DUCT. INSTALL DUCTWORK TIGHT TO THE UNDERSIDE OF THE BUILDING STRUCTURE ADJUST THE DUCT WHERE FLEVATION TO MAINTAIN DUCT TIGHT TO BOTTOM OF STRUCTURE WHERE STRUCTURE LEVATIONS CHANGE. 	HESIVE REWS. LY NTAIN PASS T TO E. T TO E. T TO E. T TO E. T TO E. T TO E. T TO E. T TO E.
DJECT SITE, EXAMINE THESE PLANS AND ALL DRAWINGS OF WORK, AND REPORT ANY DISCREPANCIES OR I SET TO THE ENGINEER FOR RESOLUTION AND O SUBMISSION OF BIDS. BY SUBMITTING A BID ON THIS TOR ACCEPTS THESE DOCUMENTS AS AN ADEQUATE PE OF WORK. CLAIMS FOR ADDITIONAL COSTS TO ACHIEVE IF WORK WILL NOT BE ACCEPTED. HESE DOCUMENTS IS NEW UNLESS SPECIFICALLY OR PROVIDED BY OTHERS. HIS PROJECT IN ACCORDANCE WITH THE 2021 VIRGINIA 1 VIRGINIA ENERGY CODE ALONG WITH ALL REFERENCED NS. L PERMITS ASSOCIATED WITH THIS PROJECT AND ARRANGE IONS BY THE APPROPRIATE LOCAL AUTHORITIES. DUCT USING CLEVAFLEX TYPE DESC SPIN-IN COLLARS OR "AIR-TITE" ADI BACKED FITTINGS SECURED TO THE MAIN DUCT WITH SHEET METAL SCI ACCONNECTIONS TO AIR DEVICES OR RIGID DUCT WORK, MECHANICAL FASTEN AND SEAL FLEXIBLE DUCT AIRTIGHT. SEAL INSULATION JACKET USING INSULATION TAPE OR CEMENT TO MAIN FASTEN AND SEAL FLEXIBLE DUCT THROUGH SLAB TO SLAB PARTITIONS. PROVIDE ROUND RIGID DUCT WHERE FLEXIBLE DUCTS ARE SHOWN TO F THROUGH SLAB TO SLAB PARTITIONS. FOR OVIDE TRANSITIONS AND ACCESSORIES TO CONNECT FLEXIBLE DUCT RIGID DUCT. 22. INSTALL DUCTWORK TIGHT TO THE UNDERSIDE OF THE BUILDING STRUCTURE ADJUST THE DUCT ELEVATION TO MAINTAIN DUCT TIGHT TO BOTTOM OF	HESIVE REWS. LY NTAIN PASS T TO E. T TO E. T TO E. T TO E. T TO E. T TO E. T TO E. T TO E.
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OR PROVIDED BY OTHERS.PROVIDE ROUND RIGID DUCT WHERE FLEXIBLE DUCTS ARE SHOWN TO F THROUGH SLAB TO SLAB PARTITIONS.HIS PROJECT IN ACCORDANCE WITH THE 2021 VIRGINIA 1 VIRGINIA ENERGY CODE ALONG WITH ALL REFERENCED NS.F. PROVIDE TRANSITIONS AND ACCESSORIES TO CONNECT FLEXIBLE DUCT RIGID DUCT.L PERMITS ASSOCIATED WITH THIS PROJECT AND ARRANGE IONS BY THE APPROPRIATE LOCAL AUTHORITIES.22.INSTALL DUCTWORK TIGHT TO THE UNDERSIDE OF THE BUILDING STRUCTURE ADJUST THE DUCT ELEVATION TO MAINTAIN DUCT TIGHT TO BOTTOM OF	T TO E. TH THE DING DRK HERE
HIS PROJECT IN ACCORDANCE WITH THE 2021 VIRGINIA 1 VIRGINIA ENERGY CODE ALONG WITH ALL REFERENCED NS. IL PERMITS ASSOCIATED WITH THIS PROJECT AND ARRANGE 22. INSTALL DUCTWORK TIGHT TO THE UNDERSIDE OF THE BUILDING STRUCTURE IONS BY THE APPROPRIATE LOCAL AUTHORITIES.	E. TH THE DING DRK HERE
IONS BY THE APPROPRIATE LOCAL AUTHORITIES. ADJUST THE DUCT ELEVATION TO MAINTAIN DUCT TIGHT TO BOTTOM OF	TH THE DING DRK HERE
	DING DRK HERE
I NOTIFY THE BUILDING OWNER IMMEDIATELY OF ANY /ERY OF ANY EXISTING DAMAGE. THE PROTECTION OF ALL PREVENT CLOGGING AND THE CONTRACTOR IS23.PROVIDE ALL NECESSARY TRANSITIONS IN DUCTWORK FOR CONNECTION TO EQUIPMENT AND ACCESSORIES. REDUCE DUCTWORK SIZES ONLY AT THE CONNECTION POINT TO EQUIPMENT.	DING DRK HERE
24. SUSPEND DUCTWORK FROM THE BUILDING STRUCTURE IN ACCORDANCE WIT CONSTRUCTION AREA SHALL BE PROTECTED TO PREVENT S FROM ENTERING. SEAL ALL DUCT AND EQUIPMENT C. PROVIDE NEW FILTERS FOR ALL HVAC EQUIPMENT PRIOR	ORK
25. COORDINATE THE INSTALLATION OF THE DUCTWORK SYSTEM WITH THE BUILD STRUCTURE AND THE WORK OF ALL OTHER CONTRACTORS. ADJUST DUCTWOR IE WORK AREA DAILY OR AS DIRECTED BY THE GENERAL R. REMOVE ALL TRASH AND DEBRIS FROM THE PROJECT ORK AREA WHICH IS NOT REUSED BY THE OWNER UNLESS BY THE OWNER'S REPRESENTATIVE. 25. COORDINATE THE INSTALLATION OF THE DUCTWORK SYSTEM WITH THE BUILD STRUCTURE AND THE WORK OF ALL OTHER CONTRACTORS. ADJUST DUCTWOR SIZES, LOCATION AND CONFIGURATION, INCLUDING DIFFUSER PLENUMS, AS REQUIRED TO COORDINATE WITH WORK OF THIS AND ALL OTHER TRADES. W NECESSARY TO AVOID OBSTRUCTIONS, RE-SIZE, OFFSET, RAISE, OR LOWER T DUCTWORK. DO NOT EXCEED THE DESIGN VELOCITIES IN ANY DUCT SECTION REQUIRING SIZING REVISIONS. INDICATE ALL COORDINATION ISSUES ON THE	IS
TION OF THE HVAC WORK IN PROGRESS SHALL BE THE BUILDING OWNER PRIOR TO THE INSTALLATION OR E CEILING GRID. 26. PROVIDE TURNING VANES IN ALL 90° RECTANGULAR ELBOWS AND SPLITTER V IN ALL 90° RECTANGULAR RADIUS ELBOWS.	'ANES
CHEDULES INDICATE THE TYPE OF EQUIPMENT ONLY. DETERMINE THE EXACT QUANTITIES REQUIRED FOR EACH AND A RADIUS BEND ON THE OUTSIDE OF THE ELBOW (HARD RADIUS HEEL OF	-
UAGRAMMATIC AND ARE INTENDED TO DEPICT THE HVAC SYSTEM COMPONENTS. DO NOT SCALE MECHANICAL OR PROPER DIMENSIONS AND LOCATION OF EQUIPMENT. OR PROPER DIMENSIONS AND LOCATION OF EQUIPMENT. COMPARENT OF THE STRENG O	KE-OFF
29. PROVIDE THE AIR DISTRIBUTION DEVICES WITH APPROPRIATE FRAMES FOR QUIPMENT IN ACCORDANCE WITH THE MANUFACTURER'S D NOT SUPPORT CEILINGS, LIGHTING FIXTURES, OR ANY DUCTWORK OR PIPING. UNLESS OTHERWISE NOTED, DO 29. PROVIDE THE AIR DISTRIBUTION DEVICES WITH APPROPRIATE FRAMES FOR INSTALLATION IN THE SELECTED CEILING CONSTRUCTION. COORDINATE COL SELECTION WITH THE ARCHITECT AND MAINTAIN A NC LEVEL OF 30 OR LESS IN AIR DISTRIBUTION DEVICE SELECTIONS.	
ES, OR CONDUITS TO DIRECTLY CONTACT THE BUILDING 30. INSULATE ALL SUPPLY AND RETURN AIR DUCTS WITH MINIMUM R-6 INSULATION INTEGRAL VAPOR BARRIER WRAP.	N WITH
CAL EQUIPMENT TO DUCTWORK USING .EXIBLE CONNECTIONS. INSTALL ALL MECHANICAL TION ISOLATION DEVICES. 31. INSTALL ALL INSULATION IN ACCORDANCE WITH ASTM E84. PROVIDE INSULAT WITH A FLAME SPREAD RATING OF LESS THAN 25 AND A SMOKE DEVELOPED F OF LESS THAN 50 WHEN TESTED IN ACCORDANCE WITH ASTM E84.	
WILL REQUIRE PERIODIC INSPECTION OR SERVICE, IF HIND INACCESSIBLE CONSTRUCTION, SHALL BE PROVIDED OF SUFFICIENT SIZE TO PERMIT THE REQUIRED SERVICE. ANEL LOCATIONS WITH ASSOCIATED EQUIPMENT 34. MAINTAIN VAPOR BARRIER ON ALL INSULATION APPLIED TO ALL EQUIPMENT, F OR DUCTWORK WHICH CONVEYS LIQUID OR AIR AT A TEMPERATURE OF LESS 70 DEGREES F.	,
35. INSULATE ALL CONDENSATE PIPING WITH 0.5" THICK CLOSED-CELL ELASTOMI PIPE INSULATION.	ERIC
IITABLE FOR THE INTENDED PURPOSE. ALL <u>AIR SYSTEM BALANCING:</u> A HAVE HAD SIMILAR PRODUCTS IN SATISFACTORY SERVICE	
ARS. S IS REQUIRED ON ALL SIDES OF ELECTRIC EQUIPMENT. 36. INCLUDE THE SERVICES OF A CERTIFIED INDEPENDENT BALANCING CONTRACT THE SCOPE OF THIS CONTRACT TO PERFORM ALL SYSTEM BALANCING PROCI IN ACCORDANCE WITH NEBB AND AABC REQUIREMENTS.	-
PMENT WITH ADEQUATE CLEARANCE FOR MAINTENANCE DNAL ELECTRICAL CODE'S REQUIRED CLEARANCES. DNAL ELECTRICAL SWITH A WARRANTY FOR A MINIMUM OF	IS
TE OF LANDLORD/OWNER ACCEPTANCE. NTE OF LANDLORD/OWNER ACCEPTANCE. REPORTS ON NEBB OR AABC FORMS APPROVED AND STAMPED BY THE REGISTING. ENGINEER WHO SUPERVISED THE TESTING.	STERED
38. PERFORM A PRELIMINARY AIR SYSTEM BALANCE ON ALL DEVICES IN AREAS WE FROM GALVANIZED SHEET STEEL WITH G60 COATING IN ACNA DUCT CONSTRUCTION STANDARDS AND THE ECIFIED BELOW: 38. PERFORM A PRELIMINARY AIR SYSTEM BALANCING MECHANISMS INACCESSIBLE. PRELIMINARY AIR BALANCING IS REQUIRED TO PREVENT THE GENERATION OF OBJECTIONABLE NOISE AT THE AIR DEVICES. SCHEDULE THE WORK SUCH TH FAN SYSTEMS ARE FULLY OPERATIONAL FOR THE PRELIMINARY AIR BALANCE TO APPLICATION OF THE FINAL FINISHES. PERFORM THE FINAL BALANCING A	= IAT THE E PRIOR
") /SEAL CLASS AIR DEVICE WITH AN INTEGRAL OPPOSED BLADE DAMPER OR OTHER APPROV IAUST AIR DUCT 2.0 / A BALANCING MECHANISM. ELIMINATE ANY OBJECTIONABLE NOISE CREATED B BALANCING MECHANISM.	
IY DUCTWORK WITH VISUAL OR AUDIBLE SIGNS OF AIR 39. PERFORM A FINAL SYSTEM BALANCE ONLY WHEN THE SYSTEM IS COMPLETE CAPABLE OF OPERATING IN ACCORDANCE WITH THE DESIGN CONTROL SEQU	
/N ARE INSIDE CLEAR DIMENSIONS. (N ARE INSIDE CLEAR DIMENSIONS. COORDINATE THE SCHEDULE FOR THE SYSTEM BALANCE WITH ALL APPROPR TRADES TO IDENTIFY AND CORRECT ANY DEFICIENCIES WHICH COULD RESUL	IATE
(U.L. 181 CLASS 1) FACTORY-INSULATED TWO PLY BONDED CTWORK. THE INSULATION SHALL INCLUDE A VAPOR FLEXIBLE DUCT TO A MAXIMUM LENGTH OF 8 FEET. INCOMPLETE BALANCE REPORT. INCOMPLETE BALANCE REPORTS WILL NOT INCOMPLETE BALANCE REPORT. INCOMPLETE BALANCE REPORT FROM THE ENGINEER.	BE
CTWORK TO MATCH THE NECK SIZE OF THE DEVICE IT S OTHERWISE SCHEDULED. CONTROLS:	
DUCT TO MAINTAIN FLEXIBLE DUCT LENGTHS UNDER 14 40. FURNISH ALL LABOR, MATERIALS, EQUIPMENT, AND DESIGN SERVICES REQUI T SIZE SHALL MATCH FLEXIBLE DUCT SIZE). PROVIDE A COMPLETE CONTROL SYSTEM. THIS WORK SHALL INCLUDE WORK	

REQUIRED BY ELECTRICAL CONTRACTOR AS WELL. PROVIDE INITIAL SETUP AND

THERMOSTAT. SET THERMOSTATS 75 DEGREE FOR COOLING SEASON AND 70

PROGRAMMING OF ALL CONTROLS.

DEGREE F FOR HEATING SEASON.

41.

HEAT PUMPS SHALL BE CONTROLLED VIA WALL MOUNTED

SYMBOL \square - 8x8 -× 1 — R — — CD — Ē --0

—

MECHANICAL SYMBOLS

DESCRIPTION EXHAUST FAN DUCTWORK WITH SIZE INDICATION AIR FLOW DIRECTION REFERENCED PLAN NOTE DESIGNATION **REFRIGERANT PIPING** CONDENSATE DRAIN PIPING THERMOSTAT PIPE GOING UP

PIPE GOING DOWN



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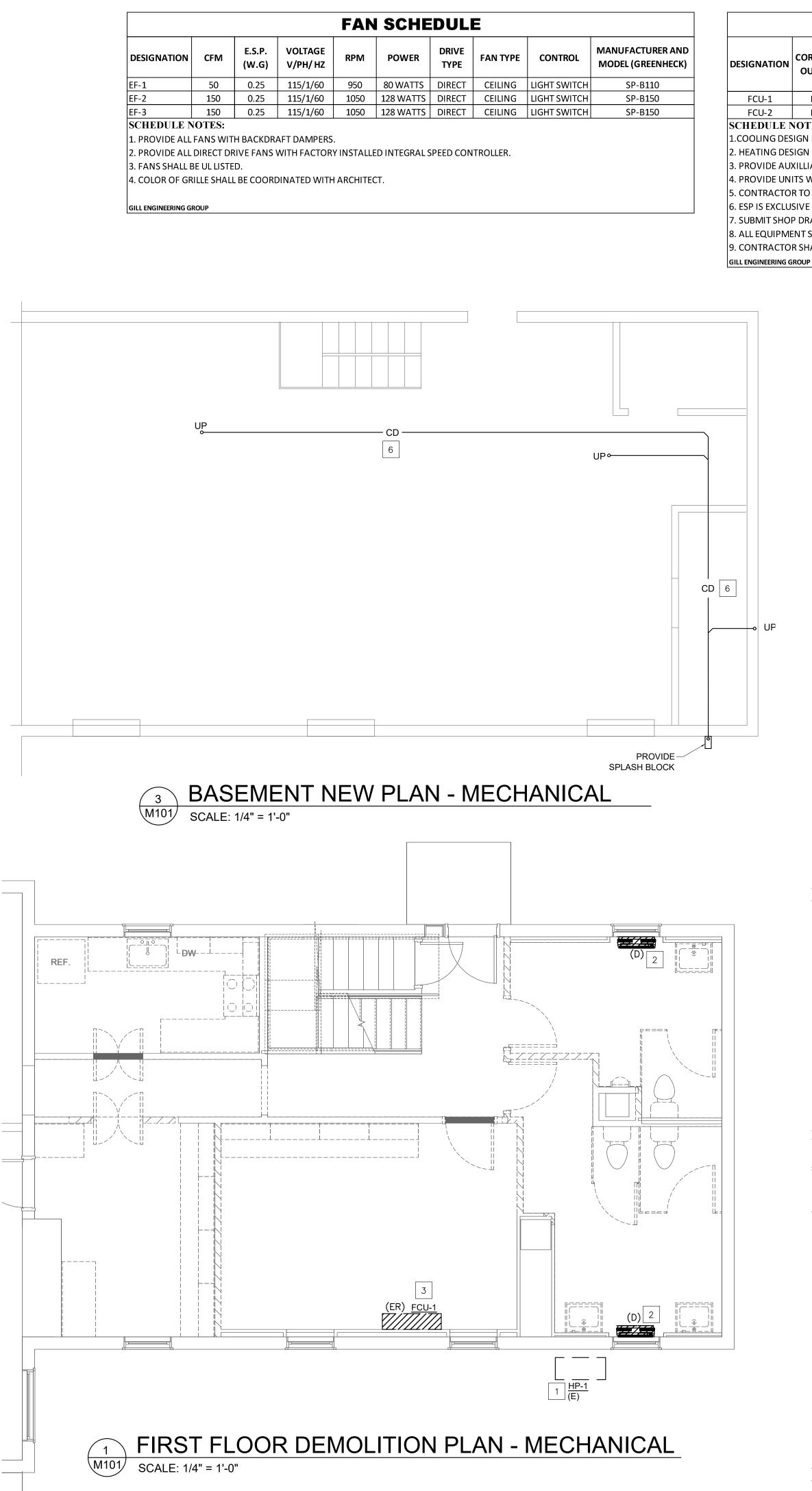
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RUST MANOR 802 CHILDRENS CENTER RD LEESBURG, VA 20175 DRAWING TITLE: NOTES AND SYMBOLS-MECHANICAL **DRAWING NUMBER:** COMM. NO: DRAWN : M100 CHECKED : SCALE: DATE:



INDOOR UNIT SCHEDULE									
	CORROSPONDING	SUPPLY AIR TOTAL L/M/H CFM	COOLING CAPACITY		HEATING CAPACITY	IEATING CAPACITY ELECTRICAL DA			
DESIGNATION	OUTDOOR UNIT		SENS (MBH)	TOTAL (MBH)	HEAT PUMP MODE(MBH)	MCA/MOCP	VOLTAGE V/PH/HZ	WEIGHT (LBS.)	DAIKIN MODEL NO.
FCU-1	Existing HP	272	7.2	9	10	7.6/15	208-230/1/60	27	FTXR09WVJUW9
FCU-2	Existing HP	272	7.2	9	10	7.6/15	208-230/1/60	27	FTXR09WVJUW9
SCHEDULE N	CHEDULE NOTES								

1.COOLING DESIGN BASED ON 95°FDB AMBIENT OUTDOOR CONDITION, RETURN AIR TEMPERATURE 80°FDB, 67°FWB CONDITION.

2. HEATING DESIGN BASED ON 47°FDB, 43°FWB AMBIENT OUTDOOR CONDITION AND 70°FDB SPACE CONDITION.

B. PROVIDE AUXILLIARY DRAIN PAN UNDER THE COIL. PROVIDE FLOAT SWITCH IN PAN; WIRE UNIT THROUGH FLOAT SWITCH. FLOAT SWITCH TO SHUT OFF UNIT WHEN 4. PROVIDE UNITS WITH CONDENSATE PUMP/LIFT MECHANISM TO LIFT WATER UP TO 33".

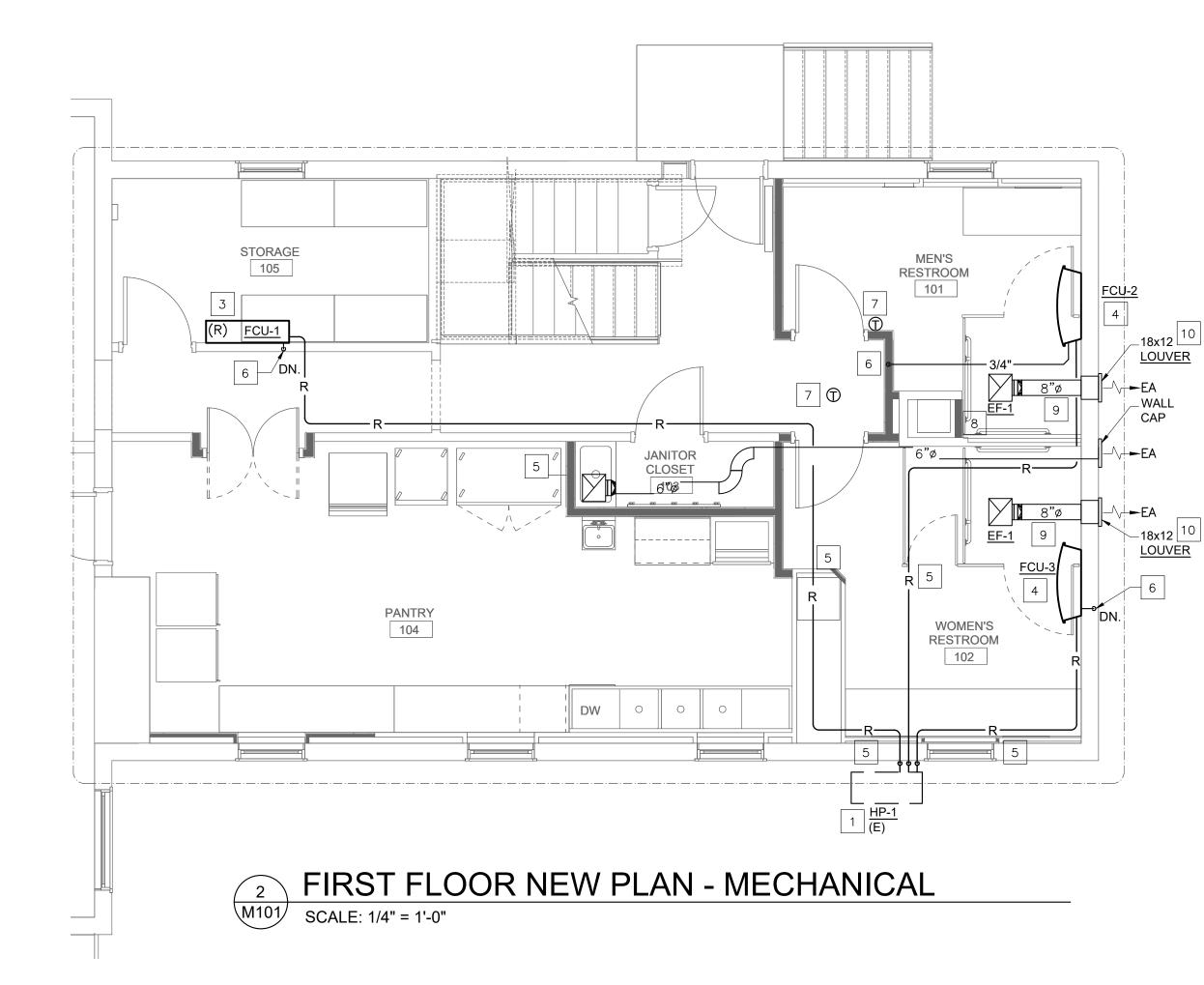
5. CONTRACTOR TO FURNISH AND INSTALL INSULATED REFRIGERANT PIPING BETWEEN FCU'S AND CONDENSING UNITS. REFER TO PIPING MANUAL.

6. ESP IS EXCLUSIVE OF FILTERS, WET COIL, CASING LOSSES, AND HEATING COIL.

7. SUBMIT SHOP DRAWINGS FOR APPROVAL.

8. ALL EQUIPMENT SHALL BE INSTALLED BY CONTRACTOR CERTIFIED BY LG AND HAVING AT LEAST 5 YEARS OF EXPERIENCE IN INSTALLING SUCH SYSTEMS. 9. CONTRACTOR SHALL OBTAIN APPROVAL FROM MANUFACTURER'S REPRESENTATIVE FOR INSTALLATION PRIOR TO COMPLETION. CONTRACTOR SHALL ENGAGE

	REF
1	EXISTING TO REM. ORDER. NOTIFY L
2	DEMOLITION FLO FIELD COORDINA
3	RELOCATE WALL NECESSARY TO N
4	NEW WALL MOUN
5	REFRIGERANT PIP
6	3/4" CONDENSAT DISCHARGE LOC
7	NEW THERMOSTA
8	NEW BATHROOM
9	NEW BATHROOM
10	NEW LOUVER BY METAL BOX FOR I



ERENCED PLAN NOTES Applicable to this drawing only

AIN HEAT PUMP ON GRADE. CONTRACTOR SHALL CHECK UNIT FOR WORKING LANDLORD/TENANT OF ANY DEFICIENCY. FIELD COORDINATE LOCATION.

- OOR MOUNTED FAN COIL UNIT. HAND IT BACK TO LANDLORD/TENANT FOR FUTURE USE. ATE DEMOLITION WORK.
- MOUNTED FAN COIL UNIT DAIKIN MODEL FTX\$12LVJU. RECONNECT PIPING AS NEW LOCATION. FIELD COORDINATE WORK.
- INTED FAN COIL UNIT. INSTALL AS PER MANUFACTURING RECOMMENDATION. FIELD ISTALLATION WORK.
- PING IN CEILING SPACE. FIELD COORDINATE ROUTING.
- ATE DRAIN PIPING GO DOWN TO BASEMENT. FIELD COORDINATE ROUTING AND CATION .
- TAT BY FAN COIL UNIT MANUFACTURER. FIELD COORDINATE LOCATION.
- M EXHAUST FAN. FIELD COORDINATE LOCATION.
- M EXHAUST DUCT IN CEILING SPACE. FIELD COORDINATE ROUTING.
- Y GREENHECK MODEL EDD-401 OR APPROVED EQUAL. CONTRACTOR SHALL PROVIDE R DUCTWORK CONNECTION. FIELD COORDINATE INSTALLATION WORK.

LEGEND

- FCU FAN COIL UNIT
- (E) EXISTING TO REMAIN EF EXHAUST FAN
- HP HEAT PUMP
- T THERMOSTAT

pc

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DRAWING TITLE: FLOOR PLANS -MECHANICAL DRAWING NUMBER: COMM. NO: DRAWN : M101 CHECKED : SCALE:

PLUMBING SPECIFICATION NOTES

- 1. HORIZONTAL SANITARY AND WASTE PIPING SHALL SLOPE AT 1/4" PER FOOT FOR ALL PIPING UP TO AND INCLUDING 2-1/2" AND SHALL SLOPE AT 1/8" PER FOOT FOR ALL PIPING 3" AND LARGER.
- 2. PIPING SHALL BE ROUTED ABOVE CEILINGS AND SHALL BE CONCEALED WITHIN WALLS WHEREVER POSSIBLE.
- 3. ALL DOMESTIC WATER PIPING SYSTEMS SHALL BE TESTED AND CLEANED IN ACCORDANCE WITH THE APPLICABLE CODES.
- 4. THE CONTRACTOR SHALL HYDRAULICALLY PRESSURE TEST ALL PIPING AT THE FULL WORKING PRESSURE FOR A MINIMUM PERIOD OF 24-HOURS. STOP-LEAK COMPOUNDS WILL NOT BE ALLOWED. ALL PRESSURIZED WATER PIPING SYSTEMS SHALL BE RATED FOR 150 PSI WORKING PRESSURE.
- 5. SANITARY, SOIL OR WASTE PIPE SHALL NOT EXTEND GREATER THAN 2'-0" TO A DEAD-END. PROVIDE CLEAN-OUTS AS REQUIRED BY THE LOCAL AUTHORITIES.
- 6. CONNECTIONS BETWEEN DISSIMILAR PIPING MATERIALS SHALL BE MADE WITH SUITABLE DIELECTRIC INSULATING UNIONS.
- 7. ALL PIPING SHALL BE SUPPORTED WITH U.L. LISTED HANGERS AND SUPPORTS SUITABLE FOR THE INTENDED INSTALLATION. DESIGN, SELECTION, SPACING AND APPLICATION OF HANGERS AND SUPPORTS SHALL COMPLY WITH ANSI B31.1 AND MSS SP-69. PIPING SUPPORTS ON ALL DOMESTIC WATER LINES 1-1/4" OR LARGER SHALL BE SUPPORTED TWICE AS FREQUENTLY AS INDICATED IN LISTED STANDARDS.
- 8. SOLDERED COPPER JOINTS SHALL BE SOLDERED WITH LEAD FREE ASTM B22 GRADE 95T TIN-ANTIMONY SOLDER.
- 9. ALL NEW DOMESTIC COLD AND HOT WATER DISTRIBUTION SYSTEM ALONG WITH FIXTURE FAUCETS AND OTHER END-USE DEVICES SHALL BE LEAD FREE.
- 10. ALL NEW COLD WATER SERVICE PIPING SHALL BE RATED FOR NOT LESS THAN 200 PSIG AT 73°F TYPE CPVC (ASTM F442) SD-PR COMPOSED OF CPVC 4120 (23447) SDR 21 OR LOWER NON THREADED OR APPROVED EQUAL.
- 11. ALL NEW DOMESTIC HOT AND COLD WATER DISTRIBUTION PIPING SHALL BE RATED FOR NOT LESS THAN 100 PSI AT 180 ° F AT 160 PSI AT 73° F TYPE CPVC (ASTM D2846) COMPOSED OF CPVC 4210 SDR 11 NON THREADED OR APPROVED EQUAL.
- 12. INSULATE HOT WATER PIPING WITH R-3 FIBER GLASS INSULATION. CONTRACTOR HAS AN OPTION TO INSTALL R-3 UNICELLULAR FOAM INSULATION.
- 13. PIPING AND FITTINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS AND THE ACCEPTABLE MATERIAL STANDARDS, RECOGNIZING ANY LIMITATIONS IN USE.
- 14. GATE VALVES SHALL BE USED FOR STOP OR ISOLATION VALVE APPLICATIONS. IN LIEU OF GATE VALVES FOR PIPING 2-1/2" AND SMALLER, BALL VALVES MAY BE USED.
 15. ALL NEW DOMESTIC HOT AND COLD WATER VALVES SHALL BE CPVC BALL VALVE SOLVENT
- WELD.16. ALL NEW SANITARY, SOIL, WASTE, VENT, WATER PIPING SHALL BE SERVICE WEIGHT SCHEDULE 40 PVC CONFORMING TO ASTM D 2665; ASTM F 1488.
- 17. BACKFLOW PREVENTER (BFP) WALL HYDRANT ASSE 1011; ALL BACK FLOW PREVENTION DEVICES SHALL BE CITY APPROVED.
- 18. THE CONTRACTOR SHALL MAKE ALL EQUIPMENT AND FIXTURE CONNECTIONS.
- 19. VACUUM RELIEF VALVE (VRV): WATTS N36 (ANSI Z21.22).
- 20. THE CONTRACTOR IS PROHIBITED FROM USING LEAD-BASED SOLDER ON DOMESTIC POTABLE WATER SYSTEMS.
- 21. THE CONTRACTOR SHALL MAKE ALL EQUIPMENT AND FIXTURE CONNECTIONS.
- 22. ALL WALL HYDRANTS SHALL BE PROVIDED WITH INTEGRAL VACUUM BREAKERS.

PLUMBING GENERAL NOTES

- 1. PROVIDE COMPLETE AND PROPERLY FUNCTIONING PLUMBING SYSTEMS FOR THIS PROJECT. VISIT THE PROJECT SITE, EXAMINE THESE PLANS AND ALL TRADE DRAWINGS RELATING TO THE AREA OF WORK, AND REPORT ANY DISCREPANCIES OR OMISSIONS IN THIS PLAN SET TO THE ENGINEER FOR RESOLUTION AND CLARIFICATION PRIOR TO SUBMISSION OF BIDS. BY SUBMITTING A BID ON THIS PROJECT, THE CONTRACTOR ACCEPTS THESE DOCUMENTS AS AN ADEQUATE DEFINITION OF THE SCOPE OF WORK. CLAIMS FOR ADDITIONAL COSTS TO ACHIEVE THE INTENDED SCOPE OF WORK WILL NOT BE ACCEPTED.
- 2. IT IS THE INTENT OF THE CONTRACT DOCUMENTS TO INDICATE FINISHED WORK THAT IS FULLY ADJUSTED, TESTED, AND READY FOR OPERATION. WHEREVER THE WORD "PROVIDE" IS USED, IT SHALL MEAN "FURNISH AND INSTALL COMPLETE AND READY FOR USE", UNLESS OTHERWISE NOTED.
- 3. INSTALL ALL WORK ON THIS PROJECT IN ACCORDANCE WITH THE 2021 VIRGINIA STATE /INTERNATIONAL PLUMBING CODE, 2021 VIRGINIA ENERGY CONSERVATION CODE, NFPA 90 ALONG WITH ALL REFERENCED CODES AND LOCAL REGULATIONS.
- 4. OBTAIN AND PAY FOR ALL PERMITS ASSOCIATED WITH THIS PROJECT PRIOR TO STARTING OF WORK AND ARRANGE ALL REQUIRED INSPECTIONS BY THE APPROPRIATE LOCAL AUTHORITIES.
- 5. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL ITEMS NECESSARY FOR THE COMPLETE INSTALLATION OF THE EQUIPMENT AS PER CODE WITHOUT ADDITIONAL COST TO THE OWNER, REGARDLESS WHETHER THE ITEMS ARE INDICATED IN THE CONTRACT DRAWINGS OR SPECIFICATIONS. SUCH ITEMS COULD BE, BUT ARE NOT LIMITED TO, SUPPORTS, INSULATION, WIRING, LUBRICATION, MOTOR CONTROLLERS, START-UP AND SERVICE, ETC.
- 6. THE CONTRACTOR SHALL FURNISH AND INSTALL A FIRST CLASS SYSTEM AND SHALL COMPLETELY COORDINATE WITH ALL OTHER TRADES.
- 7. THE CONTRACTOR SHALL INSTALL ALL EQUIPMENT IN ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS.
- 8. THE CONTRACT DRAWINGS ARE DIAGRAMMATIC AND DO NOT INDICATE ALL COMPONENTS AND ACCESSORIES REQUIRED FOR THE COMPLETE INSTALLATION. THE CONTRACTOR SHALL PROVIDE SUCH ITEMS TO COMPLETE THE ENTIRE SYSTEM AND PLACE IN PROPER OPERATION IN ACCORDANCE WITH APPLICABLE CODES, INDUSTRY STANDARDS, AND EQUIPMENT MANUFACTURER'S RECOMMENDATIONS.
- 9. LOCATIONS OF EQUIPMENT, PIPING, VALVES, ETC. ARE INDICATED DIAGRAMMATICALLY ON THE DRAWINGS. THE CONTRACTOR SHALL OBTAIN EXACT LOCATIONS AND ESTABLISH EXACT DIMENSIONS ON THE JOB SITE AFTER STUDYING THE CONDITIONS.
- 10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING ALL ADDITIONAL FITTINGS AND REROUTING OF PIPING TO ASSURE THE PIPING SYSTEMS ARE INSTALLED PROPERLY AND IN ACCORDANCE WITH CODE.
- 11. ALL NEW SYSTEMS SHALL BE PURGED, CLEANED AND TESTED BY THE CONTRACTOR UPON COMPLETION OF THE PROJECT. ALL PIPING SYSTEMS SHALL BE COMPLETELY LEAK AND PRESSURE TESTED PRIOR TO EQUIPMENT START-UP. DOMESTIC HOT AND COLD WATER SYSTEM SHALL BE DISINFECTED BY APPROVED MEANS PRIOR TO PUT INTO SERVICE. IT SHALL BE ESTABLISHED THAT ALL EQUIPMENT IS CAPABLE OF OPERATING AT THE DESIGN CAPACITY TO THE SATISFACTION OF THE OWNER.
- 12. THE CONTRACTOR SHALL PROVIDE ACCESS DOORS IN WALLS AND CEILINGS TO MAINTAIN ACCESS TO VALVES.
- 13. ALL PIPING SHALL BE CONCEALED ABOVE CEILINGS, WITHIN WALLS, AND WITHIN CHASES UNLESS OTHERWISE NOTED. SOME ARE SHOWN OUTSIDE ON PLANS FOR CLARITY.
- 14. MOUNT ADA PLUMBING FIXTURES IN ACCORDANCE WITH ANSI AND ADA REQUIREMENTS, ARCHITECTURAL DRAWINGS.
- 15. PROVIDE NFPA APPROVED FIRE STOPPING AT ALL PIPING PENETRATIONS OF FIRE RATED FLOORS, WALLS, AND COMPONENTS.
- 16. PROVIDE AND INSTALL CLEANOUTS IN DRAINAGE PIPING AT EVERY CHANGE IN DIRECTION OF PIPING GREATER THAN 45 DEGREES, EVERY 100 LINEAR FEET, AND AS INDICATED ON THE DRAWINGS. ALL CLEANOUT PLUGS SHALL BE REMOVED, THREADS DOPED, AND PLUGS REPLACED PRIOR TO COMPLETION OF PROJECT.
- 17. ALL DOMESTIC COLD AND HOT WATER PIPING PIPES SHALL BE INSULATED.
- 18. THE CONTRACTOR SHALL GUARANTEE ALL WORKMANSHIP, MATERIALS, EQUIPMENT, AND RELATED ITEMS FOR A PERIOD AFTER COMPLETION OF THE PROJECT AND REPLACE ANY DEFECTIVE MATERIALS, EQUIPMENT, AND RELATED ITEMS WITHIN THE GUARANTEE PERIOD.
- 19. THE PERIOD SHALL BE TWELVE MONTHS FROM THE COMPLETION OF THE PROJECT UNLESS SPECIFIED OTHERWISE IN THE SPECIFICATIONS OR CONTRACT DOCUMENTS.
- 20. ALL CONTRACT DOCUMENTS INCLUDING ARCHITECTURAL, STRUCTURAL, ELECTRICAL, MECHANICAL, AND PLUMBING ARE COMPLEMENTARY AND MUST BE USED IN COMBINATION BY THE CONTRACTOR TO OBTAIN COMPLETE CONSTRUCTION INFORMATION AND PROVIDE A COMPLETE OPERABLE SYSTEM.
- 21. FREEZE PROTECT PIPING EXPOSED TO OUTDOOR TEMPERATURES.
- 22. REFER TO THE SPECIFICATIONS FOR ADDITIONAL INFORMATION.

AB	BREVIATIONS
ABBREVIATION	DESCRIPTION
ABV	ABOVE
AFF	ABOVE FINISHED FLOOR
ARCH	ARCHITECTURAL
BEL	BELOW
BFP	BACK FLOW PREVENTER
BTU	BRITISH THERMAL UNIT
CD	CONDENSATE DRAIN
CI	CAST IRON
CFH	CUBIC FEET PER HOUR
CO	CLEAN-OUT
CONN	CONNECTION
CONT	CONTINUATION
CW	COLD WATER
DEG	DEGREES
DFU	DRAINAGE FIXTURE UNITS
DF	DRINKING FOUNTAIN
DIA	DIAMETER
DN	DOWN
DS	DOWNSPOUT
DWG	DRAWING
EA	EACH
ELECT	ELECTRICAL
EWH	ELECTRIC WATER HEATER
E OR ETR	
F	FAHRENHEIT
FD	FLOOR DRAIN
FLR	FLOOR
GPH	GALLONS PER HOUR
GPM	GALLONS PER MINUTE
HB	HOSE BIBB
HC	HANDICAP
HW	HOT WATER
KW	KILOWATT
LAV	LAVATORY
MAX	
MBH	1000 BRITISH THERMAL UNITS PER HOUR
MECH	MECHANICAL
MIN	MINIMUM
MTD	MOUNTED
MS	
NIC	
OSD	
PH	PHASE
SAN	SANITARY
SK	SINK
TEMP	TEMPERATURE
TMV	THERMOSTATIC MIXING VALVE
TP	TRAP PRIMER
TYP	TYPICAL
UR	URINAL
V	VOLTAGE
VP	VENT PIPE
VTR	VENT THROUGH ROOF
WC	WATER CLOSET

PLUM	BING SYMBOLS			
SYMBOL	DESCRIPTION			
	SOIL OR WASTE ABOVE SLAB(SANITARY) PIPE			
	EXISTING WASTE PIPE			
FW	FILTERED WATER			
	VENT PIPE			
	EXISTING VENT PIPE			
	NEW DOMESTIC COLD WATER PIPE			
	EXISTING DOMESTIC COLD WATER PIPE			
	105° F DOMESTIC HOT WATER PIPE			
	HOT WATER CIRCULATING PIPE			
CD	CONDENSATE DRAIN			
D	DRAIN			
Т	VACUUM BREAKER			
140°	140° HOT WATER PIPE			
G	GAS PIPE			
O	PIPE TURN UP			
	PIPE TURN DOWN			
	GATE VALVE			
	GLOB VALVE			
	BACK FLOW PREVENTER			
	DOUBLE CHECK VALVE ASSEMBLY			
~~~~	DRAIN VALVE WITH HOSE CONNECTOR END			
-3	PRESSURE AND TEMPERATURE RELIEF VALVE			
	UNION			
Э©	FLOOR DRAIN			
^{CO} O	CLEAN OUT			
DS-1	PLUMBING FIXTURE DESIGNATION			
<b>₽</b> ↓	WATER HAMMER ARRESTOR			
*	THERMOSTATIC MIXING VALVE			
<u>لم</u>	GATE VALVE OS&Y			
	PRESSURE REDUCING VALVE			
@ 	SUB METER WITH REMOTE READER			
K				
	GAS COCK VALVE GAS REGULATING VALVE			
	POINT OF CONNECTION. NEW TO EXISTING			
	THERMOMETER			
Ψ []	INDICATES A DRAWING NOTE			
W           P-1	PLAN OR DETAIL NUMBER			
	ITEM TO BE DEMOLISHED			
δ	CHROME PLATED BRASS 1/4 TURN ANGLE VALVE			
* SYMBOLS AND ABBR	EVIATIONS ARE COMPOSITE. ALL SYMBOLS			
AND ABBREVIATIONS MAY NOT BE USED ON THIS PROJECT.				

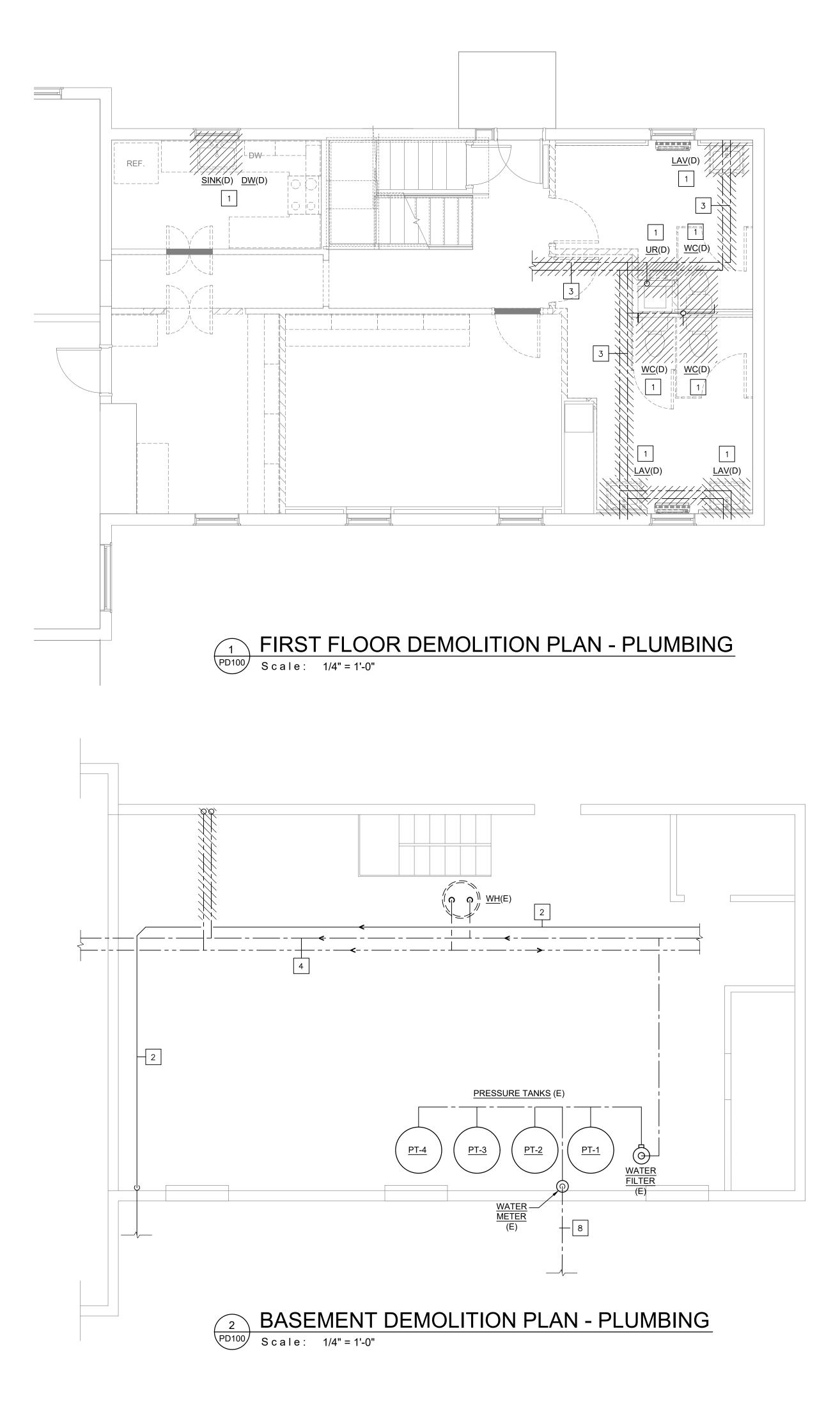


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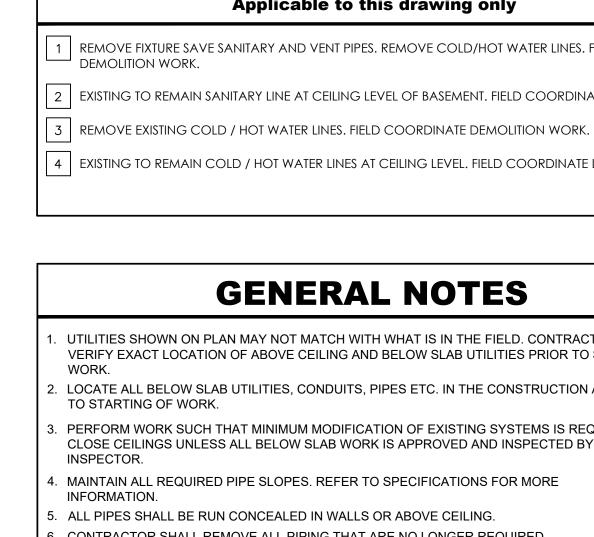
# RUST MANOR

802 CHILDRENS CENTER RD LEESBURG, VA 20175				
DRAWING TITLE:				
NOTES AND SYMBOLS-				
PLUMBI	NG			
COMM. NO:	DRAWING NUMBER:			
DRAWN :				
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00415				
SCALE:				
DATE:				





(D) TO BE DEMOLISHED (E) EXISTING TO REMAIN (ER) EXISTING TO BE RELOCATED (R) RELOCATED ITEM



. CONTRACTOR SHALL REMOVE ALL PIPING THAT ARE NO LONGER REQUIRED. FLOOR PENETRATIONS AND OPEN SLAB CUTTING (TRENCHES) REQUIRE X-RAY OR GPR REPORTS AND APPROVAL OF THE REPORTS ARE REQUIRED PRIOR TO DRILLING OR CUTTING SLABS. PENETRATIONS OF THE FLOOR GREATER THAN 1 1/2" REQUIRE X-RAY/GPR, REVIEW, AND LAND LORD APPROVAL. CONTRACTOR TO COORDINATE ALL BELOW GRADE PIPING INSTALLATION WITH EXISTING FOOTER

(IPC 2021 307.5)

ALL IN WET AREAS AND / OR BEHIND PLUMBING FIXTURES SHALL BE CONSTRUCTED OF MOISTURE RESISTANCE DRYWALL OR CEMENT BOARD WITH THE BOTTOM OF WALL CAULKED AT FLOOR LEVEL TO PREVENT MOISTURE INFILTRATION INTO BASE BUILDING ELEMENTS. WATERPROOFING TO BE PROVIDE BELOW NEW TILE IN WET AREAS.

# **REFERENCED PLAN NOTES** Applicable to this drawing only

REMOVE FIXTURE SAVE SANITARY AND VENT PIPES. REMOVE COLD/HOT WATER LINES. FIELD COORDINATE

2 EXISTING TO REMAIN SANITARY LINE AT CEILING LEVEL OF BASEMENT. FIELD COORDINATE EXACT LOCATION

4 EXISTING TO REMAIN COLD / HOT WATER LINES AT CEILING LEVEL. FIELD COORDINATE LOCATION.

## **GENERAL NOTES**

UTILITIES SHOWN ON PLAN MAY NOT MATCH WITH WHAT IS IN THE FIELD. CONTRACTOR TO FIELD VERIFY EXACT LOCATION OF ABOVE CEILING AND BELOW SLAB UTILITIES PRIOR TO STARTING OF

LOCATE ALL BELOW SLAB UTILITIES, CONDUITS, PIPES ETC. IN THE CONSTRUCTION AREA PRIOR

PERFORM WORK SUCH THAT MINIMUM MODIFICATION OF EXISTING SYSTEMS IS REQUIRED. DO NOT CLOSE CEILINGS UNLESS ALL BELOW SLAB WORK IS APPROVED AND INSPECTED BY PLUMBING

MAINTAIN ALL REQUIRED PIPE SLOPES. REFER TO SPECIFICATIONS FOR MORE

- ALL PIPES SHALL BE RUN CONCEALED IN WALLS OR ABOVE CEILING.



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# RUST MANOR

#### 802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: DEMOLITION PLANS-PLUMBING DRAWING NUMBER: COMM. NO:

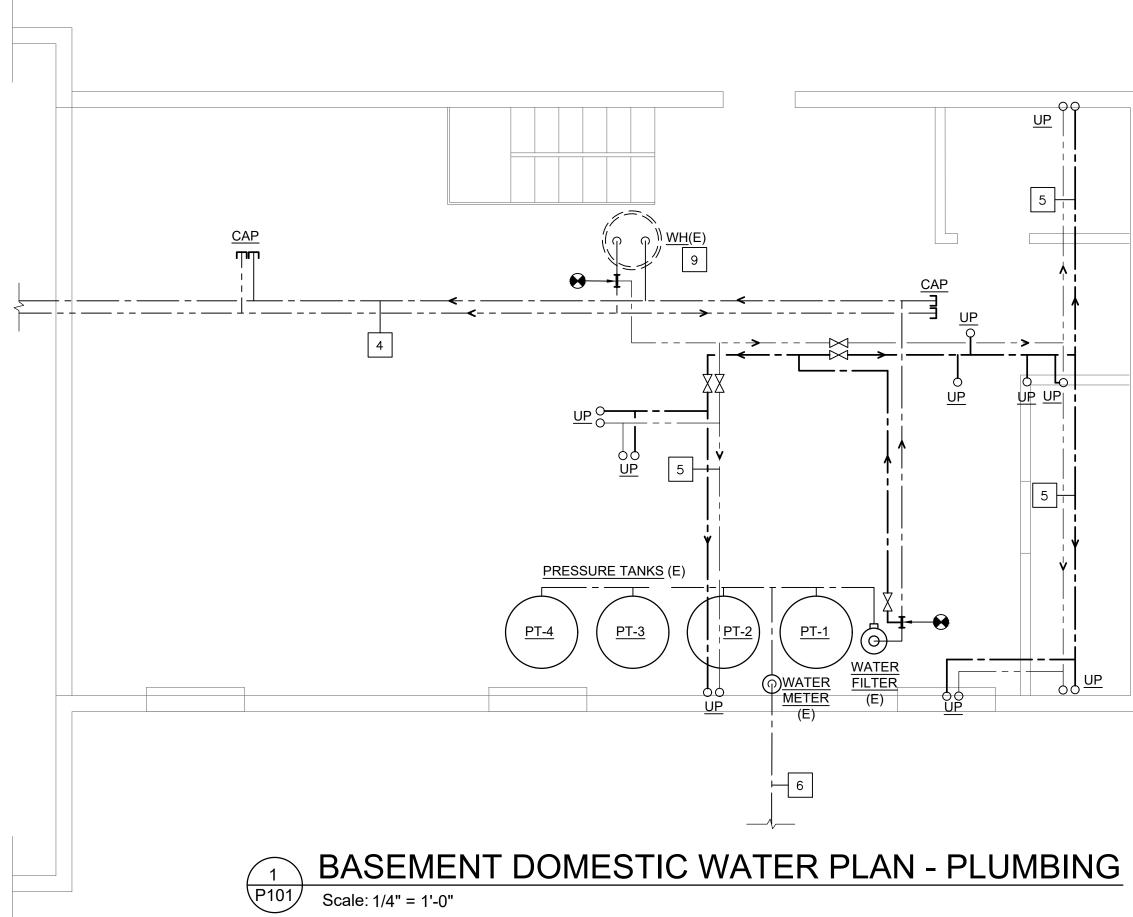
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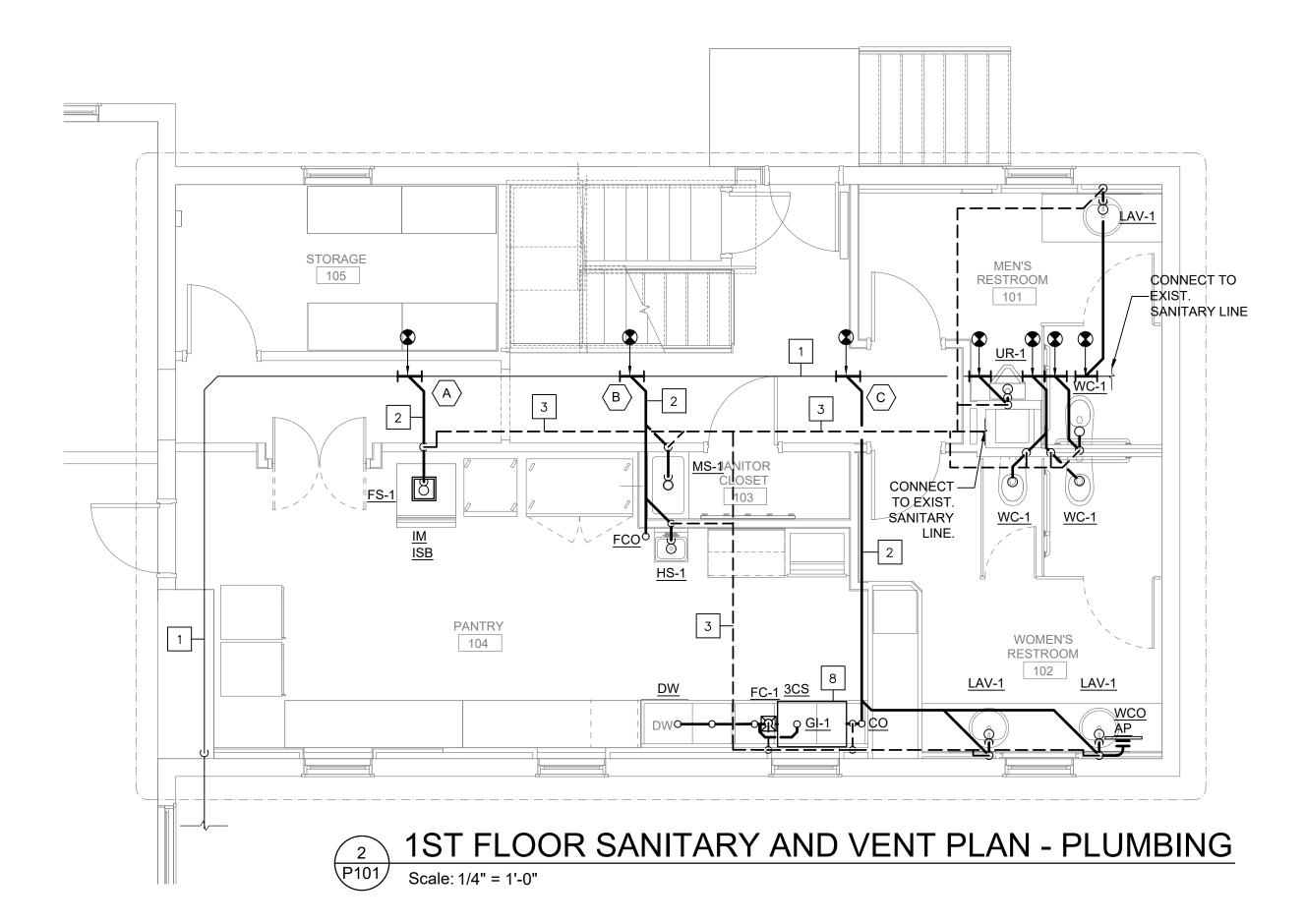
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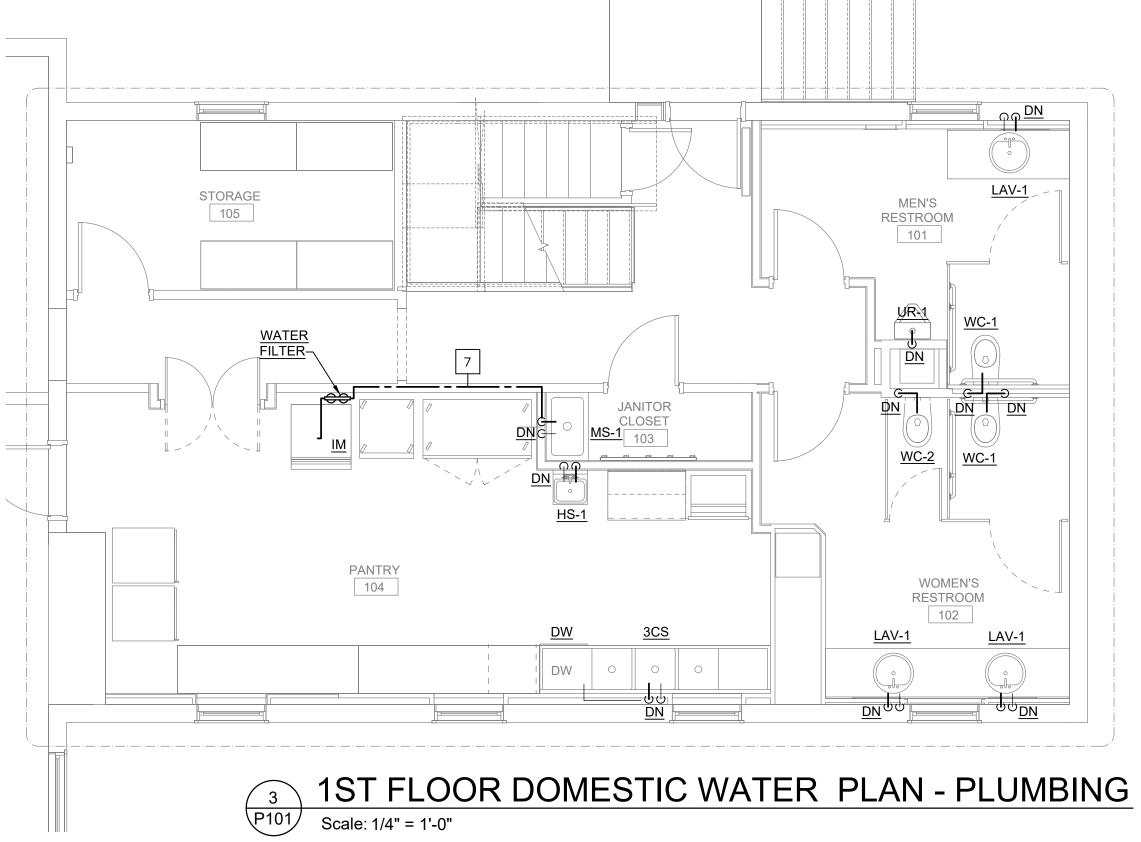
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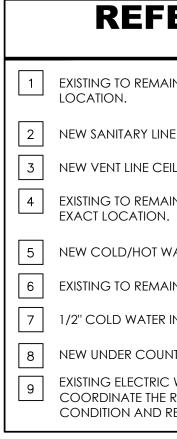
DATE:

PD100









LEGEND

(D) TO BE DEMOLISHED

(E) EXISTING TO REMAIN

(R) RELOCATED ITEM

(ER) EXISTING TO BE RELOCATED

# **REFERENCED PLAN NOTES** Applicable to this drawing only

EXISTING TO REMAIN SANITARY LINE AT CEILING LEVEL OF BASEMENT. FIELD COORDINATE EXACT

- 2 NEW SANITARY LINE AT CEILING LEVEL OF BASEMENT. FIELD COORDINATE ROUTING.
- 3 NEW VENT LINE CEILING LEVEL OF 1ST FLOOR. FIELD COORDINATE ROUTING.
- 4 EXISTING TO REMAIN COLD/HOT WATER LINES AT CEILING LEVEL OF BASEMENT. FIELD COORDINATE
  - NEW COLD/HOT WATER AT CEILING LEVEL OF BASEMENT. FIELD COORDINATE ROUTING.
- 6 EXISTING TO REMAIN COLD WATER FROM WELL . FIELD COORDINATE EXACT LOCATION.
- 1/2" COLD WATER IN THE WALL CAVITY. FIELD COORDINATE ROUTING.
- NEW UNDER COUNTER GREASE INTERCEPTOR. (REFER SCHEDULE ON P103)
- EXISTING ELECTRIC WATER HEATER TO REMAIN. CONNECT NEW HW LINE TO EXISTING HW LINE. FIELD COORDINATE THE ROUTING. CONTRACTOR TO VERIFY THE EXISTING WATER HEATER WORKING CONDITION AND REPLACE AND PROVIDE NECESSARY ACCESSORIES IF REQUIRED.

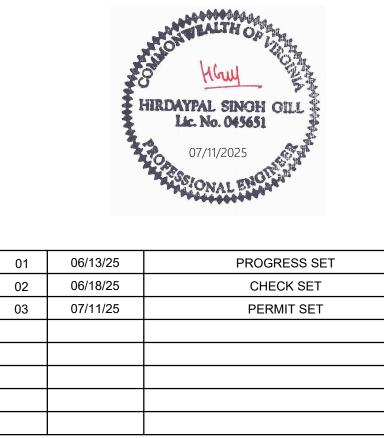
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# RUST MANOR

#### 802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: SANITARY , VENT & DOMESTIC WATER PLANS-PLUMBING

DRAWING NUMBER:

P101

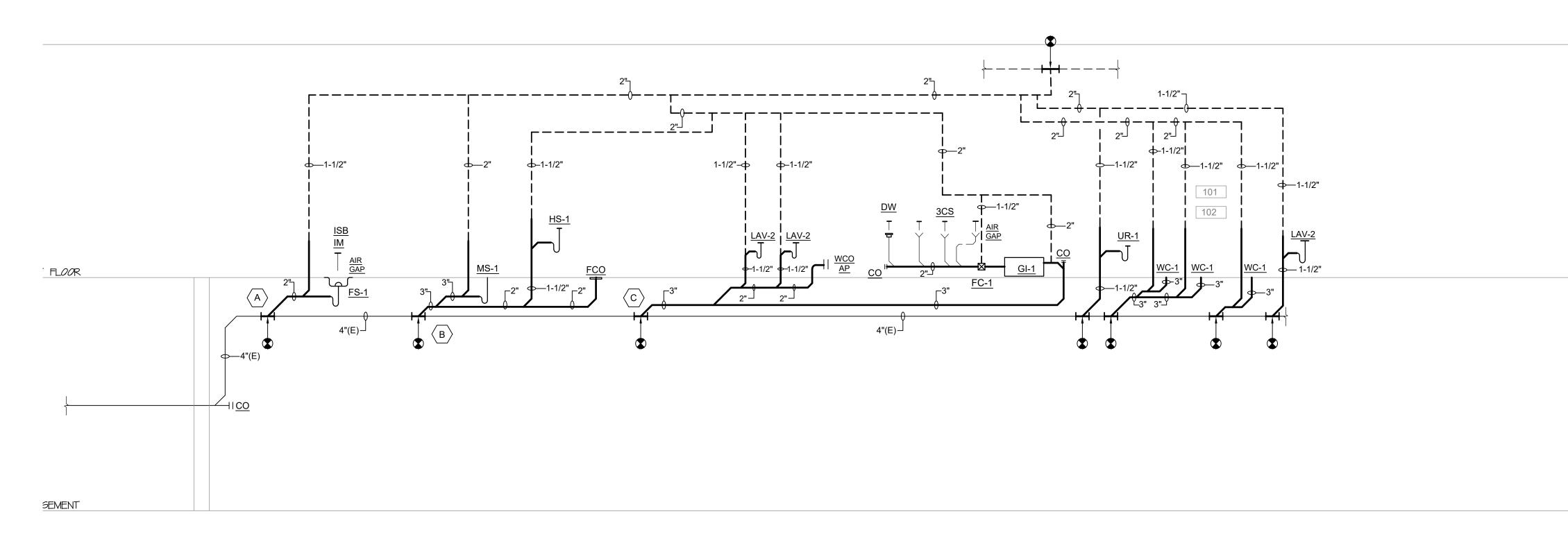
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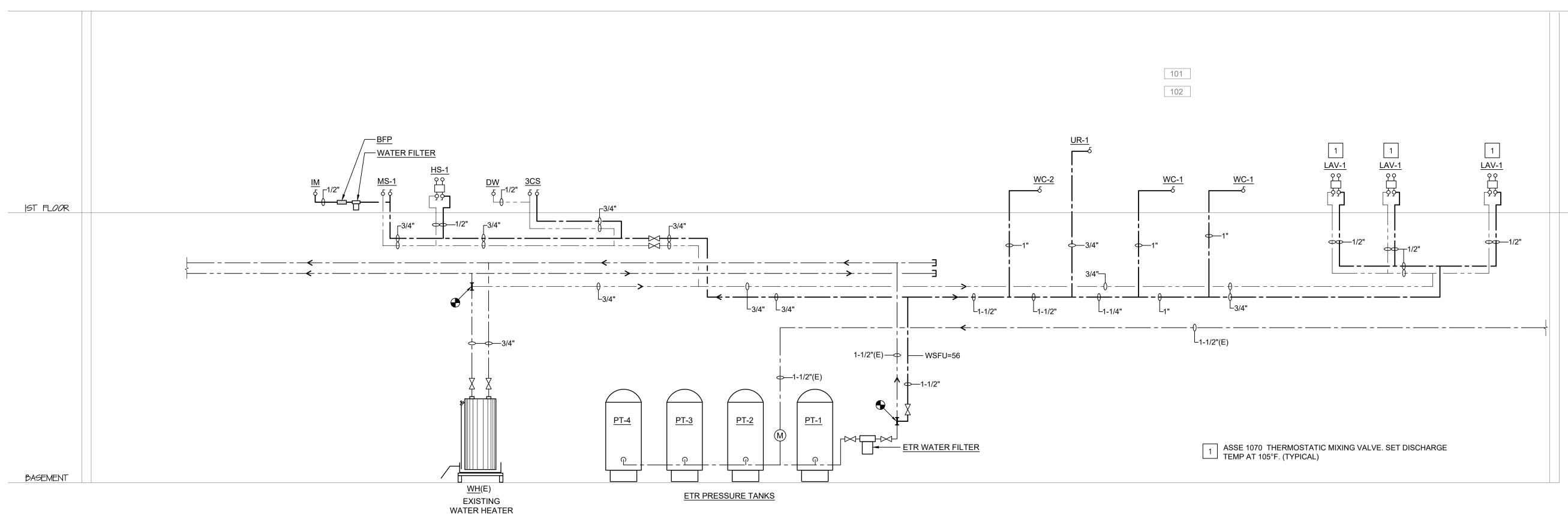
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1SAINITARYP102Scale:N.T.S.



2 DOMESTIC P102 Scale: N.T.S.

# SANITARY AND VENT RISER DIAGRAM - PLUMBING

# DOMESTIC WATER RISER DIAGRAM - PLUMBING





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PROFES	PROFESSIONAL SEAL & SIGN						
		HIRDAYPAL SINGH GILL 107/11/2025 07/11/2025					
01	06/13/25	PROGRESS SET					
02	06/18/25	CHECK SET					
03	07/11/25	PERMIT SET					

		HIGHEN HIRDAYPAL SINCH GILL 07/11/2025
01	06/13/25	PROGRESS SET
02	06/18/25	CHECK SET
03	07/11/25	PERMIT SET

ISSUE

# RUST MANOR

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LEESBURG, VA 20175	

DRAWING TITLE: RISER DIAGRAMS-PLUMBING DRAWING NUMBER: COMM. NO: DRAWN : P102

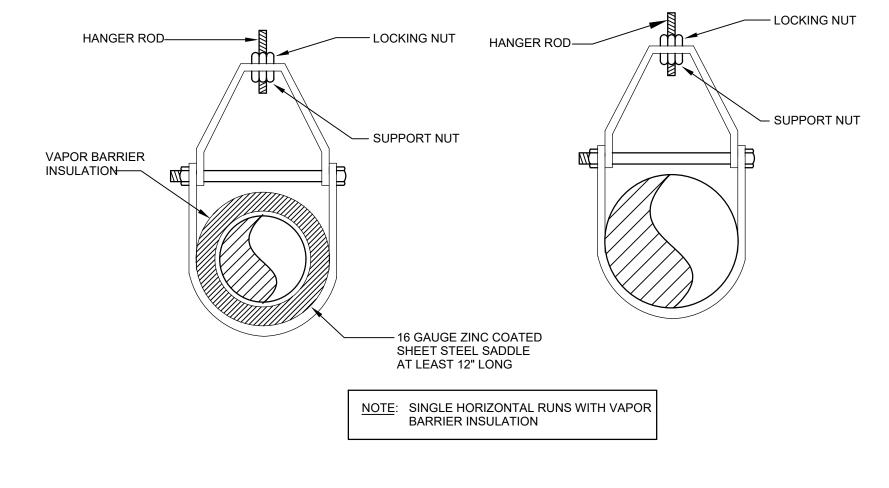
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MARK	SPECIFICATION	STORAGE CAPACITY (GALLONS)	RECOVERY (GALLONS/HR @90° F)	ELECTRICAL INPUT (WATTS)	VOLTS PHASE HZ	HEATING ELEMENTS
WH(E)		50	21	4,500	240/1/60	

		WATER HEATER SCHEDULE									PLUM	BING F	IXTU	RE CONN	ECTION		ICATION	SCHEDULE					
											MINIMUM			SIZE	4	SPECIFICATIONS							
	MARK SPE	IFICATION CAP		RECOVERY LONS/HR @90° F)	) ELECTRICAL INPUT (WATTS)	VOLTS PHASE HZ	HEATING ELEMENTS	FIXTURE IC	FIXTURE DESCRIPTION	WASTE (INCHES)	VENT (INCHES)	HOT WATER (INCHES)	COLD WATER (INCHES)	TEMPERED WATER (INCHES)	MOUNTING	MANUFACTURER	MODELNUMBER	DESCRIPTION	REMARKS				
		EEM 06ST45U1	50	21	4,500		TWO 4500-WATTS ELEMENTS WIRED FOR NON SIMULTANEOUS OPERATION WITH 1 THERMOSTAT. SET TO STORE WATER AT 140° F.	WC-1	WATER CLOSET WC-1 MANUAL FLUSH VALVE TOP SPUD						2	_	1	_	FLOOR	AMERICAN STANDARD		FLOOR MOUNTED VITREOUS CHINA- WHITE, ELONGATED BOWL, 16-1\2" RIM HEIGHT , 1.6 GALLONS PER FLUSH.	MOUNT AS PER ADA AND AN
		SCHEDULE NOTES         1. STORAGE WATER HEATER SHALL BE UL LISTED AND TESTED.         2. PROVIDE WATER HEATER WITH INTERNAL OVERLOAD AND OVER CURRENT PROTECTION DEVICE.         3. PROVIDE ALL REQUIRED ACCESSORIES AND VALVES AS SHOWN IN DETAIL.         4. PROVIDE BLADDER TYPE EXPANSION TANK AS SHOWN IN DETAIL.							ADA COMPLIANT	-	2	_		-	TEOOK	CHURCH	9500C	OPEN SEAT LESS COVER-WHITE	A117.1 REQUIREMENTS				
	1. STORAGE															SLOAN	111-1.6 GPF	MANUAL OPERATED CHROME PLATED FLUSH VALVE					
	3. PROVIDE A							WC-2	WATER CLOSET	2	2		1		FLOOR	AMERICAN STANDARD		FLOOR MOUNTED VITREOUS CHINA- WHITE, ELONGATED BOWL, 16-1\2" RIM HEIGHT , 1.6 GALLONS PER FLUSH.					
								VVC-2	MANUAL FLUSH VALVE TOP SPUD		2	-		-	FLOOR	CHURCH	9500C	OPEN SEAT LESS COVER-WHITE					
<b>GREASE INTERCEPTOR SCHEDULE</b>												SLOAN	111-1.6 GPF	MANUAL OPERATED CHROME PLATED FLUSH VALVE	-								
	DESCRIPTION	SP	PECIFICATION	FLOW RATE	CAPACITY	PIPE	SIZE NOTES		URINAL MANUAL OPERATED FLUSH							AMERICAN STANDARD	WASHBROOK 6501.511	WALL HUNG VITREOUS CHINA WHITE- 1.0 GALLON PER FLUSH	MOUNT AS PER ADA AND AN				
	AUTOMATIC GREASE REMC		DIPPER PRO 250-IS		56 POUNDS GRE STORAGE	EASE 2"		UR-1	VALVE ADA COMPLIANT	2	1-1\2	-	3\4	-	WALL	SLOAN	180-1.0	MANUAL OPERATED CHROME PLATED FLUSH VALVE	A117.1 REQUIREMENTS				
	FLOW CONTROL FOR GREAS	FOR GREASE 25 GPM		25 GPM		2"			LAVATORY		1.12		1)2		UNDERMOUNT	KOHLER	CAXTON K-2210	UNDERMOUNT VITREOUS CHINA- COLOR AS SPECIFIED BY ARCHITECT WITH UNDERMOUNT CLAMPS, CHROME PLATED P-TRAP.	MOUNT AS PER ADA AND AN				
								LAV-1	MANUAL LEVER FAUCET	1-1\2	1-1\2	-	- 1\2	1\2	DECK	KOHLER	K-13461	CHROME PLATED, 0.5 GPM; SET MAXIMUM CLOSE TIME TO 27 SECONDS.	A117.1 REQUIREMENTS				
															CABINET	SLOAN	MIX-135-A	BELOW DECK THERMOSTATIC MIXING VALVE	1				



1 PIPE HANGER DETAIL P103 Scale: N.T.S.

NOTES:

1. ALL FIXTURES SHALL BE APPROVED BY OWNER\ARCHITECT PRIOR TO ORDERING.

2. MINIMUM PIPE SIZE BELOW SLAB SHALL BE 2 INCHES.

3. PROVIDE INSULATION KIT ON ALL HANDICAP LAVATORIES. MANUFACTURER- TRUEBRO OR EQUAL.

4. GANGED AC POWERED LAVATORIES SHALL BE PROVIDED WITH SINGLE TRANSFORMER. (CONNECTED LOAD ON TRANSFORMER SHALL NOT EXCEED 50VA)REFER TO MANUFACTURER INSTRUCTIONS.

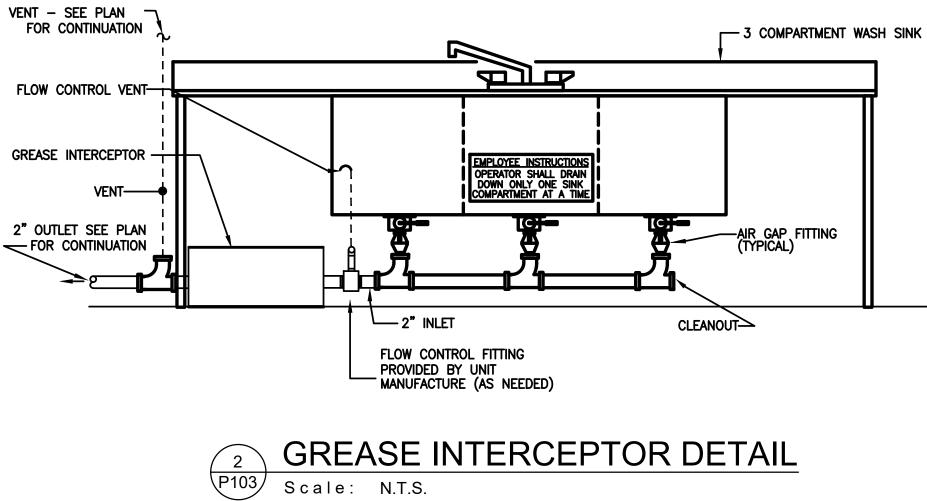
	KITCHEN EQUIPMENT PLUMBING SCHEDULE							
ITEM NO	QTY	EQUIPMENT CATEGORY	MANUFACTURER	COLDWATER SIZE(IN)	HOTWATER SIZE(IN)	DIRECTDRAIN SIZE(IN)	INDIRDRAIN SIZE(IN)	
MS-1	1	MOP SINK W/ACCESSORIES	ADVANCE TABCO	3/4	3/4	3		
IM	1	ICE MAKER	HOSHIZAKI AMERICA, INC. KML-325MAJ	1/2			3/4	
ISB	1	ICE STORAGE BIN	HOSHIZAKI AMERICA, INC. B-250PF				3/4	
HS-1	1	HAND SINK	ADVANCE TABCO 7-PS-61	1/2	1/2	2		
DW	1	SANITATIZING DISHWASHER	GENERAL ELECTRIC		1/2		1/2	
3C S	1	THREE COMPARTMENT SINK	EAGLE GROUP FN 2060-3-24-14/3	3/4	3/4		2(#3)	

## **GREASE INTERCEPTOR SIZING**

3-COMPARTMENT SINK WASH COMPARTMENT 20"x20"x14" = 5600 UBIC INCHES RINSE COMPARTMENT 20"x20"x14" = 5600 CUBIC INCHES SANITIZE COMPARTMENT 20"x20"x14" = 5600 CUBIC INCHES

5600x3x0.75 = 12600 CUBIC INCHES CAPACITY G1-1 12600 CUBIC INCHES/231 CUBIC INCHES/GALLON = 54.54 GALLONS. DRAINAGE LOAD. 54.54 GALLONS/2 MINUTE DRAIN PERIOD = 27.27 GPM MINIMUM DISCHARGE RATE. INSTALL GREASE INTERCEPTOR RATED AT 25 GPM FLOW RATE AND 56.4

POUNDS OF GREASE STORAGE CAPACITY. PROVIDE FLOW CONTROL DEVICE RATED AT 25 GPM.





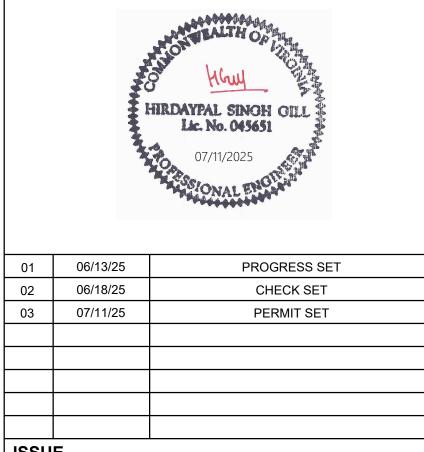


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#### ISSUE

# RUST MANOR

#### 802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING NUMBER:

P103

DRAWING TITLE: SCHEDULES AND DETAILS-PLUMBING

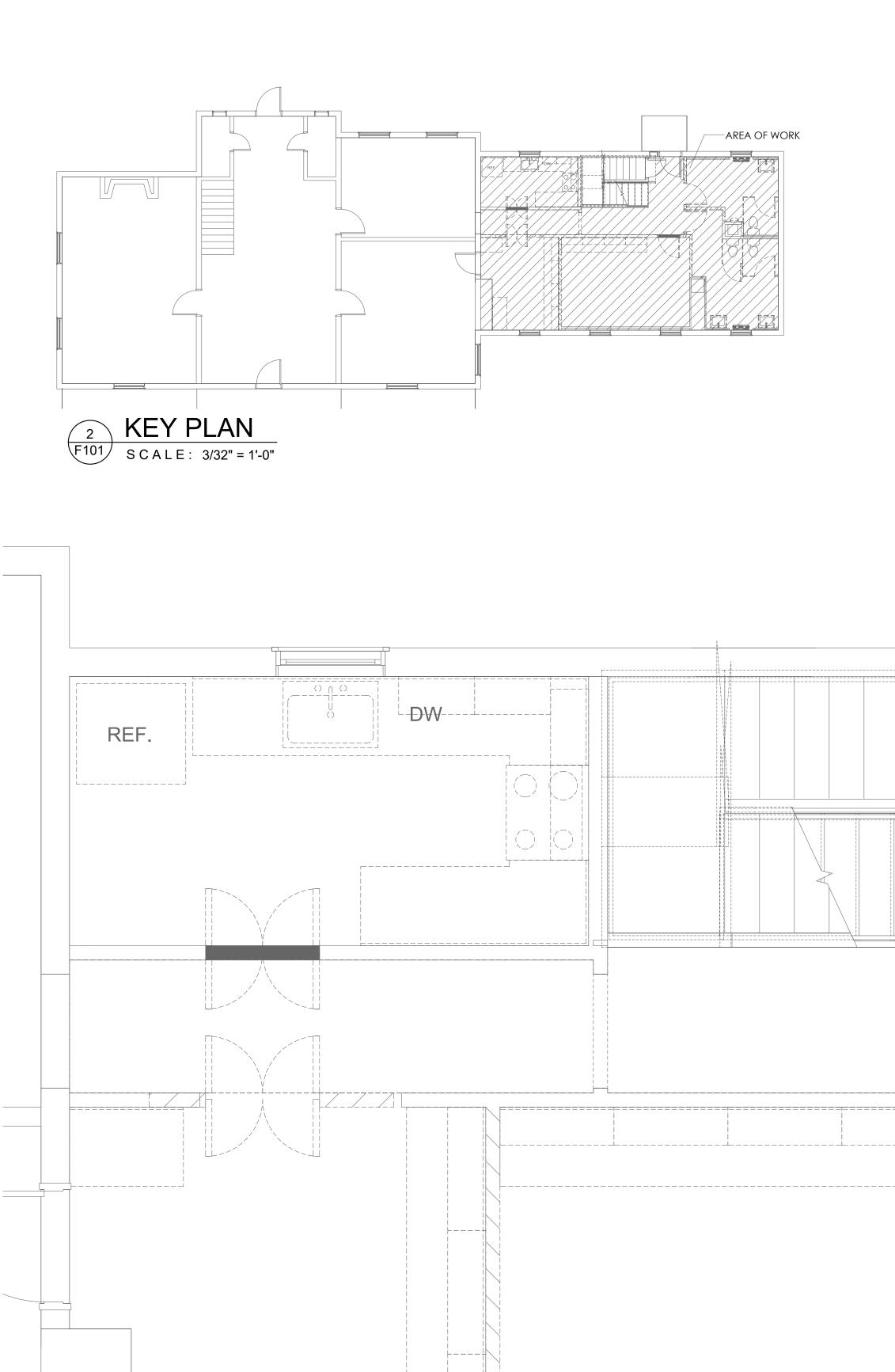
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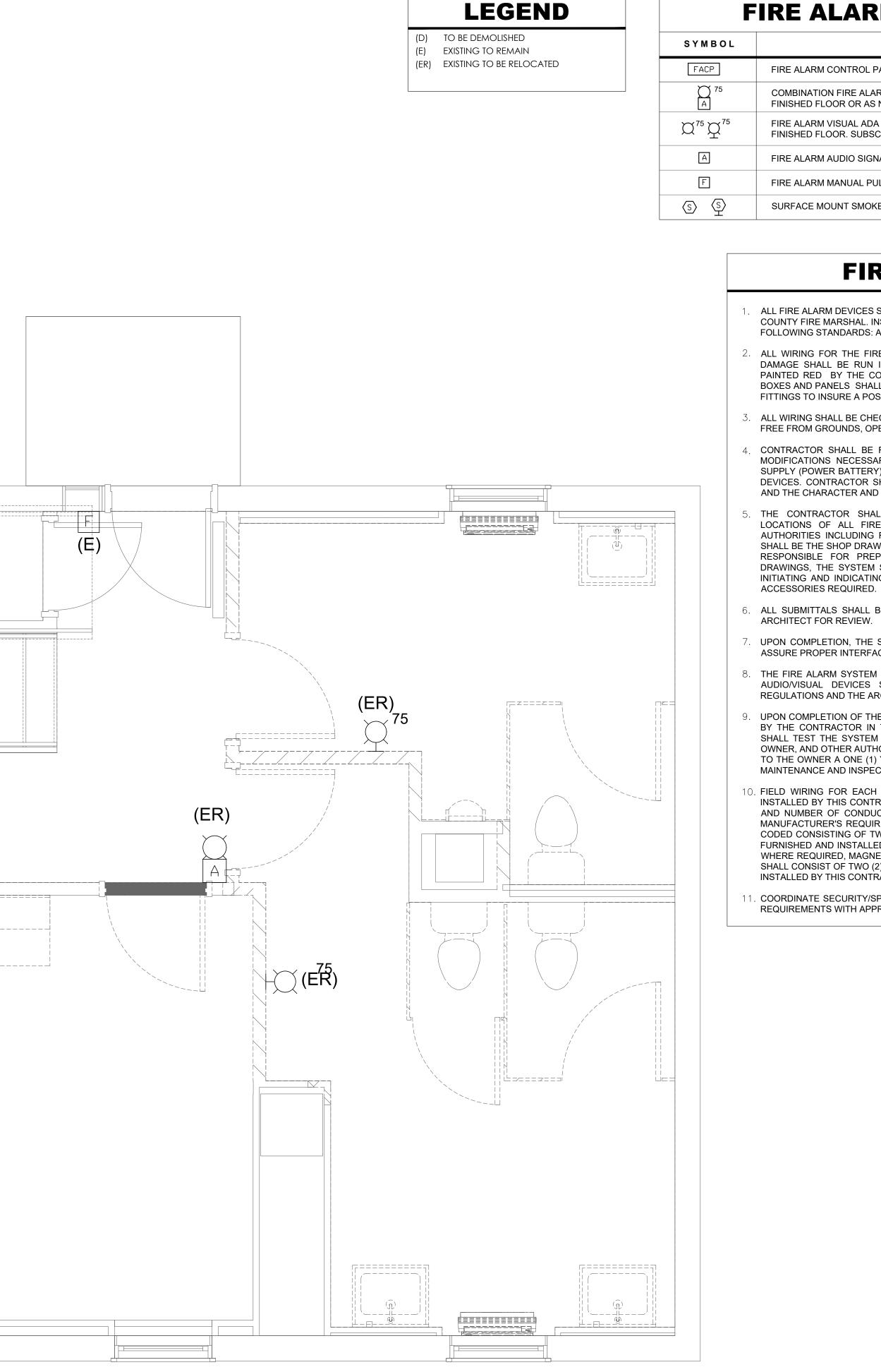
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DATE:





SCALE: 1/2" = 1'-0" \F100/



# FIRE ALARM SYSTEM SYMBOLS

DESCRIPTION

FIRE ALARM CONTROL PANEL (FACP) WITH BUILT-IN BACK-UP BATTERY UNITS.

COMBINATION FIRE ALARM AUDIO/VISUAL ADA TYPE SIGNALING DEVICE MOUNTED 6'-8" ABOVE FINISHED FLOOR OR AS NOTED. SUBSCRIPT NUMBER DENOTES CANDELA.

FIRE ALARM VISUAL ADA TYPE SIGNALING DEVICE MOUNTED ON CEILING OR 6'-8" ABOVE FINISHED FLOOR. SUBSCRIPT NUMBER DENOTES CANDELA.

FIRE ALARM AUDIO SIGNALING DEVICE MOUNTED 6-8" ABOVE FINISHED FLOOR.

FIRE ALARM MANUAL PULL STATION

SURFACE MOUNT SMOKE DETECTOR

# **FIRE ALARM NOTES**

ALL FIRE ALARM DEVICES SHALL BE UL LISTED AND SHALL MEET REQUIREMENTS OF LOUDOUN COUNTY FIRE MARSHAL. INSTALLATION SHALL MEET FIRE MARSHAL REQUIREMENTS AND FOLLOWING STANDARDS: A.D.A, NEC 70, NFPA 72 AND LOCAL CODES.

ALL WIRING FOR THE FIRE DETECTION SYSTEM AND FIRE ALARM DEVICES SUSCEPTIBLE TO DAMAGE SHALL BE RUN IN CONDUITS. ALL FIRE ALARM JUNCTION BOX COVERS SHALL BE PAINTED RED BY THE CONTRACTOR. ALL CONDUITS, DEVICES MOUNTING BOXES, JUNCTION BOXES AND PANELS SHALL BE SECURELY FASTENED BY THE CONTRACTOR WITH APPROPRIATE FITTINGS TO INSURE A POSITIVE GROUND THROUGHOUT THE ENTIRE SYSTEM.

ALL WIRING SHALL BE CHECKED AND TESTED BY THE CONTRACTOR TO INSURE THE SYSTEMS IS FREE FROM GROUNDS, OPENS AND SHORT CIRCUITS.

CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE ANY COMPONENTS AND/OR MAKE ANY MODIFICATIONS NECESSARY TO THE FIRE ALARM CONTROL PANEL AND BOOSTER POWER SUPPLY (POWER BATTERY) TO ALLOW FOR INSTALLATION OF NEW ADA APPROVED FIRE ALARM DEVICES. CONTRACTOR SHALL VISIT THE SITE AND EXAMINE CONDITIONS OF THE PREMISES AND THE CHARACTER AND EXTENT OF WORK REQUIRED PRIOR TO SUBMISSION OF BID.

THE CONTRACTOR SHALL PREPARE ALL FIRE ALARM SYSTEM DRAWINGS INDICATING LOCATIONS OF ALL FIRE ALARM DEVICES FOR SUBMISSION AND APPROVAL BY LOCAL AUTHORITIES INCLUDING FIRE MARSHAL. THE PREPARED DRAWINGS BY THE CONTRACTOR SHALL BE THE SHOP DRAWINGS REQUIRED BY THE FIRE MARSHAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PREPARATION OF AND ALL SUBMISSIONS OF FIRE ALARM SYSTEM DRAWINGS, THE SYSTEM SHALL INCLUDE, BUT NOT BE LIMITED TO THE FOLLOWING: ALARM INITIATING AND INDICATING PERIPHERAL DEVICES; OUTLET BOXES; CONDUIT; WIRE; AND ALL

ALL SUBMITTALS SHALL BE SUBMITTED BY THE CONTRACTOR TO THE FIRE MARSHAL AND

UPON COMPLETION, THE SYSTEM SHALL BE THOROUGHLY TESTED BY THE CONTRACTOR TO ASSURE PROPER INTERFACING OF ALL COMPONENTS.

8. THE FIRE ALARM SYSTEM SIGNALING DEVICES SHALL INCLUDE THE FOLLOWING: VISUAL AND AUDIO/VISUAL DEVICES SHALL BE IN ACCORDANCE WITH THE LOCAL JURISDICTION'S REGULATIONS AND THE ARCHITECT/ENGINEER'S DESIGNATION.

UPON COMPLETION OF THE INSTALLATION AND AFTER SATISFACTORY TESTING OF THE SYSTEM BY THE CONTRACTOR IN THE PRESENCE OF THE EQUIPMENT SUPPLIER, THE CONTRACTOR SHALL TEST THE SYSTEM IN THE PRESENCE OF THE ARCHITECT/ENGINEER, FIRE MARSHALL, OWNER, AND OTHER AUTHORITIES HAVING JURISDICTION. THE MANUFACTURER SHALL FURNISH TO THE OWNER A ONE (1) YEAR CONTRACT EFFECTIVE FROM THE DATE OF ACCEPTANCE, FOR MAINTENANCE AND INSPECTION SERVICE OF THE MANUFACTURERS EQUIPMENT.

10. FIELD WIRING FOR EACH INTELLIGENT LOOP SHALL CONSIST OF CABLES FURNISHED AND INSTALLED BY THIS CONTRACTOR IN 1/2 INCH CONDUIT AS HEREIN SPECIFIED. THE TYPE, SIZE, AND NUMBER OF CONDUCTORS IN THE CABLE SHALL BE IN STRICT COMPLIANCE WITH THE MANUFACTURER'S REQUIREMENTS. FIELD WIRING FOR ALL ALARM SIGNALS SHALL BE COLOR CODED CONSISTING OF TWO (2) CONDUCTOR, NO. 12 A.W.G., SHIELDED, TWISTED PAIR CABLES FURNISHED AND INSTALLED BY THIS CONTRACTOR IN 1/2 INCH CONDUIT AS HEREIN SPECIFIED. WHERE REQUIRED, MAGNETIC DOOR HOLDER POWER WIRING FROM THE MAIN CONTROL PANEL SHALL CONSIST OF TWO (2) CONDUCTOR, NO. 12 A.W.G., TWISTED PAIR CABLES FURNISHED AND INSTALLED BY THIS CONTRACTOR IN 1/2 INCH CONDUIT AS HEREIN SPECIFIED.

. COORDINATE SECURITY/SPACE ACCESS, FIRE SUPPRESSION SYSTEM AND SPRINKLER SYSTEM REQUIREMENTS WITH APPROPRIATE VENDORS.

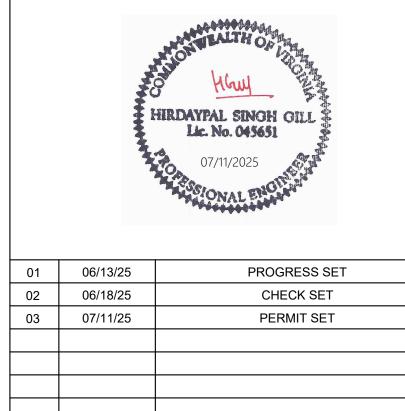
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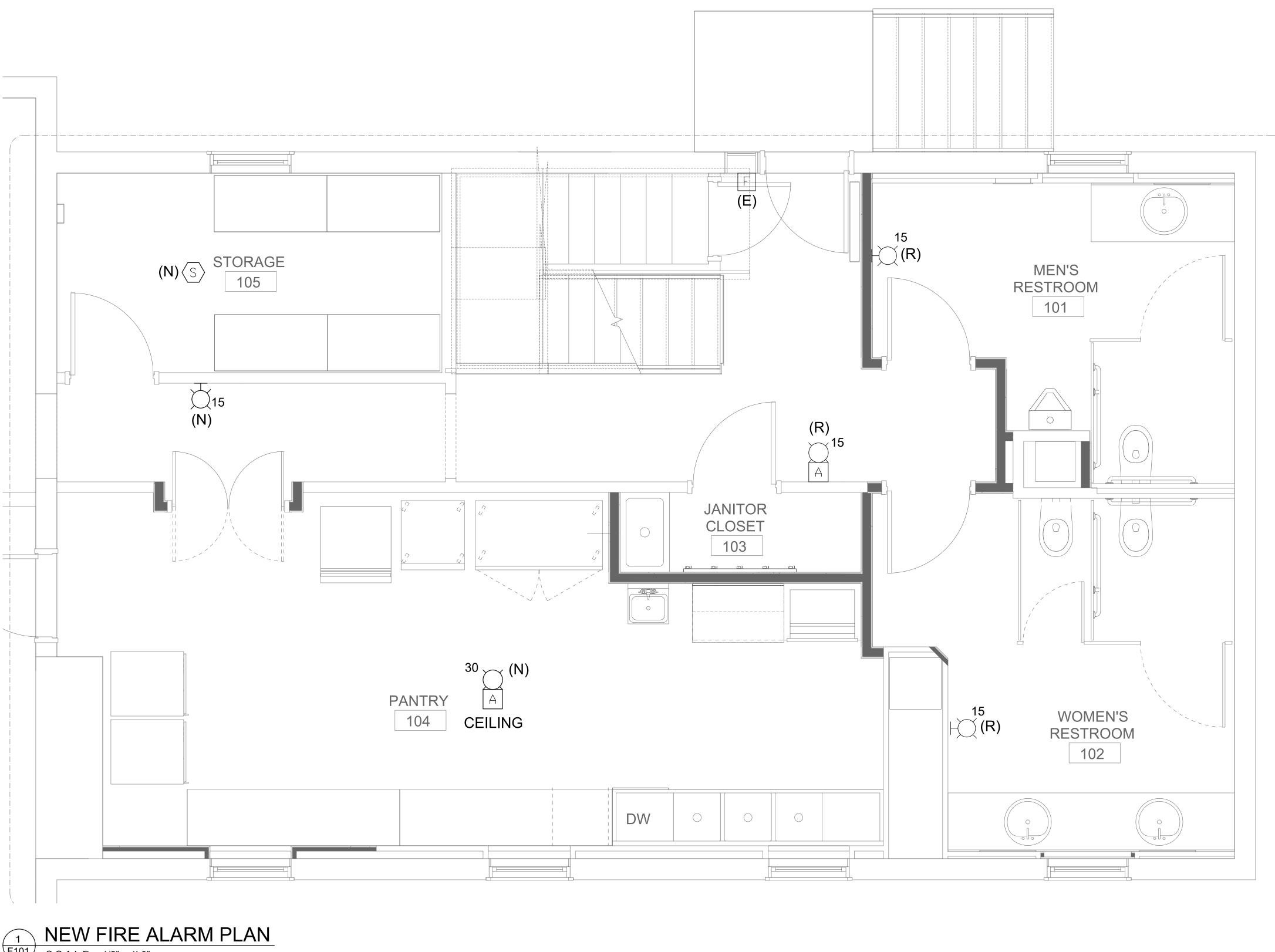
ISSUE

# RUST MANOR

#### 802 CHILDRENS CENTER RD LEESBURG, VA 20175

DRAWING TITLE: FIRE ALARM NOTES, SYMBOLS AND DEMOLITION PLAN

COMM. NO:	DRAWING NUMBER:
DRAWN :	
CHECKED :	F100
SCALE:	
DATE:	



F101 SCALE: 1/2" = 1'-0"

# LEGEND

(N) NEW (E) EXISTING TO REMAIN (R) RELOCATED



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DATE:	]